

WILSON YARD REDEVELOPMENT PROJECT AREA (WARD 46)

Request authority for the Department of Housing to negotiate a redevelopment agreement with Preservation of Affordable Housing, Inc., or a related entity for redevelopment of the property located at 4431 N Clifton, 927 W Wilson, 900 W Windsor, 847 W Sunnyside, 4130 N Kenmore in the Wilson Yard Tax Increment Financing Redevelopment Project Area, and to recommend to the City Council of the City of Chicago the designation of Preservation of Affordable Housing, Inc., or a related entity as Developer.

Ryan Slattery

**COMMUNITY DEVELOPMENT COMMISSION
OF THE
CITY OF CHICAGO**

RESOLUTION __ -CDC- __

**AUTHORIZATION TO NEGOTIATE A
REDEVELOPMENT AGREEMENT WITH PRESERVATION OF AFFORDABLE
HOUSING, INC., OR A RELATED ENTITY**

**AND
RECOMMENDATION TO
THE CITY COUNCIL OF THE CITY OF CHICAGO
FOR THE DESIGNATION OF PRESERVATION OF AFFORDABLE HOUSING, INC.,
OR A RELATED ENTITY AS DEVELOPER**

WHEREAS, the Community Development Commission (the "Commission") of the City of Chicago (the "City") has heretofore been appointed by the Mayor of the City with the approval of its City Council (the City Council referred to herein collectively with the Mayor as the "Corporate Authorities") as codified in Section 2-124 of the City's Municipal Code; and

WHEREAS, the Commission is empowered by the Corporate Authorities to exercise certain powers enumerated in Section 5/11-74.4-4(k) of the Illinois Tax Increment Allocation Redevelopment Act, as amended (65 ILCS 5/11-74.4-1 et seq.), (as amended from time to time, the "Act"); and

WHEREAS, the City Council, upon the Commission's recommendation pursuant to Resolution 01-CDC-18 and pursuant to the Act, enacted three ordinances on June 27, 2001 pursuant to which the City approved and adopted a certain redevelopment plan and project (the "Plan") for the Wilson Yard Redevelopment Project Area (the "Area"), designated the Area as a redevelopment project area and adopted tax increment allocation financing for the Area. The street boundaries of the Area are described on Exhibit A hereto; and

WHEREAS, PRESERVATION OF AFFORDABLE HOUSING, INC., OR A RELATED ENTITY, together with its affiliates, (the "Developer"), has presented to the City's Department of Planning and Development (the "Department") a proposal for redevelopment of the Area or a portion thereof that is in compliance with the Plan, consisting of the rehabilitation of five buildings that total 103 affordable housing units (the "Project"); and

WHEREAS, DPD requests that the Commission recommend to City Council that the Developer be designated as the developer for the Project and that the Department be authorized to negotiate, execute and deliver a redevelopment agreement with the Developer for the Project; now, therefore,

**BE IT RESOLVED BY THE COMMUNITY DEVELOPMENT COMMISSION OF THE
CITY OF CHICAGO:**

- Section 1. The above recitals are incorporated herein and made a part hereof.
- Section 2. The Commission hereby recommends to City Council that the Developer be designated as the developer for the Project and that the Department be authorized to negotiate, execute and deliver on the City's behalf a redevelopment agreement with the Developer for the Project.
- Section 3. If any provision of this resolution shall be held to be invalid or unenforceable for any reason, the invalidity or unenforceability of such provision shall not affect any of the remaining provisions of this resolution.
- Section 4. All resolutions, motions or orders in conflict with this resolution are hereby repealed to the extent of such conflict.
- Section 5. This resolution shall be effective as of the date of its adoption.
- Section 6. A certified copy of this resolution shall be transmitted to the City Council.

ADOPTED: _____, 2024

Attachment: Exhibit A, Street Boundary Description

EXHIBIT A

Street Boundary Description of the
Wilson Yard Tax Increment Financing
Redevelopment Project Area

The Area is generally bounded by **LAWRENCE AVENUE** on the north, **CLAREDON AVENUE** on the east, **MONTROSE AVENUE** on the south, and **MAGNOLIA AVENUE** on the west.

**City of Chicago
Department of Housing**

**STAFF REPORT
TO THE
COMMUNITY DEVELOPMENT COMMISSION
REQUESTING DEVELOPER DESIGNATION
JUNE 11, 2024**

I. PROJECT IDENTIFICATION AND OVERVIEW

Project Name:	HEART OF UPTOWN APARTMENTS (HUPA)
Applicant Name:	Joint Venture between Preservation of Affordable Housing, Inc. and Voice of the People Uptown, Inc.
Project Address:	4431 N Clifton, 927 W Wilson, 900 W Windsor, 847 W Sunnyside, 4130 N Kenmore
Ward and Alderman:	46 – ANGELA CLAY
Community Area:	UPTOWN
Redevelopment Project Area:	WILSON YARD
Requested Action:	TIF Developer Designation
Proposed Project:	<p>The project will rehab five buildings of multi-family units including studios, one-, two-, and three-bedroom units.</p> <p>The project will provide 103 housing units, of which 103 units, or 100%, will be affordable for households earning no more than 80% of the area median income.</p>
Goal of Project:	Support the preservation and rehabilitation of existing multi-family and affordable housing throughout the Redevelopment Project Area.
TIF Assistance:	UP TO \$11,500,000

II. PROPERTY DESCRIPTION

Address:	4431 N Clifton, 927 W Wilson, 900 W Windsor, 847 W Sunnyside, 4130 N Kenmore
Location:	The five-building project area is generally bounded by WILSON AVENUE on the north, HAZEL AVENUE on the east, BUENA AVENUE on the south, and CLIFTON AVENUE on the west.
Tax Parcel Numbers:	14-17-217-012, 14-17-220-005, 14-17-220-017, 14-17-227-002, 14-17-401-028
Land Area:	Approximately 2 acres
Current Use:	103 multi-family units over five properties; in need of rehabilitation. The buildings were last rehabbed fifteen years ago. The 2024/2025 rehab will prioritize repairs and upgrades to major building systems, including: replacement of roofs, replacement of windows, masonry repairs, repairs to plumbing infrastructure, upgrade of HVAC equipment for better performance and greater efficiency, unit interior and common area upgrades.
Current Zoning:	4431 N Clifton - RT-4, 927 W WILSON – B3-5, 900 W Windsor – RT-4, 847 W Sunnyside – RM-5, 4130 N Kenmore – RT-4
Environmental Condition:	Phase I has been submitted to the Department of Fleet and Facilities Management.

III. BACKGROUND

HUPA consists of five buildings across two previous projects, “Uptown Preservation Apartments” approved at CDC on September 12, 2006 with a TIF request of \$557,273 and “Sunnyside Kenmore,” which received CDBG loans in 2008. Uptown Preservation Apartments is originally a City of Chicago 4% deal; the Limited Partner will exit the deal this year. Both projects have existing City of Chicago debt, some of which will be assumed and some of it paid off as part of this transaction. In 2024, POAH will refinance the properties and rehab the properties. At recapitalization, two existing first mortgages will be paid off.

POAH proposes to invest \$22.2M, or \$215k in hard costs per unit, in the rehabilitation of the 5 buildings that make up HUPA. The 2024 rehab will prioritize repairs and upgrades to major

building systems, including: replacement of roofs, replacement of windows, masonry repairs, repairs to plumbing infrastructure, upgrade of HVAC equipment for better performance and greater efficiency, unit interior and common area upgrades.

IV. PROPOSED DEVELOPMENT TEAM

Development Entity: The development team includes a joint venture between Preservation of Affordable Housing, Inc., or “POAH” and Voice of the People Uptown, or “VOP.”

POAH is a national nonprofit organization whose mission is to preserve, create and sustain affordable, healthy homes that support economic security, racial equity and access to opportunity for all. The development team for POAH develops creative and responsible strategies for preserving and building affordable homes, carrying projects from acquisition through financing, renovation/construction stabilization under new permanent financing.

Consultants: The development team has contracted LBBA as their architect for the project. LBBA is a Chicago-based architecture firm that has worked on a number of affordable housing projects within the City including Tierra Linda, McCroy Senior Apartments, Nelson Mandela Apartments, and Lucy Gonzalez Parsons Apartments.

V. PROPOSED PROJECT

Project Overview: The project includes rehabilitation of the 5 buildings that make up HUPA. The buildings were last rehabbed fifteen years ago. The 2024 rehab will prioritize repairs and upgrades to major building systems, including: replacement of roofs, replacement of windows, masonry repairs, repairs to plumbing infrastructure, upgrade of HVAC equipment for better performance and greater efficiency, unit interior and common area upgrades.

POAH requests \$11.5M in TIF gap financing (approximately 23% of TDC) using funds from the Wilson Yard TIF, where four of the five properties are located. The fifth building (4130 N Kenmore) will not use TIF, rather will be funded from other sources. The project gap is due to 1) the considerable capital needs of the buildings, 2) the assumption of \$3.4 million in existing debt and resulting inability to leverage a Seller Note to generate additional basis, and 3) the low per unit cash flow that limits permanent mortgage proceeds. POAH has an application with IHDA for 4% LIHTC and an additional \$1.7 million in IHDA soft funds.

A site plan, floor plans and elevation are provided as exhibits to this report.

Residential Unit Profile: The following table provides a detailed description of the proposed project. The subject property will provide a total of **103** rental units of which **103** units or **100%**

will be affordable for households earning no more than **80%** of the area median income. These units will satisfy the Chicago affordable housing ordinance, which requires 10% affordable units in projects developed on land sold by the City or 20% affordable units in projects receiving TIF assistance.

Rental Unit Profile

UNIT TYPE	STUDIO		1 BED		2 BEDS		3 BEDS	
Number	0	10	0	25	0	44	0	22
Market/Affordable	Market	Affordable	Market	Affordable	Market	Affordable	Market	Affordable
Size (SF)		500		700		950		1,200
Monthly Rent/SF		2.02		1.57		1.39		1.24
Monthly Rent*		1,009		1,099		1,323		1,490

*The price of each rental unit includes heat.

The affordable rent paid by the tenant is based on the tenant’s income, not on market comparables. The maximum rent for each defined “affordable” income level is published annually by the US Department of Housing and Urban Development and listed according to building construction type (i.e. apartment, townhouse, house), number of bedrooms and household size. Rent per square foot is not considered except that HUD housing quality standards and Chicago zoning and building codes set minimum room and unit sizes. Different federal funding development and operating support sources may have different maximum income and rent restrictions.

When developers determine the rent to charge for a project that is using HUD program subsidies through one of the City of Chicago’s Multifamily Financing programs, the developer is required to establish market-area rents by commissioning a market study of the targeted market area. The developer is allowed to charge the lesser of HUD-estimated Fair Market Rent or the rent cap by income group (i.e., the 60% rent), but must also take into consideration the localized rent for the development’s targeted market area, which is often much lower than the HUD FMR, and may be the same as, or even lower than, the “affordable” rent levels.

Environmental Features: This project includes significant upgrades to HVAC systems and envelope sealing, which will result in big improvements to energy efficiency. Clifton and Wilson will both convert from gas to electric heat source, and window A/C units will be eliminated in favor of central air for better comfort and efficiency. We hope to convert gas ranges to electric if the budget allows. We are installing all new high efficiency plumbing and lighting fixtures throughout all buildings. All new roofs will be solar ready, with the goal of installing photovoltaic panels as budget allows.

VI. FINANCIAL STRUCTURE

The project consists of all affordable rental that is funded with various sources of tax credit equity, public financing, and private financing.

In addition to the \$11.5m in TIF assistance, Heart of Uptown Apartments will receive funds from the following sources:

1. 1st mortgage totaling \$5,080,000 (Lender R4 Capital)
2. Tax-Exempt Bond \$6,334,417
3. LIHTC equity of approximately \$17,174,957
4. Deferred Developer Fee of \$1,875,000
5. IHDA soft funds \$1,772,499
6. Existing Loans \$3,464,060
7. Solar ITCs \$100,000

<u>SOURCES:</u>	<u>Amount</u>	<u>% of TDC</u>
Private Loan #1	\$ 5,080,000	10%
Private Loan #2	\$ -	0%
Tax Exempt Bond #1	\$ 6,334,417	13%
Tax Exempt Bond #2	\$ -	0%
Tax Exempt Bond #3	\$ -	0%
CDBG	\$ -	0%
HOME	\$ -	0%
MAUI	\$ -	0%
CHA Loan	\$ -	0%
IHDA Loan	\$ -	0%
Illinois Donations	\$ -	0%
TIF Loan/ Grant	\$ 11,500,000	23%
FHLB AHP	\$ -	0%
Grant #1	\$ 1,772,499	4%
Grant #2	\$ 3,464,060	7%
Grant #3	\$ 100,000	0%
Grant #4	\$ 2,315,838	5%
Deferred Developer Fee	\$ 1,875,000	4%
General Partner Equity	\$ -	0%
Tax Credit Equity	\$ 17,203,465	35%
Total Sources	\$ 49,645,279	100%

<u>USES:</u>	<u>Amount</u>	<u>\$/SF of Building*</u>
Land Acquisition	\$ 13,614,015	\$ 403.59
<u>Hard Costs</u>		
Construction	\$ 20,224,750	\$ 600
Const Contingency	\$ 1,977,500	\$ 59
Total Hard Costs	<u>\$ 22,202,250</u>	<u>\$ 658</u>
<u>Soft Costs</u>		
Architect's Fee	\$ 1,008,525	\$ 29.90
Engineering Fees	\$ 137,000	\$ 4.06
App./Loan Orig. Fees	\$ 3,750	\$ 0.11
Legal Fees	\$ 441,000	\$ 13.07
Marketing Fees	\$ -	\$ -
Loan Interest	\$ 1,844,033	\$ 54.67
Environmental	\$ 30,000	\$ 0.89
Reserves	\$ 756,265	\$ 22.42
Tax Credit Issuer Fees	\$ 184,572	\$ 5.47
Bond Costs	\$ 654,775	\$ 19.41
Developer Fee	\$ 3,375,000	\$ 100.05
Other soft costs	\$ 5,394,094	\$ 159.91
Total Soft Costs	<u>\$ 13,829,014</u>	<u>\$ 410</u>
Total Uses	<u><u>\$ 49,645,279</u></u>	<u><u>\$ 1,472</u></u>

**Gross building area (sq. ft.) = 33,732 TDC per unit = \$ 481,993
TDC psf = \$ 1,472*

Total hard costs per unit= \$ 215,556

VII. PUBLIC BENEFITS

The proposed project will provide the following public benefits.

Affordable Housing: The project will provide **103** new affordable housing units.

Environmental Features: This project includes significant upgrades to HVAC systems and envelope sealing, which will result in big improvements to energy efficiency. Clifton and Wilson

will both convert from gas to electric heat source, and window A/C units will be eliminated in favor of central air for better comfort and efficiency. We hope to convert gas ranges to electric if the budget allows. We are installing all new high efficiency plumbing and lighting fixtures throughout all buildings. All new roofs will be solar ready, with the goal of installing photovoltaic panels as budget allows.

Permanent Jobs: The project is estimated to generate **3 FTES** permanent jobs with 2.5 property management FTEs and 0.5 FTE in residential services through Voice of the People. The department's workforce development specialists will work with the developer on job training and placement.

Construction Jobs: The project will produce **60** temporary construction jobs.

Affirmative Action: The developer will comply with the requirements of Chicago's affirmative action ordinance, which requires contract participation of 26% by minority-owned business enterprises (MBEs) and 6% by woman-owned business enterprises (WBEs). The developer has provided notification of the proposed project, by certified mail, to several associations of minority and women contractors. A sample version of the letter and copies of the post office receipts for the certified letters are presented as exhibits to this report.

City Residency: The developer will comply with the requirements of Chicago's city residency ordinance, which requires that at least half of all construction-worker hours be filled by Chicago residents. The developer will also comply with the requirement that all construction jobs are paid the prevailing wage.

VIII. COMMUNITY SUPPORT

Aldersperson **CLAY** endorses the project and has provided a letter of support (see exhibits for copy). The project was presented to the community at a meeting held May of 2023. The meeting was attended by twenty residents and received well. The following community organization(s) (has/have) endorsed the project: **COMMUNITY ORGS.** (See exhibits for copies of support letters).

IX. CONFORMANCE WITH REDEVELOPMENT AREA PLAN

The proposed project is in the **WILSON YARD** Tax Increment Financing Redevelopment Project Area. The proposed project will satisfy the following goals of the area's redevelopment plan: Provide resources for the rehabilitation and modernization of existing structures, particularly historically and architecturally significant buildings. The implementation strategy for achieving the plan's goals envisions the need to provide TIF financial assistance for the development of **REHABILITATION OF AFFORDABLE HOUSING**. The proposed project also conforms to the plan's land use map, which calls for **RESIDENTIAL AND MIXED USE** development at the subject sites.

X. CONDITIONS OF ASSISTANCE

If the proposed resolution is approved by the CDC, DPD will negotiate a redevelopment agreement with the developer. The redevelopment agreement will incorporate the parameters of the proposed project as described in this staff report.

It is DPD policy that no business will be conducted with a development entity whose any principal has outstanding municipal debts (such as unpaid parking tickets, unpaid water bills, unpaid business licenses, and others), is in arrears of child support payments, or who is a debtor in bankruptcy, a defendant in a legal action for deficient performance, a respondent in an administrative action for deficient performance, or a defendant in any criminal action.

Closing of the sale of the property will not occur before the City Council has approved the redevelopment agreement, the developer has obtained all necessary City approvals including zoning and building permits, and the developer has presented proof of financing. The documents will include a development timetable.

XI. RECOMMENDATION

The Department of Planning and Development has thoroughly reviewed the proposed project, the qualifications of the development team, the financial structure of the project, its need for public assistance, its public benefits, and the project's conformance with the redevelopment area plan, and DPD recommends that the CDC recommend to the City Council the designation of **PRESERVATION OF AFFORDABLE HOUSING, INC., OR A RELATED ENTITY** as Developer for the development of rehabilitation of 103 affordable units at 4431 N Clifton, 927 W Wilson, 900 W Windsor, 847 W Sunnyside, 4130 N Kenmore.

EXHIBITS

TIF Project Assessment Form
TIF Annual Report
Redevelopment Area Map
Neighborhood Map or Aerial
Survey or Plat
Site Plan
Typical Floor Plan
Front Elevation or Rendering
Sample M/WBE Letter
Copies of M/WBE Certified Letter Receipts
Lender's Letter of Interest
Community Letters of Support
Alderman's Letter of Support

TIF PROJECT SCORECARD

Heart of Uptown Apartments

4431 N Clifton, 927 W Wilson, 900 W Windsor, 847 W Sunnyside,

Rehab of 103 units throughout five buildings in the Uptown Community area and in the Wilson Yard TIF District.

Type of Project: DOH - Multifamily Housing

Developer: POAH/Voice of the People Uptown

Total Project Cost: \$49,594,853

Timeline for Completion: November 2025

TIF Funding Request: \$11,500,000

Project Status: CDC in June 2024 and City Council intro September 2024

TIF District: Wilson Yard

RETURN ON INVESTMENT BENCHMARKS

Advances Goal of Economic Development Plan YES or NO
 YES NO

Jobs Created/Retained

Advances Goal of TIF District YES or NO
 YES NO

Affordable Housing Units Created/Preserved
103 preserved

Support the preservation and rehabilitation of existing multi-family and affordable housing throughout the Redevelopment Project Area.

Addresses Community Need YES or NO
 YES NO

Return on Investment to City
N/A

Continue preserving 103 affordable units.

FINANCIAL BENCHMARKS

Other Funds Leveraged by \$1 of TIF
\$3.31 for every \$1 of TIF.

Financing Structure 1st mortgage totaling \$5,080,000 (Lender IHDA)
Tax-Exempt Bond \$6,334,417
LIHTC equity of approximately \$17,174,957
Deferred Developer Fee of \$1,875,000

Types of Other Funding Leveraged YES or NO
 YES NO

IHDA soft funds, tax credits, solar ITCs

RDA TERMS

Payment Schedule:
TIF payments - 2 during construction, 1 at COC

Monitoring Term of Agreement:
Ten years

Taxpayer Protection Provisions YES or NO
 YES NO

Under negotiation

OTHER CONSIDERATIONS

Affordable Housing/Special Merit consideration



FY 2022

ANNUAL TAX INCREMENT FINANCE REPORT



STATE OF ILLINOIS COMPTROLLER SUSANA A. MENDOZA

Name of Municipality: City of Chicago Reporting Fiscal Year: 2022
County: Cook Fiscal Year End: 12/31/2022
Unit Code: 016/620/30

FY 2022 TIF Administrator Contact Information-Required

First Name: Maurice D. Last Name: Cox
Address: City Hall, 121 N LaSalle Title: Administrator
Telephone: (312) 744-4190 City: Chicago Zip: 60602
E-mail TIFreports@cityofchicago.org

I attest to the best of my knowledge, that this FY 2022 report of the redevelopment project area(s) in the City/Village of: City of Chicago is complete and accurate pursuant to Tax Increment Allocation Redevelopment Act [65 ILCS 5/11-74.4-3 et. seq.] and or Industrial Jobs Recovery Law [65 ILCS 5/11-74.6-10 et. seq.].
Written signature of TIF Administrator Date 6/29/2023

Section 1 (65 ILCS 5/11-74.4-5 (d) (1.5) and 65 ILCS 5/11-74.6-22 (d) (1.5)*)

Table with 3 columns: Name of Redevelopment Project Area, Date Designated MM/DD/YYYY, Date Terminated MM/DD/YYYY. Lists various project areas like 105th/Vincennes, 107th/Halsted, etc.

*All statutory citations refer to one of two sections of the Illinois Municipal Code: The Tax Increment Allocation Redevelopment Act [65 ILCS 5/11-74.4-3 et. seq.] or the Industrial Jobs Recovery Law [65 ILCS 5/11-74.6-10 et. seq.]

47th/State	7/21/2004	12/31/2028
51st/Archer	5/17/2000	12/31/2024
51st/Lake Park	11/15/2012	12/31/2036
53rd Street	1/10/2001	12/31/2025
63rd/Ashland	3/29/2006	12/31/2030
63rd/Pulaski	5/17/2000	12/31/2024
67th/Cicero	10/2/2002	12/31/2026
67th/Wentworth	5/4/2011	12/31/2035
71st/Stony Island	10/7/1998	12/31/2034
73rd/University	9/13/2006	12/31/2030
79th Street Corridor	7/8/1998	12/31/2034
79th/Cicero	6/8/2005	12/31/2029
79th/Southwest Highway	10/3/2001	12/31/2025
79th/Vincennes	9/27/2007	12/31/2031
83rd/Stewart	3/31/2004	12/31/2028
87th/Cottage Grove	11/13/2002	12/31/2026
95th/Western	7/13/1995	12/31/2031
Addison South	5/9/2007	12/31/2031
Archer Courts	5/12/1999	12/31/2022
Archer/Central	5/17/2000	12/31/2024
Archer/Western	2/11/2009	12/31/2033
Armitage/Pulaski	6/13/2007	12/31/2031
Austin Commercial	9/27/2007	12/31/2031
Avalon Park/South Shore	7/31/2002	12/31/2026
Avondale	7/29/2009	12/31/2033
Belmont/Central	1/12/2000	12/31/2024
Belmont/Cicero	1/12/2000	12/31/2024
Bronzeville	11/4/1998	12/31/2034
Bryn Mawr/Broadway	12/11/1996	12/31/2032
Canal/Congress	11/12/1998	12/31/2034
Central West	2/16/2000	12/31/2024
Chicago/Central Park	2/27/2002	12/31/2026
Chicago/Kingsbury	4/12/2000	12/31/2024
Cicero/Archer	5/17/2000	12/31/2024
Cicero/Stevenson	7/20/2022	12/31/2046
Clark/Montrose	7/7/1999	12/31/2023
Clark/Ridge	9/29/1999	12/31/2023
Commercial Avenue	11/13/2002	12/31/2026
Cortland/Chicago River	4/10/2019	12/31/2043
Devon/Sheridan	3/31/2004	12/31/2028
Devon/Western	11/3/1999	12/31/2023
Diversey/Chicago River	10/5/2016	12/31/2040
Diversey/Narragansett	2/5/2003	12/31/2027
Division/Homan	6/27/2001	12/31/2025
Edgewater/Ashland	10/1/2003	12/31/2027
Elston/Armstrong Industrial Corridor	7/19/2007	12/31/2031
Englewood Mall	11/29/1989	12/31/2025
Englewood Neighborhood	6/27/2001	12/31/2025
Ewing Avenue	3/10/2010	12/31/2034
Foster/California	4/2/2014	12/31/2038
Foster/Edens	2/28/2018	12/31/2042
Fullerton/Milwaukee	2/16/2000	12/31/2024
Galewood/Armitage Industrial	7/7/1999	12/31/2023

Goose Island	7/10/1996	12/31/2032
Greater Southwest Industrial (East)	3/10/1999	12/31/2023
Greater Southwest Industrial (West)	4/12/2000	12/31/2024
Harrison/Central	7/26/2006	12/31/2030
Hollywood/Sheridan	11/7/2007	12/31/2031
Homan/Arthington	2/5/1998	12/31/2034
Humboldt Park Commercial	6/27/2001	12/31/2025
Jefferson Park	9/9/1998	12/31/2022
Jefferson/Roosevelt	8/30/2000	12/31/2024
Kennedy/Kimball	3/12/2008	12/31/2032
Kinzie Industrial Corridor	6/10/1998	12/31/2034
Lake Calumet Area Industrial	12/13/2000	12/31/2024
Lakefront	3/27/2002	12/31/2026
LaSalle Central	11/15/2006	12/31/2030
Lawrence/Broadway	6/27/2001	12/31/2025
Lawrence/Kedzie	2/16/2000	12/31/2024
Lawrence/Pulaski	2/27/2002	12/31/2026
Lincoln Avenue	11/3/1999	12/31/2023
Little Village East	4/22/2009	12/31/2033
Little Village Industrial Corridor	6/13/2007	12/31/2031
Madden/Wells	11/6/2002	12/31/2026
Madison/Austin Corridor	9/29/1999	12/31/2023
Michigan/Cermak	9/13/1989	12/31/2025
Midway Industrial Corridor	2/16/2000	12/31/2024
Midwest	5/17/2000	12/31/2036
Montclare	8/30/2000	12/31/2022
Montrose/Clarendon	6/30/2010	12/31/2034
Near North	7/30/1997	12/31/2033
North Branch South	2/5/1998	12/31/2022
North Pullman	6/30/2009	12/31/2033
Northwest Industrial Corridor	12/2/1998	12/31/2034
Ogden/Pulaski	4/9/2008	12/31/2032
Ohio/Wabash	6/7/2000	12/31/2024
Peterson/Cicero	2/16/2000	12/31/2022
Peterson/Pulaski	2/16/2000	12/31/2024
Pilsen Industrial Corridor	6/10/1998	12/31/2034
Portage Park	9/9/1998	12/31/2022
Pratt/Ridge Industrial Park Conservation Area	6/23/2004	12/31/2028
Pulaski Industrial Corridor	6/9/1999	12/31/2035
Randolph/Wells	6/9/2010	12/31/2034
Red Line Extension	12/14/2022	12/31/2058
Red Purple Modernization Phase One (Transit TIF)	11/30/2016	12/31/2052
River West	1/10/2001	12/31/2025
Roosevelt/Cicero Industrial Corridor	2/5/1998	12/31/2034
Roosevelt/Clark	4/10/2019	12/31/2043
Roosevelt/Racine	11/4/1998	12/31/2034
Roosevelt/Union	5/12/1999	12/31/2022
Roseland/Michigan	1/16/2002	12/31/2026
Sanitary and Ship Canal	7/24/1991	12/31/2027
South Chicago	4/12/2000	12/31/2024
Stevenson Brighton	4/11/2007	12/31/2031
Stockyards Southeast Quadrant Industrial	2/26/1992	12/31/2028
Stony Island Commercial/Burnside Industrial	6/10/1998	12/31/2034

	Touhy/Western	9/13/2006	12/31/2030
	Washington Park	10/8/2014	12/31/2038
	West Irving Park	1/12/2000	12/31/2024
	West Woodlawn	5/12/2010	12/31/2034
	Western Avenue North	1/12/2000	12/31/2024
	Western Avenue South	1/12/2000	12/31/2024
	Western/Ogden	2/5/1998	12/31/2034
	Western/Rock Island	2/8/2006	12/31/2030
X	Wilson Yard	6/27/2001	12/31/2025
	Woodlawn	1/20/1999	12/31/2023

SECTION 2 [Sections 2 through 8 must be completed for each redevelopment project area listed in Section 1.]

FY 2022

Name of Redevelopment Project Area:

Wilson Yard

Primary Use of Redevelopment Project Area*: Combination/Mixed

*Types include: Central Business District, Retail, Other Commercial, Industrial, Residential, and Combination/Mixed.

If 'Combination/Mixed' List Component Types: Commercial/Residential/Office

Under which section of the Illinois Municipal Code was Redevelopment Project Area designated? (check one):

Tax Increment Allocation Redevelopment Act X

Industrial Jobs Recovery Law

Please utilize the information below to properly label the Attachments.

	No	Yes
For redevelopment projects beginning prior to FY2022, were there any amendments, to the redevelopment plan, the redevelopment project area, or the State Sales Tax Boundary? [65 ILCS 5/11-74.4-5 (d) (1) and 5/11-74.6-22 (d) (1)] If yes, please enclose the amendment (labeled Attachment A). For redevelopment projects beginning in or after FY2022, were there any amendments, enactments or extensions to the redevelopment plan, the redevelopment project area, or the State Sales Tax Boundary? [65 ILCS 5/11-74.4-5 (d) (1) and 5/11-74.6-22 (d) (1)] If yes, please enclose the amendment, enactment or extension, and a copy of the redevelopment plan (labeled Attachment A).	X	
Certification of the Chief Executive Officer of the municipality that the municipality has complied with all of the requirements of the Act during the preceding fiscal year. [65 ILCS 5/11-74.4-5 (d) (3) and 5/11-74.6-22 (d) (3)] Please enclose the CEO certification (labeled Attachment B).		X
Opinion of legal counsel that municipality is in compliance with the Act. [65 ILCS 5/11-74.4-5 (d) (4) and 5/11-74.6-22 (d) (4)] Please enclose the Legal Counsel Opinion (labeled Attachment C).		X
Statement setting forth all activities undertaken in furtherance of the objectives of the redevelopment plan including any project implemented and a description of the redevelopment activities. [65 ILCS 5/11-74.4-5 (d) (7) (A and B) and 5/11-74.6-22 (d) (7) (A and B)] If yes, please enclose the Activities Statement (labeled Attachment D).	X	
Were any agreements entered into by the municipality with regard to the disposition or redevelopment of any property within the redevelopment project area or the area within the State Sales Tax Boundary? [65 ILCS 5/11-74.4-5 (d) (7) (C) and 5/11-74.6-22 (d) (7) (C)] If yes, please enclose the Agreement(s) (labeled Attachment E).	X	
Is there additional information on the use of all funds received under this Division and steps taken by the municipality to achieve the objectives of the redevelopment plan? [65 ILCS 5/11-74.4-5 (d) (7) (D) and 5/11-74.6-22 (d) (7) (D)] If yes, please enclose the Additional Information (labeled Attachment F).	X	
Did the municipality's TIF advisors or consultants enter into contracts with entities or persons that have received or are receiving payments financed by tax increment revenues produced by the same TIF? [65 ILCS 5/11-74.4-5 (d) (7) (E) and 5/11-74.6-22 (d) (7) (E)] If yes, please enclose the contract(s) or description of the contract(s) (labeled Attachment G).	X	
Were there any reports <u>submitted to</u> the municipality <u>by</u> the joint review board? [65 ILCS 5/11-74.4-5 (d) (7) (F) and 5/11-74.6-22 (d) (7) (F)] If yes, please enclose the Joint Review Board Report (labeled Attachment H).	X	
Were any obligations issued by municipality? [65 ILCS 5/11-74.4-5 (d) (8) (A) and 5/11-74.6-22 (d) (8) (A)] If yes, please enclose any Official Statement (labeled Attachment I). If Attachment I is answered yes, then the Analysis must be attached (labeled Attachment J).	X	
An analysis prepared by a financial advisor or underwriter, <u>chosen by the municipality</u> , setting forth the the nature and term of obligation; projected debt service including required reserves and debt coverage; <u>and actual debt service</u> . [65 ILCS 5/11-74.4-5 (d) (8) (B) and 5/11-74.6-22 (d) (8) (B)] If attachment I is yes, the Analysis and an accompanying letter from the municipality outlining the contractual relationship between the municipality and the financial advisor/underwriter <u>MUST</u> be attached (labeled Attachment J).	X	
Has a cumulative of \$100,000 of TIF revenue been deposited into the special tax allocation fund? 65 ILCS 5/11-74.4-5 (d) (2) and 5/11-74.6-22 (d) (2) If yes, please enclose Audited financial statements of the special tax allocation fund (labeled Attachment K).		X
Cumulatively, have deposits of incremental taxes revenue equal to or greater than \$100,000 been made into the special tax allocation fund? [65 ILCS 5/11-74.4-5 (d) (9) and 5/11-74.6-22 (d) (9)] If yes, the audit report shall contain a letter from the independent certified public accountant indicating compliance or noncompliance with the requirements of subsection (q) of Section 11-74.4-3 (labeled Attachment L).		X
A list of all intergovernmental agreements in effect to which the municipality is a part, and an accounting of any money transferred or received by the municipality during that fiscal year pursuant to those intergovernmental agreements. [65 ILCS 5/11-74.4-5 (d) (10)] If yes, please enclose the list only, not actual agreements (labeled Attachment M).		X
For redevelopment projects beginning in or after FY 2022, did the developer identify to the municipality a stated rate of return for each redevelopment project area? Stated rates of return required to be reported shall be independently verified by a third party chosen by the municipality. If yes, please enclose evidence of third party verification, may be in the form of a letter from the third party (labeled Attachment N).	X	

SECTION 3.1 [65 ILCS 5/11-74.4-5 (d)(5)(a)(b)(d)) and (65 ILCS 5/11-74.6-22 (d) (5)(a)(b)(d)]

FY 2022

Name of Redevelopment Project Area:
Wilson Yard

Provide an analysis of the special tax allocation fund.

Special Tax Allocation Fund Balance at Beginning of Reporting Period \$ 14,476,253

SOURCE of Revenue/Cash Receipts:	Revenue/Cash Receipts for Current Reporting Year	Cumulative Totals of Revenue/Cash Receipts for life of TIF	% of Total
Property Tax Increment	\$ 12,419,621	\$ 140,883,909	82%
State Sales Tax Increment	\$ -	\$ -	0%
Local Sales Tax Increment	\$ -	\$ -	0%
State Utility Tax Increment	\$ -	\$ -	0%
Local Utility Tax Increment	\$ -	\$ -	0%
Interest	\$ (337,608)	\$ 1,846,072	1%
Land/Building Sale Proceeds	\$ -	\$ -	0%
Bond Proceeds	\$ -	\$ 6,580,417	4%
Transfers from Municipal Sources	\$ 2,125,852	\$ 22,599,317	13%
Private Sources	\$ -	\$ -	0%
Other (identify source _____; if multiple other sources, attach schedule)	\$ -	\$ -	0%

All Amount Deposited in Special Tax Allocation Fund \$ 14,207,865

Cumulative Total Revenues/Cash Receipts \$ 171,909,715 100%

Total Expenditures/Cash Disbursements (Carried forward from Section 3.2) \$ 16,421,269

Transfers to Municipal Sources \$ -

Distribution of Surplus \$ -

Total Expenditures/Disbursements \$ 16,421,269

Net/Income/Cash Receipts Over/(Under) Cash Disbursements \$ (2,213,404)

Previous Year Adjustment (Explain Below) \$ -

FUND BALANCE, END OF REPORTING PERIOD* \$ 12,262,849

*If there is a positive fund balance at the end of the reporting period, you must complete Section 3.3

Previous Year Explanation:

(a) Cumulative figures for the categories of 'Interest,' 'Land/Building Sale Proceeds' and 'Other' may not be fully available for this report due to either: (i) the disposal of certain older records pursuant to the City's records retention policy, or (ii) the extraordinary administrative burden of developing cumulative City records prior to the City's conversion to its current accounting system in 2003.

SECTION 3.2 A [65 ILCS 5/11-74.4-5 (d) (5) (c) and 65 ILCS 5/11-74.6-22 (d) (5)(c)]

FY 2022

Name of Redevelopment Project Area:

Wilson Yard

ITEMIZED LIST OF ALL EXPENDITURES FROM THE SPECIAL TAX ALLOCATION FUND

PAGE 1

Category of Permissible Redevelopment Cost [65 ILCS 5/11-74.4-3 (q) and 65 ILCS 5/11-74.6-10 (o)]	Amounts	Reporting Fiscal Year
1. Cost of studies, surveys, development of plans, and specifications. Implementation and administration of the redevelopment plan, staff and professional service cost.		
	163,660	
		\$ 163,660
2. Annual administrative cost.		
		\$ -
3. Cost of marketing sites.		
		\$ -
4. Property assembly cost and site preparation costs.		
	10,550,548	
		\$ 10,550,548
5. Costs of renovation, rehabilitation, reconstruction, relocation, repair or remodeling of existing public or private building, leasehold improvements, and fixtures within a redevelopment project area.		
		\$ -
6. Costs of the construction of public works or improvements.		
	5,707,061	
		\$ 5,707,061

SECTION 3.2 A

13. Relocation costs.		
		\$ -
14. Payments in lieu of taxes.		
		\$ -
15. Costs of job training, retraining, advanced vocational or career education.		
		\$ -
16. Interest cost incurred by redeveloper or other nongovernmental persons in connection with a redevelopment project.		
Costs of interest incurred by a developer related to the construction, renovation or rehabilitation of a redevelopment project.		
Costs of construction of new housing units for low income or very low income households.		
		\$ -
17. Cost of day care services.		
		\$ -
18. Other.		
		\$ -
TOTAL ITEMIZED EXPENDITURES		\$ 16,421,269

Section 3.2 B [Information in the following section is not required by law, but would be helpful in creating fiscal transparency.]

FY 2022

Name of Redevelopment Project Area:

Wilson Yard

List all vendors, including other municipal funds, that were paid in excess of \$10,000 during the current reporting year.

Name	Service	Amount
City Staff Costs (1)	Administration	\$ 130,236.00
City Program Management Cost	Administration	\$ 29,424.00
Chicago Community Dev Corp	Property Assemblage	\$ 263,338.26
Wilson Yard Development I LLC	Property Assemblage	\$ 10,287,210.01
Aldridge Electric Inc	Public Improvement	\$ 521,159.22
Board of Trustees of Community College District #508, County Of Cook An	Public Improvement	\$ 2,674,383.97
Chicago Park District	Public Improvement	\$ 147,000.00
Chicago Transit Authority	Public Improvement	\$ 2,174,127.26
Ciorba Group, Inc	Public Improvement	\$ 120,000.00
CNECT LLC	Public Improvement	\$ 13,611.00
Granite Construction Company	Public Improvement	\$ 16,774.08
The Gordian Group, Inc	Public Improvement	\$ 17,498.56
TranSystems Corporation	Public Improvement	\$ 26,901.09

(1) Costs relate directly to the salaries and fringe benefits of employees working solely on tax increment financing districts.

SECTION 3.3 [65 ILCS 5/11-74.4-5 (d) (5d) 65 ILCS 5/11-74.6-22 (d) (5d)]

FY 2022

Name of Redevelopment Project Area:

Wilson Yard

Breakdown of the Balance in the Special Tax Allocation Fund At the End of the Reporting Period by source

FUND BALANCE BY SOURCE

\$	12,262,849
----	------------

1. Description of Debt Obligations	Amount of Original Issuance	Amount Designated
Total Amount Designated for Obligations	\$	\$ -

2. Description of Project Costs to be Paid	Amount of Original Issuance	Amount Designated
Restricted for future redevelopment project costs		\$ 12,262,849

Total Amount Designated for Project Costs	\$	12,262,849
--------------------------------------------------	----	------------

TOTAL AMOUNT DESIGNATED	\$	12,262,849
--------------------------------	----	------------

SURPLUS/(DEFICIT)	\$	-
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SECTION 4 [65 ILCS 5/11-74.4-5 (d) (6) and 65 ILCS 5/11-74.6-22 (d) (6)]

FY 2022

Name of Redevelopment Project Area:

Wilson Yard

Provide a description of all property purchased by the municipality during the reporting fiscal year within the redevelopment project area.

X		Indicate an 'X' if no property was acquired by the Municipality within the redevelopment project area.
Property (1):		
Street address:		
Approximate size or description of property:		
Purchase price:		
Seller of property:		
Property (2):		
Street address:		
Approximate size or description of property:		
Purchase price:		
Seller of property:		
Property (3):		
Street address:		
Approximate size or description of property:		
Purchase price:		
Seller of property:		
Property (4):		
Street address:		
Approximate size or description of property:		
Purchase price:		
Seller of property:		
Property (5):		
Street address:		
Approximate size or description of property:		
Purchase price:		
Seller of property:		
Property (6):		
Street address:		
Approximate size or description of property:		
Purchase price:		
Seller of property:		
Property (7):		
Street address:		
Approximate size or description of property:		
Purchase price:		
Seller of property:		

SECTION 5 [20 ILCS 620/4.7 (7)(F)]

FY 2022

Name of Redevelopment Project Area:

Wilson Yard

PAGE 1

Page 1 must be included with TIF report. Pages 2 and 3 are to be included ONLY if projects are listed.

Select **ONE** of the following by indicating an 'X':

1. NO projects were undertaken by the Municipality Within the Redevelopment Project Area.	
2. The Municipality DID undertake projects within the Redevelopment Project Area. (If selecting this option, complete 2a.)	X
2a. The total number of ALL activities undertaken in furtherance of the objectives of the redevelopment plan:	8

LIST **ALL** projects undertaken by the Municipality Within the Redevelopment Project Area:

TOTAL:	11/1/99 to Date	Estimated Investment for Subsequent Fiscal Year	Total Estimated to Complete Project
Private Investment Undertaken (See Instructions)	\$ 109,094,744	\$ -	\$ 115,458,350
Public Investment Undertaken	\$ 99,088,651	\$ 581,643	\$ 59,514,723
Ratio of Private/Public Investment	1 10/99	-	1 47/50

Project 1: Wilson Yard (Project is Ongoing***)

Private Investment Undertaken (See Instructions)	0	-	\$ 95,408,824
Public Investment Undertaken	\$ 84,274,395	\$ 38,500	\$ 54,174,723
Ratio of Private/Public Investment	0	-	1 51/67

Project 2: SBIF - Wilson Yard** (Project is Ongoing***)

Private Investment Undertaken (See Instructions)	0	-	\$ 2,000,000
Public Investment Undertaken	\$ 947,512	-	\$ 1,000,000
Ratio of Private/Public Investment	0	-	2

Project 3: Uptown Preservation Apartments (Project Completed)

Private Investment Undertaken (See Instructions)	\$ 15,886,104	-	\$ -
Public Investment Undertaken	\$ 557,273	-	\$ -
Ratio of Private/Public Investment	28 37/73	-	-

Project 4: Mercy Housing - Wilson Yard (Project Completed)

Private Investment Undertaken (See Instructions)	\$ 65,070,740	-	\$ -
Public Investment Undertaken	\$ 3,000,000	-	\$ -
Ratio of Private/Public Investment	21 49/71	-	-

Project 5: Clifton-Magnolia Apts. (Project is Ongoing***)

Private Investment Undertaken (See Instructions)	0	-	\$ 18,049,526
Public Investment Undertaken	\$ 4,398,382	\$ 543,143	\$ 4,265,000
Ratio of Private/Public Investment	0	-	4 13/56

Project 6: Hazel Winthrop Apts (Project Completed)

Private Investment Undertaken (See Instructions)	\$ 9,562,400	-	\$ -
Public Investment Undertaken	\$ 2,425,000	-	\$ -
Ratio of Private/Public Investment	3 83/88	-	-

Project 7: TIFWorks - Wilson Yard (Project is Ongoing***)**

Private Investment Undertaken (See Instructions)	0	-	\$ -
Public Investment Undertaken	\$ 74,133	-	\$ 75,000
Ratio of Private/Public Investment	0	-	-

Project 8: Sarah's on Sheridan (Project Completed)

Private Investment Undertaken (See Instructions)	\$ 18,575,500	-	\$ -
Public Investment Undertaken	\$ 3,411,956	-	\$ -
Ratio of Private/Public Investment	5 4/9	-	-

Project 9:

Private Investment Undertaken (See Instructions)		-	\$ -
Public Investment Undertaken		-	\$ -
Ratio of Private/Public Investment	0	-	-

Project 10:

Private Investment Undertaken (See Instructions)		-	\$ -
Public Investment Undertaken		-	\$ -
Ratio of Private/Public Investment	0	-	-

Project 11:

Private Investment Undertaken (See Instructions)		-	\$ -
Public Investment Undertaken		-	\$ -
Ratio of Private/Public Investment	0	-	-

Project 12:

Private Investment Undertaken (See Instructions)		-	\$ -
Public Investment Undertaken		-	\$ -
Ratio of Private/Public Investment	0	-	-

Project 13:

Private Investment Undertaken (See Instructions)		-	\$ -
Public Investment Undertaken		-	\$ -
Ratio of Private/Public Investment	0	-	-

Project 14:

Private Investment Undertaken (See Instructions)		-	\$ -
Public Investment Undertaken		-	\$ -
Ratio of Private/Public Investment	0	-	-

Project 15:

Private Investment Undertaken (See Instructions)		-	\$ -
Public Investment Undertaken		-	\$ -
Ratio of Private/Public Investment	0	-	-

Project 16:

Private Investment Undertaken (See Instructions)		-	\$ -
Public Investment Undertaken		-	\$ -
Ratio of Private/Public Investment	0	-	-

Section 5 Notes

FY 2022

Name of Redevelopment Project Area

Wilson Yard

General Notes

(a) Each actual or estimated Public Investment reported here is, to the extent possible, comprised only of payments financed by tax increment revenue, and may include interest amounts paid to finance the Public Investment amount. In contrast, each actual or estimated Private Investment reported here is, to the extent possible, comprised of payments financed by revenues that are not tax increment revenues and, therefore, may include private equity, private lender financing, private grants, other public monies, or other local, state or federal grants or loans.

(b) Each amount reported here under Public Investment Undertaken, Total Estimated to Complete Project, is the maximum amount of payments financed by tax increment revenue that could be made pursuant to the corresponding Project's operating documents, but not including interest that may later be payable on developer notes, and may not necessarily reflect actual expenditures, if any, as reported in Section 3 herein. The total public investment amount ultimately made under each Project will depend upon the future occurrence of various conditions, including interest that may be payable on developer notes as set forth in the Project's operating documents.

Project/Program-Specific Notes

** Depending on the particular goals of this type of program, the City may: i) make an advance disbursement of the entire public investment amount to the City's program administrator, ii) disburse the amounts through an escrow account, or iii) pay the funds out piecemeal to the program administrator or to the ultimate grantee as each ultimate grantee's work is approved under the program.

*** As of the last date of the reporting fiscal year, the construction of this Project was ongoing; the Private Investment Undertaken and Ratio figures for this Project will be reported on the Annual Report for the fiscal year in which the construction of the Project is completed and the total Private Investment figure is available.

SECTION 6 [Information requested in SECTION 6.1 is not required by law, but may be helpful in evaluating the performance of TIF in Illinois.

SECTIONS 6.2, 6.3, and 6.4 are required by law, if applicable. (65 ILCS 5/11-74.4-5(d))]

FY 2022

Name of Redevelopment Project Area:

Wilson Yard

SECTION 6.1-For redevelopment projects beginning before FY 2022, complete the following information about job creation and retention.

Number of Jobs Retained	Number of Jobs Created	Job Description and Type (Temporary or Permanent)	Total Salaries Paid
			\$ -
			\$ -
			\$ -
			\$ -
			\$ -
			\$ -
			\$ -

SECTION 6.2-For redevelopment projects beginning in or after FY 2022, complete the following information about projected job creation and actual job creation.

The number of jobs, if any, projected to be created at the time of approval of the redevelopment agreement	The number of jobs, if any, created as a result of the development to date, for the reporting period, under the same guidelines and assumptions as was used for the projections used at the time of approval of the redevelopment agreement

* see footnote on following page

** see footnote on following page

SECTION 6.3-For redevelopment projects beginning in or after FY 2022, complete the following information about increment projected to be created and actual increment created.

The number increment projected to be created at the time of approval of the redevelopment agreement	The amount of increment created as a result of the development to date, for the reporting period, using the same assumptions as was used for the projections used at the time of approval of the redevelopment agreement

^ see footnote on following page

^ see footnote on following page

SECTION 6.4-For redevelopment projects beginning in or after FY 2022, provide the stated rate of return identified by the developer to the municipality and verified by an independent third party, if any:

N/A

Section 6 Notes

FY 2022

Name of Redevelopment Project Area:

Wilson Yard

General Notes

Section 6.2:

* All RDAs shown were entered into during or after FY 2022. The number of jobs is limited to permanent, full-time or full-time-equivalent, jobs that are either required or indicated as aspirational in the RDA and are anticipated to be created or retained at some time during the term of the RDA. Jobs that are part-time, construction, temporary or seasonal are not shown. RDAs are removed once the job covenant ends or the RDA is terminated. RDAs with no jobs covenant are not shown. TIFWorks and similar job training programs are not shown.

** The number of jobs shown is limited to those created or retained, cumulatively, from the year the RDA was entered into through the end of the reporting year.

Section 6.3:

^ All RDAs shown were entered into during or after FY 2022. The amount of increment increase projected is the cumulative amount that is projected to be created for all PINs in the RDA over the term of the RDA. RDAs are removed once the RDA is terminated. RDAs involving tax-exempt properties and those with no increment increase projected by the City over the term of the respective RDA, are not shown.

^^ The amount shown is the increase in cumulative PIN increment collected from the year the RDA was entered into through the end of the reporting year, to the extent the information is available from tax records.

SECTION 7 [Information in the following sections is not required by law, but may be helpful in evaluating the performance of TIF in Illinois.]

FY 2022

Name of Redevelopment Project Area:

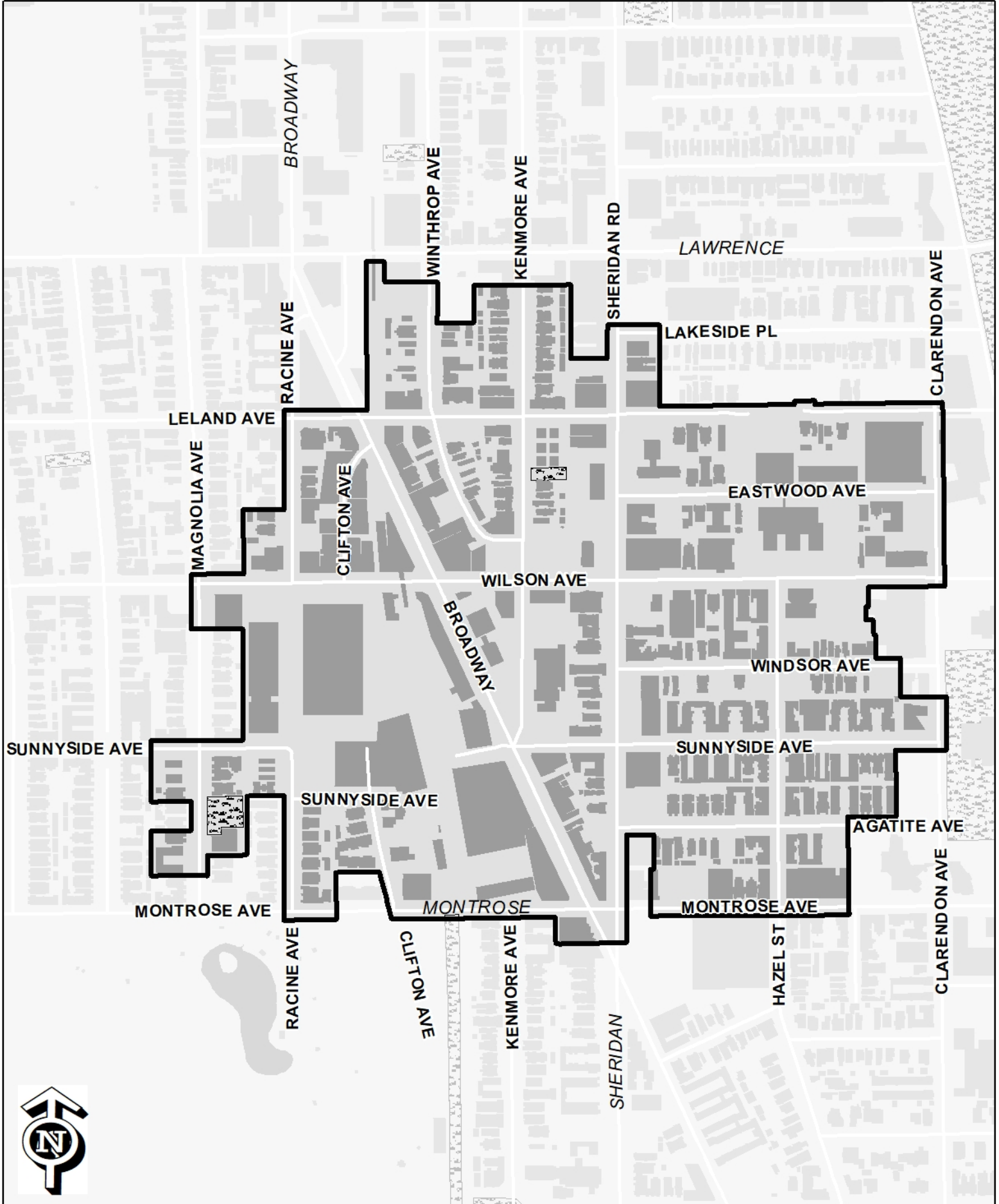
Wilson Yard

Provide a general description of the redevelopment project area using only major boundaries.

Optional Documents	Enclosed
Legal description of redevelopment project area	
Map of District	X

Wilson Yard TIF

Annual Report



Attachment B

STATE OF ILLINOIS)
)
COUNTY OF COOK)

CERTIFICATION

TO:

Susana Mendoza
Comptroller of the State of Illinois
555 W. Monroe Street, 1400S-A
Chicago, Illinois 60661
Attention: Rosanna Barbaro-Flores,
Director of Local Government

Daryl Okrzesik, Treasurer
City Colleges of Chicago
3901 South State Street
Chicago, Illinois 60609

Xochitl Flores, Bureau Chief
Cook County Bureau of Economic Dev.
69 West Washington Street, Suite 2900
Chicago, Illinois 60602

Damon Howell, Chief Financial Officer
Forest Preserve District of Cook County
69 W. Washington Street, Suite 2060
Chicago, IL 60602

Pedro Martinez
Chief Executive Officer
Chicago Board of Education
42 West Madison Street
Chicago, Illinois 60602

Jacqueline Torres, Director of Finance
Metropolitan Water Reclamation District
of Greater Chicago
100 East Erie Street, Room 2429
Chicago, Illinois 60611

Charles Givines, President
South Cook County Mosquito Abatement District
155th & Dixie Highway
P.O. Box 1030
Harvey, Illinois 60426

Rosa Escareno, General Superintendent & CEO
Chicago Park District
541 North Fairbanks, 7th Floor
Chicago, Illinois 60611

I, Brandon Johnson, in connection with the annual report (the “Report”) of information required by Section 11-74.4-5(d) of the Tax Increment Allocation Redevelopment Act, 65 ILCS5/11-74.4-1 et seq. (the “Act”), with regard to the Wilson Yard Redevelopment Project Area (the “Redevelopment Project Area”), do hereby certify as follows:

1. I am the duly qualified and acting Mayor of the City of Chicago, Illinois (the “City”) and, as such, I am the City’s Chief Executive Officer. This Certification is being given by me in such capacity.


Attachment B

2. During the preceding fiscal year of the City, being January 1 through December 31, 2022, the City complied, in all material respects, with the requirements of the Act, as applicable from time to time, regarding the Redevelopment Project Area.

3. In giving this Certification, I have relied on the opinion of the Acting Corporation Counsel of the City furnished in connection with the Report.

4. This Certification may be relied upon only by the addressees hereof.

IN WITNESS WHEREOF, I have hereunto affixed my official signature as of this June 29, 2023.



Brandon Johnson, Mayor
City of Chicago, Illinois



DEPARTMENT OF LAW

CITY OF CHICAGO

June 29, 2023

Susana Mendoza
Comptroller of the State of Illinois
555 W. Monroe Street, 1400S-A
Chicago, Illinois 60661
Attention: Rosanna Barbaro-Flores,
Director of Local Government

Daryl Okrzesik, Treasurer
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3901 South State Street
Chicago, Illinois 60609

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155th & Dixie Highway
P.O. Box 1030
Harvey, Illinois 60426

Rosa Escareno, General Superintendent & CEO
Chicago Park District
541 North Fairbanks, 7th Floor
Chicago, Illinois 60611

Re: Wilson Yard Redevelopment Project Area
(the "Redevelopment Project Area")

Dear Addressees:

I am the Acting Corporation Counsel of the City of Chicago, Illinois (the "City") and, in such capacity, I am the head of the City's Law Department. In such capacity, I am providing the opinion required by Section 11-74.4-5(d)(4) of the Tax Increment Allocation Redevelopment Act, 65 ILCS 5/11-74.4-1 et seq. (the "Act"), in connection with the submission of the report (the "Report") in accordance with, and containing the information required by, Section 11-74.4-5(d) of the Act for the Redevelopment Project Area.

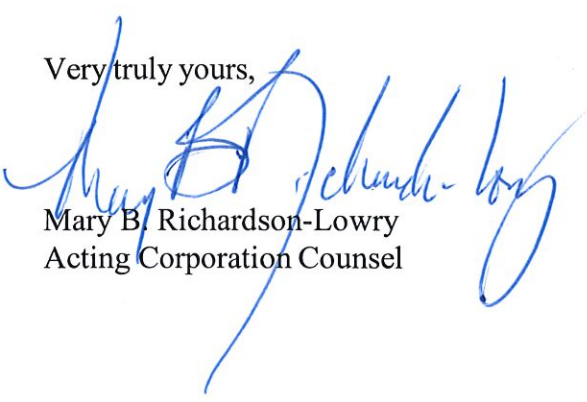
Attorneys, past and present, in the Law Department of the City and familiar with the requirements of the Act, have had general involvement in the proceedings affecting the Redevelopment Project Area, including the preparation of ordinances adopted by the City Council of the City with respect to the following matters: approval of the redevelopment plan and project for the Redevelopment Project Area, designation of the Redevelopment Project Area as a redevelopment project area, and adoption of tax increment allocation financing for the Redevelopment Project Area, all in accordance with the then applicable provisions of the Act. Various departments of the City, including, if applicable, the Law Department, Department of Planning and Development, Department of Finance and Office of Budget and Management (collectively, the "City Departments"), have personnel responsible for and familiar with the activities in the Redevelopment Project Area affecting such City Departments and with the requirements of the Act in connection therewith. Such personnel are encouraged to seek and obtain, and do seek and obtain, the legal guidance of the Law Department with respect to issues that may arise from time to time regarding the requirements of, and compliance with, the Act.

In my capacity as Acting Corporation Counsel, I have relied on the factual certification of the Commissioner of the Department of Planning and Development attached hereto as Schedule 1, along with the general knowledge and actions of the appropriately designated and trained staff of the Law Department and other applicable City Departments involved with the activities affecting the Redevelopment Project Area. In addition, I have caused to be examined or reviewed by members of the Law Department of the City the certified audit report, to the extent required to be obtained by Section 11-74.4-5(d)(9) of the Act and submitted as part of the Report, which is required to review compliance with the Act in certain respects, to determine if such audit report contains information that might affect my opinion. I have also caused to be examined or reviewed such other documents and records as were deemed necessary to enable me to render this opinion. Nothing has come to my attention that would result in my need to qualify the opinion hereinafter expressed.

Based on the foregoing, it is my opinion that, in all material respects, the City is in compliance with the provisions and requirements of the Act in effect and then applicable at the time actions were taken from time to time with respect to the Redevelopment Project Area.

This opinion is given in an official capacity and not personally and no personal liability shall derive herefrom. Furthermore, the only opinion that is expressed is the opinion specifically set forth herein, and no opinion is implied or should be inferred as to any other matter. Further, this opinion may be relied upon only by the addressees hereof and the Mayor of the City in providing his required certification in connection with the Report, and not by any other party.

Very truly yours,


Mary B. Richardson-Lowry
Acting Corporation Counsel

SCHEDULE 1

June 29, 2023

CERTIFICATION

Commissioner
Department of Planning and Development
City of Chicago

I, Maurice D. Cox, am the Commissioner of the Department of Planning and Development ("DPD") of the City of Chicago, Illinois (the "City") and, in such capacity, I am the head of DPD. I am also the TIF Administrator for the City for purposes of the Report (defined below). In such capacity, I am providing this Certification for the Corporation Counsel of the City to rely upon in connection with the opinion required by either Section 11-74.4-5(d)(4) of the Tax Increment Allocation Redevelopment Act, 65 ILCS 5/11-74.4-1 et seq. (the "Act"), or by Section 11-74.6-22(d)(4) of the Industrial Jobs Recovery Law, 65 ILCS 5/11-74.6-1 et seq. (the "Law"), as the case may be, in connection with the submission of an annual report for calendar year 2022 (the "Report") containing the information required by Section 11-74.4-5(d) of the Act or Section 11-74.6-22(d) of the Law for each of the Redevelopment Project Areas listed in Section 1 of the Report and hereby incorporated into this Certification (the "Redevelopment Project Areas").

I hereby certify the following to the Corporation Counsel of the City:

1. DPD has overall responsibility for and is familiar with the activities in each of the Redevelopment Project Areas. DPD personnel are familiar with the requirements of the Act and the Law and are encouraged to seek and obtain, and do seek and obtain, the legal guidance of the City's Department of Law with respect to legal issues that may arise from time to time regarding the requirements of, and compliance with, the Act and the Law.
2. DPD personnel have monitored compliance with the requirements of the Act and the Law during the previous fiscal year under my supervision and to my reasonable satisfaction in connection with each of the Redevelopment Project Areas.

Based on the foregoing, I hereby certify to the Corporation Counsel of the City that, in all material respects, DPD has taken the appropriate actions to ensure that the City is in compliance with the provisions and requirements of the Act and the Law in effect and then applicable at the time actions were taken from time to time with respect to each of the Redevelopment Project Areas.

This Certification is given in an official capacity and not personally, and no personal liability shall derive herefrom. Further, this Certification may be relied upon only by the Corporation Counsel of the City in providing the required legal opinion in connection with the Report, and not by any other party.

Very truly yours,


Maurice D. Cox, Commissioner
Department of Planning and Development

CITY OF CHICAGO, ILLINOIS
WILSON YARD
REDEVELOPMENT PROJECT

FINANCIAL REPORT

DECEMBER 31, 2022

CITY OF CHICAGO, ILLINOIS
WILSON YARD REDEVELOPMENT PROJECT

C O N T E N T S

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INDEPENDENT AUDITOR'S REPORT

The Honorable Brandon Johnson, Mayor
Members of the City Council
City of Chicago, Illinois

Opinion

We have audited the accompanying financial statements of the Wilson Yard Redevelopment Project of the City of Chicago, Illinois, as of and for the year ended December 31, 2022, and the related notes to the financial statements, which collectively comprise the Project's basic financial statements as listed in the table of contents.

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the Wilson Yard Redevelopment Project of the City of Chicago, Illinois, as of December 31, 2022, and the respective changes in financial position for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Basis for Opinion

We conducted our audit in accordance with auditing standards generally accepted in the United States of America. Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of the City of Chicago, Illinois, and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

Emphasis of Matter

As described in Note 1, the financial statements of the Wilson Yard Redevelopment Project, City of Chicago, Illinois, are intended to present the financial position and the changes in financial position, of only that portion of the special revenue funds of the City of Chicago, Illinois that is attributable to the transactions of the Wilson Yard Redevelopment Project. They do not purport to, and do not, present the financial position of the City of Chicago, Illinois, as of December 31, 2022 and the changes in its financial position for the year then ended in accordance with accounting principles generally accepted in the United States of America. Our opinion is not modified with respect to this matter.

Responsibilities of Management for the Financial Statements

Management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America; and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

Auditor's Responsibility for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with generally accepted auditing standards will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery,

intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with generally accepted auditing standards, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the City of Chicago's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.

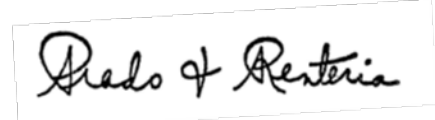
We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control-related matters that we identified during the audit.

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis be presented to supplement the basic financial statements. Such information is the responsibility of management and, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Supplementary Information

Our audit was conducted for the purpose of forming an opinion on the financial statements that collectively comprise the Wilson Yard Redevelopment Project's basic financial statements. The Schedule of Expenditures by Statutory Code is presented for purposes of additional analysis and is not a required part of the basic financial statements. Such information is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the basic financial statements. Such information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, such information is fairly stated, in all material respects, in relation to the basic financial statements as a whole.



June 29, 2023

CITY OF CHICAGO, ILLINOIS
WILSON YARD REDEVELOPMENT PROJECT
MANAGEMENT'S DISCUSSION AND ANALYSIS
(UNAUDITED)

As management of the Wilson Yard Tax Increment Redevelopment Project Area (Project), we offer the readers of the Project's financial statements this narrative overview and analysis of the Project's financial performance for the year ended December 31, 2022. Please read it in conjunction with the Project's financial statements, which follow this section.

Overview of the Financial Statements

This discussion and analysis is intended to serve as an introduction to the Project's basic financial statements. The Project's basic financial statements include three components: 1) government-wide financial statements, 2) governmental fund financial statements, and 3) notes to the financial statements. This report also contains other supplementary information concerning the Project's expenditures by statutory code.

Basic Financial Statements

The basic financial statements include two kinds of financial statements that present different views of the Project – the *Government-Wide Financial Statements* and the *Governmental Fund Financial Statements*. These financial statements also include the notes to the financial statements that explain some of the information in the financial statements and provide more detail.

Government-Wide Financial Statements

The government-wide financial statements provide both long-term and short-term information about the Project's financial status and use accounting methods similar to those used by private-sector companies. The statement of net position includes all of the project's assets and liabilities. All of the current year's revenues and expenses are accounted for in the statement of activities regardless of when cash is received or paid. The two government-wide statements report the Project's net position and how they have changed. Net position – the difference between the Project's assets and liabilities – is one way to measure the Project's financial health, or position.

Governmental Fund Financial Statements

The governmental fund financial statements provide more detailed information about the Project's significant funds – not the Project as a whole. Governmental funds focus on: 1) how cash and other financial assets can readily be converted to cash flows and 2) the year-end balances that are available for spending. Consequently, the governmental fund statements provide a detailed short-term view that helps determine whether there are more financial resources that can be spent in the near future to finance the Project. Because this information does not encompass the additional long-term focus of the government-wide statements, we provide additional information at the bottom of the statements to explain the relationship (or differences) between them.

CITY OF CHICAGO, ILLINOIS
WILSON YARD REDEVELOPMENT PROJECT

MANAGEMENT'S DISCUSSION AND ANALYSIS
(UNAUDITED)
(Continued)

Notes to the Financial Statements

The notes provide additional information that is essential to a full understanding of the data provided in the government-wide and governmental fund financial statements. The notes to the financial statements follow the basic financial statements.

Other Supplementary Information

In addition to the basic financial statements and accompanying notes, this report also presents a schedule of expenditures by statutory code. This supplementary information follows the notes to the financial statements.

Condensed Comparative Financial Statements

The condensed comparative financial statements are presented on the following page.

Analysis of Overall Financial Position and Results of Operations

Property tax revenue for the Project was \$11,466,457 for the year. This was a decrease of 9 percent over the prior year. The change in net position (including other financing sources) produced a decrease in net position of \$3,166,568. The Project's net position decreased by 13 percent from the prior year making available \$21,562,054 of funding to be provided for purposes of future redevelopment in the Project's designated area.

CITY OF CHICAGO, ILLINOIS
WILSON YARD REDEVELOPMENT PROJECT

MANAGEMENT'S DISCUSSION AND ANALYSIS
(UNAUDITED)
(Concluded)

Government-Wide

	<u>2022</u>	<u>2021</u>	<u>Change</u>	<u>% Change</u>
Total assets	\$ 22,078,164	\$ 25,057,361	\$ (2,979,197)	-12%
Total liabilities	<u>516,110</u>	<u>328,739</u>	<u>187,371</u>	57%
Total net position	<u>\$ 21,562,054</u>	<u>\$ 24,728,622</u>	<u>\$ (3,166,568)</u>	-13%
Total revenues	\$ 11,128,849	\$ 12,523,701	\$ (1,394,852)	-11%
Total expenses	<u>16,421,269</u>	<u>20,742,650</u>	<u>(4,321,381)</u>	-21%
Other financing sources	<u>2,125,852</u>	<u>6,580,417</u>	<u>(4,454,565)</u>	-68%
Changes in net position	<u>(3,166,568)</u>	<u>(1,638,532)</u>	<u>(1,528,036)</u>	-93%
Ending net position	<u>\$ 21,562,054</u>	<u>\$ 24,728,622</u>	<u>\$ (3,166,568)</u>	-13%

CITY OF CHICAGO, ILLINOIS
WILSON YARD REDEVELOPMENT PROJECT

STATEMENT OF NET POSITION AND
GOVERNMENTAL FUND BALANCE SHEET
DECEMBER 31, 2022

<u>ASSETS</u>	<u>Governmental Fund</u>	<u>Adjustments</u>	<u>Statement of Net Position</u>
Cash and investments	\$ 8,869,523	\$ -	\$ 8,869,523
Property taxes receivable	13,185,809	-	13,185,809
Accrued interest receivable	22,832	-	22,832
Total assets	<u>\$ 22,078,164</u>	<u>\$ -</u>	<u>\$ 22,078,164</u>
<u>LIABILITIES AND DEFERRED INFLOWS</u>			
Vouchers payable	\$ 356,450	\$ -	\$ 356,450
Due to other City funds	159,660	-	159,660
Total liabilities	<u>516,110</u>	<u>-</u>	<u>516,110</u>
Deferred inflows	<u>9,299,205</u>	<u>(9,299,205)</u>	<u>-</u>
<u>FUND BALANCE/NET POSITION</u>			
Fund balance:			
Restricted for future redevelopment project costs	<u>12,262,849</u>	<u>(12,262,849)</u>	<u>-</u>
Total liabilities, deferred inflows and fund balance	<u>\$ 22,078,164</u>		
Net position:			
Restricted for future redevelopment project costs		<u>21,562,054</u>	<u>21,562,054</u>
Total net position		<u>\$ 21,562,054</u>	<u>\$ 21,562,054</u>

Amounts reported for governmental activities in the statement of net position are different because:

Total fund balance - governmental fund	\$ 12,262,849
Property tax revenue is recognized in the period for which levied rather than when "available". A portion of the deferred property tax revenue is not available.	<u>9,299,205</u>
Total net position - governmental activities	<u>\$ 21,562,054</u>

The accompanying notes are an integral part of the financial statements.

CITY OF CHICAGO, ILLINOIS
WILSON YARD REDEVELOPMENT PROJECT

STATEMENT OF ACTIVITIES AND GOVERNMENTAL FUND REVENUES, EXPENDITURES
AND CHANGES IN FUND BALANCE
FOR THE YEAR ENDED DECEMBER 31, 2022

	<u>Governmental Fund</u>	<u>Adjustments</u>	<u>Statement of Activities</u>
Revenues:			
Property tax	\$ 12,419,621	\$ (953,164)	\$ 11,466,457
Interest income (loss)	(337,608)	-	(337,608)
	<hr/>	<hr/>	<hr/>
Total revenues	12,082,013	(953,164)	11,128,849
Expenditures/expenses:			
Economic development projects	16,421,269	-	16,421,269
	<hr/>	<hr/>	<hr/>
Excess of expenditures over revenues	(4,339,256)	(953,164)	(5,292,420)
Other financing sources:			
Operating transfers in (Note 2)	2,125,852	-	2,125,852
	<hr/>	<hr/>	<hr/>
Excess of expenditures over revenues and other financing sources	(2,213,404)	2,213,404	-
Change in net position	-	(3,166,568)	(3,166,568)
Fund balance/net position:			
Beginning of year	14,476,253	10,252,369	24,728,622
	<hr/>	<hr/>	<hr/>
End of year	<u>\$ 12,262,849</u>	<u>\$ 9,299,205</u>	<u>\$ 21,562,054</u>

Amounts reported for governmental activities in the statement of activities are different because:

Net change in fund balance - governmental fund	\$ (2,213,404)
Property tax revenue is recognized in the period for which levied rather than when "available". A portion of the deferred property tax revenue is not available.	<hr/> (953,164)
Change in net position - governmental activities	<hr/> <u>\$ (3,166,568)</u>

The accompanying notes are an integral part of the financial statements.

CITY OF CHICAGO, ILLINOIS
WILSON YARD REDEVELOPMENT PROJECT

NOTES TO FINANCIAL STATEMENTS

Note 1 – Summary of Significant Accounting Policies

(a) *Reporting Entity*

In June 2001, the City of Chicago (City) established the Wilson Yard Tax Increment Redevelopment Project Area (Project). The area has been established to finance improvements, leverage private investment and create and retain jobs. The Project is accounted for within the special revenue funds of the City.

The financial statements present only the activities of the Wilson Yard Tax Increment Redevelopment Project and do not purport to present the financial position and the changes in financial position of any other special revenue funds of the City of Chicago, Illinois, as of December 31, 2022 and for the year then ended in accordance with accounting principles generally accepted in the United States of America.

(b) *Accounting Policies*

The accounting policies of the Project are based upon accounting principles generally accepted in the United States of America as prescribed by the Governmental Accounting Standards Board (GASB).

(c) *Government-wide and Fund Financial Statements*

The government-wide financial statements (i.e., the statement of net position and the statement of activities) and the governmental fund financial statements (i.e., the balance sheet and the statement of governmental fund revenues, expenditures and changes in fund balance) report information on the Project. See Note 1(a).

(d) *Measurement Focus, Basis of Accounting and Financial Statements Presentation*

The government-wide financial statements are reported using the *economic resources measurement focus* and the *accrual basis of accounting*. Revenues are recorded when earned and expenses are recorded when a liability is incurred regardless of the timing of related cash flows. Property taxes are recognized as revenues in the year for which they are levied.

The governmental fund financial statements are reported using the *current financial resources measurement focus* and the *modified accrual basis of accounting* with only current assets and liabilities included on the balance sheet. Under *the modified accrual basis of accounting*, revenues are recorded when susceptible to accrual, i.e., both measurable and available to finance expenditures of the current period. Available means collectible within the current period or soon enough thereafter to be used to pay liabilities of the current period. Property taxes are susceptible to accrual and recognized as a receivable in the year levied. Revenue recognition is deferred unless the taxes are received within 60 days subsequent to year-end. Expenditures are recorded when the liability is incurred.

Private-sector standards of accounting and financial reporting issued prior to December 1, 1989, generally are followed in government-wide financial statements to the extent that those standards do not conflict with or contradict guidance of the Governmental Accounting Standards Board. The City has elected not to follow subsequent private-sector guidance.

CITY OF CHICAGO, ILLINOIS
WILSON YARD REDEVELOPMENT PROJECT

NOTES TO FINANCIAL STATEMENTS
(Continued)

Note 1 – Summary of Significant Accounting Policies (Continued)

(d) *Measurement Focus, Basis of Accounting and Financial Statements Presentation (Concluded)*

The preparation of financial statements in conformity with accounting principles generally accepted in the United States of America requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities and disclosure of contingent assets and liabilities at the date of the financial statements and the reported amounts of revenues and expenses during the reporting period. Accordingly, actual results could differ from these estimates.

(e) *Assets, Liabilities and Net Position*

Cash and Investments

Cash being held by the City is generally deposited with the City Treasurer as required by the Municipal Code of Chicago. The City Comptroller issues warrants for authorized City expenditures which represent a claim for payment when presented to the City Treasurer. Payment for all City warrants clearing is made by checks drawn on the City's various operating bank accounts.

The City Treasurer and City Comptroller share responsibility for investing in authorized investments. Interest earned and fair market value adjustments on pooled investments are allocated to participating funds based on their average combined cash and investment balances. Since investment income is derived from pooled investments, the fair value measurement and fair value hierarchy disclosures of GASB 72 will not be separately presented in a note disclosure.

The City values its investments at fair value or amortized cost. U.S. Government securities purchased at a price other than par with a maturity of less than one year are recognized at amortized cost. In 2022, due to fair value adjustments, investment income is showing a loss.

Deferred Inflows

Deferred inflows represent deferred property tax revenue amounts to be recognized as revenue in future years in the governmental fund financial statements.

Capital Assets

Capital assets are not capitalized in the governmental fund but, instead, are charged as current expenditures when purchased. The Government-wide financial statements (i.e., the statement of net position and the statement of activities) of the City includes the capital assets and related depreciation, if any, of the Project in which ownership of the capital asset will remain with the City (i.e., infrastructure, or municipal building). All other construction will be expensed in both the government-wide financial statements and the governmental fund as the City nor Project will retain the right of ownership.

CITY OF CHICAGO, ILLINOIS
WILSON YARD REDEVELOPMENT PROJECT

NOTES TO FINANCIAL STATEMENTS
(Concluded)

Note 1 – Summary of Significant Accounting Policies (Concluded)

(f) *Stewardship, Compliance and Accountability*

Illinois Tax Increment Redevelopment Allocation Act Compliance

The Project's expenditures include reimbursements for various eligible costs as described in subsection (q) of Section 11-74.4-3 of the Illinois Tax Increment Redevelopment Allocation Act and the Redevelopment Agreement relating specifically to the Project. Eligible costs include but are not limited to survey, property assembly, rehabilitation, public infrastructure, financing and relocation costs.

Reimbursements

Reimbursements, if any, are made to the developer for project costs, as public improvements are completed and pass City inspection. Refer to Note 3 for reimbursements paid to the developer.

Note 2 – Operating Transfers In

During 2022, in accordance with State statutes, the Project received \$2,125,852 from the contiguous Red Purple Modernization (Phase 1) Transit Redevelopment Project to fund the intergovernmental agreement with Chicago Transit Authority for the Red and Purple Line Modernization project.

Note 3 – Tax Abatement Payments

Under the terms of the redevelopment agreements, the Project paid the developers \$10,550,548 during the year ended December 31, 2022.

Note 4 – Commitments

The City has pledged certain amounts solely from available excess incremental taxes to provide financial assistance to a developer under the terms of a redevelopment agreement for the purpose of paying costs of certain eligible redevelopment project costs.

As of December 31, 2022, the Project has various outstanding service and construction projects with encumbrances for approximately \$1,426,890.

SUPPLEMENTARY INFORMATION

CITY OF CHICAGO, ILLINOIS
WILSON YARD REDEVELOPMENT PROJECT

SCHEDULE OF EXPENDITURES BY STATUTORY CODE

Code Description

Costs of studies, surveys, development of plans and specifications, implementation and administration of the redevelopment plan including but not limited to staff and professional service costs for architectural, engineering, legal, marketing	\$ 163,660
Costs of property assembly, including but not limited to acquisition of land and other property, real or personal, or rights or interests therein, demolition of buildings, and the clearing and grading of land	10,550,548
Costs of the construction of public works or improvements	<u>5,707,061</u>
	<u>\$ 16,421,269</u>



INDEPENDENT AUDITOR'S REPORT

The Honorable Brandon Johnson, Mayor
Members of the City Council
City of Chicago, Illinois

We have audited, in accordance with auditing standards generally accepted in the United States of America, the financial statements of Wilson Yard Redevelopment Project of the City of Chicago, Illinois, which comprise the statement of net position and governmental fund balance sheet as of December 31, 2022, and the related statement of activities and governmental fund revenues, expenditures and changes in fund balance for the year then ended, and the related notes to the financial statements, and we have issued our report thereon dated June 29, 2023.

In connection with our audit, nothing came to our attention that caused us to believe that the Project failed to comply with the regulatory provisions in Subsection (q) of Section 11-74.4-3 of the Illinois Tax Increment Allocation Redevelopment Act and Subsection (o) of Section 11-74.6-10 of the Illinois Industrial Jobs Recovery Law as they relate to the eligibility for costs incurred incidental to the implementation of the Wilson Yard Redevelopment Project of the City of Chicago, Illinois.

However, our audit was not directed primarily toward obtaining knowledge of such noncompliance. Accordingly, had we performed additional procedures, other matters may have come to our attention regarding the Project's noncompliance with the above referenced regulatory provisions, insofar as they relate to accounting matters.

This report is intended for the information of the City of Chicago's management. However, this report is a matter of public record, and its distribution is not limited.

Prado & Renteria

June 29, 2023

INTERGOVERNMENTAL AGREEMENTS

FY 2022

FY 2022

Name of Redevelopment Project Area:

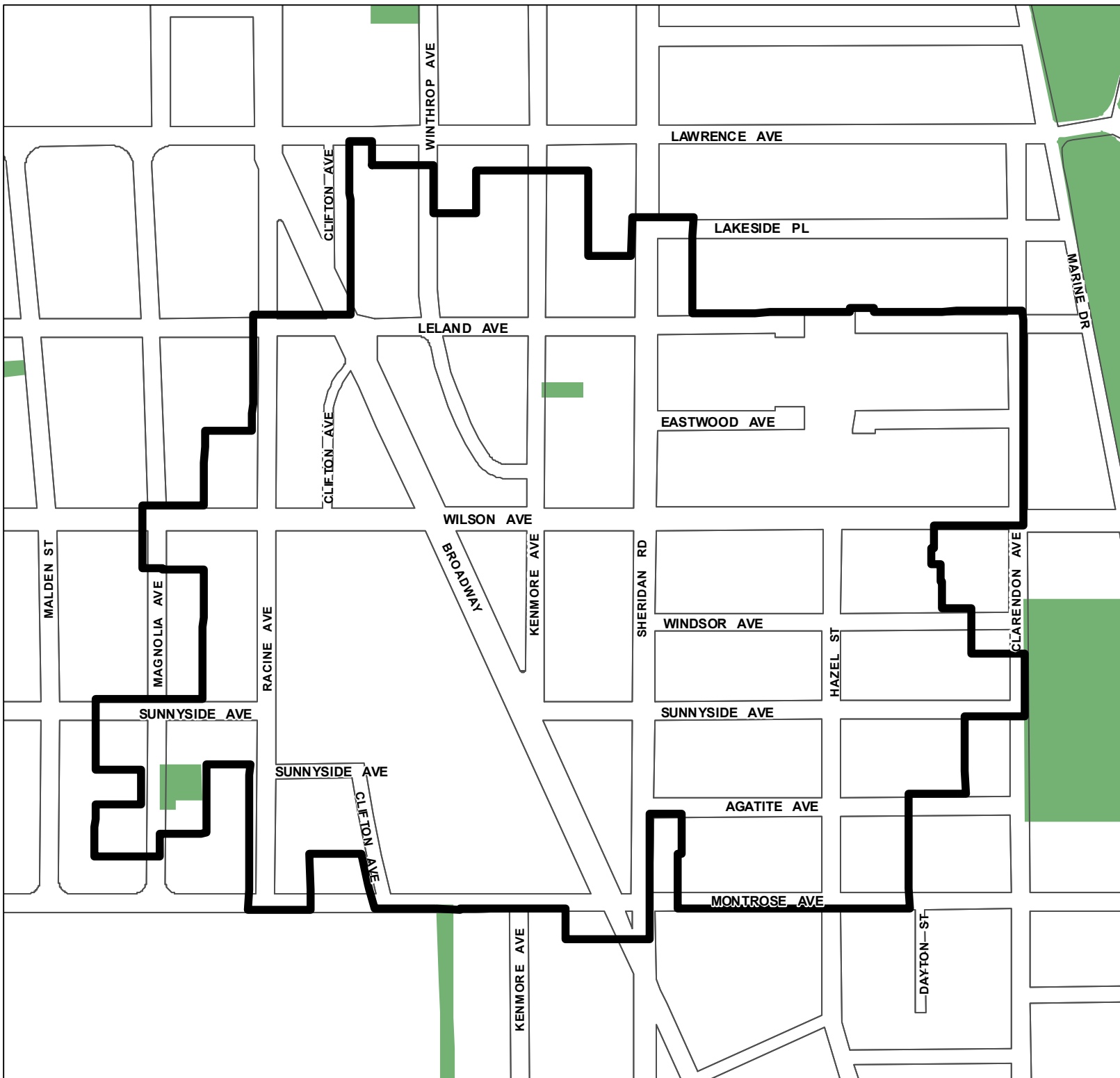
Wilson Yard

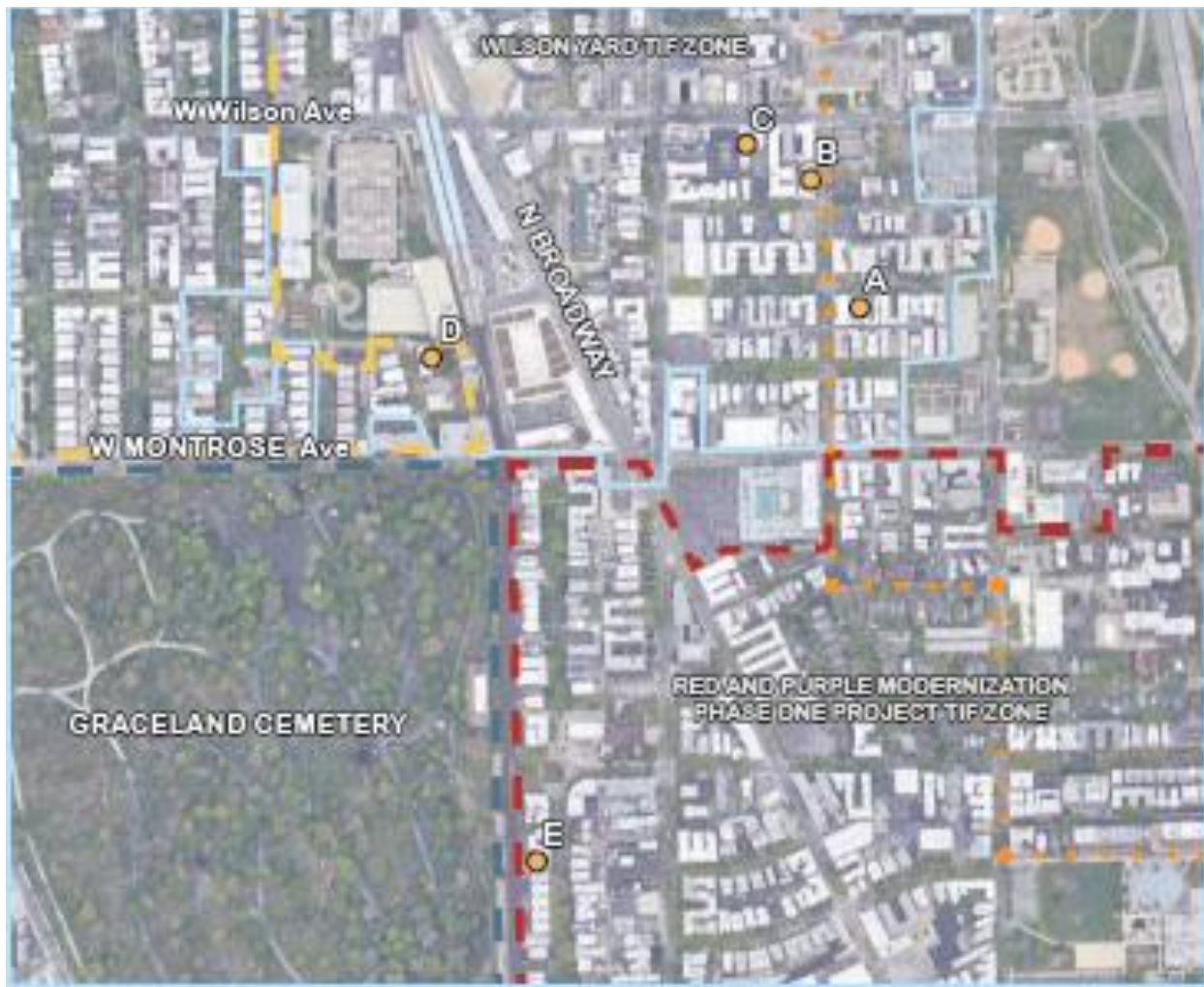
A list of all intergovernmental agreements in effect in FY 2022 to which the municipality is a part, and an accounting of any money transferred or received by the municipality during that fiscal year pursuant to those intergovernmental agreements. [65 ILCS 5/11-74.4-5 (d) (10)]

Name of Agreement	Description of Agreement	Amount Transferred Out	Amount Received
IGA - CCC - Truman College	Improvements to college	\$2,674,384	
IGA - CPD - Broncho Billy	Improvements to park	\$147,000	

Existing Tax Increment Financing Districts

Wilson Yard

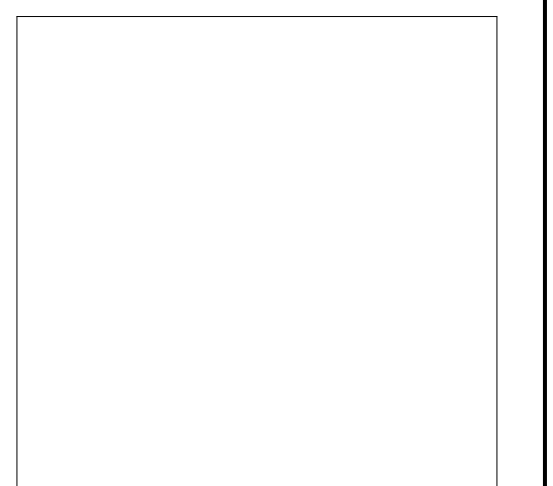
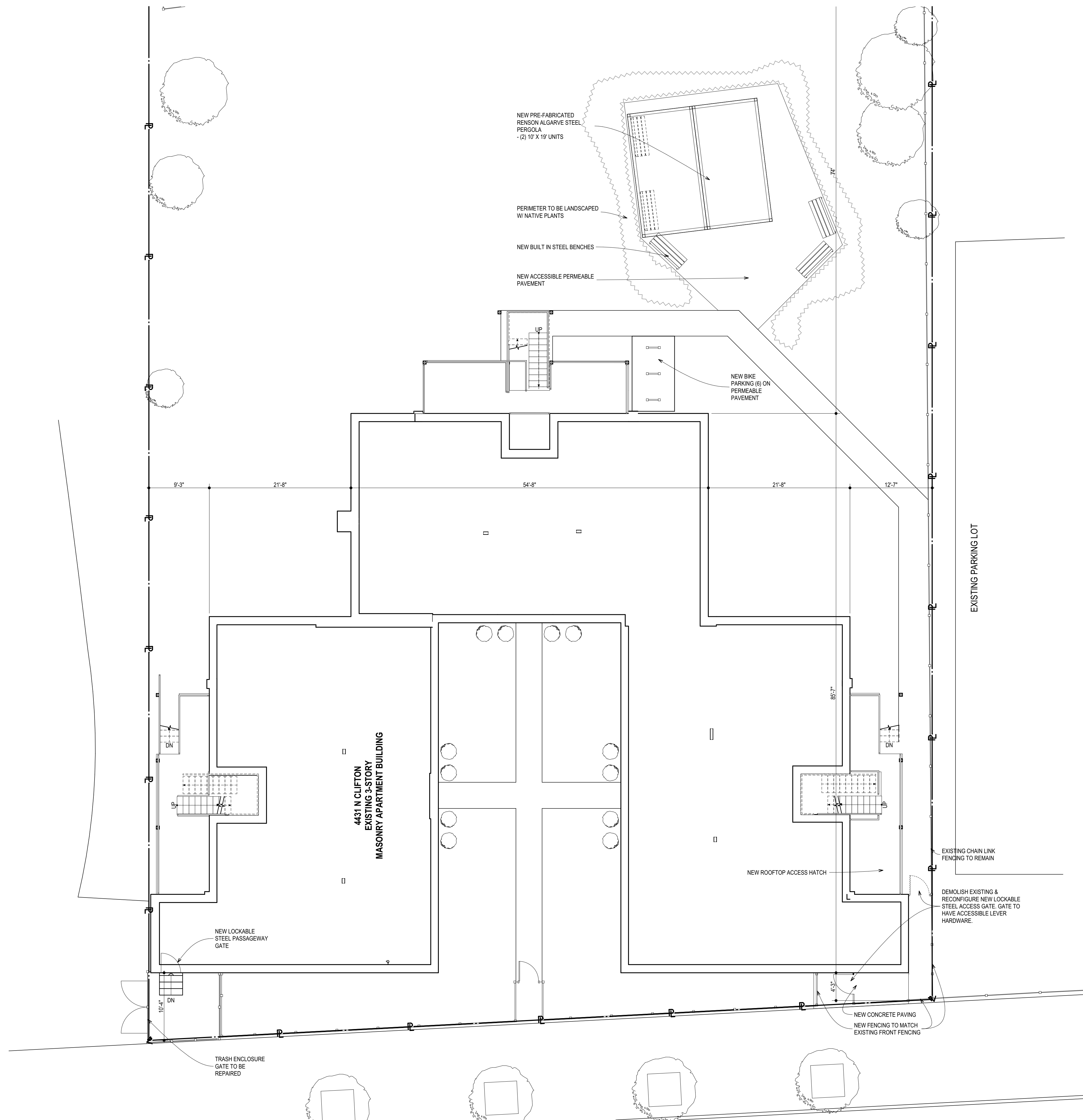




-  GRACELAND CEMETERY
-  SHERIDAN PARK HISTORIC DISTRICT
-  BUENA PARK HISTORIC DISTRICT
-  (TAX INCREMENT FINANCING) T-180 BOUNDARY
-  LAKEFRONT ZONING - PRIVATE

TYPICAL SITE PLAN NOTES

1. SEE SCOPE NOTES FOR ALL WORK



I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.01.03

ISSUE FOR 50% DD

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Heart of Uptown Apartments

4431 N Clifton Ave
Chicago, IL 60640

2218A

Architectural Site Plan

A-100

1 Architectural Site Plan - 4431 N Clifton Ave
SCALE: 1/8" = 1'-0"

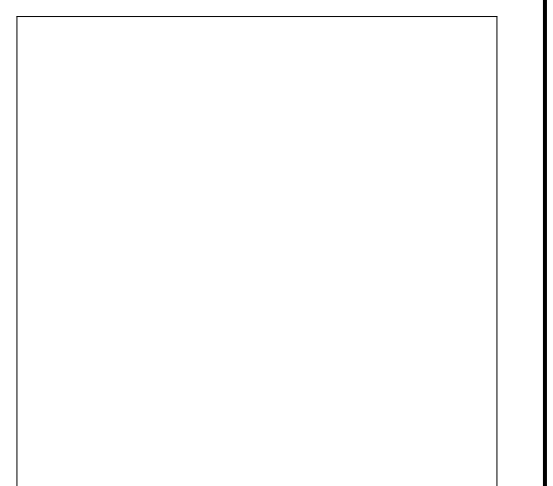
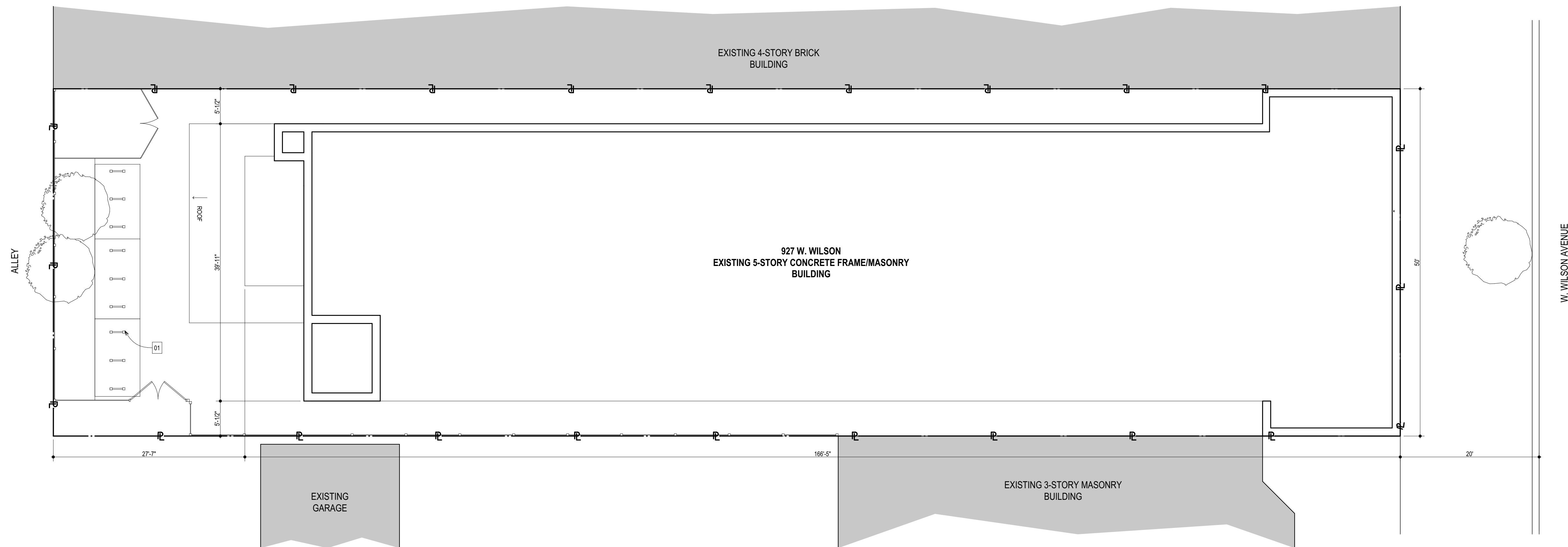
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TYPICAL SITE PLAN NOTES

1. SEE SCOPE NOTES FOR ALL WORK

KEY SITE PLAN NOTES

01 NEW BIKE RACKS



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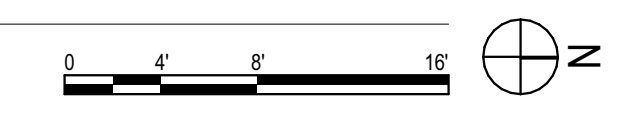
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Site Plan

A-100

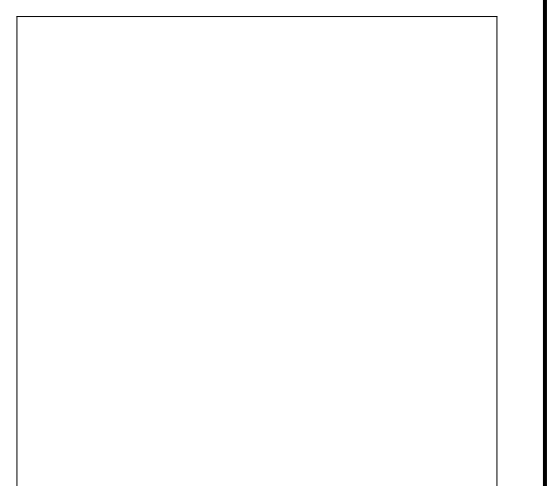
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0 Site Plan
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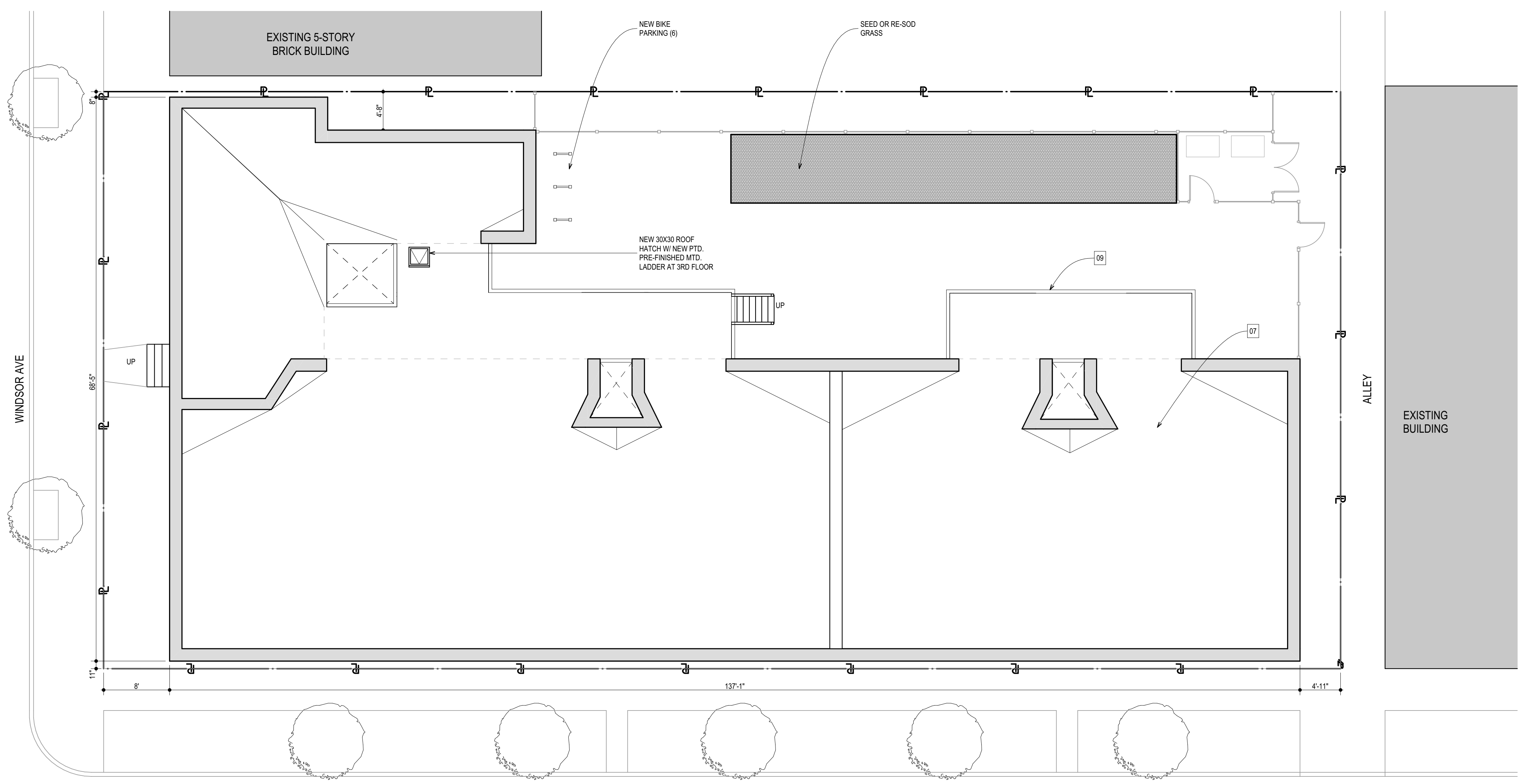
**Heart of Uptown
Apartments**

900 W Windsor Ave
Chicago, IL 60640

2218A

Architectural Site Plan

A-100

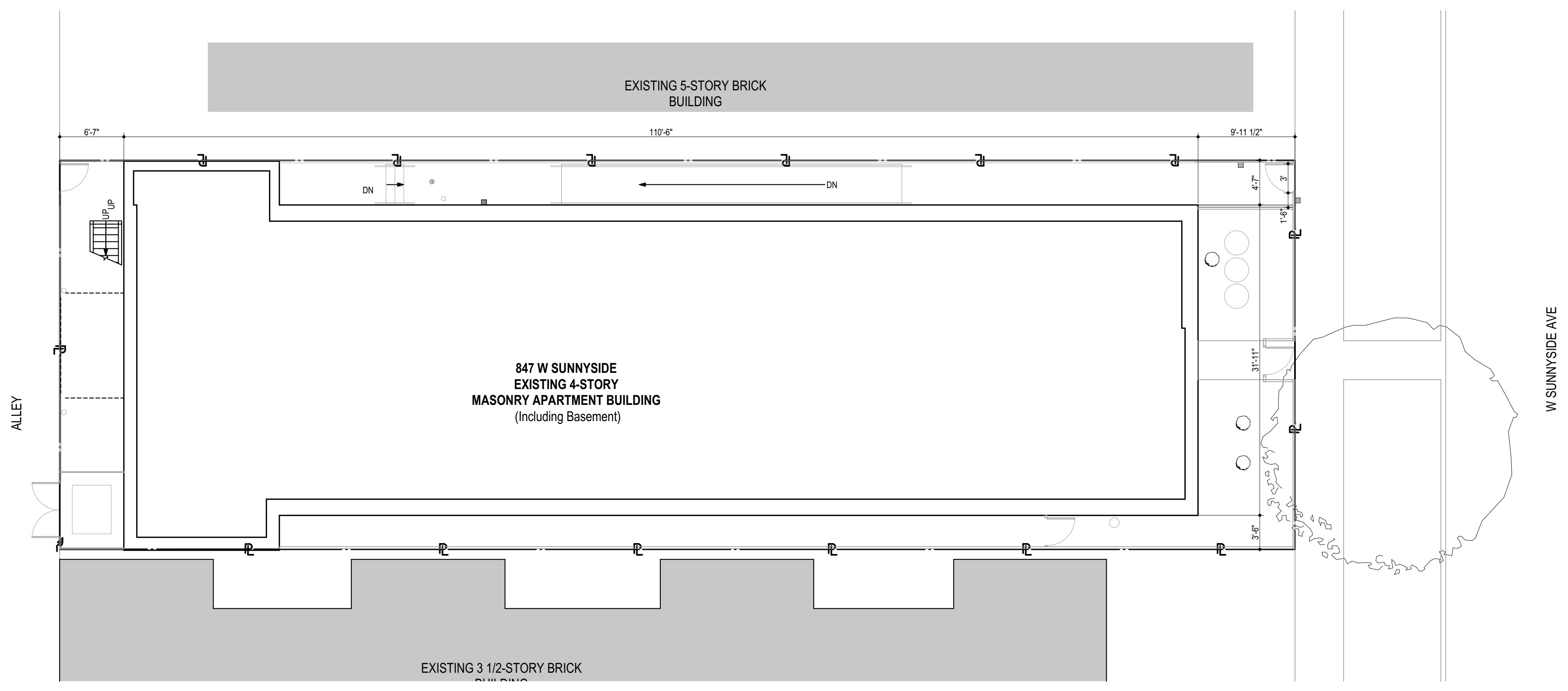


2 Architectural Site Plan - 900 W Windsor Ave
SCALE: 1/8" = 1'-0"



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1 Architectural Site Plan - 847 W Sunnyside
 SCALE: 1/8" = 1'-0"



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**Heart of Uptown
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847 W Sunnyside
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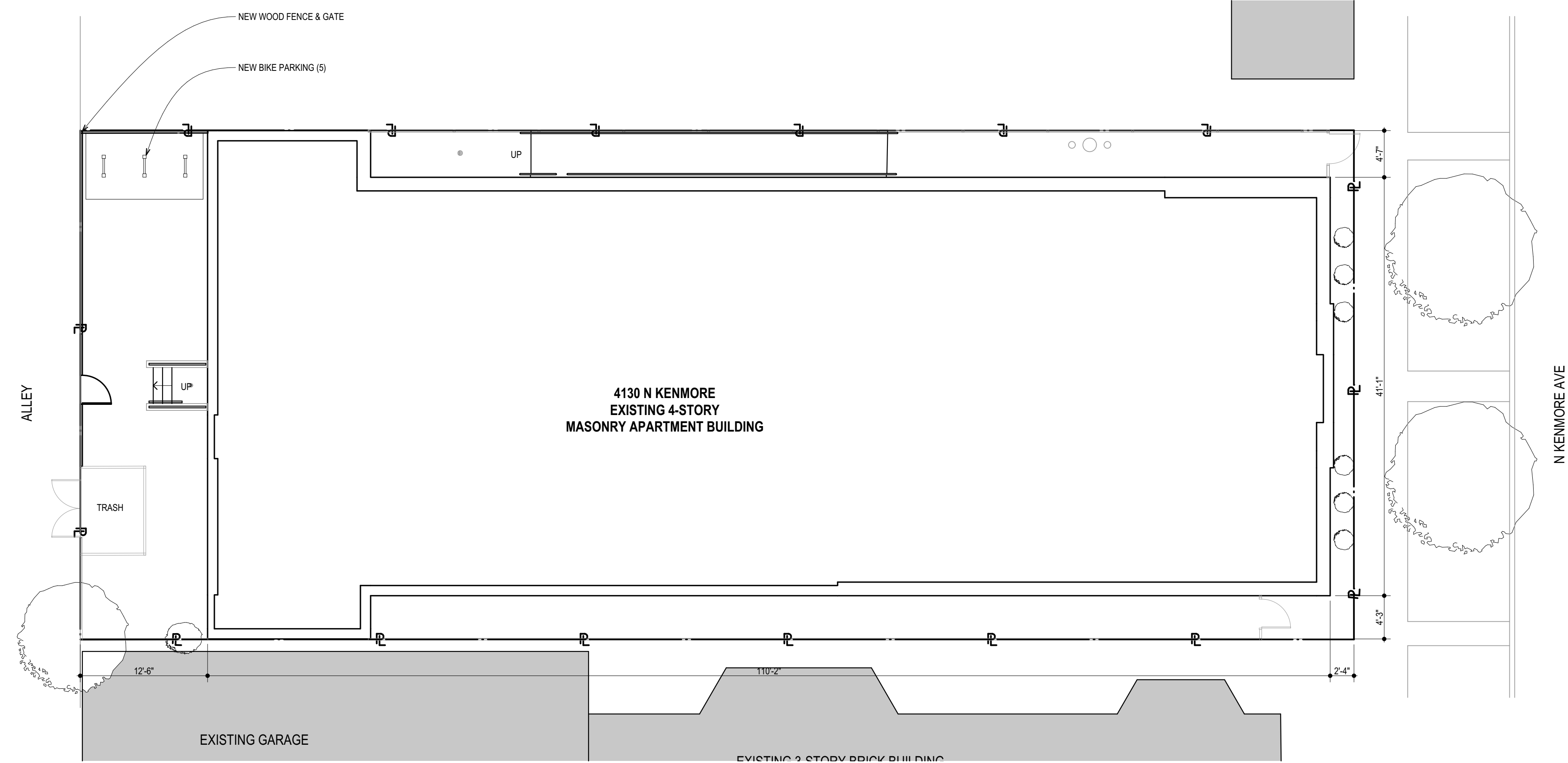
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Architectural Site Plan

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TYPICAL SITE PLAN NOTES

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**Heart of Uptown
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4130 N. Kenmore
 Chicago, IL 60613

2218A

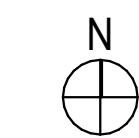
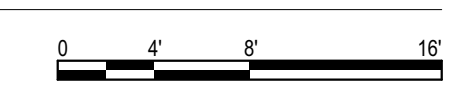
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1 Architectural Site Plan - 4130 N Kenmore

SCALE: 1/8" = 1'-0"



Heart of Uptown Apartments

4431 N Clifton Ave Chicago IL 60640

Building Information

- **Construction Type** : III-A (no change)
- **Occupancy**: R-2 (no change)
- **Sprinkler System**: None Provided (no change)
- **Number of Dwelling Units** : 18 (no change)
- **Bedroom Count Distribution** : 0 (Studio) + 3 (1BR) + 6 (2BR) + 9 (3BR)
- **No. Stories** : 3 (no change)
- **Building Height** : 39' (no change)
- **Gross Square Footage per Zoning**: 16,935 SF (no change)
- **Building Area per CBC 203.4**: 13,596 SF (no change)
- **Work Area**: TBD
- **Number of Off-Street Parking** : None Provided (no change)
- **Number of Bicycle Parking** : 6

Applicable Codes & Guidelines

- The Chicago Construction Codes (2019) including the Chicago Building Rehabilitation Code Title 14R and 05.2022 Supplements
- Chicago Energy Transformation Code (2022) including 05.2020 Supplements
- Illinois Accessibility Code (2018)
- Americans with Disabilities Act (2010)
- ICC/ANSI A117.1-2009 w/ Chicago Amendments
- IHDA Sustainable Design Checklist & Standards for Architectural Planning and Construction (09.2022)
- Enterprise Green Communities (2020)
- Chicago Sustainable Development Policy (01.12.2017)
- City of Chicago Department of Housing Standards for Architectural Planning and Construction (2019)

Project Team

Owner / Developer

POAH
1 N LaSalle St Ste 1750
Chicago, IL 60602

Structural Engineer

AP Structural
990 Grove St Ste 408
Evanston, IL 60201

Architect

LBBA
1625 W Carroll Ave
Chicago, IL 60612

MEP Engineer

Element Engery Consulting
1 S Wacker Dr Ste 200
Chicago, IL 60606

Contractor TBD

Name
Street
City, State Zip

Civil Engineer

Engage Civil Inc.
231 S LaSalle St Ste 2100
Chicago, IL 60604

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Location Map

NOT TO SCALE



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**Heart of Uptown
Apartments**

4431 N Clifton Ave
Chicago, IL 60640

2218A

Cover Sheet

A-000

HEART OF UPTOWN APARTMENTS CODE MATRIX
 Per Chicago Zoning Ordinance (CZO) 2019 Edition, Chicago Building Code (14B) 2019 Edition, Chicago Rehabilitation Code (14R) 2019 Edition; Includes 05/2022 supplements
 The following requirements are minimum requirements. More stringent requirements in the drawings and specification apply

Chicago Building Code (14B) 2019 Edition (Includes 05/2022 Supplements)
 The following requirements are minimum requirements. More stringent requirements in the drawings and specifications apply

Issue	Chapter / Article	Required / Existing	Actual / Proposed	Location / Sheet No.	Remarks
PROJECT INFORMATION & ZONING REQUIREMENTS					
Type of Work	14B & 14R	Building Rehabilitation - Alteration		-	
Rehabilitation Compliance Method	14R-3-301	Work Area Compliance Method		-	
Historic Building	14R-Chapter 12	Yes		-	Sheridan Park Historic District
Zoning District (or PD Number)	17-2-0100	RT-4	Existing Zoning District (no change)	-	ARO Community Preservation Area
Land Area (for FAR) in sf	17-2-0304		19,574	Survey	
Special Conditions			n/a		
Zoning Use Group and Categories (Allowed Uses)	17-2-0200 17-17-0100	Residential Use - Household Living Category Permitted Use (P)	Existing Use (no change) Existing Use (no change)	-	
Front Setback (ft)	17-2-0305	RT4 = 15 ft or 12% of lot depth, whichever is less Existing = 4'-3 1/4"	Existing non-conforming (no change)		In all R districts other than RM5, RM5.5, RM6 and RM6.5: the required rear setback applies to all portions of the building
Rear Setback (ft)	17-2-0306	RT4 = 50 ft or 30% of lot depth, whichever is less Existing = 64'-2 1/2"	Existing complies (no change)		
Left Side Setback (ft)	17-2-0309	RT4 = 2 ft or 8% of lot width, whichever is greater Existing = 0'-0"	Existing non-conforming (no change)		
Right Side Setback (ft)	17-2-0309	RT4 = 2 ft or 8% of lot width, whichever is greater Existing = 3'-5"	Existing non-conforming (no change)		
Combined Side Setbacks (ft)	17-2-0309	RT4 = 20% of lot width; no side setback is required to exceed 5 ft in width (10 ft combined) Existing = 3'-5"	Existing non-conforming (no change)		
Zoning Floor Area (sf)			16,935		
Floor Area Ratio (FAR)	17-2-0304	RT4 = 1.20 maximum Existing = 1.15	Existing complies (no change)	-	
Allowable Buildable Area	17-2-0304	23,488 SF (see zoning floor area for existing)	Existing complies (no change)	-	
Zoning Building Height (ft)	17-2-0311	RT4 = 38 ft maximum (principal residential buildings) Existing = 36'	Existing complies (no change)	Elevations	
Number of Dwelling Units			18 units	Cover Sheet	
Minimum Lot Area	17-2-0301	RT4 = 1,650 SF minimum (see land area for existing)	Existing complies (no change)		
Lot Area Per Unit - Density (sf/unit)	17-2-0303	RT4 = 1,000 SF minimum (dwelling & efficiency units) Existing = 1,087 SF	Existing complies (no change)	-	
Rear Yard (On-Site) Open Space (sf)	17-2-0307 17-2-0308	RT4 = 65 sf per DU or 6.5% of lot area, whichever is greater Existing = 9,745 SF	Existing complies (no change)		RS, RT, RM4.5 and RM5 Districts: Location and design of rear yard open space shall comply with 17-2-0307-A
Rear Yard (On-Site) Open Space Minimum Dimension	17-2-0307 17-2-0308	RT4 = 12 ft minimum diameter	Existing complies (no change)		
On-Site Parking Spaces	17-10-0207	Parking Group C (Multi-Unit, government-subsidized, based on unit size) 12 minimum Existing = 0	Existing non-conforming (no change)	Site Plan	Less than 600 sq. ft. = 0.33 spaces per unit 600 - 1,200 sq. ft. = 0.70 spaces per unit (existing site limitations make it infeasible to provide off-street parking spaces)
Bicycle Parking	17-10-0207	6 minimum Existing = 0	6 new		1 per 2 auto spaces in buildings containing 8 or more units
On-Site Loading Spaces	17-10-1100	Multi-Unit Residential 0-24,999 GSF = 0 required loading spaces	Existing complies (no change)		
Occupancy Classification & Use	14B-3-201 14B-4-406.3.1	R-2 residential	Existing (no change)	-	R-2, one or more sleeping units or more than 3 DU (including live/work units), apartment houses, condos, co-ops, congregate living facilities (non-transient) w/ more than 16 occupants, townhouses
Occupancy Separation	14B-5-508	Single Occupancy	Existing (no change)	-	
Construction Classification	14B-6-602.1	III-A construction	Existing (no change)	-	
Allowable Building Height	14B-4-504.3	Type IIIA = 55' (R Occupancy, NS) Existing = 39'	Existing complies (no change)	Elevations	
Allowable Number of Stories Above Grade Plane	14B-4-504.4	Type IIIA = 4 stories (R-2 Occupancy, NS) Existing = 4 stories	Existing complies (no change)	Elevations	
Building Area - Basements	14B-4-506.1.3	Basements are NOT included in building area where the total area of such basements does NOT exceed the allowable building area for a one-story above grade plane building of the same occupancy and construction type	Basements are NOT included in building area	Plans	
CBC Building Area (sf)	14B-2-203		13,596	Plans	
Number of Dwelling Units		18	18 (no change)	Cover Sheet	
Special Uses	14B-Chapter 4	Dwelling Units / Sleeping Units		-	
Fire Protection and Life Safety	14B-Chapter 11	n/a - none		-	

Issue	Chapter / Article	Ordinance Requirement	Actual	Location / Sheet No.	Remarks
NEW CONSTRUCTION BUILDING REQUIREMENTS					
Main Occupancy Classification and Use	14B-3-310	main occupancy:	R-2 residential	-	R-2, one or more sleeping units or more than 3 DU (including live/work units), apartment houses, condos, co-ops, congregate living facilities (non-transient) w/ more than 16 occupants, townhouses
Incidental Uses - Area Limitations	14B-5-509.3	Max 10% of gross floor area of the primary occupancy = 1,0399 SF	Mechanical Room = 716 SF Mechanical Room = 660 SF Electrical Room = 720 SF Electrical Room = 627 SF Laundry Room = 290 SF Total = 3,015 SF (no change to incidental use area)	Plans	
Incidental Uses - Separation and Protection	14B-5-509.4	Rooms w/ boilers where largest piece of equipment is over 15 psi and 10 horsepower - 2hr fire barrier Laundry rooms over 100 sf - 1hr fire barrier	Existing complies (no change) Existing complies (no change)	Egress Plans	Where Table 509 specifies a fire resistance-rated separation, the incidental uses shall be separated from the remainder of the building by a fire barrier per 707 or a horizontal assembly per 711, or both.
Frontage Increase - Calculating W	14B-4-506.3.1 14B-4-506.3.2 Equation 5-4	L_p = length of a portion of the exterior perimeter wall W_p = width (> 20 ft) of a public way or yard associated w/ that portion of the exterior perimeter wall F = building perimeter that fronts on a public way or yard having a width of 20 ft or more W (width: weighted average) = calculated width of public way or yard (ft). See remarks. Max $W = 30'$ $W = (L_1 \times w_1 + L_2 \times w_2) / F$	$L_1 = 281$ ft $L_2 = 108$ ft $w_1 = 30$ ft $w_2 = 28.03$ ft $F = 389$ ft $W = 29.5$ ft		1. every building shall adjoin or have access to a public way to receive an area factor increased based on frontage (not less than 25% of its perimeter on a public way or yard 2. To qualify for an area factor increase based on frontage, the public way or yard adjacent to the building perimeter shall have a minimum distance (W) of 20 ft measured at right angles from the building face to any of the following: - the closest abutting property line - the far side of a public way - the exterior face of an adjacent building on the same lot 3. Where the value of W is greater than 30 ft, a value of 30 ft shall be used in calculating the area factor increase based on frontage, regardless of the actual width of the public way or yard. Where the value of W varies along the perimeter of the building, the calculation performed in accordance with Equation 5-5 shall be based on the weighted average calculated in accordance with Equation 5-4.
Amount of Area Factor Increase Due to Frontage	14B-4-506.3.3 Equation 5-5	P = perimeter of entire building (ft) W = width of public way or yard (ft) per 506.3.2 F = building perimeter that fronts on a public way or yard having a min width of 20 ft S = see remarks	$P = 557.75$ ft $W = 29.5$ ft $F = 387$ ft $S = 1$	Site Plan	$S =$ where a building is equipped throughout with an automatic sprinkler system in accordance per 903.3.1.1 (NFPA 13), S-2, and where a building is NOT equipped throughout with an automatic sprinkler system per 903.3.1.1 (NFPA 13) or 903.3.1.2 (NFPA 13R), S-1
Allowable Area: Single-occupancy, one-story buildings	14B-4-506.2.1 Equation 5-1	A_t = tabular allowable area factor per 506.2 (NS) NS = tabular allowable area factor per 506.2 for non-sprinklered buildings (regardless if the building is sprinklered) I_t = Area factor increase due to frontage (%) per 506.3 A_s = $A_t + (NS \times I_t)$	$A_t = 10,000$ SF $NS = 10,000$ SF $I_t = 0.68$ $A_s = 16,800$ SF		Basements are NOT included in building area
Allowable Area: Single occupancy, multi-story buildings	14B-4-506.2.3 Equation 5-2	A_t = tabular allowable area factor per 506.2 (NS, S1, S13 R or S13D as applicable) - Max per floor NS = tabular allowable area factor per 506.2 for non-sprinklered buildings (regardless if the building is sprinklered) I_t = Area factor increase due to frontage (%) per 506.3 S_n = Actual number of building stories above a grade plane not to exceed 3 Allowable area of single-occupancy, multi-story buildings $A_s = A_t + (NS \times I_t) \times S_n$ Actual building area =	$A_t = 10,000$ SF $NS = 10,000$ SF $I_t = 0.68$ $S_n = 3$ $A_s = 30,400$ GSF 13,590 GSF (no change)	Plans	No individual story shall exceed the allowable area (A_s) as determined by this equation using the value $S_n = 1$ No one story can be greater than the allowable area of a one-story building
Groups I-1, R-1 thru R-4 separation walls	14B-4-420.2	Walls shall be constructed as fire partitions in accordance with Section 708	Existing complies (no change)	Assemblies	See "Fire Separation" below
Groups I-1, R-1 thru R-4 horizontal assemblies	14B-4-420.3	Floors shall be constructed as horizontal assemblies per 711	Existing complies (no change)	Assemblies	See "Fire Separation" below
Groups I-1, R-1 thru R-4 automatic sprinkler system	14B-4-420.4	Group R occupancies shall be equipped throughout with an automatic sprinkler system req by 903.2.8; Quick-response or residential automatic sprinklers shall be installed in accordance with 903.3.2	Automatic sprinkler system not provided (no change) - see remarks	-	Alterations shall be done in a manner that maintains the level of protection provided for the means of egress. Work Area does not exceed 50% of floor area of any story. (Level 2 Alteration - See Rehabilitation Code Matrix)
Groups I-1, R-1 thru R-4 fire alarm systems and smoke alarms	14B-4-420.5	Fire alarm systems and smoke alarms shall be provided in Group I-1, R-1 and R-2 occupancies; single- or multiple station smoke alarms shall be provided in groups I-1, R-2 thru R-5	Single- or multiple station smoke alarms are provided	-	Installation per Section 907
Construction Classification - Primary Structural Frame	14B-6-601	III-A = 1 hr minimum (and per 704.10)	Existing complies (no change)	Assemblies	
Construction Classification - Exterior Bearing Walls	14B-6-601	III-A = 2 hr minimum (and per 602, 704.10)	Existing complies (no change)		
Exterior Walls fire separation distance $X < 3$	14B-6-602	III-A/R = 2 hr minimum	Existing complies (no change)	Assemblies	Exterior load bearing walls must conform to the higher of the fire-resistance ratings specified in tables 601 and 602
Exterior Walls fire separation distance $3 \leq X < 5$	14B-6-602	III-A/R = 1 hr minimum	Existing complies (no change)		Per 704.9, exterior load bearing structural members, such as columns or girders, must have the same fire-resistance rating required for exterior load-bearing walls. This may be more restrictive than table 601 or 602
Exterior Walls fire separation distance $5 \leq X < 10$	14B-6-602	III-A/R = 1 hr minimum	Existing complies (no change)		Exterior nonbearing walls only need to comply with 602
Exterior Walls fire separation distance $10 \leq X < 30$	14B-6-602	III-A/R = 1 hr minimum	Existing complies (no change)		Exterior nonbearing walls include exterior partitions
Exterior Walls fire separation distance $X \geq 30$	14B-6-602	III-A/R = 0	Existing complies (no change)		
Construction Classification - Interior Bearing Walls	14B-6-601	III-A = 1 hr minimum	Existing complies (no change)		
Construction Classification - Interior Nonbearing Walls and Partitions	14B-6-601	III-A = 0	Existing complies (no change)	Assemblies	Not less than the fire-resistance rating required by other sections of this code
Construction Classification - Floor Construction and Associated Secondary Members	14B-6-601	III-A = 1 hr minimum	Existing complies (no change)		
Construction Classification - Roof Construction and Associated Secondary Members	14B-6-601	III-A = 30 min minimum	Existing complies (no change)		Type III-A: In buildings of exclusively Group R-2, R-3, R-4 or R-5 occupancy with no more than four stories above grade plane, the required fire-resistance rating of roof construction and associated secondary members shall be reduced to 30 minutes.
Allowable Combustible Materials in Type III, IV construction	14B-6-604	combustibles in exterior walls	n/a - no change to existing construction applying to these sections		Combustible materials shall be permitted in the exterior walls of buildings of Type III or IV construction where combustible materials in the same application are permitted in the exterior walls of buildings of Type I or II construction by Section 603.1
Basement Construction	14B-6-605.2	columns and bearing walls	To comply	Plans, Assemblies	Type III or V construction with three or more stories above grade plane: all basement columns and basement bearing walls shall be of noncombustible material or of heavy timber construction
	14B-6-605.4	floor construction	n/a - no change to existing floor construction		Except in buildings of Group R-5 occupancy, floor construction over basements shall have a fire-resistance rating of not less than 1 hour.

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Heart of Uptown
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Code Matrix
A-002a

STRUCTURAL MEMBERS	fire resistant rating of structural members	14B-7-704.1	shall comply with this section and the requirements for the type of construction as specified in Table 601	To comply	Assemblies, Structural Drawings	The fire resistance ratings shall not be less than the ratings required for the fire-resistance-rated assemblies supported by the structural members.
	column protection	14B-7-704.2	where fire-resistance rating is required, entire column shall be encased on all sides for the full column height, including connections to other structural members	To comply		
	protection of secondary members	14B-7-704.4	where fire-resistance rating is required, member shall be protected by individual encasement	To comply		
	protection of lintels, shelf angles, plates	14B-7-704.11	Fire protection is not required at the bottom flange of lintels, shelf angles and plates, spanning not more than 6 feet 4 inches whether part of the primary structural frame or not, and from the bottom flange of lintels, shelf angles and plates not part of the primary structural frame, regardless of span.	To comply		
OPENINGS	Exterior Walls - Openings	14B-7-705.8(2)	Unprotected (UP), Nonsprinklered (NS) Nonsprinklered includes NFPA 13R 5 ft or greater = No Limit	Existing complies (no change)	Elevations	
	Exterior Walls - Vertical Separation of Openings	14B-7-705.8.5	Rated Opening Protectives based on Vertical Separation of Openings	n/a - Building is 3 stories or less above the grade plane	Elevations	This section shall not apply to buildings that are three stories or less above grade plane
	Exterior Walls - Joints	14B-7-705.9	Joints	n/a - no change to joints in or between exterior walls	Elevations, Assemblies	
	Exterior Wall - Ducts and Air Transfer Openings	14B-7-705.10	Air Duct and Air Transfer Openings	n/a - air ducts and air transfer openings in exterior walls that are permitted to have unprotected openings are not required to comply w/ 717 ducts and air transfer openings	-	
PENETRATIONS	Penetrations into or thru fire walls, fire barriers, smoke barrier walls and fire partitions	14B-7-714.1	Penetrations that are not protected with dampers shall comply with 714.3 thru 714.4.3	To comply	Assemblies	
	Penetrations of a floor, floor/ceiling assembly or the ceiling membrane of a roof/ceiling assembly	14B-7-714.5	Penetrations thru horizontal assemblies not protected with a shaft per 717.6 and not protected with fire dampers shall comply with 714.5 thru 714.6.2	To comply		
OPENING PROTECTIVES	Opening Protectives - Fire-Rated Glazing	14B-7-716	Fire rated glazing shall comply with Section 716	To comply	Door Schedule	
	Opening Protectives - Door Assemblies in Corridors and Smoke Barriers	14B-7-716.1(2) 14B-7-716.2.2.1	20 min fire rating and tested in accordance with 716.2.2.1	To comply	Door Schedule	Fire door assemblies shall be tested in accordance with NFPA 252 or UL 10C (without the hose stream test)
FIRE ALARM & DETECTION SYSTEMS	Group R-2 Fire Alarm Systems	907.2.9	A manual fire alarm system that activates the occupant notification system in accordance with Section 907.5 shall be installed in Group R-2 occupancies where the building contains more than 16 dwelling or sleeping units	n/a	-	Fire alarm system not required in existing building meeting provisions in Title 14X (see Rehabilitation Matrix)
	Group R-2 Smoke Alarms	907.2.10.2	Single- or multiple-station smoke alarms shall be installed and maintained regardless of occupant load at all locations listed in remarks	To comply	Electrical Drawings	1. On the ceiling or wall outside of and within 15 ft of each room used for sleeping purposes 2. In each room used for sleeping purposes 3. In each story within a dwelling unit, including basements but not including crawl spaces and uninhabitable attics. 4. At the uppermost ceiling of each interior exit stairway
	Smoke Alarms - Installation near cooking appliances	907.2.10.3	Smoke alarms shall not be installed in the locations listed in remarks unless this would prevent placement of a smoke alarm in a location required by Section 907.10.2	To comply		1. Ionization smoke alarms shall not be installed less than 20 ft horizontally from a permanently installed cooking appliance 2. Ionization smoke alarms with an alarm-silencing switch shall not be installed less than 10 ft horizontally from a permanently installed cooking appliance 3. Photoelectric smoke alarms shall not be installed less than 6 ft horizontally from a permanently installed cooking appliance
	Smoke Alarms - Installation near bathrooms	907.2.10.4	Smoke alarms shall be installed not less than 3 feet horizontally from the door or opening of a bathroom that contains a bathtub or shower unless this would prevent placement of a smoke alarm required by Section 907.2.10.2	To comply		
	Smoke Alarms - Interconnection	907.2.10.5	Where more than one smoke alarm is required to be installed within an individual dwelling unit or sleeping unit in Group R occupancies, the smoke alarms shall be interconnected in such a manner that the activation of one alarm will activate all of the alarms in the individual unit.	To comply		
MEANS OF EGRESS	Ceiling Height	14B-10-1003.2	Minimum 7'-6"	Existing complies - see remarks	Interior Elevations	Exceptions: 2. Ceilings of dwelling units within residential occupancies in accordance with Section 1207.2 4. Stair headroom in accordance with Section 1011.3 3. Door height in accordance with Section 1010.1.1
	Occupant Load	14B-10-1004	Cumulative Occupant Load	70 Occupants	Egress Plans	
	Means of Egress Sizing - Stairways	14B-10-1005.3.1	Capacity Factor = 0.3 inch per occupant	Existing complies (no change)	Egress Plans	
	Means of Egress Sizing - Other Means of Egress	14B-10-1005.3.2	Capacity Factor = 0.2 inch per occupant	Existing complies (no change)	Egress Plans	
	Number of Exits and Exit Access Doorways	14B-10-1006.2.1	Spaces With One Exit or Exit Access Doorway: Max Occupant Load = 10 Max Common Path = 60 ft (without sprinkler system)	Existing complies (no change)	Egress Plans	
	Exit and Exit Access Doorway Configuration	14B-10-1007.1.1	Exits shall be placed a distance apart equal to not less than one-half the length of the maximum overall diagonal dimension of the building area to be served (measured in a straight line between them)	No change to existing door configuration - see remarks	Egress Plans	Alterations shall be done in a manner that maintains the level of protection provided for the means of egress. Work Area does not exceed 50% of floor area of any story. (Level 2 Alteration - See Rehabilitation Code Matrix) Exception 4: Where two exits are required from or within a dwelling unit, they shall be arranged remote from one another so as to minimize the change of both being blocked by smoke or fire
	Stairways - Area of Refuge	14B-10-1009.3.3	Stairways shall either incorporate an area of refuge within an enlarged floor-level landing or shall be accessed from an area of refuge complying with Section 1009.6	Existing complies - see remarks	Egress Plans	Exception 5: Areas of refuge are not required at stairways in Group R-2 occupancies.

DOORS, RAMPS, STAIRWAYS, HANDRAILS, GUARDS	Doors - Size	14B-10-1010.1.1	Min Clear Opening Width = 32 inches Min Clear Opening Height = 80 inches	No change to existing doors - see remarks	Door Schedule	Work Area does not exceed 50% of floor area of any story. (Level 2 Alteration - See Rehabilitation Code Matrix) The clear opening width of doorways with swinging doors shall be measured between the face of the door and the stop, with the door open 90 degrees Where a door opening includes two door leaves without a mullion, one leaf shall provide a minimum clear opening width of 32 inches The maximum width of a swinging door leaf shall be 48 inches Exceptions: 1. Within Group R-2 dwelling units that are not required to be an Accessible unit, Type A unit or Type B unit, the minimum clear opening width of an exit access doorway, other than the primary entrance to the unit, shall be 28 inches, and the minimum and maximum width shall not apply to door openings that are not part of the required means of egress 6. Door openings within a dwelling unit shall have a minimum clear opening height of 78 inches
	Doors - Direction of Swing	14B-10-1010.1.2.1	Doors shall swing in the direction of egress travel where serving a room or area containing an occupant load of 50 or more persons	Existing complies - see remarks		Cumulative load in any room does not exceed 50 occupants
	Doors - Landings	14B-10-1010.1.6	Landings shall have a width not less than the width of the doorway or door, whichever is greater. Doors in the fully open position shall not reduce a required dimension by more than one-quarter its required width. Landings shall have a length measured in the direction of travel of not less than 44 inches	No change to existing landings - see remarks	Plans	Alterations shall be done in a manner that maintains the level of protection provided for the means of egress. Work Area does not exceed 50% of floor area of any story. (Level 2 Alteration - See Rehabilitation Code Matrix)
	Doors - Arrangement	14B-10-1010.1.8	Space between two doors in a series shall be 48 inches minimum plus the width of a door swinging into the space. Doors in a series shall swing either in the same direction or away from the space between the doors	Existing complies (no change)	Plans	Exception 3: Doors within individual dwelling units in Groups R-2 other than within Accessible units and Type A units
	Stairways, Ramps & Handrails	14B-10-1011 14B-10-1012 14B-10-1014	See floor plans and egress plans for compliance	No change to existing stairways - see remarks	Egress Plans	Alterations shall be done in a manner that maintains the level of protection provided for the means of egress. Work Area does not exceed 50% of floor area of any story. (Level 2 Alteration - See Rehabilitation Code Matrix)
	Guards at Window Openings	14B-10-1015.8	Windows in Group R buildings where the top of the sill of an operable window opening is located less than 36 inches above the finished floor and more than 72 inches above the finished grade or other surface below on the exterior of the building	To comply - see remarks	Window Schedule	Per exception 4.2: In Group R-2 occupancies this section only applies where the top of the sill of an operable window opening is located less than 36 inches above the finished floor and more than 20 ft above the finished grade or other surface below on the exterior of the building.
EXITING AND EGRESS	Exit Access Travel Distance	14B-10-1017.2	Group R = 200 ft (without sprinkler system)	Existing complies (no change)	Egress Plans	
	Interior Exit Stairways Termination	14B-10-1023.3	Interior exit stairways shall terminate at an exit discharge or public way	Existing complies (no change)	Egress Plans	
	Stairway Identification Signs	14B-10-1023.9	A sign shall be provided at each floor landing in an interior exit stairway connecting more than three stories, located 5 ft above the floor landing in a position that is readily visible when the doors are in the open and closed positions, and in accordance with 1023.9	n/a - stairways do not connect more than three stories	-	
	Exit Discharge	14B-10-1028	Exits shall discharge directly to the exterior of the building. The exit discharge shall be at grade or shall provide a direct path of egress travel to grade. The exit discharge shall not reenter a building.	Existing complies (no change)	Egress Plans	
INTERIOR ENVIRONMENT	Roof Ventilation	14B-10-1202.2	Roof assemblies shall be ventilated in accordance with Section 1202.2 or 12.2.3	Existing complies (no change)		
	Natural Ventilation & Light	14B-12-1202.5 14B-12-1204.2	Ventilation Area = 4% of floor area Net Glazed Area = 8% of floor area	Existing complies (no change)	Light & Vent Schedule	
	Yards	14-B-12-1205.2	Min 3 ft for an exterior wall < 40 ft above lowest floor receiving natural light or ventilation or grade plane, whichever is higher. Minimum width shall be increased 2 inches for each 1 ft in height (max width of 15 ft)	Existing ventilation complies (no change)		
	Courts	14-B-12-1205.3	The length of a court shall be at least 150% of the horizontal dimension of required openings. (See yards for width requirements of outer courts) Inner courts shall be min 6 ft for an exterior wall < 40 ft above lowest floor receiving natural light or ventilation or grade plane, whichever is higher. Minimum shall be increased 4 inches for each 1 ft in height (max width of 15 ft)	Existing complies (no change)	Site Plan	
	Minimum Room Dimensions	14B-12-1207.1	Kitchens shall have a clear passageway of not less than 3 ft between counter fronts and appliances or counter fronts and walls	Existing complies - see remarks	Plans	Exception: Within a dwelling unit having a net floor area not exceeding 700 square ft and not required to be an Accessible unit, Type A unit, Type B unit or Type C unit, a clear working space of not less than 30 inches shall be provided
	Minimum Ceiling Heights	14B-12-1207.2	Occupiable spaces and corridors shall have a ceiling height of not less than 7'-6" AFF	Existing complies (no change)	Interior Elevations	Exception 2: Within a dwelling unit or sleeping unit in a Group R occupancy, habitable spaces and hallways shall have a ceiling height of not less than 7'-0" AFF. Bathrooms, toilet rooms and laundry rooms shall have a ceiling height of not less than 6'-8" AFF
ROOF ASSEMBLY	Room Area	14B-12-1207.3	Dwelling Units: Largest room = min 120 SF Dining spaces = min 60 SF Habitable spaces = min 70 SF	Existing complies (no change)	Plans	Where a single room is provided for cooking, dining and living purposes, it shall have a net floor area of not less than 160 SF
	Ventilation	14B-15-1503.4	Intake and exhaust vents shall be provided in accordance with Section 1202.2	Existing complies (no change)		See 'Roof Ventilation' above
	Fire Classification	14B-15-1505.1	IIIA = Class B	To comply	Assemblies	Class B roof assemblies are those that are effective against moderate fire-test exposure and shall be listed and identified as Class B by an approved agency

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02
2024.01.03

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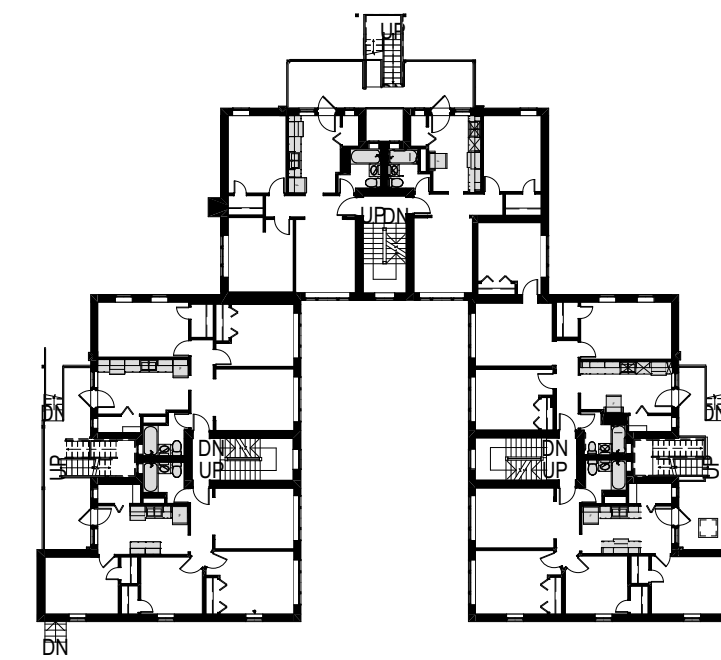
Code Matrix

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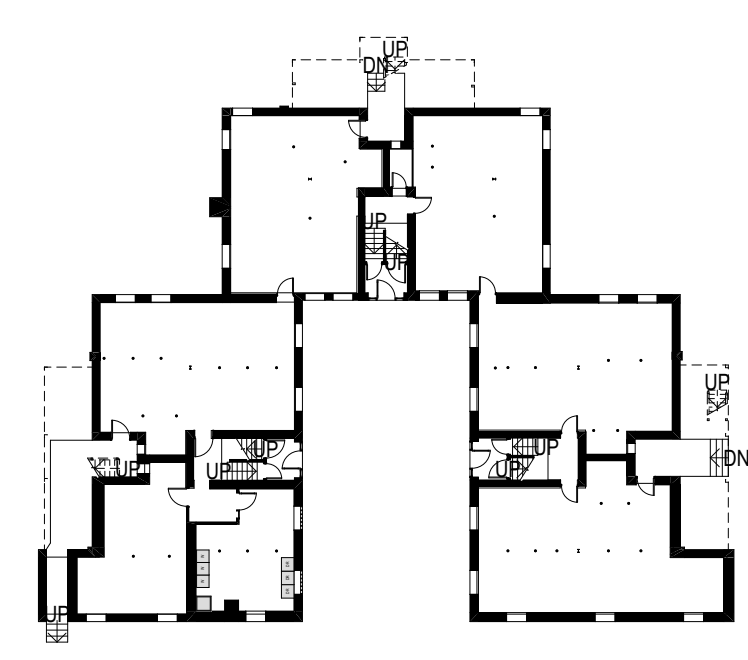
Chicago Rehabilitation Code (14R) 2019 Edition (Includes 05/2022 Supplements)
The following requirements are minimum requirements. More stringent requirements in the drawings and specifications apply

Issue	Chapter / Article	Ordinance Requirement	Actual	Location/ Sheet No.	Remarks
REHABILITATION BUILDING REQUIREMENTS					
GENERAL REHAB					
Defining Scope of Work	14R-3-301	Repairs, Alterations, Additions or Change in Occupancy	Project is an Alteration complying with the Work Area Compliance Method per Chapter 6-12	-	Alteration work falls under Work Area Method Level 1 / Level 2
Fire Limits	14R-1-101.7	No existing building located within the fire limits, as defined in Appendix D of the CBC, shall be increased in building height or building area unless it is of a type of construction allowed for new buildings within the fire limits	n/a - no change	-	
Existing, New, and Replacement Materials	14R-3-302.4 14R-3-302.5	Materials already in use in a building in compliance with requirements or approvals in effect at the time of their erection or installation shall be allowed to remain in use unless determined by the building official to be hazardous.	n/a - no change	-	Except as otherwise required or allowed by this code, materials allowed by the applicable code for new construction shall be used. Like materials shall be allowed for repairs and alterations, provided that unsafe conditions are not created. Hazardous materials shall not be used where the code for new construction would not allow their use in buildings of similar occupancy, purpose and location.
Accessibility	14R-3-305	Maintenance, change of occupancy, additions, and alterations to existing buildings, including those identified as historic buildings shall comply with Sections 305.1 thru 305.9 of this code	To comply - see remarks	Accessible Distribution, Plans, Interior Elevations	Alteration work will comply with accessibility requirements except where technically infeasible
Accessibility - Alterations	14R-3-305.6	A facility that is altered shall comply with the applicable provisions in Chapter 11 of the CBC, unless technically infeasible. Where compliance with this section is technically infeasible, the alteration shall provide access to the maximum extent technically feasible	To comply - see remarks	Enlarged Plans, Interior Elevations	Exception 4: Type B units required by Section 1107 are not required to be provided in existing buildings and facilities built for first occupancy before March 14, 1991, undergoing alterations or change of occupancy.
Accessibility - Alterations Affecting an Area Containing a Primary Function	14R-3-305.7	Where an alteration affects the accessibility to, or contains an area of primary function, the route to the primary function area shall be accessible. The accessible route to the primary function area shall include toilet facilities and drinking fountains serving the area of primary function	To comply - see remarks	Enlarged Plans, Interior Elevations	Alteration work will comply with accessibility requirements except where technically infeasible
Alterations - Entrances	14R-3-305.8.1	Where an alteration includes alterations to an entrance that is not accessible, and the facility has an accessible entrance, the altered entrance is not required to be accessible unless required by Section 305.7 of this code	n/a - no change	-	
Alterations - Accessible Dwelling or Sleeping Units	14R-3-305.8.6	Where Group I-1, I-2, I-3, R-1, R-2 or R-4 dwelling units or sleeping units are being altered or added, the requirements of Section 1107 of the CBC for Accessible units apply only to the quantity units being altered or added	To comply - see remarks	Accessible Distribution	Alteration work will comply with accessibility requirements except where technically infeasible
Alterations - Type A Dwelling or Sleeping Units	14R-3-305.6.7	Where more than 20 Group R-2 dwelling units or sleeping units are being altered or added, the requirements of Section 1107 of the CBC for Type A units apply only to the quantity of spaces being added	n/a - no change to quantity of dwelling units	-	
Alterations - Type B Dwelling or Sleeping Units	14R-3-305.8.8	Where four or more Group I-1, I-2, R-1, R-2, R-3 or R-4 dwelling units or sleeping units are being added, the requirements of Section 1107 of the CBC for Type B units apply only to the quantity of units being added. Where Group I-1, I-2, R-1, R-2, R-3 or R-4 dwelling units or sleeping units are being altered and where the work area is greater than 50 % of the building area, the requirements of Section 1107 for Type B units apply only to the quantity of units being altered.	n/a - no change to quantity of dwelling units - work area is less than 50% of building area	-	Per 305.6.4: Type B units required by Section 1107 of the CBC are not required to be provided in existing buildings and facilities built for first occupancy before March 14, 1991, undergoing alterations or change of use
Alterations - Thresholds	14R-3-305.8.14	The maximum height of thresholds at doorways shall be 3/4 inch. Such thresholds shall have beveled edges on each side	Existing complies - no change	Plans, Door Schedule	
ROOFING					
Reroofing	14R-3-306.1	Materials and methods of application used for roof recover and roof replacement shall comply with the requirements of Chapter 15 of the CBC. Roof repair not exceeding 25 % of the surface area of an existing roof may comply with Chapter 4 of this code.	To comply	Roof Plan, Assemblies	
REPAIRS					
Repairs - Scope	14R-4-401.1	Repairs shall comply with the requirements of this chapter. Repairs to historic buildings need only comply with Chapter 12.	To comply	-	The work shall not make the building less compliant than it was before the repair was undertaken
Repairs - Glazing in Hazardous Locations	14R-4-402.1	Replacement glazing in hazardous locations, as specified in Section 2406.4 of the CBC shall comply with the safety glazing requirements of the CBC	To comply	Door Schedule	
Repairs - Fire Protection	14R-4-403.1	Repairs shall be done in a manner that maintains the level of fire protection provided	To comply	Egress Plans	
Repairs - Means of Egress	14R-4-404.1	Repairs shall be done in a manner that maintains the level of protection provided for the means of egress	To comply	Egress Plans	
Repairs Electrical Materials	14R-4-406.1	Existing electrical wiring and equipment undergoing repair shall be allowed to be repaired or replaced with like material	To comply	Electrical Drawings	1. Replacement of electrical receptacles shall comply with the applicable requirements of Section 406.4(D) of Chicago Electrical Code 2. Plug fuses of the Edison-base type shall be used for replacements only where there is no evidence of over fusing or tampering per applicable requirements of Section 240.51(B) of Chicago Electrical Code
Repairs Plumbing	14R-4-408.1	Plumbing materials and supplies shall not be used for repairs that are prohibited in the Chicago Plumbing Code	To comply	Plumbing Drawings	The maximum water consumption flow rates and quantities for all replaced water closets shall be 1.6 gallons per flushing cycle
Repairs Light and Ventilation	14R-4-409	Existing means of providing natural light and ventilation in occupancies where provisions for natural light and ventilation are required by the CBC, undergoing repair shall not make the building less complying than it was before the damage occurred.	To comply	Light & Vent Schedule	
CLASSIFICATION OF WORK					
Classification of Work Alteration - Level 1 / Level 2	14R-6-602	Level 1 alterations shall comply with the provisions of Chapter 7 of this code Level 2 alterations shall comply with the provisions of Chapter 7 for Level 1 alterations as well as the provisions of Chapter 8 of this code	To comply - see remarks	Work Area Plans	Level 1 alterations include the removal and replacement or the covering of existing materials, elements, equipment, or fixtures using new materials, elements, equipment, or fixtures that serve the same purpose. Level 2 alterations include the reconfiguration of space, the addition or elimination of any door or window, the reconfiguration or extension of any system, or the installation of any additional equipment

ALTERATION - LEVEL 1 (ALSO APPLIES TO LEVEL 2 & 3)	Alteration - Level 1 (Applies to Level 2 and Level 3)	14R-7-701	An existing building or portion thereof shall not be altered such that the building becomes less safe than its existing condition	To comply	-	Exception: Where the current level of safety, fire protection or sanitation is proposed to be reduced, the portion altered shall conform to the requirements of the CBC
	Alteration - Level 1 Interior Finishes	14R-7-702.1	Newly installed interior wall and ceiling finishes shall comply with Chapter 8 of the CBC	To comply	Finish Schedule	
	Alteration - Level 1 Window Opening Control Devices On Replacement Windows	14R-7-702.4	In Group R buildings containing dwelling units or sleeping units, window opening control devices complying with ASTM F2090 shall be installed where an existing window is replaced (see remarks)	To comply	Window Schedule	Where all of the following apply to the replacement window: 1. The window is operable 2. The window replacement includes replacement of the sash and frame 3. In Group R-2 dwelling units, the top of the sill of the window opening is at a height less than 36 inches above the finished floor 4. The window will allow openings that will allow passage of a 4-inch diameter sphere at a point below 42 inches above the finished floor when the window is in its largest opened position 5. The vertical distance from the top of the sill of the window opening to the finished grade or other surface below, on the exterior of the buildings, is greater than 72 inches
	Alteration - Level 1 Materials and Methods	14R-7-702.6	New work shall comply with the materials and methods requirements in the Chicago Construction Codes	To comply	-	Includes methods that specify material standards, detail of installation and connection, joints, penetrations, and continuity of any element, component, or system in the building as applicable
	Alteration - Level 1 Fire Protection	14R-7-703.1	Alterations shall be done in a manner that maintains the level of fire protection provided	To comply	Egress Plans	Building is non-sprinklered (existing, no change)
	Alteration - Level 1 Means of Egress	14R-7-704	Alterations shall be done in a manner that maintains the level of protection provided for the means of egress	To comply	Egress Plans	
	Alteration - Level 1 Reroofing	14R-7-705	Alterations to a roof shall comply with Section 306 of this code	To comply	Roof Plan	
	Alteration - Level 1 Energy Conservation	14R-7-707	The alterations shall conform to the energy requirements of the Chicago Energy Conservation Code.	To comply	-	Level 1 alterations to existing buildings or structures do not require the entire building or structure to comply with the energy requirements of the Chicago Energy Conservation Code
	Alteration - Level 2	14R-8-801	In addition to the requirements of Chapter 8 of this code, all work shall comply with the requirements of Chapter 7 of this code. New construction elements, components, systems, and spaces shall comply with the requirements of the CBC	To comply - see remarks	-	Exception 2: Newly installed electrical equipment shall comply with Section 807 of this code
	Alteration - Level 2 Building Elements and Materials - Vertical Opening	14R-8-802.2.1	Existing interior vertical openings connecting two or more stories shall be enclosed with assemblies having a fire rating of not less than 1 hour with opening protectives	Existing complies (no change)	Egress Plans	
Alteration - Level 2 Building Elements and Materials - Supplemental Shaft and Floor Opening Enclosure Requirements	14R-8-802.2.2	Where the work area on any story exceeds 50% of the floor area, the enclosure requirements of Section 802.2 shall apply to vertical openings other than stairways throughout the story	n/a - work area on any story is under 50% of the floor area	Work Area Plans		
Alteration - Level 2 Building Elements and Materials - Supplemental Stairway Enclosure Requirements	14R-8-802.2.3	Where the work area on any story exceeds 50% of the floor area, stairways that are part of the means of egress serving the work area shall, at a minimum, be enclosed with smoke-light construction on the highest work area story and all stories below	n/a - work area on any story is under 50% of the floor area	Work Area Plans		
Alteration - Level 2 Interior Finishes	14R-8-802.4	The interior finish of walls and ceilings in exits & corridors in any work area shall comply with the requirements of the CBC. Where the work area on any story exceeds 50% of the floor area, Section 802.4 shall apply to the interior finish in exits and corridors serving the work area throughout the story.	To comply (work area on any story is under 50% of the floor area)	Finish Schedule	Exception - Interior finish within tenant spaces that are entirely outside the work area.	
Alteration - Level 2 Guards	14R-8-802.5	In work areas, every portion of a floor, such as a balcony or a loading dock, that is more than 30 inches above the floor or grade below and is not provided with guards, or those in which the existing guards are judged to be in danger of collapsing, shall be provided with guards	To comply - see remarks	-	Existing guards in the work area comply with CBC and to the best of our knowledge there are none in danger of collapsing	
ALTERATION - LEVEL 2 (ALSO APPLIES TO LEVEL 3)	Alteration - Level 2 Fire Protection - Automatic Sprinkler (Groups A, B, E, F-1, H, I, M, R-1, R-2, S-1, and S-2)	14R-8-803.2.2	In the occupancies noted, work areas that have exits or corridors shared by more than one tenant or that have exits or corridors serving an occupant load greater than 20 shall be provided with automatic sprinkler protection where the work area is required to be provided with automatic sprinkler protection in accordance with the CBC as applicable to new construction, and the work area exceeds 50% of the floor area	n/a - work area on any story is under 50% of the floor area	Work Area Plans	
	Alteration - Level 2 Fire Protection - Standpipes	14R-8-803.3	Where the work area includes exits or corridors shared by more than one tenant (see 901.2 for Alterations Level 3) and the finished floor is located more than 50 feet above or below grade plane, a standpipe system shall be provided. Standpipe systems shall be installed in accordance with the CBC	n/a - work area does not include exits and corridors located more than 50 feet above or below the grade plane	-	
	Alteration - Level 2 Fire Protection - Fire Alarm and Detection	14R-8-803.4	A fire alarm system shall be installed in accordance with Sections 803.4.1 through 803.4.3. Where automatic sprinkler protection is provided per 803.2 and is connected to the building fire alarm system, automatic heat detection shall not be required. An automatic fire detection system shall be installed in accordance with the provisions of this code and NFPA 72. The automatic fire detectors shall be smoke detectors, except that an alternative type of detector shall be installed in spaces such as boiler rooms, where products of combustion are present during normal operation in sufficient quantity to actuate a smoke detector	To comply - see remarks	-	Per 14X-5-504.6, fire alarm system not required to be provided in existing Group R occupancies that are not R-1, R-4, used as student housing or as a congregated living facility. 804.4.3 Smoke alarms: Individual sleeping units and individual dwelling units in any work area in Group R and I-1 occupancies shall be provided with smoke alarms in accordance with the Chicago Minimum Requirements for Existing Buildings. Interconnection of smoke alarms outside of the work area shall not be required.
	Alteration - Level 2 Carbon Monoxide Detection	14R-8-804.1	Any work area shall be equipped with carbon monoxide alarms in accordance with Section 504.9 of the Chicago Minimum Requirements for Existing Buildings	n/a - see remarks	-	Exception 2: Installation, alteration or repair of plumbing or mechanical systems, other than fuel-burning appliances
	Alteration - Level 2 Electrical - Residential Occupancies	14R-8-807.3	In Group R-2 thru R-5 occupancies, work areas located within a dwelling unit shall comply with Article 570 of the Chicago Electrical Code, regardless of the height of the building	To comply	Electrical Plans	
	Alteration - Level 2 Energy Conservation	14R-8-810.1	The alterations shall conform to the energy requirements of the Chicago Energy Conservation Code.	To comply	-	Level 2 alterations to existing buildings or structures do not require the entire building or structure to comply with the energy requirements of the Chicago Energy Conservation Code



2 Typical Floor Work Area SF
SCALE: 1/32" = 1'-0"



1 Basement Work Area SF
SCALE: 1/32" = 1'-0"

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

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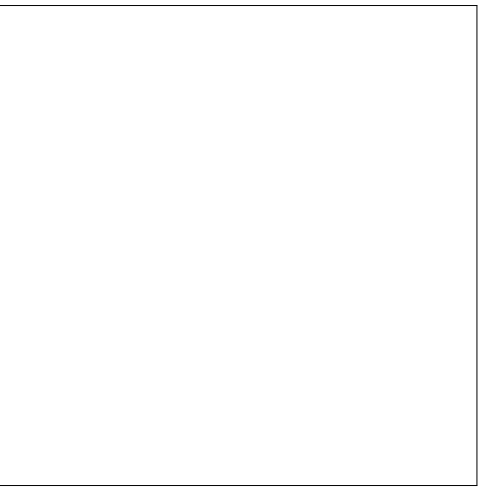
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Code Matrix

A-002c

ALTERATION - LEVEL 2 ONLY IF MORE THAN 1 TENANT (GROUPS R AND I-1) - ALL OTHER APARTMENTS	Alteration - Level 2 Means of Egress - More than one Tenant	14R-8-805	The requirements of this section shall be limited to work areas that include exits or corridors shared by more than one tenant (see 901.2 for Alterations Level 3) and where specified they shall apply throughout the story on which the work areas are located or otherwise beyond the work area	Project complies with Alteration Level 2 so Section 805 Means of Egress complies	-	
	Alteration - Level 2 Means of Egress - Number of Exits	14R-8-805.3.1	Every story utilized for human occupancy on which there is a work area that includes exits or corridors shared by more than one tenant (see 901.2 for Alterations Level 3) within the work area shall be provided with the minimum number of exits based on the occupancy and the occupant load in accordance with the CBC. In addition, the exits shall comply with Sections 805.3.1.1 and 805.3.1.2.	Existing complies	Egress Plans	
	Alteration - Level 2 Means of Egress - Egress Doorways	14R-8-805.4.1	In any work area, all rooms and spaces having an occupant load greater than 50 or in which the common path of egress travel exceeds 75 feet shall have not fewer than two egress doorways	Existing complies	Egress Plans	
	Alteration - Level 2 Means of Egress - Exit Door Swing	14R-8-805.4.2	In the work area and in the egress path from any work area to the exit discharge, all egress doors serving an occupant load greater than 50 shall swing in the direction of exit travel	Existing complies	Egress Plans	
	Alteration - Level 2 Means of Egress - Supplemental Requirements for Door Swing	14R-8-805.4.2.1	Where the work area exceeds 50% of the floor area of the story, door swing shall comply with Section 805.4.2 throughout the story	n/a - work area does not exceed 50% of the floor area of the story	Work Area Plans	
	Alteration - Level 2 Means of Egress - Door Closing	14R-8-805.4.3	In any work area, all doors opening onto an exit passageway or an exit stairway shall be self-closing or automatic-closing by listed closing devices	To comply	Door and Hardware Schedule	
	Alteration - Level 2 Means of Egress - Supplemental Requirements for Door Closing	14R-8-805.4.3.1	Where the work area exceeds 50% of the floor area of a story, door closers shall comply with Section 805.4.3 throughout the exit stairway from that story to, and including, the level of exit discharge	n/a - work area does not exceed 50% of the floor area of the story	Work Area Plans	
	Alteration - Level 2 Means of Egress - Corridor Doors	14R-8-805.5.1	Corridor doors in the work area shall not be constructed of hollow core wood and shall not contain louvers. Dwelling unit or sleeping unit corridor doors in work areas in buildings of Groups R and I-1 shall be not less than 1 3/8-inch solid core wood or approved equivalent and shall not have any glass panels. Dwelling unit or sleeping unit corridor doors in work areas in buildings of Groups R and I-1 shall be equipped with door closers. Replacement doors shall be 1 3/4-inch solid bonded wood core or approved equivalent	To comply	Door and Hardware Schedule	Exception 6: existing doors to electrical rooms and utility rooms not exceeding 50 square feet in floor area may remain
	Alteration - Level 2 Means of Egress - Dead-end Corridors	14R-8-805.6	Dead-end corridors in any work area shall not exceed 35 feet	Existing complies	Egress Plans	
	Alteration - Level 2 Means of Egress - Lighting	14R-8-805.7.1	Means of egress in all work areas shall be provided with artificial lighting per the CBC and Chicago Electrical Code	To comply	Electrical Plans	
	Alteration - Level 2 Means of Egress - Supplemental Requirements for Lighting	14R-8-805.7.2	Where the work area on any story exceeds 50% of the floor area, means of egress throughout the story shall comply with Section 805.7.1	n/a - work area on any story does not exceed 50% of the floor area		
	Alteration - Level 2 Means of Egress - Exit Signs	14R-8-805.8	Means of egress in all work areas shall be provided with exit signs per CBC	To comply	Electrical Plans	
	Alteration - Level 2 Means of Egress - Supplemental Requirements for Exit Signs	14R-8-805.8.1	Where the work area on any story exceeds 50% of the floor area, means of egress throughout the story shall comply with Section 805.8.1	n/a - work area on any story does not exceed 50% of the floor area		

ALTERATION - LEVEL 2 ONLY IF MORE THAN 1 TENANT (GROUPS R AND I-1) - ALL OTHER APARTMENTS



I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02
2024.01.03

REVISED 50% DD
ISSUE FOR 50% DD



Heart of Uptown Apartments

4431 N Clifton Ave
Chicago, IL 60640

2218A

Code Matrix

A-002d

PROJECT TOTALS

Unit Type	Tag	nsf range	RENTAL Federally Financed / IHDA Overall Distribution												Not Accessible		HVI & HVC			HVI (device installed)			HVC (conduit only)																				
			# units	elev. units	type A (incl 504)			504 / type A			type A alone			req'd #	prop'd #	req'd #	HVI (device installed)		HVC (conduit only)																								
					req'd #	prop'd #	%	req'd #	prop'd #	%	req'd #	prop'd #	%				req'd #	prop'd #	2.0%	18.0%	504	type A	n/a																				
studio/elev	k	10%	10	2.0	1	10.0%	1.0	1	10.0%	1.0	10.0%	1	0	0.0%	9	9	2.0	1	10.0%	1	0	0.0%	1.0	1	10.0%																		
1br/1ba/elev	k	20%	21	5.0	8	38.1%	3.0	2	9.5%	2.0	6	28.6%			13	13	5.0	6	28.6%	1.0	2	9.5%	4.0	4	19.0%																		
2br/1ba/elev	k	49%	50	10.0	18	36.0%	5.0	7	14.0%	5.0	11	22.0%			32	32	10.0	12	24.0%	1.0	3	6.0%	9.0	9	18.0%																		
3br/1ba/elev	k	21%	22	5.0	6	27.3%	3.0	3	13.6%	2.0	3	13.6%			16	16	5.0	4	18.2%	1.0	0	0.0%	4.0	4	18.2%																		
TOTAL			103	0	21.0	32	31.1%	11.0	12	11.7%	10.0	20	19.4%	61	61	21.0	22	21.4%	3.0	5	4.9%	18.0	17	16.5%	0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%		

Heart of Uptown Apartments Renovation - CLIFTON

Unit Type	Tag	nsf range	RENTAL Federally Financed / IHDA Overall Distribution												Not Accessible		HVI & HVC			HVI (device installed)			HVC (conduit only)																					
			# units	elev. units	type A (incl 504)			504 / type A			type A alone			req'd #	prop'd #	req'd #	HVI (device installed)		HVC (conduit only)																									
					req'd #	prop'd #	%	req'd #	prop'd #	%	req'd #	prop'd #	%				req'd #	prop'd #	2.0%	18.0%	504	type A	n/a																					
studio/1ba	(1a)	elev	3	1.0	1	33.3%	1.0	0	0.0%	0.0	1	33.3%			1.0	1	33.3%	1.0	1	100%	0.0	0.0%	0.0	0	0.0%																			
1br/1ba	(1a)	elev	6	2.0	1	16.7%	1.0	1	16.7%	1.0	0	0.0%			2.0	2	33.3%	1.0	1	16.7%	1.0	1	16.7%																					
2br/1ba	(1a)	elev	9	2.0	2	22.2%	1.0	1	11.1%	1.0	1	11.1%			2.0	1	11.1%	1.0	0	0.0%	1.0	1	11.1%																					
TOTAL			18	0	4.0	4	22.2%	2.0	2	11.1%	2.0	2	11.1%	4.0	4	22.2%	1.0	1	5.6%	3.0	3	16.7%	0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%			

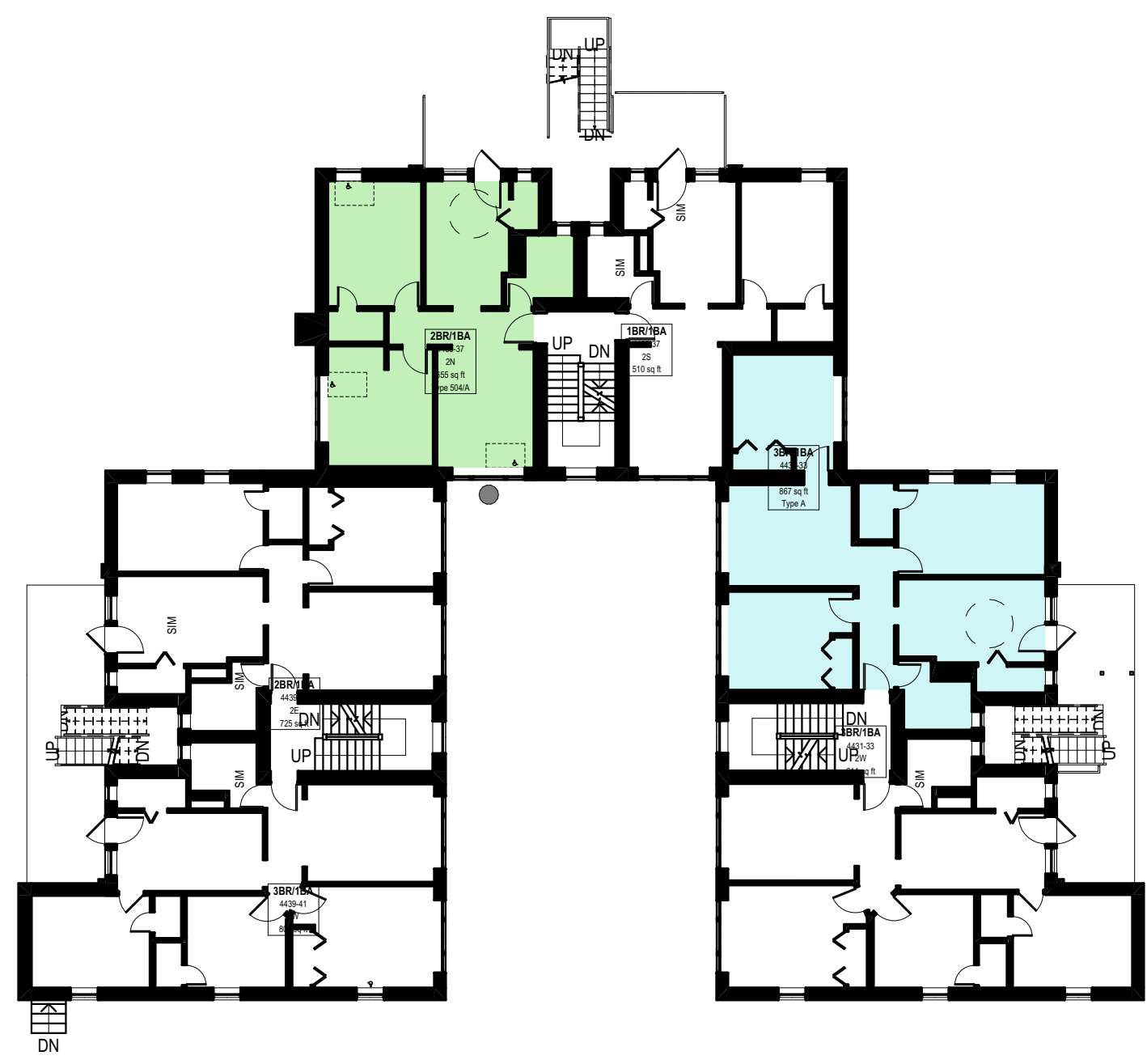
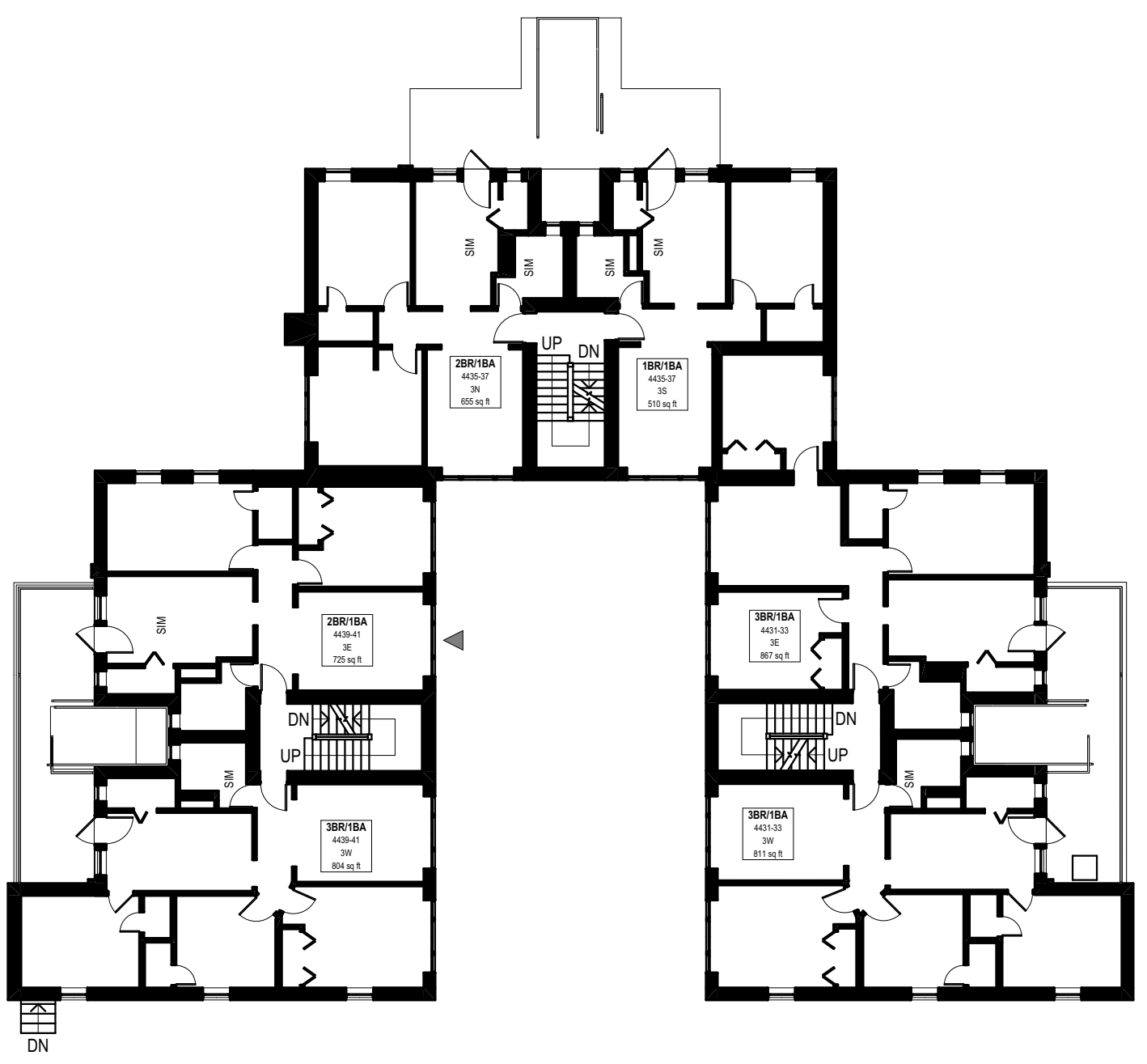
Heart of Uptown Accessibility Distribution by Unit - CLIFTON

Floor	Unit #	Unit Type	Type A/504 (10%)	Type A/504 (20%)	Type A	18% HVC	2% HVI with Alarms Not Accessible
1	1431-33 1E	3BD	1	1			
	1431-33 1W	3BD					
	1435-37 1N	2BD					
	1435-37 1S	1BD		1			
	1439-41 1E	2BD					
2	1431-33 2E	3BD	1				
	1431-33 2W	3BD					
	1435-37 2N	2BD	1		1		
	1435-37 2S	1BD					
	1439-41 2E	2BD					
3	1431-33 3E	3BD					
	1431-33 3W	3BD					
	1435-37 3N	2BD					
	1435-37 3S	1BD					
	1439-41 3E	2BD					1
1439-41 3W	3BD	2	2	1	1	1	

Legend

STUDIO	
1 BD	
2 BD	
3 BD	

conv. type a to 504 1
 new accessible unit 1
 existing accessible 1



ACCESSIBILITY LEGEND

- TYPE A UNIT
- TYPE A/504 UNIT
- HVI
- HVC

3 3rd Floor
SCALE: 1/16" = 1'-0"

2 2nd Floor
SCALE: 1/16" = 1'-0"

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

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LBBA 1625 W Carroll Avenue
Chicago, IL 60612
p 312-938-9100
www.lbba.com

Heart of Uptown Apartments

4431 N Clifton Ave
Chicago, IL 60640

2218A

Accessibility Distribution

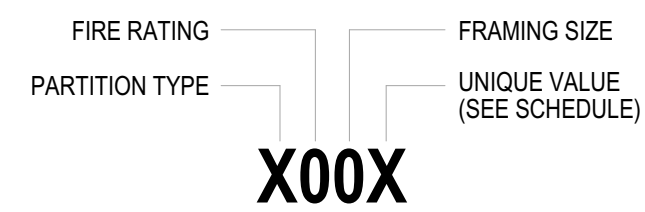
A-004

2/7/2024 9:20 AM

2024.02.02

REVISED 50% DD
ISSUE FOR 50% DD

PARTITION TYPE NAMING CONVENTION



- FIRE RATING**
 0 = NOT RATED
 1 = 1 HOUR RATED
 2 = 2 HOUR RATED
 3 = 3 HOUR RATED
 4 = 4 HOUR RATED
 P = PARTIAL HEIGHT WALL, SEE DETAILS FOR HEIGHT (NOT RATED)
 X = REFER TO STRUCTURAL
- FRAMING SIZE**
 0 = MULTI-WYTHE BRICK
 1 = SINGLE-WYTHE BRICK
 2 = NOT USED
 3 = 3-1/2" OR 3-5/8" STUD
 4 = 2 X 4
 6 = 2 X 6
 7 = NOT USED
 8 = 8" CMU

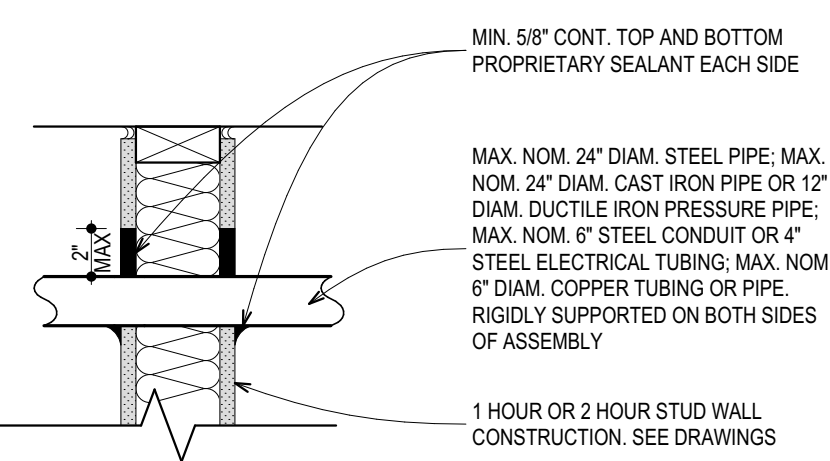
- PARTITION TYPE**
 B = BRICK
 C = CHASE
 G = GYPSUM
 M = MASONRY (CMU)
 P = CONCRETE
 S = SHAFT
 U = UNIQUE

TYPICAL ASSEMBLY NOTES

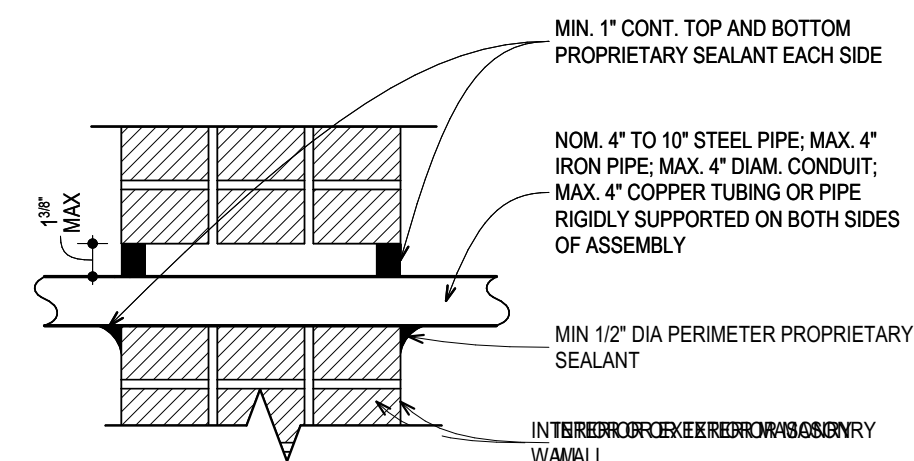
THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY:

- REFER TO REFERENCED FIRE RATING STANDARDS AND DIRECTORIES FOR ADDITIONAL CONSTRUCTION, MATERIAL, AND MANUFACTURER REQUIREMENTS. PROVIDE FIRE SEALANT AND DAMPERS AS REQUIRED PER THE REFERENCED STANDARDS. WHERE THE WORD "PROPRIETARY" APPEARS IN SYSTEM DESCRIPTIONS, EITHER THE SYSTEM OR ONE OR MORE OF ITS COMPONENTS IS CONSIDERED PROPRIETARY. EACH PROPRIETARY SYSTEM SHALL BE BUILT UTILIZING THE COMPONENTS SPECIFIED BY THE COMPANY OR COMPANIES LISTED UNDER THE DETAILED DESCRIPTION FOR THAT SYSTEM IN THE REFERENCED DIRECTORIES.
- INSULATION AND SOUND ATTENUATION SHALL BE INSTALLED IN THE ENTIRE LENGTH AND HEIGHT OF WALL, FLOOR, OR ROOF UNLESS INDICATED OTHERWISE. INSULATION AND ATTENUATION SHALL BE CONTINUOUS AND UNINTERRUPTED WITHIN CAVITIES. DO NOT COMPRESS INSULATION SMALLER THAN THE CAVITY SPACE.
- THERMAL AND ACOUSTICAL INSULATION (OTHER THAN FOAM PLASTICS) IS PERMITTED IF THE FLAME SPREAD INDEX IS NOT MORE THAN 25 AND A SMOKE DEVELOPED RATING OF NOT MORE THAN 450, UNLESS NOTED OTHERWISE.
- INSTALL FIRESTOPPING TO CUT OFF CONCEALED DRAFT OPENINGS AND FORM FIRE BARRIERS VERTICALLY AND HORIZONTALLY. FIRESTOPPING SHALL BE NONCOMBUSTIBLE.
- MAINTAIN FIRE RATING OF ASSEMBLIES AND PROVIDE A CONTINUOUS AND SEALED SOLID SURFACE BEHIND ALL WALLS ADJOINING PORCH ROOFS AND SOFFITS BELOW UNCONDITIONED ROOFS.
- IMPLEMENT ADVANCED FRAMING TECHNIQUES:
 - NO MORE THAN 5% OF STUDS MAY LACK AN APPARENT STRUCTURAL PURPOSE
 - ALL CORNERS SHALL BE CONSTRUCTED SO THEY ALLOW FOR A MIN. R-6 TO THE EXTERIOR WALL SHEATHING
 - ALL HEADERS SHALL BE CONSTRUCTED SO THEY ALLOW FOR MIN. R-13 INSULATION
 - FRAMING SHALL BE LIMITED AT ALL WINDOWS AND DOORS
 - ALL INTERIOR / EXTERIOR WALL INTERSECTIONS SHALL BE INSULATED TO THE SAME R-VALUE AS THE REST OF THE EXTERIOR WALL
- WHERE THERE IS AN ACCESSIBLE CONCEALED FLOOR, FLOOR-CEILING OR ATTIC SPACE AND WITHIN MECHANICAL AND ELEC ROOMS, FIRE WALLS, FIRE BARRIERS, FIRE PARTITIONS, SMOKE BARRIERS AND SMOKE PARTITIONS OR ANY OTHER WALL REQUIRED TO HAVE PROTECTED OPENINGS OR PENETRATIONS SHALL BE EFFECTIVELY AND PERMANENTLY IDENTIFIED BY SIGNS OR STENCILING AND BE LOCATED WITHIN 15' OF THE END WALL AND AT INTERVALS NOT EXCEEDING 30 FEET MEASURED HORIZONTALLY ALONG THE PARTITION AND INCLUDE LETTERING NOT LESS THAN 3-INCHES IN HEIGHT W/ MIN 3/8-INCH STROKE IN A CONTRASTING COLOR.
- NOT USED
- NOT USED
- ALL NON-BEARING METAL STUDS SHALL HAVE DEFLECTION / SLIP CONNECTIONS TO ALLOW FOR VERTICAL MOVEMENT OF THE STUDS. DRYWALL SHALL BE ATTACHED TO STUDS, NOT TO TOP TRACKS / RUNNERS THEMSELVES
- PROVIDE KICKERS AND LATERAL BRACING FOR STUD SUPPORT AS REQUIRED PER MANUFACTURER'S REQUIREMENTS.
- SEAL ALL WALL, FLOOR AND JOINT PENETRATIONS TO PREVENT PEST ENTRY. USE RODENT AND CORROSION-PROOF SCREENS (E.G., COPPER OR STAINLESS STEEL MESH OR RIGID METAL) FOR OPENINGS GREATER THAN 1/4-INCH. SEAL ALL ENTRY POINTS INCLUDING AREAS AROUND KITCHEN AND BATHROOM SINKS.
- MAINTENANCE INSTRUCTIONS SHALL BE FURNISHED FOR EQUIPMENT AND SYSTEMS AS DEFINED BY THE IECC.
- A PERMANENT CERTIFICATE LISTING ALL ENERGY EFFICIENT MATERIALS AND EQUIPMENT VALUES AS REQUIRED BY THE IECC SHALL BE POSTED ON OR IN THE ELECTRICAL PANEL.
- ELECTRICAL DEVICES ON OPPOSITE SIDES OF FIRE RATED WALLS AND PARTITIONS SHALL BE IN SEPARATE STUD CAVITIES AND SHALL BE SEPARATED BY A MINIMUM HORIZONTAL DISTANCE OF 24". JUNCTION BOXES SHALL BE AIRTIGHT AND SEALED.
- USE NON-PAPER FACED BACKING MATERIALS SUCH AS CEMENT BOARD OR FIBER CEMENT BOARD AT TUBSHOWER SURROUNDS AND UNDER CERAMIC OR PORCELAIN TILE FLOORING. USE MOISTURE RESISTANT GREEN BOARD AT REMAINING BATHROOM WALLS AND CEILINGS, KITCHEN WET WALLS, ALL WALLS AND CEILING RECEIVING EPOXY PAINT AND AT WALLS WITHIN 5'-0" OF PLUMBING FIXTURES.
- ANY INSULATION INSTALLED AS PART OF THE REHAB SHALL ACHIEVE GRADE I INSTALLATION QUALITY PER ANSI/RESNETIC STD. 301. GRADE II INSTALLATION QUALITY CAVITY INSULATION IS PERMITTED FOR ASSEMBLIES THAT CONTAIN A LAYER OF CONTINUOUS, AIR IMPERMEABLE INSULATION ≥ R-5. GRADE II INSTALLATION QUALITY BATTS ARE PERMITTED IN FLOORS PROVIDED THEY FILL THE FULL WIDTH AND DEPTH OF THE FLOOR CAVITY AND THE ONLY DEFECT PREVENTING THE INSULATION FROM ACHIEVING GRADE I INSTALLATION QUALITY IS COMPRESSION CAUSED BY EXCESS INSULATION, AND PROVIDED THE R-VALUE OF THE BATTS HAS BEEN APPROPRIATELY ASSESSED BASED ON MANUFACTURER GUIDANCE.

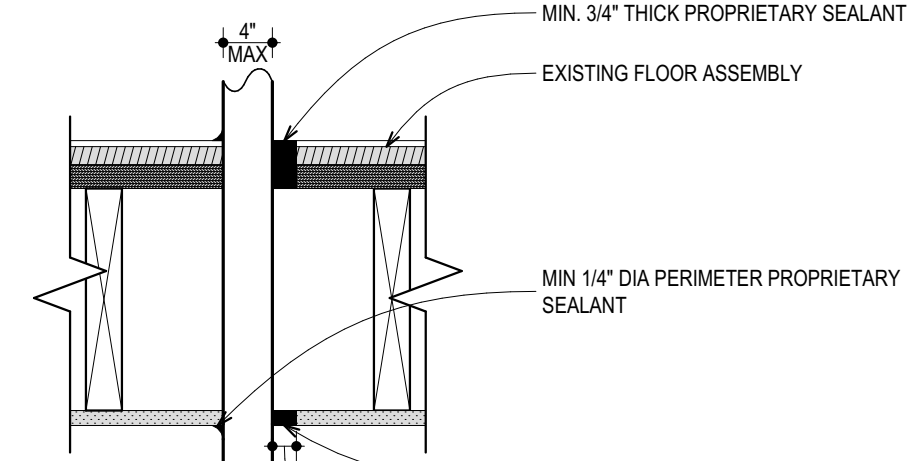
EXISTING ASSEMBLIES FOR REFERENCE ONLY



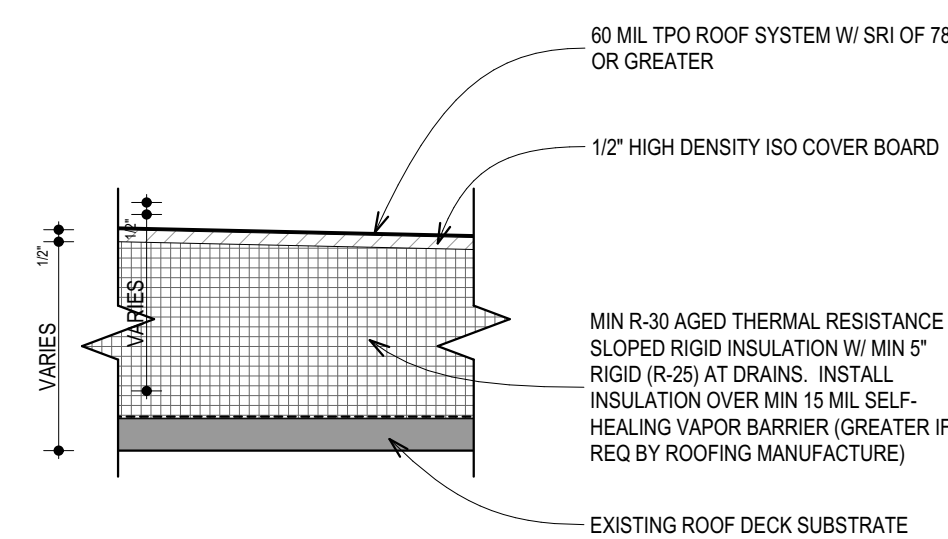
FS1 FIRE STOP SYSTEM FOR ALL 1 HR & 2 HR WOOD FRAME WALLS
 F RATING - 1 & 2 HR T RATING - 0 HR
 UL DES W-L-1146



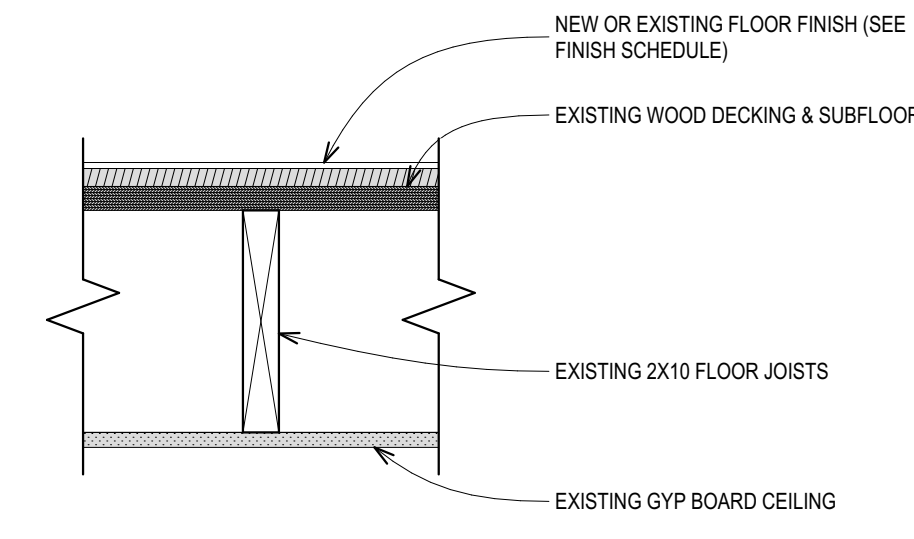
FS2 FIRE STOP SYSTEM FOR ALL MASONRY WALLS
 F RATING - 1, 2, 3, & 4 HR T RATING - 0 HR
 UL DES W-J-1063



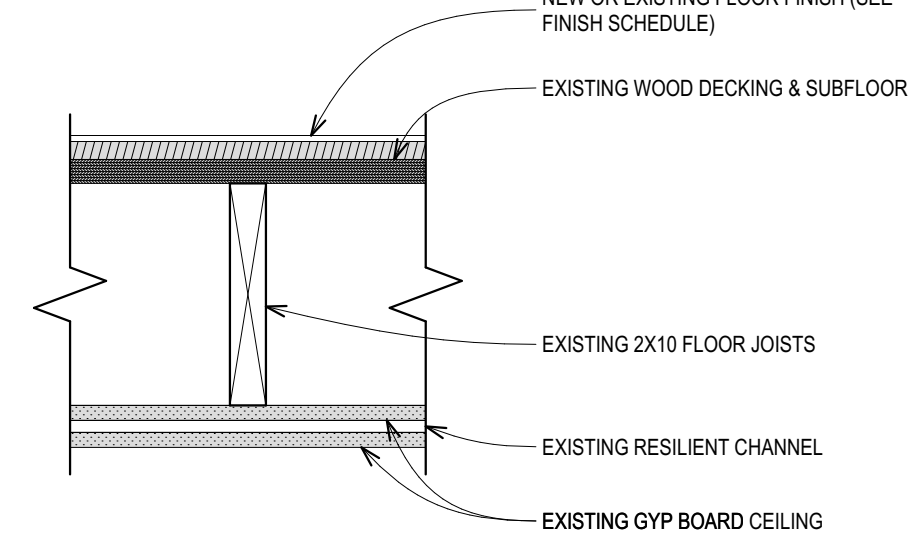
FS3 FIRE STOP SYSTEM FOR ALL WOOD FRAME FLOORS/ROOF
 F RATING - 1 & 2 HR T RATING - 1 HR
 UL DES W-J-1063



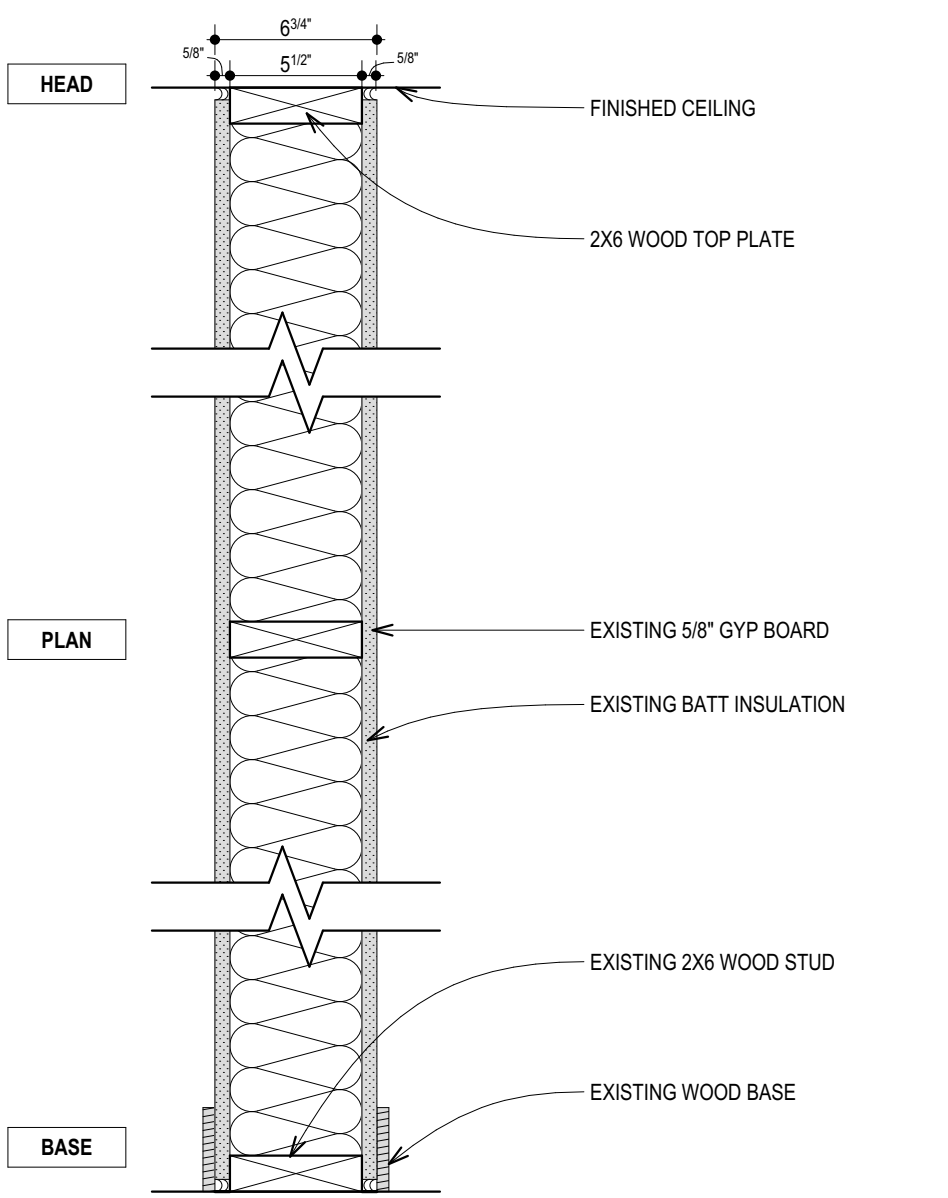
R1 ROOF ASSEMBLY



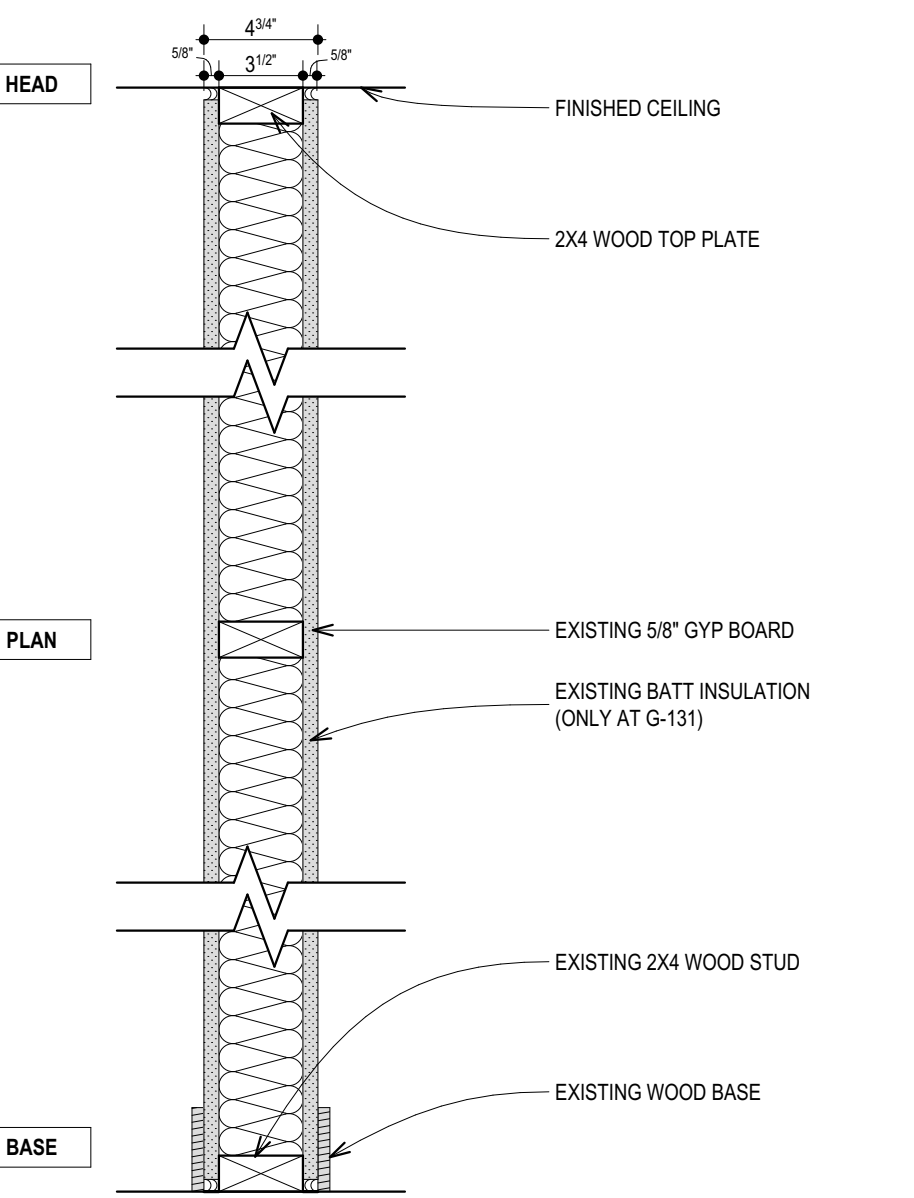
FL1 EXISTING FLOOR ASSEMBLY
 1 HR - UL DES L512



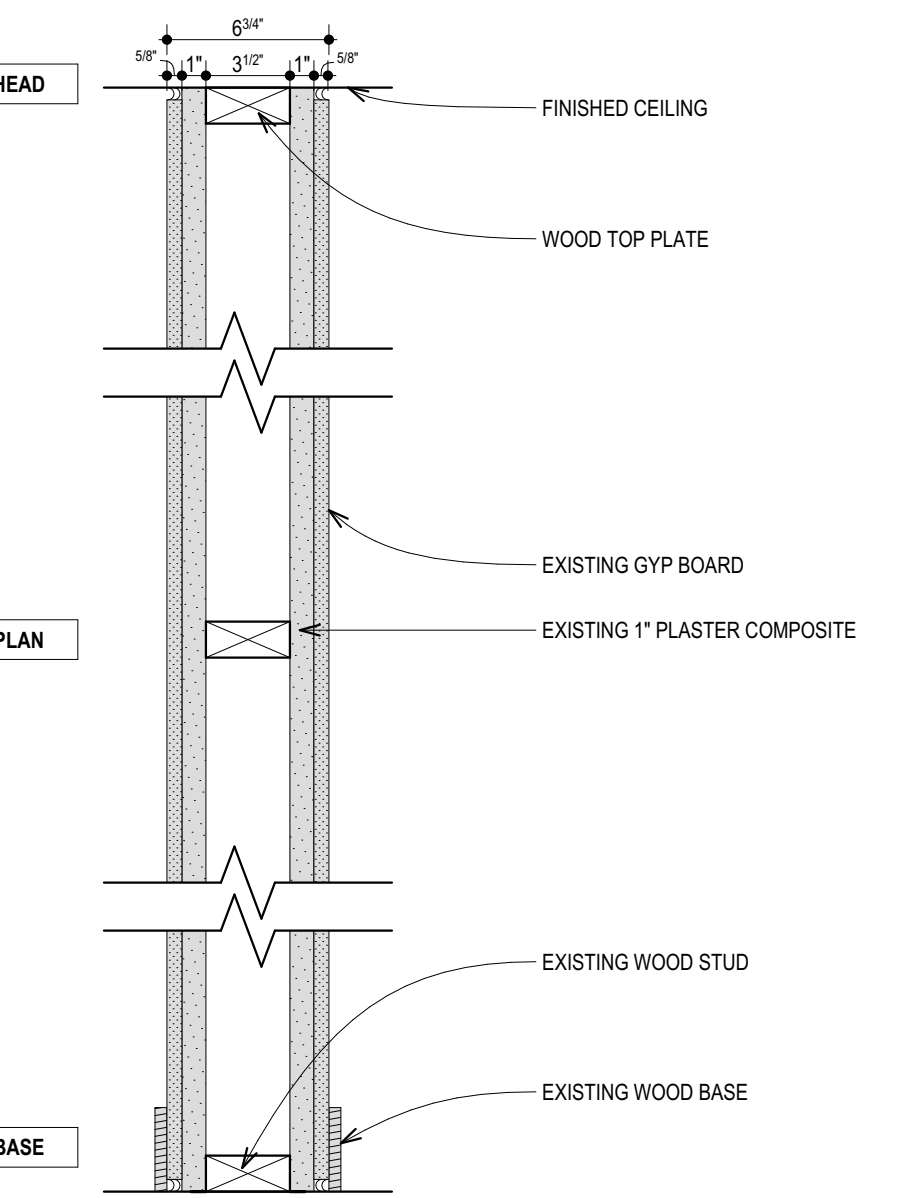
FL2 EXISTING CEILING ASSEMBLY @ BASEMENT MECHANICAL ROOM
 2 HR - UL DES L505



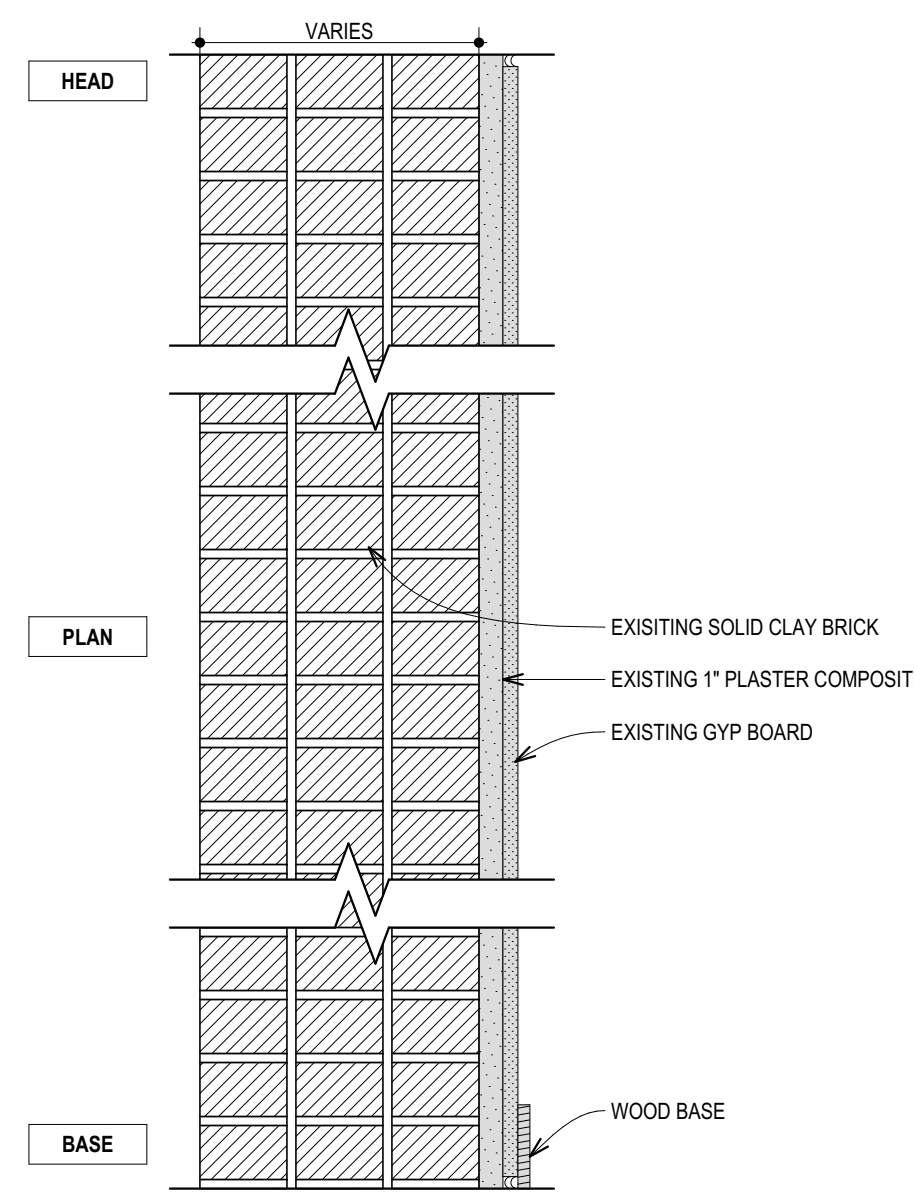
E-G16 EXISTING PLUMBING CHASE WALL
 1 HR - UL DES L533



E-G04 TYP. EXISTING INTERIOR WALL
 NOT RATED
E-G14a EXISTING INTERIOR NON-BEARING WALL
 1 HR - UL L422



E-G14b EXISTING INTERIOR WALL
 1 HR - W-S-W-90
 (BASED ON HUD FIRE RATING OF ARCHAIC MATERIALS & ASSEMBLIES)



E-B20 TYP. EXISTING EXTERIOR WALL
 10 HR - W-12-M-1
 (BASED ON HUD FIRE RATING OF ARCHAIC MATERIALS & ASSEMBLIES)

TYPICAL SEALANT NOTES

- PROVIDE AIR SEALING AT THE FOLLOWING LOCATIONS IN THE THERMAL ENVELOPE (FIBROUS INSULATION CANNOT BE USED TO SEAL GAPS):
 - DUCT / FLUE SHAFT. ALSO SEAL ALL DUCT BOOT TO FLOORS, WALLS AND CEILINGS
 - PLUMBING / PIPING
 - ELECTRICAL WIRING / DEVICES
 - BATHROOM AND KITCHEN EXHAUST FANS
 - RECESSED LIGHTING FIXTURES ADJACENT TO UNCONDITIONED SPACE, ICAT LABELED AND FULLY GASKETED. IF IN INSULATED CEILING WITHOUT ATTIC ABOVE, EXTERIOR SURFACE OF FIXTURE SHALL BE INSULATED TO MIN. R-10
 - CHIMNEYS
- PENETRATIONS IN THE THERMAL ENVELOPE WHERE NEW CONSTRUCTION TAKES PLACE SHALL BE FULLY SEALED WITH SOLID BLOCKING AND GAPS SEALED WITH CAULK OR FOAM. PENETRATING HOLES SHALL BE NO MORE THAN 1-INCH LARGER IN DIAMETER THAN THE PENETRATING OBJECT TO ALLOW FOR PROPER AIR SEALING. SEAL WHERE INDICATED AND AT THE FOLLOWING LOCATIONS:
 - DRY WALL AT THE THERMAL ENVELOPE SHALL BE SEALED TO TOP AND BOTTOM PLATES AND RUNNERS.
 - ATTIC / ROOF DRYWALL SHALL BE SEALED TO THE TOP PLATE AT THE INTERFACE OF ALL EXTERIOR AND INTERIOR WALLS.
 - DRYWALL AT THE THERMAL ENVELOPE SHALL BE SEALED TO THE DRYWALL AT THE INTERSECTING CORNERS OF INTERIOR WALLS AND DEMISING WALLS.
 - ROUGH OPENINGS AROUND WINDOWS AND EXTERIOR DOORS SHALL BE SEALED WITH CAULK OR LOW-EXPANSION FOAM.
 - RIM JOISTS IN THE THERMAL ENVELOPE SHALL BE SEALED TO THE SUBFLOOR.
 - SILL PLATES IN THE THERMAL ENVELOPE SHALL BE SEALED TO THE RIM JOISTS.
 - ATTIC ACCESS PANELS, HATCHES, AND WHOLE HOUSE FANS SHALL BE EQUIPPED WITH GASKETED COVER WHICH IS INSULATED TO THE SAME LEVEL AS THE REST OF THE ASSEMBLY.
- ALL EXPOSED WALL, FLOOR, AND JOINT PENETRATIONS WHERE NEW CONSTRUCTION TAKES PLACE SHALL BE SEALED WITH LOW-VOC CAULKING OR NON-TOXIC SEALING METHODS TO PREVENT PEST ENTRY. PROVIDE METAL RODENT / CORROSION PROOF SCREENS FOR OPENINGS OVER 1/4".
- TYPICAL ADHESIVES, SEALANTS, & CAULKS NOTES**
 ALL ADHESIVES, SEALANTS, & CAULKS SHALL BE LOW-VOC. AT NO POINT SHALL THE VOC CONTENT EXCEED THE FOLLOWING MAX VOC LIMITS ESTABLISHED BY THE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT (SCAQMD 1168):
 - INDOOR FLOOR COVERING ADHESIVES, CARPET PAD ADHESIVES, SUBFLOOR ADHESIVES, VCT & ASPHALT TILE ADHESIVES, DRYWALL & PANEL ADHESIVES, COVE BASE ADHESIVES - 50 g/L
 - RUBBER FLOOR ADHESIVES - 80 g/L
 - CERAMIC GLASS, PORCELAIN, & STONE TILE ADHESIVES - 65 g/L
 - MULTI-PURPOSE CONSTRUCTION ADHESIVES - 70 g/L
 - WOOD FLOORING ADHESIVES, STRUCTURAL GLAZING ADHESIVES - 100 g/L
 - STRUCTURAL WOOD MEMBER ADHESIVES - 140 g/L
 - OUTDOOR FLOOR COVERING ADHESIVES - 150 g/L
 - ROOFING ADHESIVE - 250 g/L
 - ARCHITECTURAL SEALANTS - CLEAR, PAINTABLE, AND IMMEDIATELY WATER-RESISTANT - 250 g/L
 - ARCHITECTURAL SEALANT PRIMERS: NON-POROUS - 250 g/L
 - FOAM SEALANT - 250 g/L
 - ARCHITECTURAL SEALANT PRIMERS: POROUS - 750 g/L

2020 ENTERPRISE & 2021 IHDA NOTES

- HEALTHIER MATERIAL SELECTION** (SEE FINISH NOTES FOR OTHER REQUIREMENTS IN THIS SECTION):
 INTERIOR ADHESIVES AND SEALANTS:
 - ALL INTERIOR ADHESIVES AND SEALANTS SHALL MEET VOC CONTENT LISTED IN THE TYPICAL ASSEMBLY NOTES (MANDATORY)
 INSULATION:
 - FIBERGLASS AND MINERAL WOOL BATTS SHALL BE FORMALDEHYDE-FREE (MANDATORY)
 - COMPOSITE WOOD:
 - PLYWOOD, PARTICLEBOARD, MDF, AND MATERIALS WITHIN OTHER PRODUCTS LIKE CABINETS AND DOORS SHALL HAVE FORMALDEHYDE EMISSIONS LESS THAN OR EQUAL TO THE THRESHOLDS PROVIDED BY CARB PHASE 2 AND/OR TSCA TITLE IV. FOR ANY OTHER COMPOSITE WOOD PRODUCTS NOT COVERED BY CARB/TSCA REQUIREMENTS, BUT USED IN INTERIOR SPACES, THESE MUST BE NAUF-NO ADDED UREA FORMALDEHYDE (MANDATORY)
- BATH, KITCHEN, LAUNDRY SURFACES** (MANDATORY):
 - USE MOISTURE-RESISTANT BACKING MATERIALS SUCH AS CEMENT BOARD, FIBER CEMENT BOARD, OR EQUIVALENT PER ASTM #1 6329 OR ASTM #2 3273 BEHIND TUB/SHOWER ENCLOSURES. PROJECTS THAT USE A ONE-PIECE FIBERGLASS TUB/SHOWER ENCLOSURE ARE EXCEPTED FROM THIS REQUIREMENT.
- MANAGING MOISTURE: FOUNDATIONS** (MANDATORY):
 - BENEATH CONCRETE SLABS (INCLUDING THOSE IN BASEMENTS AND CRAWL SPACES): INSTALL A MIN 6 MIL POLYETHYLENE SHEETING OVERLAPPING MIN 6-INCHES AT THE SEAM OVER A 4-INCH LAYER OF 1/2" DIAMETER OR GREATER CLEAN AGGREGATE (CAPILLARY BREAK) OR INSTALL A 4 INCH UNIFORM LAYER OF SAND, OVERLAIN WITH A LAYER OR STRIPS OF GEOTEXTILE DRAINAGE MATTING INSTALLED PER THE MANUFACTURER
 - BENEATH CRAWL SPACES WITHOUT SLABS: INSTALL A MIN 8-MIL CROSS-LAMINATED POLYETHYLENE ON THE CRAWL FLOOR, EXTENDING UP AT LEAST 12 INCHES ON PIERS AND FOUNDATION WALLS, AND WITH JOINTS OVERLAPPING AT LEAST 12 INCHES. LINE THE 'HIGH-TRAFFIC' AREAS OF THE CRAWL SPACE WITH FOAM BOARD, SO THE POLYETHYLENE BENEATH WILL NOT BE DISTURBED.
- RADON MITIGATION** (MANDATORY):
 - INSTALL A PASSIVE RADON-RESISTANT FEATURE BELOW THE SLAB AND INSTALL A VERTICAL VENT PIPE WITH JUNCTION BOX WITHIN 10 FEET OF AN ELECTRICAL OUTLET.
- BUILDING OPERATIONS & MAINTENANCE MANUAL AND PLAN** (MANDATORY):
 - THE GC SHALL CREATE A MANUAL THAT INCLUDES BUILDING OPERATIONS AND MAINTENANCE MANUALS AND PLANS PER THE ENTERPRISE GREEN COMMUNITIES REQUIREMENTS.
- EMERGENCY MANAGEMENT MANUAL** (MANDATORY):
 - THE GC SHALL ASSIST OWNER TO CREATE A MANUAL ON EMERGENCY OPERATIONS TARGETED TOWARD O&M STAFF AND OTHER BUILDING LEVEL PERSONNEL PER THE ENTERPRISE GREEN COMMUNITIES REQUIREMENTS.
- RESIDENT MANUAL** (MANDATORY):
 - THE GC SHALL ASSIST THE OWNER TO CREATE A RESIDENT MANUAL PER THE ENTERPRISE GREEN COMMUNITIES REQUIREMENTS.

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2024.02.02
 2024.01.03

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2218A

Assemblies & Firestopping

A-005

WINDOW SCHEDULE

ID	OPERATION	FRAME MATERIAL	UNIT SIZE		FIRE LABEL	MAX U-VALUE	MAX SHGC VALUE	NFRC RATED	ARGON FILLED	COATING	GLAZING TYPE	SAFETY GLAZING	RESTRICTOR	REMARKS
			WIDTH (V.I.F.)	HEIGHT (V.I.F.)										
01	SH	VINYL	2'-10"	5'-9"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
02	SH	VINYL	7'-6"	5'-9"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
03	SH	VINYL	2'-8"	5'-0"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
03	SH	VINYL	2'-5"	5'-3 ^{3/4} "	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
04	SH	VINYL	1'-8"	4'-6"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	INTEGRAL FROSTING ON ALL BATHROOM WINDOWS. PROVIDE SAMPLES FOR ARCHITECT REVIEW
05	SH	VINYL	2'-10"	5'-9"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
06	SH	VINYL	7'-0"	5'-9"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
07	FIXED	VINYL	3'-4"	5'-9"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	-	

WINDOW ELEVATIONS

View from Reveal Side	01	02	03	04	05	06	07
ID	01	02	03	04	05	06	07

TYPICAL WINDOW NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY. WHEN 'WINDOWS' ARE NOTED IT APPLIES TO STOREFRONTS UNLESS SPECIFICALLY NOTED OTHERWISE.

- VERIFY ALL DIMENSIONS IN THE FIELD, TYP.
- ALL EXTERIOR OPERABLE WINDOWS SHALL HAVE INSECT SCREENS AND WINDOW OPENING CONTROL DEVICE (RESTRICTOR) COMPLIANT WITH ASTM F2090 (PER CBC-2019 B1015.8).
- ALL EXTERIOR METAL FRAMES, AND WHERE NOTED ELSEWHERE, SHALL BE THERMALLY BROKEN.
- ALL WINDOWS SHALL BE NATIONAL FENESTRATION RATING COUNCIL (NFRC) RATED OR BE MODELED TO PER MEET NFRC 100 TO SHOW COMPLIANCE.
- WHERE OPERABLE WINDOWS ARE PROVIDED IN TYPE 504/A & TYPE A UNITS, ONE WINDOW IN EACH SLEEPING, LIVING AND DINING SPACE SHALL BE FIXED OVER AWNING TO MEET ADA ACCESSIBILITY REQUIREMENTS. MATCH PROFILES OF ADJACENT WINDOWS.
- ACCESSIBLE WINDOWS SHALL HAVE OPERABLE PARTS THAT CAN BE USED WITH ONE HAND AND DO NOT REQUIRE TIGHT GRASPING, PINCHING OR TWISTING OF THE WRIST. THESE WINDOWS SHALL HAVE A 30" X 48" LONG CLEAR FLOOR SPACE POSITIONED FOR EITHER A FORWARD OR PARALLEL APPROACH. THE FORCE REQUIRED TO ACTIVATE OPERATE PARTS SHALL NOT BE GREATER THAN 5.0 POUNDS (22.2 N) MAXIMUM AND ALL OPERABLE PARTS SHALL BE LOCATED BETWEEN 15" TO 48" ABOVE THE FINISHED FLOOR.
- ALL EXTERIOR WINDOWS SHALL HAVE FACTORY INSTALLED WEEPS.
- ALL WINDOWS SHALL HAVE TWO MINIMUM CLEAR INSULATED DOUBLE STRENGTH 1/8-INCH GLAZING UNLESS THE MANUFACTURER WOULD NEED TO INCREASE THE GLAZING THICKNESS IN ORDER TO ACHIEVE THE MIN STC RATINGS AND/OR PERFORMANCE REQUIREMENTS.
- ALL WINDOWS SHALL HAVE A MINIMUM STC OF XX.
- ALL WINDOWS SHALL HAVE HORIZONTAL CORDLESS VINYL BLINDS W/ ALUMINUM FRAMES. PROVIDE HORIZONTAL ALUMINUM BLINDS W/ ALUMINUM FRAMES WHEN WINDOW SPAN IS TOO LARGE OR TOO TALL FOR VINYL BLINDS. THE ENTIRE ROOM MUST HAVE THE SAME BLIND MATERIAL.
- SEE TYPICAL FENESTRATION ENERGY PERFORMANCE NOTES FOR ADDITIONAL INFORMATION.
- PROVIDE CUSTOM INSULATED METAL PANEL SASH AT WINDOW AC UNITS.

TYPICAL GLAZING NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS FOR GLAZING. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY.

- SAFETY GLAZING IS REQUIRED IN THE FOLLOWING LOCATIONS:
 - ALL GLAZING IN DOORS (INCLUDING BATHUB AND SHOWER DOORS).
 - GLAZING IN A PANEL ADJACENT TO A DOOR WHERE THE NEAREST VERTICAL EDGE OF THE GLAZING IS WITHIN A 24 INCH ARC OF EITHER VERTICAL EDGE OF THE DOOR IN A CLOSED POSITION AND WHERE THE BOTTOM EXPOSED EDGE OF THE GLAZING IS LESS THAN 60-INCHES ABOVE THE WALKING SURFACE.
 - GLAZING IN WINDOWS WITH ALL OF THE FOLLOWING CONDITIONS:
 - THE EXPOSED AREA OF THE INDIVIDUAL PANE IS GREATER THAN 9 SF; AND
 - THE BOTTOM EDGE OF THE GLAZING IS LESS THAN 18-INCHES ABOVE THE FLOOR; AND
 - THE TOP EDGE OF THE GLAZING IS GREATER THAN 36-INCHES ABOVE THE FLOOR; AND
 - ONE OR MORE WALKING SURFACE(S) ARE WITHIN 36 INCHES, MEASURED HORIZONTALLY AND IN A STRAIGHT LINE, OF THE PLANE OF GLAZING.
 - GLAZING IN GUARDS AND RAILINGS.
 - GLAZING IN WALLS, ENCLOSURES, OR FENCES AT WET AREAS INCLUDING, BUT NOT LIMITED TO, BATHTUBS AND SHOWERS WHERE THE BOTTOM OF THE EXPOSED EDGE OF THE GLAZING IS LESS THAN 60-INCHES MEASURED VERTICALLY ABOVE ANY STANDING OR WALKING SURFACE (INCLUDING THE BOTTOM SURFACE OF THE BATHTUB).
 - GLAZING ADJACENT TO THE LANDING AT THE BOTTOM OF A STAIRWAY WHERE THE GLAZING IS LESS THAN 60 INCHES ABOVE THE LANDING AND WITHIN A 60-INCH HORIZ ARC THAT IS LESS THAN 180 DEGREES FROM THE BOTTOM TREAD NOSING.
 - AT ANY OTHER LOCATIONS NOTED IN THE DOCUMENTS.
- GLASS IDENTIFICATION REQUIREMENTS:
 - EACH PANE OF GLASS (INCLUDING LAMINATED, ANNEALED, FLOAT, AND SPANDREL GLASS) SHALL BEAR THE MANUFACTURER'S MARK DESIGNATING THE TYPE AND THICKNESS OF THE GLASS OR GLAZING MATERIAL. THE IDENTIFICATION SHALL NOT BE OMITTED UNLESS APPROVED AND AN AFFIDAVIT IS FURNISHED BY THE GLAZING CONTRACTOR CERTIFYING THAT EACH LIGHT IS GLAZED IN ACCORDANCE WITH PERMITTED CONSTRUCTION DOCUMENTS.
 - WHERE SAFETY GLAZING IS REQUIRED (EXCEPT TEMPERED SPANDREL GLASS), EACH PANE OF SAFETY GLAZING INSTALLED IN HAZARDOUS LOCATIONS SHALL BE IDENTIFIED BY A MANUFACTURER'S DESIGNATION SPECIFYING WHO APPLIED THE DESIGNATION, THE MANUFACTURER OR INSTALLER AND THE SAFETY GLAZING STANDARD WITH WHICH IT COMPLIES AS WELL AS THE INFORMATION SPECIFIED ABOVE. THE DESIGNATION SHALL BE ACID ETCHED, SAND BLASTED, CERAMIC FIRED, LASER ETCHED, EMBOSSED OR A TYPE THAT ONCE APPLIED, CANNOT BE REMOVED WITHOUT BEING DESTROYED. A LABEL MEETING THE REQUIREMENTS OF THIS SECTION SHALL BE PERMITTED IN LIEU OF THE MANUFACTURER'S DESIGNATION.
 - TEMPERED SPANDREL GLASS IS PERMITTED TO BE IDENTIFIED BY THE MANUFACTURER WITH A REMOVABLE PAPER DESIGNATION.
- SAFETY GLAZING SHALL BE IMPACT TESTED IN ACCORDANCE WITH CPSC 16 CFR PART 1201 "SAFETY STANDARDS FOR ARCHITECTURAL GLAZING MATERIALS". GLAZING SHALL COMPLY WITH THE TEST CRITERIA FOR CATEGORY II, EXCEPT GLAZING IN DOORS WITH 9 SF OR LESS EXPOSED SURFACE AREA OF ONE SIDE OF ONE LITE SHALL COMPLY WITH THE TEST CRITERIA FOR EITHER CATEGORY I OR II.
- ALL GLAZING IN FIRE-RESISTANT RATED DOORS, WINDOWS, STOREFRONTS, AND CURTAIN WALLS SHALL BE FIRE-PROTECTED OR FIRE-RESISTANT RATED.
 - MARKING 'D' - MEETS FIRE DOOR ASSEMBLY CRITERIA
 - MARKING 'H' - MEETS FIRE DOOR ASSEMBLY HOSE STREAM TEST
- ALL EXTERIOR GLAZING SHALL HAVE LOW-E COATING AND BE INSULATED.

TYPICAL FENESTRATION ENERGY PERFORMANCE NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY.

- U-VALUES & SOLAR HEAT GAIN COEFFICIENT (SHGC): PRESCRIPTIVE RESIDENTIAL (INC RESIDENTIAL 4 STORIES AND LESS ABOVE GRADE IN CHICAGO & 3 STORIES AND LESS ABOVE GRADE IN NON-CHICAGO LOCATIONS) CBC-2019 & CETC-2022 R402.1.2:
- FENESTRATION U-VALUE: MAX 0.20
 - GLAZED FENESTRATION SHGC: MAX 0.40
 - SKYLIGHTS: MAX 0.55

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Chicago, IL 60612
p 312-988-9100
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Window, Storefront, Light / Vent Schedules

A-006

DOOR AND FRAME SCHEDULE																	
ID	LOCATION	POSITION	ELEVATION TYPE	DOOR				FRAME		HDWR. SET	FIRE LABEL	MAX U-VALUE	MAX SHGC VALUE	GLAZING TYPE	SAFETY GLAZING	REMARKS	
				WIDTH (V.I.F.)	HEIGHT (V.I.F.)	LEAF THICKNESS	MATL	FINISH	MATL								FINISH
01	ENTRY	Exterior	D	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	ALUM	PTD	-	-	0.30	NR	GL-3	Y	PROVIDE INTERCOM W/ ELECTRIC STRIKE
02	STAIRWAY - RESIDENTIAL LEVELS	Interior	E	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	GL-4	-	EXISTING FRAMES TO REMAIN
03	STAIRWAY - BASEMENT	Interior	A	2'-6"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
04	ELECTRICAL / MECHANICAL / GAS	Interior	A	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
05	ELECTRICAL / MECHANICAL / GAS	Exterior	A	2'-8"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	45 MIN SOLID CORE WD	0.30	NR	-	-	EXISTING FRAMES TO REMAIN
06	BASEMENT EXTERIOR	Exterior	A	2'-10"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	0.30	NR	-	-	EXISTING FRAMES TO REMAIN
07	BASEMENT EXTERIOR	Exterior	A	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	0.30	NR	-	-	EXISTING FRAMES TO REMAIN
08	LAUNDRY ROOM	Interior	F	2'-10"	6'-8"	1-3/8"	SC WOOD	PTD	ALUM	PTD	-	45 MIN SOLID CORE WD	-	-	GL-2	Y	
09	BASEMENT STORAGE	Interior	A	2'-4"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
10a	UNIT - ENTRY	Interior	A	2'-8"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	20 MIN	-	-	-	-	EXISTING FRAMES TO REMAIN
10b	UNIT - ENTRY	Interior	A	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	20 MIN	-	-	-	-	EXISTING FRAMES TO REMAIN
11a	UNIT - EXTERIOR ENTRY	Exterior	A	2'-10"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	0.30	NR	-	-	REPLACE SCREEN DOOR, EXISTING FRAMES TO REMAIN
11b	UNIT - EXTERIOR ENTRY	Exterior	A	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	0.30	NR	-	-	REPLACE SCREEN DOOR, EXISTING FRAMES TO REMAIN
12	UNIT - BEDROOM	Interior	A	2'-6"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
13	UNIT - BATHROOM	Interior	A	2'-4"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
14	UNIT - CLOSET	Interior	A	2'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
15a	UNIT - CLOSET	Interior	B	5'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
15b	UNIT - CLOSET	Interior	B	5'-6"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
16a	UNIT - PANTRY	Interior	C	2'-6"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
16b	UNIT - PANTRY	Interior	C	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN

TYPICAL DOOR NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY:

- VERIFY ALL DIMENSIONS IN THE FIELD, TYP.
- SEE TYPICAL GLAZING NOTES FOR ADDITIONAL INFORMATION.
- AT ALL NEW PASSAGE DOORS AND FRAMES, DOOR HARDWARE SHALL PROVIDE 32-INCH CLEAR OPENINGS MEASURED BETWEEN THE FACE OF THE DOOR AND THE STOP WITH THE DOOR OPEN 90 DEGREES. AT DOORS WHOSE FRAMES ARE REMAIN, THE 32-INCH CLEAR OPENING SHALL BE PROVIDED TO THE MAXIMUM EXTENT FEASIBLE.
- ALL SWINGING DOOR AND GATE SURFACES WITHIN 10-INCHES OF THE FINISHED FLOOR OR GROUND MEASURED VERTICALLY SHALL HAVE A SMOOTH SURFACE ON THE PUSH SIDE EXTENDING THE FULL WIDTH OF THE DOOR OR GATE. PARTS CREATING SURFACES OR VERTICAL JOINTS IN THESE SURFACES SHALL BE WITHIN 1/16-INCH OF THE SAME PLANE AS THE OTHER. CAVITIES CREATED BY ADDED MCK PLATES SHALL BE CAPPED.
- THERMALLY BROKEN FRAMES ARE PERMITTED ON NON-FIRE RATED DOORS. FIRE RATED DOORS THAT NEED WEATHERSTRIPPING FOR THERMAL OR SOUND CONTROL SHALL HAVE KERF FRAMES.
- ALL NEW EXTERIOR DOORS SHALL BE NATIONAL FENESTRATION RATING COUNCIL (NFRC) RATED OR BE MODELED TO PER NFRC 100 TO SHOW COMPLIANCE.
- UNDERCUT ALL BEDROOM AND BATHROOM DOORS BY 3/4-INCH FOR RETURN AIR CIRCULATION, UNO. COORDINATE WITH MEP REQUIREMENTS.
- ALL GLAZING IN FIRE-RESISTANT RATED DOORS SHALL BE FIRE-PROTECTED OR FIRE-RESISTANT RATED.
 - MARKING 'D' = MEETS FIRE DOOR ASSEMBLY CRITERIA
 - MARKING 'H' = MEETS FIRE DOOR ASSEMBLY HOSE STREAM TEST
 - MARKING 'T' = MEETS 450 DEGREE F TEMPERATURE RISE CRITERIA FOR 30 MINUTES
 - MARKING 'W' = WHEN USED FOR GLAZING, 'W' REFERS TO THE FIRE RESISTANCE RATING OF THE GLAZING NOT THE FRAME
 - MARKING '20', '45', '60', '90' = THE TIME IN MINUTES OF THE FIRE RESISTANCE OR FIRE PROTECTION RATING OF THE GLAZING ASSEMBLY
- DOORS AND SIDELITES ADJACENT TO DOORS CONTAINING ONE OR MORE GLAZING PANELS THAT PERMIT VIEWING THROUGH THE PANELS SHALL HAVE THE BOTTOM OF AT LEAST ONE PANEL ON EITHER THE DOOR OR ADJACENT SIDELITE 34-INCHES MAXIMUM ABOVE THE FLOOR (VISION LITES WITH THE LOWEST PART MORE THAN 66-INCHES ABOVE THE FLOOR SHALL NOT BE REQUIRED TO COMPLY)
- SEE PLANS FOR DIRECTION OF SWING / OPERATION.
- ALL MASONRY DOORS ARE PRE-PRIMED W/ IN-FIELD FINISH PAINT.
- ALL REAR UNIT DOORS SHALL HAVE STORM / SCREEN DOORS (COLOR TO BE DETERMINED BY ARCHITECT).
- DOOR FRAMES TO BE INSPECTED AND REPAIRED AS NECESSARY TO ACCEPT NEW HARDWARE.

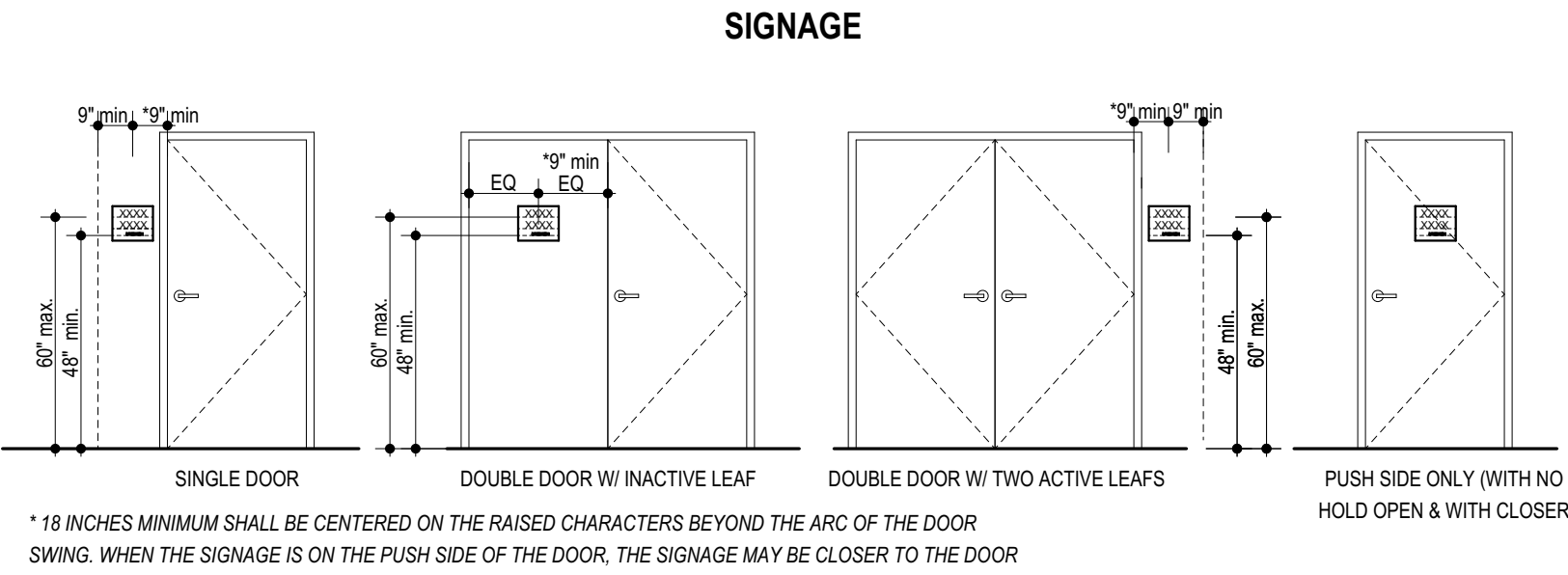
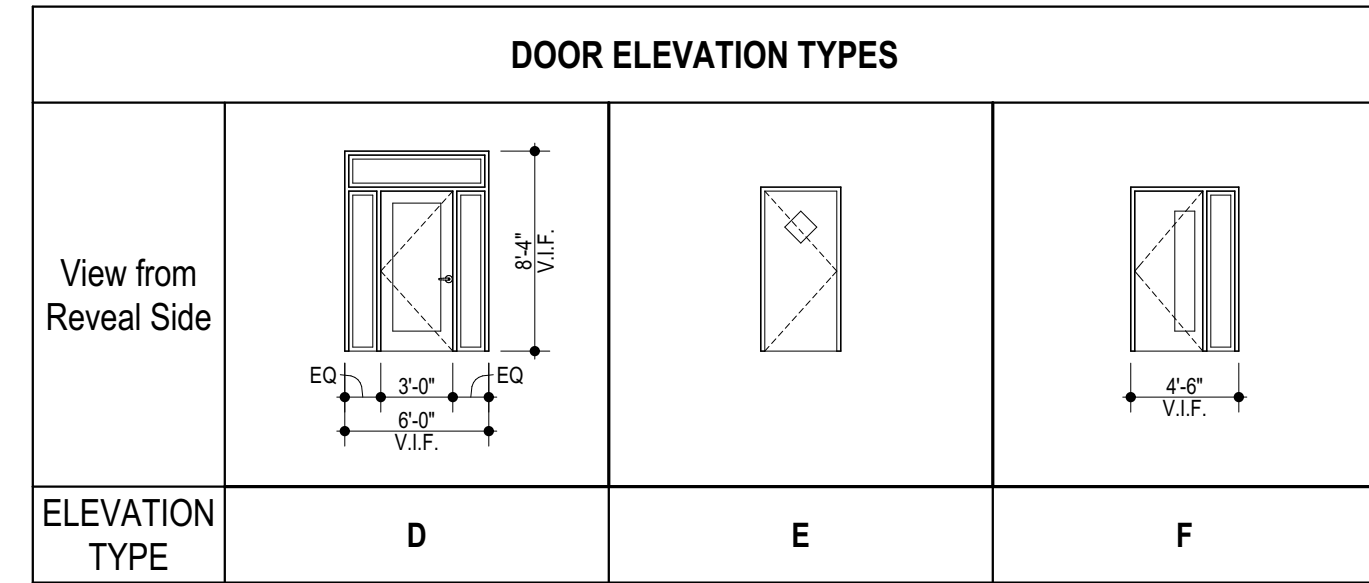
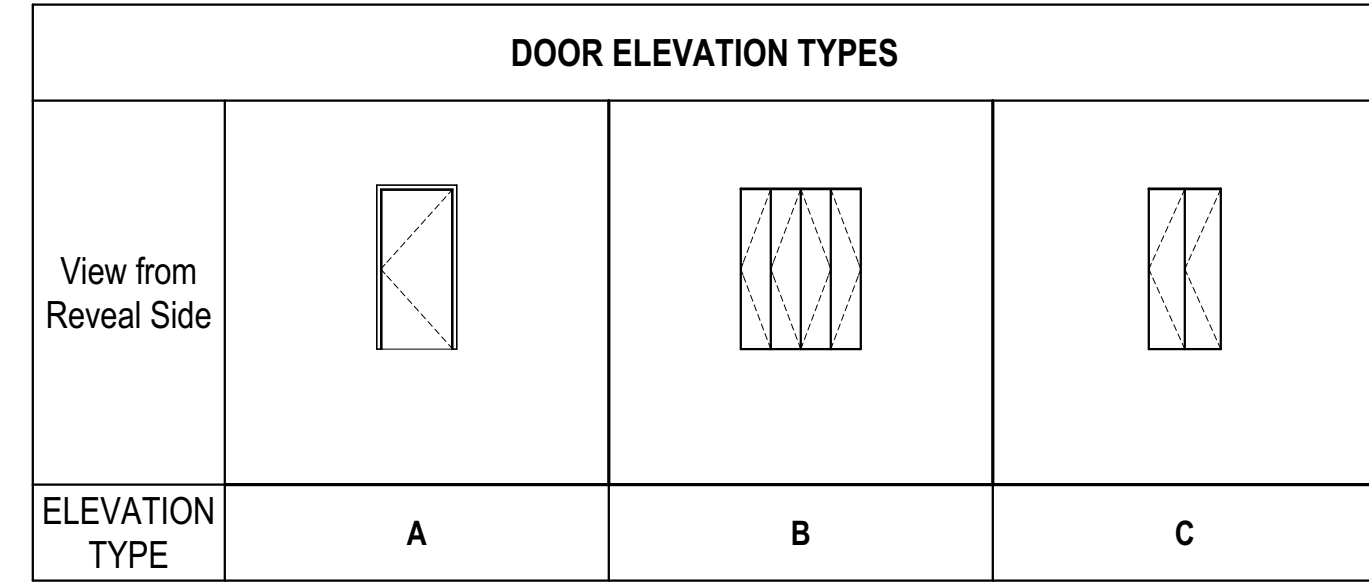
TYPICAL HARDWARE NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY:

- ALL EXIT DOORS IN THE DIRECTION OF TRAVEL SHALL BE OPERABLE FROM THE INSIDE WITHOUT KEYS OR SPECIAL KNOWLEDGE.
- FIRE LABEL DOORS, PANIC HARDWARE & DOORS WITH FIRE EXIT HARDWARE (HARDWARE THAT MEETS BOTH FIRE AND PANIC CONDITIONS) SHALL HAVE SELF-CLOSERS AND A LATCH THAT SECURES THE DOOR WHEN IT IS CLOSED. HARDWARE SHALL MAINTAIN THE INTEGRITY OF THE FIRE DOOR ASSEMBLY.
- WHERE PANIC HARDWARE AND FIRE EXIT HARDWARE (HARDWARE THAT MEETS BOTH FIRE AND PANIC CONDITIONS) IS NOTED, THE ACTUATING PORTION OF THE DEVICE (TOUCHPAD OR CROSSBAR) MUST BE AT LEAST HALF THE WIDTH OF THE DOOR LEAF. ALL VERTICAL RODS SHALL BE CONCEALED IN THE DOOR.
- HINGE SIZE AND QUANTITY TO BE PER ANSI REQUIREMENTS AND MAY EXCEED THOSE LISTED ON HARDWARE SCHEDULE BASED ON ACTUAL DOOR SIZES AND WEIGHTS. GC TO CONFIRM PRIOR TO BIDDING.
- WHEN SPRING HINGES ARE NOTED AT FIRE LABEL DOORS, PROVIDE MIN TWO SPRING HINGES UNLESS THREE SPRING HINGES (OR MORE) ARE REQUIRED BY THE MANUFACTURER.
- WHERE DOOR OR HARDWARE IS BEING REPLACED, PROVIDE ADA COMPLIANT LEVER OPERATED HARDWARE. DOORS LEADING INTO HAZARDOUS ROOMS OR SPACES TO HAVE KNURLED HARDWARE ON THE EGRESS SIDE. PROVIDE METAL U-PULL HARDWARE AT CABINETS AND BI-FOLD / PIVOT DOOR CLOSETS (UNLESS NOTED OTHERWISE). KNOBS MAY NOT BE USED.
- HARDWARE REQUIRED TO BE ACCESSIBLE SHALL BE OPERABLE WITH ONE HAND AND SHOULD NOT REQUIRE TIGHT GRASPING, PINCHING OR TWISTING OF THE WRIST. THE FORCE REQUIRED TO ACTIVATE OPERABLE PARTS SHALL BE MAX. 5.0 POUNDS (22.2N) INCLUDING INTERIOR HINGED DOORS AND SLIDING OR FOLDING DOORS AND MAX. 8.5 POUNDS (37.8N) FOR EXTERIOR HINGED DOORS. THESE FORCES DO NOT APPLY TO THE FORCE REQUIRED TO RETRACT LATCH BOLTS OR DISENGAGE OTHER DEVICES THAT MAY HOLD THE DOOR IN A CLOSED POSITION. FIRE DOOR HARDWARE SHALL MEET THE MINIMUM OPERATING FORCE ALLOWABLE BY THE APPROPRIATE ADMINISTRATIVE AUTHORITY.
- NEW DOOR HARDWARE - INCLUDING LOCKS, EXIT DEVICES, HANDLES, PULLS, LATCHES, AND OTHER OPERABLE PARTS ON DOORS - SHALL BE MOUNTED BETWEEN 34-INCHES AND 48-INCHES AFF TO THE TOP OF THE HARDWARE UNLESS NOTED OTHERWISE. DOOR CLOSERS AND DOOR STOPS ARE PERMITTED TO BE 78-INCHES MINIMUM ABOVE THE FLOOR.
- DOOR AND GATE CLOSERS ON ACCESSIBLE ROUTES SHALL MEET SEVERAL REQUIREMENTS: PER UFAS, CLOSERS SHALL BE ADJUSTED SO THAT FROM AN OPEN POSITION OF 70 DEGREES, THE DOOR WILL TAKE AT LEAST 3 SECONDS TO MOVE TO A POINT 3-INCHES FROM THE LATCH MEASURED TO THE LEADING EDGE OF THE DOOR PER ANSI AND ADA. CLOSERS SHALL BE ADJUSTED SO THAT FROM AN OPEN POSITION OF 90 DEGREES, THE TIME REQUIRED TO MOVE THE DOOR TO A POSITION OF 12 DEGREES FROM THE LATCH IS 5 SECONDS MINIMUM. SPRING HINGES ARE REQUIRED TO GO FROM 70 DEGREES TO CLOSED IN NO LESS THAN 1.5 SECONDS. IF SPRING HINGES ARE USED ON FIRE DOORS, ANNEX A OF NFPA 80 RECOMMENDS THAT SPRING HINGES SHOULD BE ADJUSTED TO ACHIEVE POSITIVE LATCHING WHEN ALLOWED TO CLOSE FREELY FROM AN OPEN POSITION OF 30 DEGREES.
- PASSAGE DOORS AT ALL UNITS DESIGNATED OR SERVING TYPE '504i', TYPE 'A', TYPE 'B' AND ACCESSIBLE NON-RESIDENTIAL SPACES SHALL HAVE THRESHOLDS NO HIGHER THAN 1/2" A.F.F. WITH BEVELED SLOPE LESS THAN 1:2 (NO BEVEL REQUIRED ON THRESHOLDS UNDER 1/4" A.F.F.)
- INTEGRAL WEATHERSTRIPPING SHALL BE PROVIDED AT ALL NEW EXTERIOR DOORS, INTERIOR VESTIBULE DOORS, AND WHERE NOTED ELSEWHERE.
- SILENCERS SHALL BE PROVIDED AT NEW EXTERIOR DOORS, SOLID WOOD DOORS, AND WHERE NOTED ELSEWHERE.
- SECURITY DOOR GUARDS SHALL ONLY BE PROVIDED WHERE NOTED IF THE GUARDS DO NOT INTERFERE WITH THE OPERATION AND/OR MAINTENANCE OF THE DOORS.
- PROVIDE TWO PEEP HOLES (VIEWERS) AT ALL PRIMARY UNIT ENTRY DOORS - THE TOP OF ONE SHALL BE INSTALLED AT 60-INCHES A.F.F. AND THE TOP OF THE OTHER ONE AT MAX. 48-INCHES A.F.F. VIEWERS SHALL HAVE 180 DEGREE RANGE OF VIEW
- TYPICAL DOORS STOPS SHALL BE WALL BUMPER MOUNTED. WHEN DOORS CAN INTERSECT WITH OTHER DOORS OR OBSTRUCTIONS, DOOR STOPS SHALL BE HINGE PIN DOOR STOPS. AT INTERIOR BUILDING ENTRIES DOOR STOPS SHALL BE FLOOR MOUNTED (UNO) AND EXTERIOR OUTSWINGING DOORS SHALL HAVE OVERHEAD CONCEALED STOPS.
- ALL HARDWARE SHALL BE BRUSHED NICKEL / SATIN CHROME UNLESS NOTED OTHERWISE. ALL HINGES AND HINGE COVERS SHALL MATCH THE STOREFRONT / ALUM SYSTEM FINISH, UNO.
- HARDWARE FUNCTION LEGEND:
 - PASSAGE = NO LOCK
 - PRIVACY = NO KEY BUT A PUSH BUTTON AT INTERIOR
 - INTERCONNECTED ENTRY = DEACTIVATED BY KEY & LEVER. CAN BE KEPT LOCKED OR UNLOCKED
 - ENTRANCE / OFFICE = KEY LOCKS & UNLOCKS EXTERIOR W/ A THUMBTURN AT THE INTERIOR
 - CLASSROOM = SAME AS ENTRANCE / OFFICE FUNCTION EXCEPT NO INTERIOR LOCK
 - STOREROOM = EXTERIOR LOCKED AT ALL TIMES
 - PANIC = CROSS BAR OR PUSHPAD/TOUCHPAD (NOT SUITABLE FOR FIRE DOORS)
 - FIRE EXIT HARDWARE = PANIC HARDWARE SUITABLE FOR FIRE DOORS. DOOR MUST HAVE A LABEL THAT STATES "Fire Door to be Equipped with Fire Exit Hardware"

SIGNAGE NOTES:

- SIGNAGE SHALL COMPLY WITH IAC REQUIREMENTS AND SHALL BE LOCATED AT COMMON PERMANENT ROOMS OR SPACES INCLUDING BUT NOT LIMITED TO INTERIOR APARTMENT NUMBERS, EXIT SIGNS AT DOORS, STAIRWELLS, DIRECTIONAL SIGNAGE, AS REQUIRED BY THE FIRE DEPARTMENT, ETC. NO SIGNAGE SHALL BE PROVIDED WITHIN UNITS.
- TEXT SHALL CONTRAST WITH THE BACKGROUND.
- TACTILE SIGNS SHALL HAVE RAISED CHARACTERS AND SHALL BE DUPLICATED BELOW THE TEXT IN BRAILLE. BRAILLE SHALL BE SEPARATED 3/8" MINIMUM FROM ANY OTHER RAISED CHARACTERS, BORDERS OR DECORATIVE ELEMENTS.
- TACTILE SIGNS SHALL BE MOUNTED TO THE WALL ADJACENT TO THE LATCH SIDE OF THE DOOR. WHERE A TACTILE SIGN IS PROVIDED AT DOUBLE DOORS WITH ONE ACTIVE LEAF, THE SIGN SHALL BE LOCATED ON THE INACTIVE LEAF. WHERE A TACTILE SIGN IS PROVIDED AT DOUBLE DOORS WITH TWO ACTIVE LEAFS, THE SIGN SHALL BE LOCATED TO THE RIGHT OF THE RIGHT HAND DOOR. WHEN THERE IS NO WALL SPACE TO THE LATCH SIDE OF THE DOOR OR AT THE RIGHT OF DOUBLE DOORS, SIGNS SHALL BE MOUNTED ON THE NEAREST ADJACENT WALL. SIGNS WITH TACTILE CHARACTERS ARE PERMITTED ON PUSH SIDE OF DOORS WITH CLOSERS AND WITHOUT HOLD-OPEN DEVICES.
- MOUNTING HEIGHT SHALL BE MINIMUM 48-INCHES A.F.F. TO THE BASELINE OF THE LOWEST TACTILE CHARACTER OR BRAILLE AND MAXIMUM 60-INCHES A.F.F. TO THE BASELINE OF THE HIGHEST TACTILE CHARACTER.
- SIGNS WITH TACTILE CHARACTERS SHALL BE LOCATED WITH A MIN. CLEAR FLOOR AREA 18" X 18" CENTERED ON THE TACTILE CHARACTERS BEYOND THE ARC OF ANY DOOR SWING BETWEEN THE CLOSED POSITION AND 45 DEGREE OPEN POSITION.
- ALL SIGNS TO BE ADA COMPLIANT.
- ALL SIGNS LOCATED ON GLAZING SHALL HAVE A BACKPANEL.
- THE GLARE FROM COVERINGS, THE FINISH OF THE CHARACTERS AND THEIR BACKGROUND SHALL NOT EXCEED 19 GLOSS UNITS (GU) AS MEASURED ON A 60-DEGREE GLOSS METER.
- ALL SIGNAGE SHALL BE PRE-MOLDED (NOT APPLIQUE).



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Door & Hardware Schedules

A-007

FINISH SCHEDULE					
AREA	FLOOR	BASE	WALLS	CEILING	NOTES
LAUNDRY	EXISTING	EXISTING	PTD	PTD	WALLS PAINTED TWO (2) COLORS
STAIRS	RUBBER TREAD	RUBBER	PTD	PTD	LVT FLOORING AT LANDINGS TO HAVE A MIN 20 MIL WEAR LAYER
VESTIBULES	EXISTING	EXISTING	PTD	PTD	
ALL UNITS					
UNIT KITCHEN	LVT	PTD WOOD	PTD	PTD	SOLID SURFACE COUNTERTOPS AND SOLID WOOD CABINETS W/ SOLID PLYWOOD BOX CONSTRUCTION
UNIT LIVING ROOM	LVT	PTD WOOD	PTD	PTD	
UNIT HALLWAYS	LVT	PTD WOOD	PTD	PTD	LVT FLOORING TO HAVE A MIN 12 MIL WEAR LAYER
UNIT BEDROOMS	LVT	PTD WOOD	PTD	PTD	
UNIT CLOSETS	LVT	PTD WOOD	PTD	PTD	
UNIT BATH	EXISTING	EXISTING	PTD	PTD	REPAIR EXISTING TILE AS NECESSARY SOLID WOOD CABINETS W/ SOLID PLYWOOD BOX CONSTRUCTION

TYPICAL FINISH NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY:

- INTERIOR WALL AND CEILING FINISH MATERIALS SHALL COMPLY WITH THE FOLLOWING:
 - INTERIOR EXIT STAIRWAYS AND RAMP AND EXIT PASSAGEWAYS: CLASS A. NOTE THAT CLASS C INTERIOR FINISHES SHALL BE PERMITTED FOR WAINSCOTTING OR PANELING OF NOT MORE THAN 1000 SF OF APPLIED SURFACE AREA IN THE LOBBY WHERE APPLIED DIRECTLY TO A NONCOMBUSTIBLE BASE OR OVER FURRING STRIPS APPLIED TO A NONCOMBUSTIBLE BASE AND FIREBLOCKED EVERY 6' IN EVERY DIRECTION.
 - CORRIDORS AND ENCLOSURES FOR EXIT ACCESS STAIRWAYS AND RAMP: CLASS B.
 - OTHER ROOMS AND ENCLOSED SPACES: CLASS C IF ENCLOSED BY PARTITIONS THAT EXTEND TO THE CEILING SLAB.
- CLASS FLAME INDEX AND SMOKE-DEVELOPED INDEX ARE AS FOLLOWS:
 - CLASS A FLAME SPREAD INDEX IS 0-25; SMOKE-DEVELOPED INDEX IS 0-450.
 - CLASS B FLAME SPREAD INDEX IS 26-75; SMOKE-DEVELOPED INDEX IS 0-450.
 - CLASS C SPREAD INDEX IS 76-200; SMOKE-DEVELOPED INDEX IS 0-450.
- INTERIOR FLOOR FINISHES AND COVERINGS OF A TRADITIONAL TYPE, SUCH AS WOOD, VINYL, LINOLEUM OR CERAMIC TILE, AND RESILIENT FLOOR COVERING MATERIALS DO NOT NEED TO BE CLASSIFIED. FOR FIBEROUS FLOORS, THE CRITICAL RADIANT FLUX OF FLOOR FINISHES SHALL BE CLASS I WITHIN LOBBIES AND CLASS II OR COMPLYING WITH DOC FF-1 "PILL TEST" OR PER ASTM D2859 WITHIN CORRIDORS AND ROOMS OR SPACES NOT SEPARATED FROM CORRIDORS BY PARTITIONS EXTENDING FROM THE FLOOR TO THE UNDERSIDE OF THE CEILING.
- INTERIOR TRIM (PICTURE MOLDS, CHAIR RAILS, BASEBOARDS) SHALL HAVE A MINIMUM CLASS C FLAME SPREAD AND SMOKE-DEVELOPED INDEX PER ASTM E84 OR UL 723. BASES THAT ARE 6-INCHES OR LESS IN HEIGHT SHALL BE CLASS I OR CLASS C, WHERE A CLASS I FLOOR FINISH IS REQUIRED, THE BASEBOARD SHALL BE CLASS I OR CLASS C.
- TYPICAL PAINTS, COATINGS, AND PRIMER NOTES
ALL INTERIOR PAINTS, COATINGS, AND PRIMERS SHALL BE NO-VOC. ONLY WITH ARCHITECT APPROVAL SHALL INTERIOR PAINTS, COATINGS, AND PRIMERS BE LOW-VOC. AT NO POINT SHALL THE VOC CONTENT EXCEED THE FOLLOWING MAX VOC LIMITS ESTABLISHED BY THE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT (SCAQMD 1113):
 - COATINGS, FLATS, AND NON-FLATS; & FLOOR COATINGS - 50 g/L
 - PRIMERS, SEALERS, AND UNDERCOATING - 100 g/L
 - RUST PREVENTATIVE COATINGS, TILE & STONE SEALERS - 100 g/L
 - WATERPROOFING CONCRETE / MASONRY SEALERS - 100 g/L
 - STAINS, INTERIOR - 250 g/L
 - TUB AND TILE REFINISHING COATING - 420 g/L
- SEE ASSEMBLY NOTES FOR ADHESIVE, SEALANT, & COATING VOC CONTENT LIMITS.
- FLOOR SURFACES SHALL BE STABLE, FIRM, AND SLIP RESISTANT.
- NO LAUAN UNDERLAYMENT SHALL BE USED.
- EXTEND ALL ROOM FINISHES INTO ADJACENT CLOSETS, PANTRIES, LINEN CLOSETS, UNLESS INDICATED OTHERWISE.
- THE FINISHED FLOOR AND BASE TRIM SHALL EXTEND UNDERNEATH ALL REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS.
- INSTALL TRANSITION STRIPS BETWEEN ALL CHANGES IN FINISHED FLOOR HEIGHTS AND AT ALL CHANGES IN MATERIAL.
- PREP CONCRETE / SUBFLOOR AS REQUIRED FOR NEW FLOORING AND LEVELING.
- DOOR MATS SHALL COMPLY WITH ACCESSIBILITY REQUIREMENTS.
- SEE ASSEMBLY NOTES FOR MATERIALS ACCEPTABLE TO USE AT SHOWER/BATH TUB SURROUNDS AND REMAINING BATHROOM WALLS, CEILINGS, KITCHEN WET WALLS, ETC.
- ALL NEW MOLDED PROFILES (BASE/CEILING/DOOR TRIM, ETC) TO MATCH EXISTING.
- PAINT FINISHES SHALL BE FLAT AT CEILINGS, EGGSHELL AT WALLS, SEMI-GLOSS AT KITCHENS AND BATHROOMS, AND SEMI-GLOSS AT TRIM.
- PAINT FINISHES SHALL INCLUDE ONE PRIME COAT AND TWO FINISH COATS.
- ALL WALLPAPER SHALL BE PHTHALATE FREE.

2020 ENTERPRISE & 2021 IHDA NOTES

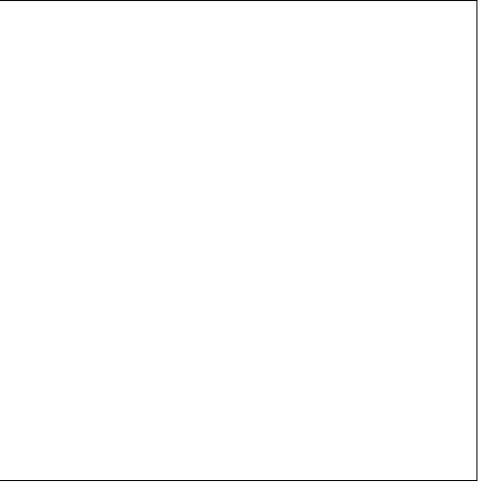
6.4 HEALTHIER MATERIAL SELECTION (SEE ASSEMBLY NOTES FOR OTHER REQUIREMENTS IN THIS SECTION)

FLOORING:

- ALL FLOORING PRODUCTS MUST COMPLY WITH CDPH EMISSION REQUIREMENTS (FLOORSCORE, GREE-GUARD GOLD, SCS INDOOR ADVANTAGE GOLD, BERKELY ANALYTICAL CLEARCHEM, AND CARPET RUG INSTITUTE GREEN LABEL PLUS (CRI+) (MANDATORY))
- NO FLEXIBLE PVC WITH PHTHALATES MAY BE INSTALLED (MANDATORY)
- FLUID APPLIED FINISH FLOORS MAY ONLY BE INSTALLED IN NON-OCCUPIED SPACES, SUCH AS MECHANICAL ROOMS (MANDATORY)

6.6 BATH, KITCHEN, LAUNDRY SURFACES (MANDATORY POINTS):

- USE MOISTURE-RESISTANT BACKING MATERIALS SUCH AS CEMENT BOARD, FIBER CEMENT BOARD, OR EQUIVALENT PER ASTM #D 6329 OR ASTM #D 3273 BEHIND TUB/SHOWER ENCLOSURES. PROJECTS THAT USE A ONE-PIECE FIBERGLASS TUB/SHOWER ENCLOSURE ARE EXEMPT FROM THIS REQUIREMENT, UNO.



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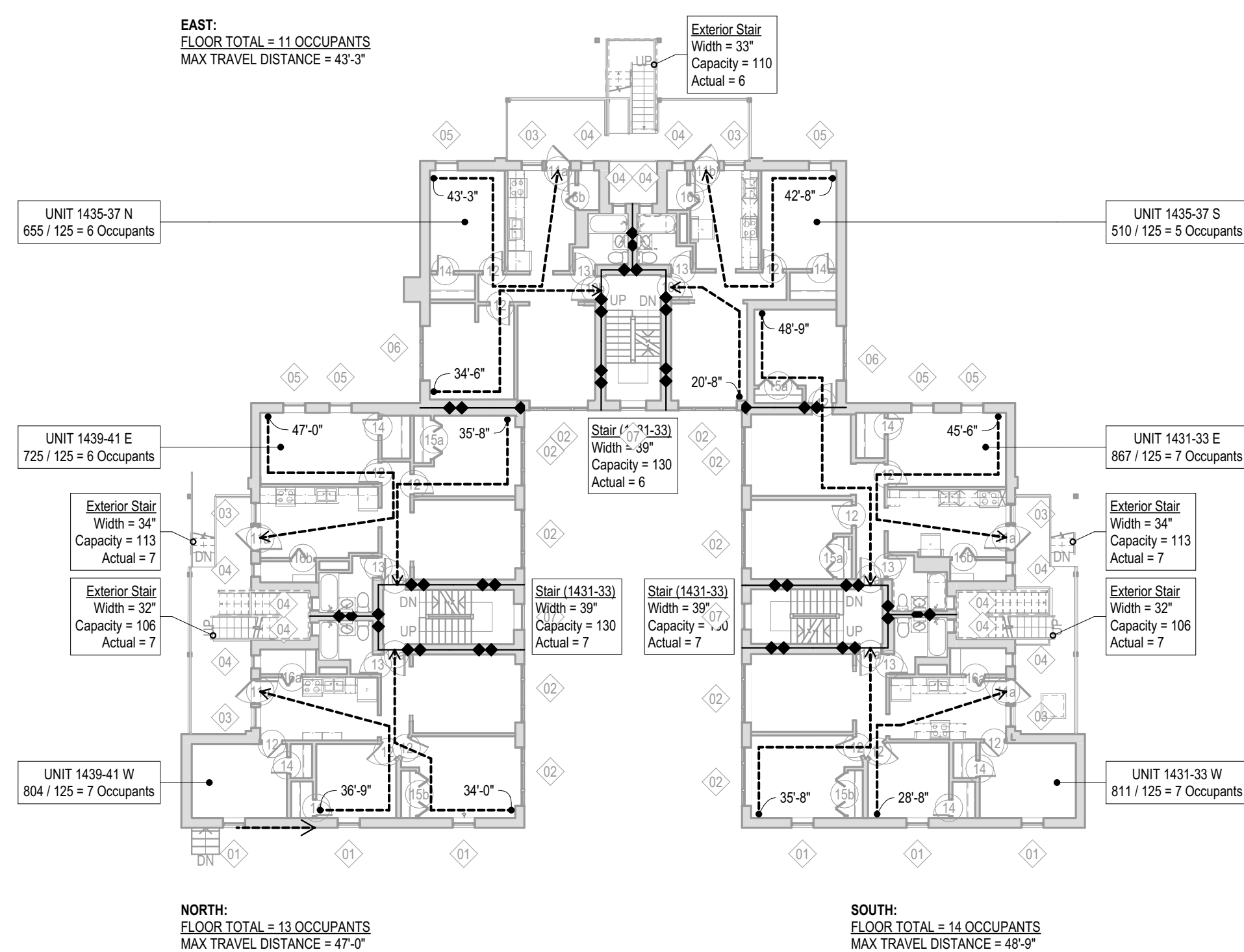
Finish Schedule

A-008

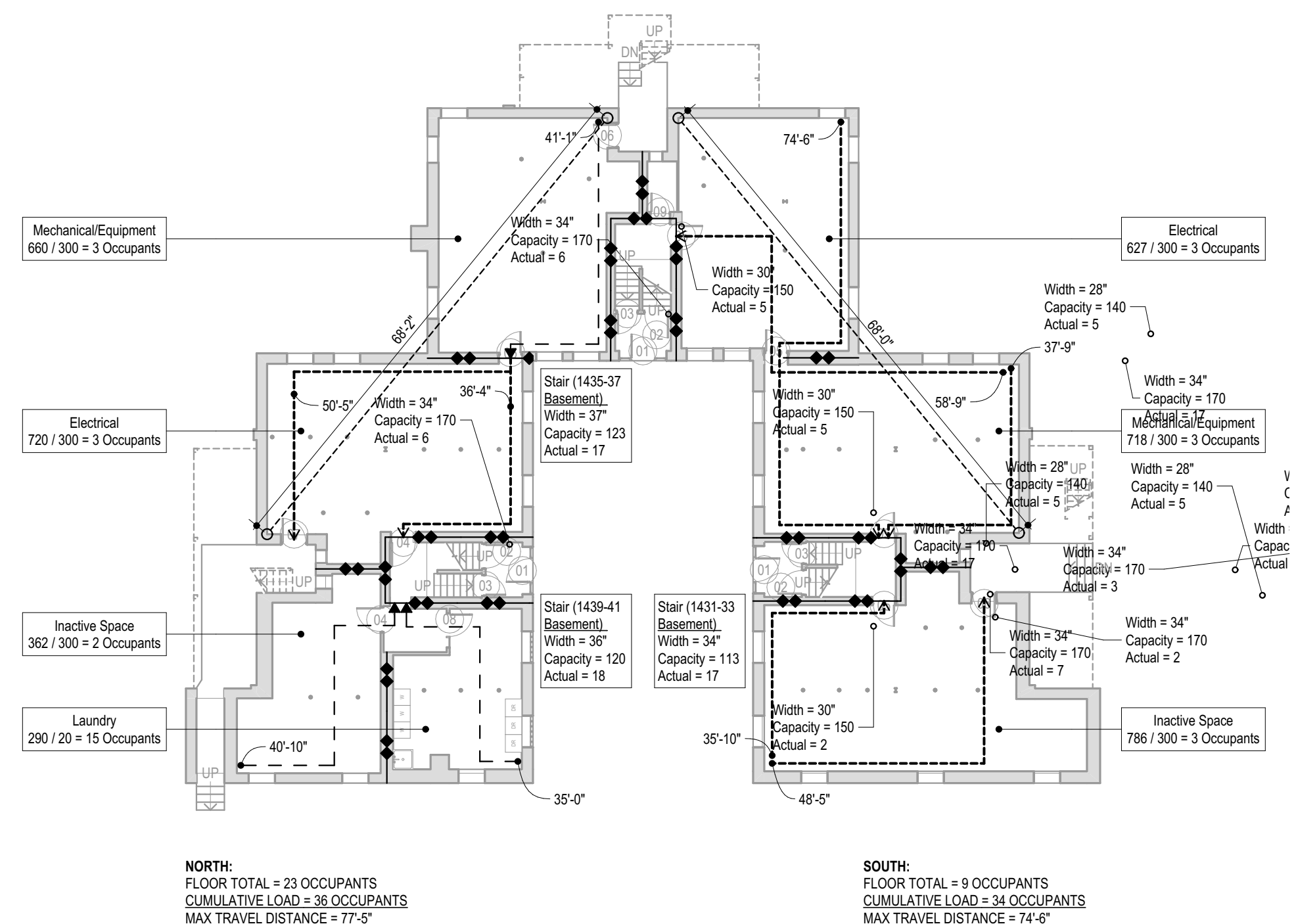
LIFE SAFETY NOTES:

1. RECESSED 1HR FIRE-RATED, FULL-GLASS FIRE EXTINGUISHER CABINET & EXTINGUISHERS SHALL BE MOUNTED SO OPERABLE PARTS ARE AT MAX 48" AFF.
2. FIRE EXTINGUISHERS SHALL BE WITHIN 75' TRAVEL DISTANCE OF ALL LOCATIONS.
3. ALL WALL-MOUNTED FIRE EXTINGUISHERS WITH THEIR LEADING EDGES BETWEEN 27" & 80" AFF SHALL NOT PROTRUDE MORE THAN 4" INTO WALKS, HALLS, CORRIDORS, PASSAGEWAYS, OR AISLES.
4. MAINTAIN FIRE RATED GYP BD BEHIND ALL RECESSED FIRE CABINETS.

- FEC** FIRE EXTINGUISHER CABINET
- ◆— 1HR FIRE-RATED WALL ASSEMBLY
 - ◆◆— MIN 2HR FIRE-RATED WALL ASSEMBLY
 - - - -> COMMON PATH OF TRAVEL
 - > EXIT ACCESS DISTANCE
 - - - -> DISTANCE TO END OF CORRIDOR
 - BUILDING OVERALL DIAGONAL AND EXIT SEPARATION DISTANCE



2 Typical Floor Egress Plan
SCALE: 1/16" = 1'-0"



1 Basement Egress Plan
SCALE: 1/16" = 1'-0"

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Egress Plans

A-009

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TYP DEMOLITION NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY.

REFER TO PROJECT NARRATIVE FOR SCOPE OF WORK.

THE EXTENT OF THE DEMOLITION WORK SHOWN ON THE DRAWINGS IS INTENDED TO GIVE THE CONTRACTOR THE SCOPE OF THE DEMOLITION REQUIRED. THE ACTUAL EXTENT OF DEMOLITION IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR.

EXISTING EQUIPMENT, FIXTURES, FURNISHINGS, ETC. TO REMAIN ARE TO BE RELOCATED OR STORED PER OWNER'S DIRECTION AND BE PROTECTED FROM DAMAGE AND VANDALISM.

CONTRACTOR TO COORDINATE DEMOLITION AND CONSTRUCTION OPERATIONS WHERE THEY AFFECT EXISTING WORK AREAS AND NORMAL OPERATING PROCEDURES. PROVIDE PROTECTION FOR THE NORMAL OPERATION OF THE FACILITY FROM DUST, FUMES, SMOKE, WATER, AND NOISE DURING DEMOLITION.

DEMOLITION EXPOSING THE INTERIOR OF THE BUILDING TO THE OUTSIDE ELEMENTS OR TO THE PUBLIC IS TO BE PROPERLY SECURED AND PROTECTED TO ELIMINATE DAMAGE FROM VANDALISM OR WEATHER. COORDINATE WITH OWNER'S REQUIREMENTS.

FIELD VERIFY LOCATIONS OF LOAD BEARING PARTITIONS, COLUMNS, BEAMS, AND SYSTEMS. CAUTION TO BE EXERCISED DURING DEMOLITION AND NEW CONSTRUCTION SO AS NOT TO ALTER AND / OR DAMAGE THE BUILDING'S STRUCTURAL AND OTHER PERTINENT SYSTEMS.

THE CONTRACTOR IS RESPONSIBLE FOR ALL SHORING, BRACING, AND PROTECTION TO MAINTAIN INTEGRITY AND SAFETY OF THE EXISTING BUILDING AND AREAS OF CONSTRUCTION.

REMOVE ALL MISCELLANEOUS ABANDONED OR NON-FUNCTIONING COMPONENTS AND DEVICES FOR PROPER DISPOSAL.

DISCONNECT, REMOVE OR CAP ALL UTILITIES AND DRAIN LINES AS REQUIRED. MAKE PROVISIONS FOR TEMPORARY UTILITY CONNECTIONS AS NECESSARY.

UNLESS INDICATED OTHERWISE, ALL AREAS AFFECTED BY DEMOLITION WORK ARE TO BE PATCHED, REPAIRED, AND SEALED TO MATCH EXISTING ADJACENT SURFACES AND FINISHES.

PATCH ALL NEW AND EXISTING PENETRATIONS IN FIRE RATED ASSEMBLIES TO MATCH EXISTING CONSTRUCTION AND MAINTAIN FIRE RATING UNLESS INDICATED OTHERWISE.

WHERE OPENINGS ARE INDICATED, REMOVAL OF THE APPLICABLE MATERIAL TO CREATE THE OPENING IS IMPLIED.

ALL SUBSURFACES ARE TO BE BROUGHT TO CONDITIONS SUITABLE FOR RECEIVING NEW WORK.

THE CONTRACTOR SHALL INFORM THE ARCHITECT IN WRITING OF ANY UNFORSEEN CONDITIONS UNCOVERED DURING DEMOLITION IMMEDIATELY, AND SHALL WORK WITH THE ARCHITECT TO RESOLVE ANY PROBLEMS IN A TIMELY MANNER.

THESE PLANS AND SPECIFICATIONS DO NOT INDICATE THE REMOVAL OF ASBESTOS NOR LEAD, NOR DO THEY ANTICIPATE ASBESTOS AND LEAD REMOVAL. PRIOR TO THE ONSET OF CONSTRUCTION, THE CONTRACTOR SHALL DETERMINE IF ANY SUCH CONDITIONS OCCUR. THE GC IS RESPONSIBLE FOR PROVIDING THE OWNER WITH ANY ABATEMENT PROCEDURES NECESSARY. THE ARCHITECT IS NOT RESPONSIBLE FOR ANY ABATEMENT PROCEDURES.

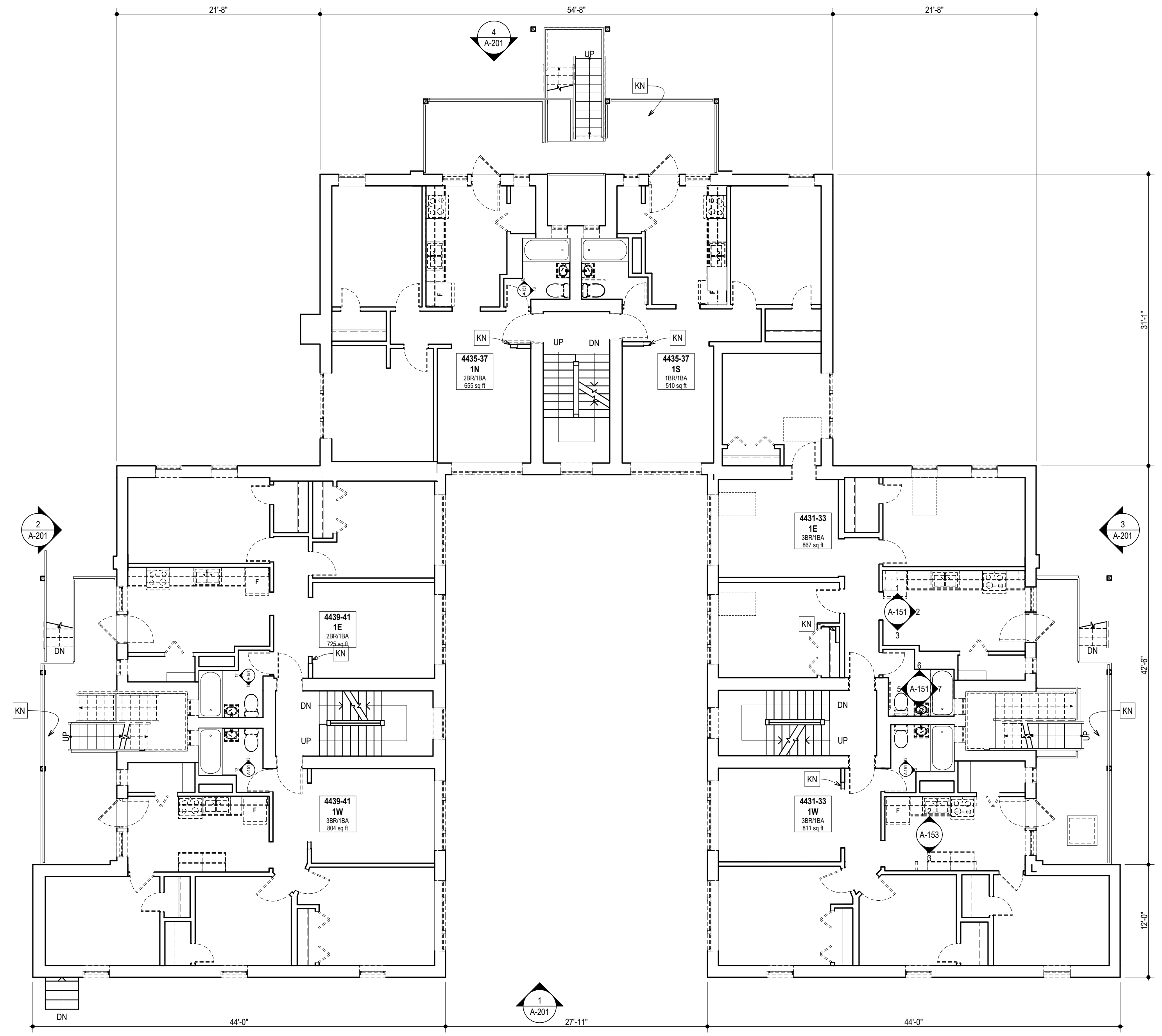
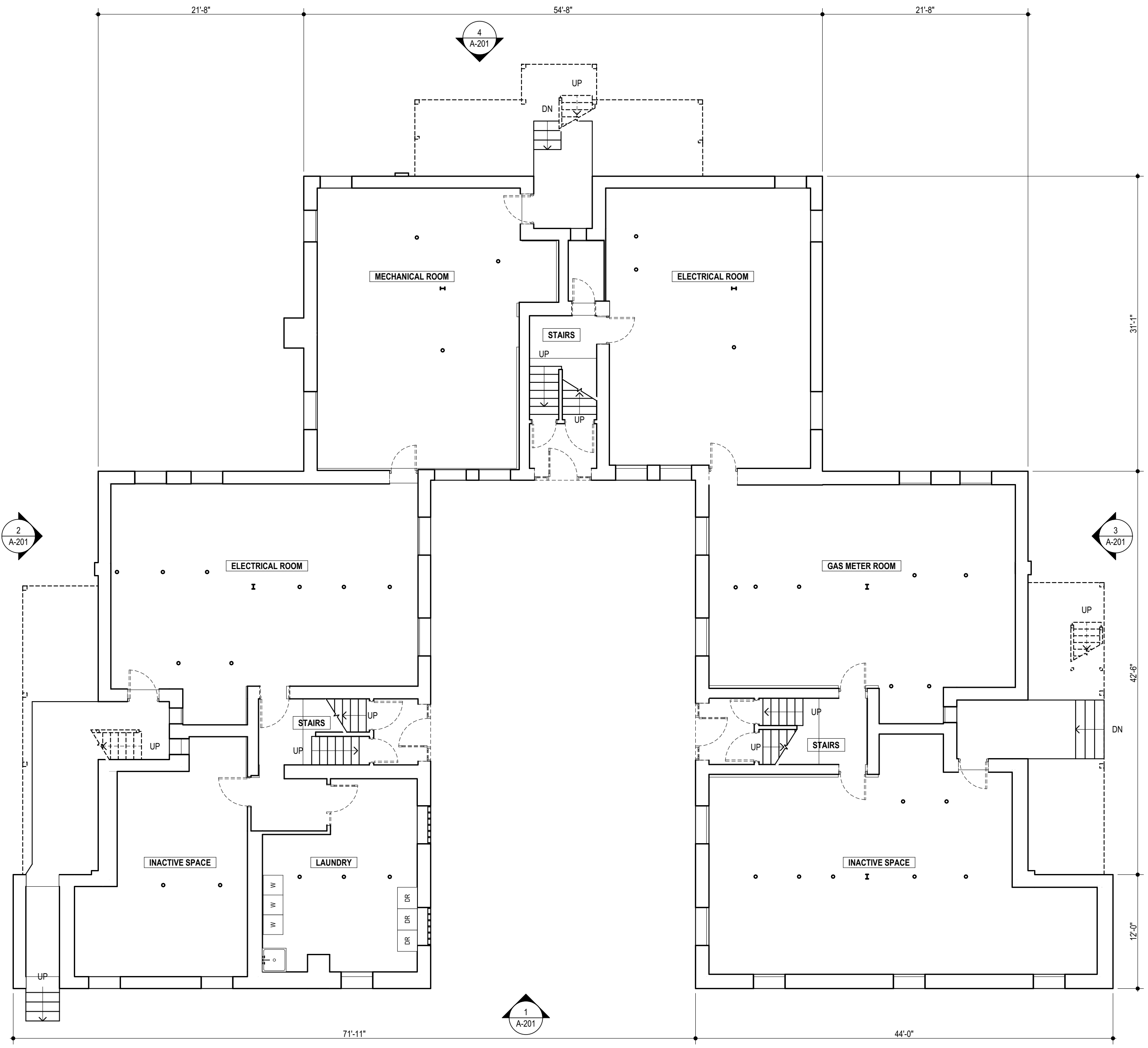
IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO IDENTIFY POINTS OF ACCESS TO THE BUILDING AND TO VERIFY MINIMUM CLEARANCES AVAILABLE FOR USE IN TRANSPORTING NECESSARY CONSTRUCTION MACHINERY, EQUIPMENT, MATERIALS, AND COMPONENTS INTO THE BUILDING. USE OF SUCH POINTS OF ACCESS SHALL BE APPROVED BY THE OWNER.

EXISTING LIFE SAFETY AND EMERGENCY SYSTEMS MAY NOT BE SHOWN ON THE DRAWINGS TO THEIR ENTIRETY. THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFICATION OF LOCATION AND EXTENT OF THESE SYSTEMS (INCLUDING BUT NOT LIMITED TO SMOKE DETECTION SYSTEMS, EMERGENCY LIGHTING SYSTEMS) AS THEY MAY BE AFFECTED BY NEW WORK. THE CONTRACTOR IS RESPONSIBLE FOR ACCOMMODATING THESE SYSTEMS WHEN AFFECTED BY NEW WORK SO THAT ALL APPLICABLE CODE REQUIREMENTS ARE MET.

ALL CONDUIT THAT IS ABANDONED SHALL BE REMOVED BACK TO THE SOURCE. ALL ABANDONED EXPOSED CONDUIT, INCLUDING ABOVE DROPPED CEILING, SHALL BE REMOVED UNLESS NOTED OTHERWISE. ALL PLUMBING AND HVAC SYSTEMS THAT ARE TO BE REMOVED ARE TO BE TERMINATED AT THE SOURCE AND REMOVED UNLESS NOTED OTHERWISE.

ALL DOORS, HARDWARE AND LIGHTING FIXTURES NOT SCHEDULED FOR RE-USE SHALL BE RETURNED TO BUILDING STOCK. COORDINATE WITH BUILDING FOR REMOVAL BY CONTRACTOR TO STORAGE AREA. IF REJECTED BY BUILDING, CONTRACTOR SHALL DISPOSE OF AS INDICATED.

THE CONTRACTOR SHALL BE AWARE THAT THE OWNER WILL CONTINUE TO USE THE ADJACENT AREAS DURING CONSTRUCTION. THE CONTRACTOR SHALL MINIMIZE IMPACT ON ADJACENT AREAS, AND MAY NOT USE ADJACENT AREAS FOR STORAGE OR STAGING. ADJACENT AREAS ARE TO BE KEPT CLEAN OF CONSTRUCTION RESIDUE/DEBRIS.



1 Basement Demolition Plan
SCALE: 1/8" = 1'-0"

2 1st Floor Demolition Plan (Typical)
SCALE: 1/8" = 1'-0"

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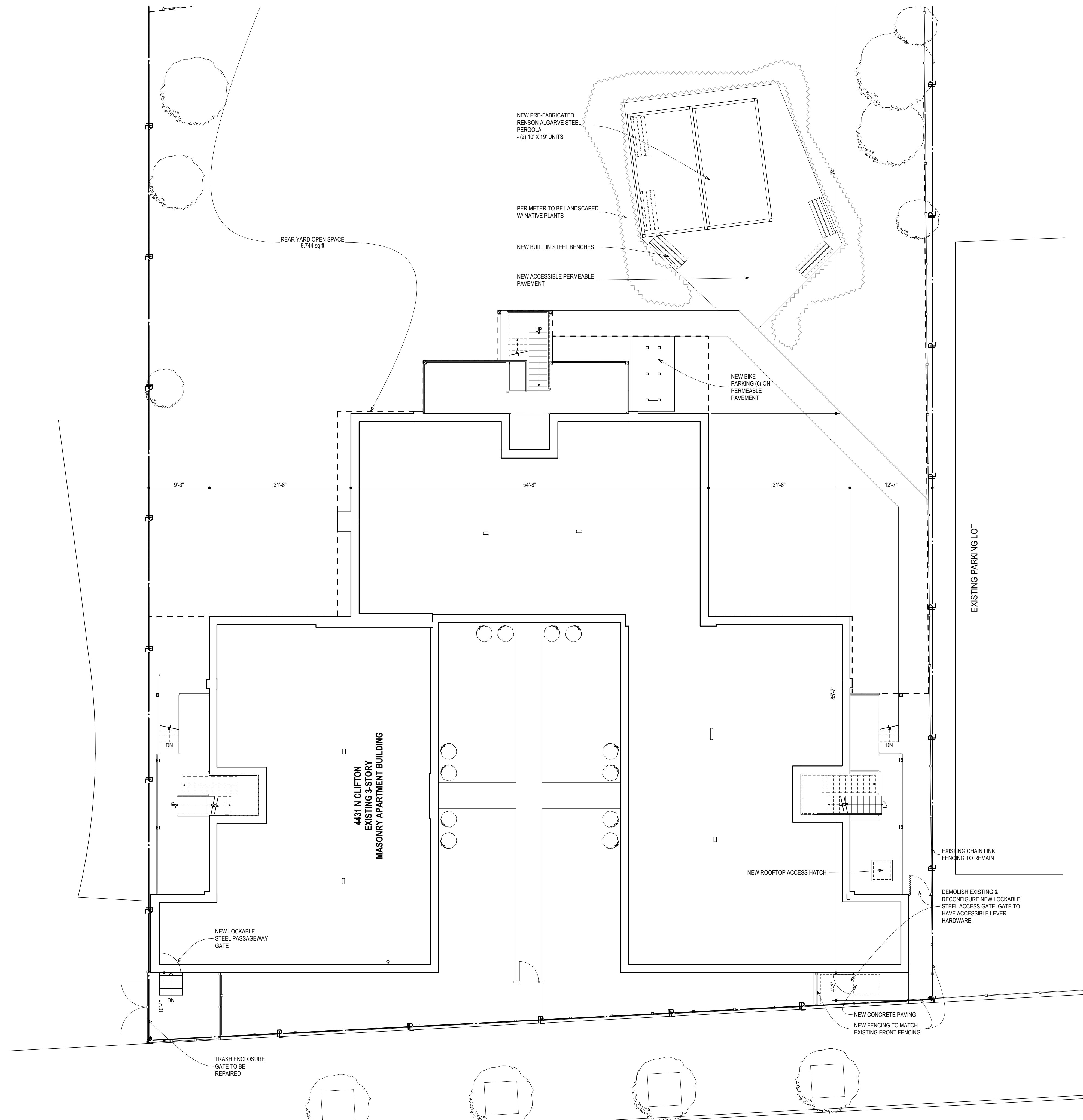
Demolition Plans

D-101

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TYPICAL SITE PLAN NOTES

1. SEE SCOPE NOTES FOR ALL WORK



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Architectural Site Plan

A-100

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PLAN KEYNOTES (1-50)

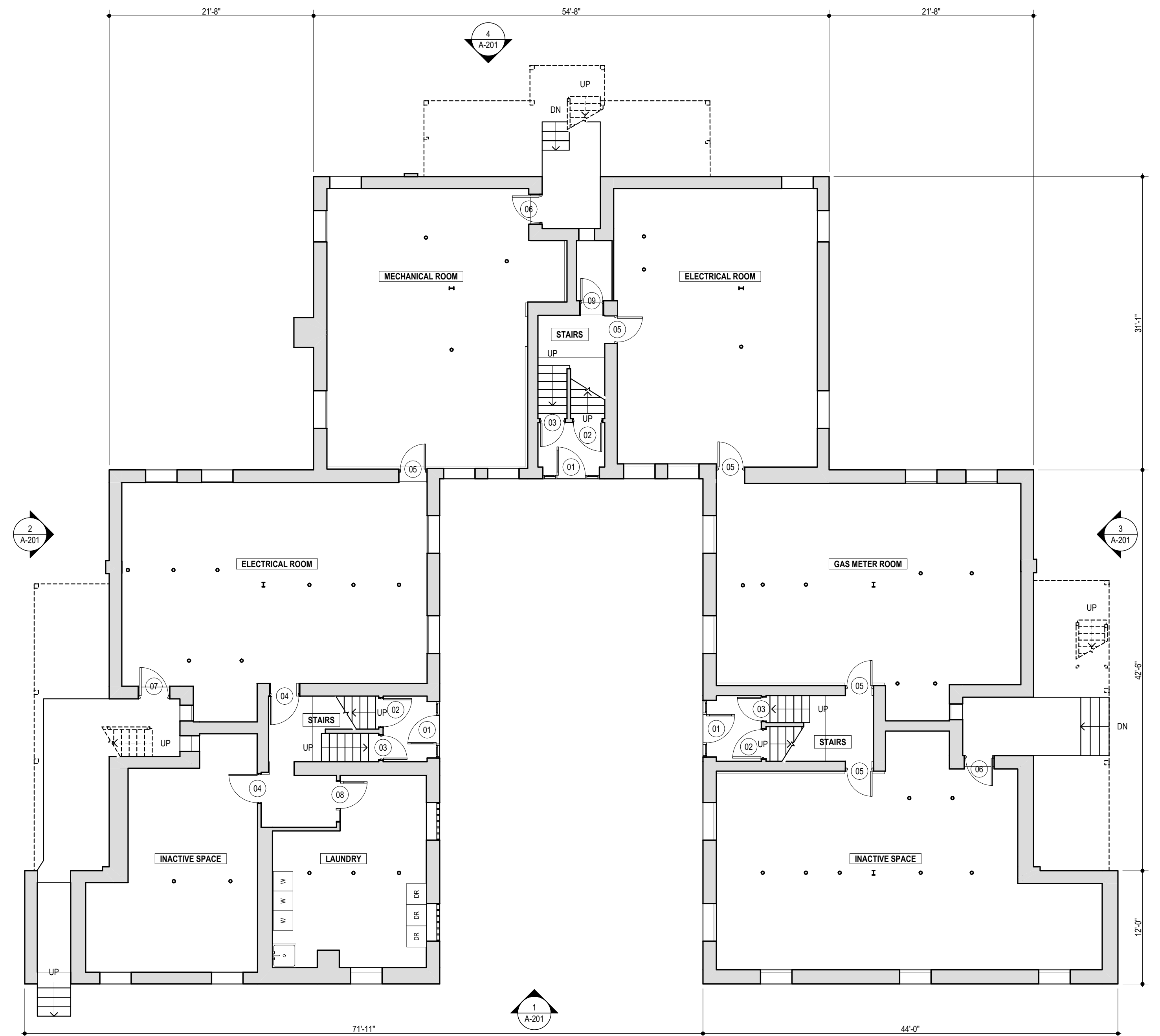
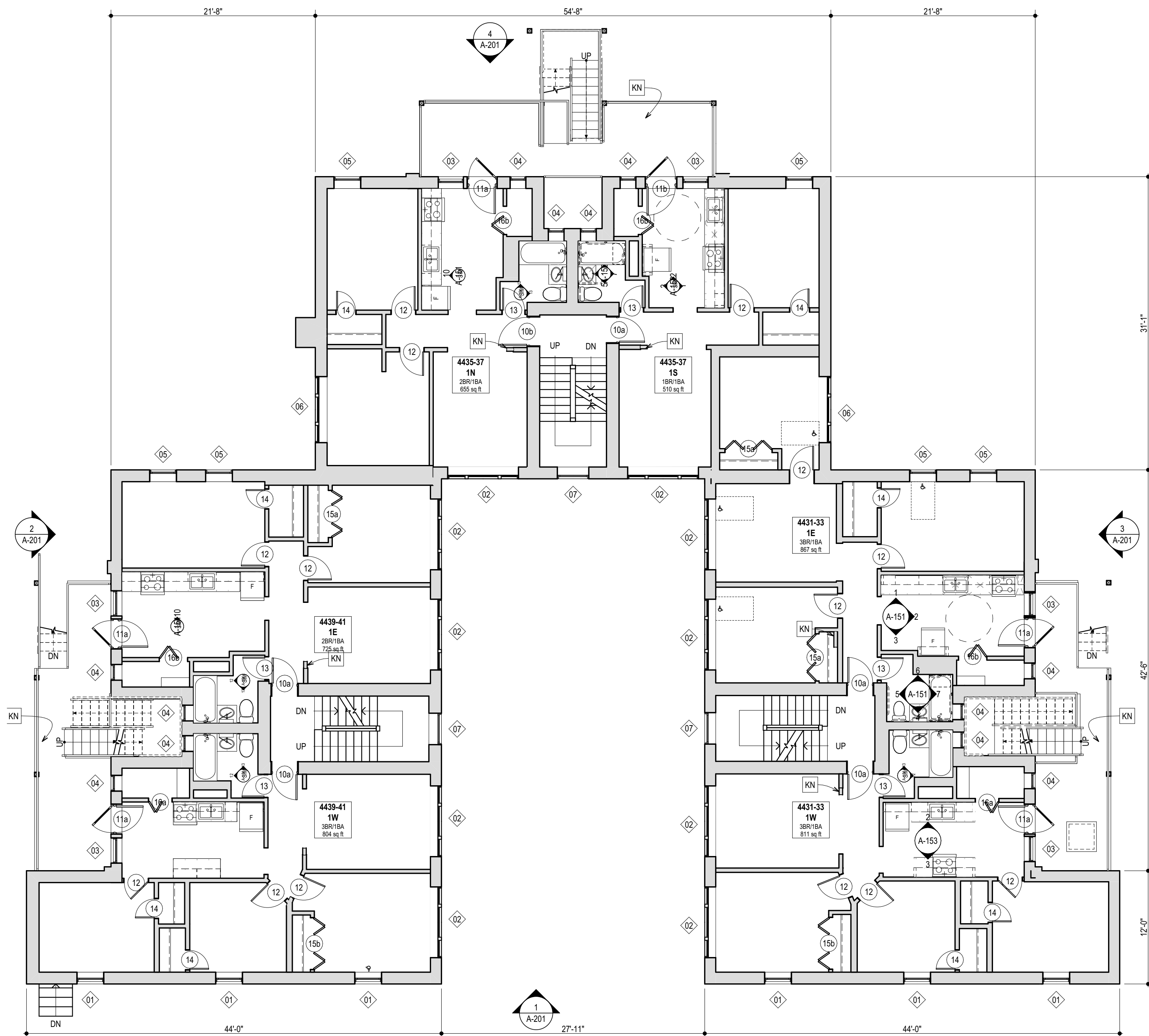
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R-RECESSED MOUNTED
SR-SEMI-RECESSED MOUNTED
S-SURFACE MOUNTED
- 02 NEW PRE-FINISHED COLORED ALUM CORNER GUARDS 1-INCH X 1-INCH X 4'-FEET. WHITE MATTE AT WHITE WALLS AND AT ACCENT COLORED WALLS - COLOR TBD BY ARCHITECT
- 03 NEW ENERGY STAR CERTIFIED HIGH REFLECTIVE WHITE TPO ROOF SYSTEM, TYP (INCLUDING NEW CODE COMPLIANT INSULATION, SLOPING, DIVERTERS, CRICKETS, AND VENTS.)
- 04 SLOPED, PRE-FINISHED METAL COPING CAPS WITH HEMMED DRIP EDGES (COLORS BY ARCH), TYPICAL AT ALL PARAPETS.
- 05 PRE-FINISHED METAL GUTTER (COLOR BY ARCH) SLOPED MIN. 1/16-INCH PER FOOT. ALL GUTTERS ARE 6-INCH, UNO.
- 06 PRE-FINISHED METAL DOWNSPOUT (COLOR BY ARCH) WITH REVERSE BASKET STRAINER. ALL DOWNSPOUTS ARE 6-INCH UNO. REFER TO CIVIL
- 07 REPAIR PATIOS. REFER TO STRUCTURAL DWGS
- 08 EXISTING CLAY TILE COPING
- 09 SPLASH BLOCKS
- 10 PRIMED AND PAINTED STEEL ROOF ACCESS LADDER (COLOR BY ARCH) W/ 30" X 30" LOCKABLE AND INSULATED ROOF HATCH AT THE UPMOST FLOOR. TENANTS AND PUBLIC SHALL NOT HAVE ACCESS TO ROOF DECK
- 11 CONFIRM EXISTING ROOF VENT. REMOVE AND PROVIDE NEW ROOF VENTS, 1 FOR EVERY 150SF AREA.
- 12 NEW HEAT PUMPS. SEE MECHANICAL. PROVIDE CURBS, FLASHING, AND REINFORCEMENT AS REQUIRED.

TYP PLAN NOTES

- 1. SEE PROJECT NARRATIVE FOR ALL WORK.
- 2. ALL DIMENSIONS, NOTES, KEYS, TAGS, ETC... ARE SAME AS 1ST OR TYPICAL FLOOR, UNO
- 3. DIMENSIONS ARE FOR REFERENCE ONLY AND SHOULD BE VIF.
- 4. PLANS SHOW EXISTING DESIGNATED "ACCESSIBLE" UNITS. ADDITIONAL TYPE 504A, TYPE A, AND HEARING & VISUALLY IMPAIRED UNITS SHALL BE DESIGNATED PER THE UNIT MATRIX AND MADE ACCESSIBLE TO THE EXTENT FEASIBLE.
- 5. ACCESSIBLE CLEARANCES SHOWN IN EXISTING ACCESSIBLE UNITS FOR REFERENCE ONLY.
- 6. IN ALL UNITS, EXCEPT IN KITCHENS AND BATHROOMS, AT LEAST ONE OPERABLE WINDOW IN EACH ROOM SHALL BE ACCESSIBLE.
- 7. ALL CLOSETS AND STORAGE ROOMS SHALL HAVE A ROD AND A MINIMUM OF ONE 12" DEEP SHELF (SEE ACTUAL CONFIGURATIONS ON PLANS). ALL TYPE 504A UNITS, TYPE A & NON-RESIDENTIAL SHALL HAVE AN ADDITIONAL SHELF AND ROD AT 48" AFF. SEE A-501.
- 8. PROVIDE FIRE SEALANT AT ALL NEW PENETRATIONS. SEE A-005. REPLACE MISSING OR FAILING SEALANT AS REQ'D.
- 9. ALL METAL COPING TO BE REPLACED. ALL MASONRY COPING TO BE REPAIRED AS REQ'D. SEE STRUCTURAL FOR PARAPET SCOPE.
- 10. WHERE INSULATION IS LOCATED WITHIN ROOF CAVITY, PROVIDE ROOF VENTS, ONE EVERY 150 SF OR PER MANUFACTURER RECOMMENDATIONS.

TYP PLAN LEGEND

- # WINDOW TAG. REFER TO WINDOW SCHEDULES.
- # STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
- # DOOR TAG. REFER TO DOOR SCHEDULES.
- ACCESSIBLE WINDOW WITH A MIN. 30-INCH x 48-INCH CLEAR FLOOR SPACE FOR A PARALLEL OR FORWARD APPROACH. CONTROLS WITH 15-INCH TO 48-INCH AFF AND 5 LB MAX FORCE TO ACTIVATE ALL OPERABLE PARTS.
- 12" DEEP CLOSET SHELF AND HANGING ROD PER TYP PLAN NOTES.



2 1st Floor Plan (Typical)
SCALE: 1/8" = 1'-0"

1 Basement Floor Plan
SCALE: 1/8" = 1'-0"

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Floor Plans

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PLAN KEYNOTES (1-50)

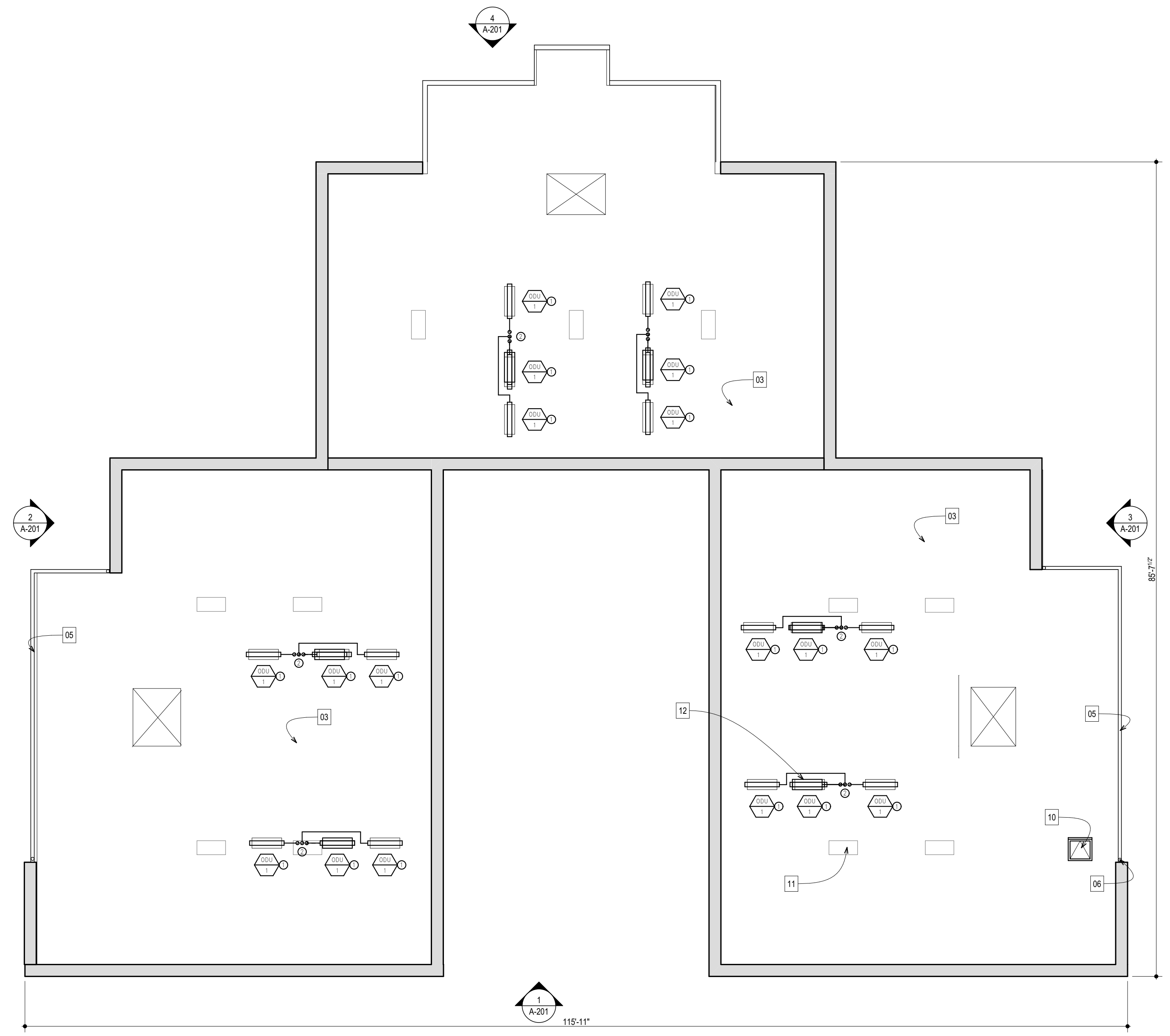
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- 06 PRE-FINISHED METAL DOWNSPOUT (COLOR BY ARCH) WITH REVERSE BASKET STRAINER. ALL DOWNSPOUTS ARE 6-INCH UNO. REFER TO CIVIL.
- 07 REPAIR PATIOS. REFER TO STRUCTURAL DWGS
- 08 EXISTING CLAY TILE COPING
- 09 SPLASH BLOCKS
- 10 PRIMED AND PAINTED STEEL ROOF ACCESS LADDER (COLOR BY ARCH) W/ 30" X 30" LOCKABLE AND INSULATED ROOF HATCH AT THE UPMOST FLOOR. TENANTS AND PUBLIC SHALL NOT HAVE ACCESS TO ROOF DECK
- 11 CONFIRM EXISTING ROOF VENT. REMOVE AND PROVIDE NEW ROOF VENTS, 1 FOR EVERY 150SF AREA.
- 12 NEW HEAT PUMPS. SEE MECHANICAL. PROVIDE CURBS, FLASHING, AND REINFORCEMENT AS REQUIRED.

TYP PLAN NOTES

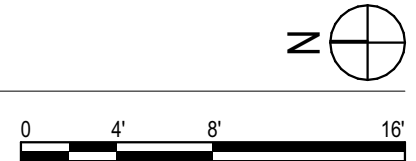
- 1. SEE PROJECT NARRATIVE FOR ALL WORK.
- 2. ALL DIMENSIONS, NOTES, KEYS, TAGS, ETC... ARE SAME AS 1ST OR TYPICAL FLOOR, UNO
- 3. DIMENSIONS ARE FOR REFERENCE ONLY AND SHOULD BE VIF.
- 4. PLANS SHOW EXISTING DESIGNATED "ACCESSIBLE" UNITS. ADDITIONAL TYPE 504A, TYPE A, AND HEARING & VISUALLY IMPAIRED UNITS SHALL BE DESIGNATED PER THE UNIT MATRIX AND MADE ACCESSIBLE TO THE EXTENT FEASIBLE.
- 5. ACCESSIBLE CLEARANCES SHOWN IN EXISTING ACCESSIBLE UNITS FOR REFERENCE ONLY.
- 6. IN ALL UNITS, EXCEPT IN KITCHENS AND BATHROOMS, AT LEAST ONE OPERABLE WINDOW IN EACH ROOM SHALL BE ACCESSIBLE.
- 7. ALL CLOSETS AND STORAGE ROOMS SHALL HAVE A ROD AND A MINIMUM OF ONE 12" DEEP SHELF (SEE ACTUAL CONFIGURATIONS ON PLANS). ALL TYPE 504A UNITS, TYPE A & NON-RESIDENTIAL SHALL HAVE AN ADDITIONAL SHELF AND ROD AT 48" AFF. SEE A-501.
- 8. PROVIDE FIRE SEALANT AT ALL NEW PENETRATIONS. SEE A-005. REPLACE MISSING OR FAILING SEALANT AS REQ'D.
- 9. ALL METAL COPING TO BE REPLACED. ALL MASONRY COPING TO BE REPAIRED AS REQ'D. SEE STRUCTURAL FOR PARAPET SCOPE.
- 10. WHERE INSULATION IS LOCATED WITHIN ROOF CAVITY, PROVIDE ROOF VENTS, ONE EVERY 150 SF OR PER MANUFACTURER RECOMMENDATIONS.

TYP PLAN LEGEND

- # WINDOW TAG. REFER TO WINDOW SCHEDULES.
- # STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
- # DOOR TAG. REFER TO DOOR SCHEDULES.
- ♿ ACCESSIBLE WINDOW WITH A MIN. 30-INCH x 48-INCH CLEAR FLOOR SPACE FOR A PARALLEL OR FORWARD APPROACH. CONTROLS WITH 15-INCH TO 48-INCH AFF AND 5 LB MAX FORCE TO ACTIVATE ALL OPERABLE PARTS.
- 12" DEEP CLOSET SHELF AND HANGING ROD PER TYP PLAN NOTES.



1 Roof Plan
SCALE: 1/8" = 1'-0"



I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

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**Heart of Uptown
Apartments**

4431 N Clifton Ave
Chicago, IL 60640

2218A

Roof Plan

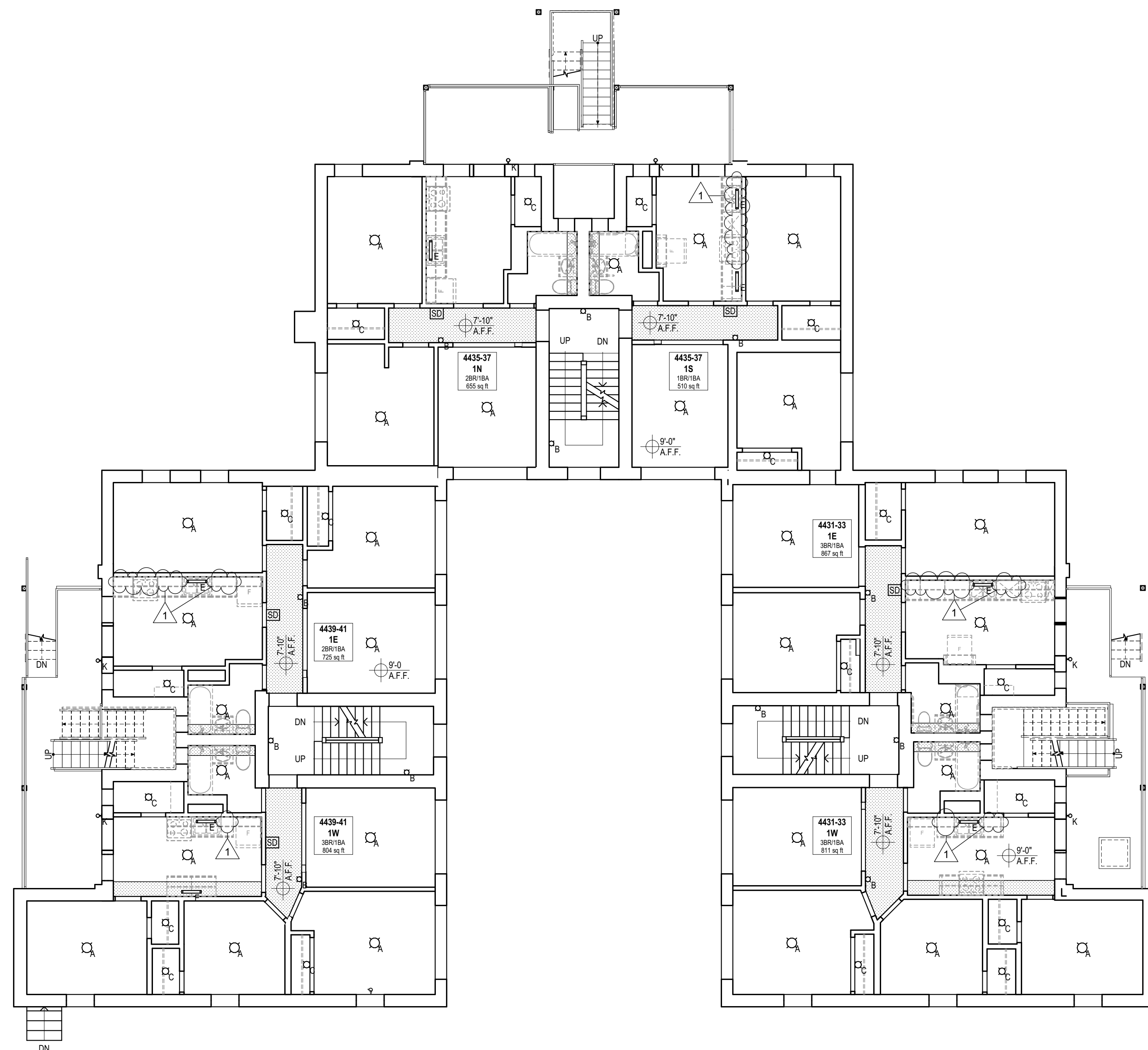
A-102

RCP LEGEND

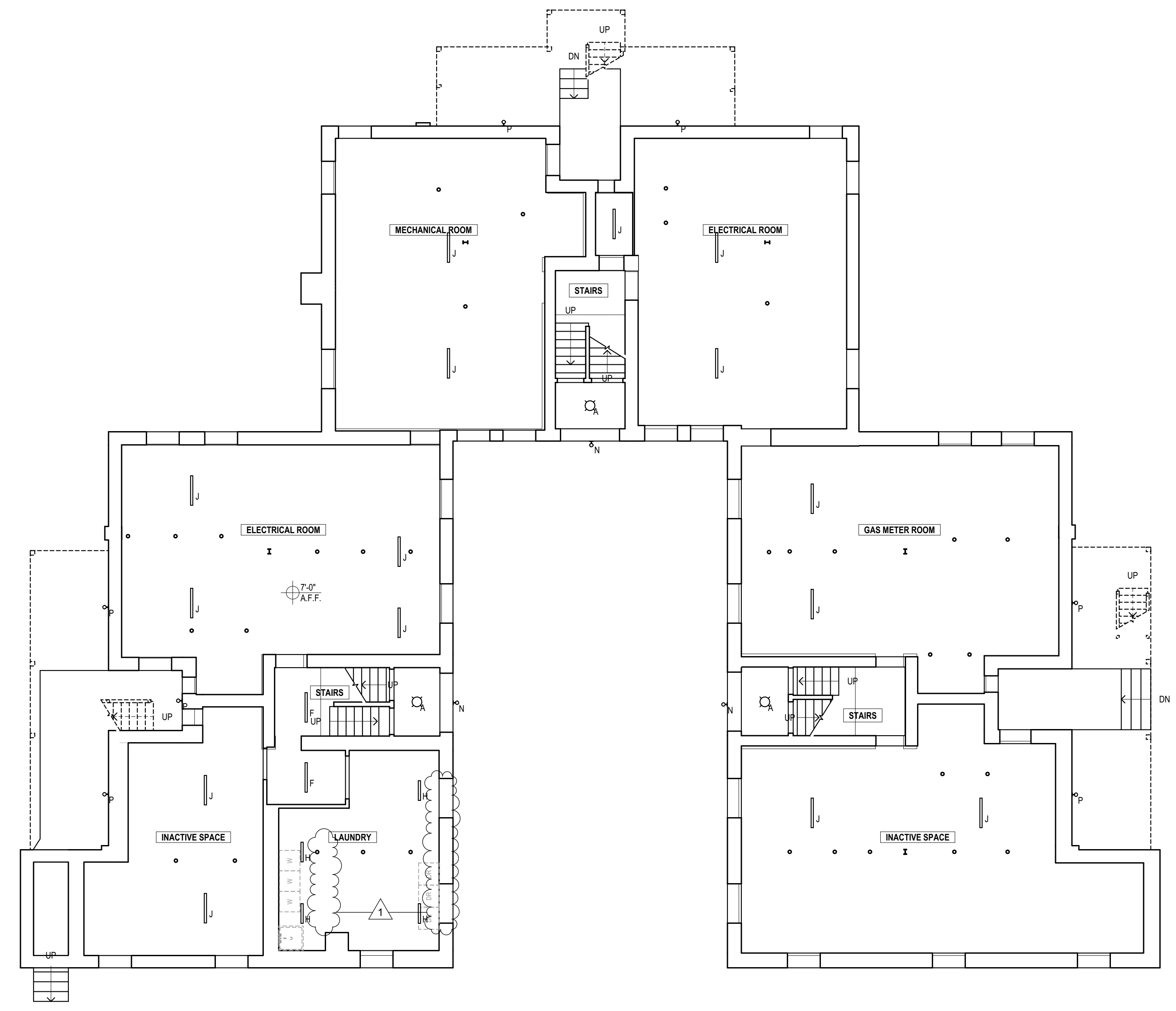
CEILING ASSEMBLY xx 5/8" GYP BD

TYPICAL RCP NOTES

1. GYP BOARD CONTROL JOINTS CONTINUOUS FROM CEILING TO WALL AT MFR REQUIRED INCREMENTS, FINAL LOCATIONS TBD BY ARCH.
2. ALL ACCESS PANELS AND HATCHES INSTALLED IN UNITS AND FRONT OF HOUSE SPACES SHALL BE FRAMELESS.
3. ALL NEW LIGHTS SHALL BE CENTERED IN THE SPACE, UNLESS NOTED OTHERWISE.
4. ALL EMERGENCY LIGHTING TO BE REPLACED.
5. ONE WALL-MOUNTED FIXTURE IN EVERY LIVING SPACE (BEDROOM, LIVING ROOM) THAT DOES NOT HAVE AN EXISTING LIGHT FIXTURE. LOCATE ABOVE SWITCHED OUTLET IF ONE EXISTS.



2 1st Floor Reflected Ceiling Plan (Typical)
SCALE: 1/8" = 1'-0"



1 Basement Floor Reflected Ceiling Plan
SCALE: 1/8" = 1'-0"

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**Heart of Uptown
Apartments**

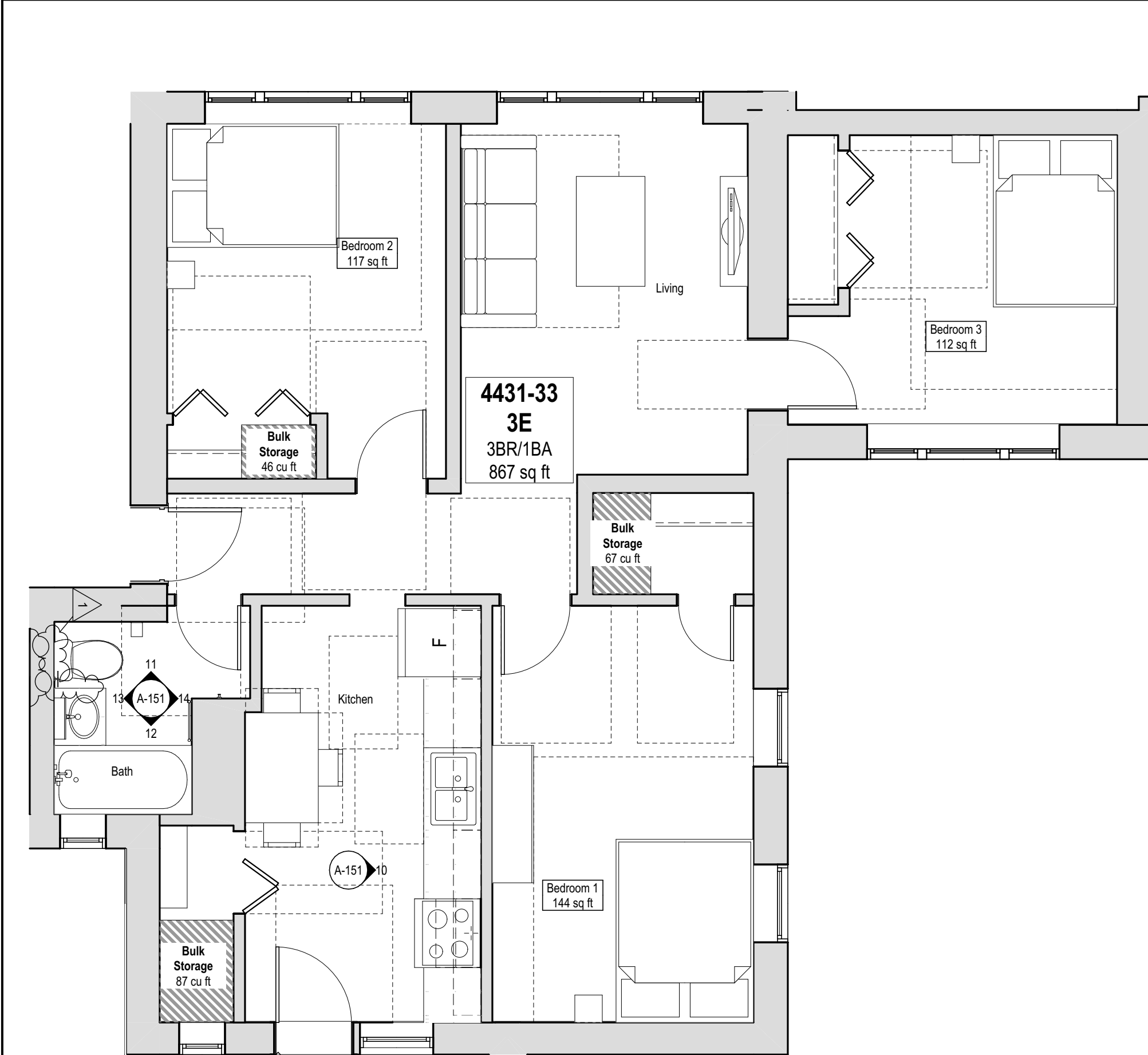
4431 N Clifton Ave
Chicago, IL 60640

2218A

Reflected Ceiling Plans

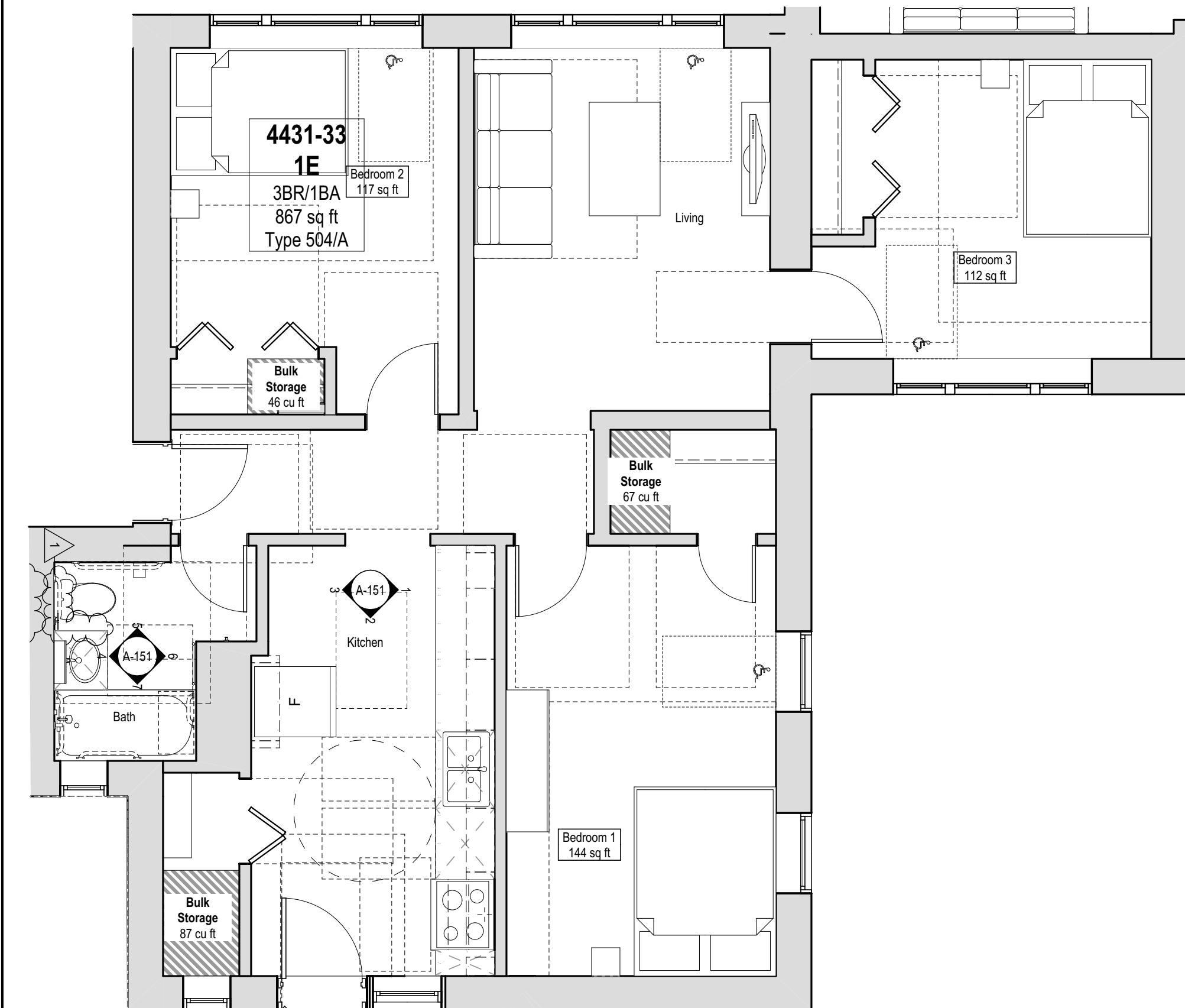
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(3) BD - 3rd Floor Enlarged Plan
4431-33 Unit 3E - No Accessibility

SCALE: 1/4" = 1'-0"



(3) BD - 1st Floor Enlarged Plan
4431-33 Unit 1E - 504/Type A

4431-33 Unit 2E - Type A - SIM.

SCALE: 1/4" = 1'-0"

PLAN KEYNOTES (1-50)

- 01 FIRE EXTINGUISHER AND CABINET. WHEN RECESSED OR SEMI-RECESSED IN A FIRE RATED WALL ASSEMBLY / BARRIER, PROVIDE A FIRE RATED CABINET.
- 02 NEW PRE-FINISHED COLORED ALUM CORNER GUARDS 1-INCH X 1-INCH X 4'-FEET. WHITE MATTE AT WHITE WALLS AND AT ACCENT COLORED WALLS - COLOR TBD BY ARCHITECT
- 03 NEW ENERGY STAR CERTIFIED HIGH REFLECTIVE WHITE TPO ROOF SYSTEM, TYP. (INCLUDING NEW CODE COMPLIANT INSULATION, SLOPING, DIVERTERS, CRICKETS, AND VENTS).
- 04 SLOPED, PRE-FINISHED METAL COPING CAPS WITH HEMMED DRIP EDGES (COLORS BY ARCH), TYPICAL AT ALL PARAPETS.
- 05 PRE-FINISHED METAL GUTTER (COLOR BY ARCH) SLOPED MIN. 1/16-INCH PER FOOT. ALL GUTTERS ARE 6-INCH, UNO.
- 06 PRE-FINISHED METAL DOWNSPOUT (COLOR BY ARCH) WITH REVERSE BASKET STRAINER. ALL DOWNSPOUTS ARE 6-INCH UNO. REFER TO CIVIL.
- 07 REPAIR PATIOS. REFER TO STRUCTURAL DWGS.
- 08 EXISTING CLAY TILE COPING
- 09 SPLASH BLOCKS

INTERIOR ELEVATION KEYNOTES (51-100)

- 51 RANGE / OVEN WITH AN ENERGY STAR RATED RANGE HOOD ABOVE. AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & AT NON-RESIDENTIAL / COMMON SPACES, THE RANGE / OVEN SHALL BE ADA COMPLIANT AND SHALL HAVE FRONT CONTROLS TO PREVENT REACHING ACROSS BURNERS AND A WALL MOUNTED SWITCH TO THE RANGE HOOD LOCATED WITHIN ACCESSIBLE REACH RANGES.
- 52 A COMBINATION ADA COMPLIANT ENERGY STAR RATED REFRIGERATOR AND FREEZER WITH MIN. 50% OF THE FREEZER COMPARTMENT SHELVES (INCLUDING THE BOTTOM OF THE FREEZER) AT MAX. 54" AFF. WHEN THE SHELVES ARE INSTALLED AT THE MAX. HEIGHTS POSSIBLE IN THE COMPARTMENT OR BE A VERTICAL, SIDE-BY-SIDE REFRIGERATOR / FREEZER TYPE.
- 53 1 PIECE SOLID SURFACE COUNTERTOP (NO PLASTIC LAMINATE COUNTERTOP) W/ BULLNOSED EDGES W/ SIDE SPLASHES AND AN INTEGRAL ROLLED FORMED BACKSPLASH (NO BACKSPLASHES ON ISLANDS), TYP.
- 54 4" U-PULL CABINETS HARDWARE AT ALL LOWER AND UPPER CABINETS AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, TYP.
- 55 1 PIECE ENAMEL COATED METAL GREASE SHIELD BETWEEN RANGE / OVEN AND THE RANGE HOOD ABOVE. PROVIDE AN ADDITIONAL GREASE SHIELD WHEN THE RANGE / OVEN IS LOCATED ADJACENT TO A SIDE WALL, TYP.
- 56 LAV-1: NEW 1 PIECE CULTURED MARBLE COUNTERTOP WITH OVER FLOW, BACKSPLASH AND SIDESPLASH W/ BULLNOSED EDGES, AND INTEGRAL BOWL. INSTALL SINK AS WALL HUNG AT ALL REMOVABLE CABINETS IN TYPE 504/A AND TYPE A UNITS SO CABINET CAN BE FULLY REMOVED PROVIDING KNEE CLEARANCE UNDER THE SINK.
- 57 AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, THE FLUSH CONTROLS SHALL BE LOCATED ON THE WIDER (OPEN) SIDE OF THE TOILET AT MAX. 44" AFF.
- 58 THE TOP OF THE TOILET SEAT AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, NON-RESIDENTIAL, & COMMON SPACES SHALL BE LOCATED BETWEEN 17" TO 19" AFF.
- 59 AT TYPE A ADAPTABLE & NON-RESIDENTIAL / COMMON SPACES, THE BOTTOM OF THE TOILET PAPER DISPENSER SHALL BE MIN. 18" AFF. AND HORIZONTALLY 7" TO 9" FROM THE FACE OF THE TOILET TO THE CENTER OF THE DISPENSER. AT TYPE 504 UNITS, THE CENTERLINE OF THE TOILET PAPER DISPENSER SHALL BE MIN. 19" AFF. AND THE FURTHEST EDGE OF THE TOILET PAPER DISPENSER SHALL BE HORIZONTALLY MAX. 36" FROM THE REAR WALL.
- 60 AT TYPE 504 UNITS & TYPE A ADAPTABLE UNITS, BATHTUB CONTROLS, OTHER THAN DRAIN STOPPERS, SHALL BE OFFSET AND LOCATED BETWEEN THE BATHTUB RIM AND GRAB BAR LOCATION AND BETWEEN THE OPEN SIDE OF THE BATHTUB AND THE MIDPOINT WIDTH OF THE BATHTUB. ON ALL UNITS PROVIDE A HANDHELD 60" LONG SHOWER HOSE WITH A NON-POSITIVE SHUT-OFF FEATURE ON A MIN. 36" ADJUSTABLE BAR SO THE HANDHELD CAN BE FIXED. THE TOP OF THE LOWEST POINT OF THE OPERABLE PART OF THE HANDHELD TO BE LOCATED AT MAX. 48" AFF.
- 61 AT TYPE 504 UNITS, PROVIDE AN ACCESSIBLE BATHTUB SEAT.

- 10 PRIMED AND PAINTED STEEL ROOF ACCESS LADDER (COLOR BY ARCH) W/ 37" X 36" LOCKABLE AND INSULATED ROOF HATCH AT THE UPMOST FLOOR. TENANTS AND PUBLIC SHALL NOT HAVE ACCESS TO ROOF DECK.
- 11 CONFIRM EXISTING ROOF VENT. REMOVE AND PROVIDE NEW ROOF VENTS, 1 FOR EVERY 150SF AREA.
- 12 NEW HEAT PUMPS. SEE MECHANICAL. PROVIDE CURBS, FLASHING, AND REINFORCEMENT AS REQUIRED.

TYP PLAN NOTES

- 1. SEE PROJECT NARRATIVE FOR ALL WORK.
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- 7. ALL CLOSETS AND STORAGE ROOMS SHALL HAVE A ROD AND A MINIMUM OF ONE 12" DEEP SHELF (SEE ACTUAL CONFIGURATIONS ON PLANS). ALL TYPE 504/A UNITS, TYPE A & NON-RESIDENTIAL SHALL HAVE AN ADDITIONAL SHELF AND ROD AT 48" AFF. SEE A-501.
- 8. PROVIDE FIRE SEALANT AT ALL NEW PENETRATIONS. SEE A-005. REPLACE MISSING OR FAILING SEALANT AS REQ'D.
- 9. ALL METAL COPING TO BE REPLACED, ALL MASONRY COPING TO BE REPAIRED AS REQ'D. SEE STRUCTURAL FOR PARAPET SCOPE.
- 10. WHERE INSULATION IS LOCATED WITHIN ROOF CAVITY, PROVIDE ROOF VENTS, ONE EVERY 150 SF OR PER MANUFACTURER RECOMMENDATIONS.

TYP INT ELEV NOTES

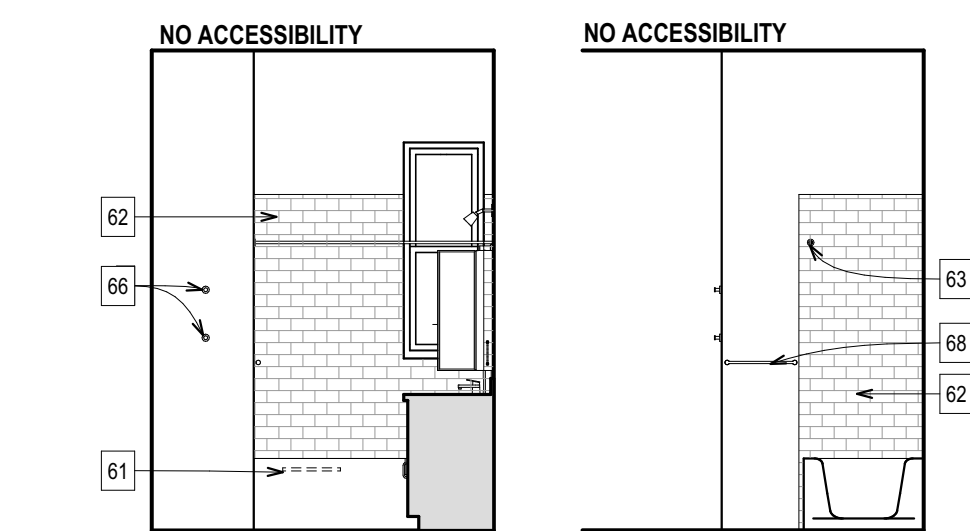
- 1. REFER TO THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR ADDITIONAL INFORMATION.
- 2. SEE PLANS FOR ACTUAL ROOM SIZE OF THE BATHROOMS. THE INTERIOR ELEVATION ROOM SIZES ARE DIAGRAMMATIC. VERIFY ALL KITCHEN AND BATHROOM DIMENSIONS IN FIELD.
- 3. PER THE CITY OF CHICAGO DEPARTMENT OF HOUSING STANDARDS, ALL KITCHEN AND BATHROOM CABINETS SHALL HAVE SOLID WOOD FACE-FRAMES, SOLID WOOD DOORS, AND DRAWER FRONTS. DOVETAIL OR REINFORCED JOINT CONSTRUCTION DRAWER BOX CONSTRUCTION, AND SOLID PLYWOOD BOX CONSTRUCTION (NO MDF NOR LAMINATE BOXES, CABINET DRAWERS OR DOOR FRONTS ALLOWED). CABINETS SHALL HAVE MINIMUM LEVEL 2 DOORS FEATURING SOLID WOOD FRAMES WITH GENUINE VENEER CROWN PANELS. ALL MILLWORK SHALL MEET ANSICOMM A161.1. ALL CABINET DRAWERS AND DOORS SHALL HAVE ACCESSIBLE HARDWARE.
- 4. ALL EXPOSED CABINET SIDES SHALL BE FINISHED. PROVIDE FILLER CABINET PIECES AS REQUIRED AT ALL GAPS. FILLER PIECES SHALL BE <3".
- 5. THE FINISHED FLOOR, BASE TRIM AND FINISHED CABINET SIDES SHALL EXTEND UNDERNEATH ALL REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS. PROVIDE BLOCKING TO SUPPORT CABINETS AT INITIAL CONSTRUCTION WITH THE BOTTOM OF CABINET APRONS AT MIN. 29" AFF. REMOVABLE CABINETS MUST BE ABLE TO BE RELOCATED TO 29" TO 36" AFF. WITHOUT CUTTING THE COUNTER OR DAMAGING ADJACENT CABINETS, WALLS, DOORS AND STRUCTURAL ELEMENTS AND HAVE ROUGH-IN PLUMBING CONNECTIONS OF SUPPLY AND DRAIN PIPES AT 28" TO 29" AFF.
- 6. INSULATE AND PROTECT ALL EXPOSED PIPES AND SUPPLY LINES UNDER REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS AT INITIAL CONSTRUCTION.
- 7. ALL KITCHEN AND BATHROOM FAUCETS, DOORS, AND OPERABLE PARTS SHALL BE LEVER-TYPE AND HAVE MAXIMUM 5 LB FORCE TO OPERATE.
- 8. THE DEPTH OF THE BATHROOM LAVATORY AND KITCHEN SINK BOWLS FROM THE TOP OF THE COUNTER AT TYPE 504/A UNITS, TYPE A UNITS, & NON-RESIDENTIAL SPACES SHALL BE MAX. 6 1/2".
- 9. ADA COMPLIANT TEXTURED GRAB BARS W/ BLOCKING SHALL BE INSTALLED AT INITIAL CONSTRUCTION AT ALL TYPE 504/A UNITS & AT NON-RESIDENTIAL / COMMON TOILET ROOMS. IN TYPE A UNITS & TYPE B UNITS, GRAB BARS ARE NOT REQUIRED, BUT BLOCKING FOR GRAB BARS IS REQUIRED. EXTEND BLOCKING A MINIMUM OF 6" PAST THE REQUIRED GRAB BAR LENGTH. SEE THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR REQUIRED LOCATIONS. GRAB BARS SHALL BE INSTALLED AFTER TURNOVER BY THE OWNER AT ALL TYPE A ADAPTABLE UNITS & TYPE B ADAPTABLE UNITS AT THE REQUEST OF A TENANT.
- 10. AT TYPE 504/A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES, PROVIDE SEPARATE ELECTRICAL SWITCHES FOR THE UNDERCABINET LIGHT (1) AND SEPARATE RANGE HOOD FAN (1) AND LIGHT (1) AT MAX. 48" AFF.
- 11. ALL RANGE HOODS TO INCLUDE TWO NEW LOWPROF FIRESTOP HOOD EXTINGUISHERS.

TYP PLAN LEGEND

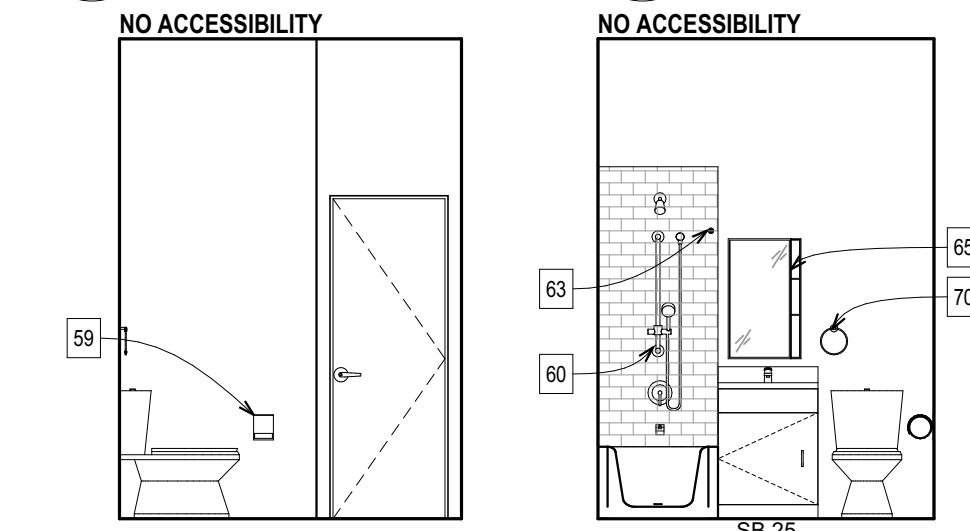
- ◊ WINDOW TAG. REFER TO WINDOW SCHEDULES.
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- 12" DEEP CLOSET SHELF AND HANGING ROD PER TYP PLAN NOTES.

INT ELEVATION LEGEND

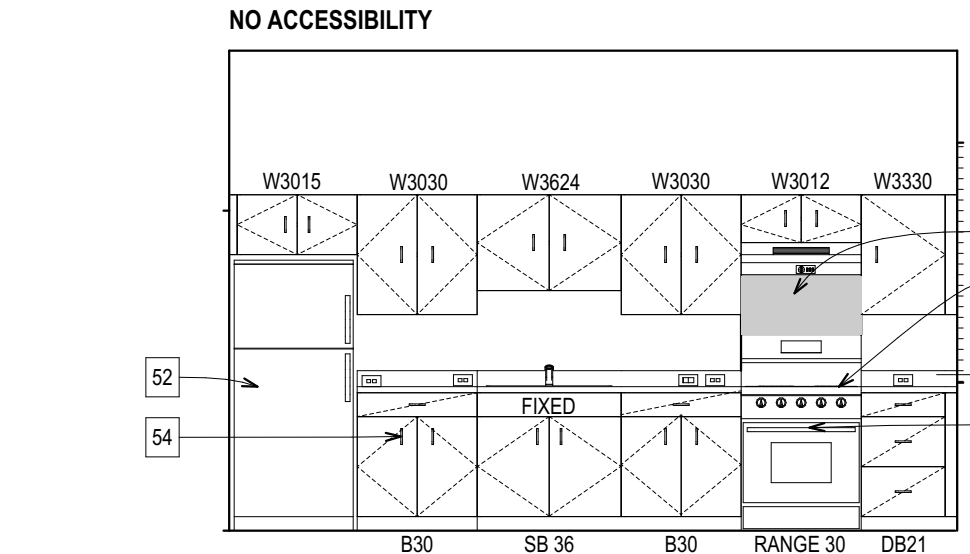
- REMOVABLE CABINETS @ TYPE A (REMOVED CABINET BASE AT MOVE-IN @ 504/TYP A)



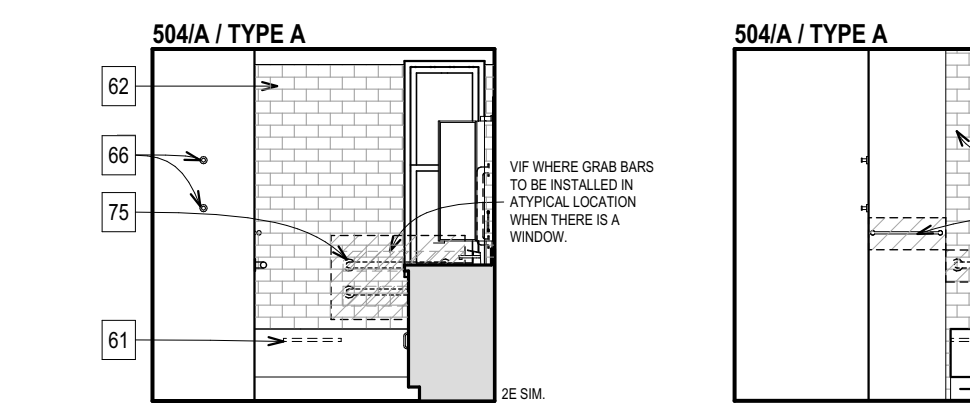
12 3E Bath 14 3E Bath



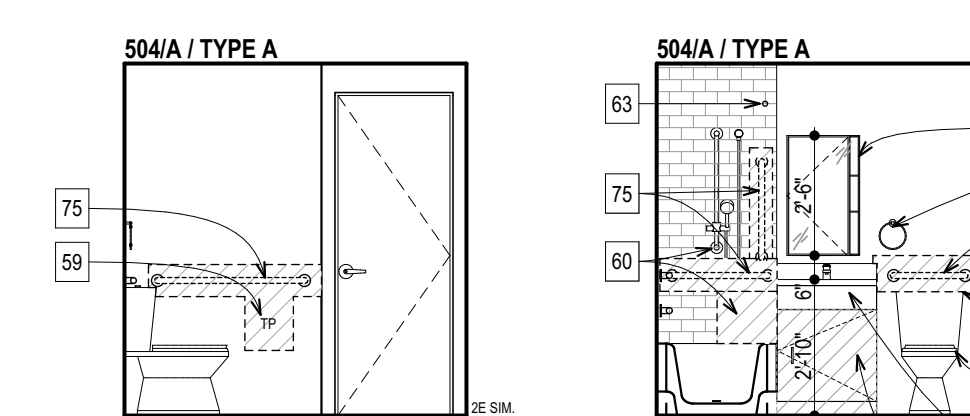
11 3E Bath 13 3E Bath
SCALE: 1/4" = 1'-0"



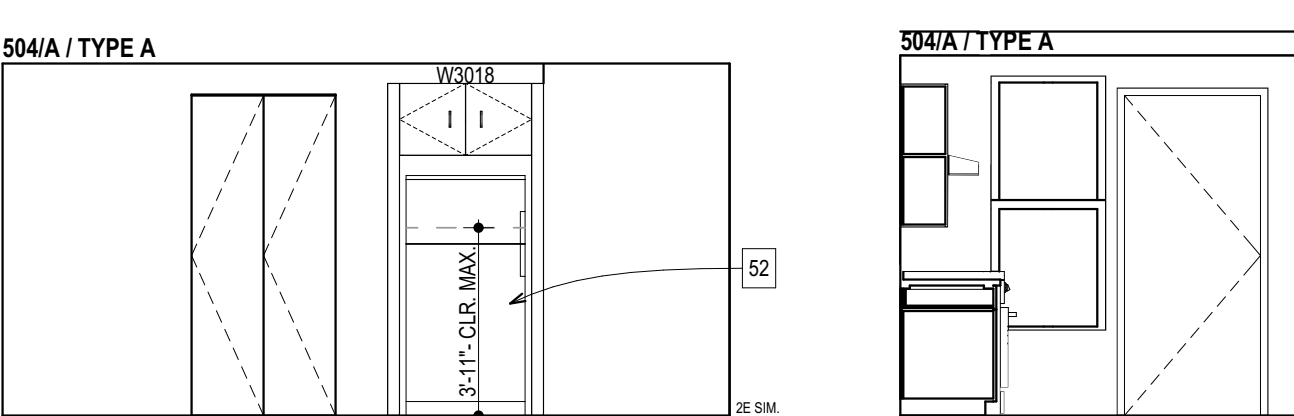
10 3E Kitchen
SCALE: 1/4" = 1'-0"



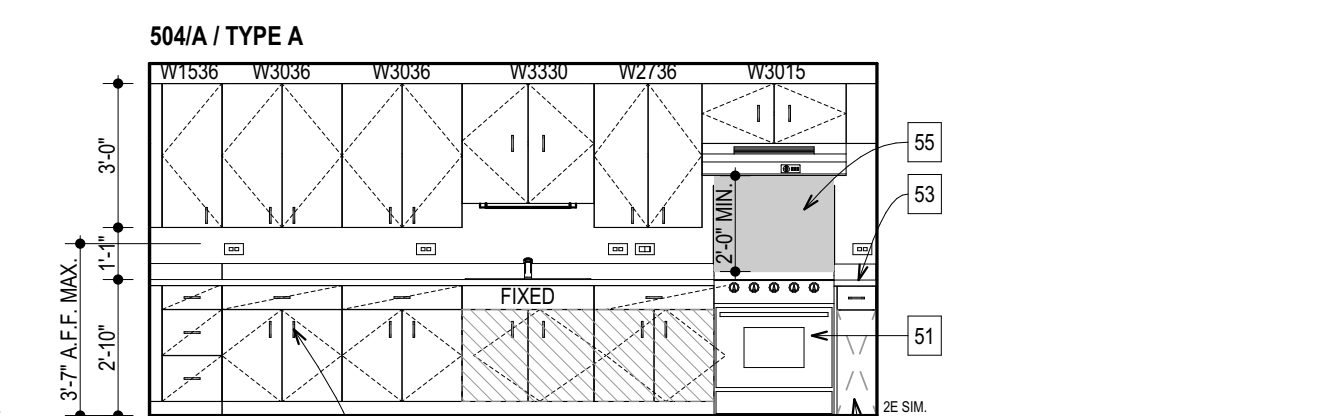
7 1E Bath 6 1E Bath



5 1E Bath 4 1E Bath
SCALE: 1/4" = 1'-0"



3 1E Kitchen 2 1E Kitchen
SCALE: 1/4" = 1'-0"



1 1E Kitchen
SCALE: 1/4" = 1'-0"

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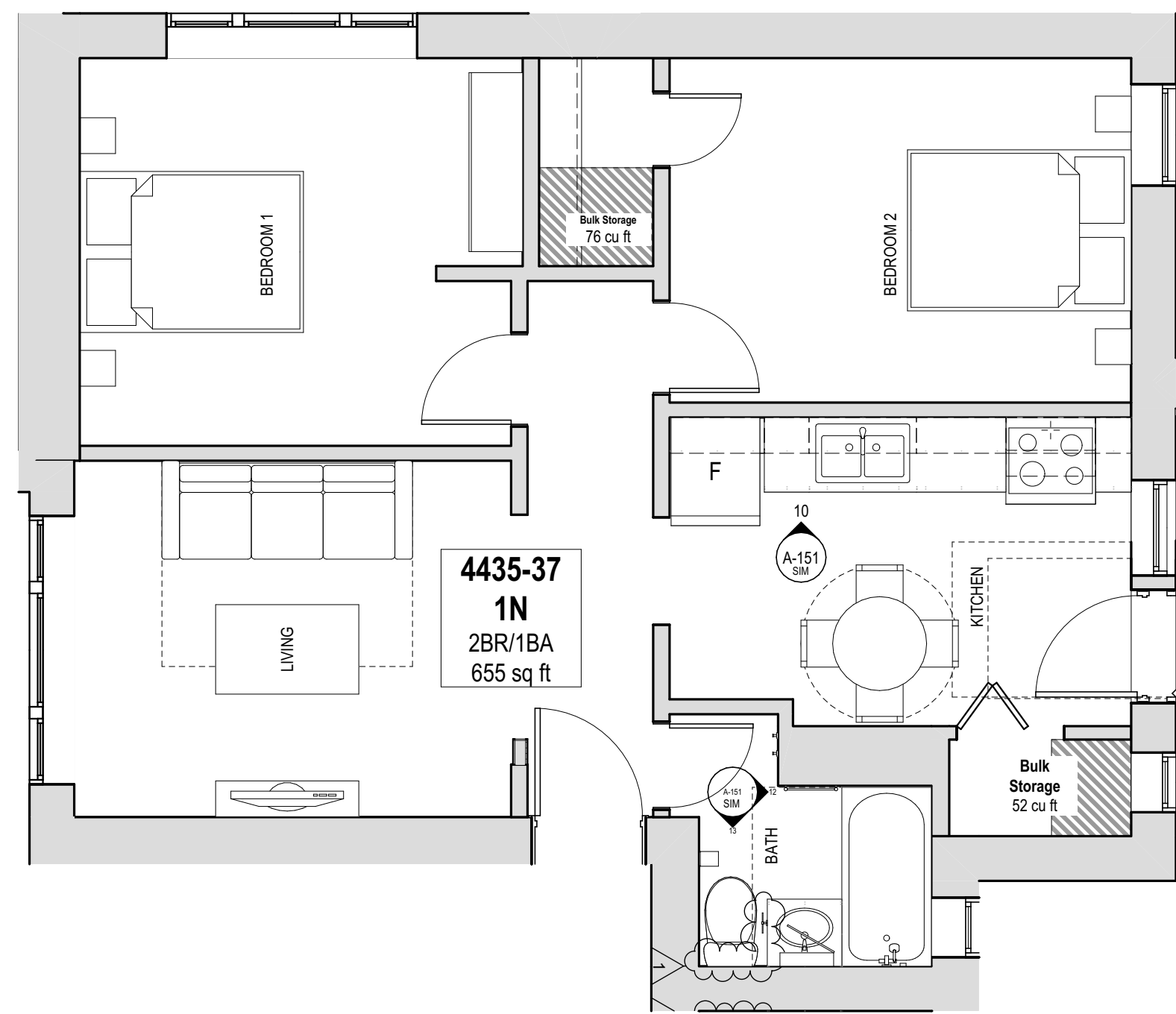
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2218A

Enlarged Unit Plans - 1 & 2 Bedroom

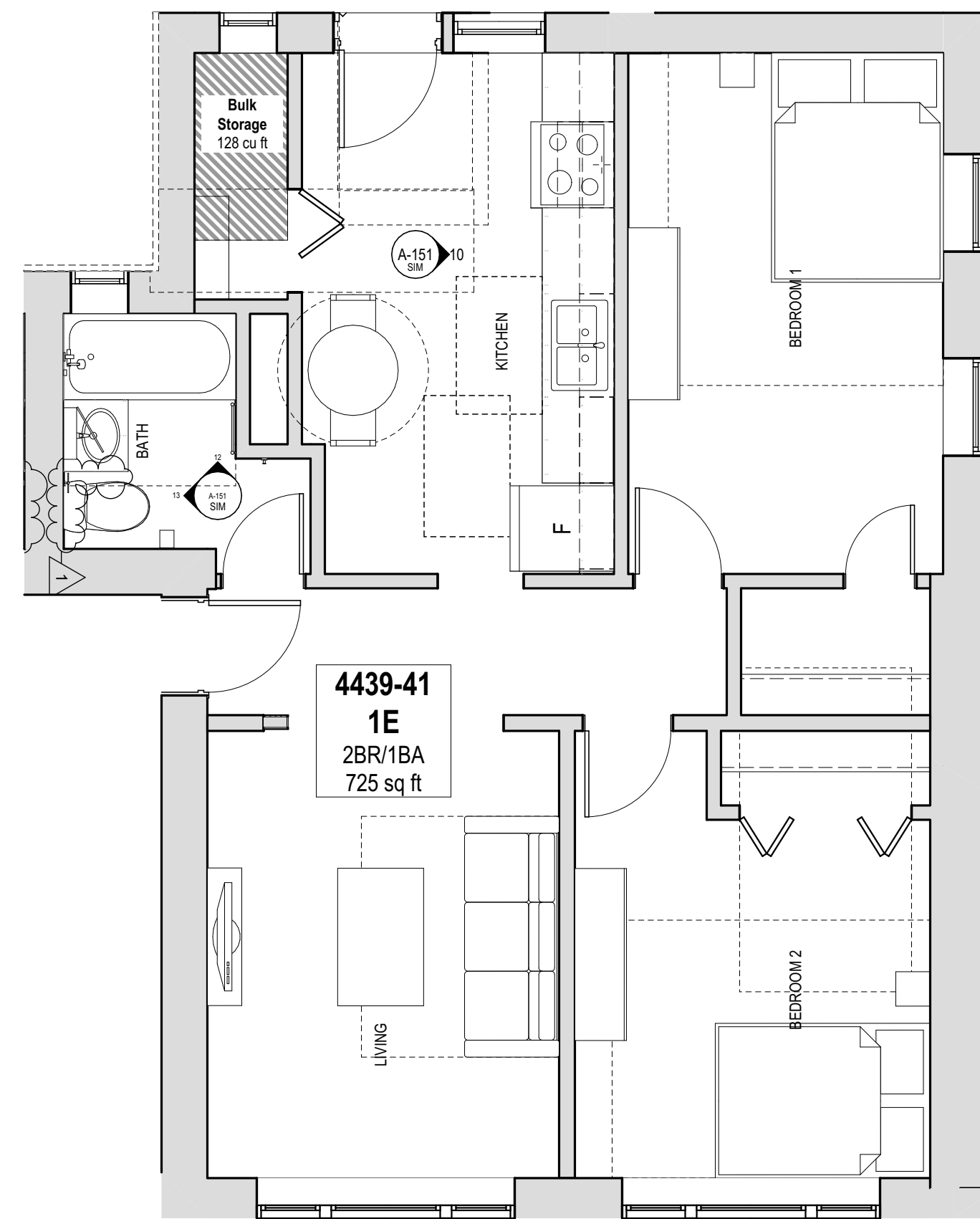
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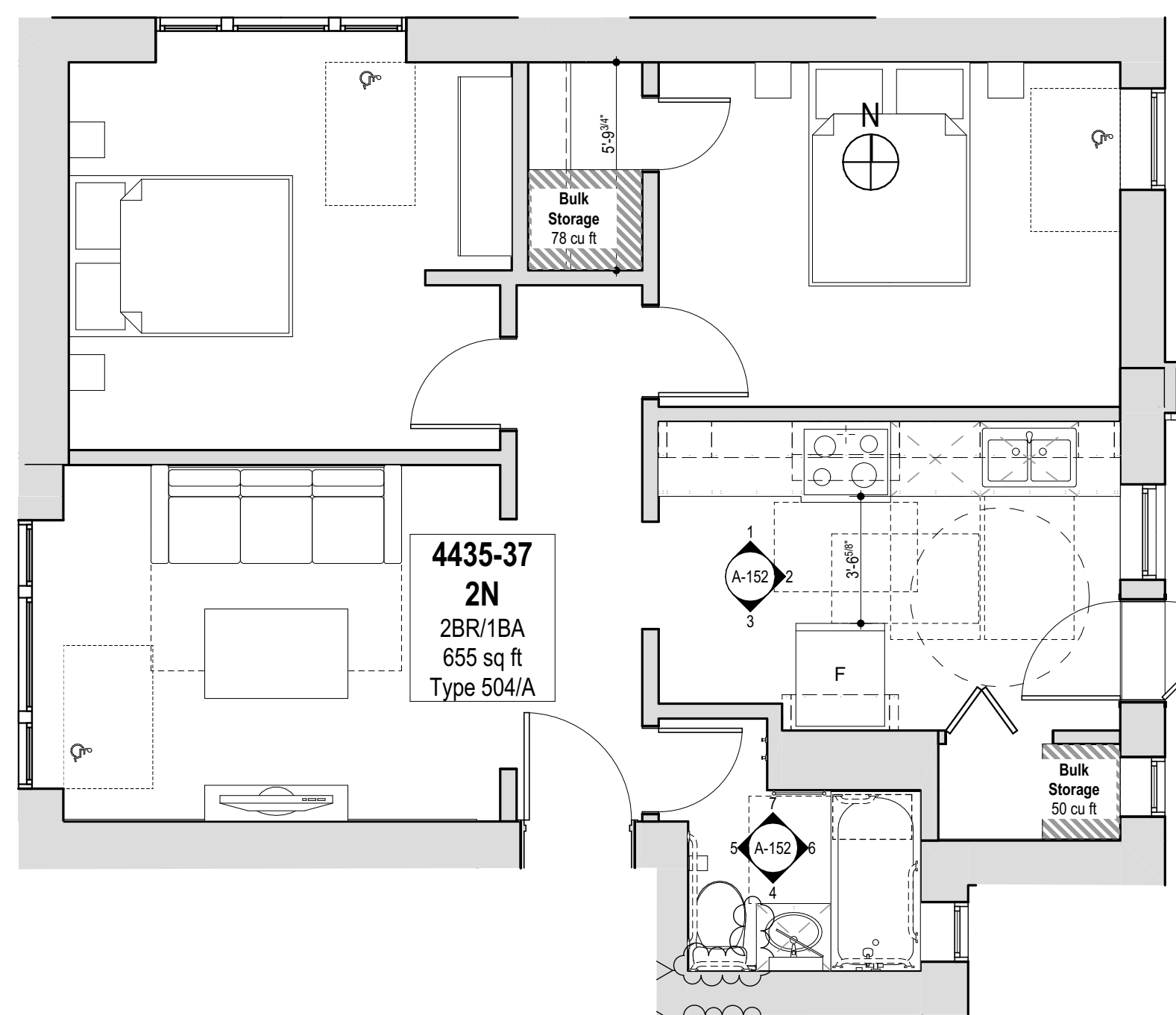
(3) BD - 1st Floor Enlarged Plan
4435-37 Unit 1N/3N SIM. - No Accessibility
4439-41 1E, 2E, 3E SIM. OH. - No Accessibility

SCALE: 1/4" = 1'-0"



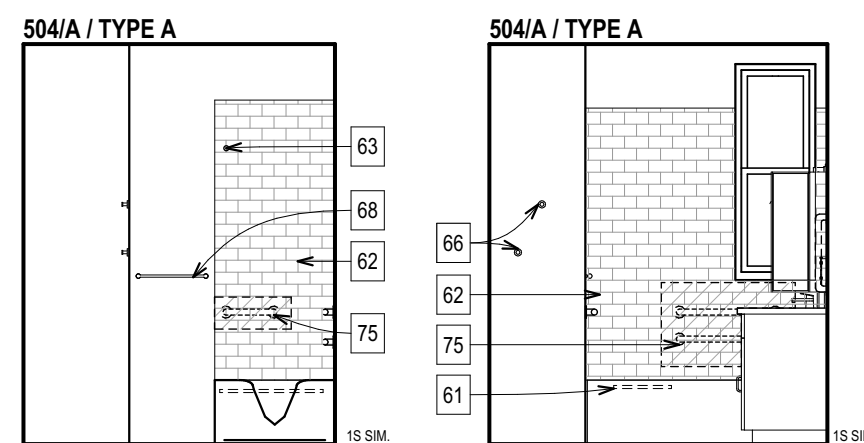
(2) BD - 1st Floor Enlarged Plan
1439-41 Unit 1E - No Accessibility
1439-41 Units 2E / 3E (SIM.)

SCALE: 1/4" = 1'-0"

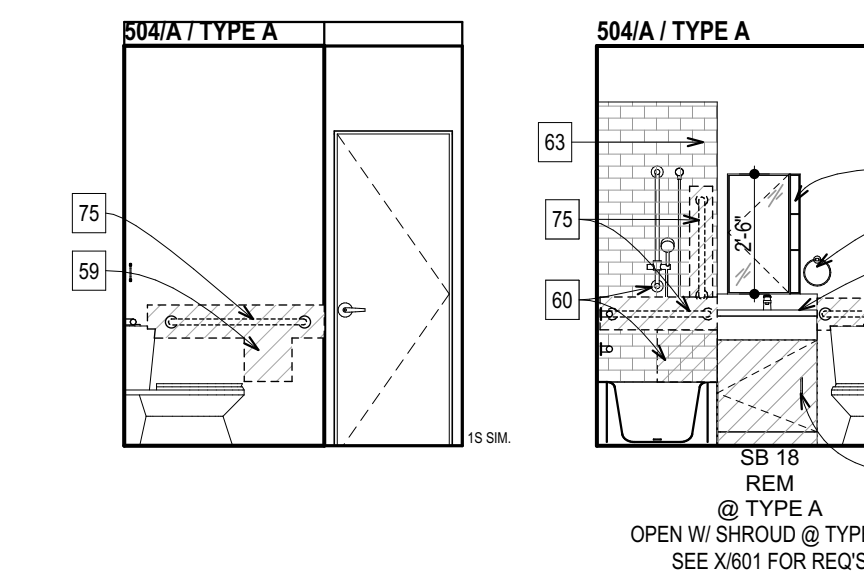


(2) BD - 2nd Floor Enlarged Plan
4435-37 Unit 2N - 504/Type A
4435-37 Unit 1S - Type A - SIM.

SCALE: 1/4" = 1'-0"



7 2N Bath 6 2N Bath



5 2N Bath 4 2N Bath

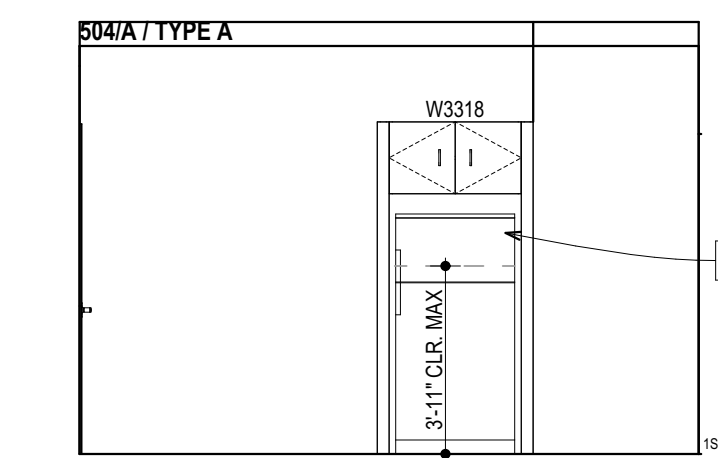
SCALE: 1/4" = 1'-0"

PLAN KEYNOTES (1-50)

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- 02 NEW PRE-FINISHED COLORED ALUM CORNER GUARDS 1-INCH X 1-INCH X 4'-FEET. WHITE MATTE AT WHITE WALLS AND AT ACCENT COLORED WALLS - COLOR TBD BY ARCHITECT
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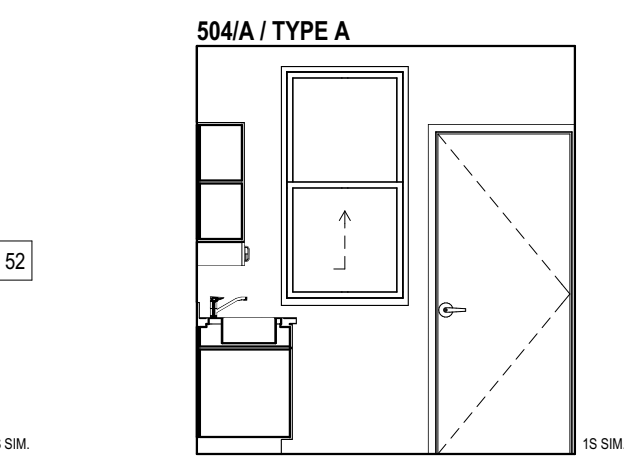
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- 57 AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, THE FLUSH CONTROLS SHALL BE LOCATED ON THE WIDER (OPEN) SIDE OF THE TOILET AT MAX. 44" AFF.
- 58 THE TOP OF THE TOILET SEAT AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, NON-RESIDENTIAL / COMMON SPACES SHALL BE LOCATED BETWEEN 17" TO 19" AFF.
- 59 AT TYPE A ADAPTABLE & NON-RESIDENTIAL / COMMON SPACES, THE BOTTOM OF THE TOILET PAPER DISPENSER SHALL BE MIN. 18" AFF. AND HORIZONTALLY 7" TO 9" FROM THE FACE OF THE TOILET TO THE CENTER OF THE DISPENSER. AT TYPE 504 UNITS, THE CENTERLINE OF THE TOILET PAPER DISPENSER SHALL BE MIN. 19" AFF. AND THE FURTHEST EDGE OF THE TOILET PAPER DISPENSER SHALL BE HORIZONTALLY MAX. 36" FROM THE REAR WALL.
- 60 AT TYPE 504 UNITS & TYPE A ADAPTABLE UNITS, BATH TUB CONTROLS, OTHER THAN DRAIN STOPPERS, SHALL BE OFFSET AND LOCATED BETWEEN THE BATH TUB RIM AND GRAB BAR LOCATION AND BETWEEN THE OPEN SIDE OF THE BATH TUB AND THE MIDPOINT WIDTH OF THE BATH TUB. ON ALL UNITS PROVIDE A HANDHELD 60" LONG SHOWER HOSE WITH A NON-POSITIVE SHUT-OFF FEATURE ON A MIN. 36" ADJUSTABLE BAR SO THE HANDHELD CAN BE FIXED. THE TOP OF THE LOWEST POINT OF THE OPERABLE PART OF THE HANDHELD TO BE LOCATED AT MAX. 48" AFF.
- 61 AT TYPE 504 UNITS, PROVIDE AN ACCESSIBLE BATH TUB SEAT.
- 62 AT ALL BATHTUBS AND SHOWER STALLS, REPAIR DAMAGED EXISTING TILE IN KIND. SEE FINISH SCHEDULE FOR ADDITIONAL INFORMATION.
- 63 ALL BATHTUBS AND SHOWERS SHALL HAVE A CURVED CURTAIN ROD CENTERED OVER THE BATHTUB AND SHOWER. EDGE AND SCREWED INTO THE WALL WITH CONCEALED FASTENERS.
- 64 16" WIDE X 28" HIGH SURFACE MOUNTED MEDICINET CABINET. AT TYPE 504 UNITS, THE TOP SURFACE OF THE LOWEST SHELF OF THE MEDICINET CABINET SHALL BE NO HIGHER THAN 44" AFF. COORDINATE ALL TRADES IN THE WALL.
- 65 NOT USED
- 66 AT ALL UNITS, PROVIDE ROBE HOOKS AT 60" AFF AND 48" AFF.
- 67 18" TOWEL BAR AT 42" AFF.
- 68 24" TOWEL BAR AT 42" AFF.
- 69 RECESSED ADA COMPLIANT PAPER TOWEL DISPENSER / GARBAGE RECEPTACLE MOUNTED AT 36" AFF TO UNDERSIDE OF TOWEL DISPENSER AT PUBLIC TOILETS ONLY WHERE NOTED.
- 70 PROVIDE A RING TOWEL BAR W/ BLOCKING CONCEALED IN WALL. WHEN LOCATED ON THE SIDES OF REMOVABLE VANITIES LOCATE AT A HEIGHT THAT ATTACHES TO BRACKET AND ALLOWS MIN. 1 1/2" ABOVE THE RING. TYPE 504A AND TYPE A UNITS: LOCATED THE T.O. TOWEL RING AT MAX. 46" A.F.F. OR LOWER WHERE NOTED. AT ALL OTHER UNITS: HEIGHT TBD.
- 71 NOT USED
- 72 PROVIDE A DROP DOWN GRAB BAR W/ BLOCKING CONCEALED IN WALL. SEE DETAILS ON PLAN.
- 73 NOT USED
- 74 SOFFIT, SEE RCP'S FOR MORE INFO. TYP.
- 75 68-R: STAINLESS STEEL GRAB BAR, 18 GAUGE, OUTSIDE DIAMETER OF 1 1/2 INCH. PROVIDE GRAB BARS INSTALLED AT TIME OF CONSTRUCTION WITH REQUIRED BLOCKING AT TYPE 504A UNITS AND PUBLIC TOILETS. PROVIDE BLOCKING ONLY AT TYPE A UNITS.



3 2N Kitchen

SCALE: 1/4" = 1'-0"



2 2N Kitchen

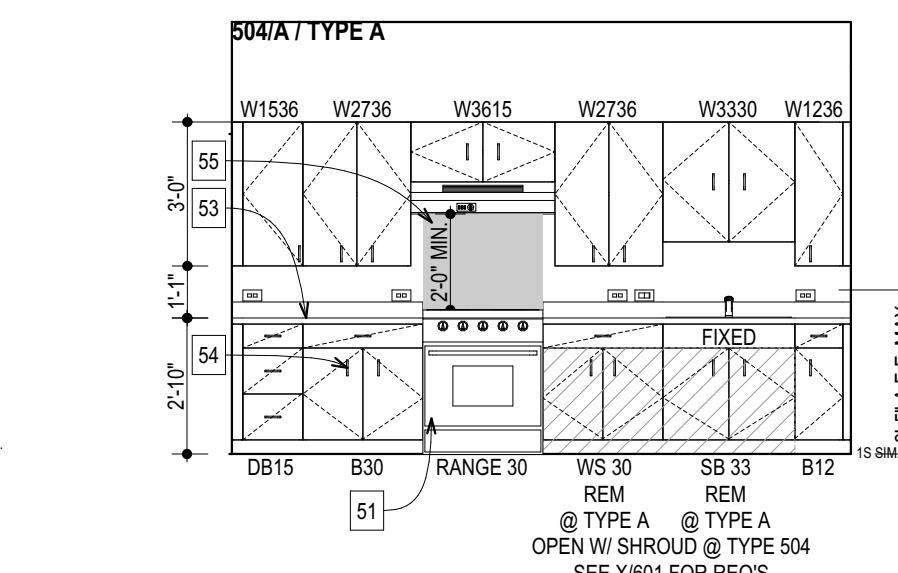
SCALE: 1/4" = 1'-0"

TYP PLAN NOTES

- 1. SEE PROJECT NARRATIVE FOR ALL WORK.
- 2. ALL DIMENSIONS, NOTES, KEYS, TAGS, ETC... ARE SAME AS 1ST OR TYPICAL FLOOR, UNO.
- 3. DIMENSIONS ARE FOR REFERENCE ONLY AND SHOULD BE VIF.
- 4. PLANS SHOW EXISTING DESIGNATED "ACCESSIBLE" UNITS. ADDITIONAL TYPE 504A, TYPE A, AND HEARING & VISUALLY IMPAIRED UNITS SHALL BE DESIGNATED PER THE UNIT MATRIX AND MADE ACCESSIBLE TO THE EXTENT FEASIBLE.
- 5. ACCESSIBLE CLEARANCES SHOWN IN EXISTING ACCESSIBLE UNITS FOR REFERENCE ONLY.
- 6. IN ALL UNITS, EXCEPT IN KITCHENS AND BATHROOMS, AT LEAST ONE OPERABLE WINDOW IN EACH ROOM SHALL BE ACCESSIBLE.
- 7. ALL CLOSETS AND STORAGE ROOMS SHALL HAVE A ROD AND A MINIMUM OF ONE 12" DEEP SHELF (SEE ACTUAL CONFIGURATIONS ON PLANS). ALL TYPE 504A UNITS, TYPE A & NON-RESIDENTIAL SHALL HAVE AN ADDITIONAL SHELF AND ROD AT 48" AFF. SEE A-501.
- 8. PROVIDE FIRE SEALANT AT ALL NEW PENETRATIONS. SEE A-005. REPLACE MISSING OR FAILING SEALANT AS REQ'D.
- 9. ALL METAL COPING TO BE REPLACED, ALL MASONRY COPING TO BE REPAIRED AS REQ'D. SEE STRUCTURAL FOR PARAPET SCOPE.
- 10. WHERE INSULATION IS LOCATED WITHIN ROOF CAVITY, PROVIDE ROOF VENTS, ONE EVERY 150 SF OR PER MANUFACTURER RECOMMENDATIONS.

TYP INT ELEV NOTES

- 1. REFER TO THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR ADDITIONAL INFORMATION.
- 2. SEE PLANS FOR ACTUAL ROOM SIZE OF THE BATHROOMS. THE INTERIOR ELEVATION ROOM SIZES ARE DIAGRAMMATIC. VERIFY ALL KITCHEN AND BATHROOM DIMENSIONS IN FIELD.
- 3. PER THE CITY OF CHICAGO DEPARTMENT OF HOUSING STANDARDS, ALL KITCHEN AND BATHROOM CABINETS SHALL HAVE SOLID WOOD FACE-FRAMES, SOLID WOOD DOORS, AND DRAWER FRONTS, DOVETAIL OR REINFORCED JOINT CONSTRUCTION DRAWER BOX CONSTRUCTION, AND SOLID PLYWOOD BOX CONSTRUCTION (NO MDF NOR LAMINATE BOXES, CABINET DRAWERS OR DOOR FRONTS ALLOWED). CABINETS SHALL HAVE MINIMUM LEVEL 2 DOORS FEATURING SOLID WOOD FRAMES WITH GENUINE VENEER CENTER PANELS. ALL MILLWORK SHALL MEET ANSICOMM A161.1. ALL CABINET DRAWERS AND DOORS SHALL HAVE ACCESSIBLE HARDWARE.
- 4. ALL EXPOSED CABINET SIDES SHALL BE FINISHED. PROVIDE FILLER CABINET PIECES AS REQUIRED AT ALL GAPS. FILLER PIECES SHALL BE < 3".
- 5. THE FINISHED FLOOR, BASE TRIM AND FINISHED CABINET SIDES SHALL EXTEND UNDERNEATH ALL REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS. PROVIDE BLOCKING TO SUPPORT CABINETS AT INITIAL CONSTRUCTION WITH THE BOTTOM OF CABINET APRONS AT MIN. 29" AFF. REMOVABLE CABINETS MUST BE ABLE TO BE RELOCATED TO 29" TO 36" AFF. WITHOUT CUTTING THE COUNTER OR DAMAGING ADJACENT CABINETS, WALLS, DOORS AND STRUCTURAL ELEMENTS AND HAVE ROUGH-IN PLUMBING CONNECTIONS OF SUPPLY AND DRAIN PIPES AT 28" TO 29" AFF.
- 6. INSULATE AND PROTECT ALL EXPOSED PIPES AND SUPPLY LINES UNDER REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS AT INITIAL CONSTRUCTION.
- 7. ALL KITCHEN AND BATHROOM FAUCETS, DOORS, AND OPERABLE PARTS SHALL BE LEVER-TYPE AND HAVE MAXIMUM 5 LB FORCE TO OPERATE.
- 8. THE DEPTH OF THE BATHROOM LAVATORY AND KITCHEN SINK BOWLS FROM THE TOP OF THE COUNTER AT TYPE 504A UNITS, TYPE A UNITS, & NON-RESIDENTIAL SPACES SHALL BE MAX. 6 1/2".
- 9. ADA COMPLIANT TEXTURED GRAB BARS W/ BLOCKING SHALL BE INSTALLED AT INITIAL CONSTRUCTION AT ALL TYPE 504A UNITS & AT NON-RESIDENTIAL / COMMON TOILET ROOMS. IN TYPE A UNITS & TYPE B UNITS, GRAB BARS ARE NOT REQUIRED, BUT BLOCKING FOR GRAB BARS IS REQUIRED. EXTEND BLOCKING A MINIMUM OF 6" PAST THE REQUIRED GRAB BAR LENGTH. SEE THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR REQUIRED LOCATIONS. GRAB BARS SHALL BE INSTALLED AFTER TURNOVER BY THE OWNER AT ALL TYPE A ADAPTABLE UNITS & TYPE B ADAPTABLE UNITS AT THE REQUEST OF A TENANT.
- 10. AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES, PROVIDE SEPARATE ELECTRICAL SWITCHES FOR THE UNDERCABINET LIGHT (1) AND SEPARATE RANGE HOOD FAN (1) AND LIGHT (1) AT MAX. 46" AFF.
- 11. ALL RANGE HOODS TO INCLUDE TWO NEW LOWPROF FIRESTOP HOOD EXTINGUISHERS.



1 2N Kitchen

SCALE: 1/4" = 1'-0"

TYP PLAN LEGEND

- # WINDOW TAG. REFER TO WINDOW SCHEDULES.
- # STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
- # DOOR TAG. REFER TO DOOR SCHEDULES.
- ACCESSIBLE WINDOW WITH A MIN. 30-INCH X 48-INCH CLEAR FLOOR SPACE FOR A PARALLEL OR FORWARD APPROACH. CONTROLS WITH 15-INCH TO 48-INCH AFF AND 5 LB MAX FORCE TO ACTIVATE ALL OPERABLE PARTS.
- 12" DEEP CLOSET SHELF AND HANGING ROD PER TYP PLAN NOTES.

INT ELEVATION LEGEND

- REMOVABLE CABINETS @ TYPE A (REMOVED CABINET BASE AT MOVE-IN @ 504/TYPE A)

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02
2024.01.03

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Heart of Uptown
Apartments

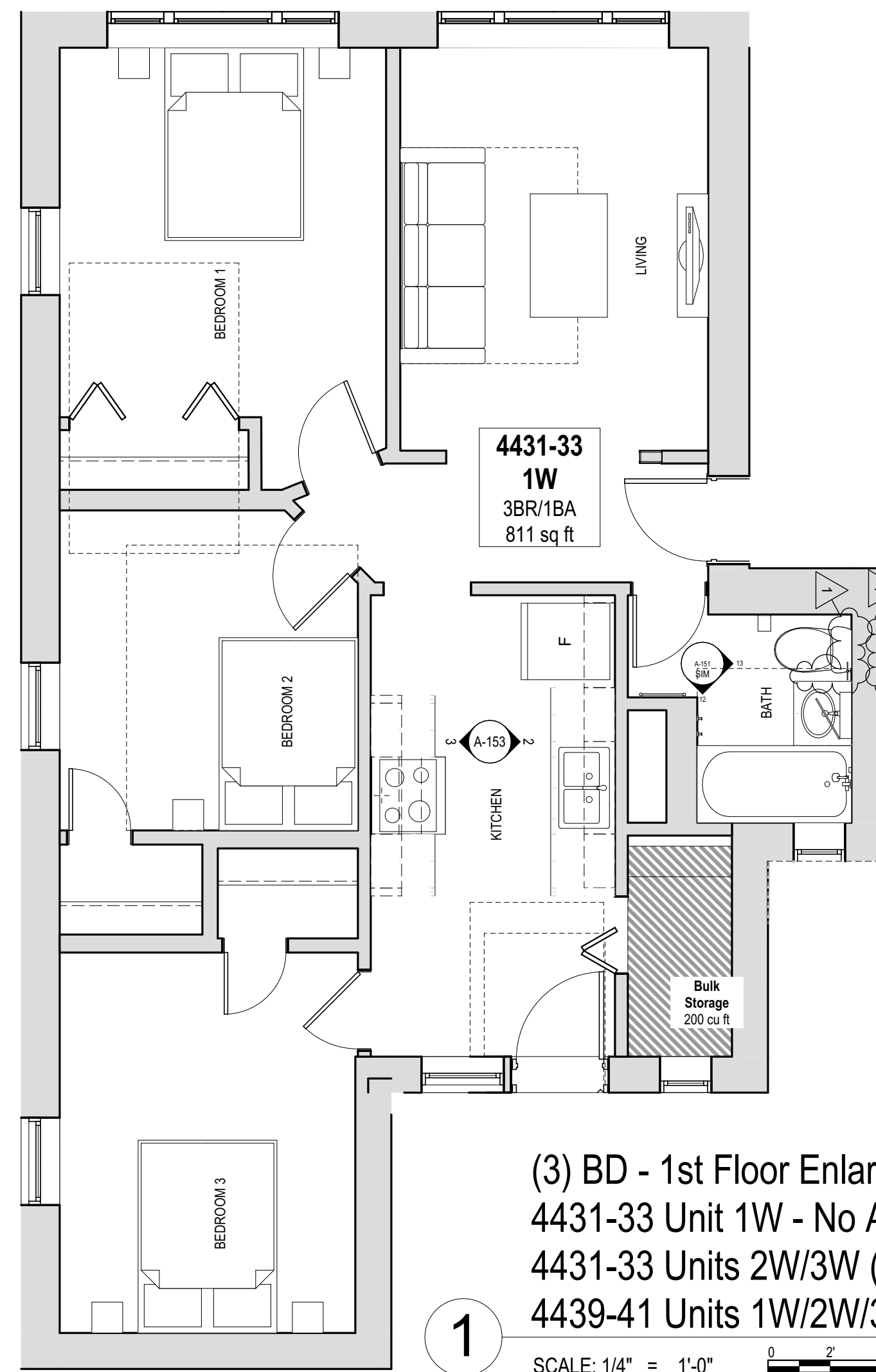
4431 N Clifton Ave
Chicago, IL 60640

2218A

Enlarged Unit Plans - 3
Bedroom

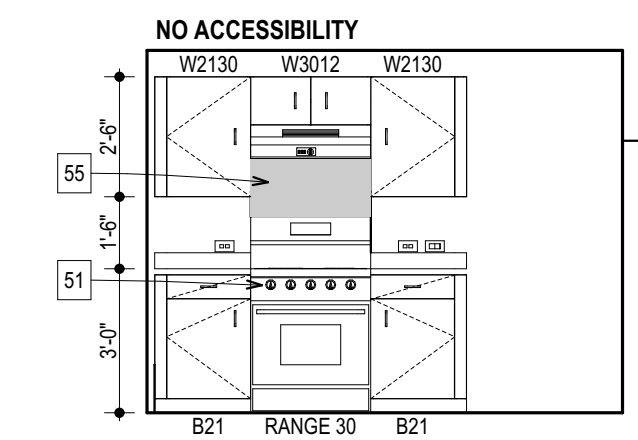
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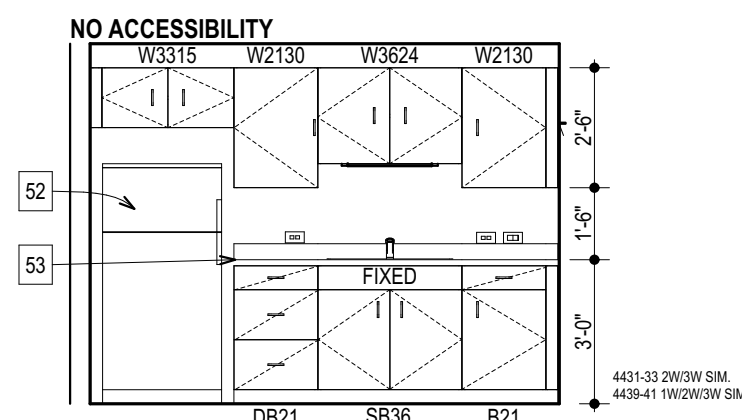


(3) BD - 1st Floor Enlarged Plan
 4431-33 Unit 1W - No Accessibility
 4431-33 Units 2W/3W (Sim.)
 4439-41 Units 1W/2W/3W (Mir.)

SCALE: 1/4" = 1'-0"



3 1W Kitchen
 SCALE: 1/4" = 1'-0"



2 1W Kitchen
 SCALE: 1/4" = 1'-0"

PLAN KEYNOTES (1-50)

- 01 FIRE EXTINGUISHER AND CABINET. WHEN RECESSED OR SEMI-RECESSED IN A FIRE RATED WALL ASSEMBLY / BARRIER, PROVIDE A FIRE RATED CABINET.
- R-RECESSED MOUNTED
- SR-SEMI-RECESSED MOUNTED
- S-SURFACE MOUNTED
- 02 NEW PRE-FINISHED COLORED ALUM CORNER GUARDS 1-INCH X 1-INCH X 4'-FEET. WHITE MATTE AT WHITE WALLS AND AT ACCENT COLORED WALLS - COLOR TBD BY ARCHITECT
- 03 NEW ENERGY STAR CERTIFIED HIGH REFLECTIVE WHITE TPO ROOF SYSTEM, TYP. (INCLUDING NEW CODE COMPLIANT INSULATION, SLOPING, DIVERTERS, CRICKETS, AND VENTS.)
- 04 SLOPED, PRE-FINISHED METAL COPING CAPS WITH HEMMED DRIP EDGES (COLORS BY ARCH), TYPICAL AT ALL PARAPETS.
- 05 PRE-FINISHED METAL GUTTER (COLOR BY ARCH) SLOPED MIN. 1/16-INCH PER FOOT. ALL GUTTERS ARE 6-INCH, UNO.
- 06 PRE-FINISHED METAL DOWNSPOUT (COLOR BY ARCH) WITH REVERSE BASKET STRAINER. ALL DOWNSPOUTS ARE 6-INCH UNO. REFER TO CIVIL.
- 07 REPAIR PATIOS. REFER TO STRUCTURAL DWGS
- 08 EXISTING CLAY TILE COPING
- 09 SPLASH BLOCKS

INTERIOR ELEVATION KEYNOTES (51-100)

- 51 RANGE / OVEN WITH AN ENERGY STAR RATED RANGE HOOD ABOVE. AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & AT NON-RESIDENTIAL / COMMON SPACES, THE RANGE / OVEN SHALL BE ADA COMPLIANT AND SHALL HAVE FRONT CONTROLS TO PREVENT REACHING ACROSS BURNERS AND A WALL MOUNTED SWITCH TO THE RANGE HOOD LOCATED WITHIN ACCESSIBLE REACH RANGES.
- 52 A COMBINATION ADA COMPLIANT ENERGY STAR RATED REFRIGERATOR AND FREEZER WITH MIN. 50% OF THE FREEZER COMPARTMENT SHELVES (INCLUDING THE BOTTOM OF THE FREEZER) AT MAX. 54" AFF. WHEN THE SHELVES ARE INSTALLED AT THE MAX. HEIGHTS POSSIBLE IN THE COMPARTMENT OR BE A VERTICAL SIDE-BY-SIDE REFRIGERATOR / FREEZER TYPE.
- 53 1 PIECE SOLID SURFACE COUNTERTOP (NO PLASTIC LAMINATE COUNTERTOP) W/ BULLNOSED EDGES W/ SIDE SPLASHES AND AN INTEGRAL ROLLED FORM BACKSPLASH (NO BACKSPLASHES ON ISLANDS), TYP.
- 54 4" U-PULL CABINETRY HARDWARE AT ALL LOWER AND UPPER CABINETS AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, TYP.
- 55 1 PIECE ENAMEL COATED METAL GREASE SHIELD BETWEEN RANGE / OVEN AND THE RANGE HOOD ABOVE. PROVIDE AN ADDITIONAL GREASE SHIELD WHEN THE RANGE / OVEN IS LOCATED ADJACENT TO A SIDE WALL, TYP.
- 56 LAV-1: NEW 1 PIECE CULTURED MARBLE COUNTERTOP WITH OVER FLOW, BACKSPLASH AND SIDESPLASH W/ BULLNOSED EDGES, AND INTEGRAL BOWL. INSTALL SINK AS WALL HUNG AT ALL REMOVABLE CABINETS IN TYPE 504A AND TYPE A UNITS SO CABINET CAN BE FULLY REMOVED PROVIDING KNEE CLEARANCE UNDER THE SINK.
- 57 AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, THE FLUSH CONTROLS SHALL BE LOCATED ON THE WIDER (OPEN) SIDE OF THE TOILET AT MAX. 44" AFF.
- 58 THE TOP OF THE TOILET SEAT AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, NON-RESIDENTIAL & COMMON SPACES SHALL BE LOCATED BETWEEN 17" TO 19" AFF.
- 59 AT TYPE A ADAPTABLE & NON-RESIDENTIAL / COMMON SPACES, THE BOTTOM OF THE TOILET PAPER DISPENSER SHALL BE MIN. 18" AFF. AND HORIZONTALLY 7" TO 9" FROM THE FACE OF THE TOILET TO THE CENTER OF THE DISPENSER. AT TYPE 504 UNITS, THE CENTERLINE OF THE TOILET PAPER DISPENSER SHALL BE MIN. 19" AFF. AND THE FURTHEST EDGE OF THE TOILET PAPER DISPENSER SHALL BE HORIZONTALLY MAX. 36" FROM THE REAR WALL.
- 60 AT TYPE 504 UNITS & TYPE A ADAPTABLE UNITS, BATH TUB CONTROLS, OTHER THAN DRAIN STOPPERS, SHALL BE OFFSET AND LOCATED BETWEEN THE BATH TUB RIM AND GRAB BAR LOCATION AND BETWEEN THE OPEN SIDE OF THE BATH TUB AND THE MIDPOINT WIDTH OF THE BATH TUB. ON ALL UNITS PROVIDE A HANDHELD 60" LONG SHOWER HOSE WITH A NON-POSITIVE SHUT-OFF FEATURE ON A MIN. 36" ADJUSTABLE BAR SO THE HANDHELD CAN BE FIXED. THE TOP OF THE LOWEST POINT OF THE OPERABLE PART OF THE HANDHELD TO BE LOCATED AT MAX. 48" AFF.
- 61 AT TYPE 504 UNITS, PROVIDE AN ACCESSIBLE BATH TUB SEAT.

TYP PLAN NOTES

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- 7. ALL CLOSETS AND STORAGE ROOMS SHALL HAVE A ROD AND A MINIMUM OF ONE 12" DEEP SHELF (SEE ACTUAL CONFIGURATIONS ON PLANS). ALL TYPE 504A UNITS, TYPE A & NON-RESIDENTIAL SHALL HAVE AN ADDITIONAL SHELF AND ROD AT 48" AFF. SEE A-501.
- 8. PROVIDE FIRE SEALANT AT ALL NEW PENETRATIONS. SEE A-005. REPLACE MISSING OR FAILING SEALANT AS REQ'D.
- 9. ALL METAL COPING TO BE REPLACED, ALL MASONRY COPING TO BE REPAIRED AS REQ'D. SEE STRUCTURAL FOR PARAPET SCOPE.
- 10. WHERE INSULATION IS LOCATED WITHIN ROOF CAVITY, PROVIDE ROOF VENTS, ONE EVERY 150 SF OR PER MANUFACTURER RECOMMENDATIONS.

TYP INT ELEV NOTES

- 1. REFER TO THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR ADDITIONAL INFORMATION.
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- 3. PER THE CITY OF CHICAGO DEPARTMENT OF HOUSING STANDARDS, ALL KITCHEN AND BATHROOM CABINETS SHALL HAVE SOLID WOOD FACE-FRAMES, SOLID WOOD DOORS, AND DRAWER FRONTS DOVETAIL OR REINFORCED JOINT CONSTRUCTION DRAWER BOX CONSTRUCTION, AND SOLID PLYWOOD BOX CONSTRUCTION (NO MDF NOR LAMINATE BOXES, CABINET DRAWERS OR DOOR FRONTS ALLOWED). CABINETS SHALL HAVE MINIMUM LEVEL 2 DOORS FEATURING SOLID WOOD FRAMES WITH GENUINE VENEER CENTER PANELS. ALL MILLWORK SHALL MEET ANSICOMM A161.1. ALL CABINET DRAWERS AND DOORS SHALL HAVE ACCESSIBLE HARDWARE.
- 4. ALL EXPOSED CABINET SIDES SHALL BE FINISHED. PROVIDE FILLER CABINET PIECES AS REQUIRED AT ALL GAPS. FILLER PIECES SHALL BE <3".
- 5. THE FINISHED FLOOR, BASE TRIM AND FINISHED CABINET SIDES SHALL EXTEND UNDERNEATH ALL REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS. PROVIDE BLOCKING TO SUPPORT CABINETS AT INITIAL CONSTRUCTION WITH THE BOTTOM OF CABINET APRONS AT MIN. 29" AFF. REMOVABLE CABINETS MUST BE ABLE TO BE RELOCATED TO 29" TO 36" AFF. WITHOUT CUTTING THE COUNTER OR DAMAGING ADJACENT CABINETS, WALLS, DOORS AND STRUCTURAL ELEMENTS AND HAVE ROUGH-IN PLUMBING CONNECTIONS OF SUPPLY AND DRAIN PIPES AT 28" TO 29" AFF.
- 6. INSULATE AND PROTECT ALL EXPOSED PIPES AND SUPPLY LINES UNDER REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS AT INITIAL CONSTRUCTION.
- 7. ALL KITCHEN AND BATHROOM FAUCETS, DOORS, AND OPERABLE PARTS SHALL BE LEVER-TYPE AND HAVE MAXIMUM 5 LB FORCE TO OPERATE.
- 8. THE DEPTH OF THE BATHROOM LAVATORY AND KITCHEN SINK BOWLS FROM THE TOP OF THE COUNTER AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES SHALL BE MAX. 6 1/2".
- 9. ADA COMPLIANT TEXTURED GRAB BARS W/ BLOCKING SHALL BE INSTALLED AT INITIAL CONSTRUCTION AT ALL TYPE 504A UNITS & AT NON-RESIDENTIAL / COMMON TOILET ROOMS. IN TYPE A UNITS & TYPE B UNITS, GRAB BARS ARE NOT REQUIRED, BUT BLOCKING FOR GRAB BARS IS REQUIRED. EXTEND BLOCKING A MINIMUM OF 6" PAST THE REQUIRED GRAB BAR LENGTH. SEE THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR REQUIRED LOCATIONS. GRAB BARS SHALL BE INSTALLED AFTER TURNOVER BY THE OWNER AT ALL TYPE A ADAPTABLE UNITS & TYPE B ADAPTABLE UNITS AT THE REQUEST OF A TENANT.
- 10. AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES, PROVIDE SEPARATE ELECTRICAL SWITCHES FOR THE UNDERCABINET LIGHT (1) AND SEPARATE RANGE HOOD FAN (1) AND LIGHT (1) AT MAX. 48" AFF.
- 11. ALL RANGE HOODS TO INCLUDE TWO NEW LOWPROF FIRESTOP HOOD EXTINGUISHERS.

TYP PLAN LEGEND

- # WINDOW TAG. REFER TO WINDOW SCHEDULES.
- # STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
- # DOOR TAG. REFER TO DOOR SCHEDULES.
- ACCESSIBLE WINDOW WITH A MIN. 30-INCH x 48-INCH CLEAR FLOOR SPACE FOR A PARALLEL OR FORWARD APPROACH, CONTROLS WITH 15-INCH TO 48-INCH AFF AND 5 LB MAX FORCE TO ACTIVATE ALL OPERABLE PARTS.
- 12" DEEP CLOSET SHELF AND HANGING ROD PER TYP PLAN NOTES.

INT ELEVATION LEGEND

- REMOVABLE CABINETS @ TYPE A (REMOVED CABINET BASE AT MOVE-IN @ 504 TYPE A)

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02
2024.01.03

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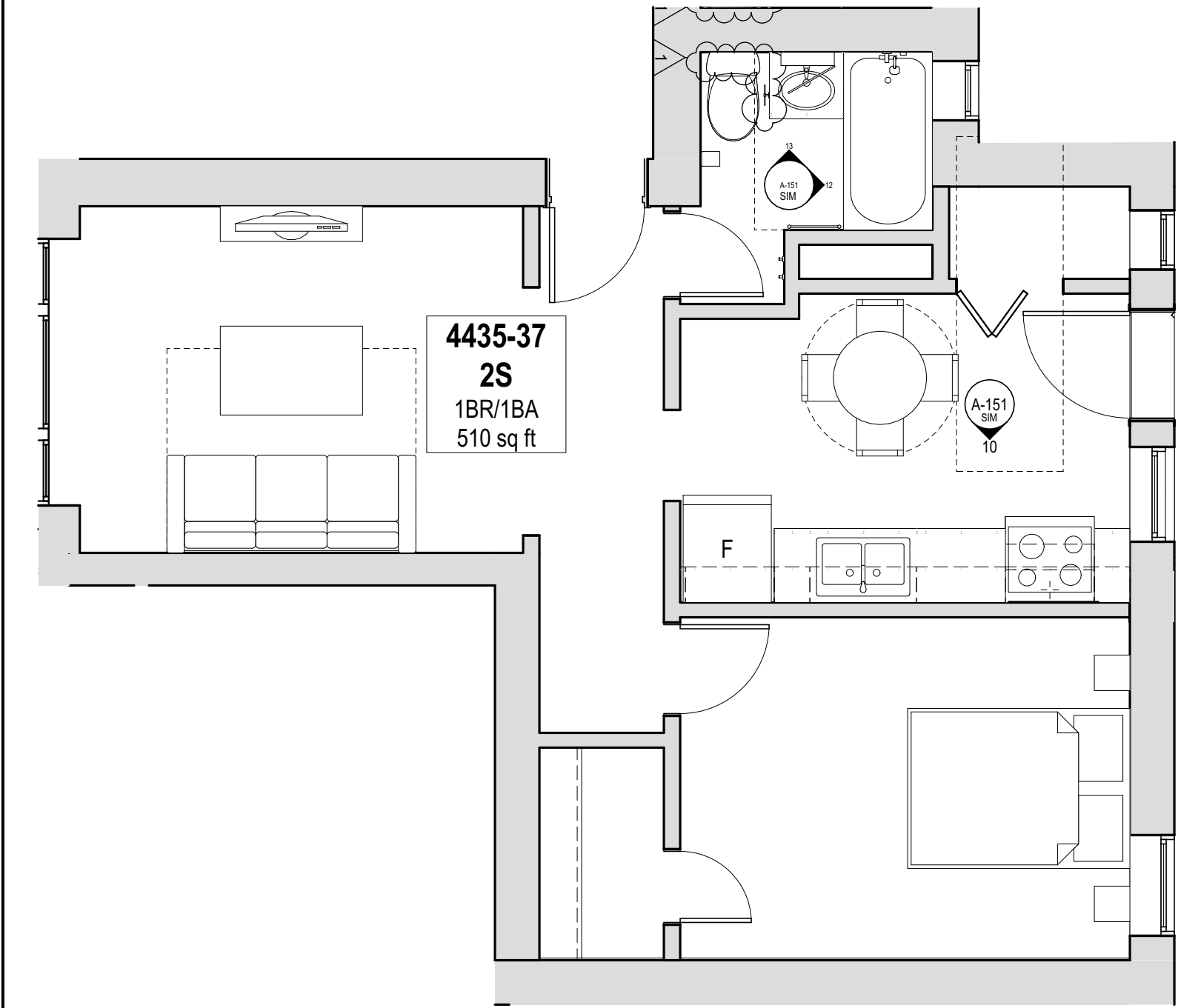
**Heart of Uptown
 Apartments**

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 Chicago, IL 60640

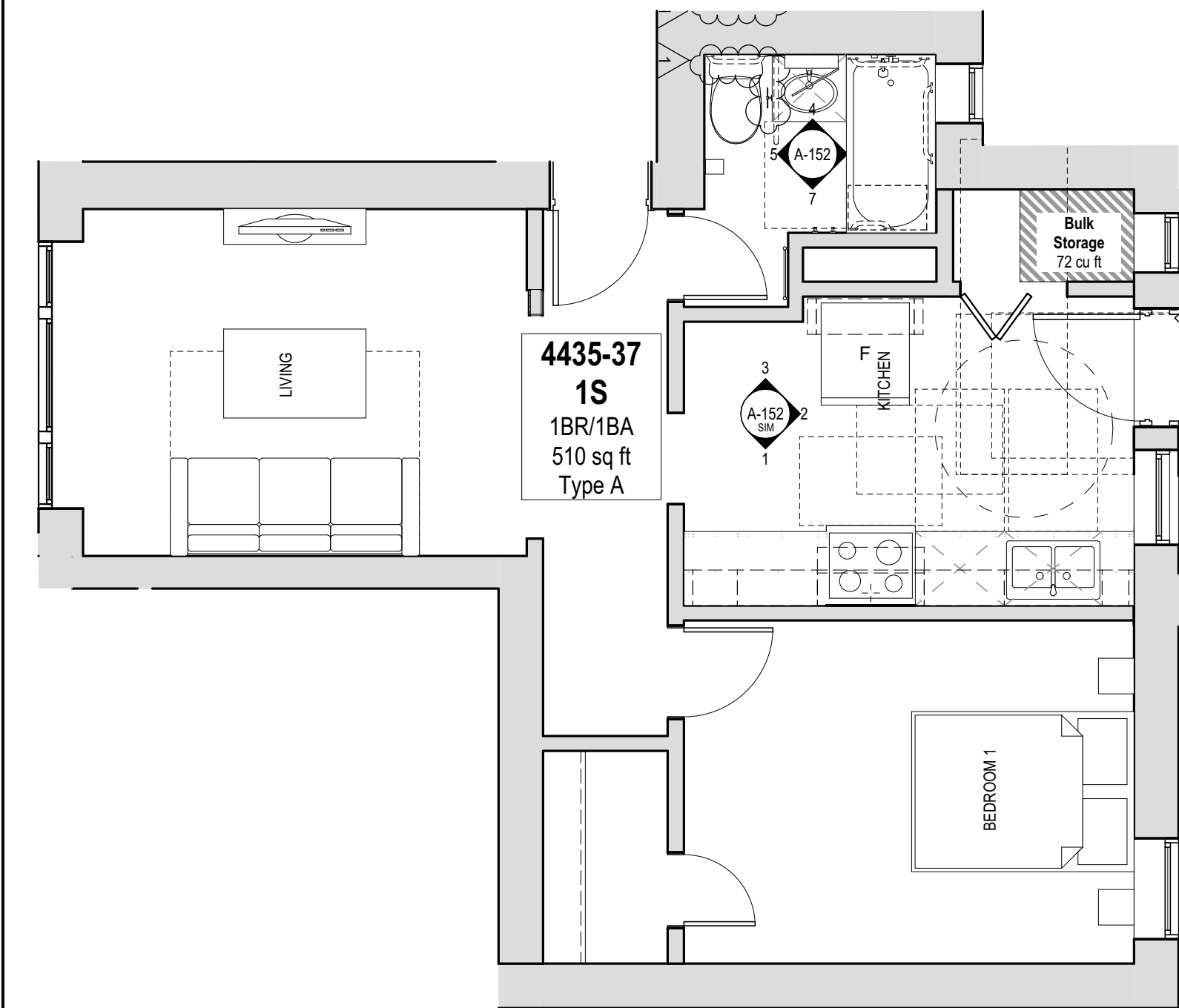
2218A

**Enlarged Unit Plans - 1 & 2
 Bedroom**

A-153



1 (1) BD - 2nd Floor Enlarged Plan
4435-37 Unit 2S/3S - No Accessibility
SCALE: 1/4" = 1'-0"



2 (1) BD - 1st Floor Enlarged Plan
4435-37 Unit 1S - Type A
SCALE: 1/4" = 1'-0"

PLAN KEYNOTES (1-50)

- 01 FIRE EXTINGUISHER AND CABINET. WHEN RECESSED OR SEMI-RECESSED IN A FIRE RATED WALL ASSEMBLY / BARRIER, PROVIDE A FIRE RATED CABINET.
R-RECESSED MOUNTED
SR-SEMI-RECESSED MOUNTED
S-SURFACE MOUNTED
- 02 NEW PRE-FINISHED COLORED ALUM CORNER GUARDS 1-INCH X 1-INCH X 4'-FEET. WHITE MATTED AT WHITE WALLS AND AT ACCENT COLORED WALLS - COLOR TBD BY ARCHITECT
- 03 NEW ENERGY STAR CERTIFIED HIGH REFLECTIVE WHITE TPO ROOF SYSTEM, TYP. (INCLUDING NEW CODE COMPLIANT INSULATION, SLOPING, DIVERTERS, CRICKETS, AND VENTS.)
- 04 SLOPED, PRE-FINISHED METAL COPING CAPS WITH HEMMED DRIP EDGES (COLORS BY ARCH), TYPICAL AT ALL PARAPETS.
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- 06 PRE-FINISHED METAL DOWNSPOUT (COLOR BY ARCH) WITH REVERSE BASKET STRAINER. ALL DOWNSPOUTS ARE 6-INCH UNO. REFER TO CIVIL.
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INTERIOR ELEVATION KEYNOTES (51-100)

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- 54 4" U-PULL CABINETRY HARDWARE AT ALL LOWER AND UPPER CABINETS AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, TYP.
- 55 1 PIECE ENAMEL COATED METAL GREASE SHIELD BETWEEN RANGE / OVEN AND THE RANGE HOOD ABOVE. PROVIDE AN ADDITIONAL GREASE SHIELD WHEN THE RANGE / OVEN IS LOCATED ADJACENT TO A SIDE WALL, TYP.
- 56 LAV-1: NEW 1 PIECE CULTURED MARBLE COUNTERTOP WITH OVER FLOW, BACKSPLASH AND SIDESPLASH W/ BULLNOSED EDGES, AND INTEGRAL BOWL. INSTALL SINK AS WALL HUNG AT ALL REMOVABLE CABINETS IN TYPE 504A AND TYPE A UNITS SO CABINET CAN BE FULLY REMOVED PROVIDING KNEE CLEARANCE UNDER THE SINK.
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- 58 THE TOP OF THE TOILET SEAT AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, NON-RESIDENTIAL / COMMON SPACES SHALL BE LOCATED BETWEEN 17" TO 19" AFF.
- 59 AT TYPE A ADAPTABLE & NON-RESIDENTIAL / COMMON SPACES, THE BOTTOM OF THE TOILET PAPER DISPENSER SHALL BE MIN. 18" AFF. AND HORIZONTALLY 7" TO 9" FROM THE FACE OF THE TOILET TO THE CENTER OF THE DISPENSER. AT TYPE 504 UNITS, THE CENTERLINE OF THE TOILET PAPER DISPENSER SHALL BE MIN. 19" AFF. AND THE FURTHEST EDGE OF THE TOILET PAPER DISPENSER SHALL BE HORIZONTALLY MAX. 36" FROM THE REAR WALL.
- 60 AT TYPE 504 UNITS & TYPE A ADAPTABLE UNITS, BATH TUB CONTROLS, OTHER THAN DRAIN STOPPERS, SHALL BE OFFSET AND LOCATED BETWEEN THE BATH TUB RIM AND GRAB BAR LOCATION AND BETWEEN THE OPEN SIDE OF THE BATH TUB AND THE MIDPOINT WIDTH OF THE BATH TUB. ON ALL UNITS PROVIDE A HANDHELD 60" LONG SHOWER HOSE WITH A NON-POSITIVE SHUT-OFF FEATURE ON A MIN. 36" ADJUSTABLE BAR SO THE HANDHELD CAN BE FIXED. THE TOP OF THE LOWEST POINT OF THE OPERABLE PART OF THE HANDHELD TO BE LOCATED AT MAX. 48" AFF.
- 61 AT TYPE 504 UNITS, PROVIDE AN ACCESSIBLE BATH TUB SEAT.

TYP PLAN NOTES

- 1. SEE PROJECT NARRATIVE FOR ALL WORK.
- 2. ALL DIMENSIONS, NOTES, KEYS, TAGS, ETC... ARE SAME AS 1ST OR TYPICAL FLOOR, UNO.
- 3. DIMENSIONS ARE FOR REFERENCE ONLY AND SHOULD BE VIF.
- 4. PLANS SHOW EXISTING DESIGNATED "ACCESSIBLE" UNITS. ADDITIONAL TYPE 504A, TYPE A, AND HEARING & VISUALLY IMPAIRED UNITS SHALL BE DESIGNATED PER THE UNIT MATRIX AND MADE ACCESSIBLE TO THE EXTENT FEASIBLE.
- 5. ACCESSIBLE CLEARANCES SHOWN IN EXISTING ACCESSIBLE UNITS FOR REFERENCE ONLY.
- 6. IN ALL UNITS, EXCEPT IN KITCHENS AND BATHROOMS, AT LEAST ONE OPERABLE WINDOW IN EACH ROOM SHALL BE ACCESSIBLE.
- 7. ALL CLOSETS AND STORAGE ROOMS SHALL HAVE A ROD AND A MINIMUM OF ONE 12" DEEP SHELF (SEE ACTUAL CONFIGURATIONS ON PLANS). ALL TYPE 504A UNITS, TYPE A & NON-RESIDENTIAL SHALL HAVE AN ADDITIONAL SHELF AND ROD AT 48" AFF. SEE A-501.
- 8. PROVIDE FIRE SEALANT AT ALL NEW PENETRATIONS. SEE A-005. REPLACE MISSING OR FAILING SEALANT AS REQ'D.
- 9. ALL METAL COPING TO BE REPLACED, ALL MASONRY COPING TO BE REPAIRED AS REQ'D. SEE STRUCTURAL FOR PARAPET SCOPE.
- 10. WHERE INSULATION IS LOCATED WITHIN ROOF CAVITY, PROVIDE ROOF VENTS, ONE EVERY 150 SF OR PER MANUFACTURER RECOMMENDATIONS.

TYP INT ELEV NOTES

- 1. REFER TO THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR ADDITIONAL INFORMATION.
- 2. SEE PLANS FOR ACTUAL ROOM SIZE OF THE BATHROOMS. THE INTERIOR ELEVATION ROOM SIZES ARE DIAGRAMMATIC. VERIFY ALL KITCHEN AND BATHROOM DIMENSIONS IN FIELD.
- 3. PER THE CITY OF CHICAGO DEPARTMENT OF HOUSING STANDARDS, ALL KITCHEN AND BATHROOM CABINETS SHALL HAVE SOLID WOOD FACE-FRAMES, SOLID WOOD DOORS, AND DRAWER FRONTS. DOVETAIL OR REINFORCED JOINT CONSTRUCTION DRAWER BOX CONSTRUCTION, AND SOLID PLYWOOD BOX CONSTRUCTION (NO MDF NOR LAMINATE BOXES, CABINET DRAWERS OR DOOR FRONTS ALLOWED), CABINETS SHALL HAVE MINIMUM LEVEL 2 DOORS FEATURING SOLID WOOD FRAMES WITH GENUINE VENEER CENTER PANELS. ALL MILLWORK SHALL MEET ANSICOMM A161.1. ALL CABINET DRAWERS AND DOORS SHALL HAVE ACCESSIBLE HARDWARE.
- 4. ALL EXPOSED CABINET SIDES SHALL BE FINISHED. PROVIDE FILLER CABINET PIECES AS REQUIRED AT ALL GAPS. FILLER PIECES SHALL BE <3".
- 5. THE FINISHED FLOOR, BASE TRIM AND FINISHED CABINET SIDES SHALL EXTEND UNDERNEATH ALL REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS. PROVIDE BLOCKING TO SUPPORT CABINETS AT INITIAL CONSTRUCTION WITH THE BOTTOM OF CABINET APRONS AT MIN. 29" AFF. REMOVABLE CABINETS MUST BE ABLE TO BE RELOCATED TO 29" TO 36" AFF. WITHOUT CUTTING THE COUNTER OR DAMAGING ADJACENT CABINETS, WALLS, DOORS AND STRUCTURAL ELEMENTS AND HAVE ROUGH-IN PLUMBING CONNECTIONS OF SUPPLY AND DRAIN PIPES AT 28" TO 29" AFF.
- 6. INSULATE AND PROTECT ALL EXPOSED PIPES AND SUPPLY LINES UNDER REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS AT INITIAL CONSTRUCTION.
- 7. ALL KITCHEN AND BATHROOM FAUCETS, DOORS, AND OPERABLE PARTS SHALL BE LEVER-TYPE AND HAVE MAXIMUM 5 LB FORCE TO OPERATE.
- 8. THE DEPTH OF THE BATHROOM LAVATORY AND KITCHEN SINK BOWLS FROM THE TOP OF THE COUNTER AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES SHALL BE MAX. 6 1/2".
- 9. ADA COMPLIANT TEXTURED GRAB BARS W/ BLOCKING SHALL BE INSTALLED AT INITIAL CONSTRUCTION AT ALL TYPE 504A UNITS & AT NON-RESIDENTIAL / COMMON TOILET ROOMS. IN TYPE A UNITS & TYPE B UNITS, GRAB BARS ARE NOT REQUIRED, BUT BLOCKING FOR GRAB BARS IS REQUIRED. EXTEND BLOCKING A MINIMUM OF 6" PAST THE REQUIRED GRAB BAR LENGTH. SEE THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR REQUIRED LOCATIONS. GRAB BARS SHALL BE INSTALLED AFTER TURNOVER BY THE OWNER AT ALL TYPE A ADAPTABLE UNITS & TYPE B ADAPTABLE UNITS AT THE REQUEST OF A TENANT.
- 10. AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES, PROVIDE SEPARATE ELECTRICAL SWITCHES FOR THE UNDERCABINET LIGHT (1) AND SEPARATE RANGE HOOD FAN (1) AND LIGHT (1) AT MAX. 48" AFF.
- 11. ALL RANGE HOODS TO INCLUDE TWO NEW LOWPROF FIRESTOP HOOD EXTINGUISHERS.

TYP PLAN LEGEND

- # WINDOW TAG. REFER TO WINDOW SCHEDULES.
- # STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
- # DOOR TAG. REFER TO DOOR SCHEDULES.
- ACCESSIBLE WINDOW WITH A MIN. 30-INCH x 48-INCH CLEAR FLOOR SPACE FOR A PARALLEL OR FORWARD APPROACH. CONTROLS WITH 15-INCH TO 48-INCH AFF AND 5 LB MAX FORCE TO ACTIVATE ALL OPERABLE PARTS.
- 12" DEEP CLOSET SHELF AND HANGING ROD PER TYP PLAN NOTES.

INT ELEVATION LEGEND

- REMOVABLE CABINETS @ TYPE A (REMOVED CABINET BASE AT MOVE-IN @ 504TYPE A)

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**Enlarged Unit Plans - 3
Bedroom**

A-154

KEYED ELEV NOTES

- 01 ONE PIECE 4" HIGH SLOPED CAST STONE SILL WITH DRIP KERF AT ALL WINDOW AND DOORS IN MASONRY, TYP.
- 02 FIELD PRIMED AND PAINTED GAS METERS.
- 03 PRIMED AND PAINTED STEEL ROOF ACCESS LADDER AT THE UPMOST FLOOR.
- 04 REPAIR/REPAINT EXISTING STEEL PATIOS, PORCHES, STAIRS AT CLIFTON AND WINDSOR.
- 05 SLOPED, PRE-FINISHED METAL COPING CAPS WITH HEMMED DRIP EDGES (COLORS BY ARCH). TYPICAL AT ALL PARAPETS.
- 06 EXISTING COPING TO REMAIN
- 07 4" HIGH ADHESIVE VINYL ADDRESS INSTALLED AT INTERIOR FACE OF GLASS AT VESTIBULE, TYPICAL AT ALL FRONT UNIT ENTRY DOORS.
- 08 EXISTING WOOD PORCH AND EXTERIOR STAIR
- 09 PLYWOOD INFILL PANELS IN BASEMENT OPENINGS ARE DETERIORATING AND UNINSULATED. REPLACE ALL PLYWOOD INFILL PANELS AND WOOD FRAMES WITH CITADEL DOUBLE FACED GLAZE GUARD 100 WR-SMOOTH ALUMINUM FINISHED WITH KYNAR 500 WITH MINIMUM R-VALUE OF 4.16. REMOVE EXISTING WINDOW IF PRESENT. INFILL ALL GAPS WITH NON-EXPANSION FOAM, AND PERIMETER SEAL ALL AROUND ON BOTH SIDES. PROVIDE NEW SEALED REGISTERS AND SEALED PENETRATIONS IN PANELS AS NEEDED.

MASONRY SCOPE

- NORTH ELEVATION**
1. GRIND AND TUCK-POINT 100% OF NORTHEAST PORTION AND BELOW 3RD FLOOR WINDOWS.
 2. REBUILD PARAPET FULL DEPTH INCLUDING RESETTING TOP FLOOR STONE BAND & REPLACE TOP FLOOR LINTELS.
 3. PERFORM RESTORATION WASH AT WATER TABLE AND CORNICE ENTRANCE INCLUDING GRINDING & CAULKING OF SKY AND WASH JOINTS.
- EAST ELEVATION**
1. GRIND & TUCK-POINT 100% TOP FLOOR TO COPING.
 2. GRIND & TUCK-POINT NORTH PORTION OF PARAPET.
 3. GRIND & CAULK VERTICAL MORTAR JOINT WHERE COMMON BRICK & FACE BRICK MEET.
 4. REPLACE 10SF OF SPALLED BRICK.
- WEST ELEVATION**
1. SPOT TUCK-POINT 5%
 2. DEMO & REBUILD NEWLY EXPOSED COMMON BRICK WALL.
 3. REPLACE 15 LINTELS
- ALL ELEVATIONS**
1. INSPECT LINTELS, CLEAN AND/OR REPLACE WHERE CORROSION IS NOTED
 2. ALL SKY-FACING JOINTS IN EXISTING LIMESTONE SHOULD BE GROUND OUT AND CAULKED
 3. ALL ACCENT STONE BANDS, QUOINS, AND ENTRANCES SHOULD RECEIVE A LIGHT RESTORATION WASH

ELEVATION LEGEND

- EXISTING BRICK VENEER
- ACCESSIBLE WINDOW WITH A MIN. 30" x 48" CLEAR FLOOR SPACE FOR A PARALLEL OR FORWARD APPROACH, CONTROLS WITH 15"-48" AFF. AND 5 LB MAX FORCE TO ACTIVATE ALL OPERABLE PARTS.
- INTERCOM IN ALIGNMENT WITH A BRICK COURSE WITH TOP OF CONTROLS AT 48" MAX. ABOVE SIDEWALK. SEE PLANS FOR LOCATIONS. REFER TO ELECTRICAL FOR ADDITIONAL INFORMATION.
- WINDOW TAG. REFER TO WINDOW SCHEDULES.
- STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
- DOOR TAG. REFER TO DOOR SCHEDULES.



4 East Elevation
SCALE: 1/8" = 1'-0"



2 North Elevation
SCALE: 1/8" = 1'-0"



3 South Elevation
SCALE: 1/8" = 1'-0"



1 West Elevation
SCALE: 1/8" = 1'-0"

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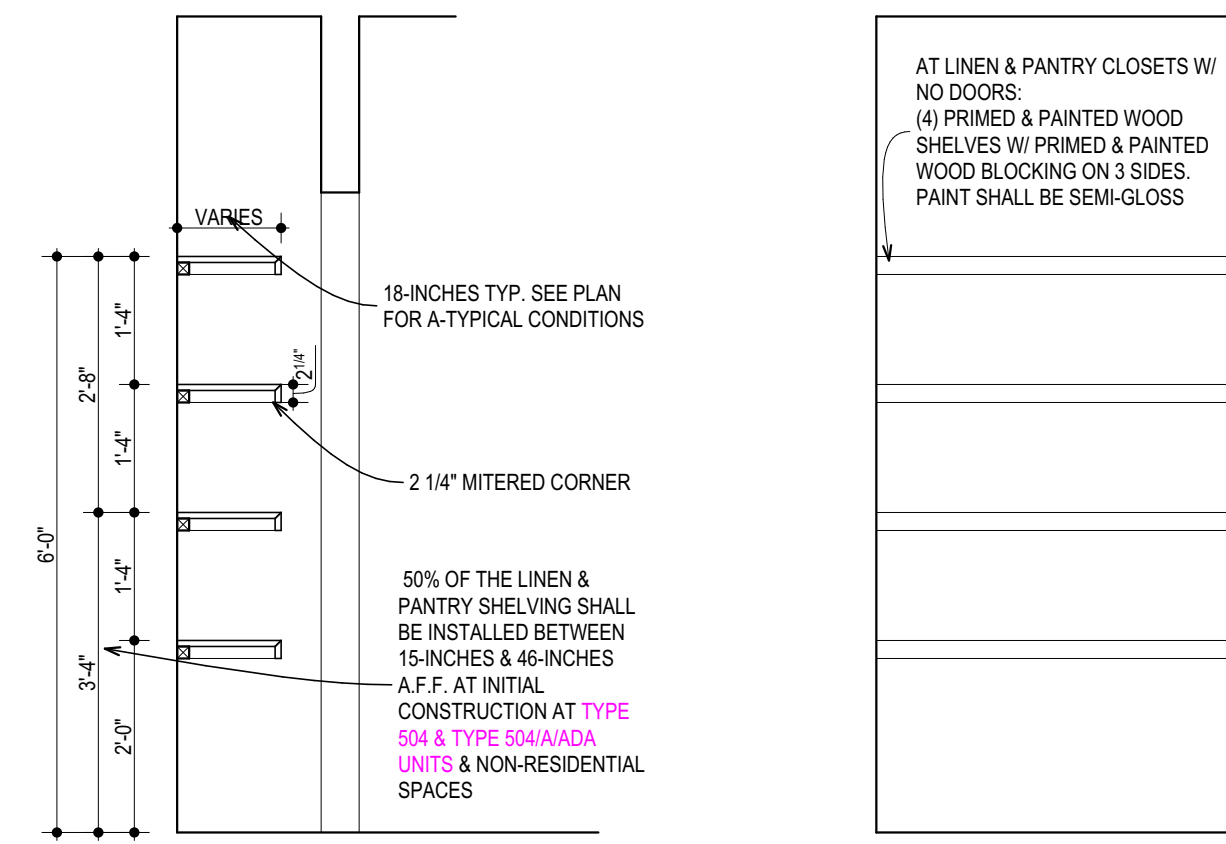
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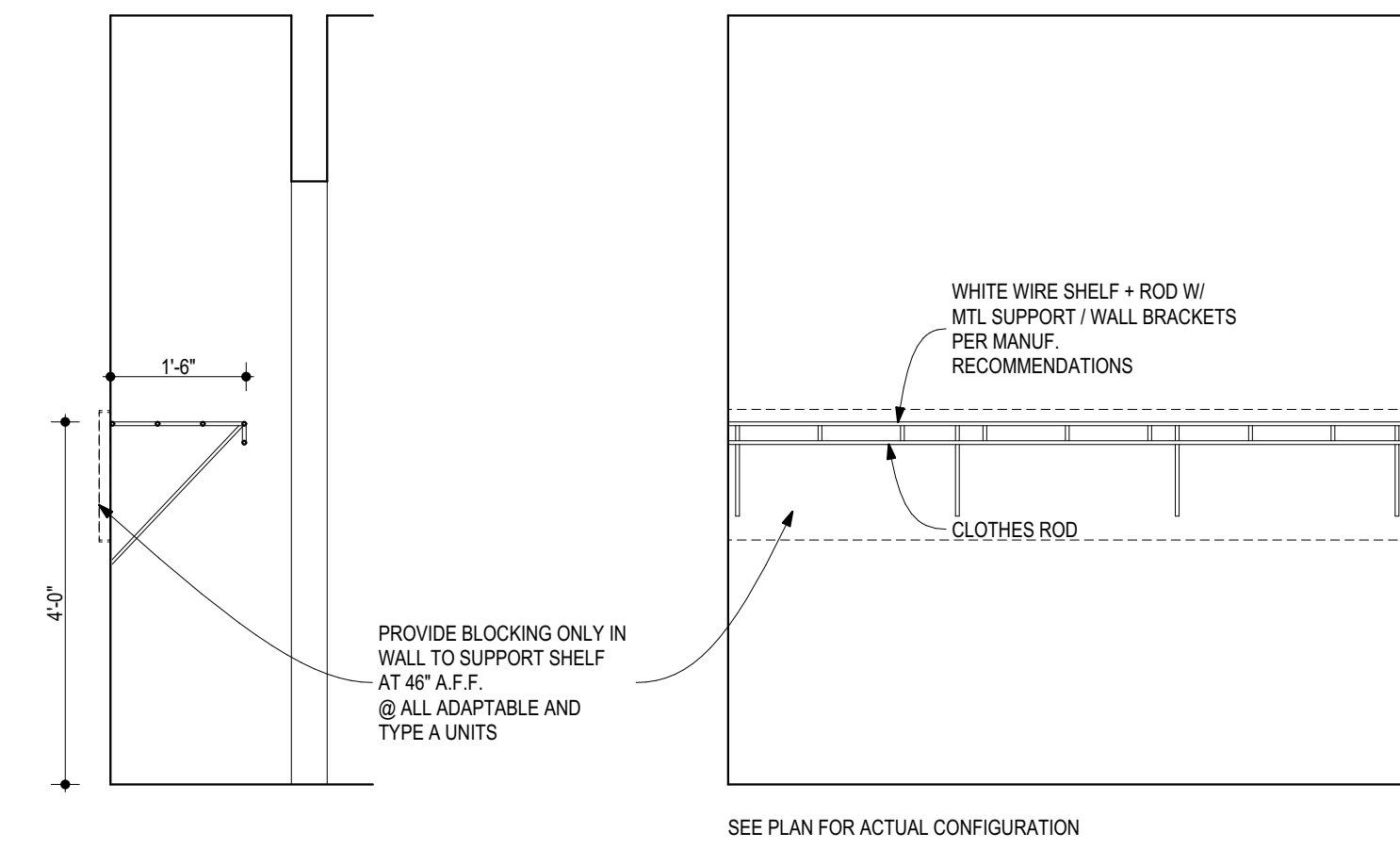
Building Elevations

A-201

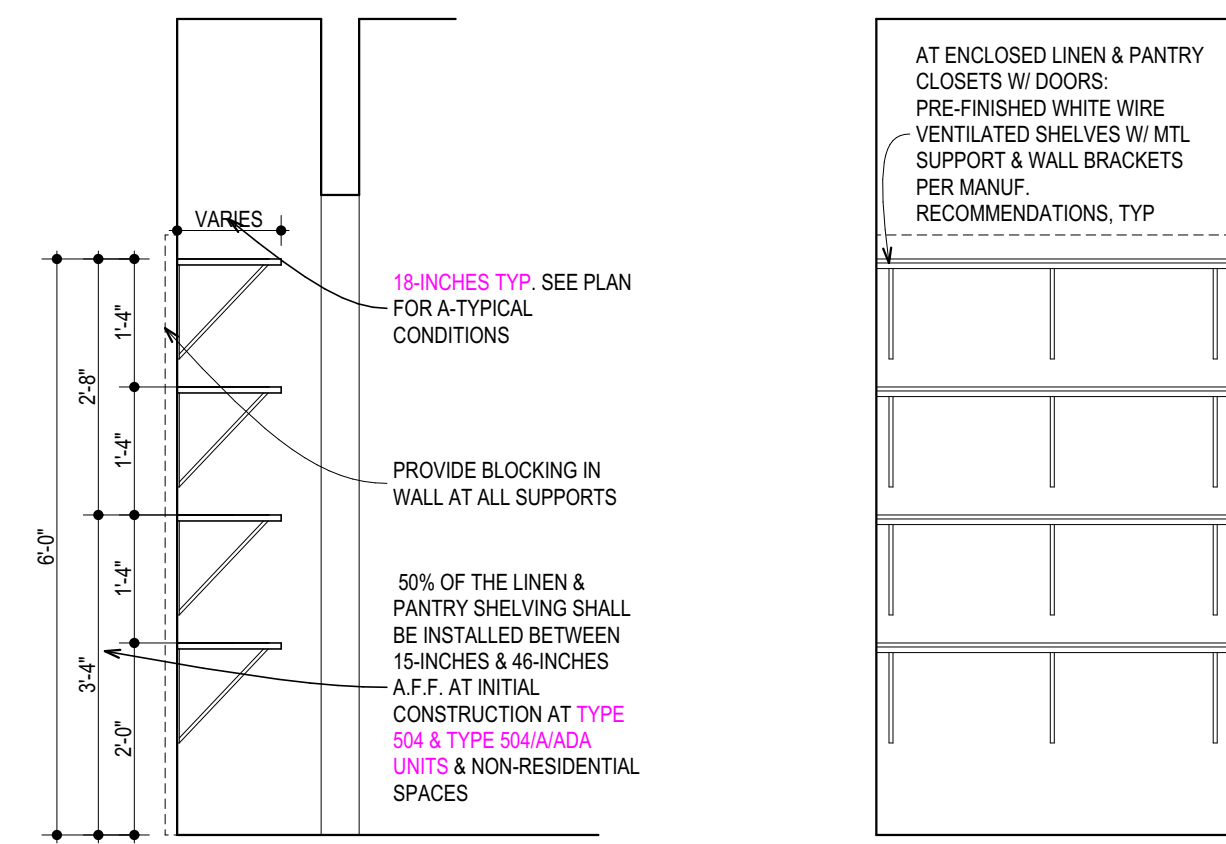
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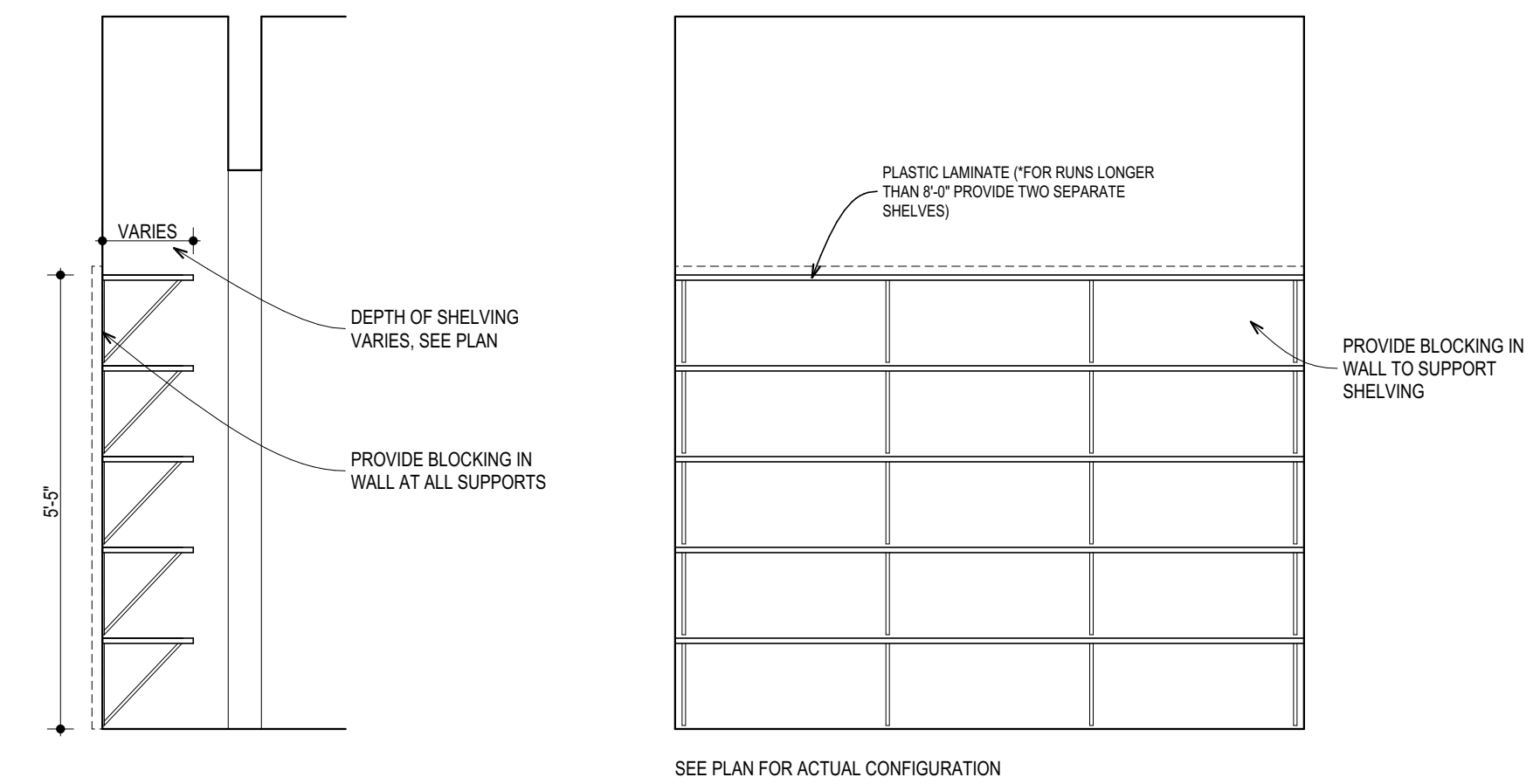
TYPICAL LINEN AND PANTRY CLOSET DETAIL (NOT ENCLOSED)



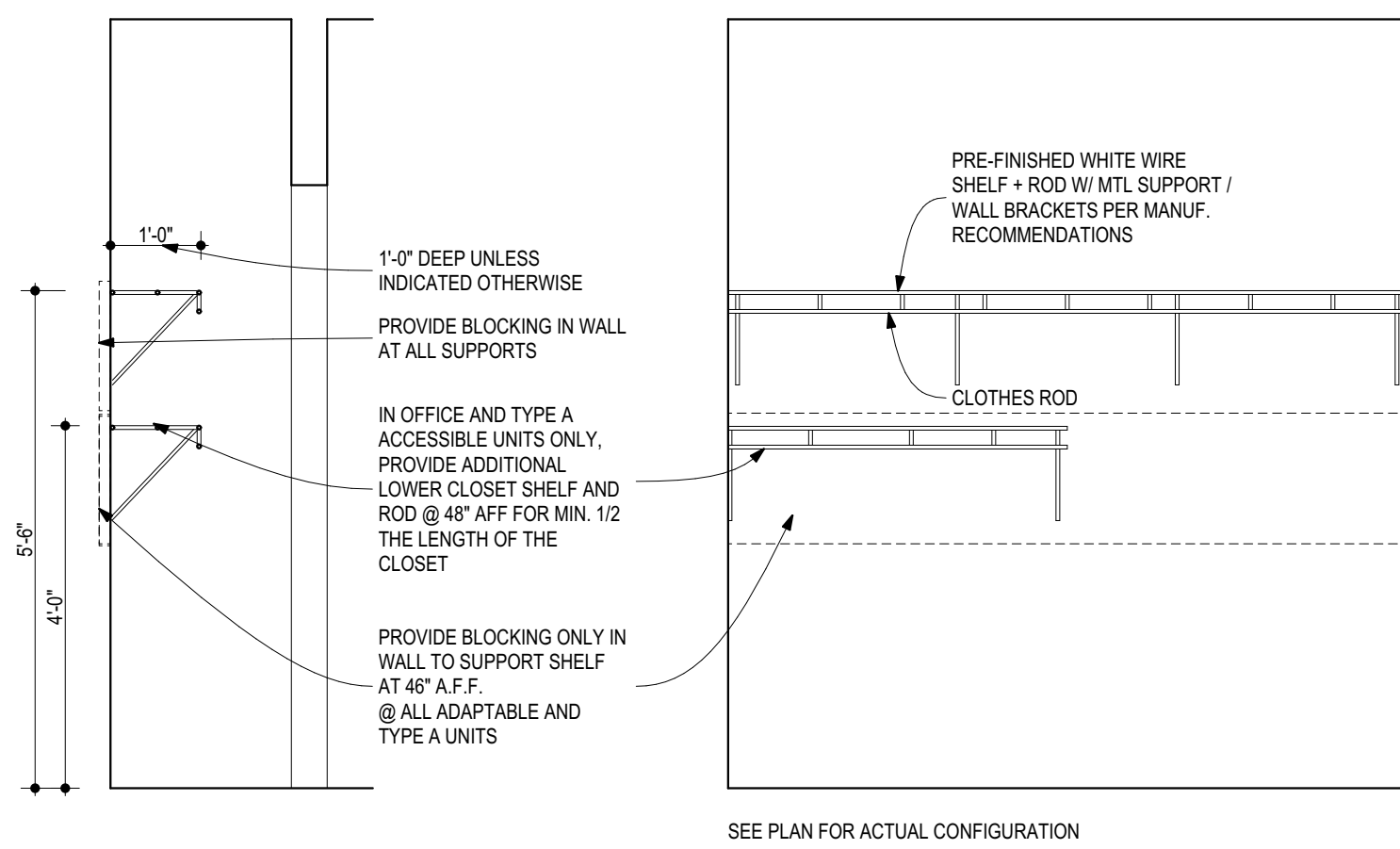
TYPICAL LAUNDRY CLOSET DETAIL



TYPICAL LINEN AND PANTRY CLOSET DETAIL (BEHIND CLOSET DOOR)



TYPICAL LINEN AND PANTRY DETAIL (NOT ENCLOSED; PLAM)



TYPICAL CLOSET DETAIL

- CLOSET, LINEN, PANTRY NOTES**
- SEE PLAN FOR ACTUAL CONFIGURATION AND LENGTH
 - PROVIDE ADDITIONAL SUPPORT BRACKETS FOR SHELVEING AND ROD WHEN LENGTH EXCEEDS 4'-6"
 - PROVIDE BLOCKING IN WALL TO SUPPORT ALL SHELVES AND RODS
 - A PORTION OF EACH OF EACH CLOSET SHELF AND ROD SHALL HAVE A FORWARD OR PARALLEL ACCESSIBLE APPROACH PER ICC/ANSI A117.1-2003 702.

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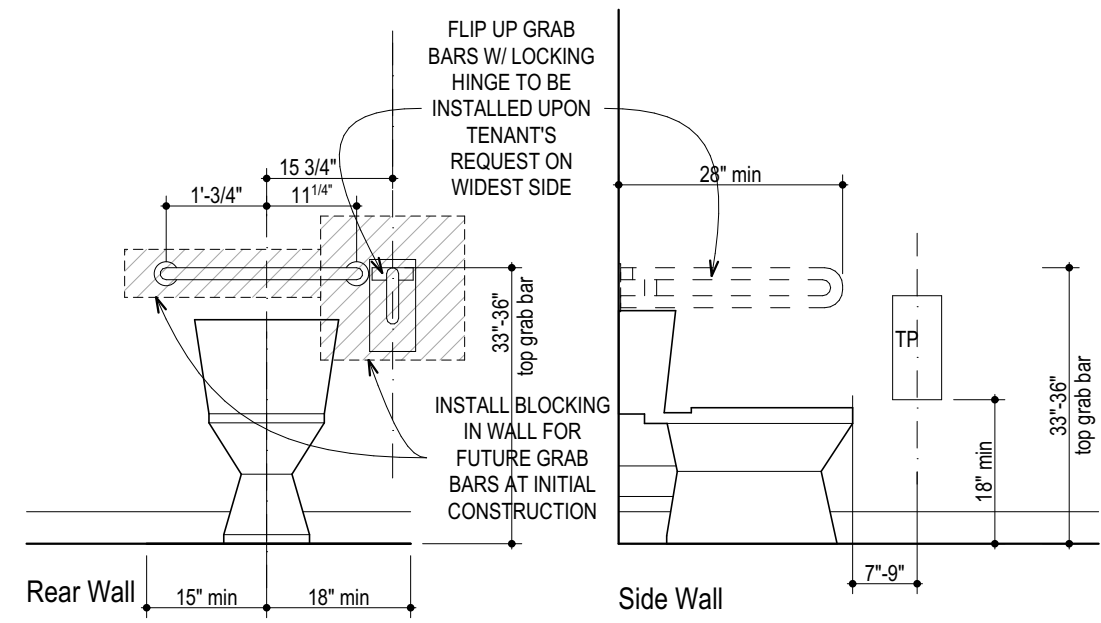
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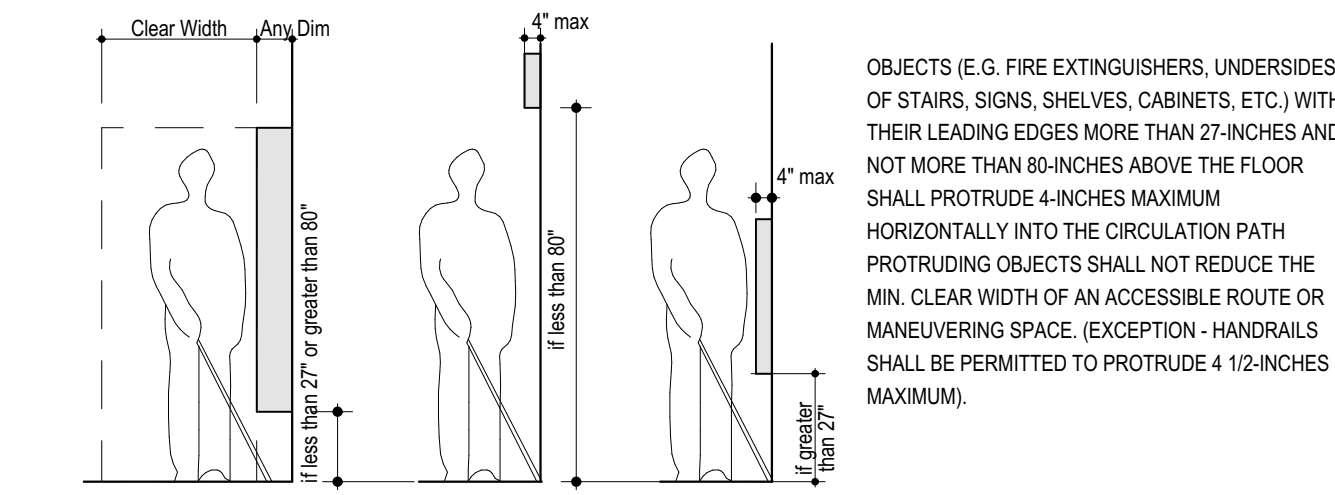
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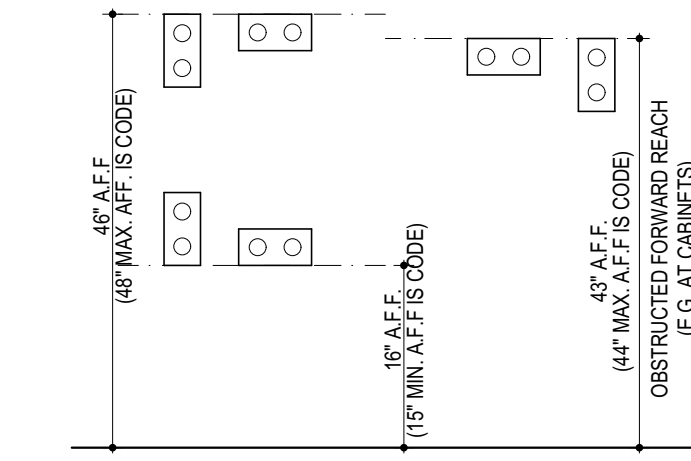
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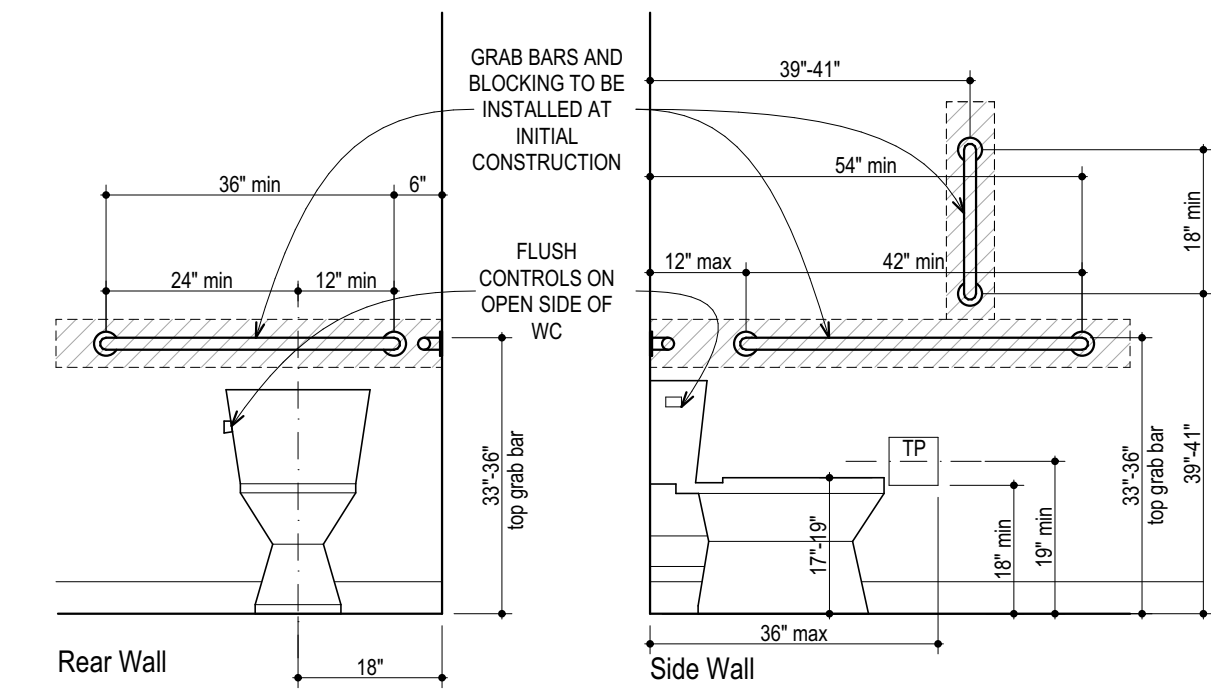
14 504/ A / Type A Toilet w/ Flip Up Grab Bars
SCALE: 1/2" = 1'-0"



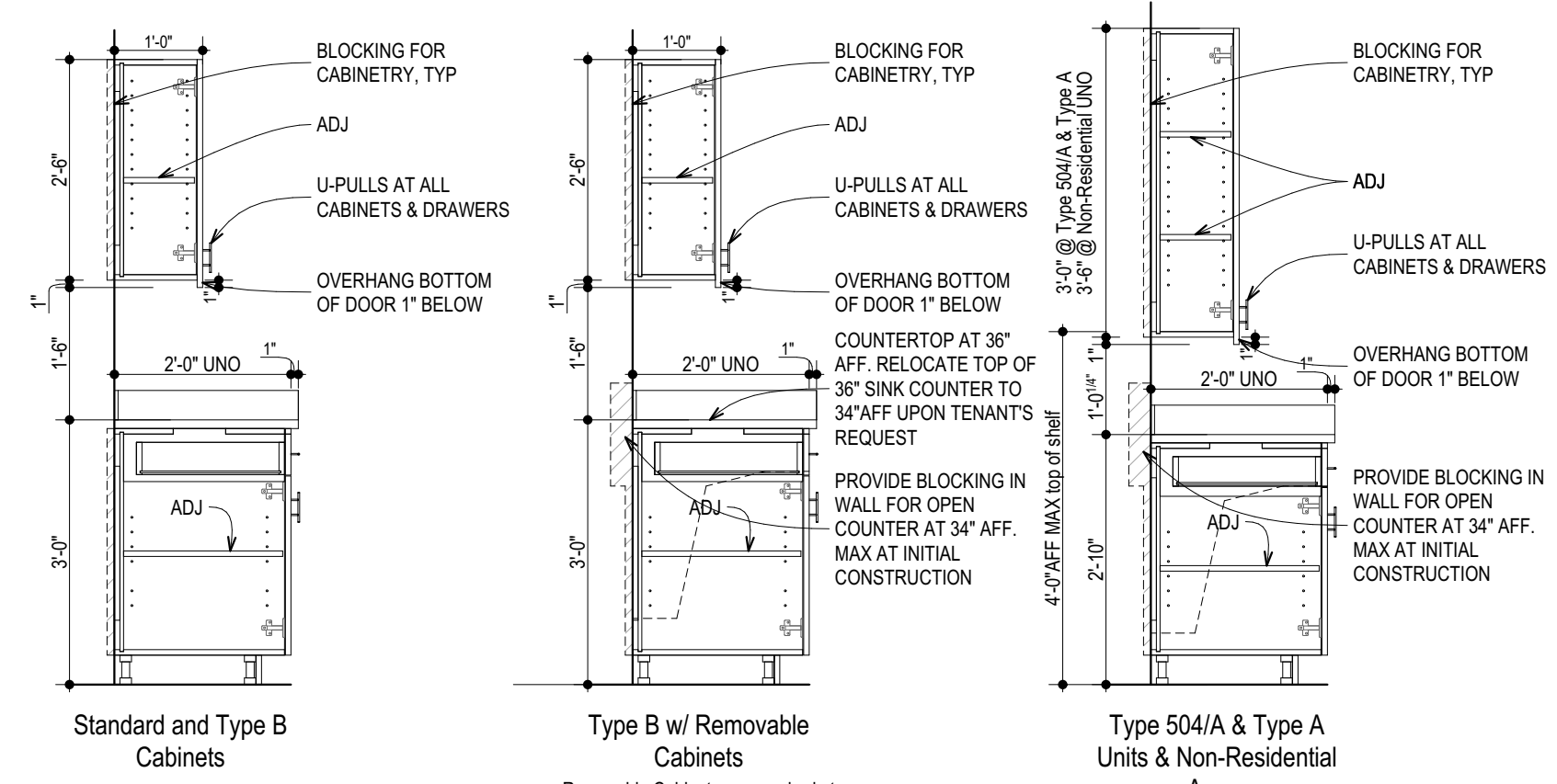
13 Protruding Objects
SCALE: 1/2" = 1'-0"



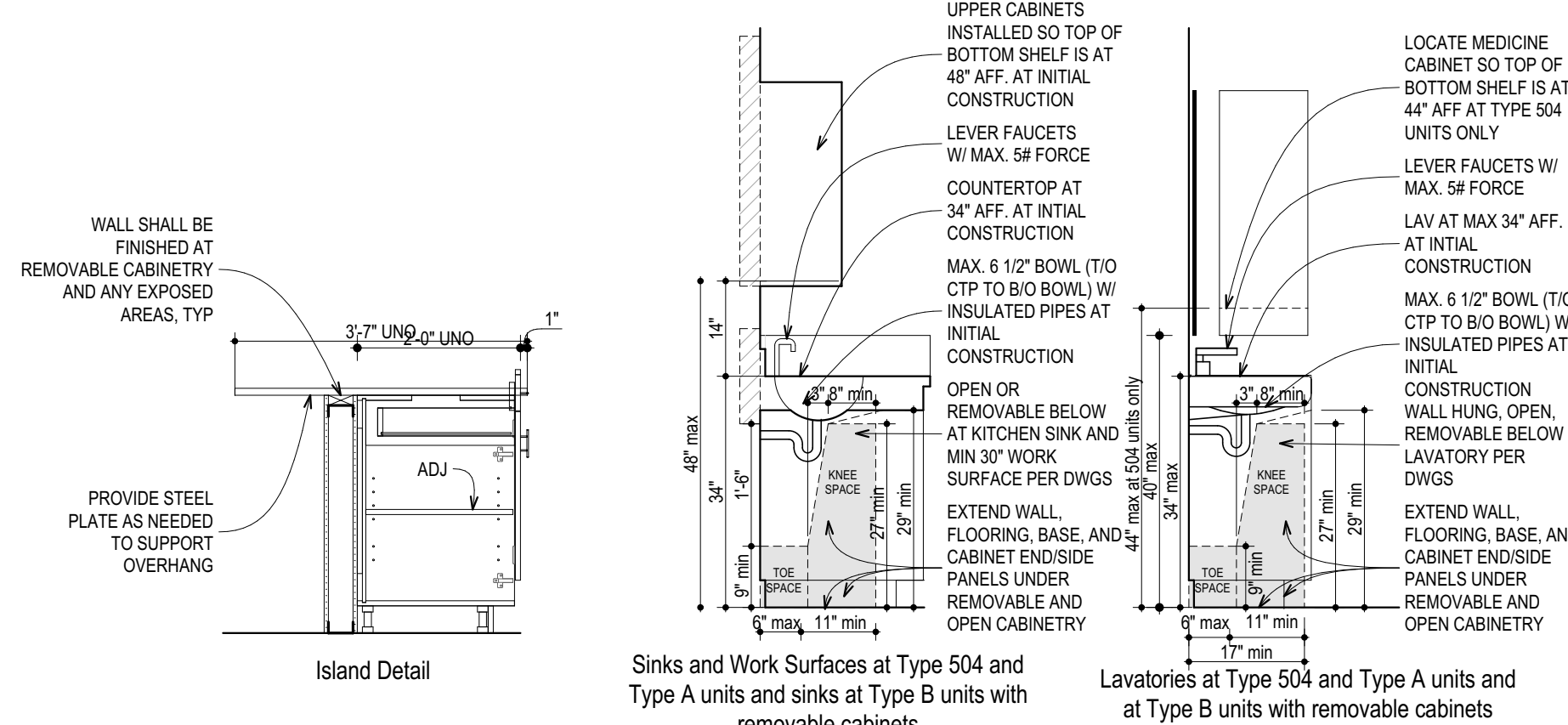
12 Typical Operable Parts and Operating Controls
SCALE: 1/2" = 1'-0"



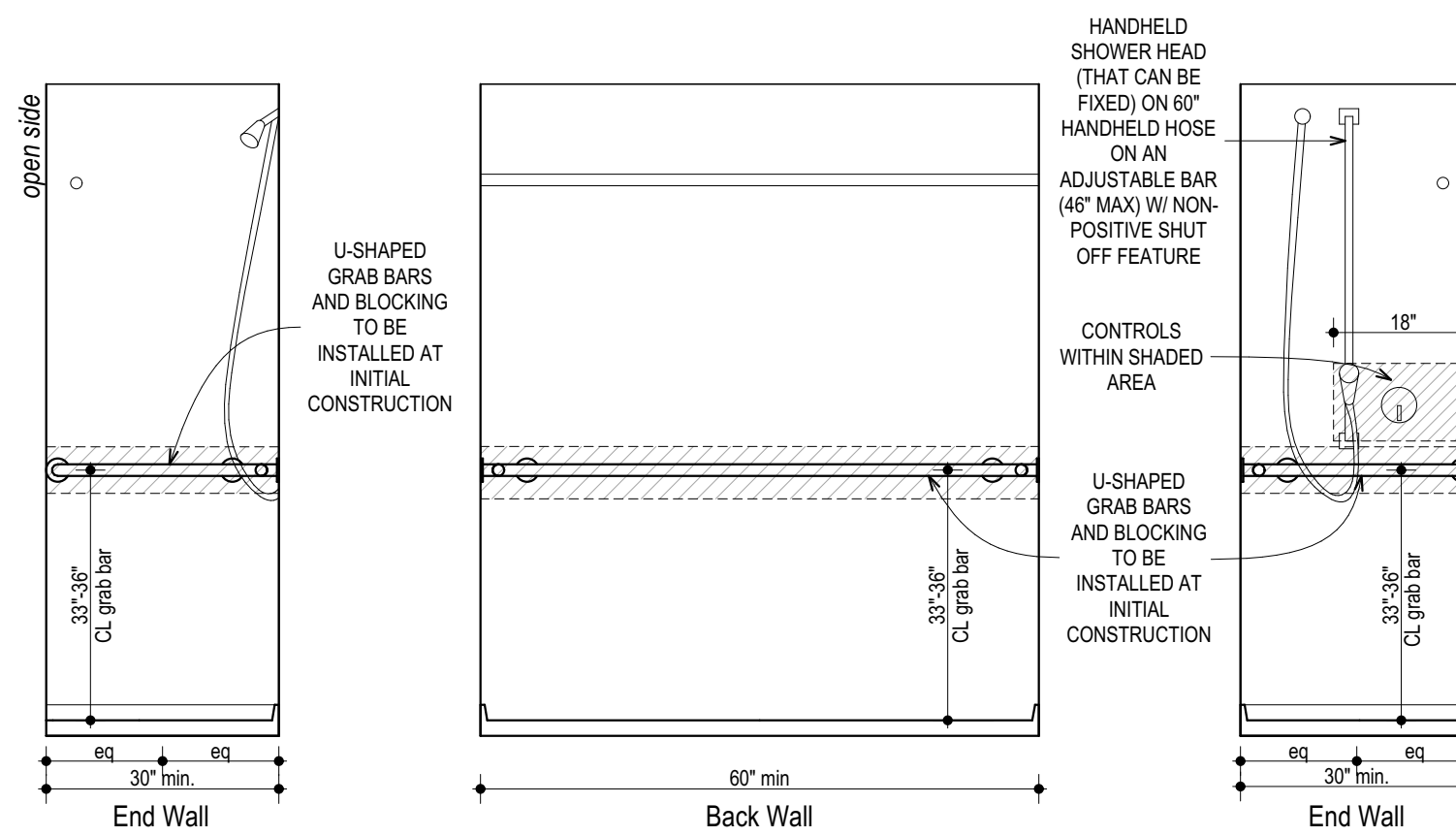
11 Common Area Toilet for Residents and Guests Only
SCALE: 1/2" = 1'-0"



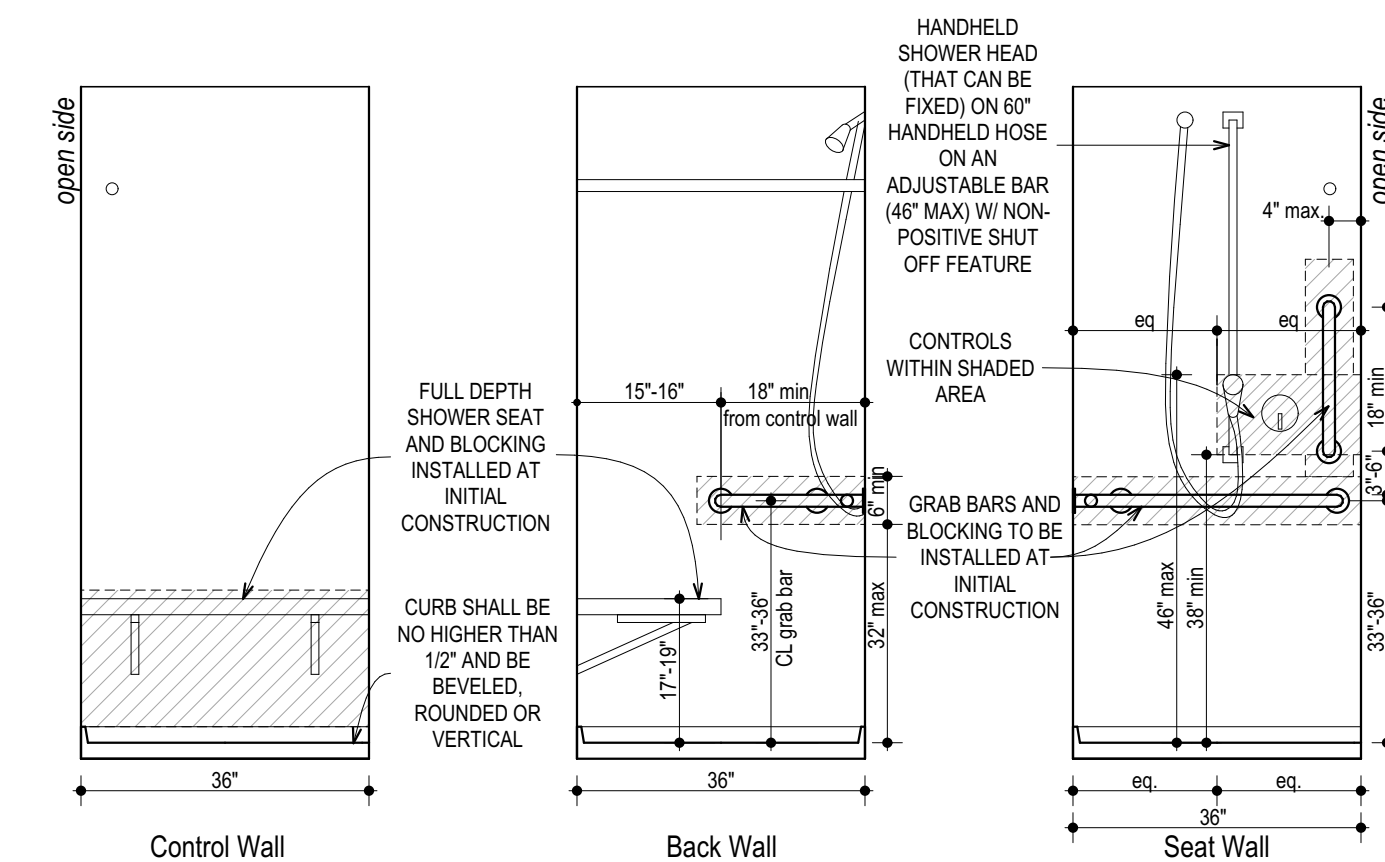
10 Cabinet Heights, Knee and Toe Clearances, Sinks
SCALE: 1/2" = 1'-0"



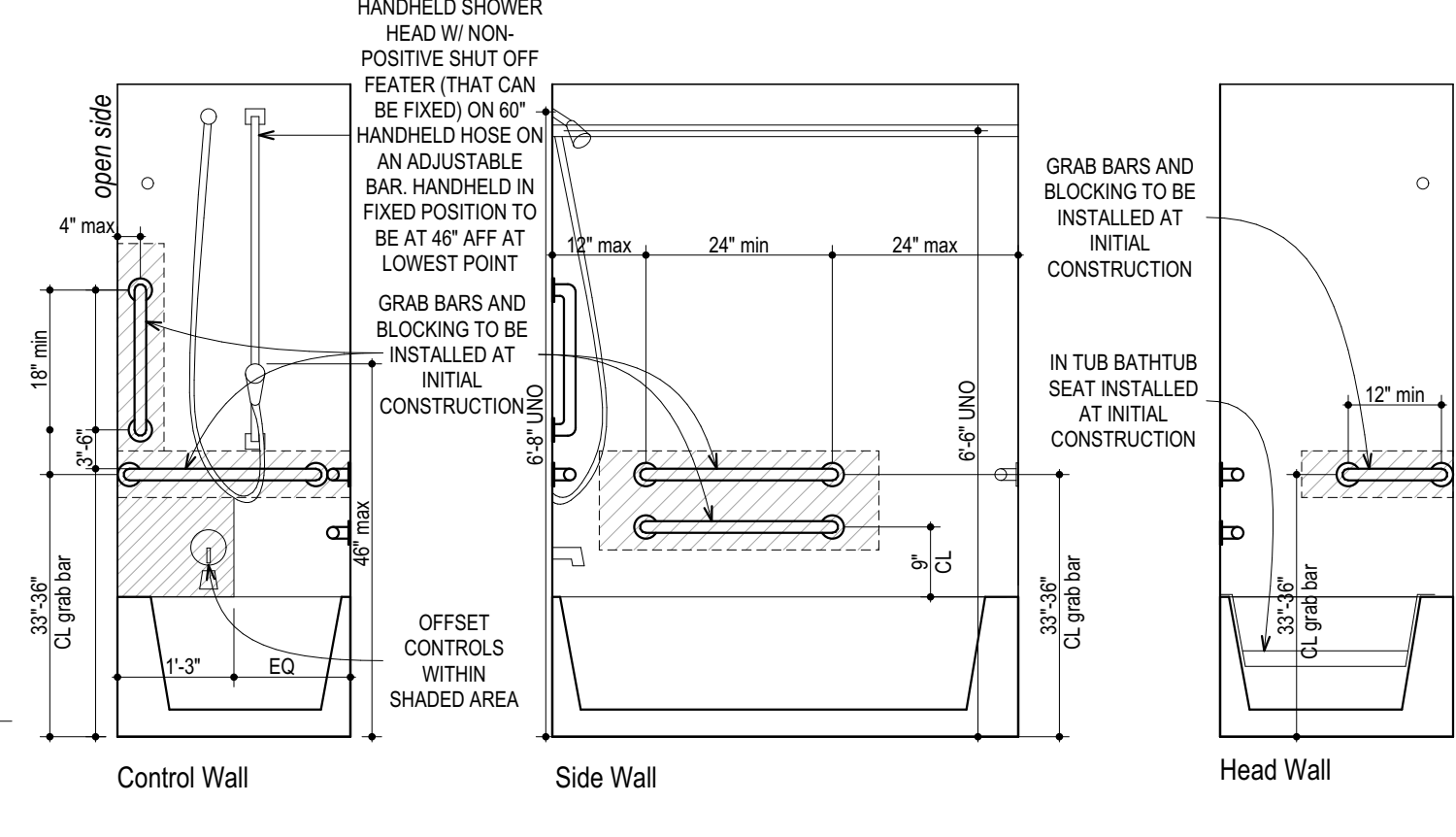
9 Public Accommodation Toilet per ADA
SCALE: 1/2" = 1'-0"



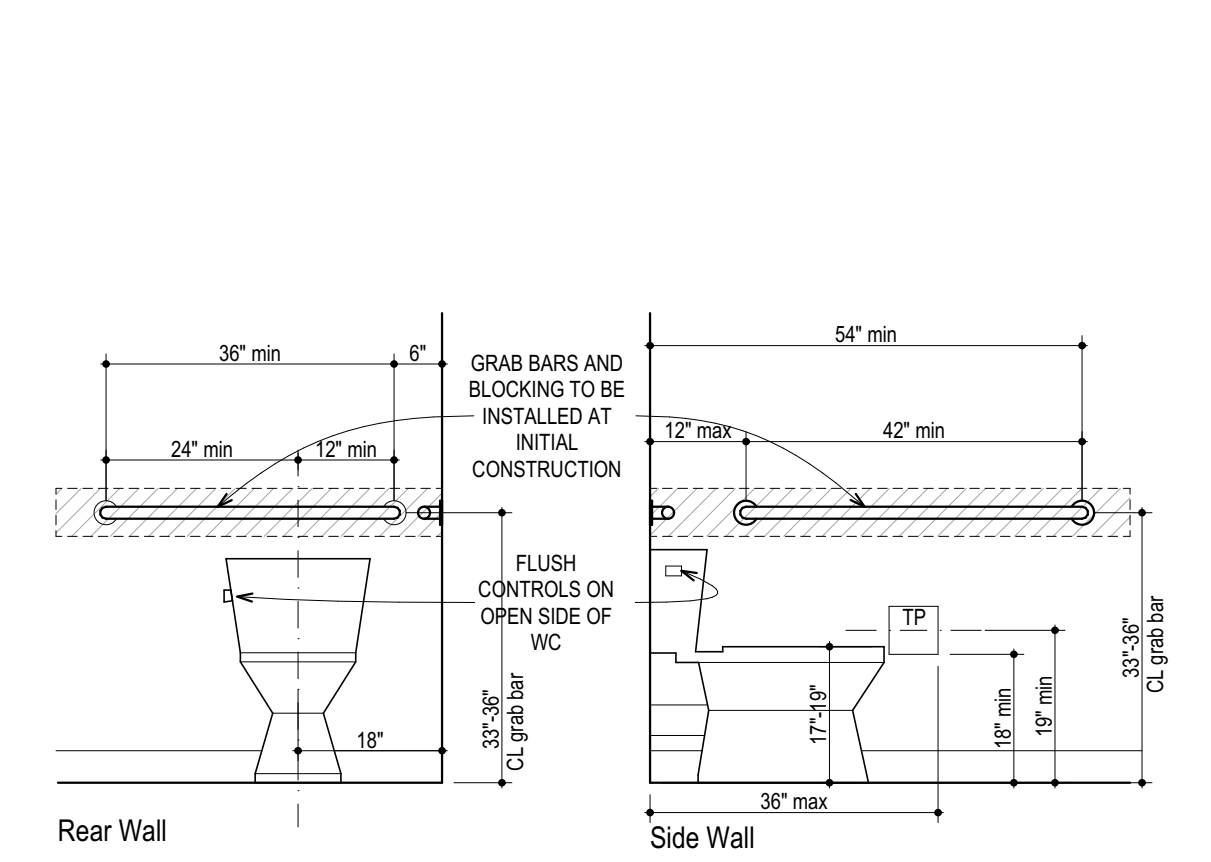
8 Type 504 Standard Roll-in Shower
SCALE: 1/2" = 1'-0"



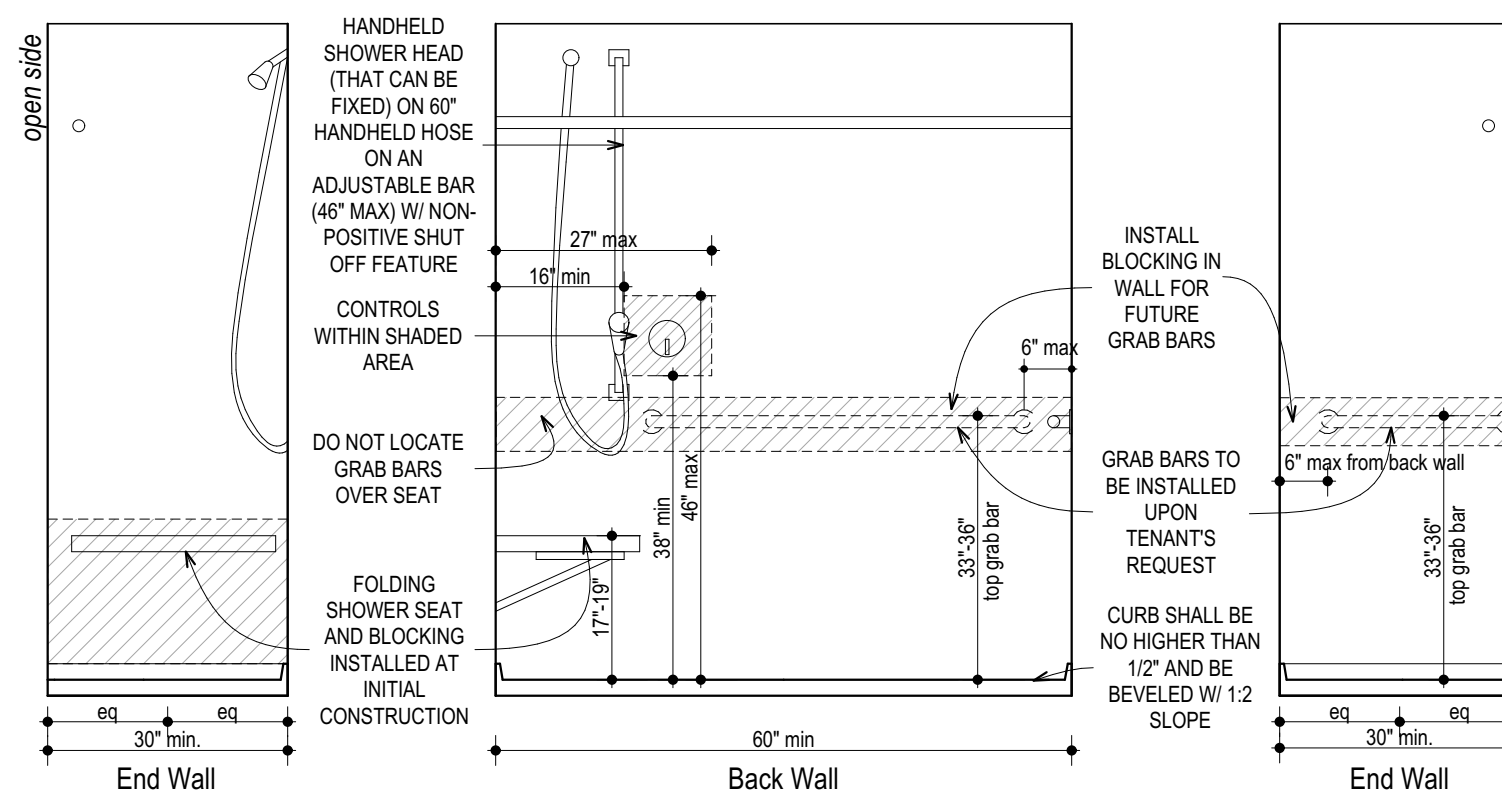
7 Type 504 Transfer Shower
SCALE: 1/2" = 1'-0"



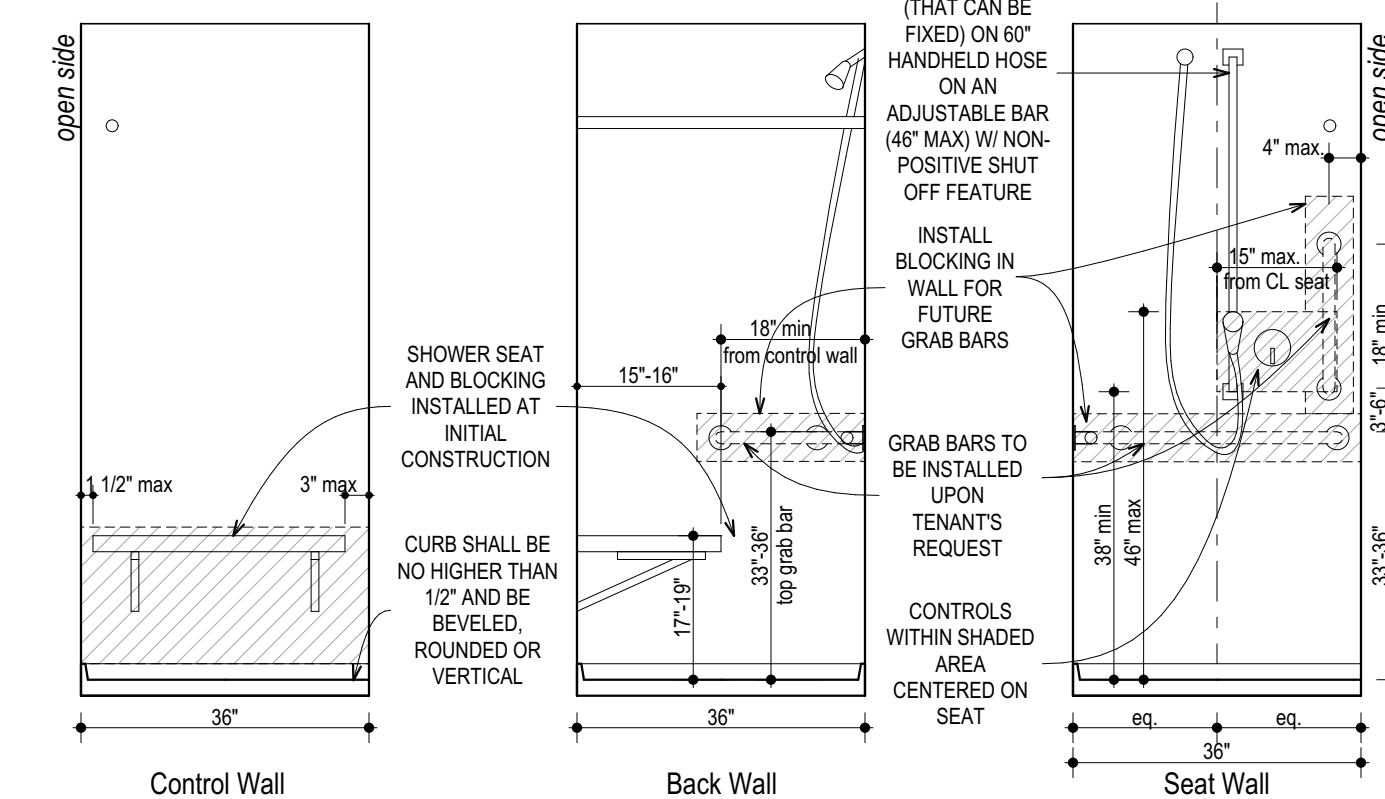
6 Type 504 Bathtub
SCALE: 1/2" = 1'-0"



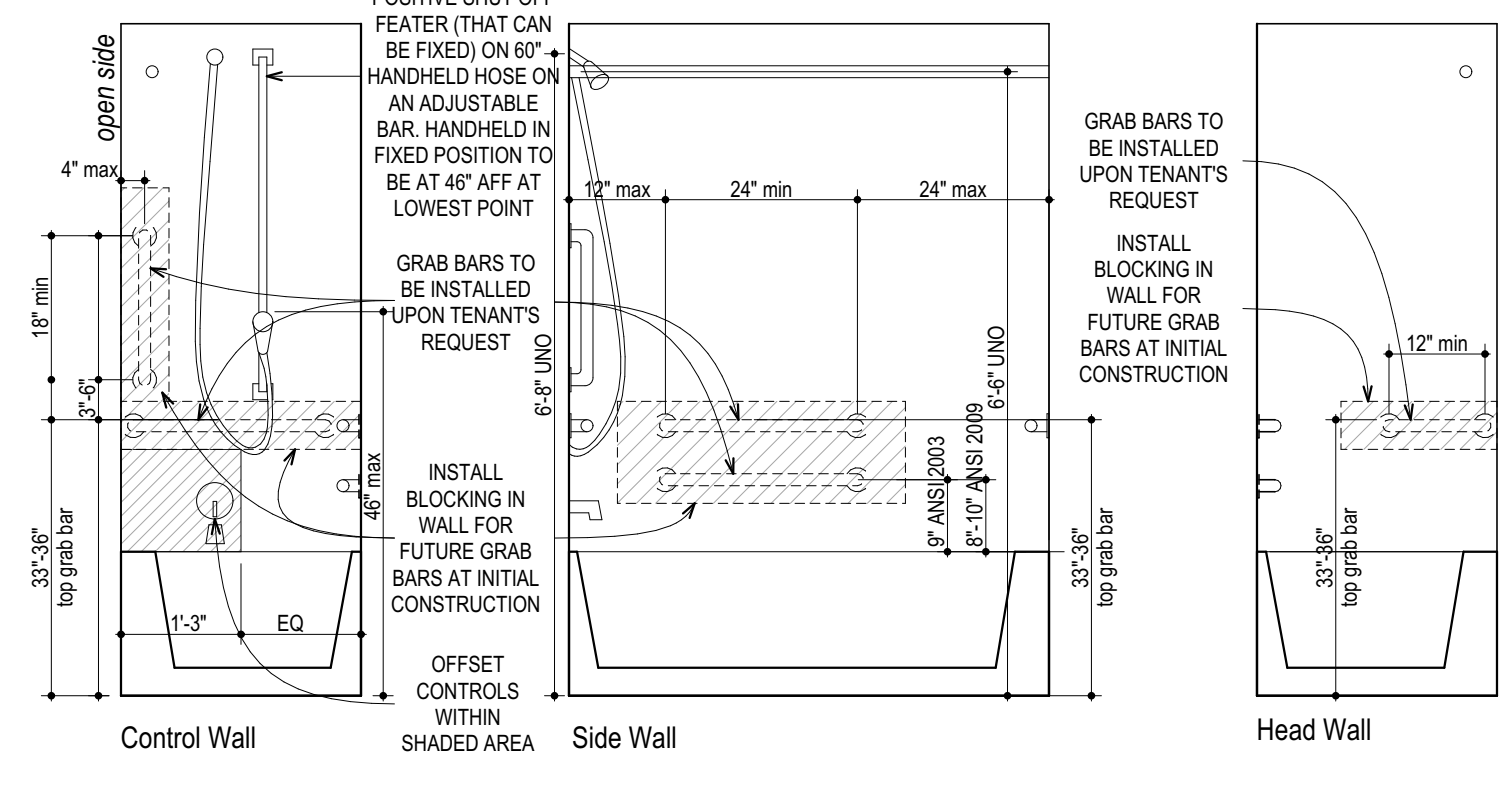
5 Type 504 Toilet
SCALE: 1/2" = 1'-0"



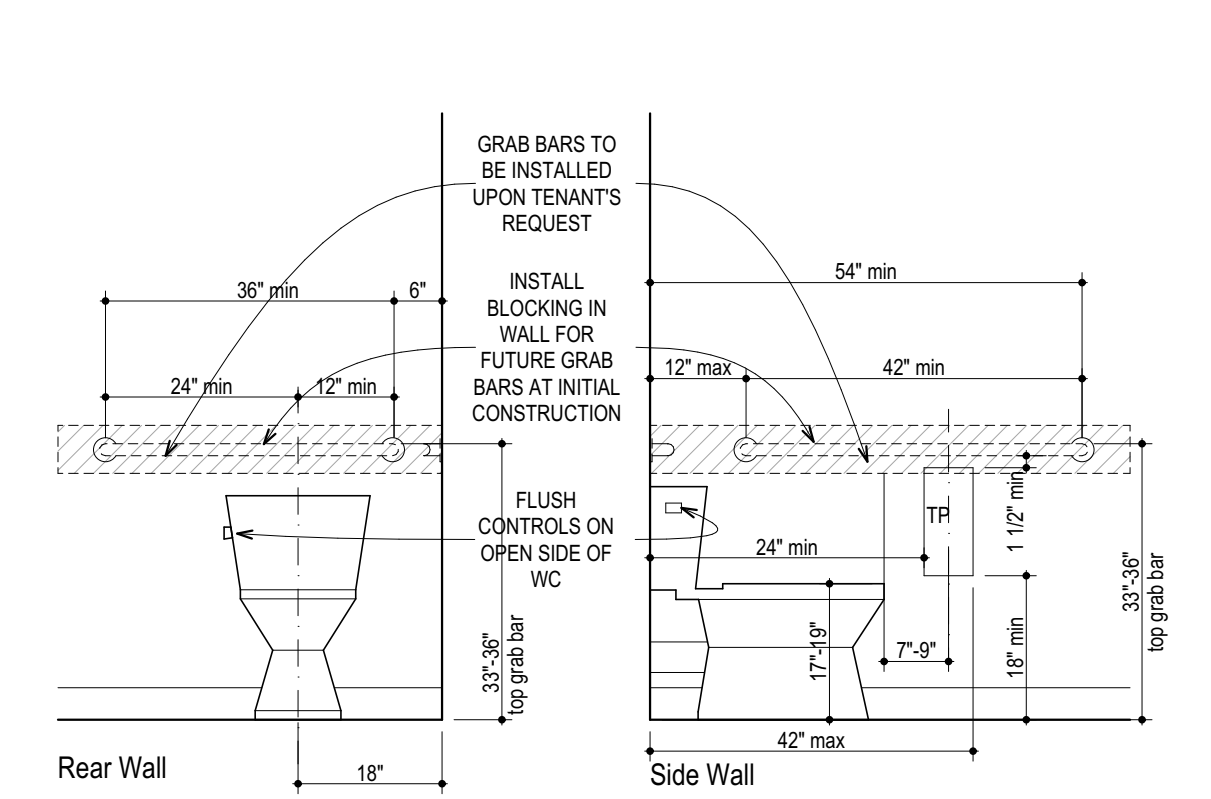
4 Type A Standard Roll-in Shower w/ Folding Seat
SCALE: 1/2" = 1'-0"
NOTE: Fixed shower seat is permitted where seat does not overlap 30" x 60" clear floor space.



3 Type A Transfer Shower
SCALE: 1/2" = 1'-0"



2 Type A Bathtub
SCALE: 1/2" = 1'-0"



1 Type A Toilet
SCALE: 1/2" = 1'-0"

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Typical Accessibility Details

A-601

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DESIGN LOAD CRITERIA

1. BUILDING CODE: CHICAGO BUILDING CODE 2019
2. LIVE LOADS:
RESIDENTIAL 40 PSF
EXTERIOR DECK 100 PSF
3. SUPERIMPOSED DEAD LOADS:
PARTITIONS 5 PSF
M+E+P 5 PSF
4. WIND LOADS:
RISK CATEGORY (II)
BASIC DESIGN WIND SPEED 107 MPH
WIND EXPOSURE (B)
INTERNAL PRESSURE COEFF. (GC_{pi}) ±0.18
MAIN WIND FORCE RESISTING SYSTEM 20 PSF
5. SNOW LOADS:
GROUND SNOW 25 PSF
SNOW DRIFT PER ANSI/ASCE 7-16
6. EARTHQUAKE LOADS
RISK CATEGORY (II)
IMPORTANCE FACTOR, I_e 1.00
MAPPED MCE_g S_s 0.125
MAPPED MCE_g S₁ 0.066
SITE CLASS (D)
PARAMETER S_{ps} 0.133
PARAMETER S_{pt} 0.103
DESIGN CATEGORY (A)
8. THRUSTS ON HANDRAILS AND GUARDS: (1607.8.1)
HANDRAILS AND GUARDS SHALL BE DESIGNED TO RESIST A LINEAR LOAD OF 50 PLF, APPLIED AT THE TOP OF THE RAILING OR A CONCENTRATED LOAD OF 200 POUNDS IN ANY DIRECTION, WHICHEVER PRODUCES THE GREATEST STRESS. INTERMEDIATE RAILS (ALL THOSE EXCEPT THE HANDRAIL), BULUSTERS AND PANNEL FILLERS SHALL BE DESIGNED TO RESIST A CONCENTRATED LOAD OF 50 POUNDS IN ACCORDANCE WITH SECTION 4.5.1.1 OF ASCE 7.

GENERAL NOTES

1. THE STRUCTURAL DRAWINGS AND SPECIFICATIONS ARE ONE PART OF THE CONTRACT DOCUMENTS AND SHALL BE USED IN CONJUNCTION WITH THE REMAINING PARTS OF THE CONTRACT DOCUMENTS.
2. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING THE STRUCTURAL DRAWINGS WITH ARCHITECTURAL, MECHANICAL, PLUMBING AND ELECTRICAL DRAWINGS FOR LOCATION AND PLACEMENT OF ALL INSERTS, HANGERS, SLEEVES, DUCTWORK, OPENINGS, ETC., THAT ARE REQUIRED BY THE ARCHITECT AND/OR EQUIPMENT.
3. THE GENERAL CONTRACTOR SHALL VERIFY AND COORDINATE ALL DIMENSIONS SHOWN ON THE STRUCTURAL DRAWINGS WITH THE ARCHITECTURAL, MECHANICAL, ELECTRICAL, PLUMBING AND FIRE PROTECTION DRAWINGS. ANY DISCREPANCY SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT AND STRUCTURAL ENGINEER PRIOR TO PROCEEDING WITH WORK.
4. DRAWINGS ARE NOT TO BE SCALED IN FIELD. WRITTEN DIMENSIONS TAKE PRECEDENCE OVER DRAWN DIMENSIONS.
5. THE CONTRACTOR IS RESPONSIBLE FOR LIMITING THE AMOUNT OF CONSTRUCTION LOAD IMPOSED ON THE STRUCTURE SO THAT NOT TO EXCEED THE ALLOWABLE FLOOR LOADING INDICATED IN THE DRAWINGS. CONSTRUCTION LOADS SHALL NOT EXCEED THE CAPACITY OF THE FRAMING AT THE TIME THE LOADS ARE IMPOSED.
6. THE CONTRACTOR SHALL MAKE NO DEVIATION FROM THE DESIGN DRAWINGS WITHOUT THE WRITTEN APPROVAL OF THE ARCHITECT AND STRUCTURAL ENGINEER.
7. SUBMIT SHOP DRAWINGS PREPARED BY CONTRACTORS, SUPPLIERS, ETC. FOR REVIEW BY STRUCTURAL ENGINEER FOR CONFORMANCE WITH DESIGN INTENT. DO NOT START WORK WITHOUT SUCH REVIEW. THE GENERAL CONTRACTOR MUST REVIEW ALL SHOP DRAWINGS PRIOR TO SUBMITTAL TO THE STRUCTURAL ENGINEER.
8. THE CONTRACTOR SHALL VERIFY ALL NEW AND EXISTING DIMENSIONS BY MEASUREMENTS AND SURVEY AT THE JOB SITE BEFORE PROCEEDING WITH SHOP DRAWINGS. ANY DEVIATIONS FROM EXISTING CONDITIONS SHOWN ON THE DRAWINGS MAY REQUIRE MODIFICATIONS TO THE CONTRACT DOCUMENTS.
9. THE STRUCTURE IS DESIGNED TO FUNCTION AS A UNIT UPON COMPLETION. PROVIDE TEMPORARY SHORING, BRACING AND SUPPORT AS REQUIRED TO MAINTAIN STRUCTURAL INTEGRITY DURING CONSTRUCTION.
10. IF A DISCREPANCIES FOUND BETWEEN THE STRUCTURAL DRAWINGS, DETAILS, AND SPECIFICATIONS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY, FOR RESOLUTION PRIOR TO PROCEEDING WITH WORK.
11. ALL DETAILS, SECTIONS, AND NOTES ARE INTENDED TO BE TYPICAL FOR SIMILAR CONDITIONS AND SITUATIONS, UNLESS NOTED OTHERWISE ON THE DRAWINGS.
12. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES AND PROCEDURES.
13. ALL CONSTRUCTION SHALL BE PERFORMED IN CONFORMANCE WITH THE BUILDING AND DESIGN CODES REFERENCED WITHIN THESE DOCUMENTS.
14. THE CONTRACTOR SHALL DESIGN, PROVIDE, INSTALL AND MAINTAIN UNDERPINNING, SHORING, AND BRACING AS REQUIRED FOR THE SUPPORT AND PROTECTION OF SURROUNDING EXISTING PROPERTY, BUILDINGS, UTILITIES, UTILITY EQUIPMENT, ETC.

STRUCTURAL STEEL

1. ALL STRUCTURAL STEEL WORK SHALL CONFORM TO THE ANSI/AISC 360-16 "SPECIFICATION FOR STRUCTURAL STEEL BUILDINGS", EFFECTIVE JULY 7, 2016, AND THE ANSI/AISC 360-13 "CODE OF STANDARD PRACTICE FOR STEEL BUILDINGS AND BRIDGES", EFFECTIVE JUNE 15, 2016, EXCEPT AS NOTED BELOW OR IN THE PROJECT SPECIFICATION.
2. STRUCTURAL STEEL SHALL CONFORM TO THE FOLLOWING STANDARDS AND MATERIAL PROPERTIES, U.N.O.:

(A) WDE FLANGE SHAPES ASTM A992
(B) CHANNEL & MC'S ASTM A36
(C) ANGLES, CONNECTION PLATES ASTM A36
(D) STEEL PIPES ASTM A53, GRADE B
(E) STEEL TUBES ASTM A500, GRADE C
(F) ANCHOR RODS ASTM F154, GRADE 55
(G) HEADED STUD SHEAR CONNECTORS ASTM A108
3. ALL BOLTS, NUTS AND WASHERS SHALL CONFORM TO THE REQUIREMENTS OF ASTM A325. ALL BOLTS SHALL BE 3/4" DIAMETER, MINIMUM.
4. ALL CONNECTIONS SHALL BE DESIGNED AND DETAILED BY THE FABRICATOR, USING RATIONAL ENGINEERING DESIGN AND STANDARD PRACTICE IN ACCORDANCE WITH THE REQUIREMENTS OF THE CONTRACT DOCUMENTS. THE CONNECTIONS CALCULATIONS SHALL BE SIGNED AND SEALED BY A STRUCTURAL ENGINEER LICENSED IN THE STATE OF ILLINOIS. THE GENERAL DETAILS SHOWN ON THE DRAWINGS ARE CONCEPTUAL ONLY AND, UNLESS SPECIFICALLY NOTED, DO NOT INDICATE THE REQUIRED NUMBER OF BOLTS OR WELD SIZES.
5. THE FABRICATOR/ERECTOR SHALL SUBMIT TO THE ARCHITECT, FOR REVIEW, ENGINEERED DRAWINGS CHECKED BY THE GENERAL CONTRACTOR SHOWING SHOP FABRICATION DETAILS, FIELD ASSEMBLY DETAILS AND ERECTION DIAGRAMS FOR ALL STRUCTURAL STEEL. ALL SHOP DRAWINGS MUST BE COMPLETE FOR ALL STRUCTURAL STEEL WITH BEAM SIZES, MARKS, ETC., SHOWN ON ERECTION PLANS.
6. ALL CONNECTIONS, UNLESS INDICATED OTHERWISE, SHALL BE SIMPLE SHEAR CONNECTIONS UTILIZING HIGH STRENGTH BEARING BOLTS IN SINGLE OR DOUBLE SHEAR WITH THREADS EXCLUDED FROM THE SHEAR PLANE. THE MINIMUM NUMBER OF BOLTS PER CONNECTION SHALL BE TWO (2).
7. STEEL BEAMS AND GIRDER CONNECTION SHALL BE DESIGNED USING ALLOWABLE STRENGTH METHOD FOR THE FOLLOWING UNFACTORED VERTICAL SHEAR REACTIONS, UNLESS NOTED OTHERWISE ON THE DRAWINGS:

W10, C10 20 KIPS
8. FURNISH AND INSTALL MISCELLANEOUS STEEL SUCH AS CURBS, HANGERS, STRUTS, BRACKETS, BRACES, ETC. AS CALLED FOR OR AS NECESSARY PER THE ARCHITECTURAL, MECHANICAL OR ELECTRICAL DRAWINGS.
9. ALL STRUCTURAL STEEL MEMBERS SHALL BE STRAIGHT AND FREE OF TWIST. COLUMN BEARING ENDS SHALL BE TRUE AND SQUARE. ALL COLUMNS SHALL BE PLUMB AND LEVEL BEARING.
10. ALL BEAMS SHALL BE FABRICATED WITH THE NATURAL CAMBER UP.
11. ALL COPES, HOLES, OPENINGS AND MODIFICATIONS REQUIRED IN STRUCTURAL STEEL MEMBERS FOR ERECTION OR THE WORK OF OTHER TRADES SHALL BE SHOWN ON THE SHOP DRAWINGS FOR APPROVAL BY THE ARCHITECT/STRUCTURAL ENGINEER.
12. FIELD MODIFICATION OF STRUCTURAL STEEL IS PROHIBITED WITHOUT PRIOR APPROVAL OF THE ARCHITECT/STRUCTURAL ENGINEER.
13. ALL STEEL EXPOSED TO THE ELEMENTS OF WEATHER OR CORROSION SHALL RECEIVE ONE COAT OF APPROVED SHOP PAINT IN ADDITION TO RUST INHIBITIVE FIELD PAINT AS SPECIFIED IN ARCHITECTURAL SPECIFICATIONS.
14. AFTER FABRICATION, ALL STEEL SHALL BE CLEANED OF ALL RUST, LOOSE MILL SCALE AND OTHER FOREIGN MATERIALS. PRIMING IS REQUIRED FOR ALL STRUCTURAL STEEL, EXCEPT IN AREAS TO BE FIREPROOFED.
15. ALL WELDING ELECTRODES SHALL BE E70XX. MINIMUM FILLET WELD SIZE SHALL COMPLY WITH THE AISC REQUIREMENTS, BUT SHALL NOT BE LESS THAN 3/16 INCH, UNLESS NOTED OTHERWISE.
16. ALL WELDING WORK SHALL CONFORM TO THE AWS D1.1 STRUCTURAL WELDING CODE, LATEST EDITION, AND SHALL BE PERFORMED BY AWS CERTIFIED WELDERS.
17. SHOP AND FIELD TESTING AND INSPECTION OF STRUCTURAL STEEL FABRICATION AND ERECTION WORK, INCLUDING WELDED AND BOLTED CONNECTIONS, SHALL BE AS REQUIRED IN THE SPECIFICATION.

SAWN LUMBER

1. ALL GRADES OF LUMBER SHALL BE RATED BY THE SOUTHERN PINE INSPECTION BUREAU (SPIB), OR THE WESTERN WOOD PRODUCTS ASSOCIATION (WWPA). LUMBER GRADES SHALL BE AS FOLLOWS, WITH A MAXIMUM MOISTURE CONTENT OF 19%:

(A) DOUGLAS FIR-LARCH NO. 2
(B) SPRUCE-PINE-FIR NO. 1/NO. 2
2. PROVIDE STANDARD CUT WASHERS FOR BOLT HEADS AND NUTS BEARING ON WOOD.
3. PRESSURE TREAT ALL WOOD IN CONTACT WITH CONCRETE OR MASONRY.
4. MINIMUM NAILED CONNECTIONS FOR WOOD FRAMING MEMBERS SHALL BE IN ACCORDANCE WITH THE LOCAL BUILDING CODE, IF NO OTHER CRITERIA IS GIVEN.
5. CONNECTORS SHOWN ON DETAILS ARE MANUFACTURED BY SIMPSON. WRITTEN APPROVAL BY ENGINEER IS REQUIRED FOR SUBSTITUTIONS.

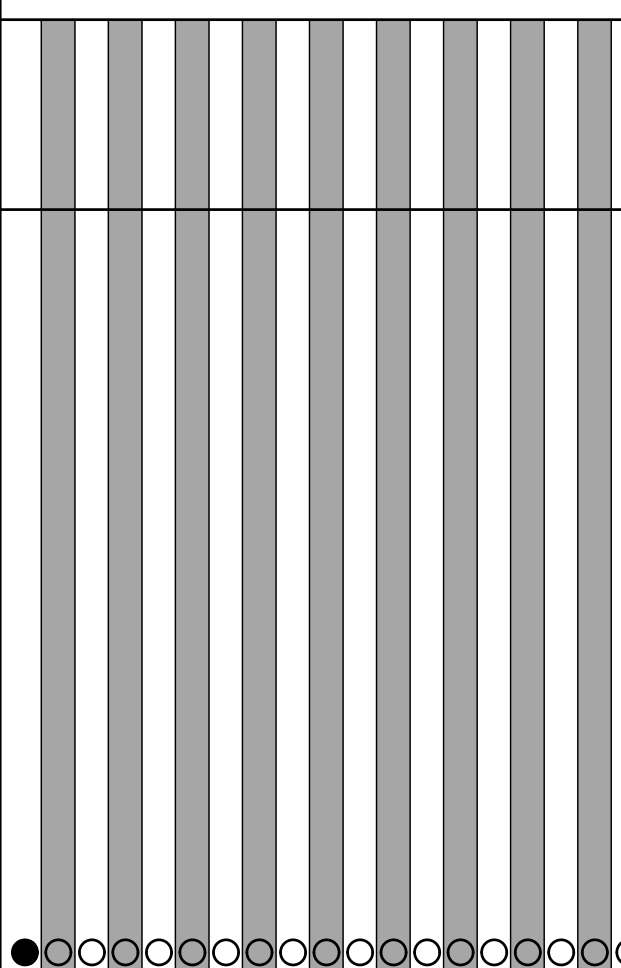
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I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY, TO THE BEST OF MY KNOWLEDGE, WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.



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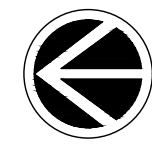
2331.3

GENERAL STRUCTURAL NOTES

S0.1

2024.01.03

ISSUE FOR 50% DD



FOUNDATION/BASEMENT PLAN

SCALE: 1/8" = 1'-0"

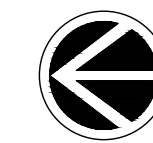
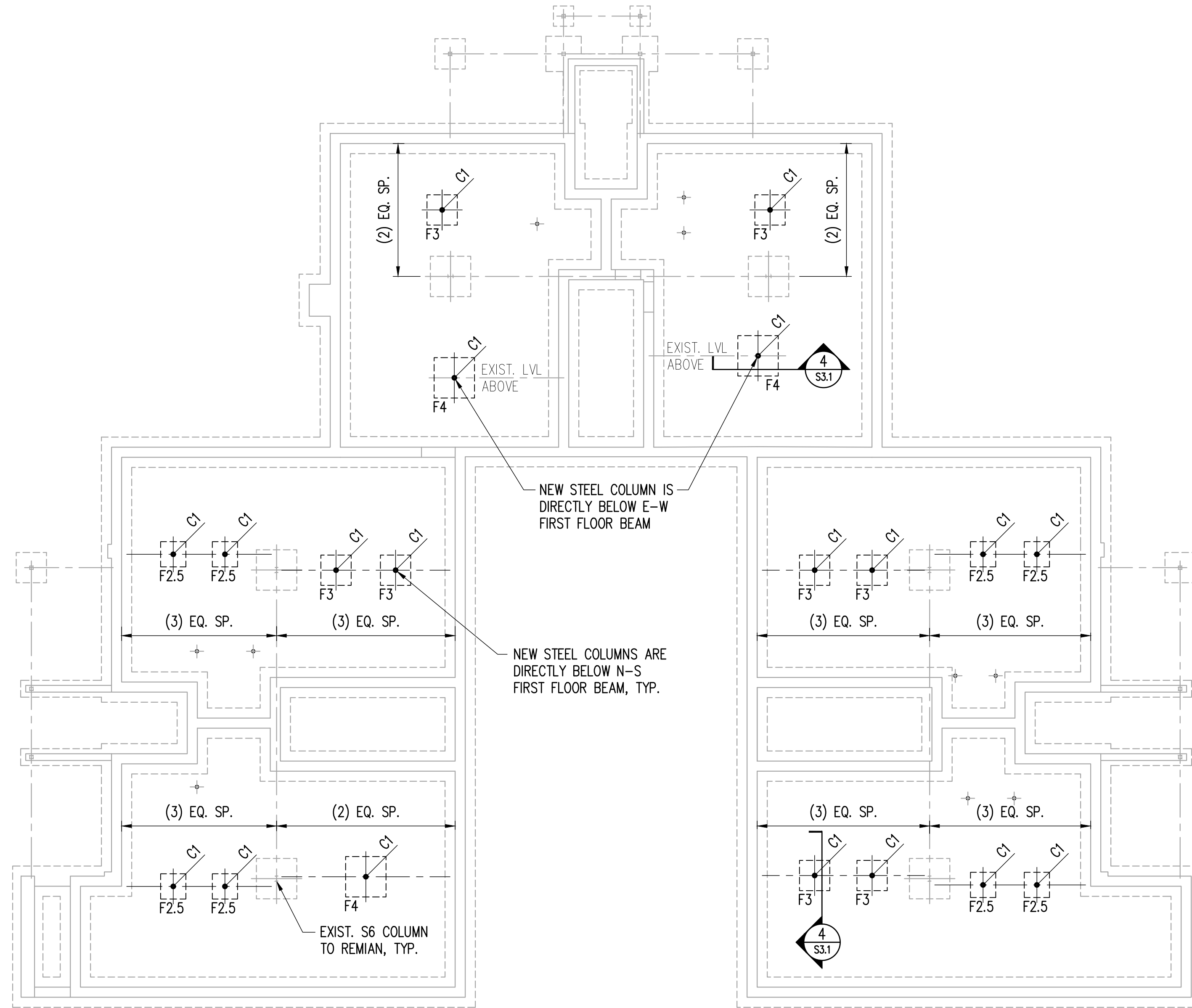
REFER TO ARCHITECTURAL DRAWINGS FOR MORE INFORMATION REGARDING MASONRY REPAIRS

NOTES:

1. VERIFY ALL DIMENSIONS AND ELEVATIONS WITH ARCH. DWGS.
2. SEE SHEET S0.1 FOR GENERAL STRUCTURAL NOTES.
3. "C1" INDICATES STANDARD 3.5" (4" O.D.) STEEL PIPE COLUMN W/1/2"x8"x0'-8" BASE PLATE W/(4) 3/4" A.R. (9" EMBED).
4. "FX" INDICATES CONCRETE PIER FOR STEEL COLUMN. SEE SHEET S1.1 FOR SCHEDULE.

MARK	SIZE			REINFORCEMENT/BOTTOM		REMARKS
	LENGTH	WIDTH	DEPTH	LONG WAY	SHORT WAY	
F2.5	2'-6"	2'-6"	1'-0"	3-#4	3-#4	
F3	3'-0"	3'-0"	1'-0"	4-#4	4-#4	
F4	4'-0"	4'-0"	1'-0"	5-#4	5-#4	

f'c=4,000 PSI
fy=60,000 PSI

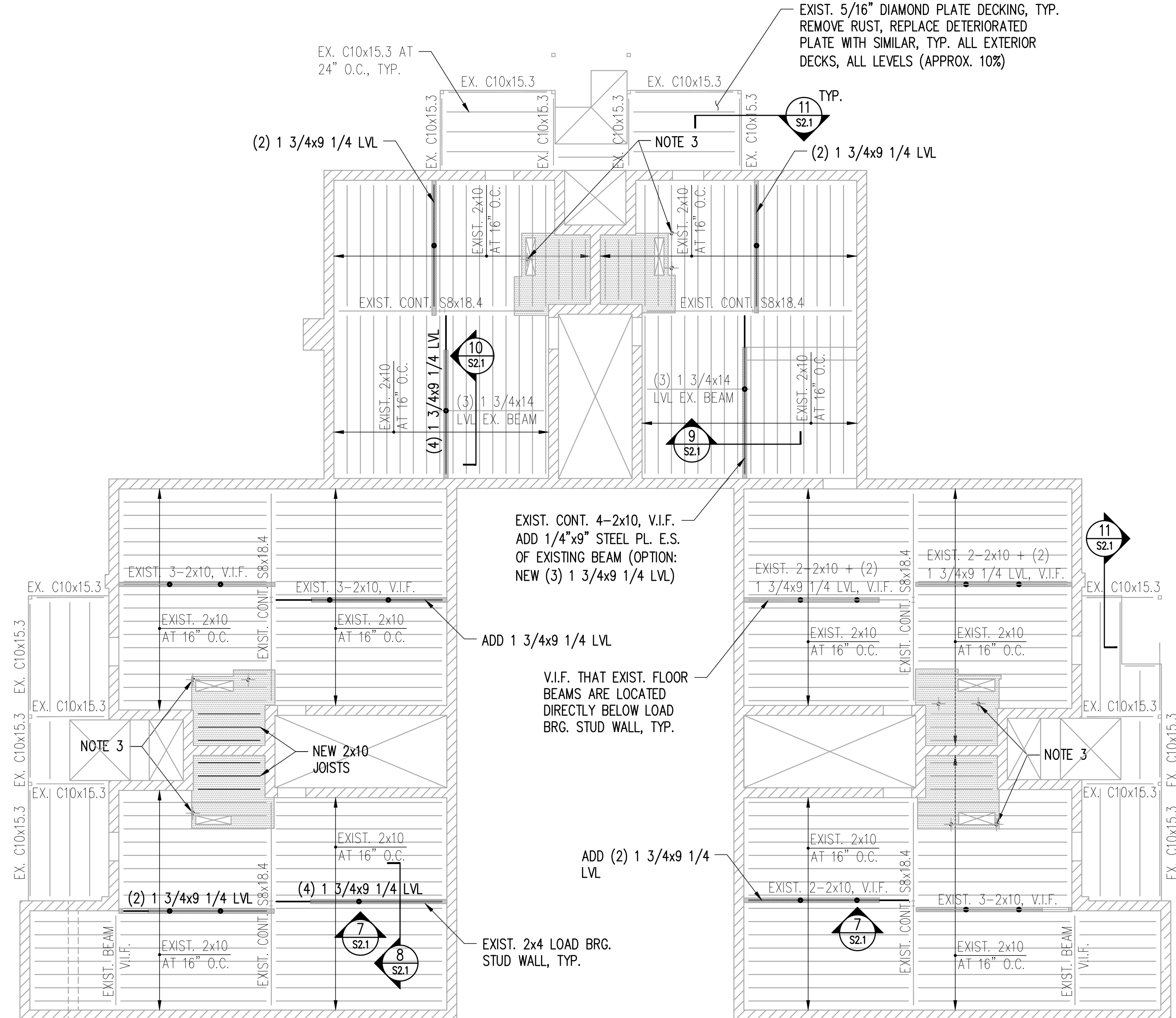


FIRST FLOOR FRAMING PLAN

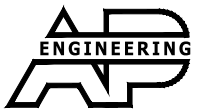
SCALE: 1/8" = 1'-0"

NOTES:

1. VERIFY ALL DIMENSIONS AND ELEVATIONS WITH ARCH. DWGS.
2. SEE SHEET S0.1 FOR GENERAL STRUCTURAL NOTES.
3. EXISTING TEMPORARY STEEL COLUMNS BELOW AT BATHROOMS. VERIFY CONDITION OF EXISTING FLOOR JOISTS AT ALL BATHROOMS AT EVERY LEVEL, REPLACE DAMAGED JOISTS.



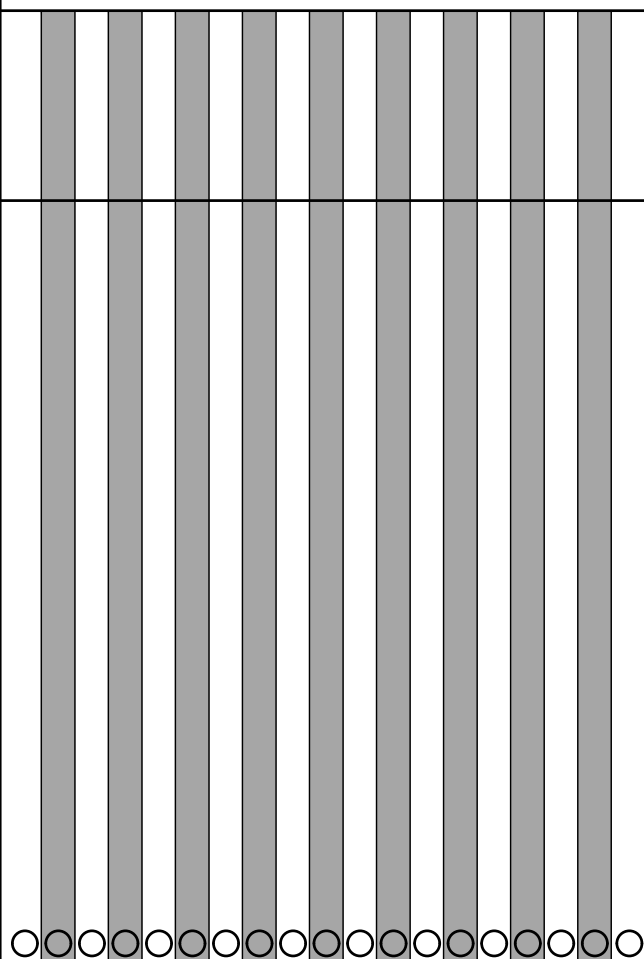
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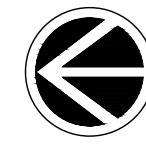
2331.1

**FOUNDATION AND FIRST
FLOOR FRAMING PLAN**

S1.1

2024.01.03

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SECOND AND THIRD FLOOR FRAMING PLAN

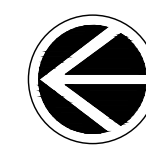
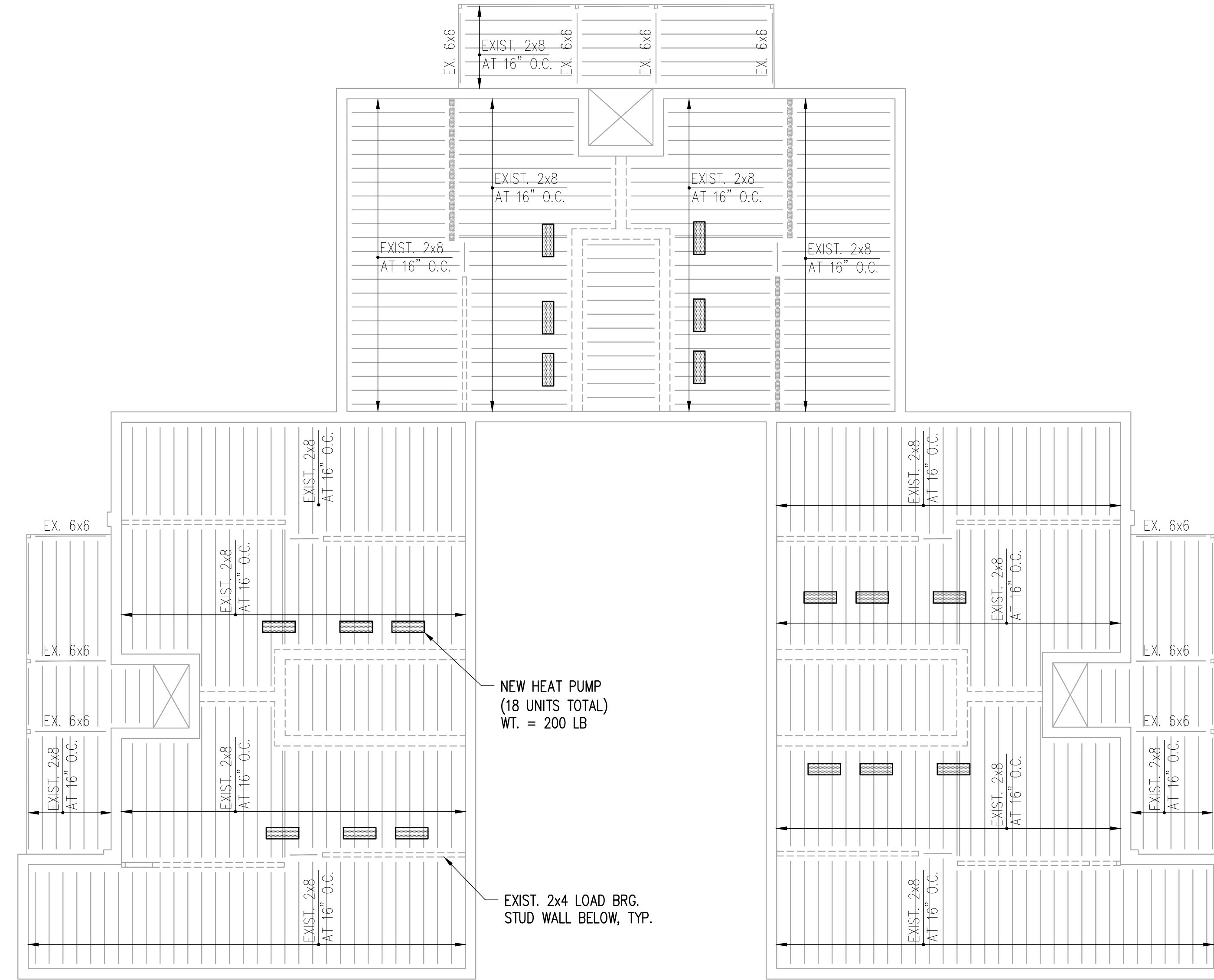
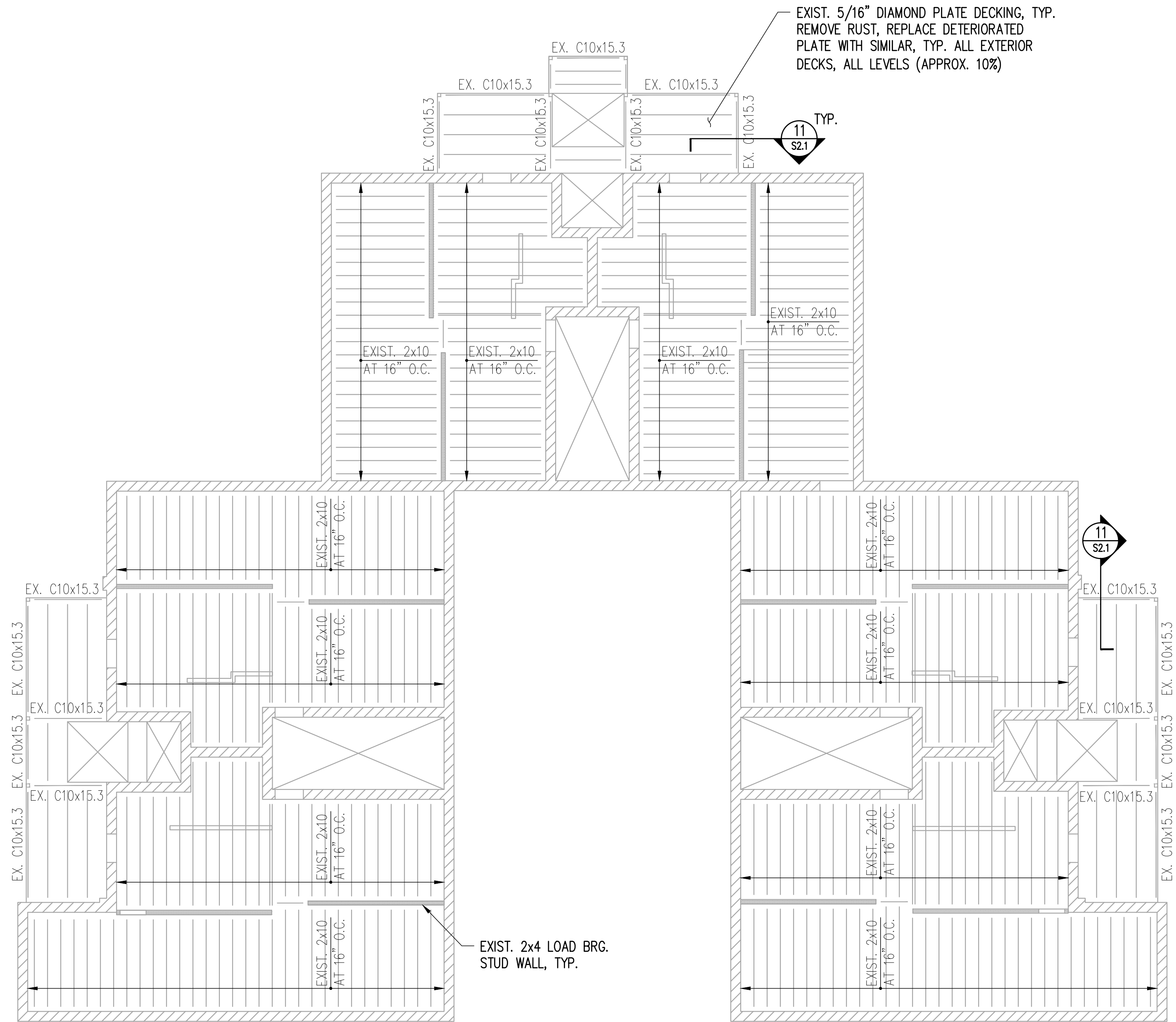
SCALE: 1/8" = 1'-0"

NOTES:

1. VERIFY ALL DIMENSIONS AND ELEVATIONS WITH ARCH. DWGS.
2. SEE SHEET S0.1 FOR GENERAL STRUCTURAL NOTES.

REFER TO ARCHITECTURAL DRAWINGS FOR MORE INFORMATION REGARDING MASONRY REPAIRS

EXIST. 5/16" DIAMOND PLATE DECKING, TYP. REMOVE RUST, REPLACE DETERIORATED PLATE WITH SIMILAR, TYP. ALL EXTERIOR DECKS, ALL LEVELS (APPROX. 10%)



ROOF FRAMING PLAN

SCALE: 1/8" = 1'-0"

NOTES:

1. VERIFY ALL DIMENSIONS AND ELEVATIONS WITH ARCH. DWGS.
2. SEE SHEET S0.1 FOR GENERAL STRUCTURAL NOTES.

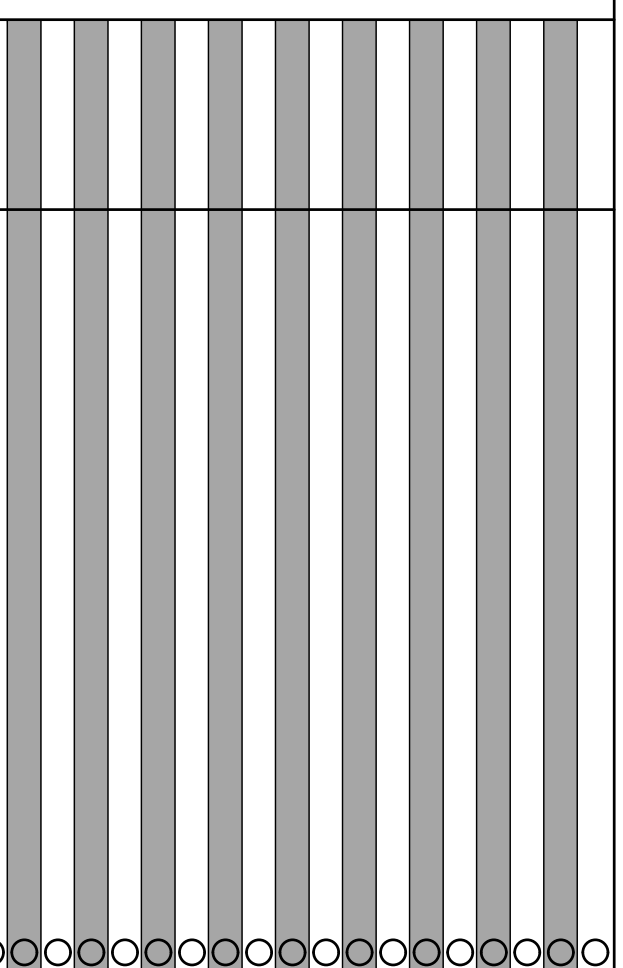
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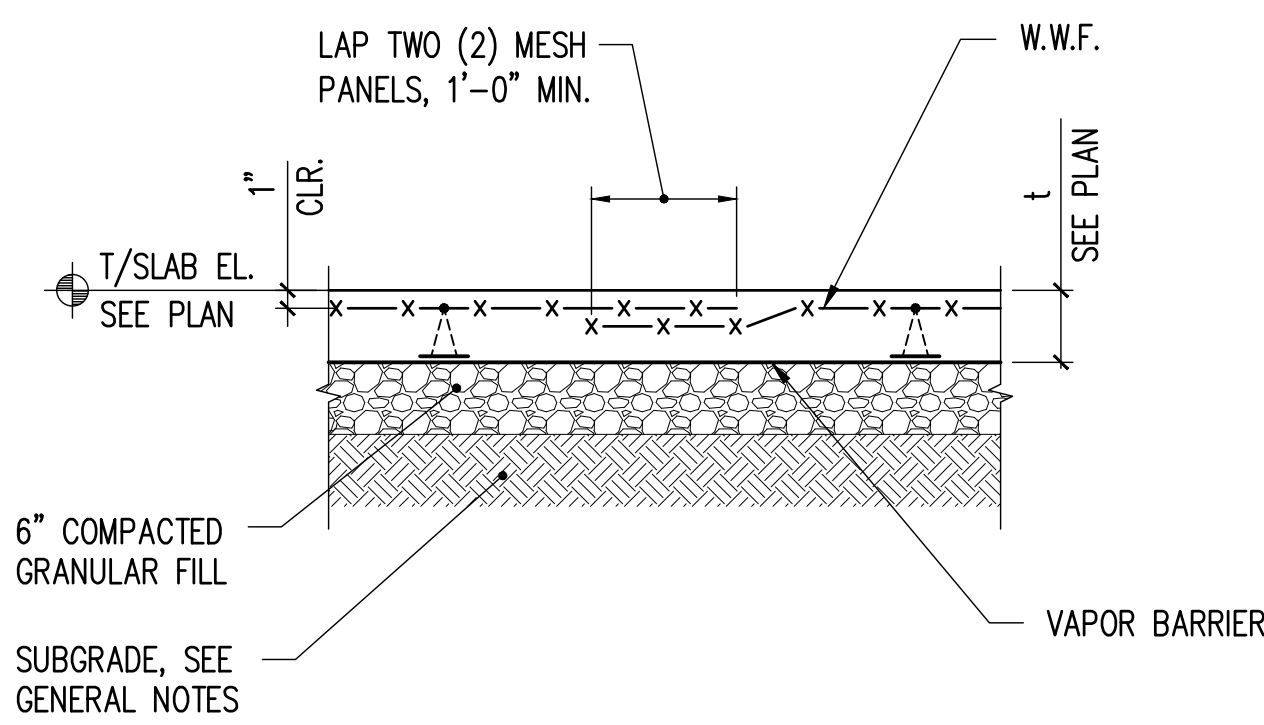
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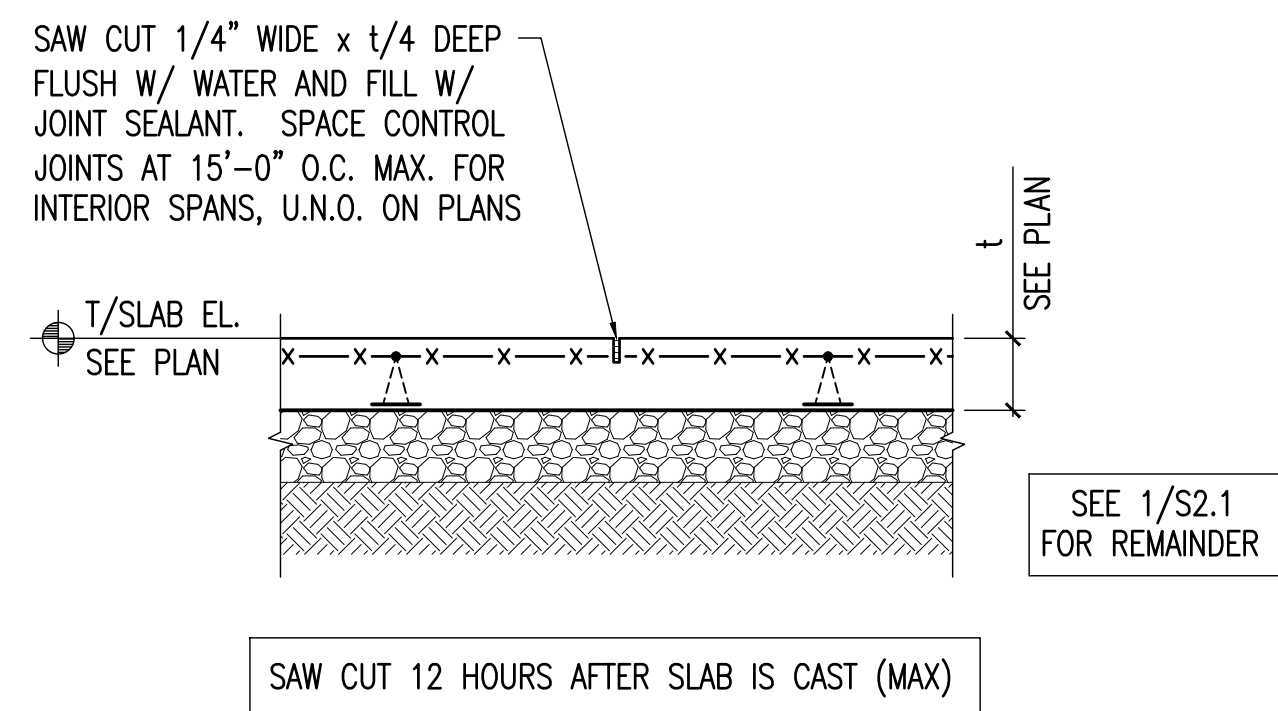
2331.1

SECOND AND THIRD FLOOR, ROOF FRAMING PLANS

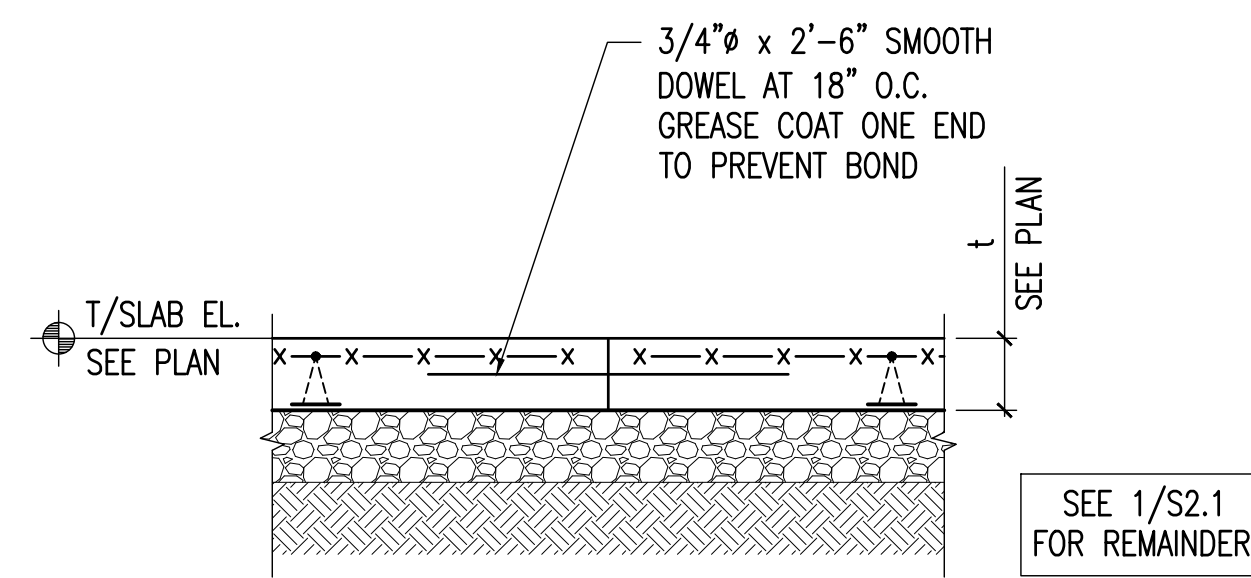
S1.2



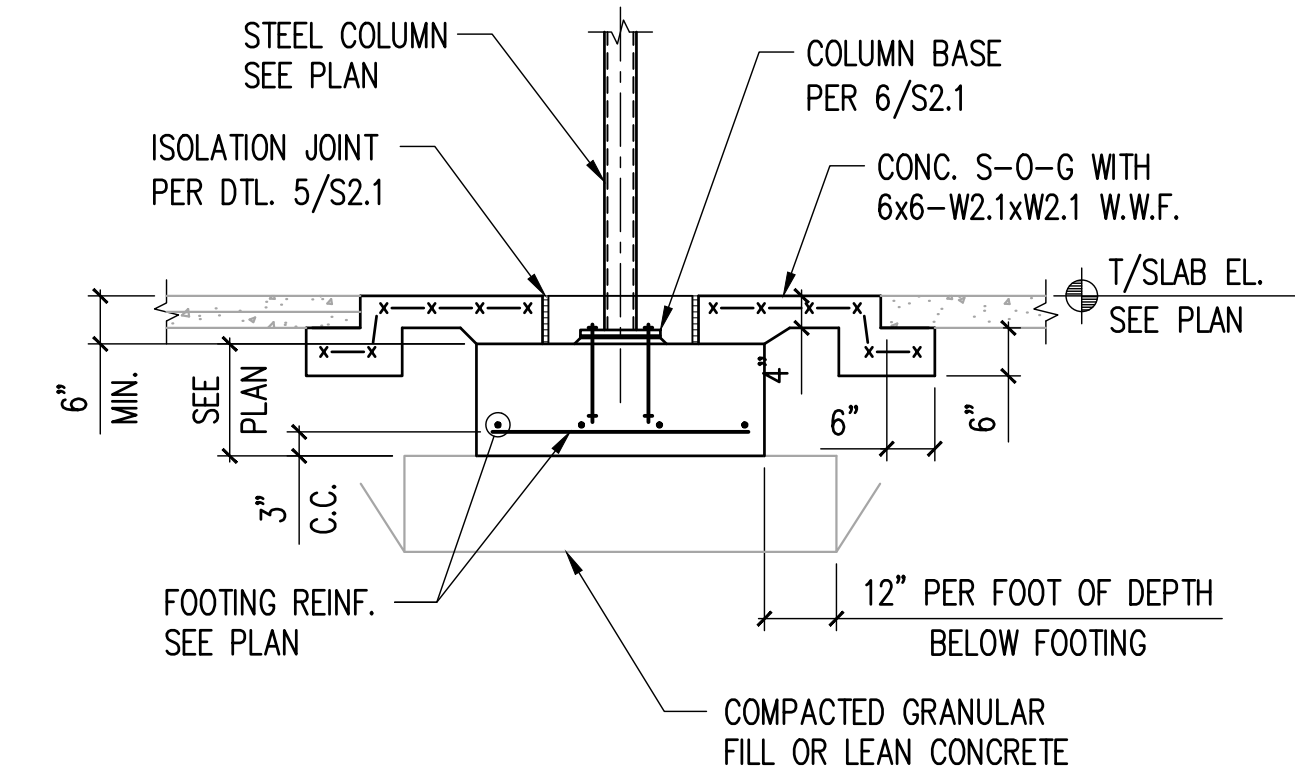
1 TYP. SLAB-ON-GRADE DETAIL
S2.1 N.T.S.



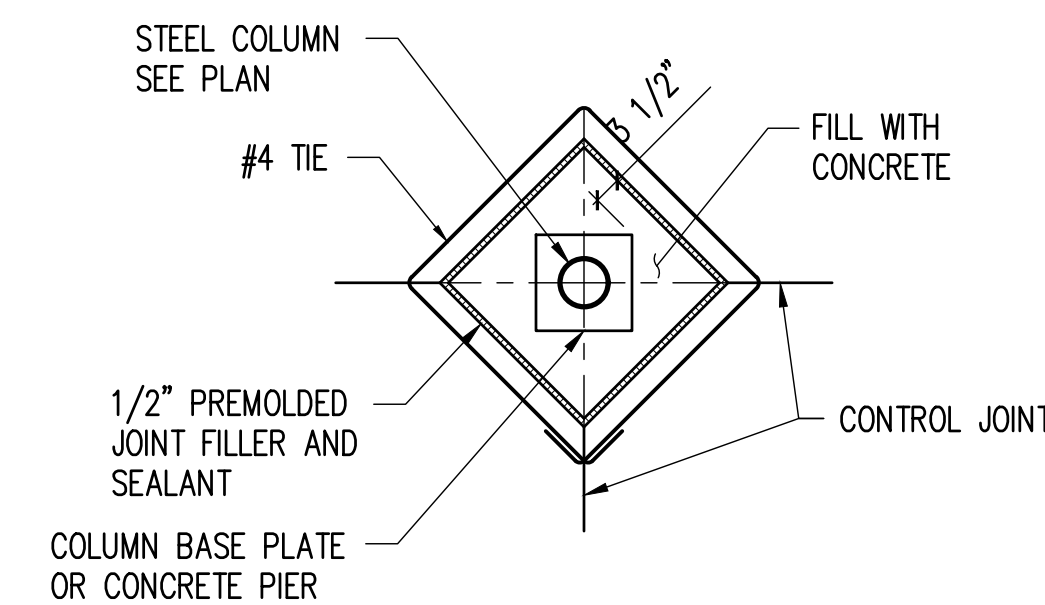
2 SLAB-ON-GRADE CONTROL JOINT
S2.1 N.T.S.



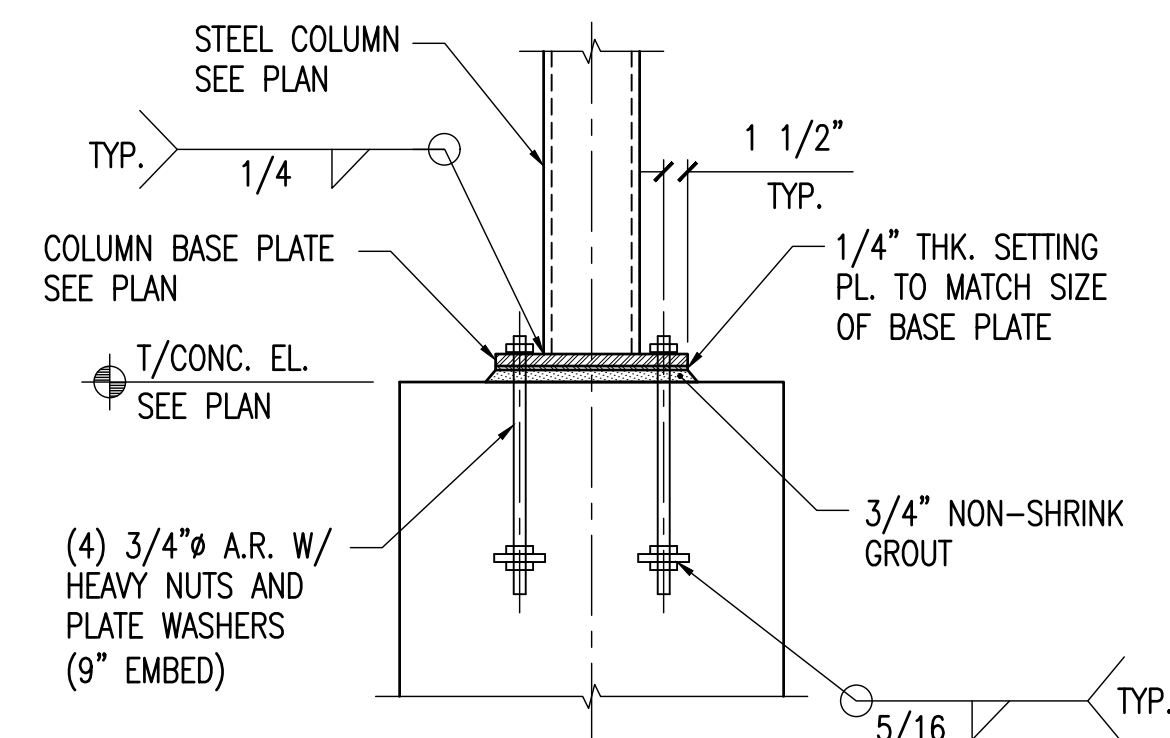
3 SLAB-ON-GRADE CONSTR. JOINT
S2.1 N.T.S.



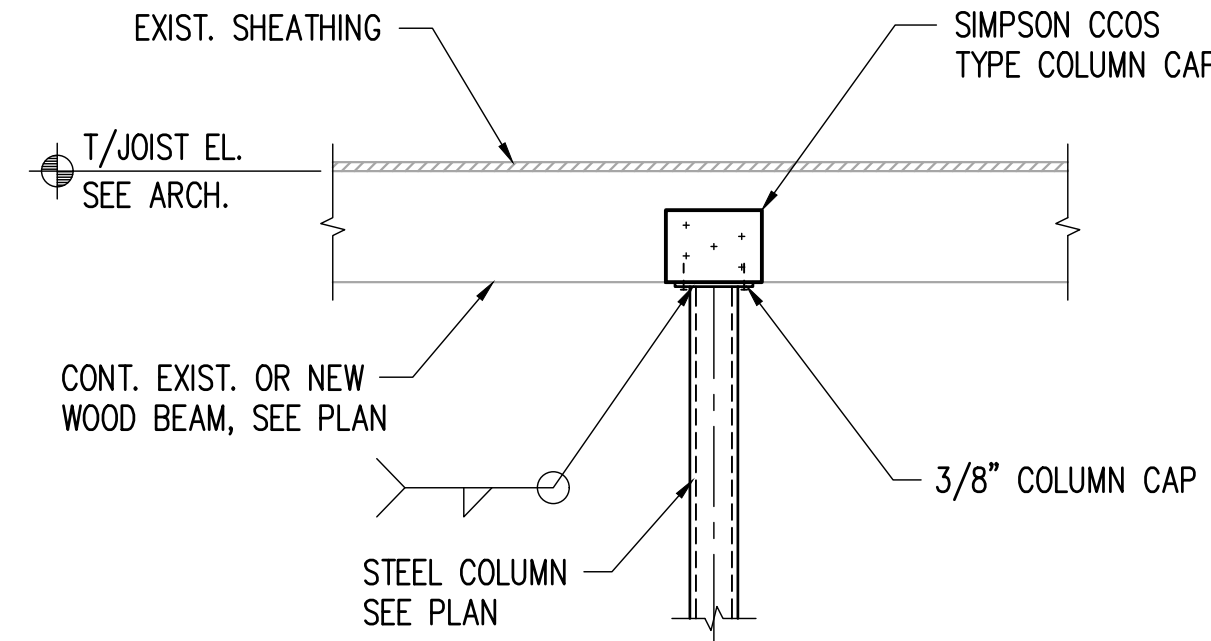
4 TYP. SPREAD FOOTING SECTION
S2.1 SCALE: 1/2" = 1'-0"



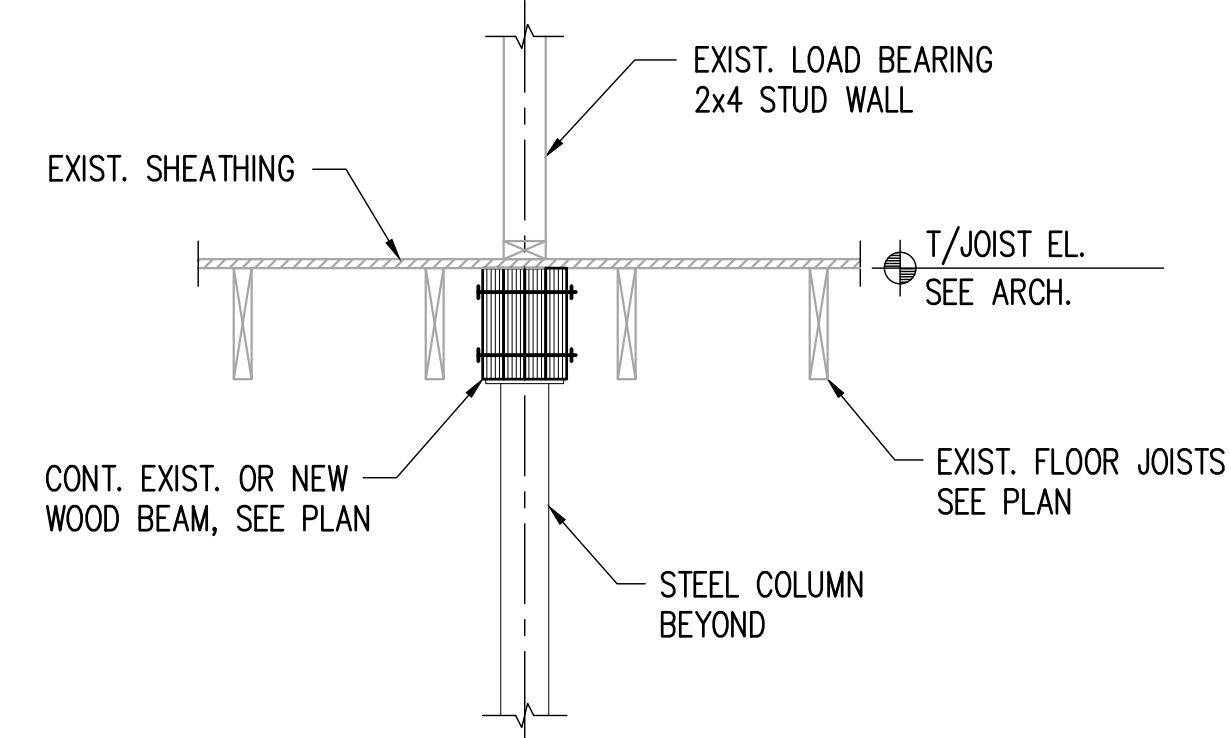
5 TYP. COLUMN ISOLATION JOINT
S2.1 N.T.S.



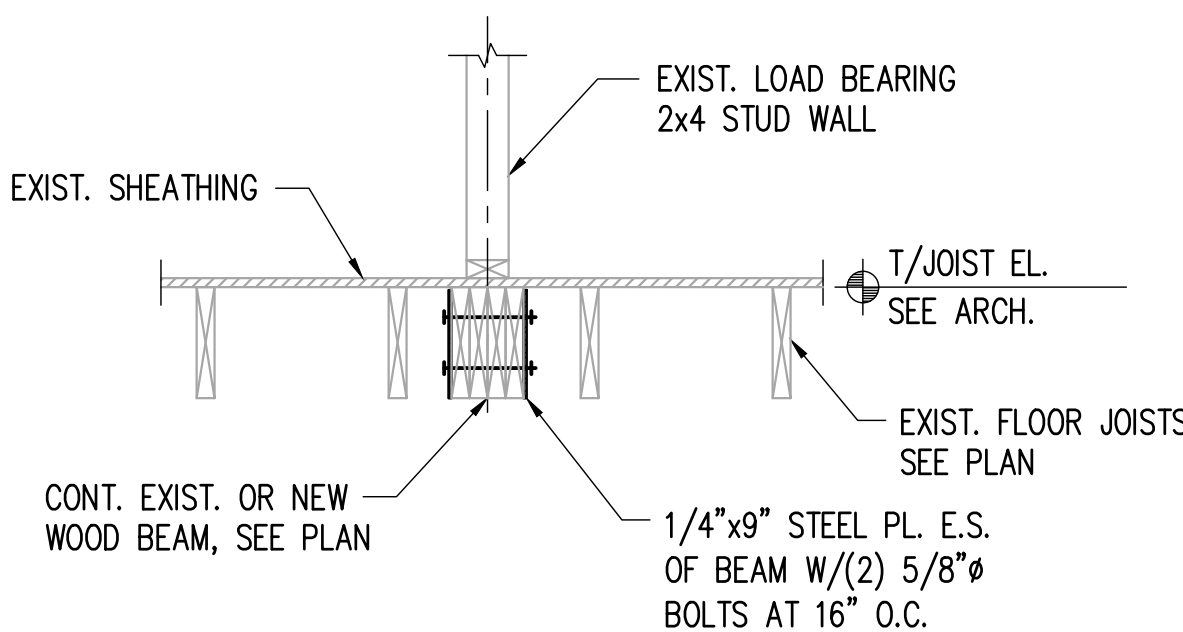
6 STEEL COLUMN BASE DETAIL
S2.1 SCALE: 1" = 1'-0"



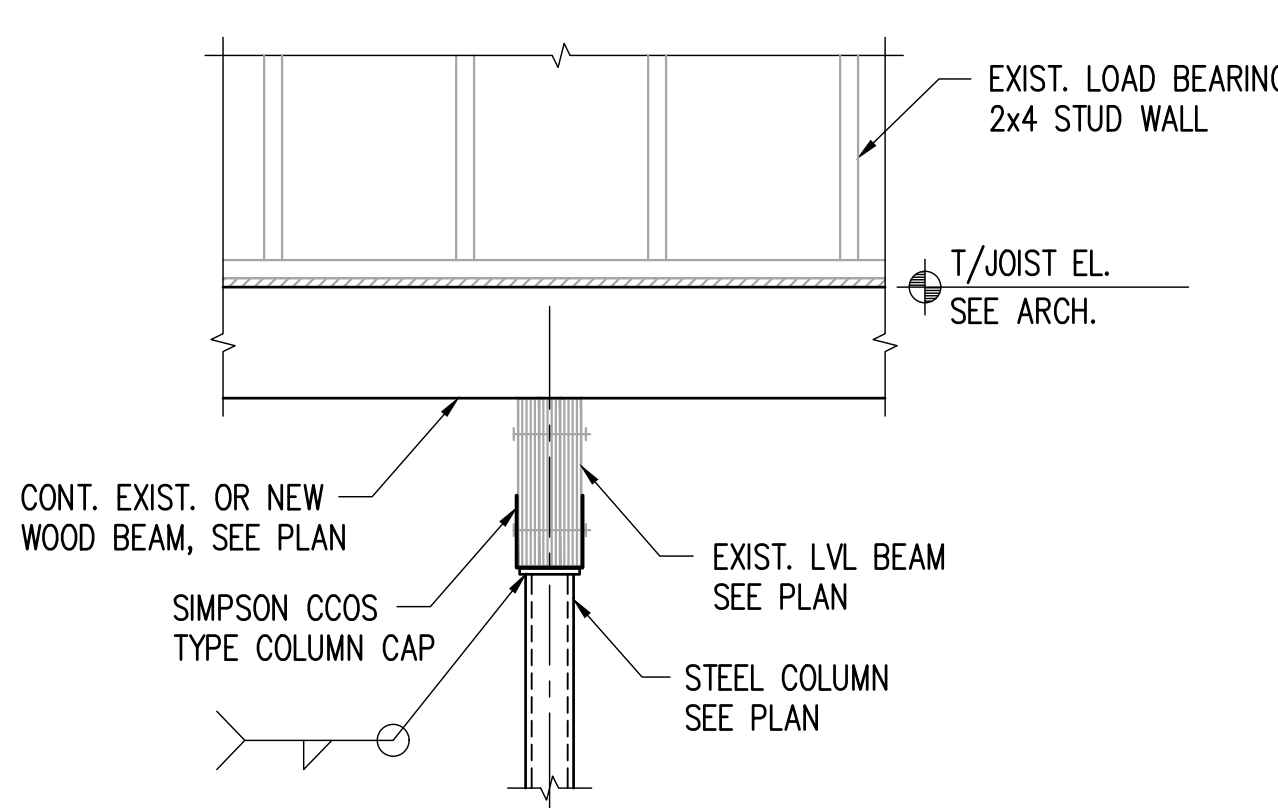
7 BEAM BRG. ON STEEL COLUMN
S2.1 SCALE: 3/4" = 1'-0"



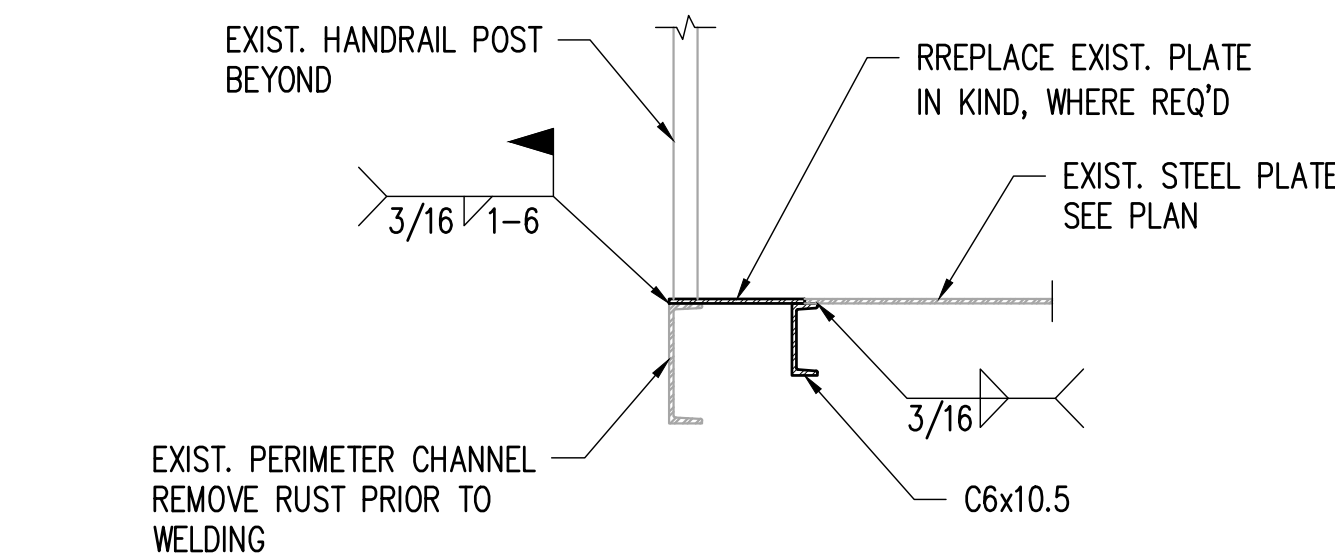
8 WALL BRG. ON WOOD BEAM
S2.1 SCALE: 3/4" = 1'-0"



9 BEAM REINFORCEMENT DETAIL
S2.1 SCALE: 3/4" = 1'-0"



10 BEAM BRG. ON STEEL COLUMN
S2.1 SCALE: 3/4" = 1'-0"

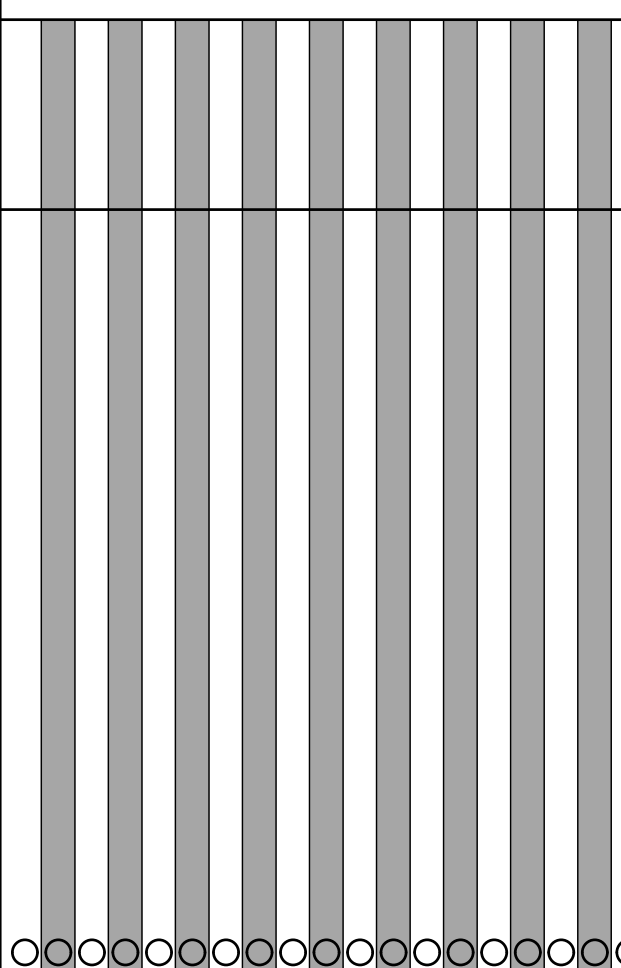


11 SECTION AT EXTERIOR DECK
S2.1 SCALE: 3/4" = 1'-0"

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SECTIONS AND DETAILS

S2.1

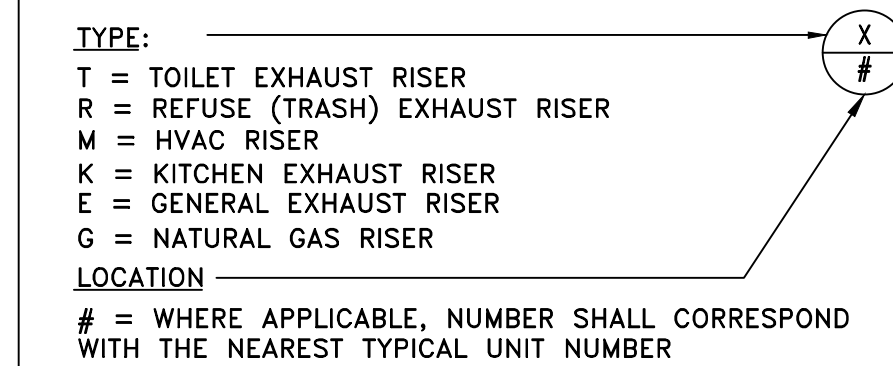
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Mechanical Abbreviations	Mechanical Symbol and Description	Mechanical Symbol and Description
AD ACCESS DOOR	EXISTING EXHAUST AIR DEVICE (ROUND)	AIR DEVICE ID
ARCH ARCHITECT OR ARCHITECTURAL	EXISTING EXHAUST AIR DEVICE (ROUND) UP/DN	EXHAUST AIR DEVICE (ROUND)
AFF ABOVE FINISHED FLOOR	EXISTING EXHAUST AIR DEVICE (SQUARE)	EXHAUST AIR DEVICE (SQUARE)
AHU AIR HANDLING UNIT	EXISTING EXHAUST AIR DEVICE (SQUARE) UP/DN	EXHAUST AIR DEVICE (SQUARE) UP/DN
B BOILER	EXISTING RETURN AIR DEVICE (ROUND)	RETURN AIR DEVICE (ROUND)
BI BLACK IRON	EXISTING RETURN AIR DEVICE (ROUND) UP/DN	RETURN AIR DEVICE (ROUND) UP/DN
BLD'G BUILDING	EXISTING RETURN AIR DEVICE (SQUARE)	RETURN AIR DEVICE (SQUARE)
BOT. BOTTOM	EXISTING RETURN AIR DEVICE (SQUARE) UP/DN	RETURN AIR DEVICE (SQUARE) UP/DN
CU CONDENSING UNIT	EXISTING OUTSIDE AIR DEVICE (ROUND)	OUTSIDE AIR DEVICE (ROUND)
CL'G. CEILING	EXISTING OUTSIDE AIR DEVICE (ROUND) UP/DN	OUTSIDE AIR DEVICE (ROUND) UP/DN
COL. COLUMN	EXISTING OUTSIDE AIR DEVICE (SQUARE)	OUTSIDE AIR DEVICE (SQUARE)
CONC. CONCRETE	EXISTING OUTSIDE AIR DEVICE (SQUARE) UP/DN	OUTSIDE AIR DEVICE (SQUARE) UP/DN
CONST'N CONSTRUCTION	EXISTING SUPPLY AIR DEVICE (ROUND)	SUPPLY AIR DEVICE (ROUND)
CONT'R CONTRACTOR	EXISTING SUPPLY AIR DEVICE (ROUND) UP/DN	SUPPLY AIR DEVICE (ROUND) UP/DN
CC COOLING COIL	EXISTING SUPPLY AIR DEVICE (SQUARE)	SUPPLY AIR DEVICE (SQUARE)
CUH CABINET UNIT HEATER	EXISTING SUPPLY AIR DEVICE (SQUARE) UP/DN	SUPPLY AIR DEVICE (SQUARE) UP/DN
CV CONTROL VALVE	EXISTING DUCT/PIPE ELBOW WITH TEE UP	DUCT/PIPE ELBOW WITH TEE UP
DET DETAIL	EXISTING DUCT/PIPE ELBOW WITH TEE DN	DUCT/PIPE ELBOW WITH TEE DN
DN DOWN	EXISTING RETURN AIR FLOW	RETURN AIR FLOW
DWG. DRAWING	EXISTING SUPPLY AIR FLOW	SUPPLY AIR FLOW
EF EXHAUST AIR FAN	EXISTING BALANCE DAMPER	BALANCE DAMPER
ET EXPANSION TANK	EXISTING FIRE DAMPER	FIRE DAMPER
E.A.T. ENTERING AIR TEMPERATURE	EXISTING MOTORIZED DAMPER	MOTORIZED DAMPER
EC CEILING MOUNTED EXHAUST	EXISTING MANUAL DAMPER	MANUAL DAMPER
ED DUCT MOUNTED EXHAUST	EXISTING THERMOSTAT	THERMOSTAT
E.W.T. ENTERING WATER TEMPERATURE	EXISTING UNIT HEATER	UNIT HEATER
FCU FAN COIL UNIT	EXISTING FLEX CONNECTION	FLEX CONNECTION
FA FRESH AIR	EXISTING BTU METER	BTU METER
DET. GAUGE	EXISTING DUCT DETECTOR	DUCT DETECTOR
GC GENERAL CONTRACTOR	EXISTING CONTACTOR SWITCH	CONTACTOR SWITCH
HX HEAT EXCHANGER		
KE KITCHEN EXHAUST		
LO WALL LOUVER		
L.A.T. LEAVING AIR TEMPERATURE		
L.W.T. LEAVING WATER TEMPERATURE		
MOD MOTOR OPERATED CONTROL DAMPER		
MVD MANUAL VOLUME DAMPER		
MC MECHANICAL CONTRACTOR		
MT'D MOUNTED		
N.C NEW CONNECTION TO EXISTING		
N.T.S. NOT TO SCALE		
OA OUTSIDE AIR		
OC ON CENTER		
RA RETURN AIR		
RD DUCT MOUNTED RETURN		
RC CEILING MOUNTED RETURN		
REQ'D REQUIRED		
RW WALL MOUNTED RETURN		
RTU ROOF TOP HVAC UNIT		
SA SUPPLY AIR		
SD DUCT MOUNTED SUPPLY		
SC CEILING MOUNTED SUPPLY		
SW WALL MOUNTED SUPPLY		
T THERMOSTAT		
TE TOILET EXHAUST		
TW TRANSFER GRILL WALL MOUNTED		
T.S.P. TOTAL STATIC PRESSURE		
UC UNDER CUT DOOR, SEE ARCH. DWG'S		
U.N.O. UNLESS NOTED OTHERWISE		
W/ WITH		
Ø DIAMETER/ROUND		
∅ OVAL		

Equipment Tags

- MECHANICAL/PLUMBING EQUIPMENT
- KITCHEN EQUIPMENT

Mech Riser Tag Key:



Mechanical Line Description

- HOT WATER SUPPLY
- HOT WATER RETURN
- CONDENSATE
- NATURAL GAS
- NEW DUCTWORK (SA/RA/EA/OA)
- EXISTING HOT WATER SUPPLY
- EXISTING HOT WATER RETURN
- EXISTING CONDENSATE
- EXISTING NATURAL GAS
- EXISTING NEW DUCTWORK (SA/RA/EA/OA)

Heating Certificate Statement

I HEREBY CERTIFY THAT THE HEATING SYSTEMS WILL HEAT ALL ROOMS REGULARLY OCCUPIED BY HUMANS TO AN INSIDE TEMPERATURE OF 68°F WHEN THE OUTSIDE TEMPERATURE IS MINUS 10°F (AS REQUIRED BY SECTIONS 34[13-196-410] AND 4[5-4-270] OF CHICAGO BUILDING CODE AND BY PARAGRAPH 1204.1 OF CHAPTER 18-12 (INTERIOR ENVIRONMENTS) OF THE PROPOSED BUILDING PLANNING AND LIFE SAFETY PORTION OF THE CODE).

SIGNATURE: _____ DATE: 12/01/2023



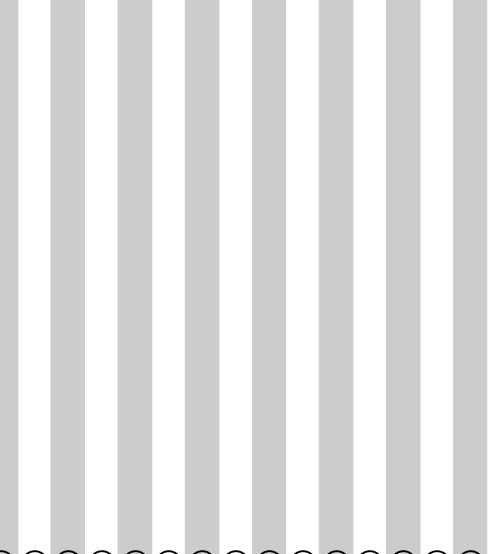
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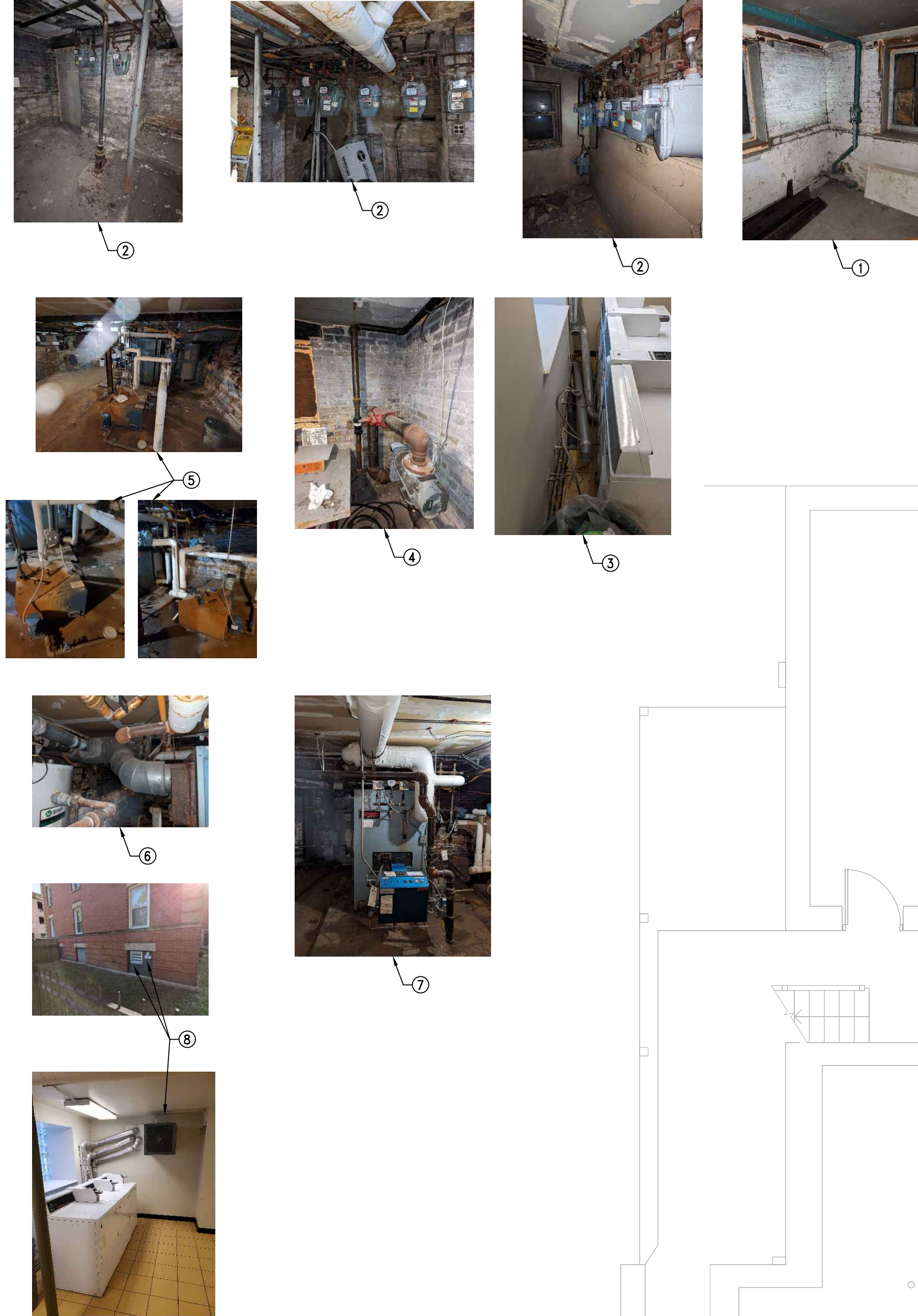
2218a

SYMBOLS AND ABBREVIATIONS

M002

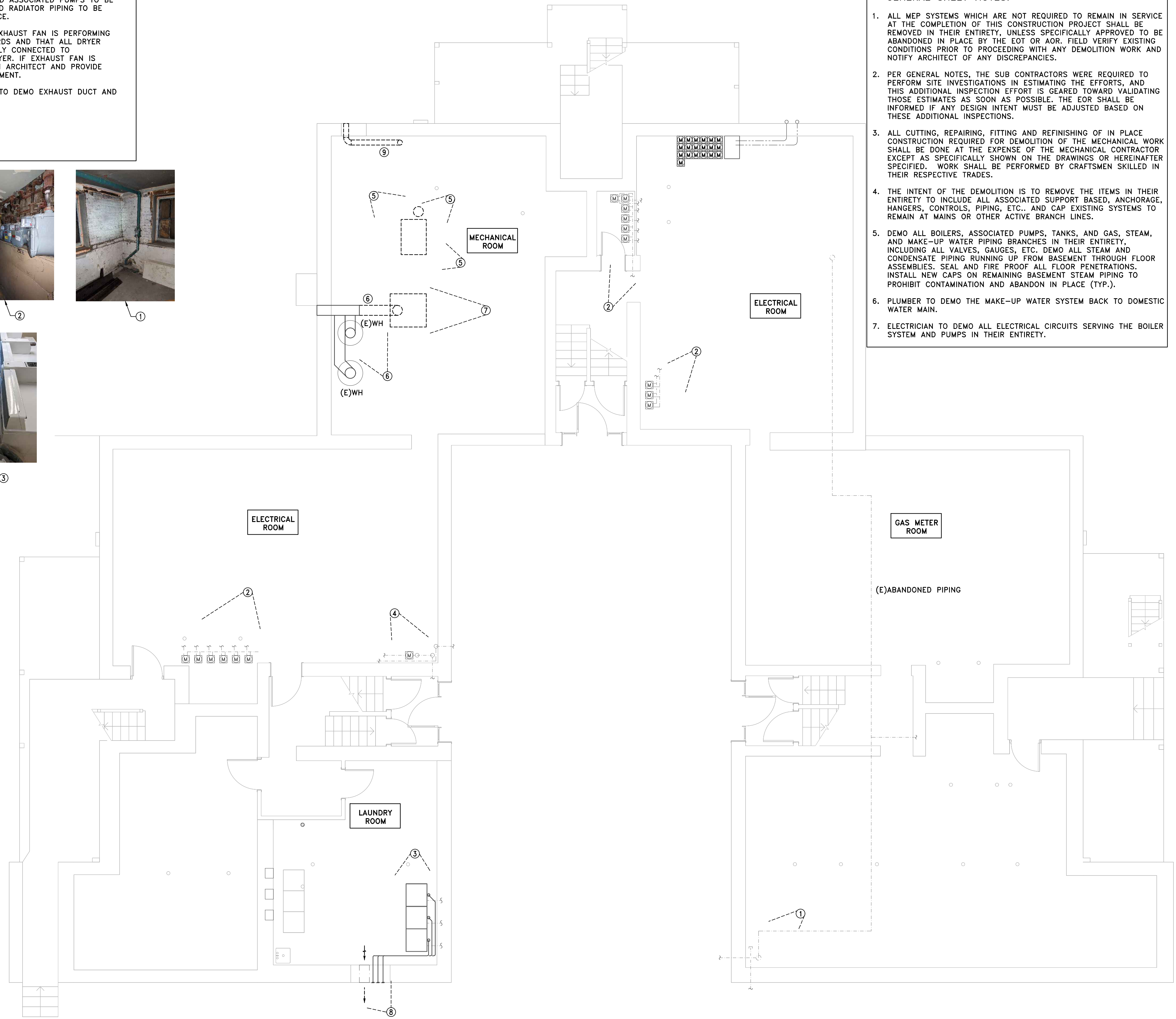
KEYED NOTES:

- ① EXISTING PIPING ABANDONED IN PLACE TO REMAIN.
- ② EXISTING RESIDENTIAL GAS METERS AND CORRESPONDING GAS PIPING TO BE ABANDONED IN PLACE. CUT OFF AND CAP GAS PIPING AT CORRESPONDING UNIT RISER LOCATIONS (TYP. ALL UNITS).
- ③ DEMO ALL FLEX GAS PIPING BACK TO STUB.
- ④ EXISTING BOILER GAS METER TO BE DEMOED. ABANDON GAS PIPING IN PLACE.
- ⑤ EXISTING BOILER CONDENSATE PUMP AND ALL ASSOCIATED PIPING TO BE DEMOED BACK TO MAIN.
- ⑥ DEMO BOILER FLUES TO EXISTING WATER HEATERS FLUE. HVAC CONTRACTOR TO CAP END.
- ⑦ EXISTING BOILER AND ASSOCIATED PUMPS TO BE DEMOED. ASSOCIATED RADIATOR PIPING TO BE ABANDONED IN PLACE.
- ⑧ ENSURE LAUNDRY EXHAUST FAN IS PERFORMING TO DESIGN STANDARDS AND THAT ALL DRYER VENTS ARE PROPERLY CONNECTED TO CORRESPONDING DRYER. IF EXHAUST FAN IS INOPERABLE, INFORM ARCHITECT AND PROVIDE PRICE FOR REPLACEMENT.
- ⑨ HVAC CONTRACTOR TO DEMO EXHAUST DUCT AND SEAL OPENING.



GENERAL SHEET NOTES:

- 1. ALL MEP SYSTEMS WHICH ARE NOT REQUIRED TO REMAIN IN SERVICE AT THE COMPLETION OF THIS CONSTRUCTION PROJECT SHALL BE REMOVED IN THEIR ENTIRETY, UNLESS SPECIFICALLY APPROVED TO BE ABANDONED IN PLACE BY THE EOT OR AOR. FIELD VERIFY EXISTING CONDITIONS PRIOR TO PROCEEDING WITH ANY DEMOLITION WORK AND NOTIFY ARCHITECT OF ANY DISCREPANCIES.
- 2. PER GENERAL NOTES, THE SUB CONTRACTORS WERE REQUIRED TO PERFORM SITE INVESTIGATIONS IN ESTIMATING THE EFFORTS, AND THIS ADDITIONAL INSPECTION EFFORT IS GEARED TOWARD VALIDATING THOSE ESTIMATES AS SOON AS POSSIBLE. THE EOR SHALL BE INFORMED IF ANY DESIGN INTENT MUST BE ADJUSTED BASED ON THESE ADDITIONAL INSPECTIONS.
- 3. ALL CUTTING, REPAIRING, FITTING AND REFINISHING OF IN PLACE CONSTRUCTION REQUIRED FOR DEMOLITION OF THE MECHANICAL WORK SHALL BE DONE AT THE EXPENSE OF THE MECHANICAL CONTRACTOR EXCEPT AS SPECIFICALLY SHOWN ON THE DRAWINGS OR HEREINAFTER SPECIFIED. WORK SHALL BE PERFORMED BY CRAFTSMEN SKILLED IN THEIR RESPECTIVE TRADES.
- 4. THE INTENT OF THE DEMOLITION IS TO REMOVE THE ITEMS IN THEIR ENTIRETY TO INCLUDE ALL ASSOCIATED SUPPORT BASED, ANCHORAGE, HANGERS, CONTROLS, PIPING, ETC., AND CAP EXISTING SYSTEMS TO REMAIN AT MAINS OR OTHER ACTIVE BRANCH LINES.
- 5. DEMO ALL BOILERS, ASSOCIATED PUMPS, TANKS, AND GAS, STEAM, AND MAKE-UP WATER PIPING BRANCHES IN THEIR ENTIRETY, INCLUDING ALL VALVES, GAUGES, ETC. DEMO ALL STEAM AND CONDENSATE PIPING RUNNING UP FROM BASEMENT THROUGH FLOOR ASSEMBLIES. SEAL AND FIRE PROOF ALL FLOOR PENETRATIONS. INSTALL NEW CAPS ON REMAINING BASEMENT STEAM PIPING TO PROHIBIT CONTAMINATION AND ABANDON IN PLACE (TYP.).
- 6. PLUMBER TO DEMO THE MAKE-UP WATER SYSTEM BACK TO DOMESTIC WATER MAIN.
- 7. ELECTRICIAN TO DEMO ALL ELECTRICAL CIRCUITS SERVING THE BOILER SYSTEM AND PUMPS IN THEIR ENTIRETY.

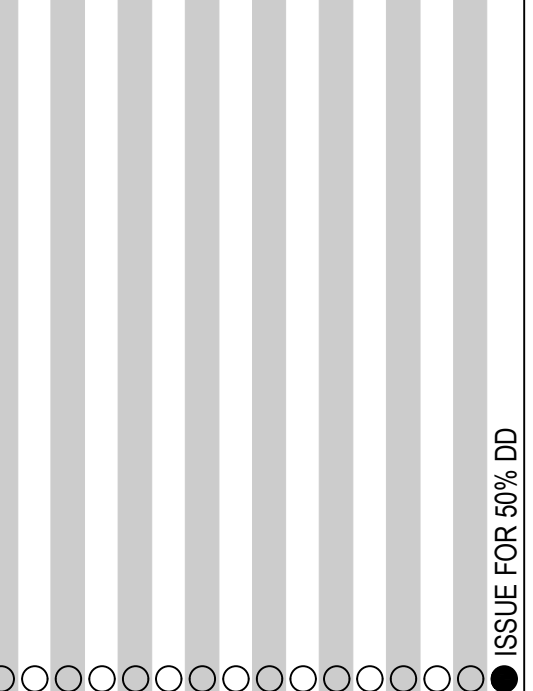


11 N. Northwold Hwy, Suite 107
Park Ridge, IL 60068

IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02



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2218a
DEMO MECHANICAL BASEMENT PLAN

MD100

1 DEMO MECHANICAL BASEMENT PLAN
SCALE - 3/16" = 1'-0"

KEYED NOTES:

- ① DEMO ALL WINDOW AIR CONDITIONERS.
- ② DEMO ALL EXISTING TOILET EXHAUST FANS AND EXISTING DUCTWORK.
- ③ SIDE-WALL EXHAUST CAP QUALITY TO BE INSPECTED BY CONTRACTOR FOR DAMAGE. PROVIDE PRICING FOR REPLACEMENT AS REQUIRED.
- ④ EXISTING TOILET EXHAUST FANS ABOVE SOFFITS IN TOILET ROOMS. EXISTING SOFFIT TO BE OPENED FOR EXHAUST DUCTWORK DEMOLITION. COORDINATE WITH ARCHITECT AND GC PRIOR TO TOILET EXHAUST DEMO AND REPLACEMENT.
- ⑤ DEMO ALL STEAM RADIATORS AND ASSOCIATED STEAM AND CONDENSATE PIPING RUNNING UP FROM BASEMENT THROUGH FLOOR ASSEMBLIES. SEAL AND FIRE PROOF ALL FLOOR PENETRATIONS. INSTALL NEW CAPS ON REMAINING BASEMENT STEAM PIPING TO PROHIBIT CONTAMINATION AND ABANDON IN PLACE (TYP.).
- ⑥ DEMO ALL GAS PIPING RUNNING UP FROM BASEMENT THROUGH FLOOR ASSEMBLIES. SEAL AND FIRE PROOF ALL FLOOR PENETRATIONS. INSTALL NEW CAPS ON REMAINING BASEMENT GAS PIPING TO PROHIBIT CONTAMINATION AND ABANDON IN PLACE (TYP.).



PRICE BREAKOUT NOTES:

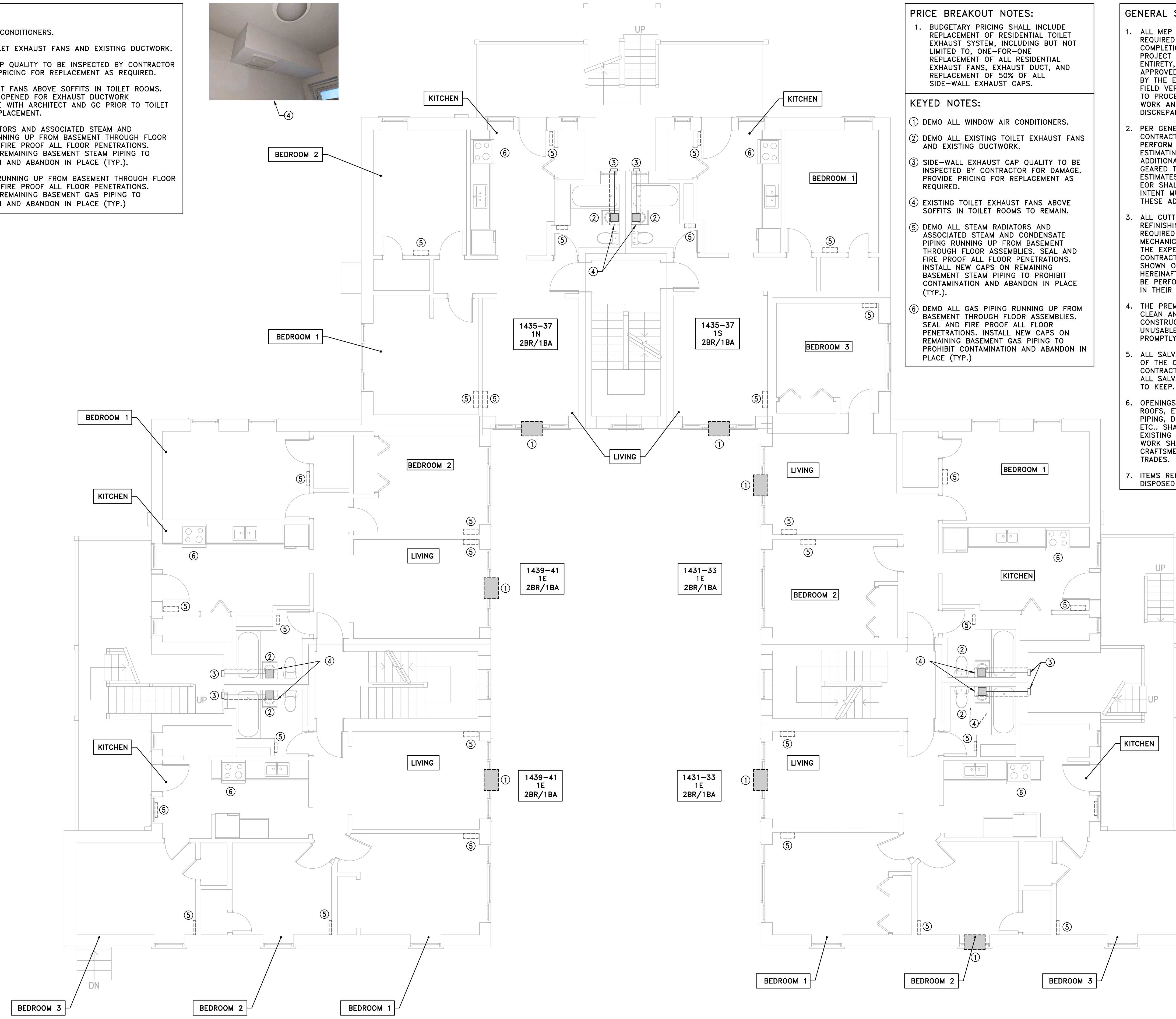
- 1. BUDGETARY PRICING SHALL INCLUDE REPLACEMENT OF RESIDENTIAL TOILET EXHAUST SYSTEM, INCLUDING BUT NOT LIMITED TO, ONE-FOR-ONE REPLACEMENT OF ALL RESIDENTIAL EXHAUST FANS, EXHAUST DUCT, AND REPLACEMENT OF 50% OF ALL SIDE-WALL EXHAUST CAPS.

KEYED NOTES:

- ① DEMO ALL WINDOW AIR CONDITIONERS.
- ② DEMO ALL EXISTING TOILET EXHAUST FANS AND EXISTING DUCTWORK.
- ③ SIDE-WALL EXHAUST CAP QUALITY TO BE INSPECTED BY CONTRACTOR FOR DAMAGE. PROVIDE PRICING FOR REPLACEMENT AS REQUIRED.
- ④ EXISTING TOILET EXHAUST FANS ABOVE SOFFITS IN TOILET ROOMS TO REMAIN.
- ⑤ DEMO ALL STEAM RADIATORS AND ASSOCIATED STEAM AND CONDENSATE PIPING RUNNING UP FROM BASEMENT THROUGH FLOOR ASSEMBLIES. SEAL AND FIRE PROOF ALL FLOOR PENETRATIONS. INSTALL NEW CAPS ON REMAINING BASEMENT STEAM PIPING TO PROHIBIT CONTAMINATION AND ABANDON IN PLACE (TYP.).
- ⑥ DEMO ALL GAS PIPING RUNNING UP FROM BASEMENT THROUGH FLOOR ASSEMBLIES. SEAL AND FIRE PROOF ALL FLOOR PENETRATIONS. INSTALL NEW CAPS ON REMAINING BASEMENT GAS PIPING TO PROHIBIT CONTAMINATION AND ABANDON IN PLACE (TYP.).

GENERAL SHEET NOTES:

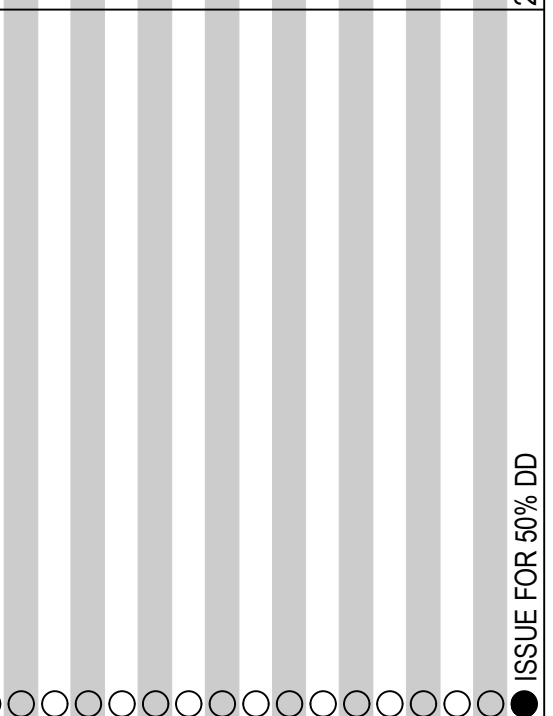
- 1. ALL MEP SYSTEMS WHICH ARE NOT REQUIRED TO REMAIN IN SERVICE AT THE COMPLETION OF THIS CONSTRUCTION PROJECT SHALL BE REMOVED IN THEIR ENTIRETY, UNLESS SPECIFICALLY APPROVED TO BE ABANDONED IN PLACE BY THE EOT OR AOR. FIELD VERIFY EXISTING CONDITIONS PRIOR TO PROCEEDING WITH ANY DEMOLITION WORK AND NOTIFY ARCHITECT OF ANY DISCREPANCIES.
- 2. PER GENERAL NOTES, THE SUB CONTRACTORS WERE REQUIRED TO PERFORM SITE INVESTIGATIONS IN ESTIMATING THE EFFORTS, AND THIS ADDITIONAL INSPECTION EFFORT IS GEARED TOWARD VALIDATING THOSE ESTIMATES AS SOON AS POSSIBLE. THE EOR SHALL BE INFORMED IF ANY DESIGN INTENT MUST BE ADJUSTED BASED ON THESE ADDITIONAL INSPECTIONS.
- 3. ALL CUTTING, REPAIRING, FITTING AND REFINISHING OF IN PLACE CONSTRUCTION REQUIRED FOR DEMOLITION OF THE MECHANICAL WORK SHALL BE DONE AT THE EXPENSE OF THE MECHANICAL CONTRACTOR EXCEPT AS SPECIFICALLY SHOWN ON THE DRAWINGS OR HEREINAFTER SPECIFIED. WORK SHALL BE PERFORMED BY CRAFTSMEN SKILLED IN THEIR RESPECTIVE TRADES.
- 4. THE PREMISES SHALL BE KEPT IN A CLEAN AND ORDERLY CONDITION DURING CONSTRUCTION. ALL WASTE AND UNUSABLE MATERIALS SHALL BE PROMPTLY REMOVED FROM THE SITE.
- 5. ALL SALVAGE SHALL REMAIN PROPERTY OF THE OWNER; HOWEVER, THE CONTRACTOR SHALL DISPOSE OF ANY OR ALL SALVAGE THE OWNER ELECTS NOT TO KEEP.
- 6. OPENINGS IN FLOORS, WALLS, CEILINGS, ROOFS, ETC., AS A RESULT OF REMOVED PIPING, DUCTWORK, EQUIPMENT, FIXTURE, ETC., SHALL BE PATCHED TO MATCH EXISTING BUILDING CONSTRUCTION. WORK SHALL BE PERFORMED BY CRAFTSMEN SKILLED IN THEIR RESPECTIVE TRADES.
- 7. ITEMS REMOVED SHALL BE LEGALLY DISPOSED OFF THE SITE.



IN PROGRESS

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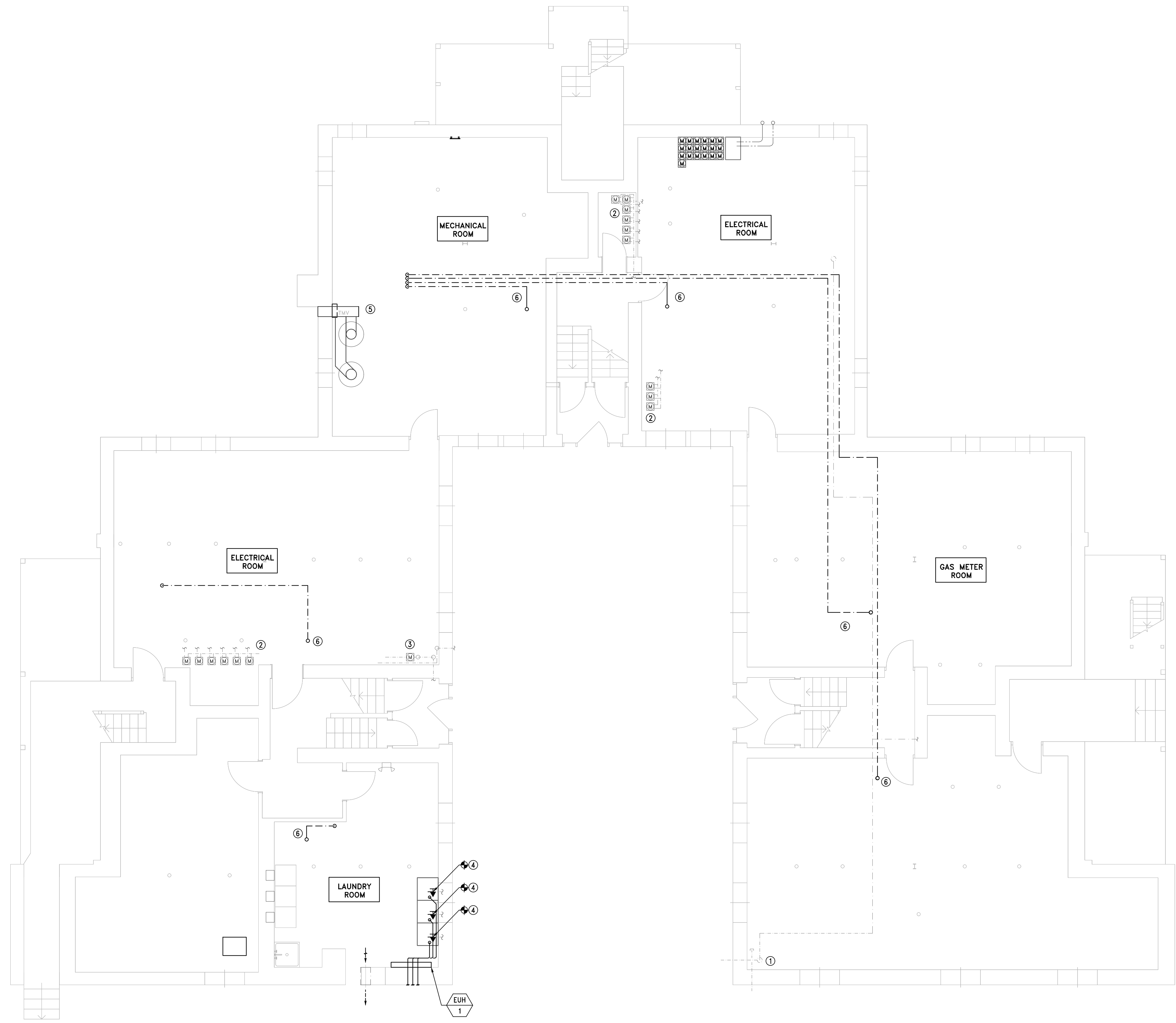
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DEMO MECHANICAL
TYP 1ST THRU 3RD
FLOOR PLAN

MD101

① DEMO MECHANICAL TYPICAL 1ST THRU 3RD FLOOR PLANS
SCALE - 3/16" = 1'-0"



GENERAL SHEET NOTES:

1. INSTALL AND START UP ALL EQUIPMENT PER MANUFACTURER'S INSTRUCTIONS. FOR EQUIPMENT PROVIDED BY OTHERS, VERIFY INSTALLATION PROCEDURES AS TO NOT VOID THE WARRANTY WITH IMPROPER CONNECTION OF UTILITIES.

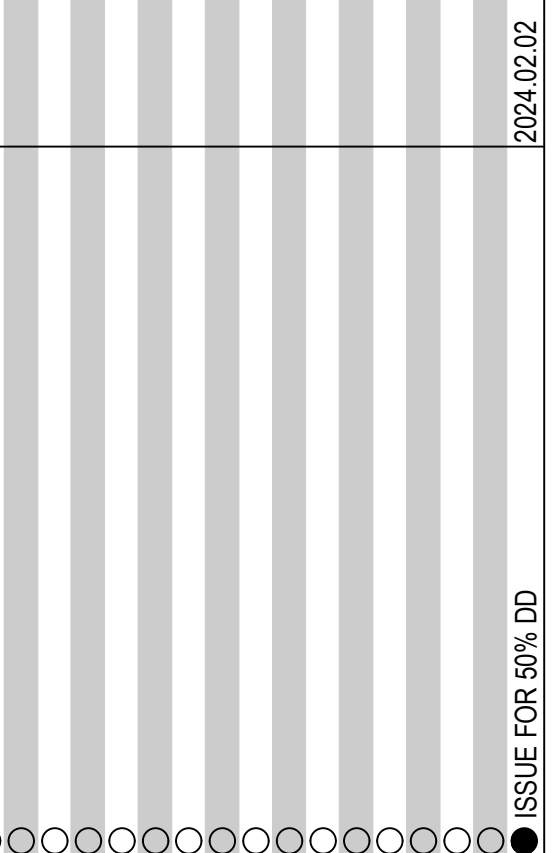
KEYED NOTES:

- ① EXISTING GAS PIPING ABANDONED IN PLACE.
- ② EXISTING GAS METERS AND GAS PIPING TO BE ABANDONED IN PLACE. CAP GAS PIPING AT FLOOR PENETRATION DISCONNECTION.
- ③ EXISTING BOILER GAS METER TO BE DEMOED ABANDON GAS PIPING IN PLACE.
- ④ NEW GAS SHUT OFF VALVES AND FLEX PIPE.
- ⑤ HVAC CONTRACTOR TO PROVIDE AND INSTALL NEW CAP ON EXHAUST FLUE DUCT END.
- ⑥ ROUTE CONDENSATE DRAIN LINE TO NEAREST BASEMENT FLOOR DRAIN.



IN PROGRESS

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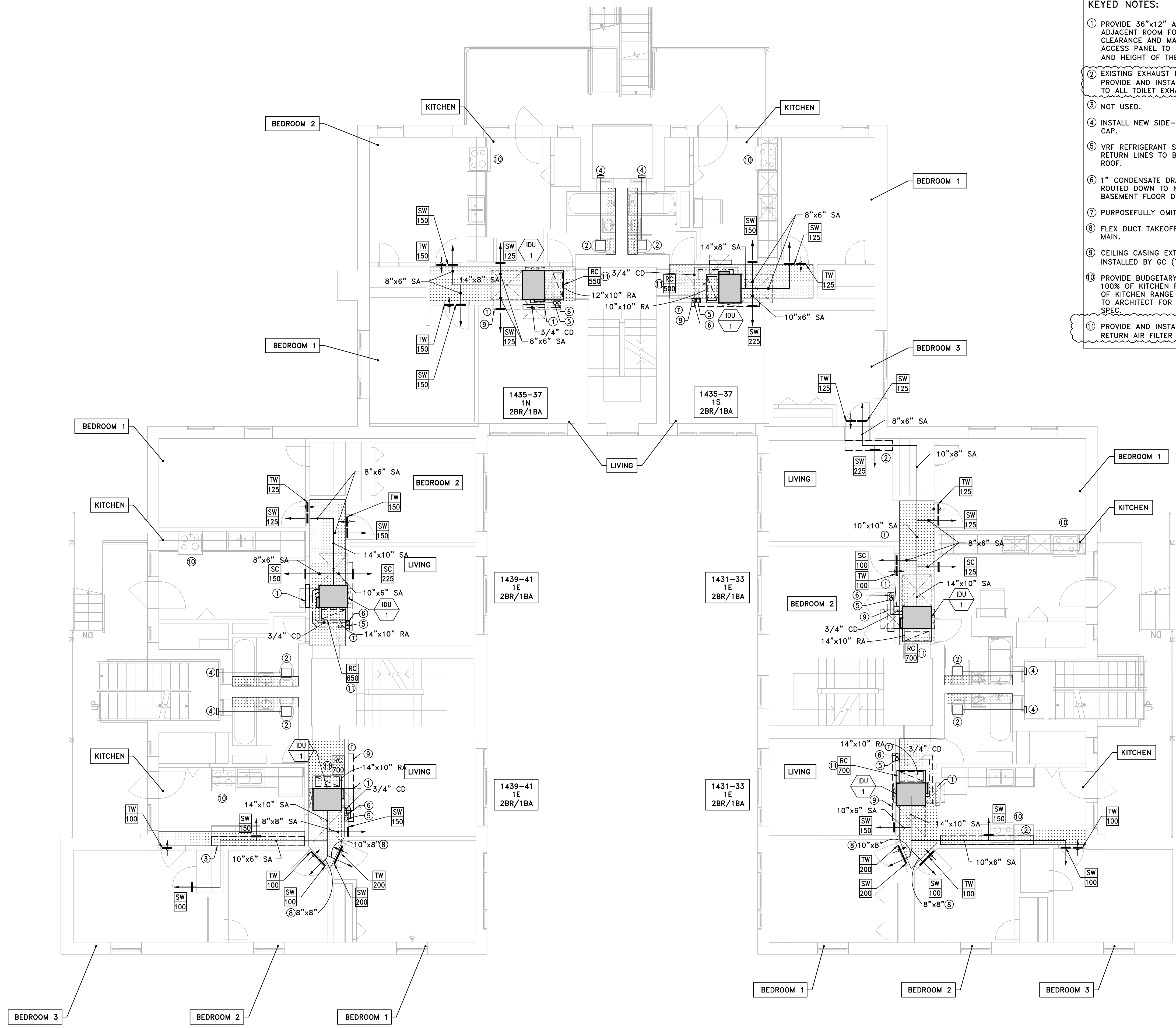
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MECHANICAL BASEMENT PLAN

M100

① **MECHANICAL BASEMENT PLAN**
 SCALE - 3/16" = 1'-0"



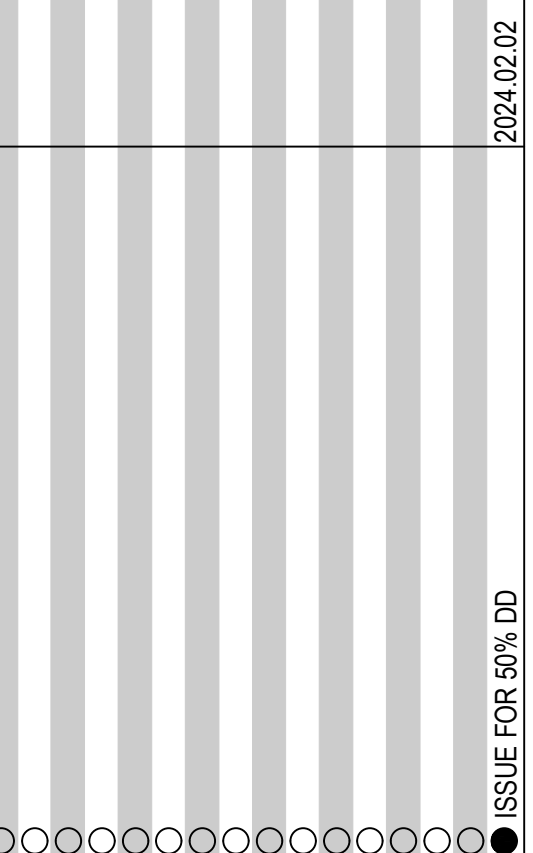
- KEYED NOTES:**
- ① PROVIDE 36"x12" ACCESS PANEL IN ADJACENT ROOM FOR CONTROL BOX CLEARANCE AND MAINTENANCE. ACCESS PANEL TO BE FULL LENGTH AND HEIGHT OF THE UNIT. (TYP.)
 - ② EXISTING EXHAUST FAN TO REMAIN. PROVIDE AND INSTALL 1" INSULATION TO ALL TOILET EXHAUST RUNS.
 - ③ NOT USED.
 - ④ INSTALL NEW SIDE-WALL EXHAUST CAP.
 - ⑤ VRF REFRIGERANT SUPPLY AND RETURN LINES TO BE ROUTED UP TO ROOF.
 - ⑥ 1" CONDENSATE DRAIN LINE TO BE ROUTED DOWN TO NEAREST BASEMENT FLOOR DRAIN.
 - ⑦ PURPOSEFULLY OMITTED.
 - ⑧ FLEX DUCT TAKEOFF RECTANGULAR MAIN.
 - ⑨ CEILING CASING EXTENSION TO BE INSTALLED BY GC (TYP.)
 - ⑩ PROVIDE BUDGETARY PRICING FOR 100% OF KITCHEN RANGES AND 50% OF KITCHEN RANGE HOODS. REFER TO ARCHITECT FOR RANGE HOOD SPEC.
 - ⑪ PROVIDE AND INSTALL INTEGRAL RETURN AIR FILTER FOR IDUS (TYP.).

- GENERAL SHEET NOTES:**
1. ALL UNIT BEDROOMS, LIVING ROOM AND KITCHENS ARE NATURALLY VENTILATED PER CHICAGO CODE.
 2. PROVIDE CONDENSATE RISER IN THE BATHROOM WALL FOR EACH IDU STACK. ROUTE CONDENSATE DRAINS THROUGH EACH FLOOR TO THE BASEMENT LEVEL, AND RUN HORIZONTALLY TO THE NEAREST PLUMBING OPEN SITE DRAIN CONNECTION. COORDINATE FINAL ROUTE ON GROUND FLOOR WITH ALL TRADES.
 3. COORDINATE WITH ELECTRICIAN WHO WILL PROVIDE CONDUIT AND PULL STRING FROM THE ODU TO THE IDU AS REQUIRED FOR ANY CONTROL WIRING IN ADDITION TO CONDUIT AND WIRING FOR ALL LINE VOLTAGE CIRCUITS. REFER TO MANUFACTURER'S REQUIREMENTS.
 4. CONTRACTOR SHALL MAINTAIN ACCESS CLEARANCE TO ALL IDU CONTROL PANEL, FILTER SECTIONS AND MANUFACTURER'S SERVICE CLEARANCES.
 5. ALL TRANSFER GRILLES SHALL BE TAMARACK RETURN AIR PATHWAY (R.A.P.), SIZE 14.6N. GRILLE DIMENSIONS TO BE 15-3/4"x7-3/4" AND SHALL BE INSTALLED BETWEEN THE TOP OF THE BEDROOM DOOR AND THE BOTTOM OF THE FINISHED CEILING.
 6. INSTALL AND START UP ALL EQUIPMENT PER MANUFACTURER'S INSTRUCTIONS. VERIFY INSTALLATION PROCEDURES AS TO NOT VOID THE WARRANTY WITH IMPROPER CONNECTION OF UTILITIES.
 7. CLEARANCES FOR EQUIPMENT MUST CONFORM TO MANUFACTURER'S REQUIREMENTS.
 8. FOLLOW MANUFACTURER INSTRUCTIONS FOR ALL EQUIPMENT INSTALLATIONS. MAXIMUM REFRIGERANT LENGTHS, AND REQUIRED CLEARANCES.
 9. RETURN AIR DUCTWORK SHALL BE LINED AND HAVE A MINIMUM OF 2 ELBOWS. MOUNT RETURN AIR GRILL HIGH ABOVE DOORS AND CLOSETS.
 10. COORDINATE THE LOCATION OF ALL EQUIPMENT WITH OWNER, THE STRUCTURAL ENGINEER, THE ARCHITECT, AND OTHER TRADES PRIOR TO ROUGH IN. ALLOCATE MANUFACTURER RECOMMENDED SERVICE CLEARANCES FOR ALL EQUIPMENT.
 11. EACH INDOOR UNIT IS MATCHED WITH ROOF MOUNTED OUTDOOR UNIT. REFRIGERANT PIPING SHALL BE ROUTED TO HEAT PUMP ON THE ROOF ABOVE. MINIMIZE ROOFTOP REFRIGERANT PIPING.
 12. PROVIDE FIRE DAMPERS OR SUB DUCTS AS REQUIRED TO ALL DUCT PENETRATIONS THROUGH RATED WALL ASSEMBLIES.
 13. CONTRACTOR TO PERFORM ALL PROCEDURES TO TEST, ADJUST, AND BALANCE MECHANICAL SYSTEMS PRIOR TO PROJECT COMPLETION.
 14. ALL SUSPENDED EQUIPMENT AND MATERIALS SHALL BE MOUNTED AS HIGH AS POSSIBLE IN COORDINATION WITH OTHER TRADES. ROUTING MAY BE MODIFIED IN THE FIELD AND DUCT SIZES MAY BE ADAPTED TO FIT IN TIGHT SPACES, WITH AIR PATHWAY AREAS MAINTAINED PER THE DESIGN.
 15. DUCTWORK SHALL BE INSTALLED TIGHT TO UNDERSIDE OF ROOF STRUCTURE AS HIGH AS POSSIBLE TO AVOID OBSTRUCTIONS.



IN PROGRESS

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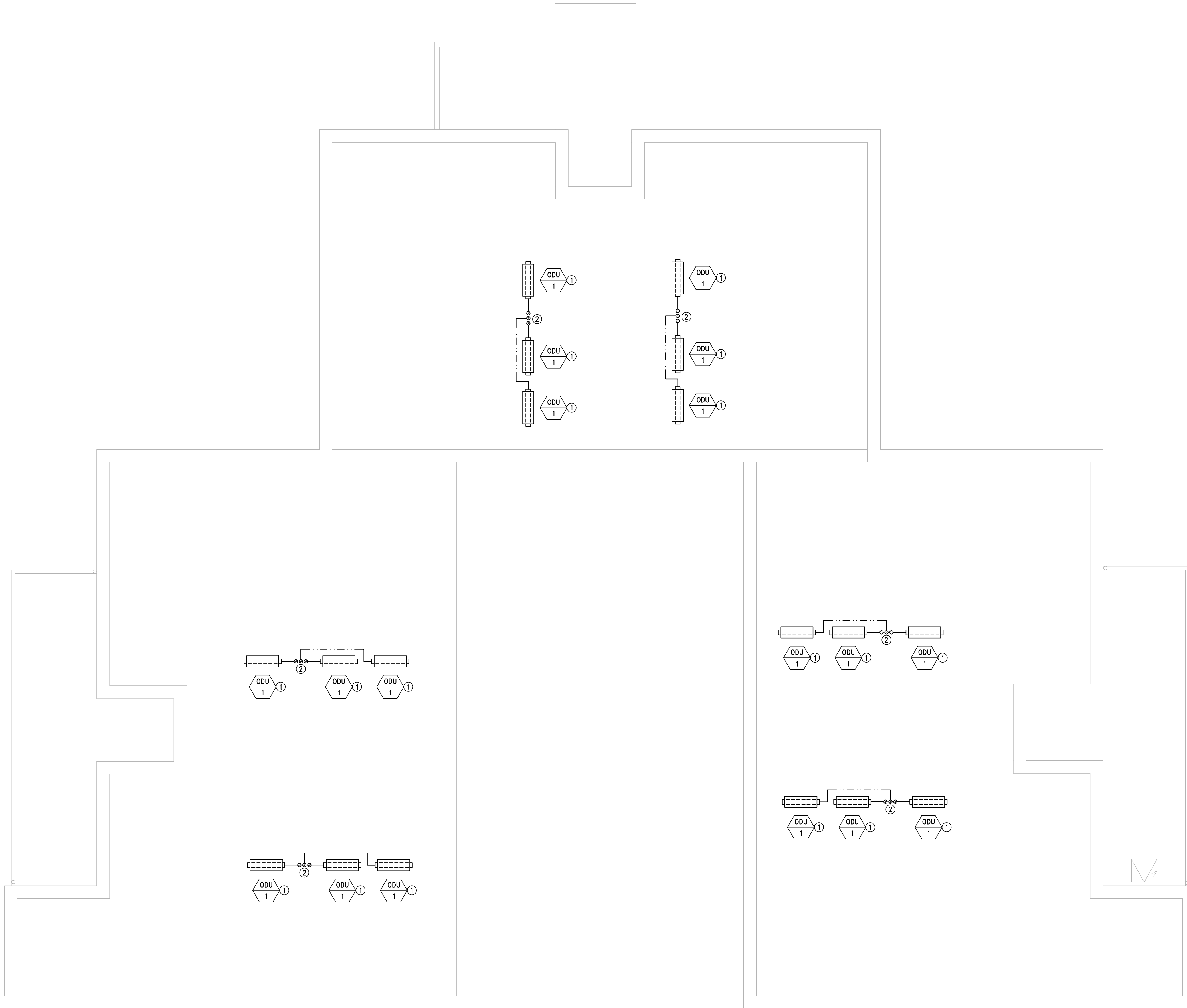
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2218a
MECHANICAL
TYP 1ST THRU 3RD
FLOOR PLAN

M101

MECHANICAL TYPICAL 1ST THRU 3RD FLOOR PLANS
① SCALE - 3/16" = 1'-0"



GENERAL SHEET NOTES:

1. COORDINATE WITH ELECTRICIAN WHO WILL PROVIDE CONDUIT AND PULL STRING FROM THE ODU TO THE IDU AS REQUIRED FOR ANY CONTROL WIRING IN ADDITION TO CONDUIT AND WIRING FOR ALL LINE VOLTAGE CIRCUITS. REFER TO MANUFACTURERS REQUIREMENTS.
2. INSTALL AND START UP ALL EQUIPMENT PER MANUFACTURER'S INSTRUCTIONS. FOR EQUIPMENT PROVIDED BY OTHERS, VERIFY INSTALLATION PROCEDURES AS TO NOT VOID THE WARRANTY WITH IMPROPER CONNECTION OF UTILITIES.
3. CLEARANCES FOR EQUIPMENT MUST CONFORM TO MANUFACTURER'S REQUIREMENTS.
4. FOLLOW MANUFACTURER INSTRUCTIONS FOR ALL EQUIPMENT INSTALLATIONS, MAXIMUM REFRIGERANT LENGTHS, AND REQUIRED CLEARANCES.
5. COORDINATE THE LOCATION OF ALL EQUIPMENT WITH OWNER, THE STRUCTURAL ENGINEER, THE ARCHITECT, AND OTHER TRADES PRIOR TO ROUGH IN. ALLOCATE MANUFACTURER RECOMMENDED SERVICE CLEARANCES FOR ALL EQUIPMENT.
6. EACH OUTDOOR UNIT IS MATCHED WITH ROOF MOUNTED INDOOR UNIT. REFRIGERANT PIPING SHALL BE ROUTED TO HEAT PUMP ON THE ROOF ABOVE. MINIMIZE ROOFTOP REFRIGERANT PIPING.

KEYED NOTES:

- ① PROVIDE EQUIPMENT RAIL WITH VIBRATION ISOLATION FOR CONDENSING UNITS RE DETAIL 5/M400.
- ② VRF PIPING ROUTED TO IDUS BELOW.



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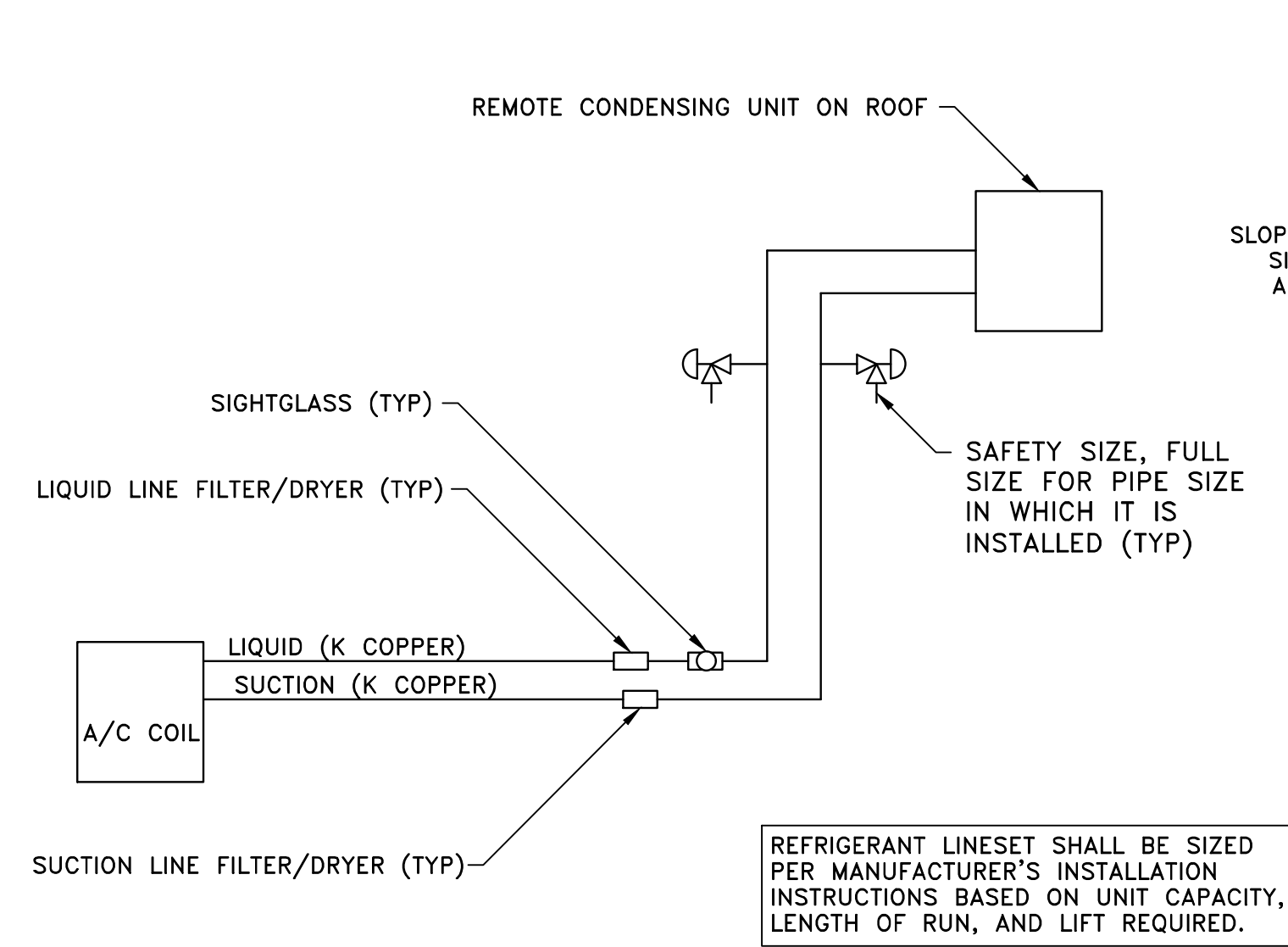
ISSUE FOR 50% DD

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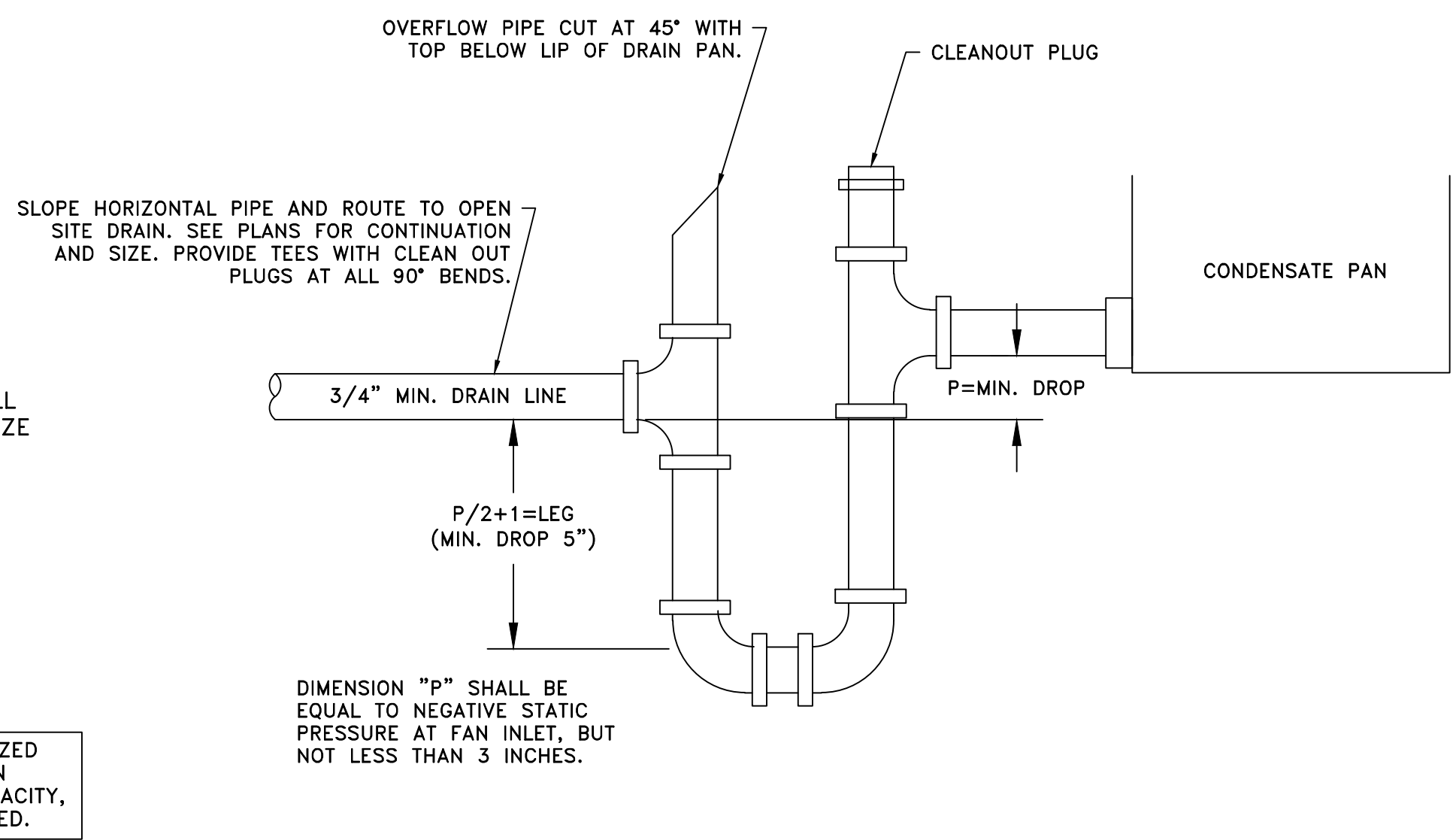
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**MECHANICAL
 ROOF PLAN**

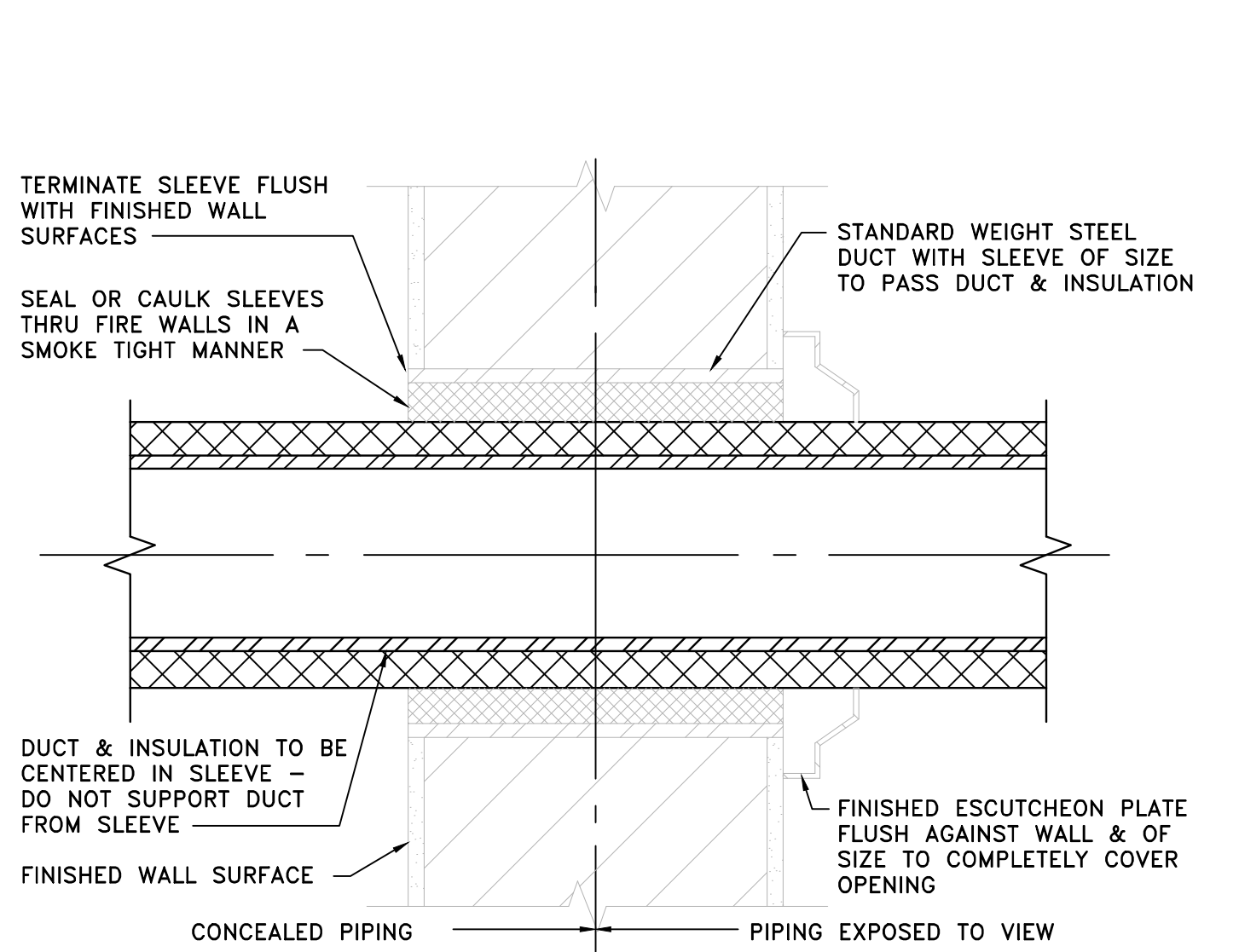
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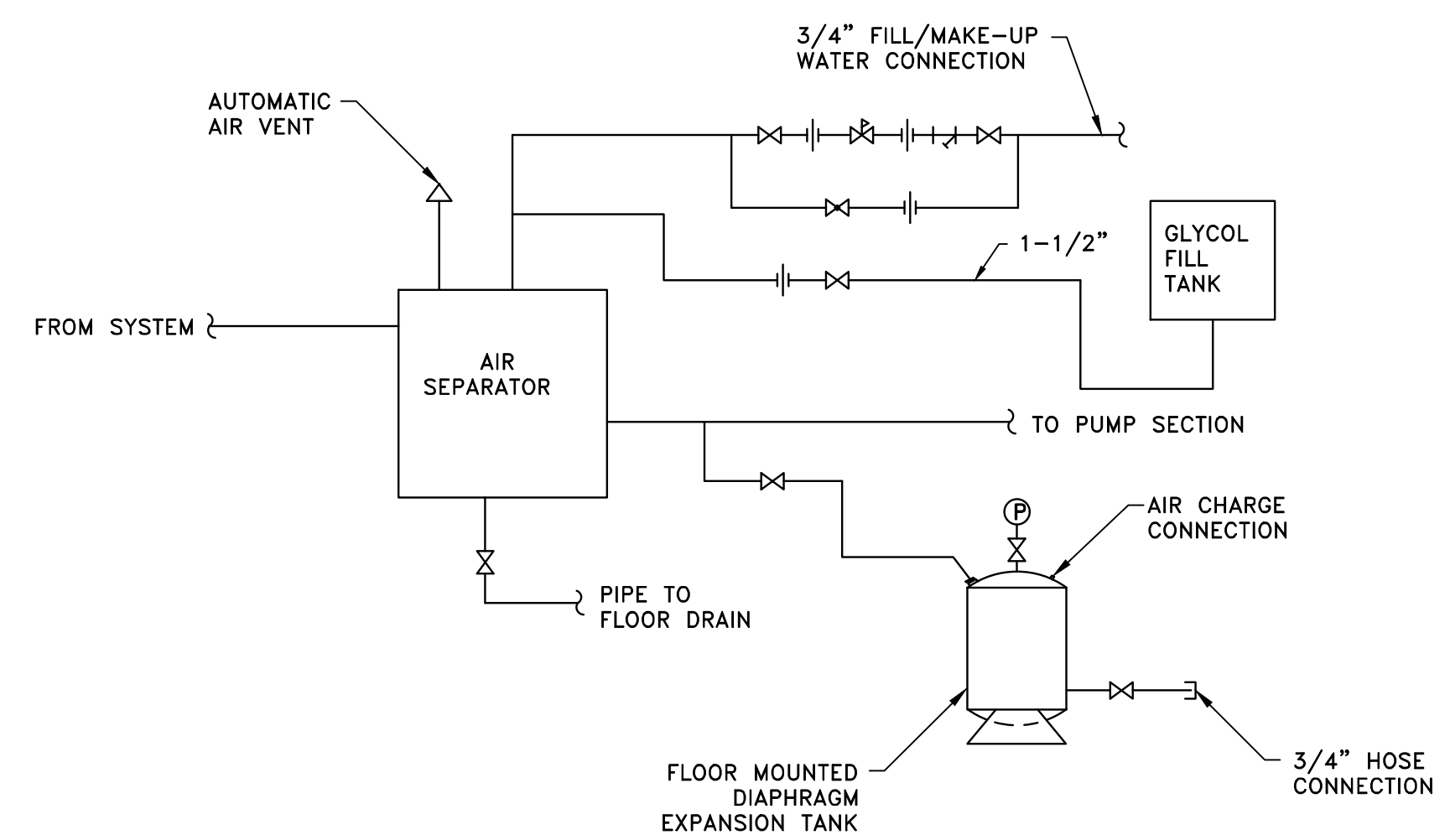
6 Remote Condensing Unit Detail
No Scale



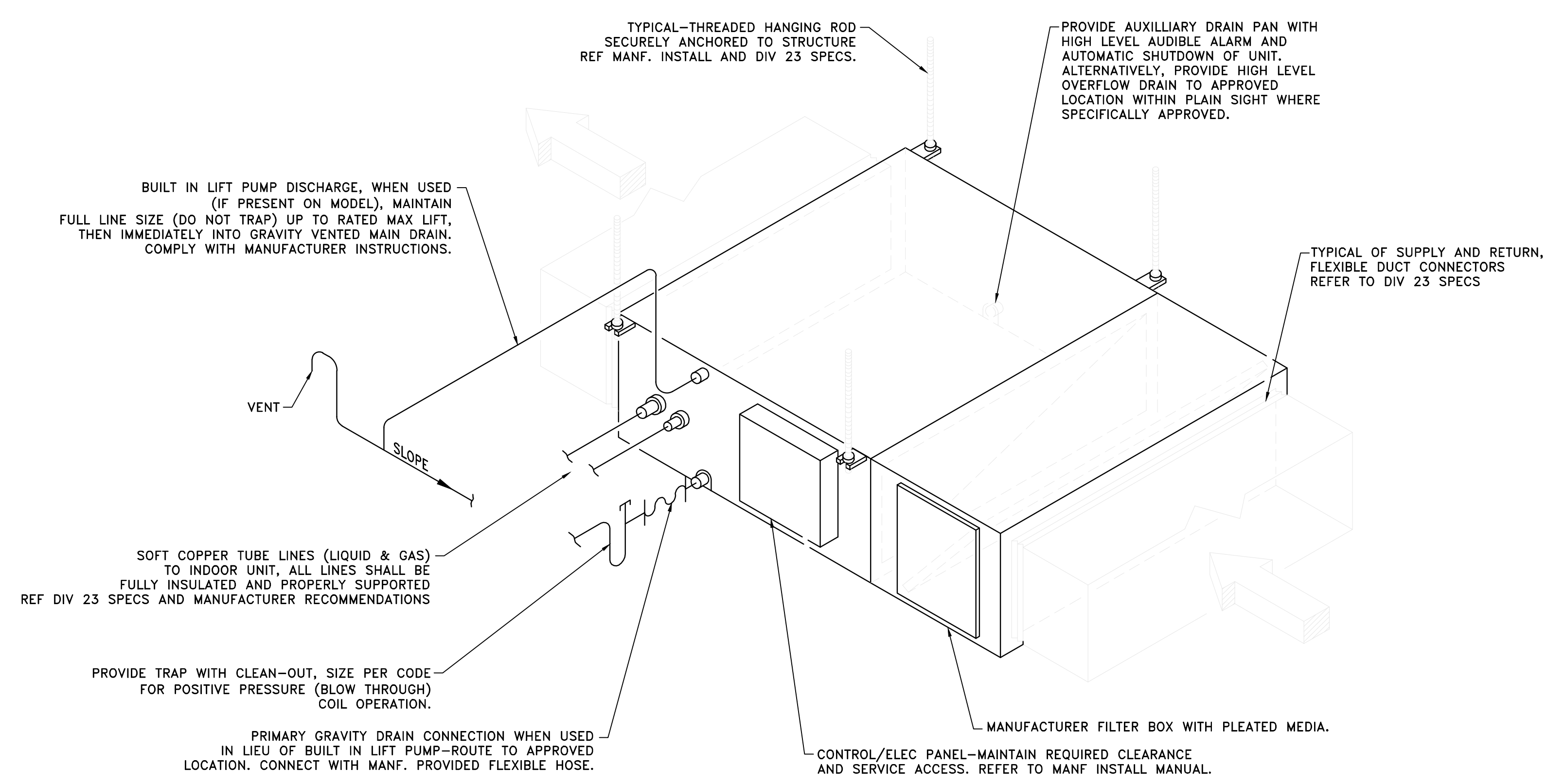
4 Condensate Drip Pan Piping Detail
NO SCALE



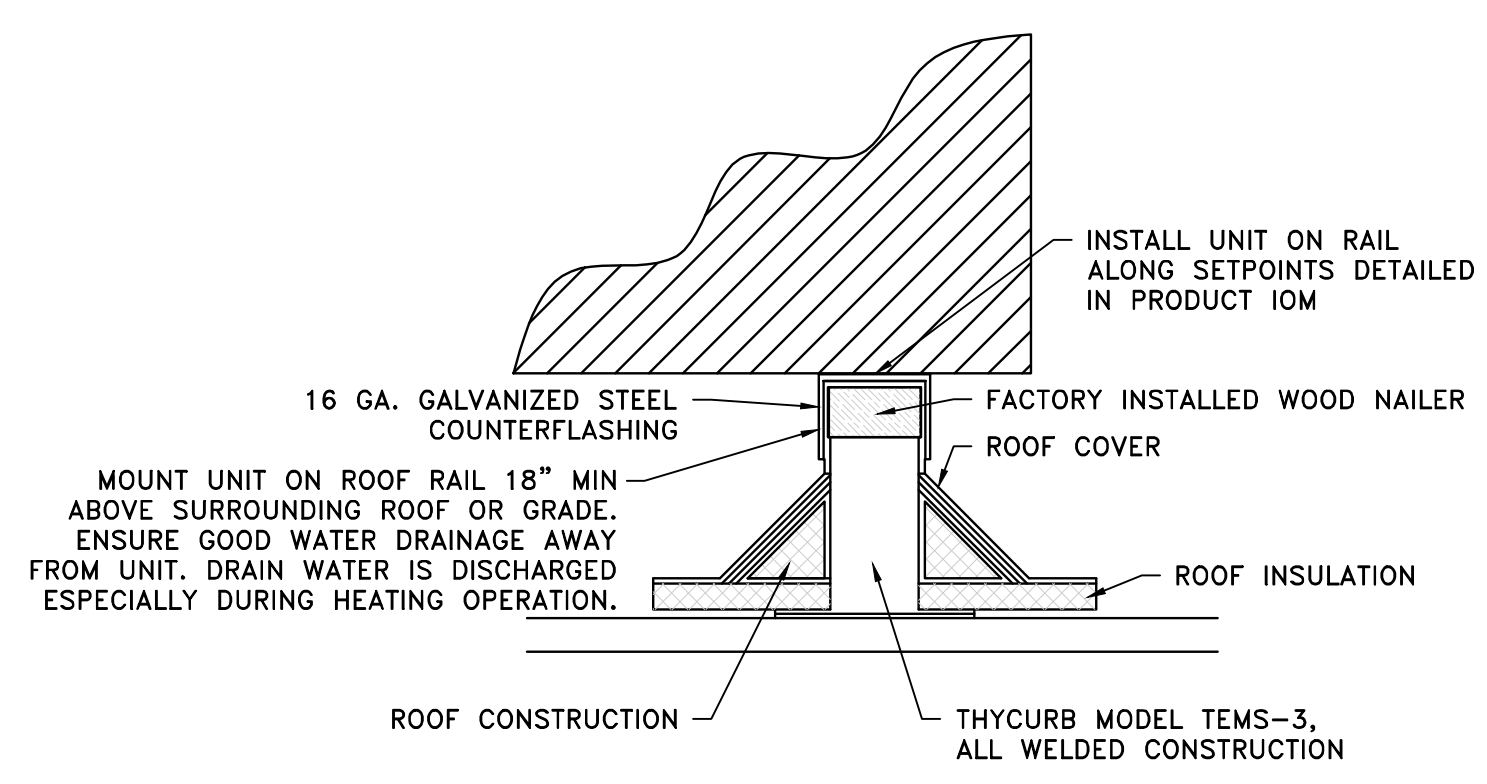
1 Duct Seal Thru Wall
No Scale



2 Diaphragm Expansion Tank
No Scale



5 VRF DUCTED INDOOR UNIT DETAIL
NOT TO SCALE



3 ROOF RAIL - EQUIPMENT SUPPORT DETAIL
N.T.S.



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.



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MECHANICAL DETAILS

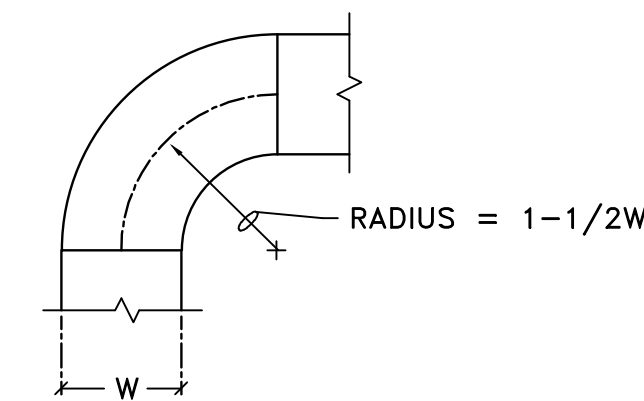
M400

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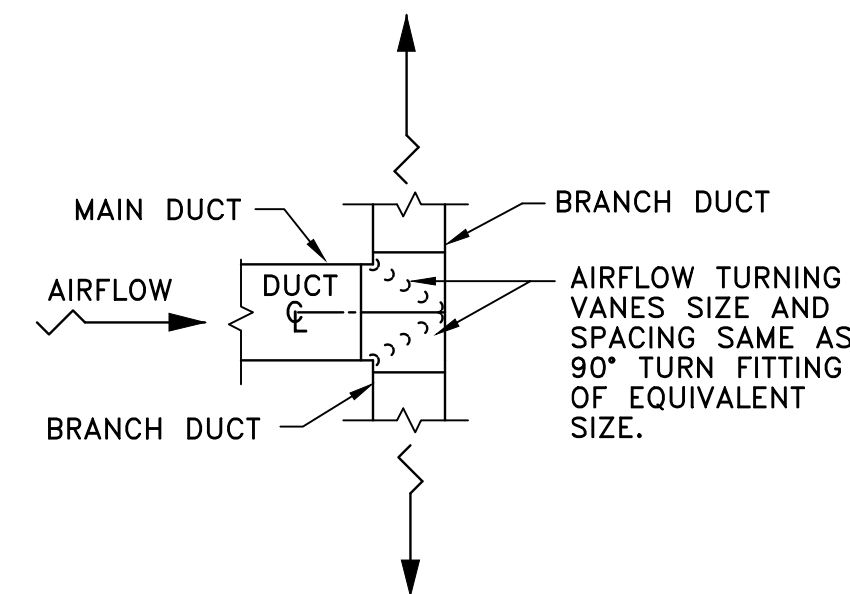
ISSUE FOR 50% DD

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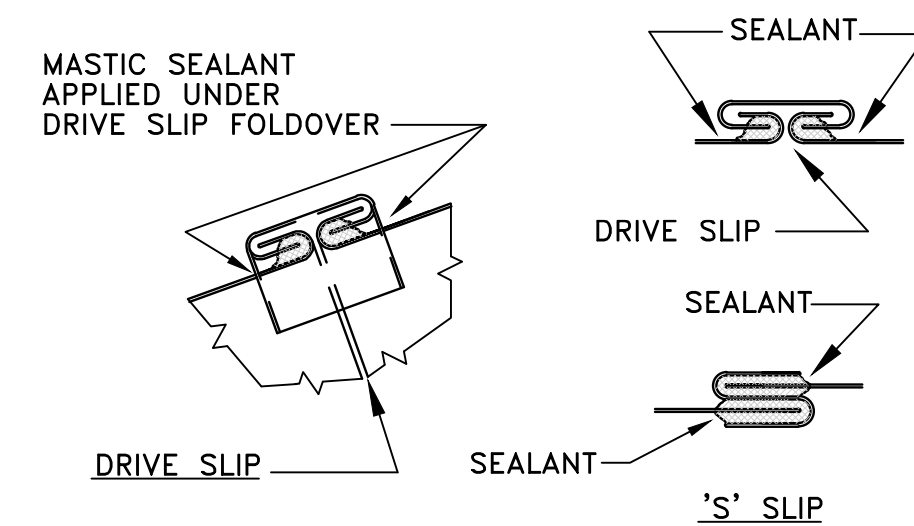
1. ALL DUCTWORK CONSTRUCTED IN ACCORDANCE WITH ASHRAE HANDBOOK AND PRODUCT DIRECTORY 1988 EQUIPMENT VOLUME, CHAPTER NO.
2. ALL CONTRACTOR FABRICATED AND MANUFACTURER FABRICATED COMPONENTS OF THE OUTSIDE AIR, SUPPLY AIR, RETURN AIR AND EXHAUST SYSTEMS SHALL BE CONSTRUCTED AND INSTALLED AIR-TIGHT. REFER TO DUCTWORK SEALANT DETAILS ON THIS SHEET. PIPE OPENINGS IN SYSTEM COMPONENTS SHALL HAVE SHEET METAL BAFFLES, SET IN SEALANT, TO PREVENT LEAKAGE.



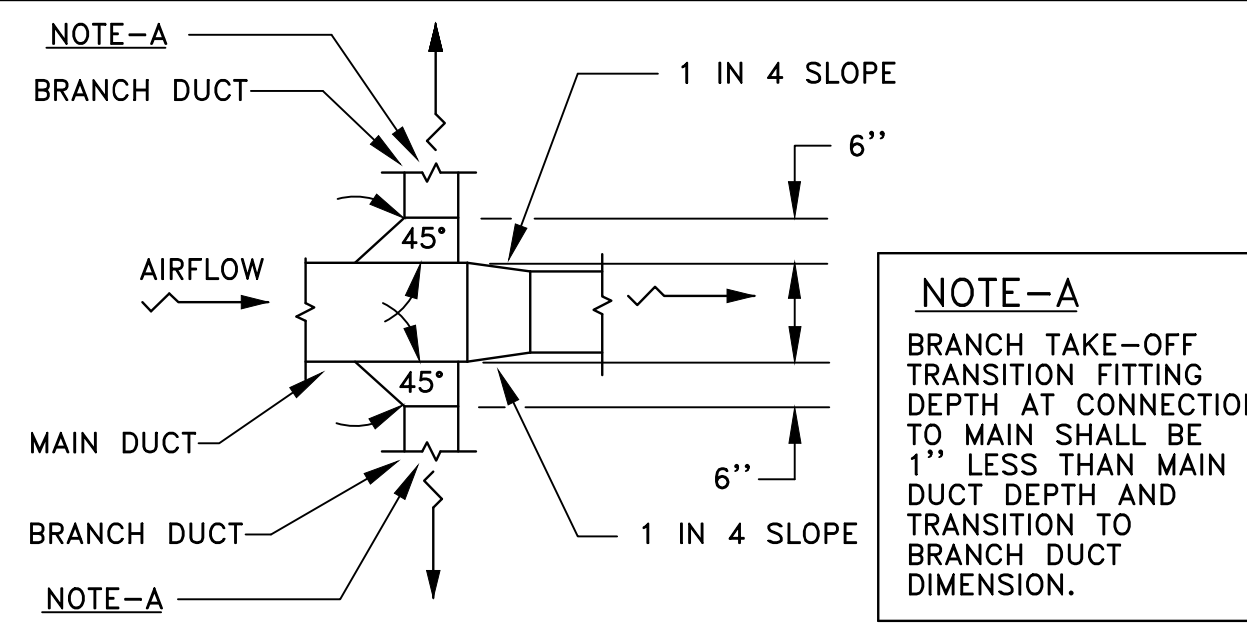
TYPICAL 30° TO 90° RADIUS ELL TURN FITTING
NOT TO SCALE



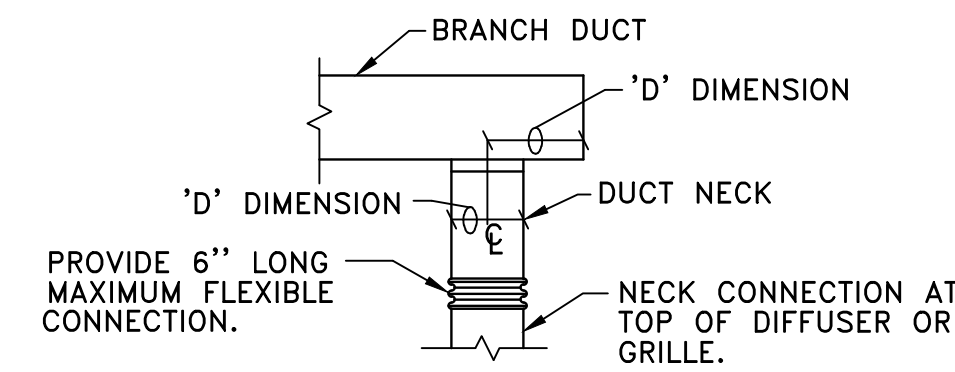
TYPICAL DOUBLE 90° TURN FITTING
(EQUAL CFM SPLIT SHOWN, UNEQUAL CFM SPLIT SIMILAR)
NOT TO SCALE



DUCTWORK SEALANT DETAIL NO. 1
NOT TO SCALE

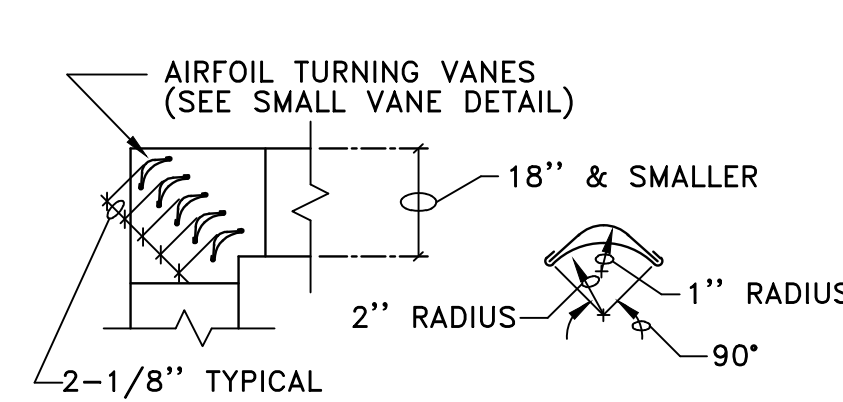


TYPICAL DOUBLE BRANCH TAKE-OFF
NOT TO SCALE



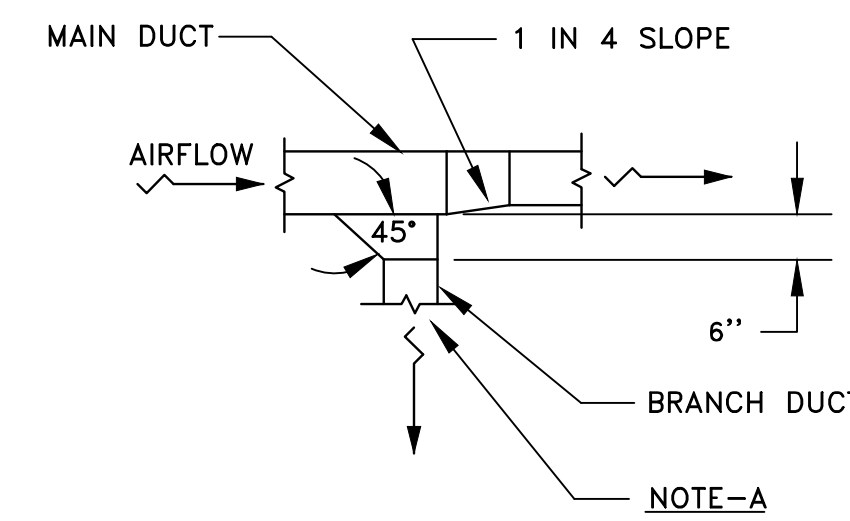
1. DUCT BRANCH AND DUCT NECK SHALL BE RIGID SHEET METAL CONSTRUCTION.
2. FLEXIBLE CONNECTION SHALL BE METAL-EDGE VENTILATION FABRIC OR TRIPLE-LOK FLEXIBLE ALUMINUM AIR DUCT.

TYPICAL TOP CONNECTION TO DIFFUSER OR GRILLE DETAIL
NOT TO SCALE

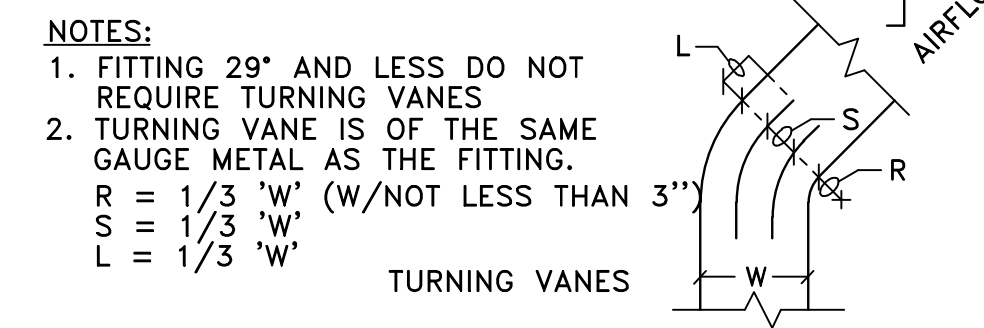


SMALL DOUBLE AIRFOIL TURNING VANE

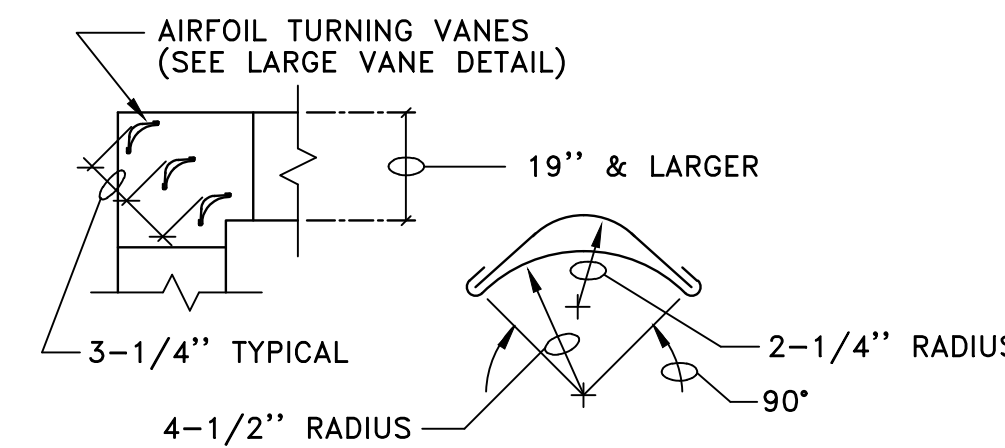
TYPICAL 90° TURN FITTING 18\"/>



TYPICAL SINGLE BRANCH TAKE-OFF
NOT TO SCALE

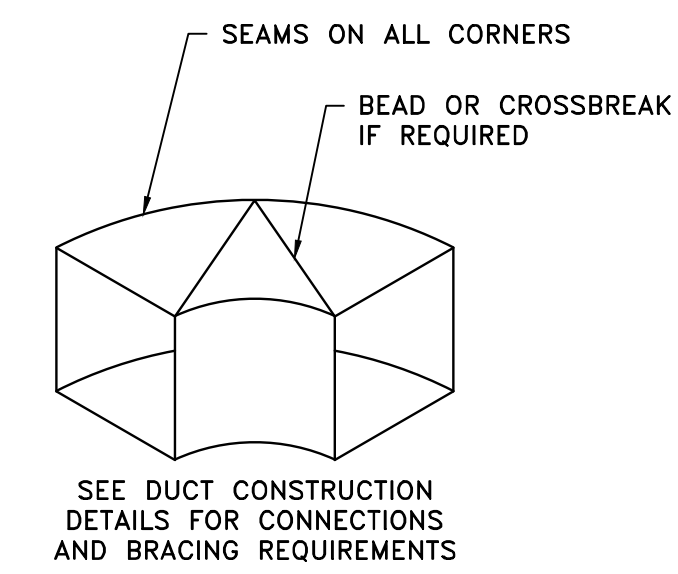


TYPICAL 30° TO 89° TURN FITTINGS
NOT TO SCALE

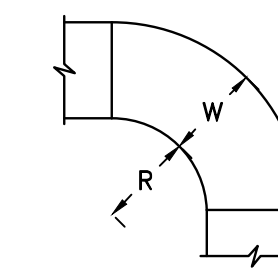


LARGE DOUBLE AIRFOIL TURNING VANE

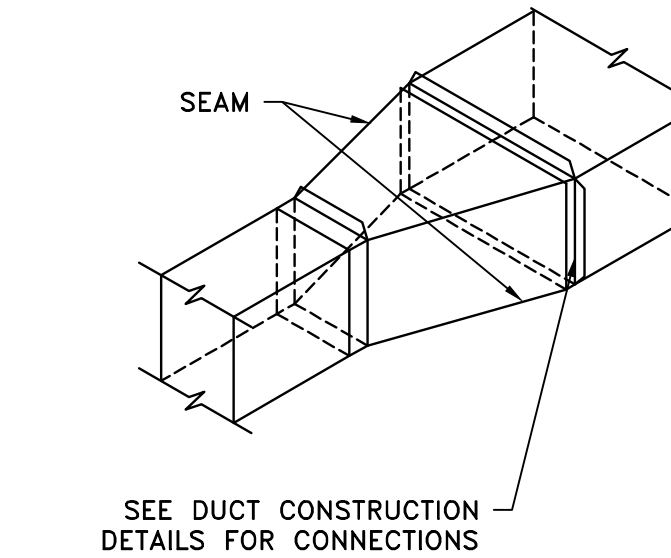
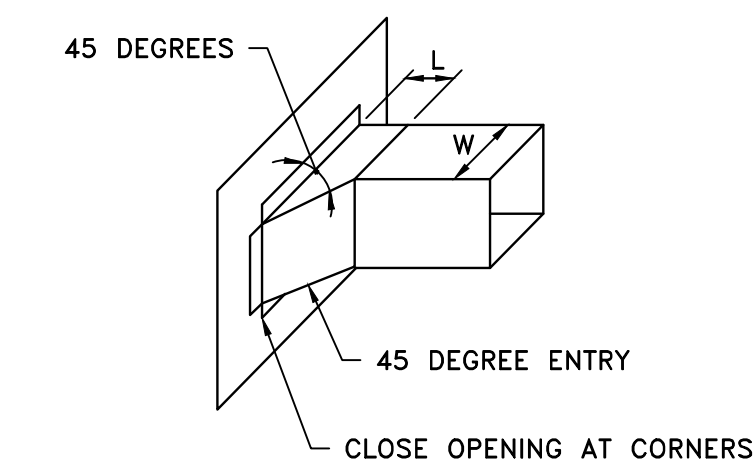
TYPICAL 90° TURN FITTING 19\"/>



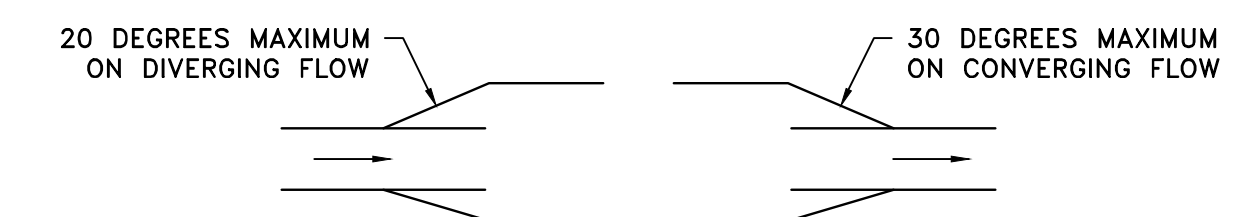
SEE DUCT CONSTRUCTION DETAILS FOR CONNECTIONS AND BRACING REQUIREMENTS



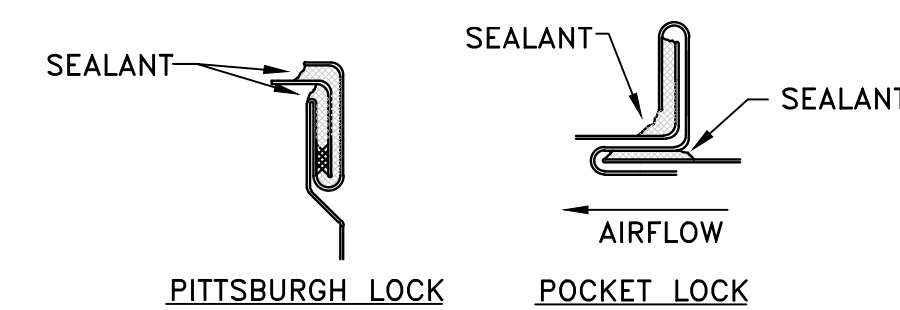
STANDARD RADIUS ELBOW R=W WHERE SPACE DOES NOT PERMIT R=W, USE SHORT RADIUS W/SPLITTER VANES PER SMACNA DUCT DESIGN.



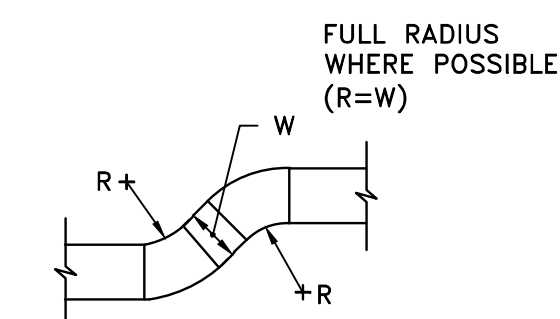
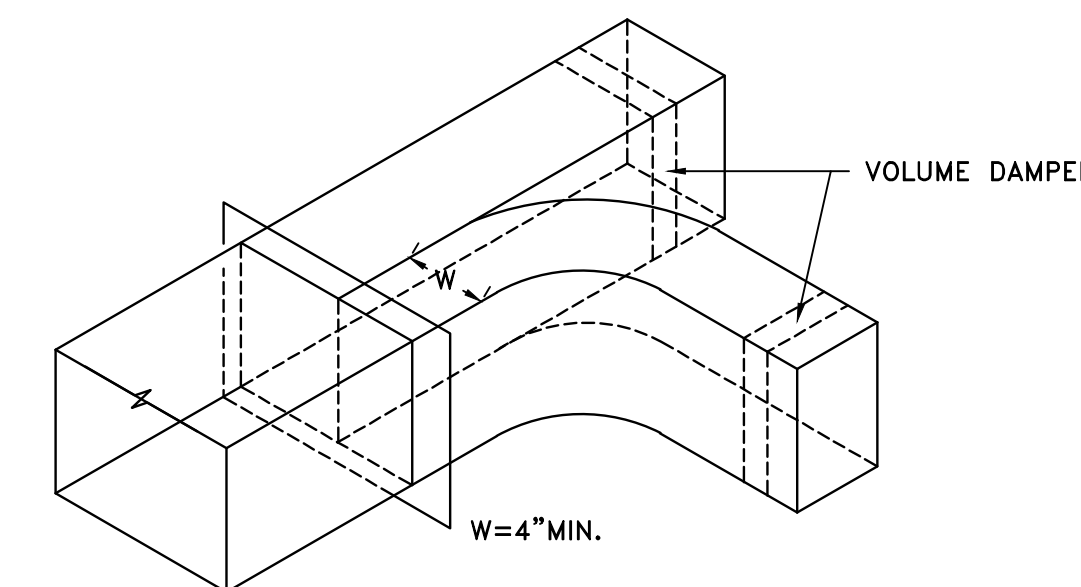
SEE DUCT CONSTRUCTION DETAILS FOR CONNECTIONS



IMPORTANT NOTE
SEALANT SHALL BE APPLIED TO DUCTWORK BEFORE ASSEMBLY. EXCESS LIQUID OR MASTIC SHALL BE REMOVED WITH PROPER SOLVENT WHEREVER DUCTWORK IS EXPOSED IN OCCUPIED AREAS.



DUCTWORK SEALANT DETAIL NO. 2
NOT TO SCALE



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02

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MECHANICAL DETAILS

M401

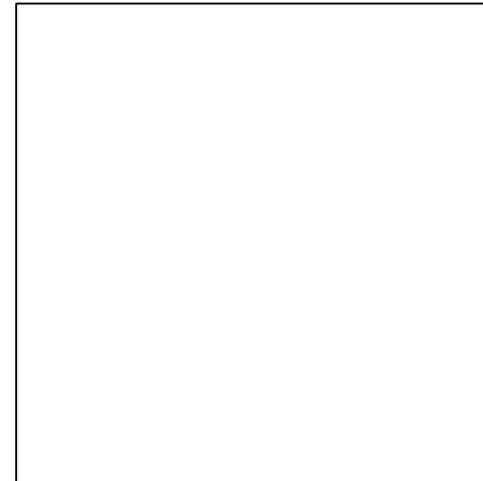
ELECTRICAL GENERAL NOTES

1. THIS CONTRACTOR SHALL FURNISH AND INSTALL ALL EQUIPMENT, MATERIALS AND LABOR DOCUMENTED HERE IN NOTES OR INDICATED ON DRAWINGS. CONTRACTOR SHALL ALSO FURNISH AND INSTALL ALL MISCELLANEOUS EQUIPMENT, MATERIALS AND LABOR WHICH MAY NOT BE SPECIFICALLY CALLED FOR, BUT IS NECESSARY FOR A COMPLETE, CODE COMPLIANT AND SATISFACTORY OPERATING INSTALLATION. CONTRACTOR SHALL LEAVE HIS WORK IN OPERATING CONDITION.
2. ALL MATERIALS, WORKMANSHIP AND INSTALLATION SHALL COMPLY WITH ALL APPLICABLE BUILDING CODES, ADDENDA AND ORDINANCES AS DEFINED BY THE AUTHORITY HAVING JURISDICTION AS OF THE DATE OF THIS DRAWING RELEASE. THE INSTALLATION SHALL ALSO MEET PUBLISHED OWNER REQUIREMENTS AS WELL AS THE FOLLOWING CODES, INCLUDING, BUT NOT LIMITED TO AND THE CITY OF CHICAGO 2018 ELECTRICAL CODE. WHERE ANY PART OF THE WORK INDICATED IS NOT IN ACCORDANCE WITH THESE REQUIREMENTS, THIS CONTRACTOR SHALL NOTIFY THE ARCHITECT AND MAKE ALL CHANGES REQUIRED BY THE ENFORCING AUTHORITIES IN A MANNER APPROVED BY THE ARCHITECT AND WITHOUT ADDITIONAL COST TO THE OWNER.
3. ALL SUBCONTRACTORS SHALL COORDINATE WITH THE GENERAL CONTRACTOR FOR THE SCOPE OF FIRE STOPPING AROUND ALL PENETRATIONS THROUGH ALL FIRE-RATED WALLS AND CEILINGS. FIRE-STOPPING SHALL BE EQUAL IN FIRE-RATING TO WALLS, FLOORS AND CEILINGS WHICH PENETRATIONS PASS THROUGH. SEE ARCHITECTURAL PLANS FOR FIRE-RATING REQUIREMENTS. FIRE STOPPING INSTALLATION SHALL BE BY THIS CONTRACTOR UNLESS NOTED OTHERWISE.
 - A. FOR LARGER OPENINGS WITH MULTIPLE PENETRATING MEMBERS, AN INTUMESCENT COMPOSITE SHEET SHALL BE PROVIDED AND INSTALLED ACCORDING TO THE LISTED UL ASSEMBLY INSTRUCTIONS. PROVIDE SPECSEAL COMPOSITE SHEET OR EQUAL.
 - B. AN ENGINEERING JUDGEMENT MAY BE PROVIDED BY THE CONTRACTOR FOR ALTERNATE FIRESTOPPING METHODS.
4. GENERAL REQUIREMENTS
 - A. THE GENERAL CONTRACTOR CONDITIONS, SUPPLEMENTARY CONDITIONS AND GENERAL REQUIREMENTS ARE PART OF THIS SPECIFICATION. INSTALLATION SHALL MEET OWNER GUIDELINES.
 - B. DRAWINGS ARE DIAGRAMMATIC AND INDICATE THE GENERAL ARRANGEMENT OF SYSTEMS AND WORK INCLUDED IN THE CONTRACT. DRAWINGS ARE NOT TO BE SCALED. THE ARCHITECTURAL DRAWINGS AND DETAILS SHALL BE EXAMINED FOR EXACT LOCATION OF FIXTURES AND EQUIPMENT. WHERE THEY ARE NOT DEFINITELY LOCATED, THIS INFORMATION SHALL BE OBTAINED FROM THE ARCHITECT.
 - C. ELECTRICAL CONTRACTOR SHALL FOLLOW DRAWINGS IN LAYING OUT WORK AND CHECKING DRAWINGS OF OTHER TRADES TO VERIFY SPACES IN WHICH WORK WILL BE INSTALLED. MAINTAIN MAXIMUM HEADROOM AND SPACE CONDITIONS AT ALL POINTS IN COORDINATION AND COOPERATION WITH ALL OTHER CONTRACTORS. WHERE HEADROOM OR SPACE CONDITIONS APPEAR INADEQUATE, ENGINEER SHALL BE NOTIFIED BEFORE PROCEEDING WITH INSTALLATION.
5. ELECTRICAL CONTRACTOR SHALL CONSULT THE ARCHITECTURAL DRAWINGS AS WELL AS MECHANICAL AND PLUMBING DRAWINGS, REGARDING THE WORK OF OTHER TRADES RELATING TO ELECTRICAL WORK AND INSTALLATIONS.
6. VERIFICATION OF EXISTING CONDITIONS
 - A. THE ELECTRICAL CONTRACTOR SHALL VISIT THE SITE AND SHALL FAMILIARIZE HIMSELF WITH EXISTING CONDITIONS WHICH WILL AFFECT THE WORK TO BE PERFORMED. VERIFY WITH THE BUILDING OWNER IF ANY EXISTING ITEMS MAY BE REUSED AS PART OF THE SCOPE OF WORK. THE SUBMISSION OF A PROPOSAL BY THIS CONTRACTOR SHALL BE CONCLUSIVE EVIDENCE THAT THESE SITE EVALUATIONS AND CORRESPONDENCE HAVE BEEN MADE. NO ALLOWANCE SHALL SUBSEQUENTLY BE MADE ON THE CONTRACTOR'S BEHALF FOR EXTRA EXPENSE INCURRED DUE TO FAILURE OR NEGLIGENCE ON THEIR PART TO MAKE THIS VISIT AND EXAMINATION.
 - B. VERIFY IN FIELD LOCATIONS OF EXISTING UTILITIES.
 - C. PROVIDE NEW WALL COVER PLATES FOR EXISTING TO REMAIN RECEPTACLES, DATA AND TELEPHONE DEVICES.
 - D. TEST ALL EXISTING TO REMAIN DUPLEX OR QUAD RECEPTACLES IN AREAS OF CONSTRUCTION FOR CODE COMPLIANT FUNCTIONAL INSTALLATION. REPLACE ANY DEVICE FOUND TO BE NON-FUNCTIONING WITH NEW RECEPTACLE IN EXISTING LOCATION.
 - E. VERIFY ALL GFCI PROTECTED RECEPTACLES ARE GROUNDED AND FUNCTIONAL. REPLACE BROKEN OR DAMAGED GFCI RECEPTACLES WITH NEW FOR CODE COMPLIANT INSTALLATION.
7. "RECORD" DRAWINGS SHALL BE MAINTAINED AS THE JOB PROGRESSES. DRAWINGS SHALL CONTAIN JOB RECORDED LAYOUTS WITH DIMENSION LOCATIONS OF ALL EQUIPMENT AND PIPING, INCLUDING CONCEALED PIPING. SUBMIT AS BUILT DRAWINGS TO ARCHITECT.
8. ALL MATERIALS AND EQUIPMENT PROVIDED BY THIS CONTRACTOR SHALL BE NEW AND FIRST CLASS. NO REJECTS WILL BE ACCEPTABLE, THE INSTALLATION OF ALL MATERIALS AND EQUIPMENT SHALL BE MADE IN A NEAT AND WORKMANLIKE MANNER.
9. ELECTRICAL CONTRACTOR SHALL GIVE ALL REQUISITE NOTICES AND OBTAIN AND PAY FOR ALL PLAN EXAMINATIONS, LICENSES AND PROJECT INSPECTIONS REQUIRED BY LOCAL OR GOVERNMENTAL AUTHORITIES.
10. THIS CONTRACTOR IS RESPONSIBLE FOR ALL CUTTING AND PATCHING CAUSED BY THE ELECTRICAL SCOPE OF WORK UNLESS DIRECTED OTHERWISE BY THE GENERAL CONTRACTOR. THIS CONTRACTOR IS NOT TO CUT ANY STRUCTURAL MEMBER.
11. THIS CONTRACTOR IS RESPONSIBLE FOR CLEANUP AND REMOVAL OF ANY LEFTOVER MATERIAL OR RUBBISH CAUSED BY THE INSTALLATION OF THIS WORK. ALL SUCH MATERIAL SHALL BE REMOVED FROM THE JOB SITE DAILY OR AS REQUESTED BY THE GENERAL CONTRACTOR, ARCHITECT, AND OWNER.
12. PROTECT ALL EQUIPMENT, WORK AND MATERIAL FROM DAMAGE DUE TO ANY CAUSE.
13. ALL WIRE SHALL BE COPPER AND BE RATED TO 194° F. MINIMUM SIZE OF BRANCH CIRCUIT WIRE SHALL BE #12 AWG. USE TYPE THHN OR XHHW FOR BRANCH CIRCUIT. ALL WIRING SHALL BE COLOR CODED AS PER LOCAL CODE. COLOR CODE SHALL IDENTIFY THE SAME PHASE THROUGHOUT THE SYSTEM FROM SERVICE SWITCH THROUGH ALL BRANCH CIRCUITRY.
14. THIS CONTRACTOR SHALL PROVIDE TEMPORARY LIGHTING AND POWER FACILITIES DURING CONSTRUCTION AS DIRECTED BY ARCHITECT.
15. ALL WIRING DEVICES SHALL BE AS SPECIFIED:
 - A. ALL STANDARD RECEPTACLES SHALL BE 120V, 20 AMP TYPE, NEMA 15-20
 - i. DUPLEX RECEPTACLE SHALL BE HUBBELL #5362, OR EQUAL.
 - ii. GFI RECEPTACLE HUBBELL #GF5362, OR EQUAL.
 - iii. ISOLATED GROUND RECEPTACLE HUBBELL #IG5362, OR EQUAL. RECEPTACLES WIRED TO CIRCUIT WITH ISOLATED GROUND SHALL BE ISOLATED GROUND TYPE.
 - iv. USB INTEGRATED DUPLEX RECEPTACLES HUBBELL # USB20AC5W, OR EQUAL.
 - B. SINGLE POLE SWITCH SHALL BE HUBBELL #1221, OR EQUAL. THREE WAY SWITCH HUBBELL #1223, OR EQUAL.
 - C. LIGHT SWITCHES AND RECEPTACLES SHALL BE HUBBELL, AS SPECIFIED OR EQUAL AS MANUFACTURED BY BRYANT, GE, PASS & SEYMOUR, EAGLE, LEVITON.
 - D. COVER PLATES SHALL BE SMOOTH NYLON. FINISH TO BE SELECTED BY ARCHITECT.

16. UNLESS NOTED OTHERWISE IN THE ASSOCIATED EQUIPMENT SCHEDULES, DISCONNECT SWITCHES AND STARTERS FOR ALL MECHANICAL AND PLUMBING EQUIPMENT SHALL BE FURNISHED AND INSTALLED BY ELECTRICAL CONTRACTOR.
17. THE NEMA RATING OF ALL ELECTRICAL DEVICES SHALL BE SUITABLE FOR THE ENVIRONMENT IN WHICH THEY ARE INSTALLED.
18. PROVIDE ISOLATED GROUND RECEPTACLES FOR ALL COMPUTER AND SERVER EQUIPMENT. COORDINATE WITH THE OWNER FOR ALL I.T. REQUIREMENTS.
19. COORDINATE MOUNTING LOCATIONS OF ALL WIRING DEVICES WITH ARCHITECT.
20. LIGHT FIXTURES:
 - A. BASE BID SHALL ASSUME ALL LIGHT FIXTURES, INSTALLED, AND WIRED BY ELECTRICAL CONTRACTOR. VERIFY IF ANY LIGHT FIXTURES ARE TO BE FURNISHED BY THE OWNER.
 - B. PROVIDE NEW EMERGENCY LIGHT FIXTURES WITH CODE COMPLIANT BATTERY BACK UP. POWER FROM THE UNSWITCHED LEG OF NEARBY CIRCUIT.
 - C. PROVIDE NEW OCCUPANCY SENSORS FOR ALL TOILET, STORAGE AND UTILITY ROOM LIGHT CONTROL.
 - D. PROVIDE DAYLIGHT HARVESTING LIGHTING CONTROL FOR ZONES THAT MEET THE REQUIREMENTS OF THE 2018 INTERNATIONAL ENERGY CONSERVATION CODE.
22. ALL WIRING (ABOVE 50 VOLTS) SHALL BE CONCEALED IN CONDUIT. CONDUITS SHALL BE CONCEALED IN WALL, FLOOR OR CEILING. WHERE CONDUITS ARE RUN EXPOSED, THEY SHALL RUN PARALLEL OR AT RIGHT ANGLES TO WALLS. ALSO VERIFY ROUTE OF EXPOSED CONDUIT RUN WITH ARCHITECT.
23. VOICE AND DATA RACEWAY FOR WALL MOUNTED OUTLETS SHALL BE AS FOLLOWS: PROVIDE A TWO-GANG J-BOX AND SINGLE OR DOUBLE GANG FLUSH WALL OPENING AS REQUIRED FOR EACH VOICE/DATA OUTLET. CONDUITS SHALL INCLUDE PULL STRINGS AND 48" RADIUS BENDS. CONDUIT STUBS SHALL INCLUDE INSULATED BUSHINGS. CONDUIT DISTANCE BETWEEN BOXES SHALL NOT EXCEED 100'. TOTAL NUMBER OF CONDUIT BENDS SHALL NOT EXCEED TWO EQUIVALENT 90 DEGREE BENDS BETWEEN BOXES. BRANCH CONDUIT SIZE SHALL BE BASED ON THE QUANTITY OF CABLES ROUTED TO EACH OUTLET. CONFIRM ACTUAL CABLE TYPE AND PHYSICAL SIZE PRIOR TO CONDUIT INSTALLATION.
24. UNLESS A LONGER PERIOD IS STIPULATED IN THE CONTRACT DOCUMENTS, ELECTRICAL CONTRACTOR SHALL GUARANTEE ALL WORK INSTALLED BY HIM OR HIS SUBCONTRACTORS TO BE FREE FROM DEFECT IN MATERIAL AND WORKMANSHIP FOR A PERIOD OF ONE YEAR FROM DATE OF FINAL ACCEPTANCE (BY THE OWNER) OF THE WORK. ALL DEFECTS SHALL BE CORRECTED AT NO COST TO THE OWNER DURING THE GUARANTEE PERIOD. [OR] THE CONTRACTOR SHALL REPAIR OR REPLACE AT NO ADDITIONAL COST TO THE OWNER, ANY MATERIAL OR EQUIPMENT DEVELOPING DEFECTS OR THE CORRECTION OF DEFECTS. REPAIRS OR REPLACEMENTS SHALL BEAR ADDITIONAL GUARANTEE, AS ORIGINALLY CALLED FOR DATED FROM THE FINAL ACCEPTANCE OF THE REPAIR OR REPLACEMENT. THIS REQUIREMENT SHALL BE BINDING EVEN THOUGH IT WILL EXCEED PROJECT GUARANTEES NORMALLY FURNISHED BY SOME MANUFACTURERS. THIS CONTRACTOR SHALL SUBMIT TO THE GENERAL CONTRACTOR HIS OWN AND EACH EQUIPMENT MANUFACTURERS WRITTEN CERTIFICATES WARRANTING THAT EACH ITEM OF EQUIPMENT FURNISHED COMPLIES WITH ALL REQUIREMENTS OF THE DRAWINGS.
25. BRANCH CIRCUIT WIRING SHALL BE AS FOLLOWS, UNLESS NOTED OTHERWISE:
 - A. 15A - 20A CIRCUIT BREAKER - #12 AWG
 - B. 25A - 30A CIRCUIT BREAKER - #10 AWG
 - C. 35A - 50A CIRCUIT BREAKER - # 8 AWG
26. GROUND ELECTRODES SHALL BE COPPER. ALL GROUNDING ELECTRODES THAT ARE PRESENT AT EACH BUILDING SERVED SHALL BE BONDED TOGETHER TO FORM THE GROUNDING ELECTRODE SYSTEM INCLUDING THE METAL UNDERGROUND WATER PIPE WITHIN 5 FEET OF THE SERVICE ENTRANCE AND A CONCRETE ENCASED ELECTRODE. NEC 250 & 250.52 #1 & #3.
27. ELECTRICAL CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING NEC WORKING ZONES AND SERVICE CLEARANCE REQUIREMENTS FOR ALL ELECTRICAL EQUIPMENT. ANY RELOCATION OF EQUIPMENT OR REWORK OTHER TRADES RESULTING FROM AN ELECTRICAL CLEARANCE INSPECTION FAILURE SHALL BE CORRECTED BY THIS CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER.
28. PER CEC #250.148 WHERE CIRCUIT CONDUCTORS ARE SPLICED IN A JUNCTION BOX THE ASSOCIATED EQUIPMENT GROUND CONDUCTOR SHALL BE BONDED TO THE BOX.
29. ELECTRICAL CONTRACTOR TO PROVIDE A LOCKOUT DEVICE FOR ALL HARDWIRED APPLIANCES NOT IN DIRECT VIEW FROM THE ELECTRICAL PANEL.
30. PROVIDE A SEPARATE NEUTRAL CONDUCTOR FOR EACH CIRCUIT. CIRCUITS SHALL NOT SHARE NEUTRAL.
31. ELECTRICAL CONTRACTOR TO VERIFY IN FIELD THAT ALL BRANCH CIRCUIT CONDUCTORS ARE SIZED FOR ANY VOLTAGE DROP CORRECTION SO THAT ALL CONDUCTORS COMPLY WITH CEC#2100.19(A).

ELECTRIC DEMOLITION GENERAL NOTES:

1. REMOVE EXISTING POWER DEVICES AND EQUIPMENT IN AREA OF DEMOLITION AS REQUIRED FOR SCOPE OF WORK. DISCONNECT AND DEMOLISH ALL ASSOCIATED CONDUIT AND CONDUCTORS BACK TO THEIR PANEL. PROPERLY DISPOSE OF ALL EQUIPMENT NOT BEING REUSED.
2. THIS PROJECT REMOVES ALL ELECTRICAL DEVICES, LIGHT FIXTURES AND ELECTRICAL EQUIPMENT THAT DOES NOT SERVE AREAS TO REMAIN. THE SUBCONTRACTOR SHALL IDENTIFY IN THE FIELD AND DOCUMENT ANY AND ALL CONDUIT AND SERVICES THAT ARE TO REMAIN IN SERVICE FOR PORTIONS OF BUILDING NOT IN CONTRACTUAL SCOPE OF WORK PRIOR TO THE START OF ANY DEMOLITION WORK.
3. THE ELECTRICAL CONTRACTOR SHALL PROVIDE TEMPORARY LIGHTING AND POWER THROUGHOUT THE AREA OF WORK AS REQUIRED BY THE ARCHITECT, OWNER AND GENERAL CONTRACTOR.
4. REMOVE EXISTING TELE/DATA DEVICES IN AREAS OF DEMOLITION. DISCONNECT AND DEMOLISH ALL CONDUIT AND CONDUCTORS BACK TO EQUIPMENT PANEL.
5. EXISTING ELECTRICAL POWER, LIGHTING, EQUIPMENT, TELE/DATA DEVICES, SAFETY DEVICES, ETC TO REMAIN IN AREAS TO REMAIN. MAINTAIN CONTINUITY TO ALL REMAINING DEVICES.
6. EXISTING TELEVISION/CABLE DEVICES TO BE DEMOLISHED IN THE AREA OF WORK. DISCONNECT AND REMOVE CONDUIT AND CONDUCTOR BACK TO TELEVISION SIGNAL EQUIPMENT.



IN PROGRESS

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GENERAL NOTES

E001

ABBREVIATIONS	
1P	SINGLE POLE
2P	TWO POLE
AFC	ABOVE FINISHED CEILING
AFCI	ARC FAULT CURRENT INTERRUPTER
AFF	ABOVE FINISHED FLOOR
AL	ALUMINUM
AMP	AMPERES
AWG	AMERICAN WIRE GAUGE
C	CEILING MOUNT
CATV	CABLE TELEVISION
CB	CIRCUIT BREAKER
COAX	COAXIAL
COMED	COMMONWEALTH EDISON COMPANY
CT	CURRENT TRANSFORMER
CU	COPPER
DWG	DRAWING
E.C.	ELECTRICAL CONTRACTOR
ELEC	ELECTRIC(ITY)
EMT	ELECTRICAL METALLIC TUBING
EQ	EQUIPMENT
F	FUSE OR FUSED
FC	FOOT CANDLE
FDC	FIRE DEPARTMENT CONNECTION
GF1	GROUND FAULT INTERRUPT
GRD	GROUND
GRS	GALVANIZED RIGID STEEL
HP	HORSEPOWER
Hz	HERTZ (CYCLE PER SECOND)
IC	INTERRUPTING CAPACITY
IMC	INTERMEDIATE METTALIC CONDUIT
JB	JUNCTION BOX
KVA	KILOVOLT-AMPERES
KW	KILOWATT
LTG	LIGHTING
LV	LOW VOLTAGE
M	METER
MCB	MAIN CIRCUIT BREAKER
MDE	MEDIA DISTRIBUTION ENCLOSURE
MLO	MAIN LUGS ONLY
MS	METER STACK
MTD	MOUNTED
NEC	NATIONAL ELECTRIC CODE
NF	NON-FUSED
NIC	NOT IN CONTRACT
NTS	NOT TO SCALE
NL	24/7 UNSWITCHED LIGHT FIXTURE
OC	OVERCOUNTER
OH	OVERHEAD
PB	PULLBOX
PH	PHASE
PVC	POLY VINYL CHLORIDE
RECP	RECEPTACLE
S	SWITCH
SEC	SECONDARY
SPD	SURGE PROTECTION DEVICE
SPEC	SPECIFICATION
SWBD	SWITCHBOARD
TV	TELEVISION
TYP	TYPICAL
UC	UNDERCOUNTER
UG	UNDERGROUND
UNO	UNLESS NOTED OTHERWISE
V	VOLT
VA	VOLT-AMPS
VS	VACANCY SENSOR
W	WATTS
XFMR	TRANSFORMER
WOS	WALL OCCUPANCY SENSOR
WP	WEATHERPROOF

Exit/Directional Signs		
DESCRIPTION	SINGLE FACE/DOUBLE FACE SYMBOL	TAG NUMBER
FIRE ESCAPE		#1
STAIRWAY		#2
EXIT		#3
FIRE ESCAPE		#4
STAIRWAY		#5
EXIT		#6
FIRE ESCAPE		#7
STAIRWAY		#8
EXIT		#9
FIRE ESCAPE		#10
STAIRWAY		#11
EXIT		#12
ELEVATOR		#15
FIRE ESCAPE		#16
STAIRWAY		#17
EXIT		#18
FIRE ESCAPE		#19
STAIRWAY		#20
EXIT		#21
FIRE ESCAPE		#22
STAIRWAY		#23
EXIT		#24

Electric Existing Power/Low Voltage Description	
	EXISTING DUPLEX RECEPTACLE NEMA 5-15
	EXISTING DUPLEX RECEPTACLE (USB) NEMA 5-15 WITH 2 CHARGING PORTS.
	EXISTING QUAD RECEPTACLE
	EXISTING NEW CEILING/FLOOR BOX DUPLEX RECEPTACLE
	EXISTING 208/230V 2 POLE RECEPTACLE
	EXISTING DUPLEX 5-20 RECEPTACLE
	EXISTING SPECIALTY RECEPTACLE
	EXISTING DATA OUTLET
	EXISTING DATA/TELE OUTLET
	EXISTING TELEPHONE
	EXISTING JUNCTION BOX
	EXISTING DISCONNECT
	EXISTING LIGHT SWITCH
	EXISTING ELECTRIC PANEL
	EXISTING EXIT SIGN
	EXISTING EXIT SIGN (SINGLE ARROW)
	EXISTING EXIT SIGN (DUAL ARROW)
	EXISTING LIGHT AND EXIT SIGN COMBO
	EXISTING LIGHT AND EXIT SIGN COMBO (SINGLE ARROW)
	EXISTING LIGHT AND EXIT SIGN COMBO (DOUBLE ARROW)
	EXISTING EMERGENCY LIGHT
	EXISTING AUDIO ALARM
	EXISTING WALL MOUNTED AUDIO VISUAL ALARM
	EXISTING FIRE ALARM PULL
	EXISTING CEILING MOUNTED OCCUPANCY SENSOR
	EXISTING DUCT SMOKE DETECTOR
	EXISTING CARD READER
	EXISTING DOOR RELEASE
	EXISTING FIRE ALARM SMOKE DETECTOR
	FIRE ALARM SMOKE DETECTOR WITH INTEGRAL HORN STROBE
	EXISTING SPEAKER W - WALL HUNG R - RECESSED
	EXISTING FLAT SCREEN LED
	EXISTING CAMERA
	EXISTING DOME CAMERA
	EXISTING WI-FI ACCESS FOR PATRONS S - SUSPENDE (AFC) SM - SURFACE MOUNTED ON FINISHED CEILING
	EXISTING SUBWOOFER S - SUSPENDE (AFC) R - RECESSED IN CEILING
	EXISTING AUDIO VIDEO JACK (18" AFF)

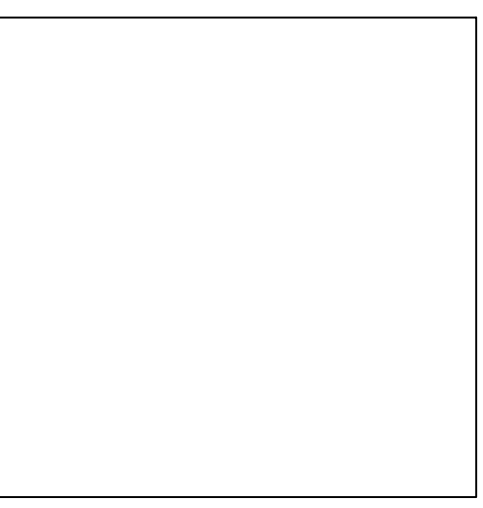
Electric Power/Low Voltage Description	
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	DISCONNECT
	LIGHT SWITCH
	ELECTRIC PANEL
	EXIT SIGN
	EXIT SIGN (SINGLE ARROW)
	EXIT SIGN (DUAL ARROW)
	EMERGENCY LIGHT
	AUDIO ALARM
	WALL MOUNTED AUDIO VISUAL ALARM
	CEILING MOUNTED OCCUPANCY SENSOR
	DUCT SMOKE DETECTOR
	CARD READER
	DOOR CONTACT
	ELECTRIC STRIKE
	DOOR ENTRY
	SMOKE DETECTOR WITH BATTERY BACKUP
	SPEAKER W - WALL HUNG R - RECESSED
	FLAT SCREEN LED
	CAMERA
	EXISTING DOME CAMERA
	WI-FI ACCESS POINT
	SUBWOOFER S - SUSPENDE (AFC) R - RECESSED IN CEILING
	AUDIO VIDEO JACK (18" AFF)
	STRUCTURED MEDIA ENCLOSURE
	PUSH BUTTON
	CHIME

EQUIPMENT TAGS	
	MECHANICAL/PLUMBING EQUIPMENT TAG

PANELBOARDS	
	RECESSED/FLUSH MOUNTED PANEL
	SURFACE MOUNTED PANEL
	DISTRIBUTION BOARD (SURFACE MOUNTED)
	FREE STANDING SWITCHBOARD/RACK/CABINET/HOUSING

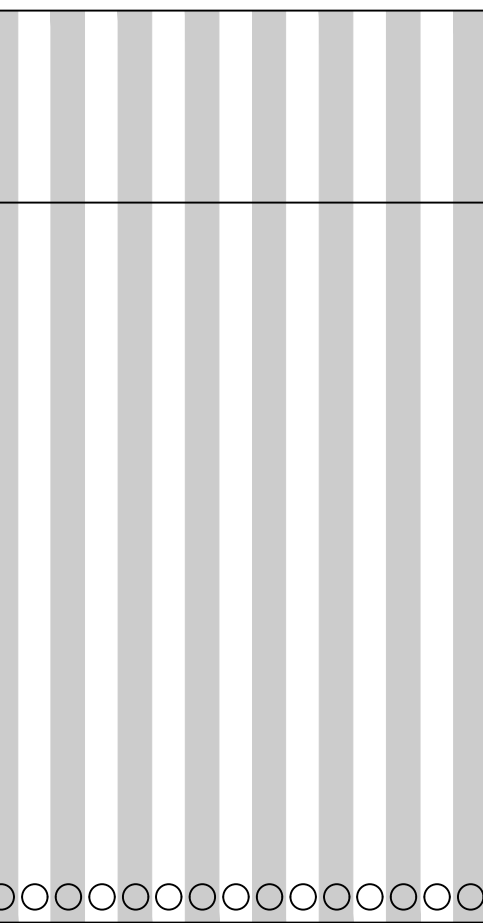
VERIFY ALL ELECTRICAL RECEPTACLES AND LIGHT FIXTURE SELECTIONS WITH OWNER AND ARCHITECT PRIOR TO PURCHASE. VERIFY FINAL LOCATION OF ALL LIGHT FIXTURES AND DEVICES WITH OWNER AND ARCHITECT PRIOR TO INSTALLATION.

2018 CHICAGO ELECTRICAL CODE



IN PROGRESS

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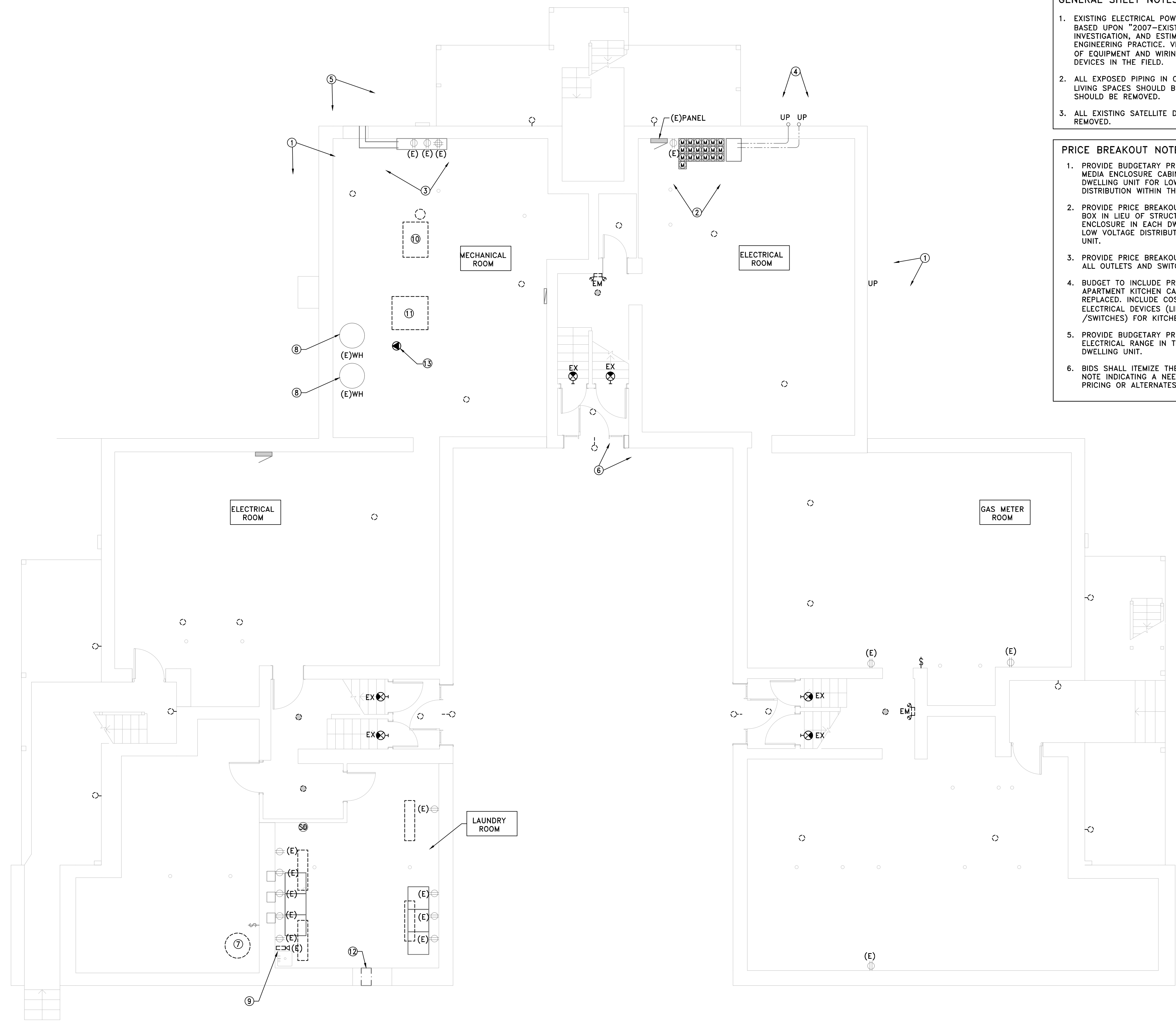


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p 312-968-9100
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SYMBOLS AND ABBREVIATIONS

E002



GENERAL SHEET NOTES:

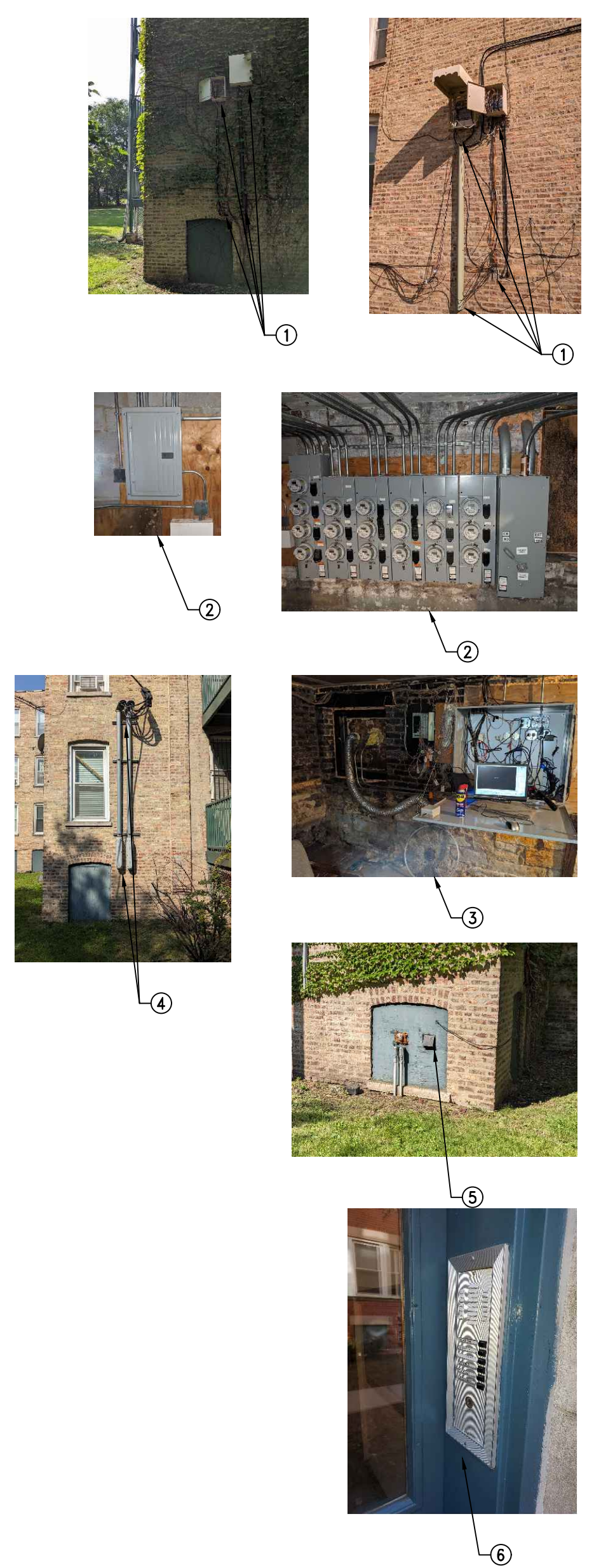
- EXISTING ELECTRICAL POWER SYSTEM SHOWN IS BASED UPON "2007-EXISTING DRAWINGS", FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE. VERIFY ALL LOCATIONS OF EQUIPMENT AND WIRING CONNECTIONS/ DEVICES IN THE FIELD.
- ALL EXPOSED PIPING IN COMMON SPACES AND LIVING SPACES SHOULD BE DEMO'D. EQUIPMENT SHOULD BE REMOVED.
- ALL EXISTING SATELLITE DISHES TO BE REMOVED.

PRICE BREAKOUT NOTES:

- PROVIDE BUDGETARY PRICING TO ADD NEW MEDIA ENCLOSURE CABINETS IN EACH DWELLING UNIT FOR LOW VOLTAGE DISTRIBUTION WITHIN THE UNIT.
- PROVIDE PRICE BREAKOUT TO ADD NEW LV BOX IN LIEU OF STRUCTURED MEDIA ENCLOSURE IN EACH DWELLING UNIT FOR LOW VOLTAGE DISTRIBUTION WITHIN THE UNIT.
- PROVIDE PRICE BREAKOUT FOR REPLACING ALL OUTLETS AND SWITCHES WITH IN-KIND.
- BUDGET TO INCLUDE PRICING FOR 50% OF APARTMENT KITCHEN CABINETS GETTING REPLACED. INCLUDE COST TO ADD ELECTRICAL DEVICES (LIKE OUTLETS /SWITCHES) FOR KITCHEN UPDATES.
- PROVIDE BUDGETARY PRICING TO ADD NEW ELECTRICAL RANGE IN THE KITCHEN IN EACH DWELLING UNIT.
- BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.

KEYED NOTES:

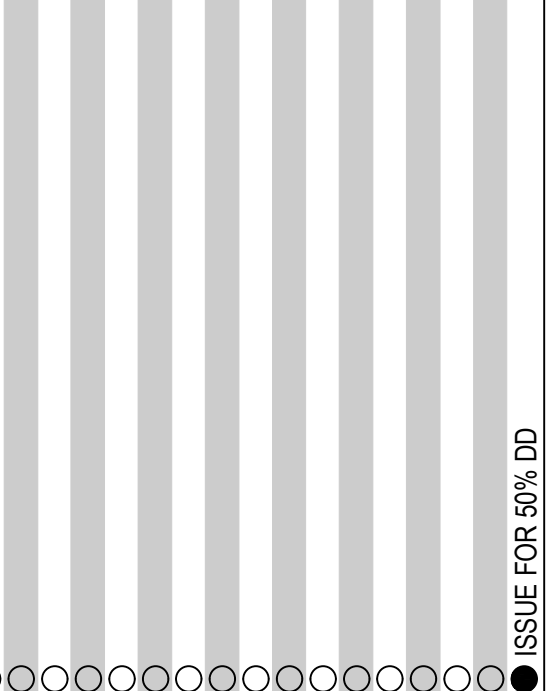
- UP TO EXISTING INCOMING TELEPHONE/COMM.
- EXISTING ELECTRICAL RESIDENTIAL METERS AND PANELS TO REMAIN.
- EXISTING LOW VOLTAGE EQUIPMENT.
- UP TO EXISTING INCOMING 4" ELECTRICAL SERVICE.
- EXISTING INCOMING LOW VOLTAGE.
- EXISTING ENTRY INTERCOM. [ADD ALTERNATE PRICE TO REPLACE THE EXISTING INTERCOM SYSTEM.]
- DEMO AND REMOVE EXISTING BOOSTER PUMP.
- EXISTING WATER HEATERS TO REMAIN.
- EXISTING SENSOR/SECURITY LIGHT AND CAMERA.[ADD ALTERNATE PRICE TO REPLACE EXISTING CAMERAS]
- EXISTING BOILER CONDENSATE PUMP TO BE DEMOED.
- EXISTING BOILER AND ASSOCIATED PUMPS TO BE DEMOED.
- ENSURE LAUNDRY EXHAUST FAN IS PERFORMING TO DESIGN STANDARDS. IF EXHAUST FAN IS INOPERABLE, INFORM ARCHITECT AND PROVIDE PRICE FOR REPLACEMENT.
- EXISTING HOT WATER RECIRCULATION PUMP TO REMAIN.



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02



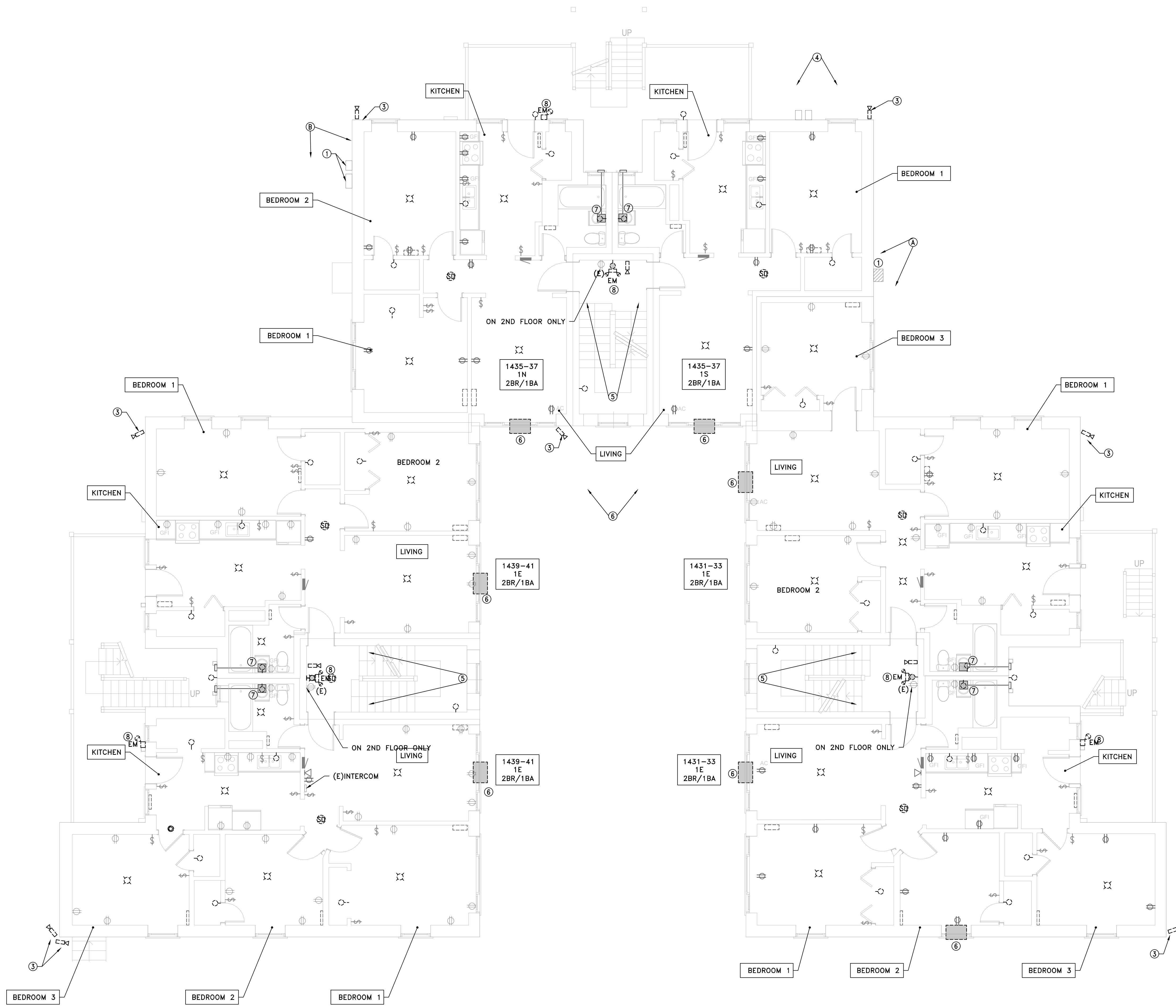
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2218a
DEMO ELECTRICAL BASEMENT PLAN

ED100

1 DEMO ELECTRICAL BASEMENT PLAN
SCALE - 3/16" = 1'-0"



GENERAL SHEET NOTES:

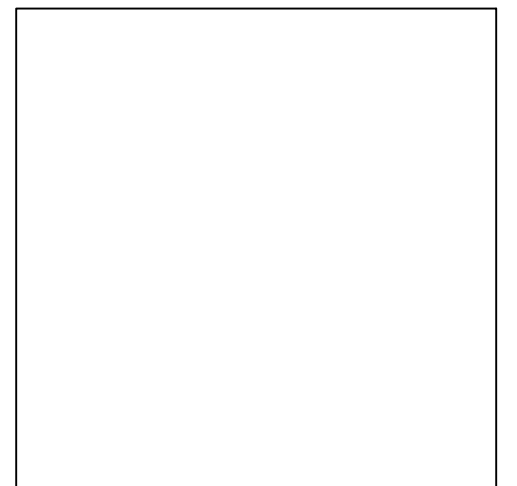
- EXISTING ELECTRICAL POWER SYSTEM SHOWN IS BASED UPON "2007-EXISTING DRAWINGS", FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE. VERIFY ALL LOCATIONS OF EQUIPMENT AND WIRING CONNECTIONS/ DEVICES IN THE FIELD.
- ALL EXISTING SATELLITE DISHES TO BE REMOVED.

KEYED NOTES:

- EXISTING INCOMING TELEPHONE/COMM SERVICE.
- EXISTING ELECTRICAL RESIDENTIAL METERS TO REMAIN.
- EXISTING EXTERIOR CAMERAS TO BE REPLACED.
- EXISTING INCOMING 4" ELECTRICAL SERVICE TO REMAIN.
- EXISTING HALLWAY EM/SECURITY CAMERA TO BE REPLACED.
- DEMO ALL WINDOW AIR CONDITIONERS.
- DEMO ALL EXISTING RESIDENTIAL TOILET EXHAUST FANS AND PREPARE FOR ONE-TO-ONE REPLACEMENT.
- DEMO ALL EXISTING EMERGENCY LIGHTS AND EXIT SIGNS AND PREPARE FOR ONE-TO-ONE REPLACEMENT.

PRICE BREAKOUT NOTES:

- PROVIDE BUDGETARY PRICING TO ADD NEW MEDIA ENCLOSURE CABINETS IN EACH DWELLING UNIT FOR LOW VOLTAGE DISTRIBUTION WITHIN THE UNIT.
- PROVIDE PRICE BREAKOUT TO ADD NEW LV BOX IN LIEU OF STRUCTURED MEDIA ENCLOSURE IN EACH DWELLING UNIT FOR LOW VOLTAGE DISTRIBUTION WITHIN THE UNIT.
- PROVIDE PRICE BREAKOUT FOR REPLACING ALL OUTLETS AND SWITCHES WITH IN-KIND.
- BUDGET TO INCLUDE PRICING FOR 50% OF APARTMENT KITCHEN CABINETS GETTING REPLACED. INCLUDE COST TO ADD ELECTRICAL DEVICES (LIKE OUTLETS /SWITCHES) FOR KITCHEN UPDATES.
- PROVIDE BUDGETARY PRICING TO ADD NEW ELECTRICAL RANGE IN THE KITCHEN IN EACH DWELLING UNIT.
- BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.



IN PROGRESS

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1 DEMO ELECTRICAL TYPICAL 1ST THRU 3RD FLOOR PLAN
 SCALE - 3/16" = 1'-0"

2024.02.02

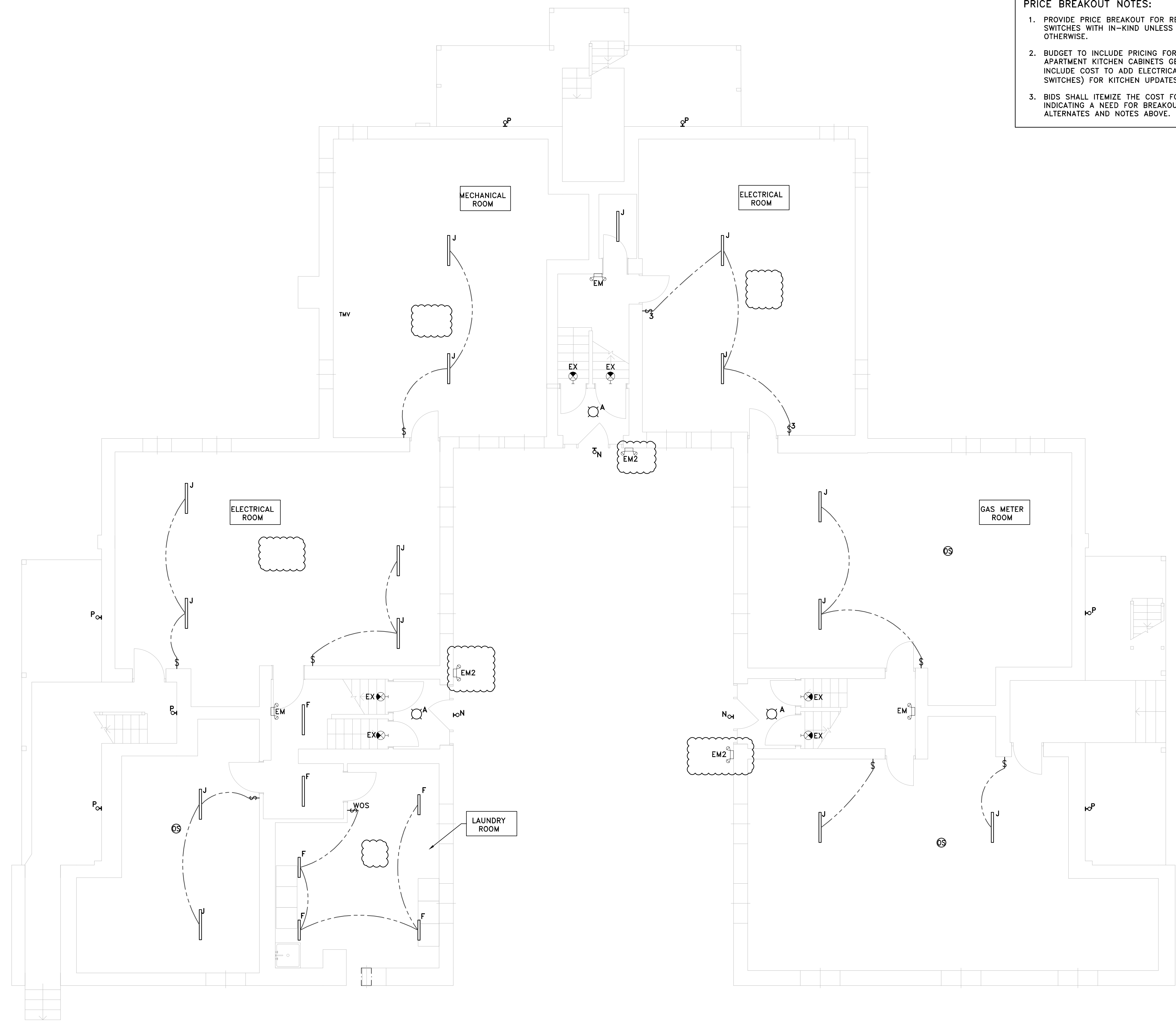
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DEMO ELECTRICAL TYPICAL 1ST THRU 3RD FLOOR PLAN

ED101



PRICE BREAKOUT NOTES:

1. PROVIDE PRICE BREAKOUT FOR REPLACING ALL SWITCHES WITH IN-KIND UNLESS NOTED OTHERWISE.
2. BUDGET TO INCLUDE PRICING FOR 50% OF APARTMENT KITCHEN CABINETS GETTING REPLACED. INCLUDE COST TO ADD ELECTRICAL DEVICES (LIKE SWITCHES) FOR KITCHEN UPDATES.
3. BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.

GENERAL SHEET NOTES:

1. CONTRACTOR SHALL VERIFY THE CONDITION AND NEW REQUIREMENT SO THAT NEW WORK CAN BE INSTALLED WITHOUT INTERFERENCE. MAKE ALL NECESSARY ROUTING AND CONNECTION AS REQUIRED.
2. EXISTING LIGHTING SYSTEM CIRCUITING TO REMAIN AS IS UNLESS NOTED OTHERWISE AND PROVIDE NEW ADDITIONAL LIGHT FIXTURES/SWITCHES/COVERPLATES AS INDICATED ON DRAWINGS, INCLUDING WIRING AND ALL NECESSARY GROUNDING SYSTEM.
3. ALL NEW ELECTRICAL WORK IN FINISHED WALL AND CEILING AREA SHALL BE CONCEALED IN WALL OR CEILING OR REUSE EXISTING CONDUIT IF POSSIBLE. ALL NEW WALL OPENINGS SHALL BE COORDINATED WITH ARCHITECT AND CONTRACTOR PRIOR TO EXECUTION.
4. COORDINATE ALL FINISHES, COVERS, AND EXPOSED ELECTRICAL DEVICES WITH OWNER PRIOR TO PURCHASE.
5. ALL COVER PLATES (FOR SWITCHES/OUTLETS/DATA) TO BE GASKETED/SEALED.
6. REPLACE COVERPLATE OF EXISTING TO REMAIN LIGHT SWITCHES. ALTERNATE: REPLACE WITH IN KIND SWITCH.

KEYED NOTES:

- 1 REPLACE EXISTING WALL SWITCHES WITH NEW WALL OCCUPANCY SWITCHES /COMBINATION OF CEILING MOUNT OCCUPANCY SENSOR AND MANUAL WALL SWITCH FOR THE COMMON ROOMS.
- 2 PROVIDE VACANCY SENSOR FOR THE STORAGE ROOMS.
- 3 NOT USED.
- 4 REPLACE THE EXISTING EMERGENCY LIGHTS AND EXIT SIGNS WITH NEW LED EMERGENCY LIGHTS AND EXIT SIGNS WITH BATTERY BACKUP IN EXISTING LOCATION.
- 5 PROVIDE A NEW EMERGENCY UNIT LIGHT FIXTURE WITH BATTERY BACKUP IN THE ELECTRICAL ROOM. CONNECT TO UNSWITCHED LEG OF LIGHTING CIRCUIT AVAILABLE IN THE ELECTRICAL ROOM.

(PROPOSED) COMMON AREA LIGHTING CONTROL NOTES:

STAIRS
1. NIGHTLIGHT CIRCUIT IS DEFINED SO THAT STAIRS FIXTURES REMAIN ON 24/7.

LAUNDRY/UTILITY ROOMS
1. CEILING MOUNTED OCCUPANCY SENSORS ARE PROVIDED.
2. ROOMS ARE PROVIDED WITH A WALL SWITCH FOR MANUAL ON/OFF CONTROL.

EXTERIOR LIGHTING
1. ALL EXTERIOR LIGHTING SHALL BE PHOTOCELL CONTROLLED DUSK TO DAWN.



IN PROGRESS

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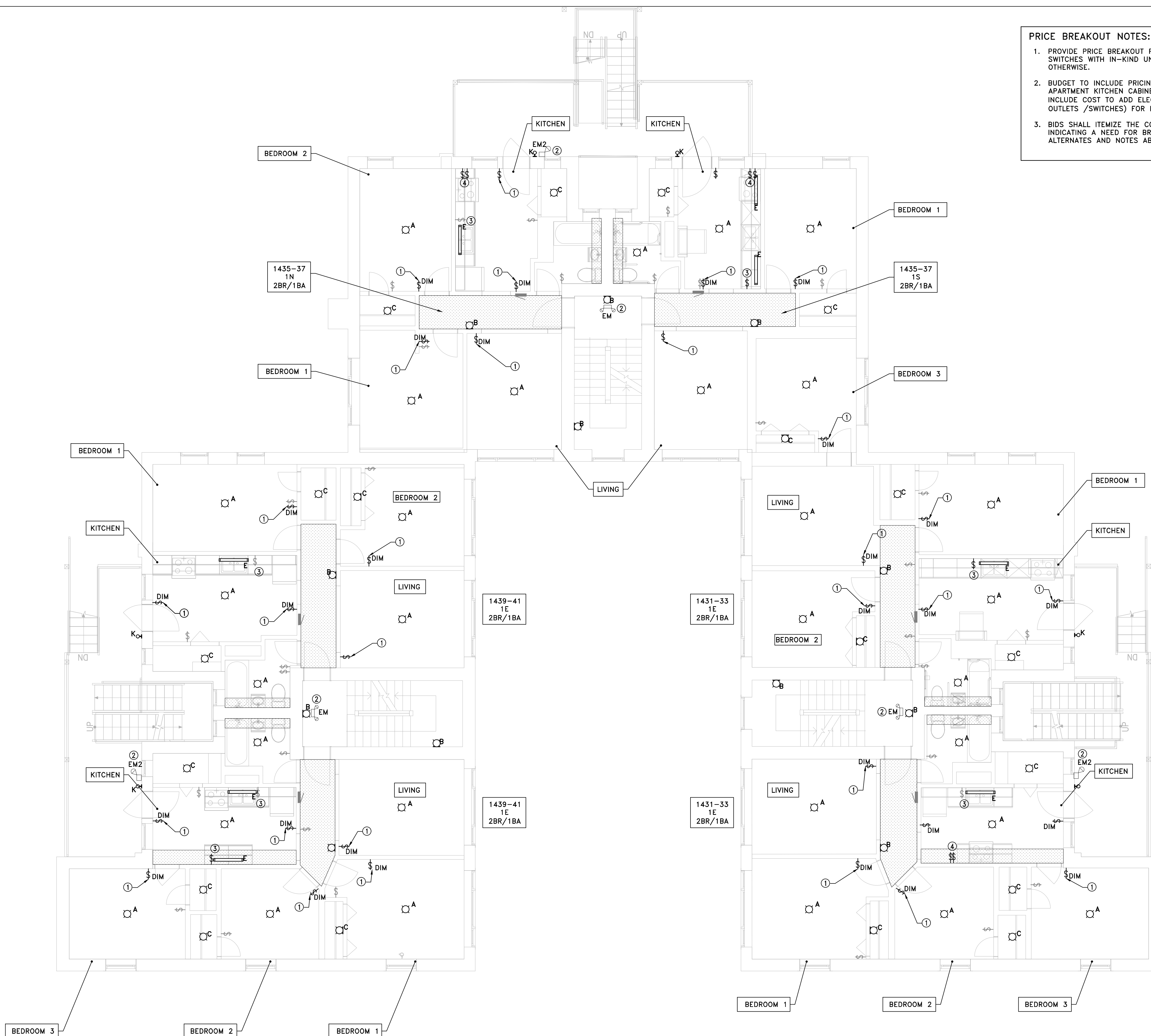
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LIGHTING BASEMENT PLAN

E100

1 LIGHTING BASEMENT PLAN
SCALE - 3/16" = 1'-0"



PRICE BREAKOUT NOTES:

1. PROVIDE PRICE BREAKOUT FOR REPLACING ALL SWITCHES WITH IN-KIND UNLESS NOTED OTHERWISE.
2. BUDGET TO INCLUDE PRICING FOR 50% OF APARTMENT KITCHEN CABINETS GETTING REPLACED. INCLUDE COST TO ADD ELECTRICAL DEVICES (LIKE OUTLETS /SWITCHES) FOR KITCHEN UPDATES.
3. BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.

GENERAL SHEET NOTES:

1. CONTRACTOR SHALL VERIFY THE CONDITION AND NEW REQUIREMENT SO THAT NEW WORK CAN BE INSTALLED WITHOUT INTERFERENCE. MAKE ALL NECESSARY ROUTING AND CONNECTION AS REQUIRED.
2. EXISTING LIGHTING SYSTEM CIRCUITING TO REMAIN AS IS UNLESS NOTED OTHERWISE AND PROVIDE NEW ADDITIONAL LIGHT FIXTURES/SWITCHES/COVERPLATES AS INDICATED ON DRAWINGS, INCLUDING WIRING AND ALL NECESSARY GROUNDING SYSTEM.
3. ALL NEW ELECTRICAL WORK IN FINISHED WALL AND CEILING AREA SHALL BE CONCEALED IN WALL OR CEILING OR REUSE EXISTING CONDUIT IF POSSIBLE. ALL NEW WALL OPENINGS SHALL BE COORDINATED WITH ARCHITECT AND CONTRACTOR PRIOR TO EXECUTION.
4. COORDINATE ALL FINISHES, COVERS, AND EXPOSED ELECTRICAL DEVICES WITH OWNER PRIOR TO PURCHASE.
5. ALL COVER PLATES (FOR SWITCHES/OUTLETS/DATA) TO BE GASKETED/SEALED.
6. REPLACE COVERPLATE OF EXISTING TO REMAIN LIGHT SWITCH. ALTERNATE: REPLACE WITH IN KIND SWITCH.
7. WHERE LIGHT FIXTURE NOT PRESENT/SHOWN IN THE LIVING SPACES(BEDROOM, LIVING ROOMS, DINNING ROOMS) INSTALL (1) TYPE B WALL SCONCE. IF SWITCHED OUTLET EXISTS IN THAT SPACE THEN WALL SCONCE TO BE CONNECTED TO SWITCH.

KEYED NOTES:

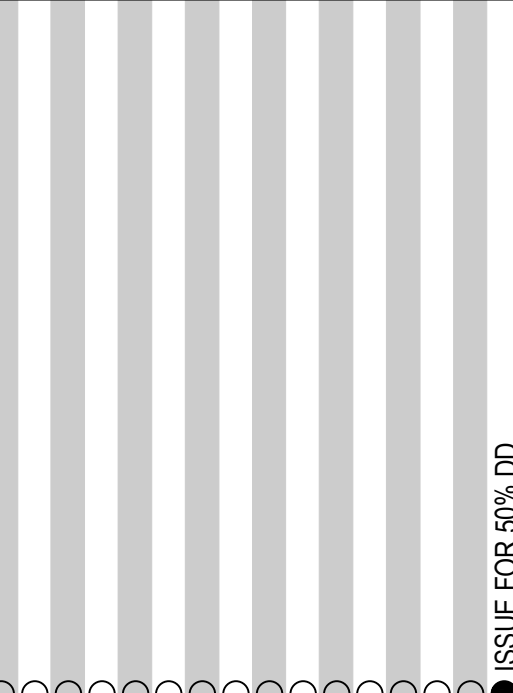
- ① REPLACE THE EXISTING WALL SWITCHES WITH NEW DIMMER WALL SWITCHES FOR LIVING ROOM, KITCHEN AND BEDROOMS IN THE DWELLING UNITS IN EXISTING LOCATION.
- ② REPLACE THE EXISTING EMERGENCY LIGHTS AND EXIT SIGNS WITH NEW LED EMERGENCY LIGHTS AND EXIT SIGNS WITH BATTERY BACKUP IN EXISTING LOCATION.
- ③ PROVIDE A WALL SWITCH FOR UNDERCABINET LIGHTS. IN ACCESSIBLE UNITS, SWITCHES AND OUTLETS ABOVE COUNTERTOPS TO RECEIVE 1" EXTENSION BOXES. REFER TO ARCHITECTURAL SHEETS AND ACCESSIBILITY MATRIX FOR ACCESSIBLE UNIT DESIGNATION. CONFIRM THE TYPE OF UNIT PRIOR TO ANY ROUGH-IN.
- ④ PROVIDE THE WALL MOUNTED SWITCHES FOR HOOD FAN AND LIGHT IN ACCESSIBLE UNIT. REFER TO ARCHITECTURAL SHEETS AND ACCESSIBILITY MATRIX FOR ACCESSIBLE UNIT DESIGNATION. CONFIRM THE TYPE OF UNIT PRIOR TO ANY ROUGH-IN.



IN PROGRESS

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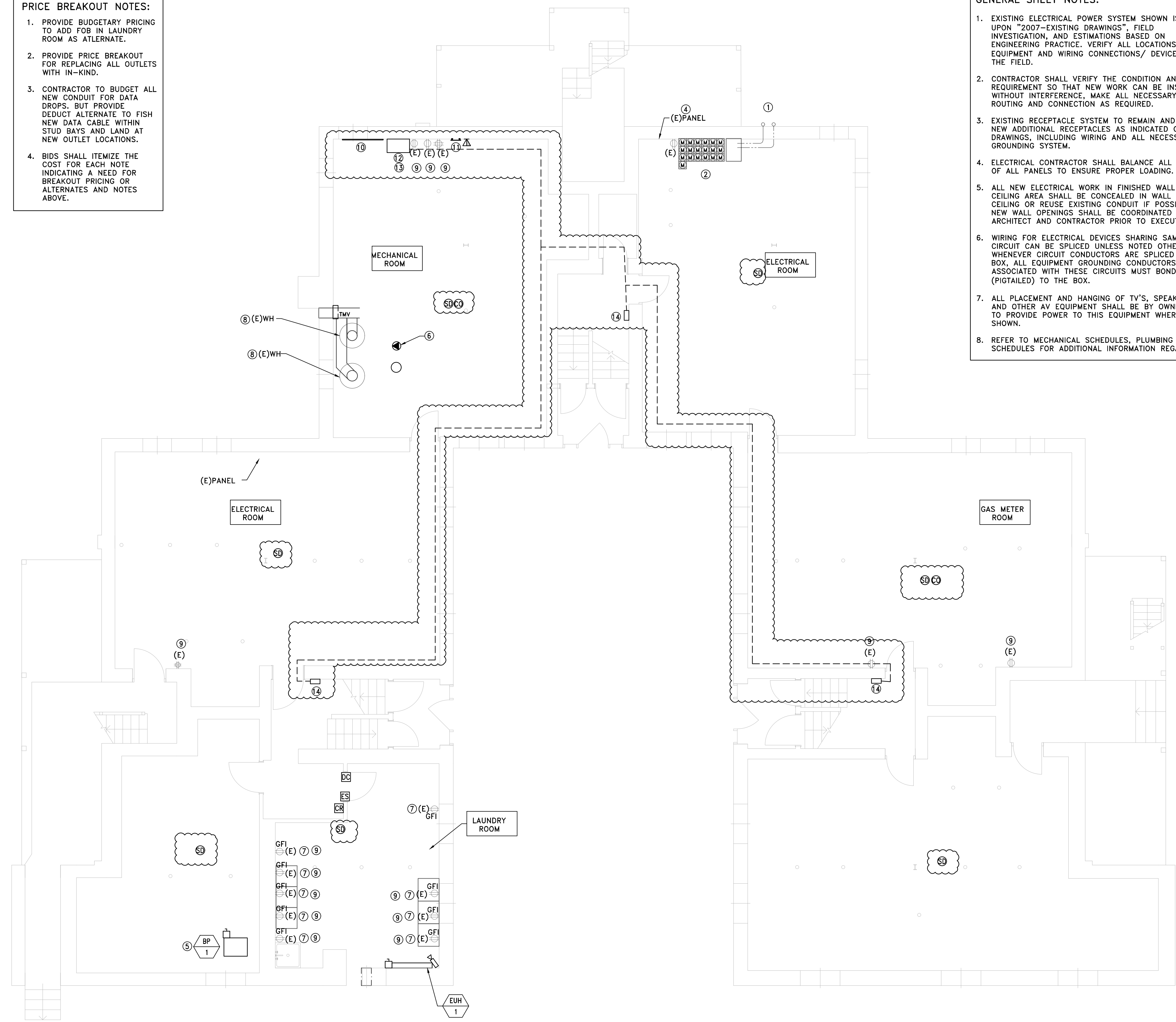
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2218a
LIGHTING
TYPICAL 1ST THRU 3RD
FLOOR PLAN

E101

1 LIGHTING TYPICAL 1ST THRU 3RD FLOOR PLAN
SCALE - 3/16" = 1'-0"

- PRICE BREAKOUT NOTES:**
1. PROVIDE BUDGETARY PRICING TO ADD FOB IN LAUNDRY ROOM AS ALTERNATE.
 2. PROVIDE PRICE BREAKOUT FOR REPLACING ALL OUTLETS WITH IN-KIND.
 3. CONTRACTOR TO BUDGET ALL NEW CONDUIT FOR DATA DROPS, BUT PROVIDE DEDUCT ALTERNATE TO FISH NEW DATA CABLE WITHIN STUD BAYS AND LAND AT NEW OUTLET LOCATIONS.
 4. BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.



- GENERAL SHEET NOTES:**
1. EXISTING ELECTRICAL POWER SYSTEM SHOWN IS BASED UPON "2007-EXISTING DRAWINGS". FIELD INVESTIGATION AND ESTIMATIONS BASED ON ENGINEERING PRACTICE. VERIFY ALL LOCATIONS OF EQUIPMENT AND WIRING CONNECTIONS/ DEVICES IN THE FIELD.
 2. CONTRACTOR SHALL VERIFY THE CONDITION AND NEW REQUIREMENT SO THAT NEW WORK CAN BE INSTALLED WITHOUT INTERFERENCE. MAKE ALL NECESSARY ROUTING AND CONNECTION AS REQUIRED.
 3. EXISTING RECEPTACLE SYSTEM TO REMAIN AND PROVIDE NEW ADDITIONAL RECEPTACLES AS INDICATED ON DRAWINGS, INCLUDING WIRING AND ALL NECESSARY GROUNDING SYSTEM.
 4. ELECTRICAL CONTRACTOR SHALL BALANCE ALL PHASES OF ALL PANELS TO ENSURE PROPER LOADING.
 5. ALL NEW ELECTRICAL WORK IN FINISHED WALL AND CEILING AREA SHALL BE CONCEALED IN WALL OR CEILING OR REUSE EXISTING CONDUIT IF POSSIBLE. ALL NEW WALL OPENINGS SHALL BE COORDINATED WITH ARCHITECT AND CONTRACTOR PRIOR TO EXECUTION.
 6. WIRING FOR ELECTRICAL DEVICES SHARING SAME CIRCUIT CAN BE SPLICED UNLESS NOTED OTHERWISE. WHENEVER CIRCUIT CONDUCTORS ARE SPLICED IN A BOX, ALL EQUIPMENT GROUNDING CONDUCTORS ASSOCIATED WITH THESE CIRCUITS MUST BONDED (PIGTAILED) TO THE BOX.
 7. ALL PLACEMENT AND HANGING OF TV'S, SPEAKERS, AND OTHER AV EQUIPMENT SHALL BE BY OWNER. EC TO PROVIDE POWER TO THIS EQUIPMENT WHERE SHOWN.
 8. REFER TO MECHANICAL SCHEDULES, PLUMBING SCHEDULES FOR ADDITIONAL INFORMATION REGARDING POWER REQUIREMENTS. SOME EQUIPMENT MAY HAVE FACTORY PROVIDED DISCONNECTS. CONFIRM WITH APPROPRIATE EQUIPMENT SCHEDULE NOTES. ALL DISCONNECTS, WIRING, AND TERMINATIONS TO BE INSTALLED BY THE EC.
 9. LOCATION OF DISCONNECTS AND EQUIPMENT CONNECTED RECEPTACLES MAY BE REVISED IN THE FIELD TO BE ON A DIFFERENT SIDE OF THE EQUIPMENT SHOWN. PROVIDE THE SIMPLEST, CODE-COMPLIANT AND SERVICEABLE INSTALLATION.
 10. COORDINATE ALL FINISHES, COVERS, AND EXPOSED ELECTRICAL DEVICES WITH OWNER PRIOR TO PURCHASE.
 11. ALL COVER PLATES (FOR SWITCHES/OUTLETS/DATA) TO BE GASKETED/SEALED.
 12. ALL BACK TO BACK ELECTRICAL BOXES LOCATED WITHIN DEMISING WALL SHALL BE A MINIMUM OF 12" APART. EC TO FIELD COORDINATE DEVICE LOCATIONS AS NEEDED TO MEET THIS REQUIREMENT. ELECTRICAL BOXES IN THE SAME STUD CAVITY SHALL BE FIRE PROTECTED WITH PUTTY PADS OR SIMILAR.
 13. COORDINATE LOW-VOLTAGE EQUIPMENT WITH CLIENT VENDORS. PROVIDE CONDUIT & RACEWAYS AS NECESSARY FOR CABLE RUNS.
 14. PROVIDE CLEAR AND COMPLETE CIRCUIT DIRECTORY WITH SUFFICIENT DETAIL FOR CIRCUIT IDENTIFICATION FOR ALL PANELS WITHIN THE SCOPE OF WORK. SOURCE OF SUPPLY WILL BE PERMANENTLY MARKED FOR ALL PANELBOARDS TO INDICATE EACH DEVICE OR EQUIPMENT WHERE THE POWER ORIGINATES.
 15. ACCESS, WORKING SPACE AND DEDICATED EQUIPMENT SPACE FOR ALL ELECTRICAL EQUIPMENT SHALL BE PROVIDED AND MAINTAINED AS REQUIRED.

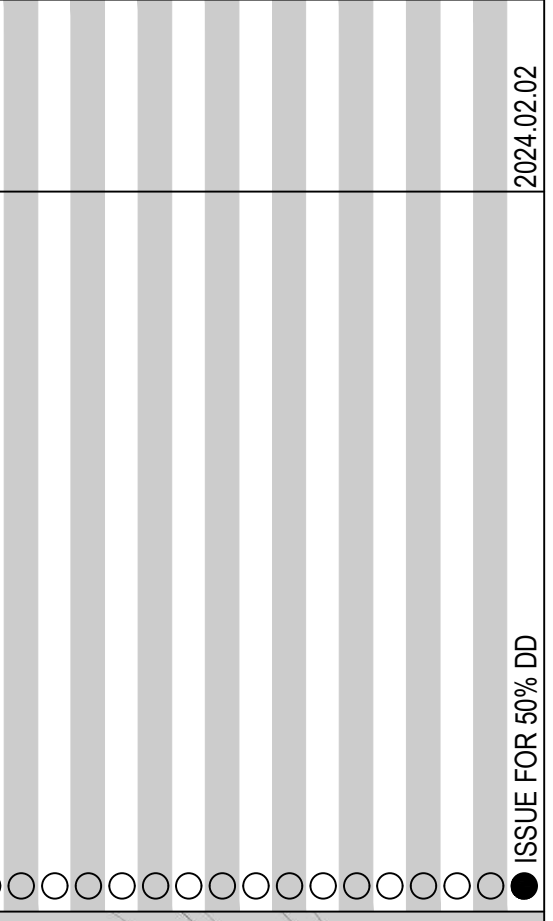
- KEYED NOTES:**
- ① MAIN ELECTRICAL INCOMING SERVICE TO REMAIN WITH EXISTING 800AMPS MAIN DISCONNECT. CONTRACTOR TO FIELD VERIFY THE OPERATION AND CONTINUITY OF ALL DEVICES.
 - ② EXISTING ELECTRICAL RESIDENTIAL METERS TO REMAIN.
 - ③ NOT USED.
 - ④ EXISTING HOUSE PANEL TO REMAIN. ADD NEW CIRCUIT BREAKERS AND CIRCUITS AS SHOWN IN THE PANEL SCHEDULE.
 - ⑤ NEW BOOSTER PUMP.
 - ⑥ EXISTING HOT WATER RECIRCULATION PUMP TO REMAIN.
 - ⑦ CONTRACTOR TO FIELD VERIFY THE OUTLETS IN LAUNDRY ROOM ARE GFI PROTECTED. IF NOT PROVIDE THE GFI OUTLETS IN LAUNDRY ROOM.
 - ⑧ EXISTING WATER HEATERS TO REMAIN.
 - ⑨ ELECTRICAL CONTRACTOR TO FIELD VERIFY THE CONTINUITY AND OPERATION OF EXISTING RECEPTACLES. REPLACE THE COVER-PLATE.
 - ⑩ CONTRACTOR TO PROVIDE MINIMUM 4"W X 4"H PLYWOOD FOR LOW VOLTAGE UTILITY CONNECTION EQUIPMENT INSTALLATION.
 - ⑪ TELECOMMUNICATION GROUNDING BUSBAR. CONNECT TO BUILDING EXISTING GROUNDING SYSTEM.
 - ⑫ WALL MOUNTED IT RACK.
 - ⑬ PROVIDE UPS FOR SURVEILLANCE, ACCESS CONTROL AND IT RACKS.
 - ⑭ ROUTE THE NEW RISER AT THIS LOCATION FOR LOW VOLTAGE INCOMING SERVICE IN UNITS ON UPPER FLOORS.

- EXISTING DEVICES NOTES:**
1. CONTRACTOR SHALL INSPECT ALL EXISTING CONDITIONS AND DETERMINE WHAT CAN BE RE-USED. CONTRACTOR TO FIELD VERIFY IF EXISTING CONDUIT, WIRE SIZES MATCH CURRENT PLAN. PROVIDE EXTENSIONS AND MODIFICATIONS AS REQUIRED PER DESIGN INTENT.



IN PROGRESS

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POWER BASEMENT PLAN

E200

1 POWER BASEMENT PLAN
SCALE - 3/16" = 1'-0"

2024.02.02
ISSUE FOR 50% DD

PRICE BREAKOUT NOTES:

- BUDGET TO INCLUDE COST FOR NEW POWER TO GAZEBO. VERIFY EXISTING CONDUIT AND RACEWAY TO THE EXISTING LIGHTING POLE IN THAT AREA. PROVIDE A DEDUCT OF REUSE OF POWER FROM EXISTING LIGHT POLE.
- PROVIDE BUDGETARY PRICING TO ADD NEW LV BOX IN LIEU OF STRUCTURED MEDIA ENCLOSURE IN EACH DWELLING UNIT FOR LOW VOLTAGE DISTRIBUTION WITHIN THE UNIT.
- PROVIDE PRICE BREAKOUT FOR REPLACING ALL OUTLETS WITH IN-KIND.
- BUDGET TO INCLUDE PRICING FOR 50% OF APARTMENT KITCHEN CABINETS GETTING REPLACED. INCLUDE COST TO ADD ELECTRICAL DEVICES (LIKE OUTLETS /SWITCHES) FOR KITCHEN UPDATES.
- PROVIDE BUDGETARY PRICING TO ADD NEW ELECTRICAL RANGE IN THE KITCHEN IN EACH DWELLING UNIT.
- CONTRACTOR TO BUDGET ALL NEW CONDUIT FOR DATA DROPS. BUT PROVIDE DEDUCT ALTERNATE TO FISH NEW DATA CABLE WITHIN STUD BAYS AND LAND AT NEW OUTLET LOCATIONS.
- BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.

NOTES FOR HVI UNITS:

- AT THE HVI UNITS (HEARING AND VISUALLY IMPAIRED UNITS) PROVIDE INTERCONNECTED HARDWIRED CONDUIT AND SPEAKER/VISUAL STROBE ALARMS. PROVIDE STROBES WITH COVERAGE FOR ALL LIVING, SLEEPING, KITCHEN, AND TOILET ROOMS.
- AT THE HVI UNITS (HEARING AND VISUALLY IMPAIRED UNITS) PROVIDE A HARD-WIRED ELECTRIC DOORBELL ON THE PUBLIC SIDE OF THE PRIMARY ENTRANCE. ACTIVATION ON THE BUTTON SHALL INITIATE A VISUAL AND AUDIBLE STROBE/TONE WITHIN THE UNIT AT INITIAL CONSTRUCTION.
- THE ADDITION OF STROBES FOR VISUAL/AUDIBLE UNITS SHALL NOT REPLACE THE REQUIREMENT FOR AUDIBLE DEVICES.
- LOCATION OF HVI DEVICES SHOWN MAY NOT APPLY TO ALL UNITS. VERIFY WITH ARCHITECTURAL UNIT MATRIX.
- IN HVI/HVC UNITS PROVIDE A CONDUIT BETWEEN UNIT HORN/STROBE DEVICE AND UNIT SMOKE DETECTOR.
- HVI UNITS SHALL HAVE THE NOTIFICATION APPLIANCES ACTIVATED BY THE UNIT LEVEL SMOKE ALARM DEVICE.



EXISTING LIGHTING POLE. ELECTRICAL CONTRACTOR TO FIELD VERIFY IF THE EXISTING LIGHT CIRCUIT FEEDING THIS POLE LIGHT HAS SPARE CAPACITY, THEN THE LIGHT CIRCUIT CAN BE EXTENDED TO FEED THE NEWLY INSTALLED ELECTRICAL DEVICES IN GAZEBO.

GENERAL SHEET NOTES:

- EXISTING ELECTRICAL POWER SYSTEM SHOWN IS BASED UPON "2007-EXISTING DRAWINGS", FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE. VERIFY ALL LOCATIONS OF EQUIPMENT AND WIRING CONNECTIONS/ DEVICES IN THE FIELD.
- CONTRACTOR SHALL VERIFY THE CONDITION AND NEW REQUIREMENT SO THAT NEW WORK CAN BE INSTALLED WITHOUT INTERFERENCE. MAKE ALL NECESSARY ROUTING AND CONNECTION AS REQUIRED.
- ALL NEWLY INSTALLED RESIDENTIAL DWELLING UNIT RECEPTACLES SERVED BY 15A OR 20A CIRCUIT BREAKERS SHALL BE TAMPER-PROOF.
- EXISTING RECEPTACLE SYSTEM TO REMAIN AND PROVIDE NEW ADDITIONAL RECEPTACLES AS INDICATED ON DRAWINGS, INCLUDING WIRING AND ALL NECESSARY GROUNDING SYSTEM.
- ELECTRICAL CONTRACTOR SHALL BALANCE ALL PHASES OF ALL PANELS TO ENSURE PROPER LOADING.
- ALL NEW ELECTRICAL WORK IN FINISHED WALL AND CEILING AREA SHALL BE CONCEALED IN WALL OR CEILING OR REUSE EXISTING CONDUIT IF POSSIBLE. ALL NEW WALL OPENINGS SHALL BE COORDINATED WITH ARCHITECT AND CONTRACTOR PRIOR TO EXECUTION.
- WIRING FOR ELECTRICAL DEVICES SHARING SAME CIRCUIT CAN BE SPLICED UNLESS NOTED OTHERWISE. WHENEVER CIRCUIT CONDUCTORS ARE SPLICED IN A BOX, ALL EQUIPMENT GROUNDING CONDUCTORS ASSOCIATED WITH THESE CIRCUITS MUST BONDED (PIGTAILED) TO THE BOX.
- ALL PLACEMENT AND HANGING OF TV'S, SPEAKERS, AND OTHER AV EQUIPMENT SHALL BE BY OWNER. EC TO PROVIDE POWER TO THIS EQUIPMENT WHERE SHOWN.
- REFER TO MECHANICAL SCHEDULES, PLUMBING SCHEDULES FOR ADDITIONAL INFORMATION REGARDING POWER REQUIREMENTS. SOME EQUIPMENT MAY HAVE FACTORY PROVIDED DISCONNECTS. CONFIRM WITH APPROPRIATE EQUIPMENT SCHEDULE NOTES. ALL DISCONNECTS, WIRING, AND TERMINATIONS TO BE INSTALLED BY THE EC.
- LOCATION OF DISCONNECTS AND EQUIPMENT CONNECTED RECEPTACLES MAY BE REVISED IN THE FIELD TO BE ON A DIFFERENT SIDE OF THE EQUIPMENT SHOWN. PROVIDE THE SIMPLEST, CODE-COMPLIANT AND SERVICEABLE INSTALLATION.
- COORDINATE ALL FINISHES, COVERS, AND EXPOSED ELECTRICAL DEVICES WITH OWNER PRIOR TO PURCHASE.
- ALL COVER PLATES (FOR SWITCHES/OUTLETS/DATA) TO BE GASKETED/SEALED.
- ALL BACK TO BACK ELECTRICAL BOXES LOCATED WITHIN DEMISING WALL SHALL BE A MINIMUM OF 12" APART. EC TO FIELD COORDINATE DEVICE LOCATIONS AS-NEEDED-TO-MEET-THIS-REQUIREMENT-ELECTRICAL BOXES IN THE SAME STUD CAVITY SHALL BE FIRE PROTECTED WITH PUTTY PLAS OR SIMILAR.
- ALL SMOKE DETECTORS IN EACH INDIVIDUAL DWELLING UNIT SHALL HAVE BATTERY BACKUP AND BE INTERCONNECTED AND OPERATE SUCH THAT WHEN ONE SMOKE ALARM ACTIVATES AND SOUNDS AN ALARM SIGNAL, ALL OTHER SMOKE ALARMS IN THE DWELLING UNIT SHALL ALSO SOUND AN ALARM SIGNAL.
- COORDINATE LOW-VOLTAGE EQUIPMENT WITH CLIENT VENDORS. PROVIDE CONDUIT & RACEWAYS AS NECESSARY FOR CABLE RUNS.
- PROVIDE CLEAR AND COMPLETE CIRCUIT DIRECTORY WITH SUFFICIENT DETAIL FOR CIRCUIT IDENTIFICATION FOR ALL PANELS WITHIN THE SCOPE OF WORK. SOURCE OF SUPPLY WILL BE PERMANENTLY MARKED FOR ALL PANELBOARDS TO INDICATE EACH DEVICE OR EQUIPMENT WHERE THE POWER ORIGINATES.
- ACCESS, WORKING SPACE AND DEDICATED EQUIPMENT SPACE FOR ALL ELECTRICAL EQUIPMENT SHALL BE PROVIDED AND MAINTAINED AS REQUIRED.

EXISTING DEVICES NOTES:

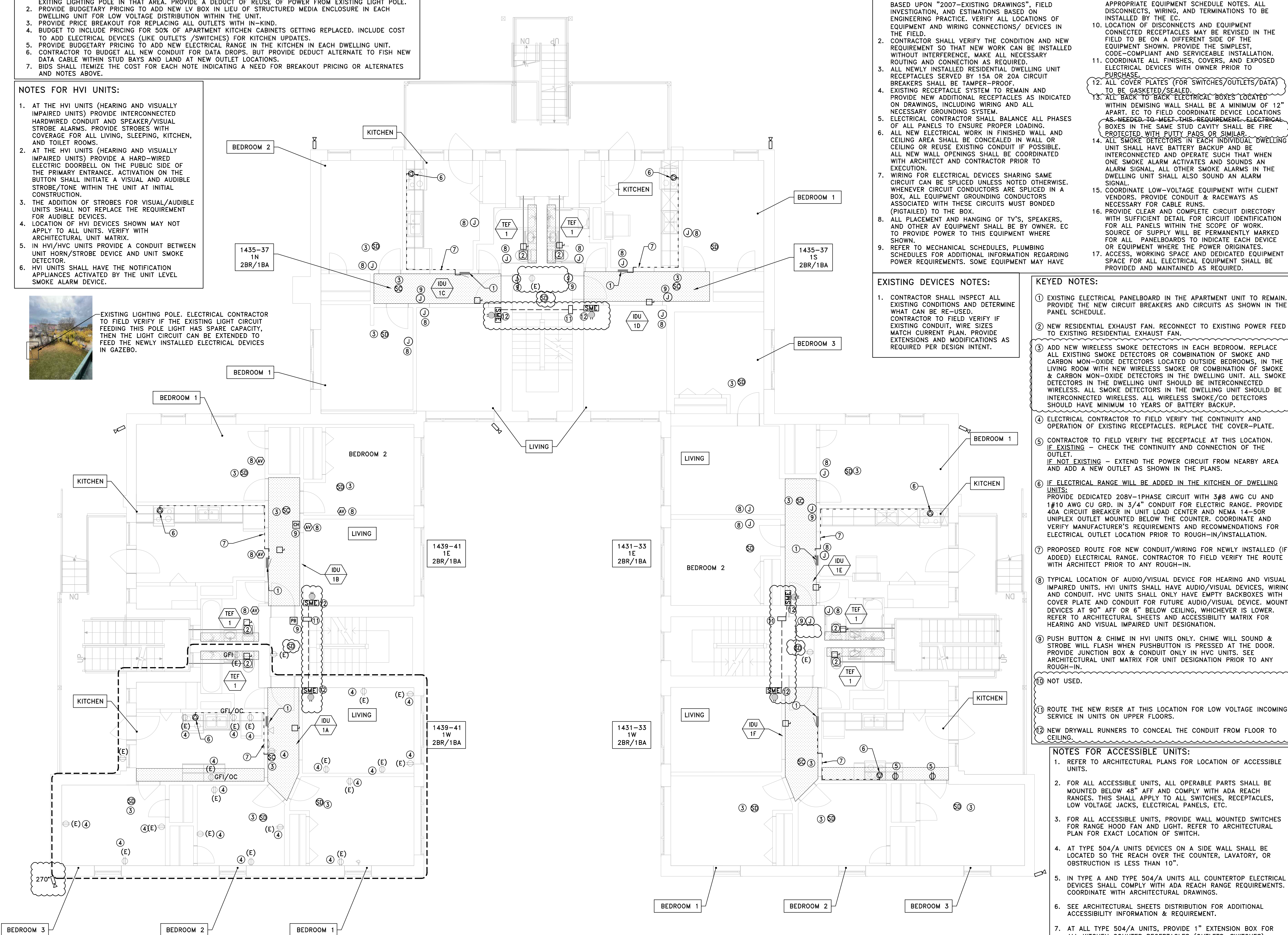
- CONTRACTOR SHALL INSPECT ALL EXISTING CONDITIONS AND DETERMINE WHAT CAN BE RE-USED. CONTRACTOR TO FIELD VERIFY IF EXISTING CONDUIT, WIRE SIZES MATCH CURRENT PLAN. PROVIDE EXTENSIONS AND MODIFICATIONS AS REQUIRED PER DESIGN INTENT.

KEYED NOTES:

- EXISTING ELECTRICAL PANELBOARD IN THE APARTMENT UNIT TO REMAIN. PROVIDE THE NEW CIRCUIT BREAKERS AND CIRCUITS AS SHOWN IN THE PANEL SCHEDULE.
- NEW RESIDENTIAL EXHAUST FAN. RECONNECT TO EXISTING POWER FEED TO EXISTING RESIDENTIAL EXHAUST FAN.
- ADD NEW WIRELESS SMOKE DETECTORS IN EACH BEDROOM. REPLACE ALL EXISTING SMOKE DETECTORS OR COMBINATION OF SMOKE AND CARBON MON-OXIDE DETECTORS LOCATED OUTSIDE BEDROOMS, IN THE LIVING ROOM WITH NEW WIRELESS SMOKE OR COMBINATION OF SMOKE & CARBON MON-OXIDE DETECTORS IN THE DWELLING UNIT. ALL SMOKE DETECTORS IN THE DWELLING UNIT SHOULD BE INTERCONNECTED WIRELESS. ALL WIRELESS SMOKE/CO DETECTORS SHOULD HAVE MINIMUM 10 YEARS OF BATTERY BACKUP.
- ELECTRICAL CONTRACTOR TO FIELD VERIFY THE CONTINUITY AND OPERATION OF EXISTING RECEPTACLES. REPLACE THE COVER-PLATE.
- CONTRACTOR TO FIELD VERIFY THE RECEPTACLE AT THIS LOCATION. IF EXISTING - CHECK THE CONTINUITY AND CONNECTION OF THE OUTLET. IF NOT EXISTING - EXTEND THE POWER CIRCUIT FROM NEARBY AREA AND ADD A NEW OUTLET AS SHOWN IN THE PLANS.
- IF ELECTRICAL RANGE WILL BE ADDED IN THE KITCHEN OF DWELLING UNITS: PROVIDE DEDICATED 208V-1PHASE CIRCUIT WITH 3#8 AWG CU AND 1#10 AWG CU GRD. IN 3/4" CONDUIT FOR ELECTRIC RANGE. PROVIDE 40A CIRCUIT BREAKER IN UNIT LOAD CENTER AND NEMA 14-50R UNIPLEX OUTLET MOUNTED BELOW THE COUNTER. COORDINATE AND VERIFY MANUFACTURER'S REQUIREMENTS AND RECOMMENDATIONS FOR ELECTRICAL OUTLET LOCATION PRIOR TO ROUGH-IN/INSTALLATION.
- PROPOSED ROUTE FOR NEW CONDUIT/WIRING FOR NEWLY INSTALLED (IF ADDED) ELECTRICAL RANGE. CONTRACTOR TO FIELD VERIFY THE ROUTE WITH ARCHITECT PRIOR TO ANY ROUGH-IN.
- TYPICAL LOCATION OF AUDIO/VISUAL DEVICE FOR HEARING AND VISUAL IMPAIRED UNITS. HVI UNITS SHALL HAVE AUDIO/VISUAL DEVICES, WIRING AND CONDUIT. HVC UNITS SHALL ONLY HAVE EMPTY BACKBOXES WITH COVER PLATE AND CONDUIT FOR FUTURE AUDIO/VISUAL DEVICE. MOUNT DEVICES AT 90" AFF OR 6" BELOW CEILING, WHICHEVER IS LOWER. REFER TO ARCHITECTURAL SHEETS AND ACCESSIBILITY MATRIX FOR HEARING AND VISUAL IMPAIRED UNIT DESIGNATION.
- PUSH BUTTON & CHIME IN HVI UNITS ONLY. CHIME WILL SOUND & STROBE WILL FLASH WHEN PUSHBUTTON IS PRESSED AT THE DOOR. PROVIDE JUNCTION BOX & CONDUIT ONLY IN HVC UNITS. SEE ARCHITECTURAL UNIT MATRIX FOR UNIT DESIGNATION PRIOR TO ANY ROUGH-IN.
- NOT USED.
- ROUTE THE NEW RISER AT THIS LOCATION FOR LOW VOLTAGE INCOMING SERVICE IN UNITS ON UPPER FLOORS.
- NEW DRYWALL RUNNERS TO CONCEAL THE CONDUIT FROM FLOOR TO CEILING.

NOTES FOR ACCESSIBLE UNITS:

- REFER TO ARCHITECTURAL PLANS FOR LOCATION OF ACCESSIBLE UNITS.
- FOR ALL ACCESSIBLE UNITS, ALL OPERABLE PARTS SHALL BE MOUNTED BELOW 48" AFF AND COMPLY WITH ADA REACH RANGES. THIS SHALL APPLY TO ALL SWITCHES, RECEPTACLES, LOW VOLTAGE JACKS, ELECTRICAL PANELS, ETC.
- FOR ALL ACCESSIBLE UNITS, PROVIDE WALL MOUNTED SWITCHES FOR RANGE HOOD FAN AND LIGHT. REFER TO ARCHITECTURAL PLAN FOR EXACT LOCATION OF SWITCH.
- AT TYPE 504/A UNITS DEVICES ON A SIDE WALL SHALL BE LOCATED SO THE REACH OVER THE COUNTER, LAVATORY, OR OBSTRUCTION IS LESS THAN 10".
- IN TYPE A AND TYPE 504/A UNITS ALL COUNTERTOP ELECTRICAL DEVICES SHALL COMPLY WITH ADA REACH RANGE REQUIREMENTS. COORDINATE WITH ARCHITECTURAL DRAWINGS.
- SEE ARCHITECTURAL SHEETS DISTRIBUTION FOR ADDITIONAL ACCESSIBILITY INFORMATION & REQUIREMENT.
- AT ALL TYPE 504/A UNITS, PROVIDE 1" EXTENSION BOX FOR ALL KITCHEN COUNTER RECEPTACLES (OUTLETS, SWITCHES).



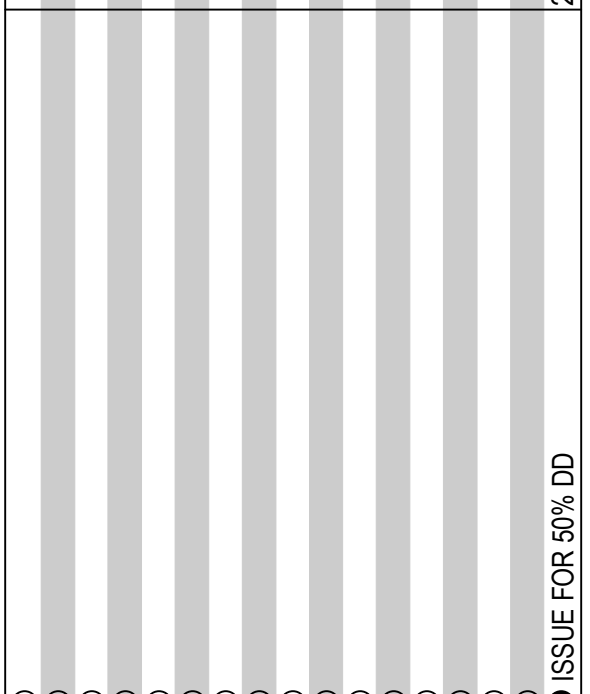
POWER TYPICAL 1ST THRU 3RD FLOOR PLAN
 1 SCALE - 3/16" = 1'-0"



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02

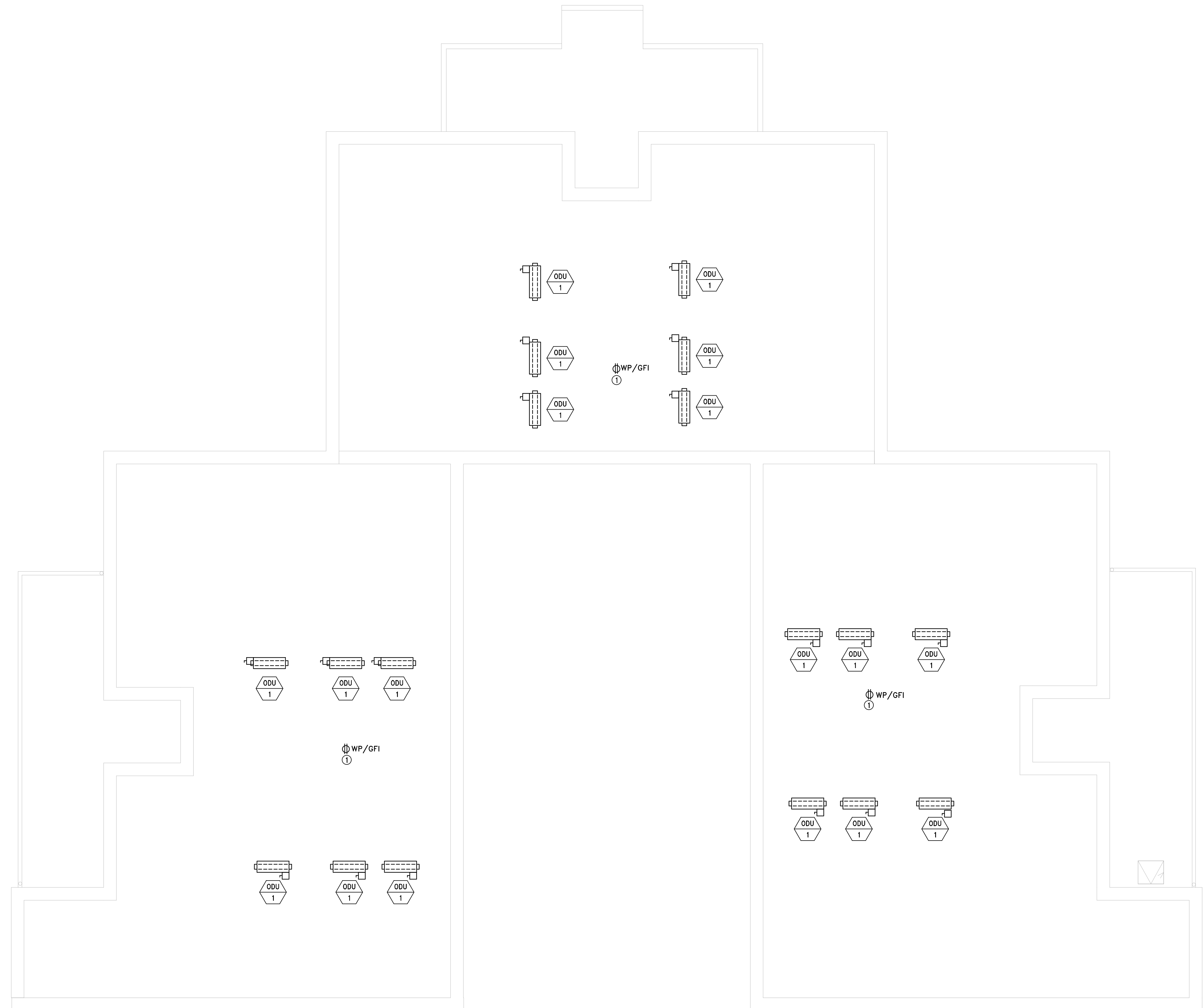


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POWER TYPICAL 1ST THRU 3RD FLOOR PLAN

E201

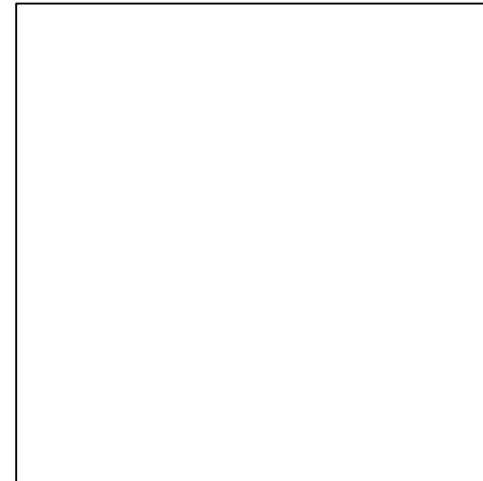


GENERAL SHEET NOTES:

1. REFER TO MECHANICAL SCHEDULES, PLUMBING SCHEDULES, FOR ADDITIONAL INFORMATION REGARDING POWER REQUIREMENTS. SOME EQUIPMENT MAY HAVE FACTORY PROVIDED DISCONNECTS, CONFIRM WITH APPROPRIATE EQUIPMENT SCHEDULE NOTES. ALL DISCONNECTS, WIRING, AND TERMINATIONS TO BE INSTALLED BY THE EC.

KEYED NOTES:

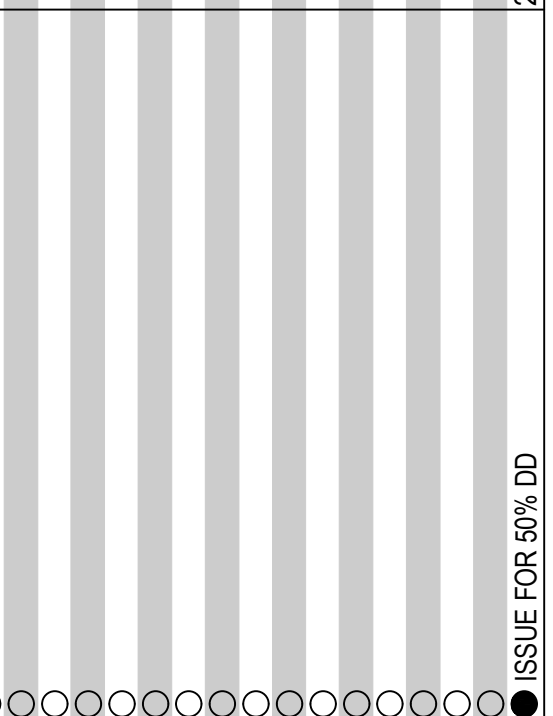
① GFI/WP OUTLET FOR SERVICING OF HEATING, AIR CONDITIONING AND REFRIGERATION EQUIPMENT. THE RECEPTACLE MUST BE LOCATED WITHIN 25 FEET OF AND ON THE SAME LEVEL AS THE HEATING, AIR CONDITIONING AND REFRIGERATION EQUIPMENT.



IN PROGRESS

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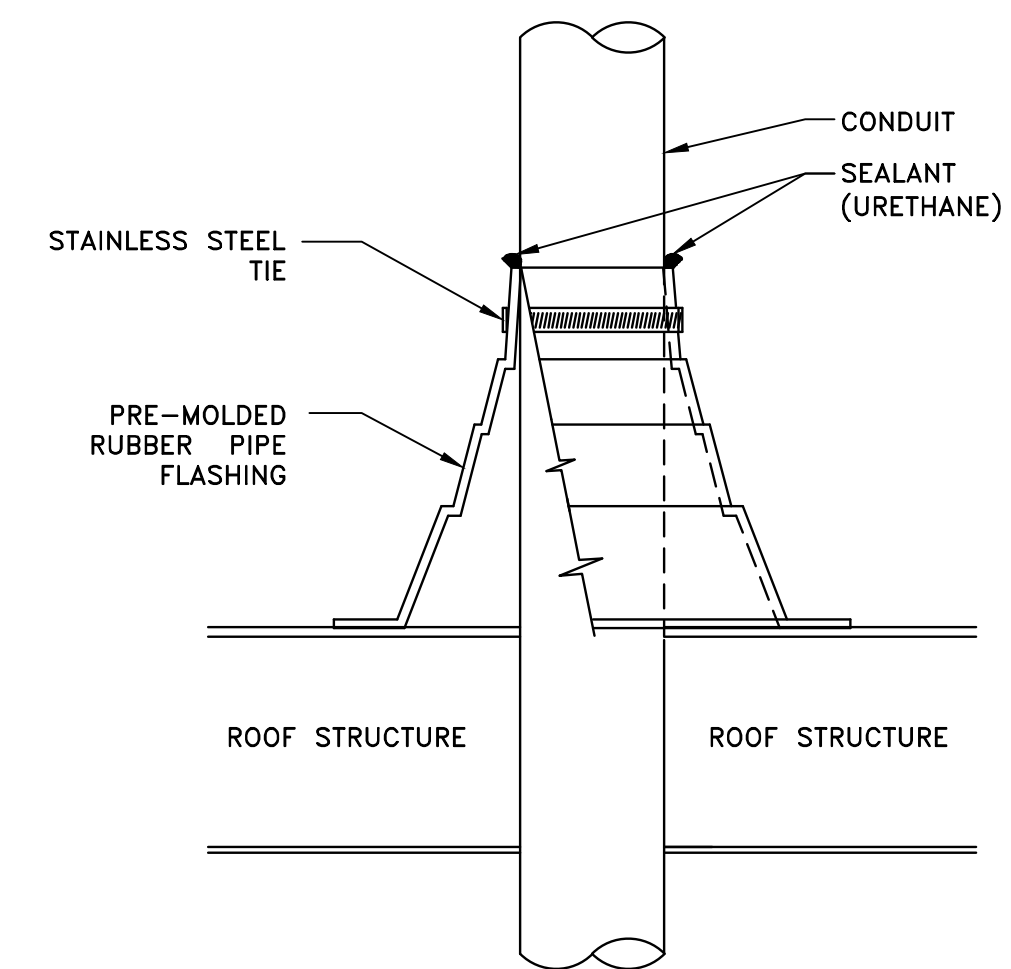
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POWER ROOF PLAN

E202

POWER ROOF PLAN
① SCALE - 3/16" = 1'-0"

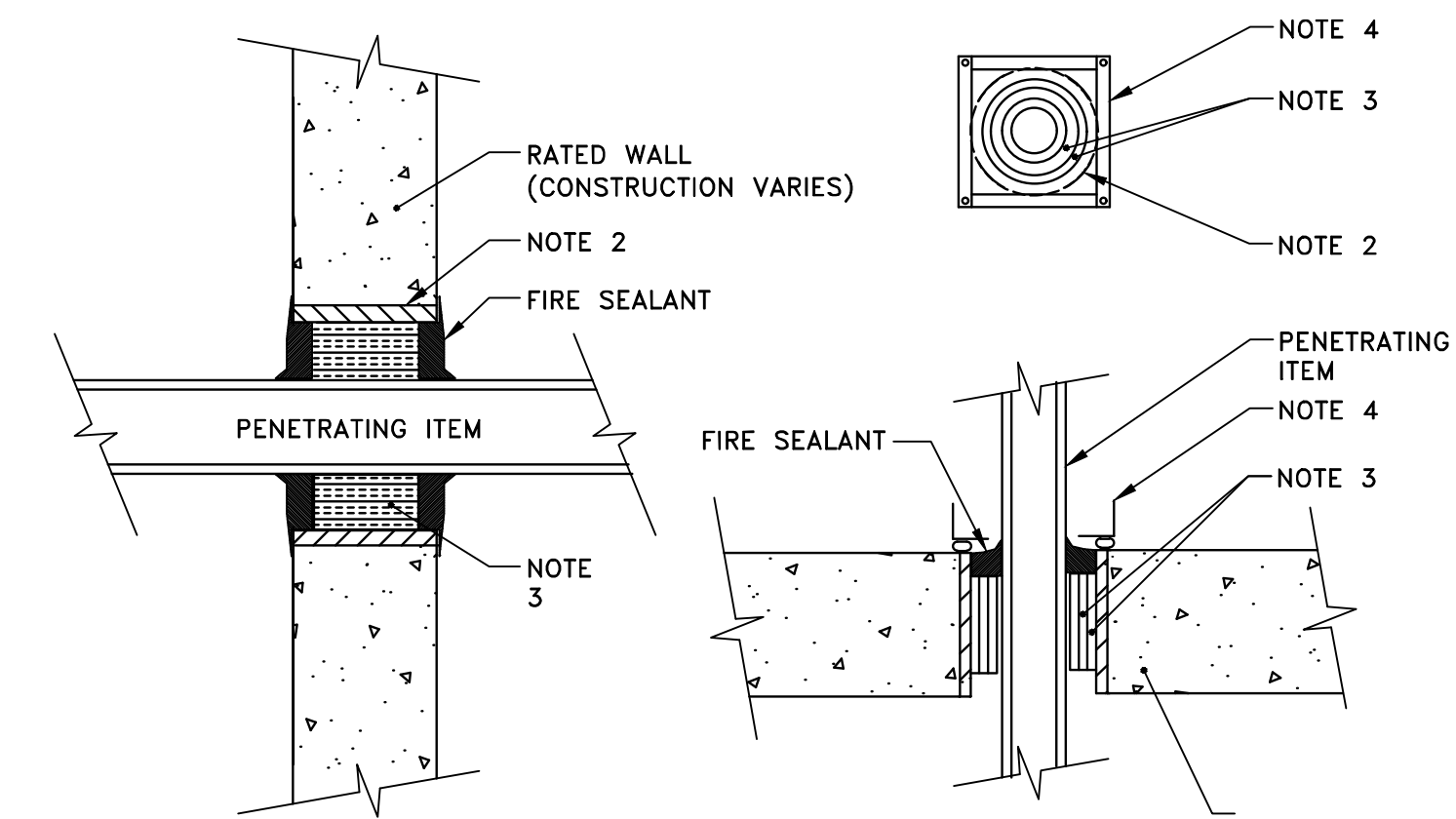


NOTES:

1. CONDUIT SHALL BE SUPPORTED WITHIN 24 INCHES ABOVE AND BELOW ROOF.
2. VERIFY FINAL REQUIREMENTS WITH ROOFING INSTALLER PRIOR TO INSTALLATION.

1 Conduit Roof Penetration Detail

No Scale



NOTES:

1. THIS GENERAL DETAIL APPLIES TO ALL ITEMS PENETRATING FIRE RATED WALLS OR FLOORS. THE INTENT IS TO MAINTAIN THE FIRE RATING AND TO ALLOW LONGITUDINAL MOVEMENT. REFER TO SPECIFICATIONS FOR SELECTION OF THROUGH PENETRATION FIRE STOPPING.
2. SCHEDULE 5 PIPE SLEEVE EMBEDDED IN WALL OR FLOOR, OR SMOOTH CORE DRILL. EACH CONTRACTOR FURNISHES SLEEVE, COORDINATES SLEEVE LOCATIONS AND DEBURS SLEEVE.
3. INSTALL BACKING MATERIAL, SUCH AS MINERAL WOOL SAFING, AS REQUIRED FOR FIRE STOP SYSTEM. INSTALL IN ACCORDANCE WITH FIRE STOP SYSTEM APPLICATION LISTING. SECURE TO WALL OR FLOOR TO ALLOW LONGITUDINAL MOVEMENT OF PENETRATING ITEM WITHOUT MOVEMENT OF FIRE BARRIER.
4. WATER-TIGHT WELDED 1"x1" 20 GAUGE MINIMUM GALVANIZED SHEET METAL ANGLE FRAME, BY CONTRACTOR IN EQUIPMENT ROOMS FOR WATER STOP. PLACE A BEAD OF WATERPROOF SEALANT BETWEEN FLOOR AND BOTTOM OF ANGLE FRAME. SECURE TO FLOOR WITH MASONRY ANCHORS IN CORNERS AND ON 12" MAXIMUM CENTERS. MULTIPLE PENETRATING ITEMS MAY BE ENCLOSED IN ONE FRAME.

2 Rated Fire Barrier Penetration

No Scale



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Park Ridge, IL 60068

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**ELECTRICAL
DETAILS**

E400

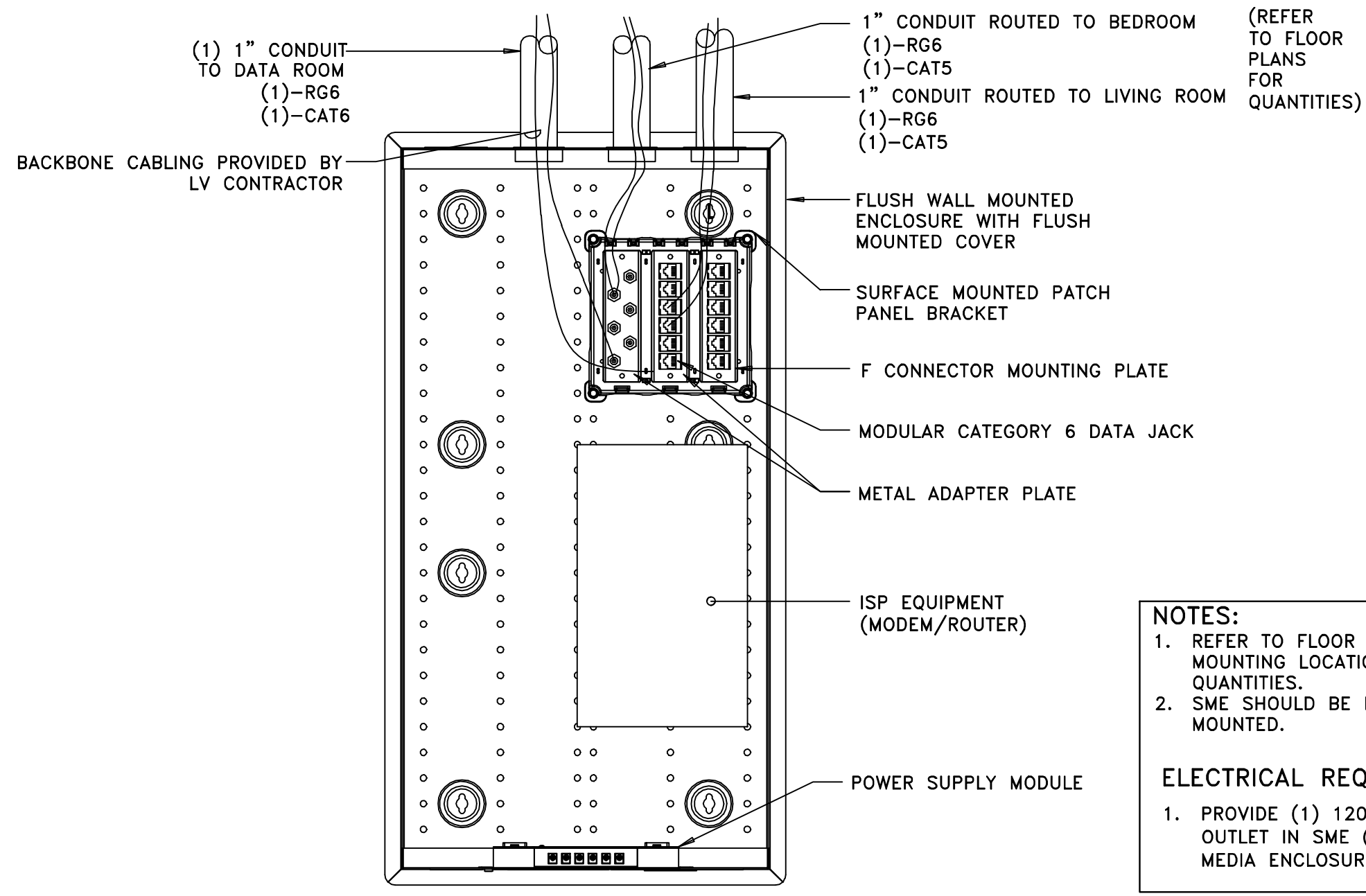
INTERNET, TELEVISION SERVICE AND BACKBONE CABLING WILL BE PROVIDED BY NETWORK SERVICE PROVIDER FROM SERVICE POLE AT BUILDING EXTERIOR TO BUILDING MDF DATA ROOM ON GROUND FLOOR AND UP ON UPPER FLOORS.

GENERAL NOTES:

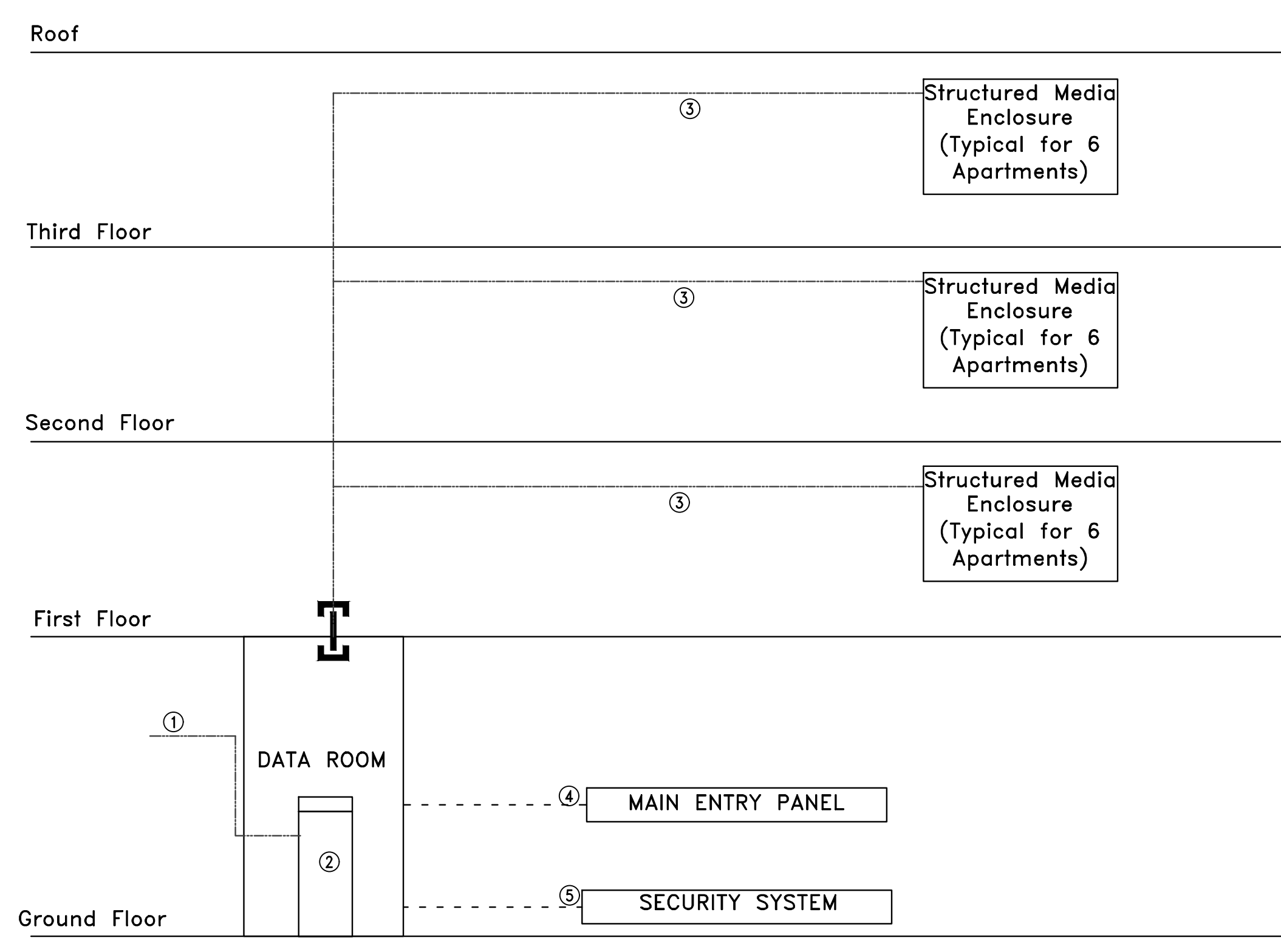
- THIS RISER IS DIAGRAMMATIC AND MAY NOT SHOW ACTUAL ROUTING OR QUANTITIES OF MATERIALS SHOWN. COORDINATE WITH LOW VOLTAGE CONTRACTOR FOR CONDUIT ROUTING FOR EXACT SIZE AND QUANTITY PRIOR TO ANY ROUGH-IN.

KEYED NOTES:

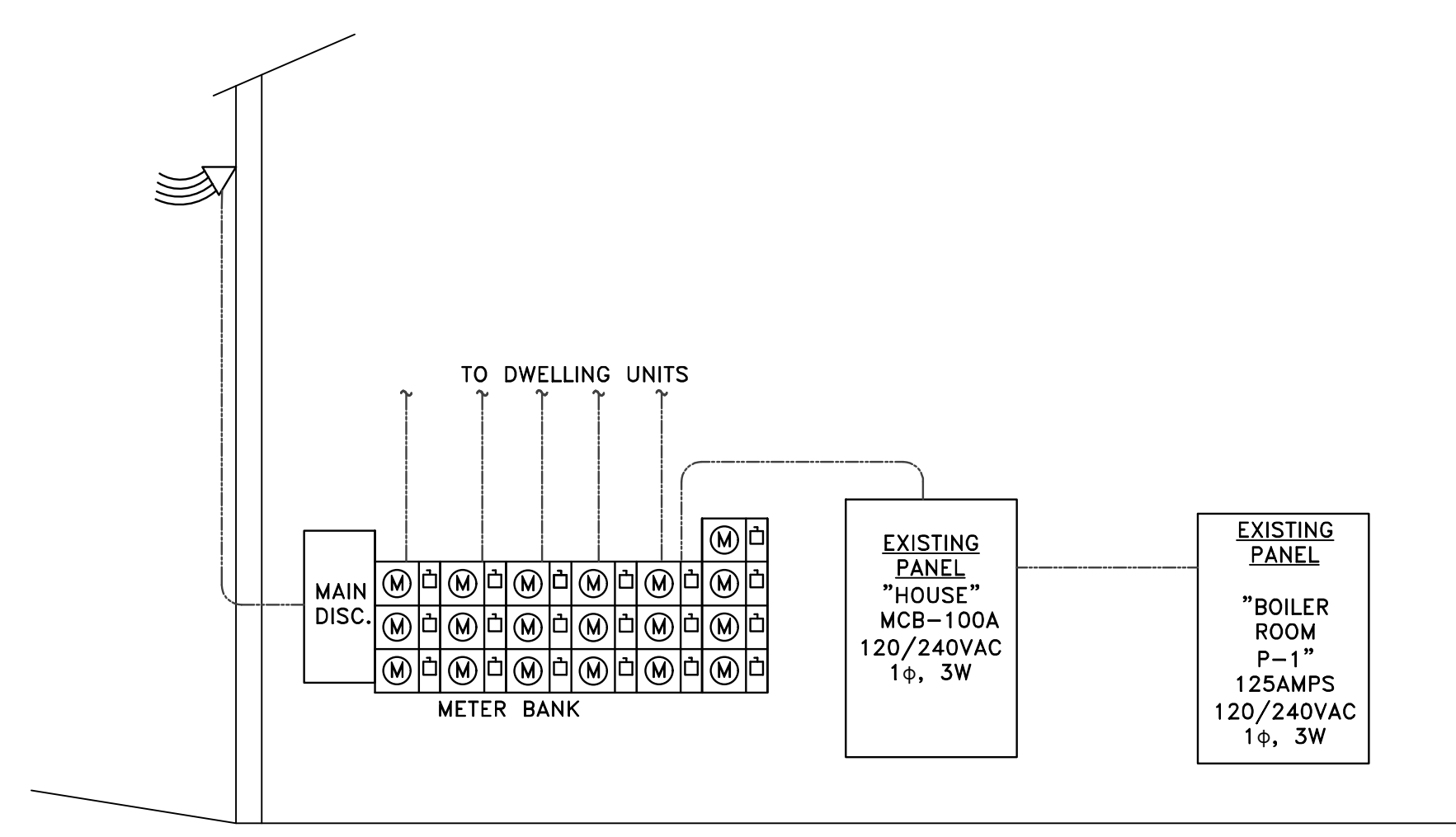
- OVERHEAD LOW VOLTAGE INCOMING SERVICE FROM POLE AT BUILDING EXTERIOR.
- MAIN EQUIPMENT RACK IN THE DATA ROOM.
- 1" CONDUIT FROM DATA ROOM IN THE GROUND FLOOR TO STRUCTURED MEDIA ENCLOSURE (SME) IN APARTMENT UNIT. COORDINATE IN FIELD FOR CONDUIT ROUTING WITH OTHER TRADES PRIOR TO ANY ROUGH-IN. INCLUDE (1) COAX AND (1) CAT6 ETHERNET CABLE WITH TERMINATIONS AS REQUIRED.
- INTERCOM SYSTEM:
IF THE EXISTING SYSTEM TO REMAIN: RECONNECT THE EXISTING EQUIPMENT TO NEW LOW VOLTAGE SERVICE AS REQUIRED.
IF THE NEW INTERCOM SYSTEM TO INSTALL: PROVIDE A NEW CONNECTION FROM NEW DATA ROOM IN THE GROUND FLOOR TO THE NEW INTERCOM DEVICE PANEL/S.
- CAMERA/SECURITY SYSTEM:
IF THE EXISTING SYSTEM TO REMAIN: RECONNECT THE EXISTING MAIN DEVICE (OR OTHER DEVICES AS REQUIRED) OF CAMERA SYSTEM TO NEW LOW VOLTAGE SERVICE.
IF THE NEW SECURITY SYSTEM TO INSTALL: PROVIDE A NEW CONNECTION FROM NEW DATA ROOM IN THE GROUND FLOOR TO THE NEW CAMERA SYSTEM DEVICE/S.



2 STRUCTURED MEDIA ENCLOSURE DETAIL (SME)
 No Scale



1 LOW VOLTAGE RISER DIAGRAM
 NO SCALE



3 Existing Electrical Diagram
 No Scale



IN PROGRESS

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2218a
 ELECTRICAL RISERS

E500

TOTAL LOAD

Name CLIFTON Address 4431-37 North Clifton Avenue
Type of Service 1 Phase 3 Wire 120/240 Volts
1 RESIDENTIAL Watts ea Volts 139,625 Watts
1 HOUSE Watts ea Volts 17,212 Watts
Total Watts 156,837 Watts
Amps 653 Amps
x1.25 784 Amps
Existing Service 800 AMPS

RESIDENTIAL LOAD (18 APARTMENT UNITS)

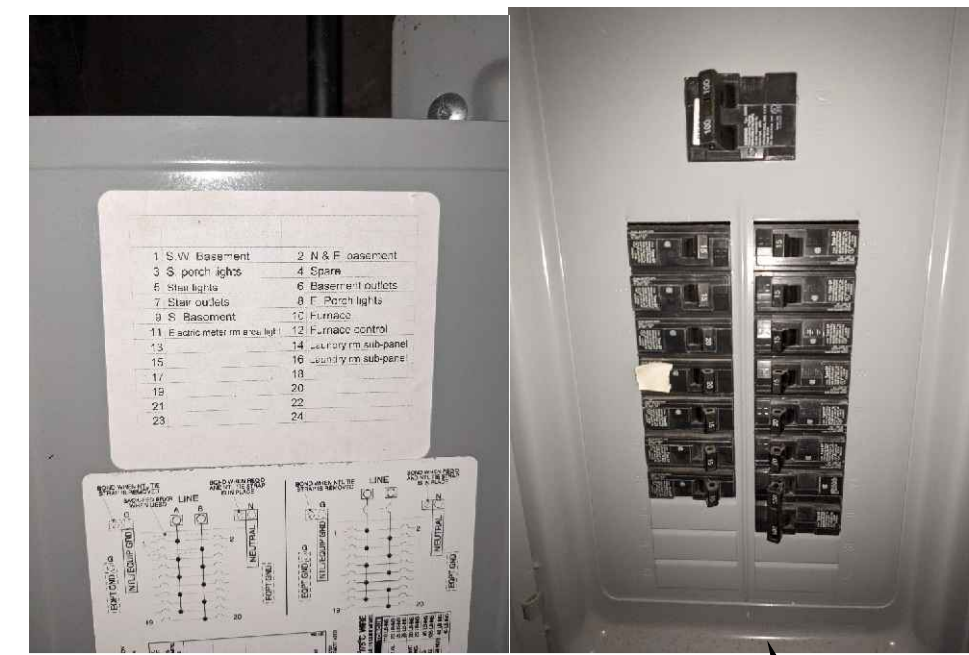
Name CLIFTON Address 4431-37 North Clifton Avenue
Type of Service 1 Phase 3 Wire 120/240 Volts
Lighting & Receptacles Load
Total Square Foot Area 15510 SF
Area Times 3 Watts/sf 46530 Watts
Appliance Ckts 36 X 1500 W 54000 Watts
Total Watts 100530 Watts
Add
EQUIPMENT LOAD
18 ELECTRIC RANGE 10200 Watts ea Volts 183600 Watts
18 RANGE HOOD 120 Watts ea Volts 2160 Watts
18 COUN/DIU 4508 Watts ea Volts 81144 Watts
Total Watts 367,434 Watts
DEMAND FACTOR (38% as per table #220.84) 139625 Watts
Amps 582 Amps

HOUSE LOAD

Name CLIFTON Address 4431-37 North Clifton Avenue
Type of Service 1 Phase 3 Wire 120/240 Volts
Lighting Load
General Lighting load - basement
Total Square Foot Area 4,173 SF
Area Times 0.5 Watts/sf 2,087 Watts
Total Watts 2,087 Watts
Demand General lighting @100% 2087 Watts
Receptacles Load
22 Outlets 3,960 Watts
Demand First 10,000 Watts @ 100% Watts
Above 100,000 Watts @ 50% Watts
Subtotal 3960 Watts
Add
EQUIPMENT LOAD
2 GAS WATER HEATER 240 Watts ea 120 Volts 480 Watts
6 WASHER/DRYER 1200 Watts ea 120 Volts 5400 Watts (D.F.=75%)
1 BP-1 3786 Watts ea 208 Volts 3786 Watts
1 EUH 1500 Watts ea 208 Volts 1500 Watts
Total Watts 17,212 Watts
Amps 72 Amps

APARTMENT UNITS - 1 BEDROOM

Name CLIFTON Address 4431-37 North Clifton Avenue
Type of Service 1 Phase 3 Wire 120/240 Volts
Lighting & Receptacles Load
Total Square Foot Area 1010 SF
Area Times 3 Watts/sf 3030 Watts
Appliance Ckts 2 X 1500 W 3000 Watts w/ laundry
Total Watts 6,030 Watts
Demand First 3,000 Watts General Lighting @ 100% 3000 Watts
Next 117,000 Watts General Lighting @ 35% 1061 Watts
All over 120,000 Watts General Lighting @ 25% 0 Watts
Subtotal 4061 Watts
Add
EQUIPMENT LOAD
1 ELECTRIC RANGE Watts ea 208 Volts 8000 Watts (D.F. AS PER CEC# TABLE 220.55)
1 RANGE HOOD 120 Watts ea 120 Volts 120 Watts
1 COUN/DIU 4508 Watts ea 208 Volts 4508 Watts
1 TEF 7.6 Watts ea 120 Volts 7.6 Watts
Total Watts 16,696 Watts
Amps 70 Amps
x1.25 87 Amps
Service required AMPS



- KEYED NOTES:
- 1 UNIT PANEL WITH 100 AMPS MAIN BREAKER.
 - 2 THREE (3) EXISTING AFCI PROTECTED BREAKERS SERVING BEDROOM BRANCH CIRCUITS.
 - 3 SEPARATE CIRCUIT IS PROVIDED FOR THE BATHROOM.
 - 4 TWO (2) KITCHEN APPLIANCE CIRCUITS ARE PROVIDED IN THE UNIT PANEL.
 - 5 EXISTING HOUSE PANEL WITH 100 AMPS MAIN BREAKER.
 - 6 EXISTING HOUSE SUBPANEL.

PANEL: APARTMENT (TYPICAL)										
NEW OR EXISTING: EXISTING		VOLTAGE/PHASE : 120/240, 1Ø, 3				NEUTRAL BUS: 100%				
LOCATION : DWELLING U		BUS AMPS :				GROUND BUS: YES- BOLTED				
MOUNTING : RECESSED		MAIN BREAKER :				ISO. GRND. BUS: NONE				
ENCLOSURE: NEMA 1		FED FROM :				METER BANK FULLY RATED AIC: 10,000				
ENTRANCE: TOP		SUB-FEED TO :				TVSS: NONE				
LOAD DESCRIPTION	TYPE	NOTE	CKT	BKR/ POLE A B	CKT	NOTE	LOAD TYPE	LOAD DESCRIPTION		
BATHROOM GFI OUTLET	R		1	20/1 A 15/1	2		R	BEDROOM 1 OUTLETS LIGHTS		
GENERAL LIGHTING	L		3	15/1 B 15/1	4		R	BEDROOM 3 OUTLETS LIGHTS		
REFRIGERATOR	E		5	20/1 A 15/1	6		R	BEDROOM 2 OUTLETS LIGHTS		
MICROWAVE OUTLET	R		7	20/1 B 20/1	8		R	LIVING ROOM OUTLETS		
KITCHEN OUTLET, HOOD	R		9	20/1 A 15/1	10		R	LIVING ROOM OUTLETS		
IDU-1	E		11	15/2 B 15/1	12		R	HALLWAY OUTLET		
	E		13	A	14		E			ODU-1
KITCHEN RANGE	E		15	B	16		E			
	E		17	40/2 A	18					
	E		19	B 20/1	20		R	OUTLET FOR SME		

BREAKER NOTES	Type Description	Type Code
1) Thermal Magnetic	Lighting (L) =	L
2) Shunt trip	Receptacles (R) =	R
3) Lock-out device	Motors (M) =	M
4) GFEP	Electric Heating (H) =	H
5) GFCI	Equipment (E) =	E
6) AFCI	Panels (P) =	P
7) Aux Switches	Spare (S) =	S
8) HACR	Space (X) =	X
9) Existing Breaker		

NOTES:

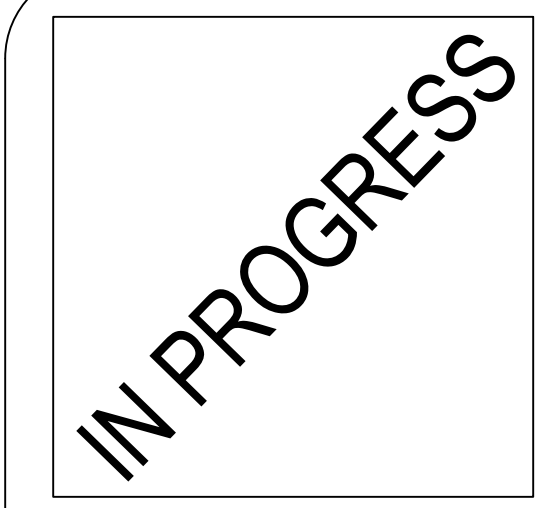
- 1. PROVIDE CLEAR AND COMPLETE CIRCUIT DIRECTORY WITH SUFFICIENT DETAIL FOR CIRCUIT IDENTIFICATION FOR ALL PANELS. SOURCE OF SUPPLY WILL BE PERMANENTLY MARKED FOR ALL SWITCHBOARDS, SWITCHGEAR, AND PANELBOARDS TO INDICATE EACH DEVICE OR EQUIPMENT WHERE THE POWER ORIGINATES.
- 2. CIRCUIT BREAKER RATING FOR ELECTRICAL RANGES SHOULD BE PROVIDED AS PER EQUIPMENT SELECTION AND MANUFACTURER RECOMMENDATION.
- 3. FOR NEW CIRCUIT BREAKERS MATCH THE EXISTING KAIC RATING.

PANEL: HOUSE PANEL										
NEW OR EXISTING: EXISTING		VOLTAGE/PHASE : 120/240, 1Ø, 3				NEUTRAL BUS: 100%				
LOCATION : ELECTRIC R		BUS AMPS :				GROUND BUS: YES- BOLTED				
MOUNTING : SURFACE		MAIN BREAKER :				ISO. GRND. BUS: NONE				
ENCLOSURE: NEMA 1		FED FROM :				METER BANK FULLY RATED AIC: 10,000				
ENTRANCE: TOP		SUB-FEED TO :				TVSS: NONE				
LOAD DESCRIPTION	TYPE	NOTE	CKT	BKR/ POLE A B	CKT	NOTE	LOAD TYPE	LOAD DESCRIPTION		
S W BASEMENT			1	15/1 A 15/1	2			N & E BASEMENT		
S PORCH LIGHTS			3	15/1 B 15/1	4			SPARE		
STAIR LIGHTS			5	20/1 A 15/1	6			BASEMENT OUTLETS		
STAIR OUTLETS			7	20/1 B 15/1	8			E PORCH LIGHTS		
S BASEMENT			9	15/1 A 20/1	10			FURNACE		
ELECTRIC METER ROOM AREA LIGHTS			11	15/1 B 20/1	12			FURNACE CONTROL		
			13	15/1 A 100/2	14			LAUNDRY ROOM SUBPANEL		
			15	B	16					
BP-1			17	A	18					
			19	25/2 B 20/1	20			EUH (LAUNDRY ROOM)		

BREAKER NOTES	Type Description	Type Code
1) Thermal Magnetic	Lighting (L) =	L
2) Shunt trip	Receptacles (R) =	R
3) Lock-out device	Motors (M) =	M
4) GFEP	Electric Heating (H) =	H
5) GFCI	Equipment (E) =	E
6) AFCI	Panels (P) =	P
7) Aux Switches	Spare (S) =	S
8) HACR	Space (X) =	X
9) Existing Breaker		

PANEL: BOILER ROOM P-1										
NEW OR EXISTING: EXISTING		VOLTAGE/PHASE : 120/240, 1Ø, 3				NEUTRAL BUS: 100%				
LOCATION : DWELLING U		BUS AMPS :				GROUND BUS: YES- BOLTED				
MOUNTING : RECESSED		MAIN BREAKER :				ISO. GRND. BUS: NONE				
ENCLOSURE: NEMA 1		FED FROM :				METER BANK FULLY RATED AIC: 10,000				
ENTRANCE: TOP		SUB-FEED TO :				TVSS: NONE				
LOAD DESCRIPTION	TYPE	NOTE	CKT	BKR/ POLE A B	CKT	NOTE	LOAD TYPE	LOAD DESCRIPTION		
			1	20/1 A	2					
			3	20/1 B 20/1	4			BOILER		
			5	20/1 A 15/2	6					
			7	20/1 B	8					
			9	20/1 A 20/1	10					
			11	20/1 B 20/1	12					

BREAKER NOTES	Type Description	Type Code
1) Thermal Magnetic	Lighting (L) =	L
2) Shunt trip	Receptacles (R) =	R
3) Lock-out device	Motors (M) =	M
4) GFEP	Electric Heating (H) =	H
5) GFCI	Equipment (E) =	E
6) AFCI	Panels (P) =	P
7) Aux Switches	Spare (S) =	S
8) HACR	Space (X) =	X
9) Existing Breaker		



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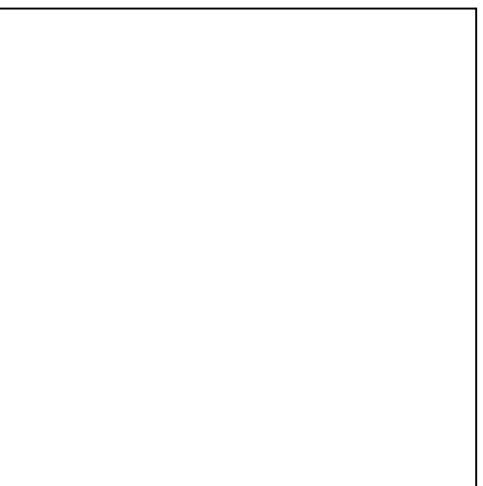
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ELECTRICAL SCHEDULES

E600

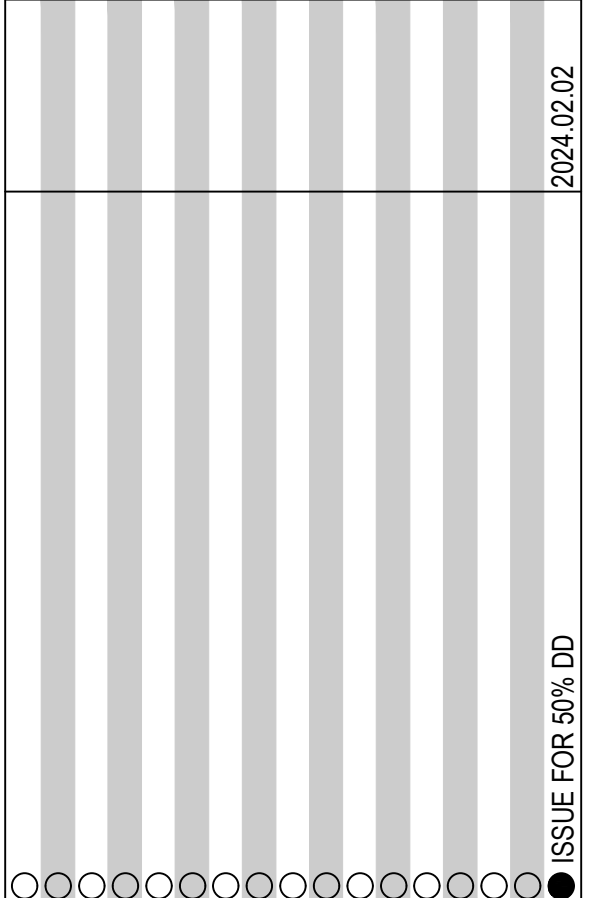
LIGHTING FIXTURE SCHEDULE								
TAG	LOCATION	MANUFACTURER	NAME	MODEL NUMBER	VOLTS	WATTAGE	SIZE	COMMENTS
TYPE A	UNIT & COMMON AREA CEILING FIXTURE	AFX	EDGE ROUND LED SURFACE MOUNT DISC LIGHT EGRF SERIES	EGRF0811L30D1SN EGRF1216L30D1SN	120VAC	15W 22W	8" DIA. 8" DIA.	ENERGY STAR, DIMMABLE
TYPE B	WALL FIXTURE	AFX	ECLIPSE LED SCONCE ECPS SERIES	ECPSO90909L30D2WH		16W	9" DIA.	ADA, DIMMABLE
TYPE C	CLOSET	AFX	TANA LED CLOSET LIGHT (ADJUSTABLE CCT) TNAF SERIES	TNAF06LAJENWH	120VAC	13W	6-7/8" DIA.	WITH PASSIVE INFRARED (PIR) SENSOR SWITCH THAT CAN BE SET TO ACTIVATE FIXTURE WHEN MOTION IS DETECTED. ENERGY STAR, LISTED FOR DAMP LOCATION
TYPE D	VANITY FIXTURE	HAMPTON BAY	WOODBURY LED INTERIOR VANITY		120VAC	24W		
TYPE E	KITCHEN UNDER CABINET	H.E. WILLIAMS	1SF LED SOLID FRONT UNDER CABINET LIGHT	1SF	120VAC	1'-5.9, 2'-11.4W, 3'-16W, 4'-20.8W		DIMMABLE
TYPE F	COMMON & OFFICE AREA CEILING/WALL FIXTURE	H.E. WILLIAMS	2" CONTINUOUS UP/DOWN - SUSPENDED	MX2UD	120VAC			
TYPE G	COMMON AREA TROFFER	H.E. WILLIAMS	LT LED TROFFER	LT---	120VAC			DIMMABLE
TYPE H	COMMON AREA STRIP	H.E. WILLIAMS	NW LED NARROW WRAP	NW	120VAC			DIMMABLE
TYPE J	SERVICE AREA FIXTURE	H.E. WILLIAMS	75 LED NARROW STRIP		120VAC			
TYPE K	EXTERIOR WALL SCONCE (PATIO ENTRIES @ CLIFTON, SUNNYSIDE, WINDSOR)							EXTERIOR FIXTURES ARE EXISTING TO REMAIN WITH NEW CONTROLS.
	EXTERIOR WALL SCONCE (FRONT ENTRY @ KENMORE)							
TYPE L	EXTERIOR WALL SCONCE (FRONT ENTRY @ KENMORE- OPTION 2) FRONT ENTRY @ WILSON							
TYPE M	EXTERIOR CEILING FIXTURE (FRONT ENTRY @ WILSON)							
TYPE N	EXTERIOR OVER DOOR FIXTURE (FRONT ENTRIES @SUNNYSIDE, WINDSOR, CLIFTON)							
TYPE P	EXTERIOR WALL FIXTURE (GANGWAY & REAR SECURITY ILLUMINATION)							
EM	VARIOUS, SEE PLANS	SURE-LITES	SELM		120V	3.4W		
EX	VARIOUS, SEE PLANS	SURE-LITES	CHX SERIES		120V	3W		EXIT FIXTURE WITH 90 MINUTE BATTERY BACKUP
EM2	OUTDOORS	SURE-LITES	SELDWA		120V	3.4W		EMERGENCY FIXTURE WITH 90 MINUTE BATTERY BACKUP, WET LOCATION RATED
§ VS	VARIOUS, SEE PLANS	HUBBELL	LIGHTHAWK DUAL TECHNOLOGY WALL SWITCH SENSOR	LHRMTS1-N-WH	120V			OCCUPANCY (AUTO -ON) AND VACANCY (MANUAL-ON) OPERATING MODES
§ DIM	VARIOUS, SEE PLANS	HUBBELL	ROCKER SLIDE DIMMERS	RSD710-UNV-WWL	120V			0-10V CONTROL, RATED FOR 960WATTS AT 120V.

- 1 E.C. TO SUPPLY ALL ACCESSORIES (MOUNTING BARS, BUTTERFLY CLIPS, JOINERS, CANOPY COVERS, END FEEDS, ETC.) TO PROPERLY INSTALL THIS FIXTURE IN RUNS AS
- 2 ALL EXPOSED FINISHES TO BE CONFIRMED WITH ARCHITECT
- 3 E.C. TO COORDINATE ALL LIGHTING FIXTURE SELECTIONS AND MOUNTING TYPES WITH ARCHITECT, OWNER, AND INTERIOR DESIGNER PRIOR TO INSTALLATION
- 4 ALL EXTERIOR MOUNTED FIXTURES SHALL BE SELECTED AS DARK SKY COMPLIANT FIXTURES AND BE WET LOCATION LISTED.
- 5 ALL DRIVERS/POWER SUPPLIES TO BE LOCATED IN ACCESSIBLE/VENTILATED LOCATIONS, COORDINATE EXACT LOCATIONS IN FIELD WITH ARCHITECT



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.



LBBA
1625 W Carroll Avenue
Chicago IL 60612
p 312-968-9100
www.lbba.com
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4431 N. Clifton
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2218a
ELECTRICAL SCHEDULES

E601

PLUMBING GENERAL NOTES:

- THIS CONTRACTOR SHALL FURNISH AND INSTALL ALL EQUIPMENT, MATERIAL AND LABOR NECESSARY TO COMPLETE THE PLUMBING AND RELATED SYSTEMS AS SHOWN AND IMPLIED FROM THESE NOTES AND DRAWINGS. PLUMBING CONTRACTOR SHALL FURNISH AND INSTALL ALL APPURTENANCES NECESSARY FOR COMPLETE WORKING PLUMBING SYSTEMS.
- THE PLUMBING CONTRACTOR AND ALL SUBCONTRACTORS ARE TO VERIFY THE EXACT SCOPE AND RESPONSIBILITY OF THEIR WORK WITH THE GENERAL CONTRACTOR AND OWNER'S REPRESENTATIVE.
- PRIOR TO ISSUING A PROPOSAL THE CONTRACTOR SHALL VISIT THE SITE AND SHALL FAMILIARIZE HIMSELF WITH EXISTING CONDITIONS WHICH WILL AFFECT THE WORK TO BE PERFORMED. THE CONTRACTOR SHALL REVIEW THE DEMOLITION DRAWINGS AND WORK, THE ORIGINAL DESIGN DRAWINGS FOR THE BUILDING, AS WELL AS THE VIDEO AND RECORDS OF ALL UNDERGROUND PLUMBING SYSTEMS IN THE AREA OF WORK. THE SUBMISSION OF A PROPOSAL BY THIS CONTRACTOR SHALL BE CONCLUSIVE EVIDENCE THAT THESE EVALUATIONS AND CORRESPONDENCE HAVE BEEN MADE. NO ALLOWANCE SHALL SUBSEQUENTLY BE MADE ON THE CONTRACTOR'S BEHALF FOR EXTRA EXPENSE INCURRED DUE TO FAILURE OR NEGLIGENCE ON THEIR PART TO MAKE THIS VISIT AND EXAMINATION. IF THIS REVIEW INDICATES A NEED FOR REDESIGN BY THE ENGINEER OF RECORD, PROVIDE A DRAWING MARK UP SHOWING THE ACTUAL ROUTE, INVERT DEPTHS AND THE VIDEO OF THE SCOPING EFFORT.
- ALL MATERIALS, WORKMANSHIP AND INSTALLATION SHALL COMPLY WITH ALL APPLICABLE BUILDING CODES, ADDENDA AND ORDINANCES AS DEFINED BY THE AUTHORITY HAVING JURISDICTION AS OF THE DATE OF THIS DRAWING RELEASE. THE INSTALLATION SHALL ALSO MEET PUBLISHED OWNER REQUIREMENTS AS WELL AS THE FOLLOWING CODES, INCLUDING, BUT NOT LIMITED TO THE CITY OF CHICAGO AND ILLINOIS PLUMBING CODE. WHERE ANY PART OF THE WORK INDICATED IS NOT IN ACCORDANCE WITH THESE CODES, THIS CONTRACTOR SHALL NOTIFY THE ARCHITECT AND MAKE ALL CHANGES REQUIRED BY THE ENFORCING AUTHORITIES IN A MANNER APPROVED BY THE ARCHITECT AND WITHOUT ADDITIONAL COST TO THE OWNER.
- ALL SUBCONTRACTORS TO PROVIDE AND INSTALL FIRE STOPPING AROUND ALL PENETRATIONS THRU ALL FIRE-RATED WALLS AND CEILINGS. FIRE-STOPPING SHALL BE EQUAL IN FIRE-RATING TO WALLS, FLOORS AND CEILING WHICH PENETRATIONS PASS THRU. SEE ARCHITECTURAL PLANS FOR FIRE-RATING REQUIREMENTS.
 - FOR LARGER OPENINGS WITH MULTIPLE PENETRATING MEMBERS, AN INTUMESCENT COMPOSITE SHEET SHALL BE PROVIDED AND INSTALLED ACCORDING TO THE LISTED UL ASSEMBLY INSTRUCTIONS. PROVIDE SPECSEAL COMPOSITE SHEET OR EQUAL.
 - AN ENGINEERING JUDGEMENT MAY BE PROVIDED BY THE CONTRACTOR FOR ALTERNATE FIRESTOPPING METHODS.
- UNLESS A LONGER PERIOD IS STIPULATED IN THE CONTRACT DOCUMENTS, THE PLUMBING CONTRACTOR AND ALL SUBCONTRACTORS ARE TO GUARANTEE ALL WORK AND MATERIAL FOR 12 MONTHS FROM DATE OF FINAL COMPLETION OF THE PROJECT AGAINST ALL DEFECTS OF MATERIAL, EQUIPMENT AND WORKMANSHIP. ALL DEFECTS SHALL BE CORRECTED AT NO COST TO THE OWNER DURING THE GUARANTEE PERIOD. REPAIRS OR REPLACEMENTS SHALL BEAR ADDITIONAL GUARANTEE, AS ORIGINALLY CALLED FOR DATED FROM THE FINAL ACCEPTANCE OF THE REPAIR OR REPLACEMENT. THIS REQUIREMENT SHALL BE BINDING EVEN THOUGH IT WILL EXCEED PROJECT GUARANTEES NORMALLY FURNISHED BY SOME MANUFACTURERS. THIS CONTRACTOR SHALL SUBMIT TO GENERAL CONTRACTOR HIS OWN AND EACH EQUIPMENT MANUFACTURERS WRITTEN CERTIFICATES WARRANTING THAT EACH ITEM OF EQUIPMENT FURNISHED COMPLIES WITH ALL REQUIREMENTS OF THE DRAWINGS AND SPECIFICATIONS. THE CONTRACTOR SHALL ALSO WARRANT EXISTING EQUIPMENT THAT HAS BEEN RECOMMISSIONED AS PART OF THIS WORK.
- THE PLUMBING CONTRACTOR SHALL OBTAIN AND PAY FOR ALL NECESSARY PERMITS AS REQUIRED FOR HIS WORK AND PAY FOR ALL NECESSARY INSPECTIONS AS REQUIRED.
- VERIFY FLOOR PLANS AND LAYOUTS WITH CURRENT ARCHITECTURAL FLOOR PLANS AND WITH THE GENERAL CONTRACTOR REVISIONS. ALL WORK SHALL BE LAID OUT BY PLUMBING CONTRACTOR AT THE BUILDING IN CONSULTATION WITH THE ARCHITECT, OWNER, GENERAL CONTRACTOR AND THOSE INSTALLING WORK UNDER OTHER TRADES.
- THE GENERAL CONTRACTOR CONDITIONS, SUPPLEMENTARY CONDITIONS AND GENERAL REQUIREMENTS ARE PART OF THIS SCOPE OF WORK. THE INSTALLATION SHALL MEET OWNER GUIDELINES.
- THE DIAGRAMS ARE SCHEMATIC. ACTUAL ROUTING OF ALL PIPING IS TO BE REVIEWED WITH THE GENERAL CONTRACTOR. THE PLUMBING CONTRACTOR IS RESPONSIBLE FOR CONFORMITY WITH REQUIREMENTS OF THE PLANS AND NOTES, CORRECT DETAILS AND FIT OF THE PARTS WHEN ASSEMBLED.
- THIS CONTRACTOR SHALL FOLLOW DRAWINGS IN LAYING OUT WORK AND CHECKING DRAWINGS OF OTHER TRADES TO VERIFY SPACES IN WHICH WORK WILL BE INSTALLED. MAINTAIN MAXIMUM HEADROOM AND SPACE CONDITIONS AT ALL POINTS. WHERE HEADROOM OR SPACE CONDITIONS APPEAR INADEQUATE, ENGINEER SHALL BE NOTIFIED BEFORE PROCEEDING WITH INSTALLATION.
- ALL PLUMBING EQUIPMENT AND MATERIALS SHALL BE NEW AND OF THE BEST QUALITY.
- SEE PLUMBING EQUIPMENT SPECIFIED ON THESE DRAWINGS. SUBSTITUTIONS FOR SPECIFIED EQUIPMENT ARE ACCEPTABLE IF APPROVED BY THE ARCHITECT/ENGINEER AND OWNER IN WRITING.
- THIS CONTRACTOR SHALL COOPERATE TO ELIMINATE CONFLICTS WITH THAT OF OTHERS AND SHALL BE RESPONSIBLE FOR ALL CONFLICTS BETWEEN HIS WORK AND THAT OF OTHERS. SPECIFICALLY, BUT NOT LIMITED TO MECHANICAL, ELECTRICAL AND CARPENTRY CONTRACTORS. ALL PLUMBING LINES TO BE CONCEALED WITHIN WALLS, CEILINGS, AND FLOORS WHERE POSSIBLE.
- THIS CONTRACTOR IS RESPONSIBLE FOR ALL CUTTING AND PATCHING CAUSED BY THE PLUMBING SCOPE OF WORK UNLESS DIRECTED OTHERWISE BY THE GENERAL CONTRACTOR. THIS CONTRACTOR IS NOT TO CUT ANY STRUCTURAL MEMBER.
- LABOR SHALL BE PERFORMED RAPIDLY, CONSISTENT WITH THE PROJECT SCHEDULE AND IN A WORKMANLIKE MANNER TO THE SATISFACTION OF THE GENERAL CONTRACTOR AND OWNER.
- THIS CONTRACTOR SHALL PROVIDE ALL NECESSARY SUPPORT AND HANGERS FOR PIPING AND EQUIPMENT AS REQUIRED.
- THIS CONTRACTOR IS RESPONSIBLE FOR CLEANUP AND REMOVAL OF ANY LEFTOVER MATERIAL OR RUBBISH CAUSED BY THE INSTALLATION OF THIS WORK. ALL SUCH MATERIAL SHALL BE REMOVED FROM THE JOB SITE DAILY OR AS REQUESTED BY THE GENERAL CONTRACTOR, ARCHITECT, AND OWNER.
- PROTECT ALL EQUIPMENT, WORK AND MATERIAL FROM DAMAGE DUE TO ANY CAUSE.
- PRESSURE TESTING OF THE ENTIRE DOMESTIC WATER PIPING SYSTEM AND RELATED SYSTEMS SHALL BE MADE, AND ALL COSTS INVOLVED SHALL BE INCLUDED AS PART OF THE CONTRACT. FURNISH ALL GAUGES, INSTRUMENTS, TEST EQUIPMENT AND PERSONNEL REQUIRED FOR THE TEST.
- PLUMBING MATERIALS:
 - SERVICE: HOT TEMPERED AND COLD WATER THREE (3) INCHES AND SMALLER.
 - PIPE MATERIAL: TYPE "L" COPPER AND BRONZE SOLDER JOINTS FOR ABOVE GROUND PIPING. UNDERGROUND SERVICE AND/OR DISTRIBUTION WATER PIPING SHALL BE TYPE "K" COPPER, SOFT ANNEALED.
 - FITTING MATERIAL: WROUGHT COPPER AND BRONZE SOLDER JOINTS FOR ABOVE GROUND PIPING. UNDERGROUND SERVICE WATER PIPING SHALL HAVE NO FITTINGS OR FLARED JOINTS.
 - SERVICE: SANITARY WASTE (RESIDENTIAL AREAS).
 - PIPE MATERIAL: SCHEDULE 40 PVC PIPE
 - FITTING MATERIAL: SCHEDULE 40 PVC FITTINGS.
 - SERVICE: SANITARY WASTE (COMMON AREAS).
 - PIPE MATERIAL: CAST IRON SERVICE WEIGHT
 - FITTING MATERIAL: CAST IRON DRAINAGE FITTINGS

- SERVICE: SANITARY VENT (COMMON AREAS).
 - PIPE MATERIAL: TYPE "L" COPPER
 - FITTING MATERIAL: WROUGHT COPPER WITH SOLDER JOINTS.
- 22.INSULATION[RESIDENTIAL]:
- DOMESTIC WATER PIPING: R=3 MINIMUM, SUCH AS 1/2" ARMAFLEX (OR ALTERNATE MEETING MIMUM R-VALUE).
- 23.INSULATION [COMMON AREAS]:
- DOMESTIC HOT WATER (UP TO 140F) SUPPLY AND RETURN PIPING:
 - ABOVE GROUND: RATED 450° F MAX., HEAVY DENSITY FIBERGLASS WITH CONTINUOUS VAPOR BARRIER AND ALL-SERVICE JACKET. ONE (1") INCH THICKNESS FOR PIPES SMALLER THAN 1-1/2". ONE AND ONE HALF (1-1/2") THICKNESS FOR PIPES 1-1/2" AND LARGER.
 - UNDERGROUND: CLOSED CELL FOAM, UN-SLIT RUBATEX OR SIMILAR INSULATION RATED FOR DIRECT BURIAL. ONE (1") INCH THICKNESS FOR PIPES SMALLER THAN 1-1/2". ONE AND ONE HALF (1-1/2") THICKNESS FOR PIPES 1-1/2" AND LARGER.
 - DOMESTIC COLD WATER PIPING: THOUGH NOT REQUIRED BY CODE, PROVIDE RATED 450° F MAX., HEAVY DENSITY FIBERGLASS WITH CONTINUOUS VAPOR BARRIER AND ALL-SERVICE JACKET AS REQUIRED TO AVOID CONDENSATION. ONE HALF (1/2") INCH THICKNESS FOR PIPES SMALLER THAN 1-1/2". ONE (1") INCH THICKNESS FOR PIPES 1-1/2" AND LARGER.
 - VALVES AND FITTINGS: INSULATING CEMENT AND CLOTH JACKET (WITH VAPOR BARRIER ON COLD WATER) OR PRE-FORMED "ZESTON" FITTINGS.
- 24.INSTALLATION:
- PLUMBING CONTRACTOR SHALL INSTALL AIR CHAMBERS OR SHOCK ABSORBERS AT ALL FIXTURE CONNECTIONS AND AT THE TOP OF ALL RISERS.
 - HORIZONTAL PIPING SHALL BE SUPPORTED FROM STRUCTURE ABOVE AND AS REQUIRED BY CODE. PIPE SUPPORTS SHALL BE SPACED NO MORE THAN TEN (10) FEET APART.
 - CONTRACTOR TO INSTALL AIR VENTS, WHETHER SHOWN ON DRAWINGS OR NOT, IN LOCATIONS NECESSARY TO PROVIDE MEANS TO VENT ALL UNWANTED AIR IN SYSTEM.
 - BRANCH PIPING SHALL HAVE ACCESSIBLE SERVICE VALVES AND ALL FIXTURES MUST HAVE SHUT-OFFS AT THE FIXTURES. ALL SHUT-OFF VALVES SHALL BE FULL PORT BALL VALVES, UNLESS NOTED OTHERWISE.
 - FIXTURES TO BE COMPLETE WITH SUPPLY PIPES WITH STOPS. SUPPLIES AND STOPS TO BE CHROME PLATED WHERE EXPOSED TO VIEW.
 - UPON COMPLETION OF WORK BUT PRIOR TO FINAL SYSTEM TESTING, ALL PARTS OF INSTALLATION SHALL BE THOROUGHLY CLEANED. FIXTURES, EQUIPMENT, PIPE, VALVES AND FITTINGS SHALL BE COMPLETELY CLEANED OF GREASE, METAL CUTTINGS, DIRT, ETC. PROTECTIVE COVERS SHALL BE REMOVED AND FIXTURES (INCLUDING LAVATORY AND WATER CLOSET FIXTURES) SHALL BE THOROUGHLY CLEANED AND SANITIZED IN ACCORDANCE WITH CODE.
 - PROVIDE DIELECTRIC ISOLATOR FITTINGS FOR ALL DISSIMILAR PIPING MATERIAL CONNECTIONS. BRASS FITTINGS SHALL NOT BE ACCEPTED FOR THIS PURPOSE.
 - SANITARY PIPING BELOW GRADE SHALL BE 4" MINIMUM. FOR SIZES SEE DRAWINGS. STORM PIPING BELOW GRADE SHALL BE 3" MINIMUM PER CHICAGO CODE.
 - TANK TYPE WATER HEATERS SHALL BE PROVIDED WITH HEAT TRAP PIPING, CODE COMPLIANT PRESSURE RELIEF VALVES, SAFETY DRAIN PANS AND DRAIN PIPING TO THE NEAREST FLOOR DRAIN.
 - TRAPS THAT ARE SUBJECT TO EVAPORATION SHALL BE OF THE DEEP SEAL TYPE. FILL WITH VEGETABLE OR MINERAL OIL TO MAINTAIN TRAP SEAL PER CHICAGO CODE.
- 25.PLUMBING TEST
- BEFORE COVERING OR CONCEALING ANY PIPING OR WORK WITH INSULATION OR BY BACKFILLING ALL SUCH PIPES AND OTHER PIPE WORK IN THIS SECTION SHALL BE TESTED AS REQUIRED BY THE LOCAL CODES AND THE ILLINOIS STATE PLUMBING CODE. ALL EQUIPMENT AND MATERIALS REQUIRED FOR TESTING AND INSPECTION SHALL BE FURNISHED BY THIS CONTRACTOR. IF INSPECTIONS OR TESTS SHOW DEFECTS, SUCH DEFECTIVE MATERIAL OR WORK SHALL BE REPLACED BY THIS CONTRACTOR, THE COST OF WHICH SHALL BE BORNE BY HIM. TESTS SHALL BE WITNESSED BY THE PLUMBING INSPECTOR (PART 890.1910).
 - CAULKING OF DEFECTIVE SCREWED JOINTS, CRACKS OR HOLES WILL NOT BE PERMITTED. UPON SATISFACTORY COMPLETION AND FINAL TEST OF THE SYSTEM, THE CERTIFICATIONS OF APPROVAL ISSUED BY THE PROPER AUTHORITIES SHALL BE PRESENTED TO THE OWNER BY THE CONTRACTOR.
 - THE CONTRACTOR SHALL NOTIFY THE OWNER WHEN TESTS ARE TO BE CONDUCTED. IN NO CASE SHALL THE TEST CONSIST OF LESS THAN THE REQUIREMENTS AS SET FORTH IN THE ILLINOIS PLUMBING CODE, LATEST REVISIONS. ALL FOREIGN MATTER SHALL BE FLUSHED OR BLOWN OUT OF ALL PIPES, FIXTURES, EQUIPMENT, ETC. LEAVING ALL ITEMS CLEAN AND READY TO USE.
- 26.THE ENTIRE WATER DISTRIBUTION SYSTEM SHALL BE CHLORINATED AND TESTED, WITH RESULTS SENT TO IDPH.
- 27.THE PLUMBING CONTRACTOR SHALL JET ALL DRAINAGE LINES AT THE END OF CONSTRUCTION, PRIOR TO TURNOVER TO ELIMINATE ANY DEBRIS THAT MAY BE STUCK IN THE LINE. INVITE THE OWNER TO WITNESS THIS FINAL JETTING PROCESS.
- "RECORD" DRAWINGS SHALL BE MAINTAINED AS THE JOB PROGRESSES, ON RECORD PRINTS OF ALL CONCEALED PIPING AND EQUIPMENT IN THE ENTIRE CONTRACT. DRAWINGS SHALL CONTAIN JOB RECORDED LAYOUTS WITH DIMENSION LOCATIONS OF ALL CONCEALED PIPING. SUBMIT AS BUILT DRAWINGS TO ARCHITECT.

PLUMBING GENERAL DEMOLITION NOTES:

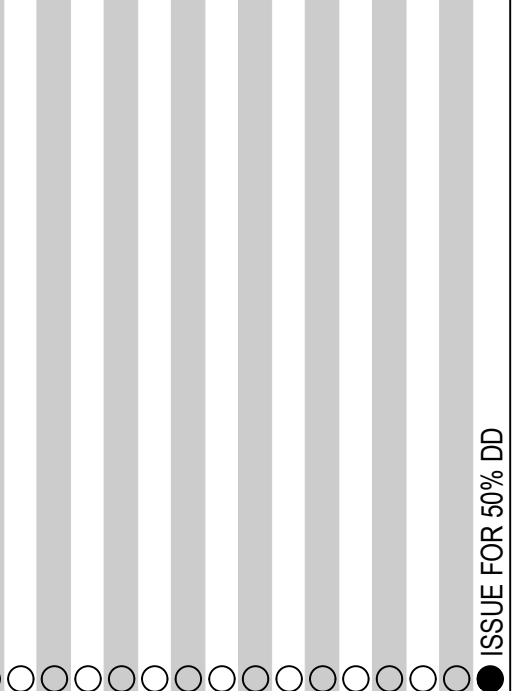
- PRIOR TO MOBILIZING THE DEMOLITION EFFORT, THE CONTRACTOR SHALL SCOPE, LOCATE AND VIDEO THE ENTIRE UNDERGROUND PLUMBING SYSTEM IN THE AREA OF WORK. IF THIS PROCESS INDICATES A NEED FOR REDESIGN BY THE ENGINEER OF RECORD, PROVIDE A DRAWING MARK UP SHOWING THE ACTUAL ROUTE, INVERT DEPTHS AND THE VIDEO OF THE SCOPING EFFORT.
- FIELD VERIFY ALL EXISTING GALVANIZED PIPING THROUGHOUT THE BUILDING. BASE BID SHALL INCLUDE DEMOING AND REPLACING ALL GALVANIZED PIPING THAT IS NOTED OR IMPLIED IN THE DRAWING NOTES WHICH WERE DERIVED FROM MULTIPLE SITE INVESTIGATIONS AND KNOWLEDGE OF STANDARD PRACTICES AT THE TIME OF BUILDING CONSTRUCTION. CONTRACTOR TO SUBMIT BID RF1'S TO CONFIRM THE EXTENT OF THIS REQUIREMENT.
- SERVICES TO THE EXISTING BUILDING SHALL BE KEPT IN CONTINUOUS OPERATION INCLUDING SEWERS, DOMESTIC HOT AND COLD WATER. IF IT IS NECESSARY TO ISOLATE FLOW TO OR FROM OTHER [CONDO] UNITS IN ISOLATING SUPPLY TO THE AREA OF WORK, THE CONTRACTOR SHALL NOTIFY THE OWNER AS REQUIRED IN THE GENERAL DEMOLITION NOTES. PROVIDE NEW ISOLATION VALVES ON DOMESTIC WATER BRANCHES RUNNING TO THE AREA OF WORK SO THAT ANY FUTURE ALTERATIONS DO NOT REQUIRED IMPACT TO NEIGHBORING UNITS.
- EXISTING UNDERGROUND BUILDING SEWERS, REGARDLESS OF THEIR AGE, MAY BE REUSED IF THE PIPE HAS BEEN APPROVED FOLLOWING AN INSPECTION BY CLOSED CIRCUIT TELEVISION IN THE PRESENCE OF PERSONNEL OF THE DEPARTMENT OF WATER MANAGEMENT.
- EXISTING BUILDING SEWERS AND DRAINS SHALL CONNECT WITH NEW BUILDING SEWER AND DRAINAGE SYSTEMS ONLY WHEN FOUND BY EXAMINATION AND TEST TO CONFORM TO THE NEW SYSTEM IN QUALITY OF MATERIAL.

Plumbing Symbol and Description		Plumbing Abbreviations	
	COLD WATER (CW)	AD	GARAGE AREA DRAIN
	HOT WATER (HW)	BFP	BACKFLOW PREVENTER
	HOT WATER RECIRC (HWR)	BP	DOMESTIC BOOSTER PUMP
	SANITARY WASTE (W)	CO	CLEANOUT
	GREASE WASTE (GW)	DCV	DUAL CHECK VALVE
	STORM (ST)	DS	DOWNSPOUT
	VENT (V)	DSN	DOWNSPOUT NOZZLE
	BURIED SANITARY WASTE (W)	DW	DISHWASHER
	BURIED GREASE WASTE (GW)	E	EXISTING
	BURIED STORM (ST)	ETR	EXISTING TO REMAIN
	EXISTING COLD WATER (CW)	ET	EXPANSION TANK
	EXISTING HOT WATER (HW)	FCO	FLOOR CLEANOUT
	EXISTING HOT WATER RECIRC (HWR)	FD	FLOOR DRAIN
	EXISTING SANITARY WASTE (W)	FS	FLOOR SINK
	EXISTING GREASE WASTE (GW)	FPHB	FREEZEPROOF HOSE BIBB
	EXISTING STORM (ST)	FPWH	FREEZEPROOF WALL HYDRANT
	EXISTING VENT (V)	FRH	FREEZEPROOF ROOF HYDRANT
	EXISTING BURIED SANITARY WASTE (W)	GCO	GARAGE CLEANOUT
	EXISTING BURIED GREASE WASTE (GW)	GG	LAUNDRY GUY GRAY
	EXISTING BURIED STORM (ST)	GT	GREASE TRAP
	REDUCED PRINCIPLE BACKFLOW PREVENTER	HB	HOSE BIBB
	DUAL CHECK VALVE BACKFLOW PREVENTER	HD	HUB DRAIN
	CHECK VALVE BACK FLOW PREVENTER	HS	HAND SINK
	FLOOR DRAIN - (FD)	KS	KITCHEN SINK
	FLOOR CLEAN OUT - (FCO)	LAV	LAVATORY
	WALL CLEANOUT - (WCO)	MS	MOP SINK
	BALL VALVE (FULL PORT)	ORD	OVERFLOW ROOF DRAIN
	NEW CONNECTION	PRV	PRESSURE REDUCING VALVE
	ELBOW TURNED UP	RD	ROOF DRAIN
	ELBOW TURNED DOWN	RP	HOT WATER RECIRCULATION PUMP
	TEE - TOP OUTLET	RPZ	REDUCED PRESSURE BACKFLOW PREVENTER
	TEE - BOTTOM OUTLET	SE	SEWAGE EJECTOR
	DIRECT WASTE - (DD)	SH	SHOWER
	PIPE UNION	SK	SINK
	WYE STRAINER	SP	SUMP PUMP
	SHUT OFF VALVE	ID	TRENCH DRAIN
	CHECK VALVE	TMV	THERMOSTATIC MIXING VALVE
	HOSE BIBB	TOB	TRIPLE OIL BASIN
	CALIBRATED CIRCUIT SETTER VALVE, WITH PRESSURE PORTS	TUB	BATHTUB
	PRESSURE REGULATOR	TP	TRAP PRIMER
	COLD WATER PLUMBING RISER (U.N.O.)	UR	URINAL
	HOT WATER PLUMBING RISER (U.N.O.)	VTR	VENT THRU ROOF
	HOT WATER RETURN PLUMBING RISER (U.N.O.)	W	WASHER
	STORM PLUMBING RISER (U.N.O.)	WCO	WALL CLEANOUT
	SANITARY PLUMBING RISER (U.N.O.)	WC	WATER CLOSET
	SANITARY VENT PLUMBING RISER (U.N.O.)	WH	WATER HEATER
	HUB FLOOR DRAIN - (HD)	YCO	YARD CLEANOUT
	FLOOR SINK (PARTIAL GRATE - (FS)	AP	ACCESS PANEL
ABBREVIATION AND EQUIPMENT TAGS		BOP	BOTTOM OF PIPE
	MECHANICAL/PLUMBING EQUIPMENT TAG	CI CB	CAST IRON CATCH BASIN
	SANITARY RISER TAG	CO	CLEANOUT
	KITCHEN EQUIPMENT TAG	DS	DOWNSPOUT
	PLUMBING FIXTURE TAG	DSN	DOWNSPOUT NOZZLE
		DFU	DRAINAGE FIXTURE UNIT
		DN	DOWN
		DT E	DRAIN TILE EXISTING
		ETR	EXISTING TO REMAIN
		GALV	GALVANIZED
		GC	GENERAL CONTRACTOR
		GDV	GARAGE DRAIN VENT
		GPF	GALLONS PER FLUSH
		GPM	GALLONS PER MINUTE
		I.E.	INVERT ELEVATION
		ISO	ISOMETRICS
		NC	NEW CONNECTION
		OFN	OVERFLOW NOZZLE
		OSD	OPEN SITE DRAIN
		OV	OIL VENT
		OW	OIL WASTE
		PC	PLUMBING CONTRACTOR
		PD	PUMP DISCHARGE
		TP	TRAP PRIMER
		WSFU	WATER SUPPLY FIXTURE UNIT
		UNO	UNLESS NOTED OTHERWISE
PLUMBING RISER TAG KEY:			
TYPE:			
T = TOILET RISER			
K = KITCHEN RISER			
M = MECHANICAL RISER			
R = ROOF DRAIN RISER			
L = LAUNDRY RISER			
S = SHOWER/TUB RISER			
V = VENT RISER			
D = DOMESTIC WATER RISER			
LOCATION:			
# = WHERE APPLICABLE, NUMBER SHALL CORRESPOND WITH THE NEAREST TYPICAL UNIT NUMBER			
A = DOMESTIC KITCHEN RISER			
B = DOMESTIC TOILET RISER			
C = DOMESTIC SHOWER/TUB RISER			



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.



LBBB
1625 W Carroll Avenue
Chicago IL 60612
p 312-968-9100
www.lbbba.com
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Chicago, IL 60640

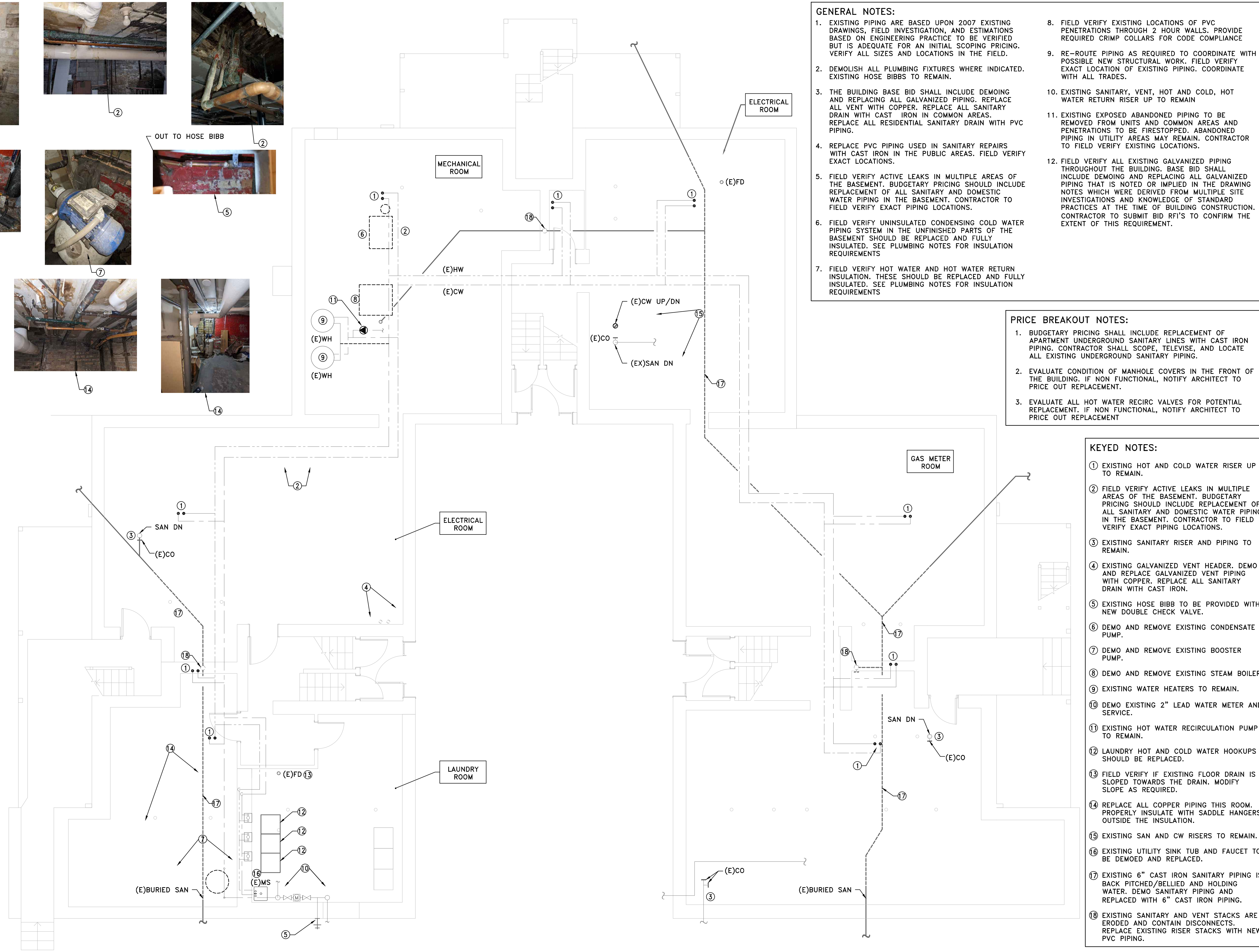
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GENERAL NOTES, SYMBOLS AND ABBREVIATIONS

P001

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ISSUE FOR 50% DD



- GENERAL NOTES:**
- EXISTING PIPING ARE BASED UPON 2007 EXISTING DRAWINGS, FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE TO BE VERIFIED BUT IS ADEQUATE FOR AN INITIAL SCOPING PRICING. VERIFY ALL SIZES AND LOCATIONS IN THE FIELD.
 - DEMOLISH ALL PLUMBING FIXTURES WHERE INDICATED. EXISTING HOSE BIBBS TO REMAIN.
 - THE BUILDING BASE BID SHALL INCLUDE DEMOING AND REPLACING ALL GALVANIZED PIPING. REPLACE ALL VENT WITH COPPER. REPLACE ALL SANITARY DRAIN WITH CAST IRON IN COMMON AREAS. REPLACE ALL RESIDENTIAL SANITARY DRAIN WITH PVC PIPING.
 - REPLACE PVC PIPING USED IN SANITARY REPAIRS WITH CAST IRON IN THE PUBLIC AREAS. FIELD VERIFY EXACT LOCATIONS.
 - FIELD VERIFY ACTIVE LEAKS IN MULTIPLE AREAS OF THE BASEMENT. BUDGETARY PRICING SHOULD INCLUDE REPLACEMENT OF ALL SANITARY AND DOMESTIC WATER PIPING IN THE BASEMENT. CONTRACTOR TO FIELD VERIFY EXACT PIPING LOCATIONS.
 - FIELD VERIFY UNINSULATED CONDENSING COLD WATER PIPING SYSTEM IN THE UNFINISHED PARTS OF THE BASEMENT SHOULD BE REPLACED AND FULLY INSULATED. SEE PLUMBING NOTES FOR INSULATION REQUIREMENTS
 - FIELD VERIFY HOT WATER AND HOT WATER RETURN INSULATION. THESE SHOULD BE REPLACED AND FULLY INSULATED. SEE PLUMBING NOTES FOR INSULATION REQUIREMENTS
 - FIELD VERIFY EXISTING LOCATIONS OF PVC PENETRATIONS THROUGH 2 HOUR WALLS. PROVIDE REQUIRED CRIMP COLLARS FOR CODE COMPLIANCE
 - RE-ROUTE PIPING AS REQUIRED TO COORDINATE WITH POSSIBLE NEW STRUCTURAL WORK. FIELD VERIFY EXACT LOCATION OF EXISTING PIPING. COORDINATE WITH ALL TRADES.
 - EXISTING SANITARY, VENT, HOT AND COLD, HOT WATER RETURN RISER UP TO REMAIN
 - EXISTING EXPOSED ABANDONED PIPING TO BE REMOVED FROM UNITS AND COMMON AREAS AND PENETRATIONS TO BE FIRESTOPPED. ABANDONED PIPING IN UTILITY AREAS MAY REMAIN. CONTRACTOR TO FIELD VERIFY EXISTING LOCATIONS.
 - FIELD VERIFY ALL EXISTING GALVANIZED PIPING THROUGHOUT THE BUILDING. BASE BID SHALL INCLUDE DEMOING AND REPLACING ALL GALVANIZED PIPING THAT IS NOTED OR IMPLIED IN THE DRAWING NOTES WHICH WERE DERIVED FROM MULTIPLE SITE INVESTIGATIONS AND KNOWLEDGE OF STANDARD PRACTICES AT THE TIME OF BUILDING CONSTRUCTION. CONTRACTOR TO SUBMIT BID RFI'S TO CONFIRM THE EXTENT OF THIS REQUIREMENT.

- PRICE BREAKOUT NOTES:**
- BUDGETARY PRICING SHALL INCLUDE REPLACEMENT OF APARTMENT UNDERGROUND SANITARY LINES WITH CAST IRON PIPING. CONTRACTOR SHALL SCOPE, TELEVIEW, AND LOCATE ALL EXISTING UNDERGROUND SANITARY PIPING.
 - EVALUATE CONDITION OF MANHOLE COVERS IN THE FRONT OF THE BUILDING. IF NON FUNCTIONAL, NOTIFY ARCHITECT TO PRICE OUT REPLACEMENT.
 - EVALUATE ALL HOT WATER RECIRC VALVES FOR POTENTIAL REPLACEMENT. IF NON FUNCTIONAL, NOTIFY ARCHITECT TO PRICE OUT REPLACEMENT

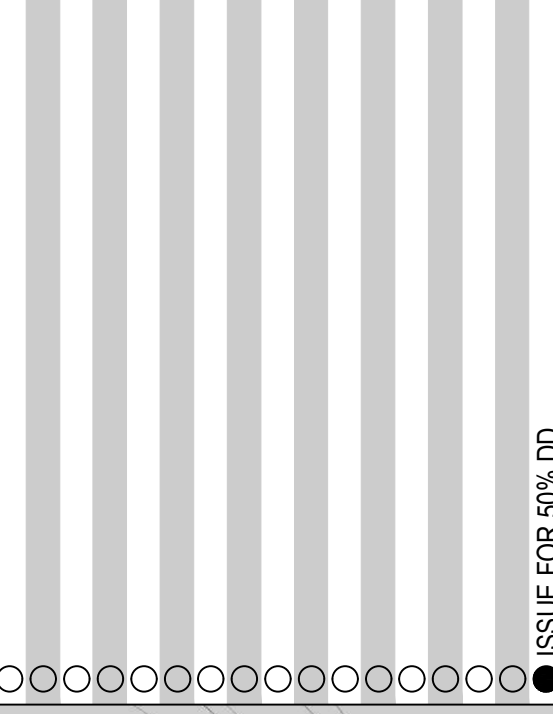
- KEYED NOTES:**
- EXISTING HOT AND COLD WATER RISER UP TO REMAIN.
 - FIELD VERIFY ACTIVE LEAKS IN MULTIPLE AREAS OF THE BASEMENT. BUDGETARY PRICING SHOULD INCLUDE REPLACEMENT OF ALL SANITARY AND DOMESTIC WATER PIPING IN THE BASEMENT. CONTRACTOR TO FIELD VERIFY EXACT PIPING LOCATIONS.
 - EXISTING SANITARY RISER AND PIPING TO REMAIN.
 - EXISTING GALVANIZED VENT HEADER. DEMO AND REPLACE GALVANIZED VENT PIPING WITH COPPER. REPLACE ALL SANITARY DRAIN WITH CAST IRON.
 - EXISTING HOSE BIBB TO BE PROVIDED WITH NEW DOUBLE CHECK VALVE.
 - DEMO AND REMOVE EXISTING CONDENSATE PUMP.
 - DEMO AND REMOVE EXISTING BOOSTER PUMP.
 - DEMO AND REMOVE EXISTING STEAM BOILER.
 - EXISTING WATER HEATERS TO REMAIN.
 - DEMO EXISTING 2" LEAD WATER METER AND SERVICE.
 - EXISTING HOT WATER RECIRCULATION PUMP TO REMAIN.
 - LAUNDRY HOT AND COLD WATER HOOKUPS SHOULD BE REPLACED.
 - FIELD VERIFY IF EXISTING FLOOR DRAIN IS SLOPED TOWARDS THE DRAIN. MODIFY SLOPE AS REQUIRED.
 - REPLACE ALL COPPER PIPING THIS ROOM. PROPERLY INSULATE WITH SADDLE HANGERS OUTSIDE THE INSULATION.
 - EXISTING SAN AND CW RISERS TO REMAIN.
 - EXISTING UTILITY SINK TUB AND FAUCET TO BE DEMOED AND REPLACED.
 - EXISTING 6" CAST IRON SANITARY PIPING IS BACK PITCHED/BELLIED AND HOLDING WATER. DEMO SANITARY PIPING AND REPLACED WITH 6" CAST IRON PIPING.
 - EXISTING SANITARY AND VENT STACKS ARE ERODED AND CONTAIN DISCONNECTS. REPLACE EXISTING RISER STACKS WITH NEW PVC PIPING.



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

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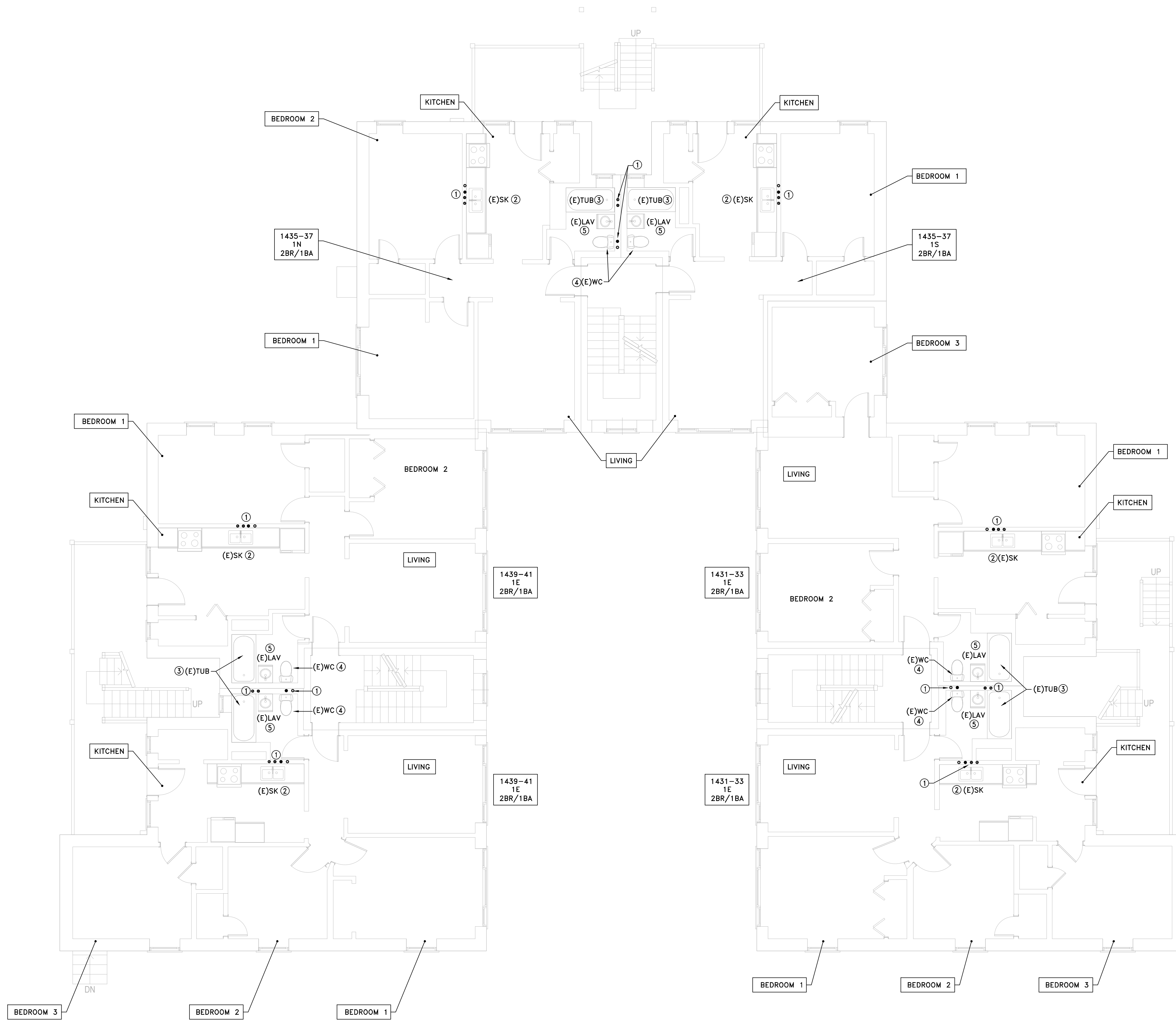
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2218a

DEMO PLUMBING BASEMENT PLAN

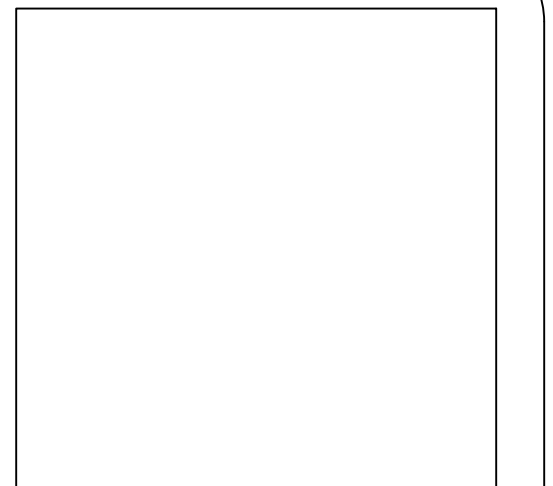
PD100

1 DEMO PLUMBING BASEMENT PLAN
SCALE - 3/16" = 1'-0"



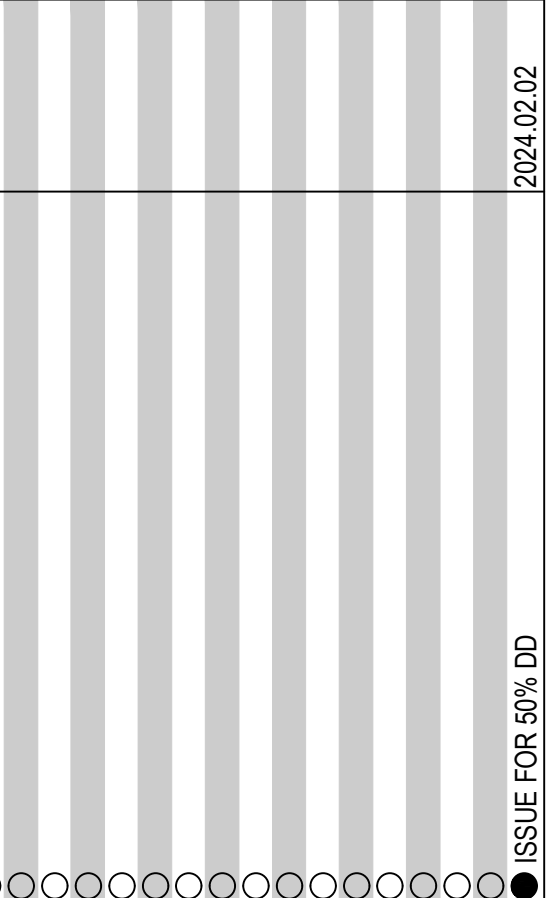
- GENERAL SHEET NOTES:**
- EXISTING PIPING ARE BASED UPON 2007 EXISTING DRAWINGS, FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE TO BE VERIFIED BUT IS ADEQUATE FOR AN INITIAL SCOPING PRICING. VERIFY ALL SIZES AND LOCATIONS IN THE FIELD.
 - DEMOLISH AND REPLACE ALL PLUMBING FIXTURES WHERE INDICATED.
 - THE BUILDING BASE BID SHALL INCLUDE DEMOLING AND REPLACING ALL GALVANIZED PIPING. REPLACE ALL VENT WITH COPPER. REPLACE ALL SANITARY DRAIN WITH CAST IRON IN COMMON AREAS. REPLACE ALL RESIDENTIAL SANITARY DRAIN WITH PVC PIPING.
 - RE-ROUTE PIPING AS REQUIRED TO COORDINATE WITH POSSIBLE NEW STRUCTURAL WORK. FIELD VERIFY EXACT LOCATION OF EXISTING PIPING. COORDINATE WITH ALL TRADES.
 - EXISTING EXPOSED ABANDONED PIPING TO BE REMOVED FROM RESIDENTIAL UNITS AND COMMON AREAS. PENETRATIONS TO BE FIRESTOPPED. ABANDONED PIPING IN UTILITY AREAS MAY REMAIN. CONTRACTOR TO FIELD VERIFY EXISTING LOCATIONS.
 - APARTMENT PLUMBING FIXTURE TO BE REPLACED WITH NEW:
 100% OF EXISTING LAVATORY FAUCETS
 5% OF EXISTING TOILETS
 100% OF EXISTING KITCHEN SINKS
 50% OF EXISTING LAVATORY TOPS
 100% OF EXISTING SHOWER VALVES & HEADS
 - CONFIRM APARTMENT UNITS THAT WILL GET NEW TOILETS AND LAVATORY TOPS WITH THE ARCHITECT. REFER TO ARCHITECTURAL MATRIX FOR ALL PLUMBING FIXTURE UPGRADES AND REPLACEMENT. PROVIDE ALL NECESSARY STOPS, TRAPS AND ACCESSORIES FOR A FULLY OPERATIONS INSTALLATION PER THE MANUFACTURERS RECOMMENDATION. PROVIDE RECONNECTIONS TO EXISTING SANITARY, VENT, AND DOMESTIC WATER PIPING AS REQUIRED. MATCH EXISTING PIPE SIZES. FIELD VERIFY.
 - FIELD VERIFY ALL EXISTING GALVANIZED PIPING THROUGHOUT THE BUILDING. BASE BID SHALL INCLUDE DEMOLING AND REPLACING ALL GALVANIZED PIPING THAT IS NOTED OR IMPLIED IN THE DRAWING NOTES WHICH WERE DERIVED FROM MULTIPLE SITE INVESTIGATIONS AND KNOWLEDGE OF STANDARD PRACTICES AT THE TIME OF BUILDING CONSTRUCTION. CONTRACTOR TO SUBMIT BID RFI'S TO CONFIRM THE EXTENT OF THIS REQUIREMENT.

- KEYED NOTES:**
- EXISTING SANITARY, VENT, DOMESTIC HOT AND, COLD WATER RISER TO REMAIN
 - REMOVE EXISTING KITCHEN SINK FIXTURE AND REPLACE WITH NEW.
 - EXISTING BATHTUBS AND PLUMBING TO REMAIN. REMOVE AND REPLACE EXISTING SHOWER VALVE AND ANY MISSING AND/OR DAMAGED COMPONENTS.
 - EXISTING TOILETS TO REMAIN.
 - EXISTING LAVATORY TO REMAIN.



IN PROGRESS

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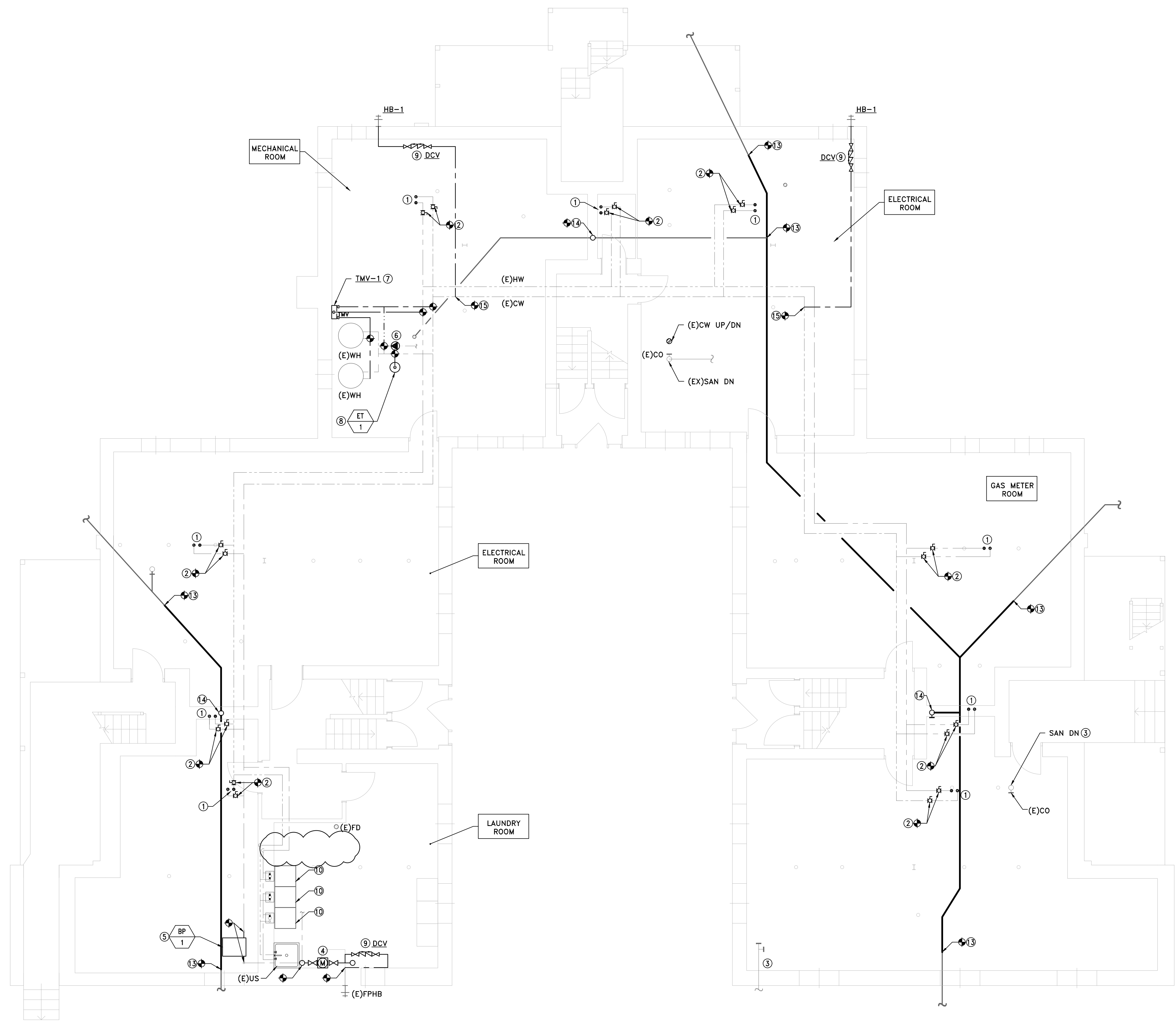
2218a
 DEMO
 PLUMBING TYPICAL
 1ST - 3RD FLOOR PLAN

PD101

2 DEMO PLUMBING TYPICAL 1ST THRU 3RD FLOOR PLANS
 SCALE - 3/16" = 1'-0"

2024.02.02

ISSUE FOR 50% DD



- GENERAL SHEET NOTES:**
- EXISTING PIPING ARE BASED UPON 2007 EXISTING DRAWINGS, FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE TO BE VERIFIED BUT IS ADEQUATE FOR AN INITIAL SCOPING PRICING. VERIFY ALL SIZES AND LOCATIONS IN THE FIELD.
 - PVC PIPING SHALL BE USED FOR ALL NEW WASTE AND VENT PIPING, EXCEPT THROUGH FIRST FLOOR COMMON AREA. FOR COMMON AREAS, THE WASTE SHALL BE CAST IRON AND THE VENT SHALL BE COPPER.
 - NEW DOMESTIC WATER PIPING SHALL BE TYPE L COPPER WITH SOLDER OR PROGRESS FITTINGS.
 - ALL WATER DISTRIBUTION PIPING SHALL BE INSULATED. SEE PLUMBING NOTES FOR INSULATION REQUIREMENTS.
 - PROPERLY SEAL ALL PIPE PENETRATIONS THROUGH DRAFT STOP WALL.
 - EXISTING SANITARY, VENT, HOT AND COLD, HOT WATER RETURN RISER UP TO REMAIN.
 - EXISTING WATER HEATER PIPING MAY BE RE-USED TO THE EXTENT POSSIBLE. ALL PIPING, EXISTING AND NEW, MUST BE FULLY COORDINATED WITH OTHER TRADES. THIS COORDINATION MAY RESULT IN THE REPLACEMENT OF EXISTING PIPING IN ORDER TO ACCOMMODATE NEW MIXING VALVE AND EXPANSION TANK.
 - FIELD VERIFICATION OF EXISTING PIPING IS REQUIRED. SHOP DRAWING COORDINATION FOR NEW AND EXISTING PIPING IS REQUIRED. SEE FLOOR PLAN AND WATER HEATER PIPING DIAGRAM FOR PIPE SIZES AND REQUIRED DIAGRAMMATIC LAYOUT.
 - SERVICE SHUTOFF BALL VALVES SHOULD BE ADDED ALL FIXTURES AND RISERS. FIELD VERIFY ALL LOCATIONS.

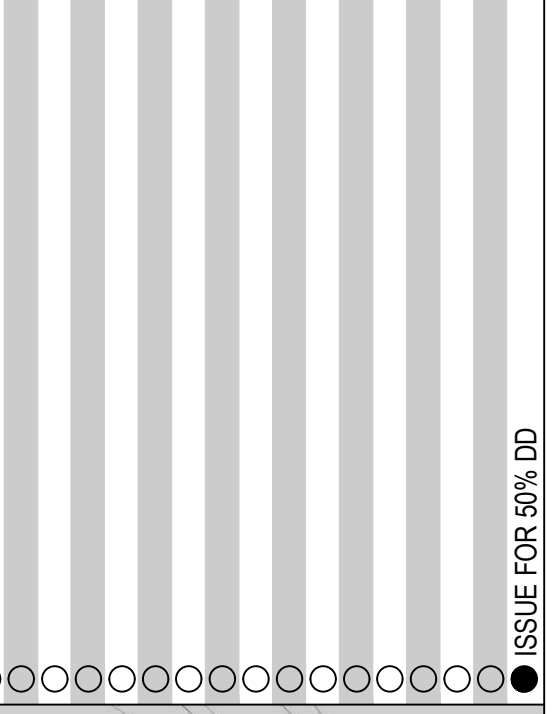
- KEYED NOTES:**
- EXISTING HOT AND COLD WATER RISER UP TO REMAIN.
 - PROVIDE NEW SHUTOFF BALL VALVE TO EXISTING RISERS.
 - EXISTING SANITARY RISER AND PIPING TO REMAIN.
 - NEW 2" WATER METER & SERVICE REPLACING EXISTING LEAD PIPING. NEW DOMESTIC WATER PIPING SHALL BE TYPE L COPPER WITH SOLDER OR PROGRESS FITTINGS.
 - NEW BOOSTER PUMP. PROVIDE RECONNECTION TO EXISTING 2" DOMESTIC COLD WATER PIPING.
 - EXISTING HOT WATER RECIRCULATION PUMP TO REMAIN.
 - NEW CENTRAL MIXING VALVE. RE-PIPE HOT WATER, COLD WATER, AND HOT WATER RECIRCULATION INTO THE MIXING VALVE.
 - NEW EXPANSION TANK FOR WATER HEATERS. PROVIDE RECONNECTION TO EXISTING DOMESTIC COLD WATER PIPING. FIELD VERIFY EXACT PIPE SIZES.
 - PROVIDE NEW DOUBLE CHECK VALVE FOR EXISTING AND NEW HOSE BIBBS.
 - PROVIDE NEW LAUNDRY HOT AND COLD WATER HOOKUPS
 - NOT USED.
 - NOT USED.
 - CONNECT NEW 6" BURIED SANITARY TO EXISTING PIPING. FIELD VERIFY EXACT EXISTING LOCATION, DIRECTION OF FLOW, AND INVERT ELEVATION PRIOR TO SANITARY SEWER LINE INSTALLATION. MAKE NECESSARY CONNECTIONS AS REQUIRED PER THE EXISTING FIELD CONDITIONS.
 - INSTALL NEW 6" PVC SANITARY AND VENT RISERS. CONNECT TO EXISTING PIPING WHERE APPLICABLE. MAKE NECESSARY CONNECTIONS AS REQUIRED PER THE EXISTING FIELD CONDITIONS.
 - CONNECT NEW 3/4" CW TO EXISTING MAIN. NEW 3/4" CW PIPING TO BE ROUTED TO NEW WALL HYDRANT HOSE BIBBS.



IN PROGRESS

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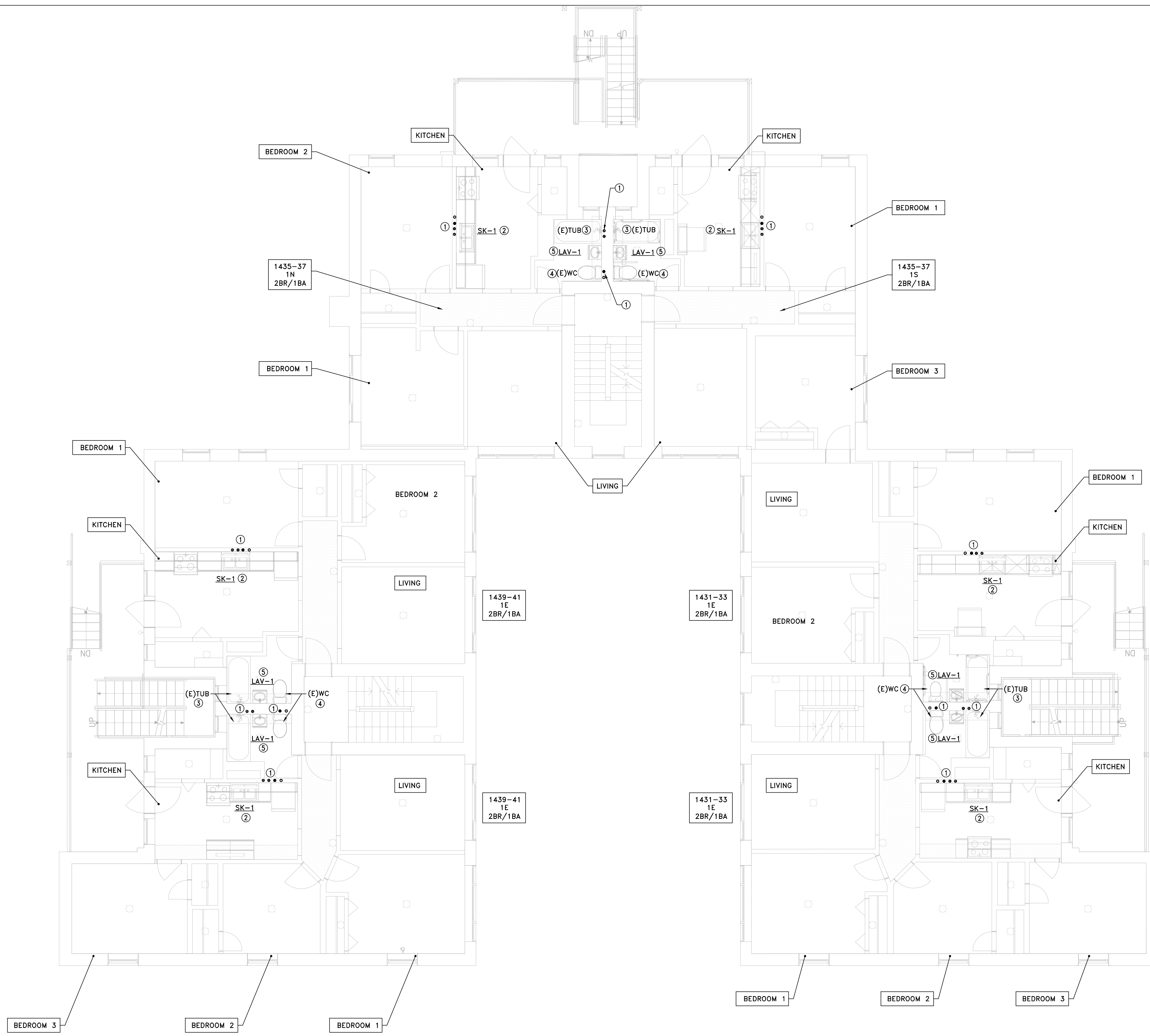
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2218a
PLUMBING BASEMENT PLAN

P100

1 PLUMBING BASEMENT PLAN
 SCALE - 3/16" = 1'-0"



GENERAL SHEET NOTES:

- APARTMENT PLUMBING FIXTURE TO BE REPLACED WITH NEW:
 100% OF EXISTING LAVATORY FAUCETS
 5% OF EXISTING TOILETS
 100% OF EXISTING KITCHEN SINKS
 50% OF EXISTING LAVATORY TOPS
 100% OF EXISTING SHOWER VALVES & HEADS

CONFIRM APARTMENT UNITS THAT WILL GET NEW TOILETS AND LAVATORY TOPS WITH THE ARCHITECT. REFER TO ARCHITECTURAL MATRIX FOR ALL PLUMBING FIXTURE UPGRADES AND REPLACEMENT.
 PROVIDE ALL NECESSARY STOPS, TRAPS AND ACCESSORIES FOR A FULLY OPERATIONS INSTALLATION PER THE MANUFACTURERS RECOMMENDATION. PROVIDE RECONNECTIONS TO EXISTING SANITARY, VENT, AND DOMESTIC WATER PIPING AS REQUIRED. MATCH EXISTING PIPE SIZES, FIELD VERIFY.

- PROVIDE NEW SHUT OFF VALVE TO ALL FIXTURES.

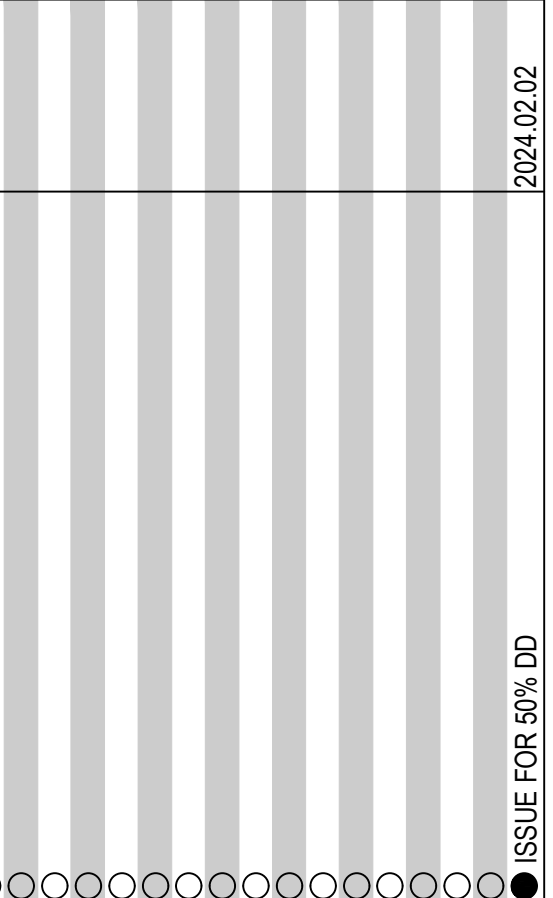
KEYED NOTES:

- EXISTING SANITARY, VENT, DOMESTIC HOT AND, COLD WATER RISER TO REMAIN
- NEW KITCHEN SINK
- EXISTING BATHTUB. PROVIDE WITH NEW SHOWER HEADS
- EXISTING TOILETS TO REMAIN. PROVIDE NEW CLOSED FRONT SEATS WITH COVER
- EXISTING LAVATORY TO REMAIN. REFER TO GENERAL SHEET NOTES. FAUCETS TO BE REPLACED



IN PROGRESS

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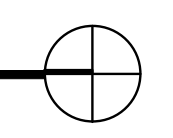
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**PLUMBING TYPICAL
 1ST - 3RD FLOOR PLAN**

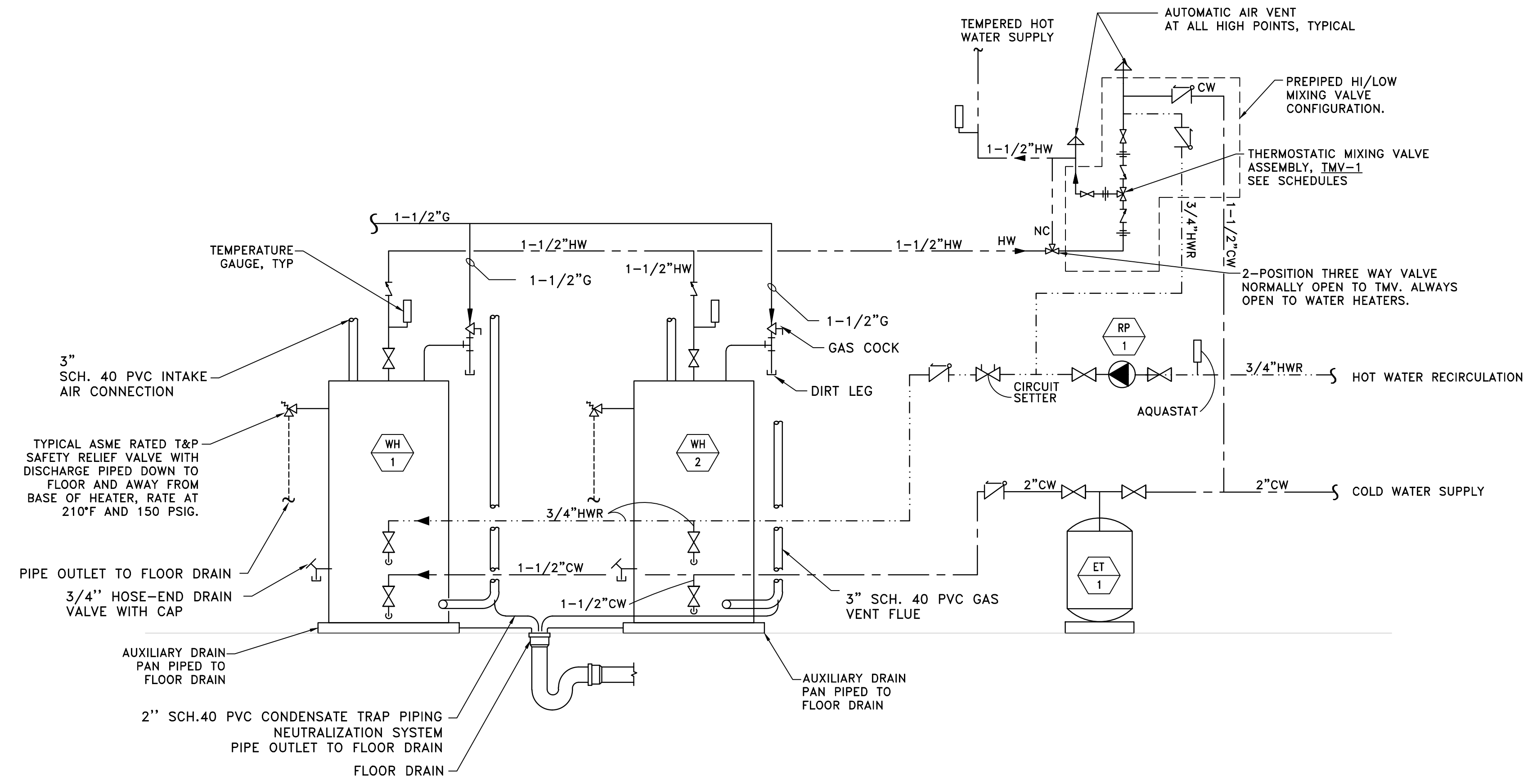
P101

2 PLUMBING TYPICAL 1ST THRU 3RD FLOOR PLANS
 SCALE - 3/16" = 1'-0"

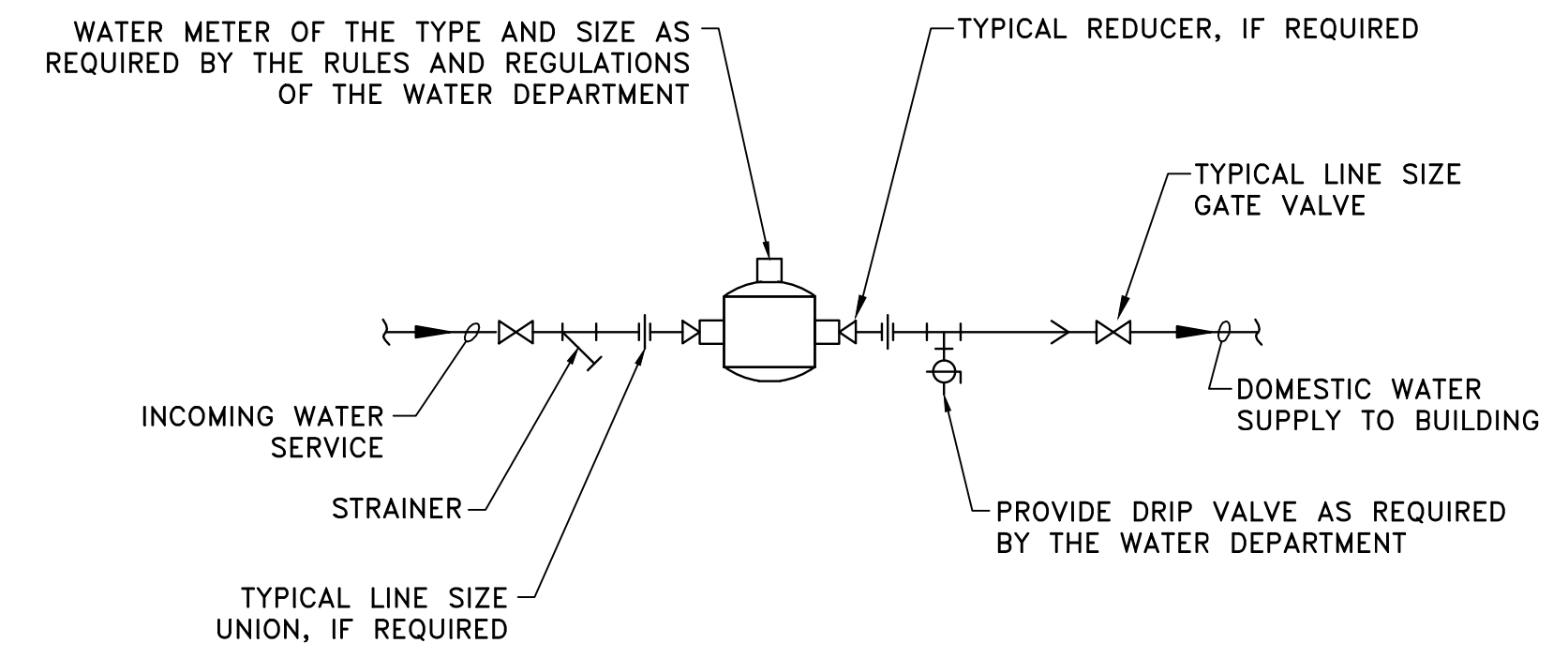


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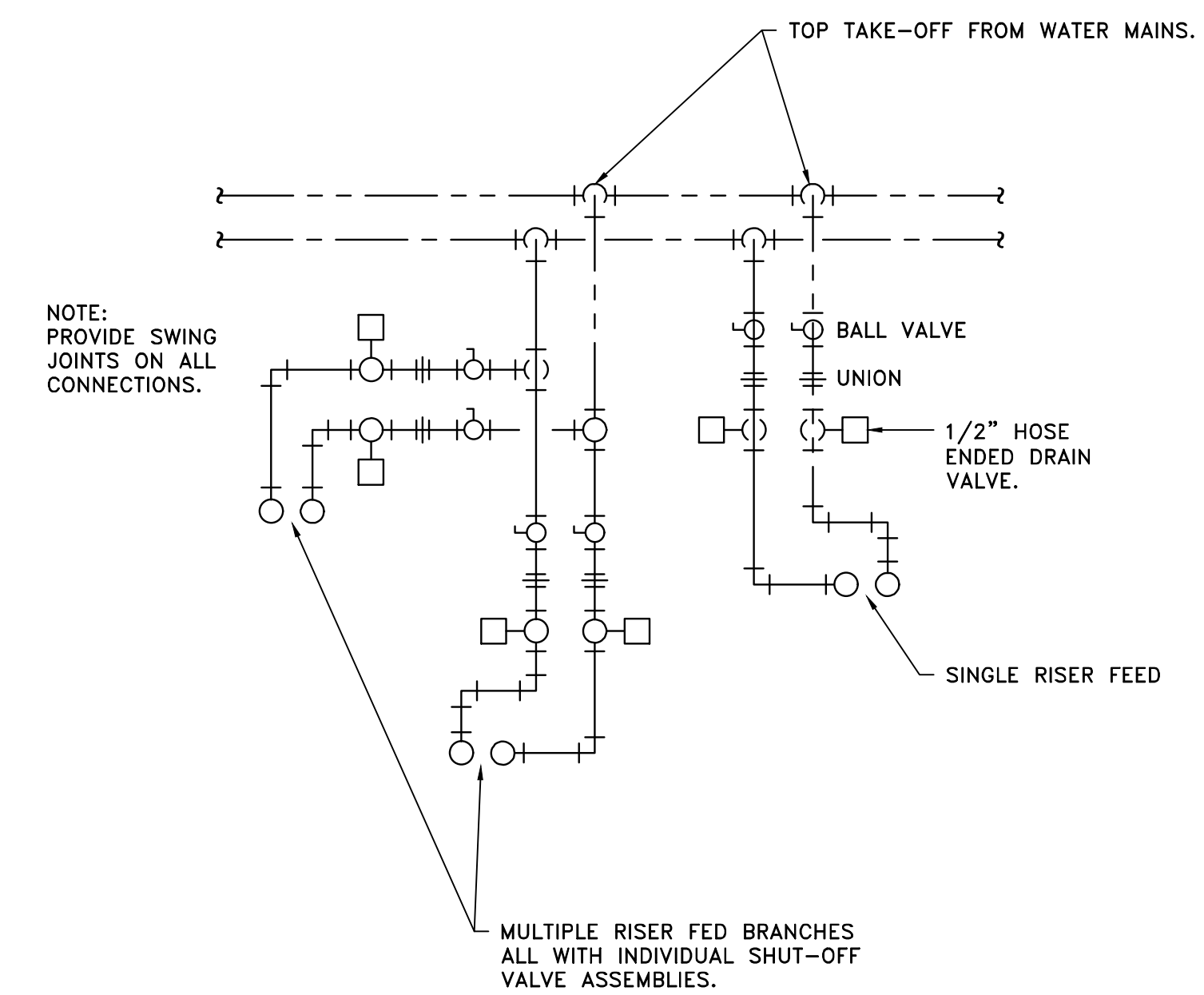
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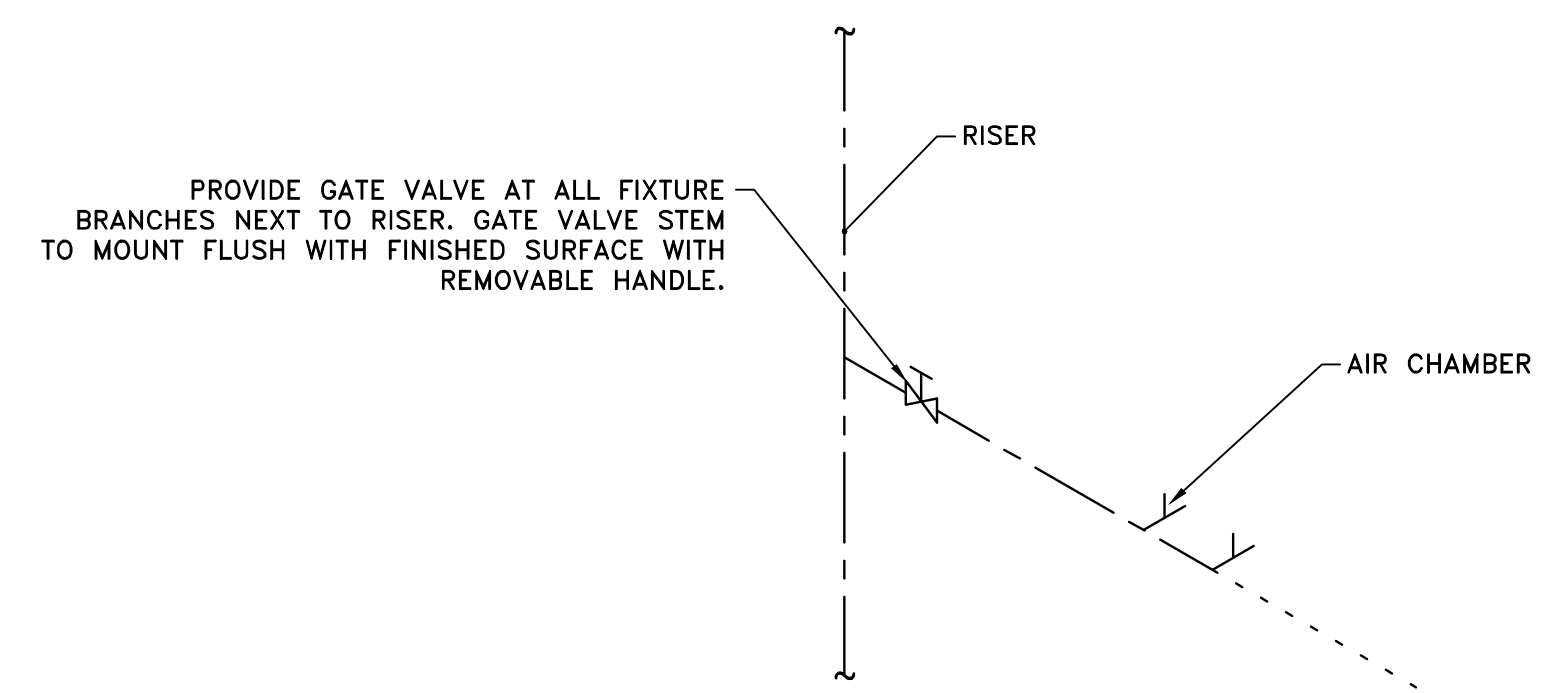
6 Hot Water Piping Detail
No Scale



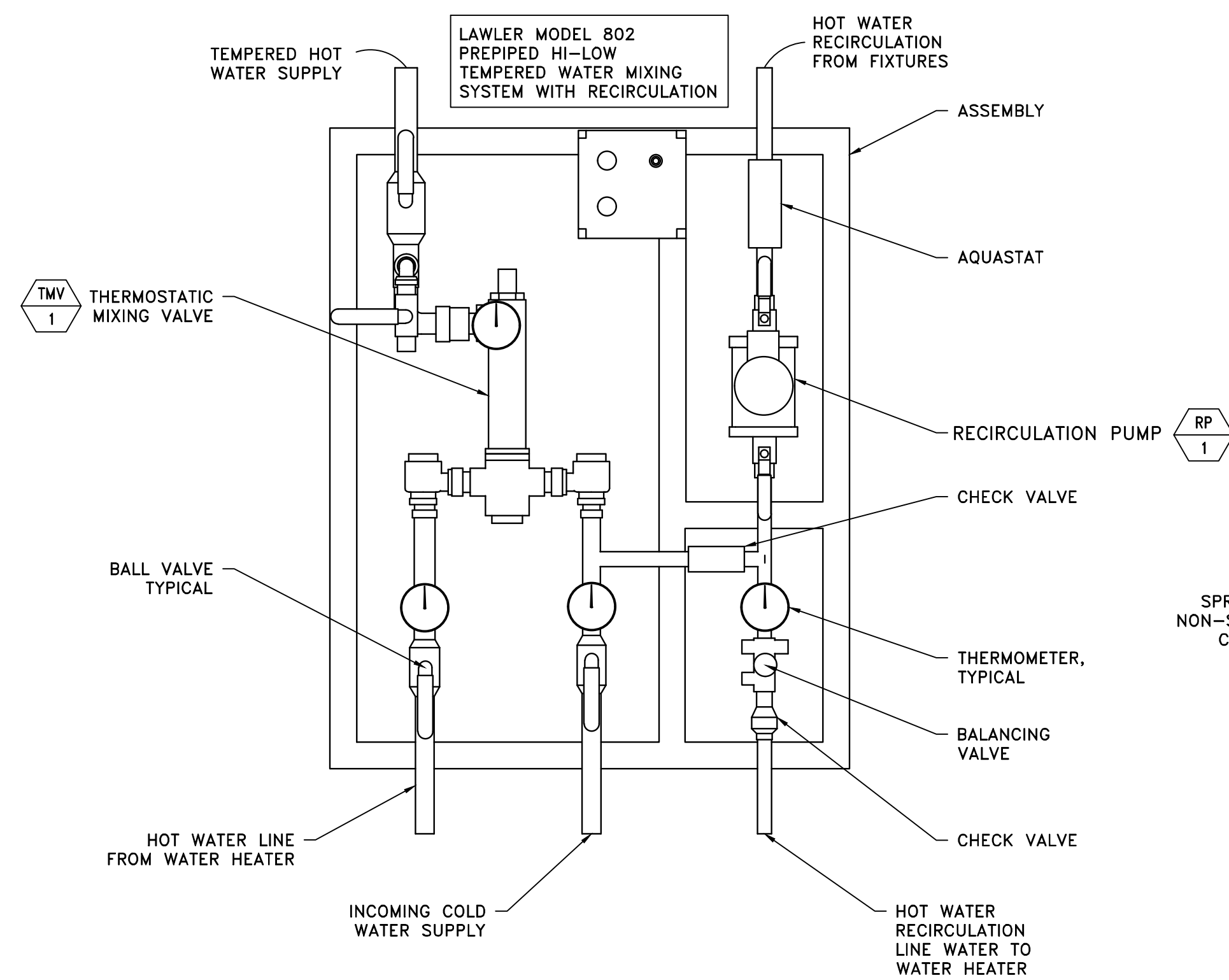
1 WATER METER DETAIL
NOT TO SCALE



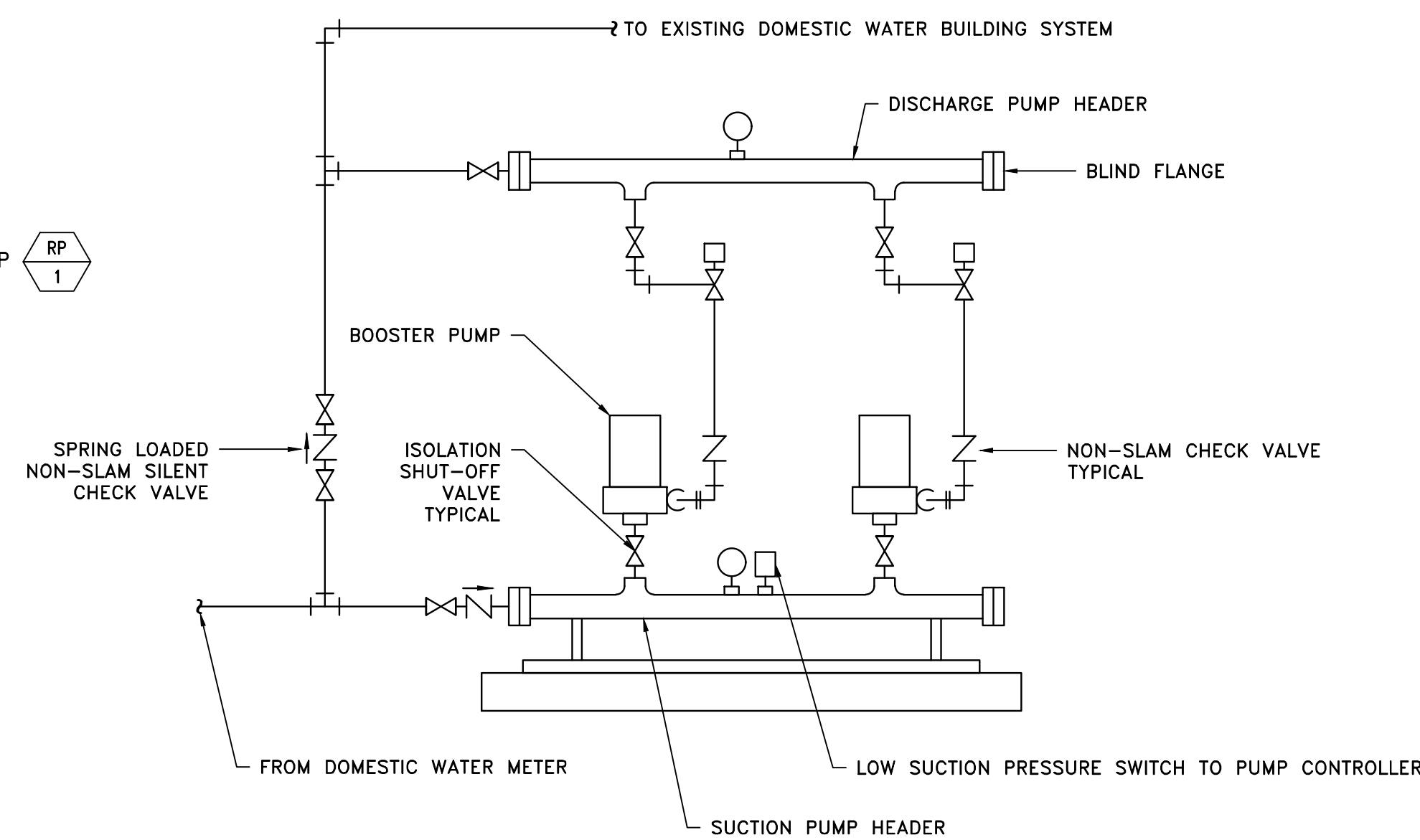
2 PIPING AND VALVING TO TYPICAL WATER RISER DIAGRAM
N.T.S.



3 TYPICAL BRANCH SERVICE VALVE DETAIL
NO SCALE



5 PREPARED HI-LOW TEMPERED WATER MIXING SYSTEM WITH HOT RECIRCULATION SYSTEM
N.T.S.



4 PIPING DIAGRAM OF DOMESTIC WATER BOOSTER PUMP
N.T.S.



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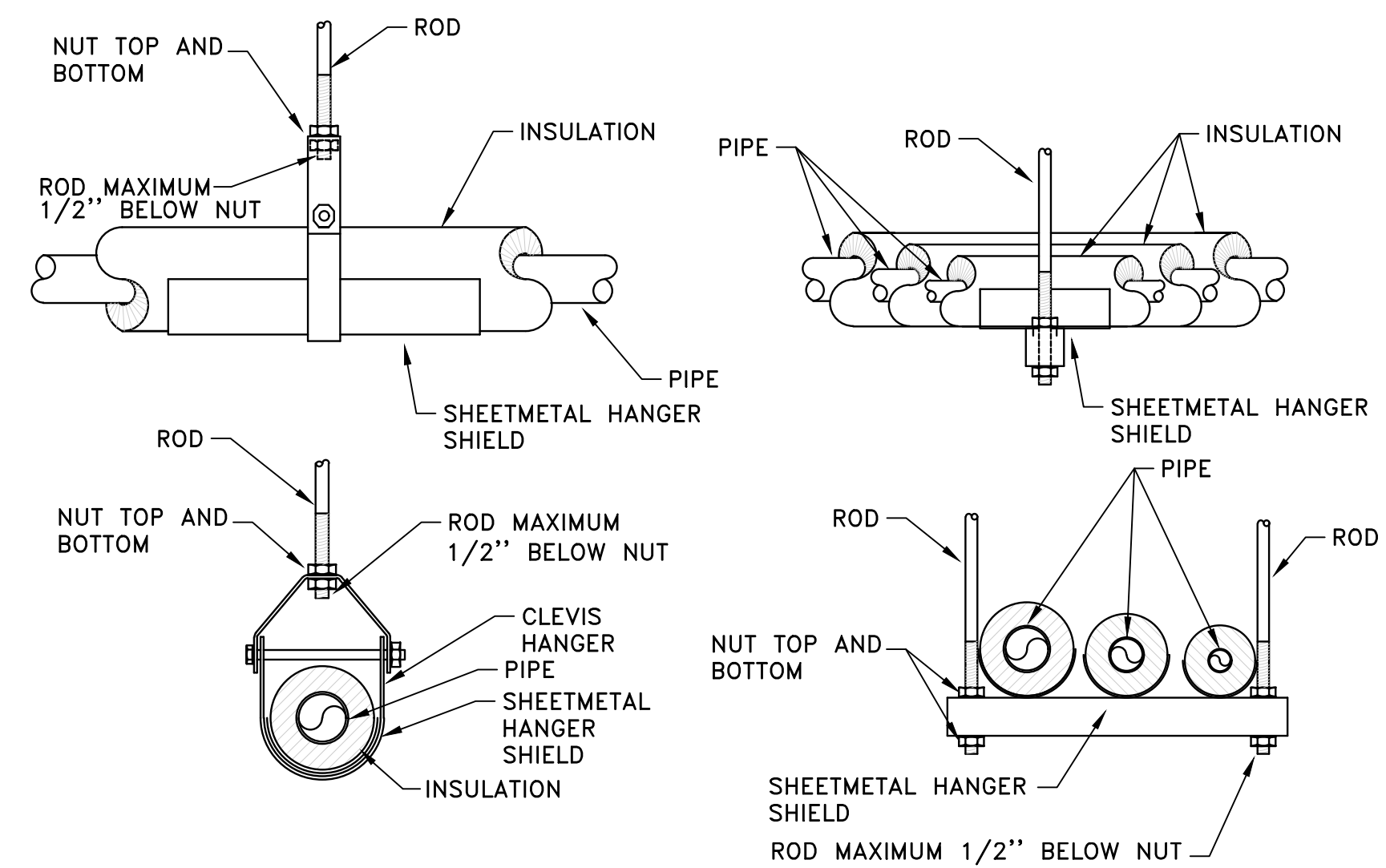
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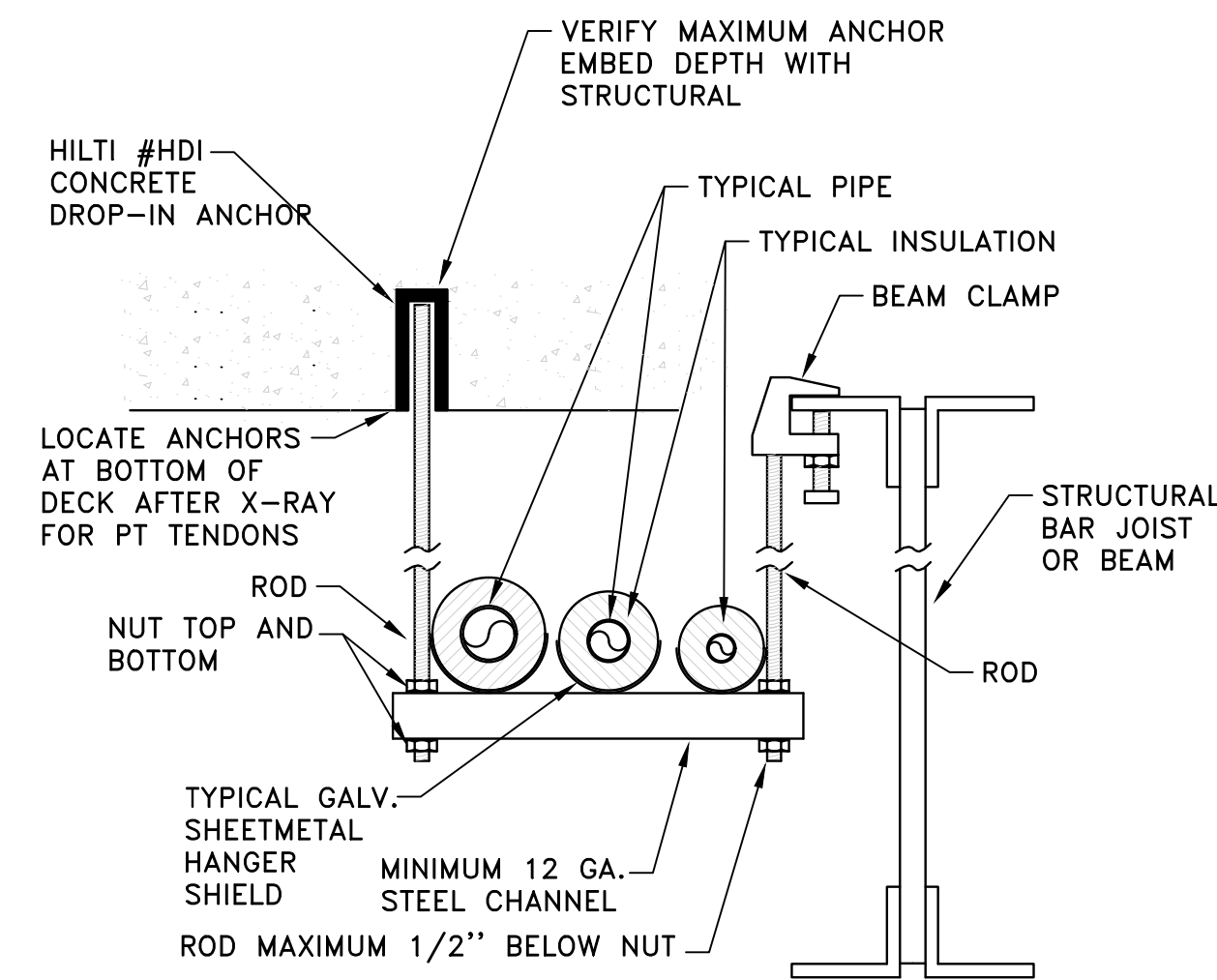
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PLUMBING DETAILS

P400



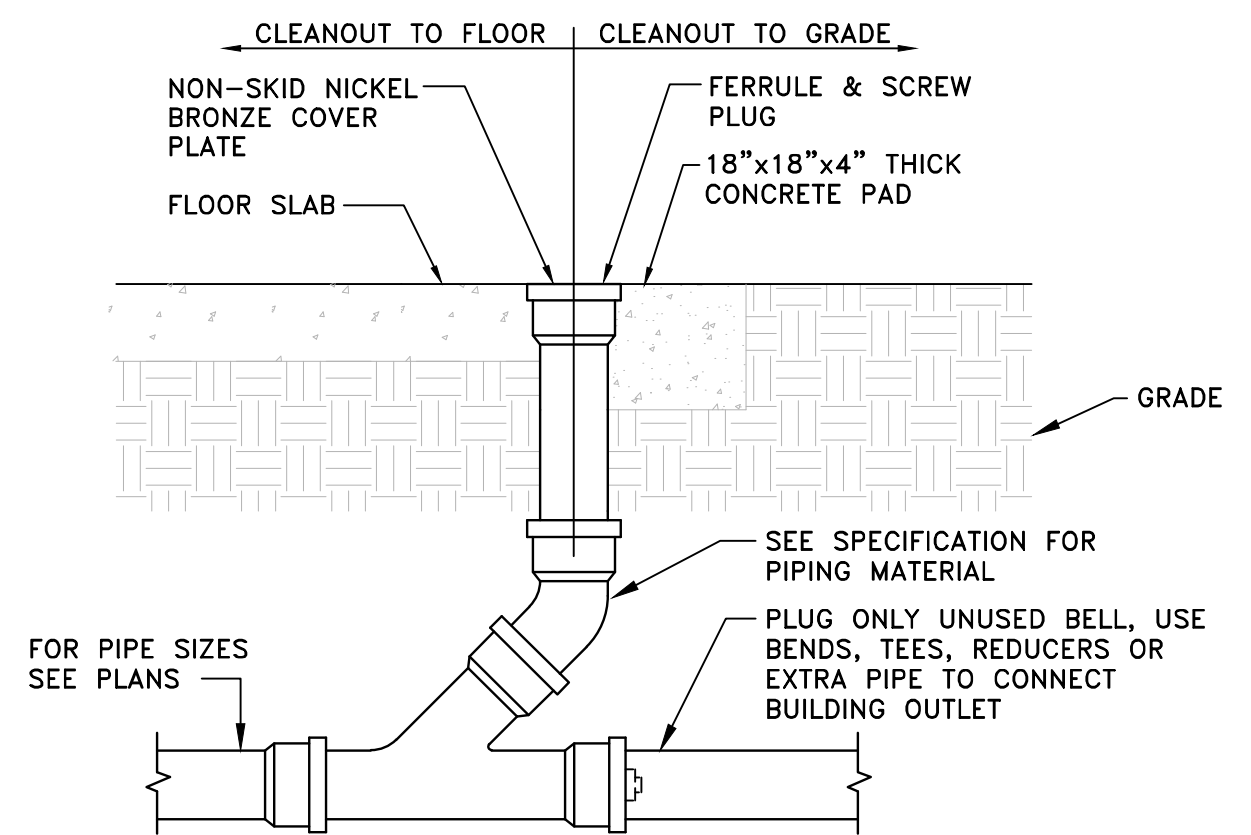
3 TYPICAL HANGER DETAIL

No Scale



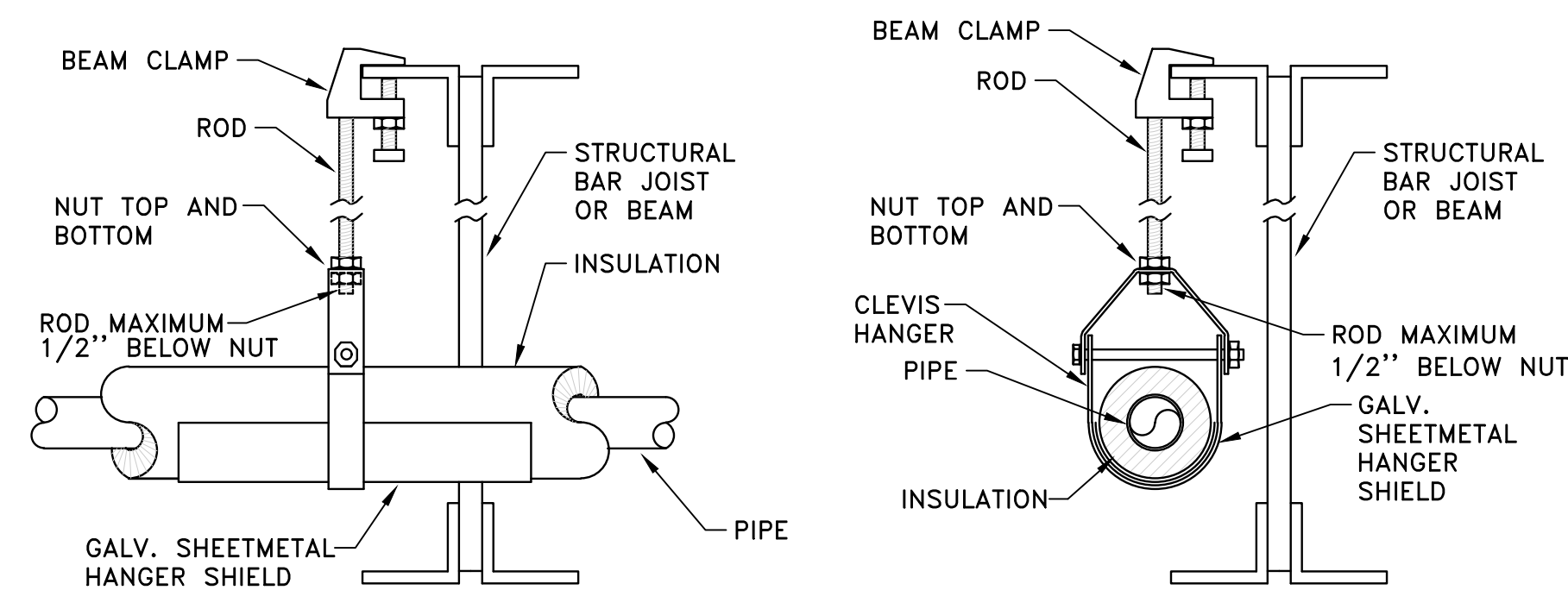
2 TYPICAL TRAPEZE HANGER

No Scale



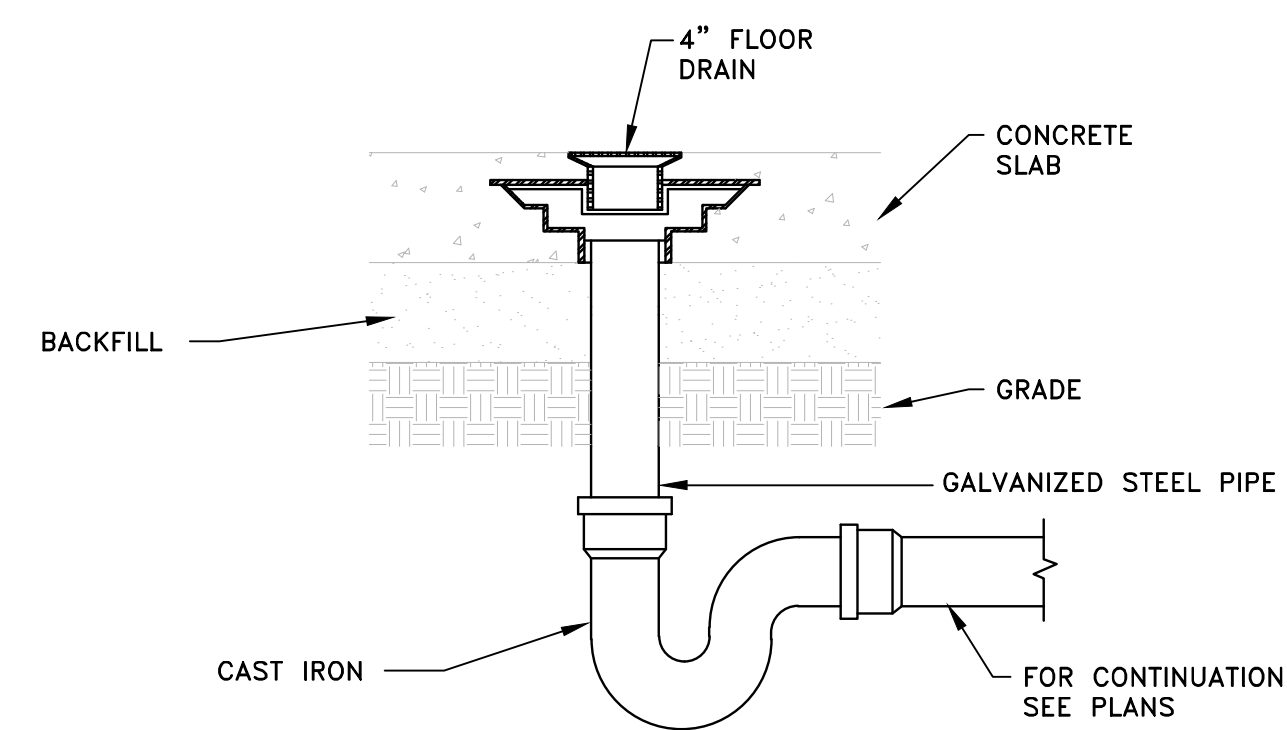
1 Clean Out To Grade/Floor Detail

No Scale



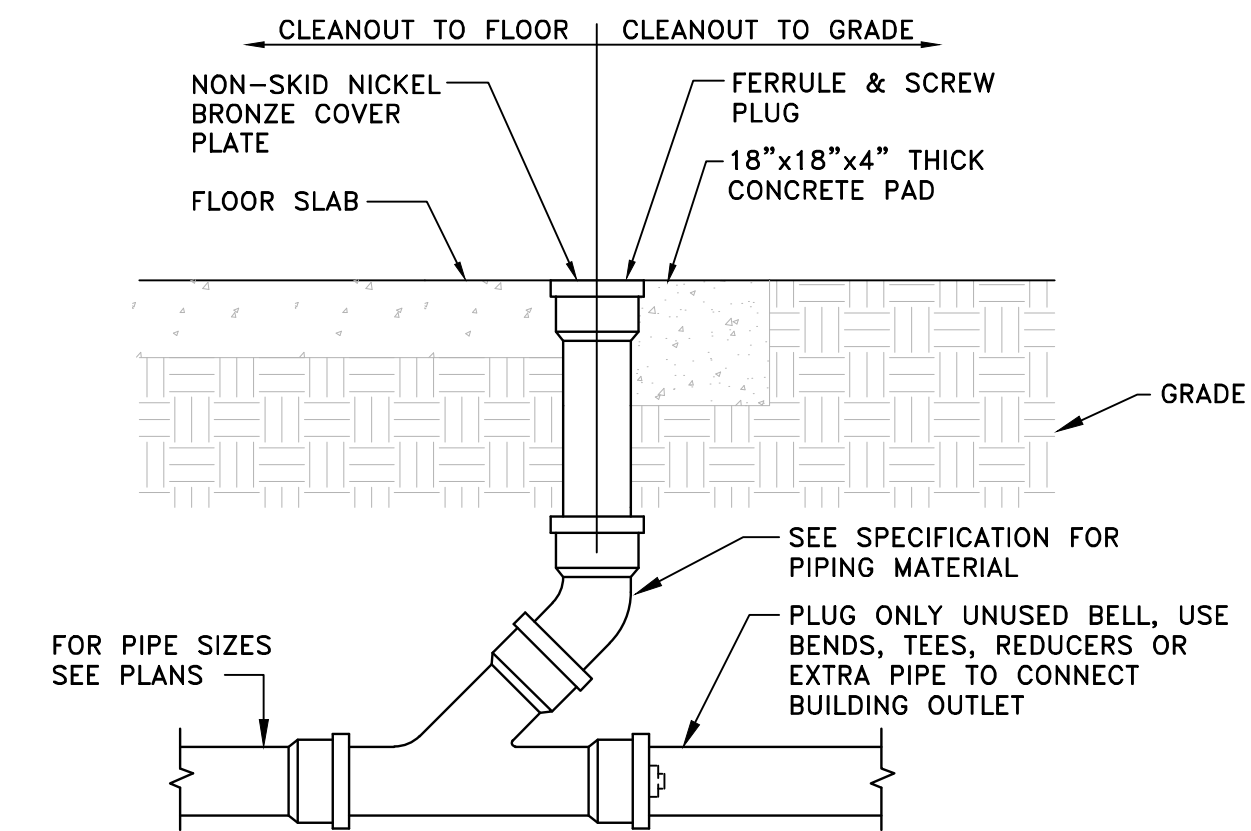
6 CLEVIS HANGER WITH CLAMP DETAIL

No Scale



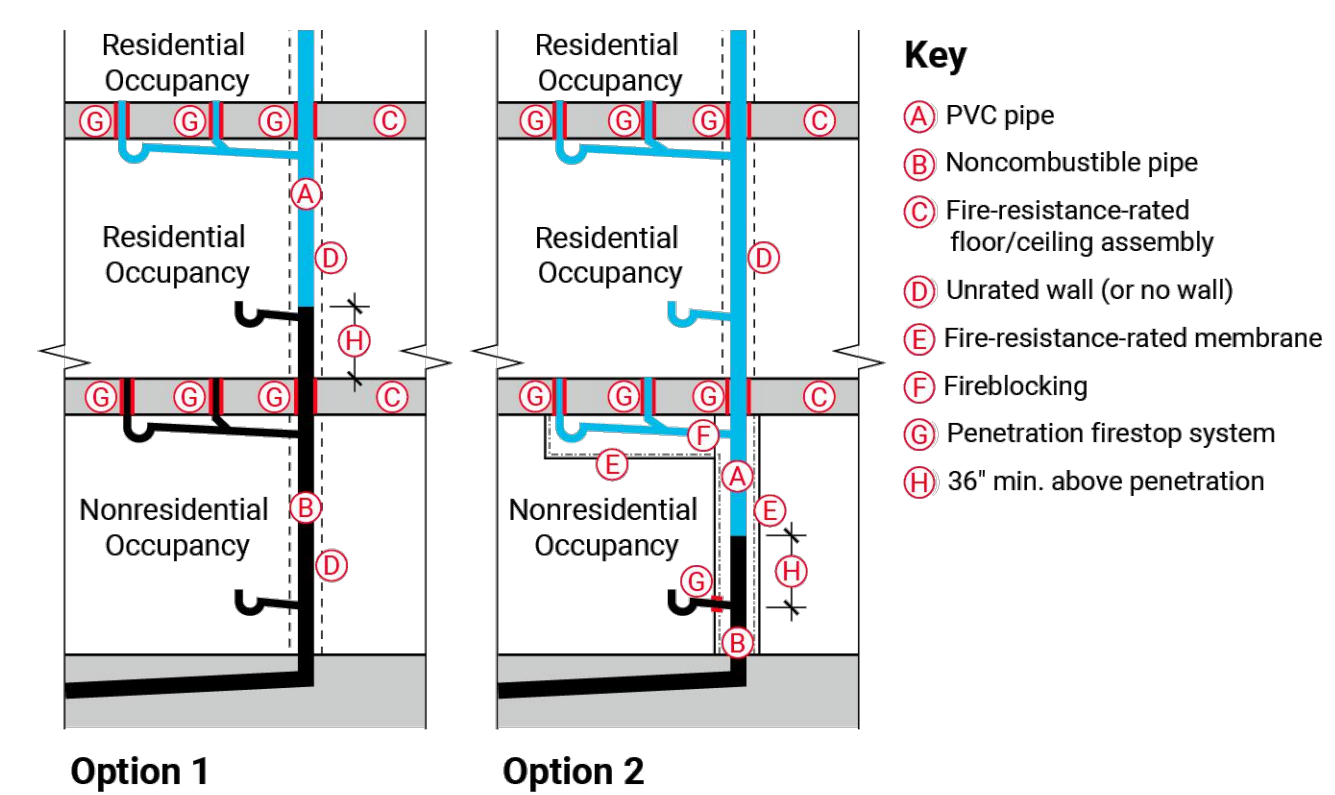
5 Floor Drain Detail

No Scale



4 Clean Out To Grade/Floor Detail

No Scale



7 PVC PIPE USE LOCATIONS

No Scale



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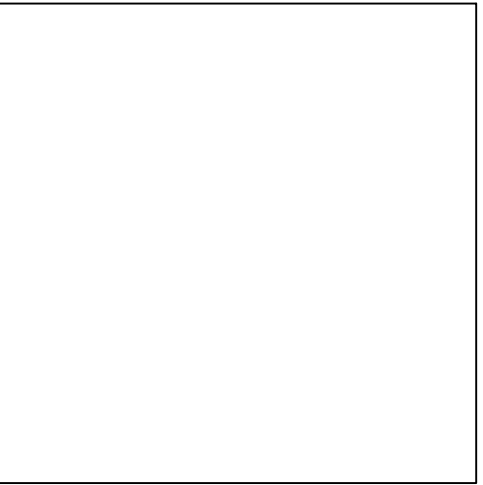
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PLUMBING DETAILS

P401

2024.02.02 ISSUE FOR 50% DD



FIXTURE LOAD CALCULATIONS						Project #	PROJECT #
						Date	11/29/2023
Client						Project	ADDRESS
			SFU	SFU	SFU		
			COLD	HOT	TOTAL		
PRIV. GROUP	TANK	18	108	54	54	72	
SILL COCK	FAUCET	2		10		10	
LAUNDRY	60LB	5	10	15	15	20	
TOTAL		25	118	79	69	102	
					GPM	45	
					Meter Size	2"	
					Service Size	2"	

PLUMBING FIXTURE SCHEDULE			
MARK	MANUFACTURER	MODEL NO.	REMARKS
(E)LAV	Basin - EXISTING Faucet - TBD	TBD	Existing Lavatory to be provided with new faucet. WaterSense labeled faucet, 0.5 GPM flow rate, single handle, anti-scald, pop up drain assembly. Provide all stops, traps and accessories for a complete and operational code compliant and ADA compliant installation.
MS-1	Mustee	Basin - 63M Faucet - 63.600A	24X24X10 deep, structural fiberglass mop service basin with 3" molded drain body and stainless steel strainer, wall mounted service faucet with elevated vacuum breaker mounted at 7'-6" AFF, round wall escutcheons, faucet with pull hook and wall brace complete with all stops, traps and valves for a complete and operational installation.
(E)WC	American Standard	2467.1	ADA toilet, vitreous china, floor mounted, two-piece, tank type, manual flush with chrome lever, pressure assisted, 1.1 GPF, fully glazed 2-1/8" trapway. Chair height, elongated bowl. WaterSense labeled, with open front seat, with cover. Provide all stops, traps and accessories for a complete and operational ADA compliant installation. Locate flush lever as required for access in each ADA compliant stall.
(E)TUB	Tub: Existing Faucet: TBD	TBD	Existing bath tub. New shower head. WaterSense labeled showerhead, 1.5 GPM at 80 GPM max, ADA compliant handle. Provide all stops, traps and accessories for a complete and operational ADA compliant installation.
GG-1	Guy Gray	82147	Clothes washer valve box, recessed in wall, 20 gauge steel, with 1/4 turn 1/2" sweat ball valves for hot and cold and 2" PVC drain. Provide all stops, traps and accessories for a complete and operational installation.
HB-1	Jay R. Smith Mfg. Co.	5509QT	Anti-siphon freezeless wall hydrant with keyed locking cover, 3/4" male inlet connection and 3/4" male hose thread. Confirm finish with Architect/Owner. Provide all stops and accessories for a complete and operational installation.
TMV-1	Lawier	Model 802	Master thermostatic mixing valve. Lead free and suitable for potable water use. Suitable for precise outlet temperature control from 1 to 50 GPM. Outlet set point shall be 110 F.

NOTE: ALL PLUMBING FIXTURES TO BE COORDINATED WITH ARCHITECT, INTERIOR DESIGNER, AND OWNER PRIOR TO ORDER AND PURCHASE.

EXPANSION TANK SCHEDULE											
TAG NO	QTY	LOCATION	FLUID	SYSTEM TEMP RANGE			TANK VOLUME, GAL	ACCEPTANCE VOLUME, GAL	MAX WORKING PRESSURE,	BASED ON	REMARKS
				MIN	F	MAX					
ET-1	1	PUMP ROOM	POTABLE WATER	40		140	8	3.2	150	BELL & GOSSETT PTA-20V	1,2

- EXPANSION TANK WITH FDA APPROVED BUTYL RUBBER LISTED FOR POTABLE WATER USE
- ASME RATED TANK

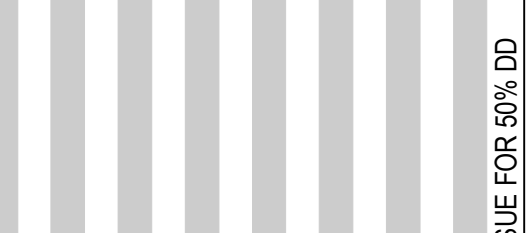
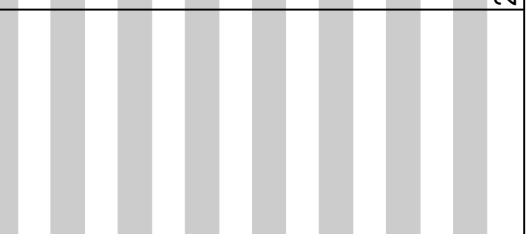
PUMP SCHEDULE																
TAG NO	SERVING	FLUID	BASED ON	SERIES	LOCATION	TDH (FT)	TDH (PSI)	PUMP FLOW	PLANT FLOW (GPM)	RPM	MOTOR HP	MOTOR QTY	ELECTRICAL			REMARKS
													VOLTS	PHASE	AMPS (MAX)	
BP-1	DOMESTIC BOOSTER PUMP	WATER	GRUNDFOS	CMBE TWIN 10-54 I-U-C-B-D-H Duplex Booster System	PUMP ROOM	94	40	22.5	45.0	3868	2	2	208	1	18.2	ALL

- BASE MOUNTED BOOSTER PUMP PACKAGED ASSEMBLY WITH PUMPS IN PARALLEL. SINGLE POINT POWER CONNECTION. INCLUDE N+1 PUMP REDUNDANCY.
- INTEGRAL CONTROL PANEL, MOUNTED ON PUMP SKID. TO MODULATE PUMP SPEED BASED ON CONSTANT OUTLET PRESSURE.
- STAINLESS STEEL PUMP TRIM, MANIFOLDS, AND BASE FRAME. INCLUDE STAINLESS STEEL PRESSURE GAUGES, ISOLATION VALVES AND CHECK VALVES FOR EACH PUMP.
- FACTORY DISCONNECT SWITCH PROVIDED WITH PUMP ASSEMBLY.
- CONTROLLER SHALL BE FACTORY PROGRAMMED TO NOT EXCEED THE FLA LISTED ON THIS SCHEDULE. THIS SHALL BE ACHIEVED BY LIMITING THE NUMBER OF PUMPS THAT CAN RUN SIMULTANEOUSLY.

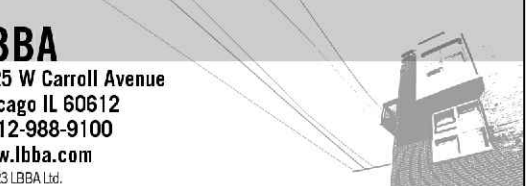
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2024.02.02



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Heart of Uptown Apartments

4431 N. Clifton
Chicago, IL 60640

2218a

PLUMBING SCHEDULES

P600

Heart of Uptown Apartments

4130 N Kenmore Ave Chicago IL 60613

Building Information

- **Construction Type** : I-B (no change)
- **Occupancy**: R-2 (no change)
- **Sprinkler System**: None Provided (no change)
- **Number of Dwelling Units** : 14 (no change)
- **Bedroom Count Distribution** : 0 (Studio) + 3 (1BR) + 2 (2BR) + 9 (3BR)
- **No. Stories** : 4 (no change)
- **Building Height** : 37' (no change)
- **Gross Square Footage per Zoning**: 18,656 SF (no change)
- **Building Area per CBC 203.4**: 16,984 SF (no change)
- **Work Area**: TBD
- **Number of Off-Street Parking** : None Provided (no change)
- **Number of Bicycle Parking** : 5

Applicable Codes & Guidelines

- The Chicago Construction Codes (2019) including the Chicago Building Rehabilitation Code Title 14R and 05.2022 Supplements
- Chicago Energy Transformation Code (2022) including 05.2020 Supplements
- Illinois Accessibility Code (2018)
- Americans with Disabilities Act (2010)
- ICC/ANSI A117.1-2009 w/ Chicago Amendments
- IHDA Sustainable Design Checklist & Standards for Architectural Planning and Construction (09.2022)
- Enterprise Green Communities (2020)
- Chicago Sustainable Development Policy (01.12.2017)
- City of Chicago Department of Housing Standards for Architectural Planning and Construction (2019)

Project Team

Owner / Developer
POAH
1 N LaSalle St Ste 1750
Chicago, IL 60602

Structural Engineer
AP Structural
990 Grove St Ste 408
Evanston, IL 60201

Architect
LBBA
1625 W Carroll Ave
Chicago, IL 60612

MEP Engineer
Element Engery Consulting
1 S Wacker Dr Ste 200
Chicago, IL 60606

Contractor TBD
Name
Street
City, State Zip

Drawing Index		ISSUE FOR DD
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A-007	Door & Hardware Schedules	
A-008	Finish Schedule	
A-009	Egress Plans	
Demolition		
D-101	Demolition Plans	
Plans		
A-100	Architectural Site Plan	
A-101	Floor Plans	
A-103	Roof Plan	
Reflected Ceiling Plans		
A-121	Reflected Ceiling Plans	
Enlarged Plans		
A-151	Enlarged Unit Plans - 1 & 2 Bedroom	
A-152	Enlarged Unit Plans - 3 Bedroom	
A-153	Enlarged Unit Plans - 1 & 2 Bedroom	
Elevations		
A-201	Building Elevations	
Details		
A-501	Details	
Interior Elevations		
A-601	Typical Accessibility Details	
Structural		
S0.1	General Structural Notes	
S1.1	Ground, 1st, 2nd Floor & Roof Framing Plans	
S2.1	Sections and Details	
Mechanical		
M001	General Notes	
M002	Symbols and Abbreviations	
MD100	Demo Mechanical Ground Floor Plan	
MD101	Demo Mechanical Typical 2nd & 3rd Floor Plans	
MD102	Mechanical Roof Plan	
M100	Mechanical Ground Floor Plan	
M101	Mechanical Typical 2nd & 3rd Floor Plans	
M102	Mechanical Roof Plan	
M400	Mechanical Details	
M401	Mechanical Details	
M600	Mechanical Schedules	
Electrical		
E001	General Notes	
E002	Symbols and Abbreviations	
ED100	Demo Electrical Ground Floor Plan	
ED101	Demo Electrical Typical 2nd & 3rd Floor Plans	
ED102	Demo Electrical Roof Plans	
E100	Lighting Ground Floor Plan	
E101	Lighting Typical 2nd & 3rd Floor Plans	
E200	Power Ground Floor Plan	
E201	Power Typical 2nd & 3rd Floor Plans	
E202	Power Roof Plans	
E500	Electrical Diagrams	
E600 Elect...	Layout	
Plumbing		
P001	General Notes, Symbols and Abbreviations	
PD100	Demo Plumbing Ground Floor Plan	
PD101	Demo Plumbing Typical 2nd & 3rd Floor Plans	
P100	Plumbing Ground Floor Plan	
P101	Plumbing Typical 2nd & 3rd Floor Plans	
P400	Plumbing Details	
P401	Plumbing Details	
P600	Plumbing Schedules	



Location Map

NOT TO SCALE



I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

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Cover Sheet

A-000

ARCHITECTURAL ABBREVIATIONS

updated 07.15.2014

GENERAL NOTES

updated 09.24.21

A

ABV ABOVE
AC AIR CONDITIONING
A/C AIR CONDITIONING
AD AREA DRAIN
ADCL ADDITIONAL
ADH ADHESIVE
ADJ ADJACENT
ADJ ADJUSTABLE
ADJUST ADJUSTABLE
AFF ABOVE FINISH FLOOR
AL ALUMINUM
ALT ALTERNATE
ALUM ALUMINUM
ANCH ANCHOR
ANOD ANODIZED
APPROX APPROXIMATELY
ARCH ARCHITECT, ARCHITECTURAL
AVE AVERAGE

B

B BASE CABINET
BATH BATH, BATHROOM
BD BOARD
BED BED, BEDROOM
BIT BITUMINOUS
BLDG BUILDING
BOT BOTTOM
BR BEDROOM
BRG BEARING
BSMT BASEMENT
BTWN BETWEEN
BUR BUILT UP ROOFING

C

CAB CABINET
CB CATCH BASIN
CIP CAST IN PLACE
CJ CONTROL JOINT
CL CENTER LINE
CLG CEILING
CLO CLOSET
CLR CLEAR
CMU CONCRETE MASONRY UNIT
COL COLUMN
CONC CONCRETE
CONF CONFERENCE
CONST CONSTRUCTION
CONT CONTINUOUS
CORR CORRUGATED
CPT CARPET
CT CERAMIC TILE
CU CUBIC
CW COLD WATER

D

D DEPTH
DB DRAWER BASE
DBL DOUBLE
DEG DEGREE
DEMO DEMOLISH
DEPT DEPARTMENT
DET DETAIL
DH DOUBLE HUNG
DIA DIAMETER
DIAG DIAGONAL
DIM DIMENSION
DIN DINING
DL DEAD LOAD
DN DOWN
DS DOWNSPOUT
DWGS DRAWING

E

E EAST
E ELECTRICAL
E EXISTING
EA EACH
EIFS EXTERIOR INSULATION FINISH SYSTEM
EJ EXPANSION JOINT
EL ELEVATION
ELAST ELASTOMERIC
ELEC ELECTRIC / ELECTRICAL
ELEV ELEVATOR
EMER EMERGENCY
ENCL ENCLOSURE
EPDM ETHYLENE PROPYLENE DIENE MONOMER
EQ EQUAL
EQP EQUIPMENT
EQUIP EQUIPMENT
EQUIV EQUIVALENT
EST ESTIMATED
EXH EXHAUST
EXIST EXISTING
EXP EXPANSION
EXT EXTERIOR

F

FCO FLOOR CLEAN OUT
FD FLOOR DRAIN
FDN FOUNDATION
FF FINISH FLOOR
FF FINISH FACE
FFE FINISH FLOOR ELEVATION
FN FINISH, FINISHED
FLEX FLEXIBLE
FLUOR FLUORESCENT
FOUND FOUNDATION
FT FOOT, FEET
FTG FOOTING
FUR FURRING, FURRED
FURN FURNITURE
FUT FUTURE
FXTR FIXTURE

G

G GAS
GA GAUGE
GALV GALVANIZED
GC GENERAL CONTRACTOR
GLU LAM GLU LAMINATED
GLZ GLAZING
GSKT GASKET
GYP GYPSUM
GWB GYPSUM WALL BOARD

H

H HEIGHT
HB HOSE BIB
HC HOLLOW CORE
HCWD HOLLOW CORE WOOD DOOR
HD HEAVY DUTY
HDR HEADER
HDW HARDWARE
HDWD HARDWOOD
HGT HEIGHT
HM HOLLOW METAL
HORIZ HORIZONTAL, HORIZONTALLY
HPT HIGH POINT
HR HOUR
HVAC HEATING VENTILATION AIR CONDITIONING
HW HOT WATER

I

ID INTERIOR DIAMETER
IIC IMPACT INSULATION CLASS
IN INCH
INC INCLUDE, INCLUDING
INCAN INCANDESCENT
INFO INFORMATION
INS INSULATION, INSULATED
INSUL INSULATION, INSULATED
INT INTERIOR
INV INVERT

J

JAN JANITOR
JT JOINT

K

KIT KITCHEN

L

L LENGTH, LONG
LAB LABORATORY
LAM LAMINATE
LAV LAVATORY
LB POUND
LED LIGHT EMITTING DIODE
LF LINEAR
LG LENGTH
LG LARGE
LIN LINEAR
LIN LINEN
LIV LIVING
LL LIVE LOAD
LPT LOW POINT
LPT LIGHT
LTG LIGHT, LIGHTING
LTL LINTEL
LVR LOUVER

M

M MECHANICAL
M MASTER
MACH MACHINE
MANIF MANUFACTURER
MAS MASONRY
MATL MATERIAL
MATL MATERIAL
MAX MAXIMUM
MBR MASTER BEDROOM
MC MEDICINE CABINET
MDO MEDIUM DENSITY OVERLAY
MECH MECHANICAL
MED MEDICINE
MED MEDIUM
MEMB MEMBRANE
MFR MANUFACTURER
MH MANHOLE
MNM MINIMUM
MISC MISCELLANEOUS
MO MASONRY OPENING
MOD MODULE, MODULAR
MIR MIRROR
MISC MISCELLANEOUS
MT MOUNT
MTD MOUNTED
MTG MEETING
MULL MULLION
MWK MILLWORK

N

N NEW
N NORTH
NA NOT APPLICABLE
NAT NATURAL
NIC NOT IN CONTRACT
NUMB NUMBER
NOM NOMINAL
NRC NOISE REDUCTION COEFFICIENT
NTS NOT TO SCALE

O

OA OVERALL
OC ON CENTER
OD OUTSIDE DIAMETER
OPG OPENING
OPP OPPOSITE
OSB ORIENTED STRAND BOARD
OVHD OVERHEAD

P

PAN PANTRY
PART PARTIAL
PERF PERFORATED
PERM PERIMETER
PERM PERMANENT
PERP PERPENDICULAR
PKG PARKING
PL PLASTIC LAMINATE
PL PLATE
PL PROPERTY LINE
PLAM PLASTIC LAMINATE
PLAS PLASTER
PLBG PLUMBING
PLF POUNDS PER LINEAR FOOT
PLY PLYWOOD
PLYWD PLYWOOD
PNL PANEL
PREP PREPARATION
PREFAB PREFABRICATION
PRKG PARKING
PROJ PROJECT
PROP PROPERTY
PSF POUNDS PER SQUARE FOOT
PSI POUNDS PER SQUARE INCH
PT PRESSURE TREATED
PT POINT
PTD PAINTED
PVC POLYVINYL CHLORIDE
PVG PAVING
PVMT PAVEMENT
PWR POWER

Q

QTR QUARTER
QTY QUANTITY

R

R RISER
RAD RADIUS
RC RESILIENT CHANNEL
RCP REFLECTED CEILING PLAN
RCTP RECEPTACLE
RD ROOF DRAIN
REHAB REHABILITATION
REQ REQUIRED
REQS REQUIREMENTS
RECT RECTANGLE, RECTANGULAR
REF REFERENCE
REMF REINFORCED
REM REMOVABLE
RET RETURN
REV REVISION
RFNG ROOFING
RM ROOM
RO ROUGH OPENING
ROW RIGHT OF WAY

S

S SOUTH
SB SPLASH BLOCK
SC SOLID CORE
SCHED SCHEDULE
SCWD SOLID CORE WOOD DOOR
SD STORM DRAIN
SECT SECTION
SEG SEGMENT
SEP SEPARATE, SEPARATION
SF SQUARE FOOT, SQUARE FEET
SG SAFETY GLAZING
SHT SHEET
SIM SIMILAR
SK SINK
SM SMALL
SPEC SPECIFICATION(S)
SPRKR SPRINKLER
SQ SQUARE
SS SANITARY SEWER
SS STAINLESS STEEL
SST STAINLESS STEEL
ST STREET
STC SOUND TRANSMISSION CLASS
STC SOUND TRANSMISSION COEFFICIENT
STD STANDARD
STN STAINED
STL STEEL
STOR STORAGE
STRUCT STRUCTURAL
SUSP SUSPENDED
SYMM SYMMETRICAL

T

T TREAD
TAB TOP AND BOTTOM
TAG TONGUE AND GROOVE
TC TOP OF CURB
TEL TELEPHONE
TEMP TEMPERED
TEMP TEMPORARY
THK THICK, THICKNESS
THR THRESHOLD
THRES THRESHOLD
THRU THROUGH
TMPD TEMPERED
TO TOP OF
TOS TOP OF STEEL
TOT TOTAL
TV TELEVISION
TYP TYPICAL

U

UC UNDER COUNTER
UL UNDERWRITERS
UNFIN UNFINISHED
UNO UNLESS NOTED OTHERWISE

V

VAR VARIES
VB VAPOR BARRIER
VCT VINYL COMPOSITION TILE
VERT VERTICAL, VERTICALLY
VEST VESTIBULE
VTR VENT THROUGH ROOF
VOLATLE ORGANIC COMPOUNDS

W

W WEST
W WIDE
W WITH
W/O WITHOUT
WC WATER CLOSET
WD WOOD
WDW WINDOW
WM WIRE MESH
WR WATER RESISTANT
WT WEIGHT
WWF WELDED WIRE FABRIC
WWM WELDED WIRE MESH

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY.

- CONTRACT DOCUMENTS INCLUDE THESE DRAWINGS AND SPECIFICATIONS, AIA GENERAL CONDITIONS AND THE SIGNED OWNER-CONTRACTOR AGREEMENT. THESE DRAWINGS AND SPECIFICATIONS ARE BASED ON THE PREMISE THAT AIA DOCUMENTS "OWNER-CONTRACTOR AGREEMENT" AND "GENERAL CONDITIONS A201" WILL BE USED. THE AIA GENERAL CONDITIONS A201 IS HEREBY INCORPORATED WITHIN THESE CONTRACT DOCUMENTS BY REFERENCE AND IS IN EFFECT AS IF PRINTED HERE IN ITS ENTIRETY.
- CONTRACTOR TO VISIT THE SITE, INSPECT THE CONDITIONS UNDER WHICH THE WORK WILL BE PERFORMED AND FAMILIARIZE HIMSELF / HERSELF WITH EXISTING CONDITIONS PRIOR TO SUBMITTING A PROPOSAL. THE CONTRACTOR SHALL INFORM THE ARCHITECT IN WRITING ANY CONDITION WHICH WILL ADVERSELY AFFECT THE ARCHITECTURAL INTENT, SCHEDULE, OR COST OF THE PROJECT.
- CONTRACTOR IS RESPONSIBLE FOR NOTIFICATION OF AUTHORITIES FOR NECESSARY INSPECTIONS AS WORK PROGRESSES.
- CONTRACTOR TO COMPLY WITH ALL CODES, LAWS, ORDINANCES, AND REGULATIONS OF GOVERNMENTAL AUTHORITIES HAVING JURISDICTION.
- CONTRACTOR TO COMPLY WITH MANUFACTURER'S RECOMMENDATIONS FOR THE PROPER USE, HANDLING AND INSTALLATION OF THEIR PRODUCTS.
- CONTRACTOR TO PROVIDE A WARRANTY THAT THE MATERIALS AND WORKMANSHIP ARE FREE OF DEFECTS. CONTRACTOR TO REPLACE AND/OR REPAIR ANY DEFECT PER THE CONSTRUCTION DOCUMENTS AND WITHIN THE WARRANTY PERIOD AT NO ADDITIONAL COST TO THE OWNER OR ARCHITECT.
- CONTRACTOR TO COORDINATE AND SCHEDULE WORK AMONGST TRADES. SCHEDULE DELIVERIES TO COORDINATE WITH CONSTRUCTION ACTIVITIES.
- CONTRACTOR TO CONTAIN AND PROTECT THE WORK AREA AND REMOVE & LEGALLY DISPOSE OF ALL DEBRIS. REDUCE NON-HAZARDOUS CONSTRUCTION AND DEMOLITION WASTE BY **10%** (OR AS INDICATED OTHERWISE) BY WEIGHT THROUGH RECYCLING, SALVAGING, OR DIVERSION STRATEGIES.
- ALL PRODUCTS AND MATERIALS TO BE NEW AND UNUSED UNLESS SPECIFICALLY INDICATED OTHERWISE.
- IF CONFLICTS OR DISCREPANCIES EXIST BETWEEN DRAWINGS, SPECIFICATIONS, REFERENCED MATERIALS, AND / OR MANUFACTURER RECOMMENDATIONS, THE MOST STRINGENT OR HIGHEST QUALITY TO GOVERN. NOTIFY ARCHITECT FOR FINAL DECISION AND DIRECTION.
- DO NOT SCALE DRAWINGS. IN NO CASE ARE DRAWINGS TO BE SCALED FOR CONSTRUCTION OR BIDDING PURPOSES. VERIFY ALL DIMENSIONS IN FIELD AND NOTIFY THE ARCHITECT OF ANY DISCREPANCY OR CONFLICT.
- DATA PRESENTED ON THESE DRAWINGS ARE AS ACCURATE AS SURVEYS AND / OR EXISTING DRAWINGS CAN DETERMINE. ABSOLUTE ACCURACY IS NOT GUARANTEED. FIELD VERIFICATION OF THE DRAWINGS ARE THE RESPONSIBILITY OF THE CONTRACTOR PRIOR TO BID. DISCREPANCIES ARE TO BE BROUGHT TO THE ATTENTION OF THE ARCHITECT AND ENGINEER FOR A DECISION TO RESOLVE CONFLICTS PRIOR TO BID.
- THE CONTRACTOR SHALL PROVIDE ALL MATERIAL AND LABOR TO PROVIDE A COMPLETE INSTALLATION OF ALL WORK REQUIRED WHETHER INDICATED EXPRESSLY BY THESE DOCUMENTS OR NOT.
- THE CONTRACTOR IS RESPONSIBLE FOR DAILY CLEANUP OF THE CONSTRUCTION SITE AND ADJACENT AREAS, AND SHALL CLEAN THE SITE TO THE OWNER'S SPECIFICATIONS UPON COMPLETION OF THE PROJECT.
- THE CONTRACTOR SHALL MAINTAIN AT THE JOB SITE ONE COPY OF ALL DRAWINGS, SPECIFICATION, ADDENDA, APPROVED SHOP DRAWINGS, FIELD ORDERS, OTHER CONTRACT MODIFICATIONS, AND OTHER APPROVED DOCUMENTS SUBMITTED BY THE CONTRACTOR IN COMPLIANCE WITH VARIOUS SECTIONS OF THE SPECIFICATIONS.
- EACH OF THE CONTRACTOR'S PROJECT RECORD DOCUMENTS SHALL BE CLEARLY MARKED "PROJECT RECORD COPY", MAINTAINED IN GOOD CONDITION, AVAILABLE AT ALL TIMES FOR OBSERVATION BY THE ARCHITECT, AND NOT USED FOR CONSTRUCTION PURPOSES. UPON COMPLETION OF THE WORK, THE CONTRACTOR SHALL PROVIDE THE OWNER ONE COMPLETE SET OF DOCUMENTS SHOWING CHANGES TO THE ORIGINAL DOCUMENTS.
- THE CONTRACTOR SHALL MARK ON THE MOST APPROPRIATE DOCUMENTS TO SHOW SIGNIFICANT CHANGES MADE DURING THE CONSTRUCTION PROCESS, AND SIGNIFICANT DETAIL NOT SHOWN IN THE ORIGINAL CONTRACT DOCUMENTS. THE INFORMATION GIVEN SHALL INCLUDE, BUT IS NOT LIMITED TO, THE LOCATION OF UNDERGROUND UTILITIES AND ASSOCIATED CONDITIONS REFERENCED TO PERMANENT SURFACE IMPROVEMENTS, AND THE LOCATION OF INTERNAL UTILITIES AND ASSOCIATED CONDITIONS CONCEALED IN THE BUILDING STRUCTURES REFERENCED IN VISIBLE AND ACCESSIBLE FEATURES OR STRUCTURES.
- THE OWNER MAY PURCHASE AND/OR INSTALL MATERIALS, EQUIPMENT, AND FURNISHINGS UNDER SEPARATE CONTRACTS. THE CONTRACTOR SHALL COOPERATE WITH THE OWNER TO ALLOW DELIVERY AND INSTALLATION OF SUCH ITEMS.

TYPICAL DEMOLITION NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY.

- THE EXTENT OF THE DEMOLITION WORK SHOWN ON THE DRAWINGS IS INTENDED TO GIVE THE CONTRACTOR THE SCOPE OF THE DEMOLITION REQUIRED. THE ACTUAL EXTENT OF DEMOLITION IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
- EXISTING EQUIPMENT, FIXTURES, FURNISHINGS, ETC., TO REMAIN SHALL BE RELOCATED OR STORED PER OWNER'S DIRECTION AND BE PROTECTED FROM DAMAGE AND VANDALISM.
- CONTRACTOR TO COORDINATE DEMOLITION AND CONSTRUCTION OPERATIONS WHERE THEY AFFECT EXISTING WORK AREAS AND NORMAL OPERATING PROCEDURES. PROVIDE PROTECTION FOR THE NORMAL OPERATION OF THE FACILITY FROM DUST, FUMES, SMOKE, WATER, AND NOISE DURING DEMOLITION.
- DEMOLITION EXPOSING THE INTERIOR OF THE BUILDING TO THE OUTSIDE ELEMENTS OR TO THE PUBLIC IS TO BE PROPERLY SECURED AND PROTECTED TO ELIMINATE DAMAGE FROM VANDALISM OR WEATHER. COORDINATE WITH OWNER'S REQUIREMENTS.
- FIELD VERIFY LOCATIONS OF LOAD BEARING PARTITIONS, COLUMNS, BEAMS, AND SYSTEMS. CAUTION TO BE EXERCISED DURING DEMOLITION AND NEW CONSTRUCTION SO AS NOT TO ALTER AND / OR DAMAGE THE BUILDING'S STRUCTURAL AND OTHER PERTINENT SYSTEMS.
- THE CONTRACTOR IS RESPONSIBLE FOR ALL SHORING, BRACING, AND PROTECTION TO MAINTAIN INTEGRITY AND SAFETY OF THE EXISTING BUILDING AND AREAS OF CONSTRUCTION.
- REMOVE ALL MISCELLANEOUS ABANDONED OR NON-FUNCTIONING COMPONENTS AND DEVICES FOR PROPER DISPOSAL.
- DISCONNECT, REMOVE OR CAP ALL UTILITIES AND DRAIN LINES AS REQUIRED. MAKE PROVISIONS FOR TEMPORARY UTILITY CONNECTIONS AS NECESSARY.
- UNLESS INDICATED OTHERWISE, ALL AREAS AFFECTED BY DEMOLITION WORK ARE TO BE PATCHED, REPAIRED, AND SEALED TO MATCH EXISTING ADJACENT SURFACES AND FINISHES.
- PATCH ALL NEW AND EXISTING PENETRATIONS IN FIRE RATED ASSEMBLIES TO MATCH EXISTING CONSTRUCTION AND MAINTAIN FIRE RATING UNLESS INDICATED OTHERWISE.
- WHERE OPENINGS ARE INDICATED, REMOVAL OF THE APPLICABLE MATERIAL TO CREATE THE OPENING IS IMPLIED.
- ALL SUBSURFACES ARE TO BE BROUGHT TO CONDITIONS SUITABLE FOR RECEIVING NEW WORK.
- THE CONTRACTOR SHALL INFORM THE ARCHITECT IN WRITING OF ANY UNFORSEEN CONDITIONS UNCOVERED DURING DEMOLITION IMMEDIATELY, AND SHALL WORK WITH THE ARCHITECT TO RESOLVE ANY PROBLEMS IN A TIMELY MANNER.
- THESE PLANS AND SPECIFICATIONS DO NOT INDICATE THE REMOVAL OF ASBESTOS NOR LEAD, NOR DO THEY ANTICIPATE ASBESTOS AND LEAD REMOVAL. PRIOR TO THE ONSET OF CONSTRUCTION, THE CONTRACTOR SHALL DETERMINE IF ANY SUCH CONDITIONS OCCUR. THE GC IS RESPONSIBLE FOR PROVIDING THE OWNER WITH ANY ABATEMENT PROCEDURES NECESSARY. THE ARCHITECT IS NOT RESPONSIBLE FOR ANY ABATEMENT PROCEDURES.
- IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO IDENTIFY POINTS OF ACCESS TO THE BUILDING AND TO VERIFY MINIMUM CLEARANCES AVAILABLE FOR USE IN TRANSPORTING NECESSARY CONSTRUCTION MACHINERY, EQUIPMENT, MATERIALS, AND COMPONENTS INTO THE BUILDING. USE OF SUCH POINTS OF ACCESS SHALL BE APPROVED BY THE OWNER.
- EXISTING LIFE SAFETY AND EMERGENCY SYSTEMS MAY NOT BE SHOWN ON THE DRAWINGS TO THEIR ENTIRETY. THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFICATION OF LOCATION AND EXTENT OF THESE SYSTEMS (INCLUDING BUT NOT LIMITED TO SMOKE DETECTION SYSTEMS, EMERGENCY LIGHTING SYSTEMS) AS THEY MAY BE AFFECTED BY NEW WORK. THE CONTRACTOR IS RESPONSIBLE FOR ACCOMMODATING THESE SYSTEMS WHEN AFFECTED BY NEW WORK SO THAT ALL APPLICABLE CODE REQUIREMENTS ARE MET.
- ALL CONDUIT THAT IS ABANDONED SHALL BE REMOVED BACK TO THE SOURCE. ALL ABANDONED EXPOSED CONDUIT, INCLUDING ABOVE DROPPED CEILINGS, SHALL BE REMOVED UNLESS NOTED OTHERWISE. ALL PLUMBING AND HVAC SYSTEMS THAT ARE TO BE REMOVED ARE TO BE TERMINATED AT THE SOURCE AND REMOVED UNLESS NOTED OTHERWISE.
- ALL DOORS, HARDWARE AND LIGHTING FIXTURES NOT SCHEDULED FOR RE-USE SHALL BE RETURNED TO BUILDING STOCK. COORDINATE WITH BUILDING FOR REMOVAL BY CONTRACTOR TO STORAGE AREA. IF REJECTED BY BUILDING, CONTRACTOR SHALL DISPOSE OF AS INDICATED.
- THE CONTRACTOR SHALL BE AWARE THAT THE OWNER WILL CONTINUE TO USE THE ADJACENT AREAS DURING CONSTRUCTION. THE CONTRACTOR SHALL MINIMIZE IMPACT ON ADJACENT AREAS, AND MAY NOT USE ADJACENT AREAS FOR STORAGE OR STAGING. ADJACENT AREAS ARE TO BE KEPT CLEAN OF CONSTRUCTION RESIDUE / DEBRIS.

updated 09/24/21

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

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Chicago, IL 60612
p 312-938-9100
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**Heart of Uptown
Apartments**

4130 N Kenmore Ave
Chicago, IL 60613

2218A

**Abbreviations & General
Notes**

A-001

2/7/2024 8:21 AM

Table with columns: Issue, Chapter / Article, Required / Existing, Actual / Proposed, Location / Sheet No., Remarks. Rows include PROJECT INFORMATION & ZONING REQUIREMENTS, GENERAL, ZONING LOT & DISTRICT, ZONING BULK & DENSITY STANDARDS, OCCUPANCY, SEPARATION, TYPE, CONSTRUCTION, HEIGHT, NUMBER OF STORIES, and PROJECT SUBSCRIPTION.

Table with columns: Issue, Chapter / Article, Ordinance Requirement, Actual, Location / Sheet No., Remarks. Rows include NEW CONSTRUCTION BUILDING REQUIREMENTS, INCIDENTAL USES, AREA FACTOR INCREASE BASED ON FRONTAGE, ALLOWABLE AREA, GROUPS I-1, R-1 thru R-4, FIRE SEPARATION, and ALLOWABLE COMBUSTIBLE MATERIALS.

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL

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Heart of Uptown Apartments
4130 N Kenmore Ave Chicago, IL 60613
2218A

Code Matrix
A-002a

OPENINGS	Exterior Walls - Openings	14B-7-705.8(2)	Unprotected (UP), Non-sprinklered (NS) Non-sprinklered includes NFPA 13R 3 ft to less than 5 ft = 25%	North & South Elevations - Existing complies (no change)	Elevations	
	Exterior Walls - Vertical Separation of Openings	14B-7-705.8.5	Unprotected (UP), Non-sprinklered (NS) Non-sprinklered includes NFPA 13R 5 ft or greater = No Limit	East & West Elevations - Existing complies (no change)		
	Exterior Walls - Joints	14B-7-705.9	Joints	n/a - no change to joints in or between exterior walls	Elevations, Assemblies	Egress Plans
	Exterior Wall - Ducts and Air Transfer Openings	14B-7-705.10	Air Duct and Air Transfer Openings	n/a - air ducts and air transfer openings in exterior walls that are permitted to have unprotected openings are not required to comply w/ 717 ducts and air transfer openings	Elevations, Mechanical Drawings	
	Penetrations into or thru fire walls, fire barriers, smoke barrier walls and fire partitions	14B-7-714.3	Penetrations that are not protected with dampers shall comply with 714.3 thru 714.4.3	n/a - no change to existing penetrations	-	
PENETRATIONS	Penetrations of a floor, floor/ceiling assembly or the ceiling membrane of a roof/ceiling assembly	14B-7-714.5	Penetrations thru horizontal assemblies not protected with a shaft per 717.6 and not protected with fire dampers shall comply with 714.5 thru 714.6.2	n/a - no change to existing penetrations	-	Egress Plans
	Opening Protectives - Fire-Rated Glazing	14B-7-716	Fire rated glazing shall comply with Section 716	To comply		
OPENING PROTECTIVES	Opening Protectives - Door Assemblies in Corridors and Smoke Barriers	14B-7-716.1(2) 14B-7-716.2.2.1	20 min fire rating and tested in accordance with 716.2.2.1	To comply	Door Schedule	Fire door assemblies shall be tested in accordance with NFPA 252 or UL 10C (without the hose stream test)
	FIRE ALARM & DETECTION SYSTEMS	Group R-2 Fire Alarm Systems	907.2.9	A manual fire alarm system that activates the occupant notification system in accordance with Section 907.5 shall be installed in Group R-2 occupancies where the building contains more than 16 dwelling or sleeping units	n/a	-
Group R-2 Smoke Alarms		907.2.10.2	Single- or multiple-station smoke alarms shall be installed and maintained regardless of occupant load at all locations listed in remarks	To comply		1. On the ceiling or wall outside of and within 15 ft of each room used for sleeping purposes 2. In each room used for sleeping purposes 3. In each story within a dwelling unit, including basements but not including crawl spaces and uninhabitable attics. 4. At the uppermost ceiling of each interior exit stairway
Smoke Alarms - Installation near cooking appliances		907.2.10.3	Smoke alarms shall not be installed in the locations listed in remarks unless this would prevent placement of a smoke alarm in a location required by Section 907.10.2	To comply		1. Ionization smoke alarms shall not be installed less than 20 ft horizontally from a permanently installed cooking appliance 2. Ionization smoke alarms with an alarm-silencing switch shall not be installed less than 10 ft horizontally from a permanently installed cooking appliance 3. Photoelectric smoke alarms shall not be installed less than 6 ft horizontally from a permanently installed cooking appliance
Smoke Alarms - Installation near bathrooms		907.2.10.4	Smoke alarms shall be installed not less than 3 feet horizontally from the door or opening of a bathroom that contains a bathtub or shower unless this would prevent placement of a smoke alarm required by Section 907.2.10.2	To comply	Electrical Drawings	
Smoke Alarms - Interconnection		907.2.10.5	Where more than one smoke alarm is required to be installed within an individual dwelling unit or sleeping unit in Group R occupancies, the smoke alarms shall be interconnected in such a manner that the activation of one alarm will activate all of the alarms in the individual unit.	To comply		
MEANS OF EGRESS	Ceiling Height	14B-10-1003.2	Minimum 7'-6"	Existing complies - see remarks	Interior Elevations	Exceptions: 2. Ceilings of dwelling units within residential occupancies in accordance with Section 1207.2 4. Stair headroom in accordance with Section 1011.3 3. Door height in accordance with Section 1010.1.1
	Occupant Load	14B-10-1004	Cumulative Occupant Load	66 Occupants	Egress Plans	
	Means of Egress Sizing - Stairways	14B-10-1005.3.1	Capacity Factor = 0.3 inch per occupant	Existing complies (no change)	Egress Plans	
	Means of Egress Sizing - Other Means of Egress	14B-10-1005.3.2	Capacity Factor = 0.2 inch per occupant	Existing complies (no change)	Egress Plans	
	Number of Exits and Exit Access Doorways	14B-10-1006.2.1	Spaces With One Exit or Exit Access Doorway: Max Occupant Load = 10 Max Common Path = 60 ft (without sprinkler system)	Existing complies (no change)	Egress Plans	
	Exit and Exit Access Doorway Configuration	14B-10-1007.1.1	Exits shall be placed a distance apart equal to not less than one-half the length of the maximum overall diagonal dimension of the building area to be served (measured in a straight line between them)	Existing complies (no change)	Egress Plans	Exception 4: Where two exits are required from or within a dwelling unit, they shall be arranged remote from one another so as to minimize the change of both being blocked by smoke or fire
ACCESSIBLE MEANS OF EGRESS	Stairways - Area of Refuge	14B-10-1009.3.3	Stairways shall either incorporate an area of refuge within an enlarged floor-level landing or shall be accessed from an area of refuge complying with Section 1009.6	Existing complies - see remarks	Egress Plans	Exception 5: Areas of refuge are not required at stairways in Group R-2 occupancies.
DOORS, RAMPS, STAIRWAYS, HANDRAILS, GUARDS	Doors - Size	14B-10-1010.1.1	Min Clear Opening Width = 32 inches Min Clear Opening Height = 80 inches	Existing complies - see remarks	Door Schedule	The clear opening width of doorways with swinging doors shall be measured between the face of the door and the stop, with the door open 90 degrees Where a door opening includes two door leaves without a mullion, one leaf shall provide a minimum clear opening width of 32 inches The maximum width of a swinging door leaf shall be 48 inches Exceptions: 1. Within Group R-2 dwelling units that are not required to be an Accessible unit, Type A unit or Type B unit, the minimum clear opening width of an exit access doorway, other than the primary entrance to the unit, shall be 28 inches, and the minimum and maximum width shall not apply to door openings that are not part of the required means of egress 6. Door openings within a dwelling unit shall have a minimum clear opening height of 78 inches
	Doors - Direction of Swing	14B-10-1010.1.2.1	Doors shall swing in the direction of egress travel where serving a room or area containing an occupant load of 50 or more persons	Existing complies (no change)		
	Doors - Landings	14B-10-1010.1.6	Landings shall have a width not less than the width of the stairway or the door, whichever is greater. Doors in the fully open position shall not reduce a required dimension by more than one-quarter its required width. Landings shall have a length measured in the direction of travel of not less than 44 inches	No change to existing landings - see remarks	Plans	Alterations shall be done in a manner that maintains the level of protection provided for the means of egress (Level 1 Alteration - See Rehabilitation Code Matrix)
	Doors - Arrangement	14B-10-1010.1.8	Space between two doors in a series shall be 48 inches minimum plus the width of a door swinging into the space. Doors in a series shall swing either in the same direction or away from the space between the doors	Existing complies - see remarks	Plans	Exception 3: Doors within individual dwelling units in Groups R-2 other than within Accessible units and Type A units
	Stairways, Ramps & Handrails	14B-10-1011 14B-10-1012 14B-10-1014	See floor plans and egress plans for compliance	No change to existing stairways or ramps - see remarks	Egress Plans	Alterations shall be done in a manner that maintains the level of protection provided for the means of egress (Level 1 Alteration - See Rehabilitation Code Matrix) Stairways serving a story or mezzanine with an occupant load of less than 50 shall have a width of not less than 36 inches
	Guards at Window Openings	14B-10-1015.8	Windows in Group R buildings where the top of the sill of an operable window opening is located less than 36 inches above the finished floor and more than 72 inches above the finished grade or other surface below on the exterior of the building	To comply - see remarks	Window Schedule	Per exception 4.2: In Group R-2 occupancies this section only applies where the top of the sill of an operable window opening is located less than 36 inches above the finished floor and more than 20 ft above the finished grade or other surface below on the exterior of the building.

EXITING AND EGRESS	Exit Access Travel Distance	14B-10-1017.2	Group R = 200 ft (without sprinkler system)	Existing complies (no change)	Egress Plans	Alterations shall be done in a manner that maintains the level of protection provided for the means of egress (Level 1 Alteration - See Rehabilitation Code Matrix) This construction shall extend vertically from the ground to a point 10 feet above the topmost landing of the stairway, or to the roof line, whichever is lower.
	Interior Exit Stairways Termination	14B-10-1023.3	Interior exit stairways shall terminate at an exit discharge or public way	No change to existing exit stairways - see remarks		
	Interior Exit Stairways Exterior Walls	14B-10-1023.3	Where unprotected exterior openings are exposed to other parts of the building at an angle less than 180 degrees, the exterior walls within 10 feet horizontally of a non-rated wall or unprotected opening shall have fire-resistance rating of not less than 1 hr. Openings within such exterior walls shall have a fire protection rating of not less than 3/4 hr.	To comply		
	Stairway Identification Signs	14B-10-1023.9	A sign shall be provided at each floor landing in an interior exit stairway connecting more than three stories, located 5 ft above the floor landing in a position that is readily visible when the doors are in the open and closed positions, and in accordance with 1023.9	To comply		
	Exit Discharge	14B-10-1028	Exits shall discharge directly to the exterior of the building. The exit discharge shall be at grade or shall provide a direct path of egress travel to grade. The exit discharge shall not reenter a building.	Existing complies (no change)		
INTERIOR ENVIRONMENT	Roof Ventilation	14B-10-1202.2	Roof assemblies shall be ventilated in accordance with Section 1202.2 or 12.2.3	Existing complies (no change)		
	Natural Ventilation & Light	14B-12-1202.5 14B-12-1204.2	Ventilation Area = 4% of floor area Net Glazed Area = 8% of floor area	Existing complies (no change)	Light & Vent Schedule	
	Yards	14B-12-1205.2	Min 3 ft for an exterior wall < 40 ft above lowest floor receiving natural light or ventilation or grade plane, whichever is higher. Minimum width shall be increased 2 inches for each 1 ft in height (max width of 15 ft)	Existing complies (no change)	Site Plan	
	Minimum Room Dimensions	14B-12-1207.1	Kitchens shall have a clear passageway of not less than 3 ft between counter fronts and appliances or counter fronts and walls	Existing complies - see remarks	Plans	Exception: Within a dwelling unit having a net floor area not exceeding 700 square ft and not required to be an Accessible unit, Type A unit, Type B unit or Type C unit, a clear working space of not less than 30 inches shall be provided
	Minimum Ceiling Heights	14B-12-1207.2	Occupiable spaces and corridors shall have a ceiling height of not less than 7'-6" AFF	Existing complies (no change)	Interior Elevations	Exception 2: Within a dwelling unit or sleeping unit in a Group R occupancy, habitable spaces and hallways shall have a ceiling height of not less than 7'-0" AFF. Bathrooms, toilet rooms and laundry rooms shall have a ceiling height of not less than 6'-8" AFF
ROOF ASSEMBLY	Room Area	14B-12-1207.3	Dwelling Units: Largest room = min 120 SF Dining spaces = min 60 SF Habitable spaces = min 70 SF	Existing complies (no change)	Plans	Where a single room is provided for cooking, dining and living purposes, it shall have a net floor area of not less than 180 SF
	Ventilation	14B-15-1503.4	Intake and exhaust vents shall be provided in accordance with Section 1202.2	Existing complies (no change)		See 'Roof Ventilation' above
	Fire Classification	14B-15-1505.1	IB = Class B	To comply	Assemblies	Class B roof assemblies are those that are effective against moderate fire-test exposure and shall be listed and identified as Class B by an approved agency

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02
2024.01.03

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Heart of Uptown
Apartments

4130 N Kenmore Ave
Chicago, IL 60613

2218A

Code Matrix

A-002b

Chicago Rehabilitation Code (14R) 2019 Edition (Includes 05/2022 Supplements)
The following requirements are minimum requirements. More stringent requirements in the drawings and specifications apply

	Issue	Chapter / Article	Ordinance Requirement	Actual	Location/ Sheet No.	Remarks	
GENERAL REHAIB	REHABILITATION BUILDING REQUIREMENTS						
	Defining Scope of Work	14R-3-301	Repairs, Alterations, Additions or Change in Occupancy	Project is an Alteration complying with the Work Area Compliance Method per Chapter 6-12	-	Alteration work falls under Work Area Method Level 1	
	Fire Limits	14R-1-101.7	No existing building located within the fire limits, as defined in Appendix D of the CBC, shall be increased in building height or building area unless it is of a type of construction allowed for new buildings within the fire limits	n/a - no change	-		
	Existing, New, and Replacement Materials	14R-3-302.4 14R-3-302.5	Materials already in use in a building in compliance with requirements or approvals in effect at the time of their erection or installation shall be allowed to remain in use unless determined by the building official to be hazardous.	n/a - no change	-	Except as otherwise required or allowed by this code, materials allowed by the applicable code for new construction shall be used. Like materials shall be allowed for repairs and alterations, provided that unsafe conditions are not created. Hazardous materials shall not be used where the code for new construction would not allow their use in buildings of similar occupancy, purpose and location.	
ACCESSIBILITY	Accessibility	14R-3-305	Maintenance, change of occupancy, additions, and alterations to existing buildings, including those identified as historic buildings shall comply with Sections 305.1 thru 305.9 of this code	To comply - see remarks	Accessible Distribution, Plans, Interior Elevations	Alteration work will comply with accessibility requirements except where technically infeasible	
	Accessibility - Alterations	14R-3-305.6	A facility that is altered shall comply with the applicable provisions in Chapter 11 of the CBC, unless technically infeasible. Where compliance with this section is technically infeasible, the alteration shall provide access to the maximum extent technically feasible	To comply - see remarks	Enlarged Plans, Interior Elevations	Exception 4: Type B units required by Section 1107 are not required to be provided in existing buildings and facilities built for first occupancy before March 14, 1991, undergoing alterations or change of occupancy.	
	Accessibility - Alterations Affecting an Area Containing a Primary Function	14R-3-305.7	Where an alteration affects the accessibility to, or contains an area of primary function, the route to the primary function area shall be accessible. The accessible route to the primary function area shall include toilet facilities and drinking fountains serving the area of primary function	To comply - see remarks	Enlarged Plans, Interior Elevations	Alteration work will comply with accessibility requirements except where technically infeasible	
	Alterations - Entrances	14R-3-305.8.1	Where an alteration includes alterations to an entrance that is not accessible, and the facility has an accessible entrance, the altered entrance is not required to be accessible unless required by Section 305.7 of this code	To comply	-	Signs complying with Section 1111 of the CBC shall be provided	
	Alterations - Accessible Dwelling or Sleeping Units	14R-3-305.8.6	Where Group I-1, I-2, I-3, R-1, R-2 or R-4 dwelling units or sleeping units are being altered or added, the requirements of Section 1107 of the CBC for Accessible units apply only to the quantity units being altered or added	To comply - see remarks	Accessible Distribution	Alteration work will comply with accessibility requirements except where technically infeasible	
	Alterations - Type A Dwelling or Sleeping Units	14R-3-305.6.7	Where more than 20 Group R-2 dwelling units or sleeping units are being altered or added, the requirements of Section 1107 of the CBC for Type A units apply only to the quantity of spaces being added	n/a - no change to quantity of dwelling units	-		
	Alterations - Type B Dwelling or Sleeping Units	14R-3-305.8.8	Where four or more Group I-1, I-2, R-1, R-2, R-3 or R-4 dwelling units or sleeping units are being added, the requirements of Section 1107 of the CBC for Type B units apply only to the quantity of units being added. Where Group I-1, I-2, R-1, R-2, R-3 or R-4 dwelling units or sleeping units are being altered and where the work area is greater than 50 % of the building area, the requirements of Section 1107 for Type B units apply only to the quantity of units being altered.	n/a - no change to quantity of dwelling units - work area is less than 50% of building area	-	Per 305.6.4: Type B units required by Section 1107 of the CBC are not required to be provided in existing buildings and facilities built for first occupancy before March 14, 1991, undergoing alterations or change of use	
	Alterations - Thresholds	14R-3-305.8.14	The maximum height of thresholds at doorways shall be 3/4 inch. Such thresholds shall have beveled edges on each side	Existing complies - no change	Plans, Door Schedule		
	ROOFING	Reroofing	14R-3-306.1	Materials and methods of application used for roof recover and roof replacement shall comply with the requirements of Chapter 15 of the CBC. Roof repair not exceeding 25 % of the surface area of an existing roof may comply with Chapter 4 of this code.	To comply	Roof Plan, Assemblies	
	REPAIRS	Repairs - Scope	14R-4-401.1	Repairs shall comply with the requirements of this chapter. Repairs to historic buildings need only comply with Chapter 12.	To comply	-	The work shall not make the building less compliant than it was before the repair was undertaken
Repairs - Glazing in Hazardous Locations		14R-4-402.1	Replacement glazing in hazardous locations, as specified in Section 2406.4 of the CBC shall comply with the safety glazing requirements of the CBC	To comply	Door Schedule		
Repairs - Fire Protection		14R-4-403.1	Repairs shall be done in a manner that maintains the level of fire protection provided	To comply	Egress Plans		
Repairs - Means of Egress		14R-4-404.1	Repairs shall be done in a manner that maintains the level of protection provided for the means of egress	To comply	Egress Plans		
Repairs - Electrical Materials		14R-4-406.1	Existing electrical wiring and equipment undergoing repair shall be allowed to be repaired or replaced with like material	To comply	Electrical Drawings	1. Replacement of electrical receptacles shall comply with the applicable requirements of Section 406.4(D) of Chicago Electrical Code 2. Plug fuses of the Edison-base type shall be used for replacements only where there is no evidence of over fusing or tampering per applicable requirements of Section 240.51(B) of Chicago Electrical Code	
Repairs - Plumbing		14R-4-408.1	Plumbing materials and supplies shall not be used for repairs that are prohibited in the Chicago Plumbing Code	To comply	Plumbing Drawings	The maximum water consumption flow rates and quantities for all replaced water closets shall be 1.6 gallons per flushing cycle	
Repairs - Light and Ventilation		14R-4-409	Existing means of providing natural light and ventilation in occupancies where provisions for natural light and ventilation are required by the CBC undergoing repair shall not make the building less complying than it was before the damage occurred.	To comply	Light & Vent Schedule		
CLASSIFICATION OF WORK	Classification of Work - Alteration - Level 1	14R-6-602	Level 1 alterations shall comply with the provisions of Chapter 7 of this code	To comply - see remarks	Work Area Plans	Level 1 alterations include the removal and replacement or the covering of existing materials, elements, equipment, or fixtures using new materials, elements, equipment, or fixtures that serve the same purpose.	
ALTERATION - LEVEL 1 (ALSO APPLIES TO LEVEL 3)	Alteration - Level 1 (applies to Level 2 and Level 3)	14R-7-701	An existing building or portion thereof shall not be altered such that the building becomes less safe than its existing condition	To comply	-	Exception: Where the current level of safety, fire protection or sanitation is proposed to be reduced, the portion altered shall conform to the requirements of the CBC	
	Alteration - Level 1 Interior Finishes	14R-7-702.1	Newly installed interior wall and ceiling finishes shall comply with Chapter 8 of the CBC	To comply	Finish Schedule		
	Alteration - Level 1 Window Opening Control Devices On Replacement Windows	14R-7-702.4	In Group R buildings containing dwelling units or sleeping units, window opening control devices complying with ASTM F2090 shall be installed where an existing window is replaced (see remarks)	To comply	Window Schedule	Where all of the following apply to the replacement window: 1. The window is operable 2. The window replacement includes replacement of the sash and frame 3. In Group R-2 dwelling units, the top of the sill of the window opening is at a height less than 36 inches above the finished floor 4. The window will allow openings that will allow passage of a 4-inch diameter sphere at a point below 42 inches above the finished floor when the window is in its largest opened position 5. The vertical distance from the top of the sill of the window opening to the finished grade or other surface below, on the exterior of the buildings, is greater than 72 inches	
	Alteration - Level 1 Materials and Methods	14R-7-702.6	New work shall comply with the materials and methods requirements in the Chicago Construction Codes	To comply	-	Includes methods that specify material standards, detail of installation and connection, joints, penetrations, and continuity of any element, component, or system in the building as applicable	
	Alteration - Level 1 Fire Protection	14R-7-703.1	Alterations shall be done in a manner that maintains the level of fire protection provided	To comply	Egress Plans	Building is nonsprinklered (existing, no change)	
	Alteration - Level 1 Means of Egress	14R-7-704	Alterations shall be done in a manner that maintains the level of protection provided for the means of egress	To comply	Egress Plans		
	Alteration - Level 1 Reroofing	14R-7-705	Alterations to a roof shall comply with Section 306 of this code	To comply	Roof Plan		
	Alteration - Level 1 Energy Conservation	14R-7-707	The alterations shall conform to the energy requirements of the Chicago Energy Conservation Code	To comply	-	Level 1 alterations to existing buildings or structures do not require the entire building or structure to comply with the energy requirements of the Chicago Energy Conservation Code	

ALTERATION - LEVEL 2 (ALSO APPLIES TO LEVEL 3)	Alteration - Level 2	14R-8-801	In addition to the requirements of Chapter 8 of this code, all work shall comply with the requirements of Chapter 7 of this code. New construction elements, components, systems, and spaces shall comply with the requirements of the CBC	To comply - see remarks	-	Exception 2: Newly installed electrical equipment shall comply with Section 807 of this code
	Alteration - Level 2 Building Elements and Materials - Vertical Opening	14R-8-802.2.1	Existing interior vertical openings connecting two or more stories shall be enclosed with assemblies having a fire rating of not less than 1 hour with opening protectives	Existing complies (no change)	Egress Plans	
	Alteration - Level 2 Building Elements and Materials - Supplemental Shaft and Floor Opening Enclosure Requirements	14R-8-802.2.2	Where the work area on any story exceeds 50% of the floor area, the enclosures required by Section 802.2 shall apply to vertical openings other than stairways throughout the story	n/a - work area on any story is under 50% of the floor area	Work Area Plans	
	Alteration - Level 2 Building Elements and Materials - Supplemental Stairway Enclosure Requirements	14R-8-802.2.3	Where the work area on any story exceeds 50% of the floor area, stairways that are part of the means of egress serving the work area shall, at a minimum, be enclosed with smoke-tight construction on the highest work area story and all stories below	n/a - work area on any story is under 50% of the floor area	Work Area Plans	
	Alteration - Level 2 Interior Finishes	14R-8-802.4	The interior finish of walls and ceilings in exits & corridors in any work area shall comply with the requirements of the CBC. Where the work area on any story exceeds 50% of the floor area, Section 802.4 shall apply to the interior finish in exits and corridors serving the work area throughout the story.	To comply (work area on any story is under 50% of the floor area)	Finish Schedule	Exception - Interior finish within tenant spaces that are entirely outside the work area.
	Alteration - Level 2 Guards	14R-8-802.5	In work areas, every portion of a floor, such as a balcony or a loading dock, that is more than 30 inches above the floor or grade below and is not provided with guards, or those in which the existing guards are judged to be in danger of collapsing, shall be provided with guards	To comply - see remarks	-	Existing guards in the work area comply with CBC and to the best of our knowledge there are none in danger of collapsing
	Alteration - Level 2 Fire Protection - Automatic Sprinkler (Groups A, B, E, F-1, H, I, M, R-1, R-2, S-1, and S-2)	14R-8-803.2.2	In the occupancies noted, work areas that have exits or corridors shared by more than one tenant or that have exits or corridors serving an occupant load greater than 30 shall be provided with automatic sprinkler protection where the work area is required to be provided with automatic sprinkler protection in accordance with the CBC as applicable to new construction, and the work area exceeds 50% of the floor area	n/a - work area on any story is under 50% of the floor area	Work Area Plans	
	Alteration - Level 2 Fire Protection - Standpipes	14R-8-803.3	Where the work area includes exits or corridors shared by more than one tenant (see 901.2 for Alterations Level 3) and the finished floor is located more than 50 feet above or below grade plane, a standpipe system shall be provided. Standpipe systems shall be installed in accordance with the CBC	n/a - work area does not include exits and corridors located more than 50 feet above or below the grade plane	-	
	Alteration - Level 2 Fire Protection - Fire Alarm and Detection	14R-8-803.4	A fire alarm system shall be installed in accordance with Sections 803.4.1 through 803.4.3. Where automatic sprinkler protection is provided per 803.2 and is connected to the building fire alarm system, automatic heat detection shall not be required. An automatic fire detection system shall be installed in accordance with the provisions of this code and NFPA 72. The automatic fire detectors shall be smoke detectors, except that an alternative type of detector shall be installed in spaces such as boiler rooms, where products of combustion are present during normal operation in sufficient quantity to actuate a smoke detector	To comply - see remarks	-	804.4.3 Smoke alarms: Individual sleeping units and individual dwelling units in any work area in Group R and I-1 occupancies shall be provided with smoke alarms in accordance with the Chicago Minimum Requirements for Existing Buildings. Interconnection of smoke alarms outside of the work area shall not be required.
	Alteration - Level 2 Carbon Monoxide Detection	14R-8-804.1	Any work area shall be equipped with carbon monoxide alarms in accordance with Section 504.9 of the Chicago Minimum Requirements for Existing Buildings	n/a - see remarks	-	Exception 2: Installation, alteration or repair of plumbing or mechanical systems, other than fuel-burning appliances
	Alteration - Level 2 Electrical - Residential Occupancies	14R-8-807.3	In Group R-2 thru R-5 occupancies, work areas located within a dwelling unit shall comply with Article 570 of the Chicago Electrical Code, regardless of the height of the building	To comply	Electrical Plans	
	Alteration - Level 2 Energy Conservation	14R-8-810.1	The alterations shall conform to the energy requirements of the Chicago Energy Conservation Code.	To comply	-	Level 2 alterations to existing buildings or structures do not require the entire building or structure to comply with the energy requirements of the Chicago Energy Conservation Code

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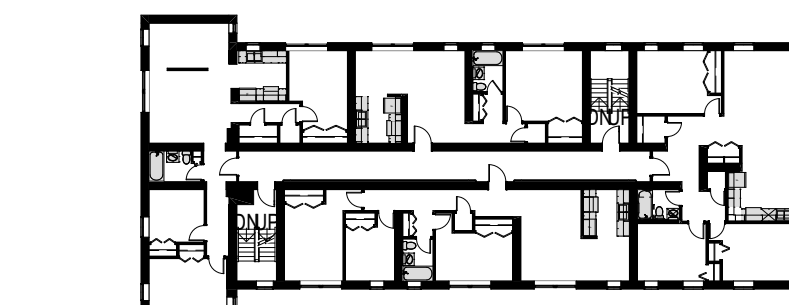
Heart of Uptown Apartments

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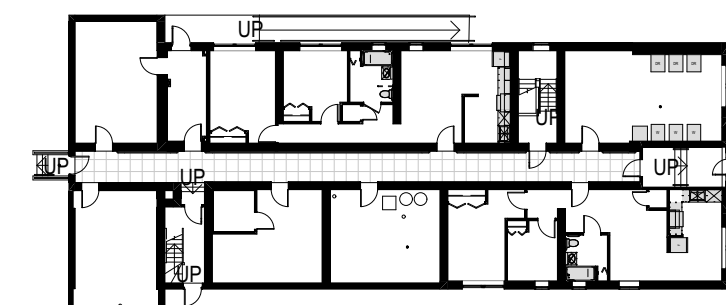
2218A

Code Matrix

A-002c



2 Typical Floor Work Area SF
SCALE: 1/32" = 1'-0"



1 Ground Floor Work Area SF
SCALE: 1/32" = 1'-0"

ALTERATION - LEVEL 2 ONLY IF MORE THAN 1 TENANT
 (SEE ALL LEVELS SECTION 100)

Alteration - Level 2 Means of Egress - More than one Tenant	14R-8-805	The requirements of this section shall be limited to work areas that include exits or corridors shared by more than one tenant (see 901.2 for Alterations Level 3) and where specified they shall apply throughout the story on which the work areas are located or otherwise beyond the work area	Project complies with Alteration Level 2 so Section 805 Means of Egress complies	-	
Alteration - Level 2 Means of Egress - Number of Exits	14R-8-805.3.1	Every story utilized for human occupancy on which there is a work area that includes exits or corridors shared by more than one tenant (see 901.2 for Alterations Level 3) within the work area shall be provided with the minimum number of exits based on the occupancy and the occupant load in accordance with the CBC. In addition, the exits shall comply with Sections 805.3.1.1 and 805.3.1.2.	Existing complies	Egress Plans	
Alteration - Level 2 Means of Egress - Egress Doorways	14R-8-805.4.1	In any work area, all rooms and spaces having an occupant load greater than 50 or in which the common path of egress travel exceeds 75 feet shall have not fewer than two egress doorways	Existing complies	Egress Plans	
Alteration - Level 2 Means of Egress - Exit Door Swing	14R-8-805.4.2	In the work area and in the egress path from any work area to the exit discharge, all egress doors serving an occupant load greater than 50 shall swing in the direction of exit travel	Existing complies	Egress Plans	
Alteration - Level 2 Means of Egress - Supplemental Requirements for Door Swing	14R-8-805.4.2.1	Where the work area exceeds 50% of the floor area of a story, door swing shall comply with Section 805.4.2 throughout the story	n/a - work area does not exceed 50% of the floor area of the story	Work Area Plans	
Alteration - Level 2 Means of Egress - Door Closing	14R-8-805.4.3	In any work area, all doors opening onto an exit passageway or an exit stairway shall be self-closing or automatic-closing by listed closing devices	To comply	Door and Hardware Schedule	
Alteration - Level 2 Means of Egress - Supplemental Requirements for Door Closing	14R-8-805.4.3.1	Where the work area exceeds 50% of the floor area of a story, door closers shall comply with Section 805.4.3 throughout the exit stairway from that story to, and including, the level of exit discharge	n/a - work area does not exceed 50% of the floor area of the story	Work Area Plans	
Alteration - Level 2 Means of Egress - Corridor Doors	14R-8-805.5.1	Corridor doors in the work area shall not be constructed of hollow core wood and shall not contain louvers. Dwelling unit or sleeping unit corridor doors in work areas in buildings of Groups R and I-1 shall be not less than 1 3/8-inch solid core wood or approved equivalent and shall not have any glass panels. Dwelling unit or sleeping unit corridor doors in work areas in buildings of Groups R and I-1 shall be equipped with door closers. Replacement doors shall be 1 3/4-inch solid bonded wood core or approved equivalent	To comply	Door and Hardware Schedule	Exception 6: existing doors to electrical rooms and utility rooms not exceeding 50 square feet in floor area may remain
Alteration - Level 2 Means of Egress - Dead-end Corridors	14R-8-805.6	Dead-end corridors in any work area shall not exceed 35 feet	Existing complies	Egress Plans	
Alteration - Level 2 Means of Egress - Lighting	14R-8-805.7.1	Means of egress in all work areas shall be provided with artificial lighting per the CBC and Chicago Electrical Code	To comply	Electrical Plans	
Alteration - Level 2 Means of Egress - Supplemental Requirements for Lighting	14R-8-805.7.2	Where the work area on any story exceeds 50% of the floor area, means of egress throughout the story shall comply with Section 805.7.1	n/a - work area on any story does not exceed 50% of the floor area		
Alteration - Level 2 Means of Egress - Exit Signs	14R-8-805.8	Means of egress in all work areas shall be provided with exit signs per CBC	To comply	Electrical Plans	
Alteration - Level 2 Means of Egress - Supplemental Requirements for Exit Signs	14R-8-805.8.1	Where the work area on any story exceeds 50% of the floor area, means of egress throughout the story shall comply with Section 805.8.1	n/a - work area on any story does not exceed 50% of the floor area		
Alteration - Level 2 Means of Egress - Handrails	14R-8-805.9	Every stairway that is part of the required means of egress for the highest work area story to, and including the level of exit discharge, that has three or more risers and is not provided with at least one handrail, or in which the existing handrails are judged to be in danger of collapsing, shall be provided with handrails for the full length of the stairway on not fewer than one side. Stairways with a required egress width of more than 66 inches shall have handrails on both sides	Existing complies	-	Existing handrails in the work area comply with CBC and to the best of our knowledge there are none in danger of collapsing
Alteration - Level 2 Means of Egress - Refuge Area and Horizontal Exits	14R-8-805.10	Where alterations affect the configuration of an area utilized as a refuge area, the capacity of the refuge area shall not be reduced. The required capacity of the refuge area for horizontal exits per 1026.4 of the CBC shall be maintained	Existing complies	Egress Plans	
Alteration - Level 2 Means of Egress - Guards	14R-8-805.11	Guards from the highest work area story to, and including, the level of exit discharge but shall be confined to the egress path of any work area. Every open portion of a stairway, landing, or balcony that is more than 30 inches above the floor or grade below and is not provided with guards, or those portions in which existing guards are judged to be in danger of collapsing, shall be provided with guards	Existing complies	-	Existing guards in the work area comply with CBC and to the best of our knowledge there are none in danger of collapsing
Alteration - Level 2 Means of Egress - Stairways	14R-8-805.12	Existing stairways and extensions of existing stairways shall not be required to comply with the requirements of Section 1011 of the CBC where the existing space and construction does not allow a reduction in pitch or slope. Existing stairways shall be allowed to be rebuilt without complying with the requirements of Section 1011 of the CBC where the existing space and construction does not allow a reduction in pitch or slope	n/a - no change to existing stairway configurations		

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**Heart of Uptown
Apartments**

4130 N Kenmore Ave
Chicago, IL 60613

2218A

Code Matrix

A-002d

Chicago Sustainable Development Policy 2017.01.12



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Compliance Options	Points Required	Sustainable Strategies Menu																																			
		Health		Energy					Stormwater				Landscapes			Green Roofs		Water		Transportation					Solid Waste	Work Force	Wildlife										
		1.1 Achieve WELL Building Standard	2.1 Designed to earn the Energy Star	2.2 Exceed Energy Code (5%)	2.3 Exceed Energy Code (10%)	2.4 Exceed Energy Code (25%)	2.5 Exceed Energy Code (40%)	2.6 Onsite Renewable Energy (5%)	2.7 Onsite Renewable Energy (5%)	3.1 Exceed Stormwater Ordinance by 25%	3.2 Exceed Stormwater Ordinance by 50%	3.3 100% Stormwater Infiltration	3.4 Sump Pump Capture & Reuse	3.5 100-year detention for 100-100 buildings	3.6 100-year Detention for Bypass	4.1 Working Landscapes	4.2 Natural Landscapes	4.3 Tree Planting	4.4 Achieve Sustainable Site Certification	5.1 Green Roof 50-100%	5.2 Green Roof 100%	6.1 Indoor Water Use Reduction (25%)	6.2 Indoor Water Use Reduction (40%)	7.1 Proximity to Transit Service	7.2 Bikeshare Sponsorship	7.3 Bike Parking Residential	7.4 Bike Parking Commercial & Industrial	7.5 EV Charging Stations	7.6 EV Charger Readiness	7.7 CTA Digital Displays	8.1 80% Waste Diversion	9.1 Workforce Development	9.2 Bird Protection (Basic)	9.3 Bird Protection (Enhanced)			
Compliance Paths	Starting Points																																				
Options Without Certification	Number of Optional Points Required New Construction / Substantial Rehab / Moderate Rehab																																				
All Options Available	0 / 100 / 50 / 25	40	30	20	30	40	50	10	20	10	20	40	5	5	5	5	5	20	10	20	10	20	10	20	5	5	5	5	5	10	5	10	5	10			
Options With Certification																																					
LEED Platinum	95	5 / 0 / 0	40	NA	NA	NA	NA	NA	NA	10	20	40	5	5	5	5	NA	NA	NA	20	10	20	NA	NA	NA	5	NA	NA	NA	5	5	NA	10	5	10		
LEED Gold	90	10 / 0 / 0	40	NA	NA	NA	NA	NA	50	10	20	10	20	40	5	5	5	5	NA	NA	5	20	10	20	NA	NA	NA	5	NA	NA	NA	10	5	5	10	5	10
LEED Silver	80	20 / 0 / 0	40	NA	NA	NA	NA	40	50	10	20	10	20	40	5	5	5	5	5	20	10	20	NA	NA	NA	5	NA	NA	NA	10	5	5	10	10	5	10	
Green Globes 4-Globes	90	10 / 0 / 0	40	NA	NA	NA	NA	NA	50	10	20	10	20	40	5	5	5	5	NA	5	20	10	20	NA	NA	NA	5	NA	NA	NA	10	5	5	10	10	5	10
Green Globes 3-Globes	80	20 / 0 / 0	40	NA	NA	NA	NA	40	50	10	20	10	20	40	5	5	5	5	NA	5	20	10	20	NA	NA	NA	5	NA	NA	NA	10	5	5	10	10	5	10
Green Globes 2-Globes	70	30 / 0 / 0	40	NA	NA	NA	NA	40	50	10	20	10	20	40	5	5	5	5	5	5	20	10	20	NA	NA	NA	5	NA	NA	NA	10	5	5	10	10	5	10
Living Building Challenge	100	0 / 0 / 0	40	NA	NA	NA	NA	NA	NA	NA	10	20	40	5	5	5	5	NA	NA	NA	20	10	20	NA	NA	NA	NA	NA	NA	NA	10	5	NA	NA	10	5	10
Living Building Challenge Petal	90	10 / 0 / 0	40	NA	NA	NA	NA	NA	NA	NA	10	20	40	5	5	5	5	NA	NA	NA	20	10	20	NA	NA	NA	NA	NA	NA	NA	10	5	5	10	10	5	10
Enterprise Green Communities*	80	20 / 0 / 0	40	NA	NA	NA	NA	NA	NA	10	20	10	20	40	5	5	5	5	5	5	20	10	20	10	20	5	NA	NA	NA	10	5	5	10	10	5	10	
PassiveHouse	10	30 / 0 / 0	40	NA	NA	NA	NA	NA	10	20	10	20	40	5	5	5	5	5	5	20	10	20	10	20	10	20	5	5	5	5	10	5	5	10	10	5	10

*only available to affordable housing projects funded by DPD's Housing Bureau

Planned Development Projects (PD) - New Construction	100 points required
TIF Funded Development Projects (TIF) - New Construction*	100 points required
DPD Housing, Multi-family (>5 units) Projects (DPD-H MF) - New Construction	100 points required
PD, TIF, DPD-H MF and Class L - Renovation Projects*	
Moderate Renovation Projects	25 points required
Substantial Renovation Projects	50 points required

*does not apply to TIF assistance of less than \$1M (including but not limited to TIF-NIP, TIF Purchase Rehab, Streamlined TIF and SBIF programs)

Moderate Renovation Projects = projects including partial or minor upgrades to building systems and minor repairs to the exterior envelope
Substantial Renovation Projects = projects including new and/or upgraded building systems and extensive repairs to the exterior envelope

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**Heart of Uptown
Apartments**
847 W. Sunnyside, 900 W. Windsor,
927 W. Wilson, 4437 N. Clifton,
4130 N. Kenmore
Chicago, Illinois
2218A

Green Requirements

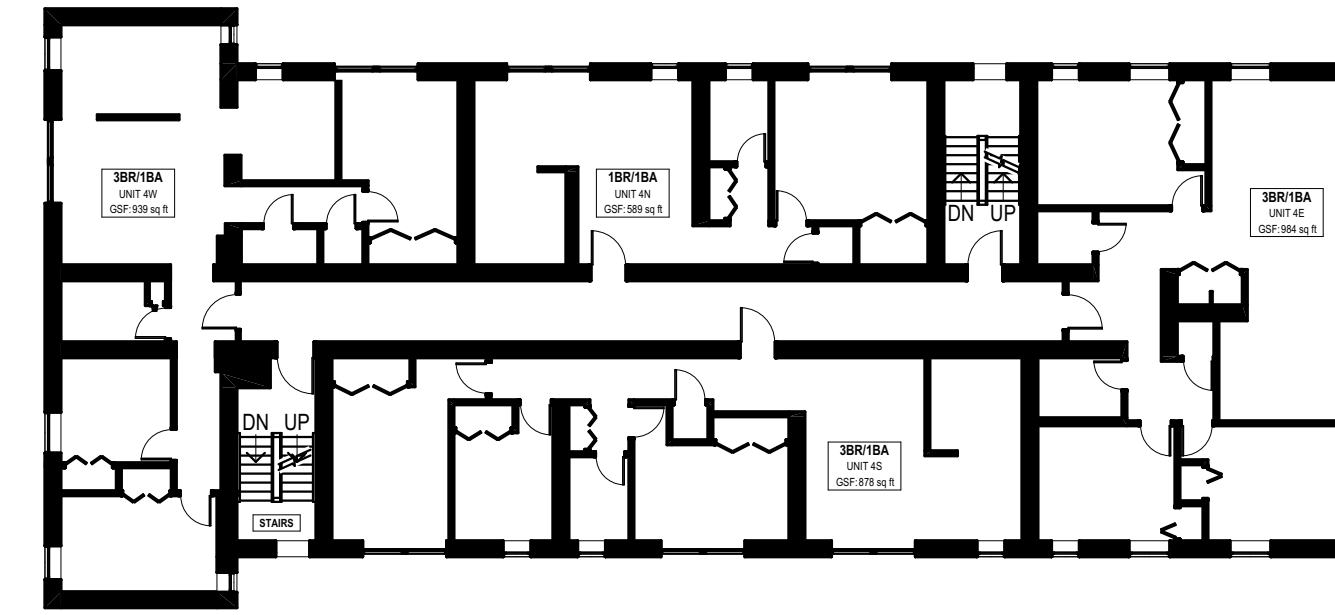
A-003

PROJECT TOTALS		RENTAL Federally Financed / IHDA Overall Distribution														1/9/2024													
POAH		# units		elev. units		type A (incl 504)		504 / type A		type A alone		Not Accessible		HVI & HVC		HVI (device installed)		HVC (conduit only)											
Unit Type	Tag	nsf	range	req'd	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd	504	type A	n/a							
				20.0%	%	10.0%	%	10.0%	%	10.0%	%	#	%	2.0%	%	18.0%	%	10.0%	10.0%	80.0%									
studio/ elev	k	10%		2.0	1	10.0%	1.0	1	10.0%	1.0	0	0.0%	9	9	2.0	1	10.0%	1.0	1	10.0%									
1br/1ba elev	k	20%	21	5.0	8	38.1%	3.0	2	9.5%	2.0	6	28.6%	13	13	5.0	6	28.6%	1.0	2	9.5%	4.0	4	19.0%						
2br/1ba elev	k	49%	50	10.0	18	36.0%	5.0	7	14.0%	5.0	11	22.0%	32	32	10.0	12	24.0%	1.0	3	6.0%	9.0	9	18.0%						
3br/1ba elev	k	21%	22	5.0	6	27.3%	3.0	3	13.6%	2.0	3	13.6%	16	16	5.0	4	18.2%	1.0	0	0.0%	4.0	4	18.2%						
TOTAL				103	0	21.0	32	31.1%	11.0	12	11.7%	10.0	20	19.4%	61	61	21.0	22	21.4%	3.0	5	4.9%	18.0	17	16.5%	0%	0.0%	0.0%	

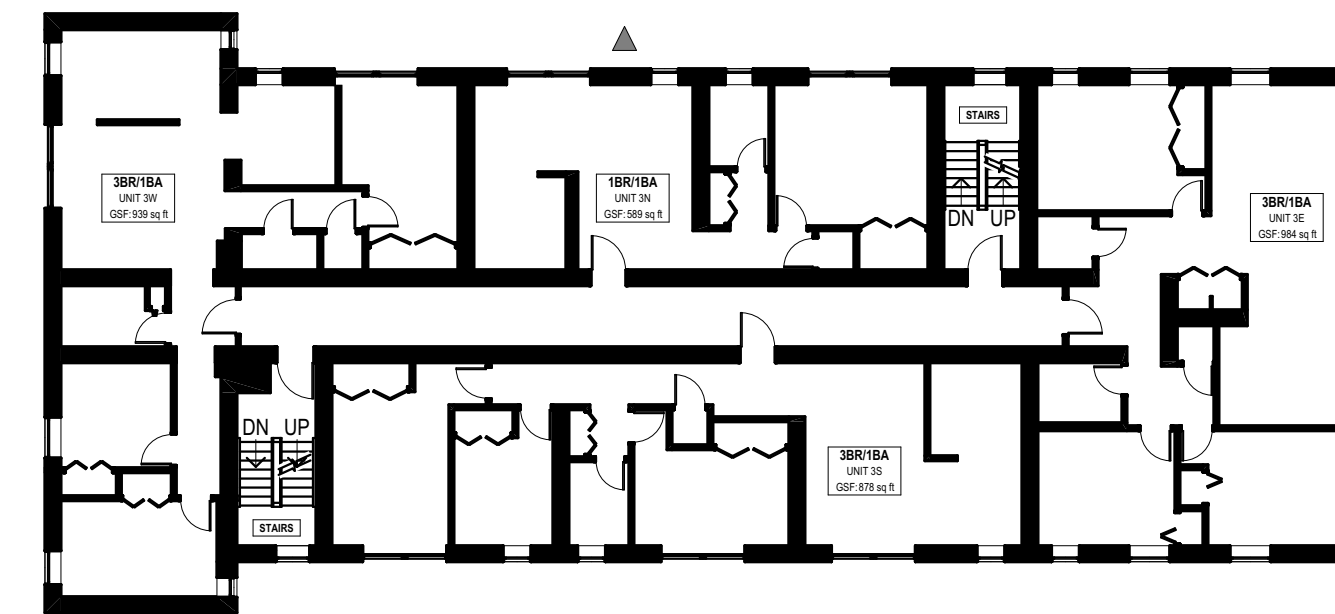
Heart of Uptown Apartments Renovation - KENMORE		RENTAL Federally Financed / IHDA Overall Distribution														1/9/2024													
POAH		# units		elev. units		type A (incl 504)		504 / type A		type A alone		Not Accessible		HVI & HVC		HVI (device installed)		HVC (conduit only)											
Unit Type	Tag	nsf	range	req'd	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd	504	type A	n/a							
				20.0%	%	10.0%	%	10.0%	%	10.0%	%	#	%	2.0%	%	18.0%	%	10.0%	10.0%	80.0%									
studio/1ba (1a)	elev			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-						
1br/1ba (1a)	elev			3	0	0.0%	1.0	0	0.0%	0.0	0	0.0%	1.0	1	33.3%	1.0	1	33.3%	0.0	0	0.0%								
2br/1ba (1a)	elev			2	1	50.0%	1.0	1	50.0%	0.0	1	50.0%	1.0	1	50.0%	1.0	1	50.0%	0.0	1	50.0%								
3br/1ba (1a)	elev			9	1	11.1%	1.0	1	11.1%	1.0	0	0.0%	2.0	1	11.1%	1.0	0	0.0%	1.0	1	11.1%								
TOTAL				14	0	3.0	3	21.4%	2.0	2	14.3%	1.0	1	7.1%	3.0	3	21.4%	1.0	1	7.1%	2.0	2	14.3%	0%	0.0%	0.0%			

Heart of Uptown Accessibility Distribution by Unit - KENMORE							1/9/2024		
Floor	Unit #	Unit Type	Type A/504 (5%)	Type A (15%)	18% HVC	Not Accessible	2% HVI with Alarms Not Accessible		
G	GN	2BD		1		1			
	GS	2BD	1	0					
2	2N	1BD							
	2E	3BD	1						
	2S	3BD							
	2W	3BD				1			
3	3N	1BD					1		
	3E	3BD							
	3S	3BD							
	3W	3BD							
4	4N	1BD							
	4E	3BD							
	4S	3BD							
	4W	3BD							
			2	1	0	1	1	1	1

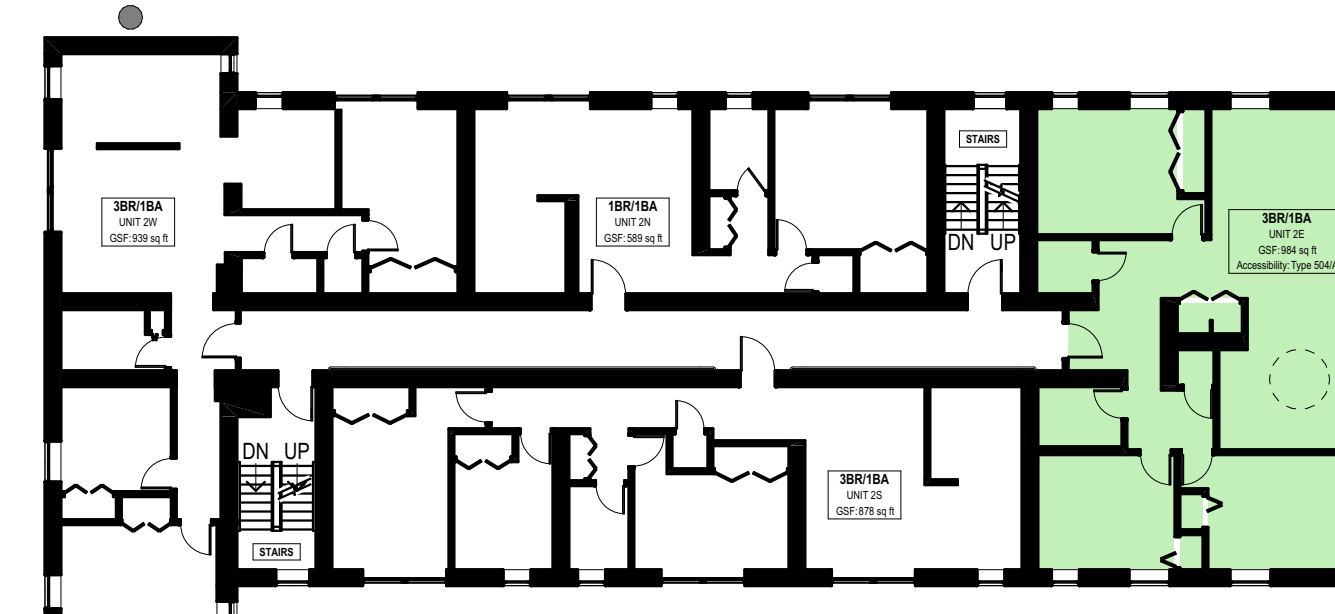
Legend	
STUDIO	
1 BD	
2 BD	
3 BD	
conv. type a to 504	1
new accessible unit	1
existing accessible	1



4 4th Floor
SCALE: 1/16" = 1'-0"



3 3rd Floor
SCALE: 1/16" = 1'-0"



2 2nd Floor
SCALE: 1/16" = 1'-0"



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

ACCESSIBILITY LEGEND

- TYPE A UNIT
- TYPE A/504 UNIT
- HVI
- HVC

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Heart of Uptown Apartments

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2218A

Accessibility Distribution

A-004

WINDOW SCHEDULE

ID	OPERATION	FRAME MATL	UNIT SIZE		FIRE LABEL	MAX U-VALUE	MAX SHGC VALUE	NFRC RATED	ARGON FILLED	COATING	GLAZING TYPE	SAFETY GLAZING	RESTRICTOR	REMARKS
			WIDTH (V.I.F.)	HEIGHT (V.I.F.)										
01	SH	VINYL	7'-0"	4'-10"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
02	SH	VINYL	2'-4"	4'-10"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
03	FIXED	VINYL	2'-10"	5'-4"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
04	SH	VINYL	3'-5"	4'-10"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
05	SH	VINYL	3'-5"	5'-6"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
06	SH	VINYL	7'-0"	5'-6"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
07	SH	VINYL	2'-4"	4'-2"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	INTEGRAL FROSTING ON ALL BATHROOM WINDOWS. PROVIDE SAMPLES FOR ARCHITECT REVIEW
08	SH	VINYL	3'-5"	5'-10"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
09	SH	VINYL	1'-8"	5'-6"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
10	SH	VINYL	2'-10"	4'-2"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
11	FIXED	VINYL	2'-10"	5'-4"	45 MIN C LABEL	0.26	0.40	Y	Y	LOW-E	GL-2	-	-	

WINDOW ELEVATIONS

View from Reveal Side	01	02	03	04	05	06	07	08
ID	01	02	03	04	05	06	07	08

WINDOW ELEVATIONS

View from Reveal Side	09	10	11
ID	09	10	11

TYPICAL WINDOW NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY. WHEN 'WINDOWS' ARE NOTED IT APPLIES TO STOREFRONTS UNLESS SPECIFICALLY NOTED OTHERWISE.

- VERIFY ALL DIMENSIONS IN THE FIELD, TYP.
- ALL EXTERIOR OPERABLE WINDOWS SHALL HAVE INSECT SCREENS AND WINDOW OPENING CONTROL DEVICE (RESTRICTOR) COMPLIANT WITH ASTM F2090 (PER CBC-2019 B1015.8).
- ALL EXTERIOR METAL FRAMES, AND WHERE NOTED ELSEWHERE, SHALL BE THERMALLY BROKEN.
- ALL WINDOWS SHALL BE NATIONAL FENESTRATION RATING COUNCIL (NFRC) RATED OR BE MODELED TO PER MEET NFRC 100 TO SHOW COMPLIANCE.
- WHERE OPERABLE WINDOWS ARE PROVIDED IN TYPE 500A & TYPE A UNITS, ONE WINDOW IN EACH SLEEPING, LIVING AND DINING SPACE SHALL BE FIXED OVER AWNING TO MEET ADA ACCESSIBILITY REQUIREMENTS. MATCH PROFILES OF ADJACENT WINDOWS.
- ACCESSIBLE WINDOWS SHALL HAVE OPERABLE PARTS THAT CAN BE USED WITH ONE HAND AND DO NOT REQUIRE TIGHT GRASPING, PINCHING OR TWISTING OF THE WRIST. THESE WINDOWS SHALL HAVE A 30" X 48" LONG CLEAR FLOOR SPACE POSITIONED FOR EITHER A FORWARD OR PARALLEL APPROACH. THE FORCE REQUIRED TO ACTIVATE OPERABLE PARTS SHALL NOT BE GREATER THAN 5.0 POUNDS (22.2 N) MAXIMUM AND ALL OPERABLE PARTS SHALL BE LOCATED BETWEEN 15" TO 48" ABOVE THE FINISHED FLOOR.
- ALL EXTERIOR WINDOWS SHALL HAVE FACTORY INSTALLED WEEPS.
- ALL WINDOWS SHALL HAVE TWO MINIMUM CLEAR INSULATED DOUBLE STRENGTH 1/8-INCH GLAZING UNLESS THE MANUFACTURER WOULD NEED TO INCREASE THE GLAZING THICKNESS IN ORDER TO ACHIEVE THE MIN STC RATINGS AND/OR PERFORMANCE REQUIREMENTS.
- ALL WINDOWS SHALL HAVE A MINIMUM STC OF XX.
- ALL WINDOWS SHALL HAVE HORIZONTAL CORDLESS VINYL BLINDS W/ ALUMINUM FRAMES. PROVIDE HORIZONTAL ALUMINUM BLINDS W/ ALUMINUM FRAMES WHEN WINDOW SPAN IS TOO LARGE OR TOO TALL FOR VINYL BLINDS. THE ENTIRE ROOM MUST HAVE THE SAME BLIND MATERIAL.
- SEE TYPICAL FENESTRATION ENERGY PERFORMANCE NOTES FOR ADDITIONAL INFORMATION.

TYPICAL GLAZING NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS FOR GLAZING. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY.

- SAFETY GLAZING IS REQUIRED IN THE FOLLOWING LOCATIONS:
 - ALL GLAZING IN DOORS (INCLUDING BATHUB AND SHOWER DOORS).
 - GLAZING IN A PANEL ADJACENT TO A DOOR WHERE THE NEAREST VERTICAL EDGE OF THE GLAZING IS WITHIN A 24 INCH ARC OF EITHER VERTICAL EDGE OF THE DOOR IN A CLOSED POSITION AND WHERE THE BOTTOM EXPOSED EDGE OF THE GLAZING IS LESS THAN 60-INCHES ABOVE THE WALKING SURFACE.
 - GLAZING IN WINDOWS WITH ALL OF THE FOLLOWING CONDITIONS:
 - THE EXPOSED AREA OF THE INDIVIDUAL PANE IS GREATER THAN 9 SF, AND
 - THE BOTTOM EDGE OF THE GLAZING IS LESS THAN 18-INCHES ABOVE THE FLOOR, AND
 - THE TOP EDGE OF THE GLAZING IS GREATER THAN 36-INCHES ABOVE THE FLOOR, AND
 - ONE OR MORE WALKING SURFACE(S) ARE WITHIN 36 INCHES, MEASURED HORIZONTALLY AND IN A STRAIGHT LINE, OF THE PLANE OF GLAZING.
 - GLAZING IN WALLS AND RAILINGS.
 - GLAZING IN WALLS, ENCLOSURES, OR FENCES AT WET AREAS INCLUDING, BUT NOT LIMITED TO, BATHTUBS AND SHOWERS WHERE THE BOTTOM OF THE EXPOSED EDGE OF THE GLAZING IS LESS THAN 60-INCHES MEASURED VERTICALLY ABOVE ANY STANDING OR WALKING SURFACE (INCLUDING THE BOTTOM SURFACE OF THE BATHTUB).
 - GLAZING ADJACENT TO THE BOTTOM OF A STAIRWAY WHERE THE GLAZING IS LESS THAN 60 INCHES ABOVE THE LANDING AND WITHIN A 60-INCH HORIZ ARC THAT IS LESS THAN 180 DEGREES FROM THE BOTTOM TREAD NOSING.
 - AT ANY OTHER LOCATIONS NOTED IN THE DOCUMENTS.
- GLASS IDENTIFICATION REQUIREMENTS:
 - EACH PANE OF GLASS (INCLUDING LAMINATED, ANNEALED, FLOAT, AND SPANDREL GLASS) SHALL BEAR THE MANUFACTURER'S MARK DESIGNATING THE TYPE AND THICKNESS OF THE GLASS OR GLAZING MATERIAL. THE IDENTIFICATION SHALL NOT BE OMITTED UNLESS APPROVED AND AN AFFIDAVIT IS FURNISHED BY THE GLAZING CONTRACTOR CERTIFYING THAT EACH LIGHT IS GLAZED IN ACCORDANCE WITH PERMITTED CONSTRUCTION DOCUMENTS.
 - WHERE SAFETY GLAZING IS REQUIRED (EXCEPT TEMPERED SPANDREL GLASS), EACH PANE OF SAFETY GLAZING INSTALLED IN HAZARDOUS LOCATIONS SHALL BE IDENTIFIED BY A MANUFACTURER'S DESIGNATION SPECIFYING WHO APPLIED THE DESIGNATION, THE MANUFACTURER OR INSTALLER AND THE SAFETY GLAZING STANDARD WITH WHICH IT COMPLIES AS WELL AS THE INFORMATION SPECIFIED ABOVE. THE DESIGNATION SHALL BE ACID ETCHED, SAND BLASTED, CERAMIC FIRED, LASER ETCHED, EMBOSSED OR A TYPE THAT ONCE APPLIED, CANNOT BE REMOVED WITHOUT BEING DESTROYED. A LABEL MEETING THE REQUIREMENTS OF THIS SECTION SHALL BE PERMITTED IN LIEU OF THE MANUFACTURER'S DESIGNATION.
 - TEMPERED SPANDREL GLASS IS PERMITTED TO BE IDENTIFIED BY THE MANUFACTURER WITH A REMOVABLE PAPER DESIGNATION.
- SAFETY GLAZING SHALL BE IMPACT TESTED IN ACCORDANCE WITH CPSC 16 CFR PART 1301 "SAFETY STANDARDS FOR ARCHITECTURAL GLAZING MATERIALS". GLAZING SHALL COMPLY WITH THE TEST CRITERIA FOR CATEGORY II, EXCEPT GLAZING IN DOORS WITH 9 SF OR LESS EXPOSED SURFACE AREA OF ONE LITE SHALL COMPLY WITH THE TEST CRITERIA FOR EITHER CATEGORY I OR II.
- ALL GLAZING IN FIRE-RESISTANT RATED DOORS, WINDOWS, STOREFRONTS, AND CURTAIN WALLS SHALL BE FIRE-PROTECTED OR FIRE-RESISTANT RATED.
 - MARKING 'D' = MEETS FIRE DOOR ASSEMBLY CRITERIA
 - MARKING 'H' = MEETS FIRE DOOR ASSEMBLY HOSE STREAM TEST
- ALL EXTERIOR GLAZING SHALL HAVE LOW-E COATING AND BE INSULATED.

TYPICAL FENESTRATION ENERGY PERFORMANCE NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY.

- U-VALUES & SOLAR HEAT GAIN COEFFICIENT (SHGC): PRESCRIPTIVE RESIDENTIAL (INC RESIDENTIAL 4 STORIES AND LESS ABOVE GRADE IN CHICAGO & 3 STORIES AND LESS ABOVE GRADE IN NON-CHICAGO LOCATIONS) CBC-2019 & CETC-2022 R402.1.2.
- FENESTRATION U-VALUE: MAX 0.36
- GLAZED FENESTRATION SHGC: MAX 0.40
- SKYLIGHTS: MAX 0.55

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**Heart of Uptown
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Chicago, IL 60613

2218A

**Window, Storefront, Light
/ Vent Schedules**

A-006

FINISH SCHEDULE					
AREA	FLOOR	BASE	WALLS	CEILING	NOTES
LAUNDRY	EXISTING	EXISTING	PTD	PTD	
COMMON HALLWAYS	LVT	RUBBER	PTD	ACT	WALLS PAINTED TWO (2) COLORS LVT FLOORING TO HAVE A MIN 20 MIL WEAR LAYER
STAIRS	RUBBER TREAD	RUBBER	PTD	PTD	WALLS PAINTED TWO (2) COLORS LVT FLOORING AT LANDINGS TO HAVE A MIN 20 MIL WEAR LAYER
LOBBY	EXISTING	EXISTING	PTD	PTD	
ALL UNITS					
UNIT KITCHEN	LVT	PTD WOOD	PTD	PTD	SOLID SURFACE COUNTERTOPS AND SOLID WOOD CABINETS W/ SOLID PLYWOOD BOX CONSTRUCTION
UNIT LIVING ROOM	LVT	PTD WOOD	PTD	PTD	
UNIT HALLWAYS	LVT	PTD WOOD	PTD	PTD	LVT FLOORING TO HAVE A MIN 12 MIL WEAR LAYER
UNIT BEDROOMS	LVT	PTD WOOD	PTD	PTD	
UNIT CLOSETS	LVT	PTD WOOD	PTD	PTD	
UNIT BATH	EXISTING	EXISTING	PTD	PTD	REPAIR EXISTING TILE AS NECESSARY SOLID WOOD CABINETS W/ SOLID PLYWOOD BOX CONSTRUCTION

TYPICAL FINISH NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY:

- INTERIOR WALL AND CEILING FINISH MATERIALS SHALL COMPLY WITH THE FOLLOWING:
 - INTERIOR EXIT STAIRWAYS AND RAMPS AND EXIT PASSAGEWAYS: CLASS A. NOTE THAT CLASS C INTERIOR FINISHES SHALL BE PERMITTED FOR WAINSCOTTING OR PANELING OF NOT MORE THAN 1000 SF OF APPLIED SURFACE AREA IN THE LOBBY WHERE APPLIED DIRECTLY TO A NONCOMBUSTIBLE BASE OR OVER FURRING STRIPS APPLIED TO A NONCOMBUSTIBLE BASE AND FIREBLOCKED EVERY 8' IN EVERY DIRECTION.
 - CORRIDORS AND ENCLOSURES FOR EXIT ACCESS STAIRWAYS AND RAMPS: CLASS B.
 - OTHER ROOMS AND ENCLOSED SPACES: CLASS C IF ENCLOSED BY PARTITIONS THAT EXTEND TO THE CEILING SLAB.
- CLASS FLAME INDEX AND SMOKE-DEVELOPED INDEX ARE AS FOLLOWS:
 - CLASS A FLAME SPREAD INDEX IS 0-25; SMOKE-DEVELOPED INDEX IS 0-450.
 - CLASS B FLAME SPREAD INDEX IS 26-75; SMOKE-DEVELOPED INDEX IS 0-450.
 - CLASS C SPREAD INDEX IS 76-200; SMOKE-DEVELOPED INDEX IS 0-450.
- INTERIOR FLOOR FINISHES AND COVERINGS OF A TRADITIONAL TYPE, SUCH AS WOOD, VINYL, LINOLEUM OR CERAMIC TILE, AND RESILIENT FLOOR COVERING MATERIALS DO NOT NEED TO BE CLASSIFIED. FOR FIBEROUS FLOORS, THE CRITICAL RADIANT FLUX OF FLOOR FINISHES SHALL BE CLASS I WITHIN LOBBIES AND CLASS II OR COMPLYING WITH DOC FF-1 "PILL TEST" OR PER ASTM D2859 WITHIN CORRIDORS AND ROOMS OR SPACES NOT SEPARATED FROM CORRIDORS BY PARTITIONS EXTENDING FROM THE FLOOR TO THE UNDERSIDE OF THE CEILING.
- INTERIOR TRIM (PICTURE MOLDS, CHAIR RAILS, BASEBOARDS) SHALL HAVE A MINIMUM CLASS C FLAME SPREAD AND SMOKE-DEVELOPED INDEX PER ASTM E84 OR UL 723. BASES THAT ARE 6-INCHES OR LESS IN HEIGHT SHALL BE CLASS II OR CLASS C. WHERE A CLASS I FLOOR FINISH IS REQUIRED, THE BASEBOARD SHALL BE CLASS I OR CLASS C.
- TYPICAL PAINTS, COATINGS, AND PRIMER NOTES
ALL INTERIOR PAINTS, COATINGS, AND PRIMERS SHALL BE NO-VOC. ONLY WITH ARCHITECT APPROVAL SHALL INTERIOR PAINTS, COATINGS, AND PRIMERS BE LOW-VOC. AT NO POINT SHALL THE VOC CONTENT EXCEED THE FOLLOWING MAX VOC LIMITS ESTABLISHED BY THE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT (SCAQMD 1113):
 - COATINGS, FLATS, AND NON-FLATS, & FLOOR COATINGS - 50 g/L
 - PRIMERS, SEALERS, AND UNDERCOATING - 100 g/L
 - RUST PREVENTATIVE COATINGS, TILE & STONE SEALERS - 100 g/L
 - WATERPROOFING CONCRETE / MASONRY SEALERS - 100 g/L
 - STAINS, INTERIOR - 250 g/L
 - TUB AND TILE REFINISHING COATING - 420 g/L
- SEE ASSEMBLY NOTES FOR ADHESIVE, SEALANT, & COATING VOC CONTENT LIMITS.
- FLOOR SURFACES SHALL BE STABLE, FIRM, AND SLIP RESISTANT.
- NO LAUAN UNDERLAYMENT SHALL BE USED.
- EXTEND ALL ROOM FINISHES INTO ADJACENT CLOSETS, PANTRIES, LINEN CLOSETS, UNLESS INDICATED OTHERWISE.
- THE FINISHED FLOOR AND BASE TRIM SHALL EXTEND UNDERNEATH ALL REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS.
- INSTALL TRANSITION STRIPS BETWEEN ALL CHANGES IN FINISHED FLOOR HEIGHTS AND AT ALL CHANGES IN MATERIAL.
- PREP CONCRETE / SUBFLOOR AS REQUIRED FOR NEW FLOORING AND LEVELING.
- DOOR MATS SHALL COMPLY WITH ACCESSIBILITY REQUIREMENTS.
- SEE ASSEMBLY NOTES FOR MATERIALS ACCEPTABLE TO USE AT SHOWER/BATHTUB SURROUNDS AND REMAINING BATHROOM WALLS, CEILINGS, KITCHEN WET WALLS, ETC.
- ALL NEW MOLDED PROFILES (BASE/CEILING/DOOR TRIM, ETC) TO MATCH EXISTING.
- PAINT FINISHES SHALL BE FLAT AT CEILINGS, EGGSHELL AT WALLS, SEMI-GLOSS AT KITCHENS AND BATHROOMS, AND SEMI-GLOSS AT TRIM.
- PAINT FINISHES SHALL INCLUDE ONE PRIME COAT AND TWO FINISH COATS.
- ALL WALLPAPER SHALL BE PHTHALATE FREE.

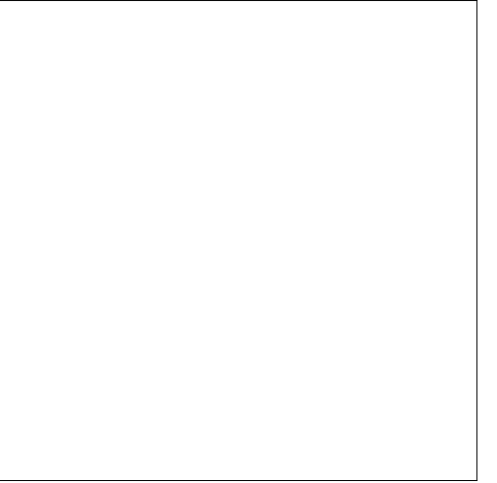
2020 ENTERPRISE & 2021 IHDA NOTES

6.4 HEALTHIER MATERIAL SELECTION (SEE ASSEMBLY NOTES FOR OTHER REQUIREMENTS IN THIS SECTION)

- FLOORING:
- ALL FLOORING PRODUCTS MUST COMPLY WITH CDPH EMISSION REQUIREMENTS (FLOORSCORE, GREE-GUARD GOLD, SCS INDOOR ADVANTAGE GOLD, BERKELY ANALYTICAL CLEARCHEM, AND CARPET RUG INSTITUTE GREEN LABEL PLUS (CR+) (MANDATORY))
 - NO FLEXIBLE PVC WITH PHTHALATES MAY BE INSTALLED (MANDATORY)
 - FLUID APPLIED FINISH FLOORS MAY ONLY BE INSTALLED IN NON-OCCUPIED SPACES, SUCH AS MECHANICAL ROOMS (MANDATORY)

6.6 BATH, KITCHEN, LAUNDRY SURFACES (MANDATORY POINTS):

- USE MOISTURE-RESISTANT BACKING MATERIALS SUCH AS CEMENT BOARD, FIBER CEMENT BOARD, OR EQUIVALENT PER ASTM #6 6329 OR ASTM #6 3273 BEHIND TUB/SHOWER ENCLOSURES. PROJECTS THAT USE A ONE-PIECE FIBERGLASS TUB/SHOWER ENCLOSURE ARE EXEMPT FROM THIS REQUIREMENT, UNO.



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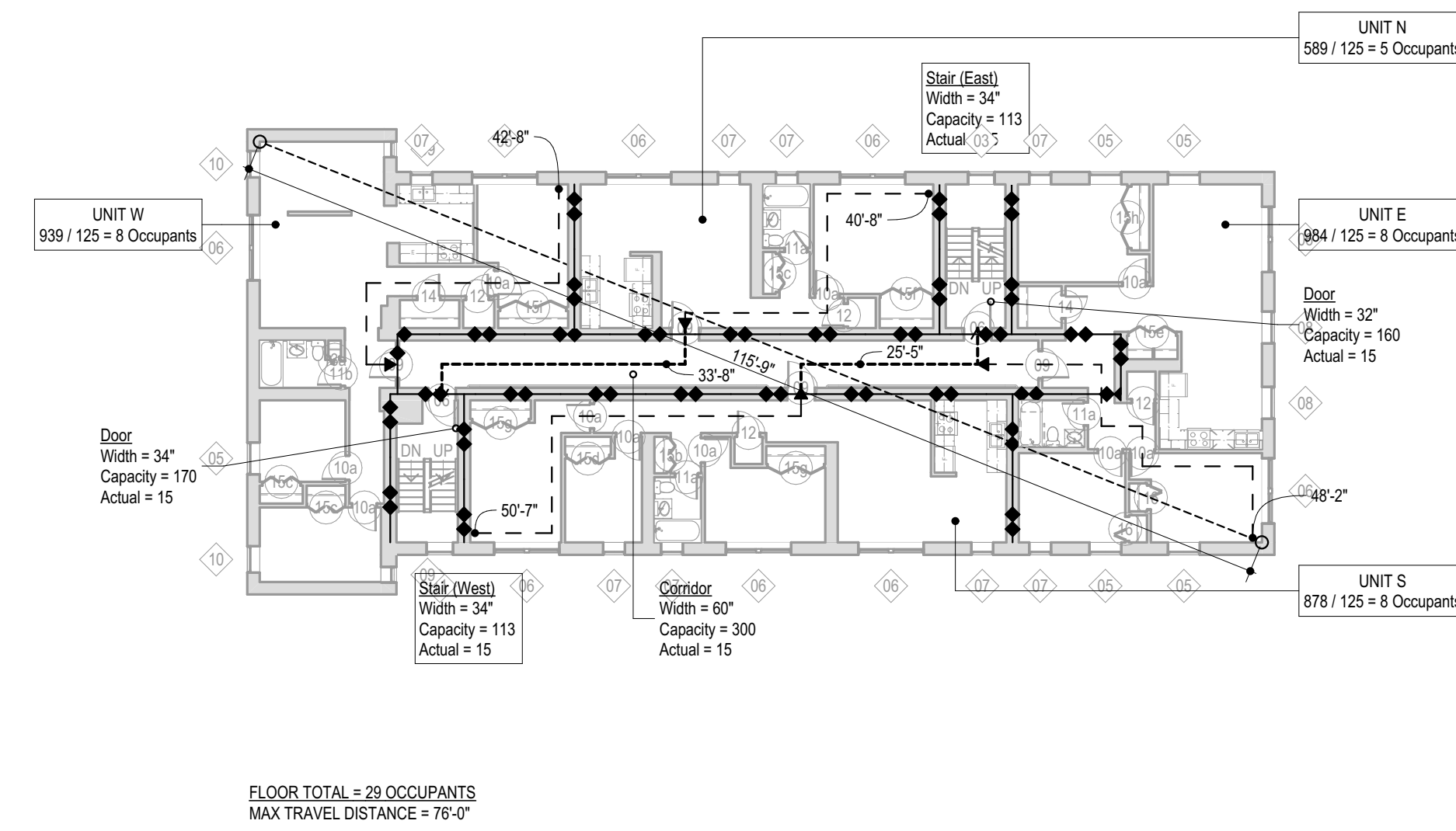
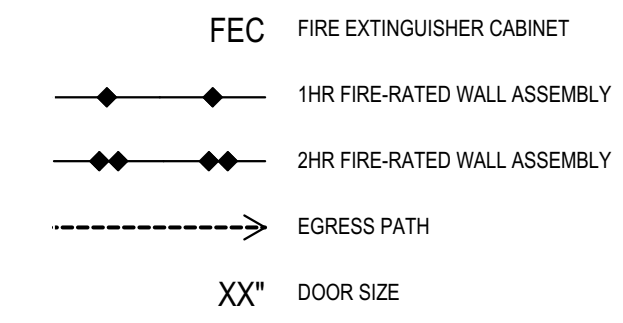
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Finish Schedule

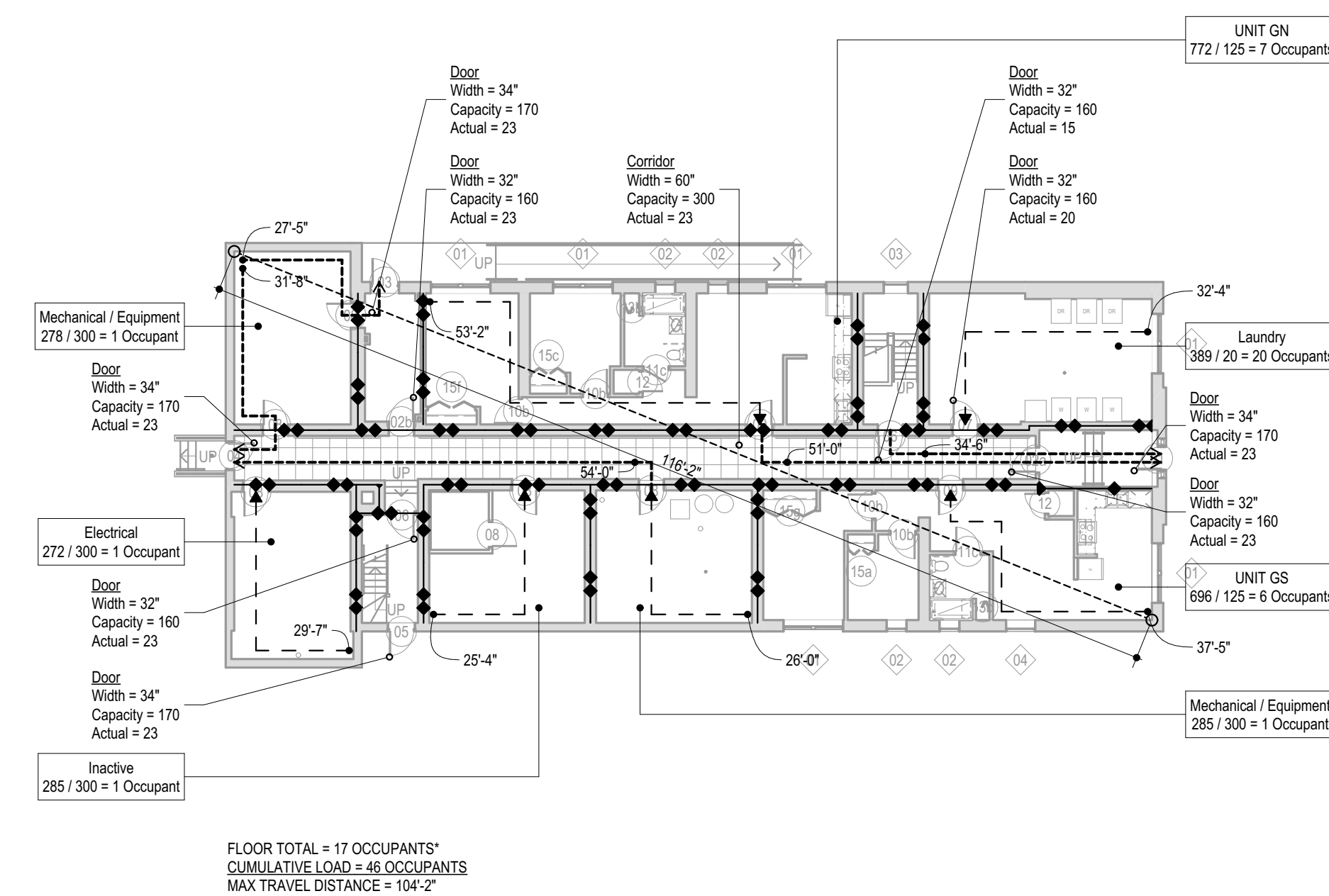
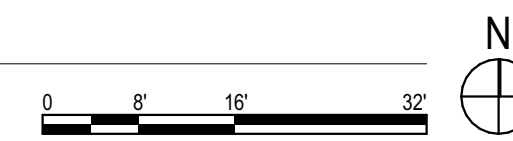
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LIFE SAFETY NOTES:

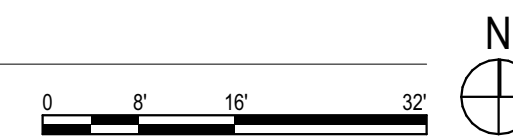
1. RECESSED 1HR FIRE-RATED, FULL-GLASS FIRE EXTINGUISHER CABINET & EXTINGUISHERS SHALL BE MOUNTED SO OPERABLE PARTS ARE AT MAX 48" AFF.
2. FIRE EXTINGUISHERS SHALL BE WITHIN 75' TRAVEL DISTANCE OF ALL LOCATIONS.
3. ALL WALL-MOUNTED FIRE EXTINGUISHERS WITH THEIR LEADING EDGES BETWEEN 27" & 80" AFF SHALL NOT PROTRUDE MORE THAN 4" INTO WALKS, HALLS, CORRIDORS, PASSAGEWAYS, OR AISLES.
4. MAINTAIN FIRE RATED GYP BD BEHIND ALL RECESSED FIRE CABINETS.



2 2nd Floor Egress Plan (Typical)
 SCALE: 1/16" = 1'-0"



1 Ground Floor Egress Plan
 SCALE: 1/16" = 1'-0"



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Egress Plans

A-009

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TYPICAL DEMOLITION NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY.

REFER TO PROJECT NARRATIVE FOR SCOPE OF WORK.

THE EXTENT OF THE DEMOLITION WORK SHOWN ON THE DRAWINGS IS INTENDED TO GIVE THE CONTRACTOR THE SCOPE OF THE DEMOLITION REQUIRED. THE ACTUAL EXTENT OF DEMOLITION IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR.

EXISTING EQUIPMENT, FIXTURES, FURNISHINGS, ETC. TO REMAIN ARE TO BE RELOCATED OR STORED PER OWNER'S DIRECTION AND BE PROTECTED FROM DAMAGE AND VANDALISM.

CONTRACTOR TO COORDINATE DEMOLITION AND CONSTRUCTION OPERATIONS WHERE THEY AFFECT EXISTING WORK AREAS AND NORMAL OPERATING PROCEDURES. PROVIDE PROTECTION FOR THE NORMAL OPERATION OF THE FACILITY FROM DUST, FUMES, SMOKE, WATER, AND NOISE DURING DEMOLITION.

DEMOLITION EXPOSING THE INTERIOR OF THE BUILDING TO THE OUTSIDE ELEMENTS OR TO THE PUBLIC IS TO BE PROPERLY SECURED AND PROTECTED TO ELIMINATE DAMAGE FROM VANDALISM OR WEATHER. COORDINATE WITH OWNER'S REQUIREMENTS.

FIELD VERIFY LOCATIONS OF LOAD BEARING PARTITIONS, COLUMNS, BEAMS, AND SYSTEMS. CAUTION TO BE EXERCISED DURING DEMOLITION AND NEW CONSTRUCTION SO AS NOT TO ALTER AND/OR DAMAGE THE BUILDING'S STRUCTURAL AND OTHER PERTINENT SYSTEMS.

THE CONTRACTOR IS RESPONSIBLE FOR ALL SHORING, BRACING, AND PROTECTION TO MAINTAIN INTEGRITY AND SAFETY OF THE EXISTING BUILDING AND AREAS OF CONSTRUCTION.

REMOVE ALL MISCELLANEOUS ABANDONED OR NON-FUNCTIONING COMPONENTS AND DEVICES FOR PROPER DISPOSAL.

DISCONNECT, REMOVE OR CAP ALL UTILITIES AND DRAIN LINES AS REQUIRED. MAKE PROVISIONS FOR TEMPORARY UTILITY CONNECTIONS AS NECESSARY.

UNLESS INDICATED OTHERWISE, ALL AREAS AFFECTED BY DEMOLITION WORK ARE TO BE PATCHED, REPAIRED, AND SEALED TO MATCH EXISTING ADJACENT SURFACES AND FINISHES.

PATCH ALL NEW AND EXISTING PENETRATIONS IN FIRE RATED ASSEMBLIES TO MATCH EXISTING CONSTRUCTION AND MAINTAIN FIRE RATING UNLESS INDICATED OTHERWISE.

WHERE OPENINGS ARE INDICATED, REMOVAL OF THE APPLICABLE MATERIAL TO CREATE THE OPENING IS IMPLIED.

ALL SUBSURFACES ARE TO BE BROUGHT TO CONDITIONS SUITABLE FOR RECEIVING NEW WORK.

THE CONTRACTOR SHALL INFORM THE ARCHITECT IN WRITING OF ANY UNFORSEEN CONDITIONS UNCOVERED DURING DEMOLITION IMMEDIATELY, AND SHALL WORK WITH THE ARCHITECT TO RESOLVE ANY PROBLEMS IN A TIMELY MANNER.

THESE PLANS AND SPECIFICATIONS DO NOT INDICATE THE REMOVAL OF ASBESTOS NOR LEAD, NOR DO THEY ANTICIPATE ASBESTOS AND LEAD REMOVAL. PRIOR TO THE ONSET OF CONSTRUCTION, THE CONTRACTOR SHALL DETERMINE IF ANY SUCH CONDITIONS OCCUR. THE GC IS RESPONSIBLE FOR PROVIDING THE OWNER WITH ANY ABATEMENT PROCEDURES NECESSARY. THE ARCHITECT IS NOT RESPONSIBLE FOR ANY ABATEMENT PROCEDURES.

IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO IDENTIFY POINTS OF ACCESS TO THE BUILDING AND TO VERIFY MINIMUM CLEARANCES AVAILABLE FOR USE IN TRANSPORTING NECESSARY CONSTRUCTION MACHINERY, EQUIPMENT, MATERIALS, AND COMPONENTS INTO THE BUILDING. USE OF SUCH POINTS OF ACCESS SHALL BE APPROVED BY THE OWNER.

EXISTING LIFE SAFETY AND EMERGENCY SYSTEMS MAY NOT BE SHOWN ON THE DRAWINGS TO THEIR ENTIRETY. THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFICATION OF LOCATION AND EXTENT OF THESE SYSTEMS (INCLUDING BUT NOT LIMITED TO SMOKE DETECTION SYSTEMS, EMERGENCY LIGHTING SYSTEMS AS THEY MAY BE AFFECTED BY NEW WORK). THE CONTRACTOR IS RESPONSIBLE FOR ACCOMMODATING THESE SYSTEMS WHEN AFFECTED BY NEW WORK SO THAT ALL APPLICABLE CODE REQUIREMENTS ARE MET.

ALL CONDUIT THAT IS ABANDONED SHALL BE REMOVED BACK TO THE SOURCE. ALL ABANDONED EXPOSED CONDUIT, INCLUDING ABOVE DROPPED CEILING, SHALL BE REMOVED UNLESS NOTED OTHERWISE. ALL PLUMBING AND HVAC SYSTEMS THAT ARE TO BE REMOVED ARE TO BE TERMINATED AT THE SOURCE AND REMOVED UNLESS NOTED OTHERWISE.

ALL DOORS, HARDWARE AND LIGHTING FIXTURES NOT SCHEDULED FOR RE-USE SHALL BE RETURNED TO BUILDING STOCK. COORDINATE WITH BUILDING FOR REMOVAL BY CONTRACTOR TO STORAGE AREA. IF REJECTED BY BUILDING, CONTRACTOR SHALL DISPOSE OF AS INDICATED.

THE CONTRACTOR SHALL BE AWARE THAT THE OWNER WILL CONTINUE TO USE THE ADJACENT AREAS DURING CONSTRUCTION. THE CONTRACTOR SHALL MINIMIZE IMPACT ON ADJACENT AREAS, AND MAY NOT USE ADJACENT AREAS FOR STORAGE OR STAGING. ADJACENT AREAS ARE TO BE KEPT CLEAN OF CONSTRUCTION RESIDUE/DEBRIS.

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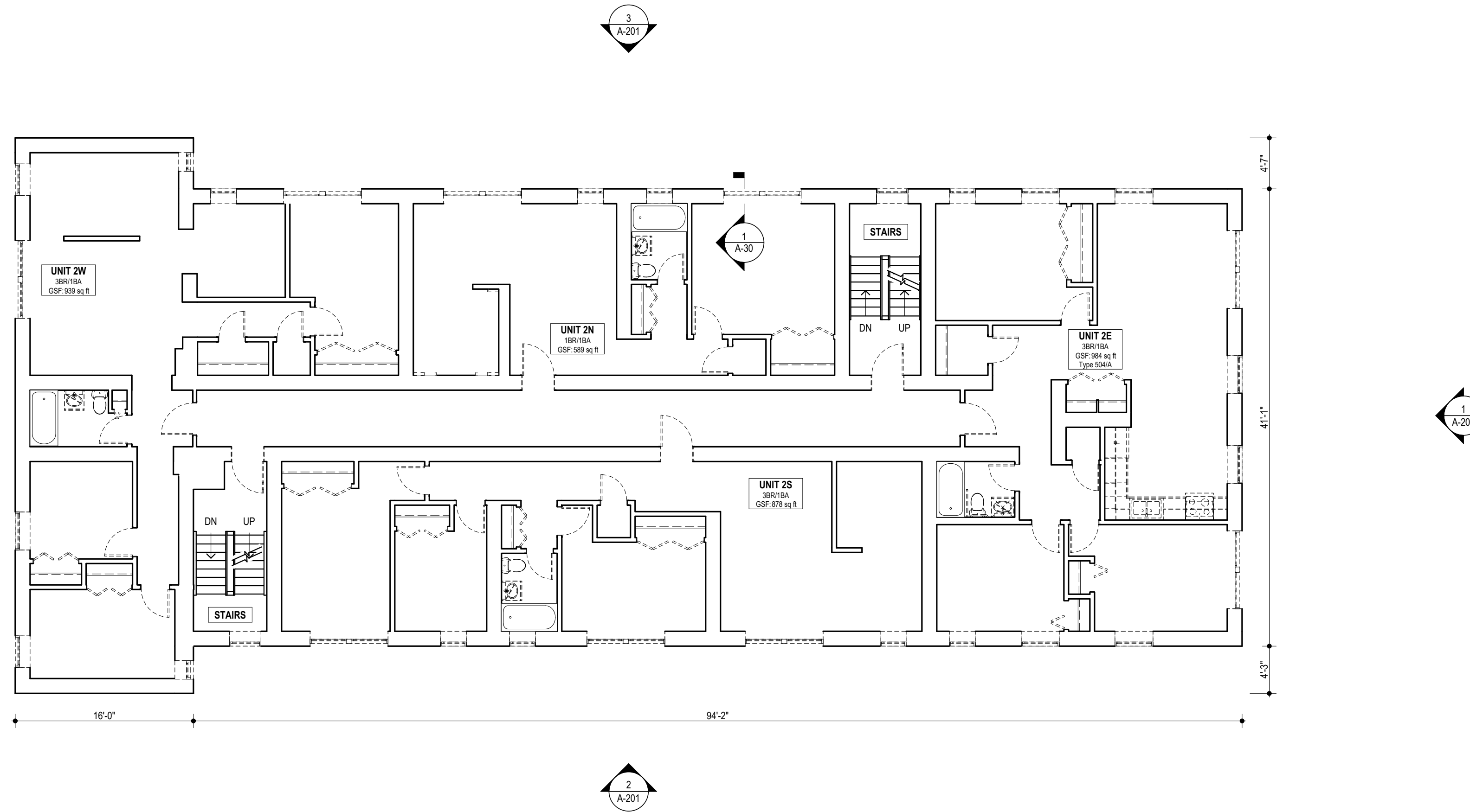
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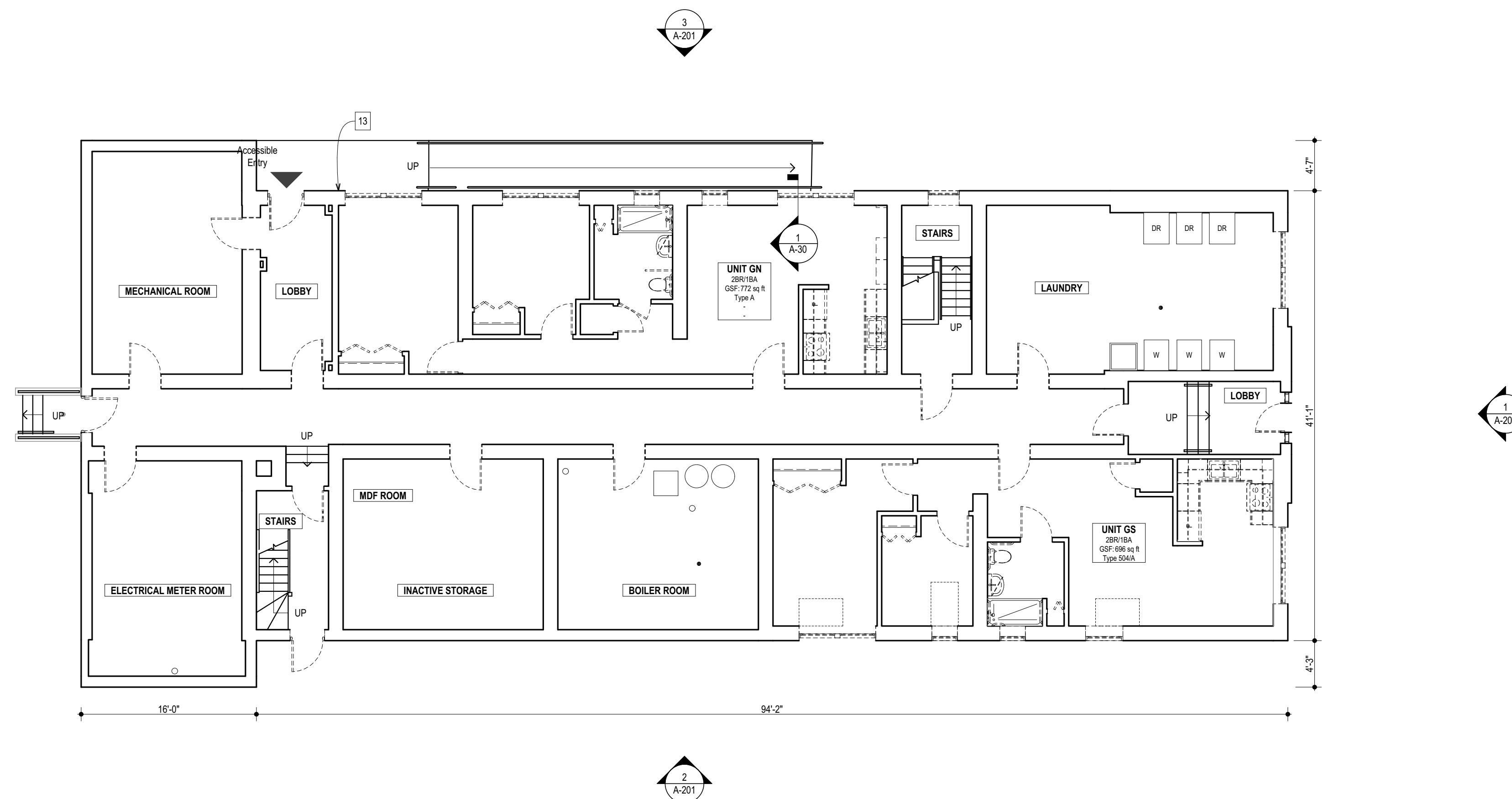
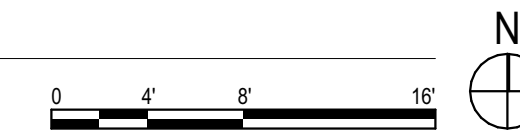
Demolition Plans

D-101



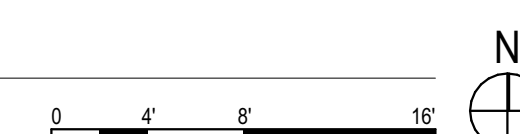
2 2nd Floor Demolition Plan (Typical)

SCALE: 1/8" = 1'-0"



1 Ground Floor Demolition Plan

SCALE: 1/8" = 1'-0"

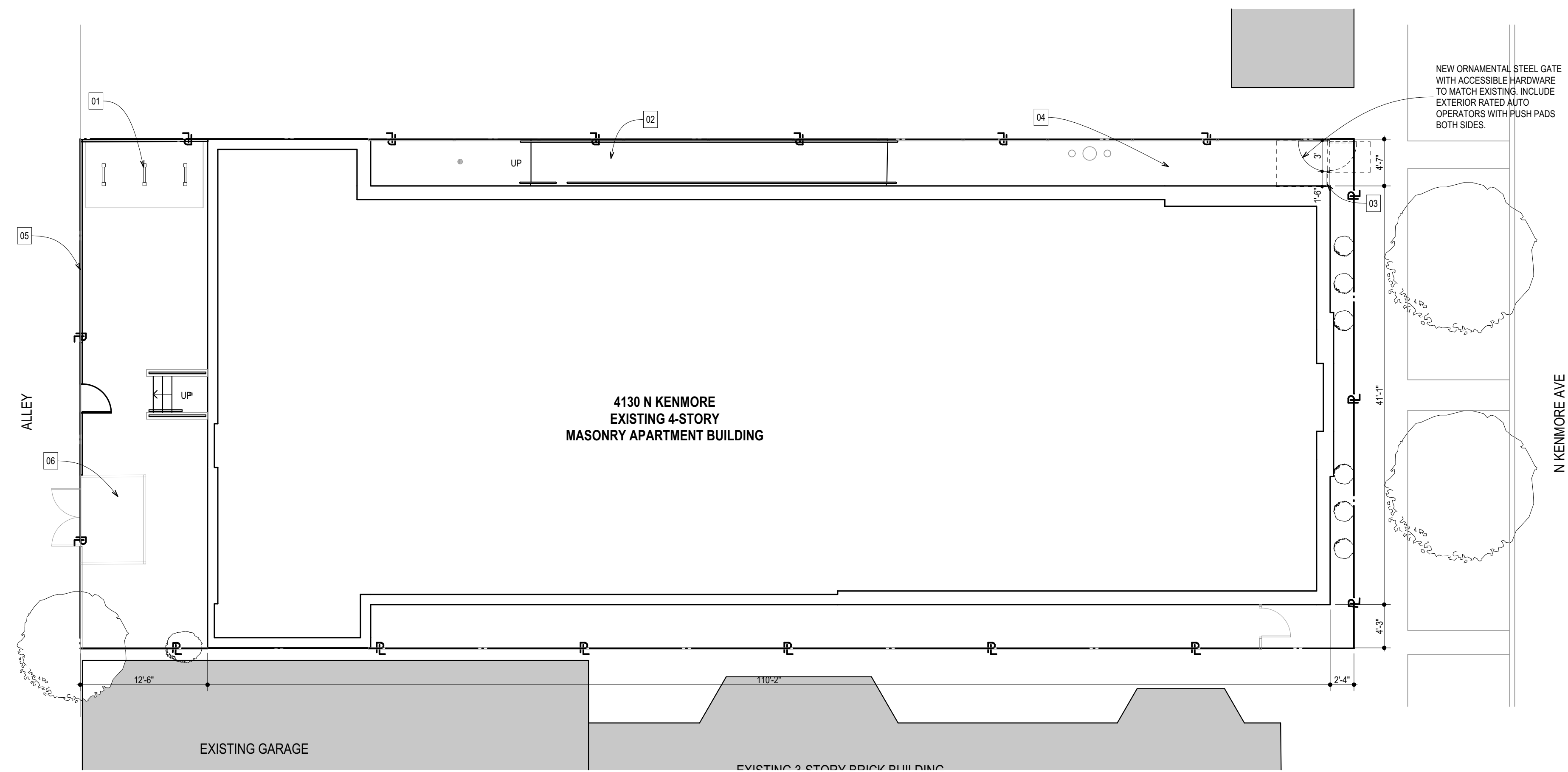


TYPICAL SITE PLAN NOTES

1. SEE SCOPE NOTES FOR ALL WORK

KEY SITE PLAN NOTES

- 01 NEW BICYCLE PARKING
- 02 ACCESSIBLE ENTRY RAMP
- 03 REPAIR DAMAGED FENCE COMPONENTS AS REQ
- 04 REPAIR / REPLACE CONCRETE PAVING AS NEEDED
- 05 NEW WOOD FENCE AND GATE
- 06 TRASH ENCLOSURE



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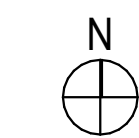
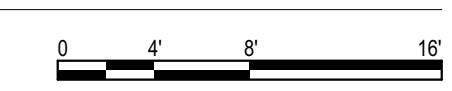
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Architectural Site Plan

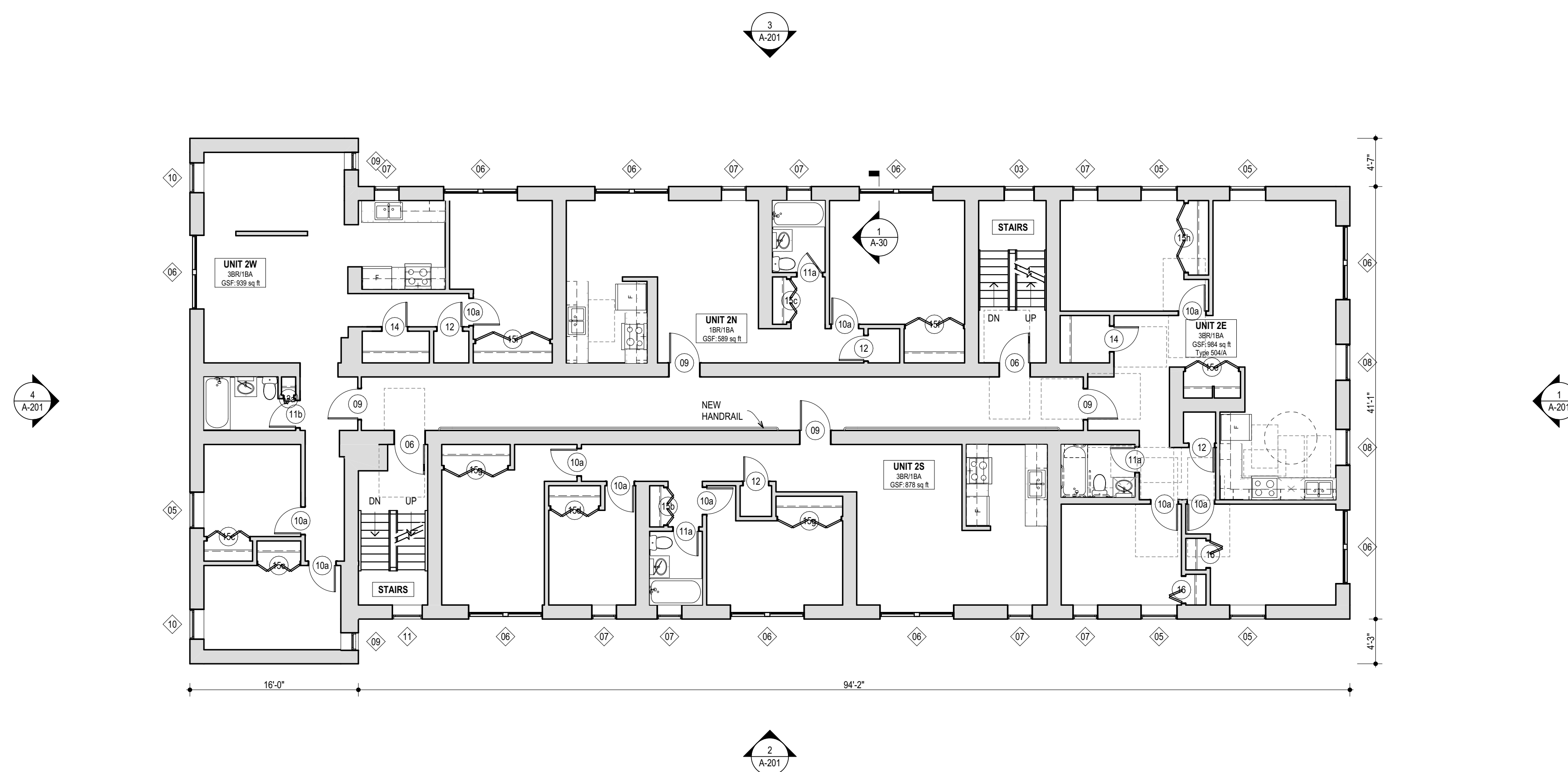
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1 Architectural Site Plan - 4130 N Kenmore

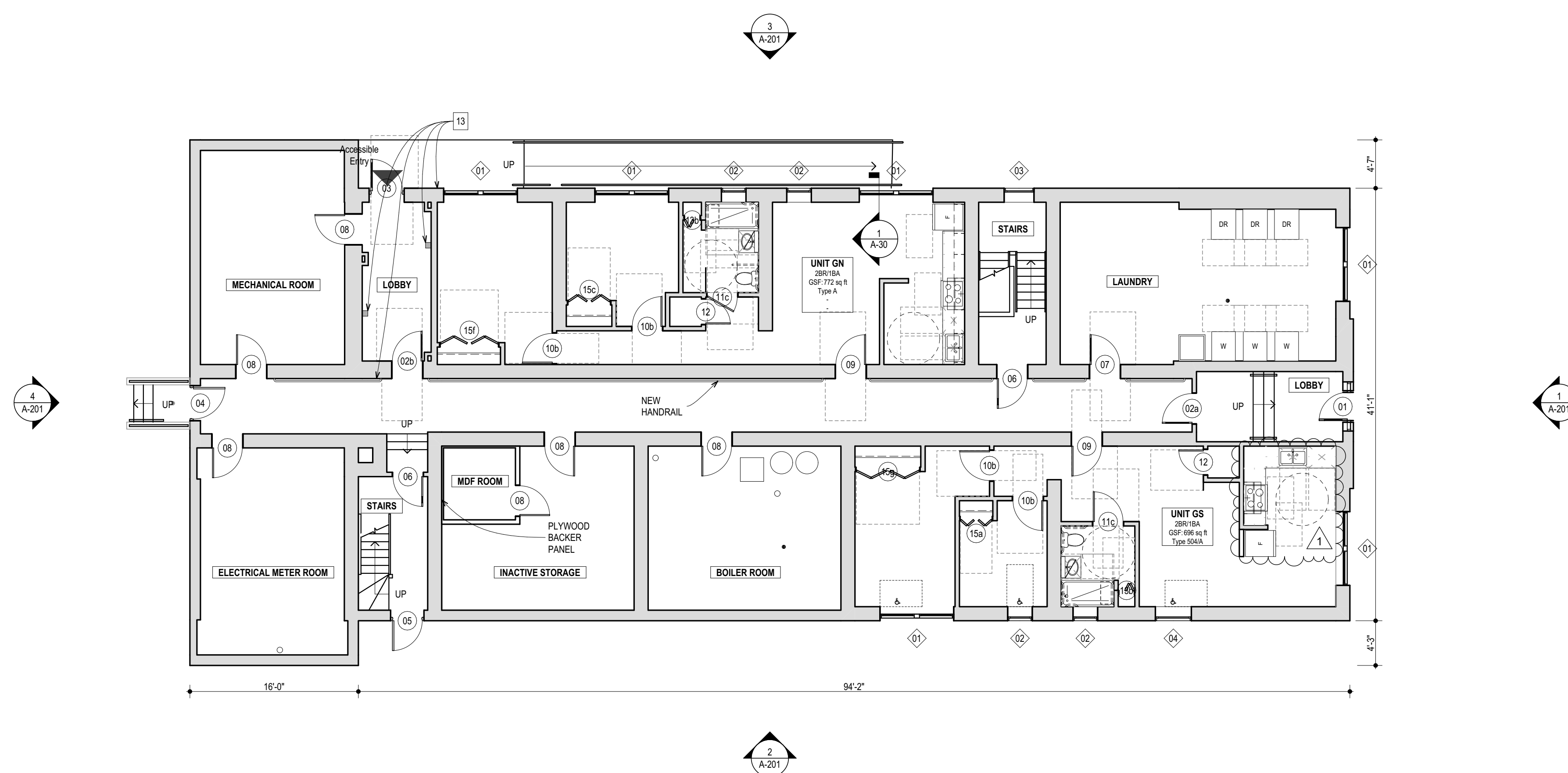
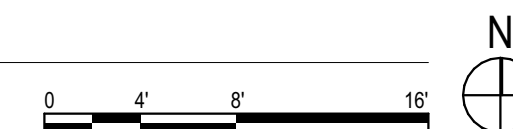
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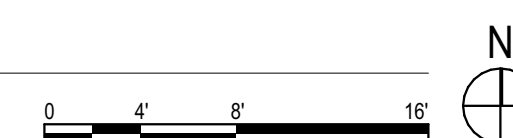
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2 2nd Floor Plan (Typical)
SCALE: 1/8" = 1'-0"



1 Ground Floor Plan
SCALE: 1/8" = 1'-0"



TYP PLAN LEGEND

- ◇ WINDOW TAG. REFER TO WINDOW SCHEDULES.
- # STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
- # DOOR TAG. REFER TO DOOR SCHEDULES.
- ◇ ACCESSIBLE WINDOW WITH A MIN. 30-INCH x 48-INCH CLEAR FLOOR SPACE FOR A PARALLEL OR FORWARD APPROACH. CONTROLS WITH 15-INCH TO 48-INCH AFF AND 5 LB MAX FORCE TO ACTIVATE ALL OPERABLE PARTS.
- 12" DEEP CLOSET SHELF AND HANGING ROD PER TYP PLAN NOTES.

TYP PLAN NOTES

1. SEE PROJECT NARRATIVE FOR ALL WORK.
2. ALL DIMENSIONS, NOTES, KEYS, TAGS, ETC... ARE SAME AS 1ST OR TYPICAL FLOOR, UNO.
3. DIMENSIONS ARE FOR REFERENCE ONLY AND SHOULD BE VIF.
4. PLANS SHOW EXISTING DESIGNATED "ACCESSIBLE" UNITS. ADDITIONAL TYPE 504/A, TYPE A, AND HEARING & VISUALLY IMPAIRED UNITS SHALL BE DESIGNATED PER THE UNIT MATRIX AND MADE ACCESSIBLE TO THE EXTENT FEASIBLE.
5. ACCESSIBLE CLEARANCES SHOWN IN EXISTING ACCESSIBLE UNITS FOR REFERENCE ONLY.
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7. ALL CLOSETS AND STORAGE ROOMS SHALL HAVE A ROD AND A MINIMUM OF ONE 12" DEEP SHELF (SEE ACTUAL CONFIGURATIONS ON PLANS). ALL TYPE 504/A UNITS, TYPE A & NON-RESIDENTIAL SHALL HAVE AN ADDITIONAL SHELF AND ROD AT 48" AFF. SEE A-501.
8. WHERE INSULATION IS PROVIDED WITHIN ROOF CAVITY, PROVIDE ROOF VENTS, ONE EVERY 150 SF MIN. OR PER MANUFACTURER'S RECOMMENDATIONS.

PLAN KEYNOTES (1-50)

- 01 FIRE EXTINGUISHER AND CABINET. WHEN RECESSED OR SEMI-RECESSED IN A FIRE RATED WALL ASSEMBLY / BARRIER, PROVIDE A FIRE RATED CABINET
R=RECESSED MOUNTED
SR=SEMI-RECESSED MOUNTED
S=SURFACE MOUNTED
- 02 NEW PRE-FINISHED COLORED ALUM CORNER GUARDS 1-INCH X 1-INCH X 4'-FEET. WHITE MATTE AT WHITE WALLS AND AT ACCENT COLORED WALLS - COLOR TBD BY ARCHITECT
- 03 NEW ENERGY STAR CERTIFIED HIGH REFLECTIVE WHITE TPO ROOF SYSTEM, TYP (INCLUDING NEW CODE COMPLIANT INSULATION, SLOPING, DIVERTERS, CRICKETS, AND VENTS.)
- 04 REPLACE EXISTING ROOF ACCESS WITH NEW GALVANIZED STEEL ROOF HATCH. IF NEEDED, RESIZE OPENING TO BE MIN 16 SF IN AREA WITH 2'-0" MIN EACH SIDE
- 05 PRE-FINISHED METAL GUTTER (COLOR BY ARCH) SLOPED MIN. 1/16-INCH PER FOOT. ALL GUTTERS ARE 6-INCH, UNO.
- 06 PRE-FINISHED METAL DOWNSPOUT (COLOR BY ARCH) WITH REVERSE BASKET STRAINER. ALL DOWNSPOUTS ARE 6-INCH UNO. REFER TO CIVIL
- 07 EXISTING FRESH AIR INTAKE
- 08 EXISTING CLAY TILE COPING
- 09 SPLASH BLOCKS
- 10 EXISTING CURB
- 11 EXISTING STONE COPING
- 12 PRIMED AND PAINTED STEEL ROOF ACCESS LADDER (COLOR BY ARCH) W/ 30" X 36" LOCKABLE AND INSULATED ROOF HATCH AT THE UPMOST FLOOR. TENANTS AND PUBLIC SHALL NOT HAVE ACCESS TO ROOF DECK.
- 13 NEW DOOR OPERATOR BUTTONS

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Floor Plans

A-101

TYP PLAN LEGEND

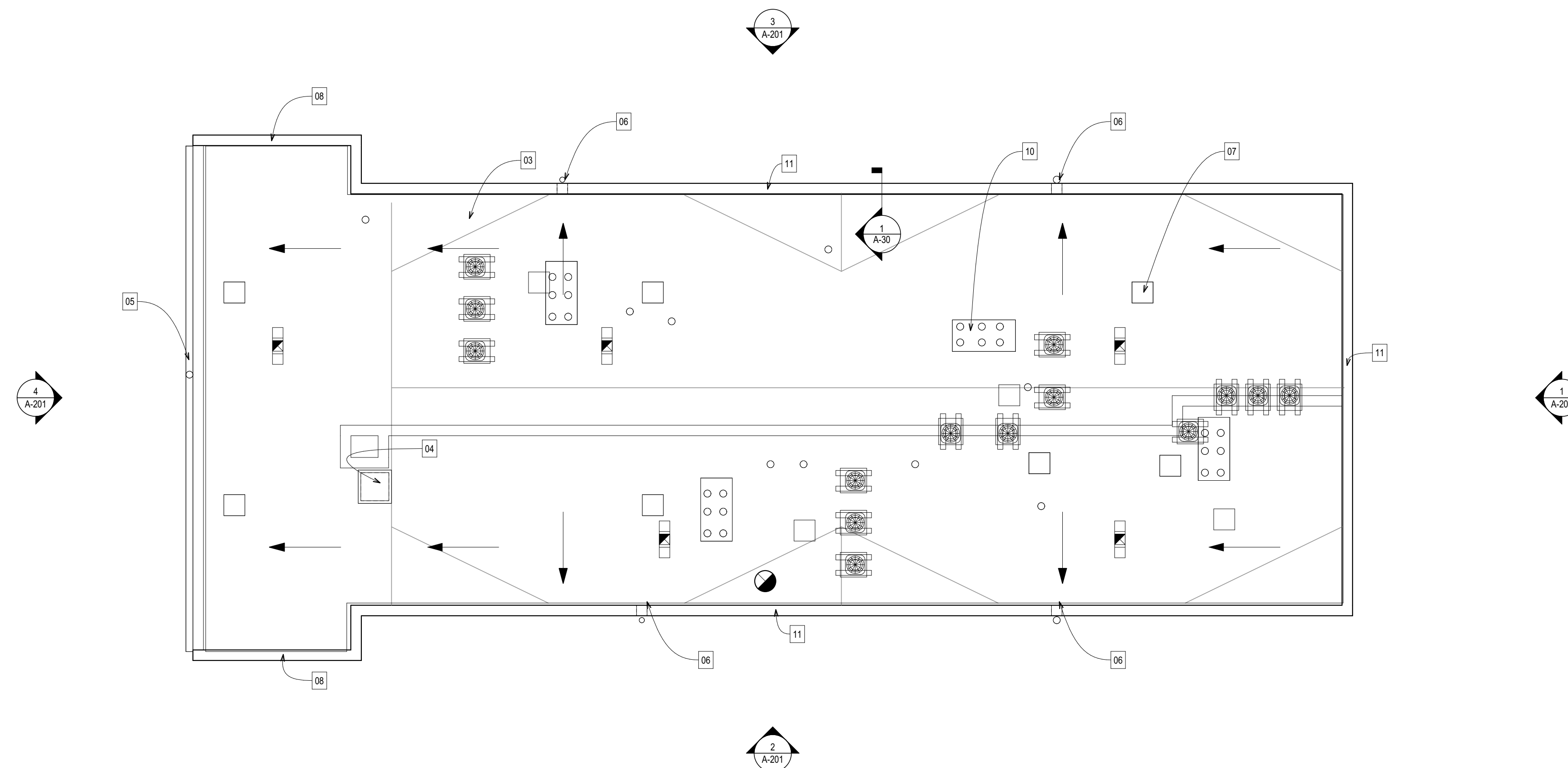
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TYP PLAN NOTES

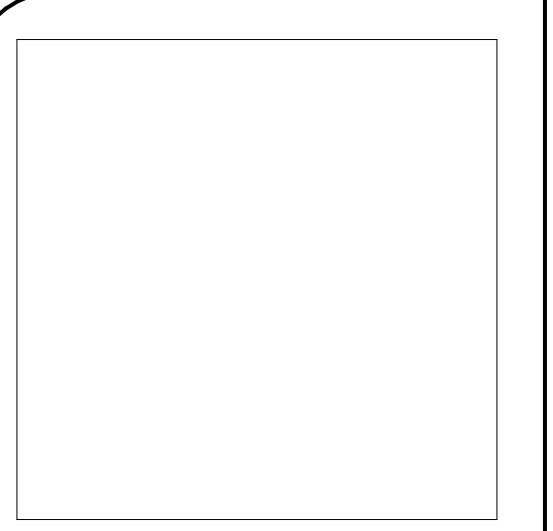
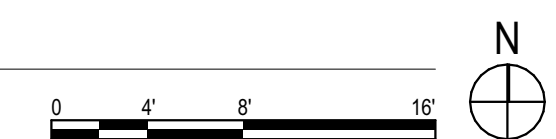
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- 10 EXISTING CURB
- 11 EXISTING STONE COPING
- 12 PRIMED AND PAINTED STEEL ROOF ACCESS LADDER (COLOR BY ARCH) W/ 30" X 36" LOCKABLE AND INSULATED ROOF HATCH AT THE UPMOST FLOOR. TENANTS AND PUBLIC SHALL NOT HAVE ACCESS TO ROOF DECK.
- 13 NEW DOOR OPERATOR BUTTONS



1 Roof Plan
SCALE: 1/8" = 1'-0"



I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02
2024.01.03

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Heart of Uptown Apartments

4130 N Kenmore Ave
Chicago, IL 60613

2218A

Roof Plan

A-103

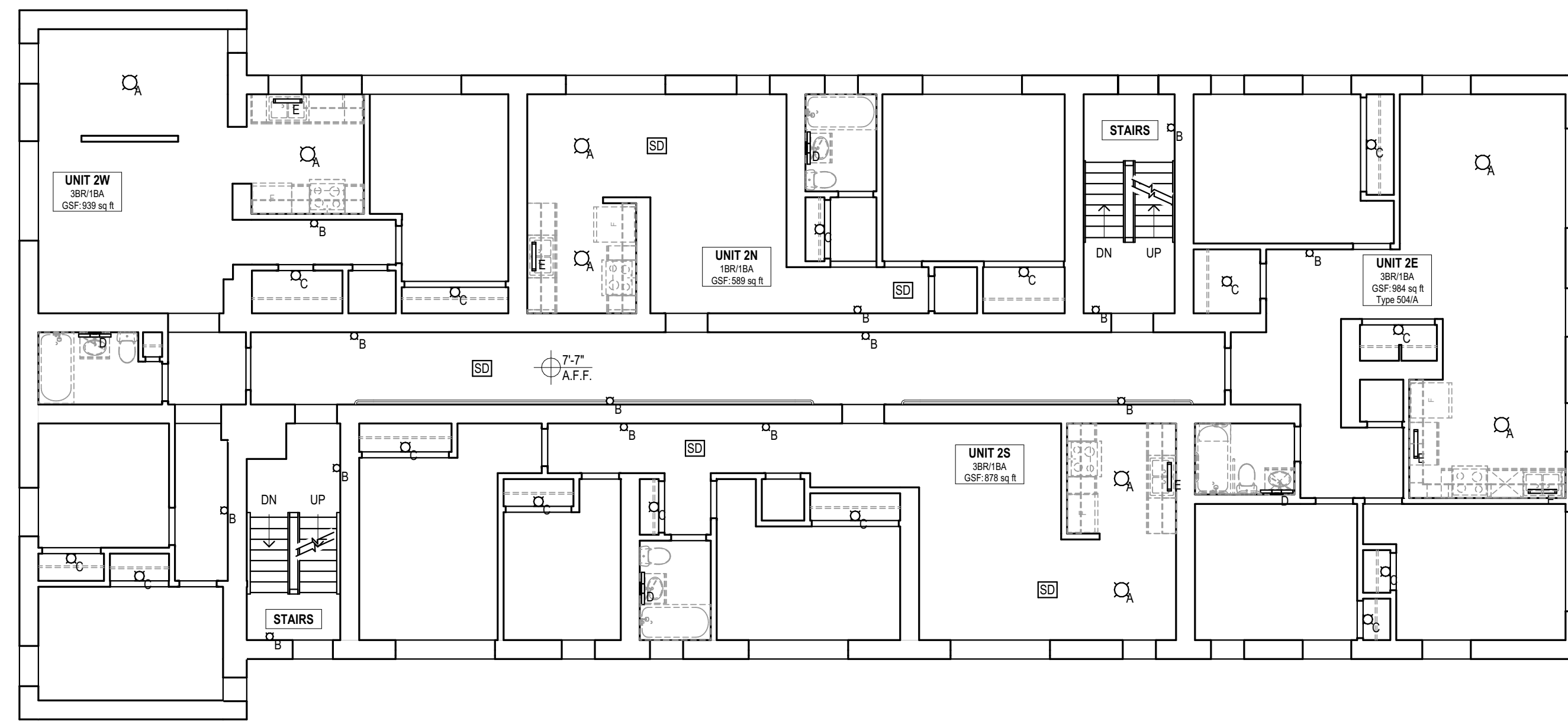
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RCP LEGEND

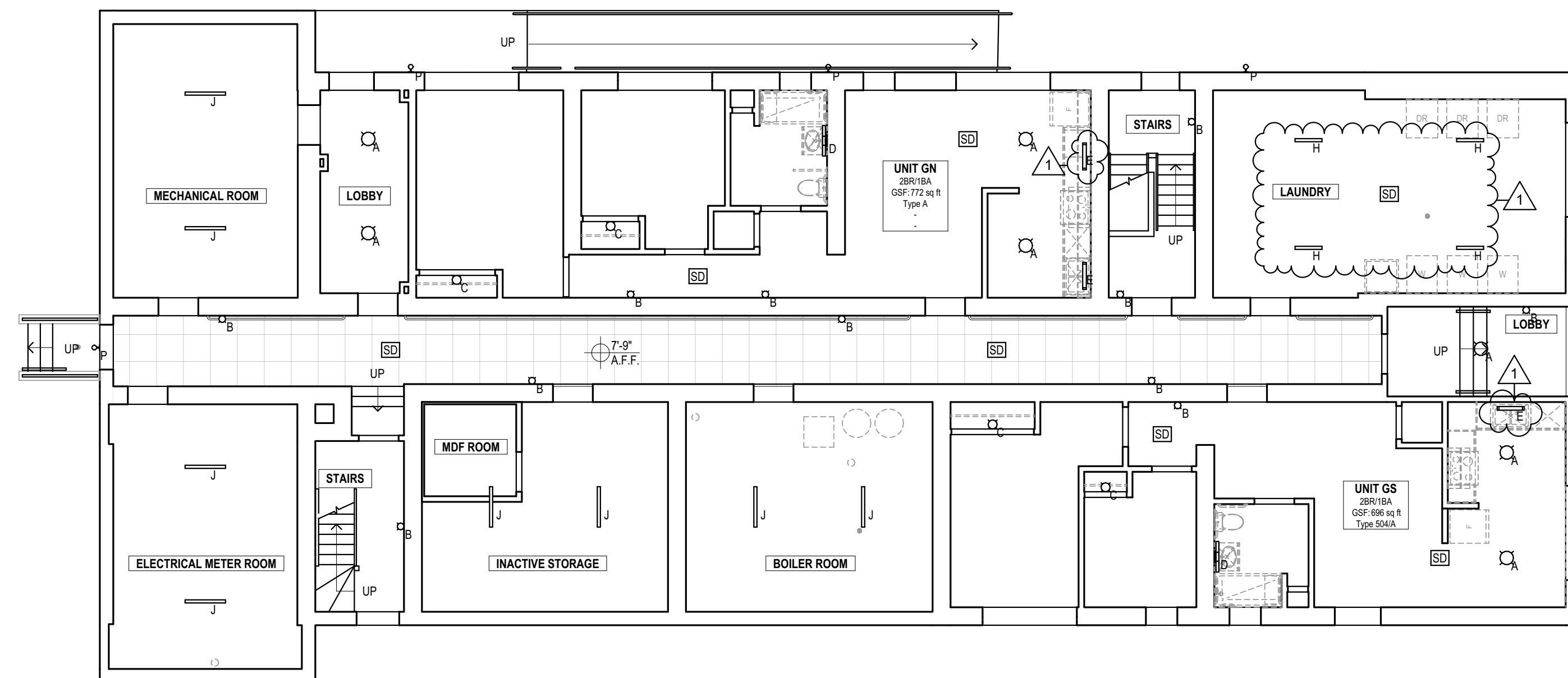
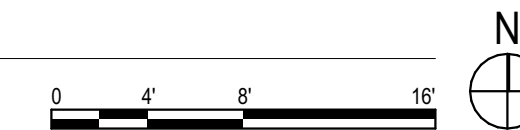
CEILING ASSEMBLY xx 5/8" GYP BD

TYPICAL RCP NOTES

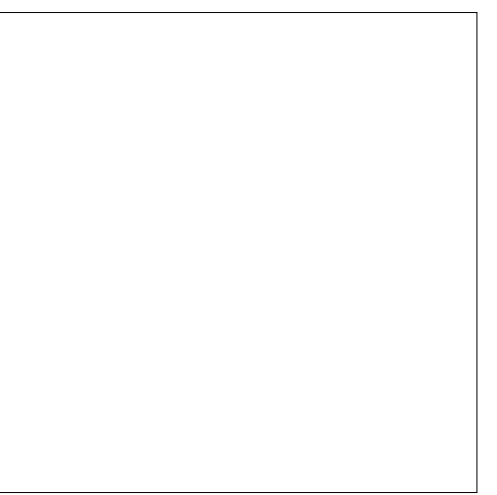
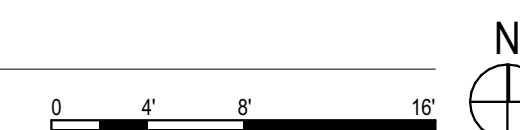
1. GYP BOARD CONTROL JOINTS CONTINUOUS FROM CEILING TO WALL AT MFR REQUIRED INCREMENTS, FINAL LOCATIONS TBD BY ARCH.
2. ALL ACCESS PANELS AND HATCHES INSTALLED IN UNITS AND FRONT OF HOUSE SPACES SHALL BE FRAMELESS.
3. ALL NEW LIGHTS SHALL BE CENTERED IN THE SPACE, UNLESS NOTED OTHERWISE.
4. ALL EMERGENCY LIGHTING TO BE REPLACED.
5. ONE WALL-MOUNTED FIXTURE IN EVERY LIVING SPACE (BEDROOM, LIVING ROOM) THAT DOES NOT HAVE AN EXISTING LIGHT FIXTURE. LOCATE ABOVE SWITCHED OUTLET IF ONE EXISTS.



2 2nd Floor Reflected Ceiling Plan (Typical)
SCALE: 1/8" = 1'-0"



1 Ground Floor Reflected Ceiling Plan
SCALE: 1/8" = 1'-0"



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**Heart of Uptown
Apartments**

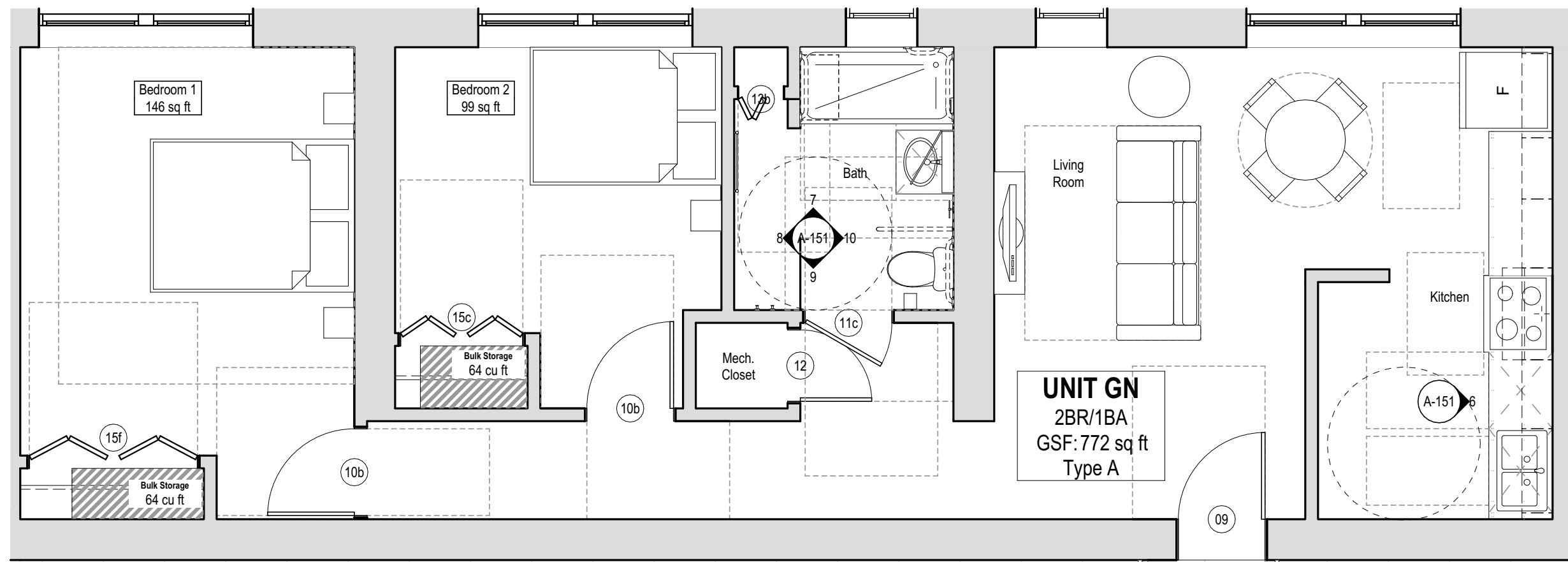
4130 N Kenmore Ave
Chicago, IL 60613

2218A

Reflected Ceiling Plans

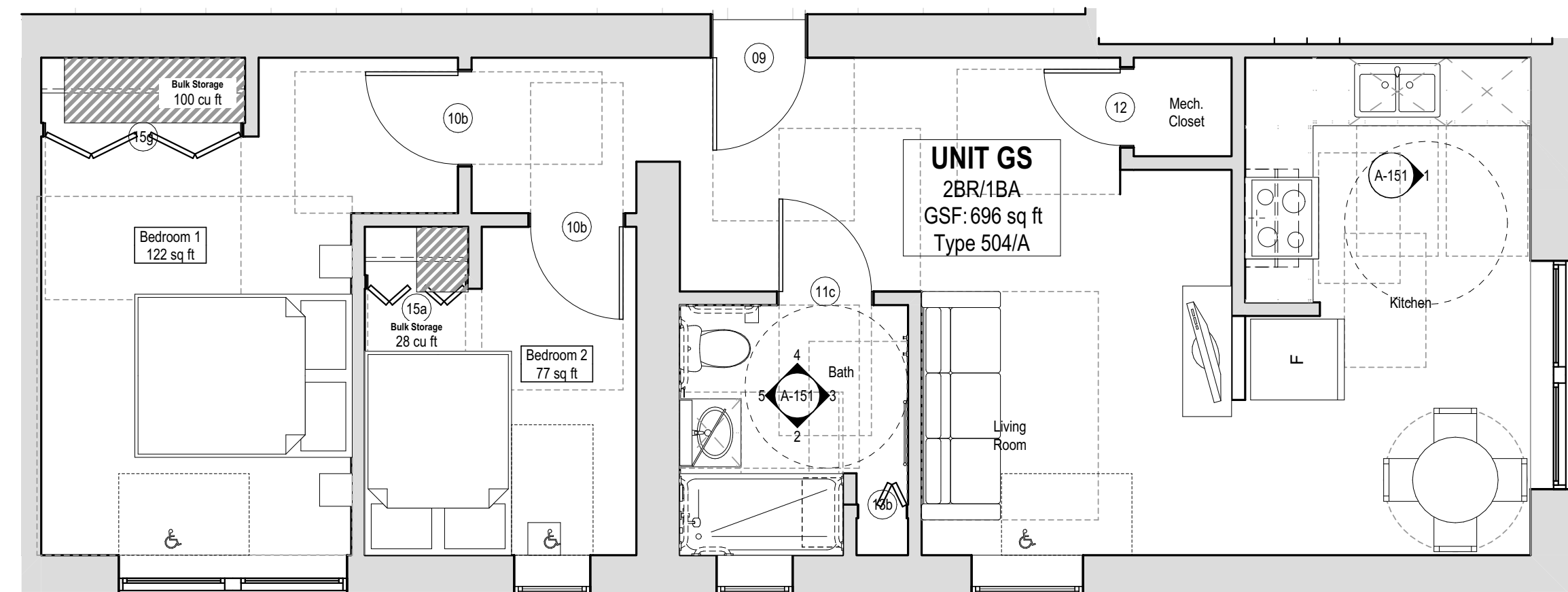
A-121

2/7/2024 9:22 AM



12 (2)BR - Ground Floor Enlarged Plan - Unit GN - 504/Type A

SCALE: 1/4" = 1'-0"



11 (2)BR - Ground Floor Enlarged Plan - Unit GS - 504/Type A

SCALE: 1/4" = 1'-0"



INTERIOR ELEVATION KEYNOTES (51-100)

- 51 RANGE / OVEN WITH AN ENERGY STAR RATED RANGE HOOD ABOVE. AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & AT NON-RESIDENTIAL / COMMON SPACES, THE RANGE / OVEN SHALL BE ADA COMPLIANT AND SHALL HAVE FRONT CONTROLS TO PREVENT REACHING ACROSS BURNERS AND A WALL MOUNTED SWITCH TO THE RANGE HOOD LOCATED WITHIN ACCESSIBLE REACH RANGES.
- 52 A COMBINATION ADA COMPLIANT ENERGY STAR RATED REFRIGERATOR AND FREEZER WITH MIN. 50% OF THE FREEZER COMPARTMENT SHELVES (INCLUDING THE BOTTOM OF THE FREEZER) AT MAX. 54" AFF. WHEN THE SHELVES ARE INSTALLED AT THE MAX. HEIGHTS POSSIBLE IN THE COMPARTMENT OR BE A VERTICAL SIDE-BY-SIDE REFRIGERATOR / FREEZER TYPE.
- 53 1 PIECE SOLID SURFACE COUNTERTOP (NO PLASTIC LAMINATE COUNTERTOP) W/ BULLNOSED EDGES W/ SIDE SPLASHES AND AN INTEGRAL ROLLED FORMED BACKSPLASH (NO BACKSPLASHES ON ISLANDS), TYP.
- 54 4" U-FULL CABINETS HARDWARE AT ALL LOWER AND UPPER CABINETS AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, TYP.
- 55 1 PIECE ENAMEL COATED METAL GREASE SHIELD BETWEEN RANGE / OVEN AND THE RANGE HOOD ABOVE. PROVIDE AN ADDITIONAL GREASE SHIELD WHEN THE RANGE / OVEN IS LOCATED ADJACENT TO A SIDE WALL, TYP.
- 56 LAV-1: NEW 1 PIECE CULTURED MARBLE COUNTERTOP WITH OVER FLOW, BACKSPLASH AND SIDESPLASH W/ BULLNOSED EDGES, AND INTEGRAL BOWL. INSTALL SINK AS WALL HUNG AT ALL REMOVABLE CABINETS IN TYPE 504A AND TYPE A UNITS SO CABINET CAN BE FULLY REMOVED PROVIDING KNEE CLEARANCE UNDER THE SINK.
- 57 AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, THE FLUSH CONTROLS SHALL BE LOCATED ON THE WIDER (OPEN) SIDE OF THE TOILET AT MAX. 44" AFF.
- 58 THE TOP OF THE TOILET SEAT AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, NON-RESIDENTIAL / COMMON SPACES SHALL BE LOCATED BETWEEN 17" TO 19" AFF.
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- 60 AT TYPE 504 UNITS & TYPE A ADAPTABLE UNITS, BATHTUB CONTROLS, OTHER THAN DRAIN STOPPERS, SHALL BE OFFSET AND LOCATED BETWEEN THE BATHTUB RIM AND GRAB BAR LOCATION AND BETWEEN THE OPEN SIDE OF THE BATHTUB AND THE MIDPOINT WIDTH OF THE BATHTUB. AT ALL UNITS PROVIDE A HANDHELD 60" LONG SHOWER HOSE WITH A NON-POSITIVE SHUT-OFF FEATURE ON A MIN. 36" ADJUSTABLE BAR SO THE HANDHELD CAN BE FIXED. THE TOP OF THE LOWEST POINT OF THE OPERABLE PART OF THE HANDHELD TO BE LOCATED AT MAX. 48" AFF.
- 61 AT TYPE 504 UNITS, PROVIDE AN ACCESSIBLE BATHTUB SEAT. AT TYPE 504 UNITS & TYPE A ADAPTABLE UNITS, PROVIDE AN ACCESSIBLE TRANSFER SHOWER SEAT. AT TYPE 504 UNITS, PROVIDE AN ACCESSIBLE ROLL-IN SHOWER SEAT.
- 62 AT ALL BATHTUBS AND SHOWER STALLS, REPAIR DAMAGED EXISTING TILE IN KIND. SEE FINISH SCHEDULE FOR ADDITIONAL INFORMATION.
- 63 ALL BATHTUBS AND SHOWERS SHALL HAVE A CURVED CURTAIN ROD CENTERED OVER THE BATHTUB AND SHOWER EDGE AND SCREWED INTO THE WALL WITH CONCEALED FASTENERS.
- 64 18" WIDE X 30" HIGH SURFACE MOUNTED MEDICINE CABINET. AT TYPE 504 UNITS & TYPE A ADAPTABLE UNITS, PROVIDE AN ACCESSIBLE TRANSFER SHOWER SEAT. AT TYPE 504 UNITS, COORDINATE ALL TRADES IN THE WALL.
- 65 NOT USED.
- 66 AT ALL UNITS, PROVIDE ROBE HOOKS AT 60" AFF AND 48" AFF.
- 67 18" TOWEL BAR AT 42" AFF.
- 68 24" TOWEL BAR AT 42" AFF.
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- 71 NOT USED.
- 72 PROVIDE A DROP DOWN GRAB BAR W/ BLOCKING CONCEALED IN WALL. SEE DETAILS ON A-601.
- 73 NOT USED.
- 74 SOFFIT. SEE ROPS FOR MORE INFO. TYP.
- 75 GB-R: STAINLESS STEEL GRAB BAR, 18 GAUGE, OUTSIDE DIAMETER OF 1 1/2 INCH. PROVIDE GRAB BARS INSTALLED AT TIME OF CONSTRUCTION WITH REQUIRED BLOCKING AT TYPE 504A UNITS AND PUBLIC TOILETS. PROVIDE BLOCKING ONLY AT TYPE A UNITS.

TYP INTERIOR ELEVATION NOTES updated

07.06.2022

1. REFER TO THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR ADDITIONAL INFORMATION.
2. SEE PLANS FOR ACTUAL ROOM SIZE OF THE BATHROOMS. THE INTERIOR ELEVATION ROOM SIZES ARE DIAGRAMMATIC. VERIFY ALL KITCHEN AND BATHROOM DIMENSIONS IN FIELD.
3. PER THE CITY OF CHICAGO DEPARTMENT OF HOUSING STANDARDS, ALL KITCHEN AND BATHROOM CABINETS SHALL HAVE SOLID WOOD FACE FRAMES, SOLID WOOD DOORS, AND DRAWER FRONTS, DOVETAIL OR REINFORCED JOINT CONSTRUCTION DRAWER BOX CONSTRUCTION, AND SOLID PLYWOOD BOX CONSTRUCTION (NO MDF NOR LAMINATE BOXES, CABINET DRAWERS OR DOOR FRONTS ALL OWED). CABINETS SHALL HAVE MINIMUM LEVEL 2 DOORS FEATURING SOLID WOOD FRAMES WITH GENUINE VENEER CENTER PANELS. ALL MILLWORK SHALL MEET ANSIC/KMA A161.1. ALL CABINET DRAWERS AND DOORS SHALL HAVE ACCESSIBLE HARDWARE.
4. ALL EXPOSED CABINET SIDES SHALL BE FINISHED. PROVIDE FILLER CABINET PIECES AS REQUIRED AT ALL GAPS. FILLER PIECES SHALL BE < 3".
5. THE FINISHED FLOOR, BASE TRIM AND FINISHED CABINET SIDES SHALL EXTEND UNDERNEATH ALL REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS. PROVIDE BLOCKING TO SUPPORT CABINETS AT INITIAL CONSTRUCTION WITH THE BOTTOM OF CABINET APRONS AT MIN. 32" AFF. REMOVABLE CABINETS MUST BE ABLE TO BE RELOCATED TO 29" TO 38" AFF. WITHOUT CUTTING THE COUNTER OR DAMAGING ADJACENT CABINETS, WALLS, DOORS AND STRUCTURAL ELEMENTS AND HAVE ROUGH-IN PLUMBING CONNECTIONS OF SUPPLY AND DRAIN PIPES AT 28" TO 29" AFF.
6. INSULATE AND PROTECT ALL EXPOSED PIPES AND SUPPLY LINES UNDER REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS AT INITIAL CONSTRUCTION.
7. ALL KITCHEN AND BATHROOM FAUCETS, DOORS, AND OPERABLE PARTS SHALL BE LEVER-TYPE AND HAVE MAXIMUM 5 LB FORCE TO OPERATE.
8. THE DEPTH OF THE BATHROOM LAVATORY AND KITCHEN SINK BOWLS FROM THE TOP OF THE COUNTER AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES SHALL BE MAX. 6 1/2".
9. ADA COMPLIANT TEXTURED GRAB BARS W/ BLOCKING SHALL BE INSTALLED AT INITIAL CONSTRUCTION AT ALL TYPE 504A UNITS & AT NON-RESIDENTIAL / COMMON TOILET ROOMS. IN TYPE A UNITS & TYPE B UNITS, GRAB BARS ARE NOT REQUIRED, BUT BLOCKING FOR GRAB BARS IS REQUIRED. EXTEND BLOCKING A MINIMUM OF 6" PAST THE REQUIRED GRAB BAR LENGTH. SEE THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR REQUIRED LOCATIONS. GRAB BARS SHALL BE INSTALLED AFTER TURNOVER BY THE OWNER AT ALL TYPE A ADAPTABLE UNITS & TYPE B ADAPTABLE UNITS AT THE REQUEST OF A TENANT.
10. AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES, PROVIDE SEPARATE ELECTRICAL SWITCHES FOR THE UNDERCABINET LIGHT (1) AND SEPARATE RANGE HOOD FAN (1) AND LIGHT (1) AT MAX. 48" AFF.
11. ALL RANGE HOODS TO INCLUDE TWO NEW LOWPROF STOVETOP FIRESTOP HOOD EXTINGUISHERS.

INTERIOR ELEVATION LEGEND

REMOVABLE CABINETS @ TYPE A
REMOVED CABINET BASE AT MOVE-IN @ 504TYPE A

TYP PLAN LEGEND

- # WINDOW TAG. REFER TO WINDOW SCHEDULES.
- # STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
- # DOOR TAG. REFER TO DOOR SCHEDULES.
- # ACCESSIBLE WINDOW WITH A MIN. 30-INCH X 48-INCH CLEAR FLOOR SPACE FOR A PARALLEL OR FORWARD APPROACH. CONTROLS WITH 15-INCH TO 48-INCH AFF AND 5 LB MAX FORCE TO ACTIVATE ALL OPERABLE PARTS.
- 12" DEEP CLOSET SHELF AND HANGING ROD PER TYP PLAN NOTES.

TYP PLAN NOTES

1. SEE PROJECT NARRATIVE FOR ALL WORK.
2. ALL DIMENSIONS, NOTES, KEYS, TAGS, ETC... ARE SAME AS 1ST OR TYPICAL FLOOR, UNO.
3. DIMENSIONS ARE FOR REFERENCE ONLY AND SHOULD BE VIF.
4. PLANS SHOW EXISTING DESIGNATED "ACCESSIBLE" UNITS. ADDITIONAL TYPE 504A, TYPE A, AND HEARING & VISUALLY IMPAIRED UNITS SHALL BE DESIGNATED PER THE UNIT MATRIX AND MADE ACCESSIBLE TO THE EXTENT FEASIBLE.
5. ACCESSIBLE CLEARANCES SHOWN IN EXISTING ACCESSIBLE UNITS FOR REFERENCE ONLY.
6. IN ALL UNITS, EXCEPT IN KITCHENS AND BATHROOMS, AT LEAST ONE OPERABLE WINDOW IN EACH ROOM SHALL BE ACCESSIBLE.
7. ALL CLOSETS AND STORAGE ROOMS SHALL HAVE A ROD AND A MINIMUM OF ONE 12" DEEP SHELF (SEE ACTUAL CONFIGURATIONS ON PLANS). ALL TYPE 504A UNITS, TYPE A & NON-RESIDENTIAL SHALL HAVE AN ADDITIONAL SHELF AND ROD AT 48" AFF. SEE A-501.
8. WHERE INSULATION IS PROVIDED WITHIN ROOF CAVITY, PROVIDE ROOF VENTS, ONE EVERY 150 SF MIN. OR PER MANUFACTURER'S RECOMMENDATIONS.

PLAN KEYNOTES (1-50)

- 01 FIRE EXTINGUISHER AND CABINET. WHEN RECESSED OR SEMI-RECESSED IN A FIRE RATED WALL ASSEMBLY / BARRIER, PROVIDE A FIRE RATED CABINET
- R-RECESSED MOUNTED
- SR-SEMI-RECESSED MOUNTED
- S-SURFACE MOUNTED
- 02 NEW PRE-FINISHED COLORED ALUM CORNER GUARDS 1-INCH X 1-INCH X 4- FEET. WHITE MATTE AT WHITE WALLS AND AT ACCENT COLORED WALLS - COLOR TBD BY ARCHITECT
- 03 NEW ENERGY STAR CERTIFIED HIGH REFLECTIVE WHITE TPO ROOF SYSTEM, TYP (INCLUDING NEW CODE COMPLIANT INSULATION, SLOPING, DIVERTERS, CRICKETS, AND VENTS.)
- 04 REPLACE EXISTING ROOF ACCESS WITH NEW GALVANIZED STEEL ROOF HATCH. IF NEEDED, RESIZE OPENING TO BE MIN 16 SF IN AREA WITH 2" MIN EACH SIDE
- 05 PRE-FINISHED METAL GUTTER (COLOR BY ARCH) SLOPED MIN. 1/16-INCH PER FOOT. ALL GUTTERS ARE 6-INCH UNO.
- 06 PRE-FINISHED METAL DOWNSPOUT (COLOR BY ARCH) WITH REVERSE BASKET STRAINER. ALL DOWNSPOUTS ARE 6-INCH UNO. REFER TO CIVIL
- 07 EXISTING FRESH AIR INTAKE
- 08 EXISTING CLAY TILE COPING
- 09 SPLASH BLOCKS
- 10 EXISTING CURB
- 11 EXISTING STONE COPING
- 12 PRIMED AND PAINTED STEEL ROOF ACCESS LADDER (COLOR BY ARCH) W/ 30" X 36" LOCKABLE AND INSULATED ROOF HATCH AT THE UPMOST FLOOR. TENANTS AND PUBLIC SHALL NOT HAVE ACCESS TO ROOF DECK.
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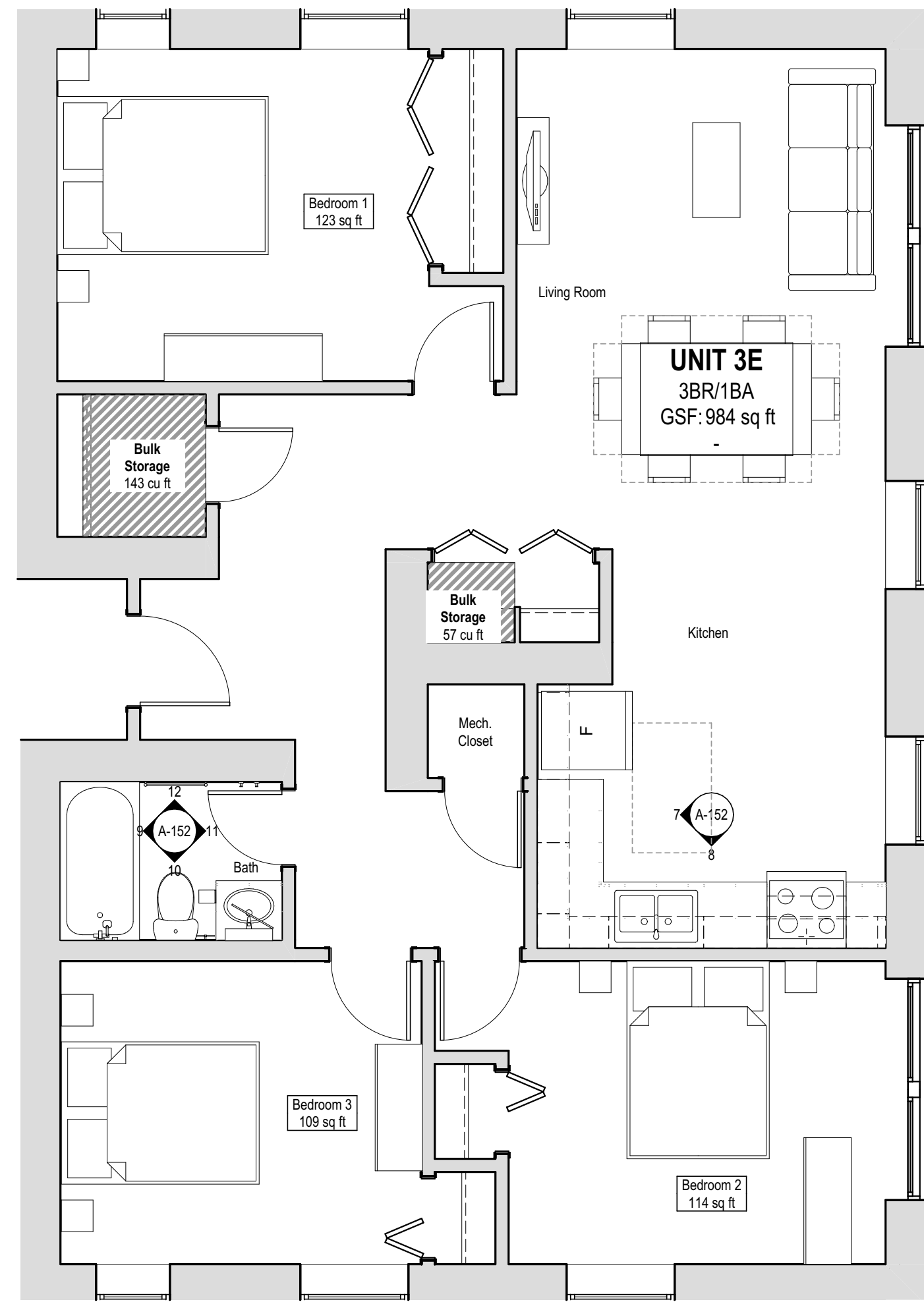
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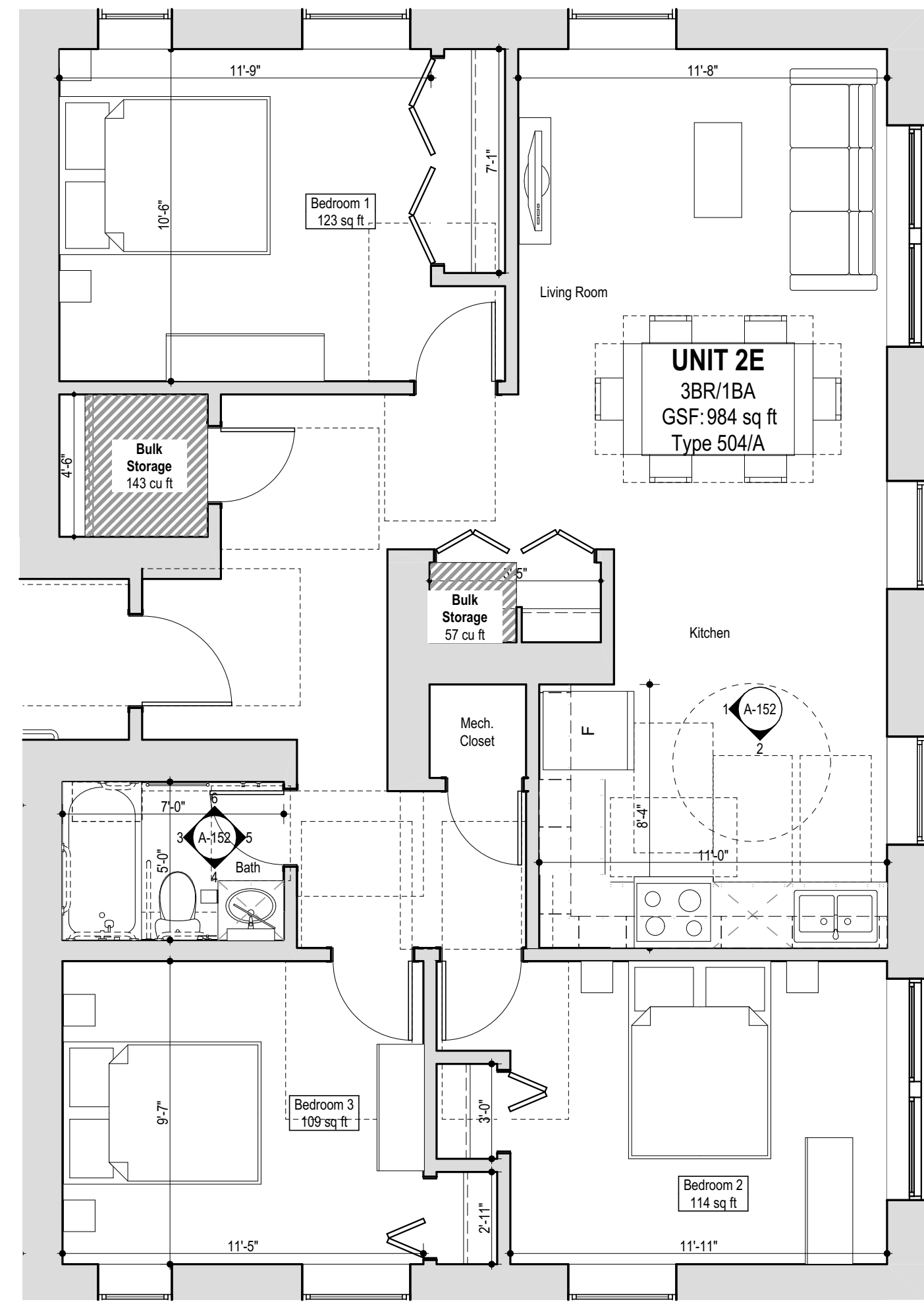
2218A

Enlarged Unit Plans - 1 & 2 Bedroom

A-151



(3BR) 3rd Floor Enlarged Plan
Unit 3E, 4E SIM. - No Accessibility



(3BR) 2nd Floor Enlarged Plan
Unit 2E - 504/Type A



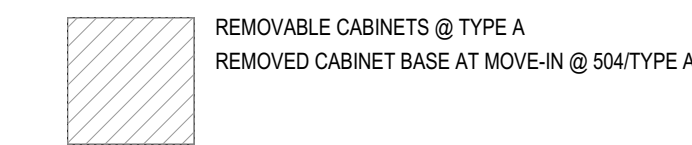
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- 8. THE DEPTH OF THE BATHROOM LAVATORY AND KITCHEN SINK BOWLS FROM THE TOP OF THE COUNTER AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES SHALL BE MAX. 6 1/2".
- 9. ADA COMPLIANT TEXTURED GRAB BARS W/ BLOCKING SHALL BE INSTALLED AT INITIAL CONSTRUCTION AT ALL TYPE 504A UNITS & AT NON-RESIDENTIAL / COMMON TOILET ROOMS. IN TYPE A UNITS & TYPE B UNITS, GRAB BARS ARE NOT REQUIRED, BUT BLOCKING FOR GRAB BARS IS REQUIRED. EXTEND BLOCKING A MINIMUM OF 6" PAST THE REQUIRED GRAB BAR LENGTH. SEE THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR REQUIRED LOCATIONS. GRAB BARS SHALL BE INSTALLED AFTER TURNOVER BY THE OWNER AT ALL TYPE A ADAPTABLE UNITS & TYPE B ADAPTABLE UNITS AT THE REQUEST OF A TENANT.
- 10. AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES, PROVIDE SEPARATE ELECTRICAL SWITCHES FOR THE UNDERCABINET LIGHT (1) AND SEPARATE RANGE HOOD FAN (1) AND LIGHT (1) AT MAX. 48" AFF.
- 11. ALL RANGE HOODS TO INCLUDE TWO NEW LOWPROF STOVETOP FIRESTOP HOOD EXTINGUISHERS.

INTERIOR ELEVATION LEGEND



TYP PLAN LEGEND

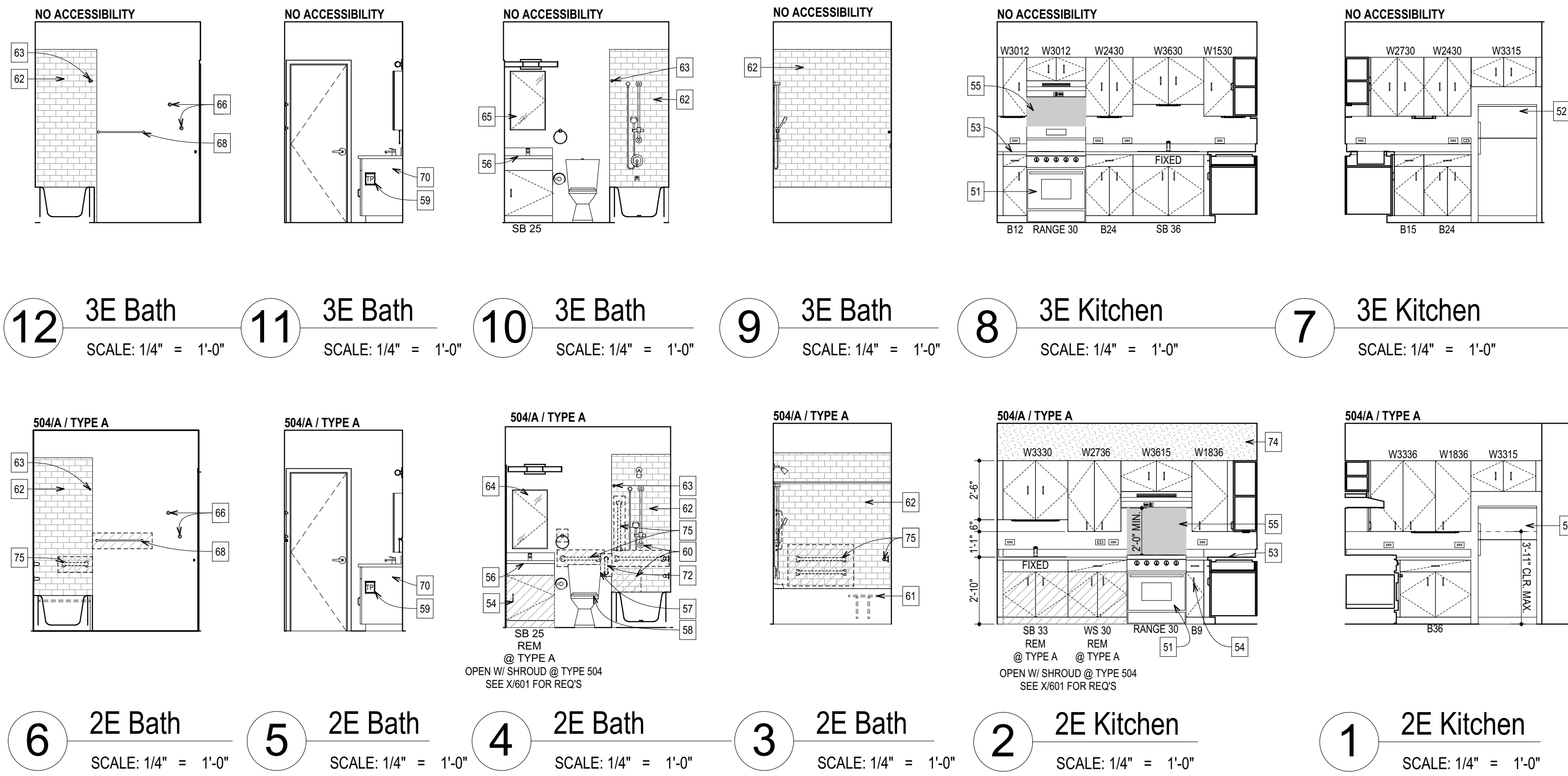
- # WINDOW TAG. REFER TO WINDOW SCHEDULES.
- # STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
- # DOOR TAG. REFER TO DOOR SCHEDULES.
- ACCESSIBLE WINDOW WITH A MIN. 30-INCH X 48-INCH CLEAR FLOOR SPACE FOR A PARALLEL OR FORWARD APPROACH. CONTROLS WITH 15-INCH TO 48-INCH AFF AND 5 LB MAX FORCE TO ACTIVATE ALL OPERABLE PARTS.
- 12" DEEP CLOSET SHELF AND HANGING ROD PER TYP PLAN NOTES.

TYP PLAN NOTES

- 1. SEE PROJECT NARRATIVE FOR ALL WORK.
- 2. ALL DIMENSIONS, NOTES, KEYS, TAGS, ETC... ARE SAME AS 1ST OR TYPICAL FLOOR, UNO
- 3. DIMENSIONS ARE FOR REFERENCE ONLY AND SHOULD BE VIF.
- 4. PLANS SHOW EXISTING DESIGNATED "ACCESSIBLE" UNITS. ADDITIONAL TYPE 504A, TYPE A, AND HEARING & VISUALLY IMPAIRED UNITS SHALL BE DESIGNATED PER THE UNIT MATRIX AND MADE ACCESSIBLE TO THE EXTENT FEASIBLE.
- 5. ACCESSIBLE CLEARANCES SHOWN IN EXISTING ACCESSIBLE UNITS FOR REFERENCE ONLY.
- 6. IN ALL UNITS, EXCEPT IN KITCHENS AND BATHROOMS, AT LEAST ONE OPERABLE WINDOW IN EACH ROOM SHALL BE ACCESSIBLE.
- 7. ALL CLOSETS AND STORAGE ROOMS SHALL HAVE A ROD AND A MINIMUM OF ONE 12" DEEP SHELF (SEE ACTUAL CONFIGURATIONS ON PLANS). ALL TYPE 504A UNITS, TYPE A & NON-RESIDENTIAL SHALL HAVE AN ADDITIONAL SHELF AND ROD AT 48" AFF. SEE A-501.
- 8. WHERE INSULATION IS PROVIDED WITHIN ROOF CAVITY, PROVIDE ROOF VENTS, ONE EVERY 150 SF MIN. OR PER MANUFACTURER'S RECOMMENDATIONS

PLAN KEYNOTES (1-50)

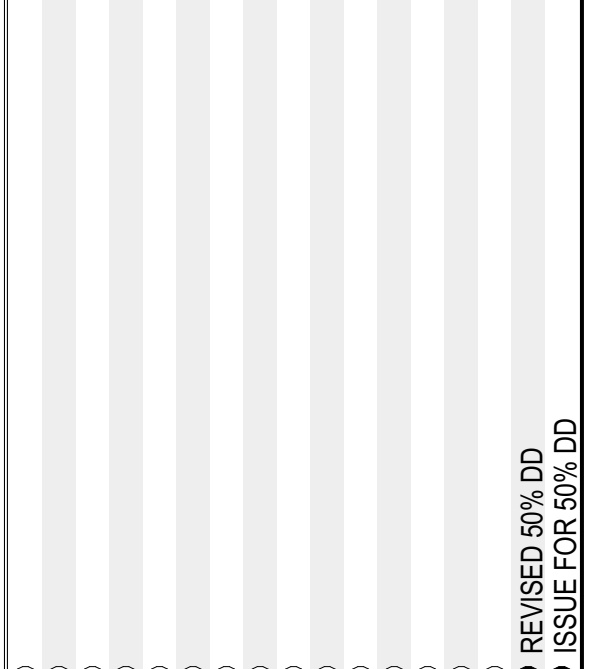
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- R-RECESSED MOUNTED
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- 02 NEW PRE-FINISHED COLORED ALUM CORNER GUARDS 1-INCH X 1-INCH X 4- FEET. WHITE MATTE AT WHITE WALLS AND AT ACCENT COLORED WALLS - COLOR TBD BY ARCHITECT
- 03 NEW ENERGY STAR CERTIFIED HIGH REFLECTIVE WHITE TPO ROOF SYSTEM, TYP (INCLUDING NEW CODE COMPLIANT INSULATION, SLOPING, DIVERTERS, CRICKETS, AND VENTS.)
- 04 REPLACE EXISTING ROOF ACCESS WITH NEW GALVANIZED STEEL ROOF HATCH. IF NEEDED, RESIZE OPENING TO BE MIN 16 SF IN AREA WITH 2'-0" MIN EACH SIDE
- 05 PRE-FINISHED METAL GUTTER (COLOR BY ARCH) SLOPED MIN. 1/16-INCH PER FOOT. ALL GUTTERS ARE 6-INCH UNO.
- 06 PRE-FINISHED METAL DOWNSPOUT (COLOR BY ARCH) WITH REVERSE BASKET STRAINER. ALL DOWNSPOUTS ARE 6-INCH UNO. REFER TO CIVIL
- 07 EXISTING FRESH AIR INTAKE
- 08 EXISTING CLAY TILE COPING
- 09 SPLASH BLOCKS
- 10 EXISTING CURB
- 11 EXISTING STONE COPING
- 12 PRIMED AND PAINTED STEEL ROOF ACCESS LADDER (COLOR BY ARCH) W/ 30" X 36" LOCKABLE AND INSULATED ROOF HATCH AT THE UPMOST FLOOR. TENANTS AND PUBLIC SHALL NOT HAVE ACCESS TO ROOF DECK.
- 13 NEW DOOR OPERATOR BUTTONS



12 3E Bath SCALE: 1/4" = 1'-0"
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I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY, TO THE BEST OF MY KNOWLEDGE, WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

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Heart of Uptown Apartments
 4130 N Kenmore Ave
 Chicago, IL 60613
2218A
 Enlarged Unit Plans - 3 Bedroom
A-152

75 GRAB BARS: STAINLESS STEEL, 18 GAUGE, OUTSIDE DIAMETER OF 1 1/2 INCH. PROVIDE GRAB BARS INSTALLED AT TIME OF CONSTRUCTION WITH REQUIRED BLOCKING AT TYPE 504A UNITS AND PUBLIC TOILETS. PROVIDE BLOCKING ONLY AT TYPE A UNITS.

- 66 AT ALL UNITS, PROVIDE ROBE HOOKS AT 60" AFF AND 48" AFF.
- 67 18" TOWEL BAR AT 42" AFF.
- 68 24" TOWEL BAR AT 42" AFF.
- 69 RECESSED ADA COMPLIANT PAPER TOWEL DISPENSER / GARBAGE RECEPTACLE MOUNTED AT 36" AFF TO UNDERSIDE OF TOWEL DISPENSER AT PUBLIC TOILETS ONLY WHERE NOTED.
- 70 PROVIDE A RING TOWEL BAR W/ BLOCKING CONCEALED IN WALL. WHEN LOCATED ON THE SIDES OF REMOVABLE VANITIES LOCATE AT A HEIGHT THAT ATTACHES TO BRACKET AND ALLOWS MIN. 1 1/2" ABOVE THE RING. TYPE 504A AND TYPE A UNITS. LOCATED THE T.O. TOWEL RING AT MAX. 48" A.F.F. OR LOWER WHERE NOTED. AT ALL OTHER UNITS HEIGHT TBD.
- 71 NOT USED.
- 72 PROVIDE A DROP DOWN GRAB BAR W/ BLOCKING CONCEALED IN WALL. SEE DETAILS ON A-601.
- 73 NOT USED.
- 74 SOFFIT. SEE ROPS FOR MORE INFO. TYP.

- 60 AT TYPE 504 UNITS & TYPE A ADAPTABLE UNITS, BATHUB CONTROLS, OTHER THAN DRAIN STOPPERS, SHALL BE OFFSET AND LOCATED BETWEEN THE BATHUB RIM AND GRAB BAR LOCATION AND BETWEEN THE OPEN SIDE OF THE BATHUB AND THE MIDPOINT WIDTH OF THE BATHUB. AT ALL UNITS PROVIDE A HANDED 60" LONG SHOWER HOSE WITH A NON-POSITIVE SHUT-OFF FEATURE ON A MIN. 38" ADJUSTABLE BAR SO THE HANDELD CAN BE FIXED. THE TOP OF THE LOWEST POINT OF THE OPERABLE PART OF THE HANDELD TO BE LOCATED AT MAX. 48" AFF.
- 61 AT TYPE 504 UNITS, PROVIDE AN ACCESSIBLE BATHUB SEAT. AT TYPE 504 UNITS & TYPE A ADAPTABLE UNITS, PROVIDE AN ACCESSIBLE TRANSFER SHOWER SEAT. AT TYPE 504 UNITS, PROVIDE AN ACCESSIBLE ROLL-IN SHOWER SEAT.
- 62 AT ALL BATHUBS AND SHOWER STALLS, REPAIR DAMAGED EXISTING TILE IN KIND. SEE FINISH SCHEDULE FOR ADDITIONAL INFORMATION.
- 63 ALL BATHUBS AND SHOWERS SHALL HAVE A CURVED CURTAIN ROD CENTERED OVER THE BATHUB AND SHOWER EDGE AND SCREWED INTO THE WALL WITH CONCEALED FASTENERS.
- 64 18" WIDE X 28" HIGH SURFACE MOUNTED MEDICINE CABINET. AT TYPE 504 UNITS, THE TOP SURFACE OF THE LOWEST SHELF OF THE MEDICINE CABINET SHALL BE NO HIGHER THAN 44" AFF. COORDINATE ALL TRADES IN THE WALL.
- 65 NOT USED.

- 55 1 PIECE ENAMEL COATED METAL GREASE SHIELD BETWEEN RANGE / OVEN AND THE RANGE HOOD ABOVE. PROVIDE AN ADDITIONAL GREASE SHIELD WHEN THE RANGE / OVEN IS LOCATED ADJACENT TO A SIDE WALL. TYP.
- 56 LAV-1-NEW 1 PIECE CULTURED MARBLE COUNTERTOP WITH OVER FLOW, BACKSPLASH AND SIDESPLASH W/ BULLNOSED EDGES, AND INTEGRAL BOWL. INSTALL SINK AS WALL HUNG AT ALL REMOVABLE CABINETS IN TYPE 504A AND TYPE A UNITS SO CABINET CAN BE FULLY REMOVED PROVIDING KNEE CLEARANCE UNDER THE SINK.
- 57 AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, THE FLUSH CONTROLS SHALL BE LOCATED ON THE WIDER (OPEN) SIDE OF THE TOILET AT MAX. 44" AFF.
- 58 THE TOP OF THE TOILET SEAT AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, NON-RESIDENTIAL & COMMON SPACES SHALL BE LOCATED BETWEEN 17" TO 19" AFF.
- 59 AT TYPE A ADAPTABLE & NON-RESIDENTIAL / COMMON SPACES, THE BOTTOM OF THE TOILET PAPER DISPENSER SHALL BE MIN. 18" AFF. AND HORIZONTALLY 7" TO 9" FROM THE FACE OF THE TOILET. AT TYPE 504 UNITS, THE CENTERLINE OF THE TOILET PAPER DISPENSER SHALL BE MIN. 19" AFF. AND THE FURTHEST EDGE OF THE TOILET PAPER DISPENSER SHALL BE HORIZONTALLY MAX. 36" FROM THE REAR WALL.

INTERIOR ELEVATION KEYNOTES (51-100)

- 51 RANGE / OVEN WITH AN ENERGY STAR RATED RANGE HOOD ABOVE. AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & AT NON-RESIDENTIAL / COMMON SPACES, THE RANGE / OVEN SHALL BE ADA COMPLIANT AND SHALL HAVE FRONT CONTROLS TO PREVENT REACHING ACROSS BURNERS AND A WALL MOUNTED SWITCH TO THE RANGE HOOD LOCATED WITHIN ACCESSIBLE REACH RANGES.
- 52 A COMBINATION ADA COMPLIANT ENERGY STAR RATED REFRIGERATOR AND FREEZER WITH MIN. 50% OF THE FREEZER COMPARTMENT SHELVES (INCLUDING THE BOTTOM OF THE FREEZER) AT MAX. 54" AFF. WHEN THE SHELVES ARE INSTALLED AT THE MAX. HEIGHTS POSSIBLE IN THE COMPARTMENT OR BE A VERTICAL SIDE-BY-SIDE REFRIGERATOR / FREEZER TYPE.
- 53 1 PIECE SOLID SURFACE COUNTERTOP (NO PLASTIC LAMINATE COUNTERTOP) W/ BULLNOSED EDGES W/ SIDE SPLASHES AND AN INTEGRAL ROLLED FORMED BACKSPLASH (NO BACKSPLASHES ON ISLANDS). TYP.
- 54 4" U-PULL CABINETRY HARDWARE AT ALL LOWER AND UPPER CABINETS AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, TYP.

TYP INTERIOR ELEVATION NOTES

1. REFER TO THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR ADDITIONAL INFORMATION.
2. SEE PLANS FOR ACTUAL ROOM SIZE OF THE BATHROOMS. THE INTERIOR ELEVATION ROOM SIZES ARE DIAGRAMMATIC. VERIFY ALL KITCHEN AND BATHROOM DIMENSIONS IN FIELD.
3. PER THE CITY OF CHICAGO DEPARTMENT OF HOUSING STANDARDS, ALL KITCHEN AND BATHROOM CABINETS SHALL HAVE SOLID WOOD FACE FRAMES, SOLID WOOD DOORS, AND DRAWER FRONTS, DOVETAIL OR REINFORCED JOINT CONSTRUCTION DRAWER BOX CONSTRUCTION, AND SOLID PLYWOOD BOX CONSTRUCTION (NO MDF NOR LAMINATE BOXES, CABINET DRAWERS OR DOOR FRONTS ALLOWED). CABINTRY SHALL HAVE MINIMUM LEVEL 2 DOORS FEATURING SOLID WOOD FRAMES WITH GENUINE VENEER CENTER PANELS. ALL MILLWORK SHALL MEET ANSICMMA A161.1. ALL CABINET DRAWERS AND DOORS SHALL HAVE ACCESSIBLE HARDWARE.
4. ALL EXPOSED CABINET SIDES SHALL BE FINISHED. PROVIDE FILLER CABINET PIECES AS REQUIRED AT ALL GAPS. FILLER PIECES SHALL BE < 3".
5. THE FINISHED FLOOR, BASE TRIM AND FINISHED CABINET SIDES SHALL EXTEND UNDERNEATH ALL REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS. PROVIDE BLOCKING TO SUPPORT CABINETS AT INITIAL CONSTRUCTION WITH THE BOTTOM OF CABINET APRONS AT MIN. 32" AFF. REMOVABLE CABINETS MUST BE ABLE TO BE RELOCATED TO 29" TO 38" AFF. WITHOUT CUTTING THE COUNTER OR DAMAGING ADJACENT CABINETS, WALLS, DOORS AND STRUCTURAL ELEMENTS AND HAVE ROUGH-IN PLUMBING CONNECTIONS OF SUPPLY AND DRAIN PIPES AT 28" TO 29" AFF.
6. INSULATE AND PROTECT ALL EXPOSED PIPES AND SUPPLY LINES UNDER REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS AT INITIAL CONSTRUCTION.
7. ALL KITCHEN AND BATHROOM FAUCETS, DOORS, AND OPERABLE PARTS SHALL BE LEVER-TYPE AND HAVE MAXIMUM 5 LB FORCE TO OPERATE.
8. THE DEPTH OF THE BATHROOM LAVATORY AND KITCHEN SINK BOWLS FROM THE TOP OF THE COUNTER AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES SHALL BE MAX. 6 1/2".
9. ADA COMPLIANT TEXTURED GRAB BARS W/ BLOCKING SHALL BE INSTALLED AT INITIAL CONSTRUCTION AT ALL TYPE 504A UNITS & AT NON-RESIDENTIAL / COMMON TOILET ROOMS. IN TYPE A UNITS & TYPE B UNITS, GRAB BARS ARE NOT REQUIRED, BUT BLOCKING FOR GRAB BARS IS REQUIRED. EXTEND BLOCKING A MINIMUM OF 6" PAST THE REQUIRED GRAB BAR LENGTH. SEE THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR REQUIRED LOCATIONS. GRAB BARS SHALL BE INSTALLED AFTER TURNOVER BY THE OWNER AT ALL TYPE A ADAPTABLE UNITS & TYPE B ADAPTABLE UNITS AT THE REQUEST OF A TENANT.
10. AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES, PROVIDE SEPARATE ELECTRICAL SWITCHES FOR THE UNDERCABINET LIGHT (1) AND SEPARATE RANGE HOOD FAN (1) AND LIGHT (1) AT MAX. 48" AFF.
11. ALL RANGE HOODS TO INCLUDE TWO NEW LOWPRO STOVETOP FIRESTOP HOOD EXTINGUISHERS.

TYP PLAN LEGEND

- # WINDOW TAG. REFER TO WINDOW SCHEDULES.
- # STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
- # DOOR TAG. REFER TO DOOR SCHEDULES.
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- 12" DEEP CLOSET SHELF AND HANGING ROD PER TYP PLAN NOTES.

TYP PLAN NOTES

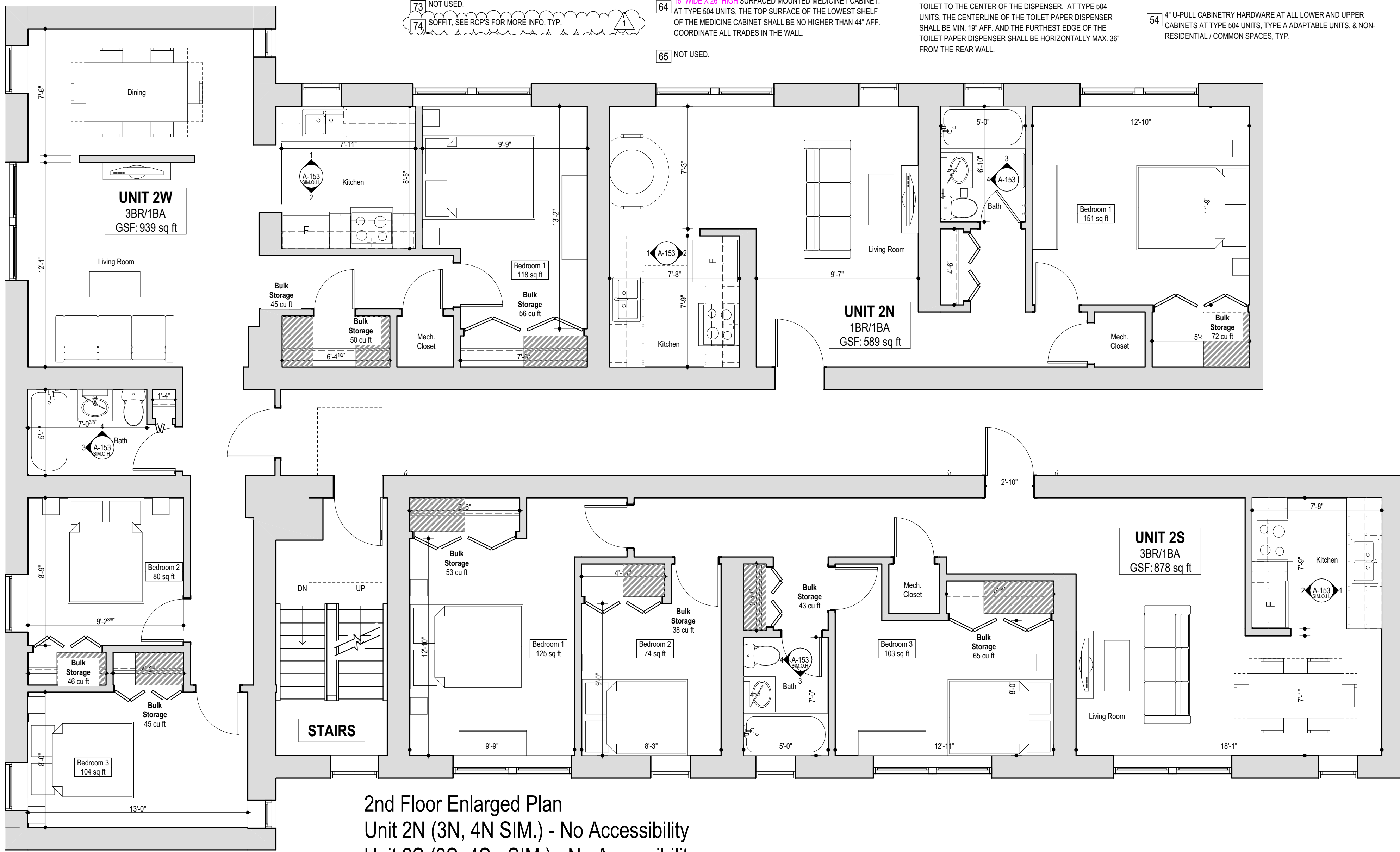
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8. WHERE INSULATION IS PROVIDED WITHIN ROOF CAVITY, PROVIDE ROOF VENTS, ONE EVERY 150 SF MIN. OR PER MANUFACTURERS' RECOMMENDATIONS.

INTERIOR ELEVATION LEGEND

- REMOVABLE CABINETS @ TYPE A
- REMOVED CABINET BASE AT MOVE-IN @ 504TYPE A

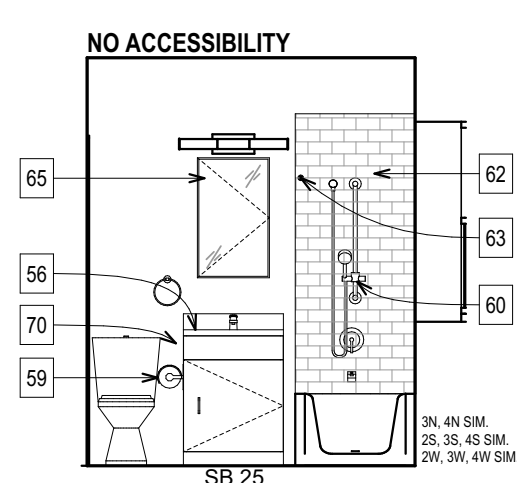
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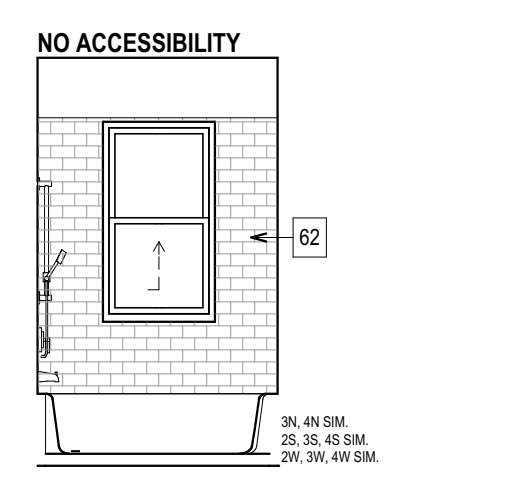


5
SCALE: 1/4" = 1'-0"

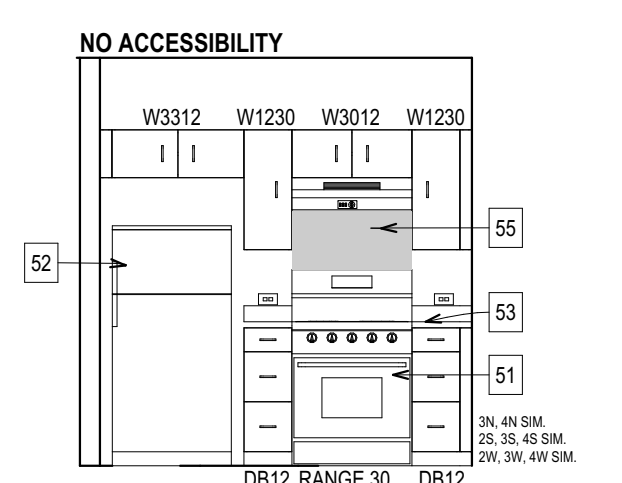
2nd Floor Enlarged Plan
Unit 2N (3N, 4N SIM.) - No Accessibility
Unit 2S (3S, 4S - SIM.) - No Accessibility
Unit 2W (3W, 4W - SIM.) - No Accessibility



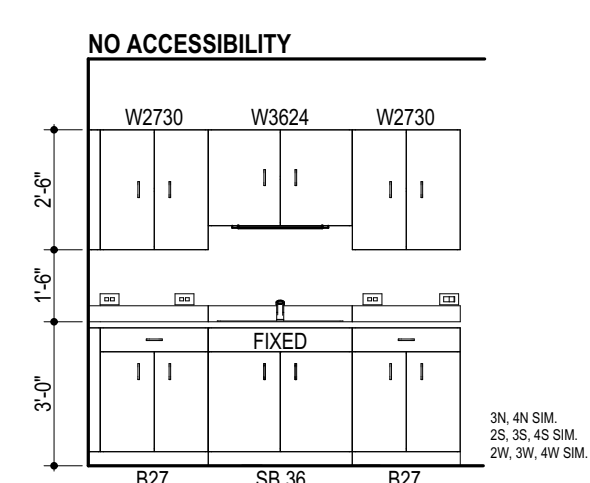
4
2N Bath
SCALE: 1/4" = 1'-0"



3
2N Bath
SCALE: 1/4" = 1'-0"



2
2N Kitchen
SCALE: 1/4" = 1'-0"



1
2N Kitchen
SCALE: 1/4" = 1'-0"

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2024.02.02
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Heart of Uptown Apartments

4130 N Kenmore Ave
Chicago, IL 60613

2218A

Enlarged Unit Plans - 1 & 2 Bedroom

A-153

ELEVATION LEGEND

- EXISTING BRICK VENEER
- ACCESSIBLE WINDOW WITH A MIN. 30" x 48" CLEAR FLOOR SPACE FOR A PARALLEL OR FORWARD APPROACH, CONTROLS WITH 15'-48" AFF. AND 5 LB MAX FORCE TO ACTIVATE ALL OPERABLE PARTS.
- INTERCOM IN ALIGNMENT WITH A BRICK COURSE WITH TOP OF CONTROLS AT 48" MAX. ABOVE SIDEWALK. SEE PLANS FOR LOCATIONS. REFER TO ELECTRICAL FOR ADDITIONAL INFORMATION.
- WINDOW TAG. REFER TO WINDOW SCHEDULES.
- STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
- DOOR TAG. REFER TO DOOR SCHEDULES.

KEY ELEVATION NOTES

- 01 ONE PIECE 4" HIGH SLOPED CAST STONE SILL WITH DRIP KERF AT ALL WINDOW AND DOORS IN MASONRY, TYP.
- 02 FIELD PRIMED AND PAINTED GAS METERS.
- 03 PRIMED AND PAINTED STEEL ROOF ACCESS LADDER AT THE UPMOST FLOOR.
- 04 REPAIR/REPAINT EXISTING STEEL PATIOS, PORCHES, STAIRS AT CLIFTON AND WINDSOR.
- 05 SLOPED, PRE-FINISHED METAL COPING CAPS WITH HEMMED DRIP EDGES (COLORS BY ARCH). TYPICAL AT ALL PARAPETS.
- 06 EXISTING COPING TO REMAIN
- 07 4" HIGH ADHESIVE VINYL ADDRESS INSTALLED AT INTERIOR FACE OF GLASS AT VESTIBULE. TYPICAL AT ALL FRONT UNIT ENTRY DOORS.

MASONRY SCOPE OF WORK

- INDICATES WINDOWS WHERE STEEL LINTELS ARE TO BE REPLACED

- EAST ELEVATION**
1. REPAIR UNDERSIDE OF JULIETTE BALCONIES.
 2. REPLACE 10 LINTELS. REPLACE STEEL LINTELS AT WINDOWS AND DOORS AS NOTED ON ELEVATIONS. REMOVE EXISTING BRICK OR STONE, REPLACE WITH NEW PRIMED STEEL LINTEL WITH ELASTIC MEMBRANE FLASHING AND DAMS. COTTON WEEPS AT 2" O.C.
 3. GRIND & TUCK-POINT AREA ABOVE CENTER 2ND FLOOR WINDOW.

- SOUTH ELEVATION**
1. GRIND & TUCK-POINT PARAPET.
 2. PERFORM LINTEL RESTORATION 100%.

- WEST ELEVATION**
1. REPLACE AREA DETERIORATING COMMON BRICK ABOVE DOOR.

- NORTH**
1. GRIND & TUCK-POINT PARAPET AND SECTION OF FACE BRICK BETWEEN 2ND & 3RD FLOOR.
 2. PROVIDE SEALANT WHERE SIDEWALK MEETS FOUNDATION.
 3. PERFORM LINTEL RESTORATION 100%.
 4. PROVIDE SEALANT JOINT WHERE COMMON BRICK MEETS FACE BRICK.

- ALL ELEVATIONS**
1. INSPECT LINTELS, CLEAN AND/OR REPLACE WHERE CORROSION IS NOTED
 2. ALL SKY-FACING JOINTS IN EXISTING LIMESTONE SHOULD BE GROUND OUT AND CAULKED
 3. ALL ACCENT STONE BANDS, QUOINS, AND ENTRANCES SHOULD RECEIVE A LIGHT RESTORATION WASH

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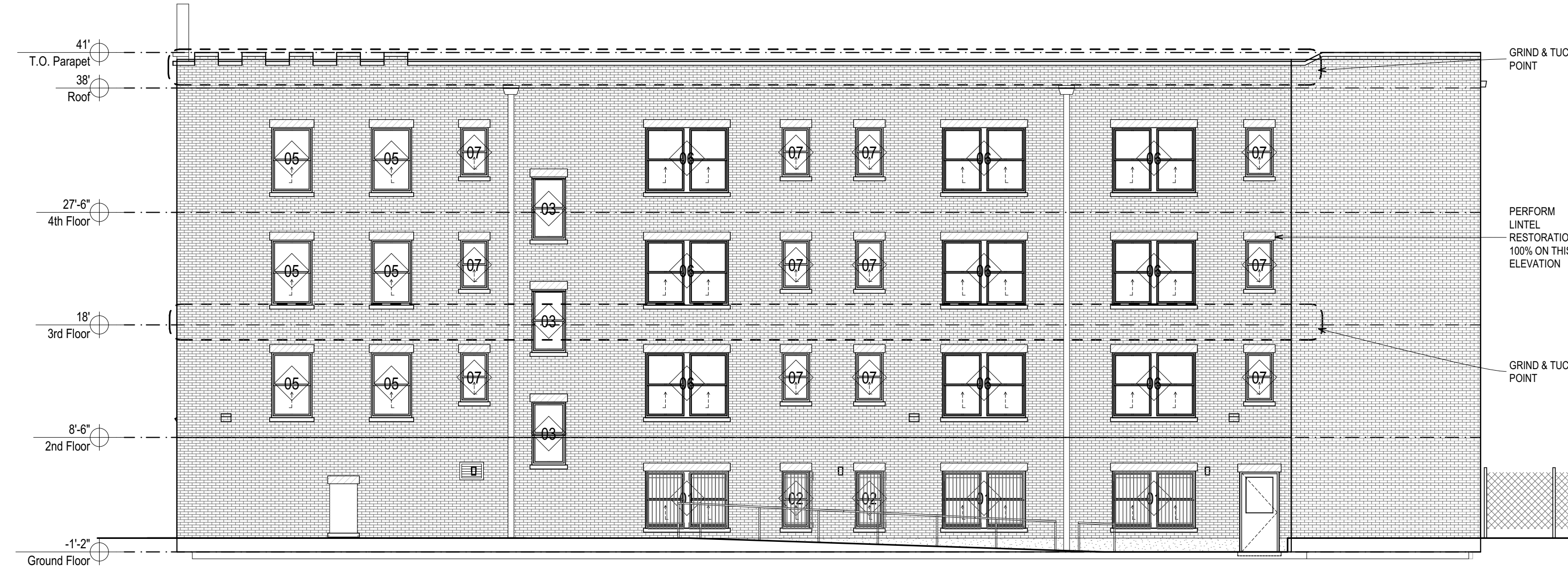
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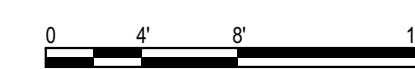
2218A

Building Elevations

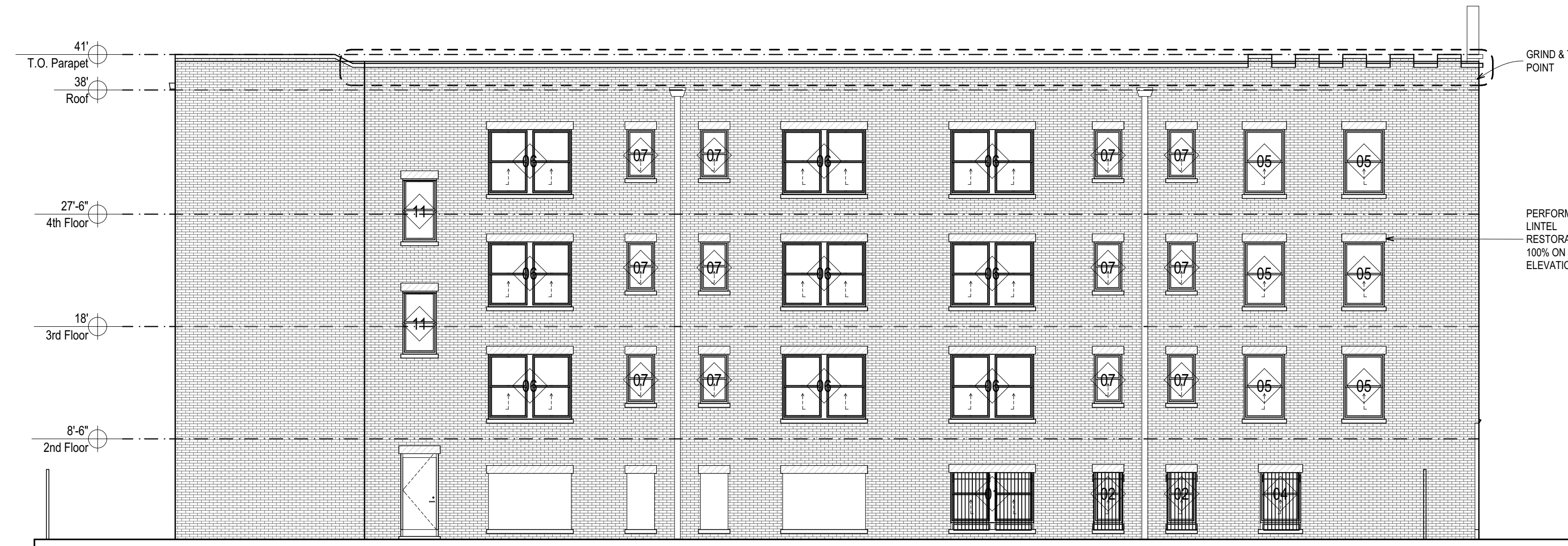
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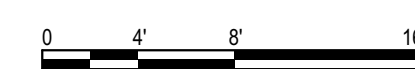
3 North Elevation
SCALE: 1/8" = 1'-0"



4 West Elevation
SCALE: 1/8" = 1'-0"



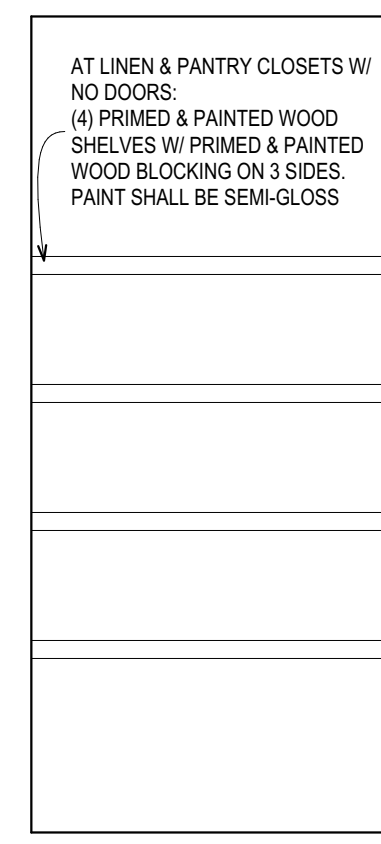
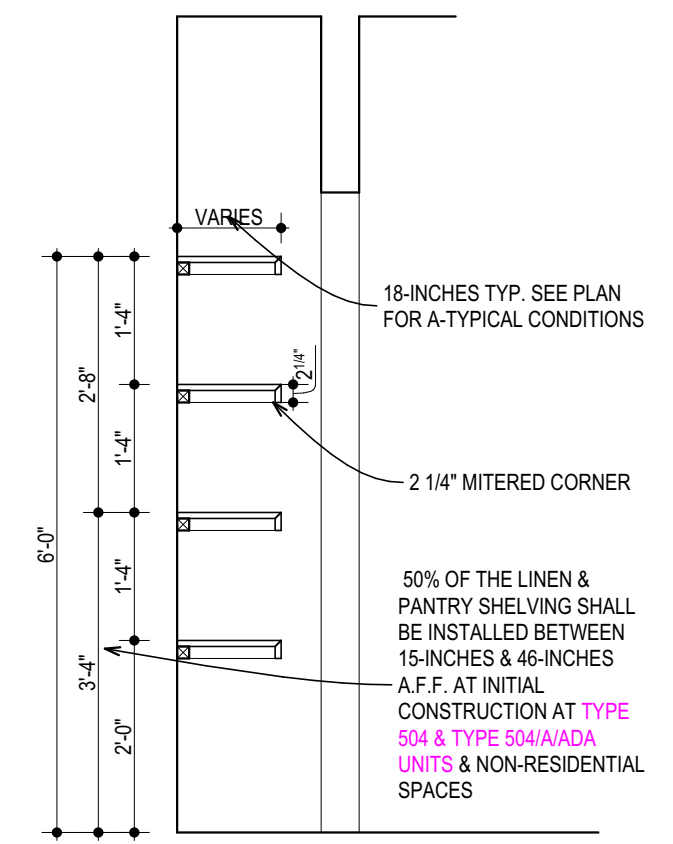
2 South Elevation
SCALE: 1/8" = 1'-0"



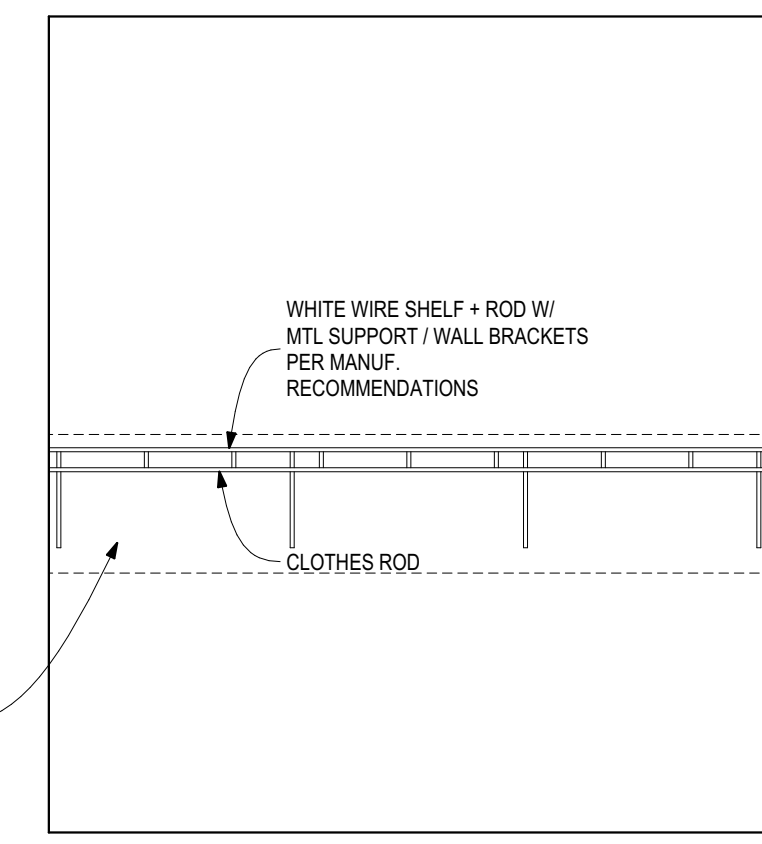
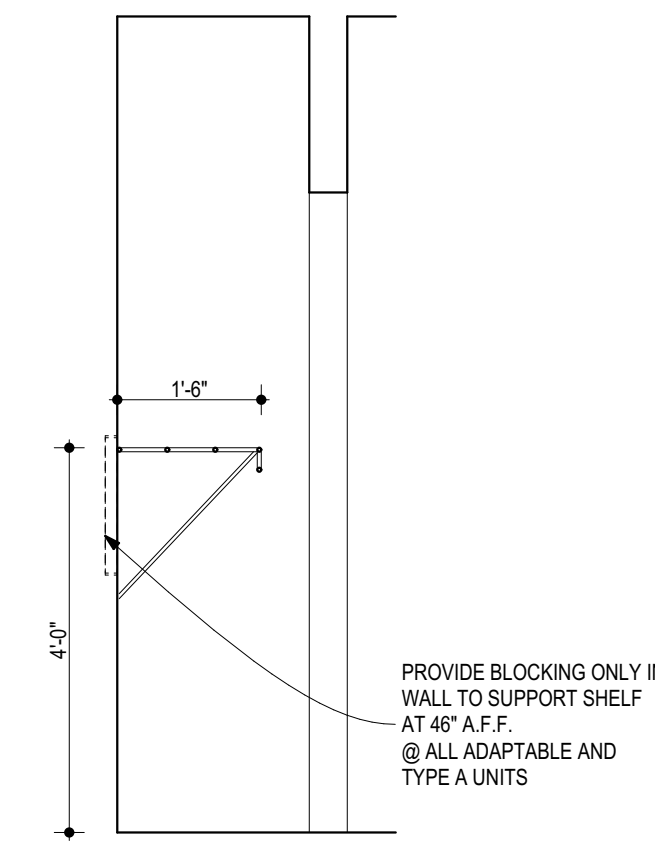
1 East Elevation
SCALE: 1/8" = 1'-0"



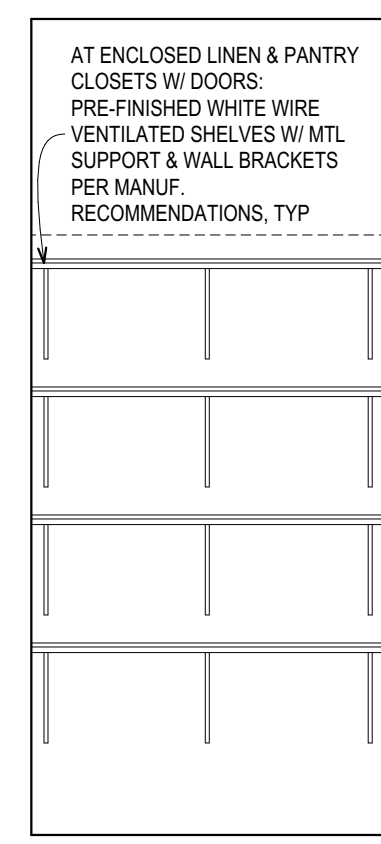
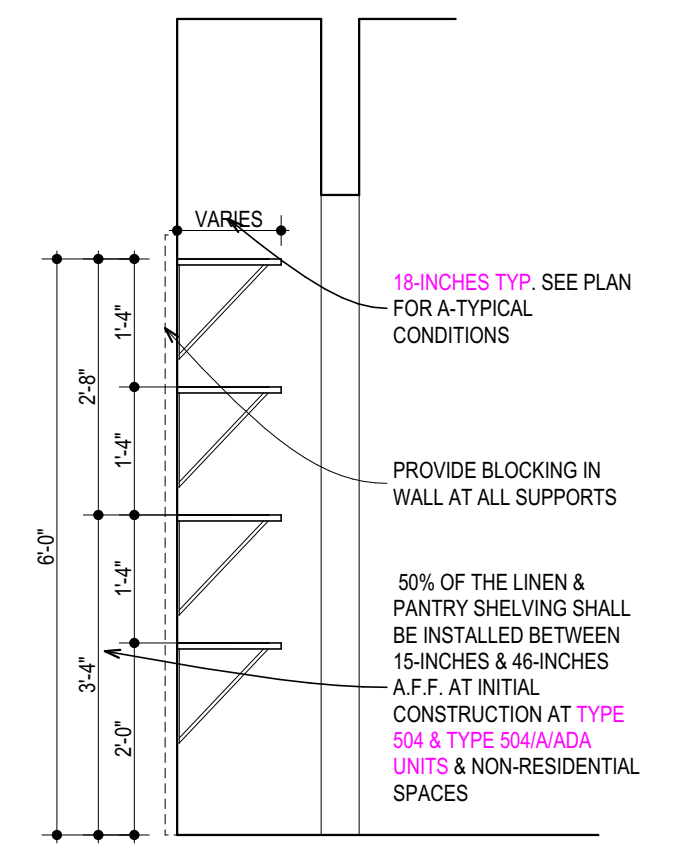
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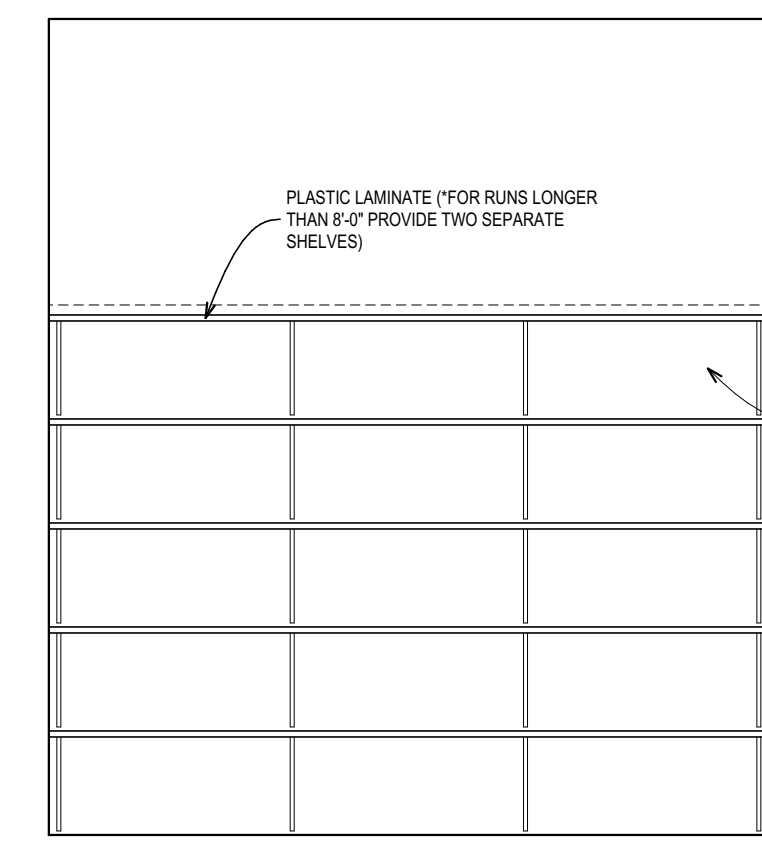
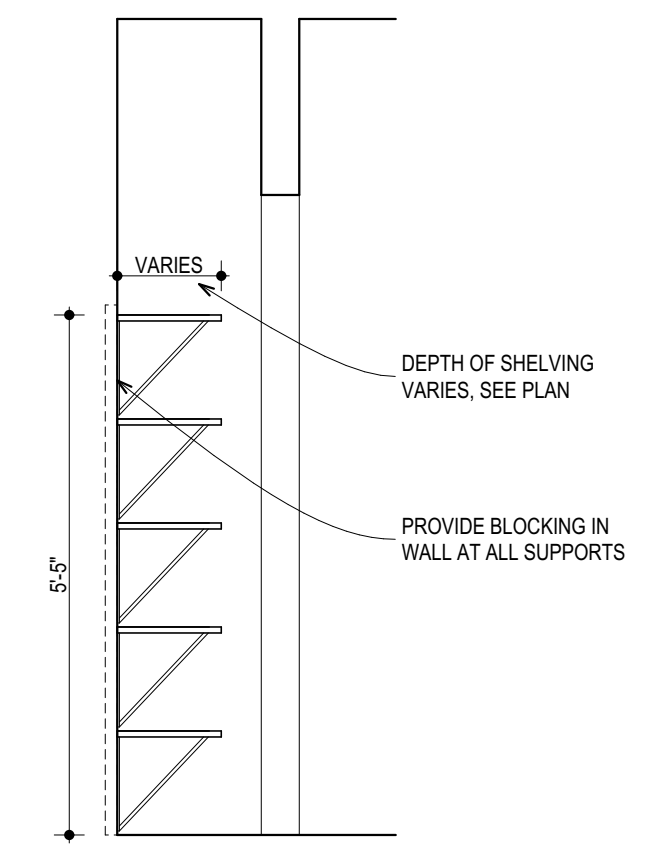
TYPICAL LINEN AND PANTRY CLOSET DETAIL (NOT ENCLOSED)



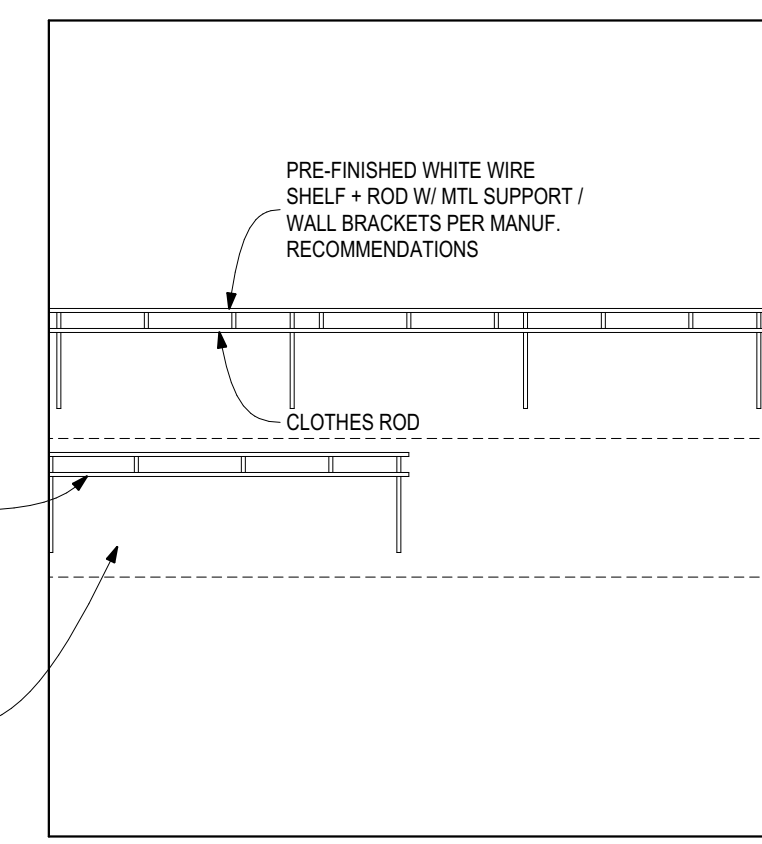
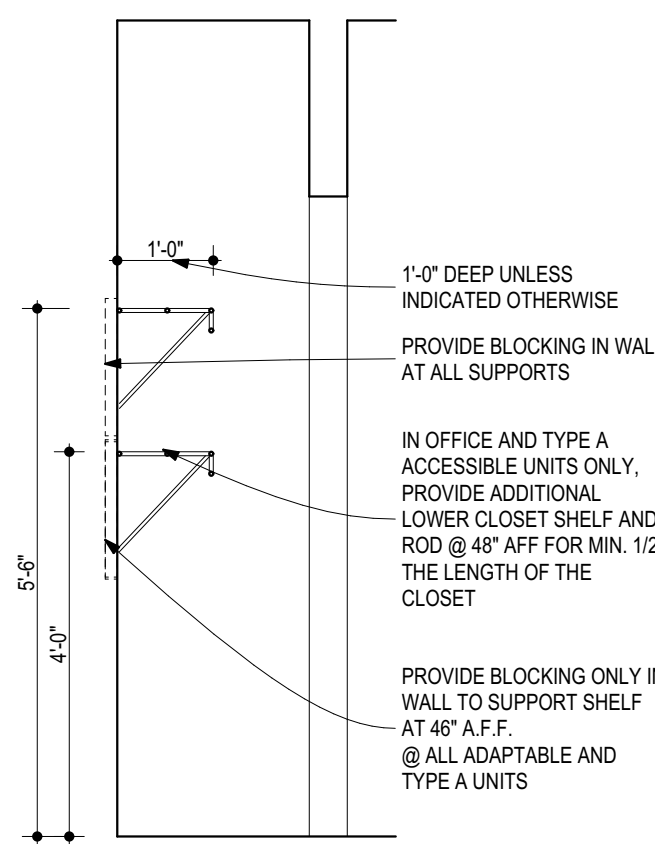
TYPICAL LAUNDRY CLOSET DETAIL



TYPICAL LINEN AND PANTRY CLOSET DETAIL (BEHIND CLOSET DOOR)



TYPICAL LINEN AND PANTRY DETAIL (NOT ENCLOSED; PLAM)



TYPICAL CLOSET DETAIL

SEE PLAN FOR ACTUAL CONFIGURATION

CLOSET, LINEN, PANTRY NOTES
 1. SEE PLAN FOR ACTUAL CONFIGURATION AND LENGTH
 2. PROVIDE ADDITIONAL SUPPORT BRACKETS FOR SHELVEING AND ROD WHEN LENGTH EXCEEDS 4'-6"
 3. PROVIDE BLOCKING IN WALL TO SUPPORT ALL SHELVES AND RODS
 4. A PORTION OF EACH OF EACH CLOSET SHELF AND ROD SHALL HAVE A FORWARD OR PARALLEL ACCESSIBLE APPROACH PER ICC/ANSI A117.1-2003 702.

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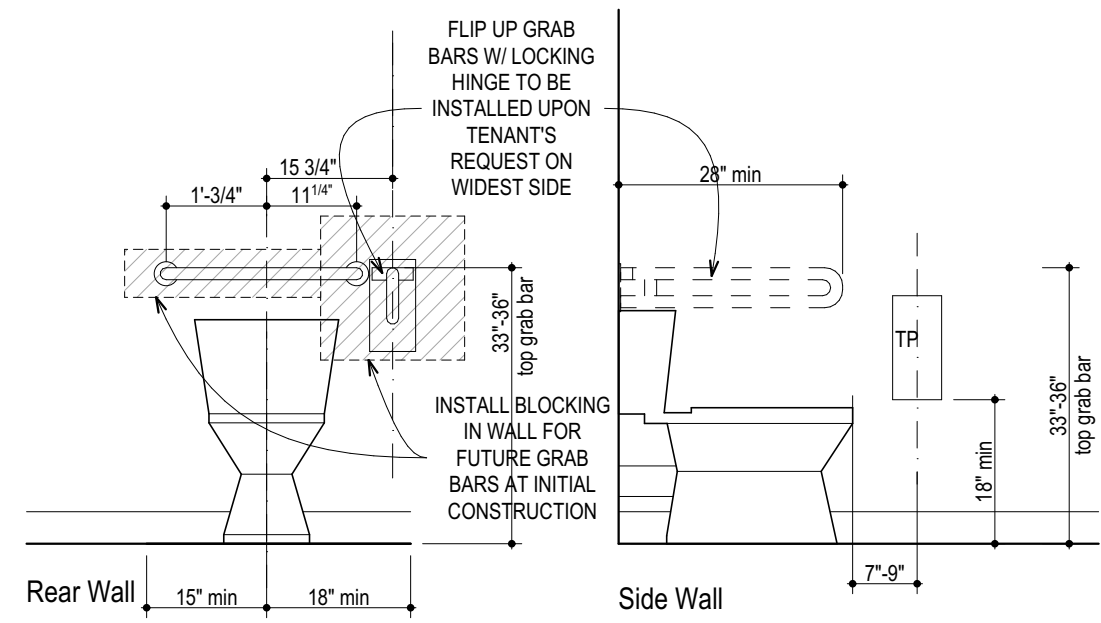
Heart of Uptown Apartments

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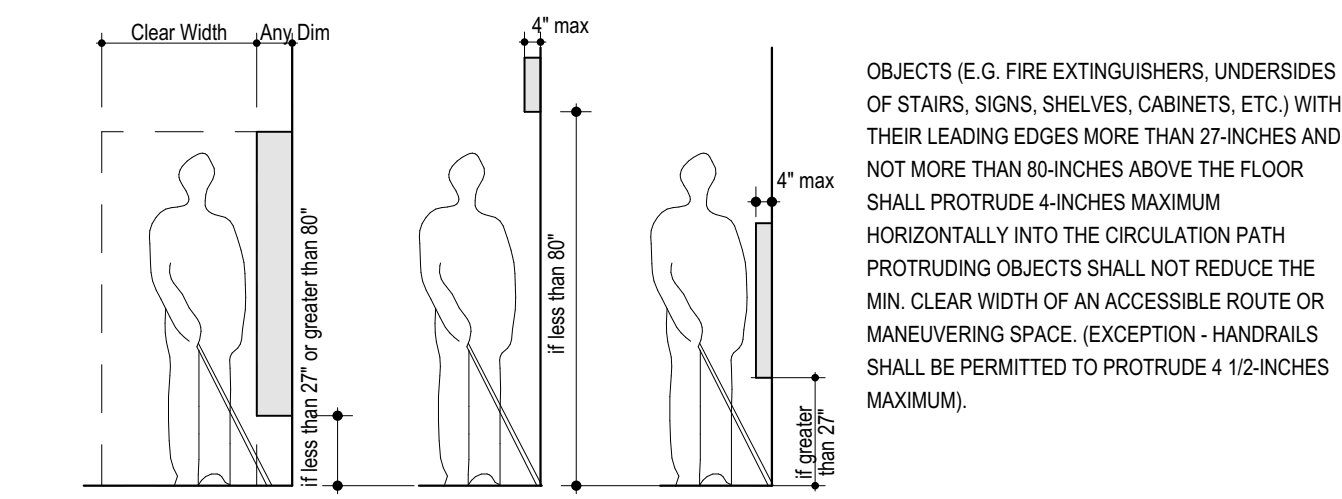
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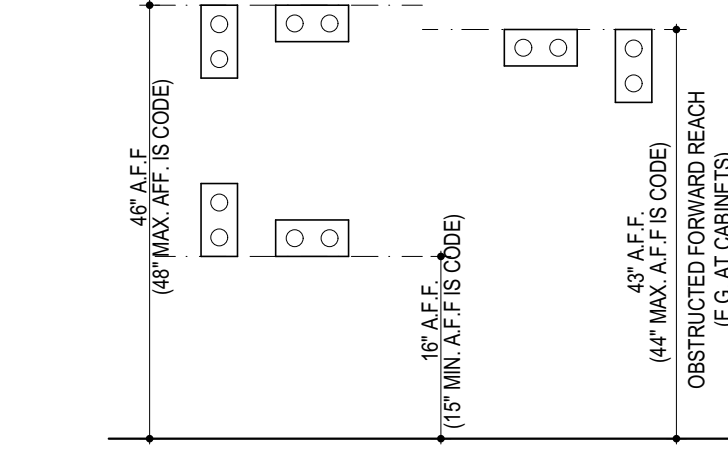
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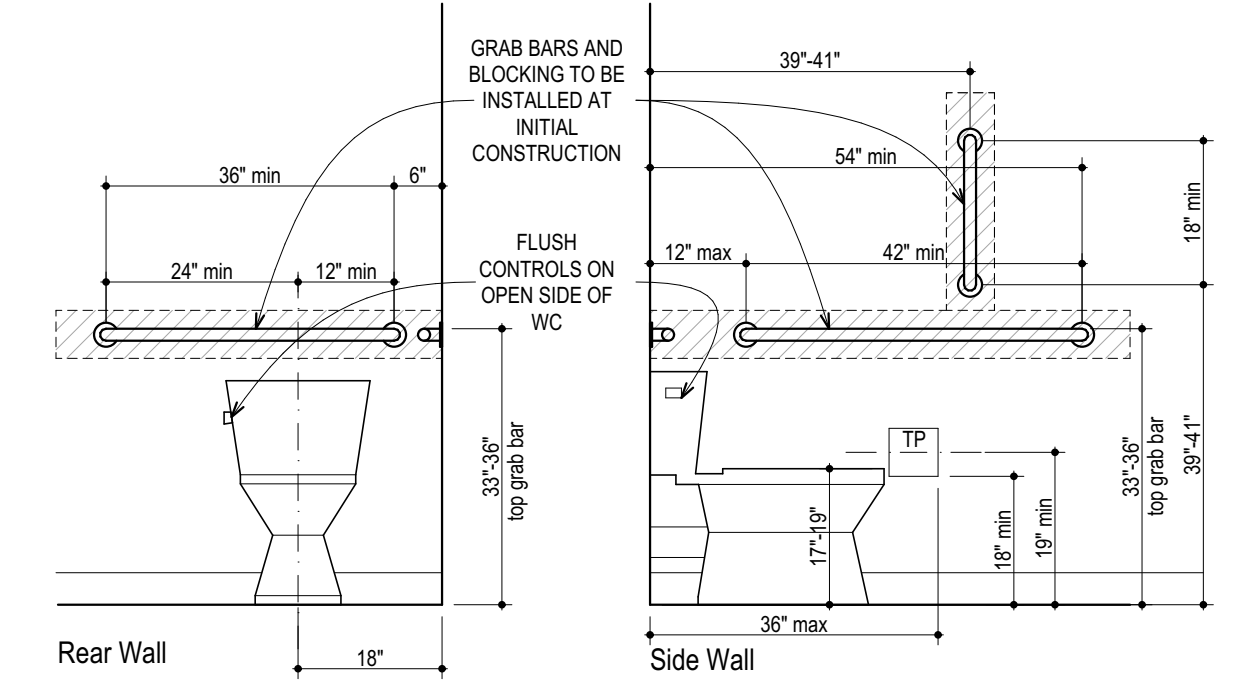
14 504/ A / Type A Toilet w/ Flip Up Grab Bars
SCALE: 1/2" = 1'-0"



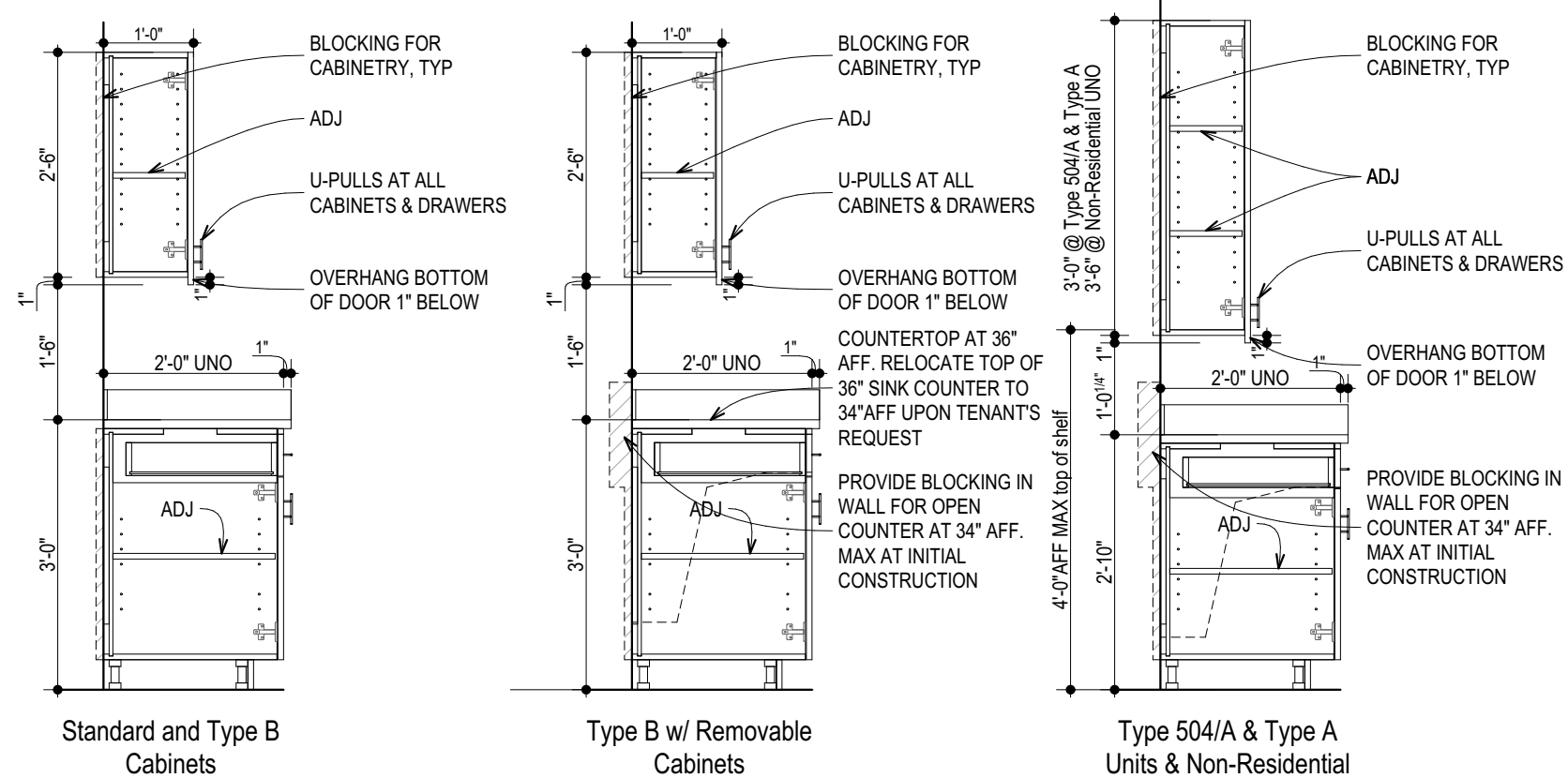
13 Protruding Objects
SCALE: 1/2" = 1'-0"



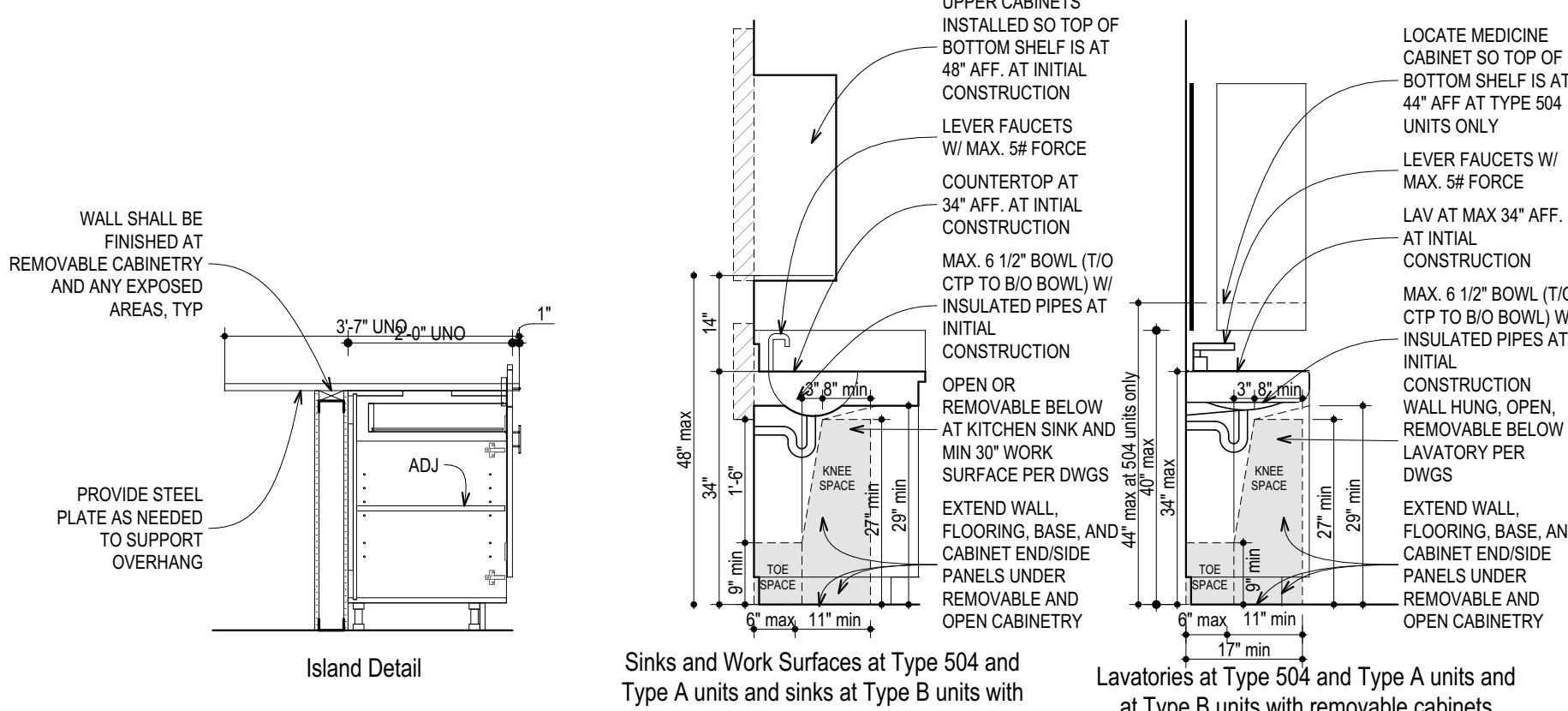
12 Typical Operable Parts and Operating Controls
SCALE: 1/2" = 1'-0"



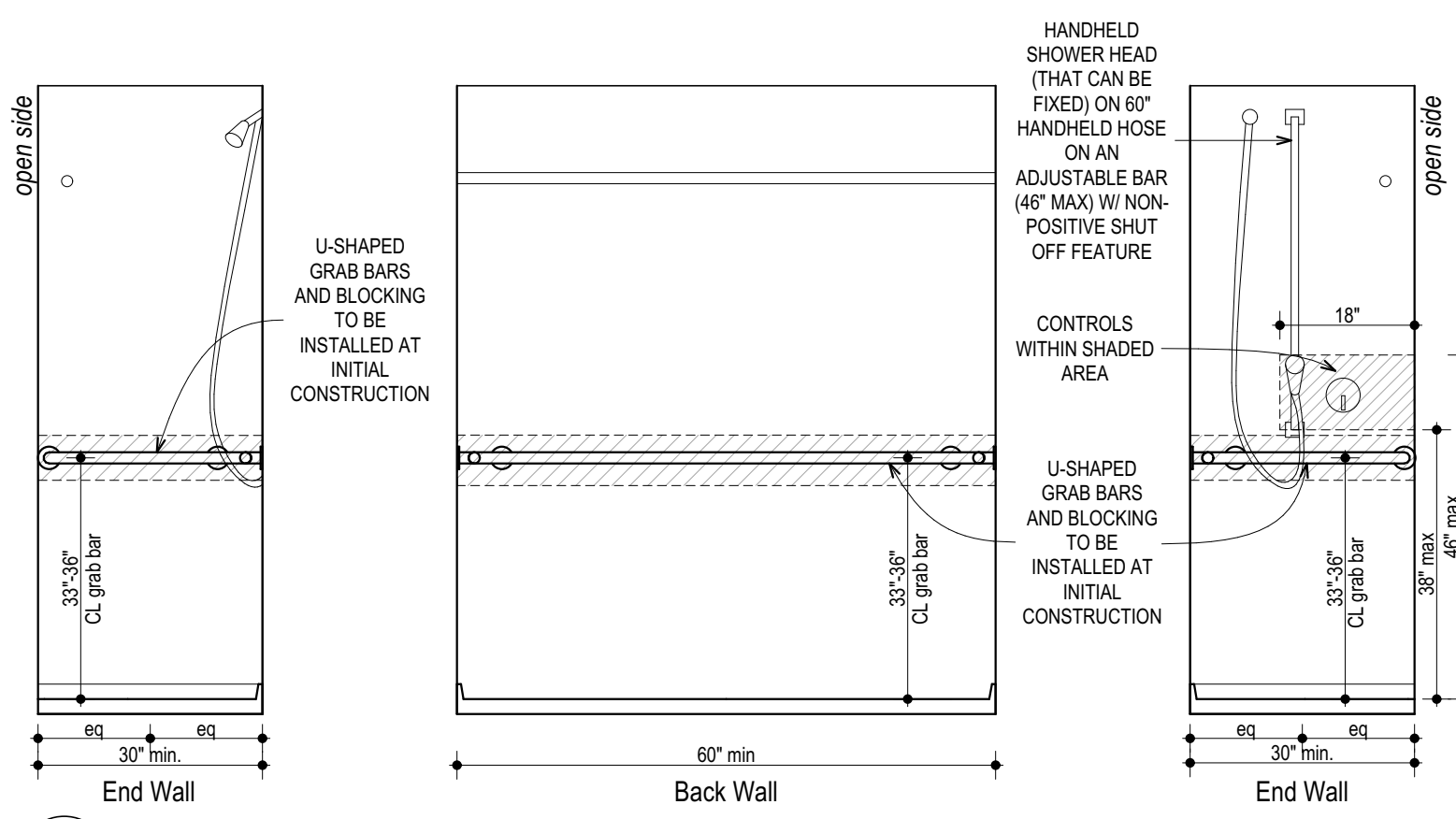
11 Common Area Toilet for Residents and Guests Only
SCALE: 1/2" = 1'-0"



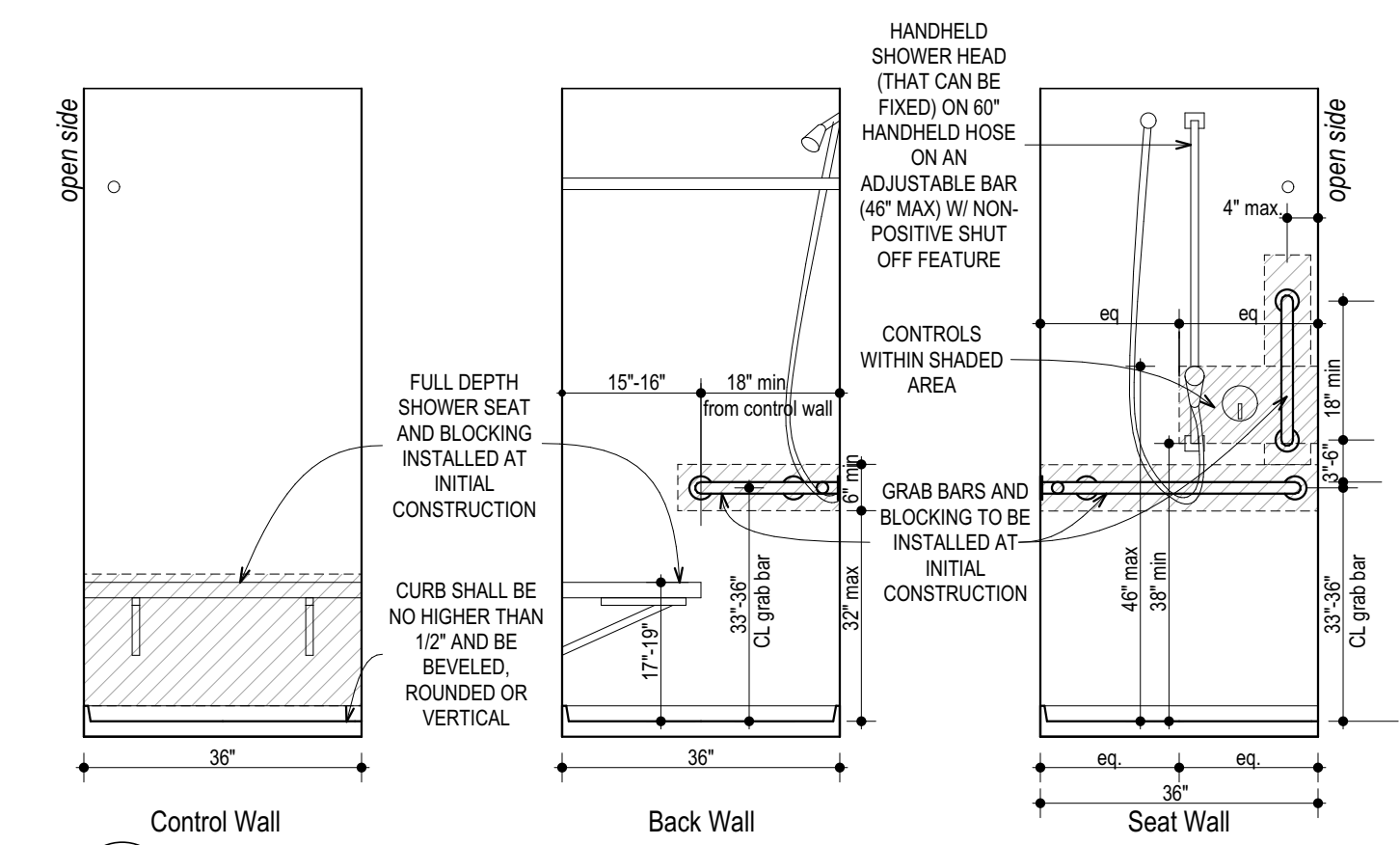
10 Cabinet Heights, Knee and Toe Clearances, Sinks
SCALE: 1/2" = 1'-0"



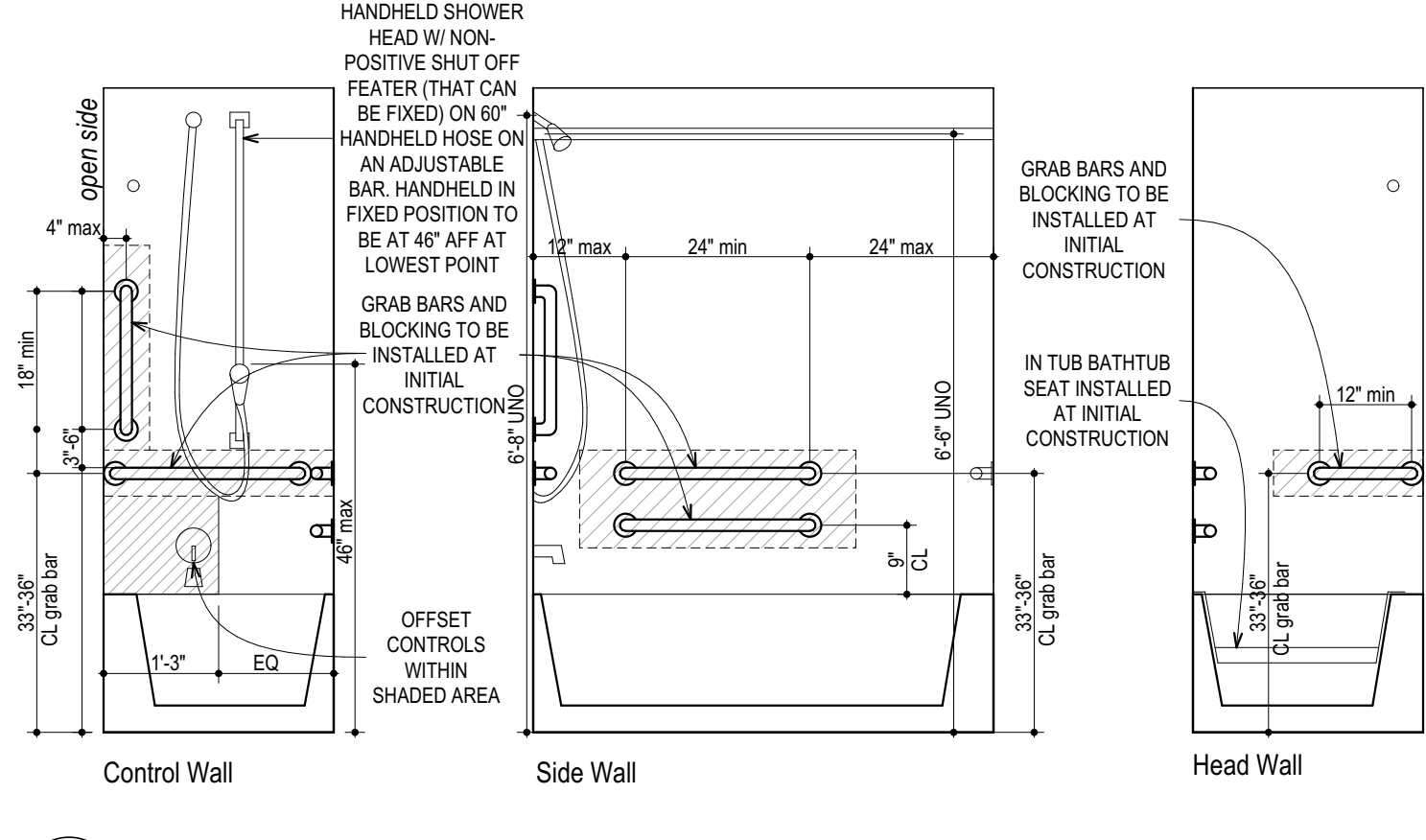
9 Public Accommodation Toilet per ADA
SCALE: 1/2" = 1'-0"



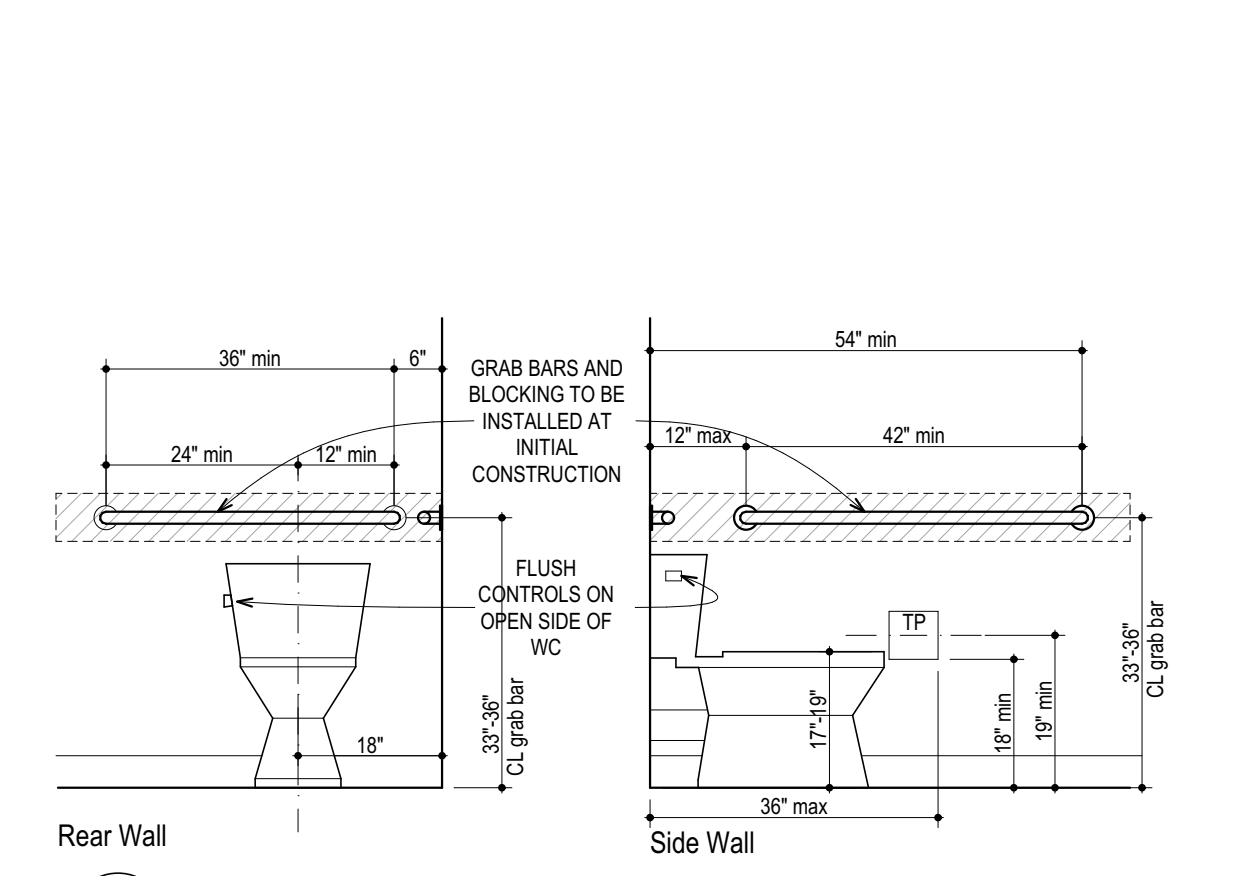
8 Type 504 Standard Roll-in Shower
SCALE: 1/2" = 1'-0"



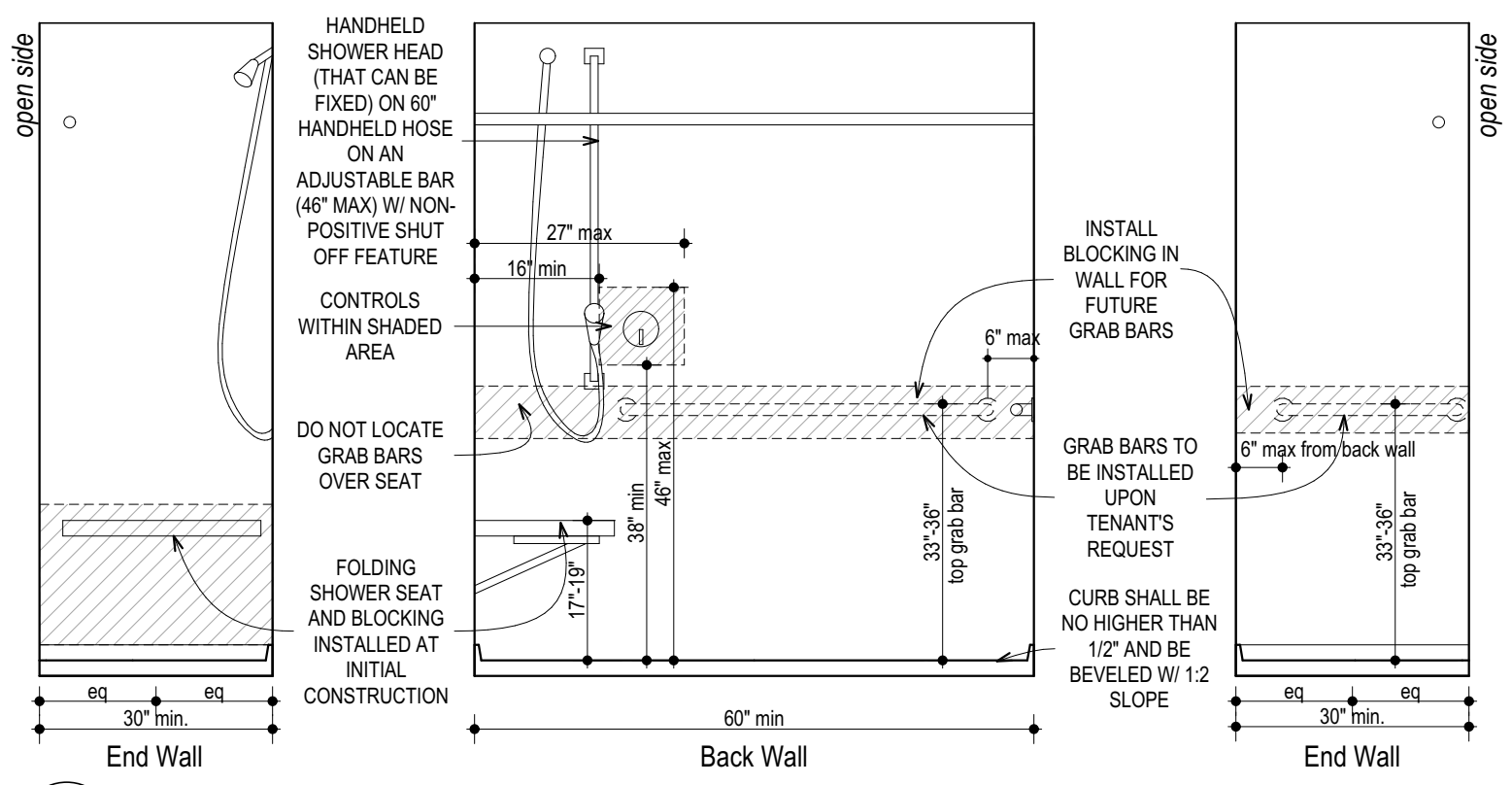
7 Type 504 Transfer Shower
SCALE: 1/2" = 1'-0"



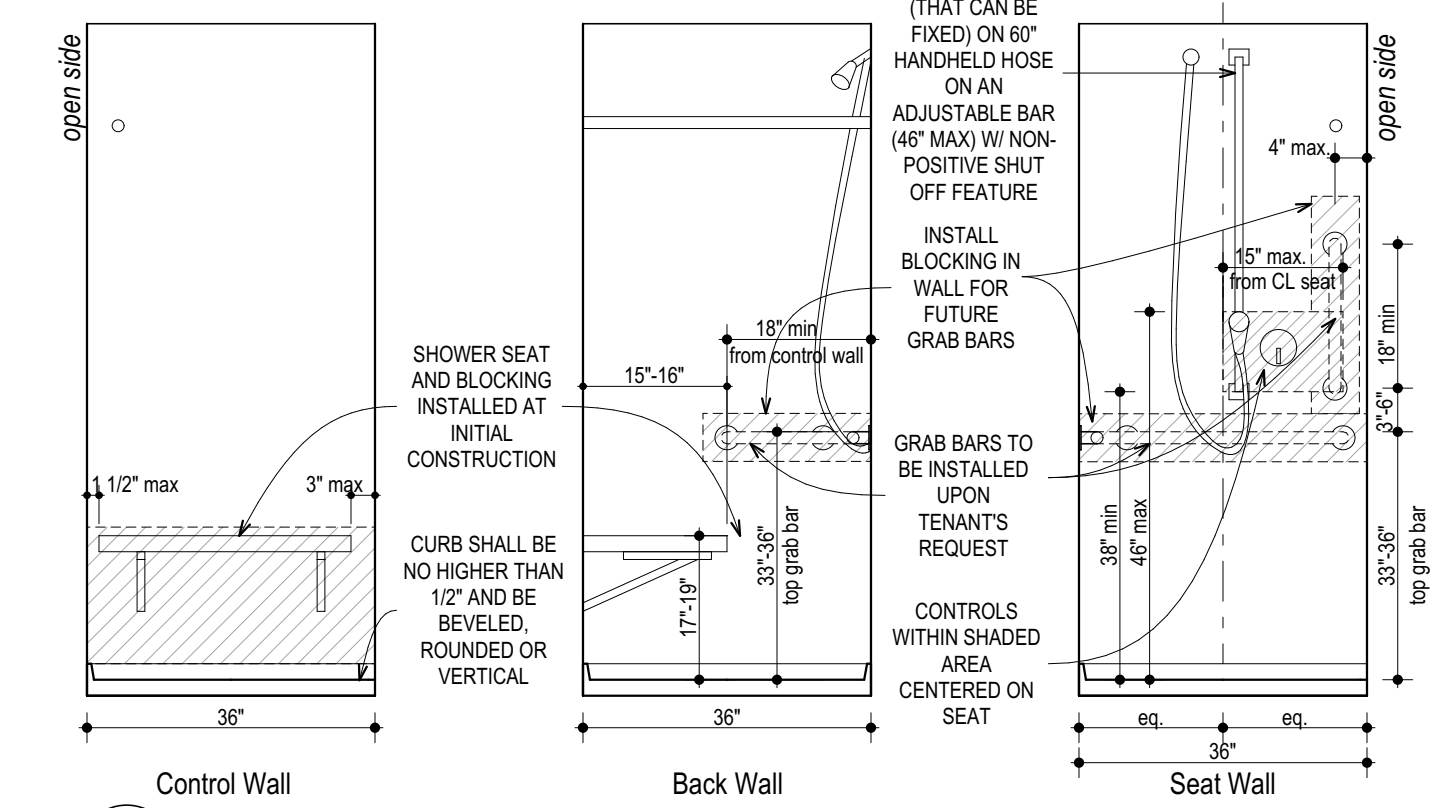
6 Type 504 Bathtub
SCALE: 1/2" = 1'-0"



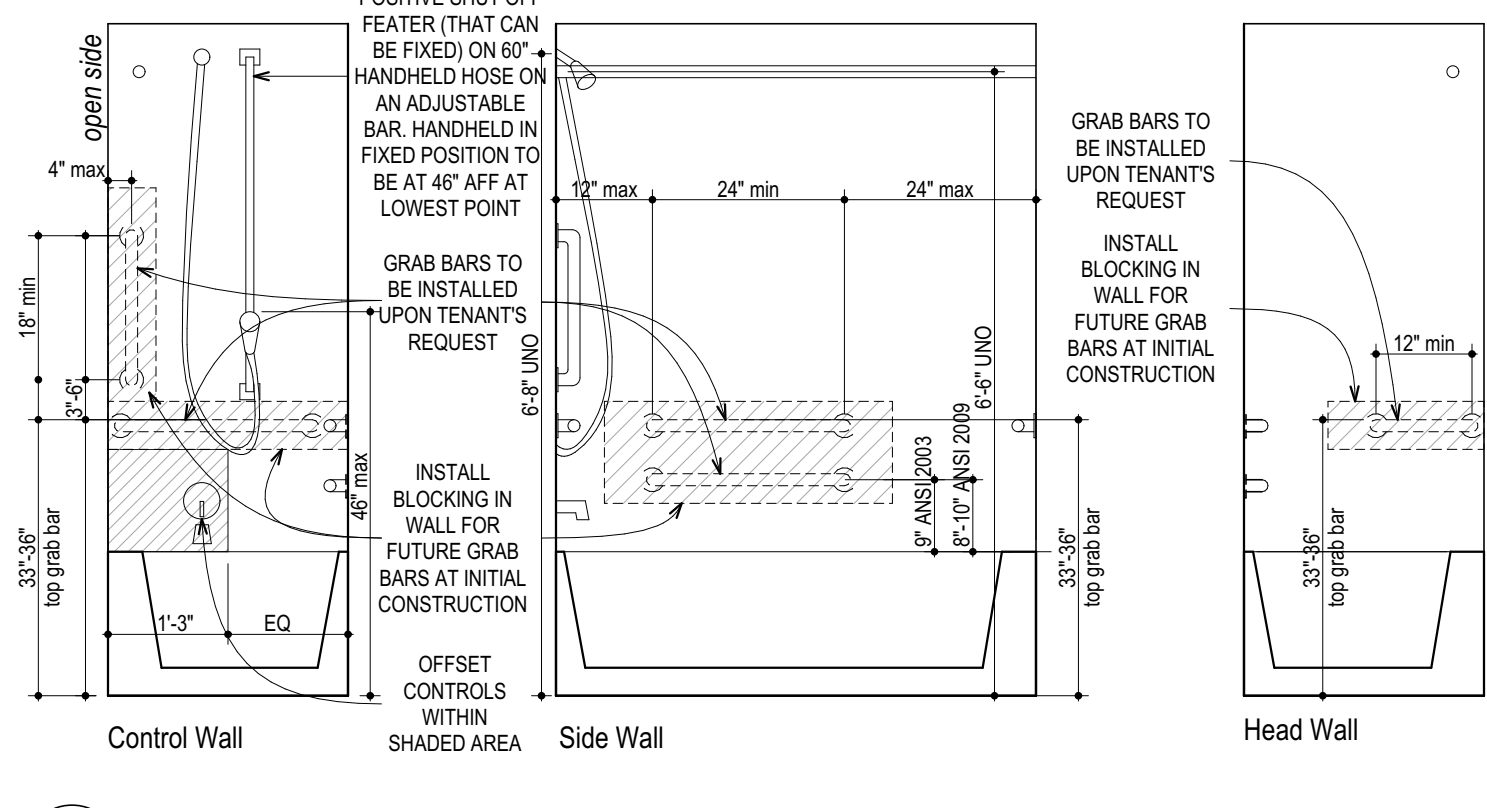
5 Type 504 Toilet
SCALE: 1/2" = 1'-0"



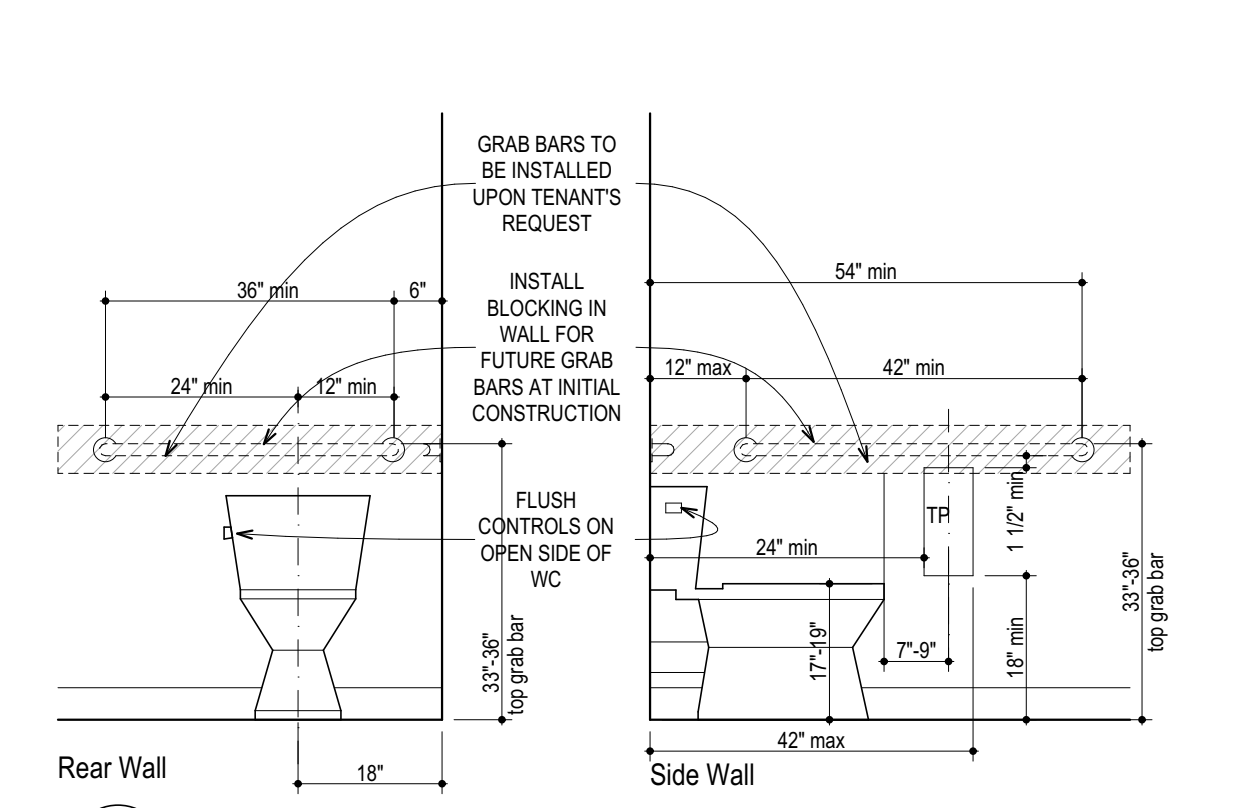
4 Type A Standard Roll-in Shower w/ Folding Seat
SCALE: 1/2" = 1'-0"
NOTE: Fixed shower seat is permitted where seat does not overlap 30" x 60" clear floor space.



3 Type A Transfer Shower
SCALE: 1/2" = 1'-0"



2 Type A Bathtub
SCALE: 1/2" = 1'-0"



1 Type A Toilet
SCALE: 1/2" = 1'-0"

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DESIGN LOAD CRITERIA

1. BUILDING CODE: CHICAGO BUILDING CODE 2019
2. LIVE LOADS:
RESIDENTIAL 40 PSF
EXTERIOR DECK 100 PSF
3. SUPERIMPOSED DEAD LOADS:
PARTITIONS 5 PSF
M+E+P 5 PSF
4. WIND LOADS:
RISK CATEGORY (II)
BASIC DESIGN WIND SPEED 107 MPH
WIND EXPOSURE (B)
INTERNAL PRESSURE COEFF. (GC_{pi}) ±0.18
MAIN WIND FORCE RESISTING SYSTEM 20 PSF
5. SNOW LOADS:
GROUND SNOW 25 PSF
SNOW DRIFT PER ANSI/ASCE 7-16
6. EARTHQUAKE LOADS
RISK CATEGORY (II)
IMPORTANCE FACTOR, I_e 1.00
MAPPED MCE_g S_s 0.125
MAPPED MCE_g S₁ 0.066
SITE CLASS (D)
PARAMETER S_{ps} 0.133
PARAMETER S_{pt} 0.103
DESIGN CATEGORY (A)
8. THRUSTS ON HANDRAILS AND GUARDS: (1607.8.1)
HANDRAILS AND GUARDS SHALL BE DESIGNED TO RESIST A LINEAR LOAD OF 50 PLF, APPLIED AT THE TOP OF THE RAILING OR A CONCENTRATED LOAD OF 200 POUNDS IN ANY DIRECTION, WHICHEVER PRODUCES THE GREATEST STRESS. INTERMEDIATE RAILS (ALL THOSE EXCEPT THE HANDRAIL), BULUSTERS AND PANNEL FILLERS SHALL BE DESIGNED TO RESIST A CONCENTRATED LOAD OF 50 POUNDS IN ACCORDANCE WITH SECTION 4.5.1.1 OF ASCE 7.

GENERAL NOTES

1. THE STRUCTURAL DRAWINGS AND SPECIFICATIONS ARE ONE PART OF THE CONTRACT DOCUMENTS AND SHALL BE USED IN CONJUNCTION WITH THE REMAINING PARTS OF THE CONTRACT DOCUMENTS.
2. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING THE STRUCTURAL DRAWINGS WITH ARCHITECTURAL, MECHANICAL, PLUMBING AND ELECTRICAL DRAWINGS FOR LOCATION AND PLACEMENT OF ALL INSERTS, HANGERS, SLEEVES, DUCTWORK, OPENINGS, ETC., THAT ARE REQUIRED BY THE ARCHITECT AND/OR EQUIPMENT.
3. THE GENERAL CONTRACTOR SHALL VERIFY AND COORDINATE ALL DIMENSIONS SHOWN ON THE STRUCTURAL DRAWINGS WITH THE ARCHITECTURAL, MECHANICAL, ELECTRICAL, PLUMBING AND FIRE PROTECTION DRAWINGS. ANY DISCREPANCY SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT AND STRUCTURAL ENGINEER PRIOR TO PROCEEDING WITH WORK.
4. DRAWINGS ARE NOT TO BE SCALED IN FIELD. WRITTEN DIMENSIONS TAKE PRECEDENCE OVER DRAWN DIMENSIONS.
5. THE CONTRACTOR IS RESPONSIBLE FOR LIMITING THE AMOUNT OF CONSTRUCTION LOAD IMPOSED ON THE STRUCTURE SO THAT NOT TO EXCEED THE ALLOWABLE FLOOR LOADING INDICATED IN THE DRAWINGS. CONSTRUCTION LOADS SHALL NOT EXCEED THE CAPACITY OF THE FRAMING AT THE TIME THE LOADS ARE IMPOSED.
6. THE CONTRACTOR SHALL MAKE NO DEVIATION FROM THE DESIGN DRAWINGS WITHOUT THE WRITTEN APPROVAL OF THE ARCHITECT AND STRUCTURAL ENGINEER.
7. SUBMIT SHOP DRAWINGS PREPARED BY CONTRACTORS, SUPPLIERS, ETC. FOR REVIEW BY STRUCTURAL ENGINEER FOR CONFORMANCE WITH DESIGN INTENT. DO NOT START WORK WITHOUT SUCH REVIEW. THE GENERAL CONTRACTOR MUST REVIEW ALL SHOP DRAWINGS PRIOR TO SUBMITTAL TO THE STRUCTURAL ENGINEER.
8. THE CONTRACTOR SHALL VERIFY ALL NEW AND EXISTING DIMENSIONS BY MEASUREMENTS AND SURVEY AT THE JOB SITE BEFORE PROCEEDING WITH SHOP DRAWINGS. ANY DEVIATIONS FROM EXISTING CONDITIONS SHOWN ON THE DRAWINGS MAY REQUIRE MODIFICATIONS TO THE CONTRACT DOCUMENTS.
9. THE STRUCTURE IS DESIGNED TO FUNCTION AS A UNIT UPON COMPLETION. PROVIDE TEMPORARY SHORING, BRACING AND SUPPORT AS REQUIRED TO MAINTAIN STRUCTURAL INTEGRITY DURING CONSTRUCTION.
10. IF A DISCREPANCIES FOUND BETWEEN THE STRUCTURAL DRAWINGS, DETAILS, AND SPECIFICATIONS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY, FOR RESOLUTION PRIOR TO PROCEEDING WITH WORK.
11. ALL DETAILS, SECTIONS, AND NOTES ARE INTENDED TO BE TYPICAL FOR SIMILAR CONDITIONS AND SITUATIONS, UNLESS NOTED OTHERWISE ON THE DRAWINGS.
12. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES AND PROCEDURES.
13. ALL CONSTRUCTION SHALL BE PERFORMED IN CONFORMANCE WITH THE BUILDING AND DESIGN CODES REFERENCED WITHIN THESE DOCUMENTS.
14. THE CONTRACTOR SHALL DESIGN, PROVIDE, INSTALL AND MAINTAIN UNDERPINNING, SHORING, AND BRACING AS REQUIRED FOR THE SUPPORT AND PROTECTION OF SURROUNDING EXISTING PROPERTY, BUILDINGS, UTILITIES, UTILITY EQUIPMENT, ETC.

STRUCTURAL STEEL

1. ALL STRUCTURAL STEEL WORK SHALL CONFORM TO THE ANSI/AISC 360-16 "SPECIFICATION FOR STRUCTURAL STEEL BUILDINGS", EFFECTIVE JULY 7, 2016, AND THE ANSI/AISC 360-13 "CODE OF STANDARD PRACTICE FOR STEEL BUILDINGS AND BRIDGES", EFFECTIVE JUNE 15, 2016, EXCEPT AS NOTED BELOW OR IN THE PROJECT SPECIFICATION.
2. STRUCTURAL STEEL SHALL CONFORM TO THE FOLLOWING STANDARDS AND MATERIAL PROPERTIES, U.N.O.:
(A) WDE FLANGE SHAPES ASTM A992
(B) CHANNEL & MC'S ASTM A36
(C) ANGLES, CONNECTION PLATES ASTM A36
(D) STEEL PIPES ASTM A53, GRADE B
(E) STEEL TUBES ASTM A500, GRADE C
(F) ANCHOR RODS ASTM F154, GRADE 55
(G) HEADED STUD SHEAR CONNECTORS ASTM A108
3. ALL BOLTS, NUTS AND WASHERS SHALL CONFORM TO THE REQUIREMENTS OF ASTM A325. ALL BOLTS SHALL BE 3/4" DIAMETER, MINIMUM.
4. ALL CONNECTIONS SHALL BE DESIGNED AND DETAILED BY THE FABRICATOR, USING RATIONAL ENGINEERING DESIGN AND STANDARD PRACTICE IN ACCORDANCE WITH THE REQUIREMENTS OF THE CONTRACT DOCUMENTS. THE CONNECTIONS CALCULATIONS SHALL BE SIGNED AND SEALED BY A STRUCTURAL ENGINEER LICENSED IN THE STATE OF ILLINOIS. THE GENERAL DETAILS SHOWN ON THE DRAWINGS ARE CONCEPTUAL ONLY AND, UNLESS SPECIFICALLY NOTED, DO NOT INDICATE THE REQUIRED NUMBER OF BOLTS OR WELD SIZES.
5. THE FABRICATOR/ERECTOR SHALL SUBMIT TO THE ARCHITECT, FOR REVIEW, ENGINEERED DRAWINGS CHECKED BY THE GENERAL CONTRACTOR SHOWING SHOP FABRICATION DETAILS, FIELD ASSEMBLY DETAILS AND ERECTION DIAGRAMS FOR ALL STRUCTURAL STEEL. ALL SHOP DRAWINGS MUST BE COMPLETE FOR ALL STRUCTURAL STEEL WITH BEAM SIZES, MARKS, ETC., SHOWN ON ERECTION PLANS.
6. ALL CONNECTIONS, UNLESS INDICATED OTHERWISE, SHALL BE SIMPLE SHEAR CONNECTIONS UTILIZING HIGH STRENGTH BEARING BOLTS IN SINGLE OR DOUBLE SHEAR WITH THREADS EXCLUDED FROM THE SHEAR PLANE. THE MINIMUM NUMBER OF BOLTS PER CONNECTION SHALL BE TWO (2).
7. STEEL BEAMS AND GIRDER CONNECTION SHALL BE DESIGNED USING ALLOWABLE STRENGTH METHOD FOR THE FOLLOWING UNFACTORED VERTICAL SHEAR REACTIONS, UNLESS NOTED OTHERWISE ON THE DRAWINGS:

W10, C10 20 KIPS
8. FURNISH AND INSTALL MISCELLANEOUS STEEL SUCH AS CURBS, HANGERS, STRUTS, BRACKETS, BRACES, ETC. AS CALLED FOR OR AS NECESSARY PER THE ARCHITECTURAL, MECHANICAL OR ELECTRICAL DRAWINGS.
9. ALL STRUCTURAL STEEL MEMBERS SHALL BE STRAIGHT AND FREE OF TWIST. COLUMN BEARING ENDS SHALL BE TRUE AND SQUARE. ALL COLUMNS SHALL BE PLUMB AND LEVEL BEARING.
10. ALL BEAMS SHALL BE FABRICATED WITH THE NATURAL CAMBER UP.
11. ALL COPES, HOLES, OPENINGS AND MODIFICATIONS REQUIRED IN STRUCTURAL STEEL MEMBERS FOR ERECTION OR THE WORK OF OTHER TRADES SHALL BE SHOWN ON THE SHOP DRAWINGS FOR APPROVAL BY THE ARCHITECT/STRUCTURAL ENGINEER.
12. FIELD MODIFICATION OF STRUCTURAL STEEL IS PROHIBITED WITHOUT PRIOR APPROVAL OF THE ARCHITECT/STRUCTURAL ENGINEER.
13. ALL STEEL EXPOSED TO THE ELEMENTS OF WEATHER OR CORROSION SHALL RECEIVE ONE COAT OF APPROVED SHOP PAINT IN ADDITION TO RUST INHIBITIVE FIELD PAINT AS SPECIFIED IN ARCHITECTURAL SPECIFICATIONS.
14. AFTER FABRICATION, ALL STEEL SHALL BE CLEANED OF ALL RUST, LOOSE MILL SCALE AND OTHER FOREIGN MATERIALS. PRIMING IS REQUIRED FOR ALL STRUCTURAL STEEL, EXCEPT IN AREAS TO BE FIREPROOFED.
15. ALL WELDING ELECTRODES SHALL BE E70XX. MINIMUM FILLET WELD SIZE SHALL COMPLY WITH THE AISC REQUIREMENTS, BUT SHALL NOT BE LESS THAN 3/16 INCH, UNLESS NOTED OTHERWISE.
16. ALL WELDING WORK SHALL CONFORM TO THE AWS D1.1 STRUCTURAL WELDING CODE, LATEST EDITION, AND SHALL BE PERFORMED BY AWS CERTIFIED WELDERS.
17. SHOP AND FIELD TESTING AND INSPECTION OF STRUCTURAL STEEL FABRICATION AND ERECTION WORK, INCLUDING WELDED AND BOLTED CONNECTIONS, SHALL BE AS REQUIRED IN THE SPECIFICATION.

SAWN LUMBER

1. ALL GRADES OF LUMBER SHALL BE RATED BY THE SOUTHERN PINE INSPECTION BUREAU (SPIB), OR THE WESTERN WOOD PRODUCTS ASSOCIATION (WWPA). LUMBER GRADES SHALL BE AS FOLLOWS, WITH A MAXIMUM MOISTURE CONTENT OF 19%:
(A) DOUGLAS FIR-LARCH NO. 2
(B) SPRUCE-PINE-FIR NO. 1/NO. 2
2. PROVIDE STANDARD CUT WASHERS FOR BOLT HEADS AND NUTS BEARING ON WOOD.
3. PRESSURE TREAT ALL WOOD IN CONTACT WITH CONCRETE OR MASONRY.
4. MINIMUM NAILED CONNECTIONS FOR WOOD FRAMING MEMBERS SHALL BE IN ACCORDANCE WITH THE LOCAL BUILDING CODE, IF NO OTHER CRITERIA IS GIVEN.
5. CONNECTORS SHOWN ON DETAILS ARE MANUFACTURED BY SIMPSON. WRITTEN APPROVAL BY ENGINEER IS REQUIRED FOR SUBSTITUTIONS.

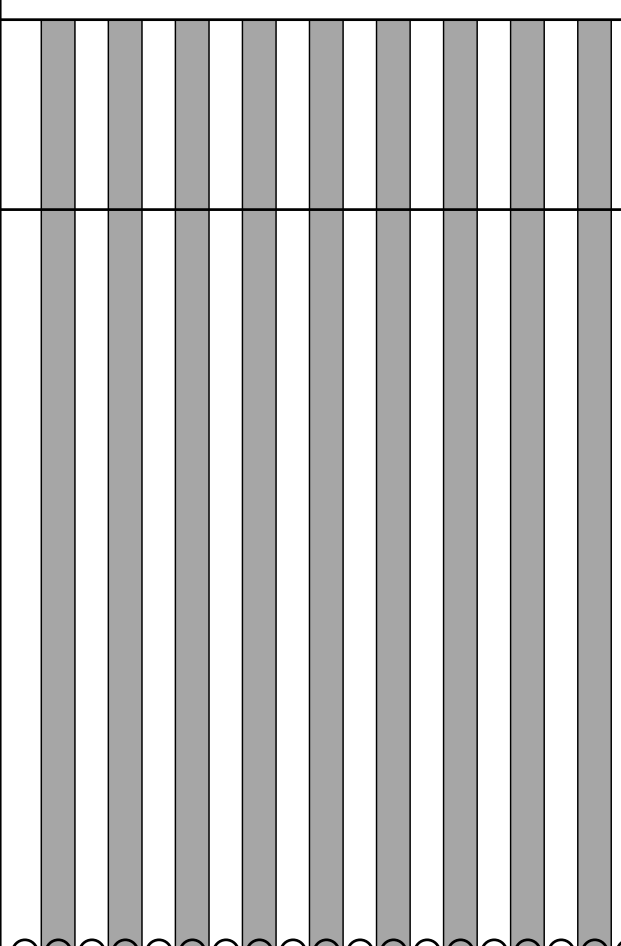
STRUCTURAL ENGINEER:



AP Engineering PC
Consulting Structural Engineers
990 Grove Street, Suite 408
Evanston, IL 60201
t: (847) 328-9983
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PROFESSIONAL NO. 184 004755-003 EXPIRES 04/30/2025
ALEXANDER PELLACK
ILLINOIS LICENSE 081 005813 EXPIRES 11/30/2024

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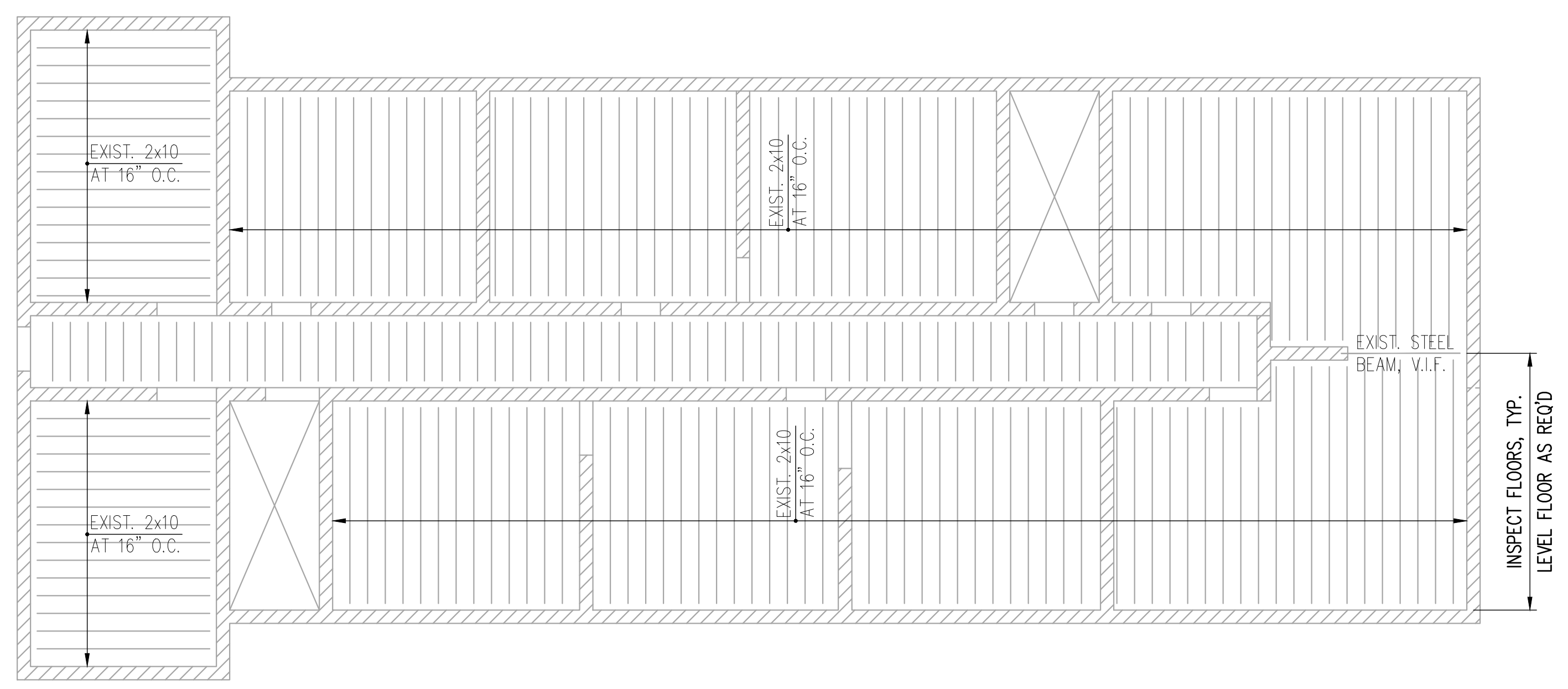
**GENERAL STRUCTURAL
NOTES**

S0.1

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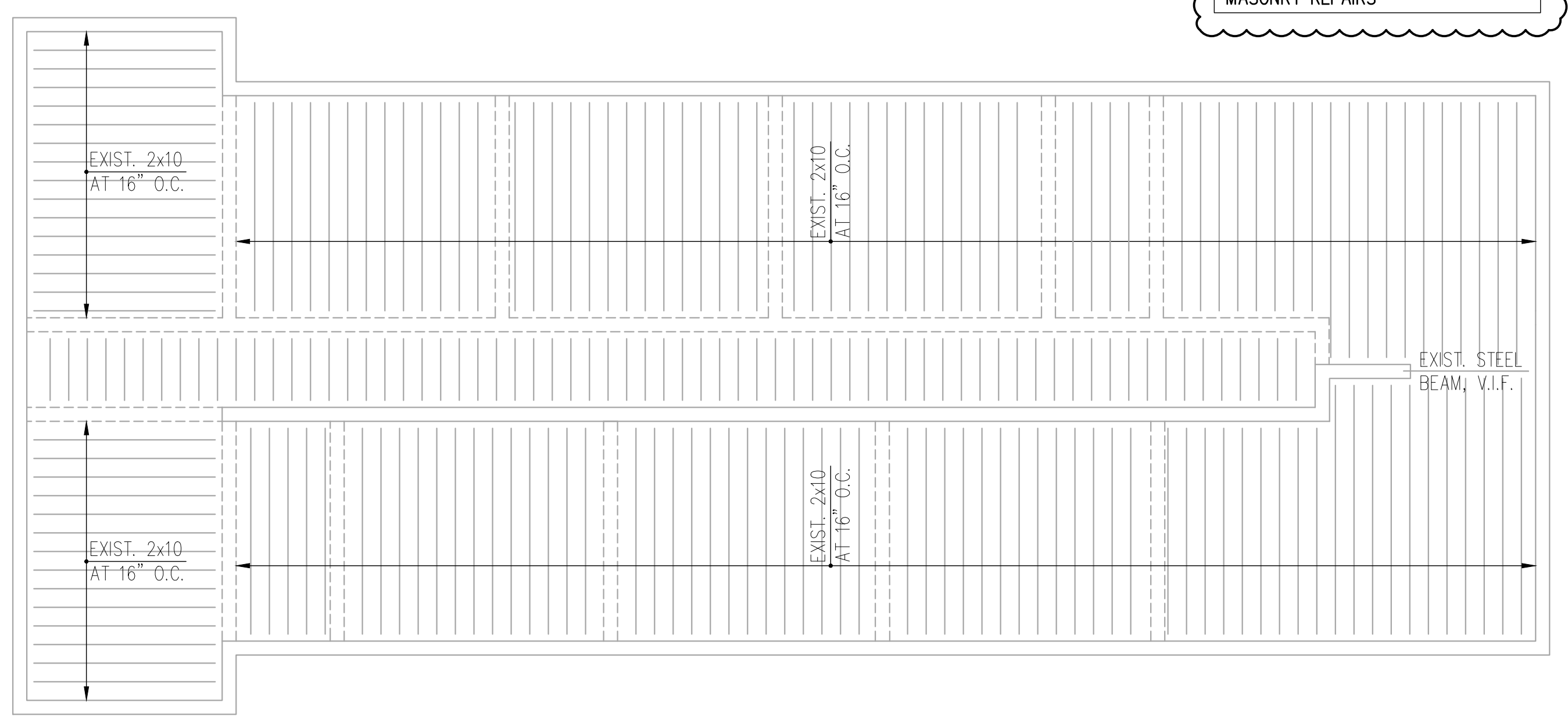
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REFER TO ARCHITECTURAL DRAWINGS FOR MORE INFORMATION REGARDING MASONRY REPAIRS



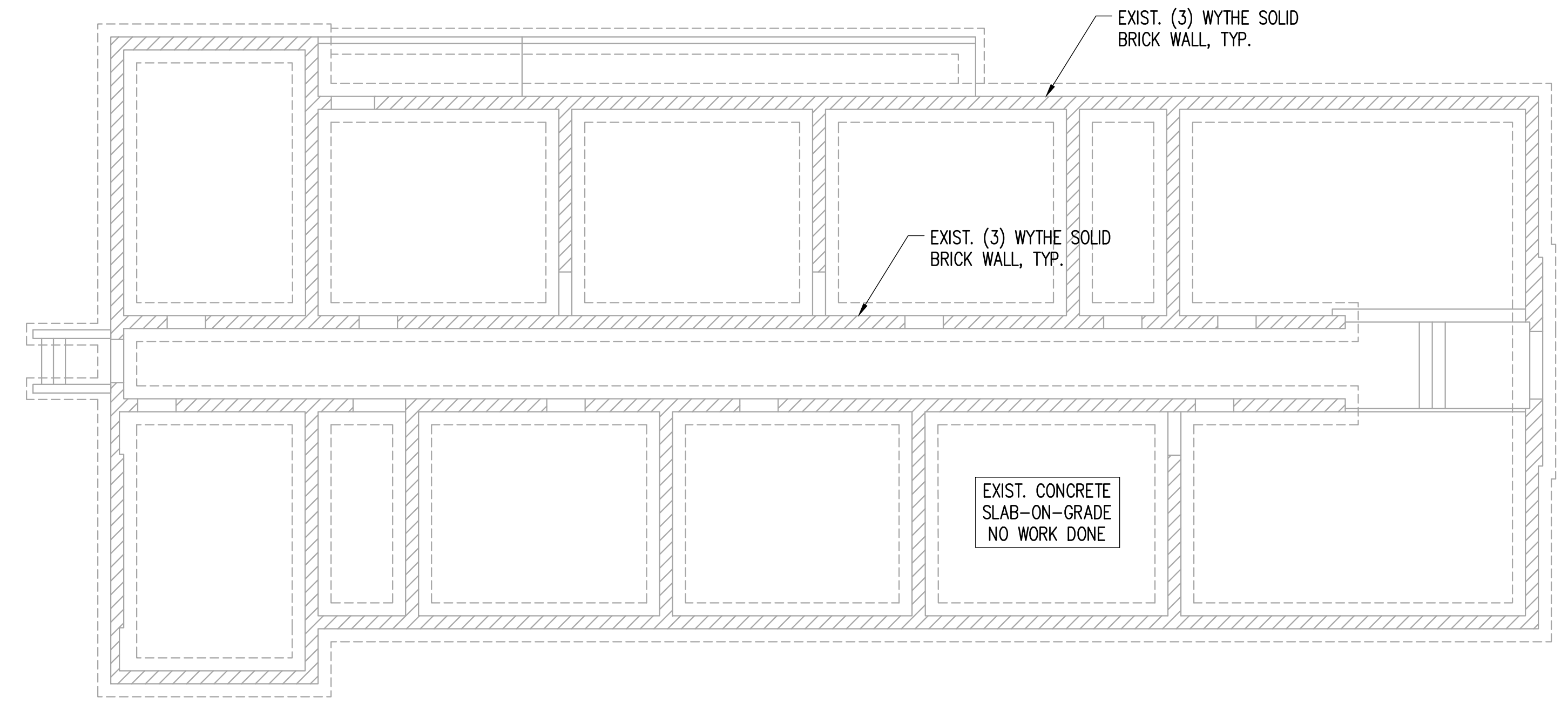
SECOND AND THIRD FLOOR FRAMING PLAN
SCALE: 1/8" = 1'-0"

- NOTES:
1. VERIFY ALL DIMENSIONS AND ELEVATIONS WITH ARCH. DWGS.
 2. SEE SHEET S0.1 FOR GENERAL STRUCTURAL NOTES.



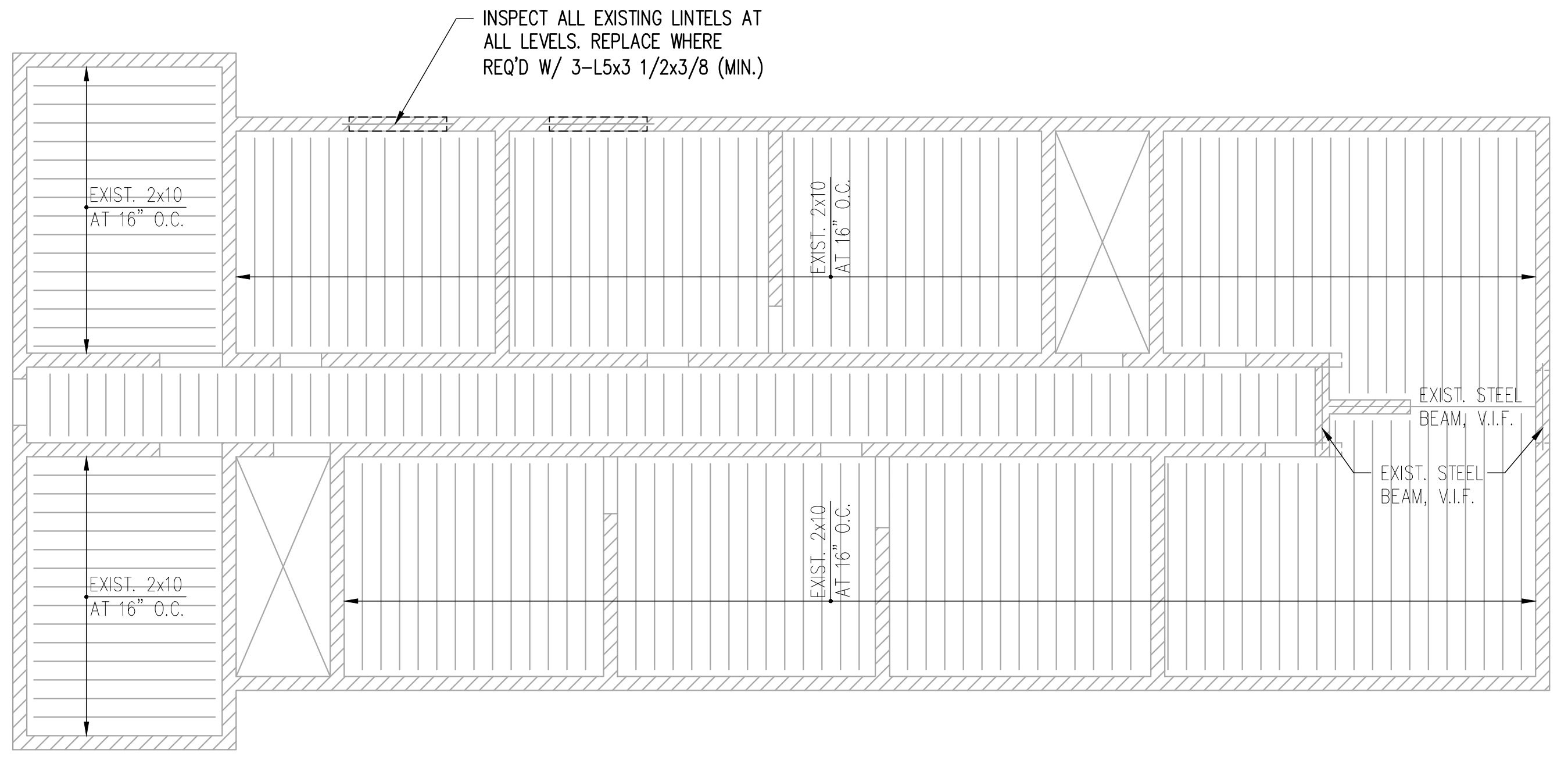
ROOF FRAMING PLAN
SCALE: 1/8" = 1'-0"

- NOTES:
1. VERIFY ALL DIMENSIONS AND ELEVATIONS WITH ARCH. DWGS.
 2. SEE SHEET S0.1 FOR GENERAL STRUCTURAL NOTES.



GROUND FLOOR PLAN
SCALE: 1/8" = 1'-0"

- NOTES:
1. VERIFY ALL DIMENSIONS AND ELEVATIONS WITH ARCH. DWGS.
 2. SEE SHEET S0.1 FOR GENERAL STRUCTURAL NOTES.



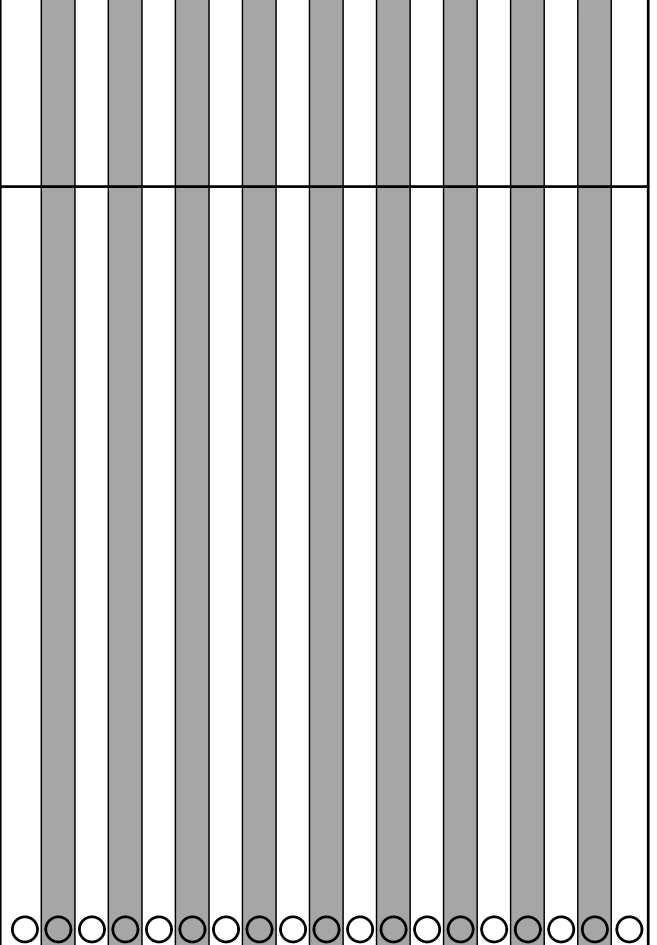
FIRST FLOOR FRAMING PLAN
SCALE: 1/8" = 1'-0"

- NOTES:
1. VERIFY ALL DIMENSIONS AND ELEVATIONS WITH ARCH. DWGS.
 2. SEE SHEET S0.1 FOR GENERAL STRUCTURAL NOTES.

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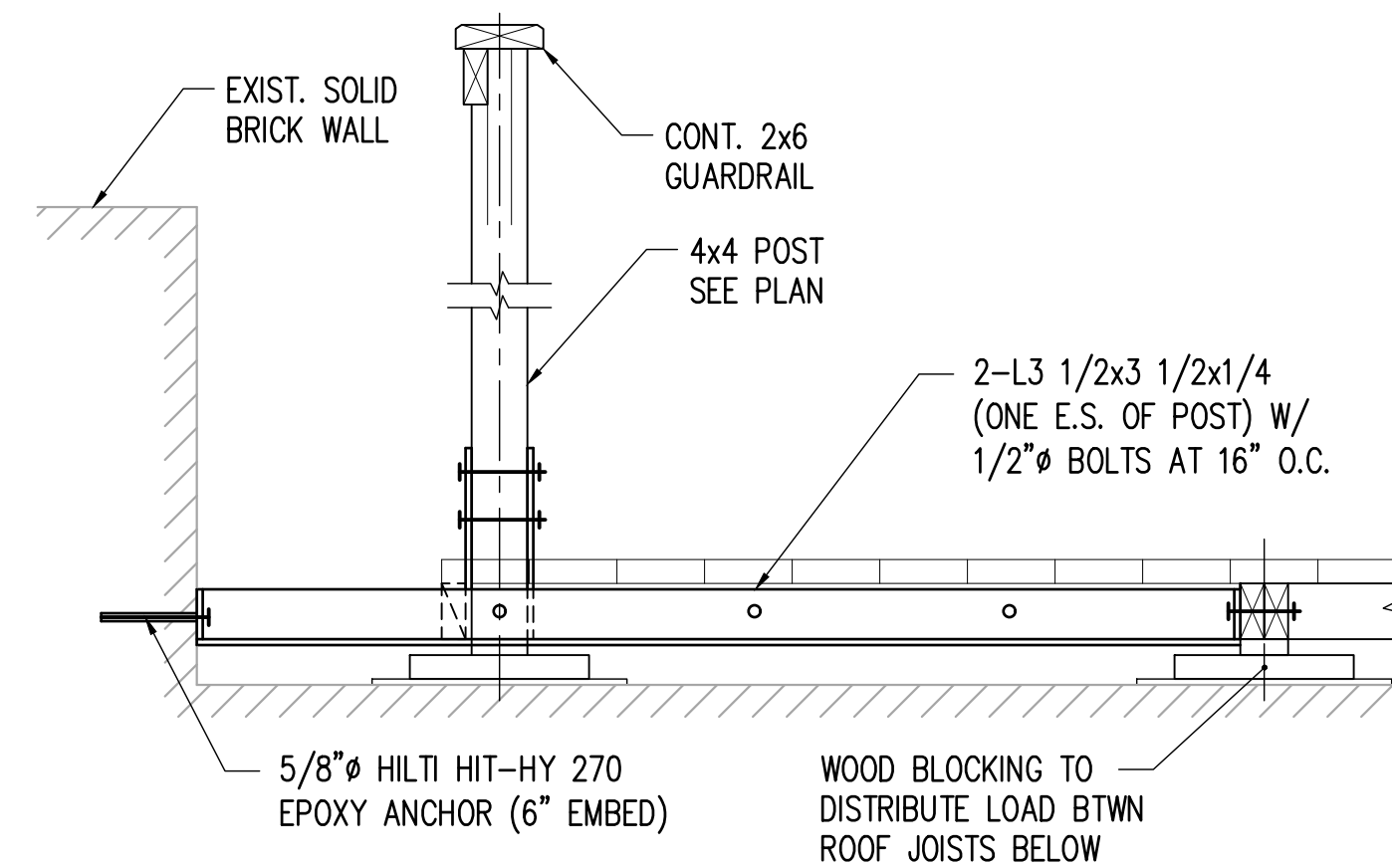
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GROUND, 1st, 2nd FLOOR & ROOF FRAMING PLANS

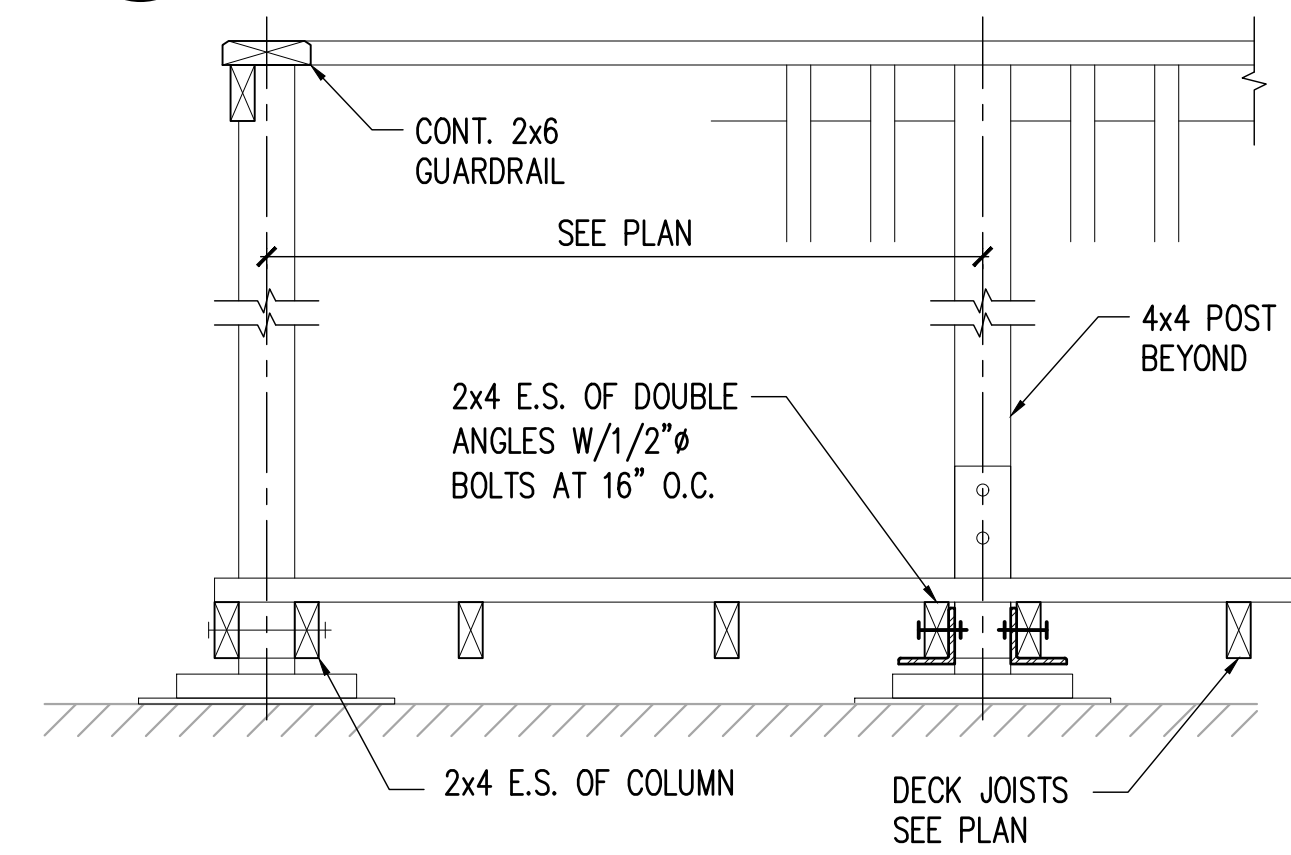
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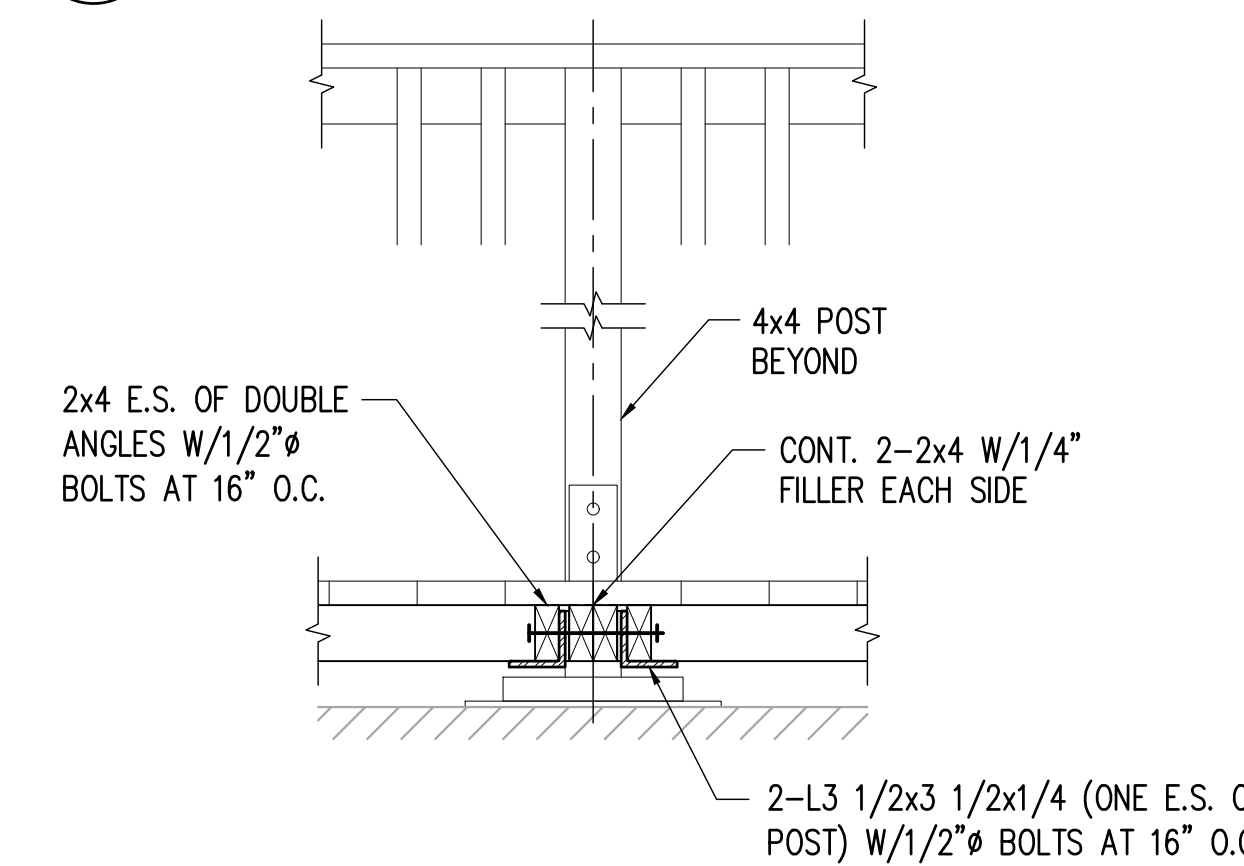
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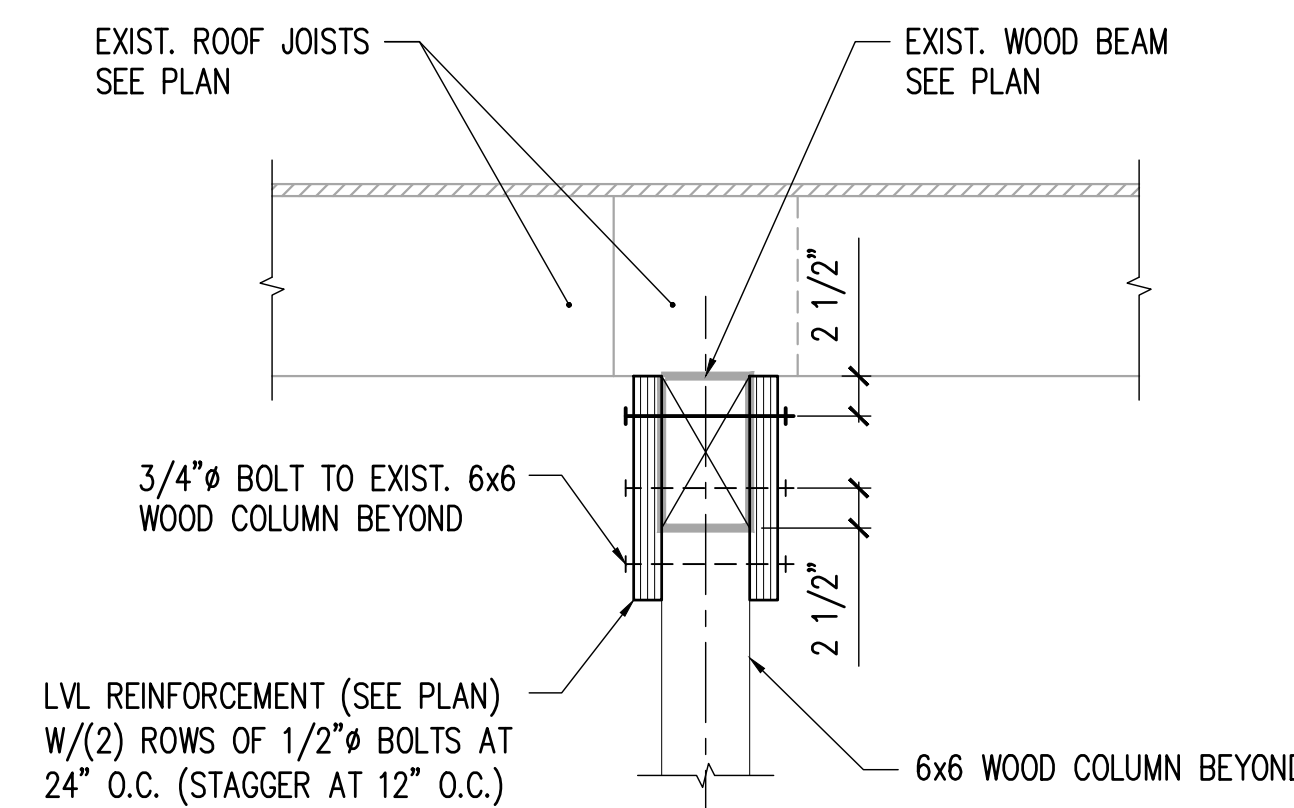
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ELEVATION
S-2 SCALE: 1" = 1'-0"



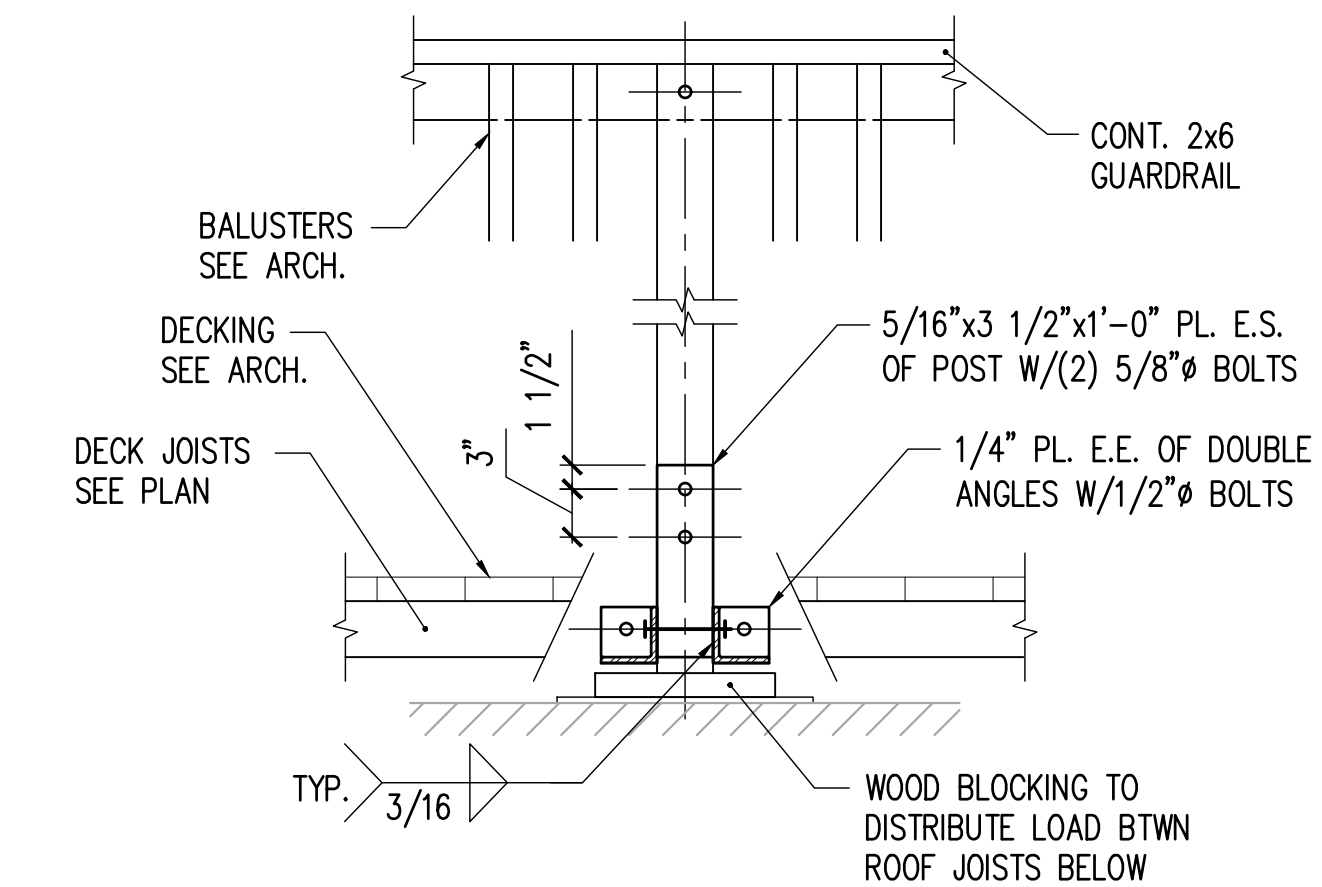
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SECTION
S-2 SCALE: 1" = 1'-0"



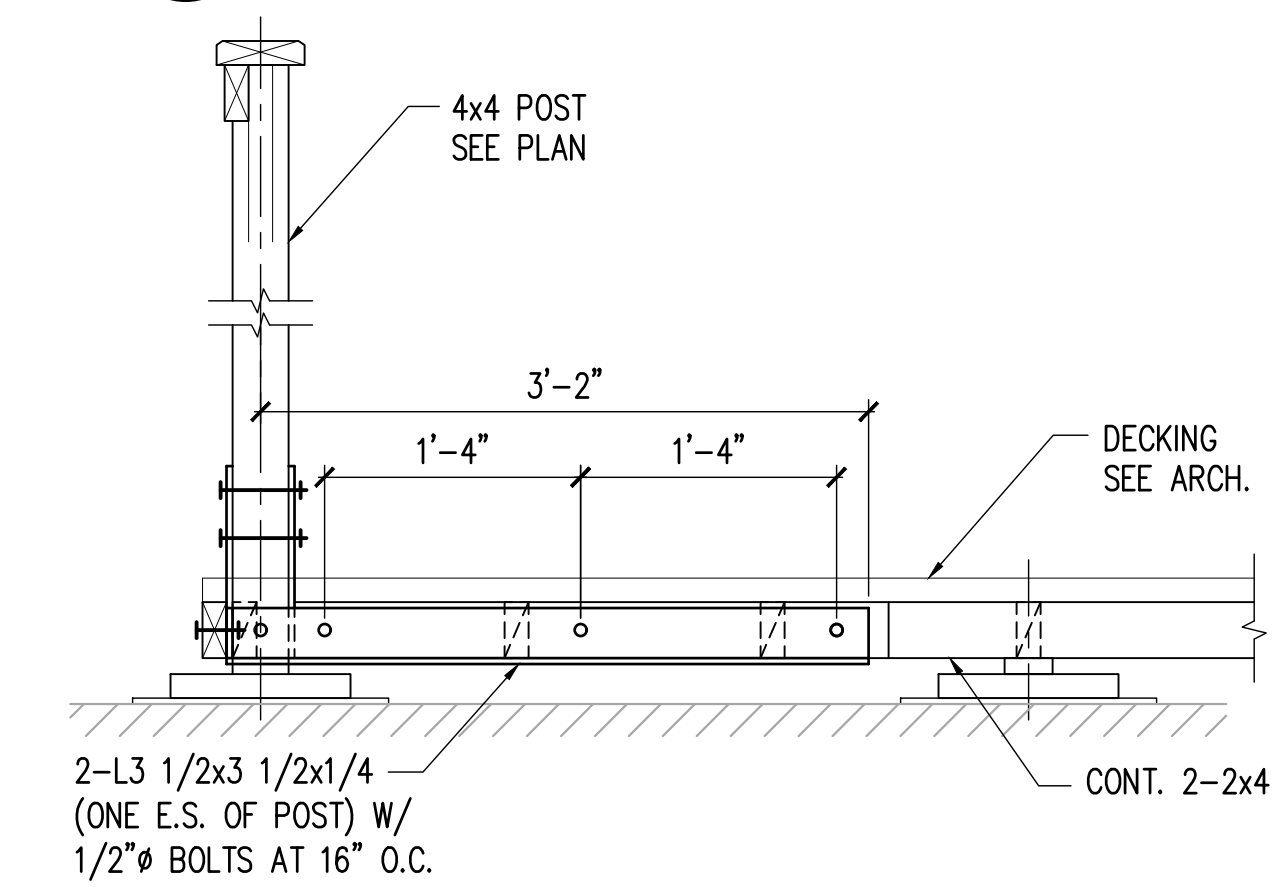
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ELEVATION
S-2 SCALE: 1" = 1'-0"



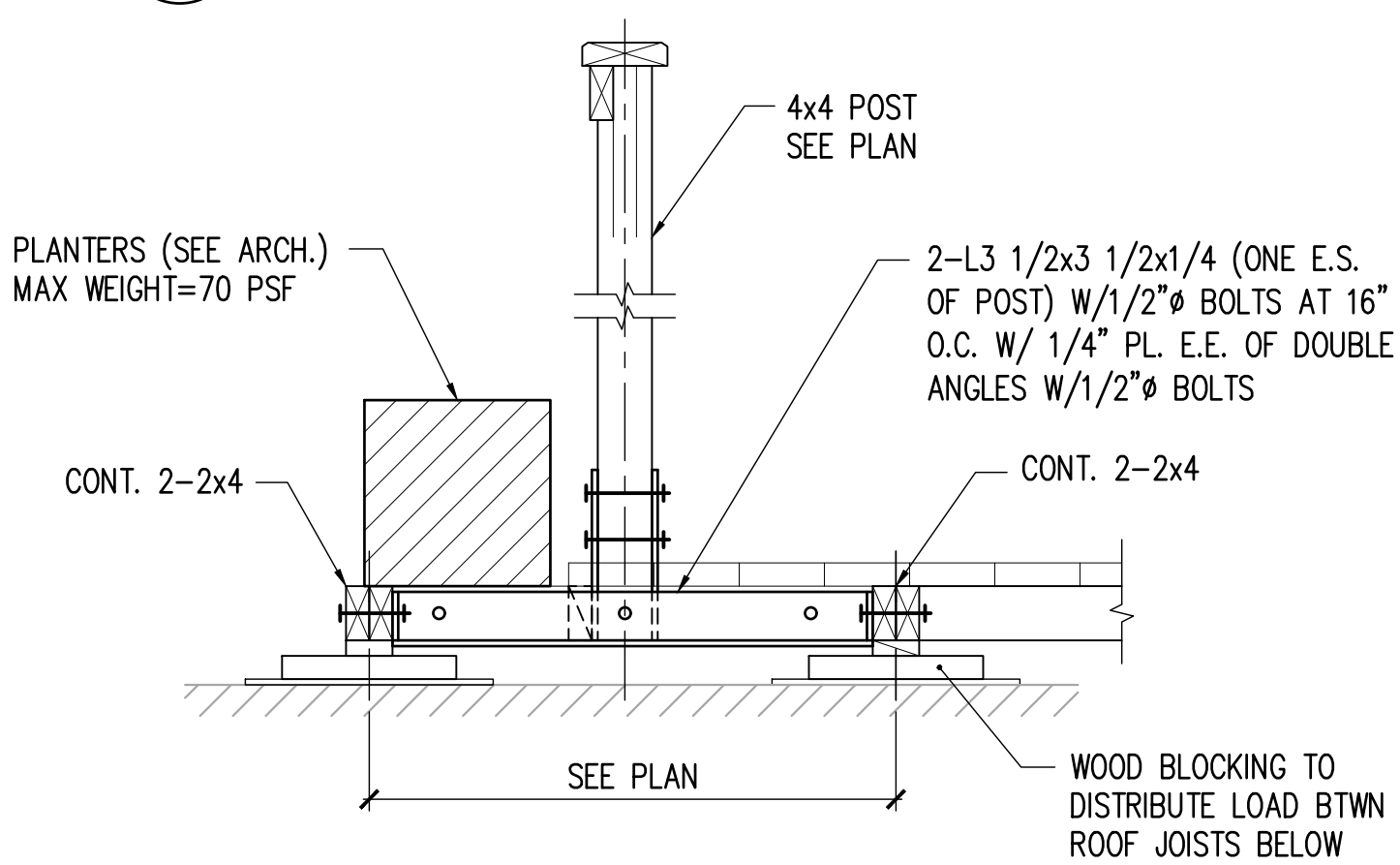
7
EX. ROOF BEAM REINFORCEMENT
S-2 SCALE: 1" = 1'-0"



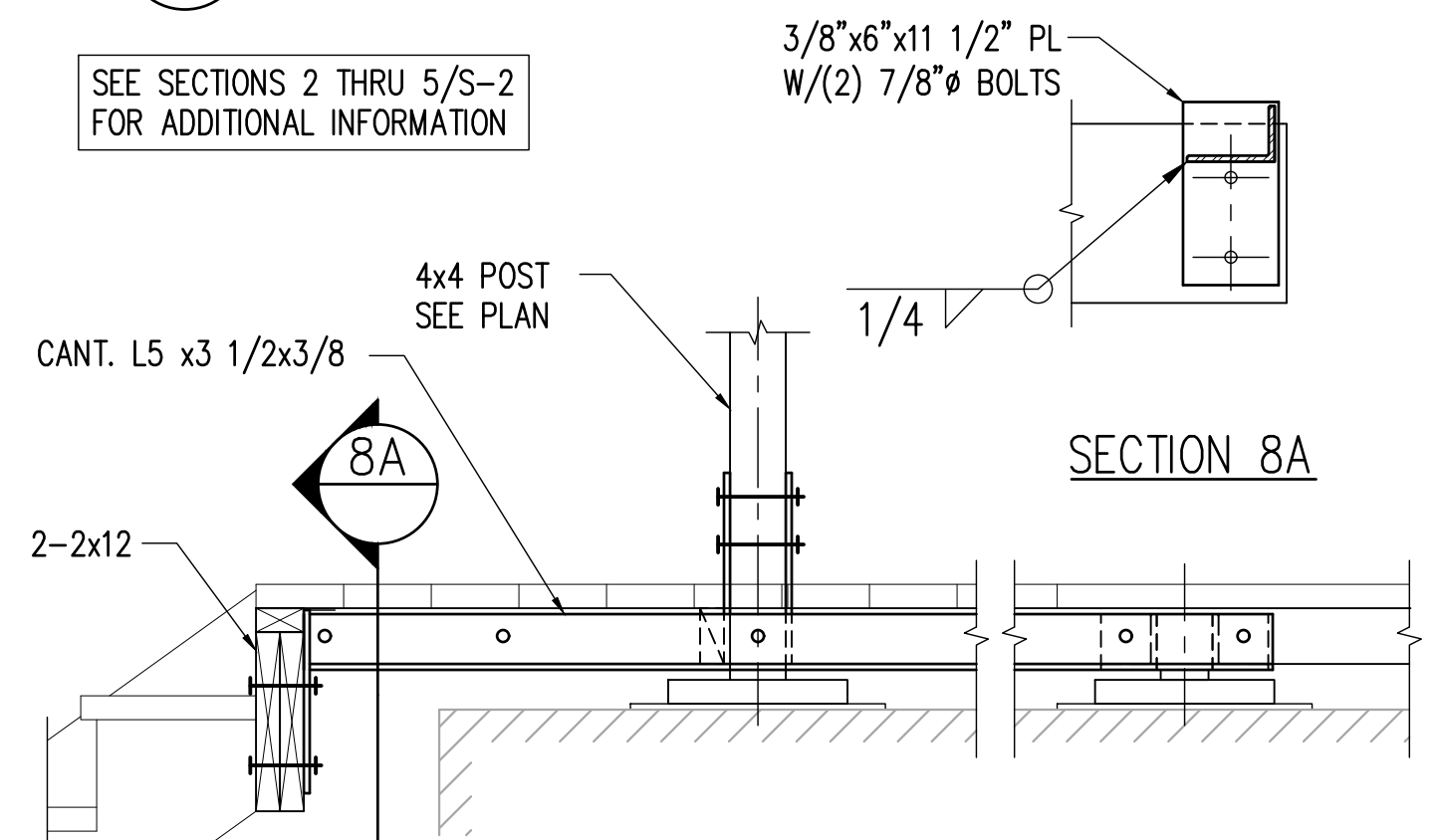
2
SECTION
S-2 SCALE: 1" = 1'-0"



4
ELEVATION
S-2 SCALE: 1" = 1'-0"



6
ELEVATION
S-2 SCALE: 1" = 1'-0"

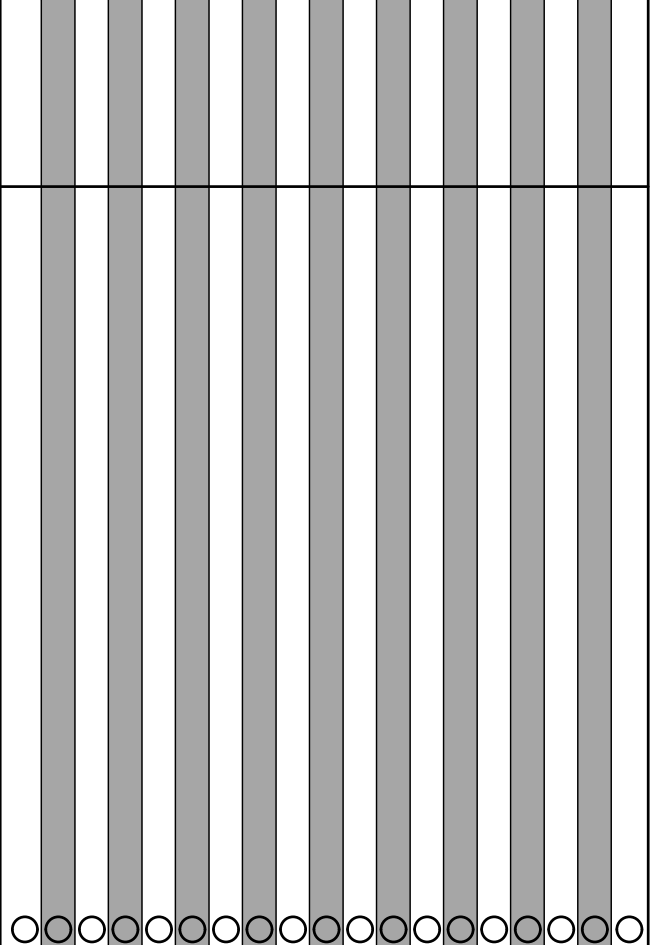


8
ELEVATION AT CANT. ANGLES
S-2 SCALE: 1" = 1'-0"

STRUCTURAL ENGINEER:
AP Engineering PC
Consulting Structural Engineers
990 Grove Street, Suite 408
Evanston, IL 60201
t: (847) 328-9983
ap-structural.com

AP ENGINEERING PC
PROFESSIONAL NO. 184 004755-003 EXPIRES 04.30.2025
ALEXANDER POLLOCK
ILLINOIS LICENSE 081 005813 EXPIRES 11.30.2024

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY, TO THE BEST OF MY KNOWLEDGE, WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.



LB BA
1625 W Carroll Avenue
Chicago, IL 60612
p 312-988-9100
www.lbba.com
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Heart of Uptown Apartments
4130 N. Kenmore
Chicago, IL 60613

2331.2

SECTIONS AND DETAILS

S2.1

2024.01.03

ISSUE FOR 50% DD

HVAC GENERAL NOTES:

- THIS CONTRACTOR SHALL FURNISH AND INSTALL ALL EQUIPMENT, MATERIAL AND LABOR NECESSARY TO COMPLETE THE HVAC AND RELATED SYSTEMS AS SHOWN AND IMPLIED FROM THESE NOTES AND DRAWINGS. THE HVAC CONTRACTOR SHALL FURNISH AND INSTALL ALL EQUIPMENT AND APPURTENANCES NECESSARY FOR COMPLETE WORKING HVAC SYSTEMS.
- THE HVAC/MECHANICAL CONTRACTOR AND ALL SUBCONTRACTORS ARE TO VERIFY THE EXACT SCOPE AND RESPONSIBILITY OF THEIR WORK WITH THE OWNER/GENERAL CONTRACTOR PRIOR TO THE START OF THEIR WORK.
- ALL SUBCONTRACTORS SHALL COORDINATE WITH THE GENERAL CONTRACTOR FOR THE SCOPE OF FIRE STOPPING AROUND ALL PENETRATIONS THROUGH ALL FIRE-RATED WALLS AND CEILINGS. FIRE-STOPPING SHALL BE EQUAL IN FIRE-RATING TO WALLS, FLOORS AND CEILINGS WHICH PENETRATIONS PASS THROUGH. SEE ARCHITECTURAL PLANS FOR FIRE-RATING REQUIREMENTS. FIRE STOPPING INSTALLATION SHALL BE BY THIS CONTRACTOR UNLESS NOTED OTHERWISE.
 - FOR LARGER OPENINGS WITH MULTIPLE PENETRATING MEMBERS, AN INTUMESCENT COMPOSITE SHEET SHALL BE PROVIDED AND INSTALLED ACCORDING TO THE LISTED UL ASSEMBLY INSTRUCTIONS. PROVIDE SPECSEAL COMPOSITE SHEET OR EQUAL.
 - AN ENGINEERING JUDGEMENT MAY BE PROVIDED BY THE CONTRACTOR FOR ALTERNATE FIRESTOPPING METHODS.
- ALL MATERIALS, WORKMANSHIP AND INSTALLATION SHALL COMPLY WITH ALL APPLICABLE BUILDING CODES, ADDENDA AND ORDINANCES AS DEFINED BY THE AUTHORITY HAVING JURISDICTION AS OF THE DATE OF THIS DRAWING RELEASE. THE INSTALLATION SHALL ALSO MEET PUBLISHED OWNER REQUIREMENTS AS WELL AS THE FOLLOWING CODES, INCLUDING, BUT NOT LIMITED TO, IHDA, ENTERPRISE GREEN COMMUNITIES, DOH, IDPH, ASHRAE AND SMACNA CODES, AS WELL AS THE LATEST OSHA REQUIREMENTS. WHERE ANY PART OF THE WORK INDICATED IS NOT IN ACCORDANCE WITH THESE REQUIREMENTS, THIS CONTRACTOR SHALL NOTIFY THE ARCHITECT AND MAKE ALL CHANGES REQUIRED BY THE ENFORCING AUTHORITIES IN A MANNER APPROVED BY THE ARCHITECT AND WITHOUT ADDITIONAL COST TO THE OWNER. ALL WORKMANSHIP SHALL BE FIRST CLASS IN EVERY RESPECT AND PERFORMED ONLY BY SKILLED TRADESMEN. ALL EQUIPMENT TO BE UL LISTED.
- THE HVAC CONTRACTOR AND ALL SUBCONTRACTORS ARE TO GUARANTEE ALL WORK AND MATERIAL FOR 12 MONTHS FROM DATE OF FINAL COMPLETION OF THE PROJECT AGAINST ALL DEFECTS OF MATERIAL, EQUIPMENT AND WORKMANSHIP. ALL DEFECTS SHALL BE CORRECTED AT NO COST TO THE OWNER DURING THE GUARANTEE PERIOD. THIS CONTRACTOR SHALL SUBMIT TO GENERAL CONTRACTOR HIS OWN AND EACH EQUIPMENT MANUFACTURERS WRITTEN CERTIFICATES WARRANTING THAT EACH ITEM OF EQUIPMENT FURNISHED COMPLIES WITH ALL REQUIREMENTS OF THE DRAWINGS AND SPECIFICATIONS. THE CONTRACTOR SHALL ALSO WARRANT EXISTING EQUIPMENT THAT HAS BEEN RECOMMISSIONED AS PART OF THIS WORK.
- THE HVAC CONTRACTOR SHALL PROVIDE ALL TEMPORARY HEATING AND COOLING REQUIREMENTS DURING CONSTRUCTION AS REQUIRED BY THE ARCHITECT AND GENERAL CONTRACTOR. NO NEW OR EXISTING HVAC EQUIPMENT SHALL BE USED FOR TEMPORARY CONDITIONING UNLESS RETURN OPENINGS ARE FULLY PROTECTED WITH CONSTRUCTION FILTERS AND THE USE IS EXPLICITLY AUTHORIZED BY EQUIPMENT MANUFACTURER TO NOT VOID THE WARRANTY. THE CONTRACTOR SHALL ADDITIONALLY WARRANT EQUIPMENT THAT IS INITIATED PRIOR TO THE SUBSTANTIAL COMPLETION DATE TO MEET THE PROJECT WARRANTY REQUIREMENT.
- VERIFICATION OF EXISTING CONDITIONS
 - THE MECHANICAL CONTRACTOR SHALL VISIT THE SITE AND SHALL FAMILIARIZE HIMSELF WITH EXISTING CONDITIONS WHICH WILL AFFECT THE WORK TO BE PERFORMED. VERIFY WITH THE BUILDING OWNER IF ANY EXISTING ITEMS MAY BE REUSED AS PART OF THE SCOPE OF WORK, AND INSPECT THE CONDITION OF SUCH ITEMS. THE SUBMISSION OF A PROPOSAL BY THIS CONTRACTOR SHALL BE CONCLUSIVE EVIDENCE THAT THESE SITE EVALUATIONS AND CORRESPONDENCE HAVE BEEN MADE. NO ALLOWANCE SHALL SUBSEQUENTLY BE MADE ON THE CONTRACTOR'S BEHALF FOR EXTRA EXPENSE INCURRED DUE TO FAILURE OR NEGLECT ON THEIR PART TO MAKE THIS VISIT AND EXAMINATION.
 - VERIFY IN FIELD LOCATIONS OF EXISTING UTILITIES.
- THE HVAC CONTRACTOR SHALL OBTAIN AND PAY FOR ALL NECESSARY PERMITS AS REQUIRED FOR HIS WORK AND PAY FOR ALL NECESSARY INSPECTIONS AS REQUIRED.
- VERIFY FLOOR PLANS AND LAYOUTS WITH CURRENT ARCHITECTURAL FLOOR PLANS AND WITH THE GENERAL CONTRACTOR REVISIONS. ALL WORK SHALL BE LAID OUT BY HVAC CONTRACTOR AT THE BUILDING IN CONSULTATION WITH THE ARCHITECT, OWNER, GENERAL CONTRACTOR AND THOSE INSTALLING WORK UNDER OTHER TRADES.
- THE GENERAL CONTRACTOR CONDITIONS, SUPPLEMENTARY CONDITIONS AND GENERAL REQUIREMENTS ARE PART OF THIS SCOPE OF WORK. THE INSTALLATION SHALL MEET OWNER GUIDELINES.
- THE DRAWINGS & DIAGRAMS ARE SCHEMATIC. ACTUAL ROUTING OF ALL DUCTWORK AND PIPING IS TO BE REVIEWED WITH THE GENERAL CONTRACTOR. THE HVAC CONTRACTOR IS RESPONSIBLE FOR CONFORMITY WITH REQUIREMENTS OF THE PLANS AND NOTES, CORRECT DETAILS AND FIT OF THE PARTS WHEN ASSEMBLED.
- THIS CONTRACTOR SHALL FOLLOW DRAWINGS IN LAYING OUT WORK AND CHECKING DRAWINGS OF OTHER TRADES TO VERIFY SPACES IN WHICH WORK WILL BE INSTALLED. MAINTAIN MAXIMUM HEADROOM AND SPACE CONDITIONS AT ALL POINTS. WHERE HEADROOM OR SPACE CONDITIONS APPEAR INADEQUATE, ENGINEER SHALL BE NOTIFIED BEFORE PROCEEDING WITH INSTALLATION.
- UNLESS NOTED OTHERWISE, ALL NEWLY INSTALLED MECHANICAL EQUIPMENT AND MATERIALS SHALL BE NEW AND OF THE BEST QUALITY.
- SEE MECHANICAL EQUIPMENT SPECIFIED IN THESE CONSTRUCTION DOCUMENTS. SUBSTITUTIONS FOR SPECIFIED EQUIPMENT ARE ACCEPTABLE IF APPROVED BY THE ARCHITECT/ENGINEER OR OWNER IN WRITING. ALL EQUIPMENT SHALL BEAR A UL LABEL.
- THE HVAC CONTRACTOR SHALL COOPERATE TO ELIMINATE CONFLICTS WITH OTHER TRADES AND SHALL BE RESPONSIBLE FOR ALL CONFLICTS BETWEEN HIS WORK AND THAT OF OTHERS. SPECIFICALLY, BUT NOT LIMITED TO PLUMBING, ELECTRICAL AND CARPENTRY CONTRACTORS.
- THE HVAC CONTRACTOR IS RESPONSIBLE FOR ALL CUTTING AND PATCHING CAUSED BY THE HVAC SCOPE OF WORK UNLESS DIRECTED OTHERWISE BY THE GENERAL CONTRACTOR. THIS CONTRACTOR IS NOT TO CUT ANY STRUCTURAL MEMBER.
- LABOR SHALL BE PERFORMED RAPIDLY, CONSISTENT WITH THE PROJECT SCHEDULE AND IN A WORKMANLIKE MANNER TO THE SATISFACTION OF THE GENERAL CONTRACTOR AND OWNER.
- THIS CONTRACTOR SHALL PROVIDE ALL NECESSARY SUPPORTS AND HANGERS FOR HVAC EQUIPMENT, DUCTING AND PIPING AS REQUIRED. SUPPORTS SHALL BE VIBRATION ISOLATION TYPE WHEN ATTACHED TO ROTATING OR VIBRATING EQUIPMENT OR SYSTEMS.
- THE HVAC CONTRACTOR IS RESPONSIBLE FOR CLEANUP AND REMOVAL OF ANY LEFT-OVER MATERIAL OR RUBBISH CAUSED BY THE INSTALLATION OF THIS WORK. ALL SUCH MATERIAL SHALL BE REMOVED FROM THE JOB SITE DAILY OR AS REQUESTED BY THE GENERAL CONTRACTOR, ARCHITECT, OR OWNER.
- PROTECT ALL EQUIPMENT, WORK AND MATERIAL FROM DAMAGE DUE TO ANY CAUSE.

- TESTING OF THE ENTIRE HVAC AND RELATED SYSTEMS SHALL BE MADE, AND ALL COSTS INVOLVED SHALL BE INCLUDED AS PART OF THE CONTRACT. FURNISH ALL GAUGES, INSTRUMENTS, TEST EQUIPMENT AND PERSONNEL REQUIRED FOR THE TEST. ADJUST ALL EQUIPMENT TO PERFORM WITH THE LEAST POSSIBLE NOISE AND VIBRATION CONSISTENT WITH ITS DUTY. QUIETNESS OF OPERATION OF ALL EQUIPMENT IS A REQUIREMENT. ANY EQUIPMENT PRODUCING OBJECTIONABLE NOISE IN OCCUPIED SPACES SHALL BE REPAIRED OR REMOVED AND REPLACED WITH SATISFACTORY EQUIPMENT.
- WHEREVER EXTENSIONS, CONNECTIONS OR CAPS ARE MADE TO EXISTING DUCTWORK OR PIPING; INSULATION DAMAGED FROM THIS WORK SHALL BE REPAIRED OR REPLACED IN MANNER TO MATCH EXISTING BY THE CONTRACTOR INVOLVED. ALL PIPING AND DUCTWORK WHICH IS TO BE ABANDONED IN PLACE SHALL BE CAPPED AND SEALED.
- ALL EXISTING PIPE, DUCT, AND EQUIPMENT INSULATION WHICH IS DISCOVERED TO BE DAMAGED OR MISSING OR DEFECTIVE DURING CONSTRUCTION SHALL BE REPLACED OR RESTORED WITH NEW PRODUCTS THAT MEET THE PROJECT SPECIFICATIONS AND CURRENT CODE REQUIREMENTS.
 - PROVIDE VAPOR BARRIER TAPES AND SEALANTS ON AL COLD WATER SERVICES IN ADDITION TO INSULATION TO MITIGATE CONDENSATION BUILDUP ON PIPING. REPAIR DAMAGED VAPER BARRIERS DISCOVERED THROUGHOUT THE PROJECT.
- VRF PIPING:
 - ALL REFRIGERANT PIPING SHALL BE INSTALLED IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS. NO ADDITIONAL SIGHT GLASSES OR FILTER/DRYERS SHALL BE REQUIRED. ALL FIELD INSTALLED REFRIGERANT PIPING SHALL BE NITROGENIZED ACR COPPER TUBING AND SHALL BE MEET ASTM B280. ALL BRANCH PIPING JOINTS SHALL BE APPROVED BY THE MANUFACTURER.
 - THE REFRIGERATION INSTALLATION SHALL BE COMPLIANT WITH ASHRAE 15 AND ASHRAE 32. COSTS ASSOCIATED WITH MODIFICATIONS TO THE DESIGN TO ACHIEVE COMPLIANCE TO THIS STANDARD SHALL BE BORNE BY THE CONTRACTOR/MANUFACTURER OR BOTH, AT NO ADDITIONAL EXPENSE TO THE OWNER.
- AIR DISTRIBUTION:
 - DUCTWORK CONSTRUCTION: DUCTWORK SHALL BE FABRICATED FROM GALVANIZED SHEET METAL IN ACCORDANCE WITH THE STANDARDS OF THE AMERICAN SOCIETY FOR HEATING, REFRIGERATING AND AIR CONDITIONING ENGINEERS (ASHRAE) AND THE SHEET METAL AND AIR CONDITIONING CONTRACTORS NATIONAL ASSOCIATION (SMACNA). ALL BRANCHES SHALL BE FURNISHED WITH OPPOSABLE BLADE DAMPERS OR SIMILAR BALANCING DEVICES TO ACHIEVE AIRFLOW RATES SHOWN ON PLANS +/-10% OF LISTED CFM. PROVIDE ACCESS TO ALL BALANCING DEVICES. RETURN DUCTS MAINS SHALL BE CONSTRUCTED WITH A MINIMUM OF TWO 90 DEGREE BENDS, NO LINE OF SIGHT TO THE FAN INLET FROM THE RETURN GRILL, AND BE LINED A MINIMUM OF 10' FROM THE UNIT FOR SOUND ATTENUATION.
 - VENTILATION SYSTEMS SHALL BE BALANCED BY AN APPROVED METHOD. PROVIDE A TEST AND BALANCE REPORT TO THE MUNICIPALITY PRIOR TO THE FINAL INSPECTION FOR THEIR FILE. ALSO PROVIDE A COPY TO THE FIELD INSPECTOR AT TIME OF FINAL INSPECTION.
 - ALL DUCTWORK SHALL BE SUSPENDED AS HIGH AS POSSIBLE FOR MAXIMUM HEAD HEIGHTS AND CLEARANCES FROM EQUIPMENT.
 - ALL WALL MOUNTED RETURN AIR DEVICES SHALL HAVE BLADES FACING UP TO AVOID LINE OF SIGHT FROM THE FLOOR TO THE BACK OF THE DUCTWORK. IF THIS ISN'T POSSIBLE THE CONTRACTOR SHALL PAINT THE VISIBLE DUCTWORK THROUGH THE GRILL WITH FLAT BLACK PAINT.
 - DRYER EXHAUST DUCT SHALL BE SMOOTH METAL DUCT WITH FASTENERS THAT DO NOT ENTER THE AIRSTREAM.
 - INSTALL A MINIMUM 12"x12" ACCESS DOOR TO THE INLET SIDE OF ALL INLINE FANS, FILTER SECTIONS AND DAMPERS INCLUDING BUT NOT LIMITED TO MOTORIZED, FIRE, AND SMOKE. ACCESS DOOR SHALL BE AIR TIGHT WITH THUMB SCREW LOCKING MECHANISM. COORDINATE LOCATIONS OF EACH ACCESS WITH THE CEILING PLAN AND IN THE FIELD WITH THE OWNER AND ARCHITECT.
 - ALL AIR DEVICES SHALL BE SIZED FOR AIR FLOW INDICATED AND CONNECTING DUCT SIZE WITH NC RATING < 25, WHICHEVER PROVIDE A LARGER AIR DEVICE. FINAL FINISHES SHALL BE APPROVED BY ARCHITECT
 - FIRE DAMPERS AND FIRE/SMOKE DAMPERS SHALL BE DYNAMIC TYPE, UP TO 4"W.G. DUCT PRESSURE CLASS AND 2000 FPM VELOCITY. 165F RATED FUSIBLE LINKS, RATED AND LABELED ACCORDING TO U.L. 555 BY NRTL. INCLUDE MOUNTING SLEEVE WITH APPROPRIATE LENGTH FOR EACH APPLICATION. HORIZONTAL DAMPERS SHALL INCLUDE BLADE LOCK AND STAINLESS-STEEL CLOSURE SPRING.
 - ALL SMOKE DAMPERS AND FIRE/SMOKE DAMPERS SHALL BE RATED AND LABELED ACCORDING TO U.L. 555S BY NRTL. WIRED FOR SINGLE POINT POWER CONNECTIONS, 120VAC. INCLUDE MOUNTING SLEEVE WITH APPROPRIATE LENGTH FOR EACH APPLICATION. TWO-POSITION ACTION MOTORS, SPRING RETURN. TEST AND RESET SWITCHES SHALL BE REMOTE MOUNTED. COORDINATE WITH ELECTRICAL CONTRACTOR AND FIRE ALARM CONTRACTOR FOR FIRE ALARM RELAY CONTROL OF DAMPERS.
 - DUCT INSULATION AND DUCT SIZING NOTES: DUCT SIZES SHOWN ARE AIR PATHWAY SIZES AND DO NOT ACCOUNT FOR INSULATION THICKNESS. OR DUCT SIZES ARE SHEET METAL SIZES AND ACCOUNT FOR INSULATION. SEE BELOW FOR SPECIFIC INSULATION REQUIREMENTS AND REFER TO SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS:
 - ALL CONCEALED SUPPLY & RETURN DUCTWORK AND DUCTWORK ROUTED THROUGH UNCONDITIONED SPACE SHALL BE INSULATED WITH R-6 DUCT INSULATION UNLESS NOTED OTHERWISE.
 - EXPOSED RETURN DUCTWORK SHALL HAVE MINIMUM 1/2" FIBERGLASS DUCT LINER FOR SOUND ATTENUATION A MINIMUM OF 10' FROM THE FAN INLET.
 - ALL UNTEMPERED OUTDOOR AIR DUCTWORK AND ERV EXHAUST DUCTWORK WITHIN THE BUILDING THERMAL ENVELOPE SHALL BE INSULATED WITH 4"INCH FIBERGLASS DUCT WRAP INSULATION WITH AN R-VALUE NOT LESS THAN R-12.
 - FLEX DUCT SHALL BE INSULATED TYPE AND BE SHORTER THAN 5'.
 - ALL DUCTS, AIR HANDLERS AND FILTER BOXES SHALL BE SEALED IN ACCORDANCE WITH SECTION 603.9 OF THE INTERNATIONAL MECHANICAL CODE.
 - ALL DUCTS WHICH ARE CALLED OUT TO BE SLOPED SHALL BE CONSTRUCTED WITH OVERLAPPING OR FLANGED JOINTS. OVERLAPPED JOINTS SHALL BE ORIENTED WITH THE MALE END FACING DOWNWARD, SUCH THAT ANY LIQUID INSIDE THE DUCT WILL FLOW DOWNWARD WITHOUT LEAKING OUT OR BUILDING PRESSURE AGAINST THE JOINT SEALANT.
- FUEL FIRED EQUIPMENT VENTING:
 - VENTING OF ALL FUEL GAS FIRED APPLIANCES AND EQUIPMENT MUST CONFORM TO THE INTERNATIONAL FUEL GAS CODE.
 - ALL CATEGORY IV FLUES SHALL HAVE HORIZONTAL RUNS SLOPING NOT LESS THAN 1/4" PER FOOT BACK TO THE UNIT IN ORDER TO PREVENT BUILDUP OF CONDENSATE. CONDENSATE SHALL BE ROUTED THROUGH A CONDENSATE NEUTRALIZER PRIOR TO DRAINING INTO THE SANITARY SYSTEMS.

- TEMPERATURE CONTROL DESIGN:
 - ENERGY STAR AND IECC 2018 COMPLIANT THERMOSTATS SHALL BE PROVIDED FOR ALL PUBLIC AREAS. THERMOSTATS SHALL BE 7-DAY PROGRAMMABLE AND SUITABLE TO CONTROL SPECIFIED EQUIPMENT AND UNIT ACCESSORIES ACCORDING TO THE EQUIPMENT MANUFACTURER'S INSTRUCTIONS.
 - ADHERE TO ANY ADDITIONAL TEMPERATURE CONTROL REQUIREMENTS DEFINED IN THE EQUIPMENT SCHEDULES.
- "RECORD" DRAWINGS SHALL BE MAINTAINED AS THE JOB PROGRESSES, ON RECORD PRINTS OF ALL CONCEALED PIPING, DUCTWORK AND EQUIPMENT IN THE ENTIRE CONTRACT. DRAWINGS SHALL CONTAIN JOB RECORDED LAYOUTS WITH DIMENSION LOCATIONS OF ALL CONCEALED PIPING. SUBMIT AS BUILT DRAWINGS TO ARCHITECT.
- PRIOR TO SUBMITTING A PROPOSAL, THE HVAC CONTRACTOR SHALL VERIFY ANY AND ALL REQUIREMENTS RELATED TO THE AMERICANS WITH DISABILITIES ACT (ADA) AS THEY PERTAIN TO AREAS CLASSIFIED AS SUCH ON THE ARCHITECTURAL PLANS. ANY MODIFICATIONS REQUIRED TO THE MECHANICAL PLANS TO ADDRESS ADA REQUIREMENTS SHALL BE SUBMITTED WITH THE PROPOSAL.
- PROVIDE ATTIC STOCK OF TWO (2) EXTRA UNITS OF EACH COMMON TYPE USED THROUGHOUT THE PROJECT, INCLUDING EACH OF THE FOLLOWING:
 - THERMOSTATS
 - WALL AIR CONDITIONERS
 - RESIDENTIAL VENTILATION CONTROL DAMPERS
 - HYDRONIC CONTROL VALVES

ILLINOIS HOUSING DEVELOPMENT AUTHORITY (IHDA) NOTES:

- TESTING OF THE ENTIRE HVAC AND RELATED SYSTEMS SHALL BE MADE AND ALL COSTS INVOLVED SHALL BE INCLUDED AS PART OF THE CONTRACT. FURNISH ALL GAUGES, INSTRUMENTS, TEST EQUIPMENT AND PERSONNEL REQUIRED FOR THE TEST. TESTING SHALL MEET THE FOLLOWING REQUIREMENTS, AT MINIMUM:
 - AIR SEALING - BLOWER DOOR TEST (IECC SECTION R402.4)
 - THE BUILDING IS REQUIRED TO BE PROPERLY SEALED, TESTED AND VERIFIED WITH BLOWER DOOR TEST ACCORDING TO IECC 2018, ENERGY STAR AND ENTERPRISE GREEN COMMUNITY 2020 REQUIREMENTS. RETESTING UPON A FAILURE SHALL BE AT NO ADDITIONAL COST TO OWNER.
 - TESTS SHALL BE PROVIDED IN ALL UNITS OF PROJECTS CONTAINING BUILDINGS WITH 4 UNITS PER BUILDING OR LESS, AND IN EACH UNIT TYPE ON EVERY FLOOR.
 - DUCT LEAKAGE TEST
 - DUCTS MUST BE TESTED AND VERIFIED TO HAVE A TOTAL LEAKAGE OF NO MORE THAN 4CFM/100 SF. FT AT THE DESIGN OPERATING PRESSURE OF THE DUCT.
 - A MINIMUM OF 25% OF REPRESENTATIVE DUCT SECTIONS SHALL BE TESTED.
 - ALL SUPPLY, RETURN, AND EXHAUST DUCTS LEADING TO ENERGY RECOVERY DEVICES SHALL BE TESTED 100% WHERE LOCATED OUTSIDE OF THE BUILDING THERMAL ENVELOPE.
- DOCUMENTATION
 - MAINTENANCE INSTRUCTIONS SHALL BE FURNISHED FOR EQUIPMENT AND SYSTEMS THAT REQUIRE PREVENTATIVE MAINTENANCE. R503.3
 - A PERMANENT CERTIFICATE LISTING ALL ENERGY EFFICIENCY MATERIAL AND EQUIPMENT VALUES SHALL BE POSTED ON OR IN THE ELECTRICAL PANEL. A COMPLETE LIST OF REQUIRED VALUES CAN BE FOUND IN SECTION R401.3 OF THE IECC.
 - BLOWER DOOR TEST RESULTS.
 - DUCT LEAKAGE TEST RESULTS WERE APPLICABLE.
- THE CONTRACTOR SHALL PROVIDE ALL NECESSARY SUPPORT, INCLUDING DOCUMENTATION, SITE VISITS AND CORRECTIVE ACTIONS, TO ADDRESS ISSUES RAISED BY THE ENERGY RATER OR THE ENTERPRISE GREEN COMMUNITY ORGANIZATION. FAILURE TO MEET THESE REQUIREMENTS SHALL CAUSE PROMPT REWORK AND CORRECTIVE ACTION AT NO ADDITIONAL COST TO THE OWNER.
- NO NEW DUCTWORK OR PIPING OR WIRING SHALL BE EXPOSED TO VIEW IN RESIDENTIAL OR PUBLIC AREAS.

CITY OF CHICAGO NOTES:

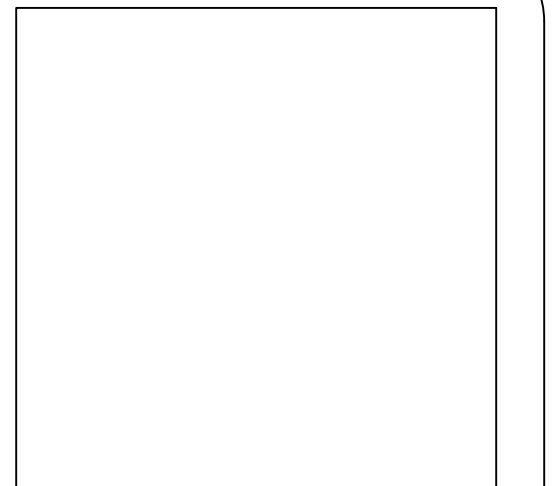
- ALL DUCTWORK TO BE METAL.
 - ALL DUCTWORK NOT SERVING RESIDENTIAL AREAS MAY HAVE FLEXIBLE DUCTS NOT EXCEEDING 5'-0" IN LENGTH. FLEXIBLE RUNOUTS SHALL BE METAL, FLEXMASTER OR EQUAL, INSULATED TYPE. FLEXIBLE DUCTS SHALL NOT PASS THROUGH ANY WALL, FLOOR, OR CEILING EXCEPT WITHIN RESIDENTIAL DWELLING UNITS.
 - MANUAL BALANCING DAMPERS WITH LOCKING QUADRANTS SHALL BE INSTALLED ON ALL BRANCH TAKE-OFFS.
 - ALL FRESH AIR INTAKES SHALL BE 10"-0" ABOVE GRADE, MINIMUM. MAINTAIN 15"-0" BETWEEN FRESH AIR INTAKES AND ALL POINTS OF EXHAUST.
 - ALL EXHAUST OUTLETS SHALL BE A MINIMUM 4'-0" FROM ANY DOOR OR OPERABLE WINDOW.
 - ALL TRANSFER DUCTS TO BE METAL AND NOT EXCEED 5'-0".
- ENTERPRISE GREEN COMMUNITIES NOTES:
- ALL ADHESIVES AND SEALANTS (INCLUDING CAULKS) MUST HAVE VOC LEVELS, IN GRAMS PER LITER, LESS THAN OR EQUAL TO THE THRESHOLDS ESTABLISHED BY THE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT RULE 1168.
 - INDIVIDUAL BATH FANS SHALL BE ENERGY STAR RATED WHERE PRESENT.
 - ROOFTOP FANS USED FOR VENTILATION OR EXHAUST SHALL BE DIRECT-DRIVE AND VARIABLE SPEED WITH A SPEED CONTROLLER MOUNTED NEAR THE FAN. ECM MOTORS SHALL BE REQUIRED FOR FANS BETWEEN 300 AND 2000 CFM DESIGN FLOW.

GENERAL DEMOLITION NOTES:

- CONTRACTORS SHALL VERIFY THE EXISTING CONDITIONS AT THE PROJECT SITE PRIOR TO BIDDING THE PROJECT.
- THIS PROJECT INCLUDES SELECTIVE DEMOLITION SCOPE IN EACH AREA OF THE BUILDING. THE SUBCONTRACTOR SHALL IDENTIFY IN THE FIELD AND DOCUMENT ANY AND ALL UTILITIES AND SERVICES THAT ARE TO REMAIN FOR THE PROPOSED DESIGN PRIOR TO THE START OF ANY DEMOLITION WORK.
- PROVIDE DEMOLITION NOT SHOWN BUT REQUIRED FOR INSTALLATION OF NEW SYSTEMS OR AS REQUIRED FOR THE COMPLETION OF THE WORK.
- DEMOLISHED ITEMS ARE SHOWN DASHED, BUT THE CONTRACTOR SHALL FIELD VERIFY AT THE SITE ALL ITEMS TO BE REMOVED AND INCLUDE THIS WORK IN THE BID PROPOSAL.
- ANY EQUIPMENT TO BE RE-USED ON SITE SHALL BE PROTECTED FROM DAMAGE AND DUST ACCUMULATION AND SHALL BE STORED OFFSITE OR LOCATED IN AN AREA AWAY FROM DEMOLITION ACTIVITY.
- DEMOLISH ALL UTILITIES CONCEALED BEHIND WALLS, CEILINGS AND FLOORS THAT ARE TO BE DEMOLISHED PER THE ARCHITECTURAL PLANS. VERIFY IN FIELD.
- SERVICES TO THE EXISTING BUILDING SHALL BE KEPT IN CONTINUOUS OPERATION INCLUDING SEWERS, DOMESTIC HOT AND COLD WATER, HVAC SYSTEMS AND ELECTRICAL SERVICE THROUGHOUT THE OCCUPIED AREAS. ANY NECESSARY INTERRUPTION OF THESE SERVICES TO ACCOMPLISH PROJECT CONSTRUCTION SHALL BE ARRANGED (BY THE SUBCONTRACTOR INVOLVED) THROUGH THE GENERAL CONTRACTOR GIVING THE OWNER A MINIMUM OF TEN (10) WORKING DAYS ADVANCE NOTICE. TEMPORARY SERVICES SHALL BE REMOVED BY INVOLVED SUBCONTRACTOR ONLY AFTER NEW PERMANENT SERVICES ARE INSTALLED AND FULLY OPERATIONAL.
- CONTRACTORS SHALL BE RESPONSIBLE FOR THEIR OWN DEMOLITION, REMOVAL, CAPPING, STORING AND PROTECTING, ABANDONING, DISCONNECTING, RELOCATING AND RECONNECTION OF EXISTING EQUIPMENT AND MATERIAL, ALL IN ACCORDANCE WITH TRADITIONAL TRADE JURISDICTION RULES THAT MAY APPLY IN THE AREA WHERE PROJECT IS LOCATED. ANY DISPUTES BETWEEN CONTRACTORS AS TO JURISDICTIONAL RESPONSIBILITIES FOR THIS WORK SHALL BE RESOLVED BY THE OWNER AND DESIGN TEAM AS TO PARTICULAR CONTRACTOR RESPONSIBILITY AND THEIR DECISION SHALL BE FINAL AT NO ADDITIONAL COST TO CONTRACT. ALL CUTTING OF EXISTING BUILDING CONSTRUCTION, SUCH AS FINISHED WALLS AND CEILINGS TO REMAIN, AS REQUIRED TO ACCOMMODATE DEMOLITION AND/OR REMOVAL OF EXISTING EQUIPMENT SHALL BE THE RESPONSIBILITY OF THE CONTRACTORS IN COLLABORATION WITH THE GENERAL CONTRACTOR. THE CONTRACTOR SHALL REMOVE BUILDING CONSTRUCTION ONLY AS REQUIRED TO PROVIDE FOR THE DEMOLITION OF THEIR RELATED SYSTEMS TO BE REMOVED AND SHALL AVOID EXCESS REMOVAL OF FINISHED SURFACES TO REMAIN.
- EACH SUBCONTRACTOR SHALL PATCH AND FILL IN ALL EXISTING PIPE, DUCT, CONDUIT AND EQUIPMENT SLEEVES, OPENINGS, CAVITIES, ETC. THROUGH AND IN EXISTING BUILDING CONSTRUCTION AFTER REMOVAL AND DEMOLITION OF EXISTING ITEMS OF MATERIAL AND EQUIPMENT.
- ALL SUBCONTRACTORS SHALL VERIFY SIZE OF ALL EXISTING OPENINGS, DOORS, ETC. FOR GETTING EQUIPMENT AND MATERIAL OUT OF BUILDING FROM ITS LOCATION WITHIN THE BUILDING. EACH SUBCONTRACTOR SHALL PROVIDE ANY NEW OR ENLARGED OPENINGS IN EXISTING BUILDING CONSTRUCTION REQUIRED TO FACILITATE EXITING OF THEIR EQUIPMENT/MATERIAL AND RESTORE SUCH OPENINGS TO THEIR ORIGINAL STATE AFTER COMPLETION.
- ALL SUBCONTRACTORS SHALL REFER TO ALL RELEVANT CONTRACT DRAWINGS (BEFORE SUBMITTING THEIR RESPECTIVE BIDS) TO FAMILIARIZE THEMSELVES WITH EXTENT OF GENERAL CONTRACT WORK AND MORE SPECIFICALLY TO NOTE WHERE EXISTING CONSTRUCTION IS BEING REMOVED.
- SEQUENCE OF ALL WORK SHALL BE IN STRICT ACCORDANCE WITH ARCHITECT/ENGINEER/OWNER/GENERAL CONTRACTOR STIPULATION AS SPECIFIED AND/OR DIRECTED.
- EACH SUBCONTRACTOR SHALL BE RESPONSIBLE FOR THEIR OWN CLEAN-UP THROUGHOUT THE COURSE OF DEMOLITION AND NEW CONSTRUCTION. IN THE EVENT THEY FAIL TO PROVIDE SUCH CLEAN-UP, THE GENERAL CONTRACTOR WILL PERFORM THE CLEAN-UP AND THE NEGLIGENT CONTRACTOR SHALL PAY TO GENERAL CONTRACTOR THE ASSOCIATED BACK-CHARGES AS DEEMED APPROPRIATE BY THE GENERAL CONTRACTOR.
- CONTRACTOR SHALL FURNISH AND INSTALL ALL AUXILIARY SUPPORTING STEEL AS REQUIRED FOR PROPER SUPPORTING OF THEIR PIPING, EQUIPMENT, ETC. ALL SUPPORTING OF PIPING, EQUIPMENT AND AUXILIARY STEEL SHALL BE FROM ADEQUATE BUILDING STRUCTURAL MEMBERS.
- WHERE EVER EXTENSION, CONNECTIONS OR CAPS ARE MADE TO EXISTING PIPING AND DAMAGED INSULATION RESULTS FROM SUCH CONNECTION, EXTENSION OR CAPPING, INSULATION SHALL BE REPAIRED AND/OR REPLACED IN A MANNER TO MATCH EXISTING BY THE CONTRACTOR INVOLVED.
- SUBCONTRACTOR SHALL NOT CUT ANY EXISTING FLOOR JOISTS OR STRUCTURAL MEMBERS.
- ALL EXISTING MATERIAL AND EQUIPMENT NOTED TO BE REMOVED SHALL BE SUBJECT TO REVIEW BY THE OWNER WHO SHALL HAVE THE OPTION OF RECOVERING ANY ITEMS THE OWNER MAY WANT. THESE ITEMS SHALL BE CAREFULLY REMOVED AS NOT TO SUFFER DAMAGE. EXCEPT FOR THOSE ITEMS TO BE RECOVERED BY OWNER AND EXCEPT FOR THOSE ITEMS NOTED ON DRAWINGS TO BE RETAINED AND/OR RELOCATED, ALL EXISTING EQUIPMENT AND MATERIAL IN AREAS OF THE PROJECT SCHEDULED FOR DEMOLITION SHALL BECOME PROPERTY OF THE CONTRACTOR AND BE REMOVED FROM THE PREMISES AND PROPERLY DISPOSED OF.
- EXISTING EQUIPMENT AND MATERIAL IN AREAS OF PROJECT SHALL BE REMOVED GENERALLY AS FOLLOWS. WHERE SUCH SERVICES SERVE AN ADJACENT AREA, WHICH IS NOT PART OF THIS SCOPE OF DEMOLITION WORK, SUCH SYSTEMS SHALL REMAIN IN SERVICE. IF REQUIRED TO ACCOMMODATE THE SCOPE OF WORK WITHIN THIS CONTRACT AND IN ORDER TO MAINTAIN EXISTING FEED THROUGH SERVICES, SUCH SERVICES SHALL BE RE-ROUTED AS PART OF THIS WORK.
- UNDERGROUND AND HIDDEN PIPING HAS BEEN SHOWN FROM THE BEST AVAILABLE INFORMATION, WHICH INCLUDES A COMBINATION OF SITE INVESTIGATION AND KNOWLEDGE OF STANDARD CONSTRUCTION PRACTICES, AND CORRELATION WITH THE ORIGINAL BUILDING DESIGN DRAWINGS, A COPY OF WHICH CAN BE MADE AVAILABLE TO THE CONTRACTOR UPON REQUEST. VERIFICATION OF ALL UTILITIES SHOWN OR NOT SHOWN, WILL BE THE RESPONSIBILITY OF THE CONTRACTOR.
- SEE OTHER SHEETS IN THIS SET FOR ADDITIONAL DEMOLITION AND CONSTRUCTION NOTES AND INFORMATION.
- SUBCONTRACTOR TO NOTIFY GENERAL CONTRACTOR IMMEDIATELY OF ANY REMAINING ASBESTOS FOUND WHILE CONDUCTING DEMOLITION WORK. SUBCONTRACTOR SHALL NOT TRY TO REMOVE OR MODIFY ANY REMAINING ASBESTOS WITHOUT FOLLOWING APPROPRIATE GUIDELINES.

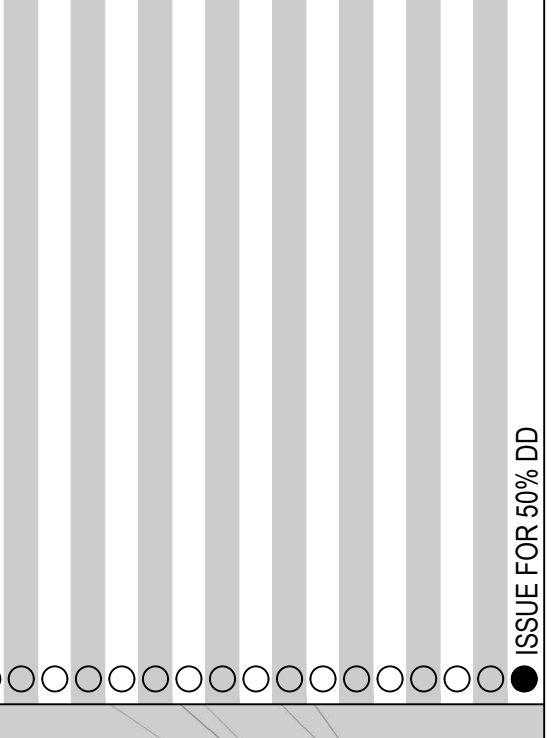
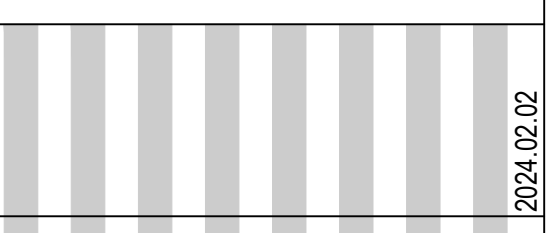
MECHANICAL DEMOLITION NOTES:

- THE MECHANICAL CONTRACTOR SHALL PROVIDE TEMPORARY HEATING AND COOLING THROUGHOUT THE AREA OF WORK AS REQUIRED BY THE ARCHITECT, OWNER AND GENERAL CONTRACTOR.
- ALL EXISTING HVAC INSULATION ON DUCTWORK AND REFRIGERATION PIPING TO REMAIN SHALL BE INSPECTED FOR DAMAGE AND RESTORED TO NEW OR LIKE-NEW CONDITION.
- EXISTING TO REMAIN AIR DEVICES, SUPPORTS, DUCT SYSTEMS, MOTORS, AND EQUIPMENT SHALL BE INSPECTED FOR NOISE AND VIBRATION ISSUES AND ADJUSTED AS NECESSARY TO BE AS QUIET AS POSSIBLE.



IN PROGRESS

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2218a
GENERAL NOTES

M001

Mechanical Abbreviations	Mechanical Symbol and Description
AD ACCESS DOOR	AIR DEVICE ID
ARCH ARCHITECT OR ARCHITECTURAL	EXHAUST AIR DEVICE (ROUND)
AFF ABOVE FINISHED FLOOR	EXHAUST AIR DEVICE (ROUND) UP/DN
AHU AIR HANDLING UNIT	EXHAUST AIR DEVICE (SQUARE)
B BOILER	EXHAUST AIR DEVICE (SQUARE) UP/DN
BI BLACK IRON	RETURN AIR DEVICE (ROUND)
BLD'G BUILDING	RETURN AIR DEVICE (ROUND) UP/DN
BOT. BOTTOM	RETURN AIR DEVICE (SQUARE)
CU CONDENSING UNIT	RETURN AIR DEVICE (SQUARE) UP/DN
CL'G. CEILING	OUTSIDE AIR DEVICE (ROUND)
COL. COLUMN	OUTSIDE AIR DEVICE (ROUND) UP/DN
CONC. CONCRETE	OUTSIDE AIR DEVICE (SQUARE)
CONST'N CONSTRUCTION	OUTSIDE AIR DEVICE (SQUARE) UP/DN
CONT'R CONTRACTOR	SUPPLY AIR DEVICE (ROUND)
CC COOLING COIL	SUPPLY AIR DEVICE (ROUND) UP/DN
CUH CABINET UNIT HEATER	SUPPLY AIR DEVICE (SQUARE)
CV CONTROL VALVE	SUPPLY AIR DEVICE (SQUARE) UP/DN
DET DETAIL	DUCT/PIPE ELBOW WITH TEE UP
DN DOWN	DUCT/PIPE ELBOW WITH TEE DN
DWG. DRAWING	RETURN AIR FLOW
EF EXHAUST AIR FAN	SUPPLY AIR FLOW
ET EXPANSION TANK	BALANCE DAMPER
E.A.T. ENTERING AIR TEMPERATURE	FIRE DAMPER
EC CEILING MOUNTED EXHAUST	MOTORIZED DAMPER
ED DUCT MOUNTED EXHAUST	MANUAL DAMPER
E.W.T. ENTERING WATER TEMPERATURE	THERMOSTAT
FCU FAN COIL UNIT	UNIT HEATER
FA FRESH AIR	FLEX CONNECTION
DET. GAUGE	BTU METER
GC GENERAL CONTRACTOR	DUCT DETECTOR
HX HEAT EXCHANGER	CONTACTOR SWITCH
KE KITCHEN EXHAUST	NEW CONNECTION
LO WALL LOUVER	LINE BREAK
L.A.T. LEAVING AIR TEMPERATURE	
L.W.T. LEAVING WATER TEMPERATURE	
MOD MOTOR OPERATED CONTROL DAMPER	
MVD MANUAL VOLUME DAMPER	
MC MECHANICAL CONTRACTOR	
MT'D MOUNTED	
N.C. NEW CONNECTION TO EXISTING	
N.T.S. NOT TO SCALE	
OA OUTSIDE AIR	
OC ON CENTER	
RA RETURN AIR	
RD DUCT MOUNTED RETURN	
RC CEILING MOUNTED RETURN	
REQ'D REQUIRED	
RW WALL MOUNTED RETURN	
RTU ROOF TOP HVAC UNIT	
SA SUPPLY AIR	
SD DUCT MOUNTED SUPPLY	
SC CEILING MOUNTED SUPPLY	
SW WALL MOUNTED SUPPLY	
T THERMOSTAT	
TE TOILET EXHAUST	
TW TRANSFER GRILL WALL MOUNTED	
T.S.P. TOTAL STATIC PRESSURE	
UC UNDER CUT DOOR, SEE ARCH. DWG'S	
U.N.O. UNLESS NOTED OTHERWISE	
W/ WITH	
Ø DIAMETER/ROUND	
◊ OVAL	

Equipment Tags	Mechanical Line Description
MECHANICAL/PLUMBING EQUIPMENT	GEOHERMAL SUPPLY
MECH RISER TAG KEY:	GEOHERMAL RETURN
TYPE: T = TOILET EXHAUST RISER R = REFUSE (TRASH) EXHAUST RISER M = HVAC RISER K = KITCHEN EXHAUST RISER E = GENERAL EXHAUST RISER G = NATURAL GAS RISER	HOT WATER SUPPLY
LOCATION: # = WHERE APPLICABLE, NUMBER SHALL CORRESPOND WITH THE NEAREST TYPICAL UNIT NUMBER	HOT WATER RETURN
	REFRIGERANT 3-PIPE LINESET
	REFRIGERANT 2-PIPE LINESET
	CONDENSATE
	NATURAL GAS
	NEW DUCTWORK (SA/RA/EA/OA)
	EXISTING GEOTHERMAL SUPPLY
	EXISTING GEOTHERMAL RETURN
	EXISTING HOT WATER SUPPLY
	EXISTING HOT WATER RETURN
	EXISTING REFRIGERANT 3-PIPE LINESET
	EXISTING REFRIGERANT 2-PIPE LINESET
	EXISTING CONDENSATE
	EXISTING NATURAL GAS
	EXISTING NEW DUCTWORK (SA/RA/EA/OA)

HEATING CERTIFICATE STATEMENT

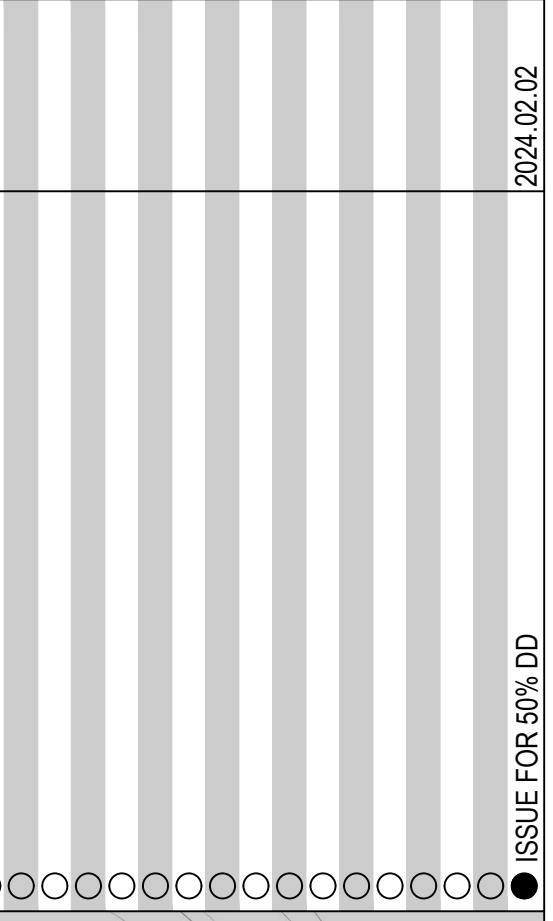
I HEREBY CERTIFY THAT THE HEATING SYSTEMS WILL HEAT ALL ROOMS REGULARLY OCCUPIED BY HUMANS TO AN INSIDE TEMPERATURE OF 68°F WHEN THE OUTSIDE TEMPERATURE IS MINUS 10°F (AS REQUIRED BY SECTIONS 34[13-196-410] AND 4[5-4-270] OF CHICAGO BUILDING CODE AND BY PARAGRAPH 1204.1 OF CHAPTER 18-12 (INTERIOR ENVIRONMENTS) OF THE PROPOSED BUILDING PLANNING AND LIFE SAFETY PORTION OF THE CODE).

SIGNATURE: DATE: 02/02/2024



IN PROGRESS

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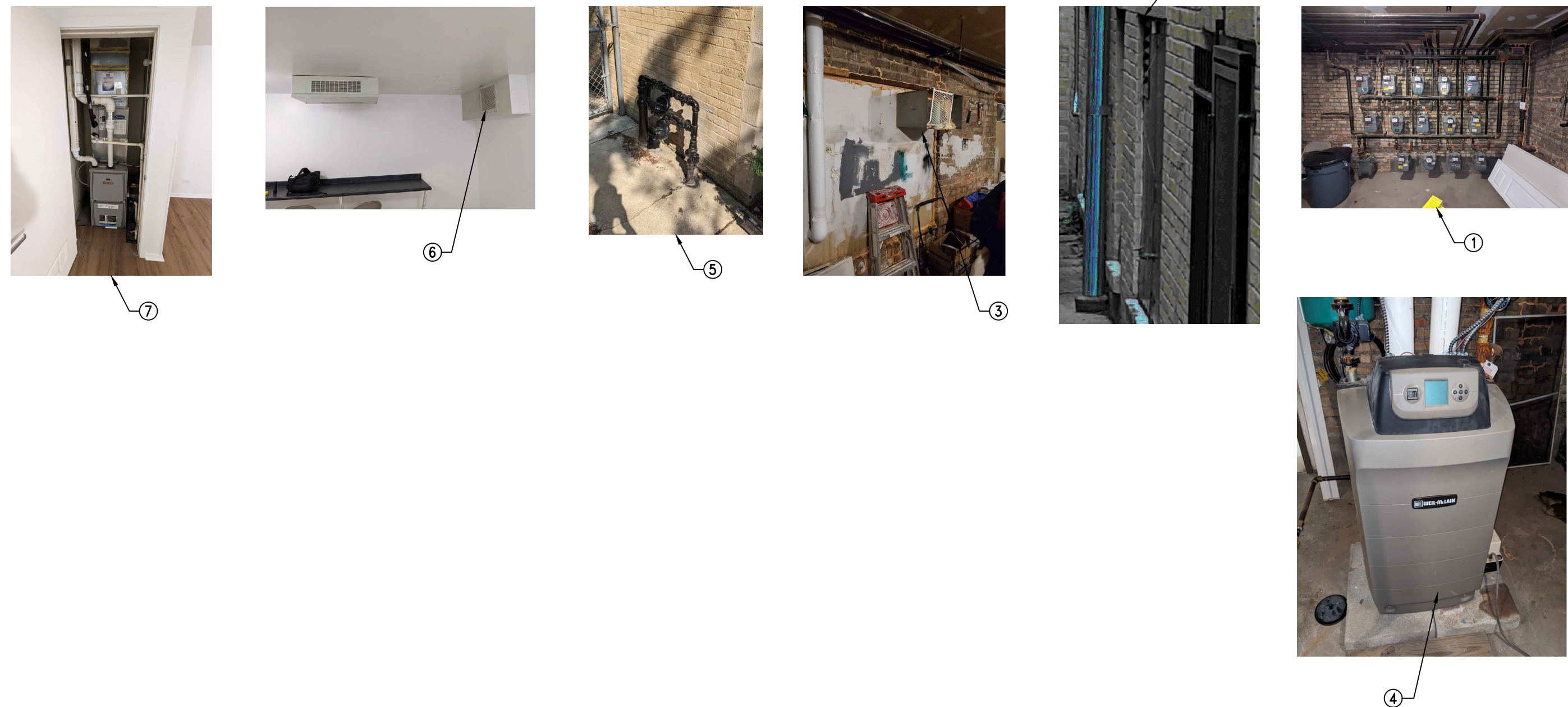
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**SYMBOLS AND
ABBREVIATIONS**

M002



KEYED NOTES:

- ① EXISTING TO REMAIN GAS METERS.
- ② EXISTING TO REMAIN HYDRONIC RADIATORS.
- ③ CONFIRM OPERATION OF EXISTING THROUGH WALL FAN. PRICE AS AN ALTERNATE DEMOLITION OF FAN SEALING OF OPENING PER ARCHITECTURAL REQUIREMENTS.
- ④ PROVIDE ALTERNATE PRICE TO DEMO EXISTING BOILER, PRIMARY PUMP, EXPANSION TANK, AND AIR SEPARATOR. SEE PROPOSED PLANS FOR NEW BOILER REQUIREMENTS.
- ⑤ EXISTING GAS SERVICE REGULATOR TO REMAIN.
- ⑥ EXISTING SIDEWALL EXHAUST FAN IN LAUNDRY TO REMAIN. CONTRACTOR TO VERIFY THAT FAN IS IN WORKING CONDITION. PROVIDE PRICE BREAKOUT FOR IN KIND REPLACEMENT OF FAN.
- ⑦ EXISTING FURNACES TO REMAIN. TYPICAL OF ALL RESIDENTIAL UNITS.
- ⑧ EXISTING DRYERS AND GAS PIPING TO REMAIN. BASE BID SHALL INCLUDE REPLACEMENT OF DRYER EXHAUST DUCTS PER SPECIFICATIONS AND VENT CAPS WITH NEW WEATHER TIGHT CAPS WITH FLAPPER BACK DRAFT DAMPERS.
- ⑨ SIDEWALL TOILET EXHAUST FAN TO BE DEMOED. EXISTING SOFFIT TO BE OPENED FOR EXHAUST DUCTWORK DEMOLITION. COORDINATE WITH ARCHITECT AND GC PRIOR TO TOILET EXHAUST DEMO AND REPLACEMENT.
- ⑩ EXISTING WATER HEATERS TO REMAIN. REFER TO PLUMBING DRAWINGS FOR ADDITIONAL SCOPE.
- ⑪ EXISTING WALL HEATER IN CORRIDOR WITH SWITCH TO REMAIN.
- ⑫ EXISTING BOILER PUMP TO REMAIN.

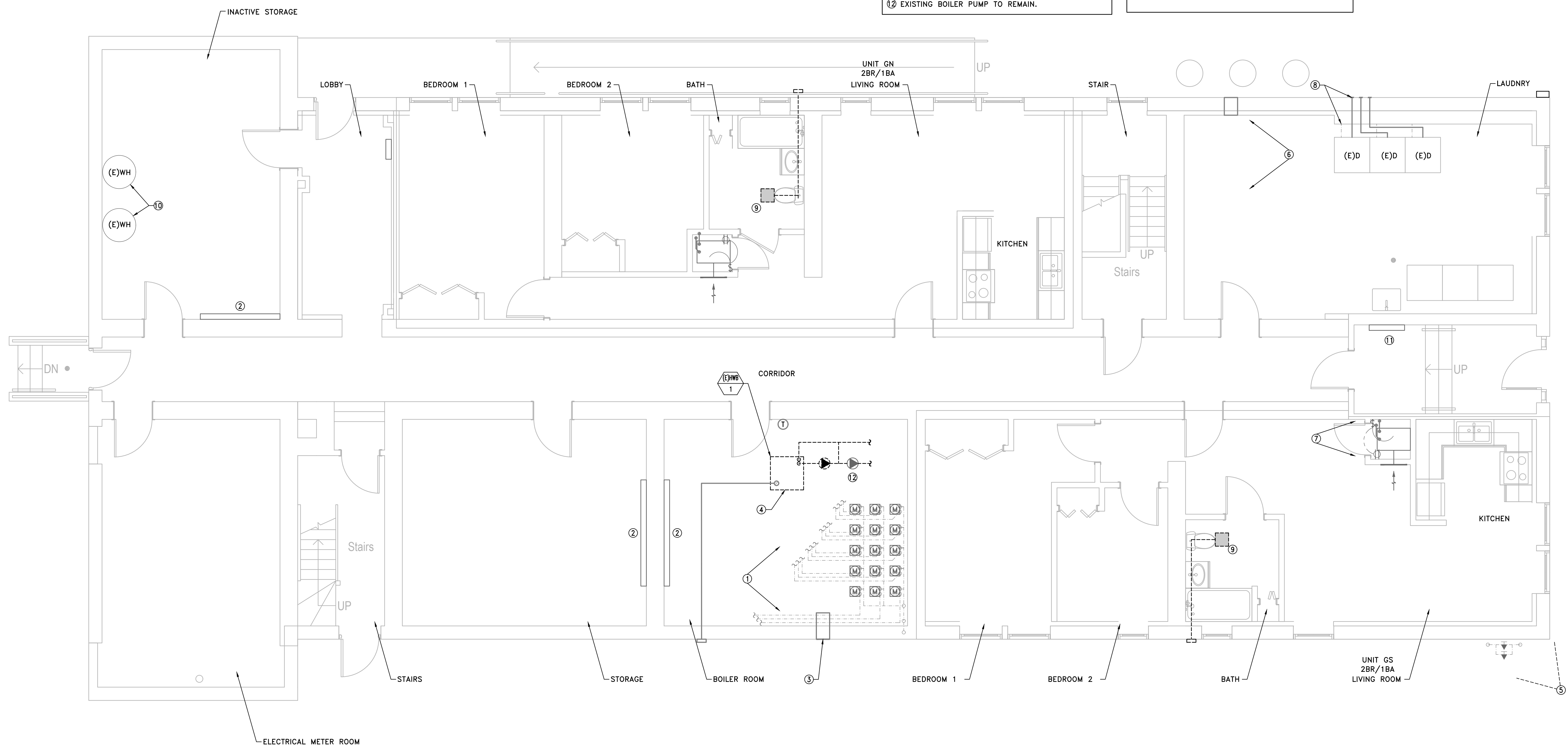
GENERAL SHEET DEMO NOTES:

1. EXISTING BOILER, RADIATORS, ASSOCIATED PUMPS, TANKS, AND PIPING TO REMAIN UNLESS NOTED OTHERWISE UNLESS OTHERWISE NOTED.
2. EXISTING FURNACE, CONDENSING UNIT, AND ALL ASSOCIATED DUCTWORK AND PIPING TO REMAIN UNLESS OTHERWISE NOTED.
3. CONTRACTOR TO VERIFY THAT CONDENSATE DRAIN IS IN WORKING CONDITION AND HAS PROPER DRAINAGE WITH NO OVERFLOW. REPAIR CONDENSATE DRAIN PIPING AS REQUIRED.
4. EACH FURNACE IS MATCHED WITH CONDENSER ON ROOFTOP. CONTRACTOR TO INSPECT ALL REFRIGERANT PIPING ROUTED FROM FURNACE TO ROOFTOP CONDENSER FOR DAMAGE. NOTIFY ARCHITECT AND PROVIDE PRICING FOR REPLACEMENT WHEN APPLICABLE.
5. DEMO ALL EXISTING RESIDENTIAL TOILET EXHAUST FANS AND PREPARE FOR ONE-TO-ONE REPLACEMENT. EXISTING RESIDENTIAL TOILET EXHAUST DUCT RUNS TO SIDE-WALL EXHAUST CAP TO BE INSPECTED BY CONTRACTOR FOR REUSE.
6. ALL CUTTING, REPAIRING, FITTING AND REFINISHING OF IN PLACE CONSTRUCTION REQUIRED FOR DEMOLITION OF THE MECHANICAL WORK SHALL BE DONE AT THE EXPENSE OF THE MECHANICAL CONTRACTOR EXCEPT AS SPECIFICALLY SHOWN ON THE DRAWINGS OR HEREINAFTER SPECIFIED. WORK SHALL BE PERFORMED BY CRAFTSMEN SKILLED IN THEIR RESPECTIVE TRADES.
7. THE PREMISES SHALL BE KEPT IN A CLEAN AND ORDERLY CONDITION DURING CONSTRUCTION. ALL WASTE AND UNUSABLE MATERIALS SHALL BE PROMPTLY REMOVED FROM THE SITE.

8. ALL SALVAGE SHALL REMAIN PROPERTY OF THE OWNER. HOWEVER, THE CONTRACTOR SHALL DISPOSE OF ANY OR ALL SALVAGE THE OWNER ELECTS NOT TO KEEP.
9. FIELD VERIFY EXISTING CONDITIONS PRIOR TO PROCEEDING WITH ANY DEMOLITION WORK AND NOTIFY ARCHITECT OF ANY DISCREPANCIES.
10. OPENINGS IN FLOORS, WALLS, CEILINGS, ROOFS, ETC.. AS A RESULT OF REMOVED PIPING, DUCTWORK, EQUIPMENT, FIXTURE, ETC.. SHALL BE PATCHED TO MATCH EXISTING BUILDING CONSTRUCTION. WORK SHALL BE PERFORMED BY CRAFTSMEN SKILLED IN THEIR RESPECTIVE TRADES.
11. ITEMS REMOVED SHALL BE LEGALLY DISPOSED OFF THE SITE.

PRICE BREAKOUT NOTES:

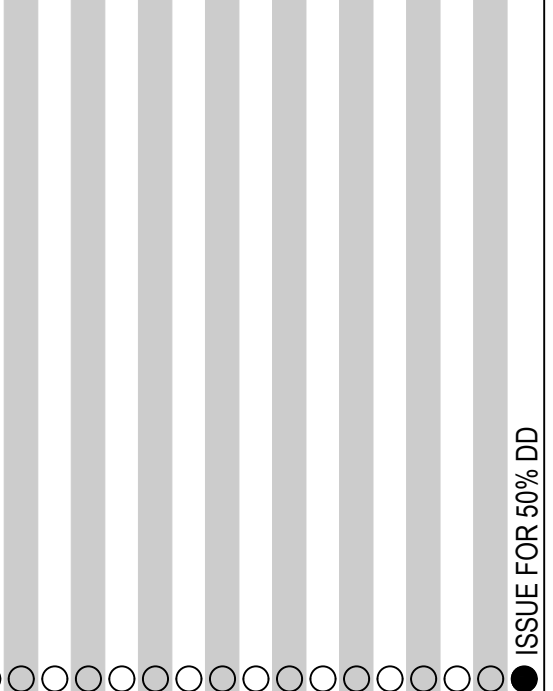
1. EVALUATE CONDITION OF FURNACES SERVING RESIDENTIAL UNITS. IF NON FUNCTIONAL, NOTIFY ARCHITECT AND PROVIDE PRICE FOR REPLACEMENT. IF FUNCTIONAL, PROVIDE PRICING FOR CLEANING, TESTING, AND BALANCING OF DUCTED HVAC SYSTEM.
2. PROVIDE PRICE BREAKOUT FOR REPLACEMENT OF 50% OF ALL RADIATOR COVERS.
3. BUDGETARY PRICING SHALL INCLUDE REPLACEMENT OF 100% OF RESIDENTIAL RANGES AND 50% OF RESIDENTIAL RANGE HOODS. REFER TO ARCHITECT FOR NEW RANGE SPEC.



IN PROGRESS

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2218a
DEMO MECHANICAL GROUND FLOOR PLAN

1 DEMO MECHANICAL GROUND FLOOR PLAN
SCALE - 1/4" = 1'-0"

MD100

KEYED NOTES:

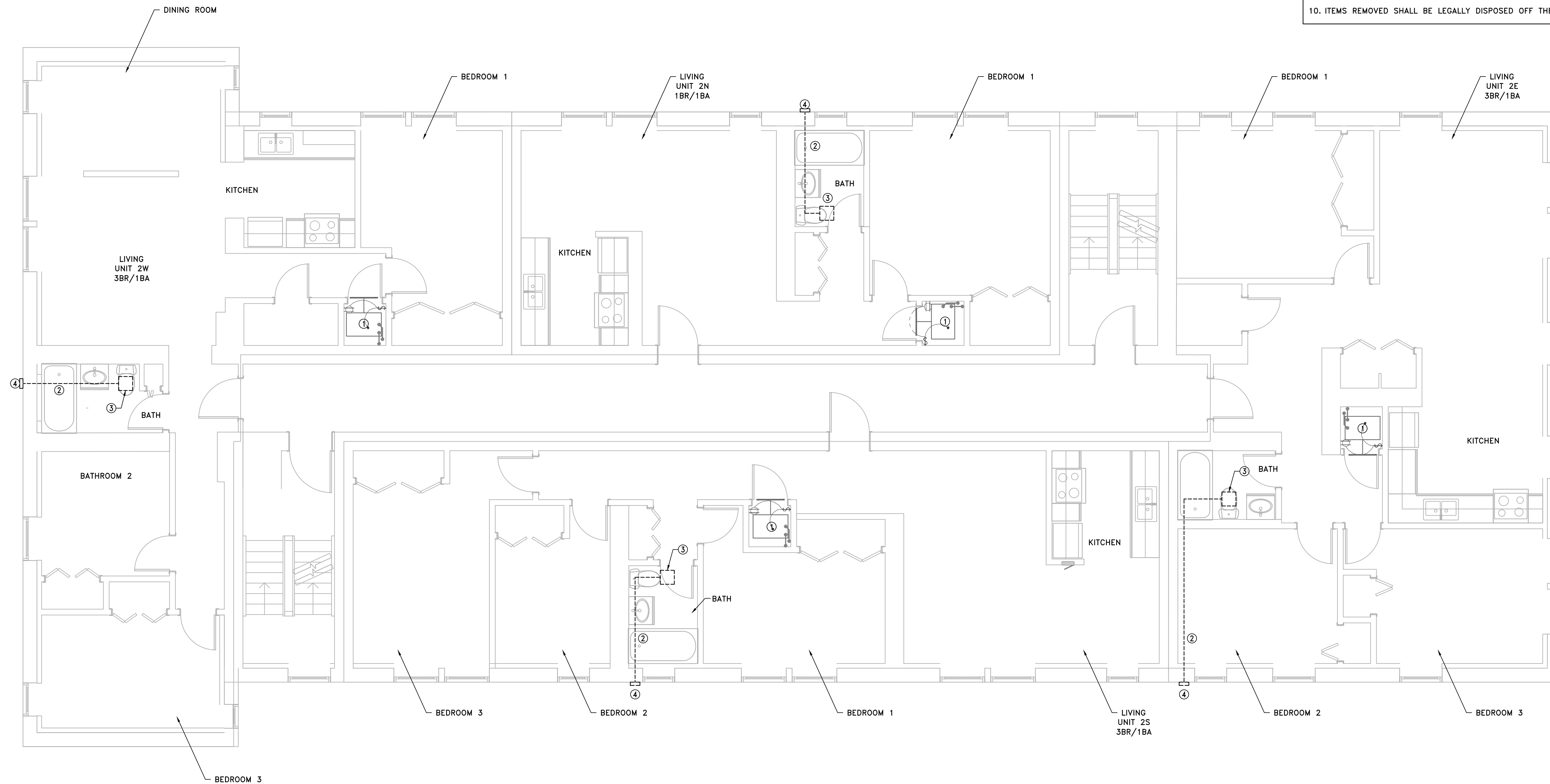
- ① EXISTING FURNACE AND ALL ASSOCIATED NATURAL GAS PIPING, CONDENSATE DRAIN LINES, AND OA AND EXHAUST FLUES TO REMAIN.
- ② EXHAUST DUCTWORK TO BE DEMOED.
- ③ SIDEWALL TOILET EXHAUST FAN TO BE DEMOED. EXISTING SOFFIT TO BE OPENED FOR EXHAUST DUCTWORK DEMOLITION. COORDINATE WITH ARCHITECT AND GC PRIOR TO TOILET EXHAUST DEMO AND REPLACEMENT.
- ④ SIDEWALL EXHAUST VENT CAP TO BE DEMOLISHED AND REPLACED. SEE PROPOSED PLANS.

PRICE BREAKOUT NOTES:

1. BUDGETARY PRICING SHALL INCLUDE REPLACEMENT OF RESIDENTIAL TOILET EXHAUST SYSTEM, INCLUDING BUT NOT LIMITED TO, ONE-FOR-ONE REPLACEMENT OF ALL RESIDENTIAL EXHAUST FANS, EXHAUST DUCT, AND REPLACEMENT OF 50% OF ALL SIDE-WALL EXHAUST CAPS.
2. EVALUATE CONDITION OF FURNACES SERVING RESIDENTIAL UNITS. IF NON FUNCTIONAL, NOTIFY ARCHITECT TO PRICE OUT REPLACEMENT. IF FUNCTIONAL, PROVIDE PRICING FOR CLEANING, TESTING, AND BALANCING OF DUCTED HVAC SYSTEM.
3. BUDGETARY PRICING SHALL INCLUDE REPLACEMENT OF 100% OF RESIDENTIAL RANGES AND 50% OF RESIDENTIAL RANGE HOODS. REFER TO ARCHITECT FOR NEW RANGE SPEC.

GENERAL SHEET DEMO NOTES:

1. EXISTING FURNACE AND ALL ASSOCIATED DUCTWORK AND PIPING TO REMAIN UNLESS OTHERWISE NOTED.
2. CONTRACTOR TO VERIFY THAT CONDENSATE DRAIN IS IN WORKING CONDITION AND HAS PROPER DRAINAGE WITH NO OVERFLOW. REPAIR CONDENSATE DRAIN PIPING AS REQUIRED.
3. EACH FURNACE IS MATCHED WITH CONDENSER ON ROOFTOP. CONTRACTOR TO INSPECT ALL REFRIGERANT PIPING ROUTED FROM FURNACE TO ROOFTOP CONDENSER FOR DAMAGE. NOTIFY ARCHITECT AND PROVIDE PRICING FOR REPLACEMENT WHEN APPLICABLE.
4. DEMO ALL EXISTING RESIDENTIAL TOILET EXHAUST FANS AND DUCTWORK FOR REPLACEMENT. EXISTING RESIDENTIAL TOILET EXHAUST DUCT RUNS TO SIDE-WALL EXHAUST CAP TO BE INSPECTED BY CONTRACTOR FOR REUSE.
5. FIELD VERIFY QUALITY OF EXHAUST VENT CAPS AND REPLACE AS REQUIRED.
6. ALL CUTTING, REPAIRING, FITTING AND REFINISHING OF IN PLACE CONSTRUCTION REQUIRED FOR DEMOLITION OF THE MECHANICAL WORK SHALL BE DONE AT THE EXPENSE OF THE MECHANICAL CONTRACTOR EXCEPT AS SPECIFICALLY SHOWN ON THE DRAWINGS OR HEREINAFTER SPECIFIED. WORK SHALL BE PERFORMED BY CRAFTSMEN SKILLED IN THEIR RESPECTIVE TRADES.
7. THE PREMISES SHALL BE KEPT IN A CLEAN AND ORDERLY CONDITION DURING CONSTRUCTION. ALL WASTE AND UNUSABLE MATERIALS SHALL BE PROMPTLY REMOVED FROM THE SITE.
8. ALL SALVAGE SHALL REMAIN PROPERTY OF THE OWNER; HOWEVER, THE CONTRACTOR SHALL DISPOSE OF ANY OR ALL SALVAGE THE OWNER ELECTS NOT TO KEEP.
9. FIELD VERIFY EXISTING CONDITIONS PRIOR TO PROCEEDING WITH ANY DEMOLITION WORK AND NOTIFY ARCHITECT OF ANY DISCREPANCIES.
10. ITEMS REMOVED SHALL BE LEGALLY DISPOSED OFF THE SITE.

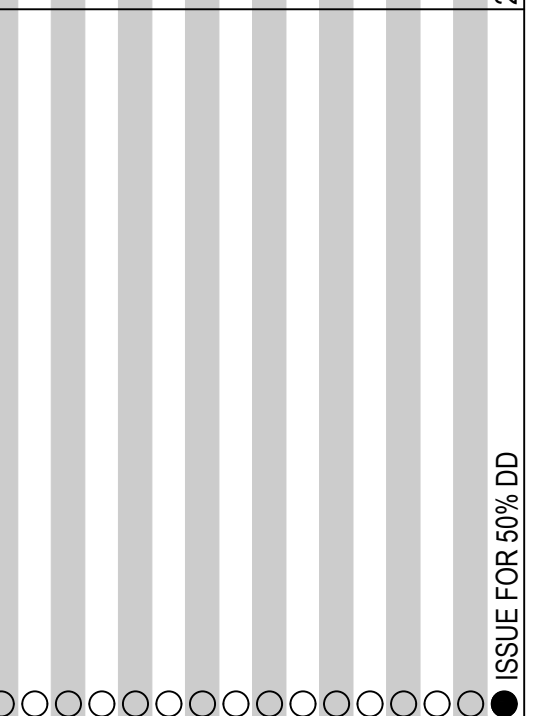


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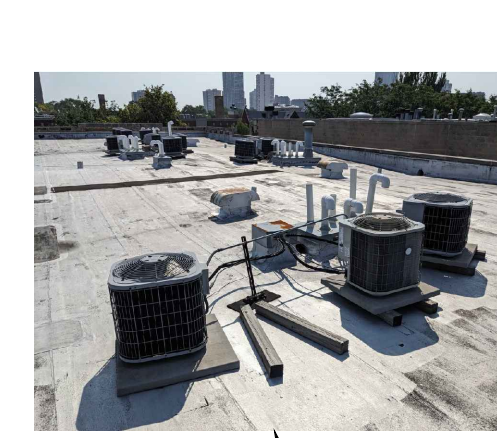
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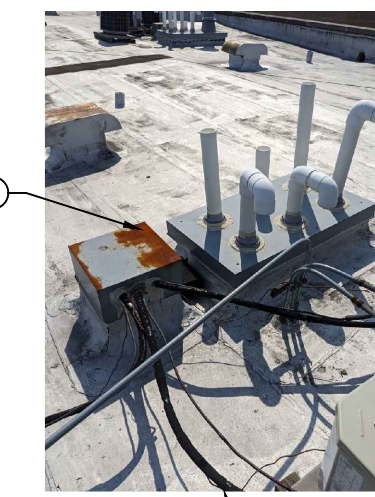
2218a
DEMO MECHANICAL
TYPICAL 2ND & 3RD
FLOOR PLANS

MD101

1 DEMO MECHANICAL TYPICAL 2ND & 3RD FLOOR PLANS
SCALE - 1/4" = 1'-0"



SEE VIEW (A)



SEE VIEW (B)



SEE VIEW (B)

GENERAL SHEET NOTES:

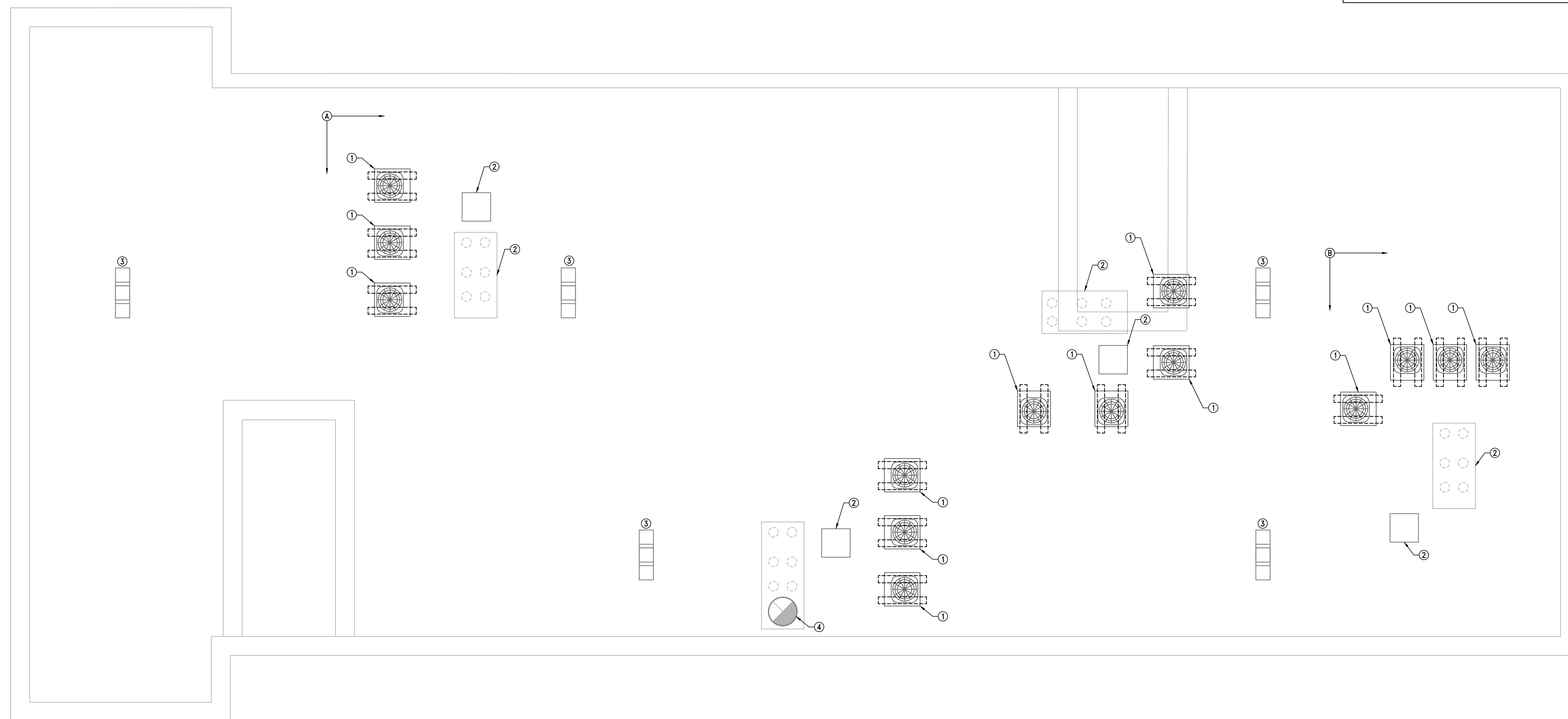
- EXISTING CONDENSING UNITS AND ALL ASSOCIATED PIPING TO REMAIN UNLESS SPECIFIED OTHERWISE. CONTRACTOR TO CONFIRM THAT UNIT IS WORKING AS DESIGNED AND CLEAN UNIT.
- ALL EXISTING CONDENSERS TO BE INSTALLED ON VIBRATION ISOLATION RAILS FIXED TO THE ROOF STRUCTURE.
- EACH CONDENSER IS MATCHED WITH FURNACE. CONTRACTOR TO INSPECT ALL REFRIGERANT PIPING ROUTED FROM CONDENSER TO FURNACE BELOW FOR DAMAGE. NOTIFY ARCHITECT AND PROVIDE PRICING FOR REPLACEMENT WHEN APPLICABLE.

PRICE BREAKOUT NOTES:

- EVALUATE CONDITION OF CONDENSING UNITS SERVING RESIDENTIAL UNITS. IF NOW FUNCTIONAL, NOTIFY ARCHITECT TO PRICE OUT REPLACEMENT. IF FUNCTIONAL, PROVIDE PRICING FOR CLEANING, TESTING, AND BALANCING OF HVAC SYSTEM.

KEYED NOTES:

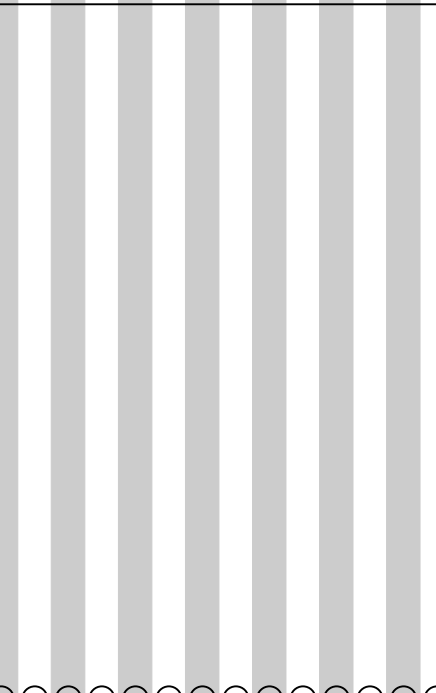
- EXISTING ROOFTOP CONDENSING UNITS TO REMAIN. REMOVE PADS UNDER CONDENSING UNITS TO FACILITATE RE-ROOFING EFFORT. DEMO EXISTING WOODEN STANDS WHICH ARE ROTTED OUT. RESET CONDENSER ONTO WOODEN RAILS TO MATCH EXISTING (TYP.)
- REMOVE OXIDATION ON METAL, PRIMER AND PAINT ALL METALLIC PRODUCTS ON THE ROOF, TYPICAL.
- EXISTING ROOF VENT. NO HVAC SCOPE.
- EXISTING ABANDONED ORIGINAL BOILER FLUE. PROVIDE PRICE ALTERNATIVE TO REMOVE.



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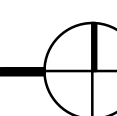
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2218a
MECHANICAL ROOF PLAN

MD102

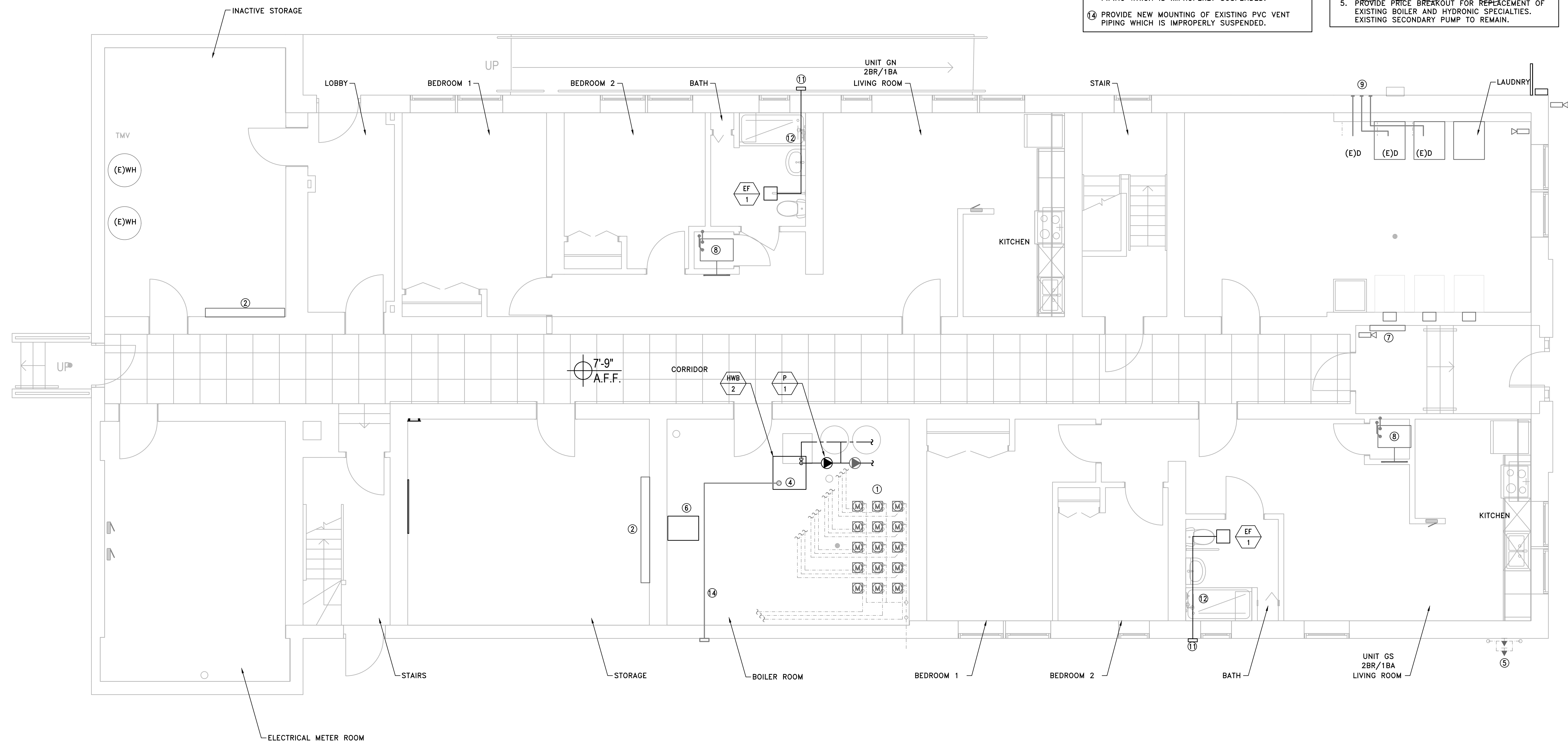
1 DEMO MECHANICAL ROOF PLAN
SCALE - 1/4" = 1'-0"



- KEYED NOTES:**
- EXISTING TO REMAIN GAS METERS.
 - EXISTING TO REMAIN HYDRONIC TUBE-FINNED RADIATOR. CONTRACTOR TO REPLACE RADIATOR COVER.
 - PURPOSEFULLY OMITTED.
 - PROVIDE PRICE BREAKOUT TO REPLACE EXISTING BOILER WITH NEW HIGH EFFICIENCY BOILER. CUT INTO PUMP SUCTION PIPING TO INSTALL NEW SIDE STREAM FILTER AND CHEMICAL POT FEEDER RE:M400.
 - EXISTING GAS SERVICE REGULATOR TO REMAIN.
 - NEW BOOSTER PUMP PROVIDED BY PC.
 - EXISTING WALL HEATER IN CORRIDOR WITH SWITCH TO REMAIN.
 - EXISTING FURNACES TO REMAIN. CONTRACTOR TO VERIFY THAT EXISTING FURNACE MEETS MANUFACTURER'S INSTRUCTION FOR VENT AND AIR INTAKE INSTALLATION, INCLUDING MAXIMUM VENT LENGTHS AND REQUIRED CLEARANCES (TYP.).
 - EXISTING DRYERS AND GAS PIPING TO REMAIN. REPLACE VENT CAPS.
 - PURPOSEFULLY OMITTED.
 - NEW THICK GAUGE ALUMINUM OR STAINLESS STEEL EXHAUST SIDEWALL VENT CAP WITH BACKDRAFT DAMPERS.
 - EXISTING EXHAUST DUCTWORK TO BE REPLACED. CONTRACTOR TO INSTALL 1" INSULATION AROUND NEW DUCTWORK.
 - PROVIDE NEW MOUNTING OF EXISTING PVC VENT PIPING WHICH IS IMPROPERLY SUSPENDED.
 - PROVIDE NEW MOUNTING OF EXISTING PVC VENT PIPING WHICH IS IMPROPERLY SUSPENDED.

- GENERAL SHEET NOTES:**
- EXISTING BOILER AND ASSOCIATED PUMPS, VENTS, TANKS, AND PIPING TO REMAIN. CONTRACTOR TO CUT INTO PUMP SUCTION PIPING AND INSTALL NEW SIDE STREAM FILTER AND CHEMICAL POT FEEDER VIA DETAILS ON M400, COORDINATING WITH OTHER TRADES AS NECESSARY. PROVIDE RECONNECTION TO EXISTING HYDRONIC PIPING SYSTEM. FIELD VERIFY EXACT PIPE SIZES. ALL HOT WATER AND GAS PIPING, TANKS, AND ASSOCIATED PUMPS TO BE INSPECTED, SERVICED, AND REBALANCED BY CONTRACTOR.
 - EXISTING FURNACE AND ASSOCIATED DUCTWORK AND PIPING TO REMAIN. CONTRACTOR TO VERIFY THAT FURNACE IS IN GOOD CONDITION AND PERFORMING TO DESIGN CAPABILITIES PER PROVIDED EQUIPMENT CUTSHEET. CONTRACTOR TO CLEAN FURNACE BEFORE END OF PROJECT.

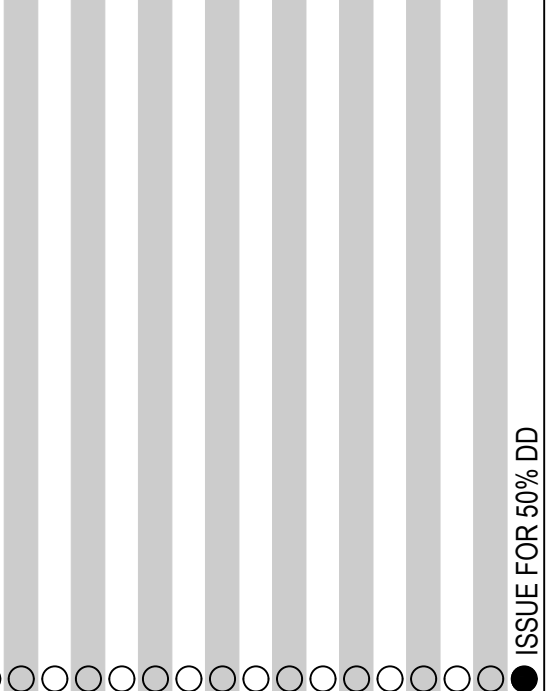
- PRICE BREAKOUT NOTES:**
- EVALUATE CONDITION OF FURNACES SERVING RESIDENTIAL UNITS. IF NON FUNCTIONAL, NOTIFY ARCHITECT AND PROVIDE PRICE FOR REPLACEMENT. IF FUNCTIONAL, PROVIDE PRICING FOR CLEANING, TESTING, AND BALANCING OF DUCTED HVAC SYSTEM.
 - CONTRACTOR TO PROVIDE PRICING FOR REPLACEMENT OF ALL RESIDENTIAL TOILET EXHAUST FANS AND ASSOCIATED DUCTWORK.
 - CONTRACTOR TO PROVIDE INITIAL PRICING FOR REPLACEMENT OF 50% OF TOTAL RESIDENTIAL TOILET EXHAUST VENT CAPS AND 50% OF ALL RADIATOR COVERS AT BID STAGE.
 - PROVIDE BREAKOUT PRICING FOR 100% OF RESIDENTIAL RANGES AND 50% OF RESIDENTIAL RANGE HOODS.
 - PROVIDE PRICE BREAKOUT FOR REPLACEMENT OF EXISTING BOILER AND HYDRONIC SPECIALTIES. EXISTING SECONDARY PUMP TO REMAIN.



IN PROGRESS

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MECHANICAL
GROUND FLOOR PLAN

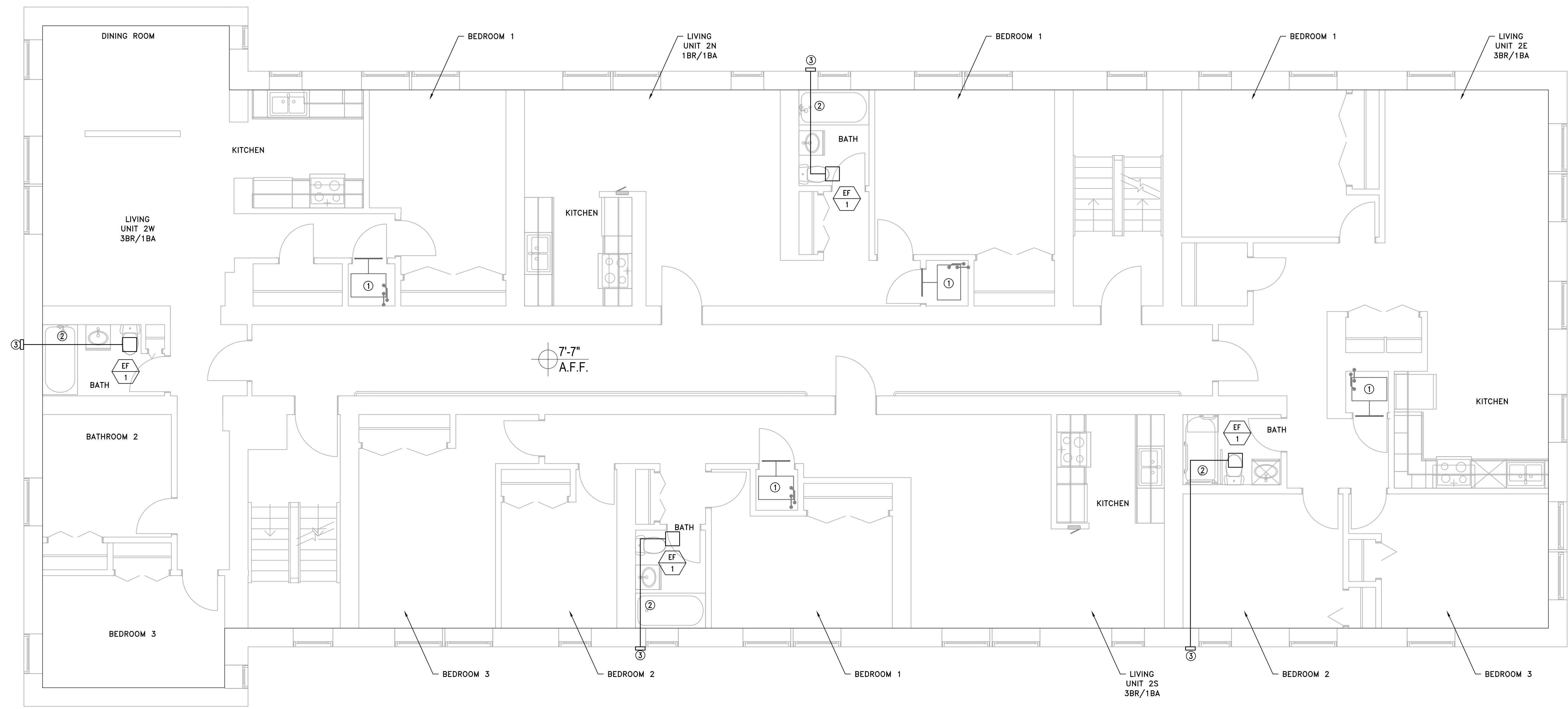
M100

MECHANICAL GROUND FLOOR PLAN
SCALE - 1/4" = 1'-0"

- KEYED NOTES:**
- EXISTING FURNACES TO REMAIN. CONTRACTOR TO VERIFY THAT FURNACE IS IN GOOD WORKING CONDITION AND PROVIDE TEST AND BALANCING TO EXISTING SYSTEM.
 - NEW TOILET EXHAUST DUCTWORK. INSTALL 1' INSULATION AROUND ALL NEW DUCTWORK.
 - NEW THICK GAUGE ALUMINUM OR STAINLESS STEEL EXHAUST SIDEWALL VENT CAP WITH BACKDRAFT DAMPERS.

- GENERAL SHEET NOTES:**
- EXISTING BOILER AND ASSOCIATED PUMPS, VENTS, TANKS, AND PIPING TO REMAIN. CONTRACTOR TO CUT INTO PUMP SUCTION PIPING AND INSTALL NEW SIDE STREAM FILTER AND CHEMICAL POT FEEDER RE: DETAIL 6/M400, COORDINATING WITH OTHER TRADES AS NECESSARY. PROVIDE RECONNECTION TO EXISTING HYDRONIC PIPING SYSTEM. FIELD VERIFY EXACT PIPE SIZES. ALL HOT WATER AND GAS PIPING, TANKS, AND ASSOCIATED PUMPS TO BE INSPECTED, SERVICED, AND REBALANCED BY CONTRACTOR.
 - EXISTING FURNACE AND ASSOCIATED DUCTWORK AND PIPING TO REMAIN. CONTRACTOR TO VERIFY THAT FURNACE IS IN GOOD CONDITION AND PERFORMING TO DESIGN CAPABILITIES PER PROVIDED EQUIPMENT CUTSHEET. CONTRACTOR TO CLEAN FURNACE BEFORE END OF PROJECT.

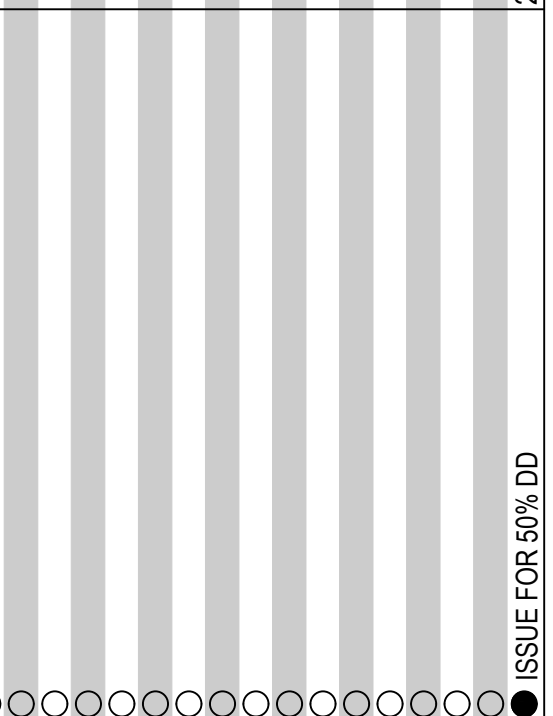
- PRICE BREAKOUT NOTES:**
- EVALUATE CONDITION OF FURNACES SERVING RESIDENTIAL UNITS. IF NON FUNCTIONAL, NOTIFY ARCHITECT AND PROVIDE PRICE FOR REPLACEMENT. IF FUNCTIONAL, PROVIDE PRICING FOR CLEANING, TESTING, AND BALANCING OF DUCTED HVAC SYSTEM.
 - CONTRACTOR TO PROVIDE PRICING FOR REPLACEMENT OF ALL RESIDENTIAL TOILET EXHAUST FANS AND ASSOCIATED DUCTWORK.
 - CONTRACTOR TO PROVIDE INITIAL PRICING FOR REPLACEMENT OF 50% OF TOTAL RESIDENTIAL TOILET EXHAUST VENT CAPS AND 50% OF ALL RADIATOR COVERS AT BID STAGE.
 - PROVIDE BREAKOUT PRICING FOR 100% OF RESIDENTIAL RANGES AND 50% OF RESIDENTIAL RANGE HOODS.



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02



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Heart of Uptown Apartments
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2218a
MECHANICAL
TYPICAL 2ND & 3RD
FLOOR PLANS

M101

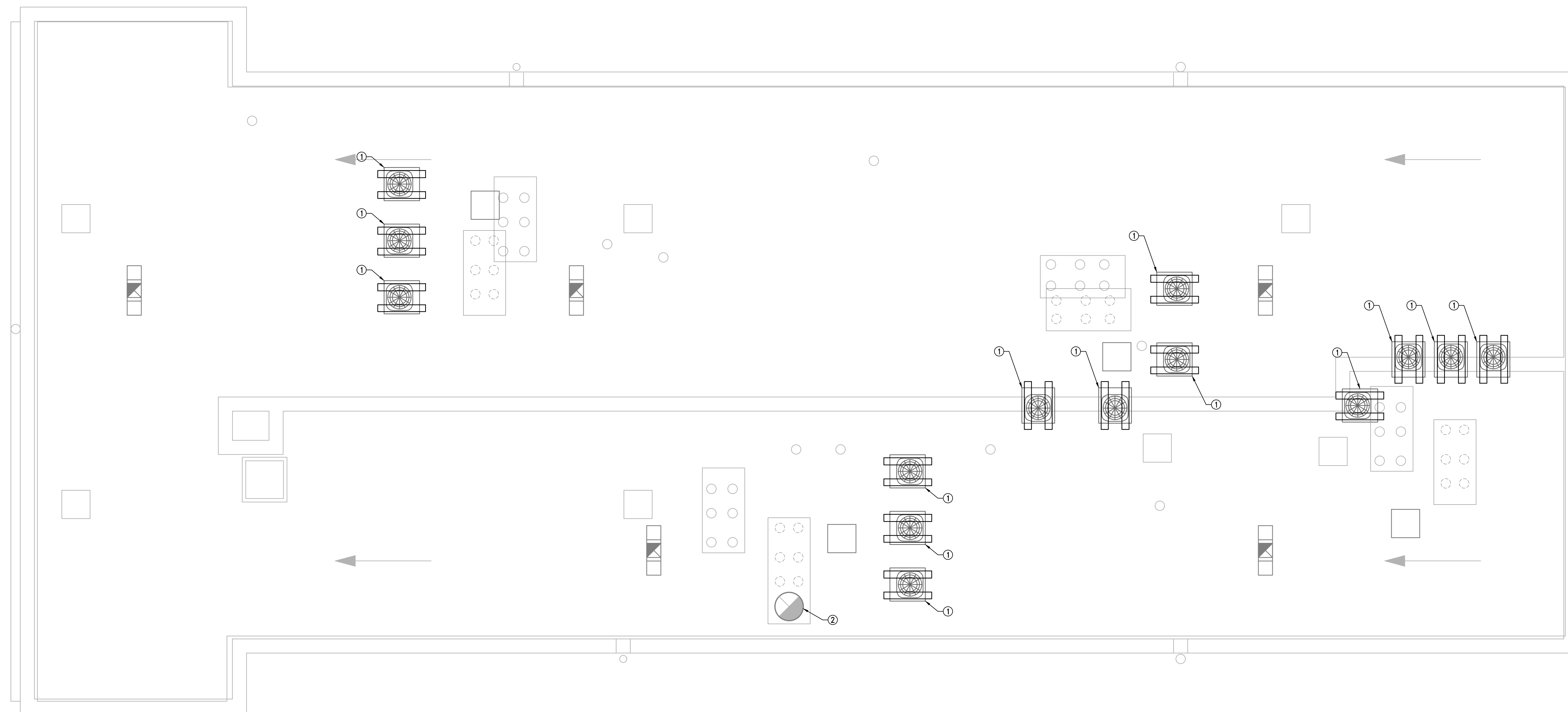
1 MECHANICAL TYPICAL 2ND & 3RD FLOOR PLANS
SCALE - 1/4" = 1'-0"

GENERAL SHEET NOTES:

1. EXISTING CONDENSING UNITS AND ALL ASSOCIATED PIPING TO REMAIN UNLESS SPECIFIED OTHERWISE. CONTRACTOR TO CONFIRM THAT UNIT IS WORKING AS DESIGNED AND CLEAN UNIT.
2. ALL CONDENSERS SHALL BE INSTALLED ON VIBRATION ISOLATION RAILS FIXED TO THE ROOF STRUCTURE.
3. EACH CONDENSER IS MATCHED WITH FURNACE. CONTRACTOR TO INSPECT ALL REFRIGERANT PIPING ROUTED FROM CONDENSER TO FURNACE BELOW FOR DAMAGE. NOTIFY ARCHITECT AND PROVIDE PRICING FOR REPLACEMENT WHEN APPLICABLE.

KEYED NOTES:

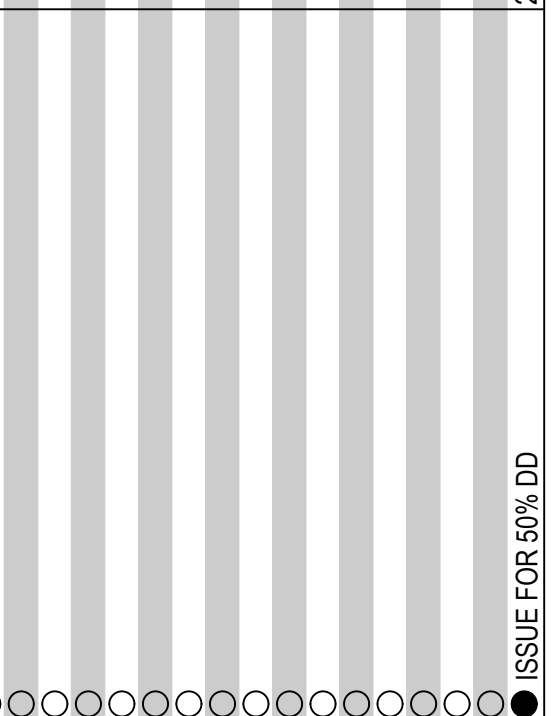
- ① EXISTING ROOFTOP CONDENSING UNITS TO REMAIN AND REMOVE PADS UNDER CONDENSING UNITS TO FACILITATE RE-ROOFING EFFORT.
- ② EXISTING ABANDONED BOILER FLUE. PROVIDE PRICE ALTERNATE TO FULLY SEAL OPENING AND PROVIDE NEW ROOF CAP.



IN PROGRESS

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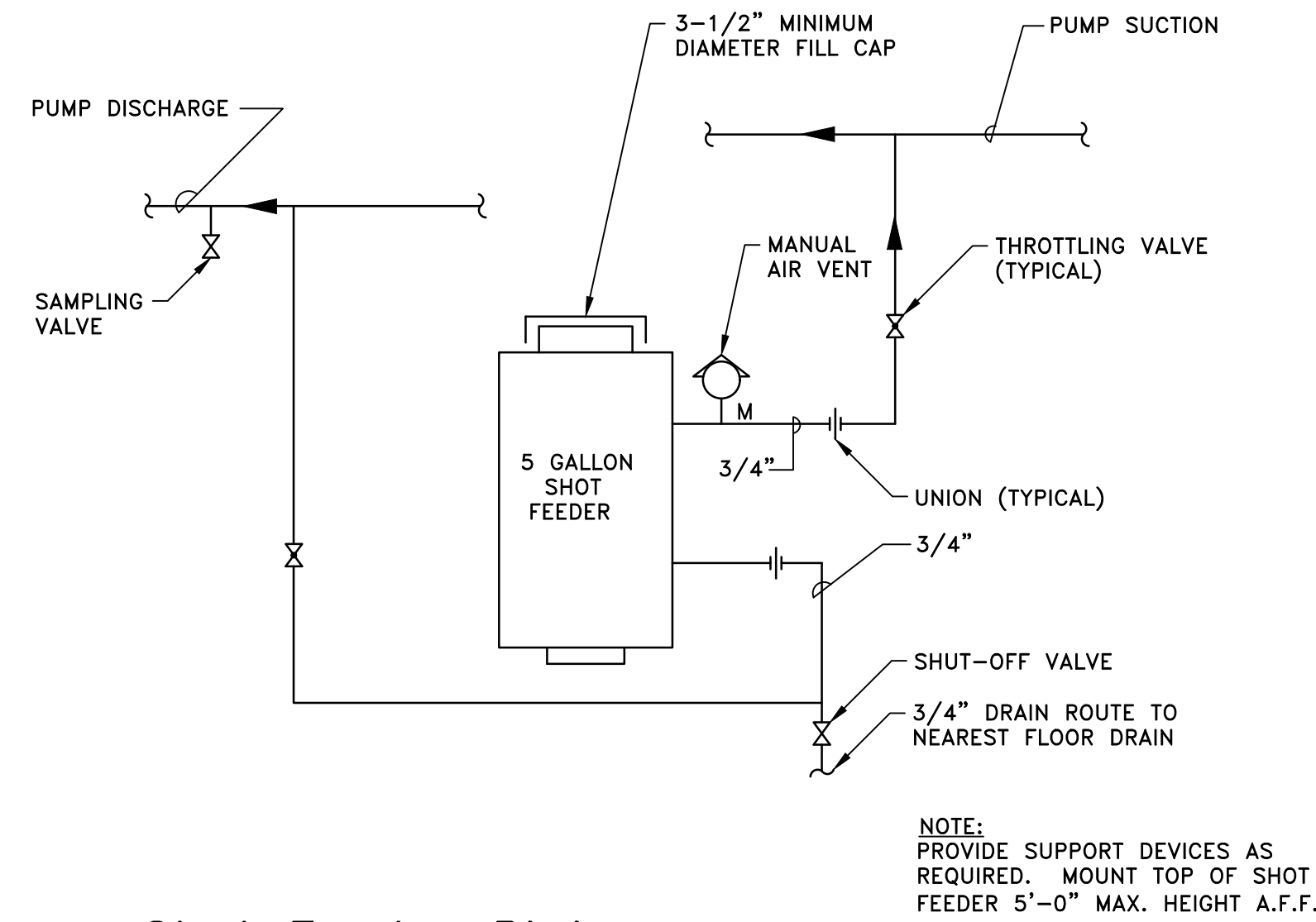
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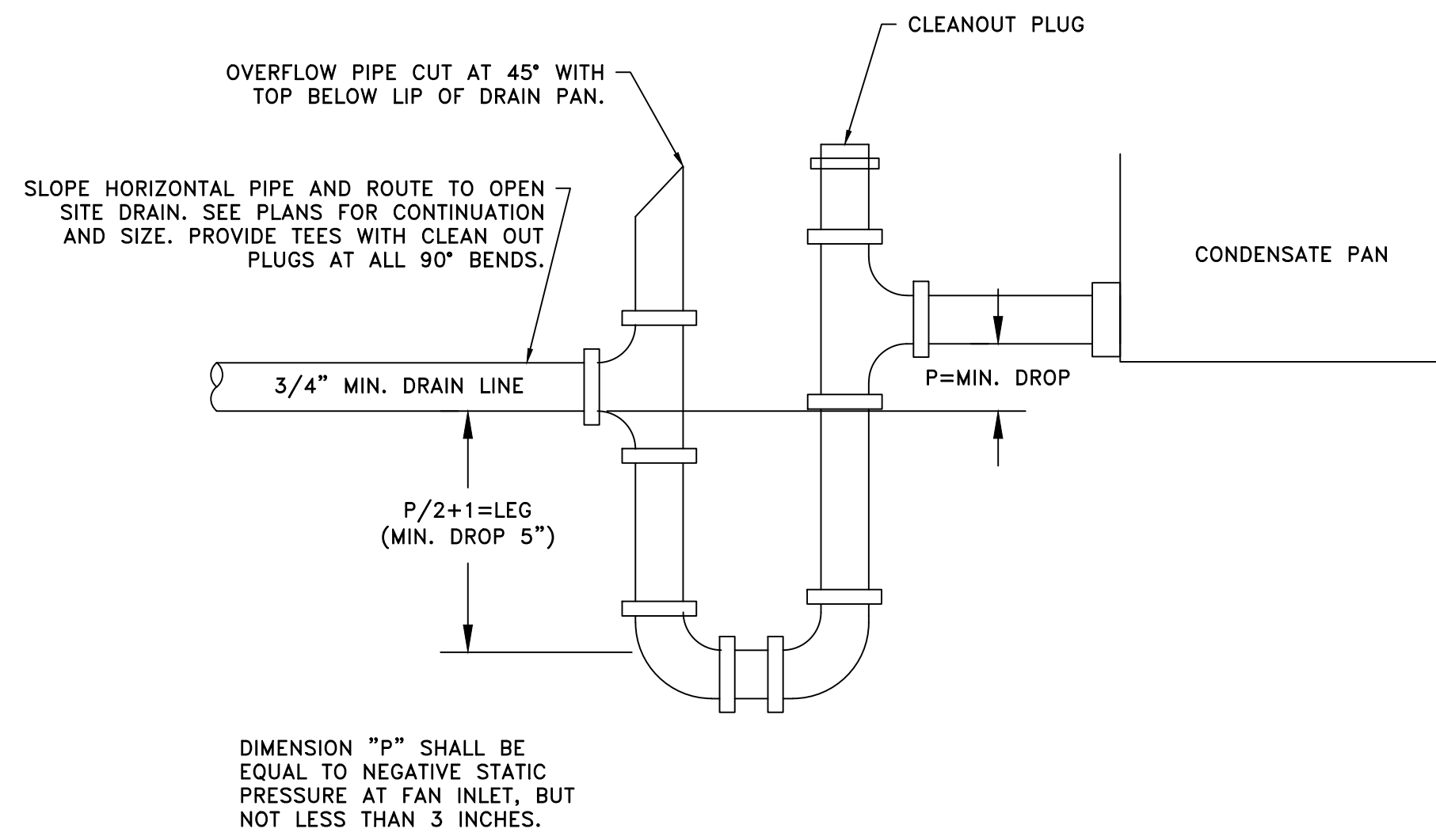
MECHANICAL ROOF PLAN

M102

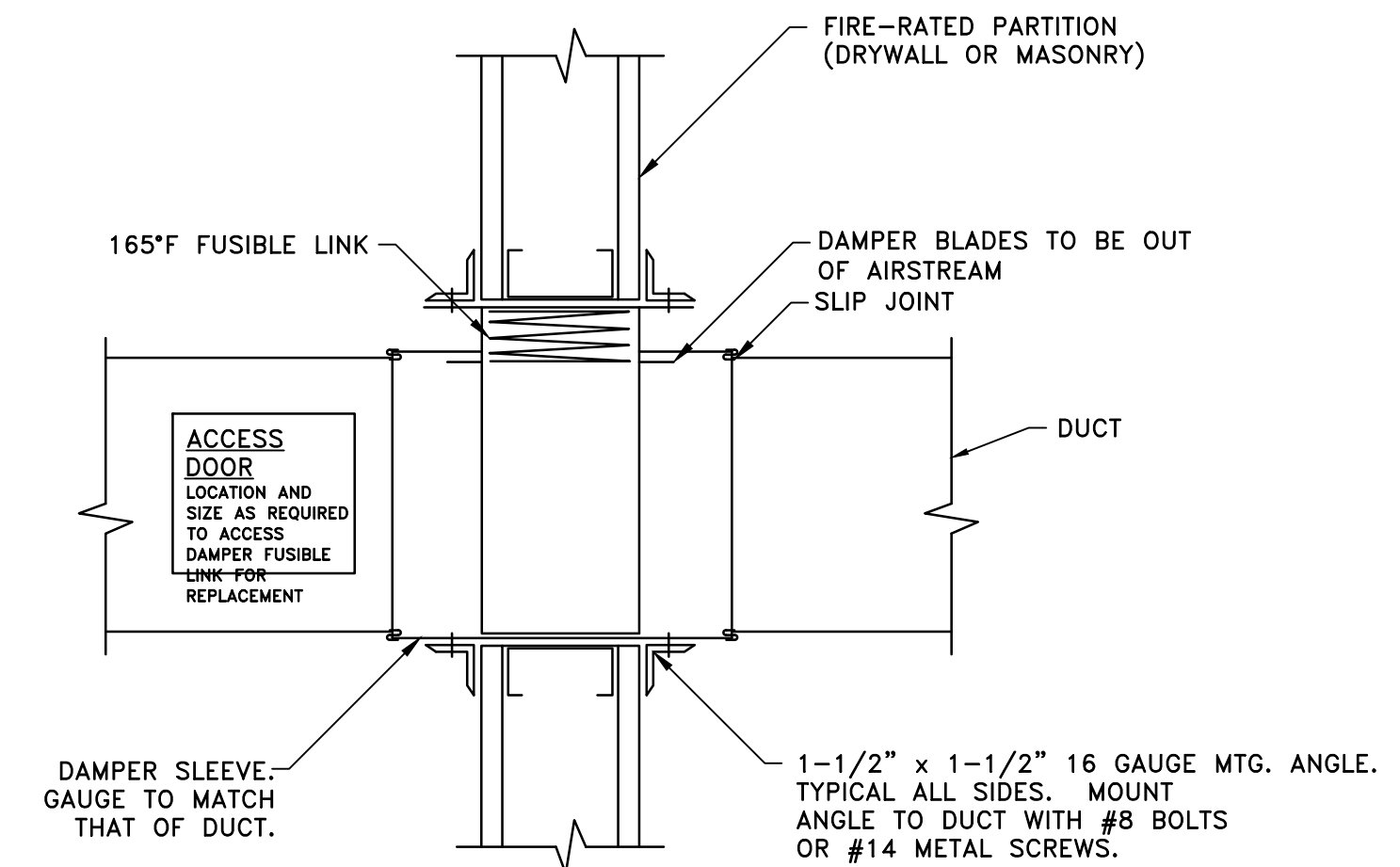
① **MECHANICAL ROOF PLAN**
SCALE - 1/4" = 1'-0"



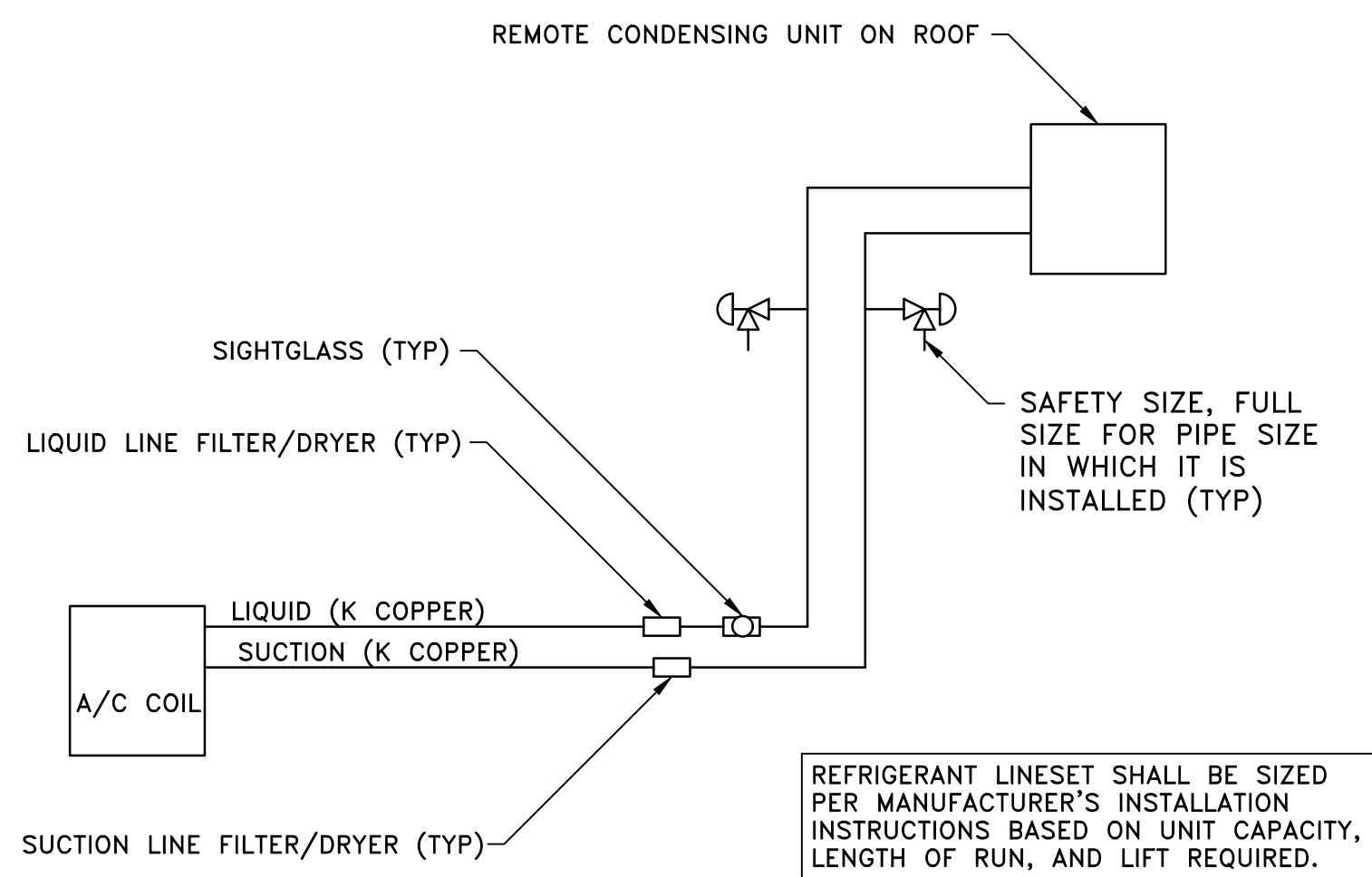
5 Shot Feeder Piping
No Scale



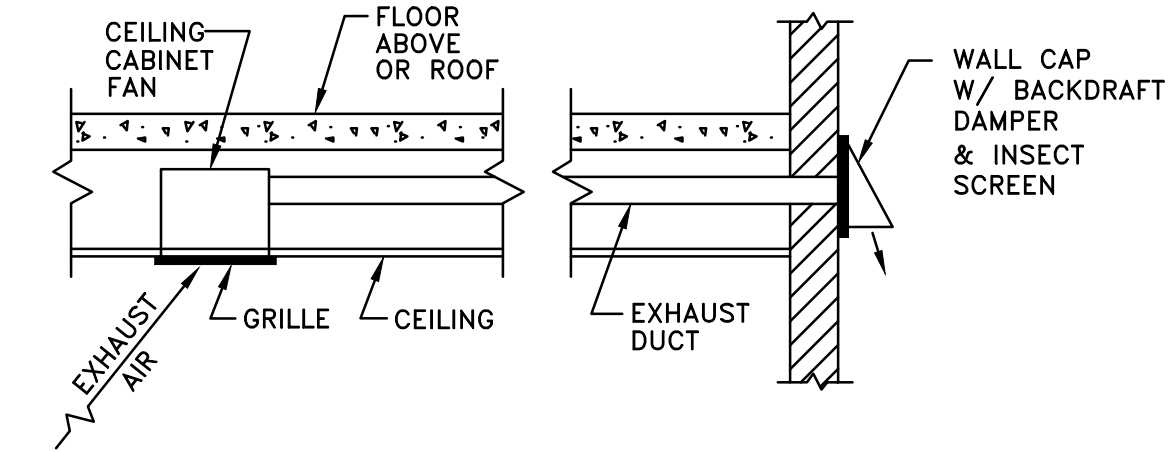
3 Condensate Drip Pan Piping Detail
NO SCALE



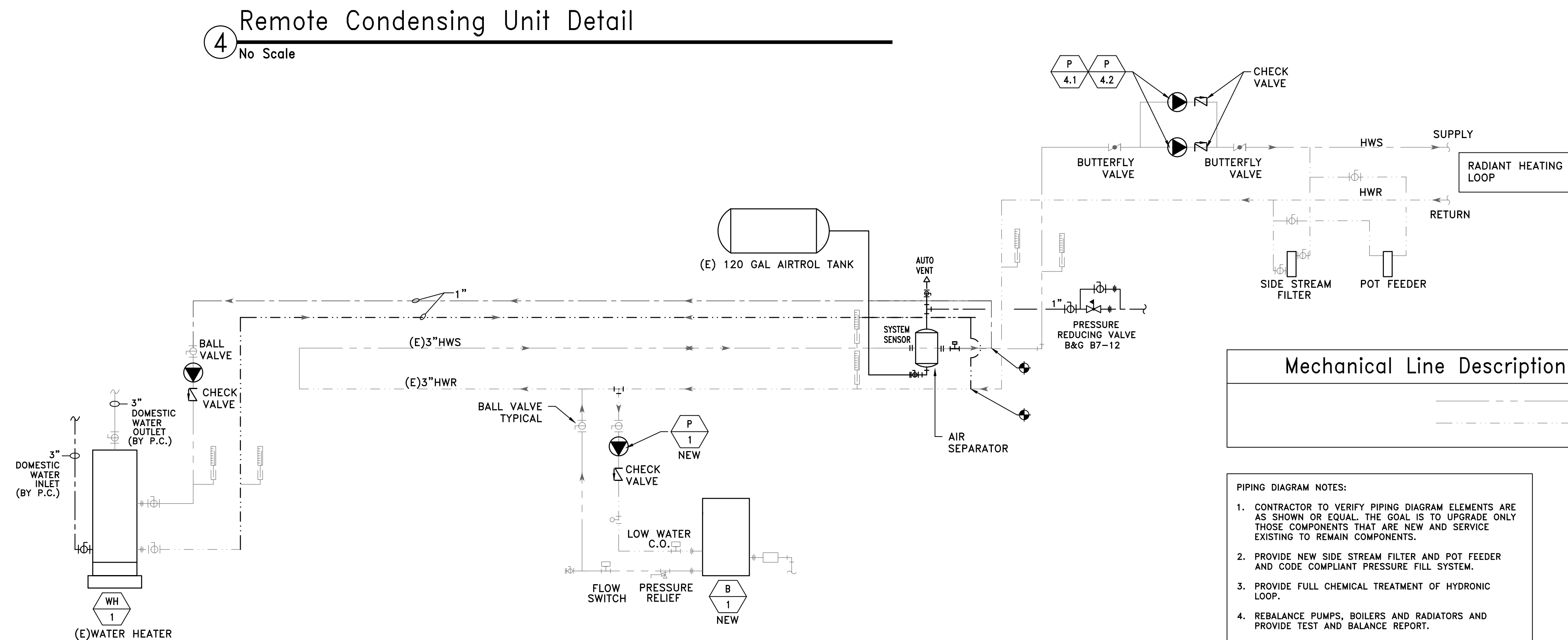
1 Fire Damper Detail
No Scale



4 Remote Condensing Unit Detail
No Scale



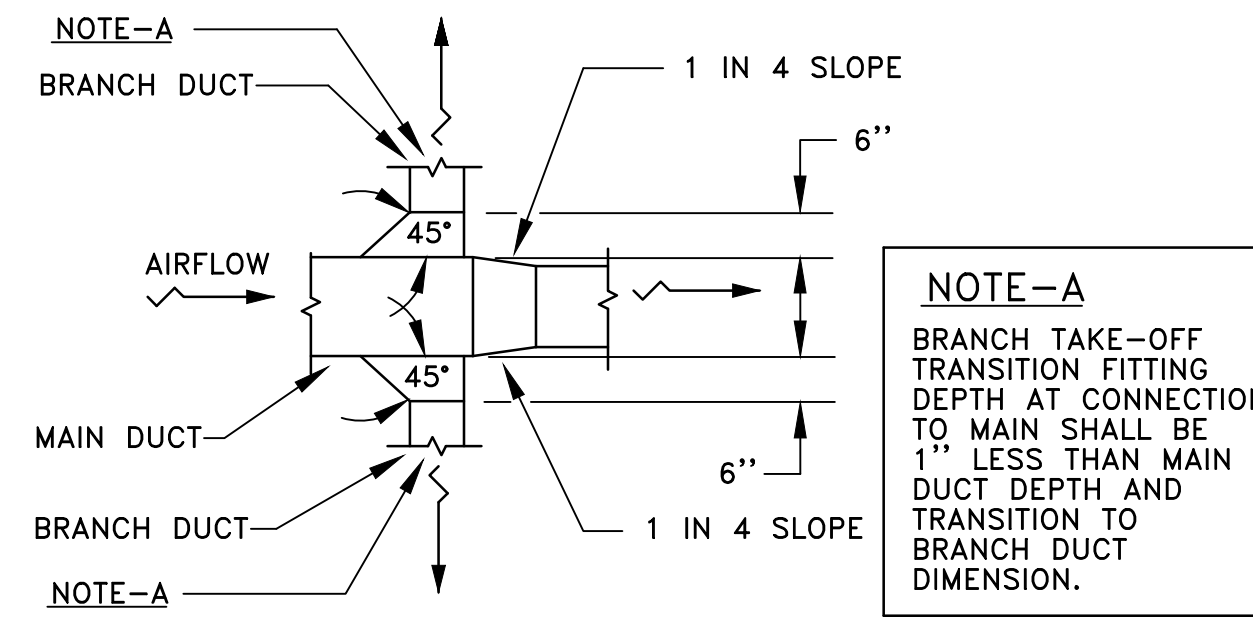
2 Bath Fan Detail with Sidewall discharge
No Scale



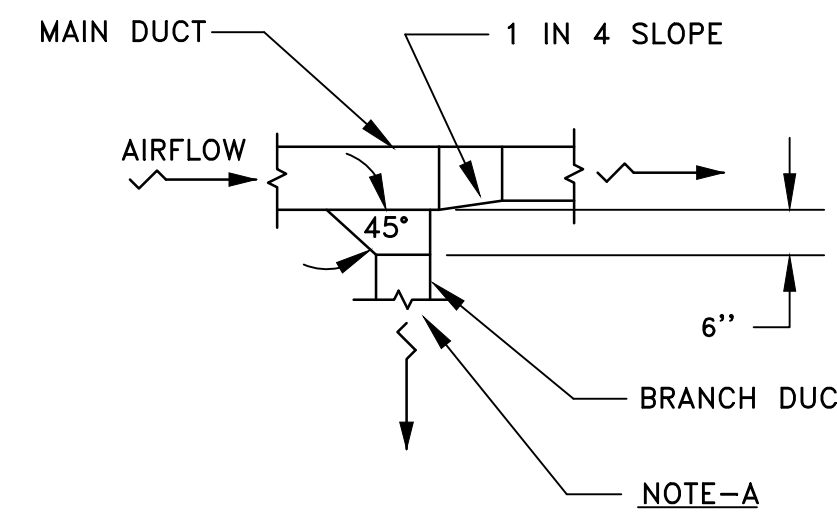
6 BOILER SYSTEM PIPING DIAGRAM
SCALE - N.T.S.

NOTES:

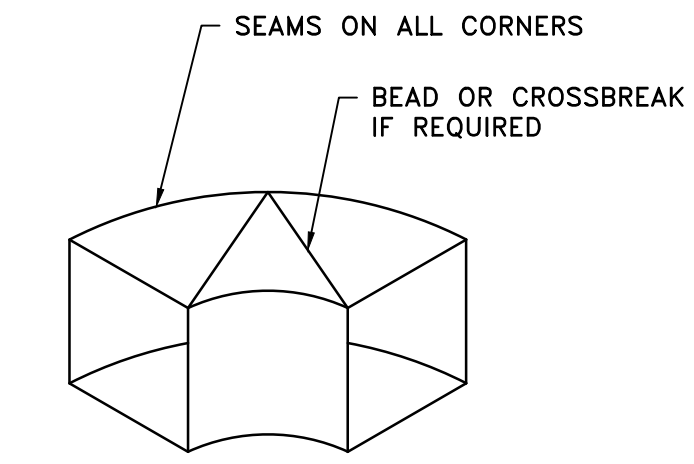
1. ALL DUCTWORK CONSTRUCTED IN ACCORDANCE WITH ASHRAE HANDBOOK AND PRODUCT DIRECTORY 1988 EQUIPMENT VOLUME, CHAPTER NO.
2. ALL CONTRACTOR FABRICATED AND MANUFACTURER FABRICATED COMPONENTS OF THE OUTSIDE AIR, SUPPLY AIR, RETURN AIR AND EXHAUST SYSTEMS SHALL BE CONSTRUCTED AND INSTALLED AIR-TIGHT. REFER TO DUCTWORK SEALANT DETAILS ON THIS SHEET. PIPE OPENINGS IN SYSTEM COMPONENTS SHALL HAVE SHEET METAL BAFFLES, SET IN SEALANT, TO PREVENT LEAKAGE.



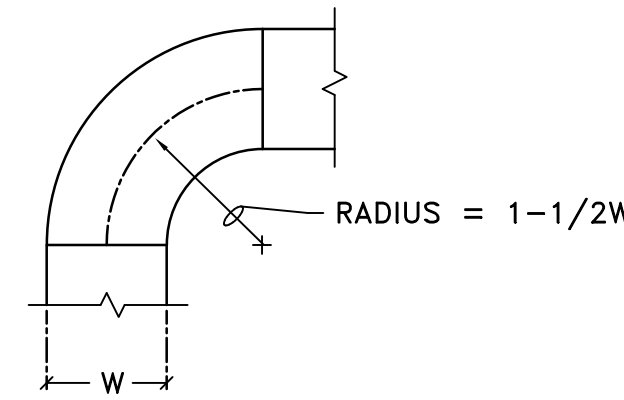
TYPICAL DOUBLE BRANCH TAKE-OFF
NOT TO SCALE



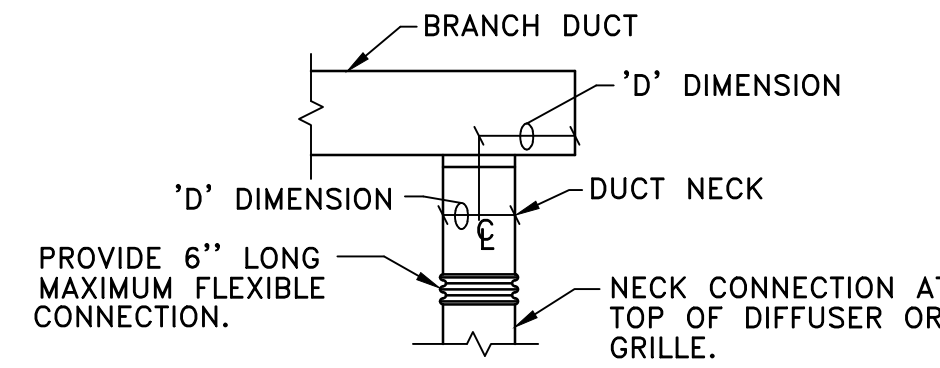
TYPICAL SINGLE BRANCH TAKE-OFF
NOT TO SCALE



SEE DUCT CONSTRUCTION DETAILS FOR CONNECTIONS AND BRACING REQUIREMENTS



TYPICAL 30° TO 90° RADIUS ELL TURN FITTING
NOT TO SCALE



1. DUCT BRANCH AND DUCT NECK SHALL BE RIGID SHEET METAL CONSTRUCTION.
2. FLEXIBLE CONNECTION SHALL BE METAL-EDGE VENTILATION FABRIC OR TRIPLE-LOK FLEXIBLE ALUMINUM AIR DUCT.

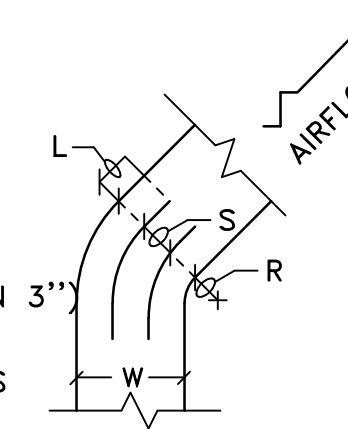
TYPICAL TOP CONNECTION TO DIFFUSER OR GRILLE DETAIL
NOT TO SCALE

NOTES:

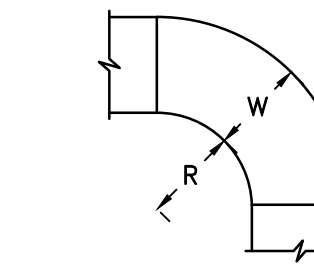
1. FITTING 29° AND LESS DO NOT REQUIRE TURNING VANES
2. TURNING VANE IS OF THE SAME GAUGE METAL AS THE FITTING.

$R = 1/3 'W'$ (W/NOT LESS THAN 3")
 $S = 1/3 'W'$
 $L = 1/3 'W'$

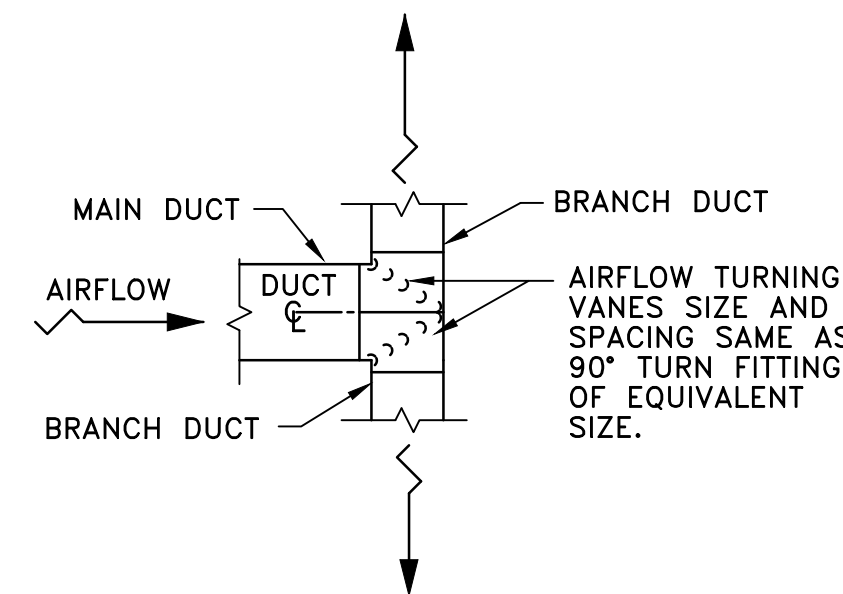
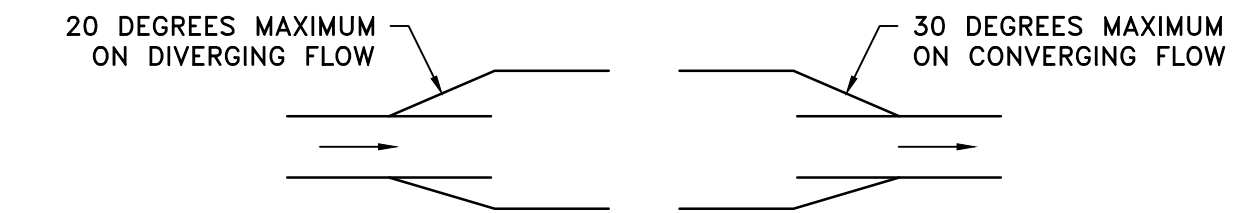
TURNING VANES



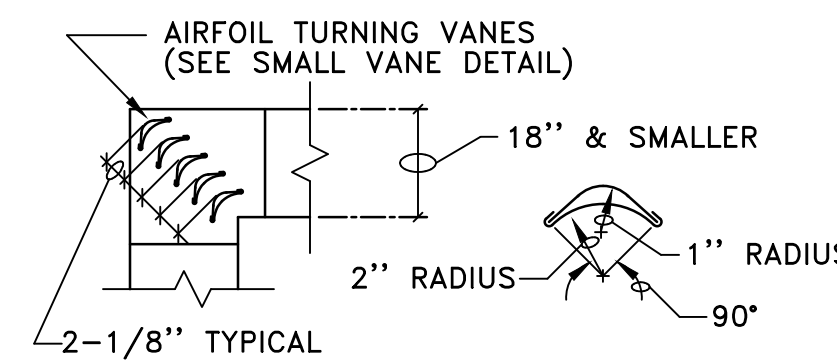
TYPICAL 30° TO 89° TURN FITTINGS
NOT TO SCALE



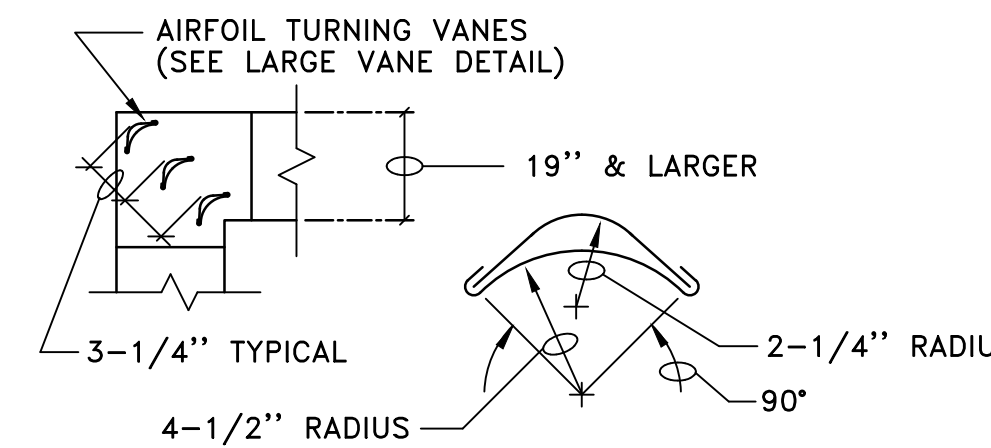
STANDARD RADIUS ELBOW R=W WHERE SPACE DOES NOT PERMIT R=W, USE SHORT RADIUS W/SPLITTER VANES PER SMACNA DUCT DESIGN.



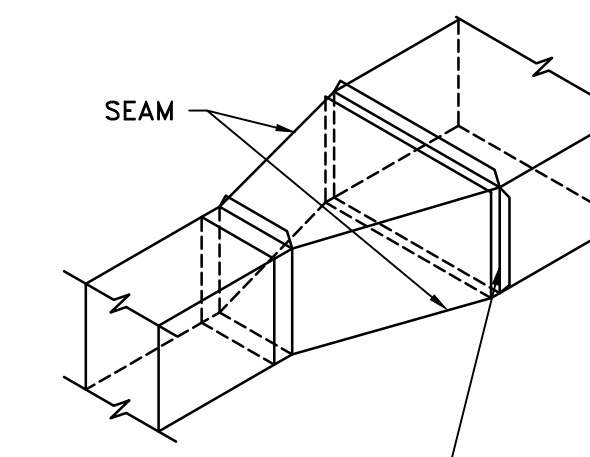
TYPICAL DOUBLE 90° TURN FITTING
(EQUAL CFM SPLIT SHOWN, UNEQUAL CFM SPLIT SIMILAR)
NOT TO SCALE



SMALL DOUBLE AIRFOIL TURNING VANE



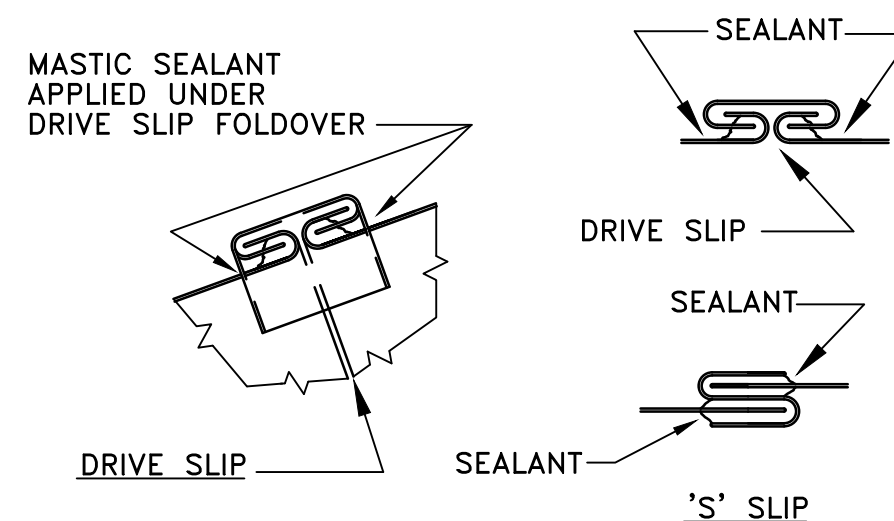
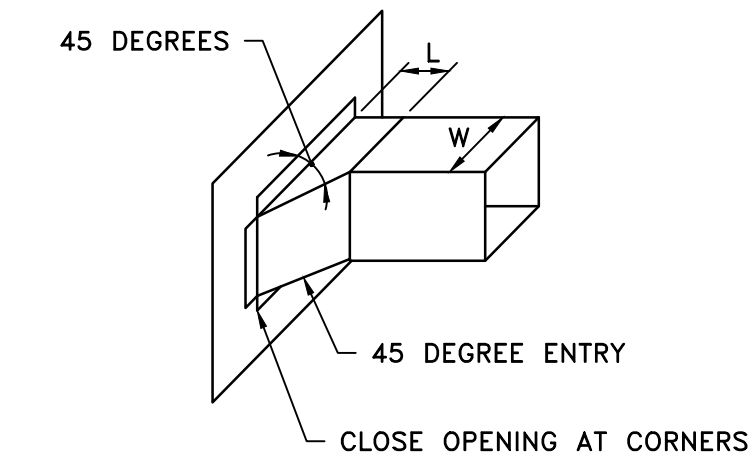
LARGE DOUBLE AIRFOIL TURNING VANE



SEE DUCT CONSTRUCTION DETAILS FOR CONNECTIONS

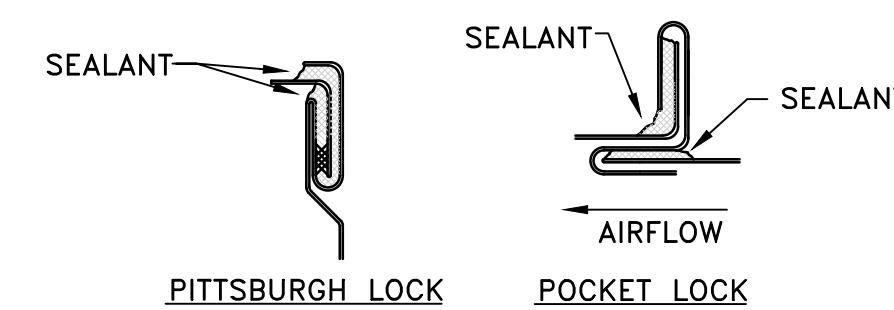
TYPICAL 90° TURN FITTING
18" AND SMALLER
NOT TO SCALE

TYPICAL 90° TURN FITTING
19" AND LARGER
NOT TO SCALE

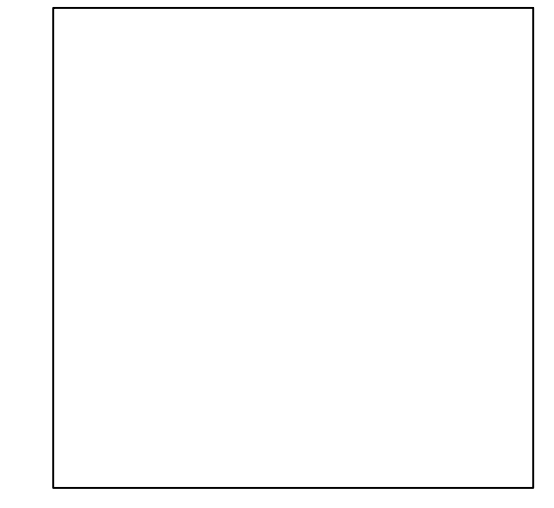
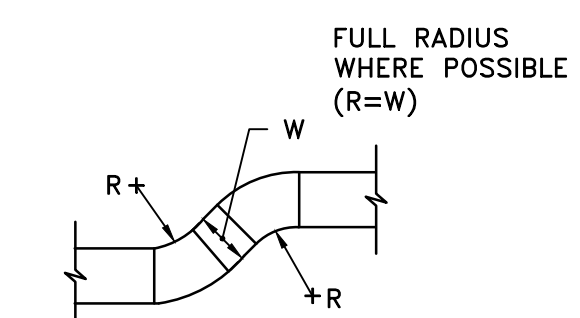
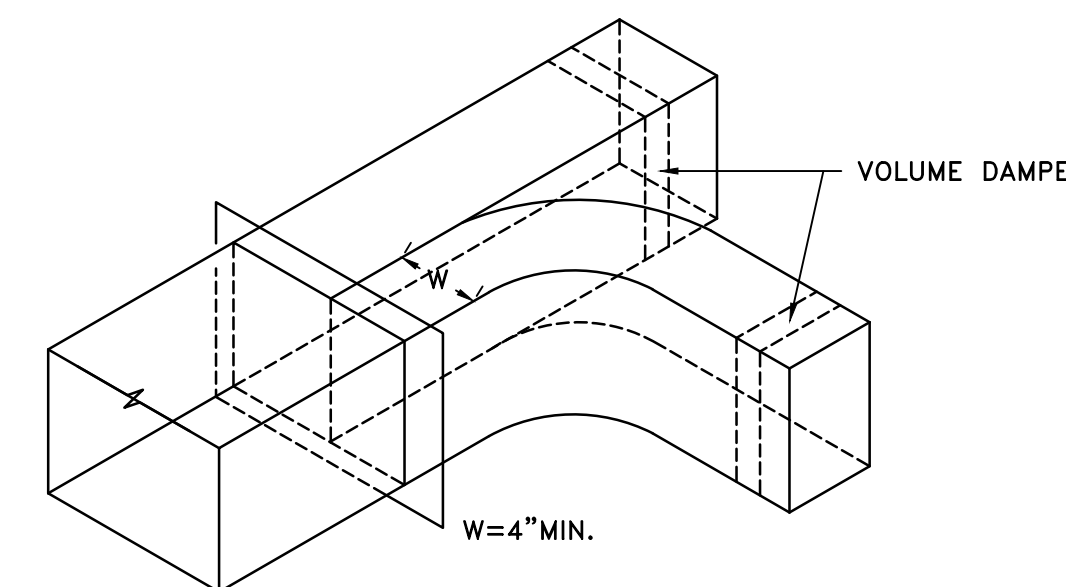


DUCTWORK SEALANT DETAIL NO. 1
NOT TO SCALE

IMPORTANT NOTE
SEALANT SHALL BE APPLIED TO DUCTWORK BEFORE ASSEMBLY. EXCESS LIQUID OR MASTIC SHALL BE REMOVED WITH PROPER SOLVENT WHEREVER DUCTWORK IS EXPOSED IN OCCUPIED AREAS.



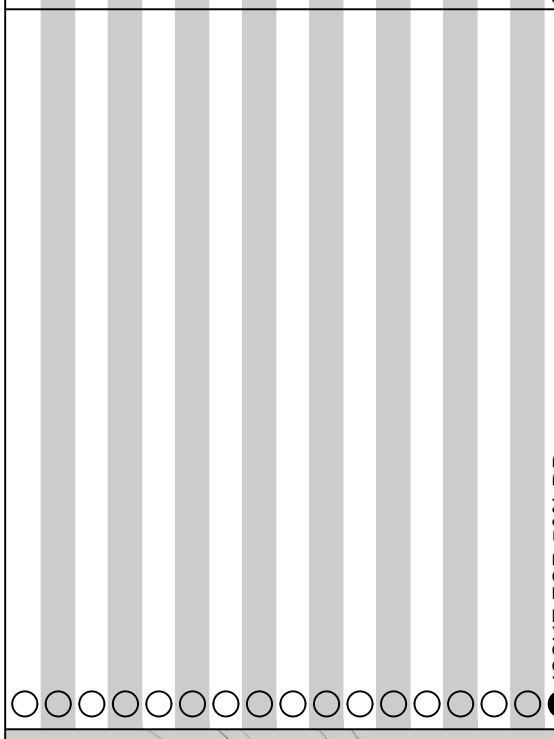
DUCTWORK SEALANT DETAIL NO. 2
NOT TO SCALE



IN PROGRESS

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MECHANICAL DETAILS

M401

ROOM TAG	QTY	TYPICAL UNITS	ROOM NAME	SPACE USE	FLOOR	AREA (SF)	VENTILATION SCHEDULE										EQUIPMENT		REMARKS		
							ORDINANCE REQUIREMENTS (CoC)				ACTUAL PROVIDED						AREA OF DUCT SF	FREE AREA OF GRILL SF		TAG # OF SUPPLY AIR EQUIP	TAG # OF EXHAUST AIR EQUIP
							NATURAL LIGHT AND VENT (SF)	MECHANICAL VENT	NATURAL LIGHT AND VENT (SF)	MECHANICAL VENT (CFM)	(RO) RELIEF OPENINGS	GLASS AREA SF	VENT AREA SF	SUP CFM	OA CFM	EXH CFM					
GLASS AREA SF	VENT AREA SF	SUP cfm/sf	EXH cfm/sf	SUP CFM	EXH CFM	GLASS AREA SF	VENT AREA SF	SUP CFM	OA CFM	EXH CFM	AREA OF DUCT SF	FREE AREA OF GRILL SF	TAG # OF SUPPLY AIR EQUIP	TAG # OF EXHAUST AIR EQUIP							
GRND	1		CORRIDOR	CORRIDOR		456	NR	NR	0	NR	0	0	NR	NR	0	0	0				
GRND	1		LAUNDRY	LAUNDRIES		390	31.2	15.6	1.5	1.5	585	585	221.56	13.1	585	195	585			NATURALLY VENTED, PER OPERABLE WI	
GRND	1		BOILER ROOM	UTILITY ROOM		285	NR	NR	NR	NR	0	0	NR	NR	0	0	0				
GRND	1		STORAGE	INACTIVE STORAGE		286	NR	NR	NR	NR	0	0	NR	NR	0	0	0				
GRND	1		ELECTRICAL/METER	UTILITY ROOM		277	NR	NR	NR	NR	0	0	NR	NR	0	0	0				
GRND	1		INACTIVE STORAGE	INACTIVE STORAGE		272	NR	NR	NR	NR	0	0	NR	NR	0	0	0				
GRND	1		LOBBY-ACCESSIBLE ENTRY	ENTRANCE LOBBY		103	8.24	4.12	1	0	103	0	0	0	105	35	0			NATURALLY VENTED, PER OPERABLE DC	
GRND	1		W. STAIR	CORRIDOR		84	NR	NR	0	NR	0	0	NR	NR	0	0	0				
GRND	1		E. STAIR	CORRIDOR		99	NR	NR	0	NR	0	0	NR	NR	0	0	0				
GRND			NORTH UNIT																		
GRND	1		HALL	CORRIDOR		95	NR	NR	0	NR	0	0	NR	NR	0	0	0				
GRND	1		LIVING	LIVING QUARTER		182	14.56	7.28	NV	NV	0	0	32.31	19.65	0	0	0				
GRND	1		KITCHEN	PRIVATE DWELLING: KITCHEN		66	5.28	2.64	0	1.5	0	99	0	0	0	0	100			NATURALLY VENTED, PER OPERABLE DC	
GRND	1		BEDROOM 1	LIVING QUARTER		167	13.36	6.68	NV	NV	0	0	21.54	13.1	0	0	0				
GRND	1		BEDROOM 2	LIVING QUARTER		122	9.76	4.88	NV	NV	0	0	6.52	4.25	0	0	0				
GRND	1		BATH	PRIVATE DWELLING: TOILET		61	NR	NR	0	1.5	0	92	NR	NR	0	0	95	EF-1			
GRND			SOUTH UNIT																		
GRND	1		HALL	CORRIDOR		102	NR	NR	0	NR	0	0	NR	NR	0	0	0				
GRND	1		LIVING	LIVING QUARTER		180	14.4	7.2	NV	NV	0	0	28.06	17.35	0	0	0				
GRND	1		KITCHEN	PRIVATE DWELLING: KITCHEN		76	6.08	3.04	0	1.5	0	114	0	0	0	0	115			NATURALLY VENTED, PER OPERABLE DC	
GRND	1		BEDROOM 1	LIVING QUARTER		163	13.04	6.52	NV	NV	0	0	21.54	13.1	0	0	0				
GRND	1		BEDROOM 2	LIVING QUARTER		84	6.72	3.36	NV	NV	0	0	21.54	13.1	0	0	0				
GRND	1		BATH	PRIVATE DWELLING: TOILET		53	NR	NR	0	1.5	0	80	NR	NR	0	0	80	EF-1			
TYP 1ST THRU 3RD	3		CORRIDOR	CORRIDOR		335	NR	NR	0	NR	0	0	NR	NR	0	0	0				
TYP 1ST THRU 3RD	3		W. STAIR	CORRIDOR		108	NR	NR	0	NR	0	0	NR	NR	0	0	0				
TYP 1ST THRU 3RD	3		E. STAIR	CORRIDOR		97	NR	NR	0	NR	0	0	NR	NR	0	0	0				
TYP 1ST THRU 3RD			UNIT N-1BR/1BA																		
	3		HALL	CORRIDOR		62	NR	NR	0	NR	0	0	NR	NR	0	0	0				
	3		LIVING	LIVING QUARTER		179	14.32	7.16	NV	NV	0	0	31.24	19.09	0	0	0				
	3		KITCHEN	PRIVATE DWELLING: KITCHEN		59	4.72	2.36	0	1.5	0	89	0	0	0	0	90			NATURALLY VENTED, PER OPERABLE DC	
	3		BEDROOM 1	LIVING QUARTER		151	12.08	6.04	NV	NV	0	0	25.68	15.42	0	0	0				
TYP 1ST THRU 3RD			UNIT E-3BR/1BA																		
	3		HALL	CORRIDOR		133	NR	NR	0	NR	0	0	NR	NR	0	0	0				
	3		LIVING	LIVING QUARTER		210	16.8	8.4	NV	NV	0	0	64.2	38.55	0	0	0				
	3		KITCHEN	PRIVATE DWELLING: KITCHEN		93	7.44	3.72	0	1.5	0	140	0	0	0	0	140			NATURALLY VENTED, PER OPERABLE DC	
	3		BEDROOM 1	LIVING QUARTER		131	10.48	5.24	NV	NV	0	0	18.4	11.38	0	0	0				
	3		BEDROOM 2	LIVING QUARTER		109	8.72	4.36	NV	NV	0	0	38.52	23.13	0	0	0				
	3		BEDROOM 3	LIVING QUARTER		121	9.68	4.84	NV	NV	0	0	18.4	11.38	0	0	0				
TYP 1ST THRU 3RD			UNIT S-3BR/1BA																		
	3		HALL	CORRIDOR		144	NR	NR	0	NR	0	0	NR	NR	0	0	0				
	3		LIVING	LIVING QUARTERS		166	13.28	6.64	??	??	0	0	31.24	19.09	0	0	0				
	3		KITCHEN	PRIVATE DWELLING: KITCHEN		66	5.28	2.64	0	1.5	0	99	0	0	0	0	100			NATURALLY VENTED, PER OPERABLE DC	
	3		BEDROOM 1	LIVING QUARTERS		112	8.96	4.48	??	??	0	0	25.68	15.42	0	0	0				
	3		BEDROOM 2	LIVING QUARTERS		83	6.64	3.32	??	??	0	0	5.56	3.67	0	0	0				
	3		BEDROOM 3	LIVING QUARTERS		145	11.6	5.8	??	??	0	0	25.68	15.42	0	0	0				
TYP 1ST THRU 3RD			UNIT W-3BR/1BA																		
	3		HALL	CORRIDOR		106	NR	NR	0	NR	0	0	NR	NR	0	0	0				
	3		DINING/LIVING	LIVING QUARTER		262	20.96	10.48	NV	NV	0	0	30.34	18.55	0	0	0				
	3		KITCHEN	PRIVATE DWELLING: KITCHEN		81	6.48	3.24	0	1.5	0	122	5.56	3.67	0	0	125			NATURALLY VENTED, PER OPERABLE DC	
	3		BEDROOM 1	LIVING QUARTER		140	11.2	5.6	NV	NV	0	0	25.68	15.42	0	0	0				
	3		BEDROOM 2	LIVING QUARTER		81	6.48	3.24	NV	NV	0	0	11.92	7.19	0	0	0				
	3		BEDROOM 3	LIVING QUARTER		110	8.8	4.4	NV	NV	0	0	11.16	7.5	0	0	0				
	3		BATH	PRIVATE DWELLING: TOILET		42	NR	NR	0	1.5	0	63	NR	NR	0	0	65	EF-1			
TOTAL						13683					688	1,634			690	230	2700				

BUILDING PRESSURIZATION TABLE	
Total Ordinance Required Outside Air (CFM)	229
Total Actual Outside Air Provided (CFM)	230
Total Actual Continuous Exhaust (CFM)	2,700
Note: This table is to show conformity to Section 18-28-501.4.	

HEATING TABLE	
Building Load (MBH)	
Ventilation Load (MBH)	
Total Heating Load (MBH)	0
Heating System Output Capacity (MBH)	
Heating System Equipment including in this table:	
DOAS, RTU, VRF ODU, EUH, CUH, EWH, EDH	

PUMP SCHEDULE										
TAG NO	TYPE	SERVING	FLUID	BASED ON	SERIES	LOCATION	TDH (FT H2O)	FLOW (GPM)	ELECTRICAL	REMARKS
P-1	INLINE	RADIANT FLOOR	35% PG	BELL & GOSSETT	PL-36	BOILER ROOM	28	11	1/6 3 208	

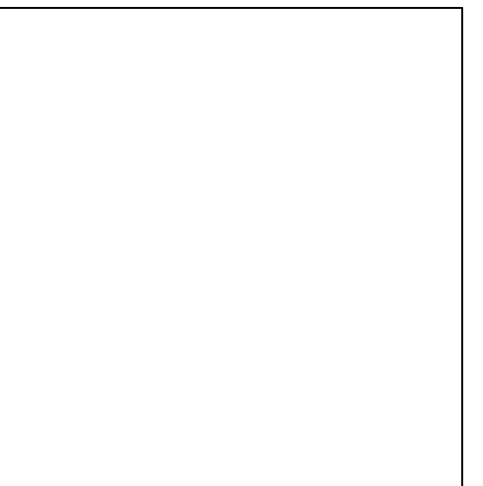
- EC TO PROVIDE NON-FUSED SERVICE DISCONNECT
- EC TO PROVIDE LINE VOLTAGE POWER TO PUMP WITH RELAY/CONTACTOR TO BOILER PUMP CONTROL
- 100% STANDBY PUMP WITH AUTOMATIC STARTUP ON FAILURE OF PRIMARY PUMP

FAN SCHEDULE														
TAG NO	SERVES	TYPE OF FAN	BASED ON	MODEL	FLOW (CFM)	E.S.P. (IN H2O)	DRIVE	SONES	WEIGHT (LBS)	MOTOR DATA			REMARKS	
TEF-1	UNIT BATHROOMS	CEILING FAN	BROAN	ZB80	80	0.1	DIRECT	0.3	12.5	HP	VOLTS/HZ/PHASE	FLA	RPM	
										7.6W	120 / 60 / 1	0.3	985	ALL

- INCLUDE FACTORY PROVIDED DISCONNECT SWITCH
- FAN TO RUN 24/7. INTERLOCK FAN WITH OCCUPANCY SENSOR FOR RAMP UP. COORDINATE WITH EC FOR KEYED SWITCH DISCONNECT.
- PROVIDE VIBRATION ISOLATION AS RECOMMENDED BY FACTORY
- INTEGRAL GRAVITY BACKDRAFT DAMPER

BOILER SCHEDULE														
TAG NO	LOCATION	BASED ON	SPACE HEATING SECTION					ELECTRICAL					REMARKS	
			FLUID TYPE	MAX GAS INPUT (MBH)	HEATING CAPACITY (MBH)	EWT (°F)	LWT (°F)	FLOW (GPM)	RELIEF (PSI)	VOLTS	PHASE	FLA		MOCP
(E)HWB-1	MECH ROOM	WEIL-MCLAIN ULTRA-105	NG	105	94	85	105	10.5	30	120	1	20	145	EXISTING TO REMAIN
HWB-2	MECH ROOM	LAARS NTH105	NG	105	98	85	105	10	30	120	1	2	155	ALL

- GAS FIRED COMBINATION WATER HEATER AND BOILER SHALL BE FLOOR MOUNTED AND ENERGY STAR CERTIFIED.
- TURNDOWN RATIO SHALL BE 8:1 MINIMUM FOR SPACE HEATING, AND 10:1 MINIMUM FOR PROCESS HEATING
- INTEGRATE WITH EXISTING BOILER PLANT
- MODULATE BOILER CAPACITY TO MAINTAIN SUPPLY TEMPERATURE SETPOINTS FOR EACH HEATING LOOP
- PROVIDE ASME APPROVED T&P PRESSURE RELIEF VALVE FOR SPACE HEATING SIDE. PROVIDE ASME PRESSURE ONLY RELIEF VALVE FOR PROCESS HEATING SIDE. INSTALL BOTH PER MANUFACTURER'S INSTRUCTIONS.
- PROVIDE 5 YEAR PARTS ONLY WARRANTY AND 10 YEAR HEAT EXCHANGER WARRANTY IN ADDITION TO THE GENERAL MECHANICAL SYSTEM WARRANTY
- PROVIDE CONDENSATE NEUTRALIZER
- INSTALL COMBUSTION AIR AND EXHAUST PER MANUFACTURER'S INSTRUCTIONS



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.



ISSUE FOR 50% DD 2024.02.02



Heart of Uptown Apartments

4130 N. Kenmore
Chicago, IL 60640

2218a
MECHANICAL SCHEDULES

M600

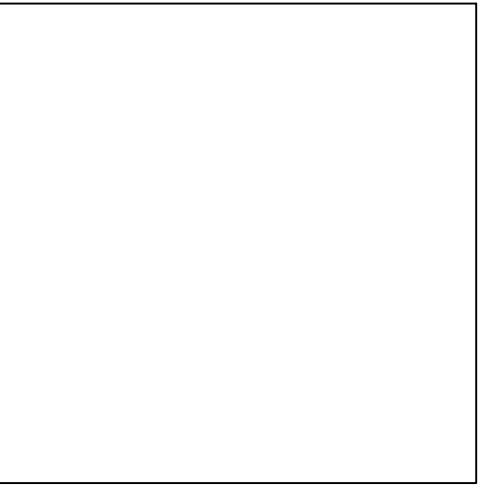
ELECTRICAL GENERAL NOTES

1. THIS CONTRACTOR SHALL FURNISH AND INSTALL ALL EQUIPMENT, MATERIALS AND LABOR DOCUMENTED HERE IN NOTES OR INDICATED ON DRAWINGS. CONTRACTOR SHALL ALSO FURNISH AND INSTALL ALL MISCELLANEOUS EQUIPMENT, MATERIALS AND LABOR WHICH MAY NOT BE SPECIFICALLY CALLED FOR, BUT IS NECESSARY FOR A COMPLETE, CODE COMPLIANT AND SATISFACTORY OPERATING INSTALLATION. CONTRACTOR SHALL LEAVE HIS WORK IN OPERATING CONDITION.
2. ALL MATERIALS, WORKMANSHIP AND INSTALLATION SHALL COMPLY WITH ALL APPLICABLE BUILDING CODES, ADDENDA AND ORDINANCES AS DEFINED BY THE AUTHORITY HAVING JURISDICTION AS OF THE DATE OF THIS DRAWING RELEASE. THE INSTALLATION SHALL ALSO MEET PUBLISHED OWNER REQUIREMENTS AS WELL AS THE FOLLOWING CODES, INCLUDING, BUT NOT LIMITED TO THE CITY OF CHICAGO 2018 ELECTRICAL CODE WHERE ANY PART OF THE WORK INDICATED IS NOT IN ACCORDANCE WITH THESE REQUIREMENTS, THIS CONTRACTOR SHALL NOTIFY THE ARCHITECT AND MAKE ALL CHANGES REQUIRED BY THE ENFORCING AUTHORITIES IN A MANNER APPROVED BY THE ARCHITECT AND WITHOUT ADDITIONAL COST TO THE OWNER.
3. ALL SUBCONTRACTORS SHALL COORDINATE WITH THE GENERAL CONTRACTOR FOR THE SCOPE OF FIRE STOPPING AROUND ALL PENETRATIONS THROUGH ALL FIRE-RATED WALLS AND CEILINGS. FIRE-STOPPING SHALL BE EQUAL IN FIRE-RATING TO WALLS, FLOORS AND CEILINGS WHICH PENETRATIONS PASS THROUGH. SEE ARCHITECTURAL PLANS FOR FIRE-RATING REQUIREMENTS. FIRE STOPPING INSTALLATION SHALL BE BY THIS CONTRACTOR UNLESS NOTED OTHERWISE.
 - A. FOR LARGER OPENINGS WITH MULTIPLE PENETRATING MEMBERS, AN INTUMESCENT COMPOSITE SHEET SHALL BE PROVIDED AND INSTALLED ACCORDING TO THE LISTED UL ASSEMBLY INSTRUCTIONS. PROVIDE SPECSEAL COMPOSITE SHEET OR EQUAL.
 - B. AN ENGINEERING JUDGEMENT MAY BE PROVIDED BY THE CONTRACTOR FOR ALTERNATE FIRESTOPPING METHODS.
4. GENERAL REQUIREMENTS
 - A. THE GENERAL CONTRACTOR CONDITIONS, SUPPLEMENTARY CONDITIONS AND GENERAL REQUIREMENTS ARE PART OF THIS SPECIFICATION. INSTALLATION SHALL MEET OWNER GUIDELINES.
 - B. DRAWINGS ARE DIAGRAMMATIC AND INDICATE THE GENERAL ARRANGEMENT OF SYSTEMS AND WORK INCLUDED IN THE CONTRACT. DRAWINGS ARE NOT TO BE SCALED. THE ARCHITECTURAL DRAWINGS AND DETAILS SHALL BE EXAMINED FOR EXACT LOCATION OF FIXTURES AND EQUIPMENT. WHERE THEY ARE NOT DEFINITELY LOCATED, THIS INFORMATION SHALL BE OBTAINED FROM THE ARCHITECT.
 - C. ELECTRICAL CONTRACTOR SHALL FOLLOW DRAWINGS IN LAYING OUT WORK AND CHECKING DRAWINGS OF OTHER TRADES TO VERIFY SPACES IN WHICH WORK WILL BE INSTALLED. MAINTAIN MAXIMUM HEADROOM AND SPACE CONDITIONS AT ALL POINTS IN COORDINATION AND COOPERATION WITH ALL OTHER CONTRACTORS. WHERE HEADROOM OR SPACE CONDITIONS APPEAR INADEQUATE, ENGINEER SHALL BE NOTIFIED BEFORE PROCEEDING WITH INSTALLATION.
5. ELECTRICAL CONTRACTOR SHALL CONSULT THE ARCHITECTURAL DRAWINGS AS WELL AS MECHANICAL AND PLUMBING DRAWINGS, REGARDING THE WORK OF OTHER TRADES RELATING TO ELECTRICAL WORK AND INSTALLATIONS.
6. VERIFICATION OF EXISTING CONDITIONS
 - A. THE ELECTRICAL CONTRACTOR SHALL VISIT THE SITE AND SHALL FAMILIARIZE HIMSELF WITH EXISTING CONDITIONS WHICH WILL AFFECT THE WORK TO BE PERFORMED. VERIFY WITH THE BUILDING OWNER IF ANY EXISTING ITEMS MAY BE REUSED AS PART OF THE SCOPE OF WORK. THE SUBMISSION OF A PROPOSAL BY THIS CONTRACTOR SHALL BE CONCLUSIVE EVIDENCE THAT THESE SITE EVALUATIONS AND CORRESPONDENCE HAVE BEEN MADE. NO ALLOWANCE SHALL SUBSEQUENTLY BE MADE ON THE CONTRACTOR'S BEHALF FOR EXTRA EXPENSE INCURRED DUE TO FAILURE OR NEGLECT ON THEIR PART TO MAKE THIS VISIT AND EXAMINATION.
 - B. VERIFY IN FIELD LOCATIONS OF EXISTING UTILITIES.
 - C. PROVIDE NEW WALL COVER PLATES FOR EXISTING TO REMAIN RECEPTACLES, DATA AND TELEPHONE DEVICES.
 - D. TEST ALL EXISTING TO REMAIN DUPLEX OR QUAD RECEPTACLES IN AREAS OF CONSTRUCTION FOR CODE COMPLIANT FUNCTIONAL INSTALLATION. REPLACE ANY DEVICE FOUND TO BE NON-FUNCTIONING WITH NEW RECEPTACLE IN EXISTING LOCATION.
 - E. VERIFY ALL GFCI PROTECTED RECEPTACLES ARE GROUNDED AND FUNCTIONAL. REPLACE BROKEN OR DAMAGED GFCI RECEPTACLES WITH NEW FOR CODE COMPLIANT INSTALLATION.
7. "RECORD" DRAWINGS SHALL BE MAINTAINED AS THE JOB PROGRESSES. DRAWINGS SHALL CONTAIN JOB RECORDED LAYOUTS WITH DIMENSION LOCATIONS OF ALL EQUIPMENT AND PIPING, INCLUDING CONCEALED PIPING. SUBMIT AS BUILT DRAWINGS TO ARCHITECT.
8. ALL MATERIALS AND EQUIPMENT PROVIDED BY THIS CONTRACTOR SHALL BE NEW AND FIRST CLASS. NO REJECTS WILL BE ACCEPTABLE, THE INSTALLATION OF ALL MATERIALS AND EQUIPMENT SHALL BE MADE IN A NEAT AND WORKMANLIKE MANNER.
9. ELECTRICAL CONTRACTOR SHALL GIVE ALL REQUISITE NOTICES AND OBTAIN AND PAY FOR ALL PLAN EXAMINATIONS, LICENSES AND PROJECT INSPECTIONS REQUIRED BY LOCAL OR GOVERNMENTAL AUTHORITIES.
10. THIS CONTRACTOR IS RESPONSIBLE FOR ALL CUTTING AND PATCHING CAUSED BY THE ELECTRICAL SCOPE OF WORK UNLESS DIRECTED OTHERWISE BY THE GENERAL CONTRACTOR. THIS CONTRACTOR IS NOT TO CUT ANY STRUCTURAL MEMBER.
11. THIS CONTRACTOR IS RESPONSIBLE FOR CLEANUP AND REMOVAL OF ANY LEFTOVER MATERIAL OR RUBBISH CAUSED BY THE INSTALLATION OF THIS WORK. ALL SUCH MATERIAL SHALL BE REMOVED FROM THE JOB SITE DAILY OR AS REQUESTED BY THE GENERAL CONTRACTOR, ARCHITECT, AND OWNER.
12. PROTECT ALL EQUIPMENT, WORK AND MATERIAL FROM DAMAGE DUE TO ANY CAUSE.
13. ALL WIRE SHALL BE COPPER AND BE RATED TO 194° F. MINIMUM SIZE OF BRANCH CIRCUIT WIRE SHALL BE #12 AWG. USE TYPE THHN OR XHHW FOR BRANCH CIRCUIT. ALL WIRING SHALL BE COLOR CODED AS PER LOCAL CODE. COLOR CODE SHALL IDENTIFY THE SAME PHASE THROUGHOUT THE SYSTEM FROM SERVICE SWITCH THROUGH ALL BRANCH CIRCUITRY.
14. THIS CONTRACTOR SHALL PROVIDE TEMPORARY LIGHTING AND POWER FACILITIES DURING CONSTRUCTION AS DIRECTED BY ARCHITECT.
15. ALL WIRING DEVICES SHALL BE AS SPECIFIED:
 - A. ALL STANDARD RECEPTACLES SHALL BE 120V, 20 AMP TYPE, NEMA 15-20
 - i. DUPLEX RECEPTACLE SHALL BE HUBBELL #5362, OR EQUAL.
 - ii. GFI RECEPTACLE HUBBELL #GF5362, OR EQUAL.
 - iii. ISOLATED GROUND RECEPTACLE HUBBELL #IG5362, OR EQUAL. RECEPTACLES WIRED TO CIRCUIT WITH ISOLATED GROUND SHALL BE ISOLATED GROUND TYPE.
 - iv. USB INTEGRATED DUPLEX RECEPTACLES HUBBELL # USB20ACSW, OR EQUAL.
 - B. SINGLE POLE SWITCH SHALL BE HUBBELL #1221, OR EQUAL. THREE WAY SWITCH HUBBELL #1223, OR EQUAL.
 - C. LIGHT SWITCHES AND RECEPTACLES SHALL BE HUBBELL, AS SPECIFIED OR EQUAL AS MANUFACTURED BY BRYANT, GE, PASS & SEYMOUR, EAGLE, LEVITON.
 - D. COVER PLATES SHALL BE SMOOTH NYLON. FINISH TO BE SELECTED BY ARCHITECT.
16. UNLESS NOTED OTHERWISE IN THE ASSOCIATED EQUIPMENT SCHEDULES, DISCONNECT SWITCHES AND STARTERS FOR ALL MECHANICAL AND PLUMBING EQUIPMENT SHALL BE FURNISHED AND INSTALLED BY ELECTRICAL CONTRACTOR.

17. THE NEMA RATING OF ALL ELECTRICAL DEVICES SHALL BE SUITABLE FOR THE ENVIRONMENT IN WHICH THEY ARE INSTALLED.
18. PROVIDE ISOLATED GROUND RECEPTACLES FOR ALL COMPUTER AND SERVER EQUIPMENT. COORDINATE WITH THE OWNER FOR ALL I.T. REQUIREMENTS.
19. COORDINATE MOUNTING LOCATIONS OF ALL WIRING DEVICES WITH ARCHITECT.
20. LIGHT FIXTURES:
 - A. BASE BID SHALL ASSUME ALL LIGHT FIXTURES, INSTALLED, AND WIRED BY ELECTRICAL CONTRACTOR. VERIFY IF ANY LIGHT FIXTURES ARE TO BE FURNISHED BY THE OWNER.
 - B. PROVIDE NEW EMERGENCY LIGHT FIXTURES WITH CODE COMPLIANT BATTERY BACK UP. POWER FROM THE UNSWITCHED LEG OF NEARBY CIRCUIT.
 - C. PROVIDE NEW OCCUPANCY SENSORS FOR ALL TOILET, STORAGE AND UTILITY ROOM LIGHT CONTROL.
 - D. PROVIDE DAYLIGHT HARVESTING LIGHTING CONTROL FOR ZONES THAT MEET THE REQUIREMENTS OF THE 2018 INTERNATIONAL ENERGY CONSERVATION CODE.
22. ALL WIRING (ABOVE 50 VOLTS) SHALL BE CONCEALED IN CONDUIT. CONDUITS SHALL BE CONCEALED IN WALL, FLOOR OR CEILING. WHERE CONDUITS ARE RUN EXPOSED, THEY SHALL RUN PARALLEL OR AT RIGHT ANGLES TO WALLS. ALSO VERIFY ROUTE OF EXPOSED CONDUIT RUN WITH ARCHITECT.
23. VOICE AND DATA RACEWAY FOR WALL MOUNTED OUTLETS SHALL BE AS FOLLOWS: PROVIDE A TWO-GANG J-BOX AND SINGLE OR DOUBLE GANG FLUSH WALL OPENING AS REQUIRED FOR EACH VOICE/DATA OUTLET. CONDUITS SHALL INCLUDE PULL STRINGS AND 48" RADIUS BENDS. CONDUIT STUBS SHALL INCLUDE INSULATED BUSHINGS. CONDUIT DISTANCE BETWEEN BOXES SHALL NOT EXCEED 100'. TOTAL NUMBER OF CONDUIT BENDS SHALL NOT EXCEED TWO EQUIVALENT 90 DEGREE BENDS BETWEEN BOXES. BRANCH CONDUIT SIZE SHALL BE BASED ON THE QUANTITY OF CABLES ROUTED TO EACH OUTLET. CONFIRM ACTUAL CABLE TYPE AND PHYSICAL SIZE PRIOR TO CONDUIT INSTALLATION.
24. UNLESS A LONGER PERIOD IS STIPULATED IN THE CONTRACT DOCUMENTS, ELECTRICAL CONTRACTOR SHALL GUARANTEE ALL WORK INSTALLED BY HIM OR HIS SUBCONTRACTORS TO BE FREE FROM DEFECT IN MATERIAL AND WORKMANSHIP FOR A PERIOD OF ONE YEAR FROM DATE OF FINAL ACCEPTANCE (BY THE OWNER) OF THE WORK. ALL DEFECTS SHALL BE CORRECTED AT NO COST TO THE OWNER DURING THE GUARANTEE PERIOD. [OR] THE CONTRACTOR SHALL REPAIR OR REPLACE AT NO ADDITIONAL COST TO THE OWNER, ANY MATERIAL OR EQUIPMENT DEVELOPING DEFECTS OR THE CORRECTION OF DEFECTS. REPAIRS OR REPLACEMENTS SHALL BEAR ADDITIONAL GUARANTEE, AS ORIGINALLY CALLED FOR DATED FROM THE FINAL ACCEPTANCE OF THE REPAIR OR REPLACEMENT. THIS REQUIREMENT SHALL BE BINDING EVEN THOUGH IT WILL EXCEED PROJECT GUARANTEES NORMALLY FURNISHED BY SOME MANUFACTURERS. THIS CONTRACTOR SHALL SUBMIT TO THE GENERAL CONTRACTOR HIS OWN AND EACH EQUIPMENT MANUFACTURERS WRITTEN CERTIFICATES WARRANTING THAT EACH ITEM OF EQUIPMENT FURNISHED COMPLIES WITH ALL REQUIREMENTS OF THE DRAWINGS.
25. BRANCH CIRCUIT WIRING SHALL BE AS FOLLOWS, UNLESS NOTED OTHERWISE:
 - A. 15A - 20A CIRCUIT BREAKER - #12 AWG
 - B. 25A - 30A CIRCUIT BREAKER - #10 AWG
 - C. 35A - 50A CIRCUIT BREAKER - # 8 AWG
26. GROUND ELECTRODES SHALL BE COPPER. ALL GROUNDING ELECTRODES THAT ARE PRESENT AT EACH BUILDING SERVED SHALL BE BONDED TOGETHER TO FORM THE GROUNDING ELECTRODE SYSTEM INCLUDING THE METAL UNDERGROUND WATER PIPE WITHIN 5 FEET OF THE SERVICE ENTRANCE AND A CONCRETE ENCASED ELECTRODE.
27. ELECTRICAL CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING NEC WORKING ZONES AND SERVICE CLEARANCE REQUIREMENTS FOR ALL ELECTRICAL EQUIPMENT. ANY RELOCATION OF EQUIPMENT OR REWORK OTHER TRADES RESULTING FROM AN ELECTRICAL CLEARANCE INSPECTION FAILURE SHALL BE CORRECTED BY THIS CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER.
28. ELECTRICAL CONTRACTOR TO PROVIDE A LOCKOUT DEVICE FOR ALL HARDWIRED APPLIANCES NOT IN DIRECT VIEW FROM THE ELECTRICAL PANEL.
29. PROVIDE A SEPARATE NEUTRAL CONDUCTOR FOR EACH CIRCUIT. CIRCUITS SHALL NOT SHARE NEUTRAL.
30. ELECTRICAL CONTRACTOR TO VERIFY IN FIELD THAT ALL BRANCH CIRCUIT CONDUCTORS ARE SIZED FOR ANY VOLTAGE DROP CORRECTION SO THAT ALL CONDUCTORS COMPLY WITH CEC#2100.19(A).

ELECTRIC DEMOLITION GENERAL NOTES:

1. REMOVE EXISTING POWER DEVICES AND EQUIPMENT IN AREA OF DEMOLITION AS REQUIRED FOR SCOPE OF WORK. DISCONNECT AND DEMOLISH ALL ASSOCIATED CONDUIT AND CONDUCTORS BACK TO THEIR PANEL. PROPERLY DISPOSE OF ALL EQUIPMENT NOT BEING REUSED.
2. THIS PROJECT REMOVES ALL ELECTRICAL DEVICES, LIGHT FIXTURES AND ELECTRICAL EQUIPMENT THAT DOES NOT SERVE AREAS TO REMAIN. THE SUBCONTRACTOR SHALL IDENTIFY IN THE FIELD AND DOCUMENT ANY AND ALL CONDUIT AND SERVICES THAT ARE TO REMAIN IN SERVICE FOR PORTIONS OF BUILDING NOT IN CONTRACTUAL SCOPE OF WORK PRIOR TO THE START OF ANY DEMOLITION WORK.
3. THE ELECTRICAL CONTRACTOR SHALL PROVIDE TEMPORARY LIGHTING AND POWER THROUGHOUT THE AREA OF WORK AS REQUIRED BY THE ARCHITECT, OWNER AND GENERAL CONTRACTOR.
4. REMOVE EXISTING TELE/DATA DEVICES IN AREAS OF DEMOLITION. DISCONNECT AND DEMOLISH ALL CONDUIT AND CONDUCTORS BACK TO EQUIPMENT PANEL.
5. EXISTING ELECTRICAL POWER, LIGHTING, EQUIPMENT, TELE/DATA DEVICES, SAFETY DEVICES, ETC TO REMAIN IN AREAS TO REMAIN. MAINTAIN CONTINUITY TO ALL REMAINING DEVICES.
6. EXISTING TELEVISION/CABLE DEVICES TO BE DEMOLISHED IN THE AREA OF WORK. DISCONNECT AND REMOVE CONDUIT AND CONDUCTOR BACK TO TELEVISION SIGNAL EQUIPMENT.



IN PROGRESS

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2024.02.02

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p 312-968-9100
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GENERAL NOTES

E001

ABBREVIATIONS	
1P	SINGLE POLE
2P	TWO POLE
AFC	ABOVE FINISHED CEILING
AFCI	ARC FAULT CURRENT INTERRUPTER
AFF	ABOVE FINISHED FLOOR
AL	ALUMINUM
AMP	AMPERES
AWG	AMERICAN WIRE GAUGE
C	CEILING MOUNT
CATV	CABLE TELEVISION
CB	CIRCUIT BREAKER
COAX	COAXIAL
COMED	COMMONWEALTH EDISON COMPANY
CT	CURRENT TRANSFORMER
CU	COPPER
DWG	DRAWING
E.C.	ELECTRICAL CONTRACTOR
ELEC	ELECTRIC(IT)
EMT	ELECTRICAL METALLIC TUBING
EQ	EQUIPMENT
F	FUSE OR FUSED
FC	FOOT CANDLE
FDC	FIRE DEPARTMENT CONNECTION
GF1	GROUND FAULT INTERRUPT
GRD	GROUND
GRS	GALVANIZED RIGID STEEL
HP	HORSEPOWER
Hz	HERTZ (CYCLE PER SECOND)
IC	INTERRUPTING CAPACITY
IMC	INTERMEDIATE METTALIC CONDUIT
JB	JUNCTION BOX
KVA	KILOVOLT-AMPERES
KW	KILOWATT
LTG	LIGHTING
LV	LOW VOLTAGE
M	METER
MCB	MAIN CIRCUIT BREAKER
MDE	MEDIA DISTRIBUTION ENCLOSURE
MLO	MAIN LUGS ONLY
MS	METER STACK
MTD	MOUNTED
NEC	NATIONAL ELECTRIC CODE
NF	NON-FUSED
NIC	NOT IN CONTRACT
NTS	NOT TO SCALE
NL	24/7 UNSWITCHED LIGHT FIXTURE
OC	OVERCOUNTER
OH	OVERHEAD
PB	PULLBOX
PH	PHASE
PVC	POLY VINYL CHLORIDE
RECP	RECEPTACLE
S	SWITCH
SEC	SECONDARY
SPD	SURGE PROTECTION DEVICE
SPEC	SPECIFICATION
SWBD	SWITCHBOARD
TV	TELEVISION
TYP	TYPICAL
UC	UNDERCOUNTER
UG	UNDERGROUND
UNO	UNLESS NOTED OTHERWISE
V	VOLT
VA	VOLT-AMPS
VS	VACANCY SENSOR
W	WATTS
XFMR	TRANSFORMER
WOS	WALL OCCUPANCY SENSOR
WP	WEATHERPROOF

Exit/Directional Signs		
DESCRIPTION	SINGLE FACE/DOUBLE FACE SYMBOL	TAG NUMBER
FIRE ESCAPE		#1
STAIRWAY		#2
EXIT		#3
FIRE ESCAPE		#4
STAIRWAY		#5
EXIT		#6
FIRE ESCAPE		#7
STAIRWAY		#8
EXIT		#9
FIRE ESCAPE		#10
STAIRWAY		#11
EXIT		#12
ELEVATOR		#15
FIRE ESCAPE		#16
STAIRWAY		#17
EXIT		#18
FIRE ESCAPE		#19
STAIRWAY		#20
EXIT		#21
FIRE ESCAPE		#22
STAIRWAY		#23
EXIT		#24

Electric Existing Power/Low Voltage Description	
	EXISTING DUPLEX RECEPTACLE NEMA 5-15
	EXISTING DUPLEX RECEPTACLE (USB) NEMA 5-15 WITH 2 CHARGING PORTS.
	EXISTING QUAD RECEPTACLE
	EXISTING NEW CEILING/FLOOR BOX DUPLEX RECEPTACLE
	EXISTING 208/230V 2 POLE RECEPTACLE
	EXISTING DUPLEX 5-20 RECEPTACLE
	EXISTING SPECIALTY RECEPTACLE
	EXISTING DATA OUTLET
	EXISTING DATA/TELE OUTLET
	EXISTING TELEPHONE
	EXISTING JUNCTION BOX
	EXISTING DISCONNECT
	EXISTING LIGHT SWITCH
	EXISTING ELECTRIC PANEL
	EXISTING EXIT SIGN
	EXISTING EXIT SIGN (SINGLE ARROW)
	EXISTING EXIT SIGN (DUAL ARROW)
	EXISTING LIGHT AND EXIT SIGN COMBO
	EXISTING LIGHT AND EXIT SIGN COMBO (SINGLE ARROW)
	EXISTING LIGHT AND EXIT SIGN COMBO (DOUBLE ARROW)
	EXISTING EMERGENCY LIGHT
	EXISTING AUDIO ALARM
	EXISTING WALL MOUNTED AUDIO VISUAL ALARM
	EXISTING FIRE ALARM PULL
	EXISTING CEILING MOUNTED OCCUPANCY SENSOR
	EXISTING DUCT SMOKE DETECTOR
	EXISTING CARD READER
	EXISTING DOOR RELEASE
	EXISTING FIRE ALARM SMOKE DETECTOR
	FIRE ALARM SMOKE DETECTOR WITH INTEGRAL HORN STROBE
	EXISTING SPEAKER W - WALL HUNG R - RECESSED
	EXISTING FLAT SCREEN LED
	EXISTING CAMERA
	EXISTING WI-FI ACCESS FOR PATRONS S - SUSPENDED (AFC) SM - SURFACE MOUNTED ON FINISHED CEILING
	EXISTING SUBWOOFER S - SUSPENDED (AFC) R - RECESSED IN CEILING
	EXISTING AUDIO VIDEO JACK (18" AFF)

Electric Power/Low Voltage Description	
	DUPLEX RECEPTACLE NEMA 5-15
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	DATA/TELE OUTLET
	TELEPHONE
	JUNCTION BOX
	DISCONNECT
	LIGHT SWITCH
	ELECTRIC PANEL
	EXIT SIGN
	EXIT SIGN (SINGLE ARROW)
	EXIT SIGN (DUAL ARROW)
	EMERGENCY LIGHT
	AUDIO ALARM
	WALL MOUNTED AUDIO VISUAL ALARM
	CEILING MOUNTED OCCUPANCY SENSOR
	DUCT SMOKE DETECTOR
	CARD READER
	DOOR CONTACT
	ELECTRIC STRIKE
	DOOR ENTRY
	SMOKE DETECTOR WITH BATTERY BACKUP
	FLAT SCREEN LED
	CAMERA
	WI-FI ACCESS FOR PATRONS S - SUSPENDED (AFC) SM - SURFACE MOUNTED ON FINISHED CEILING
	SUBWOOFER S - SUSPENDED (AFC) R - RECESSED IN CEILING
	AUDIO VIDEO JACK (18" AFF)
	STRUCTURED MEDIA ENCLOSURE
	DOOR ACTUATOR
	PUSH BUTTON
	CHIME

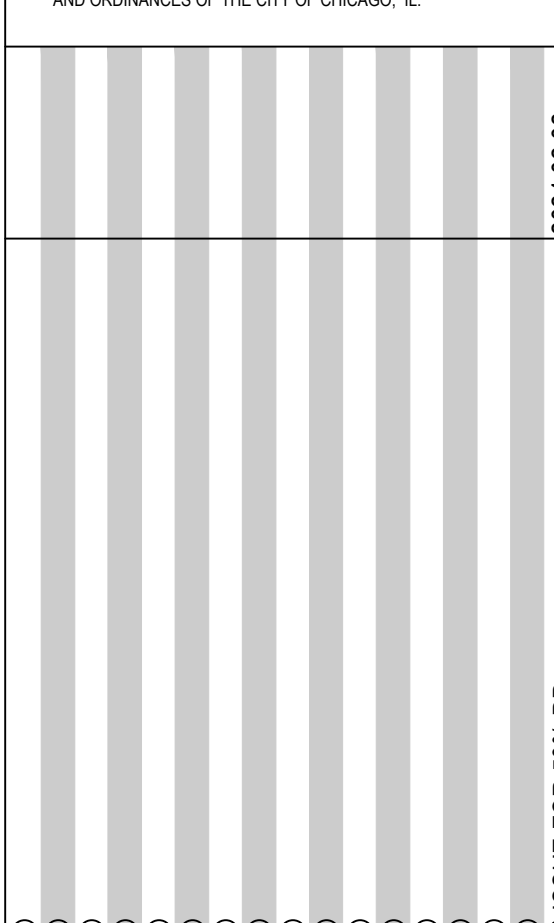
EQUIPMENT TAGS	
	MECHANICAL/PLUMBING EQUIPMENT TAG

PANELBOARDS	
	RECESSED/FLUSH MOUNTED PANEL
	SURFACE MOUNTED PANEL
	DISTRIBUTION BOARD (SURFACE MOUNTED)
	FREE STANDING SWITCHBOARD/RACK/CABINET/HOUSING



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Chicago IL 60612
p 312-968-9100
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SYMBOLS AND ABBREVIATIONS

E002

2018 CHICAGO ELECTRICAL CODE

VERIFY ALL ELECTRICAL RECEPTACLES AND LIGHT FIXTURE SELECTIONS WITH OWNER AND ARCHITECT PRIOR TO PURCHASE. VERIFY FINAL LOCATION OF ALL LIGHT FIXTURES AND DEVICES WITH OWNER AND ARCHITECT PRIOR TO INSTALLATION.



PRICE BREAKOUT NOTES:

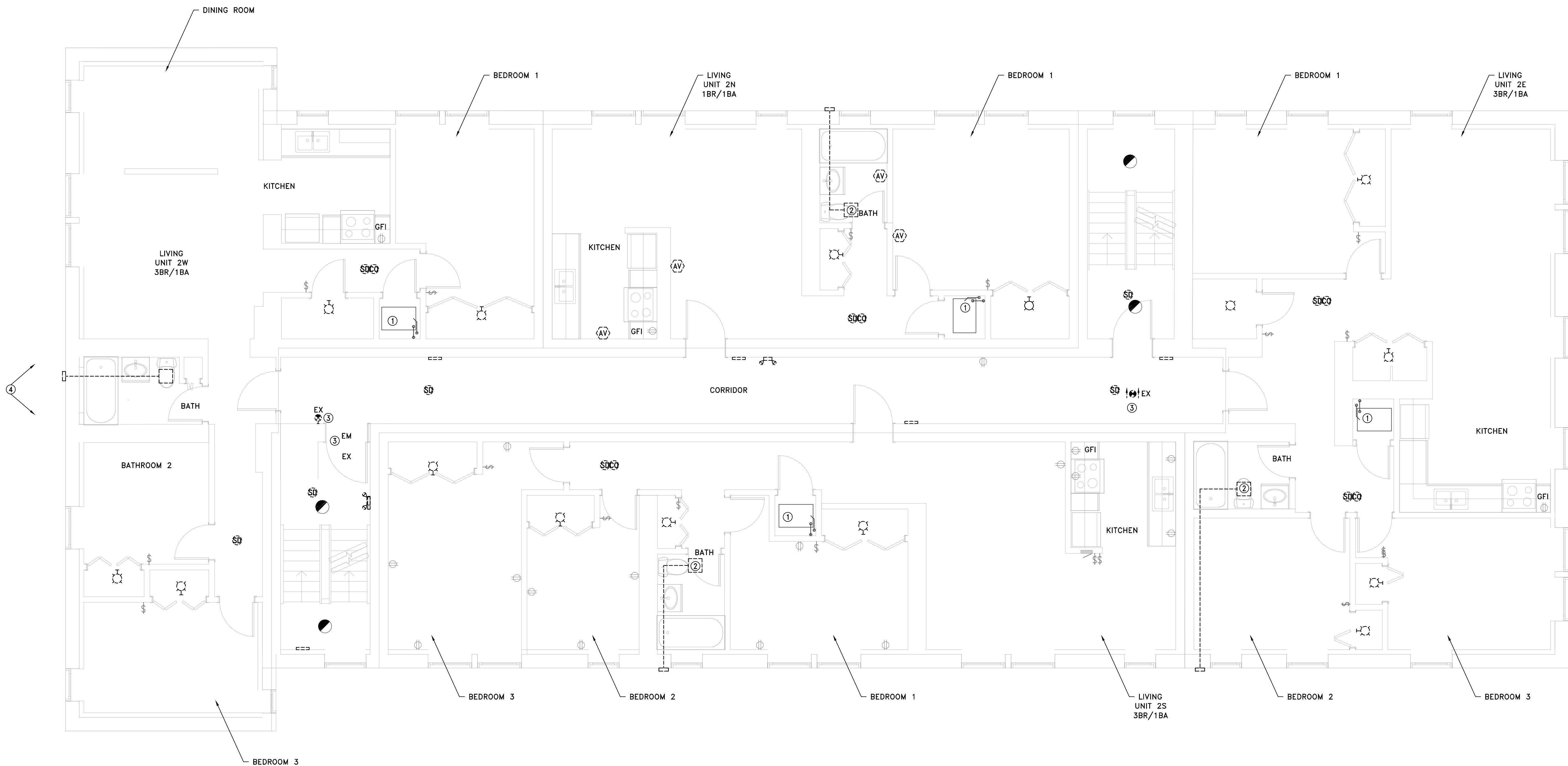
1. PROVIDE BUDGETARY PRICING TO ADD NEW MEDIA ENCLOSURE CABINETS IN EACH DWELLING UNIT FOR LOW VOLTAGE DISTRIBUTION WITHIN THE UNIT.
2. PROVIDE PRICE BREAKOUT TO ADD NEW LV BOX IN LIEU OF STRUCTURED MEDIA ENCLOSURE IN EACH DWELLING UNIT FOR LOW VOLTAGE DISTRIBUTION WITHIN THE UNIT.
3. PROVIDE PRICE BREAKOUT FOR REPLACING ALL OUTLETS AND SWITCHES WITH IN-KIND.
4. BUDGET TO INCLUDE PRICING FOR 50% OF APARTMENT KITCHEN CABINETS GETTING REPLACED. INCLUDE COST TO ADD ELECTRICAL DEVICES (LIKE OUTLETS /SWITCHES) FOR KITCHEN UPDATES.
5. PROVIDE BUDGETARY PRICING TO ADD NEW ELECTRICAL RANGE IN THE KITCHEN IN EACH DWELLING UNIT.
6. BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.

GENERAL SHEET NOTES:

1. EXISTING ELECTRICAL POWER SYSTEM SHOWN IS BASED UPON "2007-EXISTING DRAWINGS", FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE. VERIFY ALL LOCATIONS OF EQUIPMENT AND WIRING CONNECTIONS/ DEVICES IN THE FIELD.
2. ALL EXISTING SATELLITE DISHES TO BE REMOVED.

KEYED NOTES:

- ① EXISTING FURNACES TO REMAIN.
- ② DEMO ALL EXISTING RESIDENTIAL TOILET EXHAUST FANS AND PREPARE FOR ONE-TO-ONE REPLACEMENT.
- ③ DEMO ALL EXISTING EMERGENCY LIGHTS AND EXIT SIGNS AND PREPARE FOR ONE-TO-ONE REPLACEMENT.
- ④ EXISTING EXTERIOR BACK ENTRANCE CAMERA TO REMAIN.

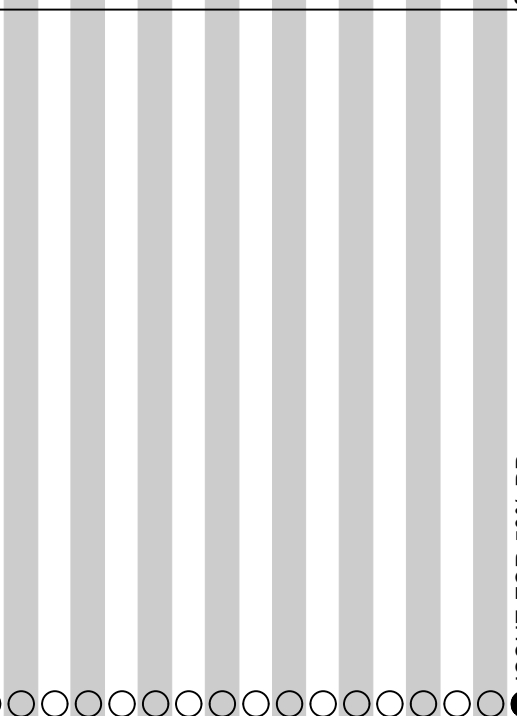


11 N. Northwold Hwy, Suite 107
Park Ridge, IL 60068

IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02



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Heart of Uptown Apartments
4130 N. Kenmore
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2218a
DEMO ELECTRICAL
TYPICAL 2ND & 3RD
FLOOR PLANS

ED101

① DEMO ELECTRICAL TYPICAL 2ND & 3RD FLOOR PLANS
SCALE - 1/4" = 1'-0"

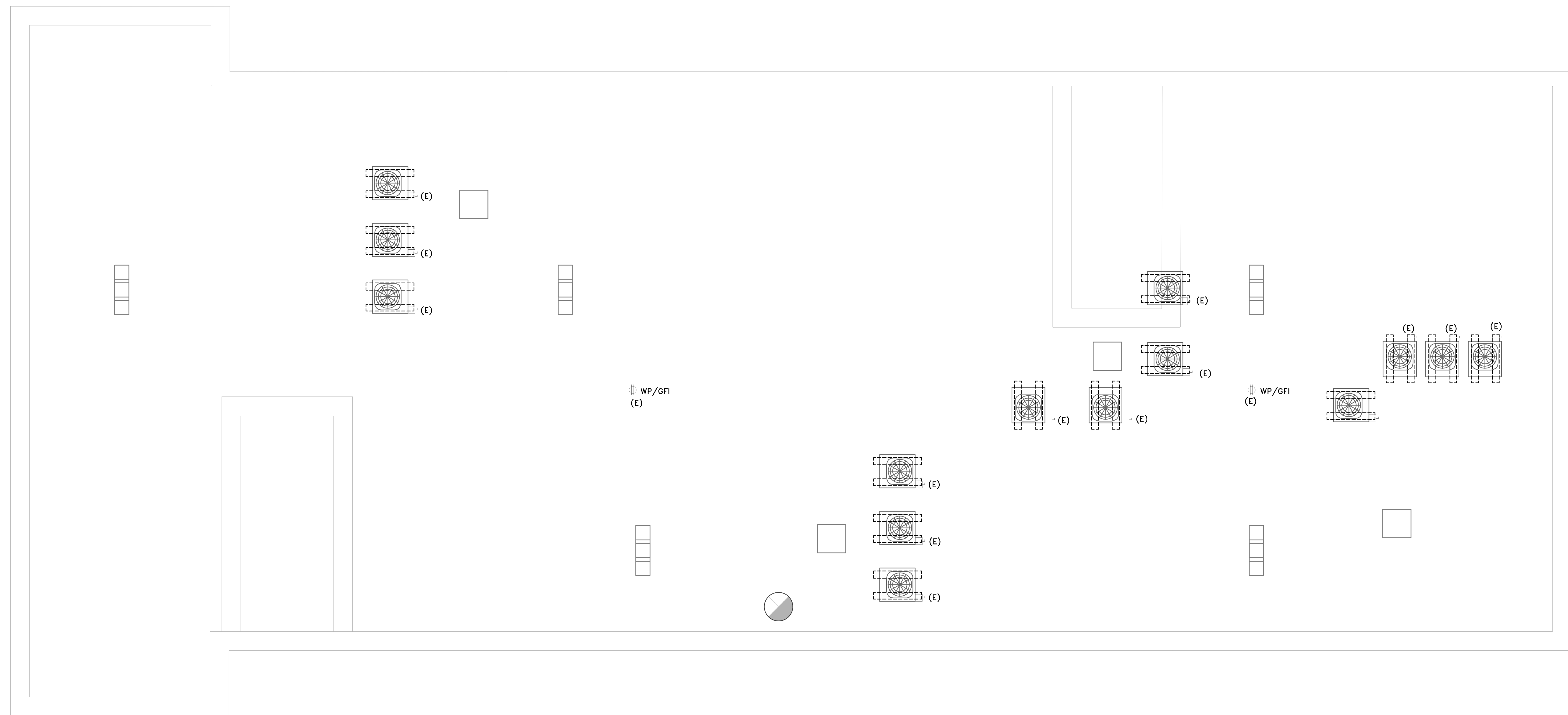
GENERAL SHEET NOTES:

1. NO ELECTRICAL DEMO WORK ON THE ROOF UNLESS NOTED OTHERWISE.
2. EXISTING ROOF POWER SYSTEM SHOWN IS BASED UPON "2007-EXISTING DRAWINGS", FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE. VERIFY ALL LOCATIONS OF EQUIPMENT AND WIRING CONNECTIONS/DEVICES IN THE FIELD.
3. ALL EXISTING CONDENSER UNITS REMAIN.
4. ALL EXISTING SATELLITE DISHES TO BE REMOVED.



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.



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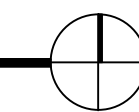
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2218a

**DEMO ELECTRICAL
ROOF PLANS**

ED102

1 DEMO ELECTRICAL ROOF PLANS
SCALE - 1/4" = 1'-0"

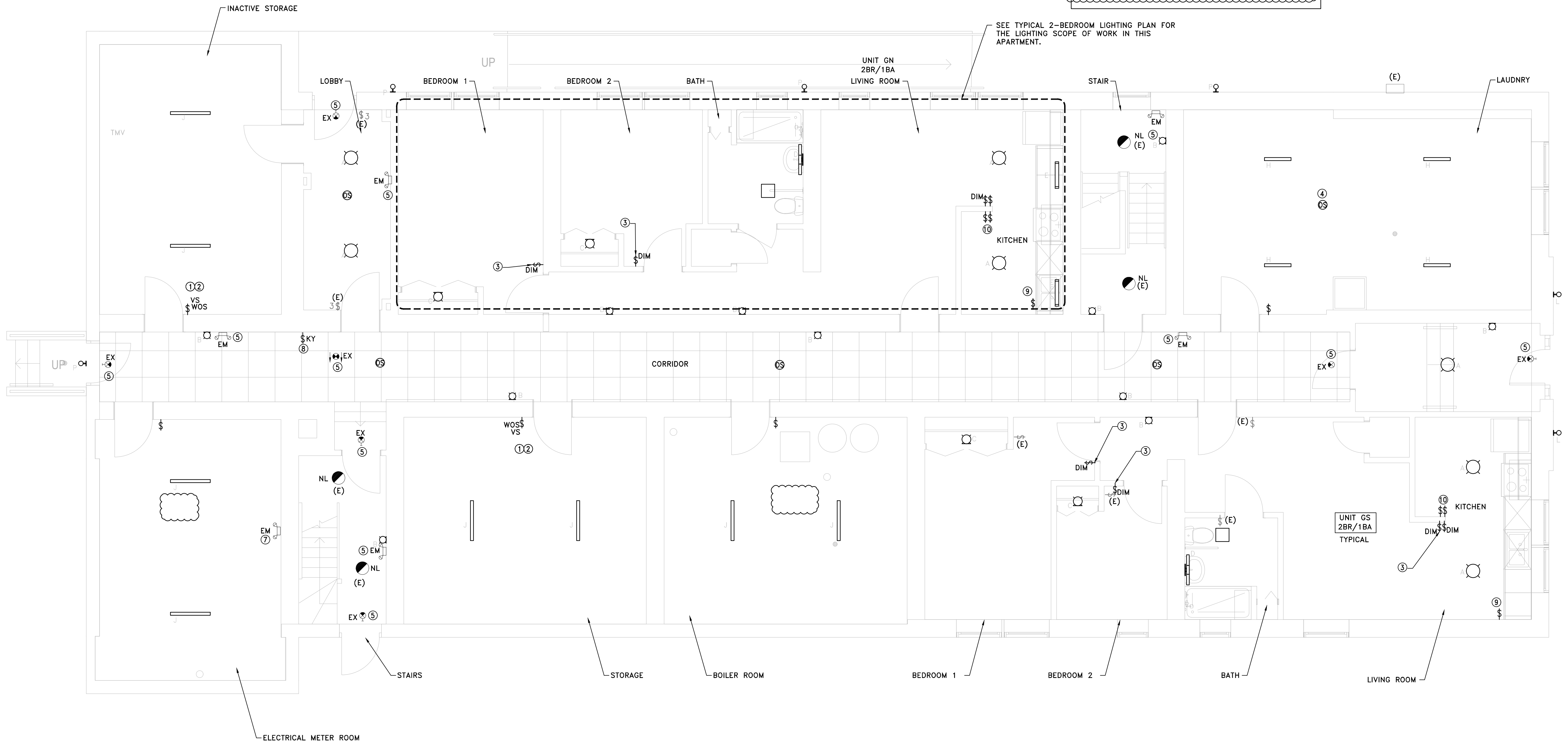


- PRICE BREAKOUT NOTES:**
1. PROVIDE PRICE BREAKOUT FOR REPLACING ALL SWITCHES WITH IN-KIND UNLESS NOTED OTHERWISE.
 2. BUDGET TO INCLUDE PRICING FOR 50% OF APARTMENT KITCHEN CABINETS GETTING REPLACED. INCLUDE COST TO ADD ELECTRICAL DEVICES (LIKE OUTLETS /SWITCHES) FOR KITCHEN UPDATES.
 3. BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.

- (PROPOSED) COMMON AREA LIGHTING CONTROL NOTES:**
- CORRIDORS**
1. ALL CORRIDOR FIXTURES ARE CONTROLLED VIA NEW OCCUPANCY SENSORS.
 2. THE OCCUPANCY SENSORS WILL BRING FIXTURES UP TO FULL 100% OUTPUT WHEN OCCUPANCY IS DETECTED.
 3. ALL FIXTURES WILL BE SET WITH A LOW-END OF 20% OUTPUT WHEN VACANCY IS DETECTED, SO THAT CORRIDORS DO NOT APPEAR DARK WHEN OCCUPANTS ENTER THE SPACE OR LOOK DOWN A CORRIDOR.
 4. VACANCY DETECTION OCCURS AFTER 5 MINUTES OF NON-OCCUPANCY.
- STAIRS**
1. NIGHTLIGHT CIRCUIT IS DEFINED SO THAT STAIRS FIXTURES REMAIN ON 24/7.
- LAUNDRY/UTILITY ROOMS**
1. CEILING MOUNTED OCCUPANCY SENSORS ARE PROVIDED.
 2. ROOMS ARE PROVIDED WITH A WALL SWITCH FOR MANUAL ON/OFF CONTROL.
- EXTERIOR LIGHTING**
1. EXISTING EXTERIOR LIGHT FIXTURES TO RECEIVE NEW CONTROLS.
 2. ALL EXTERIOR LIGHTING SHALL BE PHOTOCCELL CONTROLLED DUSK TO DAWN.

- KEYED NOTES:**
- ① REPLACE EXISTING WALL SWITCHES WITH NEW WALL SWITCHES WITH OCCUPANCY SENSORS FOR THE COMMON ROOMS.
 - ② PROVIDE VACANCY SENSOR FOR THE STORAGE ROOMS.
 - ③ REPLACE THE EXISTING WALL SWITCHES WITH NEW DIMMER WALL SWITCHES FOR LIVING ROOM, KITCHEN AND BEDROOMS IN THE DWELLING UNITS IN EXISTING LOCATION.
 - ④ NOT USED.
 - ⑤ REPLACE THE EXISTING EMERGENCY LIGHTS AND EXIT SIGNS WITH NEW LED EMERGENCY LIGHTS AND EXIT SIGNS WITH BATTERY BACKUP IN EXISTING LOCATION.
 - ⑥ NOT USED.
 - ⑦ PROVIDE A NEW EMERGENCY UNIT LIGHT FIXTURE WITH BATTERY BACKUP IN THE ELECTRICAL ROOM. CONNECT TO UNSWITCHED LEG OF LIGHTING CIRCUIT AVAILABLE IN THE ELECTRICAL ROOM.
 - ⑧ PROVIDE A KEY OPERATED SWITCH FOR OVERRIDE TO CONTROL CORRIDOR/LOBBY LIGHTING AS REQUIRED BY CODE AND/OR OWNER. COORDINATE IN FIELD FOR EXACT LOCATION OF SWITCH.
 - ⑨ PROVIDE A WALL SWITCH FOR UNDERCABINET LIGHTS. IN ACCESSIBLE UNITS, SWITCHES AND OUTLETS ABOVE COUNTERTOPS TO RECEIVE 1" EXTENSION BOXES. REFER TO ARCHITECTURAL SHEETS AND ACCESSIBILITY MATRIX FOR ACCESSIBLE UNIT DESIGNATION. CONFIRM THE TYPE OF UNIT PRIOR TO ANY ROUGH-IN.
 - ⑩ PROVIDE THE WALL MOUNTED SWITCHES FOR HOOD FAN AND LIGHT IN ACCESSIBLE UNIT. REFER TO ARCHITECTURAL SHEETS AND ACCESSIBILITY MATRIX FOR ACCESSIBLE UNIT DESIGNATION. CONFIRM THE TYPE OF UNIT PRIOR TO ANY ROUGH-IN.

- GENERAL SHEET NOTES:**
1. CONTRACTOR SHALL VERIFY THE CONDITION AND NEW REQUIREMENT SO THAT NEW WORK CAN BE INSTALLED WITHOUT INTERFERENCE. MAKE ALL NECESSARY ROUTING AND CONNECTION AS REQUIRED.
 2. EXISTING LIGHTING SYSTEM TO REMAIN AND PROVIDE NEW ADDITIONAL LIGHT FIXTURES/SWITCHES/COVERPLATES AS INDICATED ON DRAWINGS, INCLUDING WIRING AND ALL NECESSARY GROUNDING SYSTEM.
 3. ALL NEW ELECTRICAL WORK IN FINISHED WALL AND CEILING AREA SHALL BE CONCEALED IN WALL OR CEILING OR REUSE EXISTING CONDUIT IF POSSIBLE. ALL NEW WALL OPENINGS SHALL BE COORDINATED WITH ARCHITECT AND CONTRACTOR PRIOR TO EXECUTION.
 4. COORDINATE ALL FINISHES, COVERS, AND EXPOSED ELECTRICAL DEVICES WITH OWNER PRIOR TO PURCHASE.
 5. ALL COVER PLATES (FOR SWITCHES/OUTLETS/DATA) TO BE GASKETED/SEALED.
 6. REPLACE COVERPLATE OF EXISTING TO REMAIN LIGHT SWITCHES. ALTERNATE: REPLACE WITH IN KIND SWITCH.
 7. WHERE LIGHT FIXTURE NOT PRESENT/SHOWN IN THE LIVING SPACES(BEDROOM, LIVING ROOMS, DINNING ROOMS) INSTALL (1) TYPE B WALL SCONCE. IF SWITCHED OUTLET EXISTS IN THAT SPACE THEN WALL SCONCE TO BE CONNECTED TO SWITCH.

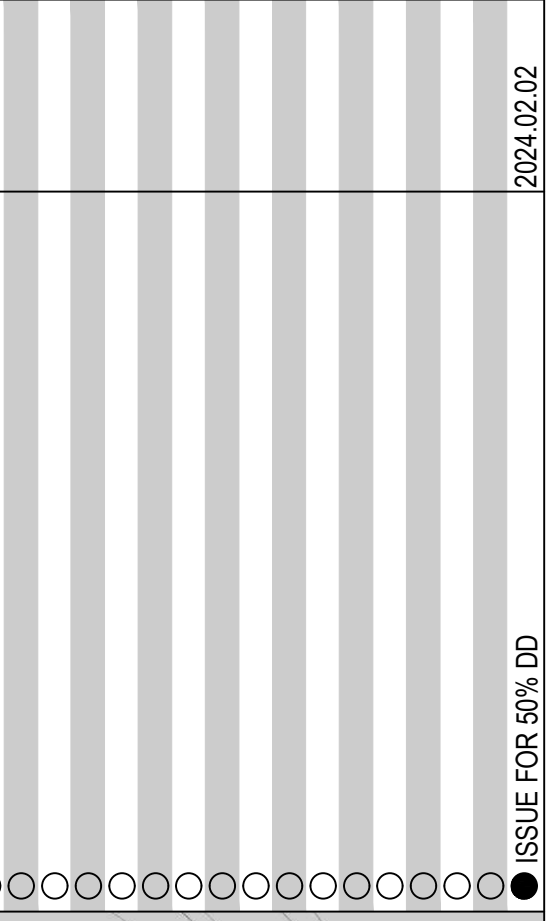


1 LIGHTING GROUND FLOOR PLAN
 SCALE - 1/4" = 1'-0"



IN PROGRESS

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LIGHTING GROUND FLOOR PLAN

E100

PRICE BREAKOUT NOTES:

1. PROVIDE PRICE BREAKOUT FOR REPLACING ALL SWITCHES WITH IN-KIND UNLESS NOTED OTHERWISE.
2. BUDGET TO INCLUDE PRICING FOR 50% OF APARTMENT KITCHEN CABINETS GETTING REPLACED. INCLUDE COST TO ADD ELECTRICAL DEVICES (LIKE OUTLETS /SWITCHES) FOR KITCHEN UPDATES.
3. BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.

(PROPOSED) COMMON AREA LIGHTING CONTROL NOTES:

CORRIDORS

1. ALL CORRIDOR FIXTURES ARE CONTROLLED VIA NEW OCCUPANCY SENSORS.
2. THE OCCUPANCY SENSORS WILL BRING FIXTURES UP TO FULL 100% OUTPUT WHEN OCCUPANCY IS DETECTED.
3. ALL FIXTURES WILL BE SET WITH A LOW-END OF 20% OUTPUT WHEN VACANCY IS DETECTED, SO THAT CORRIDORS DO NOT APPEAR DARK WHEN OCCUPANTS ENTER THE SPACE OR LOOK DOWN A CORRIDOR.
4. VACANCY DETECTION OCCURS AFTER 5 MINUTES OF NON-OCCUPANCY.

STAIRS

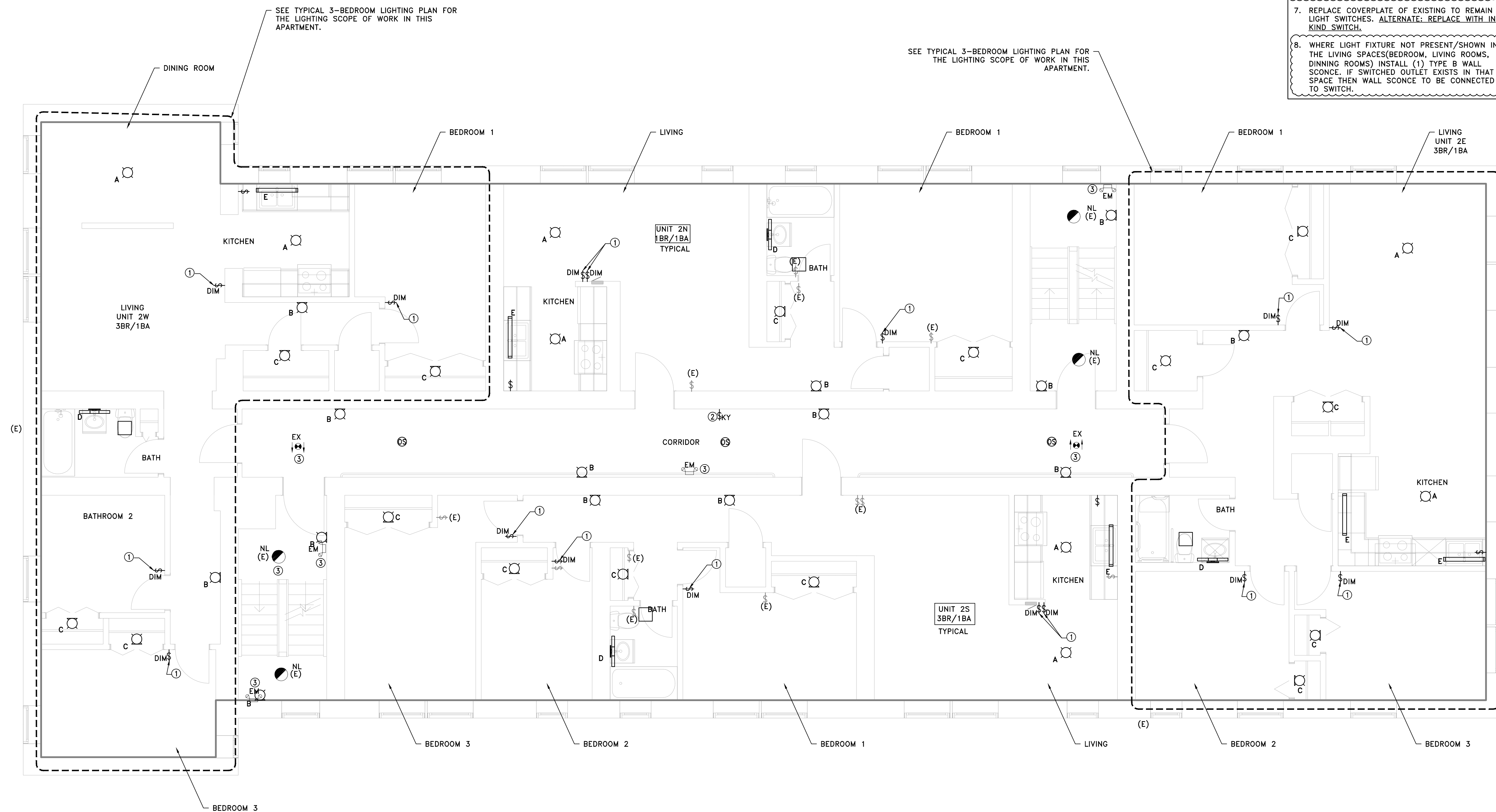
1. NIGHTLIGHT CIRCUIT IS DEFINED SO THAT STAIRS FIXTURES REMAIN ON 24/7.

KEYED NOTES:

1. REPLACE THE EXISTING WALL SWITCHES WITH NEW DIMMER WALL SWITCHES FOR LIVING ROOM, KITCHEN AND BEDROOMS IN THE DWELLING UNITS IN EXISTING LOCATION.
2. PROVIDE A KEY OPERATED SWITCH FOR OVERRIDE TO CONTROL CORRIDOR/LOBBY LIGHTING AS REQUIRED BY CODE AND/OR OWNER. COORDINATE IN FIELD FOR EXACT LOCATION OF SWITCH.
3. REPLACE THE EXISTING EMERGENCY LIGHTS AND EXIT SIGNS WITH NEW LED EMERGENCY LIGHTS AND EXIT SIGNS WITH BATTERY BACKUP IN EXISTING LOCATION.

GENERAL SHEET NOTES:

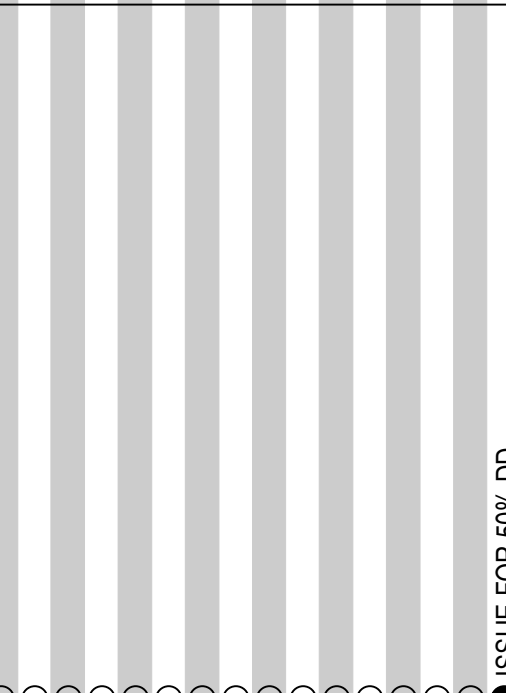
1. EXISTING ELECTRICAL LIGHTING SYSTEM SHOWN IS BASED UPON "2007-EXISTING DRAWINGS", FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE. VERIFY ALL LOCATIONS OF EQUIPMENT AND WIRING CONNECTIONS/ DEVICES IN THE FIELD.
2. CONTRACTOR SHALL VERIFY THE CONDITION AND NEW REQUIREMENT SO THAT NEW WORK CAN BE INSTALLED WITHOUT INTERFERENCE. MAKE ALL NECESSARY ROUTING AND CONNECTION AS REQUIRED.
3. EXISTING LIGHTING SYSTEM TO REMAIN AND PROVIDE NEW ADDITIONAL LIGHT FIXTURES/SWITCHES/COVERPLATES AS INDICATED ON DRAWINGS, INCLUDING WIRING AND ALL NECESSARY GROUNDING SYSTEM.
4. ALL NEW ELECTRICAL WORK IN FINISHED WALL AND CEILING AREA SHALL BE CONCEALED IN WALL OR CEILING OR REUSE EXISTING CONDUIT IF POSSIBLE. ALL NEW WALL OPENINGS SHALL BE COORDINATED WITH ARCHITECT AND CONTRACTOR PRIOR TO EXECUTION.
5. COORDINATE ALL FINISHES, COVERS, AND EXPOSED ELECTRICAL DEVICES WITH OWNER PRIOR TO PURCHASE.
6. ALL COVER PLATES (FOR SWITCHES/OUTLETS/DATA) TO BE GASKETED/SEALED.
7. REPLACE COVERPLATE OF EXISTING TO REMAIN LIGHT SWITCHES. ALTERNATE: REPLACE WITH IN KIND SWITCH.
8. WHERE LIGHT FIXTURE NOT PRESENT/SHOWN IN THE LIVING SPACES(BEDROOM, LIVING ROOMS, DINING ROOMS) INSTALL (1) TYPE B WALL SCONCE. IF SWITCHED OUTLET EXISTS IN THAT SPACE THEN WALL SCONCE TO BE CONNECTED TO SWITCH.



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LIGHTING TYPICAL
2ND & 3RD
FLOOR PLANS

E101

1 LIGHTING TYPICAL 2ND & 3RD FLOOR PLANS
SCALE - 1/4" = 1'-0"

EXISTING DEVICES NOTES:

- CONTRACTOR SHALL INSPECT ALL EXISTING CONDITIONS AND DETERMINE WHAT CAN BE RE-USED. CONTRACTOR TO FIELD VERIFY IF EXISTING CONDUIT, WIRE SIZES MATCH CURRENT PLAN. PROVIDE EXTENSIONS AND MODIFICATIONS AS REQUIRED PER DESIGN INTENT.

TECHNOLOGY NOTES:

- ROUTE AND TERMINATE ALL RESIDENTIAL LOW VOLTAGE CABLING BACK TO SME (STRUCTURED MEDIA ENCLOSURE) SIMILAR TO PRINEX SOHO PRO P3000 OR EQUAL WITHIN EACH RESIDENTIAL UNIT.
- PROVIDE A DUPLEX NEMA 5-20R RECEPTACLE AT THE BOTTOM KNOCKOUT OF SME.
- ROUTE BACKBONE CABLING FROM SME WITHIN EACH RESIDENTIAL UNIT TO DATA ROOM IN THE GROUND FLOOR FOR TERMINATION AND UTILITY CONNECTIONS.

PRICE BREAKOUT NOTES:

- PROVIDE BUDGETARY PRICING TO ADD NEW LV BOX IN LIEU OF STRUCTURED MEDIA ENCLOSURE IN EACH DWELLING UNIT FOR LOW VOLTAGE DISTRIBUTION WITHIN THE UNIT.
- CONTRACTOR TO BUDGET ALL NEW CONDUIT FOR DATA DROPS, BUT PROVIDE DEDUCT ALTERNATE TO FISH NEW DATA CABLE WITHIN STUD BAYS AND LAND AT NEW OUTLET LOCATIONS.
- PROVIDE PRICE BREAKOUT FOR REPLACING ALL OUTLETS WITH IN-KIND.
- BUDGET TO INCLUDE PRICING FOR 50% OF APARTMENT KITCHEN CABINETS GETTING REPLACED. INCLUDE COST TO ADD ELECTRICAL DEVICES (LIKE OUTLETS /SWITCHES) FOR KITCHEN UPDATES.
- PROVIDE BUDGETARY PRICING TO ADD NEW ELECTRICAL RANGE IN THE KITCHEN IN EACH DWELLING UNIT.
- PROVIDE ALTERNATE PRICING TO ADD FOB IN LAUNDRY ROOM.
- PROVIDE BUDGETARY PRICING TO ADD NEW INTERCOM SYSTEM.
- BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.

NOTES FOR ACCESSIBLE UNITS:

- REFER TO ARCHITECTURAL PLANS FOR LOCATION OF ACCESSIBLE UNITS.
- FOR ALL ACCESSIBLE UNITS, ALL OPERABLE PARTS SHALL BE MOUNTED BELOW 48" AFF AND COMPLY WITH ADA REACH RANGES. THIS SHALL APPLY TO ALL SWITCHES, RECEPTACLES, LOW VOLTAGE JACKS, ELECTRICAL PANELS, ETC.
- FOR ALL ACCESSIBLE UNITS, PROVIDE WALL MOUNTED SWITCHES FOR RANGE HOOD FAN AND LIGHT. REFER TO ARCHITECTURAL PLAN FOR EXACT LOCATION OF SWITCH.
- AT TYPE 504/A UNITS DEVICES ON A SIDE WALL SHALL BE LOCATED SO THE REACH OVER THE COUNTER, LAVATORY, OR OBSTRUCTION IS LESS THAN 10".
- IN TYPE A AND TYPE 504/A UNITS ALL COUNTERTOP ELECTRICAL DEVICES SHALL COMPLY WITH ADA REACH RANGE REQUIREMENTS. COORDINATE WITH ARCHITECTURAL DRAWINGS.
- SEE ARCHITECTURAL SHEETS DISTRIBUTION FOR ADDITIONAL ACCESSIBILITY INFORMATION & REQUIREMENT.
- AT ALL TYPE 504/A UNITS, PROVIDE 1" EXTENSION BOX FOR ALL KITCHEN COUNTER RECEPTACLES (OUTLETS, SWITCHES).

KEYED NOTES:

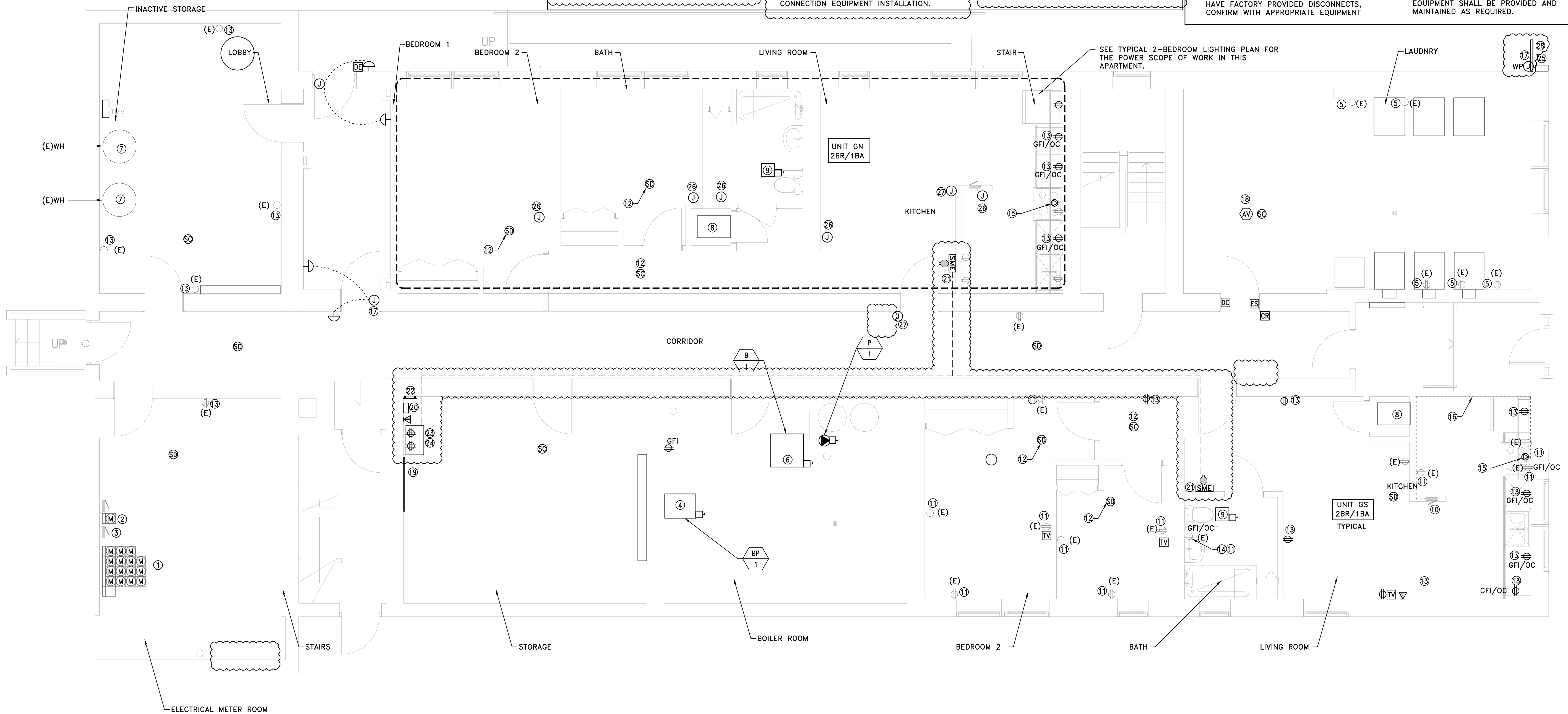
- MAIN ELECTRICAL INCOMING SERVICE TO REMAIN WITH EXISTING 600AMPS MAIN DISCONNECT AND UTILITY METERS. CONTRACTOR TO FIELD VERIFY THE OPERATION AND CONTINUITY OF ALL DEVICES.
- EXISTING EMERGENCY INCOMING SERVICE ELECTRICAL METER TO REMAIN.
- EXISTING HOUSE PANEL TO REMAIN. ADD NEW CIRCUIT BREAKERS AND CIRCUITS AS SHOWN IN THE PANEL SCHEDULE.
- NEW BOOSTER PUMP.
- CONTRACTOR TO FIELD VERIFY THE OUTLETS IN LAUNDRY ROOM ARE GFI PROTECTED. IF NOT, PROVIDE THE GFI OUTLETS IN LAUNDRY ROOM.
- EXISTING BOILER TO REMAIN. PROVIDE PRICE BREAKOUT TO REPLACE EXISTING BOILER WITH NEW HIGH EFFICIENCY BOILER.
- EXISTING WATER HEATERS TO REMAIN.
- EXISTING FURNACE TO REMAIN.
- NEW RESIDENTIAL EXHAUST FAN. RECONNECT TO EXISTING POWER FEED TO EXISTING RESIDENTIAL EXHAUST FAN.
- EXISTING ELECTRICAL PANELBOARD IN THE APARTMENT UNIT TO REMAIN. PROVIDE THE NEW CIRCUIT BREAKERS AND CIRCUITS AS SHOWN IN THE PANEL SCHEDULE.
- ELECTRICAL CONTRACTOR TO FIELD VERIFY THE CONTINUITY AND OPERATION OF EXISTING RECEPTACLES. REPLACE THE COVER-PLATE.
- ADD NEW WIRELESS SMOKE DETECTORS IN EACH BEDROOM. REPLACE ALL EXISTING SMOKE DETECTORS OR COMBINATION OF SMOKE AND CARBON MON-OXIDE DETECTORS LOCATED OUTSIDE BEDROOMS. IN THE LIVING ROOM WITH NEW WIRELESS SMOKE OR COMBINATION OF SMOKE & CARBON MON-OXIDE DETECTORS IN

- THE DWELLING UNIT. ALL SMOKE DETECTORS IN THE DWELLING UNIT SHOULD BE INTERCONNECTED WIRELESS. ALL SMOKE DETECTORS IN THE DWELLING UNIT SHOULD BE INTERCONNECTED WIRELESS. ALL WIRELESS SMOKE/CO DETECTORS SHOULD HAVE MINIMUM 10 YEARS OF BATTERY BACKUP.
- CONTRACTOR TO FIELD VERIFY THE RECEPTACLE AT THIS LOCATION. IF EXISTING - CHECK THE CONTINUITY AND CONNECTION OF THE OUTLET. IF NOT EXISTING - EXTEND THE POWER CIRCUIT FROM NEARBY AREA AND ADD A NEW OUTLET AS SHOWN IN THE PLANS.
- PROVIDE A SEPARATE DEDICATED CIRCUIT FOR THE BATHROOM GFI OUTLET IN EACH DWELLING UNIT. REFER THE PANEL SCHEDULE.
- IF ELECTRICAL RANGE WILL BE ADDED IN THE KITCHEN OF DWELLING UNITS, PROVIDE DEDICATED 208V-1PHASE CIRCUIT WITH 3#8 AWC CU AND 1#10 AWC CU GRD. IN 3/4" CONDUIT FOR ELECTRIC RANGE. PROVIDE 40A CIRCUIT BREAKER IN UNIT LOAD CENTER AND NEMA 14-50R UNIPLEX OUTLET MOUNTED BELOW THE COUNTER. COORDINATE AND VERIFY MANUFACTURER'S REQUIREMENTS AND RECOMMENDATIONS FOR ELECTRICAL OUTLET LOCATION PRIOR TO ROUGH-IN/INSTALLATION.
- PROPOSED ROUTE FOR NEW CONDUIT/WIRING FOR NEWLY INSTALLED (IF ADDED) ELECTRICAL RANGE. CONTRACTOR TO FIELD VERIFY THE ROUTE WITH ARCHITECT PRIOR TO ANY ROUGH-IN.
- PROVIDE 120V JUNCTION BOX FOR AUTOMATIC DOOR OPERATOR.
- REPLACE THE EXISTING HORN/STROBES WITH NEW IN-KIND DEVICES.
- CONTRACTOR TO PROVIDE MINIMUM 4'x 4' PLYWOOD FOR LOW VOLTAGE UTILITY CONNECTION EQUIPMENT INSTALLATION.

- ROUTE THE NEW RISER AT THIS LOCATION FOR LOW VOLTAGE INCOMING SERVICE IN UNITS ON UPPER FLOORS. PROVIDE PROTECTIVE PLATING IN THE STUD CAVITY TO PREVENT ANY DAMAGE FROM NAIL, PUNCH/DRILL IN THE WALL.
- NEW DRYWALL RUNNERS TO CONCEAL THE CONDUIT FROM FLOOR TO CEILING.
- TELECOMMUNICATION GROUNDING BUSBAR. CONNECT TO BUILDING EXISTING GROUNDING SYSTEM.
- WALL MOUNTED IT RACK.
- PROVIDE UPS FOR SURVEILLANCE, ACCESS CONTROL AND IT RACKS.
- PROVIDE NEW DIAL UP INTERCOM SYSTEM WITH NEW DOOR STRIKE. NEW INTERCOM SHOULD BE DEDICATED TO GROUND FLOOR UNITS.
- TYPICAL LOCATION OF AUDIO/VISUAL DEVICE FOR HEARING AND VISUAL IMPAIRED UNITS. HVI UNITS SHALL HAVE AUDIO/VISUAL DEVICES, WIRING AND CONDUIT. HVC UNITS SHALL ONLY HAVE EMPTY BACKBOXES WITH COVER PLATE AND CONDUIT FOR FUTURE AUDIO/VISUAL DEVICE. MOUNT DEVICES AT 90" AFF OR 6" BELOW CEILING, WHICHEVER IS LOWER. REFER TO ARCHITECTURAL SHEETS AND ACCESSIBILITY MATRIX FOR HEARING AND VISUAL IMPAIRED UNIT DESIGNATION.
- PUSH BUTTON & CHIME IN HVI UNITS ONLY. CHIME WILL SOUND & STROBE WILL FLASH WHEN PUSHBUTTON IS PRESSED AT THE DOOR. PROVIDE JUNCTION BOX & CONDUIT ONLY IN HVC UNITS. SEE ARCHITECTURAL UNIT MATRIX FOR UNIT DESIGNATION PRIOR TO ANY ROUGH-IN.
- PROVIDE EXTERIOR RATED DOOR OPERATOR FOR THE GATE AT THIS LOCATION.

GENERAL SHEET NOTES:

- EXISTING ELECTRICAL POWER SYSTEM SHOWN IS BASED UPON "2007-EXISTING DRAWINGS". FIELD INVESTIGATION AND ESTIMATIONS BASED ON ENGINEERING PRACTICE. VERIFY ALL LOCATIONS OF EQUIPMENT AND WIRING CONNECTIONS/ DEVICES IN THE FIELD.
 - CONTRACTOR SHALL VERIFY THE CONDITION AND NEW REQUIREMENT SO THAT NEW WORK CAN BE INSTALLED WITHOUT INTERFERENCE. MAKE ALL NECESSARY ROUTING AND CONNECTION AS REQUIRED.
 - ALL NEWLY INSTALLED RESIDENTIAL DWELLING UNIT RECEPTACLES SERVED BY 15A OR 20A CIRCUIT BREAKERS SHALL BE TAMPER-PROOF.
 - EXISTING RECEPTACLE SYSTEM TO REMAIN AND PROVIDE NEW ADDITIONAL RECEPTACLES AS INDICATED ON DRAWINGS, INCLUDING WIRING AND ALL NECESSARY GROUNDING SYSTEM.
 - ELECTRICAL CONTRACTOR SHALL BALANCE ALL PHASES OF ALL PANELS TO ENSURE PROPER LOADING.
 - ALL NEW ELECTRICAL WORK IN FINISHED WALL AND CEILING AREA SHALL BE CONCEALED IN WALL OR CEILING OR REUSE EXISTING CONDUIT IF POSSIBLE. ALL NEW WALL OPENINGS SHALL BE COORDINATED WITH ARCHITECT AND CONTRACTOR PRIOR TO EXECUTION.
 - WIRING FOR ELECTRICAL DEVICES SHARING SAME CIRCUIT CAN BE SPLICED UNLESS NOTED OTHERWISE. WHENEVER CIRCUIT CONDUCTORS ARE SPLICED IN A BOX, ALL EQUIPMENT GROUNDING CONDUCTORS ASSOCIATED WITH THESE CIRCUITS MUST BONDED (PIGTAILED) TO THE BOX.
 - ALL PLACEMENT AND HANGING OF TV'S, SPEAKERS, AND OTHER AV EQUIPMENT SHALL BE BY OWNER. EC TO PROVIDE POWER TO THIS EQUIPMENT WHERE SHOWN.
 - REFER TO MECHANICAL SCHEDULES, PLUMBING SCHEDULES FOR ADDITIONAL INFORMATION REGARDING POWER REQUIREMENTS. SOME EQUIPMENT MAY HAVE FACTORY PROVIDED DISCONNECTS, CONFIRM WITH APPROPRIATE EQUIPMENT
- SCHEDULE NOTES, ALL DISCONNECTS, WIRING, AND TERMINATIONS TO BE INSTALLED BY THE EC.
- LOCATION OF DISCONNECTS AND EQUIPMENT CONNECTED RECEPTACLES MAY BE REVISED IN THE FIELD TO BE ON A DIFFERENT SIDE OF THE EQUIPMENT SHOWN. PROVIDE THE SIMPLEST CODE-COMPLIANT AND SERVICEABLE INSTALLATION.
 - COORDINATE ALL FINISHES, COVERS, AND EXPOSED ELECTRICAL DEVICES WITH OWNER PRIOR TO PURCHASE.
 - ALL COVER PLATES (FOR SWITCHES/OUTLETS/DATA) TO BE GASKETED/SEALED.
 - ALL BACK-TO-BACK ELECTRICAL BOXES LOCATED WITHIN DEMISING WALL SHALL BE A MINIMUM OF 12" APART. EC TO FIELD COORDINATE DEVICE LOCATIONS AS NEEDED TO MEET THIS REQUIREMENT. ELECTRICAL BOXES IN THE SAME STUD CAVITY SHALL BE FIRE PROTECTED WITH PUTTY PADS OR SIMILAR.
 - ALL SMOKE DETECTORS IN EACH INDIVIDUAL DWELLING UNIT SHALL HAVE BATTERY BACKUP AND BE INTERCONNECTED AND OPERATE SUCH THAT WHEN ONE SMOKE ALARM ACTIVATES AND SOUNDS AN ALARM SIGNAL, ALL OTHER SMOKE ALARMS IN THE DWELLING UNIT SHALL ALSO SOUND AN ALARM SIGNAL.
 - COORDINATE LOW-VOLTAGE EQUIPMENT WITH CLIENT VENDORS. PROVIDE CONDUIT & RACEWAYS AS NECESSARY FOR CABLE RUNS.
 - PROVIDE CLEAR AND COMPLETE CIRCUIT DIRECTORY WITH SUFFICIENT DETAIL FOR CIRCUIT IDENTIFICATION FOR ALL PANELS WITHIN THE SCOPE OF WORK. SOURCE OF SUPPLY WILL BE PERMANENTLY MARKED FOR ALL PANELBOARDS TO INDICATE EACH DEVICE OR EQUIPMENT WHERE THE POWER ORIGINATES.
 - ACCESS, WORKING SPACE AND DEDICATED EQUIPMENT SPACE FOR ALL ELECTRICAL EQUIPMENT SHALL BE PROVIDED AND MAINTAINED AS REQUIRED.



IN PROGRESS

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POWER GROUND FLOOR PLAN

E200

POWER GROUND FLOOR PLAN
1 SCALE - 1/4" = 1'-0"

PRICE BREAKOUT NOTES:

1. PROVIDE BUDGETARY PRICING TO ADD NEW LV BOX IN LIEU OF STRUCTURED MEDIA ENCLOSURE IN EACH DWELLING UNIT FOR LOW VOLTAGE DISTRIBUTION WITHIN THE UNIT.
2. CONTRACTOR TO BUDGET ALL NEW CONDUIT FOR DATA DROPS, BUT PROVIDE DEDUCT ALTERNATE TO FISH NEW DATA CABLE WITHIN STUD BAYS AND LAND AT NEW OUTLET LOCATIONS.
3. PROVIDE PRICE BREAKOUT FOR REPLACING ALL OUTLETS WITH IN-KIND.
4. BUDGET TO INCLUDE PRICING FOR 50% OF APARTMENT KITCHEN CABINETS GETTING REPLACED. INCLUDE COST TO ADD ELECTRICAL DEVICES (LIKE OUTLETS /SWITCHES) FOR KITCHEN UPDATES.
5. PROVIDE BUDGETARY PRICING TO ADD NEW ELECTRICAL RANGE IN THE KITCHEN IN EACH DWELLING UNIT.
6. BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.

EXISTING DEVICES NOTES:

1. CONTRACTOR SHALL INSPECT ALL EXISTING CONDITIONS AND DETERMINE WHAT CAN BE RE-USED. CONTRACTOR TO FIELD VERIFY IF EXISTING CONDUIT, WIRE SIZES MATCH CURRENT PLAN. PROVIDE EXTENSIONS AND MODIFICATIONS AS REQUIRED PER DESIGN INTENT.

NOTES FOR HVI UNITS:

1. AT THE HVI UNITS (HEARING AND VISUALLY IMPAIRED UNITS) PROVIDE INTERCONNECTED HARDWIRED CONDUIT AND SPEAKER/VISUAL STROBE ALARMS. PROVIDE STROBES WITH COVERAGE FOR ALL LIVING, SLEEPING, KITCHEN, AND TOILET ROOMS.
2. AT THE HVI UNITS (HEARING AND VISUALLY IMPAIRED UNITS) PROVIDE A HARD WIRED ELECTRIC DOORBELL ON THE PUBLIC SIDE OF THE PRIMARY ENTRANCE. ACTIVATION ON THE BUTTON SHALL INITIATE A VISUAL AND AUDIBLE STROBE/TONE WITHIN THE UNIT AT INITIAL CONSTRUCTION.
3. THE ADDITION OF STROBES FOR VISUAL/AUDIBLE UNITS SHALL NOT REPLACE THE REQUIREMENT FOR AUDIBLE DEVICES.
4. LOCATION OF HVI DEVICES SHOWN MAY NOT APPLY TO ALL UNITS. VERIFY WITH ARCHITECTURAL UNIT MATRIX.
5. IN HVI/HVC UNITS PROVIDE A CONDUIT BETWEEN UNIT HORN/STROBE DEVICE AND UNIT SMOKE DETECTOR.
6. HVI UNITS SHALL HAVE THE NOTIFICATION APPLIANCES ACTIVATED BY THE UNIT LEVEL SMOKE ALARM DEVICE.

NOTES FOR ACCESSIBLE UNITS:

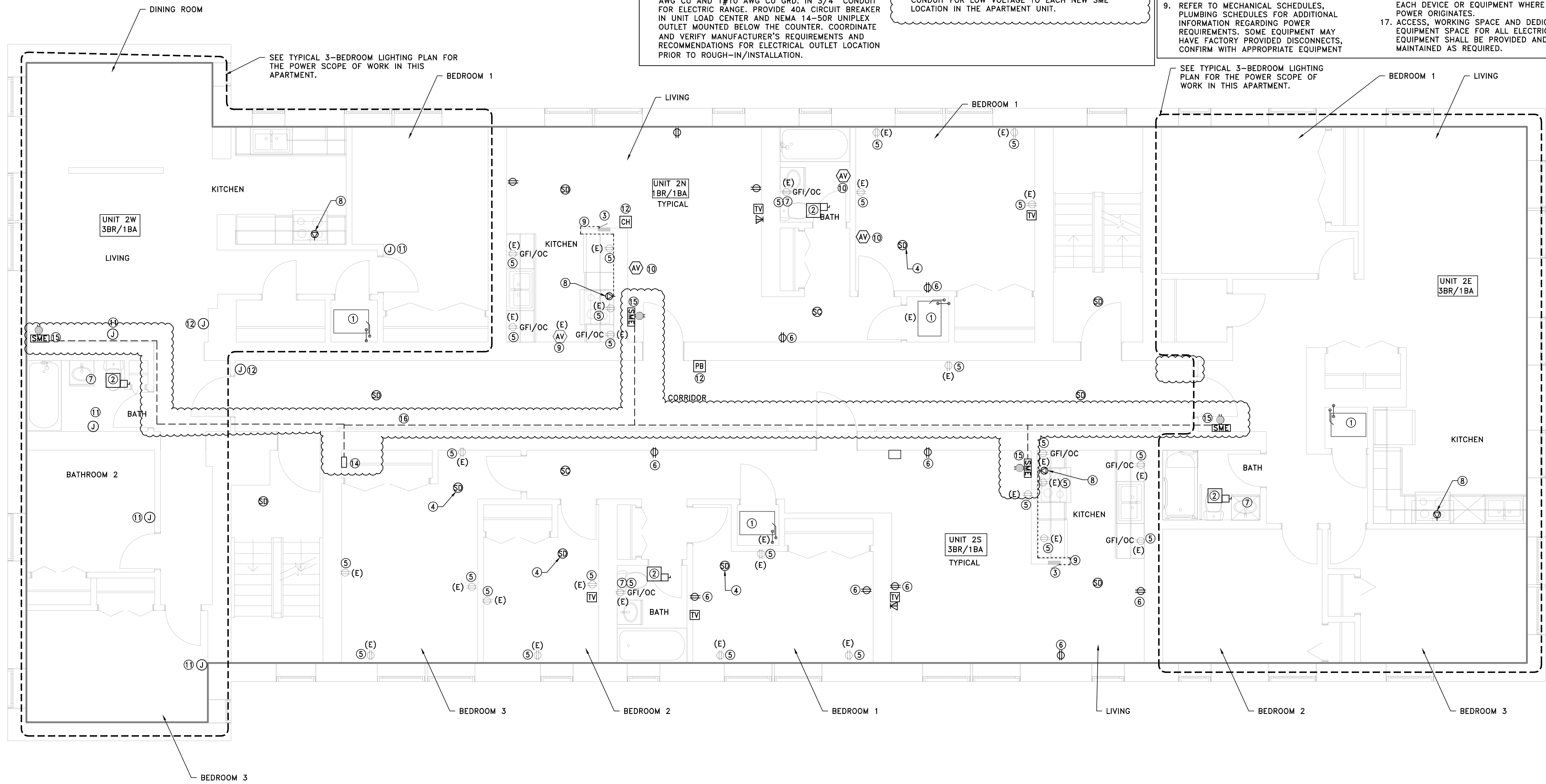
1. REFER TO ARCHITECTURAL PLANS FOR LOCATION OF ACCESSIBLE UNITS.
2. FOR ALL ACCESSIBLE UNITS, ALL OPERABLE PARTS SHALL BE MOUNTED BELOW 48" AFF AND COMPLY WITH ADA REACH RANGES. THIS SHALL APPLY TO ALL SWITCHES, RECEPTACLES, LOW VOLTAGE JACKS, ELECTRICAL PANELS, ETC.
3. FOR ALL ACCESSIBLE UNITS, PROVIDE WALL MOUNTED SWITCHES FOR RANGE HOOD FAN AND LIGHT. REFER TO ARCHITECTURAL PLAN FOR EXACT LOCATION OF SWITCH.
4. AT TYPE 504/A UNITS DEVICES ON A SIDE WALL SHALL BE LOCATED SO THE REACH OVER THE COUNTER, LAVATORY, OR OBSTRUCTION IS LESS THAN 10".
5. IN TYPE A AND TYPE 504/A UNITS ALL COUNTERTOP ELECTRICAL DEVICES SHALL COMPLY WITH ADA REACH RANGE REQUIREMENTS. COORDINATE WITH ARCHITECTURAL DRAWINGS.
6. SEE ARCHITECTURAL SHEETS DISTRIBUTION FOR ADDITIONAL ACCESSIBILITY INFORMATION & REQUIREMENT.
7. AT ALL TYPE 504/A UNITS, PROVIDE 1" EXTENSION BOX FOR ALL KITCHEN COUNTER RECEPTACLES (OUTLETS, SWITCHES).

KEYED NOTES:

- 1 EXISTING FURNACES TO REMAIN.
- 2 NEW RESIDENTIAL EXHAUST FAN. RECONNECT TO EXISTING POWER FEED TO EXISTING RESIDENTIAL EXHAUST FAN.
- 3 EXISTING ELECTRICAL PANELBOARD IN THE APARTMENT UNIT TO REMAIN. PROVIDE THE NEW CIRCUIT BREAKERS AND CIRCUITS AS SHOWN IN THE PANEL SCHEDULE.
- 4 ADD NEW WIRELESS SMOKE DETECTORS IN EACH BEDROOM. REPLACE ALL EXISTING SMOKE DETECTORS OR COMBINATION OF SMOKE AND CARBON MON-OXIDE DETECTORS LOCATED OUTSIDE BEDROOMS, IN THE LIVING ROOM WITH NEW WIRELESS SMOKE OR COMBINATION OF SMOKE & CARBON MON-OXIDE DETECTORS IN THE DWELLING UNIT. ALL SMOKE DETECTORS IN THE DWELLING UNIT SHOULD BE INTERCONNECTED WIRELESS. ALL SMOKE DETECTORS IN THE DWELLING UNIT SHOULD HAVE MINIMUM 10 YEARS OF BATTERY BACKUP.
- 5 ELECTRICAL CONTRACTOR TO FIELD VERIFY THE CONTINUITY AND OPERATION OF EXISTING RECEPTACLES. REPLACE THE COVER-PLATE.
- 6 CONTRACTOR TO FIELD VERIFY THE RECEPTACLE AT THIS LOCATION.
IF EXISTING - CHECK THE CONTINUITY AND CONNECTION OF THE OUTLET.
IF NOT EXISTING - EXTEND THE POWER CIRCUIT FROM NEARBY AREA AND ADD A NEW OUTLET AS SHOWN IN THE PLANS.
- 7 PROVIDE A SEPARATE DEDICATED CIRCUIT FOR THE BATHROOM GFI OUTLET IN EACH DWELLING UNIT. REFER THE PANEL SCHEDULE.
- 8 IF ELECTRICAL RANGE WILL BE ADDED IN THE KITCHEN OF DWELLING UNITS:
PROVIDE DEDICATED 208V-1PHASE CIRCUIT WITH 3#8 AWG CU AND 1#10 AWG CU GRD. IN 3/4" CONDUIT FOR ELECTRIC RANGE. PROVIDE 40A CIRCUIT BREAKER IN UNIT LOAD CENTER AND NEMA 14-50R UNIPLEX OUTLET MOUNTED BELOW THE COUNTER. COORDINATE AND VERIFY MANUFACTURER'S REQUIREMENTS AND RECOMMENDATIONS FOR ELECTRICAL OUTLET LOCATION PRIOR TO ROUGH-IN/INSTALLATION.
- 9 PROPOSED ROUTE FOR NEW CONDUIT/WIRING FOR NEWLY INSTALLED (IF ADDED) ELECTRICAL RANGE. CONTRACTOR TO FIELD VERIFY THE ROUTE WITH ARCHITECT PRIOR TO ANY ROUGH-IN.
- 10 FIRE ALARM HORN/STROBE DEVICES INSTALLED ONLY IN HEARING/VISUAL IMPAIRED (HVI) UNITS. REPLACE THE EXISTING HORN/STROBES WITH NEW DEVICES.
- 11 TYPICAL LOCATION OF AUDIO/VISUAL DEVICE FOR HEARING AND VISUAL IMPAIRED UNITS. HVI UNITS SHALL HAVE AUDIO/VISUAL DEVICES, WIRING AND CONDUIT. HVC UNITS SHALL ONLY HAVE EMPTY BACKBOXES WITH COVER PLATE AND CONDUIT FOR FUTURE AUDIO/VISUAL DEVICE. MOUNT DEVICES AT 90" AFF OR 6" BELOW CEILING, WHICHEVER IS LOWER. REFER TO ARCHITECTURAL SHEETS AND ACCESSIBILITY MATRIX FOR HEARING AND VISUAL IMPAIRED UNIT DESIGNATION.
- 12 PUSH BUTTON & CHIME IN HVI UNITS ONLY. CHIME WILL SOUND & STROBE WILL FLASH WHEN PUSHBUTTON IS PRESSED AT THE DOOR. PROVIDE JUNCTION BOX & CONDUIT ONLY IN HVC UNITS. SEE ARCHITECTURAL UNIT MATRIX FOR UNIT DESIGNATION PRIOR TO ANY ROUGH-IN.
- 13 NOT USED.
- 14 ROUTE THE NEW RISER IN THIS CLOSET FOR LOW VOLTAGE INCOMING SERVICE IN UNITS ON UPPER FLOORS. PROVIDE PROTECTIVE PLATING IN THE STUD CAVITY TO PREVENT ANY DAMAGE FROM NAIL, PUNCH/DRILL IN THE WALL.
- 15 NEW DRYWALL RUNNERS TO CONCEAL THE CONDUIT FROM FLOOR TO CEILING.
- 16 TRENCH EXISTING DRYWALL CEILING AND INSTALL NEW CONDUIT FOR LOW VOLTAGE TO EACH NEW SMC LOCATION IN THE APARTMENT UNIT.

GENERAL SHEET NOTES:

1. EXISTING ELECTRICAL POWER SYSTEM SHOWN IS BASED UPON "2007-EXISTING DRAWINGS", FIELD INVESTIGATION, AND ESTIMATIONS, BASED ON ENGINEERING PRACTICE. VERIFY ALL LOCATIONS OF EQUIPMENT AND WIRING CONNECTIONS/ DEVICES IN THE FIELD.
2. CONTRACTOR SHALL VERIFY THE CONDITION AND NEW REQUIREMENT SO THAT NEW WORK CAN BE INSTALLED WITHOUT INTERFERENCE. MAKE ALL NECESSARY ROUTING AND CONNECTION AS REQUIRED.
3. ALL NEWLY INSTALLED RESIDENTIAL DWELLING UNIT RECEPTACLES SERVED BY 15A OR 20A CIRCUIT BREAKERS SHALL BE TAMPER-PROOF.
4. EXISTING RECEPTACLE SYSTEM TO REMAIN AND PROVIDE NEW ADDITIONAL RECEPTACLES AS INDICATED ON DRAWINGS, INCLUDING WIRING AND ALL NECESSARY GROUNDING SYSTEM.
5. ELECTRICAL CONTRACTOR SHALL BALANCE ALL PHASES OF ALL PANELS TO ENSURE PROPER LOADING.
6. ALL NEW ELECTRICAL WORK IN FINISHED WALL AND CEILING AREA SHALL BE CONCEALED IN WALL OR CEILING OR REUSE EXISTING CONDUIT IF POSSIBLE. ALL NEW WALL OPENINGS SHALL BE COORDINATED WITH ARCHITECT AND CONTRACTOR PRIOR TO EXECUTION.
7. WIRING FOR ELECTRICAL DEVICES SHARING SAME CIRCUIT CAN BE SPICED UNLESS NOTED OTHERWISE. WHENEVER CIRCUIT CONDUCTORS ARE SPICED IN A BOX, ALL EQUIPMENT GROUNDING CONDUCTORS ASSOCIATED WITH THESE CIRCUITS MUST BONDED (PIGTAILED) TO THE BOX.
8. ALL PLACEMENT AND HANGING OF TV'S, SPEAKERS, AND OTHER AV EQUIPMENT SHALL BE BY OWNER. EC TO PROVIDE POWER TO THIS EQUIPMENT WHERE SHOWN.
9. REFER TO MECHANICAL SCHEDULES, PLUMBING SCHEDULES FOR ADDITIONAL INFORMATION REGARDING POWER REQUIREMENTS. SOME EQUIPMENT MAY HAVE FACTORY PROVIDED DISCONNECTS, CONFIRM WITH APPROPRIATE EQUIPMENT
10. LOCATION OF DISCONNECTS AND EQUIPMENT CONNECTED RECEPTACLES MAY BE REVISED IN THE FIELD TO BE ON A DIFFERENT SIDE OF THE EQUIPMENT SHOWN. PROVIDE THE SIMPLEST, CODE-COMPLIANT AND SERVICEABLE INSTALLATION
11. COORDINATE ALL FINISHES, COVERS, AND EXPOSED ELECTRICAL DEVICES WITH OWNER PRIOR TO PURCHASE
12. ALL COVER PLATES (FOR SWITCHES/OUTLETS/DATA) TO BE GASKETED/SEALED.
13. ALL BACK TO BACK ELECTRICAL BOXES LOCATED WITHIN DEMISING WALL SHALL BE A MINIMUM OF 12" APART. EC TO FIELD COORDINATE DEVICE LOCATIONS AS NEEDED TO MEET THIS REQUIREMENT
14. ALL SMOKE DETECTORS IN EACH INDIVIDUAL DWELLING UNIT SHALL HAVE BATTERY BACKUP AND BE INTERCONNECTED AND OPERATE SUCH THAT WHEN ONE SMOKE ALARM ACTIVATES AND SOUNDS AN ALARM SIGNAL, ALL OTHER SMOKE ALARMS IN THE DWELLING UNIT SHALL ALSO SOUND AN ALARM SIGNAL.
15. COORDINATE LOW-VOLTAGE EQUIPMENT WITH CLIENT VENDORS. PROVIDE CONDUIT & RACEWAYS AS NECESSARY FOR CABLE RUNS.
16. PROVIDE CLEAR AND COMPLETE CIRCUIT DIRECTORY WITH SUFFICIENT DETAIL FOR CIRCUIT IDENTIFICATION FOR ALL PANELS WITHIN THE SCOPE OF WORK. SOURCE OF SUPPLY WILL BE PERMANENTLY MARKED FOR ALL PANELBOARDS TO INDICATE EACH DEVICE OR EQUIPMENT WHERE THE POWER ORIGINATES.
17. ACCESS, WORKING SPACE AND DEDICATED EQUIPMENT SPACE FOR ALL ELECTRICAL EQUIPMENT SHALL BE PROVIDED AND MAINTAINED AS REQUIRED.



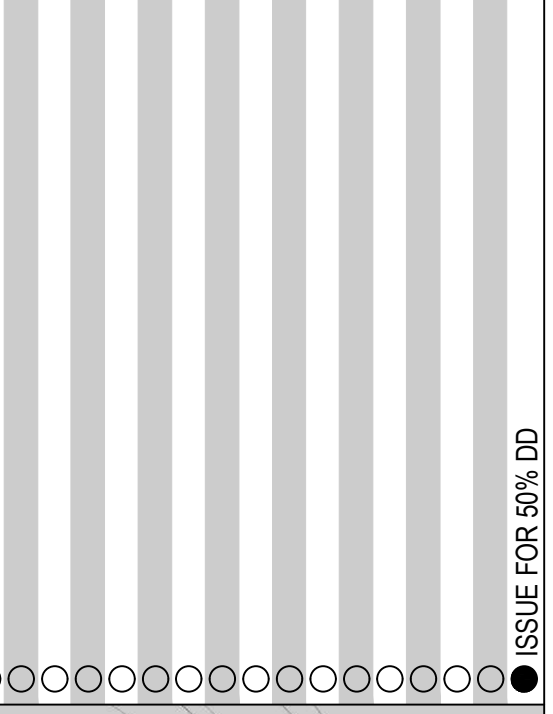
1 POWER TYPICAL 2ND & 3RD FLOOR PLANS
SCALE - 1/4" = 1'-0"



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02



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2218a
POWER TYPICAL
2ND & 3RD
FLOOR PLANS

E201

ISSUE FOR 50% DD

GENERAL SHEET NOTES:

1. REFER TO MECHANICAL SCHEDULES, PLUMBING SCHEDULES, FOR ADDITIONAL INFORMATION REGARDING POWER REQUIREMENTS. SOME EQUIPMENT MAY HAVE FACTORY PROVIDED DISCONNECTS. CONFIRM WITH APPROPRIATE EQUIPMENT SCHEDULE NOTES. ALL DISCONNECTS, WIRING, AND TERMINATIONS TO BE INSTALLED BY THE EC.

KEYED NOTES:

- ① EXISTING CONDENSING UNIT, ASSOCIATED ELECTRICAL CONNECTION AND DISCONNECT SWITCH TO REMAIN. CONTRACTOR TO FIELD VERIFY THE CONNECTION, CONTINUITY AND OPERATION OF EXISTING UNIT. NOTIFY THE ARCHITECT/OWNER IF ANY CODE DEFICIENCY FOUND.
- ② GFI/WP OUTLET FOR SERVICING OF HEATING, AIR CONDITIONING AND REFRIGERATION EQUIPMENT. CONTRACTOR TO FIELD VERIFY THE EXISTING OUTLETS ON THE ROOF. THE RECEPTACLE MUST BE LOCATED WITHIN 25 FEET OF AND ON THE SAME LEVEL AS THE HEATING, AIR CONDITIONING AND REFRIGERATION EQUIPMENT. CONTRACTOR TO FIELD VERIFY THE OPERATION AND CONTINUITY OF EXISTING OUTLET AND PROVIDE THE NEW GFI/WP OUTLET ONLY IF EXISTING OUTLET IS NOT UP TO THE CODE REQUIREMENTS.

EXISTING DEVICES NOTES:

1. CONTRACTOR SHALL INSPECT ALL EXISTING CONDITIONS AND DETERMINE WHAT CAN BE RE-USED. CONTRACTOR TO FIELD VERIFY IF EXISTING CONDUIT, WIRE SIZES MATCH CURRENT PLAN. PROVIDE EXTENSIONS AND MODIFICATIONS AS REQUIRED PER DESIGN INTENT.

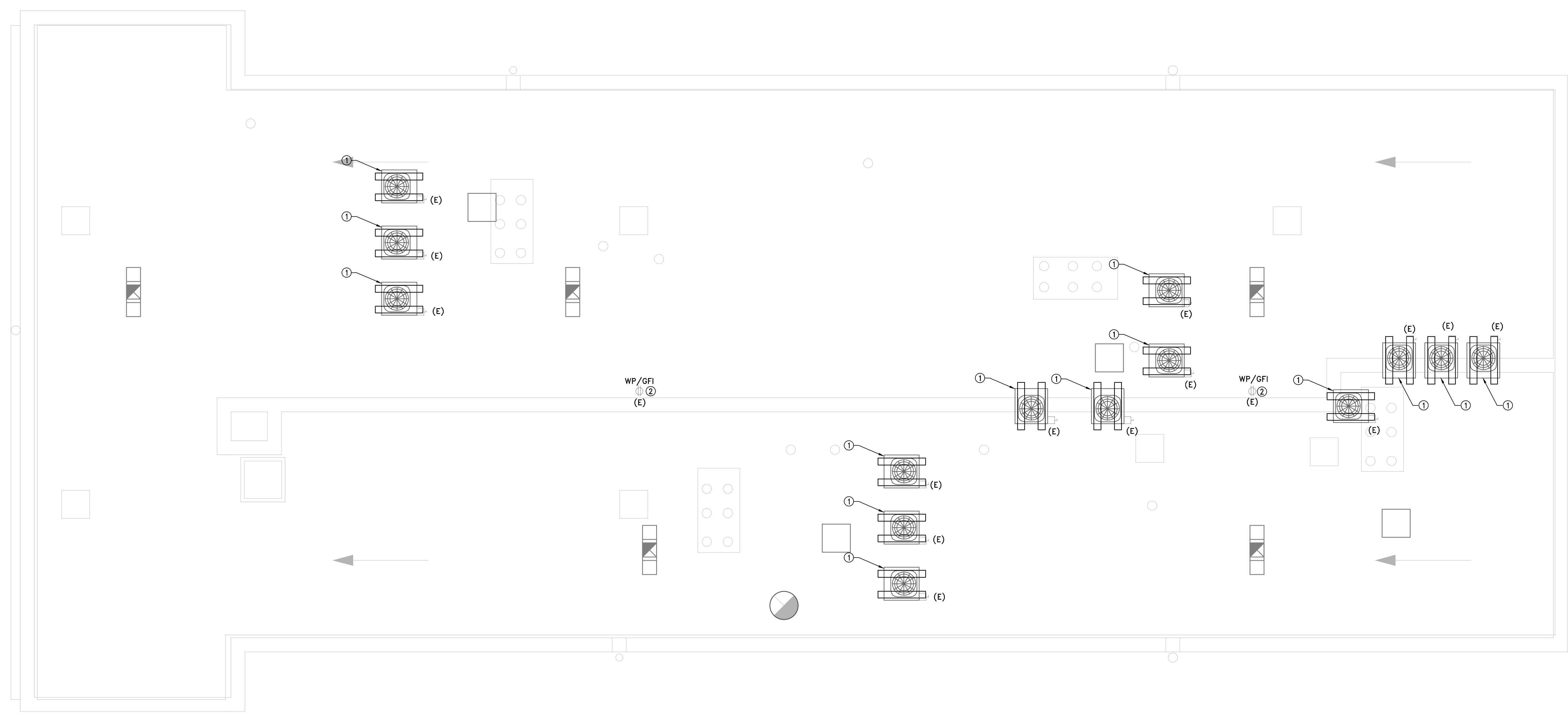


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① POWER ROOF PLANS
SCALE - 1/4" = 1'-0"

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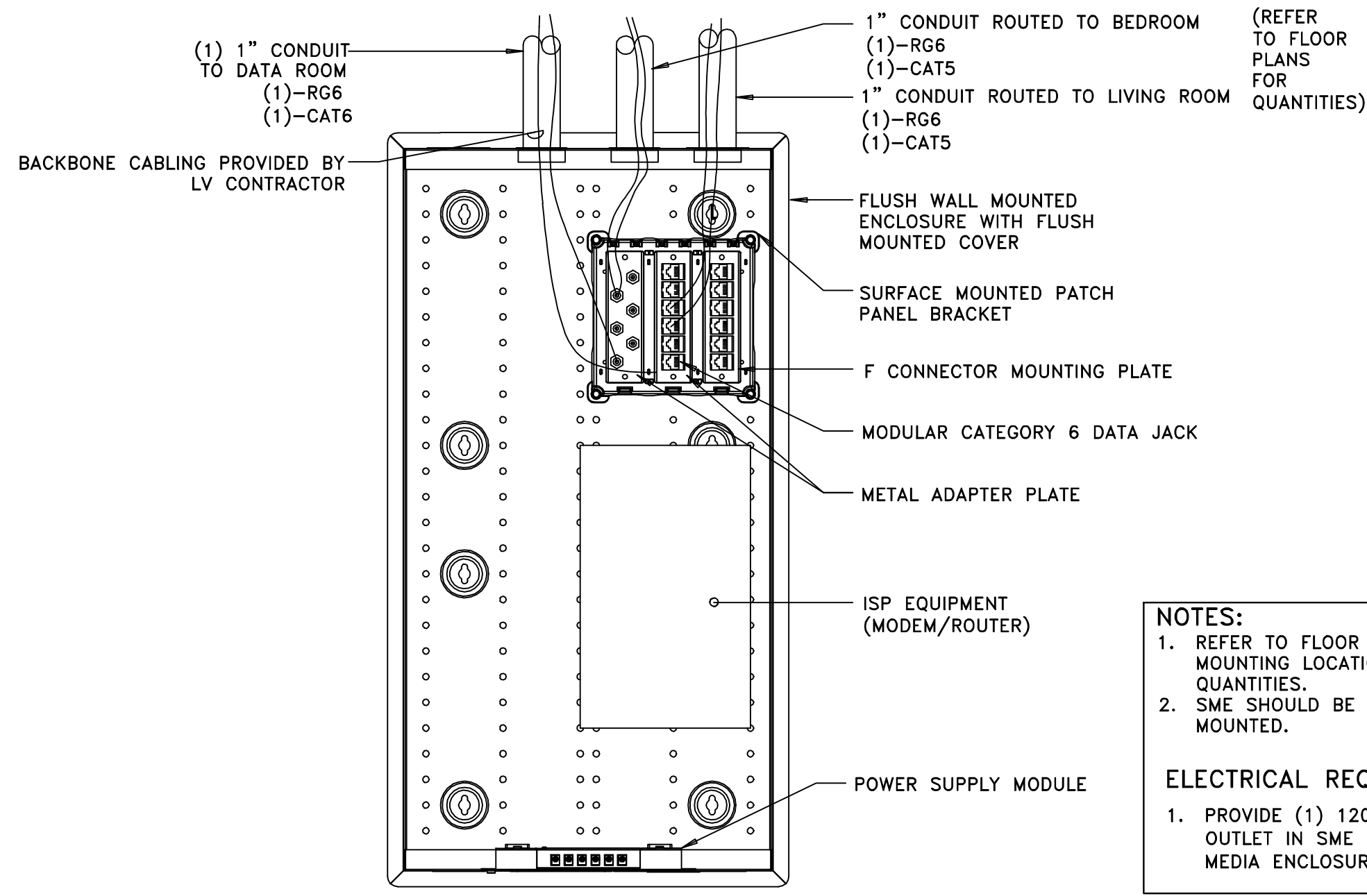
POWER ROOF PLANS

E202

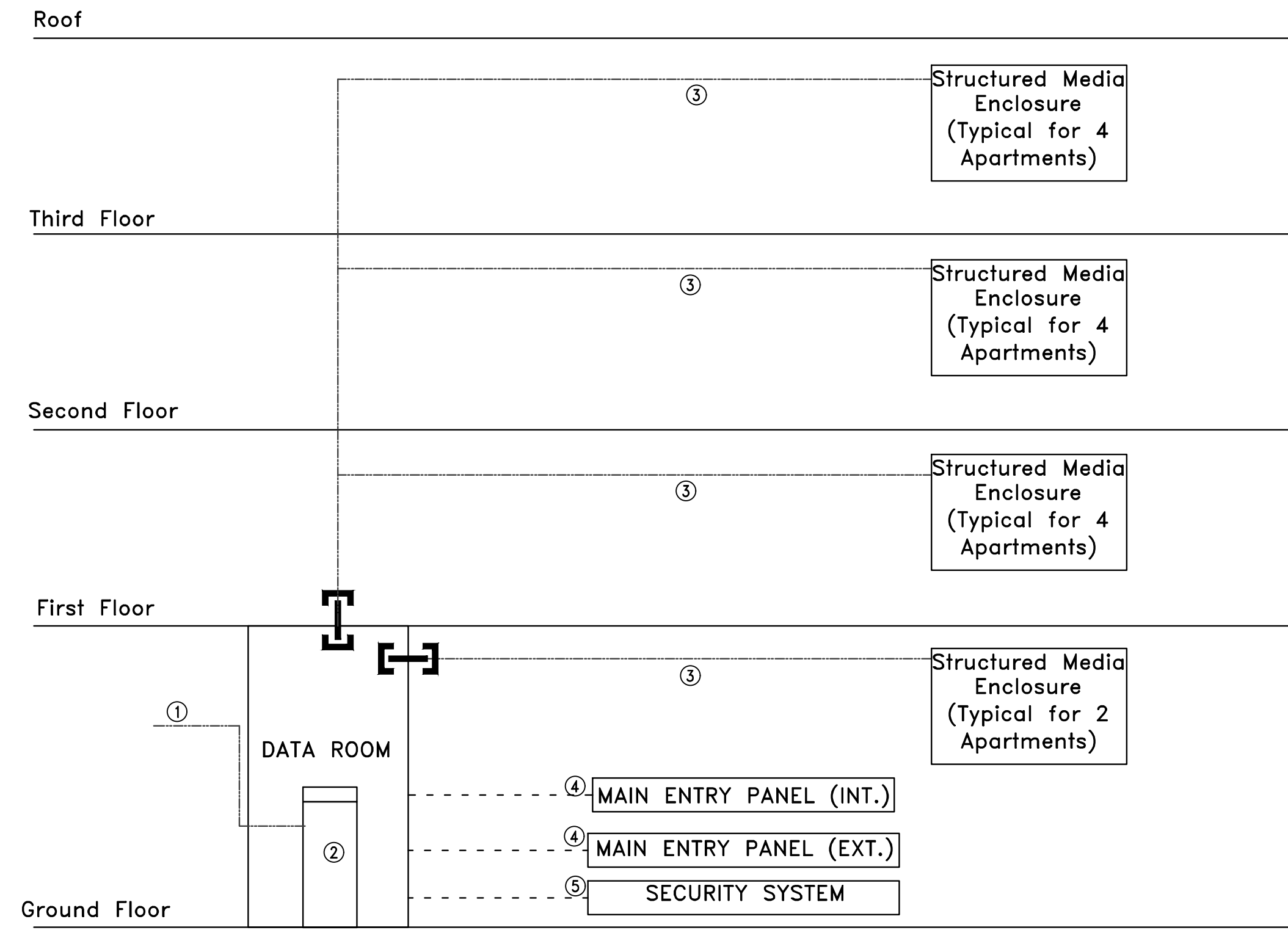
INTERNET, TELEVISION SERVICE AND BACKBONE CABLING WILL BE PROVIDED BY NETWORK SERVICE PROVIDER FROM SERVICE POLE AT BUILDING EXTERIOR TO BUILDING MDF DATA ROOM ON GROUND FLOOR AND UP ON UPPER FLOORS.

GENERAL NOTES:
 1. THIS RISER IS DIAGRAMMATIC AND MAY NOT SHOW ACTUAL ROUTING OR QUANTITIES OF MATERIALS SHOWN. COORDINATE WITH LOW VOLTAGE CONTRACTOR FOR CONDUIT ROUTING FOR EXACT SIZE AND QUANTITY PRIOR TO ANY ROUGH-IN.

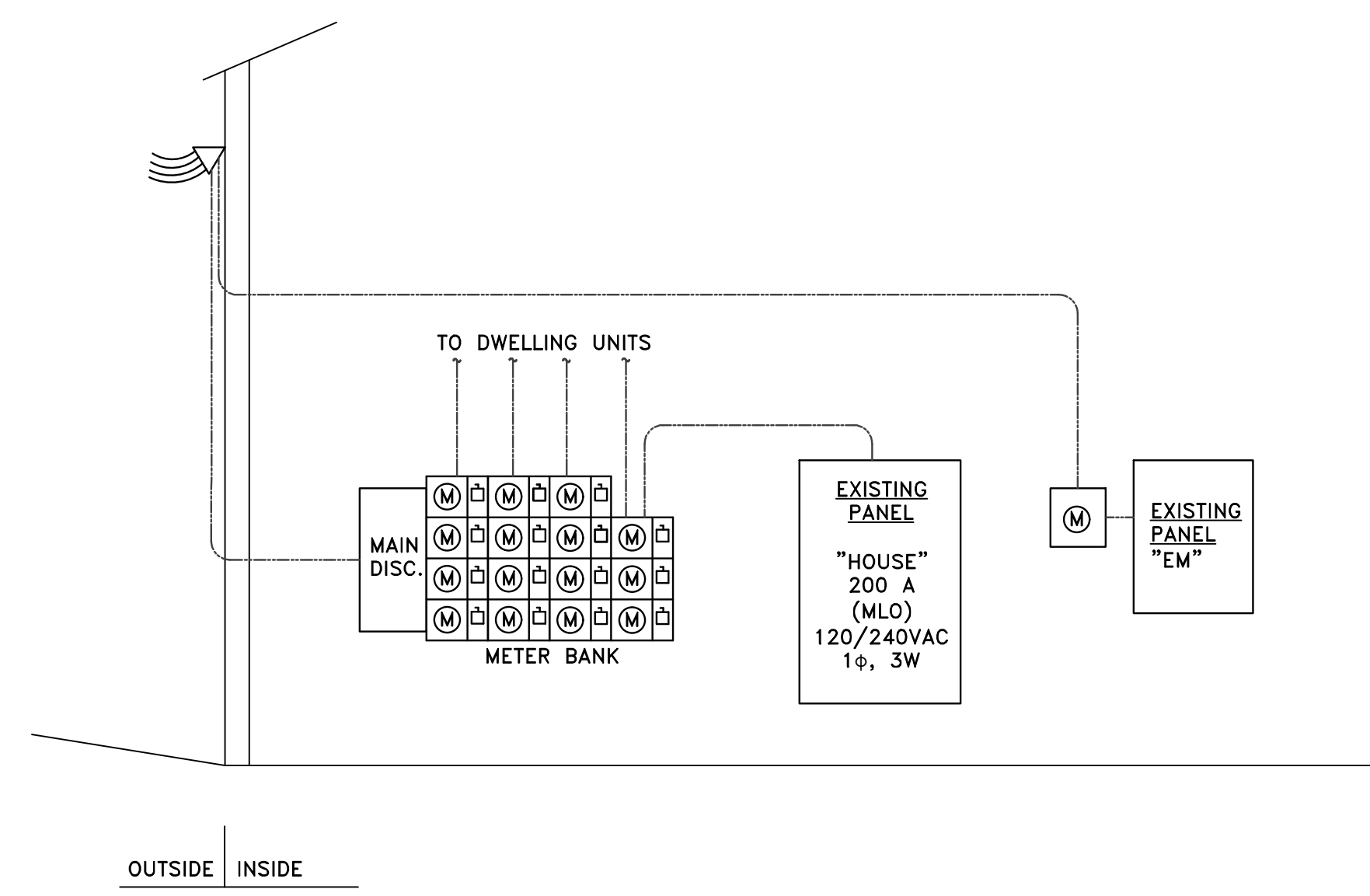
KEYED NOTES:
 ① OVERHEAD LOW VOLTAGE INCOMING SERVICE FROM POLE AT BUILDING EXTERIOR.
 ② MAIN EQUIPMENT RACK IN THE DATA ROOM.
 ③ 1" CONDUIT FROM DATA ROOM IN THE GROUND FLOOR TO STRUCTURED MEDIA ENCLOSURE (SME) IN APARTMENT UNIT. COORDINATE IN FIELD FOR CONDUIT ROUTING WITH OTHER TRADES PRIOR TO ANY ROUGH-IN. INCLUDE (1) COAX AND (1) CAT6 ETHERNET CABLE WITH TERMINATIONS AS REQUIRED.
 ④ INTERCOM SYSTEM:
 IF THE EXISTING SYSTEM TO REMAIN: RECONNECT THE EXISTING EQUIPMENT TO NEW LOW VOLTAGE SERVICE AS REQUIRED.
 IF THE NEW INTERCOM SYSTEM TO INSTALL: PROVIDE A NEW CONNECTION FROM NEW DATA ROOM IN THE GROUND FLOOR TO THE NEW INTERCOM DEVICE PANEL/S.
 ⑤ CAMERA/SECURITY SYSTEM:
 IF THE EXISTING SYSTEM TO REMAIN: RECONNECT THE EXISTING MAIN DEVICE (OR OTHER DEVICES AS REQUIRED) OF CAMERA SYSTEM TO NEW LOW VOLTAGE SERVICE.
 IF THE NEW SECURITY SYSTEM TO INSTALL: PROVIDE A NEW CONNECTION FROM NEW DATA ROOM IN THE GROUND FLOOR TO THE NEW CAMERA SYSTEM DEVICE/S.



② STRUCTURED MEDIA ENCLOSURE DETAIL (SME)
 No Scale



① LOW VOLTAGE RISER DIAGRAM
 NO SCALE



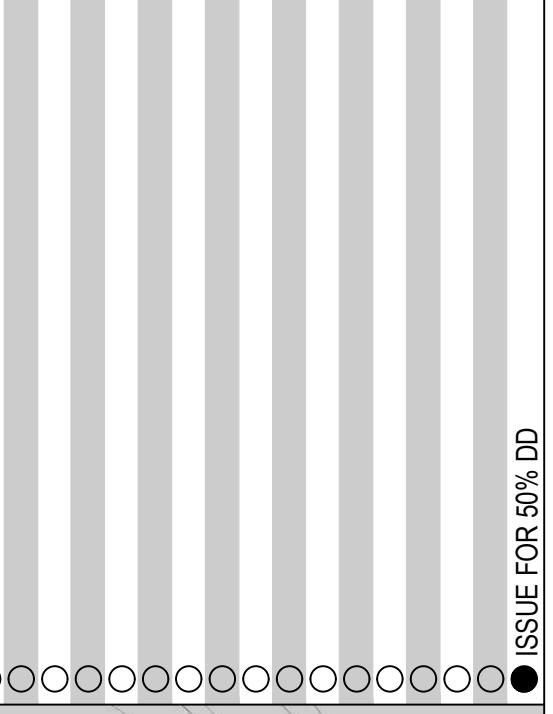
③ EXISTING ELECTRICAL RISER DIAGRAM
 No Scale



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2218a
 ELECTRICAL DIAGRAMS

E500

TOTAL BUILDING LOAD

Name	KENMORE	Address	4130 North Kenmore Avenue
Type of Service	1	Phase	3
Wire	120/240	Volts	
1 Residential Load	Watts ea.	Volts	94,613 Watts
1 House Load	Watts ea.	Volts	17,175 Watts
Total Watts			111,788 Watts
Amps			466 Amps
x1.25			582 Amps

Existing Service **600 AMPS**

HOUSE LOAD

Name	KENMORE	Address	4130 North Kenmore Avenue
Type of Service	1	Phase	3
Wire	120/240	Volts	

Lighting Load

Total Square Foot Area	3,332 SF
Area Times 0.5 Watts/sf	1,666 Watts
Total Watts	1,666 Watts

Demand General lighting @100% **1666 Watts**

Receptacles Load

Total receptacle count - 15 **2,700 Watts**

Demand First 10,000 Watts @ 100% **10,000 Watts**
Above 10,000 Watts @ 50% **1,700 Watts**
Subtotal **11,700 Watts**

Add

EQUIPMENT LOAD

1 WALL HEATER	1500 Watts ea.	208 Volts	1500 Watts
1 BOILER	720 Watts ea.	120 Volts	720 Watts
2 WH	240 Watts ea.	208 Volts	480 Watts
6 WASHER/DRYER	1200 Watts ea.	208 Volts	5400 Watts
LAUNDRY HEATER	Watts ea.	120 Volts	0 Watts
1 BP-1 (1HP)	4186 Watts ea.	208 Volts	4186 Watts
A/C Motors X25%			523 Watts
Total Watts			17,175 Watts
Amps			72 Amps
x1.25			89 Amps

RESIDENTIAL LOAD (14 APARTMENT UNITS)

Name	KENMORE	Address	4130 North Kenmore Avenue
Type of Service	1	Phase	3
Wire	120/240	Volts	

Lighting & Receptacles Load

Total Square Foot Area	13111 SF
Area Times 3 Watts/sf	39333 Watts
Appliance Ckts	28 X 1500 W
Total Watts	42000 Watts
Demand	
First 3,000 Watts General Lighting @ 100%	3000 Watts
Next 117,000 Watts General Lighting @ 35%	27417 Watts
All over 120,000 Watts General Lighting @ 25%	0 Watts
Subtotal	30417 Watts

Add

EQUIPMENT LOAD

14 ELECTRIC RANGE	Watts ea.	Volts	29000 Watts
14 RANGE HOOD	120 Watts ea.	Volts	1260 Watts
14 CONDENSERS	2424 Watts ea.	Volts	33936 Watts
14 FURNACE	Watts ea.	Volts	Watts

Demand Factor :

1. Demand factor for fastened in place appliances - 75% of nameplate rating load	
2. Compare heating and cooling load, use largerest of two	
Total Watts	94,613 Watts
Amps	394 Amps
x1.25	493 Amps

APARTMENT UNIT

Name	KENMORE	Address	4130 North Kenmore Avenue
Type of Service	1	Phase	3
Wire	120/240	Volts	

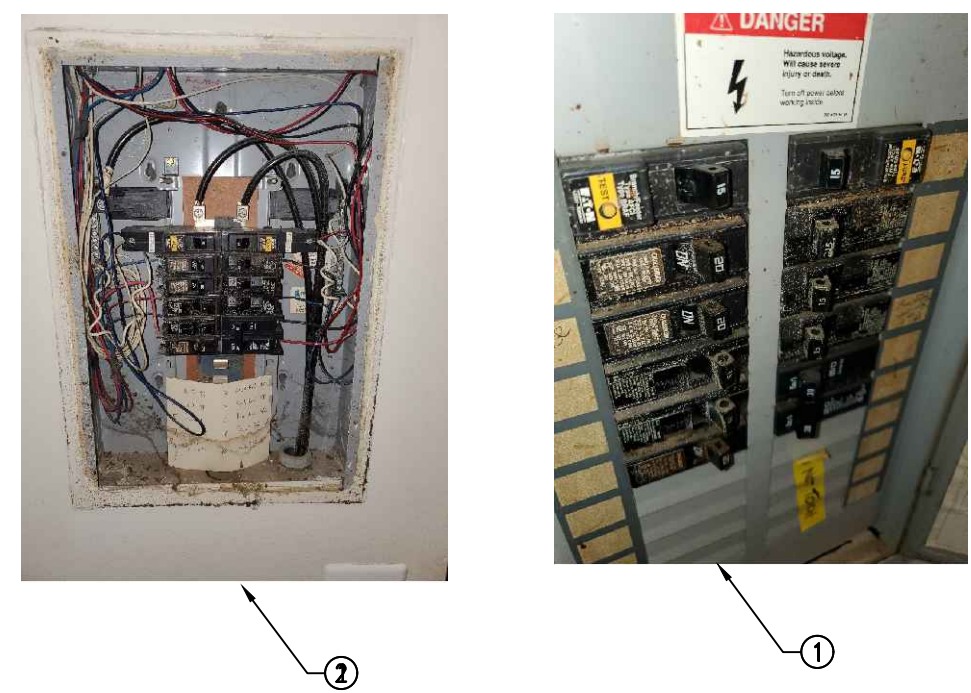
Lighting & Receptacles Load

Total Square Foot Area	1118 SF
Area Times 3 Watts/sf	3354 Watts
Appliance Ckts	2 X 1500 W
Total Watts	3000 Watts
Demand	
First 3,000 Watts General Lighting @ 100%	3000 Watts
Next 117,000 Watts General Lighting @ 35%	1174 Watts
All over 120,000 Watts General Lighting @ 25%	0 Watts
Subtotal	4174 Watts

Add

EQUIPMENT LOAD

1 ELECTRIC RANGE	Watts ea.	208 Volts	8000 Watts
1 RANGE HOOD	120 Watts ea.	120 Volts	120 Watts
1 CONDENSOR	2424 Watts ea.	208 Volts	2,424 Watts
1 TEF	Watts ea.	120 Volts	0 Watts
Total Watts			14,718 Watts
Amps			61 Amps
x1.25			77 Amps



KEYED NOTES:

- ① TWO (2) NOS. EXISTING AFCI PROTECTED CIRCUIT BREAKERS.
- ② EXISTING CIRCUITS WITH SEPERATE NEUTRAL IN THE APARTMENT PANEL.

PANEL: APARTMENT (TYPICAL)										
NEW OR EXISTING:		EXISTING		VOLTAGE/PHASE :		120/208, 1Ø ;		NEUTRAL BUS: 100%		
LOCATION :		DWELLING U		BUS AMPS :		FULLY RATED AIC:		GROUND BUS: YES- BOLTED		
MOUNTING :		RECESSED		MAIN BREAKER :		ISO. GRND. BUS: NONE		FULLY RATED AIC:		
ENCLOSURE: NEMA 1		FED FROM: METER BANK		SUB-FEED TO: NONE		TVSS: NONE				
ENTRANCE: TOP										
LOAD DESCRIPTION	LOAD TYPE	NOTE	CKT	BKR/ POLE	A B	BKR/ POLE	CKT	NOTE	LOAD TYPE	LOAD DESCRIPTION
KITCHEN RECEPTACLES			1	15/1	A	15/1	2			BACK BED A/C
KITCHEN RECEPTACLES			3	20/1	B	15/1	4			BACK BED RECEPTACLES
FURNACE			5	20/1	A	15/1	6			LIVING ROOM A/C
SMOKE LIGHTS			7	15/1	B	15/1	8			FRONT BED A/C
BATHROOM RECEPTACLE			11	20/1	B	20/2	12			CONDENSER
KITCHEN HOOD			13	20/1	A		14			
			15	20/1	B	40/2	16			ELECTRIC RANGE
			17	20/1	A	20/1	18			
			19	20/1	B	20/1	20			
			21	20/1	A	20/1	22			

NOTES:

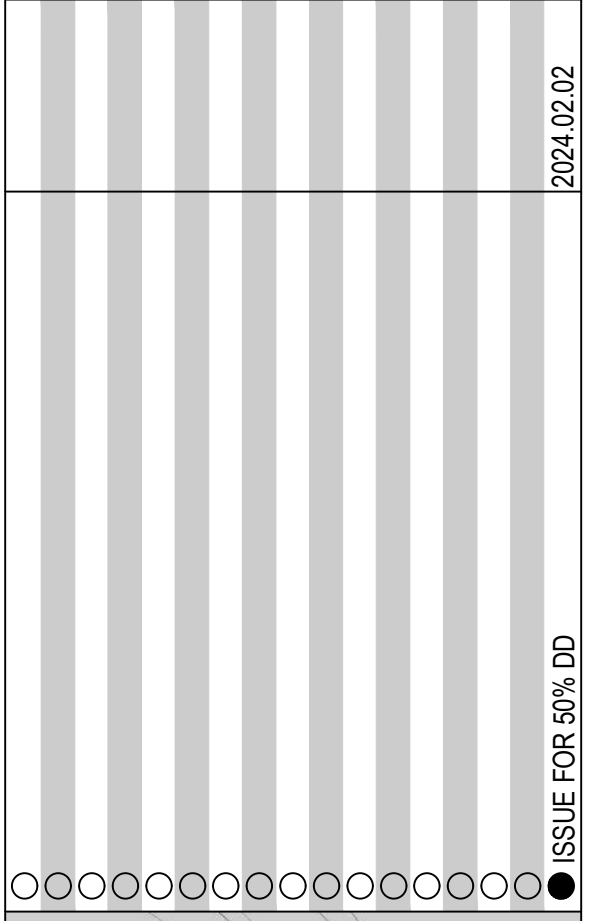
- 1. PROVIDE CLEAR AND COMPLETE CIRCUIT DIRECTORY WITH SUFFICIENT DETAIL FOR CIRCUIT IDENTIFICATION FOR ALL PANELS. SOURCE OF SUPPLY WILL BE PERMANENTLY MARKED FOR ALL SWITCHBOARDS, SWITCHGEAR, AND PANELBOARDS TO INDICATE EACH DEVICE OR EQUIPMENT WHERE THE POWER ORIGINATES.
- 2. IN DWELLING UNITS - PROVIDE ARC-FAULT CIRCUIT INTERRUPTER (AFCI) PROTECTION FOR ALL 120V, 15 OR 20 AMPS BRANCH CIRCUITS SERVING OUTLETS LOCATED IN HABITABLE SPACES.
- 3. CIRCUIT BREAKER RATING FOR ELECTRICAL RANGES SHOULD BE PROVIDED AS PER EQUIPMENT SELECTION AND MANUFACTURER RECOMMENDATION.
- 4. FOR NEW CIRCUIT BREAKERS MATCH THE EXISTING KAIC RATING.

LIGHTING FIXTURE SCHEDULE									
TAG	LOCATION	MANUFACTURER	NAME	MODEL NUMBER	VOLTS	WATTAGE	SIZE	COMMENTS	
TYPE A	UNIT & COMMON AREA CEILING FIXTURE	AFX	EDGE ROUND LED SURFACE MOUNT DISC LIGHT EGRF SERIES	EGRF0811L30D1SN	120VAC	15W	8" DIA.	ENERGY STAR, DIMMABLE	
TYPE B	WALL FIXTURE	AFX	ECLIPSE LED SCNCE ECPS SERIES	ECPS090909L30D2WH		16W	9" DIA.	ADA, DIMMABLE	
TYPE C	CLOSET	AFX	TANA LED CLOSET LIGHT (ADJUSTABLE CCT) TNAF SERIES	TNAF06LAJENWH	120VAC	13W	6-7/8"DIA.	WITH PASSIVE INFRARED (PIR) SENSOR SWITCH THAT CAN BE SET TO ACTIVATE FIXTURE WHEN MOTION IS DETECTED, ENERGY STAR, LISTED FOR DAMP LOCATION	
TYPE D	VANITY FIXTURE	HAMPTON BAY	WOODBURY LED INTERIOR VANITY		120VAC	24W			
TYPE E	KITCHEN UNDER CABINET	H.E. WILLIAMS	1SF LED SOLID FRONT UNDER CABINET LIGHT	1SF	120VAC	1'-5.9, 2'-11.4W, 3'-16W, 4'-20.8W		DIMMABLE	
TYPE F	COMMON & OFFICE AREA CEILING/WALL FIXTURE	H.E. WILLIAMS	2" CONTINUOUS UP/DOWN - SUSPENDED	MX2UD	120VAC				
TYPE G	COMMON AREA TROFFER	H.E. WILLIAMS	LT LED TROFFER	LT----	120VAC			DIMMABLE	
TYPE H	COMMON AREA STRIP	H.E. WILLIAMS	NW LED NARROW WRAP	NW	120VAC			DIMMABLE	
TYPE J	SERVICE AREA FIXTURE	H.E. WILLIAMS	75 LED NARROW STRIP		120VAC				
TYPE K	EXTERIOR WALL SCNCE (PATIO ENTRIES @ CLIFTON, SUNNYSIDE, WINDSOR)							EXTERIOR FIXTURES ARE EXISTING TO REMAIN WITH NEW CONTROLS.	
TYPE L	EXTERIOR WALL SCNCE (FRONT ENTRY @ KENMORE - OPTION 2) FRONT ENTRY @ WILSON								
TYPE M	EXTERIOR CEILING FIXTURE (FRONT ENTRY @ WILSON)								
TYPE N	EXTERIOR OVER DOOR FIXTURE (FRONT ENTRIES @SUNNYSIDE, WINDSOR, CLIFTON)								
TYPE P	EXTERIOR WALL FIXTURE (GANGWAY & REAR SECURITY ILLUMINATION)								
EM	VARIOUS, SEE PLANS	SURE-LITES	SELM		120V	3.4W		EMERGENCY FIXTURE WITH 90 MINUTE BATTERY BACKUP	
EX	VARIOUS, SEE PLANS	SURE-LITES	CHX SERIES		120V	3W		EXIT FIXTURE WITH 90 MINUTE BATTERY BACKUP	
EM2	OUTDOORS	SURE-LITES	SELDWA		120V	3.4W		EMERGENCY FIXTURE WITH 90 MINUTE BATTERY BACKUP, WET LOCATION RATED	
\$ VS	VARIOUS, SEE PLANS	HUBBELL	LIGHTHAWK DUAL TECHNOLOGY WALL SWITCH SENSOR	LHRMTS1-N-WH	120V			OCCUPANCY (AUTO -ON) AND VACANCY (MANUAL-ON) OPERATING MODES	
\$ DIM	VARIOUS, SEE PLANS	HUBBELL	ROCKER SLIDE DIMMERS	RSD710-UNV-WVL	120V			0-10V CONTROL, RATED FOR 960WATTS AT 120V.	

1 E.C. TO SUPPLY ALL ACCESSORIES (MOUNTING BARS, BUTTERFLY CLIPS, JOINERS, CANOPY COVERS, END FEEDS, ETC.) TO PROPERLY INSTALL THIS FIXTURE IN RUNS AS
 2 ALL EXPOSED FINISHES TO BE CONFIRMED WITH ARCHITECT
 3 E.C. TO COORDINATE ALL LIGHTING FIXTURE SELECTIONS AND MOUNTING TYPES WITH ARCHITECT, OWNER, AND INTERIOR DESIGNER PRIOR TO INSTALLATION
 4 ALL EXTERIOR MOUNTED FIXTURES SHALL BE SELECTED AS DARK SKY COMPLIANT FIXTURES AND BE WET LOCATION LISTED
 5 ALL DRIVERS/POWER SUPPLIES TO BE LOCATED IN ACCESSIBLE/VENTILATED LOCATIONS, COORDINATE EXACT LOCATIONS IN FIELD WITH ARCHITECT

IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.



LBBA
 1625 W Carroll Avenue
 Chicago IL 60612
 p 312-968-9100
 www.lbba.com
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ELECTRICAL SCHEDULES

E600

2024.02.02
 ISSUE FOR 50% DD

PLUMBING GENERAL NOTES:

- THIS CONTRACTOR SHALL FURNISH AND INSTALL ALL EQUIPMENT, MATERIAL AND LABOR NECESSARY TO COMPLETE THE PLUMBING AND RELATED SYSTEMS AS SHOWN AND IMPLIED FROM THESE NOTES AND DRAWINGS. PLUMBING CONTRACTOR SHALL FURNISH AND INSTALL ALL APPURTENANCES NECESSARY FOR COMPLETE WORKING PLUMBING SYSTEMS.
- THE PLUMBING CONTRACTOR AND ALL SUBCONTRACTORS ARE TO VERIFY THE EXACT SCOPE AND RESPONSIBILITY OF THEIR WORK WITH THE GENERAL CONTRACTOR AND OWNER'S REPRESENTATIVE.
- PRIOR TO ISSUING A PROPOSAL THE CONTRACTOR SHALL VISIT THE SITE AND SHALL FAMILIARIZE HIMSELF WITH EXISTING CONDITIONS WHICH WILL AFFECT THE WORK TO BE PERFORMED. THE CONTRACTOR SHALL REVIEW THE DEMOLITION DRAWINGS AND WORK, THE ORIGINAL DESIGN DRAWINGS FOR THE BUILDING, AS WELL AS THE VIDEO AND RECORDS OF ALL UNDERGROUND PLUMBING SYSTEMS IN THE AREA OF WORK. THE SUBMISSION OF A PROPOSAL BY THIS CONTRACTOR SHALL BE CONCLUSIVE EVIDENCE THAT THESE EVALUATIONS AND CORRESPONDENCE HAVE BEEN MADE. NO ALLOWANCE SHALL SUBSEQUENTLY BE MADE ON THE CONTRACTOR'S BEHALF FOR EXTRA EXPENSE INCURRED DUE TO FAILURE OR NEGLIGENCE ON THEIR PART TO MAKE THIS VISIT AND EXAMINATION. IF THIS REVIEW INDICATES A NEED FOR REDESIGN BY THE ENGINEER OF RECORD, PROVIDE A DRAWING MARK UP SHOWING THE ACTUAL ROUTE, INVERT DEPTHS AND THE VIDEO OF THE SCOPING EFFORT.
- ALL MATERIALS, WORKMANSHIP AND INSTALLATION SHALL COMPLY WITH ALL APPLICABLE BUILDING CODES, ADDENDA AND ORDINANCES AS DEFINED BY THE AUTHORITY HAVING JURISDICTION AS OF THE DATE OF THIS DRAWING RELEASE. THE INSTALLATION SHALL ALSO MEET PUBLISHED OWNER REQUIREMENTS AS WELL AS THE FOLLOWING CODES, INCLUDING, BUT NOT LIMITED TO THE CITY OF CHICAGO AND ILLINOIS PLUMBING CODE. WHERE ANY PART OF THE WORK INDICATED IS NOT IN ACCORDANCE WITH THESE CODES, THIS CONTRACTOR SHALL NOTIFY THE ARCHITECT AND MAKE ALL CHANGES REQUIRED BY THE ENFORCING AUTHORITIES IN A MANNER APPROVED BY THE ARCHITECT AND WITHOUT ADDITIONAL COST TO THE OWNER.
- ALL SUBCONTRACTORS TO PROVIDE AND INSTALL FIRE STOPPING AROUND ALL PENETRATIONS THRU ALL FIRE-RATED WALLS AND CEILINGS. FIRE-STOPPING SHALL BE EQUAL IN FIRE-RATING TO WALLS, FLOORS AND CEILING WHICH PENETRATIONS PASS THRU. SEE ARCHITECTURAL PLANS FOR FIRE-RATING REQUIREMENTS.
 - FOR LARGER OPENINGS WITH MULTIPLE PENETRATING MEMBERS, AN INTUMESCENT COMPOSITE SHEET SHALL BE PROVIDED AND INSTALLED ACCORDING TO THE LISTED UL ASSEMBLY INSTRUCTIONS. PROVIDE SPECSEAL COMPOSITE SHEET OR EQUAL.
 - AN ENGINEERING JUDGEMENT MAY BE PROVIDED BY THE CONTRACTOR FOR ALTERNATE FIRESTOPPING METHODS.
- UNLESS A LONGER PERIOD IS STIPULATED IN THE CONTRACT DOCUMENTS, THE PLUMBING CONTRACTOR AND ALL SUBCONTRACTORS ARE TO GUARANTEE ALL WORK AND MATERIAL FOR 12 MONTHS FROM DATE OF FINAL COMPLETION OF THE PROJECT AGAINST ALL DEFECTS OF MATERIAL, EQUIPMENT AND WORKMANSHIP. ALL DEFECTS SHALL BE CORRECTED AT NO COST TO THE OWNER DURING THE GUARANTEE PERIOD. REPAIRS OR REPLACEMENTS SHALL BEAR ADDITIONAL GUARANTEE, AS ORIGINALLY CALLED FOR DATED FROM THE FINAL ACCEPTANCE OF THE REPAIR OR REPLACEMENT. THIS REQUIREMENT SHALL BE BINDING EVEN THOUGH IT WILL EXCEED PROJECT GUARANTEES NORMALLY FURNISHED BY SOME MANUFACTURERS. THIS CONTRACTOR SHALL SUBMIT TO GENERAL CONTRACTOR HIS OWN AND EACH EQUIPMENT MANUFACTURERS WRITTEN CERTIFICATES WARRANTING THAT EACH ITEM OF EQUIPMENT FURNISHED COMPLIES WITH ALL REQUIREMENTS OF THE DRAWINGS AND SPECIFICATIONS. THE CONTRACTOR SHALL ALSO WARRANT EXISTING EQUIPMENT THAT HAS BEEN RECOMMISSIONED AS PART OF THIS WORK.
- THE PLUMBING CONTRACTOR SHALL OBTAIN AND PAY FOR ALL NECESSARY PERMITS AS REQUIRED FOR HIS WORK AND PAY FOR ALL NECESSARY INSPECTIONS AS REQUIRED.
- VERIFY FLOOR PLANS AND LAYOUTS WITH CURRENT ARCHITECTURAL FLOOR PLANS AND WITH THE GENERAL CONTRACTOR REVISIONS. ALL WORK SHALL BE LAID OUT BY PLUMBING CONTRACTOR AT THE BUILDING IN CONSULTATION WITH THE ARCHITECT, OWNER, GENERAL CONTRACTOR AND THOSE INSTALLING WORK UNDER OTHER TRADES.
- THE GENERAL CONTRACTOR CONDITIONS, SUPPLEMENTARY CONDITIONS AND GENERAL REQUIREMENTS ARE PART OF THIS SCOPE OF WORK. THE INSTALLATION SHALL MEET OWNER GUIDELINES.
- THE DIAGRAMS ARE SCHEMATIC. ACTUAL ROUTING OF ALL PIPING IS TO BE REVIEWED WITH THE GENERAL CONTRACTOR. THE PLUMBING CONTRACTOR IS RESPONSIBLE FOR CONFORMITY WITH REQUIREMENTS OF THE PLANS AND NOTES, CORRECT DETAILS AND FIT OF THE PARTS WHEN ASSEMBLED.
- THIS CONTRACTOR SHALL FOLLOW DRAWINGS IN LAYING OUT WORK AND CHECKING DRAWINGS OF OTHER TRADES TO VERIFY SPACES IN WHICH WORK WILL BE INSTALLED. MAINTAIN MAXIMUM HEADROOM AND SPACE CONDITIONS AT ALL POINTS. WHERE HEADROOM OR SPACE CONDITIONS APPEAR INADEQUATE, ENGINEER SHALL BE NOTIFIED BEFORE PROCEEDING WITH INSTALLATION.
- ALL PLUMBING EQUIPMENT AND MATERIALS SHALL BE NEW AND OF THE BEST QUALITY.
- SEE PLUMBING EQUIPMENT SPECIFIED ON THESE DRAWINGS. SUBSTITUTIONS FOR SPECIFIED EQUIPMENT ARE ACCEPTABLE IF APPROVED BY THE ARCHITECT/ENGINEER AND OWNER IN WRITING.
- THIS CONTRACTOR SHALL COOPERATE TO ELIMINATE CONFLICTS WITH THAT OF OTHERS AND SHALL BE RESPONSIBLE FOR ALL CONFLICTS BETWEEN HIS WORK AND THAT OF OTHERS. SPECIFICALLY, BUT NOT LIMITED TO MECHANICAL, ELECTRICAL AND CARPENTRY CONTRACTORS. ALL PLUMBING LINES TO BE CONCEALED WITHIN WALLS, CEILINGS, AND FLOORS WHERE POSSIBLE.
- THIS CONTRACTOR IS RESPONSIBLE FOR ALL CUTTING AND PATCHING CAUSED BY THE PLUMBING SCOPE OF WORK UNLESS DIRECTED OTHERWISE BY THE GENERAL CONTRACTOR. THIS CONTRACTOR IS NOT TO CUT ANY STRUCTURAL MEMBER.
- LABOR SHALL BE PERFORMED RAPIDLY, CONSISTENT WITH THE PROJECT SCHEDULE AND IN A WORKMANLIKE MANNER TO THE SATISFACTION OF THE GENERAL CONTRACTOR AND OWNER.
- THIS CONTRACTOR SHALL PROVIDE ALL NECESSARY SUPPORT AND HANGERS FOR PIPING AND EQUIPMENT AS REQUIRED.
- THIS CONTRACTOR IS RESPONSIBLE FOR CLEANUP AND REMOVAL OF ANY LEFTOVER MATERIAL OR RUBBISH CAUSED BY THE INSTALLATION OF THIS WORK. ALL SUCH MATERIAL SHALL BE REMOVED FROM THE JOB SITE DAILY OR AS REQUESTED BY THE GENERAL CONTRACTOR, ARCHITECT, AND OWNER.
- PROTECT ALL EQUIPMENT, WORK AND MATERIAL FROM DAMAGE DUE TO ANY CAUSE.
- PRESSURE TESTING OF THE ENTIRE DOMESTIC WATER PIPING SYSTEM AND RELATED SYSTEMS SHALL BE MADE, AND ALL COSTS INVOLVED SHALL BE INCLUDED AS PART OF THE CONTRACT. FURNISH ALL GAUGES, INSTRUMENTS, TEST EQUIPMENT AND PERSONNEL REQUIRED FOR THE TEST.
- PLUMBING MATERIALS:
 - SERVICE: HOT TEMPERED AND COLD WATER THREE (3) INCHES AND SMALLER.
 - PIPE MATERIAL: TYPE "L" COPPER AND BRONZE SOLDER JOINTS FOR ABOVE GROUND PIPING. UNDERGROUND SERVICE AND/OR DISTRIBUTION WATER PIPING SHALL BE TYPE "K" COPPER, SOFT ANNEALED.
 - FITTING MATERIAL: WROUGHT COPPER AND BRONZE SOLDER JOINTS FOR ABOVE GROUND PIPING. UNDERGROUND SERVICE WATER PIPING SHALL HAVE NO FITTINGS OR FLARED JOINTS.
 - SERVICE: SANITARY WASTE (RESIDENTIAL AREAS).
 - PIPE MATERIAL: SCHEDULE 40 PVC PIPE
 - FITTING MATERIAL: SCHEDULE 40 PVC FITTINGS.
 - SERVICE: SANITARY WASTE (COMMON AREAS).
 - PIPE MATERIAL: CAST IRON SERVICE WEIGHT
 - FITTING MATERIAL: CAST IRON DRAINAGE FITTINGS

- SERVICE: SANITARY VENT (COMMON AREAS).
 - PIPE MATERIAL: TYPE "L" COPPER
 - FITTING MATERIAL: WROUGHT COPPER WITH SOLDER JOINTS.
- 22.INSULATION[RESIDENTIAL]:
- DOMESTIC WATER PIPING: R=3 MINIMUM, SUCH AS 1/2" ARMAFLEX (OR ALTERNATE MEETING MINIMUM R-VALUE).
- 23.INSULATION [COMMON AREAS]:
- DOMESTIC HOT WATER (UP TO 140F) SUPPLY AND RETURN PIPING:
 - ABOVE GROUND: RATED 450° F MAX., HEAVY DENSITY FIBERGLASS WITH CONTINUOUS VAPOR BARRIER AND ALL-SERVICE JACKET. ONE (1") INCH THICKNESS FOR PIPES SMALLER THAN 1-1/2". ONE AND ONE HALF (1-1/2") THICKNESS FOR PIPES 1-1/2" AND LARGER.
 - UNDERGROUND: CLOSED CELL FOAM, UN-SLIT RUBATEX OR SIMILAR INSULATION RATED FOR DIRECT BURIAL. ONE (1") INCH THICKNESS FOR PIPES SMALLER THAN 1-1/2". ONE AND ONE HALF (1-1/2") THICKNESS FOR PIPES 1-1/2" AND LARGER.
 - DOMESTIC COLD WATER PIPING: THOUGH NOT REQUIRED BY CODE, PROVIDE RATED 450° F MAX., HEAVY DENSITY FIBERGLASS WITH CONTINUOUS VAPOR BARRIER AND ALL-SERVICE JACKET AS REQUIRED TO AVOID CONDENSATION. ONE HALF (1/2") INCH THICKNESS FOR PIPES SMALLER THAN 1-1/2". ONE (1") INCH THICKNESS FOR PIPES 1-1/2" AND LARGER.
- VALVES AND FITTINGS: INSULATING CEMENT AND CLOTH JACKET (WITH VAPOR BARRIER ON COLD WATER) OR PRE-FORMED "ZESTON" FITTINGS.

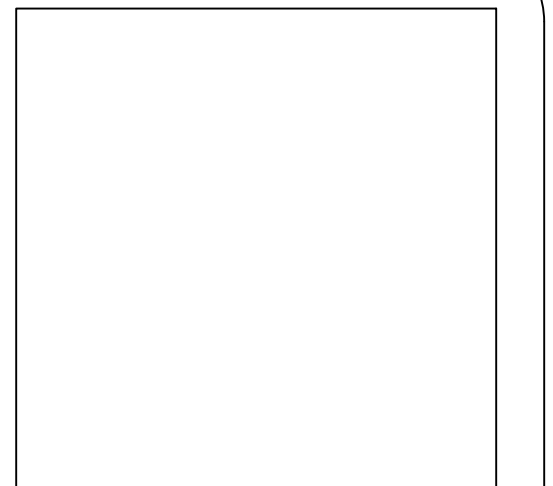
- 24.INSTALLATION:
- PLUMBING CONTRACTOR SHALL INSTALL AIR CHAMBERS OR SHOCK ABSORBERS AT ALL FIXTURE CONNECTIONS AND AT THE TOP OF ALL RISERS.
 - HORIZONTAL PIPING SHALL BE SUPPORTED FROM STRUCTURE ABOVE AND AS REQUIRED BY CODE. PIPE SUPPORTS SHALL BE SPACED NO MORE THAN TEN (10) FEET APART.
 - CONTRACTOR TO INSTALL AIR VENTS, WHETHER SHOWN ON DRAWINGS OR NOT, IN LOCATIONS NECESSARY TO PROVIDE MEANS TO VENT ALL UNWANTED AIR IN SYSTEM.
 - BRANCH PIPING SHALL HAVE ACCESSIBLE SERVICE VALVES AND ALL FIXTURES MUST HAVE SHUT-OFFS AT THE FIXTURES. ALL SHUT-OFF VALVES SHALL BE FULL PORT BALL VALVES, UNLESS NOTED OTHERWISE.
 - FIXTURES TO BE COMPLETE WITH SUPPLY PIPES WITH STOPS. SUPPLIES AND STOPS TO BE CHROME PLATED WHERE EXPOSED TO VIEW.
 - UPON COMPLETION OF WORK BUT PRIOR TO FINAL SYSTEM TESTING, ALL PARTS OF INSTALLATION SHALL BE THOROUGHLY CLEANED. FIXTURES, EQUIPMENT, PIPE, VALVES AND FITTINGS SHALL BE COMPLETELY CLEANED OF GREASE, METAL CUTTINGS, DIRT, ETC. PROTECTIVE COVERS SHALL BE REMOVED AND FIXTURES (INCLUDING LAVATORY AND WATER CLOSET FIXTURES) SHALL BE THOROUGHLY CLEANED AND SANITIZED IN ACCORDANCE WITH CODE.
 - PROVIDE DIELECTRIC ISOLATOR FITTINGS FOR ALL DISSIMILAR PIPING MATERIAL CONNECTIONS. BRASS FITTINGS SHALL NOT BE ACCEPTED FOR THIS PURPOSE.
 - SANITARY PIPING BELOW GRADE SHALL BE 4" MINIMUM. FOR SIZES SEE DRAWINGS. STORM PIPING BELOW GRADE SHALL BE 3" MINIMUM PER CHICAGO CODE.
 - TANK TYPE WATER HEATERS SHALL BE PROVIDED WITH HEAT TRAP PIPING, CODE COMPLIANT PRESSURE RELIEF VALVES, SAFETY DRAIN PANS AND DRAIN PIPING TO THE NEAREST FLOOR DRAIN.
 - TRAPS THAT ARE SUBJECT TO EVAPORATION SHALL BE OF THE DEEP SEAL TYPE. FILL WITH VEGETABLE OR MINERAL OIL TO MAINTAIN TRAP SEAL PER CHICAGO CODE.

- 25.PLUMBING TEST
- BEFORE COVERING OR CONCEALING ANY PIPING OR WORK WITH INSULATION OR BY BACKFILLING ALL SUCH PIPES AND OTHER PIPE WORK IN THIS SECTION SHALL BE TESTED AS REQUIRED BY THE LOCAL CODES AND THE ILLINOIS STATE PLUMBING CODE. ALL EQUIPMENT AND MATERIALS REQUIRED FOR TESTING AND INSPECTION SHALL BE FURNISHED BY THIS CONTRACTOR. IF INSPECTIONS OR TESTS SHOW DEFECTS, SUCH DEFECTIVE MATERIAL OR WORK SHALL BE REPLACED BY THIS CONTRACTOR, THE COST OF WHICH SHALL BE BORNE BY HIM. TESTS SHALL BE WITNESSED BY THE PLUMBING INSPECTOR (PART 890.1910).
 - CAULKING OF DEFECTIVE SCREWED JOINTS, CRACKS OR HOLES WILL NOT BE PERMITTED. UPON SATISFACTORY COMPLETION AND FINAL TEST OF THE SYSTEM, THE CERTIFICATIONS OF APPROVAL ISSUED BY THE PROPER AUTHORITIES SHALL BE PRESENTED TO THE OWNER BY THE CONTRACTOR.
 - THE CONTRACTOR SHALL NOTIFY THE OWNER WHEN TESTS ARE TO BE CONDUCTED. IN NO CASE SHALL THE TEST CONSIST OF LESS THAN THE REQUIREMENTS AS SET FORTH IN THE ILLINOIS PLUMBING CODE, LATEST REVISIONS. ALL FOREIGN MATTER SHALL BE FLUSHED OR BLOWN OUT OF ALL PIPES, FIXTURES, EQUIPMENT, ETC. LEAVING ALL ITEMS CLEAN AND READY TO USE.
- 26.THE ENTIRE WATER DISTRIBUTION SYSTEM SHALL BE CHLORINATED AND TESTED, WITH RESULTS SENT TO IDPH.
- 27.THE PLUMBING CONTRACTOR SHALL JET ALL DRAINAGE LINES AT THE END OF CONSTRUCTION, PRIOR TO TURNOVER TO ELIMINATE ANY DEBRIS THAT MAY BE STUCK IN THE LINE. INVITE THE OWNER TO WITNESS THIS FINAL JETTING PROCESS.
- "RECORD" DRAWINGS SHALL BE MAINTAINED AS THE JOB PROGRESSES, ON RECORD PRINTS OF ALL CONCEALED PIPING AND EQUIPMENT IN THE ENTIRE CONTRACT. DRAWINGS SHALL CONTAIN JOB RECORDED LAYOUTS WITH DIMENSION LOCATIONS OF ALL CONCEALED PIPING. SUBMIT AS BUILT DRAWINGS TO ARCHITECT.

PLUMBING GENERAL DEMOLITION NOTES:

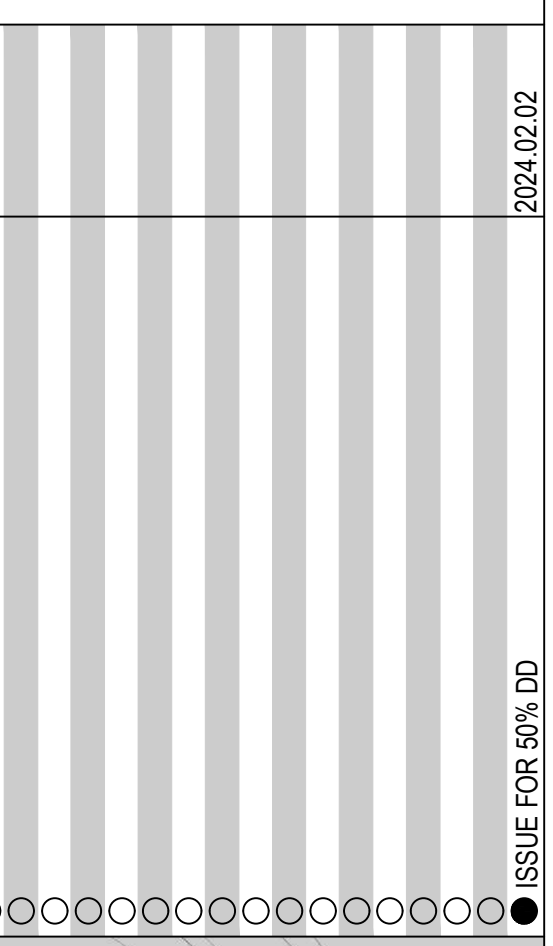
- PRIOR TO MOBILIZING THE DEMOLITION EFFORT, THE CONTRACTOR SHALL SCOPE, LOCATE AND VIDEO THE ENTIRE UNDERGROUND PLUMBING SYSTEM IN THE AREA OF WORK. IF THIS PROCESS INDICATES A NEED FOR REDESIGN BY THE ENGINEER OF RECORD, PROVIDE A DRAWING MARK UP SHOWING THE ACTUAL ROUTE, INVERT DEPTHS AND THE VIDEO OF THE SCOPING EFFORT.
- FIELD VERIFY ALL EXISTING GALVANIZED PIPING THROUGHOUT THE BUILDING. BASE BID SHALL INCLUDE DEMOING AND REPLACING ALL GALVANIZED PIPING THAT IS NOTED OR IMPLIED IN THE DRAWING NOTES WHICH WERE DERIVED FROM MULTIPLE SITE INVESTIGATIONS AND KNOWLEDGE OF STANDARD PRACTICES AT THE TIME OF BUILDING CONSTRUCTION. CONTRACTOR TO SUBMIT BID RFI'S TO CONFIRM THE EXTENT OF THIS REQUIREMENT.
- SERVICES TO THE EXISTING BUILDING SHALL BE KEPT IN CONTINUOUS OPERATION INCLUDING SEWERS, DOMESTIC HOT AND COLD WATER. IF IT IS NECESSARY TO ISOLATE FLOW TO OR FROM OTHER [CONDO] UNITS IN ISOLATING SUPPLY TO THE AREA OF WORK, THE CONTRACTOR SHALL NOTIFY THE OWNER AS REQUIRED IN THE GENERAL DEMOLITION NOTES. PROVIDE NEW ISOLATION VALVES ON DOMESTIC WATER BRANCHES RUNNING TO THE AREA OF WORK SO THAT ANY FUTURE ALTERATIONS DO NOT REQUIRED IMPACT TO NEIGHBORING UNITS.
- EXISTING UNDERGROUND BUILDING SEWERS, REGARDLESS OF THEIR AGE, MAY BE REUSED IF THE PIPE HAS BEEN APPROVED FOLLOWING AN INSPECTION BY CLOSED CIRCUIT TELEVISION IN THE PRESENCE OF PERSONNEL OF THE DEPARTMENT OF WATER MANAGEMENT.
- EXISTING BUILDING SEWERS AND DRAINS SHALL CONNECT WITH NEW BUILDING SEWER AND DRAINAGE SYSTEMS ONLY WHEN FOUND BY EXAMINATION AND TEST TO CONFORM TO THE NEW SYSTEM IN QUALITY OF MATERIAL.

Plumbing Symbol and Description	Plumbing Abbreviations
COLD WATER (CW)	AD GARAGE AREA DRAIN
HOT WATER (HW)	BFP BACKFLOW PREVENTER
HOT WATER RECIRC (HWR)	BP DOMESTIC BOOSTER PUMP
SANITARY WASTE (W)	CO CLEANOUT
GREASE WASTE (GW)	DCV DUAL CHECK VALVE
STORM (ST)	DS DOWNSPOUT
VENT (V)	DSN DOWNSPOUT NOZZLE
BURIED SANITARY WASTE (W)	DW DISHWASHER
BURIED GREASE WASTE (GW)	ET EXPANSION TANK
BURIED STORM (ST)	EWG ELECTRIC WATER COOLER
EXISTING COLD WATER (CW)	FCO FLOOR CLEANOUT
EXISTING HOT WATER (HW)	FD FLOOR DRAIN
EXISTING HOT WATER RECIRC (HWR)	FS FLOOR SINK
EXISTING SANITARY WASTE (W)	FPWH FREEZEPROOF WALL HYDRANT
EXISTING GREASE WASTE (GW)	FPRH FREEZEPROOF ROOF HYDRANT
EXISTING STORM (ST)	GCO GARAGE CLEANOUT
EXISTING VENT (V)	GG LAUNDRY GUY GRAY
EXISTING BURIED SANITARY WASTE (W)	GT GREASE TRAP
EXISTING BURIED GREASE WASTE (GW)	HB HOSE BIBB
EXISTING BURIED STORM (ST)	HD HUB DRAIN
REDUCED PRINCIPLE BACKFLOW PREVENTER	HS HAND SINK
DUAL CHECK VALVE BACKFLOW PREVENTER	KS KITCHEN SINK
CHECK VALVE BACK FLOW PREVENTER	LAV LAVATORY
FLOOR DRAIN - (FD)	MS MOP SINK
FLOOR CLEAN OUT - (FCO)	ORD OVERFLOW ROOF DRAIN
WALL CLEANOUT - (WCO)	PRV PRESSURE REDUCING VALVE
BALL VALVE (FULL PORT)	RD ROOF DRAIN
NEW CONNECTION	RP HOT WATER RECIRCULATION PUMP
ELBOW TURNED UP	RPZ REDUCED PRESSURE BACKFLOW PREVENTER
ELBOW TURNED DOWN	SE SEWAGE EJECTOR
TEE - TOP OUTLET	SH SHOWER
TEE - BOTTOM OUTLET	SK SINK
DIRECT WASTE - (DW)	SP SUMP PUMP
PIPE UNION	ID TRENCH DRAIN
WYE STRAINER	TMV THERMOSTATIC MIXING VALVE
SHUT OFF VALVE	TOB TRIPLE OIL BASIN
CHECK VALVE	TUB BATHTUB
HOSE BIBB	TP TRAP PRIMER
CALIBRATED CIRCUIT SETTER VALVE, WITH PRESSURE PORTS	UR URINAL
PRESSURE REGULATOR	VTR VENT THRU ROOF
COLD WATER PLUMBING RISER (U.N.O.)	W WASHER
HOT WATER PLUMBING RISER (U.N.O.)	WCO WALL CLEANOUT
HOT WATER RETURN PLUMBING RISER (U.N.O.)	WC WATER CLOSET
STORM PLUMBING RISER (U.N.O.)	WH WATER HEATER
SANITARY PLUMBING RISER (U.N.O.)	YCO YARD CLEANOUT
SANITARY VENT PLUMBING RISER (U.N.O.)	AP ACCESS PANEL
HUB FLOOR DRAIN - (HD)	BOP BOTTOM OF PIPE
FLOOR SINK (PARTIAL GRATE - (FS))	CI CB CAST IRON CATCH BASIN
ABBREVIATION AND EQUIPMENT TAGS	
MECHANICAL/PLUMBING EQUIPMENT TAG	CO CLEANOUT
SANITARY RISER TAG	DS DOWNSPOUT
PLUMBING FIXTURE TAG	DSN DOWNSPOUT NOZZLE
	DFU DRAINAGE FIXTURE UNIT
	DN DOWN
	DT E DRAIN TILE EXISTING
	ETR EXISTING TO REMAIN
	GALV GALVANIZED
	GC GENERAL CONTRACTOR
	GDV GARAGE DRAIN VENT
	GP GALLONS PER FLUSH
	GPM GALLONS PER MINUTE
	I.E. INVERT ELEVATION
	ISO ISOMETRICS
	NC NEW CONNECTION
	OFN OVERFLOW NOZZLE
	OSD OPEN SITE DRAIN
	OV OIL VENT
	OW OIL WASTE
	PC PLUMBING CONTRACTOR
	PD PUMP DISCHARGE
	TP TRAP PRIMER
	WFSU WATER SUPPLY FIXTURE UNIT
	UNO UNLESS NOTED OTHERWISE
PLUMBING RISER TAG KEY:	
TYPE:	
LOCATION:	
T = TOILET RISER	
K = KITCHEN RISER	
M = MECHANICAL RISER	
R = ROOF DRAIN RISER	
L = LAUNDRY RISER	
S = SHOWER/TUB RISER	
V = VENT RISER	
D = DOMESTIC WATER RISER	
# = WHERE APPLICABLE, NUMBER SHALL CORRESPOND WITH THE NEAREST TYPICAL UNIT NUMBER	
A = DOMESTIC KITCHEN RISER	
B = DOMESTIC TOILET RISER	
C = DOMESTIC SHOWER/TUB RISER	



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

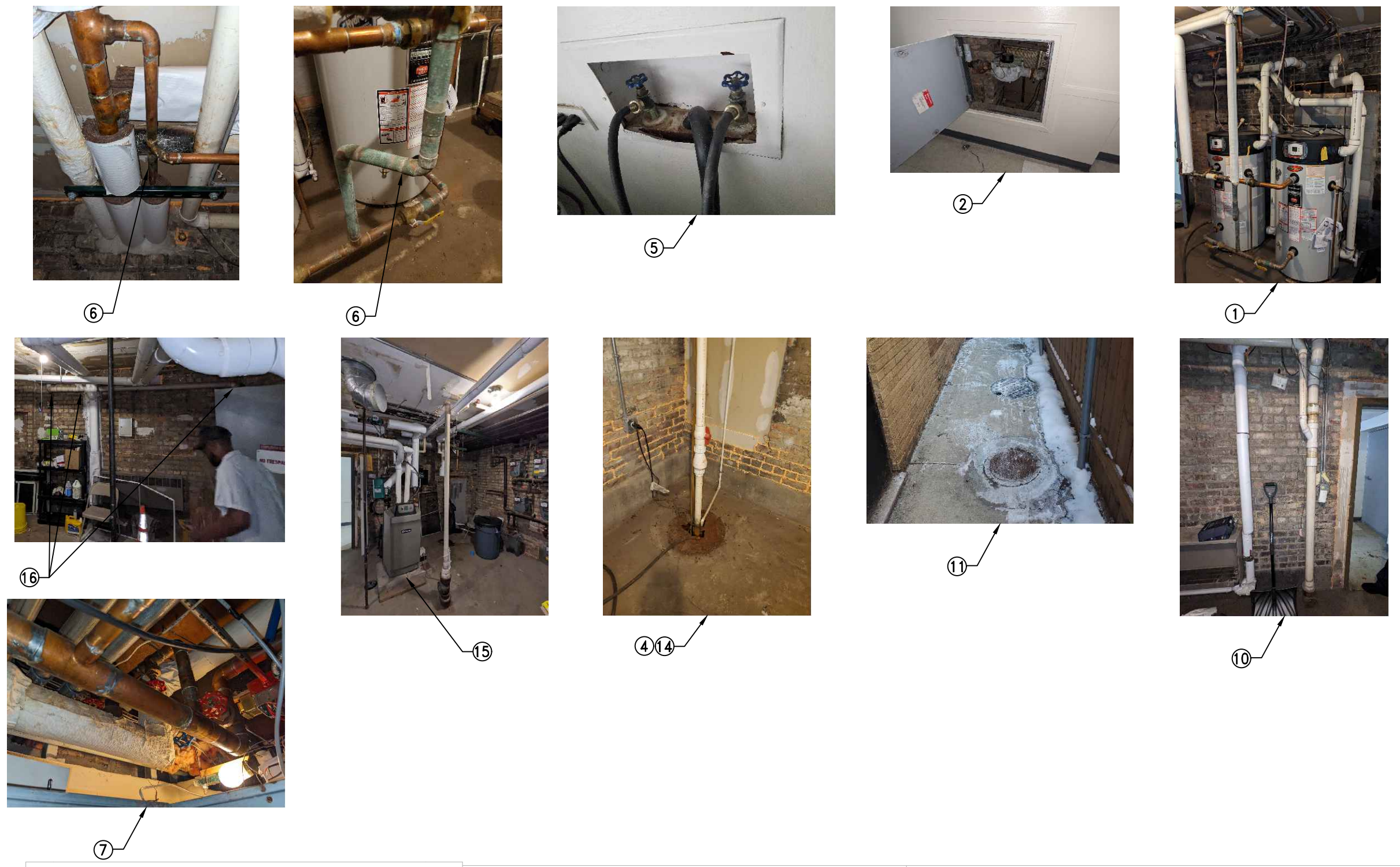


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GENERAL NOTES, SYMBOLS AND ABBREVIATIONS

P001



DEMO KEYED NOTES:

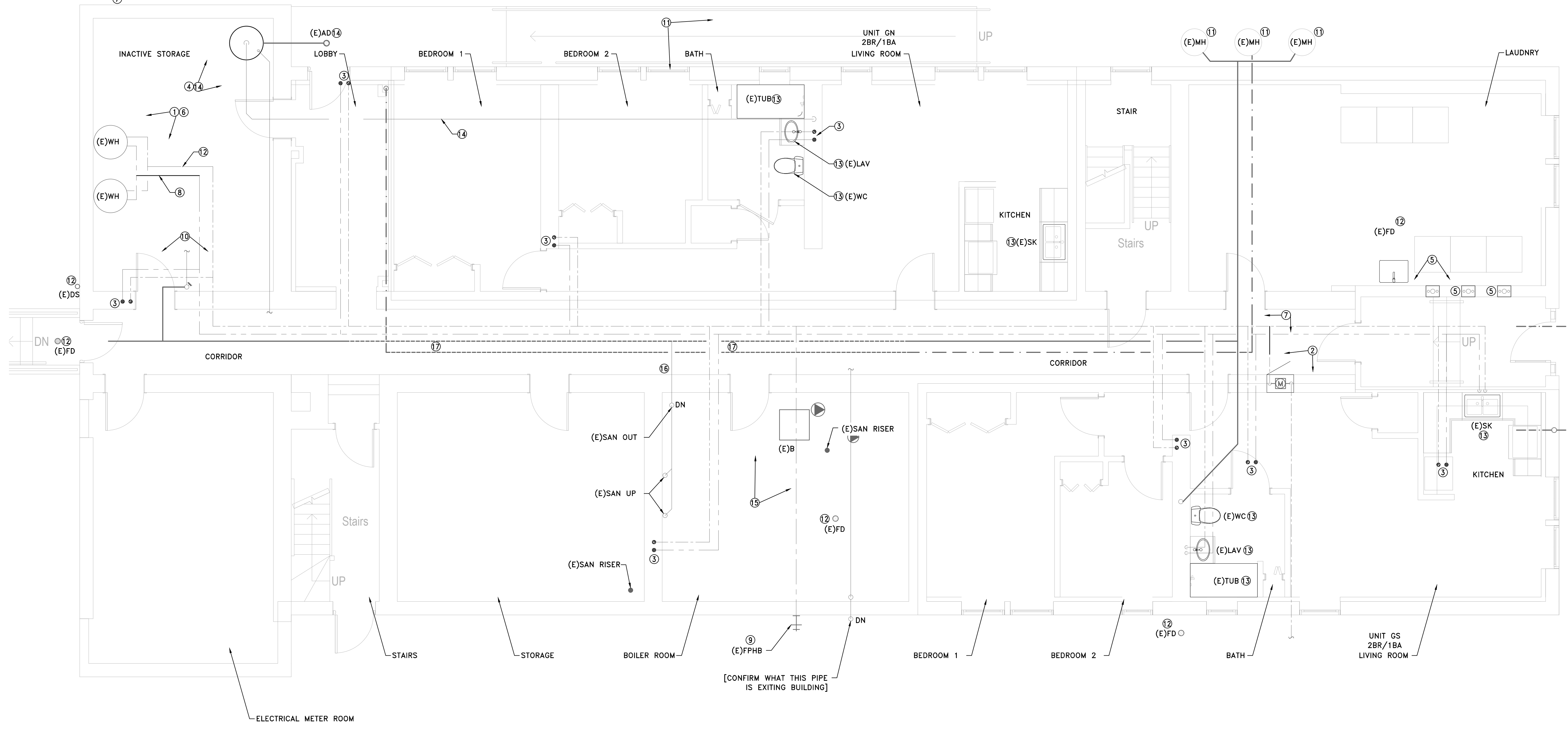
- ① EXISTING WATER HEATERS TO REMAIN.
- ② EXISTING 2" WATER METER AND SERVICE WITH SIDE ACCESS PANEL TO BE REPLACED WITH NEW.
- ③ EXISTING HOT AND COLD WATER RISER UP TO REMAIN.
- ④ EXISTING AREA DRAIN AND EJECTOR PUMP. EVALUATE CONDITION OF THE EJECTOR PUMP. BID PRICE SHALL INCLUDE BREAKOUT PRICING FOR REPLACEMENT OF EXISTING EJECTOR PUMP.
- ⑤ LAUNDRY HOT AND COLD WATER HOOKUPS SHOULD BE REPLACED.
- ⑥ CORRODED AND UNINSULATED CONDENSING COLD WATER PIPING SYSTEM SHOULD BE REPLACED AND FULLY INSULATED.
- ⑦ DEMO SOME PORTION OF THE DOMESTIC MAIN PIPING DOWNSTREAM THE WATER METER IN THE CEILING WITH NEW SERVICE VALVES TO INSTALL NEW BOOSTER PUMP. REFER TO NEW PLUMBING PLANS.
- ⑧ DEMO SOME PORTION OF THE WATER HEATER HOT AND COLD WATER PIPING TO INSTALL NEW MIXING VALVE. REFER TO NEW PLUMBING PLANS.
- ⑨ EXISTING HOSE BIBB TO BE PROVIDED WITH NEW DOUBLE CHECK VALVE.
- ⑩ REPLACE PVC PIPING USED IN SANITARY REPAIRS WITH CAST IRON IN THE PUBLIC AREAS.
- ⑪ EVALUATE CONDITION OF MANHOLE COVERS IN THE FRONT OF THE BUILDING. BID PRICE SHALL INCLUDE BREAKOUT PRICING FOR REPLACEMENT OF EXISTING MANHOLE COVERS.
- ⑫ EXISTING DRAINS TO REMAIN
- ⑬ EXISTING FIXTURE TO REMAIN.
- ⑭ EXISTING AREA DRAIN AND PUMP SHOWN FROM 2007 EXISTING DRAWINGS.
- ⑮ EXISTING BOILER TO REMAIN.
- ⑯ EXISTING SANITARY FROM ABOVE DOWN AND EXITING THE BOILER ROOM.
- ⑰ EXISTING SANITARY AND KITCHEN WASTE PIPING IS BACK PITCHED/BELLIED AND HOLDING WATER. DEMO PIPING AND REPLACE WITH 6" CAST IRON PIPING.

PRICE BREAKOUT NOTES:

- 1. BUDGETARY PRICING SHALL INCLUDE REPLACEMENT OF APARTMENT UNDERGROUND SANITARY LINES WITH CAST IRON PIPING. CONTRACTOR SHALL SCOPE, TELEVISION, AND LOCATE ALL EXISTING UNDERGROUND SANITARY PIPING.

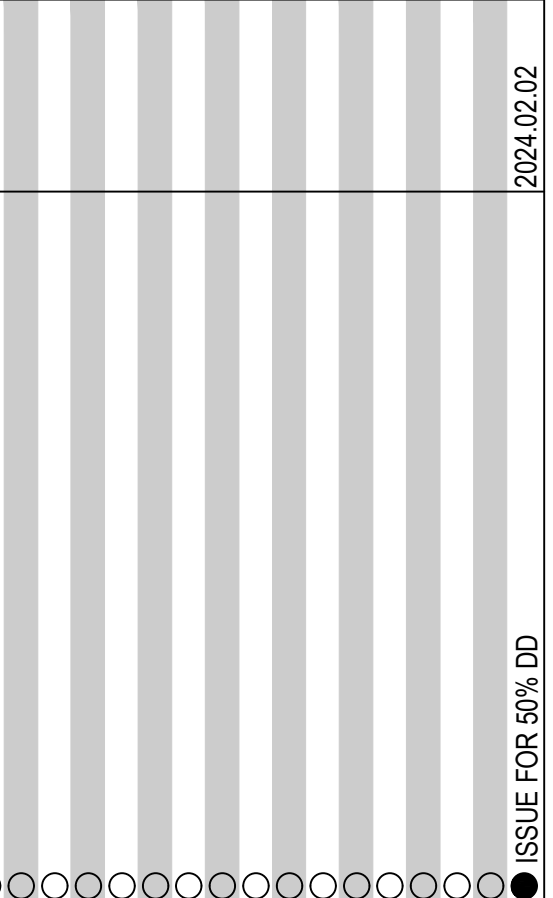
GENERAL NOTES:

- 1. EXISTING PIPING ARE BASED UPON 2007 EXISTING DRAWINGS, FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE TO BE VERIFIED BUT IS ADEQUATE FOR AN INITIAL SCOPING PRICING. VERIFY ALL SIZES AND LOCATIONS IN THE FIELD.
- 2. DEMOLISH ALL PLUMBING FIXTURES WHERE INDICATED. EXISTING HOSE BIBBS TO REMAIN.
- 3. REPLACE PVC PIPING USED IN SANITARY REPAIRS WITH CAST IRON IN THE PUBLIC AREAS. FIELD VERIFY ALL EXACT LOCATIONS.
- 4. FIELD VERIFY IF GALVANIZED PIPING IS USED FOR DOMESTIC WATER RISERS. BASE BID SHALL INCLUDE REPLACEMENT OF WATER RISERS WITH COPPER IF GALVANIZED PIPING IS PRESENT.
- 5. FIELD VERIFY ACTIVE LEAKS. BUDGETARY PRICING SHOULD INCLUDE REPLACEMENT OF ALL SANITARY AND DOMESTIC WATER PIPING. CONTRACTOR TO FIELD VERIFY EXACT PIPING LOCATIONS.
- 6. FIELD VERIFY UNINSULATED CONDENSING COLD WATER PIPING SYSTEM SHOULD BE REPLACED AND FULLY INSULATED. SEE PLUMBING NOTES FOR INSULATION REQUIREMENTS
- 7. FIELD VERIFY HOT WATER AND HOT WATER RETURN INSULATION. THESE SHOULD BE REPLACED AND FULLY INSULATED. SEE PLUMBING NOTES FOR INSULATION REQUIREMENTS
- 8. FIELD VERIFY EXISTING LOCATIONS OF PVC PENETRATIONS THROUGH 2 HOUR WALLS. PROVIDE REQUIRED CRIMP COLLARS FOR CODE COMPLIANCE
- 9. EXISTING SANITARY, VENT, HOT AND COLD, HOT WATER RETURN RISER UP TO REMAIN.
- 10. EXISTING EXPOSED ABANDONED PIPING TO BE REMOVED FROM UNITS AND COMMON AREAS AND PENETRATIONS TO BE FIRESTOPPED. ABANDONED PIPING IN UTILITY AREAS MAY REMAIN. CONTRACTOR TO FIELD VERIFY EXISTING LOCATIONS.
- 11. APARTMENT PLUMBING FIXTURES TO BE REPLACED WITH NEW:
 - 100% OF EXISTING LAVATORY FAUCETS
 - 5% OF EXISTING TOILETS
 - 100% OF EXISTING KITCHEN SINKS
 - 50% OF EXISTING LAVATORY TOPS
 - 100% OF EXISTING SHOWER VALVES & HEADS
- 12. CONFIRM APARTMENT UNITS THAT WILL GET NEW TOILETS AND LAVATORY TOPS WITH THE ARCHITECT. REFER TO ARCHITECTURAL MATRIX FOR ALL PLUMBING FIXTURE UPGRADES AND REPLACEMENT. PROVIDE ALL NECESSARY STOPS, TRAPS AND ACCESSORIES FOR A FULLY OPERATIONS INSTALLATION PER THE MANUFACTURERS RECOMMENDATION. PROVIDE RECONNECTIONS TO EXISTING SANITARY, VENT, AND DOMESTIC WATER PIPING AS REQUIRED. MATCH EXISTING PIPE SIZES, FIELD VERIFY.



IN PROGRESS

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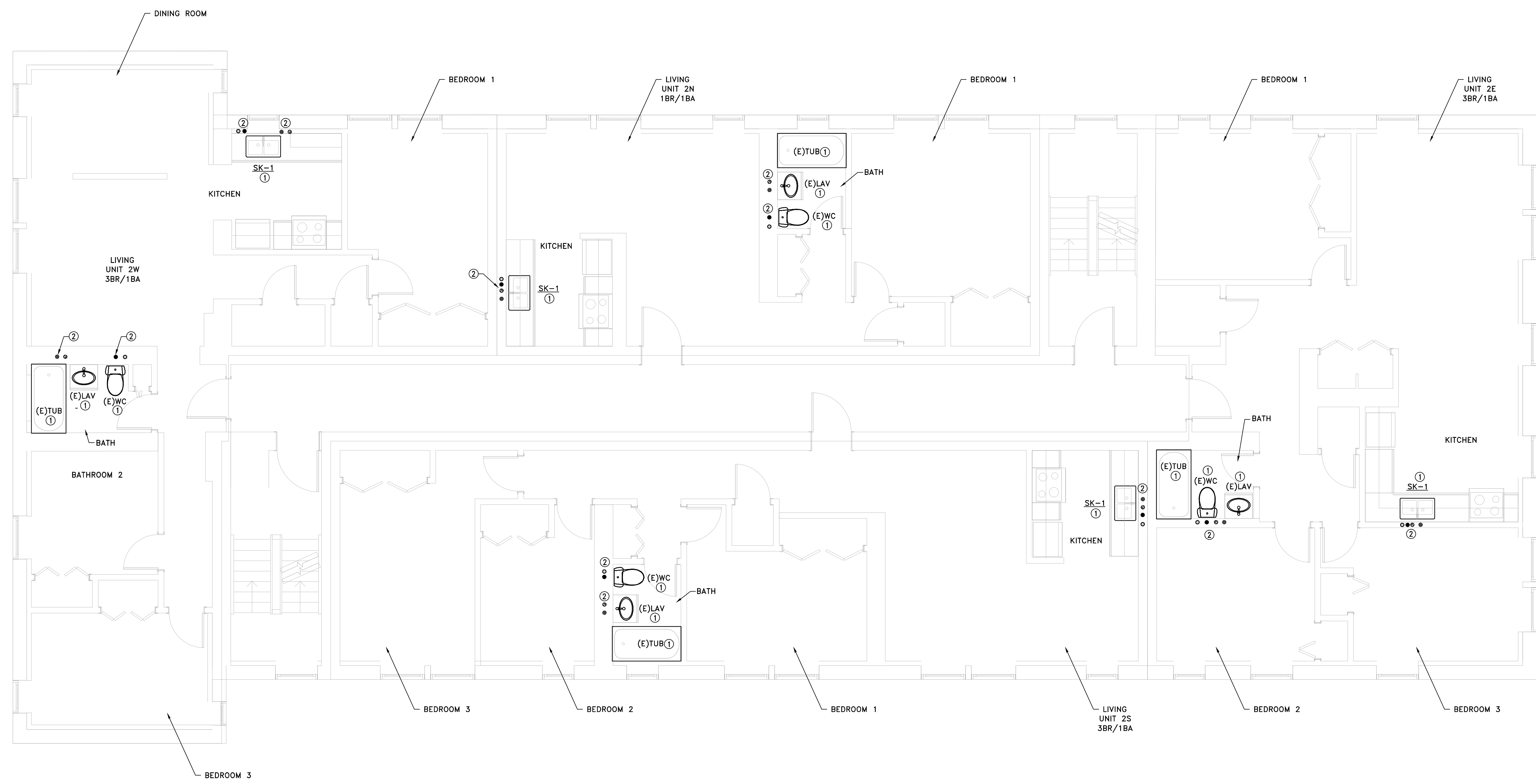
2218a
DEMO PLUMBING
GROUND FLOOR PLAN

PD100

1 DEMO PLUMBING GROUND FLOOR PLAN
SCALE - 1/4" = 1'-0"

- KEYED NOTES:**
- ① EXISTING APARTMENT PLUMBING FIXTURES TO REMAIN.
 - ② EXISTING SANITARY, VENT, DOMESTIC COLD, HOT AND HOT WATER RETURN PIPING TO REMAIN UNLESS NOTED OTHERWISE

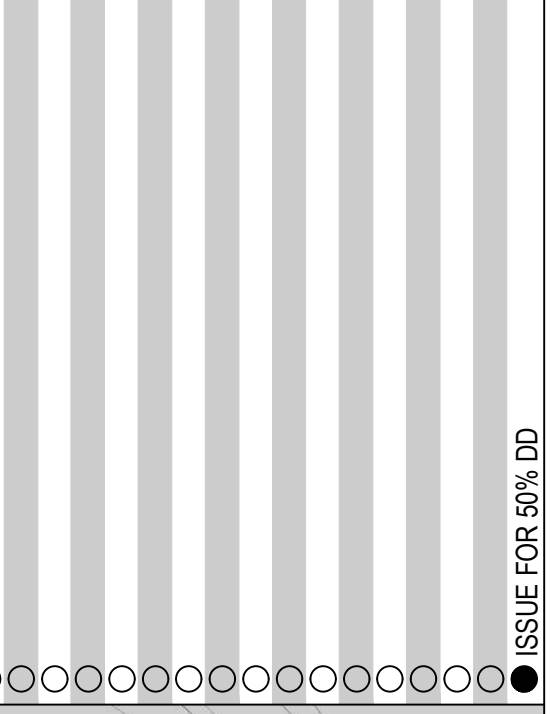
- GENERAL SHEET NOTES:**
1. EXISTING PIPING ARE BASED UPON 2007 EXISTING DRAWINGS, FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE TO BE VERIFIED BUT IS ADEQUATE FOR AN INITIAL SCOPING PRICING. VERIFY ALL SIZES AND LOCATIONS IN THE FIELD.
 2. DEMOLISH AND REPLACE ALL PLUMBING FIXTURES WHERE INDICATED.
 3. EXISTING EXPOSED ABANDONED PIPING TO BE REMOVED FROM UNITS AND COMMON AREAS AND PENETRATIONS ARE TO BE FIRESTOPPED. ABANDONED PIPING IN UTILITY AREAS MAY REMAIN. CONTRACTOR TO FIELD VERIFY EXISTING LOCATIONS.
 4. APARTMENT PLUMBING FIXTURES TO BE REPLACED WITH NEW:
 - 100% OF EXISTING LAVATORY FAUCETS
 - 5% OF EXISTING TOILETS
 - 100% OF EXISTING KITCHEN SINKS
 - 50% OF EXISTING LAVATORY TOPS
 - 100% OF EXISTING SHOWER VALVES & HEADS
 5. CONFIRM APARTMENT UNITS THAT WILL GET NEW TOILETS AND LAVATORY TOPS WITH THE ARCHITECT. REFER TO ARCHITECTURAL MATRIX FOR ALL PLUMBING FIXTURE UPGRADES AND REPLACEMENT. PROVIDE ALL NECESSARY STOPS, TRAPS AND ACCESSORIES FOR A FULLY OPERATIONS INSTALLATION PER THE MANUFACTURERS RECOMMENDATION. PROVIDE RECONNECTIONS TO EXISTING SANITARY, VENT, AND DOMESTIC WATER PIPING AS REQUIRED. MATCH EXISTING PIPE SIZES, FIELD VERIFY.



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2218a
DEMO PLUMBING
TYPICAL 2ND & 3RD
FLOOR PLANS

PD101

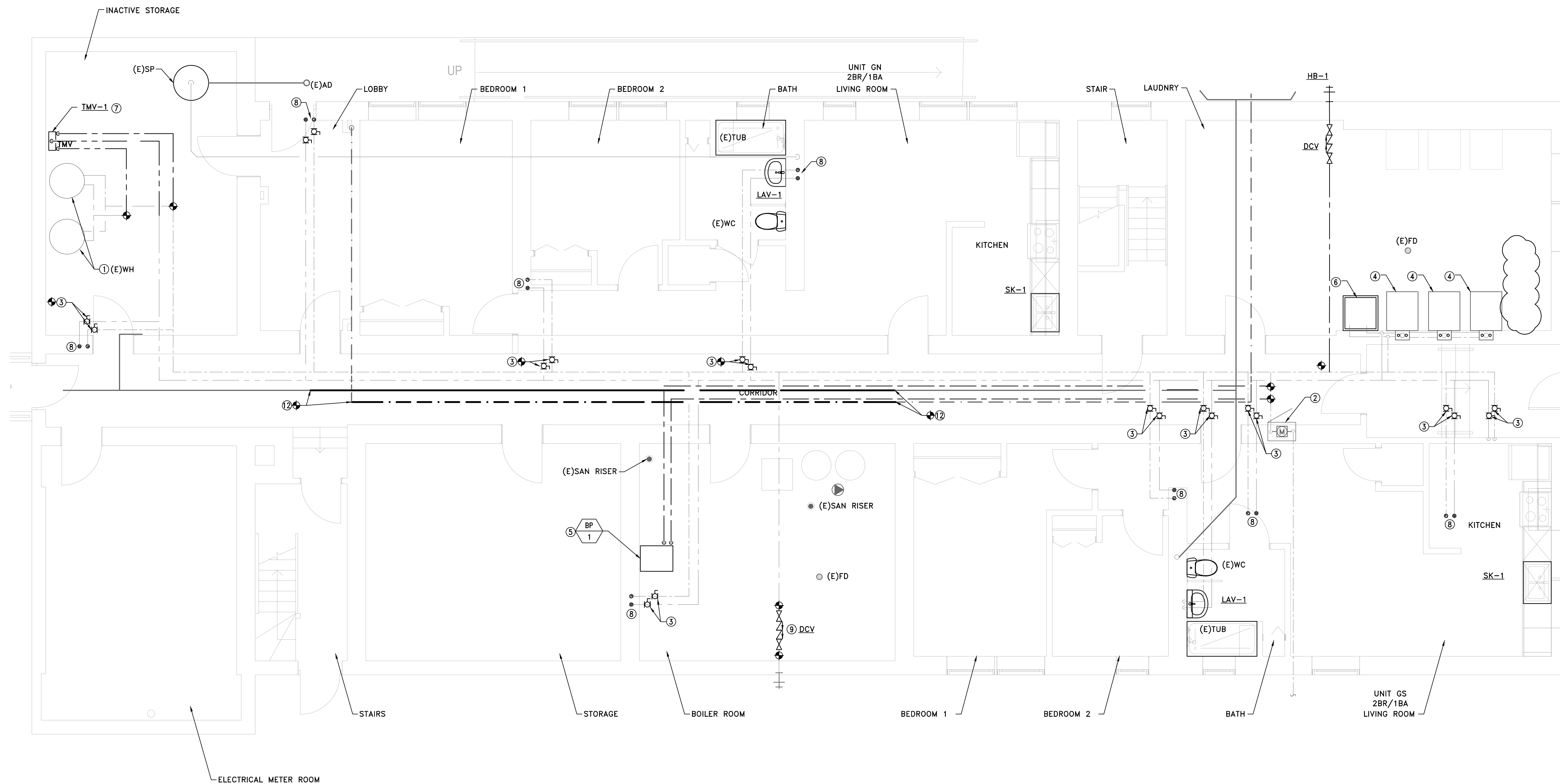
1 DEMO PLUMBING TYPICAL 2ND & 3RD FLOOR PLANS
SCALE - 1/4" = 1'-0"

GENERAL SHEET NOTES:

- EXISTING PIPING ARE BASED UPON 2007 EXISTING DRAWINGS, FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE TO BE VERIFIED BUT IS ADEQUATE FOR AN INITIAL SCOPING PRICING. VERIFY ALL SIZES AND LOCATIONS IN THE FIELD.
- PVC PIPING SHALL BE USED FOR ALL NEW WASTE AND VENT PIPING, EXCEPT THROUGH FIRST FLOOR COMMON AREA. FOR COMMON AREAS, THE WASTE SHALL BE CAST IRON AND THE VENT SHALL BE COPPER.
- NEW DOMESTIC WATER PIPING SHALL BE TYPE L COPPER WITH SOLDER OR PROGRESS FITTINGS.
- ALL WATER DISTRIBUTION PIPING SHALL BE INSULATED. SEE PLUMBING NOTES FOR INSULATION REQUIREMENTS.
- PROPERLY SEAL ALL PIPE PENETRATIONS THROUGH DRAFT STOP WALL.
- EXISTING SANITARY, VENT, HOT AND COLD, HOT WATER RETURN RISERS TO REMAIN
- PROVIDE SHUTOFF BALL VALVES TO ALL DOMESTIC WATER RISERS AND FIXTURES IF NOT PRESENT. FIELD VERIFY ALL LOCATIONS.
- EXISTING WATER HEATER PIPING MAY BE RE-USED TO THE EXTENT POSSIBLE. ALL PIPING, EXISTING AND NEW, MUST BE FULLY COORDINATED WITH OTHER TRADES. THIS COORDINATION MAY RESULT IN REPLACEMENT OF EXISTING PIPING IN ORDER TO ACCOMMODATE NEW MIXING VALVE AND EXPANSION TANK. SEE FLOOR PLAN AND WATER HEATER PIPING DIAGRAM FOR PIPE SIZES AND REQUIRED DIAGRAMMATIC LAYOUT.
- APARTMENT PLUMBING FIXTURES TO BE REPLACED WITH NEW:
100% OF EXISTING LAVATORY FAUCETS
5% OF EXISTING TOILETS
100% OF EXISTING KITCHEN SINKS
50% OF EXISTING LAVATORY TOPS
100% OF EXISTING SHOWER VALVES & HEADS
- CONFIRM APARTMENT UNITS THAT WILL GET NEW TOILETS AND LAVATORY TOPS WITH THE ARCHITECT. REFER TO ARCHITECTURAL MATRIX FOR ALL PLUMBING FIXTURE UPGRADES AND REPLACEMENT. PROVIDE ALL NECESSARY STOPS, TRAPS AND ACCESSORIES FOR A FULLY OPERATIONS INSTALLATION PER THE MANUFACTURERS RECOMMENDATION. PROVIDE RECONNECTIONS TO EXISTING SANITARY, VENT, AND DOMESTIC WATER PIPING AS REQUIRED. MATCH EXISTING PIPE SIZES, FIELD VERIFY.

KEYED NOTES:

- EXISTING WATER HEATERS TO REMAIN
- NEW 2" WATER METER AND SERVICE WITH SIDE ACCESS PANEL TO REMAIN
- PROVIDE NEW SHUTOFF BALL VALVE FOR EXISTING HOT AND COLD WATER RISERS. PROVIDE ACCESS PANEL. COORDINATE ACCESS PANEL WITH ARCHITECT
- NEW LAUNDRY HOT AND COLD WATER HOOKUPS. PROVIDE RECONNECTION TO EXISTING WATER PIPING.
- NEW BOOSTER PUMP. PROVIDE RECONNECTION TO EXISTING DOMESTIC COLD WATER PIPING. FIELD VERIFY EXACT PIPE SIZES.
- PROVIDE SHUTOFF BALL VALVES TO ALL DOMESTIC WATER RISERS AND FIXTURES IF NOT PRESENT. FIELD VERIFY
- NEW CENTRAL MIXING VALVE. RE-PIPE HOT WATER, COLD WATER, AND HOT WATER RECIRCULATION INTO THE MIXING VALVE.
- EXISTING WATER RISERS TO REMAIN
- PROVIDE NEW DOUBLE CHECK VALVE FOR EXISTING HOSE BIBB.
- NOT USED.
- NOT USED.
- CONNECT NEW BURIED SANITARY AND KITCHEN WASTE PIPING TO CORRESPONDING EXISTING PIPING. FIELD VERIFY EXACT EXISTING LOCATION, DIRECTION OF FLOW, AND INVERT ELEVATION PRIOR TO LINE INSTALLATION. MAKE NECESSARY CONNECTIONS AS REQUIRED PER THE EXISTING FIELD CONDITIONS.



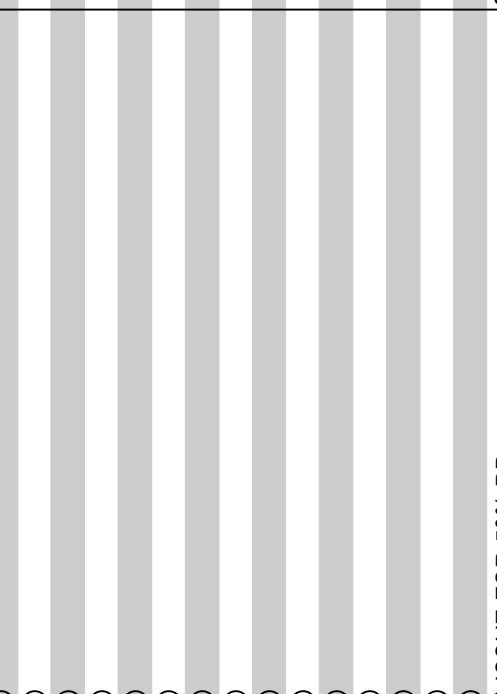
1 PLUMBING GROUND FLOOR PLAN
SCALE - 1/4" = 1'-0"



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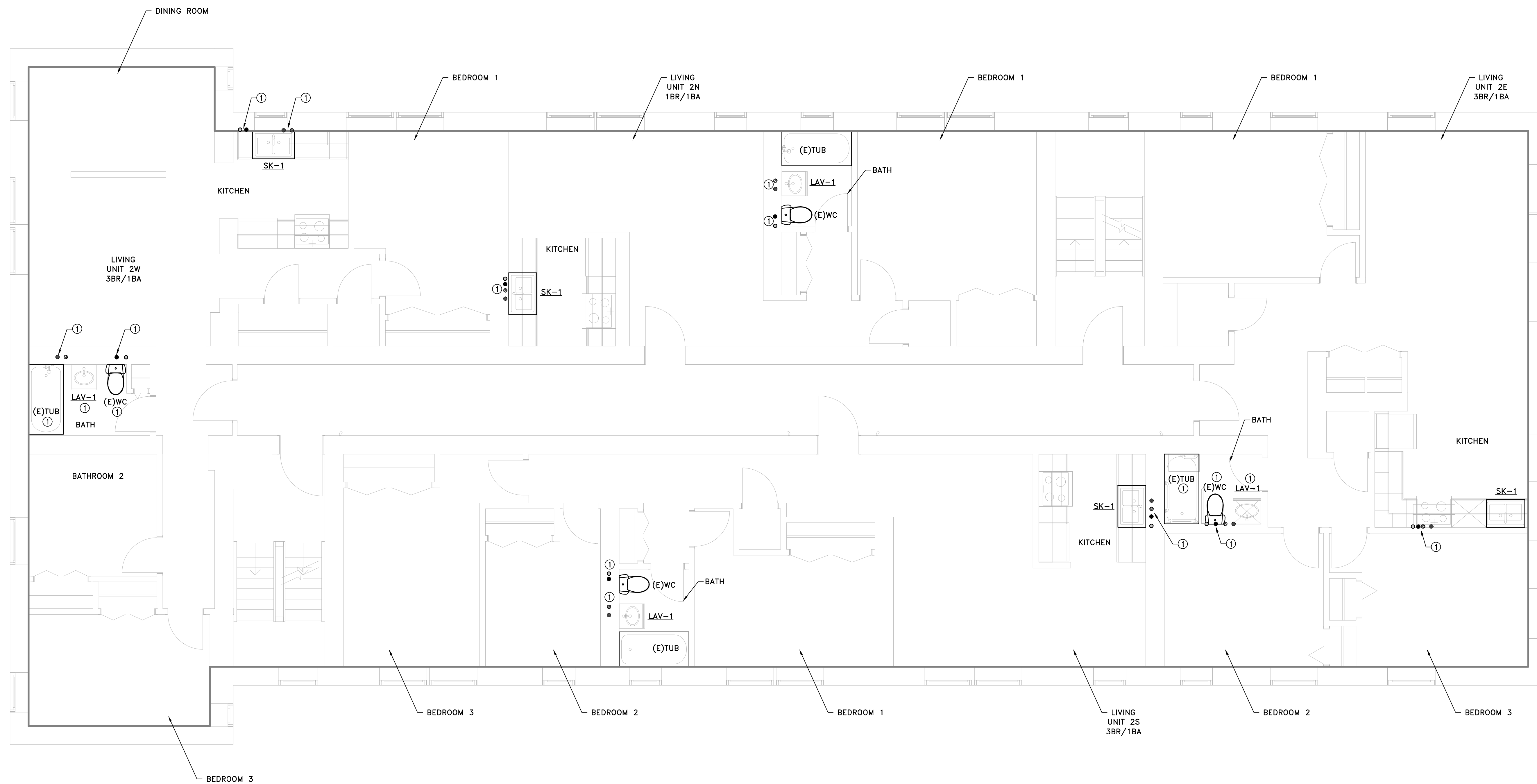
2218a
PLUMBING GROUND FLOOR PLAN

P100

ISSUE FOR 50% DD

- GENERAL SHEET NOTES:**
1. PROVIDE NEW SHUT OFF VALVE TO ALL FIXTURES IF NOT NOT PRESENT. FIELD VERIFY
 2. EXISTING SANITARY, VENT, DOMESTIC HOT, HOT WATER RECIRCULATION, AND COLD WATER RISER TO REMAIN
 4. APARTMENT PLUMBING FIXTURES TO BE REPLACED WITH NEW:
 100% OF EXISTING LAVATORY FAUCETS
 5% OF EXISTING TOILETS
 100% OF EXISTING KITCHEN SINKS
 50% OF EXISTING LAVATORY TOPS
 100% OF EXISTING SHOWER VALVES & HEADS
 5. CONFIRM APARTMENT UNITS THAT WILL GET NEW TOILETS AND LAVATORY TOPS WITH THE ARCHITECT. REFER TO ARCHITECTURAL MATRIX FOR ALL PLUMBING FIXTURE UPGRADES AND REPLACEMENT. PROVIDE ALL NECESSARY STOPS, TRAPS AND ACCESSORIES FOR A FULLY OPERATIONS INSTALLATION PER THE MANUFACTURERS RECOMMENDATION. PROVIDE RECONNECTIONS TO EXISTING SANITARY, VENT, AND DOMESTIC WATER PIPING AS REQUIRED. MATCH EXISTING PIPE SIZES, FIELD VERIFY.

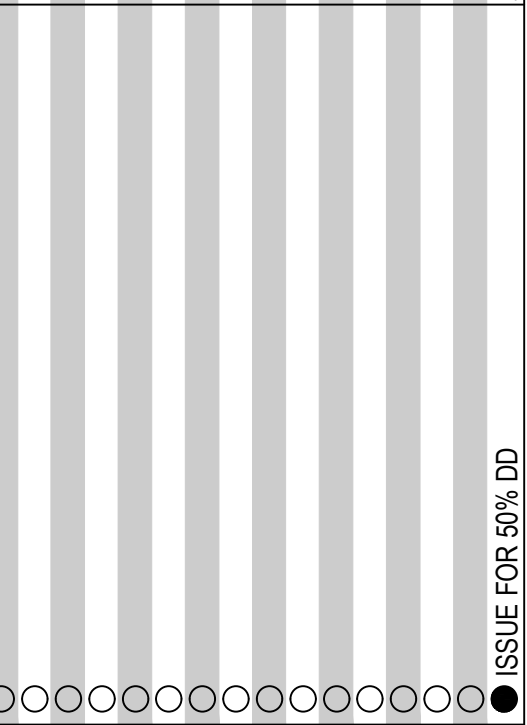
- KEYED NOTES:**
- ① EXISTING SANITARY, VENT, DOMESTIC COLD, HOT AND HOT WATER RETURN PIPING TO REMAIN UNLESS NOTED OTHERWISE



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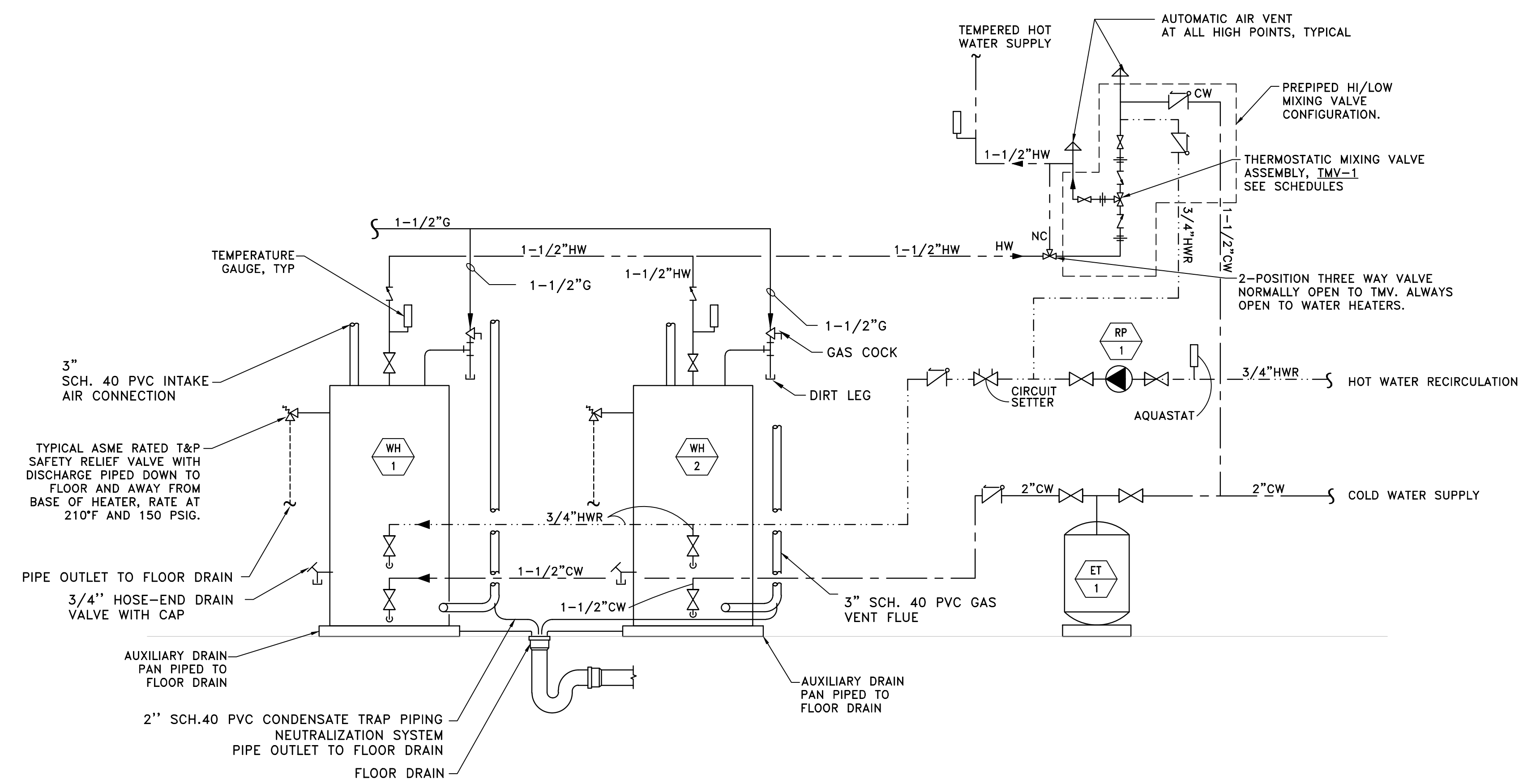
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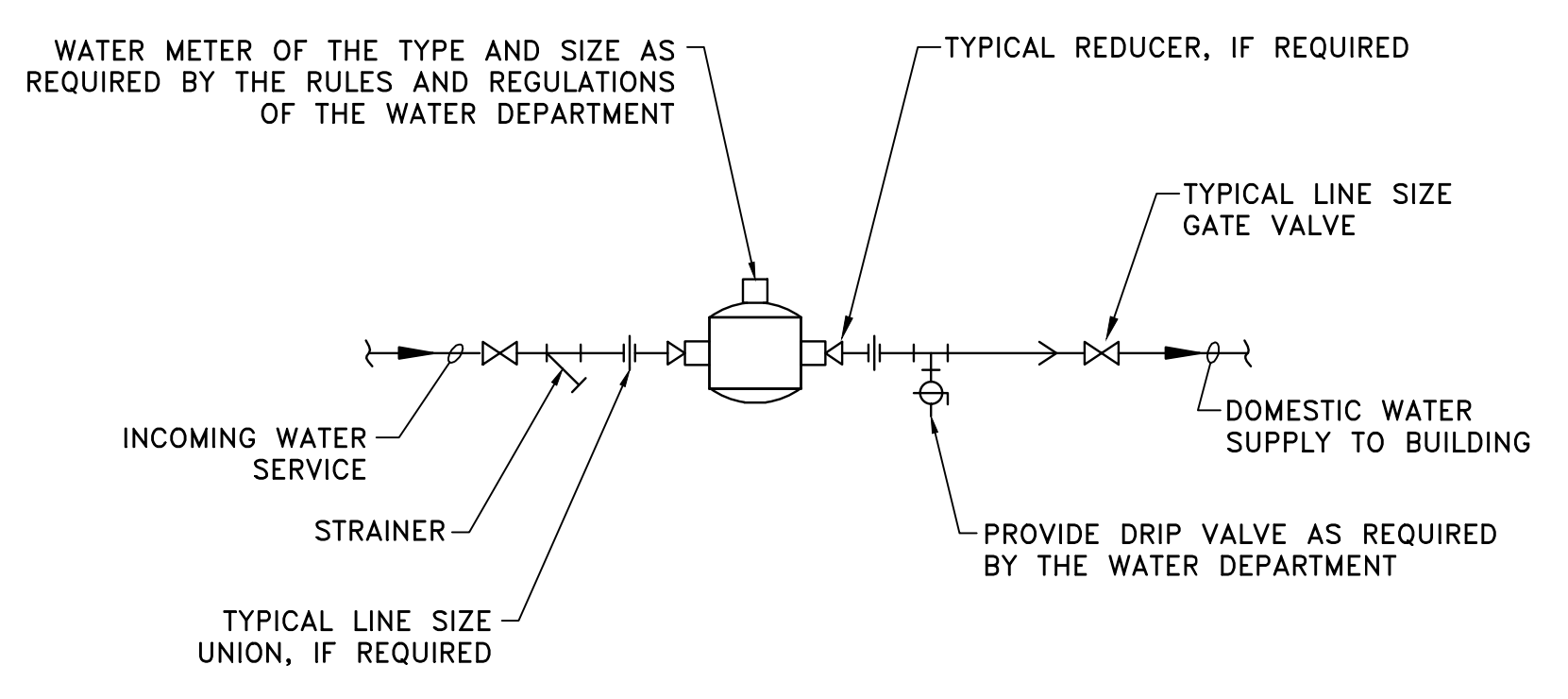
2218a
PLUMBING
TYPICAL 2ND & 3RD
FLOOR PLANS

P101

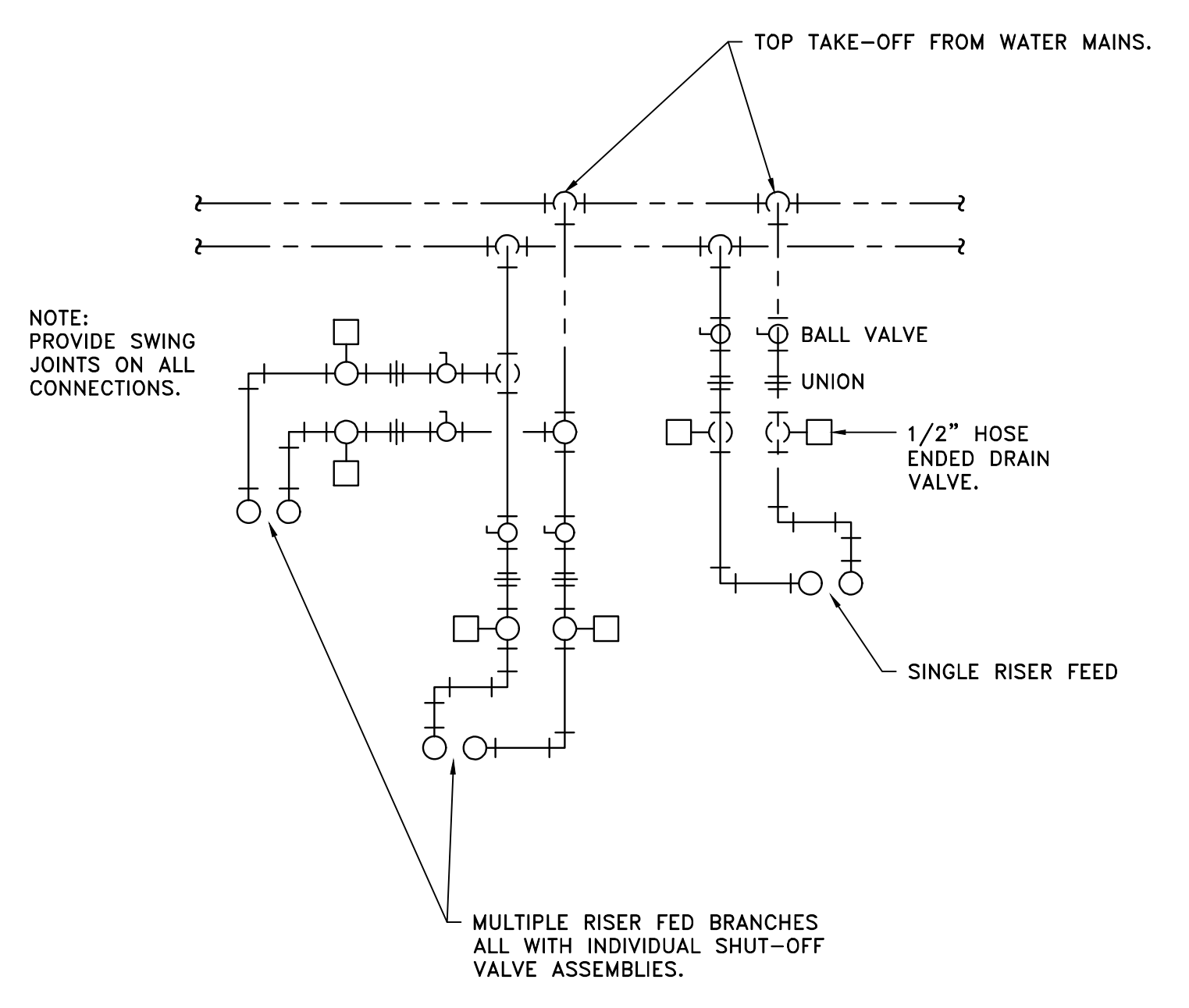
1 PLUMBING TYPICAL 2ND & 3RD FLOOR PLANS
 SCALE - 1/4" = 1'-0"



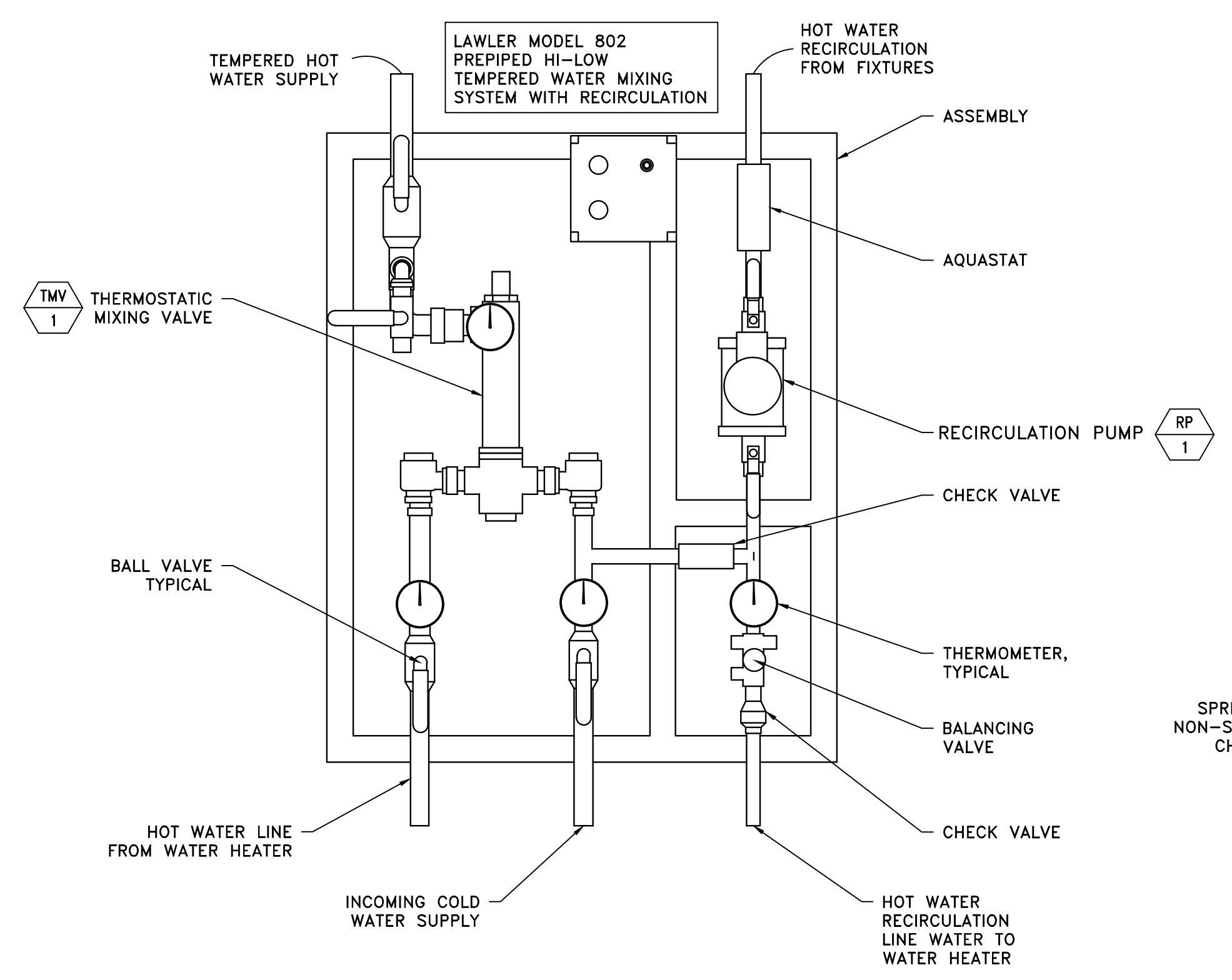
6 Hot Water Piping Detail
No Scale



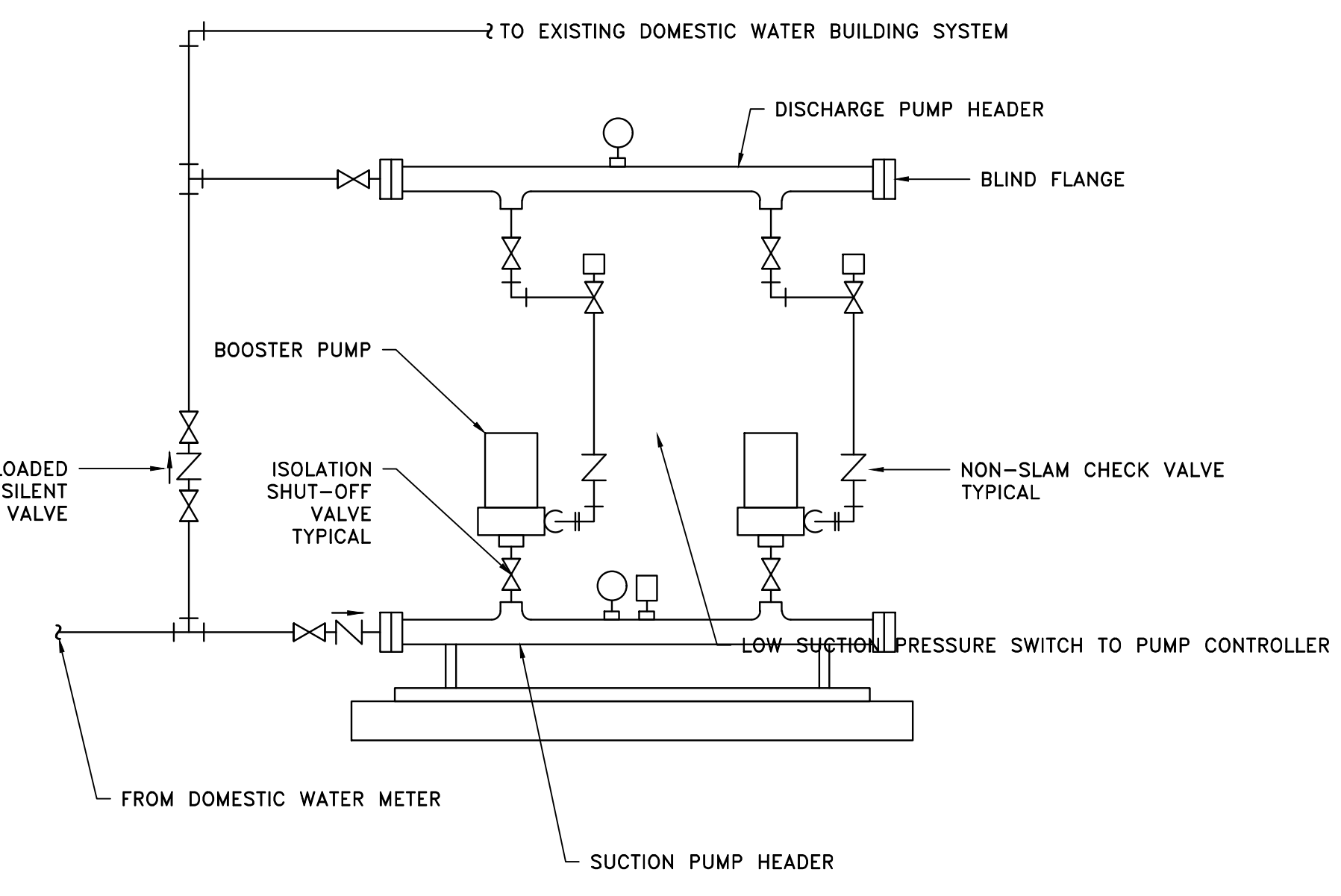
1 WATER METER DETAIL
NOT TO SCALE



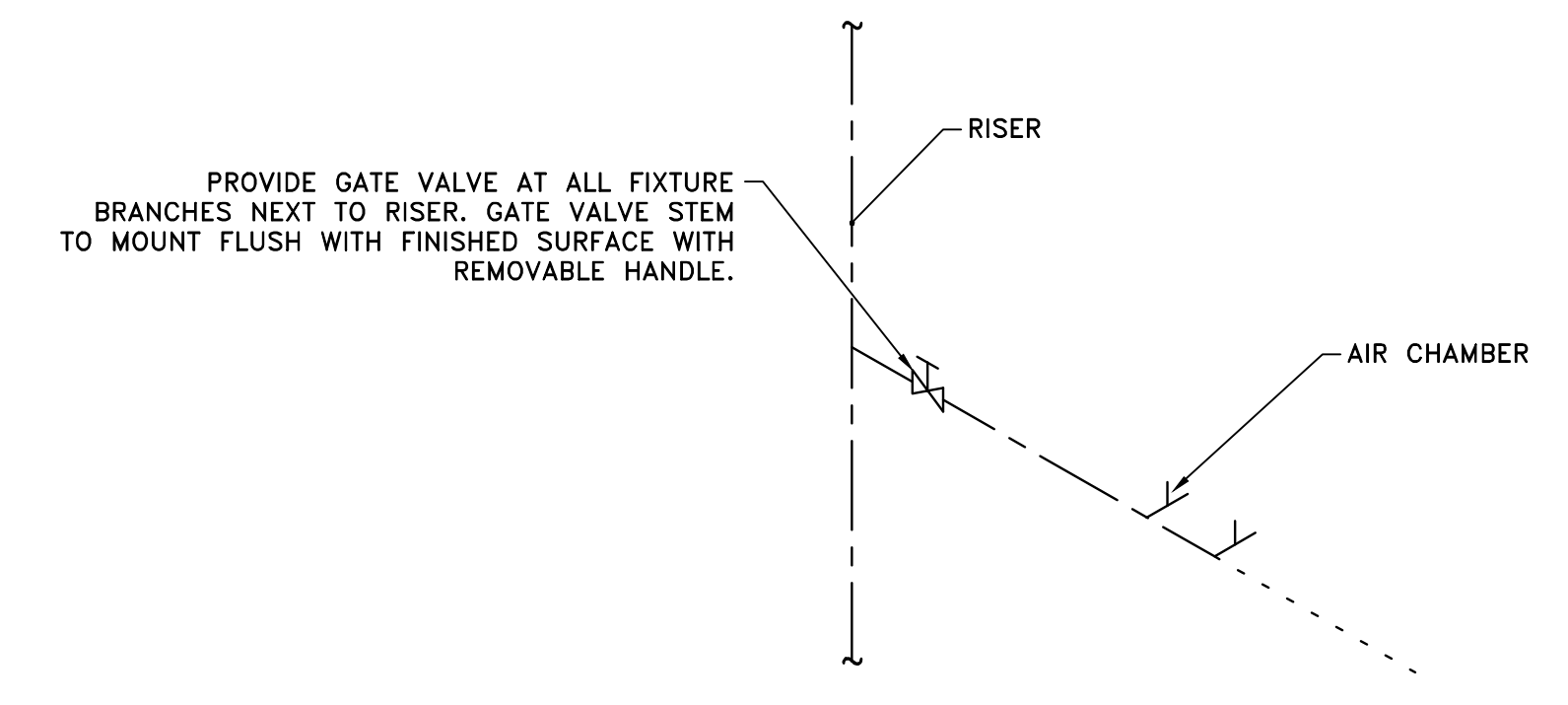
2 PIPING AND VALVING TO TYPICAL WATER RISER DIAGRAM
N.T.S.



5 PREPIPED HI-LOW TEMPERED WATER MIXING SYSTEM WITH HOT RECIRCULATION SYSTEM
N.T.S.



4 PIPING DIAGRAM OF DOMESTIC WATER BOOSTER PUMP
N.T.S.



3 TYPICAL BRANCH SERVICE VALVE DETAIL
NO SCALE



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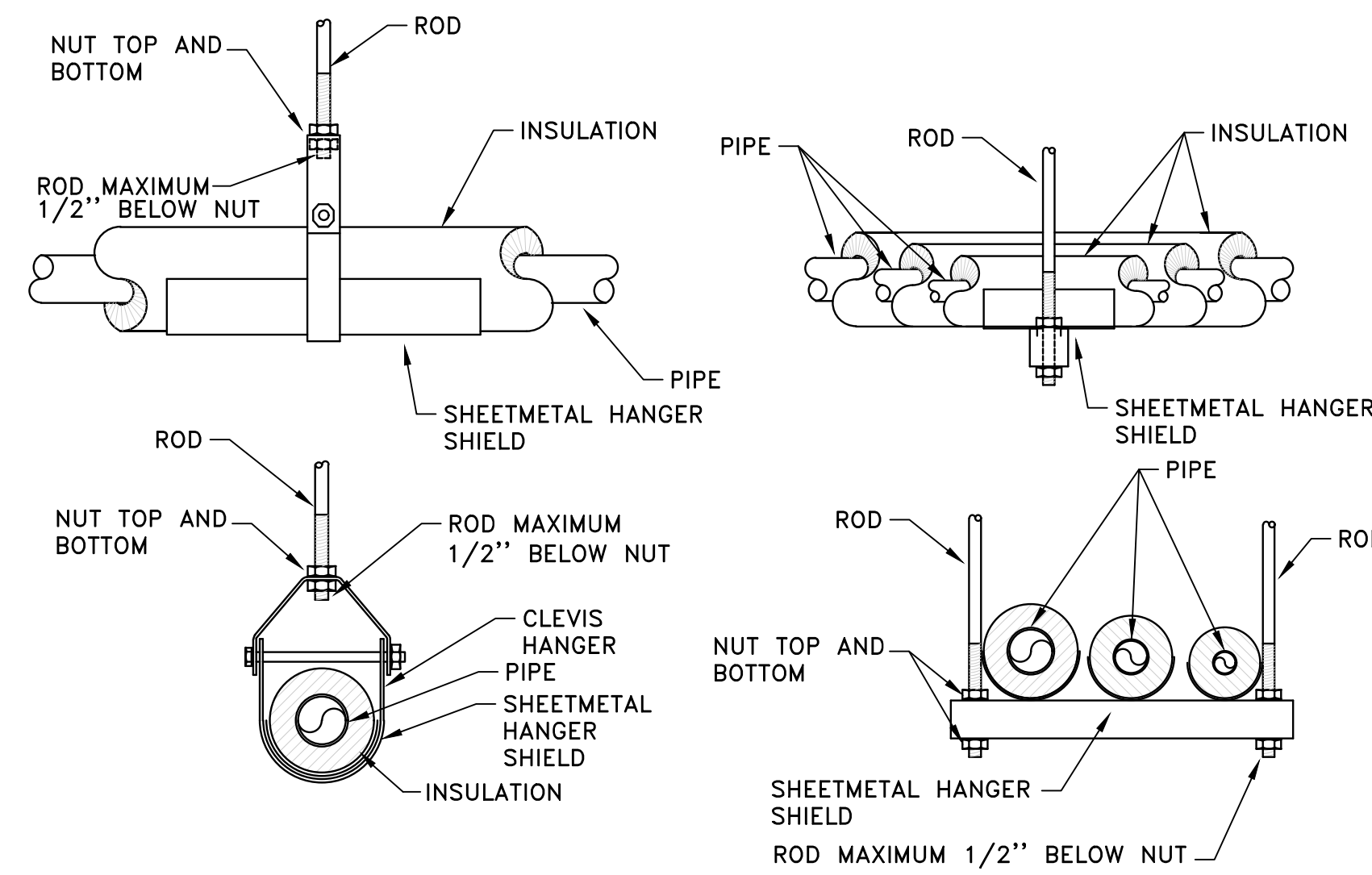
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2218a
PLUMBING
DETAILS

P400

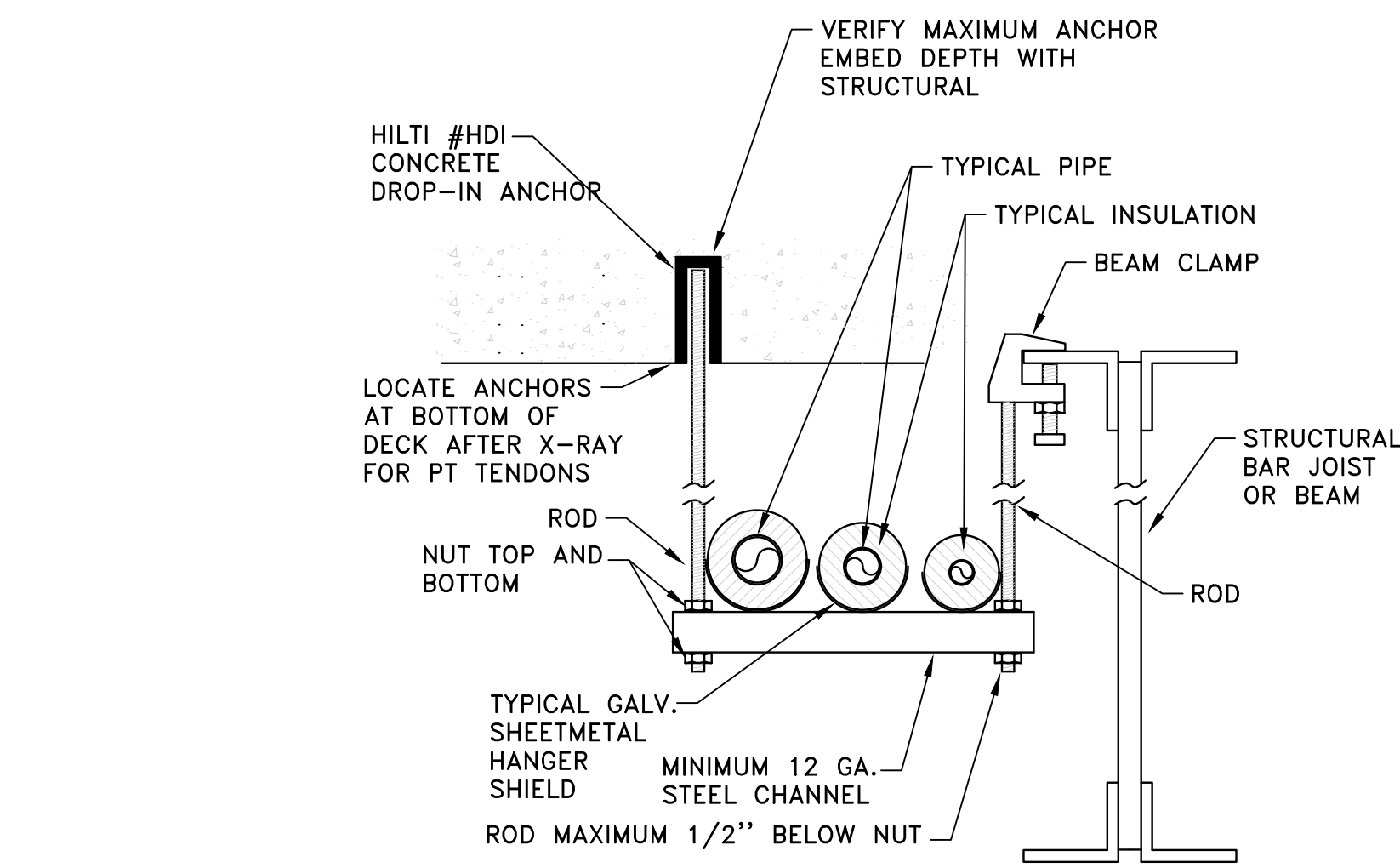
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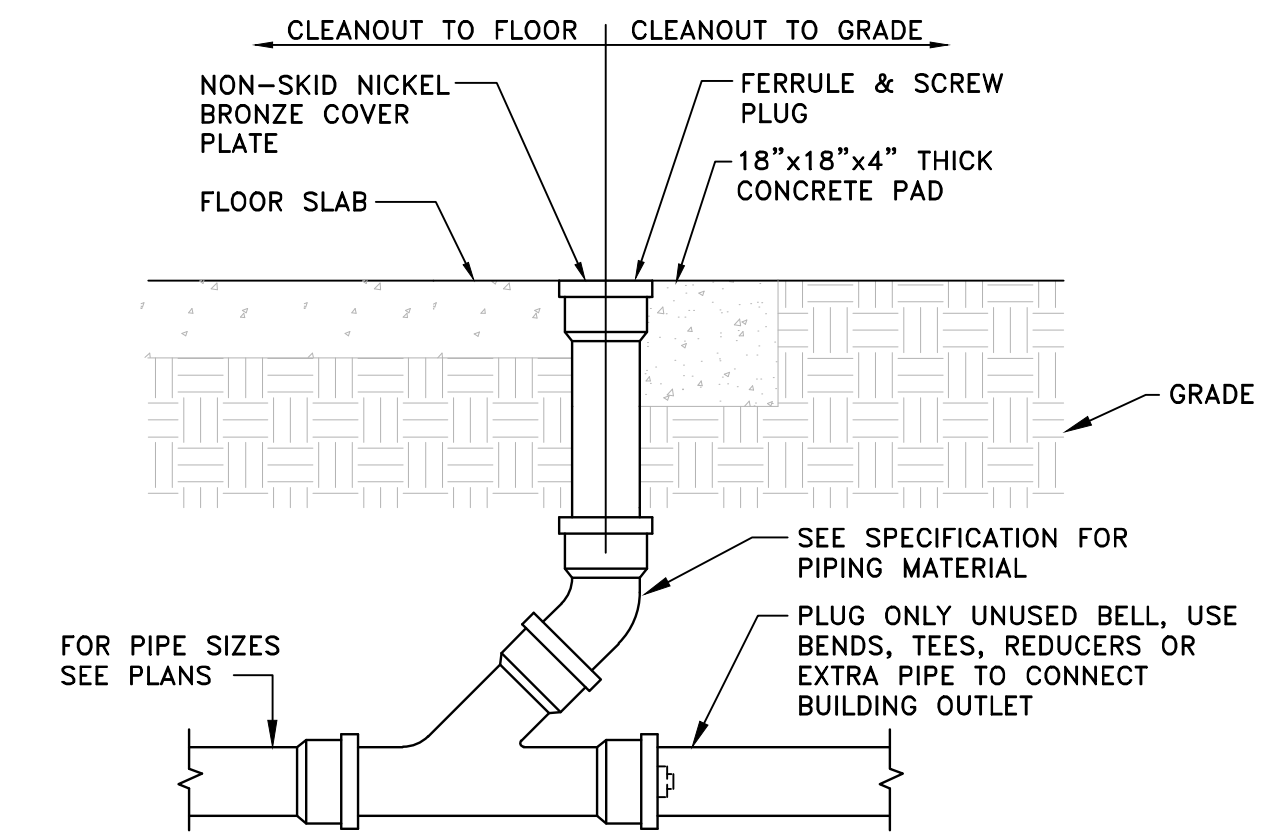
3 TYPICAL HANGER DETAIL

No Scale



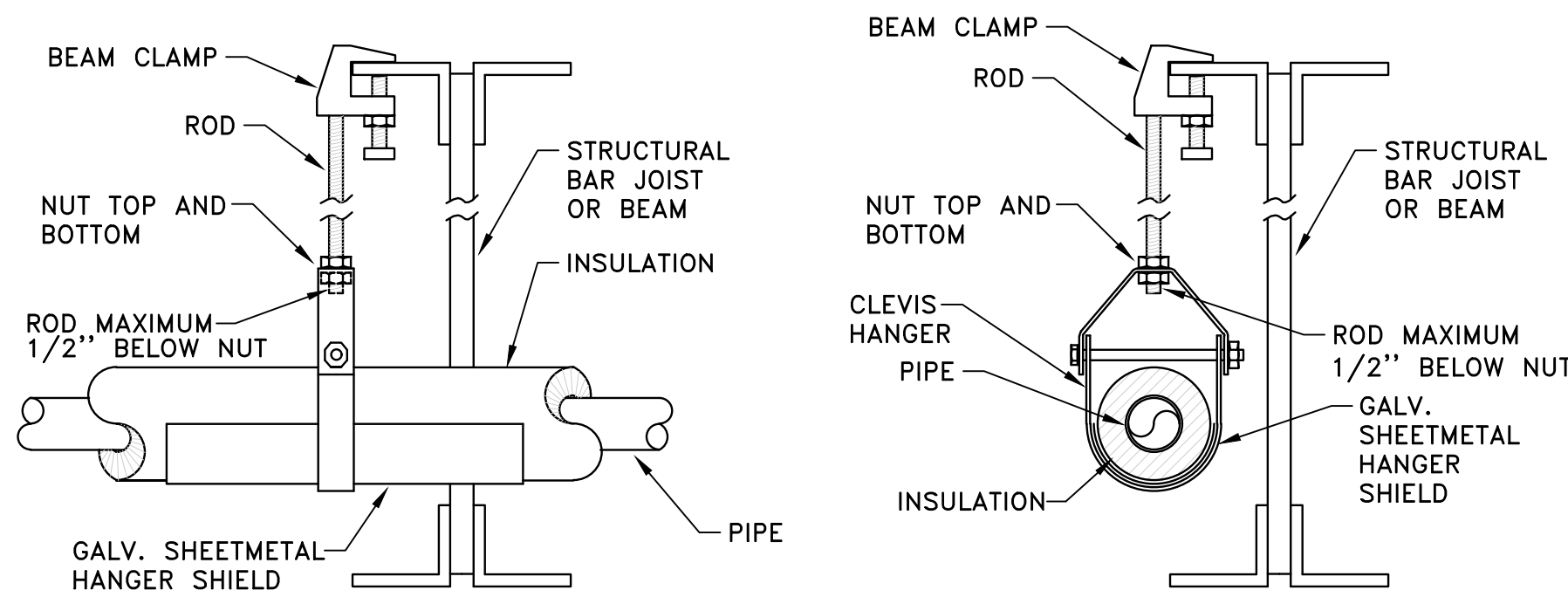
2 TYPICAL TRAPEZE HANGER

No Scale



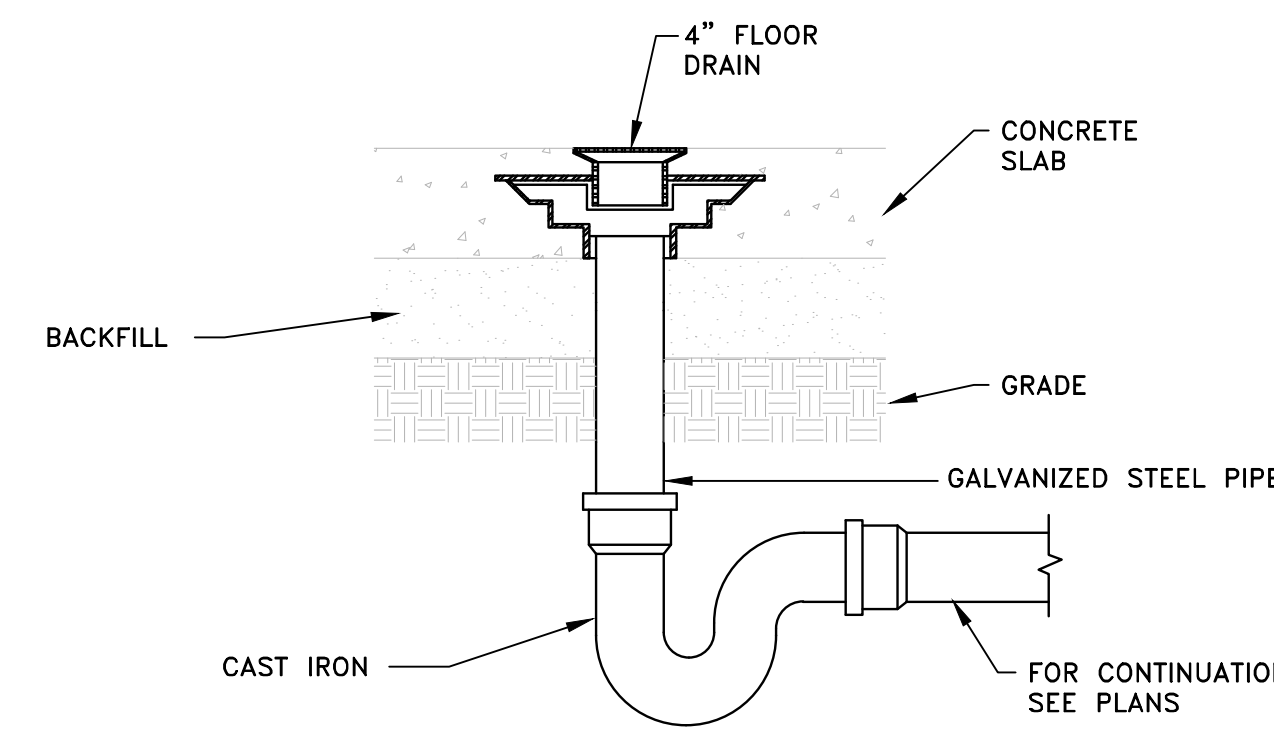
1 Clean Out To Grade/Floor Detail

No Scale



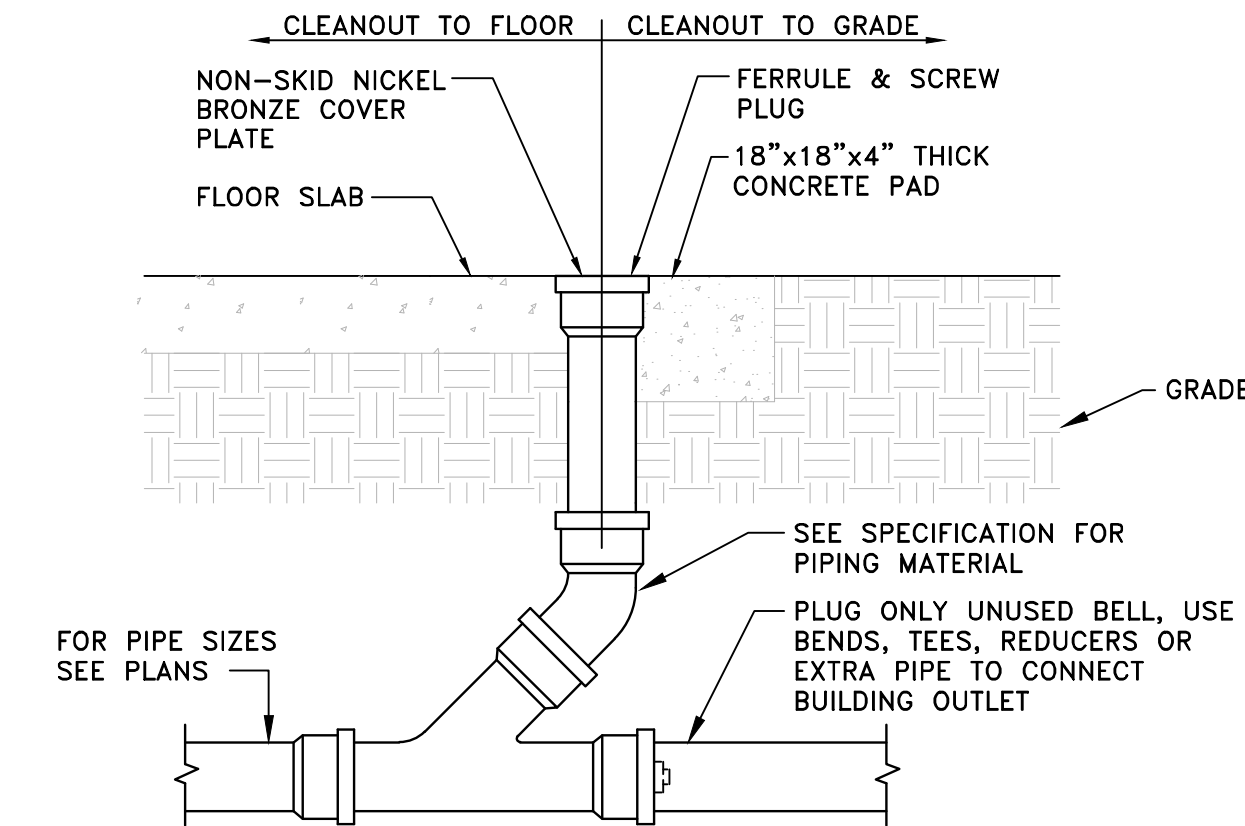
6 CLEVIS HANGER WITH CLAMP DETAIL

No Scale



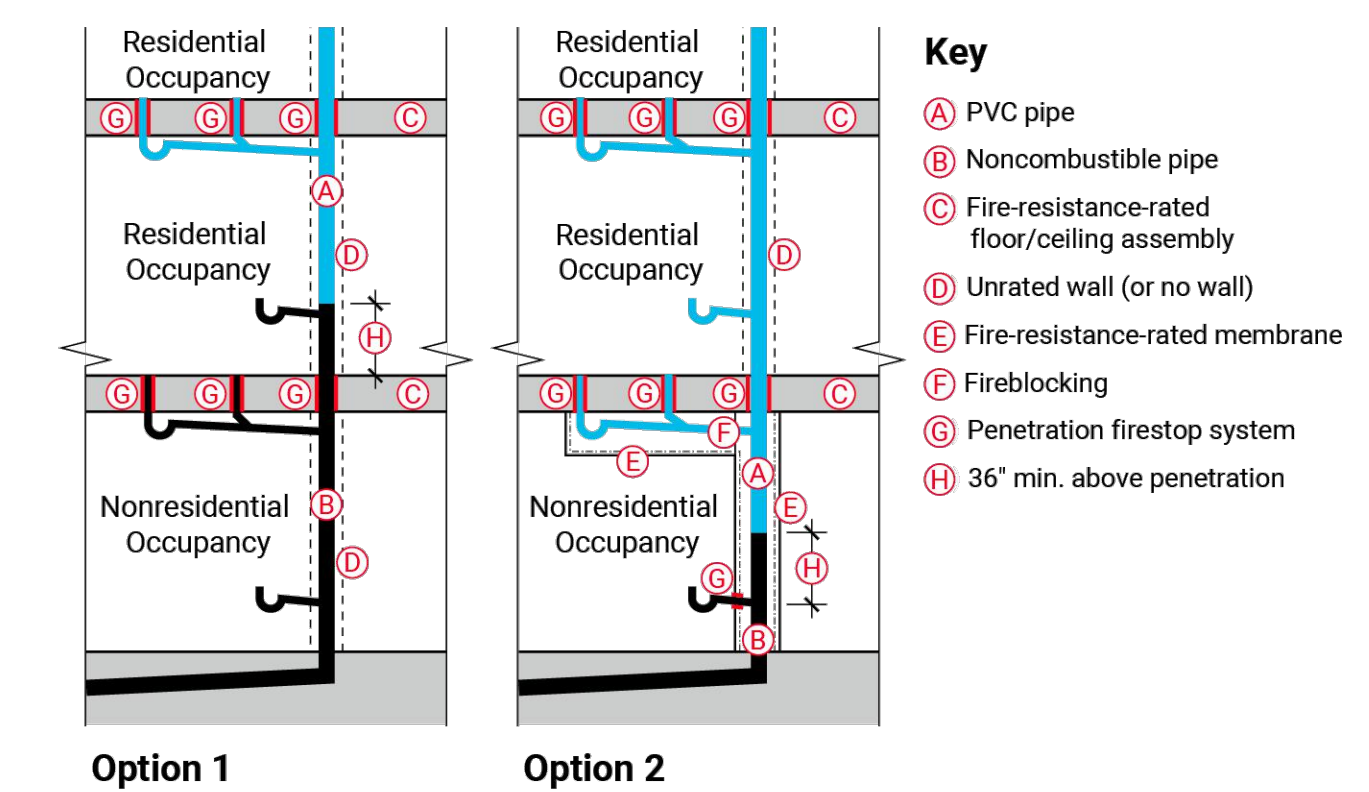
5 Floor Drain Detail

No Scale



4 Clean Out To Grade/Floor Detail

No Scale



7 PVC PIPE USE LOCATIONS

No Scale

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PLUMBING DETAILS

P401



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FIXTURE LOAD CALCULATIONS		Project #	EEC# 850			
		Date	11/29/2023			
Client		Project	KENMORE			
		Client	LBBA			
FIXTURE	TYPE	QTY	DFU	SFU COLD	SFU HOT	SFU TOTAL
PRIV. GROUP	TANK	14	84	42	42	56
SILL COCK	FAUCET	2		10		10
FD	4"	4	8			
LAUNDRY	60LB	5	10	15	15	20
TOTAL		25	102	67	57	86
					GPM	42
					Meter Size	2"
					Service Size	2"

PLUMBING FIXTURE SCHEDULE			
MARK	MANUFACTURER	MODEL NO.	REMARKS
GG-1	Guy Gray	82147	Clothes washer valve box recessed in wall. 20 gauge steel with 1/4 turn 1/2" sweat ball valves for hot and cold and 2" PVC drain. Provide all stops, traps and accessories for a complete and operational installation.
HB-1	Jay R. Smith Mfg. Co.	5509QT	Anti-siphon freezeless wall hydrant with keyed locking cover. 3/4" male inlet connection and 3/4" male hose thread. Confirm finish with Architect/Owner. Provide all stops and accessories for a complete and operational installation.
TMV-1	Lawler	Model 802	Master thermostatic mixing valve. Lead free and suitable for potable water use. Suitable for precise outlet temperature control from 1 to 50 GPM. Outlet set point shall be 110 F.

NOTE: ALL PLUMBING FIXTURES TO BE COORDINATED WITH ARCHITECT, INTERIOR DESIGNER, AND OWNER

PUMP SCHEDULE																
TAG NO	SERVING	FLUID	BASED ON	SERIES	LOCATION	TDH (FT)	TDH (PSI)	PUMP FLOW	PLANT FLOW	RPM	MOTOR HP	MOTOR QTY	VOLTS	ELECTRICAL PHASE	AMPS (MAX)	REMARKS
BP-1	DOMESTIC BOOSTER PUMP	WATER	GRUNDFOS	CMBE TWIN 10-54 I-U-C-B-DH Duplex Booster System	PUMP ROOM	105	45	20.0	40.0	3868	2	2	208	1	18.2	ALL

1. BASE MOUNTED BOOSTER PUMP PACKAGED ASSEMBLY WITH PUMPS IN PARALLEL. SINGLE POINT POWER CONNECTION. INCLUDE N+1 PUMP REDUNDANCY.
2. INTEGRAL CONTROL PANEL. MOUNTED ON PUMP SKID. TO MODULATE PUMP SPEED BASED ON CONSTANT OUTLET PRESSURE.
3. STAINLESS STEEL PUMP TRIM, MANIFOLDS, AND BASE FRAME. INCLUDE STAINLESS STEEL PRESSURE GAUGES, ISOLATION VALVES AND CHECK VALVES FOR EACH PUMP.
4. FACTORY DISCONNECT SWITCH PROVIDED WITH PUMP ASSEMBLY.
5. CONTROLLER SHALL BE FACTORY PROGRAMMED TO NOT EXCEED THE FLA LISTED ON THIS SCHEDULE. THIS SHALL BE ACHIEVED BY LIMITING THE NUMBER OF PUMPS THAT CAN RUN SIMULTANEOUSLY.

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Heart of Uptown Apartments
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2218a
PLUMBING SCHEDULES

P600

Heart of Uptown Apartments

927 W Wilson Ave Chicago IL 60640

Building Information

- **Construction Type** : III-A (no change)
- **Occupancy**: R-2 (no change)
- **Sprinkler System**: NFPA 13
- **Number of Dwelling Units** : 41 (no change)
- **Bedroom Count Distribution** : 10 (Studio) + 15 (1BR) + 12 (2BR) + 4 (3BR)
- **No. Stories** : 5 (no change)
- **Building Height** : 55' (no change)
- **Gross Square Footage per Zoning**: 34,670 SF (no change)
- **Building Area per CBC 203.4**: 30,862 SF (no change)
- **Work Area**: TBD
- **Number of Off-Street Parking** : None Provided (no change)
- **Number of Bicycle Parking** : 14

Applicable Codes & Guidelines

- The Chicago Construction Codes (2019) including the Chicago Building Rehabilitation Code Title 14R and 05.2022 Supplements
- Chicago Energy Conservation Code (2019) including 05.2020 Supplements
- Illinois Accessibility Code (2018)
- Americans with Disabilities Act (2010)
- ICC/ANSI A117.1-2009 w/ Chicago Amendments
- IHDA Sustainable Design Checklist & Standards for Architectural Planning and Construction (09.2022)
- Enterprise Green Communities (2020)
- Chicago Sustainable Development Policy (01.12.2017)
- City of Chicago Department of Housing Standards for Architectural Planning and Construction (2019)

Project Team

Owner / Developer POAH 1 N LaSalle St Ste 1750 Chicago, IL 60602	Structural Engineer AP Structural 990 Grove St Ste 408 Evanston, IL 60201
Architect LBBA 1625 W Carroll Ave Chicago, IL 60612	MEP Engineer Element Engery Consulting 1 S Wacker Dr Ste 200 Chicago, IL 60606
Contractor TBD Name Street City, State Zip	Civil Engineer Engage Civil Inc. 231 S LaSalle St Ste 2100 Chicago, IL 60604

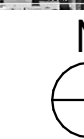
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A-002b	Code Matrix		
A-002c	Code Matrix		
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A-004	Accessibility Distribution		
A-005a	Assemblies & Firestopping		
A-005b	Assemblies & Firestopping		
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Interior Elevations			
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S1.2	Second and Third Floor Framing Plan		
Mechanical			
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M002	Symbols and Abbreviations		

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M102	Mechanical Typical 2nd thru 5th Floor Plan		
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Location Map

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Cover Sheet

A-000

ARCHITECTURAL ABBREVIATIONS

A

ABV ABOVE
AC AIR CONDITIONING
AC AIR CONDITIONING
AD AREA DRAIN
ADDL ADDITIONAL
ADH ADHESIVE
ADJ ADJACENT
ADJ ADJUSTABLE
ADJ ADJUSTABLE
ADJUST ADJUSTABLE
AFF ABOVE FINISH FLOOR
AL ALUMINUM
ALT ALTERNATE
ALUM ALUMINUM
ANCH ANCHOR
ANDD ANDOZZED
APPROX APPROXIMATELY
ARCH ARCHITECT, ARCHITECTURAL
AVE AVERAGE

B

B BASE CABINET
BATH BATH, BATHROOM
BD BOARD
BED BED, BEDROOM
BIT BITUMINOUS
BLDG BUILDING
BOT BOTTOM
BR BEDROOM
BRG BEARING
BSMT BASEMENT
BTWN BETWEEN
BUR BUILT UP ROOFING

C

CAB CABINET
CB CATCH BASIN
CP CAST IN PLACE
CJ CONTROL JOINT
CL CENTER LINE
CLG CEILING
CLO CLOSET
CLR CLEAR
CMU CONCRETE MASONRY UNIT
COL COLUMN
CONC CONCRETE
CONF CONFERENCE
CONST CONSTRUCTION
CONT CONTINUOUS
CORR CORRUGATED
CPT CARPET
CT CERAMIC TILE
CU CUBIC
CW COLD WATER

D

D DEPTH
DB DRAWER BASE
DBL DOUBLE
DEG DEGREE
DEM DEMOLISH
DEPT DEPARTMENT
DET DETAIL
DH DOUBLE HUNG
DIA DIAMETER
DIAG DIAGONAL
DM DIMENSION
DN DINING
DL DEAD LOAD
DN DOWN
DS DOWNSPOUT
DWGS DRAWINGS

E

E EAST
E ELECTRICAL
E EXISTING
EA EACH
EFS EXTERIOR INSULATION FINISH SYSTEM
EJ EXPANSION JOINT
EL ELEVATION
ELAST ELASTOMERIC
ELEC ELECTRIC/ELECTRICAL
ELEV ELEVATOR
EMER EMERGENCY
ENCL ENCLOSURE
EPM ETHYLENE PROPYLENE DIENE MONOMER
EQ EQUAL
EQP EQUIPMENT
EQUIP EQUIPMENT
EQUIV EQUIVALENT
EST ESTIMATE(D)
EXH EXHAUST
EXST EXISTING
EXP EXPANSION
EXT EXTERIOR

F

FCO FLOOR CLEAN OUT
FD FLOOR DRAIN
FDN FOUNDATION
FF FINISH FLOOR
FF FINISH FACE
FFE FINISH FLOOR ELEVATION
FN FINISH FINISHED
FLEX FLEXIBLE
FLUOR FLUORESCENT
FOUND FOUNDATION
FT FOOT, FEET
FTG FOOTING
FUR FURRING, FURRED
FURN FURNITURE
FUT FUTURE
FXTR FIXTURE

G

G GAS
GA GAUGE
GALV GALVANIZED
GC GENERAL CONTRACTOR
GLU LAM GLU LAMINATED
GLZ GLAZING
GSKT GASKET
GYP GYPSUM
GWB GYPSUM WALL BOARD

H

H HEIGHT
HB HOSE BIB
HC HOLLOW CORE
HCWD HOLLOW CORE WOOD DOOR
HD HEAVY DUTY
HDR HEADER
HDW HARDWARE
HDWD HARDWOOD
HGT HEIGHT
HM HOLLOW METAL
HORIZ HORIZONTAL, HORIZONTALLY
HPT HIGHT POINT
HR HOUR
HVAC HEATING VENTILATION AIR CONDITIONING
HW HOT WATER

I

ID INTERIOR DIAMETER
IIC IMPACT INSULATION CLASS
IN INCH
INC INCLUDE, INCLUDING
INCAN INCANDESCENT
INFO INFORMATION
INS INSULATION, INSULATED
INSUL INSULATION, INSULATED
INT INTERIOR
INV INVERT

J

JAN JANITOR
JT JOINT

K

KIT KITCHEN

L

L LENGTH, LONG
LAB LABORATORY
LAM LAMINATE
LAV LAVATORY
LB POUND
LED LIGHT EMITTING DIODE
LF LINEAR
LG LENGTH
LG LARGE
LIN LINEAR
LIN LINEN
LIV LIVING
LL LIVE LOAD
LPT LOW POINT
LT LIGHT
LTG LIGHT, LIGHTING
LTL LINTEL
LVR LOUVER

M

M MECHANICAL
M MASTER
MACH MACHINE
MANUF MANUFACTURER
MAS MASONRY
MATL MATERIAL
MATL MATERIAL
MAX MAXIMUM
MBR MASTER BEDROOM
MC MEDICINE CABINET
MDO MEDIUM DENSITY OVERLAY
MECH MECHANICAL
MED MEDICINE
MED MEDIUM
MEMB MEMBRANE
MFR MANUFACTURER
MIN MINOR
MIN MINIMUM
MISC MISCELLANEOUS
MO MASONRY OPENING
MOD MODULE, MODULAR
MIN MINIMUM
MIR MIRROR
MISC MISCELLANEOUS
MT MOUNT
MTD MOUNTED
MTG MEETING
MULL MULLION
MWK MILLWORK

N

N NEW
N NORTH
NA NOT APPLICABLE
NAT NATURAL
NIC NOT IN CONTRACT
NO NUMBER
NOM NOMINAL
NRC NOISE REDUCTION COEFFICIENT
NTS NOT TO SCALE

O

OA OVERALL
OC ON CENTER
OD OUTSIDE DIAMETER
OPG OPENING
OPP OPPOSITE
OSB ORIENTED STRAND BOARD
OVHD OVERHEAD

P

PAN PANTRY
PART PARTIAL
PERF PERFORATED
PERIM PERIMETER
PERM PERMANENT
PERP PERPENDICULAR
PKG PARKING
PL PLASTIC LAMINATE
PL PLATE
PL PROPENSITY LINE
PLAM PLASTIC LAMINATE
PLAS PLASTER
PLBG PLUMBING
PLF POUNDS PER LINEAR FOOT
PLY PLYWOOD
PLYWD PLYWOOD
PNL PANEL
PREP PREPARATION
PREFAB PREFABRICATION
PRKG PARKING
PROJ PROJECT
PROP PROPERTY
PSF POUNDS PER SQUARE FOOT
PSI POUNDS PER SQUARE INCH
PT POINT
PTD PAINTED
PVC POLYVINYL CHLORIDE
PVG PAVING
PVMT PAVEMENT
PWR POWER

Q

QTR QUARTER
QTY QUANTITY

R

R RISER
RAD RADIUS
RC RESILIENT CHANNEL
RCP REFLECTED CEILING PLAN
RCPT RECEPTACLE
RD ROOF DRAIN
REHAB REHABILITATION
REQ REQUIRED
REQS REQUIREMENTS
RECT RECTANGLE, RECTANGULAR
REF REFERENCE
REINF REINFORCED
REM REMOVABLE
RET RETURN
REV REVISION
RFG ROOFING
RM ROOM
RO ROUGH OPENING
ROW RIGHT OF WAY

S

S SOUTH
SB SPLASH BLOCK
SC SOLID CORE
SCHD SCHEDULE
SCWD SOLID CORE WOOD DOOR
SD STORM DRAIN
SECT SECTION
SEG SEGMENT
SEP SEPARATE, SEPARATION
SF SQUARE FOOT, SQUARE FEET
SG SAFETY GLAZING
SHT SHEET
SIM SIMILAR
SK SINK
SM SMALL
SPEC SPECIFICATION(S)
SPKLR SPRINKLER
SQ SQUARE
SS SANITARY SEWER
SS STAINLESS STEEL
SST STAINLESS STEEL
ST STREET
STC SOUND TRANSMISSION CLASS
STD STANDARD
STN STAINED
STL STEEL
STOR STORAGE
STRUCT STRUCTURAL
SUSP SUSPENDED
SYMM SYMMETRICAL

T

T TREAD
T&B TOP AND BOTTOM
TAG TONGUE AND GROOVE
TC TOP OF CURB
TEL TELEPHONE
TEMP TEMPERED
TEMP TEMPORARY
THK THICK, THICKNESS
THR THRESHOLD
THRES THRESHOLD
THRU THROUGH
TMPD TEMPERED
TO TOP OF
TOS TOP OF STEEL
TOT TOTAL
TV TELEVISION
TYP TYPICAL

U

UC UNDER COUNTER
UL UNDERWRITERS
UNFN UNFINISHED
UNO UNLESS NOTED OTHERWISE

V

VAR VARIES
VB VAPOR BARRIER
VCT VINYL COMPOSITION TILE
VERT VERTICAL, VERTICALLY
VEST VESTIBULE
VTR VENT THROUGH ROOF
VOC VOLATILE ORGANIC COMPOUNDS

W

W WEST
W WIDE
WI WITH
WO WITHOUT
WC WATER CLOSET
WD WOOD
WDW WINDOW
WM WIRE MESH
WR WATER RESISTANT
WT WEIGHT
WVF WELDED WIRE FABRIC
WV WELDED WIRE MESH

GENERAL NOTES

updated 09.24.21

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY.

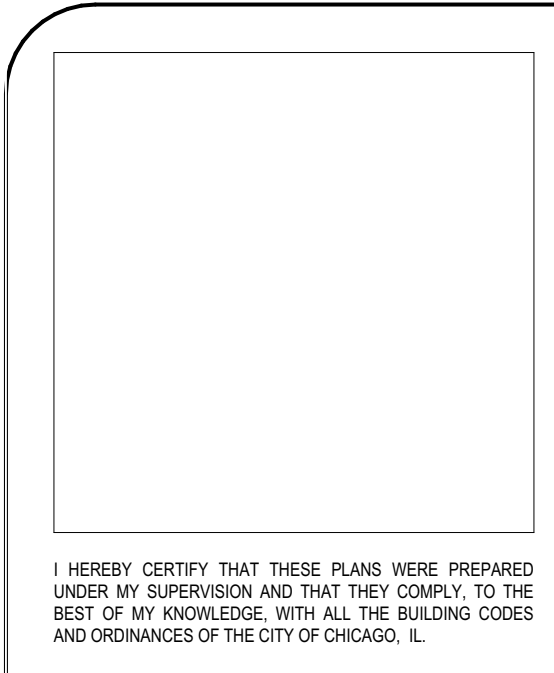
- CONTRACT DOCUMENTS INCLUDE THESE DRAWINGS AND SPECIFICATIONS, AIA GENERAL CONDITIONS AND THE SIGNED OWNER-CONTRACTOR AGREEMENT. THESE DRAWINGS AND SPECIFICATIONS ARE BASED ON THE PREMISE THAT AIA DOCUMENTS "OWNER-CONTRACTOR AGREEMENT" AND "GENERAL CONDITIONS A201" WILL BE USED. THE AIA GENERAL CONDITIONS A201 IS HEREBY INCORPORATED WITHIN THESE CONTRACT DOCUMENTS BY REFERENCE AND IS IN EFFECT AS IF PRINTED HERE IN ITS ENTIRETY.
- CONTRACTOR TO VISIT THE SITE, INSPECT THE CONDITIONS UNDER WHICH THE WORK WILL BE PERFORMED AND FAMILIARIZE HIMSELF / HERSELF WITH EXISTING CONDITIONS PRIOR TO SUBMITTING A PROPOSAL. THE CONTRACTOR SHALL INFORM THE ARCHITECT IN WRITING ANY CONDITION WHICH WILL ADVERSELY AFFECT THE ARCHITECTURAL INTENT, SCHEDULE, OR COST OF THE PROJECT.
- CONTRACTOR IS RESPONSIBLE FOR NOTIFICATION OF AUTHORITIES FOR NECESSARY INSPECTIONS AS WORK PROGRESSES.
- CONTRACTOR TO COMPLY WITH ALL CODES, LAWS, ORDINANCES, AND REGULATIONS OF GOVERNMENTAL AUTHORITIES HAVING JURISDICTION.
- CONTRACTOR TO COMPLY WITH MANUFACTURER'S RECOMMENDATIONS FOR THE PROPER USE, HANDLING AND INSTALLATION OF THEIR PRODUCTS.
- CONTRACTOR TO PROVIDE A WARRANTY THAT THE MATERIALS AND WORKMANSHIP ARE FREE OF DEFECTS. CONTRACTOR TO REPLACE AND/OR REPAIR ANY DEFECT PER THE CONSTRUCTION DOCUMENTS AND WITHIN THE WARRANTY PERIOD AT NO ADDITIONAL COST TO THE OWNER OR ARCHITECT.
- CONTRACTOR TO COORDINATE AND SCHEDULE WORK AMONGST TRADES. SCHEDULE DELIVERIES TO COORDINATE WITH CONSTRUCTION ACTIVITIES.
- CONTRACTOR TO CONTAIN AND PROTECT THE WORK AREA AND REMOVE & LEGALLY DISPOSE OF ALL DEBRIS. REDUCE NON-HAZARDOUS CONSTRUCTION AND DEMOLITION WASTE BY **MIN. 80%** (OR AS INDICATED OTHERWISE) BY WEIGHT THROUGH RECYCLING, SALVAGING, OR DIVERSION STRATEGIES.
- ALL PRODUCTS AND MATERIALS TO BE NEW AND UNUSED UNLESS SPECIFICALLY INDICATED OTHERWISE.
- IF CONFLICTS OR DISCREPANCIES EXIST BETWEEN DRAWINGS, SPECIFICATIONS, REFERENCED MATERIALS, AND / OR MANUFACTURER RECOMMENDATIONS, THE MOST STRINGENT OR HIGHEST QUALITY TO GOVERN. NOTIFY ARCHITECT FOR FINAL DECISION AND DIRECTION.
- DO NOT SCALE DRAWINGS. IN NO CASE ARE DRAWINGS TO BE SCALED FOR CONSTRUCTION OR BIDDING PURPOSES. VERIFY ALL DIMENSIONS IN FIELD AND NOTIFY THE ARCHITECT OF ANY DISCREPANCY OR CONFLICT.
- DATA PRESENTED ON THESE DRAWINGS ARE AS ACCURATE AS SURVEYS AND / OR EXISTING DRAWINGS CAN DETERMINE. ABSOLUTE ACCURACY IS NOT GUARANTEED. FIELD VERIFICATION OF THE DRAWINGS ARE THE RESPONSIBILITY OF THE CONTRACTOR PRIOR TO BID. DISCREPANCIES ARE TO BE BROUGHT TO THE ATTENTION OF THE ARCHITECT AND ENGINEER FOR A DECISION TO RESOLVE CONFLICTS PRIOR TO BID.
- THE CONTRACTOR SHALL PROVIDE ALL MATERIAL AND LABOR TO PROVIDE A COMPLETE INSTALLATION OF ALL WORK REQUIRED WHETHER INDICATED EXPRESSLY BY THESE DOCUMENTS OR NOT.
- THE CONTRACTOR IS RESPONSIBLE FOR DAILY CLEANUP OF THE CONSTRUCTION SITE AND ADJACENT AREAS, AND SHALL CLEAN THE SITE TO THE OWNER'S SPECIFICATIONS UPON COMPLETION OF THE PROJECT.
- THE CONTRACTOR SHALL MAINTAIN AT THE JOB SITE ONE COPY OF ALL DRAWINGS, SPECIFICATION, ADDENDA, APPROVED SHOP DRAWINGS, FIELD ORDERS, OTHER CONTRACT MODIFICATIONS, AND OTHER APPROVED DOCUMENTS SUBMITTED BY THE CONTRACTOR IN COMPLIANCE WITH VARIOUS SECTIONS OF THE SPECIFICATIONS.
- EACH OF THE CONTRACTOR'S PROJECT RECORD DOCUMENTS SHALL BE CLEARLY MARKED "PROJECT RECORD COPY", MAINTAINED IN GOOD CONDITION, AVAILABLE AT ALL TIMES FOR OBSERVATION BY THE ARCHITECT, AND NOT USED FOR CONSTRUCTION PURPOSES. UPON COMPLETION OF THE WORK, THE CONTRACTOR SHALL PROVIDE THE OWNER ONE COMPLETE SET OF DOCUMENTS SHOWING CHANGES TO THE ORIGINAL DOCUMENTS.
- THE CONTRACTOR SHALL MARK ON THE MOST APPROPRIATE DOCUMENTS TO SHOW SIGNIFICANT CHANGES MADE DURING THE CONSTRUCTION PROCESS, AND SIGNIFICANT DETAIL NOT SHOWN IN THE ORIGINAL CONTRACT DOCUMENTS. THE INFORMATION GIVEN SHALL INCLUDE, BUT IS NOT LIMITED TO, THE LOCATION OF UNDERGROUND UTILITIES AND ASSOCIATED CONDITIONS REFERENCED TO PERMANENT SURFACE IMPROVEMENTS, AND THE LOCATION OF INTERNAL UTILITIES AND ASSOCIATED CONDITIONS CONCEALED IN THE BUILDING STRUCTURES REFERENCED IN VISIBLE AND ACCESSIBLE FEATURES OR STRUCTURES.
- THE OWNER MAY PURCHASE AND/OR INSTALL MATERIALS, EQUIPMENT, AND FURNISHINGS UNDER SEPARATE CONTRACTS. THE CONTRACTOR SHALL COOPERATE WITH THE OWNER TO ALLOW DELIVERY AND INSTALLATION OF SUCH ITEMS.

TYPICAL DEMOLITION NOTES

updated 09/24/21

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY.

- THE EXTENT OF THE DEMOLITION WORK SHOWN ON THE DRAWINGS IS INTENDED TO GIVE THE CONTRACTOR THE SCOPE OF THE DEMOLITION REQUIRED. THE ACTUAL EXTENT OF DEMOLITION IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
- EXISTING EQUIPMENT, FIXTURES, FURNISHINGS ETC. TO REMAIN SHALL BE RELOCATED OR STORED PER OWNER'S DIRECTION AND BE PROTECTED FROM DAMAGE AND VANDALISM.
- CONTRACTOR TO COORDINATE DEMOLITION AND CONSTRUCTION OPERATIONS WHERE THEY AFFECT EXISTING WORK AREAS AND NORMAL OPERATING PROCEDURES. PROVIDE PROTECTION FOR THE NORMAL OPERATION OF THE FACILITY FROM DUST, FUMES, SMOKE, WATER, AND NOISE DURING DEMOLITION.
- DEMOLITION EXPOSING THE INTERIOR OF THE BUILDING TO THE OUTSIDE ELEMENTS OR TO THE PUBLIC IS TO BE PROPERLY SECURED AND PROTECTED TO ELIMINATE DAMAGE FROM VANDALISM OR WEATHER. COORDINATE WITH OWNER'S REQUIREMENTS.
- FIELD VERIFY LOCATIONS OF LOAD BEARING PARTITIONS, COLUMNS, BEAMS, AND SYSTEMS. CAUTION TO BE EXERCISED DURING DEMOLITION AND NEW CONSTRUCTION SO AS NOT TO ALTER AND / OR DAMAGE THE BUILDING'S STRUCTURAL AND OTHER PERTINENT SYSTEMS.
- THE CONTRACTOR IS RESPONSIBLE FOR ALL SHORING, BRACING, AND PROTECTION TO MAINTAIN INTEGRITY AND SAFETY OF THE EXISTING BUILDING AND AREAS OF CONSTRUCTION.
- REMOVE ALL MISCELLANEOUS ABANDONED OR NON-FUNCTIONING COMPONENTS AND DEVICES FOR PROPER DISPOSAL.
- DISCONNECT, REMOVE OR CAP ALL UTILITIES AND DRAIN LINES AS REQUIRED. MAKE PROVISIONS FOR TEMPORARY UTILITY CONNECTIONS AS NECESSARY.
- UNLESS INDICATED OTHERWISE, ALL AREAS AFFECTED BY DEMOLITION WORK ARE TO BE PATCHED, REPAIRED, AND SEALED TO MATCH EXISTING ADJACENT SURFACES AND FINISHES.
- PATCH ALL NEW AND EXISTING PENETRATIONS IN FIRE RATED ASSEMBLIES TO MATCH EXISTING CONSTRUCTION AND MAINTAIN FIRE RATING UNLESS INDICATED OTHERWISE.
- WHERE OPENINGS ARE INDICATED, REMOVAL OF THE APPLICABLE MATERIAL TO CREATE THE OPENING IS IMPLIED.
- ALL SUBSURFACES ARE TO BE BROUGHT TO CONDITIONS SUITABLE FOR RECEIVING NEW WORK.
- THE CONTRACTOR SHALL INFORM THE ARCHITECT IN WRITING OF ANY UNFORSEEN CONDITIONS UNCOVERED DURING DEMOLITION IMMEDIATELY, AND SHALL WORK WITH THE ARCHITECT TO RESOLVE ANY PROBLEMS IN A TIMELY MANNER.
- THESE PLANS AND SPECIFICATIONS DO NOT INDICATE THE REMOVAL OF ASBESTOS NOR LEAD, NOR DO THEY ANTICIPATE ASBESTOS AND LEAD REMOVAL. PRIOR TO THE ONSET OF CONSTRUCTION, THE CONTRACTOR SHALL DETERMINE IF ANY SUCH CONDITIONS OCCUR. THE GC IS RESPONSIBLE FOR PROVIDING THE OWNER WITH ANY ABATEMENT PROCEDURES NECESSARY. THE ARCHITECT IS NOT RESPONSIBLE FOR ANY ABATEMENT PROCEDURES.
- IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO IDENTIFY POINTS OF ACCESS TO THE BUILDING AND TO VERIFY MINIMUM CLEARANCES AVAILABLE FOR USE IN TRANSPORTING NECESSARY CONSTRUCTION MACHINERY, EQUIPMENT, MATERIALS, AND COMPONENTS INTO THE BUILDING. USE OF SUCH POINTS OF ACCESS SHALL BE APPROVED BY THE OWNER.
- EXISTING LIFE SAFETY AND EMERGENCY SYSTEMS MAY NOT BE SHOWN ON THE DRAWINGS TO THEIR ENTIRETY. THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFICATION OF LOCATION AND EXTENT OF THESE SYSTEMS (INCLUDING BUT NOT LIMITED TO SMOKE DETECTION SYSTEMS, EMERGENCY LIGHTING SYSTEMS) AS THEY MAY BE AFFECTED BY NEW WORK. THE CONTRACTOR IS RESPONSIBLE FOR ACCOMMODATING THESE SYSTEMS WHEN AFFECTED BY NEW WORK SO THAT ALL APPLICABLE CODE REQUIREMENTS ARE MET.
- ALL CONDUIT THAT IS ABANDONED SHALL BE REMOVED BACK TO THE SOURCE. ALL ABANDONED EXPOSED CONDUIT, INCLUDING ABOVE DROPPED CEILINGS, SHALL BE REMOVED UNLESS NOTED OTHERWISE. ALL PLUMBING AND HVAC SYSTEMS THAT ARE TO BE REMOVED ARE TO BE TERMINATED AT THE SOURCE AND REMOVED UNLESS NOTED OTHERWISE.
- ALL DOORS, HARDWARE AND LIGHTING FIXTURES NOT SCHEDULED FOR RE-USE SHALL BE RETURNED TO BUILDING STOCK. COORDINATE WITH BUILDING FOR REMOVAL BY CONTRACTOR TO STORAGE AREA. IF REJECTED BY BUILDING, CONTRACTOR SHALL DISPOSE OF AS INDICATED.
- THE CONTRACTOR SHALL BE AWARE THAT THE OWNER WILL CONTINUE TO USE THE ADJACENT AREAS DURING CONSTRUCTION. THE CONTRACTOR SHALL MINIMIZE IMPACT ON ADJACENT AREAS, AND MAY NOT USE ADJACENT AREAS FOR STORAGE OR STAGING. ADJACENT AREAS ARE TO BE KEPT CLEAN OF CONSTRUCTION RESIDUE / DEBRIS.



I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY, TO THE BEST OF MY KNOWLEDGE, WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02
2024.01.03

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1625 W Carroll Avenue
Chicago, IL 60612
p 312-988-9100
www.lbba.com
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Heart of Uptown Apartments

927 W Wilson Ave
Chicago, IL 60640

2218A

Abbreviations & General Notes

A-001

HEART OF UPTOWN APARTMENTS CODE MATRIX
 Per Chicago Zoning Ordinance (CZO) 2019 Edition, Chicago Building Code (14B) 2019 Edition, Chicago Rehabilitation Code (14R) 2019 Edition; Includes 05/2022 supplements
 The following requirements are minimum requirements. More stringent requirements in the drawings and specification apply

Chicago Building Code (14B) 2019 Edition (Includes 05/2022 Supplements)
 The following requirements are minimum requirements. More stringent requirements in the drawings and specifications apply

Issue	Chapter / Article	Existing	Actual / Proposed	Location / Sheet No.	Remarks
PROJECT INFORMATION & ZONING REQUIREMENTS					
GENERAL					
Type of Work	14B & 14R	Building Rehabilitation - Alteration			
Rehabilitation Compliance Method	14R-3-301	Work Area Compliance Method			
Historic Building	14R-Chapter 12	No			
Zoning District (or PD Number)	17-3-0100	B3-5	Existing Zoning District (no change)	-	ARO Community Preservation Area
Land Area (for FAR) in sf	17-3-0403		9,700	Survey	
Special Conditions		n/a			
Zoning Use Group and Categories (Allowed Uses)	17-3-0200	Residential Use - Household Living Category	Existing Use (no change)	-	
Front Setback (feet)	17-3-0404	n/a	Existing complies (no change)	-	No front setback is required in B-districts
Rear Setback (feet)	17-3-0405	30'-0" Existing = 27'-7"	Existing complies (no change)	-	Exemption: This does not apply to existing buildings where there is a change of use or interior alterations and where there are no additions to the existing structure which are proposed within the rear setback.
Left Side Setback (feet)	17-3-0406	n/a	Existing complies (no change)	-	No side setbacks are required in B districts
Right Side Setback (feet)	17-3-0406	n/a	Existing complies (no change)	-	
Combined Side Setbacks (feet)	17-3-0406	n/a	Existing complies (no change)	-	
Zoning Floor Area (sf)			34,670	Site Plan	
Floor Area Ratio (FAR)	17-17-0403	B3-5 = 5.0 maximum FAR Existing = 3.57	Existing complies (no change)	-	
Allowable Buildable Area	17-17-0403	48,500 SF (see zoning floor area for existing)	Existing complies (no change)	-	
Zoning Building Height (feet) Lot Frontage	17-17-0408	B3-5 = 65 ft maximum (lot frontage of 50-99.9 ft) Existing = 54'-7"	Existing complies (no change)	Elevations	
Number of Dwelling Units			41 units	Cover Sheet	
Lot Area Per Unit - Density (sf/unit)	17-3-0402	B3-5 = 200 SF minimum (dwelling units) Existing = 236 SF	Existing complies (no change)	-	
On-Site Parking Spaces	17-10-0207	Parking Group C (Multi-Unit, government-subsidized; based on unit size) 18 minimum Existing = 0	Existing non-conforming (no change)	-	Less than 600 sq. ft. = 0.33 spaces per unit 600 - 1,200 sq. ft. = 0.70 spaces per unit No parking is required for accessory uses (existing site limitations make it infeasible to provide off-street parking spaces)
Bicycle Parking	17-10-0207	9 minimum Existing = 0	14 new	Site Plan	1 per 2 auto spaces in buildings containing 8 or more units
On-Site Loading Spaces	17-10-1100	Multi-Unit Residential 25,000 - 199,999 Gsf = 1 required loading spaces	Existing non-conforming (no change)	-	Existing site limitations make it infeasible to provide on-site loading space
OCCUPANCY, SEPARATION, CONSTRUCTION TYPE					
Occupancy Classification & Use	14B-3-201 14B-4-406.3.1	R-2 residential	Existing (no change)	-	R-2, one or more sleeping units or more than 3 DU (including live/work units), apartment houses, condos, co-ops, congregational living facilities (non-transient) w/ more than 16 occupants, townhouses
Occupancy Separation	14B-5-508	Single Occupancy	Existing (no change)	-	
Construction Classification	14B-6-602.1	III-A construction	Existing (no change)	-	
BLDG HEIGHT					
Allowable Building Height	14B-4-504.3	Type IB = 70' (R Occupancy, S) Existing = 55'	Existing complies (no change)	Elevations	
Allowable Number of Stories Above Grade Plane	14B-4-504.4	Type IB = 5 stories (R-2 Occupancy, S) Existing = 5 stories	Existing complies (no change)	Elevations	
NUMBER OF STORIES					
PROJECT DESCRIPTION					
Building Area - Basements	14B-4-506.1.3	Basements are NOT included in building area where the total area of such basements does NOT exceed the allowable building area for a one-story above grade plane building of the same occupancy and construction type	Basements are NOT included in building area	Plans	
CBC Building Area (sf)	14B-2-203		30,862	Plans	
Number of Dwelling Units		41	41 (no change)	Cover Sheet	
Special Uses	14B-Chapter 4	Dwelling Units / Sleeping Units		-	
Fire Protection and Life Safety	14B-Chapter 11	NFPA 13 (Full)		-	

Issue	Chapter / Article	Ordinance Requirement	Actual	Location / Sheet No.	Remarks
NEW CONSTRUCTION BUILDING REQUIREMENTS					
ACCESSORY OCCUPANCIES					
Main Occupancy Classification and Use	14B-3-310	main occupancy:	R-2 residential	-	R-2, one or more sleeping units or more than 3 DU (including live/work units), apartment houses, condos, co-ops, congregational living facilities (non-transient) w/ more than 16 occupants, townhouses
Accessory Occupancy Classification and Use	14B-5-508.2	accessory occupancy:	B business	-	B office, professional or service-type transactions inc storage of records, barber and beauty shops, educational occupancies for students above the 12th grade, tutoring centers
Accessory Occupancy Classification and Use	14B-5-508.2	accessory occupancy:	A-3 assembly	-	A-3 worship, recreation or amusement or other assembly not classified elsewhere, art galleries, community halls, lecture halls, libraries, museums
Accessory Occupancies - Allowable Building Height	14B-5-508.2.2	The allowable building height and number of stories above grade plane shall be in accordance with section 504 for the main occupancy of the building	Stories and height comply w/ main occupancy of building	Elevations	
Accessory Occupancies - Area Limitations	14B-5-508.2.3	Max 25% of floor area of the affected story = 1,539 SF	1,013 SF (16%)	Plans	
		Max 10% floor area of the total floor area of main occupancy (not to exceed tabular area for nonsprinklered buildings for each accessory occupancy) = 3,086 SF	1,013 SF (3%)		
Accessory Occupancies - Separation of Occupancies	14B-5-508.2.4	No separation is required between accessory occupancies and the main occupancies except those listed in the remarks	Existing complies (no change)	-	Group I-1, R-1, R-2, R-3, R-4 and R-5 dwelling units and sleeping units shall not be classified as accessory occupancies and shall be separated from other dwelling or sleeping units and from other occupancies contiguous to them in accordance with the requirements of Section 420.
Incidental Uses - Area Limitations	14B-5-509.3	Max 10% of gross floor area of the primary occupancy = 3,086 SF	Mechanical Room = 157 SF Mechanical Room = 391 SF Electrical Room = 387 SF Laundry Room = 218 SF Total = 1,153 SF (4%)	Plans	
		Rooms w/ boilers where largest piece of equipment is over 15 psi and 10 horsepower - 2hr fire barrier	Existing complies (no change)	Egress Plans	Where Table 509 specifies a fire resistance-rated separation, the incidental uses shall be separated from the remainder of the building by a fire barrier per 707 or a horizontal assembly per 711, or both.
Incidental Uses - Separation and Protection	14B-5-509.4	P = perimeter of entire building (feet)	P = 432.83 feet	Site Plan	S = where a building is equipped throughout with an automatic sprinkler system in accordance per 903.3.1.1 (NFPA 13), S=2, and where a building is NOT equipped throughout with an automatic sprinkler system per 903.3.1.1 (NFPA 13) or 903.3.1.2 (NFPA 13R), S=1
		W = width of public way or yard (feet) per 506.3.2	W = 30 feet		
		F = building perimeter that fronts on a public way or yard having a min width of 20 feet	F = 90 feet		
		S = see remarks	S = 2		
Amount of Area Factor Increase Due to Frontage	14B-4-506.3.3 Equation 5-5	$I_f = \text{Area factor increase due to frontage}$ $I_f = (F/P)(W/30)(S)$	$I_f = 0.41$	-	
ALLOWABLE AREA	14B-4-506.2.1 Equation 5-1	$A_s = \text{tabular allowable area factor per 506.2 (NS)}$	$A_s = 30,000$	-	Basements are NOT included in building area
		$NS = \text{tabular allowable area factor per 506.2 for non-sprinklered buildings (regardless if the building is sprinklered)}$	$NS = 10,000$		
ALLOWABLE AREA	14B-4-506.2.3 Equation 5-2	$I_f = \text{Area factor increase due to frontage (\% per 506.3)}$	$I_f = 0.41$	Plans	No individual story shall exceed the allowable area (A_s) as determined by this equation using the value $S_s = 1$ No one story can be greater than the allowable area of a one-story building
		$A_s = \text{tabular allowable area factor per 506.2 (NS, S1, S13 R or S13D as applicable) - Max per floor}$	$A_s = 30,000$		
ALLOWABLE AREA	14B-4-506.2.3 Equation 5-2	$NS = \text{tabular allowable area factor per 506.2 for non-sprinklered buildings (regardless if the building is sprinklered)}$	$NS = 10,000$	-	
		$I_f = \text{Area factor increase due to frontage (\% per 506.3)}$	$I_f = 0.21$		
ALLOWABLE AREA	14B-4-506.2.3 Equation 5-2	$S_s = \text{Actual number of building stories above a grade plane not to exceed 3}$	$S_s = 3$	Plans	
		$A_s = \text{tabular allowable area factor per 506.2 (NS, S1, S13 R or S13D as applicable) - Max per floor}$	$A_s = 42,300$		
ALLOWABLE AREA	14B-4-506.2.3 Equation 5-2	$A_s = A_s + (NS \times I_f) \times S_s$	$A_s = 42,300$	-	
		Actual building area =	30,862 GSF (no change)		
GROUPS I-1, R-1 thru R-4					
Groups I-1, R-1 thru R-4 separation walls	14B-4-420.2	Walls shall be constructed as fire partitions in accordance with Section 708	Existing complies (no change)	Assemblies	See 'Fire Separation' below
Groups I-1, R-1 thru R-4 horizontal assemblies	14B-4-420.3	Floors shall be constructed as horizontal assemblies per 711	Existing complies (no change)	-	
Groups I-1, R-1 thru R-4 automatic sprinkler system	14B-4-420.4	Group R occupancies shall be equipped throughout with an automatic sprinkler system req by 903.2.8. Quick-response or residential automatic sprinklers shall be installed in accordance with 903.3.2	To comply	-	
Groups I-1, R-1 thru R-4 fire alarm systems and smoke alarms	14B-4-420.5	Fire alarm systems and smoke alarms shall be provided in Group I-1, R-1 and R-2 occupancies; single- or multiple station smoke alarms shall be provided in groups I-1, R-2 thru R-5	No change to existing fire alarm system - see remarks	-	Existing, previously permitted fire alarm system (see Rehabilitation Code Matrix)
Groups I-1, R-1 thru R-4 shared cooking facilities	14B-4-420.9.1	Domestic cooking appliances shall be limited to ovens, cooktops, ranges, coffee makers, warmers and microwaves; domestic cooking hoods shall be provided over cooktops or ranges	To comply	Appliance Schedule	1. Hoods shall comply with section 505 of the Chicago Mechanical code 2. A timer shall be provided that automatically deactivates the cooking appliance within a period of not more than 120 minutes
Groups I-1, R-1 thru R-4 portable fire extinguisher	14B-4-420.9.1	A portable fire extinguisher shall be provided within a 30' distance of travel from each domestic cooking appliance	To comply	Egress Plans	Installation per section 906
FIRE SEPARATION					
Construction Classification - Primary Structural Frame	14B-6-601	II-A = 1 hr minimum (and per 704.10)	Existing complies (no change)	Assemblies	Exterior load bearing walls must conform to the higher of the fire-resistance ratings specified in tables 601 and 602 Per 704.9, exterior load bearing structural members, such as columns or girders, must have the same fire-resistance rating required for exterior load-bearing walls. This may be more restrictive than table 601 or 602 Exterior nonbearing walls only need to comply with 602 Exterior nonbearing walls include exterior partitions
Construction Classification - Exterior Bearing Walls	14B-6-601	II-A = 2 hr minimum (and per 602, 704.10)	Existing complies (no change)		
Exterior Walls fire separation distance $X < 3$	14B-6-602	II-A/R = 2 hr minimum	Existing complies (no change)		
Exterior Walls fire separation distance $3 \leq X < 5$	14B-6-602	II-A/R = 1 hr minimum	Existing complies (no change)		
Exterior Walls fire separation distance $5 \leq X < 10$	14B-6-602	II-A/R = 1 hr minimum	Existing complies (no change)		
Exterior Walls fire separation distance $10 \leq X < 30$	14B-6-602	II-A/R = 1 hr minimum	Existing complies (no change)		
Exterior Walls fire separation distance $X \geq 30$	14B-6-602	II-A/R = 0	Existing complies (no change)		
Construction Classification - Interior Bearing Walls	14B-6-601	II-A = 1 hr minimum	Existing complies (no change)		
Construction Classification - Interior Nonbearing Walls and Partitions	14B-6-601	II-A = 0	Existing complies (no change)		
Construction Classification - Floor Construction and Associated Secondary Members	14B-6-601	II-A = 1 hr minimum	Existing complies (no change)		
Construction Classification - Roof Construction and Associated Secondary Members	14B-6-601	II-A = 30 min minimum	Existing complies (no change)		
ALLOWABLE COMBUSTIBLE MATERIALS					
Allowable Combustible Materials in Type III, IV construction	14B-6-604	combustibles in exterior walls	n/a - no change to existing construction applying to these sections	Plans, Assemblies	Combustible materials shall be permitted in the exterior walls of buildings of Type III or IV construction where combustible materials in the same application are permitted in the exterior walls of buildings of Type I or II construction by Section 603.1 Type III or V construction with three or more stories above grade plane: all basement columns and basement bearing walls shall be of noncombustible material or of heavy timber construction Except in buildings of Group R-5 occupancy, floor construction over basements shall have a fire-resistance rating of not less than 1 hour.
Basement Construction	14B-6-605.2	columns and bearing walls	n/a - no change to existing basement construction		
Basement Construction	14B-6-605.4	floor construction	n/a - no change to existing basement construction		

2/7/2024 9:25 AM

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02
2024.01.03

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Heart of Uptown
Apartments

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2218A

Code Matrix

A-002a

Category	Code Reference	Description	Requirement	Notes
OPENINGS	Exterior Walls - Openings	14B-7-705.8(1)	Unprotected (UP), Sprinklered (S) 30 feet or greater = No Limit	North & South elevations - Existing complies (no change)
	Exterior Walls - Vertical Separation of Openings	14B-7-705.8.5	Unprotected (UP), Sprinklered (S) 5 feet to less than 10 feet = 25%	East & West elevations - Existing complies (no change)
	Exterior Walls - Joints	14B-7-705.9	Rated Opening Protectives based on Vertical Separation of Openings	n/a - Building is equipped throughout with an automatic sprinkler system per 903.3.1.1 (NFPA 13) or 903.3.1.2 (NFPA 13R)
	Exterior Wall - Ducts and Air Transfer Openings	14B-7-705.10	Air Duct and Air Transfer Openings	n/a - air ducts and air transfer openings in exterior walls that are permitted to have unprotected openings are not required to comply w/ 717 ducts and air transfer openings
PENETRATIONS	Penetrations into or thru fire walls, fire barriers, smoke barrier walls and fire partitions	14B-7-714.1	Penetrations that are not protected with dampers shall comply with 714.3 thru 714.4.3	To comply
	Penetrations of a floor, floor/ceiling assembly or the ceiling membrane of a roof/ceiling assembly	14B-7-714.5	Penetrations thru horizontal assemblies not protected with a shaft per 717.6 and not protected with fire dampers shall comply with 714.5 thru 714.6.2	To comply
OPENING PROTECTIVES	Opening Protectives - Fire-Rated Glazing	14B-7-716	Fire rated glazing shall comply with Section 716	To comply
	Opening Protectives - Door Assemblies in Corridors and Smoke Barriers	14B-7-716.1(2) 14B-7-716.2.2.1	20 min fire rating and tested in accordance with 716.2.2.1	To comply
FIRE ALARM & DETECTION SYSTEMS	Group R-2 Fire Alarm Systems	907.2.9	A manual fire alarm system that activates the occupant notification system in accordance with Section 907.5 shall be installed in Group R-2 occupancies where the building contains more than 16 dwelling or sleeping units	No change to existing fire alarm system - see remarks
	Group R-2 Smoke Alarms	907.2.10.2	Single- or multiple-station smoke alarms shall be installed and maintained regardless of occupant load at all locations listed in remarks	To comply
	Smoke Alarms - Installation near cooking appliances	907.2.10.3	Smoke alarms shall not be installed in the locations listed in remarks unless this would prevent placement of a smoke alarm in a location required by Section 907.10.2	To comply
	Smoke Alarms - Installation near bathrooms	907.2.10.4	Smoke alarms shall be installed not less than 3 feet horizontally from the door or opening of a bathroom that contains a bathtub or shower unless this would prevent placement of a smoke alarm required by Section 907.2.10.2	To comply
Smoke Alarms - Interconnection	907.2.10.5	Where more than one smoke alarm is required to be installed within an individual dwelling unit or sleeping unit in Group R occupancies, the smoke alarms shall be interconnected in such a manner that the activation of one alarm will activate all of the alarms in the individual unit	To comply	
MEANS OF EGRESSES	Ceiling Height	14B-10-1003.2	Minimum 7'-6"	Existing complies - see remarks
	Occupant Load	14B-10-1004	Cumulative Occupant Load	120 Occupants
	Means of Egress Sizing - Stairways	14B-10-1005.3.1	Capacity Factor = 0.2 inch per occupant	Existing complies (no change)
	Means of Egress Sizing - Other Means of Egress	14B-10-1005.3.2	Capacity Factor = 0.15 inch per occupant	Existing complies (no change)
	Number of Exits and Exit Access Doorways	14B-10-1006.2.1	Spaces With One Exit or Exit Access Doorway: Max Occupant Load = 10 Max Common Path = 115 ft (with sprinkler system)	Existing complies (no change)
	Single Exits	14B-10-1006.3.3	A single exit or access to a single exit shall be permitted from any story meeting any condition listed in remarks	Existing complies (no change)
ACCESSIBLE MEANS OF EGRESSES	Exit and Exit Access Doorway Configuration	14B-10-1007.1.1	Exits shall be placed a distance apart equal to or not less than one-half the length of the maximum overall diagonal dimension of the building area to be served (measured in a straight line between them)	Existing complies - see remarks
	Elevators Required	14B-10-1009.2.1	In buildings where a required accessible floor is four or more stories above or below a level of exit discharge, not less than one required accessible means of egress shall be an elevator complying with Section 1009.4	Existing complies (no change)
Stairways - Area of Refuge	14B-10-1009.3.3	Stairways shall either incorporate an area of refuge within an enlarged floor-level landing or shall be accessed from an area of refuge complying with Section 1009.6	Existing complies - see remarks	
DOORS, RAMPS, STAIRWAYS, HANDRAILS, GUARDS	Doors - Size	14B-10-1010.1.1	Min Clear Opening Width = 32 inches Min Clear Opening Height = 80 inches	Existing complies - see remarks
	Doors - Direction of Swing	14B-10-1010.1.2.1	Doors shall swing in the direction of egress travel where serving a room or area containing an occupant load of 50 or more persons	Existing complies (no change)
	Doors - Landings	14B-10-1010.1.6	Landings shall have a width not less than the width of the doorway or door, whichever is greater. Doors in the fully open position shall not reduce a required dimension by more than one-quarter its required width. Landings shall have a length measured in the direction of travel of not less than 44 inches	No change to existing landings - see remarks
	Doors - Arrangement	14B-10-1010.1.8	Space between two doors in a series shall be 48 inches minimum plus the width of a door swinging into the space. Doors in a series shall swing either in the same direction or away from the space between the doors	Existing complies - see remarks
	Stairways, Ramps & Handrails	14B-10-1011 14B-10-1012 14B-10-1014	See floor plans and egress plans for compliance	Existing complies - see remarks
Guards at Window Openings	14B-10-1015.8	Windows in Group R buildings where the top of the sill of an operable window opening is located less than 36 inches above the finished floor and more than 72 inches above the finished grade or other surface below on the exterior of the building	To comply - see remarks	

Category	Code Reference	Description	Requirement	Notes
EXIT AND EGRESSES	Exit Access Travel Distance	14B-10-1017.2	Group R = 250 ft (with sprinkler system)	Existing complies (no change)
	Corridors Construction	14B-10-1020.1	Group R = 1 hr (with sprinkler system, when occupant load is greater than 10)	Existing complies (no change)
	Corridor Width	14B-10-1020.2	Min Corridor Width = 36 inches (with an occupant load of less than 50)	Existing complies (no change)
	Dead Ends	14B-10-1020.4	Max 50 ft	Existing complies (no change)
	Interior Exit Stairways Termination	14B-10-1023.3	Interior exit stairways shall terminate at an exit discharge or public way	No change to existing stairways - see remarks
	Interior Exit Stairways Exterior Walls	14B-10-1023.7	Where unprotected exterior openings are exposed to other parts of the building at an angle less than 180 degrees, the exterior walls within 10 feet horizontally of a non-rated wall or unprotected opening shall have a fire-resistance rating of not less than 1 hr. Openings within such exterior walls shall have a fire protection rating of not less than 3/4 hr. A sign shall be provided at each floor landing in an interior exit stairway connecting more than three stories, located 5 ft above the floor landing in a position that is readily visible when the doors are in the open and closed positions, and in accordance with 1023.9	To comply
INTERIOR ENVIRONMENT	Stairway Identification Signs	14B-10-1023.9	A sign shall be provided at each floor landing in an interior exit stairway connecting more than three stories, located 5 ft above the floor landing in a position that is readily visible when the doors are in the open and closed positions, and in accordance with 1023.9	To comply
	Exit Discharge	14B-10-1028	Exits shall discharge directly to the exterior of the building. The exit discharge shall be at grade or shall provide a direct path of egress travel to grade. The exit discharge shall not reenter a building.	No change to existing exit configuration - see remarks
	Roof Ventilation	14B-10-1202.2	Roof assemblies shall be ventilated in accordance with Section 1202.2 or 12.2.3	Existing complies (no change)
	Natural Ventilation & Light	14B-12-1202.5 14B-12-1204.2	Ventilation Area = 4% of floor area Net Glazed Area = 8% of floor area	Existing complies (no change)
ROOF ASSEMBLY	Yards	14B-12-1205.2	Min 3 ft for an exterior wall < 40 ft above lowest floor receiving natural light or ventilation or grade plane, whichever is higher. Minimum width shall be increased 2 inches for each 1 ft in height (max width of 15 ft)	Existing complies (no change)
	Minimum Room Dimensions	14B-12-1207.1	Kitchens shall have a clear passageway of not less than 3 ft between counter fronts and appliances or counter fronts and walls	Existing complies - see remarks
	Minimum Ceiling Heights	14B-12-1207.2	Occupiable spaces and corridors shall have a ceiling height of not less than 7'-6" AFF	Existing complies (no change)
	Room Area	14B-12-1207.3	Dwelling Units: Largest room = min 120 SF Dining spaces = min 60 SF Habitable spaces = min 70 SF	n/a - no change to existing room configuration
Ventilation	14B-15-1503.4	Intake and exhaust vents shall be provided in accordance with Section 1202.2	Existing complies (no change)	
Fire Classification	14B-15-1505.1	IIA = Class B	To comply	

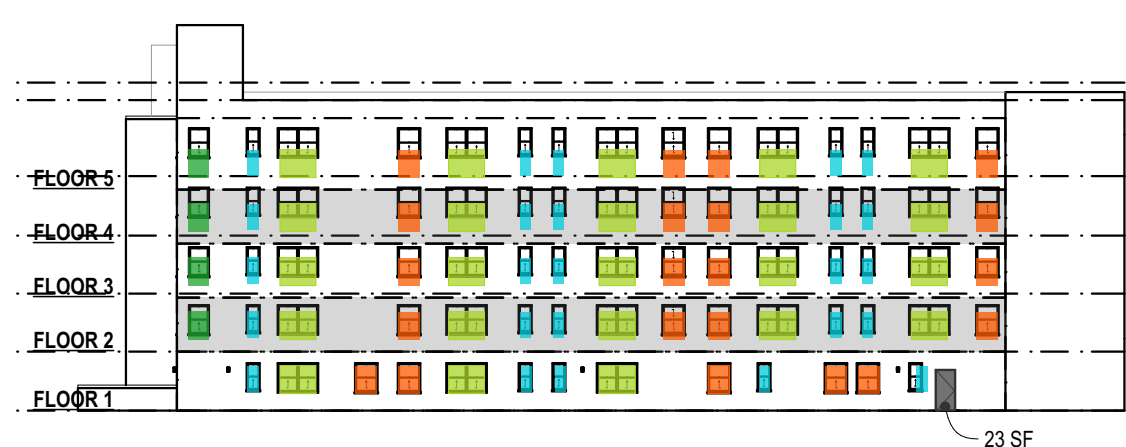


PROTECTED OPENINGS - MAX ALLOWABLE AREA = 25%
(PER CBC TABLE 705.8(1) FSD BETWEEN 5'-0" < 10'-0")

FLOOR 1:
23 SF (5) + 8 SF (5) + 17 SF (5) + 18 SF + 10 SF = 225 SF (TOTAL OPENINGS)
225 SF / 1,400 SF = 16% (EXISTING - NO CHANGE)

FLOOR 2 (TYPICAL):
23 SF (5) + 8 SF (5) + 17 SF (2) + 10 SF = 269 SF (TOTAL OPENINGS)
269 SF / 1,281 SF = 21% (EXISTING - NO CHANGE)

3 West Elevation Exterior Openings
SCALE: 1/32" = 1'-0"

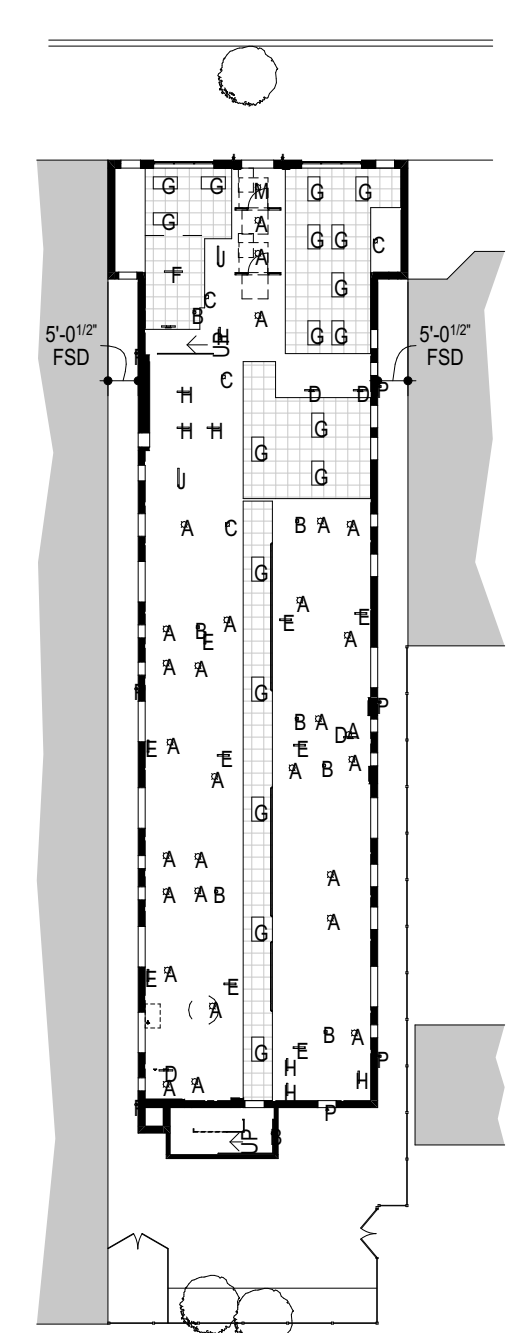


UNPROTECTED OPENINGS, SPRINKLERED - MAX ALLOWABLE AREA = 25%
(PER CBC TABLE 705.8(1) FSD BETWEEN 5'-0" < 10'-0")

FLOOR 1:
23 SF (5) + 8 SF (5) + 17 SF (5) + 23 SF = 232 SF (TOTAL OPENINGS PER FLOOR)
232 SF / 1,358 SF = 17% (EXISTING - NO CHANGE)

FLOOR 2 (TYPICAL):
23 SF (5) + 8 SF (5) + 17 SF (4) + 16 SF = 264 SF (TOTAL OPENINGS PER FLOOR)
264 SF / 1,243 SF = 21% (EXISTING - NO CHANGE)

2 East Elevation Exterior Openings
SCALE: 1/32" = 1'-0"



1 Fire Separation Distance
SCALE: 1/32" = 1'-0"

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

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Code Matrix

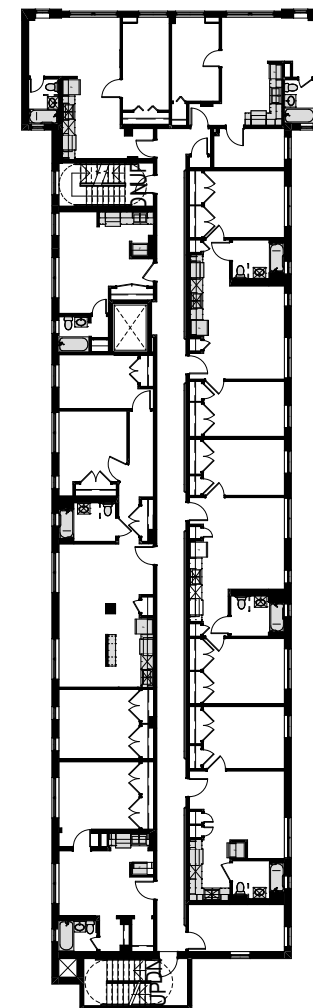
A-002b

Chicago Rehabilitation Code (14R) 2019 Edition (Includes 05/2022 Supplements)
The following requirements are minimum requirements. More stringent requirements in the drawings and specifications apply

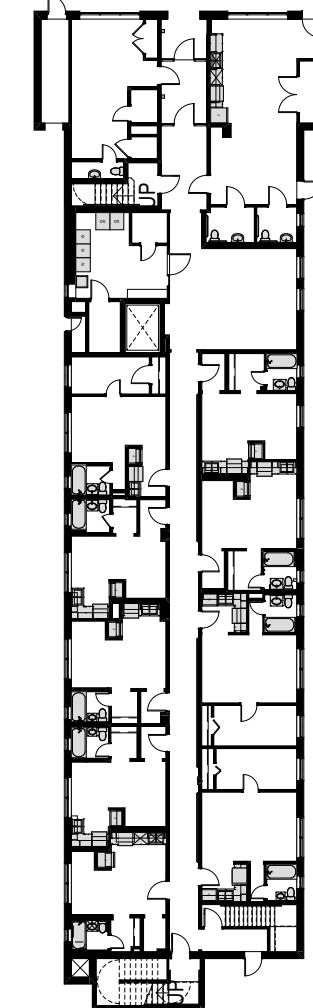
Issue	Chapter / Article	Ordinance Requirement	Actual	Location / Sheet No.	Remarks
REHABILITATION BUILDING REQUIREMENTS					
GENERAL REHAB					
Defining Scope of Work	14R-3-301	Repairs, Alterations, Additions or Change in Occupancy	Project is an Alteration complying with the Work Area Compliance Method per Chapter 6-12	-	Alteration work falls under Work Area Method Level 1 / Level 2
Fire Limits	14R-1-101.7	No existing building located within the fire limits, as defined in Appendix D of the CBC, shall be increased in building height or building area unless it is of a type of construction allowed for new buildings within the fire limits	n/a - no change	-	
Existing, New, and Replacement Materials	14R-3-302.4 14R-3-302.5	Materials already in use in a building in compliance with requirements or approvals in effect at the time of their erection or installation shall be allowed to remain in use unless determined by the building official to be hazardous.	n/a - no change	-	Except as otherwise required or allowed by this code, materials allowed by the applicable code for new construction shall be used. Like materials shall be allowed for repairs and alterations, provided that unsafe conditions are not created. Hazardous materials shall not be used where the code for new construction would not allow their use in buildings of similar occupancy, purpose and location.
ACCESSIBILITY					
Accessibility	14R-3-305	Maintenance, change of occupancy, additions, and alterations to existing buildings, including those identified as historic buildings shall comply with Sections 305.1 thru 305.9 of this code	To comply - see remarks	Accessible Distribution, Plans, Interior Elevations	Alteration work will comply with accessibility requirements except where technically infeasible
Accessibility - Alterations	14R-3-305.6	A facility that is altered shall comply with the applicable provisions in Chapter 11 of the CBC, unless technically infeasible. Where compliance with this section is technically infeasible, the alteration shall provide access to the maximum extent technically feasible.	To comply - see remarks	Enlarged Plans, Interior Elevations	Exception 4: Type B units required by Section 1107 are not required to be provided in existing buildings and facilities built for first occupancy before March 14, 1991, undergoing alterations or change of occupancy.
Accessibility - Alterations Affecting an Area Containing a Primary Function	14R-3-305.7	Where an alteration affects the accessibility to, or contains an area of primary function, the route to the primary function area shall be accessible. The accessible route to the primary function area shall include toilet facilities and drinking fountains serving the area of primary function.	To comply - see remarks	Enlarged Plans, Interior Elevations	Alteration work will comply with accessibility requirements except where technically infeasible
Alterations - Entrances	14R-3-305.8.1	Where an alteration includes alterations to an entrance that is not accessible, and the facility has an accessible entrance, the altered entrance is not required to be accessible unless required by Section 305.7 of this code	To comply - see remarks	-	Signs complying with Section 1111 of the CBC shall be provided
Alterations - Elevators	14R-3-305.8.2 14R-3-305.8.3	Altered elements of existing elevators shall comply with the Chicago Conveyance Device Code and ICC A117.1. Such elements shall also be altered in elevators programmed to respond to the same hall call control as the altered elevator.	n/a - no change	-	
Alterations - Accessible Dwelling or Sleeping Units	14R-3-305.8.6	Where Group I-1, I-2, I-3, R-1, R-2 or R-4 dwelling units or sleeping units are being altered or added, the requirements of Section 1107 of the CBC for Accessible units apply only to the quantity units being altered or added	To comply - see remarks	Accessible Distribution	Alteration work will comply with accessibility requirements except where technically infeasible
Alterations - Type A Dwelling or Sleeping Units	14R-3-305.6.7	Where more than 20 Group R-2 dwelling units or sleeping units are being altered or added, the requirements of Section 1107 of the CBC for Type A units apply only to the quantity of spaces being added	n/a - no change to quantity of dwelling units	-	
Alterations - Type B Dwelling or Sleeping Units	14R-3-305.8.8	Where four or more Group I-1, I-2, R-1, R-2, R-3 or R-4 dwelling units or sleeping units are being added, the requirements of Section 1107 of the CBC for Type B units apply only to the quantity of units being added. Where Group I-1, I-2, R-1, R-2, R-3 or R-4 dwelling units or sleeping units are being altered and where the work area is greater than 50 % of the building area, the requirements of Section 1107 for Type B units apply only to the quantity of units being altered.	n/a - no change to quantity of dwelling units - work area is less than 50% of building area	-	Per 305.6.4: Type B units required by Section 1107 of the CBC are not required to be provided in existing buildings and facilities built for first occupancy before March 14, 1991, undergoing alterations or change of use
Alterations - Thresholds	14R-3-305.8.14	The maximum height of thresholds at doorways shall be 3/4 inch. Such thresholds shall have beveled edges on each side	Existing complies - no change	Door Schedule	
ROOFING					
Reroofing	14R-3-306.1	Materials and methods of application used for roof recover and roof replacement shall comply with the requirements of Chapter 15 of the CBC. Roof repair not exceeding 25 % of the surface area of an existing roof may comply with Chapter 4 of this code.	To comply	Roof Plan, Assemblies	
REPAIRS					
Repairs - Scope	14R-4-401.1	Repairs shall comply with the requirements of this chapter. Repairs to historic buildings need only comply with Chapter 12.	To comply	-	The work shall not make the building less compliant than it was before the repair was undertaken
Repairs - Glazing in Hazardous Locations	14R-4-402.1	Replacement glazing in hazardous locations, as specified in Section 2406.4 of the CBC shall comply with the safety glazing requirements of the CBC	To comply	Door Schedule	
Repairs - Fire Protection	14R-4-403.1	Repairs shall be done in a manner that maintains the level of fire protection provided	To comply	Egress Plans	
Repairs - Means of Egress	14R-4-404.1	Repairs shall be done in a manner that maintains the level of protection provided for the means of egress	To comply	Egress Plans	
Repairs Electrical Materials	14R-4-406.1	Existing electrical wiring and equipment undergoing repair shall be allowed to be repaired or replaced with like material	To comply	Electrical Drawings	1. Replacement of electrical receptacles shall comply with the applicable requirements of Section 406.4(D) of Chicago Electrical Code 2. Plug fuses of the Edison-base type shall be used for replacements only where there is no evidence of over fusing or tampering per applicable requirements of Section 240.51(B) of Chicago Electrical Code
Repairs Plumbing	14R-4-408.1	Plumbing materials and supplies shall not be used for repairs that are prohibited in the Chicago Plumbing Code	To comply	Plumbing Drawings	The maximum water consumption flow rates and quantities for all replaced water closets shall be 1.6 gallons per flushing cycle
Repairs Light and Ventilation	14R-4-409	Existing means of providing natural light and ventilation in occupancies where provisions for natural light and ventilation are required by the CBC undergoing repair shall not make the building less complying than it was before the damage occurred.	To comply	Light & Vent Schedule	
CLASSIFICATION OF WORK					
Classification of Work	14R-6-602	Level 1 alterations shall comply with the provisions of Chapter 7 of this code	To comply - see remarks	Work Area Plans	Level 1 alterations include the removal and replacement or the covering of existing materials, elements, equipment, or fixtures using new materials, elements, equipment, or fixtures that serve the same purpose. Level 2 alterations include the reconfiguration of space, the addition or elimination of any door or window, the reconfiguration or extension of any system, or the installation of any additional equipment
ALTERATION - LEVEL 1 (ALSO APPLIES TO LEVEL 2)					
Alteration - Level 1 (applies to Level 2)	14R-7-701	An existing building or portion thereof shall not be altered such that the building becomes less safe than its existing condition	To comply	-	Exception: Where the current level of safety, fire protection or sanitation is proposed to be reduced, the portion altered shall conform to the requirements of the CBC
Alteration - Level 1 Interior Finishes	14R-7-702.1	Newly installed interior wall and ceiling finishes shall comply with Chapter 8 of the CBC	To comply	Finish Schedule	
Alteration - Level 1 Window Opening Control Devices On Replacement Windows	14R-7-702.4	In Group R buildings containing dwelling units or sleeping units, window opening control devices complying with ASTM F2090 shall be installed where an existing window is replaced (see remarks)	To comply	Window Schedule	Where all of the following apply to the replacement window: 1. The window is operable 2. The window replacement includes replacement of the sash and frame 3. In Group R-2 dwelling units, the top of the sill of the window opening is at a height less than 36 inches above the finished floor 4. The window will allow openings that will allow passage of a 4-inch diameter sphere at a point below 42 inches above the finished floor when the window is in its largest opened position 5. The vertical distance from the top of the sill of the window opening to the finished grade or other surface below, on the exterior of the building, is greater than 72 inches Includes methods that specify material standards, detail of installation and connection, joints, penetrations, and continuity of any element, component, or system in the building as applicable
Alteration - Level 1 Materials and Methods	14R-7-702.6	New work shall comply with the materials and methods requirements in the Chicago Construction Codes	To comply	-	
Alteration - Level 1 Fire Protection	14R-7-703.1	Alterations shall be done in a manner that maintains the level of fire protection provided	To comply	Egress Plans	
Alteration - Level 1 Means of Egress	14R-7-704	Alterations shall be done in a manner that maintains the level of protection provided for the means of egress	To comply	Egress Plans	
Alteration - Level 1 Reroofing	14R-7-705	Alterations to a roof shall comply with Section 306 of this code	To comply	Roof Plan	
Alteration - Level 1 Energy Conservation	14R-7-707	The alterations shall conform to the energy requirements of the Chicago Energy Conservation Code	To comply	-	Level 1 alterations to existing buildings or structures do not require the entire building or structure to comply with the energy requirements of the Chicago Energy Conservation Code

Alteration - Level 2	14R-8-801	In addition to the requirements of Chapter 8 of this code, all work shall comply with the requirements of Chapter 7 of this code. New construction elements, components, systems, and spaces shall comply with the requirements of the CBC	To comply - see remarks	-	Exception 2: Newly installed electrical equipment shall comply with Section 807 of this code
Alteration - Level 2 Building Elements and Materials - Vertical Opening	14R-8-802.2.1	Existing interior vertical openings connecting two or more stories shall be enclosed with assemblies having a fire rating of not less than 1 hour with opening protectives	Existing complies (no change)	Egress Plans	
Alteration - Level 2 Building Elements and Materials - Supplemental Shaft and Floor Opening Enclosure Requirements	14R-8-802.2.2	Where the work area on any story exceeds 50% of the floor area, the enclosure requirements of Section 802.2 shall apply to vertical openings other than stairways throughout the story	n/a - work area on any story is under 50% of the floor area	Work Area Plans	
Alteration - Level 2 Building Elements and Materials - Supplemental Stairway Enclosure Requirements	14R-8-802.2.3	Where the work area on any story exceeds 50% of the floor area, stairways that are part of the means of egress serving the work area shall, at a minimum, be enclosed with smoke-tight construction on the highest work area story and all stories below	n/a - work area on any story is under 50% of the floor area	Work Area Plans	
Alteration - Level 2 Interior Finishes	14R-8-802.4	The interior finish of walls and ceilings in exits & corridors in any work area shall comply w/ the requirements of the CBC. Where the work area on any story exceeds 50% of the floor area, Section 802.4 shall apply to the interior finish in exits and corridors serving the work area throughout the story.	To comply (work area on any story is under 50% of the floor area)	Finish Schedule	Exception - Interior finish within tenant spaces that are entirely outside the work area.
Alteration - Level 2 Guards	14R-8-802.5	In work areas, every portion of a floor, such as a balcony or a loading dock, that is more than 30 inches above the floor or grade below and is not provided with guards, or those in which the existing guards are judged to be in danger of collapsing, shall be provided with guards	To comply - see remarks	-	Existing guards in the work area comply with CBC and to the best of our knowledge there are none in danger of collapsing
Alteration - Level 2 Fire Protection - Automatic Sprinkler (Groups A, B, E, F-1, H, I, M, R-1, R-2, S-1, and S-2)	14R-8-803.2.2	In the occupancies noted, work areas that have exits or corridors shared by more than one tenant or that have exits or corridors serving an occupant load greater than 30 shall be provided with automatic sprinkler protection where the work area is required to be provided with automatic sprinkler protection in accordance with the CBC as applicable to new construction, and the work area exceeds 50% of the floor area	To comply	Work Area Plans	
Alteration - Level 2 Fire Protection Automatic Sprinkler Supervision	14R-8-803.2.4	Automatic sprinkler systems required by this section 803 shall be supervised as required by the CBC	To comply	-	
Alteration - Level 2 Fire Protection - Standpipes	14R-8-803.3	Where the work area includes exits or corridors shared by more than one tenant (see 901.2 for Alterations Level 3) and the finished floor is located more than 50 feet above or below grade plane, a standpipe system shall be provided. Standpipe systems shall be installed in accordance with the CBC	n/a - work area does not include exits and corridors located more than 50 feet above or below the grade plane	-	
Alteration - Level 2 Fire Protection - Fire Alarm and Detection	14R-8-803.4	A fire alarm system shall be installed in accordance with Sections 803.4.1 through 803.4.3. Where automatic sprinkler protection is provided per 803.2 and is connected to the building fire alarm system, automatic heat detection shall not be required. An automatic fire detection system shall be installed in accordance with the provisions of this code and NFPA 72. The automatic fire detectors shall be smoke detectors, except that an alternative type of detector shall be installed in spaces such as boiler rooms, where products of combustion are present during normal operation in sufficient quantity to actuate a smoke detector.	n/a - see remarks	Electrical Plans	Exception 1: Occupancies with an existing, previously permitted fire alarm system. 804.4.3 Smoke alarms: Individual sleeping units and individual dwelling units in any work area in Group R and I-1 occupancies shall be provided with smoke alarms in accordance with the Chicago Minimum Requirements for Existing Buildings. Interconnection of smoke alarms outside of the work area shall not be required.
Alteration - Level 2 Carbon Monoxide Detection	14R-8-804.1	Any work area shall be equipped with carbon monoxide alarms in accordance with Section 504.9 of the Chicago Minimum Requirements for Existing Buildings	To comply	-	
Alteration - Level 2 Electrical - Residential Occupancies	14R-8-807.3	In Group R-2 thru R-5 occupancies, work areas located within a dwelling unit shall comply with Article 670 of the Chicago Electrical Code, regardless of the height of the building	To comply	-	
Alteration - Level 2 Energy Conservation	14R-8-810.1	The alterations shall conform to the energy requirements of the Chicago Energy Conservation Code	To comply	-	Level 2 alterations to existing buildings or structures do not require the entire building or structure to comply with the energy requirements of the Chicago Energy Conservation Code

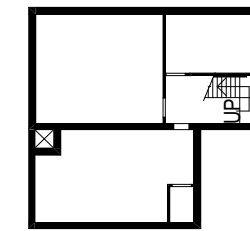
ALTERATION - LEVEL 2 (ALSO APPLIES TO LEVEL 3)



3 Typical Floor Work Area SF
SCALE: 1/32" = 1'-0"



2 1st Floor Work Area SF
SCALE: 1/32" = 1'-0"



1 Basement Work Area SF
SCALE: 1/32" = 1'-0"

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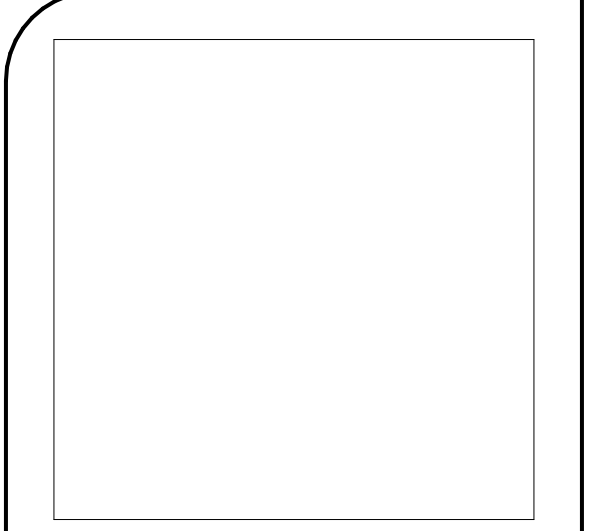
2218A

Code Matrix

A-002c

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ALTERATION - LEVEL 2 ONLY IF MORE THAN 1 TENANT APPLIES TO ALL LEVELS - ALTERATION ONLY	Alteration - Level 2 Means of Egress - More than one Tenant	14R-8-805	The requirements of this section shall be limited to work areas that include exits or corridors shared by more than one tenant (see 901.2 for Alterations Level 3) and where specified they shall apply throughout the story on which the work areas are located or otherwise beyond the work area	Project complies with Alteration Level 2 so Section 805 Means of Egress complies		
	Alteration - Level 2 Means of Egress - Number of Exits	14R-8-805.3.1	Every story utilized for human occupancy on which there is a work area that includes exits or corridors shared by more than one tenant (see 901.2 for Alterations Level 3) within the work area shall be provided with the minimum number of exits based on the occupancy and the occupant load in accordance with the CBC. In addition, the exits shall comply with Sections 805.3.1.1 and 805.3.1.2.	Existing complies	Egress Plans	
	Alteration - Level 2 Means of Egress - Egress Doorways	14R-8-805.4.1	In any work area, all rooms and spaces having an occupant load greater than 50 or in which the common path of egress travel exceeds 75 feet shall have not fewer than two egress doorways	Existing complies	Egress Plans	
	Alteration - Level 2 Means of Egress - Exit Door Swing	14R-8-805.4.2	In the work area and in the egress path from any work area to the exit discharge, all egress doors serving an occupant load greater than 50 shall swing in the direction of exit travel	Existing complies	Egress Plans	
	Alteration - Level 2 Means of Egress - Supplemental Requirements for Door Swing	14R-8-805.4.2.1	Where the work area exceeds 50% of the floor area of the story, door swing shall comply with Section 805.4.2 throughout the story	n/a - work area does not exceed 50% of the floor area of the story	Work Area Plans	
	Alteration - Level 2 Means of Egress - Door Closing	14R-8-805.4.3	In any work area, all doors opening onto an exit passageway or an exit stairway shall be self-closing or automatic-closing by listed closing devices	To comply	Door Schedule	
	Alteration - Level 2 Means of Egress - Supplemental Requirements for Door Closing	14R-8-805.4.3.1	Where the work area exceeds 50% of the floor area of a story, door closers shall comply with Section 805.4.3 throughout the exit stairway from that story to, and including, the level of exit discharge	n/a - work area does not exceed 50% of the floor area of the story	Work Area Plans	
	Alteration - Level 2 Means of Egress - Corridor Doors	14R-8-805.5.1	Corridor doors in the work area shall not be constructed of hollow core wood and shall not contain louvers. Dwelling unit or sleeping unit corridor doors in work areas in buildings of Groups R and I-1 shall be not less than 1 3/8-inch solid core wood or approved equivalent and shall not have any glass panels. Dwelling unit or sleeping unit corridor doors in work areas in buildings of Groups R and I-1 shall be equipped with door closers. Replacement doors shall be 1 3/4-inch solid bonded wood core or approved equivalent	To comply	Door Schedule	Exception 6: existing doors to electrical rooms and utility rooms not exceeding 50 square feet in floor area may remain
	Alteration - Level 2 Means of Egress - Dead-end Corridors	14R-8-805.6	Dead-end corridors in any work area shall not exceed 35 feet	Existing complies	Egress Plans	Exception 3: In other than Group A, E and H occupancies, the maximum length of an existing dead-end corridor shall be 50 feet in buildings equipped throughout with an automatic sprinkler system installed in accordance with the CBC
	Alteration - Level 2 Means of Egress - Lighting	14R-8-805.7.1	Means of egress in all work areas shall be provided with artificial lighting per the CBC and Chicago Electrical Code	To comply	Electrical Plans	
	Alteration - Level 2 Means of Egress - Supplemental Requirements for Lighting	14R-8-805.7.2	Where the work area on any story exceeds 50% of the floor area, means of egress throughout the story shall comply with Section 805.7.1	n/a - work area on any story does not exceed 50% of the floor area		
	Alteration - Level 2 Means of Egress - Exit Signs	14R-8-805.8	Means of egress in all work areas shall be provided with exit signs per CBC	To comply	Electrical Plans	
	Alteration - Level 2 Means of Egress - Supplemental Requirements for Exit Signs	14R-8-805.8.1	Where the work area on any story exceeds 50% of the floor area, means of egress throughout the story shall comply with Section 805.8.1	n/a - work area on any story does not exceed 50% of the floor area		
Alteration - Level 2 Means of Egress - Handrails	14R-8-805.9	Every stairway that is part of the required means of egress for the highest work area story to, and including the level of exit discharge, that has three or more risers and is not provided with at least one handrail, or in which the existing handrails are judged to be in danger of collapsing, shall be provided with handrails for the full length of the stairway on not fewer than one side. Stairways with a required egress width of more than 66 inches shall have handrails on both sides	Existing complies		Existing handrails in the work area comply with CBC and to the best of our knowledge there are none in danger of collapsing	
Alteration - Level 2 Means of Egress - Refuge Area and Horizontal Exits	14R-8-805.10	Where alterations affect the configuration of an area utilized as a refuge area, the capacity of the refuge area shall not be reduced. The required capacity of the refuge area for horizontal exits per 1026.4 of the CBC shall be maintained	Existing complies	Egress Plans		
Alteration - Level 2 Means of Egress - Guards	14R-8-805.11	Guards from the highest work area story to, and including, the level of exit discharge but shall be confined to the egress path of any work area. Every open portion of a stairway, landing, or balcony that is more than 30 inches above the floor or grade below and is not provided with guards, or those portions in which existing guards are judged to be in danger of collapsing, shall be provided with guards	Existing complies		Existing guards in the work area comply with CBC and to the best of our knowledge there are none in danger of collapsing	
Alteration - Level 2 Means of Egress - Stairways	14R-8-805.12	Existing stairways and extensions of existing stairways shall not be required to comply with the requirements of Section 1011 of the CBC where the existing space and construction does not allow a reduction in pitch or slope. Existing stairways shall be allowed to be rebuilt without complying with the requirements of Section 1011 of the CBC where the existing space and construction does not allow a reduction in pitch or slope	n/a - no change to existing stairways			
ALTERATION - LEVEL 3	Alteration - Level 3	14R-9-901.1	In addition to the provisions of this chapter, work shall comply with all of the requirements of Chapters 7 and 8. The requirements of Sections 802, 803, 804 and 805 shall apply within all work areas whether or not they include exits and corridors shared by more than one tenant and regardless of the occupant load	To comply		
	Alteration - Level 3 Special Use and Occupancy Boiler and Furnace Equipment Rooms	14R-9-902.2	Boiler and furnace equipment rooms adjacent to or within Group E, I and R occupancies other than for equipment within and serving a single dwelling unit, shall be enclosed as required by Section 509 of the CBC	n/a		
	Alteration - Level 3 Building Elements and Materials Existing Shafts and Vertical Openings	14R-9-903.1	Existing stairways that are part of the means of egress shall be enclosed in accordance with Section 802.2.1 from the highest work area story to, and including, the level of exit discharge and all stories below	n/a - see remarks		Level 3 work area is located on ground floor
	Alteration - Level 3 Building Elements and Materials Interior Finishes	14R-9-903.3	Interior finish in exits serving the work area shall comply with Section 802.4 between the highest story on which there is a work area to the level of exit discharge	n/a - see remarks	Finish Notes	Level 3 work area exits directly to the exterior
	Alteration - Level 3 Fire Protection Other Required Automatic Sprinkler Systems	14R-9-904.1.4	In buildings and areas listed in Table 903.2.11.8 of the CBC, other than live/work units, work areas that have exits or corridors shared by more than one tenant or that have exits or corridors serving an occupant load greater than 30 shall be provided with an automatic sprinkler system if the work area is required to be provided with an automatic sprinkler system in accordance with the CBC applicable to new construction	To comply		
	Alteration - Level 3 Fire Protection Fire Alarm and Detection Systems	14R-9-904.2	Fire alarm and detection shall be provided as required by Sections 904.2.1 and 904.2.2 per Section 907 of the CBC as required for new construction	n/a - see remarks		Per Section 907 of the CBC, manual fire alarm system is not required in Group A occupancies where the occupant load due to the assembly occupancy is less than 300
	Alteration - Level 3 Means of Egress Lighting	14R-9-905.2	Means of egress from the highest work area story to the level of exit discharge shall be provided with artificial lighting within the exit enclosure in accordance with the requirements of the CBC and the Chicago Electrical Code	n/a		Level 3 work area exits directly to the exterior
Alteration - Level 3 Means of Egress Exit Signs	14R-9-905.3	Means of egress from the highest work area story to the level of exit discharge shall be provided with exit signs in accordance with the requirements of the CBC	To comply	Electrical Plans		



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**Heart of Uptown
Apartments**

927 W Wilson Ave
Chicago, IL 60640

2218A

Code Matrix

A-002d

PROJECT TOTALS		RENTAL Federally Financed / IHDA Overall Distribution												1/9/2024																	
POAH		type A (incl 504)				504 / type A				type A alone				Not Accessible		HVI & HVC				HVI (device installed)				HVC (conduit only)							
Unit Type	Tag	# units	elev.	req'd	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd	#	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd		
studio/ elev	k	10%	10	2.0	1	10.0%	1.0	1	10.0%	1.0	0	0.0%			2.0	1	10.0%	1.0	0	0.0%	1.0	1	10.0%			2.0	1	10.0%	1.0	0	0.0%
1br/1ba elev	k	20%	21	5.0	8	38.1%	3.0	2	9.5%	2.0	6	28.6%			5.0	6	28.6%	1.0	2	9.5%	4.0	4	19.0%			5.0	6	28.6%	1.0	2	9.5%
2br/1ba elev	k	49%	50	10.0	18	36.0%	5.0	7	14.0%	5.0	11	22.0%			10.0	12	24.0%	1.0	3	6.0%	9.0	9	18.0%			10.0	12	24.0%	1.0	3	6.0%
3br/1ba elev	k	21%	22	5.0	6	27.3%	3.0	3	13.6%	2.0	3	13.6%			5.0	4	18.2%	1.0	0	0.0%	4.0	4	18.2%			5.0	4	18.2%	1.0	0	0.0%
TOTAL			103	0	21.0	32	31.1%	11.0	12	11.7%	10.0	20	19.4%	61	61	21.0	22	21.4%	3.0	5	4.9%	18.0	17	16.5%	0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%

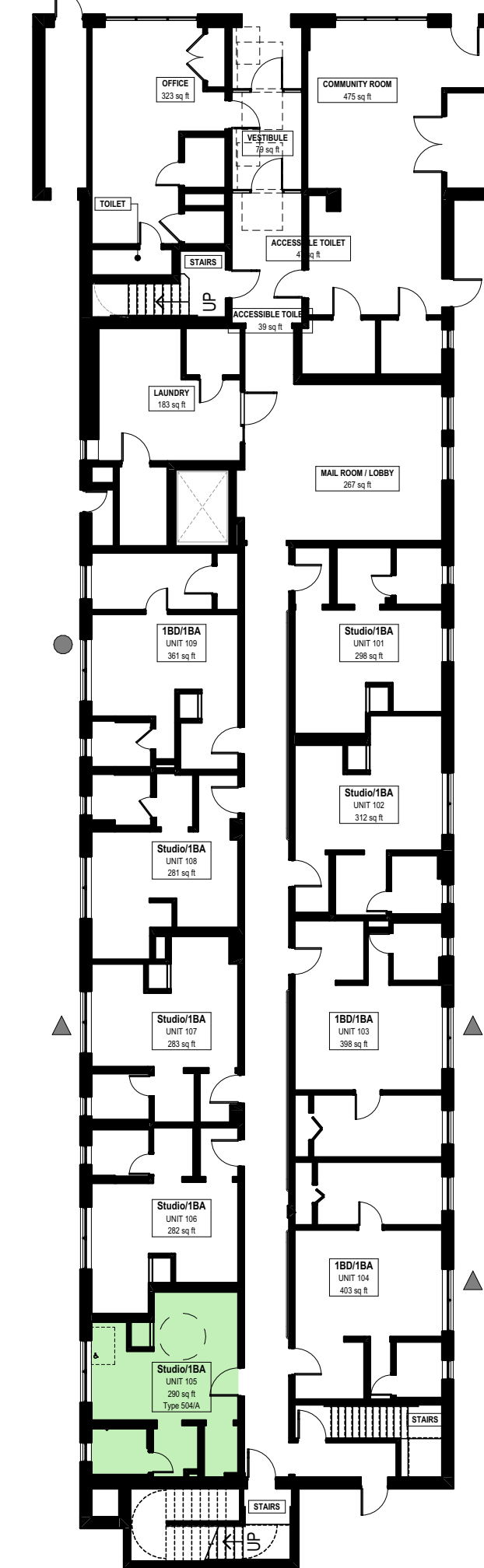
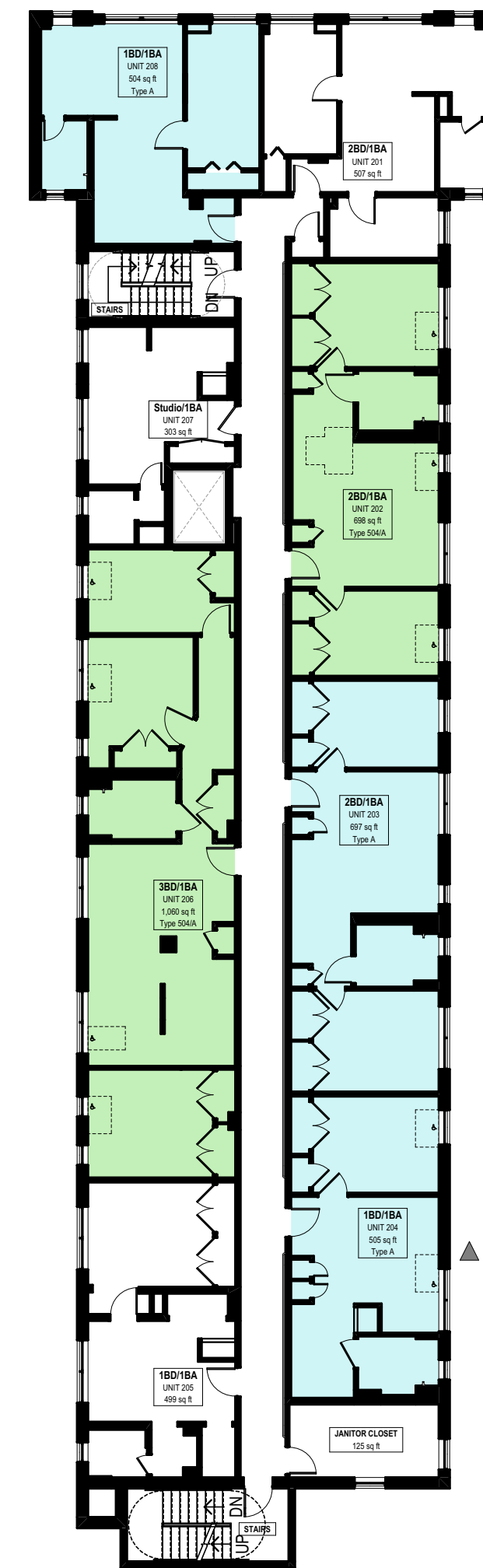
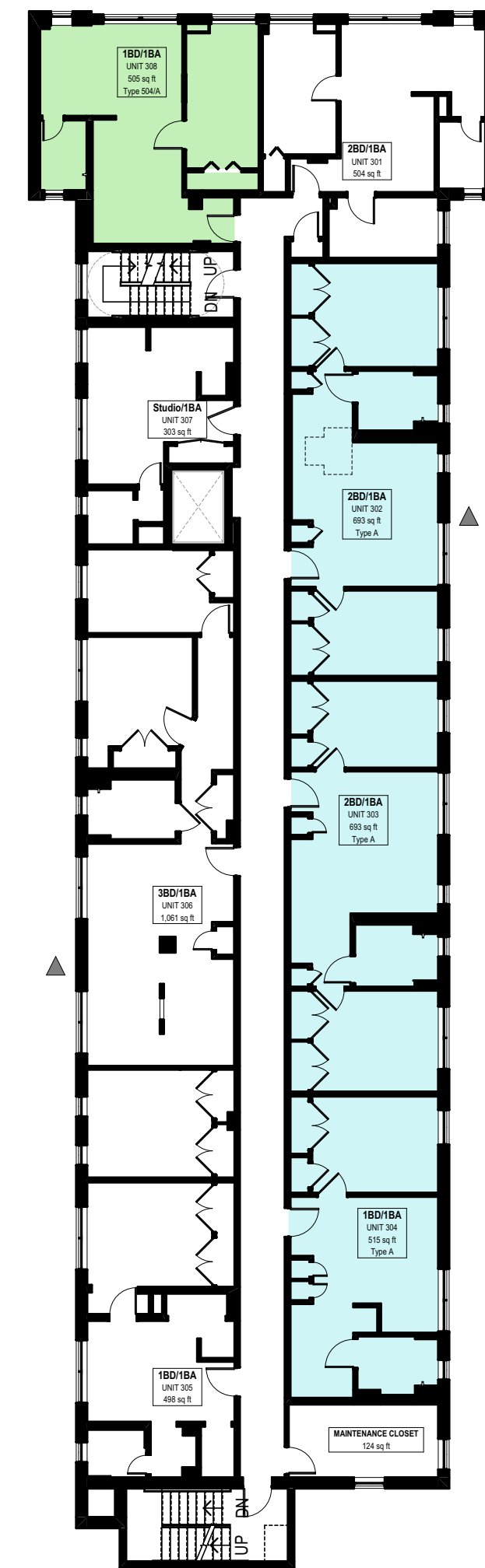
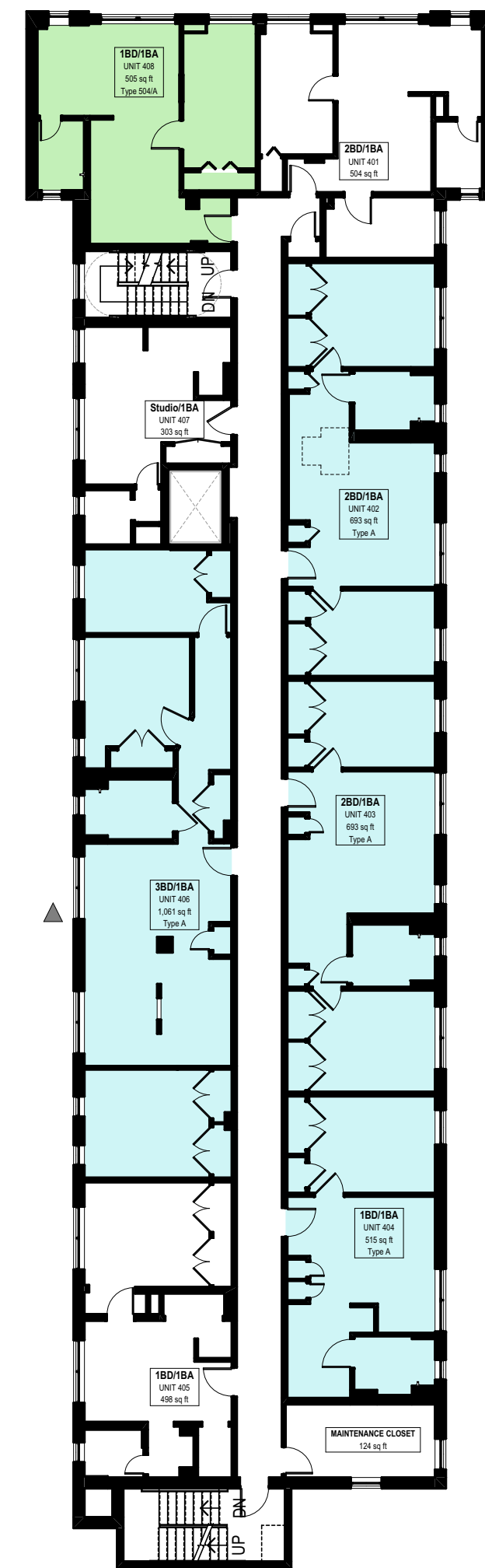
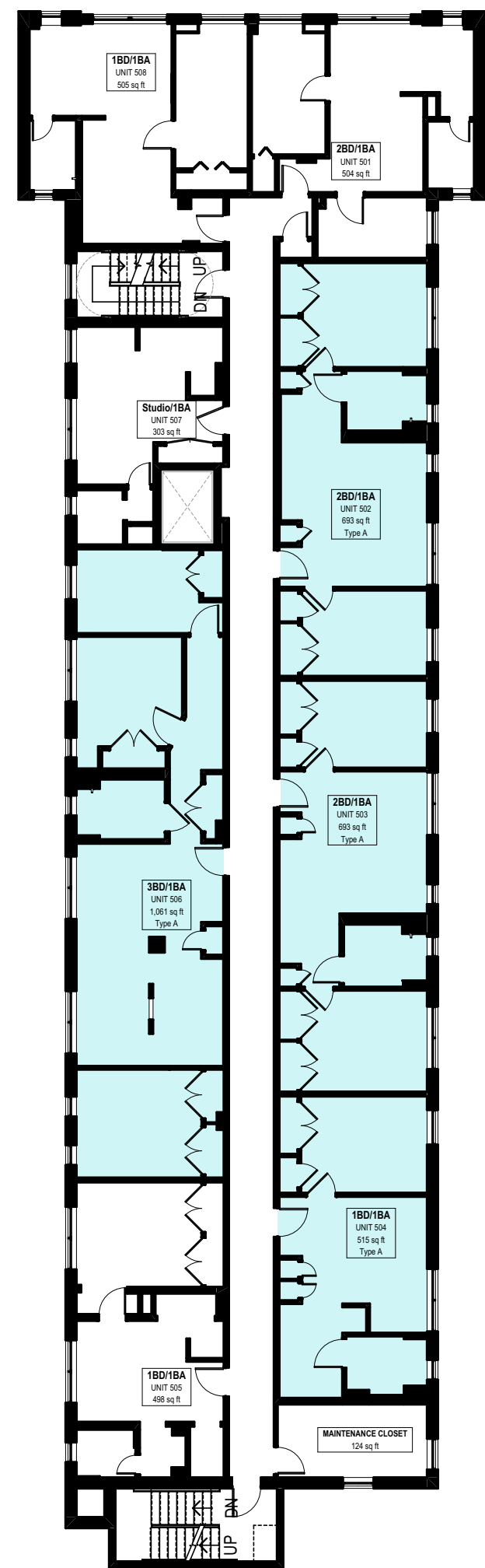
Heart of Uptown Apartments Renovation - WILSON		RENTAL Federally Financed / IHDA Overall Distribution												1/9/2024																		
POAH		type A (incl 504)				504 / type A				type A alone				Not Accessible		HVI & HVC				HVI (device installed)				HVC (conduit only)								
Unit Type	Tag	nsf range	# units	elev.	req'd	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd	#	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd	req'd	prop'd		
studio/1ba (1a)	elev	281 - 313	10	15	2.0	1	10.0%	1.0	1	10.0%	1.0	0	0.0%			2.0	1	10.0%	1.0	0	0.0%	1.0	1	10.0%			2.0	1	10.0%	1.0	0	0.0%
1br/1ba (1a)	elev	360 - 515	15	10	3.0	7	46.7%	2.0	2	13.3%	1.0	5	33.3%			3.0	4	26.7%	1.0	1	6.7%	2.0	3	20.0%			3.0	4	26.7%	1.0	1	6.7%
2br/1ba (1a)	elev	504 - 693	12	12	3.0	8	66.7%	2.0	1	8.3%	1.0	7	58.3%			3.0	2	16.7%	1.0	0	0.0%	2.0	2	16.7%			3.0	2	16.7%	1.0	0	0.0%
3br/1ba (1a)	elev	1,061	4	4	1.0	3	75.0%	1.0	1	25.0%	0.0	2	50.0%			1.0	2	50.0%	1.0	0	0.0%	0.0	2	50.0%			1.0	2	50.0%	1.0	0	0.0%
TOTAL			41	0	9.0	19	46.3%	5.0	5	12.2%	4.0	14	34.1%	9.0	9	22.0%	1.0	1	2.4%	8.0	8	19.5%	0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%		

Legend

- STUDIO
- 1 BD
- 2 BD
- 3 BD

conv. type a to 504 1
 new accessible unit 1
 existing accessible 1

Heart of Uptown Accessibility Distribution by Unit - WILSON												1/9/2024											
Floor	Unit #	Unit Type	Type A/504 (5%)	Type A (15%)	Type A/504	Type A	18% HVC	Not Accessible	2% HVI with Alarms Not Accessible														
1	101	S																					
1	102	S																					
1	103	1BD																					
1	104	1BD																					
1	105	S	1																				
1	106	S																					
1	107	S																					
1	108	S																					
1	109	1BD																					
2	201	2BD																					
2	202	2BD	1																				
2	203	2BD																					
2	204	1BD	1																				
2	205	1BD																					
2	206	3BD	1																				
2	207	S																					
2	208	1BD																					
3	301	2BD																					
3	302	2BD	1																				
3	303	2BD	1																				
3	304	1BD	1																				
3	305	1BD																					
3	306	3BD																					
3	307	S																					
3	308	1BD	1	0																			
4	401	2BD																					
4	402	2BD	1																				
4	403	2BD	1																				
4	404	1BD	1																				
4	405	1BD																					
4	406	3BD	1																				
4	407	S																					
4	408	1BD	1	0																			
5	501	2BD																					
5	502	2BD	1																				
5	503	2BD	1																				
5	504	1BD	1																				
5	505	1BD																					
5	506	3BD	1																				
5	507	S																					
5	508	1BD																					
			5	14	0	3	5	1															



ACCESSIBILITY LEGEND

- TYPE A UNIT
- TYPE A/504 UNIT
- HVI
- HVC

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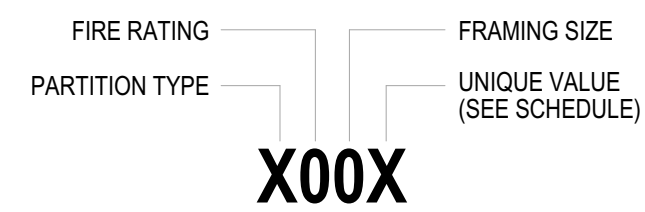
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2218A

Accessibility Distribution

A-004

PARTITION TYPE NAMING CONVENTION



- FIRE RATING**
 0 = NOT RATED
 1 = 1 HOUR RATED
 2 = 2 HOUR RATED
 3 = 3 HOUR RATED
 4 = 4 HOUR RATED
 P = PARTIAL HEIGHT WALL (NOT RATED)
 X = REFER TO STRUCTURAL
- FRAMING SIZE**
 0 = MULTI-WYTHE BRICK
 1 = SINGLE-WYTHE BRICK
 2 = NOT USED
 3 = 3-1/2" OR 3-5/8" STUD
 4 = 2 X 4
 6 = 2 X 6
 7 = NOT USED
 8 = 8" CMU

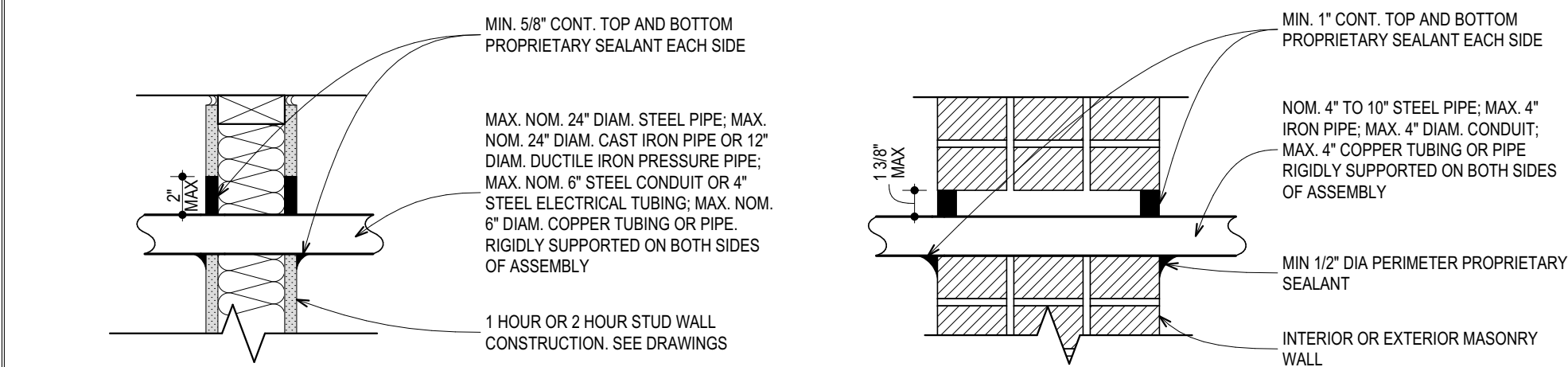
- PARTITION TYPE**
 B = BRICK
 C = CHASE
 G = GYPSUM
 M = MASONRY (CMU)
 P = CONCRETE
 S = SHAFT
 U = UNIQUE

TYPICAL ASSEMBLY NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY:

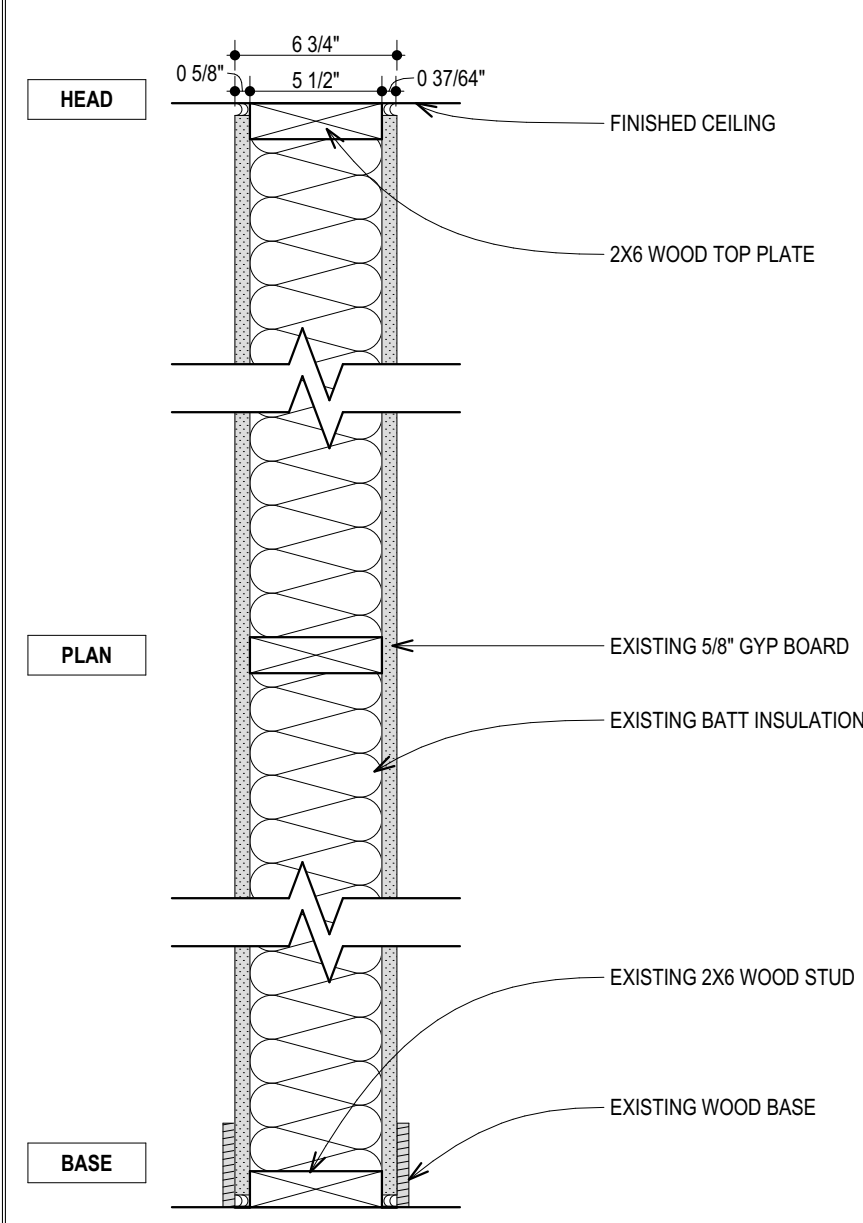
- REFER TO REFERENCED FIRE RATING STANDARDS AND DIRECTORIES FOR ADDITIONAL CONSTRUCTION, MATERIAL, AND MANUFACTURER REQUIREMENTS. PROVIDE FIRE SEALANT AND DAMPERS AS REQUIRED PER THE REFERENCED STANDARDS. WHERE THE WORD "PROPRIETARY" APPEARS IN SYSTEM DESCRIPTIONS, EITHER THE SYSTEM OR ONE OR MORE OF ITS COMPONENTS IS CONSIDERED PROPRIETARY. EACH PROPRIETARY SYSTEM SHALL BE BUILT UTILIZING THE COMPONENTS SPECIFIED BY THE COMPANY OR COMPANIES LISTED UNDER THE DETAILED DESCRIPTION FOR THAT SYSTEM IN THE REFERENCED DIRECTORIES.
- INSULATION AND SOUND ATTENUATION SHALL BE INSTALLED IN THE ENTIRE LENGTH AND HEIGHT OF WALL, FLOOR, OR ROOF UNLESS INDICATED OTHERWISE. INSULATION AND ATTENUATION SHALL BE CONTINUOUS AND UNINTERRUPTED WITHIN CAVITIES. DO NOT COMPRESS INSULATION SMALLER THAN THE CAVITY SPACE.
- THERMAL AND ACOUSTICAL INSULATION (OTHER THAN FOAM PLASTICS) IS PERMITTED IF THE FLAME SPREAD INDEX IS NOT MORE THAN 25 AND A SMOKE DEVELOPED RATING OF NOT MORE THAN 450, UNLESS NOTED OTHERWISE.
- INSTALL FIRESTOPPING TO CUT OFF CONCEALED DRAFT OPENINGS AND FORM FIRE BARRIERS VERTICALLY AND HORIZONTALLY. FIRESTOPPING SHALL BE NONCOMBUSTIBLE.
- MAINTAIN FIRE RATING OF ASSEMBLIES AND PROVIDE A CONTINUOUS AND SEALED SOLID SURFACE BEHIND ALL WALLS ADJOINING PORCH ROOFS AND SOFFITS BELOW UNCONDITIONED ROOFS.
- IMPLEMENT ADVANCED FRAMING TECHNIQUES:
 - NO MORE THAN 5% OF STUDS MAY LACK AN APPARENT STRUCTURAL PURPOSE
 - ALL CORNERS SHALL BE CONSTRUCTED SO THEY ALLOW FOR A MIN. R-6 TO THE EXTERIOR WALL SHEATHING
 - ALL HEADERS SHALL BE CONSTRUCTED SO THEY ALLOW FOR MIN. R-13 INSULATION
 - FRAMING SHALL BE LIMITED AT ALL WINDOWS AND DOORS
 - ALL INTERIOR / EXTERIOR WALL INTERSECTIONS SHALL BE INSULATED TO THE SAME R-VALUE AS THE REST OF THE EXTERIOR WALL
- WHERE THERE IS AN ACCESSIBLE CONCEALED FLOOR, FLOOR-CEILING OR ATTIC SPACE AND WITHIN MECHANICAL AND ELEC ROOMS, FIRE WALLS, FIRE BARRIERS, FIRE PARTITIONS, SMOKE BARRIERS AND SMOKE PARTITIONS OR ANY OTHER WALL REQUIRED TO HAVE PROTECTED OPENINGS OR PENETRATIONS SHALL BE EFFECTIVELY AND PERMANENTLY IDENTIFIED BY SIGNS OR STENCILING AND BE LOCATED WITHIN 15' OF THE END WALL AND AT INTERVALS NOT EXCEEDING 30 FEET MEASURED HORIZONTALLY ALONG THE PARTITION AND INCLUDE LETTERING NOT LESS THAN 3-INCHES IN HEIGHT WITH MIN 3/8-INCH STROKE IN A CONTRASTING COLOR.
- NOT USED
- NOT USED
- ALL NON-BEARING METAL STUDS SHALL HAVE DEFLECTION / SLIP CONNECTIONS TO ALLOW FOR VERTICAL MOVEMENT OF THE STUDS. DRYWALL SHALL BE ATTACHED TO STUDS, NOT TO TOP TRACKS / RUNNERS THEMSELVES
- PROVIDE KICKERS AND LATERAL BRACING FOR STUD SUPPORT AS REQUIRED PER MANUFACTURER'S REQUIREMENTS.
- SEAL ALL WALL, FLOOR AND JOINT PENETRATIONS TO PREVENT PEST ENTRY. USE RODENT AND CORROSION-PROOF SCREENS (E.G., COPPER OR STAINLESS STEEL MESH OR RIGID METAL) FOR OPENINGS GREATER THAN 1/4-INCH. SEAL ALL ENTRY POINTS INCLUDING AREAS AROUND KITCHEN AND BATHROOM SINKS.
- MAINTENANCE INSTRUCTIONS SHALL BE FURNISHED FOR EQUIPMENT AND SYSTEMS AS DEFINED BY THE IECC.
- A PERMANENT CERTIFICATE LISTING ALL ENERGY EFFICIENT MATERIALS AND EQUIPMENT VALUES AS REQUIRED BY THE IECC SHALL BE POSTED ON OR IN THE ELECTRICAL PANEL.
- ELECTRICAL DEVICES ON OPPOSITE SIDES OF FIRE RATED WALLS AND PARTITIONS SHALL BE IN SEPARATE STUD CAVITIES AND SHALL BE SEPARATED BY A MINIMUM HORIZONTAL DISTANCE OF 24". JUNCTION BOXES SHALL BE AIRTIGHT AND SEALED.
- USE NON-PAPER FACED BACKING MATERIALS SUCH AS CEMENT BOARD OR FIBER CEMENT BOARD AT TUB/SHOWER SURROUNDS AND UNDER CERAMIC OR PORCELAIN TILE FLOORING. USE MOISTURE RESISTANT GREEN BOARD AT REMAINING BATHROOM WALLS AND CEILINGS, KITCHEN WET WALLS, ALL WALLS AND CEILING RECEIVING EPOXY PAINT AND AT WALLS WITHIN 5'-0" OF PLUMBING FIXTURES.
- ANY INSULATION INSTALLED AS PART OF THE REHAB SHALL ACHIEVE GRADE I INSTALLATION QUALITY PER ANSIRRESNETIC STD. 301. GRADE II INSTALLATION QUALITY CAVITY INSULATION IS PERMITTED FOR ASSEMBLIES THAT CONTAIN A LAYER OF CONTINUOUS, AIR IMPERMEABLE INSULATION ≥ R-5. GRADE II INSTALLATION QUALITY BATTS ARE PERMITTED IN FLOORS PROVIDED THEY FILL THE FULL WIDTH AND DEPTH OF THE FLOOR CAVITY AND THE ONLY DEFECT PREVENTING THE INSULATION FROM ACHIEVING GRADE I INSTALLATION QUALITY IS COMPRESSION CAUSED BY EXCESS INSULATION, AND PROVIDED THE R-VALUE OF THE BATTS HAS BEEN APPROPRIATELY ASSESSED BASED ON MANUFACTURER GUIDANCE.

EXISTING ASSEMBLIES FOR REFERENCE ONLY



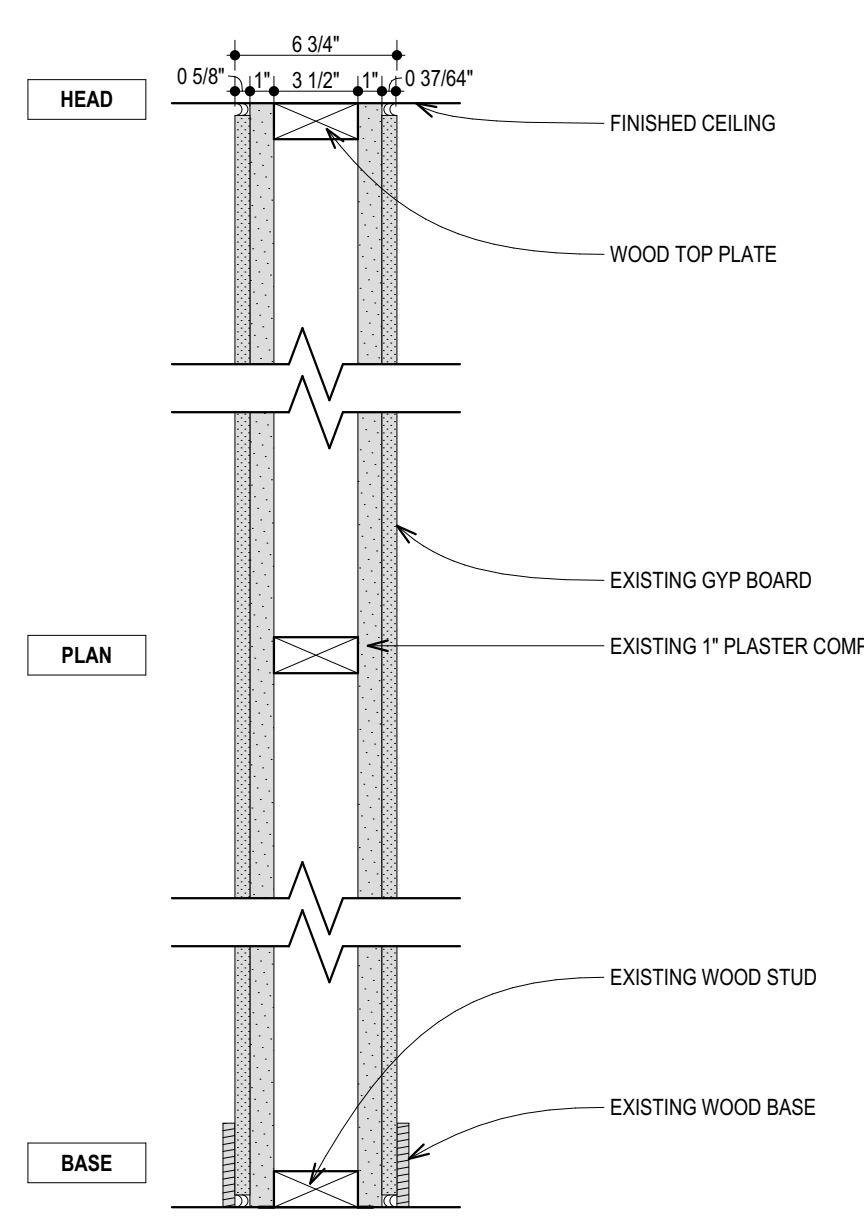
FS1 FIRE STOP SYSTEM FOR ALL 1 HR & 2 HR WOOD FRAME WALLS
 F RATING - 1 & 2 HR T RATING - 0 HR
 UL DES W-L-1146

FS2 FIRE STOP SYSTEM FOR ALL CONCRETE OR MASONRY WALLS
 F RATING - 1, 2, 3, & 4 HR T RATING - 0 HR
 UL DES W-J-1063



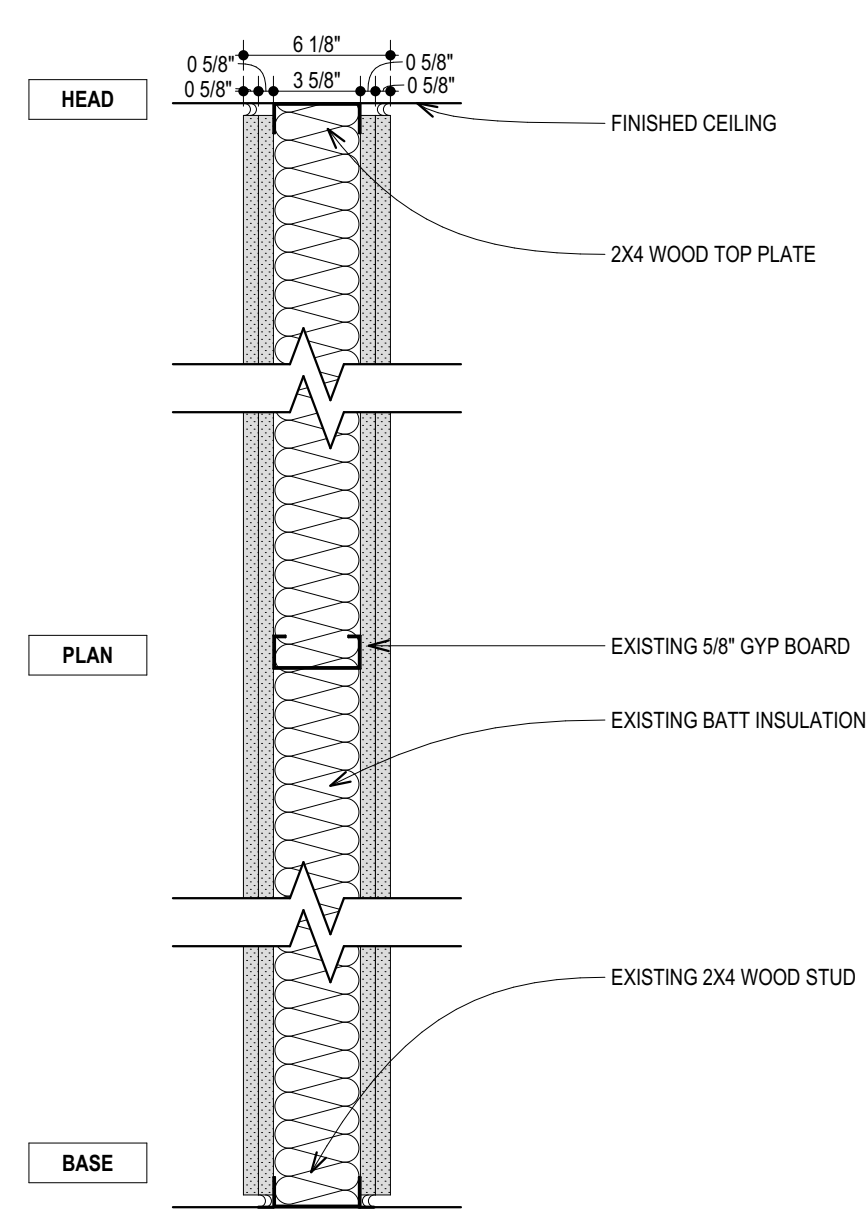
E-G16 EXISTING PLUMBING CHASE WALL
 1 HR - UL DES U333

E-G14b TYP. EXISTING INTERIOR WALL NOT RATED
 EXISTING INTERIOR NON-BEARING WALL
 1 HR - UL U422



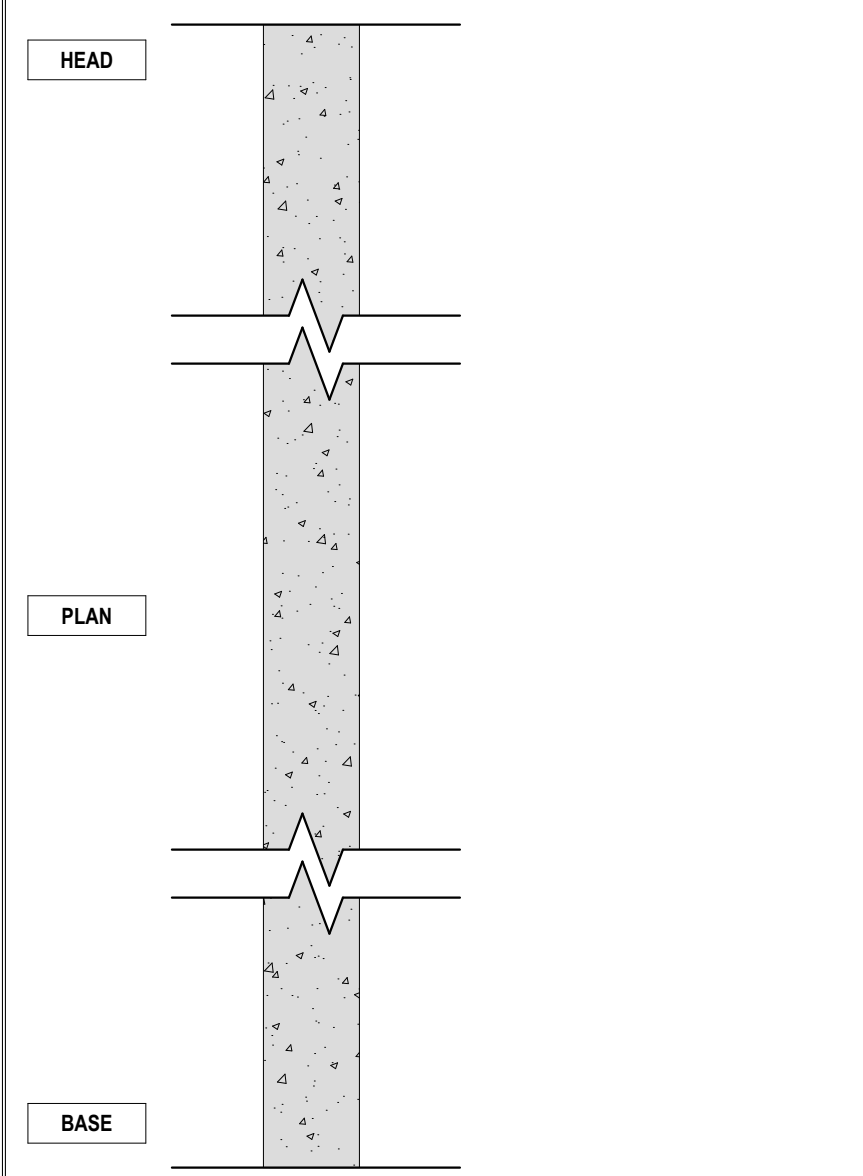
E-G14a EXISTING INTERIOR WALL
 1 HR - W-5-W-90
 (BASED ON HUD FIRE RATING OF ARCHAIC MATERIALS & ASSEMBLIES)

E-B23 EXISTING BRICK WALL W/ GYP BOARD
 1 HR - W-5-W-25
 (BASED ON HUD FIRE RATING OF ARCHAIC MATERIALS & ASSEMBLIES)



E-G13 EXISTING NON-BEARING ENTRY WALL
 1 HR - UL U430

E-B20 TYP. EXISTING EXTERIOR WALL
 10 HR - W-12-M-1
 (BASED ON HUD FIRE RATING OF ARCHAIC MATERIALS & ASSEMBLIES)



E-P2 EXISTING CONCRETE BEARING WALL
 2 1/2 HR - W-4-M-6
 (BASED ON HUD FIRE RATING OF ARCHAIC MATERIALS & ASSEMBLIES)

E-M28 EXISTING CMU BEARING WALL
 2 HR - UL U905

TYPICAL SEALANT NOTES

- PROVIDE AIR SEALING AT THE FOLLOWING LOCATIONS IN THE THERMAL ENVELOPE (FIBROUS INSULATION CANNOT BE USED TO SEAL GAPS):
 - DUCT / FLUE SHAFT. ALSO SEAL ALL DUCT BOOTS TO FLOORS, WALLS AND CEILINGS
 - PLUMBING / PIPING
 - ELECTRICAL WIRING / DEVICES
 - BATHROOM AND KITCHEN EXHAUST FANS
 - RECESSED LIGHTING FIXTURES ADJACENT TO UNCONDITIONED SPACE, ICAT LABELED AND FULLY GASKETED. IF IN INSULATED CEILING WITHOUT ATTIC ABOVE, EXTERIOR SURFACE OF FIXTURE SHALL BE INSULATED TO MIN. R-10
 - CHIMNEYS
- SEAL ALL JOINTS, SEAMS AND CRACKS AND OPENINGS AT THE THERMAL ENVELOPE WHERE NEW CONSTRUCTION TAKES PLACE. SEAL WHERE INDICATED AND AT THE FOLLOWING LOCATIONS:
 - SILL PLATES AND RUNNERS IN THE THERMAL ENVELOPE SHALL BE SEALED TO THE FOUNDATION AND SUBFLOORS. ADDITIONALLY, FOAM GASKETS / RIBBED POLYETHYLENE CLOSED CELL FOAM SILL SEALERS ARE TO BE PLACED BENEATH SILL PLATE IF RESTING ATOP CONCRETE OR MASONRY.
 - DRYWALL AT THE THERMAL ENVELOPE SHALL BE SEALED TO TOP AND BOTTOM PLATES AND RUNNERS.
 - ATTIC / ROOF DRYWALL SHALL BE SEALED TO THE TOP PLATE AT THE INTERFACE OF ALL EXTERIOR AND INTERIOR WALLS.
 - ROUGH OPENINGS AROUND WINDOWS AND EXTERIOR DOORS SHALL BE SEALED WITH CAULK OR LOW-EXPANSION FOAM.
 - RIM JOISTS IN THE THERMAL ENVELOPE SHALL BE SEALED TO THE SUBFLOOR.
 - SILL PLATES IN THE THERMAL ENVELOPE SHALL BE SEALED TO THE RIM JOISTS.
 - ATTIC ACCESS PANELS, HATCHES, AND WHOLE HOUSE FANS SHALL BE EQUIPPED WITH GASKETED COVER WHICH IS INSULATED TO THE SAME LEVEL AS THE REST OF THE ASSEMBLY.
- ALL EXPOSED WALL, FLOOR, AND JOINT PENETRATIONS WHERE NEW CONSTRUCTION TAKES PLACE SHALL BE SEALED WITH LOW-VOC CAULKING OR NON-TOXIC SEALING METHODS TO PREVENT PEST ENTRY. PROVIDE METAL RODENT / CORROSION PROOF SCREENS FOR OPENINGS OVER 1/4".
- TYPICAL ADHESIVES, SEALANTS, & CAULK NOTES
 ALL ADHESIVES, SEALANTS, & CAULKS SHALL BE LOW-VOC. AT NO POINT SHALL THE VOC CONTENT EXCEED THE FOLLOWING MAX VOC LIMITS ESTABLISHED BY THE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT (SCAQMD 1168):
 - INDOOR FLOOR COVERING ADHESIVES, CARPET PAD ADHESIVES, SUBFLOOR ADHESIVES, VCT & ASPHALT TILE ADHESIVES, DRYWALL & PANEL ADHESIVES, COVE BASE ADHESIVES - 50 g/L
 - RUBBER FLOOR ADHESIVES - 60 g/L
 - CERAMIC GLASS, PORCELAIN, & STONE TILE ADHESIVES - 65 g/L
 - MULTI-PURPOSE CONSTRUCTION ADHESIVES - 70 g/L
 - WOOD FLOORING ADHESIVES, STRUCTURAL GLAZING ADHESIVES - 100 g/L
 - STRUCTURAL WOOD MEMBER ADHESIVES - 140 g/L
 - OUTDOOR FLOOR COVERING ADHESIVES - 150 g/L
 - ROOFING ADHESIVE - 250 g/L
 - ARCHITECTURAL SEALANTS - CLEAR, PAINTABLE, AND IMMEDIATELY WATER-RESISTANT - 250 g/L
 - ARCHITECTURAL SEALANT PRIMERS: NON-POROUS - 250 g/L
 - FOAM SEALANT - 250 g/L
 - ARCHITECTURAL SEALANT PRIMERS: POROUS - 750 g/L

2020 ENTERPRISE & 2021 IHDA NOTES

- HEALTHIER MATERIAL SELECTION (SEE FINISH NOTES FOR OTHER REQUIREMENTS IN THIS SECTION):
 INTERIOR ADHESIVES AND SEALANTS:
 - ALL INTERIOR ADHESIVES AND SEALANTS SHALL MEET VOC CONTENT LISTED IN THE TYPICAL ASSEMBLY NOTES (MANDATORY)
 INSULATION:
 - FIBERGLASS AND MINERAL WOOL BATTS SHALL BE FORMALDEHYDE-FREE (MANDATORY)
 COMPOSITE WOOD:
 - PLYWOOD, PARTICLEBOARD, MDF, AND MATERIALS WITHIN OTHER PRODUCTS LIKE CABINETS AND DOORS SHALL HAVE FORMALDEHYDE EMISSIONS LESS THAN OR EQUAL TO THE THRESHOLDS PROVIDED BY CARB PHASE 2 AND/OR TSCA TITLE IV, FOR ANY OTHER COMPOSITE WOOD PRODUCTS NOT COVERED BY CARB/TSCA REQUIREMENTS, BUT USED IN INTERIOR SPACES, THESE MUST BE NAUF-NO ADDED UREA FORMALDEHYDE (MANDATORY)
- BATH, KITCHEN, LAUNDRY SURFACES (MANDATORY):
 - USE MOISTURE-RESISTANT BACKING MATERIALS SUCH AS CEMENT BOARD, FIBER CEMENT BOARD, OR EQUIVALENT PER ASTM #6 6329 OR ASTM #6 3273 BEHIND TUB/SHOWER ENCLOSURES. PROJECTS THAT USE A ONE-PIECE FIBERGLASS TUB/SHOWER ENCLOSURE ARE EXEMPT FROM THIS REQUIREMENT.
- MANAGING MOISTURE: FOUNDATIONS (MANDATORY):
 - BENEATH CONCRETE SLABS (INCLUDING THOSE IN BASEMENTS AND CRAWL SPACES): INSTALL A MIN 6 MIL POLYETHYLENE SHEETING OVERLAPPING MIN 6-INCHES AT THE SEAM OVER A 4-INCH LAYER OF 1/2" DIAMETER OR GREATER CLEAN AGGREGATE (CAPILLARY BREAK) OR INSTALL A 4 INCH UNIFORM LAYER OF SAND, OVERLAIN WITH A LAYER OR STRIPS OF GEOTEXTILE DRAINAGE MATTING INSTALLED PER THE MANUFACTURER
 - BENEATH CRAWL SPACES WITHOUT SLABS: INSTALL A MIN 8-MIL CROSS-LAMINATED POLYETHYLENE ON THE CRAWL FLOOR, EXTENDING UP AT LEAST 12 INCHES ON PIERS AND FOUNDATION WALLS, AND WITH JOINTS OVERLAPPING AT LEAST 12 INCHES. LINE THE 'HIGH-TRAFFIC' AREAS OF THE CRAWL SPACE WITH FOAM BOARD, SO THE POLYETHYLENE BENEATH WILL NOT BE DISTURBED.
- RADON MITIGATION (MANDATORY):
 - INSTALL A PASSIVE RADON-RESISTANT FEATURE BELOW THE SLAB AND INSTALL A VERTICAL VENT PIPE WITH JUNCTION BOX WITHIN 10 FEET OF AN ELECTRICAL OUTLET.
- BUILDING OPERATIONS & MAINTENANCE MANUAL AND PLAN (MANDATORY):
 - THE GC SHALL CREATE A MANUAL THAT INCLUDES BUILDING OPERATIONS AND MAINTENANCE MANUALS AND PLANS PER THE ENTERPRISE GREEN COMMUNITIES REQUIREMENTS.
- EMERGENCY MANAGEMENT MANUAL (MANDATORY)
 - THE GC SHALL ASSIST OWNER TO CREATE A MANUAL ON EMERGENCY OPERATIONS TARGETED TOWARD O&M STAFF AND OTHER BUILDING LEVEL PERSONNEL PER THE ENTERPRISE GREEN COMMUNITIES REQUIREMENTS.
- RESIDENT MANUAL (MANDATORY)
 - THE GC SHALL ASSIST THE OWNER TO CREATE A RESIDENT MANUAL PER THE ENTERPRISE GREEN COMMUNITIES REQUIREMENTS.

2/7/2024 9:25 AM

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02
 2024.01.03
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 Chicago, IL 60640

2218A

Assemblies & Firestopping

A-005a

TYPICAL ASSEMBLY NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY:

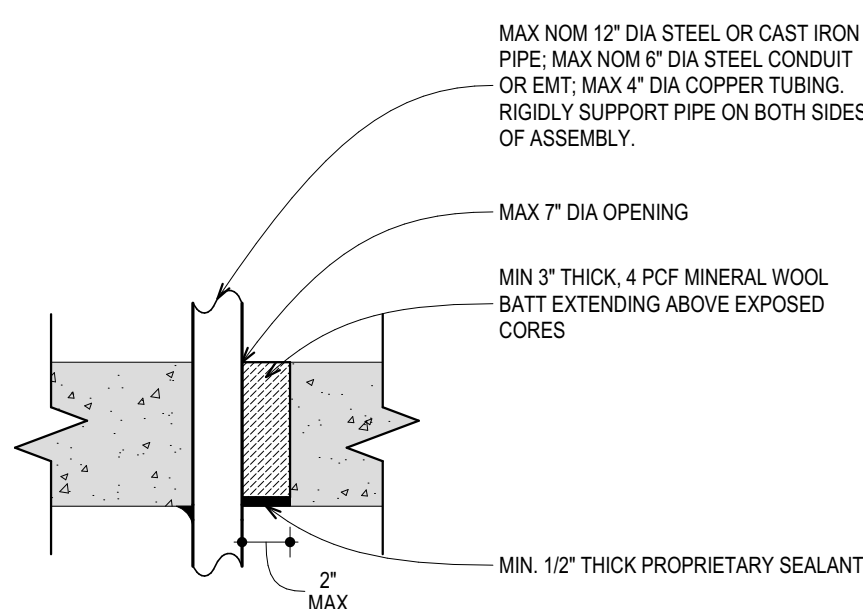
- REFER TO REFERENCED FIRE RATING STANDARDS AND DIRECTORIES FOR ADDITIONAL CONSTRUCTION, MATERIAL, AND MANUFACTURER REQUIREMENTS. PROVIDE FIRE SEALANT AND DAMPERS AS REQUIRED PER THE REFERENCED STANDARDS. WHERE THE WORD "PROPRIETARY" APPEARS IN SYSTEM DESCRIPTIONS, EITHER THE SYSTEM OR ONE OR MORE OF ITS COMPONENTS IS CONSIDERED "PROPRIETARY." EACH "PROPRIETARY" SYSTEM SHALL BE BUILT UTILIZING THE COMPONENTS SPECIFIED BY THE COMPANY OR COMPANIES LISTED UNDER THE DETAILED DESCRIPTION FOR THAT SYSTEM IN THE REFERENCED DIRECTORIES.
- INSULATION AND SOUND ATTENUATION SHALL BE INSTALLED IN THE ENTIRE LENGTH AND HEIGHT OF WALL, FLOOR, OR ROOF UNLESS INDICATED OTHERWISE. INSULATION AND ATTENUATION SHALL BE CONTINUOUS AND UNINTERRUPTED WITHIN CAVITIES. DO NOT COMPRESS INSULATION SMALLER THAN THE CAVITY SPACE.
- THERMAL AND ACOUSTICAL INSULATION (OTHER THAN FOAM PLASTICS) IS PERMITTED IF THE FLAME SPREAD INDEX IS NOT MORE THAN 25 AND A SMOKE DEVELOPED RATING OF NOT MORE THAN 450, UNLESS NOTED OTHERWISE.
- INSTALL FIRESTOPPING TO CUT OFF CONCEALED DRAFT OPENINGS AND FORM FIRE BARRIERS VERTICALLY AND HORIZONTALLY. FIRESTOPPING SHALL BE NONCOMBUSTIBLE.
- MAINTAIN FIRE RATING OF ASSEMBLIES AND PROVIDE A CONTINUOUS AND SEALED SOLID SURFACE BEHIND ALL WALLS ADJOINING PORCH ROOFS AND SOFFITS BELOW UNCONDITIONED ROOFS.
- IMPLEMENT ADVANCED FRAMING TECHNIQUES:
 - NO MORE THAN 5% OF STUDS MAY LACK AN APPARENT STRUCTURAL PURPOSE
 - ALL CORNERS SHALL BE CONSTRUCTED SO THEY ALLOW FOR A MIN. R-6 TO THE EXTERIOR WALL SHEATHING
 - ALL HEADERS SHALL BE CONSTRUCTED SO THEY ALLOW FOR MIN. R-13 INSULATION
 - FRAMING SHALL BE LIMITED AT ALL WINDOWS AND DOORS
 - ALL INTERIOR / EXTERIOR WALL INTERSECTIONS SHALL BE INSULATED TO THE SAME R-VALUE AS THE REST OF THE EXTERIOR WALL
- WHERE THERE IS AN ACCESSIBLE CONCEALED FLOOR, FLOOR-CEILING OR ATTIC SPACE AND WITHIN MECHANICAL AND ELEC ROOMS, FIRE WALLS, FIRE BARRIERS, FIRE PARTITIONS, SMOKE BARRIERS AND SMOKE PARTITIONS OR ANY OTHER WALL REQUIRED TO HAVE PROTECTED OPENINGS OR PENETRATIONS SHALL BE EFFECTIVELY AND PERMANENTLY IDENTIFIED BY SIGNS OR STENCILING AND BE LOCATED WITHIN 15' OF THE END WALL AND AT INTERVALS NOT EXCEEDING 30 FEET MEASURED HORIZONTALLY ALONG THE PARTITION AND INCLUDE LETTERING NOT LESS THAN 3-INCHES IN HEIGHT W/ MIN 3/8-INCH STROKE IN A CONTRASTING COLOR.
- NOT USED
- NOT USED
- ALL NON-BEARING METAL STUDS SHALL HAVE DEFLECTION / SLIP CONNECTIONS TO ALLOW FOR VERTICAL MOVEMENT OF THE STUDS. DRYWALL SHALL BE ATTACHED TO STUDS, NOT TO TOP TRACKS / RUNNERS THEMSELVES
- PROVIDE KICKERS AND LATERAL BRACING FOR STUD SUPPORT AS REQUIRED PER MANUFACTURER'S REQUIREMENTS.
- SEAL ALL WALL, FLOOR AND JOINT PENETRATIONS TO PREVENT PEST ENTRY. USE RODENT AND CORROSION-PROOF SCREENS (E.G., COPPER OR STAINLESS STEEL MESH OR RIGID METAL) FOR OPENINGS GREATER THAN 1/4-INCH. SEAL ALL ENTRY POINTS INCLUDING AREAS AROUND KITCHEN AND BATHROOM SINKS.
- MAINTENANCE INSTRUCTIONS SHALL BE FURNISHED FOR EQUIPMENT AND SYSTEMS AS DEFINED BY THE IECC.
- A PERMANENT CERTIFICATE LISTING ALL ENERGY EFFICIENT MATERIALS AND EQUIPMENT VALUES AS REQUIRED BY THE IECC SHALL BE POSTED ON OR IN THE ELECTRICAL PANEL.
- ELECTRICAL DEVICES ON OPPOSITE SIDES OF FIRE RATED WALLS AND PARTITIONS SHALL BE IN SEPARATE STUD CAVITIES AND SHALL BE SEPARATED BY A MINIMUM HORIZONTAL DISTANCE OF 24". JUNCTION BOXES SHALL BE AIRTIGHT AND SEALED.
- USE NON-PAPER FACED BACKING MATERIALS SUCH AS CEMENT BOARD OR FIBER CEMENT BOARD AT TUBSHOWER SURROUNDS AND UNDER CERAMIC OR PORCELAIN TILE FLOORING. USE MOISTURE RESISTANT GREEN BOARD AT REMAINING BATHROOM WALLS AND CEILINGS, KITCHEN WET WALLS, ALL WALLS AND CEILING RECEIVING EPOXY PAINT AND AT WALLS WITHIN 5'-0" OF PLUMBING FIXTURES.
- ANY INSULATION INSTALLED AS PART OF THE REHAB SHALL ACHIEVE GRADE I INSTALLATION QUALITY PER ANSIRENETIC STD. 301. GRADE II INSTALLATION QUALITY CAVITY INSULATION IS PERMITTED FOR ASSEMBLIES THAT CONTAIN A LAYER OF CONTINUOUS, AIR IMPERMEABLE INSULATION ≥ R-5. GRADE II INSTALLATION QUALITY BATTS ARE PERMITTED IN FLOORS PROVIDED THEY FILL THE FULL WIDTH AND DEPTH OF THE FLOOR CAVITY AND THE ONLY DEFECT PREVENTING THE INSULATION FROM ACHIEVING GRADE I INSTALLATION QUALITY IS COMPRESSION CAUSED BY EXCESS INSULATION, AND PROVIDED THE R-VALUE OF THE BATTS HAS BEEN APPROPRIATELY ASSESSED BASED ON MANUFACTURER GUIDANCE.

TYPICAL SEALANT NOTES

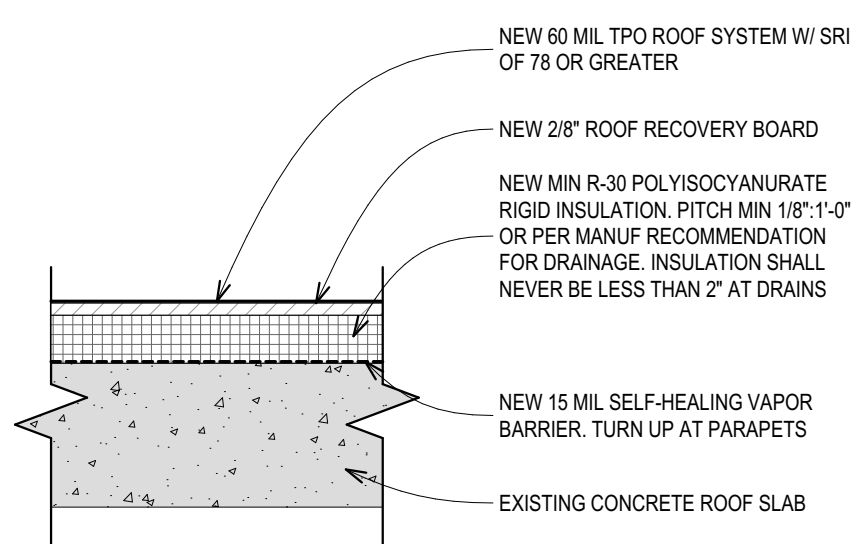
- PROVIDE AIR SEALING AT THE FOLLOWING LOCATIONS IN THE THERMAL ENVELOPE (FIBROUS INSULATION CANNOT BE USED TO SEAL GAPS):
- PENETRATIONS IN THE THERMAL ENVELOPE WHERE NEW CONSTRUCTION TAKES PLACE SHALL BE FULLY SEALED WITH SOLID BLOCKING AND GAPS SEALED WITH CAULK OR FOAM. PENETRATING HOLES SHALL BE NO MORE THAN 1-INCH LARGER IN DIAMETER THAN THE PENETRATING OBJECT TO ALLOW FOR PROPER AIR SEALING. SEAL WHERE INDICATED AND AT THE FOLLOWING LOCATIONS:
 - DUCT / FLUE SHAFT. ALSO SEAL ALL DUCT BOOT TO FLOORS, WALLS AND CEILINGS
 - PLUMBING / PIPING
 - ELECTRICAL WIRING / DEVICES
 - BATHROOM AND KITCHEN EXHAUST FANS
 - RECESSED LIGHTING FIXTURES ADJACENT TO UNCONDITIONED SPACE, ICAT LABELED AND FULLY GASKETED. IF IN INSULATED CEILING WITHOUT ATTIC ABOVE, EXTERIOR SURFACE OF FIXTURE SHALL BE INSULATED TO MIN. R-10
 - CHIMNEYS
- SEAL ALL JOINTS, SEAMS AND CRACKS AND OPENINGS AT THE THERMAL ENVELOPE WHERE NEW CONSTRUCTION TAKES PLACE. SEAL WHERE INDICATED AND AT THE FOLLOWING LOCATIONS:
 - SILL PLATES AND RUNNERS IN THE THERMAL ENVELOPE SHALL BE SEALED TO THE FOUNDATION AND SUBFLOORS. ADDITIONALLY, FOAM GASKETS / RIBBED POLYETHYLENE CLOSED CELL FOAM SILL SEALERS ARE TO BE PLACED BENEATH SILL PLATE IF RESTING ATOP CONCRETE OR MASONRY.
 - DRYWALL AT THE THERMAL ENVELOPE SHALL BE SEALED TO TOP AND BOTTOM PLATES AND RUNNERS.
 - ATTIC / ROOF DRYWALL SHALL BE SEALED TO THE TOP PLATE AT THE INTERFACE OF ALL EXTERIOR AND INTERIOR WALLS.
 - DRYWALL AT THE THERMAL ENVELOPE SHALL BE SEALED TO THE DRYWALL AT THE INTERSECTING CORNERS OF INTERIOR WALLS AND DEMISING WALLS.
 - ROUGH OPENINGS AROUND WINDOWS AND EXTERIOR DOORS SHALL BE SEALED WITH CAULK OR LOW-EXPANSION FOAM.
 - RIM JOISTS IN THE THERMAL ENVELOPE SHALL BE SEALED TO THE SUBFLOOR.
 - SILL PLATES IN THE THERMAL ENVELOPE SHALL BE SEALED TO THE RIM JOISTS.
 - ATTIC ACCESS PANELS, HATCHES, AND WHOLE HOUSE FANS SHALL BE EQUIPPED WITH GASKETED COVER WHICH IS INSULATED TO THE SAME LEVEL AS THE REST OF THE ASSEMBLY.
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- TYPICAL ADHESIVES, SEALANTS, & CAULKS NOTES
ALL ADHESIVES, SEALANTS, & CAULKS SHALL BE LOW-VOC, AT NO POINT SHALL THE VOC CONTENT EXCEED THE FOLLOWING MAX VOC LIMITS ESTABLISHED BY THE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT (SCAQMD 1168):
 - INDOOR FLOOR COVERING ADHESIVES, CARPET PAD ADHESIVES, SUBFLOOR ADHESIVES, VCT & ASPHALT TILE ADHESIVES, DRYWALL & PANEL ADHESIVES, COVE BASE ADHESIVES - 50 g/L
 - RUBBER FLOOR ADHESIVES - 80 g/L
 - CERAMIC GLASS, PORCELAIN, & STONE TILE ADHESIVES - 65 g/L
 - MULTI-PURPOSE CONSTRUCTION ADHESIVES - 70 g/L
 - WOOD FLOORING ADHESIVES, STRUCTURAL GLAZING ADHESIVES - 100 g/L
 - STRUCTURAL WOOD MEMBER ADHESIVES - 140 g/L
 - OUTDOOR FLOOR COVERING ADHESIVES - 150 g/L
 - ROOFING ADHESIVE - 250 g/L
 - ARCHITECTURAL SEALANTS - CLEAR, PAINTABLE, AND IMMEDIATELY WATER-RESISTANT - 250 g/L
 - ARCHITECTURAL SEALANT PRIMERS: NON-POROUS - 250 g/L
 - FOAM SEALANT - 250 g/L
 - ARCHITECTURAL SEALANT PRIMERS: POROUS - 750 g/L

2020 ENTERPRISE & 2021 IHDA NOTES

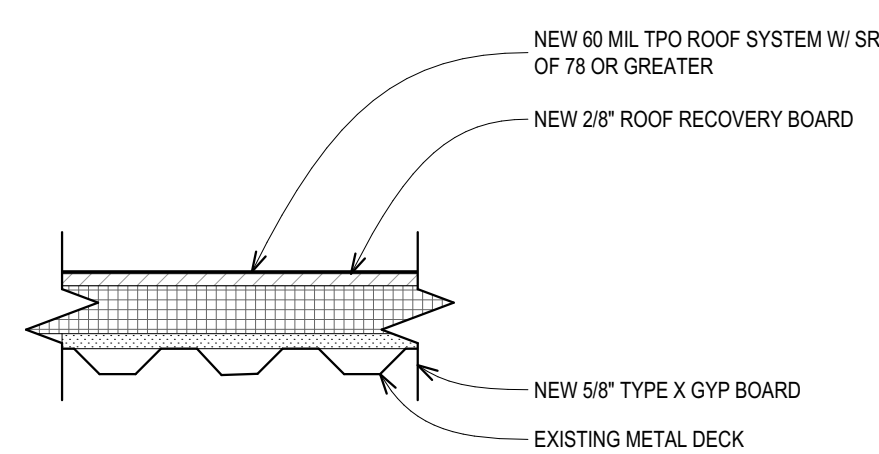
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 - ALL INTERIOR ADHESIVES AND SEALANTS SHALL MEET VOC CONTENT LISTED IN THE TYPICAL ASSEMBLY NOTES (MANDATORY)
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 - FIBERGLASS AND MINERAL WOOL BATTS SHALL BE FORMALDEHYDE-FREE (MANDATORY)
 COMPOSITE WOOD:
 - PLYWOOD, PARTICLEBOARD, MDF, AND MATERIALS WITHIN OTHER PRODUCTS LIKE CABINETS AND DOORS SHALL HAVE FORMALDEHYDE EMISSIONS LESS THAN OR EQUAL TO THE THRESHOLDS PROVIDED BY CARB PHASE 2 AND/OR TSCA TITLE IV, FOR ANY OTHER COMPOSITE WOOD PRODUCTS NOT COVERED BY CARB/TSCA REQUIREMENTS, BUT USED IN INTERIOR SPACES, THESE MUST BE NAUF-NO ADDED UREA FORMALDEHYDE (MANDATORY)
- BATH, KITCHEN, LAUNDRY SURFACES (MANDATORY):
 - USE MOISTURE-RESISTANT BACKING MATERIALS SUCH AS CEMENT BOARD, FIBER CEMENT BOARD, OR EQUIVALENT PER ASTM #6 6329 OR ASTM #6 3273 BEHIND TUB/SHOWER ENCLOSURES. PROJECTS THAT USE A ONE-PIECE FIBERGLASS TUB/SHOWER ENCLOSURE ARE EXEMPT FROM THIS REQUIREMENT.
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 - BENEATH CONCRETE SLABS (INCLUDING THOSE IN BASEMENTS AND CRAWL SPACES): INSTALL A MIN 6 MIL POLYETHYLENE SHEETING OVERLAPPING MIN 6-INCHES AT THE SEAM OVER A 4-INCH LAYER OF 1/2" DIAMETER OR GREATER CLEAN AGGREGATE (CAPILLARY BREAK) OR INSTALL A 4 INCH UNIFORM LAYER OF SAND, OVERLAIN WITH A LAYER OR STRIPS OF GEOTEXTILE DRAINAGE MATTING INSTALLED PER THE MANUFACTURER
 - BENEATH CRAWL SPACES WITHOUT SLABS: INSTALL A MIN 8-MIL CROSS-LAMINATED POLYETHYLENE ON THE CRAWL FLOOR, EXTENDING UP AT LEAST 12 INCHES ON PIERS AND FOUNDATION WALLS, AND WITH JOINTS OVERLAPPING AT LEAST 12 INCHES. LINE THE 'HIGH-TRAFFIC' AREAS OF THE CRAWL SPACE WITH FOAM BOARD, SO THE POLYETHYLENE BENEATH WILL NOT BE DISTURBED.
- RADON MITIGATION (MANDATORY):
 - INSTALL A PASSIVE RADON-RESISTANT FEATURE BELOW THE SLAB AND INSTALL A VERTICAL VENT PIPE WITH JUNCTION BOX WITHIN 10 FEET OF AN ELECTRICAL OUTLET.
- BUILDING OPERATIONS & MAINTENANCE MANUAL AND PLAN (MANDATORY):
 - THE GC SHALL CREATE A MANUAL THAT INCLUDES BUILDING OPERATIONS AND MAINTENANCE MANUALS AND PLANS PER THE ENTERPRISE GREEN COMMUNITIES REQUIREMENTS.
- EMERGENCY MANAGEMENT MANUAL (MANDATORY)
 - THE GC SHALL ASSIST OWNER TO CREATE A MANUAL ON EMERGENCY OPERATIONS TARGETED TOWARD O&M STAFF AND OTHER BUILDING LEVEL PERSONNEL PER THE ENTERPRISE GREEN COMMUNITIES REQUIREMENTS.
- RESIDENT MANUAL (MANDATORY)
 - THE GC SHALL ASSIST THE OWNER TO CREATE A RESIDENT MANUAL PER THE ENTERPRISE GREEN COMMUNITIES REQUIREMENTS.



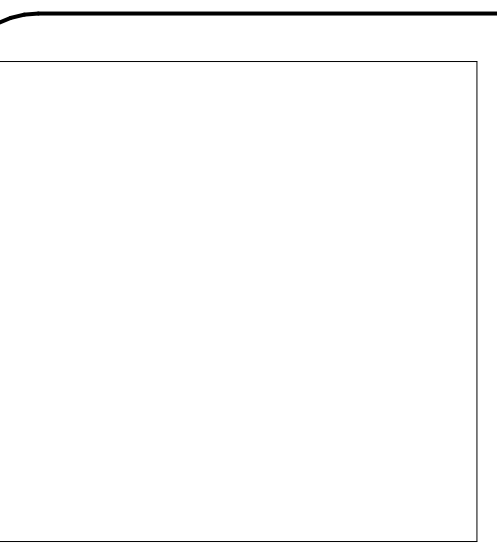
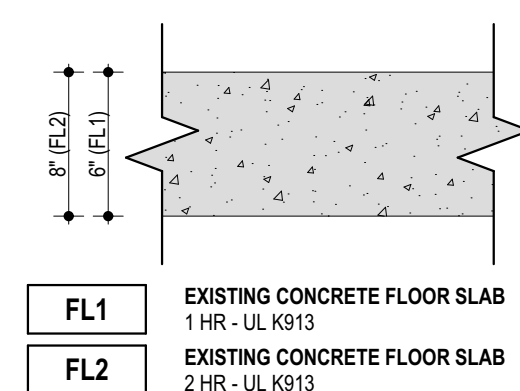
FS3 FIRE STOP SYSTEM FOR CONCRETE SLABS
F RATING - 3 HR T RATING - 1/4 HR
UL DES F-A-1045



R1 TYPICAL ROOF ASSEMBLY



R2 EXISTING ROOF AT SOUTH STAIR
1 HR - UL K913



I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02
2024.01.03

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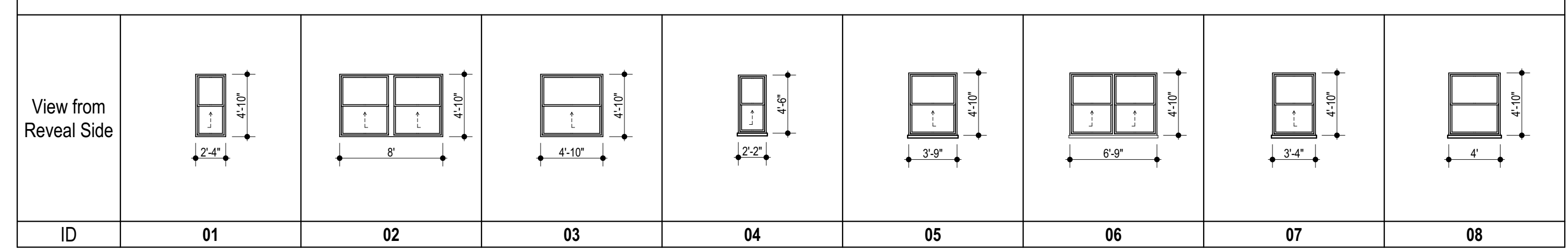
WINDOW SCHEDULE														
ID	OPERATION	FRAME MATL	UNIT SIZE		FIRE LABEL	MAX U-VALUE	MAX SHGC VALUE	NFRC RATED	ARGON FILLED	COATING	GLAZING TYPE	SAFETY GLAZING	RESTRICTOR	REMARKS
			WIDTH (V.I.F.)	HEIGHT (V.I.F.)										
01	SH	VINYL	2'-4"	4'-10"	-	0.26	*	Y	Y	LOW-E	GL-1	-	Y	*SEE NOTES FOR FENESTRATION PERFORMANCE REQUIREMENTS
02	SH	VINYL	6'-0"	4'-10"	-	0.26	*	Y	Y	LOW-E	GL-1	-	Y	*SEE NOTES FOR FENESTRATION PERFORMANCE REQUIREMENTS
03	SH	VINYL	4'-10"	4'-10"	-	0.26	*	Y	Y	LOW-E	GL-1	-	Y	*SEE NOTES FOR FENESTRATION PERFORMANCE REQUIREMENTS
04	SH	VINYL	2'-2"	4'-6"	-	0.26	*	Y	Y	LOW-E	GL-1	-	-	*SEE NOTES FOR FENESTRATION PERFORMANCE REQUIREMENTS, INTEGRAL FROSTING ON ALL BATHROOM WINDOWS. PROVIDE SAMPLES FOR ARCHITECT REVIEW
05	SH	VINYL	3'-9"	4'-10"	-	0.26	*	Y	Y	LOW-E	GL-1	-	Y	*SEE NOTES FOR FENESTRATION PERFORMANCE REQUIREMENTS
06	SH	VINYL	6'-9"	4'-10"	-	0.26	*	Y	Y	LOW-E	GL-1	-	Y	*SEE NOTES FOR FENESTRATION PERFORMANCE REQUIREMENTS
07	SH	VINYL	3'-4"	4'-10"	-	0.26	*	Y	Y	LOW-E	GL-1	-	Y	*SEE NOTES FOR FENESTRATION PERFORMANCE REQUIREMENTS
08	FIXED	VINYL	4'-0"	4'-10"	45 MIN C LABEL	0.26	*	Y	Y	LOW-E	GL-2	-	-	*SEE NOTES FOR FENESTRATION PERFORMANCE REQUIREMENTS

TYPICAL WINDOW & STOREFRONT NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY. WHEN 'WINDOWS' ARE NOTED IT APPLIES TO STOREFRONTS UNLESS SPECIFICALLY NOTED OTHERWISE.

- VERIFY ALL DIMENSIONS IN THE FIELD, TYP.
- ALL EXTERIOR OPERABLE WINDOWS SHALL HAVE INSECT SCREENS AND WINDOW OPENING CONTROL DEVICE (RESTRICTOR) COMPLIANT WITH ASTM F2090 (PER CBC-2019 B1015.8).
- ALL EXTERIOR METAL FRAMES, AND WHERE NOTED ELSEWHERE, SHALL BE THERMALLY BROKEN.
- ALL WINDOWS SHALL BE NATIONAL FENESTRATION RATING COUNCIL (NFRC) RATED OR BE MODELED TO PER MEET NFRC 100 TO SHOW COMPLIANCE.
- WHERE OPERABLE WINDOWS ARE PROVIDED IN TYPE S9A4 & TYPE A UNITS, ONE WINDOW IN EACH SLEEPING, LIVING AND DINING SPACE SHALL BE FIXED OVER A MINIMUM TO MEET ADA ACCESSIBILITY REQUIREMENTS. MATCH PROFILES OF ADJACENT WINDOWS.
- ACCESSIBLE WINDOWS SHALL HAVE OPERABLE PARTS THAT CAN BE USED WITH ONE HAND AND DO NOT REQUIRE TIGHT GRASPING, PINCHING OR TWISTING OF THE WRIST. THESE WINDOWS SHALL HAVE A 30" X 48" LONG CLEAR FLOOR SPACE POSITIONED FOR EITHER A FORWARD OR PARALLEL APPROACH. THE FORCE REQUIRED TO ACTIVATE OPERABLE PARTS SHALL NOT BE GREATER THAN 5.0 POUNDS (22.2 N) MAXIMUM AND ALL OPERABLE PARTS SHALL BE LOCATED BETWEEN 15" TO 48" ABOVE THE FINISHED FLOOR.
- ALL EXTERIOR WINDOWS SHALL HAVE FACTORY INSTALLED WEEPS.
- ALL WINDOWS SHALL HAVE TWO MINIMUM CLEAR INSULATED DOUBLE STRENGTH 1/8-INCH GLAZING UNLESS THE MANUFACTURER WOULD NEED TO INCREASE THE GLAZING THICKNESS IN ORDER TO ACHIEVE THE MIN STC RATINGS AND/OR PERFORMANCE REQUIREMENTS.
- ALL WINDOWS SHALL HAVE A MINIMUM STC OF XX.
- ALL WINDOWS SHALL HAVE HORIZONTAL, CORDELESS VINYL BLINDS W/ ALUMINUM FRAMES. PROVIDE HORIZONTAL ALUMINUM BLINDS W/ ALUMINUM FRAMES WHEN WINDOW SPAN IS TOO LARGE OR TOO TALL FOR VINYL BLINDS. THE ENTIRE ROOM MUST HAVE THE SAME BLIND MATERIAL.
- SEE TYPICAL FENESTRATION ENERGY PERFORMANCE NOTES FOR ADDITIONAL INFORMATION.

WINDOW ELEVATIONS



TYPICAL GLAZING NOTES

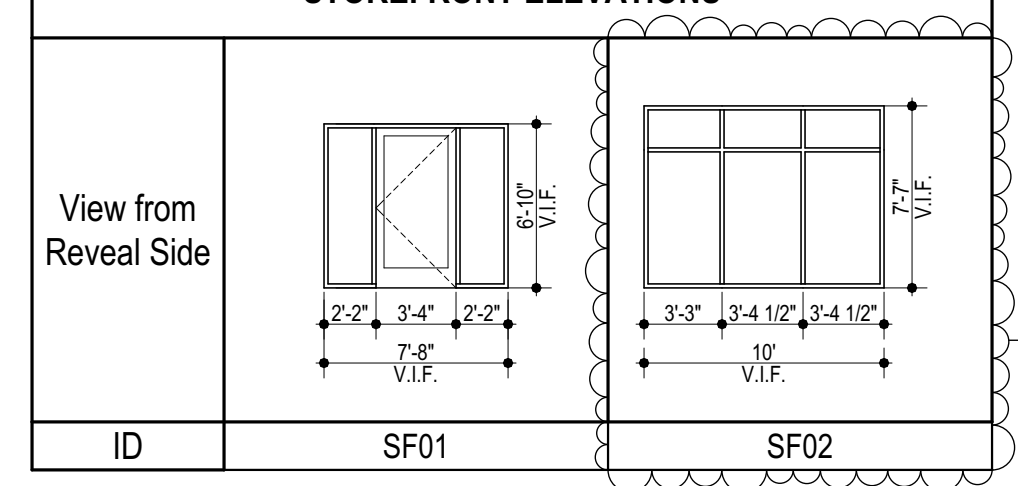
THE FOLLOWING ARE MINIMUM REQUIREMENTS FOR GLAZING. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY.

- SAFETY GLAZING IS REQUIRED IN THE FOLLOWING LOCATIONS:
 - ALL GLAZING IN DOORS (INCLUDING BATHTUB AND SHOWER DOORS).
 - GLAZING IN A PANEL ADJACENT TO A DOOR WHERE THE NEAREST VERTICAL EDGE OF THE GLAZING IS WITHIN A 24 INCH ARC OF EITHER VERTICAL EDGE OF THE DOOR IN A CLOSED POSITION AND WHERE THE BOTTOM EXPOSED EDGE OF THE GLAZING IS LESS THAN 60-INCHES ABOVE THE WALKING SURFACE.
 - GLAZING IN WINDOWS WITH ALL OF THE FOLLOWING CONDITIONS:
 - THE EXPOSED AREA OF THE INDIVIDUAL PANE IS GREATER THAN 9 SF; AND
 - THE BOTTOM EDGE OF THE GLAZING IS LESS THAN 18-INCHES ABOVE THE FLOOR; AND
 - THE TOP EDGE OF THE GLAZING IS GREATER THAN 36-INCHES ABOVE THE FLOOR; AND
 - ONE OR MORE WALKING SURFACE(S) ARE WITHIN 36 INCHES, MEASURED HORIZONTALLY AND IN A STRAIGHT LINE, OF THE PLANE OF GLAZING.
 - GLAZING IN GUARDS AND RAILINGS.
 - GLAZING IN WALLS, ENCLOSURES, OR FENCES AT WET AREAS INCLUDING, BUT NOT LIMITED TO, BATHTUBS AND SHOWERS WHERE THE BOTTOM OF THE EXPOSED EDGE OF THE GLAZING IS LESS THAN 60-INCHES MEASURED VERTICALLY ABOVE ANY STANDING OR WALKING SURFACE (INCLUDING THE BOTTOM SURFACE OF THE BATHTUB).
 - GLAZING ADJACENT TO THE LANDING AT THE BOTTOM OF A STAIRWAY WHERE THE GLAZING IS LESS THAN 60 INCHES ABOVE THE LANDING AND WITHIN A 60-INCH HORIZ ARC THAT IS LESS THAN 180 DEGREES FROM THE BOTTOM TREAD NOSING.
 - AT ANY OTHER LOCATIONS NOTED IN THE DOCUMENTS.
- GLASS IDENTIFICATION REQUIREMENTS:
 - EACH PANE OF GLASS (INCLUDING LAMINATED, ANNEALED, FLOAT, AND SPANDREL GLASS) SHALL BEAR THE MANUFACTURER'S MARK DESIGNATING THE TYPE AND THICKNESS OF THE GLASS OR GLAZING MATERIAL. THE IDENTIFICATION SHALL NOT BE OMITTED UNLESS APPROVED AND AN AFFIDAVIT IS FURNISHED BY THE GLAZING CONTRACTOR CERTIFYING THAT EACH LIGHT IS GLAZED IN ACCORDANCE WITH PERMITTED CONSTRUCTION DOCUMENTS.
 - WHERE SAFETY GLAZING IS REQUIRED (EXCEPT TEMPERED SPANDREL GLASS), EACH PANE OF SAFETY GLAZING INSTALLED IN HAZARDOUS LOCATIONS SHALL BE IDENTIFIED BY A MANUFACTURER'S DESIGNATION SPECIFYING WHO APPLIED THE DESIGNATION, THE MANUFACTURER OR INSTALLER AND THE SAFETY GLAZING STANDARD WITH WHICH IT COMPLIES AS WELL AS THE INFORMATION SPECIFIED ABOVE. THE DESIGNATION SHALL BE ACID ETCHED, SAND BLASTED, CERAMIC FIRED, LASER ETCHED, EMBOSSED OR A TYPE THAT ONCE APPLIED, CANNOT BE REMOVED WITHOUT BEING DESTROYED. A LABEL MEETING THE REQUIREMENTS OF THIS SECTION SHALL BE PERMITTED IN LIEU OF THE MANUFACTURER'S DESIGNATION.
 - TEMPERED SPANDREL GLASS IS PERMITTED TO BE IDENTIFIED BY THE MANUFACTURER WITH A REMOVABLE PAPER DESIGNATION.
- SAFETY GLAZING SHALL BE IMPACT TESTED IN ACCORDANCE WITH CPSC 16 CFR PART 1201 "SAFETY STANDARDS FOR ARCHITECTURAL GLAZING MATERIALS". GLAZING SHALL COMPLY WITH THE TEST CRITERIA FOR CATEGORY II, EXCEPT GLAZING IN DOORS WITH 9 SF OR LESS EXPOSED SURFACE AREA OF ONE SIDE OF ONE LITE SHALL COMPLY WITH THE TEST CRITERIA FOR EITHER CATEGORY I OR II.
- ALL GLAZING IN FIRE-RESISTANT RATED DOORS, WINDOWS, STOREFRONTS, AND CURTAIN WALLS SHALL BE FIRE-PROTECTED OR FIRE-RESISTANT RATED.
 - MARKING 'D' = MEETS FIRE DOOR ASSEMBLY CRITERIA
 - MARKING 'H' = MEETS FIRE DOOR ASSEMBLY HOSE STREAM TEST
- ALL EXTERIOR GLAZING SHALL HAVE LOW-E COATING AND BE INSULATED.

STOREFRONT SCHEDULE

ID	POSITION	FRAME MTL	EXTERIOR FINISH	INTERIOR FINISH	WIDTH (V.I.F.)	HEIGHT (V.I.F.)	FIRE LABEL	MAX U-VALUE	MAX SHGC VALUE	ARGON FILLED	COATING	GLAZING TYPE	SAFETY GLAZING	REMARKS
SF01	Exterior	ALUM	FACTORY FINISH	FACTORY FINISH	7'-8"	6'-10"	45 MIN C LABEL	*	*	Y	LOW-E	GL-3	Y	*SEE NOTES FOR FENESTRATION PERFORMANCE REQUIREMENTS
SF02	Exterior	ALUM	FACTORY FINISH	FACTORY FINISH	10'-0"	7'-7"	45 MIN C LABEL	*	*	Y	LOW-E	GL-3	Y	*SEE NOTES FOR FENESTRATION PERFORMANCE REQUIREMENTS

STOREFRONT ELEVATIONS



TYPICAL FENESTRATION ENERGY PERFORMANCE NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY.

- U-VALUES: PRESCRIPTIVE COMMERCIAL (INC RESIDENTIAL 5 STORIES OR MORE ABOVE GRADE IN CHICAGO & 4 STORIES OR MORE ABOVE GRADE IN NON-CHICAGO LOCATIONS) CBC-2019 & CETC-2022 C402.4:
- FIXED FENESTRATION U-VALUE: MAX 0.38
 - OPERABLE FENESTRATION U-VALUE: MAX 0.45
 - ENTRANCE DOORS U-VALUE: MAX 0.77
 - OPAQUE SWING DOOR U-VALUE: MAX 0.37
- SOLAR HEAT GAIN COEFFICIENT (SHGC): PRESCRIPTIVE COMMERCIAL (INC RESIDENTIAL 5 STORIES OR MORE ABOVE GRADE IN CHICAGO & 4 STORIES OR MORE ABOVE GRADE IN NON-CHICAGO LOCATIONS) CBC-2019 & CETC-2022 C402.4 (PROJECTION FACTOR IS CALCULATED AS DISTANCE MEASURED HORIZ FROM THE FARTHEST OVERHANG TO THE VERTICAL SURFACE OF THE GLAZING / DISTANCE MEASURED VERTICALLY FROM THE BOTTOM OF THE GLAZING TO THE UNDERSIDE OF THE OVERHANG):
- FIXED FENESTRATION W/ PROJECTION FACTOR < 0.2 SHGC: MAX 0.38
 - FIXED FENESTRATION W/ PROJECTION FACTOR 0.2 < PF < 0.5: MAX 0.46
 - FIXED FENESTRATION W/ PROJECTION FACTOR > 0.5: MAX 0.61
 - OPERABLE FENESTRATION W/ PROJECTION FACTOR < 0.2 SHGC: MAX 0.51
 - OPERABLE FENESTRATION W/ PROJECTION FACTOR 0.2 < PF < 0.5: MAX 0.56
 - OPERABLE FENESTRATION W/ PROJECTION FACTOR > 0.5: MAX 0.81

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02
2024.01.03

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2218A

Window, Storefront, Light / Vent Schedules

A-006

DOOR AND FRAME SCHEDULE																	
ID	LOCATION	POSITION	ELEVATION TYPE	DOOR					FRAME		HDWR. SET	FIRE LABEL	MAX U-VALUE	MAX SHGC VALUE	GLAZING TYPE	SAFETY GLAZING	REMARKS
				WIDTH (V.I.F.)	HEIGHT (V.I.F.)	LEAF THICKNESS	MATL	FINISH	MATL	FINISH							
01	VESTIBULE	---	F	3'-4"	6'-8"	1-3/8"	SC WOOD	PTD	ALUM	ANOD	-	-	*	*	GL-3	Y	PROVIDE LOW-POWER DOOR OPERATOR & INTERCOM W/ ELECTRIC STRIKE *SEE NOTES FOR FENESTRATION PERFORMANCE REQUIREMENTS
02	COMMUNITY ROOM	Exterior	A	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	*	*	GL-3	Y	*SEE NOTES FOR FENESTRATION PERFORMANCE REQUIREMENTS
03	OFFICE	Exterior	A	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	*	*	-	-	*SEE NOTES FOR FENESTRATION PERFORMANCE REQUIREMENTS, EXISTING FRAMES TO REMAIN
04	OFFICE	Interior	E	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	20 MIN	-	-	GL-2	Y	EXISTING FRAMES TO REMAIN
05	FURNACE	Interior	B	6'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
06	FURNACE / ELEV MACHINE RM	Interior	A	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
07	ACCESSIBLE TOILET	Interior	A	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
08	OFFICE TOILET	Interior	A	2'-4"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
09	OFFICE CLOSET	Interior	A	2'-6"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
10	REAR ENTRY	Exterior	A	2'-10"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	*	*	-	-	*SEE NOTES FOR FENESTRATION PERFORMANCE REQUIREMENTS, EXISTING FRAMES TO REMAIN
11	STAIR	Interior	A	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	45 MIN SOLID CORE WD	-	-	-	-	EXISTING FRAMES TO REMAIN
12	JANITOR	Interior	A	2'-10"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
13	WATER	Exterior	A	2'-3"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	*	*	-	-	*SEE NOTES FOR FENESTRATION PERFORMANCE REQUIREMENTS, EXISTING FRAMES TO REMAIN
14	STORAGE CLOSET	Interior	A	2'-8"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
15a	UNIT - ENTRY	Interior	A	2'-10"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	20 MIN	-	-	-	-	EXISTING FRAMES TO REMAIN
15b	UNIT - ENTRY	Interior	A	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	20 MIN	-	-	-	-	EXISTING FRAMES TO REMAIN
16a	UNIT - BEDROOM	Interior	A	2'-4"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
16b	UNIT - BEDROOM	Interior	A	2'-6"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
16c	UNIT - BEDROOM	Interior	A	2'-8"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
16d	UNIT - BEDROOM	Interior	A	2'-10"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
16e	UNIT - BEDROOM	Interior	A	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
17a	UNIT - BATHROOM	Interior	A	2'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
17b	UNIT - BATHROOM	Interior	A	2'-2"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
17c	UNIT - BATHROOM	Interior	A	2'-4"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
17d	UNIT - BATHROOM	Interior	A	2'-10"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
17e	UNIT - BATHROOM	Interior	A	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
18a	UNIT - CLOSET	Interior	A	2'-6"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
18b	UNIT - CLOSET	Interior	A	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
19a	UNIT - CLOSET	Interior	B	4'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
19b	UNIT - CLOSET	Interior	B	5'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
20a	UNIT - CLOSET	Interior	C	2'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
20b	UNIT - CLOSET	Interior	C	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
21a	UNIT - CLOSET	Interior	D	4'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
22a	UNIT - PANTRY	Interior	A	1'-6"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
22b	UNIT - PANTRY	Interior	A	2'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
23	ROOF PENTHOUSE	Exterior	A	2'-10"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	*	*	-	-	*SEE NOTES FOR FENESTRATION PERFORMANCE REQUIREMENTS, EXISTING FRAMES TO REMAIN
24	MECHANICAL / ELECTRICAL	Interior	A	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
25	MECHANICAL	Interior	A	2'-4"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
26	IT ROOM	Interior	A	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
27	WATER METER ROOM	Interior	B	5'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN

TYPICAL DOOR NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY:

- VERIFY ALL DIMENSIONS IN THE FIELD, TYP.
- SEE TYPICAL GLAZING NOTES FOR ADDITIONAL INFORMATION.
- AT ALL NEW PASSAGE DOORS AND FRAMES, DOOR HARDWARE SHALL PROVIDE 32-INCH CLEAR OPENINGS MEASURED BETWEEN THE FACE OF THE DOOR AND THE STOP WITH THE DOOR OPEN 90 DEGREES. AT DOORS WHOSE FRAMES ARE REMAIN, THE 32-INCH CLEAR OPENING SHALL BE PROVIDED TO THE MAXIMUM EXTENT FEASIBLE.
- ALL SWINGING DOOR AND GATE SURFACES WITHIN 10-INCHES OF THE FINISHED FLOOR OR GROUND MEASURED VERTICALLY SHALL HAVE A SMOOTH SURFACE ON THE PUSH SIDE EXTENDING THE FULL WIDTH OF THE DOOR OR GATE. PARTS CREATING HORIZONTAL OR VERTICAL JOINTS IN THESE SURFACES SHALL BE WITHIN 1/16-INCH OF THE SAME PLANE AS THE OTHER. CAVITIES CREATED BY ADDED KICK PLATES SHALL BE CAPPED.
- THERMALLY BROKEN FRAMES ARE PERMITTED ON NON-FIRE RATED DOORS. FIRE RATED DOORS THAT NEED WEATHERSTRIPPING FOR THERMAL OR SOUND CONTROL SHALL HAVE KERF FRAMES.
- ALL NEW EXTERIOR DOORS SHALL BE NATIONAL FENESTRATION RATING COUNCIL (NFRC) RATED OR BE MODELED TO PER NFRC 100 TO SHOW COMPLIANCE.
- UNDERCUT ALL BEDROOM AND BATHROOM DOORS BY 3/4-INCH FOR RETURN AIR CIRCULATION, UNO. COORDINATE WITH MEP REQUIREMENTS.
- ALL GLAZING IN FIRE-RESISTANT RATED DOORS SHALL BE FIRE-PROTECTED OR FIRE-RESISTANT RATED.
 - MARKING 'D' = MEETS FIRE DOOR ASSEMBLY CRITERIA
 - MARKING 'H' = MEETS FIRE DOOR ASSEMBLY HOSE STREAM TEST
 - MARKING 'T' = MEETS 450 DEGREE F TEMPERATURE RISE CRITERIA FOR 30 MINUTES
 - MARKING 'W' = WHEN USED FOR GLAZING, 'W' REFERS TO THE FIRE RESISTANCE RATING OF THE GLAZING NOT THE FRAME
 - MARKING '20', '45', '60', '90' = THE TIME IN MINUTES OF THE FIRE RESISTANCE OR FIRE PROTECTION RATING OF THE GLAZING ASSEMBLY
- DOORS AND SIDELITES ADJACENT TO DOORS CONTAINING ONE OR MORE GLAZING PANELS THAT PERMIT VIEWING THROUGH THE PANELS SHALL HAVE THE BOTTOM OF AT LEAST ONE PANEL ON EITHER THE DOOR OR ADJACENT SIDELITE 34-INCHES MAXIMUM ABOVE THE FLOOR (VISION LITES WITH THE LOWEST PART MORE THAN 66-INCHES ABOVE THE FLOOR SHALL NOT BE REQUIRED TO COMPLY)
- SEE PLANS FOR DIRECTION OF SWING / OPERATION.
- ALL MASONRY DOORS ARE PRE-PRIMED W/ IN-FIELD FINISH PAINT.
- ALL REAR UNIT DOORS SHALL HAVE STORM / SCREEN DOORS (COLOR TO BE DETERMINED BY ARCHITECT).
- DOOR FRAMES TO BE INSPECTED AND REPAIRED AS NECESSARY TO ACCEPT NEW HARDWARE.

TYPICAL HARDWARE NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY:

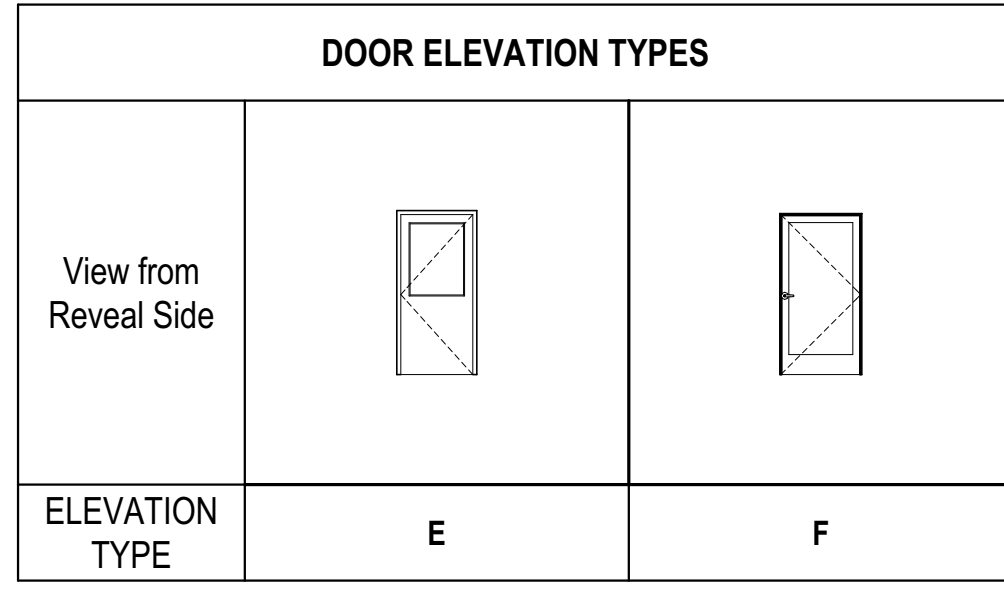
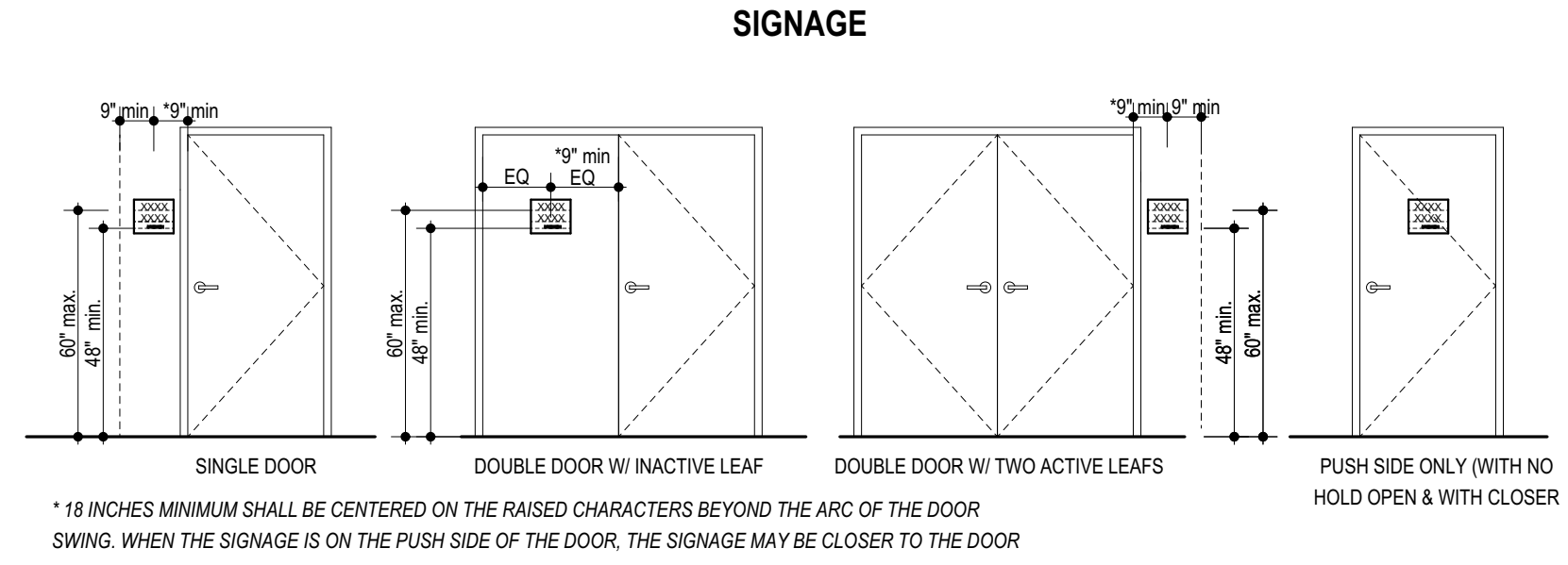
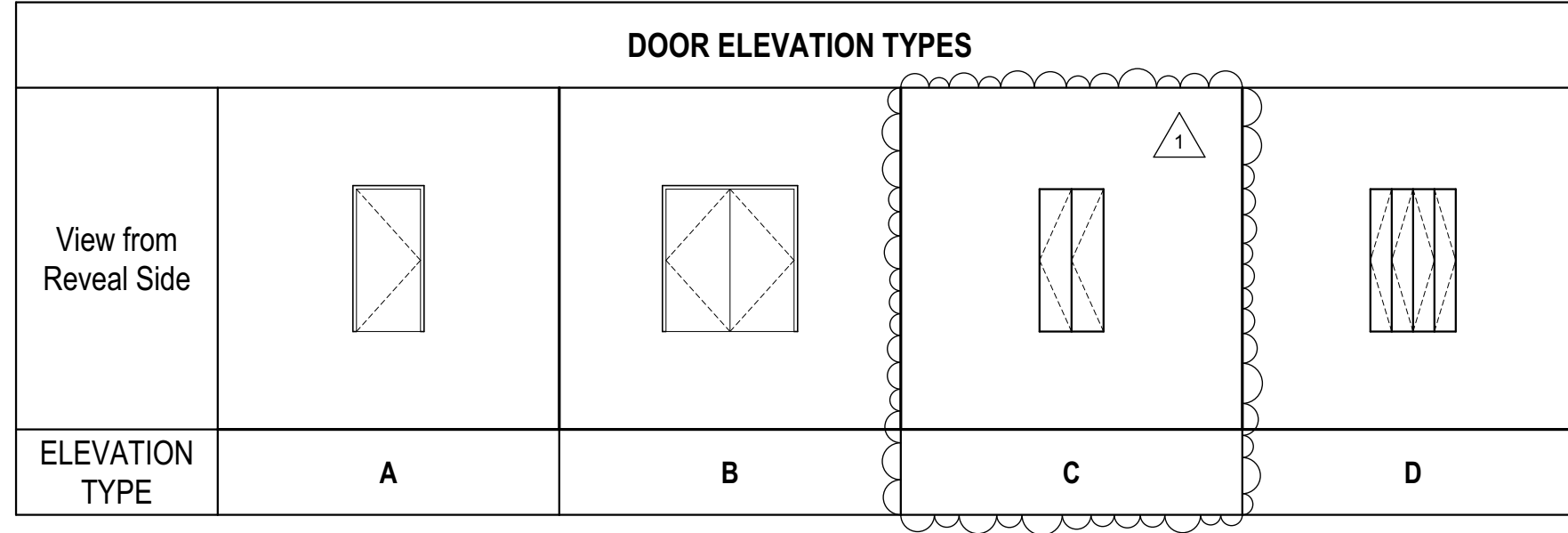
- ALL EXIT DOORS IN THE DIRECTION OF TRAVEL SHALL BE OPERABLE FROM THE INSIDE WITHOUT KEYS OR SPECIAL KNOWLEDGE.
- FIRE LABEL DOORS, PANIC HARDWARE & DOORS WITH FIRE EXIT HARDWARE (HARDWARE THAT MEETS BOTH FIRE AND PANIC CONDITIONS) SHALL HAVE SELF-CLOSERS AND A LATCH THAT SECURES THE DOOR WHEN IT IS CLOSED. HARDWARE SHALL MAINTAIN THE INTEGRITY OF THE FIRE DOOR ASSEMBLY.
- WHERE PANIC HARDWARE AND FIRE EXIT HARDWARE (HARDWARE THAT MEETS BOTH FIRE AND PANIC CONDITIONS) IS NOTED, THE ACTUATING PORTION OF THE DEVICE (TOUCHPAD OR CROSSBAR) MUST BE AT LEAST HALF THE WIDTH OF THE DOOR LEAF. ALL VERTICAL RODS SHALL BE CONCEALED IN THE DOOR.
- HINGE SIZE AND QUANTITY TO BE PER ANSI REQUIREMENTS AND MAY EXCEED THOSE LISTED ON HARDWARE SCHEDULE BASED ON ACTUAL DOOR SIZES AND WEIGHTS. GC TO CONFIRM PRIOR TO BIDDING.
- WHEN SPRING HINGES ARE NOTED AT FIRE LABEL DOORS, PROVIDE MIN TWO SPRING HINGES UNLESS THREE SPRING HINGES (OR MORE) ARE REQUIRED BY THE MANUFACTURER.
- WHERE DOOR OR HARDWARE IS BEING REPLACED, PROVIDE ADA COMPLIANT LEVER OPERATED HARDWARE. DOORS LEADING INTO HAZARDOUS ROOMS OR SPACES TO HAVE KNURLED HARDWARE ON THE EGRESS SIDE. PROVIDE METAL U-PULL HARDWARE AT CABINETS AND BI-FOLD / PIVOT DOOR CLOSETS (UNLESS NOTED OTHERWISE). KNOBS MAY NOT BE USED.
- HARDWARE REQUIRED TO BE ACCESSIBLE SHALL BE OPERABLE WITH ONE HAND AND SHOULD NOT REQUIRE TIGHT GRASPING, PINCHING OR TWISTING OF THE WRIST. THE FORCE REQUIRED TO ACTIVATE OPERABLE PARTS SHALL BE MAX. 5.0 POUNDS (22.2N) INCLUDING INTERIOR HINGED DOORS AND SLIDING OR FOLDING DOORS AND MAX. 8.5 POUNDS (37.8N) FOR EXTERIOR HINGED DOORS. THESE FORCES DO NOT APPLY TO THE FORCE REQUIRED TO RETRACT LATCH BOLTS OR DISENGAGE OTHER DEVICES THAT MAY HOLD THE DOOR IN A CLOSED POSITION. FIRE DOOR HARDWARE SHALL MEET THE MINIMUM OPERATING FORCE ALLOWABLE BY THE APPROPRIATE ADMINISTRATIVE AUTHORITY.
- NEW DOOR HARDWARE - INCLUDING LOCKS, EXIT DEVICES, HANDLES, PULLS, LATCHES, AND OTHER OPERABLE PARTS ON DOORS - SHALL BE MOUNTED BETWEEN 34-INCHES AND 48-INCHES AFF TO THE TOP OF THE HARDWARE UNLESS NOTED OTHERWISE. DOOR CLOSERS AND DOOR STOPS ARE PERMITTED TO BE 78-INCHES MINIMUM ABOVE THE FLOOR.
- DOOR AND GATE CLOSERS ON ACCESSIBLE ROUTES SHALL MEET SEVERAL REQUIREMENTS: PER UFAS, CLOSERS SHALL BE ADJUSTED SO THAT FROM AN OPEN POSITION OF 70 DEGREES, THE DOOR WILL TAKE AT LEAST 3 SECONDS TO MOVE TO A POINT 3-INCHES FROM THE LATCH MEASURED TO THE LEADING EDGE OF THE DOOR. PER ANSI AND ADA, CLOSERS SHALL BE ADJUSTED SO THAT FROM AN OPEN POSITION OF 90 DEGREES, THE TIME REQUIRED TO MOVE THE DOOR TO A POSITION OF 12 DEGREES FROM THE LATCH IS 5 SECONDS MINIMUM. SPRING HINGES ARE REQUIRED TO GO FROM 70 DEGREES TO CLOSED IN NO LESS THAN 1.5 SECONDS. IF SPRING HINGES ARE USED ON FIRE DOORS, ANNEX A OF NFPA 80 RECOMMENDS THAT SPRING HINGES SHOULD BE ADJUSTED TO ACHIEVE POSITIVE LATCHING WHEN ALLOWED TO CLOSE FREELY FROM AN OPEN POSITION OF 30 DEGREES.
- PASSAGE DOORS AT ALL UNITS DESIGNATED OR SERVING TYPE '504A', TYPE 'A', TYPE 'B' AND ACCESSIBLE NON-RESIDENTIAL SPACES SHALL HAVE THRESHOLDS NO HIGHER THAN 1/2" A.F.F. WITH BEVELED SLOPE LESS THAN 1:2 (NO BEVEL REQUIRED ON THRESHOLDS UNDER 1/4" A.F.F.)
- INTEGRAL WEATHERSTRIPPING SHALL BE PROVIDED AT ALL NEW EXTERIOR DOORS, INTERIOR VESTIBULE DOORS, AND WHERE NOTED ELSEWHERE.
- SILENCERS SHALL BE PROVIDED AT NEW EXTERIOR DOORS, SOLID WOOD DOORS, AND WHERE NOTED ELSEWHERE.
- SECURITY DOOR GUARDS SHALL ONLY BE PROVIDED WHERE NOTED IF THE GUARDS DO NOT INTERFERE WITH THE OPERATION AND/OR MAINTENANCE OF THE DOORS.
- PROVIDE TWO PEEP HOLES (VIEWERS) AT ALL PRIMARY UNIT ENTRY DOORS - THE TOP OF ONE SHALL BE INSTALLED AT 60-INCHES A.F.F. AND THE TOP OF THE OTHER ONE AT MAX. 48-INCHES A.F.F. VIEWERS SHALL HAVE 180 DEGREE RANGE OF VIEW
- TYPICAL DOORS STOPS SHALL BE WALL BUMPER MOUNTED. WHEN DOORS CAN INTERSECT WITH OTHER DOORS OR OBSTRUCTIONS, DOOR STOPS SHALL BE HINGE PIN DOOR STOPS. AT INTERIOR BUILDING ENTRIES DOOR STOPS SHALL BE FLOOR MOUNTED (UNO) AND EXTERIOR OUTSWINGING DOORS SHALL HAVE OVERHEAD CONCEALED STOPS.
- ALL HARDWARE SHALL BE BRUSHED NICKEL / SATIN CHROME UNLESS NOTED OTHERWISE. ALL HINGES AND HINGE COVERS SHALL MATCH THE STOREFRONT / ALUM SYSTEM FINISH, UNO.

HARDWARE FUNCTION LEGEND:

- PASSAGE = NO LOCK
- PRIVACY = NO KEY BUT A PUSH BUTTON AT INTERIOR
- INTERCONNECTED ENTRY = DEASBLY BY KEY & LEVER. CAN BE KEPT LOCKED OR UNLOCKED
- ENTRANCE / OFFICE = KEY LOCKS & UNLOCKS EXTERIOR W/ A THUMBTURN AT THE INTERIOR
- CLASSROOM = SAME AS ENTRANCE / OFFICE FUNCTION EXCEPT NO INTERIOR LOCK
- STOREROOM = EXTERIOR LOCKED AT ALL TIMES
- PANIC = CROSS BAR OR PUSH/PAD/TOUCHPAD (NOT SUITABLE FOR FIRE DOORS)
- FIRE EXIT HARDWARE = PANIC HARDWARE SUITABLE FOR FIRE DOORS. DOOR MUST HAVE A LABEL THAT STATES "Fire Door to be Equipped with Fire Exit Hardware"

SIGNAGE NOTES:

- SIGNAGE SHALL COMPLY WITH IAC REQUIREMENTS AND SHALL BE LOCATED AT COMMON PERMANENT ROOMS OR SPACES INCLUDING BUT NOT LIMITED TO INTERIOR APARTMENT NUMBERS, EXIT SIGNS AT DOORS, STAIRWELLS, DIRECTIONAL SIGNAGE, AS REQUIRED BY THE FIRE DEPARTMENT, ETC. NO SIGNAGE SHALL BE PROVIDED WITHIN UNITS.
- TEXT SHALL CONTRAST WITH THE BACKGROUND.
- TACTILE SIGNS SHALL HAVE RAISED CHARACTERS AND SHALL BE DUPLICATED BELOW THE TEXT IN BRAILLE. BRAILLE SHALL BE SEPARATED 3/8" MINIMUM FROM ANY OTHER RAISED CHARACTERS, BORDERS OR DECORATIVE ELEMENTS.
- TACTILE SIGNS SHALL BE MOUNTED TO THE WALL ADJACENT TO THE LATCH SIDE OF THE DOOR. WHERE A TACTILE SIGN IS PROVIDED AT DOUBLE DOORS WITH ONE ACTIVE LEAF, THE SIGN SHALL BE LOCATED ON THE INACTIVE LEAF. WHERE A TACTILE SIGN IS PROVIDED AT DOUBLE DOORS WITH TWO ACTIVE LEAFS, THE SIGN SHALL BE LOCATED TO THE RIGHT OF THE RIGHT HAND DOOR. WHEN THERE IS NO WALL SPACE TO THE LATCH SIDE OF THE DOOR OR AT THE RIGHT OF DOUBLE DOORS, SIGNS SHALL BE MOUNTED ON THE NEAREST ADJACENT WALL. SIGNS WITH TACTILE CHARACTERS ARE PERMITTED ON PUSH SIDE OF DOORS WITH CLOSERS AND WITHOUT HOLD-OPEN DEVICES.
- MOUNTING HEIGHT SHALL BE MINIMUM 48-INCHES A.F.F. TO THE BASELINE OF THE LOWEST TACTILE CHARACTER OR BRAILLE AND MAXIMUM 60-INCHES A.F.F. TO THE BASELINE OF THE HIGHEST TACTILE CHARACTER.
- SIGNS WITH TACTILE CHARACTERS SHALL BE LOCATED WITH A MIN. CLEAR FLOOR AREA 18" X 18" CENTERED ON THE TACTILE CHARACTERS BEYOND THE ARC OF ANY DOOR SWING BETWEEN THE CLOSED POSITION AND 45 DEGREE OPEN POSITION.
- ALL SIGNS TO BE ADA COMPLIANT.
- ALL SIGNS LOCATED ON GLAZING SHALL HAVE A BACKPANEL.
- THE GLARE FROM COVERINGS, THE FINISH OF THE CHARACTERS AND THEIR BACKGROUND SHALL NOT EXCEED 19 GLOSS UNITS (GU) AS MEASURED ON A 60-DEGREE GLOSS METER.
- ALL SIGNAGE SHALL BE PRE-MOLDED (NOT APPLIQUE).



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Door & Hardware Schedules

A-007

FINISH SCHEDULE					
AREA	FLOOR	BASE	WALLS	CEILING	NOTES
VESTIBULE	EXISTING	EXISTING	PTD	PTD	
OFFICE	EXISTING	EXISTING	PTD	ACT / PTD	
COMMUNITY ROOM	LVT	RUBBER	PTD	ACT	
TOILETS	EXISTING	EXISTING	PTD	ACT	
MAIL ROOM	EXISTING	EXISTING	PTD	ACT	
LAUNDRY	EXISTING	EXISTING	PTD	PTD	
COMMON HALLWAYS	LVT	RUBBER	PTD	ACT	WALLS PAINTED TWO (2) COLORS LVT FLOORING TO HAVE A MIN 20 MIL WEAR LAYER
STAIRS	RUBBER TREAD	RUBBER	PTD	PTD	WALLS PAINTED TWO (2) COLORS LVT FLOORING AT LANDINGS TO HAVE A MIN 20 MIL WEAR LAYER
ALL UNITS					
UNIT KITCHEN	LVT	PTD WOOD	PTD	PTD	SOLID SURFACE COUNTERTOPS AND SOLID WOOD CABINETS W/ SOLID PLYWOOD BOX CONSTRUCTION
UNIT LIVING ROOM	LVT	PTD WOOD	PTD	PTD	
UNIT HALLWAYS	LVT	PTD WOOD	PTD	PTD	LVT FLOORING TO HAVE A MIN 12 MIL WEAR LAYER
UNIT BEDROOMS	LVT	PTD WOOD	PTD	PTD	
UNIT CLOSETS	LVT	PTD WOOD	PTD	PTD	
UNIT BATH	EXISTING	EXISTING	PTD	PTD	REPAIR EXISTING TILE AS NECESSARY SOLID WOOD CABINETS W/ SOLID PLYWOOD BOX CONSTRUCTION

TYPICAL FINISH NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY:

- INTERIOR WALL AND CEILING FINISH MATERIALS SHALL COMPLY WITH THE FOLLOWING:
 - INTERIOR EXIT STAIRWAYS AND RAMPS AND EXIT PASSAGEWAYS: CLASS A. NOTE THAT CLASS C INTERIOR FINISHES SHALL BE PERMITTED FOR WAINSCOTTING OR PANELING OF NOT MORE THAN 1000 SF OF APPLIED SURFACE AREA IN THE LOBBY WHERE APPLIED DIRECTLY TO A NONCOMBUSTIBLE BASE OR OVER FURRING STRIPS APPLIED TO A NONCOMBUSTIBLE BASE AND FIRELOCKED EVERY 6' IN EVERY DIRECTION.
 - CORRIDORS AND ENCLOSURES FOR EXIT ACCESS STAIRWAYS AND RAMPS: CLASS B.
 - OTHER ROOMS AND ENCLOSED SPACES: CLASS C IF ENCLOSED BY PARTITIONS THAT EXTEND TO THE CEILING SLAB.
- CLASS FLAME INDEX AND SMOKE-DEVELOPED INDEX ARE AS FOLLOWS:
 - CLASS A FLAME SPREAD INDEX IS 0-25; SMOKE-DEVELOPED INDEX IS 0-450.
 - CLASS B FLAME SPREAD INDEX IS 26-75; SMOKE-DEVELOPED INDEX IS 0-450.
 - CLASS C SPREAD INDEX IS 76-200; SMOKE-DEVELOPED INDEX IS 0-450.
- INTERIOR FLOOR FINISHES AND COVERINGS OF A TRADITIONAL TYPE, SUCH AS WOOD, VINYL, LINOLEUM OR CERAMIC TILE, AND RESILIENT FLOOR COVERING MATERIALS DO NOT NEED TO BE CLASSIFIED. FOR FIBEROUS FLOORS, THE CRITICAL RADIANT FLUX OF FLOOR FINISHES SHALL BE CLASS I WITHIN LOBBIES AND CLASS II OR COMPLYING WITH DOC FF-1 "PULL TEST" OR PER ASTM D2859 WITHIN CORRIDORS AND ROOMS OR SPACES NOT SEPARATED FROM CORRIDORS BY PARTITIONS EXTENDING FROM THE FLOOR TO THE UNDERSIDE OF THE CEILING.
- INTERIOR TRIM (PICTURE MOLDS, CHAIR RAILS, BASEBOARDS) SHALL HAVE A MINIMUM CLASS C FLAME SPREAD AND SMOKE-DEVELOPED INDEX PER ASTM E84 OR UL 723. BASES THAT ARE 6-INCHES OR LESS IN HEIGHT SHALL BE CLASS I OR CLASS C. WHERE A CLASS I FLOOR FINISH IS REQUIRED, THE BASEBOARD SHALL BE CLASS I OR CLASS C.
- TYPICAL PAINTS, COATINGS, AND PRIMER NOTES

ALL INTERIOR PAINTS, COATINGS, AND PRIMERS SHALL BE NO-VOC. ONLY WITH ARCHITECT APPROVAL SHALL INTERIOR PAINTS, COATINGS, AND PRIMERS BE LOW-VOC. AT NO POINT SHALL THE VOC CONTENT EXCEED THE FOLLOWING MAX VOC LIMITS ESTABLISHED BY THE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT (SCAQMD 1113):

 - COATINGS, FLATS, AND NON-FLATS, & FLOOR COATINGS - 50 g/L
 - PRIMERS, SEALERS, AND UNDERCOATING - 100 g/L
 - RUST PREVENTATIVE COATINGS, TILE & STONE SEALERS - 100 g/L
 - WATERPROOFING CONCRETE / MASONRY SEALERS - 100 g/L
 - STAINS, INTERIOR - 250 g/L
 - TUB AND TILE REFINISHING COATING - 420 g/L
- SEE ASSEMBLY NOTES FOR ADHESIVE, SEALANT, & COATING VOC CONTENT LIMITS.
- FLOOR SURFACES SHALL BE STABLE, FIRM, AND SLIP RESISTANT.
- NO LAUAN UNDERLAYMENT SHALL BE USED.
- EXTEND ALL ROOM FINISHES INTO ADJACENT CLOSETS, PANTRIES, LINEN CLOSETS, UNLESS INDICATED OTHERWISE.
- THE FINISHED FLOOR AND BASE TRIM SHALL EXTEND UNDERNEATH ALL REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS.
- INSTALL TRANSITION STRIPS BETWEEN ALL CHANGES IN FINISHED FLOOR HEIGHTS AND AT ALL CHANGES IN MATERIAL.
- PREP CONCRETE / SUBFLOOR AS REQUIRED FOR NEW FLOORING AND LEVELING.
- DOOR MATS SHALL COMPLY WITH ACCESSIBILITY REQUIREMENTS.
- SEE ASSEMBLY NOTES FOR MATERIALS ACCEPTABLE TO USE AT SHOWER/BATH/TUB SURROUNDS AND REMAINING BATHROOM WALLS, CEILINGS, KITCHEN WET WALLS, ETC.
- ALL NEW MOLDED PROFILES (BASE/CEILING/DOOR TRIM, ETC) TO MATCH EXISTING.
- PAINT FINISHES SHALL BE FLAT AT CEILINGS, EGGSHELL AT WALLS, SEMI-GLOSS AT KITCHENS AND BATHROOMS, AND SEMI-GLOSS AT TRIM.
- PAINT FINISHES SHALL INCLUDE ONE PRIME COAT AND TWO FINISH COATS.
- ALL WALLPAPER SHALL BE PHTHALATE FREE.

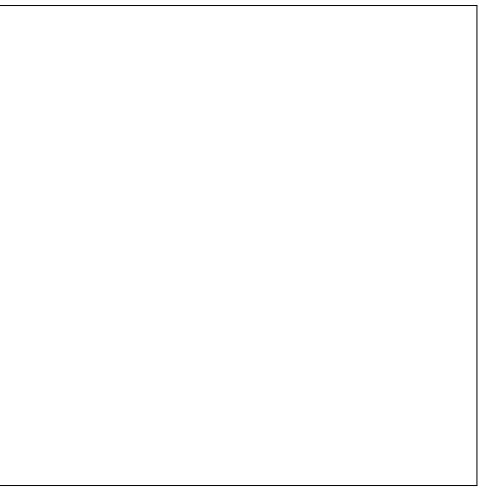
2020 ENTERPRISE & 2021 IHDA NOTES

6.4 HEALTHIER MATERIAL SELECTION (SEE ASSEMBLY NOTES FOR OTHER REQUIREMENTS IN THIS SECTION) FLOORING:

- ALL FLOORING PRODUCTS MUST COMPLY WITH CDPH EMISSION REQUIREMENTS (FLOORSCORE, GREE-GUARD GOLD, SCS INDOOR ADVANTAGE GOLD, BERKELY ANALYTICAL CLEARCHEM, AND CARPET RUG INSTITUTE GREEN LABEL PLUS (CRI+) (MANDATORY))
- NO FLEXIBLE PVC WITH PHTHALATES MAY BE INSTALLED (MANDATORY)
- FLUID APPLIED FINISH FLOORS MAY ONLY BE INSTALLED IN NON-OCCUPIED SPACES, SUCH AS MECHANICAL ROOMS (MANDATORY)

6.6 BATH, KITCHEN, LAUNDRY SURFACES (MANDATORY POINTS):

- USE MOISTURE-RESISTANT BACKING MATERIALS SUCH AS CEMENT BOARD, FIBER CEMENT BOARD, OR EQUIVALENT PER ASTM #D 6329 OR ASTM #D 3273 BEHIND TUB/SHOWER ENCLOSURES. PROJECTS THAT USE A ONE-PIECE FIBERGLASS TUB/SHOWER ENCLOSURE ARE EXEMPT FROM THIS REQUIREMENT, UNO.



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Finish Schedule

A-008

TYP DEMOLITION NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY.

REFER TO PROJECT NARRATIVE FOR SCOPE OF WORK.

THE EXTENT OF THE DEMOLITION WORK SHOWN ON THE DRAWINGS IS INTENDED TO GIVE THE CONTRACTOR THE SCOPE OF THE DEMOLITION REQUIRED. THE ACTUAL EXTENT OF DEMOLITION IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR.

EXISTING EQUIPMENT, FIXTURES, FURNISHINGS, ETC. TO REMAIN ARE TO BE RELOCATED OR STORED PER OWNER'S DIRECTION AND BE PROTECTED FROM DAMAGE AND VANDALISM.

CONTRACTOR TO COORDINATE DEMOLITION AND CONSTRUCTION OPERATIONS WHERE THEY AFFECT EXISTING WORK AREAS AND NORMAL OPERATING PROCEDURES. PROVIDE PROTECTION FOR THE NORMAL OPERATION OF THE FACILITY FROM DUST, FUMES, SMOKE, WATER, AND NOISE DURING DEMOLITION.

DEMOLITION EXPOSING THE INTERIOR OF THE BUILDING TO THE OUTSIDE ELEMENTS OR TO THE PUBLIC IS TO BE PROPERLY SECURED AND PROTECTED TO ELIMINATE DAMAGE FROM VANDALISM OR WEATHER. COORDINATE WITH OWNER'S REQUIREMENTS.

FIELD VERIFY LOCATIONS OF LOAD BEARING PARTITIONS, COLUMNS, BEAMS, AND SYSTEMS. CAUTION TO BE EXERCISED DURING DEMOLITION AND NEW CONSTRUCTION SO AS NOT TO ALTER AND/OR DAMAGE THE BUILDING'S STRUCTURAL AND OTHER PERTINENT SYSTEMS.

THE CONTRACTOR IS RESPONSIBLE FOR ALL SHORING, BRACING, AND PROTECTION TO MAINTAIN INTEGRITY AND SAFETY OF THE EXISTING BUILDING AND AREAS OF CONSTRUCTION.

REMOVE ALL MISCELLANEOUS ABANDONED OR NON-FUNCTIONING COMPONENTS AND DEVICES FOR PROPER DISPOSAL.

DISCONNECT, REMOVE OR CAP ALL UTILITIES AND DRAIN LINES AS REQUIRED. MAKE PROVISIONS FOR TEMPORARY UTILITY CONNECTIONS AS NECESSARY.

UNLESS INDICATED OTHERWISE, ALL AREAS AFFECTED BY DEMOLITION WORK ARE TO BE PATCHED, REPAIRED, AND SEALED TO MATCH EXISTING ADJACENT SURFACES AND FINISHES.

PATCH ALL NEW AND EXISTING PENETRATIONS IN FIRE RATED ASSEMBLIES TO MATCH EXISTING CONSTRUCTION AND MAINTAIN FIRE RATING UNLESS INDICATED OTHERWISE.

WHERE OPENINGS ARE INDICATED, REMOVAL OF THE APPLICABLE MATERIAL TO CREATE THE OPENING IS IMPLIED.

ALL SUBSURFACES ARE TO BE BROUGHT TO CONDITIONS SUITABLE FOR RECEIVING NEW WORK.

THE CONTRACTOR SHALL INFORM THE ARCHITECT IN WRITING OF ANY UNOBSERVED CONDITIONS UNCOVERED DURING DEMOLITION IMMEDIATELY, AND SHALL WORK WITH THE ARCHITECT TO RESOLVE ANY PROBLEMS IN A TIMELY MANNER.

THESE PLANS AND SPECIFICATIONS DO NOT INDICATE THE REMOVAL OF ASBESTOS NOR LEAD, NOR DO THEY ANTICIPATE ASBESTOS AND LEAD REMOVAL. PRIOR TO THE ONSET OF CONSTRUCTION, THE CONTRACTOR SHALL DETERMINE IF ANY SUCH CONDITIONS OCCUR. THE GC IS RESPONSIBLE FOR PROVIDING THE OWNER WITH ANY ABATEMENT PROCEDURES NECESSARY. THE ARCHITECT IS NOT RESPONSIBLE FOR ANY ABATEMENT PROCEDURES.

IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO IDENTIFY POINTS OF ACCESS TO THE BUILDING AND TO VERIFY MINIMUM CLEARANCES AVAILABLE FOR USE IN TRANSPORTING NECESSARY CONSTRUCTION MACHINERY, EQUIPMENT, MATERIALS, AND COMPONENTS INTO THE BUILDING. USE OF SUCH POINTS OF ACCESS SHALL BE APPROVED BY THE OWNER.

EXISTING LIFE SAFETY AND EMERGENCY SYSTEMS MAY NOT BE SHOWN ON THE DRAWINGS TO THEIR ENTIRETY. THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFICATION OF LOCATION AND EXTENT OF THESE SYSTEMS (INCLUDING BUT NOT LIMITED TO SMOKE DETECTION SYSTEMS, EMERGENCY LIGHTING SYSTEMS) AS THEY MAY BE AFFECTED BY NEW WORK. THE CONTRACTOR IS RESPONSIBLE FOR ACCOMMODATING THESE SYSTEMS WHEN AFFECTED BY NEW WORK SO THAT ALL APPLICABLE CODE REQUIREMENTS ARE MET.

ALL CONDUIT THAT IS ABANDONED SHALL BE REMOVED BACK TO THE SOURCE. ALL ABANDONED EXPOSED CONDUIT, INCLUDING ABOVE DROPPED CEILING, SHALL BE REMOVED UNLESS NOTED OTHERWISE. ALL PLUMBING AND HVAC SYSTEMS THAT ARE TO BE REMOVED ARE TO BE TERMINATED AT THE SOURCE AND REMOVED UNLESS NOTED OTHERWISE.

ALL DOORS, HARDWARE AND LIGHTING FIXTURES NOT SCHEDULED FOR RE-USE SHALL BE RETURNED TO BUILDING STOCK. COORDINATE WITH BUILDING FOR REMOVAL BY CONTRACTOR TO STORAGE AREA. IF REJECTED BY BUILDING, CONTRACTOR SHALL DISPOSE OF AS INDICATED.

THE CONTRACTOR SHALL BE AWARE THAT THE OWNER WILL CONTINUE TO USE THE ADJACENT AREAS DURING CONSTRUCTION. THE CONTRACTOR SHALL MINIMIZE IMPACT ON ADJACENT AREAS, AND MAY NOT USE ADJACENT AREAS FOR STORAGE OR STAGING. ADJACENT AREAS ARE TO BE KEPT CLEAN OF CONSTRUCTION RESIDUE/DEBRIS.

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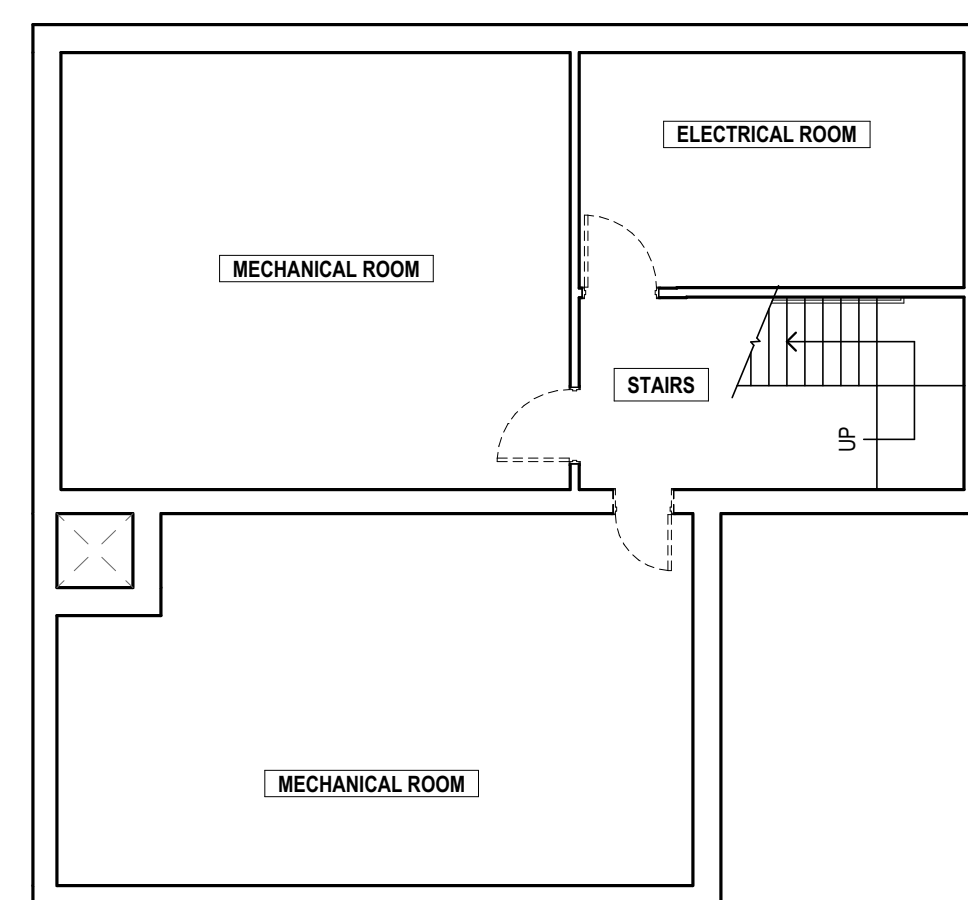
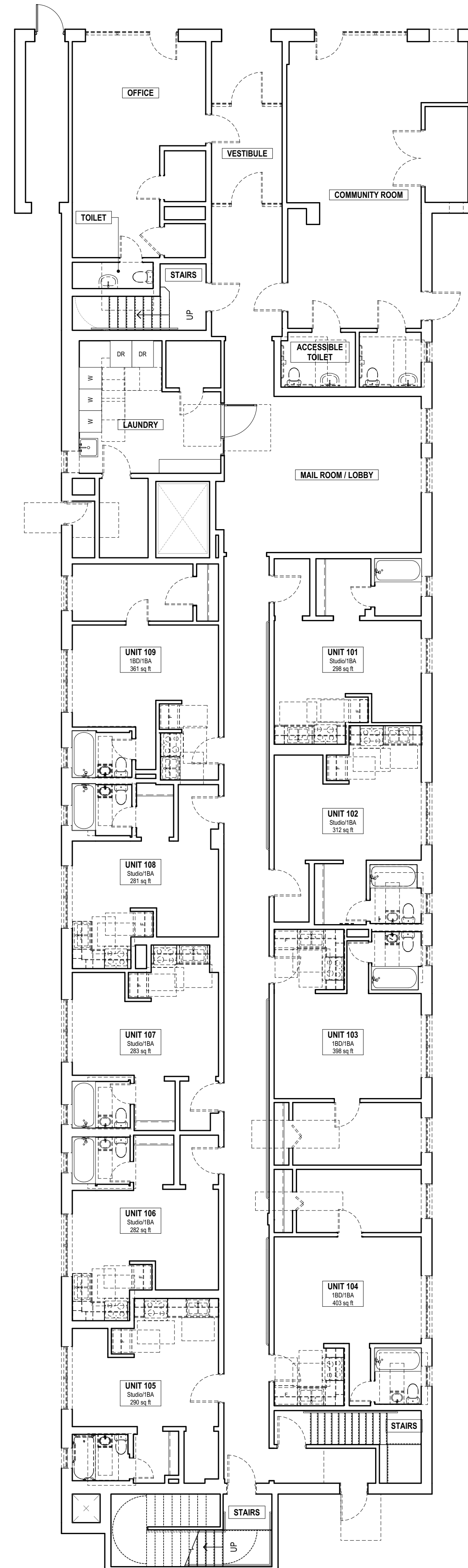
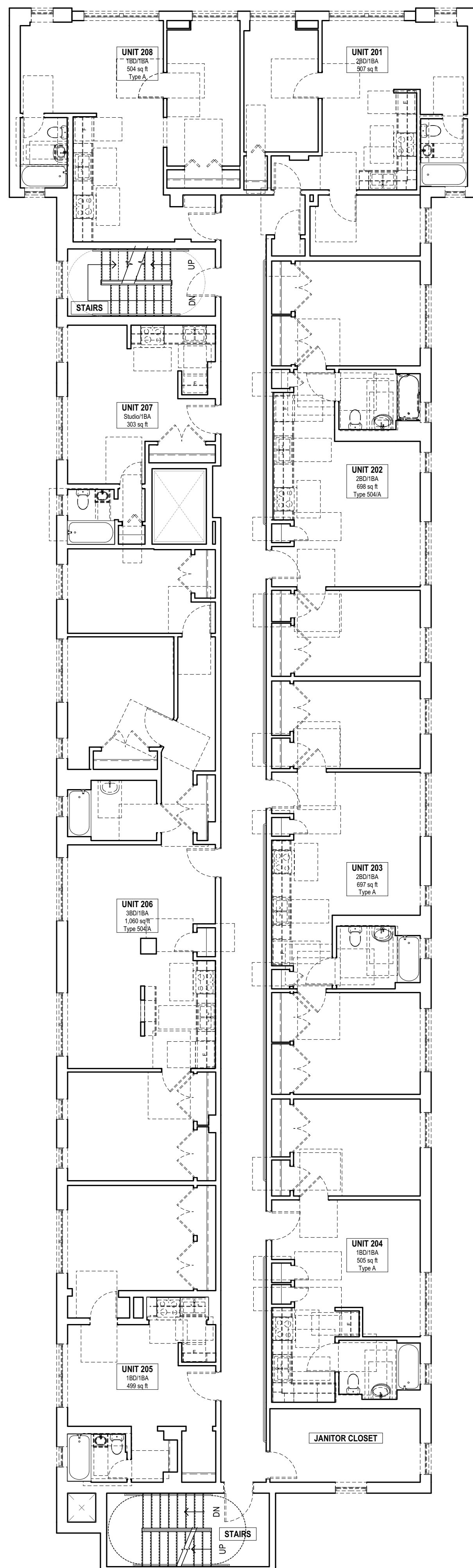
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Demolition Plans

D-101



3 2nd Floor Demolition Plan (Typical)
SCALE: 1/8" = 1'-0"
N

2 1st Floor Demolition Plan
SCALE: 1/8" = 1'-0"
N

1 Basement Demolition Plan
SCALE: 1/8" = 1'-0"
N

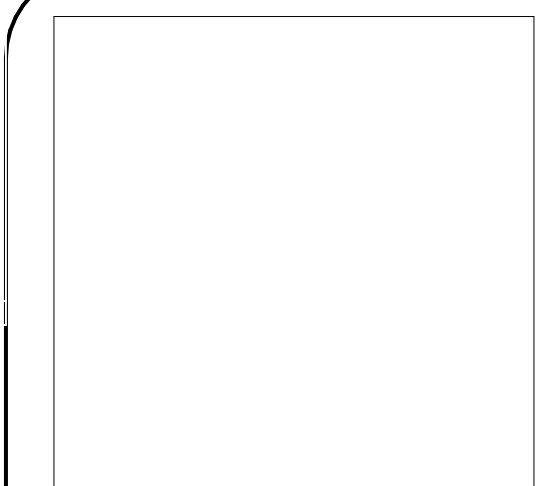
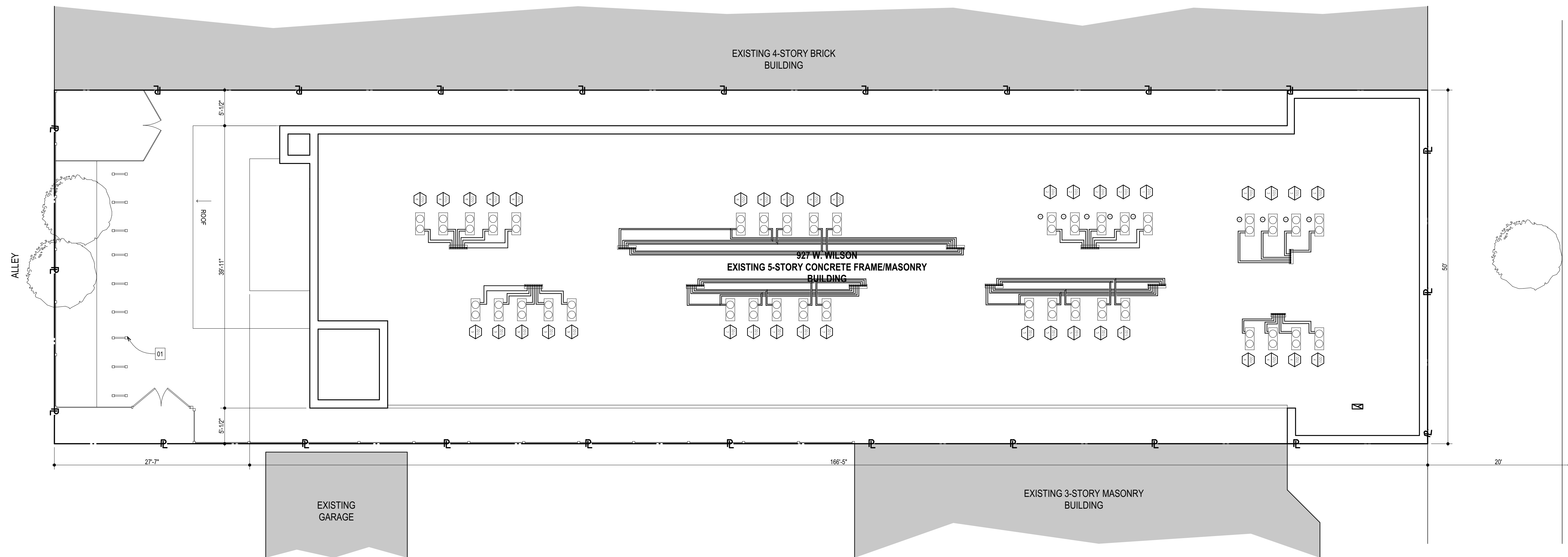
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TYP SITE PLAN NOTES

1. SEE SCOPE NOTES FOR ALL WORK

KEYED SITE NOTES

01 NEW BIKE RACKS



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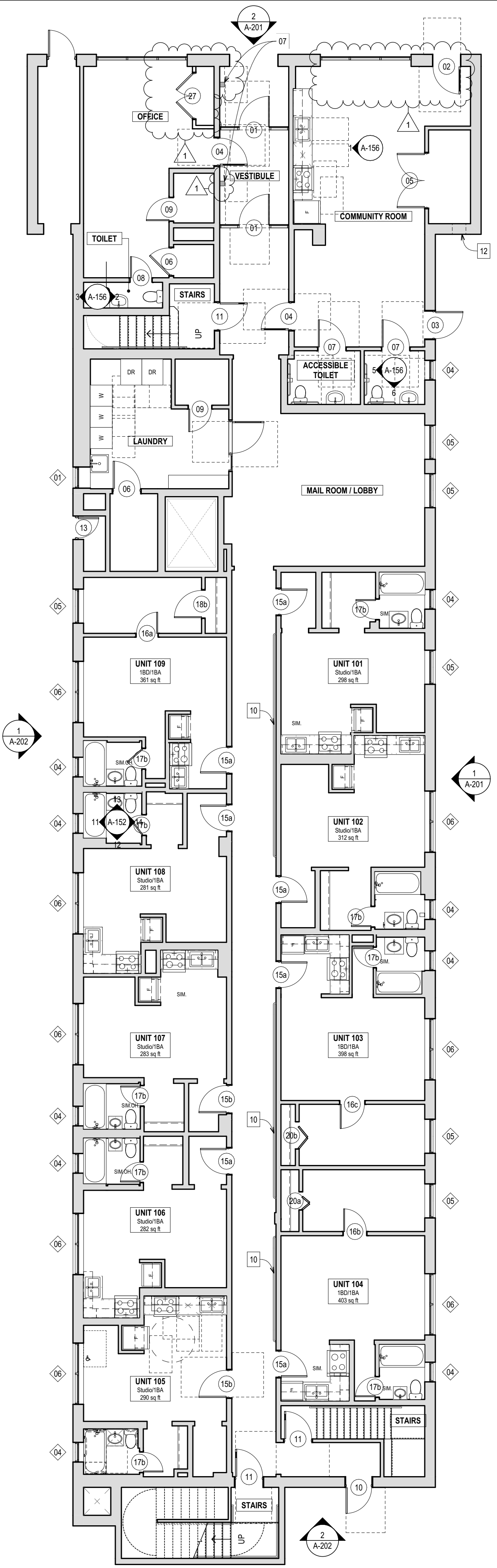
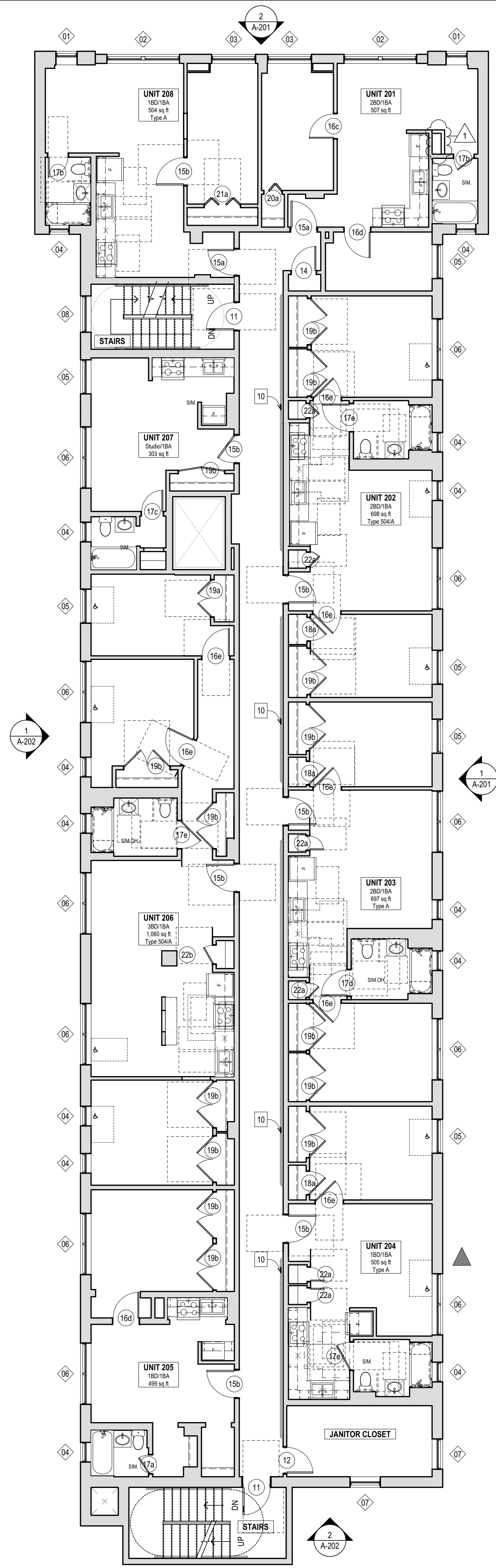
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Site Plan

A-100

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1 Site Plan
SCALE: 1/8" = 1'-0"



TYP PLAN LEGEND

- # WINDOW TAG. REFER TO WINDOW SCHEDULES.
- # STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
- # DOOR TAG. REFER TO DOOR SCHEDULES.
- ACCESSIBLE WINDOW WITH A MIN. 30-INCH x 48-INCH CLEAR FLOOR SPACE FOR A PARALLEL OR FORWARD APPROACH. CONTROLS WITH 15-INCH TO 48-INCH AFF AND 5 LB MAX FORCE TO ACTIVATE ALL OPERABLE PARTS.
- 12" DEEP CLOSET SHELF AND HANGING ROD PER TYP PLAN NOTES.

TYP PLAN NOTES

1. SEE PROJECT NARRATIVE FOR ALL WORK.
2. ALL DIMENSIONS, NOTES, KEYS, TAGS, ETC. ARE SAME AS 1ST OR TYPICAL FLOOR, UNO.
3. DIMENSIONS ARE FOR REFERENCE ONLY AND SHOULD BE VIF.
4. PLANS SHOW EXISTING DESIGNATED "ACCESSIBLE" UNITS. ADDITIONAL TYPE 504A, TYPE A, AND HEARING & VISUALLY IMPAIRED UNITS SHALL BE DESIGNATED PER THE UNIT MATRIX AND MADE ACCESSIBLE TO THE EXTENT FEASIBLE.
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6. IN ALL UNITS, EXCEPT IN KITCHENS AND BATHROOMS, AT LEAST ONE OPERABLE WINDOW IN EACH ROOM SHALL BE ACCESSIBLE.
7. ALL CLOSETS AND STORAGE ROOMS SHALL HAVE A ROD AND A MINIMUM OF ONE 12" DEEP SHELF (SEE ACTUAL CONFIGURATIONS ON PLANS). ALL TYPE 504A UNITS, TYPE A & NON-RESIDENTIAL SHALL HAVE AN ADDITIONAL SHELF AND ROD AT 48" AFF. SEE A-501.
8. PROVIDE FIRE SEALANT AT ALL NEW PENETRATIONS. SEE A-005. REPLACE MISSING OR FAILING SEALANT AS REQ'D.
9. ALL METAL COPING TO BE REPLACED. ALL MASONRY COPING TO BE REPAIRED AS REQ'D. SEE STRUCTURAL FOR PARAPET SCOPE.

KEYED PLAN NOTES

- 01 FIRE EXTINGUISHER AND CABINET. WHEN RECESSED OR SEMI-RECESSED IN A FIRE RATED WALL ASSEMBLY / BARRIER, PROVIDE A FIRE RATED CABINET. F=RECESSED MOUNTED, SR=SEMI-RECESSED MOUNTED, S=SURFACE MOUNTED.
- 02 NEW PRE-FINISHED COLORED ALUM CORNER GUARDS 1-INCH X 1-INCH X 4'-FEET. WHITE MATTE AT WHITE WALLS AND AT ACCENT COLORED WALLS - COLOR TBD BY ARCHITECT.
- 03 NEW ENERGY STAR CERTIFIED HIGH REFLECTIVE WHITE TPO ROOF SYSTEM, TYP. (INCLUDING NEW CODE COMPLIANT INSULATION, SLOPING, DIVERTERS, CRICKETS, AND VENTS.)
- 04 SLOPED, PRE-FINISHED METAL COPING CAPS WITH HEMMED DRIP EDGES (COLORS BY ARCH). TYPICAL AT ALL PARAPETS.
- 05 PRE-FINISHED METAL GUTTER (COLOR BY ARCH) SLOPED MIN. 1/16-INCH PER FOOT. ALL GUTTERS ARE 6-INCH, UNO.
- 06 PRE-FINISHED METAL DOWNSPOUT (COLOR BY ARCH) WITH REVERSE BASKET STRAINER. ALL DOWNSPOUTS ARE 6-INCH UNO. REFER TO CIVIL.
- 07 NEW DOOR OPERATOR BUTTONS
- 08 EXISTING CLAY TILE COPING
- 09 SPLASH BLOCKS
- 10 NEW HANDRAIL
- 11 PROVIDE CURBS AROUND ALL NEW HEAT PUMPS. SEE MECHANICAL.
- 12 LOUVER, SEE MECHANICAL.
- 13 EXISTING TERRA COTTA COPING

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

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2024.01.03

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Heart of Uptown Apartments

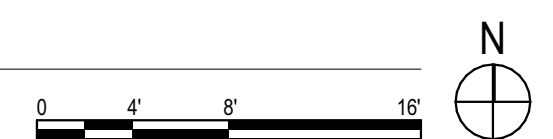
927 W Wilson Ave
Chicago, IL 60640

2218A

Floor Plans

A-101

3 2nd Floor Plan (Typical)
SCALE: 1/8" = 1'-0"



2 1st Floor Plan
SCALE: 1/8" = 1'-0"

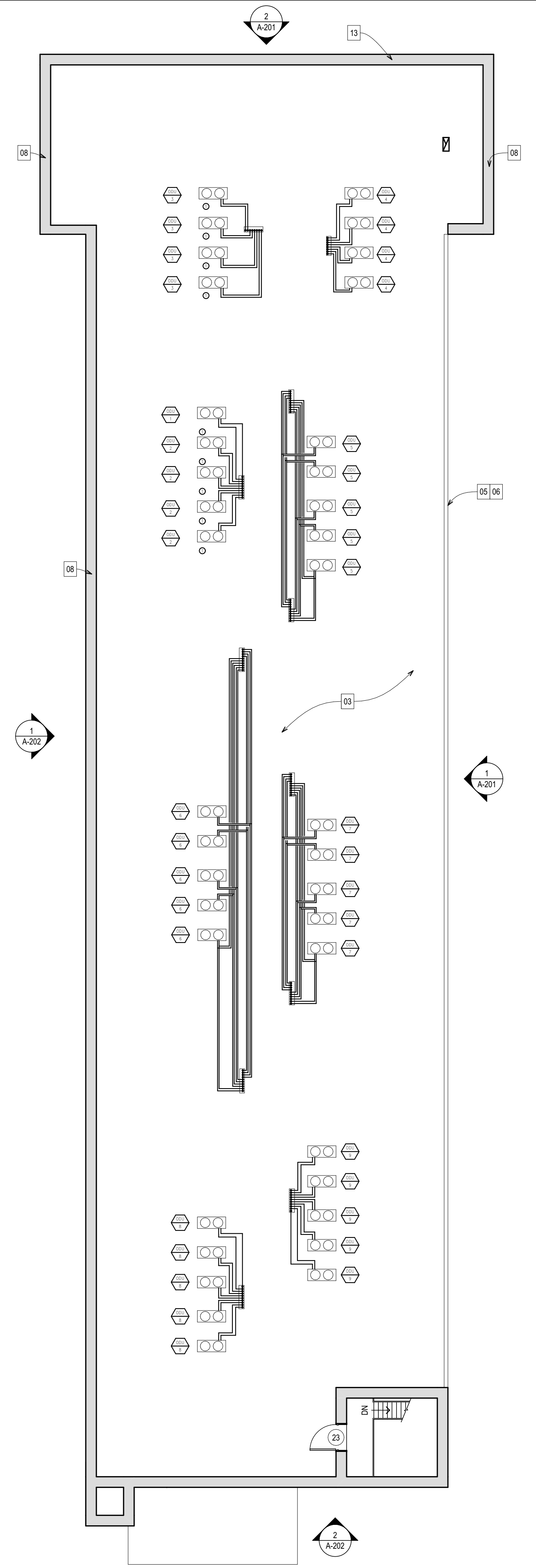


1 Basement Plan
SCALE: 1/8" = 1'-0"



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1 Roof Plan
 SCALE: 1/8" = 1'-0"
 0 4' 8' 16'

TYP PLAN LEGEND

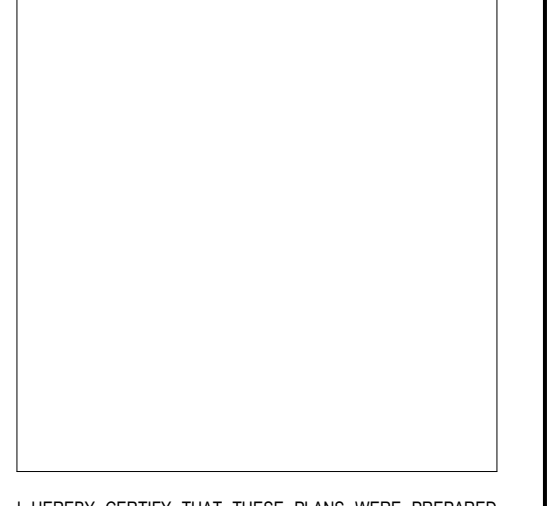
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Roof Plan

A-102

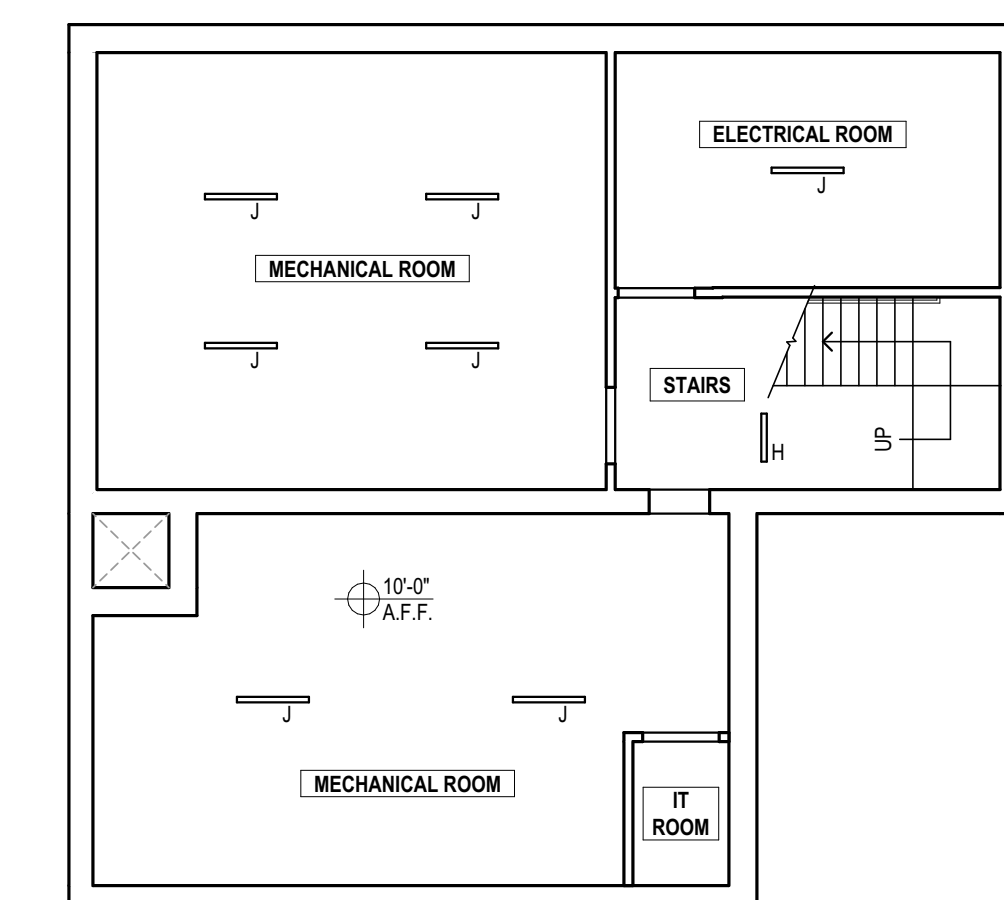
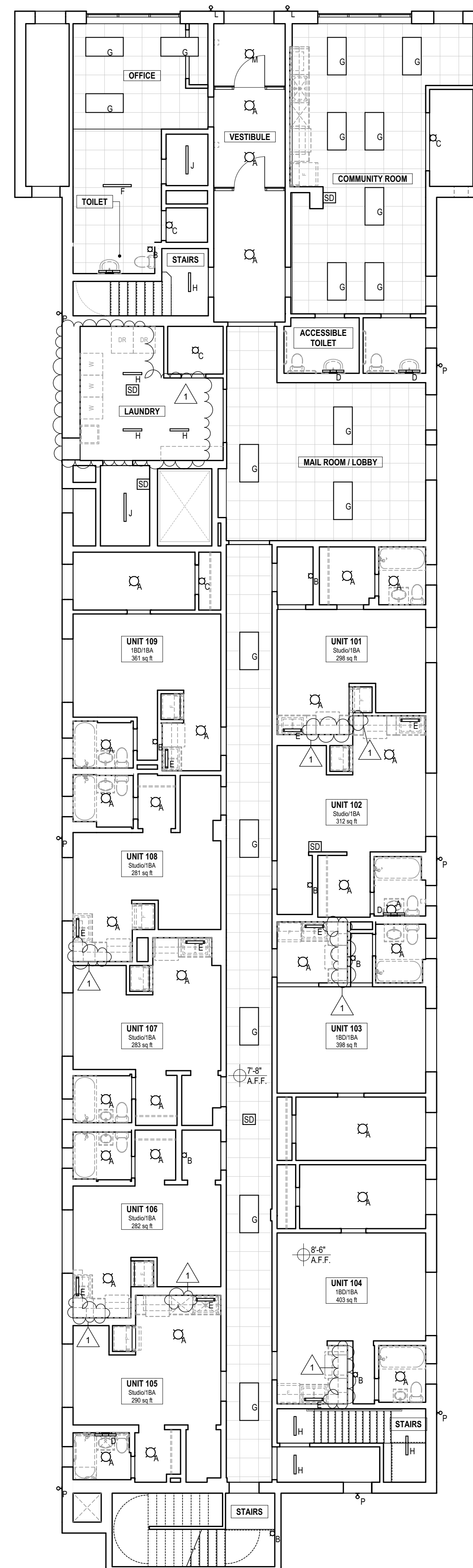
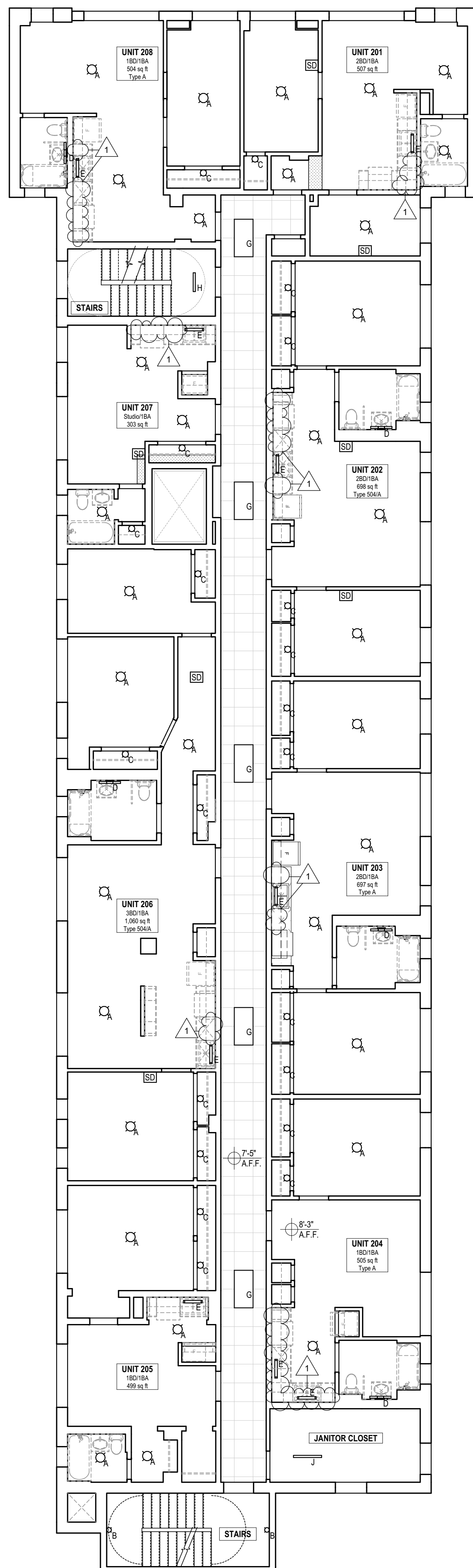
RCP LEGEND

CEILING ASSEMBLY XX 5/8" GYP BD

CEILING ASSEMBLY XX EXISTING ACT

TYPICAL RCP NOTES

1. GYP BOARD CONTROL JOINTS CONTINUOUS FROM CEILING TO WALL AT MFR REQUIRED INCREMENTS. FINAL LOCATIONS TBD BY ARCH.
2. ALL ACCESS PANELS AND HATCHES INSTALLED IN UNITS AND FRONT OF HOUSE SPACES SHALL BE FRAMELESS.
3. ALL NEW LIGHTS SHALL BE CENTERED IN THE SPACE, UNLESS NOTED OTHERWISE.
4. ALL EMERGENCY LIGHTING TO BE REPLACED.
5. ONE WALL-MOUNTED FIXTURE IN EVERY LIVING SPACE (BEDROOM LIVING ROOM) THAT DOES NOT HAVE AN EXISTING LIGHT FIXTURE. LOCATE ABOVE SWITCHED OUTLET IF ONE EXISTS.



3 2nd Floor Reflected Ceiling Plan (Typical)
SCALE: 1/8" = 1'-0"

2 1st Floor Reflected Ceiling Plan
SCALE: 1/8" = 1'-0"

1 Basement Reflected Ceiling Plan
SCALE: 1/8" = 1'-0"

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**Heart of Uptown
Apartments**

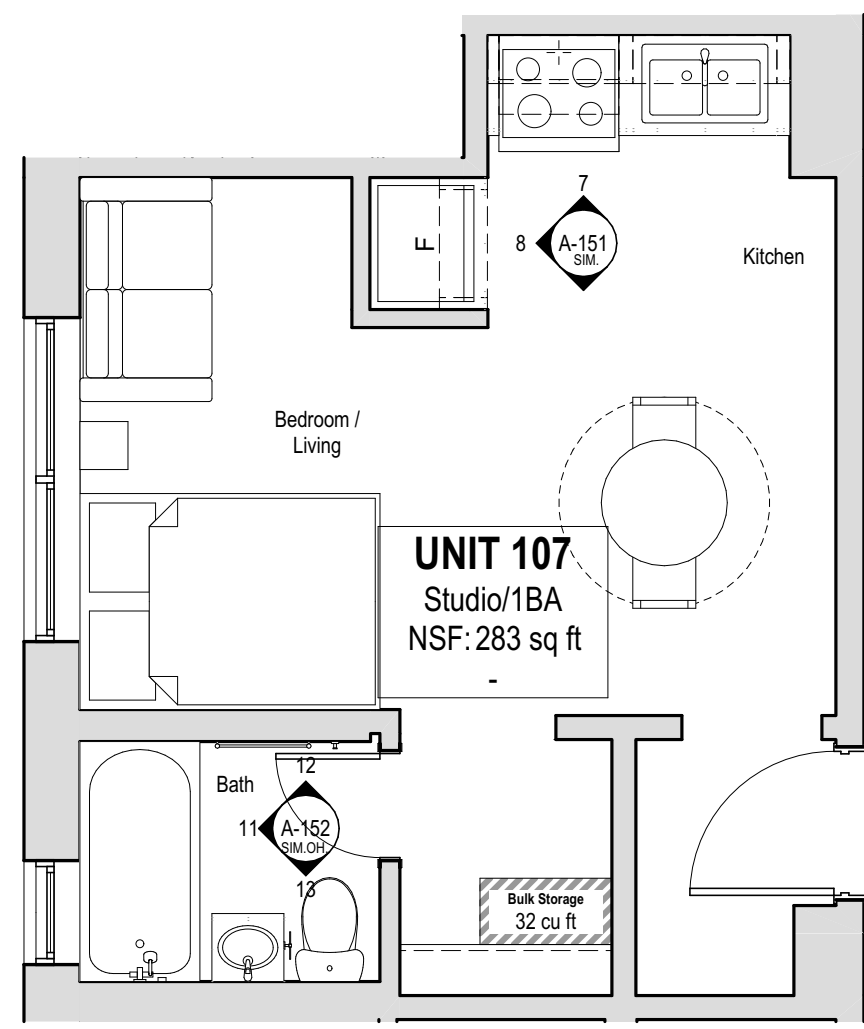
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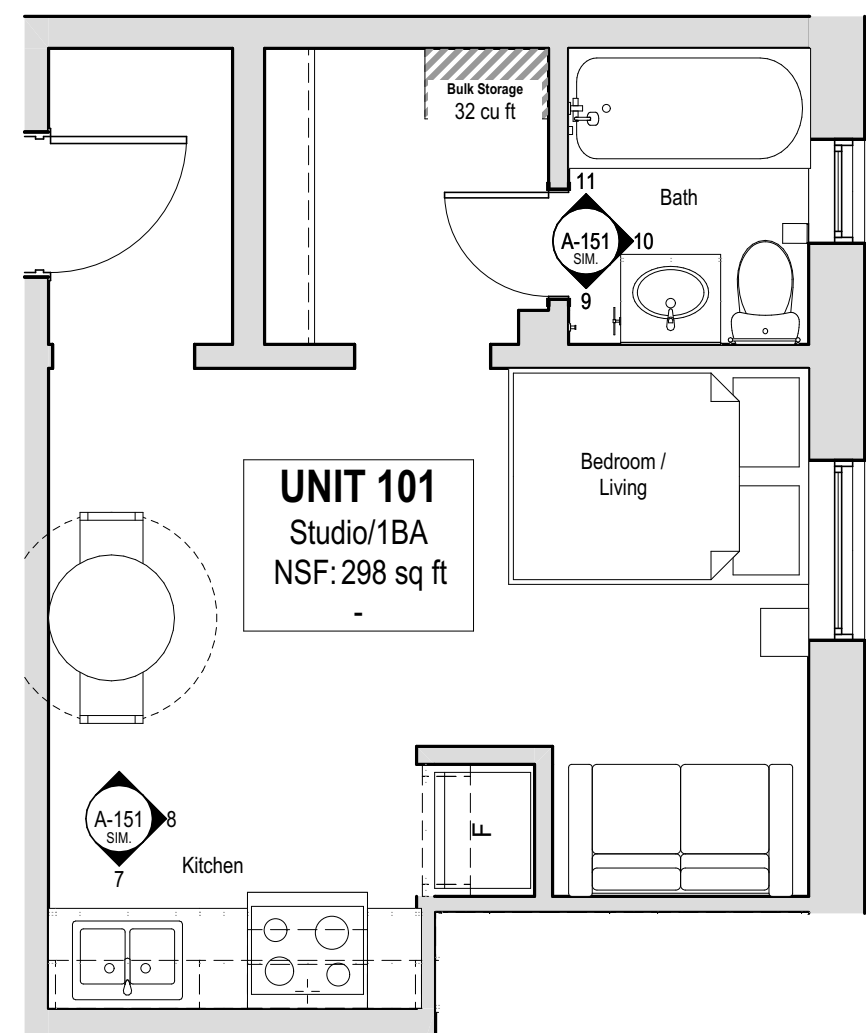
Reflected Ceiling Plans

A-121

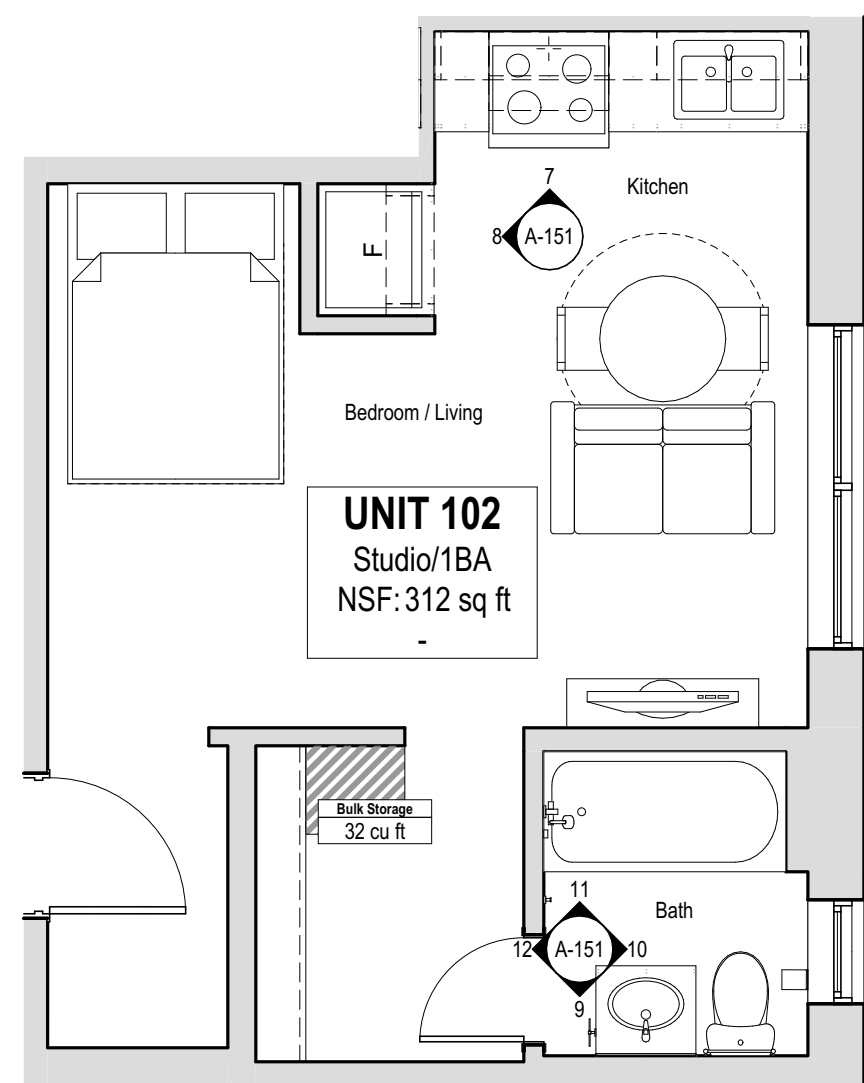
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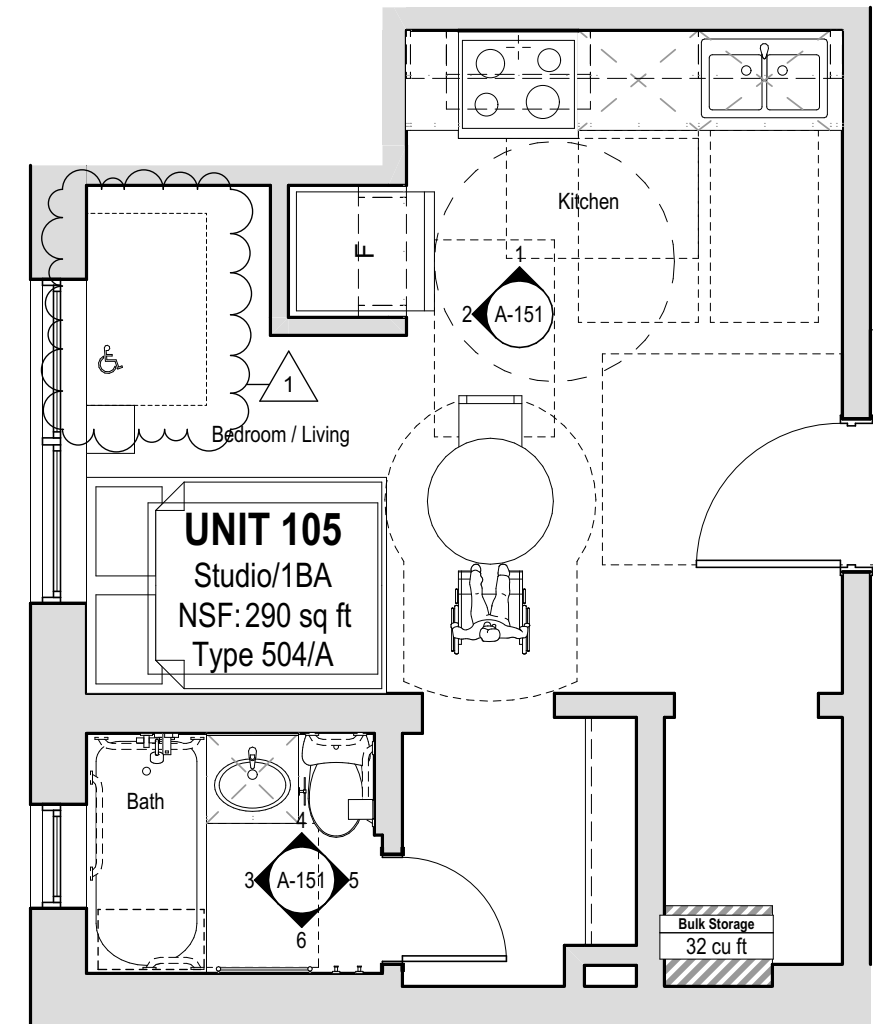
16 Studio Plan (Unit 107) - No Accessibility
SCALE: 1/4" = 1'-0"



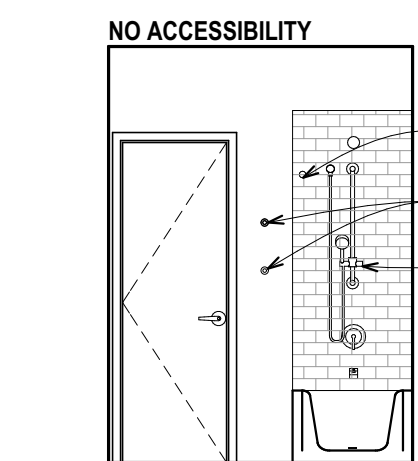
15 Studio Plan (101) - No Accessibility
SCALE: 1/4" = 1'-0"



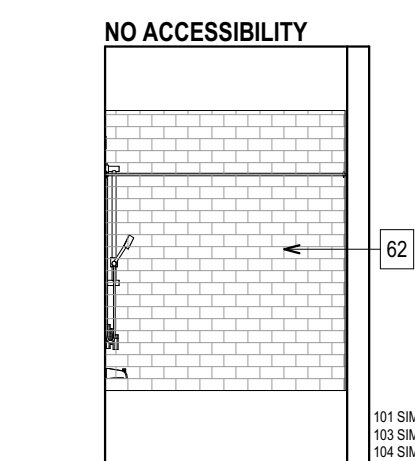
14 Studio Plan (Unit 102) - No Accessibility
Unit 101 (SIM. Kitchen)
Unit 107 (SIM. OH. Kitchen)



13 Studio Plan (105) - 504/Type A
SCALE: 1/4" = 1'-0"



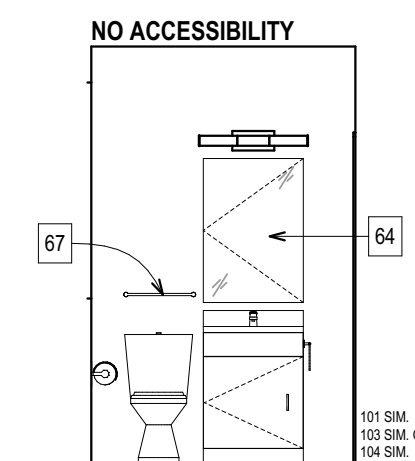
12 102 - Bath
SCALE: 1/4" = 1'-0"



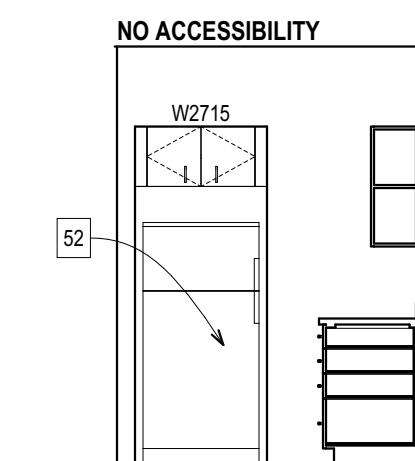
11 102 - Bath
SCALE: 1/4" = 1'-0"



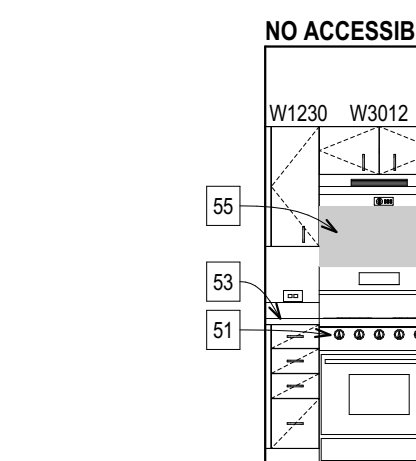
10 102 - Bath
SCALE: 1/4" = 1'-0"



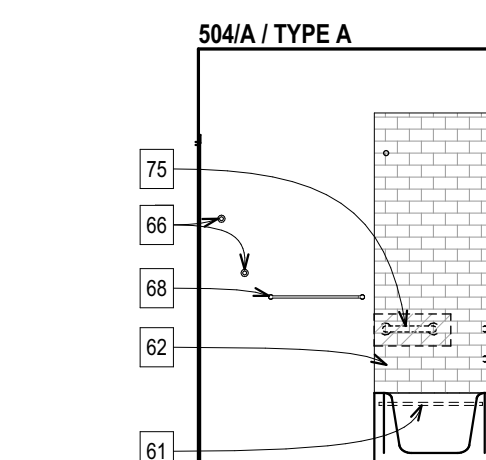
9 102 - Bath
SCALE: 1/4" = 1'-0"



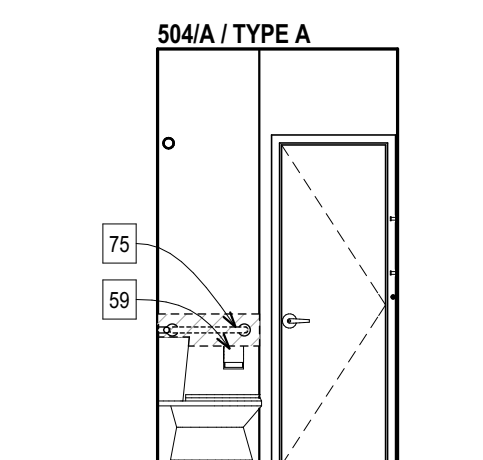
8 102 - Kitchen
SCALE: 1/4" = 1'-0"



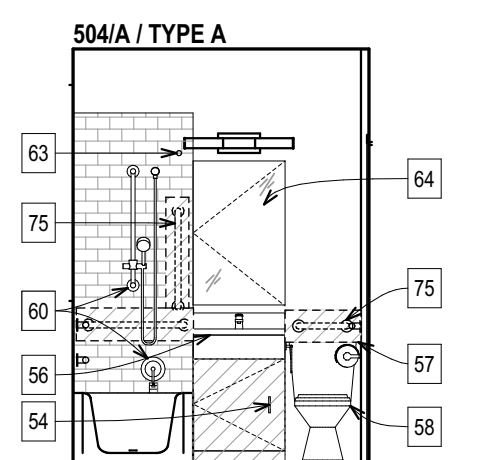
7 102 - Kitchen
SCALE: 1/4" = 1'-0"



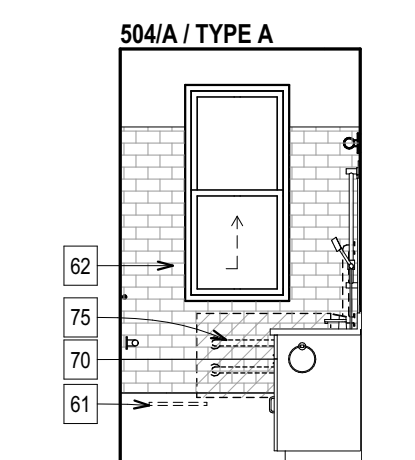
6 105 - Bath
SCALE: 1/4" = 1'-0"



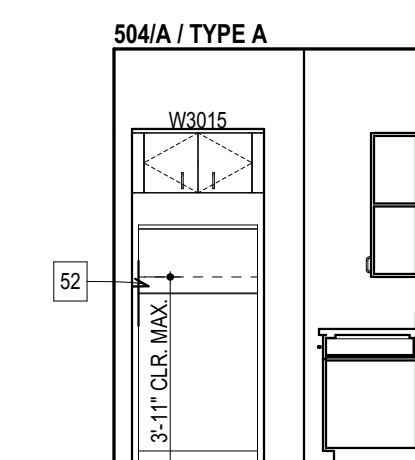
5 105 - Bath
SCALE: 1/4" = 1'-0"



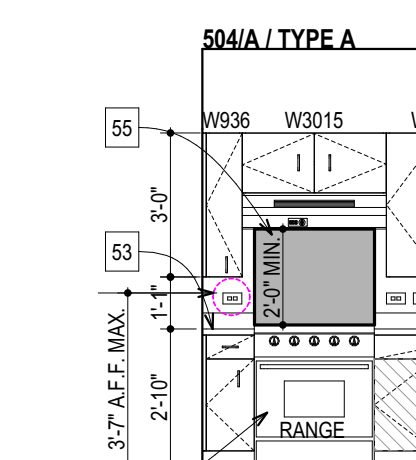
4 105 - Bath
SCALE: 1/4" = 1'-0"



3 105 - Bath
SCALE: 1/4" = 1'-0"



2 105 - Kitchen
SCALE: 1/4" = 1'-0"



1 105 - Kitchen
SCALE: 1/4" = 1'-0"

KEYED INT ELEV NOTES

SEE PLAN NOTES FOR #1-50

- 51 RANGE / OVEN WITH AN ENERGY STAR RATED RANGE HOOD ABOVE. AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & AT NON-RESIDENTIAL / COMMON SPACES, THE RANGE / OVEN SHALL BE ADA COMPLIANT AND SHALL HAVE FRONT CONTROLS TO PREVENT REACHING ACROSS BURNERS AND A WALL MOUNTED SWITCH TO THE RANGE HOOD LOCATED WITHIN ACCESSIBLE REACH RANGES.
- 52 A COMBINATION ADA COMPLIANT ENERGY STAR RATED REFRIGERATOR AND FREEZER WITH MIN. 50% OF THE FREEZER COMPARTMENT SHELVES (INCLUDING THE BOTTOM OF THE FREEZER) AT MAX. 54" AFF. WHEN THE SHELVES ARE INSTALLED AT THE MAX. HEIGHTS POSSIBLE IN THE COMPARTMENT OR BE A VERTICAL, SIDE-BY-SIDE REFRIGERATOR / FREEZER TYPE.
- 53 1 PIECE SOLID SURFACE COUNTERTOP (NO PLASTIC LAMINATE COUNTERTOP) W/ BULLNOSED EDGES W/ SIDE SPLASHES AND AN INTEGRAL ROLLED FORMED BACKSPASH (NO BACKSPASHES ON ISLANDS), TYP.
- 54 4" U-PULL CABINETRY HARDWARE AT ALL LOWER AND UPPER CABINETS AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, TYP.
- 55 1 PIECE ENAMEL COATED METAL GREASE SHIELD BETWEEN RANGE / OVEN AND THE RANGE HOOD ABOVE. PROVIDE AN ADDITIONAL GREASE SHIELD WHEN THE RANGE / OVEN IS LOCATED ADJACENT TO A SIDE WALL, TYP.
- 56 LAV-F: NEW 1 PIECE CULTURED MARBLE COUNTERTOP WITH OVER FLOW, BACKSPASH AND SIDESPLASH W/ BULLNOSED EDGES, AND INTEGRAL BOWL. INSTALL SINK AS WALL HUNG AT ALL REMOVABLE CABINETS IN TYPE 504A AND TYPE A UNITS SO CABINET CAN BE FULLY REMOVED PROVIDING KNEE CLEARANCE UNDER THE SINK.
- 57 AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, THE FLUSH CONTROLS SHALL BE LOCATED ON THE WIDER (OPEN) SIDE OF THE TOILET AT MAX. 44" AFF.
- 58 THE TOP OF THE TOILET SEAT AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, NON-RESIDENTIAL / COMMON SPACES SHALL BE LOCATED BETWEEN 17" TO 19" AFF.
- 59 AT TYPE A ADAPTABLE & NON-RESIDENTIAL / COMMON SPACES, THE BOTTOM OF THE TOILET PAPER DISPENSER SHALL BE MIN. 18" AFF. AND HORIZONTALLY 7" TO 9" FROM THE FACE OF THE TOILET TO THE CENTER OF THE DISPENSER. AT TYPE 504 UNITS, THE CENTERLINE OF THE TOILET PAPER DISPENSER SHALL BE MIN. 19" AFF. AND THE FURTHEST EDGE OF THE TOILET PAPER DISPENSER SHALL BE HORIZONTALLY MAX. 36" FROM THE REAR WALL.
- 60 AT TYPE 504 UNITS & TYPE A ADAPTABLE UNITS, BATHTUB CONTROLS, OTHER THAN DRAIN STOPPERS, SHALL BE OFFSET AND LOCATED BETWEEN THE BATHTUB RIM AND GRAB BAR LOCATION AND BETWEEN THE OPEN SIDE OF THE BATHTUB AND THE MIDPOINT WIDTH OF THE BATHTUB. ON ALL UNITS PROVIDE A HANDHELD 60" LONG SHOWER HOSE WITH A NON-POSITIVE SHUT-OFF FEATURE ON A MIN. 36" ADJUSTABLE BAR SO THE HANDHELD CAN BE FIXED. THE TOP OF THE LOWEST POINT OF THE OPERABLE PART OF THE HANDHELD TO BE LOCATED AT MAX. 48" AFF.
- 61 AT TYPE 504 UNITS, PROVIDE AN ACCESSIBLE BATHTUB SEAT.
- 62 AT ALL BATHTUBS AND SHOWER STALLS, REPAIR DAMAGED EXISTING TILE IN KIND. SEE FINISH SCHEDULE FOR ADDITIONAL INFORMATION.
- 63 ALL BATHTUBS AND SHOWERS SHALL HAVE A CURVED CURTAIN ROD CENTERED OVER THE BATHTUB AND SHOWER EDGE AND SCREWED INTO THE WALL WITH CONCEALED FASTENERS.
- 64 18" WIDE X 26" HIGH SURFACE MOUNTED MEDICINE CABINET. AT TYPE 504 UNITS, THE TOP SURFACE OF THE LOWEST SHELF OF THE MEDICINE CABINET SHALL BE NO HIGHER THAN 44" AFF. COORDINATE ALL TRADES IN THE WALL.
- 65 NOT USED
- 66 AT ALL UNITS, PROVIDE ROBE HOOKS AT 60" AFF AND 48" AFF.
- 67 18" TOWEL BAR AT 42" AFF.
- 68 24" TOWEL BAR AT 42" AFF.
- 69 RECESSED ADA COMPLIANT PAPER TOWEL DISPENSER / GARBAGE RECEPTACLE MOUNTED AT 36" AFF TO UNDERSIDE OF TOWEL DISPENSER AT PUBLIC TOILETS ONLY WHERE NOTED.
- 70 PROVIDE A RING TOWEL BAR W/ BLOCKING CONCEALED IN WALL. WHEN LOCATED ON THE SIDES OF REMOVABLE VANITIES LOCATE AT A HEIGHT THAT ATTACHES TO BRACKET AND ALLOWS MIN. 1 1/2" ABOVE THE RING. TYPE 504A AND TYPE A UNITS. LOCATED THE T.O. TOWEL RING AT MAX. 48" A.F.F. OR LOWER WHERE NOTED. AT ALL OTHER UNITS: HEIGHT TBD.
- 71 NOT USED.
- 72 PROVIDE A DROP DOWN GRAB BAR W/ BLOCKING CONCEALED IN WALL. SEE DETAILS ON A-801.
- 73 NOT USED.
- 74 SOFFIT. SEE RCP'S FOR MORE INFO. TYP.
- 75 GR-R: STAINLESS STEEL GRAB BAR, 18 GAUGE, OUTSIDE DIAMETER OF 1 1/2 INCH. PROVIDE GRAB BARS INSTALLED AT TIME OF CONSTRUCTION WITH REQUIRED BLOCKING AT TYPE 504A UNITS AND PUBLIC TOILETS. PROVIDE BLOCKING ONLY AT TYPE A UNITS.

INT ELEVATION LEGEND

REMOVABLE CABINETS @ TYPE A (REMOVED CABINET BASE AT MOVE-IN @ 504 TYPE A)

TYP INT ELEV NOTES

- 1 REFER TO THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR ADDITIONAL INFORMATION.
- 2 SEE PLANS FOR ACTUAL ROOM SIZE OF THE BATHROOMS. THE INTERIOR ELEVATION ROOM SIZES ARE DIAGRAMMATIC. VERIFY ALL KITCHEN AND BATHROOM DIMENSIONS IN FIELD.
- 3 PER THE CITY OF CHICAGO DEPARTMENT OF HOUSING STANDARDS, ALL KITCHEN AND BATHROOM CABINETS SHALL HAVE SOLID WOOD FACE-FRAMES, SOLID WOOD DOORS, AND DRAWER FRONTS, DOVETAIL OR REINFORCED JOINT CONSTRUCTION DRAWER BOX CONSTRUCTION, AND SOLID PLYWOOD BOX CONSTRUCTION (NO MDF NOR LAMINATE BOXES, CABINET DRAWERS OR DOOR FRONTS ALLOWED). CABINETS SHALL HAVE MINIMUM LEVEL 2 DOORS FEATURING SOLID WOOD FRAMES WITH GENUINE VENEER CENTER PANELS. ALL MILLWORK SHALL MEET ANSICMCA A151.1. ALL CABINET DRAWERS AND DOORS SHALL HAVE ACCESSIBLE HARDWARE.
- 4 ALL EXPOSED CABINET SIDES SHALL BE FINISHED. PROVIDE FILLER CABINET PIECES AS REQUIRED AT ALL GAPS. FILLER PIECES SHALL BE < 3".
- 5 THE FINISHED FLOOR, BASE TRIM AND FINISHED CABINET SIDES SHALL EXTEND UNDERNEATH ALL REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS. PROVIDE BLOCKING TO SUPPORT CABINETS AT INITIAL CONSTRUCTION WITH THE BOTTOM OF CABINET APRONS AT MIN. 29" AFF. REMOVABLE CABINETS MUST BE ABLE TO BE RELOCATED TO 29" TO 36" AFF. WITHOUT CUTTING THE COUNTER OR DAMAGING ADJACENT CABINETS, WALLS, DOORS AND STRUCTURAL ELEMENTS AND HAVE ROUGH-IN PLUMBING CONNECTIONS OF SUPPLY AND DRAIN PIPES AT 28" TO 29" AFF.
- 6 INSULATE AND PROTECT ALL EXPOSED PIPES AND SUPPLY LINES UNDER REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS AT INITIAL CONSTRUCTION.
- 7 ALL KITCHEN AND BATHROOM FAUCETS, DOORS, AND OPERABLE PARTS SHALL BE LEVER-TYPE AND HAVE MAXIMUM 5 LB FORCE TO OPERATE.
- 8 THE DEPTH OF THE BATHROOM LAVATORY AND KITCHEN SINK BOWLS FROM THE TOP OF THE COUNTER AT TYPE 504A UNITS, TYPE A, & AT NON-RESIDENTIAL SPACES SHALL BE MAX. 6 1/2".
- 9 ADA COMPLIANT TEXTURED GRAB BARS W/ BLOCKING SHALL BE INSTALLED AT INITIAL CONSTRUCTION AT ALL TYPE 504A UNITS & AT NON-RESIDENTIAL / COMMON TOILET ROOMS. IN TYPE A UNITS & TYPE B UNITS, GRAB BARS ARE NOT REQUIRED, BUT BLOCKING FOR GRAB BARS IS REQUIRED. EXTEND BLOCKING A MINIMUM OF 6" PAST THE REQUIRED GRAB BAR LENGTH. SEE THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR REQUIRED LOCATIONS. GRAB BARS SHALL BE INSTALLED AFTER TURNOVER BY THE OWNER AT ALL TYPE A ADAPTABLE UNITS & TYPE B ADAPTABLE UNITS AT THE REQUEST OF A TENANT.
- 10 AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES, PROVIDE SEPARATE ELECTRICAL SWITCHES FOR THE UNDERCABINET LIGHT (1) AND SEPARATE RANGE HOOD FAN (1) AND LIGHT (1) AT MAX. 46" AFF.
- 11 ALL RANGE HOODS TO INCLUDE TWO NEW LOWPRO FIRESTOP HOOD EXTINGUISHERS.

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- # STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
- # DOOR TAG. REFER TO DOOR SCHEDULES.
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- 12" DEEP CLOSET SHELF AND HANGING ROD PER TYP PLAN NOTES.

TYP PLAN NOTES

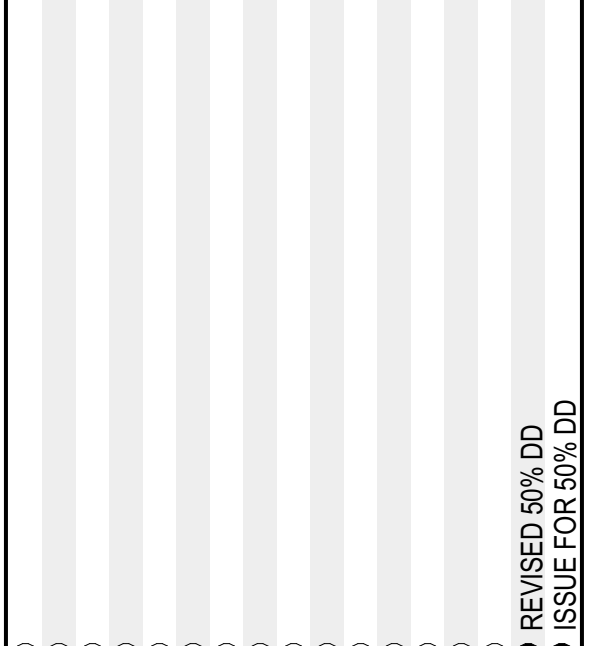
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- 5. ACCESSIBLE CLEARANCES SHOWN IN EXISTING ACCESSIBLE UNITS FOR REFERENCE ONLY.
- 6. IN ALL UNITS, EXCEPT IN KITCHENS AND BATHROOMS, AT LEAST ONE OPERABLE WINDOW IN EACH ROOM SHALL BE ACCESSIBLE.
- 7. ALL CLOSETS AND STORAGE ROOMS SHALL HAVE A ROD AND A MINIMUM OF ONE 12" DEEP SHELF (SEE ACTUAL CONFIGURATIONS ON PLANS). ALL TYPE 504A UNITS, TYPE A & NON-RESIDENTIAL SHALL HAVE AN ADDITIONAL SHELF AND ROD AT 48" AFF. SEE A-501.
- 8. PROVIDE FIRE SEALANT AT ALL NEW PENETRATIONS. SEE A-005. REPLACE MISSING OR FAILING SEALANT AS REQ'D.
- 9. ALL METAL COPING TO BE REPLACED. ALL MASONRY COPING TO BE REPAIRED AS REQ'D. SEE STRUCTURAL FOR PARAPET SCOPE.

KEYED PLAN NOTES

- 01 FIRE EXTINGUISHER AND CABINET. WHEN RECESSED OR SEMI-RECESSED IN A FIRE RATED WALL ASSEMBLY / BARRIER, PROVIDE A FIRE RATED CABINET F-RECESSED MOUNTED SR-SEM-RECESSED MOUNTED SS-SURFACE MOUNTED
- 02 NEW PRE-FINISHED COLORED ALUM CORNER GUARDS 1-INCH X 1-INCH X 4'-FEET. WHITE MATTE AT WHITE WALLS AND AT ACCENT COLORED WALLS - COLOR TBD BY ARCHITECT
- 03 NEW ENERGY STAR CERTIFIED HIGH REFLECTIVE WHITE TPO ROOF SYSTEM, TYP. (INCLUDING NEW CODE COMPLIANT INSULATION, SLOPING, DIVERTERS, CRICKETS, AND VENTS.)
- 04 SLOPED, PRE-FINISHED METAL COPING CAPS WITH HEMMED DRIP EDGES (COLORS BY ARCH). TYPICAL AT ALL PARAPETS.
- 05 PRE-FINISHED METAL GUTTER (COLOR BY ARCH) SLOPED MIN. 1/16-INCH PER FOOT. ALL GUTTERS ARE 6-INCH, UNO.
- 06 PRE-FINISHED METAL DOWNSPOUT (COLOR BY ARCH) WITH REVERSE BASKET STRAINER. ALL DOWNSPOUTS ARE 6-INCH UNO. REFER TO CIVIL.
- 07 NEW DOOR OPERATOR BUTTONS
- 08 EXISTING CLAY TILE COPING
- 09 SPLASH BLOCKS
- 10 NEW HANDRAIL
- 11 PROVIDE CURBS AROUND ALL NEW HEAT PUMPS, SEE MECHANICAL.
- 12 LOUVER, SEE MECHANICAL.
- 13 EXISTING TERRA COTTA COPING

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

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Heart of Uptown Apartments

927 W Wilson Ave
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2218A

Enlarged Unit Plans

A-151

KEYED INT ELEV NOTES

SEE PLAN NOTES FOR #1-50

- 51 RANGE / OVEN WITH AN ENERGY STAR RATED RANGE HOOD ABOVE. AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & AT NON-RESIDENTIAL / COMMON SPACES, THE RANGE / OVEN SHALL BE ADA COMPLIANT AND SHALL HAVE FRONT CONTROLS TO PREVENT REACHING ACROSS BURNERS AND A WALL MOUNTED SWITCH TO THE RANGE HOOD LOCATED WITHIN ACCESSIBLE REACH RANGES.
- 52 A COMBINATION ADA COMPLIANT ENERGY STAR RATED REFRIGERATOR AND FREEZER WITH MIN. 50% OF THE FREEZER COMPARTMENT SHELVES (INCLUDING THE BOTTOM OF THE FREEZER) AT MAX. 54" AFF. WHEN THE SHELVES ARE INSTALLED AT THE MAX. HEIGHTS POSSIBLE IN THE COMPARTMENT OR BE A VERTICAL, SIDE-BY-SIDE REFRIGERATOR / FREEZER TYPE.
- 53 1 PIECE SOLID SURFACE COUNTERTOP (NO PLASTIC LAMINATE COUNTERTOP) W/ BULLNOSED EDGES W/ SIDE SPLASHES AND AN INTEGRAL ROLLED FORMED BACKSPASH (NO BACKSPASHES ON ISLANDS), TYP.
- 54 4" D-PULL CABINETRY HARDWARE AT ALL LOWER AND UPPER CABINETS AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, TYP.
- 55 1 PIECE ENAMEL COATED METAL GREASE SHIELD BETWEEN RANGE / OVEN AND THE RANGE HOOD ABOVE. PROVIDE AN ADDITIONAL GREASE SHIELD WHEN THE RANGE / OVEN IS LOCATED ADJACENT TO A SIDE WALL, TYP.
- 56 LAV-1: NEW 1 PIECE CULTURED MARBLE COUNTERTOP WITH OVER FLOW, BACKSPASH AND SIDESPLASH W/ BULLNOSED EDGES, AND INTEGRAL BOWL. INSTALL SINK AS WALL HUNG AT ALL REMOVABLE CABINETS IN TYPE 504A AND TYPE A UNITS SO CABINET CAN BE FULLY REMOVED PROVIDING KNEE CLEARANCE UNDER THE SINK.
- 57 AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, THE FLUSH CONTROLS SHALL BE LOCATED ON THE WIDER (OPEN) SIDE OF THE TOILET AT MAX. 44" AFF.
- 58 THE TOP OF THE TOILET SEAT AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, NON-RESIDENTIAL & COMMON SPACES SHALL BE LOCATED BETWEEN 17" TO 19" AFF.
- 59 AT TYPE A ADAPTABLE & NON-RESIDENTIAL / COMMON SPACES, THE BOTTOM OF THE TOILET PAPER DISPENSER SHALL BE MIN. 18" AFF. AND HORIZONTALLY 7" TO 9" FROM THE FACE OF THE TOILET TO THE CENTER OF THE DISPENSER. AT TYPE 504 UNITS, THE CENTERLINE OF THE TOILET PAPER DISPENSER SHALL BE MIN. 19" AFF. AND THE FURTHEST EDGE OF THE TOILET PAPER DISPENSER SHALL BE HORIZONTALLY MAX. 36" FROM THE REAR WALL.
- 60 AT TYPE 504 UNITS & TYPE A ADAPTABLE UNITS, BATHTUB CONTROLS, OTHER THAN DRAIN STOPPERS, SHALL BE OFFSET AND LOCATED BETWEEN THE BATHTUB RIM AND GRAB BAR LOCATION AND BETWEEN THE OPEN SIDE OF THE BATHTUB AND THE MIDPOINT WIDTH OF THE BATHTUB. ON ALL UNITS PROVIDE A HANDHELD 60" LONG SHOWER HOSE WITH A NON-POSITIVE SHUT-OFF FEATURE ON A MIN. 36" ADJUSTABLE BAR SO THE HANDHELD CAN BE FIXED. THE TOP OF THE LOWEST POINT OF THE OPERABLE PART OF THE HANDHELD TO BE LOCATED AT MAX. 48" AFF.
- 61 AT TYPE 504 UNITS, PROVIDE AN ACCESSIBLE BATHTUB SEAT.
- 62 AT ALL BATHTUBS AND SHOWER STALLS, REPAIR DAMAGED EXISTING TILE IN KIND. SEE FINISH SCHEDULE FOR ADDITIONAL INFORMATION.
- 63 ALL BATHTUBS AND SHOWERS SHALL HAVE A CURVED CURTAIN ROD CENTERED OVER THE BATHTUB AND SHOWER EDGE AND SCREWED INTO THE WALL WITH CONCEALED FASTENERS.
- 64 18" WIDE X 28" HIGH SURFACE MOUNTED MEDICINE CABINET. AT TYPE 504 UNITS, THE TOP SURFACE OF THE LOWEST SHELF OF THE MEDICINE CABINET SHALL BE NO HIGHER THAN 44" AFF. COORDINATE ALL TRADES IN THE WALL.
- 65 NOT USED
- 66 AT ALL UNITS, PROVIDE ROBE HOOKS AT 60" AFF AND 48" AFF.
- 67 18" TOWEL BAR AT 42" AFF.
- 68 24" TOWEL BAR AT 42" AFF.
- 69 RECESSED ADA COMPLIANT PAPER TOWEL DISPENSER / GARBAGE RECEPTACLE MOUNTED AT 36" AFF TO UNDERSIDE OF TOWEL DISPENSER AT PUBLIC TOILETS ONLY WHERE NOTED.
- 70 PROVIDE A RING TOWEL BAR W/ BLOCKING CONCEALED IN WALL. WHEN LOCATED ON THE SIDES OF REMOVABLE VANITIES LOCATE AT A HEIGHT THAT ATTACHES TO BRACKET AND ALLOWS MIN. 1 1/2" ABOVE THE RING. TYPE 504A AND TYPE A UNITS. LOCATED THE T.O. TOWEL RING AT MAX. 48" A.F.F. OR LOWER WHERE NOTED. AT ALL OTHER UNITS: HEIGHT TBD.
- 71 NOT USED.
- 72 PROVIDE A DROP DOWN GRAB BAR W/ BLOCKING CONCEALED IN WALL. SEE DETAILS ON A-801.
- 73 NOT USED.
- 74 SOFFIT. SEE RCPS FOR MORE INFO. TYP.
- 75 GR-R: STAINLESS STEEL GRAB BAR, 18 GAUGE, OUTSIDE DIAMETER OF 1 1/2 INCH. PROVIDE GRAB BARS INSTALLED AT TIME OF CONSTRUCTION WITH REQUIRED BLOCKING AT TYPE 504A UNITS AND PUBLIC TOILETS. PROVIDE BLOCKING ONLY AT TYPE A UNITS.

INT ELEVATION LEGEND

REMOVABLE CABINETS @ TYPE A (REMOVED CABINET BASE AT MOVE-IN @ 504 TYPE A)

TYP INT ELEV NOTES

- 1 REFER TO THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR ADDITIONAL INFORMATION.
- 2 SEE PLANS FOR ACTUAL ROOM SIZE OF THE BATHROOMS. THE INTERIOR ELEVATION ROOM SIZES ARE DIAGRAMMATIC. VERIFY ALL KITCHEN AND BATHROOM DIMENSIONS IN FIELD.
- 3 PER THE CITY OF CHICAGO DEPARTMENT OF HOUSING STANDARDS, ALL KITCHEN AND BATHROOM CABINETS SHALL HAVE SOLID WOOD FACE-FRAMES, SOLID WOOD DOORS, AND DRAWER FRONTS, DOVETAIL OR REINFORCED JOINT CONSTRUCTION DRAWER BOX CONSTRUCTION, AND SOLID PLYWOOD BOX CONSTRUCTION (NO MDF NOR LAMINATE BOXES, CABINET DRAWERS OR DOOR FRONTS ALLOWED). CABINETS SHALL HAVE MINIMUM LEVEL 2 DOORS FEATURING SOLID WOOD FRAMES WITH GENUINE VENEER CENTER PANELS. ALL MILLWORK SHALL MEET ANSICMCA A151.1. ALL CABINET DRAWERS AND DOORS SHALL HAVE ACCESSIBLE HARDWARE.
- 4 ALL EXPOSED CABINET SIDES SHALL BE FINISHED. PROVIDE FILLER CABINET PIECES AS REQUIRED AT ALL GAPS. FILLER PIECES SHALL BE < 3".
- 5 THE FINISHED FLOOR, BASE TRIM AND FINISHED CABINET SIDES SHALL EXTEND UNDERNEATH ALL REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS. PROVIDE BLOCKING TO SUPPORT CABINETS AT INITIAL CONSTRUCTION WITH THE BOTTOM OF CABINET APRONS AT MIN. 28" AFF. REMOVABLE CABINETS MUST BE ABLE TO BE RELOCATED TO 28" TO 36" AFF. WITHOUT CUTTING THE COUNTER OR DAMAGING ADJACENT CABINETS, WALLS, DOORS AND STRUCTURAL ELEMENTS AND HAVE ROUGH-IN PLUMBING CONNECTIONS OF SUPPLY AND DRAIN PIPES AT 28" TO 29" AFF.
- 6 INSULATE AND PROTECT ALL EXPOSED PIPES AND SUPPLY LINES UNDER REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS AT INITIAL CONSTRUCTION.
- 7 ALL KITCHEN AND BATHROOM FAUCETS, DOORS, AND OPERABLE PARTS SHALL BE LEVER-TYPE AND HAVE MAXIMUM 5 LB FORCE TO OPERATE.
- 8 THE DEPTH OF THE BATHROOM LAVATORY AND KITCHEN SINK BOWLS FROM THE TOP OF THE COUNTER AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES SHALL BE MAX. 6 1/2".
- 9 ADA COMPLIANT TEXTURED GRAB BARS W/ BLOCKING SHALL BE INSTALLED AT INITIAL CONSTRUCTION AT ALL TYPE 504A UNITS & AT NON-RESIDENTIAL / COMMON TOILET ROOMS. IN TYPE A UNITS & TYPE B UNITS, GRAB BARS ARE NOT REQUIRED, BUT BLOCKING FOR GRAB BARS IS REQUIRED. EXTEND BLOCKING A MINIMUM OF 6" PAST THE REQUIRED GRAB BAR LENGTH. SEE THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR REQUIRED LOCATIONS. GRAB BARS SHALL BE INSTALLED AFTER TURNOVER BY THE OWNER AT ALL TYPE A ADAPTABLE UNITS & TYPE B ADAPTABLE UNITS AT THE REQUEST OF A TENANT.
- 10 AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES, PROVIDE SEPARATE ELECTRICAL SWITCHES FOR THE UNDERCABINET LIGHT (1) AND SEPARATE RANGE HOOD FAN (1) AND LIGHT (1) AT MAX. 46" AFF.
- 11 ALL RANGE HOODS TO INCLUDE TWO NEW LOWPRO FIRESTOP HOOD EXTINGUISHERS.

TYP PLAN LEGEND

- # WINDOW TAG. REFER TO WINDOW SCHEDULES.
- # STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
- # DOOR TAG. REFER TO DOOR SCHEDULES.
- ACCESSIBLE WINDOW WITH A MIN. 30-INCH X 48-INCH CLEAR FLOOR SPACE FOR A PARALLEL OR FORWARD APPROACH. CONTROLS WITH 15-INCH TO 48-INCH AFF AND 5 LB MAX FORCE TO ACTIVATE ALL OPERABLE PARTS.
- 12 DEEP CLOSET SHELF AND HANGING ROD PER TYP PLAN NOTES.

TYP PLAN NOTES

- 1. SEE PROJECT NARRATIVE FOR ALL WORK.
- 2. ALL DIMENSIONS, NOTES, KEYS, TAGS, ETC. ARE SAME AS 1ST OR TYPICAL FLOOR.
- 3. DIMENSIONS ARE FOR REFERENCE ONLY AND SHOULD BE V.F.
- 4. PLANS SHOW EXISTING DESIGNATED "ACCESSIBLE" UNITS. ADDITIONAL TYPE 504A, TYPE A, AND HEARING & VISUALLY IMPAIRED UNITS SHALL BE DESIGNATED PER THE UNIT MATRIX AND MADE ACCESSIBLE TO THE EXTENT FEASIBLE.
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- 8. PROVIDE FIRE SEALANT AT ALL NEW PENETRATIONS. SEE A-005. REPLACE MISSING OR FAILING SEALANTS AS REQ'D.
- 9. ALL METAL COPING TO BE REPLACED. ALL MASONRY COPING TO BE REPAIRED AS REQ'D. SEE STRUCTURAL FOR PARAPET SCOPE.

KEYED PLAN NOTES

- 01 FIRE EXTINGUISHER AND CABINET. WHEN RECESSED OR SEMI-RECESSED IN A FIRE RATED WALL ASSEMBLY / BARRIER, PROVIDE A FIRE RATED CABINET. F-RECESSED MOUNTED SR-SEMI-RECESSED MOUNTED SS-SURFACE MOUNTED
- 02 NEW PRE-FINISHED COLORED ALUM CORNER GUARDS 1-INCH X 1-INCH X 4'-FEET. WHITE MATTE AT WHITE WALLS AND AT ACCENT COLORED WALLS - COLOR TBD BY ARCHITECT
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- 07 NEW DOOR OPERATOR BUTTONS
- 08 EXISTING CLAY TILE COPING
- 09 SPLASH BLOCKS
- 10 NEW HANDRAIL
- 11 PROVIDE CURBS AROUND ALL NEW HEAT PUMPS, SEE MECHANICAL
- 12 LOUVER, SEE MECHANICAL
- 13 EXISTING TERRA COTTA COPING

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Chicago, IL 60612
p 312-938-9100
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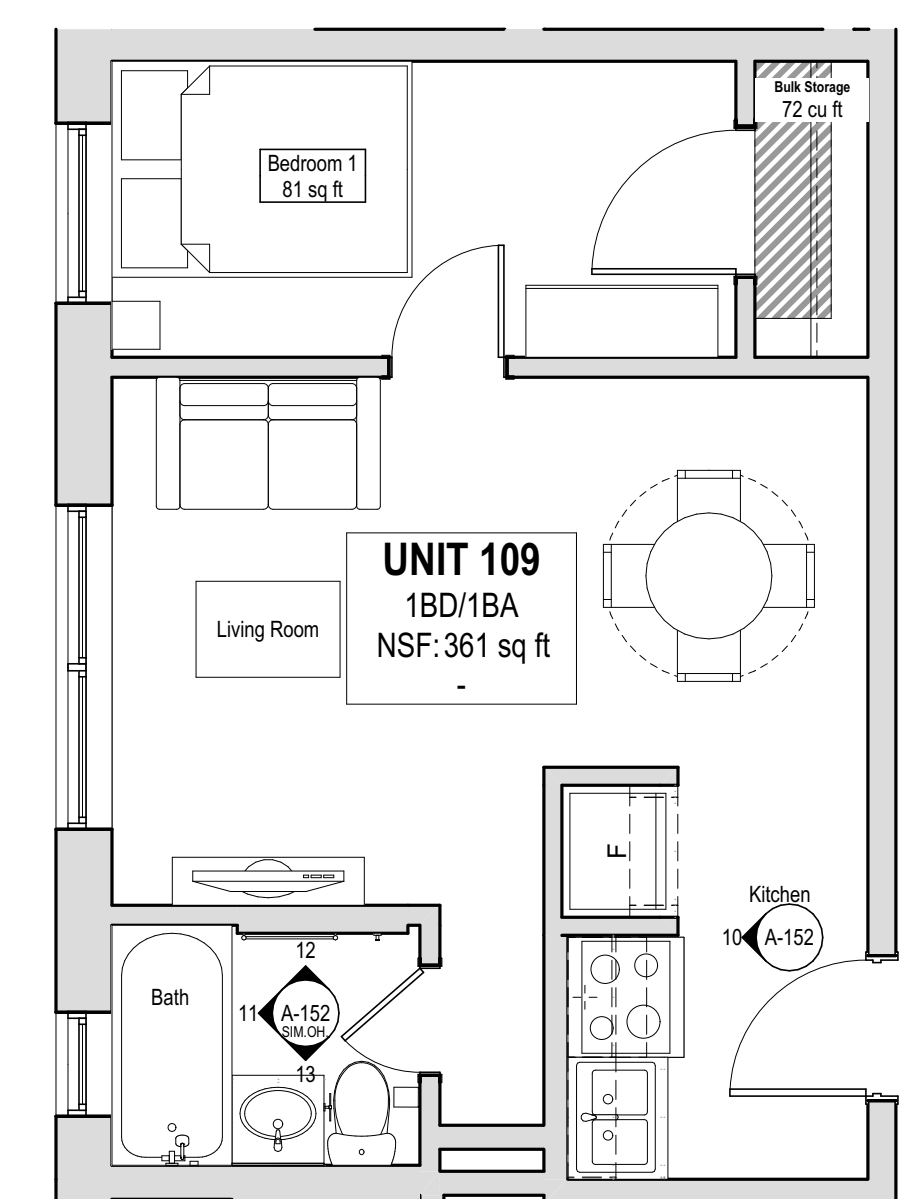
**Heart of Uptown
Apartments**

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2218A

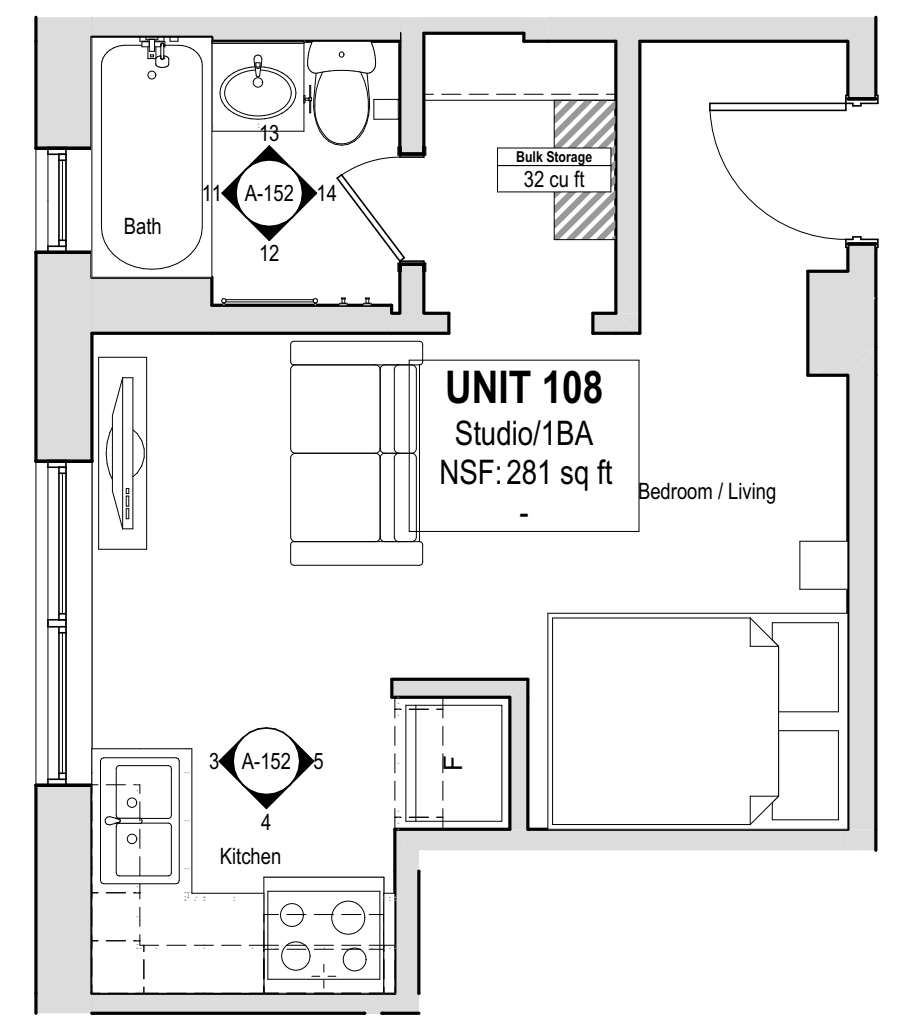
Enlarged Unit Plans

A-152



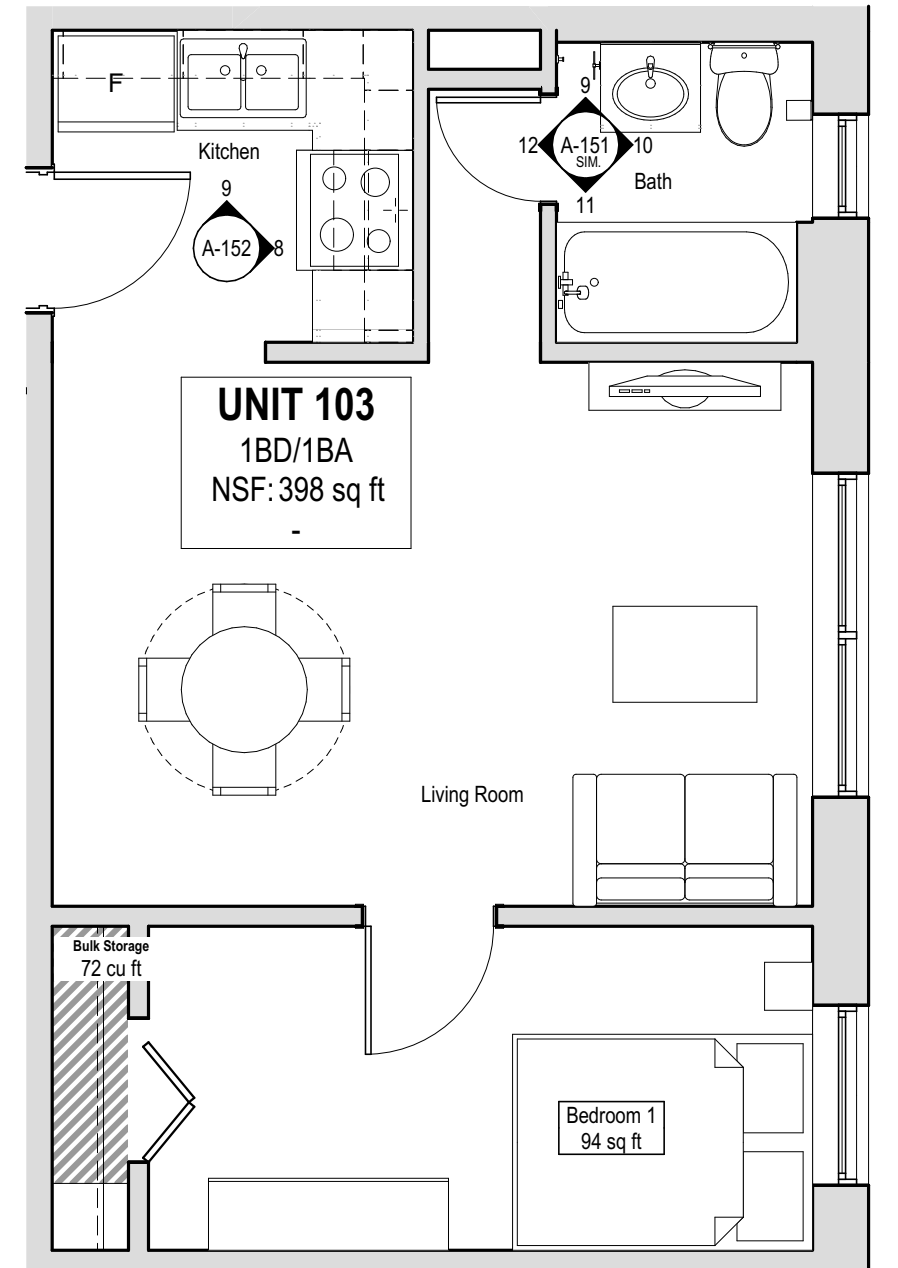
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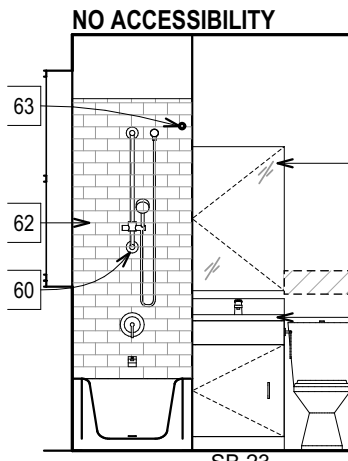
2 Studio Plan (108, 106 SIM.)
No Accessibility

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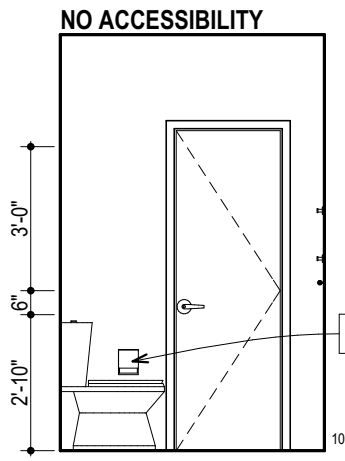


6 Studio Plan (103, 104 SIM.)
No Accessibility

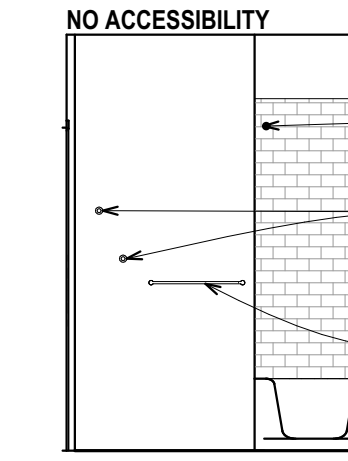
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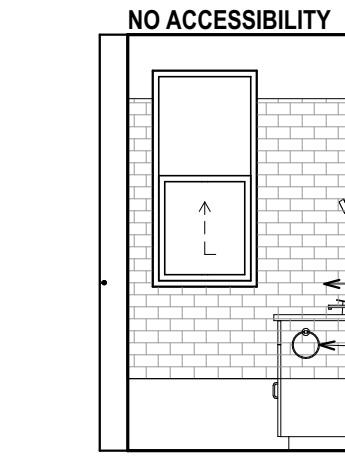
13 108 - Bath



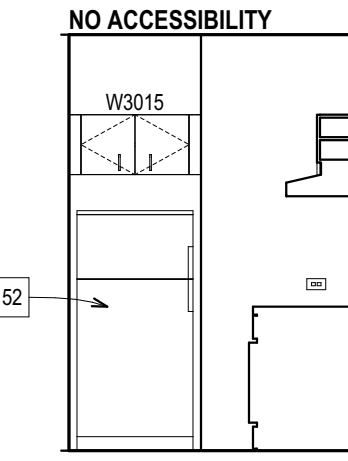
14 108 - Bath



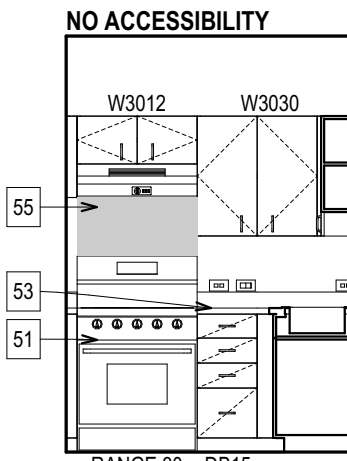
12 108 - Bath



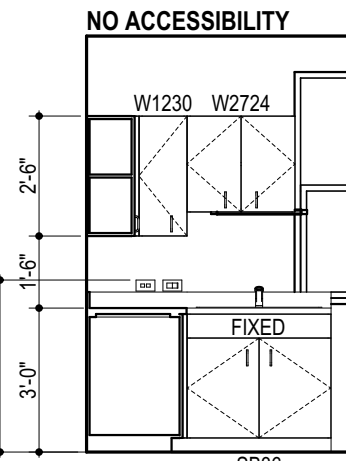
11 108 - Bath



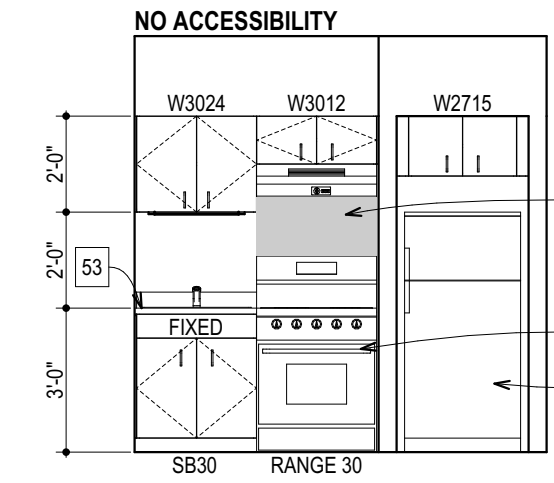
5 108 - Kitchen



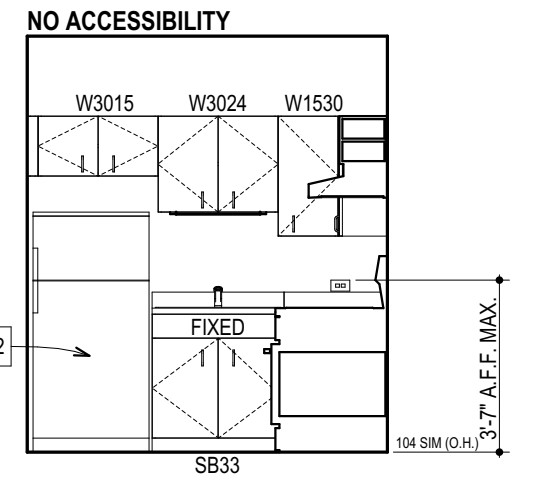
4 108 - Kitchen



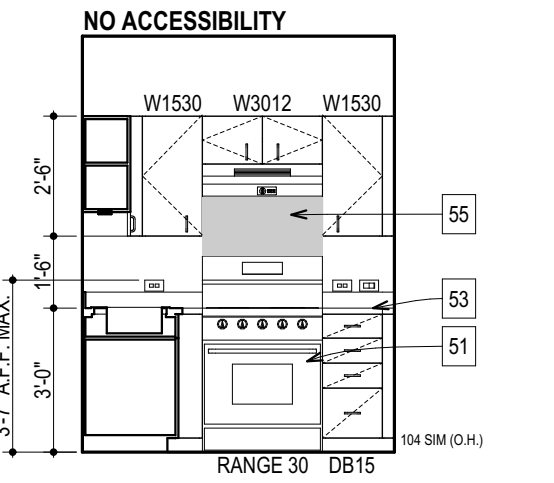
3 108 - Kitchen



10 109 - Kitchen

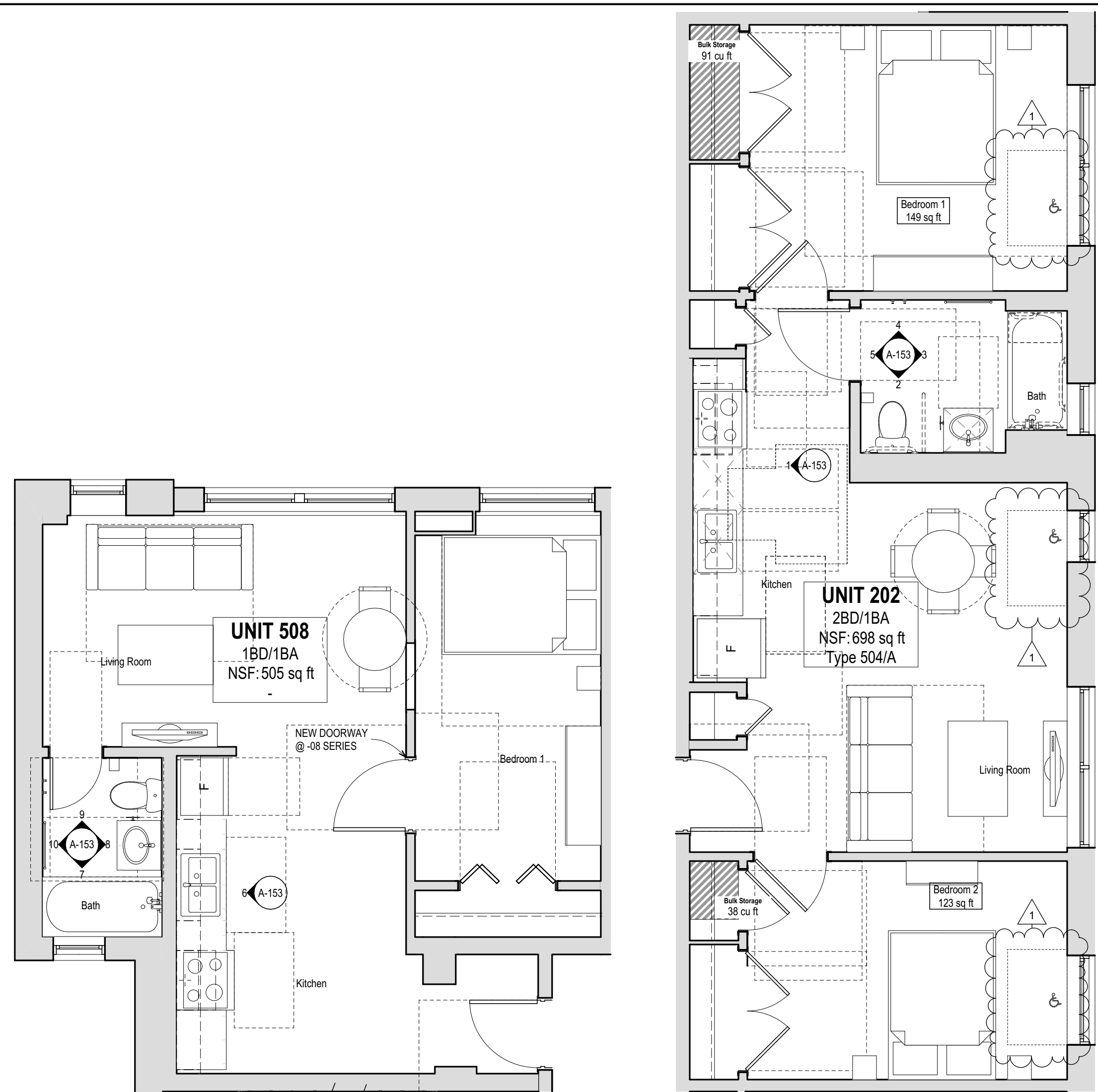


9 103 - Kitchen



8 103 - Kitchen

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(2)BR - 2nd Floor Enlarged Plan
 Unit 202, 302, 402, 502 - 504 / Type A
 Unit 203, 303, 403, 503 (SIM OH.)
 Unit 208, 308, 408 (SIM OH.)

Studio Enlarged Plan
 Unit 508 - No Accessibility

SCALE: 1/4" = 1'-0"



SCALE: 1/4" = 1'-0"



KEYED INT ELEV NOTES

SEE PLAN NOTES FOR #1-50

- 51 RANGE / OVEN WITH AN ENERGY STAR RATED RANGE HOOD ABOVE. AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & AT NON-RESIDENTIAL / COMMON SPACES, THE RANGE / OVEN SHALL BE ADA COMPLIANT AND SHALL HAVE FRONT CONTROLS TO PREVENT REACHING ACROSS BURNERS AND A WALL MOUNTED SWITCH TO THE RANGE HOOD LOCATED WITHIN ACCESSIBLE REACH RANGES.
- 52 A COMBINATION ADA COMPLIANT ENERGY STAR RATED REFRIGERATOR AND FREEZER WITH MIN. 50% OF THE FREEZER COMPARTMENT SHELVES (INCLUDING THE BOTTOM OF THE FREEZER) AT MAX. 54" AFF. WHEN THE SHELVES ARE INSTALLED AT THE MAX. HEIGHTS POSSIBLE IN THE COMPARTMENT OR BE A VERTICAL, SIDE-BY-SIDE REFRIGERATOR / FREEZER TYPE.
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- 54 4" U-PULL CABINETRY HARDWARE AT ALL LOWER AND UPPER CABINETS AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, TYP.
- 55 1 PIECE ENAMEL COATED METAL GREASE SHIELD BETWEEN RANGE / OVEN AND THE RANGE HOOD ABOVE. PROVIDE AN ADDITIONAL GREASE SHIELD WHEN THE RANGE / OVEN IS LOCATED ADJACENT TO A SIDE WALL, TYP.
- 56 LAV-1: NEW 1 PIECE CULTURED MARBLE COUNTERTOP WITH OVER FLOW, BACKSPLASH AND SIDESPLASH W/ BULLNOSED EDGES, AND INTEGRAL BOWL. INSTALL SINK AS WALL HUNG AT ALL REMOVABLE CABINETS IN TYPE 504A AND TYPE A UNITS SO CABINET CAN BE FULLY REMOVED PROVIDING KNEE CLEARANCE UNDER THE SINK.
- 57 AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, THE FLUSH CONTROLS SHALL BE LOCATED ON THE WIDER (OPEN SIDE OF THE TOILET AT MAX. 44" AFF.
- 58 THE TOP OF THE TOILET SEAT AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, NON-RESIDENTIAL / COMMON SPACES SHALL BE LOCATED BETWEEN 17" TO 19" AFF.
- 59 AT TYPE A ADAPTABLE & NON-RESIDENTIAL / COMMON SPACES, THE BOTTOM OF THE TOILET PAPER DISPENSER SHALL BE MIN. 18" AFF. AND HORIZONTALLY 7" TO 9" FROM THE FACE OF THE TOILET TO THE CENTER OF THE DISPENSER. AT TYPE 504 UNITS, THE CENTERLINE OF THE TOILET PAPER DISPENSER SHALL BE MIN. 19" AFF. AND THE FURTHEST EDGE OF THE TOILET PAPER DISPENSER SHALL BE HORIZONTALLY MAX. 36" FROM THE REAR WALL.
- 60 AT TYPE 504 UNITS & TYPE A ADAPTABLE UNITS, BATHTUB CONTROLS, OTHER THAN DRAIN STOPPERS, SHALL BE OFFSET AND LOCATED BETWEEN THE BATHTUB RIM AND GRAB BAR LOCATION AND BETWEEN THE OPEN SIDE OF THE BATHTUB AND THE MIDPOINT WIDTH OF THE BATHTUB. ON ALL UNITS PROVIDE A HANDHELD 60" LONG SHOWER HOSE WITH A NON-POSITIVE SHUT-OFF FEATURE ON A MIN. 36" ADJUSTABLE BAR SO THE HANDHELD CAN BE FIXED. THE TOP OF THE LOWEST POINT OF THE OPERABLE PART OF THE HANDHELD TO BE LOCATED AT MAX. 48" AFF.
- 61 AT TYPE 504 UNITS, PROVIDE AN ACCESSIBLE BATHTUB SEAT.
- 62 AT ALL BATHTUBS AND SHOWER STALLS, REPAIR DAMAGED EXISTING TILE IN KIND. SEE FINISH SCHEDULE FOR ADDITIONAL INFORMATION.
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- 64 18" WIDE X 26" HIGH SURFACE MOUNTED MEDICINE CABINET. AT TYPE 504 UNITS, THE TOP SURFACE OF THE LOWEST SHELF OF THE MEDICINE CABINET SHALL BE NO HIGHER THAN 44" AFF. COORDINATE ALL TRADES IN THE WALL.
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- 66 AT ALL UNITS, PROVIDE ROBE HOOKS AT 60" AFF AND 48" AFF.
- 67 18" TOWEL BAR AT 42" AFF.
- 68 24" TOWEL BAR AT 42" AFF.
- 69 RECESSED ADA COMPLIANT PAPER TOWEL DISPENSER / GARBAGE RECEPTACLE MOUNTED AT 36" AFF TO UNDERSIDE OF TOWEL DISPENSER AT PUBLIC TOILETS ONLY WHERE NOTED.
- 70 PROVIDE A RING TOWEL BAR W/ BLOCKING CONCEALED IN WALL. WHEN LOCATED ON THE SIDES OF REMOVABLE VANITIES LOCATE AT A HEIGHT THAT ATTACHES TO BRACKET AND ALLOWS MIN. 1 1/2" ABOVE THE RING. TYPE 504A AND TYPE A UNITS. LOCATED THE T.O. TOWEL RING AT MAX. 48" AFF. OR LOWER WHERE NOTED. AT ALL OTHER UNITS: HEIGHT TBD.
- 71 NOT USED.
- 72 PROVIDE A DROP DOWN GRAB BAR W/ BLOCKING CONCEALED IN WALL. SEE DETAILS ON A-801.
- 73 NOT USED.
- 74 SOFFIT. SEE RCP'S FOR MORE INFO. TYP.
- 75 GR-R: STAINLESS STEEL GRAB BAR, 18 GAUGE, OUTSIDE DIAMETER OF 1 1/2 INCH. PROVIDE GRAB BARS INSTALLED AT TIME OF CONSTRUCTION WITH REQUIRED BLOCKING AT TYPE 504A UNITS AND PUBLIC TOILETS. PROVIDE BLOCKING ONLY AT TYPE A UNITS.

INT ELEVATION LEGEND

- REMOVABLE CABINETS @ TYPE A (REMOVED CABINET BASE AT MOVE-IN @ 504 TYPE A)

TYP INT ELEV NOTES

- 1 REFER TO THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR ADDITIONAL INFORMATION.
- 2 SEE PLANS FOR ACTUAL ROOM SIZE OF THE BATHROOMS. THE INTERIOR ELEVATION ROOM SIZES ARE DIAGRAMMATIC. VERIFY ALL KITCHEN AND BATHROOM DIMENSIONS IN FIELD.
- 3 REFER TO THE CITY OF CHICAGO DEPARTMENT OF HOUSING STANDARDS, ALL KITCHEN AND BATHROOM CABINETS SHALL HAVE SOLID WOOD FACE-FRAMES, SOLID WOOD DOORS, AND DRAWER FRONTS, DOVETAIL OR REINFORCED JOINT CONSTRUCTION DRAWER BOX CONSTRUCTION, AND SOLID PLYWOOD BOX CONSTRUCTION (NO MDF NOR LAMINATE BOXES, CABINET DRAWERS OR DOOR FRONTS ALLOWED). CABINETS SHALL HAVE MINIMUM LEVEL 2 DOORS FEATURING SOLID WOOD FRAMES WITH GENUINE VENEER CENTER PANELS. ALL MILLWORK SHALL MEET ANSICMCA A151.1. ALL CABINET DRAWERS AND DOORS SHALL HAVE ACCESSIBLE HARDWARE.
- 4 ALL EXPOSED CABINET SIDES SHALL BE FINISHED. PROVIDE FILLER CABINET PIECES AS REQUIRED AT ALL GAPS. FILLER PIECES SHALL BE < 3".
- 5 THE FINISHED FLOOR, BASE TRIM AND FINISHED CABINET SIDES SHALL EXTEND UNDERNEATH ALL REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS. PROVIDE BLOCKING TO SUPPORT CABINETS AT INITIAL CONSTRUCTION WITH THE BOTTOM OF CABINET APRONS AT MIN. 28" AFF. REMOVABLE CABINETS MUST BE ABLE TO BE RELOCATED TO 28" TO 36" AFF. WITHOUT CUTTING THE COUNTER OR DAMAGING ADJACENT CABINETS, WALLS, DOORS AND STRUCTURAL ELEMENTS AND HAVE ROUGH-IN PLUMBING CONNECTIONS OF SUPPLY AND DRAIN PIPES AT 28" TO 29" AFF.
- 6 INSULATE AND PROTECT ALL EXPOSED PIPES AND SUPPLY LINES UNDER REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS AT INITIAL CONSTRUCTION.
- 7 ALL KITCHEN AND BATHROOM FAUCETS, DOORS, AND OPERABLE PARTS SHALL BE LEVER-TYPE AND HAVE MAXIMUM 5 LB FORCE TO OPERATE.
- 8 THE DEPTH OF THE BATHROOM LAVATORY AND KITCHEN SINK BOWLS FROM THE TOP OF THE COUNTER AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES SHALL BE MAX. 6 1/2".
- 9 ADA COMPLIANT TEXTURED GRAB BARS W/ BLOCKING SHALL BE INSTALLED AT INITIAL CONSTRUCTION AT ALL TYPE 504A UNITS & AT NON-RESIDENTIAL / COMMON TOILET ROOMS. IN TYPE A UNITS & TYPE B UNITS, GRAB BARS ARE NOT REQUIRED, BUT BLOCKING FOR GRAB BARS IS REQUIRED. EXTEND BLOCKING A MINIMUM OF 6" PAST THE REQUIRED GRAB BAR LENGTH. SEE THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR REQUIRED LOCATIONS. GRAB BARS SHALL BE INSTALLED AFTER TURNOVER BY THE OWNER AT ALL TYPE A ADAPTABLE UNITS & TYPE B ADAPTABLE UNITS AT THE REQUEST OF A TENANT.
- 10 AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES, PROVIDE SEPARATE ELECTRICAL SWITCHES FOR THE UNDERCABINET LIGHT (1) AND SEPARATE RANGE HOOD FAN (1) AND LIGHT (1) AT MAX. 46" AFF.
- 11 ALL RANGE HOODS TO INCLUDE TWO NEW LOWPROF FIRESTOP HOOD EXTINGUISHERS.

TYP PLAN LEGEND

- WINDOW TAG. REFER TO WINDOW SCHEDULES.
- STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
- DOOR TAG. REFER TO DOOR SCHEDULES.
- ACCESSIBLE WINDOW WITH A MIN. 30-INCH X 48-INCH CLEAR FLOOR SPACE FOR A PARALLEL OR FORWARD APPROACH. CONTROLS WITH 15-INCH TO 48-INCH AFF AND 5 LB MAX FORCE TO ACTIVATE ALL OPERABLE PARTS.
- 12 DEEP CLOSET SHELF AND HANGING ROD PER TYP PLAN NOTES.

TYP PLAN NOTES

- 1. SEE PROJECT NARRATIVE FOR ALL WORK.
- 2. ALL DIMENSIONS, NOTES, KEYS, TAGS, ETC. ARE SAME AS 1ST OR TYPICAL FLOOR, UNO.
- 3. DIMENSIONS ARE FOR REFERENCE ONLY AND SHOULD BE VIF.
- 4. PLANS SHOW EXISTING DESIGNATED "ACCESSIBLE" UNITS. ADDITIONAL TYPE 504A, TYPE A, AND HEARING & VISUALLY IMPAIRED UNITS SHALL BE DESIGNATED PER THE UNIT MATRIX AND MADE ACCESSIBLE TO THE EXTENT FEASIBLE.
- 5. ACCESSIBLE CLEARANCES SHOWN IN EXISTING ACCESSIBLE UNITS FOR REFERENCE ONLY.
- 6. IN ALL UNITS, EXCEPT IN KITCHENS AND BATHROOMS, AT LEAST ONE OPERABLE WINDOW IN EACH ROOM SHALL BE ACCESSIBLE.
- 7. ALL CLOSETS AND STORAGE ROOMS SHALL HAVE A ROD AND A MINIMUM OF ONE 12" DEEP SHELF (SEE ACTUAL CONFIGURATIONS ON PLANS). ALL TYPE 504A UNITS, TYPE A & NON-RESIDENTIAL SHALL HAVE AN ADDITIONAL SHELF AND ROD AT 48" AFF. SEE A-501.
- 8. PROVIDE FIRE SEALANT AT ALL NEW PENETRATIONS. SEE A-005. REPLACE MISSING OR FAILING SEALANT AS REQ'D.
- 9. ALL METAL COPING TO BE REPLACED. ALL MASONRY COPING TO BE REPAIRED AS REQ'D. SEE STRUCTURAL FOR PARAPET SCOPE.

KEYED PLAN NOTES

- 01 FIRE EXTINGUISHER AND CABINET. WHEN RECESSED OR SEMI-RECESSED IN A FIRE RATED WALL ASSEMBLY / BARRIER, PROVIDE A FIRE RATED CABINET. F-RECESSED MOUNTED. SR-SEMI-RECESSED MOUNTED. SS-SURFACE MOUNTED.
- 02 NEW PRE-FINISHED COLORED ALUM CORNER GUARDS 1-INCH X 1-INCH X 4'-FEET. WHITE MATTE AT WHITE WALLS AND AT ACCENT COLORED WALLS - COLOR TBD BY ARCHITECT.
- 03 NEW ENERGY STAR CERTIFIED HIGH REFLECTIVE WHITE TPO ROOF SYSTEM, TYP. (INCLUDING NEW CODE COMPLIANT INSULATION, SLOPING, DIVERSERS, CRICKETS, AND VENTS.)
- 04 SLOPED, PRE-FINISHED METAL COPING CAPS WITH HEMMED DRIP EDGES (COLORS BY ARCH). TYPICAL AT ALL PARAPETS.
- 05 PRE-FINISHED METAL GUTTER (COLOR BY ARCH) SLOPED MIN. 1/16-INCH PER FOOT. ALL GUTTERS ARE 6-INCH, UNO.
- 06 PRE-FINISHED METAL DOWNSPOUT (COLOR BY ARCH) WITH REVERSE BASKET STRAINER. ALL DOWNSPOUTS ARE 6-INCH UNO. REFER TO CIVIL.
- 07 NEW DOOR OPERATOR BUTTONS
- 08 EXISTING CLAY TILE COPING
- 09 SPLASH BLOCKS
- 10 NEW HANDRAIL
- 11 PROVIDE CURBS AROUND ALL NEW HEAT PUMPS, SEE MECHANICAL.
- 12 LOUVER, SEE MECHANICAL.
- 13 EXISTING TERRA COTTA COPING

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02
 2024.01.03

REVISED 50% DD
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**Heart of Uptown
 Apartments**

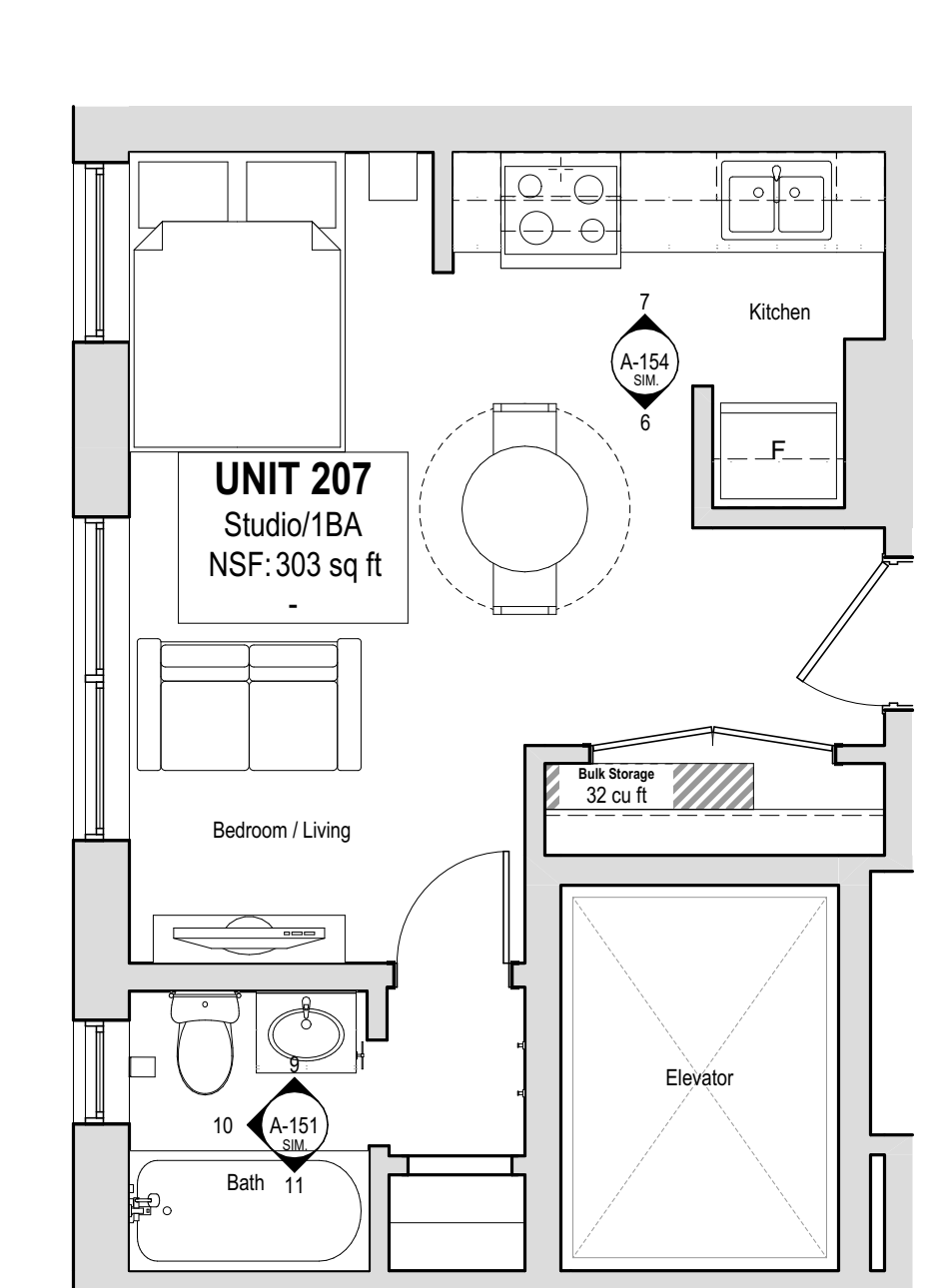
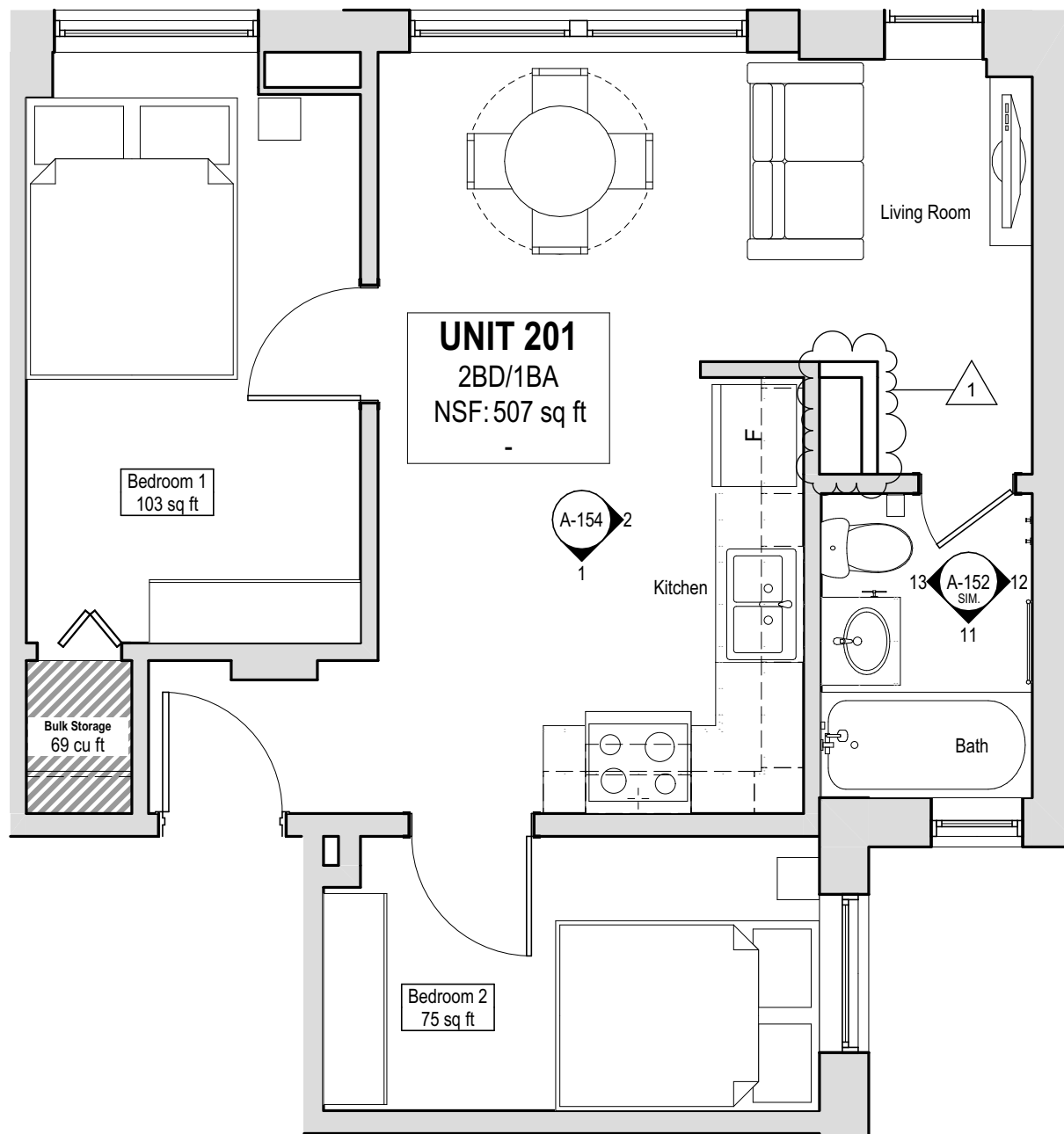
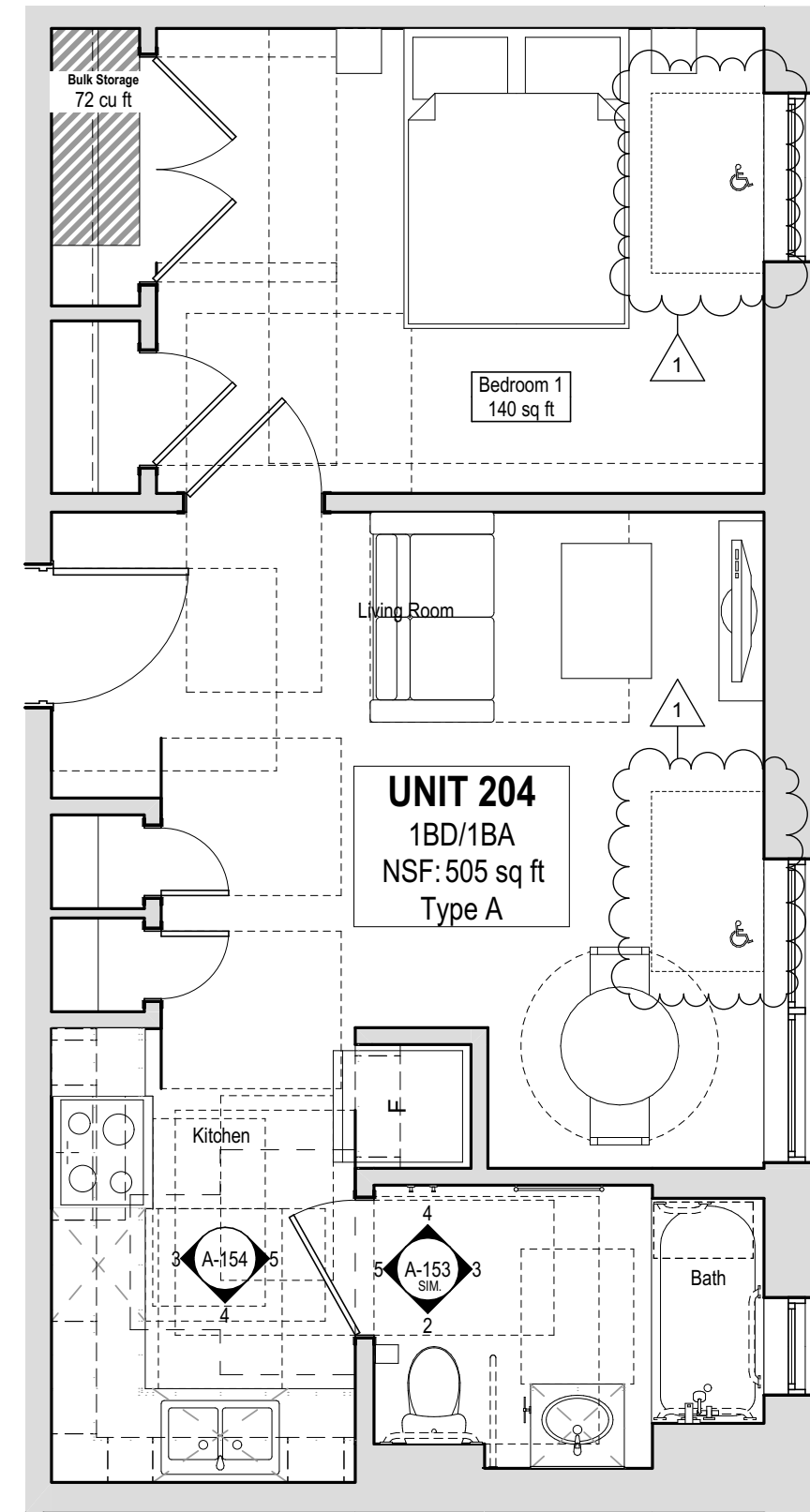
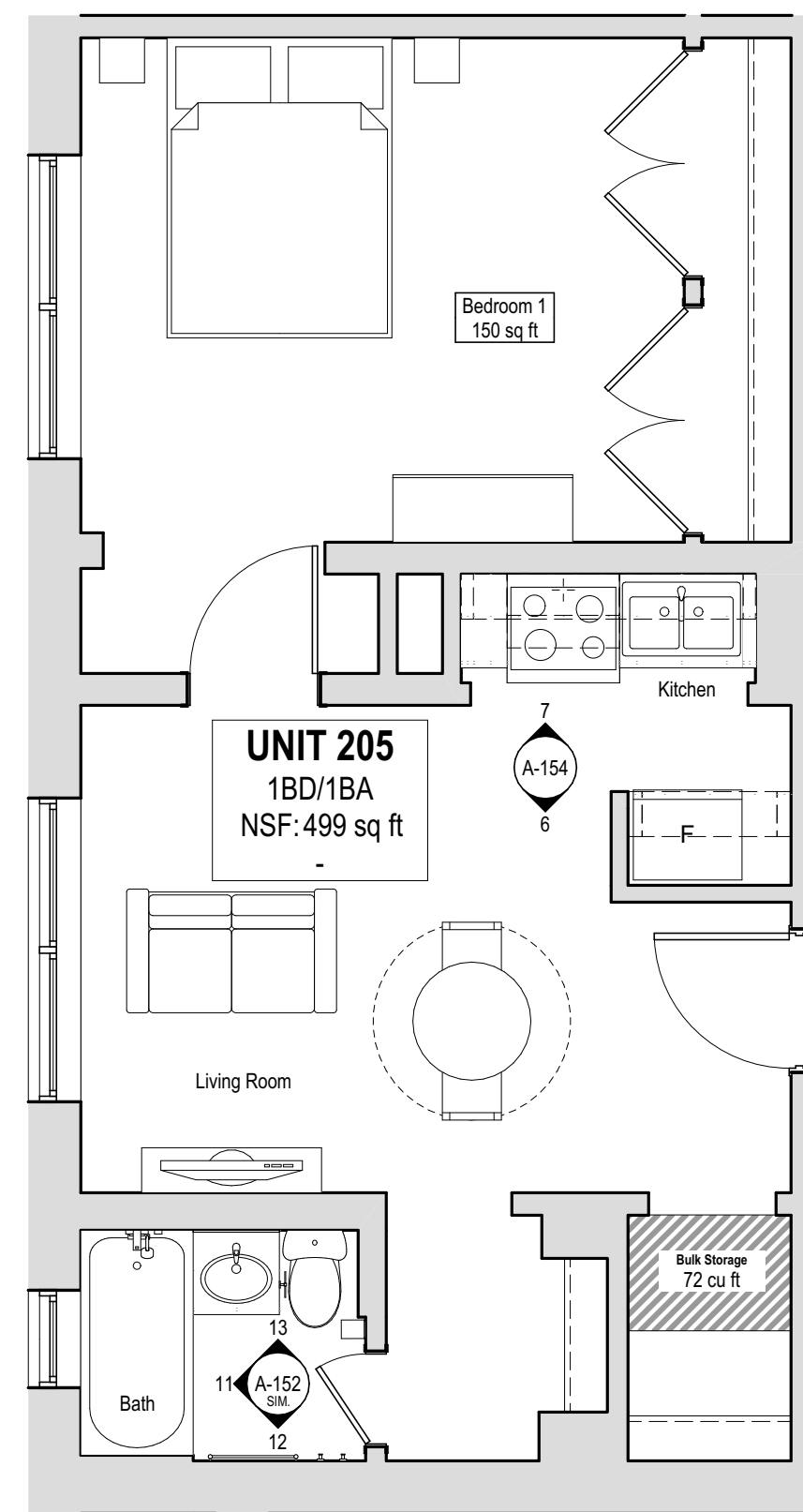
927 W Wilson Ave
 Chicago, IL 60640

2218A

Enlarged Unit Plans

A-153

2/7/2024 9:26 AM



KEYED INT ELEV NOTES

SEE PLAN NOTES FOR #1-50

- 51 RANGE / OVEN WITH AN ENERGY STAR RATED RANGE HOOD ABOVE. AT TYPE 504 UNITS, TYPE A ADAPTIBLE UNITS, & AT NON-RESIDENTIAL / COMMON SPACES, THE RANGE / OVEN SHALL BE ADA COMPLIANT AND SHALL HAVE FRONT CONTROLS TO PREVENT REACHING ACROSS BURNERS AND A WALL MOUNTED SWITCH TO THE RANGE HOOD LOCATED WITHIN ACCESSIBLE REACH RANGES.
- 52 A COMBINATION ADA COMPLIANT ENERGY STAR RATED REFRIGERATOR AND FREEZER WITH MIN. 50% OF THE FREEZER COMPARTMENT SHELVES (INCLUDING THE BOTTOM OF THE FREEZER) AT MAX. 54" AFF. WHEN THE SHELVES ARE INSTALLED AT THE MAX. HEIGHTS POSSIBLE IN THE COMPARTMENT OR BE A VERTICAL, SIDE-BY-SIDE REFRIGERATOR / FREEZER TYPE.
- 53 1 PIECE SOLID SURFACE COUNTERTOP (NO PLASTIC LAMINATE COUNTERTOP) W/ BULLNOSED EDGES W/ SIDE SPLASHES AND AN INTEGRAL ROLLED FORMED BACKSPASH (NO BACKSPASHES ON ISLANDS), TYP.
- 54 4" U-PULL CABINETRY HARDWARE AT ALL LOWER AND UPPER CABINETS AT TYPE 504 UNITS, TYPE A ADAPTIBLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, TYP.
- 55 1 PIECE ENAMEL COATED METAL GREASE SHIELD BETWEEN RANGE / OVEN AND THE RANGE HOOD ABOVE. PROVIDE AN ADDITIONAL GREASE SHIELD WHEN THE RANGE / OVEN IS LOCATED ADJACENT TO A SIDE WALL, TYP.
- 56 LAV-1: NEW 1 PIECE CULTURED MARBLE COUNTERTOP WITH OVER FLOW, BACKSPASH AND SIDESPLASH W/ BULLNOSED EDGES, AND INTEGRAL BOWL. INSTALL SINK AS WALL HUNG AT ALL REMOVABLE CABINETS IN TYPE 504A AND TYPE A UNITS SO CABINET CAN BE FULLY REMOVED PROVIDING KNEE CLEARANCE UNDER THE SINK.
- 57 AT TYPE 504 UNITS, TYPE A ADAPTIBLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, THE FLUSH CONTROLS SHALL BE LOCATED ON THE WIDER (OPEN SIDE OF THE TOILET AT MAX. 44" AFF.
- 58 THE TOP OF THE TOILET SEAT AT TYPE 504 UNITS, TYPE A ADAPTIBLE UNITS, NON-RESIDENTIAL & COMMON SPACES SHALL BE LOCATED BETWEEN 17" TO 19" AFF.
- 59 AT TYPE A ADAPTIBLE & NON-RESIDENTIAL / COMMON SPACES, THE BOTTOM OF THE TOILET PAPER DISPENSER SHALL BE MIN. 18" AFF. AND HORIZONTALLY 7" TO 9" FROM THE FACE OF THE TOILET TO THE CENTERLINE OF THE DISPENSER. AT TYPE 504 UNITS, THE CENTERLINE OF THE TOILET PAPER DISPENSER SHALL BE MIN. 19" AFF. AND THE FURTHEST EDGE OF THE TOILET PAPER DISPENSER SHALL BE HORIZONTALLY MAX. 36" FROM THE REAR WALL.
- 60 AT TYPE 504 UNITS & TYPE A ADAPTIBLE UNITS, BATHTUB CONTROLS, OTHER THAN DRAIN STOPPERS, SHALL BE OFFSET AND LOCATED BETWEEN THE BATHTUB RIM AND GRAB BAR LOCATION AND BETWEEN THE OPEN SIDE OF THE BATHTUB AND THE MIDPOINT WIDTH OF THE BATHTUB. ON ALL UNITS PROVIDE A HANDHELD 60" LONG SHOWER HOSE WITH A NON-POSITIVE SHUT-OFF FEATURE ON A MIN. 36" ADJUSTABLE BAR SO THE HANDHELD CAN BE FIXED. THE TOP OF THE LOWEST POINT OF THE OPERABLE PART OF THE HANDHELD TO BE LOCATED AT MAX. 48" AFF.
- 61 AT TYPE 504 UNITS, PROVIDE AN ACCESSIBLE BATHTUB SEAT.
- 62 AT ALL BATHTUBS AND SHOWER STALLS, REPAIR DAMAGED EXISTING TILE IN KIND. SEE FINISH SCHEDULE FOR ADDITIONAL INFORMATION.
- 63 ALL BATHTUBS AND SHOWERS SHALL HAVE A CURVED CURTAIN ROD CENTERED OVER THE BATHTUB AND SHOWER EDGE AND SCREWED INTO THE WALL WITH CONCEALED FASTENERS.
- 64 18" WIDE X 26" HIGH SURFACE MOUNTED MEDICINE CABINET. AT TYPE 504 UNITS, THE TOP SURFACE OF THE LOWEST SHELF OF THE MEDICINE CABINET SHALL BE NO HIGHER THAN 44" AFF. COORDINATE ALL TRADES IN THE WALL.
- 65 NOT USED.
- 66 AT ALL UNITS, PROVIDE ROBE HOOKS AT 60" AFF AND 48" AFF.
- 67 18" TOWEL BAR AT 42" AFF.
- 68 24" TOWEL BAR AT 42" AFF.
- 69 RECESSED ADA COMPLIANT PAPER TOWEL DISPENSER / GARBAGE RECEPTACLE MOUNTED AT 36" AFF TO UNDERSIDE OF TOWEL DISPENSER AT PUBLIC TOILETS ONLY WHERE NOTED.
- 70 PROVIDE A RING TOWEL BAR W/ BLOCKING CONCEALED IN WALL. WHEN LOCATED ON THE SIDES OF REMOVABLE VANITIES LOCATE AT A HEIGHT THAT ATTACHES TO BRACKET AND ALLOWS MIN. 1 1/2" ABOVE THE RING. TYPE 504A AND TYPE A UNITS. LOCATED THE T.O. TOWEL RING AT MAX. 48" AFF. OR LOWER WHERE NOTED. AT ALL OTHER UNITS: HEIGHT TBD.
- 71 NOT USED.
- 72 PROVIDE A DROP DOWN GRAB BAR W/ BLOCKING CONCEALED IN WALL. SEE DETAILS ON A-801.
- 73 NOT USED.
- 74 SOFFIT. SEE RCP'S FOR MORE INFO. TYP.
- 75 GR-R: STAINLESS STEEL GRAB BAR, 18 GAUGE, OUTSIDE DIAMETER OF 1 1/2 INCH. PROVIDE GRAB BARS INSTALLED AT TIME OF CONSTRUCTION WITH REQUIRED BLOCKING AT TYPE 504A UNITS AND PUBLIC TOILETS. PROVIDE BLOCKING ONLY AT TYPE A UNITS.

INT ELEVATION LEGEND

- REMOVABLE CABINETS @ TYPE A (REMOVED CABINET BASE AT MOVE-IN @ 504 TYPE A)

TYP INT ELEV NOTES

- 1 REFER TO THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR ADDITIONAL INFORMATION.
- 2 SEE PLANS FOR ACTUAL ROOM SIZE OF THE BATHROOMS. THE INTERIOR ELEVATION ROOM SIZES ARE DIAGRAMMATIC. VERIFY ALL KITCHEN AND BATHROOM DIMENSIONS IN FIELD.
- 3 PER THE CITY OF CHICAGO DEPARTMENT OF HOUSING STANDARDS, ALL KITCHEN AND BATHROOM CABINETS SHALL HAVE SOLID WOOD FACE-FRAMES, SOLID WOOD DOORS, AND DRAWER FRONTS, DOVETAIL OR REINFORCED JOINT CONSTRUCTION DRAWER BOX CONSTRUCTION, AND SOLID PLYWOOD BOX CONSTRUCTION (NO MDF NOR LAMINATE BOXES, CABINET DRAWERS OR DOOR FRONTS ALLOWED). CABINETS SHALL HAVE MINIMUM LEVEL 2 DOORS FEATURING SOLID WOOD FRAMES WITH GENUINE VENEER CENTER PANELS. ALL MILLWORK SHALL MEET ANSICMCA A151.1. ALL CABINET DRAWERS AND DOORS SHALL HAVE ACCESSIBLE HARDWARE.
- 4 ALL EXPOSED CABINET SIDES SHALL BE FINISHED. PROVIDE FILLER CABINET PIECES AS REQUIRED AT ALL GAPS. FILLER PIECES SHALL BE < 3".
- 5 THE FINISHED FLOOR, BASE TRIM AND FINISHED CABINET SIDES SHALL EXTEND UNDERNEATH ALL REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS. PROVIDE BLOCKING TO SUPPORT CABINETS AT INITIAL CONSTRUCTION WITH THE BOTTOM OF CABINET APRONS AT MIN. 29" AFF. REMOVABLE CABINETS MUST BE ABLE TO BE RELOCATED TO 29" TO 36" AFF. WITHOUT CUTTING THE COUNTER OR DAMAGING ADJACENT CABINETS, WALLS, DOORS AND STRUCTURAL ELEMENTS AND HAVE ROUGH-IN PLUMBING CONNECTIONS OF SUPPLY AND DRAIN PIPES AT 28" TO 29" AFF.
- 6 INSULATE AND PROTECT ALL EXPOSED PIPES AND SUPPLY LINES UNDER REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS AT INITIAL CONSTRUCTION.
- 7 ALL KITCHEN AND BATHROOM FAUCETS, DOORS, AND OPERABLE PARTS SHALL BE LEVER-TYPE AND HAVE MAXIMUM 5 LB FORCE TO OPERATE.
- 8 THE DEPTH OF THE BATHROOM LAVATORY AND KITCHEN SINK BOWLS FROM THE TOP OF THE COUNTER AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES SHALL BE MAX. 6 1/2".
- 9 ADA COMPLIANT TEXTURED GRAB BARS W/ BLOCKING SHALL BE INSTALLED AT INITIAL CONSTRUCTION AT ALL TYPE 504A & AT NON-RESIDENTIAL / COMMON TOILET ROOMS. IN TYPE A UNITS & TYPE B UNITS, GRAB BARS ARE NOT REQUIRED, BUT BLOCKING FOR GRAB BARS IS REQUIRED. EXTEND BLOCKING A MINIMUM OF 6" PAST THE REQUIRED GRAB BAR LENGTH. SEE THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR REQUIRED LOCATIONS. GRAB BARS SHALL BE INSTALLED AFTER TURNOVER BY THE OWNER AT ALL TYPE A ADAPTIBLE UNITS & TYPE B ADAPTIBLE UNITS AT THE REQUEST OF A TENANT.
- 10 AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES, PROVIDE SEPARATE ELECTRICAL SWITCHES FOR THE UNDERCABINET LIGHT (1) AND SEPARATE RANGE HOOD FAN (1) AND LIGHT (1) AT MAX. 46" AFF.
- 11 ALL RANGE HOODS TO INCLUDE TWO NEW LOWPRO FIRESTOP HOOD EXTINGUISHERS.

TYP PLAN LEGEND

- WINDOW TAG. REFER TO WINDOW SCHEDULES.
- STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
- DOOR TAG. REFER TO DOOR SCHEDULES.
- ACCESSIBLE WINDOW WITH A MIN. 30-INCH x 48-INCH CLEAR FLOOR SPACE FOR A PARALLEL OR FORWARD APPROACH. CONTROLS WITH 15-INCH TO 48-INCH AFF AND 5 LB MAX FORCE TO ACTIVATE ALL OPERABLE PARTS.
- 12" DEEP CLOSET SHELF AND HANGING ROD PER TYP PLAN NOTES.

TYP PLAN NOTES

- 1. SEE PROJECT NARRATIVE FOR ALL WORK.
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- 5. ACCESSIBLE CLEARANCES SHOWN IN EXISTING ACCESSIBLE UNITS FOR REFERENCE ONLY.
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- 7. ALL CLOSETS AND STORAGE ROOMS SHALL HAVE A ROD AND A MINIMUM OF ONE 12" DEEP SHELF. (SEE ACTUAL CONFIGURATIONS ON PLANS). ALL TYPE 504A UNITS, TYPE A & NON-RESIDENTIAL SHALL HAVE AN ADDITIONAL SHELF AND ROD AT 48" AFF. SEE A-501.
- 8. PROVIDE FIRE SEALANT AT ALL NEW PENETRATIONS. SEE A-005. REPLACE MISSING OR FAILING SEALANT AS REQ'D.
- 9. ALL METAL COPING TO BE REPLACED. ALL MASONRY COPING TO BE REPAIRED AS REQ'D. SEE STRUCTURAL FOR PARAPET SCOPE.

KEYED PLAN NOTES

- 01 FIRE EXTINGUISHER AND CABINET. WHEN RECESSED OR SEMI-RECESSED IN A FIRE RATED WALL ASSEMBLY / BARRIER, PROVIDE A FIRE RATED CABINET (R-RECESSED MOUNTED, SR-SEMI-RECESSED MOUNTED, SS-SURFACE MOUNTED).
- 02 NEW PRE-FINISHED COLORED ALUM CORNER GUARDS 1-INCH X 1-INCH X 4'-FEET. WHITE MATTE AT WHITE WALLS AND AT ACCENT COLORED WALLS - COLOR TBD BY ARCHITECT.
- 03 NEW ENERGY STAR CERTIFIED HIGH REFLECTIVE WHITE TPO ROOF SYSTEM, TYP. (INCLUDING NEW CODE COMPLIANT INSULATION, SLOPING, DIVERTERS, CRICKETS, AND VENTS).
- 04 SLOPED, PRE-FINISHED METAL COPING CAPS WITH HEMMED DRIP EDGES (COLORS BY ARCH). TYPICAL AT ALL PARAPETS.
- 05 PRE-FINISHED METAL GUTTER (COLOR BY ARCH) SLOPED MIN. 1/16-INCH PER FOOT. ALL GUTTERS ARE 6-INCH, UNO.
- 06 PRE-FINISHED METAL DOWNSPOUT (COLOR BY ARCH) WITH REVERSE BASKET STRAINER. ALL DOWNSPOUTS ARE 6-INCH UNO. REFER TO CIVIL.
- 07 NEW DOOR OPERATOR BUTTONS.
- 08 EXISTING CLAY TILE COPING.
- 09 SPLASH BLOCKS.
- 10 NEW HANDRAIL.
- 11 PROVIDE CURBS AROUND ALL NEW HEAT PUMPS, SEE MECHANICAL.
- 12 LOUVER, SEE MECHANICAL.
- 13 EXISTING TERRA COTTA COPING.

(1) BR - 2nd Floor Enlarged Plan Unit 205 - No Accessibility Unit 305, 405, 505 (SIM.)

(1) BR - 2nd Floor Enlarged Plan Unit 204 - Type A Unit 304, 404, 504 (SIM.)

(2) BR - 2nd Floor Enlarged Plan Unit 201 - No accessibility Unit 301, 401, 501 (SIM.)

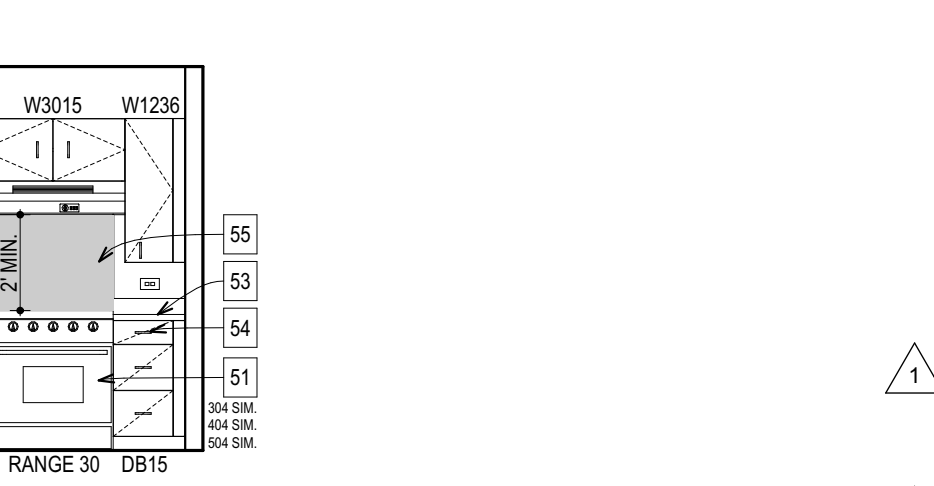
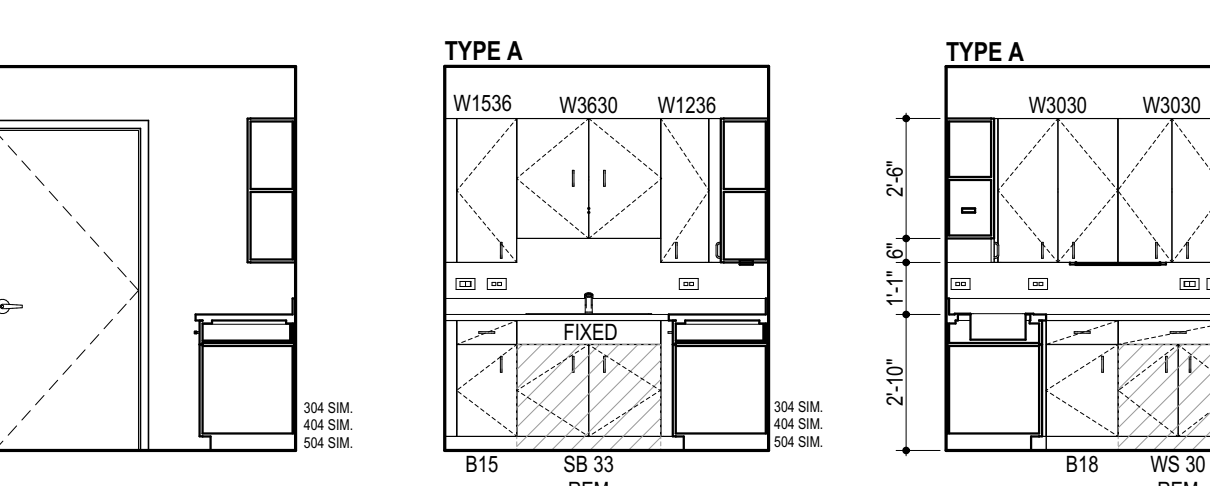
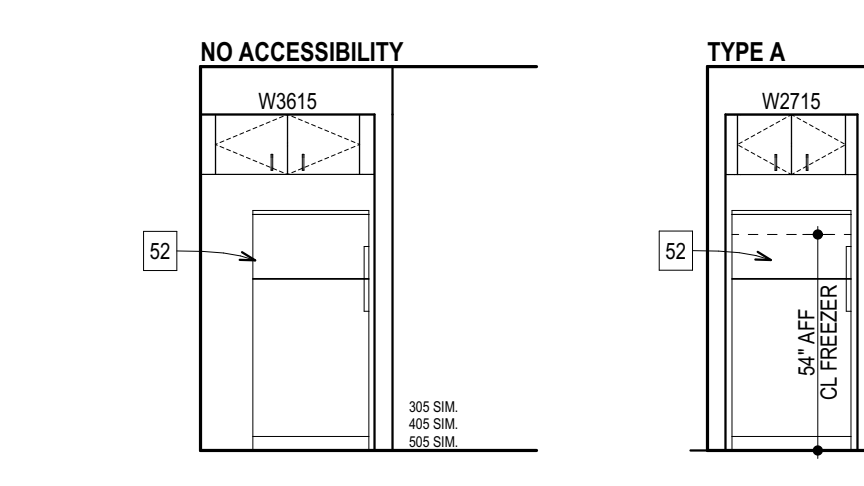
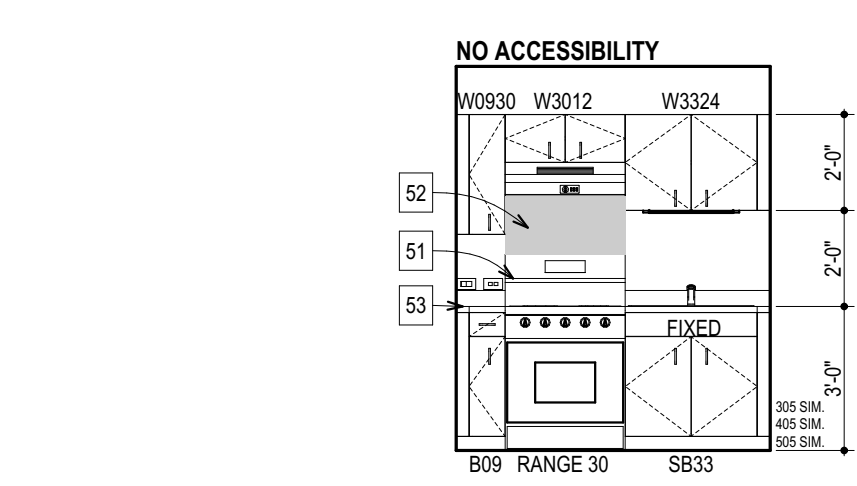
Studio - 2nd Floor Enlarged Plan Unit 207 - No Accessibility Unit 307, 407, 507 (SIM.)

SCALE: 1/4" = 1'-0"

SCALE: 1/4" = 1'-0"

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SCALE: 1/4" = 1'-0"

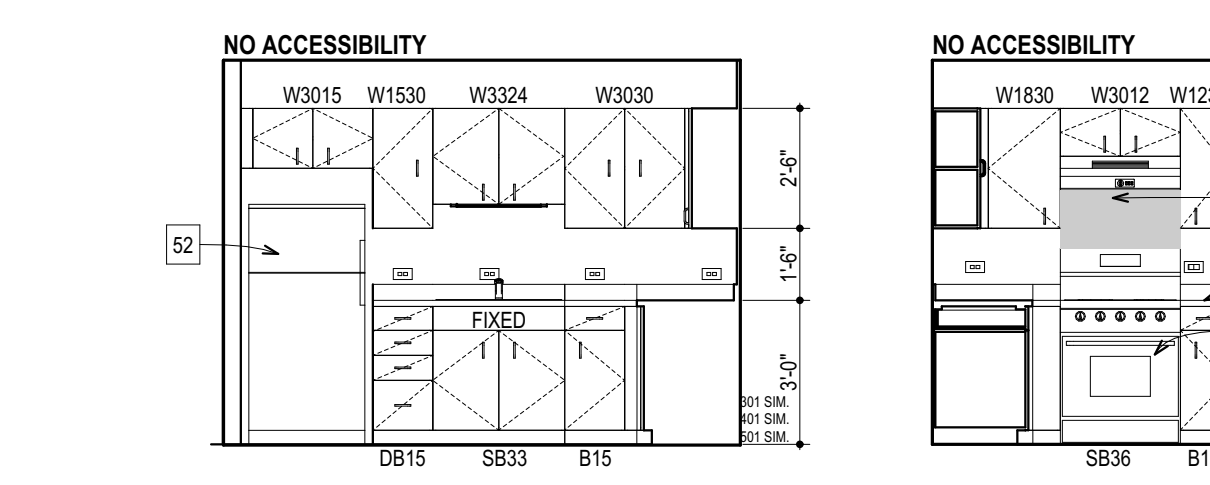


205 - Kitchen SCALE: 1/4" = 1'-0"

205 - Kitchen SCALE: 1/4" = 1'-0"

204 - Kitchen SCALE: 1/4" = 1'-0"

204 - Kitchen SCALE: 1/4" = 1'-0"



201 - Kitchen SCALE: 1/4" = 1'-0"

201 - Kitchen SCALE: 1/4" = 1'-0"

201 - Kitchen SCALE: 1/4" = 1'-0"

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

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Heart of Uptown Apartments

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2218A

Enlarged Unit Plans

A-154

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KEYED INT ELEV NOTES

SEE PLAN NOTES FOR #1-50

- 51 RANGE / OVEN WITH AN ENERGY STAR RATED RANGE HOOD ABOVE. AT TYPE 504 UNITS, TYPE A ADAPTIBLE UNITS, & AT NON-RESIDENTIAL / COMMON SPACES, THE RANGE / OVEN SHALL BE ADA COMPLIANT AND SHALL HAVE FRONT CONTROLS TO PREVENT REACHING ACROSS BURNERS AND A WALL MOUNTED SWITCH TO THE RANGE HOOD LOCATED WITHIN ACCESSIBLE REACH RANGES.
- 52 A COMBINATION ADA COMPLIANT ENERGY STAR RATED REFRIGERATOR AND FREEZER WITH MIN. 50% OF THE FREEZER COMPARTMENT SHELVES (INCLUDING THE BOTTOM OF THE FREEZER) AT MAX. 54" AFF. WHEN THE SHELVES ARE INSTALLED AT THE MAX. HEIGHTS POSSIBLE IN THE COMPARTMENT OR BE A VERTICAL, SIDE-BY-SIDE REFRIGERATOR / FREEZER, TYP.
- 53 1 PIECE SOLID SURFACE COUNTERTOP (NO PLASTIC LAMINATE COUNTERTOP) W/ BULLNOSED EDGES W/ SIDE SPLASHES AND AN INTEGRAL ROLLED FORMED BACKSPASH (NO BACKSPLASHES ON ISLANDS), TYP.
- 54 4" U-PULL CABINETRY HARDWARE AT ALL LOWER AND UPPER CABINETS AT TYPE 504 UNITS, TYPE A ADAPTIBLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, TYP.
- 55 1 PIECE ENAMEL COATED METAL GREASE SHIELD BETWEEN RANGE / OVEN AND THE RANGE HOOD ABOVE. PROVIDE AN ADDITIONAL GREASE SHIELD WHEN THE RANGE / OVEN IS LOCATED ADJACENT TO A SIDE WALL, TYP.
- 56 LAV-1: NEW 1 PIECE CULTURED MARBLE COUNTERTOP WITH OVER FLOW, BACKSPASH AND SIDESPLASH W/ BULLNOSED EDGES, AND INTEGRAL BOWL. INSTALL SINK AS WALL HUNG AT ALL REMOVABLE CABINETS IN TYPE 504A AND TYPE A UNITS SO CABINET CAN BE FULLY REMOVED PROVIDING KNEE CLEARANCE UNDER THE SINK.
- 57 AT TYPE 504 UNITS, TYPE A ADAPTIBLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, THE FLUSH CONTROLS SHALL BE LOCATED ON THE WIDER (OPEN SIDE OF THE TOILET AT MAX. 44" AFF.
- 58 THE TOP OF THE TOILET SEAT AT TYPE 504 UNITS, TYPE A ADAPTIBLE UNITS, NON-RESIDENTIAL & COMMON SPACES SHALL BE LOCATED BETWEEN 17" TO 19" AFF.
- 59 AT TYPE A ADAPTIBLE & NON-RESIDENTIAL / COMMON SPACES, THE BOTTOM OF THE TOILET PAPER DISPENSER SHALL BE MIN. 18" AFF. AND HORIZONTALLY 7" TO 9" FROM THE FACE OF THE TOILET TO THE CENTER OF THE DISPENSER. AT TYPE 504 UNITS, THE CENTERLINE OF THE TOILET PAPER DISPENSER SHALL BE MIN. 19" AFF. AND THE FURTHEST EDGE OF THE TOILET PAPER DISPENSER SHALL BE HORIZONTALLY MAX. 36" FROM THE REAR WALL.
- 60 AT TYPE 504 UNITS & TYPE A ADAPTIBLE UNITS, BATHTUB CONTROLS, OTHER THAN DRAIN STOPPERS, SHALL BE OFFSET AND LOCATED BETWEEN THE BATHTUB RIM AND GRAB BAR LOCATION AND BETWEEN THE OPEN SIDE OF THE BATHTUB AND THE MIDPOINT WIDTH OF THE BATHTUB. ON ALL UNITS PROVIDE A HANDHELD 60" LONG SHOWER HOSE WITH A NON-POSITIVE SHUT-OFF FEATURE ON A MIN. 36" ADJUSTABLE BAR SO THE HANDHELD CAN BE FIXED. THE TOP OF THE LOWEST POINT OF THE OPERABLE PART OF THE HANDHELD TO BE LOCATED AT MAX. 48" AFF.
- 61 AT TYPE 504 UNITS, PROVIDE AN ACCESSIBLE BATHTUB SEAT.
- 62 AT ALL BATHTUBS AND SHOWER STALLS, REPAIR DAMAGED EXISTING TILE IN KIND. SEE FINISH SCHEDULE FOR ADDITIONAL INFORMATION.
- 63 ALL BATHTUBS AND SHOWERS SHALL HAVE A CURVED CURTAIN ROD CENTERED OVER THE BATHTUB AND SHOWER EDGE AND SCREWED INTO THE WALL WITH CONCEALED FASTENERS.
- 64 18" WIDE X 26" HIGH SURFACE MOUNTED MEDICINE CABINET. AT TYPE 504 UNITS, THE TOP SURFACE OF THE LOWEST SHELF OF THE MEDICINE CABINET SHALL BE NO HIGHER THAN 44" AFF. COORDINATE ALL TRADES IN THE WALL.
- 65 NOT USED.
- 66 AT ALL UNITS, PROVIDE ROBE HOOKS AT 60" AFF AND 48" AFF.
- 67 18" TOWEL BAR AT 42" AFF.
- 68 24" TOWEL BAR AT 42" AFF.
- 69 RECESSED ADA COMPLIANT PAPER TOWEL DISPENSER / GARBAGE RECEPTACLE MOUNTED AT 36" AFF TO UNDERSIDE OF TOWEL DISPENSER AT PUBLIC TOILETS ONLY WHERE NOTED.
- 70 PROVIDE A RING TOWEL BAR W/ BLOCKING CONCEALED IN WALL. WHEN LOCATED ON THE SIDES OF REMOVABLE VANITIES LOCATE AT A HEIGHT THAT ATTACHES TO BRACKET AND ALLOWS MIN. 1 1/2" ABOVE THE RING. TYPE 504A AND TYPE A UNITS. LOCATED THE T.O. TOWEL RING AT MAX. 48" AFF. OR LOWER WHERE NOTED. AT ALL OTHER UNITS: HEIGHT TBD.
- 71 NOT USED.
- 72 PROVIDE A DROP DOWN GRAB BAR W/ BLOCKING CONCEALED IN WALL. SEE DETAILS ON A-801.
- 73 NOT USED.
- 74 SOFFIT. SEE RCP'S FOR MORE INFO, TYP.
- 75 GR-R: STAINLESS STEEL GRAB BAR, 18 GAUGE, OUTSIDE DIAMETER OF 1 1/2 INCH. PROVIDE GRAB BARS INSTALLED AT TIME OF CONSTRUCTION WITH REQUIRED BLOCKING AT TYPE 504A UNITS AND PUBLIC TOILETS. PROVIDE BLOCKING ONLY AT TYPE A UNITS.

INT ELEVATION LEGEND

REMOVABLE CABINETS @ TYPE A (REMOVED CABINET BASE AT MOVE-IN @ 504 TYPE A)

TYP INT ELEV NOTES

- 1 REFER TO THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR ADDITIONAL INFORMATION.
- 2 SEE PLANS FOR ACTUAL ROOM SIZE OF THE BATHROOMS. THE INTERIOR ELEVATION ROOM SIZES ARE DIAGRAMMATIC. VERIFY ALL KITCHEN AND BATHROOM DIMENSIONS IN FIELD.
- 3 PER THE CITY OF CHICAGO DEPARTMENT OF HOUSING STANDARDS, ALL KITCHEN AND BATHROOM CABINETS SHALL HAVE SOLID WOOD FACE-FRAMES, SOLID WOOD DOORS, AND DRAWER FRONTS, DOVETAIL OR REINFORCED JOINT CONSTRUCTION DRAWER BOX CONSTRUCTION, AND SOLID PLYWOOD BOX CONSTRUCTION (NO MDF NOR LAMINATE BOXES, CABINET DRAWERS OR DOOR FRONTS ALLOWED). CABINETS SHALL HAVE MINIMUM LEVEL 2 DOORS FEATURING SOLID WOOD FRAMES WITH GENUINE VENEER CENTER PANELS. ALL MILLWORK SHALL MEET ANSICMCA A151.1. ALL CABINET DRAWERS AND DOORS SHALL HAVE ACCESSIBLE HARDWARE.
- 4 ALL EXPOSED CABINET SIDES SHALL BE FINISHED. PROVIDE FILLER CABINET PIECES AS REQUIRED AT ALL GAPS. FILLER PIECES SHALL BE < 3".
- 5 THE FINISHED FLOOR, BASE TRIM AND FINISHED CABINET SIDES SHALL EXTEND UNDERNEATH ALL REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS. PROVIDE BLOCKING TO SUPPORT CABINETS AT INITIAL CONSTRUCTION WITH THE BOTTOM OF CABINET APRONS AT MIN. 28" AFF. REMOVABLE CABINETS MUST BE ABLE TO BE RELOCATED TO 28" TO 36" AFF. WITHOUT CUTTING THE COUNTER OR DAMAGING ADJACENT CABINETS, WALLS, DOORS AND STRUCTURAL ELEMENTS AND HAVE ROUGH-IN PLUMBING CONNECTIONS OF SUPPLY AND DRAIN PIPES AT 28" TO 29" AFF.
- 6 INSULATE AND PROTECT ALL EXPOSED PIPES AND SUPPLY LINES UNDER REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS AT INITIAL CONSTRUCTION.
- 7 ALL KITCHEN AND BATHROOM FAUCETS, DOORS, AND OPERABLE PARTS SHALL BE LEVER-TYPE AND HAVE MAXIMUM 5 LB FORCE TO OPERATE.
- 8 THE DEPTH OF THE BATHROOM LAVATORY AND KITCHEN SINK BOWLS FROM THE TOP OF THE COUNTER AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES SHALL BE MAX. 6 1/2".
- 9 ADA COMPLIANT TEXTURED GRAB BARS W/ BLOCKING SHALL BE INSTALLED AT INITIAL CONSTRUCTION AT ALL TYPE 504A UNITS & AT NON-RESIDENTIAL / COMMON TOILET ROOMS. IN TYPE A UNITS & TYPE B UNITS, GRAB BARS ARE NOT REQUIRED, BUT BLOCKING FOR GRAB BARS IS REQUIRED. EXTEND BLOCKING A MINIMUM OF 6" PAST THE REQUIRED GRAB BAR LENGTH. SEE THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR REQUIRED LOCATIONS. GRAB BARS SHALL BE INSTALLED AFTER TURNOVER BY THE OWNER AT ALL TYPE A ADAPTIBLE UNITS & TYPE B ADAPTIBLE UNITS AT THE REQUEST OF A TENANT.
- 10 AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES, PROVIDE SEPARATE ELECTRICAL SWITCHES FOR THE UNDERCABINET LIGHT (1) AND SEPARATE RANGE HOOD FAN (1) AND LIGHT (1) AT MAX. 46" AFF.
- 11 ALL RANGE HOODS TO INCLUDE TWO NEW LOWPRO FIRESTOP HOOD EXTINGUISHERS.

TYP PLAN LEGEND

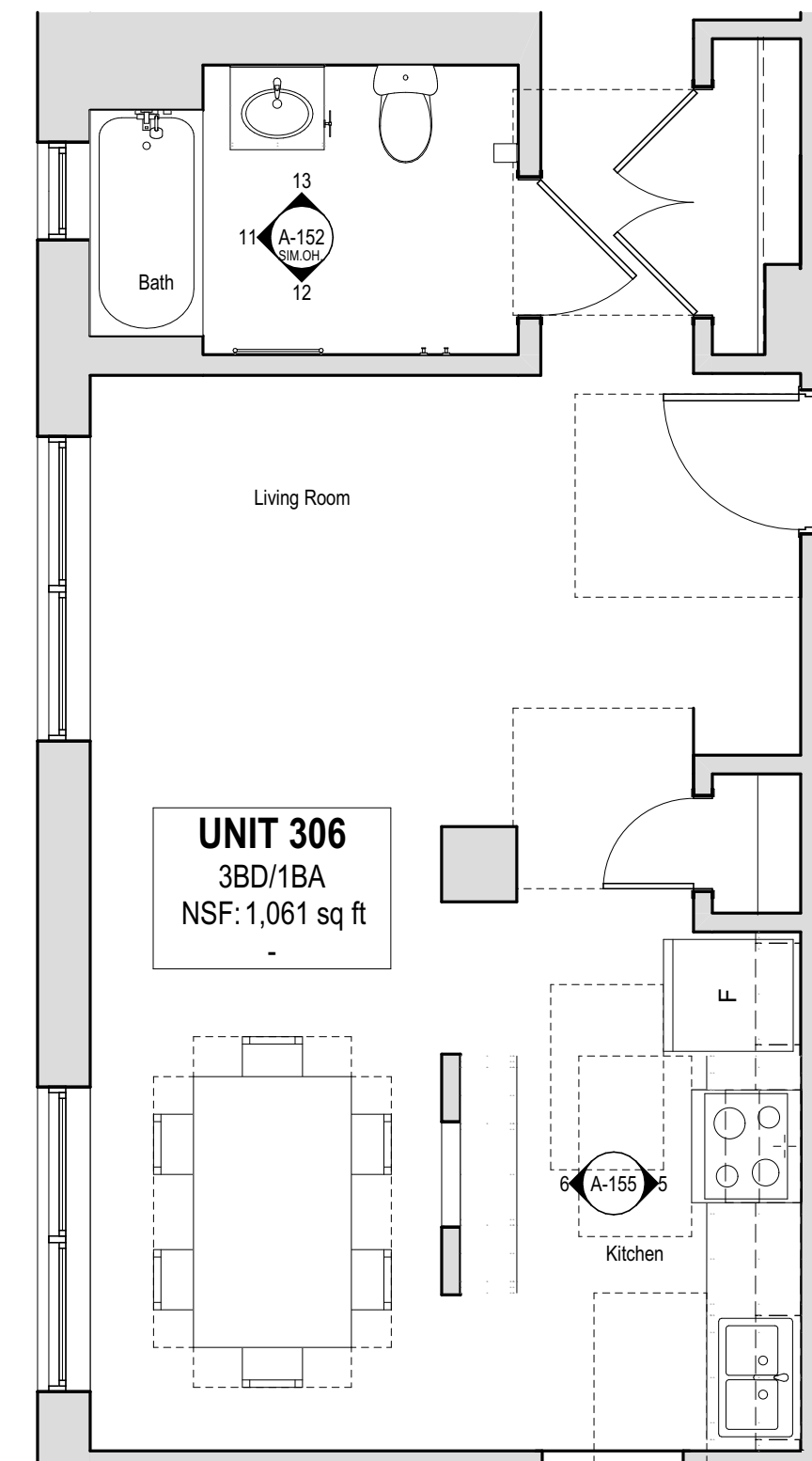
- # WINDOW TAG. REFER TO WINDOW SCHEDULES.
- # STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
- # DOOR TAG. REFER TO DOOR SCHEDULES.
- ACCESSIBLE WINDOW WITH A MIN. 30-INCH x 48-INCH CLEAR FLOOR SPACE FOR A PARALLEL OR FORWARD APPROACH. CONTROLS WITH 15-INCH TO 48-INCH AFF AND 5 LB MAX FORCE TO ACTIVATE ALL OPERABLE PARTS.
- 12 DEEP CLOSET SHELF AND HANGING ROD PER TYP PLAN NOTES.

TYP PLAN NOTES

- 1. SEE PROJECT NARRATIVE FOR ALL WORK.
- 2. ALL DIMENSIONS, NOTES, KEYS, TAGS, ETC. ARE SAME AS 1ST OR TYPICAL FLOOR, UNO.
- 3. DIMENSIONS ARE FOR REFERENCE ONLY AND SHOULD BE VIF.
- 4. PLANS SHOW EXISTING DESIGNATED "ACCESSIBLE" UNITS. ADDITIONAL TYPE 504A, TYPE A, AND HEARING & VISUALLY IMPAIRED UNITS SHALL BE DESIGNATED PER THE UNIT MATRIX AND MADE ACCESSIBLE TO THE EXTENT FEASIBLE.
- 5. ACCESSIBLE CLEARANCES SHOWN IN EXISTING ACCESSIBLE UNITS FOR REFERENCE ONLY.
- 6. IN ALL UNITS, EXCEPT IN KITCHENS AND BATHROOMS, AT LEAST ONE OPERABLE WINDOW IN EACH ROOM SHALL BE ACCESSIBLE.
- 7. ALL CLOSETS AND STORAGE ROOMS SHALL HAVE A ROD AND A MINIMUM OF ONE 12" DEEP SHELF (SEE ACTUAL CONFIGURATIONS ON PLANS). ALL TYPE 504A UNITS, TYPE A & NON-RESIDENTIAL SHALL HAVE AN ADDITIONAL SHELF AND ROD AT 48" AFF. SEE A-501.
- 8. PROVIDE FIRE SEALANT AT ALL NEW PENETRATIONS. SEE A-005. REPLACE MISSING OR FAILING SEALANT AS REQ'D.
- 9. ALL METAL COPING TO BE REPLACED. ALL MASONRY COPING TO BE REPAIRED AS REQ'D. SEE STRUCTURAL FOR PARAPET SCOPE.

KEYED PLAN NOTES

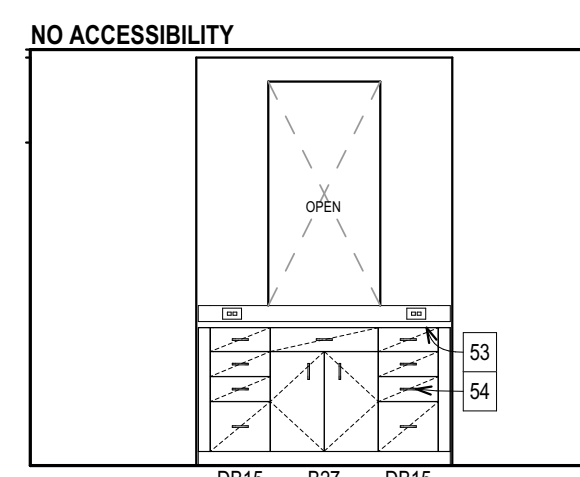
- 01 FIRE EXTINGUISHER AND CABINET. WHEN RECESSED OR SEMI-RECESSED IN A FIRE RATED WALL ASSEMBLY / BARRIER, PROVIDE A FIRE RATED CABINET. F=RECESSED MOUNTED, SR=SEMI-RECESSED MOUNTED, S=SURFACE MOUNTED.
- 02 NEW PRE-FINISHED COLORED ALUM CORNER GUARDS 1-INCH X 1-INCH X 4'-FEET. WHITE MATTE AT WHITE WALLS AND AT ACCENT COLORED WALLS - COLOR TBD BY ARCHITECT.
- 03 NEW ENERGY STAR CERTIFIED HIGH REFLECTIVE WHITE TPO ROOF SYSTEM, TYP. (INCLUDING NEW CODE COMPLIANT INSULATION, SLOPING, DIVERTERS, CRICKETS, AND VENTS.)
- 04 SLOPED, PRE-FINISHED METAL COPING CAPS WITH HEMMED DRIP EDGES (COLORS BY ARCH). TYPICAL AT ALL PARAPETS.
- 05 PRE-FINISHED METAL GUTTER (COLOR BY ARCH) SLOPED MIN. 1/16-INCH PER FOOT. ALL GUTTERS ARE 6-INCH, UNO.
- 06 PRE-FINISHED METAL DOWNSPOUT (COLOR BY ARCH) WITH REVERSE BASKET STRAINER. ALL DOWNSPOUTS ARE 6-INCH UNO. REFER TO CIVIL.
- 07 NEW DOOR OPERATOR BUTTONS
- 08 EXISTING CLAY TILE COPING
- 09 SPLASH BLOCKS
- 10 NEW HANDRAIL
- 11 PROVIDE CURBS AROUND ALL NEW HEAT PUMPS, SEE MECHANICAL.
- 12 LOUVER, SEE MECHANICAL.
- 13 EXISTING TERRA COTTA COPING



(3) BR - 3rd Floor Enlarged Partial Plan Unit 306 - No Accessibility

4

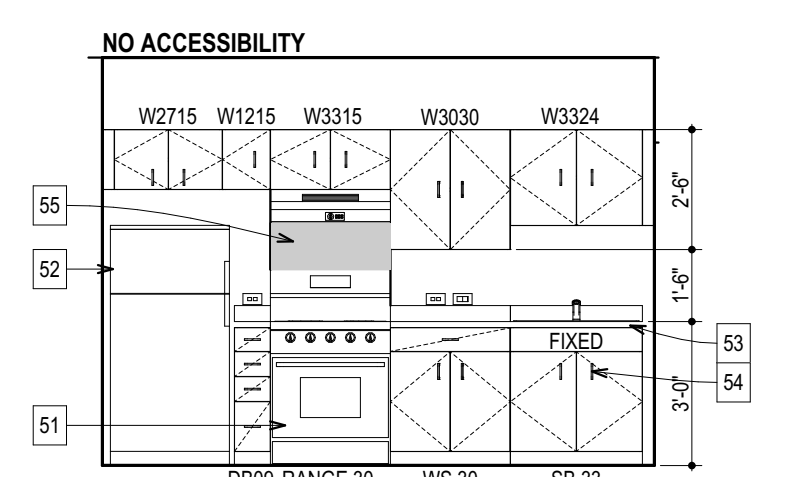
SCALE: 1/4" = 1'-0"



306 - Kitchen

6

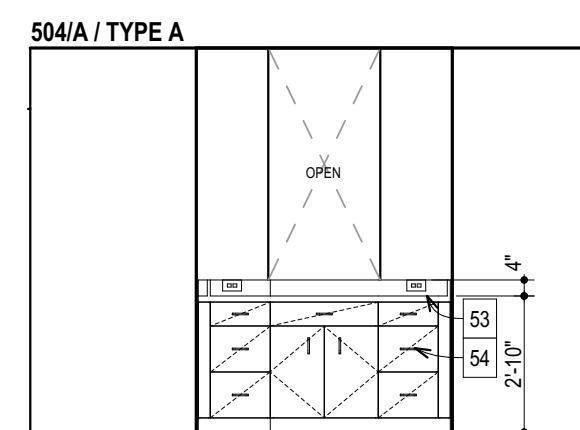
SCALE: 1/4" = 1'-0"



306 - Kitchen

5

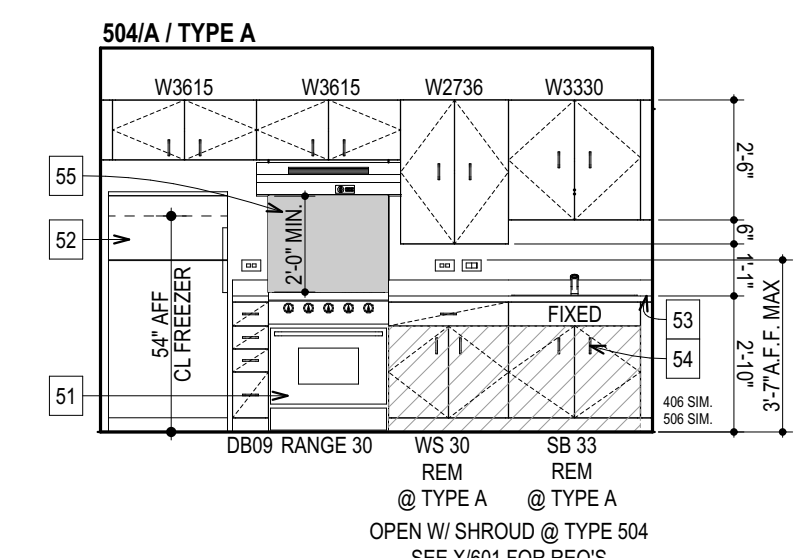
SCALE: 1/4" = 1'-0"



206 - Kitchen

3

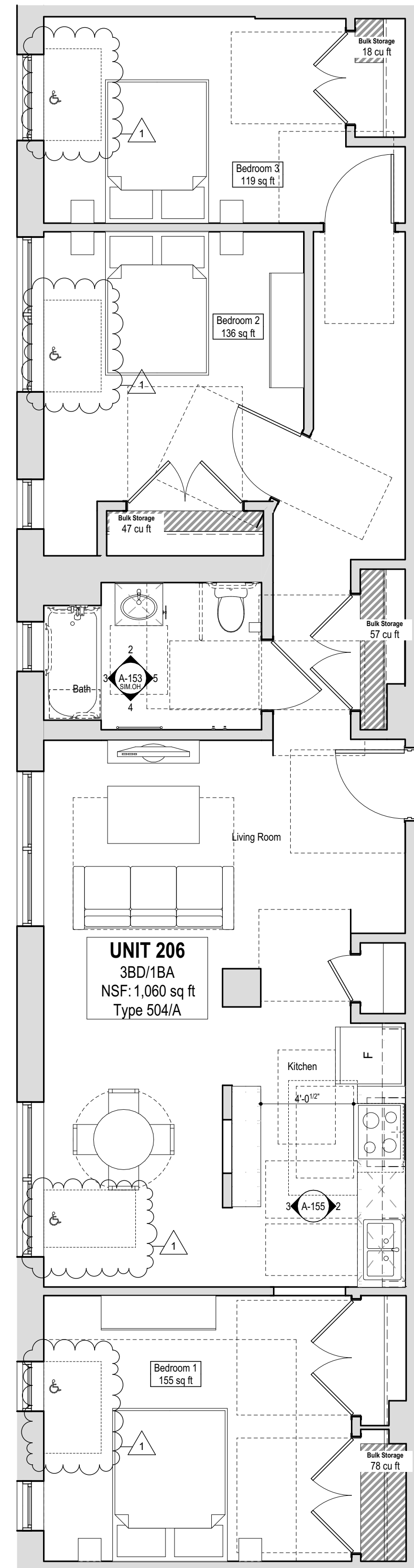
SCALE: 1/4" = 1'-0"



206 - Kitchen

2

SCALE: 1/4" = 1'-0"



(3) BR - 2nd Floor Enlarged Plan Unit 206 - 504/Type A Unit 306, 506 (SIM.)

1

SCALE: 1/4" = 1'-0"

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02
2024.01.03

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Heart of Uptown Apartments

927 W Wilson Ave
Chicago, IL 60640

2218A

Enlarged Unit Plans

A-155

KEYED INT ELEV NOTES

SEE PLAN NOTES FOR #1-50

- 51 RANGE / OVEN WITH AN ENERGY STAR RATED RANGE HOOD ABOVE. AT TYPE 504 UNITS, TYPE A ADAPTIBLE UNITS, & AT NON-RESIDENTIAL / COMMON SPACES, THE RANGE / OVEN SHALL BE ADA COMPLIANT AND SHALL HAVE FRONT CONTROLS TO PREVENT REACHING ACROSS BURNERS AND A WALL MOUNTED SWITCH TO THE RANGE HOOD LOCATED WITHIN ACCESSIBLE REACH RANGES.
- 52 A COMBINATION ADA COMPLIANT ENERGY STAR RATED REFRIGERATOR AND FREEZER WITH MIN. 50% OF THE FREEZER COMPARTMENT SHELVES (INCLUDING THE BOTTOM OF THE FREEZER) AT MAX. 54" AFF. WHEN THE SHELVES ARE INSTALLED AT THE MAX. HEIGHTS POSSIBLE IN THE COMPARTMENT OR BE A VERTICAL, SIDE-BY-SIDE REFRIGERATOR / FREEZER TYPE.
- 53 1 PIECE SOLID SURFACE COUNTERTOP (NO PLASTIC LAMINATE COUNTERTOP) W/ BULLNOSED EDGES W/ SIDE SPLASHES AND AN INTEGRAL ROLLED FORMED BACKSPLASH (NO BACKSPLASHES ON ISLANDS), TYP.
- 54 4" U-PULL CABINETS AT ALL LOWER AND UPPER CABINETS AT TYPE 504 UNITS, TYPE A ADAPTIBLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, TYP.
- 55 1 PIECE ENAMEL COATED METAL GREASE SHIELD BETWEEN RANGE / OVEN AND THE RANGE HOOD ABOVE. PROVIDE AN ADDITIONAL GREASE SHIELD WHEN THE RANGE / OVEN IS LOCATED ADJACENT TO A SIDE WALL, TYP.
- 56 LAV-1: NEW 1 PIECE CULTURED MARBLE COUNTERTOP WITH OVER FLOW, BACKSPLASH AND SIDESPLASH W/ BULLNOSED EDGES, AND INTEGRAL BOWL. INSTALL SINK AS WALL HUNG AT ALL REMOVABLE CABINETS IN TYPE 504A AND TYPE A UNITS SO CABINET CAN BE FULLY REMOVED PROVIDING KNEE CLEARANCE UNDER THE SINK.
- 57 AT TYPE 504 UNITS, TYPE A ADAPTIBLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, THE FLUSH CONTROLS SHALL BE LOCATED ON THE WIDER (OPEN SIDE OF THE TOILET) AT MAX. 44" AFF.
- 58 THE TOP OF THE TOILET SEAT AT TYPE 504 UNITS, TYPE A ADAPTIBLE UNITS, NON-RESIDENTIAL & COMMON SPACES SHALL BE LOCATED BETWEEN 17" TO 19" AFF.
- 59 AT TYPE A ADAPTIBLE & NON-RESIDENTIAL / COMMON SPACES, THE BOTTOM OF THE TOILET PAPER DISPENSER SHALL BE MIN. 18" AFF. AND HORIZONTALLY 7" TO 9" FROM THE FACE OF THE TOILET TO THE CENTER OF THE DISPENSER. AT TYPE 504 UNITS, THE CENTERLINE OF THE TOILET PAPER DISPENSER SHALL BE MIN. 19" AFF. AND THE FURTHEST EDGE OF THE TOILET PAPER DISPENSER SHALL BE HORIZONTALLY MAX. 36" FROM THE REAR WALL.
- 60 AT TYPE 504 UNITS & TYPE A ADAPTIBLE UNITS, BATHTUB CONTROLS, OTHER THAN DRAIN STOPPERS, SHALL BE OFFSET AND LOCATED BETWEEN THE BATHTUB RIM AND GRAB BAR LOCATION AND BETWEEN THE OPEN SIDE OF THE BATHTUB AND THE MIDPOINT WIDTH OF THE BATHTUB. ON ALL UNITS PROVIDE A HANDHELD 60" LONG SHOWER HOSE WITH A NON-POSITIVE SHUT-OFF FEATURE ON A MIN. 36" ADJUSTABLE BAR SO THE HANDHELD CAN BE FIXED. THE TOP OF THE LOWEST POINT OF THE OPERABLE PART OF THE HANDHELD TO BE LOCATED AT MAX. 48" AFF.
- 61 AT TYPE 504 UNITS, PROVIDE AN ACCESSIBLE BATHTUB SEAT.
- 62 AT ALL BATHTUBS AND SHOWER STALLS, REPAIR DAMAGED EXISTING TILE IN KIND. SEE FINISH SCHEDULE FOR ADDITIONAL INFORMATION.
- 63 ALL BATHTUBS AND SHOWERS SHALL HAVE A CURVED CURTAIN ROD CENTERED OVER THE BATHTUB AND SHOWER EDGE AND SCREWED INTO THE WALL WITH CONCEALED FASTENERS.
- 64 18" WIDE X 26" HIGH SURFACE MOUNTED MEDICINE CABINET. AT TYPE 504 UNITS, THE TOP SURFACE OF THE LOWEST SHELF OF THE MEDICINE CABINET SHALL BE NO HIGHER THAN 44" AFF. COORDINATE ALL TRADES IN THE WALL.
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- 66 AT ALL UNITS, PROVIDE ROBE HOOKS AT 60" AFF AND 48" AFF.
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- 69 RECESSED ADA COMPLIANT PAPER TOWEL DISPENSER / GARBAGE RECEPTACLE MOUNTED AT 36" AFF TO UNDERSIDE OF TOWEL DISPENSER AT PUBLIC TOILETS ONLY WHERE NOTED.
- 70 PROVIDE A RING TOWEL BAR W/ BLOCKING CONCEALED IN WALL. WHEN LOCATED ON THE SIDES OF REMOVABLE VANITIES LOCATE AT A HEIGHT THAT ATTACHES TO BRACKET AND ALLOWS MIN. 1 1/2" ABOVE THE RING. TYPE 504A AND TYPE A UNITS. LOCATED THE T.O. TOWEL RING AT MAX. 48" AFF. OR LOWER WHERE NOTED. AT ALL OTHER UNITS: HEIGHT TBD.
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- 75 GR-R: STAINLESS STEEL GRAB BAR, 18 GAUGE, OUTSIDE DIAMETER OF 1 1/2 INCH. PROVIDE GRAB BARS INSTALLED AT TIME OF CONSTRUCTION WITH REQUIRED BLOCKING AT TYPE 504A UNITS AND PUBLIC TOILETS. PROVIDE BLOCKING ONLY AT TYPE A UNITS.

INT ELEVATION LEGEND

REMOVABLE CABINETS @ TYPE A (REMOVED CABINET BASE AT MOVE-IN @ 504 TYPE A)

TYP INT ELEV NOTES

- 1 REFER TO THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR ADDITIONAL INFORMATION.
- 2 SEE PLANS FOR ACTUAL ROOM SIZE OF THE BATHROOMS. THE INTERIOR ELEVATION ROOM SIZES ARE DIAGRAMMATIC. VERIFY ALL KITCHEN AND BATHROOM DIMENSIONS IN FIELD.
- 3 PER THE CITY OF CHICAGO DEPARTMENT OF HOUSING STANDARDS, ALL KITCHEN AND BATHROOM CABINETS SHALL HAVE SOLID WOOD FACE-FRAMES, SOLID WOOD DOORS, AND DRAWER FRONTS, DOVETAIL OR REINFORCED JOINT CONSTRUCTION DRAWER BOX CONSTRUCTION, AND SOLID PLYWOOD BOX CONSTRUCTION (NO MDF NOR LAMINATE BOXES, CABINET DRAWERS OR DOOR FRONTS ALLOWED). CABINETS SHALL HAVE MINIMUM LEVEL 2 DOORS FEATURING SOLID WOOD FRAMES WITH GENUINE VENEER CENTER PANELS. ALL MILLWORK SHALL MEET ANSICMCA A151.1. ALL CABINET DRAWERS AND DOORS SHALL HAVE ACCESSIBLE HARDWARE.
- 4 ALL EXPOSED CABINET SIDES SHALL BE FINISHED. PROVIDE FILLER CABINET PIECES AS REQUIRED AT ALL GAPS. FILLER PIECES SHALL BE < 3".
- 5 THE FINISHED FLOOR, BASE TRIM AND FINISHED CABINET SIDES SHALL EXTEND UNDERNEATH ALL REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS. PROVIDE BLOCKING TO SUPPORT CABINETS AT INITIAL CONSTRUCTION WITH THE BOTTOM OF CABINET APRONS AT MIN. 29" AFF. REMOVABLE CABINETS MUST BE ABLE TO BE RELOCATED TO 29" TO 36" AFF. WITHOUT CUTTING THE COUNTER OR DAMAGING ADJACENT CABINETS, WALLS, DOORS AND STRUCTURAL ELEMENTS AND HAVE ROUGH-IN PLUMBING CONNECTIONS OF SUPPLY AND DRAIN PIPES AT 28" TO 29" AFF.
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- 8 THE DEPTH OF THE BATHROOM LAVATORY AND KITCHEN SINK BOWLS FROM THE TOP OF THE COUNTER AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES SHALL BE MAX. 6 1/2".
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TYP PLAN LEGEND

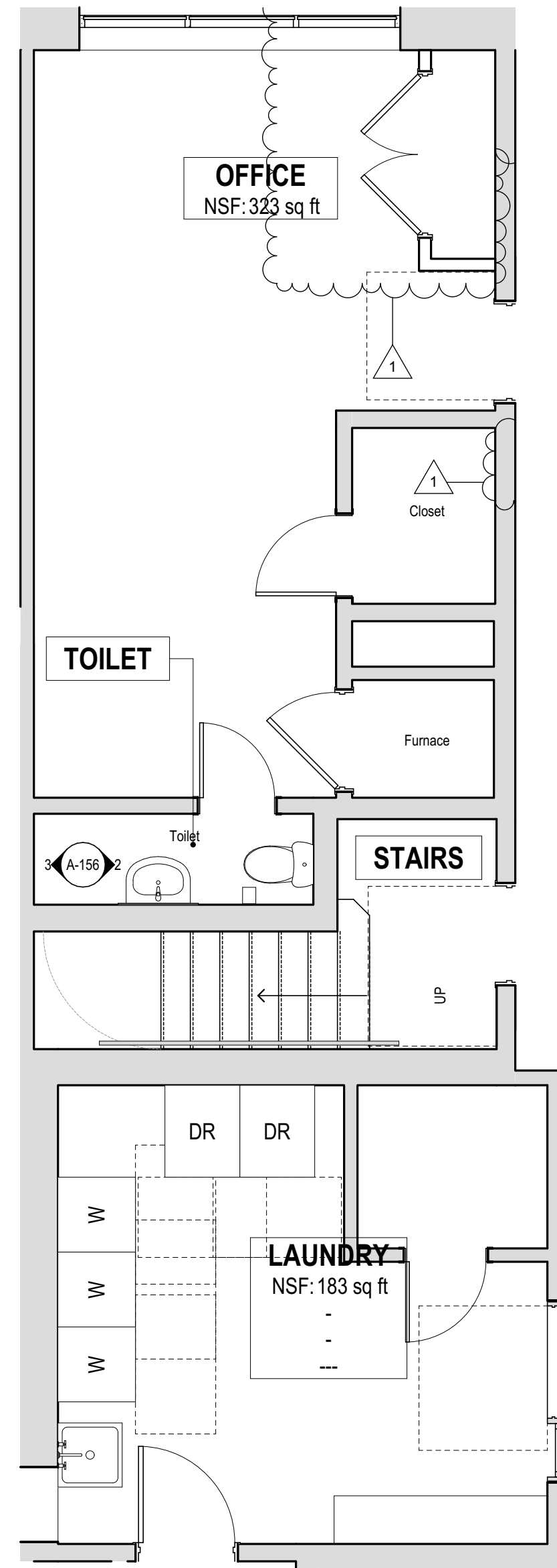
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- ACCESSIBLE WINDOW WITH A MIN. 30-INCH x 48-INCH CLEAR FLOOR SPACE FOR A PARALLEL OR FORWARD APPROACH. CONTROLS WITH 15-INCH TO 48-INCH AFF AND 5 LB MAX FORCE TO ACTIVATE ALL OPERABLE PARTS.
- 12" DEEP CLOSET SHELF AND HANGING ROD PER TYP PLAN NOTES.

TYP PLAN NOTES

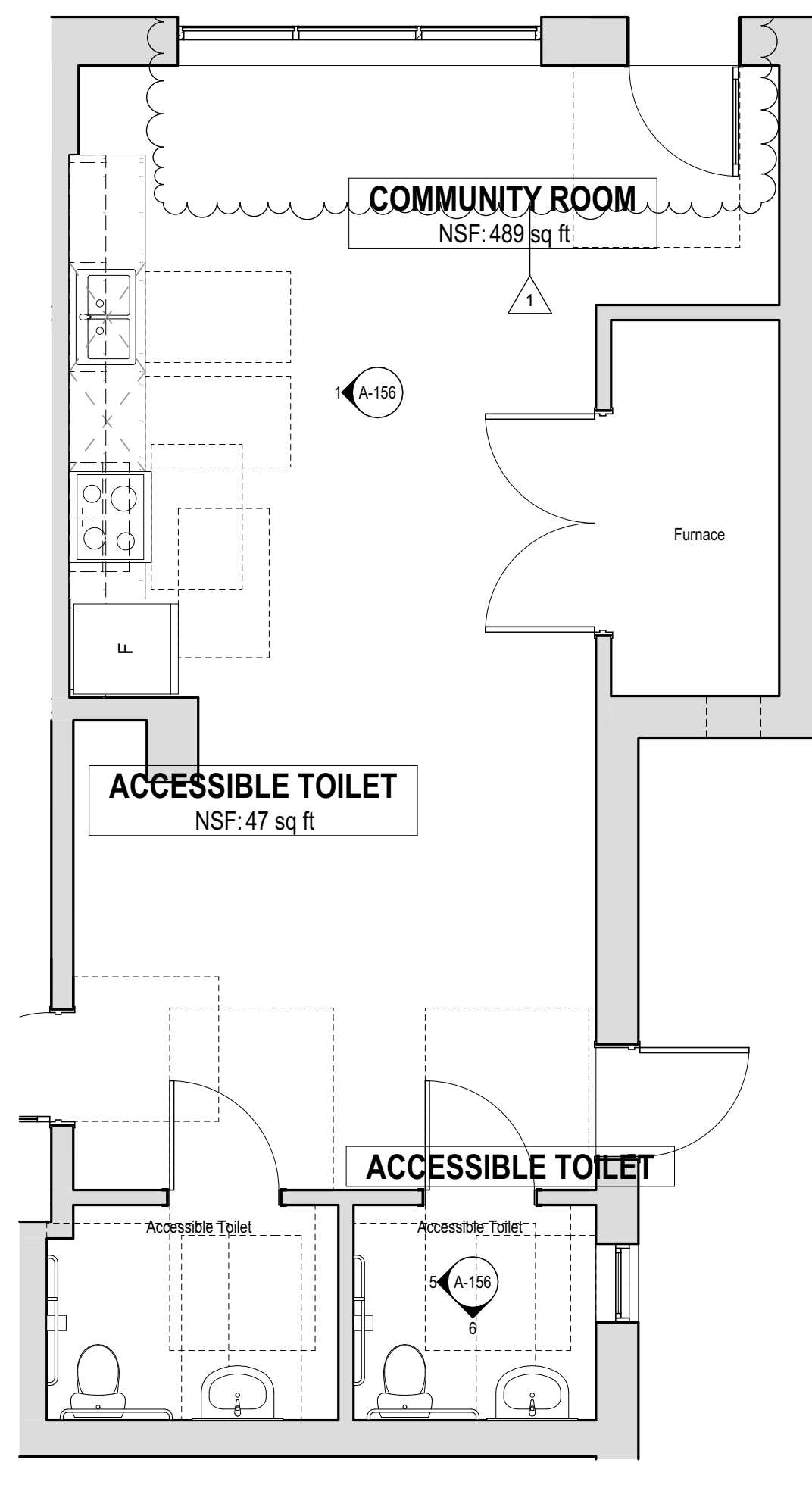
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KEYED PLAN NOTES

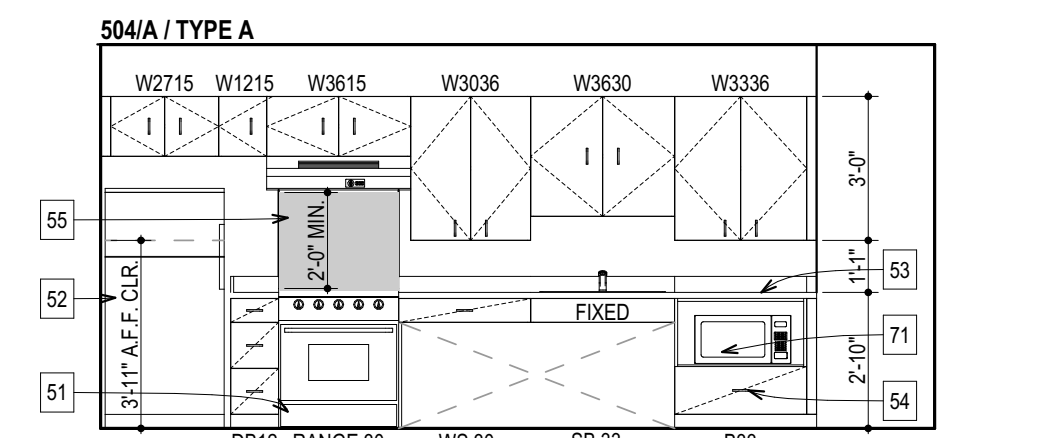
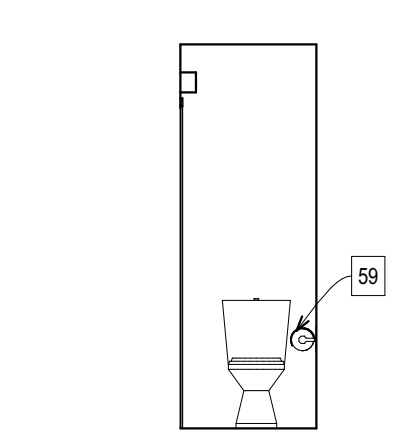
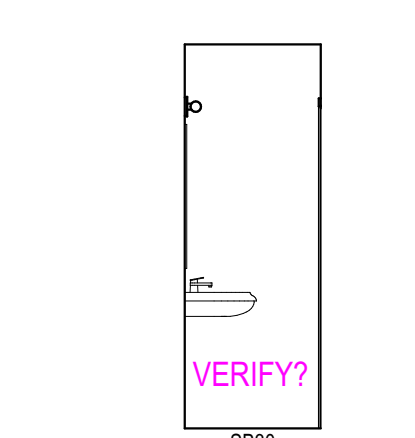
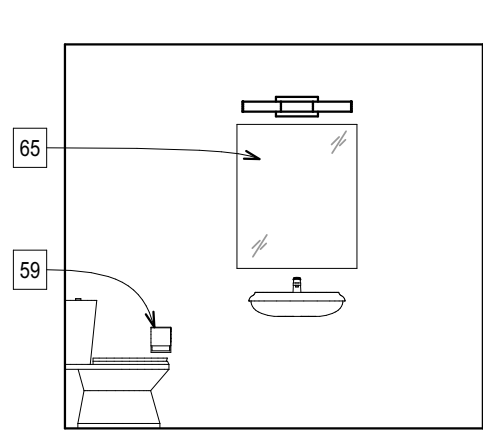
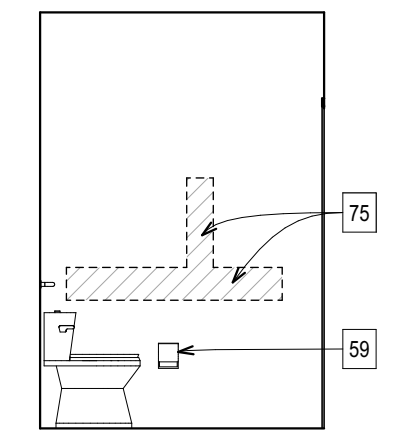
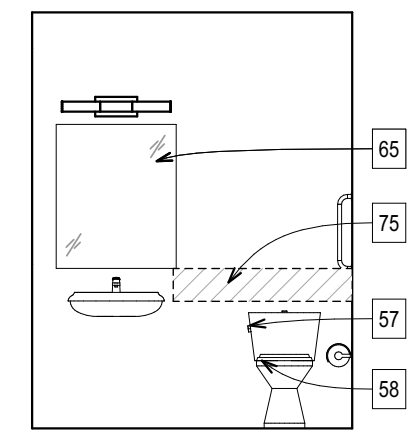
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- 10 NEW HANDRAIL
- 11 PROVIDE CURBS AROUND ALL NEW HEAT PUMPS, SEE MECHANICAL.
- 12 LOUVER, SEE MECHANICAL.
- 13 EXISTING TERRA COTTA COPING



8 Office, Office Toilets, Laundry Room 1st Floor Enlarged Plan
SCALE: 1/4" = 1'-0"



7 Community Room Kitchen Accessible Toilets 1st Floor Enlarged Plan
SCALE: 1/4" = 1'-0"



6 Accessible Toilet
SCALE: 1/4" = 1'-0"

5 Accessible Toilet
SCALE: 1/4" = 1'-0"

4 Office Toilet
SCALE: 1/4" = 1'-0"

3 Office Toilet
SCALE: 1/4" = 1'-0"

2 Office Toilet
SCALE: 1/4" = 1'-0"

1 Community Room Kitchen
SCALE: 1/4" = 1'-0"

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Heart of Uptown Apartments

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Chicago, IL 60640

2218A

Enlarged Unit Plans

A-156

ELEVATION LEGEND

- EXISTING BRICK VENEER
- ACCESSIBLE WINDOW WITH A MIN. 30" x 48" CLEAR FLOOR SPACE FOR A PARALLEL OR FORWARD APPROACH, CONTROLS WITH 15"-48" AFF. AND 5 LB MAX FORCE TO ACTIVATE ALL OPERABLE PARTS.
- INTERCOM IN ALIGNMENT WITH A BRICK COURSE WITH TOP OF CONTROLS AT 48" MAX. ABOVE SIDEWALK. SEE PLANS FOR LOCATIONS. REFER TO ELECTRICAL FOR ADDITIONAL INFORMATION.
- WINDOW TAG. REFER TO WINDOW SCHEDULES.
- STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
- DOOR TAG. REFER TO DOOR SCHEDULES.

MASONRY SCOPE

NORTH ELEVATION

1. INSPECT TERRA COTTA, REPAIR AS NEEDED AND CLEAN
2. REPLACE CRACKED TC SPIRAL UNITS & ASHLARS BELOW WATER TABLE

EAST ELEVATION

1. SCATTERED BRICK REPLACEMENT & CONCRETE REPAIRS THROUGHOUT ELEVATION. ASSUME 500 SF GRINDING & TUCK-POINTING, 250 SF CONCRETE REPAIR & 150 SF BRICK REPLACEMENT
2. SOUTH FACING PARAPET TO BE REBUILT (6 LF) INCL. ADDITIONAL 4 LF OF VENEER BELOW WHERE PARGE IS TO BE REMOVED
3. REPLACE DETERIORATED BRICK AND REBUILD SECTION OF PARAPET ON NORTH END
4. GRIND & TUCK-POINT WASHED OUT JOINTS ON NORTH END
5. PROVIDE VERTICAL SOFT JOINT WHERE COMMON BRICK MEETS FACE BRICK

SOUTH ELEVATION

1. REPLACE LINTEL @ MAIN DOOR, INCL. BRICK REPLACEMENT AT JAMBS
2. CONCRETE HEAD @ TOP FL. ABOVE WINDOW NEEDS TO BE REPAIRED

WEST ELEVATION

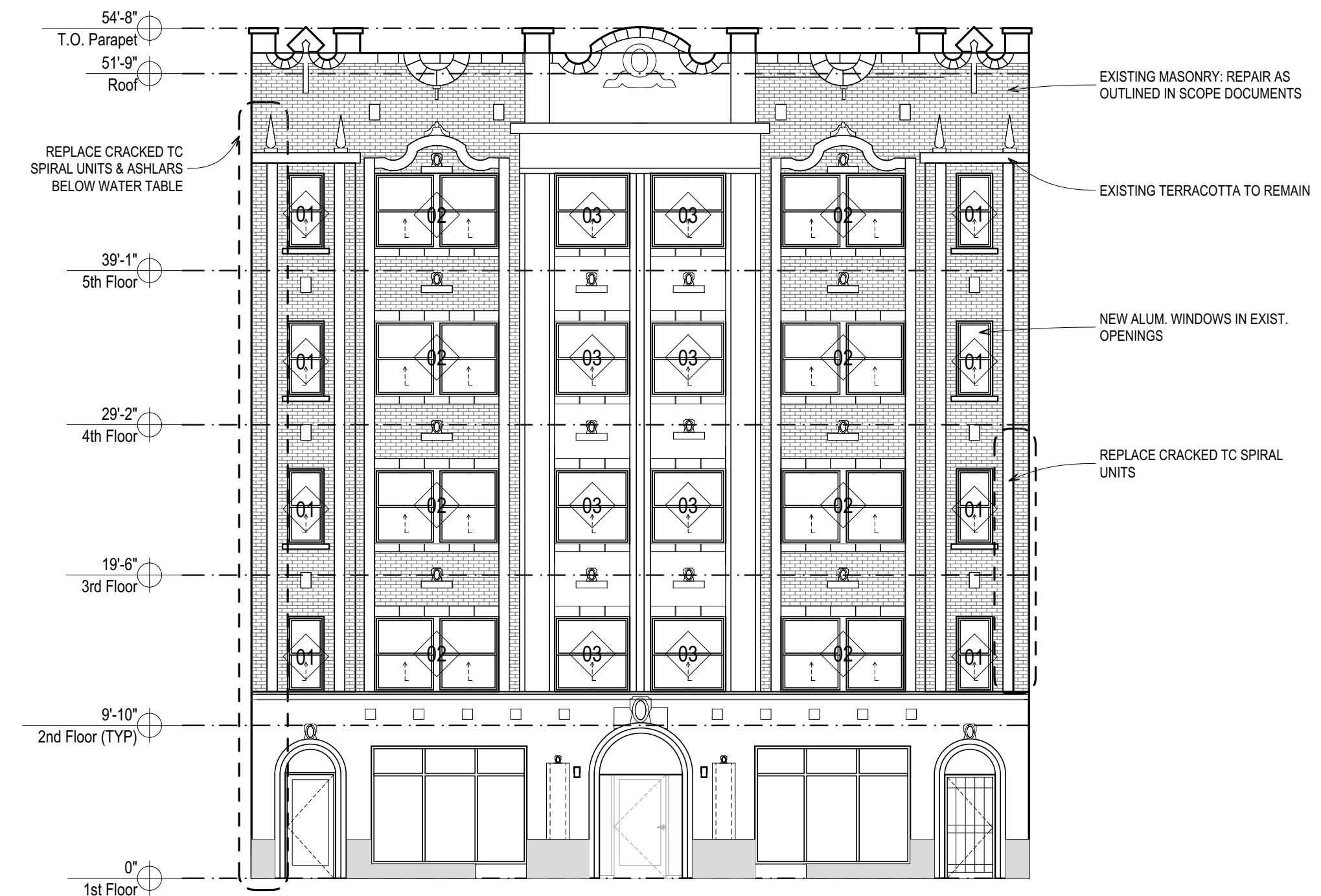
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2. SOUTH FACING PARAPET TO BE REBUILT INCL. ADDITIONAL 4 LF OF VENEER BELOW WHERE PARGE IS TO BE REMOVED
3. REPLACE DETERIORATED BRICK AND REBUILD SECTION OF PARAPET ON NORTH END
4. GRIND & TUCK-POINT WASHED OUT JOINTS ON NORTH END
5. PROVIDE VERTICAL SOFT JOINT WHERE COMMON BRICK MEETS FACE BRICK

ALL ELEVATIONS

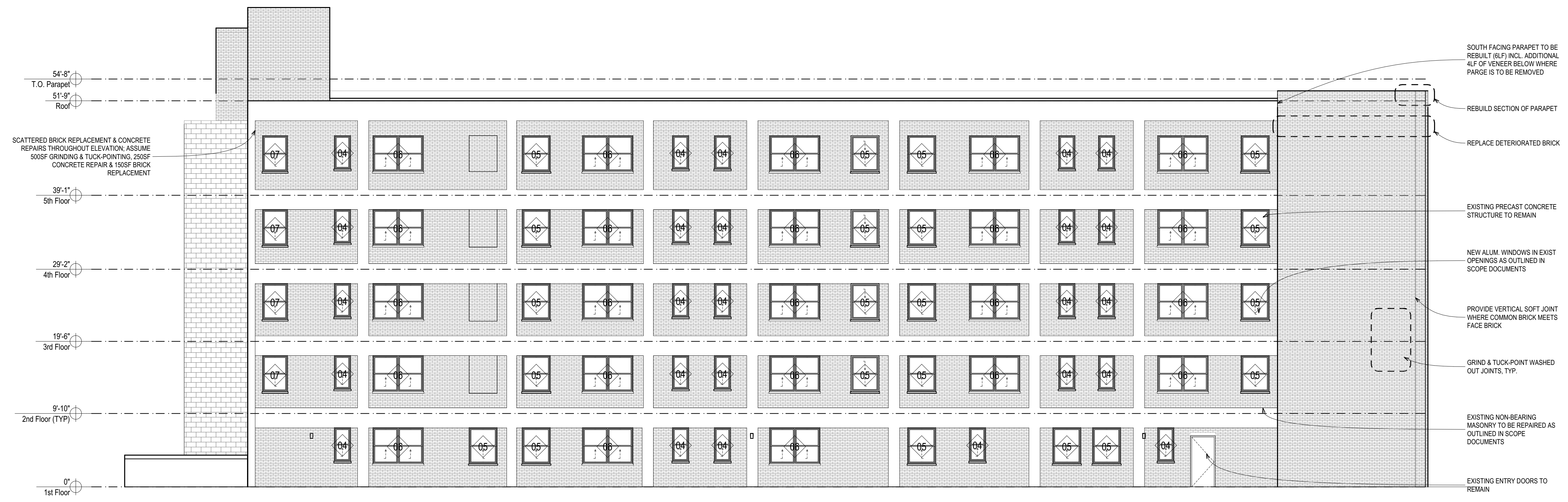
1. INSPECT LINTELS, CLEAN AND/OR REPLACE WHERE CORROSION IS NOTED
2. ALL SKY-FACING JOINTS IN EXISTING LIMESTONE SHOULD BE GROUND OUT AND CAULKED
3. ALL ACCENT STONE BANDS, COJONS, AND ENTRANCES SHOULD RECEIVE A LIGHT RESTORATION WASH

KEYED ELEV NOTES

- 01 ONE PIECE 4" HIGH SLOPED CAST STONE SILL WITH DRIP KERF AT ALL WINDOW AND DOORS IN MASONRY, TYP.
- 02 FIELD PRIMED AND PAINTED GAS METERS.
- 03 NOT USED
- 04 NOT USED
- 05 SLOPED, PRE-FINISHED METAL COPING CAPS WITH HEMMED DRIP EDGES (COLORS BY ARCH), TYPICAL AT ALL PARAPETS.
- 06 EXISTING COPING TO REMAIN
- 07 4" HIGH ADHESIVE VINYL ADDRESS INSTALLED AT INTERIOR FACE OF GLASS AT VESTIBULE, TYPICAL AT ALL FRONT UNIT ENTRY DOORS.
- 08 LOUVER, SEE MECHANICAL



2 North Elevation
SCALE: 1/8" = 1'-0"



1 East Elevation
SCALE: 1/8" = 1'-0"

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

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Building Elevations

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ELEVATION LEGEND

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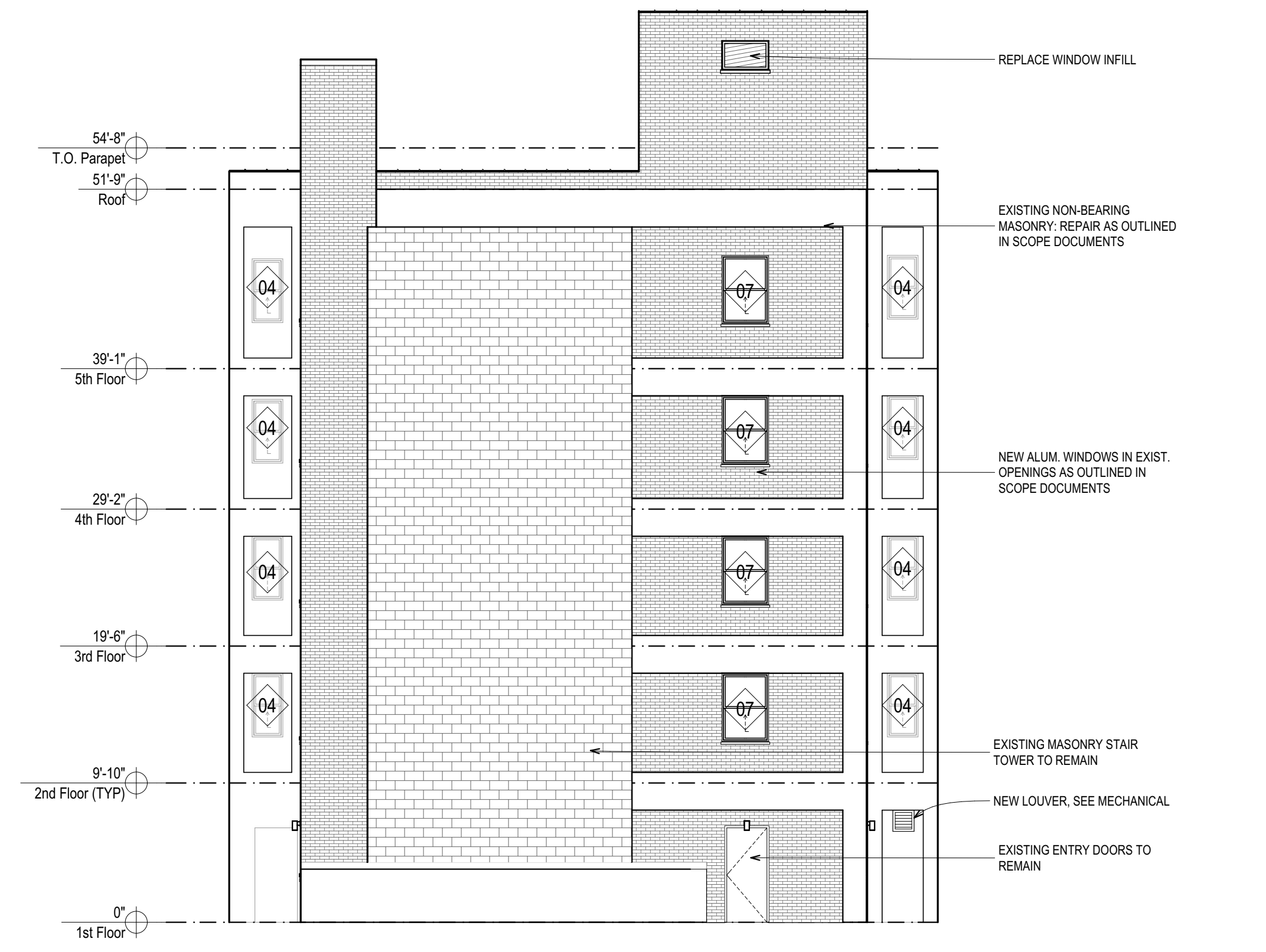
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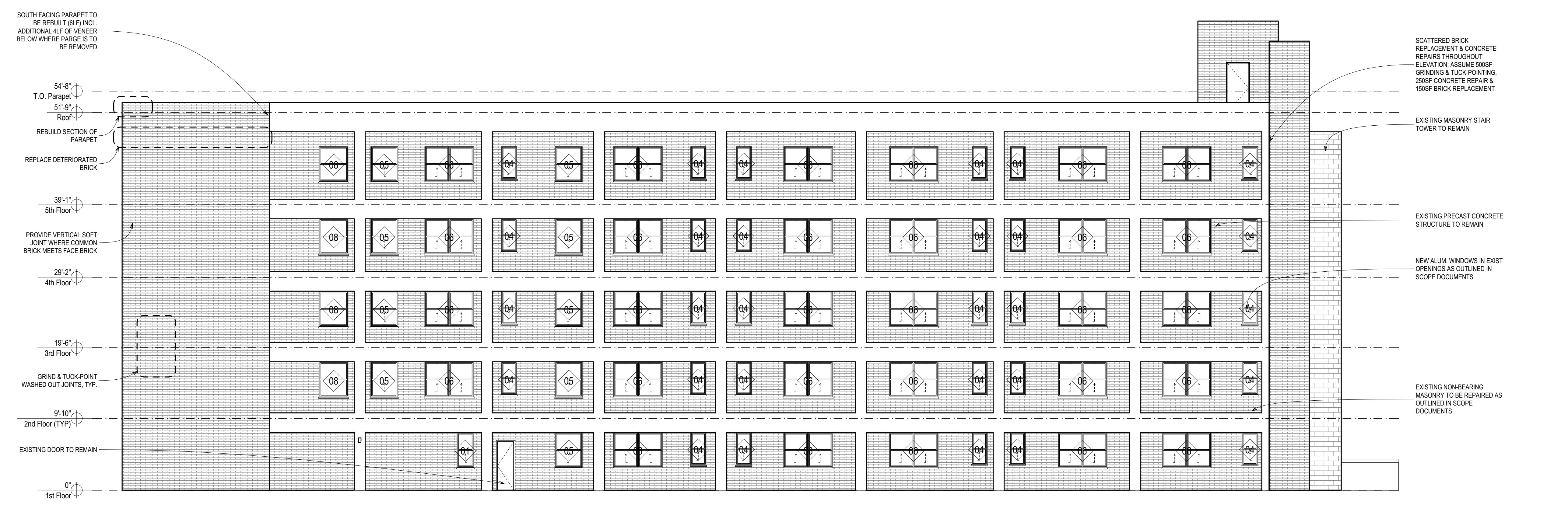
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2 South Elevation
SCALE: 1/8" = 1'-0"



1 West Elevation
SCALE: 1/8" = 1'-0"

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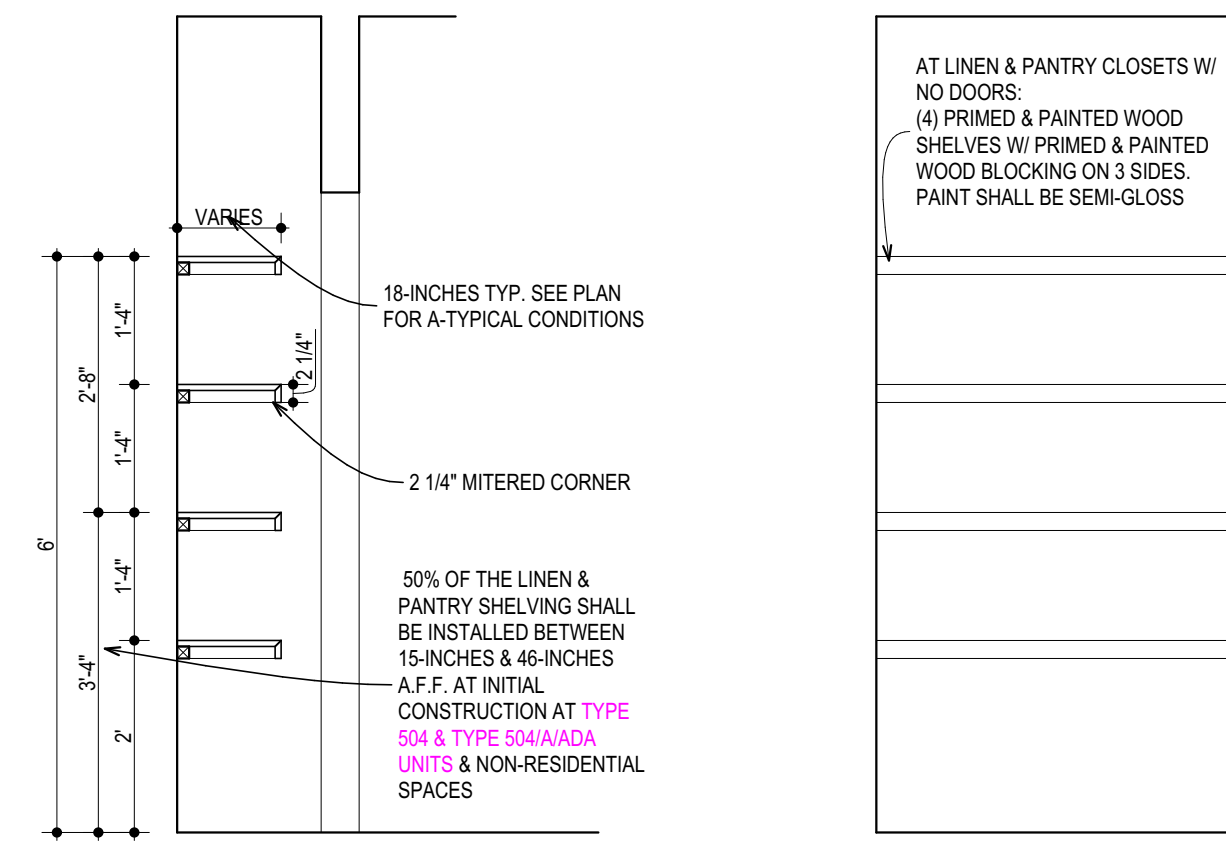
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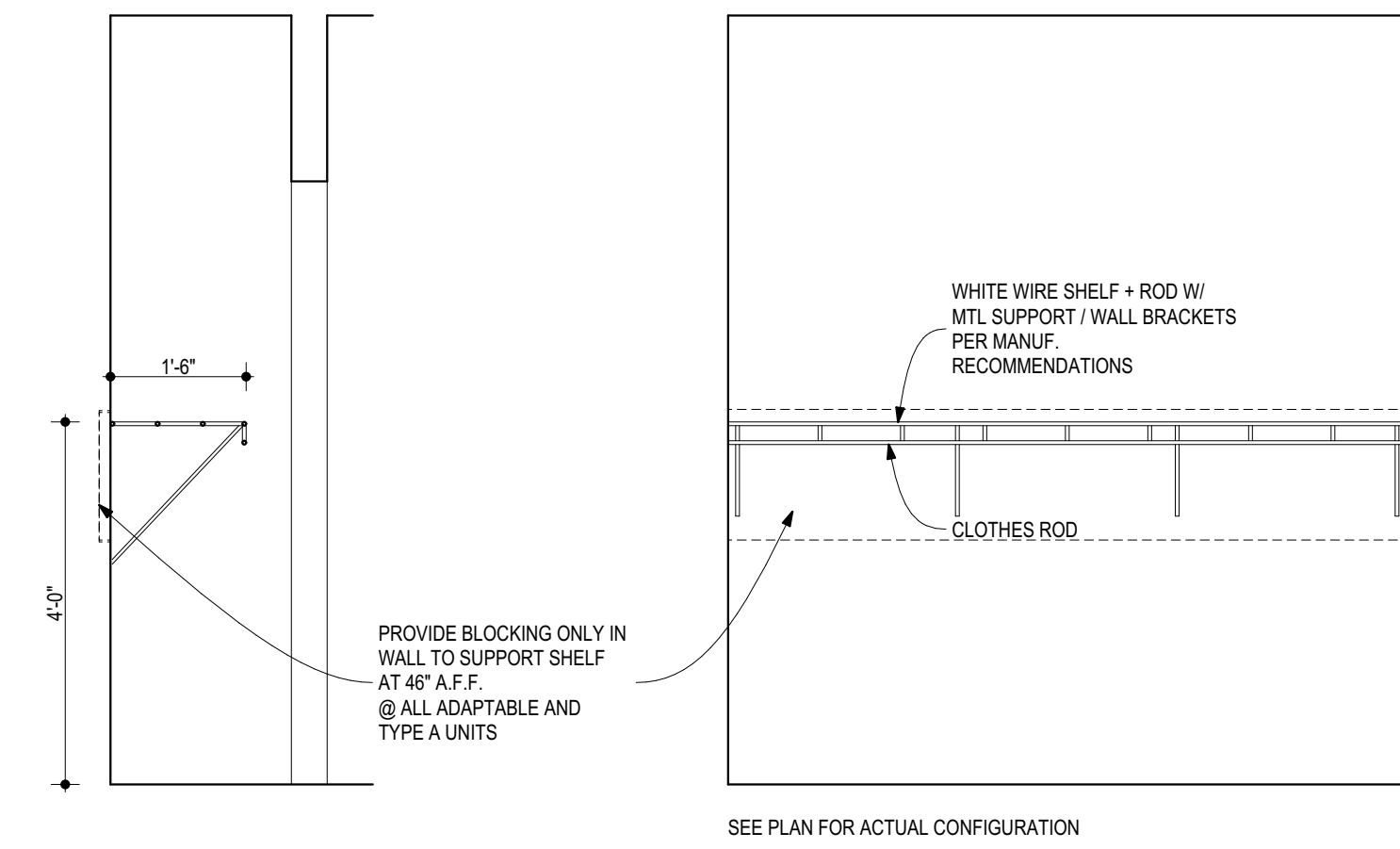
Building Elevations

A-202

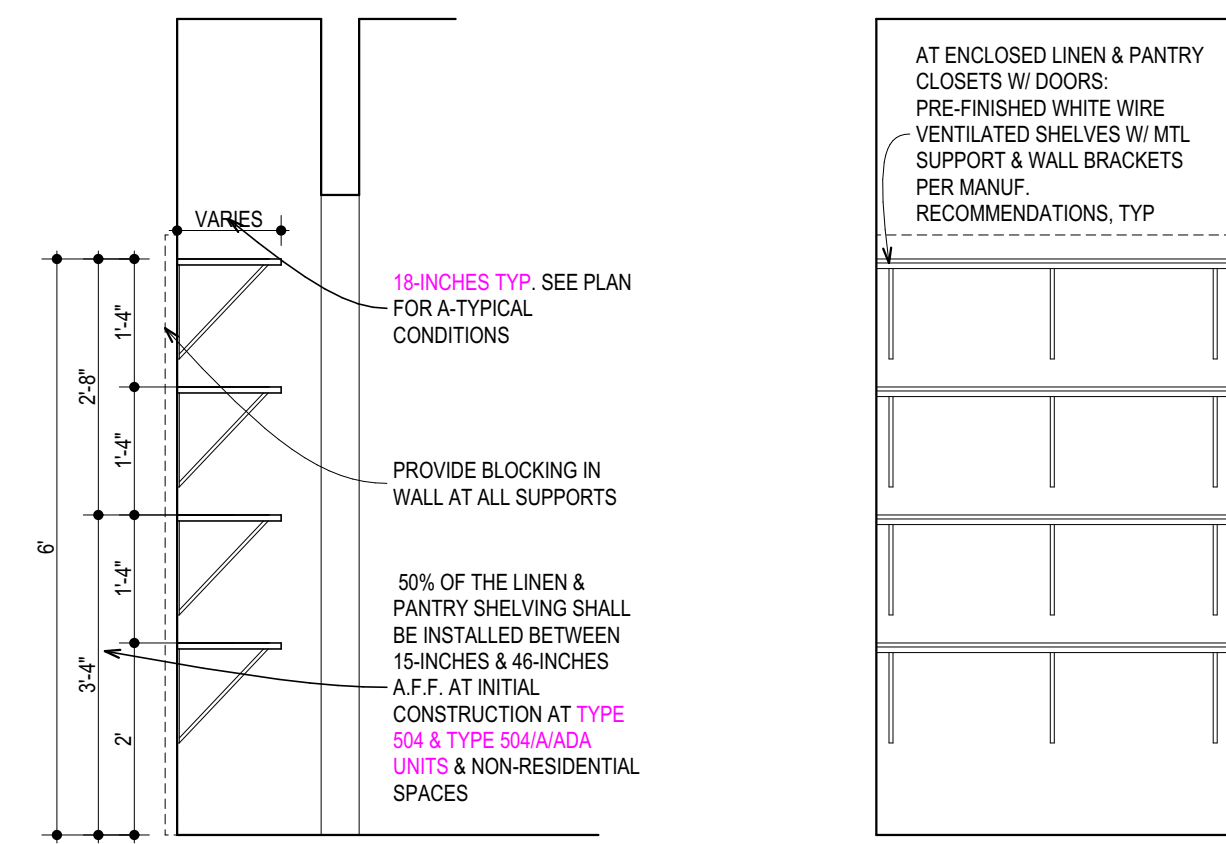
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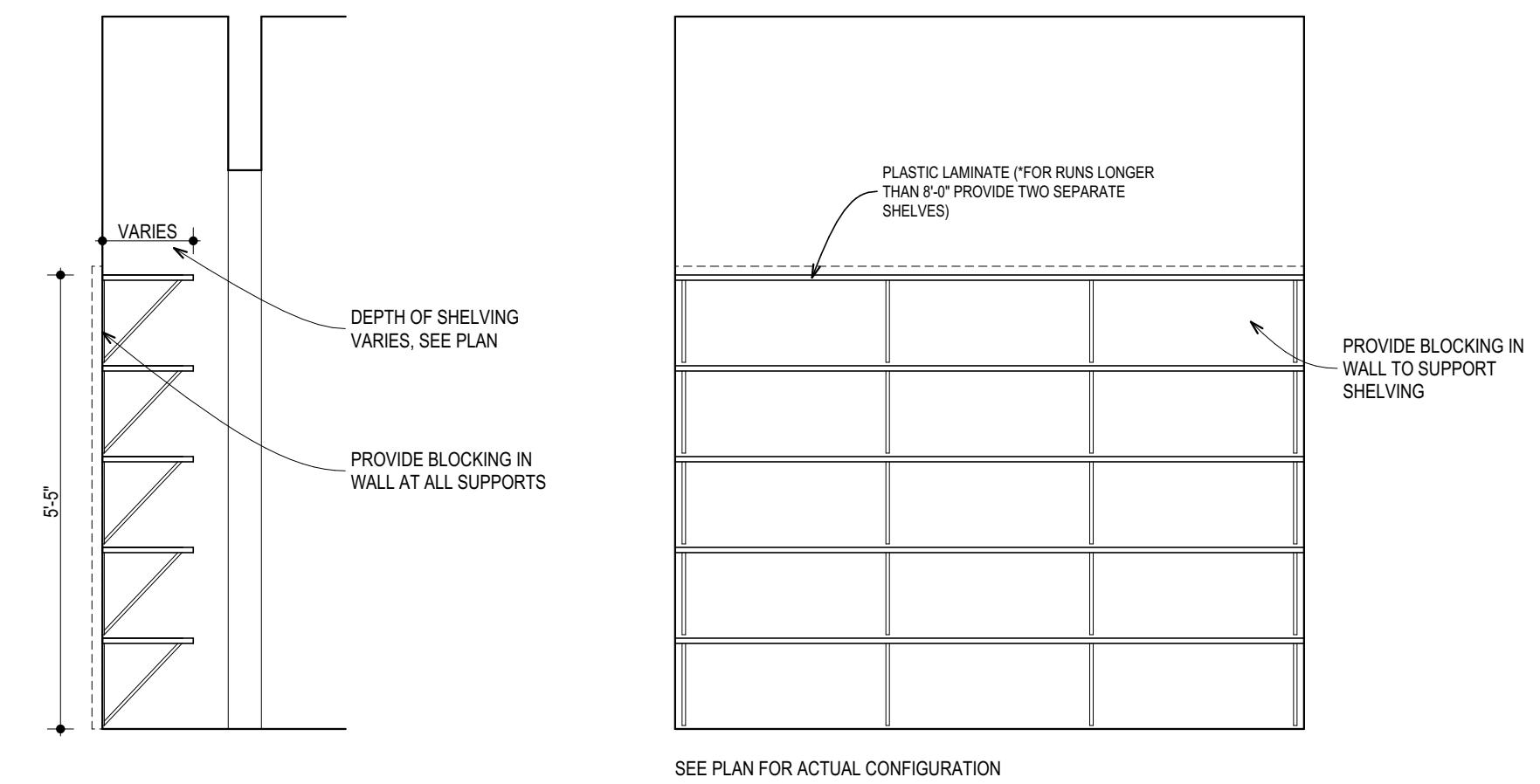
TYPICAL LINEN AND PANTRY CLOSET DETAIL (NOT ENCLOSED)



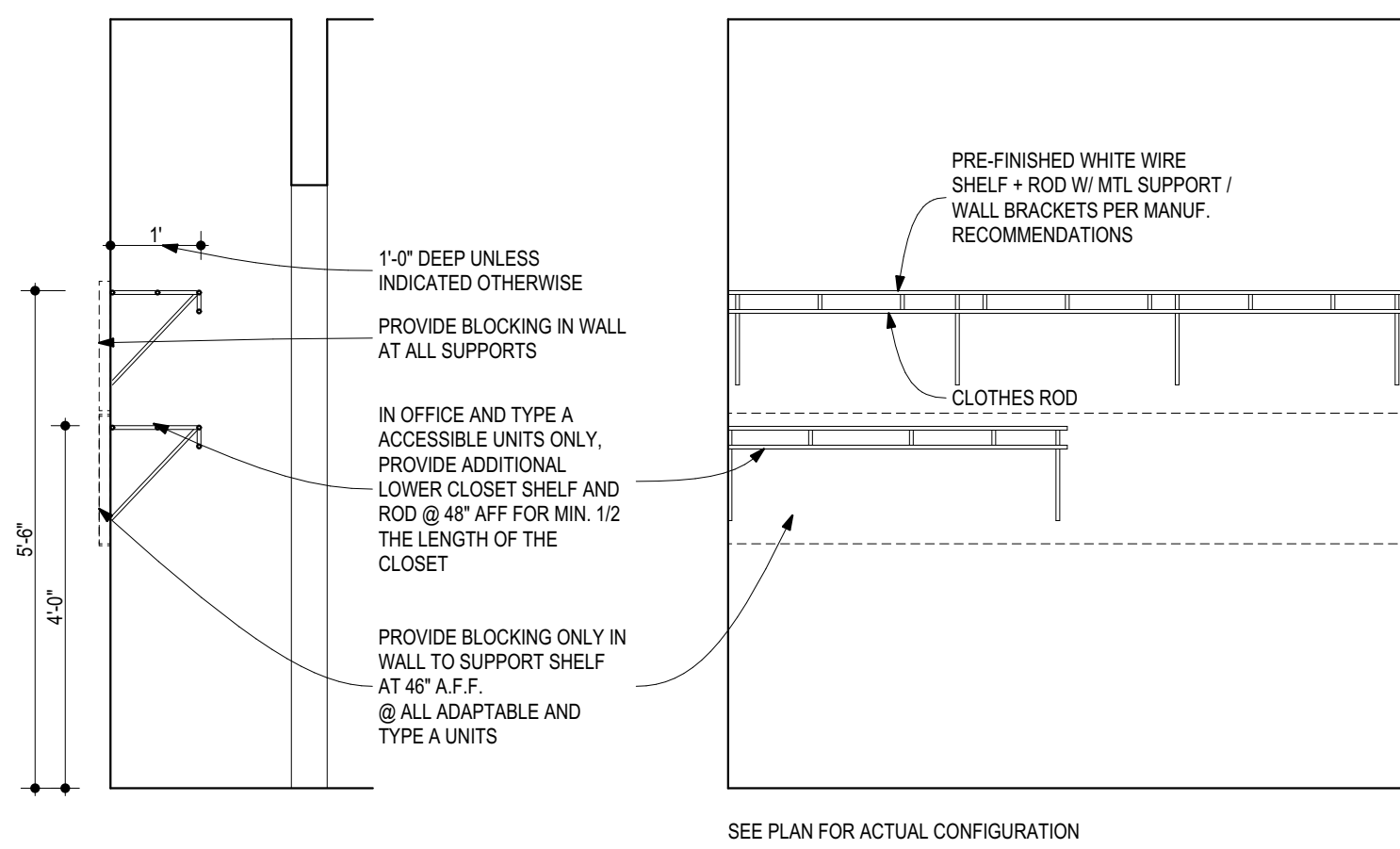
TYPICAL LAUNDRY CLOSET DETAIL



TYPICAL LINEN AND PANTRY CLOSET DETAIL (BEHIND CLOSET DOOR)



TYPICAL LINEN AND PANTRY DETAIL (NOT ENCLOSED; PLAM)



TYPICAL CLOSET DETAIL

SEE PLAN FOR ACTUAL CONFIGURATION

CLOSET, LINEN, PANTRY NOTES
 1. SEE PLAN FOR ACTUAL CONFIGURATION AND LENGTH
 2. PROVIDE ADDITIONAL SUPPORT BRACKETS FOR SHELVING AND ROD WHEN LENGTH EXCEEDS 4'-6"
 3. PROVIDE BLOCKING IN WALL TO SUPPORT ALL SHELVES AND RODS
 4. A PORTION OF EACH OF EACH CLOSET SHELF AND ROD SHALL HAVE A FORWARD OR PARALLEL ACCESSIBLE APPROACH PER ICC/ANSI A117.1-2003 702.

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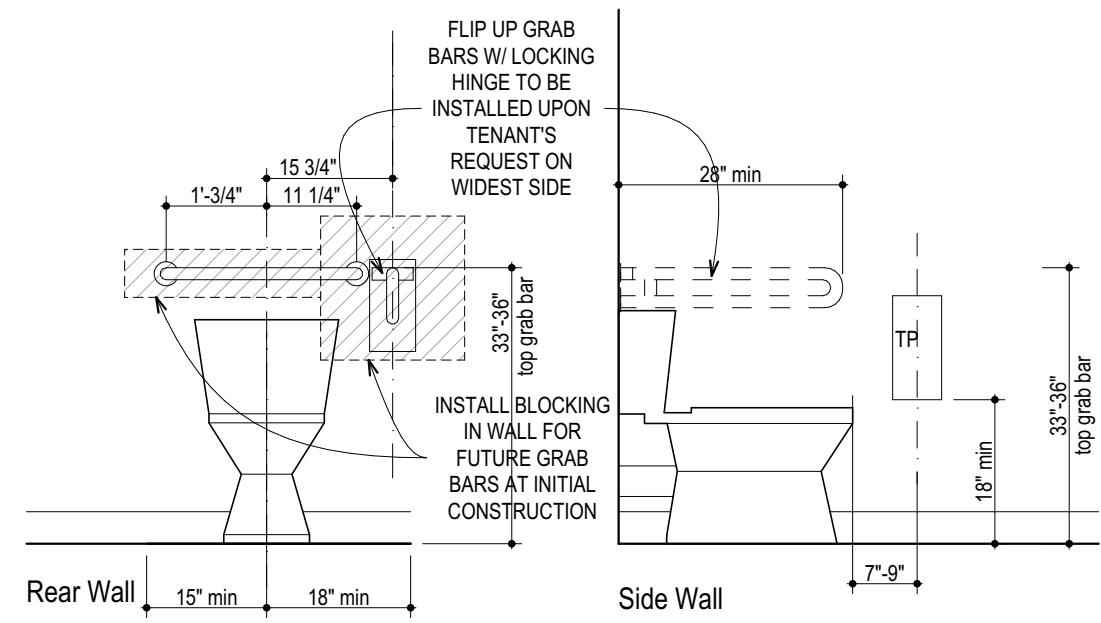
Heart of Uptown Apartments

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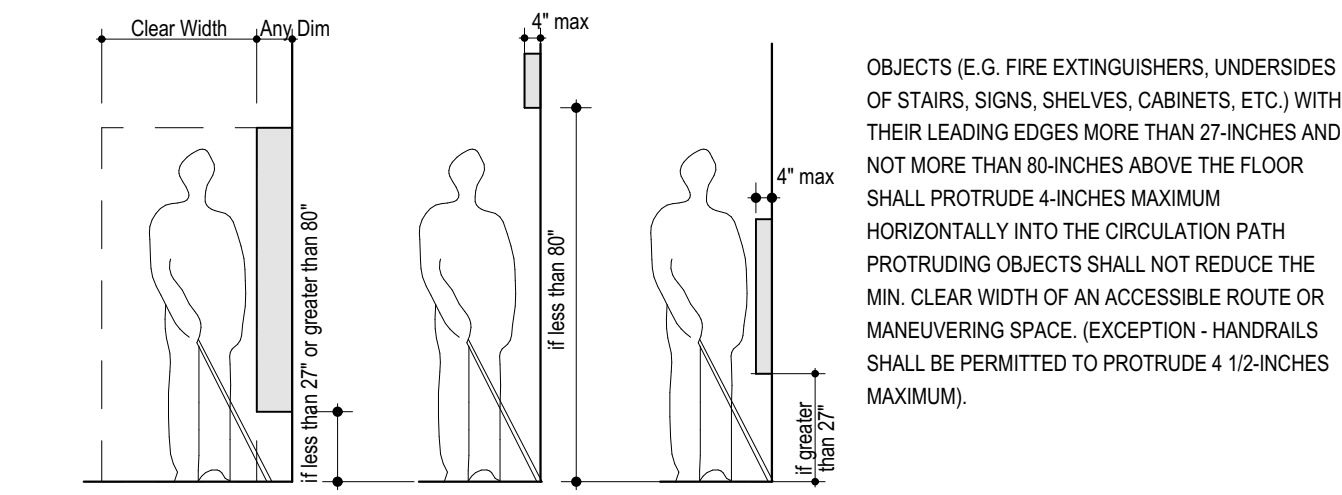
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Details

A-501

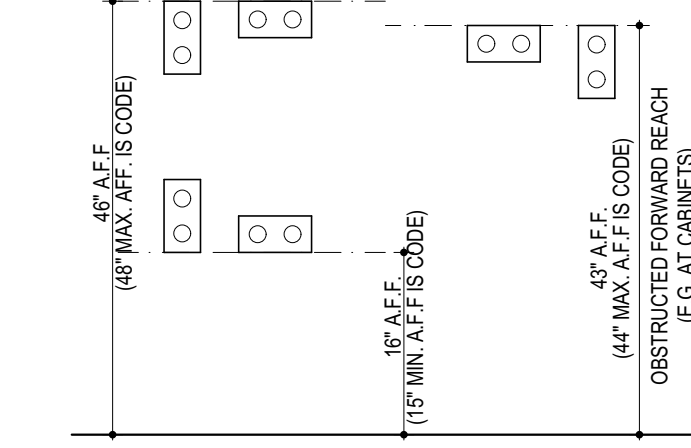


14 504/ A / Type A Toilet w/ Flip Up Grab Bars
SCALE: 1/2" = 1'-0"



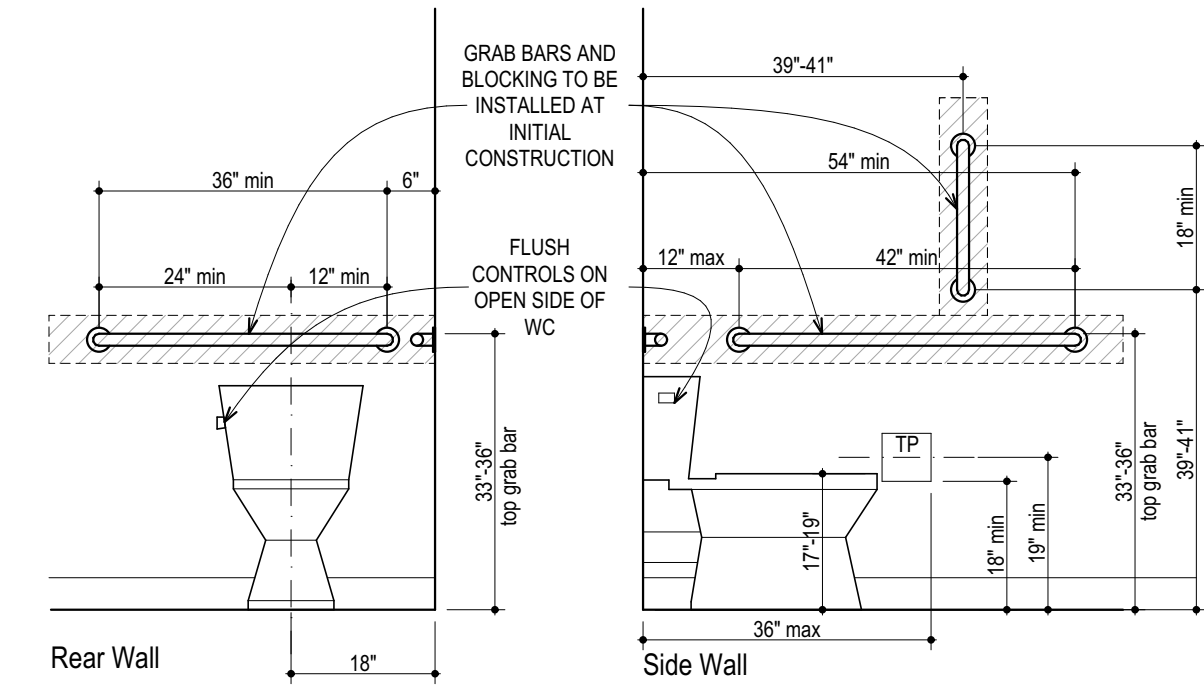
13 Protruding Objects
SCALE: 1/2" = 1'-0"

OBJECTS (E.G. FIRE EXTINGUISHERS, UNDERSIDES OF STAIRS, SIGNS, SHELVES, CABINETS, ETC.) WITH THEIR LEADING EDGES MORE THAN 27-INCHES AND NOT MORE THAN 80-INCHES ABOVE THE FLOOR SHALL PROTRUDE 4-INCHES MAXIMUM HORIZONTALLY INTO THE CIRCULATION PATH. PROTRUDING OBJECTS SHALL NOT REDUCE THE MIN. CLEAR WIDTH OF AN ACCESSIBLE ROUTE OR MANEUVERING SPACE. (EXCEPTION - HANDRAILS SHALL BE PERMITTED TO PROTRUDE 4 1/2-INCHES MAXIMUM).

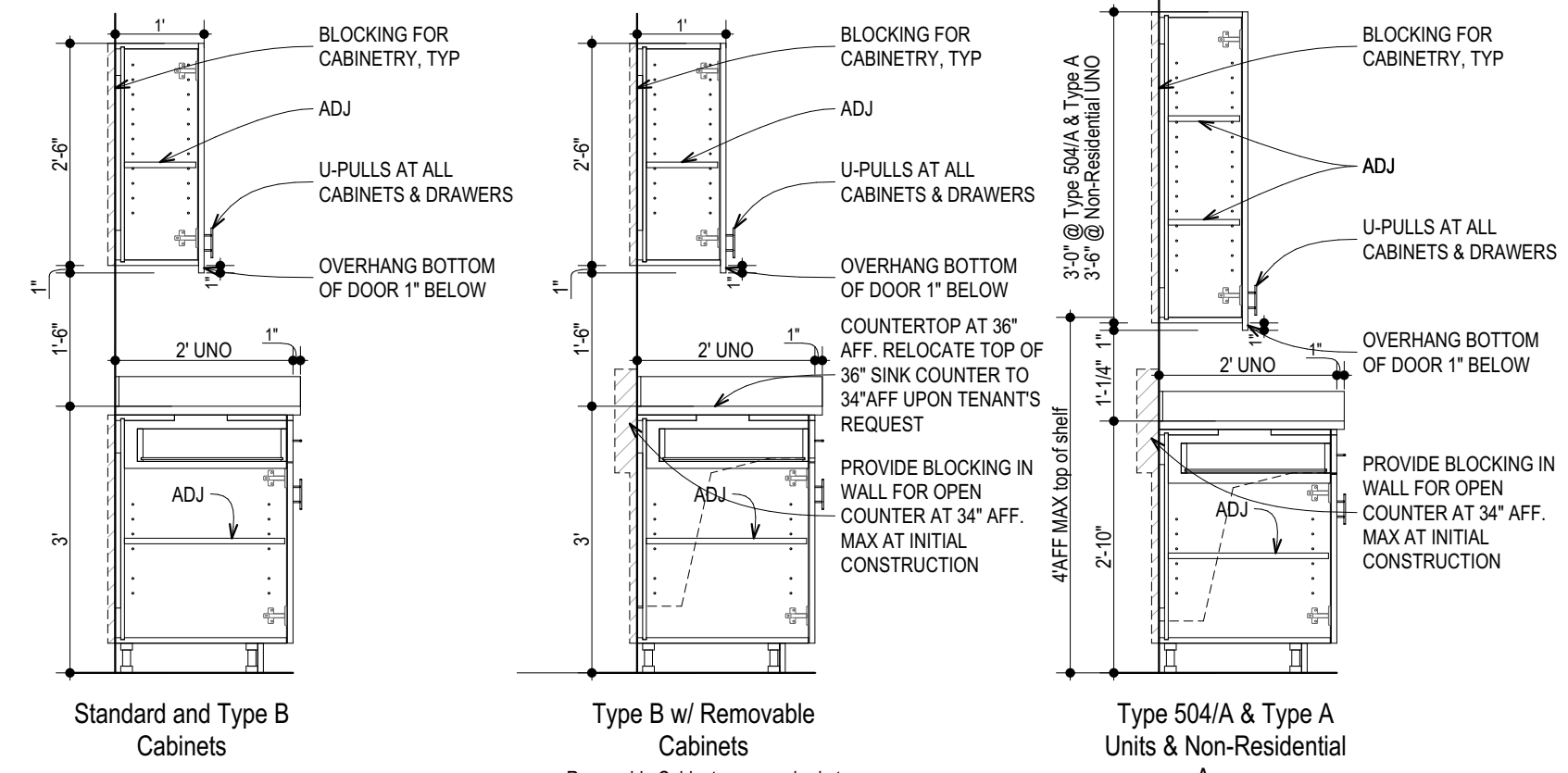


12 Typical Operable Parts and Operating Controls
SCALE: 1/2" = 1'-0"

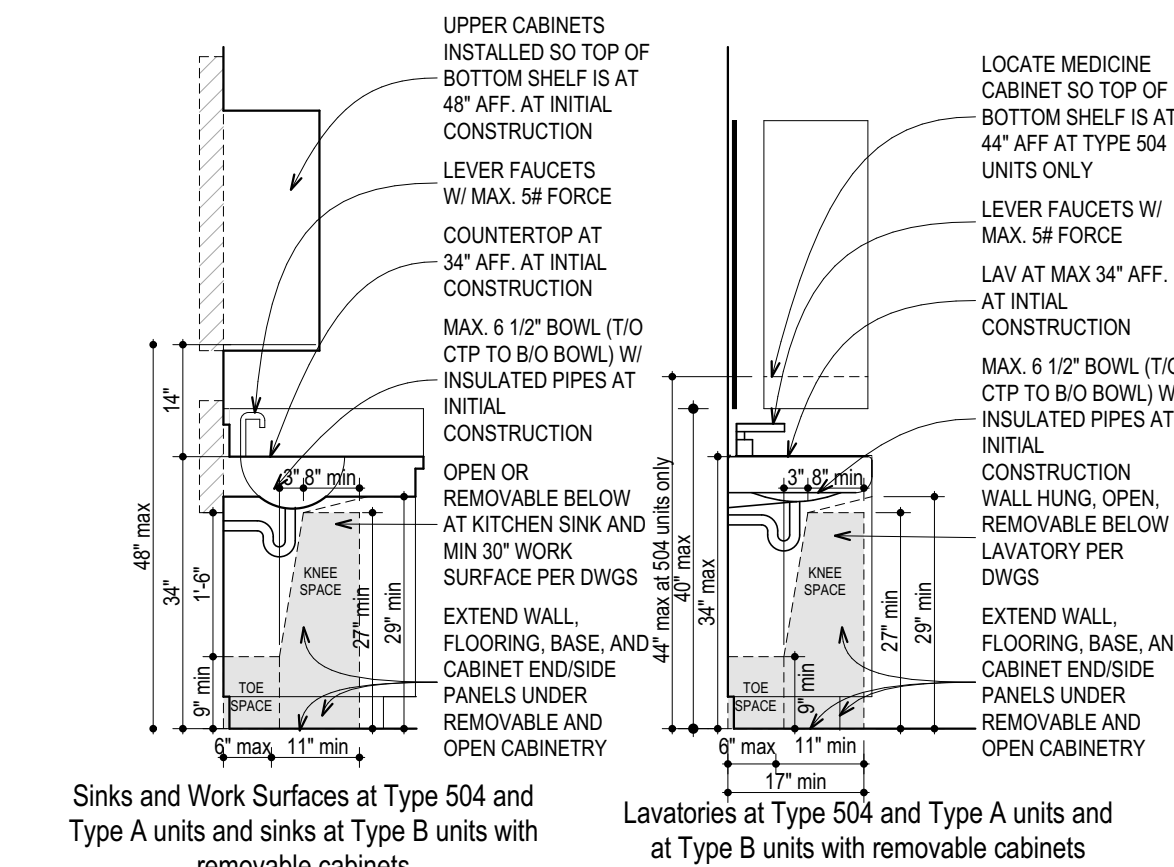
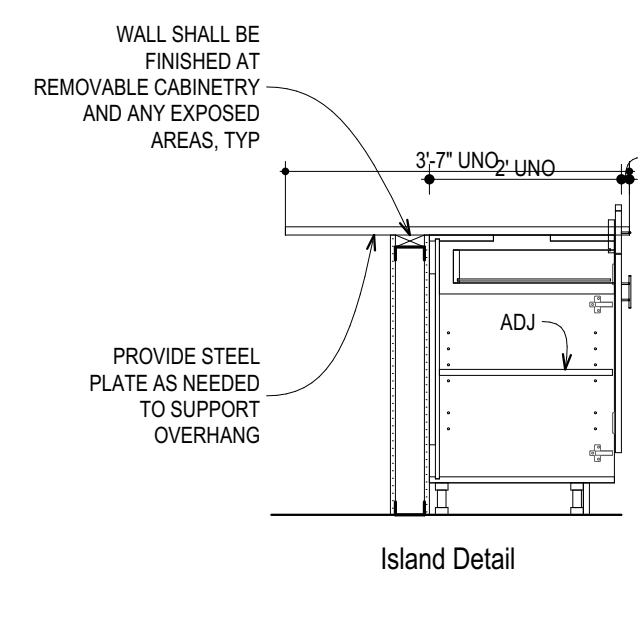
AT TYPE 504, TYPE A, TYPE B, AND FHAA UNITS AND PUBLIC SPACES, THE TOP/BOTTOM OF DEVICES SUCH AS LIGHTING CONTROLS, ELECTRICAL SWITCHES, RECEPTACLE OUTLETS, ENVIRONMENTAL CONTROLS, SECURITY CONTROLS, AND INTERCOM CONTROLS SHALL BE LOCATED BETWEEN 15" TO 48" AFF. AND MAX. 44" AFF. AT COUNTERS. IN ADDITION AT TYPE 504 AND TYPE A UNITS AND PUBLIC SPACES: APPLIANCE CONTROLS AND PLUMBING FIXTURE CONTROLS SHALL BE LOCATED WITHIN THE SAME REACH RANGES. PLACE SWITCHES AND OUTLETS AT MINIMUM 36" FROM INSIDE CORNERS. GC IS RESPONSIBLE TO MAKE SURE CONSTRUCTION TOLERANCES DO NOT EXCEED THESE REQUIREMENTS.



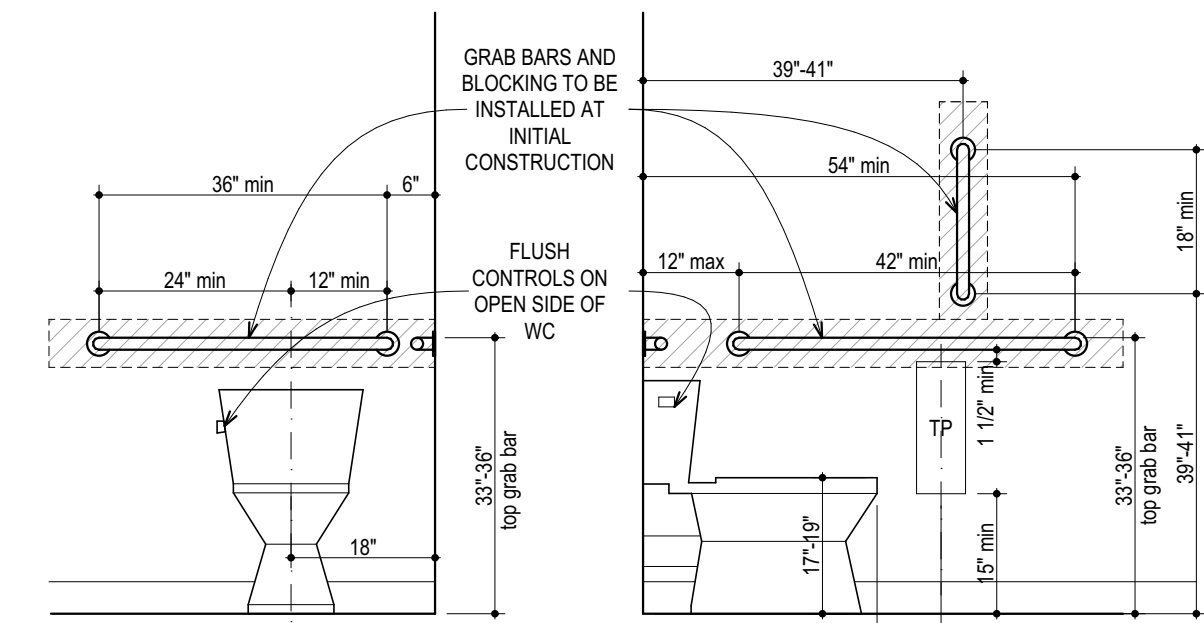
11 Common Area Toilet for Residents and Guests Only
SCALE: 1/2" = 1'-0"



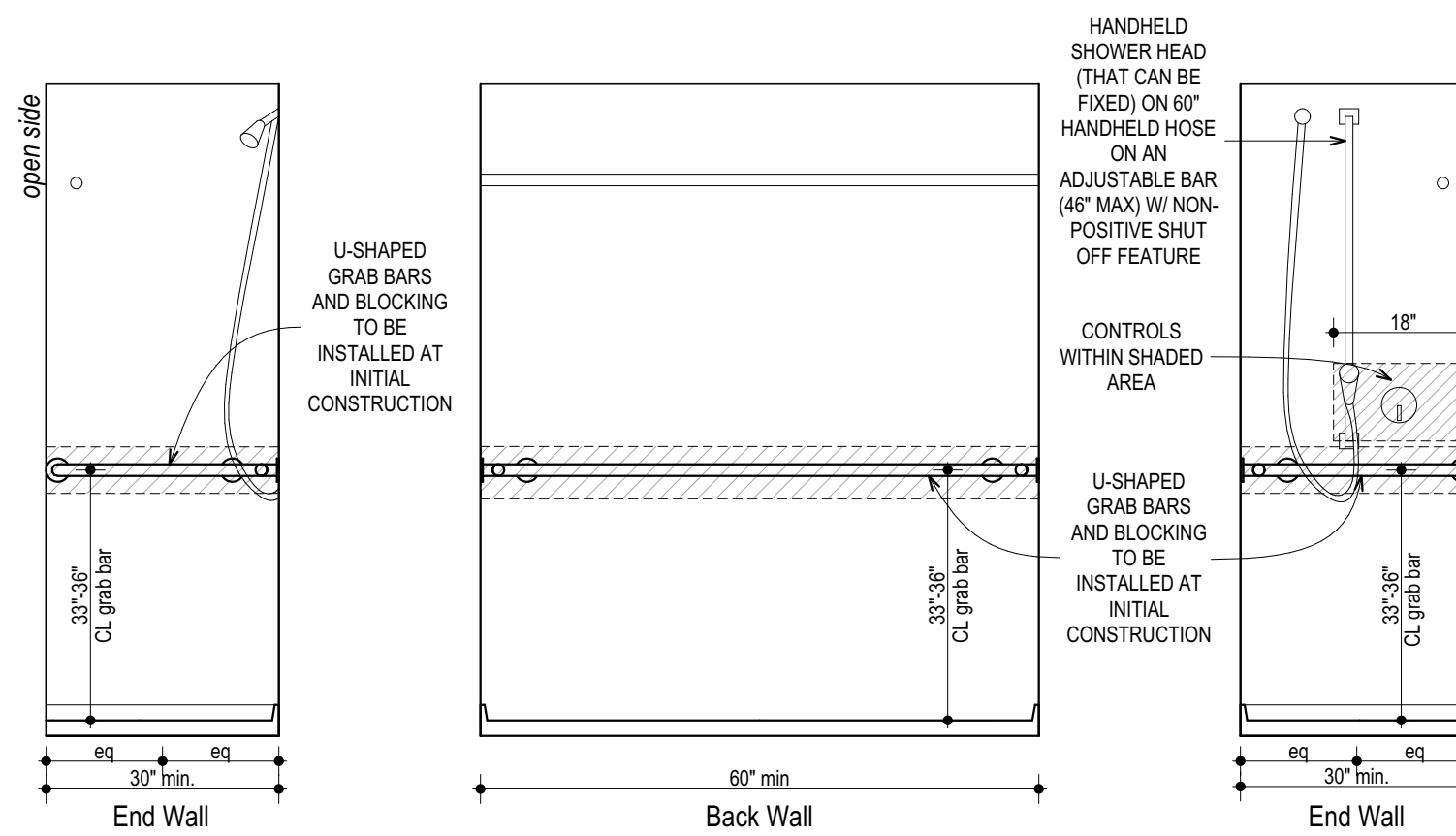
10 Cabinet Heights, Knee and Toe Clearances, Sinks
SCALE: 1/2" = 1'-0"



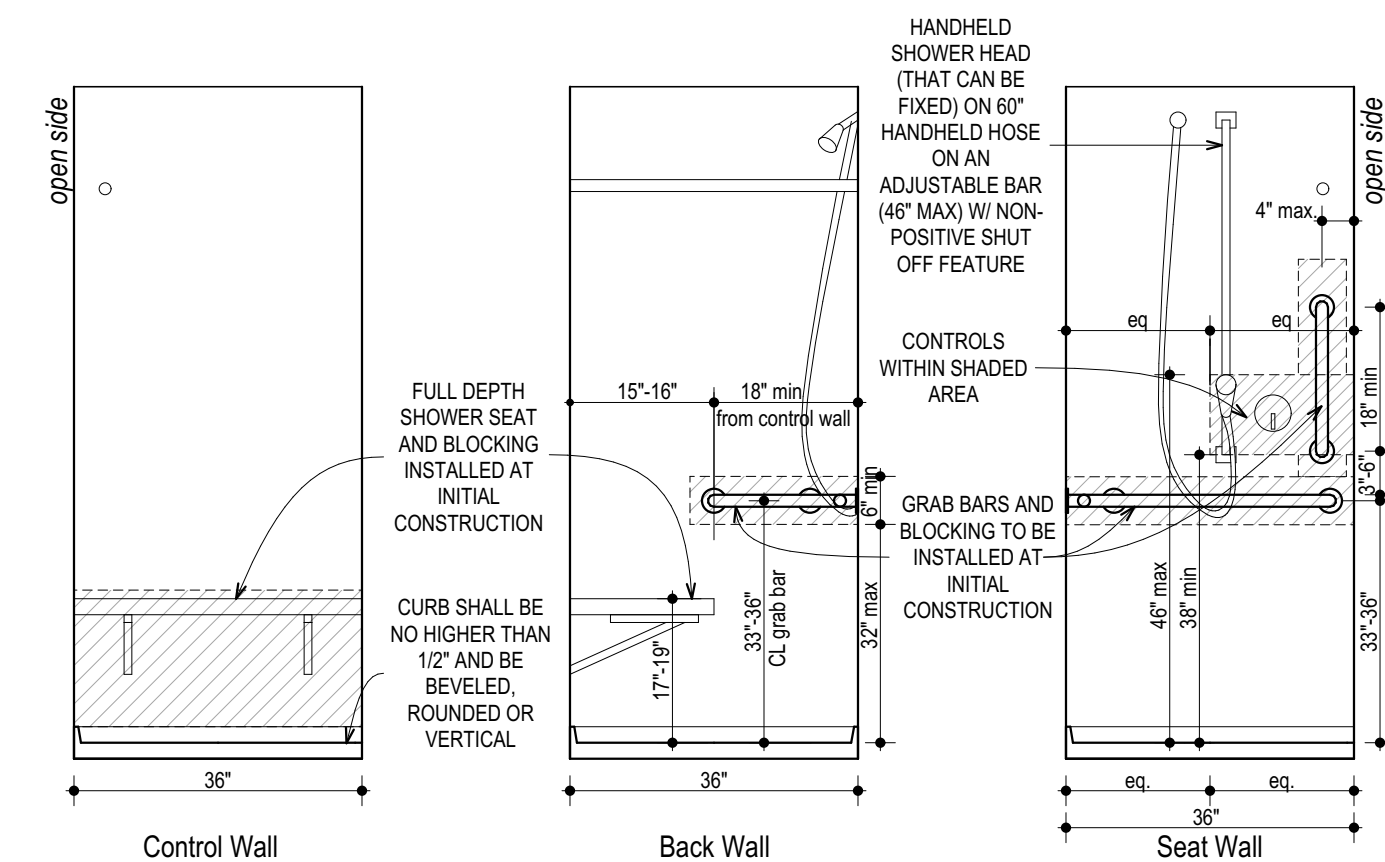
Type A, B, 504 Knee and Toe Clearances at open and Removable Cabinets and Lavatories



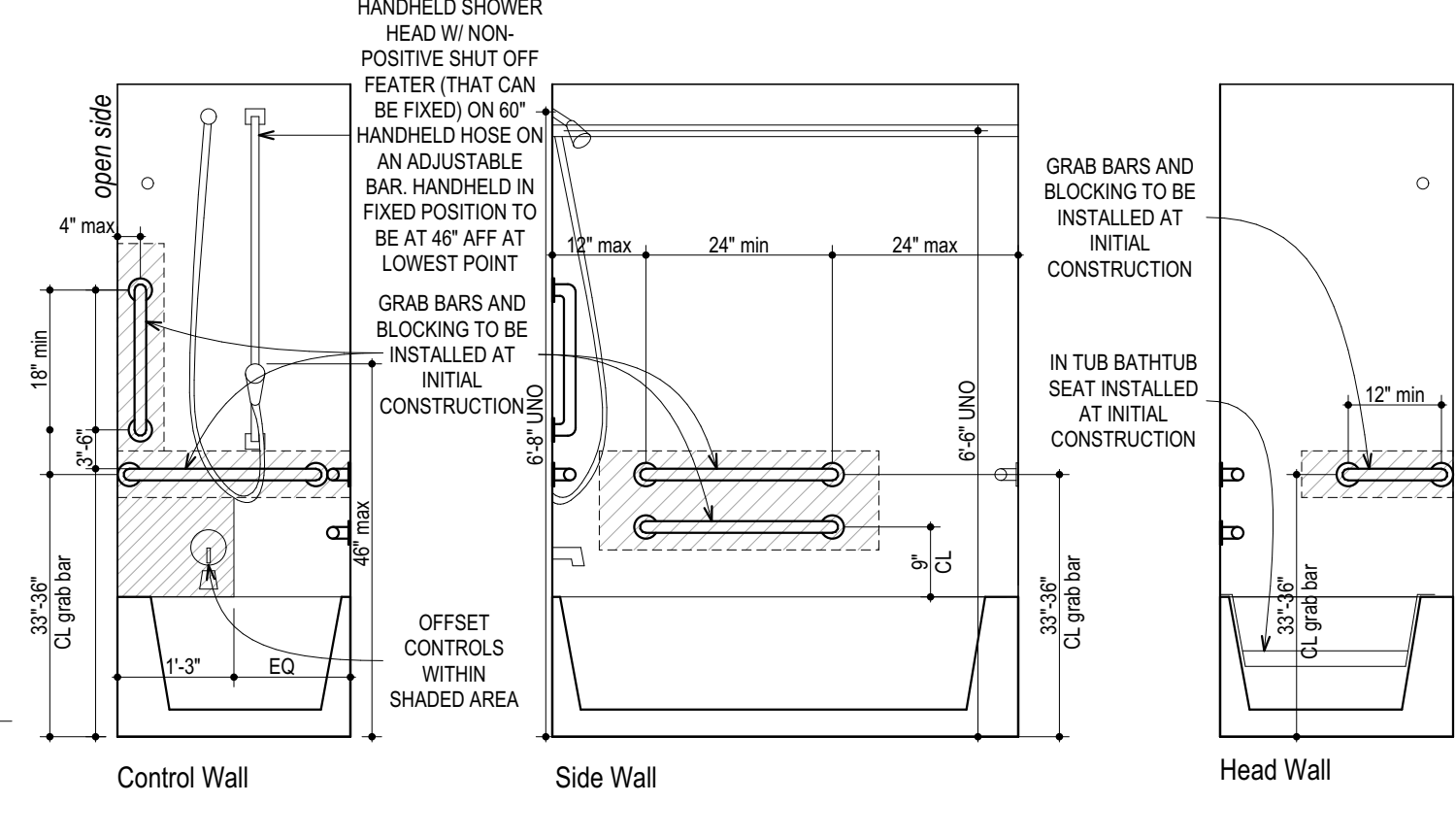
9 Public Accommodation Toilet per ADA
SCALE: 1/2" = 1'-0"



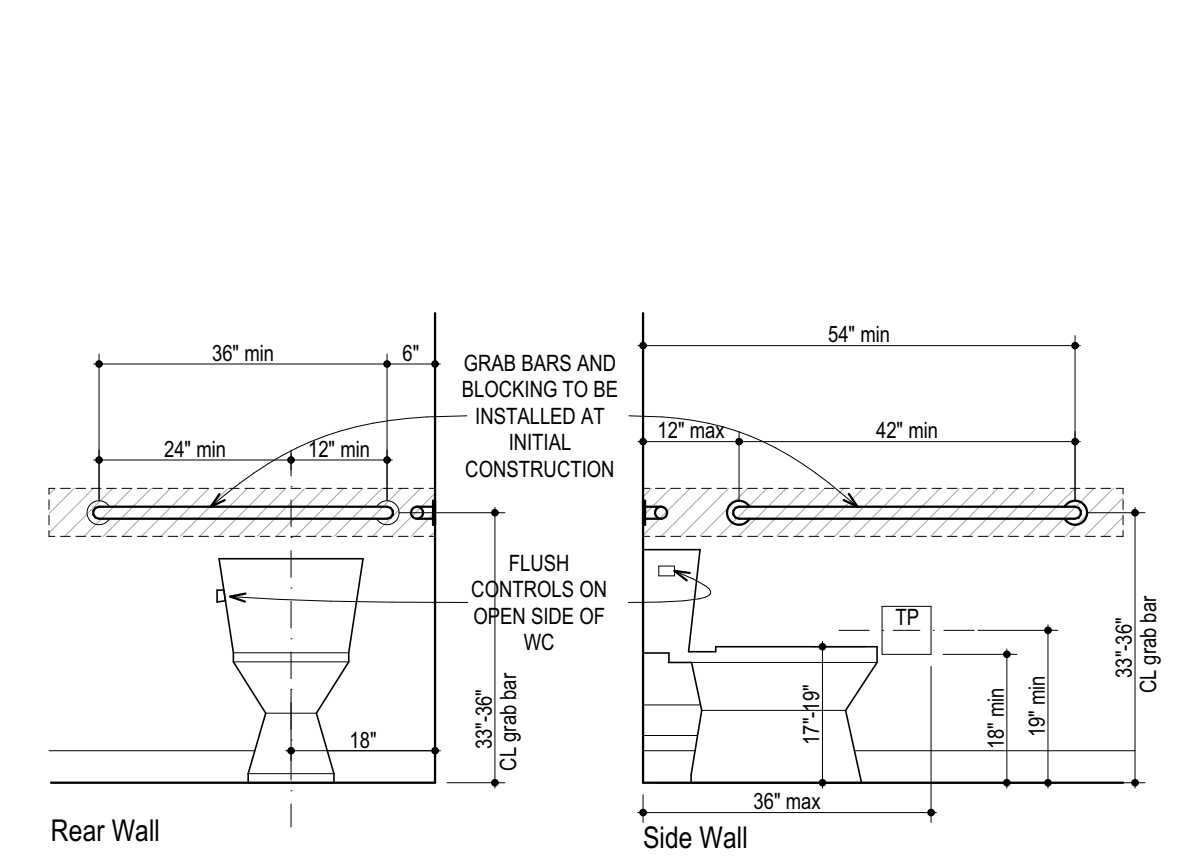
8 Type 504 Standard Roll-in Shower
SCALE: 1/2" = 1'-0"



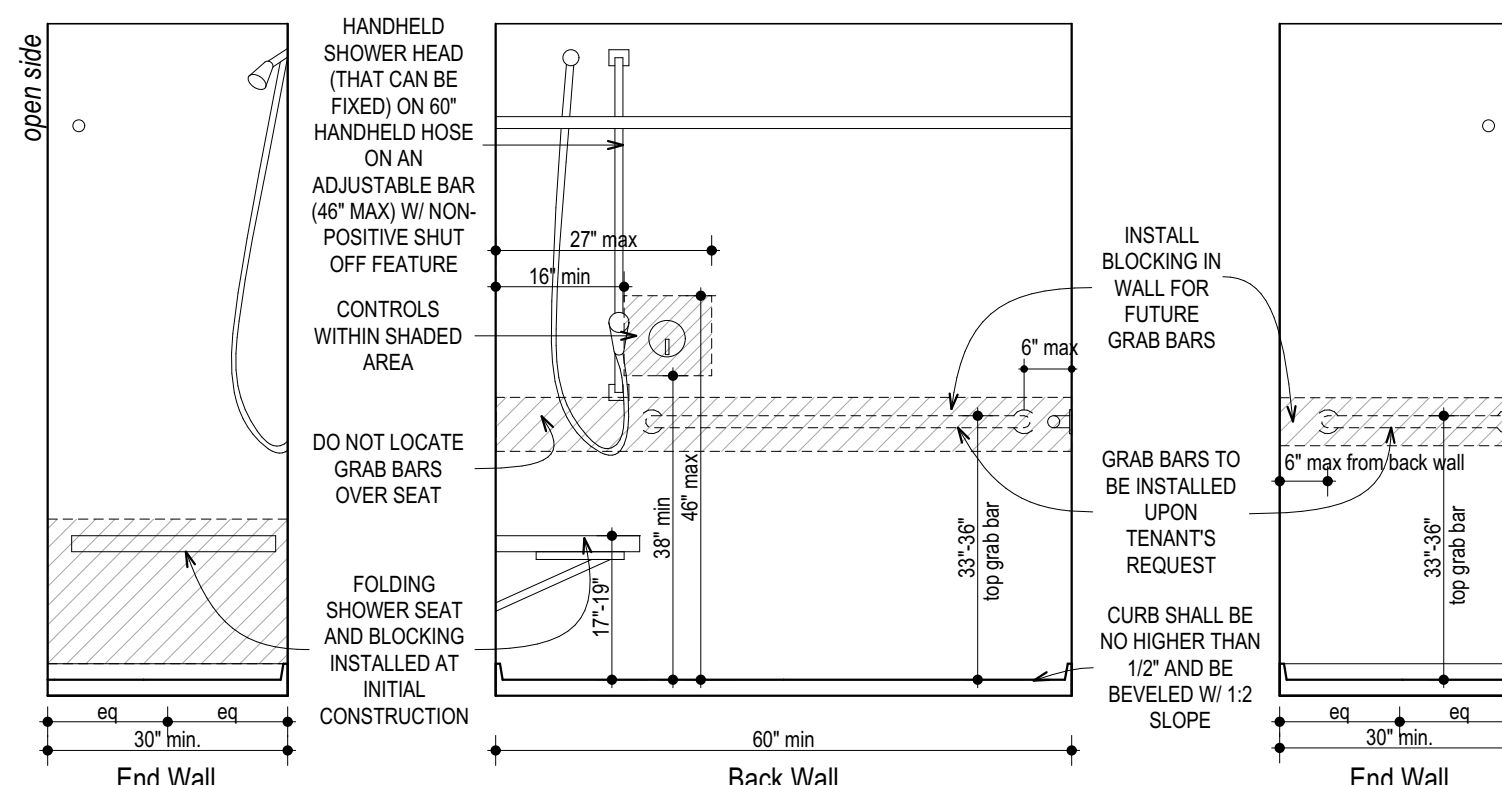
7 Type 504 Transfer Shower
SCALE: 1/2" = 1'-0"



6 Type 504 Bathtub
SCALE: 1/2" = 1'-0"

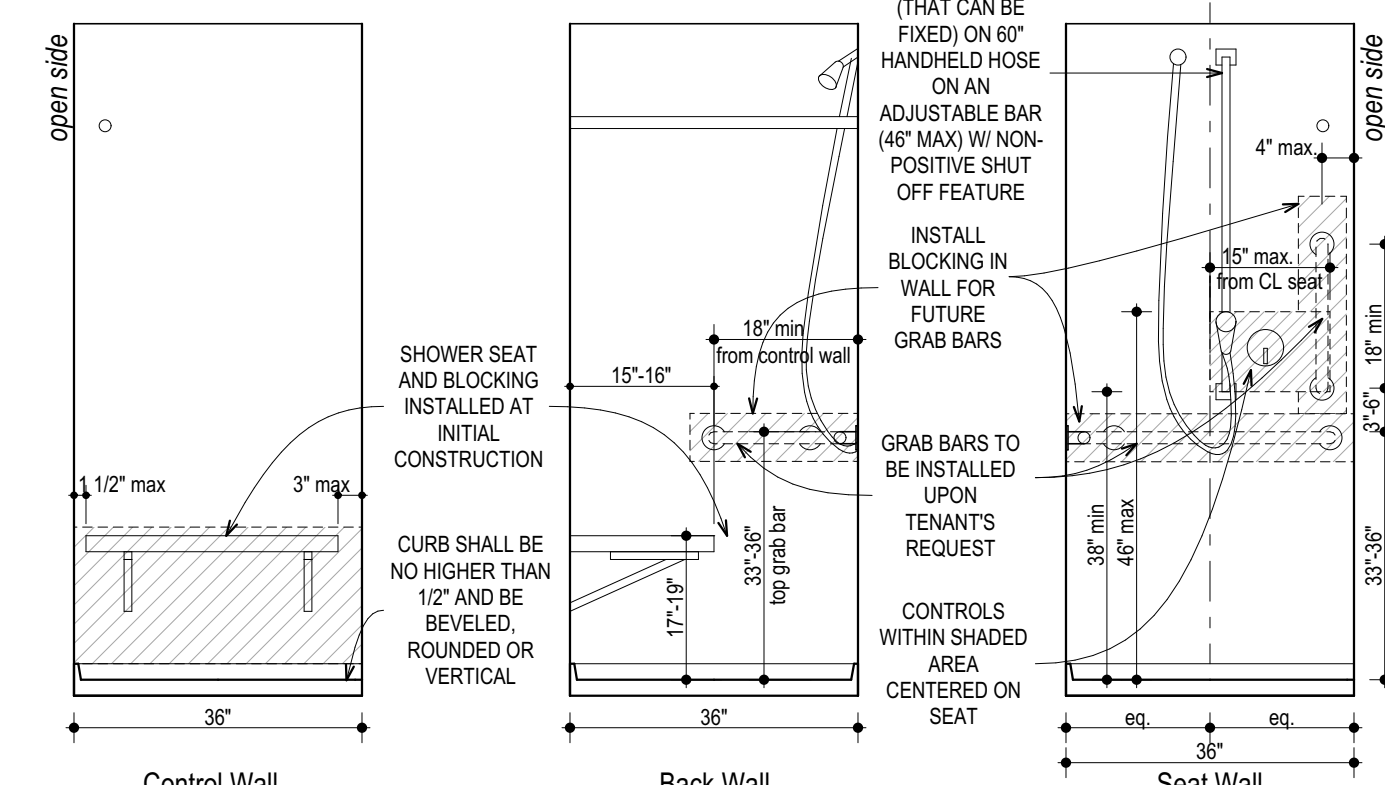


5 Type 504 Toilet
SCALE: 1/2" = 1'-0"

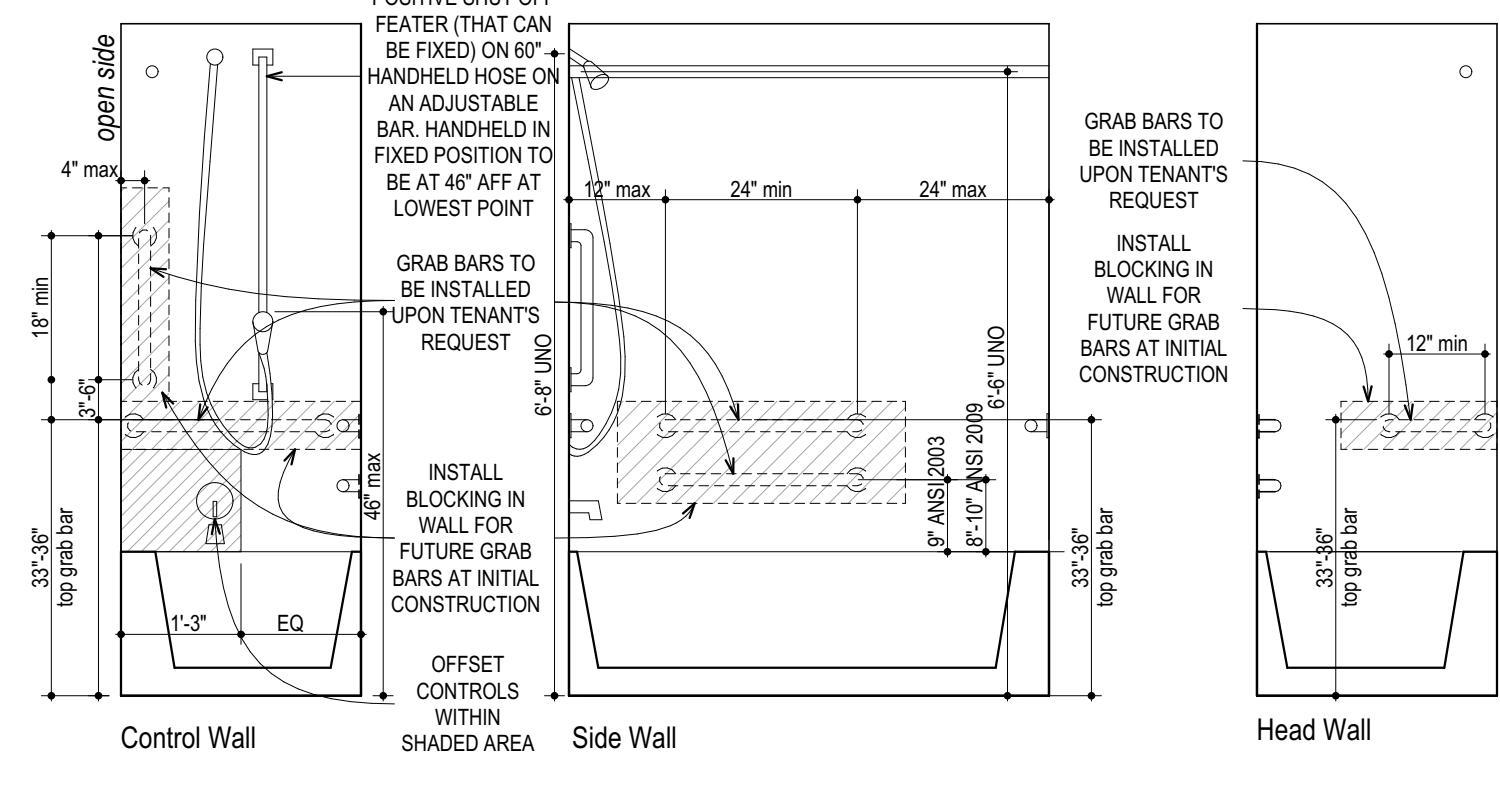


4 Type A Standard Roll-in Shower w/ Folding Seat
SCALE: 1/2" = 1'-0"

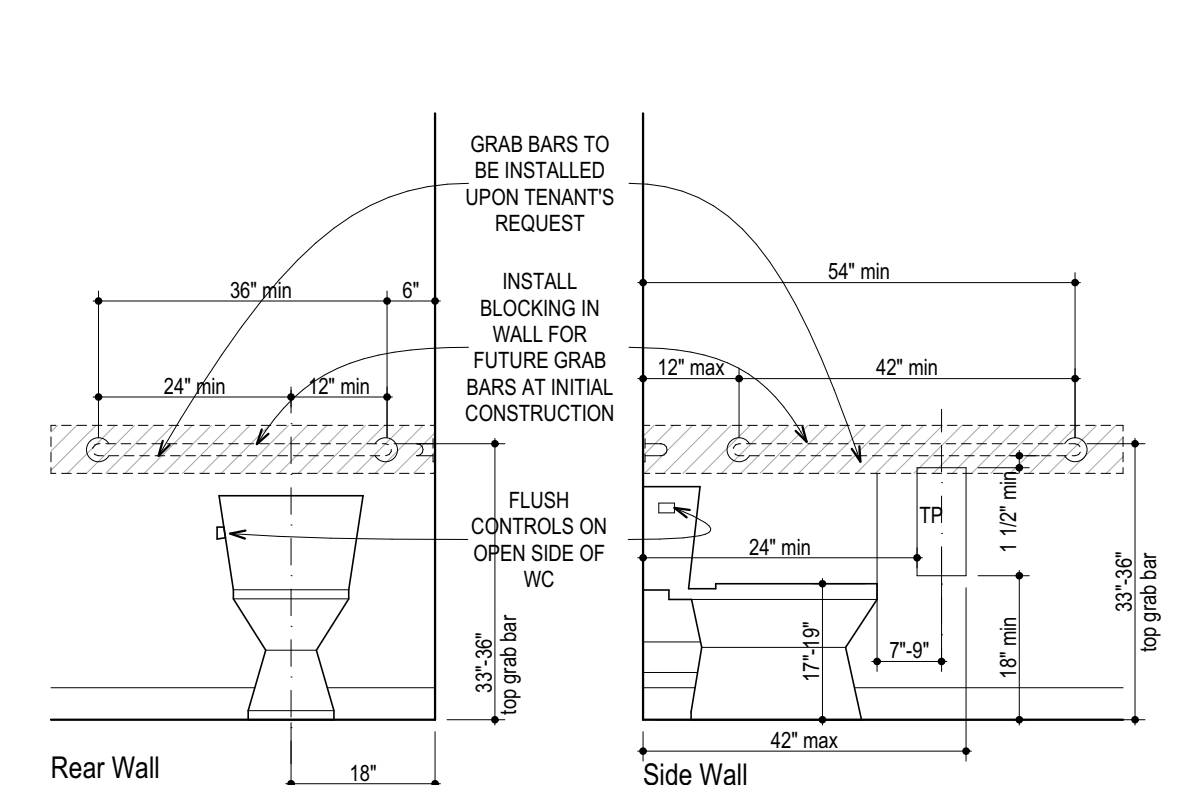
NOTE: Fixed shower seat is permitted where seat does not overlap 30" x 60" clear floor space.



3 Type A Transfer Shower
SCALE: 1/2" = 1'-0"



2 Type A Bathtub
SCALE: 1/2" = 1'-0"



1 Type A Toilet
SCALE: 1/2" = 1'-0"

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Typical Accessibility Details

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DESIGN LOAD CRITERIA

1. BUILDING CODE: CHICAGO BUILDING CODE 2019
2. LIVE LOADS:
RESIDENTIAL 40 PSF
EXTERIOR DECK 100 PSF
3. SUPERIMPOSED DEAD LOADS:
PARTITIONS 5 PSF
M+E+P 5 PSF
4. WIND LOADS:
RISK CATEGORY (II)
BASIC DESIGN WIND SPEED 107 MPH
WIND EXPOSURE (B)
INTERNAL PRESSURE COEFF. (GC_{pi}) ±0.18
MAIN WIND FORCE RESISTING SYSTEM 20 PSF
5. SNOW LOADS:
GROUND SNOW 25 PSF
SNOW DRIFT PER ANSI/ASCE 7-16
6. EARTHQUAKE LOADS
RISK CATEGORY (II)
IMPORTANCE FACTOR, I_e 1.00
MAPPED MCE_e S_s 0.125
MAPPED MCE_e S₁ 0.066
SITE CLASS (D)
PARAMETER S_{ps} 0.133
PARAMETER S_{pt} 0.103
DESIGN CATEGORY (A)
8. THRUSTS ON HANDRAILS AND GUARDS: (1607.8.1)
HANDRAILS AND GUARDS SHALL BE DESIGNED TO RESIST A LINEAR LOAD OF 50 PLF, APPLIED AT THE TOP OF THE RAILING OR A CONCENTRATED LOAD OF 200 POUNDS IN ANY DIRECTION, WHICHEVER PRODUCES THE GREATEST STRESS. INTERMEDIATE RAILS (ALL THOSE EXCEPT THE HANDRAIL), BULUSTERS AND PANNEL FILLERS SHALL BE DESIGNED TO RESIST A CONCENTRATED LOAD OF 50 POUNDS IN ACCORDANCE WITH SECTION 4.5.1.1 OF ASCE 7.

GENERAL NOTES

1. THE STRUCTURAL DRAWINGS AND SPECIFICATIONS ARE ONE PART OF THE CONTRACT DOCUMENTS AND SHALL BE USED IN CONJUNCTION WITH THE REMAINING PARTS OF THE CONTRACT DOCUMENTS.
2. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING THE STRUCTURAL DRAWINGS WITH ARCHITECTURAL, MECHANICAL, PLUMBING AND ELECTRICAL DRAWINGS FOR LOCATION AND PLACEMENT OF ALL INSERTS, HANGERS, SLEEVES, DUCTWORK, OPENINGS, ETC., THAT ARE REQUIRED BY THE ARCHITECT AND/OR EQUIPMENT.
3. THE GENERAL CONTRACTOR SHALL VERIFY AND COORDINATE ALL DIMENSIONS SHOWN ON THE STRUCTURAL DRAWINGS WITH THE ARCHITECTURAL, MECHANICAL, ELECTRICAL, PLUMBING AND FIRE PROTECTION DRAWINGS. ANY DISCREPANCY SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT AND STRUCTURAL ENGINEER PRIOR TO PROCEEDING WITH WORK.
4. DRAWINGS ARE NOT TO BE SCALED IN FIELD. WRITTEN DIMENSIONS TAKE PRECEDENCE OVER DRAWN DIMENSIONS.
5. THE CONTRACTOR IS RESPONSIBLE FOR LIMITING THE AMOUNT OF CONSTRUCTION LOAD IMPOSED ON THE STRUCTURE SO THAT NOT TO EXCEED THE ALLOWABLE FLOOR LOADING INDICATED IN THE DRAWINGS. CONSTRUCTION LOADS SHALL NOT EXCEED THE CAPACITY OF THE FRAMING AT THE TIME THE LOADS ARE IMPOSED.
6. THE CONTRACTOR SHALL MAKE NO DEVIATION FROM THE DESIGN DRAWINGS WITHOUT THE WRITTEN APPROVAL OF THE ARCHITECT AND STRUCTURAL ENGINEER.
7. SUBMIT SHOP DRAWINGS PREPARED BY CONTRACTORS, SUPPLIERS, ETC. FOR REVIEW BY STRUCTURAL ENGINEER FOR CONFORMANCE WITH DESIGN INTENT. DO NOT START WORK WITHOUT SUCH REVIEW. THE GENERAL CONTRACTOR MUST REVIEW ALL SHOP DRAWINGS PRIOR TO SUBMITTAL TO THE STRUCTURAL ENGINEER.
8. THE CONTRACTOR SHALL VERIFY ALL NEW AND EXISTING DIMENSIONS BY MEASUREMENTS AND SURVEY AT THE JOB SITE BEFORE PROCEEDING WITH SHOP DRAWINGS. ANY DEVIATIONS FROM EXISTING CONDITIONS SHOWN ON THE DRAWINGS MAY REQUIRE MODIFICATIONS TO THE CONTRACT DOCUMENTS.
9. THE STRUCTURE IS DESIGNED TO FUNCTION AS A UNIT UPON COMPLETION. PROVIDE TEMPORARY SHORING, BRACING AND SUPPORT AS REQUIRED TO MAINTAIN STRUCTURAL INTEGRITY DURING CONSTRUCTION.
10. IF A DISCREPANCIES FOUND BETWEEN THE STRUCTURAL DRAWINGS, DETAILS, AND SPECIFICATIONS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY, FOR RESOLUTION PRIOR TO PROCEEDING WITH WORK.
11. ALL DETAILS, SECTIONS, AND NOTES ARE INTENDED TO BE TYPICAL FOR SIMILAR CONDITIONS AND SITUATIONS, UNLESS NOTED OTHERWISE ON THE DRAWINGS.
12. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES AND PROCEDURES.
13. ALL CONSTRUCTION SHALL BE PERFORMED IN CONFORMANCE WITH THE BUILDING AND DESIGN CODES REFERENCED WITHIN THESE DOCUMENTS.
14. THE CONTRACTOR SHALL DESIGN, PROVIDE, INSTALL AND MAINTAIN UNDERPINNING, SHORING, AND BRACING AS REQUIRED FOR THE SUPPORT AND PROTECTION OF SURROUNDING EXISTING PROPERTY, BUILDINGS, UTILITIES, UTILITY EQUIPMENT, ETC.

STRUCTURAL STEEL

1. ALL STRUCTURAL STEEL WORK SHALL CONFORM TO THE ANSI/AISC 360-16 "SPECIFICATION FOR STRUCTURAL STEEL BUILDINGS", EFFECTIVE JULY 7, 2016, AND THE ANSI/AISC 360-13 "CODE OF STANDARD PRACTICE FOR STEEL BUILDINGS AND BRIDGES", EFFECTIVE JUNE 15, 2016, EXCEPT AS NOTED BELOW OR IN THE PROJECT SPECIFICATION.
2. STRUCTURAL STEEL SHALL CONFORM TO THE FOLLOWING STANDARDS AND MATERIAL PROPERTIES, U.N.O.:
(A) WIDE FLANGE SHAPES ASTM A992
(B) CHANNEL & MC'S ASTM A36
(C) ANGLES, CONNECTION PLATES ASTM A36
(D) STEEL PIPES ASTM A53, GRADE B
(E) STEEL TUBES ASTM A500, GRADE C
(F) ANCHOR RODS ASTM F1554, GRADE 55
(G) HEADED STUD SHEAR CONNECTORS ASTM A108
3. ALL BOLTS, NUTS AND WASHERS SHALL CONFORM TO THE REQUIREMENTS OF ASTM A325. ALL BOLTS SHALL BE 3/4" DIAMETER, MINIMUM.
4. ALL CONNECTIONS SHALL BE DESIGNED AND DETAILED BY THE FABRICATOR, USING RATIONAL ENGINEERING DESIGN AND STANDARD PRACTICE IN ACCORDANCE WITH THE REQUIREMENTS OF THE CONTRACT DOCUMENTS. THE CONNECTIONS CALCULATIONS SHALL BE SIGNED AND SEALED BY A STRUCTURAL ENGINEER LICENSED IN THE STATE OF ILLINOIS. THE GENERAL DETAILS SHOWN ON THE DRAWINGS ARE CONCEPTUAL ONLY AND, UNLESS SPECIFICALLY NOTED, DO NOT INDICATE THE REQUIRED NUMBER OF BOLTS OR WELD SIZES.
5. THE FABRICATOR/ERECTOR SHALL SUBMIT TO THE ARCHITECT, FOR REVIEW, ENGINEERED DRAWINGS CHECKED BY THE GENERAL CONTRACTOR SHOWING SHOP FABRICATION DETAILS, FIELD ASSEMBLY DETAILS AND ERECTION DIAGRAMS FOR ALL STRUCTURAL STEEL. ALL SHOP DRAWINGS MUST BE COMPLETE FOR ALL STRUCTURAL STEEL WITH BEAM SIZES, MARKS, ETC., SHOWN ON ERECTION PLANS.
6. ALL CONNECTIONS, UNLESS INDICATED OTHERWISE, SHALL BE SIMPLE SHEAR CONNECTIONS UTILIZING HIGH STRENGTH BEARING BOLTS IN SINGLE OR DOUBLE SHEAR WITH THREADS EXCLUDED FROM THE SHEAR PLANE. THE MINIMUM NUMBER OF BOLTS PER CONNECTION SHALL BE TWO (2).
7. STEEL BEAMS AND GIRDER CONNECTION SHALL BE DESIGNED USING ALLOWABLE STRENGTH METHOD FOR THE FOLLOWING UNFACTORED VERTICAL SHEAR REACTIONS, UNLESS NOTED OTHERWISE ON THE DRAWINGS:

W10, C10 20 KIPS
8. FURNISH AND INSTALL MISCELLANEOUS STEEL SUCH AS CURBS, HANGERS, STRUTS, BRACKETS, BRACES, ETC. AS CALLED FOR OR AS NECESSARY PER THE ARCHITECTURAL, MECHANICAL OR ELECTRICAL DRAWINGS.
9. ALL STRUCTURAL STEEL MEMBERS SHALL BE STRAIGHT AND FREE OF TWIST. COLUMN BEARING ENDS SHALL BE TRUE AND SQUARE. ALL COLUMNS SHALL BE PLUMB AND LEVEL BEARING.
10. ALL BEAMS SHALL BE FABRICATED WITH THE NATURAL CAMBER UP.
11. ALL COPEES, HOLES, OPENINGS AND MODIFICATIONS REQUIRED IN STRUCTURAL STEEL MEMBERS FOR ERECTION OR THE WORK OF OTHER TRADES SHALL BE SHOWN ON THE SHOP DRAWINGS FOR APPROVAL BY THE ARCHITECT/STRUCTURAL ENGINEER.
12. FIELD MODIFICATION OF STRUCTURAL STEEL IS PROHIBITED WITHOUT PRIOR APPROVAL OF THE ARCHITECT/STRUCTURAL ENGINEER.
13. ALL STEEL EXPOSED TO THE ELEMENTS OF WEATHER OR CORROSION SHALL RECEIVE ONE COAT OF APPROVED SHOP PAINT IN ADDITION TO RUST INHIBITIVE FIELD PAINT AS SPECIFIED IN ARCHITECTURAL SPECIFICATIONS.
14. AFTER FABRICATION, ALL STEEL SHALL BE CLEANED OF ALL RUST, LOOSE MILL SCALE AND OTHER FOREIGN MATERIALS. PRIMING IS REQUIRED FOR ALL STRUCTURAL STEEL, EXCEPT IN AREAS TO BE FIREPROOFED.
15. ALL WELDING ELECTRODES SHALL BE E70XX. MINIMUM FILLET WELD SIZE SHALL COMPLY WITH THE AISC REQUIREMENTS, BUT SHALL NOT BE LESS THAN 3/16 INCH, UNLESS NOTED OTHERWISE.
16. ALL WELDING WORK SHALL CONFORM TO THE AWS D1.1 STRUCTURAL WELDING CODE, LATEST EDITION, AND SHALL BE PERFORMED BY AWS CERTIFIED WELDERS.
17. SHOP AND FIELD TESTING AND INSPECTION OF STRUCTURAL STEEL FABRICATION AND ERECTION WORK, INCLUDING WELDED AND BOLTED CONNECTIONS, SHALL BE AS REQUIRED IN THE SPECIFICATION.

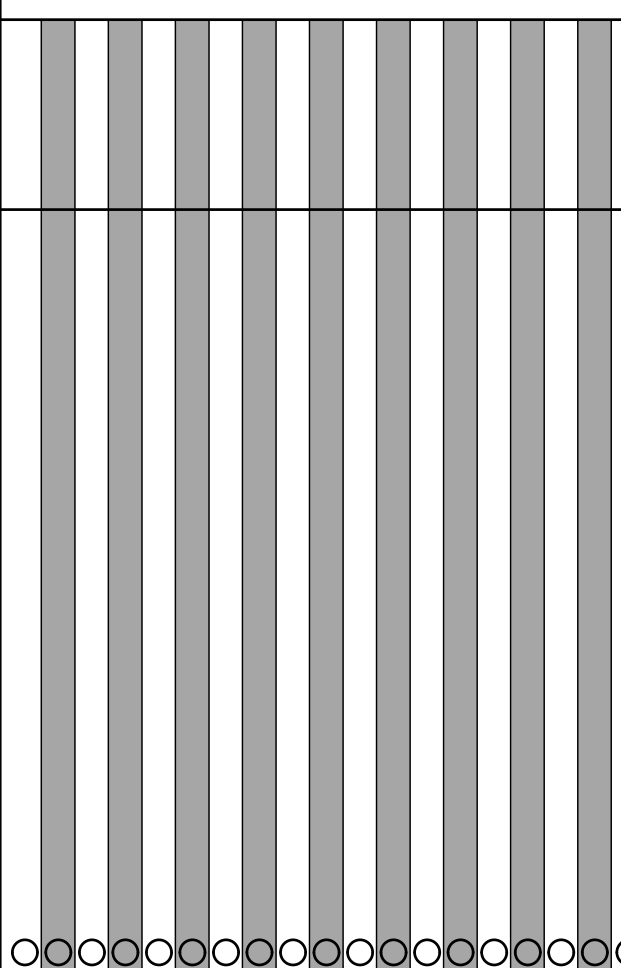
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AP Engineering PC
Consulting Structural Engineers
990 Grove Street, Suite 408
Evanston, IL 60201
t: (847) 328-9983
ap-structural.com

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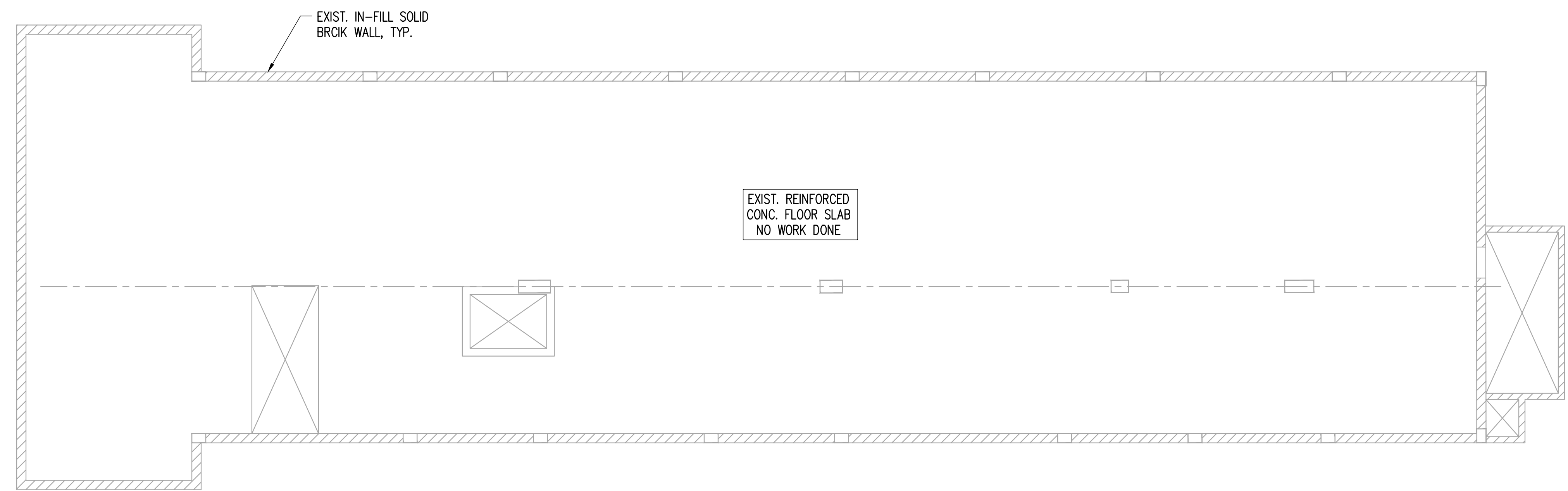
GENERAL STRUCTURAL NOTES

S0.1

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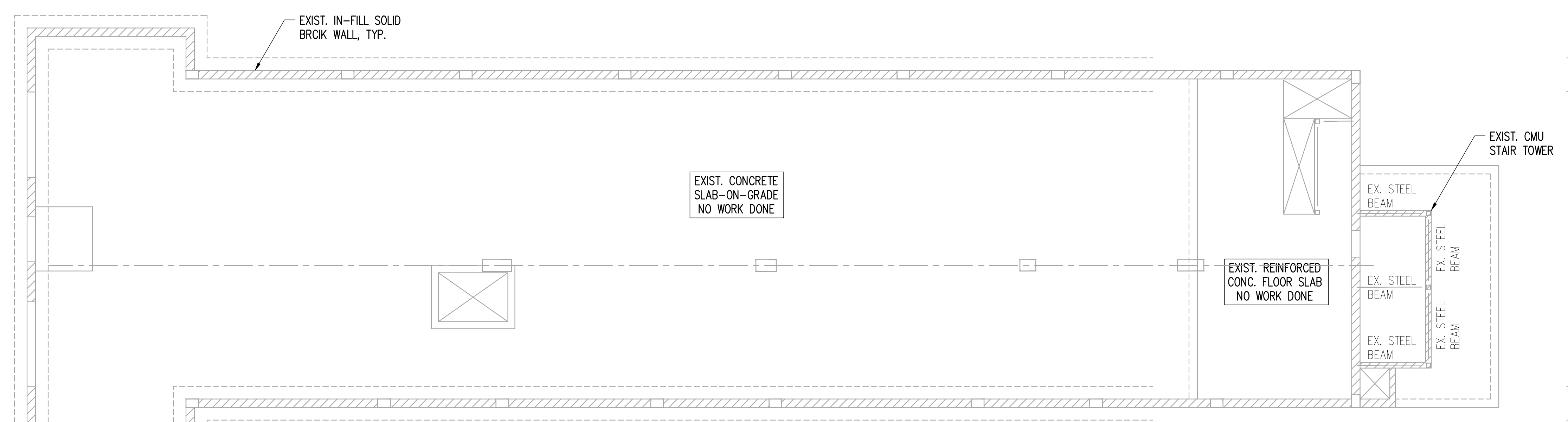
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REFER TO ARCHITECTURAL DRAWINGS FOR MORE INFORMATION REGARDING MASONRY REPAIRS



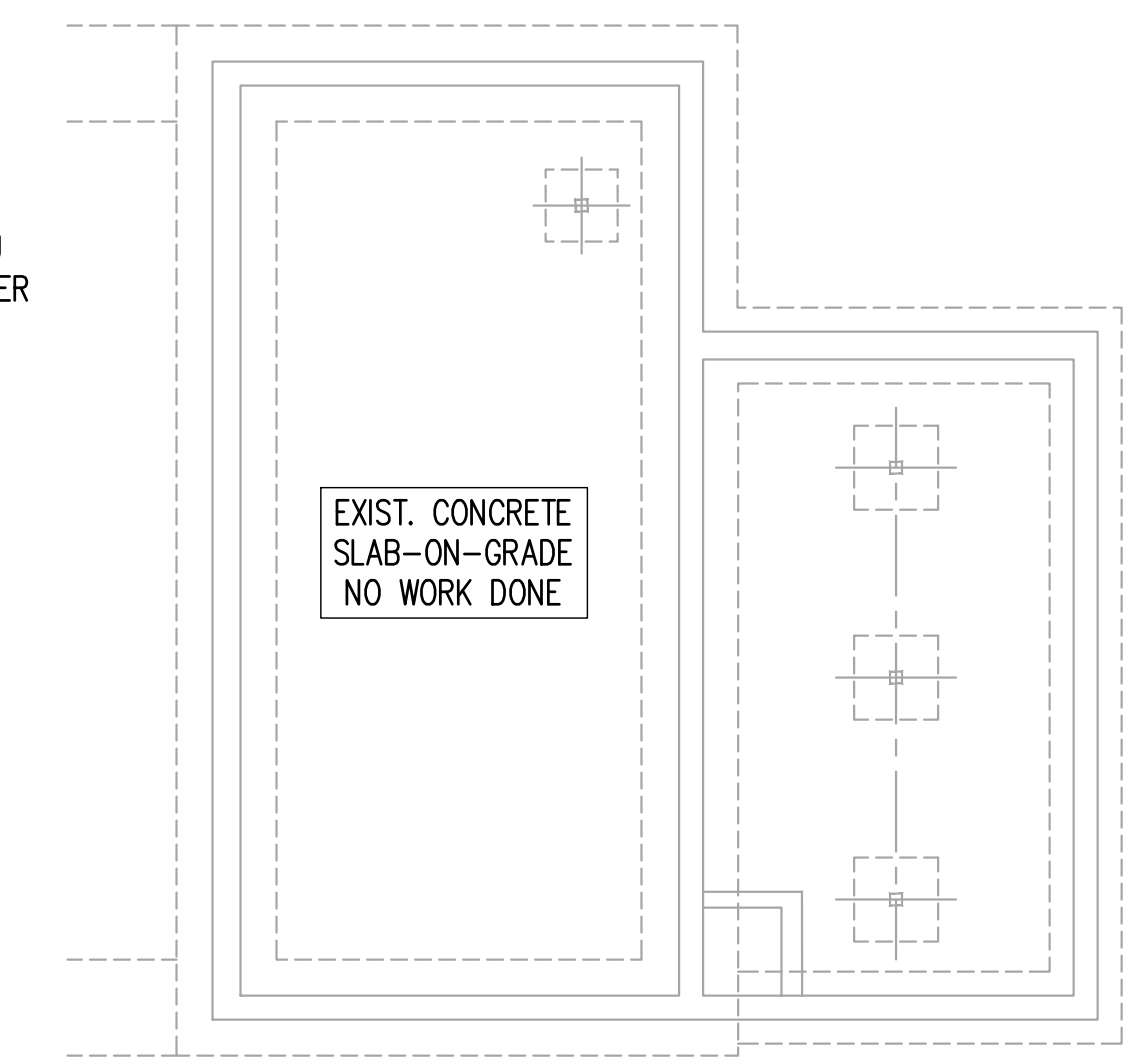
TYPICAL FLOOR FRAMING PLAN
SCALE: 1/8" = 1'-0"

- NOTES:
1. VERIFY ALL DIMENSIONS AND ELEVATIONS WITH ARCH. DWGS.
2. SEE SHEET S0.1 FOR GENERAL STRUCTURAL NOTES.



FIRST FLOOR FRAMING PLAN
SCALE: 1/8" = 1'-0"

- NOTES:
1. VERIFY ALL DIMENSIONS AND ELEVATIONS WITH ARCH. DWGS.
2. SEE SHEET S0.1 FOR GENERAL STRUCTURAL NOTES.



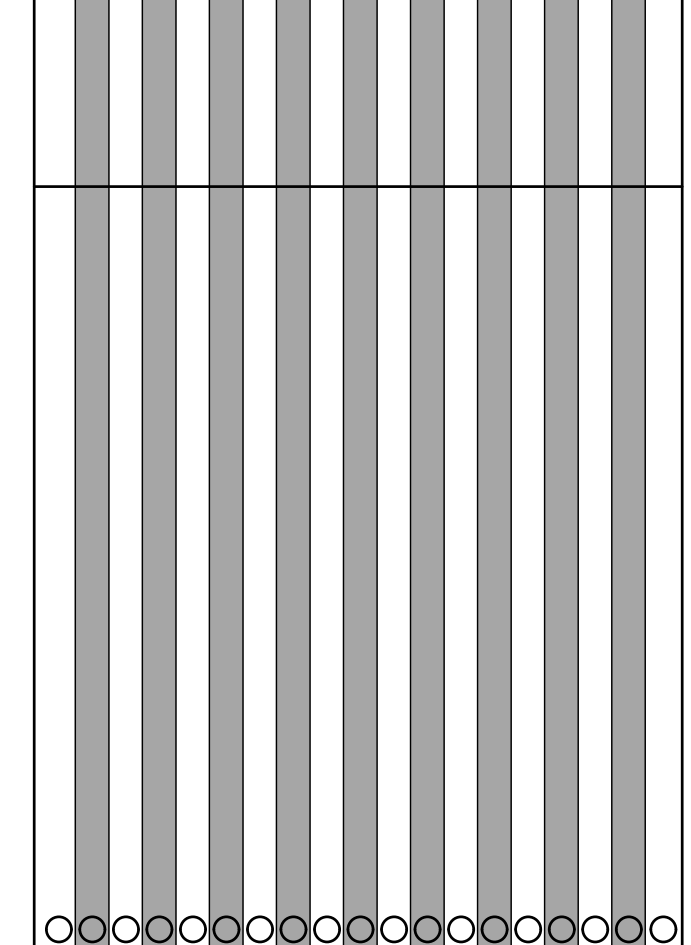
BASEMENT PLAN
SCALE: 1/8" = 1'-0"

- NOTES:
1. VERIFY ALL DIMENSIONS AND ELEVATIONS WITH ARCH. DWGS.
2. SEE SHEET S0.1 FOR GENERAL STRUCTURAL NOTES.

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AP Engineering PC
Consulting Structural Engineers
990 Grove Street, Suite 408
Evanston, IL 60201
t: (847) 328-9983
ap-structural.com

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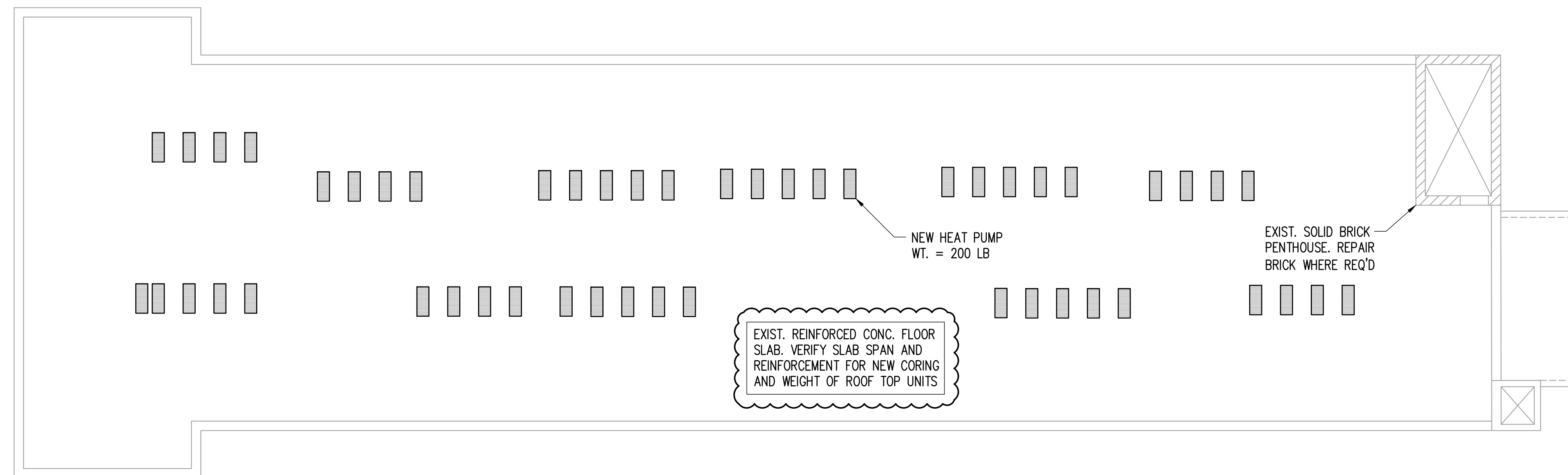
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FOUNDATION AND FIRST FLOOR FRAMING PLAN

S1.1



ROOF FRAMING PLAN
SCALE: 1/8" = 1'-0"

- NOTES:
 1. VERIFY ALL DIMENSIONS AND ELEVATIONS WITH ARCH. DWGS.
 2. SEE SHEET S0.1 FOR GENERAL STRUCTURAL NOTES.

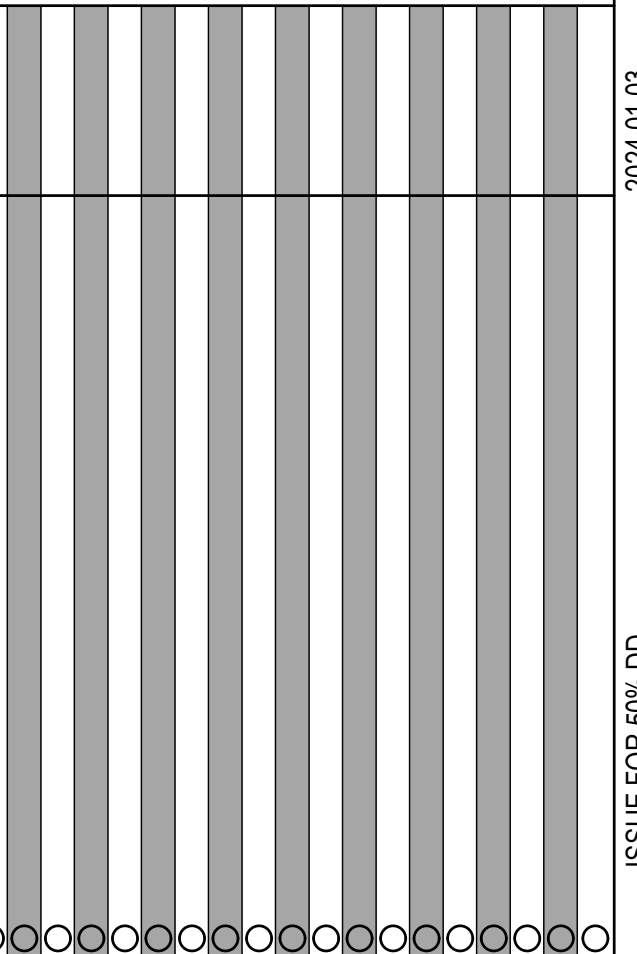
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AP Engineering PC
 Consulting Structural Engineers
 990 Grove Street, Suite 408
 Evanston, IL 60201
 t: (847) 328-9983
 ap-structural.com

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**SECOND AND THIRD
 FLOOR FRAMING PLAN**

S1.2

GENERAL DEMOLITION NOTES:

- CONTRACTORS SHALL VERIFY THE EXISTING CONDITIONS AT THE PROJECT SITE PRIOR TO BIDDING THE PROJECT.
- THIS PROJECT INCLUDES SELECTIVE DEMOLITION SCOPE IN EACH AREA OF THE BUILDING. THE SUBCONTRACTOR SHALL IDENTIFY IN THE FIELD AND DOCUMENT ANY AND ALL UTILITIES AND SERVICES THAT ARE TO REMAIN FOR THE PROPOSED DESIGN PRIOR TO THE START OF ANY DEMOLITION WORK.
- PROVIDE DEMOLITION NOT SHOWN BUT REQUIRED FOR INSTALLATION OF NEW SYSTEMS OR AS REQUIRED FOR THE COMPLETION OF THE WORK.
- DEMOLISHED ITEMS ARE SHOWN DASHED, BUT THE CONTRACTOR SHALL FIELD VERIFY AT THE SITE ALL ITEMS TO BE REMOVED AND INCLUDE THIS WORK IN THE BID PROPOSAL.
- ANY EQUIPMENT TO BE RE-USED ON SITE SHALL BE PROTECTED FROM DAMAGE AND DUST ACCUMULATION AND SHALL BE STORED OFFSITE OR LOCATED IN AN AREA AWAY FROM DEMOLITION ACTIVITY.
- DEMOLISH ALL UTILITIES CONCEALED BEHIND WALLS, CEILINGS AND FLOORS THAT ARE TO BE DEMOLISHED PER THE ARCHITECTURAL PLANS. VERIFY IN FIELD.
- SERVICES TO THE EXISTING BUILDING SHALL BE KEPT IN CONTINUOUS OPERATION INCLUDING SEWERS, DOMESTIC HOT AND COLD WATER, HVAC SYSTEMS AND ELECTRICAL SERVICE THROUGHOUT THE OCCUPIED AREAS. ANY NECESSARY INTERRUPTION OF THESE SERVICES TO ACCOMPLISH PROJECT CONSTRUCTION SHALL BE ARRANGED (BY THE SUBCONTRACTOR INVOLVED) THROUGH THE GENERAL CONTRACTOR GIVING THE OWNER A MINIMUM OF TEN (10) WORKING DAYS ADVANCE NOTICE. TEMPORARY SERVICES SHALL BE REMOVED BY INVOLVED SUBCONTRACTOR ONLY AFTER NEW PERMANENT SERVICES ARE INSTALLED AND FULLY OPERATIONAL.
- CONTRACTORS SHALL BE RESPONSIBLE FOR THEIR OWN DEMOLITION, REMOVAL, CAPPING, STORING AND PROTECTING, ABANDONING, DISCONNECTING, RELOCATING AND RECONNECTION OF EXISTING EQUIPMENT AND MATERIAL, ALL IN ACCORDANCE WITH TRADITIONAL TRADE JURISDICTION RULES THAT MAY APPLY IN THE AREA WHERE PROJECT IS LOCATED. ANY DISPUTES BETWEEN CONTRACTORS AS TO JURISDICTIONAL RESPONSIBILITIES FOR THIS WORK SHALL BE RESOLVED BY THE OWNER AND DESIGN TEAM AS TO PARTICULAR CONTRACTOR RESPONSIBILITY AND THEIR DECISION SHALL BE FINAL AT NO ADDITIONAL COST TO CONTRACT. ALL CUTTING OF EXISTING BUILDING CONSTRUCTION, SUCH AS FINISHED WALLS AND CEILINGS TO REMAIN, AS REQUIRED TO ACCOMMODATE DEMOLITION AND/OR REMOVAL OF EXISTING EQUIPMENT SHALL BE THE RESPONSIBILITY OF THE CONTRACTORS IN COLLABORATION WITH THE GENERAL CONTRACTOR. THE CONTRACTOR SHALL REMOVE BUILDING CONSTRUCTION ONLY AS REQUIRED TO PROVIDE FOR THE DEMOLITION OF THEIR RELATED SYSTEMS TO BE REMOVED AND SHALL AVOID EXCESS REMOVAL OF FINISHED SURFACES TO REMAIN.
- EACH SUBCONTRACTOR SHALL PATCH AND FILL IN ALL EXISTING PIPE, DUCT, CONDUIT AND EQUIPMENT SLEEVES, OPENINGS, CAVITIES, ETC. THROUGH AND IN EXISTING BUILDING CONSTRUCTION AFTER REMOVAL AND DEMOLITION OF EXISTING ITEMS OF MATERIAL AND EQUIPMENT.
- ALL SUBCONTRACTORS SHALL VERIFY SIZE OF ALL EXISTING OPENINGS, DOORS, ETC. FOR GETTING EQUIPMENT AND MATERIAL OUT OF BUILDING FROM ITS LOCATION WITHIN THE BUILDING. EACH SUBCONTRACTOR SHALL PROVIDE ANY NEW OR ENLARGED OPENINGS IN EXISTING BUILDING CONSTRUCTION REQUIRED TO FACILITATE EXITING OF THEIR EQUIPMENT/MATERIAL AND RESTORE SUCH OPENINGS TO THEIR ORIGINAL STATE AFTER COMPLETION.
- ALL SUBCONTRACTORS SHALL REFER TO ALL RELEVANT CONTRACT DRAWINGS (BEFORE SUBMITTING THEIR RESPECTIVE BIDS) TO FAMILIARIZE THEMSELVES WITH EXTENT OF GENERAL CONTRACT WORK AND MORE SPECIFICALLY TO NOTE WHERE EXISTING CONSTRUCTION IS BEING REMOVED.
- SEQUENCE OF ALL WORK SHALL BE IN STRICT ACCORDANCE WITH ARCHITECT/ENGINEER/OWNER/GENERAL CONTRACTOR STIPULATION AS SPECIFIED AND/OR DIRECTED.
- EACH SUBCONTRACTOR SHALL BE RESPONSIBLE FOR THEIR OWN CLEAN-UP THROUGHOUT THE COURSE OF DEMOLITION AND NEW CONSTRUCTION. IN THE EVENT THEY FAIL TO PROVIDE SUCH CLEAN-UP, THE GENERAL CONTRACTOR WILL PERFORM THE CLEAN-UP AND THE NEGLIGENT CONTRACTOR SHALL PAY TO GENERAL CONTRACTOR THE ASSOCIATED BACK-CHARGES AS DEEMED APPROPRIATE BY THE GENERAL CONTRACTOR.
- CONTRACTOR SHALL FURNISH AND INSTALL ALL AUXILIARY SUPPORTING STEEL AS REQUIRED FOR PROPER SUPPORTING OF THEIR PIPING, EQUIPMENT, ETC. ALL SUPPORTING OF PIPING, EQUIPMENT AND AUXILIARY STEEL SHALL BE FROM ADEQUATE BUILDING STRUCTURAL MEMBERS.
- WHERE EVER EXTENSION, CONNECTIONS OR CAPS ARE MADE TO EXISTING PIPING AND DAMAGED INSULATION RESULTS FROM SUCH CONNECTION, EXTENSION OR CAPPING, INSULATION SHALL BE REPAIRED AND/OR REPLACED IN A MANNER TO MATCH EXISTING BY THE CONTRACTOR INVOLVED.
- SUBCONTRACTOR SHALL NOT CUT ANY EXISTING FLOOR JOISTS OR STRUCTURAL MEMBERS.
- ALL EXISTING MATERIAL AND EQUIPMENT NOTED TO BE REMOVED SHALL BE SUBJECT TO REVIEW BY THE OWNER WHO SHALL HAVE THE OPTION OF RECOVERING ANY ITEMS THE OWNER MAY WANT. THESE ITEMS SHALL BE CAREFULLY REMOVED SO AS NOT TO SUFFER DAMAGE. EXCEPT FOR THOSE ITEMS TO BE RECOVERED BY OWNER AND EXCEPT FOR THOSE ITEMS NOTED ON DRAWINGS TO BE RETAINED AND/OR RELOCATED, ALL EXISTING EQUIPMENT AND MATERIAL IN AREAS OF THE PROJECT SCHEDULED FOR DEMOLITION SHALL BECOME PROPERTY OF THE CONTRACTOR AND BE REMOVED FROM THE PREMISES AND PROPERLY DISPOSED OF.
- EXISTING EQUIPMENT AND MATERIAL IN AREAS OF PROJECT SHALL BE REMOVED GENERALLY AS FOLLOWS. WHERE SUCH SERVICES SERVE AN ADJACENT AREA, WHICH IS NOT PART OF THIS SCOPE OF DEMOLITION WORK, SUCH SYSTEMS SHALL REMAIN IN SERVICE. IF REQUIRED TO ACCOMMODATE THE SCOPE OF WORK WITHIN THIS CONTRACT AND IN ORDER TO MAINTAIN EXISTING FEED THROUGH SERVICES, SUCH SERVICES SHALL BE RE-ROUTED AS PART OF THIS WORK.
- UNDERGROUND AND HIDDEN PIPING HAS BEEN SHOWN FROM THE BEST AVAILABLE INFORMATION, WHICH INCLUDES A COMBINATION OF SITE INVESTIGATION AND KNOWLEDGE OF STANDARD CONSTRUCTION PRACTICES, AND CORRELATION WITH THE ORIGINAL BUILDING DESIGN DRAWINGS, A COPY OF WHICH CAN BE MADE AVAILABLE TO THE CONTRACTOR UPON REQUEST. VERIFICATION OF ALL UTILITIES SHOWN OR NOT SHOWN, WILL BE THE RESPONSIBILITY OF THE CONTRACTOR.
- SEE OTHER SHEETS IN THIS SET FOR ADDITIONAL DEMOLITION AND CONSTRUCTION NOTES AND INFORMATION.
- SUBCONTRACTOR TO NOTIFY GENERAL CONTRACTOR IMMEDIATELY OF ANY REMAINING ASBESTOS FOUND WHILE CONDUCTING DEMOLITION WORK. SUBCONTRACTOR SHALL NOT TRY TO REMOVE OR MODIFY ANY REMAINING ASBESTOS WITHOUT FOLLOWING APPROPRIATE GUIDELINES.

MECHANICAL DEMOLITION NOTES:

- THE MECHANICAL CONTRACTOR SHALL PROVIDE TEMPORARY HEATING AND COOLING THROUGHOUT THE AREA OF WORK AS REQUIRED BY THE ARCHITECT, OWNER AND GENERAL CONTRACTOR.
- ALL EXISTING HVAC INSULATION ON DUCTWORK AND REFRIGERATION PIPING TO REMAIN SHALL BE INSPECTED FOR DAMAGE AND RESTORED TO NEW OR LIKE-NEW CONDITION.
- EXISTING TO REMAIN AIR DEVICES, SUPPORTS, DUCT SYSTEMS, MOTORS, AND EQUIPMENT SHALL BE INSPECTED FOR NOISE AND VIBRATION ISSUES AND ADJUSTED AS NECESSARY TO BE AS QUIET AS POSSIBLE.

HVAC GENERAL NOTES:

- THIS CONTRACTOR SHALL FURNISH AND INSTALL ALL EQUIPMENT, MATERIAL AND LABOR NECESSARY TO COMPLETE THE HVAC AND RELATED SYSTEMS AS SHOWN AND IMPLIED FROM THESE NOTES AND DRAWINGS. THE HVAC CONTRACTOR SHALL FURNISH AND INSTALL ALL EQUIPMENT AND APPURTENANCES NECESSARY FOR COMPLETE WORKING HVAC SYSTEMS.
- THE HVAC/MECHANICAL CONTRACTOR AND ALL SUBCONTRACTORS ARE TO VERIFY THE EXACT SCOPE AND RESPONSIBILITY OF THEIR WORK WITH THE OWNER/GENERAL CONTRACTOR PRIOR TO THE START OF THEIR WORK.
- ALL SUBCONTRACTORS SHALL COORDINATE WITH THE GENERAL CONTRACTOR FOR THE SCOPE OF FIRE STOPPING AROUND ALL PENETRATIONS THROUGH ALL FIRE-RATED WALLS AND CEILINGS. FIRE-STOPPING SHALL BE EQUAL IN FIRE-RATING TO WALLS, FLOORS AND CEILINGS WHICH PENETRATIONS PASS THROUGH. SEE ARCHITECTURAL PLANS FOR FIRE-RATING REQUIREMENTS. FIRE STOPPING INSTALLATION SHALL BE BY THIS CONTRACTOR UNLESS NOTED OTHERWISE.
 - FOR LARGER OPENINGS WITH MULTIPLE PENETRATING MEMBERS, AN INTUMESCENT COMPOSITE SHEET SHALL BE PROVIDED AND INSTALLED ACCORDING TO THE LISTED UL ASSEMBLY INSTRUCTIONS. PROVIDE SPECSEAL COMPOSITE SHEET OR EQUAL.
 - AN ENGINEERING JUDGEMENT MAY BE PROVIDED BY THE CONTRACTOR FOR ALTERNATE FIRESTOPPING METHODS.
- ALL MATERIALS, WORKMANSHIP AND INSTALLATION SHALL COMPLY WITH ALL APPLICABLE BUILDING CODES, ADDENDA AND ORDINANCES AS DEFINED BY THE AUTHORITY HAVING JURISDICTION AS OF THE DATE OF THIS DRAWING RELEASE. THE INSTALLATION SHALL ALSO MEET PUBLISHED OWNER REQUIREMENTS AS WELL AS THE FOLLOWING CODES, INCLUDING, BUT NOT LIMITED TO, IHDA, ENTERPRISE GREEN COMMUNITIES, DOH, IDPH, ASHRAE AND SMACNA CODES, AS WELL AS THE LATEST OSHA REQUIREMENTS. WHERE ANY PART OF THE WORK INDICATED IS NOT IN ACCORDANCE WITH THESE REQUIREMENTS, THIS CONTRACTOR SHALL NOTIFY THE ARCHITECT AND MAKE ALL CHANGES REQUIRED BY THE ENFORCING AUTHORITIES IN A MANNER APPROVED BY THE ARCHITECT AND WITHOUT ADDITIONAL COST TO THE OWNER. ALL WORKMANSHIP SHALL BE FIRST CLASS IN EVERY RESPECT AND PERFORMED ONLY BY SKILLED TRADESMEN. ALL EQUIPMENT TO BE UL LISTED.
- THE HVAC CONTRACTOR AND ALL SUBCONTRACTORS ARE TO GUARANTEE ALL WORK AND MATERIAL FOR 12 MONTHS FROM DATE OF FINAL COMPLETION OF THE PROJECT AGAINST ALL DEFECTS OF MATERIAL, EQUIPMENT AND WORKMANSHIP. ALL DEFECTS SHALL BE CORRECTED AT NO COST TO THE OWNER DURING THE GUARANTEE PERIOD. THIS CONTRACTOR SHALL SUBMIT TO GENERAL CONTRACTOR HIS OWN AND EACH EQUIPMENT MANUFACTURERS WRITTEN CERTIFICATES WARRANTING THAT EACH ITEM OF EQUIPMENT FURNISHED COMPLIES WITH ALL REQUIREMENTS OF THE DRAWINGS AND SPECIFICATIONS. THE CONTRACTOR SHALL ALSO WARRANT EXISTING EQUIPMENT THAT HAS BEEN RECOMMISSIONED AS PART OF THIS WORK.
- THE HVAC CONTRACTOR SHALL PROVIDE ALL TEMPORARY HEATING AND COOLING REQUIREMENTS DURING CONSTRUCTION AS REQUIRED BY THE ARCHITECT AND GENERAL CONTRACTOR. NO NEW OR EXISTING HVAC EQUIPMENT SHALL BE USED FOR TEMPORARY CONDITIONING UNLESS RETURN OPENINGS ARE FULLY PROTECTED WITH CONSTRUCTION FILTERS AND THE USE IS EXPLICITLY AUTHORIZED BY EQUIPMENT MANUFACTURER TO NOT VOID THE WARRANTY. THE CONTRACTOR SHALL ADDITIONALLY WARRANT EQUIPMENT THAT IS INITIATED PRIOR TO THE SUBSTANTIAL COMPLETION DATE TO MEET THE PROJECT WARRANTY REQUIREMENT.
- VERIFICATION OF EXISTING CONDITIONS
 - THE MECHANICAL CONTRACTOR SHALL VISIT THE SITE AND SHALL FAMILIARIZE HIMSELF WITH EXISTING CONDITIONS WHICH WILL AFFECT THE WORK TO BE PERFORMED. VERIFY WITH THE BUILDING OWNER IF ANY EXISTING ITEMS MAY BE REUSED AS PART OF THE SCOPE OF WORK, AND INSPECT THE CONDITION OF SUCH ITEMS. THE SUBMISSION OF A PROPOSAL BY THIS CONTRACTOR SHALL BE CONCLUSIVE EVIDENCE THAT THESE SITE EVALUATIONS AND CORRESPONDENCE HAVE BEEN MADE. NO ALLOWANCE SHALL SUBSEQUENTLY BE MADE ON THE CONTRACTOR'S BEHALF FOR EXTRA EXPENSE INCURRED DUE TO FAILURE OR NEGLECT ON THEIR PART TO MAKE THIS VISIT AND EXAMINATION.
 - VERIFY IN FIELD LOCATIONS OF EXISTING UTILITIES.
- THE HVAC CONTRACTOR SHALL OBTAIN AND PAY FOR ALL NECESSARY PERMITS AS REQUIRED FOR HIS WORK AND PAY FOR ALL NECESSARY INSPECTIONS AS REQUIRED.
- VERIFY FLOOR PLANS AND LAYOUTS WITH CURRENT ARCHITECTURAL FLOOR PLANS AND WITH THE GENERAL CONTRACTOR REVISIONS. ALL WORK SHALL BE LAID OUT BY HVAC CONTRACTOR AT THE BUILDING IN CONSULTATION WITH THE ARCHITECT, OWNER, GENERAL CONTRACTOR AND THOSE INSTALLING WORK UNDER OTHER TRADES.
- THE GENERAL CONTRACTOR CONDITIONS, SUPPLEMENTARY CONDITIONS AND GENERAL REQUIREMENTS ARE PART OF THIS SCOPE OF WORK. THE INSTALLATION SHALL MEET OWNER GUIDELINES.
- THE DRAWINGS & DIAGRAMS ARE SCHEMATIC. ACTUAL ROUTING OF ALL DUCTWORK AND PIPING IS TO BE REVIEWED WITH THE GENERAL CONTRACTOR. THE HVAC CONTRACTOR IS RESPONSIBLE FOR CONFORMITY WITH REQUIREMENTS OF THE PLANS AND NOTES, CORRECT DETAILS AND FIT OF THE PARTS WHEN ASSEMBLED.
- THIS CONTRACTOR SHALL FOLLOW DRAWINGS IN LAYING OUT WORK AND CHECKING DRAWINGS OF OTHER TRADES TO VERIFY SPACES IN WHICH WORK WILL BE INSTALLED. MAINTAIN MAXIMUM HEADROOM AND SPACE CONDITIONS AT ALL POINTS. WHERE HEADROOM OR SPACE CONDITIONS APPEAR INADEQUATE, ENGINEER SHALL BE NOTIFIED BEFORE PROCEEDING WITH INSTALLATION.
- UNLESS NOTED OTHERWISE, ALL NEWLY INSTALLED MECHANICAL EQUIPMENT AND MATERIALS SHALL BE NEW AND OF THE BEST QUALITY.
- SEE MECHANICAL EQUIPMENT SPECIFIED IN THESE CONSTRUCTION DOCUMENTS. SUBSTITUTIONS FOR SPECIFIED EQUIPMENT ARE ACCEPTABLE IF APPROVED BY THE ARCHITECT/ENGINEER OR OWNER IN WRITING. ALL EQUIPMENT SHALL BEAR A UL LABEL.
- THE HVAC CONTRACTOR SHALL COOPERATE TO ELIMINATE CONFLICTS WITH OTHER TRADES AND SHALL BE RESPONSIBLE FOR ALL CONFLICTS BETWEEN HIS WORK AND THAT OF OTHERS. SPECIFICALLY, BUT NOT LIMITED TO PLUMBING, ELECTRICAL AND CARPENTRY CONTRACTORS.
- THE HVAC CONTRACTOR IS RESPONSIBLE FOR ALL CUTTING AND PATCHING CAUSED BY THE HVAC SCOPE OF WORK UNLESS DIRECTED OTHERWISE BY THE GENERAL CONTRACTOR. THIS CONTRACTOR IS NOT TO CUT ANY STRUCTURAL MEMBER.
- LABOR SHALL BE PERFORMED RAPIDLY, CONSISTENT WITH THE PROJECT SCHEDULE AND IN A WORKMANLIKE MANNER TO THE SATISFACTION OF THE GENERAL CONTRACTOR AND OWNER.
- THIS CONTRACTOR SHALL PROVIDE ALL NECESSARY SUPPORTS AND HANGERS FOR HVAC EQUIPMENT, DUCTING AND PIPING AS REQUIRED. SUPPORTS SHALL BE VIBRATION ISOLATION TYPE WHEN ATTACHED TO ROTATING OR VIBRATING EQUIPMENT OR SYSTEMS.
- THE HVAC CONTRACTOR IS RESPONSIBLE FOR CLEANUP AND REMOVAL OF ANY LEFT-OVER MATERIAL OR RUBBISH CAUSED BY THE INSTALLATION OF THIS WORK. ALL SUCH MATERIAL SHALL BE REMOVED FROM THE JOB SITE DAILY OR AS REQUESTED BY THE GENERAL CONTRACTOR, ARCHITECT, OR OWNER.
- PROTECT ALL EQUIPMENT, WORK AND MATERIAL FROM DAMAGE DUE TO ANY CAUSE.

- TESTING OF THE ENTIRE HVAC AND RELATED SYSTEMS SHALL BE MADE, AND ALL COSTS INVOLVED SHALL BE INCLUDED AS PART OF THE CONTRACT. FURNISH ALL GAUGES, INSTRUMENTS, TEST EQUIPMENT AND PERSONNEL REQUIRED FOR THE TEST. ADJUST ALL EQUIPMENT TO PERFORM WITH THE LEAST POSSIBLE NOISE AND VIBRATION CONSISTENT WITH ITS DUTY. QUIETNESS OF OPERATION OF ALL EQUIPMENT IS A REQUIREMENT. ANY EQUIPMENT PRODUCING OBJECTIONABLE NOISE IN OCCUPIED SPACES SHALL BE REPAIRED OR REMOVED AND REPLACED WITH SATISFACTORY EQUIPMENT.
- WHEREVER EXTENSIONS, CONNECTIONS OR CAPS ARE MADE TO EXISTING DUCTWORK OR PIPING; INSULATION DAMAGED FROM THIS WORK SHALL BE REPAIRED OR REPLACED IN MANNER TO MATCH EXISTING BY THE CONTRACTOR INVOLVED. ALL PIPING AND DUCTWORK WHICH IS TO BE ABANDONED IN PLACE SHALL BE CAPPED AND SEALED.
- ALL EXISTING PIPE, DUCT, AND EQUIPMENT INSULATION WHICH IS DISCOVERED TO BE DAMAGED OR MISSING OR DEFECTIVE DURING CONSTRUCTION SHALL BE REPLACED OR RESTORED WITH NEW PRODUCTS THAT MEET THE PROJECT SPECIFICATIONS AND CURRENT CODE REQUIREMENTS.
 - PROVIDE VAPOR BARRIER TAPES AND SEALANTS ON AL COLD WATER SERVICES IN ADDITION TO INSULATION TO MITIGATE CONDENSATION BUILDUP ON PIPING. REPAIR DAMAGED VAPER BARRIERS DISCOVERED THROUGHOUT THE PROJECT.
- VRF PIPING:
 - ALL REFRIGERANT PIPING SHALL BE INSTALLED IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS. NO ADDITIONAL SIGHT GLASSES OR FILTER/DRYERS SHALL BE REQUIRED. ALL FIELD INSTALLED REFRIGERANT PIPING SHALL BE NITROGENIZED ACR COPPER TUBING AND SHALL BE MEET ASTM B280. ALL BRANCH PIPING JOINTS SHALL BE APPROVED BY THE MANUFACTURER.
 - THE REFRIGERATION INSTALLATION SHALL BE COMPLIANT WITH ASHRAE 15 AND ASHRAE 32. COSTS ASSOCIATED WITH MODIFICATIONS TO THE DESIGN TO ACHIEVE COMPLIANCE TO THIS STANDARD SHALL BE BORNE BY THE CONTRACTOR/MANUFACTURER OR BOTH, AT NO ADDITIONAL EXPENSE TO THE OWNER.
- AIR DISTRIBUTION:
 - DUCTWORK CONSTRUCTION: DUCTWORK SHALL BE FABRICATED FROM GALVANIZED SHEET METAL IN ACCORDANCE WITH THE STANDARDS OF THE AMERICAN SOCIETY FOR HEATING, REFRIGERATING AND AIR CONDITIONING ENGINEERS (ASHRAE) AND THE SHEET METAL AND AIR CONDITIONING CONTRACTORS NATIONAL ASSOCIATION (SMACNA). ALL BRANCHES SHALL BE FURNISHED WITH OPPOSABLE BLADE DAMPERS OR SIMILAR BALANCING DEVICES TO ACHIEVE AIRFLOW RATES SHOWN ON PLANS +/-10% OF LISTED CFM. PROVIDE ACCESS TO ALL BALANCING DEVICES. RETURN DUCTS MAINS SHALL BE CONSTRUCTED WITH A MINIMUM OF TWO 90 DEGREE BENDS, NO LINE OF SIGHT TO THE FAN INLET FROM THE RETURN GRILL, AND BE LINED A MINIMUM OF 10' FROM THE UNIT FOR SOUND ATTENUATION.
 - VENTILATION SYSTEMS SHALL BE BALANCED BY AN APPROVED METHOD. PROVIDE A TEST AND BALANCE REPORT TO THE MUNICIPALITY PRIOR TO THE FINAL INSPECTION FOR THEIR FILE. ALSO PROVIDE A COPY TO THE FIELD INSPECTOR AT TIME OF FINAL INSPECTION.
 - ALL DUCTWORK SHALL BE SUSPENDED AS HIGH AS POSSIBLE FOR MAXIMUM HEAD HEIGHTS AND CLEARANCES FROM EQUIPMENT.
 - ALL WALL MOUNTED RETURN AIR DEVICES SHALL HAVE BLADES FACING UP TO AVOID LINE OF SIGHT FROM THE FLOOR TO THE BACK OF THE DUCTWORK. IF THIS ISN'T POSSIBLE THE CONTRACTOR SHALL PAINT THE VISIBLE DUCTWORK THROUGH THE GRILL WITH FLAT BLACK PAINT.
 - INSTALL A MINIMUM 12"x12" ACCESS DOOR TO THE INLET SIDE OF ALL INLINE FANS, FILTER SECTIONS AND DAMPERS INCLUDING BUT NOT LIMITED TO MOTORIZED, FIRE, AND SMOKE. ACCESS DOOR SHALL BE AIR TIGHT WITH THUMB SCREW LOCKING MECHANISM. COORDINATE LOCATIONS OF EACH ACCESS WITH THE CEILING PLAN AND IN THE FIELD WITH THE OWNER AND ARCHITECT.
 - ALL AIR DEVICES SHALL BE SIZED FOR AIR FLOW INDICATED AND CONNECTING DUCT SIZE WITH NC RATING < 25, WHICHEVER PROVIDE A LARGER AIR DEVICE. FINAL FINISHES SHALL BE APPROVED BY ARCHITECT
- FIRE DAMPERS AND FIRE/SMOKE DAMPERS SHALL BE DYNAMIC TYPE, UP TO 4" W.G. DUCT PRESSURE CLASS AND 2000 FPM VELOCITY. 165F RATED FUSIBLE LINKS, RATED AND LABELED ACCORDING TO U.L. 555 BY NRTL. INCLUDE MOUNTING SLEEVE WITH APPROPRIATE LENGTH FOR EACH APPLICATION. HORIZONTAL DAMPERS SHALL INCLUDE BLADE LOCK AND STAINLESS-STEEL CLOSURE SPRING.
- ALL SMOKE DAMPERS AND FIRE/SMOKE DAMPERS SHALL BE RATED AND LABELED ACCORDING TO U.L. 555S BY NRTL. WIRED FOR SINGLE POINT POWER CONNECTIONS, 120VAC. INCLUDE MOUNTING SLEEVE WITH APPROPRIATE LENGTH FOR EACH APPLICATION. TWO-POSITION ACTION MOTORS, SPRING RETURN. TEST AND RESET SWITCHES SHALL BE REMOTE MOUNTED. COORDINATE WITH ELECTRICAL CONTRACTOR AND FIRE ALARM CONTRACTOR FOR FIRE ALARM RELAY CONTROL OF DAMPERS.
- DUCT INSULATION AND DUCT SIZING NOTES: DUCT SIZES SHOWN ARE AIR PATHWAY SIZES AND DO NOT ACCOUNT FOR INSULATION THICKNESS. OR DUCT SIZES ARE SHEET METAL SIZES AND ACCOUNT FOR INSULATION. SEE BELOW FOR SPECIFIC INSULATION REQUIREMENTS AND REFER TO SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS:
 - ALL CONCEALED SUPPLY & RETURN DUCTWORK AND DUCTWORK ROUTED THROUGH UNCONDITIONED SPACE SHALL BE INSULATED WITH R-6 DUCT INSULATION UNLESS NOTED OTHERWISE.
 - EXPOSED RETURN DUCTWORK SHALL HAVE MINIMUM 1/2" FIBERGLASS DUCT LINER FOR SOUND ATTENUATION A MINIMUM OF 10' FROM THE FAN INLET.
 - ALL UNTEMPERED OUTDOOR AIR DUCTWORK AND ERV EXHAUST DUCTWORK WITHIN THE BUILDING THERMAL ENVELOPE SHALL BE INSULATED WITH 4" INCH FIBERGLASS DUCT WRAP INSULATION WITH AN R-VALUE NOT LESS THAN R-12.
 - FLEX DUCT SHALL BE INSULATED TYPE AND BE SHORTER THAN 5'.
- ALL DUCTS, AIR HANDLERS AND FILTER BOXES SHALL BE SEALED IN ACCORDANCE WITH SECTION 603.9 OF THE INTERNATIONAL MECHANICAL CODE.
- ALL DUCTS WHICH ARE CALLED OUT TO BE SLOPED SHALL BE CONSTRUCTED WITH OVERLAPPING OR FLANGED JOINTS. OVERLAPPED JOINTS SHALL BE ORIENTED WITH THE MALE END FACING DOWNWARD, SUCH THAT ANY LIQUID INSIDE THE DUCT WILL FLOW DOWNWARD WITHOUT LEAKING OUT OR BUILDING PRESSURE AGAINST THE JOINT SEALANT.
- FUEL FIRED EQUIPMENT VENTING:
 - VENTING OF ALL FUEL GAS FIRED APPLIANCES AND EQUIPMENT MUST CONFORM TO THE INTERNATIONAL FUEL GAS CODE.
 - ALL CATEGORY IV FUES SHALL HAVE HORIZONTAL RUNS SLOPING NOT LESS THAN 1/4" PER FOOT BACK TO THE UNIT IN ORDER TO PREVENT BUILDUP OF CONDENSATE. CONDENSATE SHALL BE ROUTED THROUGH A CONDENSATE NEUTRALIZER PRIOR TO DRAINING INTO THE SANITARY SYSTEMS.

27.TEMPERATURE CONTROL DESIGN:

- ENERGY STAR AND IECC 2018 COMPLIANT THERMOSTATS SHALL BE PROVIDED FOR ALL PUBLIC AREAS. THERMOSTATS SHALL BE 7-DAY PROGRAMMABLE AND SUITABLE TO CONTROL SPECIFIED EQUIPMENT AND UNIT ACCESSORIES ACCORDING TO THE EQUIPMENT MANUFACTURER'S INSTRUCTIONS.
 - PROGRAM THERMOSTAT LIMITS TO MATCH POAH'S BOD REQUIREMENTS, UPPER HEATING LIMIT SHALL BE 74F.
 - ADHERE TO ANY ADDITIONAL TEMPERATURE CONTROL REQUIREMENTS DEFINED IN THE EQUIPMENT SCHEDULES.
- 28."RECORD" DRAWINGS SHALL BE MAINTAINED AS THE JOB PROGRESSES, ON RECORD PRINTS OF ALL CONCEALED PIPING, DUCTWORK AND EQUIPMENT IN THE ENTIRE CONTRACT. DRAWINGS SHALL CONTAIN JOB RECORDED LAYOUTS WITH DIMENSION LOCATIONS OF ALL CONCEALED PIPING. SUBMIT AS BUILT DRAWINGS TO ARCHITECT.
- 29.PRIOR TO SUBMITTING A PROPOSAL, THE HVAC CONTRACTOR SHALL VERIFY ANY AND ALL REQUIREMENTS RELATED TO THE AMERICANS WITH DISABILITIES ACT (ADA) AS THEY PERTAIN TO AREAS CLASSIFIED AS SUCH ON THE ARCHITECTURAL PLANS. ANY MODIFICATIONS REQUIRED TO THE MECHANICAL PLANS TO ADDRESS ADA REQUIREMENTS SHALL BE SUBMITTED WITH THE PROPOSAL.

ILLINOIS HOUSING DEVELOPMENT AUTHORITY (IHDA) NOTES:

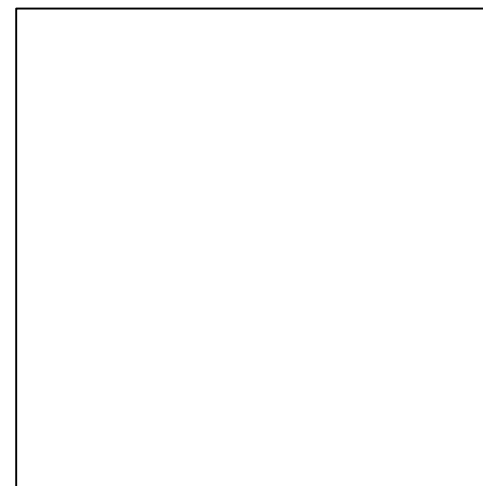
- TESTING OF THE ENTIRE HVAC AND RELATED SYSTEMS SHALL BE MADE AND ALL COSTS INVOLVED SHALL BE INCLUDED AS PART OF THE CONTRACT. FURNISH ALL GAUGES, INSTRUMENTS, TEST EQUIPMENT AND PERSONNEL REQUIRED FOR THE TEST. TESTING SHALL MEET THE FOLLOWING REQUIREMENTS, AT MINIMUM:
 - AIR SEALING – BLOWER DOOR TEST (IECC SECTION R402.4)
 - THE BUILDING IS REQUIRED TO BE PROPERLY SEALED, TESTED AND VERIFIED WITH BLOWER DOOR TEST ACCORDING TO IECC 2018, ENERGY STAR AND ENTERPRISE GREEN COMMUNITY 2020 REQUIREMENTS. RETESTING UPON A FAILURE SHALL BE AT NO ADDITIONAL COST TO OWNER.
 - TESTS SHALL BE PROVIDED IN ALL UNITS OF PROJECTS CONTAINING BUILDINGS WITH 4 UNITS PER BUILDING OR LESS, AND IN EACH UNIT TYPE ON EVERY FLOOR.
 - DUCT LEAKAGE TEST
 - DUCTS MUST BE TESTED AND VERIFIED TO HAVE A TOTAL LEAKAGE OF NO MORE THAN 4CFM/100 SF. FT AT THE DESIGN OPERATING PRESSURE OF THE DUCT.
 - A MINIMUM OF 25% OF REPRESENTATIVE DUCT SECTIONS SHALL BE TESTED.
 - ALL SUPPLY, RETURN, AND EXHAUST DUCTS LEADING TO ENERGY RECOVERY DEVICES SHALL BE TESTED 100% WHERE LOCATED OUTSIDE OF THE BUILDING THERMAL ENVELOPE.
 - DOCUMENTATION
 - MAINTENANCE INSTRUCTIONS SHALL BE FURNISHED FOR EQUIPMENT AND SYSTEMS THAT REQUIRE PREVENTATIVE MAINTENANCE. R303.3
 - A PERMANENT CERTIFICATE LISTING ALL ENERGY EFFICIENCY MATERIAL AND EQUIPMENT VALUES SHALL BE POSTED ON OR IN THE ELECTRICAL PANEL. A COMPLETE LIST OF REQUIRED VALUES CAN BE FOUND IN SECTION R401.3 OF THE IECC.
 - BLOWER DOOR TEST RESULTS.
 - DUCT LEAKAGE TEST RESULTS WERE APPLICABLE.
- THE CONTRACTOR SHALL PROVIDE ALL NECESSARY SUPPORT, INCLUDING DOCUMENTATION, SITE VISITS AND CORRECTIVE ACTIONS, TO ADDRESS ISSUES RAISED BY THE ENERGY RATER OR THE ENTERPRISE GREEN COMMUNITY ORGANIZATION. FAILURE TO MEET THESE REQUIREMENTS SHALL CAUSE PROMPT REWORK AND CORRECTIVE ACTION AT NO ADDITIONAL COST TO THE OWNER.
- NO NEW DUCTWORK OR PIPING OR WIRING SHALL BE EXPOSED TO VIEW IN RESIDENTIAL OR PUBLIC AREAS.

CITY OF CHICAGO NOTES:

- ALL DUCTWORK TO BE METAL.
- ALL DUCTWORK NOT SERVING RESIDENTIAL AREAS MAY HAVE FLEXIBLE DUCTS NOT EXCEEDING 5'-0" IN LENGTH. FLEXIBLE RUNOUTS SHALL BE METAL, FLEXMASTER OR EQUAL, INSULATED TYPE. FLEXIBLE DUCTS SHALL NOT PASS THROUGH ANY WALL, FLOOR, OR CEILING EXCEPT WITHIN RESIDENTIAL DWELLING UNITS.
- MANUAL BALANCING DAMPERS WITH LOCKING QUADRANTS SHALL BE INSTALLED ON ALL BRANCH TAKE-OFFS.
- ALL FRESH AIR INTAKES SHALL BE 10'-0" ABOVE GRADE, MINIMUM. MAINTAIN 15'-0" BETWEEN FRESH AIR INTAKES AND ALL POINTS OF EXHAUST.
- ALL EXHAUST OUTLETS SHALL BE A MINIMUM 4'-0" FROM ANY DOOR OR OPERABLE WINDOW.
- ALL TRANSFER DUCTS TO BE METAL AND NOT EXCEED 5'-0".

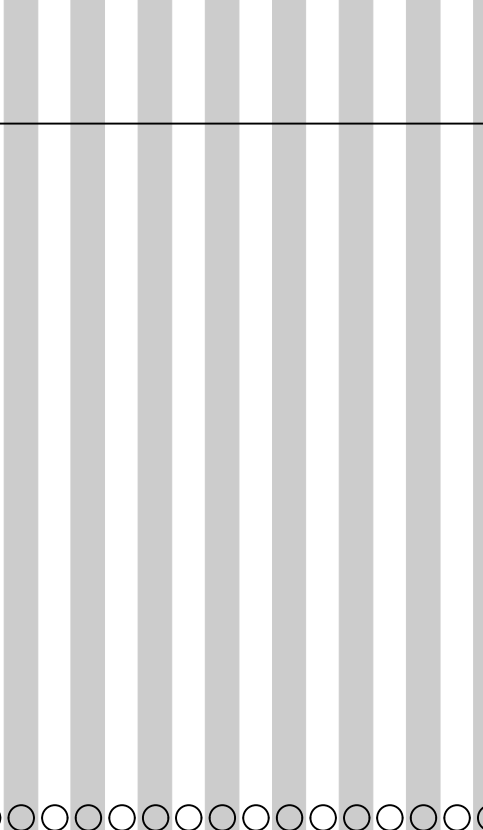
ENTERPRISE GREEN COMMUNITIES NOTES:

- ALL ADHESIVES AND SEALANTS (INCLUDING CAULKS) MUST HAVE VOC LEVELS, IN GRAMS PER LITER, LESS THAN OR EQUAL TO THE THRESHOLDS ESTABLISHED BY THE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT RULE 1168.
- INDIVIDUAL BATH FANS SHALL BE ENERGY STAR RATED WHERE PRESENT.
- ROOFTOP FANS USED FOR VENTILATION OR EXHAUST SHALL BE DIRECT-DRIVE AND VARIABLE SPEED WITH A SPEED CONTROLLER MOUNTED NEAR THE FAN. ECM MOTORS SHALL BE REQUIRED FOR FANS BETWEEN 300 AND 2000 CFM DESIGN FLOW.



IN PROGRESS

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Heart of Uptown Apartments

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2218a

GENERAL NOTES

M001

2024.02.02

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Mechanical Abbreviations	Mechanical Symbol and Description	Mechanical Symbol and Description
AD ACCESS DOOR	EXISTING EXHAUST AIR DEVICE (ROUND)	AIR DEVICE ID
ARCH ARCHITECT OR ARCHITECTURAL	EXISTING EXHAUST AIR DEVICE (ROUND) UP/DN	EXHAUST AIR DEVICE (ROUND)
AFF ABOVE FINISHED FLOOR	EXISTING EXHAUST AIR DEVICE (SQUARE)	EXHAUST AIR DEVICE (ROUND) UP/DN
AHU AIR HANDLING UNIT	EXISTING EXHAUST AIR DEVICE (SQUARE) UP/DN	EXHAUST AIR DEVICE (SQUARE)
B BOILER	EXISTING RETURN AIR DEVICE (ROUND)	EXHAUST AIR DEVICE (SQUARE) UP/DN
BI BLACK IRON	EXISTING RETURN AIR DEVICE (ROUND) UP/DN	RETURN AIR DEVICE (ROUND)
BLD'G BUILDING	EXISTING RETURN AIR DEVICE (SQUARE)	RETURN AIR DEVICE (ROUND) UP/DN
BOT. BOTTOM	EXISTING RETURN AIR DEVICE (SQUARE) UP/DN	RETURN AIR DEVICE (SQUARE)
CU CONDENSING UNIT	EXISTING OUTSIDE AIR DEVICE (ROUND)	RETURN AIR DEVICE (SQUARE) UP/DN
CL'G. CEILING	EXISTING OUTSIDE AIR DEVICE (ROUND) UP/DN	OUTSIDE AIR DEVICE (ROUND)
COL. COLUMN	EXISTING OUTSIDE AIR DEVICE (SQUARE)	OUTSIDE AIR DEVICE (ROUND) UP/DN
CONC. CONCRETE	EXISTING OUTSIDE AIR DEVICE (SQUARE) UP/DN	OUTSIDE AIR DEVICE (SQUARE)
CONST'N CONSTRUCTION	EXISTING SUPPLY AIR DEVICE (ROUND)	OUTSIDE AIR DEVICE (SQUARE) UP/DN
CONT'R CONTRACTOR	EXISTING SUPPLY AIR DEVICE (ROUND) UP/DN	SUPPLY AIR DEVICE (ROUND)
CC COOLING COIL	EXISTING SUPPLY AIR DEVICE (SQUARE)	SUPPLY AIR DEVICE (ROUND) UP/DN
CUH CABINET UNIT HEATER	EXISTING SUPPLY AIR DEVICE (SQUARE) UP/DN	SUPPLY AIR DEVICE (SQUARE)
CV CONTROL VALVE	EXISTING DUCT/PIPE ELBOW WITH TEE UP	SUPPLY AIR DEVICE (SQUARE) UP/DN
DET DETAIL	EXISTING DUCT/PIPE ELBOW WITH TEE DN	DUCT/PIPE ELBOW WITH TEE UP
DN DOWN	EXISTING RETURN AIR FLOW	DUCT/PIPE ELBOW WITH TEE DN
DWG. DRAWING	EXISTING SUPPLY AIR FLOW	RETURN AIR FLOW
EF EXHAUST AIR FAN	EXISTING BALANCE DAMPER	SUPPLY AIR FLOW
ET EXPANSION TANK	EXISTING FIRE DAMPER	BALANCE DAMPER
E.A.T. ENTERING AIR TEMPERATURE	EXISTING MOTORIZED DAMPER	FIRE DAMPER
EC CEILING MOUNTED EXHAUST	EXISTING MANUAL DAMPER	MOTORIZED DAMPER
ED DUCT MOUNTED EXHAUST	EXISTING THERMOSTAT	MANUAL DAMPER
E.W.T. ENTERING WATER TEMPERATURE	EXISTING UNIT HEATER	THERMOSTAT
FCU FAN COIL UNIT	EXISTING FLEX CONNECTION	UNIT HEATER
FA FRESH AIR	EXISTING BTU METER	FLEX CONNECTION
DET. GAUGE	EXISTING DUCT DETECTOR	BTU METER
GC GENERAL CONTRACTOR	EXISTING CONTACTOR SWITCH	DUCT DETECTOR
HX HEAT EXCHANGER		CONTACTOR SWITCH
KE KITCHEN EXHAUST		NEW CONNECTION
LO WALL LOUVER		LINE BREAK
L.A.T. LEAVING AIR TEMPERATURE		
L.W.T. LEAVING WATER TEMPERATURE		
MOD MOTOR OPERATED CONTROL DAMPER		
MVD MANUAL VOLUME DAMPER		
MC MECHANICAL CONTRACTOR		
MT'D MOUNTED		
N.C. NEW CONNECTION TO EXISTING		
N.T.S. NOT TO SCALE		
OA OUTSIDE AIR		
OC ON CENTER		
RA RETURN AIR		
RD DUCT MOUNTED RETURN		
RC CEILING MOUNTED RETURN		
REQ'D REQUIRED		
RW WALL MOUNTED RETURN		
RTU ROOF TOP HVAC UNIT		
SA SUPPLY AIR		
SD DUCT MOUNTED SUPPLY		
SC CEILING MOUNTED SUPPLY		
SW WALL MOUNTED SUPPLY		
T THERMOSTAT		
TE TOILET EXHAUST		
TW TRANSFER GRILL WALL MOUNTED		
T.S.P. TOTAL STATIC PRESSURE		
UC UNDER CUT DOOR, SEE ARCH. DWG'S		
U.N.O. UNLESS NOTED OTHERWISE		
W/ WITH		
Ø DIAMETER/ROUND		
○ OVAL		

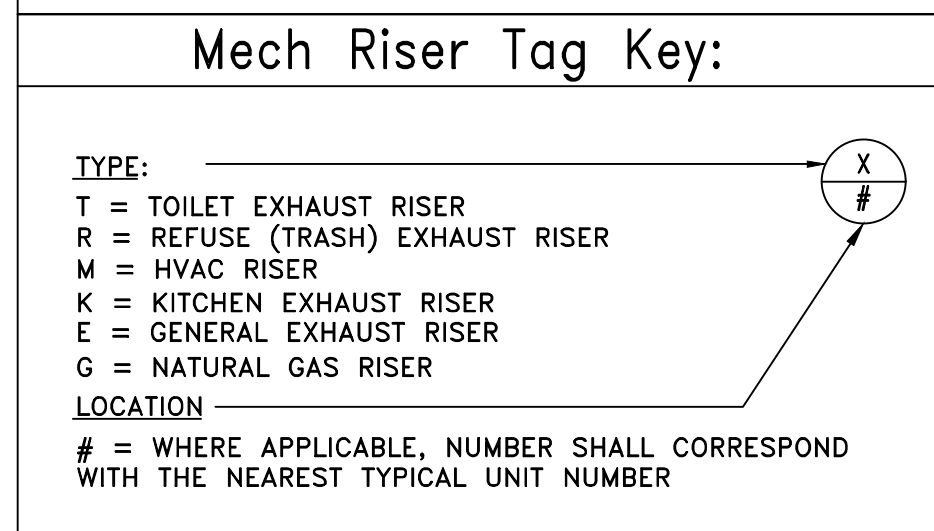
Equipment Tags	Mechanical Line Description
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MECHANICAL/PLUMBING EQUIPMENT	HOT WATER SUPPLY
	HOT WATER RETURN
	CONDENSATE
	NATURAL GAS
	NEW DUCTWORK (SA/RA/EA/OA)
	EXISTING HOT WATER SUPPLY
	EXISTING HOT WATER RETURN
	EXISTING CONDENSATE
	EXISTING NATURAL GAS
	EXISTING NEW DUCTWORK (SA/RA/EA/OA)

Heating Certificate Statement

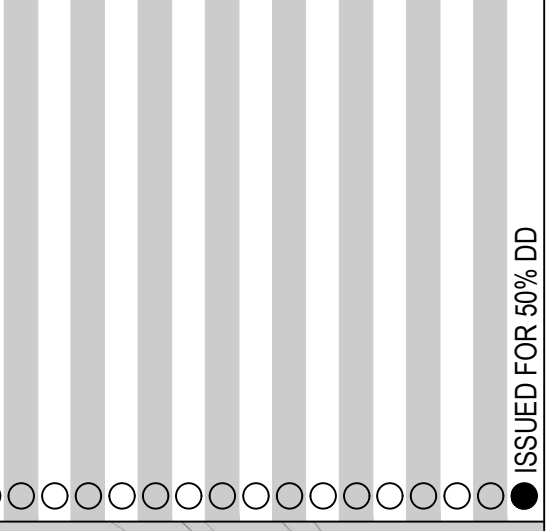
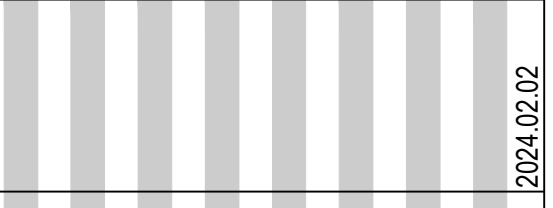
I HEREBY CERTIFY THAT THE HEATING SYSTEMS WILL HEAT ALL ROOMS REGULARLY OCCUPIED BY HUMANS TO AN INSIDE TEMPERATURE OF 68°F WHEN THE OUTSIDE TEMPERATURE IS MINUS 10°F (AS REQUIRED BY SECTIONS 34[13-196-410] AND 4[5-4-270] OF CHICAGO BUILDING CODE AND BY PARAGRAPH 1204.1 OF CHAPTER 18-12 (INTERIOR ENVIRONMENTS) OF THE PROPOSED BUILDING PLANNING AND LIFE SAFETY PORTION OF THE CODE).

SIGNATURE: DATE: 02/02/2024



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.



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Heart of Uptown Apartments

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SYMBOLS AND ABBREVIATIONS

M002

GENERAL SHEET NOTES:

1. EXISTING BOILER, RADIATORS, ASSOCIATED PUMPS, TANKS, AND PIPING TO REMAIN UNLESS NOTED OTHERWISE.
2. CONTRACTOR TO VERIFY THAT ALL EQUIPMENT EXISTING TO REMAIN IS WORKING PROPERLY AND TO DESIGN CAPACITY. REFER TO EXISTING EQUIPMENT SCHEDULES MS00 FOR MORE INFORMATION ON EXISTING EQUIPMENT.

KEYED NOTES:

- ① EXISTING WATER STORAGE TANKS TO REMAIN.
- ② EXISTING DOMESTIC HOT WATER HEATERS TO REMAIN.
- ③ EXISTING BOILERS TO REMAIN.
- ④ PURPOSEFULLY OMITTED.
- ⑤ EXISTING OA LOUVER TO REMAIN.
- ⑥ EXISTING GAS PIPING INTO ROOM.



IN PROGRESS

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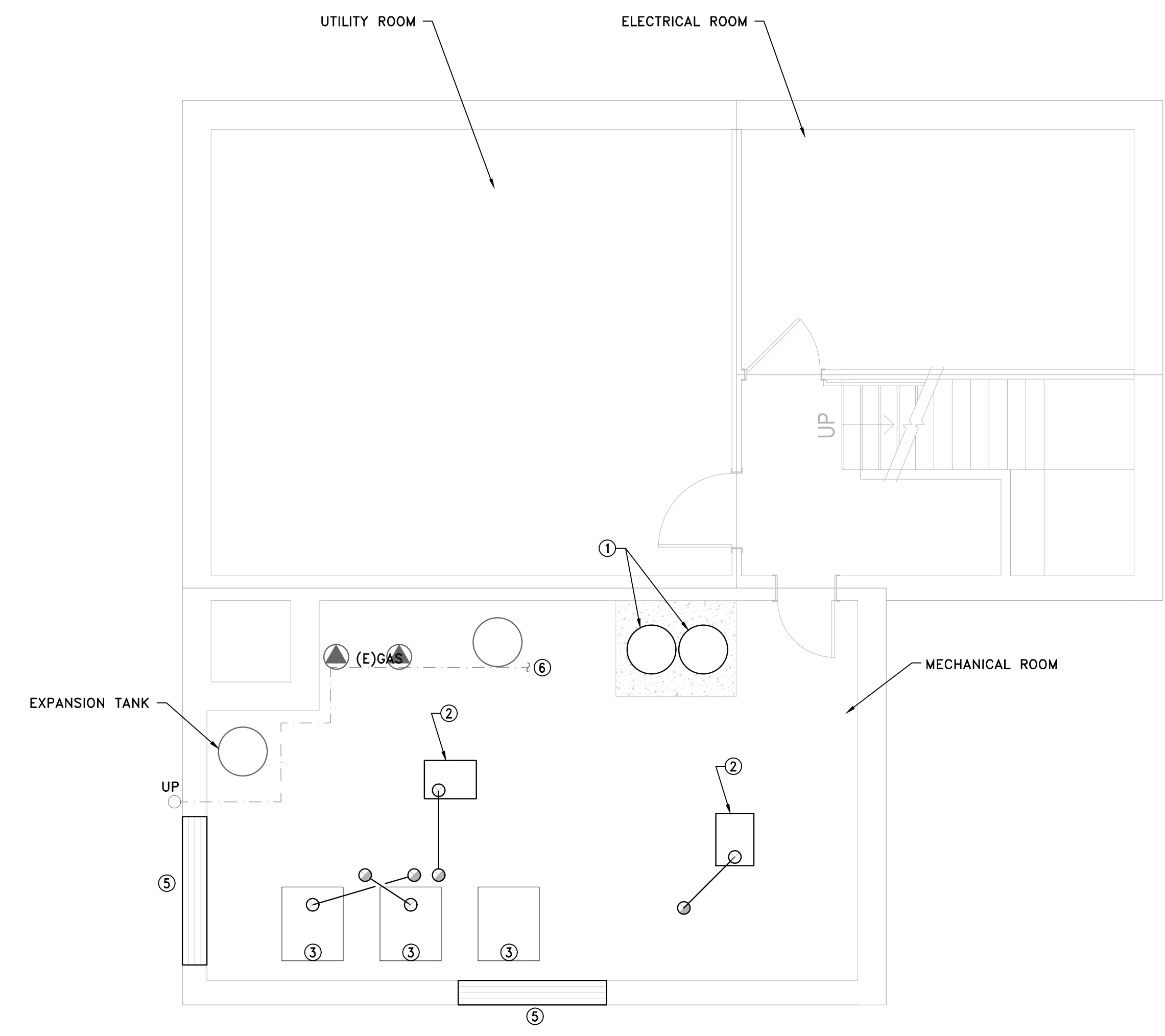
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DEMO MECHANICAL BASEMENT PLAN

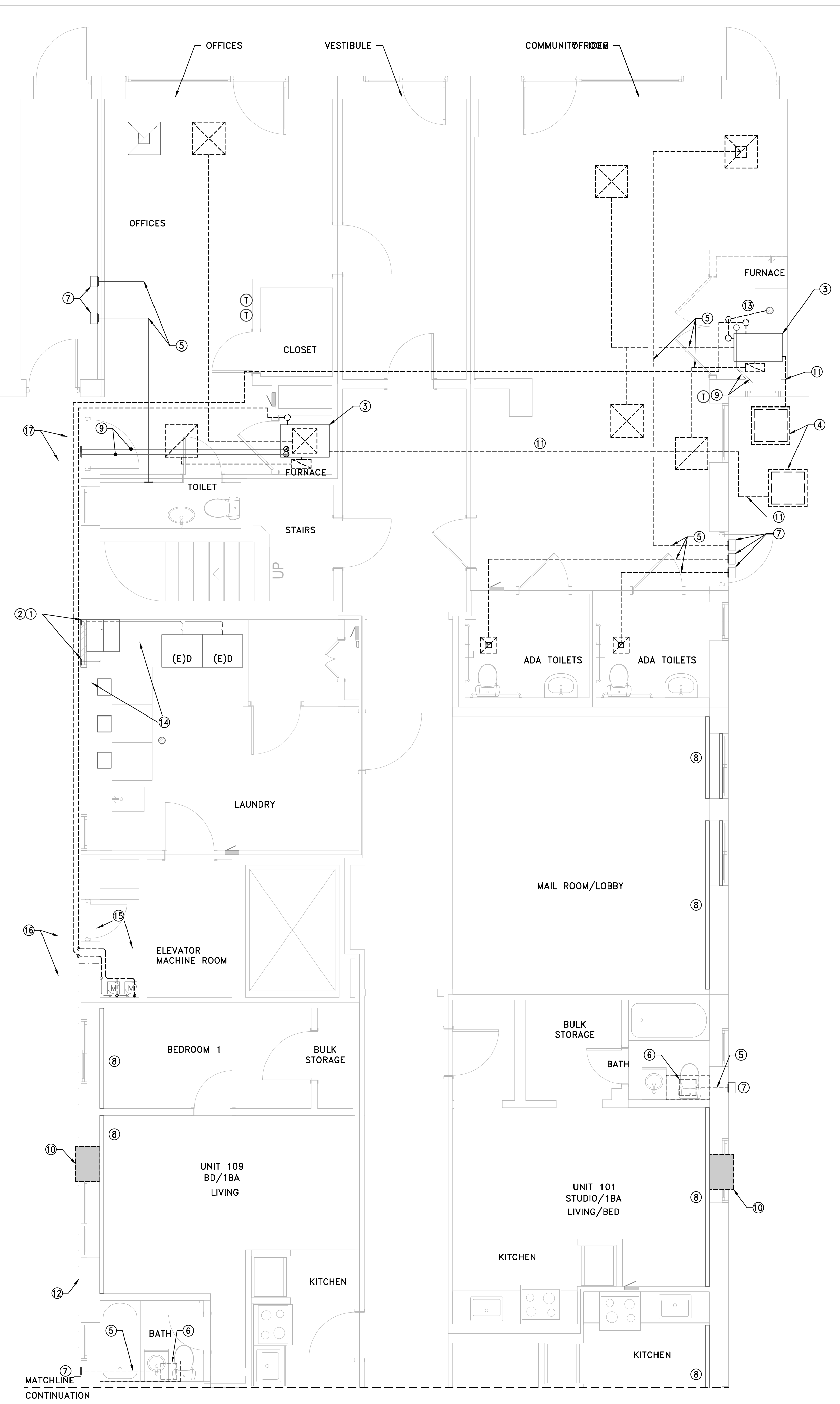
MD100



1 DEMO MECHANICAL BASEMENT PLAN
 SCALE - 1/4" = 1'-0"



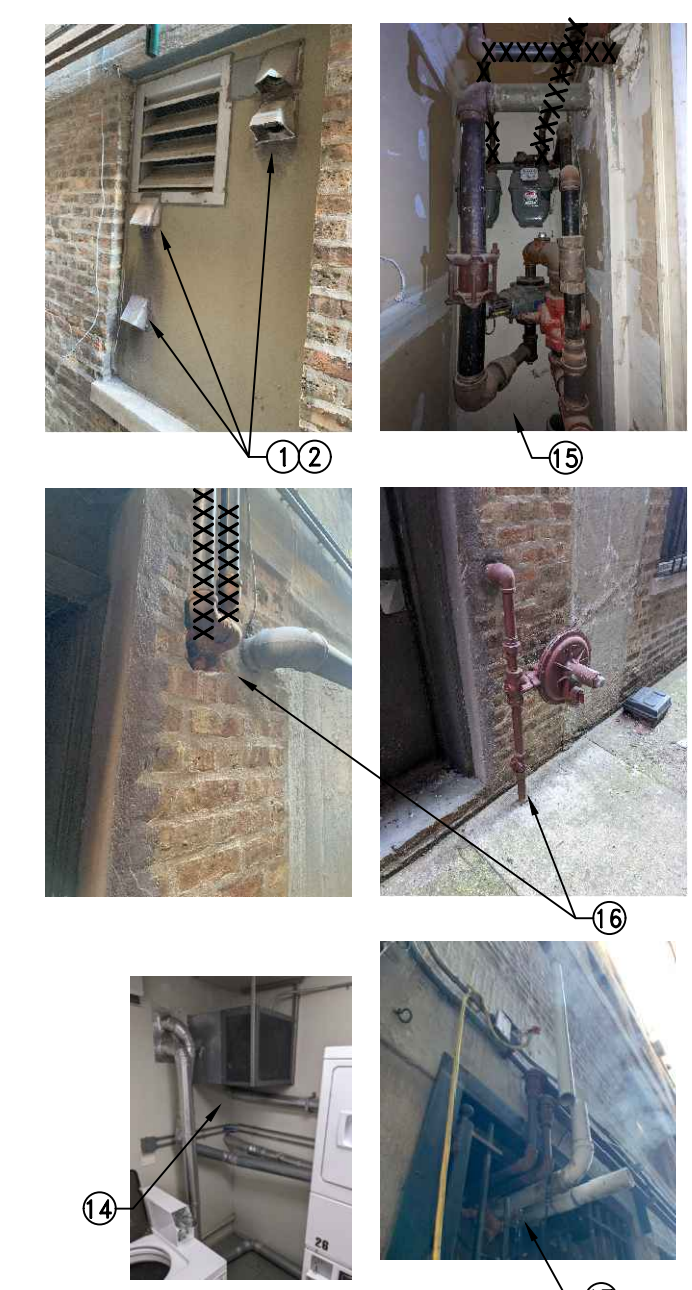
2 DEMO MECHANICAL PARTIAL
1ST FLOOR PLAN - SOUTH
SCALE - 1/4" = 1'-0"



1 DEMO MECHANICAL PARTIAL
1ST FLOOR PLAN - NORTH
SCALE - 1/4" = 1'-0"

- GENERAL DEMO SHEET NOTES:**
- EXISTING BOILER, RADIATORS, ASSOCIATED PUMPS, TANKS, AND PIPING TO REMAIN UNLESS NOTED OTHERWISE UNLESS OTHERWISE NOTED.
 - EXISTING FURNACE, CONDENSING UNIT, AND ALL ASSOCIATED DUCTWORK, PIPING, AND GRILLES TO REMAIN UNLESS OTHERWISE NOTED. CONTRACTOR TO PROVIDE CLEANING OF ALL GRILLES PRIOR TO PROJECT COMPLETION. CONTRACTOR TO PROVIDE TESTING AND BALANCING TO ENSURE ALL EXISTING FURNACES ARE WORKING PROPERLY AND TO THEIR DESIGN CAPACITY.
 - EXISTING DRYER VENT PIPING TO BE DEMO'D AND REPLACED IN KIND.
 - EXISTING WINDOW A/C UNITS TO BE DEMOLISHED.
 - DEMO ALL EXISTING RESIDENTIAL TOILET DUCTWORK AND EXHAUST FANS FOR ONE-TO-ONE REPLACEMENT.
 - FIELD VERIFY QUALITY OF EXHAUST VENT CAPS AND REMOVE AS REQUIRED FOR FUTURE REPLACEMENT.
 - FIELD VERIFY QUALITY OF EXISTING HYDRONIC RADIATOR COVER AND REMOVE AS REQUIRED FOR FUTURE REPLACEMENT.

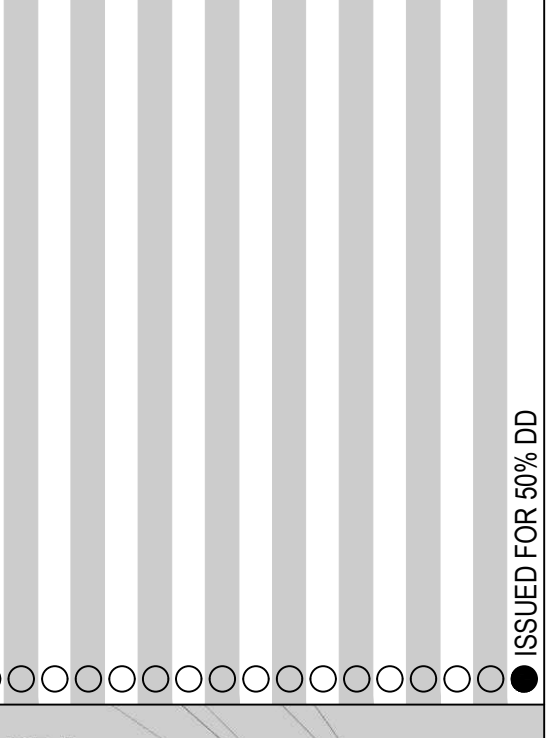
- KEYED NOTES:**
- EXISTING 4 SETS OF STACKABLE DRYERS EXHAUST FLUES OUT.
 - EXISTING LOUVER TO REMAIN.
 - EXISTING FURNACES TO BE DEMOLISHED. DEMO EXISTING GAS PIPING BACK TO METER ROOM AS SHOWN.
 - EXISTING CONDENSING UNITS TO BE DEMOLISHED. DEMO EXISTING GAS PIPING BACK TO METER ROOM AS SHOWN.
 - EXHAUST DUCTWORK TO BE DEMOLISHED.
 - EXISTING RESIDENTIAL TOILET EXHAUST FAN TO BE DEMO'D.
 - SIWALL EXHAUST VENT CAP TO REMAIN.
 - EXISTING HYDRONIC FINNED TUBE RADIATOR TO REMAIN. INSPECT COVER TO VERIFY IF REPLACEMENT IS NEEDED. PROVIDE BUDGETARY ESTIMATE FOR REPLACEMENT OF 50% OF ALL FIN TUBE RADIATOR COVERS.
 - EXISTING FURNACE EXHAUST FLUE TO BE DEMOLISHED.
 - EXISTING WINDOW A/C UNIT TO BE DEMOLISHED.
 - EXISTING CONDENSATE LINE TO BE DEMOLISHED.
 - EXISTING GAS LINE TO REMAIN. PROVIDE BREAKOUT COST TO REPLACE ALL THREE INCH GAS THREADED FITTINGS WITH WELDED PIPE AND FITTINGS.
 - EXISTING CONDENSATE DRAIN LINE TO BE DEMOLISHED.
 - EXISTING LAUNDRY EXHAUST FAN TO REMAIN.
 - EXISTING INCOMING GAS METERS AND SERVICE TO BE RETAINED AS REQUIRED TO FEED THE BUILDING BOILER ROOM. REMOVE AND CAP ALL GAS PIPING FEEDING THE COMMON AREA FURNACES.
 - EXTERIOR EXISTING INCOMING/OUTGOING GAS LINES COMING INTO EXTERIOR UTILITY CLOSET. DEMO EXISTING FURNACE GAS FEEDS AND SEAL OPENING. PROVIDE BREAKOUT COST TO REPLACE ALL THREADED PIPE AND FITTINGS WITH WELDED FITTINGS PER CHICAGO CODE FOR 3 INCH GAS PIPING
 - DEMO EXISTING DISCONNECTED FURNACE FLUE VENT UP TO THE ROOF.



IN PROGRESS

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DEMO MECHANICAL
1ST FLOOR PLAN

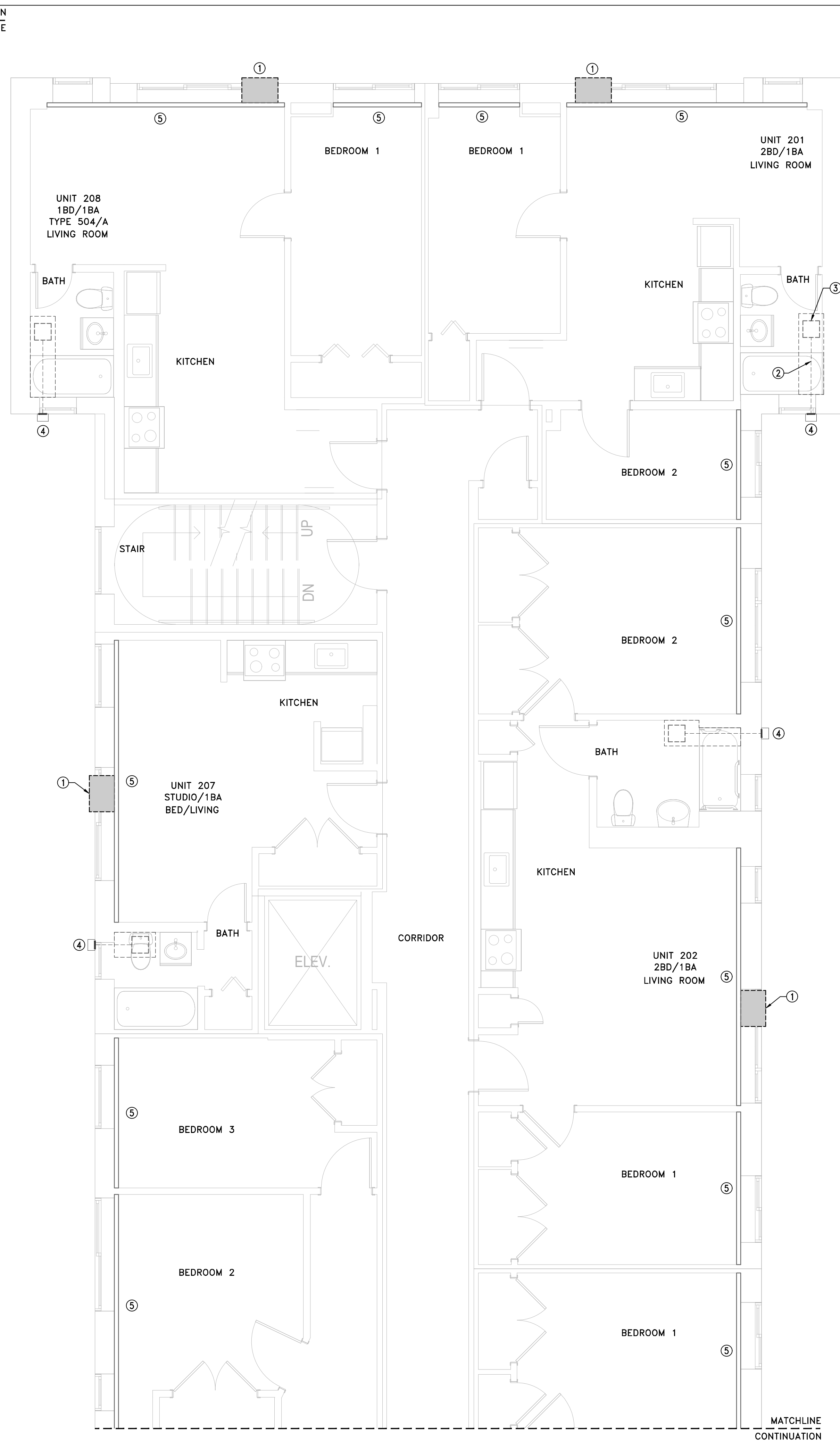
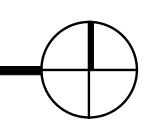
MD101

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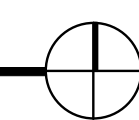
DEMO MECHANICAL PARTIAL TYPICAL
2ND THRU 5TH FLOOR PLAN - SOUTH

② SCALE - 1/4" = 1'-0"



DEMO MECHANICAL PARTIAL TYPICAL
2ND THRU 5TH FLOOR PLAN - NORTH

① SCALE - 1/4" = 1'-0"



GENERAL DEMO SHEET NOTES:

1. EXISTING BOILER, RADIATORS, ASSOCIATED PUMPS, TANKS, AND PIPING TO REMAIN UNLESS NOTED OTHERWISE UNLESS OTHERWISE NOTED.
2. EXISTING WINDOW A/C UNITS TO BE DEMOLISHED.
3. FIELD VERIFY QUALITY OF EXHAUST VENT CAPS AND REMOVE AS REQUIRED FOR FUTURE REPLACEMENT.
4. FIELD VERIFY QUALITY OF EXISTING HYDRONIC RADIATOR COVER AND REMOVE AS REQUIRED FOR FUTURE REPLACEMENT.

KEYED NOTES:

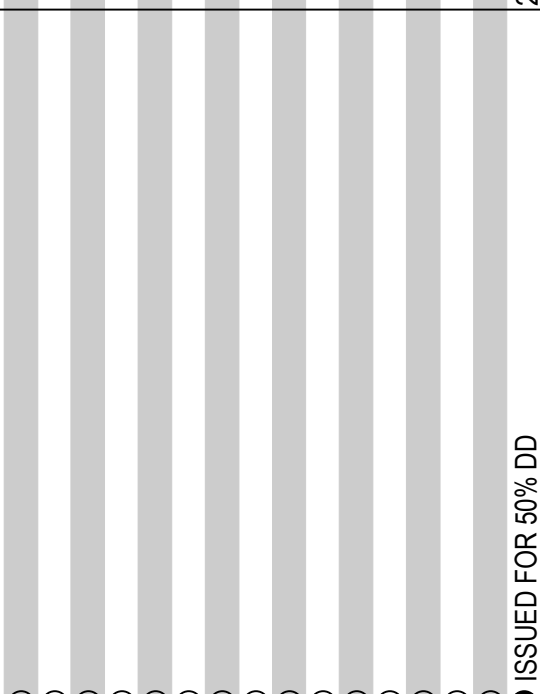
- ① EXISTING WINDOW A/C UNITS TO BE DEMOLISHED.
- ② DEMO ALL EXISTING RESIDENTIAL TOILET DUCTWORK AND EXHAUST FANS AND PREPARE FOR ONE-TO-ONE REPLACEMENT.
- ③ EXISTING RESIDENTIAL TOILET EXHAUST FAN TO BE DEMOLISHED.
- ④ FIELD VERIFY QUALITY OF EXHAUST VENT CAPS AND REMOVE AS REQUIRED FOR FUTURE REPLACEMENT. BUDGETARY ESTIMATE SHALL BE PROVIDED FOR 50 PER CENT REPLACEMENT.
- ⑤ EXISTING HYDRONIC FINNED TUBE RADIATOR TO REMAIN. INSPECT COVER TO VERIFY IF REPLACEMENT IS NEEDED. BUDGETARY ESTIMATE SHALL BE PROVIDED FOR 50% REPLACEMENT.



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

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DEMO MECHANICAL
TYPICAL 2ND THRU 5TH
FLOOR PLAN

MD102

ISSUED FOR 50% DD

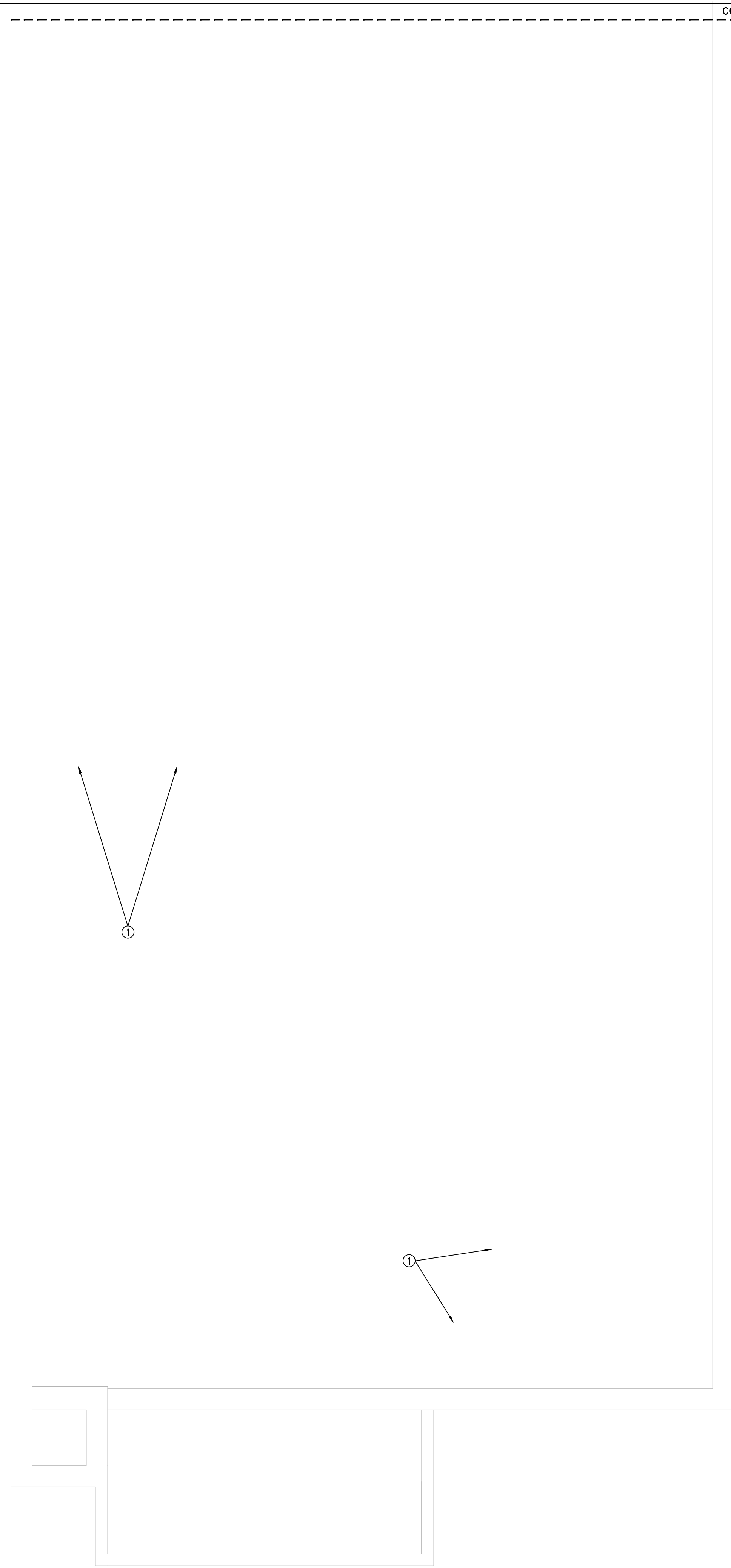
CONTINUATION
MATCHLINE

GENERAL SHEET NOTES:

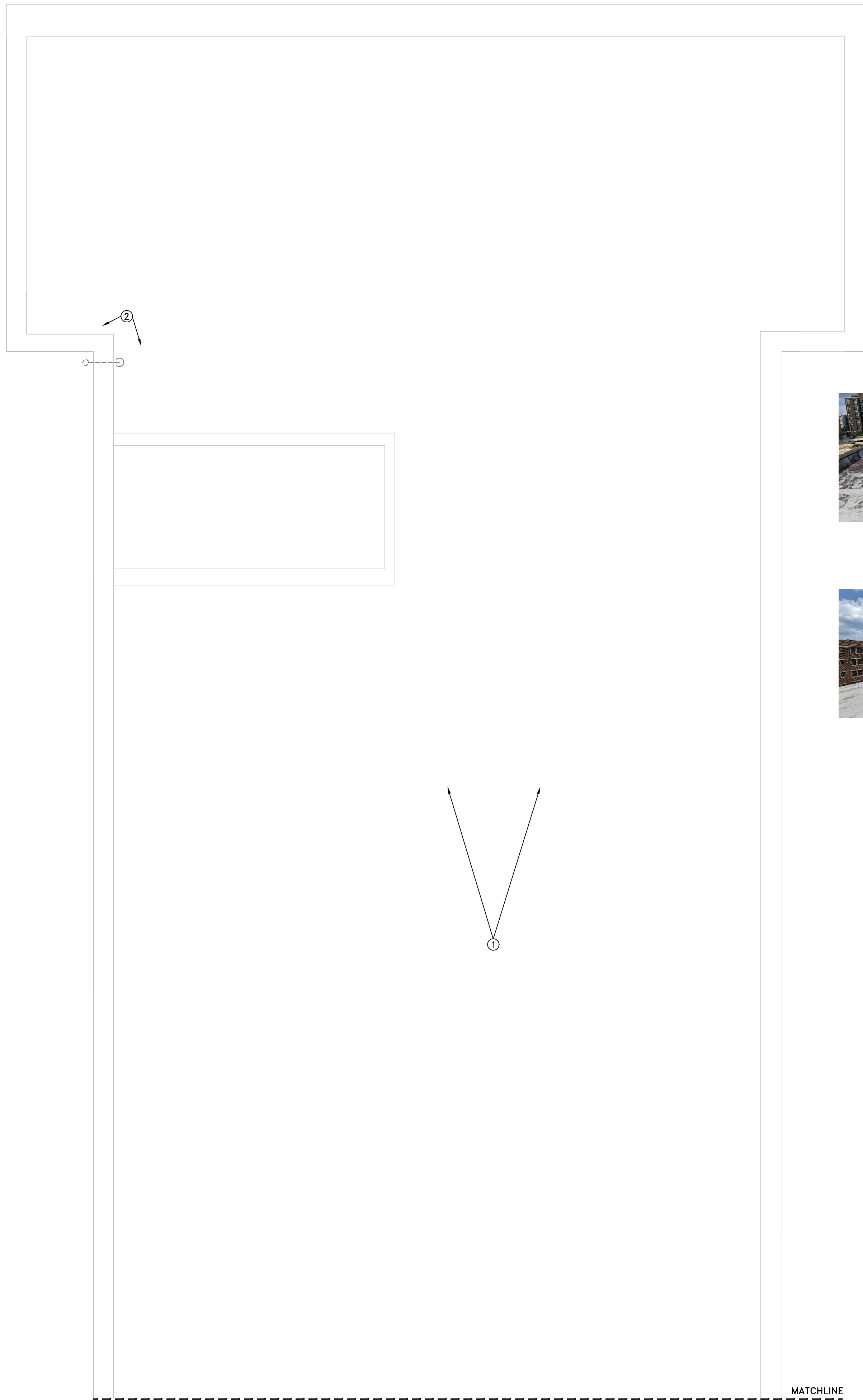
1. EXISTING VENT PIPING THROUGH ROOF TO
REMAIN UNLESS SPECIFIED OTHERWISE.

KEYED NOTES:

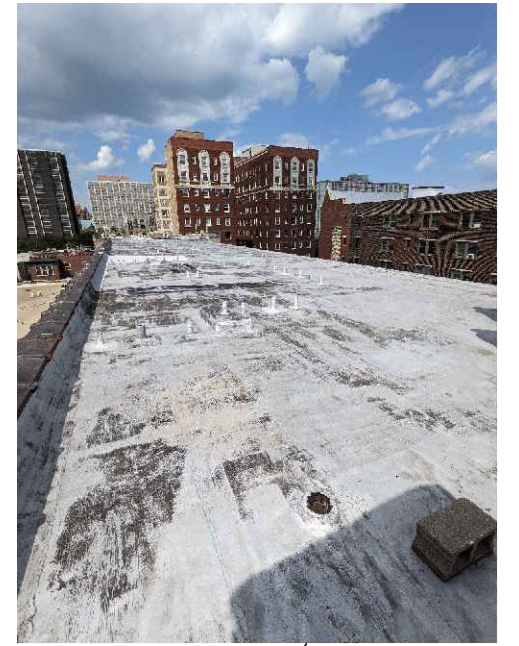
- ① ROOFTOP IMAGES SHOWN FOR REFERENCE ONLY.
- ② LOBBY COMMON SPACE FURNACE EXHAUST FLUES UP
TO BE DEMOED.



DEMO MECHANICAL
PARTIAL ROOF PLAN - SOUTH
② SCALE - 1/4" = 1'-0"

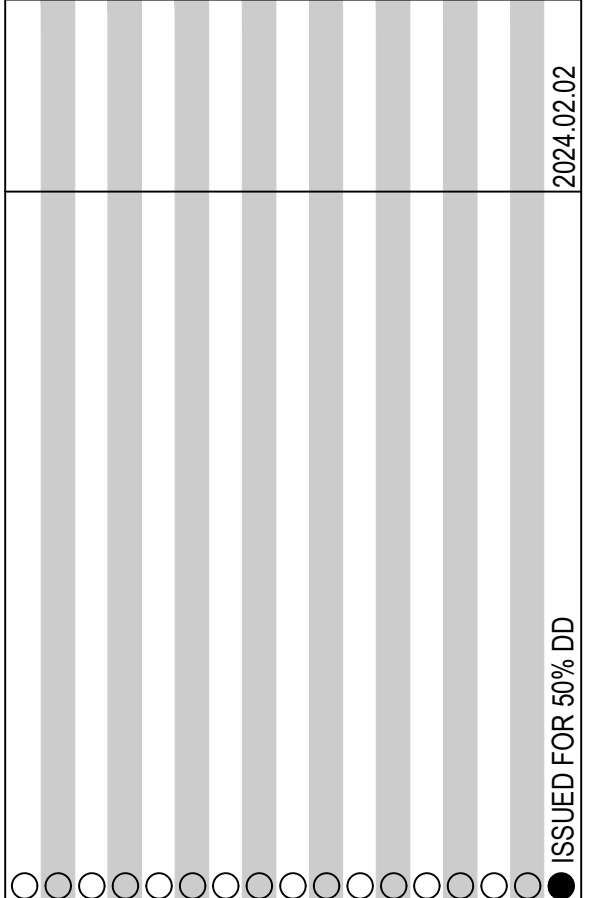


DEMO MECHANICAL
PARTIAL ROOF PLAN - NORTH
① SCALE - 1/4" = 1'-0"



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.



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DEMO
MECHANICAL ROOF PLAN

MD103

GENERAL SHEET NOTES:

1. EXISTING BOILER AND ASSOCIATED PUMPS, VENTS, TANKS, AND PIPING TO REMAIN. CONTRACTOR TO CUT INTO PUMP SUCTION PIPING AND INSTALL NEW SIDE STREAM FILTER AND CHEMICAL POT FEEDER. SEE DETAIL 4 ON SHEET M400. COORDINATING WITH OTHER TRADES AS NECESSARY. PROVIDE RECONNECTION TO EXISTING HYDRONIC PIPING SYSTEM. FIELD VERIFY EXACT PIPE SIZES. ALL HOT WATER AND GAS PIPING, TANKS, AND ASSOCIATED PUMPS TO BE INSPECTED, SERVICED, AND REBALANCED BY CONTRACTOR.
2. CONTRACTOR TO VERIFY THAT ALL EQUIPMENT EXISTING TO REMAIN IS WORKING PROPERLY AND TO DESIGN CAPACITY. REFER TO EXISTING EQUIPMENT SCHEDULES ON M500 FOR MORE INFORMATION ON EXISTING EQUIPMENT.

KEYED NOTES:

- ① EXISTING WATER STORAGE TANKS TO REMAIN.
- ② EXISTING DOMESTIC HOT WATER HEATERS TO REMAIN.
- ③ EXISTING BOILERS TO REMAIN.
- ④ BASED ON EVIDENCE OF NONFUNCTIONING BOILER AT TIME OF SITE VISIT, PROVIDE ALTERNATE PRICE TO REPLACE THIS BOILER AND PRIMARY PUMP WITH IN KIND SET UP.
- ⑤ EXISTING OA LOUVER TO REMAIN.
- ⑥ ROUTE CONDENSATE MAIN FROM ABOVE TO NEAREST OPENSITE DRAIN. SEE PLUMBING PLANS.
- ⑦ PROVIDE NEW SIDE STREAM FILTER CONNECTED TO THE BUILDING SECONDARY PUMP AND PROVIDE NEW POT FEEDER. SEE PIPING DIAGRAM.



IN PROGRESS

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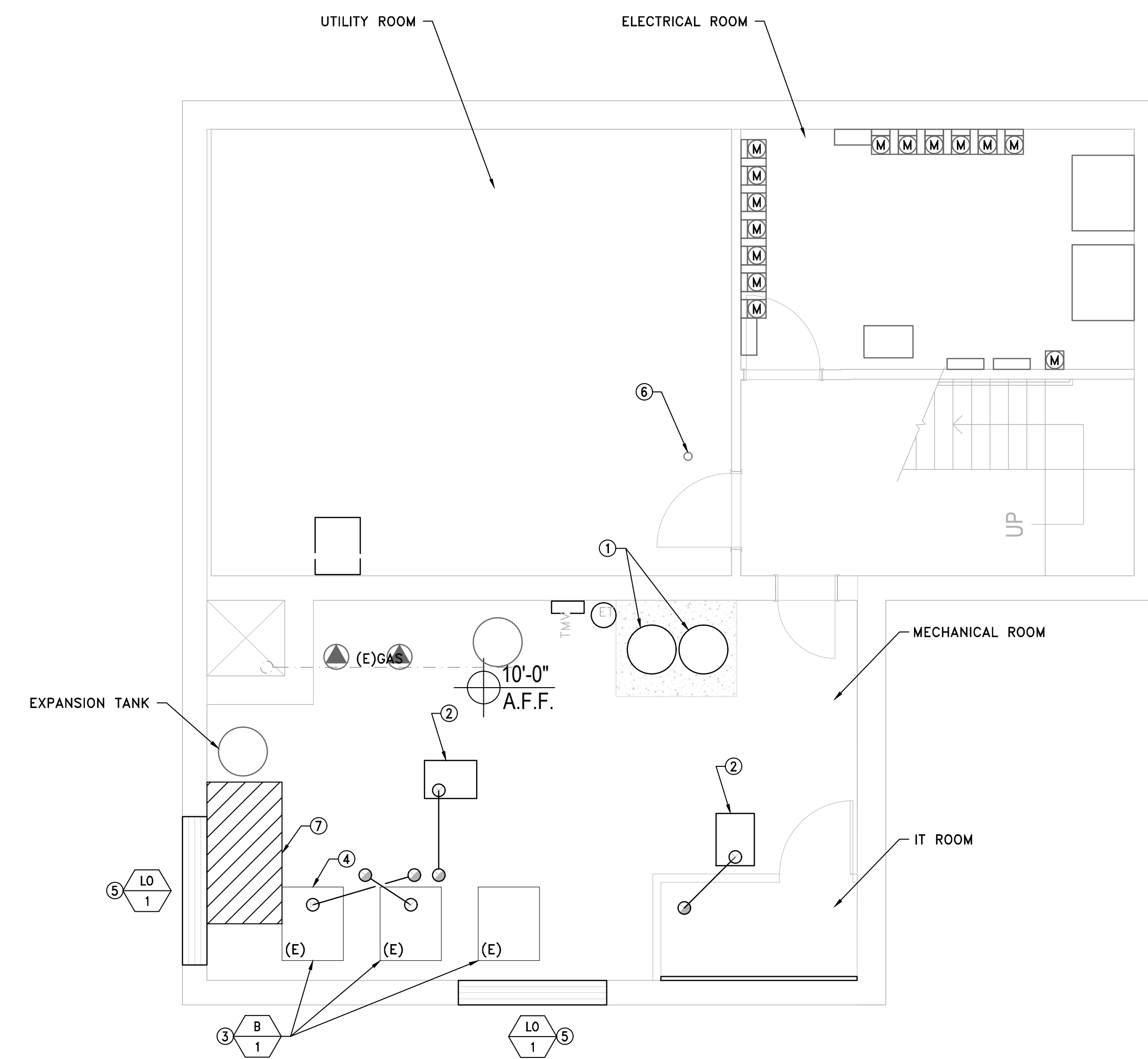
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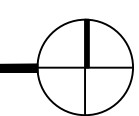
**MECHANICAL
BASEMENT PLAN**

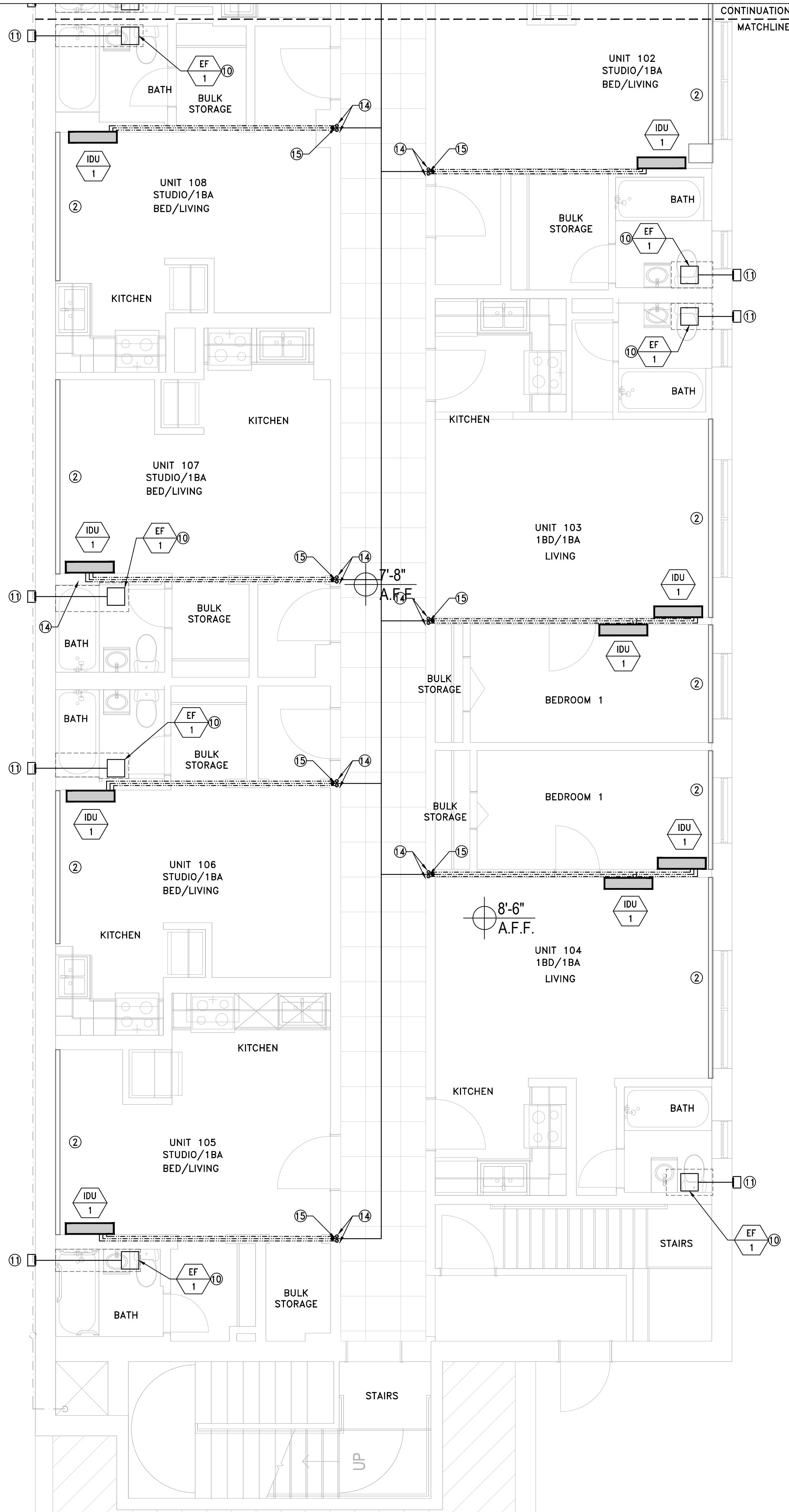
M100



MECHANICAL BASEMENT PLAN

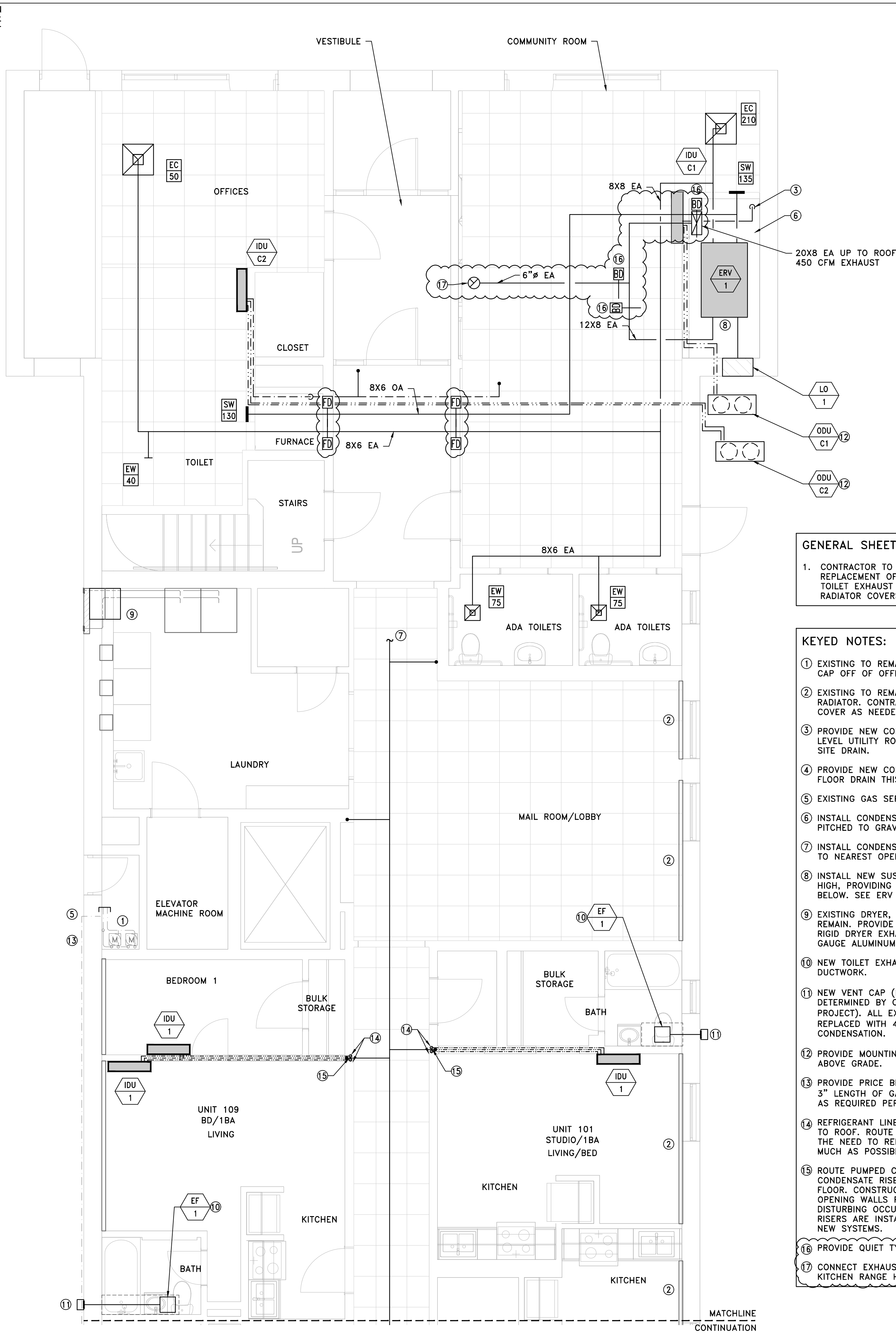
① SCALE - 1/4" = 1'-0"





MECHANICAL PARTIAL 1ST FLOOR PLAN - SOUTH

SCALE - 1/4" = 1'-0"



MECHANICAL PARTIAL 1ST FLOOR PLAN - NORTH

SCALE - 1/4" = 1'-0"

GENERAL SHEET NOTES:

- CONTRACTOR TO PROVIDE INITIAL PRICING FOR REPLACEMENT OF 50% OF TOTAL RESIDENTIAL TOILET EXHAUST VENT CAPS AND 50% OF ALL RADIATOR COVERS AT BID STAGE.

KEYED NOTES:

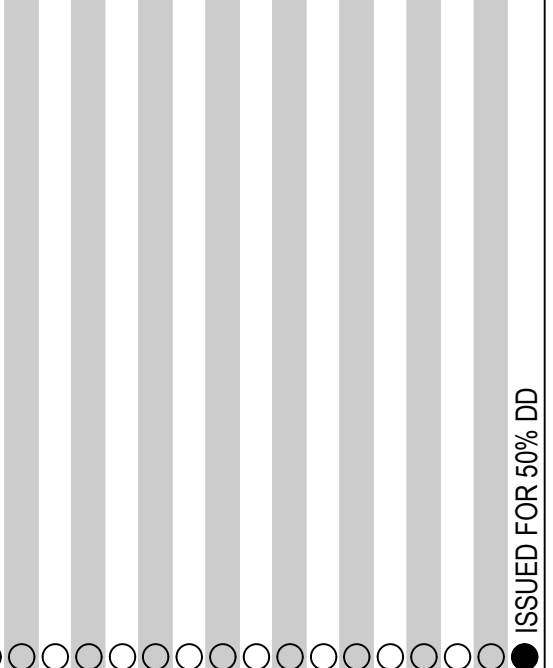
- EXISTING TO REMAIN GAS METERS. PROVIDE NEW CAP OFF OF OFFICE FURNACES.
- EXISTING TO REMAIN HYDRONIC TUBE-FINNED RADIATOR. CONTRACTOR TO REPLACE RADIATOR COVER AS NEEDED.
- PROVIDE NEW CONDENSATE DROP DOWN TO LOWER LEVEL UTILITY ROOM, AND DISCHARGE TO OPEN SITE DRAIN.
- PROVIDE NEW CONDENSATE DROP INTO EXISTING FLOOR DRAIN THIS AREA.
- EXISTING GAS SERVICE REGULATOR TO REMAIN.
- INSTALL CONDENSATE MAIN HIGH IN CEILING PITCHED TO GRAVITY DRAIN AS SHOWN.
- INSTALL CONDENSATE MAIN HIGH IN CEILING. ROUTE TO NEAREST OPEN SITE DRAIN.
- INSTALL NEW SUSPENDED ERV IN THE CLOSE UP HIGH, PROVIDING FULL SERVICE ACCESS FROM BELOW. SEE ERV SCHEDULE AND INSTALL PER IOM.
- EXISTING DRYER, GAS, AND EXHAUST FLUES TO REMAIN. PROVIDE PRICE BREAKOUT TO INSTALL NEW RIGID DRYER EXHAUST DUCT AND NEW THICK GAUGE ALUMINUM VENT CAPS WITH BD DAMPERS.
- NEW TOILET EXHAUST FAN. CONNECT TO EXISTING DUCTWORK.
- NEW VENT CAP (REPLACEMENT REQUIREMENT TO BE DETERMINED BY CONTRACTOR AT DEMO STAGE OF PROJECT). ALL EXHAUST DUCTWORK SHALL BE REPLACED WITH 4" INSULATED DUCT TO PREVENT CONDENSATION.
- PROVIDE MOUNTING RACK TO LIFT HEAT PUMPS 18" ABOVE GRADE.
- PROVIDE PRICE BREAKOUT TO REPLACE THE ENTIRE 3" LENGTH OF GAS PIPING WITH NEW WELDED PIPE, AS REQUIRED PER CODE.
- REFRIGERANT LINE SETS TO VRF OUTDOOR UNITS TO ROOF. ROUTE IN INTERIOR STUD WALLS, LIMITING THE NEED TO REMOVE AND REPAIR DRYWALL AS MUCH AS POSSIBLE.
- ROUTE PUMPED CONDENSATE. TO COMBINED CONDENSATE RISER PICKED UP AT THE FIRST FLOOR. CONSTRUCTION SEQUENCE SHALL REQUIRED OPENING WALLS FROM THE CORRIDORS TO AVOID DISTURBING OCCUPIED UNITS. ENSURE CONDENSATE RISERS ARE INSTALLED PRIOR TO STARTING ANY NEW SYSTEMS.
- PROVIDE QUIET TYPE BACKDRAFT DAMPER.
- CONNECT EXHAUST DUCT TO NEW COMMUNITY KITCHEN RANGE HOOD.



IN PROGRESS

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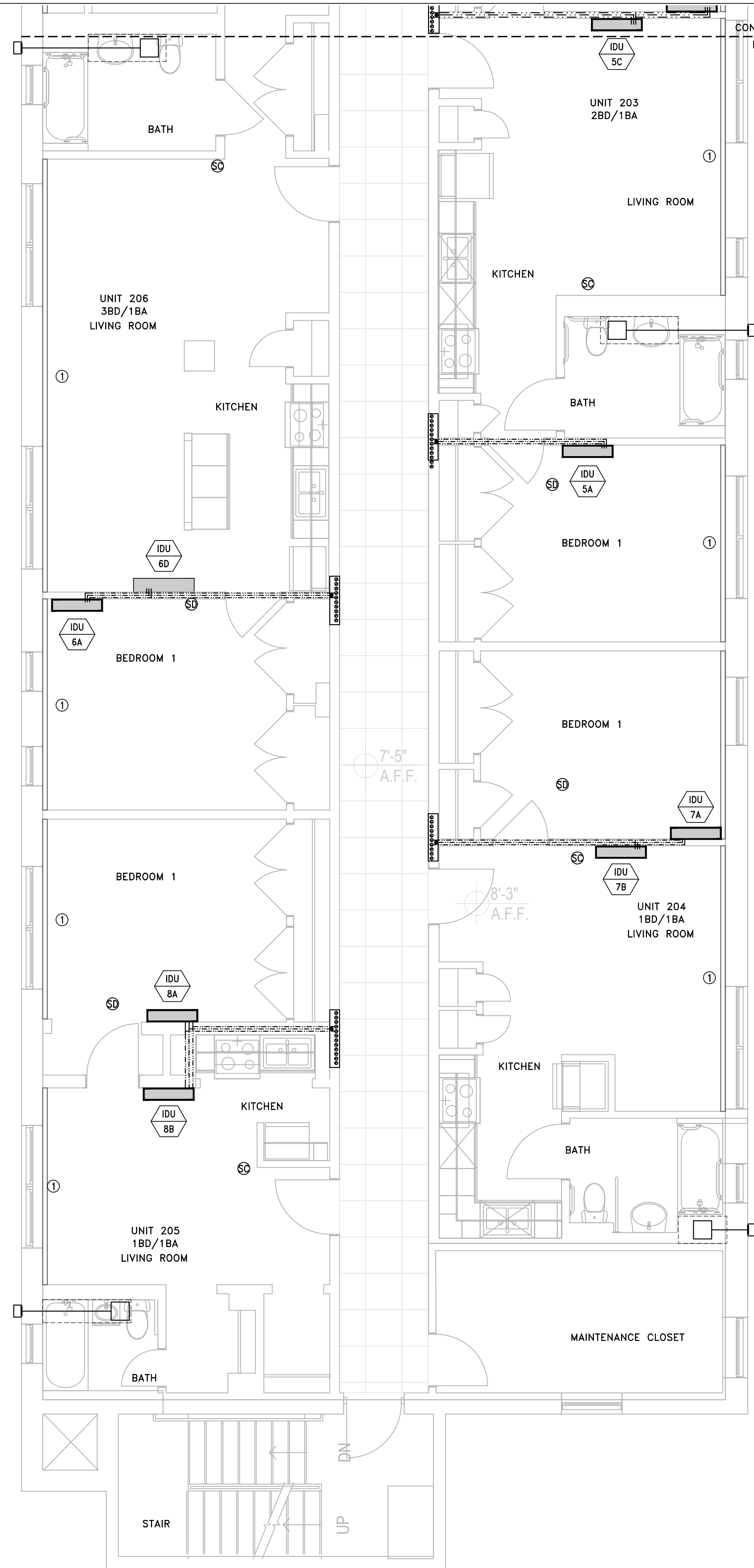


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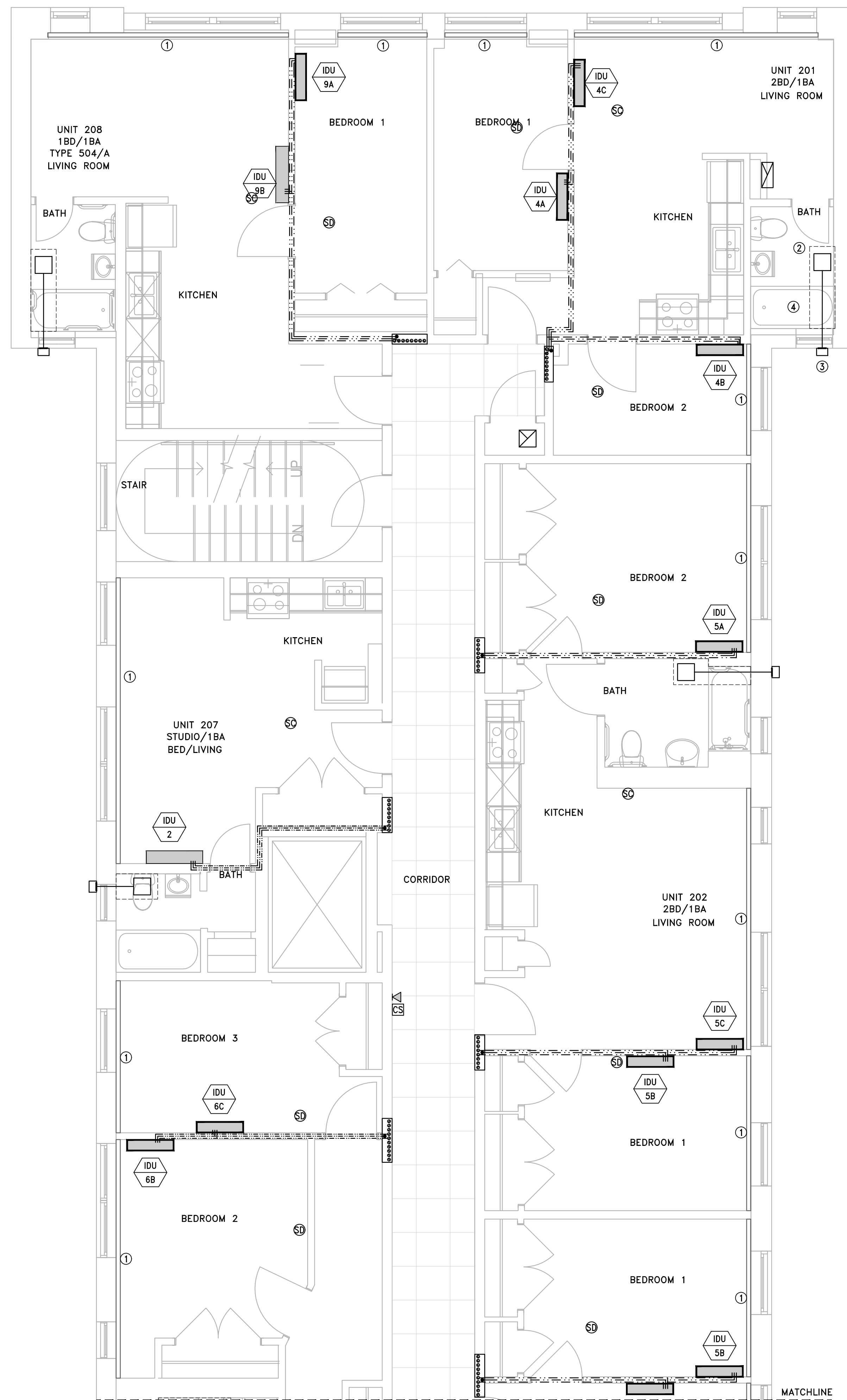
2218a
MECHANICAL
1ST FLOOR PLAN

M101



MECHANICAL PARTIAL TYPICAL 2ND
THRU 5TH FLOOR PLAN - SOUTH

② SCALE - 1/4" = 1'-0"



MECHANICAL PARTIAL TYPICAL
2ND THRU 5TH FLOOR PLAN - NORTH

① SCALE - 1/4" = 1'-0"

GENERAL SHEET NOTES:

1. ALL UNIT BEDROOMS, LIVING ROOM AND KITCHENS ARE NATURALLY VENTILATED PER CHICAGO CODE.
2. PROVIDE CONDENSATE RISER FOR EACH IDU STACK. ROUTE CONDENSATE DRAINS THROUGH EACH FLOOR TO THE GROUND LEVEL, AND RUN HORIZONTALLY TO THE NEAREST PLUMBING OPEN SITE DRAIN CONNECTION. COORDINATE FINAL ROUTE ON GROUND FLOOR WITH ALL TRADES.
3. COORDINATE WITH ELECTRICIAN WHO WILL PROVIDE CONDUIT AND PULL STRING FROM THE ODU TO THE IDU AS REQUIRED FOR ANY CONTROL WIRING IN ADDITION TO CONDUIT AND WIRING FOR ALL LINE VOLTAGE CIRCUITS. REFER TO MANUFACTURERS REQUIREMENTS.
4. INSTALL AND START UP ALL EQUIPMENT PER MANUFACTURER'S INSTRUCTIONS. FOR EQUIPMENT PROVIDED BY OTHERS, VERIFY INSTALLATION PROCEDURES AS TO NOT VOID THE WARRANTY WITH IMPROPER CONNECTION OF UTILITIES.
5. CLEARANCES FOR EQUIPMENT MUST CONFORM TO MANUFACTURER'S REQUIREMENTS.
6. FOLLOW MANUFACTURER INSTRUCTIONS FOR ALL EQUIPMENT INSTALLATIONS, MAXIMUM REFRIGERANT LENGTHS, AND REQUIRED CLEARANCES.
7. INSTALL TOILET EXHAUST FAN AND CONNECT TO EXISTING EXHAUST DUCTWORK TO SIDEWALL VENT CAP. INSTALL 1" INSULATION AROUND EXHAUST DUCTWORK.
8. CONTRACTOR TO PROVIDE INITIAL PRICING FOR REPLACEMENT OF 50% OF TOTAL RESIDENTIAL TOILET EXHAUST VENT CAPS AND 50% OF ALL RADIATOR COVERS AT BID STAGE.

KEYED NOTES:

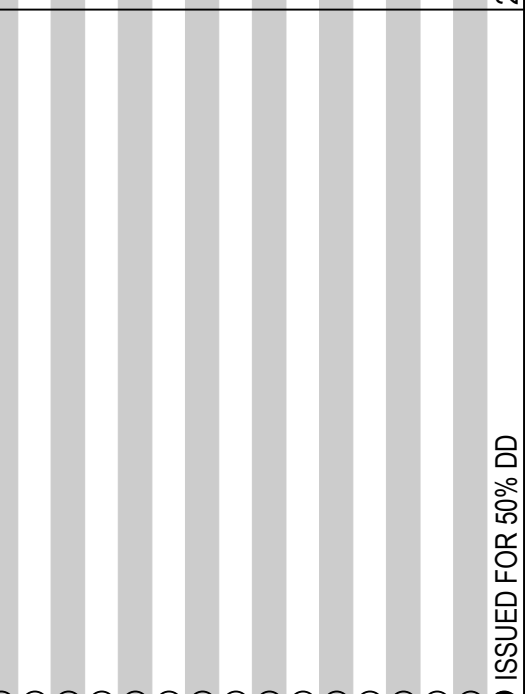
- ① EXISTING TO REMAIN HYDRONIC TUBE-FINNED RADIATOR. CONTRACTOR TO REPLACE RADIATOR COVER AS NEEDED.
- ② NEW TOILET EXHAUST FAN. CONNECT TO EXISTING DUCTWORK.
- ③ NEW VENT CAP (REPLACEMENT REQUIREMENT TO BE DETERMINED BY CONTRACTOR AT DEMO STAGE OF PROJECT).
- ④ INSTALL NEW 1" INSULATION TO EXISTING DUCTWORK AND CONNECT TO NEW TOILET EXHAUST FAN.



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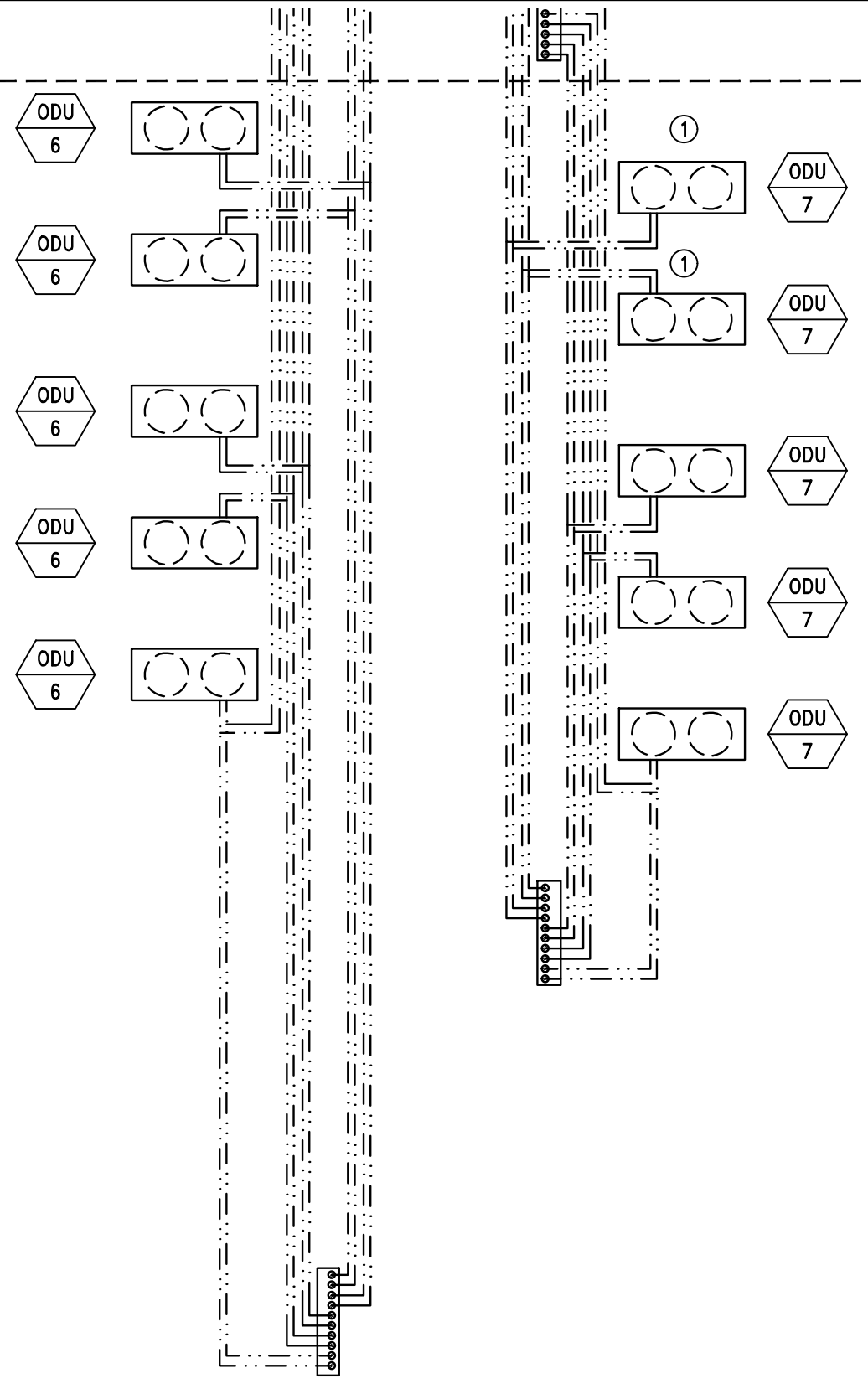
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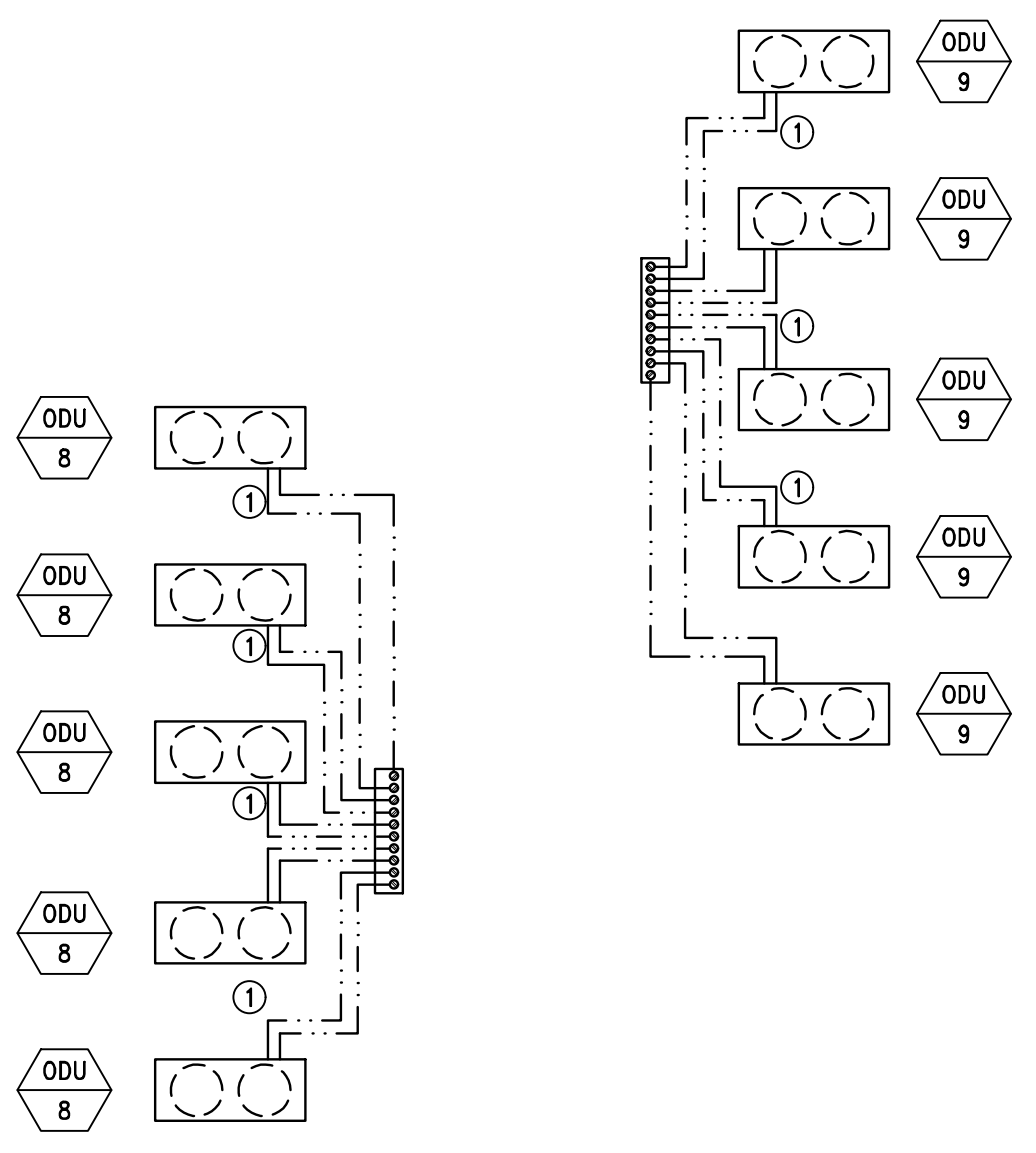
2218a
**MECHANICAL
TYPICAL 2ND THRU 5TH
FLOOR PLAN**

M102

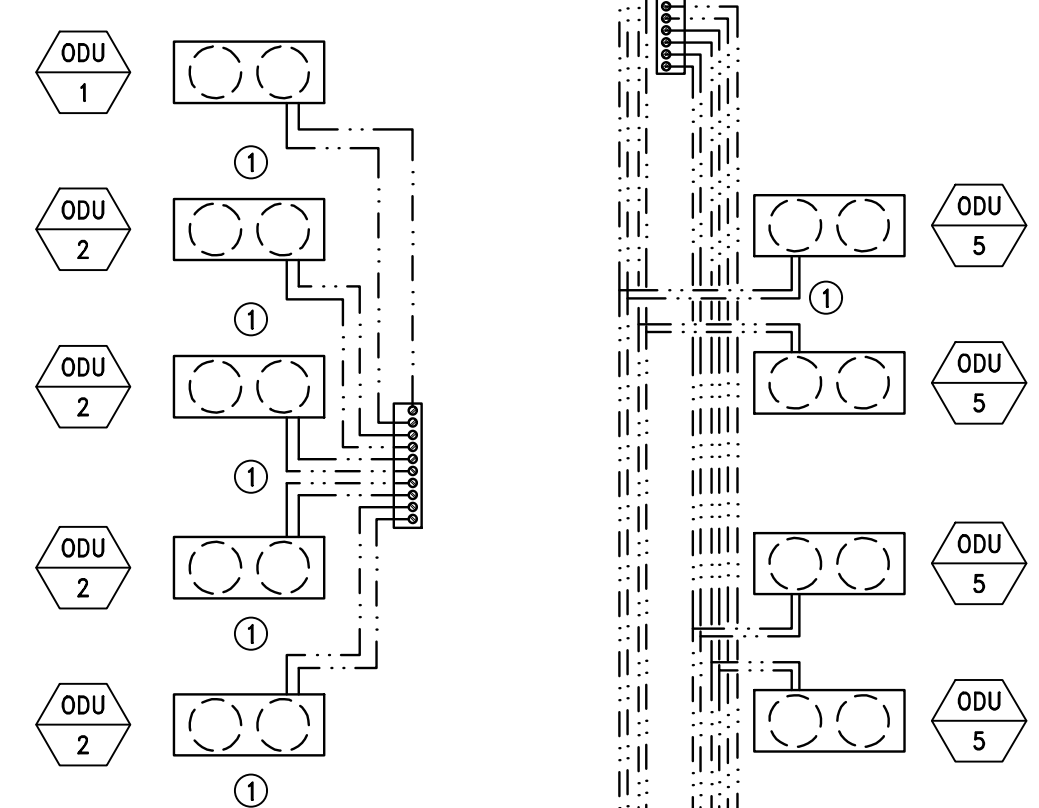
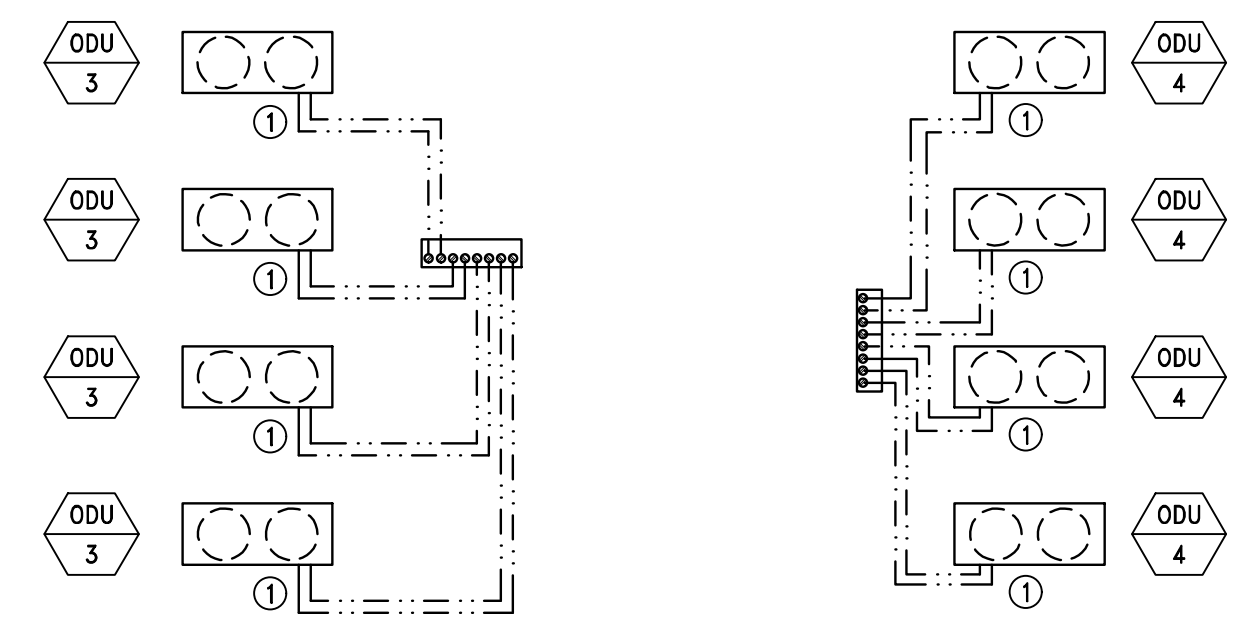
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CONTINUATION
MATCHLINE



MECHANICAL
PARTIAL ROOF PLAN - SOUTH
② SCALE - 1/4" = 1'-0"



MECHANICAL
PARTIAL ROOF PLAN - NORTH
① SCALE - 1/4" = 1'-0"

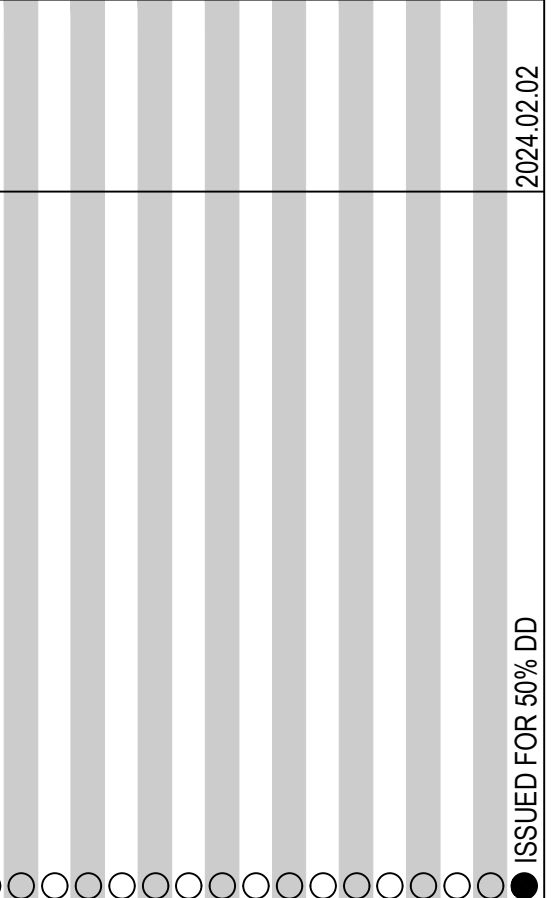
- GENERAL SHEET NOTES:**
- COORDINATE THE LOCATION OF ALL EQUIPMENT WITH OWNER, THE STRUCTURAL ENGINEER, THE ARCHITECT, AND OTHER TRADES PRIOR TO ROUGH IN. ALLOCATE MANUFACTURER RECOMMENDED SERVICE CLEARANCES FOR ALL EQUIPMENT.
 - INSTALL AND START UP ALL EQUIPMENT PER MANUFACTURER'S INSTRUCTIONS. FOR EQUIPMENT PROVIDED BY OTHERS, VERIFY INSTALLATION PROCEDURES AS TO NOT VOID THE WARRANTY WITH IMPROPER CONNECTION OF UTILITIES.
 - COORDINATE EQUIPMENT INSTALLATION AROUND FULL ROOF REPLACEMENT.
 - ROOF TOP TERMINATIONS SHALL BE CUSTOM WEATHER PROOF CURB AND CAP. SEE DETAIL ON M-400.
 - PROVIDE EQUIPMENT RAIL WITH VIBRATION ISOLATION FOR CONDENSING UNITS.

- KEYED NOTES:**
- VRF PIPING ROUTED TO IDUS BELOW. PROVIDE BALLAST STRUT MOUNTS FOR PIPING AT SPACING AS RECOMMENDED BY THE MANUFACTURE, BUT NO LESS THAN EVERY 10 FEET. PROVIDE NEW PORTAL PLUS STYLE ROOF PENETRATIONS, ALL PIPE CONNECTIONS SHALL BE SEALED AND WATER TIGHT.



IN PROGRESS

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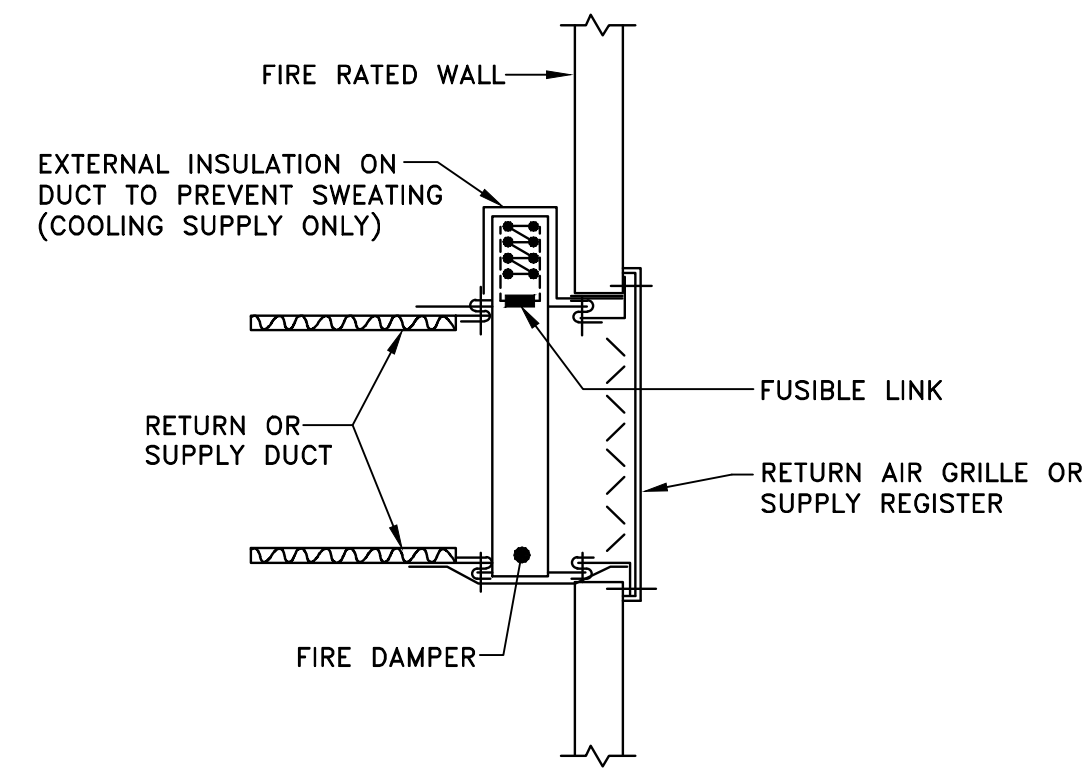
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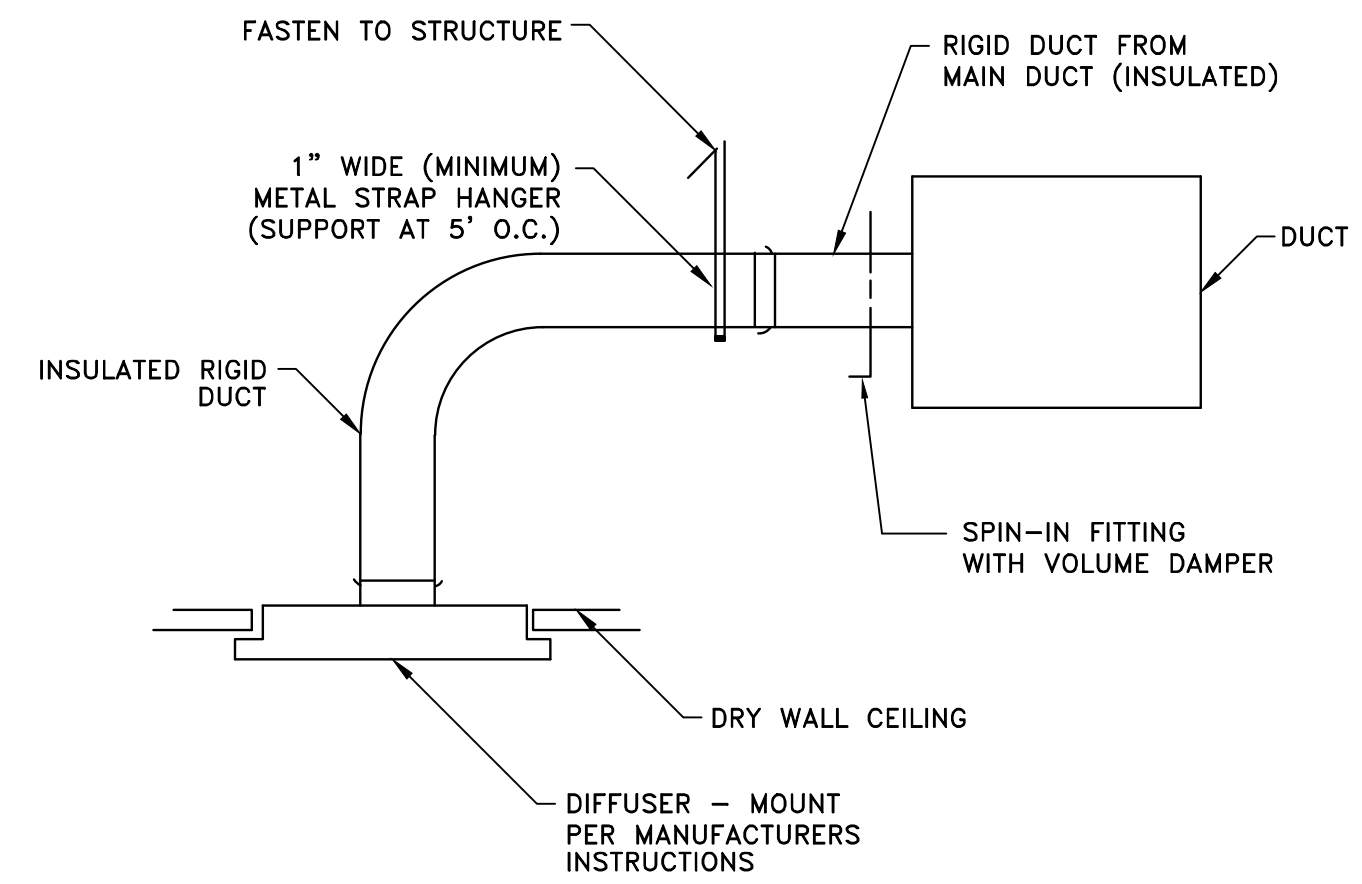
**MECHANICAL
ROOF PLAN**

M103

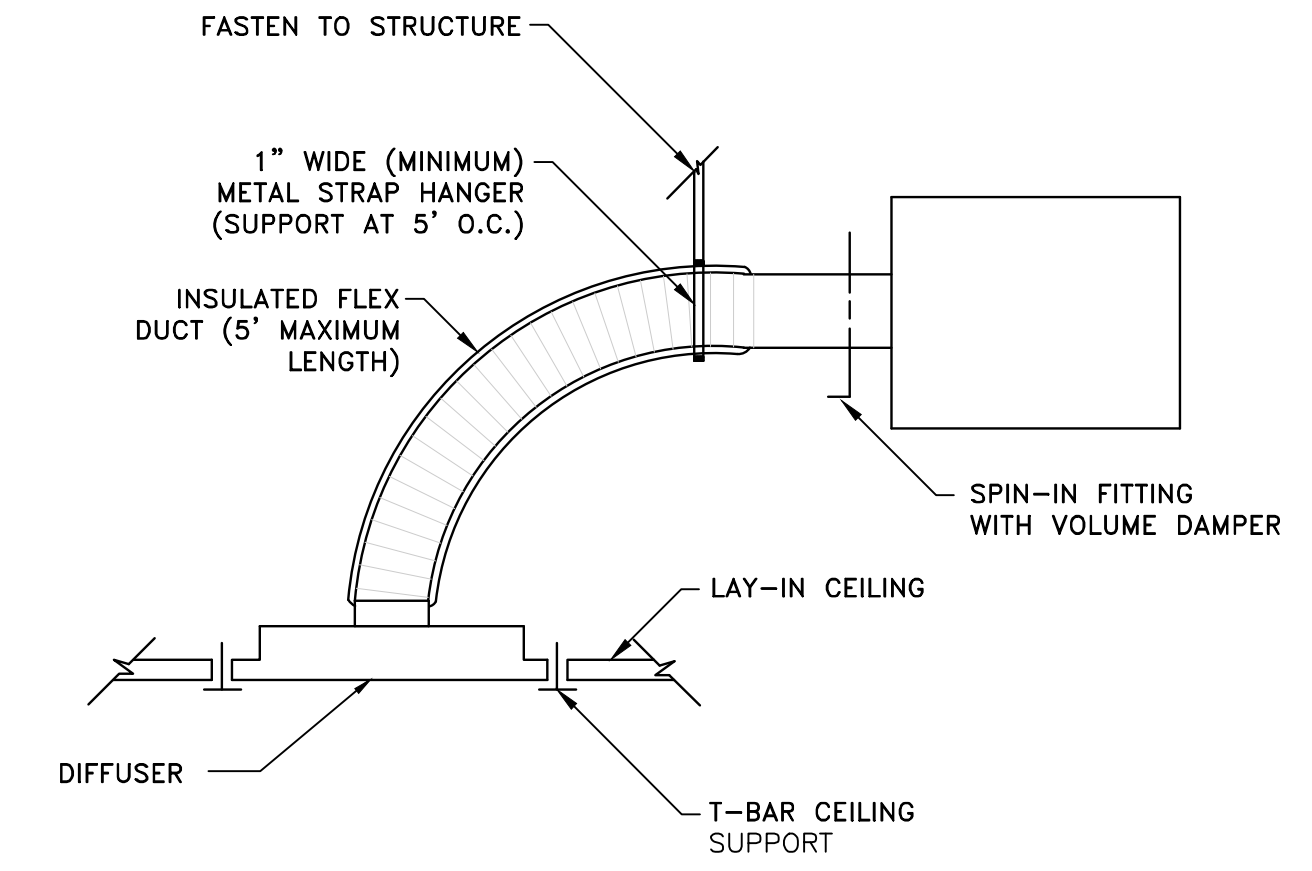
MATCHLINE
CONTINUATION



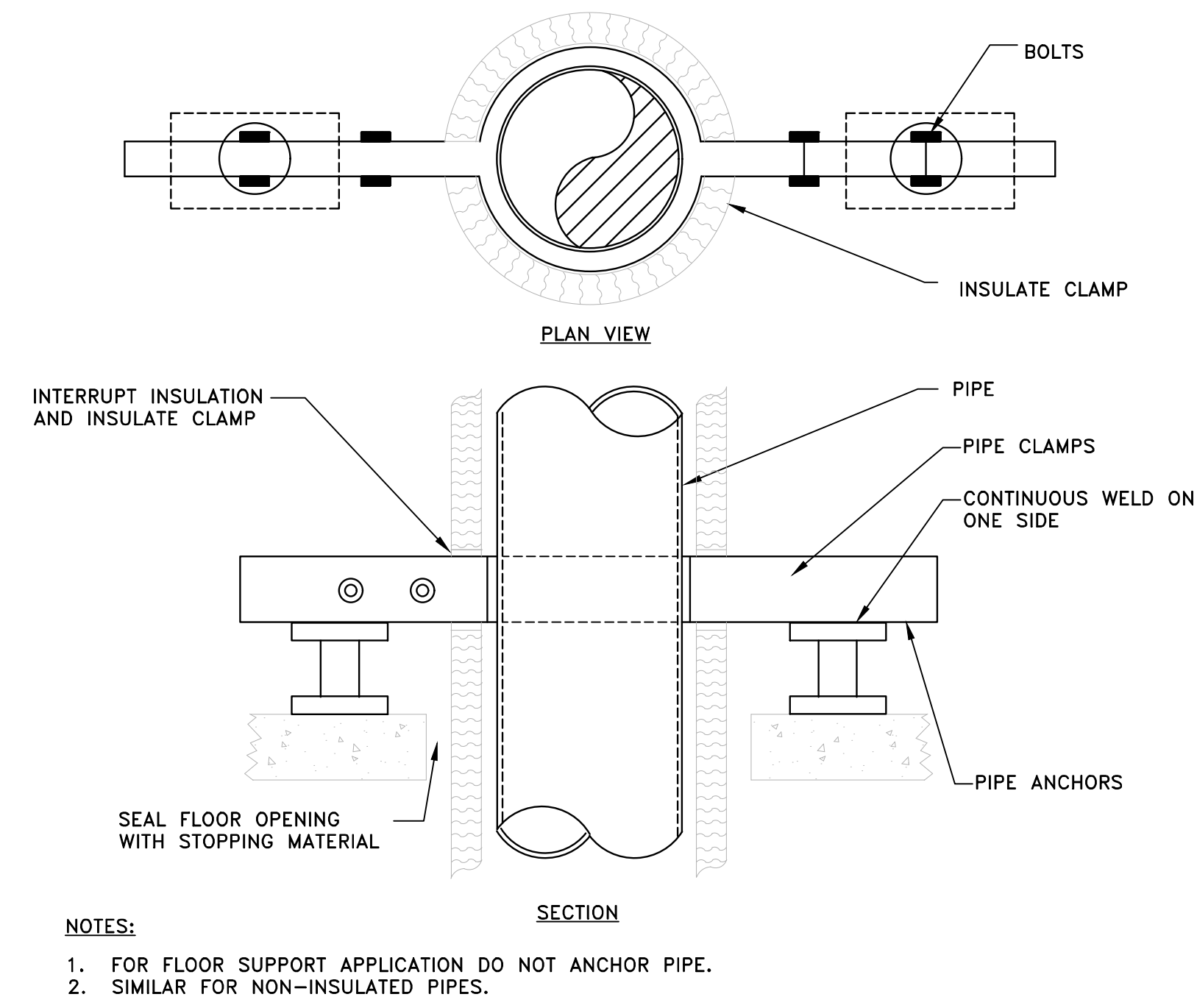
3 FIRE DAMPER AT SUPPLY REGISTER OR RETURN AIR GRILLE DETAIL
No Scale



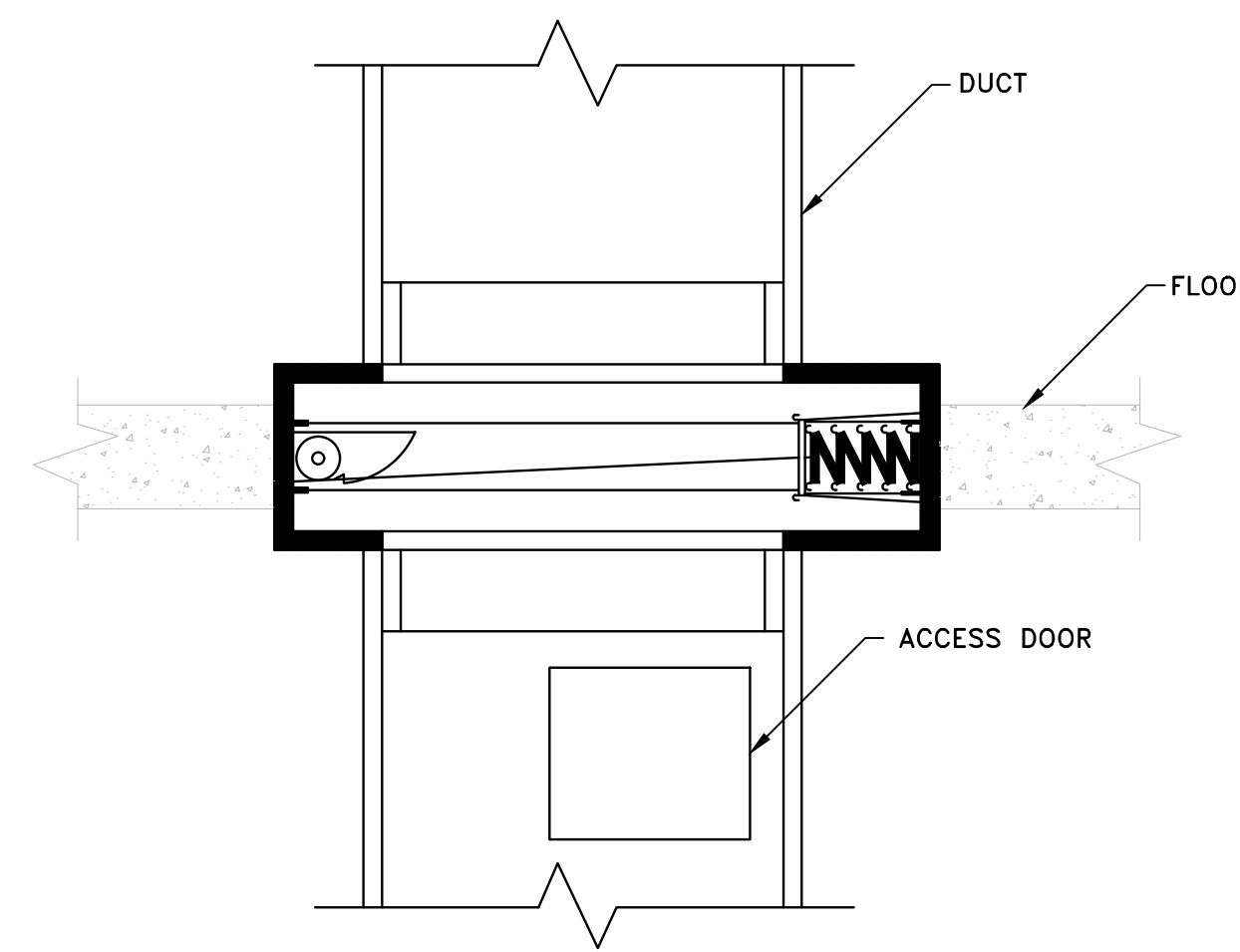
2 Duct Runout Detail - Surface
No Scale



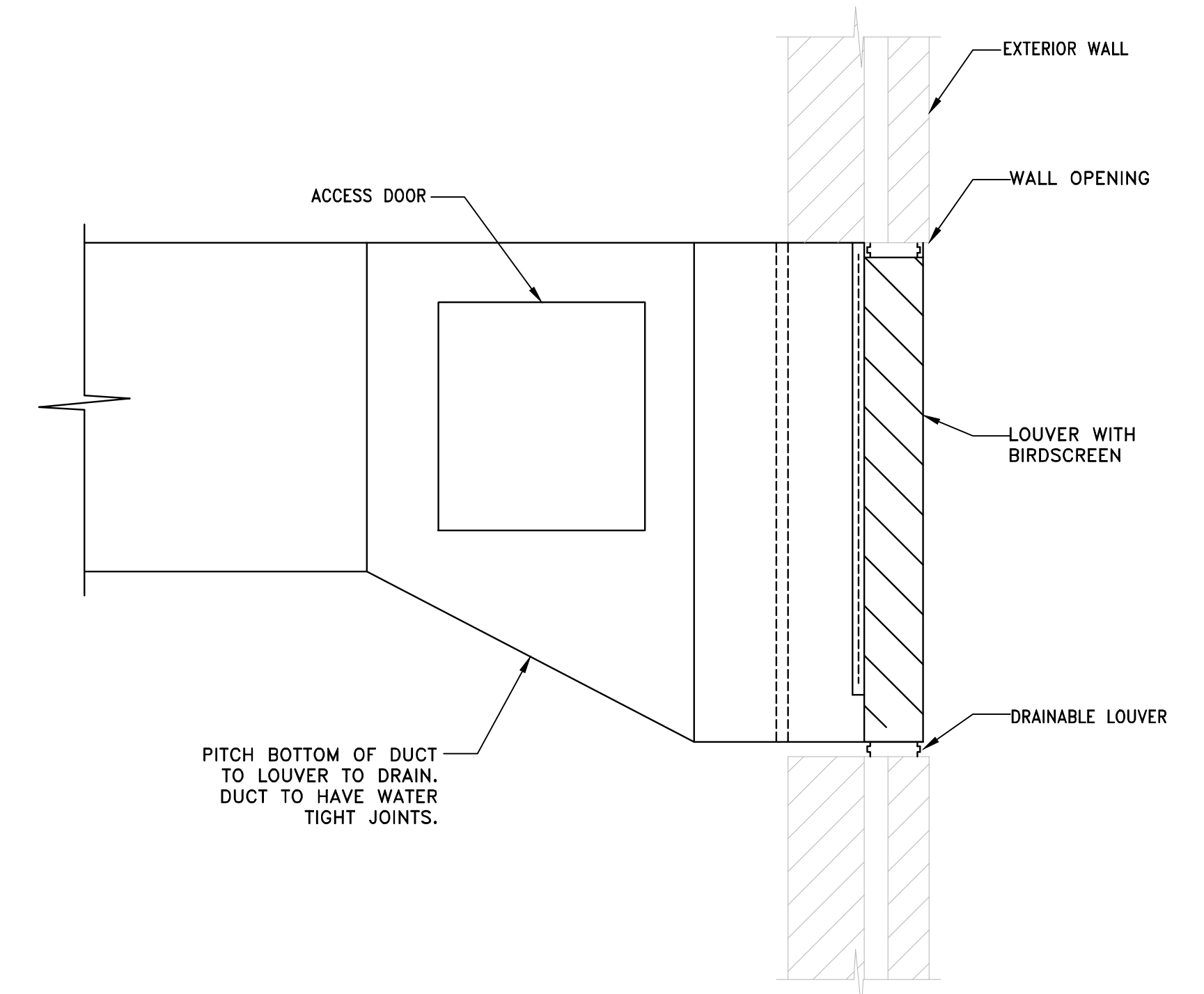
1 Duct Runout Detail - Lay In
No Scale



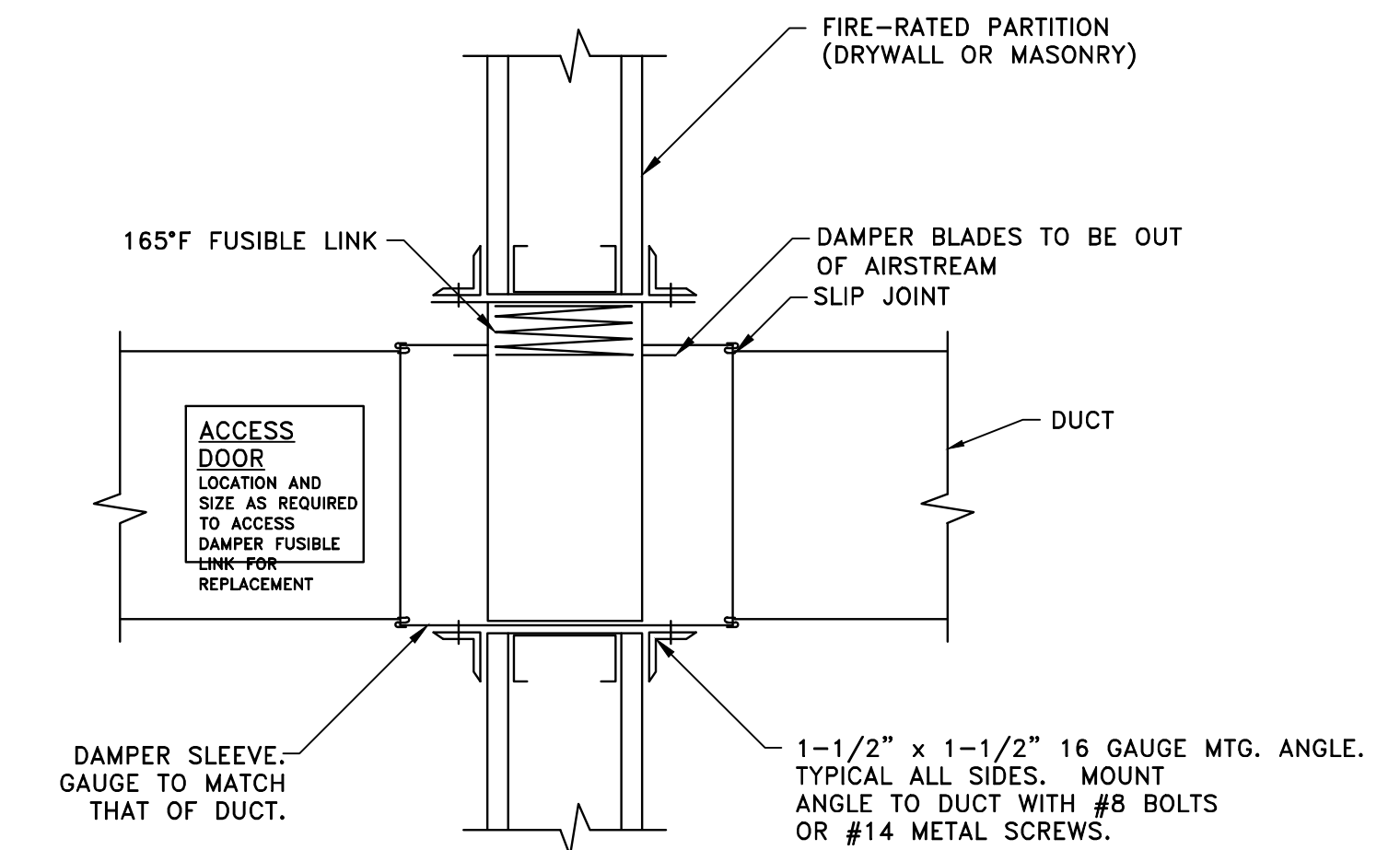
6 PIPE ANCHOR/FLOOR SUPPORT DETAIL
NOT TO SCALE



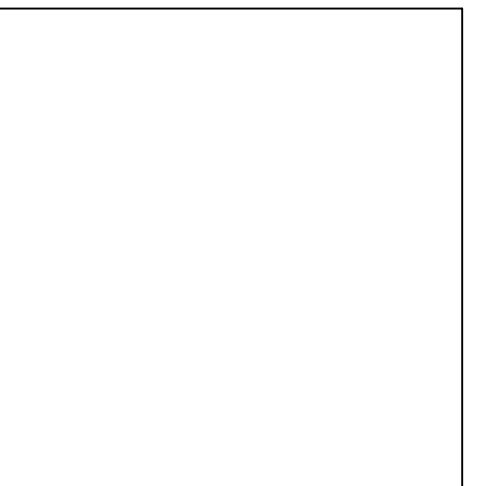
5 Floor Mounted Fire Damper Detail
No Scale



4 LOUVER MOUNTING DETAIL
NOT TO SCALE

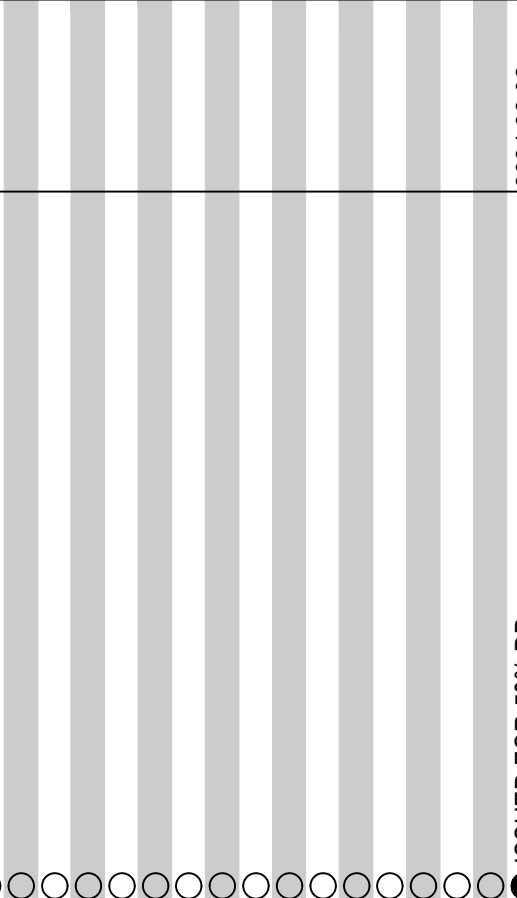


7 Fire Damper Detail
No Scale



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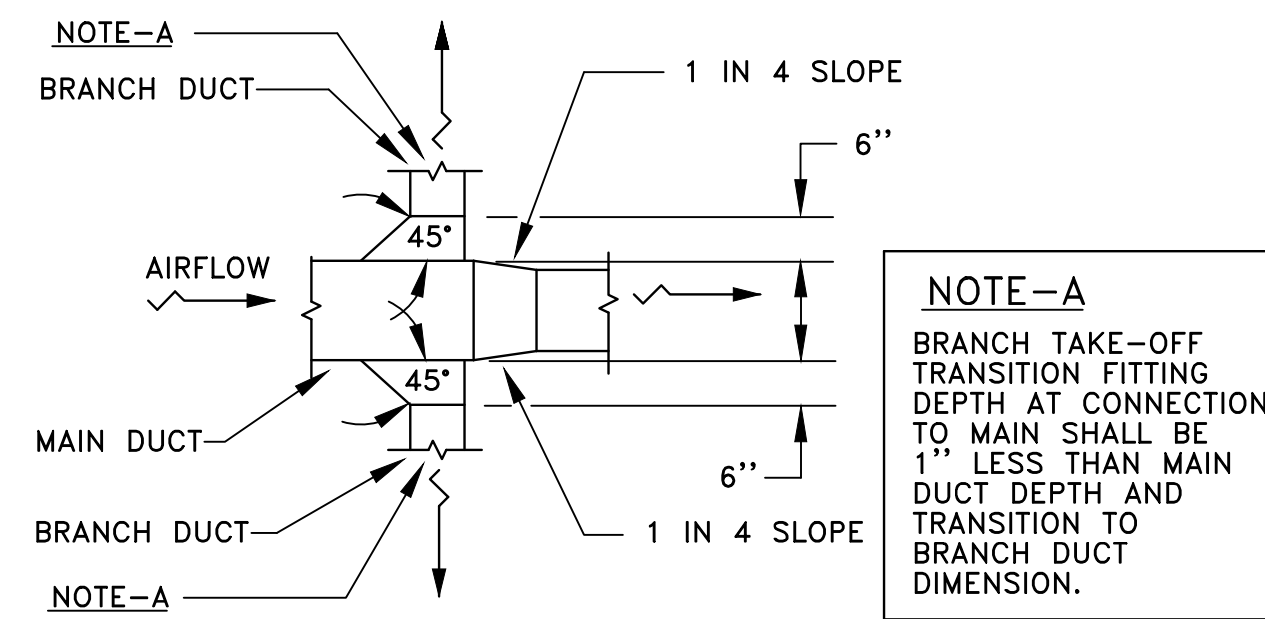


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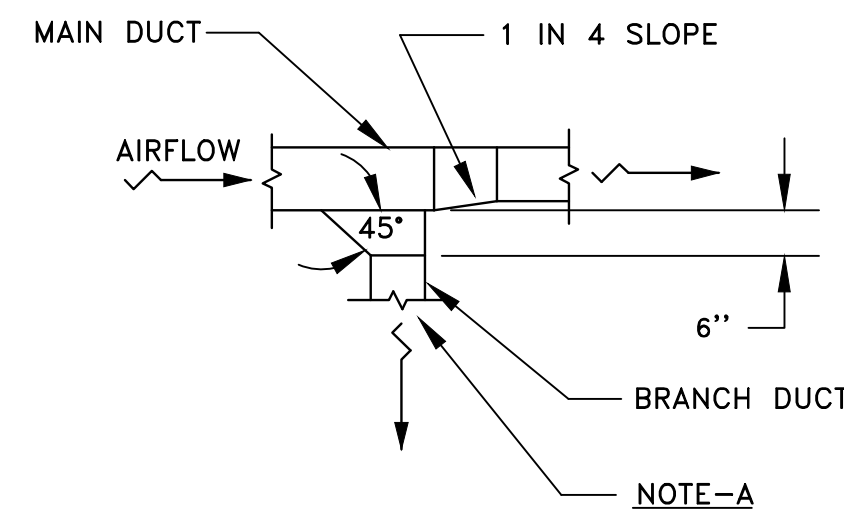
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MECHANICAL DETAILS

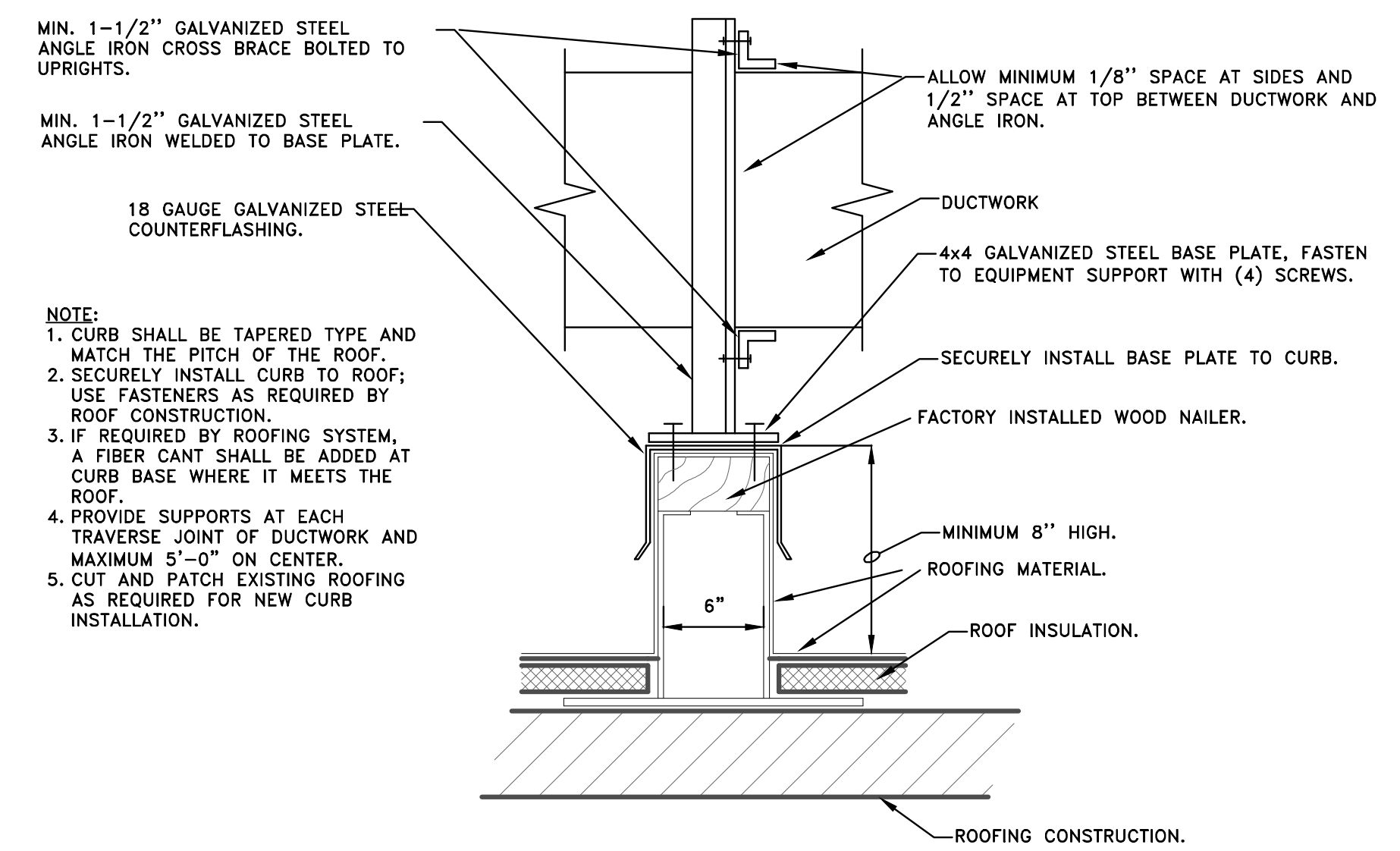
M400



TYPICAL DOUBLE BRANCH TAKE-OFF
NOT TO SCALE



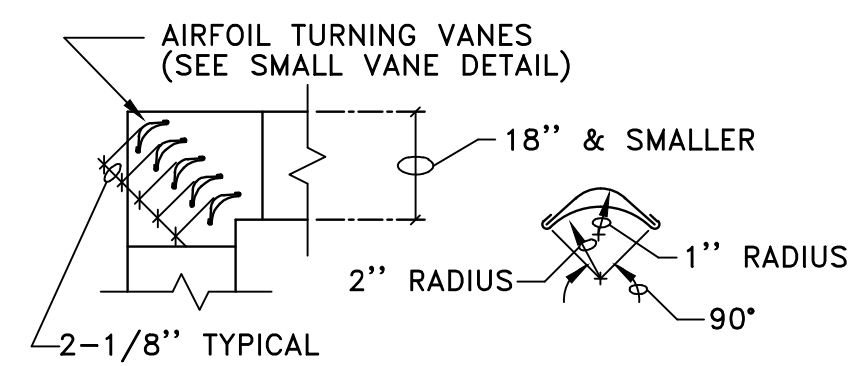
TYPICAL SINGLE BRANCH TAKE-OFF
NOT TO SCALE



TYPICAL DUCT ROOF SUPPORT DETAIL
NOT TO SCALE

NOTES:

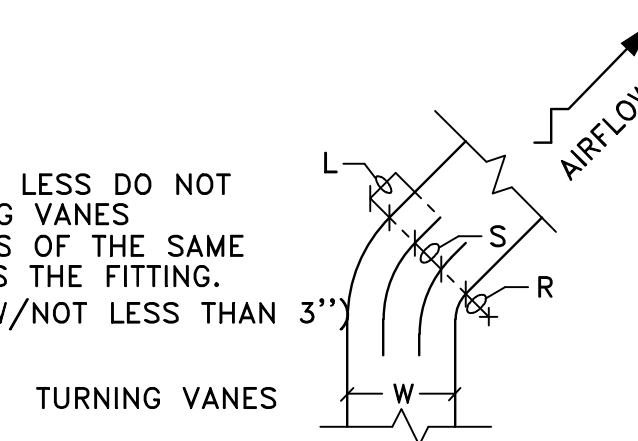
- ALL DUCTWORK CONSTRUCTED IN ACCORDANCE WITH ASHRAE HANDBOOK AND PRODUCT DIRECTORY 1988 EQUIPMENT VOLUME, CHAPTER NO.
- ALL CONTRACTOR FABRICATED AND MANUFACTURER FABRICATED COMPONENTS OF THE OUTSIDE AIR, SUPPLY AIR, RETURN AIR AND EXHAUST SYSTEMS SHALL BE CONSTRUCTED AND INSTALLED AIR-TIGHT. REFER TO DUCTWORK SEALANT DETAILS ON THIS SHEET. PIPE OPENINGS IN SYSTEM COMPONENTS SHALL HAVE SHEET METAL BAFFLES, SET IN SEALANT, TO PREVENT LEAKAGE.



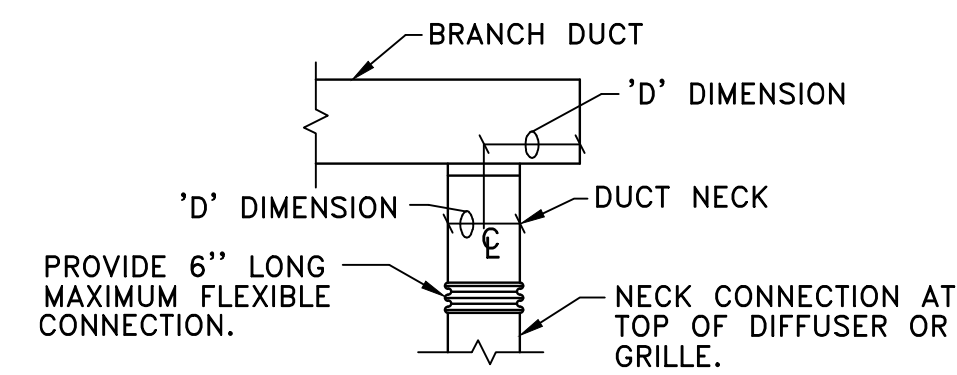
SMALL DOUBLE AIRFOIL TURNING VANE
18" AND SMALLER
NOT TO SCALE

NOTES:

- FITTING 29° AND LESS DO NOT REQUIRE TURNING VANES
- TURNING VANE IS OF THE SAME GAUGE METAL AS THE FITTING.
 $R = 1/3 "W"$ (W/NOT LESS THAN 3")
 $S = 1/3 "W"$
 $L = 1/3 "W"$

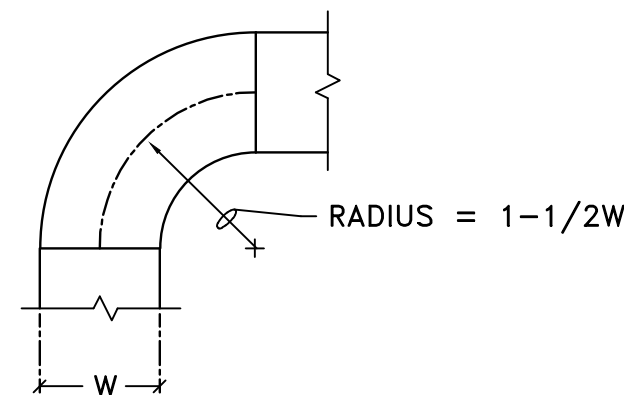


TYPICAL 30° TO 89° TURN FITTINGS
NOT TO SCALE

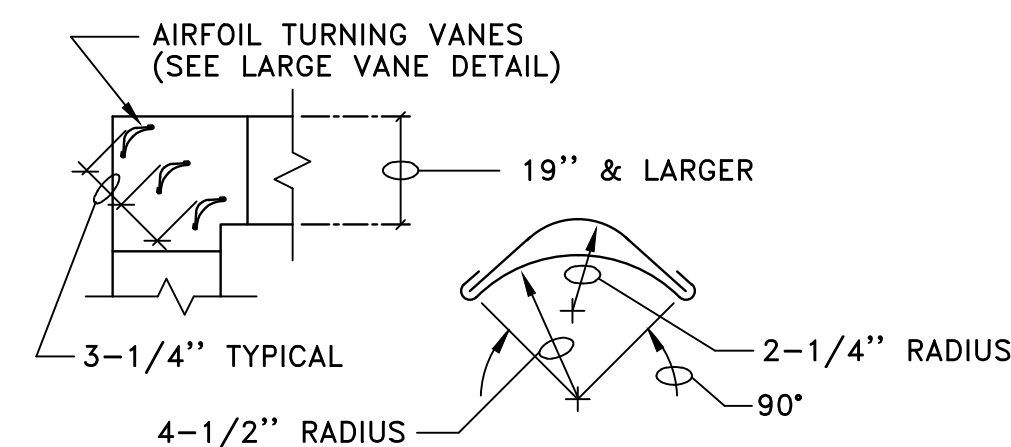


- DUCT BRANCH AND DUCT NECK SHALL BE RIGID SHEET METAL CONSTRUCTION.
- FLEXIBLE CONNECTION SHALL BE METAL-EDGE VENTILATION FABRIC OR TRIPLE-LOK FLEXIBLE ALUMINUM AIR DUCT.

TYPICAL TOP CONNECTION TO DIFFUSER OR GRILLE DETAIL
NOT TO SCALE

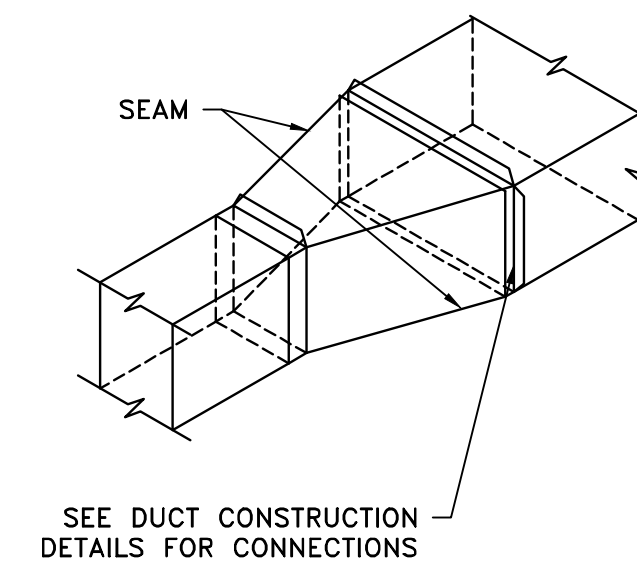
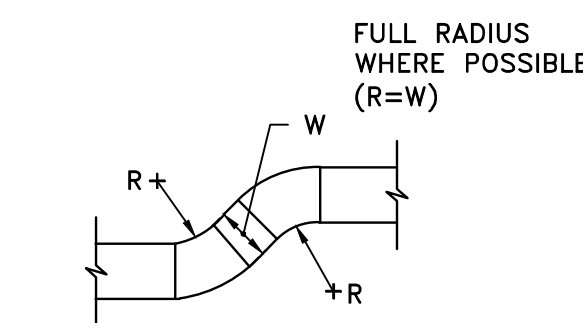


TYPICAL 30° TO 90° RADIUS ELL TURN FITTING
NOT TO SCALE

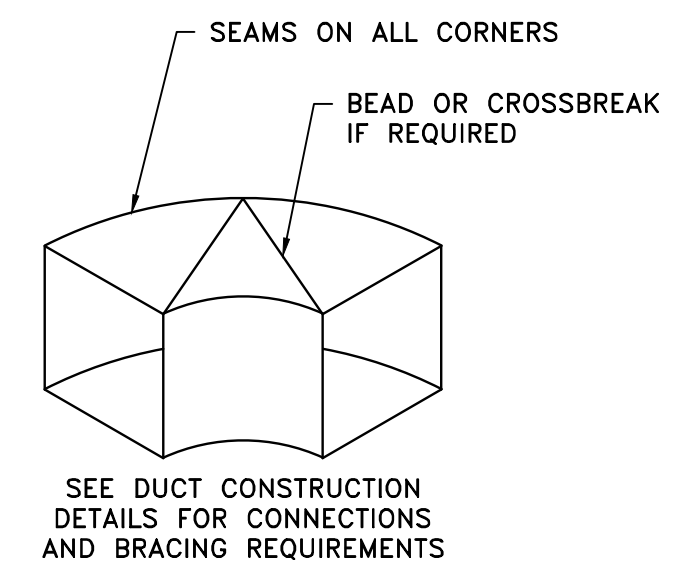


LARGE DOUBLE AIRFOIL TURNING VANE
19" & LARGER
NOT TO SCALE

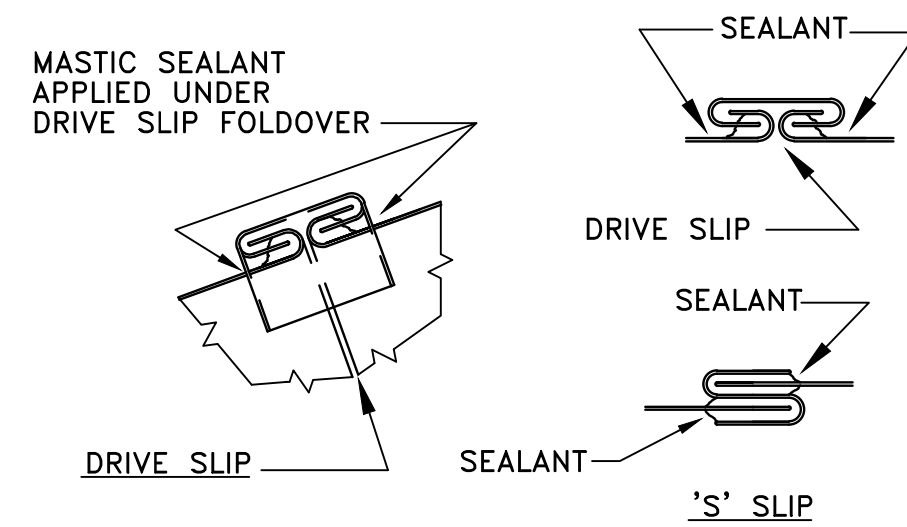
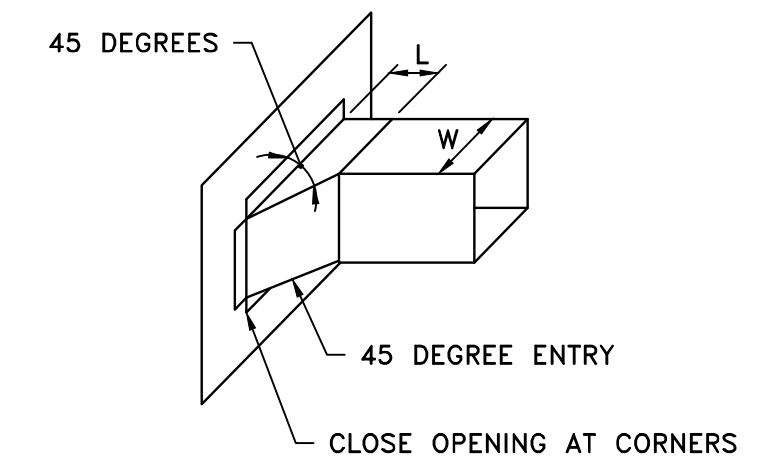
TYPICAL 90° TURN FITTING
19" AND LARGER
NOT TO SCALE



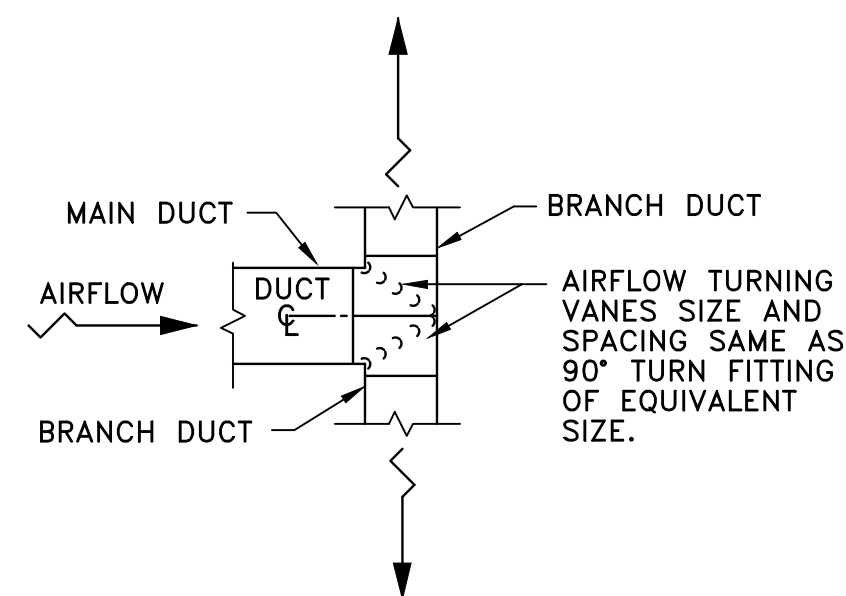
SEE DUCT CONSTRUCTION DETAILS FOR CONNECTIONS



SEE DUCT CONSTRUCTION DETAILS FOR CONNECTIONS AND BRACING REQUIREMENTS

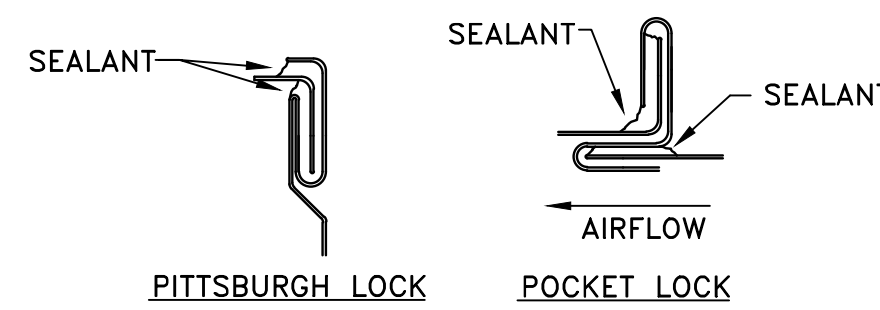


DUCTWORK SEALANT DETAIL NO. 1
NOT TO SCALE

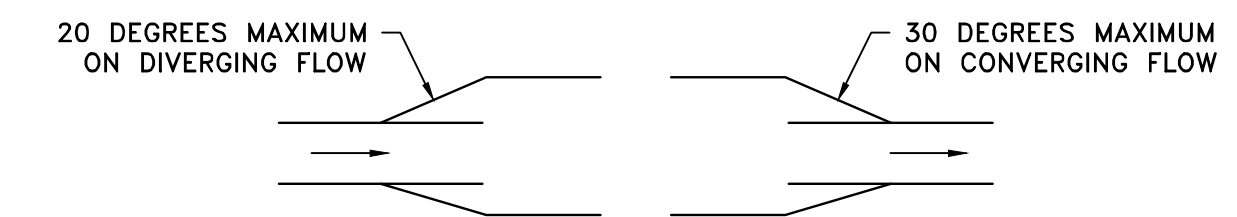
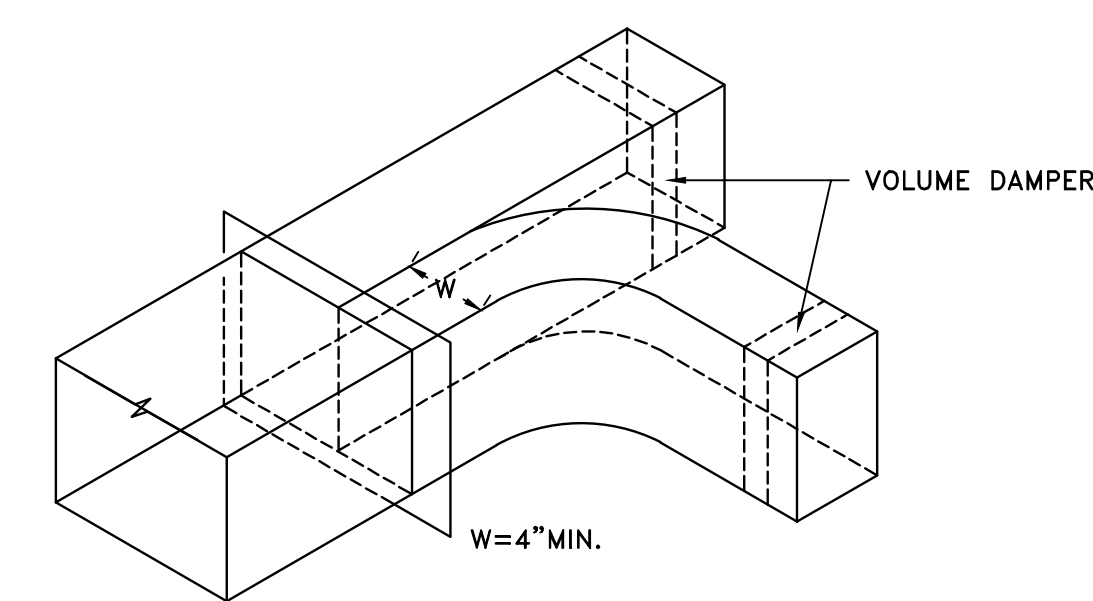


TYPICAL DOUBLE 90° TURN FITTING
(EQUAL CFM SPLIT SHOWN, UNEQUAL CFM SPLIT SIMILAR)
NOT TO SCALE

IMPORTANT NOTE
SEALANT SHALL BE APPLIED TO DUCTWORK BEFORE ASSEMBLY.
EXCESS LIQUID OR MASTIC SHALL BE REMOVED WITH PROPER SOLVENT WHEREVER DUCTWORK IS EXPOSED IN OCCUPIED AREAS.



DUCTWORK SEALANT DETAIL NO. 2
NOT TO SCALE



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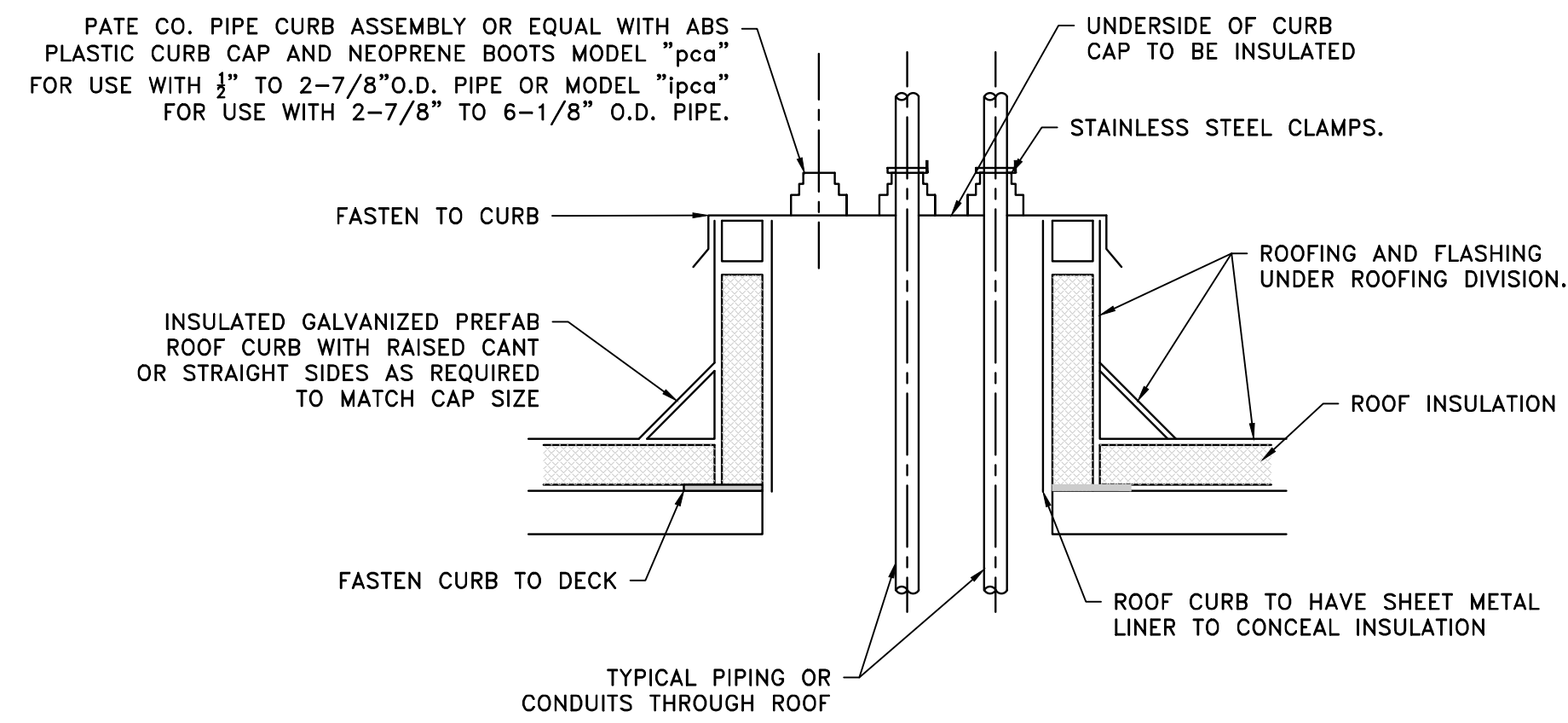
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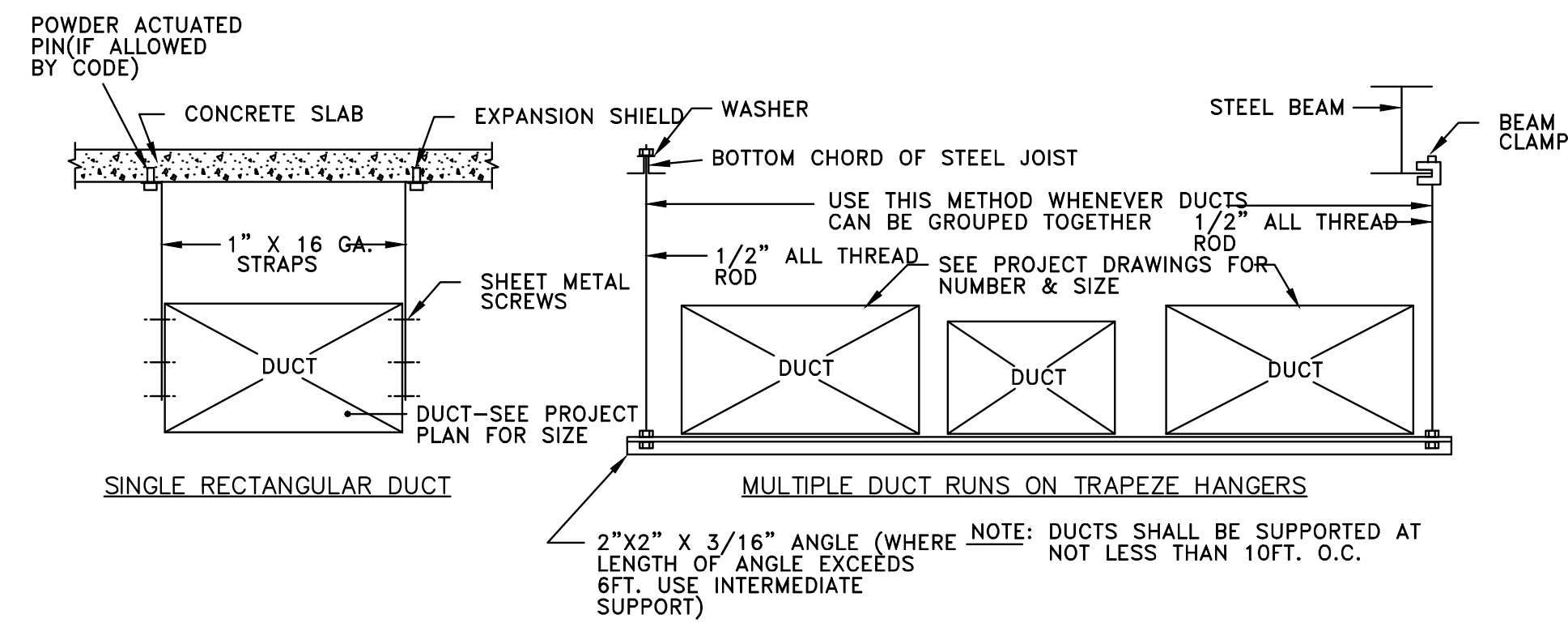
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MECHANICAL DETAILS

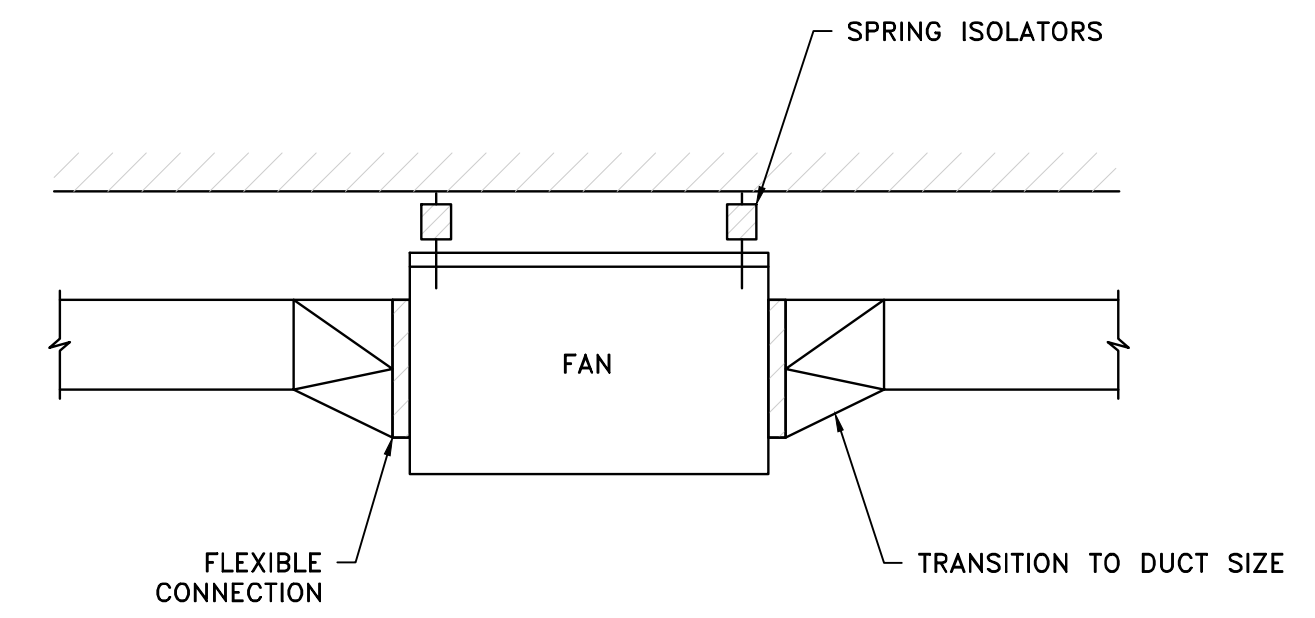
M401



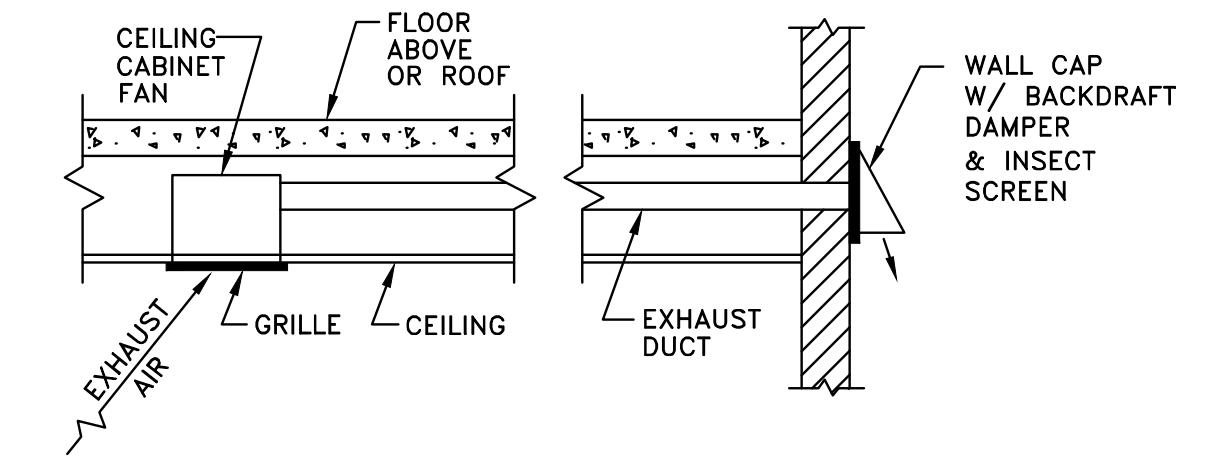
5 MULTIPLE PIPE ROOF PENETRATION DETAIL
N.T.S.



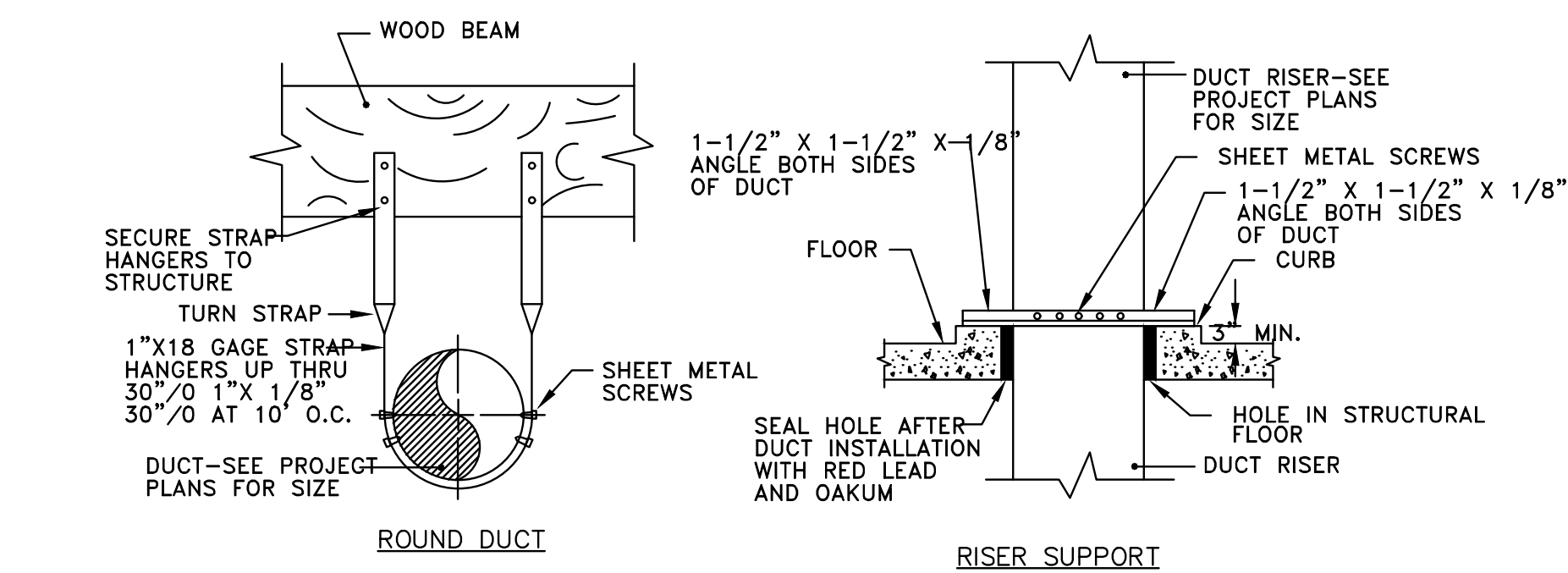
6 Duct Support Details
No Scale



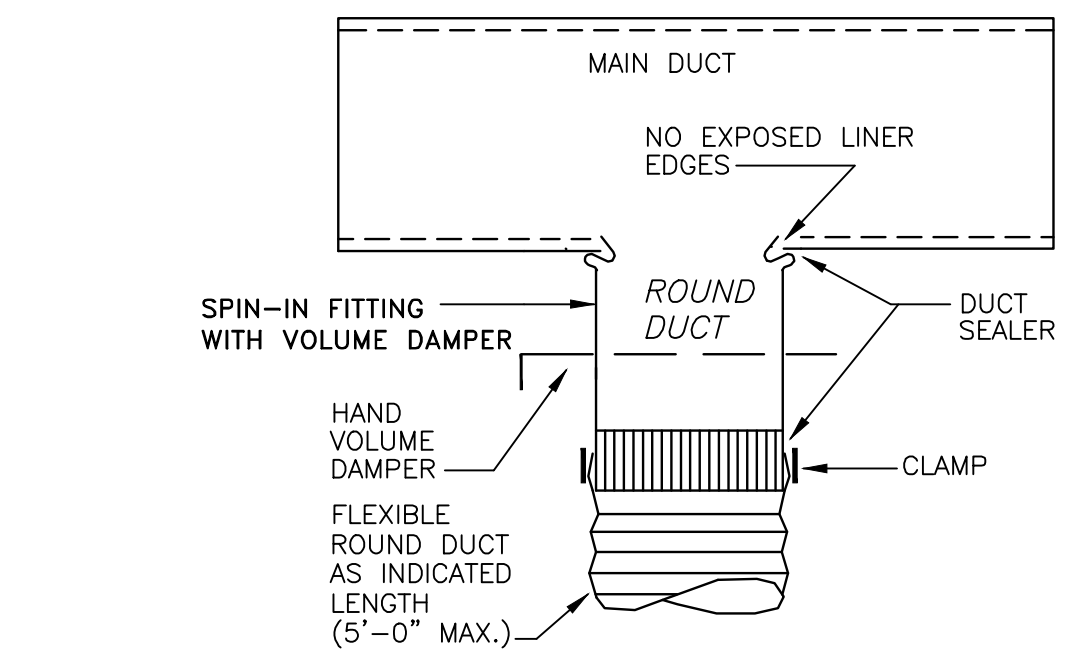
1 INLINE FAN DETAIL
N.T.S.



2 Bath Fan Detail with Sidewall discharge
No Scale



3 Branch Take off Duct Detail
No Scale



4 ROOF RAIL - EQUIPMENT SUPPORT DETAIL
N.T.S.



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02

ISSUED FOR 50% DD

LBBA
1625 W Carroll Avenue
Chicago, IL 60612
p 312-968-9100
www.lbba.com

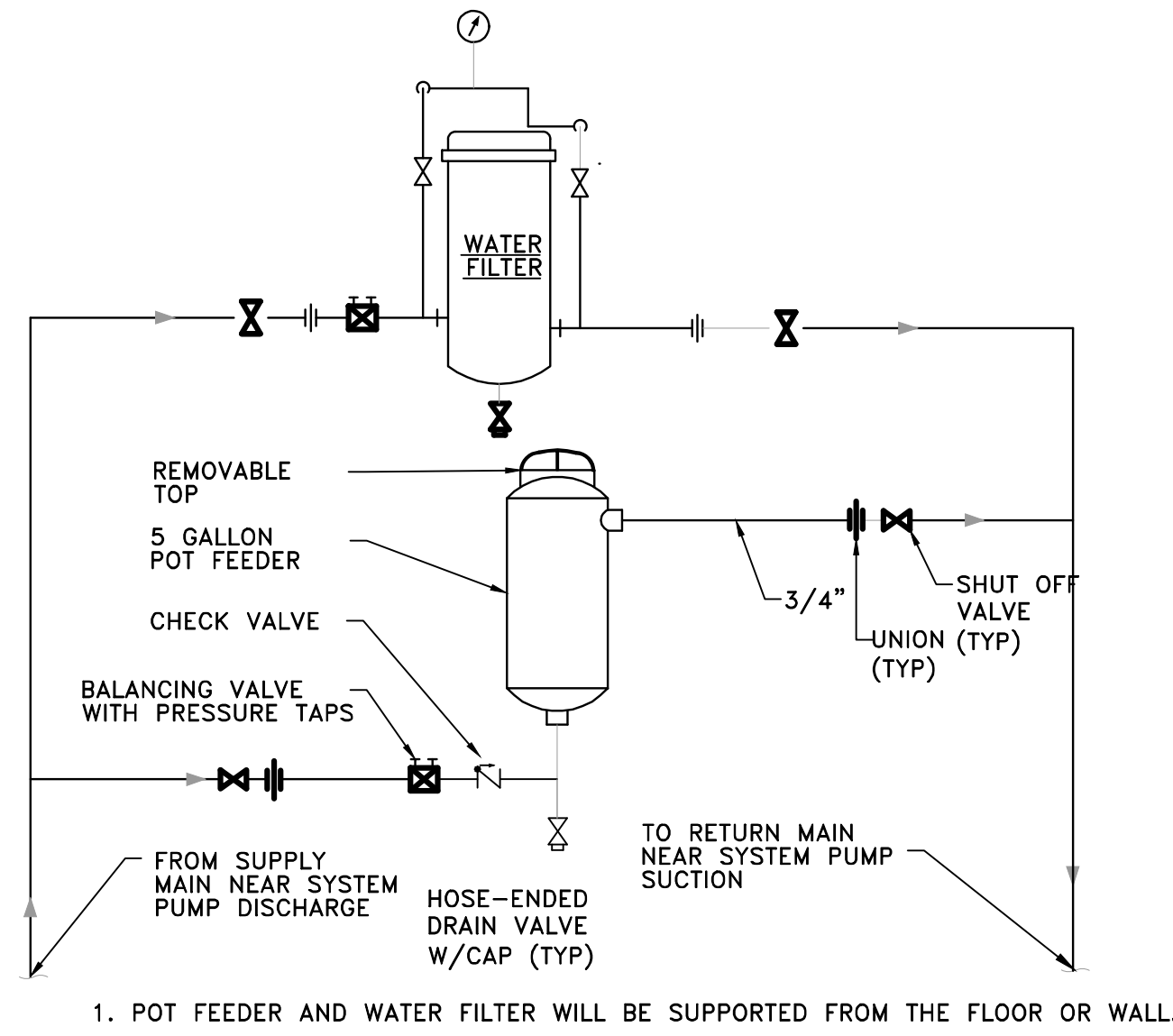
Heart of Uptown Apartments

927 W. Wilson
Chicago, IL 60640

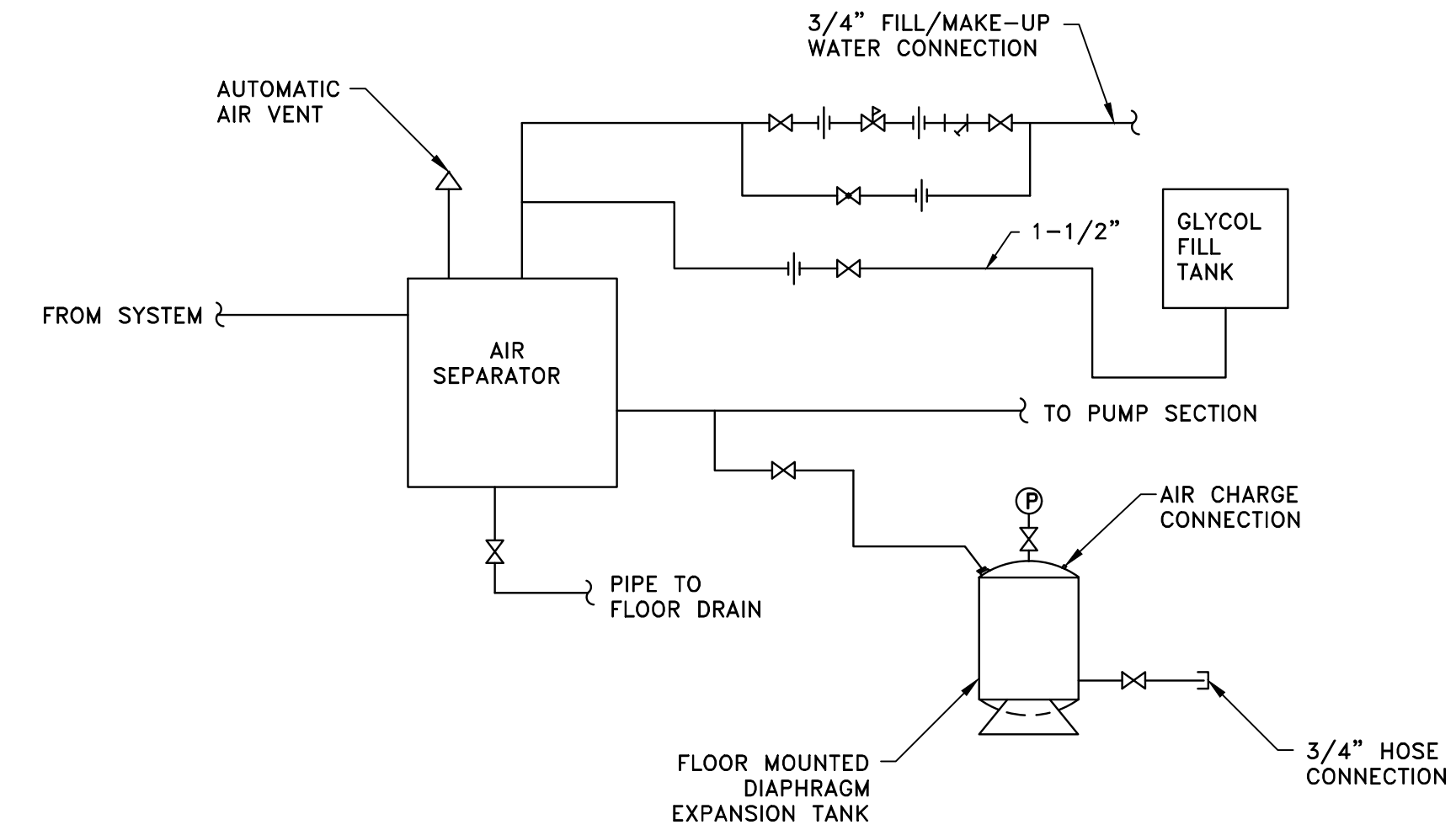
2218a

MECHANICAL DETAILS

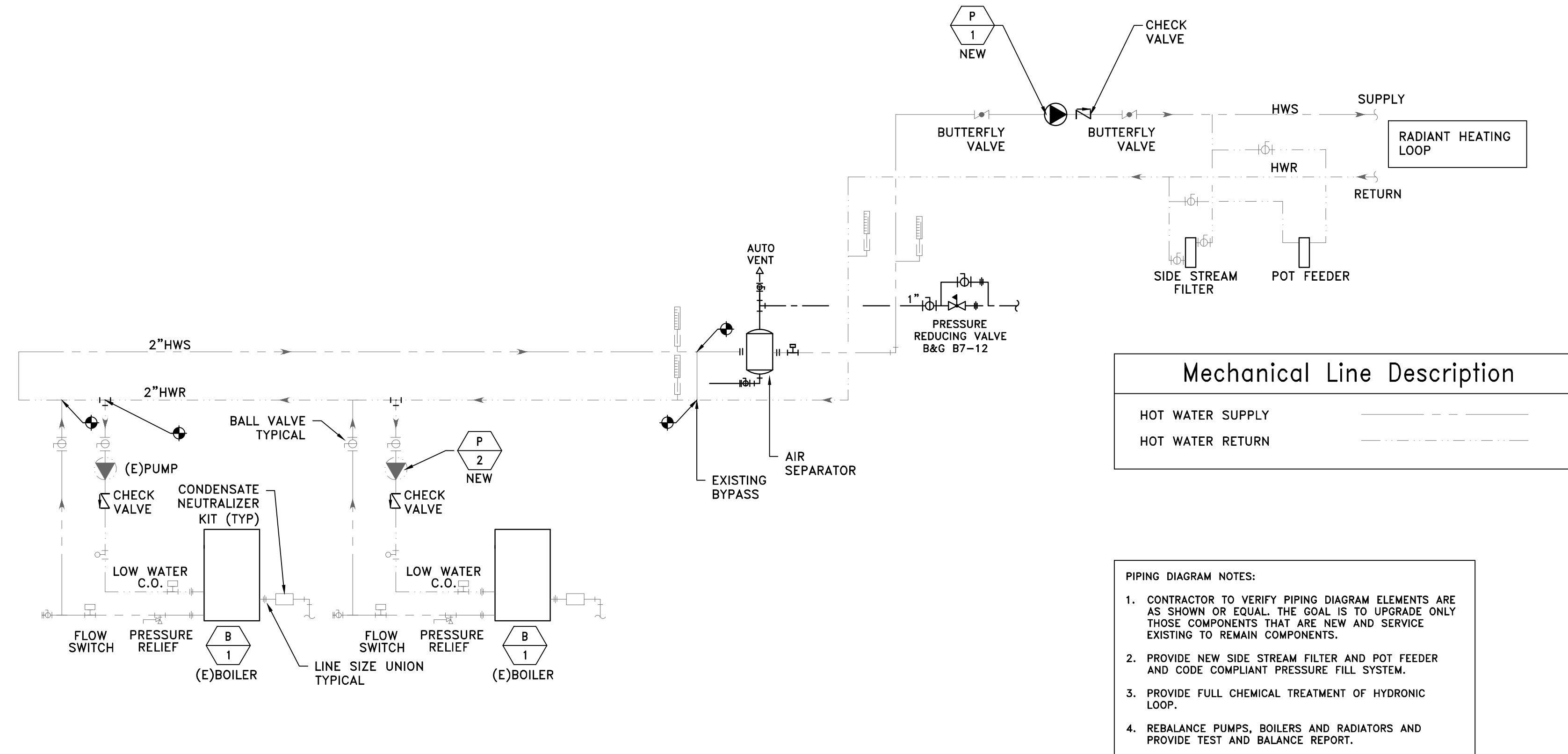
M402



3 Pot Feeder and Filter Piping
No Scale



1 Diaphragm Expansion Tank
No Scale



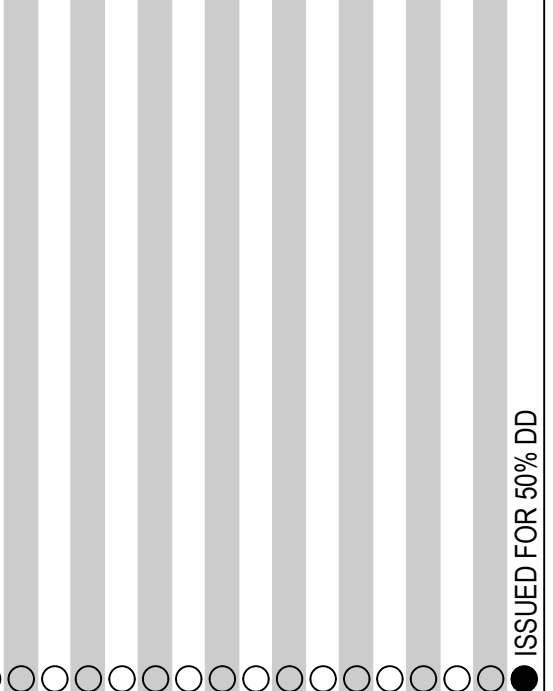
2 BOILER SYSTEM PIPING DIAGRAM
SCALE - N.T.S.



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02



LBBA
1625 W Carroll Avenue
Chicago IL 60612
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Heart of Uptown Apartments
927 W. Wilson
Chicago, IL 60640

2218a
MECHANICAL DETAILS

M403

AIR SEPARATOR SCHEDULE					
TAG NO	QTY	LOCATION	FLUID	BASED ON	REMARKS
AS-1	1	MECH ROOM	50% PG	B&G ROLAIRTROL R-3F	1

1. FLANGED WITH STRAINER AND BLOWDOWN VALVE

LOUVER SCHEDULE											
Mark	Based On	Model Number	Equipment Served	Flow Direction	Flow CFM	SP Drop (in H2O)	Width x Height (in)	Depth (in)	Free Area (SF)	Face Velocity (FPM)	Remarks
LO-1	RUSKIN	ELF6375DX	ERV-1	INTAKE	450	0.09	18x18	6	0.92	487	1,2,4

- With bird screen
- Intake louver with drainable blades to minimize water ingress
-
- Provide gravity backdraft damper

PUMP SCHEDULE												
TAG NO	TYPE	SERVING	FLUID	BASED ON	SERIES	LOCATION	TDH (FT H2O)	FLOW (GPM)	ELECTRICAL			REMARKS
									HP	PHASE	VOLTS	
P-1	INLINE	BOILER B-2 PRIMARY PUMP	WATER	BELL & GOSSETT	E-60 1.5x1.5x6.25	BOILER ROOM	30	52	.75	1	208	1,2

- EC TO PROVIDE NON-FUSED SERVICE DISCONNECT
- EC TO PROVIDE LINE VOLTAGE POWER TO PUMP WITH RELAY/CONTACTOR TO BOILER PUMP CONTROL
- INTEGRATE WITH EXISTING PRIMARY SECONDARY PUMPING ARRANGMENT. BALANCE SECONDARY PUMP AND VERIFY MINIMUM FLOWS ARE SATISFIED.

BOILER SCHEDULE															
TAG NO	LOCATION	BASED ON	SPACE HEATING SECTION						ELECTRICAL				WEIGHT	REMARKS	
			FLUID TYPE	MAX GAS INPUT (MBH)	HEATING CAPACITY (MBH)	EWIT (°F)	MAX LWT (°F)	FLOW (GPM)	RELIEF (PSI)	VOLTS	PHASE	FLA			MOCP
(E)HWB-1	MECH ROOM	RBI IB500	NG	500	472		189	47.2	75	120	1	2.5	20	381	EXISTING TO REMAIN

FAN SCHEDULE														
TAG NO	SERVES	TYPE OF FAN	BASED ON	MODEL	FLOW (CFM)	E.S.P. (IN H2O)	DRIVE	SONES	WEIGHT (LBS)	MOTOR DATA				REMARKS
										HP	VOLTS/HZ/PHASE	FLA	RPM	
TEF-1	UNIT BATHROOMS	CEILING FAN	BROAN	ZB90M	80	0.1	DIRECT	0.3	12.5	7.6w	120 / 60 / 1	0.3	985	ALL

- INCLUDE FACTORY PROVIDED DISCONNECT SWITCH
- FAN TO RUN 24/7. INTERLOCK FAN WITH OCCUPANCY SENSOR FOR RAMP UP. COORDINATE WITH EC FOR KEYED SWITCH DISCONNECT.
- PROVIDE VIBRATION ISOLATION AS RECOMMENDED BY FACTORY
- INTEGRAL GRAVITY BACKDRAFT DAMPER

ENERGY RECOVERY VENTILATOR SCHEDULE																							
Tag	Unit(s) Served	Manuf.	Model-Config	Exhaust Air System				Outside Air System				Performance				Electrical				Remarks			
				Exhaust Air Flow (cfm)	Exhaust ESP (in H2O)	Exhaust Fan (HP)	Winter Exhaust DB / WB (°F)	Summer Exhaust DB / WB (°F)	Outside Air Flow (cfm)	Outside ESP (in H2O)	Outside Air Fan HP	Winter Outside Air DB / WB (°F)	Summer Outside Air DB / WB (°F)	Sensible Effectiveness (%)	Total Effectiveness Winter (%)	Total Effectiveness Summer (%)	Winter Supply Air DB / WB (°F)	Summer Supply Air DB / WB (°F)	V / Hz / Ph		MCA	FLA	MOCP
ERV-1	IDU-C1&C2	RENEWAIRE	EV450	450	0.6	0.60	70 / 51	75 / 63	450	0.6	0.60	-6 / -8	91 / 74	77	71	61	47.2 / 38.3	79.7 / 68.4	230V/ 1P / 60HZ	6.2	5.4	15	1,2,3,4

- EXHAUST AND OUTSIDE AIR FANS TO RUN CONTINUOUSLY WHEN OCCUPIED.
- FURNISH WITH STANDARD MOTOR STARTER AND NON-FUSED DISCONNECT ON BOTH EXHAUST AND SUPPLY AIR FANS.
- PROVIDE GRAVITY BACKDRAFT DAMPER ON EXHAUST

MINI-SPLIT HEAT PUMPS																						
OUTDOOR UNIT										INDOOR UNIT												
Tag	Manuf.	Model	UNIT SERVED	Cooling (btu/h)	Heating (btu/h) 47°F OA	EER	SEER	HSPF	MCA	MOCP	Volts / Ph	Tag	Manufacturer	Model	Cooling Capacity (BTU/h)	Heating Capacity (BTU/h)	Corrected Cooling Capacity (BTU/h)	Corrected Heating Capacity (BTU/h)	Airflow Max CFM	Sound Max dB(A)	Voltage	Remarks
ODU-1	LG	LSU120HSV5	STUDIOS	12,000	13,600	12.5	22	10	10	15	208 / 1	IDU-1	LG	LSN120HSV5	10979	6660	10133	9191	459	41	208	1-7
ODU-2	LG	LSU181HSV5	UNIT X07 - STUDIO	18,000	21,600	12.6	22	9.5	19	30	208 / 1	IDU-2	LG	LSN180HSV5	16473	10580	16375	10545	706	47	208	1-7
ODU-3	LG	ARUN024GSS4	1 BEDROOM	24,000	27,000		17	10	19.6	30	208 / 1	IDU-3A	LG	ARNJU073SJS4	7500	8500	5778	7860	254	32	208	1-7
												IDU-3B	LG	ARNJU093SJS4	9600	10900	7395	10060	275	34	208	1-7
ODU-4	LG	ARUN024GSS4	2 BEDROOM	24,000	27,000		17	10	19.6	30	208 / 1	IDU-4A	LG	ARNJU073SJS4	7500	8500	5778	7860	254	32	208	1-7
												IDU-4B	LG	ARNJU073SJS4	7500	8500	5778	7860	254	32	208	1-7
ODU-5	LG	ARUN024GSS4	2 BEDROOM	24,000	27,000		17	10	19.6	30	208 / 1	IDU-4C	LG	ARNJU153SJS4	15400	17100	1191	9820	494	42	208	1-7
												IDU-4D	LG	ARNJU073SJS4	7500	8500	5778	7860	254	32	208	1-7
ODU-6	LG	ARUM036GSS5	3 BEDROOM	36,000	42,000		17	10	19.6	30	208 / 1	IDU-5A	LG	ARNJU073SJS4	7500	8500	5778	7860	254	32	208	1-7
												IDU-5B	LG	ARNJU073SJS4	7500	8500	5778	7860	254	32	208	1-7
ODU-7	LG	ARUN024GSS4	2 BEDROOM	24,000	27,000		17	10	19.6	30	208 / 1	IDU-5C	LG	ARNJU153SJS4	15400	17100	1191	9820	494	42	208	1-7
												IDU-5D	LG	ARNJU073SJS4	7500	8500	5778	7860	254	32	208	1-7
ODU-8	LG	ARUN024GSS4	1 BEDROOM	24,000	27,000		17	10	19.6	30	208 / 1	IDU-6A	LG	ARNJU073SJS4	7500	8500	5778	7860	254	32	208	1-7
												IDU-6B	LG	ARNJU093SJS4	9600	10900	7395	10060	275	34	208	1-7
ODU-9	LG	ARUN024GSS4	1 BEDROOM	24,000	27,000		17	10	19.6	30	208 / 1	IDU-6C	LG	ARNJU073SJS4	7500	8500	5778	7860	254	32	208	1-7
												IDU-6D	LG	ARNJU183SKS4	19100	21500	14834	13792	494	43	208	1-7
ODU-C1	LG	ARUN024GSS4	COMMUNITY ROOM	24,000	27,000		17	10	19.6	30	208 / 1	IDU-7A	LG	ARNJU073SJS4	7500	8500	5778	7860	254	32	208	1-7
												IDU-7B	LG	ARNJU073SJS4	7500	8500	5778	7860	254	32	208	1-7
ODU-C2	LG	ARUN024GSS4	OFFICES	24,000	27,000		17	10	19.6	30	208 / 1	IDU-7C	LG	ARNJU123SJS4	12300	13600	9714	10712	300	37	208	1-7
												IDU-7D	LG	ARNJU093SJS4	9600	10900	7395	10060	275	34	208	1-7
												IDU-8A	LG	ARNJU123SJS4	12300	13600	9714	10712	300	37	208	1-7
												IDU-8B	LG	ARNJU123SJS4	12300	13600	9714	10712	300	37	208	1-7
												IDU-9A	LG	ARNJU093SJS4	9600	10900	7395	10060	275	34	208	1-7
												IDU-9B	LG	ARNJU123SJS4	12300	13600	9714	10712	300	37	208	1-7
												IDU-C1	LG	ARNJU183SJS4	19100	21500	14834	13792	494	43	208	1-7
												IDU-C2	LG	ARNJU123SJS4	12300	13600	9714	10712	300	37	208	1-7

- Guaranteed heating or cooling operation down to -22 deg. F
- Provide factory non-fused disconnect switch for outdoor and indoor units.
- Include base pan heater
- Include programmable controller
- System uses a variable capacity compressor and three speed supply air fan to match capacity to the load and minimize energy consumption.
- Cooling EER rating is provided for AHRI conditions. Heating HSPF rating is provided for indoor 70F DB / 60F WB and outdoor -4F DB / -5F WB.
- Provide condensate pump and piping to nearest open drain in basement.

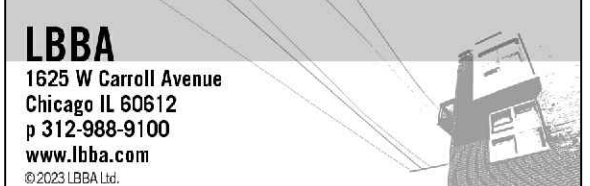


11 N. Northwood Hwy, Suite 107
Park Ridge, IL 60068

IN PROGRESS

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ISSUED FOR 50% DD



Heart of Uptown Apartments
927 W. Wilson
Chicago, IL 60640

2218a

MECHANICAL SCHEDULES

M600

ROOM TAG	TYPICAL UNITS	ROOM NAME	SPACE USE	FLOOR	VENTILATION SCHEDULE										ORDINANCE REQUIREMENTS (GoC)					ACTUAL PROVIDED					EQUIPMENT		REMARKS
					NATURAL LIGHT AND VENT (SF)		MECHANICAL VENT					NATURAL LIGHT AND VENT (SF)			MECHANICAL VENT (CFM)		FACE # OF SUPPLY AIR EQUIP	FACE # OF EXHAUST AIR EQUIP									
					AREA (SF)	GLASS AREA SF	VENT AREA SF	SNIP cfm/sf	EXH cfm/sf	SNIP CFM	EXH CFM	GLASS AREA SF	VENT AREA SF	SNIP CFM	OA CFM	EXH CFM											
GRND FLOOR	1	MECHANICAL ROOM	UTILITY ROOM	156	NR	NR	NR	NR	NR	0	0	NR	NR	0	0	0	0	0	0	0	0						
GRND FLOOR	1	ELECTRICAL ROOM	UTILITY ROOM	379	NR	NR	NR	NR	NR	0	0	NR	NR	0	0	0	0	0	0	0	0						
GRND FLOOR	1	MECHANICAL ROOM	UTILITY ROOM	411	NR	NR	NR	NR	NR	0	0	NR	NR	0	0	0	0	0	0	0	0						
GRND FLOOR	1	STAIR	CORRIDOR	379	NR	NR	NR	NR	NR	0	0	NR	NR	0	0	0	0	0	0	0	0						
1ST FLOOR	1	VESTIBULE	VESTIBULE	132	NR	NR	NR	NR	NR	0	0	NR	NR	0	0	0	0	0	0	0	0						
1ST FLOOR	1	W. OFFICE	OFFICE	284	22.72	11.36	0.6	0.3	170	85	0	0	175	58	90	ERV-1	ERV-1										
1ST FLOOR	1	W. OFFICE TOILET	PRIVATE DWELLING: TOILET	24	1.92	0.96	0	1.5	0	36	0	0	0	0	0	0	0	0	0	0	40	ERV-1	ERV-1				
1ST FLOOR	1	E. OFFICE - COMMUNITY ROOM	OFFICE	380	30.4	15.2	0.6	0.3	228	114	0	0	230	77	115	ERV-1	ERV-1										
1ST FLOOR	1	E. OFFICE - LUNCH ROOM	LUNCH ROOM	62	4.96	2.48	1.5	1.5	93	93	0	0	95	32	95	ERV-1	ERV-1										
1ST FLOOR	1	E. OFFICE ACCESSIBLE TOILET	PRIVATE DWELLING: TOILET	48	3.84	1.92	0	1.5	0	72	0	0	0	0	0	0	0	0	0	0	75	ERV-1	ERV-1				
1ST FLOOR	1	E. OFFICE ACCESSIBLE TOILET	PRIVATE DWELLING: TOILET	48	3.84	1.92	0	1.5	0	72	0	0	0	0	0	0	0	0	0	0	75	ERV-1	ERV-1				
1ST FLOOR	1	LAUNDRY	LAUNDRIES	239	19.12	9.56	1.5	1.5	359	359	0	0	360	120	360												
1ST FLOOR	1	LAUNDRY STORAGE	ACTIVE STORAGE	44	NR	NR	0	0.5	22	22	NR	NR	25	8	25												
1ST FLOOR	1	LOBBY	ENTRANCE LOBBY	266	23.28	10.64	1	0	266	0	0	0	270	90	0												
1ST FLOOR	1	HALL	CORRIDOR	58	NR	NR	0	NR	0	0	NR	NR	0	0	0												
1ST FLOOR	1	LIVING/BED	LIVING QUARTER	148	11.84	5.92	NR	NR	0	0	22.52	13.96	NR	NR	NR												
1ST FLOOR	1	KITCHEN	PRIVATE DWELLING: KITCHEN	43	3.44	1.72	NR	NR	0	0	0	0	0	0	0												
1ST FLOOR	1	BATH	PRIVATE DWELLING: TOILET	32	NR	NR	0	1.5	0	48	NR	NR	0	0	80									TEF-1 set to 20 CFM continuous with ramp up to 80 CFM			
1ST FLOOR	1	HALL	CORRIDOR	58	NR	NR	0	NR	0	0	NR	NR	0	0	0												
1ST FLOOR	1	LIVING/BED	LIVING QUARTER	148	11.84	5.92	NR	NR	0	0	22.52	13.96	NR	NR	NR												
1ST FLOOR	1	KITCHEN	PRIVATE DWELLING: KITCHEN	50	4	2	0	1.5	0	0	0	0	0	0	0									TEF-1 set to 20 CFM continuous with ramp up to 80 CFM			
1ST FLOOR	1	BATH	PRIVATE DWELLING: TOILET	32	NR	NR	0	1.5	0	48	NR	NR	0	0	80												
1ST FLOOR	1	HALL	CORRIDOR	15	NR	NR	0	NR	0	0	NR	NR	0	0	0												
1ST FLOOR	1	LIVING	LIVING QUARTER	182	14.56	7.28	NR	NR	0	0	22.52	13.96	NR	NR	NR												
1ST FLOOR	1	KITCHEN	PRIVATE DWELLING: KITCHEN	50	4	2	0	1.5	0	0	0	0	0	0	0												
1ST FLOOR	1	BEDROOM	LIVING QUARTER	91	7.28	3.64	NR	NR	0	0	12.56	7.69	0	0	0												
1ST FLOOR	1	BATH	PRIVATE DWELLING: TOILET	32	NR	NR	0	1.5	0	48	NR	NR	0	0	80									TEF-1 set to 20 CFM continuous with ramp up to 80 CFM			
1ST FLOOR	1	HALL	CORRIDOR	15	NR	NR	0	NR	0	0	NR	NR	0	0	0												
1ST FLOOR	1	LIVING	LIVING QUARTER	182	14.56	7.28	NR	NR	0	0	22.52	13.96	NR	NR	NR												
1ST FLOOR	1	KITCHEN	PRIVATE DWELLING: KITCHEN	50	4	2	0	1.5	0	0	0	0	0	0	0												
1ST FLOOR	1	BEDROOM	LIVING QUARTER	91	7.28	3.64	NR	NR	0	0	12.56	7.69	0	0	0												
1ST FLOOR	1	BATH	PRIVATE DWELLING: TOILET	32	NR	NR	0	1.5	0	48	NR	NR	0	0	80									TEF-1 set to 20 CFM continuous with ramp up to 80 CFM			
1ST FLOOR	1	HALL	CORRIDOR	15	NR	NR	0	NR	0	0	NR	NR	0	0	0												
1ST FLOOR	1	LIVING	LIVING QUARTER	182	14.56	7.28	NR	NR	0	0	22.52	13.96	NR	NR	NR												
1ST FLOOR	1	KITCHEN	PRIVATE DWELLING: KITCHEN	50	4	2	0	1.5	0	0	0	0	0	0	0												
1ST FLOOR	1	BEDROOM	LIVING QUARTER	91	7.28	3.64	NR	NR	0	0	12.56	7.69	0	0	0												
1ST FLOOR	1	BATH	PRIVATE DWELLING: TOILET	32	NR	NR	0	1.5	0	48	NR	NR	0	0	80									TEF-1 set to 20 CFM continuous with ramp up to 80 CFM			
1ST FLOOR	1	HALL	CORRIDOR	15	NR	NR	0	NR	0	0	NR	NR	0	0	0												
1ST FLOOR	1	LIVING/BED	LIVING QUARTER	145	11.6	5.8	NR	NR	0	0	22.52	13.96	NR	NR	NR												
1ST FLOOR	1	KITCHEN	PRIVATE DWELLING: KITCHEN	43	3.44	1.72	0	1.5	0	65	0	0	0	0	0												
1ST FLOOR	1	BATH	PRIVATE DWELLING: TOILET	32	NR	NR	0	1.5	0	48	NR	NR	0	0	80									TEF-1 set to 20 CFM continuous with ramp up to 80 CFM			
1ST FLOOR	1	HALL	CORRIDOR	44	NR	NR	0	NR	0	0	NR	NR	0	0	0												
1ST FLOOR	1	LIVING/BED	LIVING QUARTER	145	11.6	5.8	NR	NR	0	0	22.52	13.96	NR	NR	NR												
1ST FLOOR	1	KITCHEN	PRIVATE DWELLING: KITCHEN	43	3.44	1.72	0	1.5	0	65	0	0	0	0	0												
1ST FLOOR	1	BATH	PRIVATE DWELLING: TOILET	32	NR	NR	0	1.5	0	48	NR	NR	0	0	80									TEF-1 set to 20 CFM continuous with ramp up to 80 CFM			
1ST FLOOR	1	HALL	CORRIDOR	44	NR	NR	0	NR	0	0	NR	NR	0	0	0												
1ST FLOOR	1	LIVING/BED	LIVING QUARTER	145	11.6	5.8	NR	NR	0	0	22.52	13.96	NR	NR	NR												
1ST FLOOR	1	KITCHEN	PRIVATE DWELLING: KITCHEN	46	3.68	1.84	0	1.5	0	69	0	0	0	0	0												
1ST FLOOR	1	BATH	PRIVATE DWELLING: TOILET	32	NR	NR	0	1.5	0	48	NR	NR	0	0	80									TEF-1 set to 20 CFM continuous with ramp up to 80 CFM			
1ST FLOOR	1	HALL	CORRIDOR	44	NR	NR	0	NR	0	0	NR	NR	0	0	0												
1ST FLOOR	1	LIVING/BED	LIVING QUARTER	136	10.88	5.44	NR	NR	0	0	22.52	13.96	NR	NR	NR												
1ST FLOOR	1	KITCHEN	PRIVATE DWELLING: KITCHEN	43	3.44	1.72	0	1.5	0	65	0	0	0	0	0												
1ST FLOOR	1	BATH	PRIVATE DWELLING: TOILET	32	NR	NR	0	1.5	0	48	NR	NR	0	0	80									TEF-1 set to 20 CFM continuous with ramp up to 80 CFM			
1ST FLOOR	1	HALL	CORRIDOR	10	NR	NR	0	NR	0	0	NR	NR	0	0	0												
1ST FLOOR	1	LIVING	LIVING QUARTER	155	12.4	6.2	NR	NR	0	0	22.52	13.96	NR	NR	NR												
1ST FLOOR	1	KITCHEN	PRIVATE DWELLING: KITCHEN	51	4.08	2.04	0	1.5	0	77	0	0	0	0	0												
1ST FLOOR	1	BEDROOM	LIVING QUARTER	81	6.48	3.24	NR	NR	0	0	12.56	7.69	NR	NR	NR												
1ST FLOOR	1	BATH	PRIVATE DWELLING: TOILET	32	NR	NR	0	1.5	0	48	NR	NR	0	0	80									TEF-1 set to 20 CFM continuous with ramp up to 80 CFM			
1ST FLOOR	1	HALL	CORRIDOR	678	NR	NR	0	NR	0	0	NR	NR	0	0	0												
1ST FLOOR	1	N. STAIRS	CORRIDOR	75	NR	NR	0	NR	0	0	NR	NR	0	0	0												
1ST FLOOR	1	S. STAIRS	CORRIDOR	169	NR	NR	0	NR	0	0	NR	NR	0	0	0												
1ST FLOOR	1	S. STAIRS	CORRIDOR	135	NR	NR	0	NR	0	0	NR	NR	0	0	0												
TYPICAL 2ND THRU 5TH FLOORS	4	HALL	CORRIDOR	62	NR	NR	0	NR	0	0	NR	NR	0	0	0												
TYPICAL 2ND THRU 5TH FLOORS	4	LIVING	LIVING QUARTER	120	9.6	4.8	NR	NR	0	0	33.34	20.7	NR	NR	NR												
TYPICAL 2ND THRU 5TH FLOORS	4	KITCHEN	PRIVATE DWELLING: KITCHEN	62	4.96	2.48	0	1.5	0	93	0	0	0	0	0												
TYPICAL 2ND THRU 5TH FLOORS	4	BATH	PRIVATE DWELLING: TOILET	36	NR	NR	0	1.5	0	54	NR	NR	0	0	80									TEF-1 set to 20 CFM continuous with ramp up to 80 CFM			
TYPICAL 2ND THRU 5TH FLOORS	4	BEDROOM 1	LIVING QUARTER	102	8.16	4.08	NR	NR	0	0	16.92	10.05	NR	NR	NR												
TYPICAL 2ND THRU 5TH FLOORS	4	BEDROOM 2	LIVING QUARTER	79	6.32	3.16	NR	NR	0	0	12.56	7.69	NR	NR	NR												
TYPICAL 2ND THRU 5TH FLOORS	4	HALL	CORRIDOR	29	NR	NR	0	NR	0	0	NR	NR	0	0	0												
TYPICAL 2ND THRU 5TH FLOORS	4	LIVING	LIVING QUARTER	163	13.04	6.52	NR	NR	0	0	28.2	17.85	NR	NR	NR												
TYPICAL 2ND THRU 5TH FLOORS	4	KITCHEN	PRIVATE DWELLING: KITCHEN	81	6.48	3.24	0	1.5	0	122	0	0	0	0	0												
TYPICAL 2ND THRU 5TH FLOORS	4	BATH	PRIVATE DWELLING: TOILET	51	NR	NR	0	1.5	0	77	NR	NR	0	0	80									TEF-1 set to 20 CFM continuous with ramp up to 80 CFM			
TYPICAL 2ND THRU 5TH FLOORS	4	BEDROOM 1	LIVING QUARTER	122	9.76	4.88	NR	NR	0	0	22.52	13.96	NR	NR	NR												
TYPICAL 2ND THRU 5TH FLOORS	4	BEDROOM 2	LIVING QUARTER	148	11.84	5.92	NR	NR	0	0	12.56	7.69	NR	NR	NR												
TYPICAL 2ND THRU 5TH FLOORS	4	HALL	CORRIDOR	29	NR	NR	0																				

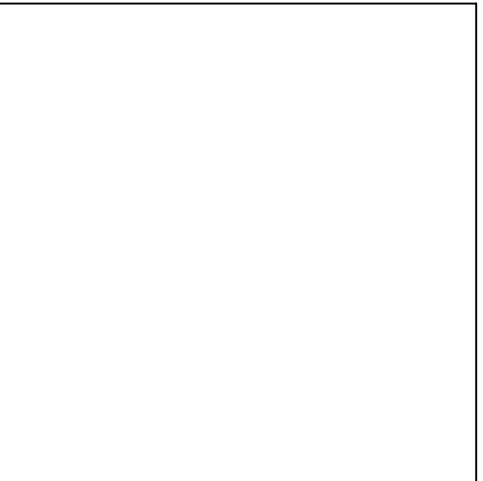
ELECTRICAL GENERAL NOTES

1. THIS CONTRACTOR SHALL FURNISH AND INSTALL ALL EQUIPMENT, MATERIALS AND LABOR DOCUMENTED HERE IN NOTES OR INDICATED ON DRAWINGS. CONTRACTOR SHALL ALSO FURNISH AND INSTALL ALL MISCELLANEOUS EQUIPMENT, MATERIALS AND LABOR WHICH MAY NOT BE SPECIFICALLY CALLED FOR, BUT IS NECESSARY FOR A COMPLETE, CODE COMPLIANT AND SATISFACTORY OPERATING INSTALLATION. CONTRACTOR SHALL LEAVE HIS WORK IN OPERATING CONDITION.
2. ALL MATERIALS, WORKMANSHIP AND INSTALLATION SHALL COMPLY WITH ALL APPLICABLE BUILDING CODES, ADDENDA AND ORDINANCES AS DEFINED BY THE AUTHORITY HAVING JURISDICTION AS OF THE DATE OF THIS DRAWING RELEASE. THE INSTALLATION SHALL ALSO MEET PUBLISHED OWNER REQUIREMENTS AS WELL AS THE FOLLOWING CODES, INCLUDING, BUT NOT LIMITED TO THE CITY OF CHICAGO 2018 ELECTRICAL CODE WHERE ANY PART OF THE WORK INDICATED IS NOT IN ACCORDANCE WITH THESE REQUIREMENTS, THIS CONTRACTOR SHALL NOTIFY THE ARCHITECT AND MAKE ALL CHANGES REQUIRED BY THE ENFORCING AUTHORITIES IN A MANNER APPROVED BY THE ARCHITECT AND WITHOUT ADDITIONAL COST TO THE OWNER.
3. ALL SUBCONTRACTORS SHALL COORDINATE WITH THE GENERAL CONTRACTOR FOR THE SCOPE OF FIRE STOPPING AROUND ALL PENETRATIONS THROUGH ALL FIRE-RATED WALLS AND CEILINGS. FIRE-STOPPING SHALL BE EQUAL IN FIRE-RATING TO WALLS, FLOORS AND CEILINGS WHICH PENETRATIONS PASS THROUGH. SEE ARCHITECTURAL PLANS FOR FIRE-RATING REQUIREMENTS. FIRE STOPPING INSTALLATION SHALL BE BY THIS CONTRACTOR UNLESS NOTED OTHERWISE.
 - A. FOR LARGER OPENINGS WITH MULTIPLE PENETRATING MEMBERS, AN INTUMESCENT COMPOSITE SHEET SHALL BE PROVIDED AND INSTALLED ACCORDING TO THE LISTED UL ASSEMBLY INSTRUCTIONS. PROVIDE SPECSEAL COMPOSITE SHEET OR EQUAL.
 - B. AN ENGINEERING JUDGEMENT MAY BE PROVIDED BY THE CONTRACTOR FOR ALTERNATE FIRESTOPPING METHODS.
4. GENERAL REQUIREMENTS
 - A. THE GENERAL CONTRACTOR CONDITIONS, SUPPLEMENTARY CONDITIONS AND GENERAL REQUIREMENTS ARE PART OF THIS SPECIFICATION. INSTALLATION SHALL MEET OWNER GUIDELINES.
 - B. DRAWINGS ARE DIAGRAMMATIC AND INDICATE THE GENERAL ARRANGEMENT OF SYSTEMS AND WORK INCLUDED IN THE CONTRACT. DRAWINGS ARE NOT TO BE SCALED. THE ARCHITECTURAL DRAWINGS AND DETAILS SHALL BE EXAMINED FOR EXACT LOCATION OF FIXTURES AND EQUIPMENT. WHERE THEY ARE NOT DEFINITELY LOCATED, THIS INFORMATION SHALL BE OBTAINED FROM THE ARCHITECT.
 - C. ELECTRICAL CONTRACTOR SHALL FOLLOW DRAWINGS IN LAYING OUT WORK AND CHECKING DRAWINGS OF OTHER TRADES TO VERIFY SPACES IN WHICH WORK WILL BE INSTALLED. MAINTAIN MAXIMUM HEADROOM AND SPACE CONDITIONS AT ALL POINTS IN COORDINATION AND COOPERATION WITH ALL OTHER CONTRACTORS. WHERE HEADROOM OR SPACE CONDITIONS APPEAR INADEQUATE, ENGINEER SHALL BE NOTIFIED BEFORE PROCEEDING WITH INSTALLATION.
5. ELECTRICAL CONTRACTOR SHALL CONSULT THE ARCHITECTURAL DRAWINGS AS WELL AS MECHANICAL AND PLUMBING DRAWINGS, REGARDING THE WORK OF OTHER TRADES RELATING TO ELECTRICAL WORK AND INSTALLATIONS.
6. VERIFICATION OF EXISTING CONDITIONS
 - A. THE ELECTRICAL CONTRACTOR SHALL VISIT THE SITE AND SHALL FAMILIARIZE HIMSELF WITH EXISTING CONDITIONS WHICH WILL AFFECT THE WORK TO BE PERFORMED. VERIFY WITH THE BUILDING OWNER IF ANY EXISTING ITEMS MAY BE REUSED AS PART OF THE SCOPE OF WORK. THE SUBMISSION OF A PROPOSAL BY THIS CONTRACTOR SHALL BE CONCLUSIVE EVIDENCE THAT THESE SITE EVALUATIONS AND CORRESPONDENCE HAVE BEEN MADE. NO ALLOWANCE SHALL SUBSEQUENTLY BE MADE ON THE CONTRACTOR'S BEHALF FOR EXTRA EXPENSE INCURRED DUE TO FAILURE OR NEGLECT ON THEIR PART TO MAKE THIS VISIT AND EXAMINATION.
 - B. VERIFY IN FIELD LOCATIONS OF EXISTING UTILITIES.
 - C. PROVIDE NEW WALL COVER PLATES FOR EXISTING TO REMAIN RECEPTACLES, DATA AND TELEPHONE DEVICES.
 - D. TEST ALL EXISTING TO REMAIN DUPLEX OR QUAD RECEPTACLES IN AREAS OF CONSTRUCTION FOR CODE COMPLIANT FUNCTIONAL INSTALLATION. REPLACE ANY DEVICE FOUND TO BE NON-FUNCTIONING WITH NEW RECEPTACLE IN EXISTING LOCATION.
 - E. VERIFY ALL GFCI PROTECTED RECEPTACLES ARE GROUNDED AND FUNCTIONAL. REPLACE BROKEN OR DAMAGED GFCI RECEPTACLES WITH NEW FOR CODE COMPLIANT INSTALLATION.
7. "RECORD" DRAWINGS SHALL BE MAINTAINED AS THE JOB PROGRESSES. DRAWINGS SHALL CONTAIN JOB RECORDED LAYOUTS WITH DIMENSION LOCATIONS OF ALL EQUIPMENT AND PIPING, INCLUDING CONCEALED PIPING. SUBMIT AS BUILT DRAWINGS TO ARCHITECT.
8. ALL MATERIALS AND EQUIPMENT PROVIDED BY THIS CONTRACTOR SHALL BE NEW AND FIRST CLASS. NO REJECTS WILL BE ACCEPTABLE. THE INSTALLATION OF ALL MATERIALS AND EQUIPMENT SHALL BE MADE IN A NEAT AND WORKMANLIKE MANNER.
9. ELECTRICAL CONTRACTOR SHALL GIVE ALL REQUISITE NOTICES AND OBTAIN AND PAY FOR ALL PLAN EXAMINATIONS, LICENSES AND PROJECT INSPECTIONS REQUIRED BY LOCAL OR GOVERNMENTAL AUTHORITIES.
10. THIS CONTRACTOR IS RESPONSIBLE FOR ALL CUTTING AND PATCHING CAUSED BY THE ELECTRICAL SCOPE OF WORK UNLESS DIRECTED OTHERWISE BY THE GENERAL CONTRACTOR. THIS CONTRACTOR IS NOT TO CUT ANY STRUCTURAL MEMBER.
11. THIS CONTRACTOR IS RESPONSIBLE FOR CLEANUP AND REMOVAL OF ANY LEFTOVER MATERIAL OR RUBBISH CAUSED BY THE INSTALLATION OF THIS WORK. ALL SUCH MATERIAL SHALL BE REMOVED FROM THE JOB SITE DAILY OR AS REQUESTED BY THE GENERAL CONTRACTOR, ARCHITECT, AND OWNER.
12. PROTECT ALL EQUIPMENT, WORK AND MATERIAL FROM DAMAGE DUE TO ANY CAUSE.
13. ALL WIRE SHALL BE COPPER AND BE RATED TO 194° F. MINIMUM SIZE OF BRANCH CIRCUIT WIRE SHALL BE #12 AWG. USE TYPE THHN OR XHHW FOR BRANCH CIRCUIT. ALL WIRING SHALL BE COLOR CODED AS PER LOCAL CODE. COLOR CODE SHALL IDENTIFY THE SAME PHASE THROUGHOUT THE SYSTEM FROM SERVICE SWITCH THROUGH ALL BRANCH CIRCUITRY.
14. THIS CONTRACTOR SHALL PROVIDE TEMPORARY LIGHTING AND POWER FACILITIES DURING CONSTRUCTION AS DIRECTED BY ARCHITECT.
15. ALL WIRING DEVICES SHALL BE AS SPECIFIED:
 - A. ALL STANDARD RECEPTACLES SHALL BE 120V, 20 AMP TYPE, NEMA 15-20
 - i. DUPLEX RECEPTACLE SHALL BE HUBBELL #5362, OR EQUAL.
 - ii. GFI RECEPTACLE HUBBELL #GF5362, OR EQUAL.
 - iii. ISOLATED GROUND RECEPTACLE HUBBELL #IG5362, OR EQUAL. RECEPTACLES WIRED TO CIRCUIT WITH ISOLATED GROUND SHALL BE ISOLATED GROUND TYPE.
 - iv. USB INTEGRATED DUPLEX RECEPTACLES HUBBELL # USB20AC5W, OR EQUAL.
 - B. SINGLE POLE SWITCH SHALL BE HUBBELL #1221, OR EQUAL. THREE WAY SWITCH HUBBELL #1223, OR EQUAL.
 - C. LIGHT SWITCHES AND RECEPTACLES SHALL BE HUBBELL, AS SPECIFIED OR EQUAL AS MANUFACTURED BY BRYANT, GE, PASS & SEYMOUR, EAGLE, LEVITON.
 - D. COVER PLATES SHALL BE SMOOTH NYLON. FINISH TO BE SELECTED BY ARCHITECT.
16. UNLESS NOTED OTHERWISE IN THE ASSOCIATED EQUIPMENT SCHEDULES, DISCONNECT SWITCHES AND STARTERS FOR ALL MECHANICAL AND PLUMBING EQUIPMENT SHALL BE FURNISHED AND INSTALLED BY ELECTRICAL CONTRACTOR.
17. FURNISH, INSTALL AND WIRE NEW PANELS AS SHOWN. COORDINATE LOCATION WITH ARCHITECT. INSTALL TYPE WRITTEN DIRECTORY FOR ALL CIRCUITS IN PANEL.
18. THE NEMA RATING OF ALL ELECTRICAL DEVICES SHALL BE SUITABLE FOR THE ENVIRONMENT IN WHICH THEY ARE INSTALLED.
19. PROVIDE GFCI PROTECTION FOR ALL RECEPTACLES WITHIN SIX FEET (6'-0") OF THE OUTSIDE EDGE OF ANY SINK.
20. PROVIDE ISOLATED GROUND RECEPTACLES FOR ALL COMPUTER AND SERVER EQUIPMENT. COORDINATE WITH THE OWNER FOR ALL I.T. REQUIREMENTS.
21. COORDINATE MOUNTING LOCATIONS OF ALL WIRING DEVICES WITH ARCHITECT.
22. LIGHT FIXTURES:
 - A. BASE BID SHALL ASSUME ALL LIGHT FIXTURES, INSTALLED, AND WIRED BY ELECTRICAL CONTRACTOR. VERIFY IF ANY LIGHT FIXTURES ARE TO BE FURNISHED BY THE OWNER.

- B. PROVIDE NEW EMERGENCY LIGHT FIXTURES WITH CODE COMPLIANT BATTERY BACK UP. POWER FROM THE UNSWITCHED LEG OF NEARBY CIRCUIT.
 - C. PROVIDE NEW OCCUPANCY SENSORS FOR ALL TOILET, STORAGE AND UTILITY ROOM LIGHT CONTROL.
 - D. PROVIDE DAYLIGHT HARVESTING LIGHTING CONTROL FOR ZONES THAT MEET THE REQUIREMENTS OF THE 2018 INTERNATIONAL ENERGY CONSERVATION CODE.
24. ALL WIRING (ABOVE 50 VOLTS) SHALL BE CONCEALED IN CONDUIT. CONDUITS SHALL BE CONCEALED IN WALL, FLOOR OR CEILING. WHERE CONDUITS ARE RUN EXPOSED, THEY SHALL RUN PARALLEL OR AT RIGHT ANGLES TO WALLS. ALSO VERIFY ROUTE OF EXPOSED CONDUIT RUN WITH ARCHITECT.
 25. VOICE AND DATA RACEWAY FOR WALL MOUNTED OUTLETS SHALL BE AS FOLLOWS: PROVIDE A TWO-GANG J-BOX AND SINGLE OR DOUBLE GANG FLUSH WALL OPENING AS REQUIRED FOR EACH VOICE/DATA OUTLET. CONDUITS SHALL INCLUDE PULL STRINGS AND 48" RADIUS BENDS. CONDUIT STUBS SHALL INCLUDE INSULATED BUSHINGS. CONDUIT DISTANCE BETWEEN BOXES SHALL NOT EXCEED 100'. TOTAL NUMBER OF CONDUIT BENDS SHALL NOT EXCEED TWO EQUIVALENT 90 DEGREE BENDS BETWEEN BOXES. BRANCH CONDUIT SIZE SHALL BE BASED ON THE QUANTITY OF CABLES ROUTED TO EACH OUTLET. CONFIRM ACTUAL CABLE TYPE AND PHYSICAL SIZE PRIOR TO CONDUIT INSTALLATION.
 26. UNLESS A LONGER PERIOD IS STIPULATED IN THE CONTRACT DOCUMENTS, ELECTRICAL CONTRACTOR SHALL GUARANTEE ALL WORK INSTALLED BY HIM OR HIS SUBCONTRACTORS TO BE FREE FROM DEFECT IN MATERIAL AND WORKMANSHIP FOR A PERIOD OF ONE YEAR FROM DATE OF FINAL ACCEPTANCE (BY THE OWNER) OF THE WORK. ALL DEFECTS SHALL BE CORRECTED AT NO COST TO THE OWNER DURING THE GUARANTEE PERIOD. [OR] THE CONTRACTOR SHALL REPAIR OR REPLACE AT NO ADDITIONAL COST TO THE OWNER, ANY MATERIAL OR EQUIPMENT DEVELOPING DEFECTS OR THE CORRECTION OF DEFECTS. REPAIRS OR REPLACEMENTS SHALL BEAR ADDITIONAL GUARANTEE, AS ORIGINALLY CALLED FOR DATED FROM THE FINAL ACCEPTANCE OF THE REPAIR OR REPLACEMENT. THIS REQUIREMENT SHALL BE BINDING EVEN THOUGH IT WILL EXCEED PROJECT GUARANTEES NORMALLY FURNISHED BY SOME MANUFACTURERS. THIS CONTRACTOR SHALL SUBMIT TO THE GENERAL CONTRACTOR HIS OWN AND EACH EQUIPMENT MANUFACTURERS WRITTEN CERTIFICATES WARRANTING THAT EACH ITEM OF EQUIPMENT FURNISHED COMPLIES WITH ALL REQUIREMENTS OF THE DRAWINGS.
 27. BRANCH CIRCUIT WIRING SHALL BE AS FOLLOWS, UNLESS NOTED OTHERWISE:
 - A. 15A - 20A CIRCUIT BREAKER - #12 AWG
 - B. 25A - 30A CIRCUIT BREAKER - #10 AWG
 - C. 35A - 50A CIRCUIT BREAKER - # 8 AWG
 28. FIRE ALARM SYSTEMS:
 - A. THE FIRE ALARM CONTRACTOR SHALL CARRY ALL THE NECESSARY CERTIFICATIONS AND MEET ALL THE REQUIREMENTS FOR INSTALLATION OF FIRE ALARM SYSTEM. AFTER COMPLETING A FIRE ALARM SYSTEM INSTALLATION, THE CONTRACTOR SHALL SUBMIT TO THE FIRE COMMISSIONER A WRITTEN CERTIFICATION THAT THE SYSTEM HAS BEEN INSTALLED IN ACCORDANCE WITH THE PLANS APPROVED BY THE FIRE COMMISSIONER.
 - B. THE SYSTEM SHALL COMPLY WITH NFPA 72-2016 AS ADOPTED BY THE CHICAGO BUILDING CODE 2019.
 - C. THE SYSTEM SHALL BE SO INSTALLED AND ARRANGED THAT THE OPERATION OF AN ALARM-SENDING STATION WILL AUTOMATICALLY ACTUATE ALL SIGNALING DEVICES AND SOUND A CONTINUOUS GENERAL ALARM THROUGHOUT THE BUILDING UNTIL THE ALARM-SENDING STATION HAS BEEN RESTORED TO ITS ORIGINAL CONDITION.
 - D. ALARM-SOUNDING DEVICES SHALL BE PROVIDED OF SUCH TYPE AND SHALL BE SO DISTRIBUTED THAT THEY CAN BE HEARD CLEARLY THROUGHOUT THE BUILDING.
 - E. VISUAL ALARM DEVICES SHALL BE REQUIRED IN ADDITION TO SOUNDING ALARM DEVICES. ALL VISUAL ALARM DEVICES SHALL OPERATE WHEN AN ALARM IS SOUNDED. ALL STROBES SHALL BE SYNCHRONIZED.
 - F. PROVIDE CONDUIT FOR ALL FIRE ALARM WIRING.
 - G. ALL BOXES USED FOR FIRE ALARM WIRING SHALL BE PAINTED RED).
 - H. FINAL FIRE ALARM SHOP DRAWINGS, RISER DIAGRAM, BATTERY LOAD CALCULATIONS, CIRCUIT AND DEVICE NUMBERING SYSTEM, AND OTHER INSTALLATION DOCUMENTS SHALL BE PREPARED BY A LICENSED FIRE ALARM PROFESSIONAL AND SUBMITTED TO THE AUTHORITY HAVING JURISDICTION FOR REVIEW UNDER A SEPARATE PERMIT BY THE ELECTRICAL CONTRACTOR. THE ELECTRICAL CONTRACTOR SHALL FURNISH AND INSTALL ALL ADDITIONAL REQUIRED DEVICES AND WIRING AT NO ADDITIONAL COST TO THE OWNER.
 - I. THE FIRE DETECTION AND ALARM SYSTEM SHALL BE NON-PROPRIETARY IN TERMS OF COMPONENTS AND SOFTWARE. NON-MANUFACTURER AGENTS SHALL BE ABLE TO SERVICE AND PERFORM PROGRAMMING OF THE SYSTEM.
 - J. THE FIRE ALARM CONTRACTOR SHALL PROVIDE CONNECTIONS TO ALL FIRE ALARM DEVICES PROVIDED UNDER DIVISION 21. THE FIRE ALARM CONTRACTOR SHALL REVIEW THE FIRE PROTECTION SHOP DRAWINGS AND COORDINATE ALL DEVICE LOCATIONS AND REQUIREMENTS WITH THE FIRE SPRINKLER CONTRACTOR.
 29. ELECTRICAL CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING NEC WORKING ZONES AND SERVICE CLEARANCE REQUIREMENTS FOR ALL ELECTRICAL EQUIPMENT. ANY RELOCATION OF EQUIPMENT OR REWORK OTHER TRADES RESULTING FROM AN ELECTRICAL CLEARANCE INSPECTION FAILURE SHALL BE CORRECTED BY THIS CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER.
 30. PER CEC #250.148 WHERE CIRCUIT CONDUCTORS ARE SPLICED IN A JUNCTION BOX THE ASSOCIATED EQUIPMENT GROUND CONDUCTOR SHALL BE BONDED TO THE BOX.
 31. ELECTRICAL CONTRACTOR TO PROVIDE A LOCKOUT DEVICE FOR ALL HARDWIRED APPLIANCES NOT IN DIRECT VIEW FROM THE ELECTRICAL PANEL.
 32. PROVIDE A SEPARATE NEUTRAL CONDUCTOR FOR EACH CIRCUIT. CIRCUITS SHALL NOT SHARE NEUTRAL.
 33. ELECTRICAL CONTRACTOR TO VERIFY IN FIELD THAT ALL BRANCH CIRCUIT CONDUCTORS ARE SIZED FOR ANY VOLTAGE DROP CORRECTION SO THAT ALL CONDUCTORS COMPLY WITH CEC#2100.19(A).

ELECTRIC DEMOLITION GENERAL NOTES:

1. REMOVE EXISTING POWER DEVICES AND EQUIPMENT IN AREA OF DEMOLITION AS REQUIRED FOR SCOPE OF WORK. DISCONNECT AND DEMOLISH ALL ASSOCIATED CONDUIT AND CONDUCTORS BACK TO THEIR PANEL. PROPERLY DISPOSE OF ALL EQUIPMENT NOT BEING REUSED.
2. THIS PROJECT REMOVES ALL ELECTRICAL DEVICES, LIGHT FIXTURES AND ELECTRICAL EQUIPMENT THAT DOES NOT SERVE AREAS TO REMAIN. THE SUBCONTRACTOR SHALL IDENTIFY IN THE FIELD AND DOCUMENT ANY AND ALL CONDUIT AND SERVICES THAT ARE TO REMAIN IN SERVICE FOR PORTIONS OF BUILDING NOT IN CONTRACTUAL SCOPE OF WORK PRIOR TO THE START OF ANY DEMOLITION WORK.
3. THE ELECTRICAL CONTRACTOR SHALL PROVIDE TEMPORARY LIGHTING AND POWER THROUGHOUT THE AREA OF WORK AS REQUIRED BY THE ARCHITECT, OWNER AND GENERAL CONTRACTOR.
4. REMOVE EXISTING TELE/DATA DEVICES IN AREAS OF DEMOLITION. DISCONNECT AND DEMOLISH ALL CONDUIT AND CONDUCTORS BACK TO EQUIPMENT PANEL.
5. EXISTING ELECTRICAL POWER, LIGHTING, EQUIPMENT, TELE/DATA DEVICES, SAFETY DEVICES, ETC TO REMAIN IN AREAS TO REMAIN. MAINTAIN CONTINUITY TO ALL REMAINING DEVICES.
6. EXISTING TELEVISION/CABLE DEVICES TO BE DEMOLISHED IN THE AREA OF WORK. DISCONNECT AND REMOVE CONDUIT AND CONDUCTOR BACK TO TELEVISION SIGNAL EQUIPMENT.

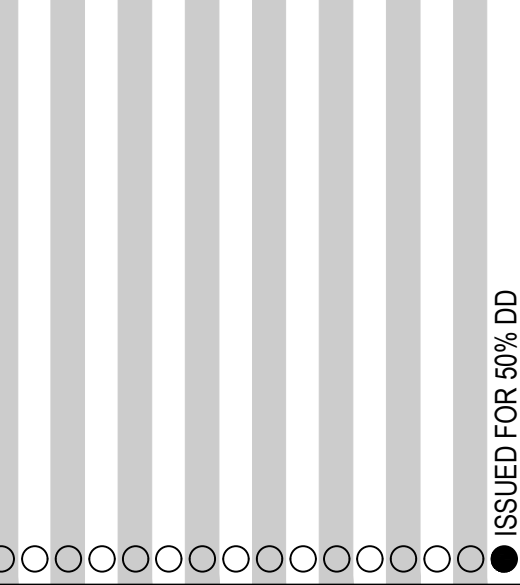


IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02

ISSUED FOR 50% DD



Heart of Uptown Apartments

927 W. Wilson Chicago, IL 60640

2218a

GENERAL NOTES

E001

ABBREVIATIONS	
1P	SINGLE POLE
2P	TWO POLE
AFC	ABOVE FINISHED CEILING
AFCI	ARC FAULT CURRENT INTERRUPTER
AFF	ABOVE FINISHED FLOOR
AL	ALUMINUM
AMP	AMPERES
AWG	AMERICAN WIRE GAUGE
C	CEILING MOUNT
CATV	CABLE TELEVISION
CB	CIRCUIT BREAKER
COAX	COAXIAL
COMED	COMMONWEALTH EDISON COMPANY
CT	CURRENT TRANSFORMER
CU	COPPER
DWG	DRAWING
E.C.	ELECTRICAL CONTRACTOR
ELEC	ELECTRIC(ITY)
EMT	ELECTRICAL METALLIC TUBING
EQ	EQUIPMENT
F	FUSE OR FUSED
FC	FOOT CANDLE
FDC	FIRE DEPARTMENT CONNECTION
GF1	GROUND FAULT INTERRUPT
GRD	GROUND
GRS	GALVANIZED RIGID STEEL
HP	HORSEPOWER
Hz	HERTZ (CYCLE PER SECOND)
IC	INTERRUPTING CAPACITY
IMC	INTERMEDIATE METTALIC CONDUIT
JB	JUNCTION BOX
KVA	KILOVOLT-AMPERES
KW	KILOWATT
LTG	LIGHTING
LV	LOW VOLTAGE
M	METER
MCB	MAIN CIRCUIT BREAKER
MDE	MEDIA DISTRIBUTION ENCLOSURE
MLO	MAIN LUGS ONLY
MS	METER STACK
MTD	MOUNTED
NEC	NATIONAL ELECTRIC CODE
NF	NON-FUSED
NIC	NOT IN CONTRACT
NTS	NOT TO SCALE
NL	24/7 UNSWITCHED LIGHT FIXTURE
OC	OVERCOUNTER
OH	OVERHEAD
PB	PULLBOX
PH	PHASE
PVC	POLY VINYL CHLORIDE
RECP	RECEPTACLE
S	SWITCH
SEC	SECONDARY
SPD	SURGE PROTECTION DEVICE
SPEC	SPECIFICATION
SWBD	SWITCHBOARD
TV	TELEVISION
TYP	TYPICAL
UC	UNDERCOUNTER
UG	UNDERGROUND
UNO	UNLESS NOTED OTHERWISE
V	VOLT
VA	VOLT-AMPS
VS	VACANCY SENSOR
W	WATTS
XFMR	TRANSFORMER
WOS	WALL OCCUPANCY SENSOR
WP	WEATHERPROOF

Exit/Directional Signs		
DESCRIPTION	SINGLE FACE/DOUBLE FACE SYMBOL	TAG NUMBER
FIRE ESCAPE		#1
STAIRWAY		#2
EXIT		#3
FIRE ESCAPE		#4
STAIRWAY		#5
EXIT		#6
FIRE ESCAPE		#7
STAIRWAY		#8
EXIT		#9
FIRE ESCAPE		#10
STAIRWAY		#11
EXIT		#12
ELEVATOR		#15
FIRE ESCAPE		#16
STAIRWAY		#17
EXIT		#18
FIRE ESCAPE		#19
STAIRWAY		#20
EXIT		#21
FIRE ESCAPE		#22
STAIRWAY		#23
EXIT		#24

Electric Existing Power/Low Voltage Description	
	EXISTING DUPLEX RECEPTACLE NEMA 5-15
	EXISTING DUPLEX RECEPTACLE (USB) NEMA 5-15 WITH 2 CHARGING PORTS.
	EXISTING QUAD RECEPTACLE
	EXISTING NEW CEILING/FLOOR BOX DUPLEX RECEPTACLE
	EXISTING 208/230V 2 POLE RECEPTACLE
	EXISTING DUPLEX 5-20 RECEPTACLE
	EXISTING SPECIALTY RECEPTACLE
	EXISTING DATA OUTLET
	EXISTING DATA/TELE OUTLET
	EXISTING TELEPHONE
	EXISTING JUNCTION BOX
	EXISTING DISCONNECT
	EXISTING LIGHT SWITCH
	EXISTING ELECTRIC PANEL
	EXISTING EXIT SIGN
	EXISTING EXIT SIGN (SINGLE ARROW)
	EXISTING EXIT SIGN (DUAL ARROW)
	EXISTING LIGHT AND EXIT SIGN COMBO (SINGLE ARROW)
	EXISTING LIGHT AND EXIT SIGN COMBO (DOUBLE ARROW)
	EXISTING EMERGENCY LIGHT
	EXISTING AUDIO ALARM
	EXISTING WALL MOUNTED AUDIO VISUAL ALARM
	EXISTING FIRE ALARM PULL
	EXISTING CEILING MOUNTED OCCUPANCY SENSOR
	EXISTING DUCT SMOKE DETECTOR
	EXISTING CARD READER
	EXISTING DOOR RELEASE
	EXISTING FIRE ALARM SMOKE DETECTOR
	FIRE ALARM SMOKE DETECTOR WITH INTEGRAL HORN STROBE
	EXISTING SPEAKER W - WALL HUNG R - RECESSED
	EXISTING FLAT SCREEN LED
	EXISTING CAMERA
	EXISTING WI-FI ACCESS FOR PATRONS S - SUSPENDED (AFC) SM - SURFACE MOUNTED ON FINISHED CEILING
	EXISTING SUBWOOFER S - SUSPENDED (AFC) R - RECESSED IN CEILING
	EXISTING AUDIO VIDEO JACK (18" AFF)

PANELBOARDS	
	RECESSED/FLUSH MOUNTED PANEL
	SURFACE MOUNTED PANEL
	DISTRIBUTION BOARD (SURFACE MOUNTED)
	FREE STANDING SWITCHBOARD/RACK/CABINET/HOUSING

Electric Power/Low Voltage Description	
	DUPLEX RECEPTACLE NEMA 5-15
	DUPLEX RECEPTACLE (USB) NEMA 5-15 WITH 2 CHARGING PORTS.
	QUAD RECEPTACLE
	NEW CEILING/FLOOR BOX DUPLEX RECEPTACLE
	208/230V 2 POLE RECEPTACLE
	DUPLEX 5-20 RECEPTACLE
	SPECIALTY RECEPTACLE
	DATA OUTLET
	DATA/TELE OUTLET
	TELEPHONE
	JUNCTION BOX
	DISCONNECT
	LIGHT SWITCH
	ELECTRIC PANEL
	EXIT SIGN
	EXIT SIGN (SINGLE ARROW)
	EXIT SIGN (DUAL ARROW)
	LIGHT AND EXIT SIGN COMBO (SINGLE ARROW)
	LIGHT AND EXIT SIGN COMBO (DOUBLE ARROW)
	EMERGENCY LIGHT
	CEILING MOUNTED OCCUPANCY SENSOR
	DUCT SMOKE DETECTOR
	CARD READER
	DOOR CONTACT
	ELECTRIC STRIKE
	DOOR ENTRY
	120VAC SMOKE DETECTOR
	SPEAKER W - WALL HUNG R - RECESSED
	FLAT SCREEN LED
	CAMERA
	WI-FI ACCESS POINT
	SUBWOOFER S - SUSPENDED (AFC) R - RECESSED IN CEILING
	AUDIO VIDEO JACK (18" AFF)
	FIRE ALARM CONTROL PANEL
	BOOSTER POWER SUPPLY
	SMOKE DETECTOR
	MANUAL PULL STATION
	SPRINKLER WATERFLOW
	SPRINKLER VALVE
	TRANSIENT SURGE PROTECTION
	ADDRESSABLE RELAY
	AUDIO VISUAL
	AUDIO VISUAL - CEILING
	AUDIO VISUAL - LOW FREQUENCY
	AUDIO VISUAL - WEATHERPROOF
	AUDIO- LOW FREQUENCY
	VISUAL
	VISUAL - CEILING
	ELECTRIC BELL
	DOOR ACTUATOR
	STRUCTURED MEDIA ENCLOSURE
	PUSH BUTTON
	CHIME
	CALL STATION (RESCUE ASST.)
EQUIPMENT TAGS	
	MECHANICAL/PLUMBING EQUIPMENT TAG

VERIFY ALL ELECTRICAL RECEPTACLES AND LIGHT FIXTURE SELECTIONS WITH OWNER AND ARCHITECT PRIOR TO PURCHASE. VERIFY FINAL LOCATION OF ALL LIGHT FIXTURES AND DEVICES WITH OWNER AND ARCHITECT PRIOR TO INSTALLATION.

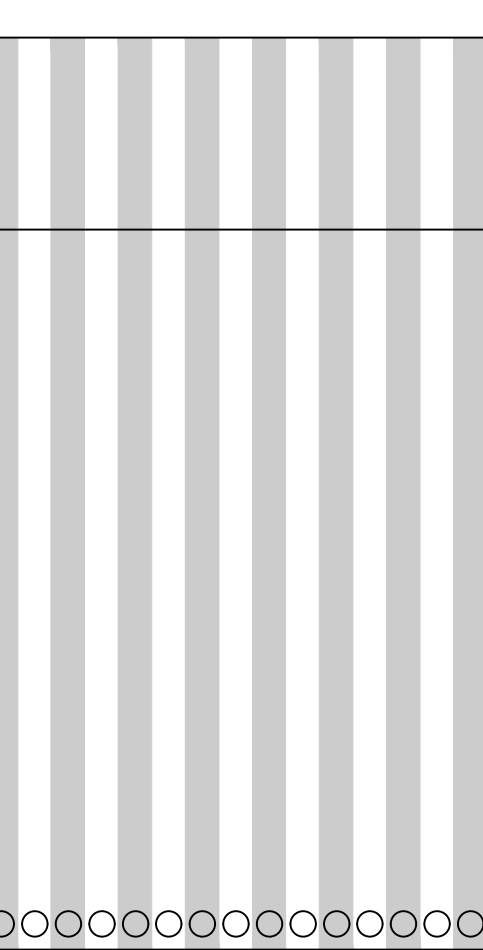
2018 CHICAGO ELECTRICAL CODE



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IN PROGRESS

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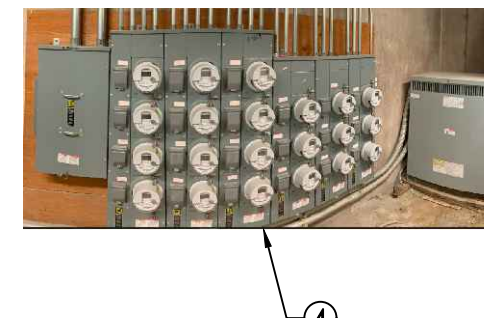
SYMBOLS AND ABBREVIATIONS

E002

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TRANS. 2 WEST METERS
TRANS. 1 NORTH METERS



GENERAL SHEET NOTES:

1. EXISTING ELECTRICAL POWER SYSTEM SHOWN IS BASED UPON "2007-EXISTING DRAWINGS", FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE. VERIFY ALL LOCATIONS OF EQUIPMENT AND WIRING CONNECTIONS/ DEVICES IN THE FIELD.
2. ALL EXPOSED PIPING IN COMMON SPACES AND LIVING SPACES SHOULD BE DEMO'D. EQUIPMENT SHOULD BE REMOVED.

KEYED NOTES:

- ① EXISTING SUB PANEL TO REMAIN.
- ② EXISTING MDP PANEL TO REMAIN.
- ③ EXISTING WEST ELECTRICAL METERS TO REMAIN.
- ④ EXISTING NORTH ELECTRICAL METERS TO REMAIN.
- ⑤ EXISTING TRANSFORMER TO REMAIN.
- ⑥ EXISTING BOILER WATER HEATER AND STORAGE TANK TO REMAIN.
- ⑦ DEMO EXISTING BOOSTER PUMP AND PNEUMATIC TANK.
- ⑧ EXISTING NONFUNCTIONING BOILER. PROVIDE BREAKOUT PRICING TO DEMOLISH AND REPLACE BOILER
- ⑨ EXISTING SUMP PUMP BATTERY BACK UP AND EJECTOR PUMP. EVALUATE CONDITION OF THE EJECTOR PUMP AND FIXTURES TIED TO THE PUMP. [ALTERNATE ADDITIONAL BID PRICE SHALL INCLUDE REPLACING THE EXISTING EJECTOR PUMP]

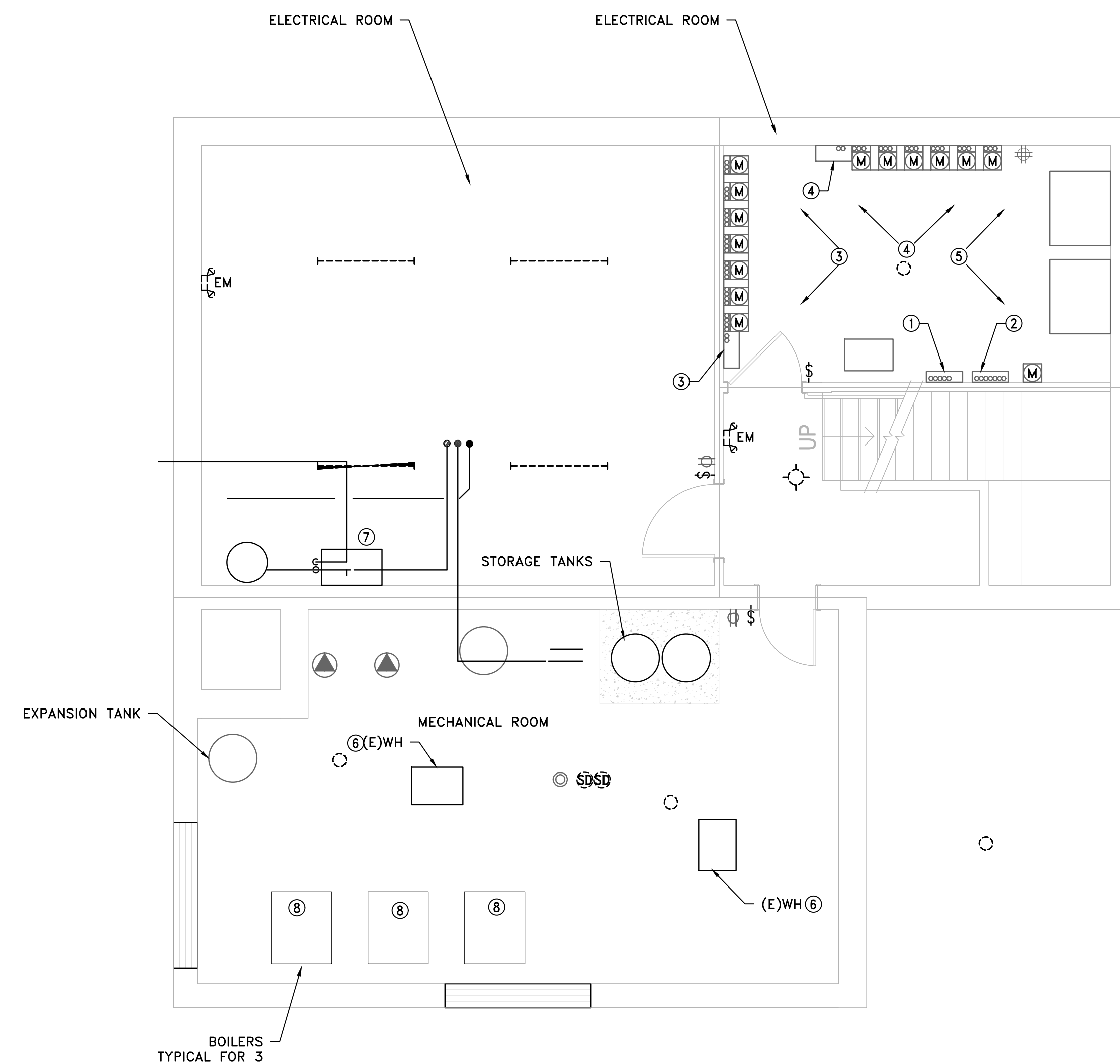
PRICE BREAKOUT NOTES:

1. PROVIDE PRICE BREAKOUT FOR REPLACING ALL OUTLETS AND SWITCHES WITH IN-KIND.
2. BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.



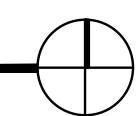
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1 DEMO ELECTRICAL BASEMENT PLAN

SCALE - 1/4" = 1'-0"



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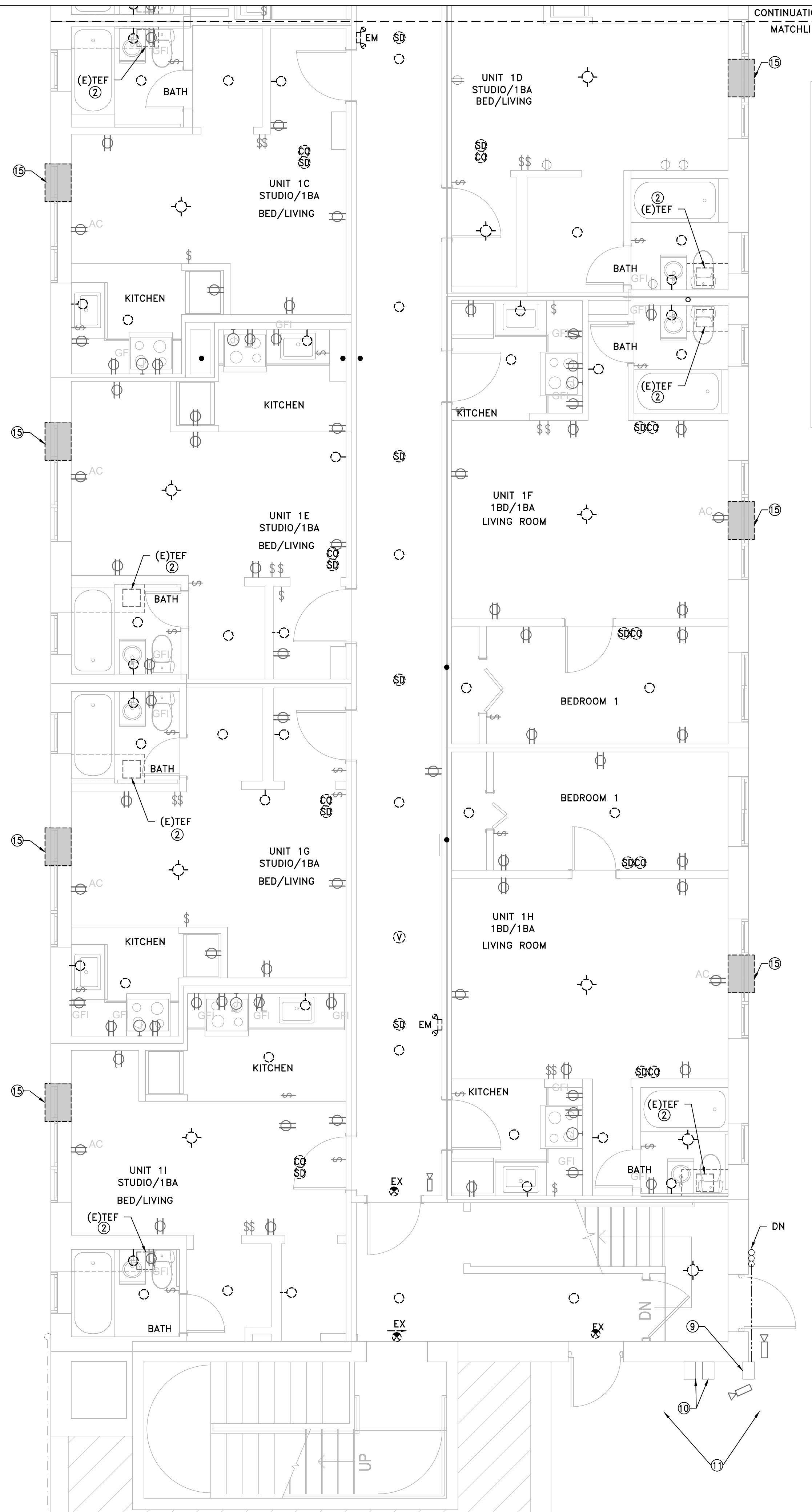
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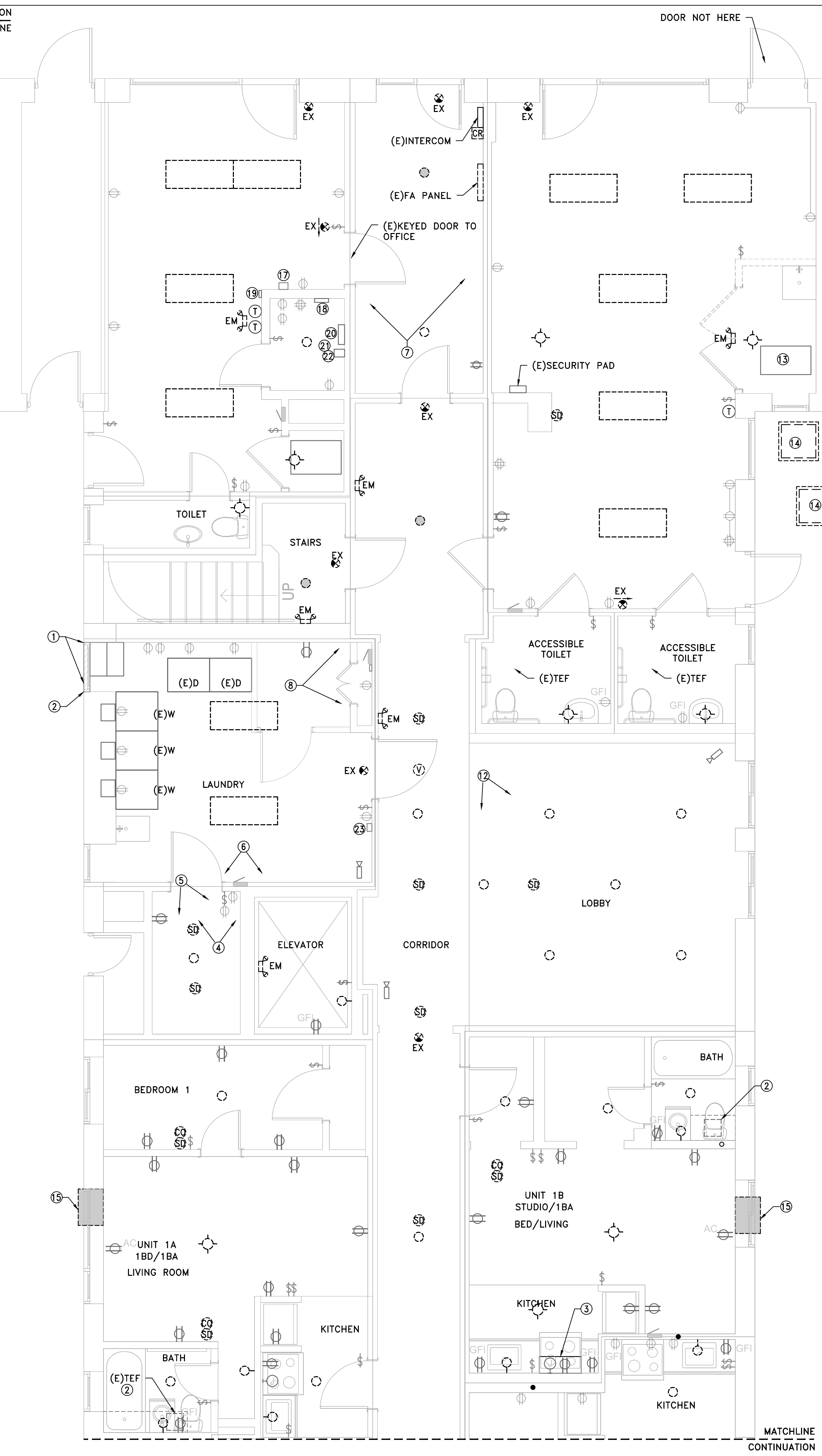
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DEMO ELECTRICAL BASEMENT PLAN

ED100



DEMO ELECTRICAL PARTIAL
1ST FLOOR PLAN - SOUTH
② SCALE - 1/4" = 1'-0"



DEMO ELECTRICAL PARTIAL
1ST FLOOR PLAN - NORTH
① SCALE - 1/4" = 1'-0"

- GENERAL SHEET NOTES:**
- EXISTING ELECTRICAL POWER SYSTEM SHOWN IS BASED UPON "2007-EXISTING DRAWINGS", FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE. VERIFY ALL LOCATIONS OF EQUIPMENT AND WIRING CONNECTIONS/DEVICES IN THE FIELD.
 - REFERENCE PICTURES SHOWN ARE FROM OUR CURRENT SITE VISIT AND HAVE BEEN CONFIRMED FOR FURTHER CONSIDERATION.
 - ALL EXISTING SATELLITE DISHES TO BE REMOVED.
- PRICE BREAKOUT NOTES:**
- PROVIDE BUDGETARY PRICING TO ADD NEW MEDIA ENCLOSURE CABINETS IN EACH DWELLING UNIT FOR LOW VOLTAGE DISTRIBUTION WITHIN THE UNIT.
 - PROVIDE PRICE BREAKOUT TO ADD NEW LV BOX IN LIEU OF STRUCTURED MEDIA ENCLOSURE IN EACH DWELLING UNIT FOR LOW VOLTAGE DISTRIBUTION WITHIN THE UNIT.
 - BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.
- KEYED NOTES:**
- | | |
|-----------------------------------------------------------------------------------------------------------|------------------------------------------------------|
| ① EXISTING ELECTRICAL INCOMING SERVICE TO REMAIN. | ⑬ EXISTING FURNACES TO BE DEMOLISHED. |
| ② EXISTING RESIDENTIAL TOILET EXHAUST FAN TO BE DEMO'D. | ⑭ EXISTING CONDENSING UNITS TO BE DEMOLISHED. |
| ③ EXISTING KITCHEN EXHAUST FAN. | ⑮ EXISTING WINDOW A/C UNIT TO BE DEMOLISHED. |
| ④ EXISTING OUTLETS IN LAUNDRY STORAGE. | ⑯ EXISTING LAUNDRY EXHAUST FAN TO REMAIN. |
| ⑤ EXISTING ELEVATOR LIGHTING PANEL AND DISCONNECT TO REMAIN. | ⑰ EXISTING MOTION SENSOR. |
| ⑥ EXISTING LAUNDRY PANEL TO REMAIN. | ⑱ EXISTING ACCESS CONTROL TO BE REPLACED. |
| ⑦ EXISTING INTERCOM, FIRE PANEL AND KEYPAD TO REMAIN. | ⑲ EXISTING SECURITY KEYPAD. |
| ⑧ EXISTING FIRE PANEL DEVICE AND SECURITY PANEL PLUG IN LOCATED HIGH IN LAUNDRY ROOM CLOSET WALL. | ⑳ EXISTING DOOR RELEASE POWER SUPPLY TO BE REPLACED. |
| ⑨ EXISTING ELECTRICAL INCOMING SERVICE. | ㉑ EXISTING MAIN MODEM FOR HOUSE. |
| ⑩ EXISTING TELE/COMM INCOMING SERVICE. | ㉒ EXISTING OCCUPANCY SENSOR. |
| ⑪ EXISTING INCOMING TELE/COM, ELECTRICAL SERVICE AND EXTERIOR SECURITY CAMERAS. | |
| ⑫ EXISTING SECURITY CAMERAS AND SMOKE DETECTORS TO BE REPLACED AS PER NEW SECURITY AND FIRE ALARM SYSTEM. | |

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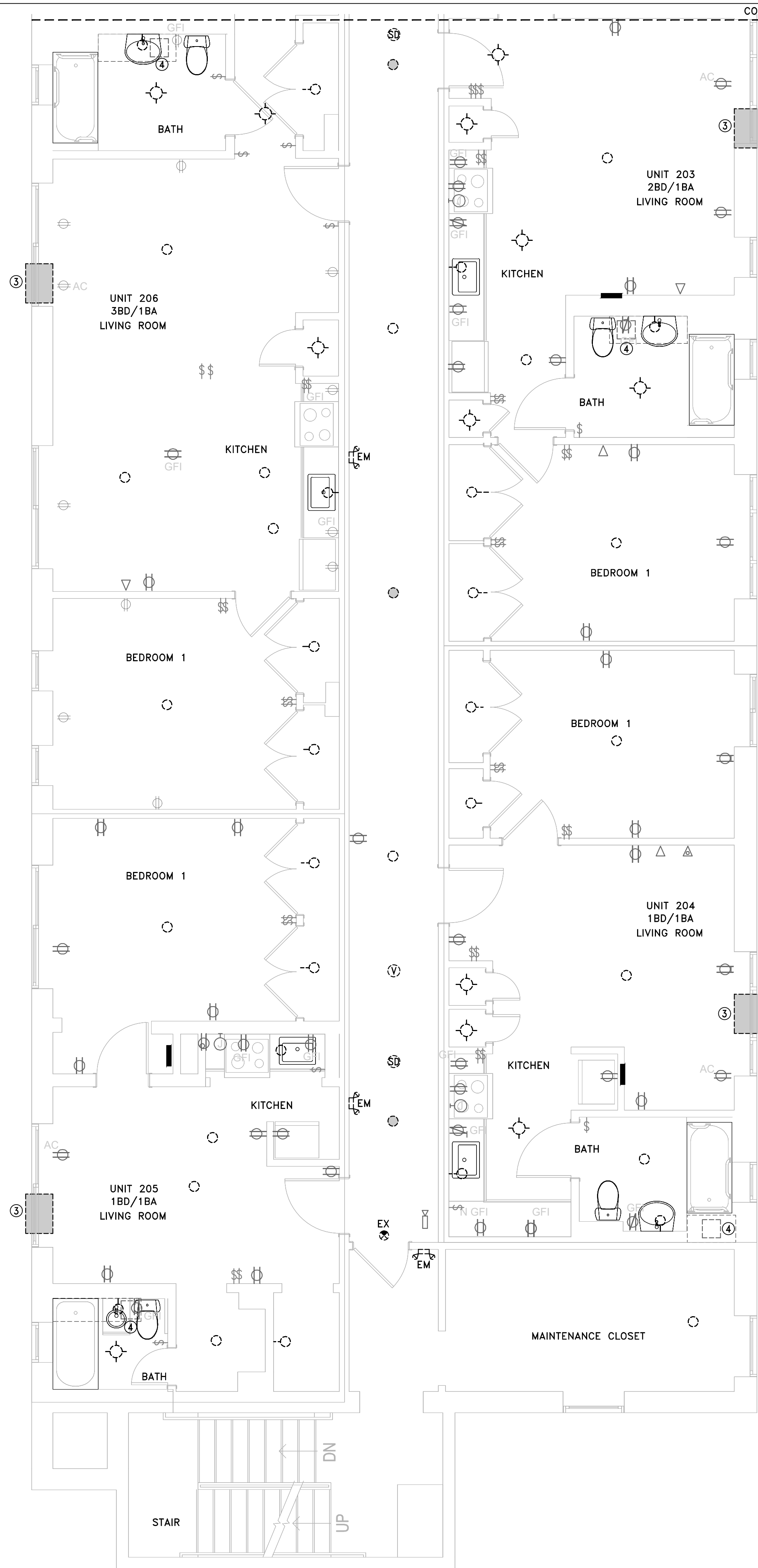
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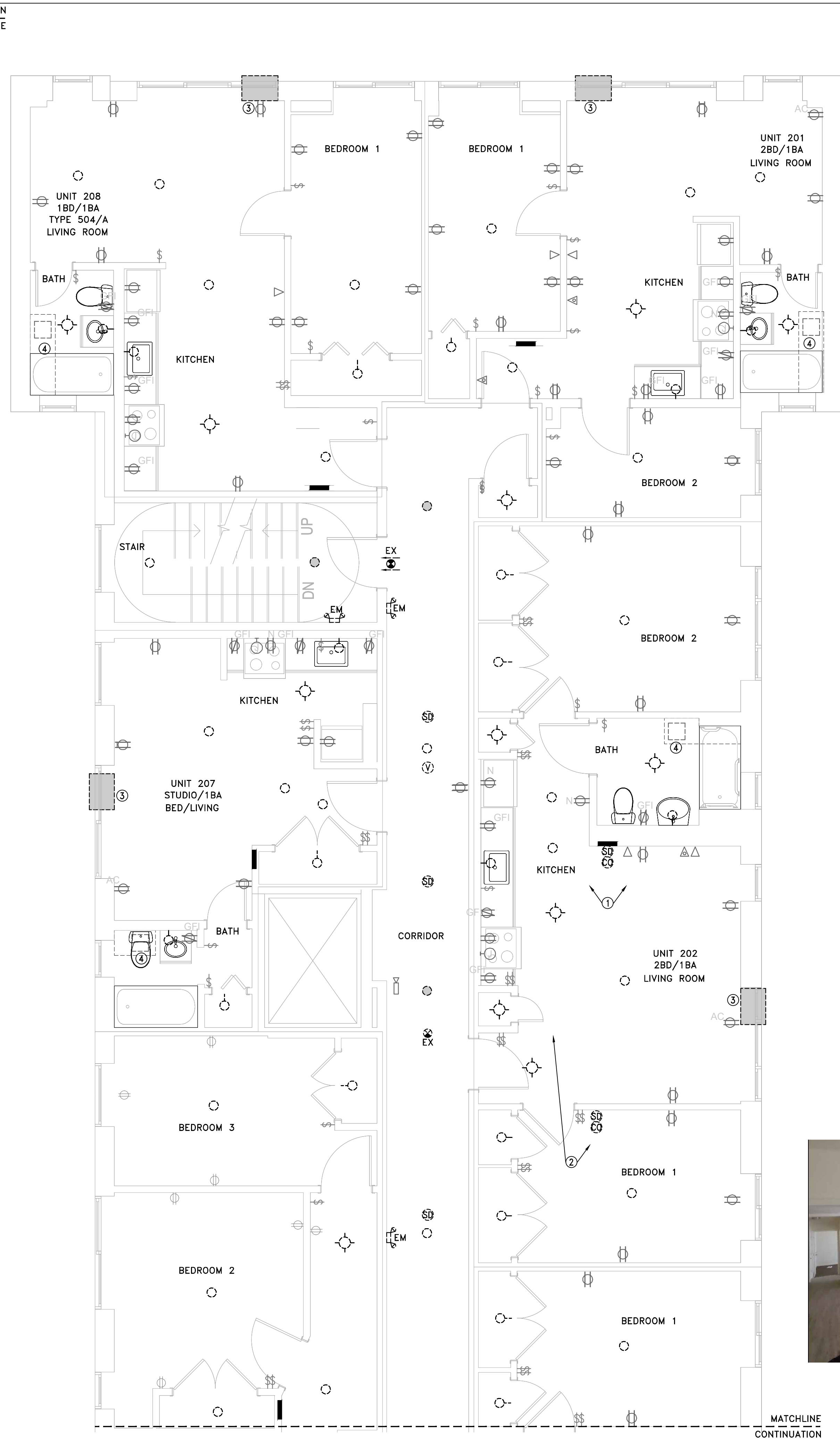
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**DEMO ELECTRICAL
1ST FLOOR PLAN**

ED101



② DEMO ELECTRICAL PARTIAL TYPICAL
2ND THRU 5TH FLOOR PLAN - SOUTH
SCALE - 1/4" = 1'-0"



① DEMO ELECTRICAL PARTIAL TYPICAL
2ND THRU 5TH FLOOR PLAN - NORTH
SCALE - 1/4" = 1'-0"

- GENERAL SHEET NOTES:**
- EXISTING ELECTRICAL POWER SYSTEM SHOWN IS BASED UPON "2007-EXISTING DRAWINGS", FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE. VERIFY ALL LOCATIONS OF EQUIPMENT AND WIRING CONNECTIONS/ DEVICES IN THE FIELD.
 - REFERENCE PICTURES SHOWN ARE FROM OUR CURRENT SITE VISIT AND HAVE BEEN CONFIRMED FOR FURTHER CONSIDERATION.
 - ALL EXISTING SATELLITE DISHES TO BE REMOVED.
 - DEMOLISH EXISTING FIRE ALARM SYSTEM AND REPLACE WITH NEW FIRE ALARM SYSTEM FOR THW WHOLE BUILDING.

- KEYED NOTES:**
- EXISTING DUAL SMOKE AND CARBON MONOXIDE DETECTORS TO BE REPLACED.
 - EXISTING DUAL SMOKE AND CARBON MONOXIDE DETECTORS IN BEDROOM TO BE REPLACED.
 - EXISTING WINDOW A/C TO BE DEMO'D.
 - EXISTING RESIDENTIAL TOILET EXHAUST FAN TO BE DEMO'D.

- PRICE BREAKOUT NOTES:**
- PROVIDE BUDGETARY PRICING TO ADD NEW MEDIA ENCLOSURE CABINETS IN EACH DWELLING UNIT FOR LOW VOLTAGE DISTRIBUTION WITHIN THE UNIT.
 - PROVIDE PRICE BREAKOUT TO ADD NEW LV BOX IN LIEU OF STRUCTURED MEDIA ENCLOSURE IN EACH DWELLING UNIT FOR LOW VOLTAGE DISTRIBUTION WITHIN THE UNIT.
 - BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.

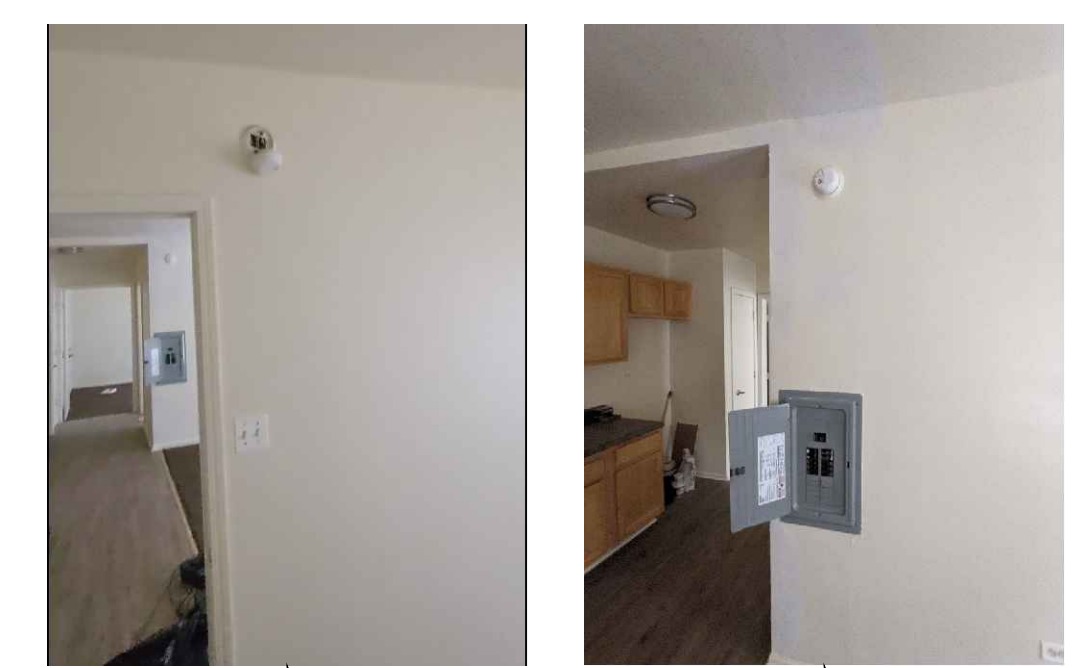


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DEMO ELECTRICAL TYPICAL 2ND THRU 5TH FLOOR PLAN

ED102

PRICE BREAKOUT NOTES:

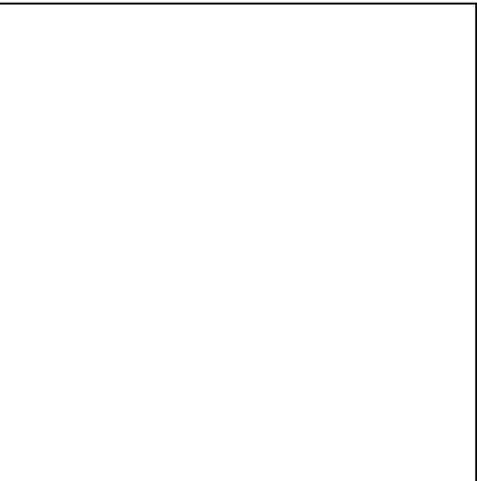
1. PROVIDE PRICE BREAKOUT FOR REPLACING ALL SWITCHES WITH IN-KIND UNLESS NOTED OTHERWISE.
2. BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.

KEYED NOTES:

- ① REPLACE EXISTING WALL SWITCHES WITH NEW WALL OCCUPANCY SWITCHES FOR THE COMMON ROOMS.
- ② NOT USED.
- ③ REPLACE THE EXISTING EMERGENCY LIGHTS AND EXIT SIGNS WITH NEW LED EMERGENCY LIGHTS AND EXIT SIGNS WITH BATTERY BACKUP IN EXISTING LOCATION.

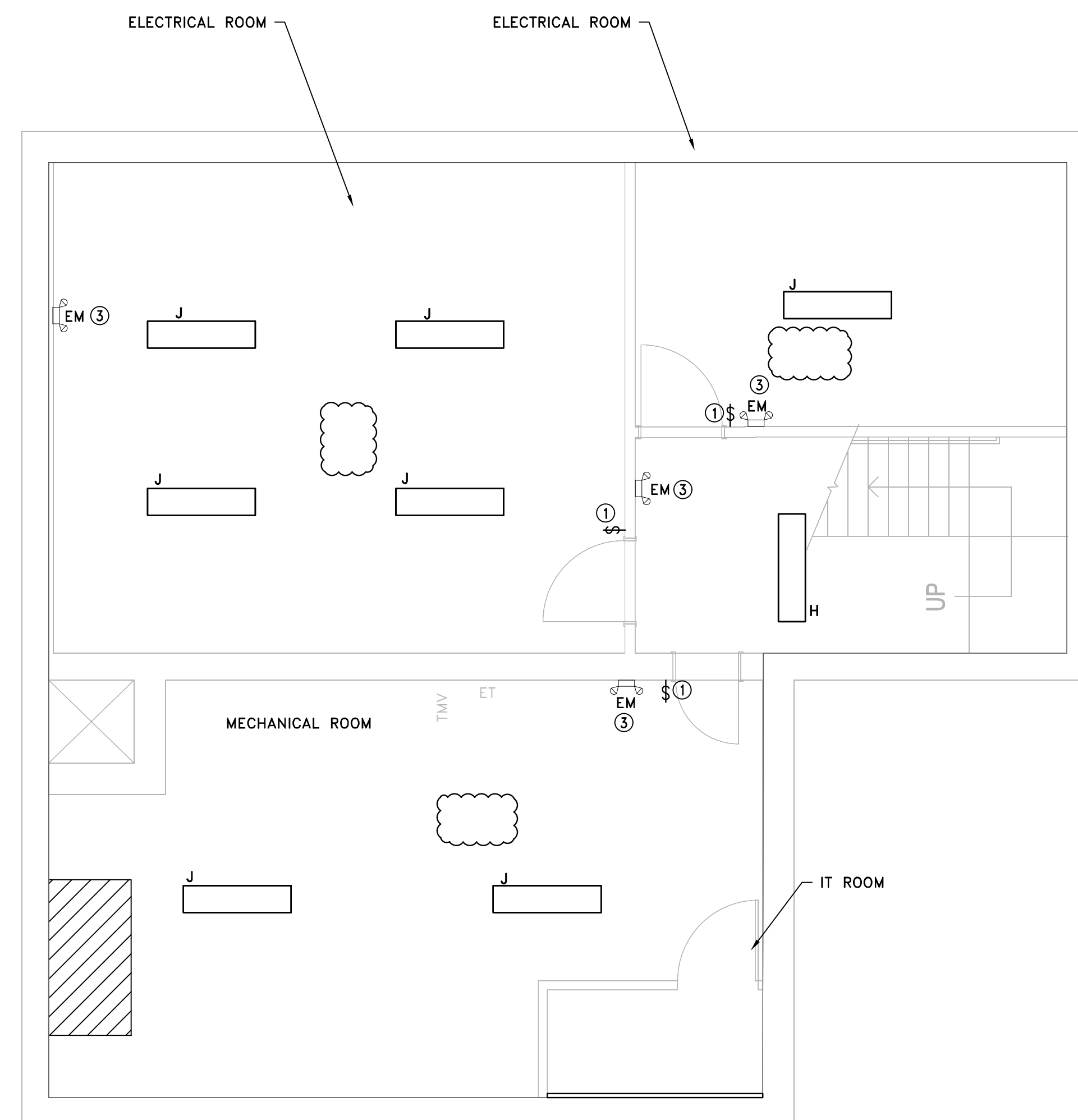
GENERAL SHEET NOTES:

1. CONTRACTOR SHALL VERIFY THE CONDITION AND NEW REQUIREMENT SO THAT NEW WORK CAN BE INSTALLED WITHOUT INTERFERENCE. MAKE ALL NECESSARY ROUTING AND CONNECTION AS REQUIRED.
2. EXISTING LIGHTING CIRCUITING SYSTEM TO REMAIN AND PROVIDE NEW ADDITIONAL LIGHT FIXTURES/SWITCHES/COVERPLATES AS INDICATED ON DRAWINGS, INCLUDING WIRING AND ALL NECESSARY GROUNDING SYSTEM.
3. ALL NEW ELECTRICAL WORK IN FINISHED WALL AND CEILING AREA SHALL BE CONCEALED IN WALL OR CEILING OR REUSE EXISTING CONDUIT IF POSSIBLE. ALL NEW WALL OPENINGS SHALL BE COORDINATED WITH ARCHITECT AND CONTRACTOR PRIOR TO EXECUTION.
4. COORDINATE ALL FINISHES, COVERS, AND EXPOSED ELECTRICAL DEVICES WITH OWNER PRIOR TO PURCHASE.
5. ALL COVER PLATES (FOR SWITCHES/OUTLETS/DATA) TO BE GASKETED/SEALED.
6. REPLACE COVERPLATE OF EXISTING TO REMAIN LIGHT SWITCHES. ALTERNATE: REPLACE WITH IN KIND SWITCH.



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1 LIGHTING BASEMENT PLAN
 SCALE - 1/4" = 1'-0"

2024.02.02

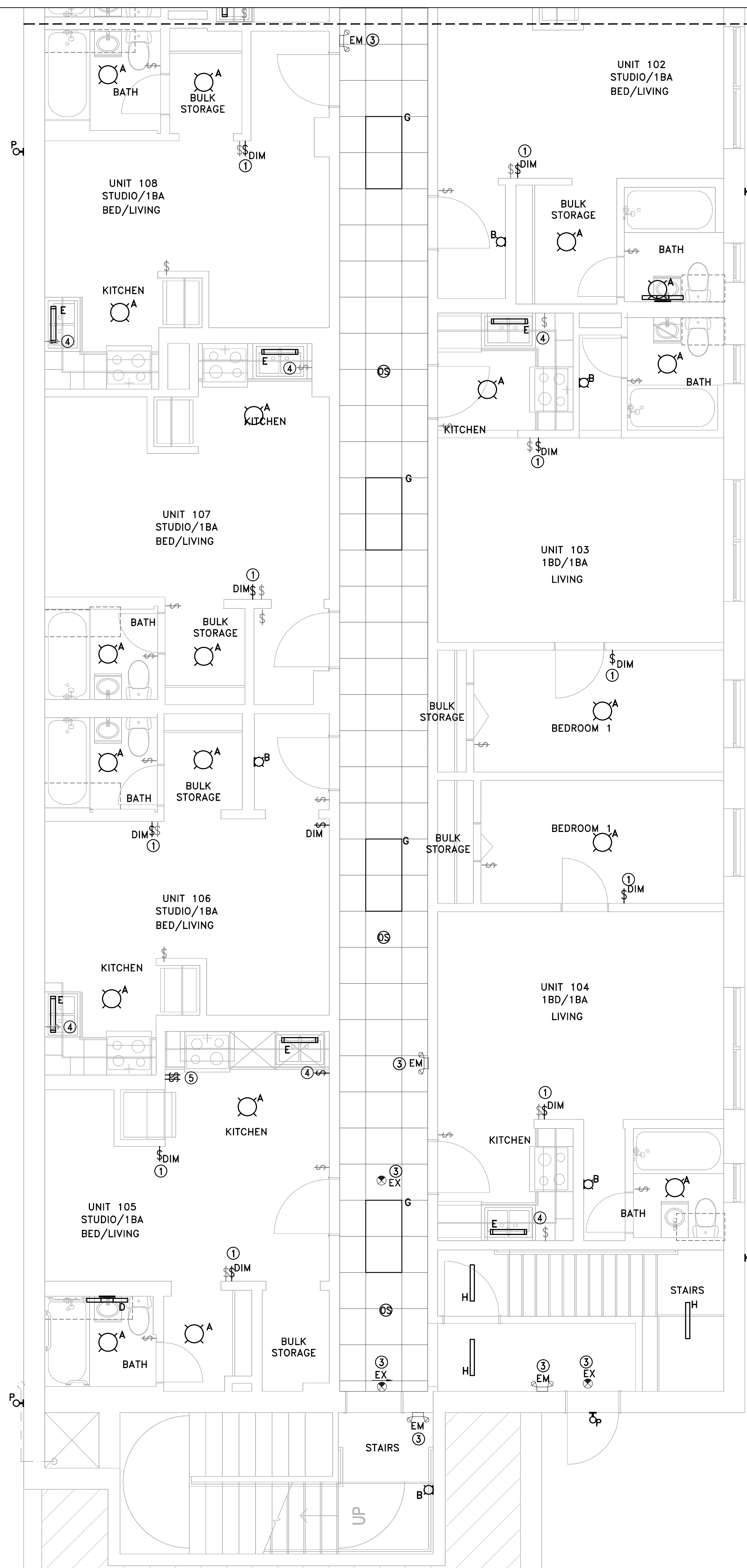
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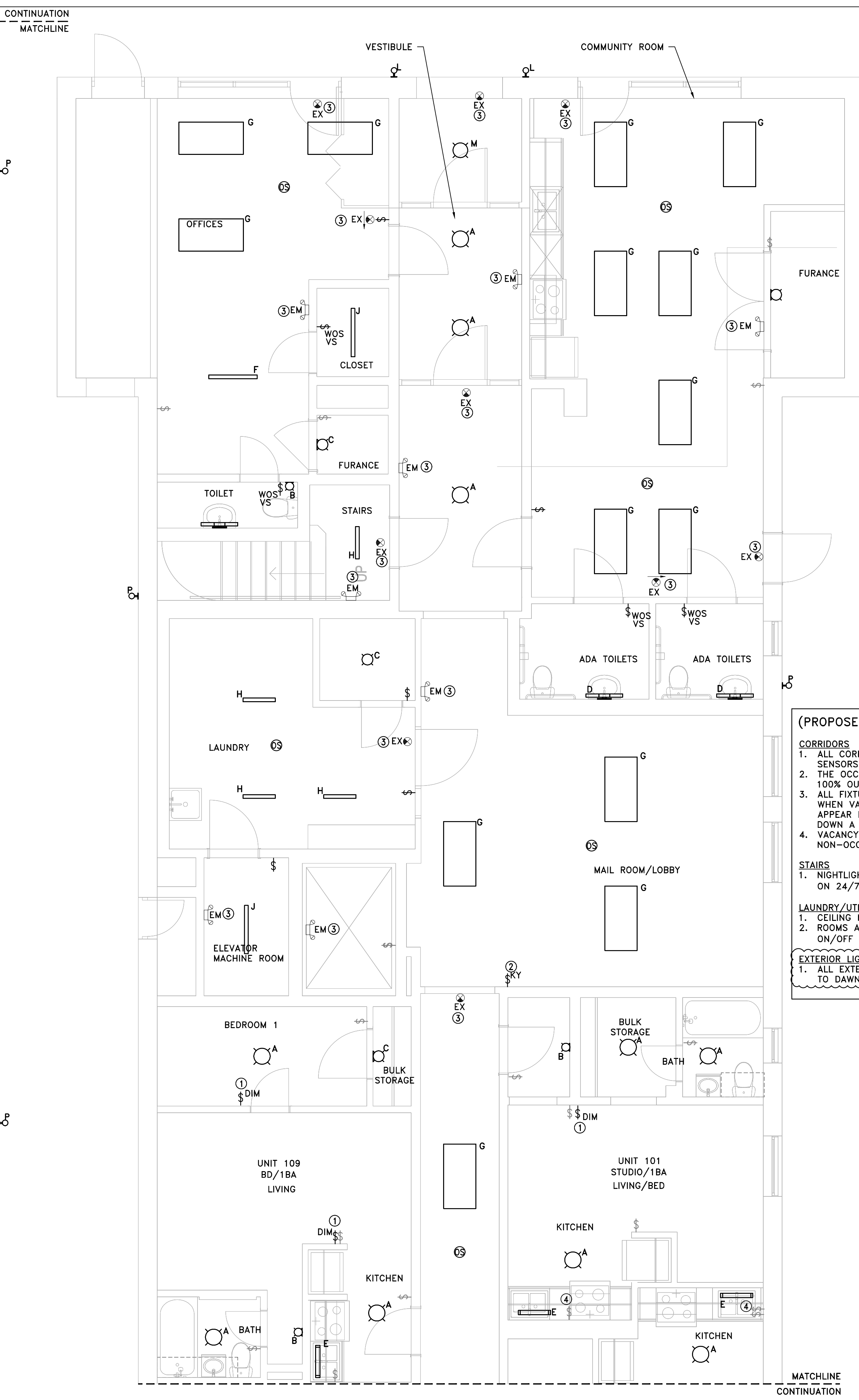
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LIGHTING BASEMENT PLAN

E100



2 LIGHTING PARTIAL 1ST FLOOR PLAN - SOUTH
SCALE - 1/4" = 1'-0"



1 LIGHTING PARTIAL 1ST FLOOR PLAN - NORTH
SCALE - 1/4" = 1'-0"

- GENERAL SHEET NOTES:**
1. CONTRACTOR SHALL VERIFY THE CONDITION AND NEW REQUIREMENT SO THAT NEW WORK CAN BE INSTALLED WITHOUT INTERFERENCE. MAKE ALL NECESSARY ROUTING AND CONNECTION AS REQUIRED.
 2. EXISTING LIGHTING CIRCUITING SYSTEM TO REMAIN AND PROVIDE NEW ADDITIONAL LIGHT FIXTURES/SWITCHES/COVERPLATES AS INDICATED ON DRAWINGS, INCLUDING WIRING AND ALL NECESSARY GROUNDING SYSTEM.
 3. ALL NEW ELECTRICAL WORK IN FINISHED WALL AND CEILING AREA SHALL BE CONCEALED IN WALL OR CEILING OR REUSE EXISTING CONDUIT IF POSSIBLE. ALL NEW WALL OPENINGS SHALL BE COORDINATED WITH ARCHITECT AND CONTRACTOR PRIOR TO EXECUTION.
 4. COORDINATE ALL FINISHES, COVERS, AND EXPOSED ELECTRICAL DEVICES WITH OWNER PRIOR TO PURCHASE.
 5. ALL COVER PLATES (FOR SWITCHES/OUTLETS/DATA) TO BE GASKETED/SEALED.
 6. REPLACE COVERPLATE OF EXISTING TO REMAIN LIGHT SWITCHES. ALTERNATE: REPLACE WITH IN KIND SWITCH.
 7. WHERE LIGHT FIXTURE NOT PRESENT/SHOWN IN THE LIVING SPACES(BEDROOM, LIVING ROOMS, DINING ROOMS) INSTALL (1) TYPE B WALL SCONCE. IF SWITCHED OUTLET EXISTS IN THAT SPACE THEN WALL SCONCE TO BE CONNECTED TO SWITCH.

- KEYED NOTES:**
- 1 REPLACE THE EXISTING WALL SWITCHES WITH NEW DIMMER WALL SWITCHES FOR LIVING ROOM, KITCHEN AND BEDROOMS IN THE DWELLING UNITS IN EXISTING LOCATION.
 - 2 PROVIDE A KEY OPERATED SWITCH FOR OVERRIDE TO CONTROL CORRIDOR/LOBBY LIGHTING AS REQUIRED BY CODE AND/OR OWNER. COORDINATE IN FIELD FOR EXACT LOCATION OF SWITCH.
 - 3 REPLACE THE EXISTING EMERGENCY LIGHTS AND EXIT SIGNS WITH NEW LED EMERGENCY LIGHTS AND EXIT SIGNS WITH BATTERY BACKUP IN EXISTING LOCATION.
 - 4 PROVIDE A WALL SWITCH FOR UNDERCABINET LIGHTS IN ACCESSIBLE UNITS. SWITCHES AND OUTLETS ABOVE COUNTERTOPS TO RECEIVE 1" EXTENSION BOXES. REFER TO ARCHITECTURAL SHEETS AND ACCESSIBILITY MATRIX FOR ACCESSIBLE UNIT DESIGNATION. CONFIRM THE TYPE OF UNIT PRIOR TO ANY ROUGH-IN.
 - 5 PROVIDE THE WALL MOUNTED SWITCHES FOR HOOD FAN AND LIGHT IN ACCESSIBLE UNIT. REFER TO ARCHITECTURAL SHEETS AND ACCESSIBILITY MATRIX FOR ACCESSIBLE UNIT DESIGNATION. CONFIRM THE TYPE OF UNIT PRIOR TO ANY ROUGH-IN.

- (PROPOSED) COMMON AREA LIGHTING CONTROL NOTES:**
- CORRIDORS**
1. ALL CORRIDOR FIXTURES ARE CONTROLLED VIA NEW OCCUPANCY SENSORS.
 2. THE OCCUPANCY SENSORS WILL BRING FIXTURES UP TO FULL 100% OUTPUT WHEN OCCUPANCY IS DETECTED.
 3. ALL FIXTURES WILL BE SET WITH A LOW-END OF 20% OUTPUT WHEN VACANCY IS DETECTED, SO THAT CORRIDORS DO NOT APPEAR DARK WHEN OCCUPANTS ENTER THE SPACE OR LOOK DOWN A CORRIDOR.
 4. VACANCY DETECTION OCCURS AFTER 5 MINUTES OF NON-OCCUPANCY.
- STAIRS**
1. NIGHTLIGHT CIRCUIT IS DEFINED SO THAT STAIRS FIXTURES REMAIN ON 24/7.
- LAUNDRY/UTILITY ROOMS**
1. CEILING MOUNTED OCCUPANCY SENSORS ARE PROVIDED.
 2. ROOMS ARE PROVIDED WITH A WALL SWITCH FOR MANUAL ON/OFF CONTROL.
- EXTERIOR LIGHTS**
1. ALL EXTERIOR LIGHTING SHALL BE PHOTOCCELL CONTROLLED DUSK TO DAWN.

- PRICE BREAKOUT NOTES:**
1. PROVIDE PRICE BREAKOUT FOR REPLACING ALL SWITCHES WITH IN-KIND UNLESS NOTED OTHERWISE.
 2. BUDGET TO INCLUDE PRICING FOR 50% OF APARTMENT KITCHEN CABINETS GETTING REPLACED. INCLUDE COST TO ADD ELECTRICAL DEVICES (LIKE OUTLETS /SWITCHES) FOR KITCHEN UPDATES.
 3. BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.

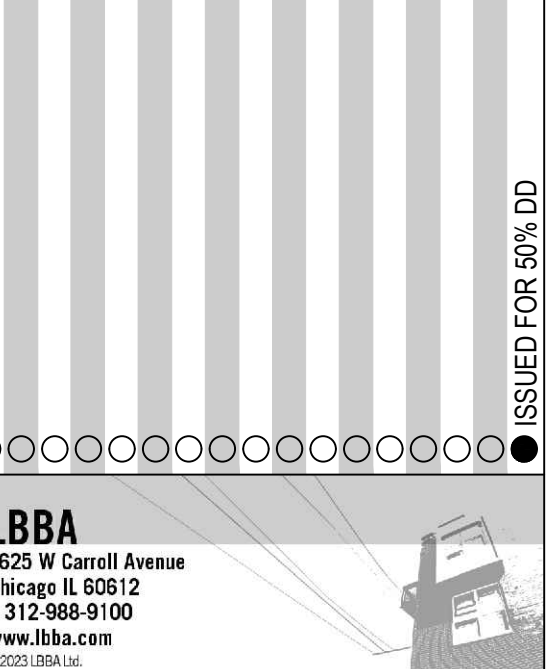


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LIGHTING 1ST FLOOR PLAN

E101

TRANS. 2 WEST METERS
TRANS. 1 NORTH METERS



EXISTING DEVICES NOTES:

- CONTRACTOR SHALL INSPECT ALL EXISTING CONDITIONS AND DETERMINE WHAT CAN BE RE-USED. CONTRACTOR TO FIELD VERIFY IF EXISTING CONDUIT, WIRE SIZES MATCH CURRENT PLAN. PROVIDE EXTENSIONS AND MODIFICATIONS AS REQUIRED PER DESIGN INTENT.

PRICE BREAKOUT NOTES:

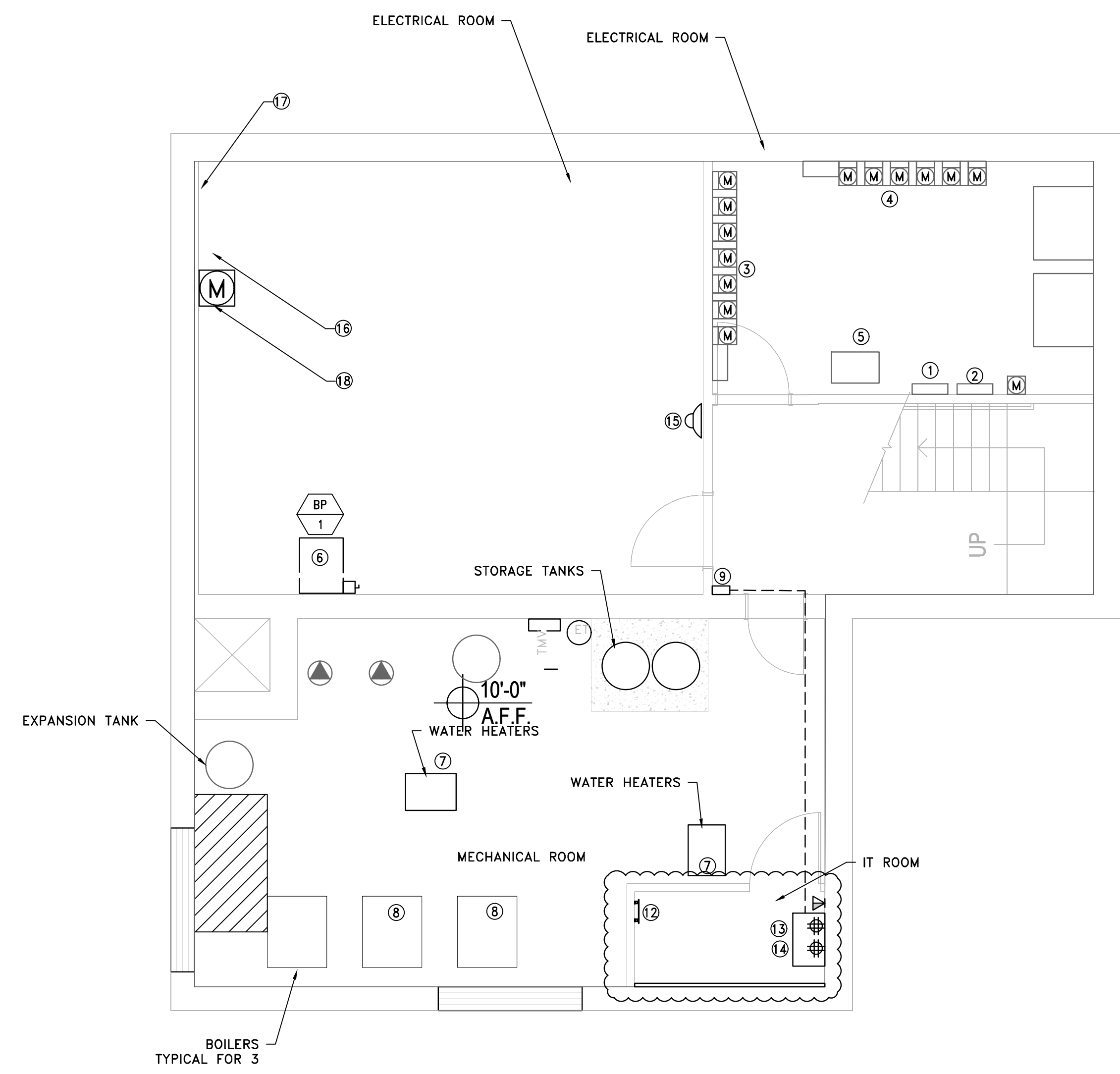
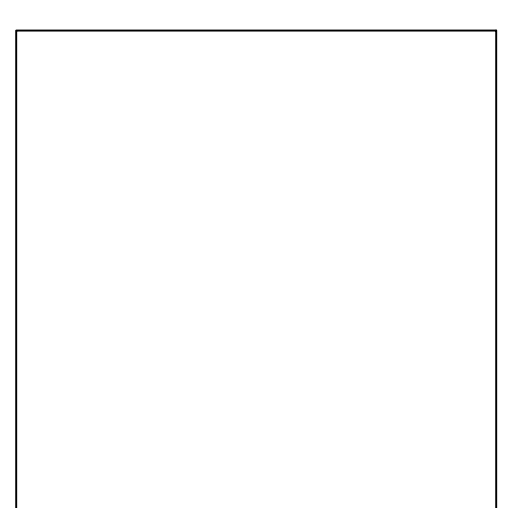
- PROVIDE PRICE BREAKOUT FOR REPLACING ALL OUTLETS WITH IN-KIND.
- BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.

TECHNOLOGY NOTES:

- ROUTE BACKBONE CABLING FROM SME WITHIN EACH RESIDENTIAL UNIT TO DATA ROOM IN THE GROUND FLOOR FOR TERMINATION AND UTILITY CONNECTIONS.

- KEYED NOTES:**
- EXISTING SUB PANEL TO REMAIN.
 - EXISTING MDP PANEL TO REMAIN.
 - EXISTING WEST ELECTRICAL METERS.
 - EXISTING NORTH ELECTRICAL METERS.
 - EXISTING TRANSFORMER.
 - NEW BOOSTER PUMP WITH CONCRETE PAD.
 - EXISTING DOMESTIC HOT WATER HEATERS TO REMAIN.
 - EXISTING BOILERS TO REMAIN.
 - ROUTE THE NEW RISER AT THIS LOCATION FOR LOW VOLTAGE INCOMING SERVICE IN UNITS ON UPPER FLOORS. PROVIDE PROTECTIVE PLATING IN THE STUD CAVITY TO PREVENT ANY DAMAGE FROM NAIL PUNCH/DRILL IN THE WALL.
 - NOT USED.
 - NOT USED.
 - TELECOMMUNICATION GROUNDING BUSBAR. CONNECT TO BUILDING EXISTING GROUNDING SYSTEM.
 - WALL MOUNTED IT RACK.
 - PROVIDE UPS FOR SURVEILLANCE, ACCESS CONTROL AND IT RACKS.
 - PROVIDE 120V POWER FOR INDOOR FIRE ALARM BELL IN THE FIRE PUMP ROOM. COORDINATE THE EXACT LOCATION WITH FIRE PROTECTION CONTRACTOR.
 - FIRE PUMP CONTROLLER.
 - JOCKEY PUMP CONTROLLER.
 - COMED METER FOR FIRE PUMP ELECTRIC SERVICE.

- GENERAL SHEET NOTES:**
- EXISTING ELECTRICAL POWER SYSTEM SHOWN IS BASED UPON "2007-EXISTING DRAWINGS", FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE. VERIFY ALL LOCATIONS OF EQUIPMENT AND WIRING CONNECTIONS/ DEVICES IN THE FIELD.
 - CONTRACTOR SHALL VERIFY THE CONDITION AND NEW REQUIREMENT SO THAT NEW WORK CAN BE INSTALLED WITHOUT INTERFERENCE. MAKE ALL NECESSARY ROUTING AND CONNECTION AS REQUIRED.
 - EXISTING RECEPTACLE SYSTEM TO REMAIN AND PROVIDE NEW ADDITIONAL RECEPTACLES AS INDICATED ON DRAWINGS, INCLUDING WIRING AND ALL NECESSARY GROUNDING SYSTEM.
 - ELECTRICAL CONTRACTOR SHALL BALANCE ALL PHASES OF ALL PANELS TO ENSURE PROPER LOADING.
 - ALL NEW ELECTRICAL WORK IN FINISHED WALL AND CEILING AREA SHALL BE CONCEALED IN WALL OR CEILING OR REUSE EXISTING CONDUIT IF POSSIBLE. ALL NEW WALL OPENINGS SHALL BE COORDINATED WITH ARCHITECT AND CONTRACTOR PRIOR TO EXECUTION.
 - WIRING FOR ELECTRICAL DEVICES SHARING SAME CIRCUIT CAN BE SPLICED UNLESS NOTED OTHERWISE. WHENEVER CIRCUIT CONDUCTORS ARE SPLICED IN A BOX, ALL EQUIPMENT GROUNDING CONDUCTORS ASSOCIATED WITH THESE CIRCUITS MUST BONDED (PIGTAILED) TO THE BOX.
 - ALL PLACEMENT AND HANGING OF TV'S, SPEAKERS, AND OTHER AV EQUIPMENT SHALL BE BY OWNER. EC TO PROVIDE POWER TO THIS EQUIPMENT WHERE SHOWN.
 - REFER TO MECHANICAL SCHEDULES, PLUMBING SCHEDULES FOR ADDITIONAL INFORMATION REGARDING POWER REQUIREMENTS. SOME EQUIPMENT MAY HAVE FACTORY PROVIDED DISCONNECTS, CONFIRM WITH APPROPRIATE EQUIPMENT SCHEDULE NOTES. ALL DISCONNECTS, WIRING, AND TERMINATIONS TO BE INSTALLED BY THE EC.
 - LOCATION OF DISCONNECTS AND EQUIPMENT CONNECTED RECEPTACLES MAY BE REVISED IN THE FIELD TO BE ON A DIFFERENT SIDE OF THE EQUIPMENT SHOWN. PROVIDE THE SIMPLEST, CODE-COMPLIANT AND SERVICEABLE INSTALLATION.
 - COORDINATE ALL FINISHES, COVERS, AND EXPOSED ELECTRICAL DEVICES WITH OWNER PRIOR TO PURCHASE.
 - ALL COVER PLATES (FOR SWITCHES/OUTLETS/DATA) TO BE GASKETED/SEALED.
 - ALL BACK TO BACK ELECTRICAL BOXES LOCATED WITHIN DEMISING WALL SHALL BE A MINIMUM OF 12" APART. EC TO FIELD COORDINATE DEVICE LOCATIONS AS NEEDED TO MEET THIS REQUIREMENT. ELECTRICAL BOXES IN THE SAME STUD CAVITY SHALL BE FIRE PROTECTED WITH PUTTY PADS OR SIMILAR.
 - COORDINATE LOW-VOLTAGE EQUIPMENT WITH CLIENT VENDORS. PROVIDE CONDUIT & RACEWAYS AS NECESSARY FOR CABLE RUNS.
 - PROVIDE CLEAR AND COMPLETE CIRCUIT DIRECTORY WITH SUFFICIENT DETAIL FOR CIRCUIT IDENTIFICATION FOR ALL PANELS WITHIN THE SCOPE OF WORK. SOURCE OF SUPPLY WILL BE PERMANENTLY MARKED FOR ALL PANELBOARDS TO INDICATE EACH DEVICE OR EQUIPMENT WHERE THE POWER ORIGINATES.
 - ACCESS, WORKING SPACE AND DEDICATED EQUIPMENT SPACE FOR ALL ELECTRICAL EQUIPMENT SHALL BE PROVIDED AND MAINTAINED AS REQUIRED.

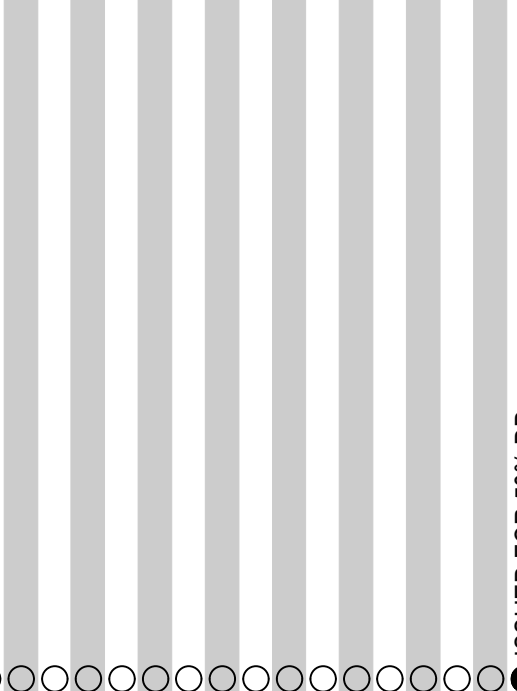


1 POWER BASEMENT PLAN
SCALE - 1/4" = 1'-0"

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POWER ENLARGED BASEMENT PLAN

E200

ISSUED FOR 50% DD

NOTES FOR HVI UNITS:

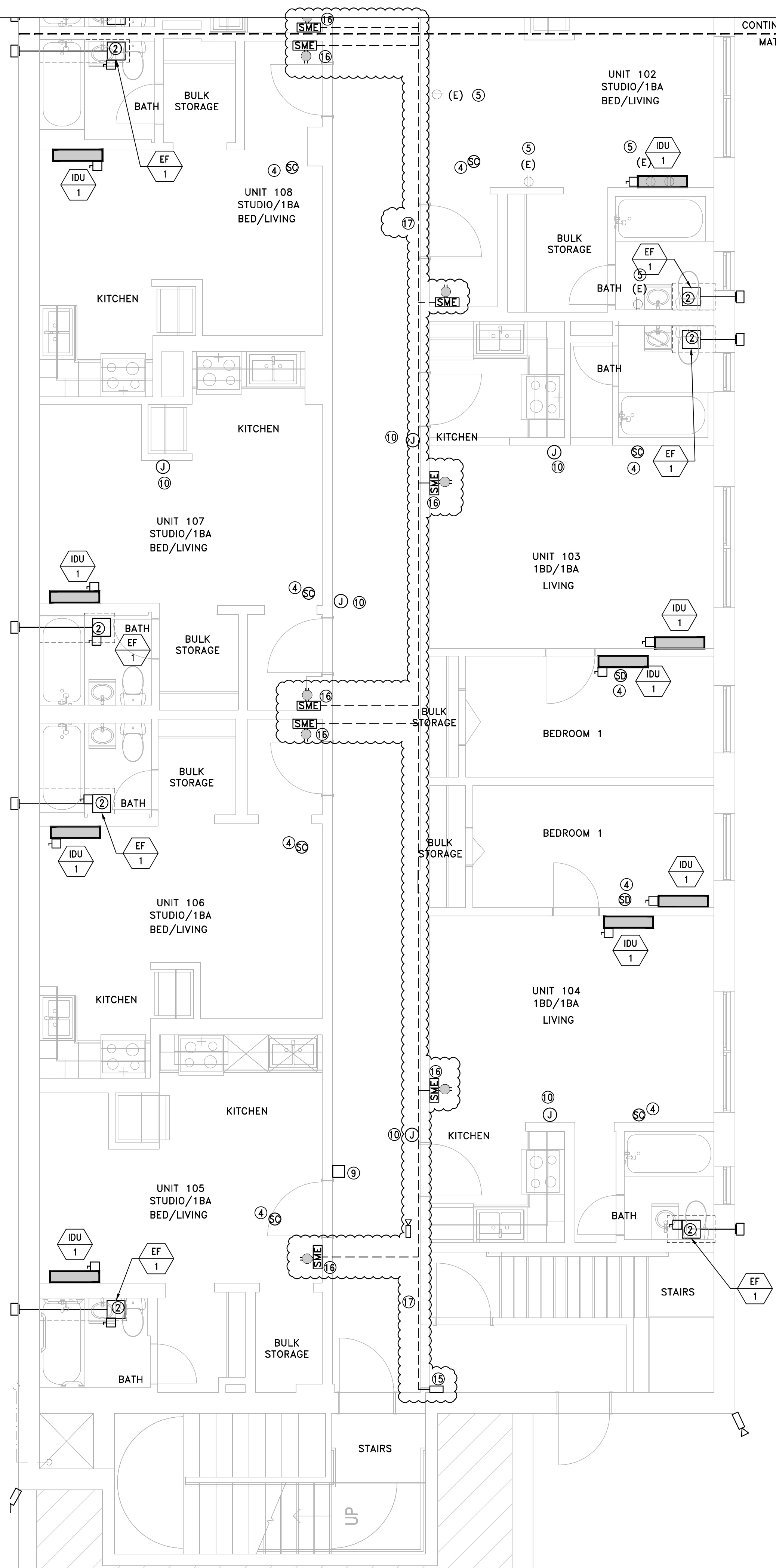
1. AT THE HVI UNITS (HEARING AND VISUALLY IMPAIRED UNITS) PROVIDE INTERCONNECTED HARDWIRED CONDUIT AND SPEAKER/VISUAL STROBE ALARMS. PROVIDE STROBES WITH COVERAGE FOR ALL LIVING, SLEEPING, KITCHEN, AND TOILET ROOMS.
2. AT THE HVI UNITS (HEARING AND VISUALLY IMPAIRED UNITS) PROVIDE A HARD-WIRED ELECTRIC DOORBELL ON THE PUBLIC SIDE OF THE PRIMARY ENTRANCE. ACTIVATION ON THE BUTTON SHALL INITIATE A VISUAL AND AUDIBLE STROBE/TONE WITHIN THE UNIT AT INITIAL CONSTRUCTION.
3. THE ADDITION OF STROBES FOR VISUAL/AUDIBLE UNITS SHALL NOT REPLACE THE REQUIREMENT FOR AUDIBLE DEVICES.
4. LOCATION OF HVI DEVICES SHOWN MAY NOT APPLY TO ALL UNITS. VERIFY WITH ARCHITECTURAL UNIT MATRIX.
5. IN HVI/HVC UNITS PROVIDE A CONDUIT BETWEEN UNIT FIRE ALARM SYSTEM DEVICE AND UNIT SMOKE DETECTOR.
6. HVI UNITS SHALL HAVE THE NOTIFICATION APPLIANCES ACTIVATED BY THE UNIT LEVEL SMOKE ALARM DEVICE AND FIRE ALARM SYSTEM

TECHNOLOGY NOTES:

1. ROUTE AND TERMINATE ALL RESIDENTIAL LOW VOLTAGE CABLING BACK TO SME (STRUCTURED MEDIA ENCLOSURE) SIMILAR TO PRIMEX SOHO PRO P3000 OR EQUAL WITHIN EACH RESIDENTIAL UNIT.
2. PROVIDE A DUPLEX NEMA 5-20R RECEPTACLE AT THE BOTTOM KNOCKOUT OF SME.
3. ROUTE BACKBONE CABLING FROM SME WITHIN EACH RESIDENTIAL UNIT TO DATA ROOM IN THE GROUND FLOOR FOR TERMINATION AND UTILITY CONNECTIONS.

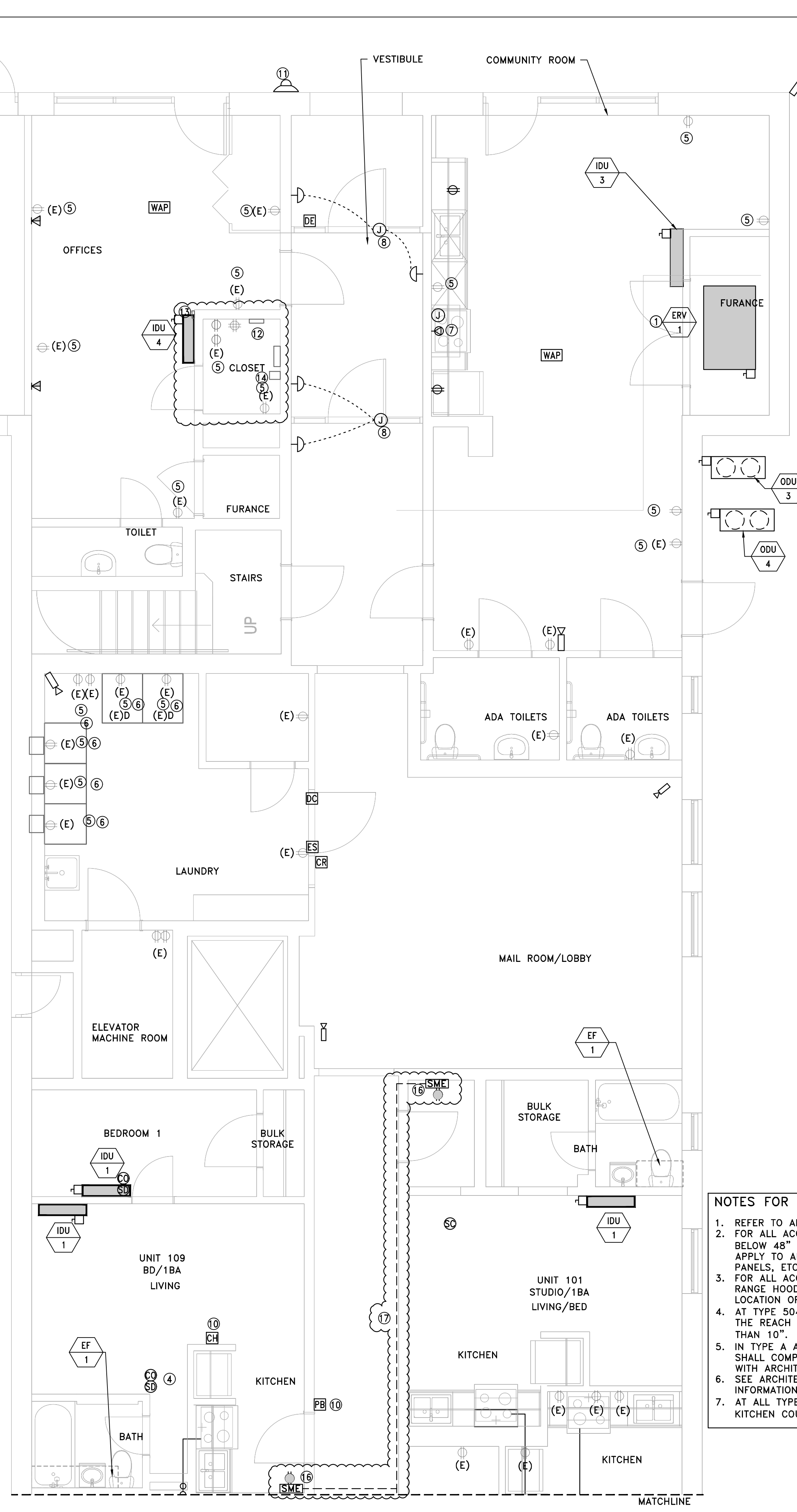
EXISTING DEVICES NOTES:

1. CONTRACTOR SHALL INSPECT ALL EXISTING CONDITIONS AND DETERMINE WHAT CAN BE RE-USED. CONTRACTOR TO FIELD VERIFY IF EXISTING CONDUIT, WIRE SIZES MATCH CURRENT PLAN. PROVIDE EXTENSIONS AND MODIFICATIONS AS REQUIRED PER DESIGN INTENT.



POWER PARTIAL 1ST FLOOR PLAN - SOUTH
 ② SCALE - 1/4" = 1'-0"

CONTINUATION MATCHLINE



POWER PARTIAL 1ST FLOOR PLAN - NORTH
 ① SCALE - 1/4" = 1'-0"

MATCHLINE CONTINUATION

PRICE BREAKOUT NOTES:

1. PROVIDE BUDGETARY PRICING TO ADD NEW LV BOX IN LIEU OF STRUCTURED MEDIA ENCLOSURE IN EACH DWELLING UNIT FOR LOW VOLTAGE DISTRIBUTION WITHIN THE UNIT.
2. CONTRACTOR TO BUDGET ALL NEW CONDUIT FOR DATA DROPS, BUT PROVIDE DEDUCT ALTERNATE TO FISH NEW DATA CABLE WITHIN STUD BAYS AND LAND AT NEW OUTLET LOCATIONS.
3. PROVIDE PRICE BREAKOUT FOR REPLACING ALL OUTLETS WITH IN-KIND.
4. BUDGET TO INCLUDE PRICING FOR 50% OF APARTMENT KITCHEN CABINETS GETTING REPLACED. INCLUDE COST TO ADD ELECTRICAL DEVICES (LIKE OUTLETS /SWITCHES) FOR KITCHEN UPDATES.
5. PROVIDE BUDGETARY PRICING TO ADD FOB IN LAUNDRY ROOM.
6. PROVIDE BUDGETARY PRICING TO ADD NEW INTERCOM SYSTEM.
7. BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.

KEYED NOTES:

- ① NEW SUSPENDED ERV.
- ② NEW TOILET EXHAUST FAN. RECONNECT TO EXISTING POWER FEED TO EXISTING RESIDENTIAL EXHAUST FAN.
- ③ EXISTING ELECTRICAL PANELBOARD IN THE APARTMENT UNIT TO REMAIN. PROVIDE THE NEW CIRCUIT BREAKERS AND CIRCUITS AS SHOWN IN THE PANEL SCHEDULE.
- ④ ADD NEW WIRELESS SMOKE DETECTORS IN EACH BEDROOM. REPLACE ALL EXISTING SMOKE DETECTORS OR COMBINATION OF SMOKE AND CARBON MON-OXIDE DETECTORS LOCATED OUTSIDE BEDROOMS, IN THE LIVING ROOM WITH NEW WIRELESS SMOKE OR COMBINATION OF SMOKE & CARBON MON-OXIDE DETECTORS IN THE DWELLING UNIT. ALL SMOKE DETECTORS IN THE DWELLING UNIT SHOULD BE INTERCONNECTED WIRELESS. ALL SMOKE DETECTORS IN THE DWELLING UNIT SHOULD BE INTERCONNECTED WIRELESS. ALL WIRELESS SMOKE/CO DETECTORS SHOULD HAVE MINIMUM 10 YEARS OF BATTERY BACKUP.
- ⑤ ELECTRICAL CONTRACTOR TO FIELD VERIFY THE CONTINUITY AND OPERATION OF EXISTING RECEPTACLES. REPLACE THE COVER-PLATE.
- ⑥ CONTRACTOR TO FIELD VERIFY THE OUTLETS IN LAUNDRY ROOM ARE GFI PROTECTED. IF NOT PROVIDE THE GFI OUTLETS IN LAUNDRY ROOM.
- ⑦ IF ELECTRICAL RANGE WILL BE ADDED IN THE KITCHEN: PROVIDE DEDICATED 208V-1PHASE CIRCUIT WITH 3#8 AWG CU AND 1#10 AWG CU GRD. IN 3/4" CONDUIT FOR ELECTRIC RANGE. PROVIDE 40A CIRCUIT BREAKER IN UNIT LOAD CENTER AND NEMA 14-50R UNIPLEX OUTLET MOUNTED BELOW THE COUNTER. COORDINATE AND VERIFY MANUFACTURER'S REQUIREMENTS AND RECOMMENDATIONS FOR ELECTRICAL OUTLET LOCATION PRIOR TO ROUGH-IN/INSTALLATION.
- ⑧ PROVIDE 120V JUNCTION BOX FOR AUTOMATIC DOOR OPERATOR.
- ⑨ FURNISH & INSTALL SINGLE GANG BOX WITH COVER PLATE FOR FUTURE AUTO OPERATOR IN ACCESSIBLE UNITS ONLY. SEE ARCHITECTURAL UNIT MATRIX FOR UNIT DESIGNATION PRIOR TO ANY ROUGH-IN.
- ⑩ PUSH BUTTON & CHIME IN HVI UNITS ONLY. CHIME WILL SOUND & STROBE WILL FLASH WHEN PUSHBUTTON IS PRESSED AT THE DOOR. PROVIDE JUNCTION BOX & CONDUIT ONLY IN HVC UNITS. SEE ARCHITECTURAL UNIT MATRIX FOR UNIT DESIGNATION PRIOR TO ANY ROUGH-IN.
- ⑪ PROVIDE ELECTRIC ALARM BELL ON BUILDING EXTERIOR NEAR FIRE DEPARTMENT CONNECTION. COMPLY WITH FIRE MARSHAL REQUIREMENTS.
- ⑫ EXISTING ACCESS CONTROL TO BE REPLACED.
- ⑬ EXISTING SECURITY KEYPAD.
- ⑭ HEAD END OF SECURITY CAMERA TO BE REPLACED.
- ⑮ ROUTE THE NEW RISER AT THIS LOCATION FOR LOW VOLTAGE INCOMING SERVICE IN UNITS ON UPPER FLOORS. PROVIDE PROTECTIVE PLATING IN THE STUD CAVITY TO PREVENT ANY DAMAGE FROM NAIL, PUNCH/DRILL IN THE WALL.
- ⑯ NEW DRYWALL RUNNERS TO CONCEAL THE CONDUIT FROM FLOOR TO CEILING.
- ⑰ TRENCH EXISTING DRYWALL CEILING AND INSTALL NEW CONDUIT FOR LOW VOLTAGE TO EACH NEW SME LOCATION IN THE APARTMENT UNIT.

NOTES FOR ACCESSIBLE UNITS:

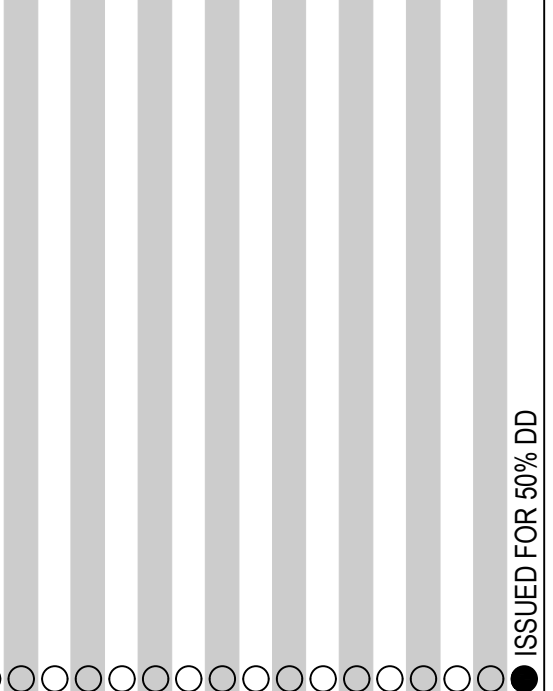
1. REFER TO ARCHITECTURAL PLANS FOR LOCATION OF ACCESSIBLE UNITS. FOR ALL ACCESSIBLE UNITS, ALL OPERABLE PARTS SHALL BE MOUNTED BELOW 48" AFF AND COMPLY WITH ADA REACH RANGES. THIS SHALL APPLY TO ALL SWITCHES, RECEPTACLES, LOW VOLTAGE JACKS, ELECTRICAL PANELS, ETC.
3. FOR ALL ACCESSIBLE UNITS, PROVIDE WALL MOUNTED SWITCHES FOR RANGE HOOD FAN AND LIGHT. REFER TO ARCHITECTURAL PLAN FOR EXACT LOCATION OF SWITCH.
4. AT TYPE 504/A UNITS DEVICES ON A SIDE WALL SHALL BE LOCATED SO THE REACH OVER THE COUNTER, LAVATORY, OR OBSTRUCTION IS LESS THAN 10".
5. IN TYPE A AND TYPE 504/A UNITS ALL COUNTERTOP ELECTRICAL DEVICES SHALL COMPLY WITH ADA REACH RANGE REQUIREMENTS. COORDINATE WITH ARCHITECTURAL DRAWINGS.
6. SEE ARCHITECTURAL SHEETS DISTRIBUTION FOR ADDITIONAL ACCESSIBILITY INFORMATION & REQUIREMENT.
7. AT ALL TYPE 504/A UNITS, PROVIDE 1" EXTENSION BOX FOR ALL KITCHEN COUNTER RECEPTACLES (OUTLETS, SWITCHES).



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02



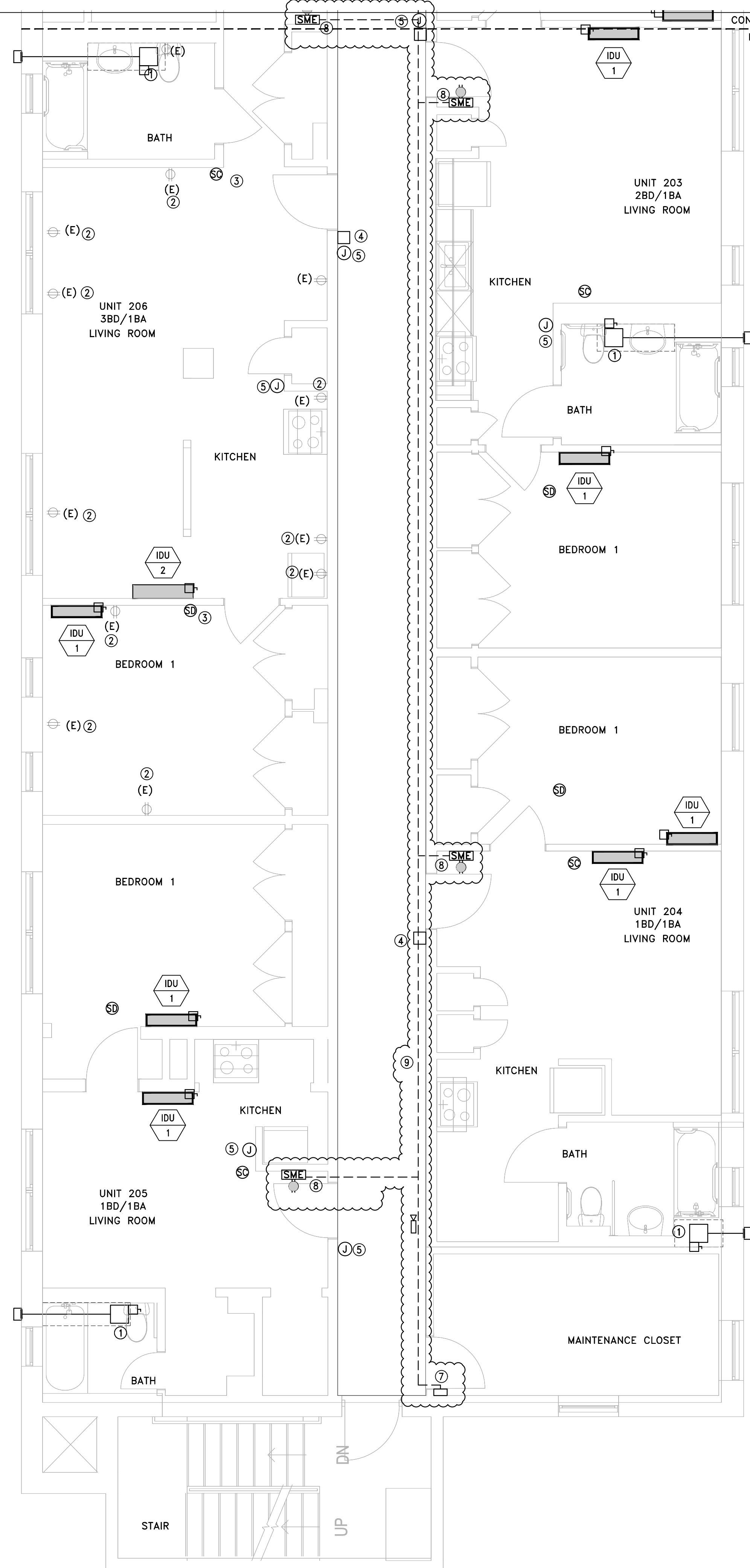
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2218a
POWER 1ST FLOOR PLAN

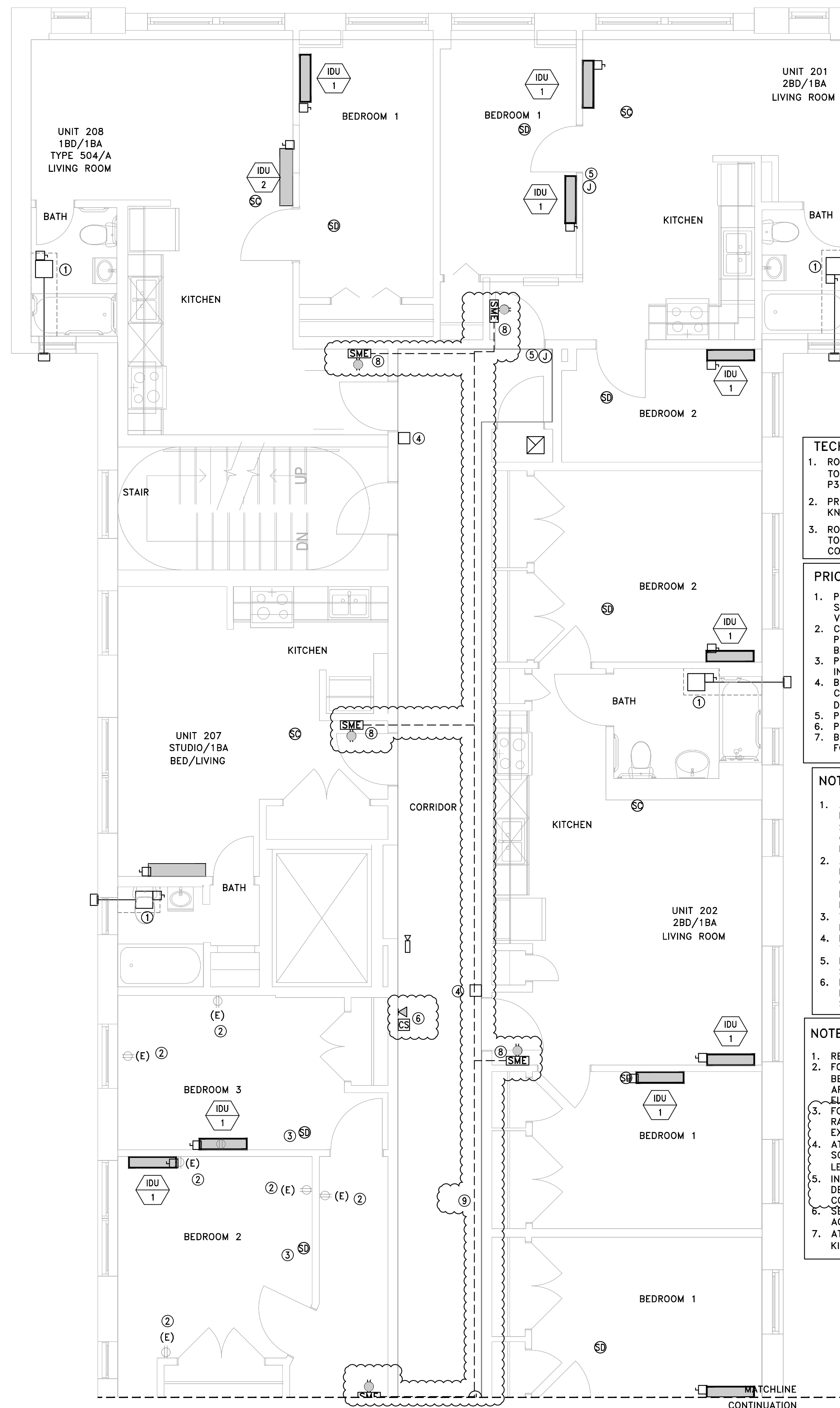
E201

ISSUED FOR 50% DD



POWER PARTIAL TYPICAL 2ND THRU 5TH FLOOR PLAN - SOUTH

2 SCALE - 1/4" = 1'-0"



POWER PARTIAL TYPICAL 2ND THRU 5TH FLOOR PLAN - NORTH

1 SCALE - 1/4" = 1'-0"

- KEYED NOTES:**
- 1 NEW TOILET EXHAUST FAN. RECONNECT TO EXISTING POWER FEED TO EXISTING RESIDENTIAL EXHAUST FAN.
 - 2 ELECTRICAL CONTRACTOR TO FIELD VERIFY THE CONTINUITY AND OPERATION OF EXISTING RECEPTACLES. REPLACE THE COVER-PLATE.
 - 3 ADD NEW WIRELESS SMOKE DETECTORS IN EACH BEDROOM. REPLACE ALL EXISTING SMOKE DETECTORS OR COMBINATION OF SMOKE AND CARBON MON-OXIDE DETECTORS LOCATED OUTSIDE BEDROOMS. IN THE LIVING ROOM WITH NEW WIRELESS SMOKE OR COMBINATION OF SMOKE & CARBON MON-OXIDE DETECTORS IN THE DWELLING UNIT. ALL SMOKE DETECTORS IN THE DWELLING UNIT SHOULD BE INTERCONNECTED WIRELESS. ALL SMOKE DETECTORS SHOULD HAVE MINIMUM 10 YEARS OF BATTERY BACKUP.
 - 4 FURNISH & INSTALL SINGLE GANG BOX WITH COVER PLATE FOR FUTURE AUTO OPERATOR IN ACCESSIBLE UNITS ONLY. SEE ARCHITECTURAL UNIT MATRIX FOR UNIT DESIGNATION PRIOR TO ANY ROUGH-IN.
 - 5 PUSH BUTTON & CHIME IN HVI UNITS ONLY. CHIME WILL SOUND & STROBE WILL FLASH WHEN PUSHBUTTON IS PRESSED AT THE DOOR. PROVIDE JUNCTION BOX & CONDUIT ONLY IN HVC UNITS. SEE ARCHITECTURAL UNIT MATRIX FOR UNIT DESIGNATION PRIOR TO ANY ROUGH-IN.
 - 6 PROVIDE 2-WAY VOICE COMMUNICATION CALL STATION.
 - 7 ROUTE THE NEW RISER IN THIS CLOSET FOR LOW VOLTAGE INCOMING SERVICE IN UNITS ON UPPER FLOORS. PROVIDE PROTECTIVE PLATING IN THE STUD CAVITY TO PREVENT ANY DAMAGE FROM NAIL, PUNCH/DRILL IN THE WALL.
 - 8 NEW DRYWALL RUNNERS TO CONCEAL THE CONDUIT FROM FLOOR TO CEILING.
 - 9 TRENCH EXISTING DRYWALL CEILING AND INSTALL NEW CONDUIT FOR LOW VOLTAGE TO EACH NEW SME LOCATION IN THE APARTMENT UNIT.

- TECHNOLOGY NOTES:**
1. ROUTE AND TERMINATE ALL RESIDENTIAL LOW VOLTAGE CABLING BACK TO SME (STRUCTURED MEDIA ENCLOSURE) SIMILAR TO PRIMEX SOHO PRO P3000 OR EQUAL WITHIN EACH RESIDENTIAL UNIT.
 2. PROVIDE A DUPLEX NEMA 5-20R RECEPTACLE AT THE BOTTOM KNOCKOUT OF SME.
 3. ROUTE BACKBONE CABLING FROM SME WITHIN EACH RESIDENTIAL UNIT TO DATA ROOM IN THE GROUND FLOOR FOR TERMINATION AND UTILITY CONNECTIONS.

- PRICE BREAKOUT NOTES:**
1. PROVIDE BUDGETARY PRICING TO ADD NEW LV BOX IN LIEU OF STRUCTURED MEDIA ENCLOSURE IN EACH DWELLING UNIT FOR LOW VOLTAGE DISTRIBUTION WITHIN THE UNIT.
 2. CONTRACTOR TO BUDGET ALL NEW CONDUIT FOR DATA DROPS. BUT PROVIDE DEDUCT ALTERNATE TO FISH NEW DATA CABLE WITHIN STUD BAYS AND LAND AT NEW OUTLET LOCATIONS.
 3. PROVIDE PRICE BREAKOUT FOR REPLACING ALL OUTLETS WITH IN-KIND.
 4. BUDGET TO INCLUDE PRICING FOR 50% OF APARTMENT KITCHEN CABINETS GETTING REPLACED. INCLUDE COST TO ADD ELECTRICAL DEVICES (LIKE OUTLETS /SWITCHES) FOR KITCHEN UPDATES.
 5. PROVIDE BUDGETARY PRICING TO ADD NEW LAUNDRY ROOM.
 6. PROVIDE BUDGETARY PRICING TO ADD NEW INTERCOM SYSTEM.
 7. BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.

- NOTES FOR HVI UNITS:**
1. AT THE HVI UNITS (HEARING AND VISUALLY IMPAIRED UNITS) PROVIDE INTERCONNECTED HARDWIRED CONDUIT AND SPEAKER/VISUAL STROBE ALARMS. PROVIDE STROBES WITH COVERAGE FOR ALL LIVING, SLEEPING, KITCHEN, AND TOILET ROOMS.
 2. AT THE HVI UNITS (HEARING AND VISUALLY IMPAIRED UNITS) PROVIDE A HARD-WIRED ELECTRIC DOORBELL ON THE PUBLIC SIDE OF THE PRIMARY ENTRANCE. ACTIVATION ON THE BUTTON SHALL INITIATE A VISUAL AND AUDIBLE STROBE/TONE WITHIN THE UNIT AT INITIAL CONSTRUCTION.
 3. THE ADDITION OF STROBES FOR VISUAL/AUDIBLE UNITS SHALL NOT REPLACE THE REQUIREMENT FOR AUDIBLE DEVICES.
 4. LOCATION OF HVI DEVICES SHOWN MAY NOT APPLY TO ALL UNITS. VERIFY WITH ARCHITECTURAL UNIT MATRIX.
 5. IN HVI/HVC UNITS PROVIDE A CONDUIT BETWEEN UNIT FIRE ALARM SYSTEM DEVICE AND UNIT SMOKE DETECTOR.
 6. HVI UNITS SHALL HAVE THE NOTIFICATION APPLIANCES ACTIVATED BY THE UNIT LEVEL SMOKE ALARM DEVICE AND FIRE ALARM SYSTEM

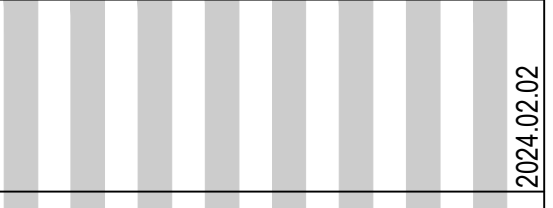
- NOTES FOR ACCESSIBLE UNITS:**
1. REFER TO ARCHITECTURAL PLANS FOR LOCATION OF ACCESSIBLE UNITS.
 2. FOR ALL ACCESSIBLE UNITS, ALL OPERABLE PARTS SHALL BE MOUNTED BELOW 48" AFF AND COMPLY WITH ADA REACH RANGES. THIS SHALL APPLY TO ALL SWITCHES, RECEPTACLES, LOW VOLTAGE JACKS, ELECTRICAL PANELS, ETC.
 3. FOR ALL ACCESSIBLE UNITS, PROVIDE WALL MOUNTED SWITCHES FOR RANGE HOOD FAN AND LIGHT. REFER TO ARCHITECTURAL PLAN FOR EXACT LOCATION OF SWITCH.
 4. AT TYPE 504/A UNITS DEVICES ON A SIDE WALL SHALL BE LOCATED SO THE REACH OVER THE COUNTER, LAVATORY, OR OBSTRUCTION IS LESS THAN 10".
 5. IN TYPE A AND TYPE 504/A UNITS ALL COUNTERTOP ELECTRICAL DEVICES SHALL COMPLY WITH ADA REACH RANGE REQUIREMENTS. COORDINATE WITH ARCHITECTURAL DRAWINGS.
 6. SEE ARCHITECTURAL SHEETS DISTRIBUTION FOR ADDITIONAL ACCESSIBILITY INFORMATION & REQUIREMENT.
 7. AT ALL TYPE 504/A UNITS, PROVIDE 1" EXTENSION BOX FOR ALL KITCHEN COUNTER RECEPTACLES (OUTLETS, SWITCHES).

- EXISTING DEVICES NOTES:**
1. CONTRACTOR SHALL INSPECT ALL EXISTING CONDITIONS AND DETERMINE WHAT CAN BE RE-USED. CONTRACTOR TO FIELD VERIFY IF EXISTING CONDUIT, WIRE SIZES MATCH CURRENT PLAN. PROVIDE EXTENSIONS AND MODIFICATIONS AS REQUIRED PER DESIGN INTENT.



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.



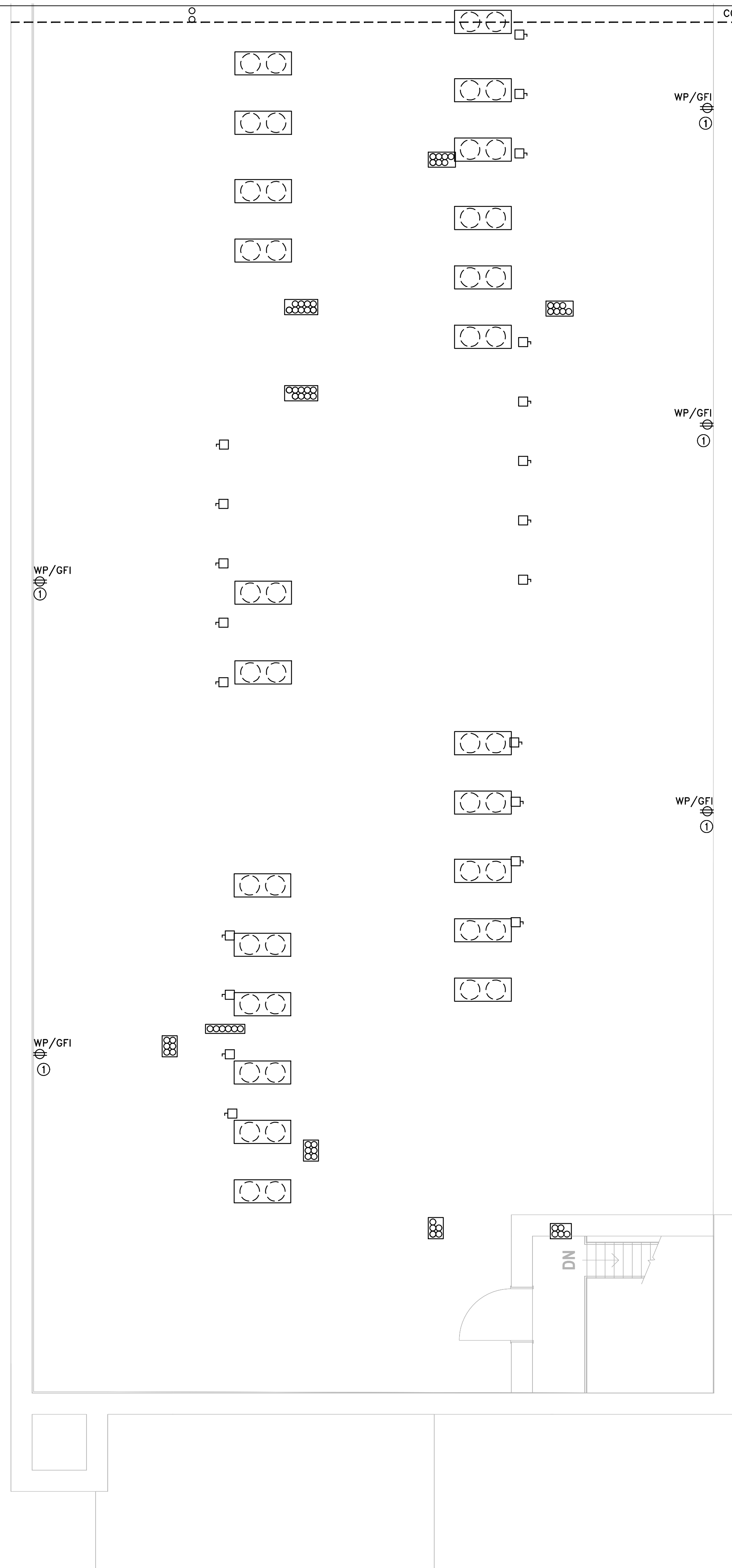
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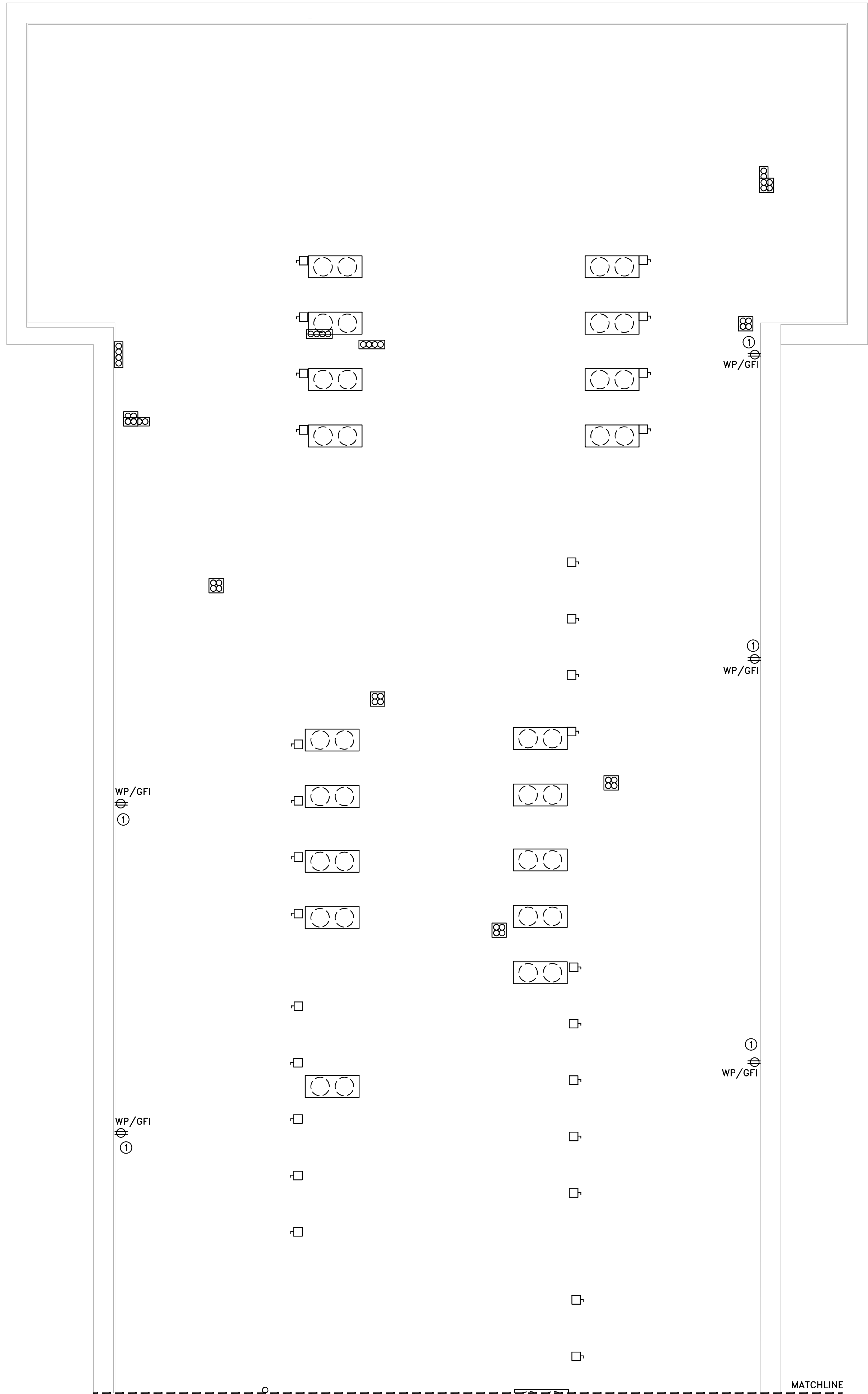
2218a
POWER
TYPICAL 2ND THRU 5TH
FLOOR PLAN

E202



POWER PARTIAL
ROOF PLAN - SOUTH
② SCALE - 1/4" = 1'-0"

CONTINUATION
MATCHLINE



POWER PARTIAL
ROOF PLAN - NORTH
① SCALE - 1/4" = 1'-0"

GENERAL SHEET NOTES:

- REFER TO MECHANICAL SCHEDULES, PLUMBING SCHEDULES, FOR ADDITIONAL INFORMATION REGARDING POWER REQUIREMENTS. SOME EQUIPMENT MAY HAVE FACTORY PROVIDED DISCONNECTS. CONFIRM WITH APPROPRIATE EQUIPMENT SCHEDULE NOTES. ALL DISCONNECTS, WIRING, AND TERMINATIONS TO BE INSTALLED BY THE EC.

KEYED NOTES:

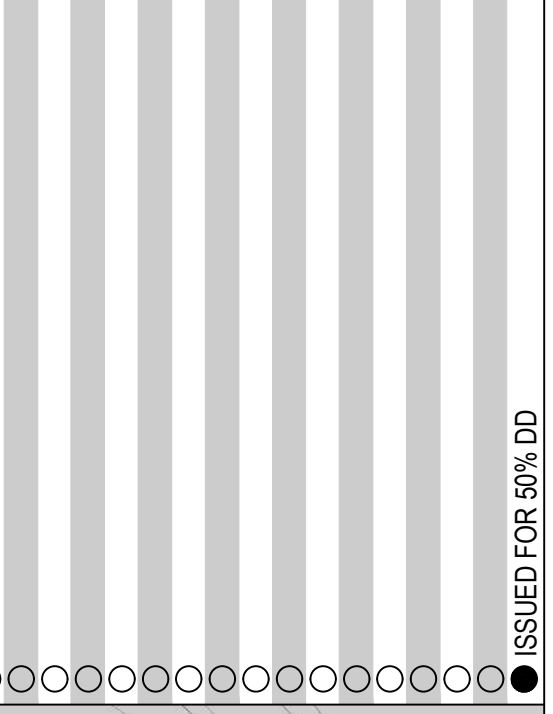
- GFI/WP OUTLET FOR SERVICING OF HEATING, AIR CONDITIONING AND REFRIGERATION EQUIPMENT. CONTRACTOR TO FIELD VERIFY THE EXISTING OUTLETS ON THE ROOF. THE RECEPTACLE MUST BE LOCATED WITHIN 25 FEET OF AND ON THE SAME LEVEL AS THE HEATING, AIR CONDITIONING AND REFRIGERATION EQUIPMENT. CONTRACTOR TO FIELD VERIFY THE OPERATION AND CONTINUITY OF EXISTING OUTLET AND PROVIDE THE NEW GFI/WP OUTLET ONLY IF EXISTING OUTLET IS NOT UP TO THE CODE REQUIREMENTS.



IN PROGRESS

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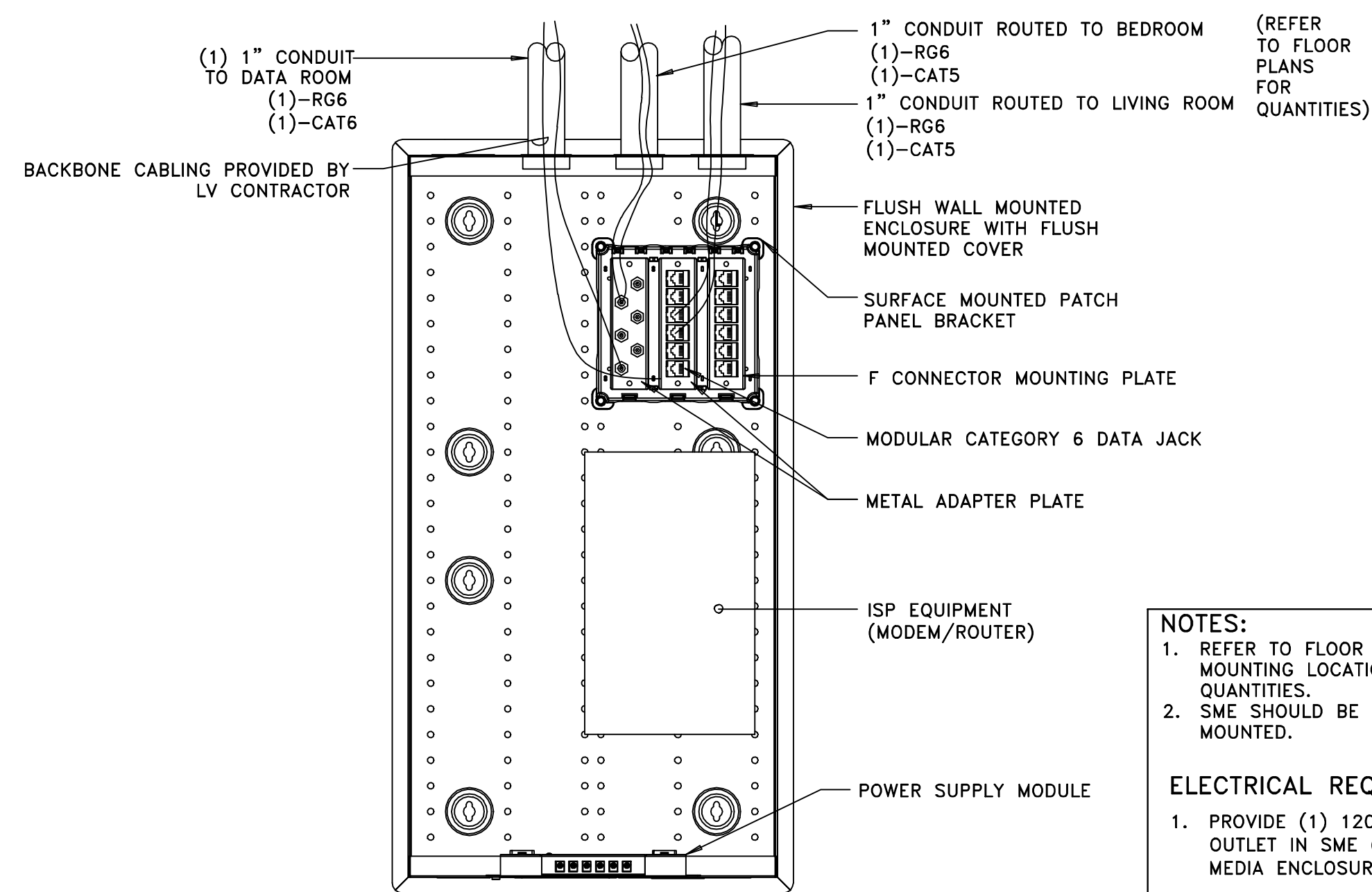
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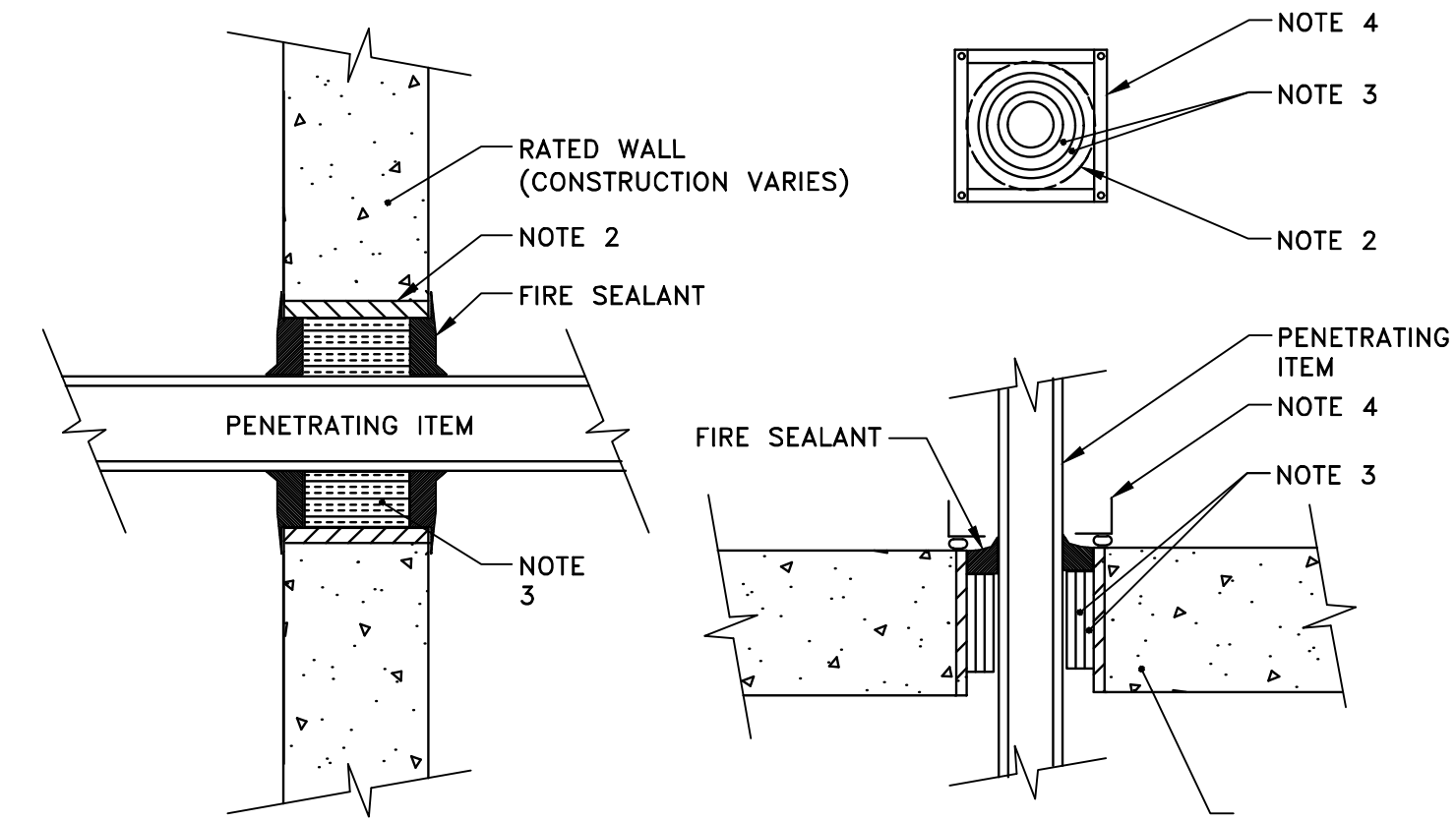
**POWER
ROOF PLAN**

E203

ISSUED FOR 50% DD



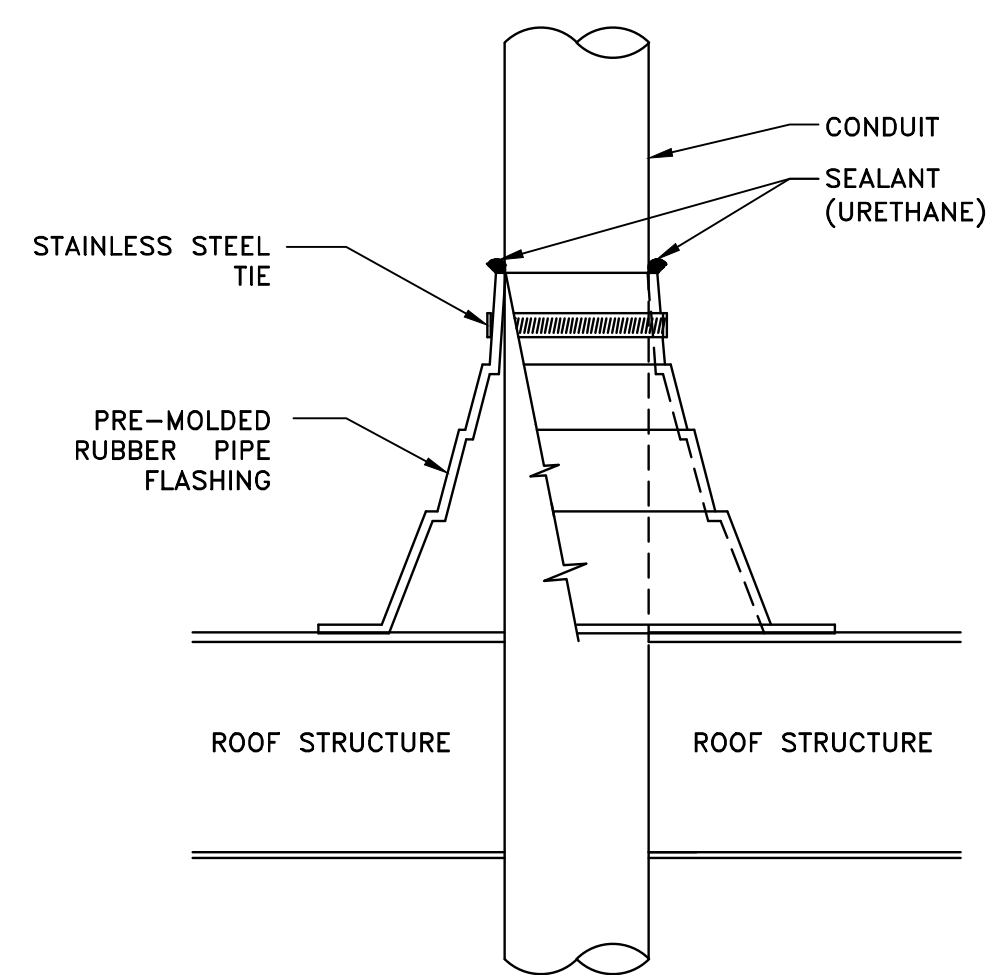
4 STRUCTURED MEDIA ENCLOSURE DETAIL (SME)
No Scale



NOTES:

- THIS GENERAL DETAIL APPLIES TO ALL ITEMS PENETRATING FIRE RATED WALLS OR FLOORS. THE INTENT IS TO MAINTAIN THE FIRE RATING AND TO ALLOW LONGITUDINAL MOVEMENT. REFER TO SPECIFICATIONS FOR SELECTION OF THROUGH PENETRATION FIRE STOPPING.
- SCHEDULE 5 PIPE SLEEVE EMBEDDED IN WALL OR FLOOR, OR SMOOTH CORE DRILL. EACH CONTRACTOR FURNISHES SLEEVE, COORDINATES SLEEVE LOCATIONS AND DEBURS SLEEVE.
- INSTALL BACKING MATERIAL, SUCH AS MINERAL WOOL SAFING, AS REQUIRED FOR FIRE STOP SYSTEM. INSTALL IN ACCORDANCE WITH FIRE STOP SYSTEM APPLICATION LISTING. SECURE TO WALL OR FLOOR TO ALLOW LONGITUDINAL MOVEMENT OF PENETRATING ITEM WITHOUT MOVEMENT OF FIRE BARRIER.
- WATER-TIGHT WELDED 1"x1" 20 GAUGE MINIMUM GALVANIZED SHEET METAL ANGLE FRAME, BY CONTRACTOR IN EQUIPMENT ROOMS FOR WATER STOP. PLACE A BEAD OF WATERPROOF SEALANT BETWEEN FLOOR AND BOTTOM OF ANGLE FRAME. SECURE TO FLOOR WITH MASONRY ANCHORS IN CORNERS AND ON 12" MAXIMUM CENTERS. MULTIPLE PENETRATING ITEMS MAY BE ENCLOSED IN ONE FRAME.

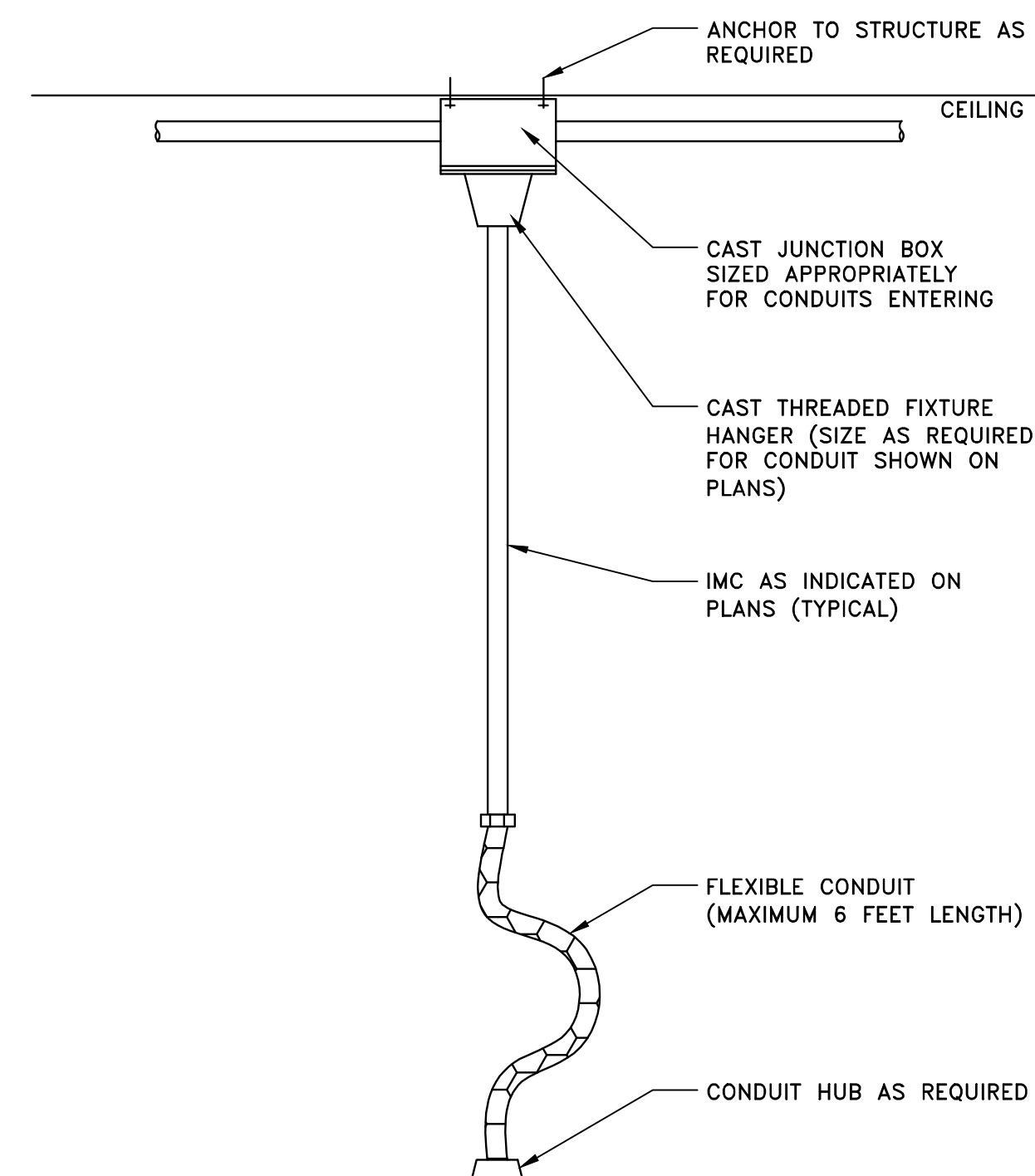
3 Rated Fire Barrier Penetration
No Scale



NOTES:

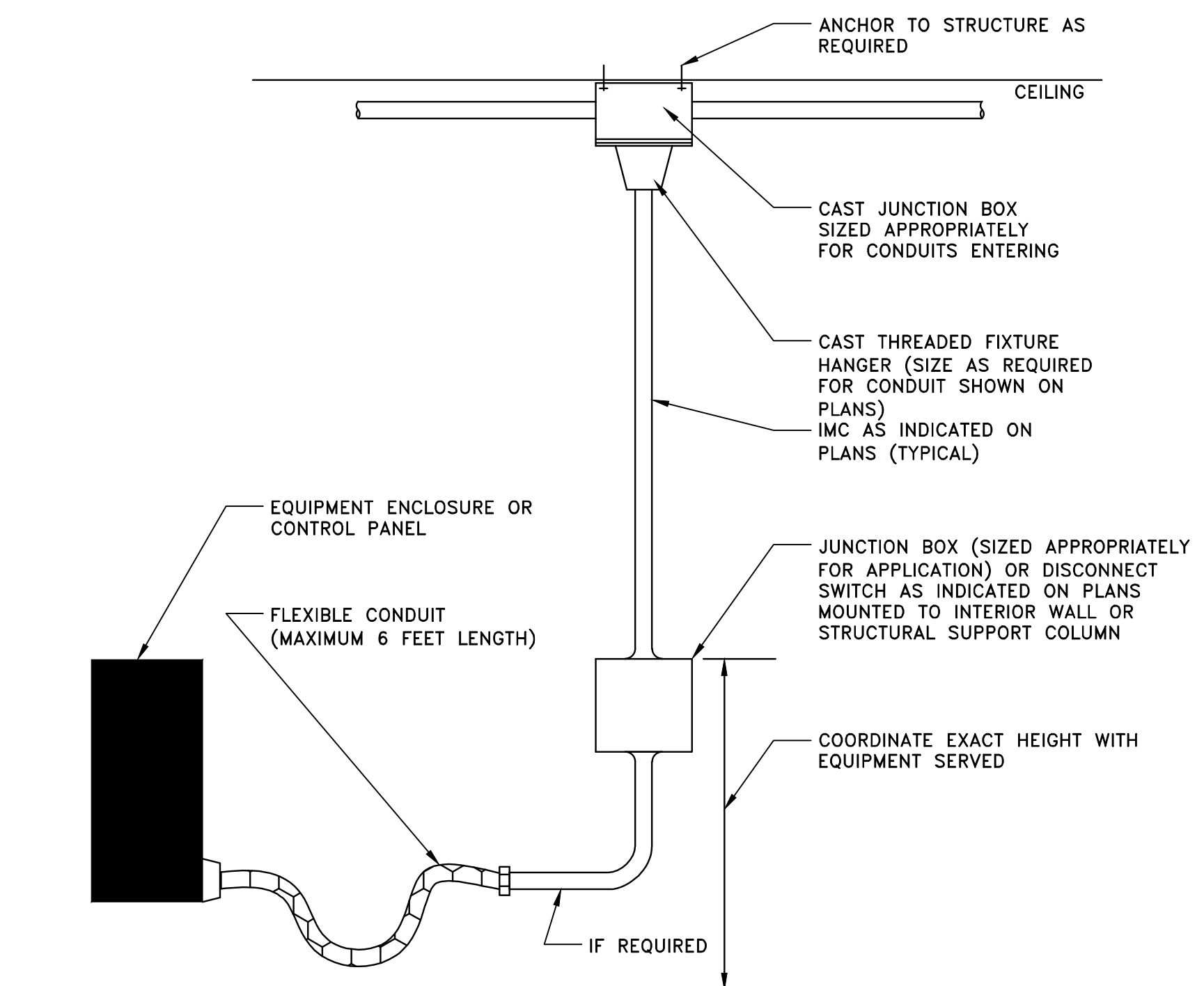
- CONDUIT SHALL BE SUPPORTED WITHIN 24 INCHES ABOVE AND BELOW ROOF.
- VERIFY FINAL REQUIREMENTS WITH ROOFING INSTALLER PRIOR TO INSTALLATION.

2 Conduit Roof Penetration Detail
No Scale



(Type 1)

1 Equipment Service Detail (Type 1)
No Scale



(Type 2)

NOTES:

- STRUCTURAL SUPPORTS NOT SHOWN FOR CLARITY.
- ALL HORIZONTAL CONDUITS SHALL BE ADEQUATELY SUPPORTED FROM STRUCTURE A MINIMUM OF ONE (1) SUPPORT FOR EACH 10 FEET OF CONDUIT AND A MINIMUM OF FIVE (5) FEET FROM ANY CHANGE IN DIRECTION OR JUNCTION BOX.
- ALL WALL OR CEILING MOUNTED CONDUITS, JUNCTION BOXES OR DISCONNECT SWITCHES SHALL BE MOUNTED ON STAINLESS STEEL C-CHANNEL PROVIDING A MINIMUM OFFSET OF 1-INCH FROM WALL OR CEILING.



IN PROGRESS

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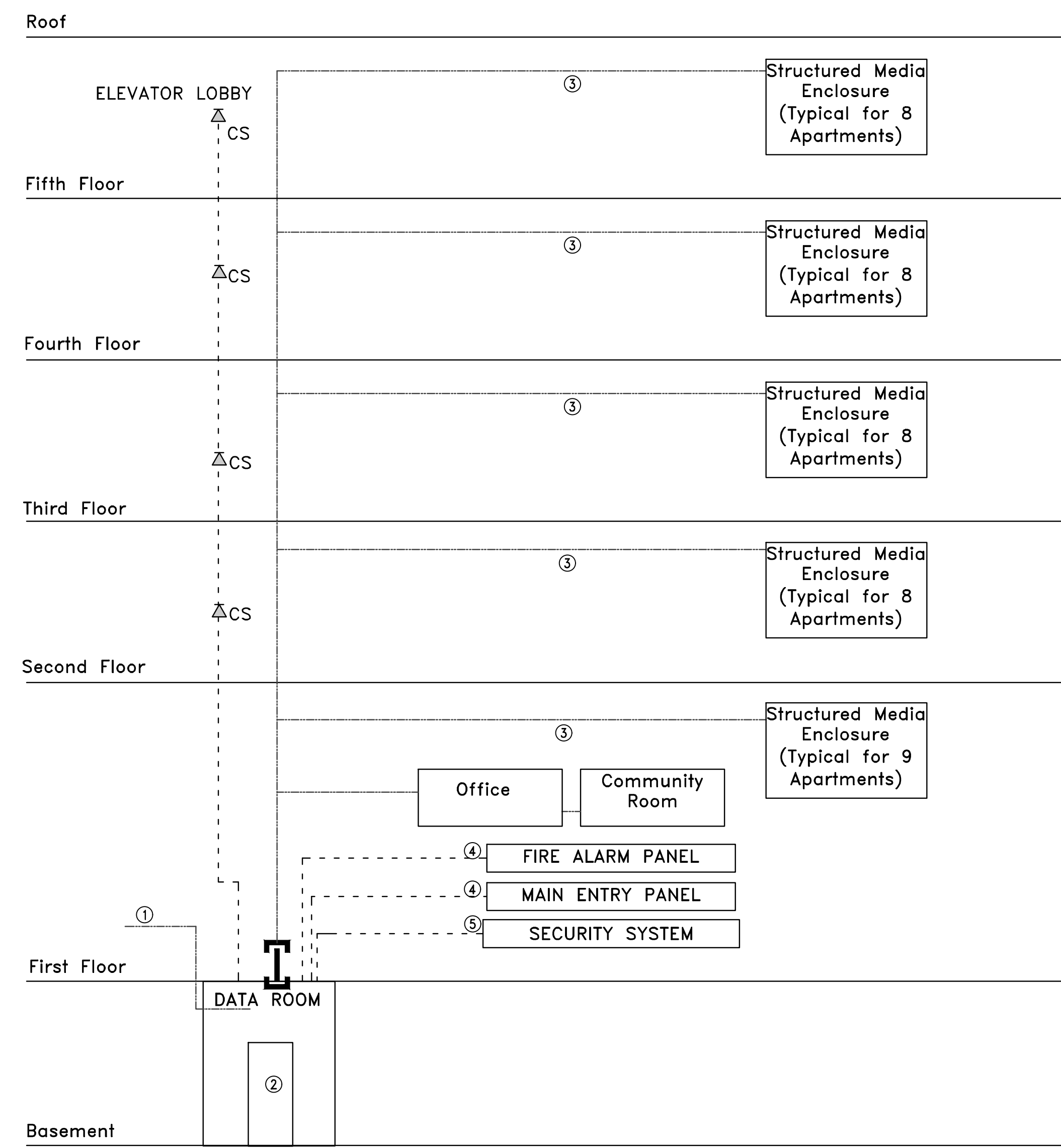
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2218a

ELECTRICAL
DETAILS

E400

INTERNET, TELEVISION SERVICE AND BACKBONE CABLING WILL BE PROVIDED BY NETWORK SERVICE PROVIDER FROM SERVICE POLE AT BUILDING EXTERIOR TO BUILDING MDF DATA ROOM ON GROUND FLOOR AND UP ON UPPER FLOORS.



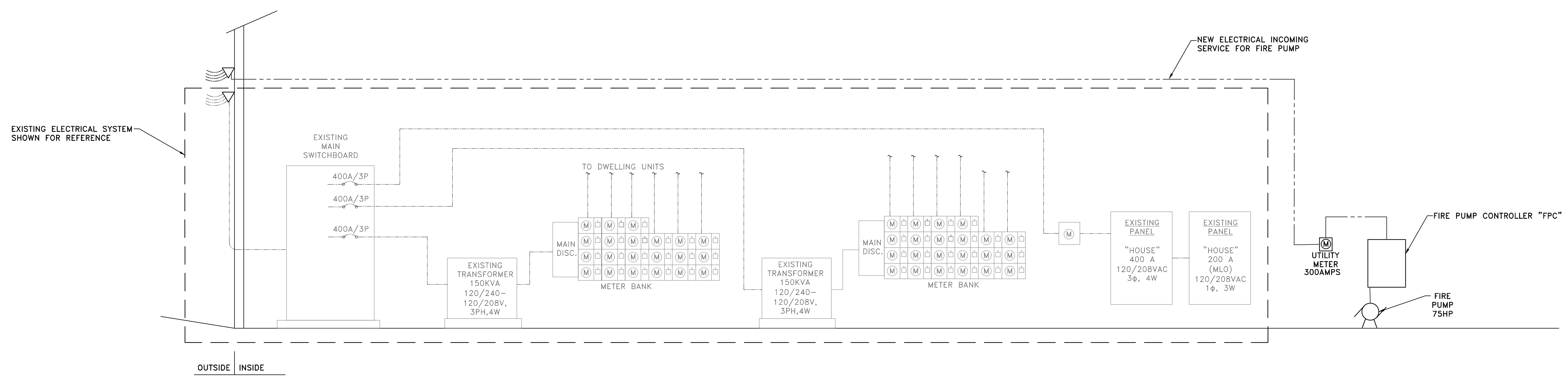
GENERAL NOTES:

1. THIS RISER IS DIAGRAMMATIC AND MAY NOT SHOW ACTUAL ROUTING OR QUANTITIES OF MATERIALS SHOWN. COORDINATE WITH LOW VOLTAGE CONTRACTOR FOR CONDUIT ROUTING FOR EXACT SIZE AND QUANTITY PRIOR TO ANY ROUGH-IN.

KEYED NOTES:

- ① OVERHEAD LOW VOLTAGE INCOMING SERVICE FROM POLE AT BUILDING EXTERIOR.
- ② MAIN EQUIPMENT RACK IN THE DATA ROOM.
- ③ 1" CONDUIT FROM DATA ROOM IN THE GROUND FLOOR TO STRUCTURED MEDIA ENCLOSURE (SME) IN APARTMENT UNIT. COORDINATE IN FIELD FOR CONDUIT ROUTING WITH OTHER TRADES PRIOR TO ANY ROUGH-IN. INCLUDE (1) COAX AND (1) CAT6 ETHERNET CABLE WITH TERMINATIONS AS REQUIRED.
- ④ INTERCOM SYSTEM:
IF THE EXISTING SYSTEM TO REMAIN; RECONNECT THE EXISTING EQUIPMENT TO NEW LOW VOLTAGE SERVICE AS REQUIRED.
IF THE NEW INTERCOM SYSTEM TO INSTALL; PROVIDE A NEW CONNECTION FROM NEW DATA ROOM IN THE GROUND FLOOR TO THE NEW INTERCOM DEVICE PANEL/S.
- ⑤ CAMERA/SECURITY SYSTEM:
IF THE EXISTING SYSTEM TO REMAIN; RECONNECT THE EXISTING MAIN DEVICE (OR OTHER DEVICES AS REQUIRED) OF CAMERA SYSTEM TO NEW LOW VOLTAGE SERVICE.
IF THE NEW SECURITY SYSTEM TO INSTALL; PROVIDE A NEW CONNECTION FROM NEW DATA ROOM IN THE GROUND FLOOR TO THE NEW CAMERA SYSTEM DEVICE/S.

② LOW VOLTAGE RISER DIAGRAM
NO SCALE



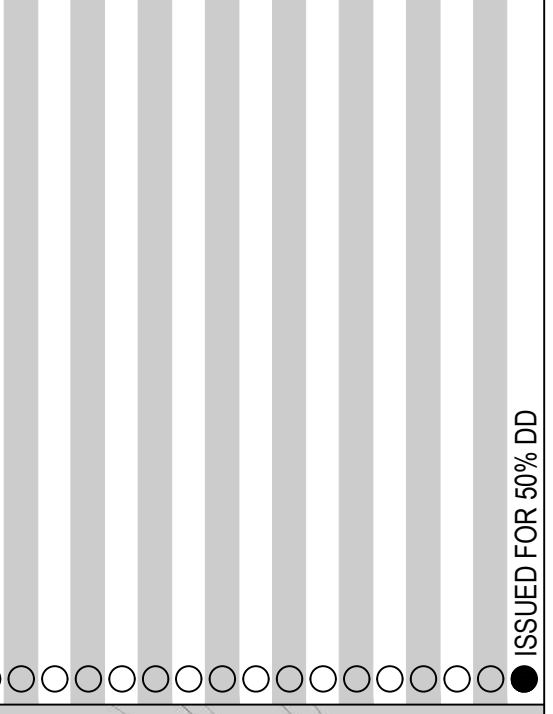
① ELECTRICAL RISER DIAGRAM
No Scale



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

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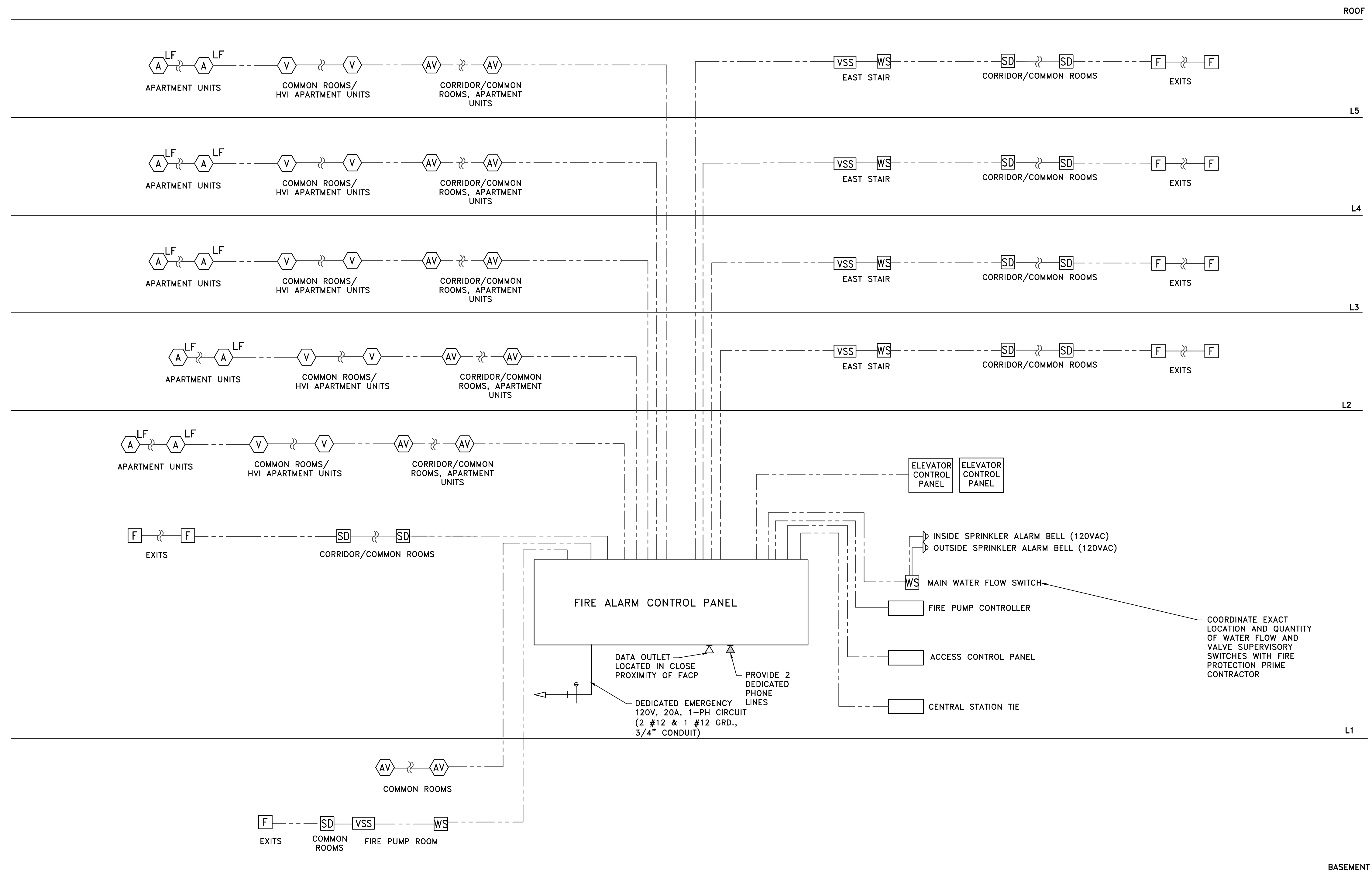
2218a
ELECTRICAL RISERS

E500

ISSUED FOR 50% DD

FIRE ALARM SYSTEM NOTE:

1. FIRE ALARM SYSTEM IS A DELEGATED DESIGN AND SHALL BE ENGINEERED BY A PROFESSIONAL LICENSED FIRE ALARM SYSTEM SPECIALIST. CONTRACTOR SHALL SUBMIT WIRING DIAGRAMS, SPECIFICATIONS AND PRODUCT LITERATURE CUT SHEETS, BATTERY CALCULATIONS TO CHICAGO FIRE BUREAU FOR REVIEW AND APPROVAL PRIOR TO BEGINNING CONSTRUCTION WORK.



1 FIRE ALARM RISER DIAGRAM
NO SCALE

FIRE ALARM SYSTEM GENERAL NOTES:

1. FIRE ALARM SYSTEM INSTALLATION SHALL BE IN STRICT CONFORMANCE WITH THE CITY OF CHICAGO BUILDING CODE AND NFPA 72.
2. ALL FIRE ALARM SYSTEMS (INITIATING, DETECTION, NOTIFICATION, RELAY MODULES, ETC.) SHALL BE CLASS "A" WIRING.
3. ALL DEVICES AND EQUIPMENT SHOWN ON PLAN ARE FOR GENERAL LOCATION ONLY AND DO NOT NECESSARILY DEPICT ACTUAL LOCATION. FINAL LOCATION AND PLACEMENT OF DEVICES AND EQUIPMENT SHALL BE FULLY COORDINATED WITH ARCHITECT AND ALL TRADES AND LOCAL FIRE MARSHALL. REFER TO ARCH. DWGS FOR AESTHETIC INTENT.
4. ALL SIGNALING LINE CIRCUITS (SLC's) SHALL BE CLASS "A" WIRING METHOD. THESE CIRCUITS SHALL BE 2/C #16 AWG IN 3/4" CONDUIT UNLESS OTHERWISE NOTED.
5. ALL NOTIFICATION DEVICE/APPLIANCE CIRCUITS (NAC's) SHALL BE CLASS "A" WIRING METHOD. CONNECT THESE DEVICES WITH 2/C #16 AWG IN 3/4" CONDUIT UNLESS OTHERWISE NOTED.
6. ALL INITIATING DEVICE CIRCUITS (IDC's) SHALL BE CLASS "A" WIRING METHOD. CONNECT THESE DEVICES WITH 2/C #16 AWG IN 3/4" CONDUIT UNLESS OTHERWISE NOTED.
7. INSTALLATION MATERIALS (I.E. CONDUIT, WIRE, FITTINGS, HANGERS, AND STANDARD BOXES) SHALL BE PROVIDED BY ELECTRICAL CONTRACTOR.
8. ALL FIRE ALARM WIRING MUST BE INSTALLED SEPARATE FROM ANY 120VAC OR HIGHER WIRING.
9. T-TAPPING IS NOT PERMITTED ON NOTIFICATION APPLIANCES CIRCUITS (NAC'S).
10. ALL FIRE ALARM SYSTEM WIRING SHALL BE IN CONDUIT.
11. ALL CONDUCTORS TO BE FREE OF GROUNDS, OPENS, AND SHORTS.
12. ALL HORN/STROBE AND STROBE DEVICES SHALL BE MOUNTED AT A HEIGHT OF 80" A.F.F. OR 6" BELOW DROPPED CEILING, WHICHEVER IS LESS IN ACCORDANCE WITH ADA (AMERICANS WITH DISABILITIES ACT). REFER TO DWGS FOR LOCATIONS.
13. ALL MANUAL PULL STATIONS SHALL BE MOUNTED 48" A.F.F. TO TOP OF REFER TO ARCH. DWGS FOR LOCATIONS.
14. FIRE ALARM CONTROL PANEL SHALL BE MOUNTED 6' TO THE TOP OF PANEL A.F.F. REFER TO ARCH. DWGS FOR LOCATIONS.
15. ALL FIRE ALARM SYSTEM CONDUITS SHALL BE FACTORY PAINTED RED AND SHALL BE NOT LESS THAN 3/4" EMT UNLESS OTHERWISE NOTED.
16. FIRE ALARM CONTROL PANEL SHALL BE CAPABLE OF MONITORING ALL DETECTION, INITIATION, NOTIFICATION AND CARBON MONOXIDE DEVICES.
17. MOUNT ALL HVAC DUCT MOUNTED SMOKE DETECTORS WITHIN THE MAIN HEADER DUCT INSIDE THE BUILDING. DUCT DETECTORS MOUNTED ON THE EXTERIOR SIDE OF THE BUILDING SHALL NOT BE ACCEPTABLE.
18. DUCT SMOKE DETECTORS SHALL BE INSTALLED ACCORDING TO MANUFACTURERS SPECIFICATIONS.
19. THE ELECTRICAL CONTRACTOR SHALL PROVIDE AND INSTALL RELAYS, WIRING AND ANY OTHER NECESSARY EQUIPMENT REQUIRED TO EFFECT A REMOTE SHUTDOWN OF ALL HVAC MECHANICAL EQUIPMENT INCLUDING BUT NOT LIMITED TO, CONDENSING UNITS, EXHAUST FANS, PUMPS AND UNIT VENTILATORS. THIS REMOTE SHUTDOWN SHALL BE TRIGGERED BY A CONTROL SIGNAL FROM THE FIRE ALARM SYSTEM.
20. PROVIDE REMOTE INDICATORS WITH LED LIGHT AND TEST SWITCH FOR ALL DUCT SMOKE DETECTORS AND SPACE SMOKE DETECTORS LOCATED IN LOCATIONS NOT READILY ACCESSIBLE.
21. ALL SECURED DOORS USED AS EGRESS INCLUDING SECURE DOORS AT STAIRWELLS EQUIPPED WITH ELECTRIC DOOR STRIKES SHALL UNLOCK UPON ACTIVATION OF FIRE ALARM SYSTEM WHERE APPLICABLE. PROVIDE SIGNAL WIRING IN CONDUIT AND ASSOCIATED HARDWARE, SOFTWARE, MODULES AND PROGRAMMING AS REQUIRED.
22. MAIN WATER FLOW SWITCH SHALL ACTIVATE ALARM BELLS.
23. PROVIDE A RED MARKED DEDICATED BRANCH CIRCUIT BREAKER WITH LOCK-ON DEVICE AND IDENTIFY AS "FIRE ALARM CIRCUIT" TO FEED FIRE ALARM PANELS AND ASSOCIATED EQUIPMENT.
24. PROVIDE THE FIRE ALARM BOOSTER POWER SUPPLY WITH CONTROL MODULE FOR FIRE ALARM SYSTEM AS REQUIRED.
25. PROVIDE FIRE ALARM MAPS COMPLETE WITH DEVICE ADDRESS TO EACH FIRE ALARM CONTROL PANEL AND FIRE ALARM ANNUNCIATOR PANEL LOCATION.



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

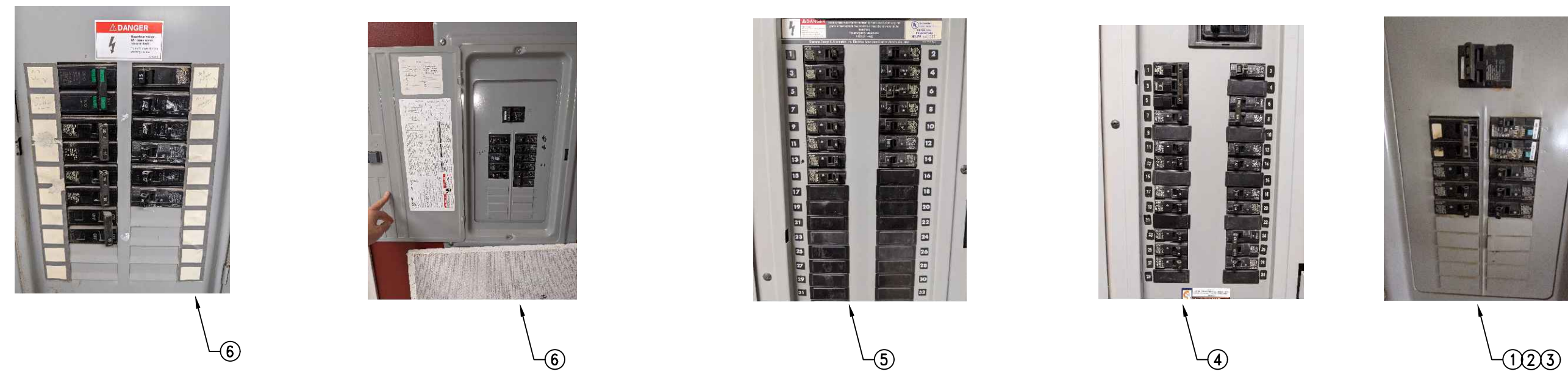
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Chicago, IL 60612
p 312-968-9100
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927 W. Wilson
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2218a
ELECTRICAL RISERS

E501



- KEYED NOTES:**
- 1 APARTMENT PANEL WITH EXISTING 100 AMPS MAIN CIRCUIT BREAKER.
 - 2 TWO (2) NOS. EXISTING AFCI PROTECTED CIRCUIT BREAKERS IN EXISTING APARTMENT PANEL.
 - 3 SEPARATE CIRCUIT FOR BATHROOM IS PROVIDED IN APARTMENT PANEL.
 - 4 MDP, HOUSE PANEL LOCATED IN MAIN ELECTRICAL ROOM.
 - 5 SUB PANEL-1, LOCATED IN MAIN ELECTRICAL ROOM.
 - 6 SUB PANEL LOCATED IN THE OFFICE.

PANEL: OFFICE PANEL										
NEW OR EXISTING: EXISTING		VOLTAGE/PHASE: 120/208, 1Ø, 3		NEUTRAL BUS: 100%						
LOCATION: ELECTRIC RM		BUS AMPS:		GROUND BUS: YES- BOLTED						
MOUNTING: SURFACE		MAIN BREAKER:		ISO. GRND. BUS: NONE						
ENCLOSURE: NEMA 1		FED FROM:		FULLY RATED AIC: 10,000						
ENTRANCE: TOP		SUB-FEED TO:		TVSS: NONE						
LOAD DESCRIPTION	LOAD TYPE	NOTE	CKT	BKR/ POLE	A B	BKR/ POLE	CKT	NOTE	LOAD TYPE	LOAD DESCRIPTION
MECH ROOM			1	15/1	A	15/1	2			NIGHT LIGHT
ROOM OUTLETS			3	15/1	B	15/1	4			ROOM LIGHTING
FURNACE			5	20/1	A	15/1	6			BATH OUTLETS
			7	15/1	B	15/1	8			BATH LIGHTING
EXIT SIGNS			9	15/1	A	30/2	10			
			11		B		12			
			13		A		14			
			15		B		16			
			17		A		18			
			19		B		20			
			21		A		22			
			23		B	30/2	24			ODU-C2

BREAKER NOTES

- 1) Thermal Magnetic
- 2) Shunt trip
- 3) Lock-out device
- 4) GFEP
- 5) GFIC
- 6) AFCI
- 7) Aux Switches
- 8) HACR
- 9) Existing Breaker

Type Description

Lighting (L) = L
 Receptacles (R) = R
 Motors (M) = M
 Electric Heating (H) = H
 Equipment (E) = E
 Panels (P) = P
 Spare (S) = S
 Space (X) = X

Type Code

L
R
M
H
E
P
S
X

PANEL: APARTMENT (TYPICAL)										
NEW OR EXISTING: EXISTING		VOLTAGE/PHASE: 120/208, 1Ø, 3		NEUTRAL BUS: 100%						
LOCATION: DWELLING L		BUS AMPS:		GROUND BUS: YES- BOLTED						
MOUNTING: RECESSED		MAIN BREAKER:		ISO. GRND. BUS: NONE						
ENCLOSURE: NEMA 1		FED FROM:		FULLY RATED AIC: 10,000						
ENTRANCE: TOP		SUB-FEED TO:		TVSS: NONE						
LOAD DESCRIPTION	LOAD TYPE	NOTE	CKT	BKR/ POLE	A B	BKR/ POLE	CKT	NOTE	LOAD TYPE	LOAD DESCRIPTION
STOVE	R		1	40/2	A	15/1	2	6		BEDROOM
	L		3		B	15/1	4	6		BEDROOM
LIVING RM OUTLET	E		5	20/1	A	20/1	6			REFRIGERATOR
A/C OUTLET	R		7	20/1	B	15/1	8			KITCHEN OUTLETS
BATH GF1	R		9	15/1	A	20/1	10			LIGHTS
ODU-1	E		11	30/2	B	20/1	12			SME OUTLET
	E		13		A		14			
IDU-1	E		15	15/1	B		16			
	E		17		A		18			
	E		19		B		20			

BREAKER NOTES

- 1) Thermal Magnetic
- 2) Shunt trip
- 3) Lock-out device
- 4) GFEP
- 5) GFIC
- 6) AFCI
- 7) Aux Switches
- 8) HACR
- 9) Existing Breaker

Type Description

Lighting (L) = L
 Receptacles (R) = R
 Motors (M) = M
 Electric Heating (H) = H
 Equipment (E) = E
 Panels (P) = P
 Spare (S) = S
 Space (X) = X

Type Code

L
R
M
H
E
P
S
X

- NOTES:**
1. PROVIDE CLEAR AND COMPLETE CIRCUIT DIRECTORY WITH SUFFICIENT DETAIL FOR CIRCUIT IDENTIFICATION FOR ALL PANELS. SOURCE OF SUPPLY WILL BE PERMANENTLY MARKED FOR ALL SWITCHBOARDS, SWITCHGEAR, AND PANELBOARDS TO INDICATE EACH DEVICE OR EQUIPMENT WHERE THE POWER ORIGINATES.
 2. FOR NEW CIRCUIT BREAKERS MATCH THE EXISTING KAIC RATING.

PANEL: OFFICE 2 PANEL										
NEW OR EXISTING: EXISTING		VOLTAGE/PHASE: 120/208, 1Ø, 3		NEUTRAL BUS: 100%						
LOCATION: ELECTRIC RM		BUS AMPS:		GROUND BUS: YES- BOLTED						
MOUNTING: SURFACE		MAIN BREAKER:		ISO. GRND. BUS: NONE						
ENCLOSURE: NEMA 1		FED FROM:		FULLY RATED AIC: 10,000						
ENTRANCE: TOP		SUB-FEED TO:		TVSS: NONE						
LOAD DESCRIPTION	LOAD TYPE	NOTE	CKT	BKR/ POLE	A B	BKR/ POLE	CKT	NOTE	LOAD TYPE	LOAD DESCRIPTION
FURNACE			1	15/1	A	15/1	2			OFFICE LIGHTING
CAMERA ROOM			3	20/1	B	20/1	4			OFFICE OUTLETS
			5	30/2	A	15/1	6			EXIT SIGNS
			7		B	15/1	8			NIGHT LIGHT
			9		A		10			
			11		B		12			
			13		A		14			
			15		B		16			
			17		A		18			
			19		B		20			
			21		A		22			
			23		B	30/2	24			ODU-C2

BREAKER NOTES

- 1) Thermal Magnetic
- 2) Shunt trip
- 3) Lock-out device
- 4) GFEP
- 5) GFIC
- 6) AFCI
- 7) Aux Switches
- 8) HACR
- 9) Existing Breaker

Type Description

Lighting (L) = L
 Receptacles (R) = R
 Motors (M) = M
 Electric Heating (H) = H
 Equipment (E) = E
 Panels (P) = P
 Spare (S) = S
 Space (X) = X

Type Code

L
R
M
H
E
P
S
X

PANEL: MDP										
NEW OR EXISTING: EXISTING		VOLTAGE/PHASE: 120/208, 3Ø, 3		NEUTRAL BUS: 100%						
LOCATION: ELECTRIC RM		BUS AMPS:		GROUND BUS: YES- BOLTED						
MOUNTING: SURFACE		MAIN BREAKER:		ISO. GRND. BUS: NONE						
ENCLOSURE: NEMA 1		FED FROM:		FULLY RATED AIC: 10,000						
ENTRANCE: TOP		SUB-FEED TO:		TVSS: NONE						
LOAD DESCRIPTION	LOAD TYPE	NOTE	CKT	BKR/ POLE	A B	BKR/ POLE	CKT	NOTE	LOAD TYPE	LOAD DESCRIPTION
PUBLIC WATER PUMP			1	40/3	A	20/1	2			NIGHT LIGHTS
			3		B		4			
			5		A	100/2	6			SUB PANEL
BASEMENT STORAGE ROOM			7	20/1	B		8			
			9		A		10			
STAIRWAY NORTH LIGHTS			11	20/1	B	20/1	12			2ND-5TH FLOOR LIGHTING
EXIT SIGNS			13	20/1	A	20/1	14			1ST FLOOR AND HALL LIGHTS
			15		B		16			
SUMP PUMP			17	20/1	A	20/1	18			SUMP PUMP
ELEVATOR ROOM			19	15/1	B	15/1	20			OUTDOOR CAMERAS
			21		A		22			
ELEVATOR LIGHTS			23	15/1	B		24			
FIRE ALARM PANEL			25	15/1	A	100/2	26			
			27	15/1	B	15/1	28			
FIRE ALARM BELL			29	20/1	A	20/1	30			FIRE ALARM BELL

BREAKER NOTES

- 1) Thermal Magnetic
- 2) Shunt trip
- 3) Lock-out device
- 4) GFEP
- 5) GFIC
- 6) AFCI
- 7) Aux Switches
- 8) HACR
- 9) Existing Breaker

Type Description

Lighting (L) = L
 Receptacles (R) = R
 Motors (M) = M
 Electric Heating (H) = H
 Equipment (E) = E
 Panels (P) = P
 Spare (S) = S
 Space (X) = X

Type Code

L
R
M
H
E
P
S
X

PANEL: LAUNDRY PANEL										
NEW OR EXISTING: EXISTING		VOLTAGE/PHASE: 120/208, 1Ø, 3		NEUTRAL BUS: 100%						
LOCATION: ELECTRIC RM		BUS AMPS:		GROUND BUS: YES- BOLTED						
MOUNTING: SURFACE		MAIN BREAKER:		ISO. GRND. BUS: NONE						
ENCLOSURE: NEMA 1		FED FROM:		FULLY RATED AIC: 10,000						
ENTRANCE: TOP		SUB-FEED TO:		TVSS: NONE						
LOAD DESCRIPTION	LOAD TYPE	NOTE	CKT	BKR/ POLE	A B	BKR/ POLE	CKT	NOTE	LOAD TYPE	LOAD DESCRIPTION
			1		A	15/1	2			
			3	30/2	B	20/1	4			
			5		A	20/1	6			
			7	30/2	B	15/1	8			
			9		A	15/1	10			
			11	30/2	B	15/1	12			
			13		A		14			
			15	30/2	B		16			
			17		A		18			
			19		B		20			

BREAKER NOTES

- 1) Thermal Magnetic
- 2) Shunt trip
- 3) Lock-out device
- 4) GFEP
- 5) GFIC
- 6) AFCI
- 7) Aux Switches
- 8) HACR
- 9) Existing Breaker

Type Description

Lighting (L) = L
 Receptacles (R) = R
 Motors (M) = M
 Electric Heating (H) = H
 Equipment (E) = E
 Panels (P) = P
 Spare (S) = S
 Space (X) = X

Type Code

L
R
M
H
E
P
S
X

PANEL: SUB PANEL 1										
NEW OR EXISTING: EXISTING		VOLTAGE/PHASE: 120/208, 1Ø, 3		NEUTRAL BUS: 100%						
LOCATION: ELECTRIC RM		BUS AMPS:		GROUND BUS: YES- BOLTED						
MOUNTING: SURFACE		MAIN BREAKER:		ISO. GRND. BUS: NONE						
ENCLOSURE: NEMA 1		FED FROM:		FULLY RATED AIC: 10,000						
ENTRANCE: TOP		SUB-FEED TO:		TVSS: NONE						
LOAD DESCRIPTION	LOAD TYPE	NOTE	CKT	BKR/ POLE	A B	BKR/ POLE	CKT	NOTE	LOAD TYPE	LOAD DESCRIPTION
MECH RM LIGHTS			1	15/1	A	15/1	2			ELECTRIC ROOM
			3	15/1	B	15/1	4			SOUTH STAIR LIGHTS
WATER HEATER			5	15/1	A	15/1	6			SOUTH STAIR NIGHT LIGHTS
BOILER CONTROLLER			7	20/1	B	15/1	8			EXIT SIGNS
BOILER PUMP			9	20/1	A	15/1	10			
BOILER CIRCULATOR MOTOR			11	20/1	B	20/1	12			
			13	20/1	A	20/1	14			
			15	20/1	B		16			
			17		A		18			
			19		B		20			
			21		A		22			
			23		B		24			
			25		A		26			
			27		B	20/1	28			DOOR OPERATOR
			29		A		30			ERV-1
			31	25/2	B	15/2	32			

BREAKER NOTES

- 1) Thermal Magnetic
- 2) Shunt trip
- 3) Lock-out device
- 4) GFEP
- 5) GFIC
- 6) AFCI
- 7) Aux Switches
- 8) HACR
- 9) Existing Breaker

Type Description

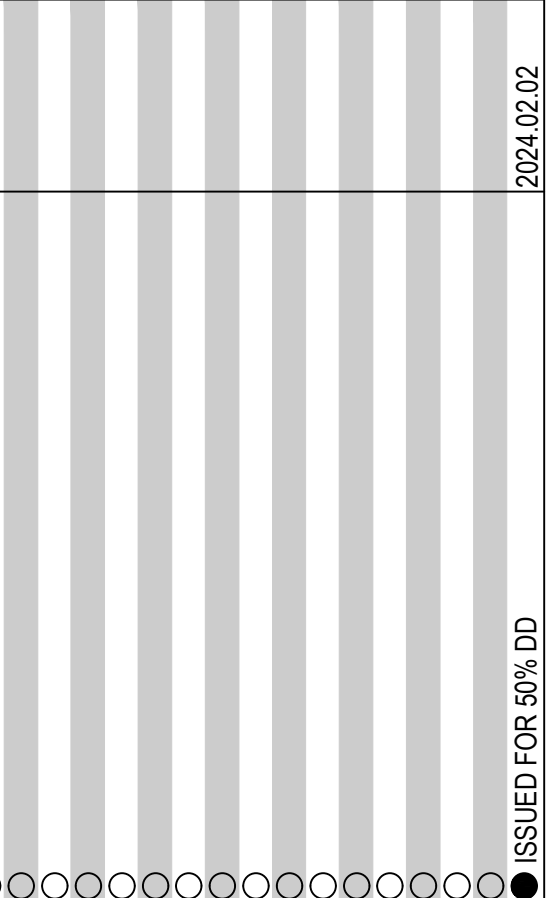
Lighting (L) = L
 Receptacles (R) = R
 Motors (M) = M
 Electric Heating (H) = H
 Equipment (E) = E
 Panels (P) = P
 Spare (S) = S
 Space (X) = X

Type Code

L
R
M
H
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S
X

IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.



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ELECTRICAL SCHEDULES

E600

Total Load

Name WILSON Address 927 West Wilson Avenue

Type of Service 3 Phase 4 Wire 120|208 Volts

1 RES.	Watts ea.	Volts	175,108 Watts
1 HOUSE	Watts ea.		90193 Watts
Total Watts			265,301 Watts
			736
			921

Existing Incoming Service **1200 AMPS**

RESIDENTIAL LOAD

Name WILSON Address 927 West Wilson Avenue

Type of Service 3 Phase 4 Wire 120|208 Volts

Lighting & Receptacles Load

Total Square Foot Area	19140 SF	
Area Times 3 Watts/sf	57420 Watts	
Appliance Ckts	82 X 1500 W	
Total Watts	180,420 Watts	
Add		
EQUIPMENT LOAD		
41 ELECTRIC RANGE	6656 Watts ea. Volts	272896 Watts
41 RANGE HOOD	120 Watts ea. Volts	4920 Watts
41 ODU-1	4077 Watts ea. Volts	167149 Watts
Total Watts		
Demand Factor(28%)		
Amps		
x1.25		
625,385 Watts		
175108 Watts		
486 Amps		
608 Amps		

(TABLE#220.84)

HOUSE LOAD

Name WILSON Address 927 West Wilson Avenue

Type of Service 3 Phase 4 Wire 120|208 Volts

Lighting Load

General Lighting load - basement

Total Square Foot Area	21,456 SF
Area Times 0.5 Watts/sf	10,728 Watts
Total Watts	10,728 Watts

Demand General lightning @100% 10728 Watts

Receptacles Load

Total Square Foot Area	21456 SF
Area Times 1 Watts/sf	21456 Watts
Total Watts	21,456 Watts

Demand First 10,000 Watts @ 100% _____ Watts

Above 100,000 Watts @ 50% _____ Watts

Subtotal 21456 Watts

Add

EQUIPMENT LOAD

1 PUMP (2HP)	Watts ea.	120 Volts	0 Watts
5 LAUNDRY ROOM (WASHER/DRYER)	1200 Watts ea.	208 Volts	4500 Watts
2 GAS WATER HEATER	600 Watts ea.	120 Volts	1200 Watts
1 BP-1 (2HP)	4186 Watts ea.	208 Volts	4186 Watts
2 ELEVATOR (20HP)	18013 Watts ea.	208 Volts	34224 Watts
1 RP	Watts ea.	120 Volts	0 Watts
1 ERV	1242 Watts ea.	120 Volts	1242 Watts
2 ODU	4077 Watts ea.	120 Volts	8154 Watts
A/C Motors X25%			4503 Watts

Total Watts **90,193** Watts

Amps 250 Amps

x1.25 313 Amps

Existing Incoming Service **400 AMPS**

APARTMENT UNIT

Name WILSON Address 927 West Wilson Avenue

Type of Service 1 Phase 3 Wire 120|208 Volts

Lighting & Receptacles Load

Total Square Foot Area	1060 SF
Area Times 3 Watts/sf	3180 Watts
Appliance Ckts	2 X 1500 W
Total Watts	6,180 Watts

Demand First 3,000 Watts General Lighting @ 100% 3000 Watts

Next 117,000 Watts General Lighting @ 35% 1113 Watts

All over 120,000 Watts General Lighting @ 25% 0 Watts

Subtotal 4113 Watts

Add

EQUIPMENT LOAD

1 ELECTRIC RANGE	Watts ea.	208 Volts	8000 Watts
1 RANGE HOOD	240 Watts ea.	120 Volts	240 Watts
1 ODU-1	4077 Watts ea.	208 Volts	4,077 Watts
1 TEF	7.6 Watts ea.	120 Volts	7.6 Watts

Total Watts **16,437** Watts

Amps 79 Amps

x1.25 99 Amps

(D.F AS PER CEC# TABLE 220.55)



LIGHTING FIXTURE SCHEDULE								
TAG	LOCATION	MANUFACTURER	NAME	MODEL NUMBER	VOLTS	WATTAGE	SIZE	COMMENTS
TYPE A	UNIT & COMMON AREA CEILING FIXTURE	AFX	EDGE ROUND LED SURFACE MOUNT DISC LIGHT EGRF SERIES	EGRF0811L30D1SN EGRF1216L30D1SN	120VAC	15W 22W	8" DIA. 8" DIA.	ENERGY STAR, DIMMABLE
TYPE B	WALL FIXTURE	AFX	ECLIPSE LED SCONCE ECP5 SERIES	ECPSO90909L30D2WH		16W	9" DIA.	ADA, DIMMABLE
TYPE C	CLOSET	AFX	TANA LED CLOSET LIGHT (ADJUSTABLE CCT) TNAF SERIES	TNAF06LAJENWH	120VAC	13W	6-7/8" DIA.	WITH PASSIVE INFRARED (PIR) SENSOR SWITCH THAT CAN BE SET TO ACTIVATE FIXTURE WHEN MOTION IS DETECTED, ENERGY STAR, LISTED FOR DAMP LOCATION
TYPE D	VANITY FIXTURE	HAMPTON BAY	WOODBURY LED INTERIOR VANITY		120VAC	24W		
TYPE E	KITCHEN UNDER CABINET	H.E. WILLIAMS	1SF LED SOLID FRONT UNDER CABINET LIGHT	1SF	120VAC	1'-5.9, 2'-11.4W, 3'-16W, 4'-20.8W		DIMMABLE
TYPE F	COMMON & OFFICE AREA CEILING/WALL FIXTURE	H.E. WILLIAMS	2" CONTINUOUS UP/DOWN - SUSPENDED	MX2UD	120VAC			
TYPE G	COMMON AREA TROFFER	H.E. WILLIAMS	LT LED TROFFER	LT----	120VAC			DIMMABLE
TYPE H	COMMON AREA STRIP	H.E. WILLIAMS	NW LED NARROW WRAP	NW	120VAC			DIMMABLE
TYPE J	SERVICE AREA FIXTURE	H.E. WILLIAMS	75 LED NARROW STRIP		120VAC			
TYPE K	EXTERIOR WALL SCONCE (PATIO ENTRIES @ CLIFTON, SUNNYSIDE, WINDSOR)							EXTERIOR FIXTURES ARE EXISTING TO REMAIN WITH NEW CONTROLS.
	EXTERIOR WALL SCONCE (FRONT ENTRY @ KENMORE)							
TYPE L	EXTERIOR WALL SCONCE (FRONT ENTRY @ KENMORE- OPTION 2) FRONT ENTRY @ WILSON							
TYPE M	EXTERIOR CEILING FIXTURE (FRONT ENTRY @ WILSON)							
TYPE N	EXTERIOR OVER DOOR FIXTURE (FRONT ENTRIES @SUNNYSIDE, WINDSOR, CLIFTON)							
TYPE P	EXTERIOR WALL FIXTURE (GANGWAY & REAR SECURITY ILLUMINATION)							
EM	VARIOUS, SEE PLANS	SURE-LITES	SELM		120V	3.4W		
EX	VARIOUS, SEE PLANS	SURE-LITES	CHX SERIES		120V	3W		EXIT FIXTURE WITH 90 MINUTE BATTERY BACKUP
EM2	OUTDOORS	SURE-LITES	SELDWA		120V	3.4W		EMERGENCY FIXTURE WITH 90 MINUTE BATTERY BACKUP, WET LOCATION RATED
§ VS	VARIOUS, SEE PLANS	HUBBELL	LIGHTHAWK DUAL TECHNOLOGY WALL SWITCH SENSOR	LHRMTS1-N-WH	120V			OCCUPANCY (AUTO -ON) AND VACANCY (MANUAL-ON) OPERATING MODES
§ DIM	VARIOUS, SEE PLANS	HUBBELL	ROCKER SLIDE DIMMERS	RSD710-UNV-WVL	120V			0-10V CONTROL, RATED FOR 960WATTS AT 120V.

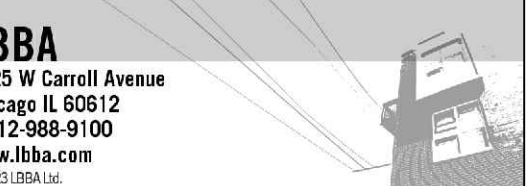
- E.C. TO SUPPLY ALL ACCESSORIES (MOUNTING BARS, BUTTERFLY CLIPS, JOINERS, CANOPY COVERS, END FEEDS, ETC.) TO PROPERLY INSTALL THIS FIXTURE IN RUNS AS
- ALL EXPOSED FINISHES TO BE CONFIRMED WITH ARCHITECT
- E.C. TO COORDINATE ALL LIGHTING FIXTURE SELECTIONS AND MOUNTING TYPES WITH ARCHITECT, OWNER, AND INTERIOR DESIGNER PRIOR TO INSTALLATION
- ALL EXTERIOR MOUNTED FIXTURES SHALL BE SELECTED AS DARK SKY COMPLIANT FIXTURES AND BE WET LOCATION LISTED.
- ALL DRIVERS/POWER SUPPLIES TO BE LOCATED IN ACCESSIBLE/VENTILATED LOCATIONS, COORDINATE EXACT LOCATIONS IN FIELD WITH ARCHITECT

IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02

ISSUED FOR 50% DD



Heart of Uptown Apartments
927 W. Wilson
Chicago, IL 60640

2218a

ELECTRICAL SCHEDULES

E601



GENERAL SHEET NOTES:

1. INSTALLATION OF A NEW FIRE ALARM SYSTEM AS INDICATED ON THESE DRAWINGS.
2. THIS BUILDING IS PROTECTED BY A CITY OF CHICAGO APPROVED SPRINKLER SYSTEM.
3. FIRE ALARM SYSTEM SHALL SEND SIGNAL VIA AN APPROVED METHOD TO AN APPROVED SUPERVISING STATION TO BE COORDINATED WITH THE AHJ.
4. ALL FIRE ALARM CABLING SHALL BE INSTALLED IN CONDUIT RACEWAY.

KEYED NOTES:

- ① TYPICAL LOCATION OF AUDIO/VISUAL DEVICE FOR HEARING AND VISUAL IMPAIRED UNITS. HVI UNITS SHALL HAVE AUDIO/VISUAL DEVICES, WIRING AND CONDUIT. HVC UNITS SHALL ONLY HAVE EMPTY BACKBOXES WITH COVER PLATE AND CONDUIT FOR FUTURE AUDIO/VISUAL DEVICE. MOUNT DEVICES AT 90" AFF OR 6" BELOW CEILING, WHICHEVER IS LOWER. REFER TO ARCHITECTURAL SHEETS AND ACCESSIBILITY MATRIX FOR HEARING AND VISUAL IMPAIRED UNIT DESIGNATION.

NOTES FOR HVI UNITS:

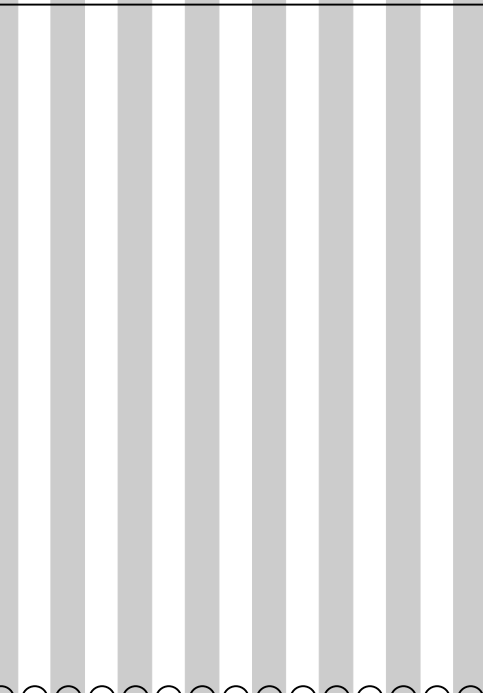
1. IN HVI/HVC UNITS PROVIDE A CONDUIT BETWEEN UNIT FIRE ALARM SYSTEM DEVICE AND UNIT SMOKE DETECTOR.
2. HVI UNITS SHALL HAVE THE NOTIFICATION APPLIANCES ACTIVATED BY THE UNIT LEVEL SMOKE ALARM DEVICE AND FIRE ALARM CONTROL PANEL.



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02



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**FIRE ALARM PLAN
BASEMENT, 1ST, 2ND,
3RD FLOOR**

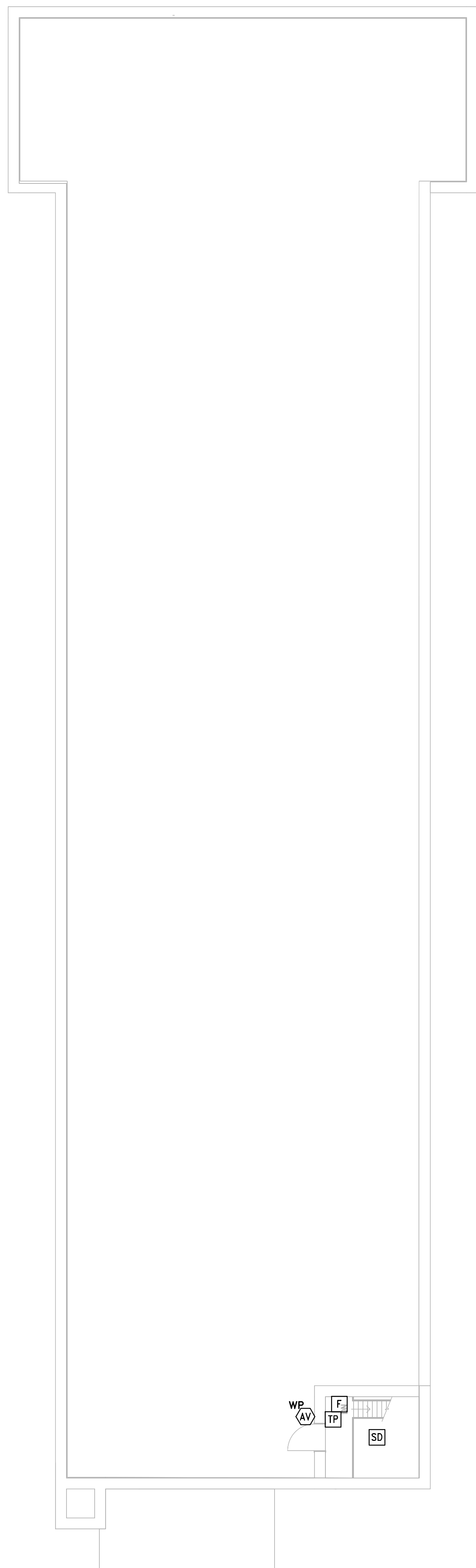
E700

④ FIRE ALARM PLAN - 3RD FLOOR
SCALE - 1/8" = 1'-0"

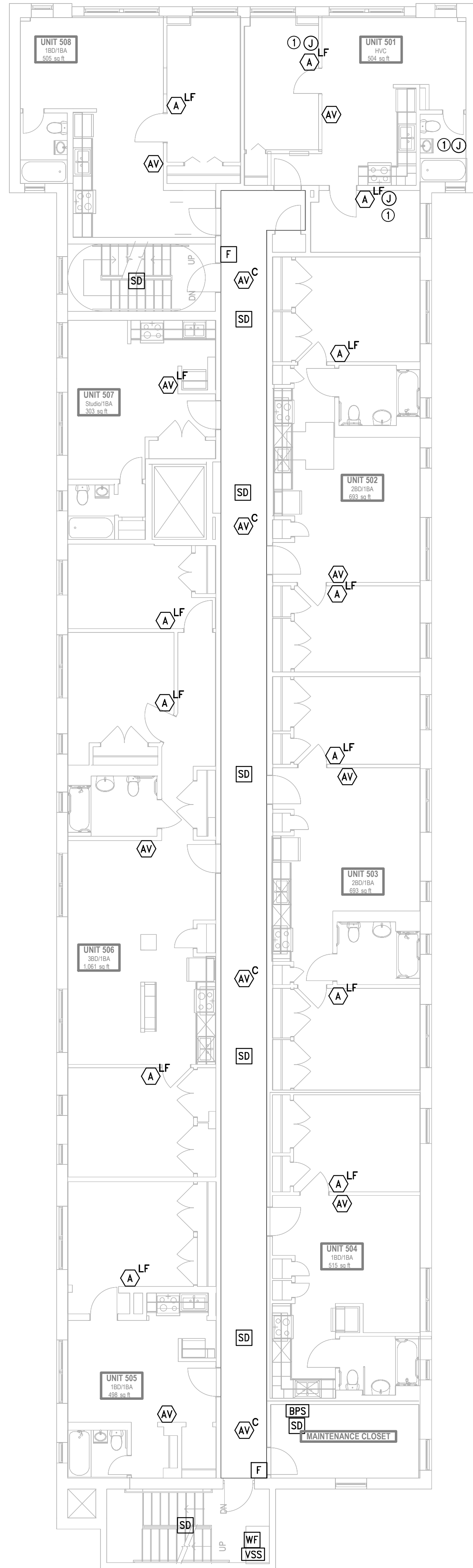
③ FIRE ALARM PLAN - 2ND FLOOR
SCALE - 1/8" = 1'-0"

② FIRE ALARM PLAN - 1ST FLOOR
SCALE - 1/8" = 1'-0"

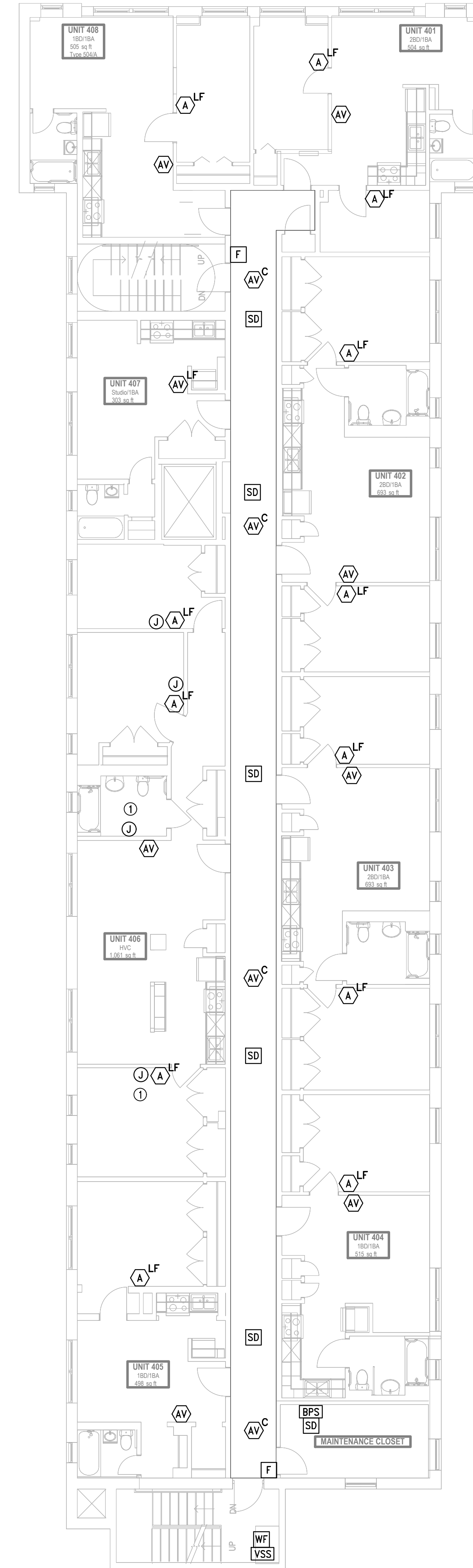
① FIRE ALARM PLAN - BASEMENT
SCALE - 1/8" = 1'-0"



③ FIRE ALARM PLAN - ROOF
SCALE - 1/8" = 1'-0"



② FIRE ALARM PLAN - 5TH FLOOR
SCALE - 1/8" = 1'-0"



① FIRE ALARM PLAN - 4TH FLOOR
SCALE - 1/8" = 1'-0"

- GENERAL SHEET NOTES:**
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 2. THIS BUILDING IS PROTECTED BY A CITY OF CHICAGO APPROVED SPRINKLER SYSTEM.
 3. FIRE ALARM SYSTEM SHALL SEND SIGNAL VIA AN APPROVED METHOD TO AN APPROVED SUPERVISING STATION TO BE COORDINATED WITH THE AHJ.
 4. ALL FIRE ALARM CABLING SHALL BE INSTALLED IN CONDUIT RACEWAY.

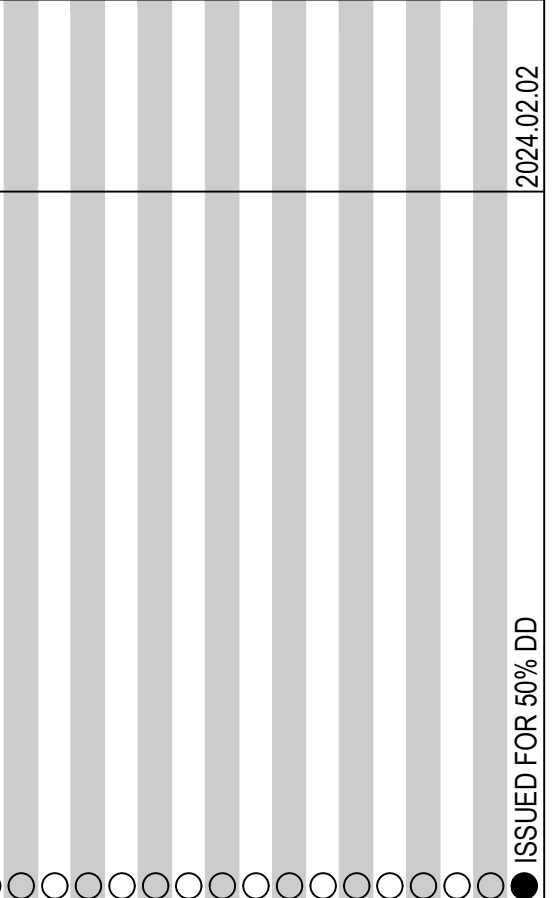
- KEYED NOTES:**
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- NOTES FOR HVI UNITS:**
1. IN HVI/HVC UNITS PROVIDE A CONDUIT BETWEEN UNIT FIRE ALARM SYSTEM DEVICE AND UNIT SMOKE DETECTOR.
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IN PROGRESS

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**FIRE ALARM PLAN
4TH, 5TH FLOOR**

E701

ISSUED FOR 50% DD 2024.02.02

PLUMBING GENERAL NOTES:

- THIS CONTRACTOR SHALL FURNISH AND INSTALL ALL EQUIPMENT, MATERIAL AND LABOR NECESSARY TO COMPLETE THE PLUMBING AND RELATED SYSTEMS AS SHOWN AND IMPLIED FROM THESE NOTES AND DRAWINGS. PLUMBING CONTRACTOR SHALL FURNISH AND INSTALL ALL APPURTENANCES NECESSARY FOR COMPLETE WORKING PLUMBING SYSTEMS.
- THE PLUMBING CONTRACTOR AND ALL SUBCONTRACTORS ARE TO VERIFY THE EXACT SCOPE AND RESPONSIBILITY OF THEIR WORK WITH THE GENERAL CONTRACTOR AND OWNER'S REPRESENTATIVE.
- PRIOR TO ISSUING A PROPOSAL THE CONTRACTOR SHALL VISIT THE SITE AND SHALL FAMILIARIZE HIMSELF WITH EXISTING CONDITIONS WHICH WILL AFFECT THE WORK TO BE PERFORMED. THE CONTRACTOR SHALL REVIEW THE DEMOLITION DRAWINGS AND WORK, THE ORIGINAL DESIGN DRAWINGS FOR THE BUILDING, AS WELL AS THE VIDEO AND RECORDS OF ALL UNDERGROUND PLUMBING SYSTEMS IN THE AREA OF WORK. THE SUBMISSION OF A PROPOSAL BY THIS CONTRACTOR SHALL BE CONCLUSIVE EVIDENCE THAT THESE EVALUATIONS AND CORRESPONDENCE HAVE BEEN MADE. NO ALLOWANCE SHALL SUBSEQUENTLY BE MADE ON THE CONTRACTOR'S BEHALF FOR EXTRA EXPENSE INCURRED DUE TO FAILURE OR NEGLECT ON THEIR PART TO MAKE THIS VISIT AND EXAMINATION. IF THIS REVIEW INDICATES A NEED FOR REDESIGN BY THE ENGINEER OF RECORD, PROVIDE A DRAWING MARK UP SHOWING THE ACTUAL ROUTE, INVERT DEPTHS AND THE VIDEO OF THE SCOPING EFFORT.
- ALL MATERIALS, WORKMANSHIP AND INSTALLATION SHALL COMPLY WITH ALL APPLICABLE BUILDING CODES, ADDENDA AND ORDINANCES AS DEFINED BY THE AUTHORITY HAVING JURISDICTION AS OF THE DATE OF THIS DRAWING RELEASE. THE INSTALLATION SHALL ALSO MEET PUBLISHED OWNER REQUIREMENTS AS WELL AS THE FOLLOWING CODES, INCLUDING, BUT NOT LIMITED TO THE CITY OF CHICAGO AND ILLINOIS PLUMBING CODE. WHERE ANY PART OF THE WORK INDICATED IS NOT IN ACCORDANCE WITH THESE CODES, THIS CONTRACTOR SHALL NOTIFY THE ARCHITECT AND MAKE ALL CHANGES REQUIRED BY THE ENFORCING AUTHORITIES IN A MANNER APPROVED BY THE ARCHITECT AND WITHOUT ADDITIONAL COST TO THE OWNER.
 - FOR LARGER OPENINGS WITH MULTIPLE PENETRATING MEMBERS, AN INTUMESCENT COMPOSITE SHEET SHALL BE PROVIDED AND INSTALLED ACCORDING TO THE LISTED UL ASSEMBLY INSTRUCTIONS. PROVIDE SPECSEAL COMPOSITE SHEET OR EQUAL.
 - AN ENGINEERING JUDGEMENT MAY BE PROVIDED BY THE CONTRACTOR FOR ALTERNATE FIRESTOPPING METHODS.
- UNLESS A LONGER PERIOD IS STIPULATED IN THE CONTRACT DOCUMENTS, THE PLUMBING CONTRACTOR AND ALL SUBCONTRACTORS ARE TO GUARANTEE ALL WORK AND MATERIAL FOR 12 MONTHS FROM DATE OF FINAL COMPLETION OF THE PROJECT AGAINST ALL DEFECTS OF MATERIAL, EQUIPMENT AND WORKMANSHIP. ALL DEFECTS SHALL BE CORRECTED AT NO COST TO THE OWNER DURING THE GUARANTEE PERIOD. REPAIRS OR REPLACEMENTS SHALL BEAR ADDITIONAL GUARANTEE, AS ORIGINALLY CALLED FOR DATED FROM THE FINAL ACCEPTANCE OF THE REPAIR OR REPLACEMENT. THIS REQUIREMENT SHALL BE BINDING EVEN THOUGH IT WILL EXCEED PROJECT GUARANTEES NORMALLY FURNISHED BY SOME MANUFACTURERS. THIS CONTRACTOR SHALL SUBMIT TO GENERAL CONTRACTOR HIS OWN AND EACH EQUIPMENT MANUFACTURERS WRITTEN CERTIFICATES WARRANTING THAT EACH ITEM OF EQUIPMENT FURNISHED COMPLIES WITH ALL REQUIREMENTS OF THE DRAWINGS AND SPECIFICATIONS. THE CONTRACTOR SHALL ALSO WARRANT EXISTING EQUIPMENT THAT HAS BEEN RECOMMISSIONED AS PART OF THIS WORK.
- THE PLUMBING CONTRACTOR SHALL OBTAIN AND PAY FOR ALL NECESSARY PERMITS AS REQUIRED FOR HIS WORK AND PAY FOR ALL NECESSARY INSPECTIONS AS REQUIRED.
- VERIFY FLOOR PLANS AND LAYOUTS WITH CURRENT ARCHITECTURAL FLOOR PLANS AND WITH THE GENERAL CONTRACTOR REVISIONS. ALL WORK SHALL BE LAID OUT BY PLUMBING CONTRACTOR AT THE BUILDING IN CONSULTATION WITH THE ARCHITECT, OWNER, GENERAL CONTRACTOR AND THOSE INSTALLING WORK UNDER OTHER TRADES.
- THE GENERAL CONTRACTOR CONDITIONS, SUPPLEMENTARY CONDITIONS AND GENERAL REQUIREMENTS ARE PART OF THIS SCOPE OF WORK. THE INSTALLATION SHALL MEET OWNER GUIDELINES.
- THE DIAGRAMS ARE SCHEMATIC. ACTUAL ROUTING OF ALL PIPING IS TO BE REVIEWED WITH THE GENERAL CONTRACTOR. THE PLUMBING CONTRACTOR IS RESPONSIBLE FOR CONFORMITY WITH REQUIREMENTS OF THE PLANS AND NOTES, CORRECT DETAILS AND FIT OF THE PARTS WHEN ASSEMBLED.
- THIS CONTRACTOR SHALL FOLLOW DRAWINGS IN LAYING OUT WORK AND CHECKING DRAWINGS OF OTHER TRADES TO VERIFY SPACES IN WHICH WORK WILL BE INSTALLED. MAINTAIN MAXIMUM HEADROOM AND SPACE CONDITIONS AT ALL POINTS. WHERE HEADROOM OR SPACE CONDITIONS APPEAR INADEQUATE, ENGINEER SHALL BE NOTIFIED BEFORE PROCEEDING WITH INSTALLATION.
- ALL PLUMBING EQUIPMENT AND MATERIALS SHALL BE NEW AND OF THE BEST QUALITY.
- SEE PLUMBING EQUIPMENT SPECIFIED ON THESE DRAWINGS. SUBSTITUTIONS FOR SPECIFIED EQUIPMENT ARE ACCEPTABLE IF APPROVED BY THE ARCHITECT/ENGINEER AND OWNER IN WRITING.
- THIS CONTRACTOR SHALL COOPERATE TO ELIMINATE CONFLICTS WITH THAT OF OTHERS AND SHALL BE RESPONSIBLE FOR ALL CONFLICTS BETWEEN HIS WORK AND THAT OF OTHERS. SPECIFICALLY, BUT NOT LIMITED TO MECHANICAL, ELECTRICAL AND CARPENTRY CONTRACTORS. ALL PLUMBING LINES TO BE CONCEALED WITHIN WALLS, CEILINGS, AND FLOORS WHERE POSSIBLE.
- THIS CONTRACTOR IS RESPONSIBLE FOR ALL CUTTING AND PATCHING CAUSED BY THE PLUMBING SCOPE OF WORK UNLESS DIRECTED OTHERWISE BY THE GENERAL CONTRACTOR. THIS CONTRACTOR IS NOT TO CUT ANY STRUCTURAL MEMBER.
- LABOR SHALL BE PERFORMED RAPIDLY, CONSISTENT WITH THE PROJECT SCHEDULE AND IN A WORKMANLIKE MANNER TO THE SATISFACTION OF THE GENERAL CONTRACTOR AND OWNER.
- THIS CONTRACTOR SHALL PROVIDE ALL NECESSARY SUPPORT AND HANGERS FOR PIPING AND EQUIPMENT AS REQUIRED.
- THIS CONTRACTOR IS RESPONSIBLE FOR CLEANUP AND REMOVAL OF ANY LEFTOVER MATERIAL OR RUBBISH CAUSED BY THE INSTALLATION OF THIS WORK. ALL SUCH MATERIAL SHALL BE REMOVED FROM THE JOB SITE DAILY OR AS REQUESTED BY THE GENERAL CONTRACTOR, ARCHITECT, AND OWNER.
- PROTECT ALL EQUIPMENT, WORK AND MATERIAL FROM DAMAGE DUE TO ANY CAUSE.
- PRESSURE TESTING OF THE ENTIRE DOMESTIC WATER PIPING SYSTEM AND RELATED SYSTEMS SHALL BE MADE, AND ALL COSTS INVOLVED SHALL BE INCLUDED AS PART OF THE CONTRACT. FURNISH ALL GAUGES, INSTRUMENTS, TEST EQUIPMENT AND PERSONNEL REQUIRED FOR THE TEST.
- PLUMBING MATERIALS:
 - SERVICE: HOT TEMPERED AND COLD WATER THREE (3) INCHES AND SMALLER.
 - PIPE MATERIAL: TYPE "L" COPPER AND BRONZE SOLDER JOINTS FOR ABOVE GROUND PIPING. UNDERGROUND SERVICE AND/OR DISTRIBUTION WATER PIPING SHALL BE TYPE "K" COPPER, SOFT ANNEALED.
 - FITTING MATERIAL: WROUGHT COPPER AND BRONZE SOLDER JOINTS FOR ABOVE GROUND PIPING. UNDERGROUND SERVICE WATER PIPING SHALL HAVE NO FITTINGS OR FLARED JOINTS.

- SERVICE: SANITARY WASTE (RESIDENTIAL AREAS).
 - PIPE MATERIAL: SCHEDULE 40 PVC PIPE
 - FITTING MATERIAL: SCHEDULE 40 PVC FITTINGS.
- SERVICE: SANITARY WASTE (COMMON AREAS).
 - PIPE MATERIAL: CAST IRON SERVICE WEIGHT FITTING MATERIAL: CAST IRON DRAINAGE FITTINGS
- SERVICE: SANITARY VENT (COMMON AREAS).
 - PIPE MATERIAL: TYPE "L" COPPER
 - FITTING MATERIAL: WROUGHT COPPER WITH SOLDER JOINTS.

- 22.INSULATION[RESIDENTIAL]:**
- DOMESTIC WATER PIPING: R-3 MINIMUM, SUCH AS 1/2" ARMAFLEX (OR ALTERNATE MEETING MINIMUM R-VALUE).

- 23.INSULATION [COMMON AREAS]:**
- DOMESTIC HOT WATER (UP TO 140F) SUPPLY AND RETURN PIPING:
 - ABOVE GROUND: RATED 450° F MAX., HEAVY DENSITY FIBERGLASS WITH CONTINUOUS VAPOR BARRIER AND ALL-SERVICE JACKET. ONE (1") INCH THICKNESS FOR PIPES SMALLER THAN 1-1/2". ONE AND ONE HALF (1-1/2") THICKNESS FOR PIPES 1-1/2" AND LARGER.
 - UNDERGROUND: CLOSED CELL FOAM, UN-SLIT RUBATEX OR SIMILAR INSULATION RATED FOR DIRECT BURIAL. ONE (1") INCH THICKNESS FOR PIPES SMALLER THAN 1-1/2". ONE AND ONE HALF (1-1/2") THICKNESS FOR PIPES 1-1/2" AND LARGER.
 - DOMESTIC COLD WATER PIPING: THOUGH NOT REQUIRED BY CODE, PROVIDE RATED 450° F MAX., HEAVY DENSITY FIBERGLASS WITH CONTINUOUS VAPOR BARRIER AND ALL-SERVICE JACKET AS REQUIRED TO AVOID CONDENSATION. ONE HALF (1/2") INCH THICKNESS FOR PIPES SMALLER THAN 1-1/2". ONE (1") INCH THICKNESS FOR PIPES 1-1/2" AND LARGER.

- VALVES AND FITTINGS: INSULATING CEMENT AND CLOTH JACKET (WITH VAPOR BARRIER ON COLD WATER) OR PRE-FORMED "ZESTON" FITTINGS.

- 24.INSTALLATION:**
- PLUMBING CONTRACTOR SHALL INSTALL AIR CHAMBERS OR SHOCK ABSORBERS AT ALL FIXTURE CONNECTIONS AND AT THE TOP OF ALL RISERS.
 - HORIZONTAL PIPING SHALL BE SUPPORTED FROM STRUCTURE ABOVE AND AS REQUIRED BY CODE. PIPE SUPPORTS SHALL BE SPACED NO MORE THAN TEN (10) FEET APART.
 - CONTRACTOR TO INSTALL AIR VENTS, WHETHER SHOWN ON DRAWINGS OR NOT, IN LOCATIONS NECESSARY TO PROVIDE MEANS TO VENT ALL UNWANTED AIR IN SYSTEM.
 - BRANCH PIPING SHALL HAVE ACCESSIBLE SERVICE VALVES AND ALL FIXTURES MUST HAVE SHUT-OFFS AT THE FIXTURES. ALL SHUT-OFF VALVES SHALL BE FULL PORT BALL VALVES, UNLESS NOTED OTHERWISE.
 - FIXTURES TO BE COMPLETE WITH SUPPLY PIPES WITH STOPS. SUPPLIES AND STOPS TO BE CHROME PLATED WHERE EXPOSED TO VIEW.
 - UPON COMPLETION OF WORK BUT PRIOR TO FINAL SYSTEM TESTING, ALL PARTS OF INSTALLATION SHALL BE THOROUGHLY CLEANED. FIXTURES, EQUIPMENT, PIPE, VALVES AND FITTINGS SHALL BE COMPLETELY CLEANED OF GREASE, METAL CUTTINGS, DIRT, ETC. PROTECTIVE COVERS SHALL BE REMOVED AND FIXTURES (INCLUDING LAVATORY AND WATER CLOSET FIXTURES) SHALL BE THOROUGHLY CLEANED AND SANITIZED IN ACCORDANCE WITH CODE.
 - PROVIDE DIELECTRIC ISOLATOR FITTINGS FOR ALL DISSIMILAR PIPING MATERIAL CONNECTIONS. BRASS FITTINGS SHALL NOT BE ACCEPTED FOR THIS PURPOSE.
 - SANITARY PIPING BELOW GRADE SHALL BE 4" MINIMUM. FOR SIZES SEE DRAWINGS. STORM PIPING BELOW GRADE SHALL BE 3" MINIMUM PER CHICAGO CODE.
 - TANK TYPE WATER HEATERS SHALL BE PROVIDED WITH HEAT TRAP PIPING, CODE COMPLIANT PRESSURE RELIEF VALVES, SAFETY DRAIN PANS AND DRAIN PIPING TO THE NEAREST FLOOR DRAIN.
 - TRAPS THAT ARE SUBJECT TO EVAPORATION SHALL BE OF THE DEEP SEAL TYPE. FILL WITH VEGETABLE OR MINERAL OIL TO MAINTAIN TRAP SEAL PER CHICAGO CODE.

- 25.PLUMBING TEST**
- BEFORE COVERING OR CONCEALING ANY PIPING OR WORK WITH INSULATION OR BY BACKFILLING ALL SUCH PIPES AND OTHER PIPE WORK IN THIS SECTION SHALL BE TESTED AS REQUIRED BY THE LOCAL CODES AND THE ILLINOIS STATE PLUMBING CODE. ALL EQUIPMENT AND MATERIALS REQUIRED FOR TESTING AND INSPECTION SHALL BE FURNISHED BY THIS CONTRACTOR. IF INSPECTIONS OR TESTS SHOW DEFECTS, SUCH DEFECTIVE MATERIAL OR WORK SHALL BE REPLACED BY THIS CONTRACTOR, THE COST OF WHICH SHALL BE BORNE BY HIM. TESTS SHALL BE WITNESSED BY THE PLUMBING INSPECTOR (PART 890.1910).
 - CAULKING OF DEFECTIVE SCREWED JOINTS, CRACKS OR HOLES WILL NOT BE PERMITTED. UPON SATISFACTORY COMPLETION AND FINAL TEST OF THE SYSTEM, THE CERTIFICATIONS OF APPROVAL ISSUED BY THE PROPER AUTHORITIES SHALL BE PRESENTED TO THE OWNER BY THE CONTRACTOR.
 - THE CONTRACTOR SHALL NOTIFY THE OWNER WHEN TESTS ARE TO BE CONDUCTED. IN NO CASE SHALL THE TEST CONSIST OF LESS THAN THE REQUIREMENTS AS SET FORTH IN THE ILLINOIS PLUMBING CODE, LATEST REVISIONS. ALL FOREIGN MATTER SHALL BE FLUSHED OR BLOWN OUT OF ALL PIPES, FIXTURES, EQUIPMENT, ETC. LEAVING ALL ITEMS CLEAN AND READY TO USE.

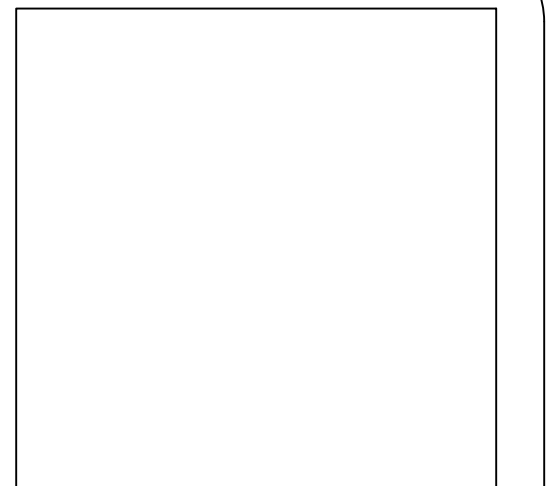
- 26.THE ENTIRE WATER DISTRIBUTION SYSTEM SHALL BE CHLORINATED AND TESTED, WITH RESULTS SENT TO IDPH.
- 27.THE PLUMBING CONTRACTOR SHALL JET ALL DRAINAGE LINES AT THE END OF CONSTRUCTION, PRIOR TO TURNOVER TO ELIMINATE ANY DEBRIS THAT MAY BE STUCK IN THE LINE. INVITE THE OWNER TO WITNESS THIS FINAL JETTING PROCESS.

"RECORD" DRAWINGS SHALL BE MAINTAINED AS THE JOB PROGRESSES, ON RECORD PRINTS OF ALL CONCEALED PIPING AND EQUIPMENT IN THE ENTIRE CONTRACT. DRAWINGS SHALL CONTAIN JOB RECORDED LAYOUTS WITH DIMENSION LOCATIONS OF ALL CONCEALED PIPING. SUBMIT AS BUILT DRAWINGS TO ARCHITECT.

PLUMBING GENERAL DEMOLITION NOTES:

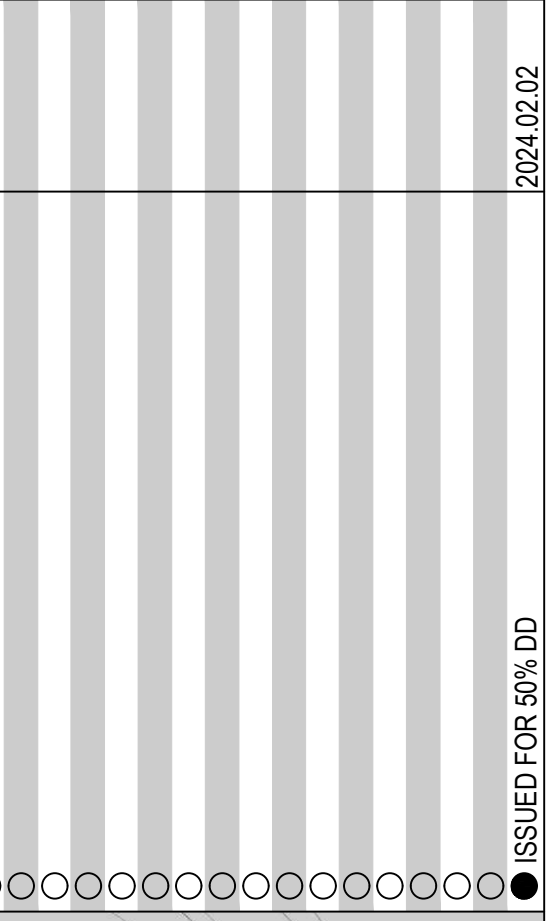
- PRIOR TO MOBILIZING THE DEMOLITION EFFORT, THE CONTRACTOR SHALL SCOPE, LOCATE AND VIDEO THE ENTIRE UNDERGROUND PLUMBING SYSTEM IN THE AREA OF WORK. IF THIS PROCESS INDICATES A NEED FOR REDESIGN BY THE ENGINEER OF RECORD, PROVIDE A DRAWING MARK UP SHOWING THE ACTUAL ROUTE, INVERT DEPTHS AND THE VIDEO OF THE SCOPING EFFORT.
- FIELD VERIFY ALL EXISTING GALVANIZED PIPING THROUGHOUT THE BUILDING. BASE BID SHALL INCLUDE DEMOING AND REPLACING ALL GALVANIZED PIPING THAT IS NOTED OR IMPLIED IN THE DRAWING NOTES WHICH WERE DERIVED FROM MULTIPLE SITE INVESTIGATIONS AND KNOWLEDGE OF STANDARD PRACTICES AT THE TIME OF BUILDING CONSTRUCTION. CONTRACTOR TO SUBMIT BID RFI'S TO CONFIRM THE EXTENT OF THIS REQUIREMENT.
- SERVICES TO THE EXISTING BUILDING SHALL BE KEPT IN CONTINUOUS OPERATION INCLUDING SEWERS, DOMESTIC HOT AND COLD WATER. IF IT IS NECESSARY TO ISOLATE FLOW TO OR FROM OTHER [CONDO] UNITS IN ISOLATING SUPPLY TO THE AREA OF WORK, THE CONTRACTOR SHALL NOTIFY THE OWNER AS REQUIRED IN THE GENERAL DEMOLITION NOTES. PROVIDE NEW ISOLATION VALVES ON DOMESTIC WATER BRANCHES RUNNING TO THE AREA OF WORK SO THAT ANY FUTURE ALTERATIONS DO NOT REQUIRED IMPACT TO NEIGHBORING UNITS.
- EXISTING UNDERGROUND BUILDING SEWERS, REGARDLESS OF THEIR AGE, MAY BE REUSED IF THE PIPE HAS BEEN APPROVED FOLLOWING AN INSPECTION BY CLOSED CIRCUIT TELEVISION IN THE PRESENCE OF PERSONNEL OF THE DEPARTMENT OF WATER MANAGEMENT.
- EXISTING BUILDING SEWERS AND DRAINS SHALL CONNECT WITH NEW BUILDING SEWER AND DRAINAGE SYSTEMS ONLY WHEN FOUND BY EXAMINATION AND TEST TO CONFORM TO THE NEW SYSTEM IN QUALITY OF MATERIAL.

Plumbing Symbol and Description	Plumbing Abbreviations
	AD GARAGE AREA DRAIN
	BFP BACKFLOW PREVENTER
	BP DOMESTIC BOOSTER PUMP
	CO CLEANOUT
	DCV DUAL CHECK VALVE
	DS DOWNSPOUT
	DSN DOWNSPOUT NOZZLE
	DW DISHWASHER
	ET EXPANSION TANK
	EWG ELECTRIC WATER COOLER
	FCO FLOOR CLEANOUT
	FD FLOOR DRAIN
	FS FLOOR SINK
	FPWH FREEZEPROOF WALL HYDRANT
	FPRH FREEZEPROOF ROOF HYDRANT
	GCO GARAGE CLEANOUT
	GG LAUNDRY GUY GRAY
	GT GREASE TRAP
	HB HOSE BIBB
	HD HUB DRAIN
	HS HAND SINK
	KS KITCHEN SINK
	LAV LAVATORY
	MS MOP SINK
	ORD OVERFLOW ROOF DRAIN
	PRV PRESSURE REDUCING VALVE
	RD ROOF DRAIN
	RP HOT WATER RECIRCULATION PUMP
	RPZ REDUCED PRESSURE BACKFLOW PREVENTER
	SE SEWAGE EJECTOR
	SH SHOWER
	SK SINK
	SP SUMP PUMP
	ID TRENCH DRAIN
	TMV THERMOSTATIC MIXING VALVE
	TOB TRIPLE OIL BASIN
	TUB BATHTUB
	TP TRAP PRIMER
	UR URINAL
	VTR VENT THRU ROOF
	W WASHER
	WCO WALL CLEANOUT
	WC WATER CLOSET
	WH WATER HEATER
	YCO YARD CLEANOUT
	AP ACCESS PANEL
	BOP BOTTOM OF PIPE
	CI CAST IRON CATCH BASIN
ABBREVIATION AND EQUIPMENT TAGS	
PLUMBING RISER TAG KEY:	
<p>TYPE:</p> <p>T = TOILET RISER K = KITCHEN RISER M = MECHANICAL RISER R = ROOF DRAIN RISER L = LAUNDRY RISER S = SHOWER/TUB RISER V = VENT RISER D = DOMESTIC WATER RISER</p> <p>LOCATION:</p> <p># = WHERE APPLICABLE, NUMBER SHALL CORRESPOND WITH THE NEAREST TYPICAL UNIT NUMBER A = DOMESTIC KITCHEN RISER B = DOMESTIC TOILET RISER C = DOMESTIC SHOWER/TUB RISER</p>	



IN PROGRESS

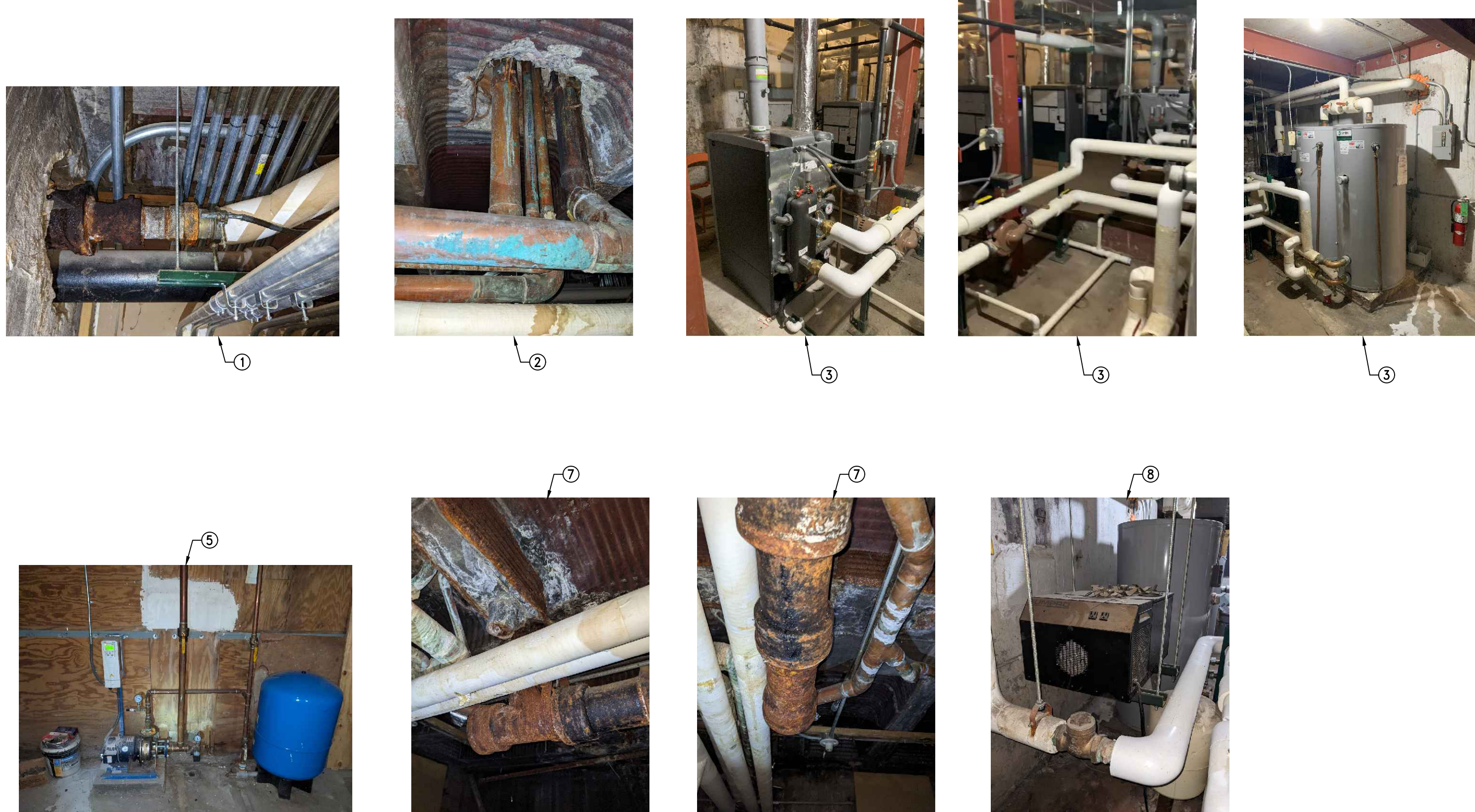
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GENERAL NOTES, SYMBOLS AND ABBREVIATIONS

P001

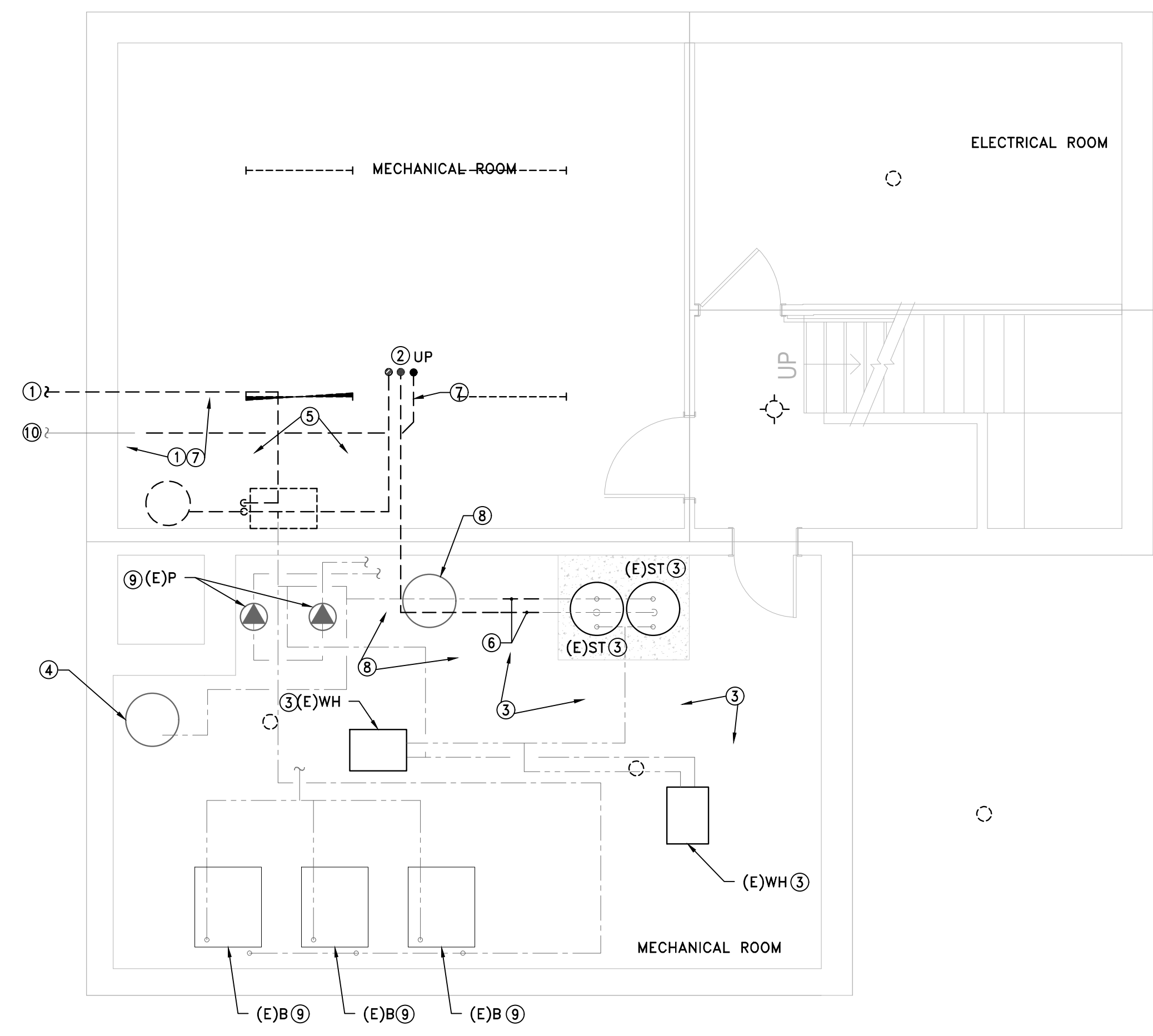


- KEYED NOTES:**
- ① DEMO EXISTING 6" INCOMING WATER MAIN. SERVICE TO BE REPLACED WITH NEW. REFER TO PLUMBING PLAN P100.
 - ② CORRODED EXISTING HOT AND COLD WATER RISER UP. FIELD VERIFY ACTIVE LEAKS IN MULTIPLE AREAS OF THE BASEMENT. BUDGETARY PRICING SHOULD INCLUDE REPLACEMENT DOMESTIC WATER PIPING. PIPING TO BE REPLACED WITH MINIMUM 2" CW AND 2" HW. INSULATE BASEMENT DOMESTIC WATER SYSTEM. PROPERLY INSULATE WITH SADDLE HANGERS OUTSIDE THE INSULATION.
 - ③ EXISTING BOILER WATER HEATER AND STORAGE TANK TO REMAIN.
 - ④ EXISTING EXPANSION TANK TO REMAIN.
 - ⑤ DEMO EXISTING BOOSTER PUMP AND PNEUMATIC TANK. REFER TO NEW PLUMBING PLANS
 - ⑥ DEMO SOME PORTION OF THE STORAGE TANK HOT AND COLD WATER PIPING TO INSTALL NEW MIXING VALVE. REFER TO NEW PLUMBING PLANS
 - ⑦ FIELD VERIFY ACTIVE LEAKS ON THE SANITARY PIPING. BUDGETARY PRICING SHOULD INCLUDE REPLACEMENT OF ALL SANITARY PIPING IN THE BASEMENT. CONTRACTOR TO FIELD VERIFY EXACT PIPING LOCATIONS. 6" MINIMUM SANITARY PIPING.
 - ⑧ EXISTING SUMP PUMP BATTERY BACK UP AND EJECTOR PUMP. EVALUATE CONDITION OF THE EJECTOR PUMP AND FIXTURES TIED TO THE PUMP. INCLUDE ALTERNATE ADDITIONAL BID PRICE FOR REPLACING THE EXISTING EJECTOR PUMP AND RODDING OUT EXISTING PIPING.
 - ⑨ EXISTING BOILERS AND PUMPS FOR BUILDING HEATING. NO SCOPE. SHOWN FOR COORDINATION ONLY.
 - ⑩ APPROXIMATE LOCATION OF EXISTING 6" SANITARY MAIN EXITING THE BUILDING.

- GENERAL NOTES:**
1. EXISTING PIPING ARE BASED UPON 2007 EXISTING DRAWINGS. FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE TO BE VERIFIED BUT IS ADEQUATE FOR AN INITIAL SCOPING PRICING. VERIFY ALL SIZES AND LOCATIONS IN THE FIELD.
 2. REPLACE PVC PIPING USED IN SANITARY REPAIRS WITH CAST IRON IN THE PUBLIC AREAS. FIELD VERIFY EXACT LOCATIONS.
 3. FIELD VERIFY UNINSULATED WATER PIPING SYSTEM IN THE BASEMENT. PIPING SHOULD BE INSULATED. SEE PLUMBING NOTES FOR INSULATION REQUIREMENTS
 4. FIELD VERIFY EXISTING LOCATIONS OF PVC PENETRATIONS THROUGH 2 HOUR WALLS. PROVIDE REQUIRED CRIMP COLLARS FOR CODE COMPLIANCE
 5. RE-ROUTE PIPING AS REQUIRED TO COORDINATE WITH POSSIBLE NEW STRUCTURAL WORK. FIELD VERIFY EXACT LOCATION OF EXISTING PIPING. COORDINATE WITH ALL TRADES.
 6. EXISTING SANITARY, VENT, HOT AND COLD, HOT WATER RETURN RISER UP TO REMAIN
 7. EXISTING EXPOSED ABANDONED PIPING TO BE REMOVED IN RESIDENTIAL UNITS AND COMMON AREAS. PENETRATIONS TO BE FIRESTOPPED. ABANDONED PIPING IN UTILITY SPACES MAY REMAIN. CONTRACTOR TO FIELD VERIFY EXISTING LOCATIONS.

- PRICE BREAKOUT NOTES:**
1. BUDGETARY PRICING SHALL INCLUDE REPLACEMENT OF APARTMENT UNDERGROUND SANITARY LINES WITH CAST IRON PIPING. CONTRACTOR SHALL SCOPE, TELEWISE, AND LOCATE ALL EXISTING UNDERGROUND SANITARY PIPING.

② EXISTING CONDITIONS
N.T.S.



① DEMO PLUMBING BASEMENT PLAN
SCALE - 1/4" = 1'-0"

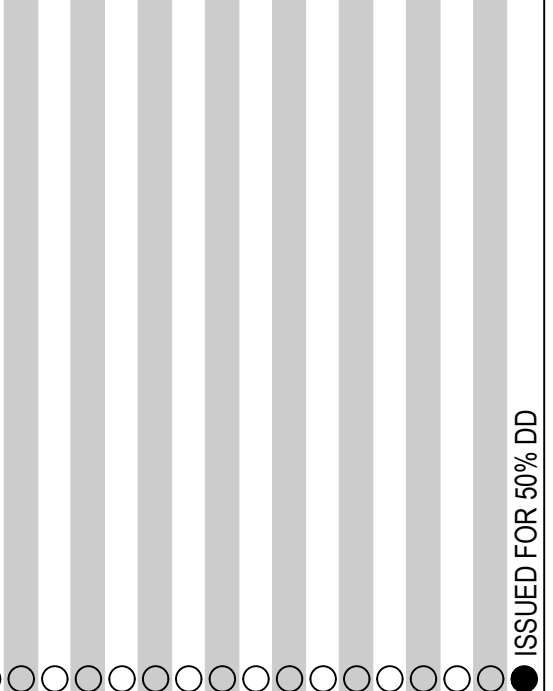


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IN PROGRESS

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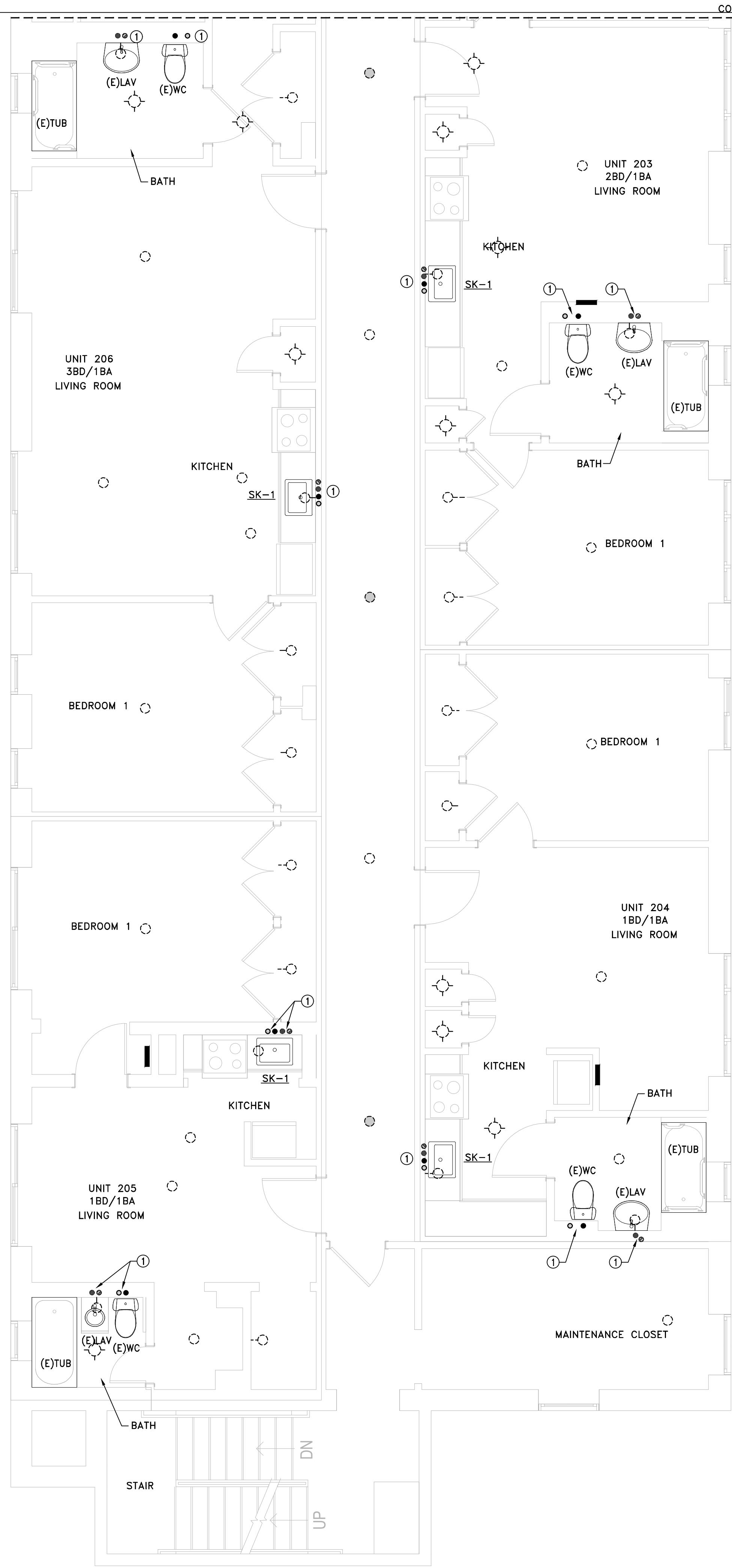
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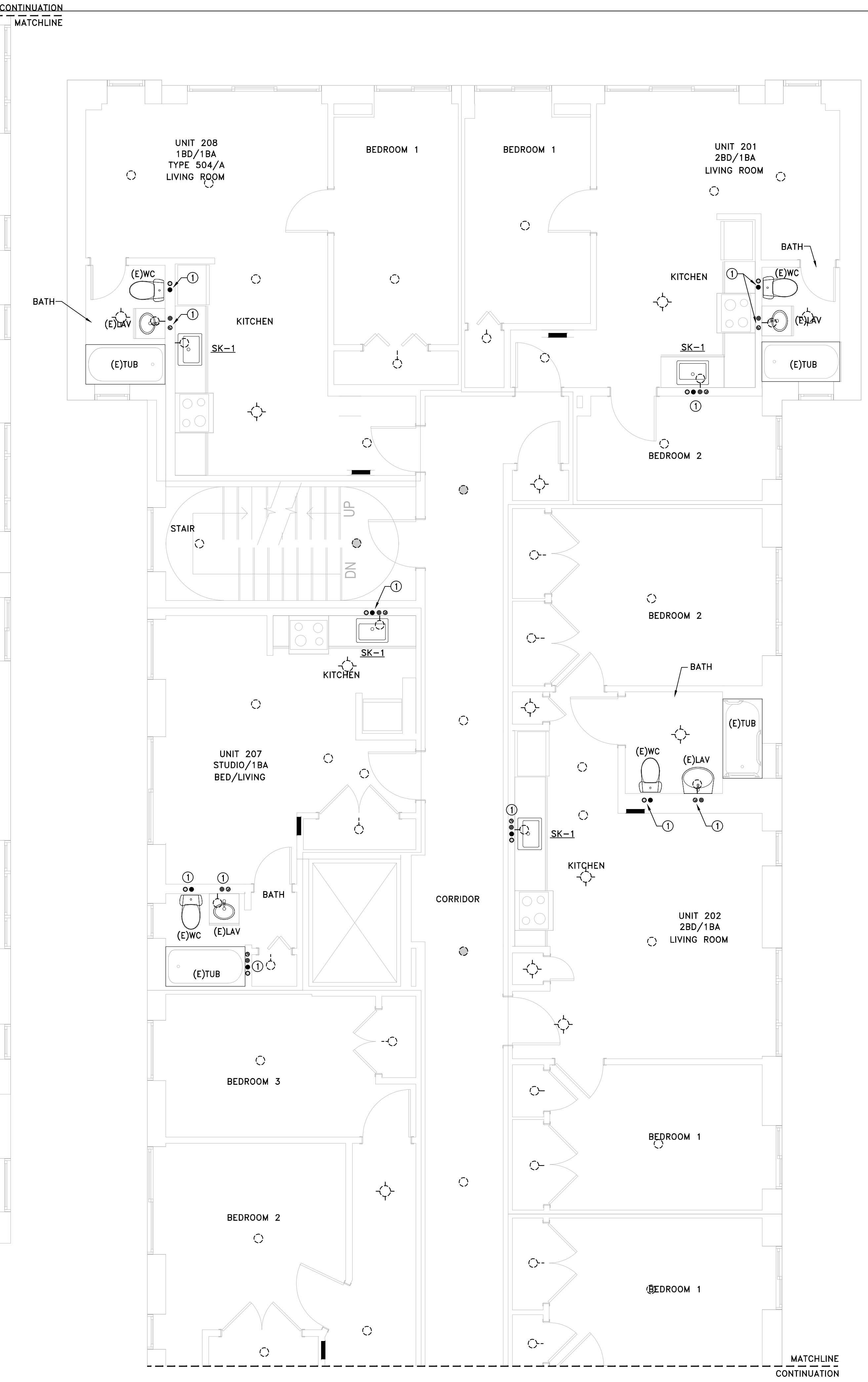
2218a
DEMO
PLUMBING
BASEMENT PLAN

PD100

ISSUED FOR 50% DD



2 DEMO PLUMBING PARTIAL TYPICAL 2ND THRU 5TH FLOOR PLAN - SOUTH
SCALE - 1/4" = 1'-0"



1 DEMO PLUMBING PARTIAL TYPICAL 2ND THRU 5TH FLOOR PLAN - NORTH
SCALE - 1/4" = 1'-0"

GENERAL SHEET NOTES:

- EXISTING PIPING ARE BASED UPON 2007 EXISTING DRAWINGS, FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE TO BE VERIFIED BUT IS ADEQUATE FOR AN INITIAL SCOPING PRICING. VERIFY ALL SIZES AND LOCATIONS IN THE FIELD.
- DEMOLISH AND REPLACE ALL PLUMBING FIXTURES WHERE INDICATED.
- EXISTING EXPOSED ABANDONED PIPING TO BE REMOVED FROM RESIDENTIAL UNITS AND COMMON AREAS. PENETRATIONS TO BE FIRESTOPPED. ABANDONED PIPING IN UTILITY AREAS MAY REMAIN. CONTRACTOR TO FIELD VERIFY EXISTING LOCATIONS.
- APARTMENT PLUMBING FIXTURE TO BE REPLACED WITH NEW:
100% OF EXISTING LAVATORY FAUCETS
5% OF EXISTING TOILETS
100% OF EXISTING KITCHEN SINKS
50% OF EXISTING LAVATORY TOPS
100% OF EXISTING SHOWER VALVES & HEADS

CONFIRM APARTMENT UNITS THAT WILL GET NEW TOILETS AND LAVATORY TOPS WITH THE ARCHITECT. REFER TO ARCHITECTURAL MATRIX FOR ALL PLUMBING FIXTURE UPGRADES AND REPLACEMENT. PROVIDE ALL NECESSARY STOPS, TRAPS AND ACCESSORIES FOR A FULLY OPERATIONS INSTALLATION PER THE MANUFACTURERS RECOMMENDATION. PROVIDE RECONNECTIONS TO EXISTING SANITARY, VENT, AND DOMESTIC WATER PIPING AS REQUIRED. MATCH EXISTING PIPE SIZES, FIELD VERIFY.

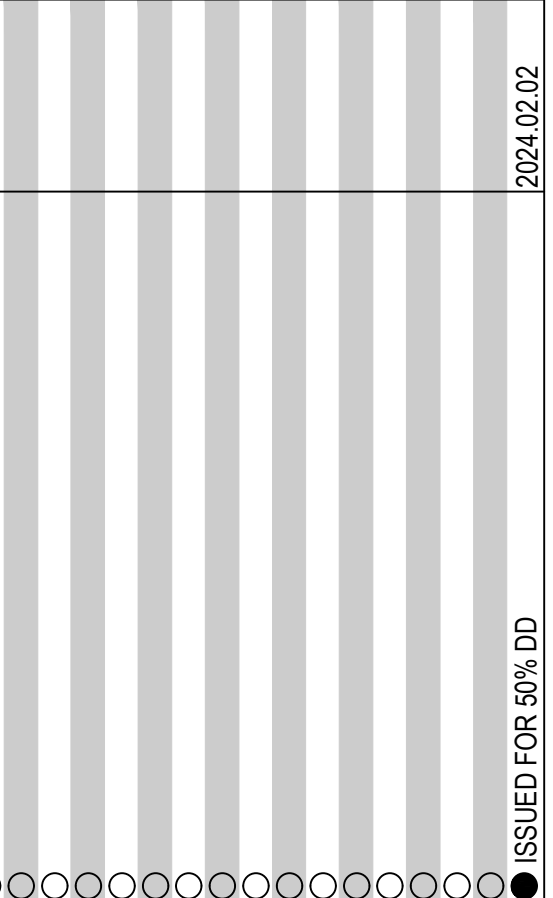
KEYED NOTES:

① EXISTING DOMESTIC COLD, HOT AND HOT WATER RETURN PIPING TO REMAIN UNLESS NOTED OTHERWISE. FIELD VERIFY EXISTING SANITARY AND VENT STACKS FOR DAMAGE AND DISCONNECTS. NOTIFY ARCHITECT OF ANY DAMAGE FOUND AND PROVIDE COST FOR REPLACEMENT. PROVIDE INITIAL PRICE BREAKOUT FOR 100% REPLACEMENT OF ALL SANITARY AND VENT RISERS WITH NEW PVC PIPING.



IN PROGRESS

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DEMO PLUMBING
TYPICAL 2ND THRU 5TH
FLOOR PLAN

PD102

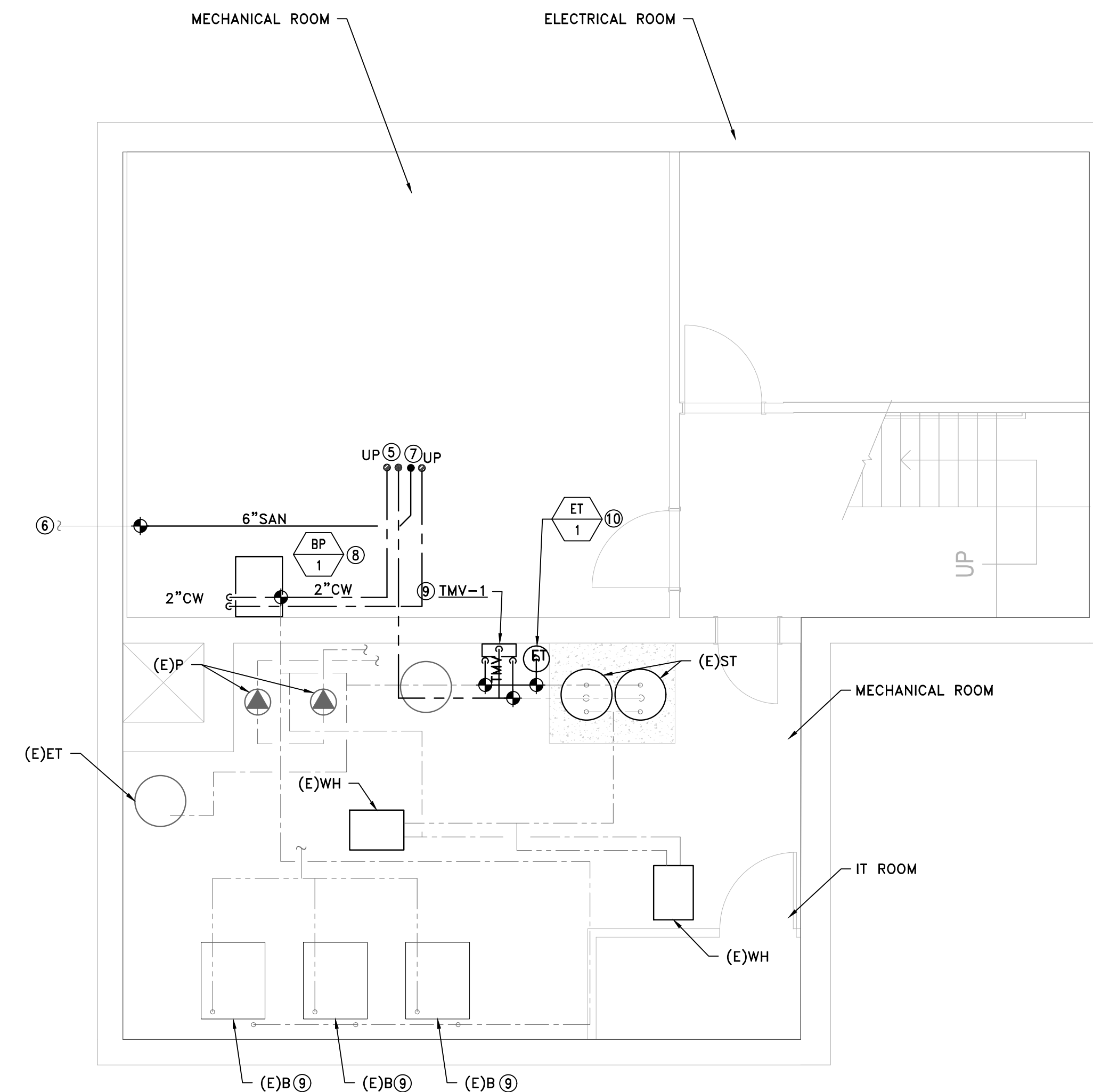
- KEYED NOTES:**
- ① PURPOSEFULLY OMITTED.
 - ② PURPOSEFULLY OMITTED.
 - ③ PURPOSEFULLY OMITTED.
 - ④ PURPOSEFULLY OMITTED.
 - ⑤ 2" HOT AND COLD WATER RISER UP.
 - ⑥ EXISTING 6" SANITARY MAIN EXITING THE BUILDING.
 - ⑦ 6" SANITARY RISER UP.
 - ⑧ NEW BOOSTER PUMP WITH CONCRETE PAD. PROVIDE RECONNECTION TO EXISTING 2" DOMESTIC COLD WATER PIPING.
 - ⑨ NEW CENTRAL MIXING VALVE. RE-PIPE HOT WATER, AND COLD WATER INTO THE MIXING VALVE.
 - ⑩ NEW EXPANSION TANK FOR STORAGE TANKS. PROVIDE RECONNECTION TO EXISTING DOMESTIC COLD WATER PIPING. FIELD VERIFY EXACT PIPE SIZES.

- GENERAL SHEET NOTES:**
1. EXISTING PIPING ARE BASED UPON 2007 EXISTING DRAWINGS, FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE TO BE VERIFIED BUT IS ADEQUATE FOR AN INITIAL SCOPING PRICING. VERIFY ALL SIZES AND LOCATIONS IN THE FIELD.
 2. PVC PIPING SHALL BE USED FOR ALL NEW WASTE AND VENT PIPING, EXCEPT THROUGH FIRST FLOOR COMMON AREA. FOR COMMON AREAS, THE WASTE SHALL BE CAST IRON AND THE VENT SHALL BE COPPER.
 3. NEW DOMESTIC WATER PIPING SHALL BE TYPE L COPPER WITH SOLDER OR PROGRESS FITTINGS.
 4. ALL WATER DISTRIBUTION PIPING SHALL BE INSULATED. SEE PLUMBING NOTES FOR INSULATION REQUIREMENTS.
 5. PROPERLY SEAL ALL PIPE PENETRATIONS THROUGH DRAFT STOP WALL.
 6. EXISTING SANITARY, VENT, HOT AND COLD, HOT WATER RETURN RISER UP TO REMAIN.
 7. EXISTING WATER HEATER PIPING MAY BE RE-USED TO THE EXTENT POSSIBLE. ALL PIPING, EXISTING AND NEW, MUST BE FULLY COORDINATED WITH OTHER TRADES. THIS COORDINATION MAY RESULT THE REPLACEMENT OF EXISTING PIPING IN ORDER TO ACCOMMODATE NEW MIXING VALVE AND EXPANSION TANK.
 8. FIELD VERIFICATION OF EXISTING PIPING IS REQUIRED. SHOP DRAWING COORDINATION FOR NEW AND EXISTING PIPING IS REQUIRED. SEE FLOOR PLAN AND WATER HEATER PIPING DIAGRAM FOR PIPE SIZES AND REQUIRED DIAGRAMMATIC LAYOUT.
 9. SERVICE SHUTOFF BALL VALVES SHOULD BE ADDED ALL FIXTURES AND RISERS. FIELD VERIFY ALL LOCATIONS.
 10. RECOMMISSION NEW DOMESTIC HOT WATER HEATING SYSTEM TO ENABLE MAXIMUM OPERATION AT CONDENSING TEMPERATURE, AND SPIKE CONTROLS TO BOOST THE TANK TEMPERATURE TO 145 ONCE PER DAY TO KILL THE LEGIONELLA. THE REMAINDER OF THE TIME THE BOILERS SHALL OPERATE AT 130F. INTEGRATE WITH NEW TMV.



IN PROGRESS

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1 PLUMBING BASEMENT PLAN
 SCALE - 1/4" = 1'-0"

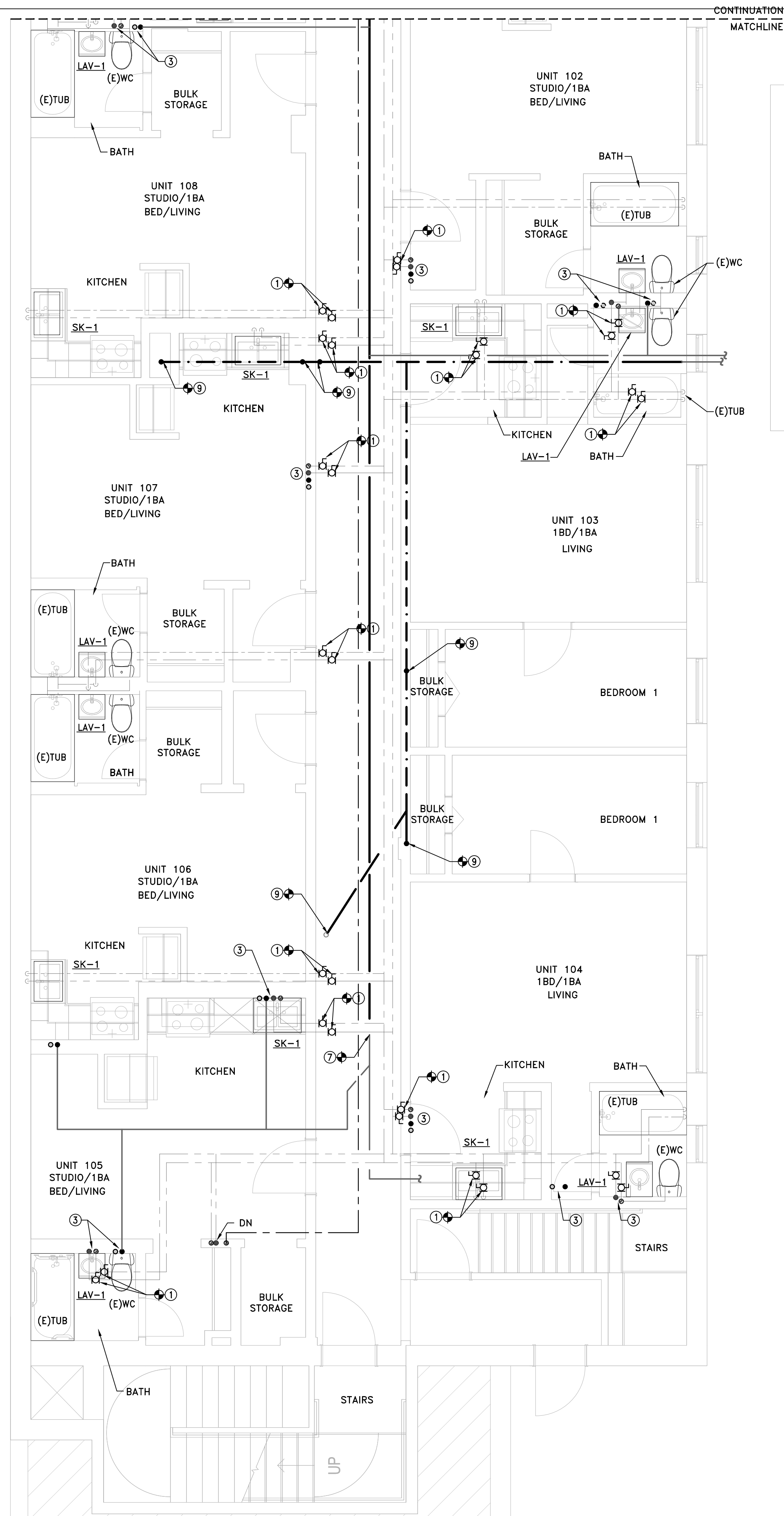
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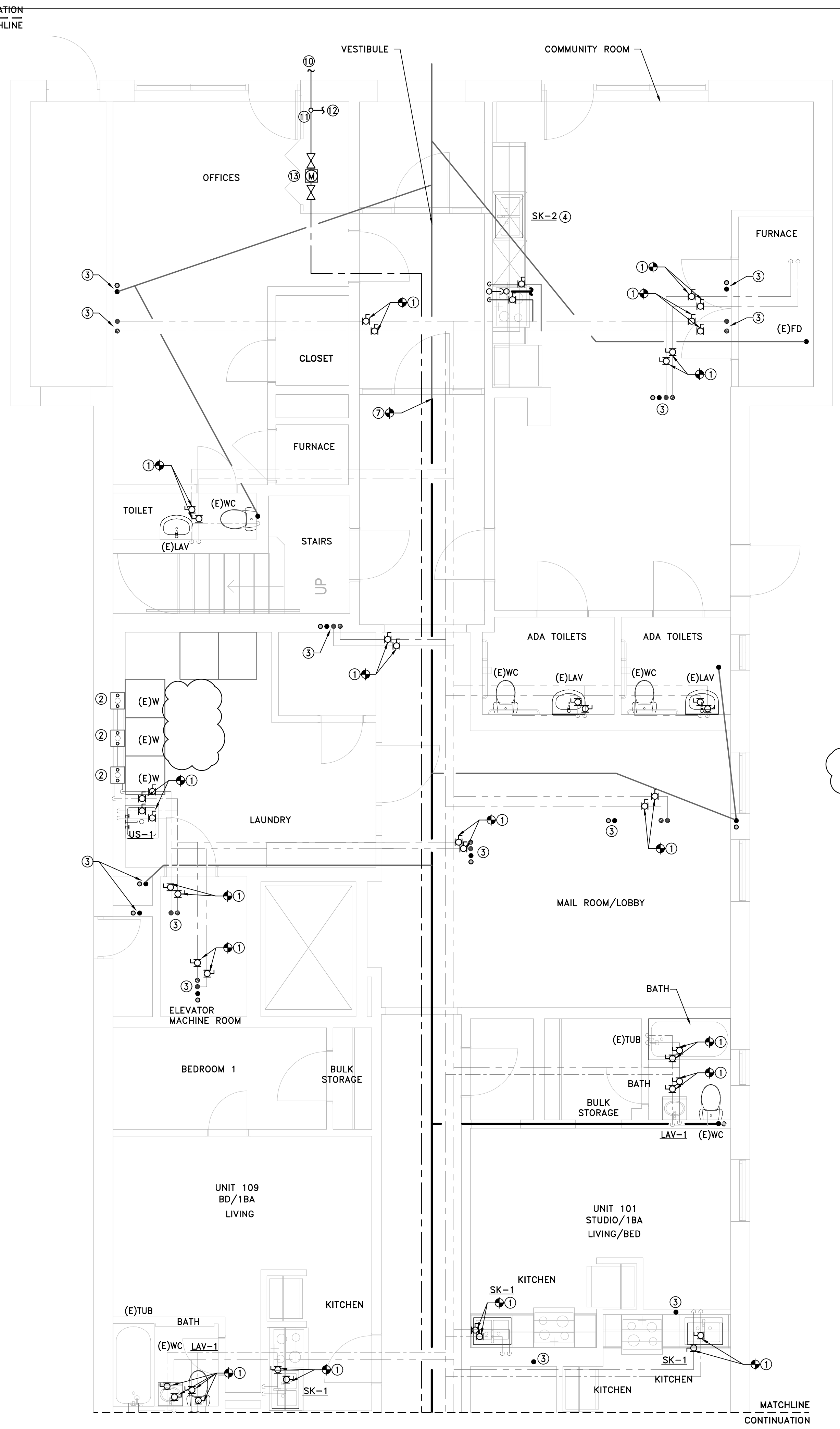
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PLUMBING BASEMENT PLAN
P100



PLUMBING
PARTIAL 1ST FLOOR PLAN - SOUTH
② SCALE - 1/4" = 1'-0"



PLUMBING
PARTIAL 1ST FLOOR PLAN - NORTH
① SCALE - 1/4" = 1'-0"

- GENERAL SHEET NOTES:**
- EXISTING PIPING ARE BASED UPON 2007 EXISTING DRAWINGS, FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE TO BE VERIFIED BUT IS ADEQUATE FOR AN INITIAL SCOPING PRICING. VERIFY ALL SIZES AND LOCATIONS IN THE FIELD.
 - PVC PIPING SHALL BE USED FOR ALL NEW WASTE AND VENT PIPING, EXCEPT THROUGH FIRST FLOOR COMMON AREA. FOR COMMON AREAS, THE WASTE SHALL BE CAST IRON AND THE VENT SHALL BE COPPER.
 - NEW DOMESTIC WATER PIPING SHALL BE TYPE L COPPER WITH SOLDER OR PROPRESS FITTINGS.
 - ALL WATER DISTRIBUTION PIPING SHALL BE INSULATED. SEE PLUMBING NOTES FOR INSULATION REQUIREMENTS.
 - PROPERLY SEAL ALL PIPE PENETRATIONS THROUGH DRAFT STOP WALL.
 - EXISTING SANITARY, VENT, HOT AND COLD, HOT WATER RETURN RISER UP TO REMAIN.
 - SERVICE SHUTOFF BALL VALVES SHOULD BE ADDED ALL FIXTURES AND RISERS. FIELD VERIFY ALL LOCATIONS.
 - APARTMENT PLUMBING FIXTURE TO BE REPLACED WITH NEW:
100% OF EXISTING LAVATORY FAUCETS
5% OF EXISTING TOILETS
100% OF EXISTING KITCHEN SINKS
50% OF EXISTING LAVATORY TOPS
100% OF EXISTING SHOWER VALVES & HEADS
- CONFIRM APARTMENT UNITS THAT WILL GET NEW TOILETS AND LAVATORY TOPS WITH THE ARCHITECT. REFER TO ARCHITECTURAL MATRIX FOR ALL PLUMBING FIXTURE UPGRADES AND REPLACEMENT.
PROVIDE ALL NECESSARY STOPS, TRAPS AND ACCESSORIES FOR A FULLY OPERATIONS INSTALLATION PER THE MANUFACTURERS RECOMMENDATION. PROVIDE RECONNECTIONS TO EXISTING SANITARY, VENT, AND DOMESTIC WATER PIPING AS REQUIRED. MATCH EXISTING PIPE SIZES, FIELD VERIFY.

- KEYED NOTES:**
- PROVIDE NEW SHUTOFF BALL VALVE TO EXISTING RISERS AND FIXTURES. MATCH EXISTING HOT AND COLD WATER PIPE SIZES.
 - PROVIDE NEW LAUNDRY HOT AND COLD WATER HOOKUPS
 - EXISTING HOT AND COLD WATER RISER UP TO REMAIN.
 - CONNECT NEW 2" SANITARY, 1-1/2" VENT, 3/4" HW, AND 3/4" CW FOR NEW SINK TO EXISTING PIPING. ROUTE TO NEAREST EXISTING PIPING. MAKE NECESSARY CONNECTIONS AS REQUIRED PER THE EXISTING FIELD CONDITIONS.
 - PURPOSEFULLY OMITTED.
 - PURPOSEFULLY OMITTED.
 - CONNECT NEW 6" BURIED SANITARY PVC PIPING TO EXISTING PIPING. FIELD VERIFY EXACT EXISTING LOCATION, DIRECTION OF FLOW, AND INVERT ELEVATION PRIOR TO SANITARY SEWER LINE INSTALLATION. MAKE NECESSARY CONNECTIONS AS REQUIRED PER THE EXISTING FIELD CONDITIONS.
 - INSTALL NEW 6" PVC SANITARY AND VENT RISERS. CONNECT TO EXISTING PIPING WHERE APPLICABLE. MAKE NECESSARY CONNECTIONS AS REQUIRED PER THE EXISTING FIELD CONDITIONS.
 - CONNECT NEW X" BURIED KITCHEN WASTE PVC PIPING TO EXISTING CLEANOUTS AND RISERS. FIELD VERIFY EXACT EXISTING LOCATION, DIRECTION OF FLOW, AND INVERT ELEVATION PRIOR TO WASTE LINE INSTALLATION. MAKE NECESSARY CONNECTIONS AS REQUIRED PER THE EXISTING FIELD CONDITIONS.
 - NEW 8" COMBINED WATER AND FIRE SERVICE MAIN.
 - PROVIDE 8"x6"x2" FLANGED REDUCING TEE TO FIRE BACKFLOW PREVENTER AND DOMESTIC WATER SERVICE.
 - WATER SERVICE TO FIRE PUMP ASSEMBLY BY OTHERS. SHOWN FOR COORDINATION ONLY. SEE FIRE PROTECTION DRAWINGS FOR CONTINUATION BY FIRE SUPPRESSION CONTRACTOR.
 - 2" METER AND DOMESTIC WATER SERVICE.



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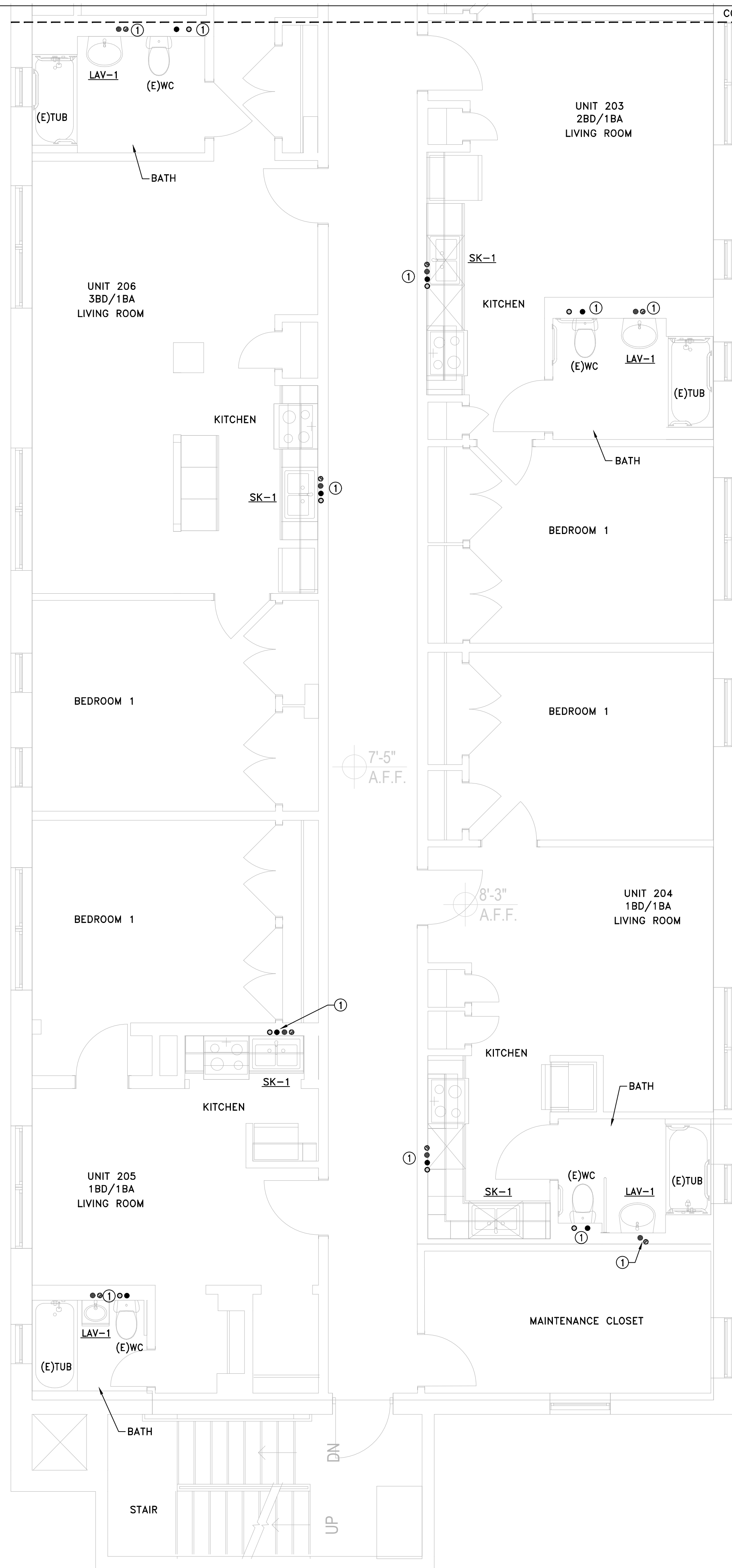
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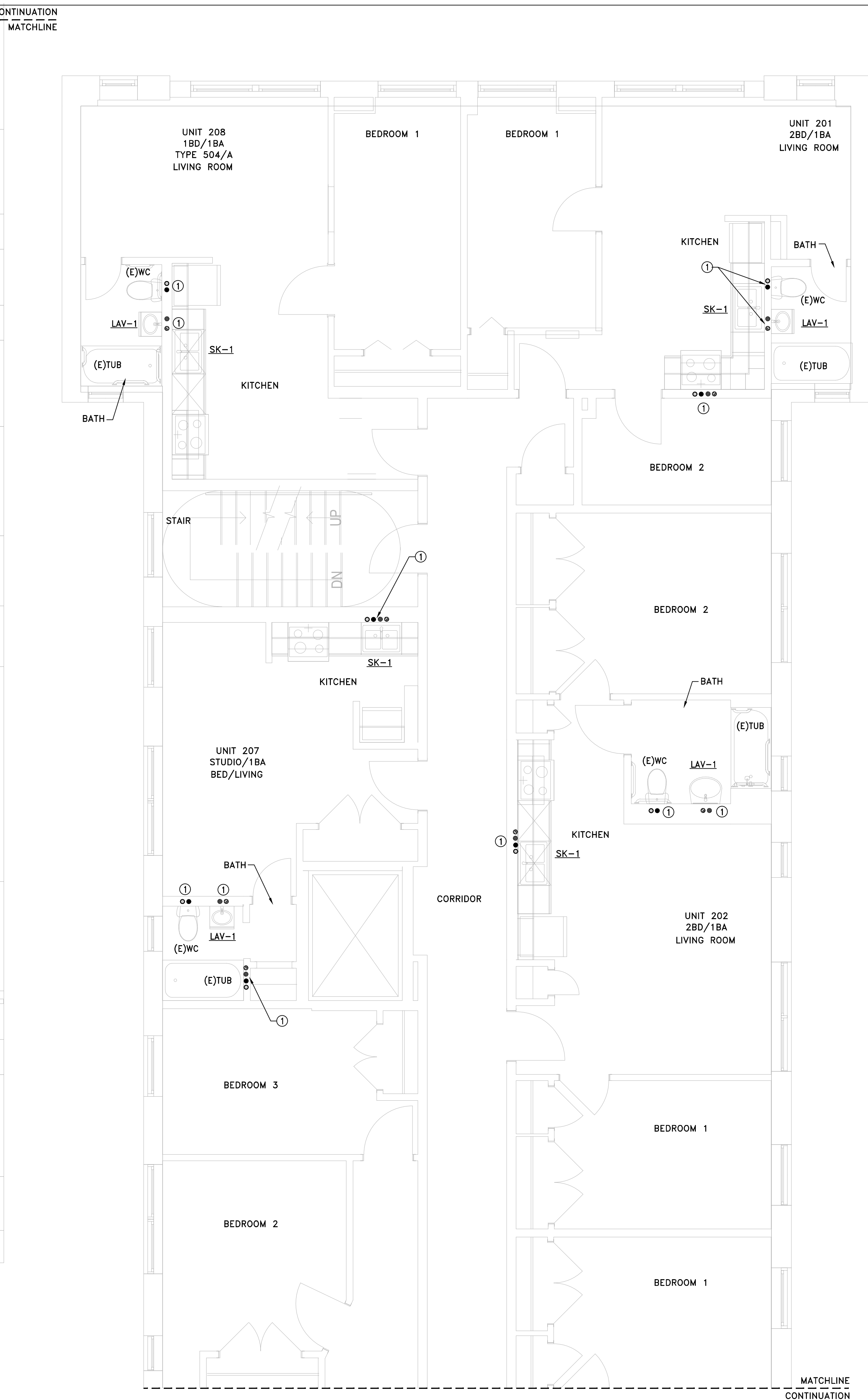
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**PLUMBING
1ST FLOOR PLAN**

P101



PLUMBING PARTIAL TYPICAL
2ND THRU 5TH FLOOR PLAN - SOUTH
② SCALE - 1/4" = 1'-0"



PLUMBING PARTIAL TYPICAL
2ND THRU 5TH FLOOR PLAN - NORTH
① SCALE - 1/4" = 1'-0"

GENERAL SHEET NOTES:

- EXISTING PIPING ARE BASED UPON 2007 EXISTING DRAWINGS, FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE TO BE VERIFIED BUT IS ADEQUATE FOR AN INITIAL SCOPING PRICING. VERIFY ALL SIZES AND LOCATIONS IN THE FIELD.
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- NEW DOMESTIC WATER PIPING SHALL BE TYPE L COPPER WITH SOLDER OR PROGRESS FITTINGS.
- ALL WATER DISTRIBUTION PIPING SHALL BE INSULATED. SEE PLUMBING NOTES FOR INSULATION REQUIREMENTS.
- PROPERLY SEAL ALL PIPE PENETRATIONS THROUGH DRAFT STOP WALL.
- EXISTING SANITARY, VENT, HOT AND COLD, HOT WATER RETURN RISER UP TO REMAIN.
- SERVICE SHUTOFF BALL VALVES SHOULD BE ADDED ALL FIXTURES AND RISERS. FIELD VERIFY ALL LOCATIONS.
- APARTMENT PLUMBING FIXTURE TO BE REPLACED WITH NEW:
100% OF EXISTING LAVATORY FAUCETS
5% OF EXISTING TOILETS
100% OF EXISTING KITCHEN SINKS
50% OF EXISTING LAVATORY TOPS
100% OF EXISTING SHOWER VALVES & HEADS

CONFIRM APARTMENT UNITS THAT WILL GET NEW TOILETS AND LAVATORY TOPS WITH THE ARCHITECT. REFER TO ARCHITECTURAL MATRIX FOR ALL PLUMBING FIXTURE UPGRADES AND REPLACEMENT.
PROVIDE ALL NECESSARY STOPS, TRAPS AND ACCESSORIES FOR A FULLY OPERATIONS INSTALLATION PER THE MANUFACTURERS RECOMMENDATION. PROVIDE RECONNECTIONS TO EXISTING SANITARY, VENT, AND DOMESTIC WATER PIPING AS REQUIRED. MATCH EXISTING PIPE SIZES, FIELD VERIFY.

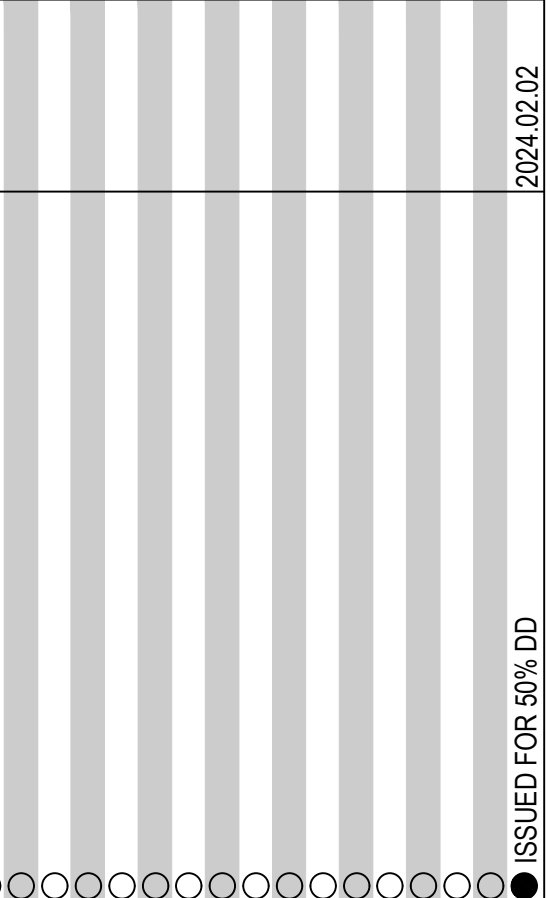
KEYED NOTES:

① EXISTING SANITARY, VENT, HOT AND COLD WATER RISER UP TO REMAIN UNLESS NOTED OTHERWISE.



IN PROGRESS

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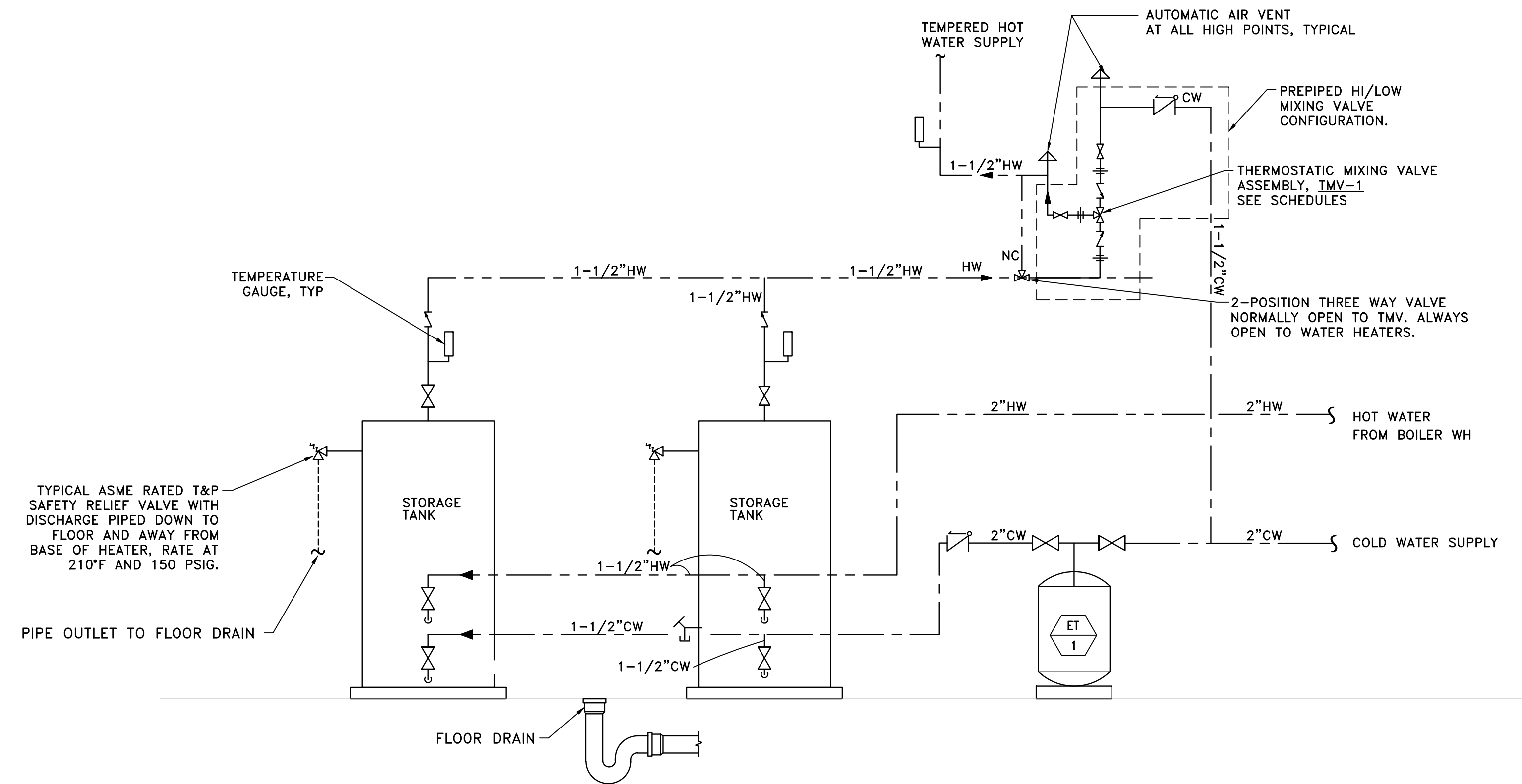


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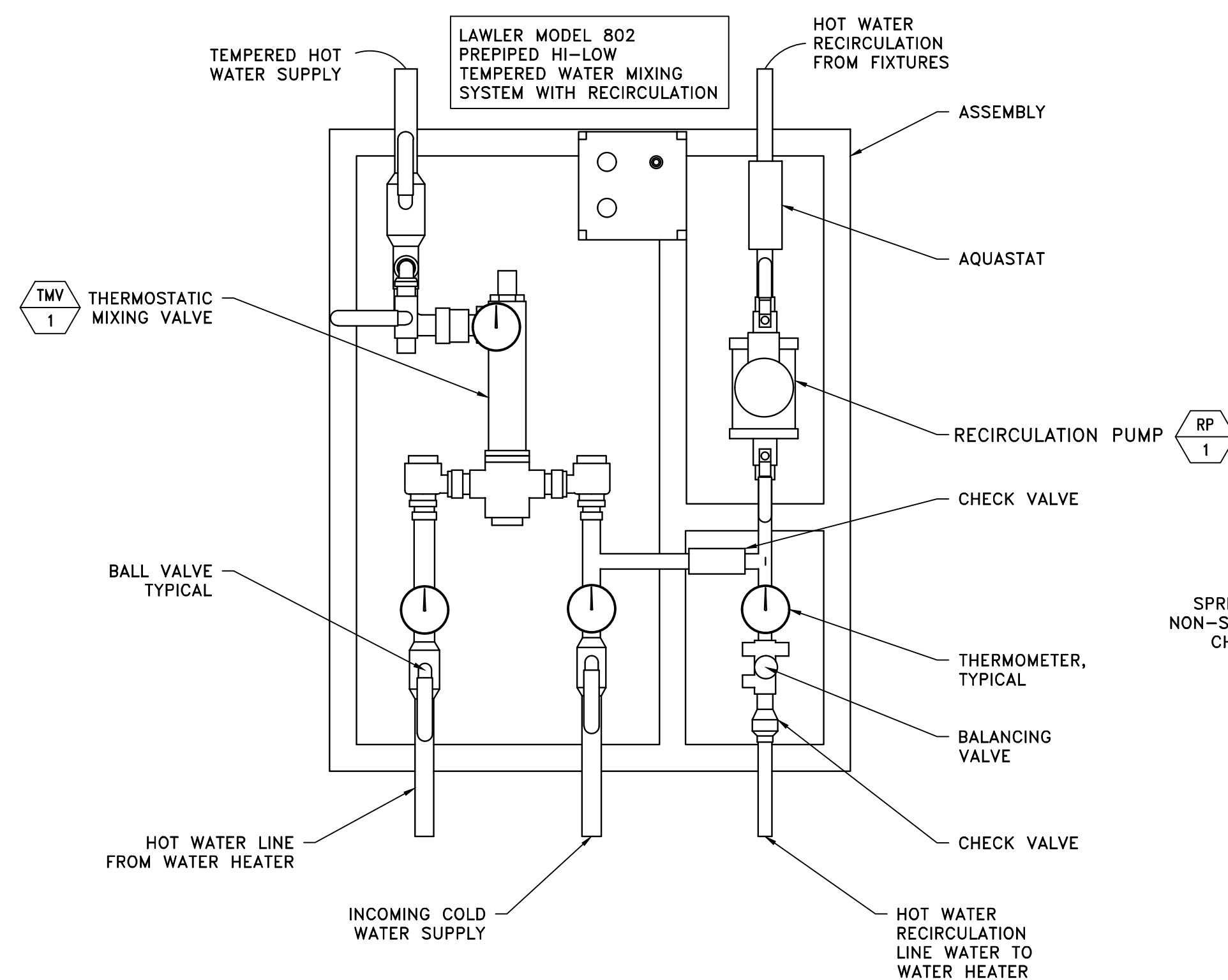
**PLUMBING
TYPICAL 2ND THRU 5TH
FLOOR PLAN**

P102



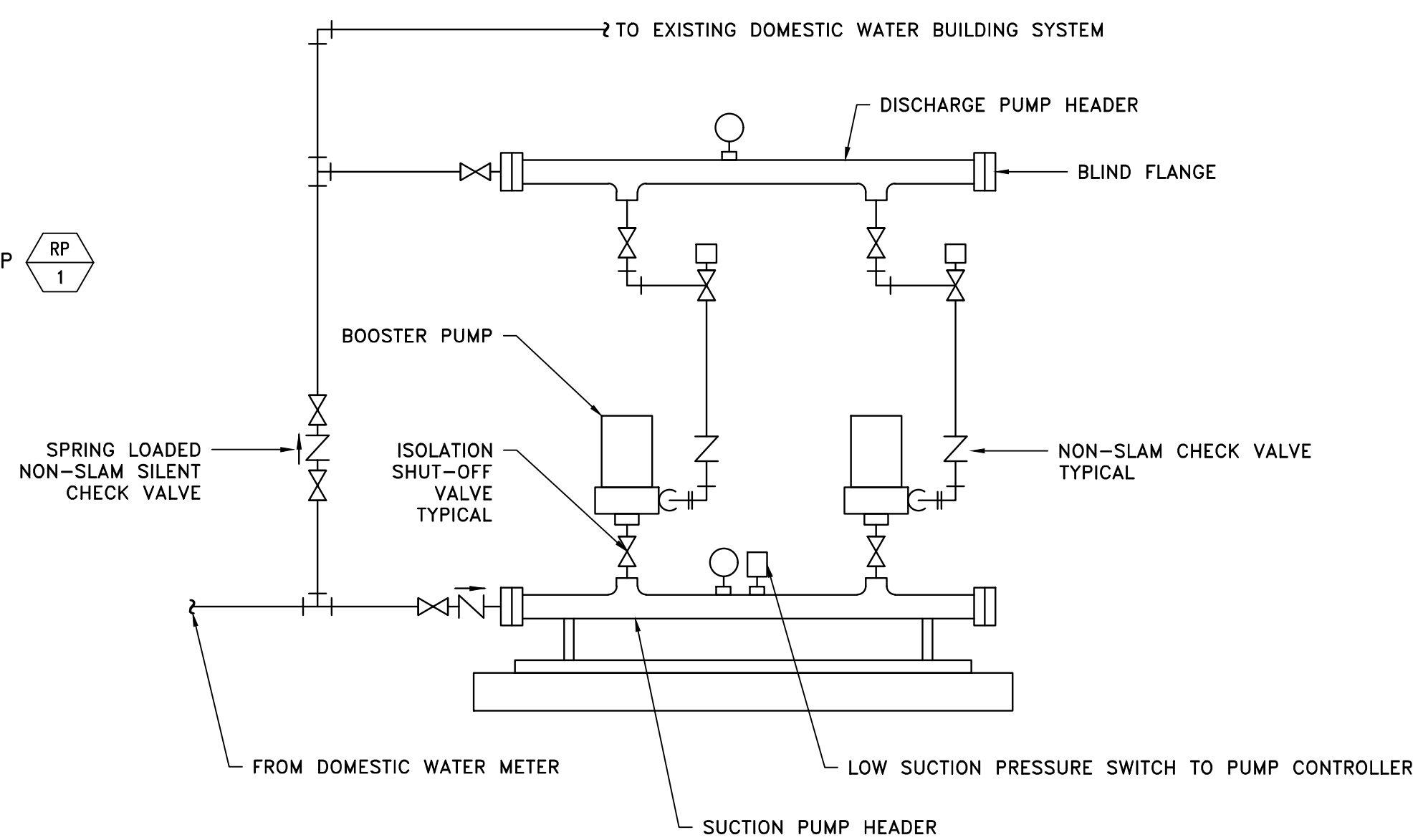
Hot Water Piping Detail

6 No Scale



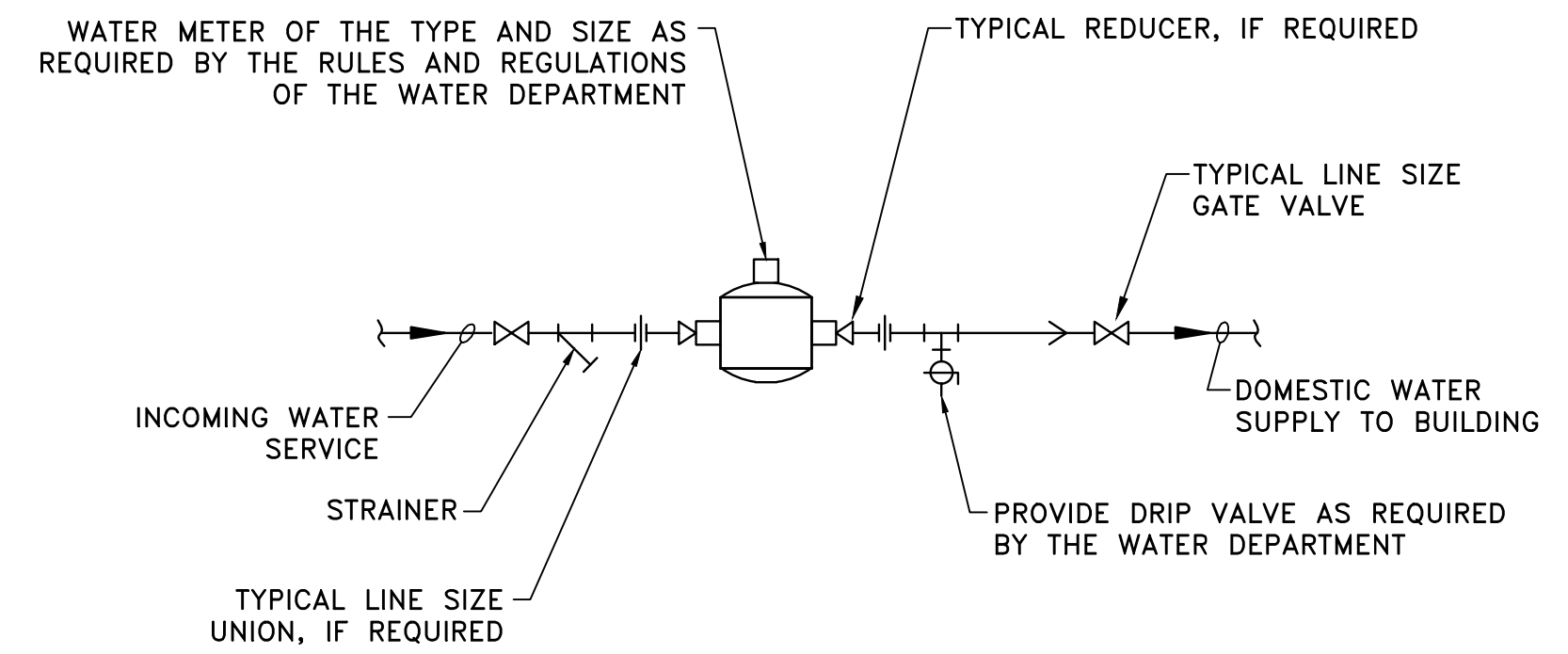
PREPIPED HI-LOW TEMPERED WATER MIXING SYSTEM WITH HOT RECIRCULATION SYSTEM

5 N.T.S.



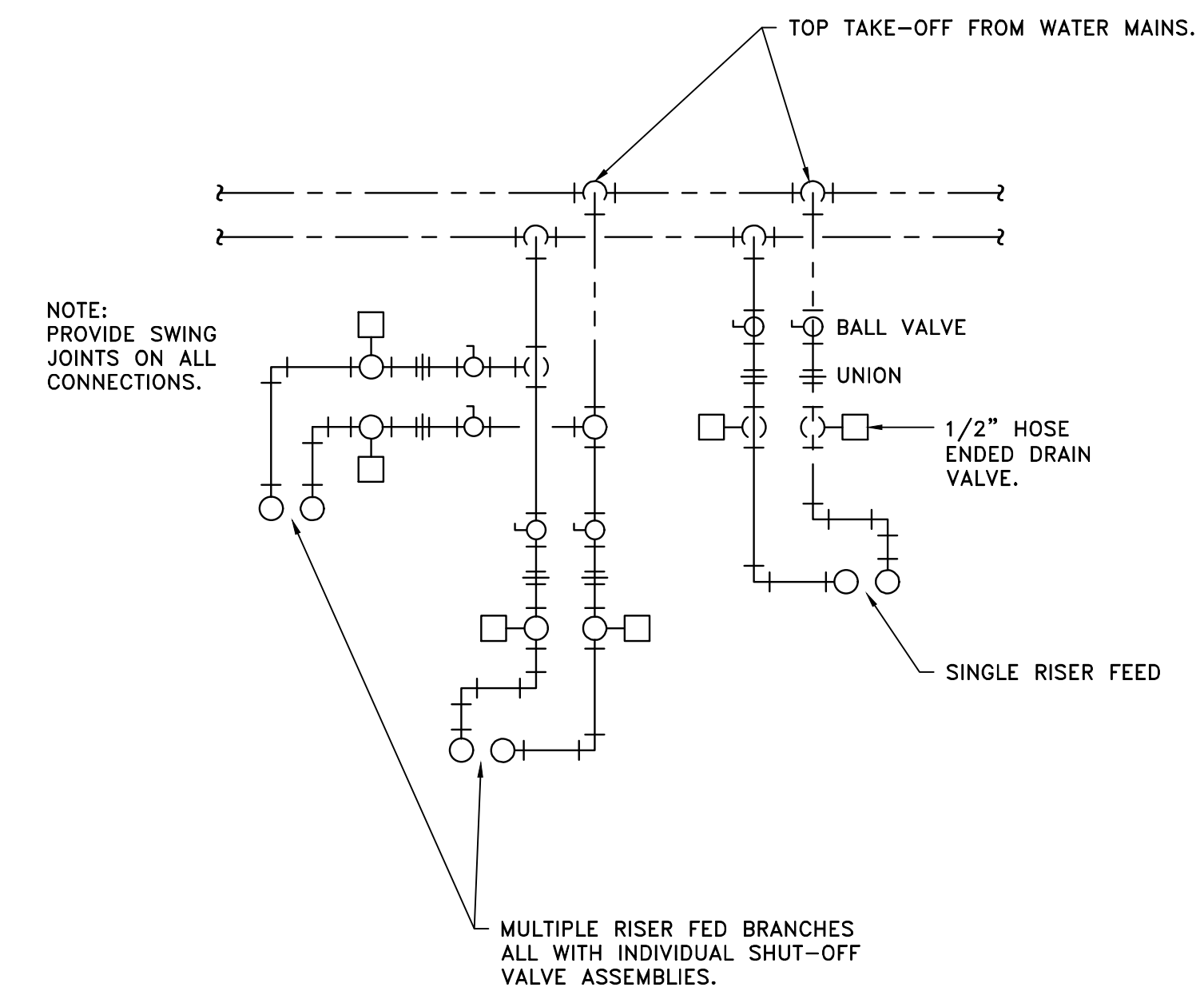
PIPING DIAGRAM OF DOMESTIC WATER BOOSTER PUMP

4 N.T.S.



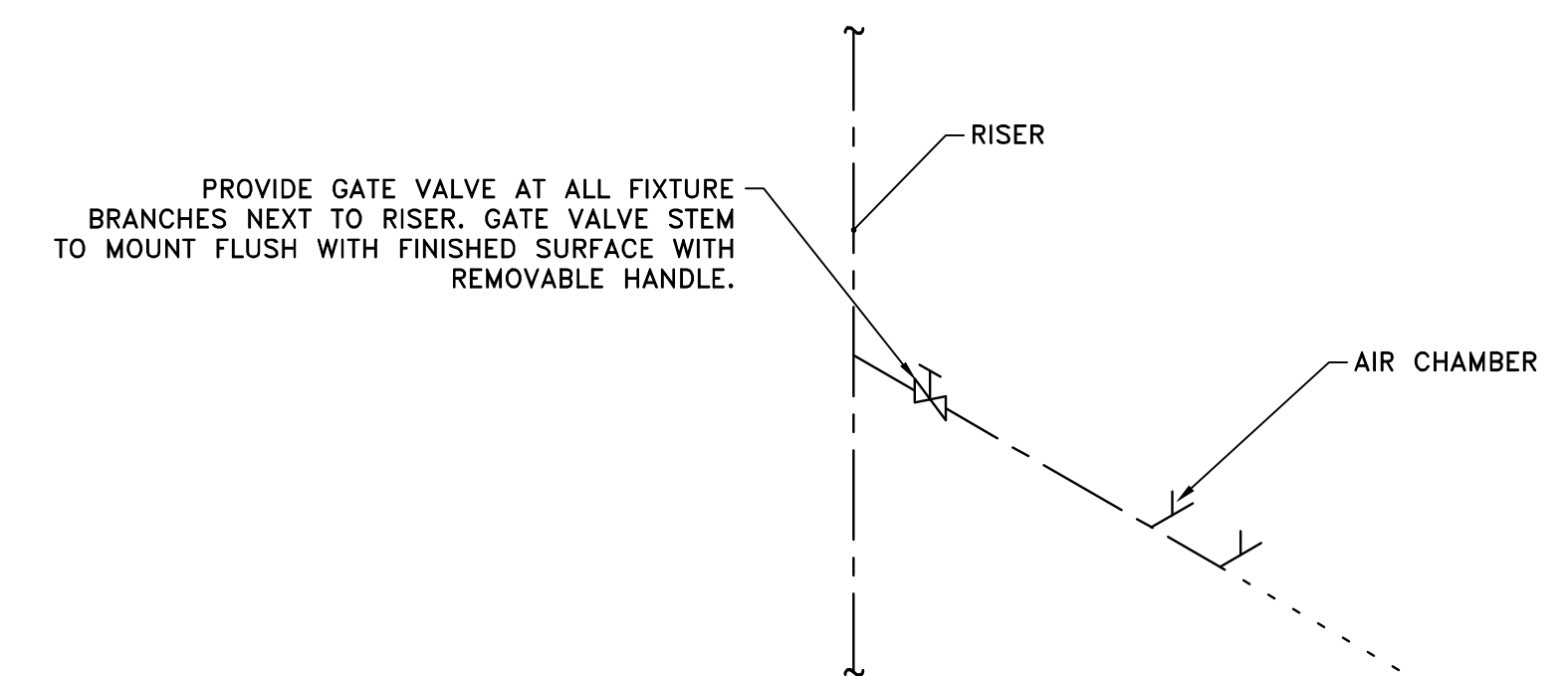
WATER METER DETAIL

1 NOT TO SCALE



PIPING AND VALVING TO TYPICAL WATER RISER DIAGRAM

2 N.T.S.



TYPICAL BRANCH SERVICE VALVE DETAIL

3 NO SCALE



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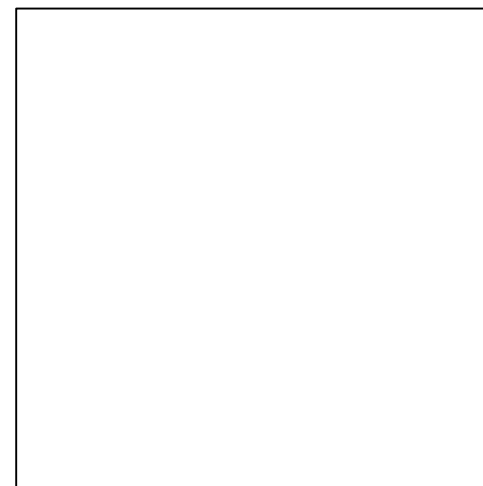
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PLUMBING
DETAILS

P400

2024.02.02

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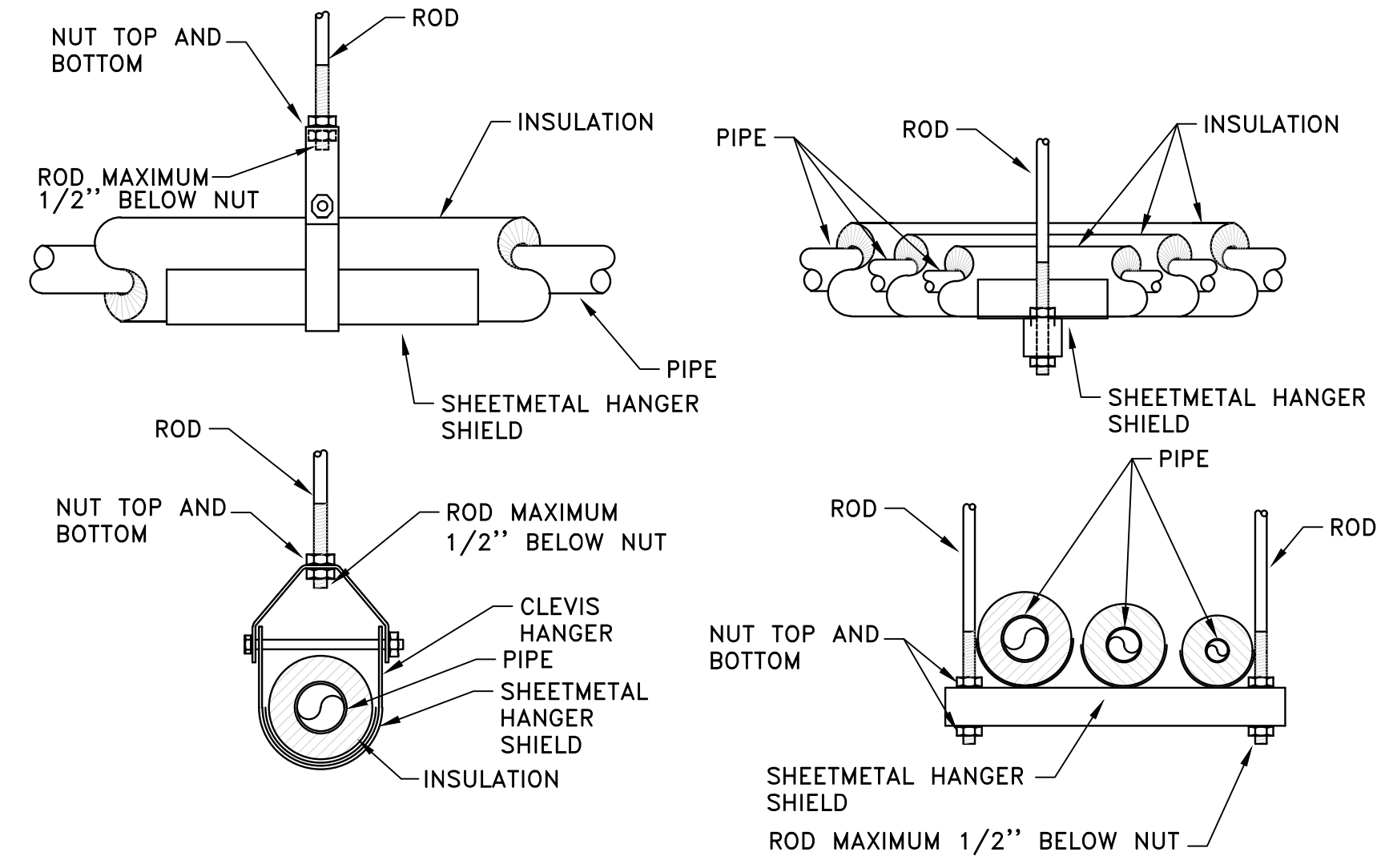
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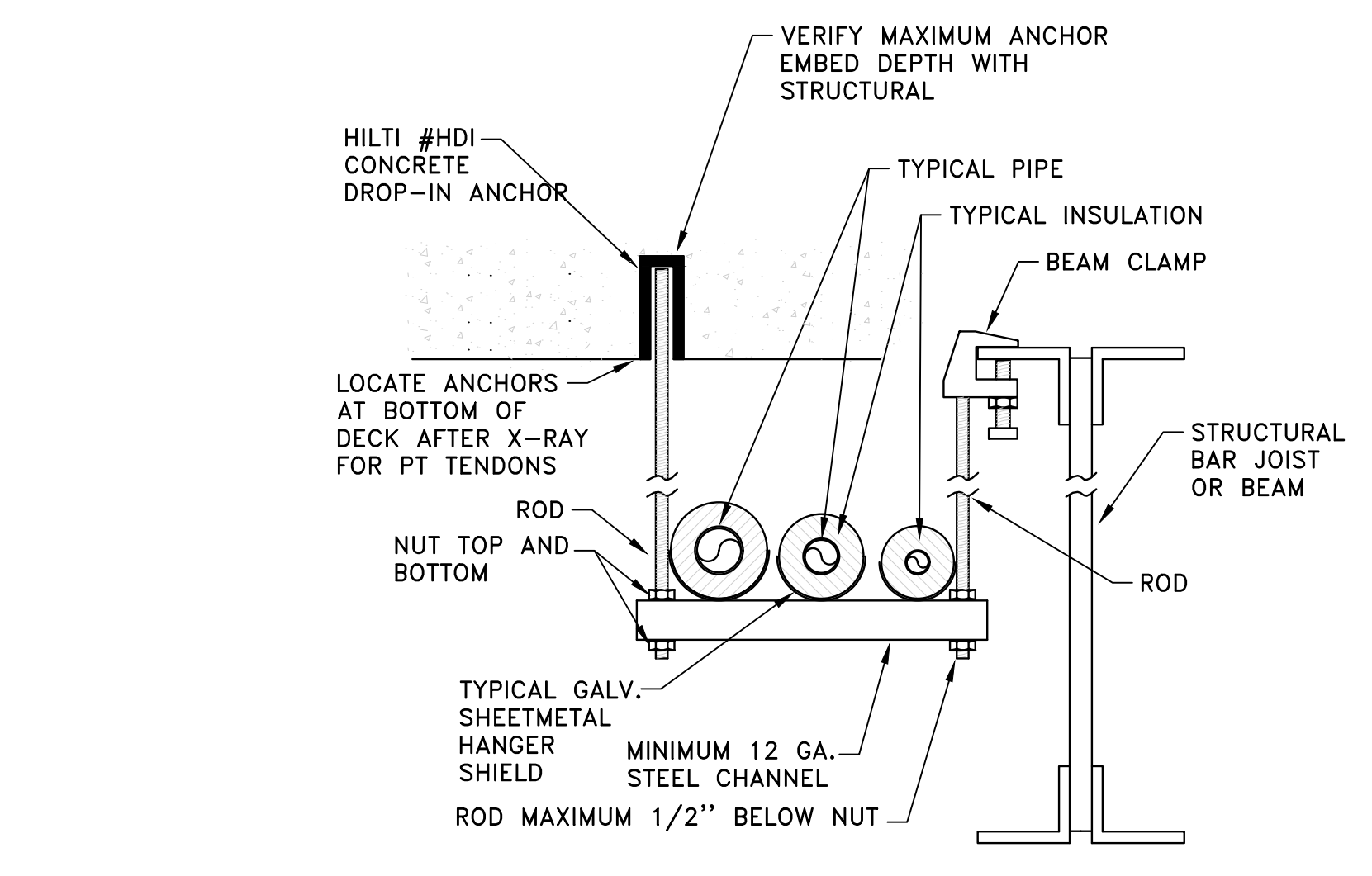
PLUMBING DETAILS

P401



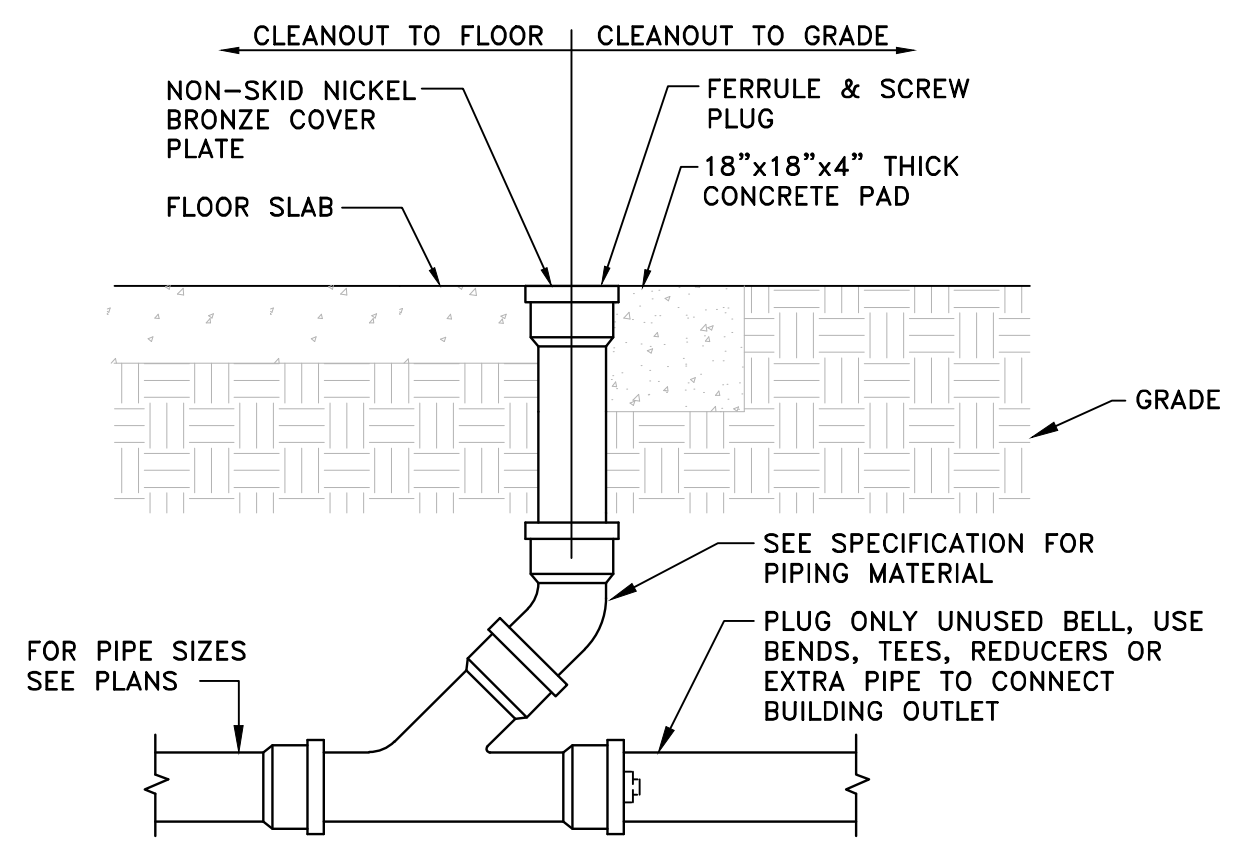
3 TYPICAL HANGER DETAIL

No Scale



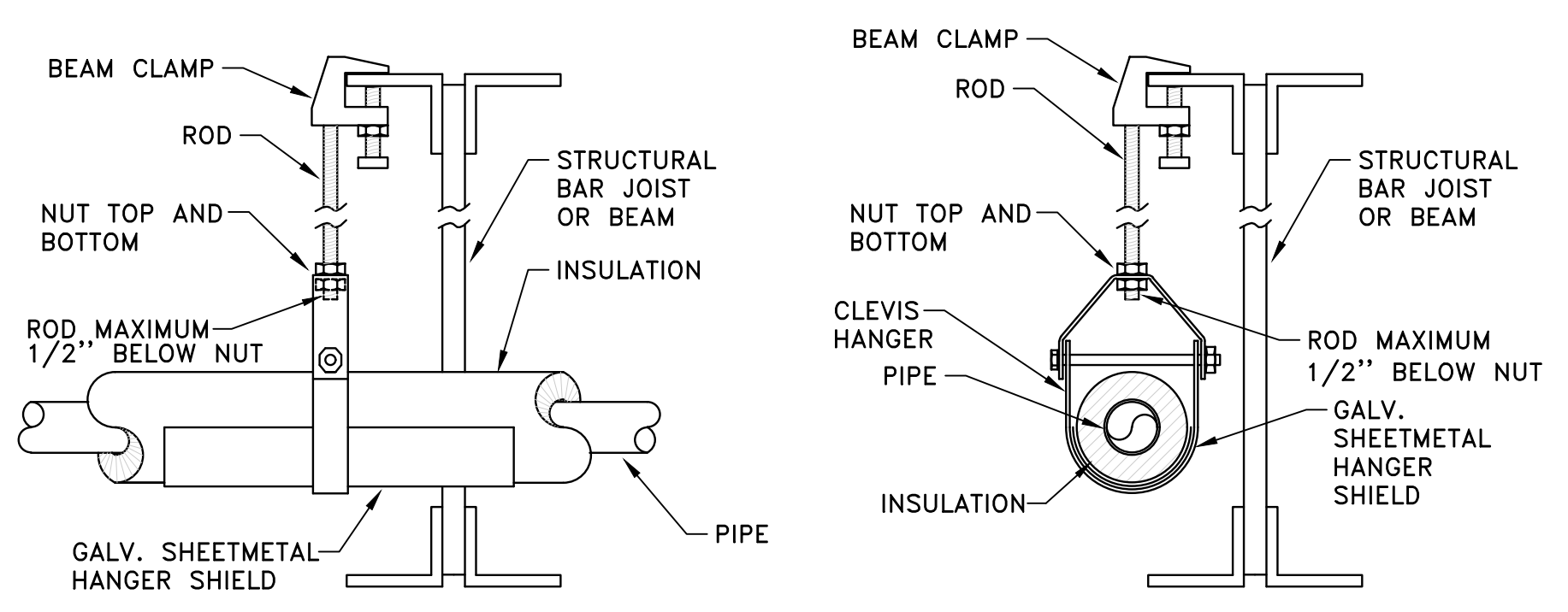
2 TYPICAL TRAPEZE HANGER

No Scale



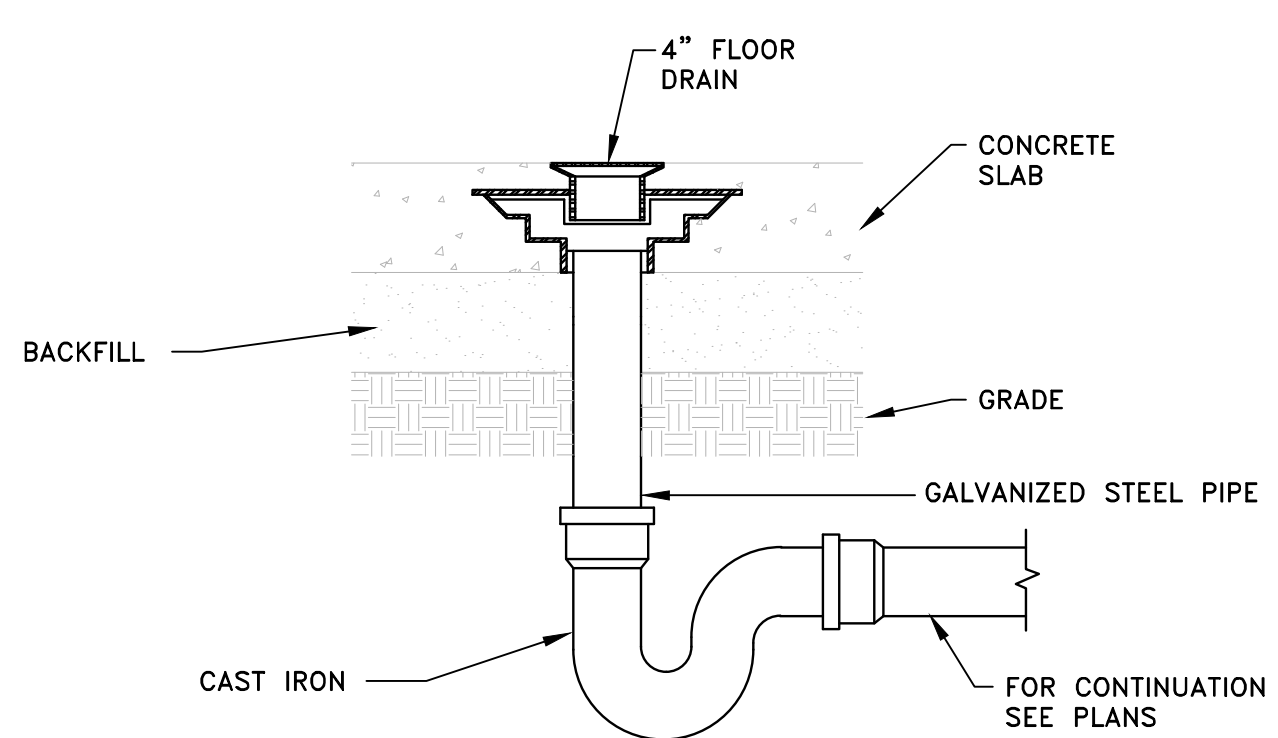
1 Clean Out To Grade/Floor Detail

No Scale



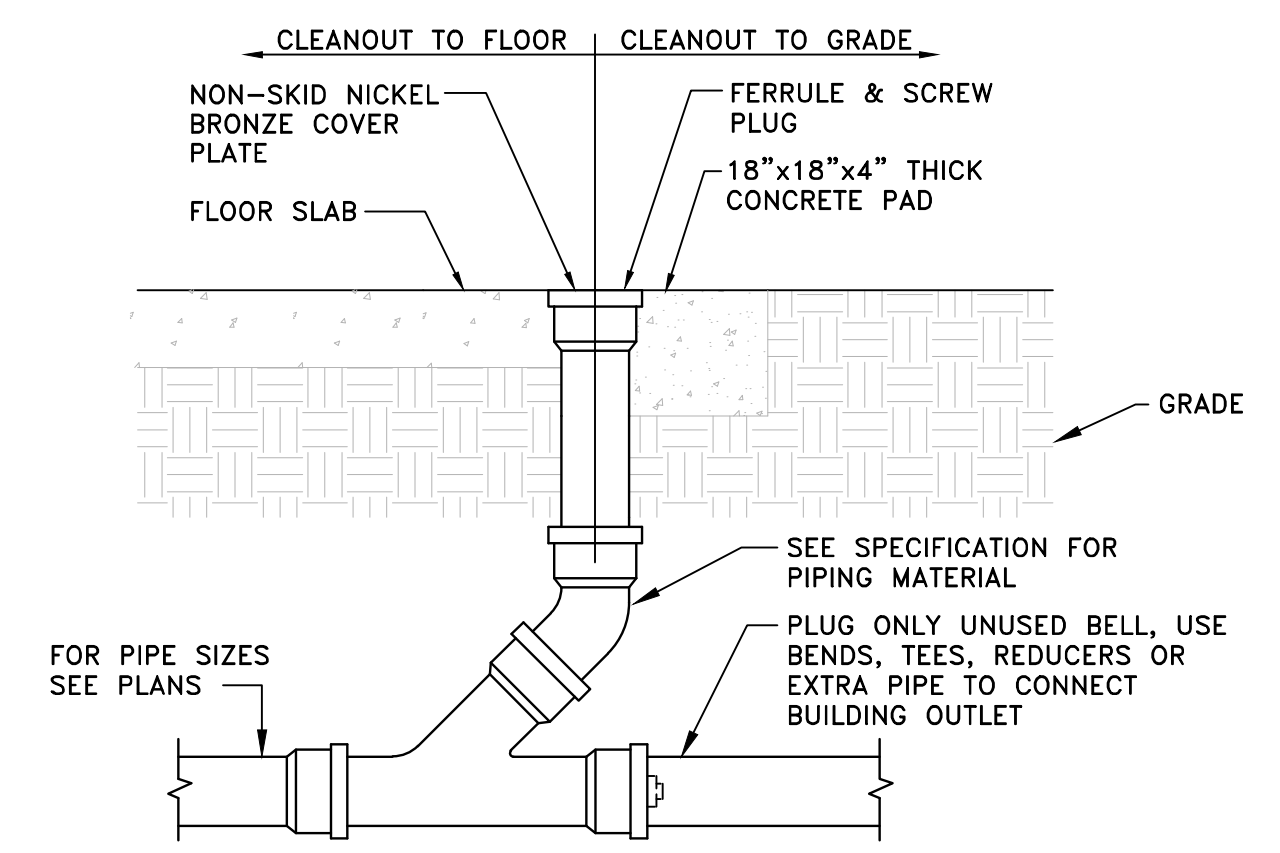
6 CLEVIS HANGER WITH CLAMP DETAIL

No Scale



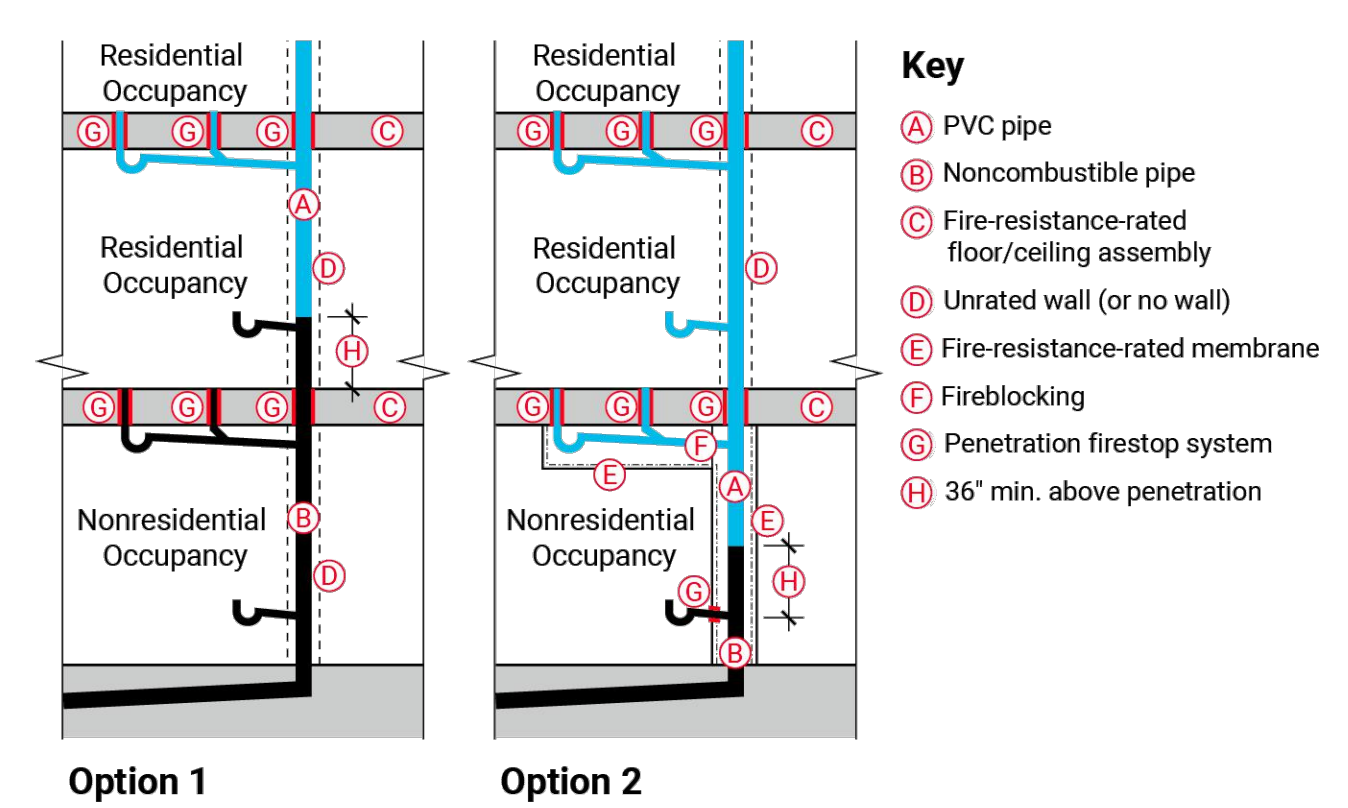
5 Floor Drain Detail

No Scale



4 Clean Out To Grade/Floor Detail

No Scale



7 PVC PIPE USE LOCATIONS

No Scale

FIXTURE LOAD CALCULATIONS						Project #	PROJECT # 850
						Date	12/12/2023
						Project	927 W Wilson
						Client	LBBA
FIXTURE	TYPE	QTY.	DFU	SFU COLD	SFU HOT	SFU	TOTAL
PRIV GROUP	TANK	33	198	59	59		132
PRIV SINK-KITCHEN	FAUCET	33	66	49.5	49.5		66
SILL COCK	FAUCET	2		10			10
FD	4"	4	8				
LAUNDRY	60LB	3	6	9	9		12
TOTAL		75	278	167.5	157.5		220
							GPM 70
							Meter Size 2"
							Service Size

PLUMBING FIXTURE SCHEDULE			
MARK	MANUFACTURER	MODEL NO.	REMARKS
(E)LAV	Basin - EXISTING Faucet - TBD	TBD	Existing Lavatory to be provided with new faucet. WaterSense labeled faucet, 0.5 GPM flow rate, single handle, anti-scald, pop up drain assembly. Provide all stops, traps and accessories for a complete and operational code compliant and ADA compliant installation.
MS-1	Mustee	Basin - 63M Faucet - 63.600A	24X24X10 deep, structural fiberglass Mop Service Basin with 3" molded drain body and stainless steel strainer, wall mounted service faucet with elevated vacuum breaker mounted at 7'-6" AFF, round wall escutcheons, faucet with pail hook and wall brace complete with all stops, traps and valves for a complete and operational installation.
(E)WC	American Standard	2467.1	ADA toilet, vitreous china, floor mounted, two-piece, tank type, manual flush with chrome lever, pressure assisted, 1.1 GPF, fully glazed 2-1/8" trapway. Chair height, elongated bowl, WaterSense labeled, with open front seat, with cover. Provide all stops, traps and accessories for a complete and operational ADA compliant installation. Locate flush lever as required for access in each ADA compliant stall.
(E)TUB	Tub: Existing Faucet: TBD	TBD	Existing bath tub. New shower head. WaterSense labeled showerhead, 1.5 GPM at 80 GPM max, ADA compliant handle. Provide all stops, traps and accessories for a complete and operational ADA compliant installation.
GG-1	Guy Gray	82147	Clothes washer valve box, recessed in wall, 20 gauge steel, with 1/4 turn 1/2" sweat ball valves for hot and cold and 2" PVC drain. Provide all stops, traps and accessories for a complete and operational installation.
TMV-1	Lawler	Model 802	Master thermostatic mixing valve. Lead free and suitable for potable water use. Suitable for precise outlet temperature control from 1 to 50 GPM. Outlet set point shall be 110 F.

NOTE: ALL PLUMBING FIXTURES TO BE COORDINATED WITH ARCHITECT, INTERIOR DESIGNER, AND OWNER PRIOR TO ORDER AND PURCHASE.

EXPANSION TANK SCHEDULE										
TAG NO	QTY	LOCATION	FLUID	SYSTEM TEMP RANGE		TANK VOLUME, GAL	ACCEPTANCE VOLUME, GAL	MAX WORKING PRESSURE	BASED ON	REMARKS
				MIN, °F	MAX, °F					
ET-1	1	PUMP ROOM	POTABLE WATER	40	140	8	3.2	150	BELL & GOSSETT PTA-20V	1,2

- EXPANSION TANK WITH FDA APPROVED BUTYL RUBBER LISTED FOR POTABLE WATER USE
- ASME RATED TANK

PUMP SCHEDULE																
TAG NO	SERVING	FLUID	BASED ON	SERIES	LOCATION	TDH (FT)	TDH (PSI)	PUMP FLOW	PLANT FLOW (GPM)	RPM	MOTOR HP	MOTOR QTY	ELECTRICAL			REMARKS
													VOLTS	PHASE	AMPS (MAX)	
BP-1	DOMESTIC BOOSTER PUMP	WATER	GRUNDFOS	CMBE TWIN 10-54 IJ-C-B-D-H Duplex Booster System	PUMP ROOM	117	50	35.0	70.0	3868	2	2	208	1	18.2	ALL

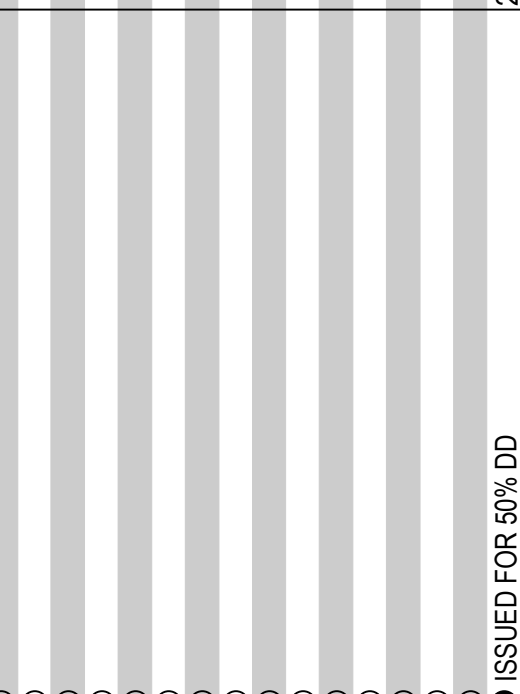
- BASE MOUNTED BOOSTER PUMP PACKAGED ASSEMBLY WITH PUMPS IN PARALLEL. SINGLE POINT POWER CONNECTION. INCLUDE N+1 PUMP REDUNDANCY.
- INTEGRAL CONTROL PANEL, MOUNTED ON PUMP SKID, TO MODULATE PUMP SPEED BASED ON CONSTANT OUTLET PRESSURE.
- STAINLESS STEEL PUMP TRIM, MANIFOLDS, AND BASE FRAME. INCLUDE STAINLESS STEEL PRESSURE GAUGES, ISOLATION VALVES AND CHECK VALVES FOR EACH PUMP.
- FACTORY DISCONNECT SWITCH PROVIDED WITH PUMP ASSEMBLY.
- CONTROLLER SHALL BE FACTORY PROGRAMMED TO NOT EXCEED THE FLA LISTED ON THIS SCHEDULE. THIS SHALL BE ACHIEVED BY LIMITING THE NUMBER OF PUMPS THAT CAN RUN SIMULTANEOUSLY.



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

ISSUED FOR 50% DD 2024.02.02



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1625 W Carroll Avenue
Chicago, IL 60612
p 312-968-9100
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Heart of Uptown Apartments
927 W. Wilson
Chicago, IL 60640

2218a
PLUMBING SCHEDULES

P600

Heart of Uptown Apartments

847 W Sunnyside Ave Chicago IL 60640

Building Information

- **Construction Type** : III-A (no change)
- **Occupancy**: R-2 (no change)
- **Sprinkler System**: None Provided (no change)
- **Number of Dwelling Units** : 12 (no change)
- **Bedroom Count Distribution** : 0 (Studio) + 0 (1BR) + 12 (2BR) + 0 (3BR)
- **No. Stories** : 4 (no change)
- **Building Height** : 41' (no change)
- **Gross Square Footage per Zoning**: 14,676 SF (no change)
- **Building Area per CBC 203.4**: 12,558 SF (no change)
- **Work Area**: TBD
- **Number of Off-Street Parking** : None Provided (no change)
- **Number of Bicycle Parking** : None Provided (no change)

Applicable Codes & Guidelines

- The Chicago Construction Codes (2019) including the Chicago Building Rehabilitation Code Title 14R and 05.2022 Supplements
- Chicago Energy Conservation Code (2019) including 05.2020 Supplements
- Illinois Accessibility Code (2018)
- Americans with Disabilities Act (2010)
- ICC/ANSI A117.1-2009 w/ Chicago Amendments
- IHDA Sustainable Design Checklist & Standards for Architectural Planning and Construction (09.2022)
- Enterprise Green Communities (2020)
- Chicago Sustainable Development Policy (01.12.2017)
- City of Chicago Department of Housing Standards for Architectural Planning and Construction (2019)

Project Team

Owner / Developer

POAH
1 N LaSalle St Ste 1750
Chicago, IL 60602

Structural Engineer

AP Structural
990 Grove St Ste 408
Evanston, IL 60201

Architect

LBBA
1625 W Carroll Ave
Chicago, IL 60612

MEP Engineer

Element Engery Consulting
1 S Wacker Dr Ste 200
Chicago, IL 60606

Contractor TBD

Name
Street
City, State Zip

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Location Map

NOT TO SCALE



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2024.02.02
2024.01.03

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Heart of Uptown Apartments

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2218A

Cover Sheet

A-000

ARCHITECTURAL ABBREVIATIONS

A

ABV ABOVE
 AC AIR CONDITIONING
 AC AIR CONDITIONING
 AD AREA DRAIN
 ADDL ADDITIONAL
 ADH ADHESIVE
 ADJ ADJACENT
 ADJ ADJUSTABLE
 ADJUST ADJUSTABLE
 AFF ABOVE FINISH FLOOR
 AL ALUMINUM
 ALT ALTERNATE
 ALUM ALUMINUM
 ANCH ANCHOR
 ANOD ANODIZED
 APPROX APPROXIMATELY
 ARCH ARCHITECT, ARCHITECTURAL
 AVE AVERAGE

B

B BASE CABINET
 BATH BATH, BATHROOM
 BD BOARD
 BED BED, BEDROOM
 BIT BITUMINOUS
 BLDG BUILDING
 BOT BOTTOM
 BR BEDROOM
 BRG BEARING
 BSMT BASEMENT
 BTWN BETWEEN
 BUR BUILT UP ROOFING

C

CAB CABINET
 CB CATCH BASIN
 CIP CAST IN PLACE
 CJ CONTROL JOINT
 CL CENTER LINE
 CLG CEILING
 CLO CLOSET
 CLR CLEAR
 CMU CONCRETE MASONRY UNIT
 COL COLUMN
 CONC CONCRETE
 CONF CONFERENCE
 CONST CONSTRUCTION
 CONT CONTINUOUS
 CORR CORRUGATED
 CPT CARPET
 CT CERAMIC TILE
 CU CUBIC
 CW COLD WATER

D

D DEPTH
 DB DRAWER BASE
 DBL DOUBLE
 DEG DEGREE
 DEMO DEMOLISH
 DEPT DEPARTMENT
 DET DETAIL
 DH DOUBLE HUNG
 DIA DIAMETER
 DIAG DIAGONAL
 DM DIMENSION
 DN DOWING
 DL DEAD LOAD
 DN DOWN
 DS DOWNSPOUT
 DWGS DRAWINGS

E

E EAST
 E ELECTRICAL
 E EXISTING
 EA EACH
 EIPS EXTERIOR INSULATION FINISH SYSTEM
 EJ EXPANSION JOINT
 EL ELEVATION
 ELAST ELASTOMERIC
 ELEC ELECTRIC/ELECTRICAL
 ELEV ELEVATOR
 EMER EMERGENCY
 ENCL ENCLOSURE
 EPDM ETHYLENE PROPYLENE DIENE MONOMER
 EQ EQUAL
 EOP EQUIPMENT
 EQUIP EQUIPMENT
 EQUIV EQUIVALENT
 EST ESTIMATE(D)
 EXH EXHAUST
 EXST EXISTING
 EXP EXPANSION
 EXT EXTERIOR

F

FCO FLOOR CLEAN OUT
 FD FLOOR DRAIN
 FDN FOUNDATION
 FF FINISH FLOOR
 FF FINISH FACE
 FFE FINISH FLOOR ELEVATION
 FN FINISH FINISHED
 FLEX FLEXIBLE
 FLUOR FLUORESCENT
 FOUND FOUNDATION
 FT FOOT, FEET
 FTG FOOTING
 FUR FURRING, FURRED
 FURN FURNITURE
 FUT FUTURE
 FXTR FIXTURE

G

G GAS
 GA GAUGE
 GALV GALVANIZED
 GC GENERAL CONTRACTOR
 GLU LAM GLU LAMINATED
 GLZ GLAZING
 GSKT GASKET
 GYP GYPSUM
 GWB GYPSUM WALL BOARD

H

H HEIGHT
 HB HOSE BIB
 HC HOLLOW CORE
 HCWD HOLLOW CORE WOOD DOOR
 HD HEAVY DUTY
 HDR HEADER
 HDW HARDWARE
 HDWD HARDWOOD
 HGT HEIGHT
 HM HOLLOW METAL
 HORIZ HORIZONTAL, HORIZONTALLY
 HPT RIGHT POINT
 HR HOUR
 HVAC HEATING VENTILATION AIR CONDITIONING
 HW HOT WATER

I

ID INTERIOR DIAMETER
 IIC IMPACT INSULATION CLASS
 IN INCH
 INC INCLUDE INCLUDING
 INCAN INCANDESCENT
 INFO INFORMATION
 INS INSULATION, INSULATED
 INSUL INSULATION, INSULATED
 INT INTERIOR
 INV INVERT

J

JAN JANITOR
 JT JOINT

K

KIT KITCHEN

L

L LENGTH, LONG
 LAB LABORATORY
 LAM LAMINATE
 LAV LAVATORY
 LB POUND
 LED LIGHT EMITTING DIODE
 LF LINEAR
 LG LENGTH
 LG LARGE
 LIN LINEAR
 LIN LINEN
 LIV LIVING
 LL LIVE LOAD
 LPT LOW POINT
 LT LIGHT
 LTG LIGHT, LIGHTING
 LTL LINTEL
 LVR LOUVER

M

M MECHANICAL
 M MASTER
 MACH MACHINE
 MANUF MANUFACTURER
 MAS MASONRY
 MATL MATERIAL
 MATL MATERIAL
 MAX MAXIMUM
 MBR MASTER BEDROOM
 MC MEDICINE CABINET
 MDO MEDIUM DENSITY OVERLAY
 MECH MECHANICAL
 MED MEDICINE
 MED MEDIUM
 MEMB MEMBRANE
 MFR MANUFACTURER
 MIN MINOR
 MIN MINIMUM
 MISC MISCELLANEOUS
 MO MASONRY OPENING
 MOD MODULE, MODULAR
 MIN MINIMUM
 MIR MIRROR
 MISC MISCELLANEOUS
 MT MOUNT
 MTD MOUNTED
 MTG MEETING
 MULL MULLION
 MWK MILLWORK

N

N NEW
 N NORTH
 NA NOT APPLICABLE
 NAT NATURAL
 NIC NOT IN CONTRACT
 NO NUMBER
 NOM NOMINAL
 NRC NOISE REDUCTION COEFFICIENT
 NTS NOT TO SCALE

O

OA OVERALL
 OC ON CENTER
 OD OUTSIDE DIAMETER
 OPG OPENING
 OPR OPPOSITE
 OSB ORIENTED STRAND BOARD
 OVHD OVERHEAD

P

PAN PANTRY
 PART PARTIAL
 PERF PERFORATED
 PERIM PERIMETER
 PERM PERMANENT
 PERP PERPENDICULAR
 PKG PARKING
 PL PLASTIC LAMINATE
 PL PLATE
 PL PROPENSITY LINE
 PLAM PLASTIC LAMINATE
 PLAS PLASTER
 PLBG PLUMBING
 PLF POUNDS PER LINEAR FOOT
 PLY PLYWOOD
 PLYWD PLYWOOD
 PNL PANEL
 PREP PREPARATION
 PREFAB PREFABRICATION
 PRKG PARKING
 PROJ PROJECT
 PROP PROPERTY
 PSF POUNDS PER SQUARE FOOT
 PSI POUNDS PER SQUARE INCH
 PT POINT
 PTD PAINTED
 PVC POLYVINYL CHLORIDE
 PVG PAVING
 PVMT PAVEMENT
 PWR POWER

Q

QTR QUARTER
 QTY QUANTITY

R

R RISER
 RAD RADIUS
 RC RESILIENT CHANNEL
 RCP REFLECTED CEILING PLAN
 RCPT RECEPTACLE
 RD ROOF DRAIN
 REHAB REHABILITATION
 REQ REQUIRED
 REQS REQUIREMENTS
 RECT RECTANGLE, RECTANGULAR
 REF REFERENCE
 REINF REINFORCED
 REM REMOVABLE
 RET RETURN
 REV REVISION
 RFG ROOFING
 RM ROOM
 RO ROUGH OPENING
 ROW RIGHT OF WAY

S

S SOUTH
 SB SPLASH BLOCK
 SC SOLID CORE
 SCHED SCHEDULE
 SCWD SOLID CORE WOOD DOOR
 SD STORM DRAIN
 SECT SECTION
 SEG SEGMENT
 SEP SEPARATE, SEPARATION
 SF SQUARE FOOT, SQUARE FEET
 SG SAFETY GLAZING
 SHT SHEET
 SIM SIMILAR
 SK SINK
 SM SMALL
 SPEC SPECIFICATION(S)
 SPKLR SPRINKLER
 SQ SQUARE
 SS SANITARY SEWER
 SS STAINLESS STEEL
 SST STAINLESS STEEL
 ST STREET
 STC SOUND TRANSMISSION CLASS
 STD STANDARD
 STN STAINED
 STL STEEL
 STOR STORAGE
 STRUCT STRUCTURAL
 SUSP SUSPENDED
 SYMM SYMMETRICAL

T

T TREAD
 T&B TOP AND BOTTOM
 TAG TONGUE AND GROOVE
 TC TOP OF CURB
 TEL TELEPHONE
 TEMP TEMPERED
 TEMP TEMPORARY
 THK THICK, THICKNESS
 THR THRESHOLD
 THRES THRESHOLD
 THRU THROUGH
 TMO TEMPERED
 TO TOP OF
 TOS TOP OF STEEL
 TOT TOTAL
 TV TELEVISION
 TYP TYPICAL

U

UC UNDER COUNTER
 UL UNDERWRITERS
 UNFN UNFINISHED
 UNO UNLESS NOTED OTHERWISE

V

VAR VARIES
 VB VAPOR BARRIER
 VCT VINYL COMPOSITION TILE
 VERT VERTICAL, VERTICALLY
 VEST VESTIBULE
 VTR VENT THROUGH ROOF
 VOC VOLATILE ORGANIC COMPOUNDS

W

W WEST
 W WIDE
 WI WITH
 W/O WITHOUT
 WC WATER CLOSET
 WD WOOD
 WDW WINDOW
 WM WIRE MESH
 WR WATER RESISTANT
 WT WEIGHT
 WWF WELDED WIRE FABRIC
 WWC WELDED WIRE MESH

GENERAL NOTES

updated 09.24.21

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY.

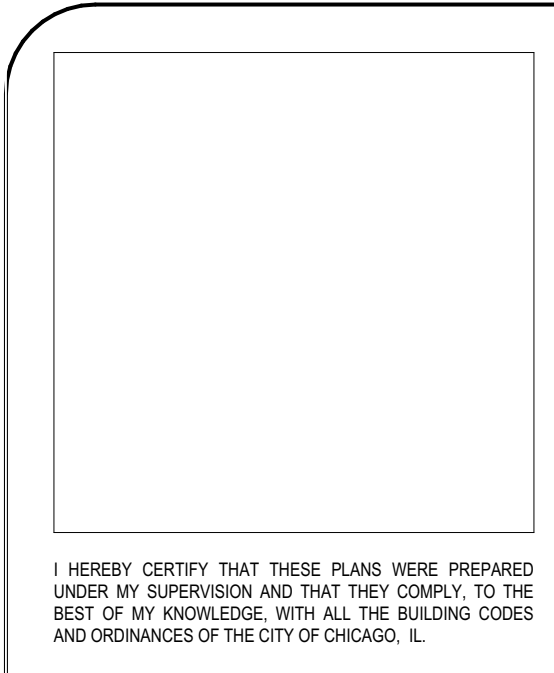
- CONTRACT DOCUMENTS INCLUDE THESE DRAWINGS AND SPECIFICATIONS, AIA GENERAL CONDITIONS AND THE SIGNED OWNER-CONTRACTOR AGREEMENT. THESE DRAWINGS AND SPECIFICATIONS ARE BASED ON THE PREMISE THAT AIA DOCUMENTS "OWNER-CONTRACTOR AGREEMENT" AND "GENERAL CONDITIONS A201" WILL BE USED. THE AIA GENERAL CONDITIONS A201 IS HEREBY INCORPORATED WITHIN THESE CONTRACT DOCUMENTS BY REFERENCE AND IS IN EFFECT AS IF PRINTED HERE IN ITS ENTIRETY.
- CONTRACTOR TO VISIT THE SITE, INSPECT THE CONDITIONS UNDER WHICH THE WORK WILL BE PERFORMED AND FAMILIARIZE HIMSELF / HERSELF WITH EXISTING CONDITIONS PRIOR TO SUBMITTING A PROPOSAL. THE CONTRACTOR SHALL INFORM THE ARCHITECT IN WRITING ANY CONDITION WHICH WILL ADVERSELY AFFECT THE ARCHITECTURAL INTENT, SCHEDULE, OR COST OF THE PROJECT.
- CONTRACTOR IS RESPONSIBLE FOR NOTIFICATION OF AUTHORITIES FOR NECESSARY INSPECTIONS AS WORK PROGRESSES.
- CONTRACTOR TO COMPLY WITH ALL CODES, LAWS, ORDINANCES, AND REGULATIONS OF GOVERNMENTAL AUTHORITIES HAVING JURISDICTION.
- CONTRACTOR TO COMPLY WITH MANUFACTURER'S RECOMMENDATIONS FOR THE PROPER USE, HANDLING AND INSTALLATION OF THEIR PRODUCTS.
- CONTRACTOR TO PROVIDE A WARRANTY THAT THE MATERIALS AND WORKMANSHIP ARE FREE OF DEFECTS. CONTRACTOR TO REPLACE AND/OR REPAIR ANY DEFECT PER THE CONSTRUCTION DOCUMENTS AND WITHIN THE WARRANTY PERIOD AT NO ADDITIONAL COST TO THE OWNER OR ARCHITECT.
- CONTRACTOR TO COORDINATE AND SCHEDULE WORK AMONGST TRADES. SCHEDULE DELIVERIES TO COORDINATE WITH CONSTRUCTION ACTIVITIES.
- CONTRACTOR TO CONTAIN AND PROTECT THE WORK AREA AND REMOVE & LEGALLY DISPOSE OF ALL DEBRIS. REDUCE NON-HAZARDOUS CONSTRUCTION AND DEMOLITION WASTE BY **MIN. 80%** (OR AS INDICATED OTHERWISE) BY WEIGHT THROUGH RECYCLING, SALVAGING, OR DIVERSION STRATEGIES.
- ALL PRODUCTS AND MATERIALS TO BE NEW AND UNUSED UNLESS SPECIFICALLY INDICATED OTHERWISE.
- IF CONFLICTS OR DISCREPANCIES EXIST BETWEEN DRAWINGS, SPECIFICATIONS, REFERENCED MATERIALS, AND / OR MANUFACTURER RECOMMENDATIONS, THE MOST STRINGENT OR HIGHEST QUALITY TO GOVERN. NOTIFY ARCHITECT FOR FINAL DECISION AND DIRECTION.
- DO NOT SCALE DRAWINGS. IN NO CASE ARE DRAWINGS TO BE SCALED FOR CONSTRUCTION OR BIDDING PURPOSES. VERIFY ALL DIMENSIONS IN FIELD AND NOTIFY THE ARCHITECT OF ANY DISCREPANCY OR CONFLICT.
- DATA PRESENTED ON THESE DRAWINGS ARE AS ACCURATE AS SURVEYS AND / OR EXISTING DRAWINGS CAN DETERMINE. ABSOLUTE ACCURACY IS NOT GUARANTEED. FIELD VERIFICATION OF THE DRAWINGS ARE THE RESPONSIBILITY OF THE CONTRACTOR PRIOR TO BID. DISCREPANCIES ARE TO BE BROUGHT TO THE ATTENTION OF THE ARCHITECT AND ENGINEER FOR A DECISION TO RESOLVE CONFLICTS PRIOR TO BID.
- THE CONTRACTOR SHALL PROVIDE ALL MATERIAL AND LABOR TO PROVIDE A COMPLETE INSTALLATION OF ALL WORK REQUIRED WHETHER INDICATED EXPRESSLY BY THESE DOCUMENTS OR NOT.
- THE CONTRACTOR IS RESPONSIBLE FOR DAILY CLEANUP OF THE CONSTRUCTION SITE AND ADJACENT AREAS, AND SHALL CLEAN THE SITE TO THE OWNER'S SPECIFICATIONS UPON COMPLETION OF THE PROJECT.
- THE CONTRACTOR SHALL MAINTAIN AT THE JOB SITE ONE COPY OF ALL DRAWINGS, SPECIFICATION, ADDENDA, APPROVED SHOP DRAWINGS, FIELD ORDERS, OTHER CONTRACT MODIFICATIONS, AND OTHER APPROVED DOCUMENTS SUBMITTED BY THE CONTRACTOR IN COMPLIANCE WITH VARIOUS SECTIONS OF THE SPECIFICATIONS.
- EACH OF THE CONTRACTOR'S PROJECT RECORD DOCUMENTS SHALL BE CLEARLY MARKED "PROJECT RECORD COPY", MAINTAINED IN GOOD CONDITION, AVAILABLE AT ALL TIMES FOR OBSERVATION BY THE ARCHITECT, AND NOT USED FOR CONSTRUCTION PURPOSES. UPON COMPLETION OF THE WORK, THE CONTRACTOR SHALL PROVIDE THE OWNER ONE COMPLETE SET OF DOCUMENTS SHOWING CHANGES TO THE ORIGINAL DOCUMENTS.
- THE CONTRACTOR SHALL MARK ON THE MOST APPROPRIATE DOCUMENTS TO SHOW SIGNIFICANT CHANGES MADE DURING THE CONSTRUCTION PROCESS, AND SIGNIFICANT DETAIL NOT SHOWN IN THE ORIGINAL CONTRACT DOCUMENTS. THE INFORMATION GIVEN SHALL INCLUDE, BUT IS NOT LIMITED TO, THE LOCATION OF UNDERGROUND UTILITIES AND ASSOCIATED CONDITIONS REFERENCED TO PERMANENT SURFACE IMPROVEMENTS, AND THE LOCATION OF INTERNAL UTILITIES AND ASSOCIATED CONDITIONS CONCEALED IN THE BUILDING STRUCTURES REFERENCED IN VISIBLE AND ACCESSIBLE FEATURES OR STRUCTURES.
- THE OWNER MAY PURCHASE AND/OR INSTALL MATERIALS, EQUIPMENT, AND FURNISHINGS UNDER SEPARATE CONTRACTS. THE CONTRACTOR SHALL COOPERATE WITH THE OWNER TO ALLOW DELIVERY AND INSTALLATION OF SUCH ITEMS.

TYPICAL DEMOLITION NOTES

updated 09/24/21

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY.

- THE EXTENT OF THE DEMOLITION WORK SHOWN ON THE DRAWINGS IS INTENDED TO GIVE THE CONTRACTOR THE SCOPE OF THE DEMOLITION REQUIRED. THE ACTUAL EXTENT OF DEMOLITION IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
- EXISTING EQUIPMENT, FIXTURES, FURNISHINGS ETC. TO REMAIN SHALL BE RELOCATED OR STORED PER OWNER'S DIRECTION AND BE PROTECTED FROM DAMAGE AND VANDALISM.
- CONTRACTOR TO COORDINATE DEMOLITION AND CONSTRUCTION OPERATIONS WHERE THEY AFFECT EXISTING WORK AREAS AND NORMAL OPERATING PROCEDURES. PROVIDE PROTECTION FOR THE NORMAL OPERATION OF THE FACILITY FROM DUST, FUMES, SMOKE, WATER, AND NOISE DURING DEMOLITION.
- DEMOLITION EXPOSING THE INTERIOR OF THE BUILDING TO THE OUTSIDE ELEMENTS OR TO THE PUBLIC IS TO BE PROPERLY SECURED AND PROTECTED TO ELIMINATE DAMAGE FROM VANDALISM OR WEATHER. COORDINATE WITH OWNER'S REQUIREMENTS.
- FIELD VERIFY LOCATIONS OF LOAD BEARING PARTITIONS, COLUMNS, BEAMS, AND SYSTEMS. CAUTION TO BE EXERCISED DURING DEMOLITION AND NEW CONSTRUCTION SO AS NOT TO ALTER AND / OR DAMAGE THE BUILDING'S STRUCTURAL AND OTHER PERTINENT SYSTEMS.
- THE CONTRACTOR IS RESPONSIBLE FOR ALL SHORING, BRACING, AND PROTECTION TO MAINTAIN INTEGRITY AND SAFETY OF THE EXISTING BUILDING AND AREAS OF CONSTRUCTION.
- REMOVE ALL MISCELLANEOUS ABANDONED OR NON-FUNCTIONING COMPONENTS AND DEVICES FOR PROPER DISPOSAL.
- DISCONNECT, REMOVE OR CAP ALL UTILITIES AND DRAIN LINES AS REQUIRED. MAKE PROVISIONS FOR TEMPORARY UTILITY CONNECTIONS AS NECESSARY.
- UNLESS INDICATED OTHERWISE, ALL AREAS AFFECTED BY DEMOLITION WORK ARE TO BE PATCHED, REPAIRED, AND SEALED TO MATCH EXISTING ADJACENT SURFACES AND FINISHES.
- PATCH ALL NEW AND EXISTING PENETRATIONS IN FIRE RATED ASSEMBLIES TO MATCH EXISTING CONSTRUCTION AND MAINTAIN FIRE RATING UNLESS INDICATED OTHERWISE.
- WHERE OPENINGS ARE INDICATED, REMOVAL OF THE APPLICABLE MATERIAL TO CREATE THE OPENING IS IMPLIED.
- ALL SUBSURFACES ARE TO BE BROUGHT TO CONDITIONS SUITABLE FOR RECEIVING NEW WORK.
- THE CONTRACTOR SHALL INFORM THE ARCHITECT IN WRITING OF ANY UNFORSEEN CONDITIONS UNCOVERED DURING DEMOLITION IMMEDIATELY, AND SHALL WORK WITH THE ARCHITECT TO RESOLVE ANY PROBLEMS IN A TIMELY MANNER.
- THESE PLANS AND SPECIFICATIONS DO NOT INDICATE THE REMOVAL OF ASBESTOS NOR LEAD, NOR DO THEY ANTICIPATE ASBESTOS AND LEAD REMOVAL. PRIOR TO THE ONSET OF CONSTRUCTION, THE CONTRACTOR SHALL DETERMINE IF ANY SUCH CONDITIONS OCCUR. THE GC IS RESPONSIBLE FOR PROVIDING THE OWNER WITH ANY ABATEMENT PROCEDURES NECESSARY. THE ARCHITECT IS NOT RESPONSIBLE FOR ANY ABATEMENT PROCEDURES.
- IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO IDENTIFY POINTS OF ACCESS TO THE BUILDING AND TO VERIFY MINIMUM CLEARANCES AVAILABLE FOR USE IN TRANSPORTING NECESSARY CONSTRUCTION MACHINERY, EQUIPMENT, MATERIALS, AND COMPONENTS INTO THE BUILDING. USE OF SUCH POINTS OF ACCESS SHALL BE APPROVED BY THE OWNER.
- EXISTING LIFE SAFETY AND EMERGENCY SYSTEMS MAY NOT BE SHOWN ON THE DRAWINGS TO THEIR ENTIRETY. THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFICATION OF LOCATION AND EXTENT OF THESE SYSTEMS (INCLUDING BUT NOT LIMITED TO SMOKE DETECTION SYSTEMS, EMERGENCY LIGHTING SYSTEMS) AS THEY MAY BE AFFECTED BY NEW WORK. THE CONTRACTOR IS RESPONSIBLE FOR ACCOMMODATING THESE SYSTEMS WHEN AFFECTED BY NEW WORK SO THAT ALL APPLICABLE CODE REQUIREMENTS ARE MET.
- ALL CONDUIT THAT IS ABANDONED SHALL BE REMOVED BACK TO THE SOURCE. ALL ABANDONED EXPOSED CONDUIT, INCLUDING ABOVE DROPPED CEILINGS, SHALL BE REMOVED UNLESS NOTED OTHERWISE. ALL PLUMBING AND HVAC SYSTEMS THAT ARE TO BE REMOVED ARE TO BE TERMINATED AT THE SOURCE AND REMOVED UNLESS NOTED OTHERWISE.
- ALL DOORS, HARDWARE AND LIGHTING FIXTURES NOT SCHEDULED FOR RE-USE SHALL BE RETURNED TO BUILDING STOCK. COORDINATE WITH BUILDING FOR REMOVAL BY CONTRACTOR TO STORAGE AREA. IF REJECTED BY BUILDING, CONTRACTOR SHALL DISPOSE OF AS INDICATED.
- THE CONTRACTOR SHALL BE AWARE THAT THE OWNER WILL CONTINUE TO USE THE ADJACENT AREAS DURING CONSTRUCTION. THE CONTRACTOR SHALL MINIMIZE IMPACT ON ADJACENT AREAS, AND MAY NOT USE ADJACENT AREAS FOR STORAGE OR STAGING. ADJACENT AREAS ARE TO BE KEPT CLEAN OF CONSTRUCTION RESIDUE / DEBRIS.



I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY, TO THE BEST OF MY KNOWLEDGE, WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

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2218A
 Abbreviations & General
 Notes

A-001

The following requirements are minimum requirements. More stringent requirements in the drawings and specification apply

Issue	Chapter / Article	Required / Existing	Actual / Proposed	Location/ Sheet No.	Remarks
PROJECT INFORMATION & ZONING REQUIREMENTS					
Type of Work	14B & 14R	Building Rehabilitation - Alteration		-	
Rehabilitation Compliance Method	14R-3-301	Work Area Compliance Method		-	
Historic Building	14R-Chapter 12	No		-	
Zoning District (or PD Number)	17-2-0100	RM-5	Existing Zoning District (no change)	-	
Land Area (for FAR) in sf	17-2-0304	5,080		Survey	ARO Community Preservation Area
Special Conditions	Lakefront Protection		-	-	
Zoning Use Group and Categories (Allowed Uses)	17-2-0200 17-17-0100	Residential Use - Household Living Category Permitted Use (P)	Existing Use (no change) Existing Use (no change)	-	
Front Setback (ft)	17-2-0305	RM5 = Average front yard depth that exists on the nearest 2 lots on either side of the subject lot Existing = 9'-10"	Existing complies (no change)	-	The decision to comply with the fixed front setback standard or the average front setback standard is left to the builder / property owner. When the subject lot abuts a corner lot fronting on the same street, the average setback will be computed on the basis of the abutting corner lot and the nearest 2 lots that front on the same street as the subject lot
Rear Setback (ft)	17-2-0306	RM5 = 50 ft or 30% of lot depth, whichever is less Existing = 6'-6"	Existing non-conforming (no change)	-	RM5 and RM 5.5 districts: the required rear setback applies to all portions of the building that are 6 feet or more above grade
Left Side Setback (ft)	17-2-0309	RM5 = 2 ft or 8% of lot width, whichever is greater Existing = 0'-0"	Existing non-conforming (no change)	Site Plan	
Right Side Setback (ft)	17-2-0309	RM5 = 2 ft or 8% of lot width, whichever is greater Existing = 0'-0"	Existing non-conforming (no change)	-	
Combined Side Setbacks (ft)	17-2-0309	RM5 = 20% of lot width; no side setback is required to exceed 5 ft in width (10 ft combined) Existing = 0'-0"	Existing non-conforming (no change)	-	
Zoning Floor Area (sf)		14,676		-	
Floor Area Ratio (FAR)	17-2-0304	RM5 = 2.00 maximum Existing = 2.89	Existing non-conforming (no change)	-	
Allowable Buildable Area	17-2-0304	10,160 SF (see zoning floor area for existing)	Existing non-conforming (no change)	-	
Zoning Building Height (ft)	17-2-0311	RM5 = 47 ft maximum (lot frontage of 32 ft or more) Existing = 36'-4"	Existing complies (no change)	Elevations	
Number of Dwelling Units		12 units		Cover Sheet	
Minimum Lot Area	17-2-0301	RM5 = 1,650 SF minimum (see land area for existing)	Existing complies (no change)	-	
Lot Area Per Unit - Density (sf/unit)	17-2-0303	RM5 = 400 SF minimum (dwelling & efficiency units) Existing = 423 SF	Existing complies (no change)	-	
Rear Yard (On-Site) Open Space (sf)	17-2-0307 17-2-0308	RM5 = 36 sf per DU or 5.25% of lot area, whichever is greater Existing = 0	Existing non-conforming (no change)	-	RS, RT, RM4.5 and RM5 Districts: Location and design of rear yard open space shall comply with 17-2-0307-A (existing site limitations make it infeasible to provide additional yard space)
Rear Yard (On-Site) Open Space Minimum Dimension	17-2-0307 17-2-0308	RM5 = 10 ft minimum diameter	Existing non-conforming (no change)	-	
On-Site Parking Spaces	17-10-0207	Parking Group C (Multi-Unit, government-subsidized, based on unit size) 9 minimum Existing = 0	Existing non-conforming (no change)	Site Plan	Less than 600 sq. ft. = 0.33 spaces per unit 600 - 1,200 sq. ft. = 0.70 spaces per unit No additional off-street parking required for Parking Group L (Office) < 4,000 SF (existing site limitations make it infeasible to provide off-street parking spaces)
Bicycle Parking	17-10-0207	5 minimum Existing = 0	Existing non-conforming (no change)	-	1 per 2 auto spaces in buildings containing 8 or more units (existing site limitations make it infeasible to provide bicycle parking)
On-Site Loading Spaces	17-10-1100	Multi-Unit Residential 0-24,999 GSF = 0 required loading spaces	Existing complies (no change)	-	
Occupancy Classification & Use	14B-3-201 14B-4-406.3.1	R-2 residential	Existing (no change)	-	R-2, one or more sleeping units or more than 3 DU (including live/work units), apartment houses, condos, co-ops, congregational living facilities (non-transient) w/ more than 16 occupants, townhouses
Occupancy Separation	14B-5-508	Single Occupancy	Existing (no change)	-	
Construction Classification	14B-6-602.1	III-A construction	Existing (no change)	-	
Allowable Building Height	14B-4-504.3	Type IIIA = 55' (R Occupancy, NS) Existing = 41'	Existing complies (no change)	Elevations	
Allowable Number of Stories Above Grade Plane	14B-4-504.4	Type IIIA = 4 stories (R-2 Occupancy, NS) Existing = 4 stories	Existing complies (no change)	Elevations	
Building Area - Basements	14B-4-506.1.3	n/a - no basements	n/a - no basements	Plans	
CBC Building Area (sf)	14B-2-203	12,558		Plans	
Number of Dwelling Units		12	12 (no change)	Cover Sheet	
Special Uses	14B-Chapter 4	Dwelling Units / Sleeping Units		-	
Fire Protection and Life Safety	14B-Chapter 11	n/a - none		-	

The following requirements are minimum requirements. More stringent requirements in the drawings and specifications apply

Issue	Chapter / Article	Ordinance Requirement	Actual	Location/ Sheet No.	Remarks
NEW CONSTRUCTION BUILDING REQUIREMENTS					
Main Occupancy Classification and Use	14B-3-310	main occupancy:	R-2 residential	-	R-2, one or more sleeping units or more than 3 DU (including live/work units), apartment houses, condos, co-ops, congregational living facilities (non-transient) w/ more than 16 occupants, townhouses
Occupancy Classification and Use	14B-3-310	occupancy:	B business	-	B office, professional or service-type transactions; no storage of records, barber and beauty shops, educational occupancies for students above the 12th grade, tutoring centers
Nonseparated Occupancies - Occupancy Classifications	14B-5-508.3.1	Nonseparated occupancies shall be individually classified in accordance with 302.1. The requirements of this code shall apply to each portion of the building based on the occupancy classification of that space. In addition, the most restrictive provisions of Chapter 9 that apply to the nonseparated occupancies shall apply to the total nonseparated occupancy area.	Existing complies (no change)	-	
Nonseparated Occupancies - Allowable Building Area, Height and Number of Stories Above the Grade Plane	14B-5-508.3.2	The allowable building area, building height and number of stories above grade plane of the building or portion thereof shall be based on the most restrictive allowances for the occupancy groups under consideration for the type of construction of the building in accordance with Section 503.1.	Existing complies (no change)	-	
Nonseparated Occupancies - Separation	14B-5-508.3.3	No separation is required between nonseparated occupancies and the main occupancies except those listed in the remarks.	Existing complies (no change)	-	Group I-1, R-1, R-2, R-3, R-4 and R-5 dwelling units and sleeping units shall be separated from other dwelling or sleeping units and from other occupancies contiguous to them in accordance with the requirements of Section 420.
Incidental Uses - Area Limitations	14B-5-509.3	Max 10% of gross floor area of the primary occupancy = 1,256 SF	Electrical Room = 447 SF Furnace Room = 197 SF Electrical Room = 239 SF Laundry Room = 236 SF Total = 1,122 SF (9%)	Plans	
Incidental Uses - Separation and Protection	14B-5-509.4	Rooms w/ boilers where largest piece of equipment is over 15 psi and 10 horsepower - 2hr fire barrier Laundry rooms over 100 sf - 1hr fire barrier	Existing complies (no change) Existing complies (no change)	Egress Plans	Where Table 509 specifies a fire resistance-rated separation, the incidental uses shall be separated from the remainder of the building by a fire barrier per 707 or a horizontal assembly per 711, or both.
Amount of Area Factor Increase Due to Frontage	14B-4-506.3.3 Equation 5-5	$P = \text{perimeter of entire building (ft)}$ $W = \text{width of public way or yard (ft) per 506.3.2}$ $F = \text{building perimeter that fronts on a public way or yard having a min width of 20 ft}$ $S = \text{see remarks}$ $I_f = \text{Area factor increase due to frontage}$ $I_f = (F/P)(W/30)(S)$	$P = 301 \text{ ft}$ $W = 30 \text{ ft}$ $F = 32 \text{ ft}$ $S = 1$ $I_f = 0.11$	Site Plan	$S = \text{where a building is equipped throughout with an automatic sprinkler system in accordance per 903.3.1.1 (NFPA 13), S=2; and where a building is NOT equipped throughout with an automatic sprinkler system per 903.3.1.1 (NFPA 13) or 903.3.1.2 (NFPA 13R), S=1}$
Allowable Area: Single-occupancy, one-story buildings	14B-4-506.2.1 Equation 5-1	$A_t = \text{tabular allowable area factor per 506.2 (NS)}$ $NS = \text{tabular allowable area factor per 506.2 for non-sprinklered buildings (regardless if the building is sprinklered)}$ $I_f = \text{Area factor increase due to frontage (\% per 506.3)}$	$A_t = 10,000$ $NS = 10,000$ $I_f = 0.11$	-	
Allowable Area: Single occupancy, multi-story buildings	14B-4-506.2.3 Equation 5-2	$A_t = \text{tabular allowable area factor per 506.2 (NS, S1, S13 R or S13D as applicable) - Max per floor}$ $NS = \text{tabular allowable area factor per 506.2 for non-sprinklered buildings (regardless if the building is sprinklered)}$ $I_f = \text{Area factor increase due to frontage (\% per 506.3)}$ $S_a = \text{Actual number of building stories above a grade plane not to exceed 3}$ Allowable area of single-occupancy, multi-story buildings $A_a = A_t + (NS \times I_f) \times S_a$ Actual building area =	$A_t = 10,000$ $NS = 10,000$ $I_f = 0.11$ $S_a = 3$ $A_a = 13,300$ 12,558 GSF (no change)	Plans	No individual story shall exceed the allowable area (A_a) as determined by this equation using the value $S_a = 1$ No one story can be greater than the allowable area of a one-story building
Groups I-1, R-1 thru R-4 separation walls	14B-4-420.2	Walls shall be constructed as fire partitions in accordance with Section 708	Existing complies (no change)	Assemblies	See "Fire Separation" below
Groups I-1, R-1 thru R-4 horizontal assemblies	14B-4-420.3	Floors shall be constructed as horizontal assemblies per 711	Existing complies (no change)	-	See "Fire Separation" below
Groups I-1, R-1 thru R-4 automatic sprinkler system	14B-4-420.4	Group R occupancies shall be equipped throughout with an automatic sprinkler system req by 903.2.8; Quick-response or residential automatic sprinklers shall be installed in accordance with 903.3.2	Automatic sprinkler system not provided (no change) - see remarks	-	Alterations shall be done in a manner that maintains the level of fire protection provided (Level 1 Alteration - See Rehabilitation Code Matrix)
Groups I-1, R-1 thru R-4 fire alarm systems and smoke alarms	14B-4-420.5	Fire alarm systems and smoke alarms shall be provided in Group I-1, R-1 and R-2 occupancies; single- or multiple station smoke alarms shall be provided in groups I-1, R-2 thru R-5	Single- or multiple station smoke alarms are provided	-	Installation per Section 907
Construction Classification - Primary Structural Frame	14B-6-601	III-A = 1 hr minimum (and per 704.10)	Existing complies (no change)	-	
Construction Classification - Exterior Bearing Walls	14B-6-601	III-A = 2 hr minimum (and per 602, 704.10)	Existing complies (no change)	-	
Exterior Walls fire separation distance X<3	14B-6-602	III-A/R = 2 hr minimum	Existing complies (no change)	-	Exterior load bearing walls must conform to the higher of the fire-resistance ratings specified in tables 601 and 602
Exterior Walls fire separation distance 3<X<5	14B-6-602	III-A/R = 1 hr minimum	Existing complies (no change)	-	Per 704.9, exterior load bearing structural members, such as columns or girders, must have the same fire-resistance rating required for exterior load-bearing walls. This may be more restrictive than table 601 or 602
Exterior Walls fire separation distance 5<X<10	14B-6-602	III-A/R = 1 hr minimum	Existing complies (no change)	-	Exterior nonbearing walls only need to comply with 602
Exterior Walls fire separation distance 10<X<30	14B-6-602	III-A/R = 1 hr minimum	Existing complies (no change)	Assemblies	Exterior nonbearing walls include exterior partitions
Exterior Walls fire separation distance X>30	14B-6-602	III-A/R = 0	Existing complies (no change)	-	
Construction Classification - Interior Bearing Walls	14B-6-601	III-A = 1 hr minimum	Existing complies (no change)	-	
Construction Classification - Interior Nonbearing Walls and Partitions	14B-6-601	III-A = 0	Existing complies (no change)	-	Not less than the fire-resistance rating required by other sections of this code
Construction Classification - Floor Construction and Associated Secondary Members	14B-6-601	III-A = 1 hr minimum	Existing complies (no change)	-	
Construction Classification - Roof Construction and Associated Secondary Members	14B-6-601	III-A = 30 min minimum	Existing complies (no change)	-	Type III-A: In buildings of exclusively Group R-2, R-3, R-4 or R-5 occupancy with no more than four stories above grade plane, the required fire-resistance rating of roof construction and associated secondary members shall be reduced to 30 minutes.
Allowable Combustible Materials	14B-6-604	combustibles in exterior walls	n/a - no change to existing construction applying to these sections	Plans, Assemblies	Combustible materials shall be permitted in the exterior walls of buildings of Type III or IV construction where combustible materials in the same application are permitted in the exterior walls of buildings of Type I or II construction by Section 603.1

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Code Matrix

A-002a

OPENINGS	Exterior Walls - Openings	14B-7-705.8(2)	Unprotected (UP), Nonsprinklered (NS) Nonsprinklered includes NFPA 13R 3 ft to less than 5 ft = 25% Unprotected (UP), Nonsprinklered (NS) Nonsprinklered includes NFPA 13R 5 ft or greater = No Limit	East & West Elevations - Existing complies (no change)	Elevations	
	Exterior Walls - Vertical Separation of Openings	14B-7-705.8.5	Rated Opening Protectives based on Vertical Separation of Openings	North & South Elevations - Existing complies (no change)		
	Exterior Walls - Joints	14B-7-705.9	Joints	n/a - no change to joints in or between exterior walls	Elevations, Assemblies	
	Exterior Wall - Ducts and Air Transfer Openings	14B-7-705.10	Air Duct and Air Transfer Openings	n/a - no change to air duct or air transfer openings		
PENETRATIONS	Penetrations into or thru fire walls, fire barriers, smoke barrier walls and fire partitions	14B-7-714.3	Penetrations that are not protected with dampers shall comply with 714.3 thru 714.4.3	To comply	Assemblies	
	Penetrations of a floor, floor/ceiling assembly or the ceiling membrane of a roof/ceiling assembly	14B-7-714.5	Penetrations thru horizontal assemblies not protected with a shaft per 717.6 and not protected with fire dampers shall comply with 714.5 thru 714.6.2	n/a - no change to existing penetrations		
OPENING PROTECTIVES	Opening Protectives - Fire-Rated Glazing	14B-7-716	Fire rated glazing shall comply with Section 716	To comply	Door Schedule	Fire door assemblies shall be tested in accordance with NFPA 252 or UL 10C (without the hose stream test)
	Opening Protectives - Door Assemblies in Corridors and Smoke Barriers	14B-7-716.1(2) 14B-7-716.2.2.1	20 min fire rating and tested in accordance with 716.2.2.1	To comply		
FIRE ALARM & DETECTION SYSTEMS	Group R-2 Fire Alarm Systems	907.2.9	A manual fire alarm system that activates the occupant notification system in accordance with Section 907.5 shall be installed in Group R-2 occupancies where the building contains more than 16 dwelling or sleeping units	n/a	Electrical Drawings	
	Group R-2 Smoke Alarms	907.2.10.2	Single- or multiple-station smoke alarms shall be installed and maintained regardless of occupant load at all locations listed in remarks	To comply		
	Smoke Alarms - Installation near cooking appliances	907.2.10.3	Smoke alarms shall not be installed in the locations listed in remarks unless this would prevent placement of a smoke alarm in a location required by Section 907.10.2	To comply		
	Smoke Alarms - Installation near bathrooms	907.2.10.4	Smoke alarms shall be installed not less than 3 feet horizontally from the door or opening of a bathroom that contains a bathtub or shower unless this would prevent placement of a smoke alarm required by Section 907.2.10.2	To comply		
	Smoke Alarms - Interconnection	907.2.10.5	Where more than one smoke alarm is required to be installed within an individual dwelling unit or sleeping unit in Group R occupancies, the smoke alarms shall be interconnected in such a manner that the activation of one alarm will activate all of the alarms in the individual unit.	To comply		
MEANS OF EGRESS	Ceiling Height	14B-10-1003.2	Minimum 7'-6"	Existing complies - see remarks	Interior Elevations	Exceptions: 2. Ceilings of dwelling units within residential occupancies in accordance with Section 1207.2 4. Stair headroom in accordance with Section 1011.3 3. Door height in accordance with Section 1010.1.1
	Occupant Load	14B-10-1004	Cumulative Occupant Load	16 Occupants		
	Means of Egress Sizing - Stairways	14B-10-1005.3.1	Capacity Factor = 0.3 inch per occupant	Existing complies (no change)		
	Means of Egress Sizing - Other Means of Egress	14B-10-1005.3.2	Capacity Factor = 0.2 inch per occupant	Existing complies (no change)		
	Number of Exits and Exit Access Doorways	14B-10-1006.2.1	Spaces With One Exit or Exit Access Doorway: Max Occupant Load = 10 Max Common Path = 60 ft (without sprinkler system)	Existing complies (no change)		
	Exit and Exit Access Doorway Configuration	14B-10-1007.1.1	Exits shall be placed a distance apart equal to not less than one-half the length of the maximum overall diagonal dimension of the building area to be served (measured in a straight line between them)	Existing complies (no change)		
ACCESSIBLE MEANS OF EGRESS	Stairways - Area of Refuge	14B-10-1009.3.3	Stairways shall either incorporate an area of refuge within an enlarged floor-level landing or shall be accessed from an area of refuge complying with Section 1009.6	Existing complies - see remarks	Egress Plans	Exception 4: Where two exits are required from or within a dwelling unit, they shall be arranged remote from one another so as to minimize the change of both being blocked by smoke or fire Exception 5: Areas of refuge are not required at stairways in Group R-2 occupancies.
	Doors - Size	14B-10-1010.1.1	Min Clear Opening Width = 32 inches Min Clear Opening Height = 80 inches	Existing complies - see remarks		
DOORS, RAMPS, STAIRWAYS, HANDRAILS, GUARDS	Doors - Direction of Swing	14B-10-1010.1.2.1	Doors shall swing in the direction of egress travel where serving a room or area containing an occupant load of 50 or more persons	Existing complies (no change)	Door Schedule	The clear opening width of doorways with swinging doors shall be measured between the face of the door and the stop, with the door open 90 degrees Where a door opening includes two door leaves without a mullion, one leaf shall provide a minimum clear opening width of 32 inches The maximum width of a swinging door leaf shall be 48 inches exceptions: 1. Within Group R-2 dwelling units that are not required to be an Accessible unit, Type A unit or Type B unit, the minimum clear opening width of an exit access doorway, other than the primary entrance to the unit, shall be 28 inches, and the minimum and maximum width shall not apply to door openings that are not part of the required means of egress. 6. Door openings within a dwelling unit shall have a minimum clear opening height of 78 inches
	Doors - Landings	14B-10-1010.1.6	Landings shall have a width not less than the width of the stairway or the door, whichever is greater. Doors in the fully open position shall not reduce a required dimension by more than one-quarter its required width. Landings shall have a length measured in the direction of travel of not less than 44 inches	No change to existing landings - see remarks		
	Doors - Arrangement	14B-10-1010.1.8	Space between two doors in a series shall be 48 inches minimum plus the width of a door swinging into the space. Doors in a series shall swing either in the same direction or away from the space between the doors	Existing complies - see remarks		
	Stairways, Ramps & Handrails	14B-10-1011 14B-10-1012 14B-10-1014	See floor plans and egress plans for compliance	No change to existing stairways or ramps - see remarks		
	Guards at Window Openings	14B-10-1015.8	Windows in Group R buildings where the top of the sill of an operable window opening is located less than 36 inches above the finished floor and more than 72 inches above the finished grade or other surface below on the exterior of the building	To comply - see remarks		
	EXITING AND EGRESS	Exit Access Travel Distance	14B-10-1017.2	Group R = 200 ft (without sprinkler system)		
Corridors Construction		14B-10-1020.1	Group R = 1 hr (without sprinkler system, when occupant load is greater than 10)	Existing complies (no change)		
Corridor Width		14B-10-1020.2	Min Corridor Width = 36 inches (with an occupant load of less than 50)	Existing complies (no change)		
Interior Exit Stairways Termination		14B-10-1023.3	Interior exit stairways shall terminate at an exit discharge or public way	Existing complies (no change)		
Stairway Identification Signs		14B-10-1023.9	A sign shall be provided at each floor landing in an interior exit stairway connecting more than three stories, located 5 ft above the floor landing in a position that is readily visible when the doors are in the open and closed positions, and in accordance with 1023.9	To comply		
Exit Discharge		14B-10-1028	Exits shall discharge directly to the exterior of the building. The exit discharge shall be at grade or shall provide a direct path of egress travel to grade. The exit discharge shall not reenter a building.	Existing complies (no change)		

INTERIOR ENVIRONMENT	Roof Ventilation	14B-10-1202.2	Roof assemblies shall be ventilated in accordance with Section 1202.2 or 12.2.3	Existing complies (no change)		
	Natural Ventilation & Light	14B-12-1202.5 14B-12-1204.2	Ventilation Area = 4% of floor area Net Glazed Area = 8% of floor area	Existing complies (no change)	Light & Vent Schedule	
	Yards	14B-12-1205.2	Min 3 ft for an exterior wall < 40 ft above lowest floor receiving natural light or ventilation or grade plane, whichever is higher. Minimum width shall be increased 2 inches for each 1 ft in height (max width of 15 ft)	Existing complies (no change)		Site Plan
	Minimum Room Dimensions	14B-12-1207.1	Kitchens shall have a clear passageway of not less than 3 ft between counter fronts and appliances or counter fronts and walls	Existing complies - see remarks		Plans
	Minimum Ceiling Heights	14B-12-1207.2	Occupiable spaces and corridors shall have a ceiling height of not less than 7'-6" AFF	Existing complies (no change)		Interior Elevations
	Room Area	14B-12-1207.3	Dwelling Units: Largest room = min 120 SF Dining spaces = min 60 SF Habitable spaces = min 70 SF	n/a - no change to existing room configuration		Plans
ROOF ASSEMBLY	Ventilation	14B-15-1503.4	Intake and exhaust vents shall be provided in accordance with Section 1202.2	Existing complies (no change)		See 'Roof Ventilation' above
	Fire Classification	14B-15-1505.1	IIA = Class B	To comply	Assemblies	Class B roof assemblies are those that are effective against moderate fire-test exposure and shall be listed and identified as Class B by an approved agency

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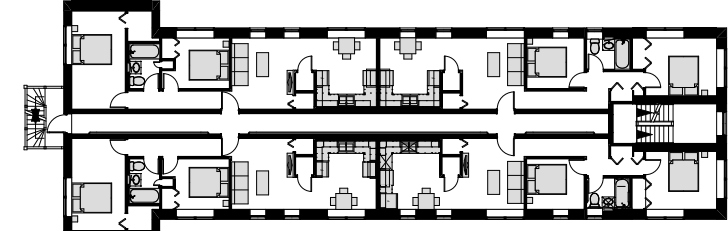
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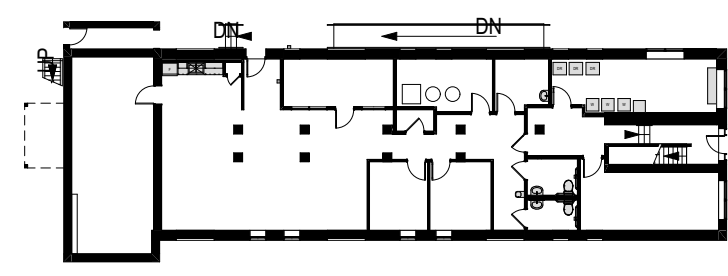
Chicago Rehabilitation Code (14R) 2019 Edition (Includes 05/2022 Supplements)
The following requirements are minimum requirements. More stringent requirements in the drawings and specifications apply

Issue	Chapter / Article	Ordinance Requirement	Actual	Location/ Sheet No.	Remarks
REHABILITATION BUILDING REQUIREMENTS					
GENERAL REHAB	Defining Scope of Work	14R-3-301	Repairs, Alterations, Additions or Change in Occupancy	-	Alteration work falls under Work Area Method Level 1
	Fire Limits	14R-1-101.7	No existing building located within the fire limits, as defined in Appendix D of the CBC, shall be increased in building height or building area unless it is of a type of construction allowed for new buildings within the fire limits	-	n/a - no change
	Existing, New, and Replacement Materials	14R-3-302.4 14R-3-302.5	Materials already in use in a building in compliance with requirements or approvals in effect at the time of their erection or installation shall be allowed to remain in use unless determined by the building official to be hazardous.	-	Except as otherwise required or allowed by this code, materials allowed by the applicable code for new construction shall be used. Like materials shall be allowed for repairs and alterations, provided that unsafe conditions are not created. Hazardous materials shall not be used where the code for new construction would not allow their use in buildings of similar occupancy, purpose and location.
ACCESSIBILITY	Accessibility	14R-3-305	Maintenance, change of occupancy, additions, and alterations to existing buildings, including those identified as historic buildings shall comply with Sections 305.1 thru 305.9 of this code	Accessible Distribution, Plans, Interior Elevations	Alteration work will comply with accessibility requirements except where technically infeasible
	Accessibility - Alterations	14R-3-305.6	A facility that is altered shall comply with the applicable provisions in Chapter 11 of the CBC, unless technically infeasible. Where compliance with this section is technically infeasible, the alteration shall provide access to the maximum extent technically feasible.	Enlarged Plans, Interior Elevations	Exception 4: Type B units required by Section 1107 are not required to be provided in existing buildings and facilities built for first occupancy before March 14, 1991, undergoing alterations or change of occupancy.
	Accessibility - Alterations Affecting an Area Containing a Primary Function	14R-3-305.7	Where an alteration affects the accessibility to, or contains an area of primary function, the route to the primary function area shall be accessible. The accessible route to the primary function area shall include toilet facilities and drinking fountains serving the area of primary function	Enlarged Plans, Interior Elevations	Alteration work will comply with accessibility requirements except where technically infeasible
	Alterations - Entrances	14R-3-305.8.1	Where an alteration includes alterations to an entrance that is not accessible, and the facility has an accessible entrance, the altered entrance is not required to be accessible unless required by Section 305.7 of this code	-	Signs complying with Section 1111 of the CBC shall be provided
	Alterations - Elevators	14R-3-305.8.2 14R-3-305.8.3	Altered elements of existing elevators shall comply with the Chicago Conveyance Device Code and ICC A117.1. Such elements shall also be altered in elevators programmed to respond to the same hall call control as the altered elevator	-	n/a - no elevators nor platform lifts
	Alterations - Accessible Dwelling or Sleeping Units	14R-3-305.8.6	Where Group I-1, I-2, I-3, R-1, R-2 or R-4 dwelling units or sleeping units are being altered or added, the requirements of Section 1107 of the CBC for Accessible units apply only to the quantity units being altered or added	Accessible Distribution	Alteration work will comply with accessibility requirements except where technically infeasible
	Alterations - Type A Dwelling or Sleeping Units	14R-3-305.8.7	Where more than 20 Group R-2 dwelling units or sleeping units are being altered or added, the requirements of Section 1107 of the CBC for Type A units apply only to the quantity of spaces being added	-	n/a - no change to quantity of dwelling units
	Alterations - Type B Dwelling or Sleeping Units	14R-3-305.8.8	Where four or more Group I-1, I-2, R-1, R-2, R-3 or R-4 dwelling units or sleeping units are being added, the requirements of Section 1107 of the CBC for Type B units apply only to the quantity of units being added. Where Group I-1, I-2, R-1, R-2, R-3 or R-4 dwelling units or sleeping units are being altered and where the work area is greater than 50 % of the building area, the requirements of Section 1107 for Type B units apply only to the quantity of units being altered.	-	n/a - no change to quantity of dwelling units - work area is less than 50% of building area
	Alterations - Thresholds	14R-3-305.8.14	The maximum height of thresholds at doorways shall be 3/4 inch. Such thresholds shall have beveled edges on each side	Plans, Door Schedule	Existing complies - no change
	ROOFING	Reroofing	14R-3-306.1	Materials and methods of application used for roof recover and roof replacement shall comply with the requirements of Chapter 15 of the CBC. Roof repair not exceeding 25 % of the surface area of an existing roof may comply with Chapter 4 of this code.	Roof Plan, Assemblies
Repairs - Scope		14R-4-401.1	Repairs shall comply with the requirements of this chapter. Repairs to historic buildings need only comply with Chapter 12.	-	The work shall not make the building less compliant than it was before the repair was undertaken
REPAIRS	Repairs - Glazing in Hazardous Locations	14R-4-402.1	Replacement glazing in hazardous locations, as specified in Section 2406.4 of the CBC shall comply with the safety glazing requirements of the CBC	Door Schedule	To comply
	Repairs - Fire Protection	14R-4-403.1	Repairs shall be done in a manner that maintains the level of fire protection provided	Egress Plans	To comply
	Repairs - Means of Egress	14R-4-404.1	Repairs shall be done in a manner that maintains the level of protection provided for the means of egress	Egress Plans	To comply
	Repairs - Electrical Materials	14R-4-406.1	Existing electrical wiring and equipment undergoing repair shall be allowed to be repaired or replaced with like material	Electrical Drawings	1. Replacement of electrical receptacles shall comply with the applicable requirements of Section 406.4(D) of Chicago Electrical Code 2. Plug fuses of the Edison-base type shall be used for replacements only where there is no evidence of over fusing or tampering per applicable requirements of Section 240.51(B) of Chicago Electrical Code
	Repairs - Plumbing	14R-4-408.1	Plumbing materials and supplies shall not be used for repairs that are prohibited in the Chicago Plumbing Code	Plumbing Drawings	The maximum water consumption flow rates and quantities for all replaced water closets shall be 1.6 gallons per flushing cycle
	Repairs - Light and Ventilation	14R-4-409	Existing means of providing natural light and ventilation in occupancies where provisions for natural light and ventilation are required by the CBC, undergoing repair shall not make the building less complying than it was before the damage occurred.	Light & Vent Schedule	To comply
CLASSIFICATION OF WORK	Classification of Work - Alteration - Level 1	14R-6-602	Level 1 alterations shall comply with the provisions of Chapter 7 of this code	Work Area Plans	To comply - see remarks
	Alteration - Level 1 (applies to Level 2 and Level 3)	14R-7-701	An existing building or portion thereof shall not be altered such that the building becomes less safe than its existing condition	-	Exception: Where the current level of safety, fire protection or sanitation is proposed to be reduced, the portion altered shall conform to the requirements of the CBC
ALTERATION - LEVEL 1 (ALSO APPLIES TO LEVELS 2 & 3)	Alteration - Level 1 Interior Finishes	14R-7-702.1	Newly installed interior wall and ceiling finishes shall comply with Chapter 8 of the CBC	Finish Schedule	To comply
	Alteration - Level 1 Window Opening Control Devices On Replacement Windows	14R-7-702.4	In Group R buildings containing dwelling units or sleeping units, window opening control devices complying with ASTM F2090 shall be installed where an existing window is replaced (see remarks)	Window Schedule	To comply
	Alteration - Level 1 Materials and Methods	14R-7-702.6	New work shall comply with the materials and methods requirements in the Chicago Construction Codes	-	Where all of the following apply to the replacement window: 1. The window is operable 2. The window replacement includes replacement of the sash and frame 3. In Group R-2 dwelling units, the top of the sill of the window opening is at a height less than 36 inches above the finished floor 4. The window will allow openings that will allow passage of a 4-inch diameter sphere at a point below 42 inches above the finished floor when the window is in its largest opened position 5. The vertical distance from the top of the sill of the window opening to the finished grade or other surface below, on the exterior of the buildings, is greater than 72 inches
	Alteration - Level 1 Fire Protection	14R-7-703.1	Alterations shall be done in a manner that maintains the level of fire protection provided	Egress Plans	To comply
	Alteration - Level 1 Means of Egress	14R-7-704	Alterations shall be done in a manner that maintains the level of protection provided for the means of egress	Egress Plans	To comply
	Alteration - Level 1 Reroofing	14R-7-705	Alterations to a roof shall comply with Section 306 of this code	Roof Plan	To comply
	Alteration - Level 1 Energy Conservation	14R-7-707	The alterations shall conform to the energy requirements of the Chicago Energy Conservation Code	-	To comply
	Alteration - Level 1 Energy Conservation	14R-8-801	In addition to the requirements of Chapter 8 of this code, all work shall comply with the requirements of Chapter 7 of this code. New construction elements, components, systems, and spaces shall comply with the requirements of the CBC	-	To comply - see remarks
Alteration - Level 2 Building Elements and Materials - Vertical Opening	14R-8-802.2.1	Existing interior vertical openings connecting two or more stories shall be enclosed with assemblies having a fire rating of not less than 1 hour with opening protectives	-	Existing complies (no change)	
Alteration - Level 2 Building Elements and Materials - Supplemental Shaft and Floor Opening Enclosure Requirements	14R-8-802.2.2	Where the work area on any story exceeds 50% of the floor area, the enclosure requirements of Section 802.2 shall apply to vertical openings other than stairways throughout the story	-	n/a - work area on any story is under 50% of the floor area	
Alteration - Level 2 Building Elements and Materials - Supplemental Stairway Enclosure Requirements	14R-8-802.2.3	Where the work area on any story exceeds 50% of the floor area, stairways that are part of the means of egress serving the work area shall, at a minimum, be enclosed with smoke-tight construction on the highest work area story and all stories below	-	n/a - work area on any story is under 50% of the floor area	
Alteration - Level 2 Interior Finishes	14R-8-802.4	The interior finish of walls and ceilings in exits & corridors in any work area shall comply with the requirements of the CBC. Where the work area on any story exceeds 50% of the floor area, Section 802.4 shall apply to the interior finish in exits and corridors serving the work area throughout the story.	-	To comply (work area on any story is under 50% of the floor area)	
Alteration - Level 2 Guards	14R-8-802.5	In work areas, every portion of a floor, such as a balcony or a loading dock, that is more than 30 inches above the floor or grade below and is not provided with guards, or those in which the existing guards are judged to be in danger of collapsing, shall be provided with guards	-	To comply - see remarks	
Alteration - Level 2 Fire Protection - Automatic Sprinkler (Groups A, B, E, F-1, H, I, M, R-1, R-2, S-1, and S-2)	14R-8-803.2.2	In the occupancies noted, work areas that have exits or corridors shared by more than one tenant or that have exits or corridors serving an occupant load greater than 30 shall be provided with automatic sprinkler protection where the work area is required to be provided with automatic sprinkler protection in accordance with the CBC as applicable to new construction, and the work area exceeds 50% of the floor area	-	n/a - work area on any story is under 50% of the floor area	
Alteration - Level 2 Fire Protection - Standpipes	14R-8-803.3	Where the work area includes exits or corridors shared by more than one tenant (see 907.2 for Alterations Level 2) and the finished floor is located more than 50 feet above or below grade plane, a standpipe system shall be provided. Standpipe systems shall be installed in accordance with the CBC	-	n/a - work area does not include exits and corridors located more than 50 feet above or below the grade plane	
Alteration - Level 2 Fire Protection - Fire Alarm and Detection	14R-8-803.4	A fire alarm system shall be installed in accordance with Sections 803.4.1 through 803.4.3. Where automatic sprinkler protection is provided per 803.2 and is connected to the building fire alarm system, automatic heat detection shall not be required. An automatic fire detection system shall be installed in accordance with the provisions of this code and NFPA 72. The automatic fire detectors shall be smoke detectors, except that an alternative type of detector shall be installed in spaces such as boiler rooms, where products of combustion are present during normal operation in sufficient quantity to actuate a smoke detector	-	To comply - see remarks	
Alteration - Level 2 Carbon Monoxide Detection	14R-8-804.1	Any work area shall be equipped with carbon monoxide alarms in accordance with Section 504.9 of the Chicago Minimum Requirements for Existing Buildings	-	n/a - see remarks	
Alteration - Level 2 Electrical - Residential Occupancies	14R-8-807.3	In Group R-2 thru R-5 occupancies, work areas located within a dwelling unit shall comply with Article 570 of the Chicago Electrical Code, regardless of the	-	To comply	
Alteration - Level 2 Energy Conservation	14R-8-810.1	The alterations shall conform to the energy requirements of the Chicago Energy Conservation Code.	-	To comply	

ALTERATION - LEVEL 2 (ALSO APPLIES TO LEVELS 2, 3)



2 2nd / Typ Floor Plan - Work Area SF
SCALE: 1/32" = 1'-0"



1 Ground Floor Plan - Work Area SF
SCALE: 1/32" = 1'-0"

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02
2024.01.03

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Chicago, IL 60612
p 312-988-9100
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**Heart of Uptown
Apartments**

847 W Sunnyside Ave
Chicago, IL 60640

2218A

Code Matrix

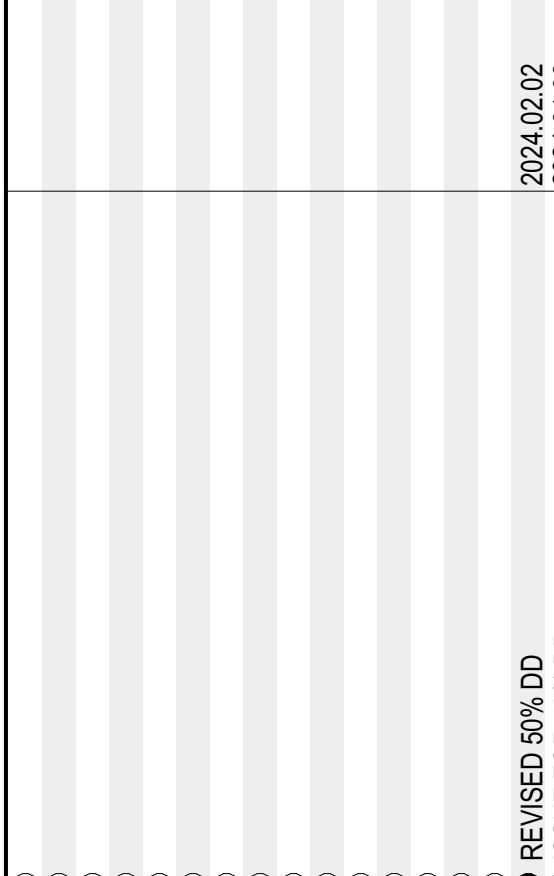
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ALTERATION - LEVEL 2 ONLY IF MORE THAN 1 TENANT (AS APPLIED TO ALL LEVELS ALTERATIONS)	Alteration - Level 2 Means of Egress - More than one Tenant	14R-8-805	The requirements of this section shall be limited to work areas that include exits or corridors shared by more than one tenant (see 901.2 for Alterations Level 3) and where specified they shall apply throughout the story on which the work areas are located or otherwise beyond the work area	Project complies with Alteration Level 2 so Section 805 Means of Egress complies		
	Alteration - Level 2 Means of Egress - Number of Exits	14R-8-805.3.1	Every story utilized for human occupancy on which there is a work area that includes exits or corridors shared by more than one tenant (see 901.2 for Alterations Level 3) within the work area shall be provided with the minimum number of exits based on the occupancy and the occupant load in accordance with the CBC. In addition, the exits shall comply with Sections 805.3.1.1 and 805.3.1.2.	Existing complies	Egress Plans	
	Alteration - Level 2 Means of Egress - Egress Doorways	14R-8-805.4.1	In any work area, all rooms and spaces having an occupant load greater than 50 or in which the common path of egress travel exceeds 75 feet shall have not fewer than two egress doorways	Existing complies	Egress Plans	
	Alteration - Level 2 Means of Egress - Exit Door Swing	14R-8-805.4.2	In the work area and in the egress path from any work area to the exit discharge, all egress doors serving an occupant load greater than 50 shall swing in the direction of exit travel	Existing complies	Egress Plans	
	Alteration - Level 2 Means of Egress - Supplemental Requirements for Door Swing	14R-8-805.4.2.1	Where the work area exceeds 50% of the floor area of the story, door swing shall comply with Section 805.4.2 throughout the story	n/a - work area does not exceed 50% of the floor area of the story	Work Area Plans	
	Alteration - Level 2 Means of Egress - Door Closing	14R-8-805.4.3	In any work area, all doors opening onto an exit passageway or an exit stairway shall be self-closing or automatic-closing by listed closing devices	To comply	Door Schedule	
	Alteration - Level 2 Means of Egress - Supplemental Requirements for Door Closing	14R-8-805.4.3.1	Where the work area exceeds 50% of the floor area of a story, door closers shall comply with Section 805.4.3 throughout the exit stairway from that story to, and including, the level of exit discharge	n/a - work area does not exceed 50% of the floor area of the story	Work Area Plans	
	Alteration - Level 2 Means of Egress - Corridor Doors	14R-8-805.5.1	Corridor doors in the work area shall not be constructed of hollow core wood and shall not contain louvers. Dwelling unit or sleeping unit corridor doors in work areas in buildings of Groups R and I-1 shall be not less than 1 3/8-inch solid core wood or approved equivalent and shall not have any glass panels. Dwelling unit or sleeping unit corridor doors in work areas in buildings of Groups R and I-1 shall be equipped with door closers. Replacement doors shall be 1 3/4-inch solid bonded wood core or approved equivalent	To comply	Door Schedule	Exception 6: existing doors to electrical rooms and utility rooms not exceeding 50 square feet in floor area may remain
	Alteration - Level 2 Means of Egress - Dead-end Corridors	14R-8-805.6	Dead-end corridors in any work area shall not exceed 35 feet	Existing complies	Egress Plans	
	Alteration - Level 2 Means of Egress - Lighting	14R-8-805.7.1	Means of egress in all work areas shall be provided with artificial lighting per the CBC and Chicago Electrical Code	To comply		
	Alteration - Level 2 Means of Egress - Supplemental Requirements for Lighting	14R-8-805.7.2	Where the work area on any story exceeds 50% of the floor area, means of egress throughout the story shall comply with Section 805.7.1	n/a - work area on any story does not exceed 50% of the floor area	Electrical Plans	
	Alteration - Level 2 Means of Egress - Exit Signs	14R-8-805.8	Means of egress in all work areas shall be provided with exit signs per CBC	To comply		
	Alteration - Level 2 Means of Egress - Supplemental Requirements for Exit Signs	14R-8-805.8.1	Where the work area on any story exceeds 50% of the floor area, means of egress throughout the story shall comply with Section 805.8.1	n/a - work area on any story does not exceed 50% of the floor area		
	Alteration - Level 2 Means of Egress - Handrails	14R-8-805.9	Every stairway that is part of the required means of egress for the highest work area story to, and including the level of exit discharge, that has three or more risers and is not provided with at least one handrail, or in which the existing handrails are judged to be in danger of collapsing, shall be provided with handrails for the full length of the stairway on not fewer than one side. Stairways with a required egress width of more than 66 inches shall have handrails on both sides	Existing complies		Existing handrails in the work area comply with CBC and to the best of our knowledge there are none in danger of collapsing
	Alteration - Level 2 Means of Egress - Refuge Area and Horizontal Exits	14R-8-805.10	Where alterations affect the configuration of an area utilized as a refuge area, the capacity of the refuge area shall not be reduced. The required capacity of the refuge area for horizontal exits per 1026.4 of the CBC shall be maintained	Existing complies	Egress Plans	
Alteration - Level 2 Means of Egress - Guards	14R-8-805.11	Guards from the highest work area story to, and including, the level of exit discharge but shall be confined to the egress path of any work area. Every open portion of a stairway, landing, or balcony that is more than 30 inches above the floor or grade below and is not provided with guards, or those portions in which existing guards are judged to be in danger of collapsing, shall be provided with guards	Existing complies		Existing guards in the work area comply with CBC and to the best of our knowledge there are none in danger of collapsing	
Alteration - Level 2 Means of Egress - Stairways	14R-8-805.12	Existing stairways and extensions of existing stairways shall not be required to comply with the requirements of Section 1011 of the CBC where the existing space and construction does not allow a reduction in pitch or slope. Existing stairways shall be allowed to be rebuilt without complying with the requirements of Section 1011 of the CBC where the existing space and construction does not allow a reduction in pitch or slope	n/a - no change to existing stairway configurations			
ALTERATION - LEVEL 3	Alteration - Level 3	14R-9-901.1	In addition to the provisions of this chapter, work shall comply with all of the requirements of Chapters 7 and 8. The requirements of Sections 802, 803, 804 and 805 shall apply within all work areas whether or not they include exits and corridors shared by more than one tenant and regardless of the occupant load	To comply		
	Alteration - Level 3 Special Use and Occupancy Boiler and Furnace Equipment Rooms	14R-9-902.2	Boiler and furnace equipment rooms adjacent to or within Group E, I, and R occupancies other than for equipment within and serving a single dwelling unit, shall be enclosed as required by Section 509 of the CBC	n/a		
	Alteration - Level 3 Building Elements and Materials Existing Shafts and Vertical Openings	14R-9-903.1	Existing stairways that are part of the means of egress shall be enclosed in accordance with Section 802.2.1 from the highest work area story to, and including, the level of exit discharge and all stories below	n/a		
	Alteration - Level 3 Building Elements and Materials Interior Finishes	14R-9-903.3	Interior finish in exits serving the work area shall comply with Section 802.4 between the highest story on which there is a work area to the level of exit discharge	Existing complies	Finish Notes	
	Alteration - Level 3 Fire Protection Other Required Automatic Sprinkler Systems	14R-9-904.1.4	In buildings and areas listed in Table 903.2.11.8 of the CBC, other than live/work units, work areas that have exits or corridors shared by more than one tenant or that have exits or corridors serving an occupant load greater than 30 shall be provided with an automatic sprinkler system if the work area is required to be provided with an automatic sprinkler system in accordance with the CBC applicable to new construction	n/a - see remarks		Per Section 903 of the CBC, automatic sprinkler system not required for Group B occupancies that are not ambulatory care facilities or telephone exchanges
	Alteration - Level 3 Fire Protection Fire Alarm and Detection Systems	14R-9-904.2	Fire alarm and detection shall be provided as required by Sections 904.2.1 and 904.2.2 per Section 907 of the CBC as required for new construction	n/a - see remarks		Per the CBC, manual fire alarm system not required for Group B occupancies where none of the following conditions exists: 1. The combined occupant load is 300 or more 2. The occupant load is more than 100 persons above or below the lowest level of exit discharge 3. The fire area contains and ambulatory care facility
	Alteration - Level 3 Means of Egress Lighting	14R-9-905.2	Means of egress from the highest work area story to the level of exit discharge shall be provided with artificial lighting within the exit enclosure in accordance with the requirements of the CBC and the Chicago Electrical Code	To comply		
	Alteration - Level 3 Means of Egress Exit Signs	14R-9-905.3	Means of egress from the highest work area story to the level of exit discharge shall be provided with exit signs in accordance with the requirements of the CBC	To comply	Electrical Plans	



I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.



2024.02.02
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Chicago, IL 60612
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**Heart of Uptown
Apartments**

847 W Sunnyside Ave
Chicago, IL 60640

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Code Matrix

A-002d

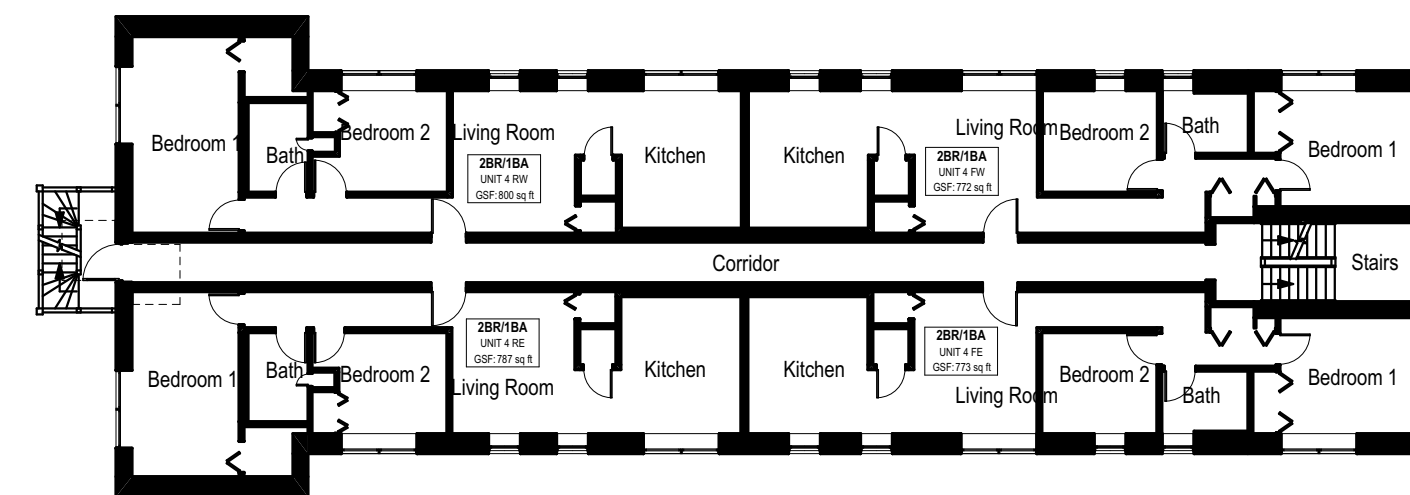
PROJECT TOTALS		RENTAL Federally Financed / IHDA Overall Distribution												1/9/2024														
POAH		type A (incl 504)				504 / type A				type A alone				Not Accessible		HVI & HVC			HVI (device installed)			HVC (conduit only)						
Unit Type	Tag	nsf	range	# units	elev. units	req'd 20.0%	prop'd #	%	req'd 10.0%	prop'd #	%	req'd 10.0%	prop'd #	%	req'd #	prop'd #	req'd 20.0%	prop'd #	%	req'd 2.0%	prop'd #	%	req'd 18.0%	prop'd #	%	req'd 10.0%	10.0%	80.0%
studio/ elev	k	10%		10		2.0	1	10.0%	1.0	1	10.0%	1.0	0	0.0%	9	9	2.0	1	10.0%	1.0	0	0.0%	1.0	1	10.0%			n/a
1br/1ba elev	k	20%		21		5.0	8	38.1%	3.0	2	9.5%	2.0	6	28.6%	13	13	5.0	6	28.6%	1.0	2	9.5%	4.0	4	19.0%			
2br/1ba elev	k	49%		50		10.0	18	36.0%	5.0	7	14.0%	5.0	11	22.0%	32	32	10.0	12	24.0%	1.0	3	6.0%	9.0	9	18.0%			
3br/1ba elev	k	21%		22		5.0	6	27.3%	3.0	3	13.6%	2.0	3	13.6%	16	16	5.0	4	18.2%	1.0	0	0.0%	4.0	4	18.2%			
TOTAL				103	0	21.0	32	31.1%	11.0	12	11.7%	10.0	20	19.4%	61	61	21.0	22	21.4%	3.0	5	4.9%	18.0	17	16.5%	0%	0.0%	0.0%

Heart of Uptown Apartments Renovation - SUNNYSIDE		RENTAL Federally Financed / IHDA Overall Distribution												1/9/2024														
POAH		type A (incl 504)				504 / type A				type A alone				Not Accessible		HVI & HVC			HVI (device installed)			HVC (conduit only)						
Unit Type	Tag	nsf	range	# units	elev. units	req'd 20.0%	prop'd #	%	req'd 10.0%	prop'd #	%	req'd 10.0%	prop'd #	%	req'd #	prop'd #	req'd 20.0%	prop'd #	%	req'd 2.0%	prop'd #	%	req'd 18.0%	prop'd #	%	req'd 10.0%	10.0%	80.0%
studio/1ba (1a)	elev			-		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
1br/1ba (1a)	elev			-		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
2br/1ba (1a)	elev			12		3.0	3	25.0%	2.0	2	16.7%	1.0	1	8.3%	3.0	3	3.0	3	25.0%	1.0	1	8.3%	2.0	2	16.7%	0%	0.0%	0.0%
3br/1ba (1a)	elev			-		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
TOTAL				12	0	3.0	3	25.0%	2.0	2	16.7%	2.0	1	8.3%	3.0	3	3.0	3	25.0%	1.0	1	8.3%	2.0	2	16.7%	0%	0.0%	0.0%

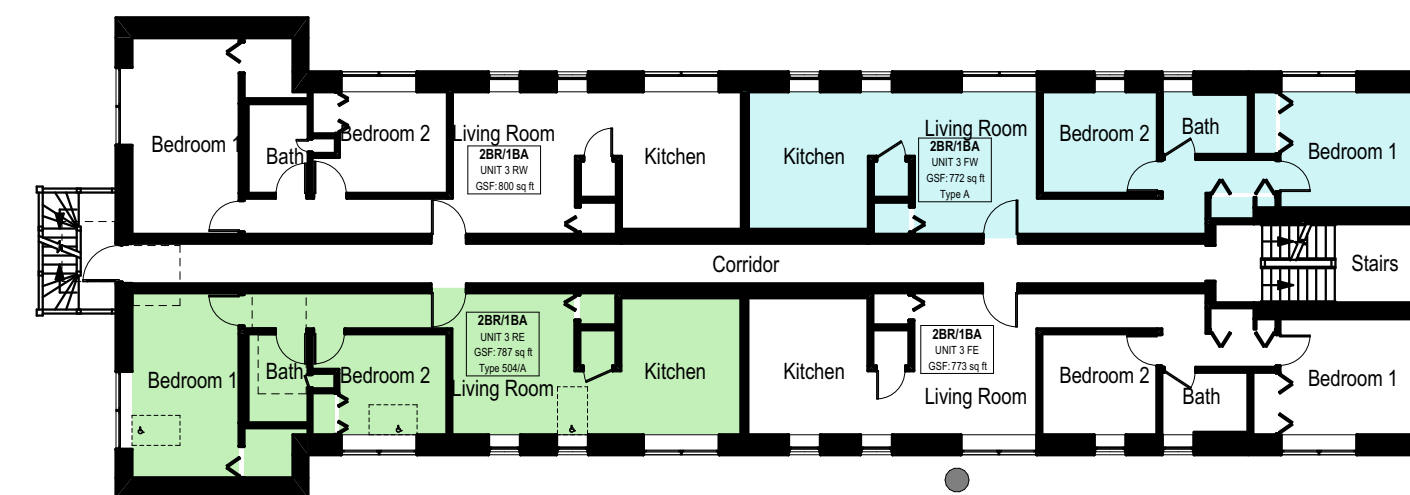
Heart of Uptown Accessibility Distribution by Unit - SUNNYSIDE							1/9/2024	
Floor	Unit #	Unit Type	Type A/504 (5%)	Type A (15%)	Type A/504	18% HVC	2% HVI with Accessible	Alarms Not Accessible
2	2 FW	2BD						1
	2 FE	2BD	1					
	2 RW	2BD						
	2 RE	2BD						
3	3 FW	2BD		1				
	3 FE	2BD						1
	3 RW	2BD						
	3 RE	2BD	1					
4	4 FW	2BD						
	4 FE	2BD						
	4 RW	2BD						
	4 RE	2BD						
			2	1	0	1	1	1

Legend	
STUDIO	
1 BD	
2 BD	
3 BD	

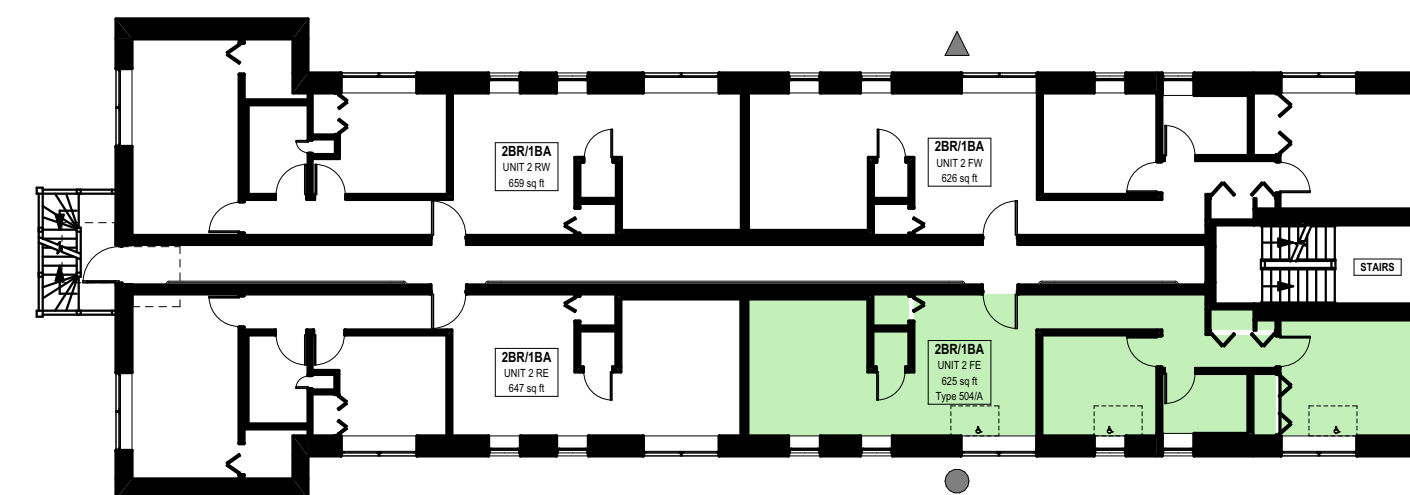
conv. type a to 504 1
 new accessible unit 1
 existing accessible 1



3 4th Floor
 SCALE: 1/16" = 1'-0"



2 3rd Floor
 SCALE: 1/16" = 1'-0"



1 2nd Floor
 SCALE: 1/16" = 1'-0"

ACCESSIBILITY LEGEND

- TYPE A UNIT
- TYPE A/504 UNIT
- HVI
- HVC

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

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Heart of Uptown Apartments

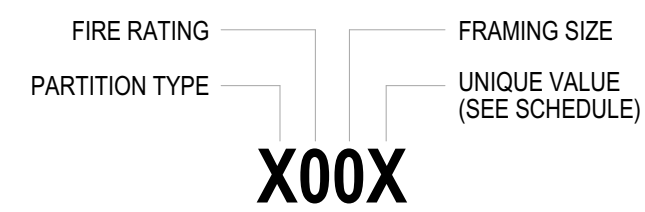
847 W Sunnyside Ave
 Chicago, IL 60640

2218A

Accessibility Distribution

A-004

PARTITION TYPE NAMING CONVENTION



- FIRE RATING**
 0 = NOT RATED
 1 = 1 HOUR RATED
 2 = 2 HOUR RATED
 3 = 3 HOUR RATED
 4 = 4 HOUR RATED
 P = PARTIAL HEIGHT WALL, SEE DETAILS FOR HEIGHT (NOT RATED)
 X = REFER TO STRUCTURAL
- FRAMING SIZE**
 0 = MULTI-WYTHE BRICK
 1 = SINGLE-WYTHE BRICK
 2 = NOT USED
 3 = 3-1/2" OR 3-5/8" STUD
 4 = 2 X 4
 6 = 2 X 6
 7 = NOT USED
 8 = 8" CMU

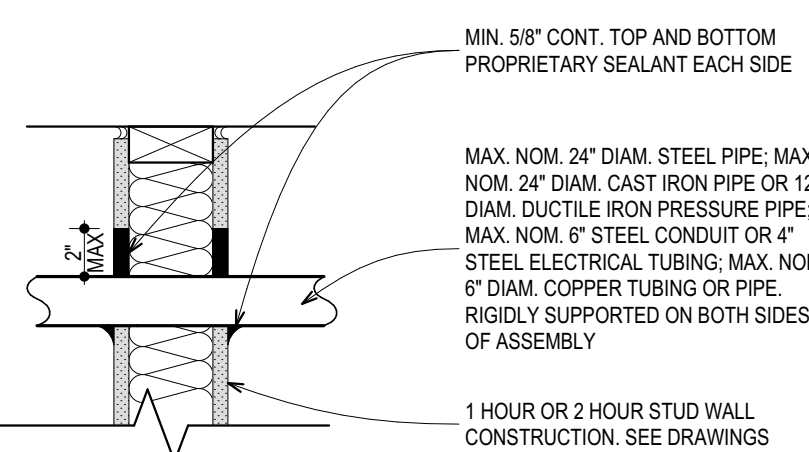
- PARTITION TYPE**
 B = BRICK
 C = CHASE
 G = GYPSUM
 M = MASONRY (CMU)
 P = CONCRETE
 S = SHAFT
 U = UNIQUE

TYPICAL ASSEMBLY NOTES

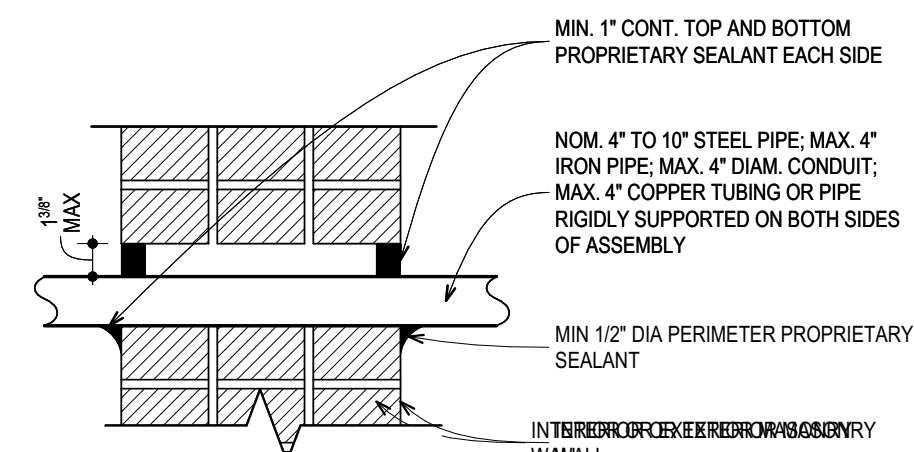
THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY:

- REFER TO REFERENCED FIRE RATING STANDARDS AND DIRECTORIES FOR ADDITIONAL CONSTRUCTION, MATERIAL, AND MANUFACTURER REQUIREMENTS. PROVIDE FIRE SEALANT AND DAMPERS AS REQUIRED PER THE REFERENCED STANDARDS. WHERE THE WORD "PROPRIETARY" APPEARS IN SYSTEM DESCRIPTIONS, EITHER THE SYSTEM OR ONE OR MORE OF ITS COMPONENTS IS CONSIDERED "PROPRIETARY." EACH "PROPRIETARY" SYSTEM SHALL BE BUILT UTILIZING THE COMPONENTS SPECIFIED BY THE COMPANY OR COMPANIES LISTED UNDER THE DETAILED DESCRIPTION FOR THAT SYSTEM IN THE REFERENCED DIRECTORIES.
- INSULATION AND SOUND ATTENUATION SHALL BE INSTALLED IN THE ENTIRE LENGTH AND HEIGHT OF WALL, FLOOR, OR ROOF UNLESS INDICATED OTHERWISE. INSULATION AND ATTENUATION SHALL BE CONTINUOUS AND UNINTERRUPTED WITHIN CAVITIES. DO NOT COMPRESS INSULATION SMALLER THAN THE CAVITY SPACE.
- THERMAL AND ACOUSTICAL INSULATION (OTHER THAN FOAM PLASTICS) IS PERMITTED IF THE FLAME SPREAD INDEX IS NOT MORE THAN 25 AND A SMOKE DEVELOPED RATING OF NOT MORE THAN 450, UNLESS NOTED OTHERWISE.
- INSTALL FIRESTOPPING TO CUT OFF CONCEALED DRAFT OPENINGS AND FORM FIRE BARRIERS VERTICALLY AND HORIZONTALLY. FIRESTOPPING SHALL BE NONCOMBUSTIBLE.
- MAINTAIN FIRE RATING OF ASSEMBLIES AND PROVIDE A CONTINUOUS AND SEALED SOLID SURFACE BEHIND ALL WALLS ADJOINING PORCH ROOFS AND SOFFITS BELOW UNCONDITIONED ROOFS.
- IMPLEMENT ADVANCED FRAMING TECHNIQUES:
 - NO MORE THAN 5% OF STUDS MAY LACK AN APPARENT STRUCTURAL PURPOSE
 - ALL CORNERS SHALL BE CONSTRUCTED SO THEY ALLOW FOR A MIN. R-6 TO THE EXTERIOR WALL SHEATHING
 - ALL HEADERS SHALL BE CONSTRUCTED SO THEY ALLOW FOR MIN. R-13 INSULATION
 - FRAMING SHALL BE LIMITED AT ALL WINDOWS AND DOORS
 - ALL INTERIOR / EXTERIOR WALL INTERSECTIONS SHALL BE INSULATED TO THE SAME R-VALUE AS THE REST OF THE EXTERIOR WALL
- WHERE THERE IS AN ACCESSIBLE CONCEALED FLOOR, FLOOR-CEILING OR ATTIC SPACE AND WITHIN MECHANICAL AND ELEC ROOMS, FIRE WALLS, FIRE BARRIERS, FIRE PARTITIONS, SMOKE BARRIERS AND SMOKE PARTITIONS OR ANY OTHER WALL REQUIRED TO HAVE PROTECTED OPENINGS OR PENETRATIONS SHALL BE EFFECTIVELY AND PERMANENTLY IDENTIFIED BY SIGNS OR STENCILING AND BE LOCATED WITHIN 15' OF THE END WALL AND AT INTERVALS NOT EXCEEDING 30 FEET MEASURED HORIZONTALLY ALONG THE PARTITION AND INCLUDE LETTERING NOT LESS THAN 3-INCHES IN HEIGHT W/ MIN 3/8-INCH STROKE IN A CONTRASTING COLOR.
- NOT USED
- NOT USED
- ALL NON-BEARING METAL STUDS SHALL HAVE DEFLECTION / SLIP CONNECTIONS TO ALLOW FOR VERTICAL MOVEMENT OF THE STUDS. DRYWALL SHALL BE ATTACHED TO STUDS, NOT TO TOP TRACKS / RUNNERS THEMSELVES
- PROVIDE KICKERS AND LATERAL BRACING FOR STUD SUPPORT AS REQUIRED PER MANUFACTURER'S REQUIREMENTS.
- SEAL ALL WALL, FLOOR AND JOINT PENETRATIONS TO PREVENT PEST ENTRY. USE RODENT AND CORROSION-PROOF SCREENS (E.G., COPPER OR STAINLESS STEEL MESH OR RIGID METAL) FOR OPENINGS GREATER THAN 1/4-INCH. SEAL ALL ENTRY POINTS INCLUDING AREAS AROUND KITCHEN AND BATHROOM SINKS.
- MAINTENANCE INSTRUCTIONS SHALL BE FURNISHED FOR EQUIPMENT AND SYSTEMS AS DEFINED BY THE IECC.
- A PERMANENT CERTIFICATE LISTING ALL ENERGY EFFICIENT MATERIALS AND EQUIPMENT VALUES AS REQUIRED BY THE IECC SHALL BE POSTED ON OR IN THE ELECTRICAL PANEL.
- ELECTRICAL DEVICES ON OPPOSITE SIDES OF FIRE RATED WALLS AND PARTITIONS SHALL BE IN SEPARATE STUD CAVITIES AND SHALL BE SEPARATED BY A MINIMUM HORIZONTAL DISTANCE OF 24". JUNCTION BOXES SHALL BE AIRTIGHT AND SEALED.
- USE NON-PAPER FACED BACKING MATERIALS SUCH AS CEMENT BOARD OR FIBER CEMENT BOARD AT TUB/SHOWER SURROUNDS AND UNDER CERAMIC OR PORCELAIN TILE FLOORING. USE MOISTURE RESISTANT GREEN BOARD AT REMAINING BATHROOM WALLS AND CEILINGS, KITCHEN WET WALLS, ALL WALLS AND CEILING RECEIVING EPOXY PAINT AND AT WALLS WITHIN 5'-0" OF PLUMBING FIXTURES.
- ANY INSULATION INSTALLED AS PART OF THE REHAB SHALL ACHIEVE GRADE I INSTALLATION QUALITY PER ANSI/RESNETIC STD. 301. GRADE II INSTALLATION QUALITY CAVITY INSULATION IS PERMITTED FOR ASSEMBLIES THAT CONTAIN A LAYER OF CONTINUOUS, AIR IMPERMEABLE INSULATION ≥ R-5. GRADE II INSTALLATION QUALITY BATTS ARE PERMITTED IN FLOORS PROVIDED THEY FILL THE FULL WIDTH AND DEPTH OF THE FLOOR CAVITY AND THE ONLY DEFECT PREVENTING THE INSULATION FROM ACHIEVING GRADE I INSTALLATION QUALITY IS COMPRESSION CAUSED BY EXCESS INSULATION, AND PROVIDED THE R-VALUE OF THE BATTS HAS BEEN APPROPRIATELY ASSESSED BASED ON MANUFACTURER GUIDANCE.

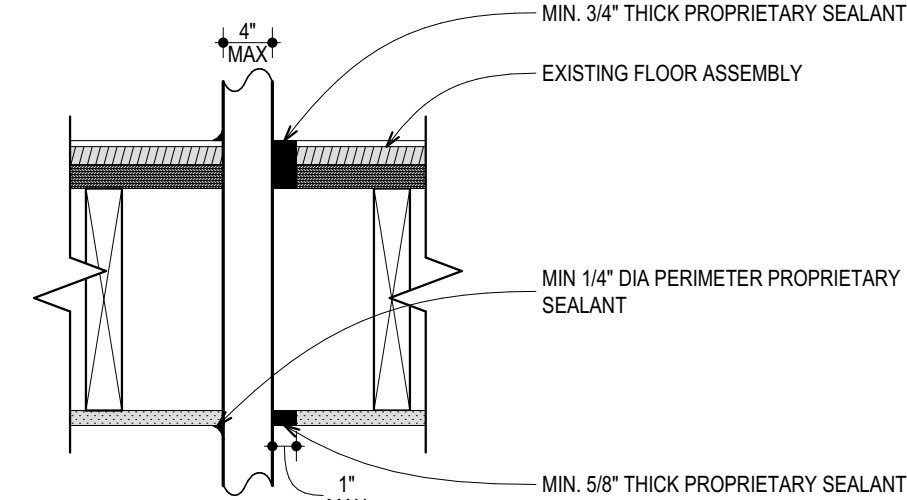
EXISTING ASSEMBLIES FOR REFERENCE ONLY



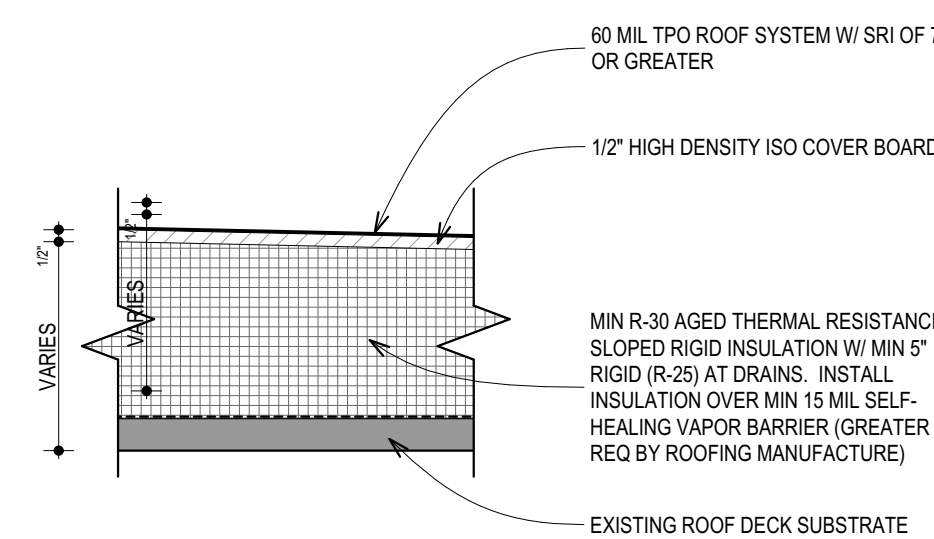
FS1 FIRE STOP SYSTEM FOR ALL 1 HR & 2 HR WOOD FRAME WALLS
 F RATING - 1 & 2 HR T RATING - 0 HR
 UL DES W-L-1146



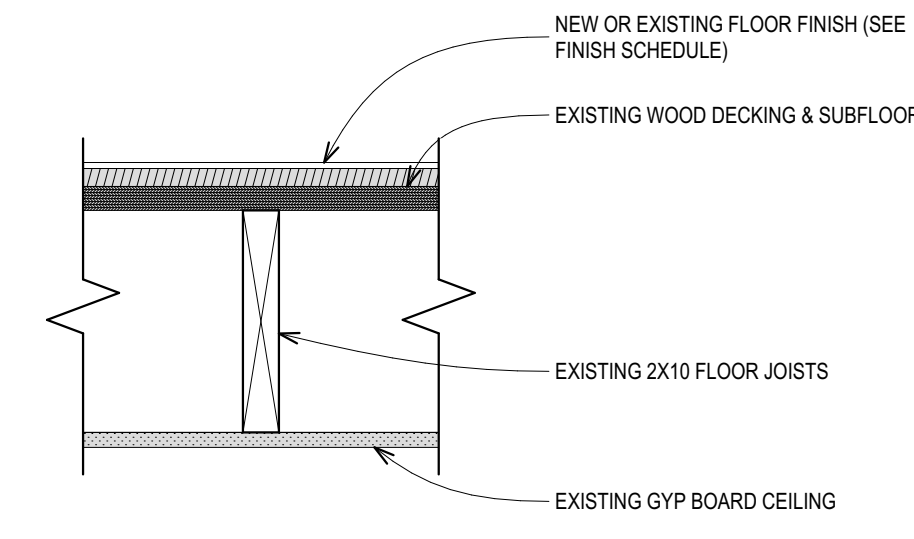
FS2 FIRE STOP SYSTEM FOR ALL MASONRY WALLS
 F RATING - 1, 2, 3, & 4 HR T RATING - 0 HR
 UL DES W-J-1063



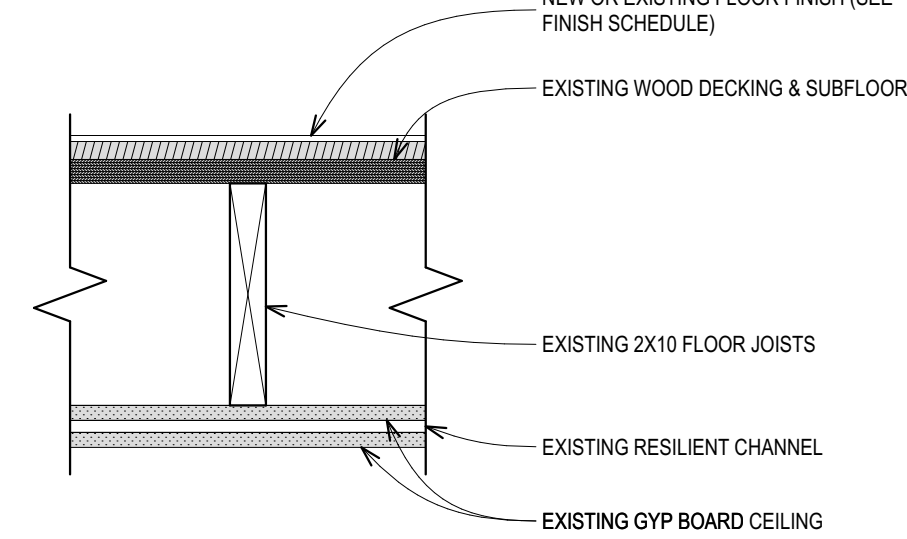
FS3 FIRE STOP SYSTEM FOR ALL WOOD FRAME FLOORS/ROOF
 F RATING - 1 & 2 HR T RATING - 1 HR
 UL DES W-J-1063



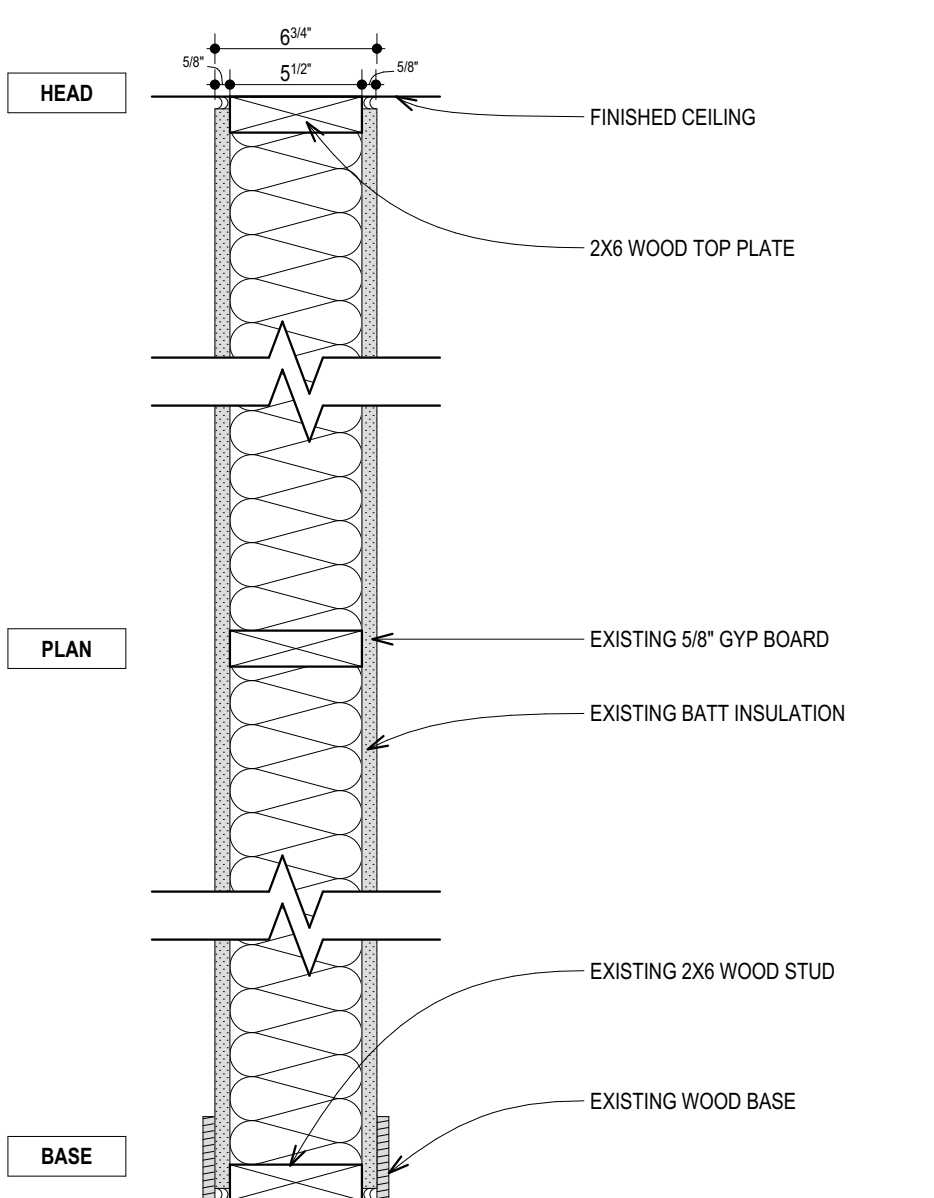
R1 ROOF ASSEMBLY



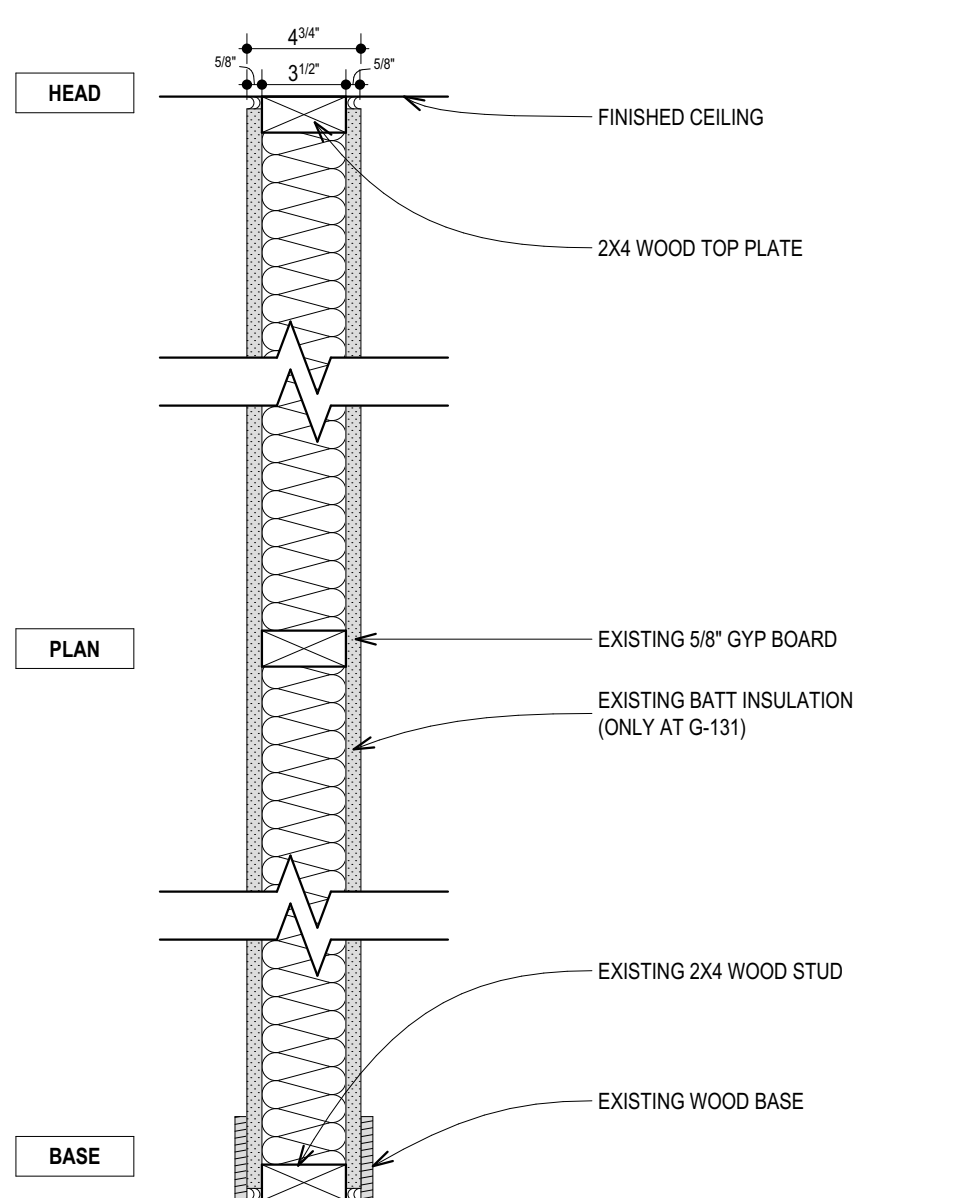
FL1 EXISTING FLOOR ASSEMBLY
 1 HR - UL DES L512



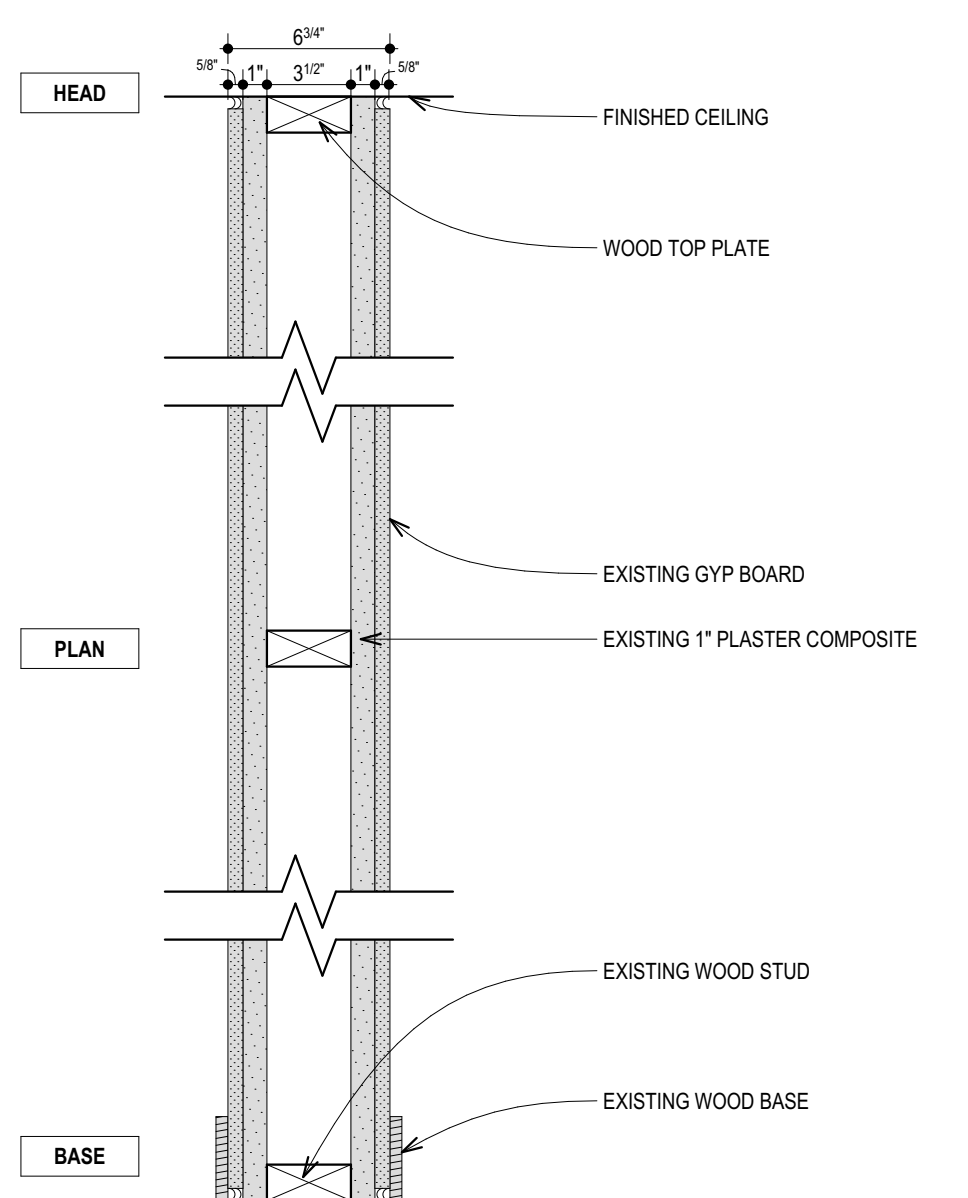
FL2 EXISTING CEILING ASSEMBLY @ BASEMENT MECHANICAL ROOM
 2 HR - UL DES L505



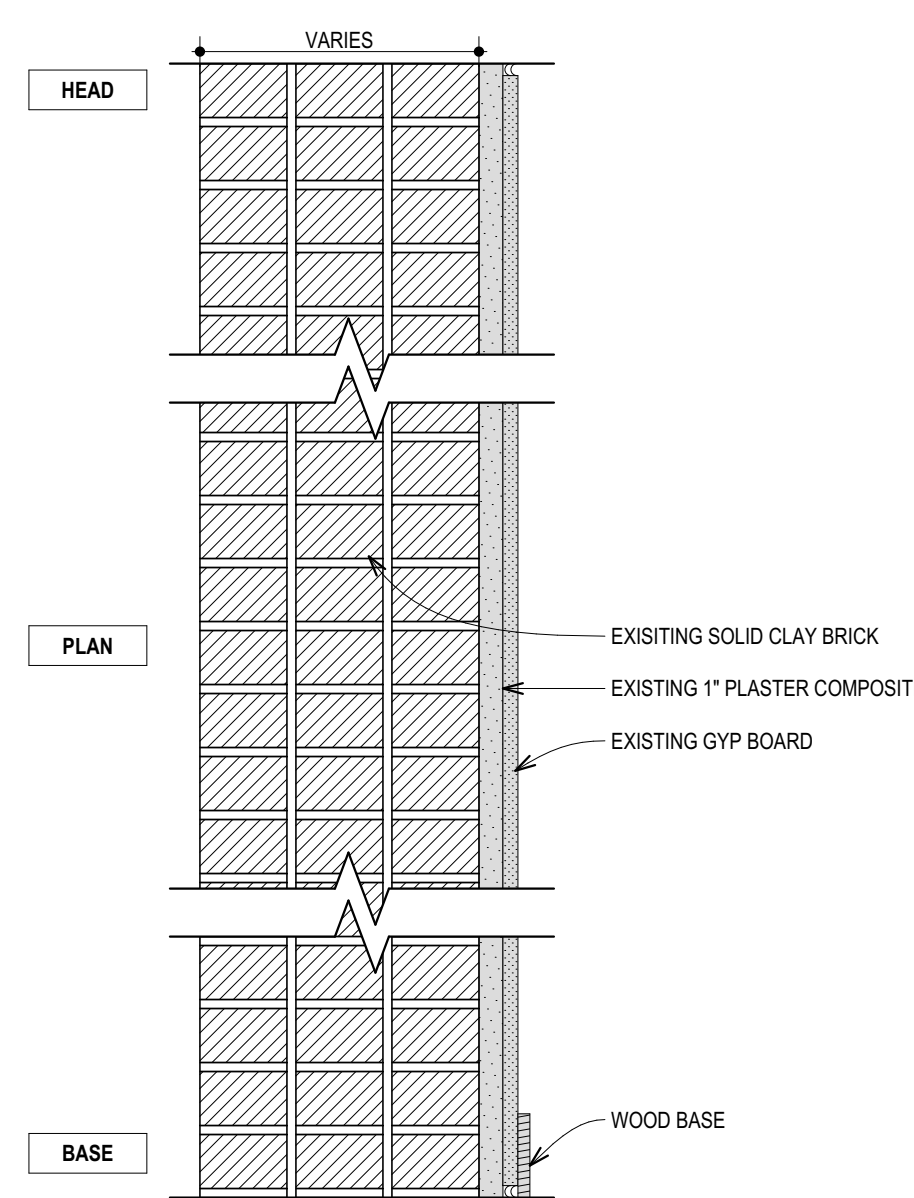
E-G16 EXISTING PLUMBING CHASE WALL
 1 HR - UL DES L533



E-G04 TYP. EXISTING INTERIOR WALL
 NOT RATED
E-G14a EXISTING INTERIOR NON-BEARING WALL
 1 HR - UL L422



E-G14b EXISTING INTERIOR WALL
 1 HR - W-S-W-90
 (BASED ON HUD FIRE RATING OF ARCHAIC MATERIALS & ASSEMBLIES)



E-B20 TYP. EXISTING EXTERIOR WALL
 10 HR - W-12-M-1
 (BASED ON HUD FIRE RATING OF ARCHAIC MATERIALS & ASSEMBLIES)

TYPICAL SEALANT NOTES

- PROVIDE AIR SEALING AT THE FOLLOWING LOCATIONS IN THE THERMAL ENVELOPE (FIBROUS INSULATION CANNOT BE USED TO SEAL GAPS):
 - DUCT / FLUE SHAFT. ALSO SEAL ALL DUCT BOOT TO FLOORS, WALLS AND CEILINGS
 - PLUMBING / PIPING
 - ELECTRICAL WIRING / DEVICES
 - BATHROOM AND KITCHEN EXHAUST FANS
 - RECESSED LIGHTING FIXTURES ADJACENT TO UNCONDITIONED SPACE, ICAT LABELED AND FULLY GASKETED. IF IN INSULATED CEILING WITHOUT ATTIC ABOVE, EXTERIOR SURFACE OF FIXTURE SHALL BE INSULATED TO MIN. R-10
 - CHIMNEYS
- PENETRATIONS IN THE THERMAL ENVELOPE WHERE NEW CONSTRUCTION TAKES PLACE SHALL BE FULLY SEALED WITH SOLID BLOCKING AND GAPS SEALED WITH CAULK OR FOAM. PENETRATING HOLES SHALL BE NO MORE THAN 1-INCH LARGER IN DIAMETER THAN THE PENETRATING OBJECT TO ALLOW FOR PROPER AIR SEALING. SEAL WHERE INDICATED AND AT THE FOLLOWING LOCATIONS:
 - DRY WALL AT THE THERMAL ENVELOPE SHALL BE SEALED TO TOP AND BOTTOM PLATES AND RUNNERS.
 - ATTIC / ROOF DRYWALL SHALL BE SEALED TO THE TOP PLATE AT THE INTERFACE OF ALL EXTERIOR AND INTERIOR WALLS.
 - DRYWALL AT THE THERMAL ENVELOPE SHALL BE SEALED TO THE DRYWALL AT THE INTERSECTING CORNERS OF INTERIOR WALLS AND DEMISING WALLS.
 - ROUGH OPENINGS AROUND WINDOWS AND EXTERIOR DOORS SHALL BE SEALED WITH CAULK OR LOW-EXPANSION FOAM.
 - RIM JOISTS IN THE THERMAL ENVELOPE SHALL BE SEALED TO THE SUBFLOOR.
 - SILL PLATES IN THE THERMAL ENVELOPE SHALL BE SEALED TO THE RIM JOISTS.
 - ATTIC ACCESS PANELS, HATCHES, AND WHOLE HOUSE FANS SHALL BE EQUIPPED WITH GASKETED COVER WHICH IS INSULATED TO THE SAME LEVEL AS THE REST OF THE ASSEMBLY.
- ALL EXPOSED WALL, FLOOR, AND JOINT PENETRATIONS WHERE NEW CONSTRUCTION TAKES PLACE SHALL BE SEALED WITH LOW-VOC CAULKING OR NON-TOXIC SEALING METHODS TO PREVENT PEST ENTRY. PROVIDE METAL RODENT / CORROSION PROOF SCREENS FOR OPENINGS OVER 1/4".

5. TYPICAL ADHESIVES, SEALANTS, & CAULKS NOTES

- ALL ADHESIVES, SEALANTS, & CAULKS SHALL BE LOW-VOC. AT NO POINT SHALL THE VOC CONTENT EXCEED THE FOLLOWING MAX VOC LIMITS ESTABLISHED BY THE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT (SCAQMD 1168):
- INDOOR FLOOR COVERING ADHESIVES, CARPET PAD ADHESIVES, SUBFLOOR ADHESIVES, VCT & ASPHALT TILE ADHESIVES, DRYWALL & PANEL ADHESIVES, COVE BASE ADHESIVES - 50 g/L
 - RUBBER FLOOR ADHESIVES - 80 g/L
 - CERAMIC GLASS, PORCELAIN, & STONE TILE ADHESIVES - 65 g/L
 - MULTI-PURPOSE CONSTRUCTION ADHESIVES - 70 g/L
 - WOOD FLOORING ADHESIVES, STRUCTURAL GLAZING ADHESIVES - 100 g/L
 - STRUCTURAL WOOD MEMBER ADHESIVES - 140 g/L
 - OUTDOOR FLOOR COVERING ADHESIVES - 150 g/L
 - ROOFING ADHESIVE - 250 g/L
 - ARCHITECTURAL SEALANTS - CLEAR, PAINTABLE, AND IMMEDIATELY WATER-RESISTANT - 250 g/L
 - ARCHITECTURAL SEALANT PRIMERS: NON-POROUS - 250 g/L
 - FOAM SEALANT - 250 g/L
 - ARCHITECTURAL SEALANT PRIMERS: POROUS - 750 g/L

2020 ENTERPRISE & 2021 IHDA NOTES

- HEALTHIER MATERIAL SELECTION** (SEE FINISH NOTES FOR OTHER REQUIREMENTS IN THIS SECTION):

INTERIOR ADHESIVES AND SEALANTS:

 - ALL INTERIOR ADHESIVES AND SEALANTS SHALL MEET VOC CONTENT LISTED IN THE TYPICAL ASSEMBLY NOTES (MANDATORY)

INSULATION:

 - FIBERGLASS AND MINERAL WOOL BATTS SHALL BE FORMALDEHYDE-FREE (MANDATORY)

COMPOSITE WOOD:

 - PLYWOOD, PARTICLEBOARD, MDF, AND MATERIALS WITHIN OTHER PRODUCTS LIKE CABINETS AND DOORS SHALL HAVE FORMALDEHYDE EMISSIONS LESS THAN OR EQUAL TO THE THRESHOLDS PROVIDED BY CARB PHASE 2 AND/OR TSCA TITLE IV. FOR ANY OTHER COMPOSITE WOOD PRODUCTS NOT COVERED BY CARB/TSCA REQUIREMENTS, BUT USED IN INTERIOR SPACES, THESE MUST BE NAUF-NO ADDED UREA FORMALDEHYDE (MANDATORY)
- BATH, KITCHEN, LAUNDRY SURFACES** (MANDATORY):
 - USE MOISTURE-RESISTANT BACKING MATERIALS SUCH AS CEMENT BOARD, FIBER CEMENT BOARD, OR EQUIVALENT PER ASTM # 6329 OR ASTM # 3273 BEHIND TUB/SHOWER ENCLOSURES. PROJECTS THAT USE A ONE-PIECE FIBERGLASS TUB/SHOWER ENCLOSURE ARE EXCEPT FROM THIS REQUIREMENT.
- MANAGING MOISTURE: FOUNDATIONS** (MANDATORY):
 - BENEATH CONCRETE SLABS (INCLUDING THOSE IN BASEMENTS AND CRAWL SPACES): INSTALL A MIN 6 MIL POLYETHYLENE SHEETING OVERLAPPING MIN 6-INCHES AT THE SEAM OVER A 4-INCH LAYER OF 1/2" DIAMETER OR GREATER CLEAN AGGREGATE (CAPILLARY BREAK) OR INSTALL A 4 INCH UNIFORM LAYER OF SAND, OVERLAIN WITH A LAYER OR STRIPS OF GEOTEXTILE DRAINAGE MATTING INSTALLED PER THE MANUFACTURER
 - BENEATH CRAWL SPACES WITHOUT SLABS: INSTALL A MIN 8-MIL CROSS-LAMINATED POLYETHYLENE ON THE CRAWL FLOOR, EXTENDING UP AT LEAST 12 INCHES ON PIERS AND FOUNDATION WALLS, AND WITH JOINTS OVERLAPPING AT LEAST 12 INCHES. LINE THE "HIGH-TRAFFIC" AREAS OF THE CRAWL SPACE WITH FOAM BOARD, SO THE POLYETHYLENE BENEATH WILL NOT BE DISTURBED.
- RADON MITIGATION** (MANDATORY):
 - INSTALL A PASSIVE RADON-RESISTANT FEATURE BELOW THE SLAB AND INSTALL A VERTICAL VENT PIPE WITH JUNCTION BOX WITHIN 10 FEET OF AN ELECTRICAL OUTLET.
- BUILDING OPERATIONS & MAINTENANCE MANUAL AND PLAN** (MANDATORY):
 - THE GC SHALL CREATE A MANUAL THAT INCLUDES BUILDING OPERATIONS AND MAINTENANCE MANUALS AND PLANS PER THE ENTERPRISE GREEN COMMUNITIES REQUIREMENTS.
- EMERGENCY MANAGEMENT MANUAL** (MANDATORY):
 - THE GC SHALL ASSIST OWNER TO CREATE A MANUAL ON EMERGENCY OPERATIONS TARGETED TOWARD O&M STAFF AND OTHER BUILDING LEVEL PERSONNEL PER THE ENTERPRISE GREEN COMMUNITIES REQUIREMENTS.
- RESIDENT MANUAL** (MANDATORY):
 - THE GC SHALL ASSIST THE OWNER TO CREATE A RESIDENT MANUAL PER THE ENTERPRISE GREEN COMMUNITIES REQUIREMENTS.

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

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A-005

WINDOW SCHEDULE

ID	OPERATION	FRAME MATL	UNIT SIZE		FIRE LABEL	MAX U-VALUE	MAX SHGC VALUE	NFRC RATED	ARGON FILLED	COATING	GLAZING TYPE	SAFETY GLAZING	RESTRICTOR	REMARKS
			WIDTH (V.I.F.)	HEIGHT (V.I.F.)										
01	SH	VINYL	6'-6"	5'-9"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
02	SH	VINYL	6'-6"	5'-4"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	-	
03	FIXED	VINYL	4'-0"	5'-4"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
04	SH	VINYL	6'-4"	5'-9"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
05	SH	VINYL	6'-4"	5'-4"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	-	
06	SH	VINYL	2'-8"	5'-9"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
07	SH	VINYL	2'-8"	4'-8"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	-	INTEGRAL FROSTING ON ALL BATHROOM WINDOWS. PROVIDE SAMPLES FOR ARCHITECT REVIEW
08	SH	VINYL	2'-8"	5'-4"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	-	
09	FIXED	HM	6'-0"	4'-0"	-	-	-	-	-	N/A	GL-2	-	-	
10	FIXED	HM	4'-0"	4'-0"	-	-	-	-	-	N/A	GL-2	-	-	

TYPICAL WINDOW NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY. WHEN 'WINDOWS' ARE NOTED IT APPLIES TO STOREFRONTS UNLESS SPECIFICALLY NOTED OTHERWISE.

1. VERIFY ALL DIMENSIONS IN THE FIELD, TYP.
2. ALL EXTERIOR OPERABLE WINDOWS SHALL HAVE INSECT SCREENS AND WINDOW OPENING CONTROL DEVICE (RESTRICTOR) COMPLIANT WITH ASTM F2090 (PER CBC-2019 B1015.8).
3. ALL EXTERIOR METAL FRAMES, AND WHERE NOTED ELSEWHERE, SHALL BE THERMALLY BROKEN.
4. ALL WINDOWS SHALL BE NATIONAL FENESTRATION RATING COUNCIL (NFRC) RATED OR BE MODELED TO PER MEET NFRC 100 TO SHOW COMPLIANCE.
5. WHERE OPERABLE WINDOWS ARE PROVIDED IN TYPE 504A & TYPE A UNITS, ONE WINDOW IN EACH SLEEPING, LIVING AND DINING SPACE SHALL BE FIXED OVER AWNING TO MEET ADA ACCESSIBILITY REQUIREMENTS. MATCH PROFILES OF ADJACENT WINDOWS.
6. ACCESSIBLE WINDOWS SHALL HAVE OPERABLE PARTS THAT CAN BE USED WITH ONE HAND AND DO NOT REQUIRE TIGHT GRASPING, PINCHING OR TWISTING OF THE WRIST. THESE WINDOWS SHALL HAVE A 30" X 48" LONG CLEAR FLOOR SPACE POSITIONED FOR EITHER A FORWARD OR PARALLEL APPROACH. THE FORCE REQUIRED TO ACTIVATE OPERABLE PARTS SHALL NOT BE GREATER THAN 5.0 POUNDS (22.2 N) MAXIMUM AND ALL OPERABLE PARTS SHALL BE LOCATED BETWEEN 15" TO 48" ABOVE THE FINISHED FLOOR.
7. ALL EXTERIOR WINDOWS SHALL HAVE FACTORY INSTALLED WEEPS.
8. ALL WINDOWS SHALL HAVE TWO MINIMUM CLEAR INSULATED DOUBLE STRENGTH 1/8-INCH GLAZING UNLESS THE MANUFACTURER WOULD NEED TO INCREASE THE GLAZING THICKNESS IN ORDER TO ACHIEVE THE MIN STC RATINGS AND/OR PERFORMANCE REQUIREMENTS.
9. ALL WINDOWS SHALL HAVE A MINIMUM STC OF XX.
10. ALL WINDOWS SHALL HAVE HORIZONTAL CORDLESS VINYL BLINDS W/ ALUMINUM FRAMES. PROVIDE HORIZONTAL ALUMINUM BLINDS W/ ALUMINUM FRAMES WHEN WINDOW SPAN IS TOO LARGE OR TOO TALL FOR VINYL BLINDS. THE ENTIRE ROOM MUST HAVE THE SAME BLIND MATERIAL.
11. SEE TYPICAL FENESTRATION ENERGY PERFORMANCE NOTES FOR ADDITIONAL INFORMATION.
12. PROVIDE CUSTOM INSULATED METAL PANEL SASH AT WINDOW AC UNITS.

TYPICAL GLAZING NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS FOR GLAZING. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY.

1. SAFETY GLAZING IS REQUIRED IN THE FOLLOWING LOCATIONS:
 - ALL GLAZING IN DOORS (INCLUDING BATHTUB AND SHOWER DOORS).
 - GLAZING IN A PANEL ADJACENT TO A DOOR WHERE THE NEAREST VERTICAL EDGE OF THE GLAZING IS WITHIN A 24 INCH ARC OF EITHER VERTICAL EDGE OF THE DOOR IN A CLOSED POSITION AND WHERE THE BOTTOM EXPOSED EDGE OF THE GLAZING IS LESS THAN 60-INCHES ABOVE THE WALKING SURFACE.
 - GLAZING IN WINDOWS WITH ALL OF THE FOLLOWING CONDITIONS:
 - THE EXPOSED AREA OF THE INDIVIDUAL PANE IS GREATER THAN 9 SF; AND
 - THE BOTTOM EDGE OF THE GLAZING IS LESS THAN 18-INCHES ABOVE THE FLOOR; AND
 - THE TOP EDGE OF THE GLAZING IS GREATER THAN 36-INCHES ABOVE THE FLOOR; AND
 - ONE OR MORE WALKING SURFACE(S) ARE WITHIN 36 INCHES, MEASURED HORIZONTALLY AND IN A STRAIGHT LINE, OF THE PLANE OF GLAZING.
 - GLAZING IN GUARDS AND RAILINGS.
 - GLAZING IN WALLS, ENCLOSURES, OR FENCES AT WET AREAS INCLUDING, BUT NOT LIMITED TO, BATHTUBS AND SHOWERS WHERE THE BOTTOM OF THE EXPOSED EDGE OF THE GLAZING IS LESS THAN 60-INCHES MEASURED VERTICALLY ABOVE ANY STANDING OR WALKING SURFACE (INCLUDING THE BOTTOM SURFACE OF THE BATHTUB).
 - GLAZING ADJACENT TO THE LANDINGS AT THE BOTTOM OF A STAIRWAY WHERE THE GLAZING IS LESS THAN 60 INCHES ABOVE THE LANDING AND WITHIN A 60-INCH HORIZ ARC THAT IS LESS THAN 180 DEGREES FROM THE BOTTOM TREAD NOSING.
 - AT ANY OTHER LOCATIONS NOTED IN THE DOCUMENTS.
2. GLASS IDENTIFICATION REQUIREMENTS:
 - EACH PANE OF GLASS (INCLUDING LAMINATED, ANNEALED, FLOAT, AND SPANDREL GLASS) SHALL BEAR THE MANUFACTURER'S MARK DESIGNATING THE TYPE AND THICKNESS OF THE GLASS OR GLAZING MATERIAL. THE IDENTIFICATION SHALL NOT BE OMITTED UNLESS APPROVED AND AN AFFIDAVIT IS FURNISHED BY THE GLAZING CONTRACTOR CERTIFYING THAT EACH LIGHT IS GLAZED IN ACCORDANCE WITH PERMITTED CONSTRUCTION DOCUMENTS.
 - WHERE SAFETY GLAZING IS REQUIRED (EXCEPT TEMPERED SPANDREL GLASS), EACH PANE OF SAFETY GLAZING INSTALLED IN HAZARDOUS LOCATIONS SHALL BE IDENTIFIED BY A MANUFACTURER'S DESIGNATION SPECIFYING WHO APPLIED THE DESIGNATION, THE MANUFACTURER OR INSTALLER AND THE SAFETY GLAZING STANDARD WITH WHICH IT COMPLIES AS WELL AS THE INFORMATION SPECIFIED ABOVE. THE DESIGNATION SHALL BE ACID ETCHED, SAND BLASTED, CERAMIC FIRED, LASER ETCHED, EMBOSSED OR A TYPE THAT ONCE APPLIED, CANNOT BE REMOVED WITHOUT BEING DESTROYED. A LABEL MEETING THE REQUIREMENTS OF THIS SECTION SHALL BE PERMITTED IN LIEU OF THE MANUFACTURER'S DESIGNATION.
 - TEMPERED SPANDREL GLASS IS PERMITTED TO BE IDENTIFIED BY THE MANUFACTURER WITH A REMOVABLE PAPER DESIGNATION.
3. SAFETY GLAZING SHALL BE IMPACT TESTED IN ACCORDANCE WITH CPSC 16 CFR PART 1201 "SAFETY STANDARDS FOR ARCHITECTURAL GLAZING MATERIALS". GLAZING SHALL COMPLY WITH THE TEST CRITERIA FOR CATEGORY II, EXCEPT GLAZING IN DOORS WITH 9 SF OR LESS EXPOSED SURFACE AREA OF ONE SIDE OF ONE LITE SHALL COMPLY WITH THE TEST CRITERIA FOR EITHER CATEGORY I OR II.
4. ALL GLAZING IN FIRE-RESISTANT RATED DOORS, WINDOWS, STOREFRONTS, AND CURTAIN WALLS SHALL BE FIRE-PROTECTED OR FIRE-RESISTANT RATED.
 - MARKING 'D' = MEETS FIRE DOOR ASSEMBLY CRITERIA
 - MARKING 'H' = MEETS FIRE DOOR ASSEMBLY HOSE STREAM TEST
5. ALL EXTERIOR GLAZING SHALL HAVE LOW-E COATING AND BE INSULATED.

TYPICAL FENESTRATION ENERGY PERFORMANCE NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY.

- U-VALUES & SOLAR HEAT GAIN COEFFICIENT (SHGC): PRESCRIPTIVE RESIDENTIAL (NC RESIDENTIAL 4 STORIES AND LESS ABOVE GRADE IN CHICAGO & 3 STORIES AND LESS ABOVE GRADE IN NON-CHICAGO LOCATIONS) CBC-2019 & CETC-2022 R402.1.2:
- FENESTRATION U-VALUE: MAX 0.20
 - GLAZED FENESTRATION SHGC: MAX 0.40
 - SKYLIGHTS: MAX 0.55

WINDOW ELEVATIONS

View from Reveal Side	01	02	03	04	05
ID	01	02	03	04	05

WINDOW ELEVATIONS

View from Reveal Side	06	07	08	09	10
ID	06	07	08	09	10

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02
2024.01.03

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2218A

Window, Storefront, Light / Vent Schedules

A-006

DOOR AND FRAME SCHEDULE

ID	LOCATION	POSITION	ELEVATION TYPE	DOOR				FRAME		HDWR. SET	FIRE LABEL	MAX U-VALUE	MAX SHGC VALUE	GLAZING TYPE	SAFETY GLAZING	REMARKS	
				WIDTH	HEIGHT	LEAF THICKNESS	MATL	FINISH	MATL								FINISH
01	FRONT ENTRY	Exterior	D	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	ALUM	PTD	-	-	0.30	NR	GL-3	Y	PROVIDE INTERCOM W/ ELECTRIC STRIKE
02	LAUNDRY ROOM	Interior	E	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	45 MIN SOLID CORE WD	-	-	-	-	EXISTING FRAMES TO REMAIN
03	ELECTRICAL ROOM	Interior	A	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	45 MIN SOLID CORE WD	-	-	-	-	EXISTING FRAMES TO REMAIN
04	OFFICE COMMON AREA	Interior	F	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	GL-2	Y	EXISTING FRAMES TO REMAIN	
05	ACCESSIBLE TOILETS	Interior	A	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
07	EXTERIOR OFFICE	Exterior	G	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	ALUM	PTD	-	-	0.30	NR	GL-3	Y	PROVIDE LOW-POWER OPERATOR & INTERCOM W/ ELECTRIC STRIKE
08	OFFICE	Interior	F	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	GL-2	Y	EXISTING FRAMES TO REMAIN	
09	OFFICE CLOSET	Interior	A	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
10	REAR ENTRY	Exterior	F	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	0.30	NR	GL-3	Y	EXISTING FRAMES TO REMAIN
11	UNIT - ENTRY	Interior	A	2'-10"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	20 MIN	-	-	-	-	EXISTING FRAMES TO REMAIN
12	UNIT - BEDROOM	Interior	A	2'-6"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
13	UNIT - BATHROOM	Interior	A	2'-6"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
14	UNIT - CLOSET	Interior	A	2'-4"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
15a	UNIT - CLOSET	Interior	B	3'-4"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
15b	UNIT - CLOSET	Interior	B	5'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
15c	UNIT - CLOSET	Interior	B	5'-4"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
16	UNIT - CLOSET	Interior	C	2'-6"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
17	UNIT - MECHANICAL CLOSET	Interior	C	2'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
18	UNIT - LINEN CLOSET	Interior	A	1'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
20	OFFICE	Interior	F	3'-0"	6'-8"	1-3/4"	SC WOOD	PTD	HM	PTD	-	-	-	GL-2	Y		
21	QUIET ROOM	Interior	A	3'-0"	6'-8"	1-3/4"	SC WOOD	PTD	HM	PTD	-	-	-	-	-	-	
23	OFFICE PANTRY	Interior	A	2'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	

TYPICAL DOOR NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY:

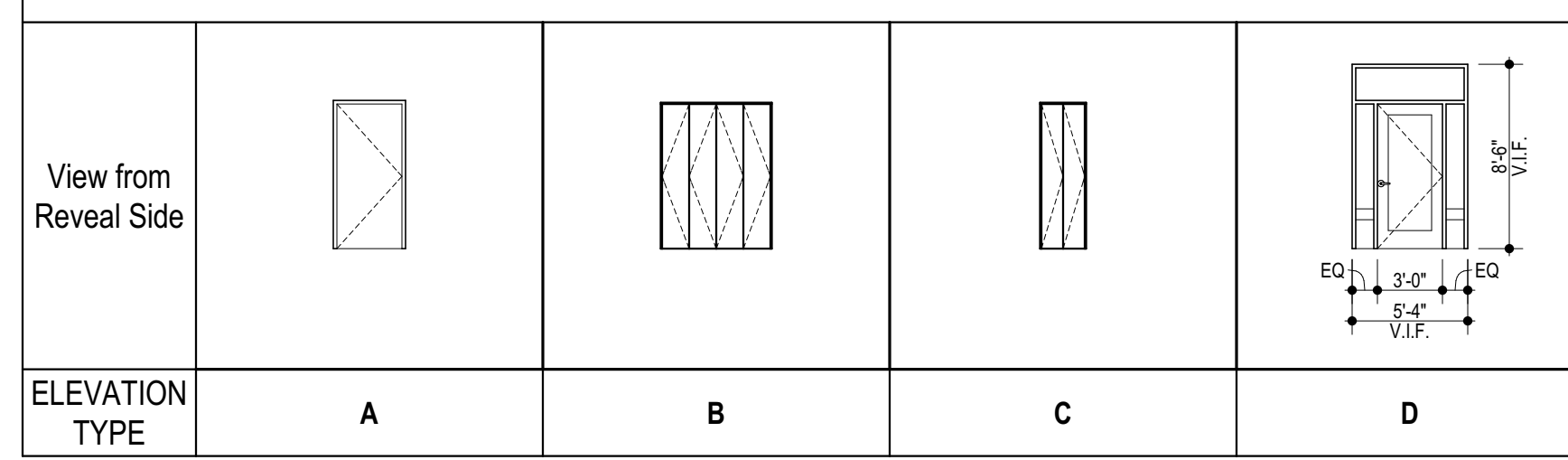
- VERIFY ALL DIMENSIONS IN THE FIELD, TYP.
- SEE TYPICAL GLAZING NOTES FOR ADDITIONAL INFORMATION.
- AT ALL NEW PASSAGE DOORS AND FRAMES, DOOR HARDWARE SHALL PROVIDE 32-INCH CLEAR OPENINGS MEASURED BETWEEN THE FACE OF THE DOOR AND THE STOP WITH THE DOOR OPEN 90 DEGREES. AT DOORS WHOSE FRAMES ARE REMAIN, THE 32-INCH CLEAR OPENING SHALL BE PROVIDED TO THE MAXIMUM EXTENT FEASIBLE.
- ALL SWINGING DOOR AND GATE SURFACES WITHIN 10-INCHES OF THE FINISHED FLOOR OR GROUND MEASURED VERTICALLY SHALL HAVE A SMOOTH SURFACE ON THE PUSH SIDE EXTENDING THE FULL WIDTH OF THE DOOR OR GATE. PARTS CREATING HORIZONTAL OR VERTICAL JOINTS IN THESE SURFACES SHALL BE WITHIN 1/16-INCH OF THE SAME PLANE AS THE OTHER. CAVITIES CREATED BY ADDED KICK PLATES SHALL BE CAPPED.
- THERMALLY BROKEN FRAMES ARE PERMITTED ON NON-FIRE RATED DOORS. FIRE RATED DOORS THAT NEED WEATHERSTRIPPING FOR THERMAL OR SOUND CONTROL SHALL HAVE KERF FRAMES.
- ALL NEW EXTERIOR DOORS SHALL BE NATIONAL FENESTRATION RATING COUNCIL (NFRC) RATED OR BE MODELED TO PER NFRC 100 TO SHOW COMPLIANCE.
- UNDERCUT ALL BEDROOM AND BATHROOM DOORS BY 3/4-INCH FOR RETURN AIR CIRCULATION, UNO. COORDINATE WITH MEP REQUIREMENTS.
- ALL GLAZING IN FIRE-RESISTANT RATED DOORS SHALL BE FIRE-PROTECTED OR FIRE-RESISTANT RATED.
 - MARKING 'D' = MEETS FIRE DOOR ASSEMBLY CRITERIA
 - MARKING 'H' = MEETS FIRE DOOR ASSEMBLY HOSE STREAM TEST
 - MARKING 'T' = MEETS 450 DEGREE F TEMPERATURE RISE CRITERIA FOR 30 MINUTES
 - MARKING 'W' = WHEN USED FOR GLAZING, 'W' REFERS TO THE FIRE RESISTANCE RATING OF THE GLAZING NOT THE FRAME
 - MARKING '20', '45', '60', '90' = THE TIME IN MINUTES OF THE FIRE RESISTANCE OR FIRE PROTECTION RATING OF THE GLAZING ASSEMBLY
- DOORS AND SIDELITES ADJACENT TO DOORS CONTAINING ONE OR MORE GLAZING PANELS THAT PERMIT VIEWING THROUGH THE PANELS SHALL HAVE THE BOTTOM OF AT LEAST ONE PANEL ON EITHER THE DOOR OR ADJACENT SIDELITE 34-INCHES MAXIMUM ABOVE THE FLOOR (VISION LITES WITH THE LOWEST PART MORE THAN 66-INCHES ABOVE THE FLOOR SHALL NOT BE REQUIRED TO COMPLY)
- SEE PLANS FOR DIRECTION OF SWING / OPERATION.
- ALL MASONITE DOORS ARE PRE-PRIMED W/ IN-FIELD FINISH PAINT.
- ALL REAR UNIT DOORS SHALL HAVE STORM / SCREEN DOORS (COLOR TO BE DETERMINED BY ARCHITECT).
- DOOR FRAMES TO BE INSPECTED AND REPAIRED AS NECESSARY TO ACCEPT NEW HARDWARE.

TYPICAL HARDWARE NOTES

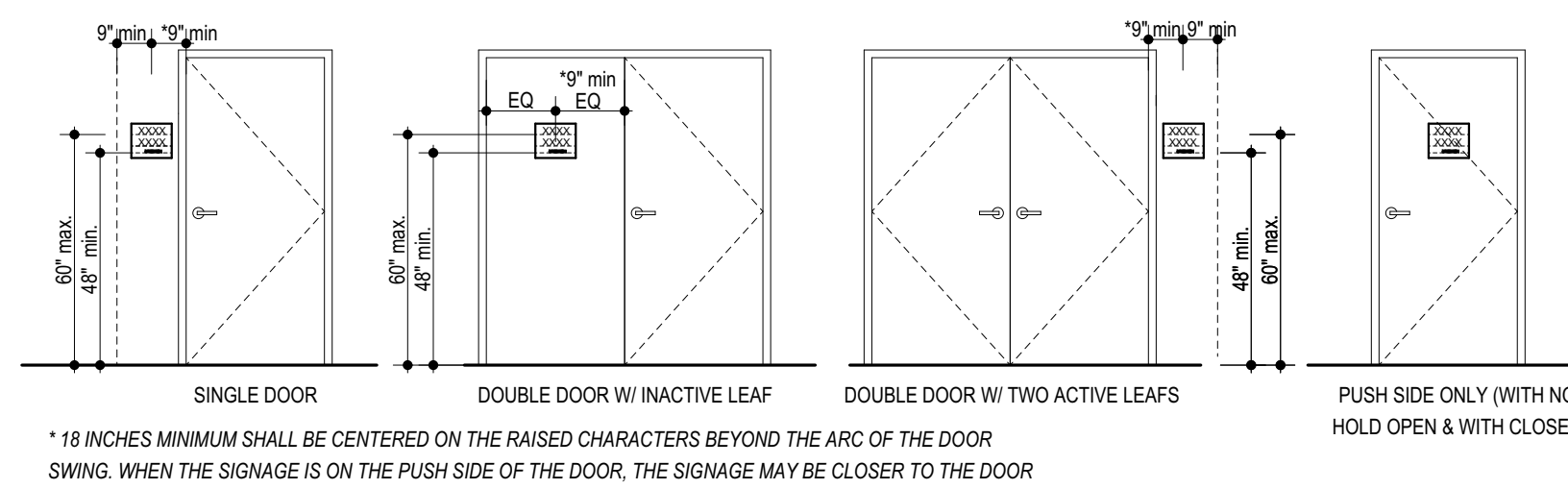
THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY:

- ALL EXIT DOORS IN THE DIRECTION OF TRAVEL SHALL BE OPERABLE FROM THE INSIDE WITHOUT KEYS OR SPECIAL KNOWLEDGE.
- FIRE LABEL DOORS, PANIC HARDWARE & DOORS WITH FIRE EXIT HARDWARE (HARDWARE THAT MEETS BOTH FIRE AND PANIC CONDITIONS) SHALL HAVE SELF-CLOSERS AND A LATCH THAT SECURES THE DOOR WHEN IT IS CLOSED. HARDWARE SHALL MAINTAIN THE INTEGRITY OF THE FIRE DOOR ASSEMBLY.
- WHERE PANIC HARDWARE AND FIRE EXIT HARDWARE (HARDWARE THAT MEETS BOTH FIRE AND PANIC CONDITIONS) IS NOTED, THE ACTUATING PORTION OF THE DEVICE (TOUCHPAD OR CROSSBAR) MUST BE AT LEAST HALF THE WIDTH OF THE DOOR LEAF. ALL VERTICAL RODS SHALL BE CONCEALED IN THE DOOR.
- HINGE SIZE AND QUANTITY TO BE PER ANSI REQUIREMENTS AND MAY EXCEED THOSE LISTED ON HARDWARE SCHEDULE BASED ON ACTUAL DOOR SIZES AND WEIGHTS. GC TO CONFIRM PRIOR TO BIDDING.
- WHEN SPRING HINGES ARE NOTED AT FIRE LABEL DOORS, PROVIDE MIN TWO SPRING HINGES UNLESS THREE SPRING HINGES (OR MORE) ARE REQUIRED BY THE MANUFACTURER.
- WHERE DOOR OR HARDWARE IS BEING REPLACED, PROVIDE ADA COMPLIANT LEVER OPERATED HARDWARE. DOORS LEADING INTO HAZARDOUS ROOMS OR SPACES TO HAVE KNURLED HARDWARE ON THE EGRESS SIDE. PROVIDE METAL U-PULL HARDWARE AT CABINETS AND BI-FOLD / PIVOT DOOR CLOSETS (UNLESS NOTED OTHERWISE). KNOBS MAY NOT BE USED.
- HARDWARE REQUIRED TO BE ACCESSIBLE SHALL BE OPERABLE WITH ONE HAND AND SHOULD NOT REQUIRE TIGHT GRASPING, PINCHING OR TWISTING OF THE WRIST. THE FORCE REQUIRED TO ACTIVATE OPERABLE PARTS SHALL BE MAX. 5.0 POUNDS (22.2N) INCLUDING INTERIOR HINGED DOORS AND SLIDING OR FOLDING DOORS AND MAX. 8.5 POUNDS (37.8N) FOR EXTERIOR HINGED DOORS. THESE FORCES DO NOT APPLY TO THE FORCE REQUIRED TO RETRACT LATCH BOLTS OR DISENGAGE OTHER DEVICES THAT MAY HOLD THE DOOR IN A CLOSED POSITION. FIRE DOOR HARDWARE SHALL MEET THE MINIMUM OPERATING FORCE ALLOWABLE BY THE APPROPRIATE ADMINISTRATIVE AUTHORITY.
- NEW DOOR HARDWARE - INCLUDING LOCKS, EXIT DEVICES, HANDLES, PULLS, LATCHES, AND OTHER OPERABLE PARTS ON DOORS - SHALL BE MOUNTED BETWEEN 34-INCHES AND 48-INCHES AFF TO THE TOP OF THE HARDWARE UNLESS NOTED OTHERWISE. DOOR CLOSERS AND DOOR STOPS ARE PERMITTED TO BE 78-INCHES MINIMUM ABOVE THE FLOOR.
- DOOR AND GATE CLOSERS ON ACCESSIBLE ROUTES SHALL MEET SEVERAL REQUIREMENTS: PER UFAS, CLOSERS SHALL BE ADJUSTED SO THAT FROM AN OPEN POSITION OF 70 DEGREES, THE DOOR WILL TAKE AT LEAST 3 SECONDS TO MOVE TO A POINT 3-INCHES FROM THE LATCH MEASURED TO THE LEADING EDGE OF THE DOOR. PER ANSI AND ADA, CLOSERS SHALL BE ADJUSTED SO THAT FROM AN OPEN POSITION OF 90 DEGREES, THE TIME REQUIRED TO MOVE THE DOOR TO A POSITION OF 12 DEGREES FROM THE LATCH IS 5 SECONDS MINIMUM. SPRING HINGES ARE REQUIRED TO GO FROM 70 DEGREES TO CLOSED IN NO LESS THAN 1.5 SECONDS. IF SPRING HINGES ARE USED ON FIRE DOORS, ANNEX A OF NFPA 80 RECOMMENDS THAT SPRING HINGES SHOULD BE ADJUSTED TO ACHIEVE POSITIVE LATCHING WHEN ALLOWED TO CLOSE FREELY FROM AN OPEN POSITION OF 30 DEGREES.
- PASSAGE DOORS AT ALL UNITS DESIGNATED OR SERVING TYPE '504A', TYPE 'A', TYPE 'B' AND ACCESSIBLE NON-RESIDENTIAL SPACES SHALL HAVE THRESHOLDS NO HIGHER THAN 1/2" A.F.F. WITH BEVELED SLOPE LESS THAN 1:2 (NO BEVEL REQUIRED ON THRESHOLDS UNDER 1/4" A.F.F.)
- INTEGRAL WEATHERSTRIPPING SHALL BE PROVIDED AT ALL NEW EXTERIOR DOORS, INTERIOR VESTIBULE DOORS, AND WHERE NOTED ELSEWHERE.
- SILENCERS SHALL BE PROVIDED AT NEW EXTERIOR DOORS, SOLID WOOD DOORS, AND WHERE NOTED ELSEWHERE.
- SECURITY DOOR GUARDS SHALL NOT BE PROVIDED WHERE NOTED IF THE GUARDS DO NOT INTERFERE WITH THE OPERATION AND/OR MAINTENANCE OF THE DOORS.
- PROVIDE TWO PEEP HOLES (VIEWERS) AT ALL PRIMARY UNIT ENTRY DOORS - THE TOP OF ONE SHALL BE INSTALLED AT 60-INCHES A.F.F. AND THE TOP OF THE OTHER ONE AT MAX. 48-INCHES A.F.F. VIEWERS SHALL HAVE 180 DEGREE RANGE OF VIEW
- TYPICAL DOORS STOPS SHALL BE WALL BUMPER MOUNTED. WHEN DOORS CAN INTERSECT WITH OTHER DOORS OR OBSTRUCTIONS, DOOR STOPS SHALL BE HINGE PIN DOOR STOPS. AT INTERIOR BUILDING ENTRIES DOOR STOPS SHALL BE FLOOR MOUNTED (UNO) AND EXTERIOR OUTSWINGING DOORS SHALL HAVE OVERHEAD CONCEALED STOPS.
- ALL HARDWARE SHALL BE BRUSHED NICKEL / SATIN CHROME UNLESS NOTED OTHERWISE. ALL HINGES AND HINGE COVERS SHALL MATCH THE STOREFRONT / ALUM SYSTEM FINISH, UNO.
- HARDWARE FUNCTION LEGEND:
 - PASSAGE = NO LOCK
 - PRIVACY = NO KEY BUT A PUSH BUTTON AT INTERIOR
 - INTERCONNECTED ENTRY = DEACTIVATED BY KEY & LEVER. CAN BE KEPT LOCKED OR UNLOCKED
 - ENTRANCE / OFFICE = KEY LOCKS & UNLOCKS EXTERIOR W/ A THUMBTURN AT THE INTERIOR
 - CLASSROOM = SAME AS ENTRANCE / OFFICE FUNCTION EXCEPT NO INTERIOR LOCK
 - STOREROOM = EXTERIOR LOCKED AT ALL TIMES
 - PANIC = CROSS BAR OR PUSH/PAD/TOUCHPAD (NOT SUITABLE FOR FIRE DOORS)
 - FIRE EXIT HARDWARE = PANIC HARDWARE SUITABLE FOR FIRE DOORS. DOOR MUST HAVE A LABEL THAT STATES "Fire Door to be Equipped with Fire Exit Hardware"

DOOR ELEVATION TYPES



SIGNAGE



* 18 INCHES MINIMUM SHALL BE CENTERED ON THE RAISED CHARACTERS BEYOND THE ARC OF THE DOOR SWING. WHEN THE SIGNAGE IS ON THE PUSH SIDE OF THE DOOR, THE SIGNAGE MAY BE CLOSER TO THE DOOR

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY, TO THE BEST OF MY KNOWLEDGE, WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02
2024.01.03

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SIGNAGE NOTES:

- SIGNAGE SHALL COMPLY WITH IAC REQUIREMENTS AND SHALL BE LOCATED AT COMMON PERMANENT ROOMS OR SPACES INCLUDING BUT NOT LIMITED TO INTERIOR APARTMENT NUMBERS, EXIT SIGNS AT DOORS, STAIRWELLS, DIRECTIONAL SIGNAGE, AS REQUIRED BY THE FIRE DEPARTMENT, ETC. NO SIGNAGE SHALL BE PROVIDED WITHIN UNITS.
- TEXT SHALL CONTRAST WITH THE BACKGROUND.
- TACTILE SIGNS SHALL HAVE RAISED CHARACTERS AND SHALL BE DUPLICATED BELOW THE TEXT IN BRAILLE. BRAILLE SHALL BE SEPARATED 3/8" MINIMUM FROM ANY OTHER RAISED CHARACTERS, BORDERS OR DECORATIVE ELEMENTS.
- TACTILE SIGNS SHALL BE MOUNTED TO THE WALL ADJACENT TO THE LATCH SIDE OF THE DOOR. WHERE A TACTILE SIGN IS PROVIDED AT DOUBLE DOORS WITH ONE ACTIVE LEAF, THE SIGN SHALL BE LOCATED ON THE INACTIVE LEAF. WHERE A TACTILE SIGN IS PROVIDED AT DOUBLE DOORS WITH TWO ACTIVE LEAFS, THE SIGN SHALL BE LOCATED TO THE RIGHT OF THE RIGHT HAND DOOR. WHEN THERE IS NO WALL SPACE TO THE LATCH SIDE OF THE DOOR OR AT THE RIGHT OF DOUBLE DOORS, SIGNS SHALL BE MOUNTED ON THE NEAREST ADJACENT WALL. SIGNS WITH TACTILE CHARACTERS ARE PERMITTED ON PUSH SIDE OF DOORS WITH CLOSERS AND WITHOUT HOLD-OPEN DEVICES.
- MOUNTING HEIGHT SHALL BE MINIMUM 48-INCHES A.F.F. TO THE BASELINE OF THE LOWEST TACTILE CHARACTER OR BRAILLE AND MAXIMUM 60-INCHES A.F.F. TO THE BASELINE OF THE HIGHEST TACTILE CHARACTER.
- SIGNS WITH TACTILE CHARACTERS SHALL BE LOCATED WITH A MIN. CLEAR FLOOR AREA 18" X 18" CENTERED ON THE TACTILE CHARACTERS BEYOND THE ARC OF ANY DOOR SWING BETWEEN THE CLOSED POSITION AND 45 DEGREE OPEN POSITION.
- ALL SIGNS TO BE ADA COMPLIANT.
- ALL SIGNS LOCATED ON GLAZING SHALL HAVE A BACKPANEL.
- THE GLARE FROM COVERINGS, THE FINISH OF THE CHARACTERS AND THEIR BACKGROUND SHALL NOT EXCEED 19 GLOSS UNITS (GU) AS MEASURED ON A 60-DEGREE GLOSS METER.
- ALL SIGNAGE SHALL BE PRE-MOLDED (NOT APPLIQUE).

2/7/2024 9:19 AM

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**Door & Hardware
Schedules**

A-007

FINISH SCHEDULE					
AREA	FLOOR	BASE	WALLS	CEILING	NOTES
LAUNDRY	EXISTING	EXISTING	PTD	PTD	
LOBBY	EXISTING	EXISTING	PTD	PTD	
COMMON AREA	LVT	RUBBER	PTD	PTD	
OFFICE	LVT	RUBBER	PTD	PTD	
BREAK ROOM	LVT	RUBBER	PTD	PTD	
TOILETS	EXISTING	EXISTING	PTD	PTD	
COMMON HALLWAYS	LVT	RUBBER	PTD	PTD	WALLS PAINTED TWO (2) COLORS LVT FLOORING TO HAVE A MIN 20 MIL WEAR LAYER
STAIRS	RUBBER TREAD	RUBBER	PTD	PTD	WALLS PAINTED TWO (2) COLORS LVT FLOORING AT LANDINGS TO HAVE A MIN 20 MIL WEAR LAYER
ALL UNITS					
UNIT KITCHEN	LVT	PTD WOOD	PTD	PTD	SOLID SURFACE COUNTERTOPS AND SOLID WOOD CABINETS W/ SOLID PLYWOOD BOX CONSTRUCTION
UNIT LIVING ROOM	LVT	PTD WOOD	PTD	PTD	
UNIT HALLWAYS	LVT	PTD WOOD	PTD	PTD	LVT FLOORING TO HAVE A MIN 12 MIL WEAR LAYER
UNIT BEDROOMS	LVT	PTD WOOD	PTD	PTD	
UNIT CLOSETS	LVT	PTD WOOD	PTD	PTD	

TYPICAL FINISH NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY:

- INTERIOR WALL AND CEILING FINISH MATERIALS SHALL COMPLY WITH THE FOLLOWING:
 - INTERIOR EXIT STAIRWAYS AND RAMPS AND EXIT PASSAGEWAYS: CLASS A. NOTE THAT CLASS C INTERIOR FINISHES SHALL BE PERMITTED FOR WAINSCOTTING OR PANELING OF NOT MORE THAN 1000 SF OF APPLIED SURFACE AREA IN THE LOBBY WHERE APPLIED DIRECTLY TO A NONCOMBUSTIBLE BASE OR OVER FURRING STRIPS APPLIED TO A NONCOMBUSTIBLE BASE AND FIRELOCKED EVERY 6' IN EVERY DIRECTION.
 - CORRIDORS AND ENCLOSURES FOR EXIT ACCESS STAIRWAYS AND RAMPS: CLASS B.
 - OTHER ROOMS AND ENCLOSED SPACES: CLASS C IF ENCLOSED BY PARTITIONS THAT EXTEND TO THE CEILING SLAB.
- CLASS FLAME INDEX AND SMOKE-DEVELOPED INDEX ARE AS FOLLOWS:
 - CLASS A FLAME SPREAD INDEX IS 0-25; SMOKE-DEVELOPED INDEX IS 0-450.
 - CLASS B FLAME SPREAD INDEX IS 26-75; SMOKE-DEVELOPED INDEX IS 0-450.
 - CLASS C SPREAD INDEX IS 76-200; SMOKE-DEVELOPED INDEX IS 0-450.
- INTERIOR FLOOR FINISHES AND COVERINGS OF A TRADITIONAL TYPE, SUCH AS WOOD, VINYL, LINOLEUM OR CERAMIC TILE, AND RESILIENT FLOOR COVERING MATERIALS DO NOT NEED TO BE CLASSIFIED. FOR FIBEROUS FLOORS, THE CRITICAL RADIANT FLUX OF FLOOR FINISHES SHALL BE CLASS I WITHIN LOBBIES AND CLASS II OR COMPLYING WITH DOC FF-1 "PILL TEST" OR PER ASTM D2859 WITHIN CORRIDORS AND ROOMS OR SPACES NOT SEPARATED FROM CORRIDORS BY PARTITIONS EXTENDING FROM THE FLOOR TO THE UNDERSIDE OF THE CEILING.
- INTERIOR TRIM (PICTURE MOLDS, CHAIR RAILS, BASEBOARDS) SHALL HAVE A MINIMUM CLASS C FLAME SPREAD AND SMOKE-DEVELOPED INDEX PER ASTM E84 OR UL 723. BASES THAT ARE 6-INCHES OR LESS IN HEIGHT SHALL BE CLASS II OR CLASS C. WHERE A CLASS I FLOOR FINISH IS REQUIRED, THE BASEBOARD SHALL BE CLASS I OR CLASS C.
- TYPICAL PAINTS, COATINGS, AND PRIMER NOTES
ALL INTERIOR PAINTS, COATINGS, AND PRIMERS SHALL BE NO-VOC. ONLY WITH ARCHITECT APPROVAL SHALL INTERIOR PAINTS, COATINGS, AND PRIMERS BE LOW-VOC. AT NO POINT SHALL THE VOC CONTENT EXCEED THE FOLLOWING MAX VOC LIMITS ESTABLISHED BY THE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT (SCAQMD 1113):
 - COATINGS, FLATS, AND NON-FLATS, & FLOOR COATINGS - 50 g/L
 - PRIMERS, SEALERS, AND UNDERCOATING - 100 g/L
 - RUST PREVENTATIVE COATINGS, TILE & STONE SEALERS - 100 g/L
 - WATERPROOFING CONCRETE / MASONRY SEALERS - 100 g/L
 - STAINS, INTERIOR - 250 g/L
 - TUB AND TILE REFINISHING COATING - 420 g/L
- SEE ASSEMBLY NOTES FOR ADHESIVE, SEALANT, & COATING VOC CONTENT LIMITS.
- FLOOR SURFACES SHALL BE STABLE, FIRM, AND SLIP RESISTANT.
- NO LAUAN UNDERLAYMENT SHALL BE USED.
- EXTEND ALL ROOM FINISHES INTO ADJACENT CLOSETS, PANTRIES, LINEN CLOSETS, UNLESS INDICATED OTHERWISE.
- THE FINISHED FLOOR AND BASE TRIM SHALL EXTEND UNDERNEATH ALL REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS.
- INSTALL TRANSITION STRIPS BETWEEN ALL CHANGES IN FINISHED FLOOR HEIGHTS AND AT ALL CHANGES IN MATERIAL.
- PREP CONCRETE / SUBFLOOR AS REQUIRED FOR NEW FLOORING AND LEVELING.
- DOOR MATS SHALL COMPLY WITH ACCESSIBILITY REQUIREMENTS.
- SEE ASSEMBLY NOTES FOR MATERIALS ACCEPTABLE TO USE AT SHOWER/BATH TUB SURROUNDS AND REMAINING BATHROOM WALLS, CEILINGS, KITCHEN WET WALLS, ETC.
- ALL NEW MOLDED PROFILES (BASE/CEILING/DOOR TRIM, ETC) TO MATCH EXISTING.
- PAINT FINISHES SHALL BE FLAT AT CEILINGS, EGGSHELL AT WALLS, SEMI-GLOSS AT KITCHENS AND BATHROOMS, AND SEMI-GLOSS AT TRIM.
- PAINT FINISHES SHALL INCLUDE ONE PRIME COAT AND TWO FINISH COATS.
- ALL WALLPAPER SHALL BE PHTHALATE FREE.

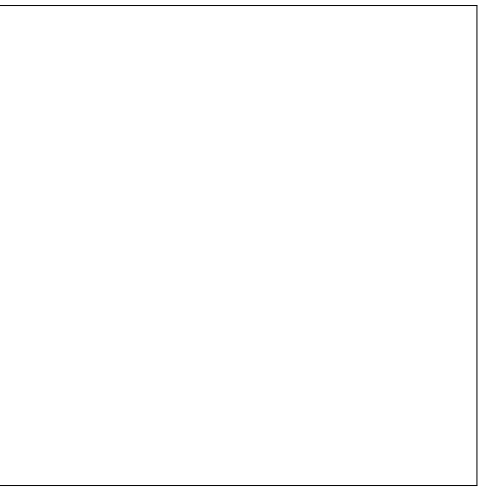
2020 ENTERPRISE & 2021 IHDA NOTES

6.4 HEALTHIER MATERIAL SELECTION (SEE ASSEMBLY NOTES FOR OTHER REQUIREMENTS IN THIS SECTION)
FLOORING:

- ALL FLOORING PRODUCTS MUST COMPLY WITH CDPH EMISSION REQUIREMENTS (FLOORSCORE, GREE-GUARD GOLD, SCS INDOOR ADVANTAGE GOLD, BERKELY ANALYTICAL CLEARCHEM, AND CARPET RUG INSTITUTE GREEN LABEL PLUS (CRI+) (MANDATORY))
- NO FLEXIBLE PVC WITH PHTHALATES MAY BE INSTALLED (MANDATORY)
- FLUID APPLIED FINISH FLOORS MAY ONLY BE INSTALLED IN NON-OCCUPIED SPACES, SUCH AS MECHANICAL ROOMS (MANDATORY)

6.6 BATH, KITCHEN, LAUNDRY SURFACES (MANDATORY POINTS):

- USE MOISTURE-RESISTANT BACKING MATERIALS SUCH AS CEMENT BOARD, FIBER CEMENT BOARD, OR EQUIVALENT PER ASTM #D 6329 OR ASTM #D 3273 BEHIND TUB/SHOWER ENCLOSURES. PROJECTS THAT USE A ONE-PIECE FIBERGLASS TUB/SHOWER ENCLOSURE ARE EXEMPT FROM THIS REQUIREMENT, UNO.



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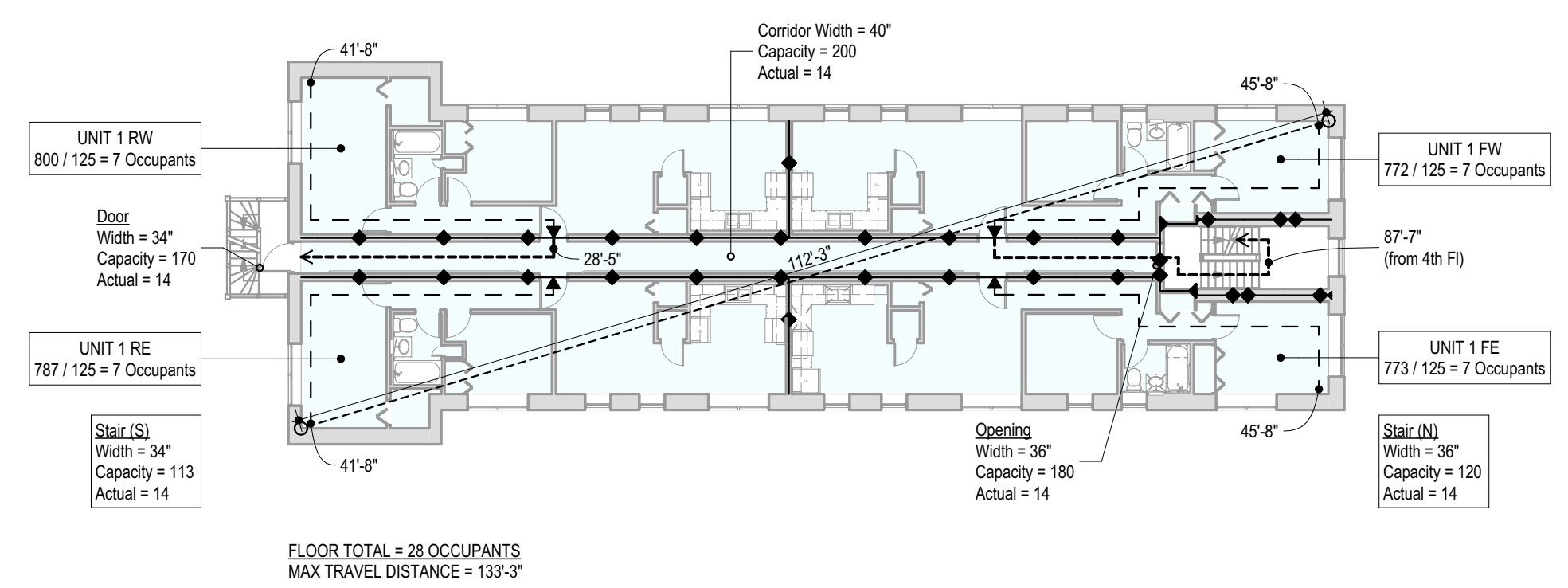
Finish Schedule

A-008

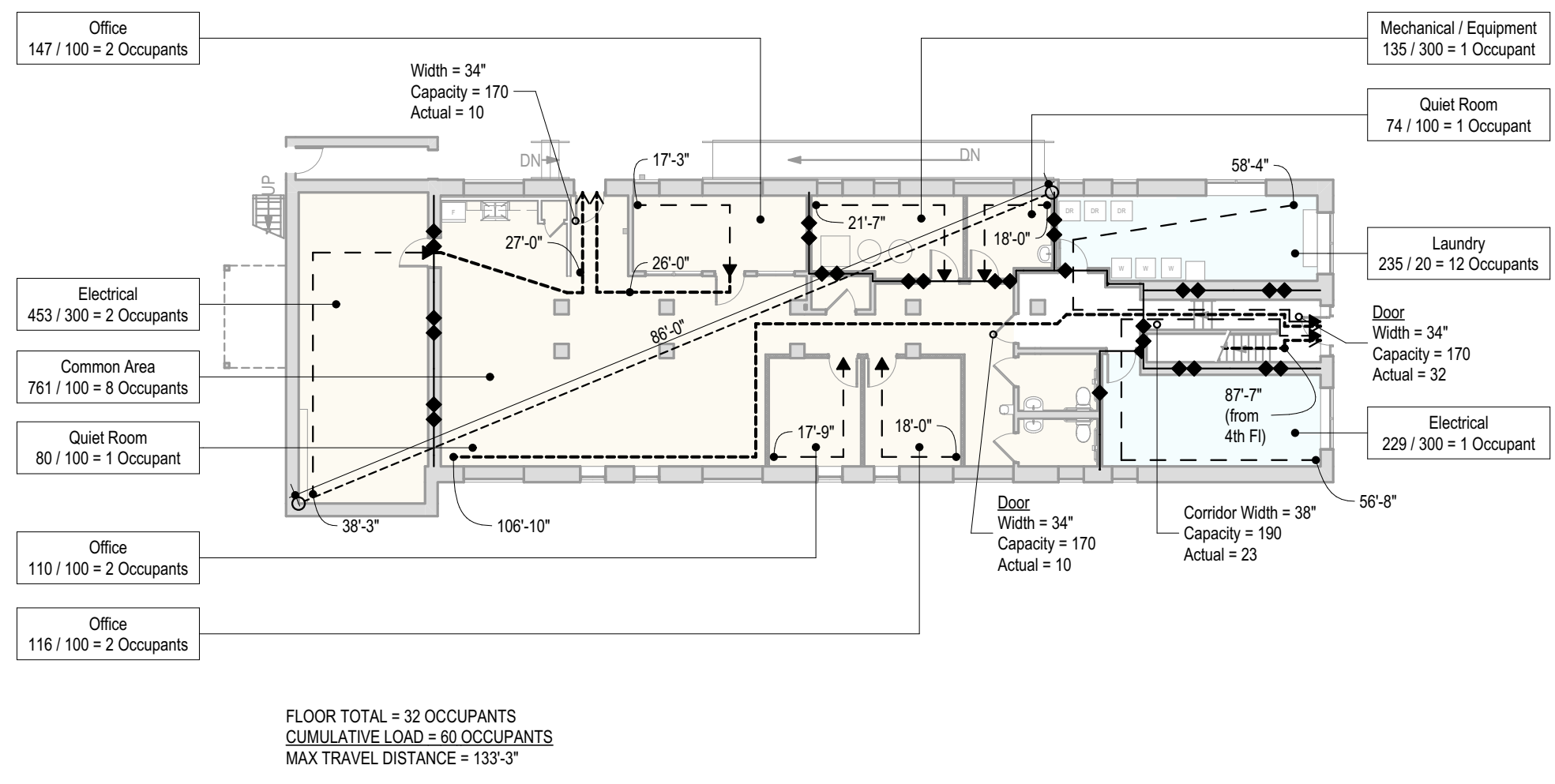
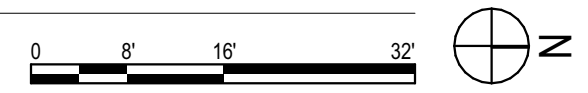
LIFE SAFETY NOTES:

1. RECESSED 1HR FIRE-RATED, FULL-GLASS FIRE EXTINGUISHER CABINET & EXTINGUISHERS SHALL BE MOUNTED SO OPERABLE PARTS ARE AT MAX 48" AFF.
2. FIRE EXTINGUISHERS SHALL BE WITHIN 75' TRAVEL DISTANCE OF ALL LOCATIONS.
3. ALL WALL-MOUNTED FIRE EXTINGUISHERS WITH THEIR LEADING EDGES BETWEEN 27" & 60" AFF SHALL NOT PROTRUDE MORE THAN 4" INTO WALKS, HALLS, CORRIDORS, PASSAGEWAYS, OR AISLES.
4. MAINTAIN FIRE RATED GYP BD BEHIND ALL RECESSED FIRE CABINETS.

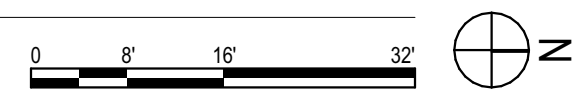
- FEC** FIRE EXTINGUISHER CABINET
- ◆ 1HR FIRE-RATED WALL ASSEMBLY
 - ◆ MIN 2HR FIRE-RATED WALL ASSEMBLY
 - - - COMMON PATH OF TRAVEL
 - - - - - EXIT ACCESS DISTANCE
 - - - - - DISTANCE TO END OF CORRIDOR
 - - - - - - BUILDING OVERALL DIAGONAL AND EXIT SEPARATION DISTANCE



2 Typical Floor Egress Plan
SCALE: 1/16" = 1'-0"



1 Ground Floor Egress Plan
SCALE: 1/16" = 1'-0"



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Egress Plans

A-009

TYP DEMOLITION NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY.

REFER TO PROJECT NARRATIVE FOR SCOPE OF WORK.

THE EXTENT OF THE DEMOLITION WORK SHOWN ON THE DRAWINGS IS INTENDED TO GIVE THE CONTRACTOR THE SCOPE OF THE DEMOLITION REQUIRED. THE ACTUAL EXTENT OF DEMOLITION IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR.

EXISTING EQUIPMENT, FIXTURES, FURNISHINGS, ETC. TO REMAIN ARE TO BE RELOCATED OR STORED PER OWNER'S DIRECTION AND BE PROTECTED FROM DAMAGE AND VANDALISM.

CONTRACTOR TO COORDINATE DEMOLITION AND CONSTRUCTION OPERATIONS WHERE THEY AFFECT EXISTING WORK AREAS AND NORMAL OPERATING PROCEDURES. PROVIDE PROTECTION FOR THE NORMAL OPERATION OF THE FACILITY FROM DUST, FUMES, SMOKE, WATER, AND NOISE DURING DEMOLITION.

DEMOLITION EXPOSING THE INTERIOR OF THE BUILDING TO THE OUTSIDE ELEMENTS OR TO THE PUBLIC IS TO BE PROPERLY SECURED AND PROTECTED TO ELIMINATE DAMAGE FROM VANDALISM OR WEATHER. COORDINATE WITH OWNER'S REQUIREMENTS.

FIELD VERIFY LOCATIONS OF LOAD BEARING PARTITIONS, COLUMNS, BEAMS, AND SYSTEMS. CAUTION TO BE EXERCISED DURING DEMOLITION AND NEW CONSTRUCTION SO AS NOT TO ALTER AND/OR DAMAGE THE BUILDING'S STRUCTURAL AND OTHER PERTINENT SYSTEMS.

THE CONTRACTOR IS RESPONSIBLE FOR ALL SHORING, BRACING, AND PROTECTION TO MAINTAIN INTEGRITY AND SAFETY OF THE EXISTING BUILDING AND AREAS OF CONSTRUCTION.

REMOVE ALL MISCELLANEOUS ABANDONED OR NON-FUNCTIONING COMPONENTS AND DEVICES FOR PROPER DISPOSAL.

DISCONNECT, REMOVE OR CAP ALL UTILITIES AND DRAIN LINES AS REQUIRED. MAKE PROVISIONS FOR TEMPORARY UTILITY CONNECTIONS AS NECESSARY.

UNLESS INDICATED OTHERWISE, ALL AREAS AFFECTED BY DEMOLITION WORK ARE TO BE PATCHED, REPAIRED, AND SEALED TO MATCH EXISTING ADJACENT SURFACES AND FINISHES.

PATCH ALL NEW AND EXISTING PENETRATIONS IN FIRE RATED ASSEMBLIES TO MATCH EXISTING CONSTRUCTION AND MAINTAIN FIRE RATING UNLESS INDICATED OTHERWISE.

WHERE OPENINGS ARE INDICATED, REMOVAL OF THE APPLICABLE MATERIAL TO CREATE THE OPENING IS IMPLIED.

ALL SUBSURFACES ARE TO BE BROUGHT TO CONDITIONS SUITABLE FOR RECEIVING NEW WORK.

THE CONTRACTOR SHALL INFORM THE ARCHITECT IN WRITING OF ANY UNOBSERVED CONDITIONS UNCOVERED DURING DEMOLITION IMMEDIATELY, AND SHALL WORK WITH THE ARCHITECT TO RESOLVE ANY PROBLEMS IN A TIMELY MANNER.

THESE PLANS AND SPECIFICATIONS DO NOT INDICATE THE REMOVAL OF ASBESTOS NOR LEAD, NOR DO THEY ANTICIPATE ASBESTOS AND LEAD REMOVAL. PRIOR TO THE ONSET OF CONSTRUCTION, THE CONTRACTOR SHALL DETERMINE IF ANY SUCH CONDITIONS OCCUR. THE GC IS RESPONSIBLE FOR PROVIDING THE OWNER WITH ANY ABATEMENT PROCEDURES NECESSARY. THE ARCHITECT IS NOT RESPONSIBLE FOR ANY ABATEMENT PROCEDURES.

IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO IDENTIFY POINTS OF ACCESS TO THE BUILDING AND TO VERIFY MINIMUM CLEARANCES AVAILABLE FOR USE IN TRANSPORTING NECESSARY CONSTRUCTION MACHINERY, EQUIPMENT, MATERIALS, AND COMPONENTS INTO THE BUILDING. USE OF SUCH POINTS OF ACCESS SHALL BE APPROVED BY THE OWNER.

EXISTING LIFE SAFETY AND EMERGENCY SYSTEMS MAY NOT BE SHOWN ON THE DRAWINGS TO THEIR ENTIRETY. THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFICATION OF LOCATION AND EXTENT OF THESE SYSTEMS (INCLUDING BUT NOT LIMITED TO SMOKE DETECTION SYSTEMS, EMERGENCY LIGHTING SYSTEMS) AS THEY MAY BE AFFECTED BY NEW WORK. THE CONTRACTOR IS RESPONSIBLE FOR ACCOMMODATING THESE SYSTEMS WHEN AFFECTED BY NEW WORK SO THAT ALL APPLICABLE CODE REQUIREMENTS ARE MET.

ALL CONDUIT THAT IS ABANDONED SHALL BE REMOVED BACK TO THE SOURCE. ALL ABANDONED EXPOSED CONDUIT, INCLUDING ABOVE DROPPED CEILING, SHALL BE REMOVED UNLESS NOTED OTHERWISE. ALL PLUMBING AND HVAC SYSTEMS THAT ARE TO BE REMOVED ARE TO BE TERMINATED AT THE SOURCE AND REMOVED UNLESS NOTED OTHERWISE.

ALL DOORS, HARDWARE AND LIGHTING FIXTURES NOT SCHEDULED FOR RE-USE SHALL BE RETURNED TO BUILDING STOCK. COORDINATE WITH BUILDING FOR REMOVAL BY CONTRACTOR TO STORAGE AREA. IF REJECTED BY BUILDING, CONTRACTOR SHALL DISPOSE OF AS INDICATED.

THE CONTRACTOR SHALL BE AWARE THAT THE OWNER WILL CONTINUE TO USE THE ADJACENT AREAS DURING CONSTRUCTION. THE CONTRACTOR SHALL MINIMIZE IMPACT ON ADJACENT AREAS, AND MAY NOT USE ADJACENT AREAS FOR STORAGE OR STAGING. ADJACENT AREAS ARE TO BE KEPT CLEAN OF CONSTRUCTION RESIDUE/DEBRIS.

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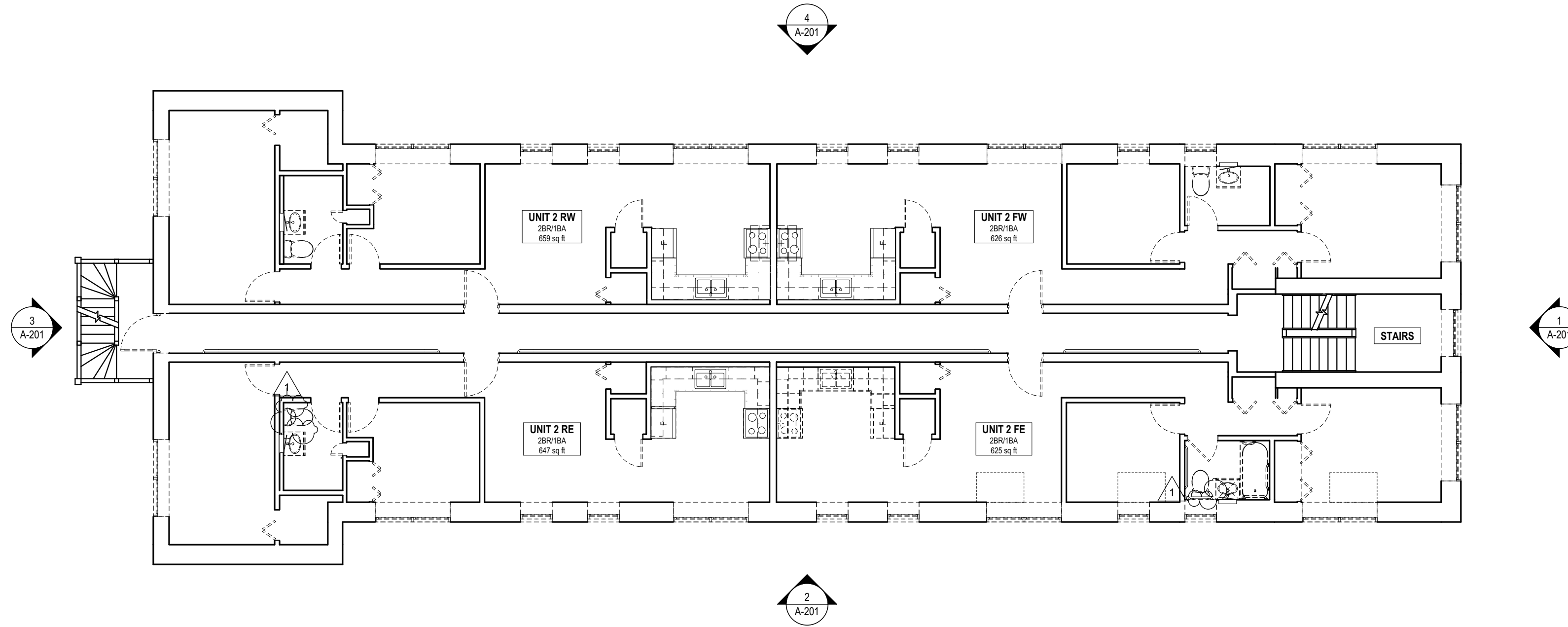
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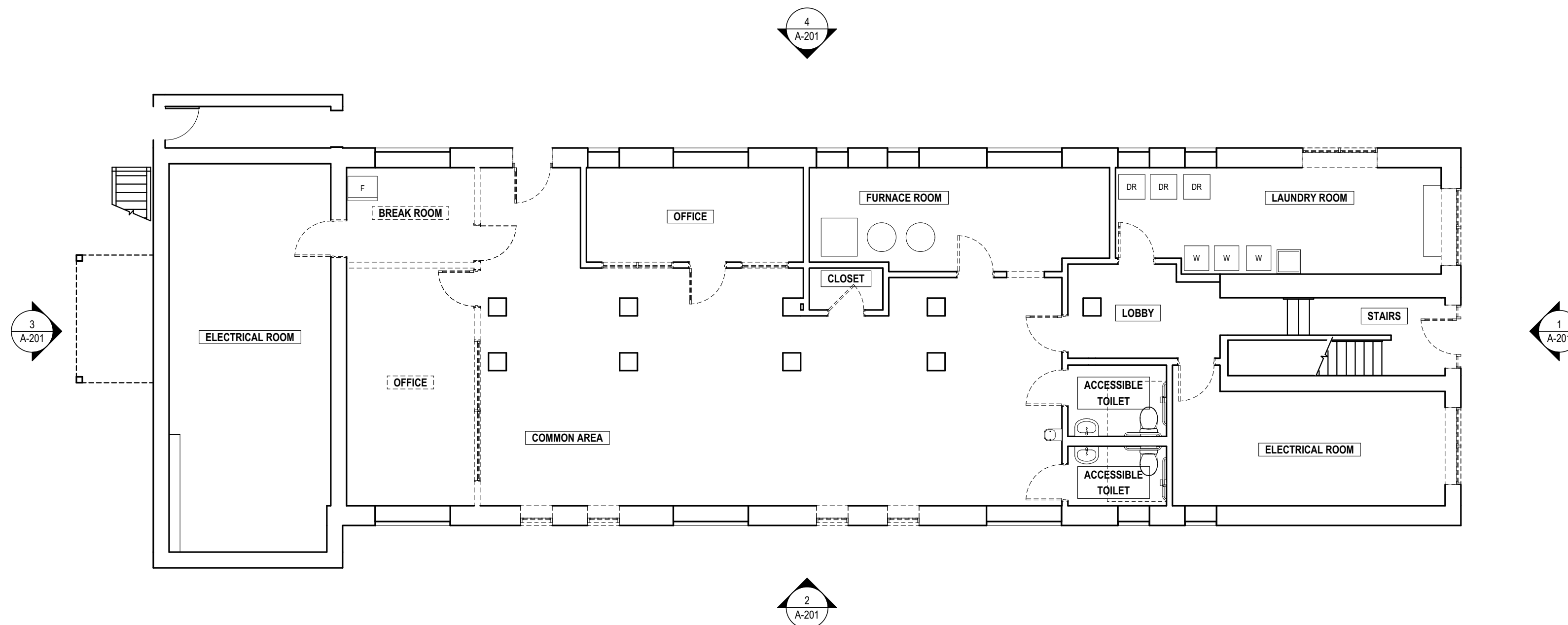
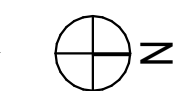
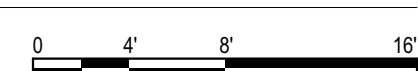
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Demolition Plans

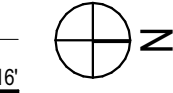
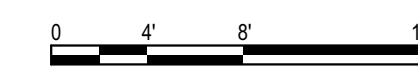
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2 2nd Floor Demolition Plan (Typical)
SCALE: 1/8" = 1'-0"



1 Ground Floor Demolition Plan
SCALE: 1/8" = 1'-0"



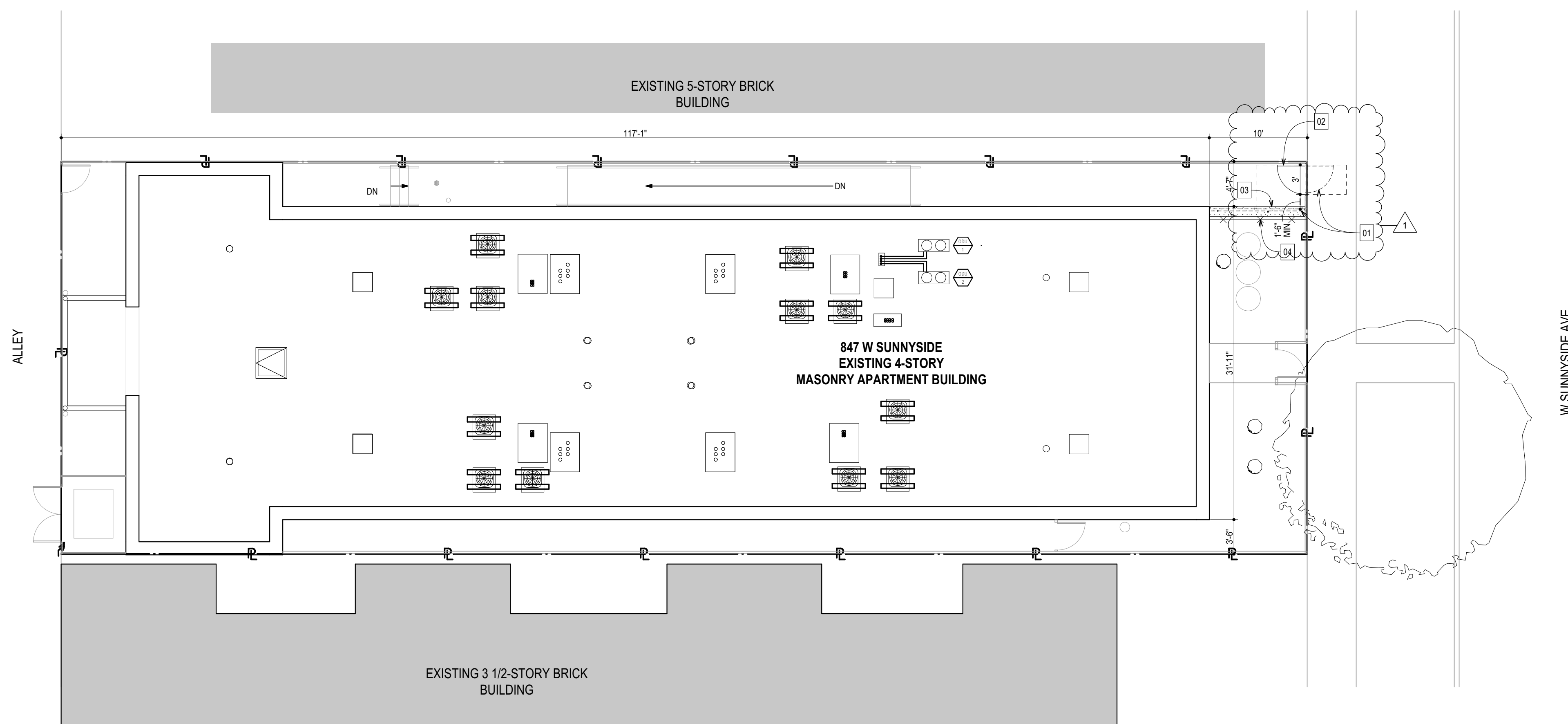
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TYP SITE PLAN NOTES

1. SEE CIVIL AND LANDSCAPE DRAWINGS FOR COMPLETE SITE WORK.
2. CONTRACTOR SHALL CONFIRM AND COORDINATE LOCAL COORDINATE SYSTEM WITH DIMENSIONS

KEYED SITE NOTES

- 01 DEMOLISH EXISTING GATE & FENCE
- 02 NEW 3'-0" WIDE GATE, TO MATCH EXISTING, WITH ACCESSIBLE HARDWARE
- 03 NEW 12' CONCRETE PAVING EXTENSION
- 04 NEW STEEL FENCE TO MATCH EXISTING. LOCATE TO MEET MINIMUM 18' PULL CLEARANCE FROM NEW GATE LATCH



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Site Plan

A-100

1 Site Plan
SCALE: 1/8" = 1'-0"

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TYP PLAN LEGEND

- # WINDOW TAG. REFER TO WINDOW SCHEDULES.
- # STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
- # DOOR TAG. REFER TO DOOR SCHEDULES.
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- 12" DEEP CLOSET SHELF AND HANGING ROD PER TYP PLAN NOTES.

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4. PLANS SHOW EXISTING DESIGNATED "ACCESSIBLE" UNITS. ADDITIONAL TYPE 504A, TYPE A, AND HEARING & VISUALLY IMPAIRED UNITS SHALL BE DESIGNATED PER THE UNIT MATRIX AND MADE ACCESSIBLE TO THE EXTENT FEASIBLE.
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7. ALL CLOSETS AND STORAGE ROOMS SHALL HAVE A ROD AND A MINIMUM OF ONE 12" DEEP SHELF (SEE ACTUAL CONFIGURATIONS ON PLANS). ALL TYPE 504A UNITS, TYPE A & NON-RESIDENTIAL SHALL HAVE AN ADDITIONAL SHELF AND ROD AT 48" AFF. SEE A-501.
8. PROVIDE FIRE SEALANT AT ALL NEW PENETRATIONS. SEE A-005. REPLACE MISSING OR FAILING SEALANT AS REQ'D.
9. ALL METAL COPING TO BE REPLACED. ALL MASONRY COPING TO BE REPAIRED AS REQ'D. SEE STRUCTURAL FOR PARAPET SCOPE.
10. WHERE INSULATION IS LOCATED WITHIN ROOF CAVITY, PROVIDE ROOF VENTS, ONE EVERY 150 SF OR PER MANUFACTURER RECOMMENDATIONS.

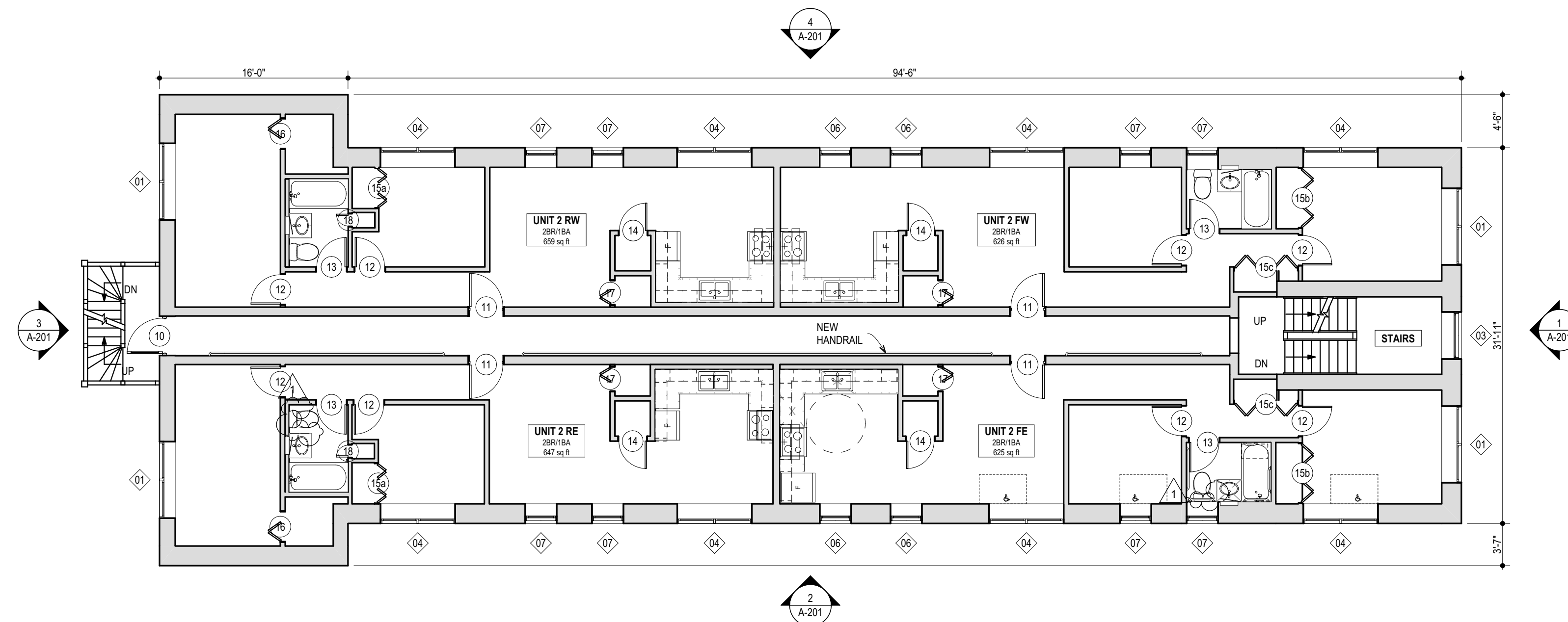
PLAN KEYNOTES (1-50)

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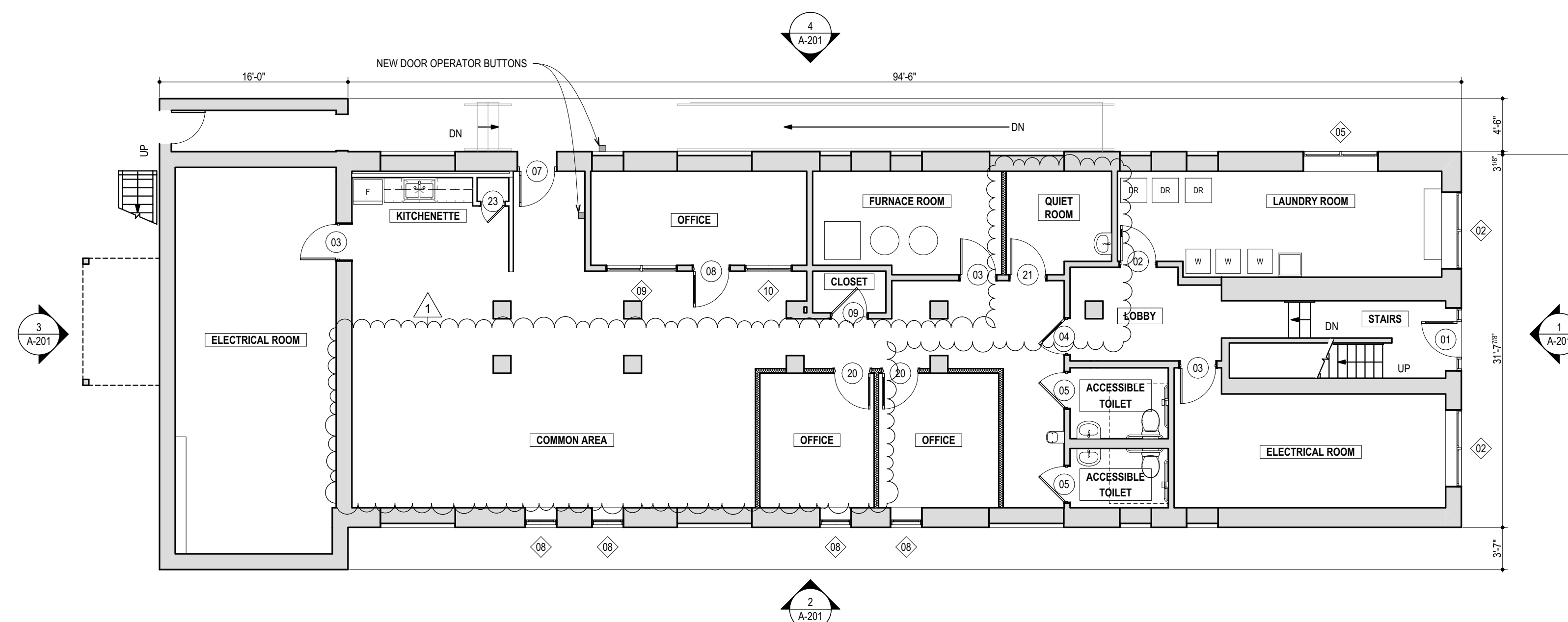
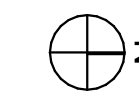
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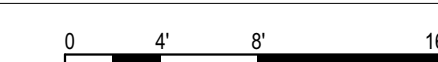
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2 2nd Floor Plan (Typical)
SCALE: 1/8" = 1'-0"



1 Ground Floor Plan
SCALE: 1/8" = 1'-0"



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Floor Plans

A-101

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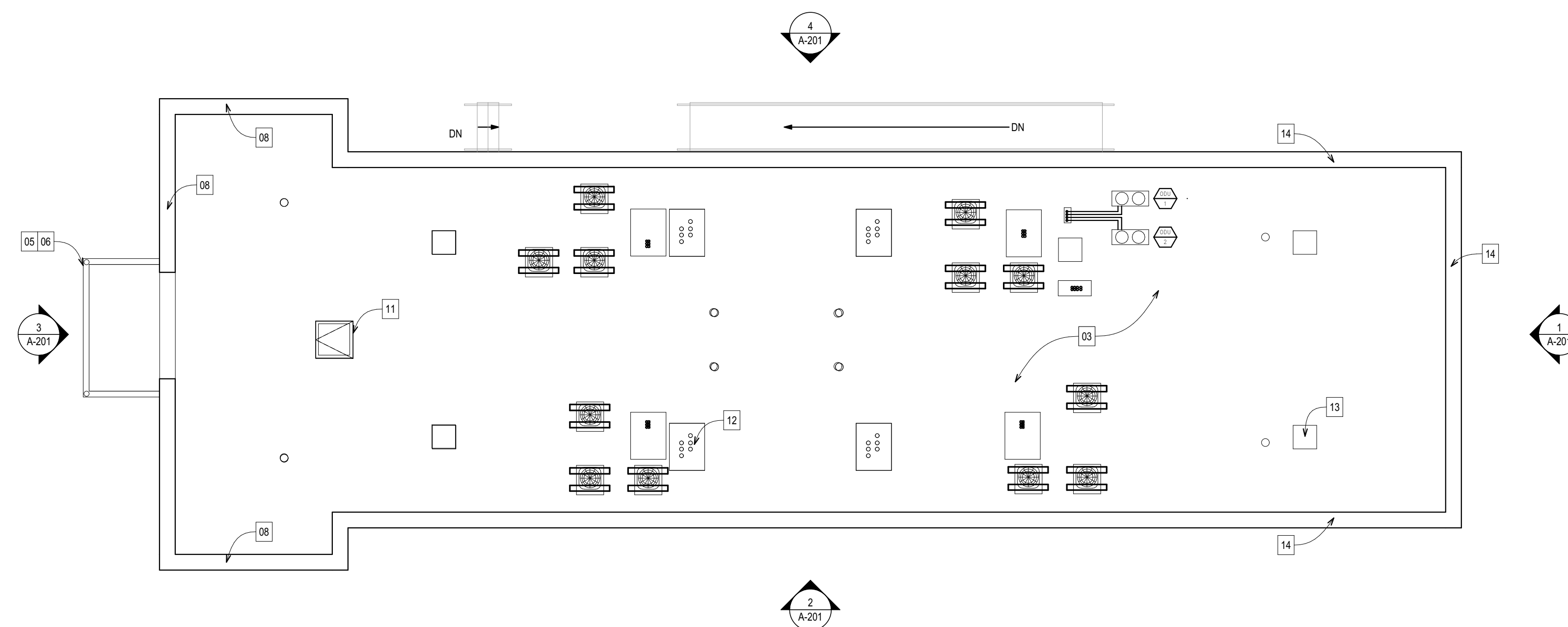
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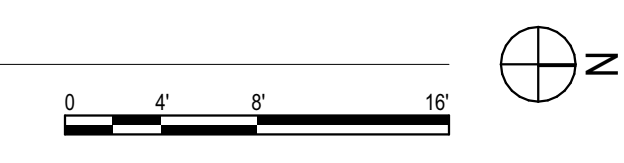
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1 Roof Plan
SCALE: 1/8" = 1'-0"



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Roof Plan

A-102

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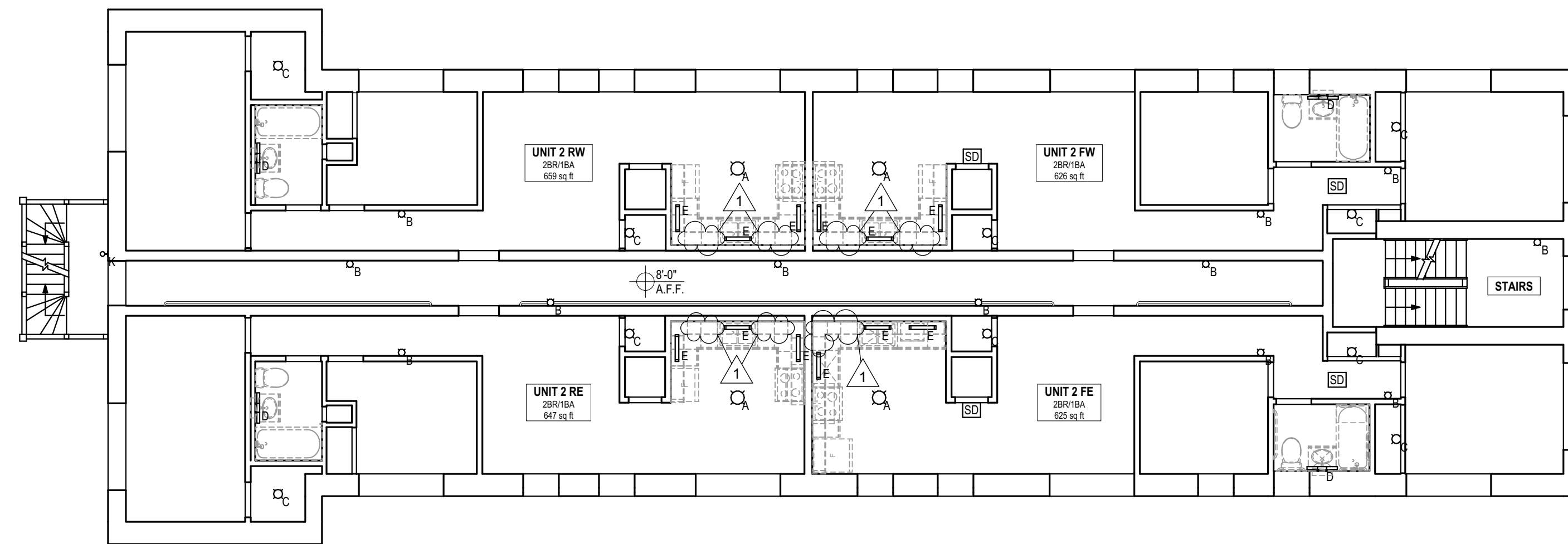
RCP LEGEND

 CEILING ASSEMBLY XX: 5'0" GYP BD

 CEILING ASSEMBLY XX: EXISTING ACT

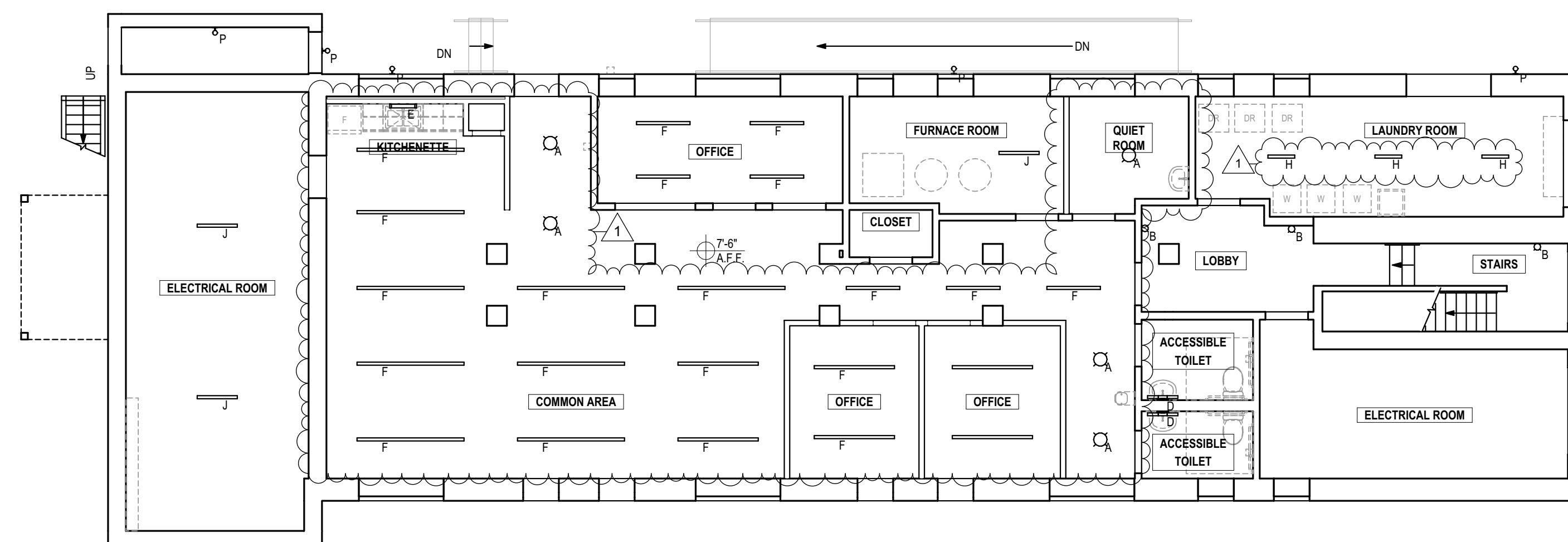
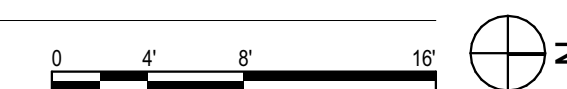
TYPICAL RCP NOTES

1. GYP BOARD CONTROL JOINTS CONTINUOUS FROM CEILING TO WALL AT MFR REQUIRED INCREMENTS. FINAL LOCATIONS TBD BY ARCH.
2. ALL ACCESS PANELS AND HATCHES INSTALLED IN UNITS AND FRONT OF HOUSE SPACES SHALL BE FRAMELESS.
3. ALL NEW LIGHTS SHALL BE CENTERED IN THE SPACE, UNLESS NOTED OTHERWISE.
4. ALL EMERGENCY LIGHTING TO BE REPLACED.
5. ONE WALL-MOUNTED FIXTURE IN EVERY LIVING SPACE (BEDROOM LIVING ROOM) THAT DOES NOT HAVE AN EXISTING LIGHT FIXTURE. LOCATE ABOVE SWITCHED OUTLET IF ONE EXISTS.



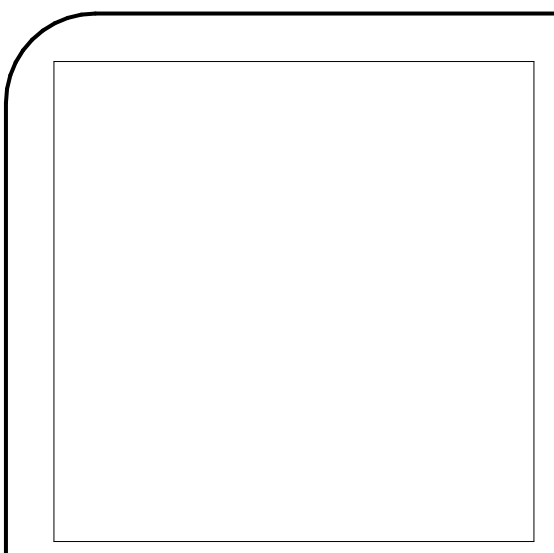
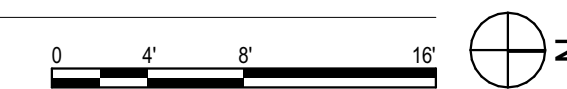
2 2nd Floor Reflected Ceiling Plan (Typical)

SCALE: 1/8" = 1'-0"



1 Ground Floor Reflected Ceiling Plan

SCALE: 1/8" = 1'-0"



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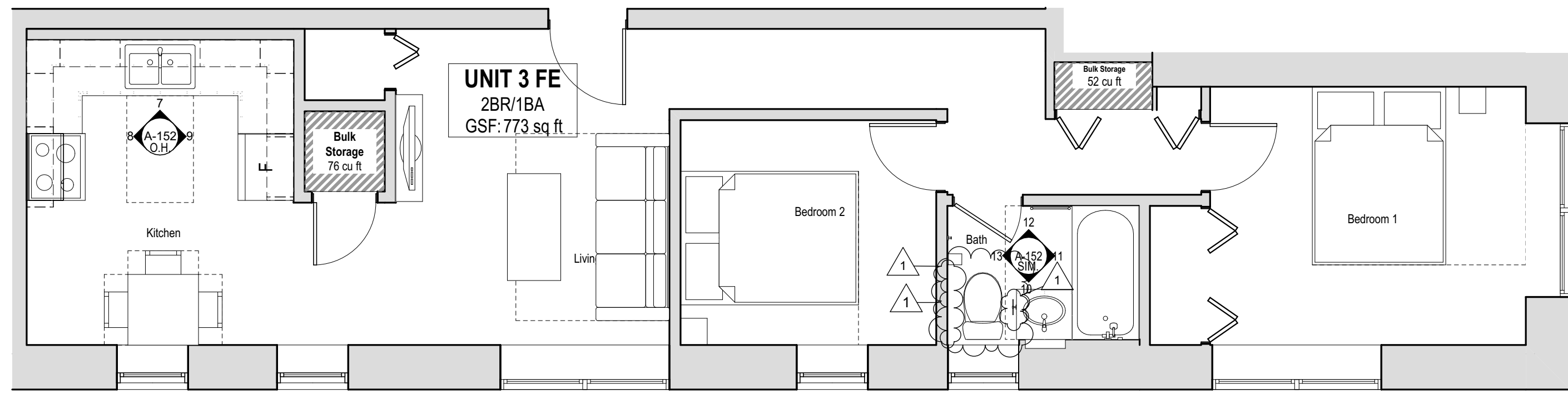
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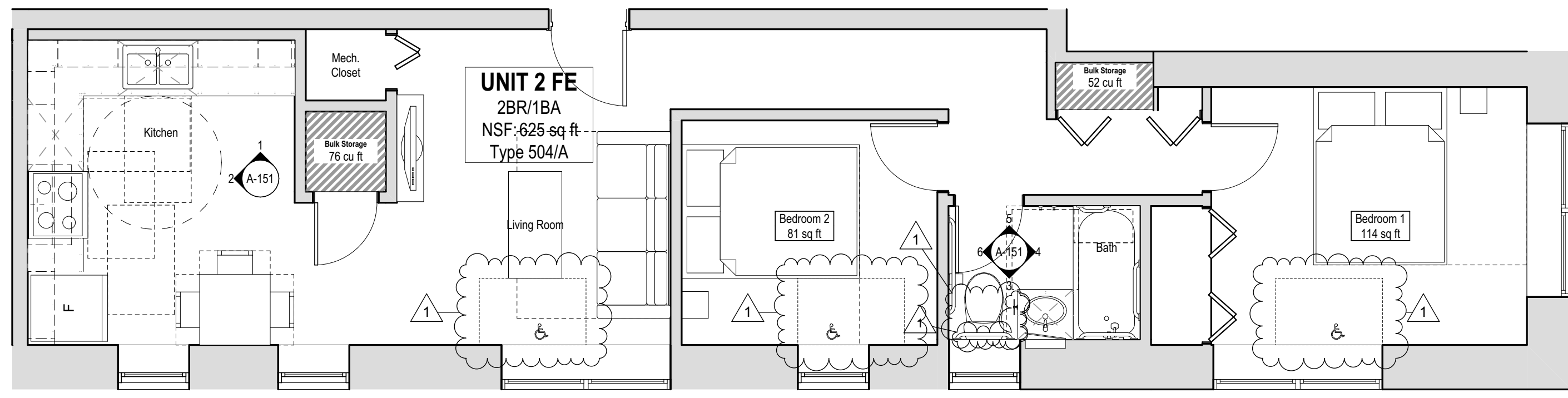
Reflected Ceiling Plans

A-121

2/7/2024 9:19 AM



8 (2BR) 3rd Floor Enlarged Plan - Units 3FE/4FE; Units 2FW/4FW (Sim O.H.) - No Accessibility
SCALE: 1/4" = 1'-0"



7 (2BR) 2nd Floor Enlarged Plan - Unit 2FE - 504/Type A; Unit 3FW (Sim O.H.) - Type A
SCALE: 1/4" = 1'-0"

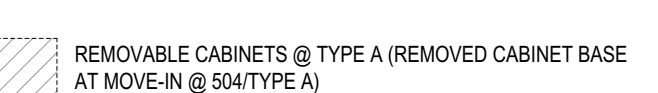


SEE REFERENCE SHEET FOR UNIT 3FE INTERIOR ELEVATIONS

INTERIOR ELEVATION KEYNOTES (51-100)

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- 52 A COMBINATION ADA COMPLIANT ENERGY STAR RATED REFRIGERATOR AND FREEZER WITH MIN. 50% OF THE FREEZER COMPARTMENT SHELVES (INCLUDING THE BOTTOM OF THE FREEZER) AT MAX. 54" AFF. WHEN THE SHELVES ARE INSTALLED AT THE MAX. HEIGHTS POSSIBLE IN THE COMPARTMENT OR BE A VERTICAL SIDE-BY-SIDE REFRIGERATOR / FREEZER TYPE.
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- 54 4" U-PULL CABINETRY HARDWARE AT ALL LOWER AND UPPER CABINETS AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, TYP.
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- 66 AT ALL UNITS, PROVIDE ROBE HOOKS AT 60" AFF AND 48" AFF.
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- 72 PROVIDE A DROP DOWN GRAB BAR W/ BLOCKING CONCEALED IN WALL. SEE DETAILS ON A-601.
- 73 NOT USED.
- 74 SOFFIT, SEE RCP'S FOR MORE INFO, TYP.
- 75 GB-R: STAINLESS STEEL GRAB BAR, 18 GAUGE, OUTSIDE DIAMETER OF 1 1/2 INCH. PROVIDE GRAB BARS INSTALLED AT TIME OF CONSTRUCTION WITH REQUIRED BLOCKING AT TYPE 504/A UNITS AND PUBLIC TOILETS. PROVIDE BLOCKING ONLY AT TYPE A UNITS.

INT ELEVATION LEGEND



TYP INT ELEV NOTES

- 1 REFER TO THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR ADDITIONAL INFORMATION.
- 2 SEE PLANS FOR ACTUAL ROOM SIZE OF THE BATHROOMS. THE INTERIOR ELEVATION ROOM SIZES ARE DIAGRAMMATIC. VERIFY ALL KITCHEN AND BATHROOM DIMENSIONS IN FIELD.
- 3 PER THE CITY OF CHICAGO DEPARTMENT OF HOUSING STANDARDS, ALL KITCHEN AND BATHROOM CABINETS SHALL HAVE SOLID WOOD FACE-FRAMES, SOLID WOOD DOORS, AND DRAWER FRONTS, DOVETAIL OR REINFORCED JOINT CONSTRUCTION DRAWER BOX CONSTRUCTION, AND SOLID PLYWOOD BOX CONSTRUCTION (NO MDF NOR LAMINATE BOXES, CABINET DRAWERS OR DOOR FRONTS ALLOWED). CABINETS SHALL HAVE MINIMUM LEVEL 2 DOORS FEATURING SOLID WOOD FRAMES WITH GENUINE VENEER CENTER PANELS. ALL MILLWORK SHALL MEET ANSICOMA A151.1. ALL CABINET DRAWERS AND DOORS SHALL HAVE ACCESSIBLE HARDWARE.
- 4 ALL EXPOSED CABINET SIDES SHALL BE FINISHED. PROVIDE FILLER CABINET PIECES AS REQUIRED AT ALL GAPS. FILLER PIECES SHALL BE < 3".
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- 6 INSULATE AND PROTECT ALL EXPOSED PIPES AND SUPPLY LINES UNDER REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS AT INITIAL CONSTRUCTION.
- 7 ALL KITCHEN AND BATHROOM FAUCETS, DOORS, AND OPERABLE PARTS SHALL BE LEVER-TYPE AND HAVE MAXIMUM 5 LB FORCE TO OPERATE.
- 8 THE DEPTH OF THE BATHROOM LAVATORY AND KITCHEN SINK BOWLS FROM THE TOP OF THE COUNTER AT TYPE 504/A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES SHALL BE MAX. 6 1/2".
- 9 ADA COMPLIANT TEXTURED GRAB BARS W/ BLOCKING SHALL BE INSTALLED AT INITIAL CONSTRUCTION AT ALL TYPE 504/A UNITS & AT NON-RESIDENTIAL / COMMON TOILET ROOMS. IN TYPE A UNITS & TYPE B UNITS, GRAB BARS ARE NOT REQUIRED, BUT BLOCKING FOR GRAB BARS IS REQUIRED. EXTEND BLOCKING A MINIMUM OF 6" PAST THE REQUIRED GRAB BAR LENGTH. SEE THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR REQUIRED LOCATIONS. GRAB BARS SHALL BE INSTALLED AFTER TURNOVER BY THE OWNER AT ALL TYPE A ADAPTABLE UNITS & TYPE B ADAPTABLE UNITS AT THE REQUEST OF A TENANT.
- 10 AT TYPE 504/A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES, PROVIDE SEPARATE ELECTRICAL SWITCHES FOR THE UNDERCABINET LIGHT (1) AND SEPARATE RANGE HOOD FAN (1) AND LIGHT (1) AT MAX. 46" AFF.
- 11 ALL RANGE HOODS TO INCLUDE TWO NEW LOWPRO FIRESTOP HOOD EXTINGUISHERS.

TYP PLAN LEGEND

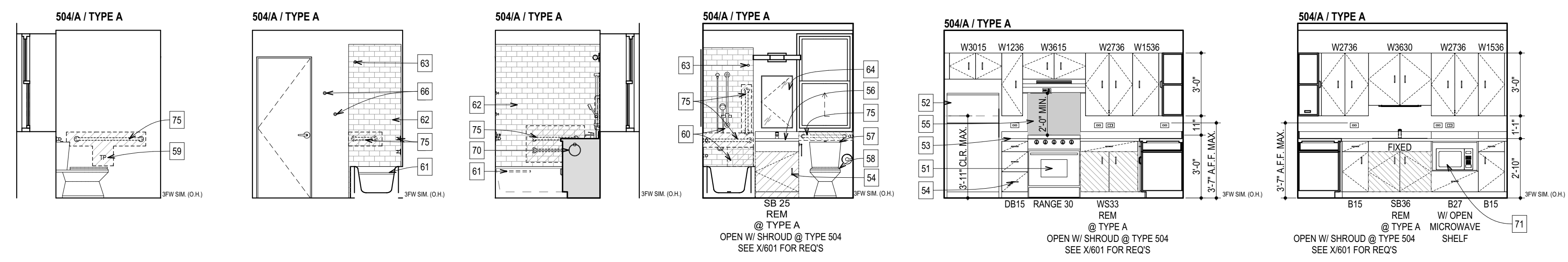
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- # DOOR TAG. REFER TO DOOR SCHEDULES.
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- 12" DEEP CLOSET SHELF AND HANGING ROD PER TYP PLAN NOTES.

TYP PLAN NOTES

- 1. SEE PROJECT NARRATIVE FOR ALL WORK.
- 2. ALL DIMENSIONS, NOTES, KEYS, TAGS, ETC. ARE SAME AS 1ST OR TYPICAL FLOOR, UNO.
- 3. DIMENSIONS ARE FOR REFERENCE ONLY AND SHOULD BE VIF.
- 4. PLANS SHOW EXISTING DESIGNATED "ACCESSIBLE" UNITS. ADDITIONAL TYPE 504/A, TYPE A, AND HEARING & VISUALLY IMPAIRED UNITS SHALL BE DESIGNATED PER THE UNIT MATRIX/AND MADE ACCESSIBLE TO THE EXTENT FEASIBLE.
- 5. ACCESSIBLE CLEARANCES SHOWN IN EXISTING ACCESSIBLE UNITS FOR REFERENCE ONLY.
- 6. IN ALL UNITS, EXCEPT IN KITCHENS AND BATHROOMS, AT LEAST ONE OPERABLE WINDOW IN EACH ROOM SHALL BE ACCESSIBLE.
- 7. ALL CLOSETS AND STORAGE ROOMS SHALL HAVE A ROD AND A MINIMUM OF ONE 12" DEEP SHELF (SEE ACTUAL CONFIGURATIONS ON PLANS). ALL TYPE 504/A UNITS, TYPE A & NON-RESIDENTIAL SHALL HAVE AN ADDITIONAL SHELF AND ROD AT 48" AFF. SEE A-501.
- 8. PROVIDE FIRE SEALANT AT ALL NEW PENETRATIONS. SEE A-005. REPLACE MISSING OR FAILING SEALANT AS REQD.
- 9. ALL METAL COPING TO BE REPLACED. ALL MASONRY COPING TO BE REPAIRED AS REQD. SEE STRUCTURAL FOR PARAPET SCOPE.
- 10. WHERE INSULATION IS LOCATED WITHIN ROOF CAVITY, PROVIDE ROOF VENTS, ONE EVERY 150 SF OR PER MANUFACTURER RECOMMENDATIONS.

PLAN KEYNOTES (1-50)

- 01 FIRE EXTINGUISHER AND CABINET. WHEN RECESSED OR SEMI-RECESSED IN A FIRE RATED WALL ASSEMBLY / BARRIER, PROVIDE A FIRE RATED CABINET R-RECESSED MOUNTED SR=SEMI-RECESSED MOUNTED S=SURFACE MOUNTED
- 02 NEW PRE-FINISHED COLORED ALUM CORNER GUARDS 1-INCH X 1-INCH X 4'-FEET. WHITE MATTE AT WHITE WALLS AND AT ACCENT COLORED WALLS - COLOR TBD BY ARCHITECT
- 03 NEW ENERGY STAR CERTIFIED HIGH REFLECTIVE WHITE TPO ROOF SYSTEM, TYP. (INCLUDING NEW CODE COMPLIANT INSULATION, SLOPING, DIVERTERS, CRICKETS, AND VENTS.)
- 04 SLOPED, PRE-FINISHED METAL COPING CAPS WITH HEMMED DRIP EDGES (COLORS BY ARCH). TYPICAL AT ALL PARAPETS.
- 05 PRE-FINISHED METAL GUTTER (COLOR BY ARCH) SLOPED MIN. 1/16-INCH PER FOOT. ALL GUTTERS ARE 6-INCH UNO.
- 06 PRE-FINISHED METAL DOWNSPOUT (COLOR BY ARCH) WITH REVERSE BASKET STRAINER. ALL DOWNSPOUTS ARE 6-INCH UNO. REFER TO CIVIL
- 07 NEW DOOR OPERATOR BUTTONS
- 08 EXISTING CLAY TILE COPING
- 09 SPLASH BLOCKS
- 10 NEW HANDRAIL
- 11 REPLACE EXISTING ROOF ACCESS WITH NEW GALVANIZED STEEL ROOF HATCH. IF NEEDED, RESIZE OPENING TO BE MIN. 16 SF IN AREA WITH 2'-0" MIN EACH SIDE
- 12 EXISTING CURB
- 13 EXISTING FRESH AIR INTAKE
- 14 EXISTING STONE COPING



6 2FE Bath SCALE: 1/4" = 1'-0"
5 2FE Bath SCALE: 1/4" = 1'-0"
4 2FE Bath SCALE: 1/4" = 1'-0"
3 2FE Bath SCALE: 1/4" = 1'-0"
2 2FE Kitchen SCALE: 1/4" = 1'-0"
1 2FE Kitchen SCALE: 1/4" = 1'-0"

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02
2024.01.03

REVISED 50% DD
ISSUE FOR 50% DD

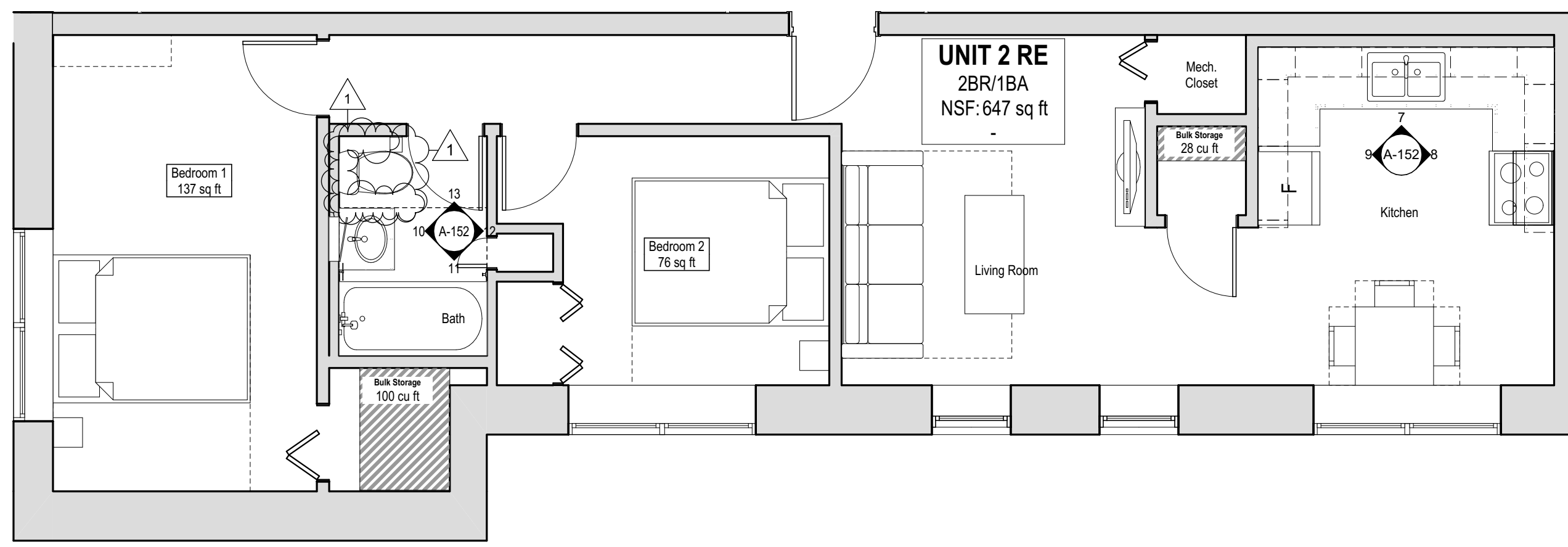
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Chicago, IL 60612
p 312-938-9100
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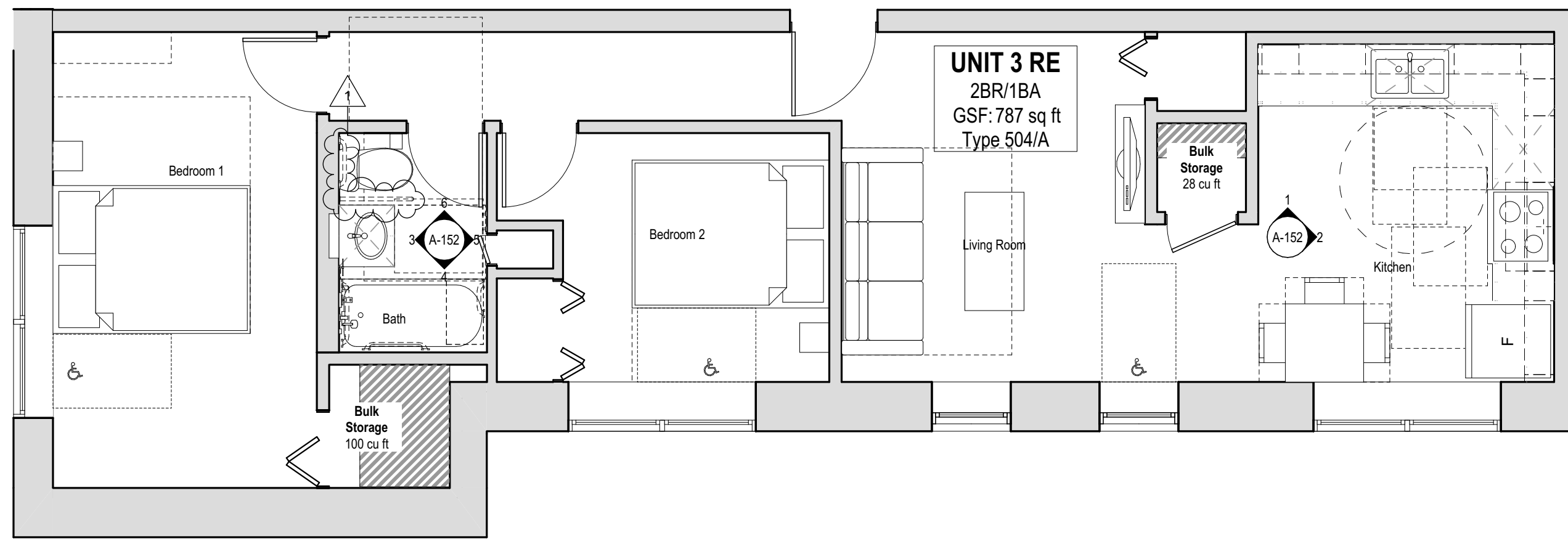
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Enlarged Unit Plans

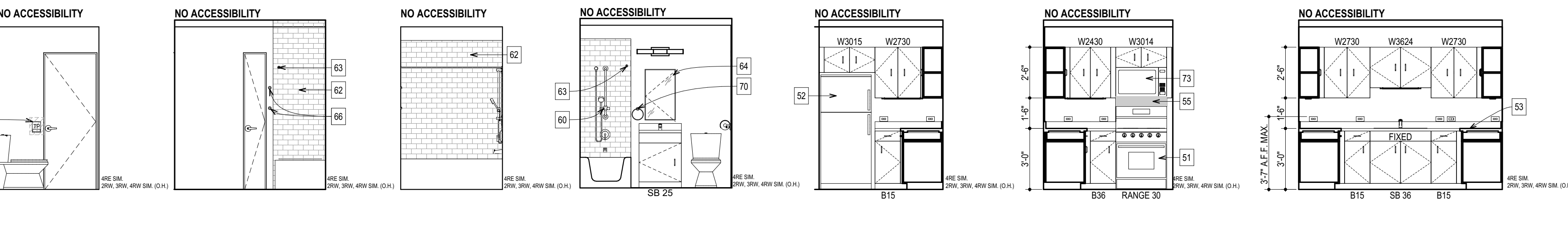
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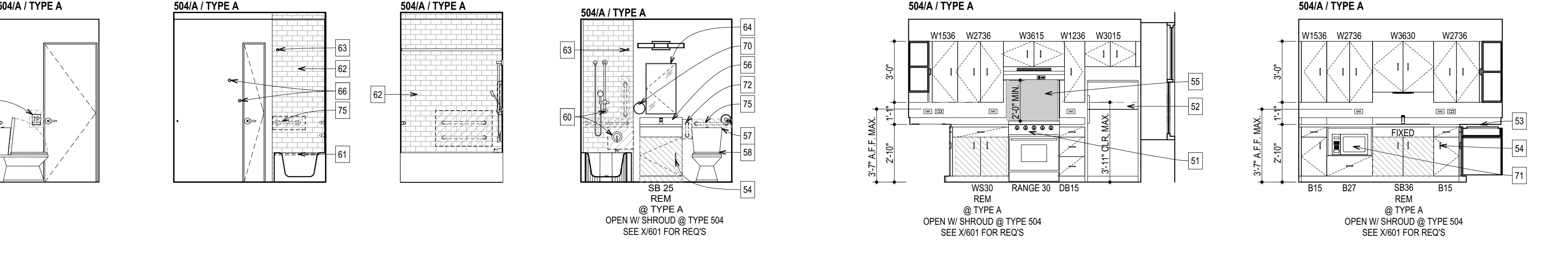
15 (2BR) 2nd Floor Enlarged Plan - Units 2RE/4RE; Units 2RW/3RW/4RW (Sim O.H.) - No Accessibility
SCALE: 1/4" = 1'-0"



14 (2BR) 3rd Floor Enlarged Plan - Unit 3RE - 504/ Type A
SCALE: 1/4" = 1'-0"



13 2RE Bath SCALE: 1/4" = 1'-0"
12 2RE Bath SCALE: 1/4" = 1'-0"
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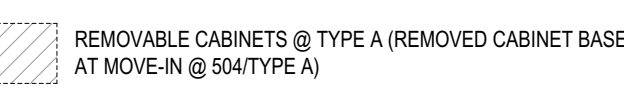


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INT ELEVATION LEGEND



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5. ACCESSIBLE CLEARANCES SHOWN IN EXISTING ACCESSIBLE UNITS FOR REFERENCE ONLY.
6. IN ALL UNITS, EXCEPT IN KITCHENS AND BATHROOMS, AT LEAST ONE OPERABLE WINDOW IN EACH ROOM SHALL BE ACCESSIBLE.
7. ALL CLOSETS AND STORAGE ROOMS SHALL HAVE A ROD AND A MINIMUM OF ONE 12" DEEP SHELF (SEE ACTUAL CONFIGURATIONS ON PLANS). ALL TYPE 504/A UNITS, TYPE A & NON-RESIDENTIAL SHALL HAVE AN ADDITIONAL SHELF AND ROD AT 48" AFF. SEE A-501.
8. PROVIDE FIRE SEALANT AT ALL PENETRATIONS. SEE A-005. REPLACE MISSING OR FAILING SEALANT AS REQD.
9. ALL METAL COPING TO BE REPLACED. ALL MASONRY COPING TO BE REPAIRED AS REQD. SEE STRUCTURAL FOR PARAPET SCOPE.
10. WHERE INSULATION IS LOCATED WITHIN ROOF CAVITY, PROVIDE ROOF VENTS, ONE EVERY 150 SF OR PER MANUFACTURER RECOMMENDATIONS.

PLAN KEYNOTES (1-50)

- 01 FIRE EXTINGUISHER AND CABINET. WHEN RECESSED OR SEMI-RECESSED IN A FIRE RATED WALL ASSEMBLY / BARRIER, PROVIDE A FIRE RATED CABINET R-RECESSED MOUNTED SR=SEMI-RECESSED MOUNTED S=SURFACE MOUNTED
- 02 NEW PRE-FINISHED COLORED ALUM CORNER GUARDS 1-INCH X 1-INCH X 4'-FEET. WHITE MATTE AT WHITE WALLS AND AT ACCENT COLORED WALLS - COLOR TBD BY ARCHITECT
- 03 NEW ENERGY STAR CERTIFIED HIGH REFLECTIVE WHITE TPO ROOF SYSTEM, TYP. (INCLUDING NEW CODE COMPLIANT INSULATION, SLOPING, DIVERTERS, CRICKETS, AND VENTS.)
- 04 SLOPED, PRE-FINISHED METAL COPING CAPS WITH HEMMED DRIP EDGES (COLORS BY ARCH). TYPICAL AT ALL PARAPETS.
- 05 PRE-FINISHED METAL GUTTER (COLOR BY ARCH) SLOPED MIN. 1/16-INCH PER FOOT. ALL GUTTERS ARE 6-INCH, UNO.
- 06 PRE-FINISHED METAL DOWNSPOUT (COLOR BY ARCH) WITH REVERSE BASKET STRAINER. ALL DOWNSPOUTS ARE 6-INCH UNO. REFER TO CIVIL
- 07 NEW DOOR OPERATOR BUTTONS
- 08 EXISTING CLAY TILE COPING
- 09 SPLASH BLOCKS
- 10 NEW HANDRAIL
- 11 REPLACE EXISTING ROOF ACCESS WITH NEW GALVANIZED STEEL ROOF HATCH. IF NEEDED, RESIZE OPENING TO BE MIN. 16 SF IN AREA WITH 2'-0" MIN EACH SIDE
- 12 EXISTING CURB
- 13 EXISTING FRESH AIR INTAKE
- 14 EXISTING STONE COPING

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Enlarged Unit Plans

A-152

ELEVATION LEGEND

- EXISTING BRICK VENEER
- ACCESSIBLE WINDOW WITH A MIN. 30" x 48" CLEAR FLOOR SPACE FOR A PARALLEL OR FORWARD APPROACH, CONTROLS WITH 15"-48" AFF. AND 5 LB MAX FORCE TO ACTIVATE ALL OPERABLE PARTS.
- INTERCOM IN ALIGNMENT WITH A BRICK COURSE WITH TOP OF CONTROLS AT 48" MAX. ABOVE SIDEWALK. SEE PLANS FOR LOCATIONS. REFER TO ELECTRICAL FOR ADDITIONAL INFORMATION.
- WINDOW TAG. REFER TO WINDOW SCHEDULES.
- STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
- DOOR TAG. REFER TO DOOR SCHEDULES.

MASONRY SCOPE

NORTH ELEVATION

1. GRIND AND TUCK-POINT 100% OF NORTHEAST PORTION AND BELOW 3RD FLOOR WINDOWS.
2. REBUILD PARAPET FULL DEPTH INCLUDING RESETTING TOP FLOOR STONE BAND & REPLACE TOP FLOOR LINTELS.
3. PERFORM RESTORATION WASH AT WATER TABLE AND CORNICE ENTRANCE INCLUDING GRINDING & CAULKING OF SKY AND WASH JOINTS.

EAST ELEVATION

1. GRIND & TUCK-POINT 100% TOP FLOOR TO COPING.
2. GRIND & TUCK-POINT NORTH PORTION OF PARAPET.
3. GRIND & CAULK VERTICAL MORTAR JOINT WHERE COMMON BRICK & FACE BRICK MEET.
4. REPLACE 10SF OF SPALLED BRICK.

WEST ELEVATION

1. SPOT TUCK-POINT 5%
2. DEMO & REBUILD NEWLY EXPOSED COMMON BRICK WALL.
3. REPLACE 15 LINTELS

ALL ELEVATIONS

1. INSPECT LINTELS. CLEAN AND/OR REPLACE WHERE CORROSION IS NOTED
2. ALL SKY-FACING JOINTS IN EXISTING LIMESTONE SHOULD BE GROUND OUT AND CAULKED
3. ALL ACCENT STONE BANDS, COLUMNS, AND ENTRANCES SHOULD RECEIVE A LIGHT RESTORATION WASH

KEYED ELEV NOTES

- 01 ONE PIECE 4" HIGH SLOPED CAST STONE SILL WITH DRIP KERF AT ALL WINDOW AND DOORS IN MASONRY, TYP.
- 02 FIELD PRIMED AND PAINTED GAS METERS.
- 03 PRIMED AND PAINTED STEEL ROOF ACCESS LADDER AT THE UPMOST FLOOR.
- 04 REPAIR/REPAINT EXISTING STEEL PATIOS, PORCHES, STAIRS AT CLIFTON AND WINDSOR.
- 05 SLOPED, PRE-FINISHED METAL COPING CAPS WITH HEMMED DRIP EDGES (COLORS BY ARCH). TYPICAL AT ALL PARAPETS.
- 06 EXISTING COPING TO REMAIN
- 07 4" HIGH ADHESIVE VINYL ADDRESS INSTALLED AT INTERIOR FACE OF GLASS AT VESTIBULE, TYPICAL AT ALL FRONT UNIT ENTRY DOORS.
- 08 EXISTING WOOD PORCH AND EXTERIOR STAIR

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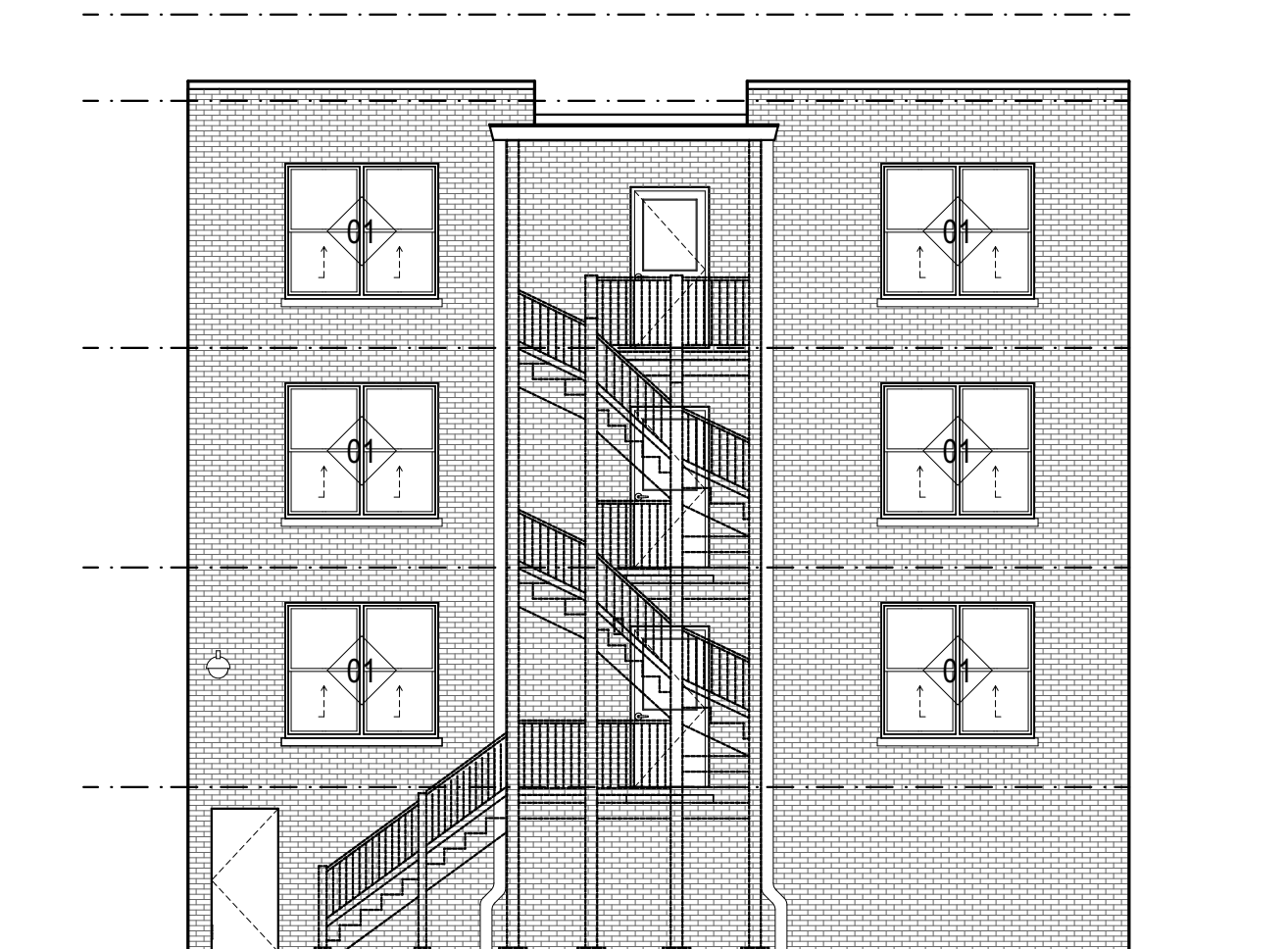
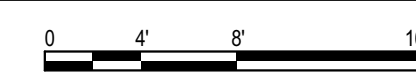
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Building Elevations

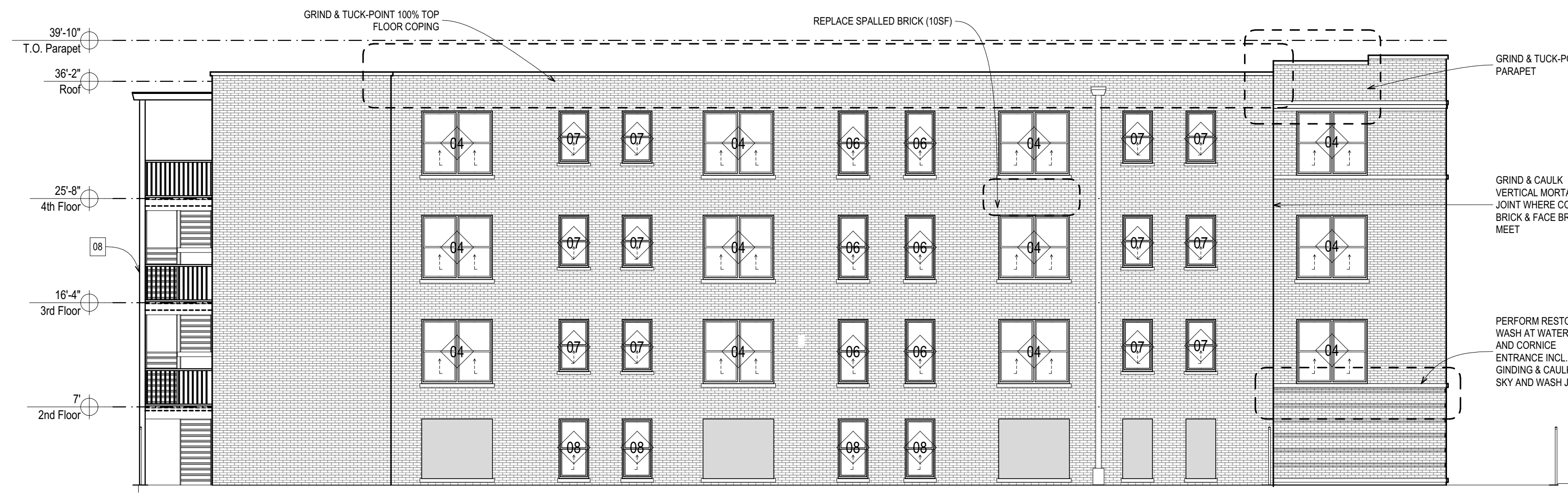
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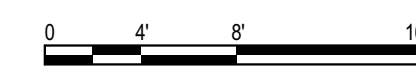
4 West Elevation
SCALE: 1/8" = 1'-0"



3 South Elevation
SCALE: 1/8" = 1'-0"



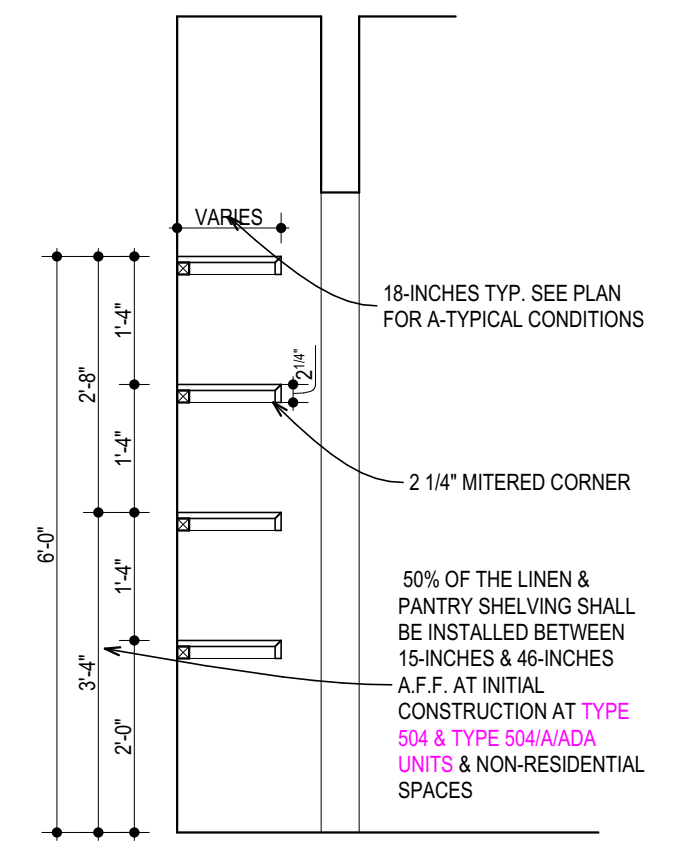
2 East Elevation
SCALE: 1/8" = 1'-0"



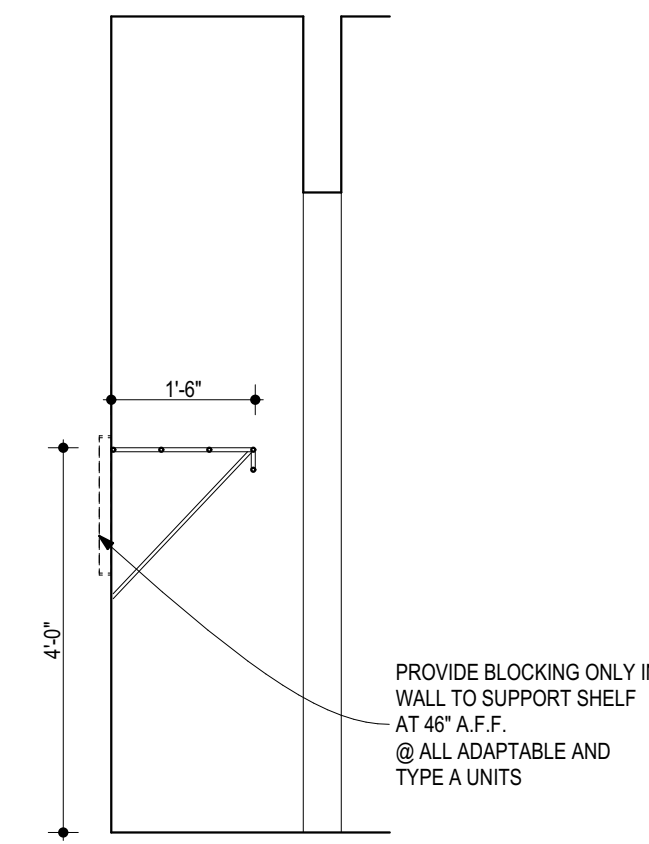
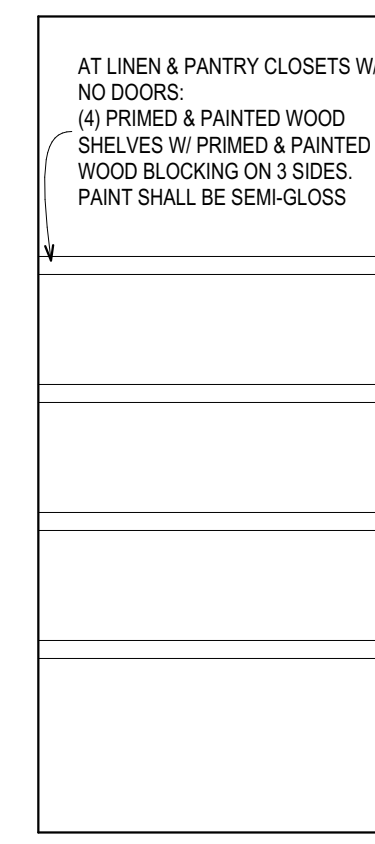
1 North Elevation
SCALE: 1/8" = 1'-0"



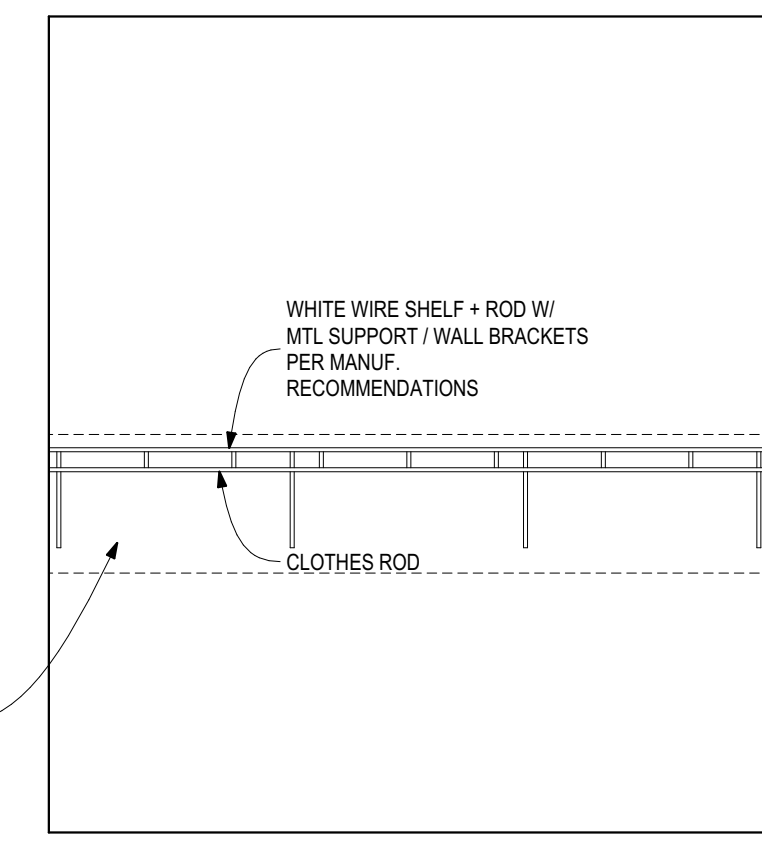
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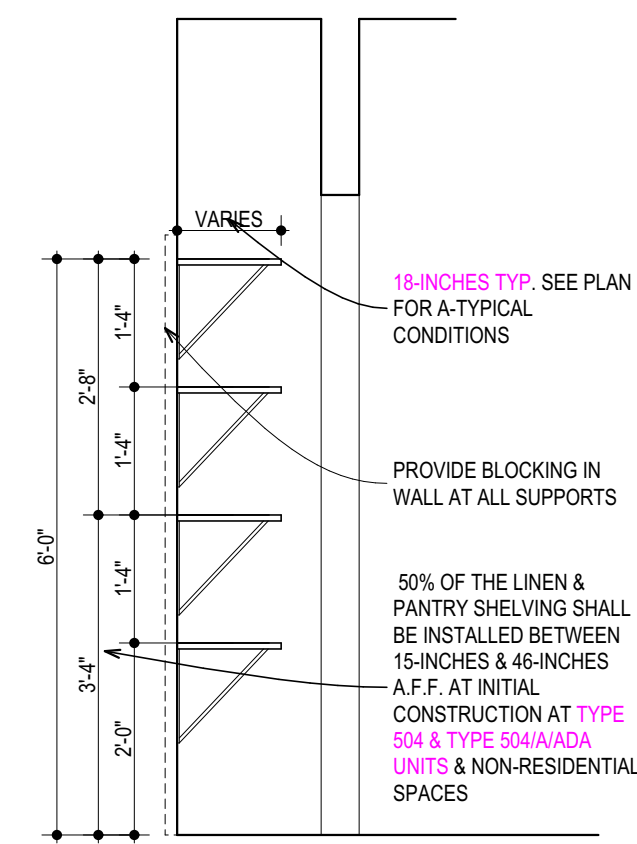
TYPICAL LINEN AND PANTRY CLOSET DETAIL (NOT ENCLOSED)



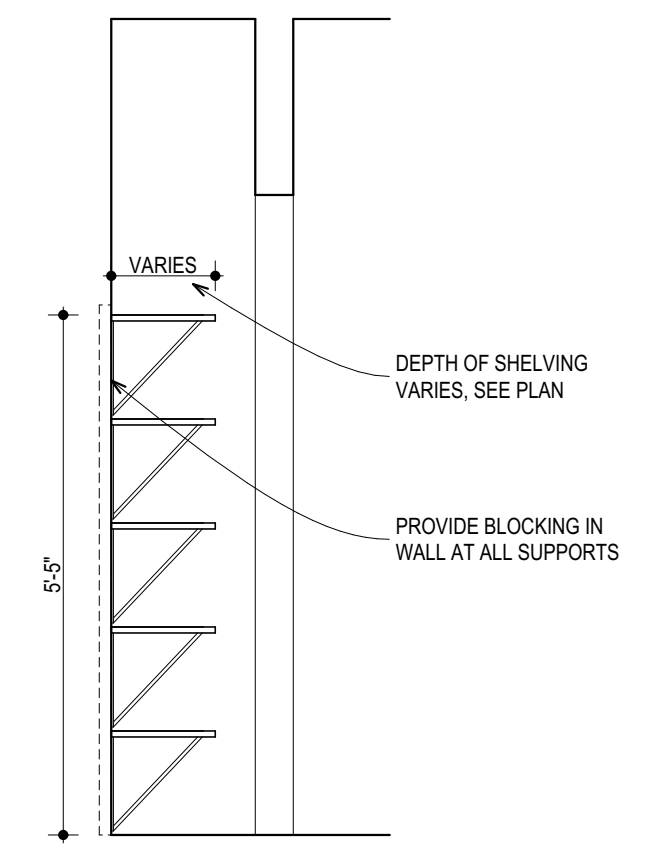
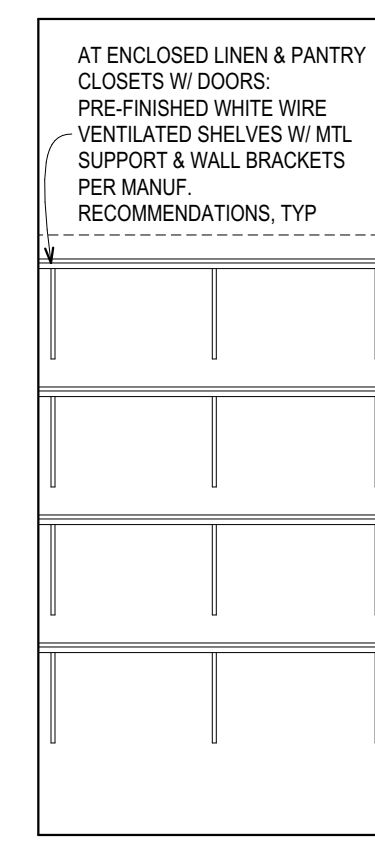
TYPICAL LAUNDRY CLOSET DETAIL



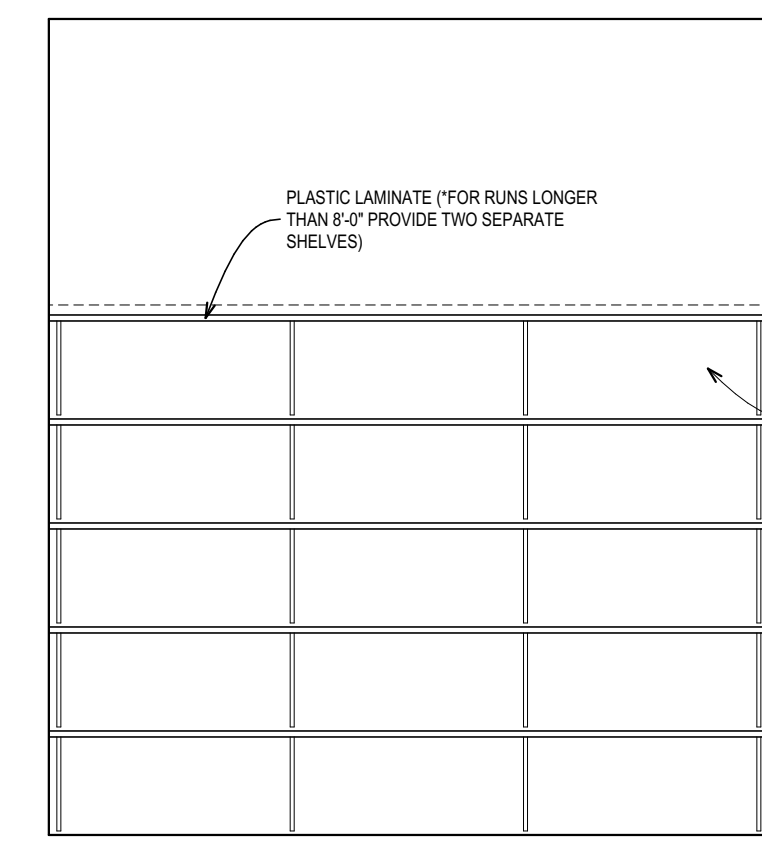
SEE PLAN FOR ACTUAL CONFIGURATION



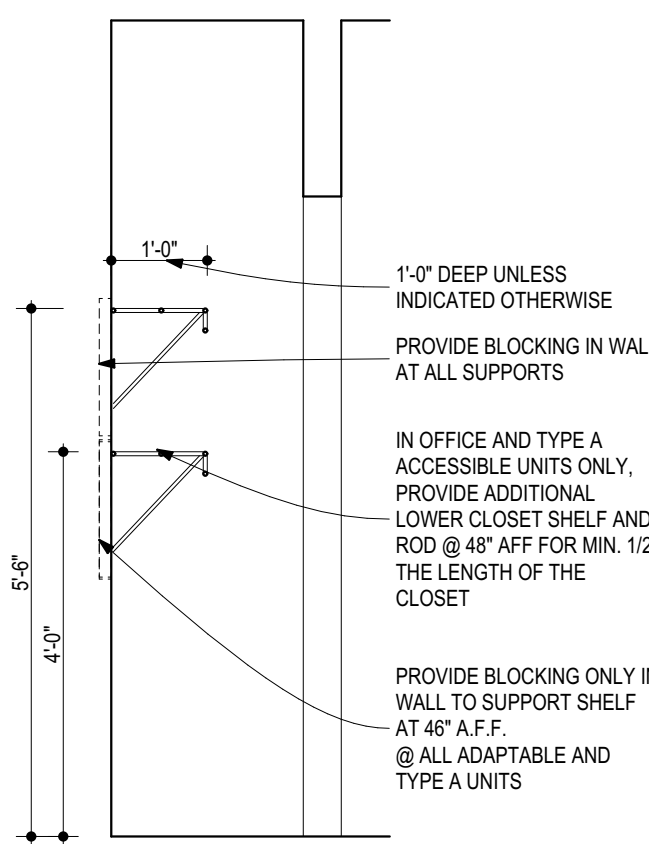
TYPICAL LINEN AND PANTRY CLOSET DETAIL (BEHIND CLOSET DOOR)



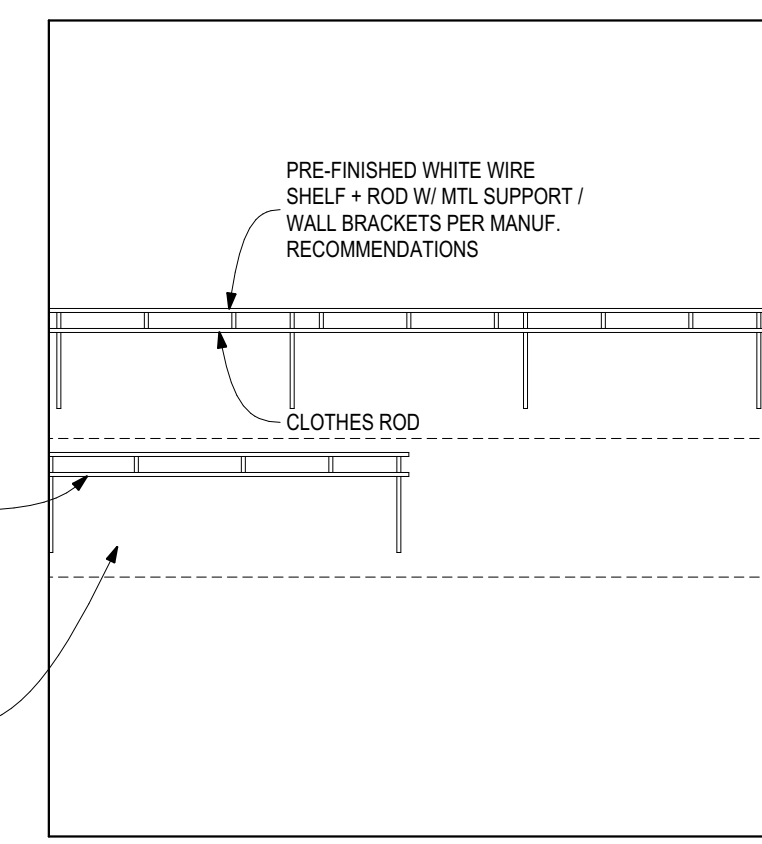
TYPICAL LINEN AND PANTRY DETAIL (NOT ENCLOSED; PLAM)



SEE PLAN FOR ACTUAL CONFIGURATION



TYPICAL CLOSET DETAIL



SEE PLAN FOR ACTUAL CONFIGURATION

- CLOSET, LINEN, PANTRY NOTES**
1. SEE PLAN FOR ACTUAL CONFIGURATION AND LENGTH
 2. PROVIDE ADDITIONAL SUPPORT BRACKETS FOR SHELVING AND ROD WHEN LENGTH EXCEEDS 4'-6"
 3. PROVIDE BLOCKING IN WALL TO SUPPORT ALL SHELVES AND RODS
 4. A PORTION OF EACH OF EACH CLOSET SHELF AND ROD SHALL HAVE A FORWARD OR PARALLEL ACCESSIBLE APPROACH PER ICC/ANSI A117.1-2003 702.

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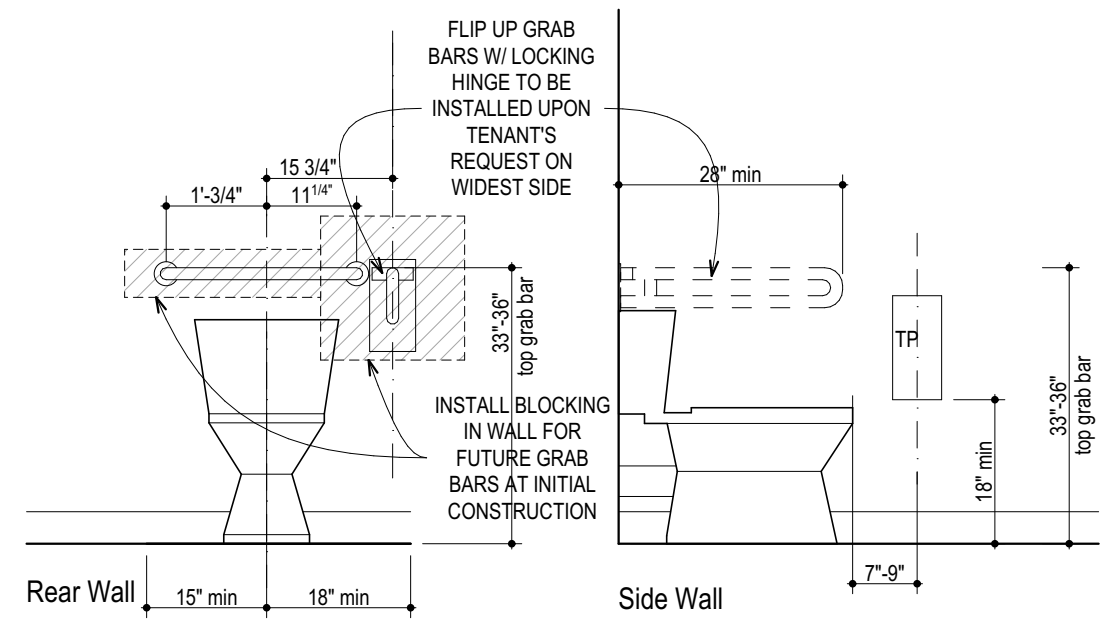
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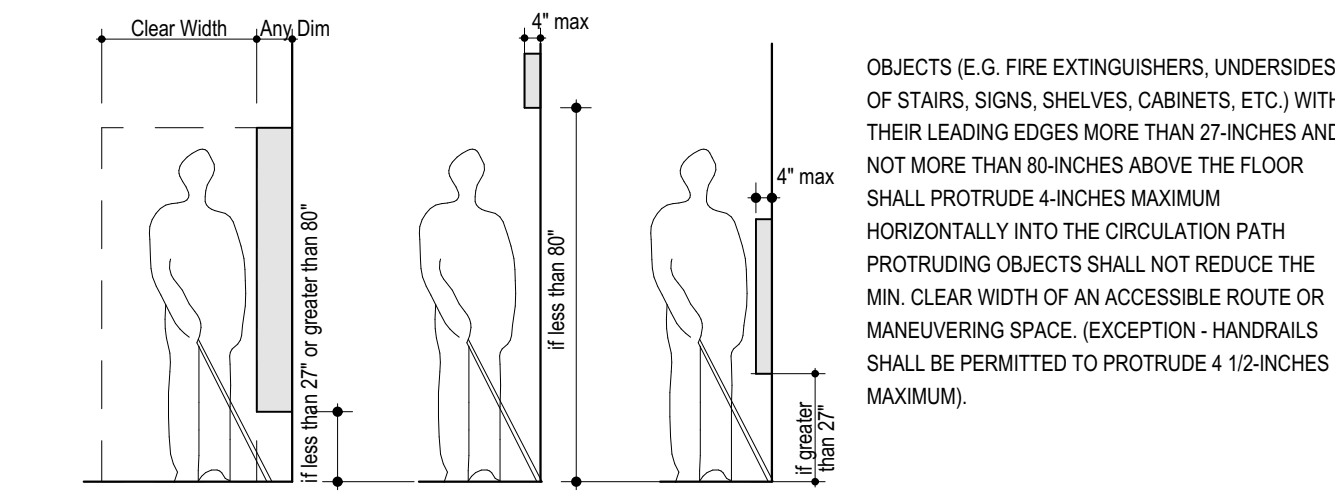
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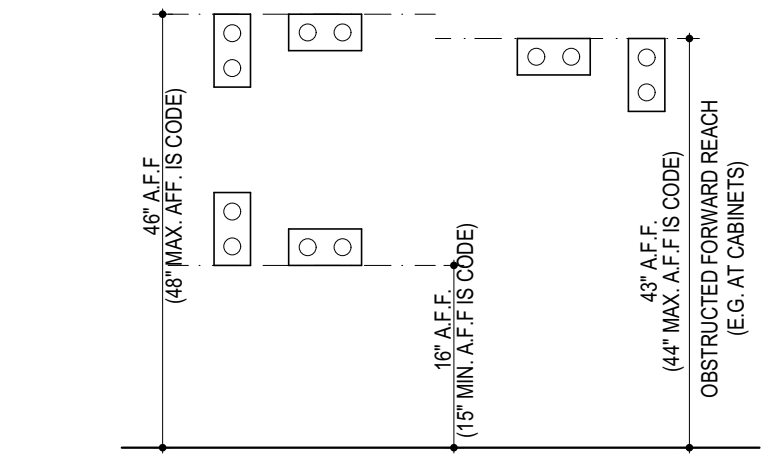
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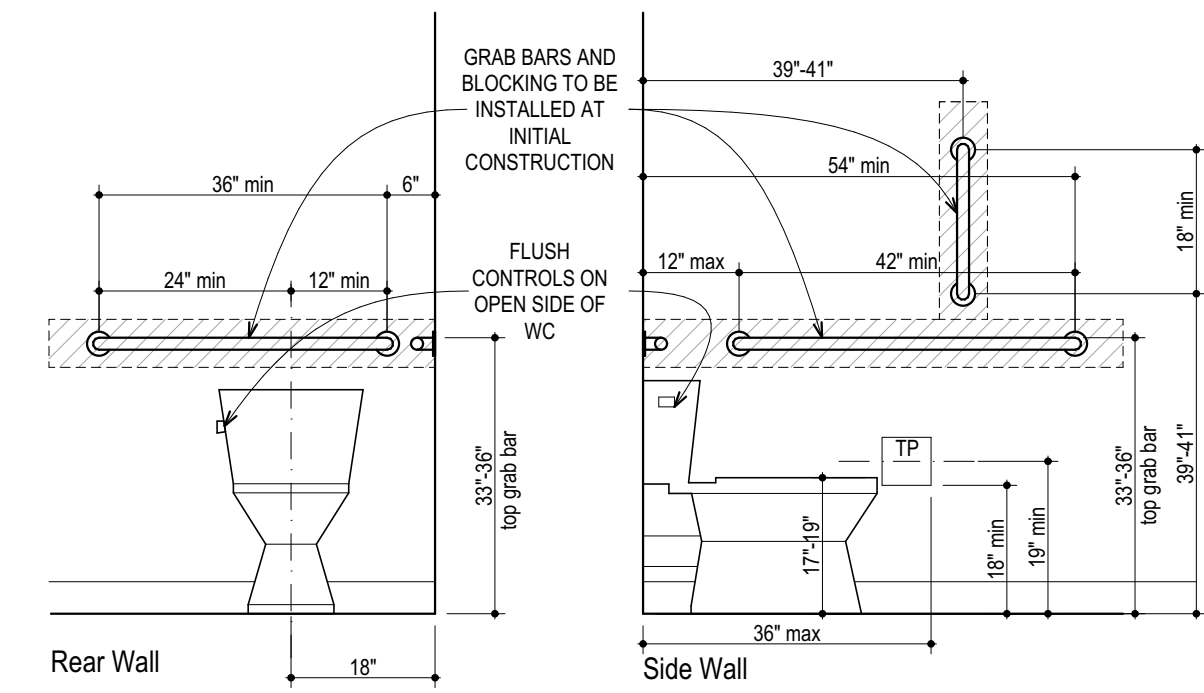
14 504/ A / Type A Toilet w/ Flip Up Grab Bars
SCALE: 1/2" = 1'-0"



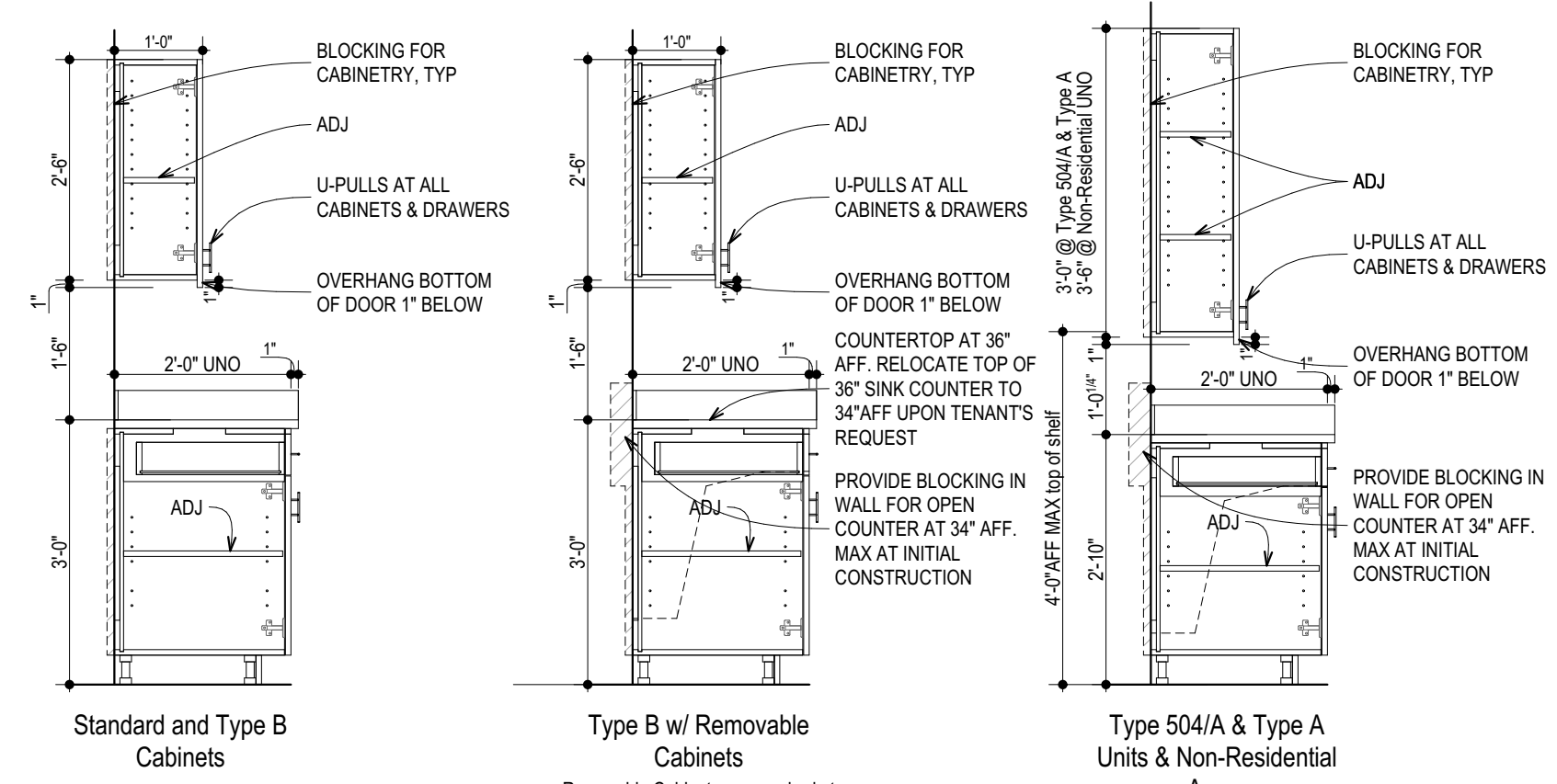
13 Protruding Objects
SCALE: 1/2" = 1'-0"



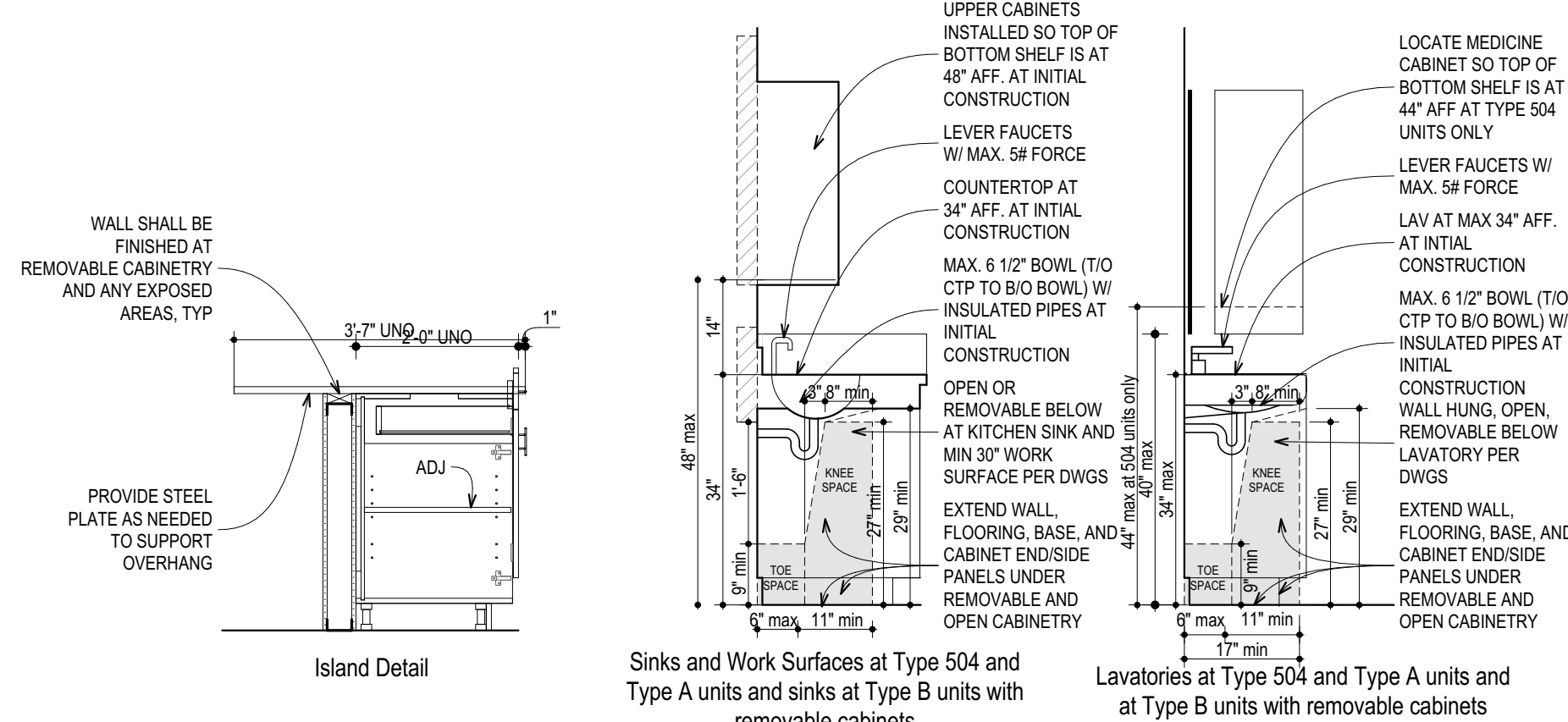
12 Typical Operable Parts and Operating Controls
SCALE: 1/2" = 1'-0"



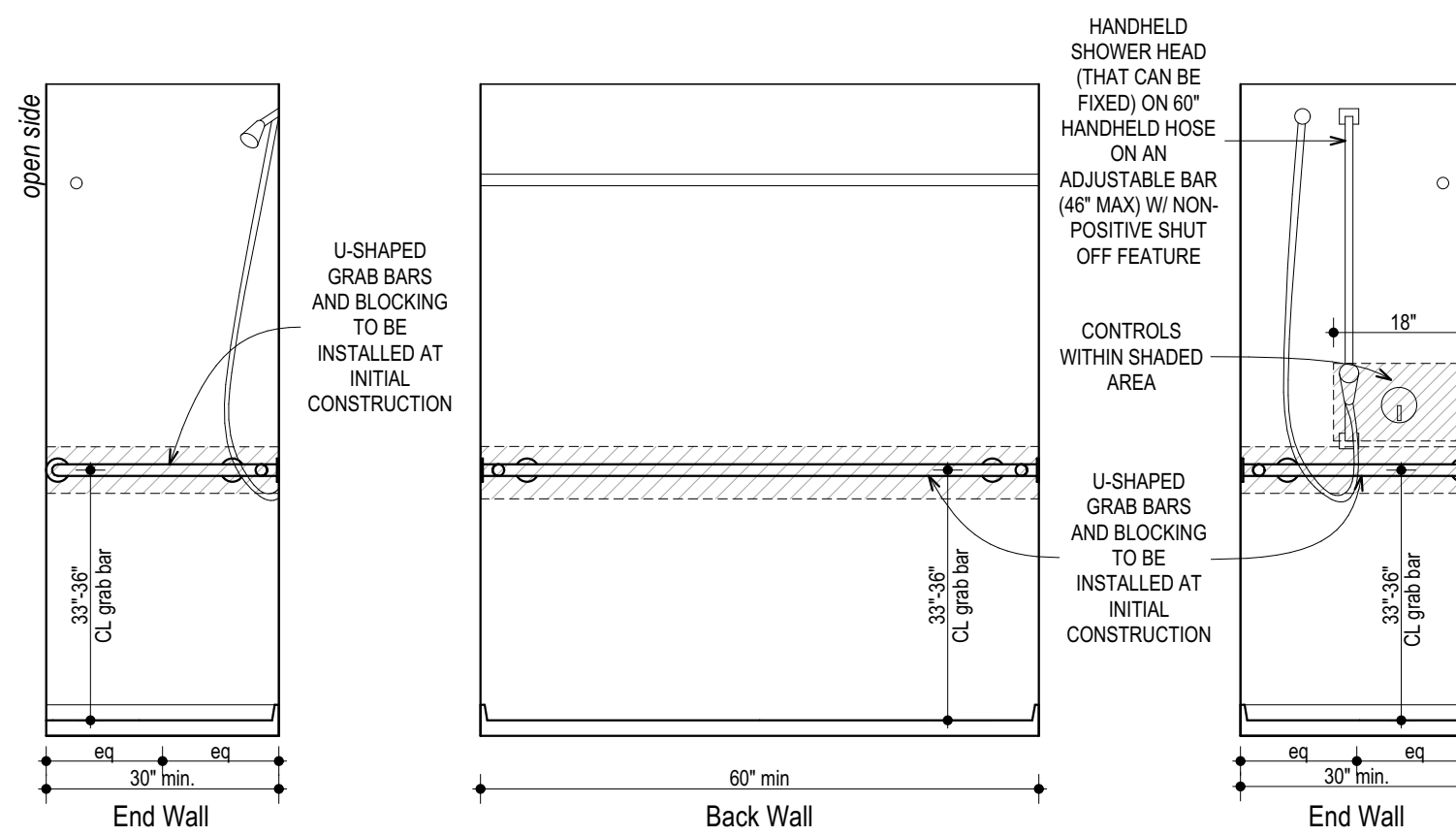
11 Common Area Toilet for Residents and Guests Only
SCALE: 1/2" = 1'-0"



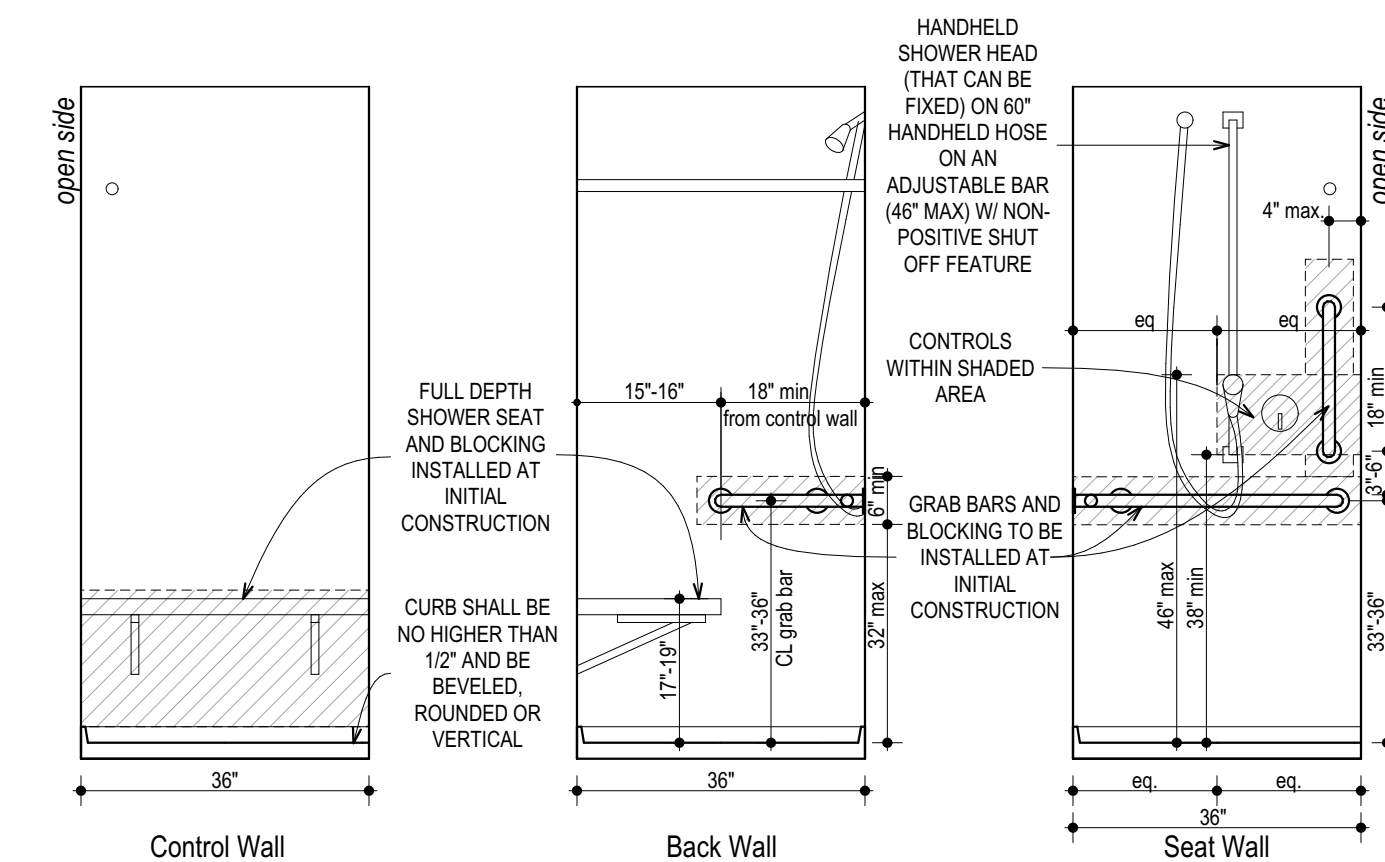
10 Cabinet Heights, Knee and Toe Clearances, Sinks
SCALE: 1/2" = 1'-0"



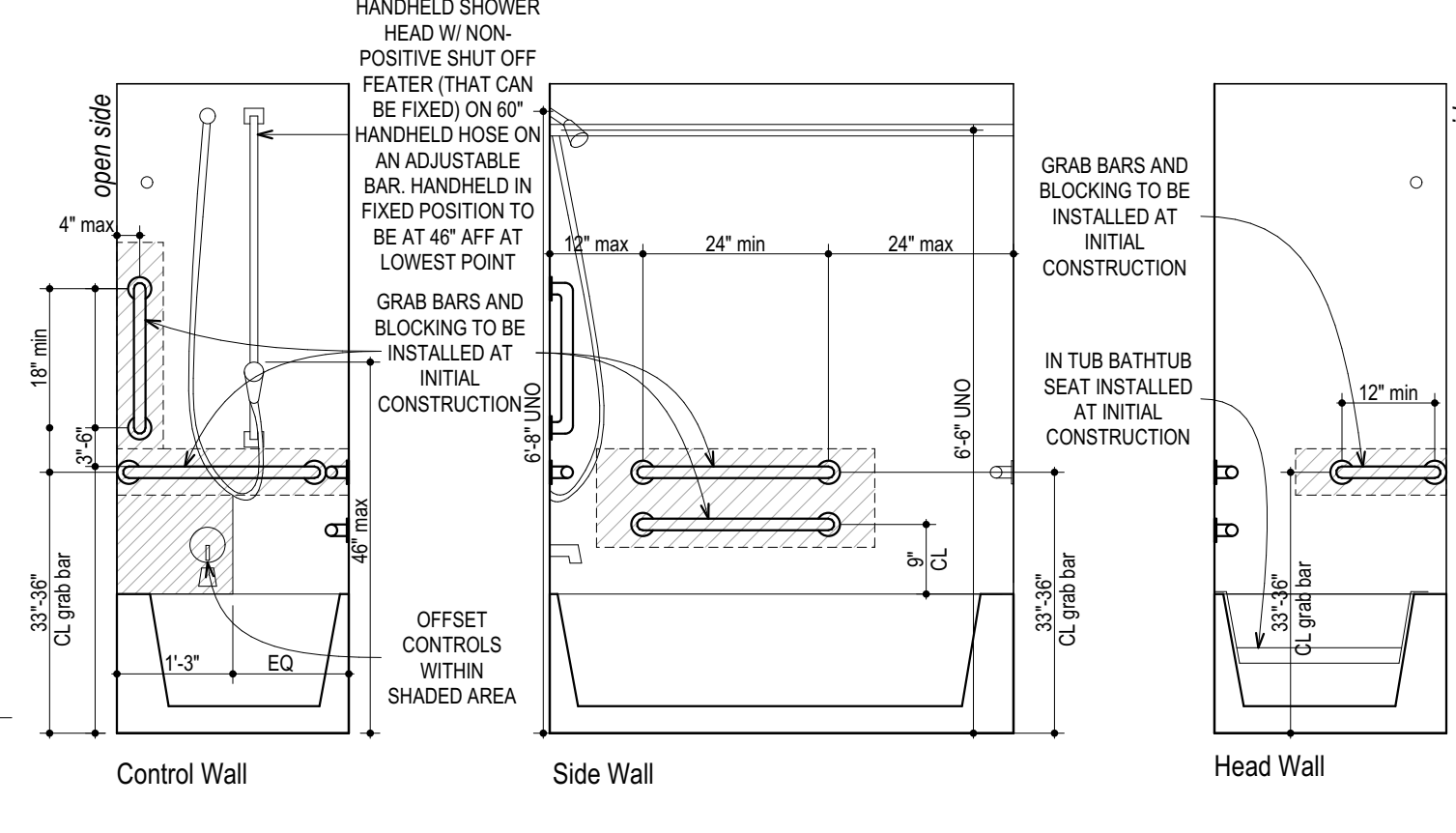
9 Public Accommodation Toilet per ADA
SCALE: 1/2" = 1'-0"



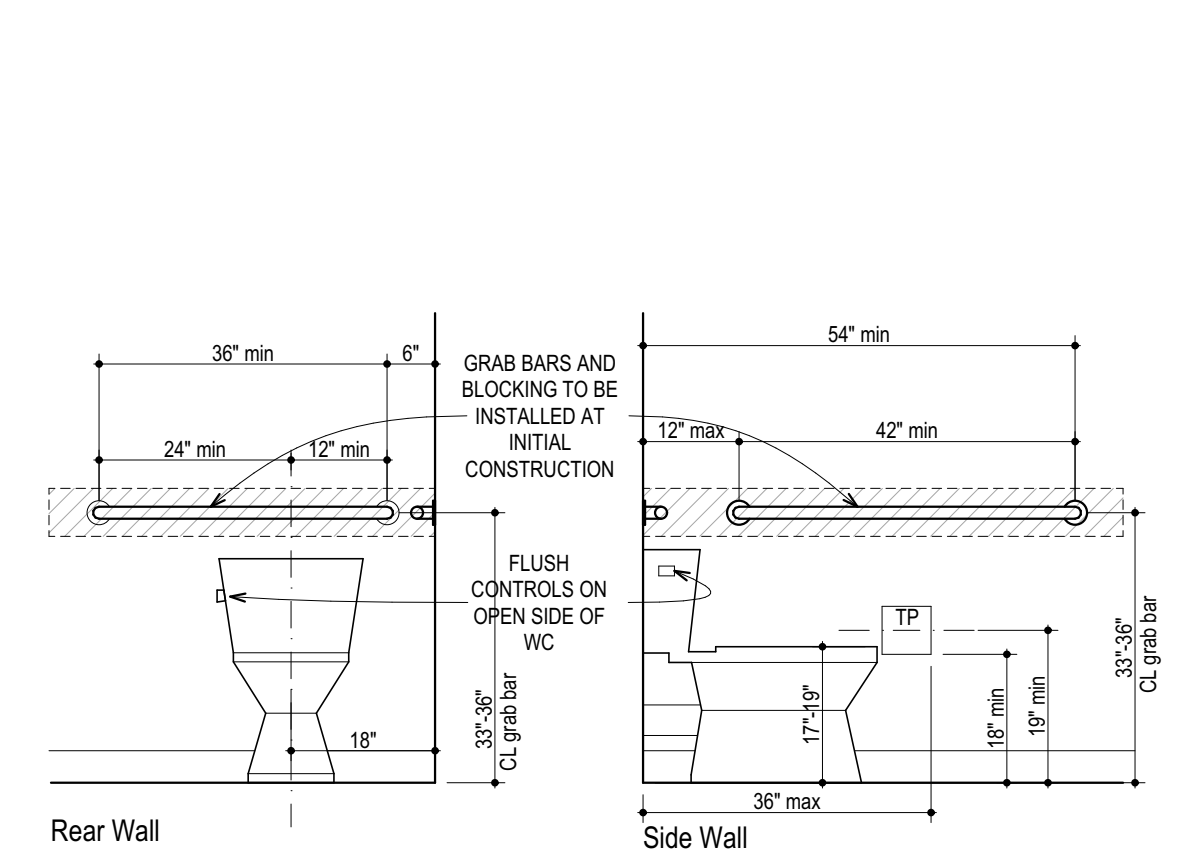
8 Type 504 Standard Roll-in Shower
SCALE: 1/2" = 1'-0"



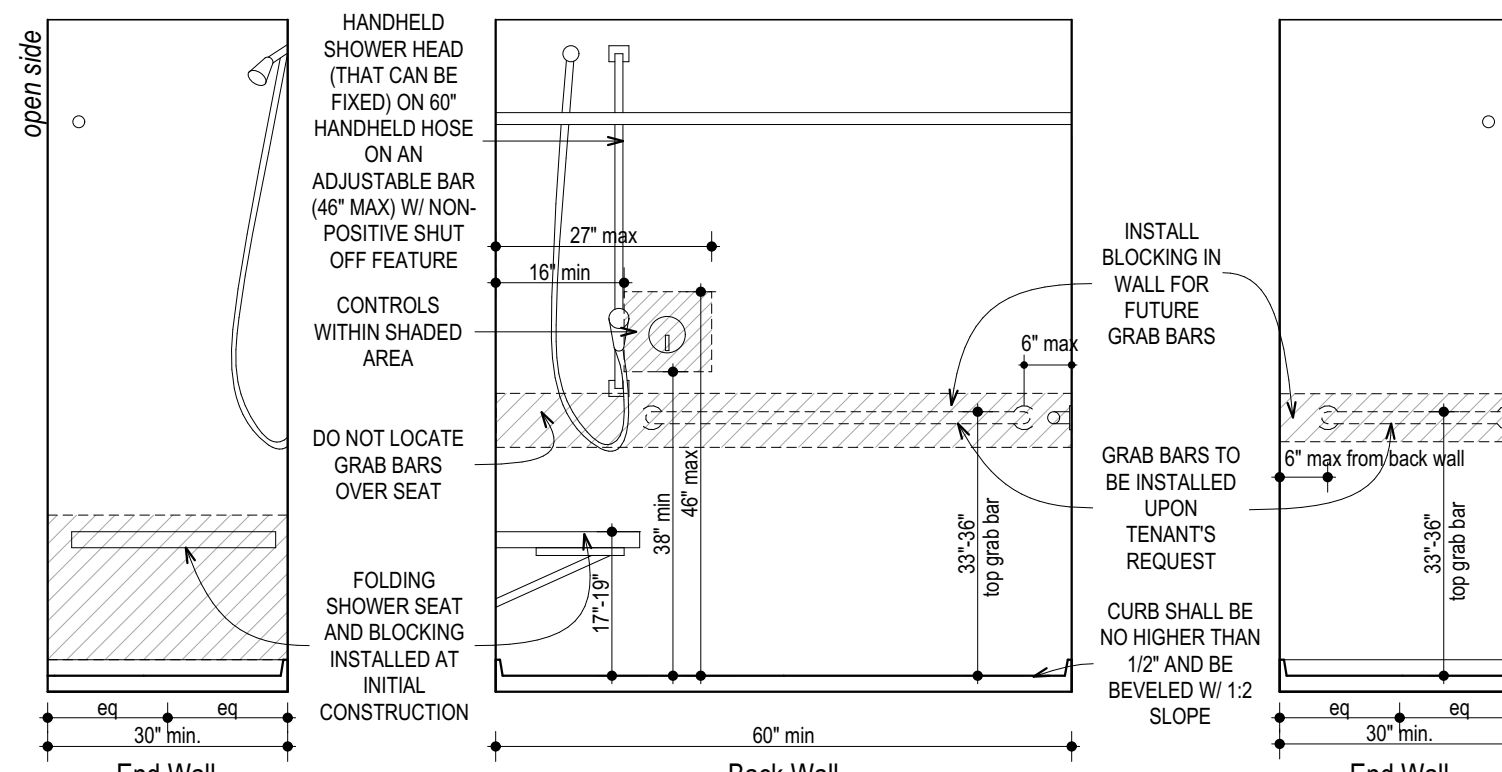
7 Type 504 Transfer Shower
SCALE: 1/2" = 1'-0"



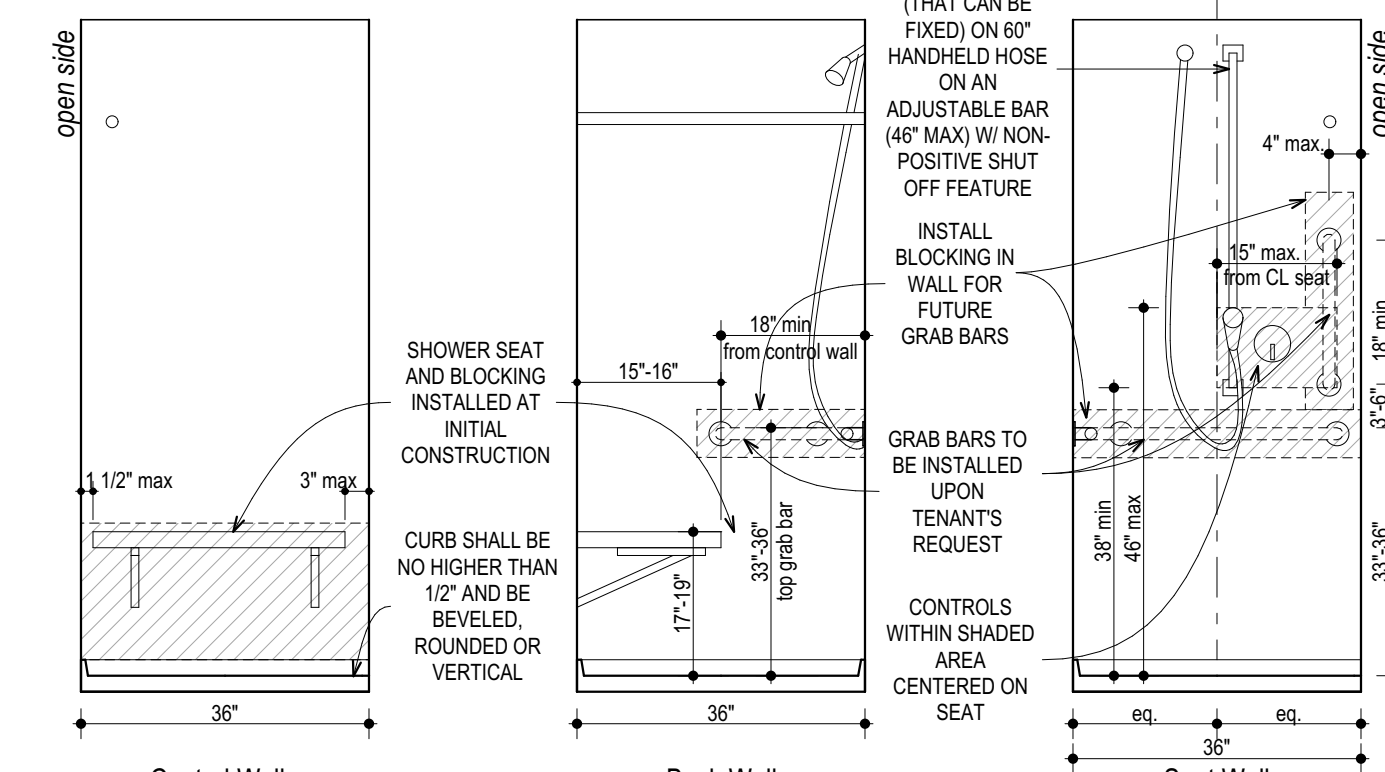
6 Type 504 Bathtub
SCALE: 1/2" = 1'-0"



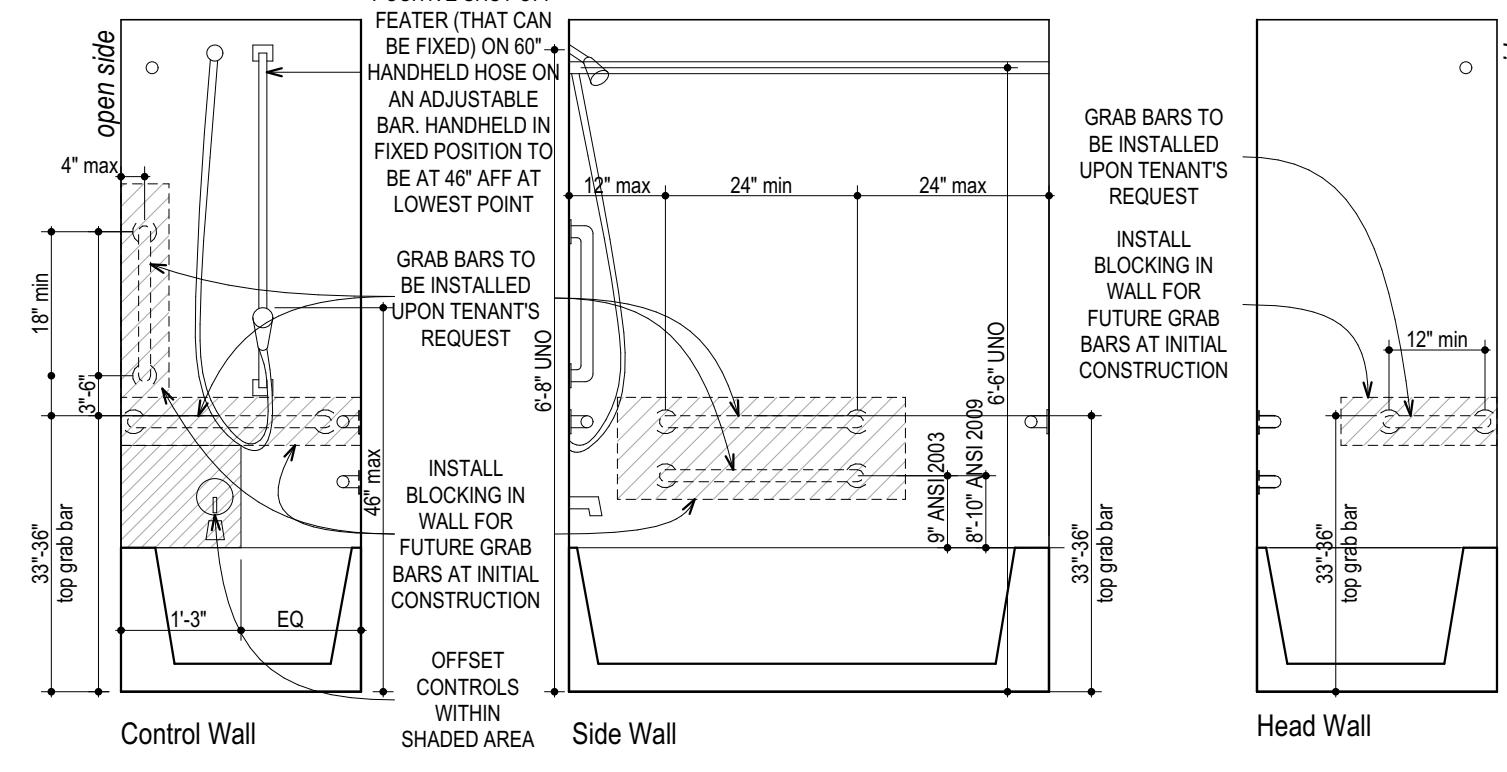
5 Type 504 Toilet
SCALE: 1/2" = 1'-0"



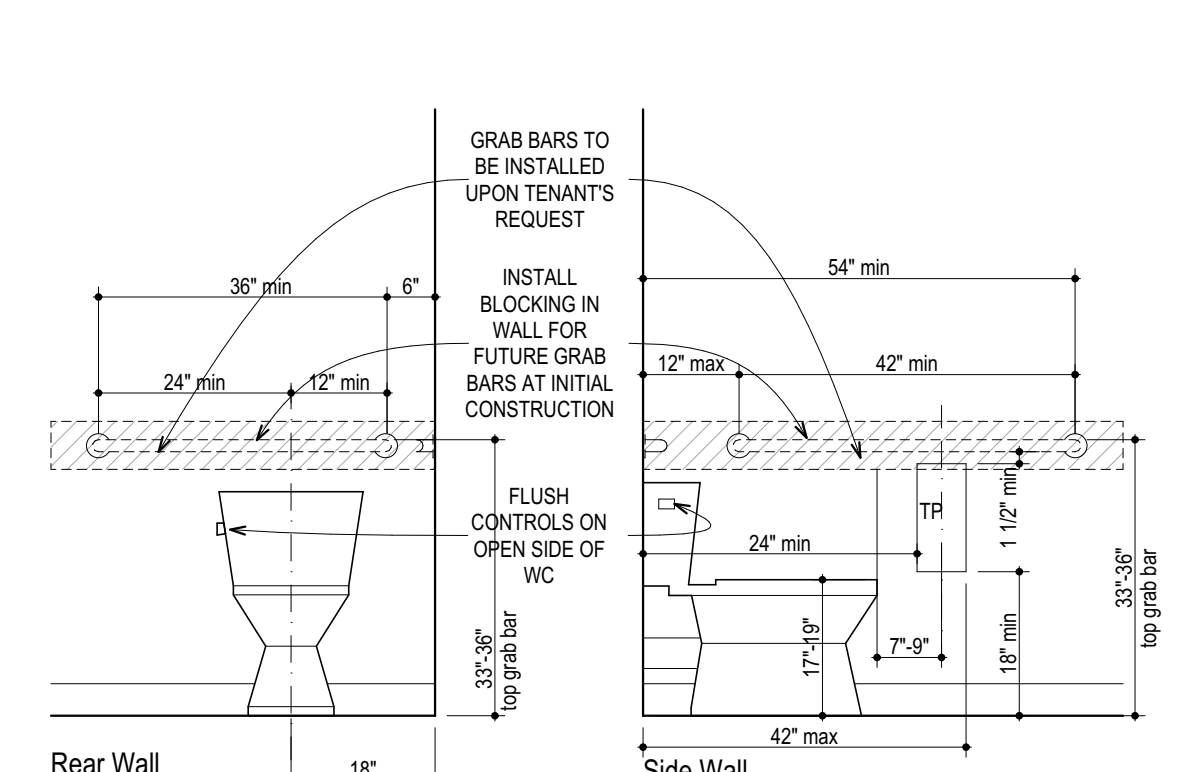
4 Type A Standard Roll-in Shower w/ Folding Seat
SCALE: 1/2" = 1'-0"
NOTE: Fixed shower seat is permitted where seat does not overlap 30" x 60" clear floor space.



3 Type A Transfer Shower
SCALE: 1/2" = 1'-0"



2 Type A Bathtub
SCALE: 1/2" = 1'-0"



1 Type A Toilet
SCALE: 1/2" = 1'-0"

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Typical Accessibility Details

A-601

DESIGN LOAD CRITERIA

1. BUILDING CODE: CHICAGO BUILDING CODE 2019
2. LIVE LOADS:
RESIDENTIAL 40 PSF
EXTERIOR DECK 100 PSF
3. SUPERIMPOSED DEAD LOADS:
PARTITIONS 5 PSF
M+E+P 5 PSF
4. WIND LOADS:
RISK CATEGORY (II)
BASIC DESIGN WIND SPEED 107 MPH
WIND EXPOSURE (B)
INTERNAL PRESSURE COEFF. (GC_{pi}) ±0.18
MAIN WIND FORCE RESISTING SYSTEM 20 PSF
5. SNOW LOADS:
GROUND SNOW 25 PSF
SNOW DRIFT PER ANSI/ASCE 7-16
6. EARTHQUAKE LOADS
RISK CATEGORY (II)
IMPORTANCE FACTOR, I_e 1.00
MAPPED MCE_e S_s 0.125
MAPPED MCE_e S₁ 0.066
SITE CLASS (D)
PARAMETER S_{ps} 0.133
PARAMETER S_{pt} 0.103
DESIGN CATEGORY (A)
8. THRUSTS ON HANDRAILS AND GUARDS: (1607.8.1)
HANDRAILS AND GUARDS SHALL BE DESIGNED TO RESIST A LINEAR LOAD OF 50 PLF, APPLIED AT THE TOP OF THE RAILING OR A CONCENTRATED LOAD OF 200 POUNDS IN ANY DIRECTION, WHICHEVER PRODUCES THE GREATEST STRESS. INTERMEDIATE RAILS (ALL THOSE EXCEPT THE HANDRAIL), BULUSTERS AND PANNEL FILLERS SHALL BE DESIGNED TO RESIST A CONCENTRATED LOAD OF 50 POUNDS IN ACCORDANCE WITH SECTION 4.5.1.1 OF ASCE 7.

GENERAL NOTES

1. THE STRUCTURAL DRAWINGS AND SPECIFICATIONS ARE ONE PART OF THE CONTRACT DOCUMENTS AND SHALL BE USED IN CONJUNCTION WITH THE REMAINING PARTS OF THE CONTRACT DOCUMENTS.
2. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING THE STRUCTURAL DRAWINGS WITH ARCHITECTURAL, MECHANICAL, PLUMBING AND ELECTRICAL DRAWINGS FOR LOCATION AND PLACEMENT OF ALL INSERTS, HANGERS, SLEEVES, DUCTWORK, OPENINGS, ETC., THAT ARE REQUIRED BY THE ARCHITECT AND/OR EQUIPMENT.
3. THE GENERAL CONTRACTOR SHALL VERIFY AND COORDINATE ALL DIMENSIONS SHOWN ON THE STRUCTURAL DRAWINGS WITH THE ARCHITECTURAL, MECHANICAL, ELECTRICAL, PLUMBING AND FIRE PROTECTION DRAWINGS. ANY DISCREPANCY SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT AND STRUCTURAL ENGINEER PRIOR TO PROCEEDING WITH WORK.
4. DRAWINGS ARE NOT TO BE SCALED IN FIELD. WRITTEN DIMENSIONS TAKE PRECEDENCE OVER DRAWN DIMENSIONS.
5. THE CONTRACTOR IS RESPONSIBLE FOR LIMITING THE AMOUNT OF CONSTRUCTION LOAD IMPOSED ON THE STRUCTURE SO THAT NOT TO EXCEED THE ALLOWABLE FLOOR LOADING INDICATED IN THE DRAWINGS. CONSTRUCTION LOADS SHALL NOT EXCEED THE CAPACITY OF THE FRAMING AT THE TIME THE LOADS ARE IMPOSED.
6. THE CONTRACTOR SHALL MAKE NO DEVIATION FROM THE DESIGN DRAWINGS WITHOUT THE WRITTEN APPROVAL OF THE ARCHITECT AND STRUCTURAL ENGINEER.
7. SUBMIT SHOP DRAWINGS PREPARED BY CONTRACTORS, SUPPLIERS, ETC. FOR REVIEW BY STRUCTURAL ENGINEER FOR CONFORMANCE WITH DESIGN INTENT. DO NOT START WORK WITHOUT SUCH REVIEW. THE GENERAL CONTRACTOR MUST REVIEW ALL SHOP DRAWINGS PRIOR TO SUBMITTAL TO THE STRUCTURAL ENGINEER.
8. THE CONTRACTOR SHALL VERIFY ALL NEW AND EXISTING DIMENSIONS BY MEASUREMENTS AND SURVEY AT THE JOB SITE BEFORE PROCEEDING WITH SHOP DRAWINGS. ANY DEVIATIONS FROM EXISTING CONDITIONS SHOWN ON THE DRAWINGS MAY REQUIRE MODIFICATIONS TO THE CONTRACT DOCUMENTS.
9. THE STRUCTURE IS DESIGNED TO FUNCTION AS A UNIT UPON COMPLETION. PROVIDE TEMPORARY SHORING, BRACING AND SUPPORT AS REQUIRED TO MAINTAIN STRUCTURAL INTEGRITY DURING CONSTRUCTION.
10. IF A DISCREPANCIES FOUND BETWEEN THE STRUCTURAL DRAWINGS, DETAILS, AND SPECIFICATIONS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY, FOR RESOLUTION PRIOR TO PROCEEDING WITH WORK.
11. ALL DETAILS, SECTIONS, AND NOTES ARE INTENDED TO BE TYPICAL FOR SIMILAR CONDITIONS AND SITUATIONS, UNLESS NOTED OTHERWISE ON THE DRAWINGS.
12. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES AND PROCEDURES.
13. ALL CONSTRUCTION SHALL BE PERFORMED IN CONFORMANCE WITH THE BUILDING AND DESIGN CODES REFERENCED WITHIN THESE DOCUMENTS.
14. THE CONTRACTOR SHALL DESIGN, PROVIDE, INSTALL AND MAINTAIN UNDERPINNING, SHORING, AND BRACING AS REQUIRED FOR THE SUPPORT AND PROTECTION OF SURROUNDING EXISTING PROPERTY, BUILDINGS, UTILITIES, UTILITY EQUIPMENT, ETC.

STRUCTURAL STEEL

1. ALL STRUCTURAL STEEL WORK SHALL CONFORM TO THE ANSI/AISC 360-16 "SPECIFICATION FOR STRUCTURAL STEEL BUILDINGS", EFFECTIVE JULY 7, 2016, AND THE ANSI/AISC 360-13 "CODE OF STANDARD PRACTICE FOR STEEL BUILDINGS AND BRIDGES", EFFECTIVE JUNE 15, 2016, EXCEPT AS NOTED BELOW OR IN THE PROJECT SPECIFICATION.
2. STRUCTURAL STEEL SHALL CONFORM TO THE FOLLOWING STANDARDS AND MATERIAL PROPERTIES, U.N.O.:

(A) WDE FLANGE SHAPES ASTM A992
(B) CHANNEL & MC'S ASTM A36
(C) ANGLES, CONNECTION PLATES ASTM A36
(D) STEEL PIPES ASTM A53, GRADE B
(E) STEEL TUBES ASTM A500, GRADE C
(F) ANCHOR RODS ASTM F154, GRADE 55
(G) HEADED STUD SHEAR CONNECTORS ASTM A108
3. ALL BOLTS, NUTS AND WASHERS SHALL CONFORM TO THE REQUIREMENTS OF ASTM A325. ALL BOLTS SHALL BE 3/4" DIAMETER, MINIMUM.
4. ALL CONNECTIONS SHALL BE DESIGNED AND DETAILED BY THE FABRICATOR, USING RATIONAL ENGINEERING DESIGN AND STANDARD PRACTICE IN ACCORDANCE WITH THE REQUIREMENTS OF THE CONTRACT DOCUMENTS. THE CONNECTIONS CALCULATIONS SHALL BE SIGNED AND SEALED BY A STRUCTURAL ENGINEER LICENSED IN THE STATE OF ILLINOIS. THE GENERAL DETAILS SHOWN ON THE DRAWINGS ARE CONCEPTUAL ONLY AND, UNLESS SPECIFICALLY NOTED, DO NOT INDICATE THE REQUIRED NUMBER OF BOLTS OR WELD SIZES.
5. THE FABRICATOR/ERECTOR SHALL SUBMIT TO THE ARCHITECT, FOR REVIEW, ENGINEERED DRAWINGS CHECKED BY THE GENERAL CONTRACTOR SHOWING SHOP FABRICATION DETAILS, FIELD ASSEMBLY DETAILS AND ERECTION DIAGRAMS FOR ALL STRUCTURAL STEEL. ALL SHOP DRAWINGS MUST BE COMPLETE FOR ALL STRUCTURAL STEEL WITH BEAM SIZES, MARKS, ETC., SHOWN ON ERECTION PLANS.
6. ALL CONNECTIONS, UNLESS INDICATED OTHERWISE, SHALL BE SIMPLE SHEAR CONNECTIONS UTILIZING HIGH STRENGTH BEARING BOLTS IN SINGLE OR DOUBLE SHEAR WITH THREADS EXCLUDED FROM THE SHEAR PLANE. THE MINIMUM NUMBER OF BOLTS PER CONNECTION SHALL BE TWO (2).
7. STEEL BEAMS AND GIRDER CONNECTION SHALL BE DESIGNED USING ALLOWABLE STRENGTH METHOD FOR THE FOLLOWING UNFACTORED VERTICAL SHEAR REACTIONS, UNLESS NOTED OTHERWISE ON THE DRAWINGS:

W10, C10 20 KIPS
8. FURNISH AND INSTALL MISCELLANEOUS STEEL SUCH AS CURBS, HANGERS, STRUTS, BRACKETS, BRACES, ETC. AS CALLED FOR OR AS NECESSARY PER THE ARCHITECTURAL, MECHANICAL OR ELECTRICAL DRAWINGS.
9. ALL STRUCTURAL STEEL MEMBERS SHALL BE STRAIGHT AND FREE OF TWIST. COLUMN BEARING ENDS SHALL BE TRUE AND SQUARE. ALL COLUMNS SHALL BE PLUMB AND LEVEL BEARING.
10. ALL BEAMS SHALL BE FABRICATED WITH THE NATURAL CAMBER UP.
11. ALL COPES, HOLES, OPENINGS AND MODIFICATIONS REQUIRED IN STRUCTURAL STEEL MEMBERS FOR ERECTION OR THE WORK OF OTHER TRADES SHALL BE SHOWN ON THE SHOP DRAWINGS FOR APPROVAL BY THE ARCHITECT/STRUCTURAL ENGINEER.
12. FIELD MODIFICATION OF STRUCTURAL STEEL IS PROHIBITED WITHOUT PRIOR APPROVAL OF THE ARCHITECT/STRUCTURAL ENGINEER.
13. ALL STEEL EXPOSED TO THE ELEMENTS OF WEATHER OR CORROSION SHALL RECEIVE ONE COAT OF APPROVED SHOP PAINT IN ADDITION TO RUST INHIBITIVE FIELD PAINT AS SPECIFIED IN ARCHITECTURAL SPECIFICATIONS.
14. AFTER FABRICATION, ALL STEEL SHALL BE CLEANED OF ALL RUST, LOOSE MILL SCALE AND OTHER FOREIGN MATERIALS. PRIMING IS REQUIRED FOR ALL STRUCTURAL STEEL, EXCEPT IN AREAS TO BE FIREPROOFED.
15. ALL WELDING ELECTRODES SHALL BE E70XX. MINIMUM FILLET WELD SIZE SHALL COMPLY WITH THE AISC REQUIREMENTS, BUT SHALL NOT BE LESS THAN 3/16 INCH, UNLESS NOTED OTHERWISE.
16. ALL WELDING WORK SHALL CONFORM TO THE AWS D1.1 STRUCTURAL WELDING CODE, LATEST EDITION, AND SHALL BE PERFORMED BY AWS CERTIFIED WELDERS.
17. SHOP AND FIELD TESTING AND INSPECTION OF STRUCTURAL STEEL FABRICATION AND ERECTION WORK, INCLUDING WELDED AND BOLTED CONNECTIONS, SHALL BE AS REQUIRED IN THE SPECIFICATION.

SAWN LUMBER

1. ALL GRADES OF LUMBER SHALL BE RATED BY THE SOUTHERN PINE INSPECTION BUREAU (SPIB), OR THE WESTERN WOOD PRODUCTS ASSOCIATION (WWPA). LUMBER GRADES SHALL BE AS FOLLOWS, WITH A MAXIMUM MOISTURE CONTENT OF 19%:

(A) DOUGLAS FIR-LARCH NO. 2
(B) SPRUCE-PINE-FIR NO. 1/NO. 2
2. PROVIDE STANDARD CUT WASHERS FOR BOLT HEADS AND NUTS BEARING ON WOOD.
3. PRESSURE TREAT ALL WOOD IN CONTACT WITH CONCRETE OR MASONRY.
4. MINIMUM NAILED CONNECTIONS FOR WOOD FRAMING MEMBERS SHALL BE IN ACCORDANCE WITH THE LOCAL BUILDING CODE, IF NO OTHER CRITERIA IS GIVEN.
5. CONNECTORS SHOWN ON DETAILS ARE MANUFACTURED BY SIMPSON. WRITTEN APPROVAL BY ENGINEER IS REQUIRED FOR SUBSTITUTIONS.

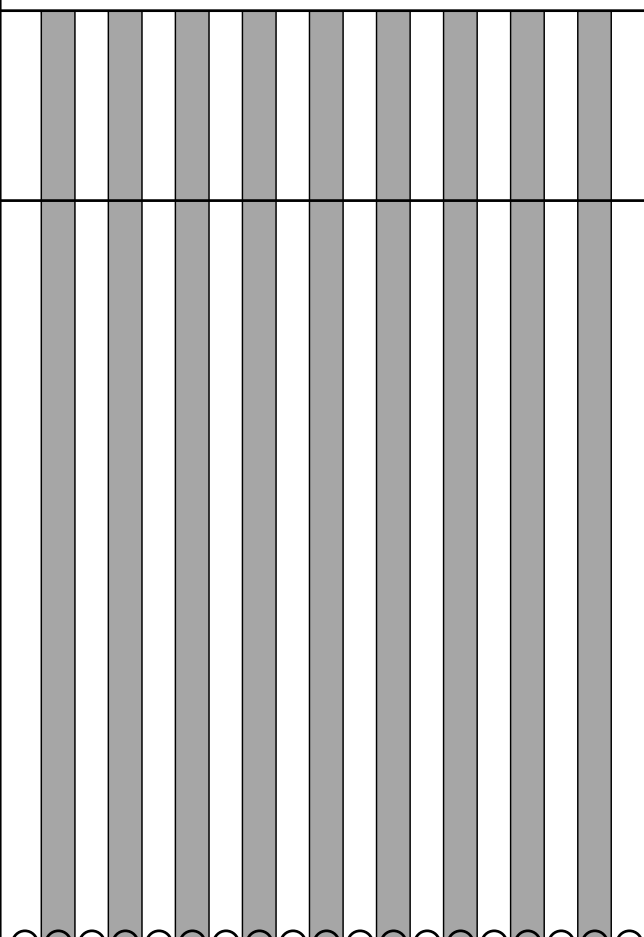
STRUCTURAL ENGINEER:



AP Engineering PC
Consulting Structural Engineers
990 Grove Street, Suite 408
Evanston, IL 60201
t: (847) 328-9983
ap-structural.com

AP ENGINEERING PC
PROFESSIONAL NO. 164 004755-003 EXPIRES 04/30/2025
ALEXANDER PELLACK
ILLINOIS LICENSE 081 005813 EXPIRES 11/30/2024

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY, TO THE BEST OF MY KNOWLEDGE, WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.



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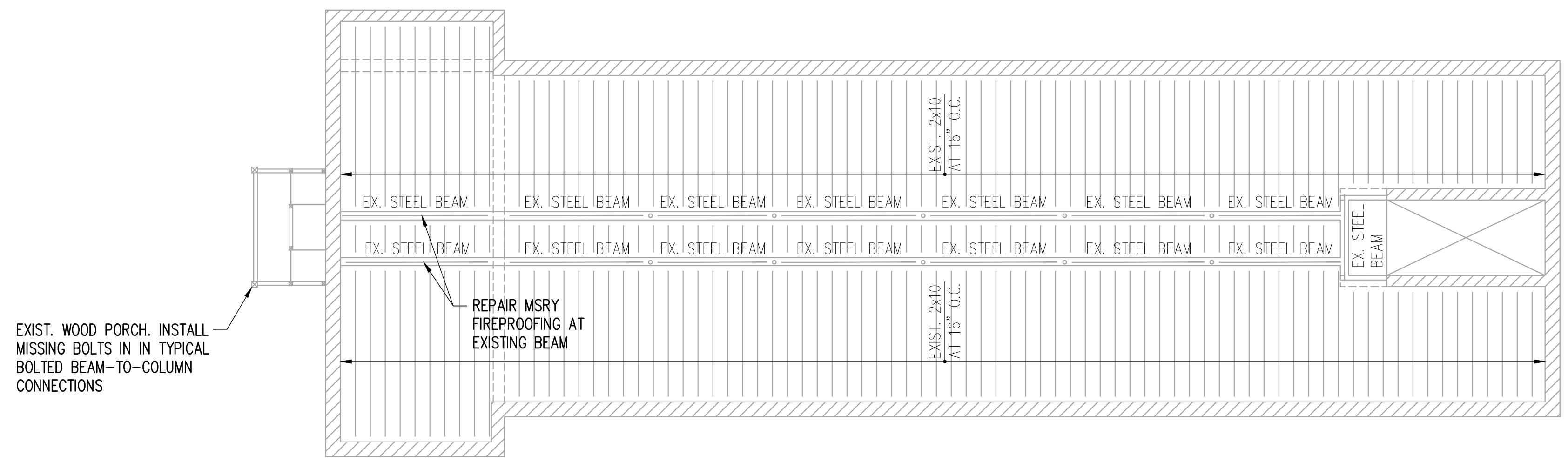
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**GENERAL STRUCTURAL
NOTES**

S0.1

2024.01.03
ISSUE FOR 50% DD

REFER TO ARCHITECTURAL DRAWINGS
FOR MORE INFORMATION REGARDING
MASONRY REPAIRS



SECOND FLOOR FRAMING PLAN
SCALE: 1/8" = 1'-0"

- NOTES:
1. VERIFY ALL DIMENSIONS AND ELEVATIONS WITH ARCH. DWGS.
2. SEE SHEET S0.1 FOR GENERAL STRUCTURAL NOTES.

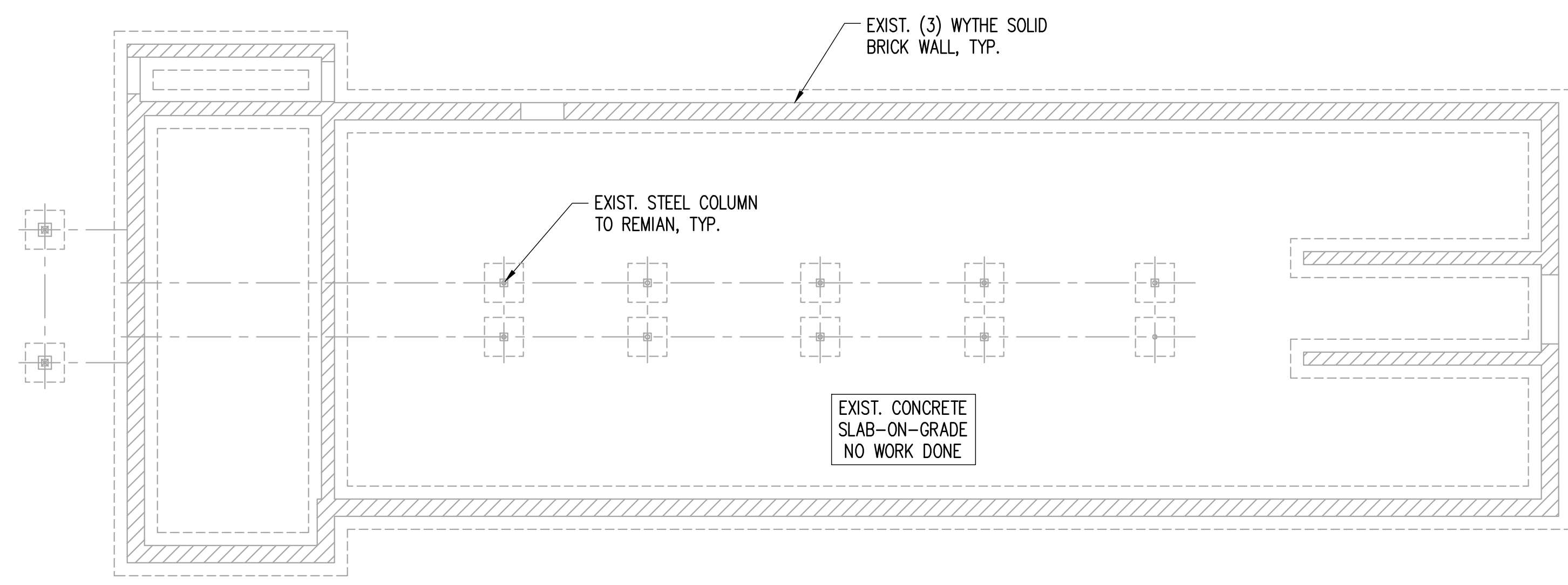
EXIST. WOOD PORCH. INSTALL
MISSING BOLTS IN IN TYPICAL
BOLTED BEAM-TO-COLUMN
CONNECTIONS

REPAIR MSRY
FIREPROOFING AT
EXISTING BEAM

EXIST. 2x10
AT 16" O.C.

EXIST. 2x10
AT 16" O.C.

EX. STEEL
BEAM



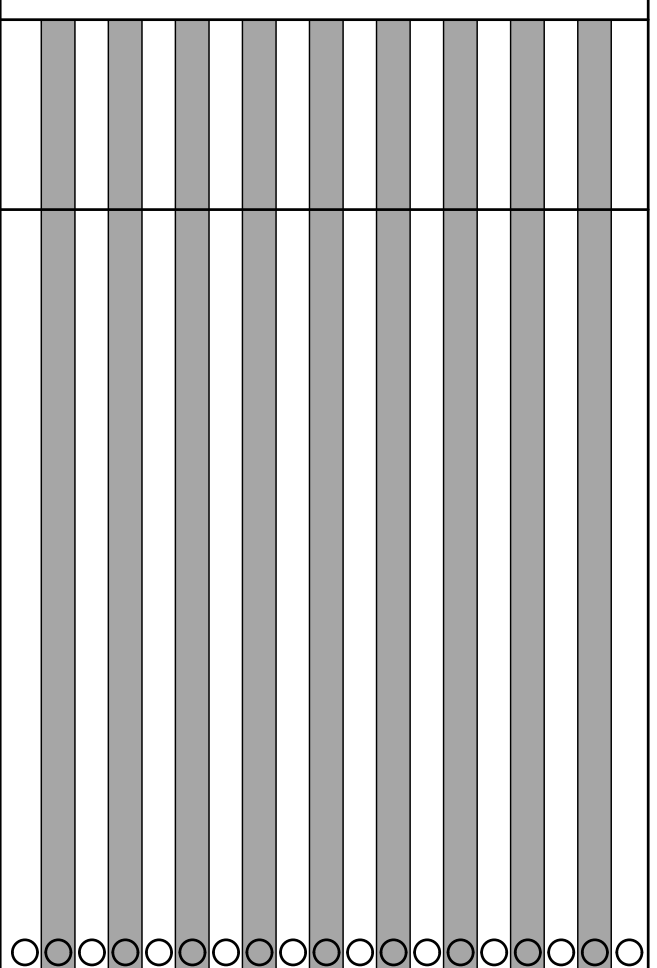
GROUND FLOOR PLAN
SCALE: 1/8" = 1'-0"

- NOTES:
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2. SEE SHEET S0.1 FOR GENERAL STRUCTURAL NOTES.

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Consulting Structural Engineers
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Evanston, IL 60201
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ap-structural.com

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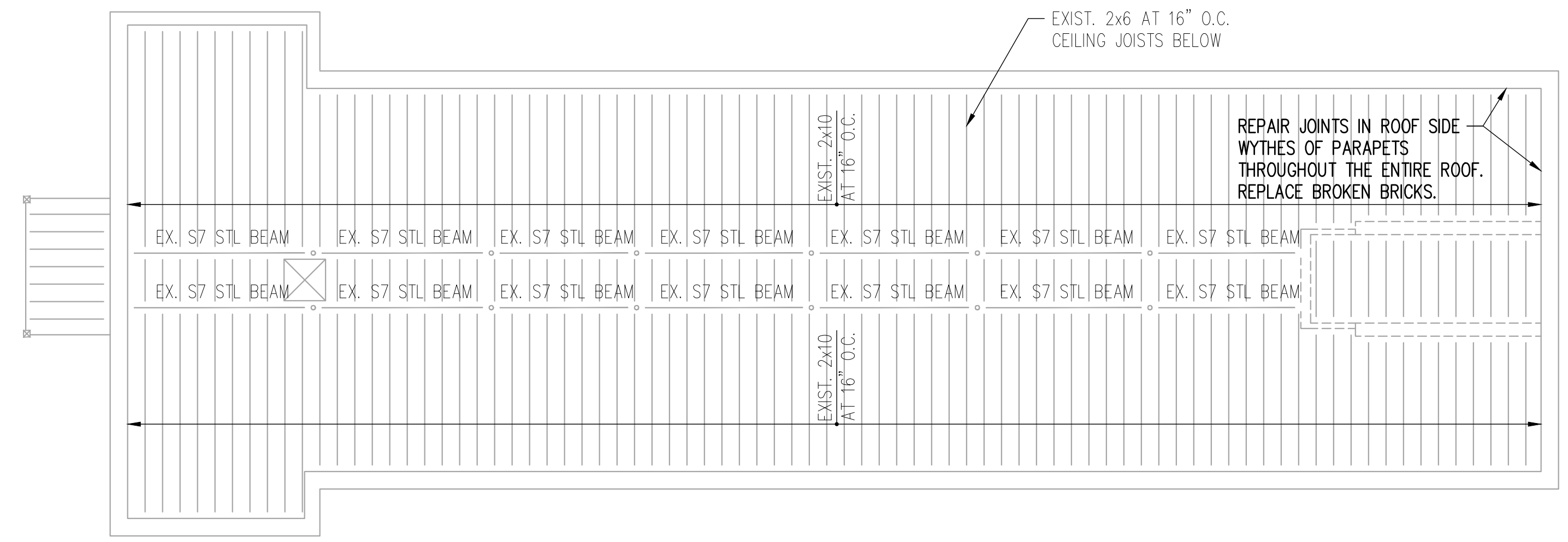
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FOUNDATION AND FIRST
FLOOR FRAMING PLAN

S1.1

ISSUE FOR 50% DD

REFER TO ARCHITECTURAL DRAWINGS FOR MORE INFORMATION REGARDING MASONRY REPAIRS



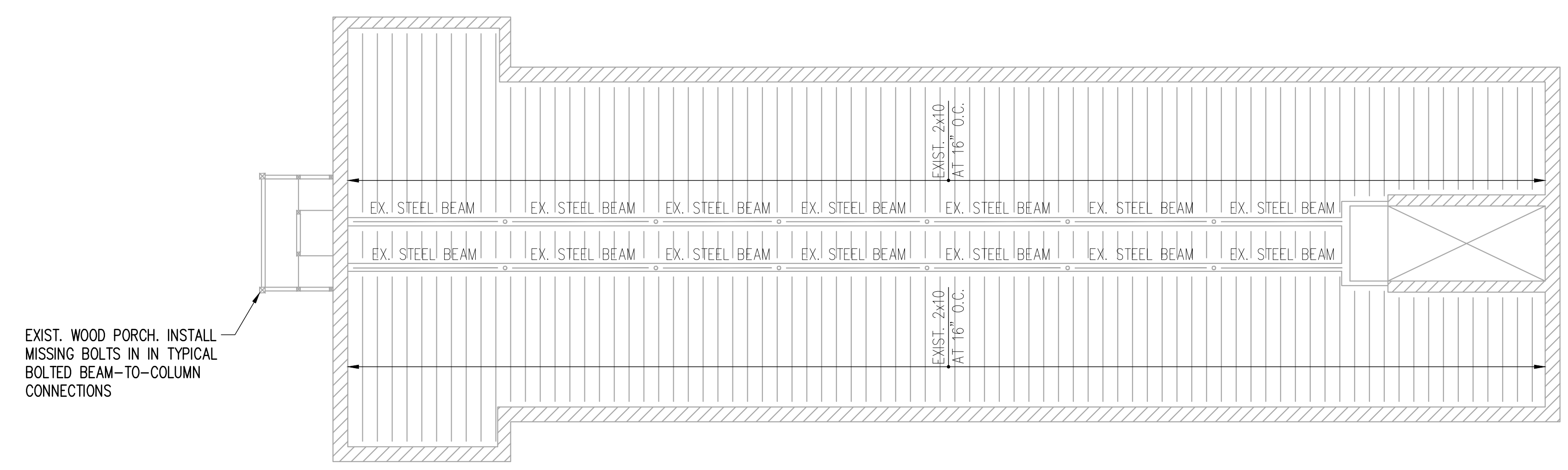
ROOF FRAMING PLAN
SCALE: 1/8" = 1'-0"

- NOTES:
1. VERIFY ALL DIMENSIONS AND ELEVATIONS WITH ARCH. DWGS.
2. SEE SHEET S0.1 FOR GENERAL STRUCTURAL NOTES.

STRUCTURAL ENGINEER:
AP Engineering PC
Consulting Structural Engineers
990 Grove Street, Suite 408
Evanston, IL 60201
t: (847) 328-9983
ap-structural.com

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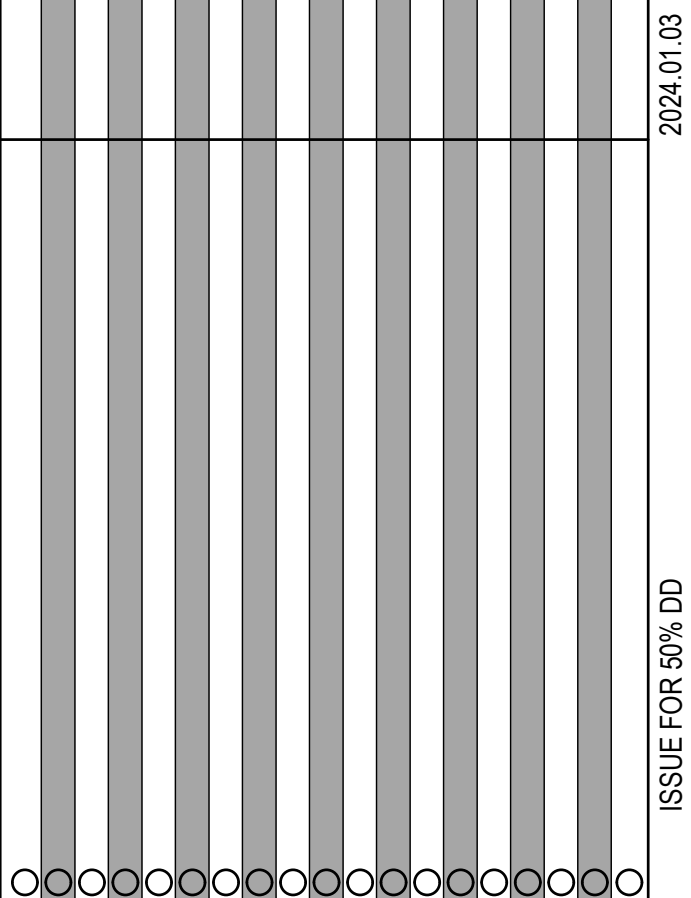
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THIRD & FOURTH FLOOR FRAMING PLAN
SCALE: 1/8" = 1'-0"

- NOTES:
1. VERIFY ALL DIMENSIONS AND ELEVATIONS WITH ARCH. DWGS.
2. SEE SHEET S0.1 FOR GENERAL STRUCTURAL NOTES.

EXIST. WOOD PORCH. INSTALL MISSING BOLTS IN IN TYPICAL BOLTED BEAM-TO-COLUMN CONNECTIONS



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SECOND AND THIRD FLOOR FRAMING PLAN

S1.2

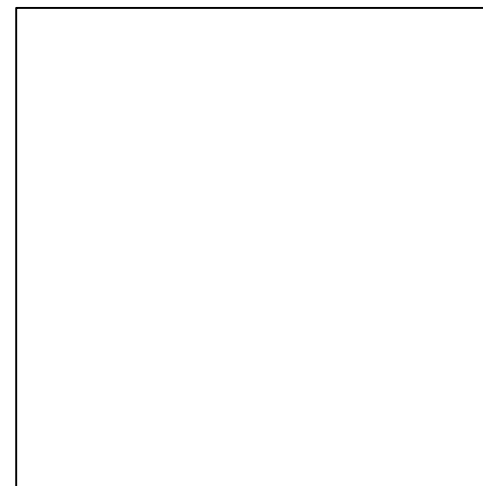
HVAC GENERAL NOTES:

1. THIS CONTRACTOR SHALL FURNISH AND INSTALL ALL EQUIPMENT, MATERIAL AND LABOR NECESSARY TO COMPLETE THE HVAC AND RELATED SYSTEMS AS SHOWN AND IMPLIED FROM THESE NOTES AND DRAWINGS. THE HVAC CONTRACTOR SHALL FURNISH AND INSTALL ALL EQUIPMENT AND APPURTENANCES NECESSARY FOR COMPLETE WORKING HVAC SYSTEMS.
2. THE HVAC/MECHANICAL CONTRACTOR AND ALL SUBCONTRACTORS ARE TO VERIFY THE EXACT SCOPE AND RESPONSIBILITY OF THEIR WORK WITH THE OWNER/GENERAL CONTRACTOR PRIOR TO THE START OF THEIR WORK.
3. ALL SUBCONTRACTORS SHALL COORDINATE WITH THE GENERAL CONTRACTOR FOR THE SCOPE OF FIRE STOPPING AROUND ALL PENETRATIONS THROUGH ALL FIRE-RATED WALLS AND CEILINGS. FIRE-STOPPING SHALL BE EQUAL IN FIRE-RATING TO WALLS, FLOORS AND CEILINGS WHICH PENETRATIONS PASS THROUGH. SEE ARCHITECTURAL PLANS FOR FIRE-RATING REQUIREMENTS. FIRE STOPPING INSTALLATION SHALL BE BY THIS CONTRACTOR UNLESS NOTED OTHERWISE.
 - A. FOR LARGER OPENINGS WITH MULTIPLE PENETRATING MEMBERS, AN INTUMESCENT COMPOSITE SHEET SHALL BE PROVIDED AND INSTALLED ACCORDING TO THE LISTED UL ASSEMBLY INSTRUCTIONS. PROVIDE SPECSEAL COMPOSITE SHEET OR EQUAL.
 - B. AN ENGINEERING JUDGEMENT MAY BE PROVIDED BY THE CONTRACTOR FOR ALTERNATE FIRESTOPPING METHODS.
4. ALL MATERIALS, WORKMANSHIP AND INSTALLATION SHALL COMPLY WITH ALL APPLICABLE BUILDING CODES, ADDENDA AND ORDINANCES AS DEFINED BY THE AUTHORITY HAVING JURISDICTION AS OF THE DATE OF THIS DRAWING RELEASE. THE INSTALLATION SHALL ALSO MEET PUBLISHED OWNER REQUIREMENTS AS WELL AS THE FOLLOWING CODES, INCLUDING, BUT NOT LIMITED TO, IHDA, ENTERPRISE GREEN COMMUNITIES, DOH, IDPH, ASHRAE AND SMACNA CODES, AS WELL AS THE LATEST OSHA REQUIREMENTS. WHERE ANY PART OF THE WORK INDICATED IS NOT IN ACCORDANCE WITH THESE REQUIREMENTS, THIS CONTRACTOR SHALL NOTIFY THE ARCHITECT AND MAKE ALL CHANGES REQUIRED BY THE ENFORCING AUTHORITIES IN A MANNER APPROVED BY THE ARCHITECT AND WITHOUT ADDITIONAL COST TO THE OWNER. ALL WORKMANSHIP SHALL BE FIRST CLASS IN EVERY RESPECT AND PERFORMED ONLY BY SKILLED TRADESMEN. ALL EQUIPMENT TO BE UL LISTED.
5. THE HVAC CONTRACTOR AND ALL SUBCONTRACTORS ARE TO GUARANTEE ALL WORK AND MATERIAL FOR 12 MONTHS FROM DATE OF FINAL COMPLETION OF THE PROJECT AGAINST ALL DEFECTS OF MATERIAL, EQUIPMENT AND WORKMANSHIP. ALL DEFECTS SHALL BE CORRECTED AT NO COST TO THE OWNER DURING THE GUARANTEE PERIOD. THIS CONTRACTOR SHALL SUBMIT TO GENERAL CONTRACTOR HIS OWN AND EACH EQUIPMENT MANUFACTURERS WRITTEN CERTIFICATES WARRANTING THAT EACH ITEM OF EQUIPMENT FURNISHED COMPLIES WITH ALL REQUIREMENTS OF THE DRAWINGS AND SPECIFICATIONS. THE CONTRACTOR SHALL ALSO WARRANT EXISTING EQUIPMENT THAT HAS BEEN RECOMMISSIONED AS PART OF THIS WORK.
6. THE HVAC CONTRACTOR SHALL PROVIDE ALL TEMPORARY HEATING AND COOLING REQUIREMENTS DURING CONSTRUCTION AS REQUIRED BY THE ARCHITECT AND GENERAL CONTRACTOR. NO NEW OR EXISTING HVAC EQUIPMENT SHALL BE USED FOR TEMPORARY CONDITIONING UNLESS RETURN OPENINGS ARE FULLY PROTECTED WITH CONSTRUCTION FILTERS AND THE USE IS EXPLICITLY AUTHORIZED BY EQUIPMENT MANUFACTURER TO NOT VOID THE WARRANTY. THE CONTRACTOR SHALL ADDITIONALLY WARRANT EQUIPMENT THAT IS INITIATED PRIOR TO THE SUBSTANTIAL COMPLETION DATE TO MEET THE PROJECT WARRANTY REQUIREMENT.
7. VERIFICATION OF EXISTING CONDITIONS
 - A. THE MECHANICAL CONTRACTOR SHALL VISIT THE SITE AND SHALL FAMILIARIZE HIMSELF WITH EXISTING CONDITIONS WHICH WILL AFFECT THE WORK TO BE PERFORMED. VERIFY WITH THE BUILDING OWNER IF ANY EXISTING ITEMS MAY BE REUSED AS PART OF THE SCOPE OF WORK, AND INSPECT THE CONDITION OF SUCH ITEMS. THE SUBMISSION OF A PROPOSAL BY THIS CONTRACTOR SHALL BE CONCLUSIVE EVIDENCE THAT THESE SITE EVALUATIONS AND CORRESPONDENCE HAVE BEEN MADE. NO ALLOWANCE SHALL SUBSEQUENTLY BE MADE ON THE CONTRACTOR'S BEHALF FOR EXTRA EXPENSE INCURRED DUE TO FAILURE OR NEGLIGENCE ON THEIR PART TO MAKE THIS VISIT AND EXAMINATION.
 - B. VERIFY IN FIELD LOCATIONS OF EXISTING UTILITIES.
8. THE HVAC CONTRACTOR SHALL OBTAIN AND PAY FOR ALL NECESSARY PERMITS AS REQUIRED FOR HIS WORK AND PAY FOR ALL NECESSARY INSPECTIONS AS REQUIRED.
9. VERIFY FLOOR PLANS AND LAYOUTS WITH CURRENT ARCHITECTURAL FLOOR PLANS AND WITH THE GENERAL CONTRACTOR REVISIONS. ALL WORK SHALL BE LAID OUT BY HVAC CONTRACTOR AT THE BUILDING IN CONSULTATION WITH THE ARCHITECT, OWNER, GENERAL CONTRACTOR AND THOSE INSTALLING WORK UNDER OTHER TRADES.
10. THE GENERAL CONTRACTOR CONDITIONS, SUPPLEMENTARY CONDITIONS AND GENERAL REQUIREMENTS ARE PART OF THIS SCOPE OF WORK. THE INSTALLATION SHALL MEET OWNER GUIDELINES.
11. THE DRAWINGS & DIAGRAMS ARE SCHEMATIC. ACTUAL ROUTING OF ALL DUCTWORK AND PIPING IS TO BE REVIEWED WITH THE GENERAL CONTRACTOR. THE HVAC CONTRACTOR IS RESPONSIBLE FOR CONFORMITY WITH REQUIREMENTS OF THE PLANS AND NOTES, CORRECT DETAILS AND FIT OF THE PARTS WHEN ASSEMBLED.
12. THIS CONTRACTOR SHALL FOLLOW DRAWINGS IN LAYING OUT WORK AND CHECKING DRAWINGS OF OTHER TRADES TO VERIFY SPACES IN WHICH WORK WILL BE INSTALLED. MAINTAIN MAXIMUM HEADROOM AND SPACE CONDITIONS AT ALL POINTS. WHERE HEADROOM OR SPACE CONDITIONS APPEAR INADEQUATE, ENGINEER SHALL BE NOTIFIED BEFORE PROCEEDING WITH INSTALLATION.
13. UNLESS NOTED OTHERWISE, ALL NEWLY INSTALLED MECHANICAL EQUIPMENT AND MATERIALS SHALL BE NEW AND OF THE BEST QUALITY.
14. SEE MECHANICAL EQUIPMENT SPECIFIED IN THESE CONSTRUCTION DOCUMENTS. SUBSTITUTIONS FOR SPECIFIED EQUIPMENT ARE ACCEPTABLE IF APPROVED BY THE ARCHITECT/ENGINEER OR OWNER IN WRITING. ALL EQUIPMENT SHALL BEAR A UL LABEL.
15. THE HVAC CONTRACTOR SHALL COOPERATE TO ELIMINATE CONFLICTS WITH OTHER TRADES AND SHALL BE RESPONSIBLE FOR ALL CONFLICTS BETWEEN HIS WORK AND THAT OF OTHERS. SPECIFICALLY, BUT NOT LIMITED TO PLUMBING, ELECTRICAL AND CARPENTRY CONTRACTORS.
16. THE HVAC CONTRACTOR IS RESPONSIBLE FOR ALL CUTTING AND PATCHING CAUSED BY THE HVAC SCOPE OF WORK UNLESS DIRECTED OTHERWISE BY THE GENERAL CONTRACTOR. THIS CONTRACTOR IS NOT TO CUT ANY STRUCTURAL MEMBER.
17. LABOR SHALL BE PERFORMED RAPIDLY, CONSISTENT WITH THE PROJECT SCHEDULE AND IN A WORKMANLIKE MANNER TO THE SATISFACTION OF THE GENERAL CONTRACTOR AND OWNER.
18. THIS CONTRACTOR SHALL PROVIDE ALL NECESSARY SUPPORTS AND HANGERS FOR HVAC EQUIPMENT, DUCTING AND PIPING AS REQUIRED. SUPPORTS SHALL BE VIBRATION ISOLATION TYPE WHEN ATTACHED TO ROTATING OR VIBRATING EQUIPMENT OR SYSTEMS.
19. THE HVAC CONTRACTOR IS RESPONSIBLE FOR CLEANUP AND REMOVAL OF ANY LEFT-OVER MATERIAL OR RUBBISH CAUSED BY THE INSTALLATION OF THIS WORK. ALL SUCH MATERIAL SHALL BE REMOVED FROM THE JOB SITE DAILY OR AS REQUESTED BY THE GENERAL CONTRACTOR, ARCHITECT, OR OWNER.
20. PROTECT ALL EQUIPMENT, WORK AND MATERIAL FROM DAMAGE DUE TO ANY CAUSE.

21. TESTING OF THE ENTIRE HVAC AND RELATED SYSTEMS SHALL BE MADE, AND ALL COSTS INVOLVED SHALL BE INCLUDED AS PART OF THE CONTRACT. FURNISH ALL GAUGES, INSTRUMENTS, TEST EQUIPMENT AND PERSONNEL REQUIRED FOR THE TEST. ADJUST ALL EQUIPMENT TO PERFORM WITH THE LEAST POSSIBLE NOISE AND VIBRATION CONSISTENT WITH ITS DUTY. QUIETNESS OF OPERATION OF ALL EQUIPMENT IS A REQUIREMENT. ANY EQUIPMENT PRODUCING OBJECTIONABLE NOISE IN OCCUPIED SPACES SHALL BE REPAIRED OR REMOVED AND REPLACED WITH SATISFACTORY EQUIPMENT.
22. WHEREVER EXTENSIONS, CONNECTIONS OR CAPS ARE MADE TO EXISTING DUCTWORK OR PIPING; INSULATION DAMAGED FROM THIS WORK SHALL BE REPAIRED OR REPLACED IN MANNER TO MATCH EXISTING BY THE CONTRACTOR INVOLVED. ALL PIPING AND DUCTWORK WHICH IS TO BE ABANDONED IN PLACE SHALL BE CAPPED AND SEALED.
23. ALL EXISTING PIPE, DUCT, AND EQUIPMENT INSULATION WHICH IS DISCOVERED TO BE DAMAGED OR MISSING OR DEFECTIVE DURING CONSTRUCTION SHALL BE REPLACED OR RESTORED WITH NEW PRODUCTS THAT MEET THE PROJECT SPECIFICATIONS AND CURRENT CODE REQUIREMENTS.
 - A. PROVIDE VAPOR BARRIER TAPES AND SEALANTS ON ALL COLD WATER SERVICES IN ADDITION TO INSULATION TO MITIGATE CONDENSATION BUILDUP ON PIPING. REPAIR DAMAGED VAPOR BARRIERS DISCOVERED THROUGHOUT THE PROJECT.
25. AIR DISTRIBUTION:
 - X. DUCTWORK CONSTRUCTION: DUCTWORK SHALL BE FABRICATED FROM GALVANIZED SHEET METAL IN ACCORDANCE WITH THE STANDARDS OF THE AMERICAN SOCIETY FOR HEATING, REFRIGERATING AND AIR CONDITIONING ENGINEERS (ASHRAE) AND THE SHEET METAL AND AIR CONDITIONING CONTRACTORS NATIONAL ASSOCIATION (SMACNA). ALL BRANCHES SHALL BE FURNISHED WITH OPPOSABLE BLADE DAMPERS OR SIMILAR BALANCING DEVICES TO ACHIEVE AIRFLOW RATES SHOWN ON PLANS +/-10% OF LISTED CFM. PROVIDE ACCESS TO ALL BALANCING DEVICES. RETURN DUCTS MAINS SHALL BE CONSTRUCTED WITH A MINIMUM OF TWO 90 DEGREE BENDS, NO LINE OF SIGHT TO THE FAN INLET FROM THE RETURN GRILL, AND BE LINED A MINIMUM OF 10' FROM THE UNIT FOR SOUND ATTENUATION.
 - Y. VENTILATION SYSTEMS SHALL BE BALANCED BY AN APPROVED METHOD. PROVIDE A TEST AND BALANCE REPORT TO THE MUNICIPALITY PRIOR TO THE FINAL INSPECTION FOR THEIR FILE. ALSO PROVIDE A COPY TO THE FIELD INSPECTOR AT TIME OF FINAL INSPECTION.
 - Z. ALL DUCTWORK SHALL BE SUSPENDED AS HIGH AS POSSIBLE FOR MAXIMUM HEAD HEIGHTS AND CLEARANCES FROM EQUIPMENT.
- AA. ALL WALL MOUNTED RETURN AIR DEVICES SHALL HAVE BLADES FACING UP TO AVOID LINE OF SIGHT FROM THE FLOOR TO THE BACK OF THE DUCTWORK. IF THIS ISN'T POSSIBLE THE CONTRACTOR SHALL PAINT THE VISIBLE DUCTWORK THROUGH THE GRILL WITH FLAT BLACK PAINT.
- AB. INSTALL A MINIMUM 12"x12" ACCESS DOOR TO THE INLET SIDE OF ALL INLINE FANS, FILTER SECTIONS AND DAMPERS INCLUDING BUT NOT LIMITED TO MOTORIZED, FIRE, AND SMOKE. ACCESS DOOR SHALL BE AIR TIGHT WITH THUMB SCREW LOCKING MECHANISM. COORDINATE LOCATIONS OF EACH ACCESS WITH THE CEILING PLAN AND IN THE FIELD WITH THE OWNER AND ARCHITECT.
- AC. ALL AIR DEVICES SHALL BE SIZED FOR AIR FLOW INDICATED AND CONNECTING DUCT SIZE WITH NC RATING < 25, WHICHEVER PROVIDE A LARGER AIR DEVICE. FINAL FINISHES SHALL BE APPROVED BY ARCHITECT
- AD. FIRE DAMPERS AND FIRE/SMOKE DAMPERS SHALL BE DYNAMIC TYPE, UP TO 4" W.G. DUCT PRESSURE CLASS AND 2000 FPM VELOCITY. 165F RATED FUSIBLE LINKS, RATED AND LABELED ACCORDING TO U.L. 555 BY NRTL. INCLUDE MOUNTING SLEEVE WITH APPROPRIATE LENGTH FOR EACH APPLICATION. HORIZONTAL DAMPERS SHALL INCLUDE BLADE LOCK AND STAINLESS-STEEL CLOSURE SPRING.
- AE. ALL SMOKE DAMPERS AND FIRE/SMOKE DAMPERS SHALL BE RATED AND LABELED ACCORDING TO U.L. 555S BY NRTL. WIRED FOR SINGLE POINT POWER CONNECTIONS, 120VAC. INCLUDE MOUNTING SLEEVE WITH APPROPRIATE LENGTH FOR EACH APPLICATION. TWO-POSITION ACTION MOTORS, SPRING RETURN. TEST AND RESET SWITCHES SHALL BE REMOTE MOUNTED. COORDINATE WITH ELECTRICAL CONTRACTOR AND FIRE ALARM CONTRACTOR FOR FIRE ALARM RELAY CONTROL OF DAMPERS.
- AF. DUCT INSULATION AND DUCT SIZING NOTES: DUCT SIZES SHOWN ARE AIR PATHWAY SIZES AND DO NOT ACCOUNT FOR INSULATION THICKNESS. OR DUCT SIZES ARE SHEET METAL SIZES AND ACCOUNT FOR INSULATION. SEE BELOW FOR SPECIFIC INSULATION REQUIREMENTS AND REFER TO SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS:
 - i. ALL CONCEALED SUPPLY & RETURN DUCTWORK AND DUCTWORK ROUTED THROUGH UNCONDITIONED SPACE SHALL BE INSULATED WITH R-6 DUCT INSULATION UNLESS NOTED OTHERWISE.
 - ii. EXPOSED RETURN DUCTWORK SHALL HAVE MINIMUM 1/2" FIBERGLASS DUCT LINER FOR SOUND ATTENUATION A MINIMUM OF 10' FROM THE FAN INLET.
 - iii. ALL UNTEMPERED OUTDOOR AIR DUCTWORK AND ERV EXHAUST DUCTWORK WITHIN THE BUILDING THERMAL ENVELOPE SHALL BE INSULATED WITH 4" INCH FIBERGLASS DUCT WRAP INSULATION WITH AN R-VALUE NOT LESS THAN R-12.
 - iv. FLEX DUCT SHALL BE INSULATED TYPE AND BE SHORTER THAN 5'.
- J. ALL DUCTS, AIR HANDLERS AND FILTER BOXES SHALL BE SEALED IN ACCORDANCE WITH SECTION 603.9 OF THE INTERNATIONAL MECHANICAL CODE.
- K. ALL DUCTS WHICH ARE CALLED OUT TO BE SLOPED SHALL BE CONSTRUCTED WITH OVERLAPPING OR FLANGED JOINTS. OVERLAPPED JOINTS SHALL BE ORIENTED WITH THE MALE END FACING DOWNWARD, SUCH THAT ANY LIQUID INSIDE THE DUCT WILL FLOW DOWNWARD WITHOUT LEAKING OUT OR BUILDING PRESSURE AGAINST THE JOINT SEALANT.
26. FUEL FIRED EQUIPMENT VENTING:
 - A. VENTING OF ALL FUEL GAS FIRED APPLIANCES AND EQUIPMENT MUST CONFORM TO THE INTERNATIONAL FUEL GAS CODE.
 - B. ALL CATEGORY IV FLUES SHALL HAVE HORIZONTAL RUNS SLOPING NOT LESS THAN 1/4" PER FOOT BACK TO THE UNIT IN ORDER TO PREVENT BUILDUP OF CONDENSATE. CONDENSATE SHALL BE ROUTED THROUGH A CONDENSATE NEUTRALIZER PRIOR TO DRAINING INTO THE SANITARY SYSTEMS.
27. TEMPERATURE CONTROL DESIGN:
 - A. ENERGY STAR AND IECC 2018 COMPLIANT THERMOSTATS SHALL BE PROVIDED FOR ALL PUBLIC AREAS. THERMOSTATS SHALL BE 7-DAY PROGRAMMABLE AND SUITABLE TO CONTROL SPECIFIED EQUIPMENT AND UNIT ACCESSORIES ACCORDING TO THE EQUIPMENT MANUFACTURER'S INSTRUCTIONS.
 - B. PROGRAM THERMOSTAT LIMITS TO MATCH POAH'S BOD REQUIREMENTS, UPPER HEATING LIMIT SHALL BE 74F.
 - C. ADHERE TO ANY ADDITIONAL TEMPERATURE CONTROL REQUIREMENTS DEFINED IN THE EQUIPMENT SCHEDULES.

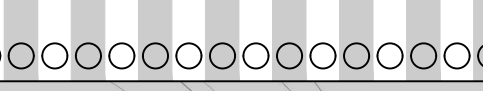
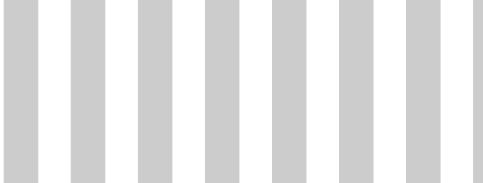
28. "RECORD" DRAWINGS SHALL BE MAINTAINED AS THE JOB PROGRESSES, ON RECORD PRINTS OF ALL CONCEALED PIPING, DUCTWORK AND EQUIPMENT IN THE ENTIRE CONTRACT. DRAWINGS SHALL CONTAIN JOB RECORDED LAYOUTS WITH DIMENSION LOCATIONS OF ALL CONCEALED PIPING. SUBMIT AS BUILT DRAWINGS TO ARCHITECT.
 29. PRIOR TO SUBMITTING A PROPOSAL, THE HVAC CONTRACTOR SHALL VERIFY ANY AND ALL REQUIREMENTS RELATED TO THE AMERICANS WITH DISABILITIES ACT (ADA) AS THEY PERTAIN TO AREAS CLASSIFIED AS SUCH ON THE ARCHITECTURAL PLANS. ANY MODIFICATIONS REQUIRED TO THE MECHANICAL PLANS TO ADDRESS ADA REQUIREMENTS SHALL BE SUBMITTED WITH THE PROPOSAL.
- ILLINOIS HOUSING DEVELOPMENT AUTHORITY (IHDA) NOTES:
1. TESTING OF THE ENTIRE HVAC AND RELATED SYSTEMS SHALL BE MADE AND ALL COSTS INVOLVED SHALL BE INCLUDED AS PART OF THE CONTRACT. FURNISH ALL GAUGES, INSTRUMENTS, TEST EQUIPMENT AND PERSONNEL REQUIRED FOR THE TEST. TESTING SHALL MEET THE FOLLOWING REQUIREMENTS, AT MINIMUM:
 - A. AIR SEALING - BLOWER DOOR TEST (IECC SECTION R402.4)
 - i. THE BUILDING IS REQUIRED TO BE PROPERLY SEALED, TESTED AND VERIFIED WITH BLOWER DOOR TEST ACCORDING TO IECC 2018, ENERGY STAR AND ENTERPRISE GREEN COMMUNITY 2020 REQUIREMENTS. RETESTING UPON A FAILURE SHALL BE AT NO ADDITIONAL COST TO OWNER.
 - ii. TESTS SHALL BE PROVIDED IN ALL UNITS OF PROJECTS CONTAINING BUILDINGS WITH 4 UNITS PER BUILDING OR LESS, AND IN EACH UNIT TYPE ON EVERY FLOOR.
 - B. DUCT LEAKAGE TEST
 - i. DUCTS MUST BE TESTED AND VERIFIED TO HAVE A TOTAL LEAKAGE OF NO MORE THAN 4CFM/100 SF. FT AT THE DESIGN OPERATING PRESSURE OF THE DUCT.
 - ii. A MINIMUM OF 25% OF REPRESENTATIVE DUCT SECTIONS SHALL BE TESTED.
 - iii. ALL SUPPLY, RETURN, AND EXHAUST DUCTS LEADING TO ENERGY RECOVERY DEVICES SHALL BE TESTED 100% WHERE LOCATED OUTSIDE OF THE BUILDING THERMAL ENVELOPE.
 - C. DOCUMENTATION
 - i. MAINTENANCE INSTRUCTIONS SHALL BE FURNISHED FOR EQUIPMENT AND SYSTEMS THAT REQUIRE PREVENTATIVE MAINTENANCE. R303.3
 - ii. A PERMANENT CERTIFICATE LISTING ALL ENERGY EFFICIENCY MATERIAL AND EQUIPMENT VALUES SHALL BE POSTED ON OR IN THE ELECTRICAL PANEL. A COMPLETE LIST OF REQUIRED VALUES CAN BE FOUND IN SECTION R401.3 OF THE IECC.
 - iii. BLOWER DOOR TEST RESULTS.
 - iv. DUCT LEAKAGE TEST RESULTS WERE APPLICABLE.
 2. THE CONTRACTOR SHALL PROVIDE ALL NECESSARY SUPPORT, INCLUDING DOCUMENTATION, SITE VISITS AND CORRECTIVE ACTIONS, TO ADDRESS ISSUES RAISED BY THE ENERGY RATER OR THE ENTERPRISE GREEN COMMUNITY ORGANIZATION. FAILURE TO MEET THESE REQUIREMENTS SHALL CAUSE PROMPT REWORK AND CORRECTIVE ACTION AT NO ADDITIONAL COST TO THE OWNER.
 3. NO NEW DUCTWORK OR PIPING OR WIRING SHALL BE EXPOSED TO VIEW IN RESIDENTIAL OR PUBLIC AREAS.
- CITY OF CHICAGO NOTES:
1. ALL DUCTWORK TO BE METAL.
 2. ALL DUCTWORK NOT SERVING RESIDENTIAL AREAS MAY HAVE FLEXIBLE DUCTS NOT EXCEEDING 5'-0" IN LENGTH. FLEXIBLE RUNOUTS SHALL BE METAL, FLEXMASTER OR EQUAL, INSULATED TYPE. FLEXIBLE DUCTS SHALL NOT PASS THROUGH ANY WALL, FLOOR, OR CEILING EXCEPT WITHIN RESIDENTIAL DWELLING UNITS.
 3. MANUAL BALANCING DAMPERS WITH LOCKING QUADRANTS SHALL BE INSTALLED ON ALL BRANCH TAKE-OFFS.
 4. ALL FRESH AIR INTAKES SHALL BE 10'-0" ABOVE GRADE, MINIMUM. MAINTAIN 15'-0" BETWEEN FRESH AIR INTAKES AND ALL POINTS OF EXHAUST.
 5. ALL EXHAUST OUTLETS SHALL BE A MINIMUM 4'-0" FROM ANY DOOR OR OPERABLE WINDOW.
 6. ALL TRANSFER DUCTS TO BE METAL AND NOT EXCEED 5'-0".
- ENTERPRISE GREEN COMMUNITIES NOTES:
1. ALL ADHESIVES AND SEALANTS (INCLUDING CAULKS) MUST HAVE VOC LEVELS, IN GRAMS PER LITER, LESS THAN OR EQUAL TO THE THRESHOLDS ESTABLISHED BY THE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT RULE 116B.
 2. INDIVIDUAL BATH FANS SHALL BE ENERGY STAR RATED WHERE PRESENT.
 3. ROOFTOP FANS USED FOR VENTILATION OR EXHAUST SHALL BE DIRECT-DRIVE AND VARIABLE SPEED WITH A SPEED CONTROLLER MOUNTED NEAR THE FAN. ECM MOTORS SHALL BE REQUIRED FOR FANS BETWEEN 300 AND 2000 CFM DESIGN FLOW.

- GENERAL DEMOLITION NOTES:
1. CONTRACTORS SHALL VERIFY THE EXISTING CONDITIONS AT THE PROJECT SITE PRIOR TO BIDDING THE PROJECT.
 2. THIS PROJECT INCLUDES SELECTIVE DEMOLITION SCOPE IN EACH AREA OF THE BUILDING. THE SUBCONTRACTOR SHALL IDENTIFY IN THE FIELD AND DOCUMENT ANY AND ALL UTILITIES AND SERVICES THAT ARE TO REMAIN FOR THE PROPOSED DESIGN PRIOR TO THE START OF ANY DEMOLITION WORK.
 3. PROVIDE DEMOLITION NOT SHOWN BUT REQUIRED FOR INSTALLATION OF NEW SYSTEMS OR AS REQUIRED FOR THE COMPLETION OF THE WORK.
 4. DEMOLISHED ITEMS ARE SHOWN DASHED, BUT THE CONTRACTOR SHALL FIELD VERIFY AT THE SITE ALL ITEMS TO BE REMOVED AND INCLUDE THIS WORK IN THE BID PROPOSAL.
 5. ANY EQUIPMENT TO BE RE-USED ON SITE SHALL BE PROTECTED FROM DAMAGE AND DUST ACCUMULATION AND SHALL BE STORED OFFSITE OR LOCATED IN AN AREA AWAY FROM DEMOLITION ACTIVITY.
 6. DEMOLISH ALL UTILITIES CONCEALED BEHIND WALLS, CEILINGS AND FLOORS THAT ARE TO BE DEMOLISHED PER THE ARCHITECTURAL PLANS. VERIFY IN FIELD.
 7. SERVICES TO THE EXISTING BUILDING SHALL BE KEPT IN CONTINUOUS OPERATION INCLUDING SEWERS, DOMESTIC HOT AND COLD WATER, HVAC SYSTEMS AND ELECTRICAL SERVICE THROUGHOUT THE OCCUPIED AREAS. ANY NECESSARY INTERRUPTION OF THESE SERVICES TO ACCOMPLISH PROJECT CONSTRUCTION SHALL BE ARRANGED (BY THE SUBCONTRACTOR INVOLVED) THROUGH THE GENERAL CONTRACTOR GIVING THE OWNER A MINIMUM OF TEN (10) WORKING DAYS ADVANCE NOTICE. TEMPORARY SERVICES SHALL BE REMOVED BY INVOLVED SUBCONTRACTOR ONLY AFTER NEW PERMANENT SERVICES ARE INSTALLED AND FULLY OPERATIONAL.
 8. CONTRACTORS SHALL BE RESPONSIBLE FOR THEIR OWN DEMOLITION, REMOVAL, CAPPING, STORING AND PROTECTING, ABANDONING, DISCONNECTING, RELOCATING AND RECONNECTION OF EXISTING EQUIPMENT AND MATERIAL, ALL IN ACCORDANCE WITH TRADITIONAL TRADE JURISDICTION RULES THAT MAY APPLY IN THE AREA WHERE PROJECT IS LOCATED. ANY DISPUTES BETWEEN CONTRACTORS AS TO JURISDICTIONAL RESPONSIBILITIES FOR THIS WORK SHALL BE RESOLVED BY THE OWNER AND DESIGN TEAM AS TO PARTICULAR CONTRACTOR RESPONSIBILITY AND THEIR DECISION SHALL BE FINAL AT NO ADDITIONAL COST TO CONTRACT. ALL CUTTING OF EXISTING BUILDING CONSTRUCTION, SUCH AS FINISHED WALLS AND CEILINGS TO REMAIN, AS REQUIRED TO ACCOMMODATE DEMOLITION AND/OR REMOVAL OF EXISTING EQUIPMENT SHALL BE THE RESPONSIBILITY OF THE CONTRACTORS IN COLLABORATION WITH THE GENERAL CONTRACTOR. THE CONTRACTOR SHALL REMOVE BUILDING CONSTRUCTION ONLY AS REQUIRED TO PROVIDE FOR THE DEMOLITION OF THEIR RELATED SYSTEMS TO BE REMOVED AND SHALL AVOID EXCESS REMOVAL OF FINISHED SURFACES TO REMAIN.
 9. EACH SUBCONTRACTOR SHALL PATCH AND FILL IN ALL EXISTING PIPE, DUCT, CONDUIT AND EQUIPMENT SLEEVES, OPENINGS, CAVITIES, ETC. THROUGH AND IN EXISTING BUILDING CONSTRUCTION AFTER REMOVAL AND DEMOLITION OF EXISTING ITEMS OF MATERIAL AND EQUIPMENT.
 10. ALL SUBCONTRACTORS SHALL VERIFY SIZE OF ALL EXISTING OPENINGS, DOORS, ETC. FOR GETTING EQUIPMENT AND MATERIAL OUT OF BUILDING FROM ITS LOCATION WITHIN THE BUILDING. EACH SUBCONTRACTOR SHALL PROVIDE ANY NEW OR ENLARGED OPENINGS IN EXISTING BUILDING CONSTRUCTION REQUIRED TO FACILITATE EXITING OF THEIR EQUIPMENT/MATERIAL AND RESTORE SUCH OPENINGS TO THEIR ORIGINAL STATE AFTER COMPLETION.
 11. ALL SUBCONTRACTORS SHALL REFER TO ALL RELEVANT CONTRACT DRAWINGS (BEFORE SUBMITTING THEIR RESPECTIVE BIDS) TO FAMILIARIZE THEMSELVES WITH EXTENT OF GENERAL CONTRACT WORK AND MORE SPECIFICALLY TO NOTE WHERE EXISTING CONSTRUCTION IS BEING REMOVED.
 12. SEQUENCE OF ALL WORK SHALL BE IN STRICT ACCORDANCE WITH ARCHITECT/ENGINEER/OWNER/GENERAL CONTRACTOR STIPULATION AS SPECIFIED AND/OR DIRECTED.
 13. EACH SUBCONTRACTOR SHALL BE RESPONSIBLE FOR THEIR OWN CLEAN-UP THROUGHOUT THE COURSE OF DEMOLITION AND NEW CONSTRUCTION. IN THE EVENT THEY FAIL TO PROVIDE SUCH CLEAN-UP, THE GENERAL CONTRACTOR WILL PERFORM THE CLEAN-UP AND THE NEGLIGENT CONTRACTOR SHALL PAY TO GENERAL CONTRACTOR THE ASSOCIATED BACK-CHARGES AS DEEMED APPROPRIATE BY THE GENERAL CONTRACTOR.
 14. CONTRACTOR SHALL FURNISH AND INSTALL ALL AUXILIARY SUPPORTING STEEL AS REQUIRED FOR PROPER SUPPORTING OF THEIR PIPING, EQUIPMENT, ETC. ALL SUPPORTING OF PIPING, EQUIPMENT AND AUXILIARY STEEL SHALL BE FROM ADEQUATE BUILDING STRUCTURAL MEMBERS.
 15. WHERE EVER EXTENSION, CONNECTIONS OR CAPS ARE MADE TO EXISTING PIPING AND DAMAGED INSULATION RESULTS FROM SUCH CONNECTION, EXTENSION OR CAPPING, INSULATION SHALL BE REPAIRED AND/OR REPLACED IN A MANNER TO MATCH EXISTING BY THE CONTRACTOR INVOLVED.
 16. SUBCONTRACTOR SHALL NOT CUT ANY EXISTING FLOOR JOISTS OR STRUCTURAL MEMBERS.
 17. ALL EXISTING MATERIAL AND EQUIPMENT NOTED TO BE REMOVED SHALL BE SUBJECT TO REVIEW BY THE OWNER WHO SHALL HAVE THE OPTION OF RECOVERING ANY ITEMS THE OWNER MAY WANT. THESE ITEMS SHALL BE CAREFULLY REMOVED SO AS NOT TO SUFFER DAMAGE. EXCEPT FOR THOSE ITEMS TO BE RECOVERED BY OWNER AND EXCEPT FOR THOSE ITEMS NOTED ON DRAWINGS TO BE RETAINED AND/OR RELOCATED, ALL EXISTING EQUIPMENT AND MATERIAL IN AREAS OF THE PROJECT SCHEDULED FOR DEMOLITION SHALL BECOME PROPERTY OF THE CONTRACTOR AND BE REMOVED FROM THE PREMISES AND PROPERLY DISPOSED OF.
 18. EXISTING EQUIPMENT AND MATERIAL IN AREAS OF PROJECT SHALL BE REMOVED GENERALLY AS FOLLOWS. WHERE SUCH SERVICES SERVE AN ADJACENT AREA, WHICH IS NOT PART OF THIS SCOPE OF DEMOLITION WORK, SUCH SYSTEMS SHALL REMAIN IN SERVICE. IF REQUIRED TO ACCOMMODATE THE SCOPE OF WORK WITHIN THIS CONTRACT AND IN ORDER TO MAINTAIN EXISTING FEED THROUGH SERVICES, SUCH SERVICES SHALL BE RE-ROUTED AS PART OF THIS WORK.
 19. UNDERGROUND AND HIDDEN PIPING HAS BEEN SHOWN FROM THE BEST AVAILABLE INFORMATION, WHICH INCLUDES A COMBINATION OF SITE INVESTIGATION AND KNOWLEDGE OF STANDARD CONSTRUCTION PRACTICES, AND CORRELATION WITH THE ORIGINAL BUILDING DESIGN DRAWINGS, A COPY OF WHICH CAN BE MADE AVAILABLE TO THE CONTRACTOR UPON REQUEST. VERIFICATION OF ALL UTILITIES SHOWN OR NOT SHOWN, WILL BE THE RESPONSIBILITY OF THE CONTRACTOR.
 20. SEE OTHER SHEETS IN THIS SET FOR ADDITIONAL DEMOLITION AND CONSTRUCTION NOTES AND INFORMATION.
 21. SUBCONTRACTOR TO NOTIFY GENERAL CONTRACTOR IMMEDIATELY OF ANY REMAINING ASBESTOS FOUND WHILE CONDUCTING DEMOLITION WORK. SUBCONTRACTOR SHALL NOT TRY TO REMOVE OR MODIFY ANY REMAINING ASBESTOS WITHOUT FOLLOWING APPROPRIATE GUIDELINES.
- MECHANICAL DEMOLITION NOTES:
1. THE MECHANICAL CONTRACTOR SHALL PROVIDE TEMPORARY HEATING AND COOLING THROUGHOUT THE AREA OF WORK AS REQUIRED BY THE ARCHITECT, OWNER AND GENERAL CONTRACTOR.
 2. ALL EXISTING HVAC INSULATION ON DUCTWORK AND REFRIGERATION PIPING TO REMAIN SHALL BE INSPECTED FOR DAMAGE AND RESTORED TO NEW OR LIKE-NEW CONDITION.
 3. EXISTING TO REMAIN AIR DEVICES, SUPPORTS, DUCT SYSTEMS, MOTORS, AND EQUIPMENT SHALL BE INSPECTED FOR NOISE AND VIBRATION ISSUES AND ADJUSTED AS NECESSARY TO BE AS QUIET AS POSSIBLE.



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.



Heart of Uptown Apartments
847 W. Sunnyside Chicago, IL 60640

2218a
GENERAL NOTES

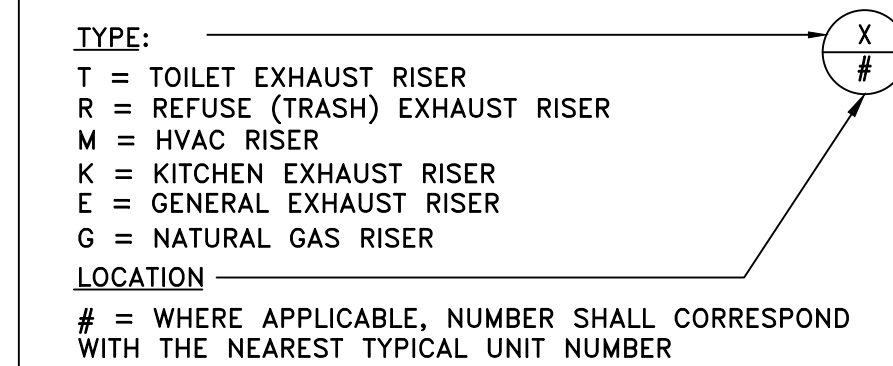
M001

Mechanical Abbreviations	Mechanical Symbol and Description	Mechanical Symbol and Description
AD ACCESS DOOR		☐ ? ? AIR DEVICE ID
ARCH ARCHITECT OR ARCHITECTURAL		⊗ EXHAUST AIR DEVICE (ROUND)
AFF ABOVE FINISHED FLOOR		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
AHU AIR HANDLING UNIT		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
B BOILER		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
BI BLACK IRON		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
BLD'G BUILDING		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
BOT. BOTTOM		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
CU CONDENSING UNIT		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
CL'G. CEILING		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
COL. COLUMN		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
CONC. CONCRETE		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
CONST'N CONSTRUCTION		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
CONT'R CONTRACTOR		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
CC COOLING COIL		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
CUH CABINET UNIT HEATER		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
CV CONTROL VALVE		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
DET DETAIL		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
DN DOWN		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
DWG. DRAWING		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
EF EXHAUST AIR FAN		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
ET EXPANSION TANK		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
E.A.T. ENTERING AIR TEMPERATURE		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
EC CEILING MOUNTED EXHAUST		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
ED DUCT MOUNTED EXHAUST		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
E.W.T. ENTERING WATER TEMPERATURE		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
FCU FAN COIL UNIT		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
FA FRESH AIR		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
DET. GAUGE		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
GC GENERAL CONTRACTOR		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
HX HEAT EXCHANGER		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
KE KITCHEN EXHAUST		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
LO WALL LOUVER		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
L.A.T. LEAVING AIR TEMPERATURE		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
L.W.T. LEAVING WATER TEMPERATURE		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
MOD MOTOR OPERATED CONTROL DAMPER		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
MVD MANUAL VOLUME DAMPER		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
MC MECHANICAL CONTRACTOR		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
MT'D MOUNTED		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
N.C NEW CONNECTION TO EXISTING		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
N.T.S. NOT TO SCALE		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
OA OUTSIDE AIR		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
OC ON CENTER		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
RA RETURN AIR		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
RD DUCT MOUNTED RETURN		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
RC CEILING MOUNTED RETURN		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
REQ'D REQUIRED		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
RW WALL MOUNTED RETURN		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
RTU ROOF TOP HVAC UNIT		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
SA SUPPLY AIR		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
SD DUCT MOUNTED SUPPLY		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
SC CEILING MOUNTED SUPPLY		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
SW WALL MOUNTED SUPPLY		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
T THERMOSTAT		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
TE TOILET EXHAUST		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
TW TRANSFER GRILL WALL MOUNTED		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
T.S.P. TOTAL STATIC PRESSURE		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
UC UNDER CUT DOOR, SEE ARCH. DWG'S		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
U.N.O. UNLESS NOTED OTHERWISE		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
W/ WITH		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
∅ DIAMETER/ROUND		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
○ OVAL		⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
	⊗ EXISTING EXHAUST AIR DEVICE (ROUND)	⊗ EXHAUST AIR DEVICE (ROUND)
	⊗ EXISTING EXHAUST AIR DEVICE (ROUND) UP/DN	⊗ EXHAUST AIR DEVICE (ROUND) UP/DN
	⊗ EXISTING EXHAUST AIR DEVICE (SQUARE)	⊗ EXHAUST AIR DEVICE (SQUARE)
	⊗ EXISTING EXHAUST AIR DEVICE (SQUARE) UP/DN	⊗ EXHAUST AIR DEVICE (SQUARE) UP/DN
	⊗ EXISTING RETURN AIR DEVICE (ROUND)	⊗ RETURN AIR DEVICE (ROUND)
	⊗ EXISTING RETURN AIR DEVICE (ROUND) UP/DN	⊗ RETURN AIR DEVICE (ROUND) UP/DN
	⊗ EXISTING RETURN AIR DEVICE (SQUARE)	⊗ RETURN AIR DEVICE (SQUARE)
	⊗ EXISTING RETURN AIR DEVICE (SQUARE) UP/DN	⊗ RETURN AIR DEVICE (SQUARE) UP/DN
	⊗ EXISTING OUTSIDE AIR DEVICE (ROUND)	⊗ OUTSIDE AIR DEVICE (ROUND)
	⊗ EXISTING OUTSIDE AIR DEVICE (ROUND) UP/DN	⊗ OUTSIDE AIR DEVICE (ROUND) UP/DN
	⊗ EXISTING OUTSIDE AIR DEVICE (SQUARE)	⊗ OUTSIDE AIR DEVICE (SQUARE)
	⊗ EXISTING OUTSIDE AIR DEVICE (SQUARE) UP/DN	⊗ OUTSIDE AIR DEVICE (SQUARE) UP/DN
	⊗ EXISTING SUPPLY AIR DEVICE (ROUND)	⊗ SUPPLY AIR DEVICE (ROUND)
	⊗ EXISTING SUPPLY AIR DEVICE (ROUND) UP/DN	⊗ SUPPLY AIR DEVICE (ROUND) UP/DN
	⊗ EXISTING SUPPLY AIR DEVICE (SQUARE)	⊗ SUPPLY AIR DEVICE (SQUARE)
	⊗ EXISTING SUPPLY AIR DEVICE (SQUARE) UP/DN	⊗ SUPPLY AIR DEVICE (SQUARE) UP/DN
	⊗ EXISTING DUCT/PIPE ELBOW WITH TEE UP	⊗ DUCT/PIPE ELBOW WITH TEE UP
	⊗ EXISTING DUCT/PIPE ELBOW WITH TEE DN	⊗ DUCT/PIPE ELBOW WITH TEE DN
	→ EXISTING RETURN AIR FLOW	→ RETURN AIR FLOW
	→ EXISTING SUPPLY AIR FLOW	→ SUPPLY AIR FLOW
	↗ EXISTING BALANCE DAMPER	↗ BALANCE DAMPER
	— EXISTING FIRE DAMPER	— FIRE DAMPER
	— M EXISTING MOTORIZED DAMPER	— M MOTORIZED DAMPER
	— EXISTING MANUAL DAMPER	— MANUAL DAMPER
	⊗ EXISTING THERMOSTAT	⊗ THERMOSTAT
	⊗ EXISTING UNIT HEATER	⊗ UNIT HEATER
	— EXISTING FLEX CONNECTION	— FLEX CONNECTION
	⊗ EXISTING BTU METER	⊗ BTU METER
	⊗ EXISTING DUCT DETECTOR	⊗ DUCT DETECTOR
	⊗ EXISTING CONTACTOR SWITCH	⊗ CONTACTOR SWITCH
		⊗ NEW CONNECTION
		⊗ LINE BREAK

Equipment Tags

⊗	MECHANICAL/PLUMBING EQUIPMENT
⊗	KITCHEN EQUIPMENT

Mech Riser Tag Key:



Mechanical Line Description

HOT WATER SUPPLY	_____
HOT WATER RETURN	_____
CONDENSATE	_____
NATURAL GAS	_____
NEW DUCTWORK (SA/RA/EA/OA)	_____
EXISTING HOT WATER SUPPLY	_____
EXISTING HOT WATER RETURN	_____
EXISTING CONDENSATE	_____
EXISTING NATURAL GAS	_____
EXISTING NEW DUCTWORK (SA/RA/EA/OA)	_____

Heating Certificate Statement

I HEREBY CERTIFY THAT THE HEATING SYSTEMS WILL HEAT ALL ROOMS REGULARLY OCCUPIED BY HUMANS TO AN INSIDE TEMPERATURE OF 68°F WHEN THE OUTSIDE TEMPERATURE IS MINUS 10°F (AS REQUIRED BY SECTIONS 34[13-196-410] AND 4[5-4-270] OF CHICAGO BUILDING CODE AND BY PARAGRAPH 1204.1 OF CHAPTER 18-12 (INTERIOR ENVIRONMENTS) OF THE PROPOSED BUILDING PLANNING AND LIFE SAFETY PORTION OF THE CODE).

SIGNATURE: DATE: 12/31/2023



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

ISSUED FOR 50% DD

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1625 W Carroll Avenue
Chicago IL 60612
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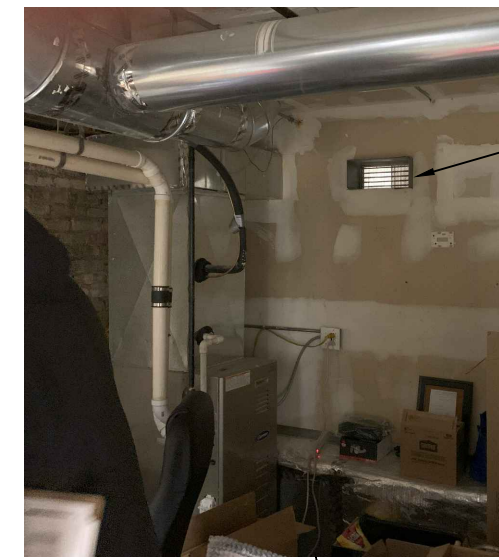
Heart of Uptown Apartments
847 W. Sunnyside
Chicago, IL 60640

2218a
SYMBOLS AND ABBREVIATIONS

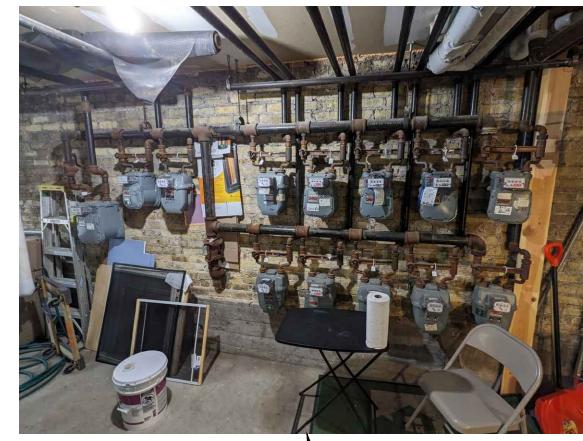
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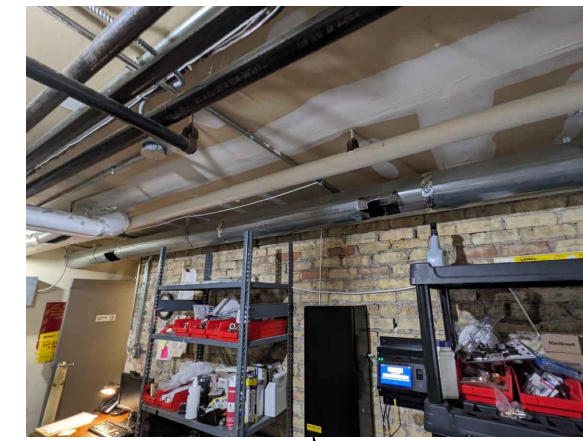
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4



3



1



1



9



7

KEYED NOTES:

- 1 ADD AIR DEVICES AND REPLACE AIR DEVICES ON THIS DUCT TRUNK. PROPERLY MASTIC ALL JOINTS AND PROPERLY SUSPEND DUCT PER DETAILS.
- 2 EXISTING 3" GAS SERVICE TO REMAIN.
- 3 EXISTING TO REMAIN GAS METERS.
- 4 EXISTING FURNACE TO BE DEMOED AND REPLACED WITH AIR-SOURCED HEAT PUMPS. DEMOLISH ALL ASSOCIATED FLUE AND GAS PIPING
- 5 EXISTING SUPPLY AND RETURN GRILLES SERVING LAUNDRY ROOM TO REMAIN. CONTRACTOR TO CLEAN ALL COMMON AREA GRILLES PRIOR TO JOB COMPLETION.
- 6 EXISTING DRYER EXHAUST TO REMAIN. FIELD VERIFY IF VENT CAPS NEED TO BE REPLACED AND PROVIDE ONE-FOR-ONE REPLACEMENT WHERE APPLICABLE. CONTRACTOR TO ENSURE ALL DRYER EXHAUST IS PROPERLY CONNECTED TO CORRESPONDING DRYER.
- 7 EXISTING COMMON SPACE TOILET EXHAUST SYSTEM TO REMAIN. FIELD VERIFY IF VENT CAPS NEED TO BE REPLACED AND PROVIDE ONE-FOR-ONE REPLACEMENT WHERE APPLICABLE.
- 8 EXISTING TO REMAIN WATER HEATER AND FURNACE OA AND EXHAUST FLUE UP TO ROOF.
- 9 EVALUATE CONDITION OF ABANDONED OUTSIDE AIR OPENING AND LOUVER. OPENING TO BE REUSED FOR FRESH AIR VENTILATION SERVING NEW HVAC EQUIPMENT.
- 10 EXISTING CONDENSATE DRAIN PIPE TO FLOOR DRAIN.
- 11 EXISTING LAUNDRY ROOM EXHAUST FAN TO REMAIN.
- 12 GC TO PATCH EXISTING WALL PENETRATION FOR FUTURE TRANSFER DUCT INSTALLATION.
- 13 DEMO SUPPLY DUCT RUN SERVING ELECTRICAL ROOM AND CAP AT DUCT END.

GENERAL SHEET DEMO NOTES:

1. ALL DUCTWORK AND PIPING TO REMAIN UNLESS OTHERWISE NOTED.
2. CONTRACTOR TO VERIFY THAT CONDENSATE DRAIN IS IN WORKING CONDITION AND HAS PROPER DRAINAGE WITH NO OVERFLOW. REPAIR CONDENSATE DRAIN PIPING AS REQUIRED.
3. ALL CUTTING, REPAIRING, FITTING AND REFINISHING OF IN PLACE CONSTRUCTION REQUIRED FOR DEMOLITION OF THE MECHANICAL WORK SHALL BE DONE AT THE EXPENSE OF THE MECHANICAL CONTRACTOR EXCEPT AS SPECIFICALLY SHOWN ON THE DRAWINGS OR HEREINAFTER SPECIFIED. WORK SHALL BE PERFORMED BY CRAFTSMEN SKILLED IN THEIR RESPECTIVE TRADES.
4. THE PREMISES SHALL BE KEPT IN A CLEAN AND ORDERLY CONDITION DURING CONSTRUCTION. ALL WASTE AND UNUSABLE MATERIALS SHALL BE PROMPTLY REMOVED FROM THE SITE.
5. ALL SALVAGE SHALL REMAIN PROPERTY OF THE OWNER; HOWEVER, THE CONTRACTOR SHALL DISPOSE OF ANY OR ALL SALVAGE THE OWNER ELECTS NOT TO KEEP.
6. FIELD VERIFY EXISTING CONDITIONS PRIOR TO PROCEEDING WITH ANY DEMOLITION WORK AND NOTIFY ARCHITECT OF ANY DISCREPANCIES.
7. OPENINGS IN FLOORS, WALLS, CEILINGS, ROOFS, ETC.. AS A RESULT OF REMOVED PIPING, DUCTWORK, EQUIPMENT, FIXTURE, ETC.. SHALL BE PATCHED TO MATCH EXISTING BUILDING CONSTRUCTION. WORK SHALL BE PERFORMED BY CRAFTSMEN SKILLED IN THEIR RESPECTIVE TRADES.
8. ITEMS REMOVED SHALL BE LEGALLY DISPOSED OFF THE SITE.

PRICE BREAKOUT NOTES:

1. PROVIDE BREAKOUT PRICING FOR DEMOLITION OF COMMON AREA FURNACES AND REPLACEMENT WITH TWO AIR-SOURCE HEAT PUMPS.



IN PROGRESS

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2024.02.02

ISSUED FOR 50% DD

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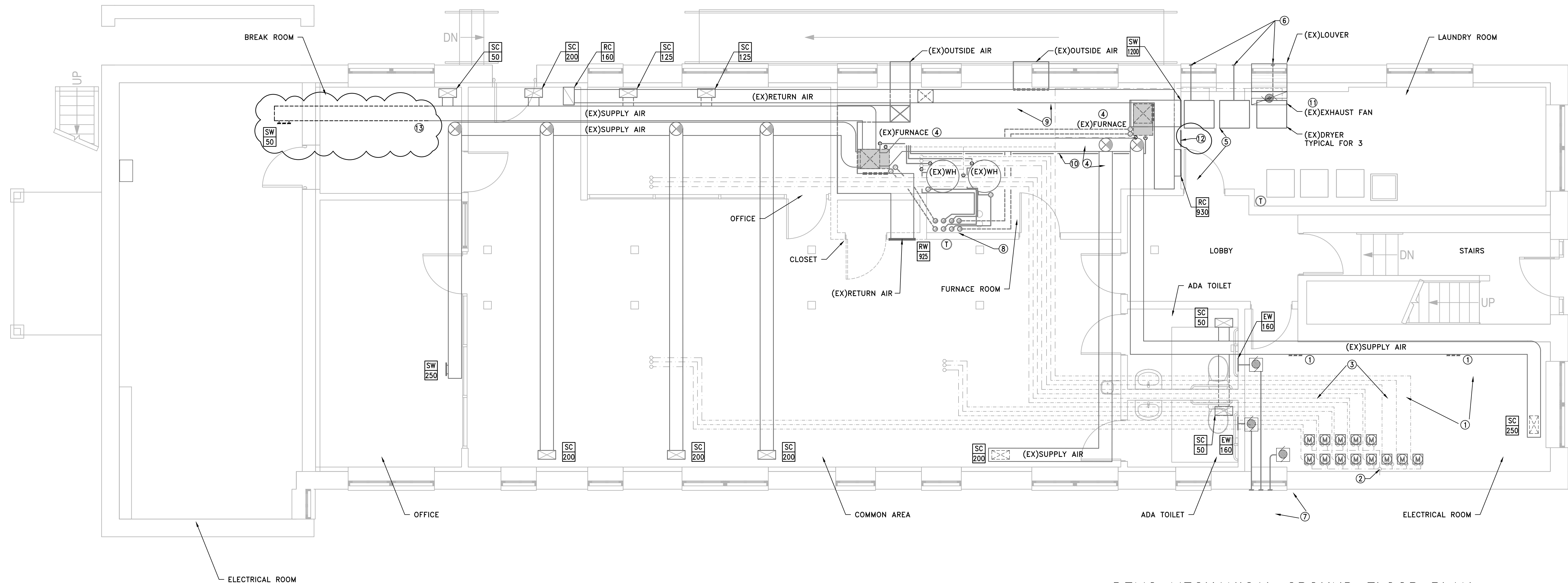
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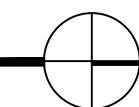
**DEMO MECHANICAL
GROUND PLAN**

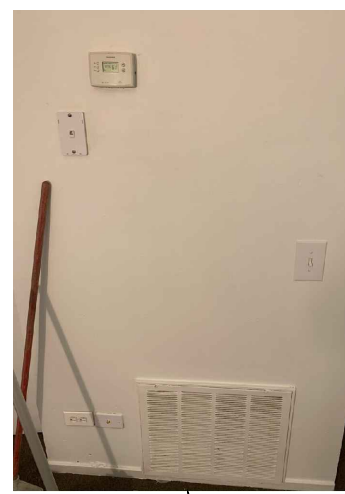
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1 DEMO MECHANICAL GROUND FLOOR PLAN

SCALE - 1/4" = 1'-0"

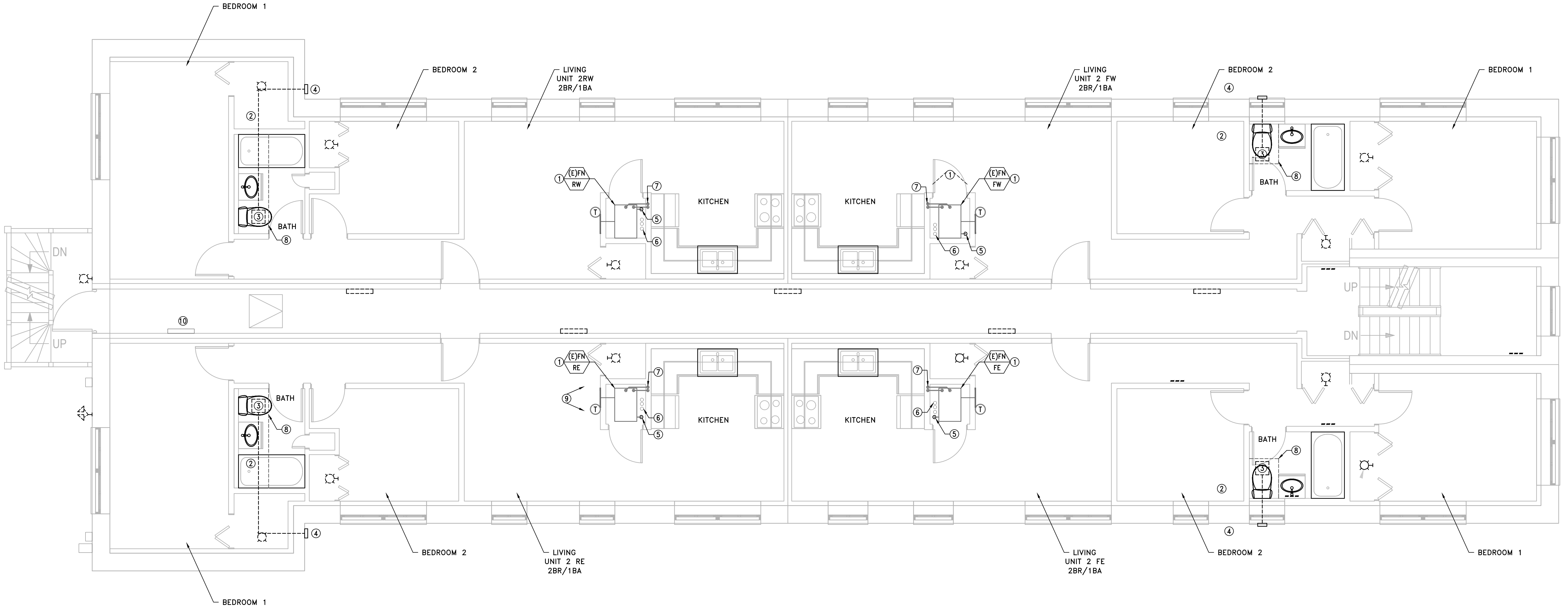




- PRICE BREAKOUT NOTES:**
- BUDGETARY PRICING SHALL INCLUDE REPLACEMENT OF RESIDENTIAL TOILET EXHAUST SYSTEM, INCLUDING BUT NOT LIMITED TO, ONE-FOR-ONE REPLACEMENT OF ALL RESIDENTIAL EXHAUST FANS, EXHAUST DUCT, AND REPLACEMENT OF 50% OF ALL SIDE-WALL EXHAUST CAPS.
 - BUDGETARY PRICING SHALL INCLUDE REPLACEMENT OF 100% OF KITCHEN RANGES AND 50% OF KITCHEN RANGE HOODS.
 - EVALUATE CONDITION OF FURNACES SERVING RESIDENTIAL UNITS. IF NON FUNCTIONAL, NOTIFY ARCHITECT TO PRICE OUT REPLACEMENT. IF FUNCTIONAL, PROVIDE PRICING FOR CLEANING, TESTING, AND BALANCING OF DUCTED HVAC SYSTEM.

- KEYED NOTES:**
- EXISTING FURNACES TO REMAIN.
 - EXHAUST DUCTWORK TO BE DEMOED.
 - SIDEWALL TOILET EXHAUST FAN TO BE DEMOED.
 - SIDEWALL EXHAUST VENT CAP. PROVIDE PRICING FOR REPLACEMENT OF 50% OF ALL VENT CAPS.
 - EXISTING CONDENSATE DRAIN LINE DOWN TO REMAIN.
 - EXISTING NATURAL GAS PIPING TO REMAIN.
 - EXISTING FURNACE OA AND EXHAUST FLUE TO REMAIN.
 - EXISTING SOFFIT TO BE OPENED FOR EXHAUST DUCTWORK DEMOLITION. COORDINATE WITH ARCHITECT AND GC PRIOR TO TOILET EXHAUST DEMO AND REPLACEMENT.
 - EXISTING TO REMAIN FURNACE RETURN GRILLE AND TSTAT.
 - EXISTING TO REMAIN WALL HEATER IN CORRIDOR WITH SWITCH.

- GENERAL SHEET DEMO NOTES:**
- EXISTING FURNACE AND ALL ASSOCIATED DUCTWORK AND PIPING TO REMAIN UNLESS OTHERWISE NOTED.
 - DEMO ALL EXISTING RESIDENTIAL TOILET EXHAUST FANS AND DUCTWORK FOR REPLACEMENT. EXISTING RESIDENTIAL TOILET EXHAUST DUCT RUNS TO SIDE-WALL EXHAUST CAP TO BE INSPECTED BY CONTRACTOR FOR REUSE.
 - FIELD VERIFY QUALITY OF EXHAUST VENT CAPS AND REPLACE AS REQUIRED.
 - ALL EXISTING ABANDONED PIPING SYSTEMS, DUCTWORK SYSTEMS, AND ALL EXISTING SYSTEMS THAT SERVED REMOVED EQUIPMENT OR FIXTURES SHALL BE REMOVED COMPLETELY BACK TO MAINS OR OTHER ACTIVE BRANCHES WHICH ARE TO REMAIN.
 - ALL CUTTING, REPAIRING, FITTING AND REFINISHING OF IN PLACE CONSTRUCTION REQUIRED FOR DEMOLITION OF THE MECHANICAL WORK SHALL BE DONE AT THE EXPENSE OF THE MECHANICAL CONTRACTOR EXCEPT AS SPECIFICALLY SHOWN ON THE DRAWINGS OR HEREINAFTER SPECIFIED. WORK SHALL BE PERFORMED BY CRAFTSMEN SKILLED IN THEIR RESPECTIVE TRADES.
 - THE PREMISES SHALL BE KEPT IN A CLEAN AND ORDERLY CONDITION DURING CONSTRUCTION. ALL WASTE AND UNUSABLE MATERIALS SHALL BE PROMPTLY REMOVED FROM THE SITE.
 - ALL SALVAGE SHALL REMAIN PROPERTY OF THE OWNER; HOWEVER, THE CONTRACTOR SHALL DISPOSE OF ANY OR ALL SALVAGE THE OWNER ELECTS NOT TO KEEP.
 - FIELD VERIFY EXISTING CONDITIONS PRIOR TO PROCEEDING WITH ANY DEMOLITION WORK AND NOTIFY ARCHITECT OF ANY DISCREPANCIES.
 - OPENINGS IN FLOORS, WALLS, CEILINGS, ROOFS, ETC.. AS A RESULT OF REMOVED PIPING, DUCTWORK, EQUIPMENT, FIXTURE, ETC.. SHALL BE PATCHED TO MATCH EXISTING BUILDING CONSTRUCTION. WORK SHALL BE PERFORMED BY CRAFTSMEN SKILLED IN THEIR RESPECTIVE TRADES.
 - ITEMS REMOVED SHALL BE LEGALLY DISPOSED OFF THE SITE.

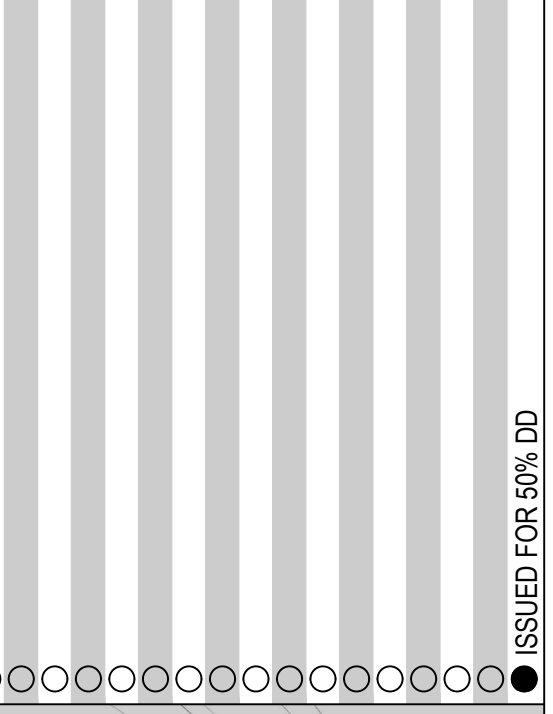


1 DEMO MECHANICAL TYPICAL 2ND & 3RD FLOOR PLAN
SCALE - 1/4" = 1'-0"

IN PROGRESS

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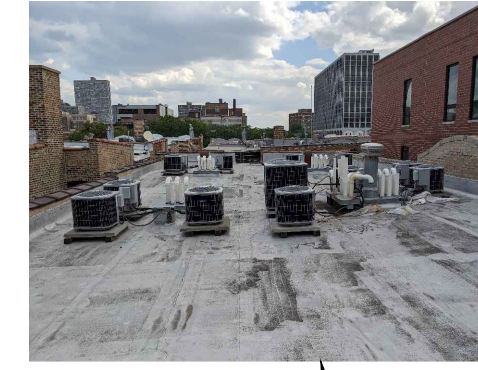
2218a
DEMO MECHANICAL
TYPICAL 2ND & 3RD
FLOOR PLAN

MD101

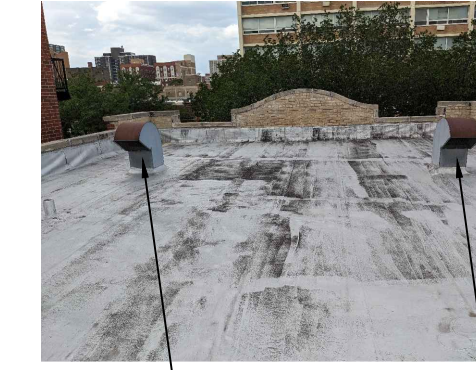
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SEE VIEW ③



SEE VIEW ②



SEE VIEW ①

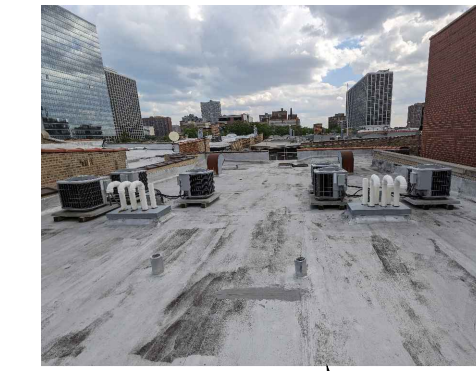
SEE VIEW ①



SEE VIEW ⑥



SEE VIEW ⑤



SEE VIEW ④

GENERAL SHEET NOTES:

- EXISTING CONDENSING UNITS AND ALL ASSOCIATED PIPING TO REMAIN UNLESS SPECIFIED OTHERWISE. CONTRACTOR TO CONFIRM THAT UNIT IS WORKING AS DESIGNED AND CLEAN UNIT.
- ALL EXISTING CONDENSERS TO BE INSTALLED ON VIBRATION ISOLATION RAILS FIXED TO THE ROOF STRUCTURE.
- EACH CONDENSER IS MATCHED WITH FURNACE. CONTRACTOR TO INSPECT ALL REFRIGERANT PIPING ROUTED FROM CONDENSER TO FURNACE BELOW FOR DAMAGE. NOTIFY ARCHITECT AND PROVIDE PRICING FOR REPLACEMENT WHEN APPLICABLE.

PRICE BREAKOUT NOTES:

- EVALUATE CONDITION OF CONDENSING UNITS SERVING RESIDENTIAL UNITS. IF NON FUNCTIONAL, NOTIFY ARCHITECT TO PRICE OUT REPLACEMENT. IF FUNCTIONAL, PROVIDE PRICING FOR CLEANING, TESTING, AND BALANCING OF HVAC SYSTEM.

KEYED NOTES:

- REMOVE OXIDATION ON METAL, PRIMER AND PAINT ALL METALLIC PRODUCTS ON THE ROOF (TYP.)
- EXISTING ROOFTOP CONDENSING UNITS TO REMAIN. REMOVE PADS UNDER CONDENSING UNITS TO FACILITATE RE-ROOFING EFFORT. DEMO EXISTING WOODEN STANDS WHICH ARE ROTTED OUT. INSTALL VIBRATION ISOLATION RAILS FIXED TO ROOF STRUCTURE AFTER REROOFING EFFORT (TYP.)
- DEMOLISH EXISTING CONDENSING UNIT SERVING COMMON AREA FURNACES. CONFIRM CONDENSING UNIT IS PAIRED TO 1ST FLOOR COMMON SPACE FURNACE PRIOR TO DEMOLITION.

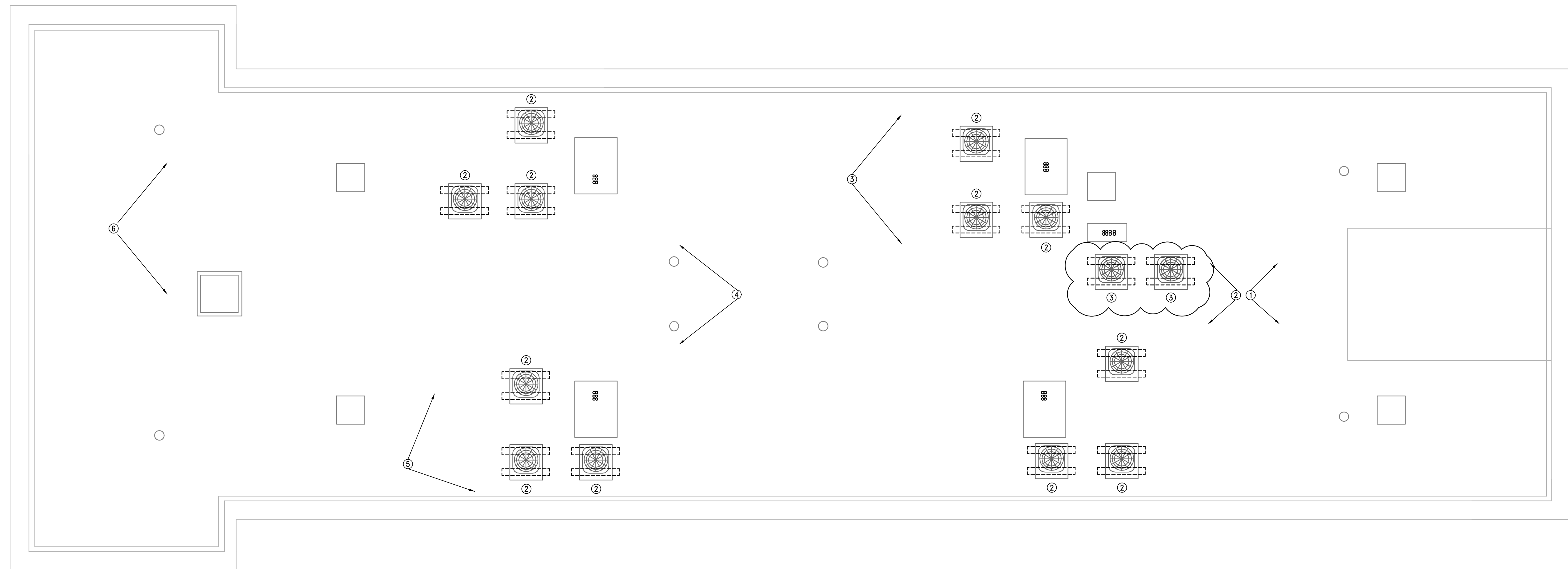


IN PROGRESS

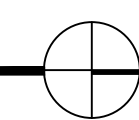
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1 DEMO MECHANICAL ROOF PLAN
SCALE - 1/4" = 1'-0"



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DEMO MECHANICAL
ROOF PLAN

MD102

OUTLINE NOTES:

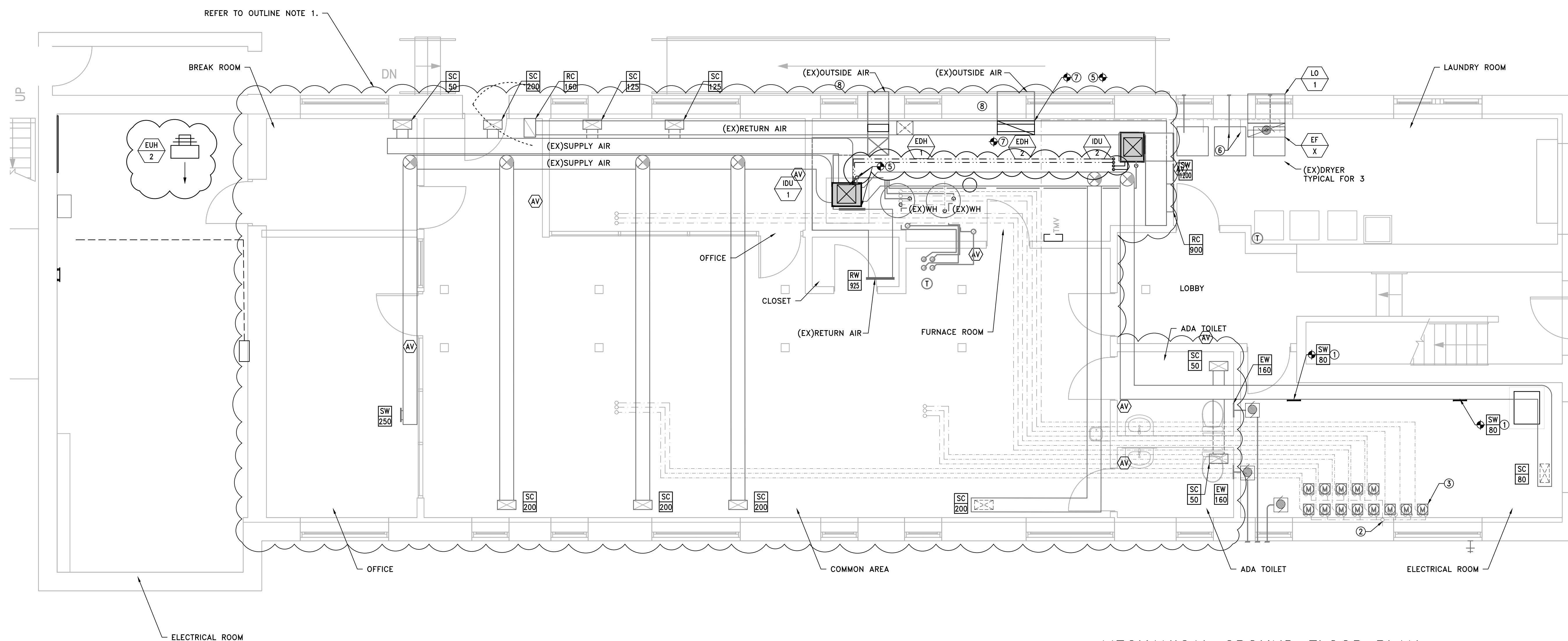
1. CLOUDED AREA IS BEING RECONFIGURED TO INCLUDE A SMALL KITCHENETTE (NO RANGE HOOD), 2 SMALLER OFFICES, AND A NEW QUIET ROOM. THE MAIN OFFICE AT THE NORTH WILL REMAIN. HVAC CONTRACTOR SHALL INCLUDE BUDGETARY PRICING TO ADD NEW CODE COMPLIANT ENERGY RECOVERY VENTILATOR SIZED FOR 400 CFM TO CAPTURE AND EXHAUST THE TOILETS, AND PROVIDE NEW TEMPERED AIR TO THE HEAT PUMP SYSTEM WHICH WILL BE UPGRADED TO INCLUDE THE 2 VERTICAL UNITS SHOWN PLUS 2 NEW HIGH WALL CASSETTES LOCATED IN THE SMALL OFFICES. PLAN TO RECONSTRUCT 50% OF THE SUPPLY AND RETURN DUCTWORK. PLAN TO INSTALL NEW HIGH-LOW TRANSFER GRILLS IN EACH OF 3 NEW ROOMS TO ENABLE TRANSFER AIR BACK TO THE CENTRAL VERTICAL AIR HANDLERS.

KEYED NOTES:

- 1 PROVIDE NEW AIR DEVICES ON THIS DUCT TRUNK. PROPERLY MASTIC ALL JOINTS AND PROPERLY SUSPEND DUCT PER DETAILS.
- 2 EXISTING 3" GAS SERVICE.
- 3 EXISTING TO REMAIN GAS METERS.
- 4 EXISTING COMMON AREA TOILET EXHAUST. REPLACE EXISTING VENT CAPS IF INDICATED DURING DEMO PHASE.
- 5 INSTALL NEW AIR SOURCED HEAT PUMPS TO SERVE COMMON AREAS. CONNECT NEW UNITS TO EXISTING DUCTWORK. INSTALL PER MANUFACTURER'S IOM AND PROVIDE TEST AND BALANCING TO EXISTING SYSTEM.
- 6 EXISTING DRYER VENT AND GAS LINE. CONTRACTOR TO ENSURE ALL GAS AND DRYER VENT CONNECTIONS ARE PROPERLY INSTALLED PRIOR TO PROJECT COMPLETION (TYP. 3).
- 7 CONNECT EXISTING OA DUCTWORK TO EXISTING RETURN AIR DUCT RUN SERVING NEW IDU.
- 8 NEW DUCT HEATER TO BE INSTALLED ON EXISTING OA DUCTWORK.

GENERAL SHEET NOTES:

1. CONTRACTOR TO VERIFY THAT CONDENSATE DRAIN IS IN WORKING CONDITION AND HAS PROPER DRAINAGE WITH NO OVERFLOW.
2. CONTRACTOR TO VERIFY THAT EXISTING FURNACE MEETS MANUFACTURER'S INSTRUCTION FOR VENT AND AIR INTAKE INSTALLATION, INCLUDING MAXIMUM VENT LENGTHS AND REQUIRED CLEARANCES.
3. PROVIDE FIRE DAMPERS OR SUB DUCTS AS REQUIRED TO ALL DUCT PENETRATIONS THROUGH RATED WALL ASSEMBLIES.
4. CONTRACTOR TO PERFORM ALL PROCEDURES TO TEST, ADJUST, AND BALANCE MECHANICAL SYSTEMS PRIOR TO PROJECT COMPLETION.



MECHANICAL GROUND FLOOR PLAN
 1 SCALE - 1/4" = 1'-0"



IN PROGRESS

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MECHANICAL GROUND PLAN

M100



GENERAL SHEET NOTES:

1. EXISTING FURNACE AND ASSOCIATED DUCTWORK AND PIPING TO REMAIN. CONTRACTOR TO VERIFY THAT FURNACE IS IN GOOD CONDITION AND PERFORMING TO DESIGN CAPABILITIES PER PROVIDED EQUIPMENT CUTSHEET. CONTRACTOR TO CLEAN FURNACE BEFORE END OF PROJECT.
2. CONTRACTOR TO VERIFY THAT CONDENSATE DRAIN IS IN WORKING CONDITION AND HAS PROPER DRAINAGE WITH NO OVERFLOW.
3. CONTRACTOR TO VERIFY THAT EXISTING FURNACE MEETS MANUFACTURER'S INSTRUCTION FOR VENT AND AIR INTAKE INSTALLATION, INCLUDING MAXIMUM VENT LENGTHS AND REQUIRED CLEARANCES.
4. EACH FURNACE IS MATCHED WITH CONDENSER ON ROOFTOP. CONTRACTOR TO INSPECT ALL REFRIGERANT PIPING, ROUTED FROM FURNACE TO ROOFTOP CONDENSER FOR DAMAGE. NOTIFY ARCHITECT AND PROVIDE PRICING FOR REPLACEMENT WHEN APPLICABLE.
5. CONTRACTOR TO REPLACE ALL RESIDENTIAL TOILET EXHAUST SYSTEMS WITH NEW.
6. CONTRACTOR TO PERFORM ALL PROCEDURES TO TEST, ADJUST, AND BALANCE MECHANICAL SYSTEMS PRIOR TO PROJECT COMPLETION.

KEYED NOTES:

- ① EXISTING FURNACES TO REMAIN.
- ② NEW 6" TOILET EXHAUST RUN TO BE INSTALLED WITH 1" INSULATION. COORDINATE WITH GC AND ARCHITECT FOR REINSTALLATION OF SOFFIT AFTER DUCTWORK INSTALLATION.
- ③ NEW RESIDENTIAL EXHAUST FAN.
- ④ EXHAUST SIDEWALL VENT CAP.

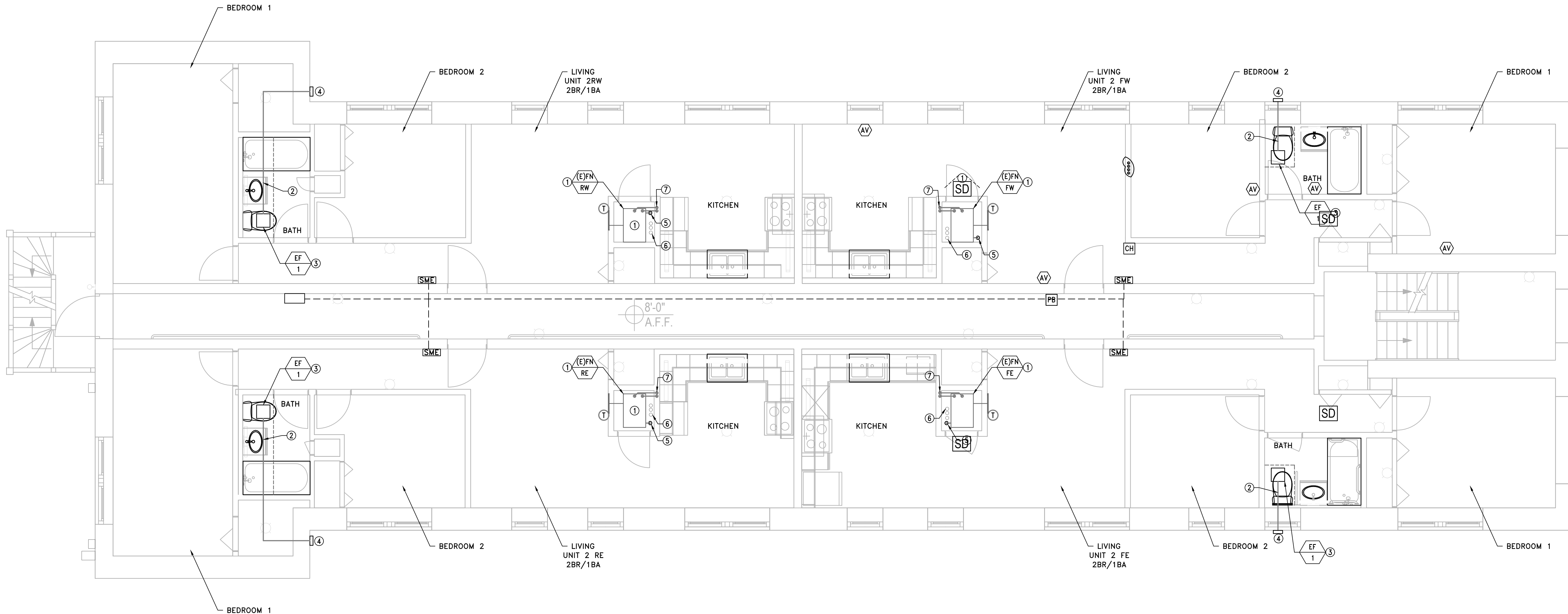


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MECHANICAL TYPICAL 2ND & 3RD FLOOR PLAN

① SCALE - 1/4" = 1'-0"

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MECHANICAL
TYPICAL 2ND & 3RD
FLOOR PLAN

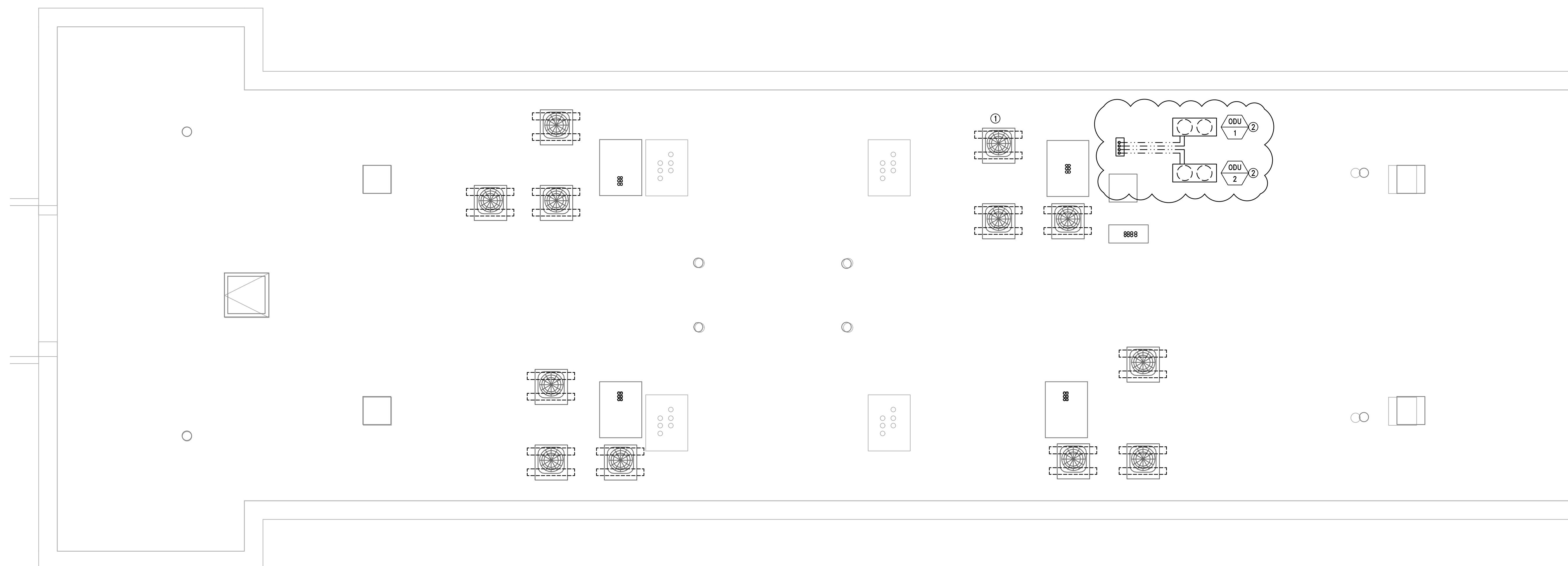
M101

GENERAL SHEET NOTES:

1. EXISTING CONDENSING UNITS AND ALL ASSOCIATED PIPING TO REMAIN UNLESS SPECIFIED OTHERWISE. CONTRACTOR TO CONFIRM THAT UNIT IS WORKING AS DESIGNED AND CLEAN UNIT.
2. ALL CONDENSERS SHALL BE INSTALLED ON VIBRATION ISOLATION RAILS FIXED TO THE ROOF STRUCTURE.
3. EACH CONDENSER IS MATCHED WITH FURNACE. CONTRACTOR TO INSPECT ALL REFRIGERANT PIPING ROUTED FROM CONDENSER TO FURNACE BELOW FOR DAMAGE. NOTIFY ARCHITECT AND PROVIDE PRICING FOR REPLACEMENT WHEN APPLICABLE.

KEYED NOTES:

- ① EXISTING ROOFTOP CONDENSING UNITS TO REMAIN. INSTALL VIBRATION ISOLATION RAILS FIXED TO ROOF STRUCTURE AFTER REROOFING EFFORT (TYP.).
- ② INSTALL NEW CONDENSING UNIT SERVING GROUND FLOOR HEAT PUMPS ON ROOF. INSTALL UNITS 18" FROM ROOF ON ROOF CURB RE:5/M400.



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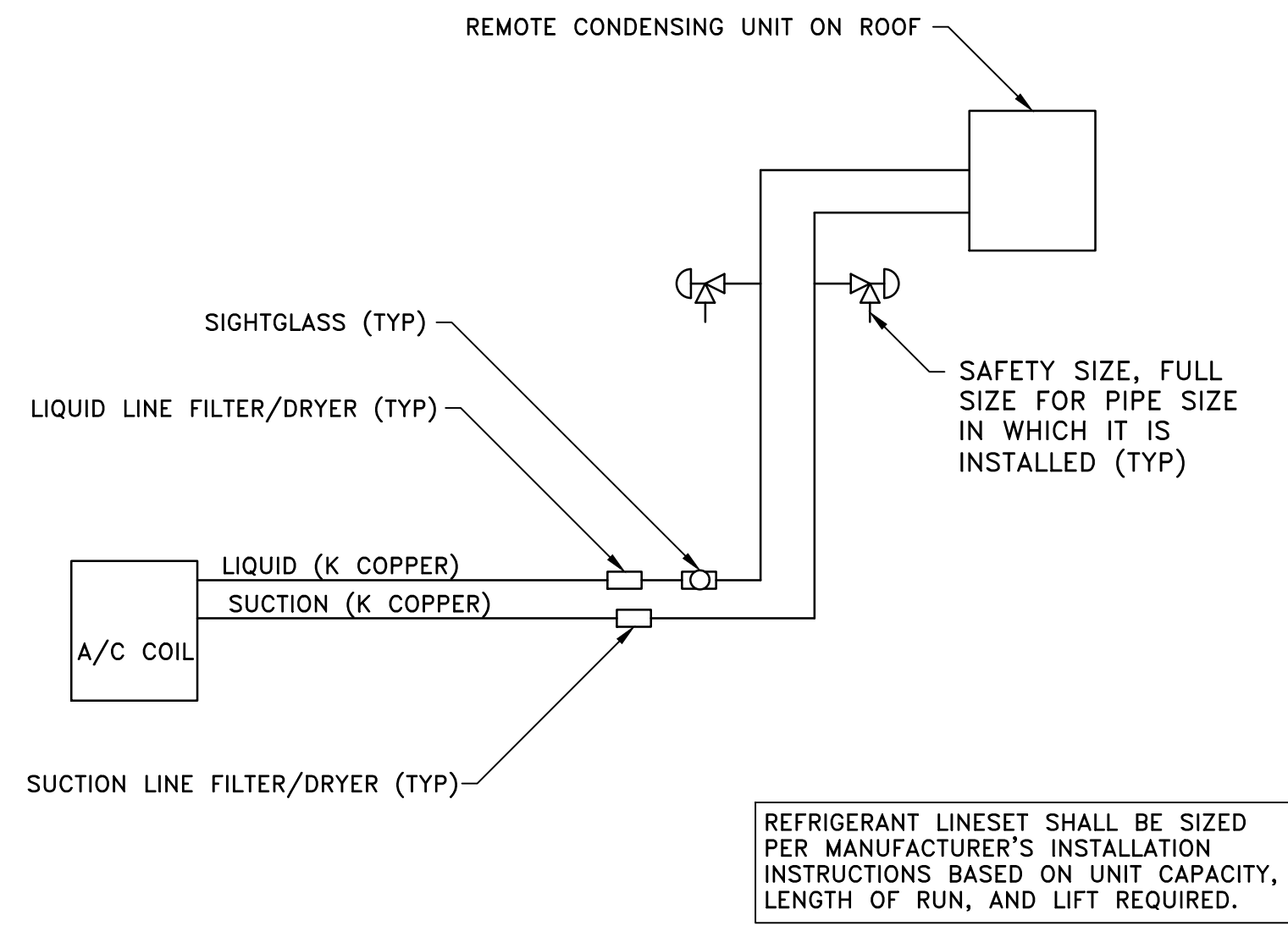
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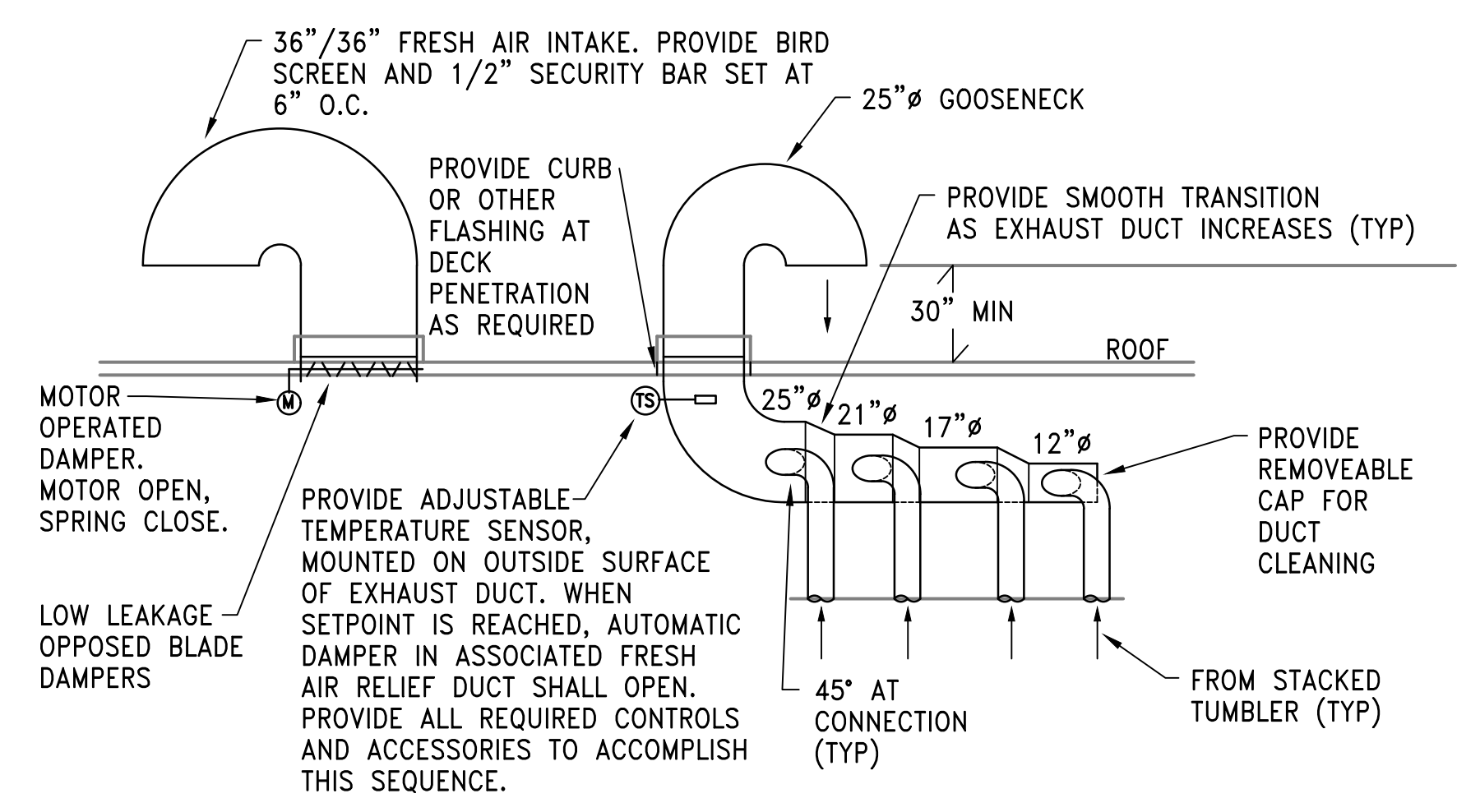
**MECHANICAL
ROOF PLAN**

M102

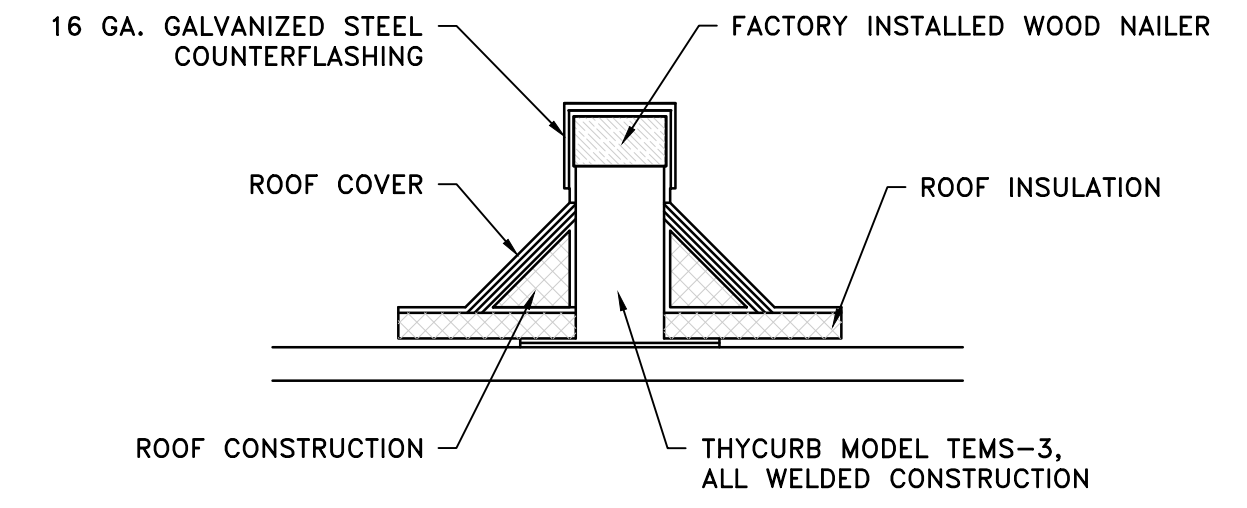
① MECHANICAL ROOF PLAN
SCALE - 1/4" = 1'-0"



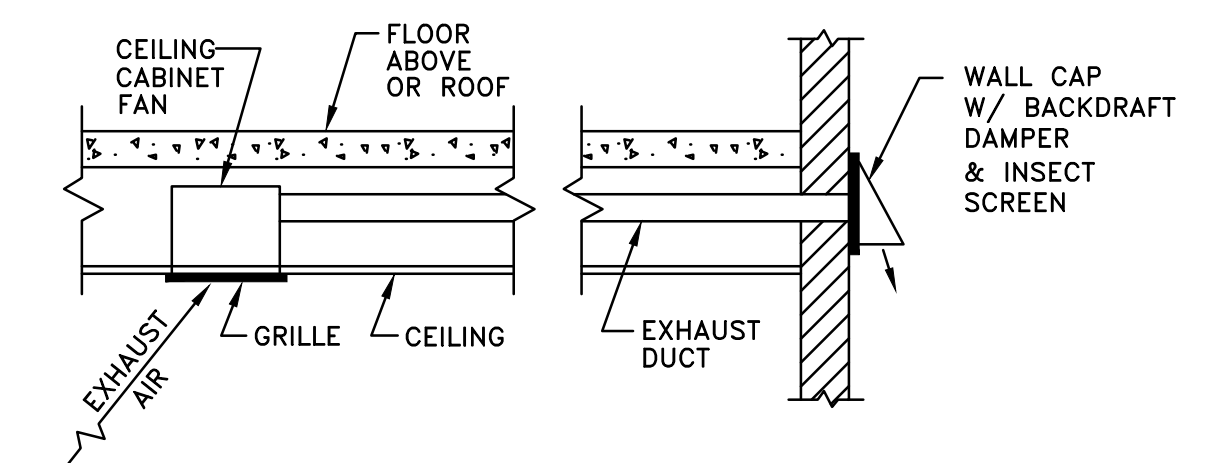
4 Remote Condensing Unit Detail
No Scale



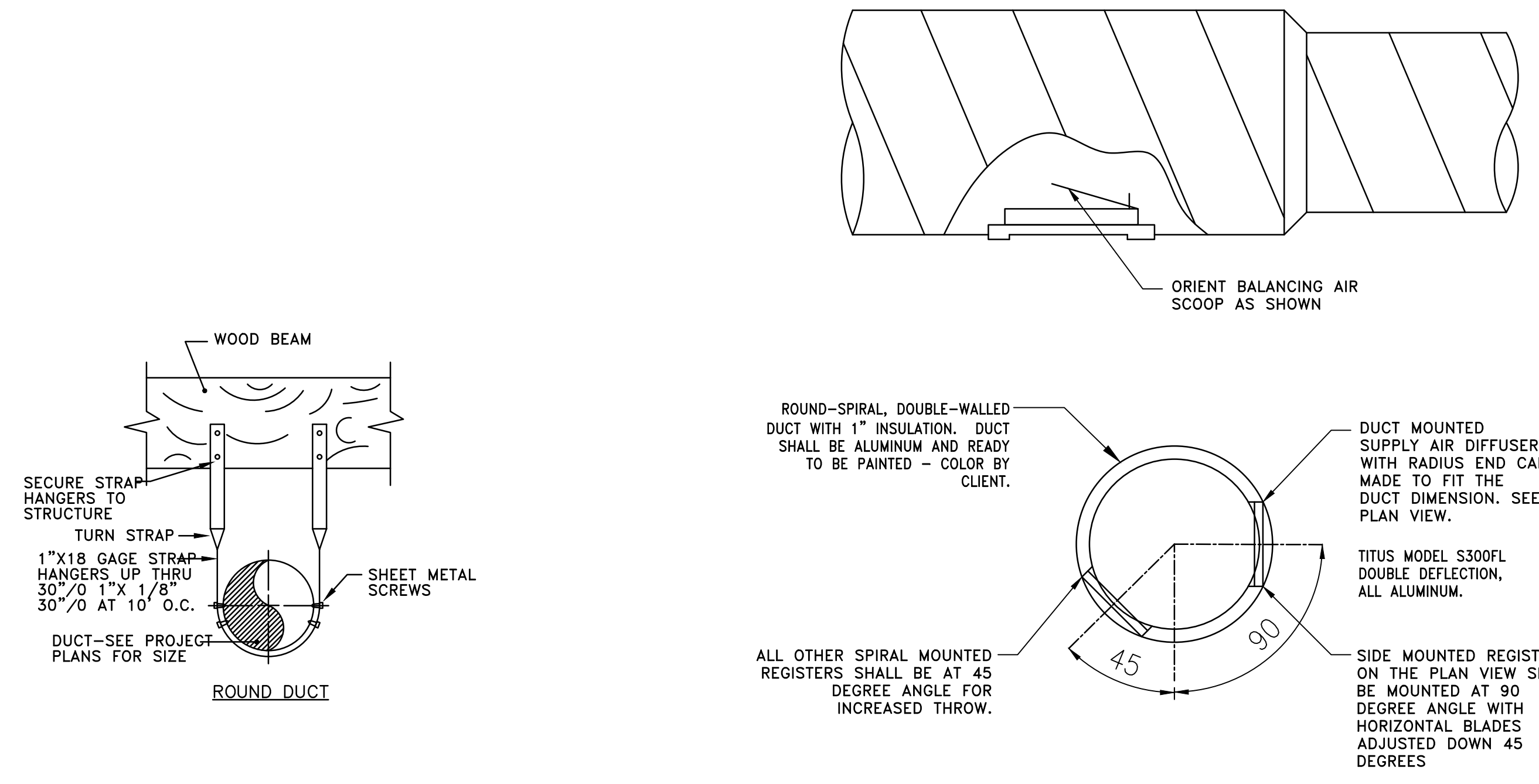
1 Exhaust & Relief Vent Detail
No Scale



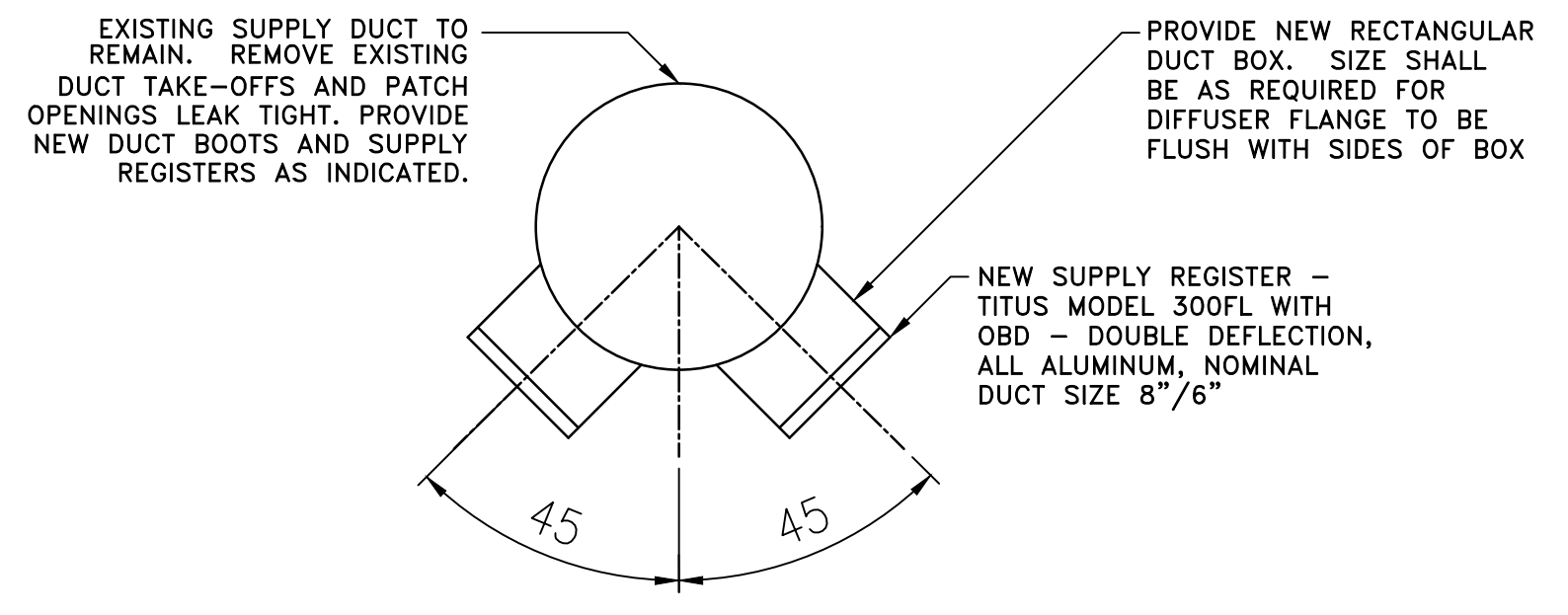
5 ROOF RAIL - EQUIPMENT SUPPORT DETAIL
N.T.S.



2 Bath Fan Detail with Sidewall discharge
No Scale



6 SPIRAL DUCT DIFFUSER MOUNTING DETAIL
NOT TO SCALE



3 Diffuser Mounting Detail
No Scale

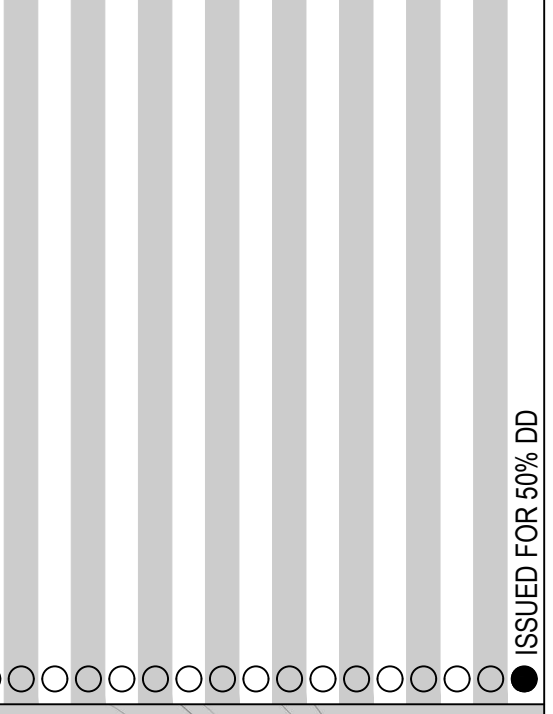
7 Duct Support Details
No Scale



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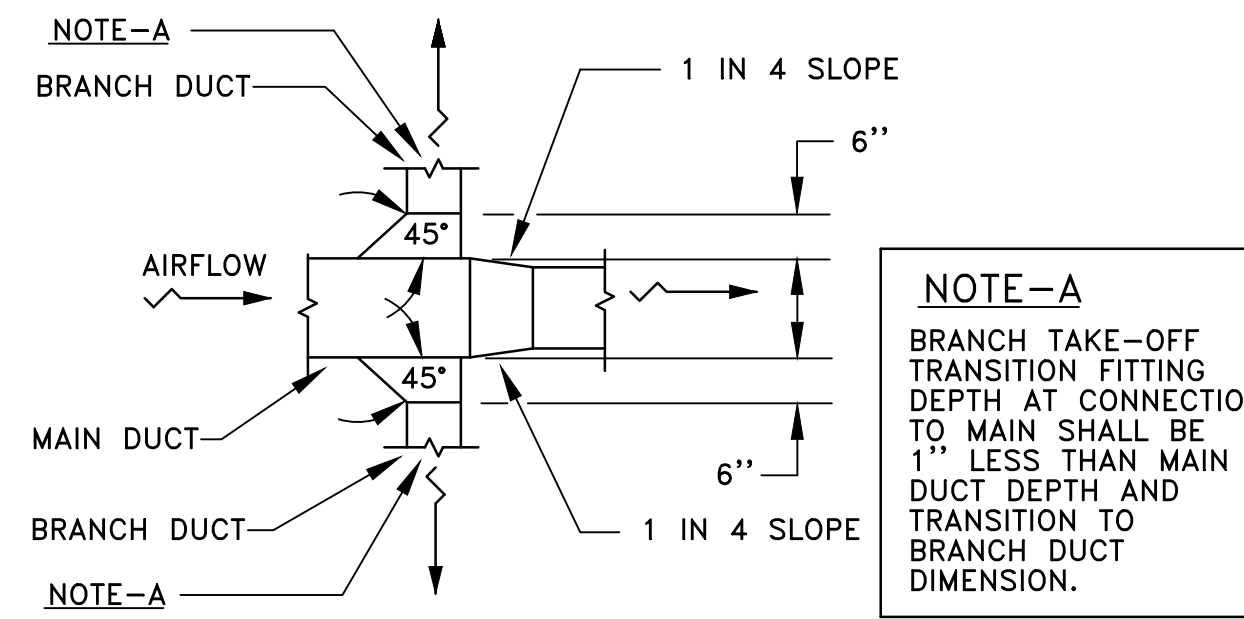
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MECHANICAL DETAILS

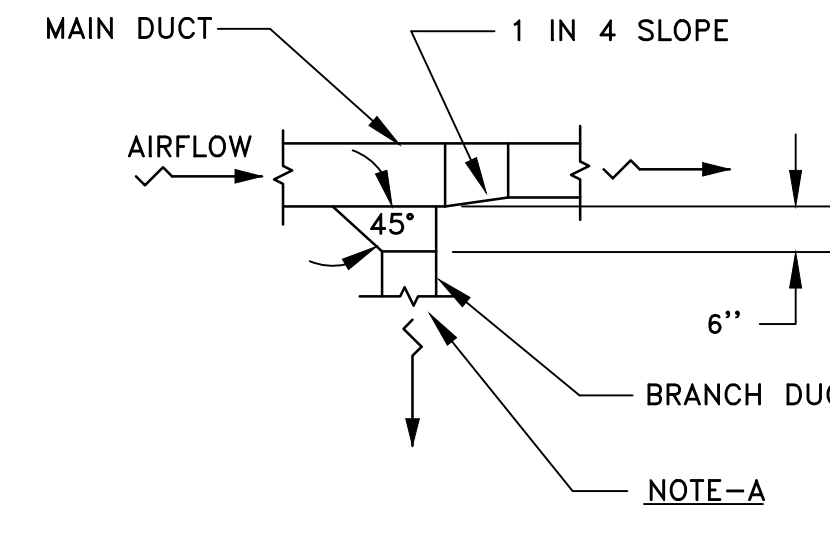
M400

NOTES:

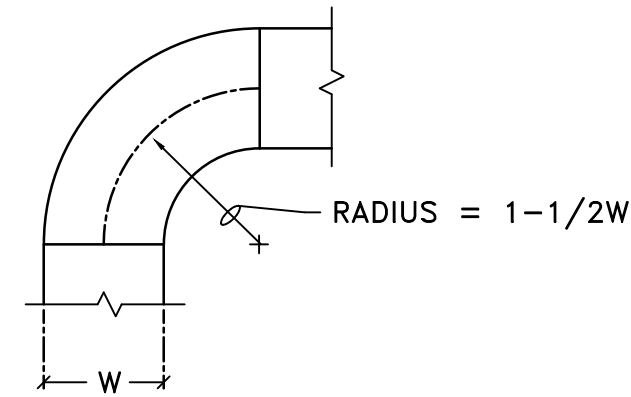
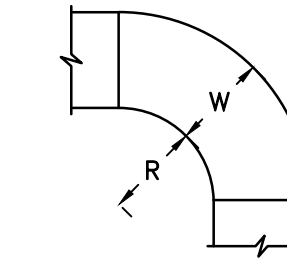
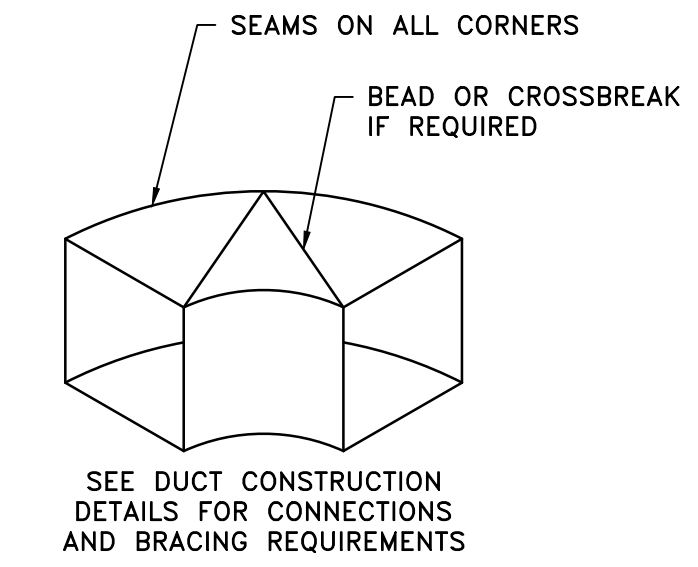
1. ALL DUCTWORK CONSTRUCTED IN ACCORDANCE WITH ASHRAE HANDBOOK AND PRODUCT DIRECTORY 1988 EQUIPMENT VOLUME, CHAPTER NO.
2. ALL CONTRACTOR FABRICATED AND MANUFACTURER FABRICATED COMPONENTS OF THE OUTSIDE AIR, SUPPLY AIR, RETURN AIR AND EXHAUST SYSTEMS SHALL BE CONSTRUCTED AND INSTALLED AIR-TIGHT. REFER TO DUCTWORK SEALANT DETAILS ON THIS SHEET. PIPE OPENINGS IN SYSTEM COMPONENTS SHALL HAVE SHEET METAL BAFFLES, SET IN SEALANT, TO PREVENT LEAKAGE.



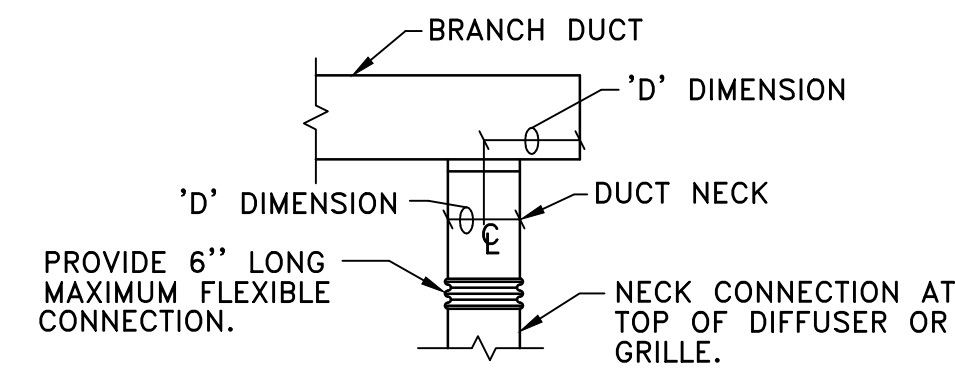
TYPICAL DOUBLE BRANCH TAKE-OFF
NOT TO SCALE



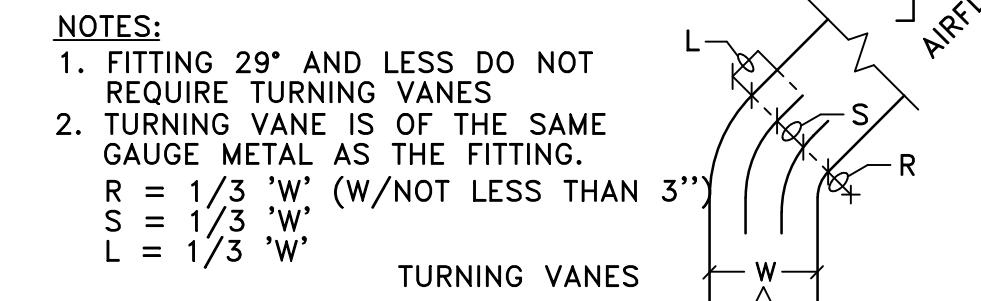
TYPICAL SINGLE BRANCH TAKE-OFF
NOT TO SCALE



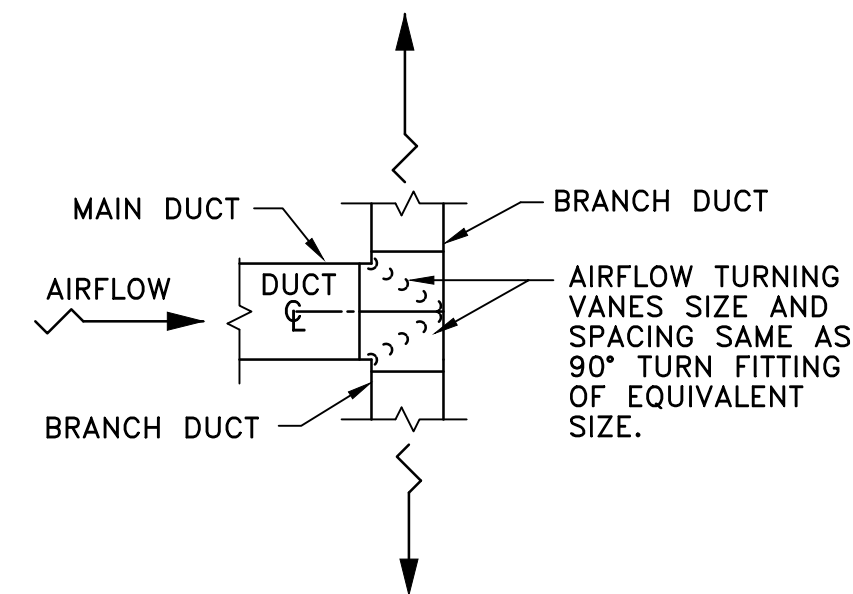
TYPICAL 30° TO 90° RADIUS ELL TURN FITTING
NOT TO SCALE



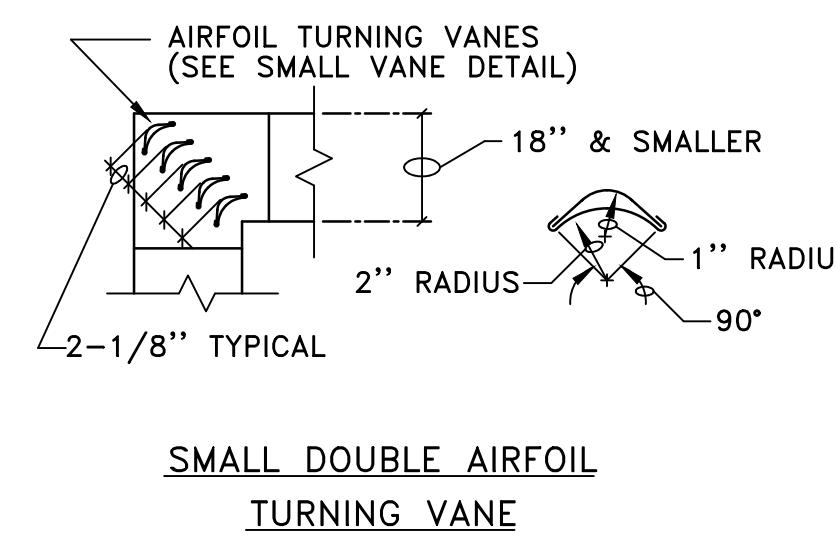
TYPICAL TOP CONNECTION TO DIFFUSER OR GRILLE DETAIL
NOT TO SCALE



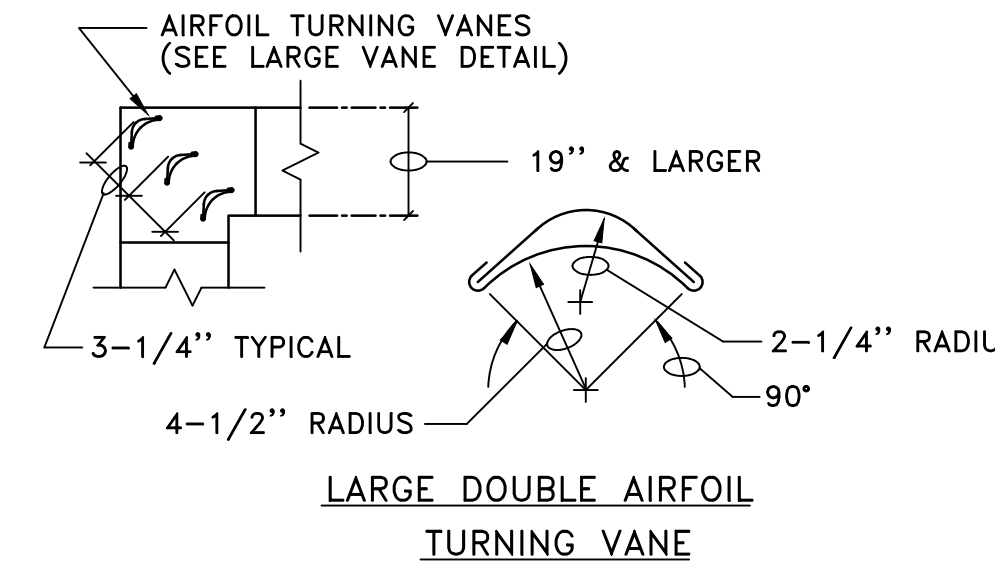
TYPICAL 30° TO 89° TURN FITTINGS
NOT TO SCALE



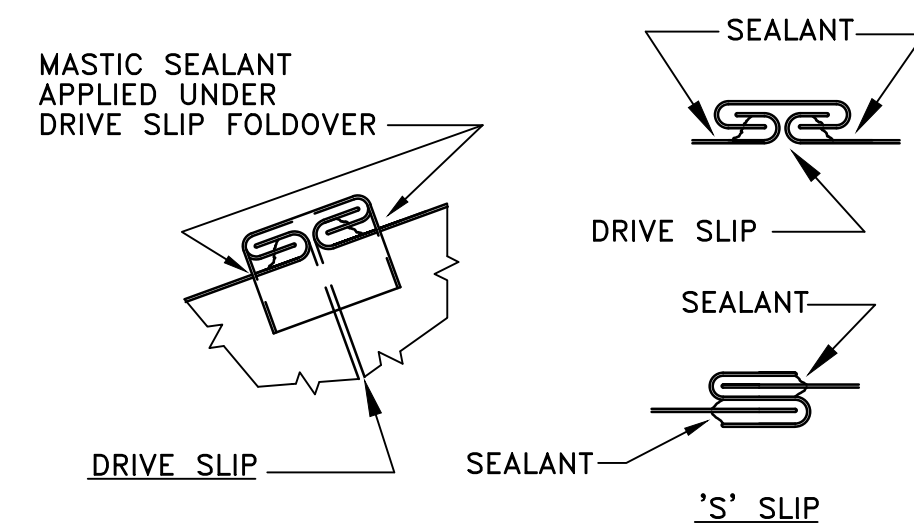
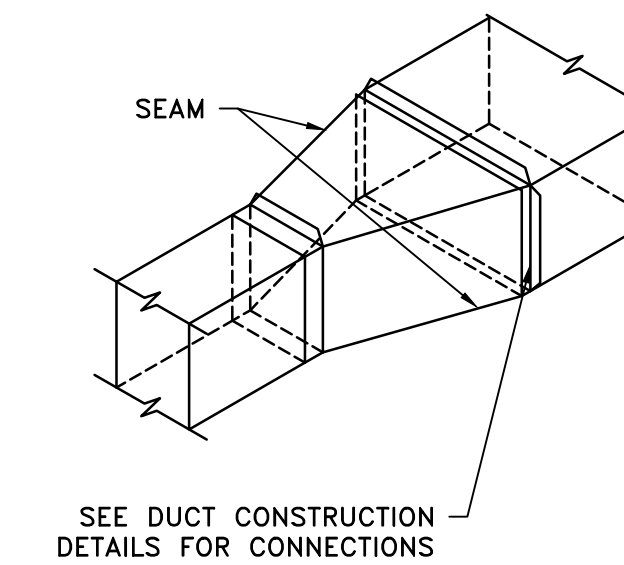
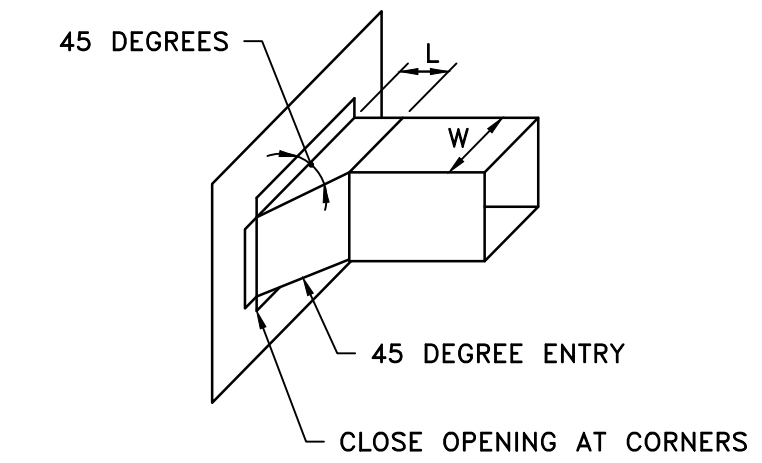
TYPICAL DOUBLE 90° TURN FITTING
(EQUAL CFM SPLIT SHOWN, UNEQUAL CFM SPLIT SIMILAR)
NOT TO SCALE



TYPICAL 90° TURN FITTING
18" AND SMALLER
NOT TO SCALE

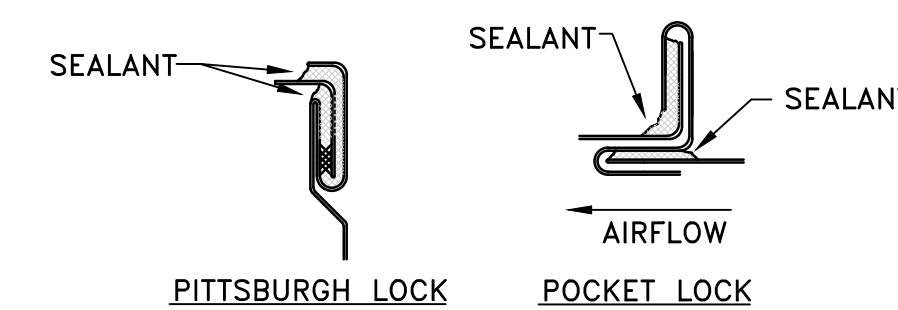


TYPICAL 90° TURN FITTING
19" AND LARGER
NOT TO SCALE

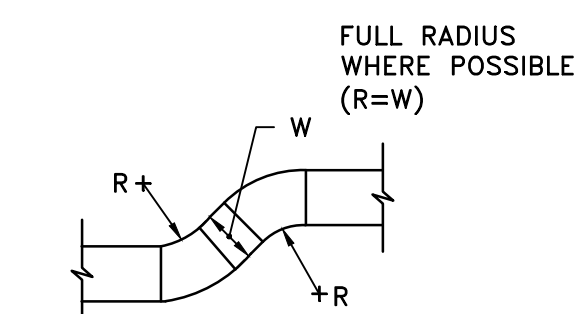
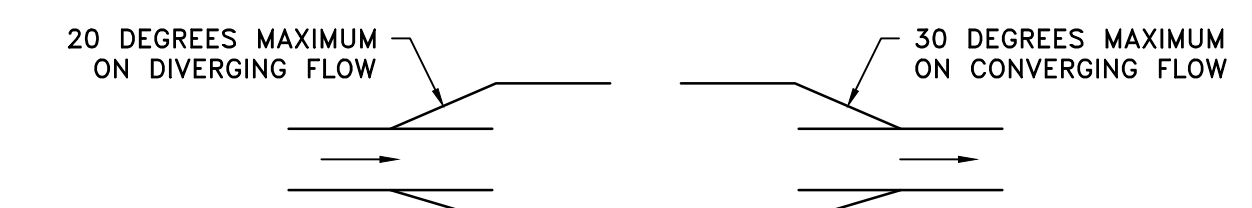
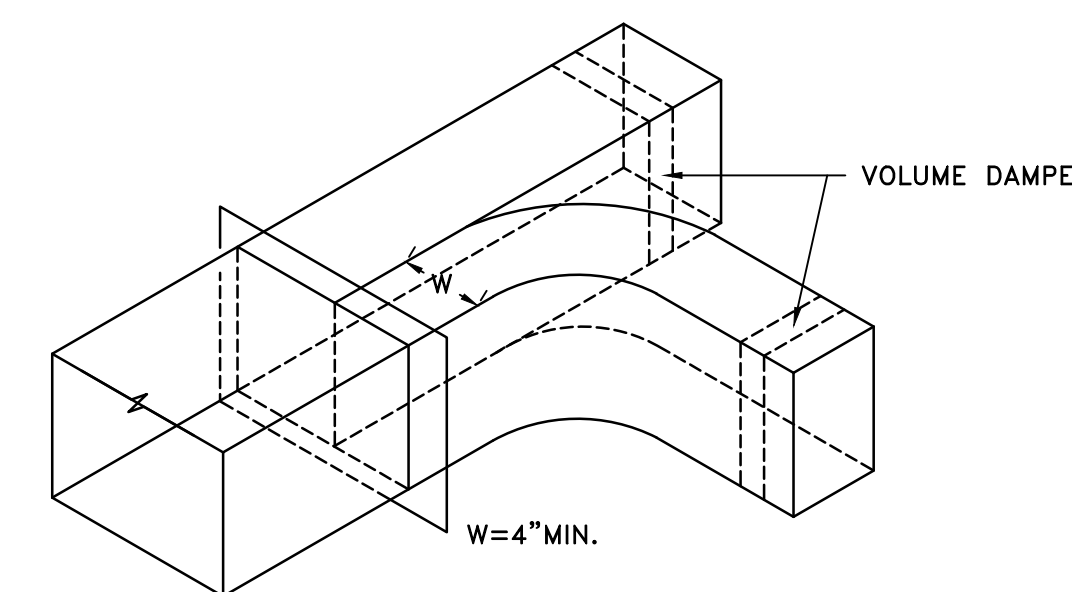


DUCTWORK SEALANT DETAIL NO. 1
NOT TO SCALE

IMPORTANT NOTE
SEALANT SHALL BE APPLIED TO DUCTWORK BEFORE ASSEMBLY.
EXCESS LIQUID OR MASTIC SHALL BE REMOVED WITH PROPER SOLVENT WHEREVER DUCTWORK IS EXPOSED IN OCCUPIED AREAS.



DUCTWORK SEALANT DETAIL NO. 2
NOT TO SCALE



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MECHANICAL DETAILS

M401

ELECTRIC UNIT HEATER SCHEDULE											
TAG	QTY	SERVING	BASED ON	CFM	HEIGHT	dBA	VOLTS / PHASE	WATTS	BTU/H	SHIPPING WEIGHT (LBS)	REMARKS
EUH-1	1	ELECTRICAL ROOM	RENZOR EGW	300	12.5"	51	240 / 1	3000	10236	20	1 THRU 4

- 20 GAUGE PAINTED STEEL CABINET WITH ADJUSTABLE LOUVERS
- HIGH LIMIT TEMPERATURE CONTROL WITH AUTOMATIC RESET, AND BACKUP SINGLE OPERATION THERMAL FUSE
- PROVIDE INTEGRAL TEMPERATURE CONTROL SET TO MAINTAIN SPACE TEMPERATURE AT 60°F (ADJUSTABLE)
- EC TO PROVIDE DISCONNECT

FAN SCHEDULE														
TAG NO	SERVES	TYPE OF FAN	BASED ON	MODEL	FLOW (CFM)	E.S.P. (IN H2O)	DRIVE	SONES	WEIGHT (LBS)	MOTOR DATA			REMARKS	
										HP	VOLTS/HZ/PHASE	FLA	RPM	
TEF-1	UNIT BATHROOMS	CEILING FAN	BROAN	ZB80	80	0.1	DIRECT	0.3	12.5	7.6w	120 / 60 / 1	0.3	985	1,2,3,5,6
(E)TEF-2	COMMON SPACE BATHROOMS	CEILING FAN	BROAN	L-150	160	0.1				100w	120 / 60 / 1			EXISTING TO REMAIN

- INCLUDE FACTORY PROVIDED DISCONNECT SWITCH
- FAN TO RUN 24/7. INTERLOCK FAN WITH OCCUPANCY SENSOR FOR RAMP UP. COORDINATE WITH EC FOR KEYED SWITCH DISCONNECT.
- PROVIDE VARIABLE SPEED DRIVE.
- INCLUDE STEEL GRILLE
- PROVIDE VIBRATION ISOLATION AS RECOMMENDED BY FACTORY

FURNACE SCHEDULE																		
TAG NO.	QTY	BASED ON	MODEL NUMBER	EQUIPMENT CONFIGURATION	WEIGHT (LBS)	FAN HP	AIRFLOW CFM	ESP (IN H2O)	DX COIL				ELECTRICAL DATA			NOTES		
									TOTAL CAP	CONDENSER MODEL#	COIL MODEL #	SEER	INPUT CAP.	OUTPUT CAP.	VOLTS/HZ/PHASE		MCA	MOCF
(E)FN-RW	3	CARRIER	58MCA-060-16	VERTICAL	166	1/2	1200	0.5	18	24ABS318	CNRVP2417ACAABAA	13	60,000	56,000	208 / 60 / 1	10.1	15	
(E)FN-RE	3	CARRIER	58MCA-060-16	VERTICAL	166	1/2	1200	0.5	18	24ABS318	CNRVP2417ACAABAA	13	60,000	56,000	208 / 60 / 1	10.1	15	
(E)FN-FW	3	CARRIER	58MCA-060-16	VERTICAL	166	1/2	1200	0.5	18	24ABS318	CNRVP2417ACAABAA	13	60,000	56,000	208 / 60 / 1	10.1	15	
(E)FN-FE	3	CARRIER	58MCA-060-16	VERTICAL	166	1/2	1200	0.5	18	24ABS318	CNRVP2417ACAABAA	13	60,000	56,000	208 / 60 / 1	10.1	15	

- Standard thermostatic controls driven off IECC compliant multi-stage programmable thermostat.
- Electrical contractor to provide power and remote disconnect as shown on electric plans.
- Contractor to provide 5-year parts and labor warranty.
- MC to provide construction filters as required and (4) sets of clean filters after commissioning.
- Powered direct vent combustion section. Provide intake and vent piping per manufacturer instructions.
- Provide condensate neutralizer kit

MINI-SPLIT HEAT PUMPS																						
OUTDOOR UNIT													INDOOR UNIT									
Tag	Manuf.	Model	Cooling (btu/h)	Heating (btu/h) 47°F OA	Heating (btu/h) 17°F OA	EER	SEER	HSPF2	MCA	FLA	MOCF	Volts / Ph	Tag	Manufacturer	Model	Airflow Max CFM	Sound Max dB(A)	MCA	MOCF	Voltage	Remarks	
ODU-1	LG	ARUM048SS5	48,000	54,000	36,400	12.2	17	10	24	18.4	40	208 / 1	IDU-1	LG	ARNLU423NK44	1,250	46	2.25	-	208 / 1	1-7	
ODU-2	LG	ARUN024GSS4	24,000	31,200	18,900	14.8	18.15	10.2	19.6	15.3	30	208 / 1	IDU-2	LG	ARNLU23NJ44	530	42	1.4	-	208 / 1	1-7	

- Guaranteed heating or cooling operation down to -22 deg. F
- Provide factory non-fused disconnect switch for outdoor and indoor units.
- Include base pan heater
- Include programmable controller
- System uses a variable capacity compressor and three speed supply air fan to match capacity to the load and minimize energy consumption.
- Cooling EER rating is provided for AHRI conditions. Heating HSPF rating is provided for indoor 70F DB / 60F WB and outdoor -4F DB / -5F WB.
- Provide condensate pump and piping to nearest open drain in basement.

ROOM TAG	QTY	ROOM NAME	SPACE USE	AREA (SF)	VENTILATION SCHEDULE										TAG # OF SUPPLY AIR EQUIP	TAG # OF EXHAUST AIR EQUIP	REMARKS	
					ORDINANCE REQUIREMENTS (CoC)					ACTUAL PROVIDED								
					NATURAL LIGHT AND VENT (SF)	MECHANICAL VENT	NATURAL LIGHT AND VENT (SF)	MECHANICAL VENT (CFM)	GLASS AREA SF	VENT AREA SF	SUP cfm/sf	EXH cfm/sf	SUP CFM	EXH CFM				GLASS AREA SF
GRND	1	LOBBY	ENTRANCE LOBBY	96	NR	NR	NV	NV	0	0	NR	NR	0	0	0			
GRND	1	MECHANICAL ROOM	UTILITY ROOM	234	NR	NR	NR	NR	0	0	NR	NR	0	0	0			
GRND	1	LAUNDRY	LAUNDRIES	234	18.72	9.36	1.5	1.5	351	351	0	0	355	118	355			
GRND	1	COMMON AREA	OFFICE	1015	81.2	40.6	0.6	0.3	609	305	0	0	610	203	305			
GRND	1	FURNACE ROOM	UTILITY ROOM	253	NR	NR	NR	NR	0	0	NR	NR	0	0	0			
GRND	1	COMPUTER ROOM	OFFICE	146	11.68	5.84	0.6	0.3	88	44	0	0	90	30	45			
GRND	1	CLOSET	INACTIVE STORAGE	85	NR	NR	NR	NR	0	0	NR	NR	0	0	0			
GRND	1	ELECTRICAL ROOM	UTILITY ROOM	452	NR	NR	NR	NR	0	0	NR	NR	0	0	0			
GRND	1	MEETING ROOM	OFFICE	214	17.12	8.56	0.6	0.3	128	64	0	0	130	43	65			
GRND	1	ACCESSIBLE TOILET	TOILET	50	NR	NR	0	2	0	100	NR	NR	0	0	100			
GRND	1	ACCESSIBLE TOILET	TOILET	41	NR	NR	0	2	0	82	NR	NR	0	0	85			
GRND	1	N. STAIRS	CORRIDOR	128	NR	NR	0	NR	0	0	NR	NR	0	0	0			
TYPICAL 1ST THRU 3RD	3	CORRIDOR	CORRIDOR	300	NR	NR	0	NR	0	0	NR	NR	0	0	0			
TYPICAL 1ST THRU 3RD	3	N. STAIRS	CORRIDOR	115	NR	NR	0	NR	0	0	NR	NR	0	0	0			
TYPICAL 1ST THRU 3RD	3	UNIT FW-2BR/1BA	CORRIDOR	100	NR	NR	0	NR	0	0	NR	NR	0	0	0			
	3	LIVING	LIVING QUARTER	165	13.2	6.6	NV	NV	0	0	38	23.72	0	0	0			
	3	KITCHEN	PRIVATE DWELLING: KITCHEN	60	4.8	2.4	0	1.5	0	90	0	0	0	0	90			
	3	BEDROOM 1	LIVING QUARTER	114	9.12	4.56	NV	NV	0	0	41.96	25.84	0	0	0			
	3	BEDROOM 2	LIVING QUARTER	80	6.4	3.2	NV	NV	0	0	6.72	4.33	0	0	0			
TYPICAL 1ST THRU 3RD	3	BATH	PRIVATE DWELLING: TOILET	35	NR	NR	0	1.5	0	53	NR	NR	0	0	55			
TYPICAL 1ST THRU 3RD	3	UNIT FE-2BR/1BA	CORRIDOR	100	NR	NR	0	NR	0	0	NR	NR	0	0	0			
	3	LIVING	LIVING QUARTER	165	13.2	6.6	NV	NV	0	0	38	23.72	0	0	0			
	3	KITCHEN	PRIVATE DWELLING: KITCHEN	60	4.8	2.4	0	1.5	0	90	0	0	0	0	90			
	3	BEDROOM 1	LIVING QUARTER	114	9.12	4.56	NV	NV	0	0	41.96	25.84	0	0	0			
	3	BEDROOM 2	LIVING QUARTER	80	6.4	3.2	NV	NV	0	0	6.72	4.33	0	0	0			
TYPICAL 1ST THRU 3RD	3	BATH	PRIVATE DWELLING: TOILET	35	NR	NR	0	1.5	0	53	NR	NR	0	0	55			
TYPICAL 1ST THRU 3RD	3	UNIT RW-2BR/1BA	CORRIDOR	82	NR	NR	0	NR	0	0	NR	NR	0	0	0			
	3	LIVING	LIVING QUARTER	165	13.2	6.6	NV	NV	0	0	34.04	21.36	0	0	0			
	3	KITCHEN	PRIVATE DWELLING: KITCHEN	60	4.8	2.4	0	1.5	0	90	0	0	0	0	90			
	3	BEDROOM 1	LIVING QUARTER	149	11.92	5.96	NV	NV	0	0	21.36	13.14	0	0	0			
	3	BEDROOM 2	LIVING QUARTER	82	6.56	3.28	NV	NV	0	0	20.6	12.7	0	0	0			
TYPICAL 1ST THRU 3RD	3	BATH	PRIVATE DWELLING: TOILET	37	NR	NR	0	1.5	0	56	NR	NR	0	0	60			
TYPICAL 1ST THRU 3RD	3	UNIT RE-2BR/1BA	CORRIDOR	82	NR	NR	0	NR	0	0	NR	NR	0	0	0			
	3	LIVING	LIVING QUARTER	165	13.2	6.6	NV	NV	0	0	34.04	21.36	0	0	0			
	3	KITCHEN	PRIVATE DWELLING: KITCHEN	60	4.8	2.4	0	1.5	0	90	0	0	0	0	90			
	3	BEDROOM 1	LIVING QUARTER	149	11.92	5.96	NV	NV	0	0	21.36	13.14	0	0	0			
	3	BEDROOM 2	LIVING QUARTER	82	6.56	3.28	NV	NV	0	0	20.6	12.7	0	0	0			
TYPICAL 1ST THRU 3RD	3	BATH	PRIVATE DWELLING: TOILET	37	NR	NR	0	1.5	0	56	NR	NR	0	0	60			
TOTAL				10871						1176	2674		1,185	395	2725			

BUILDING PRESSURIZATION TABLE	
Total Ordinance Required Outside Air (CFM)	392
Total Actual Outside Air Provided (CFM)	395
Total Actual Continuous Exhaust (CFM)	2,725

Note: This table is to show conformity to Section 18-28-501.4.

HEATING TABLE	
Building Load (MBH)	-
Ventilation Load (MBH)	33
Total Heating Load (MBH)	33
Heating System Output Capacity (MBH)	294
Heating System Equipment including in this table:	
(E) FN-1, FN-2, FN-RE, FN-RW, FN-FW, FN-FE	

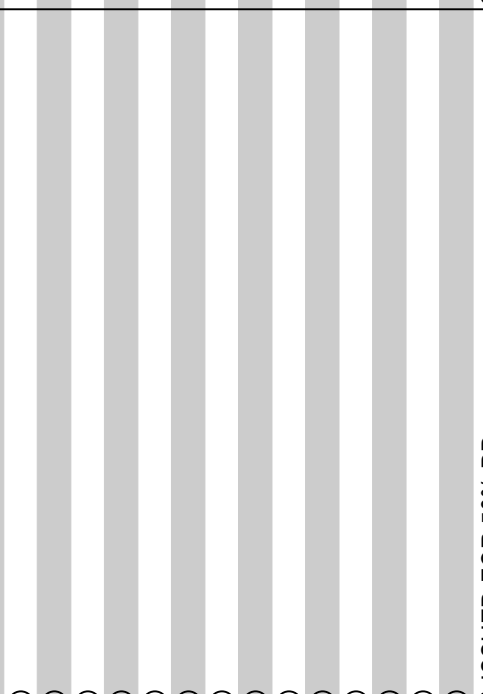


11 N. Northwest Hwy, Suite 107
Pork Ridge, IL 60068

IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

ISSUED FOR 50% DD



Heart of Uptown Apartments
847 W. Sunnyside
Chicago, IL 60640

2218a
MECHANICAL DETAILS

M600

ELECTRICAL GENERAL NOTES

1. THIS CONTRACTOR SHALL FURNISH AND INSTALL ALL EQUIPMENT, MATERIALS AND LABOR DOCUMENTED HERE IN NOTES OR INDICATED ON DRAWINGS. CONTRACTOR SHALL ALSO FURNISH AND INSTALL ALL MISCELLANEOUS EQUIPMENT, MATERIALS AND LABOR WHICH MAY NOT BE SPECIFICALLY CALLED FOR, BUT IS NECESSARY FOR A COMPLETE, CODE COMPLIANT AND SATISFACTORY OPERATING INSTALLATION. CONTRACTOR SHALL LEAVE HIS WORK IN OPERATING CONDITION.
2. ALL MATERIALS, WORKMANSHIP AND INSTALLATION SHALL COMPLY WITH ALL APPLICABLE BUILDING CODES, ADDENDA AND ORDINANCES AS DEFINED BY THE AUTHORITY HAVING JURISDICTION AS OF THE DATE OF THIS DRAWING RELEASE. THE INSTALLATION SHALL ALSO MEET PUBLISHED OWNER REQUIREMENTS AS WELL AS THE FOLLOWING CODES, INCLUDING, BUT NOT LIMITED TO AND THE CITY OF CHICAGO 2018 ELECTRICAL CODE WHERE ANY PART OF THE WORK INDICATED IS NOT IN ACCORDANCE WITH THESE REQUIREMENTS, THIS CONTRACTOR SHALL NOTIFY THE ARCHITECT AND MAKE ALL CHANGES REQUIRED BY THE ENFORCING AUTHORITIES IN A MANNER APPROVED BY THE ARCHITECT AND WITHOUT ADDITIONAL COST TO THE OWNER.
3. ALL SUBCONTRACTORS SHALL COORDINATE WITH THE GENERAL CONTRACTOR FOR THE SCOPE OF FIRE STOPPING AROUND ALL PENETRATIONS THROUGH ALL FIRE-RATED WALLS AND CEILINGS. FIRE-STOPPING SHALL BE EQUAL IN FIRE-RATING TO WALLS, FLOORS AND CEILINGS WHICH PENETRATIONS PASS THROUGH. SEE ARCHITECTURAL PLANS FOR FIRE-RATING REQUIREMENTS. FIRE STOPPING INSTALLATION SHALL BE BY THIS CONTRACTOR UNLESS NOTED OTHERWISE.
 - A. FOR LARGER OPENINGS WITH MULTIPLE PENETRATING MEMBERS, AN INTUMESCENT COMPOSITE SHEET SHALL BE PROVIDED AND INSTALLED ACCORDING TO THE LISTED UL ASSEMBLY INSTRUCTIONS. PROVIDE SPECSEAL COMPOSITE SHEET OR EQUAL.
 - B. AN ENGINEERING JUDGEMENT MAY BE PROVIDED BY THE CONTRACTOR FOR ALTERNATE FIRESTOPPING METHODS.
4. GENERAL REQUIREMENTS
 - A. THE GENERAL CONTRACTOR CONDITIONS, SUPPLEMENTARY CONDITIONS AND GENERAL REQUIREMENTS ARE PART OF THIS SPECIFICATION. INSTALLATION SHALL MEET OWNER GUIDELINES.
 - B. DRAWINGS ARE DIAGRAMMATIC AND INDICATE THE GENERAL ARRANGEMENT OF SYSTEMS AND WORK INCLUDED IN THE CONTRACT. DRAWINGS ARE NOT TO BE SCALED. THE ARCHITECTURAL DRAWINGS AND DETAILS SHALL BE EXAMINED FOR EXACT LOCATION OF FIXTURES AND EQUIPMENT. WHERE THEY ARE NOT DEFINITELY LOCATED, THIS INFORMATION SHALL BE OBTAINED FROM THE ARCHITECT.
 - C. ELECTRICAL CONTRACTOR SHALL FOLLOW DRAWINGS IN LAYING OUT WORK AND CHECKING DRAWINGS OF OTHER TRADES TO VERIFY SPACES IN WHICH WORK WILL BE INSTALLED. MAINTAIN MAXIMUM HEADROOM AND SPACE CONDITIONS AT ALL POINTS IN COORDINATION AND COOPERATION WITH ALL OTHER CONTRACTORS. WHERE HEADROOM OR SPACE CONDITIONS APPEAR INADEQUATE, ENGINEER SHALL BE NOTIFIED BEFORE PROCEEDING WITH INSTALLATION.
5. ELECTRICAL CONTRACTOR SHALL CONSULT THE ARCHITECTURAL DRAWINGS AS WELL AS MECHANICAL AND PLUMBING DRAWINGS, REGARDING THE WORK OF OTHER TRADES RELATING TO ELECTRICAL WORK AND INSTALLATIONS.
6. VERIFICATION OF EXISTING CONDITIONS
 - A. THE ELECTRICAL CONTRACTOR SHALL VISIT THE SITE AND SHALL FAMILIARIZE HIMSELF WITH EXISTING CONDITIONS WHICH WILL AFFECT THE WORK TO BE PERFORMED. VERIFY WITH THE BUILDING OWNER IF ANY EXISTING ITEMS MAY BE REUSED AS PART OF THE SCOPE OF WORK. THE SUBMISSION OF A PROPOSAL BY THIS CONTRACTOR SHALL BE CONCLUSIVE EVIDENCE THAT THESE SITE EVALUATIONS AND CORRESPONDENCE HAVE BEEN MADE. NO ALLOWANCE SHALL SUBSEQUENTLY BE MADE ON THE CONTRACTOR'S BEHALF FOR EXTRA EXPENSE INCURRED DUE TO FAILURE OR NEGLIGENCE ON THEIR PART TO MAKE THIS VISIT AND EXAMINATION.
 - B. VERIFY IN FIELD LOCATIONS OF EXISTING UTILITIES.
 - C. PROVIDE NEW WALL COVER PLATES FOR EXISTING TO REMAIN RECEPTACLES, DATA AND TELEPHONE DEVICES.
 - D. TEST ALL EXISTING TO REMAIN DUPLEX OR QUAD RECEPTACLES IN AREAS OF CONSTRUCTION FOR CODE COMPLIANT FUNCTIONAL INSTALLATION. REPLACE ANY DEVICE FOUND TO BE NON-FUNCTIONING WITH NEW RECEPTACLE IN EXISTING LOCATION.
 - E. VERIFY ALL GFCI PROTECTED RECEPTACLES ARE GROUNDED AND FUNCTIONAL. REPLACE BROKEN OR DAMAGED GFCI RECEPTACLES WITH NEW FOR CODE COMPLIANT INSTALLATION.
7. "RECORD" DRAWINGS SHALL BE MAINTAINED AS THE JOB PROGRESSES. DRAWINGS SHALL CONTAIN JOB RECORDED LAYOUTS WITH DIMENSION LOCATIONS OF ALL EQUIPMENT AND PIPING, INCLUDING CONCEALED PIPING. SUBMIT AS BUILT DRAWINGS TO ARCHITECT.
8. ALL MATERIALS AND EQUIPMENT PROVIDED BY THIS CONTRACTOR SHALL BE NEW AND FIRST CLASS. NO REJECTS WILL BE ACCEPTABLE, THE INSTALLATION OF ALL MATERIALS AND EQUIPMENT SHALL BE MADE IN A NEAT AND WORKMANLIKE MANNER.
9. ELECTRICAL CONTRACTOR SHALL GIVE ALL REQUISITE NOTICES AND OBTAIN AND PAY FOR ALL PLAN EXAMINATIONS, LICENSES AND PROJECT INSPECTIONS REQUIRED BY LOCAL OR GOVERNMENTAL AUTHORITIES.
10. THIS CONTRACTOR IS RESPONSIBLE FOR ALL CUTTING AND PATCHING CAUSED BY THE ELECTRICAL SCOPE OF WORK UNLESS DIRECTED OTHERWISE BY THE GENERAL CONTRACTOR. THIS CONTRACTOR IS NOT TO CUT ANY STRUCTURAL MEMBER.
11. THIS CONTRACTOR IS RESPONSIBLE FOR CLEANUP AND REMOVAL OF ANY LEFTOVER MATERIAL OR RUBBISH CAUSED BY THE INSTALLATION OF THIS WORK. ALL SUCH MATERIAL SHALL BE REMOVED FROM THE JOB SITE DAILY OR AS REQUESTED BY THE GENERAL CONTRACTOR, ARCHITECT, AND OWNER.
12. PROTECT ALL EQUIPMENT, WORK AND MATERIAL FROM DAMAGE DUE TO ANY CAUSE.
13. ALL WIRE SHALL BE COPPER AND BE RATED TO 194° F. MINIMUM SIZE OF BRANCH CIRCUIT WIRE SHALL BE #12 AWG. USE TYPE THHN OR XHHW FOR BRANCH CIRCUIT. ALL WIRING SHALL BE COLOR CODED AS PER LOCAL CODE. COLOR CODE SHALL IDENTIFY THE SAME PHASE THROUGHOUT THE SYSTEM FROM SERVICE SWITCH THROUGH ALL BRANCH CIRCUITRY.
14. THIS CONTRACTOR SHALL PROVIDE TEMPORARY LIGHTING AND POWER FACILITIES DURING CONSTRUCTION AS DIRECTED BY ARCHITECT.
15. ALL WIRING DEVICES SHALL BE AS SPECIFIED:
 - A. ALL STANDARD RECEPTACLES SHALL BE 120V, 20 AMP TYPE, NEMA 15-20
 - i. DUPLEX RECEPTACLE SHALL BE HUBBELL #5362, OR EQUAL.
 - ii. GFI RECEPTACLE HUBBELL #GF5362, OR EQUAL.
 - iii. ISOLATED GROUND RECEPTACLE HUBBELL #IG5362, OR EQUAL. RECEPTACLES WIRED TO CIRCUIT WITH ISOLATED GROUND SHALL BE ISOLATED GROUND TYPE.
 - iv. USB INTEGRATED DUPLEX RECEPTACLES HUBBELL # USB20AC5W, OR EQUAL.
 - B. SINGLE POLE SWITCH SHALL BE HUBBELL #1221, OR EQUAL. THREE WAY SWITCH HUBBELL #1223, OR EQUAL.
 - C. LIGHT SWITCHES AND RECEPTACLES SHALL BE HUBBELL, AS SPECIFIED OR EQUAL AS MANUFACTURED BY BRYANT, GE, PASS & SEYMOUR, EAGLE, LEVITON.
 - D. COVER PLATES SHALL BE SMOOTH NYLON. FINISH TO BE SELECTED BY ARCHITECT.
16. UNLESS NOTED OTHERWISE IN THE ASSOCIATED EQUIPMENT SCHEDULES, DISCONNECT SWITCHES AND STARTERS FOR ALL MECHANICAL AND PLUMBING EQUIPMENT SHALL BE FURNISHED AND INSTALLED BY ELECTRICAL CONTRACTOR.

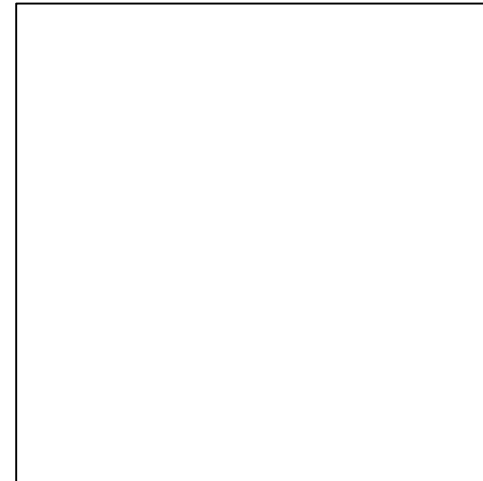
17. THE NEMA RATING OF ALL ELECTRICAL DEVICES SHALL BE SUITABLE FOR THE ENVIRONMENT IN WHICH THEY ARE INSTALLED.
18. PROVIDE ISOLATED GROUND RECEPTACLES FOR ALL COMPUTER AND SERVER EQUIPMENT. COORDINATE WITH THE OWNER FOR ALL I.T. REQUIREMENTS.
19. COORDINATE MOUNTING LOCATIONS OF ALL WIRING DEVICES WITH ARCHITECT.
20. LIGHT FIXTURES:
 - A. BASE BID SHALL ASSUME ALL LIGHT FIXTURES, INSTALLED, AND WIRED BY ELECTRICAL CONTRACTOR. VERIFY IF ANY LIGHT FIXTURES ARE TO BE FURNISHED BY THE OWNER.
 - B. PROVIDE NEW EMERGENCY LIGHT FIXTURES WITH CODE COMPLIANT BATTERY BACK UP. POWER FROM THE UNSWITCHED LEG OF NEARBY CIRCUIT.
 - C. PROVIDE NEW OCCUPANCY SENSORS FOR ALL TOILET, STORAGE AND UTILITY ROOM LIGHT CONTROL.
 - D. PROVIDE DAYLIGHT HARVESTING LIGHTING CONTROL FOR ZONES THAT MEET THE REQUIREMENTS OF THE 2018 INTERNATIONAL ENERGY CONSERVATION CODE.
22. ALL WIRING (ABOVE 50 VOLTS) SHALL BE CONCEALED IN CONDUIT. CONDUITS SHALL BE CONCEALED IN WALL, FLOOR OR CEILING. WHERE CONDUITS ARE RUN EXPOSED, THEY SHALL RUN PARALLEL OR AT RIGHT ANGLES TO WALLS. ALSO VERIFY ROUTE OF EXPOSED CONDUIT RUN WITH ARCHITECT.
23. VOICE AND DATA RACEWAY FOR WALL MOUNTED OUTLETS SHALL BE AS FOLLOWS: PROVIDE A TWO-GANG J-BOX AND SINGLE OR DOUBLE GANG FLUSH WALL OPENING AS REQUIRED FOR EACH VOICE/DATA OUTLET. CONDUITS SHALL INCLUDE PULL STRINGS AND 48" RADIUS BENDS. CONDUIT STUBS SHALL INCLUDE INSULATED BUSHINGS. CONDUIT DISTANCE BETWEEN BOXES SHALL NOT EXCEED 100'. TOTAL NUMBER OF CONDUIT BENDS SHALL NOT EXCEED TWO EQUIVALENT 90 DEGREE BENDS BETWEEN BOXES. BRANCH CONDUIT SIZE SHALL BE BASED ON THE QUANTITY OF CABLES ROUTED TO EACH OUTLET. CONFIRM ACTUAL CABLE TYPE AND PHYSICAL SIZE PRIOR TO CONDUIT INSTALLATION.

24. UNLESS A LONGER PERIOD IS STIPULATED IN THE CONTRACT DOCUMENTS, ELECTRICAL CONTRACTOR SHALL GUARANTEE ALL WORK INSTALLED BY HIM OR HIS SUBCONTRACTORS TO BE FREE FROM DEFECT IN MATERIAL AND WORKMANSHIP FOR A PERIOD OF ONE YEAR FROM DATE OF FINAL ACCEPTANCE (BY THE OWNER) OF THE WORK. ALL DEFECTS SHALL BE CORRECTED AT NO COST TO THE OWNER DURING THE GUARANTEE PERIOD. [OR] THE CONTRACTOR SHALL REPAIR OR REPLACE AT NO ADDITIONAL COST TO THE OWNER, ANY MATERIAL OR EQUIPMENT DEVELOPING DEFECTS OR THE CORRECTION OF DEFECTS. REPAIRS OR REPLACEMENTS SHALL BEAR ADDITIONAL GUARANTEE, AS ORIGINALLY CALLED FOR DATED FROM THE FINAL ACCEPTANCE OF THE REPAIR OR REPLACEMENT. THIS REQUIREMENT SHALL BE BINDING EVEN THOUGH IT WILL EXCEED PROJECT GUARANTEES NORMALLY FURNISHED BY SOME MANUFACTURERS. THIS CONTRACTOR SHALL SUBMIT TO THE GENERAL CONTRACTOR HIS OWN AND EACH EQUIPMENT MANUFACTURERS WRITTEN CERTIFICATES WARRANTING THAT EACH ITEM OF EQUIPMENT FURNISHED COMPLIES WITH ALL REQUIREMENTS OF THE DRAWINGS AND SPECIFICATIONS.
25. BRANCH CIRCUIT WIRING SHALL BE AS FOLLOWS, UNLESS NOTED OTHERWISE:
 - A. 15A - 20A CIRCUIT BREAKER - #12 AWG
 - B. 25A - 30A CIRCUIT BREAKER - #10 AWG
 - C. 35A - 50A CIRCUIT BREAKER - # 8 AWG
26. GROUND ELECTRODES SHALL BE COPPER. ALL GROUNDING ELECTRODES THAT ARE PRESENT AT EACH BUILDING SERVED SHALL BE BONDED TOGETHER TO FORM THE GROUNDING ELECTRODE SYSTEM INCLUDING THE METAL UNDERGROUND WATER PIPE WITHIN 5 FEET OF THE SERVICE ENTRANCE AND A CONCRETE ENCASED ELECTRODE. NEC 250 & 250.52 #1 & #3.
27. ELECTRICAL CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING NEC WORKING ZONES AND SERVICE CLEARANCE REQUIREMENTS FOR ALL ELECTRICAL EQUIPMENT. ANY RELOCATION OF EQUIPMENT OR REWORK OTHER TRADES RESULTING FROM AN ELECTRICAL CLEARANCE INSPECTION FAILURE SHALL BE CORRECTED BY THIS CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER.

PER CEC #250.14B WHERE CIRCUIT CONDUCTORS ARE SPLICED IN A JUNCTION BOX THE ASSOCIATED EQUIPMENT GROUND CONDUCTOR SHALL BE BONDED TO THE BOX.
28. ELECTRICAL CONTRACTOR TO PROVIDE A LOCKOUT DEVICE FOR ALL HARDWIRED APPLIANCES NOT IN DIRECT VIEW FROM THE ELECTRICAL PANEL.
29. PROVIDE A SEPARATE NEUTRAL CONDUCTOR FOR EACH CIRCUIT. CIRCUITS SHALL NOT SHARE NEUTRAL.
30. ELECTRICAL CONTRACTOR TO VERIFY IN FIELD THAT ALL BRANCH CIRCUIT CONDUCTORS ARE SIZED FOR ANY VOLTAGE DROP CORRECTION SO THAT ALL CONDUCTORS COMPLY WITH CEC#2100.19(A).

ELECTRIC DEMOLITION GENERAL NOTES:

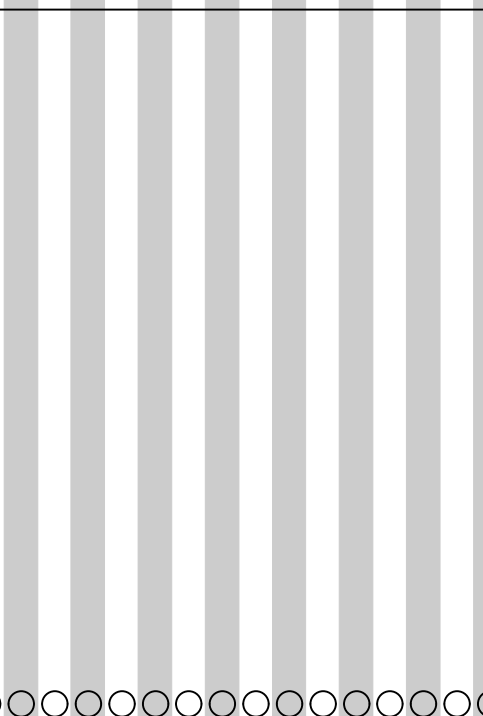
1. REMOVE EXISTING POWER DEVICES AND EQUIPMENT IN AREA OF DEMOLITION AS REQUIRED FOR SCOPE OF WORK. DISCONNECT AND DEMOLISH ALL ASSOCIATED CONDUIT AND CONDUCTORS BACK TO THEIR PANEL. PROPERLY DISPOSE OF ALL EQUIPMENT NOT BEING REUSED.
2. THIS PROJECT REMOVES ALL ELECTRICAL DEVICES, LIGHT FIXTURES AND ELECTRICAL EQUIPMENT THAT DOES NOT SERVE AREAS TO REMAIN. THE SUBCONTRACTOR SHALL IDENTIFY IN THE FIELD AND DOCUMENT ANY AND ALL CONDUIT AND SERVICES THAT ARE TO REMAIN IN SERVICE FOR PORTIONS OF BUILDING NOT IN CONTRACTUAL SCOPE OF WORK PRIOR TO THE START OF ANY DEMOLITION WORK.
3. THE ELECTRICAL CONTRACTOR SHALL PROVIDE TEMPORARY LIGHTING AND POWER THROUGHOUT THE AREA OF WORK AS REQUIRED BY THE ARCHITECT, OWNER AND GENERAL CONTRACTOR.
4. REMOVE EXISTING TELE/DATA DEVICES IN AREAS OF DEMOLITION. DISCONNECT AND DEMOLISH ALL CONDUIT AND CONDUCTORS BACK TO EQUIPMENT PANEL.
5. EXISTING ELECTRICAL POWER, LIGHTING, EQUIPMENT, TELE/DATA DEVICES, SAFETY DEVICES, ETC TO REMAIN IN AREAS TO REMAIN. MAINTAIN CONTINUITY TO ALL REMAINING DEVICES.
6. EXISTING TELEVISION/CABLE DEVICES TO BE DEMOLISHED IN THE AREA OF WORK. DISCONNECT AND REMOVE CONDUIT AND CONDUCTOR BACK TO TELEVISION SIGNAL EQUIPMENT.



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02



Heart of Uptown Apartments
847 W. Sunnyside
Chicago, IL 60640

2218a

GENERAL NOTES

E001

ABBREVIATIONS	
1P	SINGLE POLE
2P	TWO POLE
AFC	ABOVE FINISHED CEILING
AFCI	ARC FAULT CURRENT INTERRUPTER
AFF	ABOVE FINISHED FLOOR
AL	ALUMINUM
AMP	AMPERES
AWG	AMERICAN WIRE GAUGE
C	CEILING MOUNT
CATV	CABLE TELEVISION
CB	CIRCUIT BREAKER
COAX	COAXIAL
COMED	COMMONWEALTH EDISON COMPANY
CT	CURRENT TRANSFORMER
CU	COPPER
DWG	DRAWING
E.C.	ELECTRICAL CONTRACTOR
ELEC	ELECTRIC(ITY)
EMT	ELECTRICAL METALLIC TUBING
EQ	EQUIPMENT
F	FUSE OR FUSED
FC	FOOT CANDLE
FDC	FIRE DEPARTMENT CONNECTION
GF1	GROUND FAULT INTERRUPT
GRD	GROUND
GRS	GALVANIZED RIGID STEEL
HP	HORSEPOWER
Hz	HERTZ (CYCLE PER SECOND)
IC	INTERRUPTING CAPACITY
IMC	INTERMEDIATE METTALIC CONDUIT
JB	JUNCTION BOX
KVA	KILOVOLT-AMPERES
KW	KILOWATT
LTG	LIGHTING
LV	LOW VOLTAGE
M	METER
MCB	MAIN CIRCUIT BREAKER
MDE	MEDIA DISTRIBUTION ENCLOSURE
MLO	MAIN LUGS ONLY
MS	METER STACK
MTD	MOUNTED
NEC	NATIONAL ELECTRIC CODE
NF	NON-FUSED
NIC	NOT IN CONTRACT
NTS	NOT TO SCALE
NL	24/7 UNSWITCHED LIGHT FIXTURE
OC	OVERCOUNTER
OH	OVERHEAD
PB	PULLBOX
PH	PHASE
PVC	POLY VINYL CHLORIDE
RECP	RECEPTACLE
S	SWITCH
SEC	SECONDARY
SPD	SURGE PROTECTION DEVICE
SPEC	SPECIFICATION
SWBD	SWITCHBOARD
TV	TELEVISION
TYP	TYPICAL
UC	UNDERCOUNTER
UG	UNDERGROUND
UNO	UNLESS NOTED OTHERWISE
V	VOLT
VA	VOLT-AMPS
VS	VACANCY SENSOR
W	WATTS
XFMR	TRANSFORMER
WOS	WALL OCCUPANCY SENSOR
WP	WEATHERPROOF

Exit/Directional Signs		
DESCRIPTION	SINGLE FACE/DOUBLE FACE SYMBOL	TAG NUMBER
FIRE ESCAPE		#1
STAIRWAY		#2
EXIT		#3
FIRE ESCAPE		#4
STAIRWAY		#5
EXIT		#6
FIRE ESCAPE		#7
STAIRWAY		#8
EXIT		#9
FIRE ESCAPE		#10
STAIRWAY		#11
EXIT		#12
ELEVATOR		#15
FIRE ESCAPE		#16
STAIRWAY		#17
EXIT		#18
FIRE ESCAPE		#19
STAIRWAY		#20
EXIT		#21
FIRE ESCAPE		#22
STAIRWAY		#23
EXIT		#24

Electric Existing Power/Low Voltage Description	
	EXISTING DUPLEX RECEPTACLE NEMA 5-15
	EXISTING DUPLEX RECEPTACLE (USB) NEMA 5-15 WITH 2 CHARGING PORTS.
	EXISTING QUAD RECEPTACLE
	EXISTING NEW CEILING/FLOOR BOX DUPLEX RECEPTACLE
	EXISTING 208/230V 2 POLE RECEPTACLE
	EXISTING DUPLEX 5-20 RECEPTACLE
	EXISTING SPECIALTY RECEPTACLE
	EXISTING DATA OUTLET
	EXISTING DATA/TELE OUTLET
	EXISTING TELEPHONE
	EXISTING JUNCTION BOX
	EXISTING DISCONNECT
	EXISTING LIGHT SWITCH
	EXISTING ELECTRIC PANEL
	EXISTING EXIT SIGN
	EXISTING EXIT SIGN (SINGLE ARROW)
	EXISTING EXIT SIGN (DUAL ARROW)
	EXISTING LIGHT AND EXIT SIGN COMBO
	EXISTING LIGHT AND EXIT SIGN COMBO (SINGLE ARROW)
	EXISTING LIGHT AND EXIT SIGN COMBO (DOUBLE ARROW)
	EXISTING EMERGENCY LIGHT
	EXISTING AUDIO ALARM
	EXISTING WALL MOUNTED AUDIO VISUAL ALARM
	EXISTING FIRE ALARM PULL
	EXISTING CEILING MOUNTED OCCUPANCY SENSOR
	EXISTING DUCT SMOKE DETECTOR
	EXISTING CARD READER
	EXISTING DOOR RELEASE
	EXISTING FIRE ALARM SMOKE DETECTOR
	EXISTING COMBINATION SMOKE AND CARBON MONOXIDE DETECTOR
	EXISTING SPEAKER W - WALL HUNG R - RECESSED
	EXISTING FLAT SCREEN LED
	EXISTING CAMERA
	EXISTING DOME CAMERA
	EXISTING WI-FI ACCESS FOR PATRONS S - SUSPENDED (AFC) SM - SURFACE MOUNTED ON FINISHED CEILING
	EXISTING SUBWOOFER S - SUSPENDED (AFC) R - RECESSED IN CEILING
	EXISTING AUDIO VIDEO JACK (18" AFF)

Electric Power/Low Voltage Description	
	DUPLEX RECEPTACLE NEMA 5-15
	DUPLEX RECEPTACLE (USB) NEMA 5-15 WITH 2 CHARGING PORTS.
	QUAD RECEPTACLE
	NEW CEILING/FLOOR BOX DUPLEX RECEPTACLE
	208/230V 2 POLE RECEPTACLE
	DUPLEX 5-20 RECEPTACLE
	SPECIALTY RECEPTACLE
	DATA OUTLET
	DATA/TELE OUTLET
	TELEPHONE
	JUNCTION BOX
	DISCONNECT
	LIGHT SWITCH
	ELECTRIC PANEL
	EXIT SIGN
	EXIT SIGN (SINGLE ARROW)
	EXIT SIGN (DUAL ARROW)
	LIGHT AND EXIT SIGN COMBO
	LIGHT AND EXIT SIGN COMBO (SINGLE ARROW)
	LIGHT AND EXIT SIGN COMBO (DOUBLE ARROW)
	EMERGENCY LIGHT
	AUDIO ALARM
	WALL MOUNTED AUDIO VISUAL ALARM
	CEILING MOUNTED OCCUPANCY SENSOR
	DUCT SMOKE DETECTOR
	CARD READER
	DOOR CONTACT
	ELECTRIC STRIKE
	DOOR ENTRY
	SMOKE DETECTOR WITH BATTERY BACKUP
	SPEAKER W - WALL HUNG R - RECESSED
	FLAT SCREEN LED
	CAMERA
	WI-FI ACCESS POINT
	SUBWOOFER S - SUSPENDED (AFC) R - RECESSED IN CEILING
	AUDIO VIDEO JACK (18" AFF)
	DOOR ACTUATOR
	STRUCTURED MEDIA ENCLOSURE
	PUSH BUTTON
	CHIME

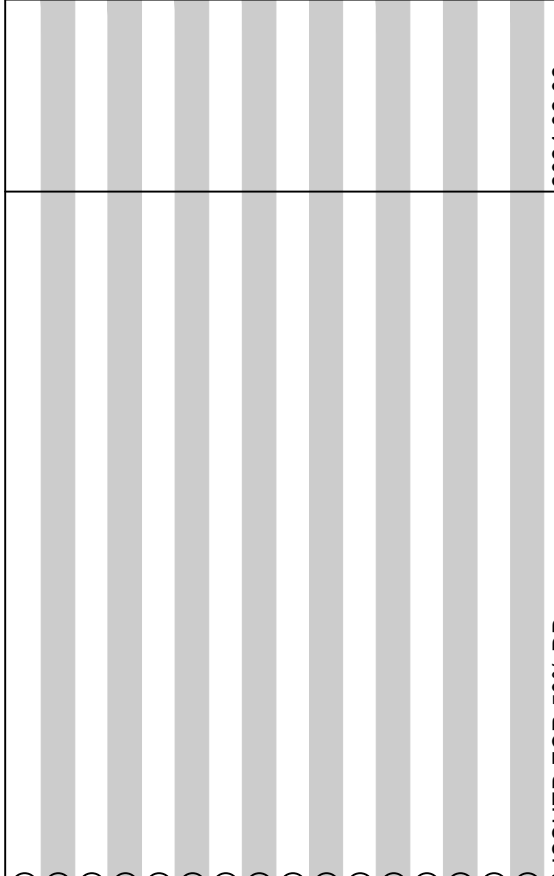
PANELBOARDS	
	RECESSED/FLUSH MOUNTED PANEL
	SURFACE MOUNTED PANEL
	DISTRIBUTION BOARD (SURFACE MOUNTED)
	FREE STANDING SWITCHBOARD/RACK/CABINET/HOUSING

EQUIPMENT TAGS	
	MECHANICAL/PLUMBING EQUIPMENT TAG



IN PROGRESS

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SYMBOLS AND ABBREVIATIONS

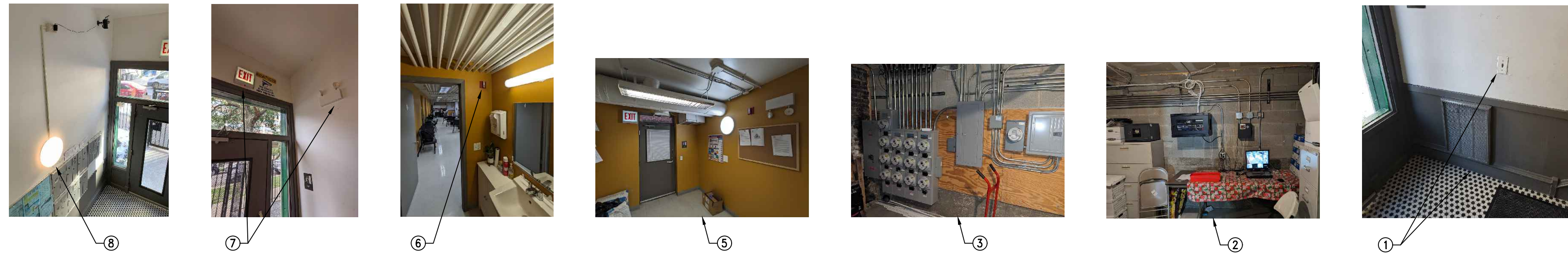
E002

2018 CHICAGO ELECTRICAL CODE

VERIFY ALL ELECTRICAL RECEPTACLES AND LIGHT FIXTURE SELECTIONS WITH OWNER AND ARCHITECT PRIOR TO PURCHASE. VERIFY FINAL LOCATION OF ALL LIGHT FIXTURES AND DEVICES WITH OWNER AND ARCHITECT PRIOR TO INSTALLATION.

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GENERAL SHEET NOTES:

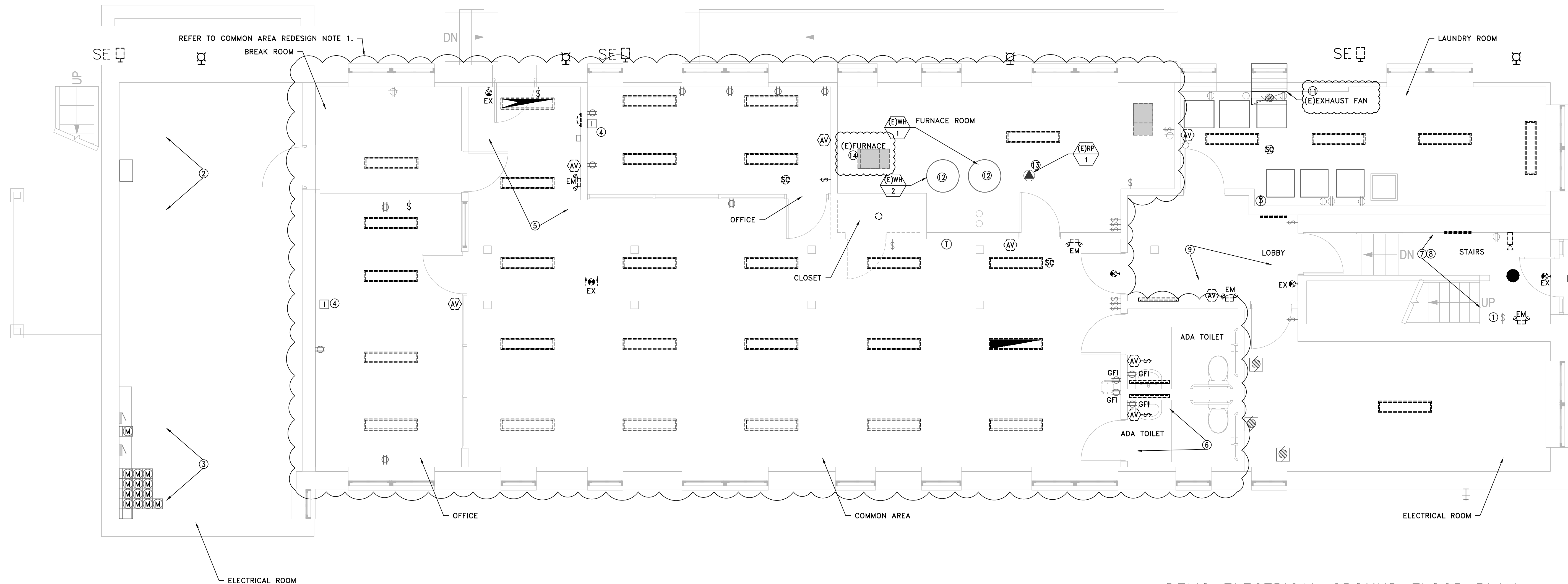
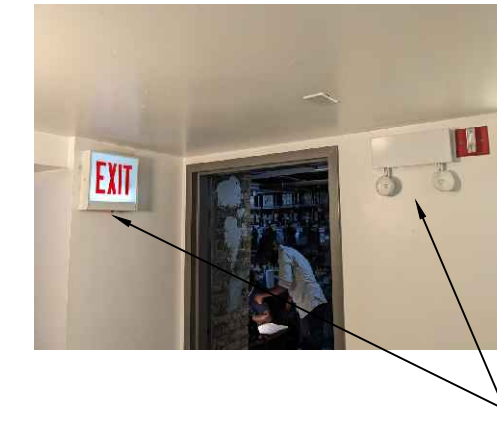
- EXISTING ELECTRICAL POWER SYSTEM SHOWN IS BASED UPON "2007-EXISTING DRAWINGS", FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE. VERIFY ALL LOCATIONS OF EQUIPMENT AND WIRING CONNECTIONS/DEVICES IN THE FIELD.
- ALL EXPOSED PIPING IN COMMON SPACES AND LIVING SPACES SHOULD BE DEMO'D. EQUIPMENT SHOULD BE REMOVED.
- ALL EXISTING SATELLITE DISHES TO BE REMOVED.

KEYED NOTES:

- EXISTING WALL SWITCH FOR WALL HEATER TO REMAIN.
- EXISTING SECURITY DEVICES.
- EXISTING ELECTRICAL METERS TO REMAIN.
- EXISTING OFFICE INTERCOM DEVICE TO REMAIN.
- EXISTING EXIT SIGNS, BUG LIGHTS IN VESTIBULE TO BE REPLACED WITH NEW LED EXIT SIGN AND EM LIGHT.
- EXISTING TOILET HORN STROBE TO BE REPLACED.
- EXISTING ENTRANCE EM LIGHTS AND EXIT SIGN TO BE REPLACED WITH NEW LED EM LIGHT AND EXIT SIGN.
- EXISTING ENTRANCE WALL LIGHT WITH CONDUIT OUT TO OUTLET HIGH ON WALL. EXISTING OUTLET TO REMAIN. EXISTING CAMERA TO BE DEMO'D AND REPLACE WITH NEW CAMERA SYSTEM.
- EXISTING EM LIGHTS AND EXIT SIGNS IN LOBBY TO BE REPLACED WITH NEW LED EM LIGHT AND EXIT SIGN AT EXISTING PLACE.
- NOT USED.
- EXISTING LAUNDRY ROOM EXHAUST FAN TO REMAIN.
- EXISTING WATER HEATER TO REMAIN.
- EXISTING HOT WATER RECIRCULATION PUMP TO REMAIN.
- EXISTING FURNACE TO BE DEMOED AND REPLACED WITH AIR-SOURCED HEAT PUMPS.
- NOT USED.

COMMON AREA REDESIGN NOTES:

- CLOUDED AREA IS BEING RECONFIGURED TO INCLUDE A SMALL KITCHENETTE (NO RANGE HOOD), 2 SMALLER OFFICES, AND A NEW QUIET ROOM. THE MAIN OFFICE AT THE NORTH WILL REMAIN. ELECTRICAL CONTRACTOR SHALL INCLUDE BUDGETARY PRICING TO PROVIDE POWER TO NEW CODE COMPLIANT ENERGY RECOVERY VENTILATOR SIZED FOR 400 CFM TO CAPTURE AND EXHAUST THE TOILETS, AND NEW TEMPERED AIR TO NEW HEAT PUMP SYSTEM WHICH WILL BE UPGRADED TO INCLUDE THE 2 VERTICAL UNITS SHOWN ON THE MECHANICAL PLANS PLUS 2 NEW HIGH WALL CASSETTES LOCATED IN THE SMALL OFFICES.



1 DEMO ELECTRICAL GROUND FLOOR PLAN
SCALE - 1/4" = 1'-0"

IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

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DEMO ELECTRICAL GROUND FLOOR PLAN

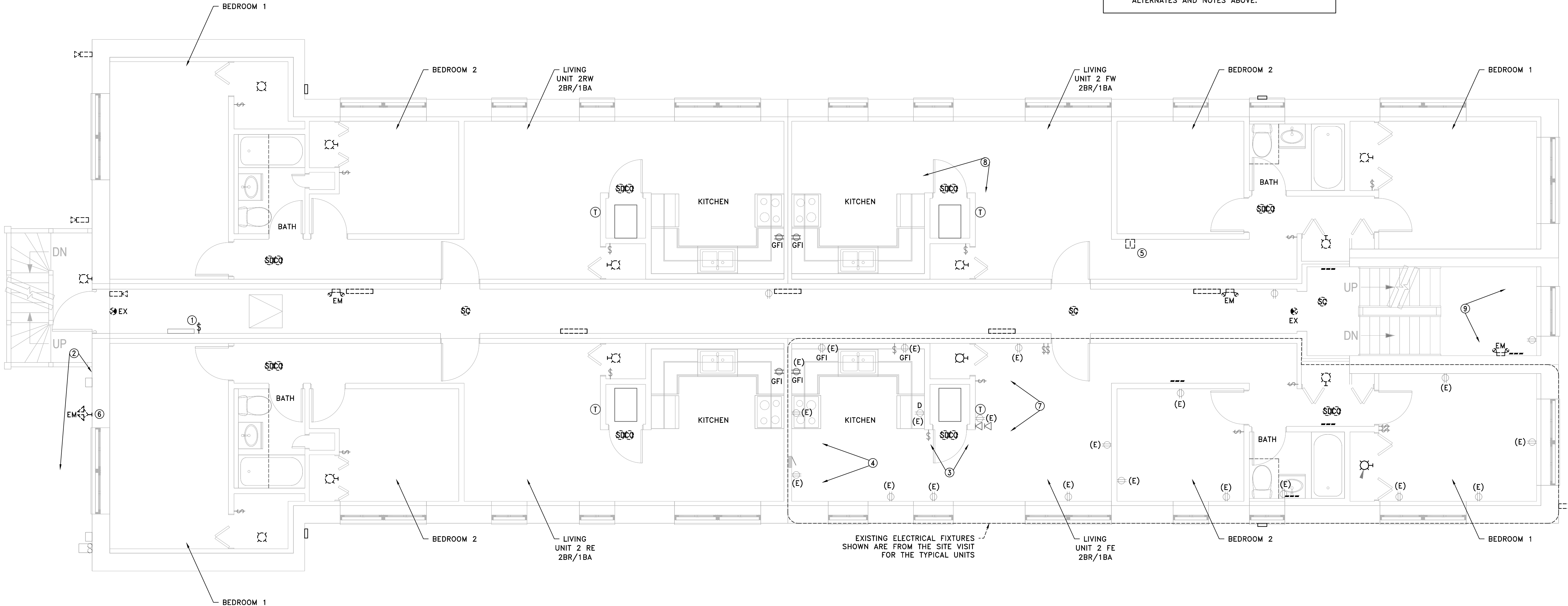
ED100



- GENERAL SHEET NOTES:**
1. EXISTING ELECTRICAL POWER SYSTEM SHOWN IS BASED UPON "2007-EXISTING DRAWINGS", FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE. VERIFY ALL LOCATIONS OF EQUIPMENT AND WIRING CONNECTIONS/ DEVICES IN THE FIELD.
 2. ALL EXPOSED PIPING IN COMMON SPACES AND LIVING SPACES SHOULD BE DEMO'D. EQUIPMENT SHOULD BE REMOVED.
 3. ALL EXISTING SATELLITE DISHES TO BE REMOVED.
 4. ALL EXISTING CAMERAS TO BE DEMO'D AND REPLACE WITH NEW CAMERA SYSTEM.

- KEYED NOTES:**
- ① EXISTING WALL SWITCH FOR WALL HEATER TO REMAIN.
 - ② EXISTING INCOMING ELECTRICAL SERVICE TO REMAIN.
 - ③ EXISTING FURNACE IN UNIT TO REMAIN.
 - ④ EXISTING ELECTRICAL PANEL IN APARTMENT UNIT WITH TWO (2) NOS. AFCI PROTECTED CIRCUIT BREAKERS TO REMAIN.
 - ⑤ EXISTING INTERCOM IN UNITS.
 - ⑥ EXISTING EXTERIOR MOTION DETECTOR LIGHTS. PROVIDE NEW CONTROLS TO EXTERIOR LIGHTS AS MENTIONED/DESCRIBED IN LIGHTING PLANS.
 - ⑦ EXISTING PHONE LINE, COAX CABLE AND TSTAT IN UNITS.
 - ⑧ EXISTING SMOKE/CARBON MONOXIDE DETECTORS ABOVE FURNACE CLOSET TO BE REPLACED WITH NEW DEVICES AND WIRELESS INTERCONNECTED WITH OTHER DETECTORS WITHIN THE DWELLING UNIT.
 - ⑨ EXISTING STAIRCASE LANDING EM LIGHTS TO BE REPLACED WITH NEW LED EM LIGHT AS DESCRIBED IN LIGHTING PLANS.

- PRICE BREAKOUT NOTES:**
1. PROVIDE BUDGETARY PRICING TO ADD NEW MEDIA ENCLOSURE CABINETS IN EACH DWELLING UNIT FOR LOW VOLTAGE DISTRIBUTION WITHIN THE UNIT.
 2. PROVIDE PRICE BREAKOUT TO ADD NEW LV BOX IN LIEU OF STRUCTURED MEDIA ENCLOSURE IN EACH DWELLING UNIT FOR LOW VOLTAGE DISTRIBUTION WITHIN THE UNIT.
 3. CONTRACTOR TO BUDGET ALL NEW CONDUIT FOR DATA DROPS, BUT PROVIDE DEDUCT ALTERNATE TO FISH NEW DATA CABLE WITHIN STUD BAYS AND LAND AT NEW OUTLET LOCATIONS.
 4. PROVIDE PRICE BREAKOUT FOR REPLACING ALL OUTLETS AND SWITCHES WITH IN-KIND.
 5. BUDGET TO INCLUDE PRICING FOR 50% OF APARTMENT KITCHEN CABINETS GETTING REPLACED. INCLUDE COST TO ADD ELECTRICAL DEVICES (LIKE OUTLETS /SWITCHES) FOR KITCHEN UPDATES.
 6. PROVIDE BUDGETARY PRICING TO ADD NEW ELECTRICAL RANGE IN THE KITCHEN IN EACH DWELLING UNIT.
 7. BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.



EXISTING ELECTRICAL FIXTURES SHOWN ARE FROM THE SITE VISIT FOR THE TYPICAL UNITS

1 DEMO ELECTRICAL TYPICAL 2ND & 3RD FLOOR PLAN
SCALE - 1/4" = 1'-0"

IN PROGRESS

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DEMO ELECTRICAL TYPICAL 2ND & 3RD FLOOR PLAN

ED101

GENERAL SHEET NOTES:

1. EXISTING ROOF POWER SYSTEM SHOWN IS BASED UPON "2007-EXISTING DRAWINGS", FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE. VERIFY ALL LOCATIONS OF EQUIPMENT AND WIRING CONNECTIONS/DEVICES IN THE FIELD.
2. ALL EXISTING CONDENSER UNITS SERVING APARTMENTS TO REMAIN.
3. ALL EXISTING SATELLITE DISHES TO BE REMOVED.

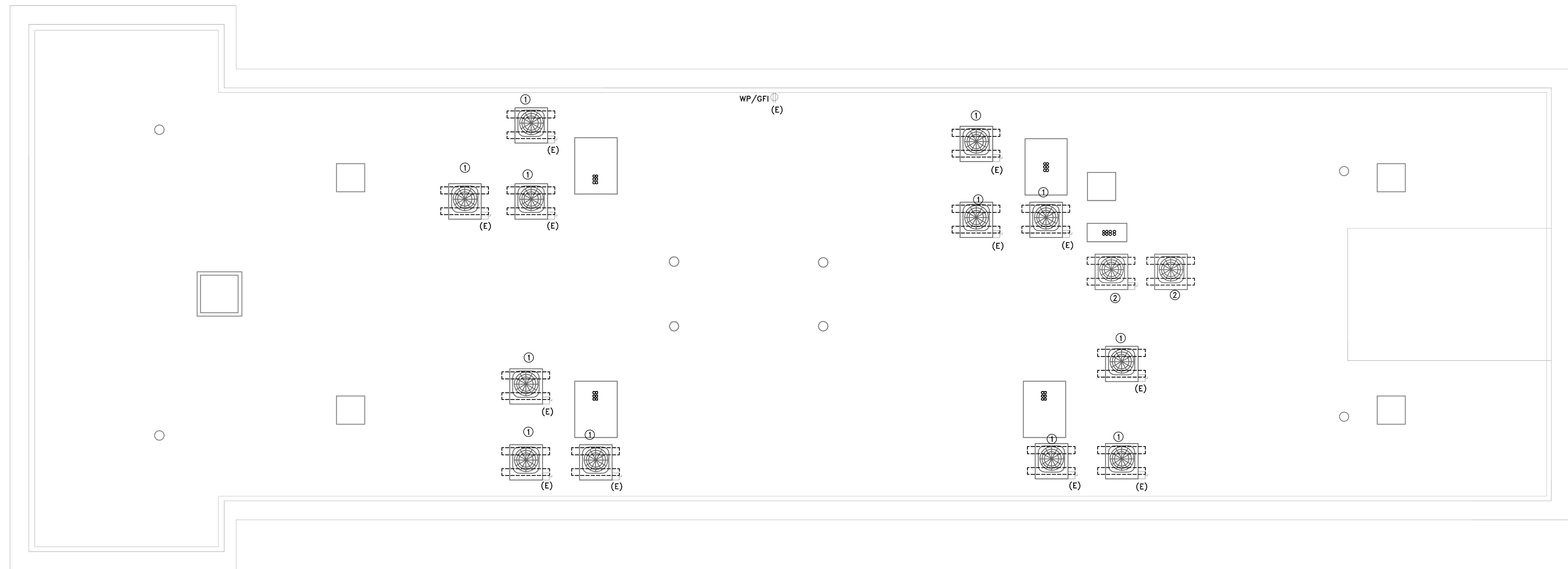
KEYED NOTES:

- ① EXISTING ROOFTOP CONDENSING UNITS TO REMAIN.
- ② DEMOLISH EXISTING CONDENSING UNIT SERVING COMMON AREA FURNACES.



IN PROGRESS

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① DEMO ELECTRICAL ROOF PLAN
SCALE - 1/4" = 1'-0"

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**DEMO ELECTRICAL
ROOF PLAN**

ED102

PRICE BREAKOUT NOTES:

1. PROVIDE PRICE BREAKOUT FOR REPLACING ALL SWITCHES WITH IN-KIND UNLESS NOTED OTHERWISE.
2. PROVIDE BUDGETARY PRICING TO ADD NEW DUSK TO DAWN CONTROLS/PHOTO-SENSOR CONTROLS FOR EXTERIOR LIGHTS AS AN ALTERNATE.
3. BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.

COMMON AREA REDESIGN NOTES:

1. CLOUDED AREA IS BEING RECONFIGURED TO INCLUDE A SMALL KITCHENETTE (NO RANGE HOOD), 2 SMALLER OFFICES, AND A NEW QUIET ROOM. THE MAIN OFFICE AT THE NORTH WILL REMAIN. ELECTRICAL CONTRACTOR SHALL INCLUDE BUDGETARY PRICING TO PROVIDE POWER TO NEW CODE COMPLIANT ENERGY RECOVERY VENTILATOR SIZED FOR 400 CFM TO CAPTURE AND EXHAUST THE TOILETS, AND NEW TEMPERED AIR TO NEW HEAT PUMP SYSTEM WHICH WILL BE UPGRADED TO INCLUDE THE 2 VERTICAL UNITS SHOWN ON THE MECHANICAL PLANS PLUS 2 NEW HIGH WALL CASSETTES LOCATED IN THE SMALL OFFICES.

(PROPOSED) COMMON AREA LIGHTING CONTROL NOTES:

CORRIDORS

1. ALL CORRIDOR FIXTURES ARE CONTROLLED VIA NEW OCCUPANCY SENSORS.
2. THE OCCUPANCY SENSORS WILL BRING FIXTURES UP TO FULL 100% OUTPUT WHEN OCCUPANCY IS DETECTED.
3. ALL FIXTURES WILL BE SET WITH A LOW-END OF 20% OUTPUT WHEN VACANCY IS DETECTED, SO THAT CORRIDORS DO NOT APPEAR DARK WHEN OCCUPANTS ENTER THE SPACE OR LOOK DOWN A CORRIDOR.
4. VACANCY DETECTION OCCURS AFTER 5 MINUTES OF NON-OCCUPANCY.

STAIRS

1. NIGHTLIGHT CIRCUIT IS DEFINED SO THAT STAIRS FIXTURES REMAIN ON 24/7.

LAUNDRY/UTILITY ROOMS

1. CEILING MOUNTED OCCUPANCY SENSORS ARE PROVIDED.
2. ROOMS ARE PROVIDED WITH A WALL SWITCH FOR MANUAL ON/OFF CONTROL.

EXTERIOR LIGHTING

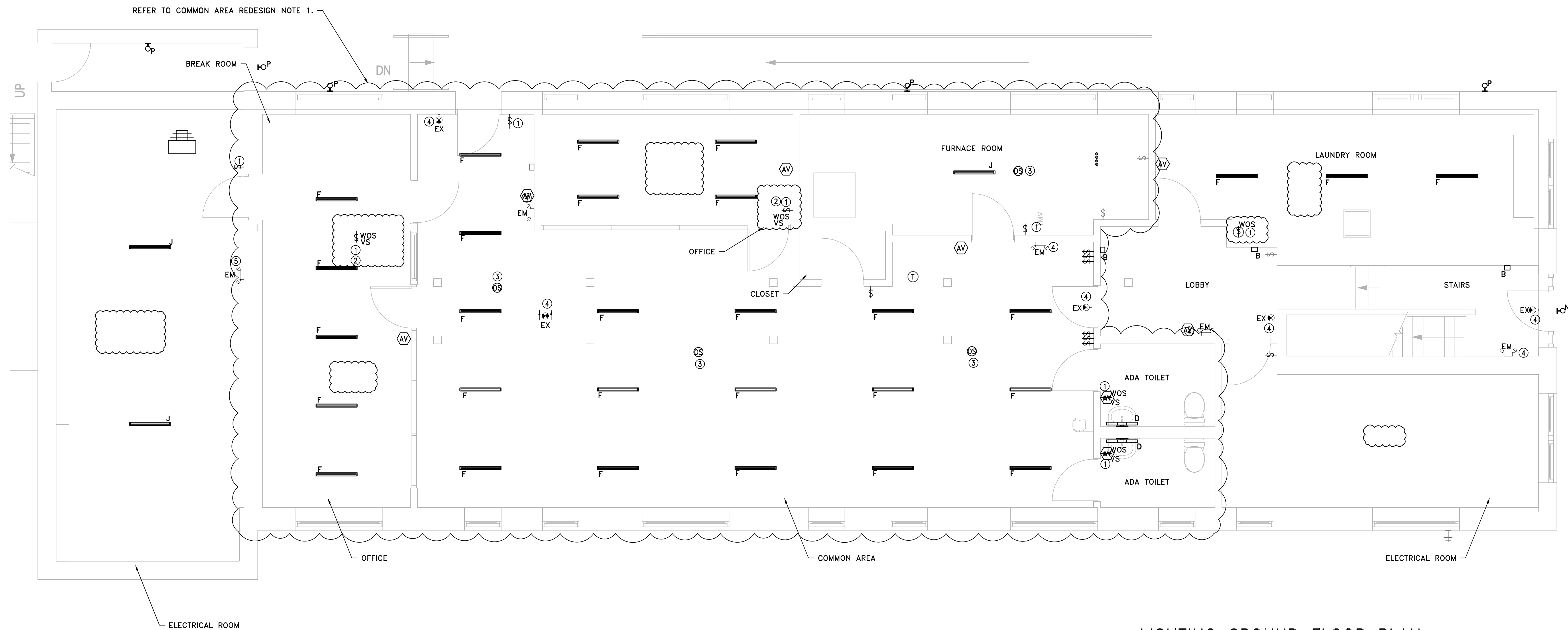
1. ALL EXTERIOR LIGHTING SHALL BE PHOTOCELL CONTROLLED DUSK TO DAWN.

KEYED NOTES:

- ① REPLACE EXISTING WALL SWITCHES WITH NEW WALL SWITCHES WITH OCCUPANCY SENSORS.
- ② PROVIDE VACANCY SENSOR FOR THE OFFICES.
- ③ PROVIDE NEW CEILING MOUNTED OCCUPANCY SENSORS.
- ④ REPLACE THE EXISTING EMERGENCY LIGHTS AND EXIT SIGNS WITH NEW LED EMERGENCY LIGHTS AND EXIT SIGNS WITH BATTERY BACKUP IN EXISTING LOCATION.
- ⑤ PROVIDE A NEW EMERGENCY UNIT LIGHT FIXTURE WITH BATTERY BACKUP IN THE ELECTRICAL ROOM. CONNECT TO UNSWITCHED LEG OF LIGHTING CIRCUIT AVAILABLE IN THE ELECTRICAL ROOM.

GENERAL SHEET NOTES:

1. CONTRACTOR SHALL VERIFY THE CONDITION AND NEW REQUIREMENT SO THAT NEW WORK CAN BE INSTALLED WITHOUT INTERFERENCE. MAKE ALL NECESSARY ROUTING AND CONNECTION AS REQUIRED.
2. EXISTING LIGHTING CIRCUITING SYSTEM TO REMAIN UNLESS NOTED OTHERWISE AND PROVIDE NEW ADDITIONAL LIGHT FIXTURES/SWITCHES/COVERPLATES AS INDICATED ON DRAWINGS, INCLUDING WIRING AND ALL NECESSARY GROUNDING SYSTEM.
3. ALL NEW ELECTRICAL WORK IN FINISHED WALL AND CEILING AREA SHALL BE CONCEALED IN WALL OR CEILING OR REUSE EXISTING CONDUIT IF POSSIBLE. ALL NEW WALL OPENINGS SHALL BE COORDINATED WITH ARCHITECT AND CONTRACTOR PRIOR TO EXECUTION.
4. COORDINATE ALL FINISHES, COVERS, AND EXPOSED ELECTRICAL DEVICES WITH OWNER PRIOR TO PURCHASE.
5. ALL COVER PLATES (FOR SWITCHES/OUTLETS/DATA) TO BE GASKETED/SEALED.
6. REPLACE COVERPLATE OF EXISTING TO REMAIN LIGHT SWITCHES. ALTERNATE: REPLACE WITH IN KIND SWITCH.



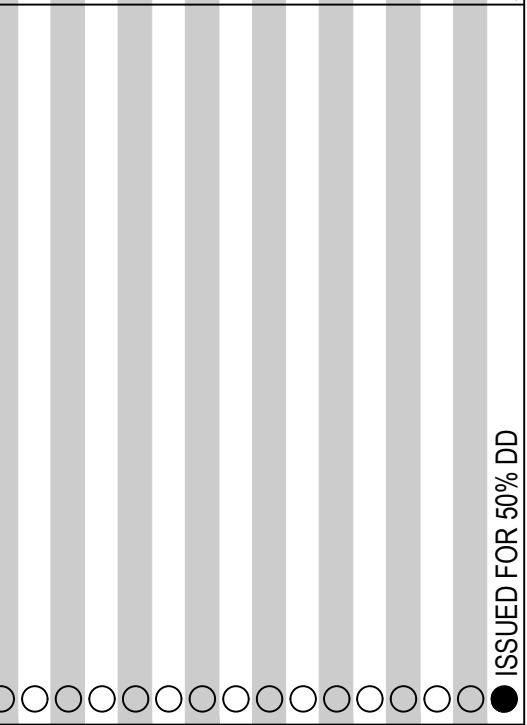
1 LIGHTING GROUND FLOOR PLAN
SCALE - 1/4" = 1'-0"



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

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LIGHTING
GROUND FLOOR PLAN

E100

PRICE BREAKOUT NOTES:

1. PROVIDE PRICE BREAKOUT FOR REPLACING ALL SWITCHES WITH IN-KIND UNLESS NOTED OTHERWISE.
2. PROVIDE BUDGETARY PRICING TO ADD NEW DUSK TO DAWN CONTROLS/PHOTO-SENSOR CONTROLS FOR EXTERIOR LIGHTS AS AN ALTERNATE.
3. BUDGET TO INCLUDE PRICING FOR 50% OF APARTMENT KITCHEN CABINETS GETTING REPLACED. INCLUDE COST TO ADD ELECTRICAL DEVICES (LIKE OUTLETS /SWITCHES) FOR KITCHEN UPDATES.
4. BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.

(PROPOSED) COMMON AREA LIGHTING CONTROL NOTES:

CORRIDORS

1. ALL CORRIDOR FIXTURES ARE CONTROLLED VIA NEW OCCUPANCY SENSORS.
2. THE OCCUPANCY SENSORS WILL BRING FIXTURES UP TO FULL 100% OUTPUT WHEN OCCUPANCY IS DETECTED.
3. ALL FIXTURES WILL BE SET WITH A LOW-END OF 20% OUTPUT WHEN VACANCY IS DETECTED, SO THAT CORRIDORS DO NOT APPEAR DARK WHEN OCCUPANTS ENTER THE SPACE OR LOOK DOWN A CORRIDOR.
4. VACANCY DETECTION OCCURS AFTER 5 MINUTES OF NON-OCCUPANCY.

STAIRS

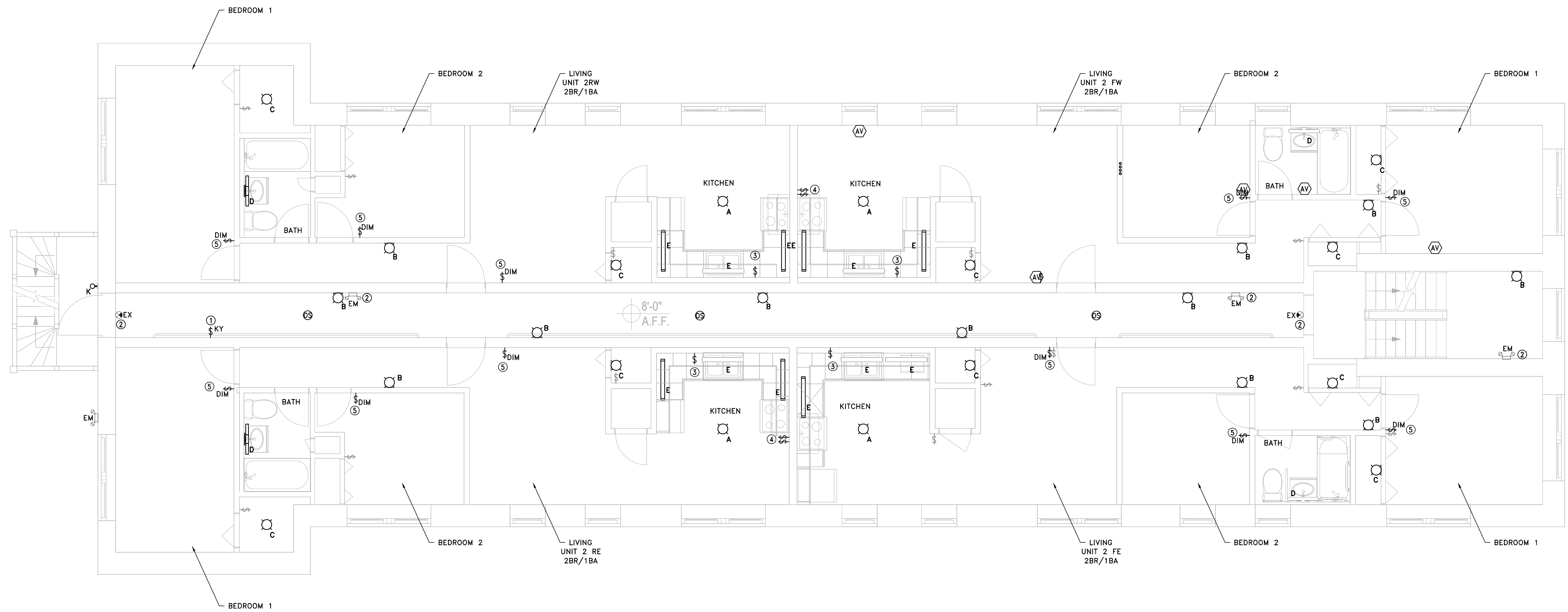
1. NIGHTLIGHT CIRCUIT IS DEFINED SO THAT STAIRS FIXTURES REMAIN ON 24/7.

KEYED NOTES:

- ① PROVIDE A KEY OPERATED SWITCH FOR OVERRIDE TO CONTROL CORRIDOR/LOBBY LIGHTING AS REQUIRED BY CODE AND/OR OWNER. COORDINATE IN FIELD FOR EXACT LOCATION OF SWITCH.
- ② REPLACE THE EXISTING EMERGENCY LIGHTS AND EXIT SIGNS WITH NEW LED EMERGENCY LIGHTS AND EXIT SIGNS WITH BATTERY BACKUP IN EXISTING LOCATION.
- ③ PROVIDE A WALL SWITCH FOR UNDERCABINET LIGHTS. IN ACCESSIBLE UNITS, SWITCHES AND OUTLETS ABOVE COUNTERTOPS TO RECEIVE 1" EXTENSION BOXES. REFER TO ARCHITECTURAL SHEETS AND ACCESSIBILITY MATRIX FOR ACCESSIBLE UNIT DESIGNATION. CONFIRM THE TYPE OF UNIT PRIOR TO ANY ROUGH-IN.
- ④ PROVIDE THE WALL MOUNTED SWITCHES FOR HOOD FAN AND LIGHT IN ACCESSIBLE UNIT. REFER TO ARCHITECTURAL SHEETS AND ACCESSIBILITY MATRIX FOR ACCESSIBLE UNIT DESIGNATION. CONFIRM THE TYPE OF UNIT PRIOR TO ANY ROUGH-IN.
- ⑤ REPLACE THE EXISTING WALL SWITCHES WITH NEW DIMMER WALL SWITCHES FOR LIVING ROOM, KITCHEN AND BEDROOMS IN THE DWELLING UNITS IN EXISTING LOCATION.

GENERAL SHEET NOTES:

1. CONTRACTOR SHALL VERIFY THE CONDITION AND NEW REQUIREMENT SO THAT NEW WORK CAN BE INSTALLED WITHOUT INTERFERENCE. MAKE ALL NECESSARY ROUTING AND CONNECTION AS REQUIRED.
2. EXISTING LIGHTING SYSTEM TO REMAIN AND PROVIDE NEW ADDITIONAL LIGHT FIXTURES/SWITCHES/COVERPLATES AS INDICATED ON DRAWINGS, INCLUDING WIRING AND ALL NECESSARY GROUNDING SYSTEM.
3. ALL NEW ELECTRICAL WORK IN FINISHED WALL AND CEILING AREA SHALL BE CONCEALED IN WALL OR CEILING OR REUSE EXISTING CONDUIT IF POSSIBLE. ALL NEW WALL OPENINGS SHALL BE COORDINATED WITH ARCHITECT AND CONTRACTOR PRIOR TO EXECUTION.
4. COORDINATE ALL FINISHES, COVERS, AND EXPOSED ELECTRICAL DEVICES WITH OWNER PRIOR TO PURCHASE.
5. ALL COVER PLATES (FOR SWITCHES/OUTLETS/DATA) TO BE GASKETED/SEALED.
6. REPLACE COVERPLATE OF EXISTING TO REMAIN LIGHT SWITCHES. ALTERNATE: REPLACE WITH IN KIND SWITCH.
7. WHERE LIGHT FIXTURE NOT PRESENT/SHOWN IN THE LIVING SPACES(BEDROOM, LIVING ROOMS, DINNING ROOMS) INSTALL (1) TYPE B WALL SCONCE. IF SWITCHED OUTLET EXISTS IN THAT SPACE THEN WALL SCONCE TO BE CONNECTED TO SWITCH.



① LIGHTING TYPICAL 2ND & 3RD FLOOR PLAN
SCALE - 1/4" = 1'-0"



IN PROGRESS

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LIGHTING
TYPICAL 2ND THRU 3RD
FLOOR PLAN

E101

COMMON AREA REDESIGN NOTES:

1. CLOUDED AREA IS BEING RECONFIGURED TO INCLUDE A SMALL KITCHENETTE (NO RANGE HOOD), 2 SMALLER OFFICES, AND A NEW QUIET ROOM. THE MAIN OFFICE AT THE NORTH WILL REMAIN. ELECTRICAL CONTRACTOR SHALL INCLUDE BUDGETARY PRICING TO PROVIDE POWER TO NEW CODE COMPLIANT ENERGY RECOVERY VENTILATOR SIZED FOR 400 CFM TO CAPTURE AND EXHAUST THE TOILETS, AND NEW TEMPERED AIR TO NEW HEAT PUMP SYSTEM WHICH WILL BE UPGRADED TO INCLUDE THE 2 VERTICAL UNITS SHOWN ON THE MECHANICAL PLANS PLUS 2 NEW HIGH WALL CASSETTES LOCATED IN THE SMALL OFFICES.

PRICE BREAKOUT NOTES:

1. PROVIDE PRICE BREAKOUT FOR REPLACING ALL OUTLETS WITH IN-KIND.
2. PROVIDE ALTERNATE PRICING TO ADD FOB IN LAUNDRY ROOM.
3. PROVIDE BUDGETARY PRICING TO REPLACE EXISTING INTERCOM SYSTEM AS ADD ALTERNATE.
4. PROVIDE BUDGETARY PRICING TO REPLACE HOUSE PANEL WITH ADDITIONAL BRANCH CIRCUITS (40/42 NOS.).
5. CONTRACTOR TO BUDGET ALL NEW CONDUIT FOR DATA DROPS. BUT PROVIDE DEDUCT ALTERNATE TO FISH NEW DATA CABLE WITHIN STUD BAYS AND LAND AT NEW OUTLET LOCATIONS.
6. BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.

TECHNOLOGY NOTES:

1. ROUTE AND TERMINATE ALL RESIDENTIAL LOW VOLTAGE CABLING BACK TO SME (STRUCTURED MEDIA ENCLOSURE) SIMILAR TO PRIMEX SOHO PRO P3000 OR EQUAL WITHIN EACH RESIDENTIAL UNIT.
2. PROVIDE A DUPLEX NEMA 5-20R RECEPTACLE AT THE BOTTOM KNOCKOUT OF SME.
3. ROUTE BACKBONE CABLING FROM SME WITHIN EACH RESIDENTIAL UNIT TO DATA ROOM IN THE GROUND FLOOR FOR TERMINATION AND UTILITY CONNECTIONS.

EXISTING DEVICES NOTES:

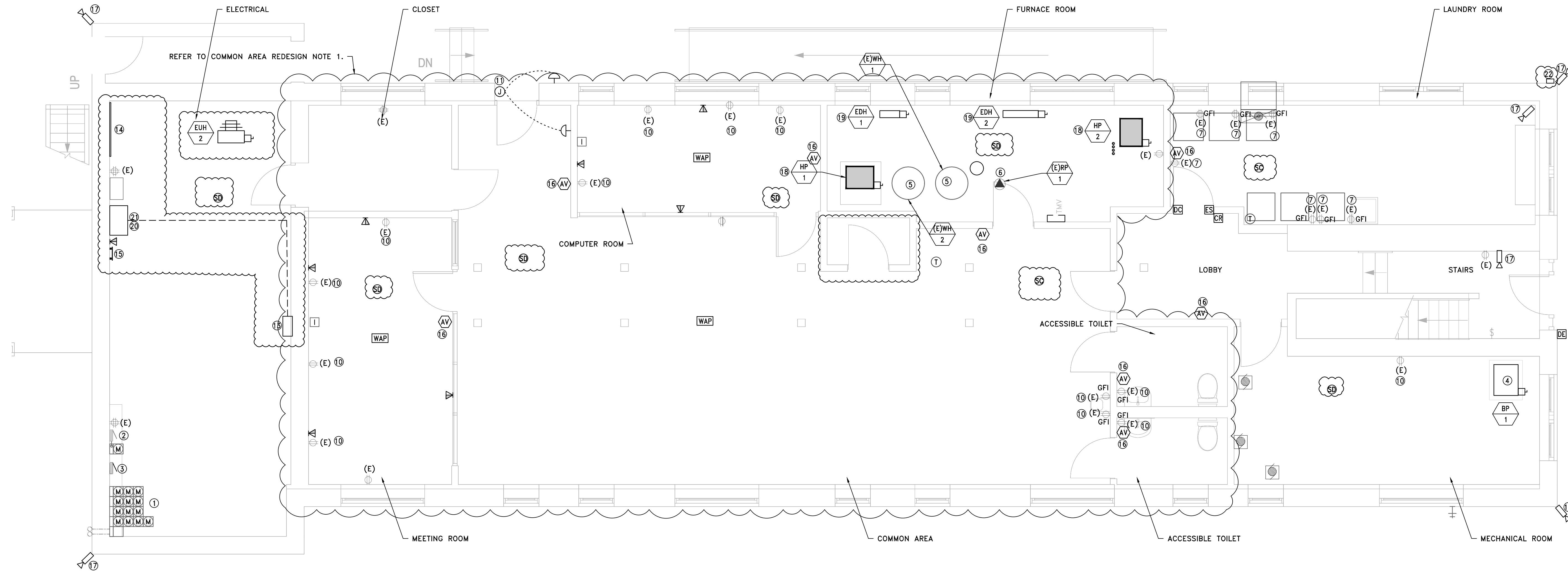
1. CONTRACTOR SHALL INSPECT ALL EXISTING CONDITIONS AND DETERMINE WHAT CAN BE RE-USED. CONTRACTOR TO FIELD VERIFY IF EXISTING CONDUIT, WIRE SIZES MATCH CURRENT PLAN. PROVIDE EXTENSIONS AND MODIFICATIONS AS REQUIRED PER DESIGN INTENT.

KEYED NOTES:

- ① MAIN ELECTRICAL INCOMING SERVICE TO REMAIN WITH EXISTING 600AMPS MAIN DISCONNECT AND UTILITY METERS. CONTRACTOR TO FIELD VERIFY THE OPERATION AND CONTINUITY OF ALL DEVICES.
- ② EXISTING EMERGENCY INCOMING SERVICE ELECTRICAL METER TO REMAIN.
- ③ EXISTING HOUSE PANEL. **ADD ALTERNATE PRICE TO ADD NEW HOUSE PANEL WITH 40 (OR 42) CIRCUITS.**
- ④ NEW BOOSTER PUMP.
- ⑤ EXISTING WATER HEATERS TO REMAIN.
- ⑥ EXISTING HOT WATER RECIRCULATION PUMP TO REMAIN.
- ⑦ CONTRACTOR TO FIELD VERIFY THE OUTLETS IN LAUNDRY ROOM ARE GFI PROTECTED. IF NOT PROVIDE THE GFI OUTLETS IN LAUNDRY ROOM.
- ⑧ EXISTING BOILER TO REMAIN.
- ⑨ EXISTING WATER HEATERS TO REMAIN.
- ⑩ ELECTRICAL CONTRACTOR TO FIELD VERIFY THE CONTINUITY AND OPERATION OF EXISTING RECEPTACLES. REPLACE THE COVER-PLATE.
- ⑪ PROVIDE 120V JUNCTION BOX FOR AUTOMATIC DOOR OPERATOR.
- ⑫ NOT USED.
- ⑬ ROUTE THE NEW RISER AT THIS LOCATION FOR LOW VOLTAGE INCOMING SERVICE IN UNITS ON UPPER FLOORS.
- ⑭ CONTRACTOR TO PROVIDE MINIMUM 4'W X 4'H PLYWOOD FOR LOW VOLTAGE UTILITY CONNECTION EQUIPMENT INSTALLATION.
- ⑮ TELECOMMUNICATION GROUNDING BUSBAR. CONNECT TO BUILDING EXISTING GROUNDING SYSTEM.
- ⑯ REPLACE THE EXISTING HORN/STROBES WITH NEW IN-KIND DEVICES.
- ⑰ PROVIDE NEW CAMERAS.
- ⑱ INSTALL NEW AIR SOURCED HEAT PUMPS TO SERVE COMMON AREAS. RECONNECT TO EXISTING POWER FEED TO EXISTING HVAC EQUIPMENT SERVING COMMON AREAS.
- ⑲ NEW DUCT HEATER TO BE INSTALLED ON EXISTING OA DUCTWORK.
- ⑳ WALL MOUNTED IT RACK.
- ㉑ PROVIDE UPS FOR SURVEILLANCE, ACCESS CONTROL AND IT RACKS.
- ㉒ PROVIDE INTERCOM SYSTEM FOR THE GATE.

GENERAL SHEET NOTES:

1. EXISTING ELECTRICAL POWER SYSTEM SHOWN IS BASED UPON "2007-EXISTING DRAWINGS", FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE. VERIFY ALL LOCATIONS OF EQUIPMENT AND WIRING CONNECTIONS/ DEVICES IN THE FIELD.
2. CONTRACTOR SHALL VERIFY THE CONDITION AND NEW REQUIREMENT SO THAT NEW WORK CAN BE INSTALLED WITHOUT INTERFERENCE. MAKE ALL NECESSARY ROUTING AND CONNECTION AS REQUIRED.
3. EXISTING RECEPTACLE SYSTEM TO REMAIN AND PROVIDE NEW ADDITIONAL RECEPTACLES AS INDICATED ON DRAWINGS, INCLUDING WIRING AND ALL NECESSARY GROUNDING SYSTEM.
4. ELECTRICAL CONTRACTOR SHALL BALANCE ALL PHASES OF ALL PANELS TO ENSURE PROPER LOADING.
5. ALL NEW ELECTRICAL WORK IN FINISHED WALL AND CEILING AREA SHALL BE CONCEALED IN WALL OR CEILING OR REUSE EXISTING CONDUIT IF POSSIBLE. ALL NEW WALL OPENINGS SHALL BE COORDINATED WITH ARCHITECT AND CONTRACTOR PRIOR TO EXECUTION.
6. WIRING FOR ELECTRICAL DEVICES SHARING SAME CIRCUIT CAN BE SPLICED UNLESS NOTED OTHERWISE. WHENEVER CIRCUIT CONDUCTORS ARE SPLICED IN A BOX, ALL EQUIPMENT GROUNDING CONDUCTORS ASSOCIATED WITH THESE CIRCUITS MUST BONDED (PIGTAILED) TO THE BOX.
7. ALL PLACEMENT AND HANGING OF TV'S, SPEAKERS, AND OTHER AV EQUIPMENT SHALL BE BY OWNER. EC TO PROVIDE POWER TO THIS EQUIPMENT WHERE SHOWN.
8. REFER TO MECHANICAL SCHEDULES, PLUMBING SCHEDULES FOR ADDITIONAL INFORMATION REGARDING POWER REQUIREMENTS. SOME EQUIPMENT MAY HAVE FACTORY PROVIDED DISCONNECTS. CONFIRM WITH APPROPRIATE EQUIPMENT SCHEDULE NOTES. ALL DISCONNECTS, WIRING, AND TERMINATIONS TO BE INSTALLED BY THE EC.
9. LOCATION OF DISCONNECTS AND EQUIPMENT CONNECTED RECEPTACLES MAY BE REVISED IN THE FIELD TO BE ON A DIFFERENT SIDE OF THE EQUIPMENT SHOWN. PROVIDE THE SIMPLEST, CODE-COMPLIANT AND SERVICEABLE INSTALLATION.
10. COORDINATE ALL FINISHES, COVERS, AND EXPOSED ELECTRICAL DEVICES WITH OWNER PRIOR TO PURCHASE.
11. ALL COVER PLATES (FOR SWITCHES/OUTLETS/DATA) TO BE GASKETED/SEALED.
12. ALL BACK TO BACK ELECTRICAL BOXES LOCATED WITHIN DEMISING WALL SHALL BE A MINIMUM OF 12" APART. EC TO FIELD **COORDINATE DEVICE LOCATIONS AS NEEDED TO MEET THIS REQUIREMENT.** ELECTRICAL BOXES IN THE SAME STUD CAVITY SHALL BE FIRE PROTECTED WITH PUTTY PADS OR SIMILAR.
13. COORDINATE LOW-VOLTAGE EQUIPMENT WITH CLIENT VENDORS. PROVIDE CONDUIT & RACEWAYS AS NECESSARY FOR CABLE RUNS.
14. PROVIDE CLEAR AND COMPLETE CIRCUIT DIRECTORY WITH SUFFICIENT DETAIL FOR CIRCUIT IDENTIFICATION FOR ALL PANELS WITHIN THE SCOPE OF WORK. SOURCE OF SUPPLY WILL BE PERMANENTLY MARKED FOR ALL PANELBOARDS TO INDICATE EACH DEVICE OR EQUIPMENT WHERE THE POWER ORIGINATES.
15. ACCESS, WORKING SPACE AND DEDICATED EQUIPMENT SPACE FOR ALL ELECTRICAL EQUIPMENT SHALL BE PROVIDED AND MAINTAINED AS REQUIRED.
16. REPLACE EXISTING SMOKE, CARBON MONOXIDE OR COMBINATION OF SMOKE/CO WITH NEW DEVICES.



POWER GROUND FLOOR PLAN

① SCALE - 1/4" = 1'-0"

IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

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POWER
GROUND FLOOR PLAN

E200



ISSUED FOR 50% DD 2024.02.02

PRICE BREAKOUT NOTES:

1. PROVIDE BUDGETARY PRICING TO ADD NEW LV BOX IN LIEU OF STRUCTURED MEDIA ENCLOSURE IN EACH DWELLING UNIT FOR LOW VOLTAGE DISTRIBUTION WITHIN THE UNIT.
2. CONTRACTOR TO BUDGET ALL NEW CONDUIT FOR DATA DROPS, BUT PROVIDE DEDUCT ALTERNATE TO FISH NEW DATA CABLE WITHIN STUD BAYS AND LAND AT NEW OUTLET LOCATIONS.
3. PROVIDE PRICE BREAKOUT FOR REPLACING ALL OUTLETS WITH IN-KIND.
4. BUDGET TO INCLUDE PRICING FOR 50% OF APARTMENT KITCHEN CABINETS GETTING REPLACED. INCLUDE COST TO ADD ELECTRICAL DEVICES (LIKE OUTLETS /SWITCHES) FOR KITCHEN UPDATES.
5. PROVIDE BUDGETARY PRICING TO ADD NEW ELECTRICAL RANGE IN THE KITCHEN IN EACH DWELLING UNIT.
6. PROVIDE BUDGETARY PRICING TO REPLACE EXISTING INTERCOM SYSTEM AS ADD ALTERNATE.
7. BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.

NOTES FOR HVI UNITS:

1. AT THE HVI UNITS (HEARING AND VISUALLY IMPAIRED UNITS) PROVIDE INTERCONNECTED HARDWIRED CONDUIT AND SPEAKER/VISUAL STROBE ALARMS. PROVIDE STROBES WITH COVERAGE FOR ALL LIVING, SLEEPING, KITCHEN, AND TOILET ROOMS.
2. AT THE HVI UNITS (HEARING AND VISUALLY IMPAIRED UNITS) PROVIDE A HARD-WIRED ELECTRIC DOORBELL ON THE PUBLIC SIDE OF THE PRIMARY ENTRANCE. ACTIVATION ON THE BUTTON SHALL INITIATE A VISUAL AND AUDIBLE STROBE/TONE WITHIN THE UNIT AT INITIAL CONSTRUCTION.
3. THE ADDITION OF STROBES FOR VISUAL/AUDIBLE UNITS SHALL NOT REPLACE THE REQUIREMENT FOR AUDIBLE DEVICES.
4. LOCATION OF HVI DEVICES SHOWN MAY NOT APPLY TO ALL UNITS. VERIFY WITH ARCHITECTURAL UNIT MATRIX.
5. IN HVI/HVC UNITS PROVIDE A CONDUIT BETWEEN UNIT HORN/STROBE DEVICE AND UNIT SMOKE DETECTOR.
6. HVI UNITS SHALL HAVE THE NOTIFICATION APPLIANCES ACTIVATED BY THE UNIT LEVEL SMOKE ALARM DEVICE.

EXISTING DEVICES NOTES:

1. CONTRACTOR SHALL INSPECT ALL EXISTING CONDITIONS AND DETERMINE WHAT CAN BE RE-USED. CONTRACTOR TO FIELD VERIFY IF EXISTING CONDUIT, WIRE SIZES MATCH CURRENT PLAN. PROVIDE EXTENSIONS AND MODIFICATIONS AS REQUIRED PER DESIGN INTENT.

NOTES FOR ACCESSIBLE UNITS:

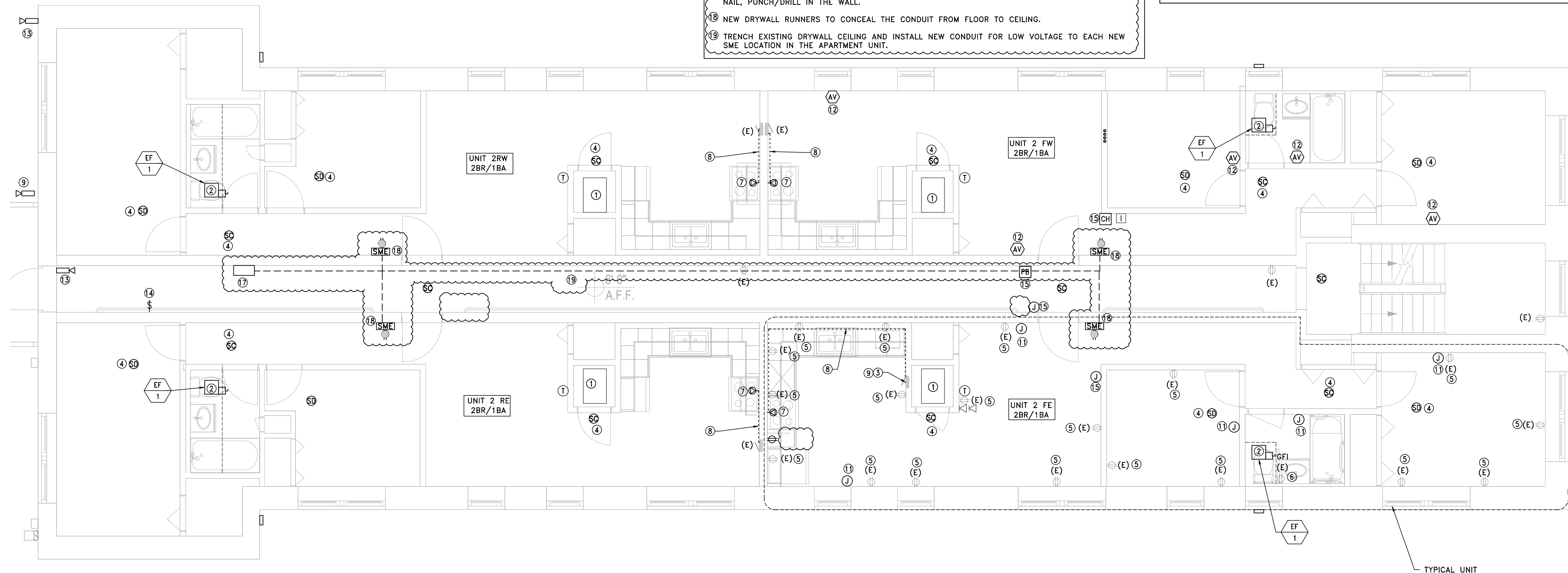
1. REFER TO ARCHITECTURAL PLANS FOR LOCATION OF ACCESSIBLE UNITS.
2. FOR ALL ACCESSIBLE UNITS, ALL OPERABLE PARTS SHALL BE MOUNTED BELOW 48" AFF AND COMPLY WITH ADA REACH RANGES. THIS SHALL APPLY TO ALL SWITCHES, RECEPTACLES, LOW VOLTAGE JACKS, ELECTRICAL PANELS, ETC.
3. FOR ALL ACCESSIBLE UNITS, PROVIDE WALL MOUNTED SWITCHES FOR RANGE HOOD FAN AND LIGHT. REFER TO ARCHITECTURAL PLAN FOR EXACT LOCATION OF SWITCH.
4. AT TYPE 504/A UNITS DEVICES ON A SIDE WALL SHALL BE LOCATED SO THE REACH OVER THE COUNTER, LAVATORY, OR OBSTRUCTION IS LESS THAN 10".
5. IN TYPE A AND TYPE 504/A UNITS ALL COUNTERTOP ELECTRICAL DEVICES SHALL COMPLY WITH ADA REACH RANGE REQUIREMENTS. COORDINATE WITH ARCHITECTURAL DRAWINGS.
6. SEE ARCHITECTURAL SHEETS DISTRIBUTION FOR ADDITIONAL ACCESSIBILITY INFORMATION & REQUIREMENT.
7. AT ALL TYPE 504/A UNITS, PROVIDE 1" EXTENSION BOX FOR ALL KITCHEN COUNTER RECEPTACLES (OUTLETS, SWITCHES).

KEYED NOTES:

- 1 EXISTING FURNACES TO REMAIN.
- 2 NEW RESIDENTIAL EXHAUST FAN. RECONNECT TO EXISTING POWER FEED TO EXISTING RESIDENTIAL EXHAUST FAN.
- 3 EXISTING ELECTRICAL PANELBOARD IN THE APARTMENT UNIT TO REMAIN. PROVIDE THE NEW CIRCUIT BREAKERS AND CIRCUITS AS SHOWN IN THE PANEL SCHEDULE.
- 4 ADD NEW WIRELESS SMOKE DETECTORS IN EACH BEDROOM. REPLACE ALL EXISTING SMOKE DETECTORS OR COMBINATION OF SMOKE AND CARBON MON-OXIDE DETECTORS LOCATED OUTSIDE BEDROOMS, IN THE LIVING ROOM WITH NEW WIRELESS SMOKE OR COMBINATION OF SMOKE & CARBON MON-OXIDE DETECTORS IN THE DWELLING UNIT. ALL SMOKE DETECTORS SHOULD HAVE MINIMUM 10 YEARS OF BATTERY BACKUP.
- 5 ELECTRICAL CONTRACTOR TO FIELD VERIFY THE CONTINUITY AND OPERATION OF EXISTING RECEPTACLES. REPLACE THE COVER-PLATE.
- 6 PROVIDE A SEPARATE DEDICATED CIRCUIT FOR THE BATHROOM IN EACH DWELLING UNIT. REFER THE PANEL SCHEDULE.
- 7 IF ELECTRICAL RANGE WILL BE ADDED IN THE KITCHEN OF DWELLING UNITS: PROVIDE DEDICATED 208V-1PHASE CIRCUIT WITH 3#8 AWG CU AND 1#10 AWG CU GRD. IN 3/4" CONDUIT FOR ELECTRIC RANGE. PROVIDE 40A CIRCUIT BREAKER IN UNIT LOAD CENTER AND NEMA 14-50R UNIPLEX OUTLET MOUNTED BELOW THE COUNTER. COORDINATE AND VERIFY MANUFACTURER'S REQUIREMENTS AND RECOMMENDATIONS FOR ELECTRICAL OUTLET LOCATION PRIOR TO ROUGH-IN/INSTALLATION.
- 8 PROPOSED ROUTE FOR NEW CONDUIT/WIRING FOR NEWLY INSTALLED (IF ADDED) ELECTRICAL RANGE. CONTRACTOR TO FIELD VERIFY THE ROUTE WITH ARCHITECT PRIOR TO ANY ROUGH-IN.
- 9 E.C TO RELOCATE THE ELECTRICAL PANEL. COORDINATE WITH ARCHITECT FOR THE EXACT LOCATION PRIOR TO ANY ROUGH-IN.
- 10 NOT USED.
- 11 TYPICAL LOCATION OF AUDIO/VISUAL DEVICE FOR HEARING AND VISUAL IMPAIRED UNITS. HVI UNITS SHALL HAVE AUDIO/VISUAL DEVICES, WIRING AND CONDUIT. HVC UNITS SHALL ONLY HAVE EMPTY BACKBOXES WITH COVER PLATE AND CONDUIT FOR FUTURE AUDIO/VISUAL DEVICE. MOUNT DEVICES AT 90" AFF OR 6" BELOW CEILING, WHICHEVER IS LOWER. REFER TO ARCHITECTURAL SHEETS AND ACCESSIBILITY MATRIX FOR HEARING AND VISUAL IMPAIRED UNIT DESIGNATION.
- 12 AUDIO/VISUAL STANDALONE DEVICES INSTALLED ONLY IN HEARING/VISUAL IMPAIRED (HVI) UNITS. REPLACE THE EXISTING HORN/STROBES IN UNITS WITH IN-KIND DEVICES.
- 13 PROVIDE NEW CAMERAS.
- 14 EXISTING TO REMAIN WALL SWITCH FOR WALL HEATER.
- 15 PUSH BUTTON & CHIME IN HVI UNITS ONLY. CHIME WILL SOUND & STROBE WILL FLASH WHEN PUSHBUTTON IS PRESSED AT THE DOOR. PROVIDE JUNCTION BOX & CONDUIT ONLY IN HVC UNITS. SEE ARCHITECTURAL UNIT MATRIX FOR UNIT DESIGNATION PRIOR TO ANY ROUGH-IN.
- 16 NOT USED.
- 17 ROUTE THE NEW RISER AT THIS LOCATION FOR LOW VOLTAGE INCOMING SERVICE IN UNITS ON UPPER FLOORS. PROVIDE PROTECTIVE PLATING IN THE STUD CAVITY TO PREVENT ANY DAMAGE FROM NAIL, PUNCH/DRILL IN THE WALL.
- 18 NEW DRYWALL RUNNERS TO CONCEAL THE CONDUIT FROM FLOOR TO CEILING.
- 19 TRENCH EXISTING DRYWALL CEILING AND INSTALL NEW CONDUIT FOR LOW VOLTAGE TO EACH NEW SME LOCATION IN THE APARTMENT UNIT.

GENERAL SHEET NOTES:

1. EXISTING ELECTRICAL POWER SYSTEM SHOWN IS BASED UPON "2007-EXISTING DRAWINGS". FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE. VERIFY ALL LOCATIONS OF EQUIPMENT AND WIRING CONNECTIONS/ DEVICES IN THE FIELD.
2. CONTRACTOR SHALL VERIFY THE CONDITION AND NEW REQUIREMENT SO THAT NEW WORK CAN BE INSTALLED WITHOUT INTERFERENCE. MAKE ALL NECESSARY ROUTING AND CONNECTION AS REQUIRED.
3. ALL NEWLY INSTALLED RESIDENTIAL DWELLING UNIT RECEPTACLES SERVED BY 15A OR 20A CIRCUIT BREAKERS SHALL BE TAMPER-PROOF.
4. EXISTING RECEPTACLE SYSTEM TO REMAIN AND PROVIDE NEW ADDITIONAL RECEPTACLES AS INDICATED ON DRAWINGS, INCLUDING WIRING AND ALL NECESSARY GROUNDING SYSTEM.
5. ELECTRICAL CONTRACTOR SHALL BALANCE ALL PHASES OF ALL PANELS TO ENSURE PROPER LOADING.
6. ALL NEW ELECTRICAL WORK IN FINISHED WALL AND CEILING AREA SHALL BE CONCEALED IN WALL OR CEILING OR REUSE EXISTING CONDUIT IF POSSIBLE. ALL NEW WALL OPENINGS SHALL BE COORDINATED WITH ARCHITECT AND CONTRACTOR PRIOR TO EXECUTION.
7. WIRING FOR ELECTRICAL DEVICES SHARING SAME CIRCUIT CAN BE SPLICED UNLESS NOTED OTHERWISE. WHENEVER CIRCUIT CONDUCTORS ARE SPLICED IN A BOX, ALL EQUIPMENT GROUNDING CONDUCTORS ASSOCIATED WITH THESE CIRCUITS MUST BE BONDED (PIGTAILED) TO THE BOX.
8. REFER TO MECHANICAL SCHEDULES, PLUMBING SCHEDULES FOR ADDITIONAL INFORMATION REGARDING POWER REQUIREMENTS. SOME EQUIPMENT MAY HAVE FACTORY PROVIDED DISCONNECTS, CONFIRM WITH APPROPRIATE EQUIPMENT SCHEDULE NOTES. ALL DISCONNECTS, WIRING, AND TERMINATIONS TO BE INSTALLED BY THE EC.
9. LOCATION OF DISCONNECTS AND EQUIPMENT CONNECTED RECEPTACLES MAY BE REVISED IN THE FIELD TO BE ON A DIFFERENT SIDE OF THE EQUIPMENT SHOWN. PROVIDE THE SIMPLEST, CODE-COMPLIANT AND SERVICEABLE INSTALLATION.
10. COORDINATE ALL FINISHES, COVERS, AND EXPOSED ELECTRICAL DEVICES WITH OWNER PRIOR TO PURCHASE.
11. ALL COVER PLATES (FOR SWITCHES/OUTLETS/DATA) TO BE GASKETED/SEALED.
12. ALL PLACEMENT AND HANGING OF TV'S, SPEAKERS, AND OTHER AV EQUIPMENT SHALL BE BY OWNER. EC TO PROVIDE POWER TO THIS EQUIPMENT WHERE SHOWN.
13. ALL BACK TO BACK ELECTRICAL BOXES LOCATED WITHIN DEMISING WALL SHALL BE A MINIMUM OF 12" APART. EC TO FIELD COORDINATE DEVICE LOCATIONS AS NEEDED TO MEET THIS REQUIREMENT. ELECTRICAL BOXES IN THE SAME STUD CAVITY SHALL BE FIRE PROTECTED WITH PUTTY PADS OR SIMILAR.
14. ALL SMOKE DETECTORS IN EACH INDIVIDUAL DWELLING UNIT SHALL HAVE BATTERY BACKUP AND BE INTERCONNECTED AND OPERATE SUCH THAT WHEN ONE SMOKE ALARM ACTIVATES AND SOUNDS AN ALARM SIGNAL, ALL OTHER SMOKE ALARMS IN THE DWELLING UNIT SHALL ALSO SOUND AN ALARM SIGNAL.
15. COORDINATE LOW-VOLTAGE EQUIPMENT WITH CLIENT VENDORS. PROVIDE CONDUIT & RACEWAYS AS NECESSARY FOR CABLE RUNS.
16. PROVIDE CLEAR AND COMPLETE CIRCUIT DIRECTORY WITH SUFFICIENT DETAIL FOR CIRCUIT IDENTIFICATION FOR ALL PANELS WITHIN THE SCOPE OF WORK. SOURCE OF SUPPLY WILL BE PERMANENTLY MARKED FOR ALL PANELBOARDS TO INDICATE EACH DEVICE OR EQUIPMENT WHERE THE POWER ORIGINATES.
17. ACCESS, WORKING SPACE AND DEDICATED EQUIPMENT SPACE FOR ALL ELECTRICAL EQUIPMENT SHALL BE PROVIDED AND MAINTAINED AS REQUIRED.



1 POWER TYPICAL 2ND & 3RD FLOOR PLAN

SCALE - 1/4" = 1'-0"

IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02

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2218a
POWER
TYPICAL 1ST & 3RD
FLOOR PLAN

E201



GENERAL SHEET NOTES:

1. REFER TO MECHANICAL SCHEDULES, PLUMBING SCHEDULES, FOR ADDITIONAL INFORMATION REGARDING POWER REQUIREMENTS. SOME EQUIPMENT MAY HAVE FACTORY PROVIDED DISCONNECTS. CONFIRM WITH APPROPRIATE EQUIPMENT SCHEDULE NOTES. ALL DISCONNECTS, WIRING, AND TERMINATIONS TO BE INSTALLED BY THE EC.

KEYED NOTES:

- ① EXISTING CONDENSING UNIT, ASSOCIATED ELECTRICAL CONNECTION AND DISCONNECT SWITCH TO REMAIN. CONTRACTOR TO FIELD VERIFY THE CONNECTION, CONTINUITY AND OPERATION OF EXISTING UNIT. NOTIFY THE ARCHITECT/OWNER IF ANY CODE DEFICIENCY FOUND.
- ② GFI/WP OUTLET FOR SERVICING OF HEATING, AIR CONDITIONING AND REFRIGERATION EQUIPMENT. CONTRACTOR TO FIELD VERIFY THE EXISTING OUTLETS ON THE ROOF. THE RECEPTACLE MUST BE LOCATED WITHIN 25 FEET OF AND ON THE SAME LEVEL AS THE HEATING, AIR CONDITIONING AND REFRIGERATION EQUIPMENT. CONTRACTOR TO FIELD VERIFY THE OPERATION AND CONTINUITY OF EXISTING OUTLET AND PROVIDE THE NEW GFI/WP OUTLET ONLY IF EXISTING OUTLET IS NOT UP TO THE CODE REQUIREMENTS.
- ③ INSTALL NEW CONDENSING UNIT SERVING GROUND FLOOR HEAT PUMPS ON ROOF.

EXISTING DEVICES NOTES:

- 1. CONTRACTOR SHALL INSPECT ALL EXISTING CONDITIONS AND DETERMINE WHAT CAN BE RE-USED. CONTRACTOR TO FIELD VERIFY IF EXISTING CONDUIT, WIRE SIZES MATCH CURRENT PLAN. PROVIDE EXTENSIONS AND MODIFICATIONS AS REQUIRED PER DESIGN INTENT.



IN PROGRESS

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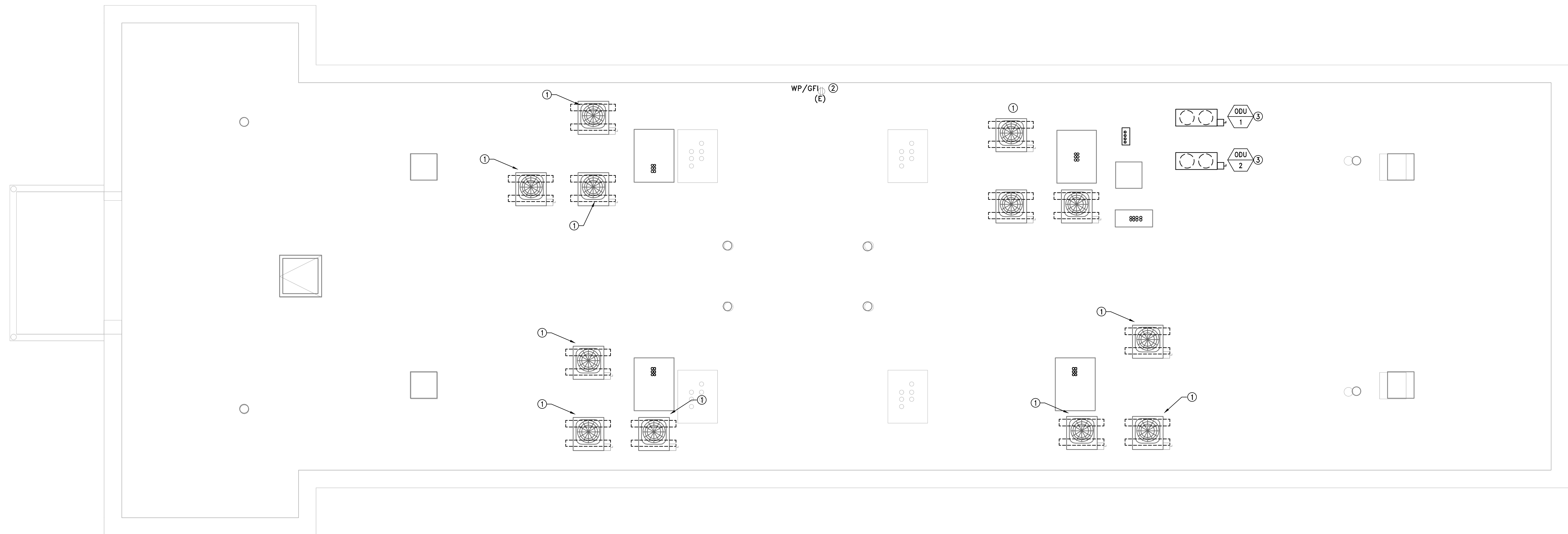
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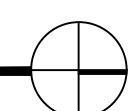
2218a

**POWER
ROOF PLAN**

E202



POWER ROOF PLAN
SCALE - 1/4" = 1'-0"



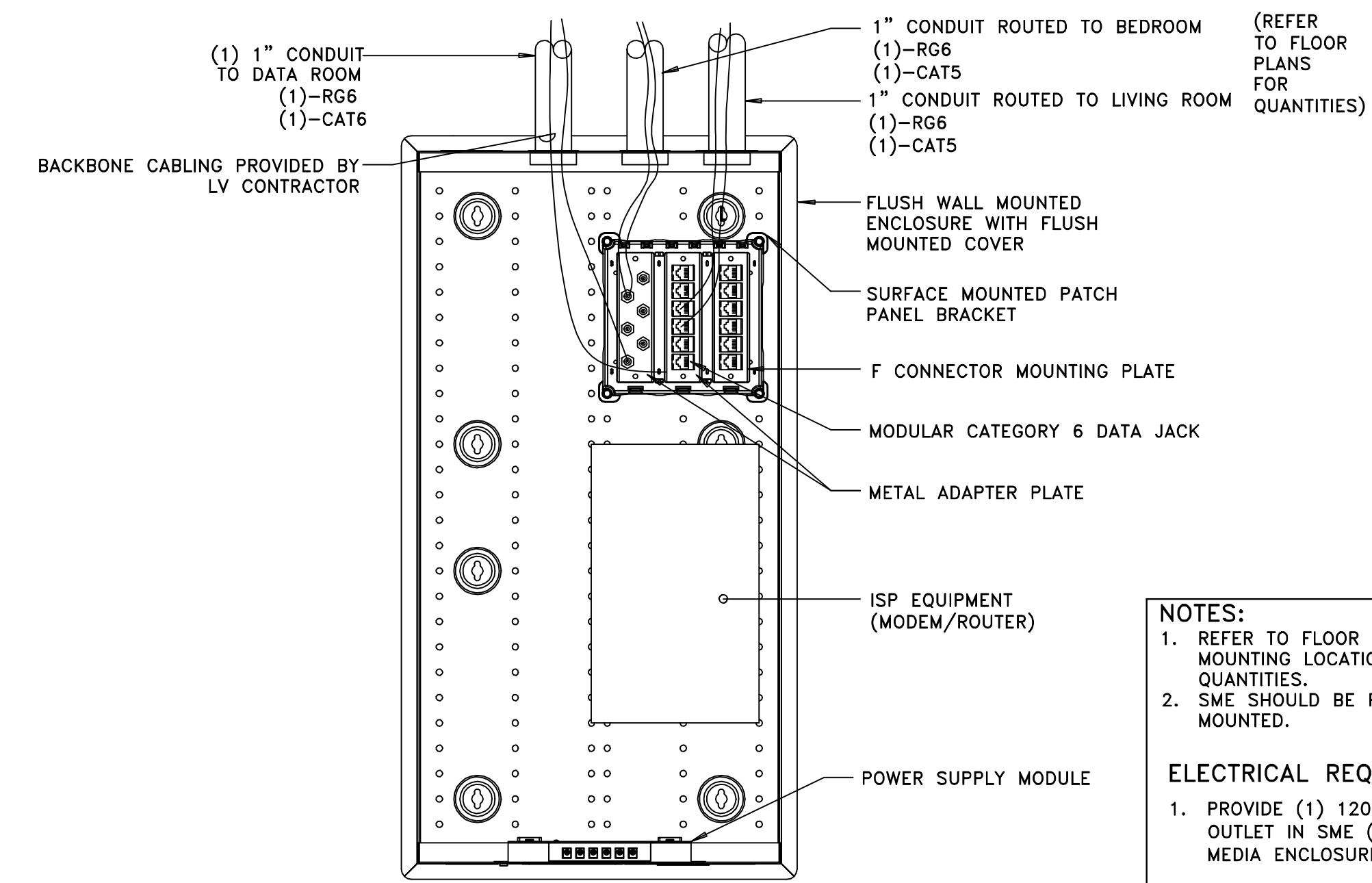
INTERNET, TELEVISION SERVICE AND BACKBONE CABLING WILL BE PROVIDED BY NETWORK SERVICE PROVIDER FROM SERVICE POLE AT BUILDING EXTERIOR TO BUILDING MDF DATA ROOM ON GROUND FLOOR AND UP ON UPPER FLOORS.

GENERAL NOTES:

- THIS RISER IS DIAGRAMMATIC AND MAY NOT SHOW ACTUAL ROUTING OR QUANTITIES OF MATERIALS SHOWN. COORDINATE WITH LOW VOLTAGE CONTRACTOR FOR CONDUIT ROUTING FOR EXACT SIZE AND QUANTITY PRIOR TO ANY ROUGH-IN.

KEYED NOTES:

- OVERHEAD LOW VOLTAGE INCOMING SERVICE FROM POLE AT BUILDING EXTERIOR.
- MAIN EQUIPMENT RACK IN THE DATA ROOM.
- 1" CONDUIT FROM DATA ROOM IN THE GROUND FLOOR TO STRUCTURED MEDIA ENCLOSURE (SME) IN APARTMENT UNIT. COORDINATE IN FIELD FOR CONDUIT ROUTING WITH OTHER TRADES PRIOR TO ANY ROUGH-IN. INCLUDE (1) COAX AND (1) CAT6 ETHERNET CABLE WITH TERMINATIONS AS REQUIRED.
- INTERCOM SYSTEM:
IF THE EXISTING SYSTEM TO REMAIN: RECONNECT THE EXISTING EQUIPMENT TO NEW LOW VOLTAGE SERVICE AS REQUIRED.
IF THE NEW INTERCOM SYSTEM TO INSTALL: PROVIDE A NEW CONNECTION FROM NEW DATA ROOM IN THE GROUND FLOOR TO THE NEW INTERCOM DEVICE PANEL/S.
- CAMERA/SECURITY SYSTEM:
IF THE EXISTING SYSTEM TO REMAIN: RECONNECT THE EXISTING MAIN DEVICE (OR OTHER DEVICES AS REQUIRED) OF CAMERA SYSTEM TO NEW LOW VOLTAGE SERVICE.
IF THE NEW SECURITY SYSTEM TO INSTALL: PROVIDE A NEW CONNECTION FROM NEW DATA ROOM IN THE GROUND FLOOR TO THE NEW CAMERA SYSTEM DEVICE/S.



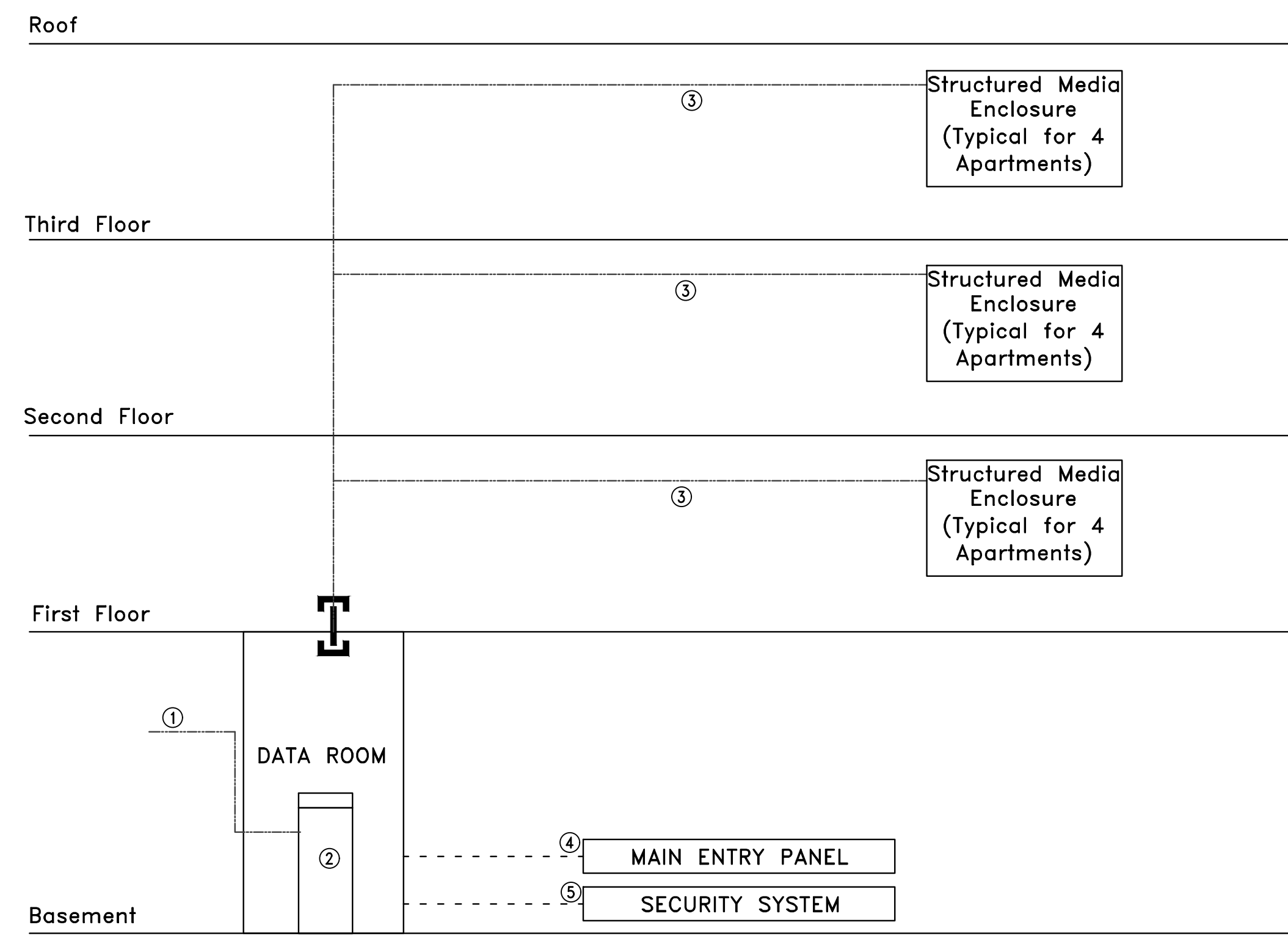
NOTES:

- REFER TO FLOOR PLANS FOR MOUNTING LOCATIONS AND QUANTITIES.
- SME SHOULD BE RECESSED MOUNTED.

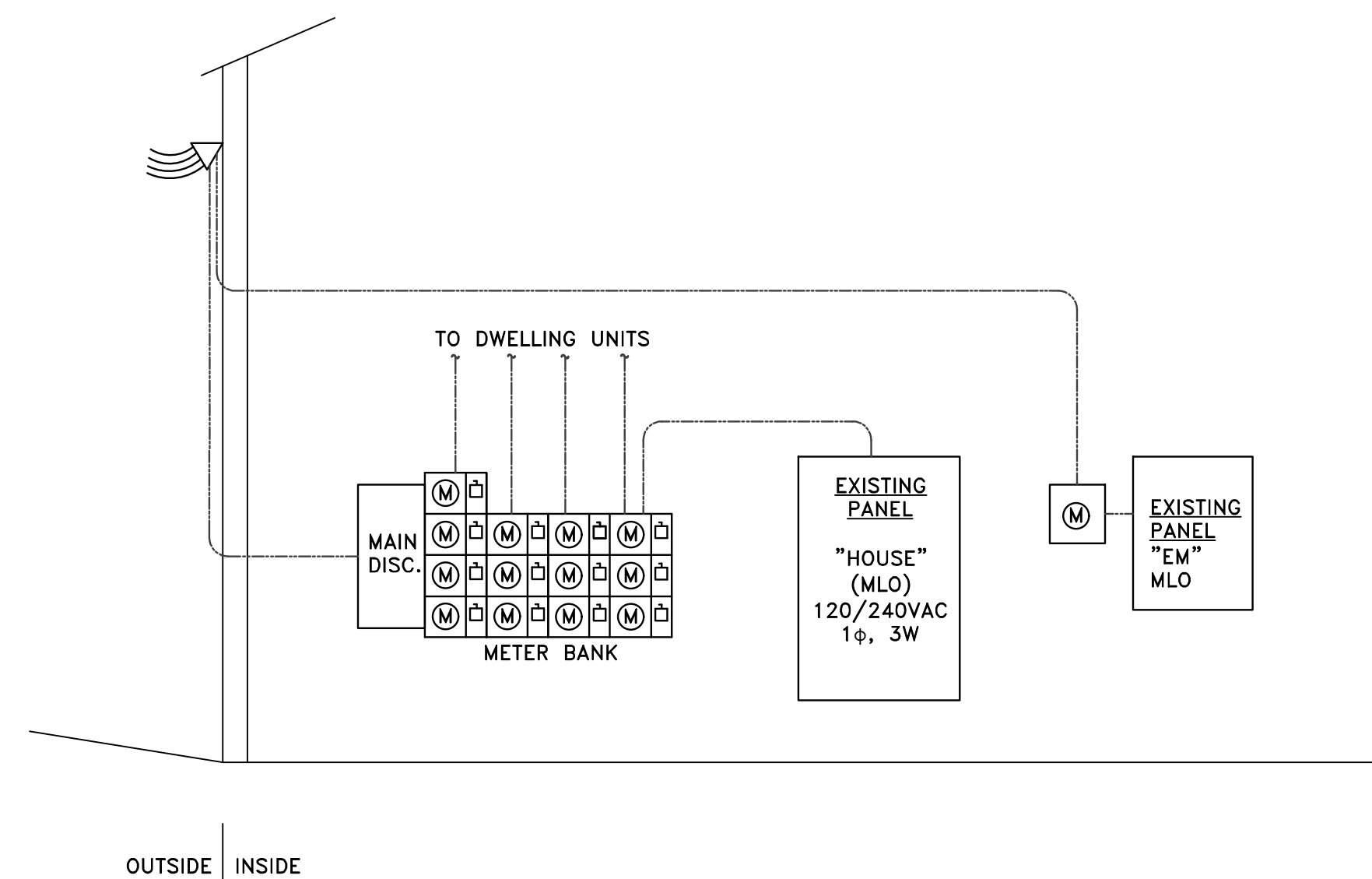
ELECTRICAL REQUIREMENTS:

- PROVIDE (1) 120V/15A DUPLEX OUTLET IN SME (STRUCTURED MEDIA ENCLOSURE)

2 STRUCTURED MEDIA ENCLOSURE DETAIL (SME)
No Scale



1 LOW VOLTAGE RISER DIAGRAM
NO SCALE



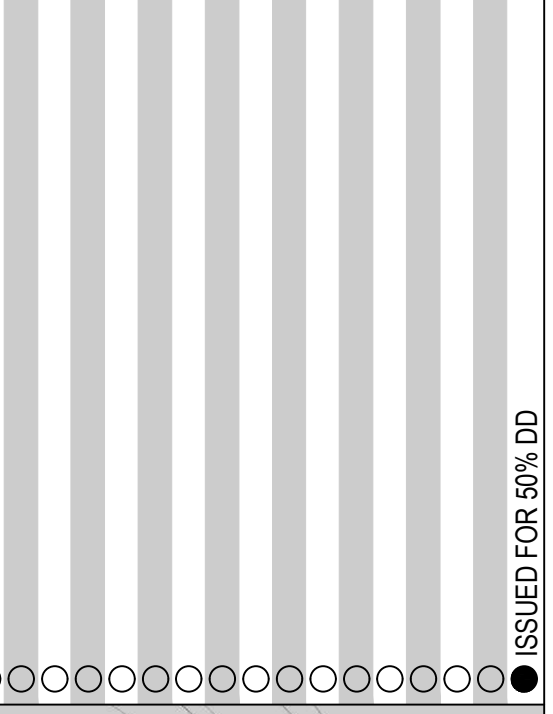
3 Existing Electrical Diagram
No Scale



IN PROGRESS

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ELECTRICAL
DETAILS AND
RISER DIAGRAM

E500

ISSUED FOR 50% DD

SUNNYSIDE - TOTAL

Name SUNNYSIDE Address 847 West Sunnyside Avenue

Type of Service 1 Phase 3 Wire 120/240 Volts

<u>1</u> RESIDENTIAL	Watts ea	Volts	<u>81,574</u> Watts
<u>1</u> HOUSE	Watts ea	Volts	<u>25,684</u> Watts
Total Watts			<u>107,258</u> Watts
Amps			<u>447</u> Amps
x1.25			<u>559</u> Amps

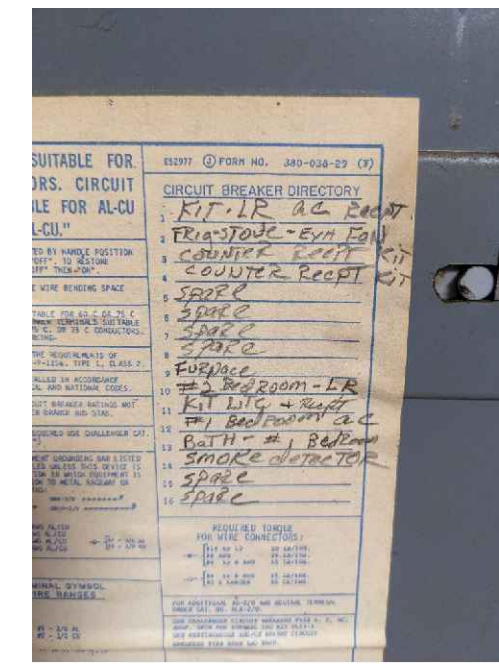
Service required AMPS



⑤



⑥



③



①②④

- KEYED NOTES:**
- ① UNIT PANEL.
 - ② TWO (2) EXISTING AFCI PROTECTED CIRCUIT BREAKERS.
 - ③ TWO (2) KITCHEN APPLIANCE CIRCUITS ARE PROVIDED IN THE UNIT PANEL.
 - ④ PROVIDE A SEPERATE CIRCUIT FOR THE BATHROOM.
 - ⑤ EXISTING EMERGENCY PANEL.
 - ⑥ EXISTING HOUSE PANEL.

RESIDENTIAL LOAD (12 APARTMENT UNITS)

Name SUNNYSIDE Address 847 West Sunnyside Avenue

Type of Service 1 Phase 3 Wire 120/240 Volts

Lighting & Receptacles Load

Total Square Foot Area	9387 SF
Area Times 3 Watts/sf	28161 Watts
Appliance Ckts	24 X 1500 W
Total Watts	64,161 Watts

Demand

First 3,000 Watts General Lighting @ 100%	3000 Watts
Next 117,000 Watts General Lighting @ 35%	21406 Watts
All over 120,000 Watts General Lighting @ 25%	0 Watts
Subtotal	24406 Watts

Add

EQUIPMENT LOAD

12 ELECTRIC RANGE	Watts ea	Volts	27000 Watts
12 RANGE HOOD	120 Watts ea	Volts	1080 Watts
12 CONDENSERS	2424 Watts ea	Volts	29088 Watts
Total Watts			<u>81,574</u> Watts
Amps			<u>340</u> Amps
x1.25			<u>425</u> Amps

(D.F.=75%)

HOUSE LOAD

Name SUNNYSIDE Address 847 West Sunnyside Avenue

Type of Service 1 Phase 3 Wire 120/240 Volts

Lighting Load

General Lighting load - basement

Total Square Foot Area	4,193 SF
Area Times 0.5 Watts/sf	2,097 Watts
Total Watts	2,097 Watts

Demand

General lightning @100%	2097 Watts
-------------------------	------------

Receptacles Load

26 Outlets	4,680 Watts
------------	-------------

Demand

First 10,000 Watts @ 100%	Watts
Above 100,000 Watts @ 50%	Watts
Subtotal	4680 Watts

Add

EQUIPMENT LOAD

1 1ST FLOOR HEATER (MAX)	Watts ea	Volts	Watts
1 2ND FLOOR HEATER (MAX)	Watts ea	Volts	Watts
2 WATER HEATERS	240 Watts ea	Volts	480 Watts
2 AC (LAUNDRY, MAIN) (MAX)	3840 Watts ea	Volts	7680 Watts
6 LAUNDRY ROOM	1200 Watts ea	Volts	5400 Watts
1 BP-1 (1HP)	4278 Watts ea	208 Volts	4278 Watts
1 SP-1	Watts ea	120 Volts	0 Watts
1 RP	Watts ea	120 Volts	0 Watts
AC Motors X25%			1070 Watts
Total Watts			<u>25,684</u> Watts
Amps			<u>107</u> Amps
x1.25			<u>134</u> Amps

(D.F.=75%)

APARTMENT UNITS

Name SUNNYSIDE Address 847 West Sunnyside Avenue

Type of Service 1 Phase 3 Wire 120/240 Volts

Lighting & Receptacles Load

Total Square Foot Area	800 SF
Area Times 3 Watts/sf	2400 Watts
Appliance Ckts	2 X 1500 W
Total Watts	5,400 Watts

Demand

First 3,000 Watts General Lighting @ 100%	3000 Watts
Next 117,000 Watts General Lighting @ 35%	840 Watts
All over 120,000 Watts General Lighting @ 25%	0 Watts
Subtotal	3840 Watts

Add

EQUIPMENT LOAD

1 ELECTRIC RANGE	Watts ea	208 Volts	8000 Watts
1 RANGE HOOD	120 Watts ea	120 Volts	120 Watts
1 Condenser (20amps/2p)	2424 Watts ea	208 Volts	2,424 Watts
1 TEF	7.6 Watts ea	120 Volts	7.6 Watts
Total Watts			<u>14,392</u> Watts
Amps			<u>60</u> Amps
x1.25			<u>75</u> Amps

(D.F AS PER CEC# TABLE 220.55)

PANEL: APARTMENT (TYPICAL)

NEW OR EXISTING: EXISTING VOLTAGE/PHASE: 120/240, 1Ø, 3 W GND
 LOCATION: DWELLING L BUS AMPS: 100%
 MOUNTING: RECESSED MAIN BREAKER: ISO, GRND. BUS: NONE
 ENCLOSURE: NEMA 1 FED FROM: METER BANK FULLY RATED AIC:
 ENTRANCE: TOP SUB-FEED TO: NONE TVSS: NONE

LOAD DESCRIPTION	LOAD TYPE	NOTE	CKT	BKR/ POLE	A B	BKR/ POLE	CKT	NOTE	LOAD TYPE	LOAD DESCRIPTION
KITCHEN LIVING ROOM RECEPTACLES			1	20/1	A	15/1	2	6		#1 BEDROOM LIGHT RECEPTACLES
FRIG STOVE EXHAUST FAN			3	20/1	B	15/1	4	6		#2 BEDROOM LIGHT RECEPTACLES
COUNTER RECEPTACLES			5	20/1	A	15/1	6			KITCHEN LIGHT RECEPTACLE
KITCHEN COUNTER OUTLETS			7	20/1	B	15/1	8			BATHROOM & BEDROOM
CONDENSER			9	20/2	A	15/1	10			FURNACE
			11	B	15/1	12				#1 BEDROOM AC
ELECTRIC RANGE			13	A	15/1	14				SMOKE DETECTOR
			15	4Ø/2	B	20/1	16			BATHROOM RECEPTACLE

BREAKER NOTES

1) Thermal Magnetic	Type Description	Type Code
2) Shunt Trip	Lighting (L) =	L
3) Lock-out device	Receptacles (R) =	R
4) GFEP	Motors (M) =	M
5) GFIC	Electric Heating (H) =	H
6) AFCI	Equipment (E) =	E
7) Aux Switches	Panels (P) =	P
8) HACR	Spare (S) =	S
9) Existing Breaker	Space (X) =	X
	Total VA =	
	Total Amps =	

NOTES:

1. PROVIDE CLEAR AND COMPLETE CIRCUIT DIRECTORY WITH SUFFICIENT DETAIL FOR CIRCUIT IDENTIFICATION FOR ALL PANELS. SOURCE OF SUPPLY WILL BE PERMANENTLY MARKED FOR ALL SWITCHBOARDS, SWITCHGEAR, AND PANELBOARDS TO INDICATE EACH DEVICE OR EQUIPMENT WHERE THE POWER ORIGINATES.
2. CIRCUIT BREAKER RATING FOR ELECTRICAL RANGES SHOULD BE PROVIDED AS PER EQUIPMENT SELECTION AND MANUFACTURER RECOMMENDATION.
3. FOR NEW CIRCUIT BREAKERS MATCH THE EXISTING KAIC RATING.

PANEL: HOUSE PANEL

NEW OR EXISTING: EXISTING VOLTAGE/PHASE: 120/240, 1Ø, 3 W GND
 LOCATION: ELECTRIC R BUS AMPS: 100%
 MOUNTING: SURFACE MAIN BREAKER: ISO, GRND. BUS: NONE
 ENCLOSURE: NEMA 1 FED FROM: METER BANK FULLY RATED AIC:
 ENTRANCE: TOP SUB-FEED TO: NONE TVSS: NONE

LOAD DESCRIPTION	LOAD TYPE	NOTE	CKT	BKR/ POLE	A B	BKR/ POLE	CKT	NOTE	LOAD TYPE	LOAD DESCRIPTION
DRYER			1	20/1	A	20/1	2			WASHER
DRYER			3	20/1	B	20/1	4			WASHER
DRYER			5	20/1	A	20/1	6			WASHER
BASEMENT OUTLETS			7	20/1	B	20/1	8			BASEMENT EXHAUST FAN
BASEMENT LIGHTS			9	20/1	A	20/1	10			BASEMENT FURNACE
1ST FLOOR HEATER			11	20/2	B	20/2	12			AC LAUNDRY
			13	A	20/2	14				
2nd FLOOR HEATER			15	20/2	B	20/2	16			AC MAIN
			17	A	20/2	18				
LAUNDRY			19	20/1	B	20/1	20			1ST FLOOR HALL LIGHTS
TIME CLOCK STAIR WAY			21	20/1	A	20/1	22			2nd FLOOR HALL LIGHTS
HOT WATER HEATER			23	15/1	B	20/1	24			ROOM LIGHTS
HOT WATER HEATER			25	15/1	A	20/1	26			
			27	15/1	B	15/1	28			
			29	15/1	A	20/1	30			OFFICE MACHINES

BREAKER NOTES

1) Thermal Magnetic	Type Description	Type Code
2) Shunt Trip	Lighting (L) =	L
3) Lock-out device	Receptacles (R) =	R
4) GFEP	Motors (M) =	M
5) GFIC	Electric Heating (H) =	H
6) AFCI	Equipment (E) =	E
7) Aux Switches	Panels (P) =	P
8) HACR	Spare (S) =	S
9) Existing Breaker	Space (X) =	X
	Total VA =	
	Total Amps =	

PANEL: EM PANEL

NEW OR EXISTING: EXISTING VOLTAGE/PHASE: 120/240, 1Ø, 3 W GND
 LOCATION: ELECTRIC R BUS AMPS: 100%
 MOUNTING: SURFACE MAIN BREAKER: ISO, GRND. BUS: NONE
 ENCLOSURE: NEMA 1 FED FROM: METER BANK FULLY RATED AIC:
 ENTRANCE: TOP SUB-FEED TO: NONE TVSS: NONE

LOAD DESCRIPTION	LOAD TYPE	NOTE	CKT	BKR/ POLE	A B	BKR/ POLE	CKT	NOTE	LOAD TYPE	LOAD DESCRIPTION
			1	6Ø/2	A	15/1	2			
			3	B	15/1	4				
			5	15/1	A	15/1	6			
			7	15/1	B	20/1	8			
			9	20/1	A	20/1	10			
			11	B	20/1	12				

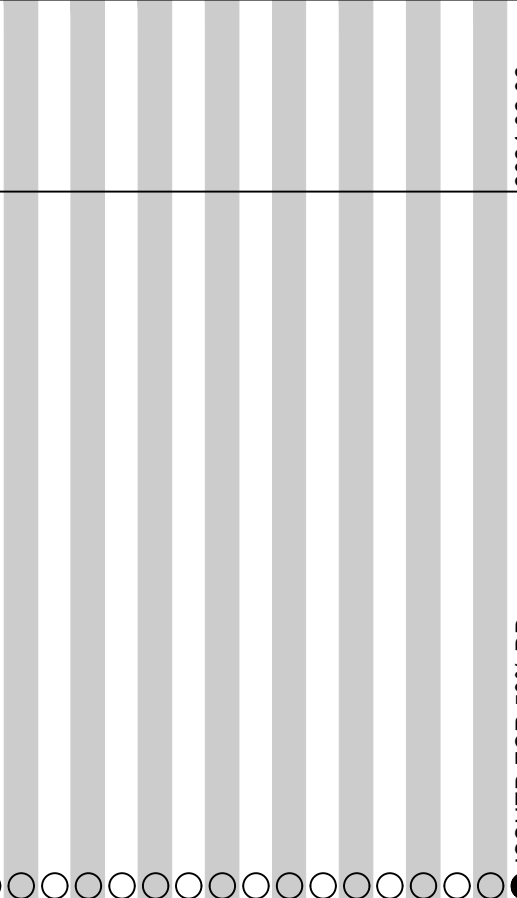
BREAKER NOTES

1) Thermal Magnetic	Type Description	Type Code
2) Shunt Trip	Lighting (L) =	L
3) Lock-out device	Receptacles (R) =	R
4) GFEP	Motors (M) =	M
5) GFIC	Electric Heating (H) =	H
6) AFCI	Equipment (E) =	E
7) Aux Switches	Panels (P) =	P
8) HACR	Spare (S) =	S
9) Existing Breaker	Space (X) =	X
	Total VA =	
	Total Amps =	

- NOTES:**
1. E.C TO MARK THE BREAKERS FEEDING AV DEVICES.

IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.



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 p 312-968-9100
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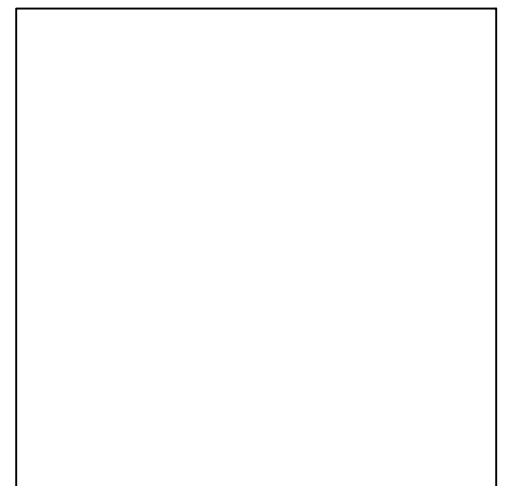
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2218a
ELECTRICAL SCHEDULES

E600

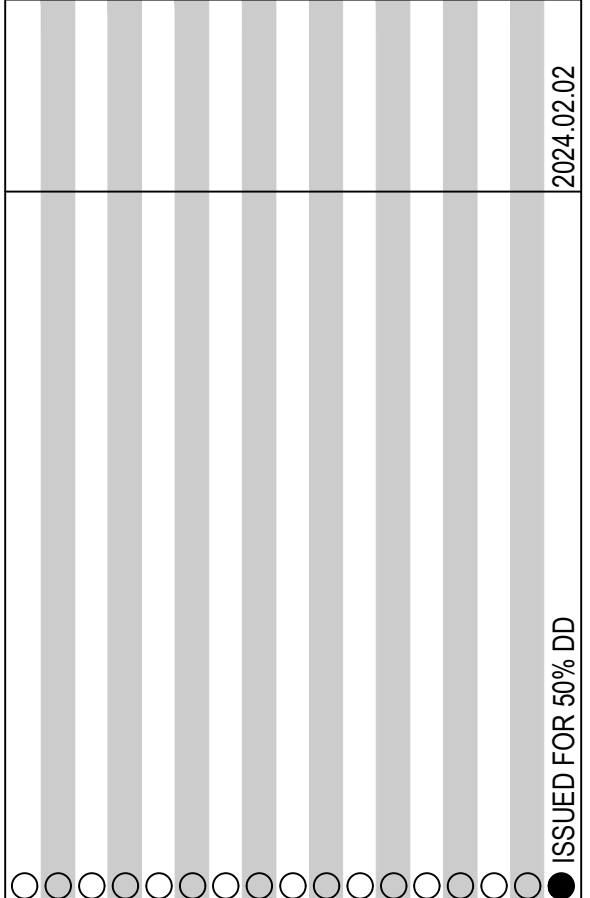
LIGHTING FIXTURE SCHEDULE								
TAG	LOCATION	MANUFACTURER	NAME	MODEL NUMBER	VOLTS	WATTAGE	SIZE	COMMENTS
TYPE A	UNIT & COMMON AREA CEILING FIXTURE	AFX	EDGE ROUND LED SURFACE MOUNT DISC LIGHT EGRF SERIES	EGRF0811L30D1SN EGRF1216L30D1SN	120VAC	15W 22W	8" DIA. 8" DIA.	ENERGY STAR, DIMMABLE
TYPE B	WALL FIXTURE	AFX	ECLIPSE LED SCONCE ECPS SERIES	ECPSO90909L30D2WH		16W	9" DIA.	ADA, DIMMABLE
TYPE C	CLOSET	AFX	TANA LED CLOSET LIGHT (ADJUSTABLE CCT) TNAF SERIES	TNAF06LAJENWH	120VAC	13W	6-7/8" DIA.	WITH PASSIVE INFRARED (PIR) SENSOR SWITCH THAT CAN BE SET TO ACTIVATE FIXTURE WHEN MOTION IS DETECTED. ENERGY STAR, LISTED FOR DAMP LOCATION
TYPE D	VANITY FIXTURE	HAMPTON BAY	WOODBURY LED INTERIOR VANITY		120VAC	24W		
TYPE E	KITCHEN UNDER CABINET	H.E. WILLIAMS	1SF LED SOLID FRONT UNDER CABINET LIGHT	1SF	120VAC	1'-5.9, 2'-11.4W, 3'-16W, 4'-20.8W		DIMMABLE
TYPE F	COMMON & OFFICE AREA CEILING/WALL FIXTURE	H.E. WILLIAMS	2' CONTINUOUS UP/DOWN - SUSPENDED	MX2UD	120VAC			
TYPE G	COMMON AREA TROFFER	H.E. WILLIAMS	LT LED TROFFER	LT----	120VAC			DIMMABLE
TYPE H	COMMON AREA STRIP	H.E. WILLIAMS	NW LED NARROW WRAP	NW	120VAC			DIMMABLE
TYPE J	SERVICE AREA FIXTURE	H.E. WILLIAMS	75 LED NARROW STRIP		120VAC			
TYPE K	EXTERIOR WALL SCONCE (PATIO ENTRIES @ CLIFTON, SUNNYSIDE, WINDSOR)							EXTERIOR FIXTURES ARE EXISTING TO REMAIN WITH NEW CONTROLS.
	EXTERIOR WALL SCONCE (FRONT ENTRY @ KENMORE)							
TYPE L	EXTERIOR WALL SCONCE (FRONT ENTRY @ KENMORE- OPTION 2) FRONT ENTRY @ WILSON							
TYPE M	EXTERIOR CEILING FIXTURE (FRONT ENTRY @ WILSON)							
TYPE N	EXTERIOR OVER DOOR FIXTURE (FRONT ENTRIES @SUNNYSIDE, WINDSOR, CLIFTON)							
TYPE P	EXTERIOR WALL FIXTURE (GANGWAY & REAR SECURITY ILLUMINATION)							
EM	VARIOUS, SEE PLANS	SURE-LITES	SELM		120V	3.4W		
EX	VARIOUS, SEE PLANS	SURE-LITES	CHX SERIES		120V	3W		EXIT FIXTURE WITH 90 MINUTE BATTERY BACKUP
EM2	OUTDOORS	SURE-LITES	SELDWA		120V	3.4W		EMERGENCY FIXTURE WITH 90 MINUTE BATTERY BACKUP, WET LOCATION RATED
§ VS	VARIOUS, SEE PLANS	HUBBELL	LIGHTHAWK DUAL TECHNOLOGY WALL SWITCH SENSOR	LHRMTS1-N-WH	120V			OCCUPANCY (AUTO -ON) AND VACANCY (MANUAL-ON) OPERATING MODES
§ DIM	VARIOUS, SEE PLANS	HUBBELL	ROCKER SLIDE DIMMERS	RSD710-UNV-WVL	120V			0-10V CONTROL, RATED FOR 960WATTS AT 120V.

1 E.C. TO SUPPLY ALL ACCESSORIES (MOUNTING BARS, BUTTERFLY CLIPS, JOINERS, CANOPY COVERS, END FEEDS, ETC.) TO PROPERLY INSTALL THIS FIXTURE IN RUNS AS
2 ALL EXPOSED FINISHES TO BE CONFIRMED WITH ARCHITECT
3 E.C. TO COORDINATE ALL LIGHTING FIXTURE SELECTIONS AND MOUNTING TYPES WITH ARCHITECT, OWNER, AND INTERIOR DESIGNER PRIOR TO INSTALLATION
4 ALL EXTERIOR MOUNTED FIXTURES SHALL BE SELECTED AS DARK SKY COMPLIANT FIXTURES AND BE WET LOCATION LISTED.
5 ALL DRIVERS/POWER SUPPLIES TO BE LOCATED IN ACCESSIBLE/VENTILATED LOCATIONS. COORDINATE EXACT LOCATIONS IN FIELD WITH ARCHITECT



IN PROGRESS

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2218a
ELECTRICAL SCHEDULES

E601

PLUMBING GENERAL NOTES:

- THIS CONTRACTOR SHALL FURNISH AND INSTALL ALL EQUIPMENT, MATERIAL AND LABOR NECESSARY TO COMPLETE THE PLUMBING AND RELATED SYSTEMS AS SHOWN AND IMPLIED FROM THESE NOTES AND DRAWINGS. PLUMBING CONTRACTOR SHALL FURNISH AND INSTALL ALL APPURTENANCES NECESSARY FOR COMPLETE WORKING PLUMBING SYSTEMS.
- THE PLUMBING CONTRACTOR AND ALL SUBCONTRACTORS ARE TO VERIFY THE EXACT SCOPE AND RESPONSIBILITY OF THEIR WORK WITH THE GENERAL CONTRACTOR AND OWNER'S REPRESENTATIVE.
- PRIOR TO ISSUING A PROPOSAL THE CONTRACTOR SHALL VISIT THE SITE AND SHALL FAMILIARIZE HIMSELF WITH EXISTING CONDITIONS WHICH WILL AFFECT THE WORK TO BE PERFORMED. THE CONTRACTOR SHALL REVIEW THE DEMOLITION DRAWINGS AND WORK, THE ORIGINAL DESIGN DRAWINGS FOR THE BUILDING, AS WELL AS THE VIDEO AND RECORDS OF ALL UNDERGROUND PLUMBING SYSTEMS IN THE AREA OF WORK. THE SUBMISSION OF A PROPOSAL BY THIS CONTRACTOR SHALL BE CONCLUSIVE EVIDENCE THAT THESE EVALUATIONS AND CORRESPONDENCE HAVE BEEN MADE. NO ALLOWANCE SHALL SUBSEQUENTLY BE MADE ON THE CONTRACTOR'S BEHALF FOR EXTRA EXPENSE INCURRED DUE TO FAILURE OR NEGLIGENCE ON THEIR PART TO MAKE THIS VISIT AND EXAMINATION. IF THIS REVIEW INDICATES A NEED FOR REDESIGN BY THE ENGINEER OF RECORD, PROVIDE A DRAWING MARK UP SHOWING THE ACTUAL ROUTE, INVERT DEPTHS AND THE VIDEO OF THE SCOPING EFFORT.
- ALL MATERIALS, WORKMANSHIP AND INSTALLATION SHALL COMPLY WITH ALL APPLICABLE BUILDING CODES, ADDENDA AND ORDINANCES AS DEFINED BY THE AUTHORITY HAVING JURISDICTION AS OF THE DATE OF THIS DRAWING RELEASE. THE INSTALLATION SHALL ALSO MEET PUBLISHED OWNER REQUIREMENTS AS WELL AS THE FOLLOWING CODES, INCLUDING, BUT NOT LIMITED TO THE CITY OF CHICAGO AND ILLINOIS PLUMBING CODE. WHERE ANY PART OF THE WORK INDICATED IS NOT IN ACCORDANCE WITH THESE CODES, THIS CONTRACTOR SHALL NOTIFY THE ARCHITECT AND MAKE ALL CHANGES REQUIRED BY THE ENFORCING AUTHORITIES IN A MANNER APPROVED BY THE ARCHITECT AND WITHOUT ADDITIONAL COST TO THE OWNER.
- ALL SUBCONTRACTORS TO PROVIDE AND INSTALL FIRE STOPPING AROUND ALL PENETRATIONS THRU ALL FIRE-RATED WALLS AND CEILINGS. FIRE-STOPPING SHALL BE EQUAL IN FIRE-RATING TO WALLS, FLOORS AND CEILING WHICH PENETRATIONS PASS THRU. SEE ARCHITECTURAL PLANS FOR FIRE-RATING REQUIREMENTS.
 - FOR LARGER OPENINGS WITH MULTIPLE PENETRATING MEMBERS, AN INTUMESCENT COMPOSITE SHEET SHALL BE PROVIDED AND INSTALLED ACCORDING TO THE LISTED UL ASSEMBLY INSTRUCTIONS. PROVIDE SPECSEAL COMPOSITE SHEET OR EQUAL.
 - AN ENGINEERING JUDGEMENT MAY BE PROVIDED BY THE CONTRACTOR FOR ALTERNATE FIRESTOPPING METHODS.
- UNLESS A LONGER PERIOD IS STIPULATED IN THE CONTRACT DOCUMENTS, THE PLUMBING CONTRACTOR AND ALL SUBCONTRACTORS ARE TO GUARANTEE ALL WORK AND MATERIAL FOR 12 MONTHS FROM DATE OF FINAL COMPLETION OF THE PROJECT AGAINST ALL DEFECTS OF MATERIAL, EQUIPMENT AND WORKMANSHIP. ALL DEFECTS SHALL BE CORRECTED AT NO COST TO THE OWNER DURING THE GUARANTEE PERIOD. REPAIRS OR REPLACEMENTS SHALL BEAR ADDITIONAL GUARANTEE, AS ORIGINALLY CALLED FOR DATED FROM THE FINAL ACCEPTANCE OF THE REPAIR OR REPLACEMENT. THIS REQUIREMENT SHALL BE BINDING EVEN THOUGH IT WILL EXCEED PROJECT GUARANTEES NORMALLY FURNISHED BY SOME MANUFACTURERS. THIS CONTRACTOR SHALL SUBMIT TO GENERAL CONTRACTOR HIS OWN AND EACH EQUIPMENT MANUFACTURERS WRITTEN CERTIFICATES WARRANTING THAT EACH ITEM OF EQUIPMENT FURNISHED COMPLIES WITH ALL REQUIREMENTS OF THE DRAWINGS AND SPECIFICATIONS. THE CONTRACTOR SHALL ALSO WARRANT EXISTING EQUIPMENT THAT HAS BEEN RECOMMISSIONED AS PART OF THIS WORK.
- THE PLUMBING CONTRACTOR SHALL OBTAIN AND PAY FOR ALL NECESSARY PERMITS AS REQUIRED FOR HIS WORK AND PAY FOR ALL NECESSARY INSPECTIONS AS REQUIRED.
- VERIFY FLOOR PLANS AND LAYOUTS WITH CURRENT ARCHITECTURAL FLOOR PLANS AND WITH THE GENERAL CONTRACTOR REVISIONS. ALL WORK SHALL BE LAID OUT BY PLUMBING CONTRACTOR AT THE BUILDING IN CONSULTATION WITH THE ARCHITECT, OWNER, GENERAL CONTRACTOR AND THOSE INSTALLING WORK UNDER OTHER TRADES.
- THE GENERAL CONTRACTOR CONDITIONS, SUPPLEMENTARY CONDITIONS AND GENERAL REQUIREMENTS ARE PART OF THIS SCOPE OF WORK. THE INSTALLATION SHALL MEET OWNER GUIDELINES.
- THE DIAGRAMS ARE SCHEMATIC. ACTUAL ROUTING OF ALL PIPING IS TO BE REVIEWED WITH THE GENERAL CONTRACTOR. THE PLUMBING CONTRACTOR IS RESPONSIBLE FOR CONFORMITY WITH REQUIREMENTS OF THE PLANS AND NOTES, CORRECT DETAILS AND FIT OF THE PARTS WHEN ASSEMBLED.
- THIS CONTRACTOR SHALL FOLLOW DRAWINGS IN LAYING OUT WORK AND CHECKING DRAWINGS OF OTHER TRADES TO VERIFY SPACES IN WHICH WORK WILL BE INSTALLED. MAINTAIN MAXIMUM HEADROOM AND SPACE CONDITIONS AT ALL POINTS. WHERE HEADROOM OR SPACE CONDITIONS APPEAR INADEQUATE, ENGINEER SHALL BE NOTIFIED BEFORE PROCEEDING WITH INSTALLATION.
- ALL PLUMBING EQUIPMENT AND MATERIALS SHALL BE NEW AND OF THE BEST QUALITY.
- SEE PLUMBING EQUIPMENT SPECIFIED ON THESE DRAWINGS. SUBSTITUTIONS FOR SPECIFIED EQUIPMENT ARE ACCEPTABLE IF APPROVED BY THE ARCHITECT/ENGINEER AND OWNER IN WRITING.
- THIS CONTRACTOR SHALL COOPERATE TO ELIMINATE CONFLICTS WITH THAT OF OTHERS AND SHALL BE RESPONSIBLE FOR ALL CONFLICTS BETWEEN HIS WORK AND THAT OF OTHERS. SPECIFICALLY, BUT NOT LIMITED TO MECHANICAL, ELECTRICAL AND CARPENTRY CONTRACTORS. ALL PLUMBING LINES TO BE CONCEALED WITHIN WALLS, CEILINGS, AND FLOORS WHERE POSSIBLE.
- THIS CONTRACTOR IS RESPONSIBLE FOR ALL CUTTING AND PATCHING CAUSED BY THE PLUMBING SCOPE OF WORK UNLESS DIRECTED OTHERWISE BY THE GENERAL CONTRACTOR. THIS CONTRACTOR IS NOT TO CUT ANY STRUCTURAL MEMBER.
- LABOR SHALL BE PERFORMED RAPIDLY, CONSISTENT WITH THE PROJECT SCHEDULE AND IN A WORKMANLIKE MANNER TO THE SATISFACTION OF THE GENERAL CONTRACTOR AND OWNER.
- THIS CONTRACTOR SHALL PROVIDE ALL NECESSARY SUPPORT AND HANGERS FOR PIPING AND EQUIPMENT AS REQUIRED.
- THIS CONTRACTOR IS RESPONSIBLE FOR CLEANUP AND REMOVAL OF ANY LEFTOVER MATERIAL OR RUBBISH CAUSED BY THE INSTALLATION OF THIS WORK. ALL SUCH MATERIAL SHALL BE REMOVED FROM THE JOB SITE DAILY OR AS REQUESTED BY THE GENERAL CONTRACTOR, ARCHITECT, AND OWNER.
- PROTECT ALL EQUIPMENT, WORK AND MATERIAL FROM DAMAGE DUE TO ANY CAUSE.
- PRESSURE TESTING OF THE ENTIRE DOMESTIC WATER PIPING SYSTEM AND RELATED SYSTEMS SHALL BE MADE, AND ALL COSTS INVOLVED SHALL BE INCLUDED AS PART OF THE CONTRACT. FURNISH ALL GAUGES, INSTRUMENTS, TEST EQUIPMENT AND PERSONNEL REQUIRED FOR THE TEST.
- PLUMBING MATERIALS:
 - SERVICE: HOT TEMPERED AND COLD WATER THREE (3) INCHES AND SMALLER.
 - PIPE MATERIAL: TYPE "L" COPPER AND BRONZE SOLDER JOINTS FOR ABOVE GROUND PIPING. UNDERGROUND SERVICE AND/OR DISTRIBUTION WATER PIPING SHALL BE TYPE "K" COPPER, SOFT ANNEALED.
 - FITTING MATERIAL: WROUGHT COPPER AND BRONZE SOLDER JOINTS FOR ABOVE GROUND PIPING. UNDERGROUND SERVICE WATER PIPING SHALL HAVE NO FITTINGS OR FLARED JOINTS.

- SERVICE: SANITARY WASTE (RESIDENTIAL AREAS).
 - PIPE MATERIAL: SCHEDULE 40 PVC PIPE
 - FITTING MATERIAL: SCHEDULE 40 PVC FITTINGS.
- SERVICE: SANITARY WASTE (COMMON AREAS).
 - PIPE MATERIAL: CAST IRON SERVICE WEIGHT FITTING MATERIAL: CAST IRON DRAINAGE FITTINGS
- SERVICE: SANITARY VENT (COMMON AREAS).
 - PIPE MATERIAL: TYPE "L" COPPER
 - FITTING MATERIAL: WROUGHT COPPER WITH SOLDER JOINTS.

22.INSULATION[RESIDENTIAL]:

- DOMESTIC WATER PIPING: R-3 MINIMUM, SUCH AS 1/2" ARMAFLEX (OR ALTERNATE MEETING MINIMUM R-VALUE).

23.INSULATION [COMMON AREAS]:

- DOMESTIC HOT WATER (UP TO 140F) SUPPLY AND RETURN PIPING:
 - ABOVE GROUND: RATED 450° F MAX., HEAVY DENSITY FIBERGLASS WITH CONTINUOUS VAPOR BARRIER AND ALL-SERVICE JACKET. ONE (1") INCH THICKNESS FOR PIPES SMALLER THAN 1-1/2". ONE AND ONE HALF (1-1/2") THICKNESS FOR PIPES 1-1/2" AND LARGER.
 - UNDERGROUND: CLOSED CELL FOAM, UN-SLIT RUBATEX OR SIMILAR INSULATION RATED FOR DIRECT BURIAL. ONE (1") INCH THICKNESS FOR PIPES SMALLER THAN 1-1/2". ONE AND ONE HALF (1-1/2") THICKNESS FOR PIPES 1-1/2" AND LARGER.
- DOMESTIC COLD WATER PIPING: THOUGH NOT REQUIRED BY CODE, PROVIDE RATED 450° F MAX., HEAVY DENSITY FIBERGLASS WITH CONTINUOUS VAPOR BARRIER AND ALL-SERVICE JACKET AS REQUIRED TO AVOID CONDENSATION. ONE HALF (1/2") INCH THICKNESS FOR PIPES SMALLER THAN 1-1/2". ONE (1") INCH THICKNESS FOR PIPES 1-1/2" AND LARGER.
- VALVES AND FITTINGS: INSULATING CEMENT AND CLOTH JACKET (WITH VAPOR BARRIER ON COLD WATER) OR PRE-FORMED "ZESTON" FITTINGS.

24.INSTALLATION:

- PLUMBING CONTRACTOR SHALL INSTALL AIR CHAMBERS OR SHOCK ABSORBERS AT ALL FIXTURE CONNECTIONS AND AT THE TOP OF ALL RISERS.
- HORIZONTAL PIPING SHALL BE SUPPORTED FROM STRUCTURE ABOVE AND AS REQUIRED BY CODE. PIPE SUPPORTS SHALL BE SPACED NO MORE THAN TEN (10) FEET APART.
- CONTRACTOR TO INSTALL AIR VENTS, WHETHER SHOWN ON DRAWINGS OR NOT, IN LOCATIONS NECESSARY TO PROVIDE MEANS TO VENT ALL UNWANTED AIR IN SYSTEM.
- BRANCH PIPING SHALL HAVE ACCESSIBLE SERVICE VALVES AND ALL FIXTURES MUST HAVE SHUT-OFFS AT THE FIXTURES. ALL SHUT-OFF VALVES SHALL BE FULL PORT BALL VALVES, UNLESS NOTED OTHERWISE.
- FIXTURES TO BE COMPLETE WITH SUPPLY PIPES WITH STOPS. SUPPLIES AND STOPS TO BE CHROME PLATED WHERE EXPOSED TO VIEW.
- UPON COMPLETION OF WORK BUT PRIOR TO FINAL SYSTEM TESTING, ALL PARTS OF INSTALLATION SHALL BE THOROUGHLY CLEANED. FIXTURES, EQUIPMENT, PIPE, VALVES AND FITTINGS SHALL BE COMPLETELY CLEANED OF GREASE, METAL CUTTINGS, DIRT, ETC. PROTECTIVE COVERS SHALL BE REMOVED AND FIXTURES (INCLUDING LAVATORY AND WATER CLOSET FIXTURES) SHALL BE THOROUGHLY CLEANED AND SANITIZED IN ACCORDANCE WITH CODE.
- PROVIDE DIELECTRIC ISOLATOR FITTINGS FOR ALL DISSIMILAR PIPING MATERIAL CONNECTIONS. BRASS FITTINGS SHALL NOT BE ACCEPTED FOR THIS PURPOSE.
- SANITARY PIPING BELOW GRADE SHALL BE 4" MINIMUM. FOR SIZES SEE DRAWINGS. STORM PIPING BELOW GRADE SHALL BE 3" MINIMUM PER CHICAGO CODE.
- TANK TYPE WATER HEATERS SHALL BE PROVIDED WITH HEAT TRAP PIPING, CODE COMPLIANT PRESSURE RELIEF VALVES, SAFETY DRAIN PANS AND DRAIN PIPING TO THE NEAREST FLOOR DRAIN.
- TRAPS THAT ARE SUBJECT TO EVAPORATION SHALL BE OF THE DEEP SEAL TYPE. FILL WITH VEGETABLE OR MINERAL OIL TO MAINTAIN TRAP SEAL PER CHICAGO CODE.

25.PLUMBING TEST

- BEFORE COVERING OR CONCEALING ANY PIPING OR WORK WITH INSULATION OR BY BACKFILLING ALL SUCH PIPES AND OTHER PIPE WORK IN THIS SECTION SHALL BE TESTED AS REQUIRED BY THE LOCAL CODES AND THE ILLINOIS STATE PLUMBING CODE. ALL EQUIPMENT AND MATERIALS REQUIRED FOR TESTING AND INSPECTION SHALL BE FURNISHED BY THIS CONTRACTOR. IF INSPECTIONS OR TESTS SHOW DEFECTS, SUCH DEFECTIVE MATERIAL OR WORK SHALL BE REPLACED BY THIS CONTRACTOR, THE COST OF WHICH SHALL BE BORNE BY HIM. TESTS SHALL BE WITNESSED BY THE PLUMBING INSPECTOR (PART 890.1910).
 - CAULKING OF DEFECTIVE SCREWED JOINTS, CRACKS OR HOLES WILL NOT BE PERMITTED. UPON SATISFACTORY COMPLETION AND FINAL TEST OF THE SYSTEM, THE CERTIFICATIONS OF APPROVAL ISSUED BY THE PROPER AUTHORITIES SHALL BE PRESENTED TO THE OWNER BY THE CONTRACTOR.
 - THE CONTRACTOR SHALL NOTIFY THE OWNER WHEN TESTS ARE TO BE CONDUCTED. IN NO CASE SHALL THE TEST CONSIST OF LESS THAN THE REQUIREMENTS AS SET FORTH IN THE ILLINOIS PLUMBING CODE, LATEST REVISIONS. ALL FOREIGN MATTER SHALL BE FLUSHED OR BLOWN OUT OF ALL PIPES, FIXTURES, EQUIPMENT, ETC. LEAVING ALL ITEMS CLEAN AND READY TO USE.
- 26.THE ENTIRE WATER DISTRIBUTION SYSTEM SHALL BE CHLORINATED AND TESTED, WITH RESULTS SENT TO IDPH.
- 27.THE PLUMBING CONTRACTOR SHALL JET ALL DRAINAGE LINES AT THE END OF CONSTRUCTION, PRIOR TO TURNOVER TO ELIMINATE ANY DEBRIS THAT MAY BE STUCK IN THE LINE. INVITE THE OWNER TO WITNESS THIS FINAL JETTING PROCESS.

"RECORD" DRAWINGS SHALL BE MAINTAINED AS THE JOB PROGRESSES, ON RECORD PRINTS OF ALL CONCEALED PIPING AND EQUIPMENT IN THE ENTIRE CONTRACT. DRAWINGS SHALL CONTAIN JOB RECORDED LAYOUTS WITH DIMENSION LOCATIONS OF ALL CONCEALED PIPING. SUBMIT AS BUILT DRAWINGS TO ARCHITECT.

PLUMBING GENERAL DEMOLITION NOTES:

- PRIOR TO MOBILIZING THE DEMOLITION EFFORT, THE CONTRACTOR SHALL SCOPE, LOCATE AND VIDEO THE ENTIRE UNDERGROUND PLUMBING SYSTEM IN THE AREA OF WORK. IF THIS PROCESS INDICATES A NEED FOR REDESIGN BY THE ENGINEER OF RECORD, PROVIDE A DRAWING MARK UP SHOWING THE ACTUAL ROUTE, INVERT DEPTHS AND THE VIDEO OF THE SCOPING EFFORT.
- FIELD VERIFY ALL EXISTING GALVANIZED PIPING THROUGHOUT THE BUILDING. BASE BID SHALL INCLUDE DEMOING AND REPLACING ALL GALVANIZED PIPING THAT IS NOTED OR IMPLIED IN THE DRAWING NOTES WHICH WERE DERIVED FROM MULTIPLE SITE INVESTIGATIONS AND KNOWLEDGE OF STANDARD PRACTICES AT THE TIME OF BUILDING CONSTRUCTION. CONTRACTOR TO SUBMIT BID RFI'S TO CONFIRM THE EXTENT OF THIS REQUIREMENT.
- SERVICES TO THE EXISTING BUILDING SHALL BE KEPT IN CONTINUOUS OPERATION INCLUDING SEWERS, DOMESTIC HOT AND COLD WATER. IF IT IS NECESSARY TO ISOLATE FLOW TO OR FROM OTHER [CONDO] UNITS IN ISOLATING SUPPLY TO THE AREA OF WORK, THE CONTRACTOR SHALL NOTIFY THE OWNER AS REQUIRED IN THE GENERAL DEMOLITION NOTES. PROVIDE NEW ISOLATION VALVES ON DOMESTIC WATER BRANCHES RUNNING TO THE AREA OF WORK SO THAT ANY FUTURE ALTERATIONS DO NOT REQUIRED IMPACT TO NEIGHBORING UNITS.
- EXISTING UNDERGROUND BUILDING SEWERS, REGARDLESS OF THEIR AGE, MAY BE REUSED IF THE PIPE HAS BEEN APPROVED FOLLOWING AN INSPECTION BY CLOSED CIRCUIT TELEVISION IN THE PRESENCE OF PERSONNEL OF THE DEPARTMENT OF WATER MANAGEMENT.
- EXISTING BUILDING SEWERS AND DRAINS SHALL CONNECT WITH NEW BUILDING SEWER AND DRAINAGE SYSTEMS ONLY WHEN FOUND BY EXAMINATION AND TEST TO CONFORM TO THE NEW SYSTEM IN QUALITY OF MATERIAL.

Plumbing Symbol and Description

	COLD WATER (CW)
	HOT WATER (HW)
	HOT WATER RECIRC (HWR)
	SANITARY WASTE (W)
	GREASE WASTE (GW)
	STORM (ST)
	VENT (V)
	BURIED SANITARY WASTE (W)
	BURIED GREASE WASTE (GW)
	BURIED STORM (ST)
	EXISTING COLD WATER (CW)
	EXISTING HOT WATER (HW)
	EXISTING HOT WATER RECIRC (HWR)
	EXISTING SANITARY WASTE (W)
	EXISTING GREASE WASTE (GW)
	EXISTING STORM (ST)
	EXISTING VENT (V)
	EXISTING BURIED SANITARY WASTE (W)
	EXISTING BURIED GREASE WASTE (GW)
	EXISTING BURIED STORM (ST)
	REDUCED PRINCIPLE BACKFLOW PREVENTER
	DUAL CHECK VALVE BACKFLOW PREVENTER
	CHECK VALVE BACK FLOW PREVENTER
	FLOOR DRAIN - (FD)
	FLOOR CLEAN OUT - (FCO)
	WALL CLEANOUT - (WCO)
	BALL VALVE (FULL PORT)
	NEW CONNECTION
	ELBOW TURNED UP
	ELBOW TURNED DOWN
	TEE - TOP OUTLET
	TEE - BOTTOM OUTLET
	DIRECT WASTE - (DD)
	PIPE UNION
	WYE STRAINER
	SHUT OFF VALVE
	CHECK VALVE
	HOSE BIBB
	CALIBRATED CIRCUIT SETTER VALVE, WITH PRESSURE PORTS
	PRESSURE REGULATOR
	COLD WATER PLUMBING RISER (U.N.O.)
	HOT WATER PLUMBING RISER (U.N.O.)
	HOT WATER RETURN PLUMBING RISER (U.N.O.)
	STORM PLUMBING RISER (U.N.O.)
	SANITARY PLUMBING RISER (U.N.O.)
	SANITARY VENT PLUMBING RISER (U.N.O.)
	HUB FLOOR DRAIN - (HD)
	FLOOR SINK (PARTIAL GRATE - (FS))

ABBREVIATION AND EQUIPMENT TAGS

	- MECHANICAL/PLUMBING EQUIPMENT TAG		- KITCHEN EQUIPMENT TAG
	- SANITARY RISER TAG		- PLUMBING FIXTURE TAG

Plumbing Abbreviations

AD	GARAGE AREA DRAIN
BFP	BACKFLOW PREVENTER
BP	DOMESTIC BOOSTER PUMP
CO	CLEANOUT
DCV	DUAL CHECK VALVE
DS	DOWNSPOUT
DSN	DOWNSPOUT NOZZLE
DW	DISHWASHER
ET	EXPANSION TANK
EWCO	ELECTRIC WATER COOLER
FCO	FLOOR CLEANOUT
FD	FLOOR DRAIN
FS	FLOOR SINK
FPWH	FREEZEPROOF WALL HYDRANT
FPRH	FREEZEPROOF ROOF HYDRANT
GCO	GARAGE CLEANOUT
GG	LAUNDRY GUY GRAY
GT	GREASE TRAP
HB	HOSE BIBB
HD	HUB DRAIN
HS	HAND SINK
KS	KITCHEN SINK
LAV	LAVATORY
MS	MOP SINK
ORD	OVERFLOW ROOF DRAIN
PRV	PRESSURE REDUCING VALVE
RD	ROOF DRAIN
RP	HOT WATER RECIRCULATION PUMP
RPZ	REDUCED PRESSURE BACKFLOW PREVENTER
SE	SEWAGE EJECTOR
SH	SHOWER
SK	SINK
SP	SUMP PUMP
TD	TRENCH DRAIN
TMV	THERMOSTATIC MIXING VALVE
TOB	TRIPLE OIL BASIN
TUB	BATHTUB
TP	TRAP PRIMER
UR	URINAL
VTR	VENT THRU ROOF
W	WASHER
WCO	WALL CLEANOUT
WC	WATER CLOSET
WH	WATER HEATER
YCO	YARD CLEANOUT
AP	ACCESS PANEL
BOP	BOTTOM OF PIPE
CI CB	CAST IRON CATCH BASIN
CO	CLEANOUT
DS	DOWNSPOUT
DSN	DOWNSPOUT NOZZLE
DFU	DRAINAGE FIXTURE UNIT
DN	DOWN
DT E	DRAIN TILE EXISTING
ETR	EXISTING TO REMAIN
GALV	GALVANIZED
GC	GENERAL CONTRACTOR
GDV	GARAGE DRAIN VENT
GPF	GALLONS PER FLUSH
GPM	GALLONS PER MINUTE
I.E.	INVERT ELEVATION
ISO	ISOMETRICS
NC	NEW CONNECTION
OFN	OVERFLOW NOZZLE
OSD	OPEN SITE DRAIN
OV	OIL VENT
OW	OIL WASTE
PC	PLUMBING CONTRACTOR
PD	PUMP DISCHARGE
TP	TRAP PRIMER
WSFU	WATER SUPPLY FIXTURE UNIT
UNO	UNLESS NOTED OTHERWISE

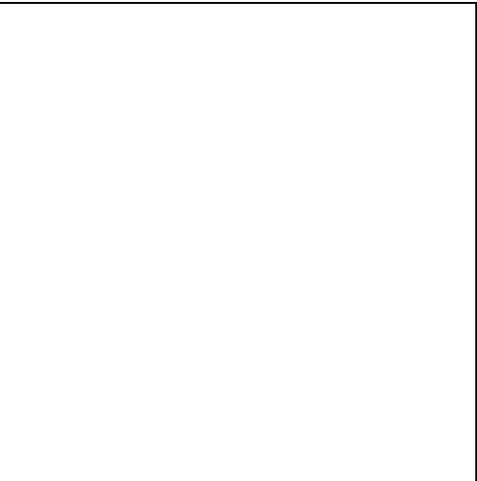
PLUMBING RISER TAG KEY:

TYPE:

T = TOILET RISER
 K = KITCHEN RISER
 M = MECHANICAL RISER
 R = ROOF DRAIN RISER
 L = LAUNDRY RISER
 S = SHOWER/TUB RISER
 V = VENT RISER
 D = DOMESTIC WATER RISER

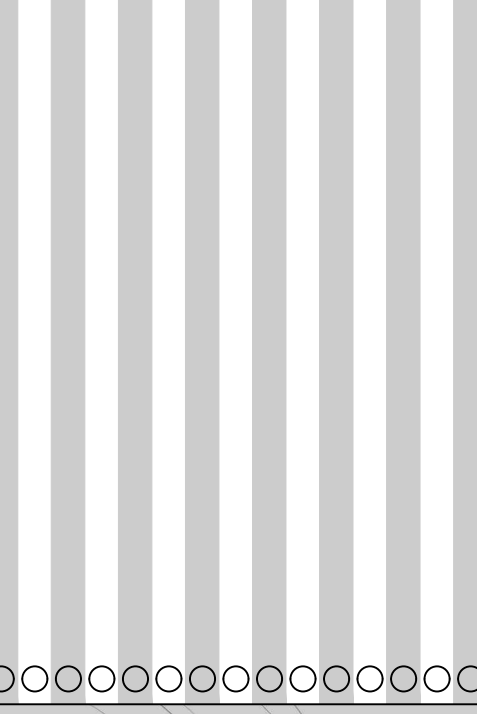
LOCATION

= WHERE APPLICABLE, NUMBER SHALL CORRESPOND WITH THE NEAREST TYPICAL UNIT NUMBER
 A = DOMESTIC KITCHEN RISER
 B = DOMESTIC TOILET RISER
 C = DOMESTIC SHOWER/TUB RISER



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.



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GENERAL NOTES,
SYMBOLS AND
ABBREVIATIONS

P001



- KEYED NOTES:**
- ① DEMO EXISTING 3" INCOMING SERVICE WATER AND METER.
 - ② EXISTING WATER HEATERS TO REMAIN
 - ③ EXISTING HOT WATER RECIRCULATION PUMP TO REMAIN
 - ④ EXISTING HOT AND COLD WATER RISER UP TO REMAIN. EXISTING PIPING ARE FIELD INVESTIGATION AND ESTIMATIONS BASED ON ENGINEERING PRACTICE TO BE VERIFIED BUT IS ADEQUATE FOR AN INITIAL SCOPING PRICING. VERIFY ALL SIZES AND LOCATIONS IN THE FIELD.
 - ⑤ DEMO SOME PORTION OF THE DOMESTIC MAIN PIPING DOWNSTREAM THE WATER METER TO INSTALL NEW BOOSTER PUMP. REFER TO NEW PLUMBING PLANS
 - ⑥ DEMO SOME PORTION OF THE HOT, HOT WATER RETURN, AND COLD WATER PIPING TO INSTALL NEW MIXING VALVE. REFER TO NEW PLUMBING PLANS
 - ⑦ EXISTING HOSE BIBB TO BE PROVIDED WITH NEW DOUBLE CHECK VALVE
 - ⑧ REPLACE PVC PIPING USED IN SANITARY REPAIRS WITH CAST IRON IN THE PUBLIC AREAS. MATCH EXISTING PIPE SIZES.
 - ⑨ EVALUATE CONDITION OF MANHOLE COVERS IN THE FRONT OF THE BUILDING. IF NON FUNCTIONAL, NOTIFY ARCHITECT TO PRICE OUT REPLACEMENT.
 - ⑩ DEMO SOME PORTION OF THE COLD WATER PIPING FOR THE WATER HEATER TO INSTALL NEW EXPANSION TANK. REFER TO NEW PLUMBING PLANS
 - ⑪ PROVIDE PRICE BREAKOUT FOR FIXING THE DRAINAGE SYSTEM IN THE WEST SIDE OF THE BUILDING. THERE IS A SHEET OF ICE DURING SITE VISIT, INDICATING POOR DRAINAGE.
 - ⑫ EXISTING FIXTURE TO REMAIN.
 - ⑬ EXISTING SANITARY PIPING TO REMAIN
 - ⑭ EXISTING CAST IRON SANITARY PIPING IS BACK PITCHED/BELLIED AND HOLDING WATER. DEMO SANITARY PIPING AND REPLACED WITH CAST IRON PIPING.
 - ⑮ EXISTING KITCHEN WASTE PIPING IS BACK PITCHED/BELLIED AND HOLDING WATER. DEMO WASTE PIPING AND REPLACED WITH CAST IRON PIPING.

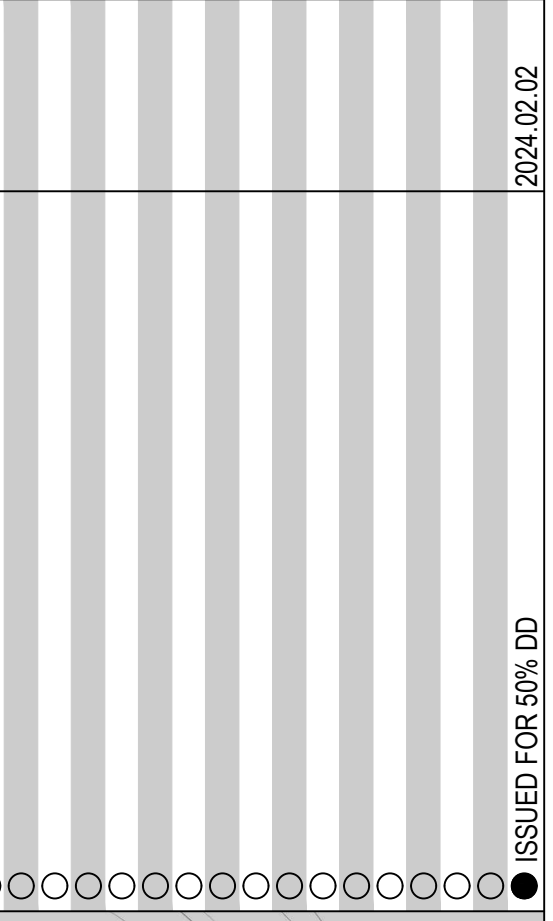
- GENERAL NOTES:**
1. EXISTING PIPING ARE BASED UPON 2007 EXISTING DRAWINGS, FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE TO BE VERIFIED BUT IS ADEQUATE FOR AN INITIAL SCOPING PRICING. VERIFY ALL SIZES AND LOCATIONS IN THE FIELD.
 2. DEMOLISH ALL PLUMBING FIXTURES WHERE INDICATED. EXISTING HOSE BIBBS TO REMAIN.
 3. REPLACE PVC PIPING USED IN SANITARY REPAIRS WITH CAST IRON IN THE PUBLIC AREAS. FIELD VERIFY ALL EXACT LOCATIONS.
 4. FIELD VERIFY EXISTING LOCATIONS OF PVC PENETRATIONS THROUGH 2 HOUR WALLS. PROVIDE REQUIRED CRIMP COLLARS FOR CODE COMPLIANCE
 5. EXISTING SANITARY, VENT, HOT AND COLD, HOT WATER RETURN RISER UP TO REMAIN.
 6. PVC PIPING WAS USED IN SANITARY UPGRADES, SOME OF THIS HAS FAILED AND BEEN REPLACED WITH COPPER. PATCH AND REWORK ON ALL EXISTING PVC ISSUES. FIELD VERIFY EXACT LOCATIONS
 7. EXISTING EXPOSED ABANDONED PIPING TO BE REMOVED FROM RESIDENTIAL UNITS AND COMMON AREAS. PENETRATIONS TO BE FIRESTOPPED. ABANDONED PIPING IN UTILITY AREAS MAY REMAIN. CONTRACTOR TO FIELD VERIFY EXISTING LOCATIONS.

- PRICE BREAKOUT NOTES:**
1. BUDGETARY PRICING SHALL INCLUDE REPLACEMENT OF APARTMENT UNDERGROUND SANITARY LINES WITH CAST IRON PIPING. CONTRACTOR SHALL SCOPE, TELEWISE, AND LOCATE ALL EXISTING UNDERGROUND SANITARY PIPING.
 2. PROVIDE PRICE BREAKOUT FOR REPLACING APARTMENT BATHROOM FIXTURES.
 3. ALL FIRST FLOOR SANITARY PLUMBING SHOULD BE RE-ROUTED TO AN EJECTOR PUMP IF ANY FLOODING HAS OCCURRED.



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

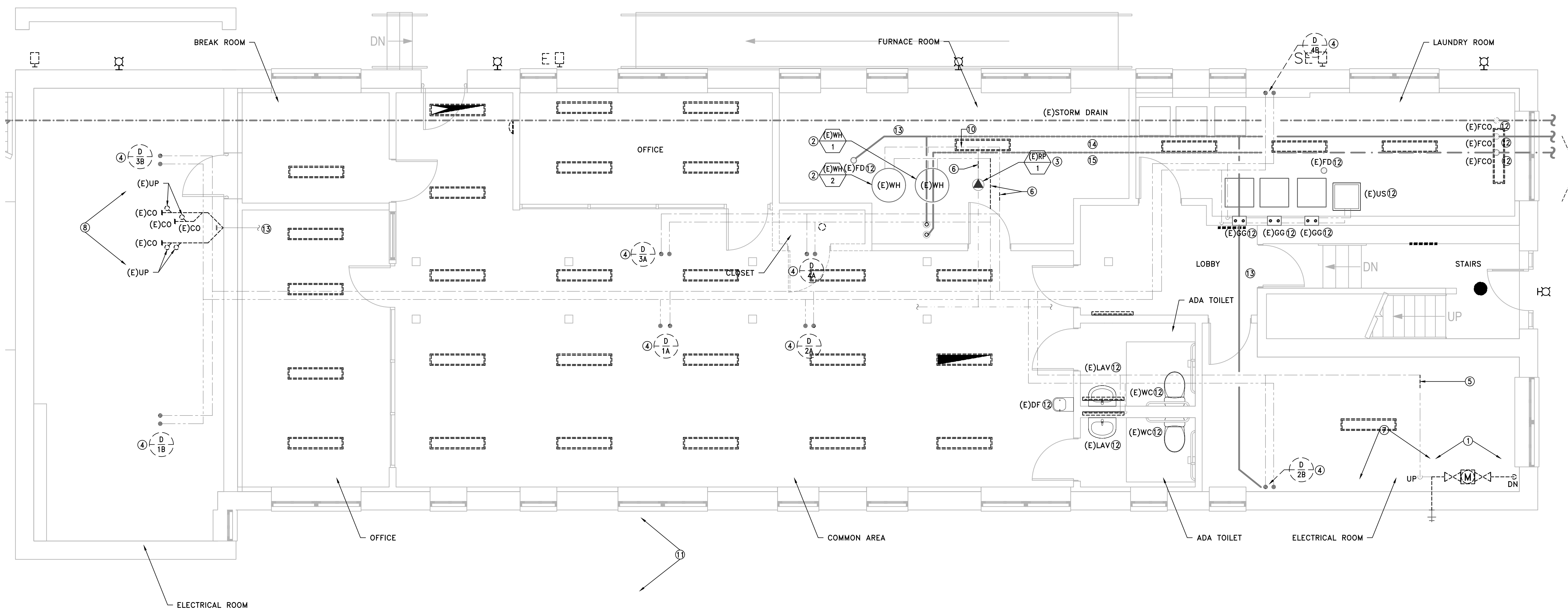


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2218a
DEMO PLUMBING
GROUND FLOOR PLAN

PD100



1 DEMO PLUMBING GROUND FLOOR PLAN
SCALE - 1/4" = 1'-0"

PRICE BREAKOUT NOTES:
 1. PROVIDE PRICE BREAKOUT FOR REPLACING APARTMENT BATHROOM FIXTURES.

KEYED NOTES:
 ① EXISTING SANITARY, VENT, DOMESTIC COLD, AND HOT WATER RISERS TO REMAIN

GENERAL SHEET NOTES:

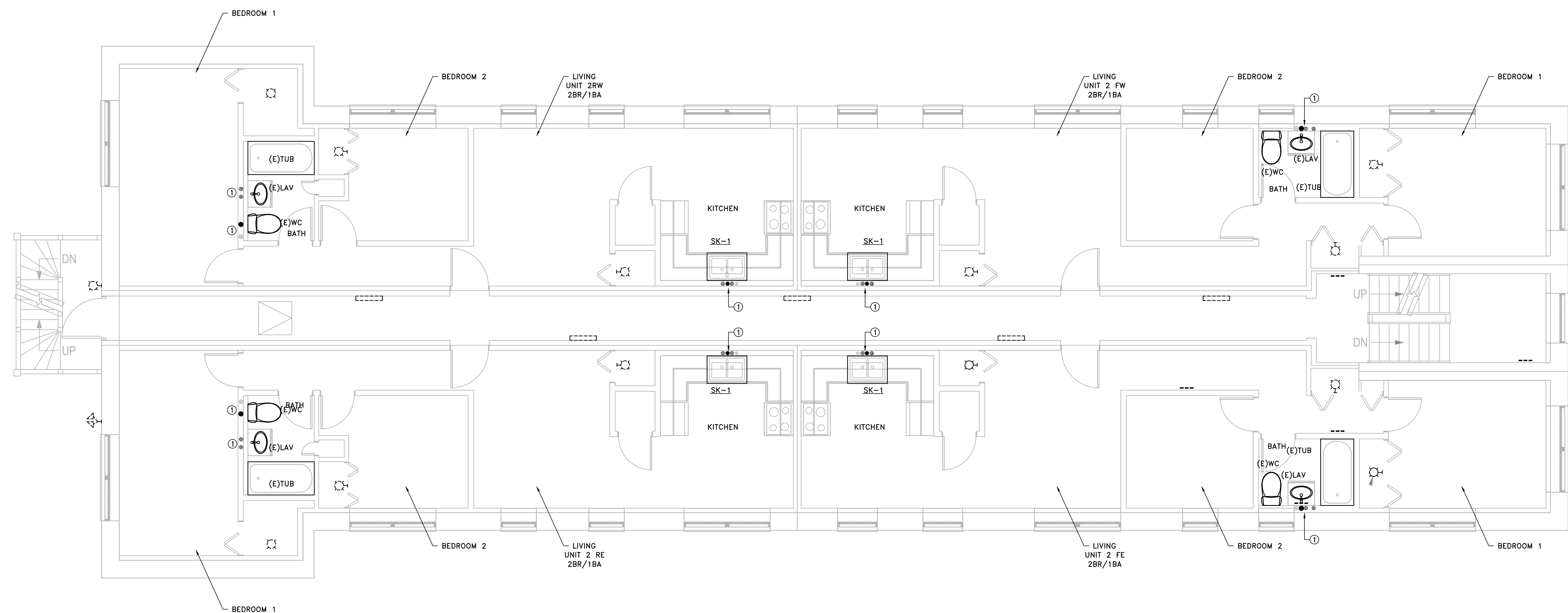
- EXISTING SANITARY, VENT, DOMESTIC COLD, HOT AND HOT WATER RETURN PIPING TO REMAIN UNLESS NOTED OTHERWISE
- EXISTING PIPING IS ONLY SHOWN AS NEEDED FOR SCOPE OF WORK. VERIFY ALL SIZES AND LOCATIONS IN THE FIELD.
- DEMOLISH AND REPLACE ALL PLUMBING FIXTURES WHERE INDICATED.
- FIELD VERIFY IF GALVANIZED PIPING IS USED FOR DOMESTIC WATER RISERS. BASE BID SHALL INCLUDE REPLACEMENT OF WATER RISERS WITH COPPER IF GALVANIZED PIPING IS PRESENT.
- EXISTING SANITARY, VENT, DOMESTIC HOT, HOT WATER RECIRCULATION, AND COLD WATER RISER TO REMAIN
- EXISTING EXPOSED ABANDONED PIPING TO BE REMOVED FROM RESIDENTIAL UNITS AND COMMON AREAS. PENETRATIONS TO BE FIRESTOPPED. ABANDONED PIPING IN UTILITY AREAS MAY REMAIN. CONTRACTOR TO FIELD VERIFY EXISTING LOCATIONS.
- APARTMENT PLUMBING FIXTURES TO BE REPLACED WITH NEW:
 100% OF EXISTING LAVATORY FAUCETS
 5% OF EXISTING TOILETS
 100% OF EXISTING KITCHEN SINKS
 50% OF EXISTING LAVATORY TOPS
 100% OF EXISTING SHOWER VALVES & HEADS

CONFIRM APARTMENT UNITS THAT WILL GET NEW TOILETS AND LAVATORY TOPS WITH THE ARCHITECT. REFER TO ARCHITECTURAL MATRIX FOR ALL PLUMBING FIXTURE UPGRADES AND REPLACEMENT. PROVIDE ALL NECESSARY STOPS, TRAPS AND ACCESSORIES FOR A FULLY OPERATIONS INSTALLATION PER THE MANUFACTURERS RECOMMENDATION. PROVIDE RECONNECTIONS TO EXISTING SANITARY, VENT, AND DOMESTIC WATER PIPING AS REQUIRED. MATCH EXISTING PIPE SIZES, FIELD VERIFY.



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.



1 DEMO PLUMBING TYPICAL 2ND & 3RD FLOOR PLAN
 SCALE - 1/4" = 1'-0"

2024.02.02

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DEMO PLUMBING
TYPICAL 2ND & 3RD
FLOOR PLAN

PD101

OUTLINE NOTES:

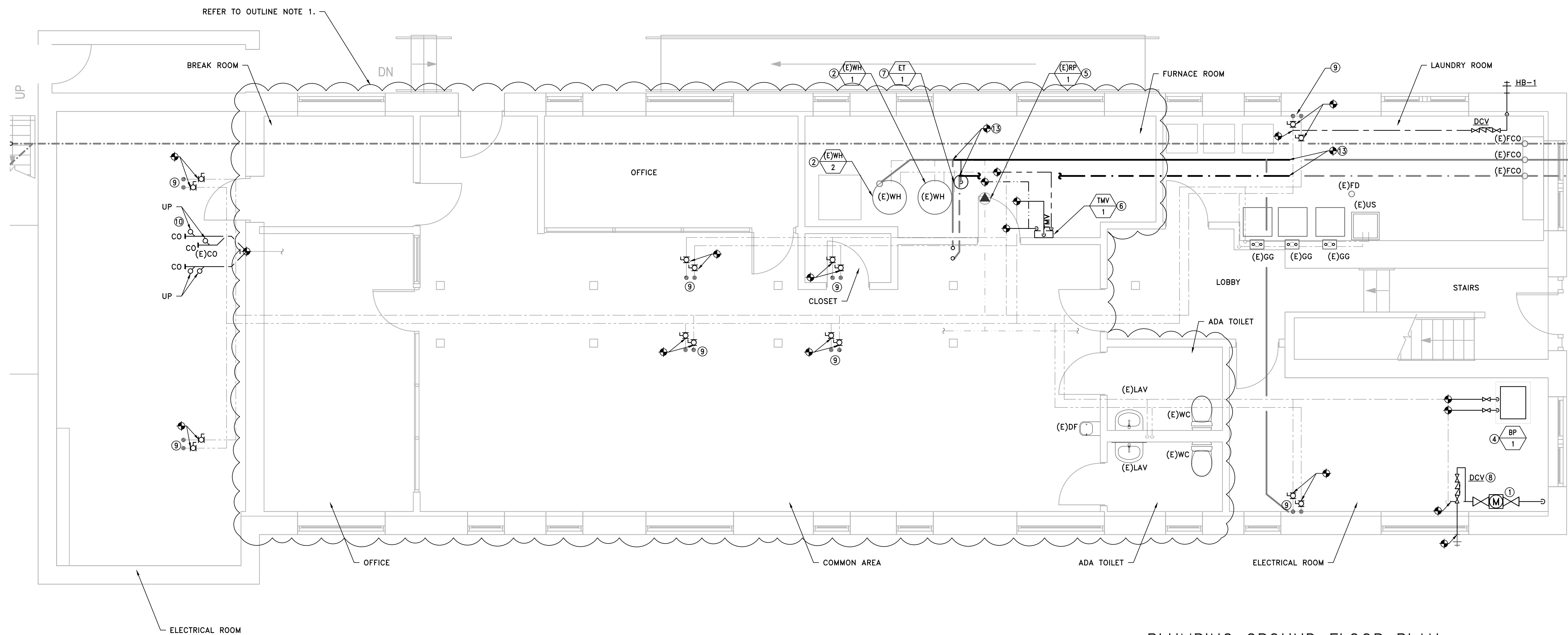
1. CLOUDED AREA IS BEING RECONFIGURED TO INCLUDE A SMALL KITCHENETTE (NO RANGE HOOD), 2 SMALLER OFFICES, AND A NEW QUIET ROOM WITH NEW LAVATORY. THE MAIN OFFICE AT THE NORTH WILL REMAIN. PLUMBING CONTRACTOR TO INCLUDE BUDGETARY ESTIMATE FOR NEW KITCHEN SINK AND NEW QUIET ROOM LAV.

GENERAL SHEET NOTES:

1. PIPING ROUTES AS SHOWN ARE APPROXIMATE LOCATIONS AND MAY VARY DUE TO FIELD CONDITIONS. COORDINATE ALL PIPE ROUTES WITH OTHER TRADES.
2. PVC PIPING SHALL BE USED FOR ALL NEW WASTE AND VENT PIPING, EXCEPT THROUGH FIRST FLOOR COMMON AREA. FOR COMMON AREAS, THE WASTE SHALL BE CAST IRON AND THE VENT SHALL BE COPPER.
3. NEW DOMESTIC WATER PIPING SHALL BE TYPE L COPPER WITH SOLDER OR PROGRESS FITTINGS.
4. ALL WATER DISTRIBUTION PIPING SHALL BE INSULATED. SEE PLUMBING NOTES FOR INSULATION REQUIREMENTS.
5. PROPERLY SEAL ALL PIPE PENETRATIONS THROUGH DRAFT STOP WALL.
6. EXISTING SANITARY, VENT, HOT AND COLD, HOT WATER RETURN RISERS TO REMAIN
7. PROVIDE SHUTOFF BALL VALVES TO ALL DOMESTIC WATER RISERS AND FIXTURES IF NOT PRESENT. FIELD VERIFY ALL LOCATIONS
8. EXISTING WATER HEATER PIPING MAY BE RE-USED TO THE EXTENT POSSIBLE. ALL PIPING, EXISTING AND NEW, MUST BE FULLY COORDINATED WITH OTHER TRADES. THIS COORDINATION MAY RESULT IN REPLACEMENT OF EXISTING PIPING IN ORDER TO ACCOMMODATE NEW MIXING VALVE AND EXPANSION TANK. SEE FLOOR PLAN AND WATER HEATER PIPING DIAGRAM FOR PIPE SIZES AND REQUIRED DIAGRAMMATIC LAYOUT.

KEYED NOTES:

- ① NEW 3" INCOMING SERVICE WATER AND METER TO REMAIN
- ② EXISTING WATER HEATERS TO REMAIN
- ③ PROVIDE NEW SHUTOFF BALL VALVE FOR EXISTING HOT AND COLD WATER RISERS. PROVIDE ACCESS PANEL. COORDINATE ACCESS PANEL WITH ARCHITECT WATER PIPING.
- ④ NEW BOOSTER PUMP IN A CONCRETE PAD. PROVIDE RECONNECTION TO EXISTING 2" DOMESTIC COLD WATER PIPING.
- ⑤ EXISTING HOT WATER RECIRCULATION PUMP TO REMAIN
- ⑥ NEW CENTRAL MIXING VALVE. RE-PIPE HOT WATER, COLD WATER, AND HOT WATER RECIRCULATION INTO THE MIXING VALVE.
- ⑦ NEW EXPANSION TANK FOR WATER HEATERS. PROVIDE RECONNECTION TO EXISTING DOMESTIC COLD WATER PIPING. FIELD VERIFY EXACT PIPE SIZES.
- ⑧ PROVIDE NEW DOUBLE CHECK VALVE FOR EXISTING HOSE BIBB.
- ⑨ EXISTING WATER RISERS TO REMAIN
- ⑩ NEW CAST IRON PIPING IN FIRST FLOOR PUBLIC AREAS.
- ⑪ NOT USED.
- ⑫ NOT USED.
- ⑬ CONNECT NEW 6" BURIED SANITARY/WASTE PIPING TO EXISTING PIPING. FIELD VERIFY EXACT EXISTING LOCATION, DIRECTION OF FLOW, AND INVERT ELEVATION PRIOR TO SANITARY SEWER LINE INSTALLATION. MAKE NECESSARY CONNECTIONS AS REQUIRED PER THE EXISTING FIELD CONDITIONS.



1 PLUMBING GROUND FLOOR PLAN
SCALE - 1/4" = 1'-0"

IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

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PLUMBING
GROUND FLOOR PLAN

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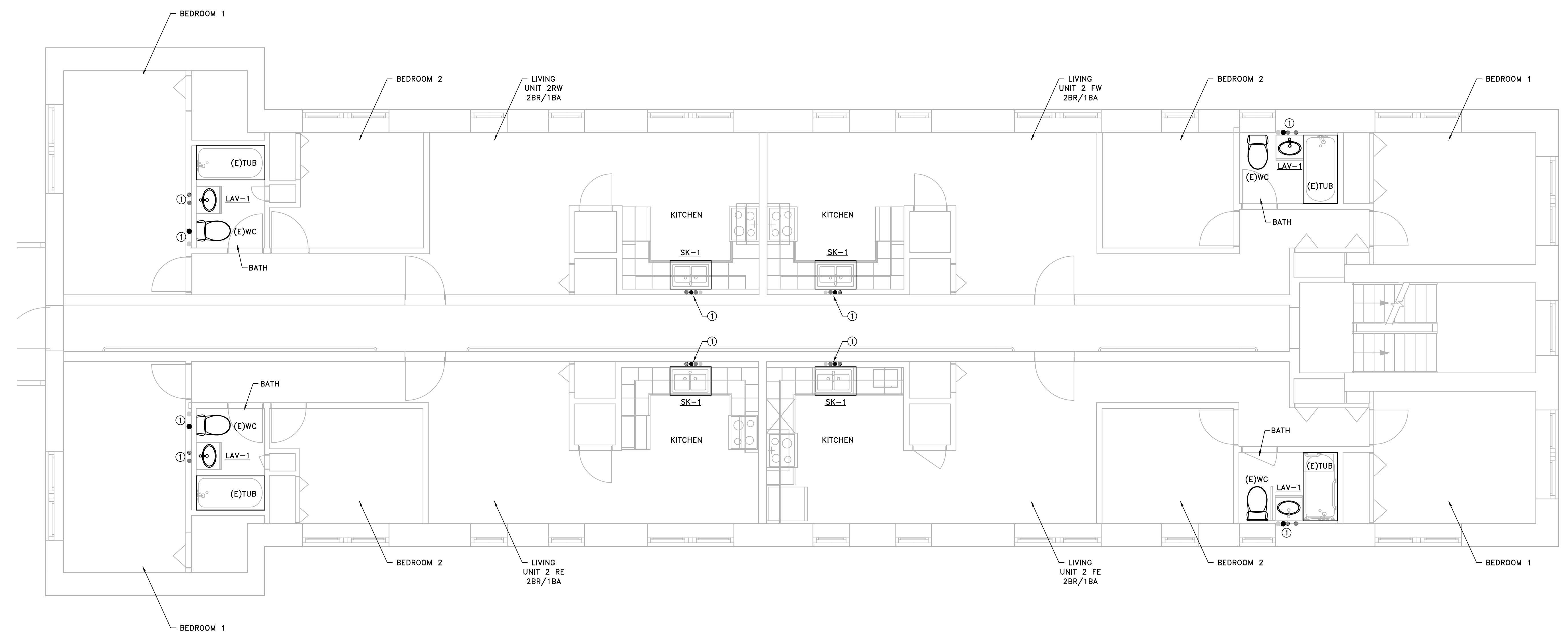
- GENERAL SHEET NOTES:**
1. PROVIDE NEW SHUT OFF VALVE TO ALL FIXTURES IF NOT NOT PRESENT. FIELD VERIFY
 2. EXISTING SANITARY, VENT, DOMESTIC HOT, HOT WATER RECIRCULATION, AND COLD WATER RISER TO REMAIN
 3. APARTMENT PLUMBING FIXTURES TO BE REPLACED WITH NEW:
 100% OF EXISTING LAVATORY FAUCETS
 5% OF EXISTING TOILETS
 100% OF EXISTING KITCHEN SINKS
 50% OF EXISTING LAVATORY TOPS
 100% OF EXISTING SHOWER VALVES & HEADS
 4. CONFIRM APARTMENT UNITS THAT WILL GET NEW TOILETS AND LAVATORY TOPS WITH THE ARCHITECT. REFER TO ARCHITECTURAL MATRIX FOR ALL PLUMBING FIXTURE UPGRADES AND REPLACEMENT. PROVIDE ALL NECESSARY STOPS, TRAPS AND ACCESSORIES FOR A FULLY OPERATIONS INSTALLATION PER THE MANUFACTURERS RECOMMENDATION. PROVIDE RECONNECTIONS TO EXISTING SANITARY, VENT, AND DOMESTIC WATER PIPING AS REQUIRED. MATCH EXISTING PIPE SIZES, FIELD VERIFY.

- KEYED NOTES:**
- ① EXISTING SANITARY, VENT, DOMESTIC COLD, AND HOT WATER RISERS TO REMAIN



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.



① PLUMBING TYPICAL 2ND & 3RD FLOOR PLAN
 SCALE - 1/4" = 1'-0"

2024.02.02

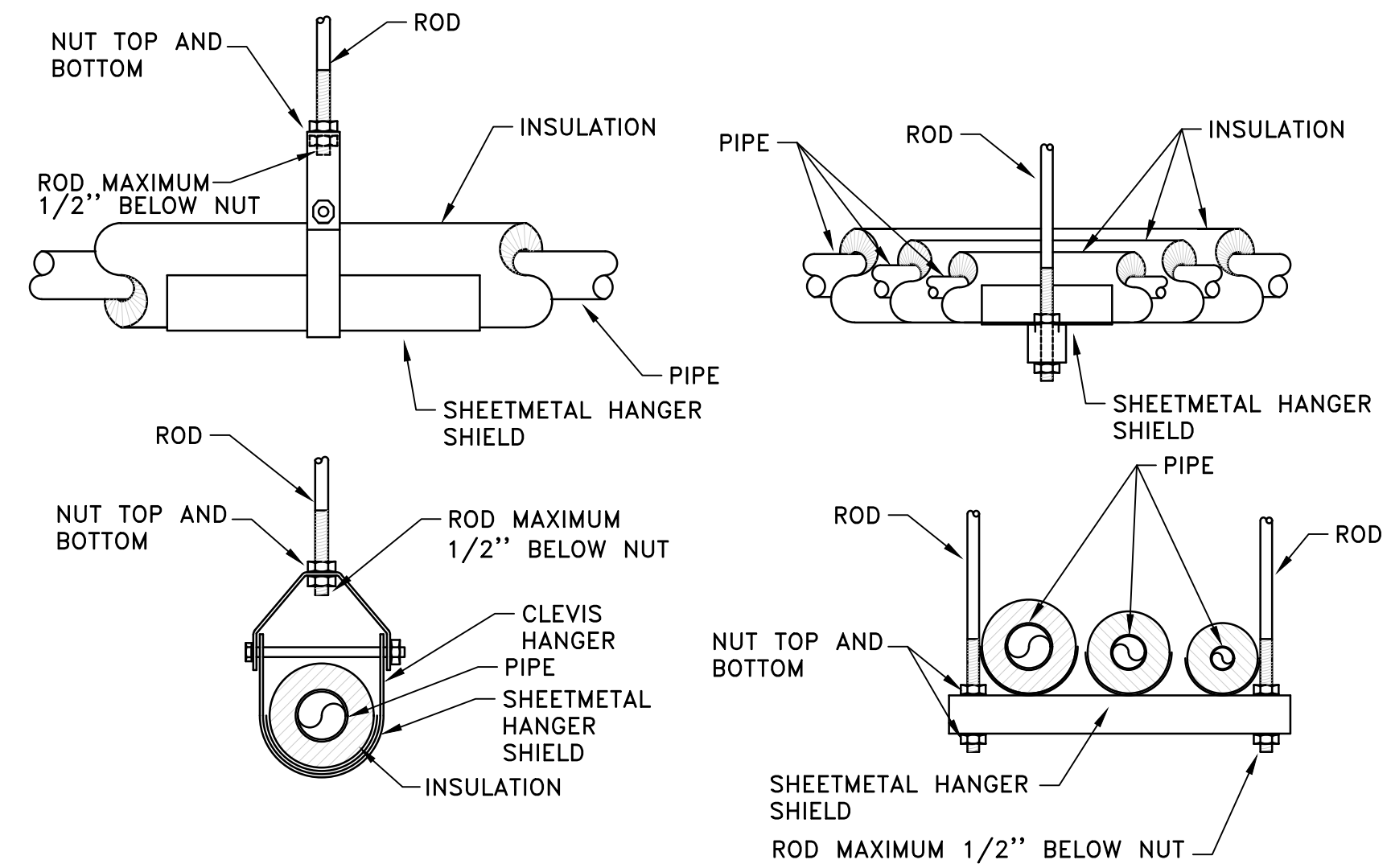
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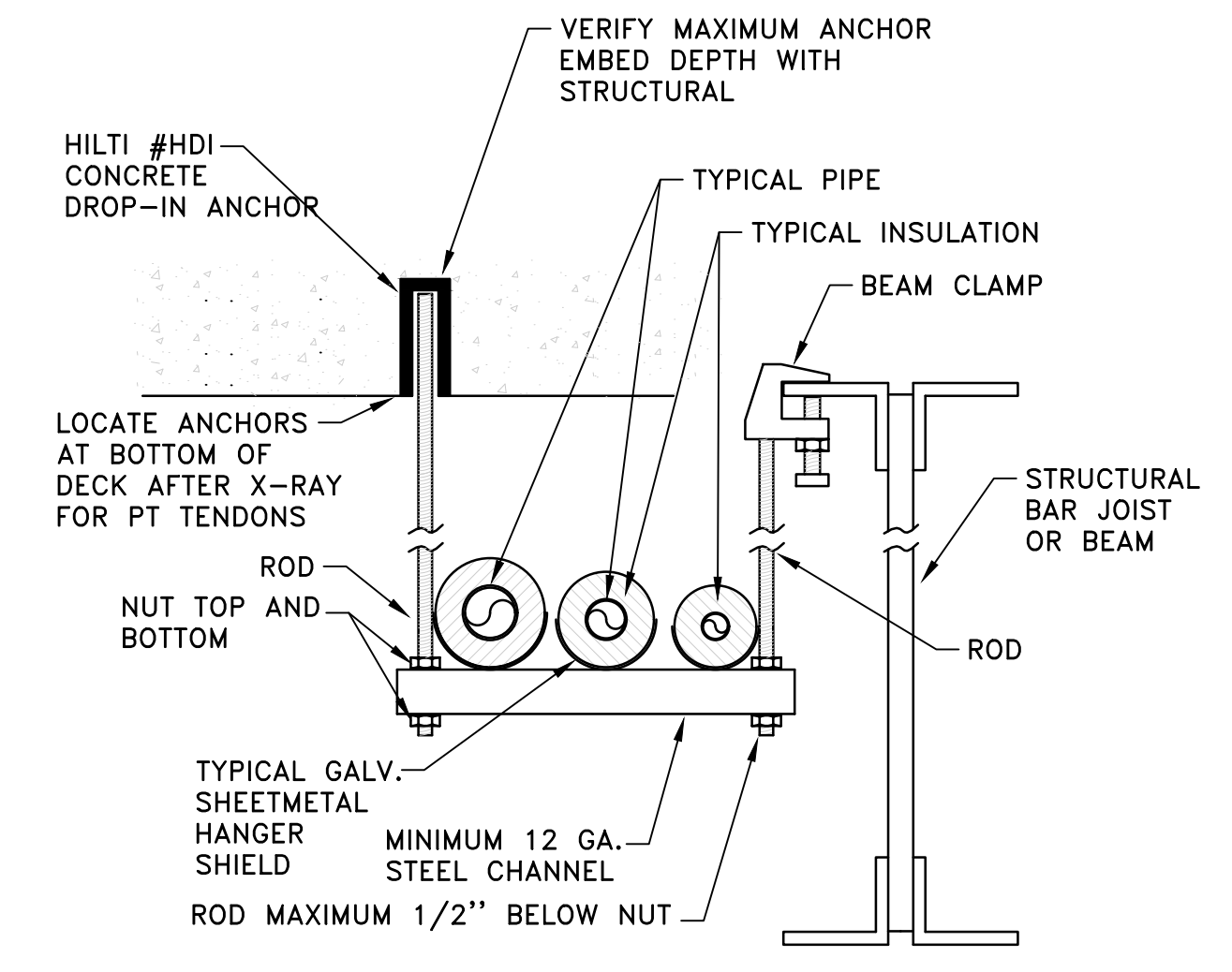
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PLUMBING
TYPICAL 2ND & 3RD
FLOOR PLAN

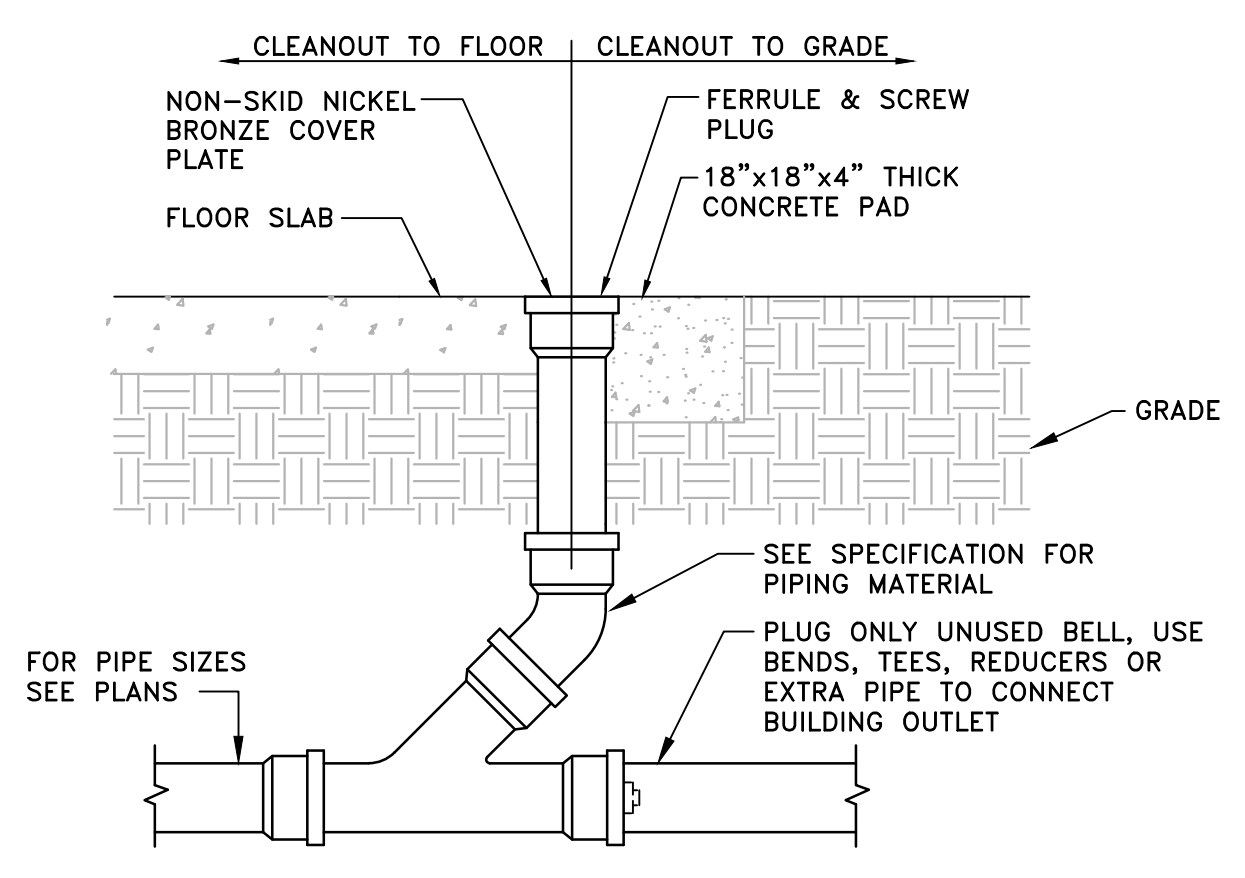
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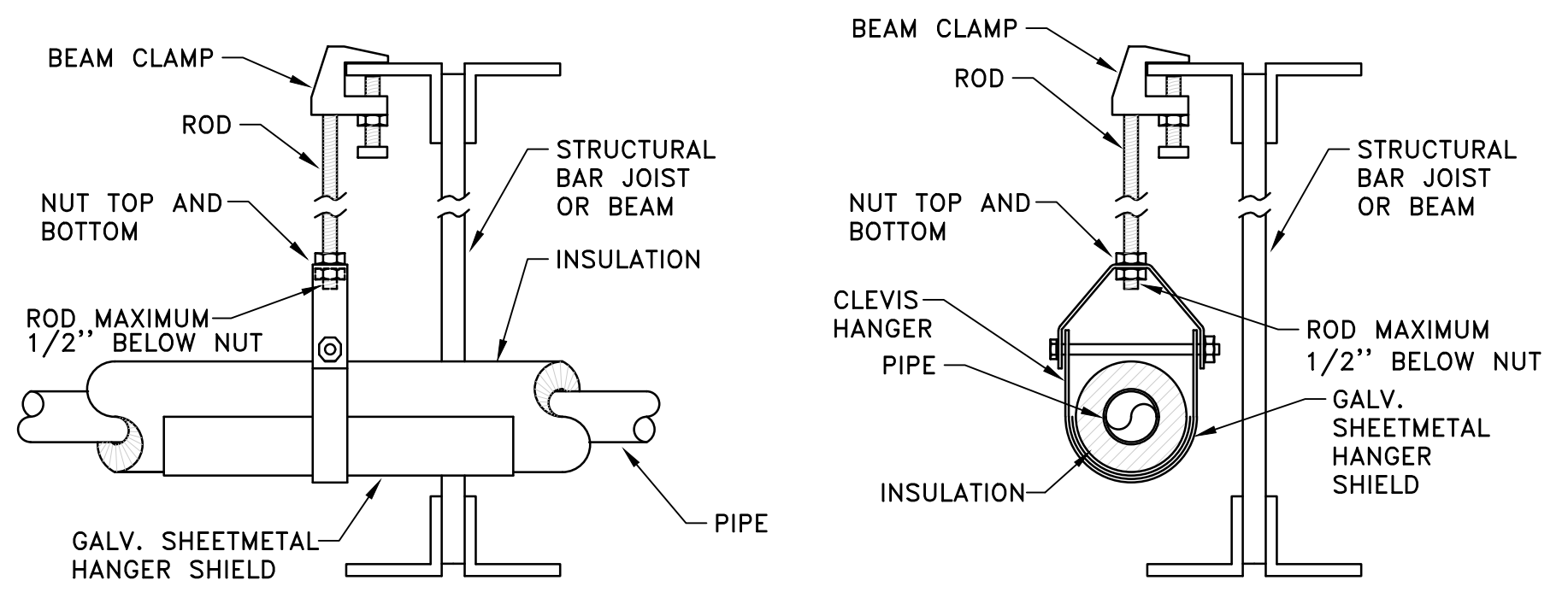
3 TYPICAL HANGER DETAIL
No Scale



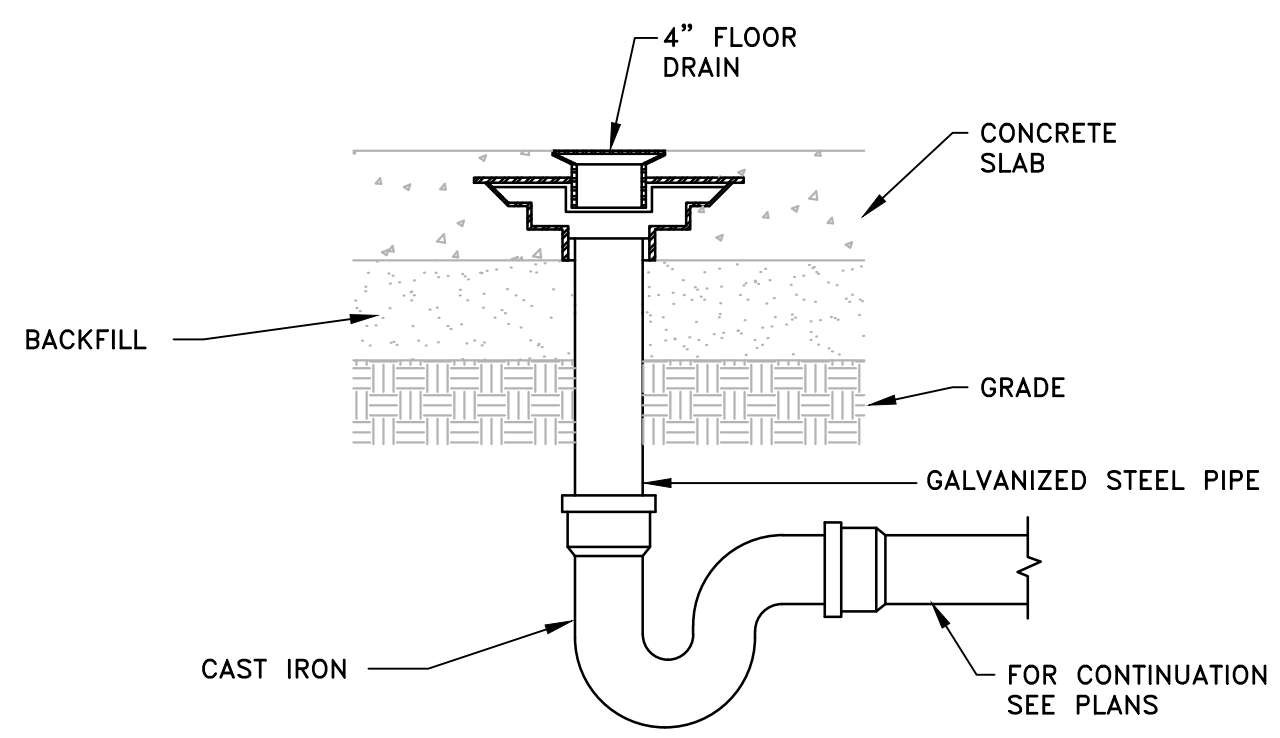
2 TYPICAL TRAPEZE HANGER
No Scale



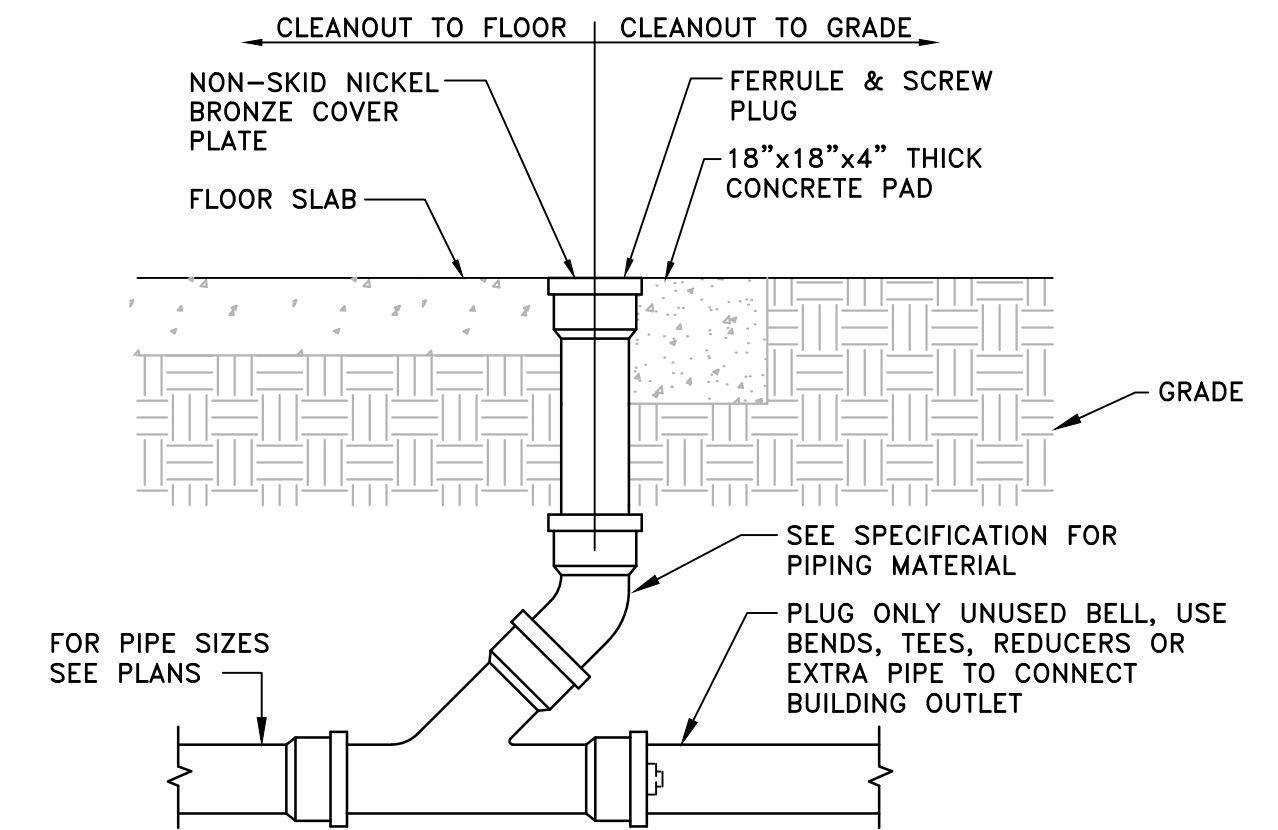
1 Clean Out To Grade/Floor Detail
No Scale



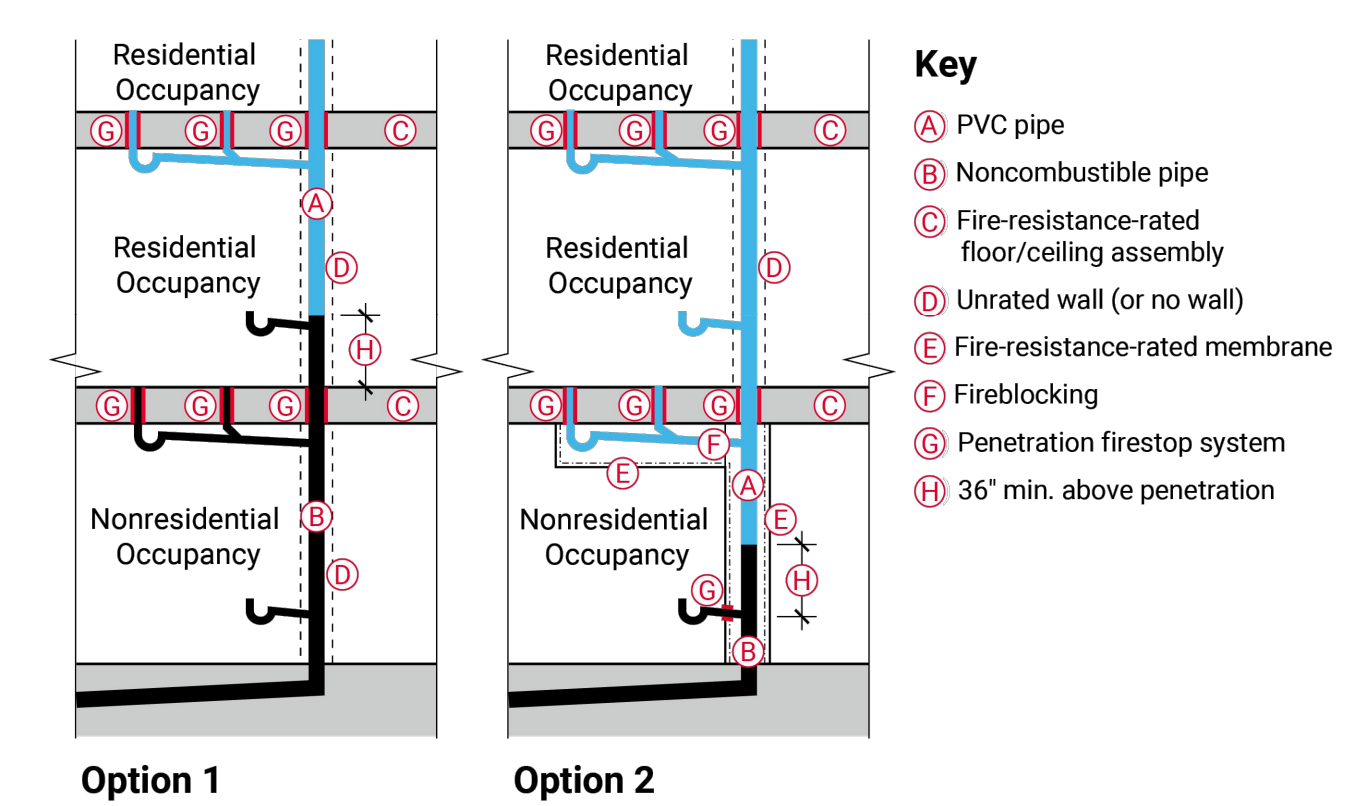
6 CLEVIS HANGER WITH CLAMP DETAIL
No Scale



5 Floor Drain Detail
No Scale



4 Clean Out To Grade/Floor Detail
No Scale



7 PVC PIPE USE LOCATIONS
No Scale



IN PROGRESS

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2024.02.02

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Heart of Uptown Apartments
847 W. Sunnyside
Chicago, IL 60640

2218a

PLUMBING
DETAILS

P401

IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

FIXTURE LOAD CALCULATIONS						Project #	EEC# 850
						Date	11/29/2023
Client						Project	SUNNYSIDE
						SFU	SFU
FIXTURE	TYPE	QTY	DFU	COLD	HOT	TOTAL	
PRIV. GROUP	TANK	12	72	36	36	48	
PRIV. LAV	FAUCET	2	2	1.5	1.5	2	
SILL COCK	FAUCET	2		10		10	
LAUNDRY	60LB	5	10	15	15	20	
TOTAL		21	84	62.5	52.5	80	
						GPM	38
						Meter Size	2"
						Service Size	2"

PLUMBING FIXTURE SCHEDULE				REMARKS
MARK	MANUFACTURER	MODEL NO.		
HB-1	Jay R. Smith Mfg. Co.	5509QT		Anti-siphon freezeless wall hydrant with keyed locking cover. 3/4" male inlet connection and 3/4" male hose thread. Confirm finish with Architect/Owner. Provide all stops and accessories for a complete and operational installation.
TMV-1	Lawler	Model 802		Master thermostatic mixing valve. Lead free and suitable for potable water use. Suitable for precise outlet temperature control from 1 to 50 GPM. Outlet set point shall be 110 F.

NOTE: ALL PLUMBING FIXTURES TO BE COORDINATED WITH ARCHITECT, INTERIOR DESIGNER, AND OWNER

EXPANSION TANK SCHEDULE										
TAG NO	QTY	LOCATION	FLUID	SYSTEM TEMP RANGE		TANK VOLUME, GAL	ACCEPTANCE VOLUME, GAL	MAX WORKING PRESSURE,	BASED ON	REMARKS
				MIN, °F	MAX, °F					
ET-1	1	PUMP ROOM	POTABLE WATER	40	140	8	3.2	150	BELL & GOSSETT PTA-20V	1, 2

1. EXPANSION TANK WITH FDA APPROVED BUTYL RUBBER LISTED FOR POTABLE WATER USE
2. ASME RATED TANK

PUMP SCHEDULE																
TAG NO	SERVING	FLUID	BASED ON	SERIES	LOCATION	TDH (FT)	TDH (PSI)	PUMP FLOW (GPM)	PLANT FLOW (GPM)	RPM	MOTOR HP	MOTOR QTY	ELECTRICAL		REMARKS	
													VOLTS	PHASE		AMPS (MAX)
BP-1	DOMESTIC BOOSTER PUMP	WATER	GRUNDFOS	CMBE TWIN 10-54 IJ-C-B-D-H Duplex Booster System	PUMP ROOM	105	45	20.0	40.0	3868	2	2	208	1	18.2	ALL

1. BASE MOUNTED BOOSTER PUMP PACKAGED ASSEMBLY WITH PUMPS IN PARALLEL. SINGLE POINT POWER CONNECTION. INCLUDE N+1 PUMP REDUNDANCY.
2. INTEGRAL CONTROL PANEL, MOUNTED ON PUMP SKID, TO MODULATE PUMP SPEED BASED ON CONSTANT OUTLET PRESSURE.
3. STAINLESS STEEL PUMP TRIM, MANIFOLDS, AND BASE FRAME. INCLUDE STAINLESS STEEL PRESSURE GAUGES, ISOLATION VALVES AND CHECK VALVES FOR EACH PUMP.
4. FACTORY DISCONNECT SWITCH PROVIDED WITH PUMP ASSEMBLY.
5. CONTROLLER SHALL BE FACTORY PROGRAMMED TO NOT EXCEED THE FLA LISTED ON THIS SCHEDULE. THIS SHALL BE ACHIEVED BY LIMITING THE NUMBER OF PUMPS THAT CAN RUN SIMULTANEOUSLY.

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PLUMBING SCHEDULES

P600

Heart of Uptown Apartments

900 W Windsor Ave Chicago IL 60640

Building Information

- **Construction Type** : III-A (no change)
- **Occupancy**: R-2 (no change)
- **Sprinkler System**: None Provided (no change)
- **Number of Dwelling Units** : 18 (no change)
- **Bedroom Count Distribution** : 0 (Studio) + 0 (1BR) + 18 (2BR) + 0 (3BR)
- **No. Stories** : 3 (no change)
- **Building Height** : 36' (no change)
- **Gross Square Footage per Zoning**: 17,787 SF (no change)
- **Building Area per CBC 203.4**: 15,510 SF (no change)
- **Work Area**: TBD
- **Number of Off-Street Parking** : None Provided (no change)
- **Number of Bicycle Parking** : 7

Applicable Codes & Guidelines

- The Chicago Construction Codes (2019) including the Chicago Building Rehabilitation Code Title 14R and 05.2022 Supplements
- Chicago Energy Transformation Code (2022) including 05.2020 Supplements
- Illinois Accessibility Code (2018)
- Americans with Disabilities Act (2010)
- ICC/ANSI A117.1-2009 w/ Chicago Amendments
- IHDA Sustainable Design Checklist & Standards for Architectural Planning and Construction (09.2022)
- Enterprise Green Communities (2020)
- Chicago Sustainable Development Policy (01.12.2017)
- City of Chicago Department of Housing Standards for Architectural Planning and Construction (2019)

Project Team

Owner / Developer

POAH
1 N LaSalle St Ste 1750
Chicago, IL 60602

Structural Engineer

AP Structural
990 Grove St Ste 408
Evanston, IL 60201

Architect

LBBA
1625 W Carroll Ave
Chicago, IL 60612

MEP Engineer

Element Energy Consulting
1 S Wacker Dr Ste 200
Chicago, IL 60606

Contractor TBD

Name
Street
City, State Zip

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Location Map

NOT TO SCALE



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Cover Sheet

A-000

ARCHITECTURAL ABBREVIATIONS

A	ABV ABOVE
AC	AIR CONDITIONING
AC	AIR CONDITIONING
AD	AREA DRAIN
ADDL	ADDITIONAL
ADH	ADHESIVE
ADJ	ADJACENT
ADJ	ADJUSTABLE
ADJUST	ADJUSTABLE
AFF	ABOVE FINISH FLOOR
AL	ALUMINUM
ALT	ALTERNATE
ALUM	ALUMINUM
ANCH	ANCHOR
ANDD	AND DIZED
APPROX	APPROXIMATELY
ARCH	ARCHITECT, ARCHITECTURAL
AVE	AVERAGE
B	
B	BASE CABINET
BATH	BATH, BATHROOM
BD	BOARD
BED	BED, BEDROOM
BIT	BITUMINOUS
BLOG	BUILDING
BOT	BOTTOM
BR	BEDROOM
BRG	BEARING
BSSMT	BASEMENT
BTWN	BETWEEN
BUR	BUILT UP ROOFING
C	
CAB	CABINET
CB	CATCH BASIN
CP	CAST IN PLACE
CJ	CONTROL JOINT
CL	CENTER LINE
CLG	CEILING
CLO	CLOSET
CLR	CLEAR
CMU	CONCRETE MASONRY UNIT
COL	COLUMN
CONC	CONCRETE
CONF	CONFERENCE
CONST	CONSTRUCTION
CONT	CONTINUOUS
CORR	CORRUGATED
CPT	CARPET
CT	CERAMIC TILE
CJ	CUBIC
CW	COLD WATER
D	
D	DEPTH
DB	DRAWER BASE
DBL	DOUBLE
DEG	DEGREE
DEMO	DEMOLISH
DEPT	DEPARTMENT
DET	DETAIL
DH	DOUBLE HUNG
DIA	DIAMETER
DIAG	DIAGONAL
DM	DIMENSION
DN	DWING
DL	DEAD LOAD
DN	DOWN
DS	DOWNSPOUT
DWGS	DRAWINGS
E	
E	EAST
E	ELECTRICAL
E	EXISTING
EA	EACH
EFS	EXTERIOR INSULATION FINISH SYSTEM
EJ	EXPANSION JOINT
EL	ELEVATION
ELAST	ELASTOMERIC
ELEC	ELECTRIC/ELECTRICAL
ELEV	ELEVATOR
EMER	EMERGENCY
ENCL	ENCLOSURE
EPDM	ETHYLENE PROPYLENE DIENE MONOMER
EQ	EQUAL
EOP	EQUIPMENT
EQUIP	EQUIPMENT
EQUIV	EQUIVALENT
EST	ESTIMATE(D)
EXH	EXHAUST
EXST	EXISTING
EXP	EXPANSION
EXT	EXTERIOR
F	
FCO	FLOOR CLEAN OUT
FD	FLOOR DRAIN
FDN	FOUNDATION
FF	FINISH FLOOR
FF	FINISH FACE
FFE	FINISH FLOOR ELEVATION
FN	FINISH FINISHED
FLEX	FLEXIBLE
FLUOR	FLUORESCENT
FOUND	FOUNDATION
FT	FOOT, FEET
FTG	FOOTING
FUR	FURRING, FURRED
FURN	FURNITURE
FUT	FUTURE
FXTR	FIXTURE
G	
G	GAS
GA	GAUGE
GALV	GALVANIZED
GC	GENERAL CONTRACTOR
GLU LAM	GLU LAMINATED
GLZ	GLAZING
GSKT	GASKET
GYP	GYP SUM
GWB	GYP SUM WALL BOARD
H	
H	HEIGHT
HB	HOSE BIB
HC	HOLLOW CORE
HCWD	HOLLOW CORE WOOD DOOR
HD	HEAVY DUTY
HDR	HEADER
HDW	HARDWARE
HDWD	HARDWOOD
HGT	HEIGHT
HM	HOLLOW METAL
HORIZ	HORIZONTAL, HORIZONTALLY
HPT	HIGHT POINT
HR	HOUR
HVAC	HEATING VENTILATION AIR CONDITIONING
HW	HOT WATER
I	
ID	INTERIOR DIAMETER
IC	IMPACT INSULATION CLASS
IN	INCH
INC	INCLUDE, INCLUDING
INCAN	INCANDESCENT
INFO	INFORMATION
INS	INSULATION, INSULATED
INSUL	INSULATION, INSULATED
INT	INTERIOR
INV	INVERT
J	
JAN	JANITOR
JT	JOINT
K	
KIT	KITCHEN
L	
L	LENGTH, LONG
LAB	LABORATORY
LAM	LAMINATE
LAV	LAVATORY
LB	POUND
LED	LIGHT EMITTING DIODE
LF	LINEAR
LG	LENGTH
LG	LARGE
LIN	LINEAR
LIN	LINEN
LIV	LIVING
LL	LIVE LOAD
LPT	LOW POINT
LT	LIGHT
LTG	LIGHT, LIGHTING
LTL	LINTEL
LVR	LOUVER
M	
M	MECHANICAL
M	MASTER
MACH	MACHINE
MANUF	MANUFACTURER
MAS	MASONRY
MATL	MATERIAL
MATL	MATERIAL
MAX	MAXIMUM
MBR	MASTER BEDROOM
MC	MEDICINE CABINET
MDO	MEDIUM DENSITY OVERLAY
MECH	MECHANICAL
MED	MEDICINE
MED	MEDIUM
MEMB	MEMBRANE
MFR	MANUFACTURER
MN	MINOR
MIN	MINIMUM
MISC	MISCELLANEOUS
MO	MASONRY OPENING
MOD	MODULE, MODULAR
MIN	MINIMUM
MIR	MIRROR
MISC	MISCELLANEOUS
MT	MOUNT
MTD	MOUNTED
MTG	MEETING
MULL	MULLION
MWK	MILLWORK
N	
N	NEW
N	NORTH
NA	NOT APPLICABLE
NAT	NATURAL
NIC	NOT IN CONTRACT
NO	NUMBER
NOM	NOMINAL
NRC	NOISE REDUCTION COEFFICIENT
NTS	NOT TO SCALE
O	
OA	OVERALL
OC	ON CENTER
OD	OUTSIDE DIAMETER
OPG	OPENING
OPP	OPPOSITE
OSB	ORIENTED STRAND BOARD
OVHD	OVERHEAD
P	
PAN	PANTRY
PART	PARTIAL
PERF	PERFORATED
PERIM	PERIMETER
PERM	PERMANENT
PERP	PERPENDICULAR
PKG	PARKING
PL	PLASTIC LAMINATE
PL	PLATE
PL	PROPERTY LINE
PLAM	PLASTIC LAMINATE
PLAS	PLASTER
PLBG	PLUMBING
PLF	POUNDS PER LINEAR FOOT
PLY	PLYWOOD
PLYWD	PLYWOOD
PNL	PANEL
PREP	PREPARATION
PREFAB	PREFABRICATION
PRKG	PARKING
PROJ	PROJECT
PROP	PROPERTY
PSF	POUNDS PER SQUARE FOOT
PSI	POUNDS PER SQUARE INCH
PT	POINT
PTD	PAINTED
PVC	POLYVINYL CHLORIDE
PVG	PAVING
PVMT	PAVEMENT
PWR	POWER
Q	
QTR	QUARTER
QTY	QUANTITY
R	
R	RISER
RAD	RADIUS
RC	RESILIENT CHANNEL
RCR	REFLECTED CEILING PLAN
RCPT	RECEPTACLE
RD	ROOF DRAIN
REHAB	REHABILITATION
REQ	REQUIRED
REQS	REQUIREMENTS
RECT	RECTANGLE, RECTANGULAR
REF	REFERENCE
REINF	REINFORCED
REM	REMOVABLE
RET	RETURN
REV	REVISION
RFG	ROOFING
RM	ROOM
RO	ROUGH OPENING
ROW	RIGHT OF WAY

GENERAL NOTES

updated 09.24.21

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY.

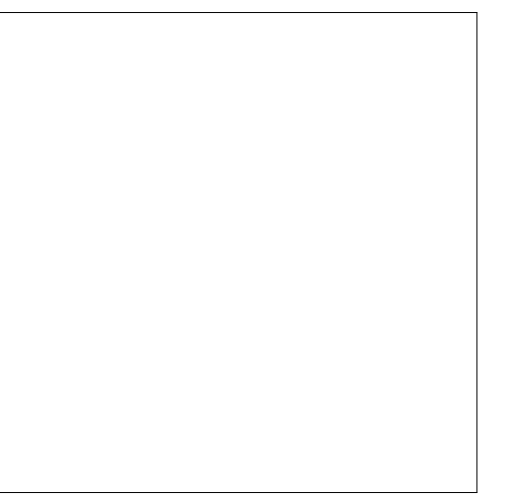
- CONTRACT DOCUMENTS INCLUDE THESE DRAWINGS AND SPECIFICATIONS, AIA GENERAL CONDITIONS AND THE SIGNED OWNER-CONTRACTOR AGREEMENT. THESE DRAWINGS AND SPECIFICATIONS ARE BASED ON THE PREMISE THAT AIA DOCUMENTS "OWNER-CONTRACTOR AGREEMENT" AND "GENERAL CONDITIONS A201" WILL BE USED. THE AIA GENERAL CONDITIONS A201 IS HEREBY INCORPORATED WITHIN THESE CONTRACT DOCUMENTS BY REFERENCE AND IS IN EFFECT AS IF PRINTED HERE IN ITS ENTIRETY.
- CONTRACTOR TO VISIT THE SITE, INSPECT THE CONDITIONS UNDER WHICH THE WORK WILL BE PERFORMED AND FAMILIARIZE HIMSELF / HERSELF WITH EXISTING CONDITIONS PRIOR TO SUBMITTING A PROPOSAL. THE CONTRACTOR SHALL INFORM THE ARCHITECT IN WRITING ANY CONDITION WHICH WILL ADVERSELY AFFECT THE ARCHITECTURAL INTENT, SCHEDULE, OR COST OF THE PROJECT.
- CONTRACTOR IS RESPONSIBLE FOR NOTIFICATION OF AUTHORITIES FOR NECESSARY INSPECTIONS AS WORK PROGRESSES.
- CONTRACTOR TO COMPLY WITH ALL CODES, LAWS, ORDINANCES, AND REGULATIONS OF GOVERNMENTAL AUTHORITIES HAVING JURISDICTION.
- CONTRACTOR TO COMPLY WITH MANUFACTURER'S RECOMMENDATIONS FOR THE PROPER USE, HANDLING AND INSTALLATION OF THEIR PRODUCTS.
- CONTRACTOR TO PROVIDE A WARRANTY THAT THE MATERIALS AND WORKMANSHIP ARE FREE OF DEFECTS. CONTRACTOR TO REPLACE AND/OR REPAIR ANY DEFECT PER THE CONSTRUCTION DOCUMENTS AND WITHIN THE WARRANTY PERIOD AT NO ADDITIONAL COST TO THE OWNER OR ARCHITECT.
- CONTRACTOR TO COORDINATE AND SCHEDULE WORK AMONGST TRADES. SCHEDULE DELIVERIES TO COORDINATE WITH CONSTRUCTION ACTIVITIES.
- CONTRACTOR TO CONTAIN AND PROTECT THE WORK AREA AND REMOVE & LEGALLY DISPOSE OF ALL DEBRIS. REDUCE NON-HAZARDOUS CONSTRUCTION AND DEMOLITION WASTE BY **MIN. 80%** (OR AS INDICATED OTHERWISE) BY WEIGHT THROUGH RECYCLING, SALVAGING, OR DIVERSION STRATEGIES.
- ALL PRODUCTS AND MATERIALS TO BE NEW AND UNUSED UNLESS SPECIFICALLY INDICATED OTHERWISE.
- IF CONFLICTS OR DISCREPANCIES EXIST BETWEEN DRAWINGS, SPECIFICATIONS, REFERENCED MATERIALS, AND / OR MANUFACTURER RECOMMENDATIONS, THE MOST STRINGENT OR HIGHEST QUALITY TO GOVERN. NOTIFY ARCHITECT FOR FINAL DECISION AND DIRECTION.
- DO NOT SCALE DRAWINGS. IN NO CASE ARE DRAWINGS TO BE SCALED FOR CONSTRUCTION OR BIDDING PURPOSES. VERIFY ALL DIMENSIONS IN FIELD AND NOTIFY THE ARCHITECT OF ANY DISCREPANCY OR CONFLICT.
- DATA PRESENTED ON THESE DRAWINGS ARE AS ACCURATE AS SURVEYS AND / OR EXISTING DRAWINGS CAN DETERMINE. ABSOLUTE ACCURACY IS NOT GUARANTEED. FIELD VERIFICATION OF THE DRAWINGS ARE THE RESPONSIBILITY OF THE CONTRACTOR PRIOR TO BID. DISCREPANCIES ARE TO BE BROUGHT TO THE ATTENTION OF THE ARCHITECT AND ENGINEER FOR A DECISION TO RESOLVE CONFLICTS PRIOR TO BID.
- THE CONTRACTOR SHALL PROVIDE ALL MATERIAL AND LABOR TO PROVIDE A COMPLETE INSTALLATION OF ALL WORK REQUIRED WHETHER INDICATED EXPRESSLY BY THESE DOCUMENTS OR NOT.
- THE CONTRACTOR IS RESPONSIBLE FOR DAILY CLEANUP OF THE CONSTRUCTION SITE AND ADJACENT AREAS, AND SHALL CLEAN THE SITE TO THE OWNER'S SPECIFICATIONS UPON COMPLETION OF THE PROJECT.
- THE CONTRACTOR SHALL MAINTAIN AT THE JOB SITE ONE COPY OF ALL DRAWINGS, SPECIFICATION, ADDENDA, APPROVED SHOP DRAWINGS, FIELD ORDERS, OTHER CONTRACT MODIFICATIONS, AND OTHER APPROVED DOCUMENTS SUBMITTED BY THE CONTRACTOR IN COMPLIANCE WITH VARIOUS SECTIONS OF THE SPECIFICATIONS.
- EACH OF THE CONTRACTOR'S PROJECT RECORD DOCUMENTS SHALL BE CLEARLY MARKED "PROJECT RECORD COPY", MAINTAINED IN GOOD CONDITION, AVAILABLE AT ALL TIMES FOR OBSERVATION BY THE ARCHITECT, AND NOT USED FOR CONSTRUCTION PURPOSES. UPON COMPLETION OF THE WORK, THE CONTRACTOR SHALL PROVIDE THE OWNER ONE COMPLETE SET OF DOCUMENTS SHOWING CHANGES TO THE ORIGINAL DOCUMENTS.
- THE CONTRACTOR SHALL MARK ON THE MOST APPROPRIATE DOCUMENTS TO SHOW SIGNIFICANT CHANGES MADE DURING THE CONSTRUCTION PROCESS, AND SIGNIFICANT DETAIL NOT SHOWN IN THE ORIGINAL CONTRACT DOCUMENTS. THE INFORMATION GIVEN SHALL INCLUDE, BUT IS NOT LIMITED TO, THE LOCATION OF UNDERGROUND UTILITIES AND ASSOCIATED CONDITIONS REFERENCED TO PERMANENT SURFACE IMPROVEMENTS, AND THE LOCATION OF INTERNAL UTILITIES AND ASSOCIATED CONDITIONS CONCEALED IN THE BUILDING STRUCTURES REFERENCED IN VISIBLE AND ACCESSIBLE FEATURES OR STRUCTURES.
- THE OWNER MAY PURCHASE AND/OR INSTALL MATERIALS, EQUIPMENT, AND FURNISHINGS UNDER SEPARATE CONTRACTS. THE CONTRACTOR SHALL COOPERATE WITH THE OWNER TO ALLOW DELIVERY AND INSTALLATION OF SUCH ITEMS.

TYPICAL DEMOLITION NOTES

updated 09/24/21

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY.

- THE EXTENT OF THE DEMOLITION WORK SHOWN ON THE DRAWINGS IS INTENDED TO GIVE THE CONTRACTOR THE SCOPE OF THE DEMOLITION REQUIRED. THE ACTUAL EXTENT OF DEMOLITION IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
- EXISTING EQUIPMENT, FIXTURES, FURNISHINGS ETC. TO REMAIN SHALL BE RELOCATED OR STORED PER OWNER'S DIRECTION AND BE PROTECTED FROM DAMAGE AND VANDALISM.
- CONTRACTOR TO COORDINATE DEMOLITION AND CONSTRUCTION OPERATIONS WHERE THEY AFFECT EXISTING WORK AREAS AND NORMAL OPERATING PROCEDURES. PROVIDE PROTECTION FOR THE NORMAL OPERATION OF THE FACILITY FROM DUST, FUMES, SMOKE, WATER, AND NOISE DURING DEMOLITION.
- DEMOLITION EXPOSING THE INTERIOR OF THE BUILDING TO THE OUTSIDE ELEMENTS OR TO THE PUBLIC IS TO BE PROPERLY SECURED AND PROTECTED TO ELIMINATE DAMAGE FROM VANDALISM OR WEATHER. COORDINATE WITH OWNER'S REQUIREMENTS.
- FIELD VERIFY LOCATIONS OF LOAD BEARING PARTITIONS, COLUMNS, BEAMS, AND SYSTEMS. CAUTION TO BE EXERCISED DURING DEMOLITION AND NEW CONSTRUCTION SO AS NOT TO ALTER AND / OR DAMAGE THE BUILDING'S STRUCTURAL AND OTHER PERTINENT SYSTEMS.
- THE CONTRACTOR IS RESPONSIBLE FOR ALL SHORING, BRACING, AND PROTECTION TO MAINTAIN INTEGRITY AND SAFETY OF THE EXISTING BUILDING AND AREAS OF CONSTRUCTION.
- REMOVE ALL MISCELLANEOUS ABANDONED OR NON-FUNCTIONING COMPONENTS AND DEVICES FOR PROPER DISPOSAL.
- DISCONNECT, REMOVE OR CAP ALL UTILITIES AND DRAIN LINES AS REQUIRED. MAKE PROVISIONS FOR TEMPORARY UTILITY CONNECTIONS AS NECESSARY.
- UNLESS INDICATED OTHERWISE, ALL AREAS AFFECTED BY DEMOLITION WORK ARE TO BE PATCHED, REPAIRED, AND SEALED TO MATCH EXISTING ADJACENT SURFACES AND FINISHES.
- PATCH ALL NEW AND EXISTING PENETRATIONS IN FIRE RATED ASSEMBLIES TO MATCH EXISTING CONSTRUCTION AND MAINTAIN FIRE RATING UNLESS INDICATED OTHERWISE.
- WHERE OPENINGS ARE INDICATED, REMOVAL OF THE APPLICABLE MATERIAL TO CREATE THE OPENING IS IMPLIED.
- ALL SUBSURFACES ARE TO BE BROUGHT TO CONDITIONS SUITABLE FOR RECEIVING NEW WORK.
- THE CONTRACTOR SHALL INFORM THE ARCHITECT IN WRITING OF ANY UNFORSEEN CONDITIONS UNCOVERED DURING DEMOLITION IMMEDIATELY, AND SHALL WORK WITH THE ARCHITECT TO RESOLVE ANY PROBLEMS IN A TIMELY MANNER.
- THESE PLANS AND SPECIFICATIONS DO NOT INDICATE THE REMOVAL OF ASBESTOS NOR LEAD, NOR DO THEY ANTICIPATE ASBESTOS AND LEAD REMOVAL. PRIOR TO THE ONSET OF CONSTRUCTION, THE CONTRACTOR SHALL DETERMINE IF ANY SUCH CONDITIONS OCCUR. THE GC IS RESPONSIBLE FOR PROVIDING THE OWNER WITH ANY ABATEMENT PROCEDURES NECESSARY. THE ARCHITECT IS NOT RESPONSIBLE FOR ANY ABATEMENT PROCEDURES.
- IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO IDENTIFY POINTS OF ACCESS TO THE BUILDING AND TO VERIFY MINIMUM CLEARANCES AVAILABLE FOR USE IN TRANSPORTING NECESSARY CONSTRUCTION MACHINERY, EQUIPMENT, MATERIALS, AND COMPONENTS INTO THE BUILDING. USE OF SUCH POINTS OF ACCESS SHALL BE APPROVED BY THE OWNER.
- EXISTING LIFE SAFETY AND EMERGENCY SYSTEMS MAY NOT BE SHOWN ON THE DRAWINGS TO THEIR ENTIRETY. THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFICATION OF LOCATION AND EXTENT OF THESE SYSTEMS (INCLUDING BUT NOT LIMITED TO SMOKE DETECTION SYSTEMS, EMERGENCY LIGHTING SYSTEMS) AS THEY MAY BE AFFECTED BY NEW WORK. THE CONTRACTOR IS RESPONSIBLE FOR ACCOMMODATING THESE SYSTEMS WHEN AFFECTED BY NEW WORK SO THAT ALL APPLICABLE CODE REQUIREMENTS ARE MET.
- ALL CONDUIT THAT IS ABANDONED SHALL BE REMOVED BACK TO THE SOURCE. ALL ABANDONED EXPOSED CONDUIT, INCLUDING ABOVE DROPPED CEILINGS, SHALL BE REMOVED UNLESS NOTED OTHERWISE. ALL PLUMBING AND HVAC SYSTEMS THAT ARE TO BE REMOVED ARE TO BE TERMINATED AT THE SOURCE AND REMOVED UNLESS NOTED OTHERWISE.
- ALL DOORS, HARDWARE AND LIGHTING FIXTURES NOT SCHEDULED FOR RE-USE SHALL BE RETURNED TO BUILDING STOCK. COORDINATE WITH BUILDING FOR REMOVAL BY CONTRACTOR TO STORAGE AREA. IF REJECTED BY BUILDING, CONTRACTOR SHALL DISPOSE OF AS INDICATED.
- THE CONTRACTOR SHALL BE AWARE THAT THE OWNER WILL CONTINUE TO USE THE ADJACENT AREAS DURING CONSTRUCTION. THE CONTRACTOR SHALL MINIMIZE IMPACT ON ADJACENT AREAS, AND MAY NOT USE ADJACENT AREAS FOR STORAGE OR STAGING. ADJACENT AREAS ARE TO BE KEPT CLEAN OF CONSTRUCTION RESIDUE / DEBRIS.



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2218A

**Abbreviations, General
Notes**

A-001

HEART OF UPTOWN APARTMENTS CODE MATRIX
 Per Chicago Zoning Ordinance (CZO) 2019 Edition, Chicago Building Code (14B) 2019 Edition, Chicago Rehabilitation Code (14R) 2019 Edition; Includes 05/2022 supplements
 The following requirements are minimum requirements. More stringent requirements in the drawings and specification apply

Issue	Chapter / Article	Required / Existing	Actual / Proposed	Location/ Sheet No.	Remarks
Project Information					
Type of Work	14B & 14R	Building Rehabilitation - Alteration			
Rehabilitation Compliance Method	14R-3-301	Work Area Compliance Method			
Historic Building	14R-Chapter 12	No			
Zoning District (or PD Number)	17-2-0100	RM-5	Existing Zoning District (no change)	-	ARO Community Preservation Area
Land Area (for FAR) in sf	17-2-0304	10,071		Survey	
Special Conditions	Lakefront Protection				
Zoning Use Group and Categories (Allowed Uses)	17-2-0200 17-17-0100	Residential Use - Household Living Category Permitted Use (P)	Existing Use (no change) Existing Use (no change)	-	
Front Setback (ft)	17-2-0305	RM5 = Average front yard depth that exists on the nearest 2 lots on either side of the subject lot Existing = 1'-6"	Existing complies (no change)	-	The decision to comply with the fixed front setback standard or the average front setback standard is left to the builder / property owner. When the subject lot is a corner lot, the average setback will be computed on the basis of the nearest 2 lots that front on the same street as the subject lot.
Rear Setback (ft)	17-2-0306	RM5 = 50 ft or 30% of lot depth, whichever is less Existing = 5'-2"	Existing non-conforming (no change)	-	RM5 and RM 5.5 districts: the required rear setback applies to all portions of the building that are 6 feet or more above grade
Left Side Setback (ft)	17-2-0309	RM5 = 2 ft or 8% of lot width, whichever is greater Existing = 0'-11"	Existing non-conforming (no change)	Site Plan	
Right Side Setback (ft)	17-2-0309	RM5 = 2 ft or 8% of lot width, whichever is greater Existing = 0'-7"	Existing non-conforming (no change)		
Combined Side Setbacks (ft)	17-2-0309	RM5 = 20% of lot width; no side setback is required to exceed 6 ft in width (10 ft combined) Existing = 1'-6"	Existing non-conforming (no change)		
Zoning Floor Area (sf)	17,787				
Floor Area Ratio (FAR)	17-2-0304	RM5 = 2.00 maximum Existing = 1.77	Existing complies (no change)	-	
Allowable Buildable Area	17-2-0304	20,142 SF (see zoning floor area for existing)	Existing complies (no change)	-	
Zoning Building Height (ft)	17-2-0311	RM5 = 47 ft maximum (lot frontage of 32 ft or more) Existing = 39'-8"	Existing complies (no change)	Elevations	
Number of Dwelling Units	18 units				
Minimum Lot Area	17-2-0301	RM5 = 1,650 SF minimum (see land area for existing)	Existing complies (no change)	-	
Lot Area Per Unit - Density (sf/unit)	17-2-0303	RM5 = 400 SF minimum (dwelling & efficiency units) Existing = 560 SF	Existing complies (no change)	-	
Rear Yard (On-Site) Open Space (sf)	17-2-0307 17-2-0308	RM5 = 36 sf per DU or 5.25% of lot area, whichever is greater Existing =	Existing non-conforming (no change)	-	RS, RT, RM 4.5 and RM5 Districts: Location and design of rear yard open space shall comply with 17-2-0307-A
Rear Yard (On-Site) Open Space Minimum Dimension	17-2-0307 17-2-0308	RM5 = 10 ft minimum diameter	Existing non-conforming (no change)	-	
On-Site Parking Spaces	17-10-0207	Parking Group C (Multi-Unit, government-subsidized; based on unit size) 13 minimum Existing = 0	Existing non-conforming (no change)	Site Plan	Less than 600 sq. ft. = 0.33 spaces per unit 600 - 1,200 sq. ft. = 0.70 spaces per unit
Bicycle Parking	17-10-0207	7 minimum Existing = 0	0		1 per 2 auto spaces in buildings containing 6 or more units
On-Site Loading Spaces	17-10-1100	Multi-Unit Residential 0-24,999 GSF = 0 required loading spaces	Existing Complies - no change		
OCCUPANCY, SEPARATION, CONSTRUCTION TYPE					
Occupancy Classification & Use	14B-3-201 14B-4-406.3.1	R-2 residential	Existing (no change)	-	R-2, one or more sleeping units or more than 3 DU (including live/work units), apartment houses, condos, co-ops, congregate living facilities (non-transient) w/ more than 16 occupants, townhouses
Occupancy Separation	14B-5-508	Single Occupancy	Existing (no change)	-	
Construction Classification	14B-6-602.1	III-A construction	Existing (no change)	-	
BUILDING HEIGHT					
Allowable Building Height	14B-4-504.3	Type IIIA = 55' (R Occupancy, NS) Existing = 43'	Existing complies (no change)	Elevations	
NUMBER OF STORIES					
Allowable Number of Stories Above Grade Plane	14B-4-504.4	Type IIIA = 4 stories (R-2 Occupancy, NS) Existing = 3 stories	Existing complies (no change)	Elevations	
PROJECT DESCRIPTION					
Building Area - Basements	14B-4-506.1.3	Basements are NOT included in building area where the total area of such basements does NOT exceed the allowable building area for a one-story above grade plane building of the same occupancy and construction type	Basements are NOT included in building area	Plans	
CBC Building Area (sf)	14B-2-203	15,510		Plans	
Number of Dwelling Units	18		18 (no change)	Cover Sheet	
Special Uses	14B-Chapter 4	Dwelling Units / Sleeping Units			
Fire Protection and Life Safety	14B-Chapter 11	n/a - none			

Chicago Building Code (14B) 2019 Edition (Includes 05/2022 Supplements)

The following requirements are minimum requirements. More stringent requirements in the drawings and specifications apply

Issue	Chapter / Article	Ordinance Requirement	Actual	Location/ Sheet No.	Remarks
NEW CONSTRUCTION BUILDING REQUIREMENTS					
INCIDENTAL USES					
Main Occupancy Classification and Use	14B-3-310	main occupancy:	R-2 residential	-	R-2, one or more sleeping units or more than 3 DU (including live/work units), apartment houses, condos, co-ops, congregate living facilities (non-transient) w/ more than 16 occupants, townhouses
Incidental Uses - Area Limitations	14B-5-509.3	Max 10% of gross floor area of the primary occupancy = 1,551 SF	Mechanical Room = 786 SF Laundry Room = 264 SF	Plans	
Incidental Uses - Separation and Protection	14B-5-509.4	Rooms w/ boilers where largest piece of equipment is over 15 psi and 10 horsepower - 2hr fire barrier Laundry rooms over 100 sf - 1hr fire barrier	Existing complies (no change) Existing complies (no change)	Egress Plans	Where Table 509 specifies a fire resistance-rated separation, the incidental uses shall be separated from the remainder of the building by a fire barrier per 707 or a horizontal assembly per 711, or both.
AREA FACTOR INCREASE BASED ON FRONTAGE					
Amount of Area Factor Increase Due to Frontage	14B-4-506.3.3 Equation 5-5	P = perimeter of entire building (ft)	P = 500 ft	Site Plan	S = where a building is equipped throughout with an automatic sprinkler system in accordance per 903.3.1.1 (NFPA 13), S=2; and where a building is NOT equipped throughout with an automatic sprinkler system per 903.3.1.1 (NFPA 13) or 903.3.1.2 (NFPA 13R), S=1
		W = width of public way or yard (ft) per 506.3.2	W = 30 ft		
		F = building perimeter that fronts on a public way or yard having a min width of 20 ft	F = 330 ft		
		S = see remarks	S = 1		
		I _f = Area factor increase due to frontage I _f = (F/P)(W/30)(S)	I _f = 0.66		
ALLOWABLE AREA					
Allowable Area: Single-occupancy, one-story buildings	14B-4-506.2.1 Equation 5-1	A _t = tabular allowable area factor per 506.2 (NS)	A _t = 10,000		
		NS = tabular allowable area factor per 506.2 for non-sprinklered buildings (regardless if the building is sprinklered)	NS = 10,000		
Allowable Area: Single occupancy, multi-story buildings	14B-4-506.2.3 Equation 5-2	I _f = Area factor increase due to frontage (%) per 506.3	I _f = 0.66	Plans	No individual story shall exceed the allowable area (A _a) as determined by this equation using the value S _a = 1 No one story can be greater than the allowable area of a one-story building
		Allowable area of single-occupancy, one story building: A _a = A _t + (NS x I _f)	A _a = 16,600		
		A _t = tabular allowable area factor per 506.2 (NS, S1, S13 R or S13D as applicable) - Max per floor	A _t = 10,000		
		NS = tabular allowable area factor per 506.2 for non-sprinklered buildings (regardless if the building is sprinklered)	NS = 10,000		
		I _f = Area factor increase due to frontage (%) per 506.3	I _f = 0.66		
		S _a = Actual number of building stories above a grade plane not to exceed 3	S _a = 3		
		Allowable area of single-occupancy, multi-story buildings A _a = A _t + (NS x I _f) x S _a	A _a = 29,800		
		Actual building area =	15,510 GSF (no change)		
GROUP 1-1, R-1, R-1 thru R-4					
Groups 1-1, R-1 thru R-4 separation walls	14B-4-420.2	Walls shall be constructed as fire partitions in accordance with Section 708	Existing complies (no change)	Assemblies	See 'Fire Separation' below
Groups 1-1, R-1 thru R-4 horizontal assemblies	14B-4-420.3	Floors shall be constructed as horizontal assemblies per 711	Existing complies (no change)	Assemblies	See 'Fire Separation' below
Groups 1-1, R-1 thru R-4 automatic sprinkler system	14B-4-420.4	Group R occupancies shall be equipped throughout with an automatic sprinkler system req by 903.2.8; Quick-response or residential automatic sprinklers shall be installed in accordance with 903.3.2	Automatic sprinkler system not provided (no change) - see remarks	-	Alterations shall be done in a manner that maintains the level of fire protection provided (Level 1 Alteration - See Rehabilitation Code Matrix)
Groups 1-1, R-1 thru R-4 fire alarm systems and smoke alarms	14B-4-420.5	Fire alarm systems and smoke alarms shall be provided in Group 1-1, R-1 and R-2 occupancies; single- or multiple station smoke alarms shall be provided in groups 1-1, R-2 thru R-5	Single- or multiple station smoke alarms are provided	-	Installation per Section 907
Groups 1-1, R-1 thru R-4 portable fire extinguisher	14B-4-420.9.1	A portable fire extinguisher shall be provided within a 30' distance of travel from each domestic cooking appliance	To comply	Egress Plans	Installation per Section 906
FIRE SEPARATION					
Construction Classification - Primary Structural Frame	14B-6-601	III-A = 1 hr minimum (and per 704.10)	Existing complies (no change)	Assemblies	
Construction Classification - Exterior Bearing Walls	14B-6-601	III-A = 2 hr minimum (and per 602, 704.10)	Existing complies (no change)	Assemblies	Exterior load bearing walls must conform to the higher of the fire-resistance ratings specified in tables 601 and 602 Per 704.9, exterior load bearing structural members, such as columns or girders, must have the same fire-resistance rating required for exterior load-bearing walls. This may be more restrictive than table 601 or 602 Exterior nonbearing walls only need to comply with 602
Exterior Walls fire separation distance X<3	14B-6-602	III-A/R = 2 hr minimum	Existing complies (no change)		
Exterior Walls fire separation distance 3<X<5	14B-6-602	III-A/R = 1 hr minimum	Existing complies (no change)		
Exterior Walls fire separation distance 5<X<10	14B-6-602	III-A/R = 1 hr minimum	Existing complies (no change)		
Exterior Walls fire separation distance 10<X<30	14B-6-602	III-A/R = 1 hr minimum	Existing complies (no change)		
Exterior Walls fire separation distance X<30	14B-6-602	III-A/R = 0	Existing complies (no change)		
Construction Classification - Interior Bearing Walls	14B-6-601	III-A = 1 hr minimum	Existing complies (no change)		
Construction Classification - Interior Nonbearing Walls and Partitions	14B-6-601	III-A = 0	Existing complies (no change)	Assemblies	Not less than the fire-resistance rating required by other sections of this code
Construction Classification - Floor Construction and Associated Secondary Members	14B-6-601	III-A = 1 hr minimum	Existing complies (no change)		
Construction Classification - Roof Construction and Associated Secondary Members	14B-6-601	III-A = 30 min minimum	Existing complies (no change)		Type III-A: In buildings of exclusively Group R-2, R-3, R-4 or R-5 occupancy with no more than four stories above grade plane, the required fire-resistance rating of roof construction and associated secondary members shall be reduced to 30 minutes.
ALLOWABLE COMBUSTIBLE MATERIALS					
Exterior Walls - Openings		14B-7-705.8(2)	Unprotected (UP), Nonsprinklered (NS) Nonsprinklered includes NFPA 13R 5 ft or less than 5 ft = 25% Unprotected (UP), Nonsprinklered (NS) Nonsprinklered includes NFPA 13R 5 ft or greater = No Limit	Southwest Elevation - Existing complies (no change)	Elevations
Exterior Walls - Vertical Separation of Openings		14B-7-705.8.5	Rated Opening Protectives based on Vertical Separation of Openings	Existing complies (no change)	Elevations
Exterior Walls - Joints		14B-7-705.9	Joints	n/a - no change to joints in or between exterior walls	Elevations, Assemblies
Exterior Wall - Ducts and Air Transfer Openings		14B-7-705.10	Air Duct and Air Transfer Openings	n/a - no change to air duct or air transfer openings	Elevations, Mechanical Drawings
PENETRATIONS					
Penetrations into or thru fire walls, fire barriers, smoke barrier walls and fire partitions		14B-7-714.3	Penetrations that are not protected with dampers shall comply with 714.3 thru 714.4.3	n/a - no change to existing penetrations	assemblies
Penetrations of a floor, floor/ceiling assembly or the ceiling membrane of a roof/ceiling assembly		14B-7-714.5	Penetrations thru horizontal assemblies not protected with a shaft per 717.6 and not protected with fire dampers shall comply with 714.5 thru 714.6.2	n/a - no change to existing penetrations	assemblies
OPENING PROTECTIVES					
Opening Protectives - Fire-Rated Glazing		14B-7-716	Fire rated glazing shall comply with Section 716	To comply	Door Schedule
Opening Protectives - Door Assemblies in Corridors and Smoke Barriers		14B-7-716.1(2) 14B-7-716.2.2.1	20 min fire rating and tested in accordance with 716.2.2.1	To comply	Door Schedule
Ducts and Air Transfer Openings - Exterior Walls		14B-7-717.5.6	Duct and air transfer openings in fire-resistance-rated exterior walls required to have protected openings in accordance with Section 705.10 shall be protected with listed fire dampers installed in accordance with their listing	n/a - no change to air duct or air transfer openings	Elevations, Mechanical Drawings

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL

2024.02.02
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Code Matrix

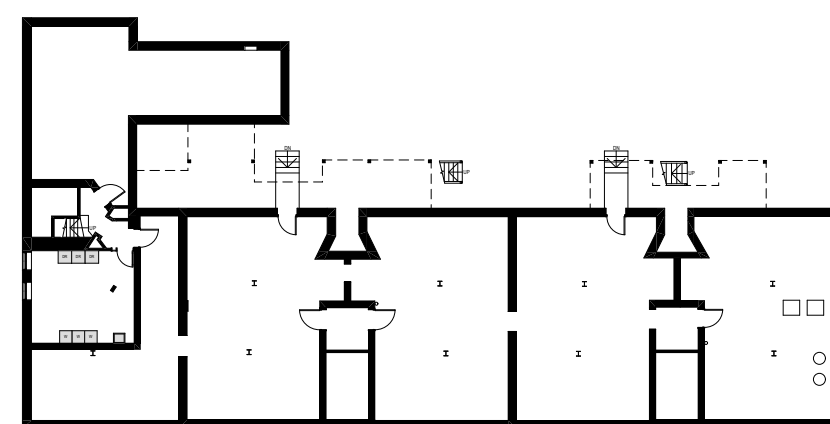
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System	Code	Description	Notes	Remarks	Code	Notes
Group R-2 Fire Alarm Systems	907.2.9	A manual fire alarm system that activates the occupant notification system in accordance with Section 907.5 shall be installed in Group R-2 occupancies where the building contains more than 16 dwelling or sleeping units	n/a	Fire alarm system not required in existing building meeting provisions in Title 14X (see Rehabilitation Matrix)		
Group R-2 Smoke Alarms	907.2.10.2	Single- or multiple-station smoke alarms shall be installed and maintained regardless of occupant load at all locations listed in remarks		1. On the ceiling or wall outside of and within 15 ft of each room used for sleeping purposes 2. In each room used for sleeping purposes 3. In each story within a dwelling unit, including basements but not including crawl spaces and uninhabitable attics 4. At the uppermost ceiling of each interior exit stairway		
Smoke Alarms - Installation near cooking appliances	907.2.10.3	Smoke alarms shall not be installed in the locations listed in remarks unless this would prevent placement of a smoke alarm in a location required by Section 907.10.2		1. Ionization smoke alarms shall not be installed less than 20 ft horizontally from a permanently installed cooking appliance 2. Ionization smoke alarms with an alarm-silencing switch shall not be installed less than 10 ft horizontally from a permanently installed cooking appliance 3. Photoelectric smoke alarms shall not be installed less than 6 ft horizontally from a permanently installed cooking appliance		
Smoke Alarms - Installation near bedrooms	907.2.10.4	Smoke alarms shall be installed not less than 3 feet horizontally from the door or opening of a bedroom that contains a bathtub or shower unless this would prevent placement of a smoke alarm required by Section 907.2.10.2				
Smoke Alarms - Interconnection	907.2.10.5	Where more than one smoke alarm is required to be installed within an individual dwelling unit or sleeping unit in Group R occupancies, the smoke alarms shall be interconnected in such a manner that the activation of one alarm will activate all of the alarms in the individual unit				
MEANS OF EGRESS						
Ceiling Height	14B-10-1003.2	Minimum 7'-6"	Existing complies - see remarks	Interior Elevations	Exceptions: 2. Ceilings of dwelling units within residential occupancies in accordance with Section 1207.2 4. Stair headroom in accordance with Section 1011.3 3. Door height in accordance with Section 1010.1.1	
Occupant Load	14B-10-1004	Cumulative Occupant Load	28 Occupants	Egress Plans		
Means of Egress Sizing - Stairways	14B-10-1005.3.1	Capacity Factor = 0.3 inch per occupant	Existing complies (no change)	Egress Plans		
Means of Egress Sizing - Other Means of Egress	14B-10-1005.3.2	Capacity Factor = 0.2 inch per occupant	Existing complies (no change)	Egress Plans		
Number of Exits and Exit Access Doorways	14B-10-1006.2.1	Spaces With One Exit or Exit Access Doorway: Max Occupant Load = 10 Max Common Path = 60 ft (without sprinkler system)	Existing complies (no change)	Egress Plans		
Exit and Exit Access Doorway Configuration	14B-10-1007.1.1	Exits shall be placed a distance apart equal to not less than one-half the length of the maximum overall diagonal dimension of the building area to be served (measured in a straight line between them)	Existing complies (no change)	Egress Plans	Exception 4: Where two exits are required from or within a dwelling unit, they shall be arranged remote from one another so as to minimize the change of both being blocked by smoke or fire	
Stairways - Area of Refuge	14B-10-1009.3.3	Stairways shall either incorporate an area of refuge within an enlarged floor-level landing or shall be accessed from an area of refuge complying with Section 1009.6	Existing complies - see remarks	Egress Plans	Exception 5: Areas of refuge are not required at stairways in Group R-2 occupancies.	
DOORS, RAMPS, STAIRWAYS, HANDRAILS, GUARDS						
Doors - Size	14B-10-1010.1.1	Min Clear Opening Width = 32 inches Min Clear Opening Height = 80 inches	Existing complies - see remarks	Door Schedule	The clear opening width of doorways with swinging doors shall be measured between the face of the door and the stop, with the door open 90 degrees Where a door opening includes two door leaves without a mullion, one leaf shall provide a minimum clear opening width of 32 inches The maximum width of a swinging door leaf shall be 48 inches Exceptions: 1. Within Group R-2 dwelling units that are not required to be an Accessible unit, Type A unit or Type B unit, the minimum clear opening width of an exit access doorway, other than the primary entrance to the unit, shall be 28 inches, and the minimum and maximum width shall not apply to door openings that are not part of the required means of egress 6. Door openings within a dwelling unit shall have a minimum clear opening height of 78 inches	
Doors - Direction of Swing	14B-10-1010.1.2.1	Doors shall swing in the direction of egress travel where serving a room or area containing an occupant load of 50 or more persons	Existing complies (no change)			
Doors - Landings	14B-10-1010.1.6	Landings shall have a width not less than the width of the stairway or the door, whichever is greater. Doors in the fully open position shall not reduce a required dimension by more than one-quarter its required width. Landings shall have a length measured in the direction of travel of not less than 44 inches	No change to existing landings - see remarks	Plans	Alterations shall be done in a manner that maintains the level of protection provided for the means of egress (Level 1 Alteration - See Rehabilitation Code Matrix)	
Doors - Arrangement	14B-10-1010.1.8	Space between two doors in a series shall be 48 inches minimum plus the width of a door swinging into the space. Doors in a series shall swing either in the same direction or away from the space between the doors	Existing complies - see remarks	Plans	Exception 3: Doors within individual dwelling units in Groups R-2 other than within Accessible units and Type A units	
Stairways, Ramps & Handrails	14B-10-1011 14B-10-1012 14B-10-1014	See floor plans and egress plans for compliance	No change to existing stairways or ramps - see remarks	Egress Plans	Alterations shall be done in a manner that maintains the level of protection provided for the means of egress (Level 1 Alteration - See Rehabilitation Code Matrix) Stairways serving a story or mezzanine with an occupant load of less than 50 shall have a width of not less than 36 inches	
Guards at Window Openings	14B-10-1015.8	Windows in Group R buildings where the top of the sill of an operable window opening is located less than 36 inches above the finished floor and more than 72 inches above the finished grade or other surface below on the exterior of the building	To comply - see remarks	Window Schedule	Per exception 4.2: In Group R-2 occupancies this section only applies where the top of the sill of an operable window opening is located less than 36 inches above the finished floor and more than 20 ft above the finished grade or other surface below on the exterior of the building.	
EXITING AND EGRESS						
Exit Access Travel Distance	14B-10-1017.2	Group R = 200 ft (without sprinkler system)	Existing complies (no change)	Egress Plans		
Interior Exit Stairways Termination	14B-10-1023.3	Interior exit stairways shall terminate at an exit discharge or public way	Existing complies (no change)	Egress Plans		
Stairway Identification Signs	14B-10-1023.9	A sign shall be provided at each floor landing in an interior exit stairway connecting more than three stories, located 5 ft above the floor landing in a position that is readily visible when the doors are in the open and closed positions, and in accordance with 1023.9	To comply			
Exit Discharge	14B-10-1028	Exits shall discharge directly to the exterior of the building. The exit discharge shall be at grade or shall provide a direct path of egress travel to grade. The exit discharge shall not reenter a building.	Existing complies (no change)	Egress Plans		
INTERIOR ENVIRONMENT						
Roof Ventilation	14B-12-1202.2	1/150 at pitched roofs and not required at flat roofs	n/a - no change		flat roofs comply with all conditions noted in 1202.3	
Natural Ventilation & Light	14B-12-1202.5 14B-12-1204.2	Ventilation Area = 4% of floor area Net Glazed Area = 8% of floor area	Existing complies (no change)	Light & Vent Schedule		
Minimum Room Dimensions	14B-12-1207.1	Kitchens shall have a clear passageway of not less than 3 ft between counter fronts and appliances or counter fronts and walls	Existing complies - see remarks	Plans	Exception: Within a dwelling unit having a net floor area not exceeding 700 square ft and not required to be an Accessible unit, Type A unit, Type B unit or Type C unit, a clear working space of not less than 30 inches shall be provided	
Minimum Ceiling Heights	14B-12-1207.2	Occupiable spaces and corridors shall have a ceiling height of not less than 7'-0" AFF	Existing complies (no change)	Interior Elevations	Exception 2: Within a dwelling unit or sleeping unit in a Group R occupancy, habitable spaces and hallways shall have a ceiling height of not less than 7'-0" AFF. Bathrooms, toilet rooms and laundry rooms shall have a ceiling height of not less than 6'-8" AFF	
Room Area	14B-12-1207.3	Dwelling Units: Largest room = min 120 SF Dining spaces = min 60 SF Habitable spaces = min 70 SF	Existing complies (no change)	Plans	Where a single room is provided for cooking, dining and living purposes, it shall have a net floor area of not less than 180 SF	

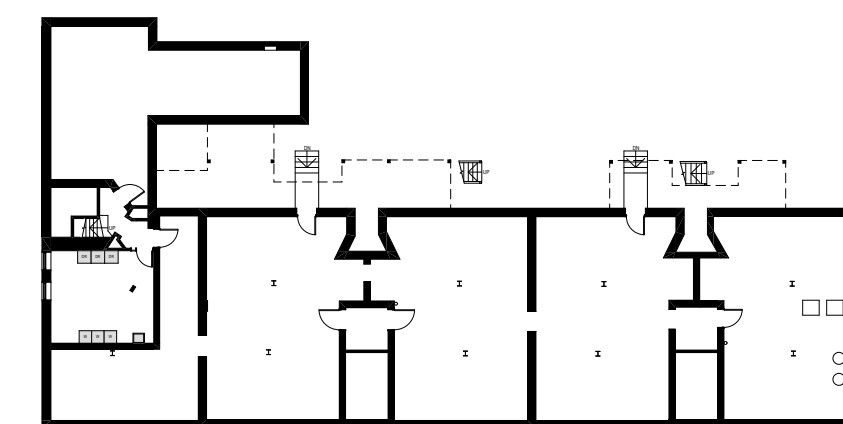
Chicago Rehabilitation Code (14R) 2019 Edition (Includes 05/2022 Supplements)

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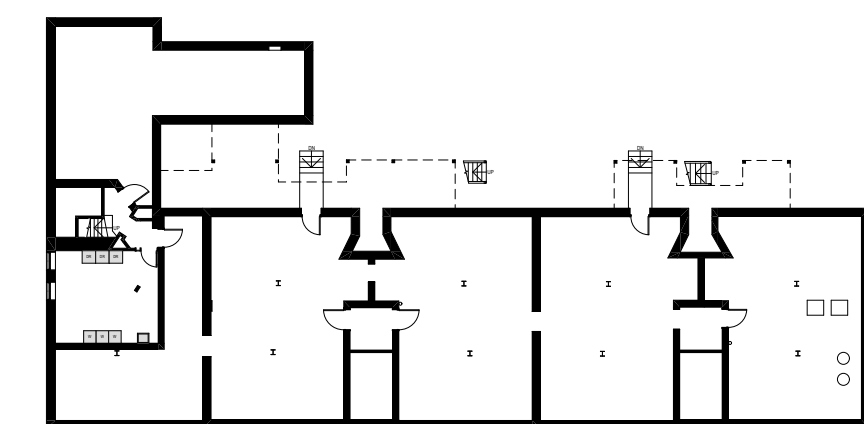
Issue	Chapter / Article	Ordinance Requirement	Actual	Location/ Sheet No.	Remarks
REHABILITATION BUILDING REQUIREMENTS					
Defining Scope of Work	14R-3-301	Repairs, Alterations, Additions or Change in Occupancy	Project is an Alteration complying with the Work Area Compliance Method per Chapter 6-12	-	Alteration work falls under Work Area Method Level 1
Fire Limits	14R-1-101.7	No existing building located within the fire limits, as defined in Appendix D of the CBC, shall be increased in building height or building area unless it is of a type of construction allowed for new buildings within the fire limits	n/a - no change	-	
Existing, New, and Replacement Materials	14R-3-302.4 14R-3-302.5	Materials already in use in a building in compliance with requirements or approvals in effect at the time of their erection or installation shall be allowed to remain in use unless determined by the building official to be hazardous.	n/a - no change	-	Except as otherwise required or allowed by this code, materials allowed by the applicable code for new construction shall be used. Like materials shall be allowed for repairs and alterations, provided that unsafe conditions are not created. Hazardous materials shall not be used where the code for new construction would not allow their use in buildings of similar occupancy, purpose and location.
Accessibility	14R-3-305	Maintenance, change of occupancy, additions, and alterations to existing buildings, including those identified as historic buildings shall comply with Sections 305.1 thru 305.9 of this code	To comply - see remarks	Accessible Distribution, Plans, Interior Elevations	Alteration work will comply with accessibility requirements except where technically infeasible
Accessibility - Alterations	14R-3-305.6	A facility that is altered shall comply with the applicable provisions in Chapter 11 of the CBC, unless technically infeasible. Where compliance with this section is technically infeasible, the alteration shall provide access to the maximum extent technically feasible	To comply - see remarks	Enlarged Plans, Interior Elevations	Exception 4: Type B units required by Section 1107 are not required to be provided in existing buildings and facilities built for first occupancy before March 14, 1991, undergoing alterations or change of occupancy.
Accessibility - Alterations Affecting an Area Containing a Primary Function	14R-3-305.7	Where an alteration affects the accessibility to, or contains an area of primary function, the route to the primary function area shall be accessible. The accessible route to the primary function area shall include toilet facilities and drinking fountains serving the area of primary function	To comply - see remarks	Enlarged Plans, Interior Elevations	Alteration work will comply with accessibility requirements except where technically infeasible
Alterations - Entrances	14R-3-305.8.1	Where an alteration includes alterations to an entrance that is not accessible, and the facility has an accessible entrance, the altered entrance is not required to be accessible unless required by Section 305.7 of this code	n/a - no change	-	Signs complying with Section 1111 of the CBC shall be provided
Alterations - Accessible Dwelling or Sleeping Units	14R-3-305.8.6	Where Group I-1, I-2, I-3, R-1, R-2 or R-4 dwelling units or sleeping units are being altered or added, the requirements of Section 1107 of the CBC for Accessible units apply only to the quantity units being altered or added	To comply - see remarks	Accessible Distribution	Alteration work will comply with accessibility requirements except where technically infeasible
Alterations - Type A Dwelling or Sleeping Units	14R-3-305.8.7	Where more than 20 Group R-2 dwelling units or sleeping units are being altered or added, the requirements of Section 1107 of the CBC for Type A units apply only to the quantity of spaces being added	n/a - no change to quantity of dwelling units	-	
Alterations - Type B Dwelling or Sleeping Units	14R-3-305.8.8	Where four or more Group I-1, I-2, R-1, R-2, R-3 or R-4 dwelling units or sleeping units are being added, the requirements of Section 1107 of the CBC for Type B units apply only to the quantity of units being added. Where Group I-1, I-2, R-1, R-2, R-3 or R-4 dwelling units or sleeping units are being altered and where the work area is greater than 50 % of the building area, the requirements of Section 1107 for Type B units apply only to the quantity of units being altered.	n/a - no change to quantity of dwelling units - work area is less than 50% of building area	-	Per 305.6.4: Type B units required by Section 1107 of the CBC are not required to be provided in existing buildings and facilities built for first occupancy before March 14, 1991, undergoing alterations or change of use
Alterations - Thresholds	14R-3-305.8.14	The maximum height of thresholds at doorways shall be 3/4 inch. Such thresholds shall have beveled edges on each side	Existing complies - no change	Plans, Door Schedule	
Reroofing	14R-3-306.1	Materials and methods of application used for roof recover and roof replacement shall comply with the requirements of Chapter 15 of the CBC. Roof repair not exceeding 25 % of the surface area of an existing roof may comply with Chapter 4 of this code.	To comply	Roof Plan	Select if exception(s) is taken
Roof Recovering	14R-3-306.3.1	The installation of a new roof covering over an existing roof covering shall be allowed where any of the following conditions occur: Option 1: The new roof covering is installed in accordance with the roof covering manufacturer's instructions	To comply	Roof Plan	
Repairs - Scope	14R-4-401.1	Repairs shall comply with the requirements of this chapter. Repairs to historic buildings need only comply with Chapter 12.	To comply	-	The work shall not make the building less compliant than it was before the repair was undertaken
Repairs - Glazing in Hazardous Locations	14R-4-402.1	Replacement glazing in hazardous locations, as specified in Section 2406.4 of the CBC shall comply with the safety glazing requirements of the CBC	To comply	Door Schedule	
Repairs - Fire Protection	14R-4-403.1	Repairs shall be done in a manner that maintains the level of fire protection provided	To comply	Egress Plans	
Repairs - Means of Egress	14R-4-404.1	Repairs shall be done in a manner that maintains the level of protection provided for the means of egress	To comply	Egress Plans	
Repairs - Electrical Materials	14R-4-406.1	Existing electrical wiring and equipment undergoing repair shall be allowed to be repaired or replaced with like material	To comply	Electrical Drawings	1. Replacement of electrical receptacles shall comply with the applicable requirements of Section 406.4(D) of Chicago Electrical Code 2. Plug fuses of the Edison-base type shall be used for replacements only where there is no evidence of over fusing or tampering per applicable requirements of Section 240.51(B) of Chicago Electrical Code
Repairs - Plumbing	14R-4-408.1	Plumbing materials and supplies shall not be used for repairs that are prohibited in the Chicago Plumbing Code	To comply	Plumbing Drawings	The maximum water consumption flow rates and quantities for all replaced water closets shall be 1.6 gallons per flushing cycle
Repairs - Light and Ventilation	14R-4-409	Existing means of providing natural light and ventilation in occupancies where provisions for natural light and ventilation are required by the CBC undergoing repair shall not make the building less complying than it was before the damage occurred.	To comply	Light & Vent Schedule	



5 2BR Plan (1A)
SCALE: 1/32" = 1'-0"



4 2BR Plan (1A)
SCALE: 1/32" = 1'-0"



3 2BR Plan (1A)
SCALE: 1/32" = 1'-0"

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02
2024.01.03

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p 312-938-9100
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Heart of Uptown Apartments

900 W Windsor Ave
Chicago, IL 60640

2218A

Code Matrix

A-002b

CLASSIFICATION OF WORK	ALTERNATION - LEVEL 1 (ALSO APPLIES TO LEVELS 2 & 3)	ALTERNATION - LEVEL 2 (ALSO APPLIES TO LEVELS 3)
Classification of Work Alteration - Level 1	14R-6-602	Level 1 alterations shall comply with the provisions of Chapter 7 of this code
Alteration - Level 1 (applies to Level 2 and Level 3)	14R-7-701	An existing building or portion thereof shall not be altered such that the building becomes less safe than its existing condition
Alteration - Level 1 Interior Finishes	14R-7-702.1	Newly installed interior wall and ceiling finishes shall comply with Chapter 8 of the CBC
Alteration - Level 1 Window Opening Control Devices On Replacement Windows	14R-7-702.4	In Group R buildings containing dwelling units or sleeping units, window opening control devices complying with ASTM F2090 shall be installed where an existing window is replaced (see remarks)
Alteration - Level 1 Materials and Methods	14R-7-702.6	New work shall comply with the materials and methods requirements in the Chicago Construction Codes
Alteration - Level 1 Fire Protection	14R-7-703.1	Alterations shall be done in a manner that maintains the level of fire protection provided
Alteration - Level 1 Means of Egress	14R-7-704	Alterations shall be done in a manner that maintains the level of protection provided for the means of egress
Alteration - Level 1 Reroofing	14R-7-705	Alterations to a roof shall comply with Section 306 of this code
Alteration - Level 1 Energy Conservation	14R-7-707	The alterations shall conform to the energy requirements of the Chicago Energy Conservation Code
Alteration - Level 2	14R-8-801	In addition to the requirements of Chapter 8 of this code, all work shall comply with the requirements of Chapter 7 of this code. New construction elements, components, systems, and spaces shall comply with the requirements of the CBC
Alteration - Level 2 Building Elements and Materials - Vertical Opening	14R-8-802.2.1	Existing interior vertical openings connecting two or more stories shall be enclosed with assemblies having a fire rating of not less than 1 hour with opening protectives
Alteration - Level 2 Building Elements and Materials - Supplemental Shaft and Floor Opening Enclosure Requirements	14R-8-802.2.2	Where the work area on any story exceeds 50% of the floor area, the enclosure requirements of Section 802.2 shall apply to vertical openings other than stairways throughout the story
Alteration - Level 2 Building Elements and Materials - Supplemental Stairway Enclosure Requirements	14R-8-802.2.3	Where the work area on any story exceeds 50% of the floor area, stairways that are part of the means of egress serving the work area shall, at a minimum, be enclosed with smoke-tight construction on the highest work area story and all stories below
Alteration - Level 2 Interior Finishes	14R-8-802.4	The interior finish of walls and ceilings in exits & corridors in any work area shall comply with the requirements of the CBC. When the work area on any story exceeds 50% of the floor area, Section 802.4 shall apply to the interior finish in exits and corridors serving the work area throughout the story.
Alteration - Level 2 Guards	14R-8-802.5	In work areas, every portion of a floor, such as a balcony or a loading dock, that is more than 30 inches above the floor or grade below and is not provided with guards, or those in which the existing guards are judged to be in danger of collapsing, shall be provided with guards
Alteration - Level 2 Fire Protection - Automatic Sprinkler Groups A, B, E, F-1, H, I, M, R-1, R-2, S-1, and S-2)	14R-8-803.2.2	In the occupancies noted, work areas that have exits or corridors shared by more than one tenant or that have exits or corridors serving an occupant load greater than 30 shall be provided with automatic sprinkler protection where the work area is required to be provided with automatic sprinkler protection in accordance with the CBC as applicable to new construction, and the work area exceeds 50% of the floor area
Alteration - Level 2 Fire Protection - Standpipes	14R-8-803.3	Where the work area includes exits or corridors shared by more than one tenant (see 901.2 for Alterations Level 3) and the finished floor is located more than 50 feet above or below grade plane, a standpipe system shall be provided. Standpipe systems shall be installed in accordance with the CBC
Alteration - Level 2 Fire Protection - Fire Alarm and Detection	14R-8-803.4	A fire alarm system shall be installed in accordance with Sections 803.4.1 through 803.4.3. Where automatic sprinkler protection is provided per 803.2 and is connected to the building fire alarm system, automatic heat detection shall not be required. An automatic fire detection system shall be installed in accordance with the provisions of this code and NFPA 72. The automatic fire detectors shall be smoke detectors, except that an alternative type of detector shall be installed in spaces such as boiler rooms, where products of combustion are present during normal operation in sufficient quantity to actuate a smoke detector
Alteration - Level 2 Carbon Monoxide Detection	14R-8-804.1	Any work area shall be equipped with carbon monoxide alarms in accordance with Section 504.9 of the Chicago Minimum Requirements for Existing Buildings
Alteration - Level 2 Electrical - Residential Occupancies	14R-8-807.3	In Group R-2 thru R-5 occupancies, work areas located within a dwelling unit shall comply with Article 570 of the Chicago Electrical Code, regardless of the height of the building
Alteration - Level 2 Energy Conservation	14R-8-810.1	The alterations shall conform to the energy requirements of the Chicago Energy Conservation Code

CLASSIFICATION OF WORK	ALTERNATION - LEVEL 1 (ALSO APPLIES TO LEVELS 2 & 3)	ALTERNATION - LEVEL 2 (ALSO APPLIES TO LEVELS 2 & 3)
Alteration - Level 2 Means of Egress - More than one Tenant	14R-8-805	The requirements of this section shall be limited to work areas that include exits or corridors shared by more than one tenant (see 901.2 for Alterations Level 3) and where specified they shall apply throughout the story on which the work areas are located or otherwise beyond the work area
Alteration - Level 2 Means of Egress - Number of Exits	14R-8-805.3.1	Every story utilized for human occupancy on which there is a work area that includes exits or corridors shared by more than one tenant (see 901.2 for Alterations Level 3) within the work area shall be provided with the minimum number of exits based on the occupancy and the occupant load in accordance with the CBC. In addition, the exits shall comply with Sections 805.3.1.1 and 805.3.1.2.
Alteration - Level 2 Means of Egress - Egress Doorways	14R-8-805.4.1	In any work area, all rooms and spaces having an occupant load greater than 50 or in which the common path of egress travel exceeds 75 feet shall have not fewer than two egress doorways
Alteration - Level 2 Means of Egress - Exit Door Swing	14R-8-805.4.2	In the work area and in the egress path from any work area to the exit discharge, all egress doors serving an occupant load greater than 50 shall swing in the direction of exit travel
Alteration - Level 2 Means of Egress - Supplemental Requirements for Door Swing	14R-8-805.4.2.1	Where the work area exceeds 50% of the floor area of the story, door swing shall comply with Section 805.4.2 throughout the story
Alteration - Level 2 Means of Egress - Door Closing	14R-8-805.4.3	In any work area, all doors opening onto an exit passageway or an exit stairway shall be self-closing or automatic-closing by listed closing devices
Alteration - Level 2 Means of Egress - Supplemental Requirements for Door Closing	14R-8-805.4.3.1	Where the work area exceeds 50% of the floor area of a story, door closers shall comply with Section 805.4.3 throughout the exit stairway from that story to, and including, the level of exit discharge
Alteration - Level 2 Means of Egress - Corridor Doors	14R-8-805.5.1	Corridor doors in the work area shall not be constructed of hollow core wood and shall not contain louvers. Dwelling unit or sleeping unit corridor doors in work areas in buildings of Groups R and I-1 shall be not less than 1 3/8-inch solid core wood or approved equivalent and shall not have any glass panels. Dwelling unit or sleeping unit corridor doors in work areas in buildings of Groups R and I-1 shall be equipped with door closers. Replacement doors shall be 1 3/4-inch solid bonded wood core or approved equivalent
Alteration - Level 2 Means of Egress - Transoms in Corridors	14R-8-805.5.2	In all buildings of Group I-1, I-2, and R occupancies, all transoms in fire rated corridor walls in work areas shall be either glazed with 1/4-inch wired glass set in metal frames or other glazing assemblies having a fire protection rating as required for the door and permanently secured in the closed position or sealed with materials consistent with the corridor construction
Alteration - Level 2 Means of Egress - Dead-end Corridors	14R-8-805.6	Dead-end corridors in any work area shall not exceed 35 feet
Alteration - Level 2 Means of Egress - Lighting	14R-8-805.7.1	Means of egress in all work areas shall be provided with artificial lighting per the CBC and Chicago Electrical Code
Alteration - Level 2 Means of Egress - Supplemental Requirements for Lighting	14R-8-805.7.2	Where the work area on any story exceeds 50% of the floor area, means of egress throughout the story shall comply with Section 805.7.1
Alteration - Level 2 Means of Egress - Exit Signs	14R-8-805.8	Means of egress in all work areas shall be provided with exit signs per CBC
Alteration - Level 2 Means of Egress - Supplemental Requirements for Exit Signs	14R-8-805.8.1	Where the work area on any story exceeds 50% of the floor area, means of egress throughout the story shall comply with Section 805.8.1
Alteration - Level 2 Means of Egress - Handrails	14R-8-805.9	Every stairway that is part of the required means of egress for the highest work area story to, and including the level of exit discharge, that has three or more risers and is not provided with at least one handrail, or in which the existing handrails are judged to be in danger of collapsing, shall be provided with handrails for the full length of the stairway on not fewer than one side. Stairways with a required egress width of more than 66 inches shall have handrails on both sides
Alteration - Level 2 Means of Egress - Refuge Area and Horizontal Exits	14R-8-805.10	Where alterations affect the configuration of an area utilized as a refuge area, the capacity of the refuge area shall not be reduced. The required capacity of the refuge area for horizontal exits per 1026.4 of the CBC shall be maintained
Alteration - Level 2 Means of Egress - Guards	14R-8-805.11	Guards from the highest work area story to, and including, the level of exit discharge but shall be confined to the egress path of any work area. Every open portion of a stairway, landing, or balcony that is more than 30 inches above the floor or grade below and is not provided with guards, or those portions in which existing guards are judged to be in danger of collapsing, shall be provided with guards
Alteration - Level 2 Means of Egress - Stairways	14R-8-805.12	Existing stairways and extensions of existing stairways shall not be required to comply with the requirements of Section 1011 of the CBC where the existing space and construction does not allow a reduction in pitch or slope. Existing stairways shall be allowed to be rebuilt without complying with the requirements of Section 1011 of the CBC where the existing space and construction does not allow a reduction in pitch or slope

ALTERATION - LEVEL 2 ONLY IF MORE THAN 1 TENANT (ALSO APPLIES TO ALL LEVELS ALTERATIONS)

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL

2024.02.02

2024.01.03

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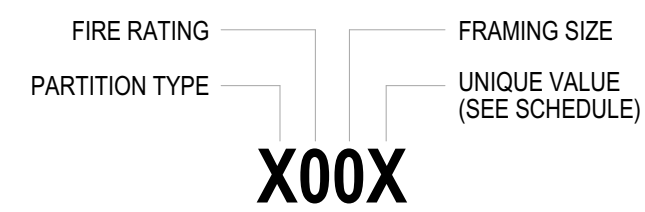
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2218A

Code Matrix

A-002c

PARTITION TYPE NAMING CONVENTION



- FIRE RATING**
 0 = NOT RATED
 1 = 1 HOUR RATED
 2 = 2 HOUR RATED
 3 = 3 HOUR RATED
 4 = 4 HOUR RATED
 P = PARTIAL HEIGHT WALL, SEE DETAILS FOR HEIGHT (NOT RATED)
 X = REFER TO STRUCTURAL
- FRAMING SIZE**
 0 = MULTI-WYTHE BRICK
 1 = SINGLE-WYTHE BRICK
 2 = NOT USED
 3 = 3-1/2" OR 3-5/8" STUD
 4 = 2 X 4
 6 = 2 X 6
 7 = NOT USED
 8 = 8" CMU

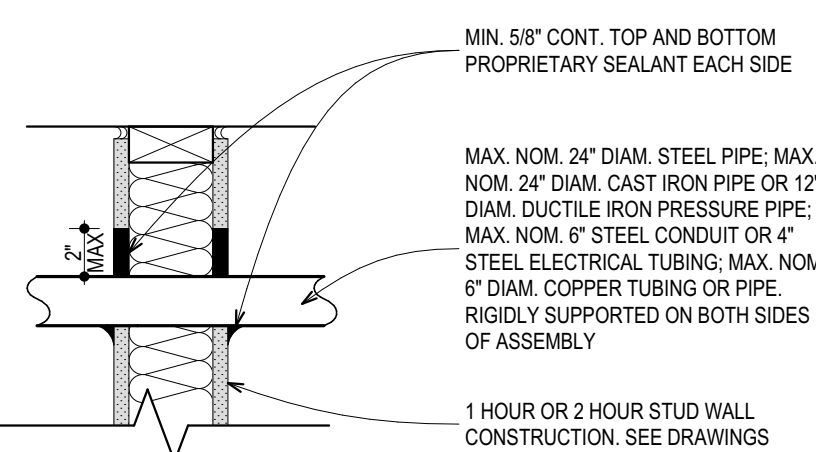
- PARTITION TYPE**
 B = BRICK
 C = CHASE
 G = GYPSUM
 M = MASONRY (CMU)
 P = CONCRETE
 S = SHAFT
 U = UNIQUE

TYPICAL ASSEMBLY NOTES

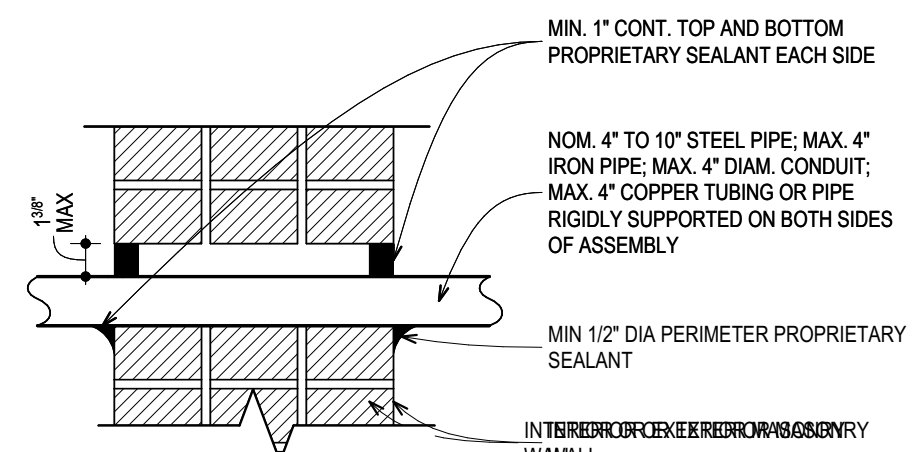
THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY:

- REFER TO REFERENCED FIRE RATING STANDARDS AND DIRECTORIES FOR ADDITIONAL CONSTRUCTION, MATERIAL, AND MANUFACTURER REQUIREMENTS. PROVIDE FIRE SEALANT AND DAMPERS AS REQUIRED PER THE REFERENCED STANDARDS. WHERE THE WORD "PROPRIETARY" APPEARS IN SYSTEM DESCRIPTIONS, EITHER THE SYSTEM OR ONE OR MORE OF ITS COMPONENTS IS CONSIDERED "PROPRIETARY." EACH "PROPRIETARY" SYSTEM SHALL BE BUILT UTILIZING THE COMPONENTS SPECIFIED BY THE COMPANY OR COMPANIES LISTED UNDER THE DETAILED DESCRIPTION FOR THAT SYSTEM IN THE REFERENCED DIRECTORIES.
- INSULATION AND SOUND ATTENUATION SHALL BE INSTALLED IN THE ENTIRE LENGTH AND HEIGHT OF WALL, FLOOR, OR ROOF UNLESS INDICATED OTHERWISE. INSULATION AND ATTENUATION SHALL BE CONTINUOUS AND UNINTERRUPTED WITHIN CAVITIES. DO NOT COMPRESS INSULATION SMALLER THAN THE CAVITY SPACE.
- THERMAL AND ACOUSTICAL INSULATION (OTHER THAN FOAM PLASTICS) IS PERMITTED IF THE FLAME SPREAD INDEX IS NOT MORE THAN 25 AND A SMOKE DEVELOPED RATING OF NOT MORE THAN 450, UNLESS NOTED OTHERWISE.
- INSTALL FIRESTOPPING TO CUT OFF CONCEALED DRAFT OPENINGS AND FORM FIRE BARRIERS VERTICALLY AND HORIZONTALLY. FIRESTOPPING SHALL BE NONCOMBUSTIBLE.
- MAINTAIN FIRE RATING OF ASSEMBLIES AND PROVIDE A CONTINUOUS AND SEALED SOLID SURFACE BEHIND ALL WALLS ADJOINING PORCH ROOFS AND SOFFITS BELOW UNCONDITIONED ROOFS.
- IMPLEMENT ADVANCED FRAMING TECHNIQUES:
 - NO MORE THAN 5% OF STUDS MAY LACK AN APPARENT STRUCTURAL PURPOSE
 - ALL CORNERS SHALL BE CONSTRUCTED SO THEY ALLOW FOR A MIN. R-6 TO THE EXTERIOR WALL SHEATHING
 - ALL HEADERS SHALL BE CONSTRUCTED SO THEY ALLOW FOR MIN. R-13 INSULATION
 - FRAMING SHALL BE LIMITED AT ALL WINDOWS AND DOORS
 - ALL INTERIOR / EXTERIOR WALL INTERSECTIONS SHALL BE INSULATED TO THE SAME R-VALUE AS THE REST OF THE EXTERIOR WALL
- WHERE THERE IS AN ACCESSIBLE CONCEALED FLOOR, FLOOR-CEILING OR ATTIC SPACE AND WITHIN MECHANICAL AND ELEC ROOMS, FIRE WALLS, FIRE BARRIERS, FIRE PARTITIONS, SMOKE BARRIERS AND SMOKE PARTITIONS OR ANY OTHER WALL REQUIRED TO HAVE PROTECTED OPENINGS OR PENETRATIONS SHALL BE EFFECTIVELY AND PERMANENTLY IDENTIFIED BY SIGNS OR STENCILING AND BE LOCATED WITHIN 15' OF THE END WALL AND AT INTERVALS NOT EXCEEDING 30 FEET MEASURED HORIZONTALLY ALONG THE PARTITION AND INCLUDE LETTERING NOT LESS THAN 3-INCHES IN HEIGHT W/ MIN 3/8-INCH STROKE IN A CONTRASTING COLOR.
- NOT USED
- NOT USED
- ALL NON-BEARING METAL STUDS SHALL HAVE DEFLECTION / SLIP CONNECTIONS TO ALLOW FOR VERTICAL MOVEMENT OF THE STUDS. DRYWALL SHALL BE ATTACHED TO STUDS, NOT TO TOP TRACKS / RUNNERS THEMSELVES
- PROVIDE KICKERS AND LATERAL BRACING FOR STUD SUPPORT AS REQUIRED PER MANUFACTURER'S REQUIREMENTS.
- SEAL ALL WALL, FLOOR AND JOINT PENETRATIONS TO PREVENT PEST ENTRY. USE RODENT AND CORROSION-PROOF SCREENS (E.G., COPPER OR STAINLESS STEEL MESH OR RIGID METAL) FOR OPENINGS GREATER THAN 1/4-INCH. SEAL ALL ENTRY POINTS INCLUDING AREAS AROUND KITCHEN AND BATHROOM SINKS.
- MAINTENANCE INSTRUCTIONS SHALL BE FURNISHED FOR EQUIPMENT AND SYSTEMS AS DEFINED BY THE IECC.
- A PERMANENT CERTIFICATE LISTING ALL ENERGY EFFICIENT MATERIALS AND EQUIPMENT VALUES AS REQUIRED BY THE IECC SHALL BE POSTED ON OR IN THE ELECTRICAL PANEL.
- ELECTRICAL DEVICES ON OPPOSITE SIDES OF FIRE RATED WALLS AND PARTITIONS SHALL BE IN SEPARATE STUD CAVITIES AND SHALL BE SEPARATED BY A MINIMUM HORIZONTAL DISTANCE OF 24". JUNCTION BOXES SHALL BE AIRTIGHT AND SEALED.
- USE NON-PAPER FACED BACKING MATERIALS SUCH AS CEMENT BOARD OR FIBER CEMENT BOARD AT TUBSHOWER SURROUNDS AND UNDER CERAMIC OR PORCELAIN TILE FLOORING. USE MOISTURE RESISTANT GREEN BOARD AT REMAINING BATHROOM WALLS AND CEILINGS, KITCHEN WET WALLS, ALL WALLS AND CEILING RECEIVING EPOXY PAINT AND AT WALLS WITHIN 5'-0" OF PLUMBING FIXTURES.
- ANY INSULATION INSTALLED AS PART OF THE REHAB SHALL ACHIEVE GRADE I INSTALLATION QUALITY PER ANSI/RESNETIC STD. 301. GRADE II INSTALLATION QUALITY CAVITY INSULATION IS PERMITTED FOR ASSEMBLIES THAT CONTAIN A LAYER OF CONTINUOUS, AIR IMPERMEABLE INSULATION ≥ R-5. GRADE II INSTALLATION QUALITY BATTS ARE PERMITTED IN FLOORS PROVIDED THEY FILL THE FULL WIDTH AND DEPTH OF THE FLOOR CAVITY AND THE ONLY DEFECT PREVENTING THE INSULATION FROM ACHIEVING GRADE I INSTALLATION QUALITY IS COMPRESSION CAUSED BY EXCESS INSULATION, AND PROVIDED THE R-VALUE OF THE BATTS HAS BEEN APPROPRIATELY ASSESSED BASED ON MANUFACTURER GUIDANCE.

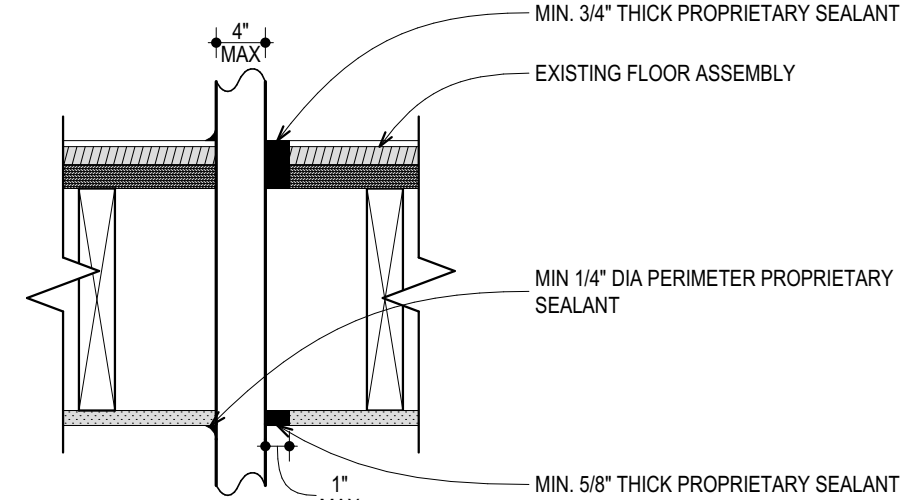
EXISTING ASSEMBLIES FOR REFERENCE ONLY



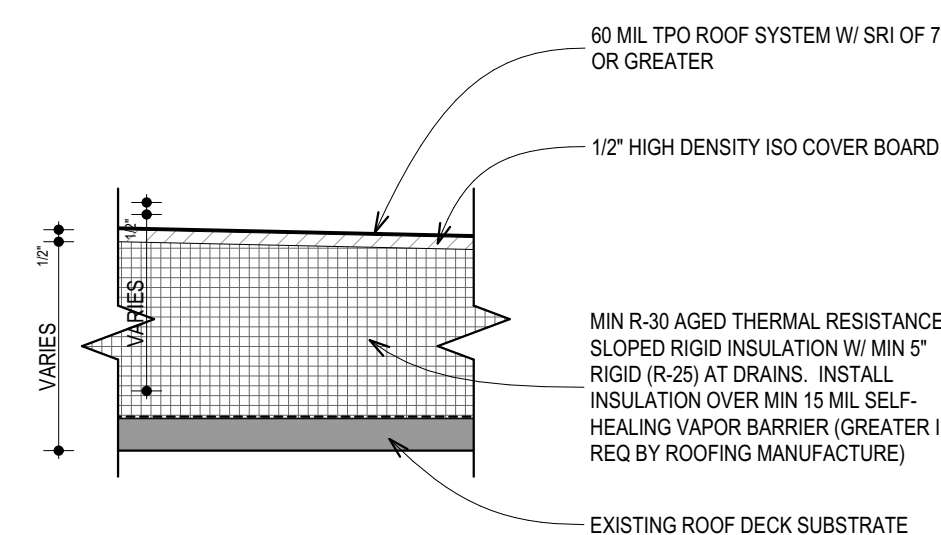
FS1 FIRE STOP SYSTEM FOR ALL 1 HR & 2 HR WOOD FRAME WALLS
 F RATING - 1 & 2 HR T RATING - 0 HR
 UL DES W-L-1146



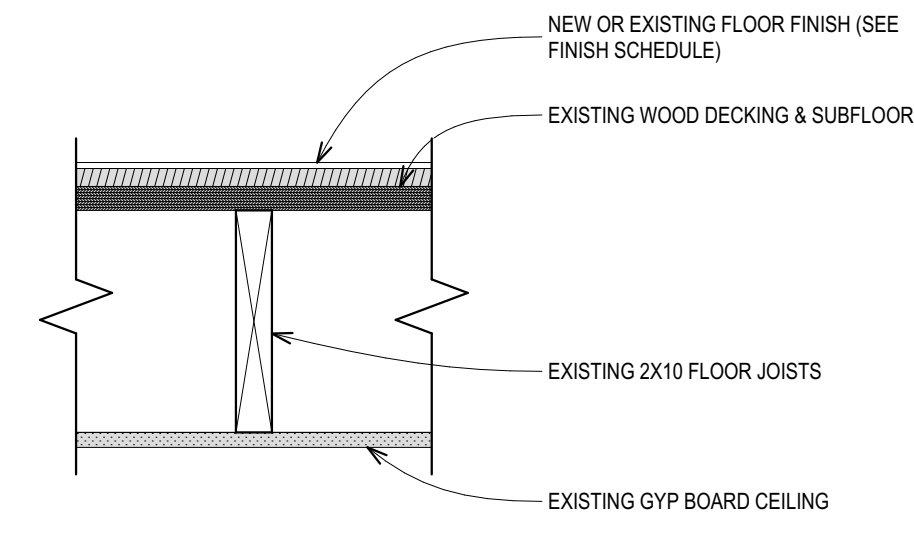
FS2 FIRE STOP SYSTEM FOR ALL MASONRY WALLS
 F RATING - 1, 2, 3, & 4 HR T RATING - 0 HR
 UL DES W-J-1063



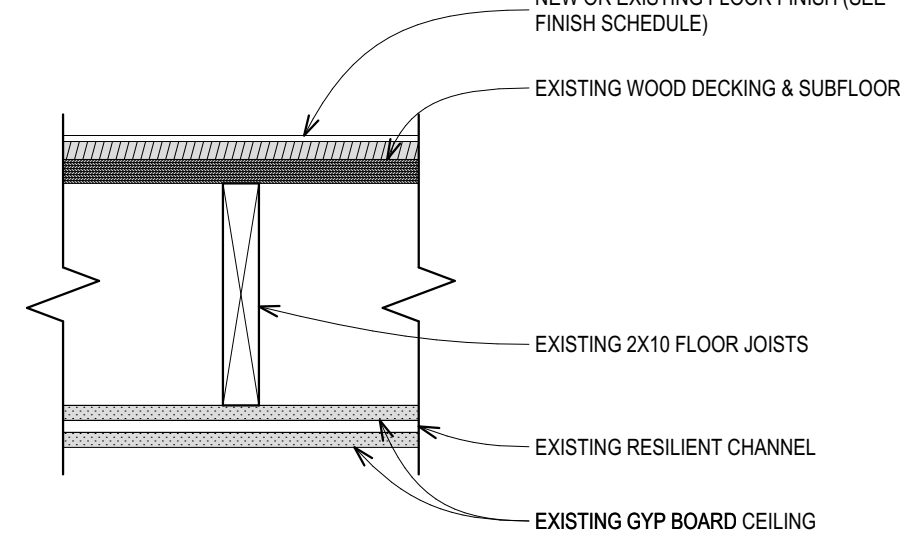
FS3 FIRE STOP SYSTEM FOR ALL WOOD FRAME FLOORS/ROOF
 F RATING - 1 & 2 HR T RATING - 1 HR
 UL DES W-J-1063



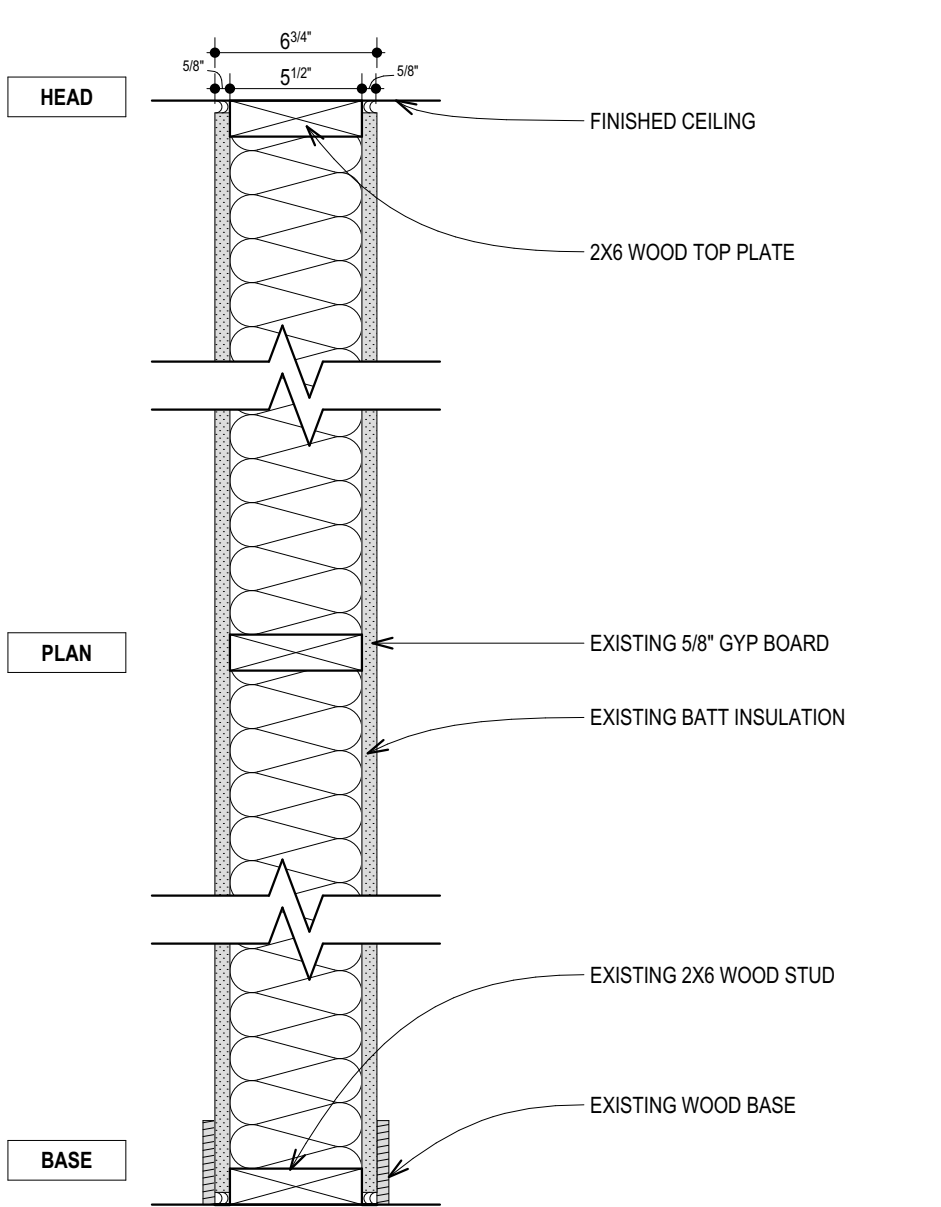
R1 ROOF ASSEMBLY



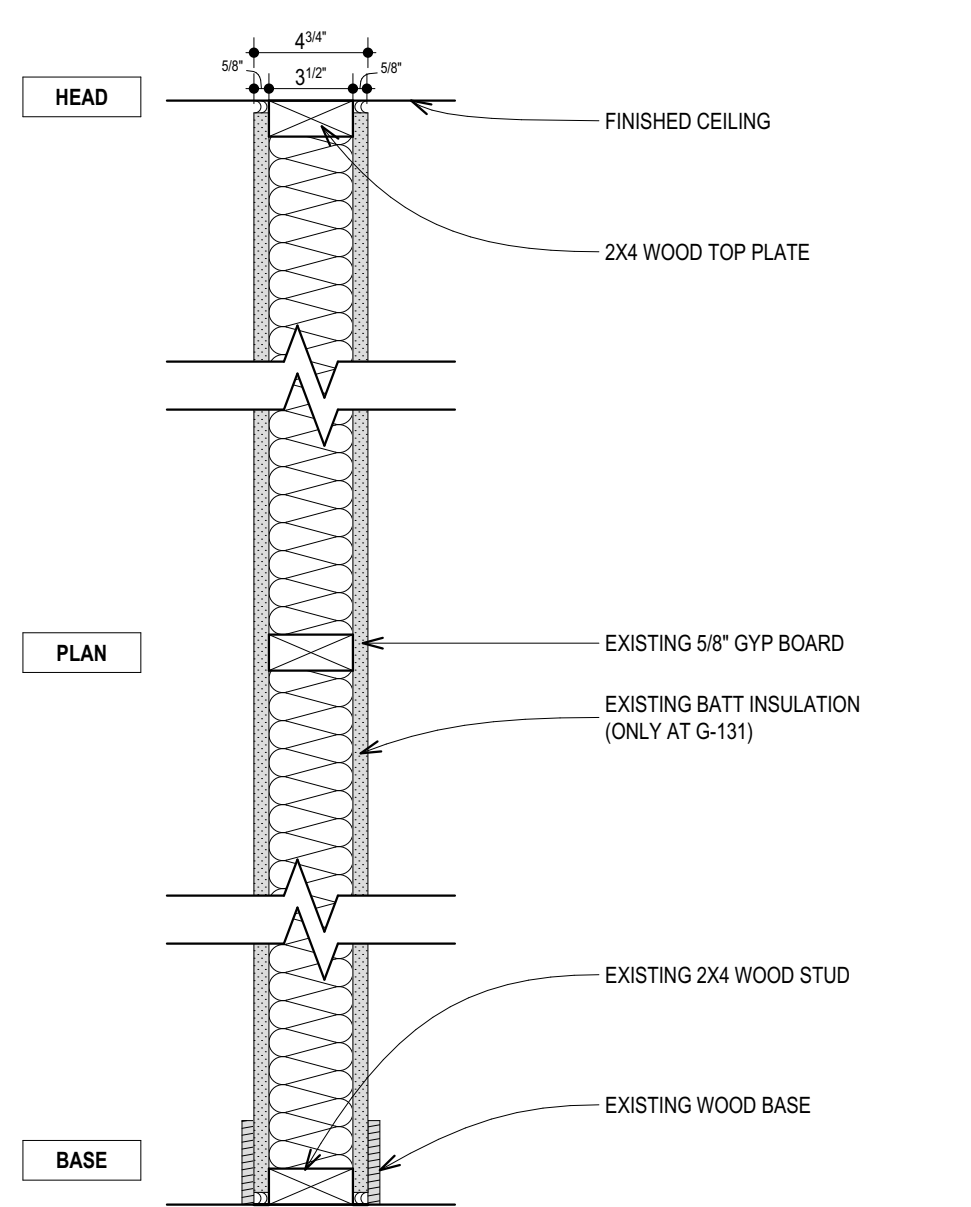
FL1 EXISTING FLOOR ASSEMBLY
 1 HR - UL DES L512



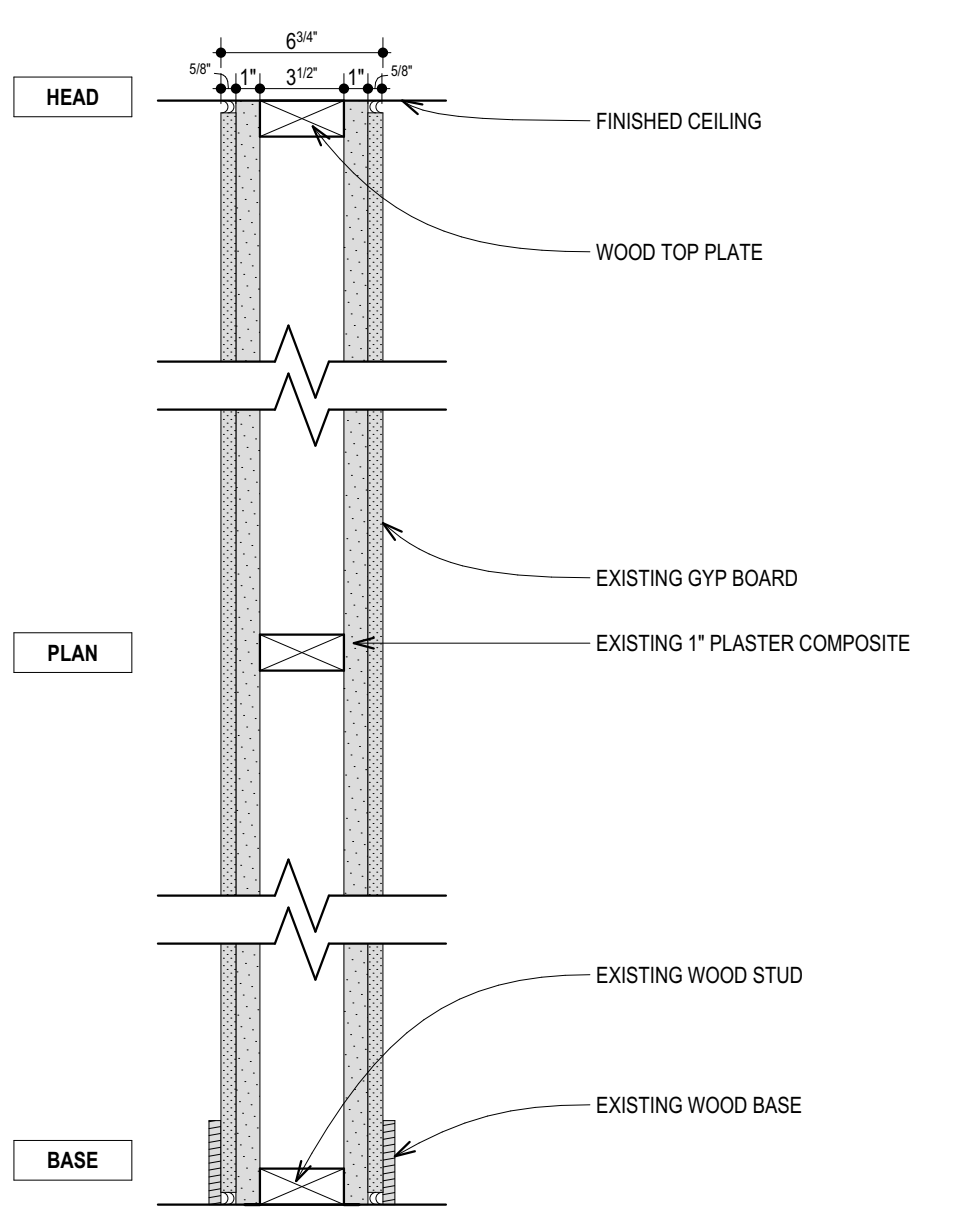
FL2 EXISTING CEILING ASSEMBLY @ BASEMENT MECHANICAL ROOM
 2 HR - UL DES L505



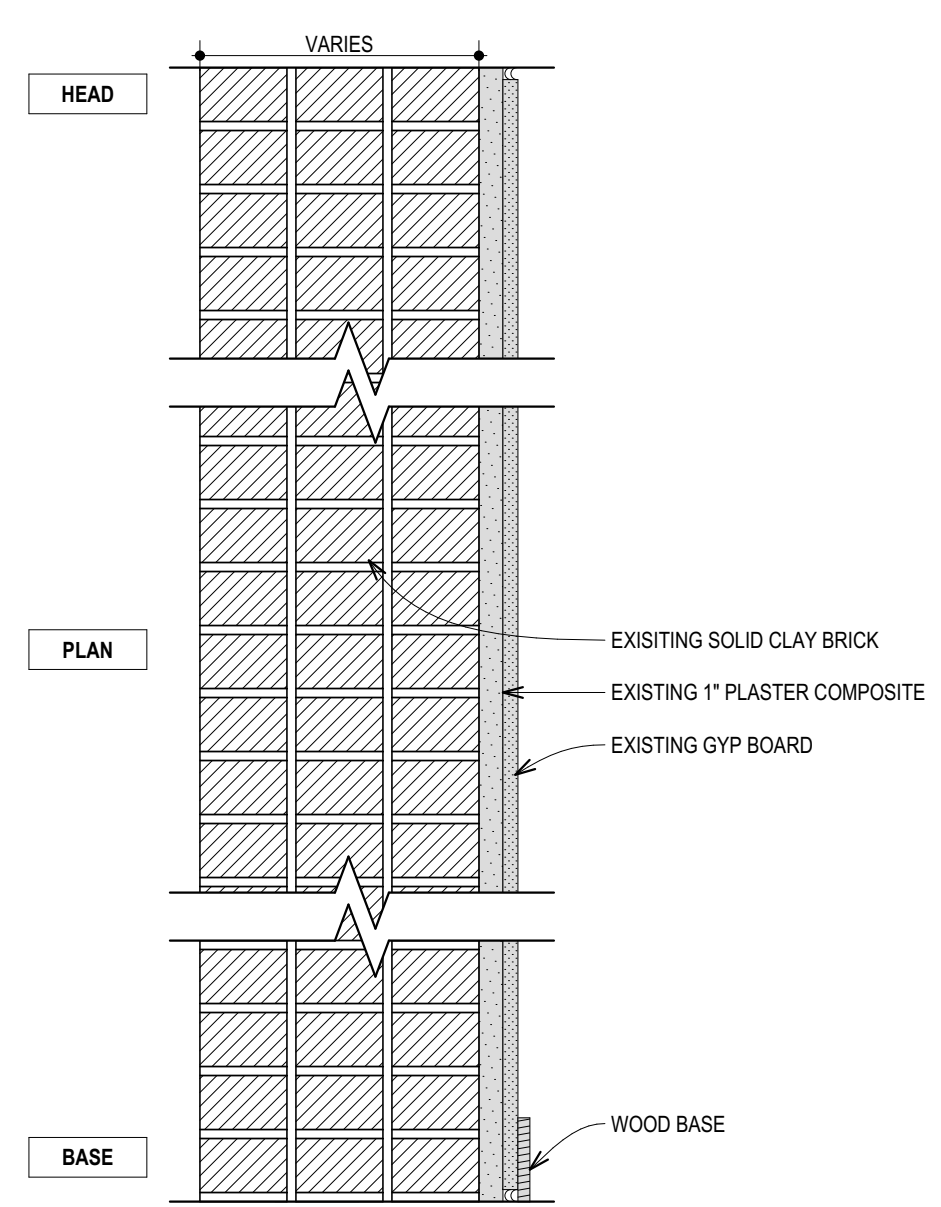
E-G16 EXISTING PLUMBING CHASE WALL
 1 HR - UL DES L533



E-G04 TYP. EXISTING INTERIOR WALL
 NOT RATED
E-G14a EXISTING INTERIOR NON-BEARING WALL
 1 HR - UL L422



E-G14b EXISTING INTERIOR WALL
 1 HR - W-S-W-90
 (BASED ON HUD FIRE RATING OF ARCHAIC MATERIALS & ASSEMBLIES)



E-B20 TYP. EXISTING EXTERIOR WALL
 10 HR - W-12-M-1
 (BASED ON HUD FIRE RATING OF ARCHAIC MATERIALS & ASSEMBLIES)

TYPICAL SEALANT NOTES

- PROVIDE AIR SEALING AT THE FOLLOWING LOCATIONS IN THE THERMAL ENVELOPE (FIBROUS INSULATION CANNOT BE USED TO SEAL GAPS):
 - DUCT / FLUE SHAFT. ALSO SEAL ALL DUCT BOOT TO FLOORS, WALLS AND CEILINGS
 - PLUMBING / PIPING
 - ELECTRICAL WIRING / DEVICES
 - BATHROOM AND KITCHEN EXHAUST FANS
 - RECESSED LIGHTING FIXTURES ADJACENT TO UNCONDITIONED SPACE, ICAT LABELED AND FULLY GASKETED. IF IN INSULATED CEILING WITHOUT ATTIC ABOVE, EXTERIOR SURFACE OF FIXTURE SHALL BE INSULATED TO MIN. R-10
 - CHIMNEYS
- PENETRATIONS IN THE THERMAL ENVELOPE WHERE NEW CONSTRUCTION TAKES PLACE SHALL BE FULLY SEALED WITH SOLID BLOCKING AND GAPS SEALED WITH CAULK OR FOAM. PENETRATING HOLES SHALL BE NO MORE THAN 1-INCH LARGER IN DIAMETER THAN THE PENETRATING OBJECT TO ALLOW FOR PROPER AIR SEALING. SEAL WHERE INDICATED AND AT THE FOLLOWING LOCATIONS:
 - DRY WALL AT THE THERMAL ENVELOPE SHALL BE SEALED TO TOP AND BOTTOM PLATES AND RUNNERS.
 - ATTIC / ROOF DRYWALL SHALL BE SEALED TO THE TOP PLATE AT THE INTERFACE OF ALL EXTERIOR AND INTERIOR WALLS.
 - DRYWALL AT THE THERMAL ENVELOPE SHALL BE SEALED TO THE DRYWALL AT THE INTERSECTING CORNERS OF INTERIOR WALLS AND DEMISING WALLS.
 - ROUGH OPENINGS AROUND WINDOWS AND EXTERIOR DOORS SHALL BE SEALED WITH CAULK OR LOW-EXPANSION FOAM.
 - RIM JOISTS IN THE THERMAL ENVELOPE SHALL BE SEALED TO THE SUBFLOOR.
 - SILL PLATES IN THE THERMAL ENVELOPE SHALL BE SEALED TO THE RIM JOISTS.
 - ATTIC ACCESS PANELS, HATCHES, AND WHOLE HOUSE FANS SHALL BE EQUIPPED WITH GASKETED COVER WHICH IS INSULATED TO THE SAME LEVEL AS THE REST OF THE ASSEMBLY.
- ALL EXPOSED WALL, FLOOR, AND JOINT PENETRATIONS WHERE NEW CONSTRUCTION TAKES PLACE SHALL BE SEALED WITH LOW-VOC CAULKING OR NON-TOXIC SEALING METHODS TO PREVENT PEST ENTRY. PROVIDE METAL RODENT / CORROSION PROOF SCREENS FOR OPENINGS OVER 1/4".
- TYPICAL ADHESIVES, SEALANTS, & CAULKS NOTES
 ALL ADHESIVES, SEALANTS, & CAULKS SHALL BE LOW-VOC. AT NO POINT SHALL THE VOC CONTENT EXCEED THE FOLLOWING MAX VOC LIMITS ESTABLISHED BY THE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT (SCAQMD 1168):
 - INDOOR FLOOR COVERING ADHESIVES, CARPET PAD ADHESIVES, SUBFLOOR ADHESIVES, VCT & ASPHALT TILE ADHESIVES, DRYWALL & PANEL ADHESIVES, COVE BASE ADHESIVES - 50 g/L
 - RUBBER FLOOR ADHESIVES - 80 g/L
 - CERAMIC GLASS, PORCELAIN, & STONE TILE ADHESIVES - 65 g/L
 - MULTI-PURPOSE CONSTRUCTION ADHESIVES - 70 g/L
 - WOOD FLOORING ADHESIVES, STRUCTURAL GLAZING ADHESIVES - 100 g/L
 - STRUCTURAL WOOD MEMBER ADHESIVES - 140 g/L
 - OUTDOOR FLOOR COVERING ADHESIVES - 150 g/L
 - ROOFING ADHESIVE - 250 g/L
 - ARCHITECTURAL SEALANTS - CLEAR, PAINTABLE, AND IMMEDIATELY WATER-RESISTANT - 250 g/L
 - ARCHITECTURAL SEALANT PRIMERS: NON-POROUS - 250 g/L
 - FOAM SEALANT - 250 g/L
 - ARCHITECTURAL SEALANT PRIMERS: POROUS - 750 g/L

2020 ENTERPRISE & 2021 IHDA NOTES

- HEALTHIER MATERIAL SELECTION (SEE FINISH NOTES FOR OTHER REQUIREMENTS IN THIS SECTION):
 INTERIOR ADHESIVES AND SEALANTS:
 - ALL INTERIOR ADHESIVES AND SEALANTS SHALL MEET VOC CONTENT LISTED IN THE TYPICAL ASSEMBLY NOTES (MANDATORY)
 INSULATION:
 - FIBERGLASS AND MINERAL WOOL BATTS SHALL BE FORMALDEHYDE-FREE (MANDATORY)
 - COMPOSITE WOOD:
 - PLYWOOD, PARTICLEBOARD, MDF, AND MATERIALS WITHIN OTHER PRODUCTS LIKE CABINETS AND DOORS SHALL HAVE FORMALDEHYDE EMISSIONS LESS THAN OR EQUAL TO THE THRESHOLDS PROVIDED BY CARB PHASE 2 AND/OR TSCA TITLE IV. FOR ANY OTHER COMPOSITE WOOD PRODUCTS NOT COVERED BY CARB/TSCA REQUIREMENTS, BUT USED IN INTERIOR SPACES, THESE MUST BE NAUF-NO ADDED UREA FORMALDEHYDE (MANDATORY)
- BATH, KITCHEN, LAUNDRY SURFACES (MANDATORY):
 - USE MOISTURE-RESISTANT BACKING MATERIALS SUCH AS CEMENT BOARD, FIBER CEMENT BOARD, OR EQUIVALENT PER ASTM #6 8329 OR ASTM #6 3273 BEHIND TUB/SHOWER ENCLOSURES. PROJECTS THAT USE A ONE-PIECE FIBERGLASS TUB/SHOWER ENCLOSURE ARE EXCEPTED FROM THIS REQUIREMENT.
- MANAGING MOISTURE: FOUNDATIONS (MANDATORY):
 - BENEATH CONCRETE SLABS (INCLUDING THOSE IN BASEMENTS AND CRAWL SPACES): INSTALL A MIN 6 MIL POLYETHYLENE SHEETING OVERLAPPING MIN 6-INCHES AT THE SEAM OVER A 4-INCH LAYER OF 1/2" DIAMETER OR GREATER CLEAN AGGREGATE (CAPILLARY BREAK) OR INSTALL A 4 INCH UNIFORM LAYER OF SAND, OVERLAIN WITH A LAYER OR STRIPS OF GEOTEXTILE DRAINAGE MATTING INSTALLED PER THE MANUFACTURER
 - BENEATH CRAWL SPACES WITHOUT SLABS: INSTALL A MIN 8-MIL CROSS-LAMINATED POLYETHYLENE ON THE CRAWL FLOOR, EXTENDING UP AT LEAST 12 INCHES ON PIERS AND FOUNDATION WALLS, AND WITH JOINTS OVERLAPPING AT LEAST 12 INCHES. LINE THE "HIGH-TRAFFIC" AREAS OF THE CRAWL SPACE WITH FOAM BOARD, SO THE POLYETHYLENE BENEATH WILL NOT BE DISTURBED.
- RADON MITIGATION (MANDATORY):
 - INSTALL A PASSIVE RADON-RESISTANT FEATURE BELOW THE SLAB AND INSTALL A VERTICAL VENT PIPE WITH JUNCTION BOX WITHIN 10 FEET OF AN ELECTRICAL OUTLET.
- BUILDING OPERATIONS & MAINTENANCE MANUAL AND PLAN (MANDATORY):
 - THE GC SHALL CREATE A MANUAL THAT INCLUDES BUILDING OPERATIONS AND MAINTENANCE MANUALS AND PLANS PER THE ENTERPRISE GREEN COMMUNITIES REQUIREMENTS.
- EMERGENCY MANAGEMENT MANUAL (MANDATORY)
 - THE GC SHALL ASSIST OWNER TO CREATE A MANUAL ON EMERGENCY OPERATIONS TARGETED TOWARD O&M STAFF AND OTHER BUILDING LEVEL PERSONNEL PER THE ENTERPRISE GREEN COMMUNITIES REQUIREMENTS.
- RESIDENT MANUAL (MANDATORY)
 - THE GC SHALL ASSIST THE OWNER TO CREATE A RESIDENT MANUAL PER THE ENTERPRISE GREEN COMMUNITIES REQUIREMENTS.

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02
 2024.01.03

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 Chicago, IL 60612
 p 312-938-9100
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2218A
Assemblies & Firestopping
A-005

WINDOW SCHEDULE														
ID	OPERATION	FRAME MATL	UNIT SIZE		FIRE LABEL	MAX U-VALUE	MAX SHGC VALUE	NFRC RATED	ARGON FILLED	COATING	GLAZING TYPE	SAFETY GLAZING	RESTRICTOR	REMARKS
			WIDTH (V.I.F.)	HEIGHT (V.I.F.)										
01	SH	VINYL	3'-6"	5'-4"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
02	SH	VINYL	8'-0"	5'-4"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
03	FIXED	VINYL	3'-8"	5'-4"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	-	
04	SH	VINYL	3'-0"	5'-4"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
05	FIXED	VINYL	2'-6"	3'-8"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	-	INTEGRAL FROSTING ON ALL BATHROOM WINDOWS. PROVIDE SAMPLES FOR ARCHITECT REVIEW
06	SH	VINYL	3'-6"	4'-8"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	-	
07	SH	VINYL	3'-4"	5'-8"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
08	FIXED	VINYL	3'-8"	4'-0"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	-	
09	SH	VINYL	3'-0"	3'-1"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	Y	
10	SH	VINYL	2'-6"	3'-8"	-	0.26	0.40	Y	Y	LOW-E	GL-1	-	-	

WINDOW ELEVATIONS								
View from Reveal Side								
ID	01	02	03	04	05	06	07	08

WINDOW ELEVATIONS		
View from Reveal Side		
ID	09	10

TYPICAL WINDOW NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY. WHEN 'WINDOWS' ARE NOTED IT APPLIES TO STOREFRONTS UNLESS SPECIFICALLY NOTED OTHERWISE.

- VERIFY ALL DIMENSIONS IN THE FIELD, TYP.
- ALL EXTERIOR OPERABLE WINDOWS SHALL HAVE INSECT SCREENS AND WINDOW OPENING CONTROL DEVICE (RESTRICTOR) COMPLIANT WITH ASTM F2090 (PER CBC-2019 B1015.6).
- ALL EXTERIOR METAL FRAMES, AND WHERE NOTED ELSEWHERE, SHALL BE THERMALLY BROKEN.
- ALL WINDOWS SHALL BE NATIONAL FENESTRATION RATING COUNCIL (NFRC) RATED OR BE MODELED TO PER MEET NFRC 100 TO SHOW COMPLIANCE.
- WHERE OPERABLE WINDOWS ARE PROVIDED IN TYPE 504/A & TYPE A UNITS, ONE WINDOW IN EACH SLEEPING, LIVING AND DINING SPACE SHALL BE FIXED OVER AWNING TO MEET ADA ACCESSIBILITY REQUIREMENTS. MATCH PROFILES OF ADJACENT WINDOWS.
- ACCESSIBLE WINDOWS SHALL HAVE OPERABLE PARTS THAT CAN BE USED WITH ONE HAND AND DO NOT REQUIRE TIGHT GRASPING, PINCHING OR TWISTING OF THE WRIST. THESE WINDOWS SHALL HAVE A 30" X 48" LONG CLEAR FLOOR SPACE POSITIONED FOR EITHER A FORWARD OR PARALLEL APPROACH. THE FORCE REQUIRED TO ACTIVATE OPERATE PARTS SHALL NOT BE GREATER THAN 5.0 POUNDS (22.2 N) MAXIMUM AND ALL OPERABLE PARTS SHALL BE LOCATED BETWEEN 15" TO 48" ABOVE THE FINISHED FLOOR.
- ALL EXTERIOR WINDOWS SHALL HAVE FACTORY INSTALLED WEEPS.
- ALL WINDOWS SHALL HAVE TWO MINIMUM CLEAR INSULATED DOUBLE STRENGTH 1/8-INCH GLAZING UNLESS THE MANUFACTURER WOULD NEED TO INCREASE THE GLAZING THICKNESS IN ORDER TO ACHIEVE THE MIN STC RATINGS AND/OR PERFORMANCE REQUIREMENTS.
- ALL WINDOWS SHALL HAVE A MINIMUM STC OF XX.
- ALL WINDOWS SHALL HAVE HORIZONTAL CORDLESS VINYL BLINDS W/ ALUMINUM FRAMES. PROVIDE HORIZONTAL ALUMINUM BLINDS W/ ALUMINUM FRAMES WHEN WINDOW SPAN IS TOO LARGE OR TOO TALL FOR VINYL BLINDS. THE ENTIRE ROOM MUST HAVE THE SAME BLIND MATERIAL.
- SEE TYPICAL FENESTRATION ENERGY PERFORMANCE NOTES FOR ADDITIONAL INFORMATION.
- PROVIDE CUSTOM INSULATED METAL PANEL SASH AT WINDOW AC UNITS.

TYPICAL GLAZING NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS FOR GLAZING. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY.

- SAFETY GLAZING IS REQUIRED IN THE FOLLOWING LOCATIONS:
 - ALL GLAZING IN DOORS (INCLUDING BATHTUB AND SHOWER DOORS).
 - GLAZING IN A PANEL ADJACENT TO A DOOR WHERE THE NEAREST VERTICAL EDGE OF THE GLAZING IS WITHIN A 24 INCH ARC OF EITHER VERTICAL EDGE OF THE DOOR IN A CLOSED POSITION AND WHERE THE BOTTOM EXPOSED EDGE OF THE GLAZING IS LESS THAN 60-INCHES ABOVE THE WALKING SURFACE.
 - GLAZING IN WINDOWS WITH ALL OF THE FOLLOWING CONDITIONS:
 - THE EXPOSED AREA OF THE INDIVIDUAL PANE IS GREATER THAN 9 SF; AND
 - THE BOTTOM EDGE OF THE GLAZING IS LESS THAN 18-INCHES ABOVE THE FLOOR; AND
 - THE TOP EDGE OF THE GLAZING IS GREATER THAN 36-INCHES ABOVE THE FLOOR; AND
 - ONE OR MORE WALKING SURFACE(S) ARE WITHIN 36 INCHES, MEASURED HORIZONTALLY AND IN A STRAIGHT LINE, OF THE PLANE OF GLAZING.
 - GLAZING IN GUARDS AND RAILINGS.
 - GLAZING IN WALLS, ENCLOSURES, OR FENCES AT WET AREAS INCLUDING, BUT NOT LIMITED TO, BATHTUBS AND SHOWERS WHERE THE BOTTOM OF THE EXPOSED EDGE OF THE GLAZING IS LESS THAN 60-INCHES MEASURED VERTICALLY ABOVE ANY STANDING OR WALKING SURFACE (INCLUDING THE BOTTOM SURFACE OF THE BATHTUB).
 - GLAZING ADJACENT TO THE LANDING AT THE BOTTOM OF A STAIRWAY WHERE THE GLAZING IS LESS THAN 60 INCHES ABOVE THE LANDING AND WITHIN A 60-INCH HORIZ ARC THAT IS LESS THAN 180 DEGREES FROM THE BOTTOM TREAD NOSING.
 - AT ANY OTHER LOCATIONS NOTED IN THE DOCUMENTS.
- GLASS IDENTIFICATION REQUIREMENTS:
 - EACH PANE OF GLASS (INCLUDING LAMINATED, ANNEALED, FLOAT, AND SPANDREL GLASS) SHALL BEAR THE MANUFACTURER'S MARK DESIGNATING THE TYPE AND THICKNESS OF THE GLASS OR GLAZING MATERIAL. THE IDENTIFICATION SHALL NOT BE OMITTED UNLESS APPROVED AND AN AFFIDAVIT IS FURNISHED BY THE GLAZING CONTRACTOR CERTIFYING THAT EACH LIGHT IS GLAZED IN ACCORDANCE WITH PERMITTED CONSTRUCTION DOCUMENTS.
 - WHERE SAFETY GLAZING IS REQUIRED (EXCEPT TEMPERED SPANDREL GLASS), EACH PANE OF SAFETY GLAZING INSTALLED IN HAZARDOUS LOCATIONS SHALL BE IDENTIFIED BY A MANUFACTURER'S DESIGNATION SPECIFYING WHO APPLIED THE DESIGNATION, THE MANUFACTURER OR INSTALLER AND THE SAFETY GLAZING STANDARD WITH WHICH IT COMPLIES AS WELL AS THE INFORMATION SPECIFIED ABOVE. THE DESIGNATION SHALL BE ACID ETCHED, SAND BLASTED, CERAMIC FIRED, LASER ETCHED, EMBOSSED OR A TYPE THAT ONCE APPLIED, CANNOT BE REMOVED WITHOUT BEING DESTROYED. A LABEL MEETING THE REQUIREMENTS OF THIS SECTION SHALL BE PERMITTED IN LIEU OF THE MANUFACTURER'S DESIGNATION.
 - TEMPERED SPANDREL GLASS IS PERMITTED TO BE IDENTIFIED BY THE MANUFACTURER WITH A REMOVABLE PAPER DESIGNATION.
- SAFETY GLAZING SHALL BE IMPACT TESTED IN ACCORDANCE WITH CPSC 16 CFR PART 1201 "SAFETY STANDARDS FOR ARCHITECTURAL GLAZING MATERIALS". GLAZING SHALL COMPLY WITH THE TEST CRITERIA FOR CATEGORY II, EXCEPT GLAZING IN DOORS WITH 9 SF OR LESS EXPOSED SURFACE AREA OF ONE SIDE OF ONE LITE SHALL COMPLY WITH THE TEST CRITERIA FOR EITHER CATEGORY I OR II.
- ALL GLAZING IN FIRE-RESISTANT RATED DOORS, WINDOWS, STOREFRONTS, AND CURTAIN WALLS SHALL BE FIRE-PROTECTED OR FIRE-RESISTANT RATED.
 - MARKING 'D' = MEETS FIRE DOOR ASSEMBLY CRITERIA
 - MARKING 'H' = MEETS FIRE DOOR ASSEMBLY HOSE STREAM TEST
- ALL EXTERIOR GLAZING SHALL HAVE LOW-E COATING AND BE INSULATED.

TYPICAL FENESTRATION ENERGY PERFORMANCE NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY.

- U-VALUES & SOLAR HEAT GAIN COEFFICIENT (SHGC): PRESCRIPTIVE RESIDENTIAL (NC RESIDENTIAL 4 STORIES AND LESS ABOVE GRADE IN CHICAGO & 3 STORIES AND LESS ABOVE GRADE IN NON-CHICAGO LOCATIONS) CBC-2019 & CETC-2022 R402.1.2:
- FENESTRATION U-VALUE: MAX 0.20
 - GLAZED FENESTRATION SHGC: MAX 0.40
 - SKYLIGHTS: MAX 0.55

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Chicago, IL 60612
p 312-938-9100
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Window, Storefront, Light / Vent Schedules

A-006

DOOR AND FRAME SCHEDULE

ID	LOCATION	POSITION	ELEVATION TYPE	DOOR					FRAME		HDWR. SET	FIRE LABEL	MAX U-VALUE	MAX SHGC VALUE	GLAZING TYPE	SAFETY GLAZING	REMARKS
				WIDTH (V.I.F.)	HEIGHT (V.I.F.)	LEAF THICKNESS	MATL	FINISH	MATL	FINISH							
01	SOUTH ENTRYWAY	Exterior	C	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	ALUM	PTD	-	-	0.30	0.40	GL-3	Y	PROVIDE INTERCOM W/ ELECTRIC STRIKE
02	EAST ENTRYWAY	Exterior	D	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	ALUM	PTD	-	-	0.30	0.40	GL-3	Y	PROVIDE INTERCOM W/ ELECTRIC STRIKE
03	UNIT - INTERIOR ENTRY	Interior	A	2'-10"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	20 MIN	-	-	-	-	EXISTING FRAMES TO REMAIN
04a	UNIT - EXTERIOR ENTRY	Exterior	A	2'-10"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	0.30	0.40	-	-	REPLACE SCREEN DOOR, EXISTING FRAMES TO REMAIN
04b	UNIT - EXTERIOR ENTRY	Exterior	A	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	0.30	0.40	-	-	REPLACE SCREEN DOOR, EXISTING FRAMES TO REMAIN
05	UNIT - BEDROOM	Interior	A	2'-8"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
06a	UNIT - BATHROOM	Interior	A	2'-4"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
06b	UNIT - BATHROOM	Interior	A	2'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
07a	UNIT - CLOSET	Interior	A	2'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
07b	UNIT - CLOSET	Interior	A	2'-4"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
08	UNIT - CLOSET	Interior	B	5'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
09	BASEMENT STAIRWAY	Interior	A	2'-8"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
10	MAINTENANCE	Interior	A	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	45 MIN SOLID CORE WD	-	-	-	-	EXISTING FRAMES TO REMAIN
11	BASEMENT PASSAGE	Interior	A	3'-4"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	-	-	-	-	EXISTING FRAMES TO REMAIN
12	MECHANICAL	Interior	A	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	45 MIN SOLID CORE WD	-	-	-	-	EXISTING FRAMES TO REMAIN
13	BASEMENT EXTERIOR	Exterior	A	3'-0"	6'-8"	1-3/8"	SC WOOD	PTD	WD	PTD	-	-	0.30	0.40	-	-	EXISTING FRAMES TO REMAIN
14	LAUNDRY ROOM	Interior	E	2'-8"	6'-8"	1-3/8"	SC WOOD	PTD	ALUM	PTD	-	45 MIN SOLID CORE WD	-	-	GL-2	Y	

TYPICAL DOOR NOTES

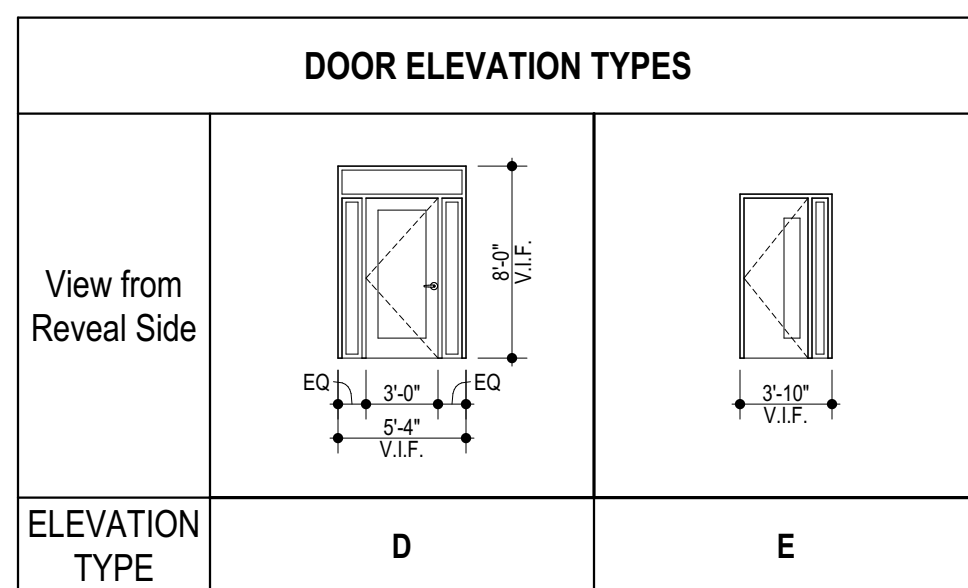
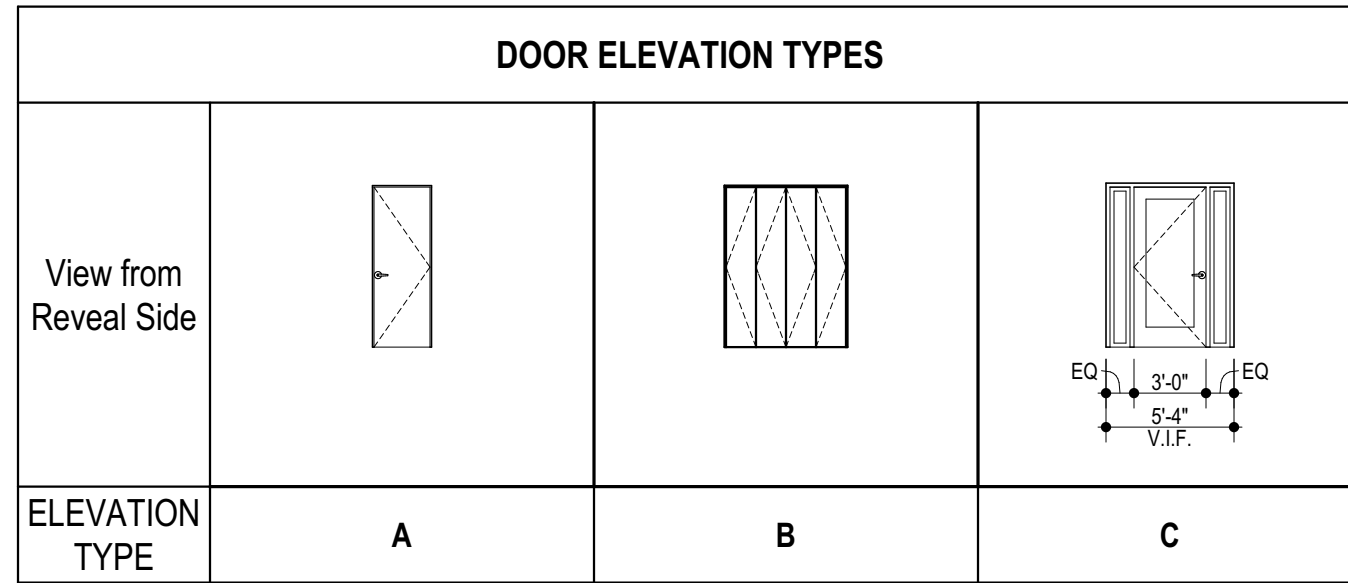
THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY:

- VERIFY ALL DIMENSIONS IN THE FIELD, TYP.
- SEE TYPICAL GLAZING NOTES FOR ADDITIONAL INFORMATION.
- AT ALL NEW PASSAGE DOORS AND FRAMES, DOOR HARDWARE SHALL PROVIDE 32-INCH CLEAR OPENINGS MEASURED BETWEEN THE FACE OF THE DOOR AND THE STOP WITH THE DOOR OPEN 90 DEGREES. AT DOORS WHOSE FRAMES ARE REMAIN, THE 32-INCH CLEAR OPENING SHALL BE PROVIDED TO THE MAXIMUM EXTENT FEASIBLE.
- ALL SWINGING DOOR AND GATE SURFACES WITHIN 10-INCHES OF THE FINISHED FLOOR OR GROUND MEASURED VERTICALLY SHALL HAVE A SMOOTH SURFACE ON THE PUSH SIDE EXTENDING THE FULL WIDTH OF THE DOOR OR GATE. PARTS CREATING HORIZONTAL OR VERTICAL JOINTS IN THESE SURFACES SHALL BE WITHIN 1/16-INCH OF THE SAME PLANE AS THE OTHER. CAVITIES CREATED BY ADDED KICK PLATES SHALL BE CAPPED.
- THERMALLY BROKEN FRAMES ARE PERMITTED ON NON-FIRE RATED DOORS. FIRE RATED DOORS THAT NEED WEATHERSTRIPPING FOR THERMAL OR SOUND CONTROL SHALL HAVE KERF FRAMES.
- ALL NEW EXTERIOR DOORS SHALL BE NATIONAL FENESTRATION RATING COUNCIL (NFRC) RATED OR BE MODELED TO PER NFRC 100 TO SHOW COMPLIANCE.
- UNDERCUT ALL BEDROOM AND BATHROOM DOORS BY 3/4-INCH FOR RETURN AIR CIRCULATION, UNO. COORDINATE WITH MEP REQUIREMENTS.
- ALL GLAZING IN FIRE-RESISTANT RATED DOORS SHALL BE FIRE-PROTECTED OR FIRE-RESISTANT RATED.
 - MARKING 'D' = MEETS FIRE DOOR ASSEMBLY CRITERIA
 - MARKING 'H' = MEETS FIRE DOOR ASSEMBLY HOSE STREAM TEST
 - MARKING 'T' = MEETS 450 DEGREE F TEMPERATURE RISE CRITERIA FOR 30 MINUTES
 - MARKING 'W' = WHEN USED FOR GLAZING, 'W' REFERS TO THE FIRE RESISTANCE RATING OF THE GLAZING NOT THE FRAME
 - MARKING '20', '45', '60', '90' = THE TIME IN MINUTES OF THE FIRE RESISTANCE OR FIRE PROTECTION RATING OF THE GLAZING ASSEMBLY
- DOORS AND SIDELITES ADJACENT TO DOORS CONTAINING ONE OR MORE GLAZING PANELS THAT PERMIT VIEWING THROUGH THE PANELS SHALL HAVE THE BOTTOM OF AT LEAST ONE PANEL ON EITHER THE DOOR OR ADJACENT SIDELITE 34-INCHES MAXIMUM ABOVE THE FLOOR (VISION LITES WITH THE LOWEST PART MORE THAN 66-INCHES ABOVE THE FLOOR SHALL NOT BE REQUIRED TO COMPLY)
- SEE PLANS FOR DIRECTION OF SWING / OPERATION.
- ALL MASONRY DOORS ARE PRE-PRIMED W/ IN-FIELD FINISH PAINT.
- ALL REAR UNIT DOORS SHALL HAVE STORM / SCREEN DOORS (COLOR TO BE DETERMINED BY ARCHITECT).
- DOOR FRAMES TO BE INSPECTED AND REPAIRED AS NECESSARY TO ACCEPT NEW HARDWARE.

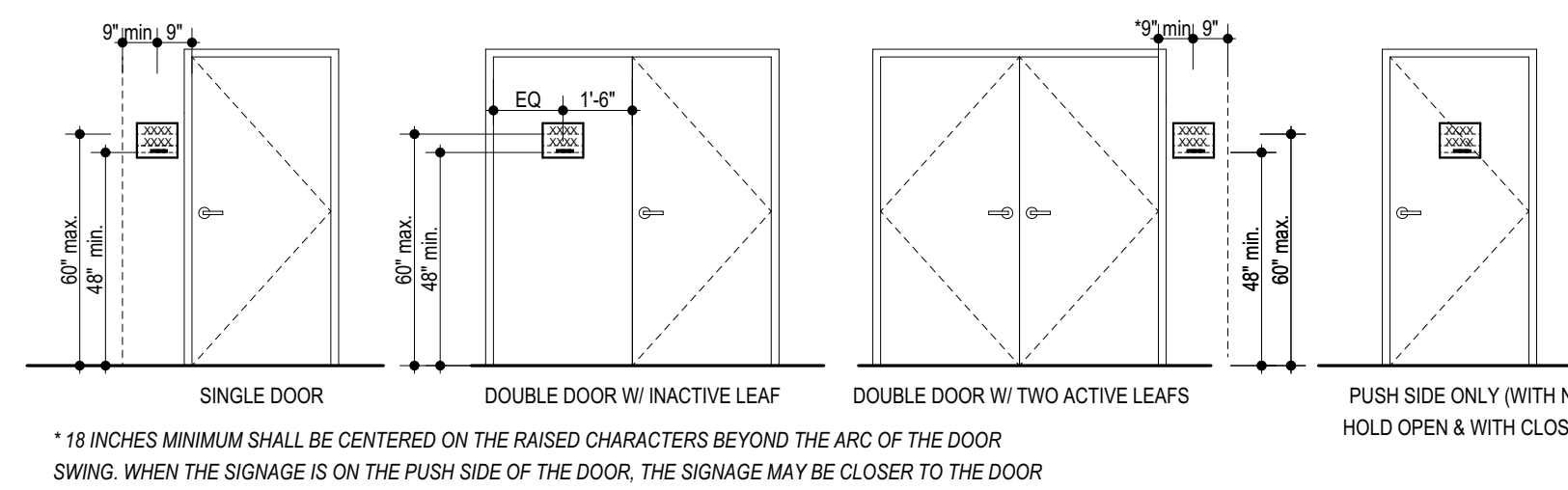
TYPICAL HARDWARE NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY:

- ALL EXIT DOORS IN THE DIRECTION OF TRAVEL SHALL BE OPERABLE FROM THE INSIDE WITHOUT KEYS OR SPECIAL KNOWLEDGE.
- FIRE LABEL DOORS, PANIC HARDWARE & DOORS WITH FIRE EXIT HARDWARE (HARDWARE THAT MEETS BOTH FIRE AND PANIC CONDITIONS) SHALL HAVE SELF-CLOSERS AND A LATCH THAT SECURES THE DOOR WHEN IT IS CLOSED. HARDWARE SHALL MAINTAIN THE INTEGRITY OF THE FIRE DOOR ASSEMBLY.
- WHERE PANIC HARDWARE AND FIRE EXIT HARDWARE (HARDWARE THAT MEETS BOTH FIRE AND PANIC CONDITIONS) IS NOTED, THE ACTUATING PORTION OF THE DEVICE (TOUCHPAD OR CROSSBAR) MUST BE AT LEAST HALF THE WIDTH OF THE DOOR LEAF. ALL VERTICAL RODS SHALL BE CONCEALED IN THE DOOR.
- HINGE SIZE AND QUANTITY TO BE PER ANSI REQUIREMENTS AND MAY EXCEED THOSE LISTED ON HARDWARE SCHEDULE BASED ON ACTUAL DOOR SIZES AND WEIGHTS. GC TO CONFIRM PRIOR TO BIDDING.
- WHEN SPRING HINGES ARE NOTED AT FIRE LABEL DOORS, PROVIDE MIN TWO SPRING HINGES UNLESS THREE SPRING HINGES (OR MORE) ARE REQUIRED BY THE MANUFACTURER.
- WHERE DOOR OR HARDWARE IS BEING REPLACED, PROVIDE ADA COMPLIANT LEVER OPERATED HARDWARE. DOORS LEADING INTO HAZARDOUS ROOMS OR SPACES TO HAVE KNURLED HARDWARE ON THE EGRESS SIDE. PROVIDE METAL U-PULL HARDWARE AT CABINETS AND BI-FOLD / PIVOT DOOR CLOSETS (UNLESS NOTED OTHERWISE). KNOBS MAY NOT BE USED.
- HARDWARE REQUIRED TO BE ACCESSIBLE SHALL BE OPERABLE WITH ONE HAND AND SHOULD NOT REQUIRE TIGHT GRASPING, PINCHING OR TWISTING OF THE WRIST. THE FORCE REQUIRED TO ACTIVATE OPERABLE PARTS SHALL BE MAX. 5.0 POUNDS (22.2N) INCLUDING INTERIOR HINGED DOORS AND SLIDING OR FOLDING DOORS AND MAX. 8.5 POUNDS (37.8N) FOR EXTERIOR HINGED DOORS. THESE FORCES DO NOT APPLY TO THE FORCE REQUIRED TO RETRACT LATCH BOLTS OR DISENGAGE OTHER DEVICES THAT MAY HOLD THE DOOR IN A CLOSED POSITION. FIRE DOOR HARDWARE SHALL MEET THE MINIMUM OPERATING FORCE ALLOWABLE BY THE APPROPRIATE ADMINISTRATIVE AUTHORITY.
- NEW DOOR HARDWARE - INCLUDING LOCKS, EXIT DEVICES, HANDLES, PULLS, LATCHES, AND OTHER OPERABLE PARTS ON DOORS - SHALL BE MOUNTED BETWEEN 34-INCHES AND 48-INCHES AFF TO THE TOP OF THE HARDWARE UNLESS NOTED OTHERWISE. DOOR CLOSERS AND DOOR STOPS ARE PERMITTED TO BE 78-INCHES MINIMUM ABOVE THE FLOOR.
- DOOR AND GATE CLOSERS ON ACCESSIBLE ROUTES SHALL MEET SEVERAL REQUIREMENTS: PER UFAS, CLOSERS SHALL BE ADJUSTED SO THAT FROM AN OPEN POSITION OF 70 DEGREES, THE DOOR WILL TAKE AT LEAST 1.5 SECONDS TO MOVE TO A POINT 3-INCHES FROM THE LATCH MEASURED TO THE LEADING EDGE OF THE DOOR. PER ANSI AND ADA, CLOSERS SHALL BE ADJUSTED SO THAT FROM AN OPEN POSITION OF 90 DEGREES, THE TIME REQUIRED TO MOVE THE DOOR TO A POSITION OF 12 DEGREES FROM THE LATCH IS 5 SECONDS MINIMUM. SPRING HINGES ARE REQUIRED TO GO FROM 70 DEGREES TO CLOSED IN NO LESS THAN 1.5 SECONDS. IF SPRING HINGES ARE USED ON FIRE DOORS, ANNEX A OF NFPA 80 RECOMMENDS THAT SPRING HINGES SHOULD BE ADJUSTED TO ACHIEVE POSITIVE LATCHING WHEN ALLOWED TO CLOSE FREELY FROM AN OPEN POSITION OF 30 DEGREES.
- PASSAGE DOORS AT ALL UNITS DESIGNATED OR SERVING TYPE '504A', TYPE 'A', TYPE 'B' AND ACCESSIBLE NON-RESIDENTIAL SPACES SHALL HAVE THRESHOLDS NO HIGHER THAN 1/2" A.F.F. WITH BEVELED SLOPE LESS THAN 1:2 (NO BEVEL REQUIRED ON THRESHOLDS UNDER 1/4" A.F.F.)
- INTEGRAL WEATHERSTRIPPING SHALL BE PROVIDED AT ALL NEW EXTERIOR DOORS, INTERIOR VESTIBULE DOORS, AND WHERE NOTED ELSEWHERE.
- SILENCERS SHALL BE PROVIDED AT NEW EXTERIOR DOORS, SOLID WOOD DOORS, AND WHERE NOTED ELSEWHERE.
- SECURITY DOOR GUARDS SHALL ONLY BE PROVIDED WHERE NOTED IF THE GUARDS DO NOT INTERFERE WITH THE OPERATION AND/OR MAINTENANCE OF THE DOORS.
- PROVIDE TWO PEEP HOLES (VIEWERS) AT ALL PRIMARY UNIT ENTRY DOORS - THE TOP OF ONE SHALL BE INSTALLED AT 60-INCHES A.F.F. AND THE TOP OF THE OTHER ONE AT MAX. 48-INCHES A.F.F. VIEWERS SHALL HAVE 180 DEGREE RANGE OF VIEW
- TYPICAL DOORS STOPS SHALL BE WALL BUMPER MOUNTED. WHEN DOORS CAN INTERSECT WITH OTHER DOORS OR OBSTRUCTIONS, DOOR STOPS SHALL BE HINGE PIN DOOR STOPS. AT INTERIOR BUILDING ENTRIES DOOR STOPS SHALL BE FLOOR MOUNTED (UNO) AND EXTERIOR OUTSWINGING DOORS SHALL HAVE OVERHEAD CONCEALED STOPS.
- ALL HARDWARE SHALL BE BRUSHED NICKEL / SATIN CHROME UNLESS NOTED OTHERWISE. ALL HINGES AND HINGE COVERS SHALL MATCH THE STOREFRONT / ALUM SYSTEM FINISH, UNO.
- HARDWARE FUNCTION LEGEND:
 - PASSAGE = NO LOCK
 - PRIVACY = NO KEY BUT A PUSH BUTTON AT INTERIOR
 - INTERCONNECTED ENTRY = DEACTIVATED BY KEY & LEVER. CAN BE KEPT LOCKED OR UNLOCKED
 - ENTRANCE / OFFICE = KEY LOCKS & UNLOCKS EXTERIOR W/ A THUMBTURN AT THE INTERIOR
 - CLASSROOM = SAME AS ENTRANCE / OFFICE FUNCTION EXCEPT NO INTERIOR LOCK
 - STOREROOM = EXTERIOR LOCKED AT ALL TIMES
 - PANIC = CROSS BAR OR PUSH/PAD/TOUCHPAD (NOT SUITABLE FOR FIRE DOORS)
 - FIRE EXIT HARDWARE = PANIC HARDWARE SUITABLE FOR FIRE DOORS. DOOR MUST HAVE A LABEL THAT STATES "Fire Door to be Equipped with Fire Exit Hardware"

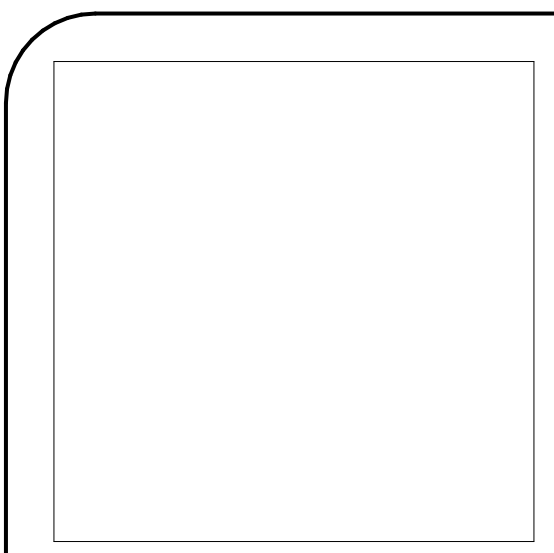


SIGNAGE



SIGNAGE NOTES:

- SIGNAGE SHALL COMPLY WITH IAC REQUIREMENTS AND SHALL BE LOCATED AT COMMON PERMANENT ROOMS OR SPACES INCLUDING BUT NOT LIMITED TO INTERIOR APARTMENT NUMBERS, EXIT SIGNS AT DOORS, STAIRWELLS, DIRECTIONAL SIGNAGE, AS REQUIRED BY THE FIRE DEPARTMENT, ETC. NO SIGNAGE SHALL BE PROVIDED WITHIN UNITS.
- TEXT SHALL CONTRAST WITH THE BACKGROUND.
- TACTILE SIGNS SHALL HAVE RAISED CHARACTERS AND SHALL BE DUPLICATED BELOW THE TEXT IN BRAILLE. BRAILLE SHALL BE SEPARATED 3/8" MINIMUM FROM ANY OTHER RAISED CHARACTERS, BORDERS OR DECORATIVE ELEMENTS.
- TACTILE SIGNS SHALL BE MOUNTED TO THE WALL ADJACENT TO THE LATCH SIDE OF THE DOOR. WHERE A TACTILE SIGN IS PROVIDED AT DOUBLE DOORS WITH ONE ACTIVE LEAF, THE SIGN SHALL BE LOCATED ON THE INACTIVE LEAF. WHERE A TACTILE SIGN IS PROVIDED AT DOUBLE DOORS WITH TWO ACTIVE LEAFS, THE SIGN SHALL BE LOCATED TO THE RIGHT OF THE RIGHT HAND DOOR. WHEN THERE IS NO WALL SPACE TO THE LATCH SIDE OF THE DOOR OR AT THE RIGHT OF DOUBLE DOORS, SIGNS SHALL BE MOUNTED ON THE NEAREST ADJACENT WALL. SIGNS WITH TACTILE CHARACTERS ARE PERMITTED ON PUSH SIDE OF DOORS WITH CLOSERS AND WITHOUT HOLD-OPEN DEVICES.
- MOUNTING HEIGHT SHALL BE MINIMUM 48-INCHES A.F.F. TO THE BASELINE OF THE LOWEST TACTILE CHARACTER OR BRAILLE AND MAXIMUM 60-INCHES A.F.F. TO THE BASELINE OF THE HIGHEST TACTILE CHARACTER.
- SIGNS WITH TACTILE CHARACTERS SHALL BE LOCATED WITH A MIN. CLEAR FLOOR AREA 18" X 18" CENTERED ON THE TACTILE CHARACTERS BEYOND THE ARC OF ANY DOOR SWING BETWEEN THE CLOSED POSITION AND 45 DEGREE OPEN POSITION.
- ALL SIGNS TO BE ADA COMPLIANT.
- ALL SIGNS LOCATED ON GLAZING SHALL HAVE A BACKPANEL.
- THE GLARE FROM COVERINGS, THE FINISH OF THE CHARACTERS AND THEIR BACKGROUND SHALL NOT EXCEED 19 GLOSS UNITS (GU) AS MEASURED ON A 60-DEGREE GLOSS METER.
- ALL SIGNAGE SHALL BE PRE-MOLDED (NOT APPLIQUE).



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**Door & Hardware
Schedules**

A-007

FINISH SCHEDULE					
AREA	FLOOR	BASE	WALLS	CEILING	NOTES
LAUNDRY	EXISTING	EXISTING	PTD	PTD	
STAIRS	RUBBER TREAD	RUBBER	PTD	PTD	WALLS PAINTED TWO (2) COLORS LVT FLOORING AT LANDINGS TO HAVE A MIN 20 MIL WEAR LAYER
VESTIBULES	EXISTING	RUBBER	PTD	PTD	WALLS PAINTED TWO (2) COLORS EXISTING TILE TO REMAIN, REPAIR AS REQUIRED
ALL UNITS					
UNIT KITCHEN	LVT	PTD WOOD	PTD	PTD	SOLID SURFACE COUNTERTOPS AND SOLID WOOD CABINETS W/ SOLID PLYWOOD BOX CONSTRUCTION LVT FLOORING TO HAVE A MIN 12 MIL WEAR LAYER
UNIT LIVING ROOM	LVT	PTD WOOD	PTD	PTD	
UNIT HALLWAYS	LVT	PTD WOOD	PTD	PTD	
UNIT BEDROOMS	LVT	PTD WOOD	PTD	PTD	
UNIT CLOSETS	LVT	PTD WOOD	PTD	PTD	
UNIT BATH	EXISTING	EXISTING	PTD	PTD	REPAIR EXISTING TILE AS NECESSARY SOLID WOOD CABINETS W/ SOLID PLYWOOD BOX CONSTRUCTION

TYPICAL FINISH NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY:

- INTERIOR WALL AND CEILING FINISH MATERIALS SHALL COMPLY WITH THE FOLLOWING:
 - INTERIOR EXIT STAIRWAYS AND RAMP AND EXIT PASSAGEWAYS: CLASS A. NOTE THAT CLASS C INTERIOR FINISHES SHALL BE PERMITTED FOR WAINSCOTTING OR PANELING OF NOT MORE THAN 1000 SF OF APPLIED SURFACE AREA IN THE LOBBY WHERE APPLIED DIRECTLY TO A NONCOMBUSTIBLE BASE OR OVER FURRING STRIPS APPLIED TO A NONCOMBUSTIBLE BASE AND FIREBLOCKED EVERY 6' IN EVERY DIRECTION.
 - CORRIDORS AND ENCLOSURES FOR EXIT ACCESS STAIRWAYS AND RAMP: CLASS B.
 - OTHER ROOMS AND ENCLOSED SPACES: CLASS C IF ENCLOSED BY PARTITIONS THAT EXTEND TO THE CEILING SLAB.
- CLASS FLAME INDEX AND SMOKE-DEVELOPED INDEX ARE AS FOLLOWS:
 - CLASS A FLAME SPREAD INDEX IS 0-25; SMOKE-DEVELOPED INDEX IS 0-450.
 - CLASS B FLAME SPREAD INDEX IS 26-75; SMOKE-DEVELOPED INDEX IS 0-450.
 - CLASS C SPREAD INDEX IS 76-200; SMOKE-DEVELOPED INDEX IS 0-450.
- INTERIOR FLOOR FINISHES AND COVERINGS OF A TRADITIONAL TYPE, SUCH AS WOOD, VINYL, LINOLEUM OR CERAMIC TILE, AND RESILIENT FLOOR COVERING MATERIALS DO NOT NEED TO BE CLASSIFIED. FOR FIBEROUS FLOORS, THE CRITICAL RADIANT FLUX OF FLOOR FINISHES SHALL BE CLASS I WITHIN LOBBIES AND CLASS II OR COMPLYING WITH DOC FF-1 "PULL TEST" OR PER ASTM D2859 WITHIN CORRIDORS AND ROOMS OR SPACES NOT SEPARATED FROM CORRIDORS BY PARTITIONS EXTENDING FROM THE FLOOR TO THE UNDERSIDE OF THE CEILING.
- INTERIOR TRIM (PICTURE MOLDS, CHAIR RAILS, BASEBOARDS) SHALL HAVE A MINIMUM CLASS C FLAME SPREAD AND SMOKE-DEVELOPED INDEX PER ASTM E84 OR UL 723. BASES THAT ARE 6-INCHES OR LESS IN HEIGHT SHALL BE CLASS I OR CLASS C, WHERE A CLASS I FLOOR FINISH IS REQUIRED, THE BASEBOARD SHALL BE CLASS I OR CLASS C.
- TYPICAL PAINTS, COATINGS, AND PRIMER NOTES
ALL INTERIOR PAINTS, COATINGS, AND PRIMERS SHALL BE NO-VOC. ONLY WITH ARCHITECT APPROVAL SHALL INTERIOR PAINTS, COATINGS, AND PRIMERS BE LOW-VOC. AT NO POINT SHALL THE VOC CONTENT EXCEED THE FOLLOWING MAX VOC LIMITS ESTABLISHED BY THE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT (SCAQMD 1113):
 - COATINGS, FLATS, AND NON-FLATS; & FLOOR COATINGS - 50 g/L
 - PRIMERS, SEALERS, AND UNDERCOATING - 100 g/L
 - RUST PREVENTATIVE COATINGS, TILE & STONE SEALERS - 100 g/L
 - WATERPROOFING CONCRETE / MASONRY SEALERS - 100 g/L
 - STAINS, INTERIOR - 250 g/L
 - TUB AND TILE REFINISHING COATING - 420 g/L
- SEE ASSEMBLY NOTES FOR ADHESIVE, SEALANT, & COATING VOC CONTENT LIMITS.
- FLOOR SURFACES SHALL BE STABLE, FIRM, AND SLIP RESISTANT.
- NO LAUAN UNDERLAYMENT SHALL BE USED.
- EXTEND ALL ROOM FINISHES INTO ADJACENT CLOSETS, PANTRIES, LINEN CLOSETS, UNLESS INDICATED OTHERWISE.
- THE FINISHED FLOOR AND BASE TRIM SHALL EXTEND UNDERNEATH ALL REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS.
- INSTALL TRANSITION STRIPS BETWEEN ALL CHANGES IN FINISHED FLOOR HEIGHTS AND AT ALL CHANGES IN MATERIAL.
- PREP CONCRETE / SUBFLOOR AS REQUIRED FOR NEW FLOORING AND LEVELING.
- DOOR MATS SHALL COMPLY WITH ACCESSIBILITY REQUIREMENTS.
- SEE ASSEMBLY NOTES FOR MATERIALS ACCEPTABLE TO USE AT SHOWER/BATH/TUB SURROUNDS AND REMAINING BATHROOM WALLS, CEILINGS, KITCHEN WET WALLS, ETC.
- ALL NEW MOLDED PROFILES (BASE/CEILING/DOOR TRIM, ETC) TO MATCH EXISTING.
- PAINT FINISHES SHALL BE FLAT AT CEILINGS, EGGSHELL AT WALLS, SEMI-GLOSS AT KITCHENS AND BATHROOMS, AND SEMI-GLOSS AT TRIM.
- PAINT FINISHES SHALL INCLUDE ONE PRIME COAT AND TWO FINISH COATS.
- ALL WALLPAPER SHALL BE PHTALATE FREE.

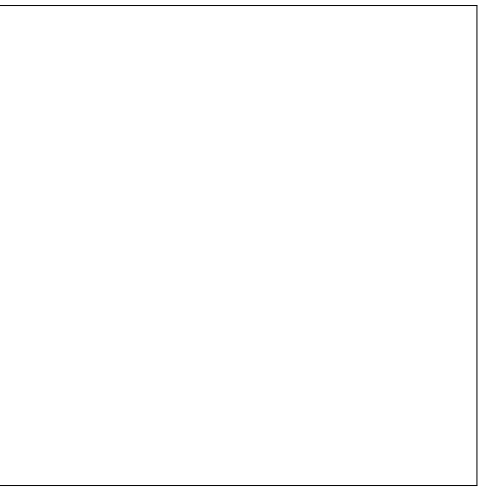
2020 ENTERPRISE & 2021 IHDA NOTES

6.4 HEALTHIER MATERIAL SELECTION (SEE ASSEMBLY NOTES FOR OTHER REQUIREMENTS IN THIS SECTION)
FLOORING:

- ALL FLOORING PRODUCTS MUST COMPLY WITH CDPH EMISSION REQUIREMENTS (FLOORSCORE, GREE-GUARD GOLD, SCS INDOOR ADVANTAGE GOLD, BERKELY ANALYTICAL CLEARCHEM, AND CARPET RUG INSTITUTE GREEN LABEL PLUS (CRI+) (MANDATORY))
- NO FLEXIBLE PVC WITH PHTHALATES MAY BE INSTALLED (MANDATORY)
- FLUID APPLIED FINISH FLOORS MAY ONLY BE INSTALLED IN NON-OCCUPIED SPACES, SUCH AS MECHANICAL ROOMS (MANDATORY)

6.6 BATH, KITCHEN, LAUNDRY SURFACES (MANDATORY POINTS):

- USE MOISTURE-RESISTANT BACKING MATERIALS SUCH AS CEMENT BOARD, FIBER CEMENT BOARD, OR EQUIVALENT PER ASTM #D 6329 OR ASTM #D 3273 BEHIND TUB/SHOWER ENCLOSURES. PROJECTS THAT USE A ONE-PIECE FIBERGLASS TUB/SHOWER ENCLOSURE ARE EXEMPT FROM THIS REQUIREMENT, UNO.



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Finish Schedule

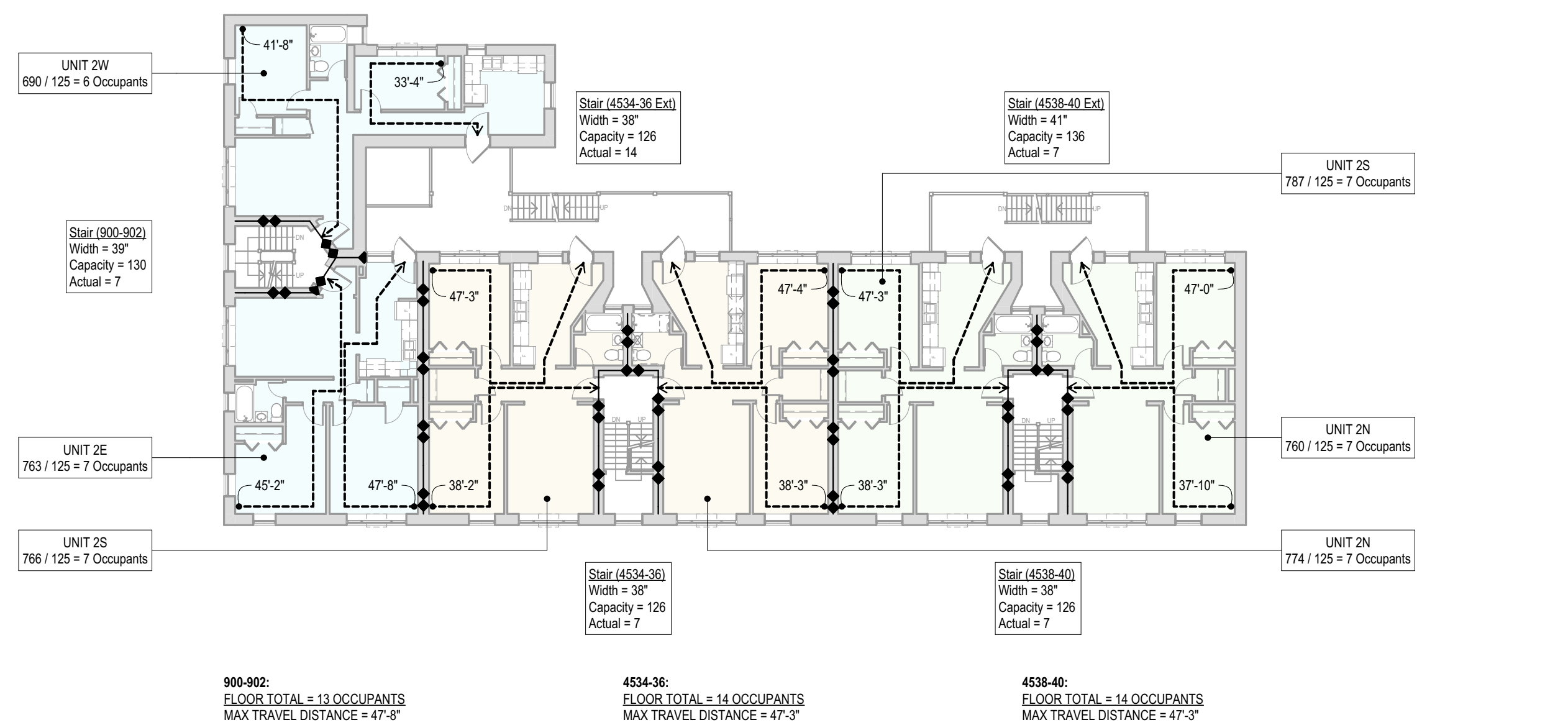
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LIFE SAFETY NOTES:

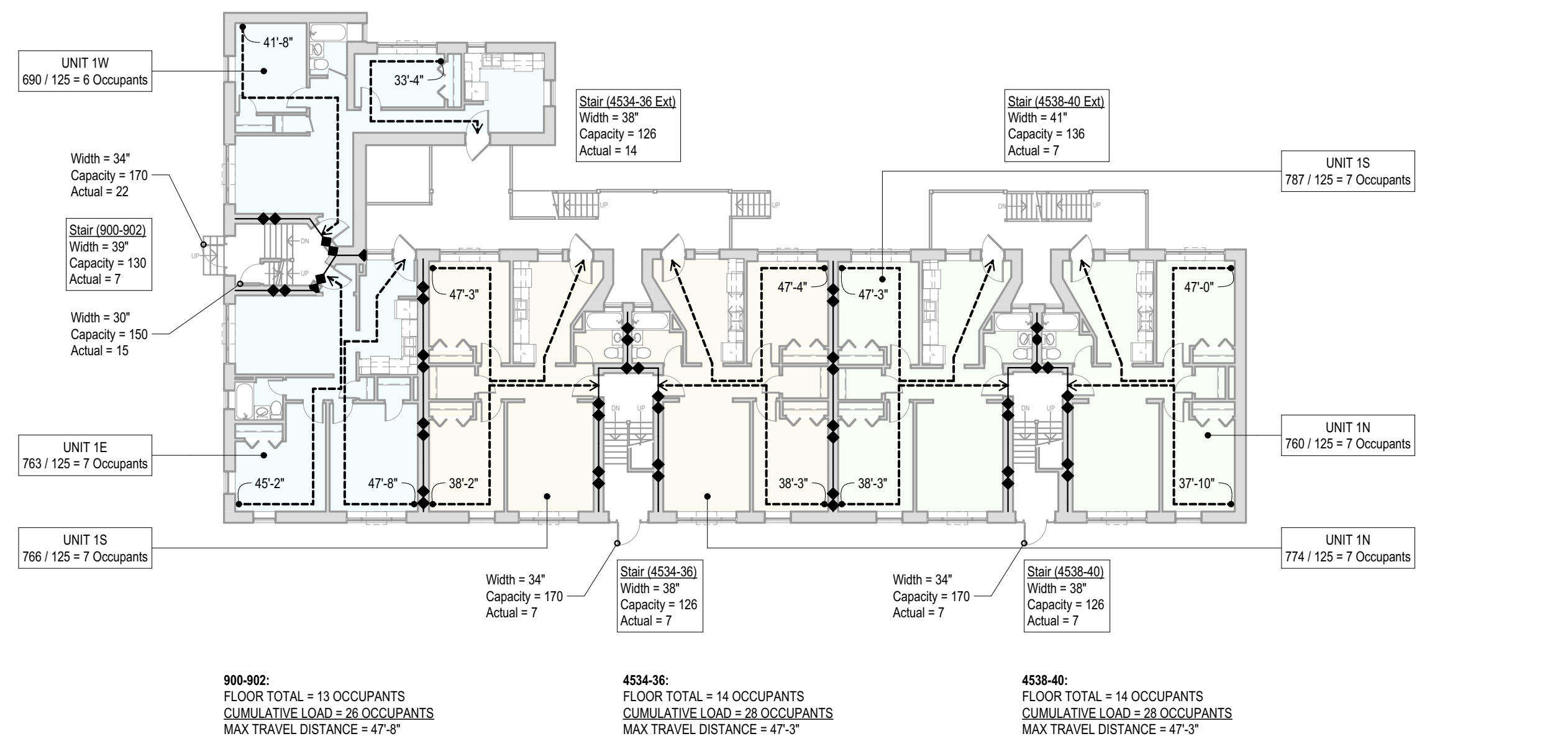
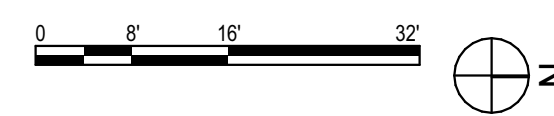
1. RECESSED 1HR FIRE-RATED, FULL-GLASS FIRE EXTINGUISHER CABINET & EXTINGUISHERS SHALL BE MOUNTED SO OPERABLE PARTS ARE AT MAX 48" AFF.
2. FIRE EXTINGUISHERS SHALL BE WITHIN 75' TRAVEL DISTANCE OF ALL LOCATIONS.
3. ALL WALL-MOUNTED FIRE EXTINGUISHERS WITH THEIR LEADING EDGES BETWEEN 27" & 60" AFF SHALL NOT PROTRUDE MORE THAN 4" INTO WALKS, HALLS, CORRIDORS, PASSAGEWAYS, OR AISLES.
4. MAINTAIN FIRE RATED GYP BD BEHIND ALL RECESSED FIRE CABINETS.

FEC FIRE EXTINGUISHER CABINET

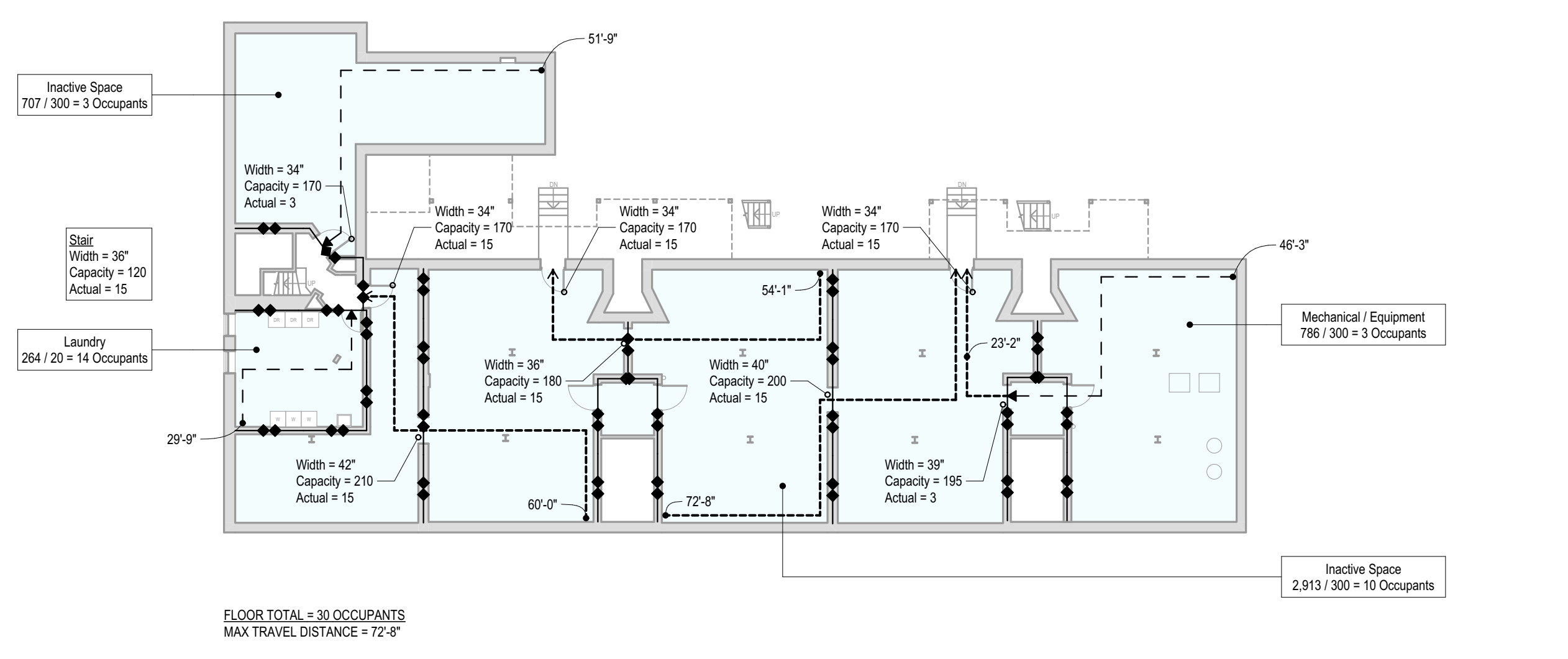
- 1HR FIRE-RATED WALL ASSEMBLY
- MIN 2HR FIRE-RATED WALL ASSEMBLY
- - - -> COMMON PATH OF TRAVEL
- - - -> EXIT ACCESS DISTANCE
- - - -> DISTANCE TO END OF CORRIDOR
- - - - -> BUILDING OVERALL DIAGONAL AND EXIT SEPARATION DISTANCE



3 Typical Floor Egress Plan
SCALE: 1/16" = 1'-0"



2 1st Floor Egress Plan
SCALE: 1/16" = 1'-0"



1 Basement Egress Plan
SCALE: 1/16" = 1'-0"



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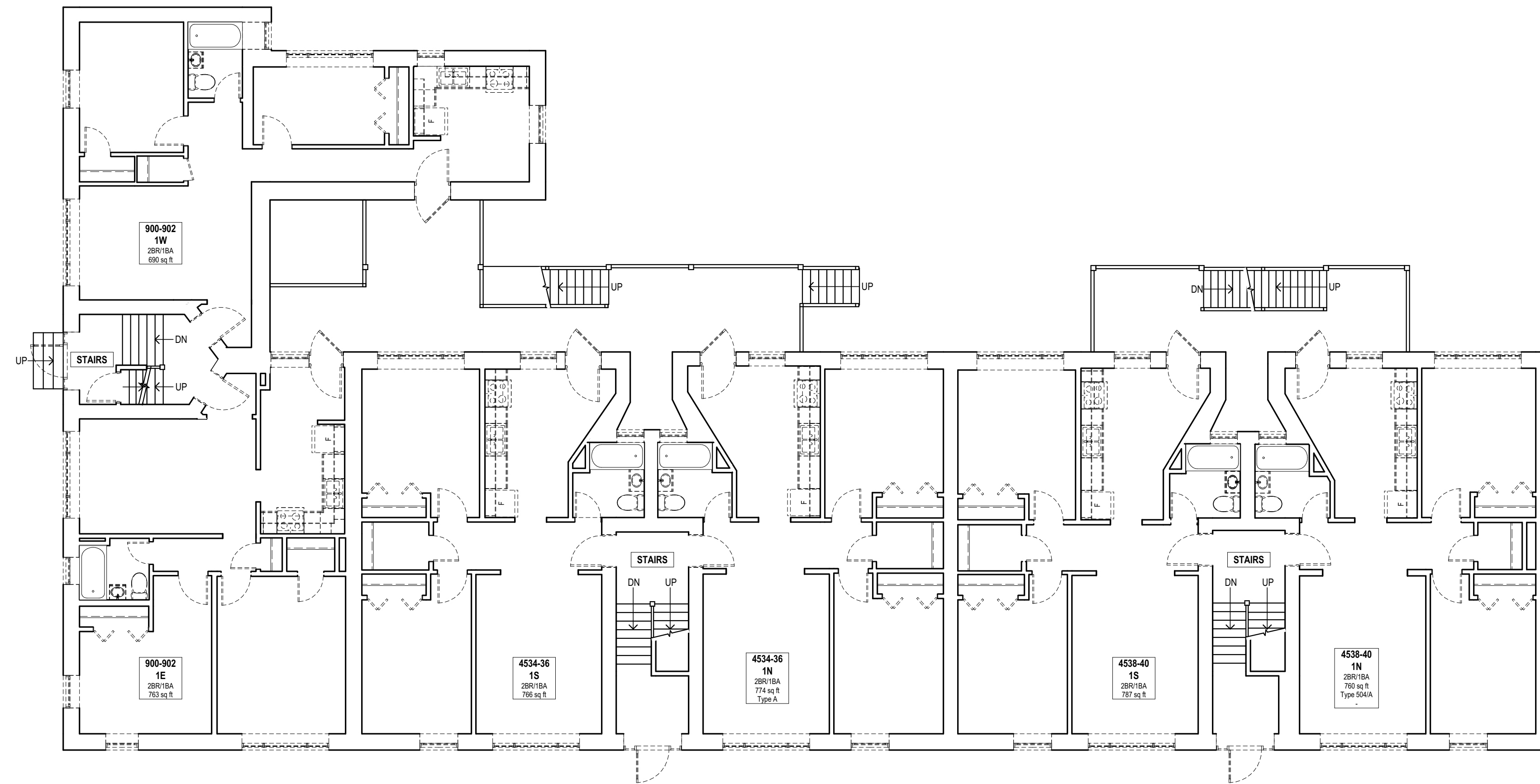
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Egress Plans

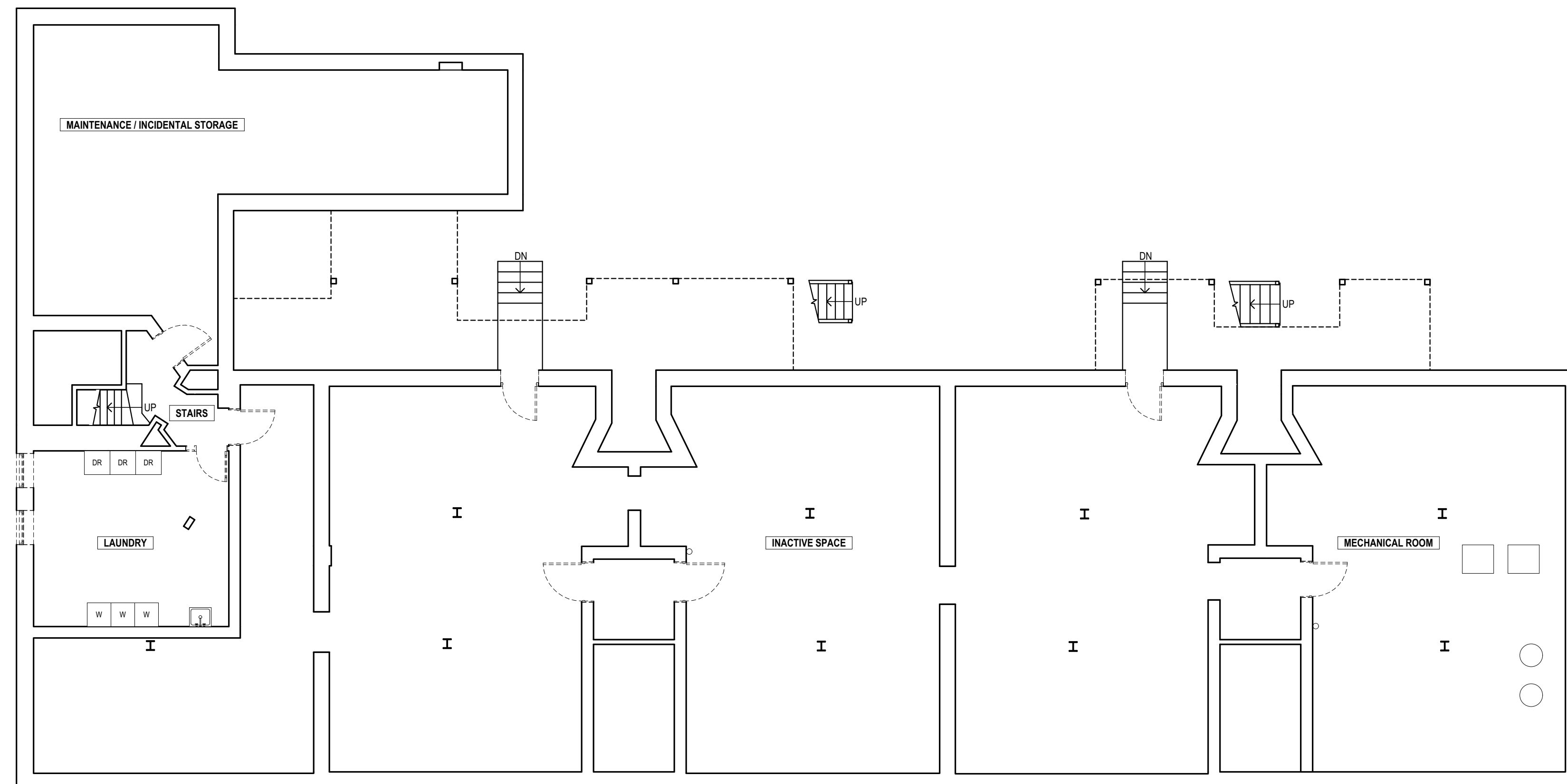
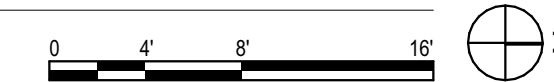
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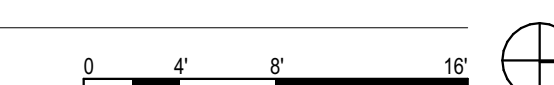
2 1st Floor Demolition Plan

SCALE: 1/8" = 1'-0"



1 Basement Demolition Plan

SCALE: 1/8" = 1'-0"



TYP DEMOLITION NOTES

THE FOLLOWING ARE MINIMUM REQUIREMENTS. MORE STRINGENT SPECIFICATIONS AND DRAWINGS WOULD APPLY.

REFER TO PROJECT NARRATIVE FOR SCOPE OF WORK.

THE EXTENT OF THE DEMOLITION WORK SHOWN ON THE DRAWINGS IS INTENDED TO GIVE THE CONTRACTOR THE SCOPE OF THE DEMOLITION REQUIRED. THE ACTUAL EXTENT OF DEMOLITION IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR.

EXISTING EQUIPMENT, FIXTURES, FURNISHINGS, ETC. TO REMAIN ARE TO BE RELOCATED OR STORED PER OWNER'S DIRECTION AND BE PROTECTED FROM DAMAGE AND VANDALISM.

CONTRACTOR TO COORDINATE DEMOLITION AND CONSTRUCTION OPERATIONS WHERE THEY AFFECT EXISTING WORK AREAS AND NORMAL OPERATING PROCEDURES. PROVIDE PROTECTION FOR THE NORMAL OPERATION OF THE FACILITY FROM DUST, FUMES, SMOKE, WATER, AND NOISE DURING DEMOLITION.

DEMOLITION EXPOSING THE INTERIOR OF THE BUILDING TO THE OUTSIDE ELEMENTS OR TO THE PUBLIC IS TO BE PROPERLY SECURED AND PROTECTED TO ELIMINATE DAMAGE FROM VANDALISM OR WEATHER. COORDINATE WITH OWNER'S REQUIREMENTS.

FIELD VERIFY LOCATIONS OF LOAD BEARING PARTITIONS, COLUMNS, BEAMS, AND SYSTEMS. CAUTION TO BE EXERCISED DURING DEMOLITION AND NEW CONSTRUCTION SO AS NOT TO ALTER AND/OR DAMAGE THE BUILDING'S STRUCTURAL AND OTHER PERTINENT SYSTEMS.

THE CONTRACTOR IS RESPONSIBLE FOR ALL SHORING, BRACING, AND PROTECTION TO MAINTAIN INTEGRITY AND SAFETY OF THE EXISTING BUILDING AND AREAS OF CONSTRUCTION.

REMOVE ALL MISCELLANEOUS ABANDONED OR NON-FUNCTIONING COMPONENTS AND DEVICES FOR PROPER DISPOSAL.

DISCONNECT, REMOVE OR CAP ALL UTILITIES AND DRAIN LINES AS REQUIRED. MAKE PROVISIONS FOR TEMPORARY UTILITY CONNECTIONS AS NECESSARY.

UNLESS INDICATED OTHERWISE, ALL AREAS AFFECTED BY DEMOLITION WORK ARE TO BE PATCHED, REPAIRED, AND SEALED TO MATCH EXISTING ADJACENT SURFACES AND FINISHES.

PATCH ALL NEW AND EXISTING PENETRATIONS IN FIRE RATED ASSEMBLIES TO MATCH EXISTING CONSTRUCTION AND MAINTAIN FIRE RATING UNLESS INDICATED OTHERWISE.

WHERE OPENINGS ARE INDICATED, REMOVAL OF THE APPLICABLE MATERIAL TO CREATE THE OPENING IS IMPLIED.

ALL SUBSURFACES ARE TO BE BROUGHT TO CONDITIONS SUITABLE FOR RECEIVING NEW WORK.

THE CONTRACTOR SHALL INFORM THE ARCHITECT IN WRITING OF ANY UNOBTAINABLE CONDITIONS UNCOVERED DURING DEMOLITION IMMEDIATELY, AND SHALL WORK WITH THE ARCHITECT TO RESOLVE ANY PROBLEMS IN A TIMELY MANNER.

THESE PLANS AND SPECIFICATIONS DO NOT INDICATE THE REMOVAL OF ASBESTOS NOR LEAD, NOR DO THEY ANTICIPATE ASBESTOS AND LEAD REMOVAL. PRIOR TO THE ONSET OF CONSTRUCTION, THE CONTRACTOR SHALL DETERMINE IF ANY SUCH CONDITIONS OCCUR. THE GC IS RESPONSIBLE FOR PROVIDING THE OWNER WITH ANY ABATEMENT PROCEDURES NECESSARY. THE ARCHITECT IS NOT RESPONSIBLE FOR ANY ABATEMENT PROCEDURES.

IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO IDENTIFY POINTS OF ACCESS TO THE BUILDING AND TO VERIFY MINIMUM CLEARANCES AVAILABLE FOR USE IN TRANSPORTING NECESSARY CONSTRUCTION MACHINERY, EQUIPMENT, MATERIALS, AND COMPONENTS INTO THE BUILDING. USE OF SUCH POINTS OF ACCESS SHALL BE APPROVED BY THE OWNER.

EXISTING LIFE SAFETY AND EMERGENCY SYSTEMS MAY NOT BE SHOWN ON THE DRAWINGS TO THEIR ENTIRETY. THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFICATION OF LOCATION AND EXTENT OF THESE SYSTEMS (INCLUDING BUT NOT LIMITED TO SMOKE DETECTION SYSTEMS, EMERGENCY LIGHTING SYSTEMS) AS THEY MAY BE AFFECTED BY NEW WORK. THE CONTRACTOR IS RESPONSIBLE FOR ACCOMMODATING THESE SYSTEMS WHEN AFFECTED BY NEW WORK SO THAT ALL APPLICABLE CODE REQUIREMENTS ARE MET.

ALL CONDUIT THAT IS ABANDONED SHALL BE REMOVED BACK TO THE SOURCE. ALL ABANDONED EXPOSED CONDUIT, INCLUDING ABOVE DROPPED CEILING, SHALL BE REMOVED UNLESS NOTED OTHERWISE. ALL PLUMBING AND HVAC SYSTEMS THAT ARE TO BE REMOVED ARE TO BE TERMINATED AT THE SOURCE AND REMOVED UNLESS NOTED OTHERWISE.

ALL DOORS, HARDWARE AND LIGHTING FIXTURES NOT SCHEDULED FOR RE-USE SHALL BE RETURNED TO BUILDING STOCK. COORDINATE WITH BUILDING FOR REMOVAL BY CONTRACTOR TO STORAGE AREA. IF REJECTED BY BUILDING, CONTRACTOR SHALL DISPOSE OF AS INDICATED.

THE CONTRACTOR SHALL BE AWARE THAT THE OWNER WILL CONTINUE TO USE THE ADJACENT AREAS DURING CONSTRUCTION. THE CONTRACTOR SHALL MINIMIZE IMPACT ON ADJACENT AREAS, AND MAY NOT USE ADJACENT AREAS FOR STORAGE OR STAGING. ADJACENT AREAS ARE TO BE KEPT CLEAN OF CONSTRUCTION RESIDUE/DEBRIS.

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Demolition Plans

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THE CONTRACTOR SHALL INFORM THE ARCHITECT IN WRITING OF ANY UNOBTAINABLE CONDITIONS UNCOVERED DURING DEMOLITION IMMEDIATELY, AND SHALL WORK WITH THE ARCHITECT TO RESOLVE ANY PROBLEMS IN A TIMELY MANNER.

THESE PLANS AND SPECIFICATIONS DO NOT INDICATE THE REMOVAL OF ASBESTOS NOR LEAD, NOR DO THEY ANTICIPATE ASBESTOS AND LEAD REMOVAL. PRIOR TO THE ONSET OF CONSTRUCTION, THE CONTRACTOR SHALL DETERMINE IF ANY SUCH CONDITIONS OCCUR. THE GC IS RESPONSIBLE FOR PROVIDING THE OWNER WITH ANY ABATEMENT PROCEDURES NECESSARY. THE ARCHITECT IS NOT RESPONSIBLE FOR ANY ABATEMENT PROCEDURES.

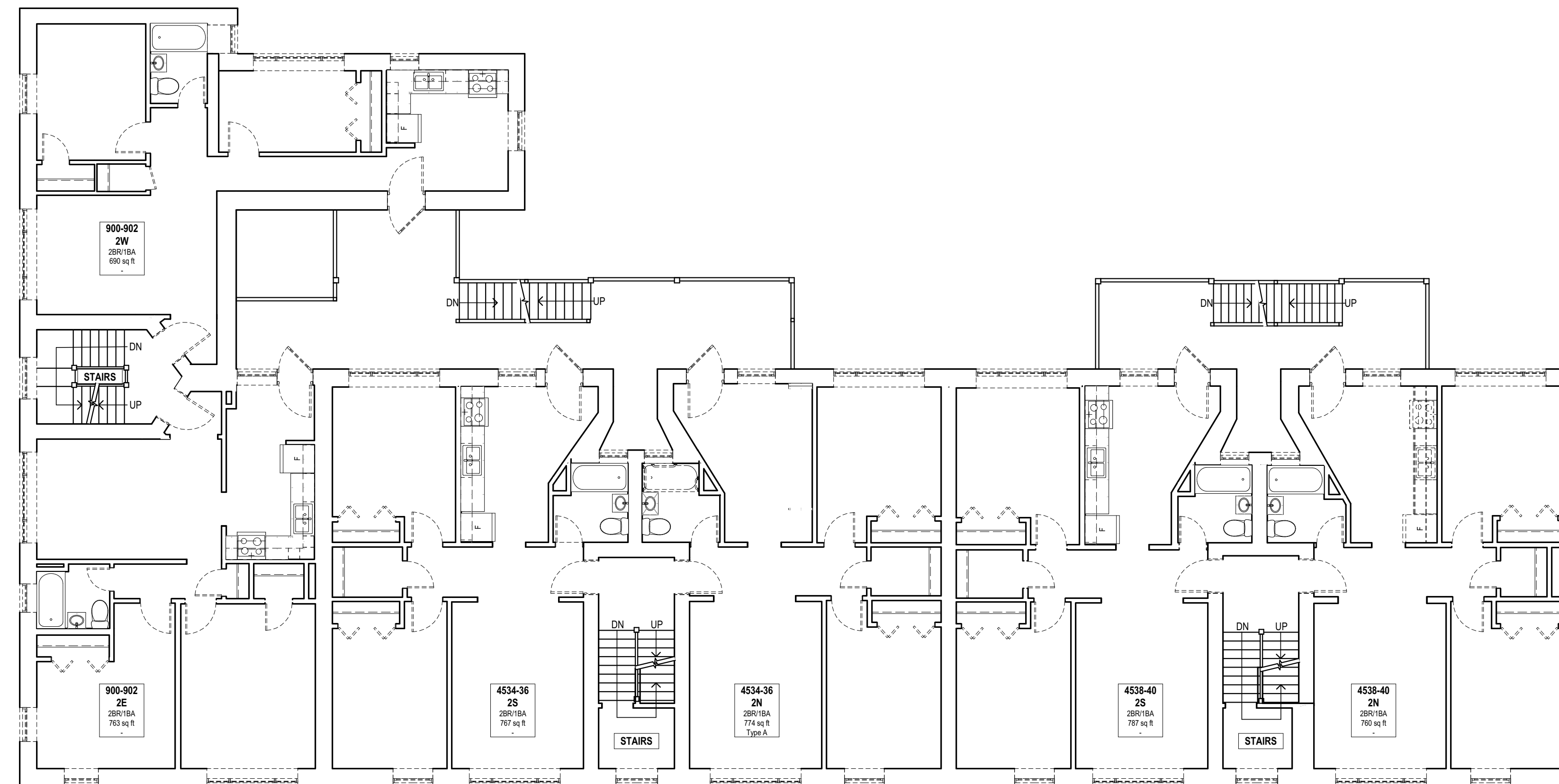
IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO IDENTIFY POINTS OF ACCESS TO THE BUILDING AND TO VERIFY MINIMUM CLEARANCES AVAILABLE FOR USE IN TRANSPORTING NECESSARY CONSTRUCTION MACHINERY, EQUIPMENT, MATERIALS, AND COMPONENTS INTO THE BUILDING. USE OF SUCH POINTS OF ACCESS SHALL BE APPROVED BY THE OWNER.

EXISTING LIFE SAFETY AND EMERGENCY SYSTEMS MAY NOT BE SHOWN ON THE DRAWINGS TO THEIR ENTIRETY. THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFICATION OF LOCATION AND EXTENT OF THESE SYSTEMS (INCLUDING BUT NOT LIMITED TO SMOKE DETECTION SYSTEMS, EMERGENCY LIGHTING SYSTEMS) AS THEY MAY BE AFFECTED BY NEW WORK. THE CONTRACTOR IS RESPONSIBLE FOR ACCOMMODATING THESE SYSTEMS WHEN AFFECTED BY NEW WORK SO THAT ALL APPLICABLE CODE REQUIREMENTS ARE MET.

ALL CONDUIT THAT IS ABANDONED SHALL BE REMOVED BACK TO THE SOURCE. ALL ABANDONED EXPOSED CONDUIT, INCLUDING ABOVE DROPPED CEILING, SHALL BE REMOVED UNLESS NOTED OTHERWISE. ALL PLUMBING AND HVAC SYSTEMS THAT ARE TO BE REMOVED ARE TO BE TERMINATED AT THE SOURCE AND REMOVED UNLESS NOTED OTHERWISE.

ALL DOORS, HARDWARE AND LIGHTING FIXTURES NOT SCHEDULED FOR RE-USE SHALL BE RETURNED TO BUILDING STOCK. COORDINATE WITH BUILDING FOR REMOVAL BY CONTRACTOR TO STORAGE AREA. IF REJECTED BY BUILDING, CONTRACTOR SHALL DISPOSE OF AS INDICATED.

THE CONTRACTOR SHALL BE AWARE THAT THE OWNER WILL CONTINUE TO USE THE ADJACENT AREAS DURING CONSTRUCTION. THE CONTRACTOR SHALL MINIMIZE IMPACT ON ADJACENT AREAS, AND MAY NOT USE ADJACENT AREAS FOR STORAGE OR STAGING. ADJACENT AREAS ARE TO BE KEPT CLEAN OF CONSTRUCTION RESIDUE/DEBRIS.



I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

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Demolition Plans

D-102

1 2nd Floor Demolition Plan (Typical)

SCALE: 1/8" = 1'-0"



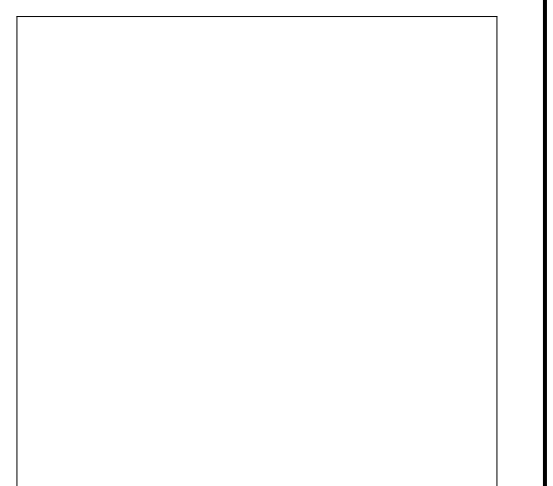
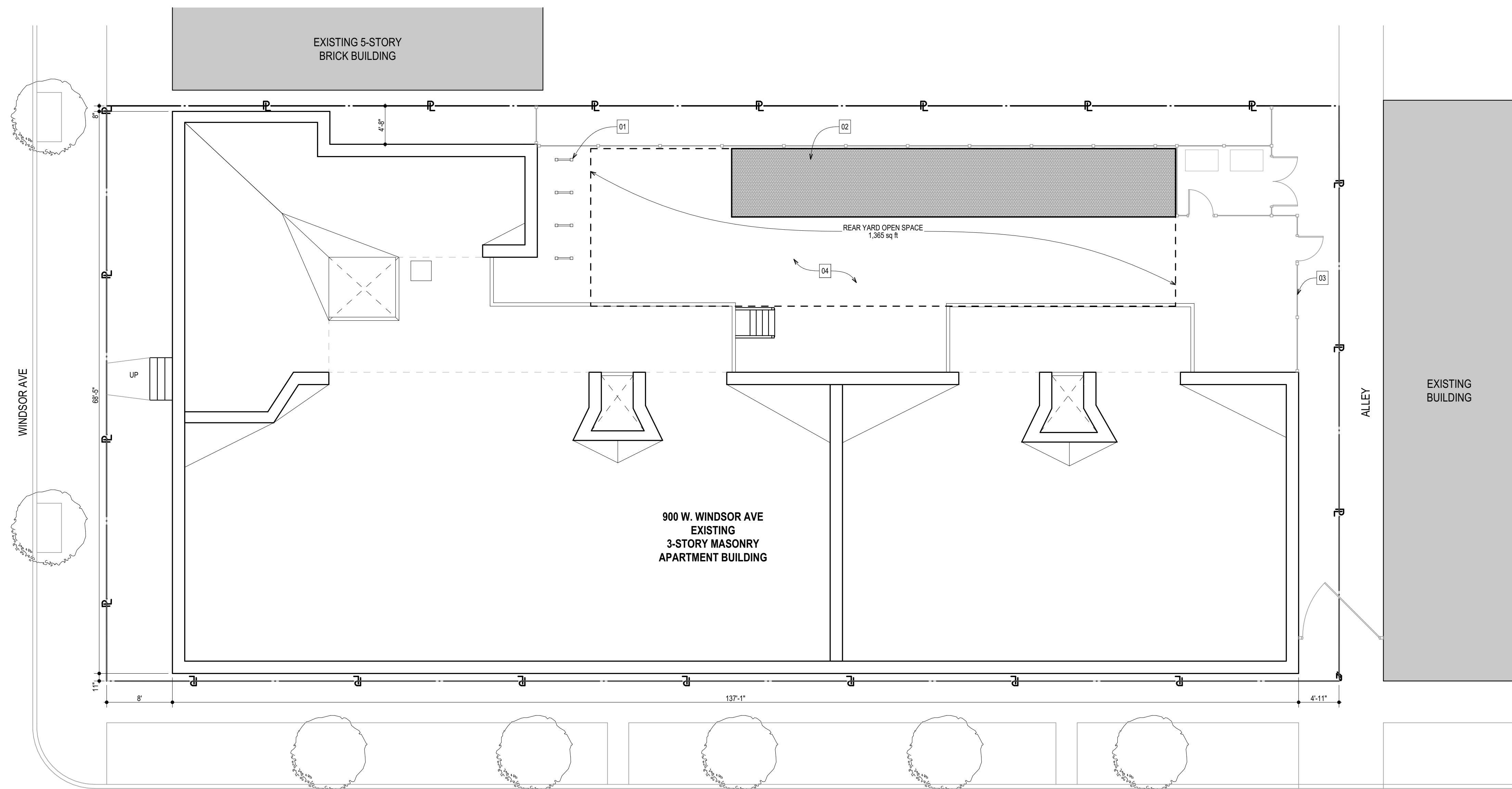
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TYP SITE PLAN NOTES

1. SEE SCOPE NOTES FOR ALL WORK

KEYED SITE NOTES

- 01 NEW BICYCLE PARKING
- 02 SEED OR RE-SOD GRASS
- 03 REPAIRED DAMAGED FENCE COMPONENTS AS REQ
- 04 REPAIR / REPLACE CONCRETE PAVING AS NEEDED



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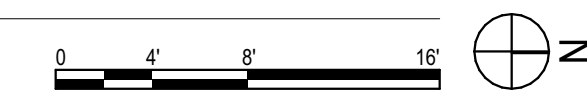
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Site Plan

A-100

1 Site Plan

SCALE: 1/8" = 1'-0"



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TYP PLAN LEGEND

- # WINDOW TAG. REFER TO WINDOW SCHEDULES.
- # STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
- # DOOR TAG. REFER TO DOOR SCHEDULES.
- ACCESSIBLE WINDOW WITH A MIN. 30-INCH x 48-INCH CLEAR FLOOR SPACE FOR A PARALLEL OR FORWARD APPROACH. CONTROLS WITH 15-INCH TO 48-INCH AFF AND 5 LB MAX FORCE TO ACTIVATE ALL OPERABLE PARTS.
- 12" DEEP CLOSET SHELF AND HANGING ROD PER TYP PLAN NOTES.

TYP PLAN NOTES

1. SEE PROJECT NARRATIVE FOR ALL WORK.
2. ALL DIMENSIONS, NOTES, KEYS, TAGS, ETC. ARE SAME AS 1ST OR TYPICAL FLOOR, UNO.
3. DIMENSIONS ARE FOR REFERENCE ONLY AND SHOULD BE VIF.
4. PLANS SHOW EXISTING DESIGNATED "ACCESSIBLE" UNITS. ADDITIONAL TYPE 50A, TYPE A, AND HEARING & VISUALLY IMPAIRED UNITS SHALL BE DESIGNATED PER THE UNIT MATRIX AND MADE ACCESSIBLE TO THE EXTENT FEASIBLE.
5. ACCESSIBLE CLEARANCES SHOWN IN EXISTING ACCESSIBLE UNITS FOR REFERENCE ONLY.
6. IN ALL UNITS, EXCEPT IN KITCHENS AND BATHROOMS, AT LEAST ONE OPERABLE WINDOW IN EACH ROOM SHALL BE ACCESSIBLE.
7. ALL CLOSETS AND STORAGE ROOMS SHALL HAVE A ROD AND A MINIMUM OF ONE 12" DEEP SHELF (SEE ACTUAL CONFIGURATIONS ON PLANS). ALL TYPE 50A UNITS, TYPE A & NON-RESIDENTIAL SHALL HAVE AN ADDITIONAL SHELF AND ROD AT 48" AFF. SEE A-501.
8. PROVIDE FIRE SEALANT AT ALL NEW PENETRATIONS. SEE A-005. REPLACE MISSING OR FAILING SEALANT AS REQD.
9. ALL METAL COPING TO BE REPLACED. ALL MASONRY COPING TO BE REPAIRED AS REQD. SEE STRUCTURAL FOR PARAPETS.
10. WHERE INSULATION IS LOCATED WITHIN ROOF CAVITY, PROVIDE ROOF VENTS, ONE EVERY 150 SF OR PER MANUFACTURER RECOMMENDATIONS.

KEYED PLAN NOTES

- 01 FIRE EXTINGUISHER AND CABINET. WHEN RECESSED OR SEMI-RECESSED IN A FIRE RATED WALL ASSEMBLY / BARRIER, PROVIDE A FIRE RATED CABINET
R=RECESSED MOUNTED
SR=SEMI-RECESSED MOUNTED
S=SURFACE MOUNTED
- 02 NEW PRE-FINISHED COLORED ALUM CORNER GUARDS 1-INCH X 1-INCH X 4'-FEET. WHITE MATTE AT WHITE WALLS AND AT ACCENT COLORED WALLS - COLOR TBD BY ARCHITECT
- 03 NEW ENERGY STAR CERTIFIED HIGH REFLECTIVE WHITE TPO ROOF SYSTEM, TYP (INCLUDING NEW CODE COMPLIANT INSULATION, SLOPING, DIVERTERS, CRICKETS, AND VENTS.)
- 04 SLOPED, PRE-FINISHED METAL COPING CAPS WITH HEMMED DRIP EDGES (COLORS BY ARCH). TYPICAL AT ALL PARAPETS.
- 05 PRE-FINISHED METAL GUTTER (COLOR BY ARCH) SLOPED MIN. 1/16-INCH PER FOOT. ALL GUTTERS ARE 6-INCH, UNO.
- 06 PRE-FINISHED METAL DOWNSPOUT (COLOR BY ARCH) WITH REVERSE BASKET STRAINER. ALL DOWNSPOUTS ARE 6-INCH UNO. REFER TO CIVIL.
- 07 REPAIR PATIOS. REFER TO STRUCTURAL DWGS.
- 08 CLAY TILE COPING
- 09 SPLASH BLOCKS
- 10 ROOF VENTS, ONE EVERY 150 SF OR PER MFR RECOMMENDATIONS
- 11 NEW GUARDRAIL EXTENSION TO 42" AFF
- 12 PRIMED AND PAINTED STEEL ROOF ACCESS LADDER (COLOR BY ARCH) W/ 30" X 36" LOCKABLE AND INSULATED ROOF HATCH AT THE UPMOST FLOOR. TENANTS AND PUBLIC SHALL NOT HAVE ACCESS TO ROOF DECK
- 13 WINDOW AC UNITS TO BE PROVIDED WITHIN CUSTOM INSULATED METAL PANEL SASH

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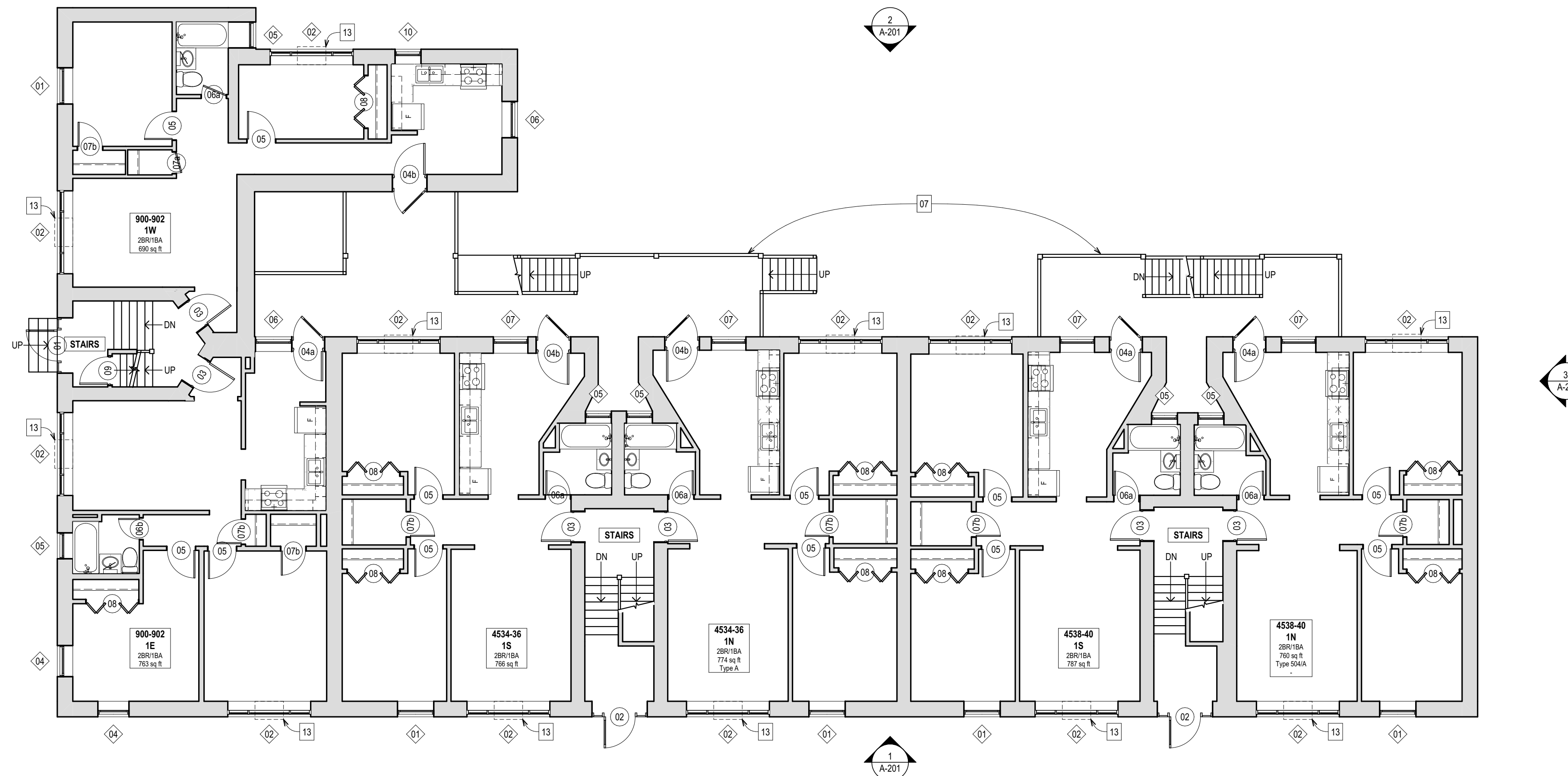
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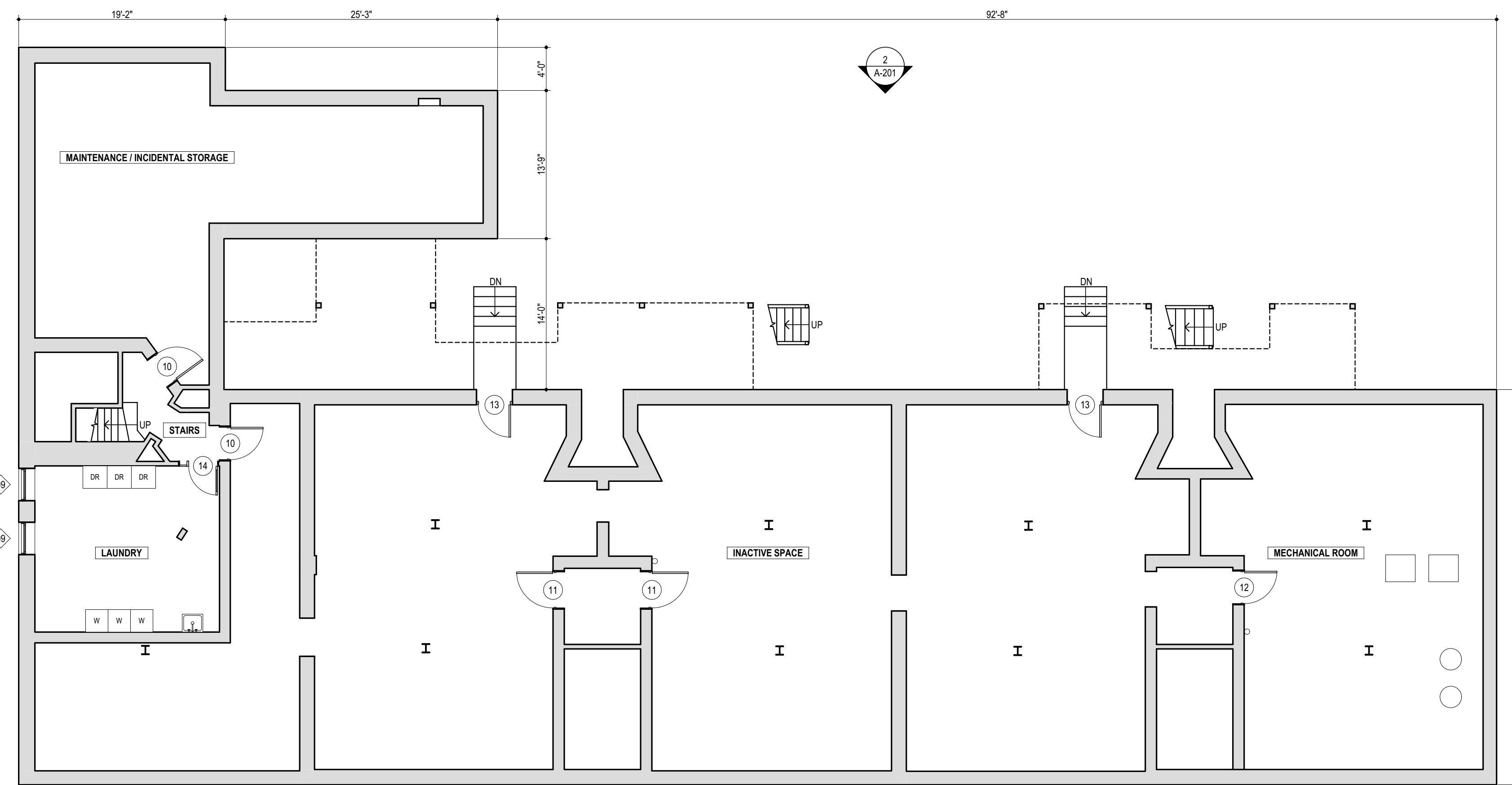
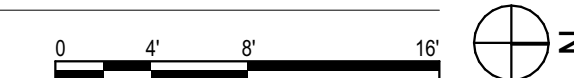
Floor Plans

A-101



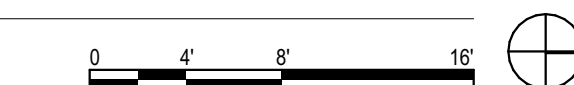
2 1st Floor Plan

SCALE: 1/8" = 1'-0"



1 Basement Plan

SCALE: 1/8" = 1'-0"



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TYP PLAN LEGEND

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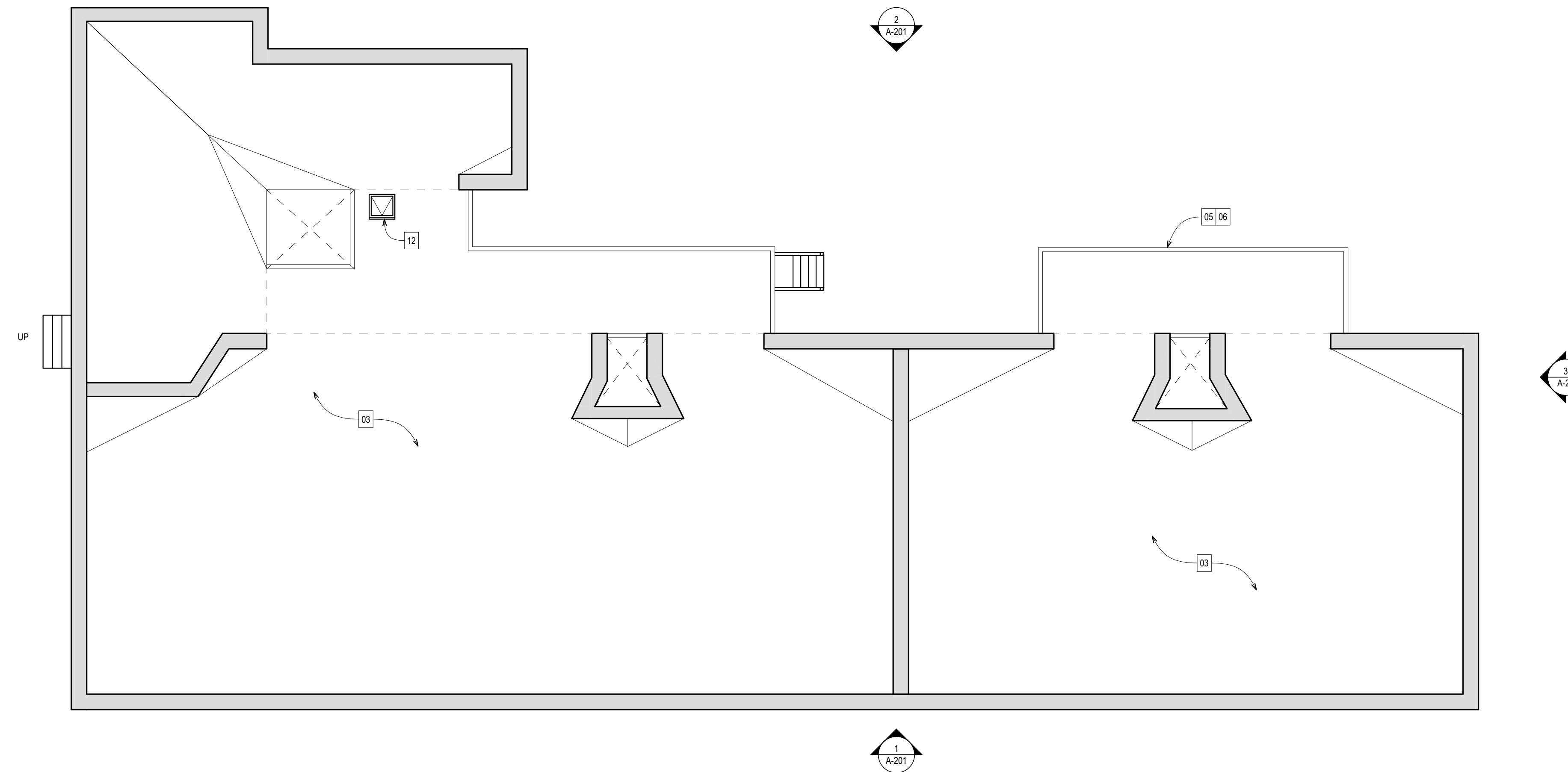
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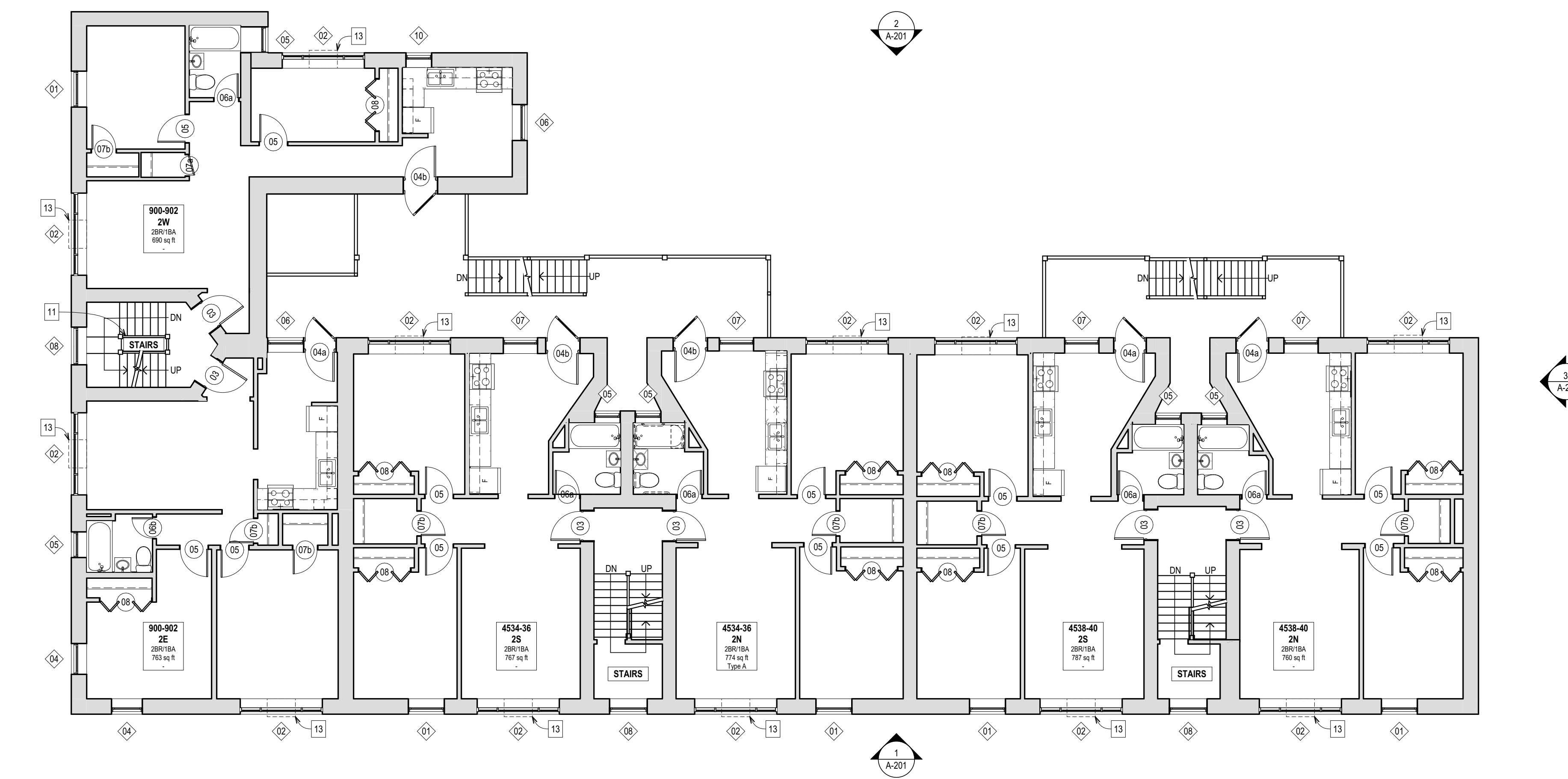
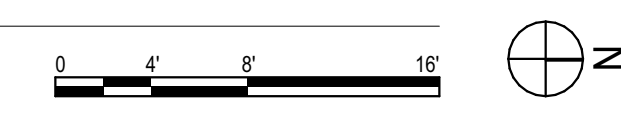
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Floor & Roof Plans

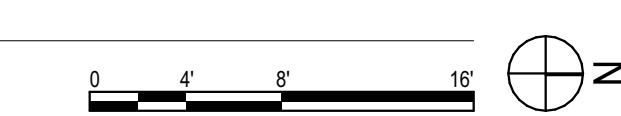
A-102



2 Roof Plan
SCALE: 1/8" = 1'-0"



1 2nd Floor Plan (Typical)
SCALE: 1/8" = 1'-0"



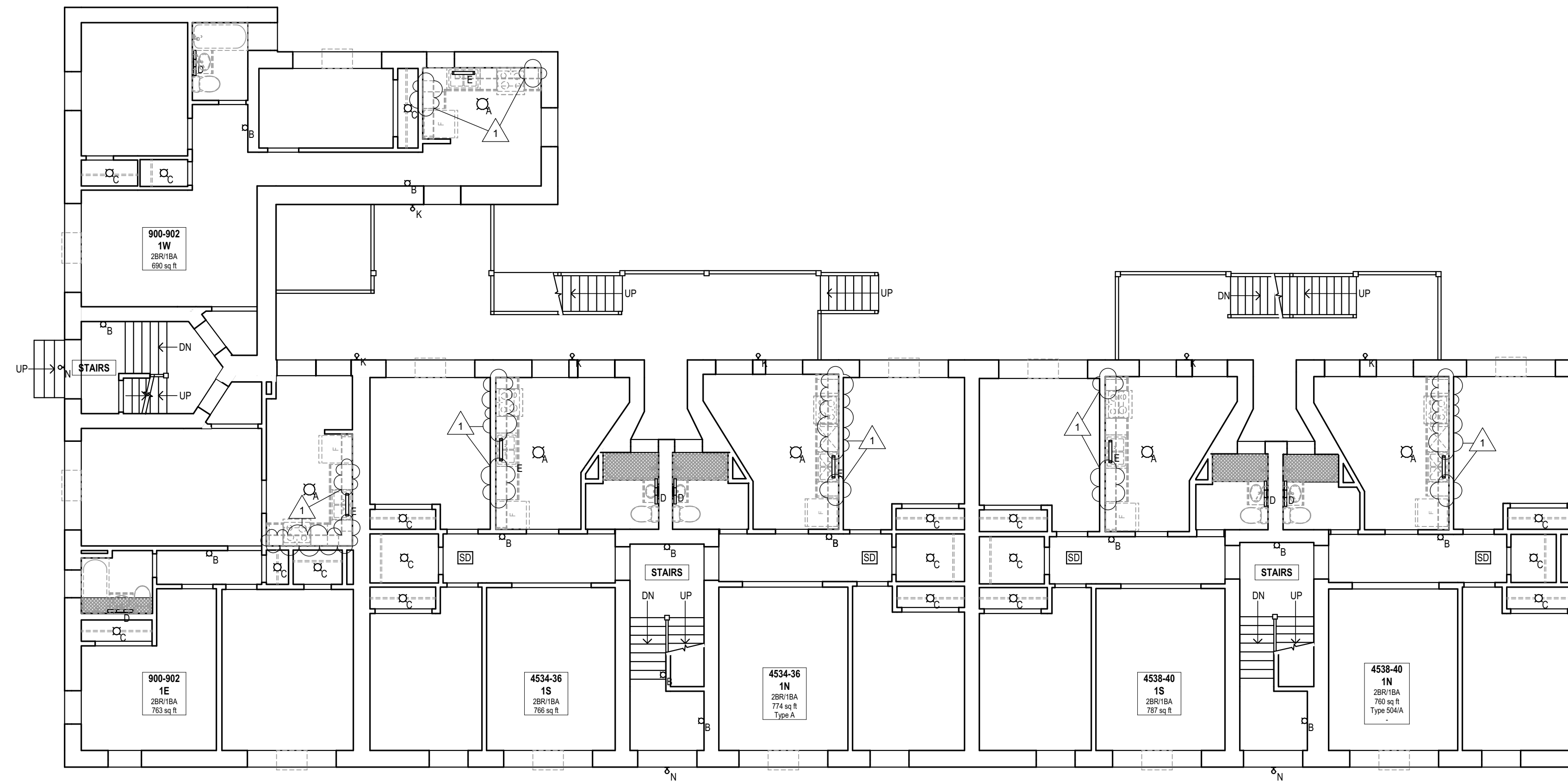
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RCP LEGEND

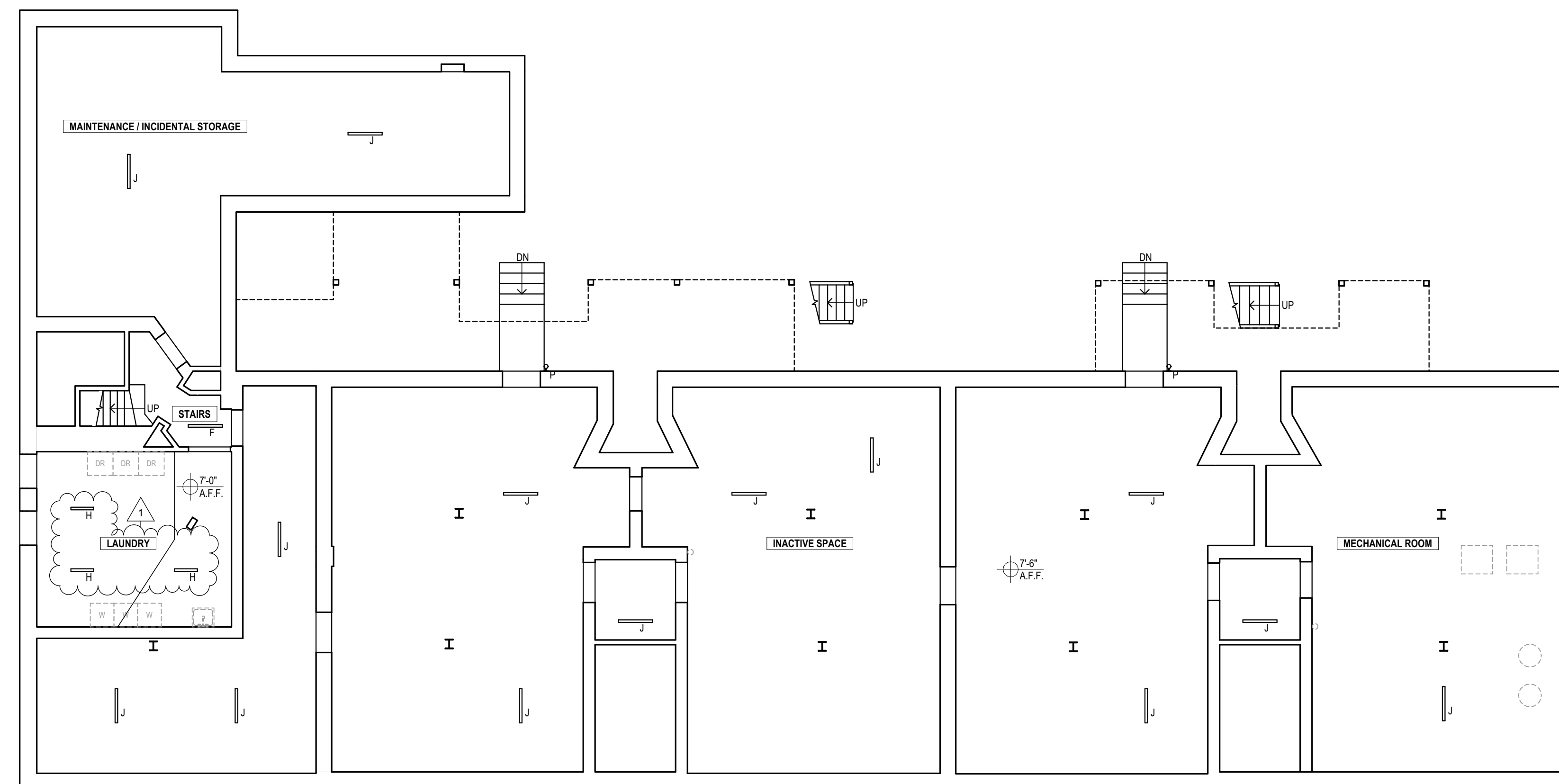
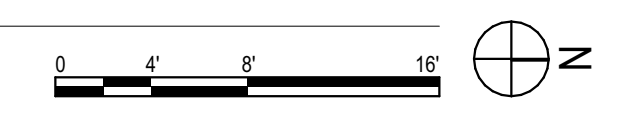
CEILING ASSEMBLY xx 5/8" GYP BD

TYPICAL RCP NOTES

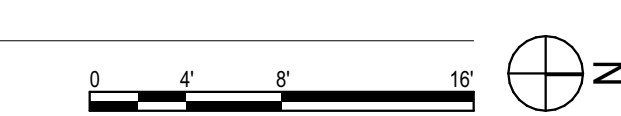
1. GYP BOARD CONTROL JOINTS CONTINUOUS FROM CEILING TO WALL AT MFR REQUIRED INCREMENTS, FINAL LOCATIONS TBD BY ARCH.
2. ALL ACCESS PANELS AND HATCHES INSTALLED IN UNITS AND FRONT OF HOUSE SPACES SHALL BE FRAMELESS.
3. ALL NEW LIGHTS SHALL BE CENTERED IN THE SPACE, UNLESS NOTED OTHERWISE.
4. ALL EMERGENCY LIGHTING TO BE REPLACED.
5. ONE WALL-MOUNTED FIXTURE IN EVERY LIVING SPACE (BEDROOM, LIVING ROOM) THAT DOES NOT HAVE AN EXISTING LIGHT FIXTURE. LOCATE ABOVE SWITCHED OUTLET IF ONE EXISTS.



2 1st Floor Reflected Ceiling Plan
SCALE: 1/8" = 1'-0"



1 Basement Reflected Ceiling Plan
SCALE: 1/8" = 1'-0"



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Reflected Ceiling Plans

A-121

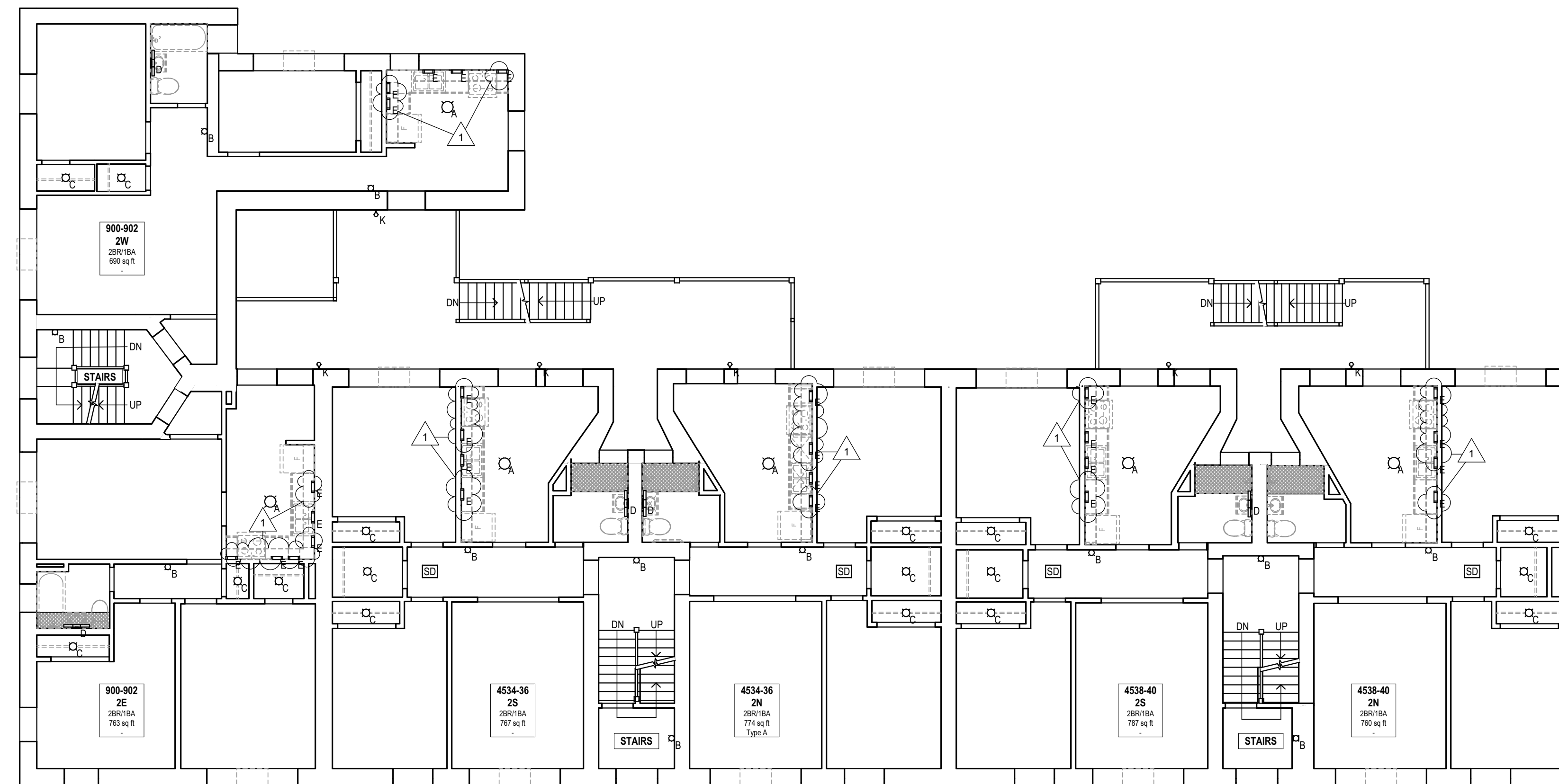
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RCP LEGEND

CEILING ASSEMBLY xx 5/8" GYP BD

TYPICAL RCP NOTES

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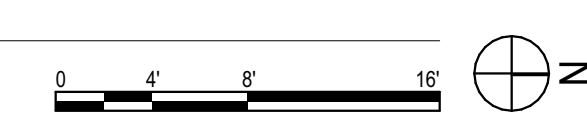
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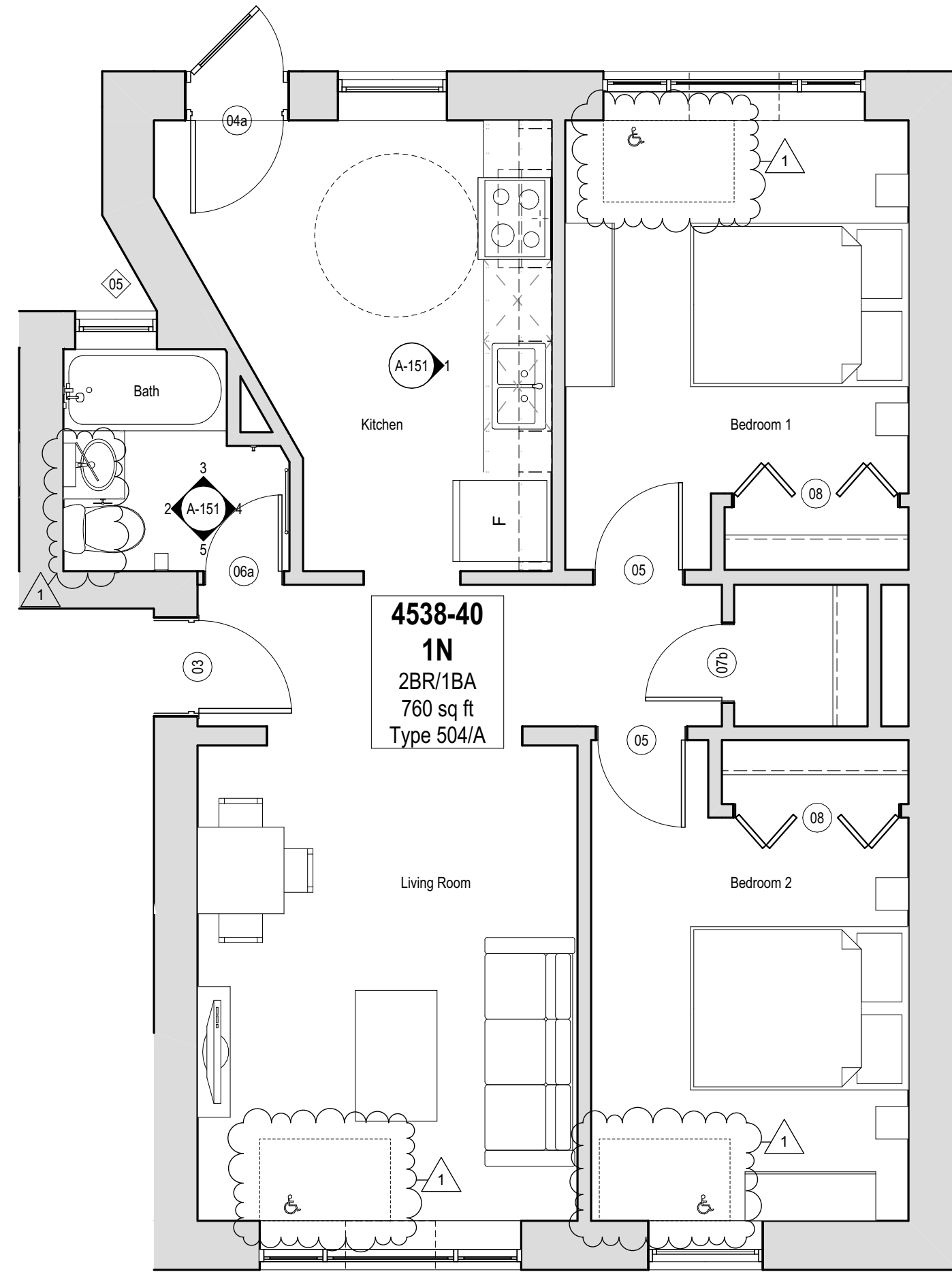
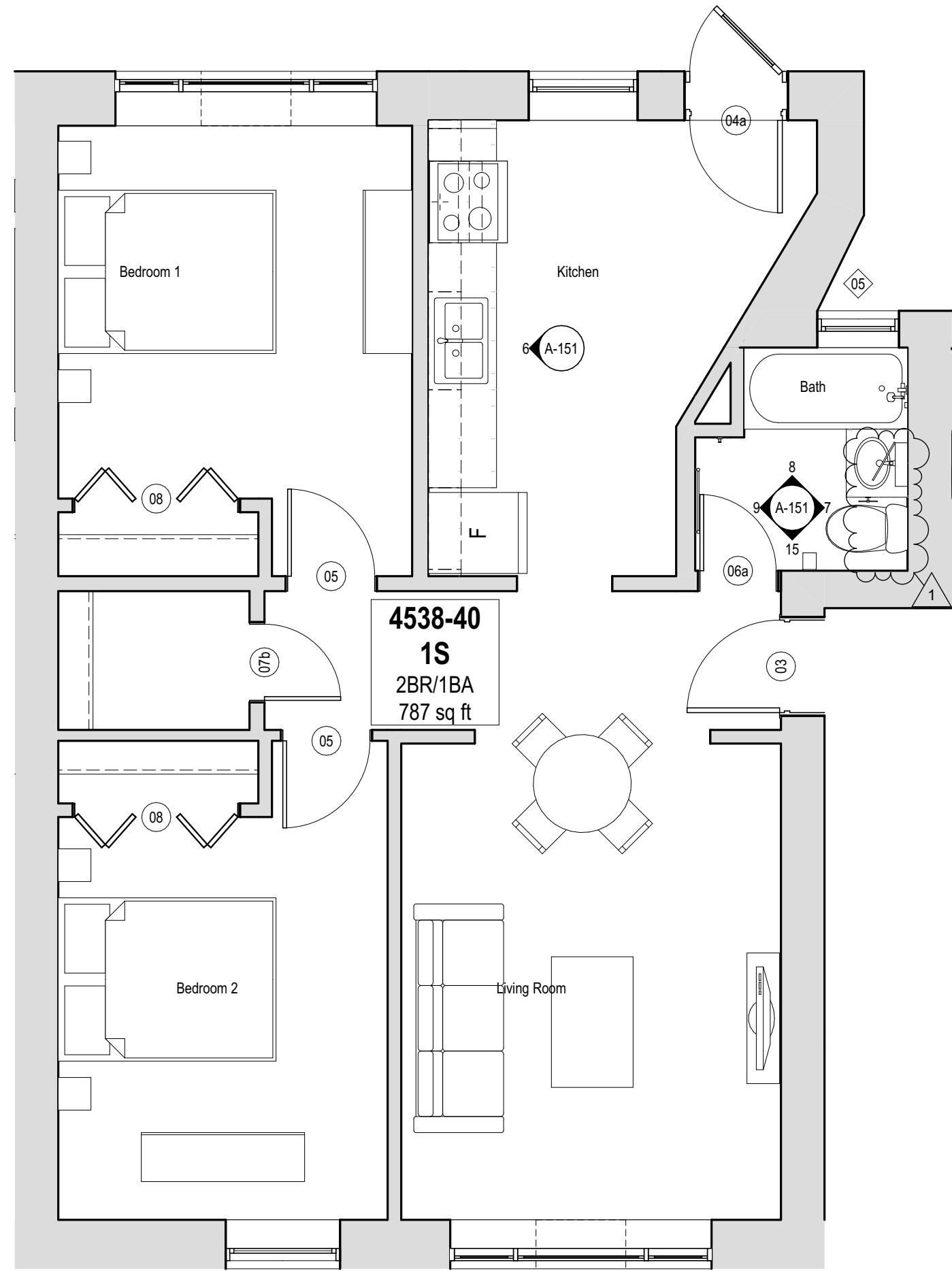
Reflected Ceiling Plans

A-122

1 2nd Floor Reflected Ceiling Plans (Typical)
SCALE: 1/8" = 1'-0"



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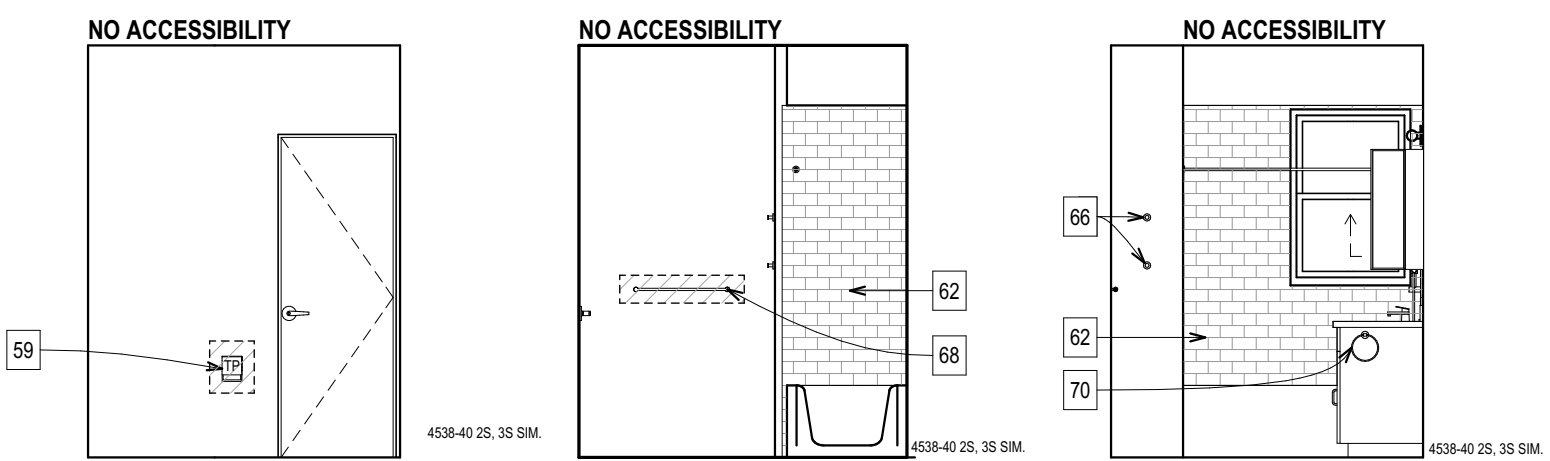


(2BR) 1st Flr Enlarged Plan
 Unit 4538-40-1N - 504/Type A
 (Unit 4534-36-3S Mir.) - 504/Type A
 Units 4534-36 1N & 2N (Sim.) - Type A

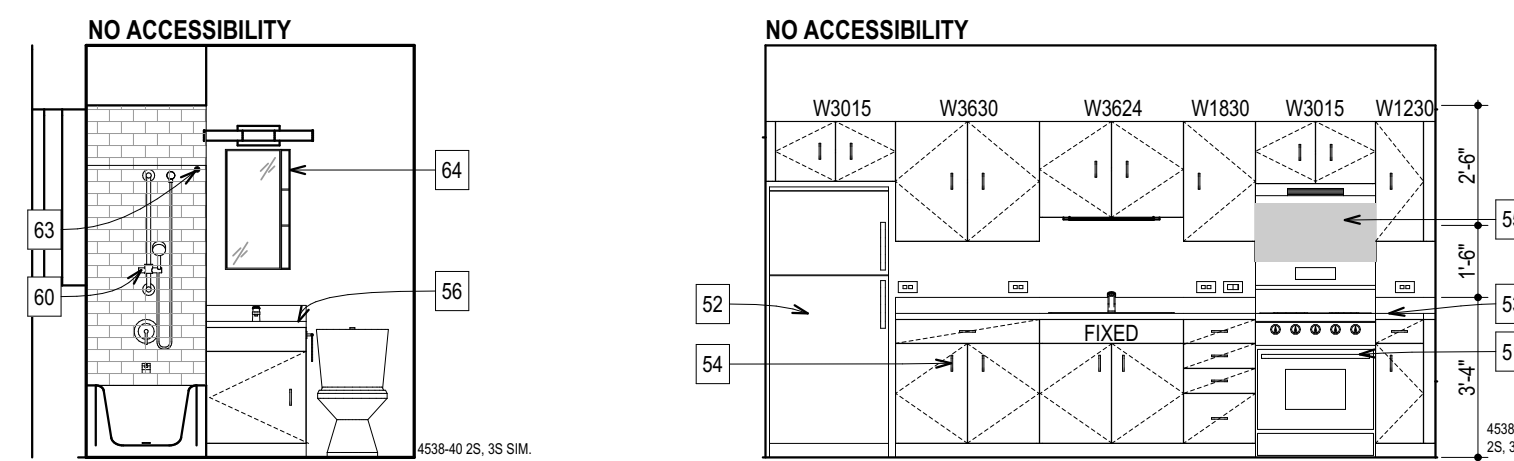
(2BR) - 1st Floor Enlarged Plan
 Unit 4538-40 1S, 2S/3S Sim. - No Accessibility

12 SCALE: 1/4" = 1'-0"

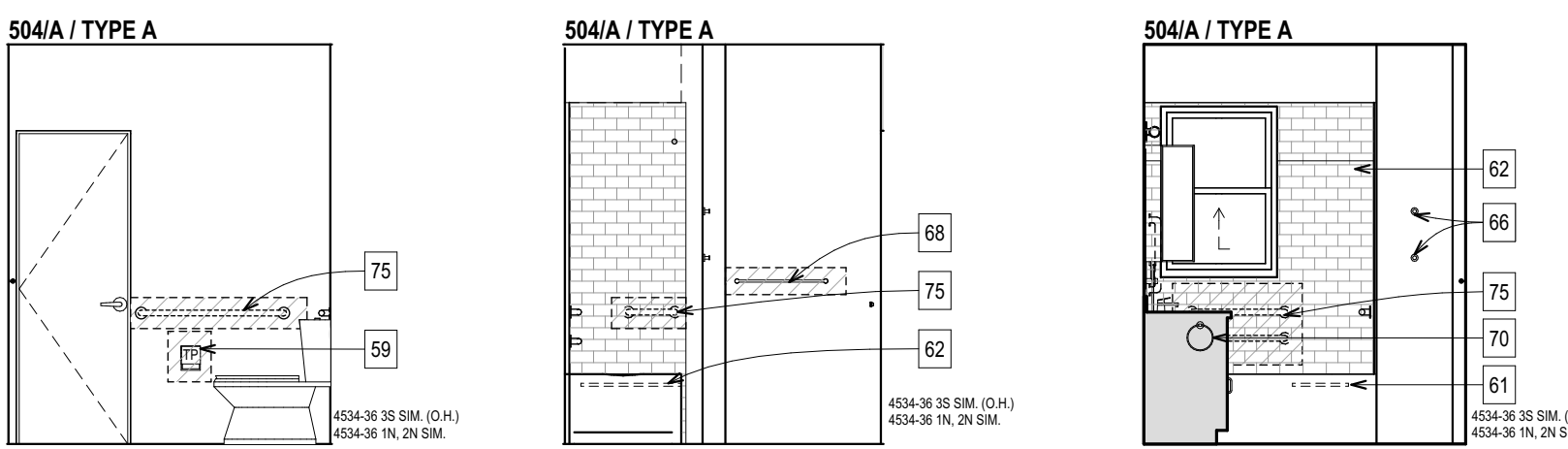
11 SCALE: 1/4" = 1'-0"



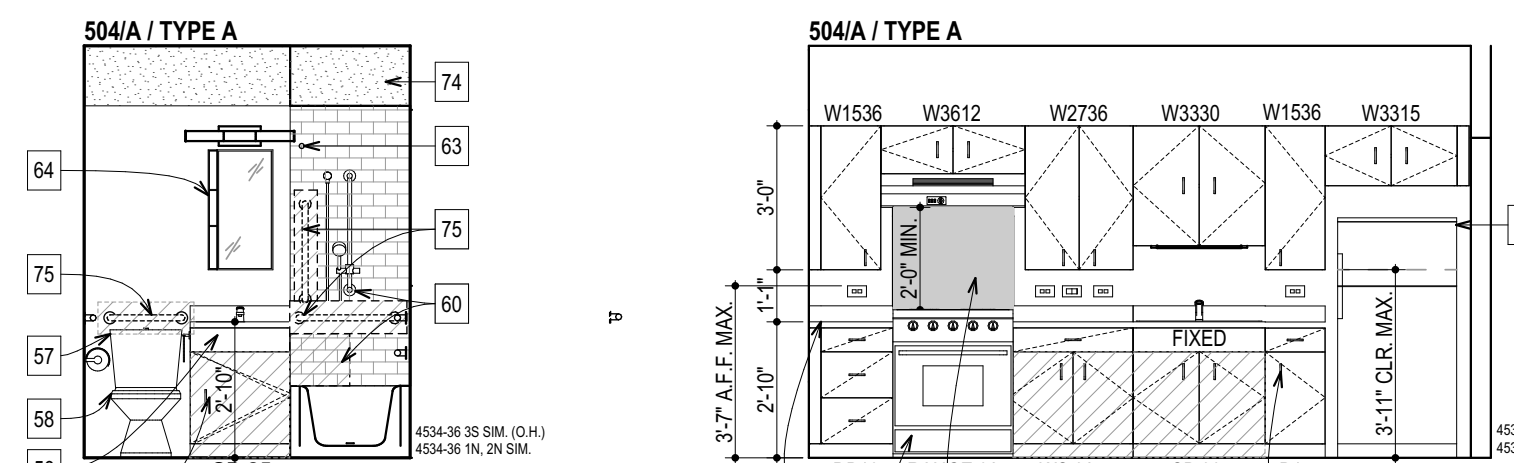
15 1S Bath SCALE: 1/4" = 1'-0"
 9 1S Bath SCALE: 1/4" = 1'-0"
 8 1S Bath SCALE: 1/4" = 1'-0"



7 1S Bath SCALE: 1/4" = 1'-0"
 6 Unit 4538-40 1S Kitchen SCALE: 1/4" = 1'-0"



5 1N Bath SCALE: 1/4" = 1'-0"
 4 1N Bath SCALE: 1/4" = 1'-0"
 3 1N Bath SCALE: 1/4" = 1'-0"



2 1N Bath SCALE: 1/4" = 1'-0"
 1 Unit 4538-40 1N Kitchen SCALE: 1/4" = 1'-0"

KEYED INT ELEV NOTES

SEE PLAN NOTES FOR #1-50

- 51 RANGE / OVEN WITH AN ENERGY STAR RATED RANGE HOOD ABOVE. AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & AT NON-RESIDENTIAL / COMMON SPACES, THE RANGE / OVEN SHALL BE ADA COMPLIANT AND SHALL HAVE FRONT CONTROLS TO PREVENT REACHING ACROSS BURNERS AND A WALL MOUNTED SWITCH TO THE RANGE HOOD LOCATED WITHIN ACCESSIBLE REACH RANGES.
- 52 A COMBINATION ADA COMPLIANT ENERGY STAR RATED REFRIGERATOR AND FREEZER WITH MIN. 50% OF THE FREEZER COMPARTMENT SHELVES (INCLUDING THE BOTTOM OF THE FREEZER) AT MAX. 54" AFF. WHEN THE SHELVES ARE INSTALLED AT THE MAX. HEIGHTS POSSIBLE IN THE COMPARTMENT OR BE A VERTICAL, SIDE-BY-SIDE REFRIGERATOR / FREEZER TYPE.
- 53 1 PIECE SOLID SURFACE COUNTERTOP (NO PLASTIC LAMINATE COUNTERTOP) W/ BULLNOSED EDGES W/ SIDE SPLASHES AND AN INTEGRAL ROLLED FORMED BACKSPASH (NO BACKSPLASHES ON ISLANDS), TYP.
- 54 4" D-PULL CABINETRY HARDWARE AT ALL LOWER AND UPPER CABINETS AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, TYP.
- 55 1 PIECE ENAMEL COATED METAL GREASE SHIELD BETWEEN RANGE / OVEN AND THE RANGE HOOD ABOVE. PROVIDE AN ADDITIONAL GREASE SHIELD WHEN THE RANGE / OVEN IS LOCATED ADJACENT TO A SIDE WALL, TYP.
- 56 LAV-1: NEW 1 PIECE CULTURED MARBLE COUNTERTOP WITH OVER FLOW, BACKSPASH AND SIDESPLASH W/ BULLNOSED EDGES, AND INTEGRAL BOWL. INSTALL SINK AS WALL HUNG AT ALL REMOVABLE CABINETS IN TYPE 504A AND TYPE A UNITS SO CABINET CAN BE FULLY REMOVED PROVIDING KNEE CLEARANCE UNDER THE SINK.
- 57 AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, THE FLUSH CONTROLS SHALL BE LOCATED ON THE WIDER (OPEN SIDE OF THE TOILET AT MAX. 44" AFF.
- 58 THE TOP OF THE TOILET SEAT AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, NON-RESIDENTIAL / COMMON SPACES SHALL BE LOCATED BETWEEN 17" TO 19" AFF.
- 59 AT TYPE A ADAPTABLE & NON-RESIDENTIAL / COMMON SPACES, THE BOTTOM OF THE TOILET PAPER DISPENSER SHALL BE MIN. 18" AFF. AND HORIZONTALLY 7" TO 9" FROM THE FACE OF THE TOILET TO THE CENTER OF THE DISPENSER. AT TYPE 504 UNITS, THE CENTERLINE OF THE TOILET PAPER DISPENSER SHALL BE MIN. 19" AFF. AND THE FURTHEST EDGE OF THE TOILET PAPER DISPENSER SHALL BE HORIZONTALLY MAX. 36" FROM THE REAR WALL.
- 60 AT TYPE 504 UNITS & TYPE A ADAPTABLE UNITS, BATHTUB CONTROLS, OTHER THAN DRAIN STOPPERS, SHALL BE OFFSET AND LOCATED BETWEEN THE BATHTUB RIM AND GRAB BAR LOCATION AND BETWEEN THE OPEN SIDE OF THE BATHTUB AND THE MIDPOINT WIDTH OF THE BATHTUB. ON ALL UNITS PROVIDE A HANDHELD 60" LONG SHOWER HOSE WITH A NON-POSITIVE SHUT-OFF FEATURE ON A MIN. 36" ADJUSTABLE BAR SO THE HANDHELD CAN BE FIXED. THE TOP OF THE LOWEST POINT OF THE OPERABLE PART OF THE HANDHELD TO BE LOCATED AT MAX. 48" AFF.
- 61 AT TYPE 504 UNITS, PROVIDE AN ACCESSIBLE BATHTUB SEAT.
- 62 AT ALL BATHTUBS AND SHOWER STALLS, REPAIR DAMAGED EXISTING TILE IN KIND. SEE FINISH SCHEDULE FOR ADDITIONAL INFORMATION.
- 63 ALL BATHTUBS AND SHOWERS SHALL HAVE A CURVED CURTAIN ROD CENTERED OVER THE BATHTUB AND SHOWER EDGE AND SCREWED INTO THE WALL WITH CONCEALED FASTENERS.
- 64 18" WIDE X 26" HIGH SURFACE MOUNTED MEDICINE CABINET. AT TYPE 504 UNITS, THE TOP SURFACE OF THE LOWEST SHELF OF THE MEDICINE CABINET SHALL BE NO HIGHER THAN 44" AFF. COORDINATE ALL TRADES IN THE WALL.
- 65 NOT USED
- 66 AT ALL UNITS, PROVIDE ROBE HOOKS AT 60" AFF AND 48" AFF.
- 67 18" TOWEL BAR AT 42" AFF.
- 68 24" TOWEL BAR AT 42" AFF.
- 69 RECESSED ADA COMPLIANT PAPER TOWEL DISPENSER / GARBAGE RECEPTACLE MOUNTED AT 38" AFF TO UNDERSIDE OF TOWEL DISPENSER AT PUBLIC TOILETS ONLY WHERE NOTED.
- 70 PROVIDE A RING TOWEL BAR W/ BLOCKING CONCEALED IN WALL. WHEN LOCATED ON THE SIDES OF REMOVABLE VANITIES LOCATE AT A HEIGHT THAT ATTACHES TO BRACKET AND ALLOWS MIN. 1 1/2" ABOVE THE RING. TYPE 504A AND TYPE A UNITS. LOCATED THE T.O. TOWEL RING AT MAX. 48" AFF. OR LOWER WHERE NOTED. AT ALL OTHER UNITS: HEIGHT TBD.
- 71 NOT USED.
- 72 PROVIDE A DROP DOWN GRAB BAR W/ BLOCKING CONCEALED IN WALL. SEE DETAILS ON A-801.
- 73 NOT USED.
- 74 SOFFIT. SEE RCP'S FOR MORE INFO. TYP.
- 75 GR-R: STAINLESS STEEL GRAB BAR, 18 GAUGE, OUTSIDE DIAMETER OF 1 1/2 INCH. PROVIDE GRAB BARS INSTALLED AT TIME OF CONSTRUCTION WITH REQUIRED BLOCKING AT TYPE 504A UNITS AND PUBLIC TOILETS. PROVIDE BLOCKING ONLY AT TYPE A UNITS.

INT ELEVATION LEGEND

REMOVABLE CABINETS @ TYPE A (REMOVED CABINET BASE AT MOVE-IN @ 504/TYPE A)

TYP INT ELEV NOTES

- 1 REFER TO THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR ADDITIONAL INFORMATION.
- 2 SEE PLANS FOR ACTUAL ROOM SIZE OF THE BATHROOMS. THE INTERIOR ELEVATION ROOM SIZES ARE DIAGRAMMATIC. VERIFY ALL KITCHEN AND BATHROOM DIMENSIONS IN FIELD.
- 3 REFER TO THE CITY OF CHICAGO DEPARTMENT OF HOUSING STANDARDS, ALL KITCHEN AND BATHROOM CABINETS SHALL HAVE SOLID WOOD FACE-FRAMES, SOLID WOOD DOORS, AND DRAWER FRONTS, DOVETAIL OR REINFORCED JOINT CONSTRUCTION DRAWER BOX CONSTRUCTION, AND SOLID PLYWOOD BOX CONSTRUCTION (NO MDF NOR LAMINATE BOXES, CABINET DRAWERS OR DOOR FRONTS ALLOWED). CABINETS SHALL HAVE MINIMUM LEVEL 2 DOORS FEATURING SOLID WOOD FRAMES WITH GENUINE VENEER CENTER PANELS. ALL MILLWORK SHALL MEET ANSICMCA A151.1. ALL CABINET DRAWERS AND DOORS SHALL HAVE ACCESSIBLE HARDWARE.
- 4 ALL EXPOSED CABINET SIDES SHALL BE FINISHED. PROVIDE FILLER CABINET PIECES AS REQUIRED AT ALL GAPS. FILLER PIECES SHALL BE < 3".
- 5 THE FINISHED FLOOR, BASE TRIM AND FINISHED CABINET SIDES SHALL EXTEND UNDERNEATH ALL REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS. PROVIDE BLOCKING TO SUPPORT CABINETS AT INITIAL CONSTRUCTION WITH THE BOTTOM OF CABINET APRONS AT MIN. 28" AFF. REMOVABLE CABINETS MUST BE ABLE TO BE RELOCATED TO 28" TO 38" AFF. WITHOUT CUTTING THE COUNTER OR DAMAGING ADJACENT CABINETS, WALLS, DOORS AND STRUCTURAL ELEMENTS AND HAVE ROUGH-IN PLUMBING CONNECTIONS OF SUPPLY AND DRAIN PIPES AT 28" TO 29" AFF.
- 6 INSULATE AND PROTECT ALL EXPOSED PIPES AND SUPPLY LINES UNDER REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS AT INITIAL CONSTRUCTION.
- 7 ALL KITCHEN AND BATHROOM FAUCETS, DOORS, AND OPERABLE PARTS SHALL BE LEVER-TYPE AND HAVE MAXIMUM 5 LB FORCE TO OPERATE.
- 8 THE DEPTH OF THE BATHROOM LAVATORY AND KITCHEN SINK BOWLS FROM THE TOP OF THE COUNTER AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES SHALL BE MAX. 6 1/2".
- 9 ADA COMPLIANT TEXTURED GRAB BARS W/ BLOCKING SHALL BE INSTALLED AT INITIAL CONSTRUCTION AT ALL TYPE 504A UNITS & AT NON-RESIDENTIAL / COMMON TOILET ROOMS. IN TYPE A UNITS & TYPE B UNITS, GRAB BARS ARE NOT REQUIRED, BUT BLOCKING FOR GRAB BARS IS REQUIRED. EXTEND BLOCKING A MINIMUM OF 6" PAST THE REQUIRED GRAB BAR LENGTH. SEE THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR REQUIRED LOCATIONS. GRAB BARS SHALL BE INSTALLED AFTER TURNOVER BY THE OWNER AT ALL TYPE A ADAPTABLE UNITS & TYPE B ADAPTABLE UNITS AT THE REQUEST OF A TENANT.
- 10 AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES, PROVIDE SEPARATE ELECTRICAL SWITCHES FOR THE UNDERCABINET LIGHT (1) AND SEPARATE RANGE HOOD FAN (1) AND LIGHT (1) AT MAX. 46" AFF.
- 11 ALL RANGE HOODS TO INCLUDE TWO NEW LOWPRO FIRESTOP HOOD EXTINGUISHERS.

TYP PLAN LEGEND

- # WINDOW TAG. REFER TO WINDOW SCHEDULES.
- # STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
- # DOOR TAG. REFER TO DOOR SCHEDULES.
- ACCESSIBLE WINDOW WITH A MIN. 30-INCH X 48-INCH CLEAR FLOOR SPACE FOR A PARALLEL OR FORWARD APPROACH. CONTROLS WITH 15-INCH TO 48-INCH AFF AND 5 LB MAX FORCE TO ACTIVATE ALL OPERABLE PARTS.
- 12" DEEP CLOSET SHELF AND HANGING ROD PER TYP PLAN NOTES.

TYP PLAN NOTES

- 1. SEE PROJECT NARRATIVE FOR ALL WORK.
- 2. ALL DIMENSIONS, NOTES, KEYS, TAGS, ETC. ARE SAME AS 1ST OR TYPICAL FLOOR.
- 3. DIMENSIONS ARE FOR REFERENCE ONLY AND SHOULD BE V.F.
- 4. PLANS SHOW EXISTING DESIGNATED "ACCESSIBLE" UNITS. ADDITIONAL TYPE 504A, TYPE A, AND HEARING & VISUALLY IMPAIRED UNITS SHALL BE DESIGNATED PER THE UNIT MATRIX AND MADE ACCESSIBLE TO THE EXTENT FEASIBLE.
- 5. ACCESSIBLE CLEARANCES SHOWN IN EXISTING ACCESSIBLE UNITS FOR REFERENCE ONLY.
- 6. IN ALL UNITS, EXCEPT IN KITCHENS AND BATHROOMS, AT LEAST ONE OPERABLE WINDOW IN EACH ROOM SHALL BE ACCESSIBLE.
- 7. ALL CLOSETS AND STORAGE ROOMS SHALL HAVE A ROD AND A MINIMUM OF ONE 12" DEEP SHELF (SEE ACTUAL CONFIGURATIONS ON PLANS). ALL TYPE 504A UNITS, TYPE A & NON-RESIDENTIAL SHALL HAVE AN ADDITIONAL SHELF AND ROD AT 48" AFF. SEE A-501.
- 8. PROVIDE FIRE SEALANT AT ALL NEW PENETRATIONS. SEE A-005. REPLACE MISSING OR FAILING SEALANT AS REQD.
- 9. ALL METAL COPING TO BE REPLACED. ALL MASONRY COPING TO BE REPAIRED AS REQD. SEE STRUCTURAL FOR PARAPET SCOPE.
- 10. WHERE INSULATION IS LOCATED WITHIN ROOF CAVITY, PROVIDE ROOF VENTS, ONE EVERY 150 SF OR PER MANUFACTURER RECOMMENDATIONS.

KEYED PLAN NOTES

- 01 FIRE EXTINGUISHER AND CABINET. WHEN RECESSED OR SEMI-RECESSED IN A FIRE RATED WALL ASSEMBLY / BARRIER, PROVIDE A FIRE RATED CABINET. R=RECESSED MOUNTED, SR=SEMI-RECESSED MOUNTED, S=SURFACE MOUNTED
- 02 NEW PRE-FINISHED COLORED ALUM COPING 1-INCH X 1-INCH X 4'-FEET. WHITE MATTE AT WHITE WALLS AND AT ACCENT COLORED WALLS - COLOR TBD BY ARCHITECT
- 03 NEW ENERGY STAR CERTIFIED HIGH REFLECTIVE WHITE TPO ROOF SYSTEM, TYP. INCLUDING NEW CODE COMPLIANT INSULATION, SLOPING, DIVERTERS, CRICKETS, AND VENTS.)
- 04 SLOPED, PRE-FINISHED METAL COPING CAPS WITH HEMMED DRIP EDGES (COLORS BY ARCH). TYPICAL AT ALL PARAPETS.
- 05 PRE-FINISHED METAL GUTTER (COLOR BY ARCH) SLOPED MIN. 1/16-INCH PER FOOT. ALL GUTTERS ARE 6-INCH, UNO.
- 06 PRE-FINISHED METAL DOWNSPOUT (COLOR BY ARCH) WITH REVERSE BASKET STRAINER. ALL DOWNSPOUTS ARE 6-INCH UNO. REFER TO CIVIL
- 07 REPAIR PATIOS. REFER TO STRUCTURAL DWGS
- 08 CLAY TILE COPING
- 09 SPLASH BLOCKS
- 10 ROOF VENTS, ONE EVERY 150 SF OR PER MFR RECOMMENDATIONS
- 11 NEW GUARDRAIL EXTENSION TO 42" AFF
- 12 PRIME AND PAINTED STEEL ROOF ACCESS LADDER (COLOR BY ARCH) W/ 50" X 36" LOCKABLE AND INSULATED ROOF HATCH AT THE UPMOST FLOOR. TENANTS AND PUBLIC SHALL NOT HAVE ACCESS TO ROOF DECK
- 13 WINDOW AC UNITS TO BE PROVIDED WITHIN CUSTOM INSULATED METAL PANEL SASH

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02
 2024.01.03

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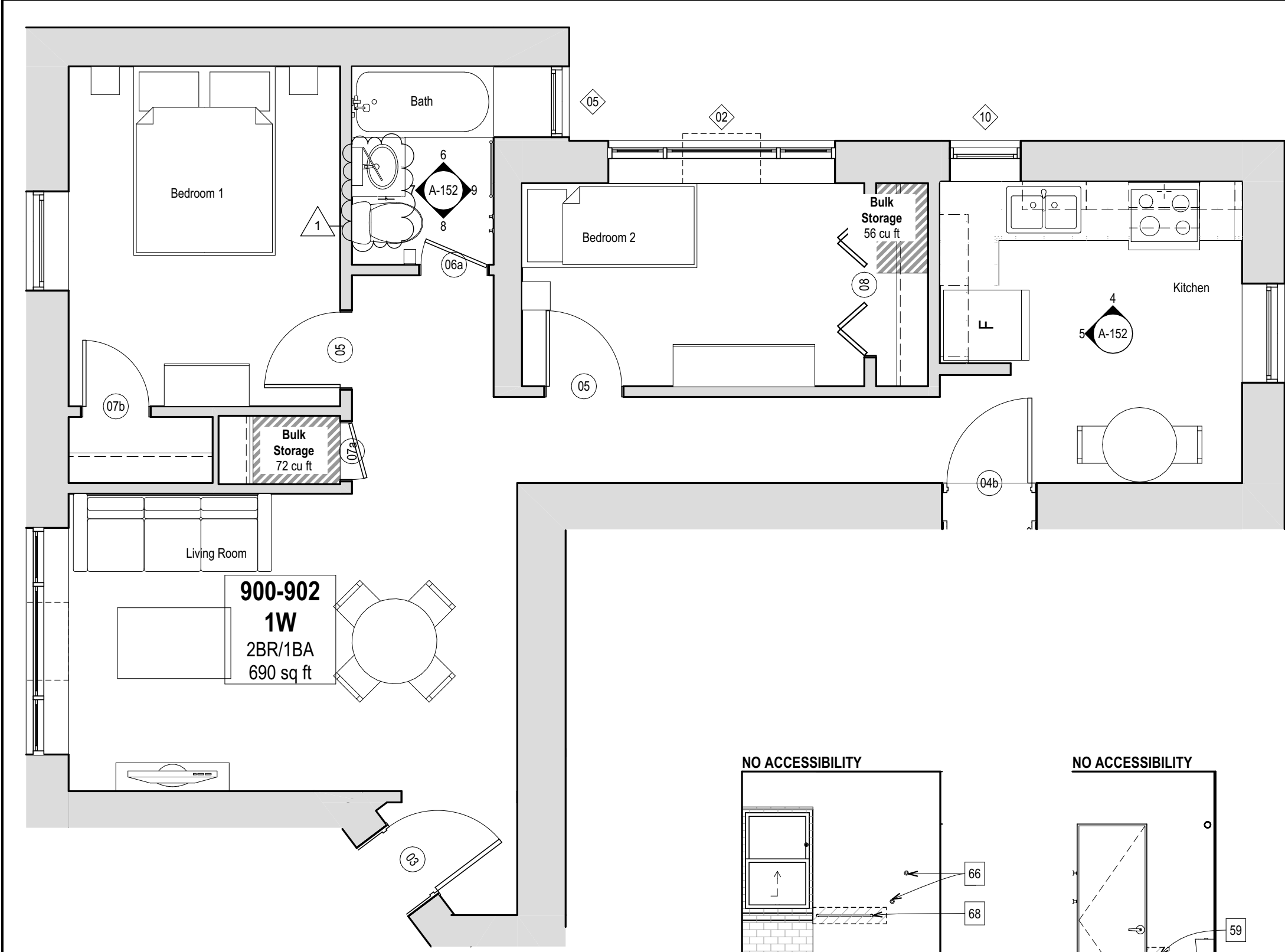
**Heart of Uptown
 Apartments**
 900 W Windsor Ave
 Chicago, IL 60640

2218A

Enlarged Unit Plans

A-151

2/7/2024 9:23 AM



(2)BR - 1st Floor Enlarged Plan
Unit 900-902 1W - No Accessibility
Unit 2W/3W Sim. - No Accessibility

- 10** NO ACCESSIBILITY

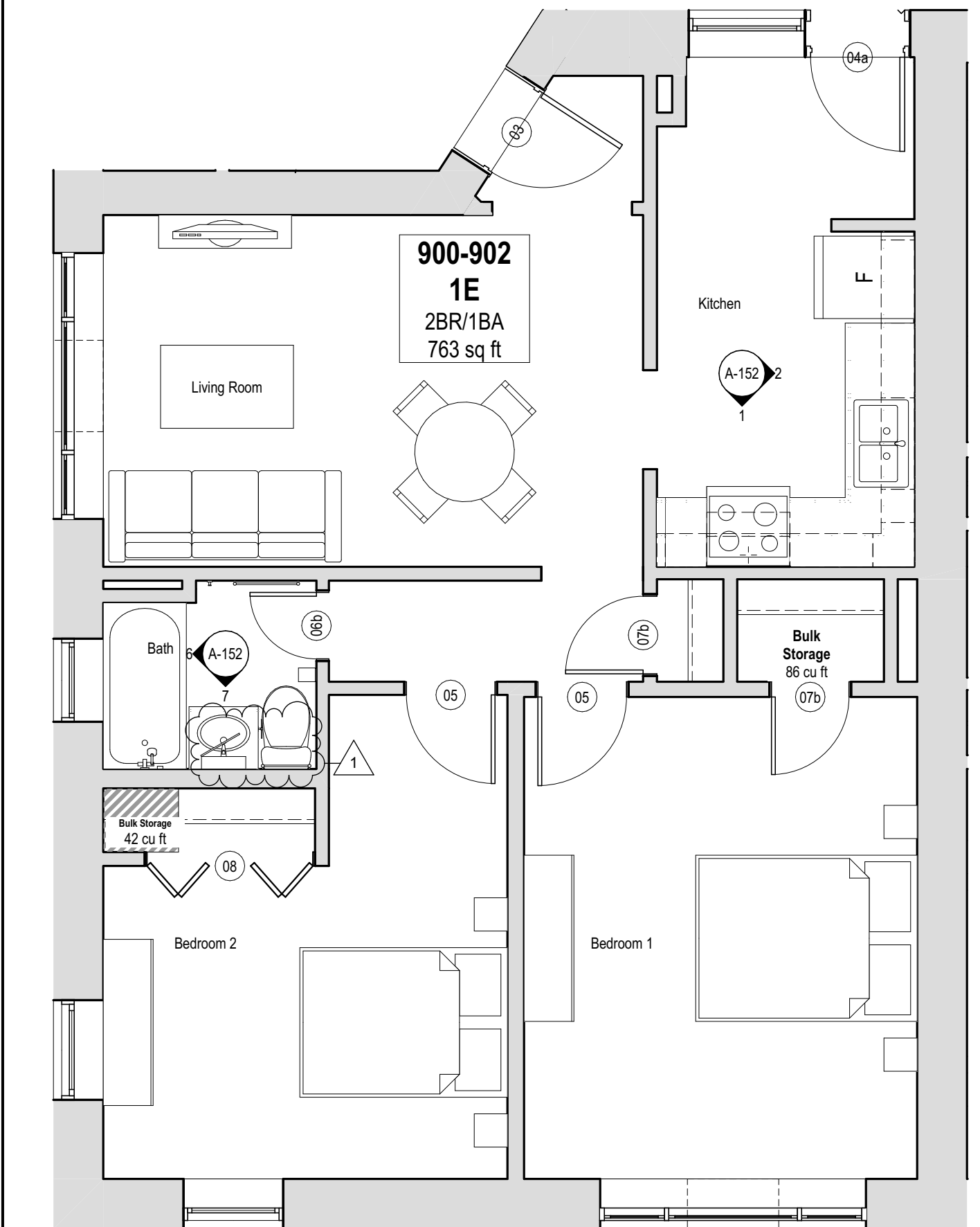
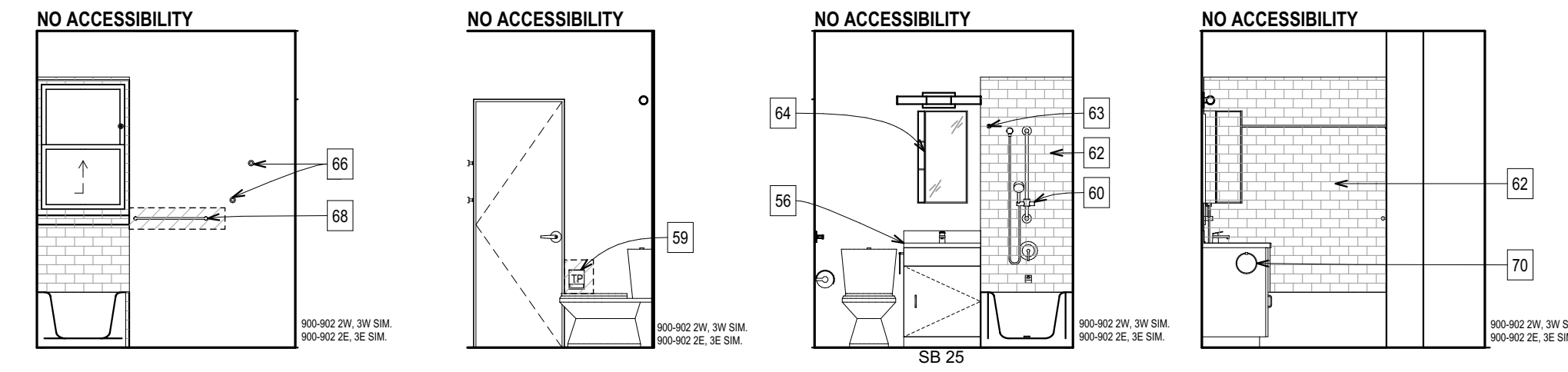
SCALE: 1/4" = 1'-0"
- 9** 1W/1E Bath

SCALE: 1/4" = 1'-0"
- 8** 1W/1E Bath

SCALE: 1/4" = 1'-0"
- 7** 1W/1E Bath

SCALE: 1/4" = 1'-0"
- 6** 1W/1E Bath

SCALE: 1/4" = 1'-0"



(2)BR - 1st Floor Enlarged Plan
Unit 900-902 1E, 2E/3E Sim. - No Accessibility

- 3** NO ACCESSIBILITY

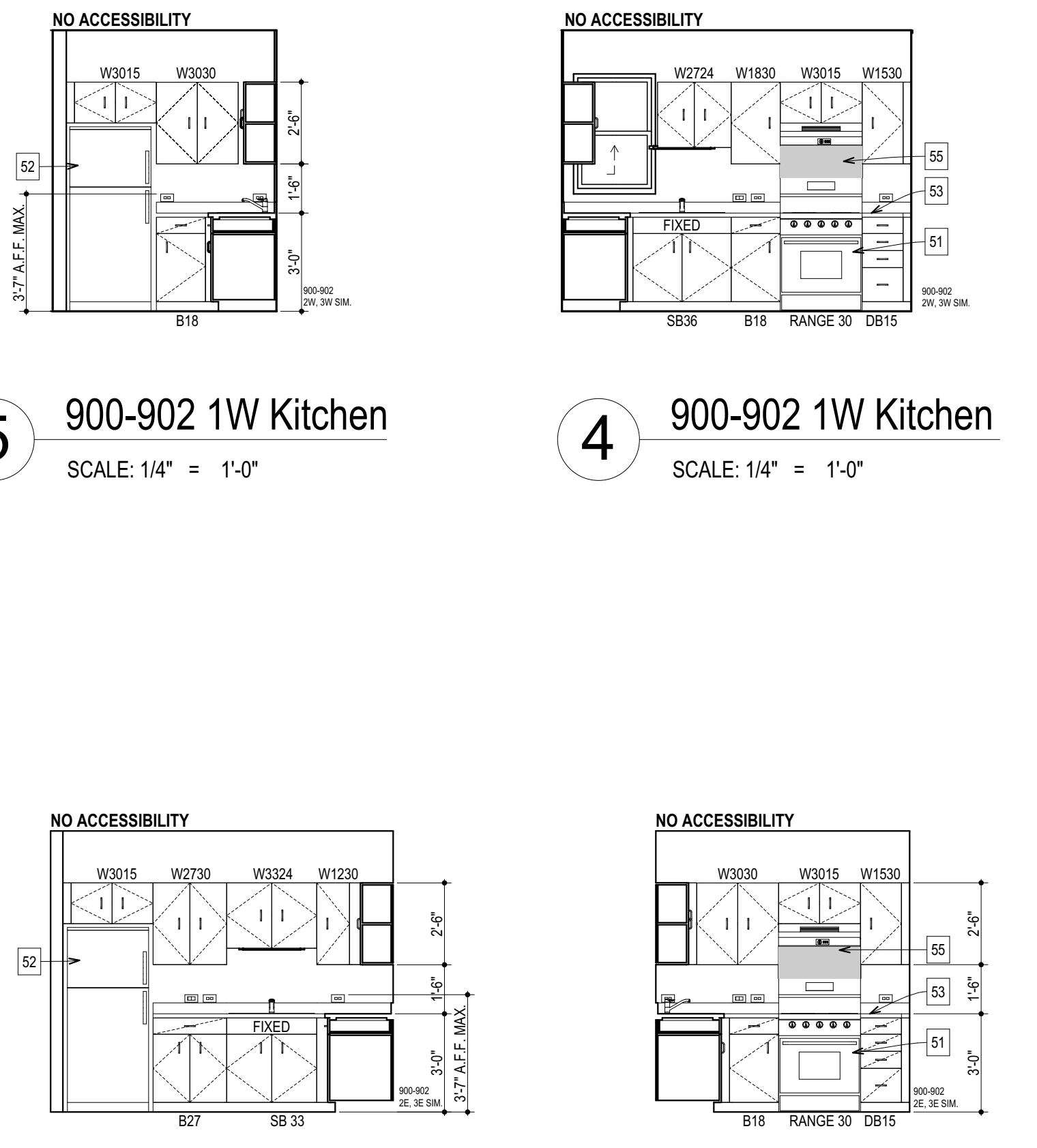
SCALE: 1/4" = 1'-0"
- 2** 900-902 1E Kitchen

SCALE: 1/4" = 1'-0"
- 5** 900-902 1W Kitchen

SCALE: 1/4" = 1'-0"
- 4** 900-902 1W Kitchen

SCALE: 1/4" = 1'-0"
- 1** 900-902 1E Kitchen

SCALE: 1/4" = 1'-0"



KEYED INT ELEV NOTES

SEE PLAN NOTES FOR #1-50

- 51 RANGE / OVEN WITH AN ENERGY STAR RATED RANGE HOOD ABOVE. AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & AT NON-RESIDENTIAL / COMMON SPACES, THE RANGE / OVEN SHALL BE ADA COMPLIANT AND SHALL HAVE FRONT CONTROLS TO PREVENT REACHING ACROSS BURNERS AND A WALL MOUNTED SWITCH TO THE RANGE HOOD LOCATED WITHIN ACCESSIBLE REACH RANGES.
- 52 A COMBINATION ADA COMPLIANT ENERGY STAR RATED REFRIGERATOR AND FREEZER WITH MIN. 50% OF THE FREEZER COMPARTMENT SHELVES (INCLUDING THE BOTTOM OF THE FREEZER) AT MAX. 54" AFF. WHEN THE SHELVES ARE INSTALLED AT THE MAX. HEIGHTS POSSIBLE IN THE COMPARTMENT OR BE A VERTICAL, SIDE-BY-SIDE REFRIGERATOR / FREEZER TYPE.
- 53 1 PIECE SOLID SURFACE COUNTERTOP (NO PLASTIC LAMINATE COUNTERTOP) W/ BULLNOSED EDGES W/ SIDE SPLASHES AND AN INTEGRAL ROLLED FORMED BACKSPASH (NO BACKSPLASHES ON ISLANDS), TYP.
- 54 4" U-PULL CABINETRY HARDWARE AT ALL LOWER AND UPPER CABINETS AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, TYP.
- 55 1 PIECE ENAMEL COATED METAL GREASE SHIELD BETWEEN RANGE / OVEN AND THE RANGE HOOD ABOVE. PROVIDE AN ADDITIONAL GREASE SHIELD WHEN THE RANGE / OVEN IS LOCATED ADJACENT TO A SIDE WALL, TYP.
- 56 LAV-1: NEW 1 PIECE CULTURED MARBLE COUNTERTOP WITH OVER FLOW, BACKSPASH AND SIDESPLASH W/ BULLNOSED EDGES, AND INTEGRAL BOWL. INSTALL SINK AS WALL HUNG AT ALL REMOVABLE CABINETS IN TYPE 504A AND TYPE A UNITS SO CABINET CAN BE FULLY REMOVED PROVIDING KNEE CLEARANCE UNDER THE SINK.
- 57 AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, & NON-RESIDENTIAL / COMMON SPACES, THE FLUSH CONTROLS SHALL BE LOCATED ON THE WIDER (OPEN) SIDE OF THE TOILET AT MAX. 44" AFF.
- 58 THE TOP OF THE TOILET SEAT AT TYPE 504 UNITS, TYPE A ADAPTABLE UNITS, NON-RESIDENTIAL & COMMON SPACES SHALL BE LOCATED BETWEEN 17" TO 19" AFF.
- 59 AT TYPE A ADAPTABLE & NON-RESIDENTIAL / COMMON SPACES, THE BOTTOM OF THE TOILET PAPER DISPENSER SHALL BE MIN. 18" AFF. AND HORIZONTALLY 7" TO 9" FROM THE FACE OF THE TOILET TO THE CENTER OF THE DISPENSER. AT TYPE 504 UNITS, THE CENTERLINE OF THE TOILET PAPER DISPENSER SHALL BE MIN. 19" AFF. AND THE FURTHEST EDGE OF THE TOILET PAPER DISPENSER SHALL BE HORIZONTALLY MAX. 36" FROM THE REAR WALL.
- 60 AT TYPE 504 UNITS & TYPE A ADAPTABLE UNITS, BATHTUB CONTROLS, OTHER THAN DRAIN STOPPERS, SHALL BE OFFSET AND LOCATED BETWEEN THE BATHTUB RIM AND GRAB BAR LOCATION AND BETWEEN THE OPEN SIDE OF THE BATHTUB AND THE MIDPOINT WIDTH OF THE BATHTUB. ON ALL UNITS PROVIDE A HANDHELD 60" LONG SHOWER HOSE WITH A NON-POSITIVE SHUT-OFF FEATURE ON A MIN. 36" ADJUSTABLE BAR SO THE HANDHELD CAN BE FIXED. THE TOP OF THE LOWEST POINT OF THE OPERABLE PART OF THE HANDHELD TO BE LOCATED AT MAX. 48" AFF.
- 61 AT TYPE 504 UNITS, PROVIDE AN ACCESSIBLE BATHTUB SEAT.
- 62 AT ALL BATHTUBS AND SHOWER STALLS, REPAIR DAMAGED EXISTING TILE IN KIND. SEE FINISH SCHEDULE FOR ADDITIONAL INFORMATION.
- 63 ALL BATHTUBS AND SHOWERS SHALL HAVE A CURVED CURTAIN ROD CENTERED OVER THE BATHTUB AND SHOWER EDGE AND SCREWED INTO THE WALL WITH CONCEALED FASTENERS.
- 64 18" WIDE X 26" HIGH SURFACE MOUNTED MEDICINE CABINET. AT TYPE 504 UNITS, THE TOP SURFACE OF THE LOWEST SHELF OF THE MEDICINE CABINET SHALL BE NO HIGHER THAN 44" AFF. COORDINATE ALL TRADES IN THE WALL.
- 65 NOT USED
- 66 AT ALL UNITS, PROVIDE ROBE HOOKS AT 42" AFF AND 48" AFF.
- 67 18" TOWEL BAR AT 42" AFF.
- 68 24" TOWEL BAR AT 42" AFF.
- 69 RECESSED ADA COMPLIANT PAPER TOWEL DISPENSER / GARBAGE RECEPTACLE MOUNTED AT 36" AFF TO UNDERSIDE OF TOWEL DISPENSER AT PUBLIC TOILETS ONLY WHERE NOTED.
- 70 PROVIDE A RING TOWEL BAR W/ BLOCKING CONCEALED IN WALL. WHEN LOCATED ON THE SIDES OF REMOVABLE VANITIES LOCATE AT A HEIGHT THAT ATTACHES TO BRACKET AND ALLOWS MIN. 1 1/2" ABOVE THE RING. TYPE 504A AND TYPE A UNITS: LOCATED THE T.O. TOWEL RING AT MAX. 48" A.F.F. OR LOWER WHERE NOTED. AT ALL OTHER UNITS: HEIGHT TBD.
- 71 NOT USED.
- 72 PROVIDE A DROP DOWN GRAB BAR W/ BLOCKING CONCEALED IN WALL. SEE DETAILS ON A-801.
- 73 NOT USED.
- 74 SOFFIT. SEE RCP'S FOR MORE INFO. TYP.
- 75 GR-R: STAINLESS STEEL GRAB BAR, 18 GAUGE, OUTSIDE DIAMETER OF 1 1/2 INCH. PROVIDE GRAB BARS INSTALLED AT TIME OF CONSTRUCTION WITH REQUIRED BLOCKING AT TYPE 504A UNITS AND PUBLIC TOILETS. PROVIDE BLOCKING ONLY AT TYPE A UNITS.

INT ELEVATION LEGEND

- REMOVABLE CABINETS @ TYPE A (REMOVED CABINET BASE AT MOVE-IN @ 504TYPE A)

TYP INT ELEV NOTES

- 1 REFER TO THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR ADDITIONAL INFORMATION.
- 2 SEE PLANS FOR ACTUAL ROOM SIZE OF THE BATHROOMS. THE INTERIOR ELEVATION ROOM SIZES ARE DIAGRAMMATIC. VERIFY ALL KITCHEN AND BATHROOM DIMENSIONS IN FIELD.
- 3 PER THE CITY OF CHICAGO DEPARTMENT OF HOUSING STANDARDS, ALL KITCHEN AND BATHROOM CABINETS SHALL HAVE SOLID WOOD FACE-FRAMES, SOLID WOOD DOORS, AND DRAWER FRONTS, DOVETAIL OR REINFORCED JOINT CONSTRUCTION DRAWER BOX CONSTRUCTION, AND SOLID PLYWOOD BOX CONSTRUCTION (NO MDF NOR LAMINATE BOXES, CABINET DRAWERS OR DOOR FRONTS ALLOWED). CABINETS SHALL HAVE MINIMUM LEVEL 2 DOORS FEATURING SOLID WOOD FRAMES WITH GENUINE VENEER CENTER PANELS. ALL MILLWORK SHALL MEET ANSICMMA A151.1. ALL CABINET DRAWERS AND DOORS SHALL HAVE ACCESSIBLE HARDWARE.
- 4 ALL EXPOSED CABINET SIDES SHALL BE FINISHED. PROVIDE FILLER CABINET PIECES AS REQUIRED AT ALL GAPS. FILLER PIECES SHALL BE < 3".
- 5 THE FINISHED FLOOR, BASE TRIM AND FINISHED CABINET SIDES SHALL EXTEND UNDERNEATH ALL REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS. PROVIDE BLOCKING TO SUPPORT CABINETS AT INITIAL CONSTRUCTION WITH THE BOTTOM OF CABINET APRONS AT MIN. 28" AFF. REMOVABLE CABINETS MUST BE ABLE TO BE RELOCATED TO 28" TO 36" AFF. WITHOUT CUTTING THE COUNTER OR DAMAGING ADJACENT CABINETS, WALLS, DOORS AND STRUCTURAL ELEMENTS AND HAVE ROUGH-IN PLUMBING CONNECTIONS OF SUPPLY AND DRAIN PIPES AT 28" TO 28" AFF.
- 6 INSULATE AND PROTECT ALL EXPOSED PIPES AND SUPPLY LINES UNDER REMOVABLE AND OPEN CABINETS AND WALL HUNG SINKS AT INITIAL CONSTRUCTION.
- 7 ALL KITCHEN AND BATHROOM FAUCETS, DOORS, AND OPERABLE PARTS SHALL BE LEVER-TYPE AND HAVE MAXIMUM 5 LB FORCE TO OPERATE.
- 8 THE DEPTH OF THE BATHROOM LAVATORY AND KITCHEN SINK BOWLS FROM THE TOP OF THE COUNTER AT TYPE 504A UNITS, TYPE A UNITS, & AT NON-RESIDENTIAL SPACES SHALL BE MAX. 6 1/2".
- 9 ADA COMPLIANT TEXTURED GRAB BARS W/ BLOCKING SHALL BE INSTALLED AT INITIAL CONSTRUCTION AT ALL TYPE 504A UNITS & AT NON-RESIDENTIAL / COMMON TOILET ROOMS. IN TYPE A UNITS & TYPE B UNITS, GRAB BARS ARE NOT REQUIRED, BUT BLOCKING FOR GRAB BARS IS REQUIRED. EXTEND BLOCKING A MINIMUM OF 6" PAST THE REQUIRED GRAB BAR LENGTH. SEE THE TYPICAL ACCESSIBILITY DETAILS SHEET FOR REQUIRED LOCATIONS. GRAB BARS SHALL BE INSTALLED AFTER TURNOVER BY THE OWNER AT ALL TYPE A ADAPTABLE UNITS & TYPE B ADAPTABLE UNITS AT THE REQUEST OF A TENANT.
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- 11 ALL RANGE HOODS TO INCLUDE TWO NEW LOWPRO FIRESTOP HOOD EXTINGUISHERS.

TYP PLAN LEGEND

- WINDOW TAG. REFER TO WINDOW SCHEDULES.
- STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
- DOOR TAG. REFER TO DOOR SCHEDULES.
- ACCESSIBLE WINDOW WITH A MIN. 30-INCH x 48-INCH CLEAR FLOOR SPACE FOR A PARALLEL OR FORWARD APPROACH. CONTROLS WITH 15-INCH TO 48-INCH AFF AND 5 LB MAX FORCE TO ACTIVATE ALL OPERABLE PARTS.
- 12" DEEP CLOSET SHELF AND HANGING ROD PER TYP PLAN NOTES.

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- 1. SEE PROJECT NARRATIVE FOR ALL WORK.
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- 8. PROVIDE FIRE SEALANT AT ALL NEW PENETRATIONS. SEE A-005. REPLACE MISSING OR FAILING SEALANT AS REQD.
- 9. ALL METAL COPING TO BE REPLACED. ALL MASONRY COPING TO BE REPAIRED AS REQD. SEE STRUCTURAL FOR PARAPET SCOPE.
- 10. WHERE INSULATION IS LOCATED WITHIN ROOF CAVITY, PROVIDE ROOF VENTS, ONE EVERY 150 SF OR PER MANUFACTURER RECOMMENDATIONS.

KEYED PLAN NOTES

- 01 FIRE EXTINGUISHER AND CABINET. WHEN RECESSED OR SEMI-RECESSED IN A FIRE RATED WALL ASSEMBLY / BARRIER, PROVIDE A FIRE RATED CABINET R=RECESSED MOUNTED SR=SEMI-RECESSED MOUNTED S=SURFACE MOUNTED
- 02 NEW PRE-FINISHED COLORED ALUM CORNER GUARDS 1-INCH X 1-INCH X 4'-FEET. WHITE MATTE AT WHITE WALLS AND AT ACCENT COLORED WALLS - COLOR TBD BY ARCHITECT
- 03 NEW ENERGY STAR CERTIFIED HIGH REFLECTIVE WHITE TPO ROOF SYSTEM, TYP. INCLUDING NEW CODE COMPLIANT INSULATION, SLOPING, DIVERTERS, CRICKETS, AND VENTS.)
- 04 SLOPED, PRE-FINISHED METAL COPING CAPS WITH HEMMED DRIP EDGES (COLORS BY ARCH). TYPICAL AT ALL PARAPETS.
- 05 PRE-FINISHED METAL GUTTER (COLOR BY ARCH) SLOPED MIN. 1/16-INCH PER FOOT. ALL GUTTERS ARE 6-INCH, UNO.
- 06 PRE-FINISHED METAL DOWNSPOUT (COLOR BY ARCH) WITH REVERSE BASKET STRAINER. ALL DOWNSPOUTS ARE 6-INCH UNO. REFER TO CIVIL
- 07 REPAIR PATIOS. REFER TO STRUCTURAL DWGS
- 08 CLAY TILE COPING
- 09 SPLASH BLOCKS
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- 13 WINDOW AC UNITS TO BE PROVIDED WITHIN CUSTOM INSULATED METAL PANEL SASH

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

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Heart of Uptown Apartments

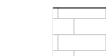

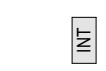



900 W Windsor Ave
Chicago, IL 60640

2218A

Enlarged Unit Plans

A-152

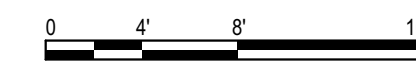
ELEVATION LEGEND

-  EXISTING BRICK VENEER
-  ACCESSIBLE WINDOW WITH A MIN. 30" x 48" CLEAR FLOOR SPACE FOR A PARALLEL OR FORWARD APPROACH. CONTROLS WITH 15"-48" AFF. AND 5 LB MAX FORCE TO ACTIVATE ALL OPERABLE PARTS.
-  INTERCOM IN ALIGNMENT WITH A BRICK COURSE WITH TOP OF CONTROLS AT 48" MAX. ABOVE SIDEWALK. SEE PLANS FOR LOCATIONS. REFER TO ELECTRICAL FOR ADDITIONAL INFORMATION.
-  WINDOW TAG. REFER TO WINDOW SCHEDULES.
-  STOREFRONT TAG. REFER TO STOREFRONT SCHEDULES.
-  DOOR TAG. REFER TO DOOR SCHEDULES.

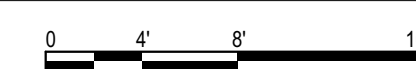
MASONRY SCOPE

- SOUTH ELEVATION**
1. PERFORM LIGHT RESTORATION WASH AT STONE ENTRANCES
 2. GRIND & TUCK-POINT PARAPET 100% INCL. CAULKING COPING JOINTS
- EAST ELEVATION**
1. PERFORM LIGHT RESTORATION WASH AT STONE ENTRANCES
 2. GRIND & TUCK-POINT PARAPET 100% INCL. CAULKING COPING JOINTS
 3. TUCK-POINT TOP OF NE CORNER COLUMN
 4. REPAIR OR REPLACE SPALLED LIMESTONE SILL (2 LOCATIONS THIS ELEVATION)
 5. PROVIDE SEALANT JOINT WHERE SIDEWALK MEETS FOUNDATION
- NORTH ELEVATION**
1. REBUILD SE CORNER OF PARAPET WHERE COMMON BRICK MEETS FACE BRICK
 2. INSTALL VERTICAL SOFT JOINT WHERE COMMON BRICK MEETS FACE BRICK
 3. REPLACE DAMAGED LIMESTONE BASE UNIT ON SE CORNER
 4. REMOVE PARGE FROM BOTTOM BRICK COURSES AND REBUILD WITH RECLAIMED COMMON BRICK
 5. PROVIDE SOFT JOINT WHERE DRIVEWAY MEETS BUILDING FOUNDATION
 6. REPLACE SCATTERED SPALLED COMMON BRICK (100 UNITS)
 7. GRIND & TUCK-POINT 10% OF ELEVATION
- WEST ELEVATION**
1. REBUILD BULGE IN BRICK ABOVE 3RD FL. WINDOW
 2. REPAIR STEP CRACKS
 - SHOULD RECEIVE A LIGHT RESTORATION WASH

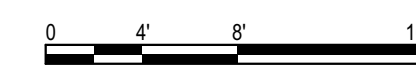
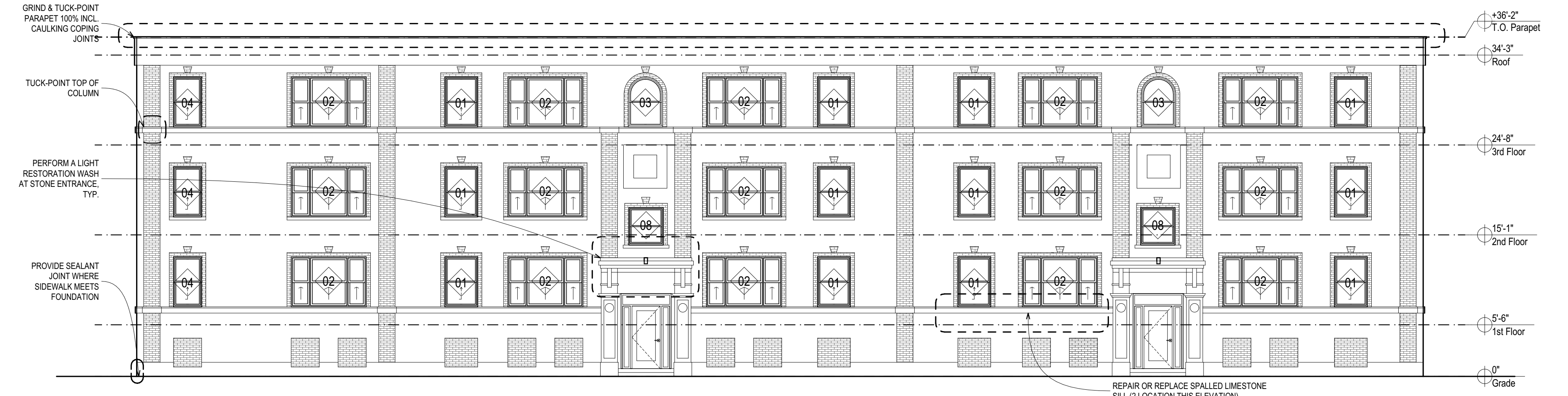
3 South Elevation
SCALE: 1/8" = 1'-0"



2 West Elevation
SCALE: 1/8" = 1'-0"



1 East Elevation
SCALE: 1/8" = 1'-0"



KEYED ELEV NOTES

- 01** ONE PIECE 4" HIGH SLOPED CAST STONE SILL WITH DRIP KERF AT ALL WINDOW AND DOORS IN MASONRY, TYP.
- 02** FIELD PRIMED AND PAINTED GAS METERS.
- 03** PRIMED AND PAINTED STEEL ROOF ACCESS LADDER AT THE UPMOST FLOOR.
- 04** REPAIR/REPAINT EXISTING STEEL PATIOS, PORCHES, STAIRS AT CLIFTON AND WINDSOR.
- 05** SLOPED, PRE-FINISHED METAL COPING CAPS WITH HEMMED DRIP EDGES (COLORS BY ARCH). TYPICAL AT ALL PARAPETS.
- 06** EXISTING COPING TO REMAIN
- 07** 4" HIGH ADHESIVE VINYL ADDRESS INSTALLED AT INTERIOR FACE OF GLASS AT VESTIBULE. TYPICAL AT ALL FRONT UNIT ENTRY DOORS.

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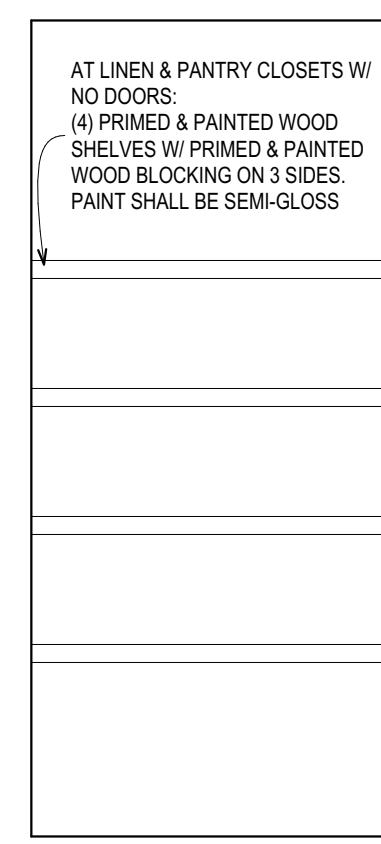
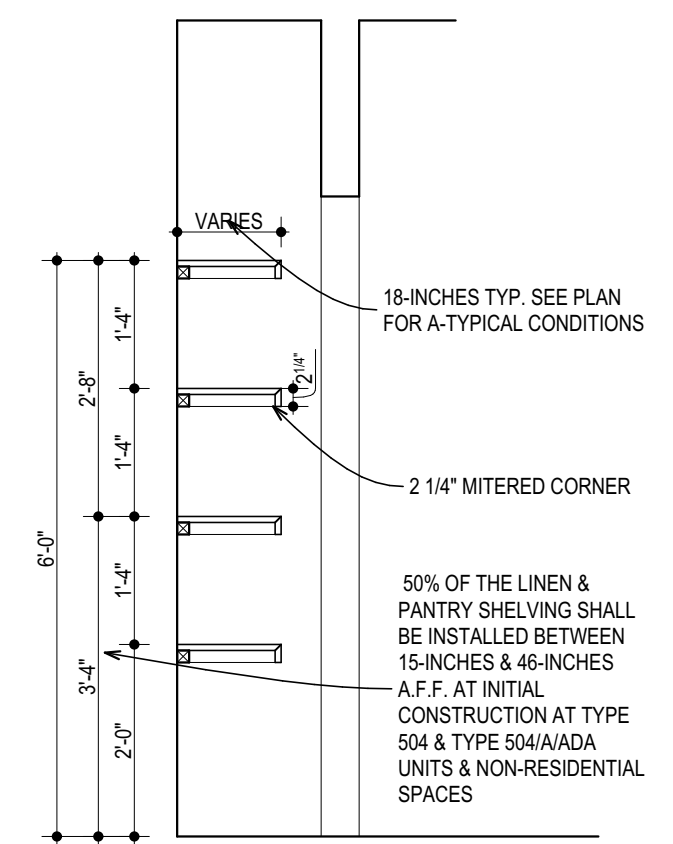
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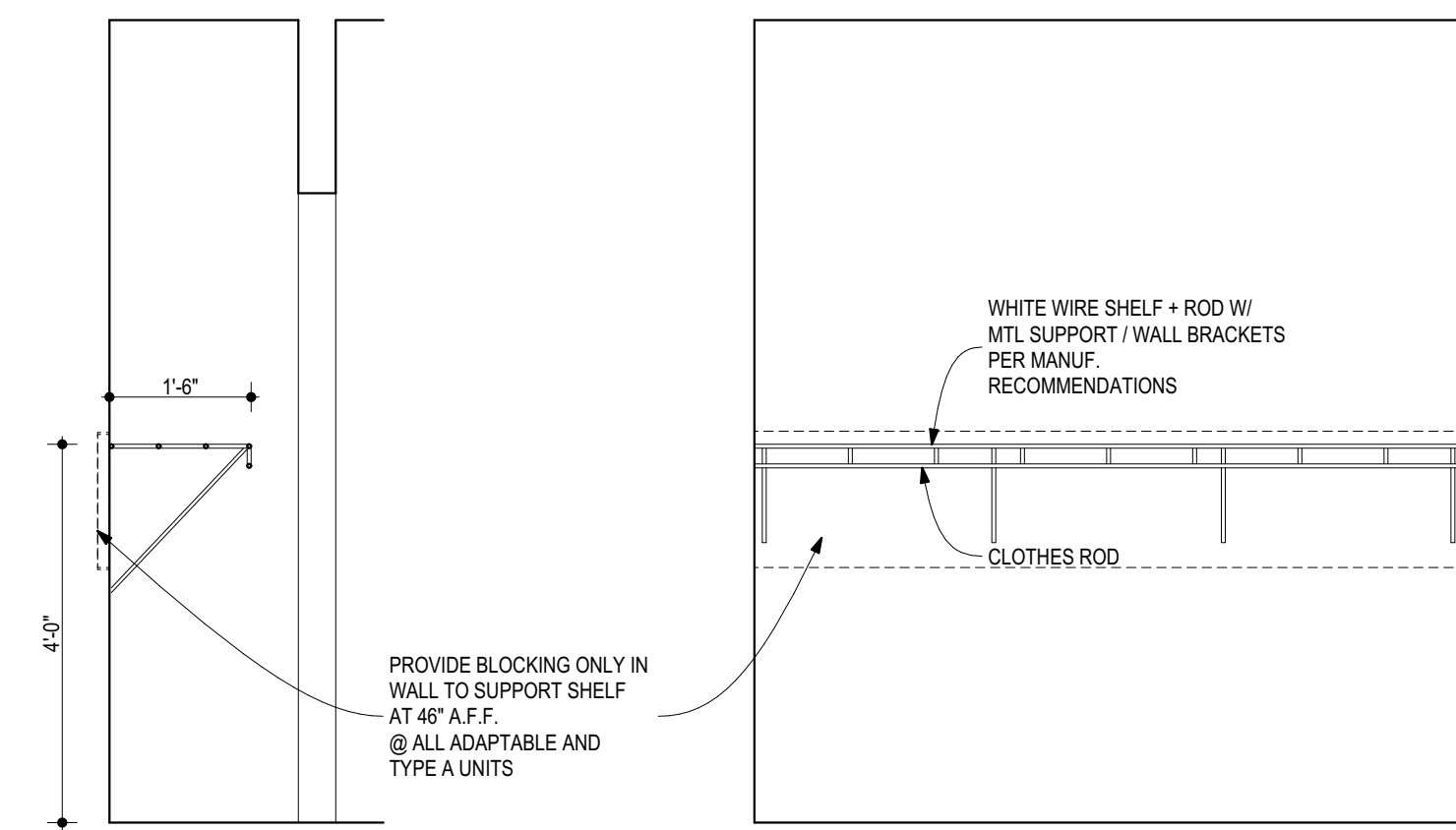
Building Elevations

A-201

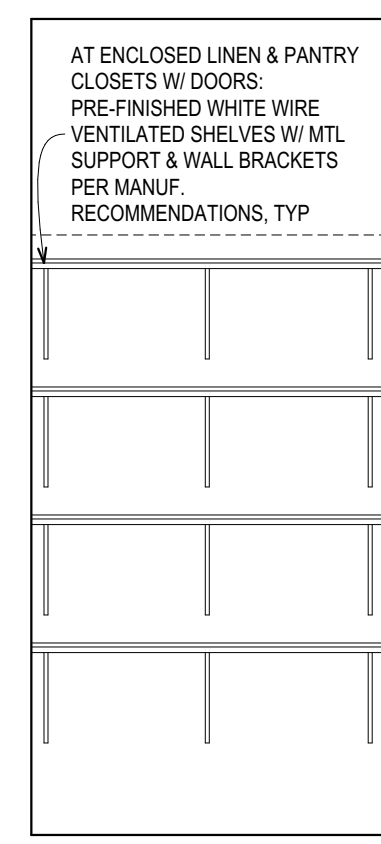
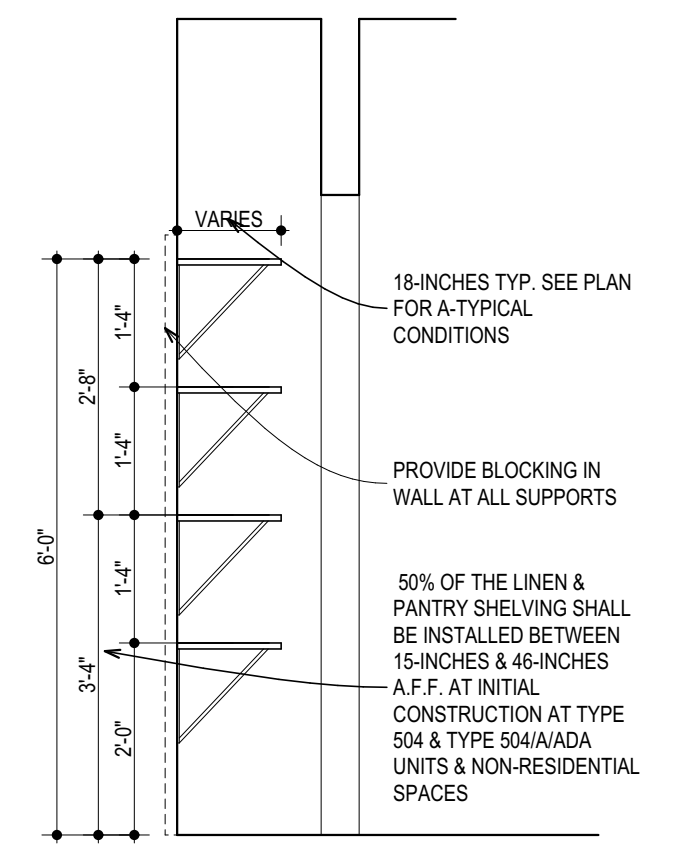
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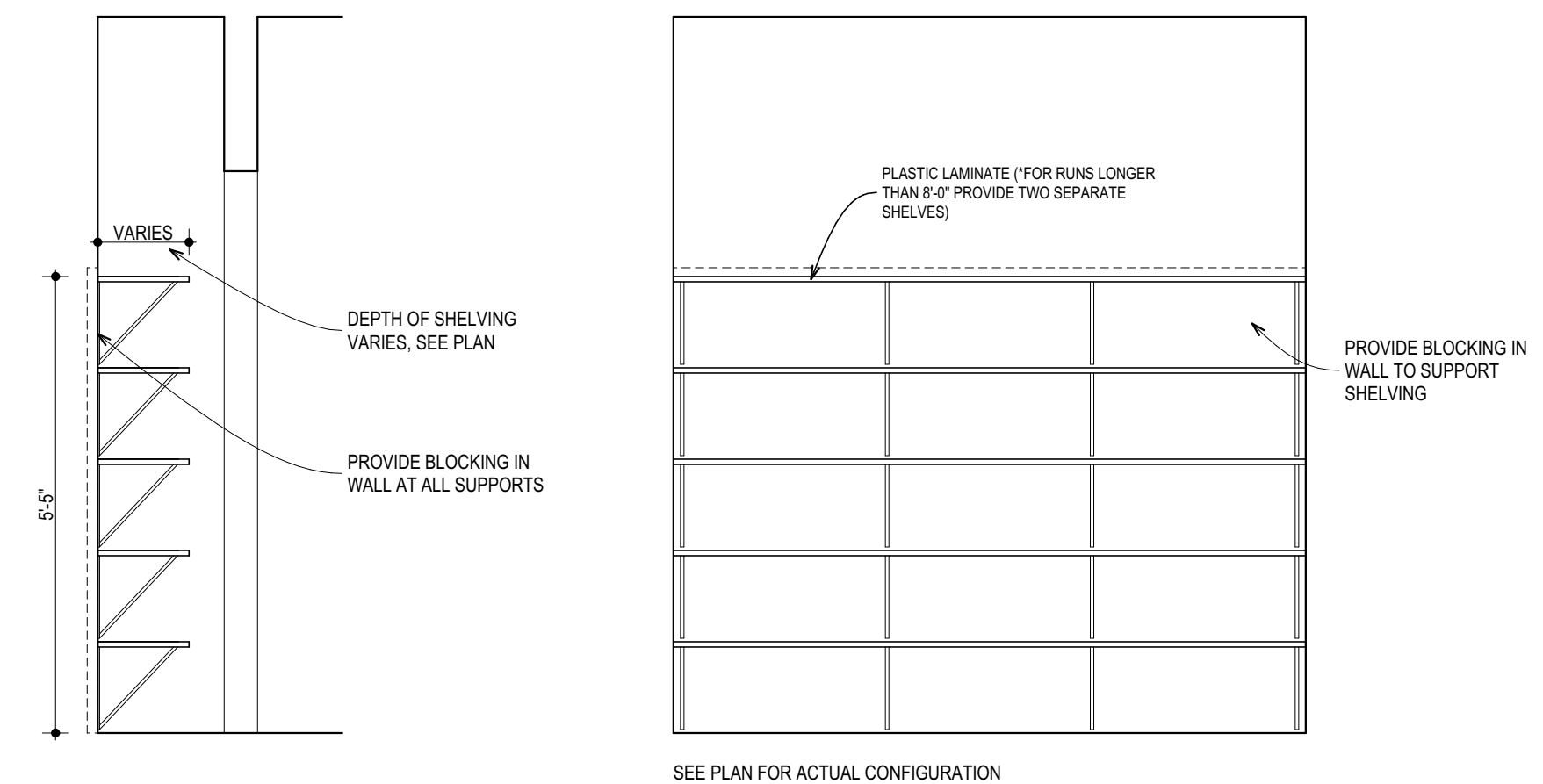
TYPICAL LINEN AND PANTRY CLOSET DETAIL (NOT ENCLOSED)



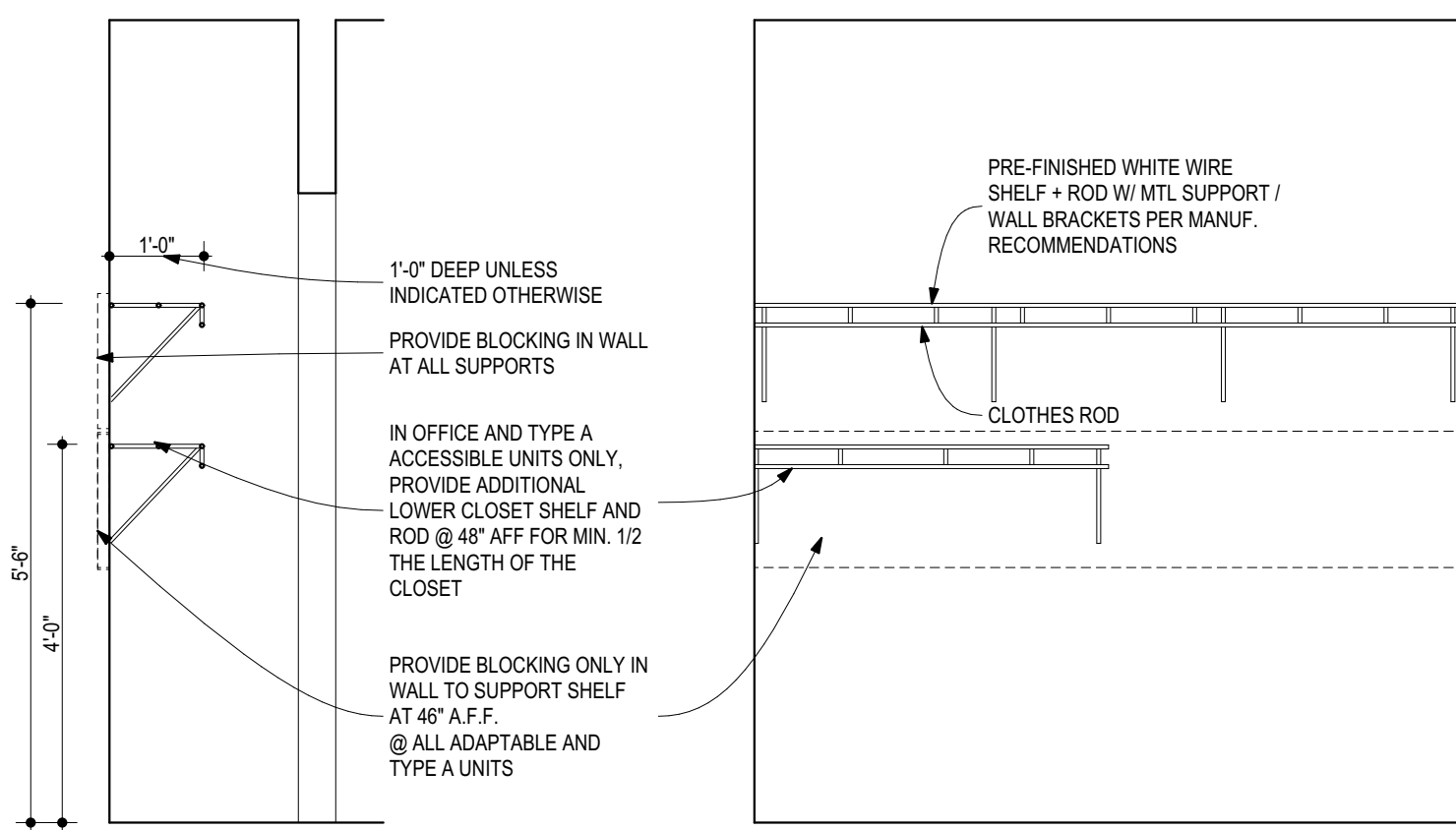
TYPICAL LAUNDRY CLOSET DETAIL



TYPICAL LINEN AND PANTRY CLOSET DETAIL (BEHIND CLOSET DOOR)



TYPICAL LINEN AND PANTRY DETAIL (NOT ENCLOSED; PLAM)



TYPICAL CLOSET DETAIL

- CLOSET, LINEN, PANTRY NOTES**
- SEE PLAN FOR ACTUAL CONFIGURATION AND LENGTH
 - PROVIDE ADDITIONAL SUPPORT BRACKETS FOR SHELVEING AND ROD WHEN LENGTH EXCEEDS 4'-6"
 - PROVIDE BLOCKING IN WALL TO SUPPORT ALL SHELVES AND RODS
 - A PORTION OF EACH OF EACH CLOSET SHELF AND ROD SHALL HAVE A FORWARD OR PARALLEL ACCESSIBLE APPROACH PER ICC/ANSI A117.1-2003 702.



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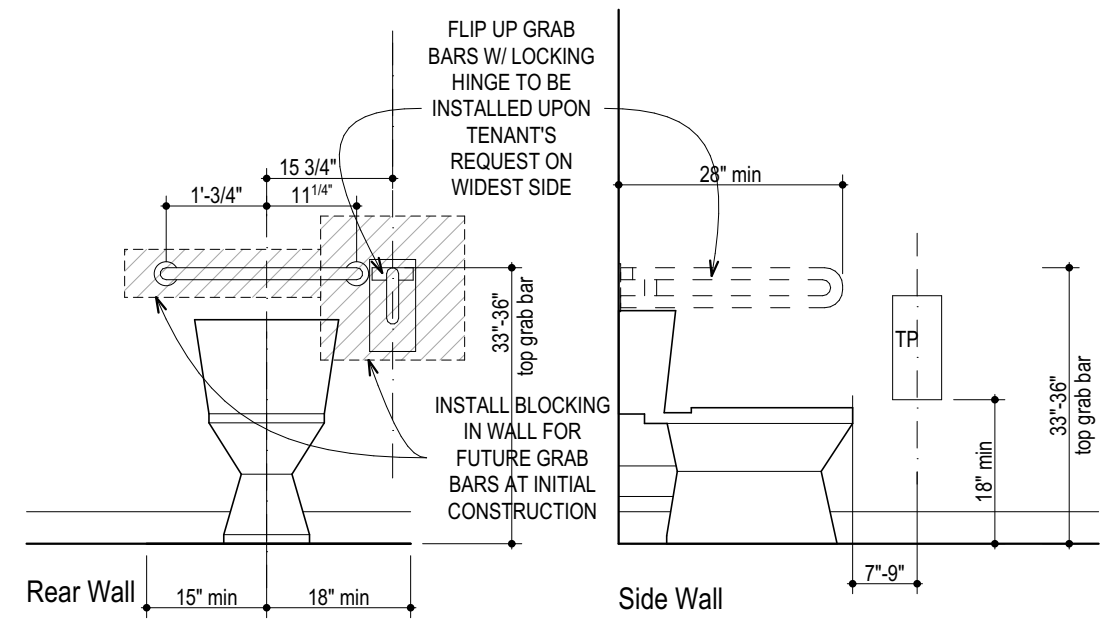
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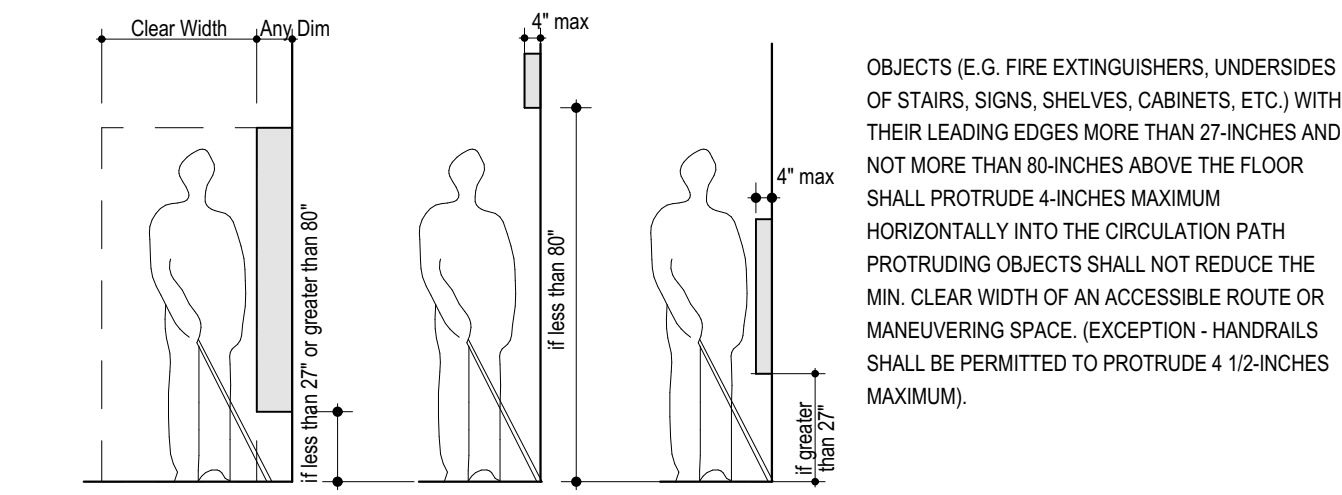
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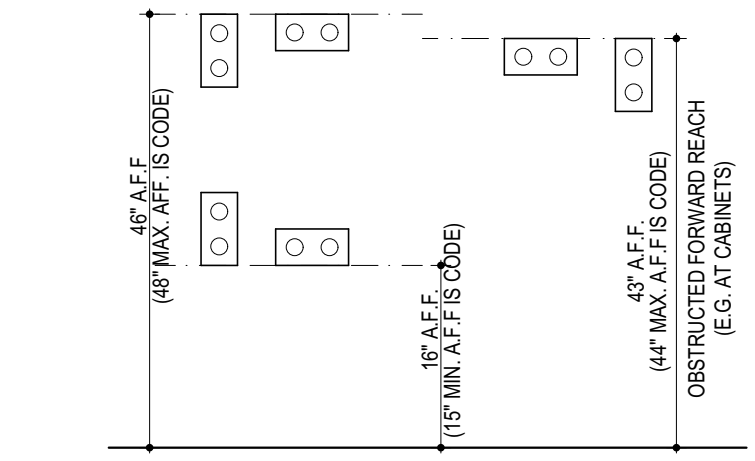
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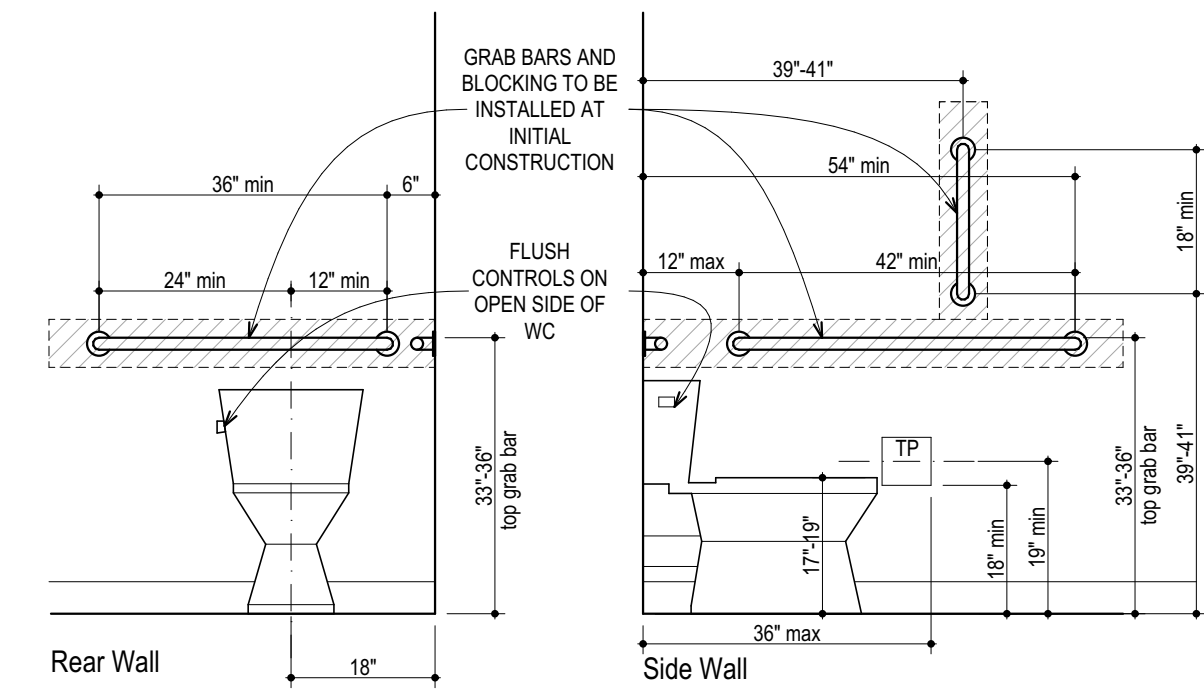
14 504/ A / Type A Toilet w/ Flip Up Grab Bars
SCALE: 1/2" = 1'-0"



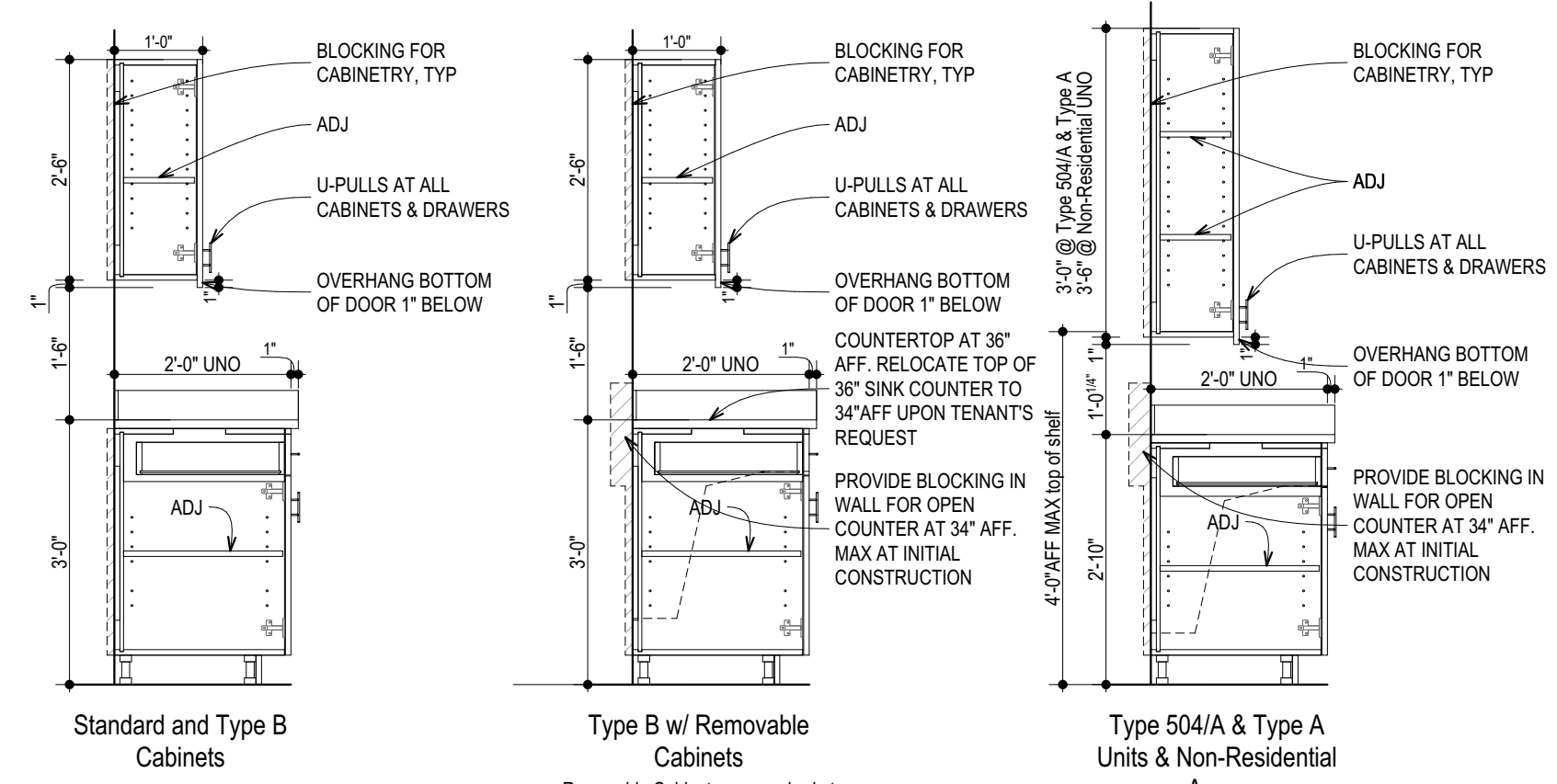
13 Protruding Objects
SCALE: 1/2" = 1'-0"



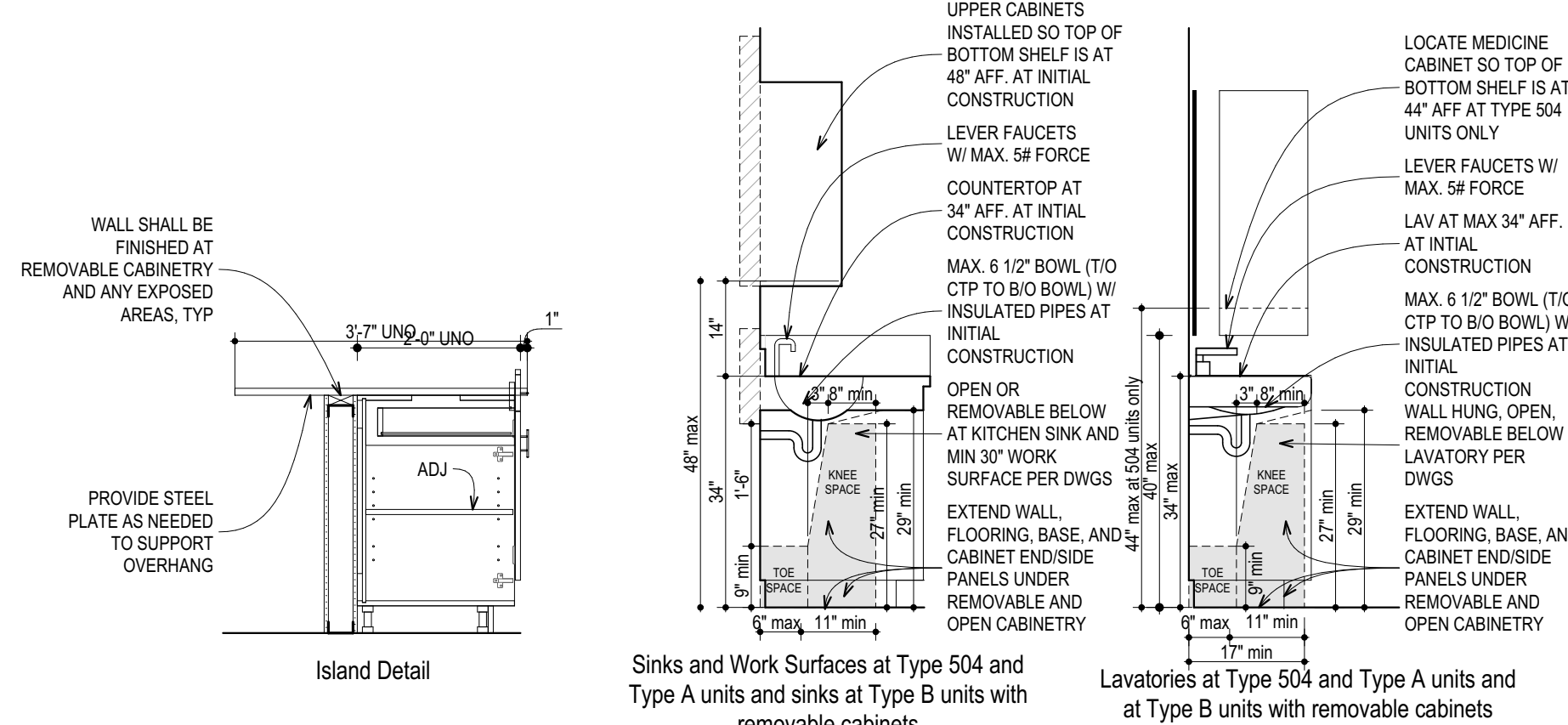
12 Typical Operable Parts and Operating Controls
SCALE: 1/2" = 1'-0"



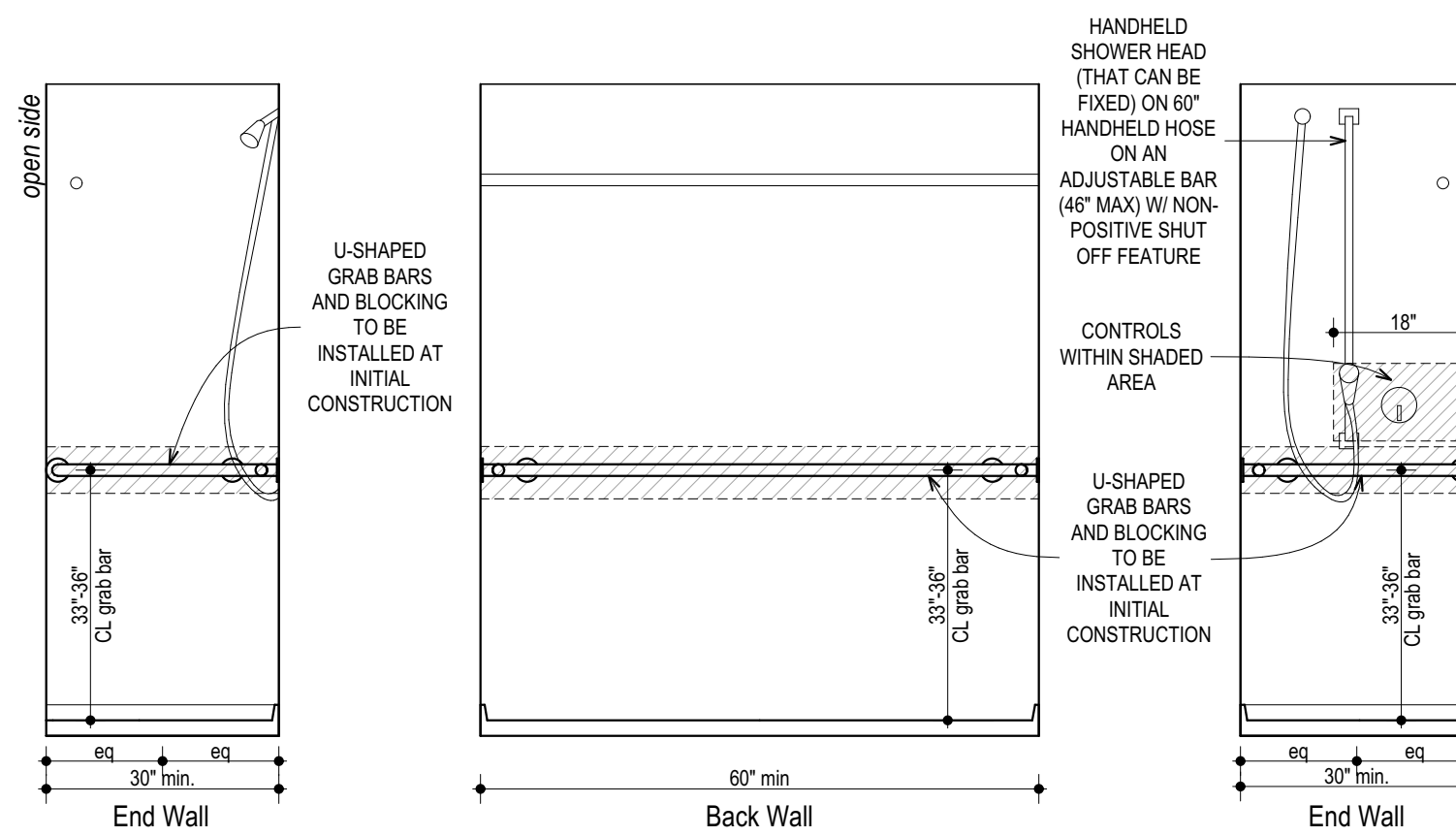
11 Common Area Toilet for Residents and Guests Only
SCALE: 1/2" = 1'-0"



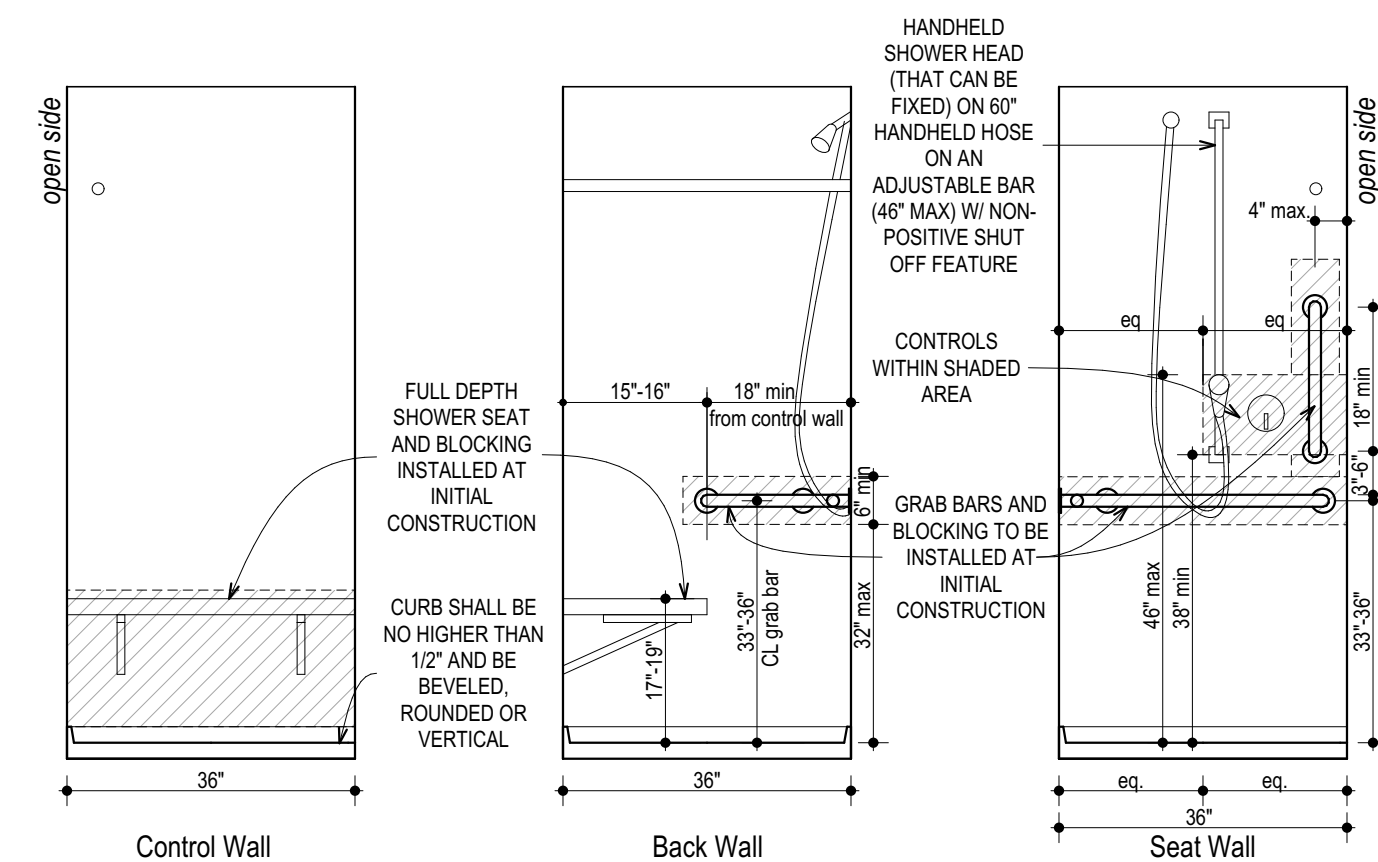
10 Cabinet Heights, Knee and Toe Clearances, Sinks
SCALE: 1/2" = 1'-0"



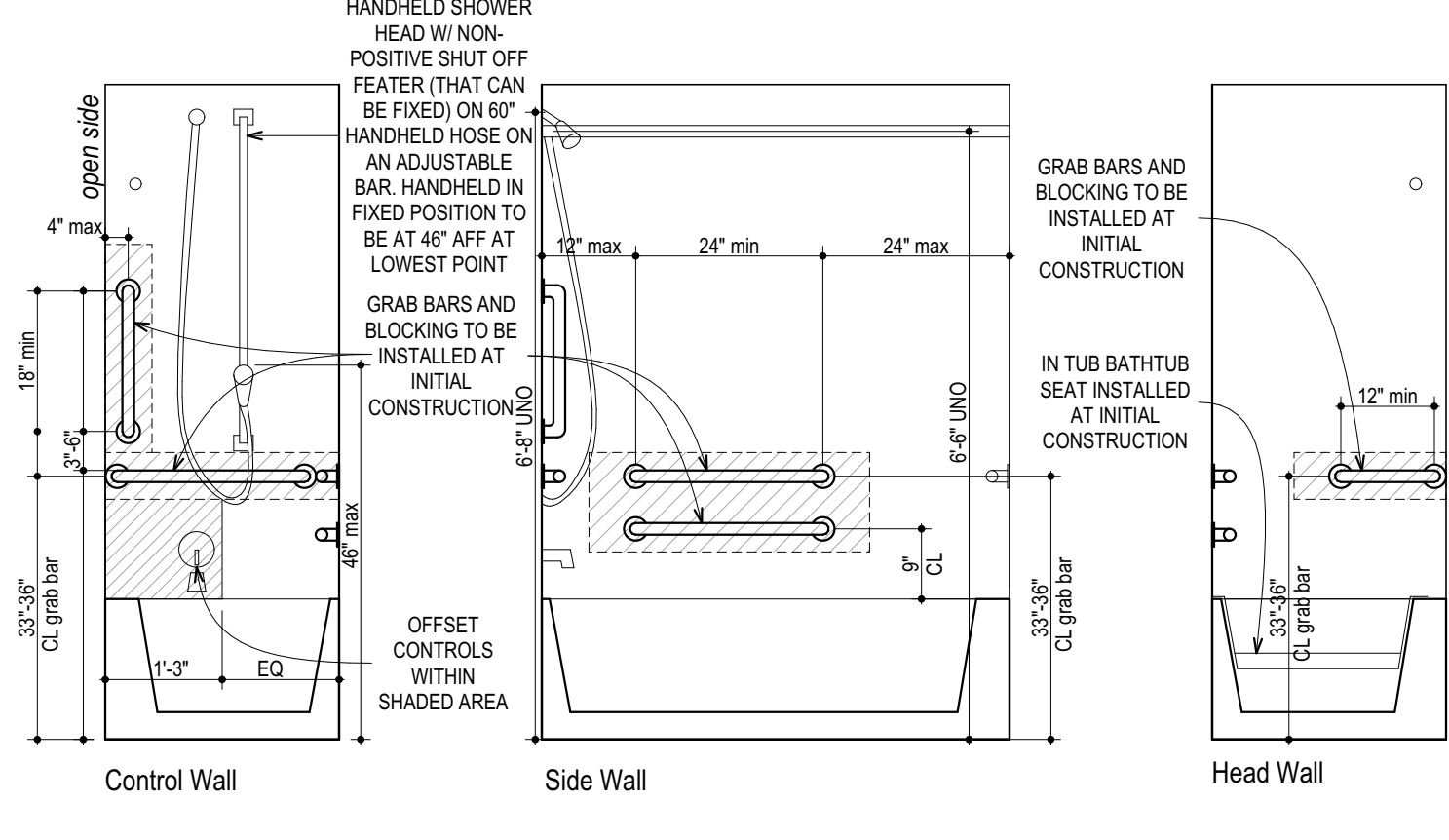
9 Public Accommodation Toilet per ADA
SCALE: 1/2" = 1'-0"



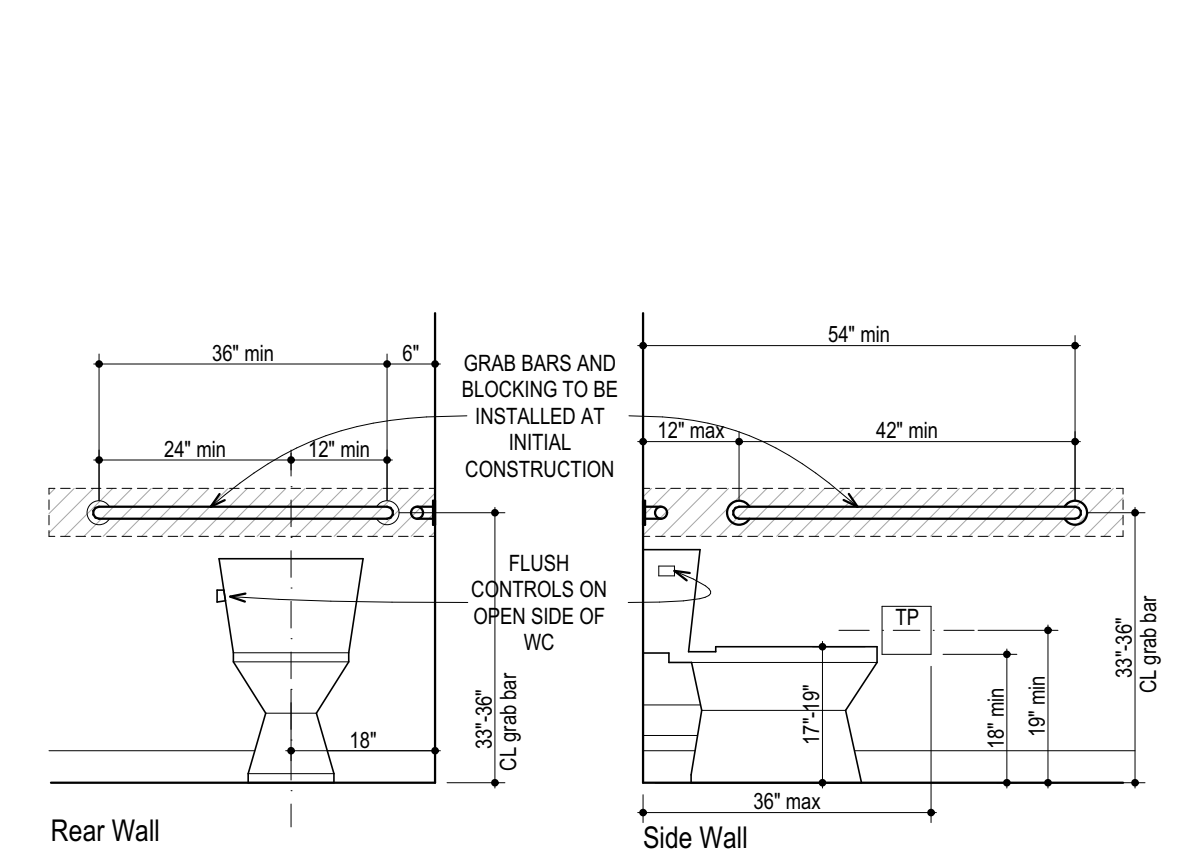
8 Type 504 Standard Roll-in Shower
SCALE: 1/2" = 1'-0"



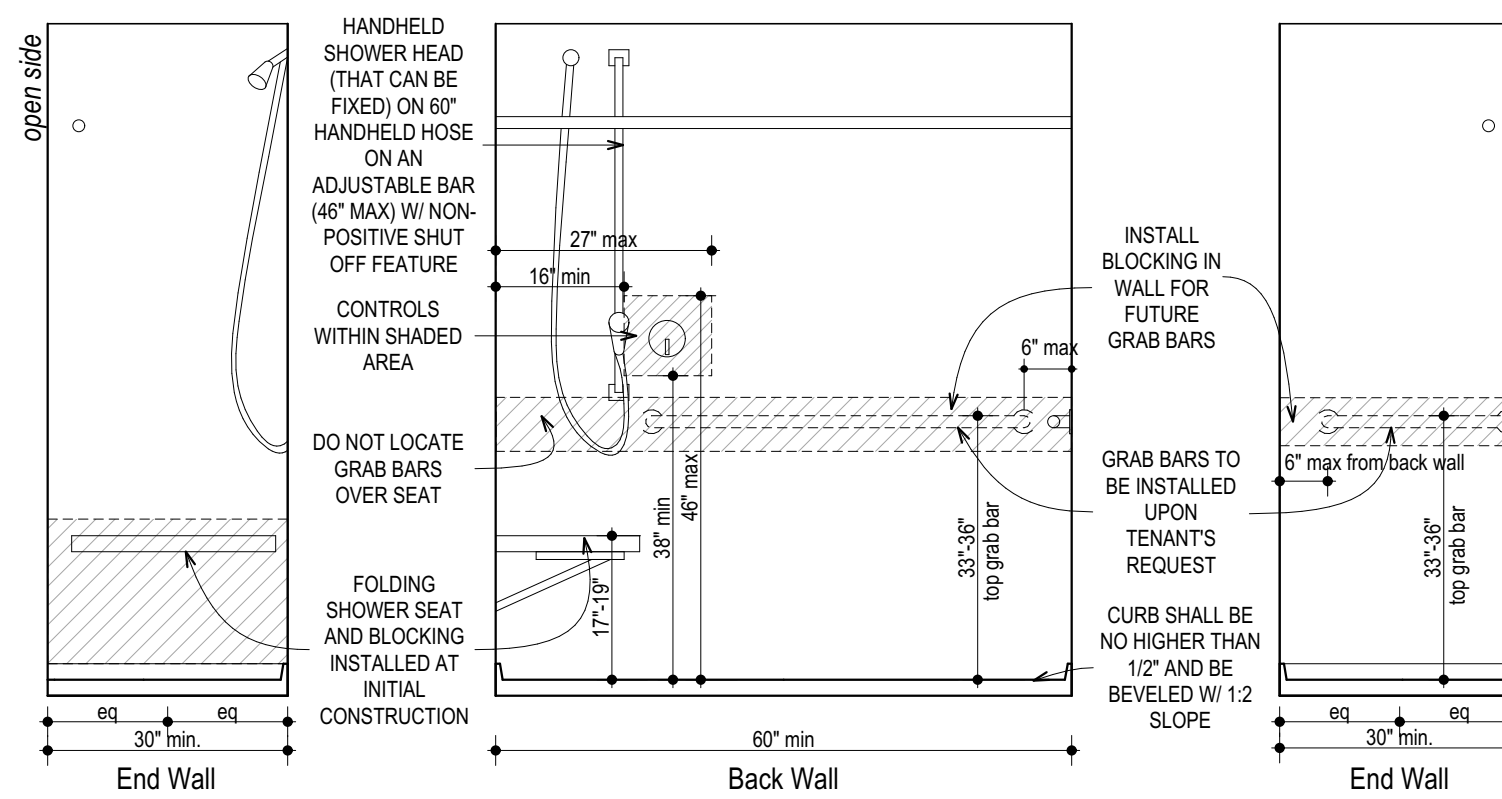
7 Type 504 Transfer Shower
SCALE: 1/2" = 1'-0"



6 Type 504 Bathtub
SCALE: 1/2" = 1'-0"

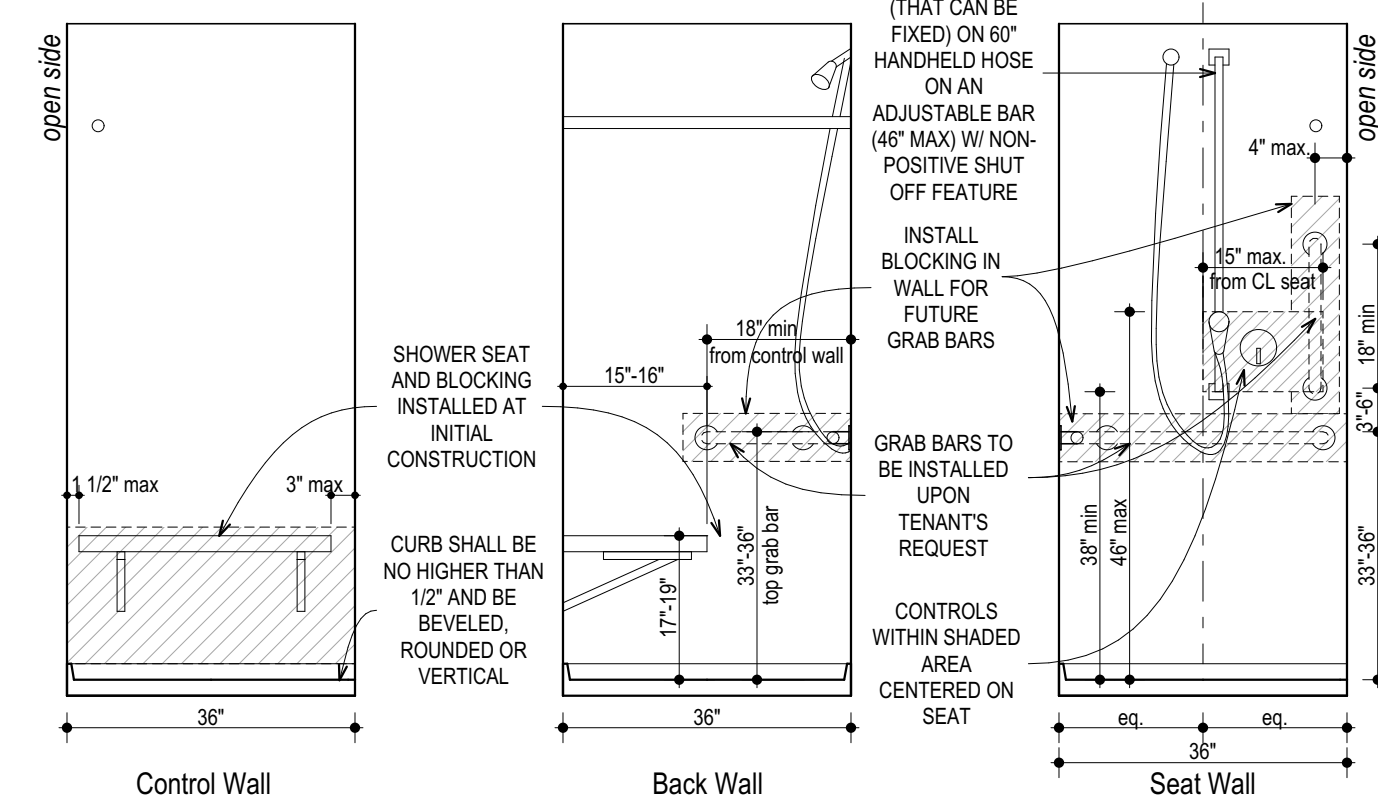


5 Type 504 Toilet
SCALE: 1/2" = 1'-0"

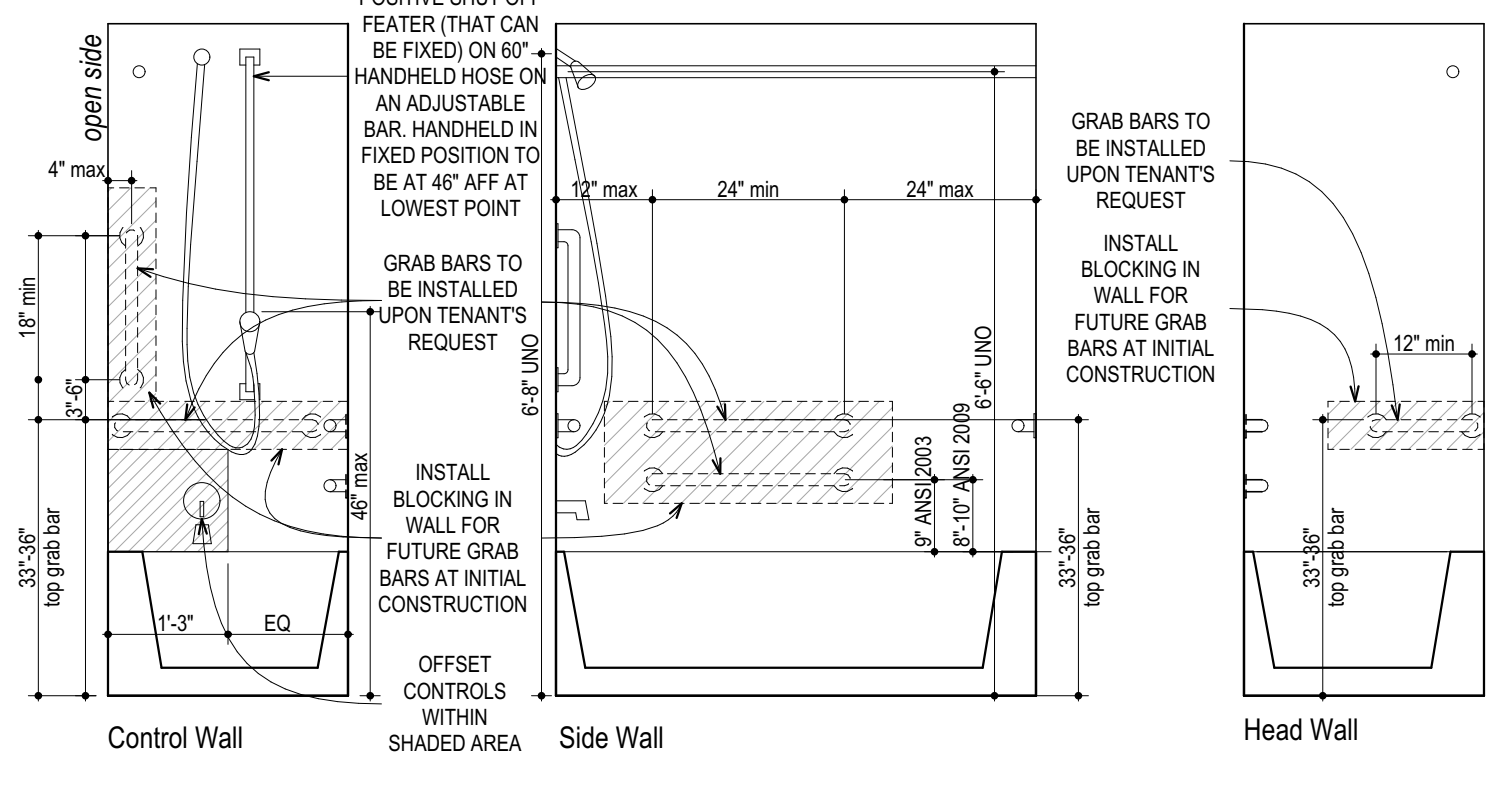


4 Type A Standard Roll-in Shower w/ Folding Seat
SCALE: 1/2" = 1'-0"

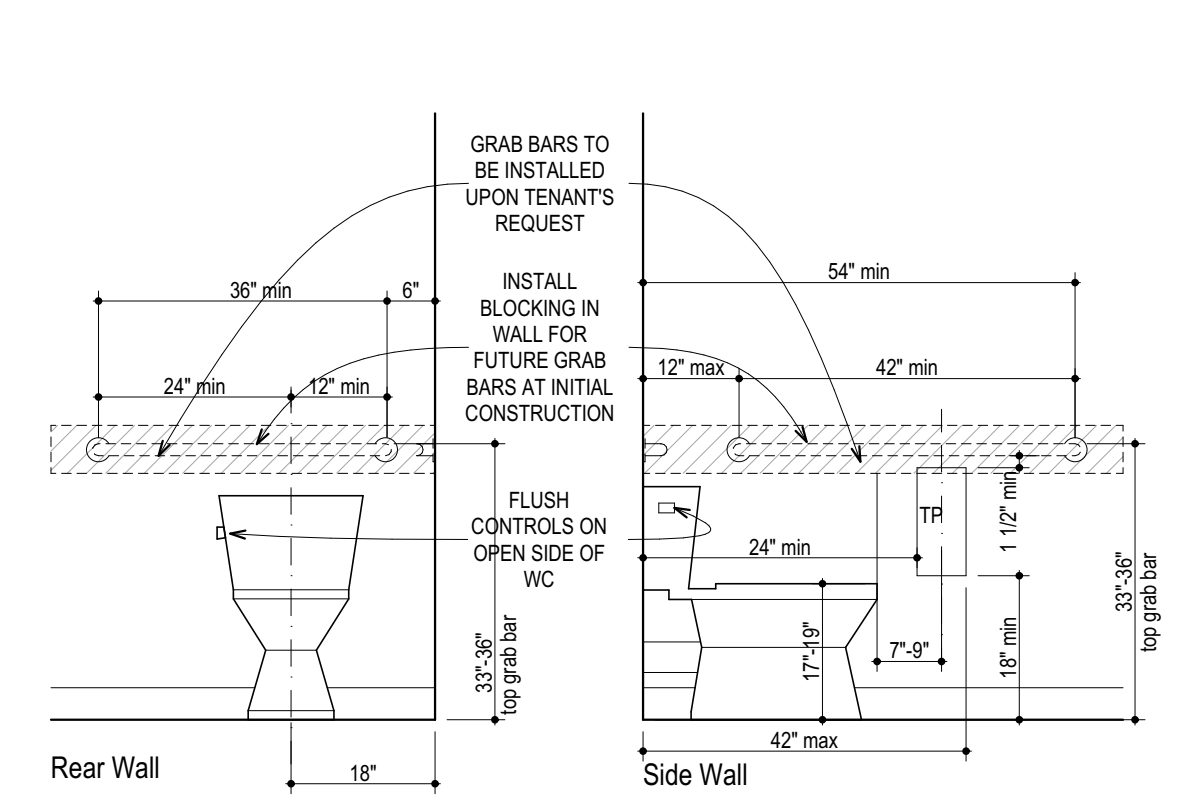
NOTE: Fixed shower seat is permitted where seat does not overlap 30" x 60" clear floor space.



3 Type A Transfer Shower
SCALE: 1/2" = 1'-0"



2 Type A Bathtub
SCALE: 1/2" = 1'-0"



1 Type A Toilet
SCALE: 1/2" = 1'-0"

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DESIGN LOAD CRITERIA

- BUILDING CODE: CHICAGO BUILDING CODE 2019
- LIVE LOADS:
RESIDENTIAL 40 PSF
EXTERIOR DECK 100 PSF
- SUPERIMPOSED DEAD LOADS:
PARTITIONS 5 PSF
M+E+P 5 PSF
- WIND LOADS:
RISK CATEGORY (II)
BASIC DESIGN WIND SPEED 107 MPH
WIND EXPOSURE (B)
INTERNAL PRESSURE COEFF. (GCp) ±0.18
MAIN WIND FORCE RESISTING SYSTEM 20 PSF
- SNOW LOADS:
GROUND SNOW 25 PSF
SNOW DRIFT PER ANSI/ASCE 7-16
- EARTHQUAKE LOADS
RISK CATEGORY (II)
IMPORTANCE FACTOR, I_e 1.00
MAPPED MCE_R S_s 0.125
MAPPED MCE_R S₁ 0.066
SITE CLASS (D)
PARAMETER S_{DS} 0.133
PARAMETER S_{DR} 0.103
DESIGN CATEGORY (A)
- THRUSTS ON HANDRAILS AND GUARDS: (1607.8.1)
HANDRAILS AND GUARDS SHALL BE DESIGNED TO RESIST A LINEAR LOAD OF 50 PLF, APPLIED AT THE TOP OF THE RAILING OR A CONCENTRATED LOAD OF 200 POUNDS IN ANY DIRECTION, WHICHEVER PRODUCES THE GREATEST STRESS. INTERMEDIATE RAILS (ALL THOSE EXCEPT THE HANDRAIL), BULUSTERS AND PANNEL FILLERS SHALL BE DESIGNED TO RESIST A CONCENTRATED LOAD OF 50 POUNDS IN ACCORDANCE WITH SECTION 4.5.1.1 OF ASCE 7.

GENERAL NOTES

- THE STRUCTURAL DRAWINGS AND SPECIFICATIONS ARE ONE PART OF THE CONTRACT DOCUMENTS AND SHALL BE USED IN CONJUNCTION WITH THE REMAINING PARTS OF THE CONTRACT DOCUMENTS.
- THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING THE STRUCTURAL DRAWINGS WITH ARCHITECTURAL, MECHANICAL, PLUMBING AND ELECTRICAL DRAWINGS FOR LOCATION AND PLACEMENT OF ALL INSERTS, HANGERS, SLEEVES, DUCTWORK, OPENINGS, ETC., THAT ARE REQUIRED BY THE ARCHITECT AND/OR EQUIPMENT.
- THE GENERAL CONTRACTOR SHALL VERIFY AND COORDINATE ALL DIMENSIONS SHOWN ON THE STRUCTURAL DRAWINGS WITH THE ARCHITECTURAL, MECHANICAL, ELECTRICAL, PLUMBING AND FIRE PROTECTION DRAWINGS. ANY DISCREPANCY SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT AND STRUCTURAL ENGINEER PRIOR TO PROCEEDING WITH WORK.
- DRAWINGS ARE NOT TO BE SCALED IN FIELD. WRITTEN DIMENSIONS TAKE PRECEDENCE OVER DRAWN DIMENSIONS.
- THE CONTRACTOR IS RESPONSIBLE FOR LIMITING THE AMOUNT OF CONSTRUCTION LOAD IMPOSED ON THE STRUCTURE SO THAT NOT TO EXCEED THE ALLOWABLE FLOOR LOADING INDICATED IN THE DRAWINGS. CONSTRUCTION LOADS SHALL NOT EXCEED THE CAPACITY OF THE FRAMING AT THE TIME THE LOADS ARE IMPOSED.
- THE CONTRACTOR SHALL MAKE NO DEVIATION FROM THE DESIGN DRAWINGS WITHOUT THE WRITTEN APPROVAL OF THE ARCHITECT AND STRUCTURAL ENGINEER.
- SUBMIT SHOP DRAWINGS PREPARED BY CONTRACTORS, SUPPLIERS, ETC. FOR REVIEW BY STRUCTURAL ENGINEER FOR CONFORMANCE WITH DESIGN INTENT. DO NOT START WORK WITHOUT SUCH REVIEW. THE GENERAL CONTRACTOR MUST REVIEW ALL SHOP DRAWINGS PRIOR TO SUBMITTAL TO THE STRUCTURAL ENGINEER.
- THE CONTRACTOR SHALL VERIFY ALL NEW AND EXISTING DIMENSIONS BY MEASUREMENTS AND SURVEY AT THE JOB SITE BEFORE PROCEEDING WITH SHOP DRAWINGS. ANY DEVIATIONS FROM EXISTING CONDITIONS SHOWN ON THE DRAWINGS MAY REQUIRE MODIFICATIONS TO THE CONTRACT DOCUMENTS.
- THE STRUCTURE IS DESIGNED TO FUNCTION AS A UNIT UPON COMPLETION. PROVIDE TEMPORARY SHORING, BRACING AND SUPPORT AS REQUIRED TO MAINTAIN STRUCTURAL INTEGRITY DURING CONSTRUCTION.
- IF A DISCREPANCIES FOUND BETWEEN THE STRUCTURAL DRAWINGS, DETAILS, AND SPECIFICATIONS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY, FOR RESOLUTION PRIOR TO PROCEEDING WITH WORK.
- ALL DETAILS, SECTIONS, AND NOTES ARE INTENDED TO BE TYPICAL FOR SIMILAR CONDITIONS AND SITUATIONS, UNLESS NOTED OTHERWISE ON THE DRAWINGS.
- THE CONTRACTOR IS SOLELY RESPONSIBLE FOR ALL CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES AND PROCEDURES.
- ALL CONSTRUCTION SHALL BE PERFORMED IN CONFORMANCE WITH THE BUILDING AND DESIGN CODES REFERENCED WITHIN THESE DOCUMENTS.
- THE CONTRACTOR SHALL DESIGN, PROVIDE, INSTALL AND MAINTAIN UNDERPINNING, SHORING, AND BRACING AS REQUIRED FOR THE SUPPORT AND PROTECTION OF SURROUNDING EXISTING PROPERTY, BUILDINGS, UTILITIES, UTILITY EQUIPMENT, ETC.

EXCAVATION AND BACKFILL

- ALL EXCAVATIONS SHALL BE CARRIED OUT IN ACCORDANCE WITH ALL FEDERAL, STATE AND LOCAL GOVERNING GUIDELINES.
- THE CONTRACTOR SHALL PROTECT NEW AND EXISTING UTILITIES FROM DAMAGE. METHODS OF PROTECTION SHALL BE APPROVED BY THE UTILITY. THE CONTRACTOR SHALL BRACE AND SUPPORT THE UTILITIES TO PREVENT SETTLEMENT, DISPLACEMENT, OR DISTURBANCE TO THE UTILITIES. THE COST OF THIS WORK WILL BE CONSIDERED INCIDENTAL TO THE CONTRACT.
- COORDINATE EXCAVATION WITH THE FOUNDATION, UNDERFLOOR DRAINAGE SYSTEM AND UNDERGROUND UTILITIES.
- THE CONTRACTOR SHALL USE CARE IN GRADING AND EXCAVATION NEAR EXISTING ITEMS TO REMAIN. DAMAGE TO THE EXISTING ITEMS BY THE CONTRACTOR'S OPERATIONS SHALL BE REPAIRED BY THE CONTRACTOR AT THE CONTRACTOR'S EXPENSE.
- GENERAL MACHINE EXCAVATION SHALL STOP NOT LESS THAN 4" ABOVE ELEVATION OF BOTTOM OF FOOTINGS. FINAL EXCAVATION TO UNDISTURBED SOIL, AT REQUIRED FOOTING ELEVATION, SHALL BE DONE BY HAND NOT MORE THAN 12 HOURS BEFORE FOOTING IS PLACED.
- THE CONTRACTOR TO DESIGN, PROVIDE, INSTALL AND MAINTAIN EARTH RETENTION SYSTEMS FOR EXCAVATION. THE CONTRACTOR TO PROVIDE EARTH RETENTION SYSTEM DESIGN CALCULATIONS AND DETAILS SIGNED AND SEALED BY A LICENSED ILLINOIS STRUCTURAL ENGINEER.
- DO NOT BACKFILL AGAINST BASEMENT WALLS UNTIL GROUND FLOOR FRAMING CONSTRUCTION IS COMPLETE, OR TEMPORARY WALL BRACING IS PROVIDED.

FOUNDATIONS

- THE FOUNDATION DESIGN IS BASED ON AN ASSUMED ALLOWABLE NET BEARING CAPACITY OF 2,000 PSF. ALL SOIL SUPPORTED FOOTINGS SHALL BE FOUNDED UPON UNDISTURBED, NATURAL SUBGRADE OR ON ENGINEERED GRANULAR FILL. SOIL BEARING CAPACITY MUST BE VERIFIED BY A QUALIFIED TESTING AGENCY, RETAINED BY THE OWNER, PRIOR TO FOUNDATION CONSTRUCTION.
- WHERE SUBGRADE IS DEEMED UNSUITABLE, EXTEND EXCAVATION TO SUITABLE, UNDISTURBED, NATURAL SUBGRADE, AND RAISE GRADE USING COMPACTED ENGINEERED FILL OR PLAIN CONCRETE, AS DETERMINED BY THE QUALIFIED GEOTECHNICAL ENGINEER RETAINED BY THE OWNER.
- ALL COMPACTED FILLS SHALL BE PLACED IN LIFTS NOT EXCEEDING 8 INCHES. IT SHALL BE COMPACTED TO A MINIMUM DENSITY OF 98% UNDER FOOTINGS, IN ACCORDANCE WITH RECOMMENDATIONS OF ASTM D-1557.
- ALL EXTERIOR WALL AND COLUMN FOOTINGS SHALL BEAR A MINIMUM OF 3'-6" BELOW ADJACENT FINISH GRADE SHOWN ON THE ARCHITECTURAL DRAWINGS.
- ALL FOUNDATION EXCAVATION SHALL BE CLEAN AND DRY PRIOR TO PLACING CONCRETE. NO MUD SLABS, FOOTINGS OR SLABS SHALL BE PLACED ONTO OR AGAINST SUBGRADES CONTAINING FREE WATER, FROST OR ICE. SHOULD WATER, FROST OR ICE ENTER AN AREA AFTER SUBGRADE APPROVAL, THE SUBGRADE SHALL BE REINSPECTED AFTER REMOVAL OF WATER, FROST OR ICE.
- USE APPROVED METHODS TO EFFECTIVELY MAINTAIN THE CONSTRUCTION AREA IN A DEWATERED STATE.

CONCRETE

- ALL CONCRETE WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF THE AMERICAN CONCRETE INSTITUTE PUBLICATIONS: ACI 301, ACI 304, ACI 311, ACI 315, ACI 318, ACI 347.
- NORMAL-WEIGHT CONCRETE WITH MINIMUM CURED DENSITY OF 145 PCF SHALL MEET THE FOLLOWING 28-DAY COMPRESSIVE STRENGTHS:
(A) FOOTINGS AND FOUNDATION WALLS 4000 PSI
(B) INTERIOR SLAB-ON-GRADE 4000 PSI
- ALL CONCRETE SUBJECT TO EXTERIOR EXPOSURE SHALL BE AIR-ENTRAINED 4%-6%.
- CALCIUM CHLORIDE OR ANY TYPE OF ADMIXTURES CONTAINING CALCIUM CHLORIDE SHALL NOT BE ALLOWED IN CONCRETE MIXES.
- PLACE ALL SLAB ON GRADE IN STRIP POURS OF MAXIMUM 30'-0" WIDTH. PROVIDE SAW CUT CONTROL JOINTS FOR STRIP POURED SLABS AT 15'-0" ON CENTER MAX.
- ALL SLABS-ON-GRADE SHALL BE PLACED ON COMPACTED GRANULAR FILL. PITCH ALL SLABS TO DRAINS AS INDICATED ON THE ARCHITECTURAL AND MECHANICAL DRAWINGS WITHOUT REDUCING THE THICKNESS OF SLAB.
- THE CONTRACTOR SHALL SUBMIT DETAILED DRAWINGS SHOWING THE LOCATIONS OF ALL CONSTRUCTION, CONTROL AND ISOLATION JOINTS, REVEALS, CURBS, SLAB DEPRESSIONS, SLEEVES, OPENINGS, ETC.
- ALL CONSTRUCTION JOINTS SHALL BE WIRE BRUSHED, CLEANED AND MOISTENED IMMEDIATELY PRIOR TO PLACING NEW CONCRETE.
- THOROUGHLY CONSOLIDATE ALL STRUCTURAL CONCRETE WITH MECH. VIBRATORS.
- OWNER'S CONCRETE TESTING LABORATORY WILL CONDUCT A CONTINUOUS PROGRAM OF INSPECTION AND TESTING FOR ALL REINFORCING PLACEMENT, FORM WORK INSTALLATION, CONCRETING OPERATIONS AND FINISHING PROCEDURES.
- CONCRETE CONTRACTOR SHALL PREPARE, DOCUMENT, AND SUBMIT TO THE ARCHITECT FOR REVIEW A PROGRAM FOR PROVIDING COLD WEATHER PROTECTION INCLUDING METHODS OF WEATHER ENCLOSURE, HEATING METHODS, AND CONTINUOUS TEMPERATURE MONITORING SYSTEMS.

REINFORCING STEEL

- ALL REINFORCING BARS SHALL CONFORM SPECIFICATIONS OF ASTM 615 GRADE 60. ALL WELDED WIRE FABRIC SHALL CONFORM TO ASTM 185.
- ALL CONCRETE REINFORCEMENT SHALL BE DETAILED, FABRICATED, LABELED, SUPPORTED, SPACED IN FORMS AND SECURED IN PLACE ACCORDING TO THE PROCEDURES AND REQUIREMENTS OUTLINED IN THE LATEST EDITION OF THE "MANUAL OF STANDARD PRACTICE FOR DETAILING OF REINFORCED CONCRETE STRUCTURES", ACI 315. PLASTIC COATED ACCESSORIES SHALL BE USED IN ALL EXPOSED CONCRETE WORK.
- FOLLOWING MINIMUM COVER SHALL BE PROVIDED FOR REINFORCEMENT IN CONCRETE:
(A) CAST AGAINST AND PERMANENTLY EXPOSED TO EARTH 3"
(B) EXPOSED TO EARTH OR WEATHER: #6 TO #18 BARS 2"
#5 AND SMALLER 1½"
(C) NOT EXPOSED TO WEATHER OR IN CONTACT WITH GROUND 1½"
SLAB, WALLS, JOISTS: #14 TO #18 BARS #11 AND SMALLER ¾"
BEAMS STIRRUPS, COLUMN TIES ½"
- WELDING OF REINFORCING BARS SHALL BE PERMITTED ONLY IF SHOWN ON THE STRUCTURAL DRAWINGS.
- CHECKED SHOP DRAWINGS SHOWING REINFORCING DETAILS, INCLUDING STEEL SIZES, SPACING AND PLACEMENT SHALL BE SUBMITTED TO THE ARCHITECT FOR REVIEW PRIOR TO FABRICATION.
- ALL REINFORCING SPLICES SHALL CONFORM TO THE REQUIREMENTS OF OF ACI 318, LATEST EDITION, BUT IN NO CASE SHALL BE LESS THAN 36 BAR DIAMETERS OR 24 INCHES, UNLESS NOTED OTHERWISE ON THE DRAWINGS. ALL WELDED WIRE FABRIC SHALL BE LAPPED TWO (2) FULL MESH PANELS AND TIED SECURELY.
- FOUNDATION WALLS AND GRADE BEAMS SHALL HAVE A MINIMUM OF TWO (2) #5 BARS TOP AND BOTTOM, UNLESS OTHERWISE SHOWN OR NOTED.
- CORNER BARS SHALL BE PROVIDED AT ALL WALL CORNERS AND SHOULD BE EQUAL TO THE WALL HORIZONTAL REINFORCEMENT SIZE AND SPACING.
- WHERE DOWELS ARE SHOWN BUT NOT SIZED, PROVIDE DOWELS THAT MATCH SIZE AND LOCATION OF MAIN REINFORCEMENT AND LAP SPLICE WITH MAIN REINFORCEMENT.

ENGINEERED LUMBER (LVL, PSL)

- ALL LVL, PSL AND LSL MEMBERS SHALL HAVE THE FOLLOWING MINIMUM STRUCTURAL PROPERTIES:

	F _b	F _v	F _c I	F _c II	E
	psi	psi	psi	psi	psi
LVL	2600	285	750	2750	1,900,000
PSL	2900	290	750	2900	2,000,000
LSL	2325	310	800	2050	1,550,000
- MEMBERS ARE MANUFACTURED BY TRUS JOIST MACMILLAN. ANY SUBSTITUTIONS MUST BE APPROVED IN WRITING BY THE STRUCTURAL ENGINEER OF RECORD.
- PROVIDE STANDARD CUT WASHER FOR ALL BOLT HEADS AND NUTS BEARING ON WOOD.
- FABRICATOR TO DESIGN AND DETAIL ALL LVL AND PSL MEMBERS AND CONNECTIONS USING RATIONAL ENGINEERING PROCEDURES. THE SIZES AND CONNECTIONS SHOWN IN THE DRAWINGS ARE INTENDED TO SERVE AS A MINIMUM.
- SUBMIT LVL AND PSL SHOP DRAWINGS AND CALCULATIONS BEARING THE SEAL AND SIGNATURE OF AN ILLINOIS LICENSED STRUCTURAL ENGINEER.

SAWN LUMBER

- ALL GRADES OF LUMBER SHALL BE RATED BY THE SOUTHERN PINE INSPECTION BUREAU (SPIB), OR THE WESTERN WOOD PRODUCTS ASSOCIATION (WWPA). LUMBER GRADES SHALL BE AS FOLLOWS, WITH A MAXIMUM MOISTURE CONTENT OF 19%:
(A) DOUGLAS FIR-LARCH NO. 2
(B) SPRUCE-PINE-FIR NO. 1/NO. 2
- PROVIDE STANDARD CUT WASHERS FOR BOLT HEADS AND NUTS BEARING ON WOOD.
- PRESSURE TREAT ALL WOOD IN CONTACT WITH CONCRETE OR MASONRY.
- MINIMUM NAILED CONNECTIONS FOR WOOD FRAMING MEMBERS SHALL BE IN ACCORDANCE WITH THE LOCAL BUILDING CODE, IF NO OTHER CRITERIA IS GIVEN.
- CONNECTORS SHOWN ON DETAILS ARE MANUFACTURED BY SIMPSON. WRITTEN APPROVAL BY ENGINEER IS REQUIRED FOR SUBSTITUTIONS.

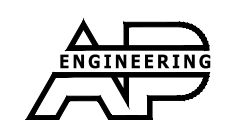
PLYWOOD SHEATHING

- ROOF SHEATHING: 5/8" (NOMINAL) C-DX APA EXPOSURE 1, 48/24 WITH 1/8" CLEAR BETWEEN PANELS TO ALLOW FOR EXPANSION. PROVIDE ONE PANEL EDGE CLIP PER SPAN.
- FLOOR SHEATHING: MIN. 3/4" (NOMINAL) C-DX APA RATED SHEATHING EXPOSURE 1, 48/24 TONGUE-AND-GROOVE EDGE SEALED PANELS.
- FASTEN ALL PLYWOOD SHEATHING @ 6" O.C. AT PANEL EDGES AND 12" O.C. AT INTERMEDIATE SUPPORTS. (UNLESS NOTED OTHERWISE). USE 10d NAILS (WOOD TO WOOD) OR 10g WOOD SCREWS (DIA. 0.19 INCHES) (WOOD TO STEEL)

STRUCTURAL STEEL

- ALL STRUCTURAL STEEL WORK SHALL CONFORM TO THE ANSI/AISC 360-16 "SPECIFICATION FOR STRUCTURAL STEEL BUILDINGS", EFFECTIVE JULY 7, 2016, AND THE ANSI/AISC 360-13 "CODE OF STANDARD PRACTICE FOR STEEL BUILDINGS AND BRIDGES", EFFECTIVE JUNE 15, 2016, EXCEPT AS NOTED BELOW OR IN THE PROJECT SPECIFICATION.
- STRUCTURAL STEEL SHALL CONFORM TO THE FOLLOWING STANDARDS AND MATERIAL PROPERTIES, U.N.O.:
(A) WIDE FLANGE SHAPES ASTM A992
(B) CHANNEL & MC'S ASTM A36
(C) ANGLES, CONNECTION PLATES ASTM A36
(C) STEEL PIPES ASTM A53, GRADE B
(E) STEEL TUBES ASTM A500, GRADE C
(F) ANCHOR RODS ASTM F154, GRADE 55
(G) HEADED STUD SHEAR CONNECTORS ASTM A108
- ALL BOLTS, NUTS AND WASHERS SHALL CONFORM TO THE REQUIREMENTS OF ASTM A325. ALL BOLTS SHALL BE 3/4" DIAMETER, MINIMUM.
- ALL CONNECTIONS SHALL BE DESIGNED AND DETAILED BY THE FABRICATOR, USING RATIONAL ENGINEERING DESIGN AND STANDARD PRACTICE IN ACCORDANCE WITH THE REQUIREMENTS OF THE CONTRACT DOCUMENTS. THE CONNECTIONS CALCULATIONS SHALL BE SIGNED AND SEALED BY A STRUCTURAL ENGINEER LICENSED IN THE STATE OF ILLINOIS. THE GENERAL DETAILS SHOWN ON THE DRAWINGS ARE CONCEPTUAL ONLY AND, UNLESS SPECIFICALLY NOTED, DO NOT INDICATE THE REQUIRED NUMBER OF BOLTS OR WELD SIZES.
- THE FABRICATOR/ERECTOR SHALL SUBMIT TO THE ARCHITECT, FOR REVIEW, ENGINEERED DRAWINGS CHECKED BY THE GENERAL CONTRACTOR SHOWING SHOP FABRICATION DETAILS, FIELD ASSEMBLY DETAILS AND ERECTION DIAGRAMS FOR ALL STRUCTURAL STEEL. ALL SHOP DRAWINGS MUST BE COMPLETE FOR ALL STRUCTURAL STEEL WITH BEAM SIZES, MARKS, ETC., SHOWN ON ERECTION PLANS.
- ALL CONNECTIONS, UNLESS INDICATED OTHERWISE, SHALL BE SIMPLE SHEAR CONNECTIONS UTILIZING HIGH STRENGTH BEARING BOLTS IN SINGLE OR DOUBLE SHEAR WITH THREADS EXCLUDED FROM THE SHEAR PLANE. THE MINIMUM NUMBER OF BOLTS PER CONNECTION SHALL BE TWO (2).
- STEEL BEAMS AND GIRDER CONNECTION SHALL BE DESIGNED USING ALLOWABLE STRENGTH METHOD FOR THE FOLLOWING UNFACTORED VERTICAL SHEAR REACTIONS, UNLESS NOTED OTHERWISE ON THE DRAWINGS:
W10, C10 20 KIPS
- FURNISH AND INSTALL MISCELLANEOUS STEEL SUCH AS CURBS, HANGERS, STRUTS, BRACKETS, BRACES, ETC. AS CALLED FOR OR AS NECESSARY PER THE ARCHITECTURAL, MECHANICAL OR ELECTRICAL DRAWINGS.
- ALL STRUCTURAL STEEL MEMBERS SHALL BE STRAIGHT AND FREE OF TWIST. COLUMN BEARING ENDS SHALL BE TRUE AND SQUARE. ALL COLUMNS SHALL BE PLUMB AND LEVEL BEARING.
- ALL BEAMS SHALL BE FABRICATED WITH THE NATURAL CAMBER UP.
- ALL COPES, HOLES, OPENINGS AND MODIFICATIONS REQUIRED IN STRUCTURAL STEEL MEMBERS FOR ERECTION OR THE WORK OF OTHER TRADES SHALL BE SHOWN ON THE SHOP DRAWINGS FOR APPROVAL BY THE ARCHITECT/STRUCTURAL ENGINEER.
- FIELD MODIFICATION OF STRUCTURAL STEEL IS PROHIBITED WITHOUT PRIOR APPROVAL OF THE ARCHITECT/STRUCTURAL ENGINEER.
- ALL STEEL EXPOSED TO THE ELEMENTS OF WEATHER OR CORROSION SHALL RECEIVE ONE COAT OF APPROVED SHOP PAINT IN ADDITION TO RUST INHIBITIVE FIELD PAINT AS SPECIFIED IN ARCHITECTURAL SPECIFICATIONS.
- AFTER FABRICATION, ALL STEEL SHALL BE CLEANED OF ALL RUST, LOOSE MILL SCALE AND OTHER FOREIGN MATERIALS. PRIMING IS REQUIRED FOR ALL STRUCTURAL STEEL, EXCEPT IN AREAS TO BE FIREPROOFED.
- ALL WELDING ELECTRODES SHALL BE E70XX. MINIMUM FILLET WELD SIZE SHALL COMPLY WITH THE AISC REQUIREMENTS, BUT SHALL NOT BE LESS THAN 3/16 INCH, UNLESS NOTED OTHERWISE
- ALL WELDING WORK SHALL CONFORM TO THE AWS D1.1 STRUCTURAL WELDING CODE, LATEST EDITION, AND SHALL BE PERFORMED BY AWS CERTIFIED WELDERS.
- SHOP AND FIELD TESTING AND INSPECTION OF STRUCTURAL STEEL FABRICATION AND ERECTION WORK, INCLUDING WELDED AND BOLTED CONNECTIONS, SHALL BE AS REQUIRED IN THE SPECIFICATION.

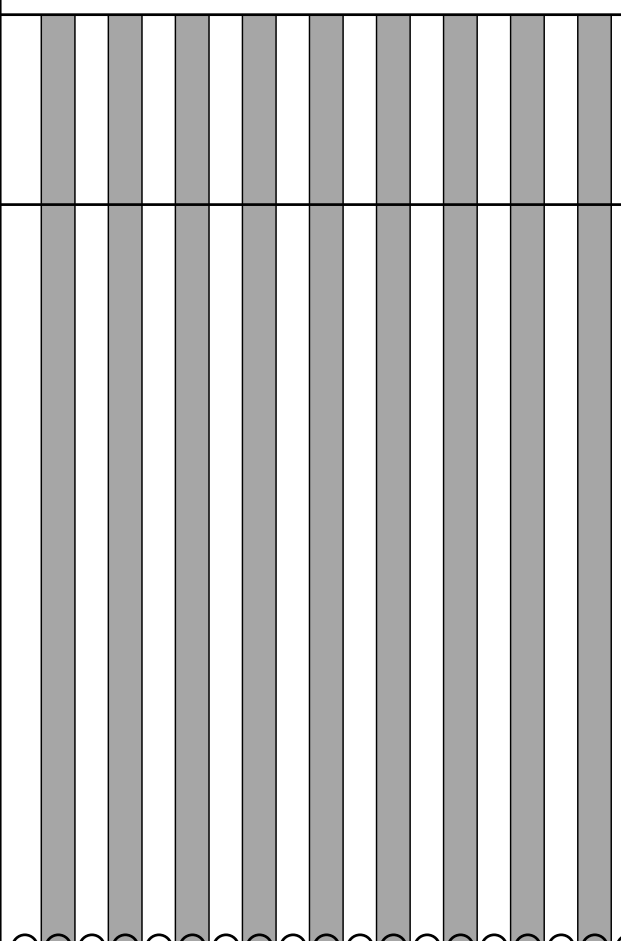
STRUCTURAL ENGINEER:



AP Engineering PC
Consulting Structural Engineers
990 Grove Street, Suite 408
Evanston, IL 60201
t: (847) 328-9983
ap-structural.com

AP ENGINEERING PC
FIRM LICENSE NO. 181004755-003 EXPIRES 04/30/2025
ALEXANDER PELLACK
ILLINOIS LICENSE: 081005813 EXPIRES 11/30/2024

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY, TO THE BEST OF MY KNOWLEDGE, WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.



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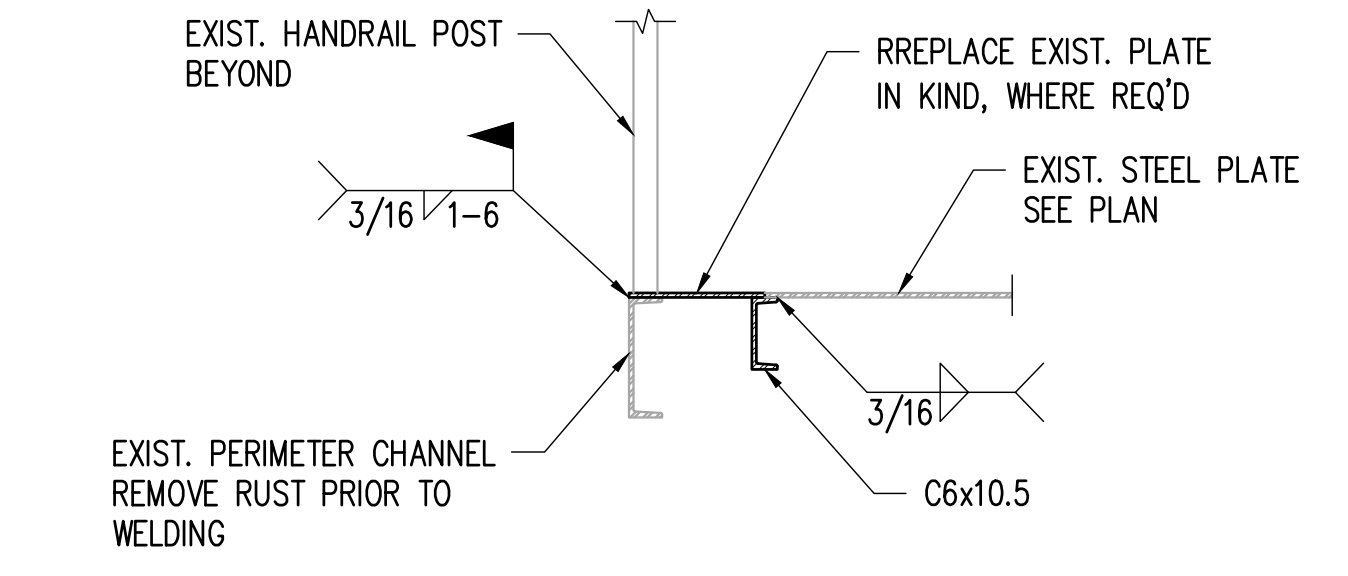
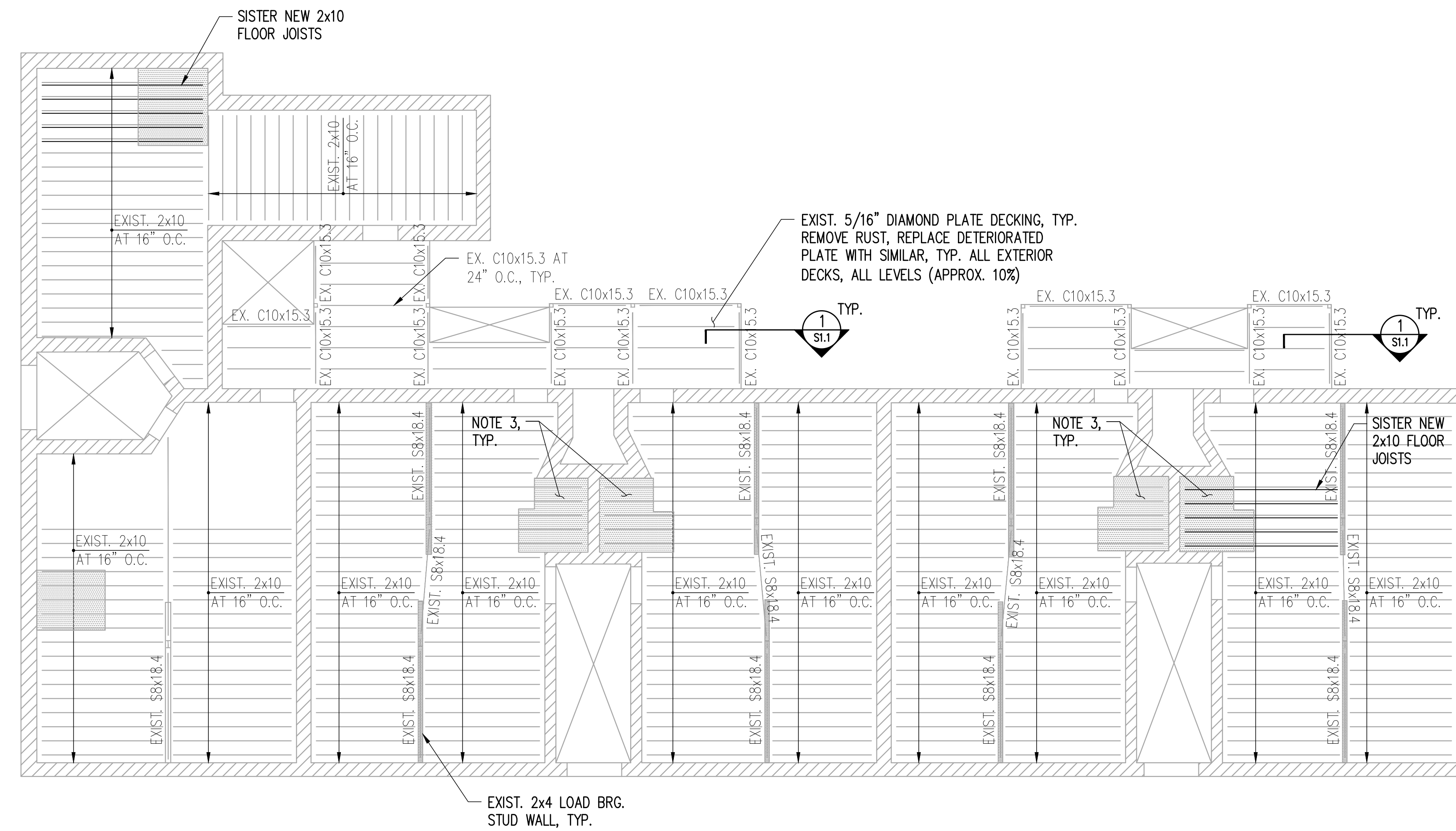
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**GENERAL STRUCTURAL
NOTES**

S0.1

2024.01.03

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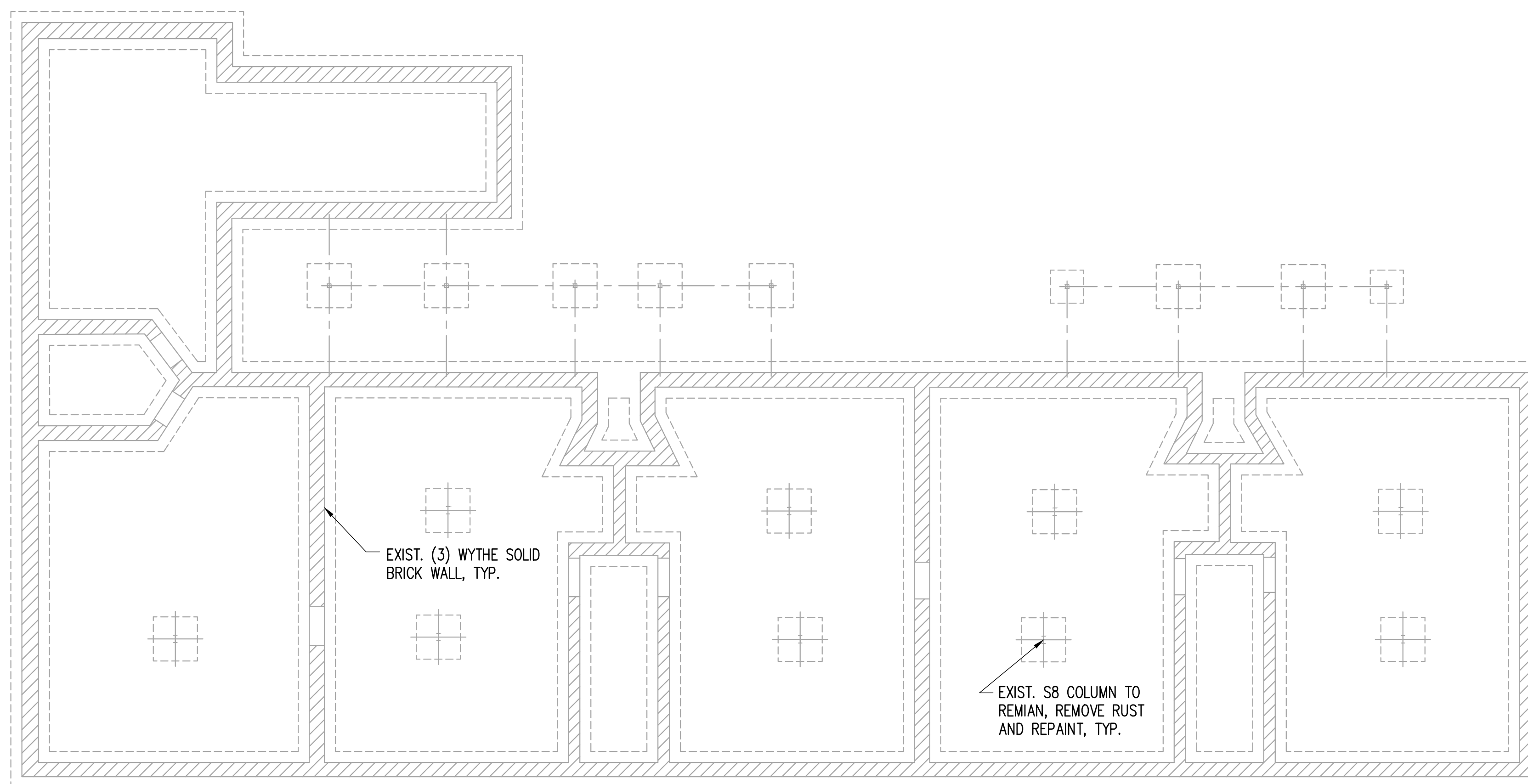


SECTION AT EXTERIOR DECK
 SCALE: 3/4"=1'-0"

FIRST FLOOR FRAMING PLAN
 SCALE: 1/8" = 1'-0"

- NOTES:
1. VERIFY ALL DIMENSIONS AND ELEVATIONS WITH ARCH. DWGS.
 2. SEE SHEET S0.1 FOR GENERAL STRUCTURAL NOTES.
 3. EXISTING BATHROOMS, TYP. VERIFY CONDITION OF EXIST. FLOOR JOISTS AT ALL BATHROOMS AT EVERY LEVEL, REPLACE DAMAGED JOISTS.

REFER TO ARCHITECTURAL DRAWINGS FOR MORE INFORMATION REGARDING MASONRY REPAIRS



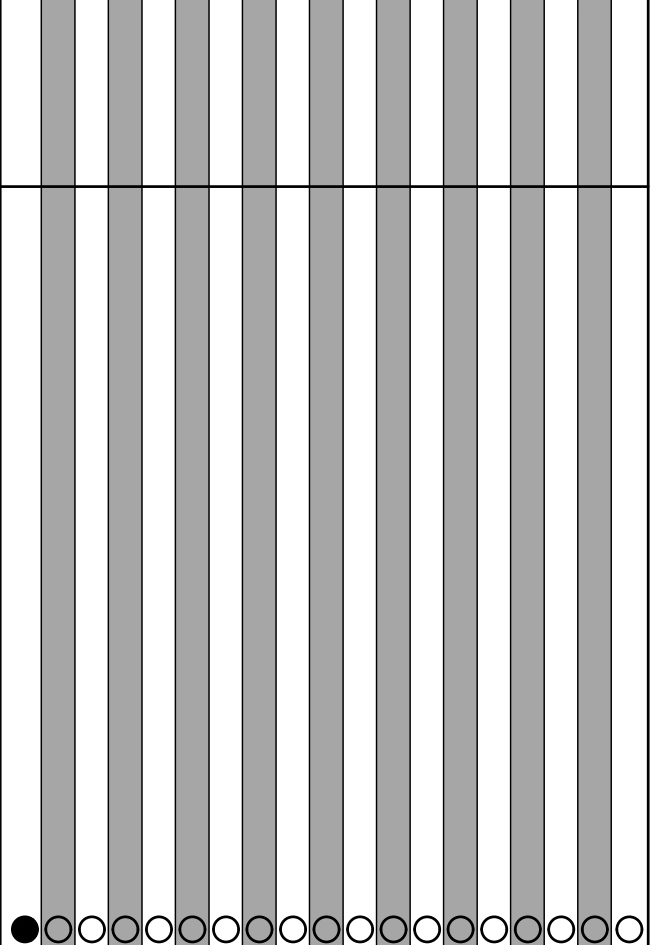
BASEMENT/FOUNDATION PLAN
 SCALE: 1/8" = 1'-0"

- NOTES:
1. VERIFY ALL DIMENSIONS AND ELEVATIONS WITH ARCH. DWGS.
 2. SEE SHEET S0.1 FOR GENERAL STRUCTURAL NOTES.

STRUCTURAL ENGINEER:
AP Engineering PC
 Consulting Structural Engineers
 990 Grove Street, Suite 408
 Evanston, IL 60201
 t: (847) 328-9983
 ap-structural.com

AP ENGINEERING PC
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 ALEXANDER POLLACK
 ILLINOIS LICENSE: 081.005813 EXPIRES 11.30.2024

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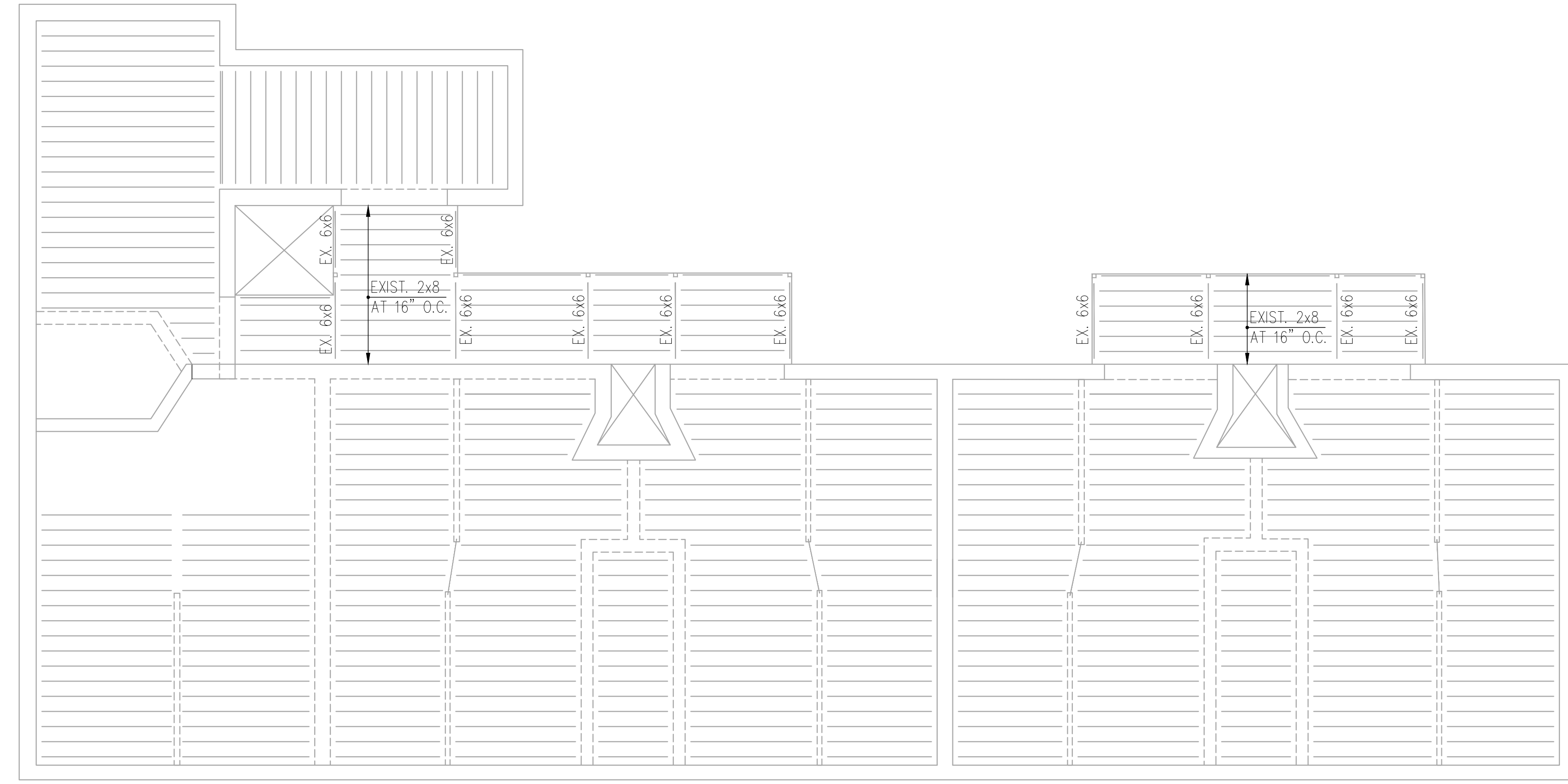
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FOUNDATION AND FIRST FLOOR FRAMING PLAN

S1.1

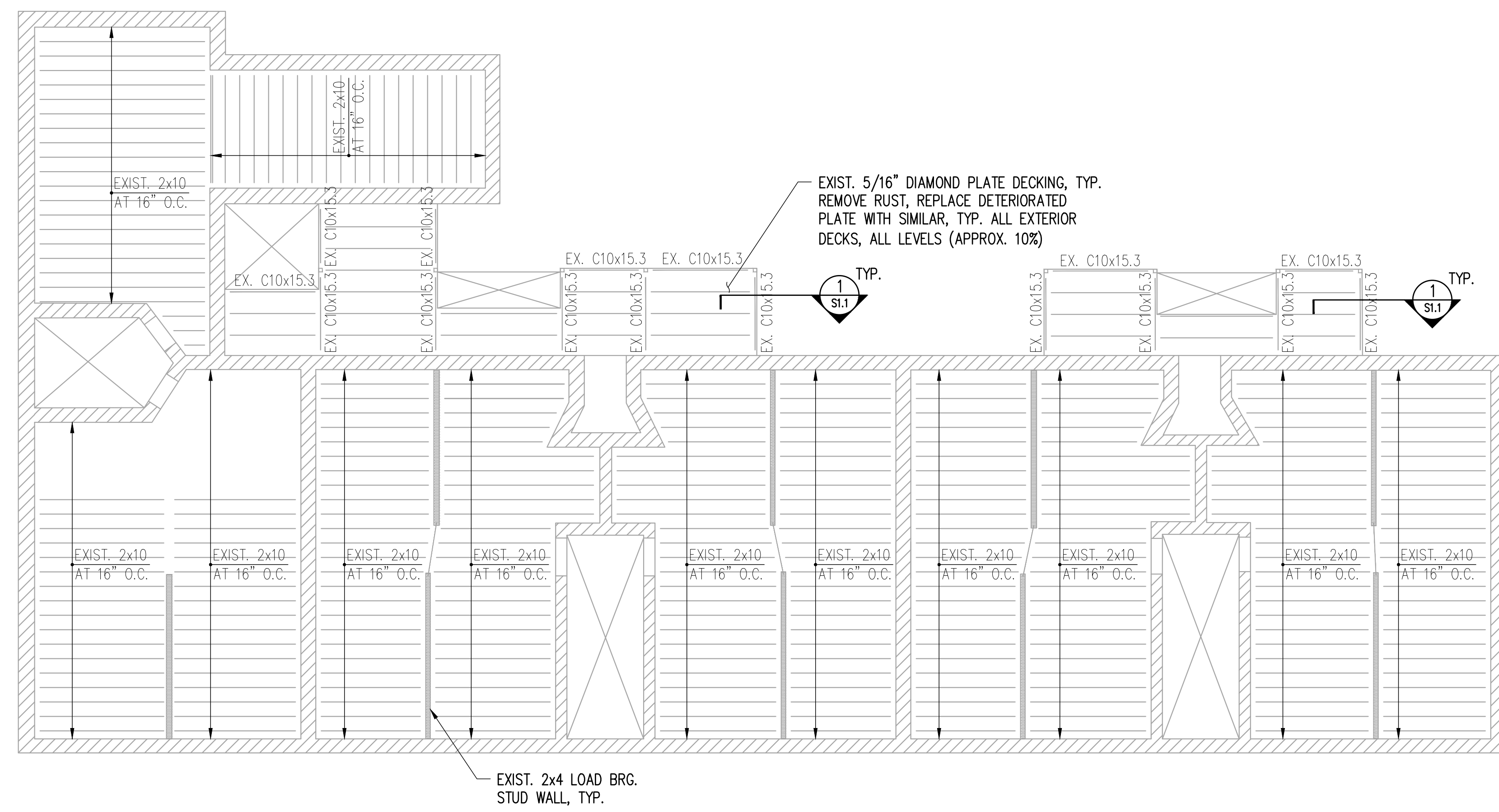
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REFER TO ARCHITECTURAL DRAWINGS
FOR MORE INFORMATION REGARDING
MASONRY REPAIRS



ROOF FRAMING PLAN
SCALE: 1/8" = 1'-0"

- NOTES:
1. VERIFY ALL DIMENSIONS AND ELEVATIONS WITH ARCH. DWGS.
2. SEE SHEET S0.1 FOR GENERAL STRUCTURAL NOTES.



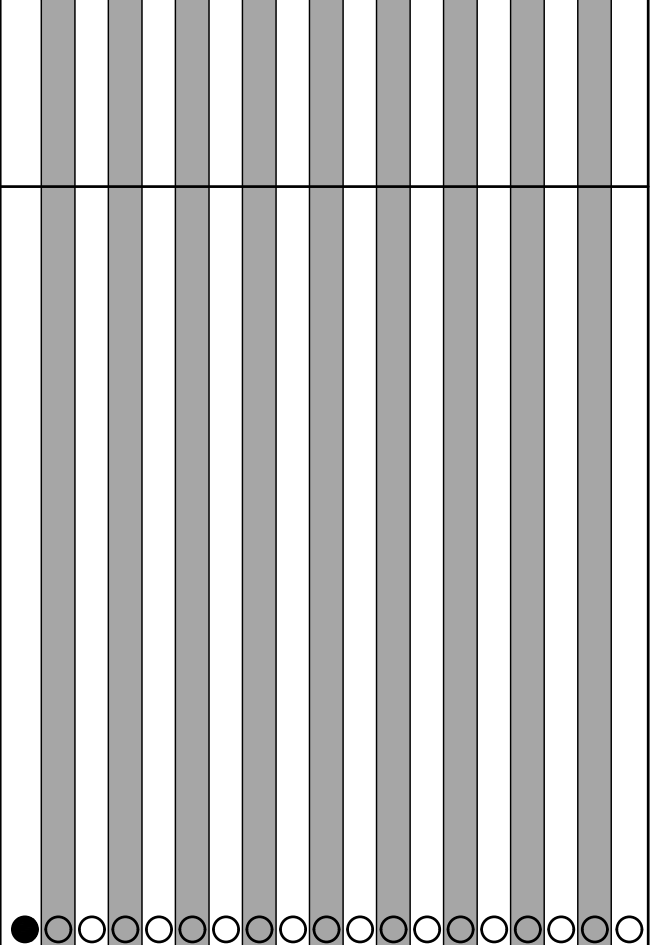
SECOND AND THIRD FLOOR FRAMING PLAN
SCALE: 1/8" = 1'-0"

- NOTES:
1. VERIFY ALL DIMENSIONS AND ELEVATIONS WITH ARCH. DWGS.
2. SEE SHEET S0.1 FOR GENERAL STRUCTURAL NOTES.

STRUCTURAL ENGINEER:
AP Engineering PC
Consulting Structural Engineers
990 Grove Street, Suite 408
Evanston, IL 60201
t: (847) 328-9983
ap-structural.com

AP ENGINEERING PC
PROFESSIONAL NO. 184-004755-003 EXPRES 04.30.2025
ALEXANDER POLLACK
ILLINOIS LICENSE: 081-005813 EXPRES 11.30.2024

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2331.3
**SECOND AND THIRD
FLOOR FRAMING PLAN**

S1.2

GENERAL DEMOLITION NOTES:

1. CONTRACTORS SHALL VERIFY THE EXISTING CONDITIONS AT THE PROJECT SITE PRIOR TO BIDDING THE PROJECT.
2. THIS PROJECT INCLUDES SELECTIVE DEMOLITION SCOPE IN EACH AREA OF THE BUILDING. THE SUBCONTRACTOR SHALL IDENTIFY IN THE FIELD AND DOCUMENT ANY AND ALL UTILITIES AND SERVICES THAT ARE TO REMAIN FOR THE PROPOSED DESIGN PRIOR TO THE START OF ANY DEMOLITION WORK.
3. PROVIDE DEMOLITION NOT SHOWN BUT REQUIRED FOR INSTALLATION OF NEW SYSTEMS OR AS REQUIRED FOR THE COMPLETION OF THE WORK.
4. DEMOLISHED ITEMS ARE SHOWN DASHED, BUT THE CONTRACTOR SHALL FIELD VERIFY AT THE SITE ALL ITEMS TO BE REMOVED AND INCLUDE THIS WORK IN THE BID PROPOSAL.
5. ANY EQUIPMENT TO BE RE-USED ON SITE SHALL BE PROTECTED FROM DAMAGE AND DUST ACCUMULATION AND SHALL BE STORED OFFSITE OR LOCATED IN AN AREA AWAY FROM DEMOLITION ACTIVITY.
6. DEMOLISH ALL UTILITIES CONCEALED BEHIND WALLS, CEILINGS AND FLOORS THAT ARE TO BE DEMOLISHED PER THE ARCHITECTURAL PLANS. VERIFY IN FIELD.
7. SERVICES TO THE EXISTING BUILDING SHALL BE KEPT IN CONTINUOUS OPERATION INCLUDING SEWERS, DOMESTIC HOT AND COLD WATER, HVAC SYSTEMS AND ELECTRICAL SERVICE THROUGHOUT THE OCCUPIED AREAS. ANY NECESSARY INTERRUPTION OF THESE SERVICES TO ACCOMPLISH PROJECT CONSTRUCTION SHALL BE ARRANGED (BY THE SUBCONTRACTOR INVOLVED) THROUGH THE GENERAL CONTRACTOR GIVING THE OWNER A MINIMUM OF TEN (10) WORKING DAYS ADVANCE NOTICE. TEMPORARY SERVICES SHALL BE REMOVED BY INVOLVED SUBCONTRACTOR ONLY AFTER NEW PERMANENT SERVICES ARE INSTALLED AND FULLY OPERATIONAL.
8. CONTRACTORS SHALL BE RESPONSIBLE FOR THEIR OWN DEMOLITION, REMOVAL, CAPPING, STORING AND PROTECTING, ABANDONING, DISCONNECTING, RELOCATING AND RECONNECTION OF EXISTING EQUIPMENT AND MATERIAL, ALL IN ACCORDANCE WITH TRADE JURISDICTION RULES THAT MAY APPLY IN THE AREA WHERE PROJECT IS LOCATED. ANY DISPUTES BETWEEN CONTRACTORS AS TO JURISDICTIONAL RESPONSIBILITIES FOR THIS WORK SHALL BE RESOLVED BY THE OWNER AND DESIGN TEAM AS TO PARTICULAR CONTRACTOR RESPONSIBILITY AND THEIR DECISION SHALL BE FINAL AT NO ADDITIONAL COST TO CONTRACT. ALL CUTTING OF EXISTING BUILDING CONSTRUCTION, SUCH AS FINISHED WALLS AND CEILINGS TO REMAIN, AS REQUIRED TO ACCOMMODATE DEMOLITION AND/OR REMOVAL OF EXISTING EQUIPMENT SHALL BE THE RESPONSIBILITY OF THE CONTRACTORS IN COLLABORATION WITH THE GENERAL CONTRACTOR. THE CONTRACTOR SHALL REMOVE BUILDING CONSTRUCTION ONLY AS REQUIRED TO PROVIDE FOR THE DEMOLITION OF THEIR RELATED SYSTEMS TO BE REMOVED AND SHALL AVOID EXCESS REMOVAL OF FINISHED SURFACES TO REMAIN.
9. EACH SUBCONTRACTOR SHALL PATCH AND FILL IN ALL EXISTING PIPE, DUCT, CONDUIT AND EQUIPMENT SLEEVES, OPENINGS, CAVITIES, ETC. THROUGH AND IN EXISTING BUILDING CONSTRUCTION AFTER REMOVAL AND DEMOLITION OF EXISTING ITEMS OF MATERIAL AND EQUIPMENT.
10. ALL SUBCONTRACTORS SHALL VERIFY SIZE OF ALL EXISTING OPENINGS, DOORS, ETC. FOR GETTING EQUIPMENT AND MATERIAL OUT OF BUILDING FROM ITS LOCATION WITHIN THE BUILDING. EACH SUBCONTRACTOR SHALL PROVIDE ANY NEW OR ENLARGED OPENINGS IN EXISTING BUILDING CONSTRUCTION REQUIRED TO FACILITATE EXITING OF THEIR EQUIPMENT/MATERIAL AND RESTORE SUCH OPENINGS TO THEIR ORIGINAL STATE AFTER COMPLETION.
11. ALL SUBCONTRACTORS SHALL REFER TO ALL RELEVANT CONTRACT DRAWINGS (BEFORE SUBMITTING THEIR RESPECTIVE BIDS) TO FAMILIARIZE THEMSELVES WITH EXTENT OF GENERAL CONTRACT WORK AND MORE SPECIFICALLY TO NOTE WHERE EXISTING CONSTRUCTION IS BEING REMOVED.
12. SEQUENCE OF ALL WORK SHALL BE IN STRICT ACCORDANCE WITH ARCHITECT/ENGINEER/OWNER/GENERAL CONTRACTOR STIPULATION AS SPECIFIED AND/OR DIRECTED.
13. EACH SUBCONTRACTOR SHALL BE RESPONSIBLE FOR THEIR OWN CLEAN-UP THROUGHOUT THE COURSE OF DEMOLITION AND NEW CONSTRUCTION. IN THE EVENT THEY FAIL TO PROVIDE SUCH CLEAN-UP, THE GENERAL CONTRACTOR WILL PERFORM THE CLEAN-UP AND THE NEGLIGENT CONTRACTOR SHALL PAY TO GENERAL CONTRACTOR THE ASSOCIATED BACK-CHARGES AS DEEMED APPROPRIATE BY THE GENERAL CONTRACTOR.
14. CONTRACTOR SHALL FURNISH AND INSTALL ALL AUXILIARY SUPPORTING STEEL AS REQUIRED FOR PROPER SUPPORTING OF THEIR PIPING, EQUIPMENT, ETC. ALL SUPPORTING OF PIPING, EQUIPMENT AND AUXILIARY STEEL SHALL BE FROM ADEQUATE BUILDING STRUCTURAL MEMBERS.
15. WHERE EVER EXTENSION, CONNECTIONS OR CAPS ARE MADE TO EXISTING PIPING AND DAMAGED INSULATION RESULTS FROM SUCH CONNECTION, EXTENSION OR CAPPING, INSULATION SHALL BE REPAIRED AND/OR REPLACED IN A MANNER TO MATCH EXISTING BY THE CONTRACTOR INVOLVED.
16. SUBCONTRACTOR SHALL NOT CUT ANY EXISTING FLOOR JOISTS OR STRUCTURAL MEMBERS.
17. ALL EXISTING MATERIAL AND EQUIPMENT NOTED TO BE REMOVED SHALL BE SUBJECT TO REVIEW BY THE OWNER WHO SHALL HAVE THE OPTION OF RECOVERING ANY ITEMS THE OWNER MAY WANT. THESE ITEMS SHALL BE CAREFULLY REMOVED SO AS NOT TO SUFFER DAMAGE. EXCEPT FOR THOSE ITEMS TO BE RECOVERED BY OWNER AND EXCEPT FOR THOSE ITEMS NOTED ON DRAWINGS TO BE RETAINED AND/OR RELOCATED, ALL EXISTING EQUIPMENT AND MATERIAL IN AREAS OF THE PROJECT SCHEDULED FOR DEMOLITION SHALL BECOME PROPERTY OF THE CONTRACTOR AND BE REMOVED FROM THE PREMISES AND PROPERLY DISPOSED OF.
18. EXISTING EQUIPMENT AND MATERIAL IN AREAS OF PROJECT SHALL BE REMOVED GENERALLY AS FOLLOWS. WHERE SUCH SERVICES SERVE AN ADJACENT AREA, WHICH IS NOT PART OF THIS SCOPE OF DEMOLITION WORK, SUCH SYSTEMS SHALL REMAIN IN SERVICE. IF REQUIRED TO ACCOMMODATE THE SCOPE OF WORK WITHIN THIS CONTRACT AND IN ORDER TO MAINTAIN EXISTING FEED THROUGH SERVICES, SUCH SERVICES SHALL BE RE-ROUTED AS PART OF THIS WORK.
19. UNDERGROUND AND HIDDEN PIPING HAS BEEN SHOWN FROM THE BEST AVAILABLE INFORMATION, WHICH INCLUDES A COMBINATION OF SITE INVESTIGATION AND KNOWLEDGE OF STANDARD CONSTRUCTION PRACTICES, AND CORRELATION WITH THE ORIGINAL BUILDING DESIGN DRAWINGS, A COPY OF WHICH CAN BE MADE AVAILABLE TO THE CONTRACTOR UPON REQUEST. VERIFICATION OF ALL UTILITIES SHOWN OR NOT SHOWN, WILL BE THE RESPONSIBILITY OF THE CONTRACTOR.
20. SEE OTHER SHEETS IN THIS SET FOR ADDITIONAL DEMOLITION AND CONSTRUCTION NOTES AND INFORMATION.
21. SUBCONTRACTOR TO NOTIFY GENERAL CONTRACTOR IMMEDIATELY OF ANY REMAINING ASBESTOS FOUND WHILE CONDUCTING DEMOLITION WORK. SUBCONTRACTOR SHALL NOT TRY TO REMOVE OR MODIFY ANY REMAINING ASBESTOS WITHOUT FOLLOWING APPROPRIATE GUIDELINES.

MECHANICAL DEMOLITION NOTES:

1. THE MECHANICAL CONTRACTOR SHALL PROVIDE TEMPORARY HEATING AND COOLING THROUGHOUT THE AREA OF WORK AS REQUIRED BY THE ARCHITECT, OWNER AND GENERAL CONTRACTOR.
2. ALL EXISTING HVAC INSULATION ON DUCTWORK AND REFRIGERATION PIPING TO REMAIN SHALL BE INSPECTED FOR DAMAGE AND RESTORED TO NEW OR LIKE-NEW CONDITION.
3. EXISTING TO REMAIN AIR DEVICES, SUPPORTS, DUCT SYSTEMS, MOTORS, AND EQUIPMENT SHALL BE INSPECTED FOR NOISE AND VIBRATION ISSUES AND ADJUSTED AS NECESSARY TO BE AS QUIET AS POSSIBLE.

HVAC GENERAL NOTES:

1. THE CONTRACTOR SHALL FURNISH AND INSTALL ALL EQUIPMENT, MATERIALS AND LABOR NECESSARY TO COMPLETE THE HVAC AND RELATED SYSTEMS AS SHOWN AND IMPLIED FROM THESE NOTES AND DRAWINGS. THE HVAC CONTRACTOR SHALL FURNISH AND INSTALL ALL EQUIPMENT AND APPURTENANCES NECESSARY FOR COMPLETE WORKING HVAC SYSTEMS.
2. THE HVAC/MECHANICAL CONTRACTOR AND ALL SUBCONTRACTORS ARE TO VERIFY THE EXACT SCOPE AND RESPONSIBILITY OF THEIR WORK WITH THE OWNER/GENERAL CONTRACTOR PRIOR TO THE START OF THEIR WORK.
3. ALL SUBCONTRACTORS SHALL COORDINATE WITH THE GENERAL CONTRACTOR FOR THE SCOPE OF FIRE STOPPING AROUND ALL PENETRATIONS THROUGH ALL FIRE-RATED WALLS AND CEILINGS. FIRE-STOPPING SHALL BE EQUAL IN FIRE-RATING TO WALLS, FLOORS AND CEILINGS WHICH PENETRATIONS PASS THROUGH. SEE ARCHITECTURAL PLANS FOR FIRE-RATING REQUIREMENTS. FIRE STOPPING INSTALLATION SHALL BE BY THIS CONTRACTOR UNLESS NOTED OTHERWISE.
 - A. FOR LARGER OPENINGS WITH MULTIPLE PENETRATING MEMBERS, AN INTUMESCENT COMPOSITE SHEET SHALL BE PROVIDED AND INSTALLED ACCORDING TO THE LISTED UL ASSEMBLY INSTRUCTIONS. PROVIDE SPECSEAL COMPOSITE SHEET OR EQUAL.
 - B. AN ENGINEERING JUDGEMENT MAY BE PROVIDED BY THE CONTRACTOR FOR ALTERNATE FIRESTOPPING METHODS.
4. ALL MATERIALS, WORKMANSHIP AND INSTALLATION SHALL COMPLY WITH ALL APPLICABLE BUILDING CODES, ADDENDA AND ORDINANCES AS DEFINED BY THE AUTHORITY HAVING JURISDICTION AS OF THE DATE OF THIS DRAWING RELEASE. THE INSTALLATION SHALL ALSO MEET PUBLISHED OWNER REQUIREMENTS AS WELL AS THE FOLLOWING CODES, INCLUDING, BUT NOT LIMITED TO: IHDA, ENTERPRISE GREEN COMMUNITIES, DOH, IDPH, ASHRAE AND SMACNA CODES, AS WELL AS THE LATEST OSHA REQUIREMENTS. WHERE ANY PART OF THE WORK INDICATED IS NOT IN ACCORDANCE WITH THESE REQUIREMENTS, THIS CONTRACTOR SHALL NOTIFY THE ARCHITECT AND MAKE ALL CHANGES REQUIRED BY THE ENFORCING AUTHORITIES IN A MANNER APPROVED BY THE ARCHITECT AND WITHOUT ADDITIONAL COST TO THE OWNER. ALL WORKMANSHIP SHALL BE FIRST CLASS IN EVERY RESPECT AND PERFORMED ONLY BY SKILLED TRADESMEN. ALL EQUIPMENT TO BE UL LISTED.
5. THE HVAC CONTRACTOR AND ALL SUBCONTRACTORS ARE TO GUARANTEE ALL WORK AND MATERIAL FOR 12 MONTHS FROM DATE OF FINAL COMPLETION OF THE PROJECT AGAINST ALL DEFECTS OF MATERIAL, EQUIPMENT AND WORKMANSHIP. ALL DEFECTS SHALL BE CORRECTED AT NO COST TO THE OWNER DURING THE GUARANTEE PERIOD. THIS CONTRACTOR SHALL SUBMIT TO GENERAL CONTRACTOR HIS OWN AND EACH EQUIPMENT MANUFACTURERS WRITTEN CERTIFICATES WARRANTING THAT EACH ITEM OF EQUIPMENT FURNISHED COMPLIES WITH ALL REQUIREMENTS OF THE DRAWINGS AND SPECIFICATIONS. THE CONTRACTOR SHALL ALSO WARRANT EXISTING EQUIPMENT THAT HAS BEEN RECOMMISSIONED AS PART OF THIS WORK.
6. THE HVAC CONTRACTOR SHALL PROVIDE ALL TEMPORARY HEATING AND COOLING REQUIREMENTS DURING CONSTRUCTION AS REQUIRED BY THE ARCHITECT AND GENERAL CONTRACTOR. NO NEW OR EXISTING HVAC EQUIPMENT SHALL BE USED FOR TEMPORARY CONDITIONING UNLESS RETURN OPENINGS ARE FULLY PROTECTED WITH CONSTRUCTION FILTERS AND THE USE IS EXPLICITLY AUTHORIZED BY EQUIPMENT MANUFACTURER TO NOT VOID THE WARRANTY. THE CONTRACTOR SHALL ADDITIONALLY WARRANT EQUIPMENT THAT IS INITIATED PRIOR TO THE SUBSTANTIAL COMPLETION DATE TO MEET THE PROJECT WARRANTY REQUIREMENT.
7. VERIFICATION OF EXISTING CONDITIONS
 - A. THE MECHANICAL CONTRACTOR SHALL VISIT THE SITE AND SHALL FAMILIARIZE HIMSELF WITH EXISTING CONDITIONS WHICH WILL AFFECT THE WORK TO BE PERFORMED. VERIFY WITH THE BUILDING OWNER IF ANY EXISTING ITEMS MAY BE REUSED AS PART OF THE SCOPE OF WORK, AND INSPECT THE CONDITION OF SUCH ITEMS. THE SUBMISSION OF A PROPOSAL BY THIS CONTRACTOR SHALL BE CONCLUSIVE EVIDENCE THAT THESE SITE EVALUATIONS AND CORRESPONDENCE HAVE BEEN MADE. NO ALLOWANCE SHALL SUBSEQUENTLY BE MADE ON THE CONTRACTOR'S BEHALF FOR EXTRA EXPENSE INCURRED DUE TO FAILURE OR NEGLECT ON THEIR PART TO MAKE THIS VISIT AND EXAMINATION.
 - B. VERIFY IN FIELD LOCATIONS OF EXISTING UTILITIES.
8. THE HVAC CONTRACTOR SHALL OBTAIN AND PAY FOR ALL NECESSARY PERMITS AS REQUIRED FOR HIS WORK AND PAY FOR ALL NECESSARY INSPECTIONS AS REQUIRED.

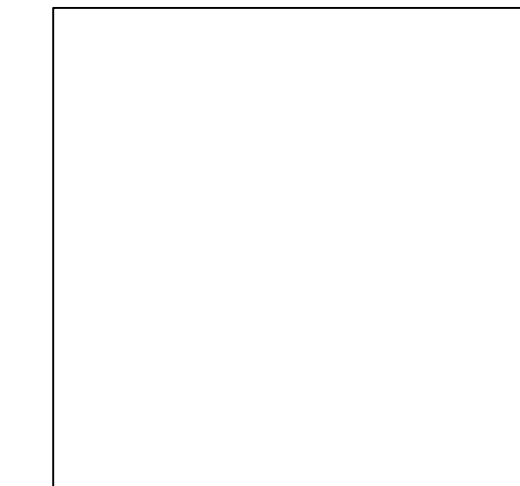
9. VERIFY FLOOR PLANS AND LAYOUTS WITH CURRENT ARCHITECTURAL FLOOR PLANS AND WITH THE GENERAL CONTRACTOR REVISIONS. ALL WORK SHALL BE LAID OUT BY HVAC CONTRACTOR AT THE BUILDING IN CONSULTATION WITH THE ARCHITECT, OWNER, GENERAL CONTRACTOR AND THOSE INSTALLING WORK UNDER OTHER TRADES.
10. THE GENERAL CONTRACTOR CONDITIONS, SUPPLEMENTARY CONDITIONS AND GENERAL REQUIREMENTS ARE PART OF THIS SCOPE OF WORK. THE INSTALLATION SHALL MEET OWNER GUIDELINES.
11. THE DRAWINGS & DIAGRAMS ARE SCHEMATIC. ACTUAL ROUTING OF ALL DUCTWORK AND PIPING IS TO BE REVIEWED WITH THE GENERAL CONTRACTOR. THE HVAC CONTRACTOR IS RESPONSIBLE FOR CONFORMITY WITH REQUIREMENTS OF THE PLANS AND NOTES, CORRECT DETAILS AND FIT OF THE PARTS WHEN ASSEMBLED.
12. THIS CONTRACTOR SHALL FOLLOW DRAWINGS IN LAYING OUT WORK AND CHECKING DRAWINGS OF OTHER TRADES TO VERIFY SPACES IN WHICH WORK WILL BE INSTALLED. MAINTAIN MAXIMUM HEADROOM AND SPACE CONDITIONS AT ALL POINTS. WHERE HEADROOM OR SPACE CONDITIONS APPEAR INADEQUATE, ENGINEER SHALL BE NOTIFIED BEFORE PROCEEDING WITH INSTALLATION.
13. UNLESS NOTED OTHERWISE, ALL NEWLY INSTALLED MECHANICAL EQUIPMENT AND MATERIALS SHALL BE NEW AND OF THE BEST QUALITY.
14. SEE MECHANICAL EQUIPMENT SPECIFIED IN THESE CONSTRUCTION DOCUMENTS. SUBSTITUTIONS FOR SPECIFIED EQUIPMENT ARE ACCEPTABLE IF APPROVED BY THE ARCHITECT/ENGINEER OR OWNER IN WRITING. ALL EQUIPMENT SHALL BEAR A UL LABEL.
15. THE HVAC CONTRACTOR SHALL COOPERATE TO ELIMINATE CONFLICTS WITH OTHER TRADES AND SHALL BE RESPONSIBLE FOR ALL CONFLICTS BETWEEN HIS WORK AND THAT OF OTHERS. SPECIFICALLY, BUT NOT LIMITED TO PLUMBING, ELECTRICAL AND CARPENTRY CONTRACTORS.
16. THE HVAC CONTRACTOR IS RESPONSIBLE FOR ALL CUTTING AND PATCHING CAUSED BY THE HVAC SCOPE OF WORK UNLESS DIRECTED OTHERWISE BY THE GENERAL CONTRACTOR. THIS CONTRACTOR IS NOT TO CUT ANY STRUCTURAL MEMBER.
17. LABOR SHALL BE PERFORMED RAPIDLY, CONSISTENT WITH THE PROJECT SCHEDULE AND IN A WORKMANLIKE MANNER TO THE SATISFACTION OF THE GENERAL CONTRACTOR AND OWNER.
18. THIS CONTRACTOR SHALL PROVIDE ALL NECESSARY SUPPORTS AND HANGERS FOR HVAC EQUIPMENT, DUCTING AND PIPING AS REQUIRED. SUPPORTS SHALL BE VIBRATION ISOLATION TYPE WHEN ATTACHED TO ROTATING OR VIBRATING EQUIPMENT OR SYSTEMS.
19. THE HVAC CONTRACTOR IS RESPONSIBLE FOR CLEANUP AND REMOVAL OF ANY LEFT-OVER MATERIAL OR RUBBISH CAUSED BY THE INSTALLATION OF THIS WORK. ALL SUCH MATERIAL SHALL BE REMOVED FROM THE JOB SITE DAILY OR AS REQUESTED BY THE GENERAL CONTRACTOR, ARCHITECT, OR OWNER.
20. PROTECT ALL EQUIPMENT, WORK AND MATERIAL FROM DAMAGE DUE TO ANY CAUSE.
21. TESTING OF THE ENTIRE HVAC AND RELATED SYSTEMS SHALL BE MADE, AND ALL COSTS INVOLVED SHALL BE INCLUDED AS PART OF THE CONTRACT. FURNISH ALL GAUGES, INSTRUMENTS, TEST EQUIPMENT AND PERSONNEL REQUIRED FOR THE TEST. ADJUST ALL EQUIPMENT TO PERFORM WITH THE LEAST POSSIBLE NOISE AND VIBRATION CONSISTENT WITH ITS DUTY. QUIETNESS OF OPERATION OF ALL EQUIPMENT IS A REQUIREMENT. ANY EQUIPMENT PRODUCING OBJECTIONABLE NOISE IN OCCUPIED SPACES SHALL BE REPAIRED OR REMOVED AND REPLACED WITH SATISFACTORY EQUIPMENT.
22. WHEREVER EXTENSIONS, CONNECTIONS OR CAPS ARE MADE TO EXISTING DUCTWORK OR PIPING; INSULATION DAMAGED FROM THIS WORK SHALL BE REPAIRED OR REPLACED IN MANNER TO MATCH EXISTING BY THE CONTRACTOR INVOLVED. ALL PIPING AND DUCTWORK WHICH IS TO BE ABANDONED IN PLACE SHALL BE CAPPED AND SEALED.
23. ALL EXISTING PIPE, DUCT, AND EQUIPMENT INSULATION WHICH IS DISCOVERED TO BE DAMAGED OR MISSING OR DEFECTIVE DURING CONSTRUCTION SHALL BE REPLACED OR RESTORED WITH NEW PRODUCTS THAT MEET THE PROJECT SPECIFICATIONS AND CURRENT CODE REQUIREMENTS.
 - A. PROVIDE VAPOR BARRIER TAPES AND SEALANTS ON ALL COLD WATER SERVICES IN ADDITION TO INSULATION TO MITIGATE CONDENSATION BUILDUP ON PIPING. REPAIR DAMAGED VAPOR BARRIERS DISCOVERED THROUGHOUT THE PROJECT.
24. AIR DISTRIBUTION:
 - X. DUCTWORK CONSTRUCTION: DUCTWORK SHALL BE FABRICATED FROM GALVANIZED SHEET METAL IN ACCORDANCE WITH THE STANDARDS OF THE AMERICAN SOCIETY FOR HEATING, REFRIGERATING AND AIR CONDITIONING ENGINEERS (ASHRAE) AND THE SHEET METAL AND AIR CONDITIONING CONTRACTORS NATIONAL ASSOCIATION (SMACNA). ALL BRANCHES SHALL BE FURNISHED WITH OPPOSABLE BLADE DAMPERS OR SIMILAR BALANCING DEVICES TO ACHIEVE AIRFLOW RATES SHOWN ON PLANS +/-10% OF LISTED CFM. PROVIDE ACCESS TO ALL BALANCING DEVICES. RETURN DUCTS MAINS SHALL BE CONSTRUCTED WITH A MINIMUM OF TWO 90 DEGREE BENDS. NO LINE OF SIGHT TO THE FAN INLET FROM THE RETURN GRILL, AND BE LINED A MINIMUM OF 10' FROM THE UNIT FOR SOUND ATTENUATION.

- Y. VENTILATION SYSTEMS SHALL BE BALANCED BY AN APPROVED METHOD. PROVIDE A TEST AND BALANCE REPORT TO THE MUNICIPALITY PRIOR TO THE FINAL INSPECTION FOR THEIR FILE. ALSO PROVIDE A COPY TO THE FIELD INSPECTOR AT TIME OF FINAL INSPECTION.
- Z. ALL DUCTWORK SHALL BE SUSPENDED AS HIGH AS POSSIBLE FOR MAXIMUM HEAD HEIGHTS AND CLEARANCES FROM EQUIPMENT.
 - AA. ALL WALL MOUNTED RETURN AIR DEVICES SHALL HAVE BLADES FACING UP TO AVOID LINE OF SIGHT FROM THE FLOOR TO THE BACK OF THE DUCTWORK. IF THIS ISN'T POSSIBLE THE CONTRACTOR SHALL PAINT THE VISIBLE DUCTWORK THROUGH THE GRILL WITH FLAT BLACK PAINT.
 - AB. INSTALL A MINIMUM 12"X12" ACCESS DOOR TO THE INLET SIDE OF ALL INLINE FANS, FILTER SECTIONS AND DAMPERS INCLUDING BUT NOT LIMITED TO MOTORIZED, FIRE, AND SMOKE. ACCESS DOOR SHALL BE AIR TIGHT WITH THUMB SCREW LOCKING MECHANISM. COORDINATE LOCATIONS OF EACH ACCESS WITH THE CEILING PLAN AND IN THE FIELD WITH THE OWNER AND ARCHITECT.
 - AC. ALL AIR DEVICES SHALL BE SIZED FOR AIR FLOW INDICATED AND CONNECTING DUCT SIZE WITH NC RATING < 25, WHICHEVER PROVIDE A LARGER AIR DEVICE FINAL FISHES SHALL BE APPROVED BY ARCHITECT
 - AD. FIRE DAMPERS AND FIRE/SMOKE DAMPERS SHALL BE DYNAMIC TYPE, UP TO 4" W.G. DUCT PRESSURE CLASS AND 2000 FPM VELOCITY. 165F RATED FUSIBLE LINKS, RATED AND LABELED ACCORDING TO U.L. 555 BY NRTL. INCLUDE MOUNTING SLEEVE WITH APPROPRIATE LENGTH FOR EACH APPLICATION. HORIZONTAL DAMPERS SHALL INCLUDE BLADE LOCK AND STAINLESS-STEEL CLOSURE SPRING.
 - AE. ALL SMOKE DAMPERS AND FIRE/SMOKE DAMPERS SHALL BE RATED AND LABELED ACCORDING TO U.L. 555 BY NRTL. WIRED FOR SINGLE POINT POWER CONNECTIONS, 120VAC. INCLUDE MOUNTING SLEEVE WITH APPROPRIATE LENGTH FOR EACH APPLICATION. TWO-POSITION ACTION MOTORS, SPRING RETURN. TEST AND RESET SWITCHES SHALL BE REMOTE MOUNTED. COORDINATE WITH ELECTRICAL CONTRACTOR AND FIRE ALARM CONTRACTOR FOR FIRE ALARM RELAY CONTROL OF DAMPERS.
 - AF. DUCT INSULATION AND DUCT SIZING NOTES:
 - I. ALL CONCEALED SUPPLY & RETURN DUCTWORK AND DUCTWORK ROUTED THROUGH UNCONDITIONED SPACE SHALL BE INSULATED WITH R-6 DUCT INSULATION UNLESS NOTED OTHERWISE.
 - ii. EXPOSED RETURN DUCTWORK SHALL HAVE MINIMUM 1/2" FIBERGLASS DUCT LINER FOR SOUND ATTENUATION A MINIMUM OF 10' FROM THE FAN INLET.
 - iii. ALL UNTEMPERED OUTDOOR AIR DUCTWORK AND ERV EXHAUST DUCTWORK WITHIN THE BUILDING THERMAL ENVELOPE SHALL BE INSULATED WITH 4" INCH FIBERGLASS DUCT WRAP INSULATION WITH AN R-VALUE NOT LESS THAN R-12.
 - iv. FLEX DUCT SHALL BE INSULATED TYPE AND BE SHORTER THAN 5'.
 - J. ALL DUCTS, AIR HANDLERS AND FILTER BOXES SHALL BE SEALED IN ACCORDANCE WITH SECTION 603.9 OF THE INTERNATIONAL MECHANICAL CODE.
 - K. ALL DUCTS WHICH ARE CALLED OUT TO BE SLOPED SHALL BE CONSTRUCTED WITH OVERLAPPING OR FLANGED JOINTS. OVERLAPPED JOINTS SHALL BE ORIENTED WITH THE MALE END FACING DOWNWARD, SUCH THAT ANY LIQUID INSIDE THE DUCT WILL FLOW DOWNWARD WITHOUT LEAKING OUT OR BUILDING PRESSURE AGAINST THE JOINT SEALANT.
25. TEMPERATURE CONTROL DESIGN:
 - A. ENERGY STAR AND IECC 2018 COMPLIANT THERMOSTATS SHALL BE PROVIDED FOR ALL PUBLIC AREAS. THERMOSTATS SHALL BE 7-DAY PROGRAMMABLE AND SUITABLE TO CONTROL SPECIFIED EQUIPMENT AND UNIT ACCESSORIES ACCORDING TO THE EQUIPMENT MANUFACTURER'S INSTRUCTIONS.
 - B. PROGRAM THERMOSTAT LIMITS TO MATCH POAH'S BOD REQUIREMENTS, UPPER HEATING LIMIT SHALL BE 74F.
 - C. ADHERE TO ANY ADDITIONAL TEMPERATURE CONTROL REQUIREMENTS DEFINED IN THE EQUIPMENT SCHEDULES.
28. "RECORD" DRAWINGS SHALL BE MAINTAINED AS THE JOB PROGRESSES, ON RECORD PRINTS OF ALL CONCEALED PIPING, DUCTWORK AND EQUIPMENT IN THE ENTIRE CONTRACT. DRAWINGS SHALL CONTAIN JOB RECORDED LAYOUTS WITH DIMENSION LOCATIONS OF ALL CONCEALED PIPING. SUBMIT AS BUILT DRAWINGS TO ARCHITECT.
29. PRIOR TO SUBMITTING A PROPOSAL, THE HVAC CONTRACTOR SHALL VERIFY ANY AND ALL REQUIREMENTS RELATED TO THE AMERICANS WITH DISABILITIES ACT (ADA) AS THEY PERTAIN TO AREAS CLASSIFIED AS SUCH ON THE ARCHITECTURAL PLANS. ANY MODIFICATIONS REQUIRED TO THE MECHANICAL PLANS TO ADDRESS ADA REQUIREMENTS SHALL BE SUBMITTED WITH THE PROPOSAL.

ILLINOIS HOUSING DEVELOPMENT AUTHORITY (IHDA) NOTES:

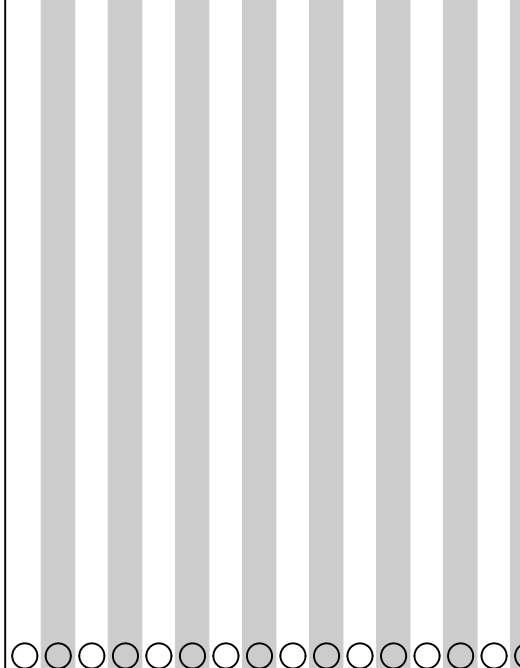
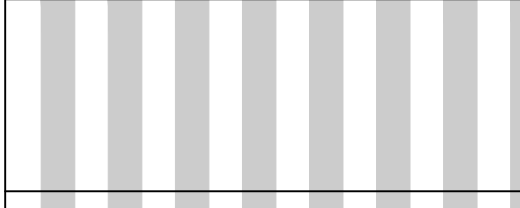
1. TESTING OF THE ENTIRE HVAC AND RELATED SYSTEMS SHALL BE MADE AND ALL COSTS INVOLVED SHALL BE INCLUDED AS PART OF THE CONTRACT. FURNISH ALL GAUGES, INSTRUMENTS, TEST EQUIPMENT AND PERSONNEL REQUIRED FOR THE TEST. TESTING SHALL MEET THE FOLLOWING REQUIREMENTS, AT MINIMUM:
 - A. AIR SEALING – BLOWER DOOR TEST (IECC SECTION R402.4)
 - i. THE BUILDING IS REQUIRED TO BE PROPERLY SEALED, TESTED AND VERIFIED WITH BLOWER DOOR TEST ACCORDING TO IECC 2018, ENERGY STAR AND ENTERPRISE GREEN COMMUNITY 2020 REQUIREMENTS. RETESTING UPON A FAILURE SHALL BE AT NO ADDITIONAL COST TO OWNER.
 - ii. TESTS SHALL BE PROVIDED IN ALL UNITS OF PROJECTS CONTAINING BUILDINGS WITH 4 UNITS PER BUILDING OR LESS, AND IN EACH UNIT TYPE ON EVERY FLOOR.
 - B. DUCT LEAKAGE TEST
 - i. DUCTS MUST BE TESTED AND VERIFIED TO HAVE A TOTAL LEAKAGE OF NO MORE THAN 4CFM/100 SF. FT AT THE DESIGN OPERATING PRESSURE OF THE DUCT.
 - ii. A MINIMUM OF 25% OF REPRESENTATIVE DUCT SECTIONS SHALL BE TESTED.
 - iii. ALL SUPPLY, RETURN, AND EXHAUST DUCTS LEADING TO ENERGY RECOVERY DEVICES SHALL BE TESTED 100% WHERE LOCATED OUTSIDE OF THE BUILDING THERMAL ENVELOPE.
 - C. DOCUMENTATION
 - i. MAINTENANCE INSTRUCTIONS SHALL BE FURNISHED FOR EQUIPMENT AND SYSTEMS THAT REQUIRE PREVENTATIVE MAINTENANCE. R303.3
 - ii. A PERMANENT CERTIFICATE LISTING ALL ENERGY EFFICIENCY MATERIAL AND EQUIPMENT VALUES SHALL BE POSTED ON OR IN THE ELECTRICAL PANEL. A COMPLETE LIST OF REQUIRED VALUES CAN BE FOUND IN SECTION R401.3 OF THE IECC.
 - iii. BLOWER DOOR TEST RESULTS.
 - iv. DUCT LEAKAGE TEST RESULTS WERE APPLICABLE.
 2. THE CONTRACTOR SHALL PROVIDE ALL NECESSARY SUPPORT, INCLUDING DOCUMENTATION, SITE VISITS AND CORRECTIVE ACTIONS, TO ADDRESS ISSUES RAISED BY THE ENERGY RATER OR THE ENTERPRISE GREEN COMMUNITY ORGANIZATION. FAILURE TO MEET THESE REQUIREMENTS SHALL CAUSE PROMPT REWORK AND CORRECTIVE ACTION AT NO ADDITIONAL COST TO THE OWNER.
 3. NO NEW DUCTWORK OR PIPING OR WIRING SHALL BE EXPOSED TO VIEW IN RESIDENTIAL OR PUBLIC AREAS.
- CITY OF CHICAGO NOTES:
1. ALL DUCTWORK TO BE METAL.
 2. ALL DUCTWORK NOT SERVING RESIDENTIAL AREAS MAY HAVE FLEXIBLE DUCTS NOT EXCEEDING 5"-0" IN LENGTH. FLEXIBLE RUNOUTS SHALL BE METAL, FLEXMASTER OR EQUAL, INSULATED TYPE. FLEXIBLE DUCTS SHALL NOT PASS THROUGH ANY WALL, FLOOR, OR CEILING EXCEPT WITHIN RESIDENTIAL DWELLING UNITS.
 3. MANUAL BALANCING DAMPERS WITH LOCKING QUADRANTS SHALL BE INSTALLED ON ALL BRANCH TAKE-OFFS.
 4. ALL FRESH AIR INTAKES SHALL BE 10'-0" ABOVE GRADE, MINIMUM. MAINTAIN 15'-0" BETWEEN FRESH AIR INTAKES AND ALL POINTS OF EXHAUST.
 5. ALL EXHAUST OUTLETS SHALL BE A MINIMUM 4'-0" FROM ANY DOOR OR OPERABLE WINDOW.
 6. ALL TRANSFER DUCTS TO BE METAL AND NOT EXCEED 5'-0".

- ENTERPRISE GREEN COMMUNITIES NOTES:
1. ALL ADHESIVES AND SEALANTS (INCLUDING CAULKS) MUST HAVE VOC LEVELS, IN GRAMS PER LITER, LESS THAN OR EQUAL TO THE THRESHOLDS ESTABLISHED BY THE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT RULE 1168.
 2. INDIVIDUAL BATH FANS SHALL BE ENERGY STAR RATED WHERE PRESENT.
 3. ROOFTOP FANS USED FOR VENTILATION OR EXHAUST SHALL BE DIRECT-DRIVE AND VARIABLE SPEED WITH A SPEED CONTROLLER MOUNTED NEAR THE FAN. ECM MOTORS SHALL BE REQUIRED FOR FANS BETWEEN 300 AND 2000 CFM DESIGN FLOW.



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.



Heart of Uptown Apartments
900 W. Windsor
Chicago, IL 60640

2218a

GENERAL NOTES

M001

2024.02.02

ISSUED FOR 50% DD

Mechanical Abbreviations	Mechanical Symbol and Description
AD ACCESS DOOR	AIR DEVICE ID
ARCH ARCHITECT OR ARCHITECTURAL	EXHAUST AIR DEVICE (ROUND)
AFF ABOVE FINISHED FLOOR	EXHAUST AIR DEVICE (ROUND) UP/DN
AHU AIR HANDLING UNIT	EXHAUST AIR DEVICE (SQUARE)
B BOILER	EXHAUST AIR DEVICE (SQUARE) UP/DN
BI BLACK IRON	RETURN AIR DEVICE (ROUND)
BLD'G BUILDING	RETURN AIR DEVICE (ROUND) UP/DN
BOT. BOTTOM	RETURN AIR DEVICE (SQUARE)
CU CONDENSING UNIT	RETURN AIR DEVICE (SQUARE) UP/DN
CL'G. CEILING	OUTSIDE AIR DEVICE (ROUND)
COL. COLUMN	OUTSIDE AIR DEVICE (ROUND) UP/DN
CONC. CONCRETE	OUTSIDE AIR DEVICE (SQUARE)
CONST'N CONSTRUCTION	OUTSIDE AIR DEVICE (SQUARE) UP/DN
CONTR CONTRACTOR	SUPPLY AIR DEVICE (ROUND)
CC COOLING COIL	SUPPLY AIR DEVICE (ROUND) UP/DN
CUH CABINET UNIT HEATER	SUPPLY AIR DEVICE (SQUARE)
CV CONTROL VALVE	SUPPLY AIR DEVICE (SQUARE) UP/DN
DET DETAIL	DUCT/PIPE ELBOW WITH TEE UP
DN DOWN	DUCT/PIPE ELBOW WITH TEE DN
DWG. DRAWING	RETURN AIR FLOW
EF EXHAUST AIR FAN	SUPPLY AIR FLOW
ET EXPANSION TANK	BALANCE DAMPER
E.A.T. ENTERING AIR TEMPERATURE	FIRE DAMPER
EC CEILING MOUNTED EXHAUST	MOTORIZED DAMPER
ED DUCT MOUNTED EXHAUST	MANUAL DAMPER
E.W.T. ENTERING WATER TEMPERATURE	THERMOSTAT
FCU FAN COIL UNIT	UNIT HEATER
FA FRESH AIR	FLEX CONNECTION
DET. GAUGE	BTU METER
GC GENERAL CONTRACTOR	DUCT DETECTOR
HX HEAT EXCHANGER	CONTACTOR SWITCH
KE KITCHEN EXHAUST	NEW CONNECTION
LO WALL LOUVER	LINE BREAK
L.A.T. LEAVING AIR TEMPERATURE	
L.W.T. LEAVING WATER TEMPERATURE	
MOD MOTOR OPERATED CONTROL DAMPER	
MVD MANUAL VOLUME DAMPER	
MC MECHANICAL CONTRACTOR	
MT'D MOUNTED	
N.C. NEW CONNECTION TO EXISTING	
N.T.S. NOT TO SCALE	
OA OUTSIDE AIR	
OC ON CENTER	
RA RETURN AIR	
RD DUCT MOUNTED RETURN	
RC CEILING MOUNTED RETURN	
REQ'D REQUIRED	
RW WALL MOUNTED RETURN	
RTU ROOF TOP HVAC UNIT	
SA SUPPLY AIR	
SD DUCT MOUNTED SUPPLY	
SC CEILING MOUNTED SUPPLY	
SW WALL MOUNTED SUPPLY	
T THERMOSTAT	
TE TOILET EXHAUST	
TW TRANSFER GRILL WALL MOUNTED	
T.S.P. TOTAL STATIC PRESSURE	
UC UNDER CUT DOOR, SEE ARCH. DWG'S	
U.N.O. UNLESS NOTED OTHERWISE	
W/ WITH	
Ø DIAMETER/ROUND	
o OVAL	

Equipment Tags	Mechanical Line Description
MECHANICAL/PLUMBING EQUIPMENT	GEOTHERMAL SUPPLY
	GEOTHERMAL RETURN
	HOT WATER SUPPLY
	HOT WATER RETURN
	REFRIGERANT 3-PIPE LINESET
	REFRIGERANT 2-PIPE LINESET
	CONDENSATE
	NATURAL GAS
	NEW DUCTWORK (SA/RA/EA/OA)
	EXISTING GEOTHERMAL SUPPLY
	EXISTING GEOTHERMAL RETURN
	EXISTING HOT WATER SUPPLY
	EXISTING HOT WATER RETURN
	EXISTING REFRIGERANT 3-PIPE LINESET
	EXISTING REFRIGERANT 2-PIPE LINESET
	EXISTING CONDENSATE
	EXISTING NATURAL GAS
	EXISTING NEW DUCTWORK (SA/RA/EA/OA)

MECH RISER TAG KEY:

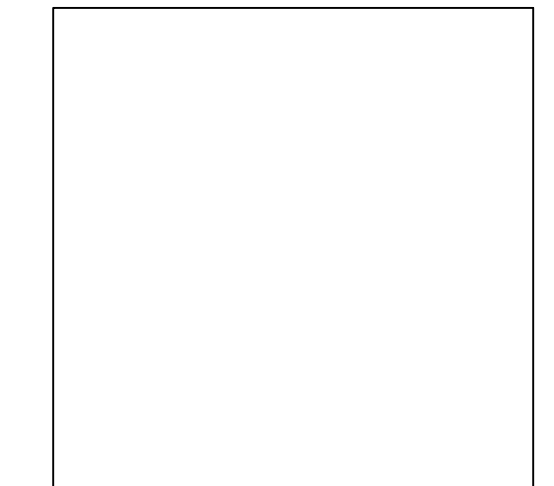
TYPE:
 T = TOILET EXHAUST RISER
 R = REFUSE (TRASH) EXHAUST RISER
 M = HVAC RISER
 K = KITCHEN EXHAUST RISER
 E = GENERAL EXHAUST RISER
 G = NATURAL GAS RISER

LOCATION:
 # = WHERE APPLICABLE, NUMBER SHALL CORRESPOND WITH THE NEAREST TYPICAL UNIT NUMBER

HEATING CERTIFICATE STATEMENT

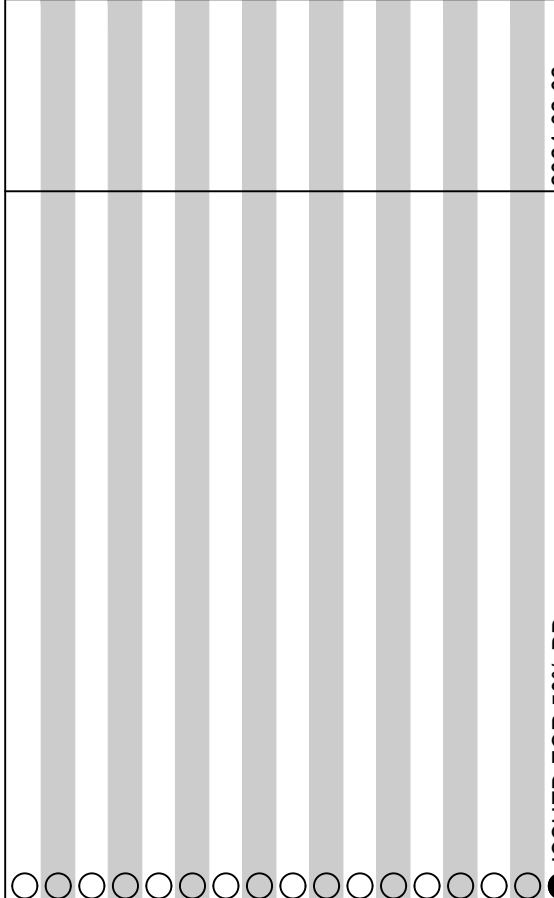
I HEREBY CERTIFY THAT THE HEATING SYSTEMS WILL HEAT ALL ROOMS REGULARLY OCCUPIED BY HUMANS TO AN INSIDE TEMPERATURE OF 68°F WHEN THE OUTSIDE TEMPERATURE IS MINUS 10°F (AS REQUIRED BY SECTIONS 34[13-196-410] AND 4[5-4-270] OF CHICAGO BUILDING CODE AND BY PARAGRAPH 1204.1 OF CHAPTER 18-12 (INTERIOR ENVIRONMENTS) OF THE PROPOSED BUILDING PLANNING AND LIFE SAFETY PORTION OF THE CODE).

SIGNATURE: DATE: 02/02/2024



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

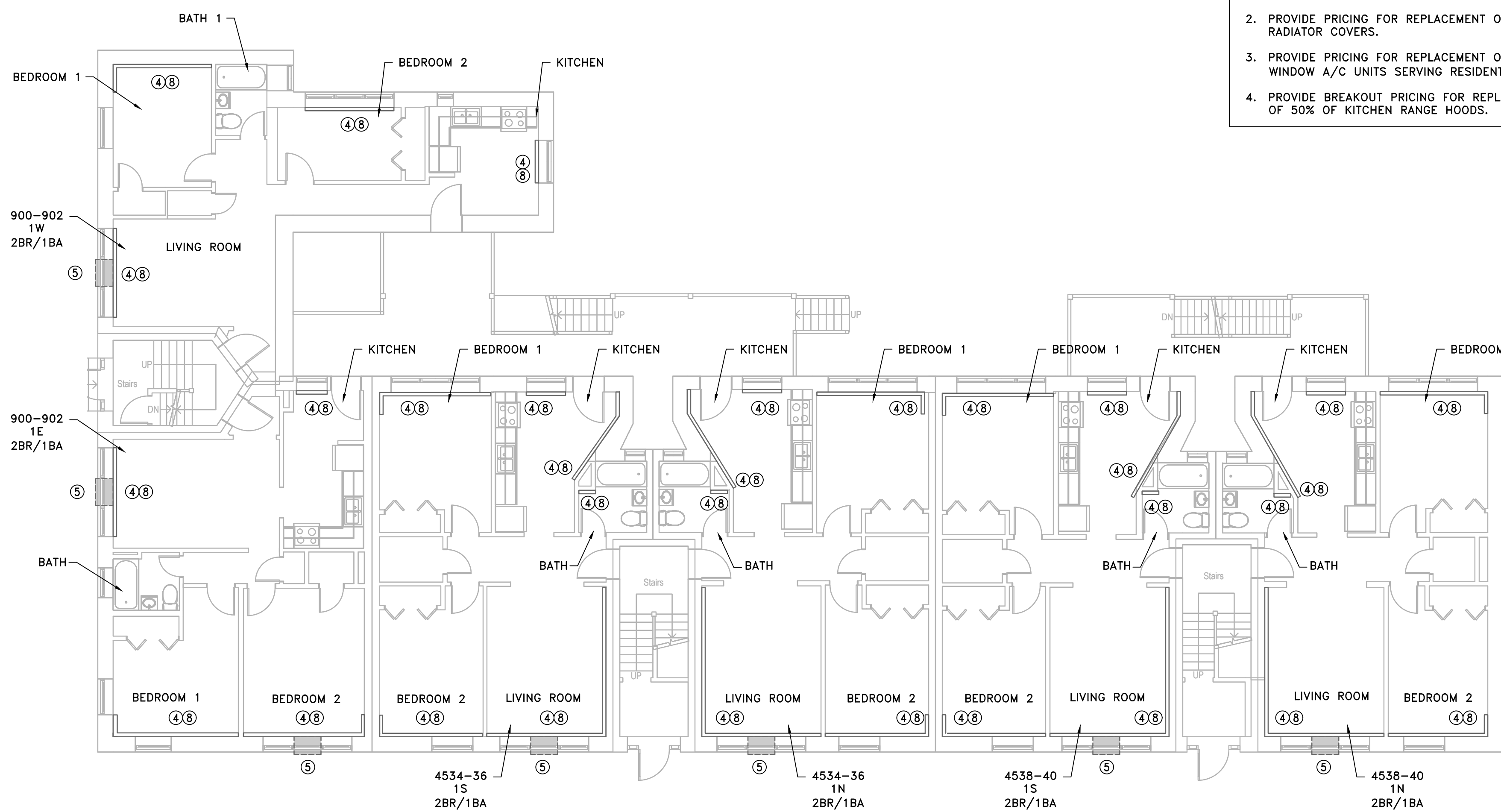


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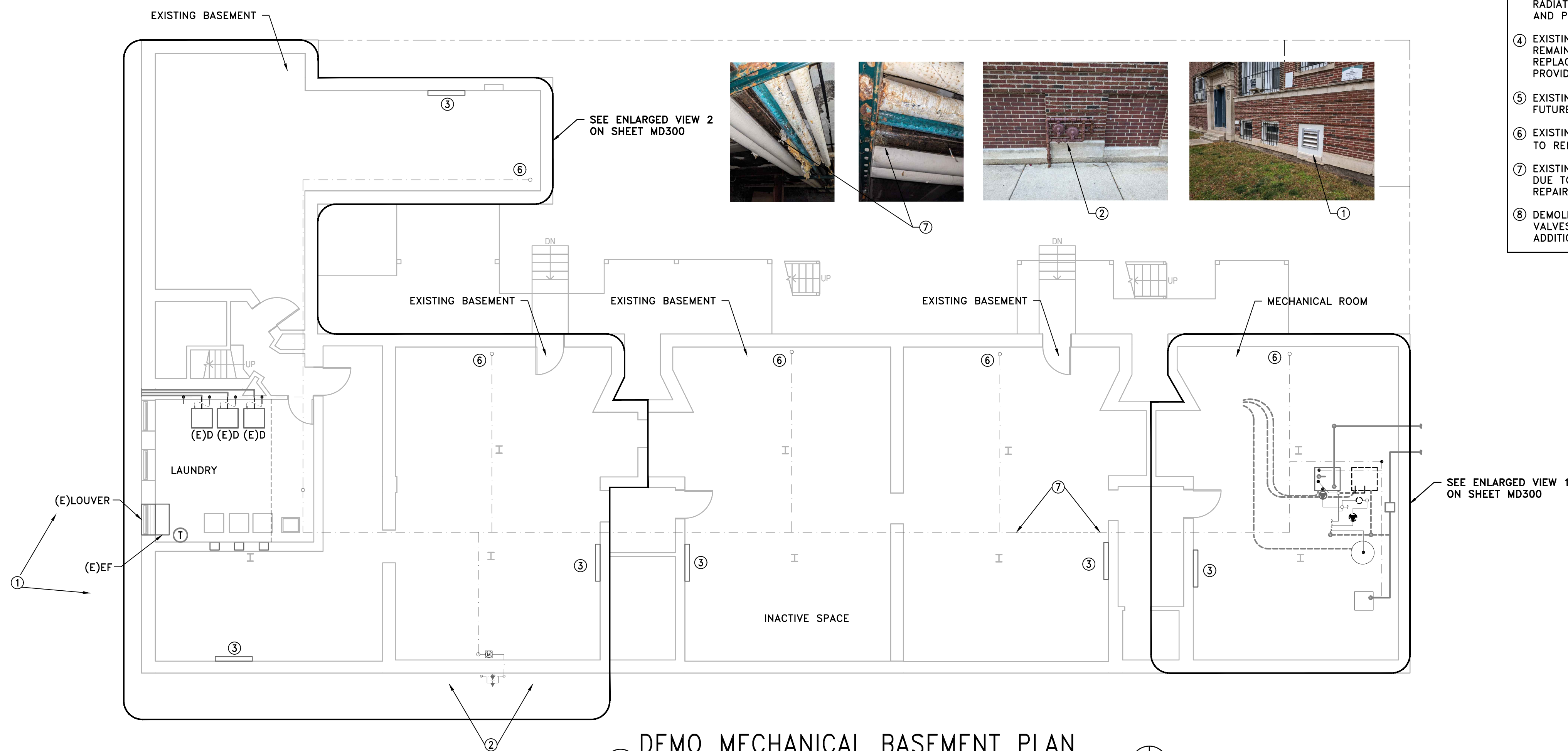
**Heart of Uptown
 Apartments**
 900 W. Windsor
 Chicago, IL 60640

2218a
SYMBOLS AND ABBREVIATIONS

M002



2 DEMO MECHANICAL TYPICAL 1ST THRU 3RD FLOOR PLANS
SCALE - 1/8" = 1'-0"



1 DEMO MECHANICAL BASEMENT PLAN
SCALE - 1/8" = 1'-0"

- PRICE BREAKOUT NOTES:**
1. PROVIDE PRICING FOR REPLACEMENT OF ABANDONED BOILER WITH NEW, HIGH-EFFICIENCY LARRS NTH500 BOILER.
 2. PROVIDE PRICING FOR REPLACEMENT OF 50% OF RADIATOR COVERS.
 3. PROVIDE PRICING FOR REPLACEMENT OF ALL WINDOW A/C UNITS SERVING RESIDENTIAL UNITS.
 4. PROVIDE BREAKOUT PRICING FOR REPLACEMENT OF 50% OF KITCHEN RANGE HOODS.

- GENERAL SHEET DEMO NOTES:**
1. EXISTING, IN-USE, BOILER, RADIATORS, ASSOCIATED PUMPS, TANKS, AND PIPING TO REMAIN UNLESS NOTED OTHERWISE UNLESS OTHERWISE NOTED.
 2. DEMO ABANDONED BOILER AND ALL ASSOCIATED PIPING, PUMPS, AND TANKS.
 3. EXISTING WINDOW A/C UNITS TO BE DEMOED FOR FUTURE ONE-TO-ONE REPLACEMENT.
 4. EXISTING GAS METERS TO REMAIN.
 5. ALL EXISTING WINDOW A/C UNITS TO BE DEMOLISHED FOR FUTURE ONE-TO-ONE REPLACEMENT.
 6. FIELD VERIFY QUALITY OF EXHAUST VENT CAPS AND REMOVE AS REQUIRED FOR FUTURE REPLACEMENT.
 7. FIELD VERIFY QUALITY OF EXISTING HYDRONIC RADIATOR COVER AND REMOVE AS REQUIRED FOR FUTURE REPLACEMENT.
 8. ALL CUTTING, REPAIRING, FITTING AND REFINISHING OF IN PLACE CONSTRUCTION REQUIRED FOR DEMOLITION OF THE MECHANICAL WORK SHALL BE DONE AT THE EXPENSE OF THE MECHANICAL CONTRACTOR EXCEPT AS SPECIFICALLY SHOWN ON THE DRAWINGS OR HEREINAFTER SPECIFIED. WORK SHALL BE PERFORMED BY CRAFTSMEN SKILLED IN THEIR RESPECTIVE TRADES.
 9. THE PREMISES SHALL BE KEPT IN A CLEAN AND ORDERLY CONDITION DURING CONSTRUCTION. ALL WASTE AND UNUSABLE MATERIALS SHALL BE PROMPTLY REMOVED FROM THE SITE.
 10. ALL SALVAGE SHALL REMAIN PROPERTY OF THE OWNER; HOWEVER, THE CONTRACTOR SHALL DISPOSE OF ANY OR ALL SALVAGE THE OWNER ELECTS NOT TO KEEP.
 11. FIELD VERIFY EXISTING CONDITIONS PRIOR TO PROCEEDING WITH ANY DEMOLITION WORK AND NOTIFY ARCHITECT OF ANY DISCREPANCIES.
 12. OPENINGS IN FLOORS, WALLS, CEILINGS, ROOFS, ETC., AS A RESULT OF REMOVED PIPING, DUCTWORK, EQUIPMENT, FIXTURE, ETC., SHALL BE PATCHED TO MATCH EXISTING BUILDING CONSTRUCTION. WORK SHALL BE PERFORMED BY CRAFTSMEN SKILLED IN THEIR RESPECTIVE TRADES.
 13. ITEMS REMOVED SHALL BE LEGALLY DISPOSED OFF THE SITE.

- KEYED NOTES:**
1. EXISTING LAUNDRY EXHAUST FAN LOUVER AND DRYER EXHAUST VENT TO REMAIN. EVALUATE CONDITION OF DRYER EXHAUST VENT CAP FOR POTENTIAL REPLACEMENT. NOTIFY ARCHITECT AND PROVIDE PRICE FOR REPLACEMENT.
 2. EXISTING INCOMING GAS SERVICE TO REMAIN.
 3. EVALUATE CONDITION OF EXISTING HYDRONIC RADIATORS. IF NOT FUNCTIONAL, NOTIFY ARCHITECT AND PROVIDE PRICE FOR REPLACEMENT.
 4. EXISTING RESIDENTIAL HYDRONIC RADIATOR TO REMAIN. INSPECT RADIATOR COVER TO VERIFY IF REPLACEMENT IS NEEDED. NOTIFY ARCHITECT AND PROVIDE PRICE FOR REPLACEMENT WHERE NECESSARY.
 5. EXISTING WINDOW A/C UNIT TO BE DEMOED FOR FUTURE ONE-FOR-ONE REPLACEMENT.
 6. EXISTING GAS LINE UP TO RESIDENTIAL UNITS ABOVE TO REMAIN (TYP.).
 7. EXISTING GAS PIPING SHOWS SIGNS OF DEGRADATION DUE TO WATER LEAKAGE. PROVIDE PRICING FOR REPAIR OF ALL DAMAGED GAS PIPING.
 8. DEMOLISH AND REPLACE EXISTING RADIATOR SERVICE VALVES. PREPARE RADIATOR FOR INSTALLATION OF ADDITIONAL DAN FOSS VALVES.



11 N. Northwest Hwy, Suite 107
Park Ridge, IL 60068

IN PROGRESS

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2024.02

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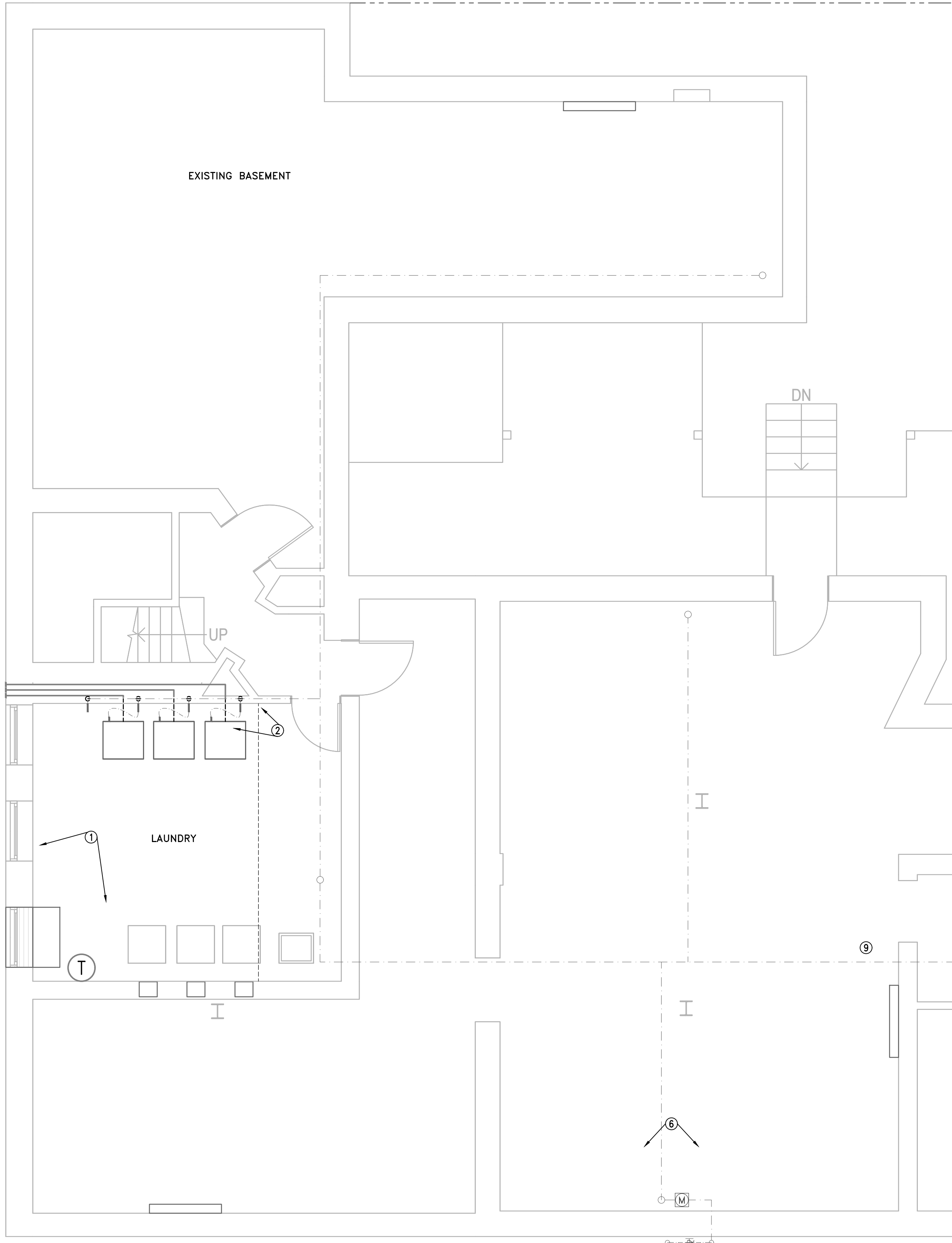
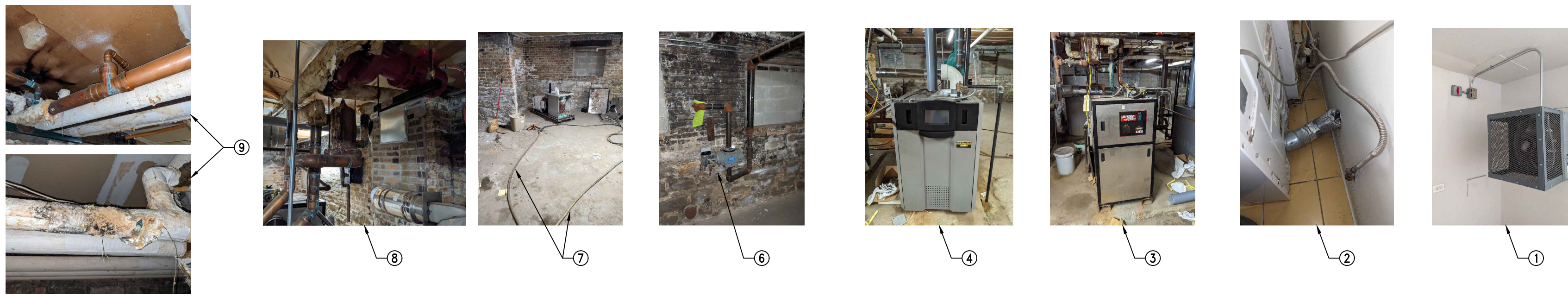
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Chicago IL 60612
p 312-968-9100
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2218a

**DEMO MECHANICAL
BASEMENT & TYP. 1ST
THRU 3RD FLOOR PLAN**

MD100

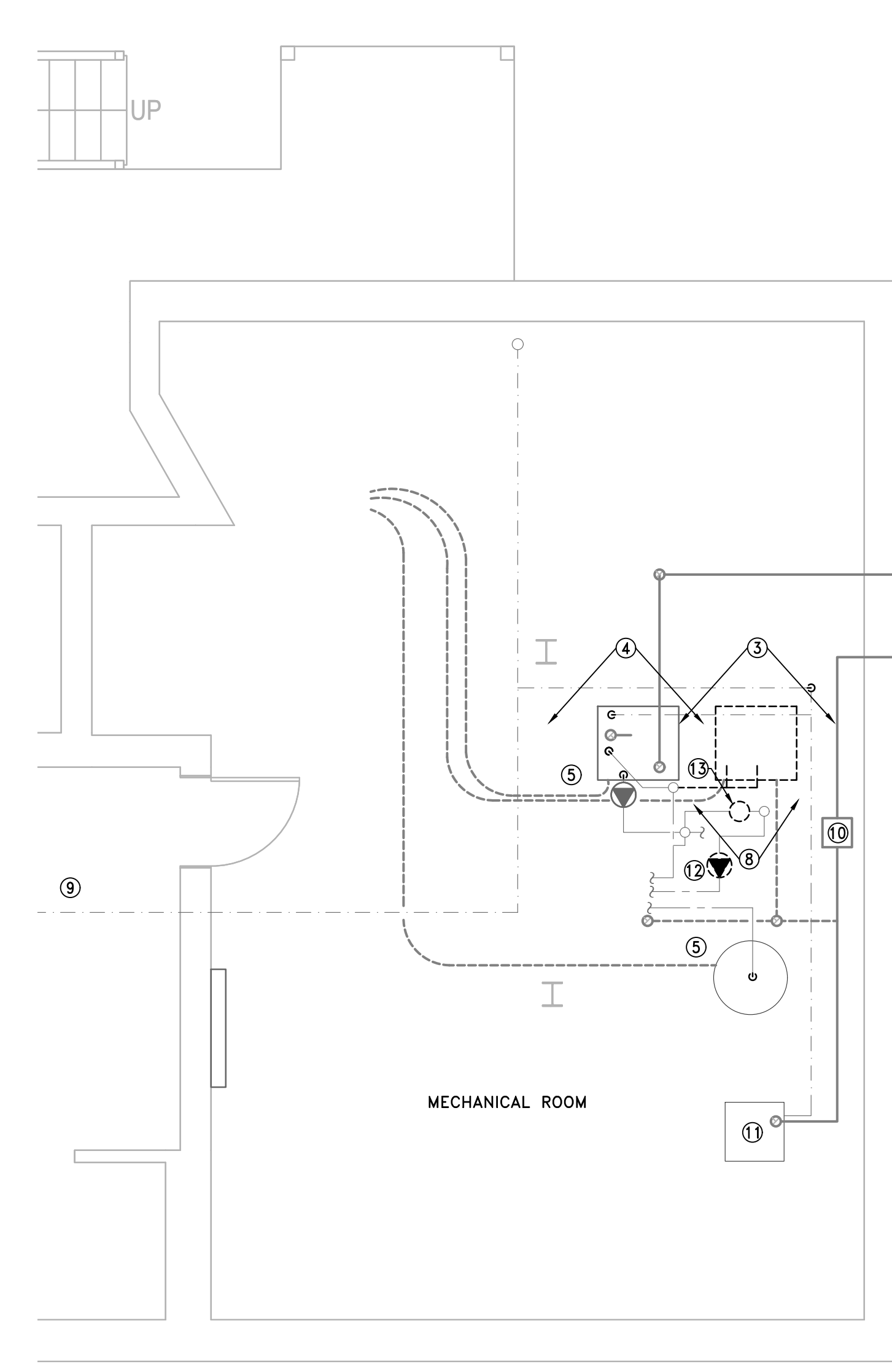


2 DEMO LAUNDRY & EXISTING BASEMENT
SCALE - 1/4" = 1'-0"

- PRICE BREAKOUT NOTES:**
1. PROVIDE PRICING FOR REPLACEMENT OF ABANDONED BOILER WITH NEW, HIGH-EFFICIENCY BOILER.
 2. PROVIDE PRICING FOR REPLACEMENT OF EXISTING BOILER PRIMARY AND SECONDARY PUMPS AND AIR SEPARATOR.
 3. PROVIDE PRICING FOR CHEMICAL TREATMENT AND REBALANCING OF EXISTING BOILER.
 4. PROVIDE PRICING FOR REPLACEMENT OF DAMAGED HYDRONIC AND CORRESPONDING INSULATION. IF FIELD VERIFICATION CANNOT BE COMPLETED BEFORE BID, ASSUME 50% OF ALL PIPING AND INSULATION TO BE REPLACED.
 5. PROVIDE PRICING FOR REPLACEMENT OF DAMAGED GAS PIPING. IF FIELD VERIFICATION CANNOT BE COMPLETED BEFORE BID, ASSUME 50% OF ALL PIPING TO BE REPLACED.
 6. PROVIDE PRICING FOR 50% OF ALL RADIATOR COVERS.
 7. PROVIDE PRICING ALTERNATE FOR DEMOLITION OF BOILER PUMP AND REPLACEMENT WITH NEW VFD DRIVEN PUMP WITH NEW PRESSURE DIFFERENTIAL CONTROL SENSOR AT FURTHEST LOOP. COST TO INCLUDE FULL DRAIN DOWN, RE-FLUSH, FULL SYSTEM REBALANCING, AND FILL WITH CHEMICAL TREATMENT.

- KEYED NOTES:**
1. EXISTING LAUNDRY EXHAUST FAN TO REMAIN.
 2. DEMO EXISTING DRYER EXHAUST VENT CONNECTIONS AND REPLACE WITH NEW 4" EXHAUST DUCT. ENSURE ALL DRYER EXHAUST VENTS ARE PROPERLY CONNECTED PRIOR TO PROJECT COMPLETION.
 3. DEMOLISH AND REMOVE ABANDONED BOILER AND ALL ASSOCIATED PIPING AND VENT COMPONENTS. DEMOLISH GAS PIPING, HYDRONIC PIPING, AND EXHAUST VENTS BACK TO THEIR RESPECTIVE MAINS AND CAP. PROVIDE PRICING FOR REPLACEMENT HIGH-EFFICIENCY BOILER TO SERVE AS N+1 BACKUP. SEE PROPOSED DRAWINGS FOR MORE INFORMATION.
 4. EXISTING BOILER CURRENTLY IN USE AND TO REMAIN. PROVIDE MAINTENANCE TO UNIT TO ENSURE UNIT IS PERFORMING TO DESIGN CAPACITY. PROVIDE PRELIMINARY PRICING FOR ADDITION OF CHEMICAL TREATMENT, SIDE STREAM FILTERS, AND BOILER CONTROL SYSTEM. SEE PROPOSED DRAWINGS FOR ADDITIONAL INFORMATION.
 5. EXISTING DRAINAGE HOSES TO BE REMOVED.
 6. EXISTING GAS METER TO REMAIN.
 7. EXISTING CONDENSATE DRAIN LINES FROM WATER STORAGE TANK AND BOILER TO BE DEMOLISHED AND REPLACED WITH PVC CONDENSATE DRAIN PIPING.
 8. REPLACE DAMAGED HYDRONIC BOILER PIPING AND AIR SEPARATOR. REPLACE ALL DAMAGED INSULATION AROUND BOILER PIPING AND ADD INSULATION TO UNINSULATED PIPING. EVALUATE CONDITION OF PRIMARY AND SECONDARY PUMP FOR REUSE. NOTIFY ARCHITECT AND PROVIDE PRICING FOR REPLACEMENT IF EQUIPMENT IS AT END OF LIFE.
 9. REPAIR ALL INSTANCES OF DAMAGED GAS PIPING.
 10. EXISTING TO REMAIN DOMESTIC HOT WATER BOILER BOOSTER FAN.
 11. EXISTING TO REMAIN DOMESTIC HOT WATER DRAFT BOILER.
 12. DEMO EXISTING BOILER PUMP FOR REPLACEMENT WITH NEW VFD DRIVEN PUMP.
 13. DEMO EXISTING AIR SEPARATOR.

- GENERAL SHEET DEMO NOTES:**
1. EXISTING, IN-USE, BOILER, RADIATORS, ASSOCIATED PUMPS, TANKS, AND PIPING TO REMAIN UNLESS NOTED OTHERWISE UNLESS OTHERWISE NOTED.
 2. DEMO ABANDONED BOILER AND ALL ASSOCIATED PIPING, PUMPS, AND TANKS.
 3. PROVIDE MAINTENANCE TO EXISTING, IN-USE BOILER AND ALL ASSOCIATED EQUIPMENT. CONTRACTOR TO TEST AND REBALANCE EQUIPMENT PRIOR TO PROJECT COMPLETION.
 4. FIELD VERIFY QUALITY OF EXISTING HYDRONIC RADIATOR COVER AND REMOVE AS REQUIRED FOR FUTURE REPLACEMENT.
 5. ALL CUTTING, REPAIRING, FITTING AND REFINISHING OF IN PLACE CONSTRUCTION REQUIRED FOR DEMOLITION OF THE MECHANICAL WORK SHALL BE DONE AT THE EXPENSE OF THE MECHANICAL CONTRACTOR EXCEPT AS SPECIFICALLY SHOWN ON THE DRAWINGS OR HEREINAFTER SPECIFIED. WORK SHALL BE PERFORMED BY CRAFTSMEN SKILLED IN THEIR RESPECTIVE TRADES.
 6. THE PREMISES SHALL BE KEPT IN A CLEAN AND ORDERLY CONDITION DURING CONSTRUCTION. ALL WASTE AND UNUSABLE MATERIALS SHALL BE PROMPTLY REMOVED FROM THE SITE.
 7. ALL SALVAGE SHALL REMAIN PROPERTY OF THE OWNER; HOWEVER, THE CONTRACTOR SHALL DISPOSE OF ANY OR ALL SALVAGE THE OWNER ELECTS NOT TO KEEP.
 8. FIELD VERIFY EXISTING CONDITIONS PRIOR TO PROCEEDING WITH ANY DEMOLITION WORK AND NOTIFY ARCHITECT OF ANY DISCREPANCIES.
 9. OPENINGS IN FLOORS, WALLS, CEILINGS, ROOFS, ETC., AS A RESULT OF REMOVED PIPING, DUCTWORK, EQUIPMENT, FIXTURE, ETC., SHALL BE PATCHED TO MATCH EXISTING BUILDING CONSTRUCTION. WORK SHALL BE PERFORMED BY CRAFTSMEN SKILLED IN THEIR RESPECTIVE TRADES.
 10. ITEMS REMOVED SHALL BE LEGALLY DISPOSED OFF THE SITE.



1 DEMO MECHANICAL ROOM
SCALE - 1/4" = 1'-0"

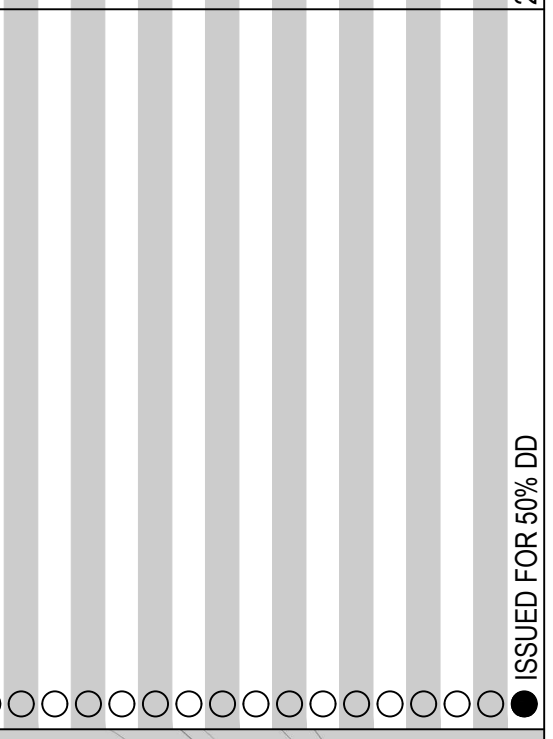


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IN PROGRESS

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2024.02.02

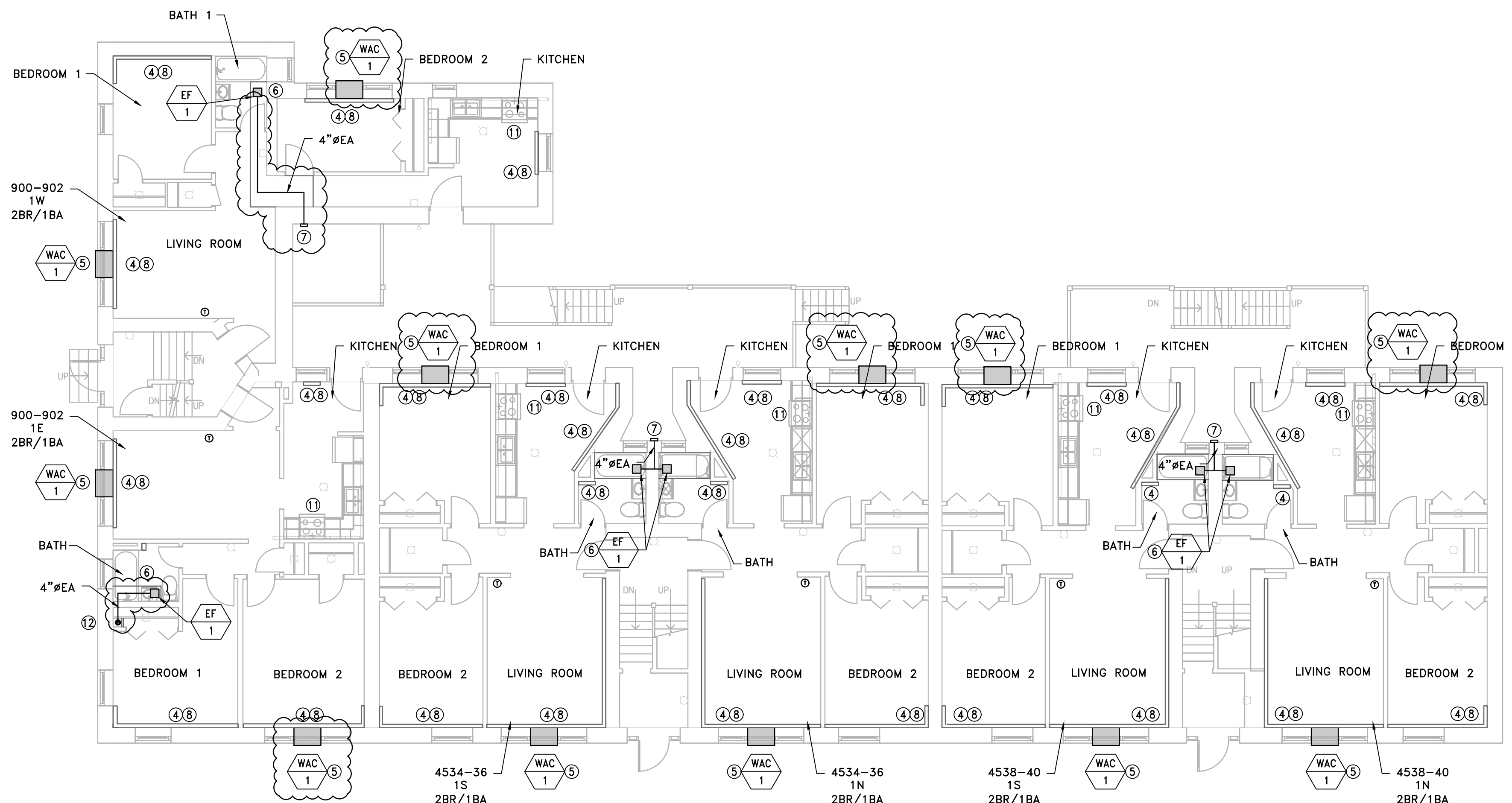


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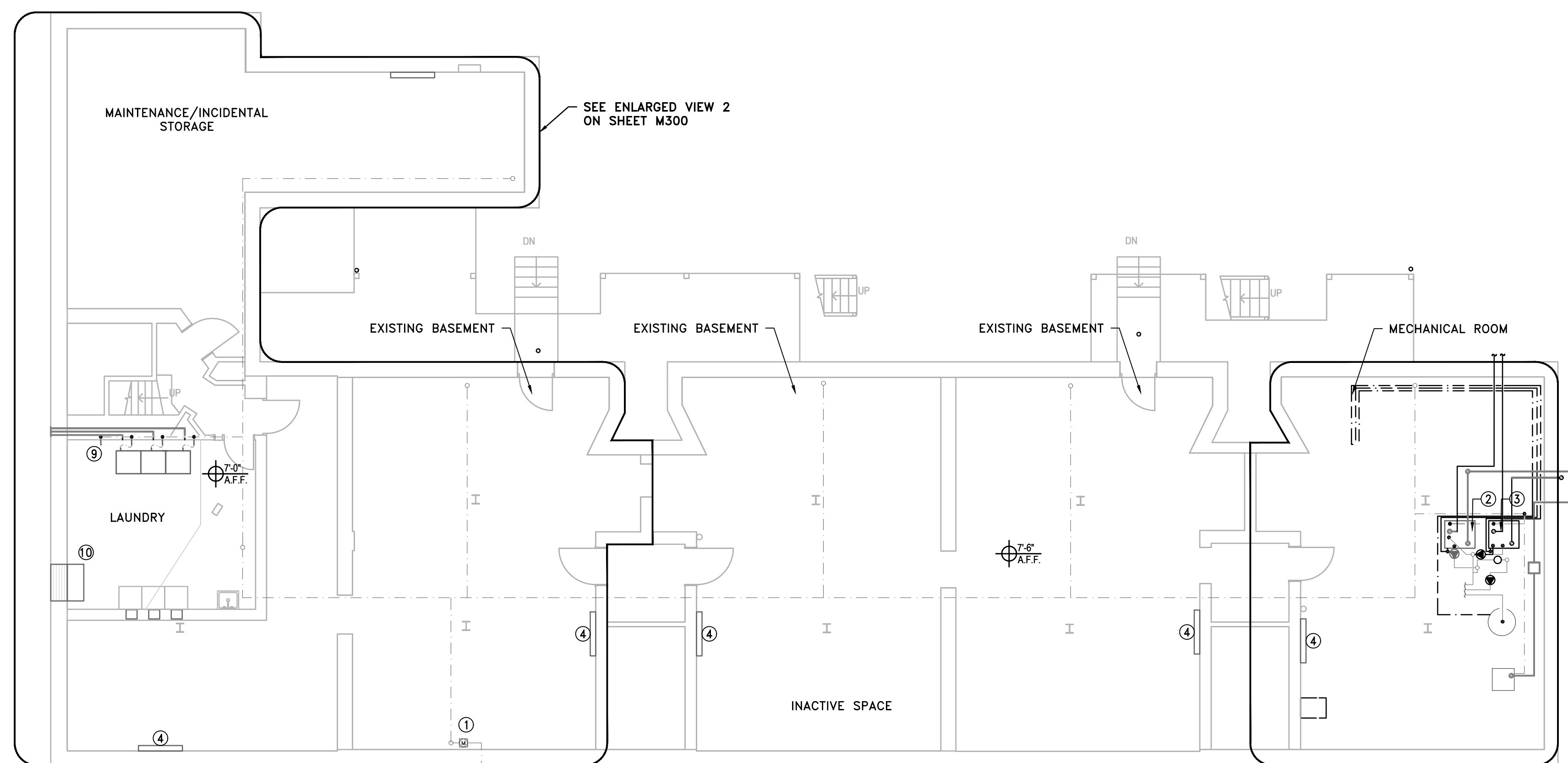
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2218a
DEMO MECHANICAL
ENLARGED PLANS

MD300



② MECHANICAL TYPICAL 1ST THRU 3RD FLOOR PLANS
SCALE - 1/8" = 1'-0"



① MECHANICAL BASEMENT PLAN
SCALE - 1/8" = 1'-0"

GENERAL SHEET NOTES:

1. ALL UNIT BEDROOMS, LIVING ROOM AND KITCHENS ARE NATURALLY VENTILATED PER CHICAGO CODE.
2. EXISTING BOILER AND ASSOCIATED PUMPS, VENTS, TANKS, AND PIPING TO REMAIN. CONTRACTOR TO CUT INTO PUMP SUCTION PIPING AND INSTALL NEW SIDE STREAM FILTER AND CHEMICAL POT FEEDER RE: DETAIL X/M40X, COORDINATING WITH OTHER TRADES AS NECESSARY. PROVIDE RECONNECTION TO EXISTING HYDRONIC PIPING SYSTEM. FIELD VERIFY EXACT PIPE SIZES. ALL HOT WATER AND GAS PIPING, TANKS, AND ASSOCIATED PUMPS TO BE INSPECTED, SERVICED, AND REBALANCED BY CONTRACTOR.
3. ALL RESIDENTIAL UNITS TO BE INSTALLED WITH NEW WINDOW A/C UNIT PROVIDED BY M.C.
4. INSTALL AND START UP ALL EQUIPMENT PER MANUFACTURER'S INSTRUCTIONS. FOR EQUIPMENT PROVIDED BY OTHERS, VERIFY INSTALLATION PROCEDURES AS TO NOT VOID THE WARRANTY WITH IMPROPER CONNECTION OF UTILITIES.
5. CLEARANCES FOR EQUIPMENT MUST CONFORM TO MANUFACTURER'S REQUIREMENTS. FOLLOW MANUFACTURER INSTRUCTIONS FOR ALL EQUIPMENT INSTALLATIONS
6. COORDINATE THE LOCATION OF ALL EQUIPMENT WITH OWNER, THE STRUCTURAL ENGINEER, THE ARCHITECT, AND OTHER TRADES PRIOR TO ROUGH IN. ALLOCATE MANUFACTURER RECOMMENDED SERVICE CLEARANCES FOR ALL EQUIPMENT.
7. PROVIDE FIRE DAMPERS OR SUB DUCTS AS REQUIRED TO ALL DUCT PENETRATIONS THROUGH RATED WALL ASSEMBLIES.
8. CONTRACTOR TO PERFORM ALL PROCEDURES TO TEST, ADJUST, AND BALANCE MECHANICAL SYSTEMS PRIOR TO PROJECT COMPLETION.
9. ALL SUSPENDED EQUIPMENT AND MATERIALS SHALL BE MOUNTED AS HIGH AS POSSIBLE IN COORDINATION WITH OTHER TRADES. ROUTING MAY BE MODIFIED IN THE FIELD AND DUCT SIZES MAY BE ADAPTED TO FIT IN TIGHT SPACES, WITH AIR PATHWAY AREAS MAINTAINED PER THE DESIGN.

KEYED NOTES:

- ① EXISTING GAS METER.
- ② EXISTING TO REMAIN BOILER. SEE ENLARGED PLANS FOR MORE DETAILS.
- ③ NEW BOILER, PROVIDED BY M.C. SEE ENLARGED PLANS FOR MORE DETAILS.
- ④ EXISTING TO REMAIN HYDRONIC TUBE-FINDED RADIATOR. CONTRACTOR TO REPLACE RADIATOR COVER WHERE IDENTIFIED DURING DEMO PHASE.
- ⑤ NEW WINDOW A/C UNIT, PROVIDED BY M.C. COORDINATE INSTALLATION WITH ARCHITECTURAL DETAILS.
- ⑥ NEW TOILET EXHAUST FAN AND DUCTWORK. PROVIDE 1" INSULATION AROUND DUCTWORK. GC TO PROVIDE SOFFIT AROUND NEW EXHAUST FAN AND DUCTWORK. ENSURE BATHROOM WINDOWS ARE NON-OPERABLE.
- ⑦ NEW SIDE-WALL TOILET EXHAUST CAP
- ⑧ INSTALL NEW DAN FOSS VALVES AT EXISTING SERVICE VALVE LOCATION ALONG WITH NEW SERVICE VALVES.
- ⑨ EXISTING DRYER, GAS, AND EXHAUST FLUES TO BE REPLACED WITH HARD PIPE DUCTWORK. SEE GENERAL NOTES FOR DRYER DUCT REQUIREMENTS.
- ⑩ EXISTING TO REMAIN LAUNDRY HEAT RELIEF FAN.
- ⑪ EXISTING KITCHEN RANGE HOODS. PROVIDE PRICING FOR 50% REPLACEMENT.
- ⑫ ROUTE TOILET EXHAUST RUN TO ROOF AND PROVIDE GOOSENECK TERMINATION RE:DETAIL 6/M400.

PRICE BREAKOUT NOTES:

1. PROVIDE PRICING FOR REPLACEMENT OF DAMAGED HYDRONIC AND CORRESPONDING INSULATION. IF FIELD VERIFICATION CANNOT BE COMPLETED BEFORE BID, ASSUME 50% OF ALL PIPING AND INSULATION TO BE REPLACED.
2. PROVIDE PRICING FOR REPLACEMENT OF DAMAGED GAS PIPING. IF FIELD VERIFICATION CANNOT BE COMPLETED BEFORE BID, ASSUME 50% OF ALL PIPING TO BE REPLACED.
3. PROVIDE PRICING FOR 50% OF ALL RADIATOR COVERS.
4. PROVIDE BREAKOUT PRICING FOR INSTALLATION OF NEW RESIDENTIAL TOILET EXHAUST FAN SYSTEM, COMPRISING OF NEW FAN, 4" DUCT OUT, VENT CAPS, 1" INSULATION AROUND DUCTWORK, AND CONSTRUCTION OF NEW SOFFIT.
5. PROVIDE PRICING FOR 50% REPLACEMENT OF KITCHEN RANGE HOODS. REFER TO ARCHITECT FOR RANGE HOOD SPEC.
6. PROVIDE PRICE BREAKOUT FOR NEW DAN FOSS VALVES AT ALL RADIATOR SECTIONS NOTED.



IN PROGRESS

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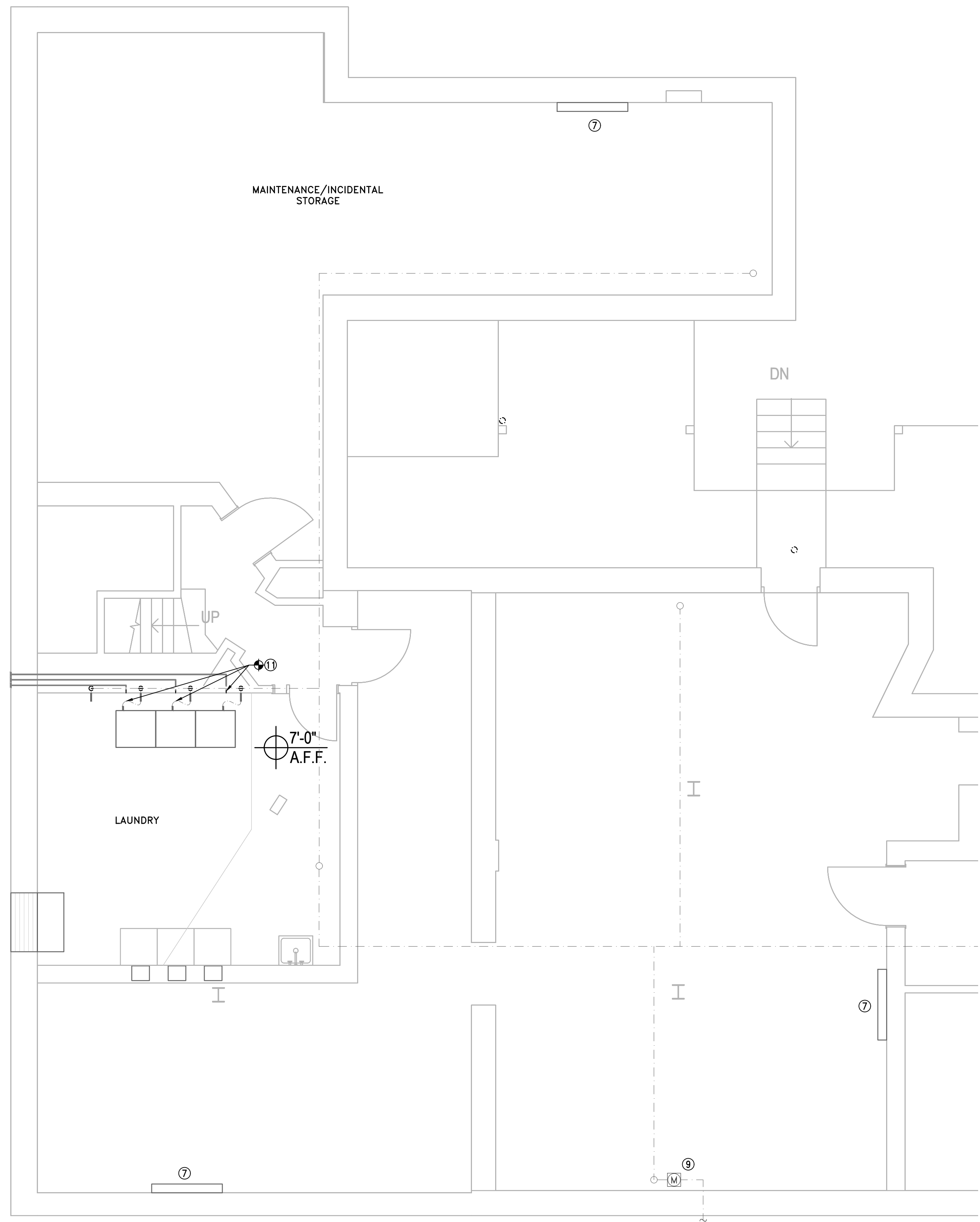
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2218a

MECHANICAL BASEMENT & TYP. 1ST THRU 3RD FLOOR PLAN

M100

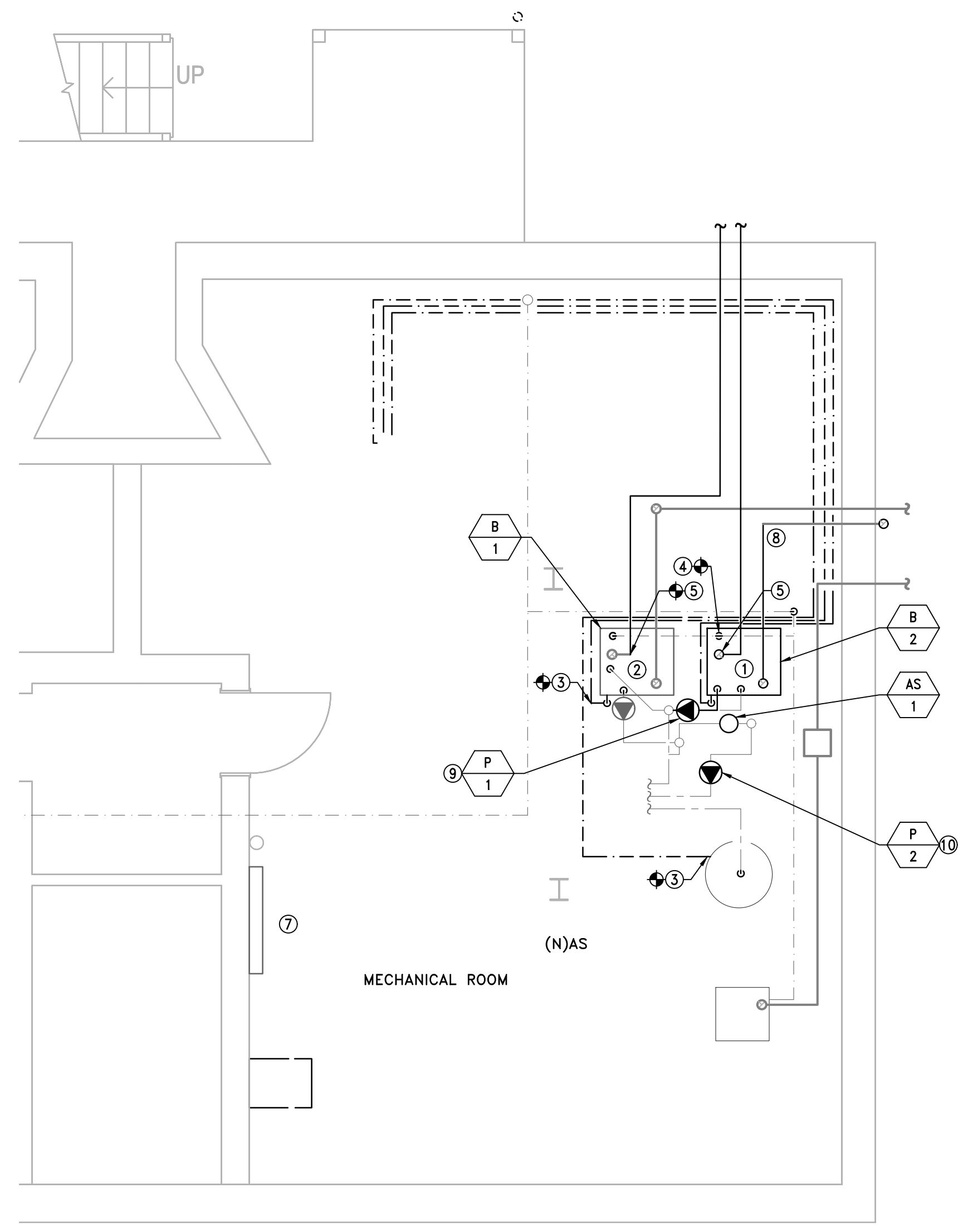


2 LAUNDRY & EXISTING BASEMENT
SCALE - 1/4" = 1'-0"

- PRICE BREAKOUT NOTES:**
1. PROVIDE PRICING FOR REPLACEMENT OF ABANDONED BOILER WITH NEW, HIGH-EFFICIENCY BOILER.
 2. PROVIDE PRICING FOR REPLACEMENT OF EXISTING BOILER PRIMARY AND SECONDARY PUMPS AND AIR SEPARATOR.
 3. PROVIDE PRICING FOR INSTALLATION OF BOILER TEMPERATURE CONTROL SYSTEM.
 4. PROVIDE PRICING FOR CHEMICAL TREATMENT, POT FEEDERS, NEW SIDE STREAM FILTERS, AND REBALANCING OF EXISTING BOILER.
 5. PROVIDE PRICING FOR REPLACEMENT OF DAMAGED HYDRONIC AND CORRESPONDING INSULATION. IF FIELD VERIFICATION CANNOT BE COMPLETED BEFORE BID, ASSUME 50% OF ALL PIPING AND INSULATION TO BE REPLACED.
 6. PROVIDE PRICING FOR REPLACEMENT OF DAMAGED GAS PIPING. IF FIELD VERIFICATION CANNOT BE COMPLETED BEFORE BID, ASSUME 50% OF ALL PIPING TO BE REPLACED.
 7. PROVIDE PRICING FOR 50% OF ALL RADIATOR COVERS.
 8. PROVIDE PRICING FOR 100% OF ALL RADIATOR SERVICE VALVES. INCLUDE PRICING FOR ONE ADDITIONAL DANFOSS VALVE FOR EACH RADIATOR.
 9. PROVIDE PRICING ALTERNATE FOR NEW VFD DRIVEN PUMP WITH NEW PRESSURE DIFFERENTIAL CONTROL SENSOR AT FURTHEST LOOP. COST TO INCLUDE FULL DRAIN DOWN, RE-FLUSH, FULL SYSTEM REBALANCING, AND FILL WITH CHEMICAL TREATMENT.

- KEYED NOTES:**
- 1 NEW HIGH-EFFICIENCY GAS BOILER. REFER TO NEW BOILER PIPING DIAGRAM RE:M401 FOR ADDITIONAL INFORMATION.
 - 2 EXISTING BOILER IN-USE TO REMAIN.
 - 3 ROUTE NEW DRAIN LINE TO EXISTING FLOOR DRAIN WITH NEW PITCHED PIPING AROUND PERIMETER OF THE ROOM. PROVIDE NEW CONDENSATE NEUTRALIZERS FOR HIGH EFFICIENCY BOILER DRAIN LINES.
 - 4 CONNECT NEW GAS PIPING FROM EXISTING MAIN TO NEW BOILER.
 - 5 ROUTE BOILER INTAKE VENT TO THE OUTSIDE OF THE BUILDING VIA FRESH AIR OPENING ON NORTH SIDE OF ROOM/TERMINATE INTAKE VENT IN ROOM.
 - 6 PROVIDE NEW RADIATOR COVERS FOR RADIATORS IDENTIFIED FOR REPLACEMENT DURING DEMO PHASE.
 - 7 PROVIDE REPLACEMENT FOR EXISTING RADIATOR VALVES AND INSTALL ADDITIONAL DANFOSS VALVES.
 - 8 EXTEND NEW PVC FLUE PIPE OUT ALONGSIDE EXISTING BOILER FLUE. PROVIDE ELBOW AT EXHAUST OUT. CONFIRM THAT OUTLET IS 12" ABOVE GRADE AND FULLY CODE COMPLIANT.
 - 9 EXTEND PRIMARY PUMP AND PIPING FROM NEW BOILER TO EXISTING PRIMARY SECONDARY BYPASS.
 - 10 NEW BOILER PUMP WITH INTEGRAL VFD MOTOR AND NEW PRESSURE DIFFERENTIAL CONTROL SENSOR AT FURTHEST LOOP.
 - 11 INSTALL NEW 4" DRYER EXHAUST DUCT FROM EXISTING EXHAUST VENT LINE TO EXISTING DRYER EXHAUST CONNECTION.

- GENERAL SHEET NOTES:**
1. REPAIR CONDENSATE DRAIN PIPING AS REQUIRED.
 2. INSPECT AND TEST EXISTING BOILER UNIT FOR NECESSARY REPAIR AND RECALIBRATION. CLEAN ALL COMPONENTS AS PER MANUFACTURER'S MAINTENANCE INSTRUCTIONS. REPAIR ANY LEAKS AND TAKE PRESSURE READINGS TO COMPARE WITH MANUFACTURER'S INFORMATION. REPORT ANY DEFICIENCIES TO OWNER'S REPRESENTATIVE BEFORE PROCEEDING WITH ANY WORK.
 3. INSPECT AND TEST EXISTING BOILER PUMPS WEAR, LEAKS, ETC. AND MAKE ALL NECESSARY REPAIRS. LUBRICATE ALL BEARINGS AS PER MANUFACTURER'S MAINTENANCE INSTRUCTIONS.
 4. CLEAN AND INSPECT ALL EXHAUST FANS THAT ARE TO REMAIN AND PROVIDE REPAIRS AS REQUIRED TO RETURN EXHAUST FANS TO FULL OPERATION. NOTIFY OWNER'S REPRESENTATIVE OF ANY FAN REPLACEMENT REQUIRED BEFORE PROCEEDING WITH WORK ON EXHAUST FANS.
 5. INSTALL, RECALIBRATE, REPAIR AND/OR REPLACE AUTOMATIC TEMPERATURE CONTROL SYSTEMS COMPONENTS AS REQUIRED FOR A COMPLETE OPERATIONAL SYSTEM.
 6. COORDINATE THE LOCATION OF ALL EQUIPMENT WITH OWNER, THE STRUCTURAL ENGINEER, THE ARCHITECT, AND OTHER TRADES PRIOR TO ROUGH IN. ALLOCATE MANUFACTURER RECOMMENDED SERVICE CLEARANCES FOR ALL EQUIPMENT.
 7. INSTALL AND START UP ALL EQUIPMENT PER MANUFACTURER'S INSTRUCTIONS. FOR EQUIPMENT PROVIDED BY OTHERS, VERIFY INSTALLATION PROCEDURES AS TO NOT VOID THE WARRANTY WITH IMPROPER CONNECTION OF UTILITIES.
 8. FOLLOW MANUFACTURER INSTRUCTIONS FOR ALL BOILER AND WATER HEATER VENT AND AIR INTAKE INSTALLATIONS, INCLUDING MAXIMUM VENT LENGTHS AND REQUIRED CLEARANCES.



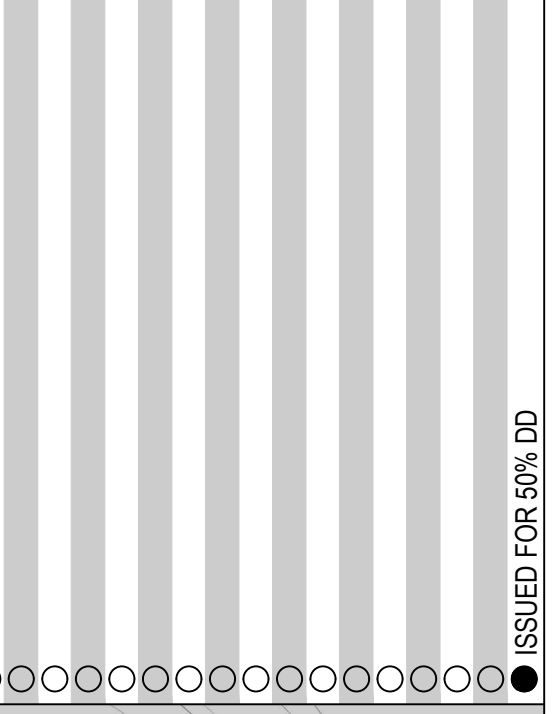
1 MECHANICAL ROOM
SCALE - 1/4" = 1'-0"



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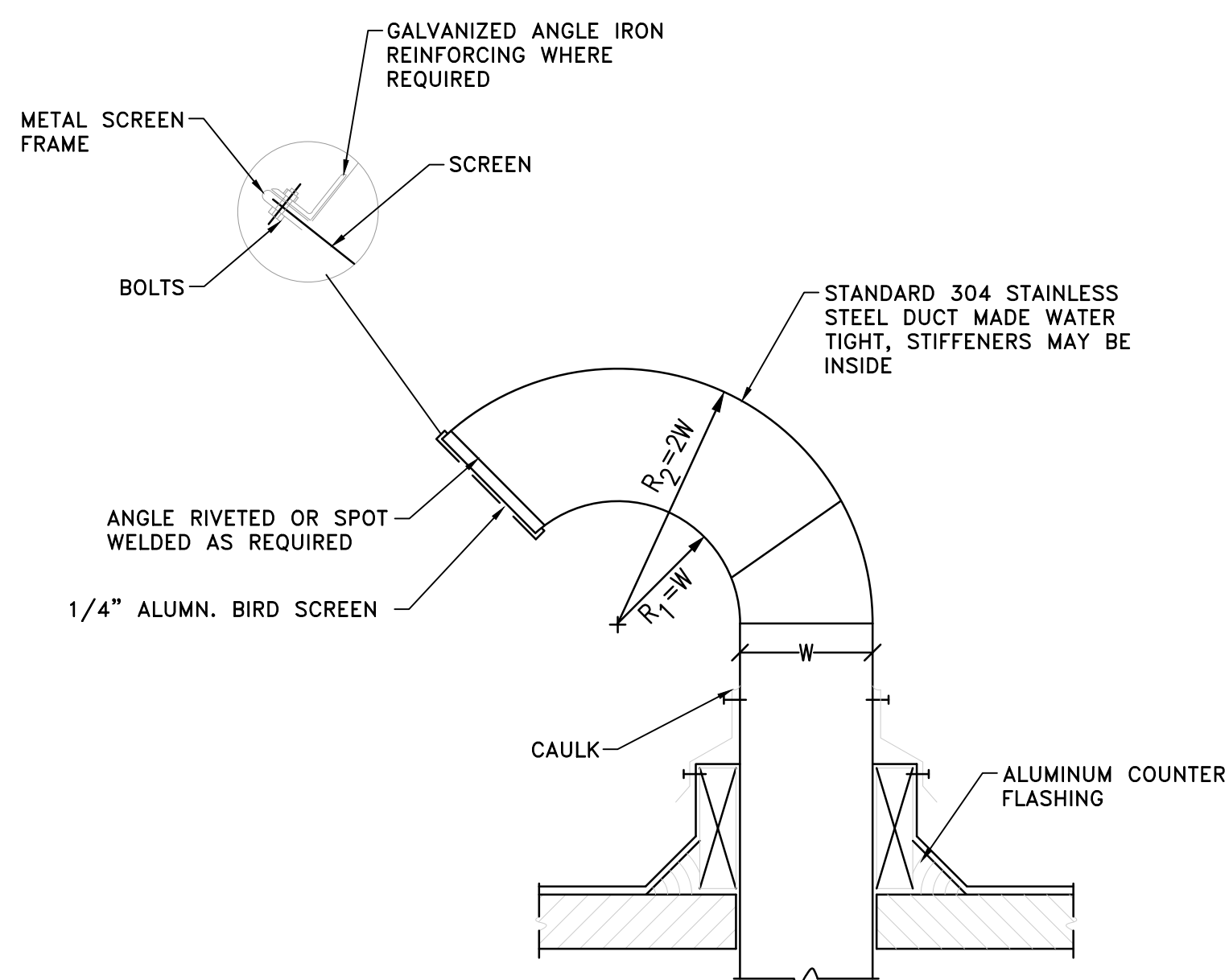


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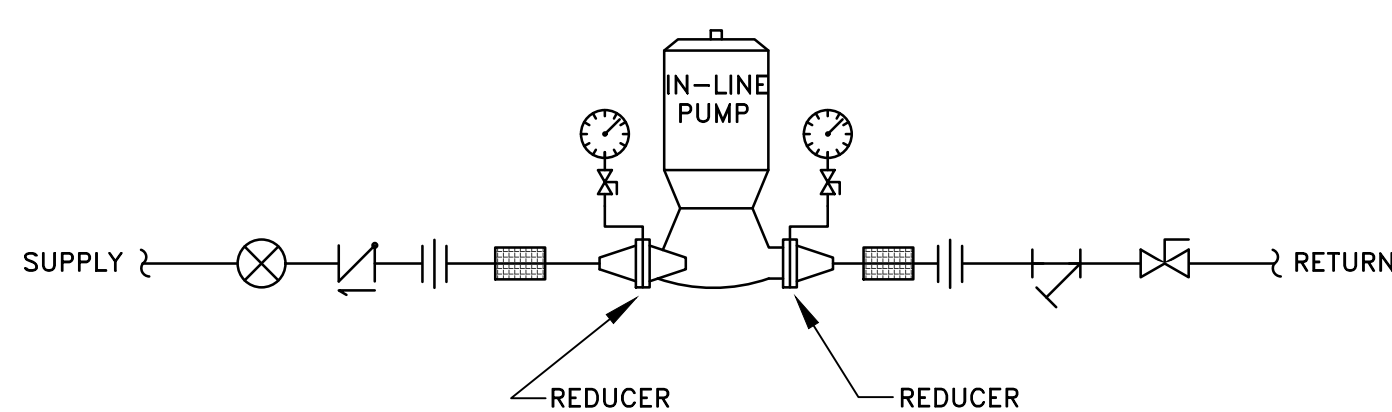
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2218a
MECHANICAL ENLARGED PLANS

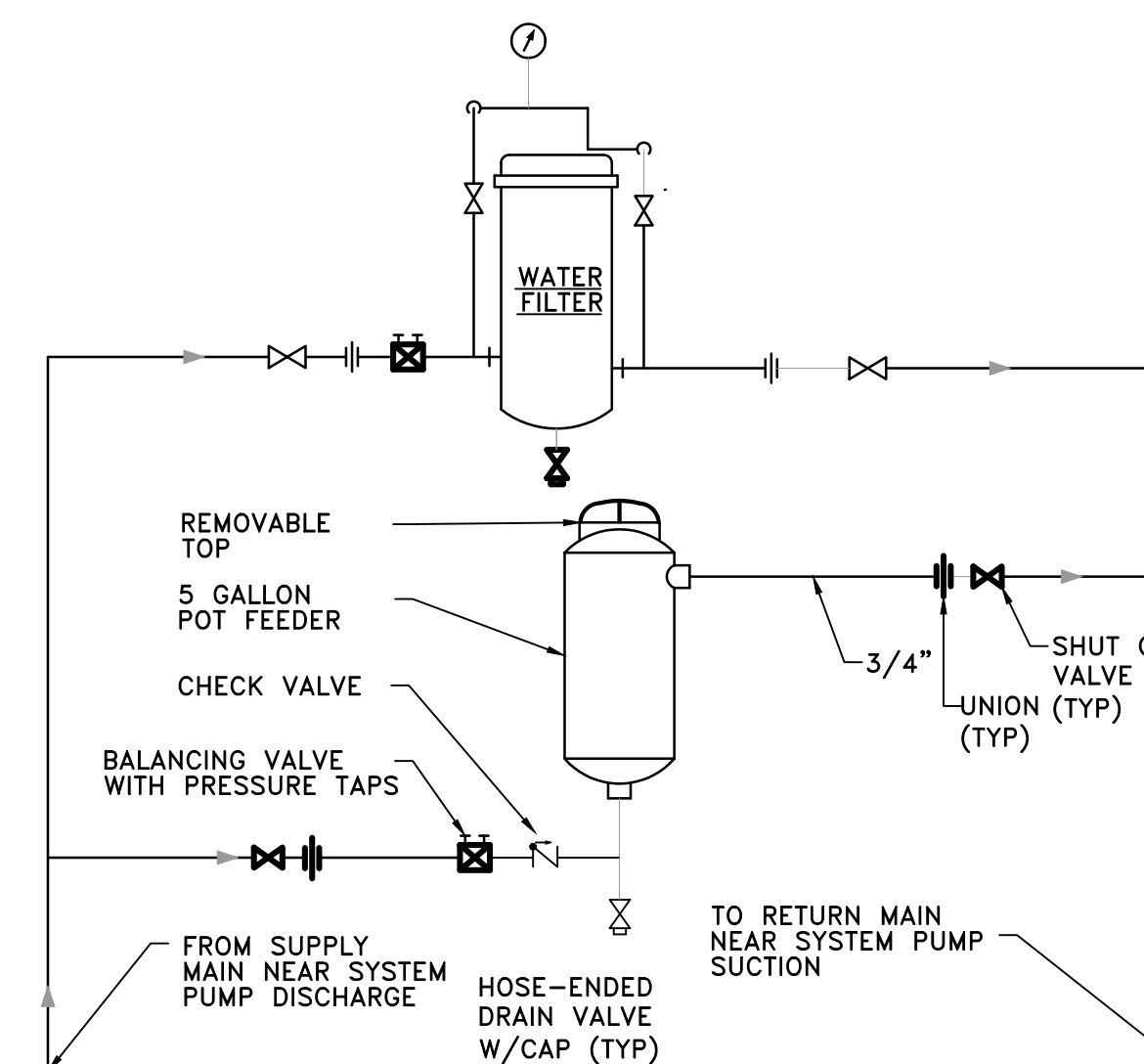
M300



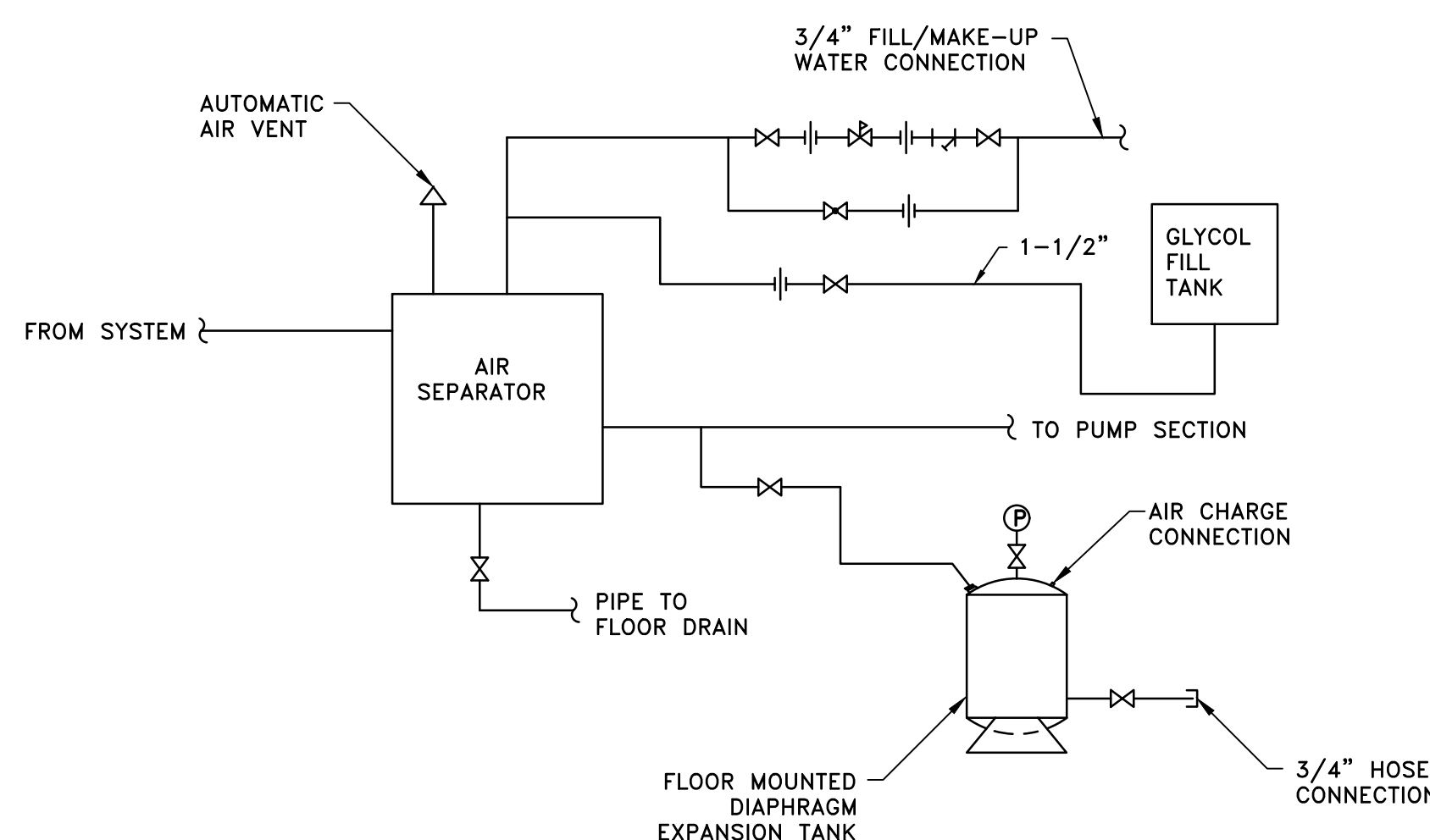
6 TYPICAL GOOSENECK DUCT DETAIL
NOT TO SCALE



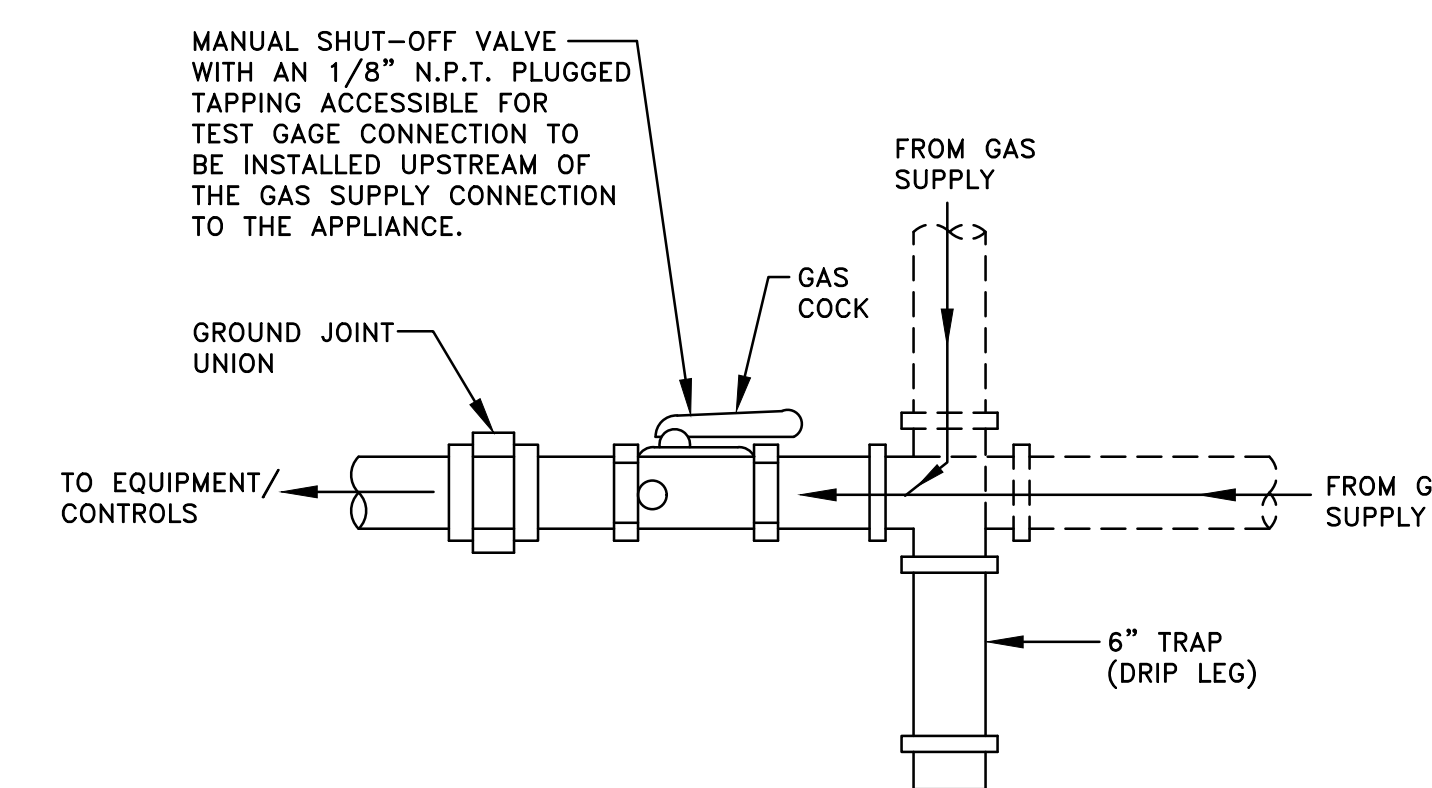
5 Inline Pump Detail
No Scale



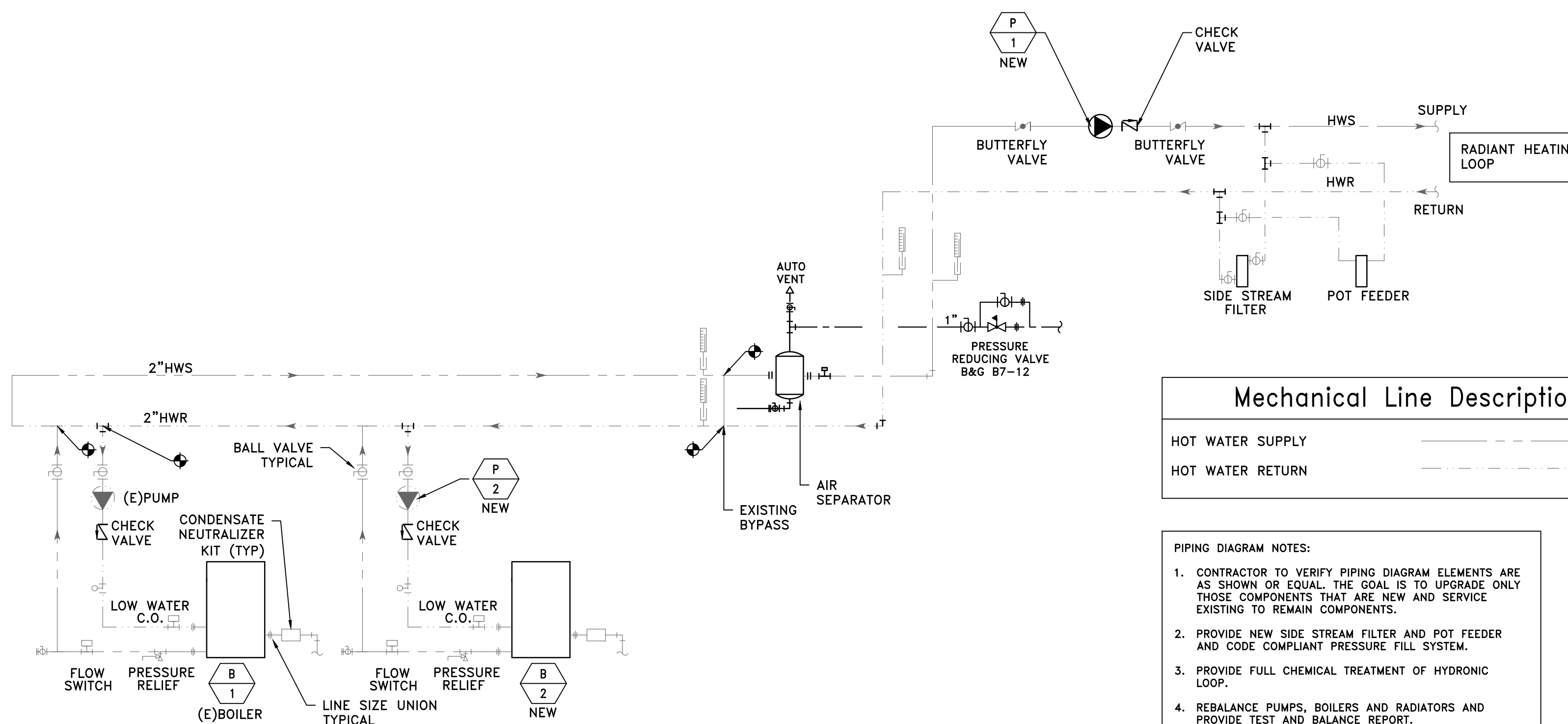
4 Pot Feeder and Filter Piping
No Scale



3 Diaphragm Expansion Tank
No Scale



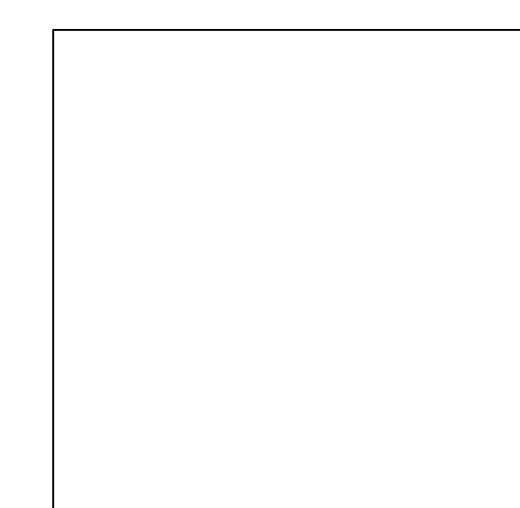
2 GAS CONNECTION TO EQUIPMENT DETAIL
No Scale



1 BOILER SYSTEM PIPING DIAGRAM
SCALE - N.T.S.

Mechanical Line Description	
HOT WATER SUPPLY	_____
HOT WATER RETURN	_____

- PIPING DIAGRAM NOTES:
1. CONTRACTOR TO VERIFY PIPING DIAGRAM ELEMENTS ARE AS SHOWN OR EQUAL. THE GOAL IS TO UPGRADE ONLY THOSE COMPONENTS THAT ARE NEW AND SERVICE EXISTING TO REMAIN COMPONENTS.
 2. PROVIDE NEW SIDE STREAM FILTER AND POT FEEDER AND CODE COMPLIANT PRESSURE FILL SYSTEM.
 3. PROVIDE FULL CHEMICAL TREATMENT OF HYDRONIC LOOP.
 4. REBALANCE PUMPS, BOILERS AND RADIATORS AND PROVIDE TEST AND BALANCE REPORT.



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MECHANICAL
DETAILS AND BOILER
SYSTEM DIAGRAM

M400

BOILER SCHEDULE														
TAG NO	LOCATION	BASED ON	SPACE HEATING SECTION						ELECTRICAL				WEIGHT	
			FLUID TYPE	MAX GAS INPUT (MBH)	HEATING CAPACITY (MBH)	EWT (°F)	LWT (°F)	FLOW (GPM)	RELIEF (PSI)	VOLTS	PHASE	FLA		MOCPP
(E)HWB-1	MECH ROOM	LAARS NTH500	NG	500	475	85	105	48	75	120	1		20	381
HWB-2	MECH ROOM	LAARS NTH500	NG	500	475	85	105	48	75	120	1		20	381

- GAS FIRED COMBINATION WATER HEATER AND BOILER SHALL BE FLOOR MOUNTED AND ENERGY STAR CERTIFIED.
- TURNDOWN RATIO SHALL BE 6:1 MINIMUM FOR SPACE HEATING, AND 10:1 MINIMUM FOR PROCESS HEATING
- INTEGRATE WITH EXISTING BOILER PLANT
- MODULATE BOILER CAPACITY TO MAINTAIN SUPPLY TEMPERATURE SETPOINTS FOR EACH HEATING LOOP
- PROVIDE ASME APPROVED T&P PRESSURE RELIEF VALVE FOR SPACE HEATING SIDE. PROVIDE ASME PRESSURE ONLY RELIEF VALVE FOR PROCESS HEATING SIDE.
- INSTALL BOTH PER MANUFACTURER'S INSTRUCTIONS.
- PROVIDE 5 YEAR PARTS ONLY WARRANTY AND 10 YEAR HEAT EXCHANGER WARRANTY IN ADDITION TO THE GENERAL MECHANICAL SYSTEM WARRANTY
- PROVIDE CONDENSATE NEUTRALIZER
- INSTALL COMBUSTION AIR AND EXHAUST PER MANUFACTURER'S INSTRUCTIONS

PUMP SCHEDULE												
TAG NO	TYPE	SERVING	FLUID	BASED ON	SERIES	LOCATION	TDH (FT H2O)	FLOW (GPM)	ELECTRICAL			REMARKS
									HP	PHASE	VOLTS	
P-1	INLINE	BOILER B-2 PRIMARY PUMP	WATER	BELL & GOSSETT	E-60 1.5x1.5x6.25	BOILER ROOM	30	52	75	1	208	1.2
P-2	INLINE	RADIANT LOOP	WATER	BELL & GOSSETT	eccocircXL 70-145	BOILER ROOM	45	52	2	1	208	1.3

- EC TO PROVIDE NON-FUSED SERVICE DISCONNECT
- EC TO PROVIDE LINE VOLTAGE POWER TO PUMP WITH RELAY/CONTACTOR TO BOILER PUMP CONTROL
- CONTRACTOR SHALL INSTALL NEW DP SENSOR AT FURTHEST RADIATOR LOOP TO CONTROL VFD PUMP. NEW DANFOSS VALVES INSTALLED IN THE UNITS SHALL REDUCE THE FLOW RATE A

AIR SEPARATOR SCHEDULE					
TAG NO	QTY	LOCATION	FLUID	BASED ON	REMARKS
AS-1	1	MECH ROOM	50% PG	B&G ROLAIRTROL R-2.5F	1

- FLANGED WITH STRAINER AND BLOWDOWN VALVE

WINDOW AIR CONDITIONING UNIT																
Tag	Manuf.	Model	Cooling (btu/h)	CEER	Dehumidificatio n (Pts/Hr)	Airflow Max CFM	Sound Max dB(A)	Estimated Cooling Area (sq ft)	Refrigerant	Compressor Type	Chassis Type	Voltage / Hz	Plug Type	MCA	MOCPP	Remarks
WAC-1	LG	LW1522IVSM	14,000	14.7	3.3	505	58	800	R32	Variable Speed Rotary	Slide In-Out	115 / 60	115 / 15A	12	15	ALL

- WINDOW AIR CONDITIONER. COOLING ONLY OPERATION.
- CAPACITY DEFINED AT AHRI RATED CONDITIONS.
- ENERGY STAR RATED.
- WASHABLE, ANTIMICROBIAL FILTER.
- 3-SPEED FAN WITH AUTOMATIC FAN SPEED ADJUSTMENT. FAN CYCLES ON FOR COOLING ONLY.
- ELECTRONIC DEFROST CONTROL.
- AUTO RESTART
- REMOTE CONTROL WITH TIMER FUNCTION.
- PROVIDE CHILL STOPPER.

FAN SCHEDULE														
TAG NO	SERVES	TYPE OF FAN	BASED ON	MODEL	FLOW (CFM)	E.S.P. (IN H2O)	DRIVE	SONES	WEIGHT (LBS)	MOTOR DATA				REMARKS
										HP	VOLTS/HZ/PHASE	FLA	RPM	
TEF-1	UNIT BATHROOMS	CEILING FAN	BROAN	ZB80M	80	0.1	DIRECT	0.3	12.5	7.6w	120 / 60 / 1	0.3	985	ALL

- INCLUDE FACTORY PROVIDED DISCONNECT SWITCH
- FAN TO RUN 24/7. INTERLOCK FAN WITH OCCUPANCY SENSOR FOR RAMP UP. COORDINATE WITH EC FOR KEYED SWITCH DISCONNECT.
- PROVIDE VIBRATION ISOLATION AS RECOMMENDED BY FACTORY
- INTEGRAL GRAVITY BACKDRAFT DAMPER

ROOM TAG	QTY	ROOM NAME	SPACE USE	AREA (SF)	ORDINANCE REQUIREMENTS (CoC)								ACTUAL PROVIDED					REMARKS
					NATURAL LIGHT AND VENT (SF)		MECHANICAL VENT				NATURAL LIGHT AND VENT (SF)		MECHANICAL VENT (CFM)					
					GLASS AREA SF	VENT AREA SF	SUP cfm/sf	EXH cfm/sf	SUP CFM	EXH CFM	GLASS AREA SF	VENT AREA SF	SUP CFM	OA CFM	EXH CFM			
BSMNT	1	HALL	CORRIDOR	48	NR	NR	NV	NV	0	0	NR	NR	0	0	0			
BSMNT	1	LAUNDRY	LAUNDRIES	264	21.12	10.56	1.5	1.5	396	396	4	2	-	-	-	Laundry facilities are not part of project scope and don't need to be updated to be code compliant for Level 1 Rehab.		
BSMNT	1	W. EXISTING BSMNT	INACTIVE STORAGE	706	NR	NR	NR	NR	0	0	NR	NR	0	0	0			
BSMNT	1	E. EXISTING BSMNT	INACTIVE STORAGE	434	NR	NR	NR	NR	0	0	NR	NR	0	0	0			
BSMNT	1	E. EXISTING BSMNT	INACTIVE STORAGE	781	NR	NR	NR	NR	0	0	NR	NR	0	0	0			
BSMNT	1	E. EXISTING BSMNT	INACTIVE STORAGE	781	NR	NR	NR	NR	0	0	NR	NR	0	0	0			
BSMNT	1	E. EXISTING BSMNT	INACTIVE STORAGE	781	NR	NR	NR	NR	0	0	NR	NR	0	0	0			
BSMNT	1	E. EXISTING BSMNT	INACTIVE STORAGE	781	NR	NR	NR	NR	0	0	NR	NR	0	0	0			
BSMNT	1	MECHANICAL ROOM	UTILITY ROOM	781	NR	NR	NR	NR	0	0	NR	NR	0	0	0			
BSMNT	1	S. STAIR	CORRIDOR	68	NR	NR	0	NR	0	0	NR	NR	0	0	0			
TYPICAL 1ST THRU 3RD FLOOR																		
UNIT 900-902 E-2BR/1BA																		
	3	LIVING	LIVING QUARTER	172	13.76	6.88	NV	NV	NV	NV	34.1	13.9	NV	NV	NV	Living room and kitchen area are a shared space		
	3	KITCHEN	PRIVATE DWELLING: KITCHEN	72	5.76	2.88	NV	NV	NV	NV	18.6	10.17	NV	NV	NV			
	3	BEDROOM 1	LIVING QUARTER	172	13.76	6.88	NV	NV	NV	NV	34.1	13.9	NV	NV	NV			
	3	BEDROOM 2	LIVING QUARTER	142	11.36	5.68	NV	NV	NV	NV	30.5	10.7	NV	NV	NV			
	3	BATH	PRIVATE DWELLING: TOILET	35	NR	NR	0	1.5	0	53	NR	NR	0	0	80	TEF-1 set to 20 CFM continuous with ramp up to 80 CFM		
TYPICAL 1ST THRU 3RD FLOOR																		
UNIT 900-902 W-2BR/1BA																		
	3	LIVING	LIVING QUARTER	166	13.28	6.64	NV	NV	NV	NV	35.1	13.9	NV	NV	NV	Living room and kitchen area are a shared space.		
	3	KITCHEN	PRIVATE DWELLING: KITCHEN	73	5.84	2.92	NV	NV	NV	NV	24.1	14	NV	NV	NV			
	3	BEDROOM 1	LIVING QUARTER	115	9.2	4.6	NV	NV	NV	NV	20.6	34.1	NV	NV	NV			
	3	BEDROOM 2	LIVING QUARTER	87	6.96	3.48	NV	NV	NV	NV	34.1	13.9	NV	NV	NV			
	3	BATH	PRIVATE DWELLING: TOILET	35	NR	NR	0	1.5	0	53	NR	NR	0	0	80			
1ST FLOOR	1	N. STAIR	CORRIDOR	123	NR	NR	0	NR	0	0	NR	NR	0	0	0			
1ST FLOOR	1	E. STAIR	CORRIDOR	123	NR	NR	0	NR	0	0	NR	NR	0	0	0			
1ST FLOOR	1	S. STAIR	CORRIDOR	94	NR	NR	0	NR	0	0	NR	NR	0	0	0			
TYPICAL 1ST THRU 3RD FLOOR																		
UNIT 4534-36 N-2BR/1BA																		
	3	LIVING	LIVING QUARTER	170	13.6	6.8	NV	NV	NV	NV	34.1	13.9	NV	NV	NV	Living room and kitchen area are a shared space		
	3	KITCHEN	PRIVATE DWELLING: KITCHEN	104	8.32	4.16	NV	NV	NV	NV	18.6	10.2	NV	NV	NV			
	3	BEDROOM 1	LIVING QUARTER	125	10	5	NV	NV	NV	NV	34.1	13.9	NV	NV	NV			
	3	BEDROOM 2	LIVING QUARTER	125	10	5	NV	NV	NV	NV	20.6	10.7	NV	NV	NV			
	3	BATH	PRIVATE DWELLING: TOILET	40	NR	NR	0	1.5	0	60	NR	NR	0	0	80	TEF-1 set to 20 CFM continuous with ramp up to 80 CFM		
TYPICAL 1ST THRU 3RD FLOOR																		
UNIT 4534-36 S-2BR/1BA																		
	3	LIVING	LIVING QUARTER	170	13.6	6.8	NV	NV	NV	NV	34.1	13.9	NV	NV	NV	Living room and kitchen area are a shared space		
	3	KITCHEN	PRIVATE DWELLING: KITCHEN	104	8.32	4.16	NV	NV	NV	NV	18.6	10.2	NV	NV	NV			
	3	BEDROOM 1	LIVING QUARTER	125	10	5	NV	NV	NV	NV	34.1	13.9	NV	NV	NV			
	3	BEDROOM 2	LIVING QUARTER	125	10	5	NV	NV	NV	NV	20.6	10.7	NV	NV	NV			
	3	BATH	PRIVATE DWELLING: TOILET	40	NR	NR	0	1.5	0	60	NR	NR	0	0	80	TEF-1 set to 20 CFM continuous with ramp up to 80 CFM		
TYPICAL 1ST THRU 3RD FLOOR																		
UNIT 4538-40 N-2BR/1BA																		
	3	LIVING	LIVING QUARTER	170	13.6	6.8	NV	NV	NV	NV	34.1	13.9	NV	NV	NV	Living room and kitchen area are a shared space		
	3	KITCHEN	PRIVATE DWELLING: KITCHEN	104	8.32	4.16	NV	NV	NV	NV	18.6	10.2	NV	NV	NV			
	3	BEDROOM 1	LIVING QUARTER	125	10	5	NV	NV	NV	NV	34.1	13.9	NV	NV	NV			
	3	BEDROOM 2	LIVING QUARTER	125	10	5	NV	NV	NV	NV	20.6	10.7	NV	NV	NV			
	3	BATH	PRIVATE DWELLING: TOILET	40	NR	NR	0	1.5	0	60	NR	NR	0	0	80	TEF-1 set to 20 CFM continuous with ramp up to 80 CFM		
TYPICAL 1ST THRU 3RD FLOOR																		
UNIT 4538-40 S-2BR/1BA																		
	3	LIVING	LIVING QUARTER	170	13.6	6.8	NV	NV	NV	NV	34.1	13.9	NV	NV	NV	Living room and kitchen area are a shared space		
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	3	BEDROOM 1	LIVING QUARTER	125	10	5	NV	NV	NV	NV	34.1	13.9	NV	NV	NV			
	3	BEDROOM 2	LIVING QUARTER	125	10	5	NV	NV	NV	NV	20.6	10.7	NV	NV	NV			
	3	BATH	PRIVATE DWELLING: TOILET	40	NR	NR	0	1.5	0	60	NR	NR	0	0	80	TEF-1 set to 20 CFM continuous with ramp up to 80 CFM		
1ST FLOOR	1	N. STAIR	CORRIDOR	123	NR	NR	0	NR	0	0	NR	NR	0	0	0			
1ST FLOOR	1	E. STAIR	CORRIDOR	123	NR	NR	0	NR	0	0	NR	NR	0	0	0			
1ST FLOOR	1	S. STAIR	CORRIDOR	94	NR	NR	0	NR	0	0	NR	NR	0	0	0			
TOTAL					15251				396	1431			0	0	1440			

BUILDING PRESSURIZATION TABLE	
Total Ordinance Required Outside Air (CFM)	0
Total Actual Outside Air Provided (CFM)	NV
Total Actual Continuous Exhaust (CFM)	360
Note: This table is to show conformity to Section 18-28-501.4.	

HEATING TABLE	
Building Load (MBH)	213
Ventilation Load (MBH)	NA
Total Heating Load (MBH)	213
Heating System Output Capacity (MBH)	475
Heating System Equipment including in this table: BOILERS	

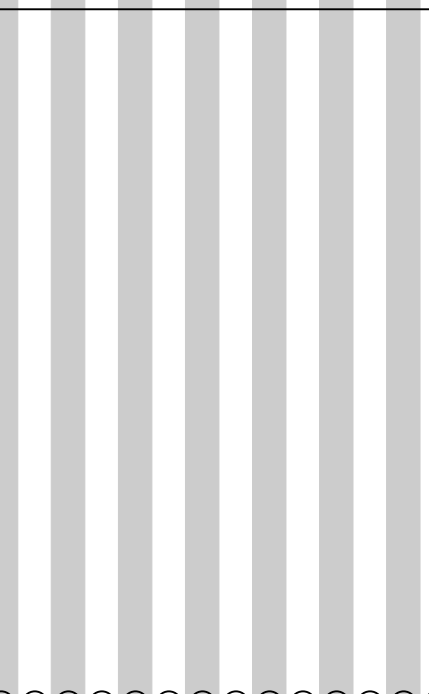


11 N. Northwest Hwy, Suite 107
Park Ridge, IL 60068

IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

ISSUED FOR 50% DD



LBBA
1625 W Carroll Avenue
Chicago IL 60612
p 312-988-9100
www.lbba.com
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Heart of Uptown Apartments
900 W. Windsor
Chicago, IL 60640

2218a
MECHANICAL SCHEDULES

M600

3" danger zone

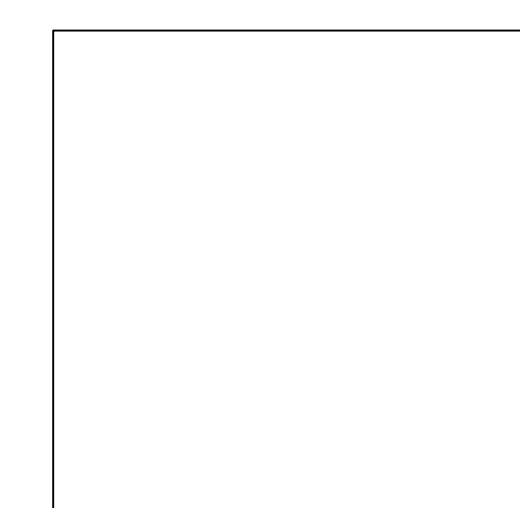
ELECTRICAL GENERAL NOTES

- THIS CONTRACTOR SHALL FURNISH AND INSTALL ALL EQUIPMENT, MATERIALS AND LABOR DOCUMENTED HERE IN NOTES OR INDICATED ON DRAWINGS. CONTRACTOR SHALL ALSO FURNISH AND INSTALL ALL MISCELLANEOUS EQUIPMENT, MATERIALS AND LABOR WHICH MAY NOT BE SPECIFICALLY CALLED FOR, BUT IS NECESSARY FOR A COMPLETE, CODE COMPLIANT AND SATISFACTORY OPERATING INSTALLATION. CONTRACTOR SHALL LEAVE HIS WORK IN OPERATING CONDITION.
- ALL MATERIALS, WORKMANSHIP AND INSTALLATION SHALL COMPLY WITH ALL APPLICABLE BUILDING CODES, ADDENDA AND ORDINANCES AS DEFINED BY THE AUTHORITY HAVING JURISDICTION AS OF THE DATE OF THIS DRAWING RELEASE. THE INSTALLATION SHALL ALSO MEET PUBLISHED OWNER REQUIREMENTS AS WELL AS THE FOLLOWING CODES, INCLUDING, BUT NOT LIMITED TO THE CITY OF CHICAGO 2018 ELECTRICAL CODE WHERE ANY PART OF THE WORK INDICATED IS NOT IN ACCORDANCE WITH THESE REQUIREMENTS, THIS CONTRACTOR SHALL NOTIFY THE ARCHITECT AND MAKE ALL CHANGES REQUIRED BY THE ENFORCING AUTHORITIES IN A MANNER APPROVED BY THE ARCHITECT AND WITHOUT ADDITIONAL COST TO THE OWNER.
- ALL SUBCONTRACTORS SHALL COORDINATE WITH THE GENERAL CONTRACTOR FOR THE SCOPE OF FIRE STOPPING AROUND ALL PENETRATIONS THROUGH ALL FIRE-RATED WALLS AND CEILINGS. FIRE-STOPPING SHALL BE EQUAL IN FIRE-RATING TO WALLS, FLOORS AND CEILINGS WHICH PENETRATIONS PASS THROUGH. SEE ARCHITECTURAL PLANS FOR FIRE-RATING REQUIREMENTS. FIRE STOPPING INSTALLATION SHALL BE BY THIS CONTRACTOR UNLESS NOTED OTHERWISE.
 - FOR LARGER OPENINGS WITH MULTIPLE PENETRATING MEMBERS, AN INTUMESCENT COMPOSITE SHEET SHALL BE PROVIDED AND INSTALLED ACCORDING TO THE LISTED UL ASSEMBLY INSTRUCTIONS. PROVIDE SPECSEAL COMPOSITE SHEET OR EQUAL.
 - AN ENGINEERING JUDGEMENT MAY BE PROVIDED BY THE CONTRACTOR FOR ALTERNATE FIRESTOPPING METHODS.
- GENERAL REQUIREMENTS
 - THE GENERAL CONTRACTOR CONDITIONS, SUPPLEMENTARY CONDITIONS AND GENERAL REQUIREMENTS ARE PART OF THIS SPECIFICATION. INSTALLATION SHALL MEET OWNER GUIDELINES.
 - DRAWINGS ARE DIAGRAMMATIC AND INDICATE THE GENERAL ARRANGEMENT OF SYSTEMS AND WORK INCLUDED IN THE CONTRACT. DRAWINGS ARE NOT TO BE SCALED. THE ARCHITECTURAL DRAWINGS AND DETAILS SHALL BE EXAMINED FOR EXACT LOCATION OF FIXTURES AND EQUIPMENT. WHERE THEY ARE NOT DEFINITELY LOCATED, THIS INFORMATION SHALL BE OBTAINED FROM THE ARCHITECT.
 - ELECTRICAL CONTRACTOR SHALL FOLLOW DRAWINGS IN LAYING OUT WORK AND CHECKING DRAWINGS OF OTHER TRADES TO VERIFY SPACES IN WHICH WORK WILL BE INSTALLED. MAINTAIN MAXIMUM HEADROOM AND SPACE CONDITIONS AT ALL POINTS IN COORDINATION AND COOPERATION WITH ALL OTHER CONTRACTORS. WHERE HEADROOM OR SPACE CONDITIONS APPEAR INADEQUATE, ENGINEER SHALL BE NOTIFIED BEFORE PROCEEDING WITH INSTALLATION.
- ELECTRICAL CONTRACTOR SHALL CONSULT THE ARCHITECTURAL DRAWINGS AS WELL AS MECHANICAL AND PLUMBING DRAWINGS, REGARDING THE WORK OF OTHER TRADES RELATING TO ELECTRICAL WORK AND INSTALLATIONS.
- VERIFICATION OF EXISTING CONDITIONS
 - THE ELECTRICAL CONTRACTOR SHALL VISIT THE SITE AND SHALL FAMILIARIZE HIMSELF WITH EXISTING CONDITIONS WHICH WILL AFFECT THE WORK TO BE PERFORMED. VERIFY WITH THE BUILDING OWNER IF ANY EXISTING ITEMS MAY BE REUSED AS PART OF THE SCOPE OF WORK. THE SUBMISSION OF A PROPOSAL BY THIS CONTRACTOR SHALL BE CONCLUSIVE EVIDENCE THAT THESE SITE EVALUATIONS AND CORRESPONDENCE HAVE BEEN MADE. NO ALLOWANCE SHALL SUBSEQUENTLY BE MADE ON THE CONTRACTOR'S BEHALF FOR EXTRA EXPENSE INCURRED DUE TO FAILURE OR NEGLECT ON THEIR PART TO MAKE THIS VISIT AND EXAMINATION.
 - VERIFY IN FIELD LOCATIONS OF EXISTING UTILITIES.
 - PROVIDE NEW WALL COVER PLATES FOR EXISTING TO REMAIN RECEPTACLES, DATA AND TELEPHONE DEVICES.
 - TEST ALL EXISTING TO REMAIN DUPLEX OR QUAD RECEPTACLES IN AREAS OF CONSTRUCTION FOR CODE COMPLIANT FUNCTIONAL INSTALLATION. REPLACE ANY DEVICE FOUND TO BE NON-FUNCTIONING WITH NEW RECEPTACLE IN EXISTING LOCATION.
 - VERIFY ALL GFCI PROTECTED RECEPTACLES ARE GROUNDED AND FUNCTIONAL. REPLACE BROKEN OR DAMAGED GFCI RECEPTACLES WITH NEW FOR CODE COMPLIANT INSTALLATION.
- "RECORD" DRAWINGS SHALL BE MAINTAINED AS THE JOB PROGRESSES. DRAWINGS SHALL CONTAIN JOB RECORDED LAYOUTS WITH DIMENSION LOCATIONS OF ALL EQUIPMENT AND PIPING, INCLUDING CONCEALED PIPING. SUBMIT AS BUILT DRAWINGS TO ARCHITECT.
- ALL MATERIALS AND EQUIPMENT PROVIDED BY THIS CONTRACTOR SHALL BE NEW AND FIRST CLASS. NO REJECTS WILL BE ACCEPTABLE, THE INSTALLATION OF ALL MATERIALS AND EQUIPMENT SHALL BE MADE IN A NEAT AND WORKMANLIKE MANNER.
- ELECTRICAL CONTRACTOR SHALL GIVE ALL REQUISITE NOTICES AND OBTAIN AND PAY FOR ALL PLAN EXAMINATIONS, LICENSES AND PROJECT INSPECTIONS REQUIRED BY LOCAL OR GOVERNMENTAL AUTHORITIES.
- THIS CONTRACTOR IS RESPONSIBLE FOR ALL CUTTING AND PATCHING CAUSED BY THE ELECTRICAL SCOPE OF WORK UNLESS DIRECTED OTHERWISE BY THE GENERAL CONTRACTOR. THIS CONTRACTOR IS NOT TO CUT ANY STRUCTURAL MEMBER.
- THIS CONTRACTOR IS RESPONSIBLE FOR CLEANUP AND REMOVAL OF ANY LEFTOVER MATERIAL OR RUBBISH CAUSED BY THE INSTALLATION OF THIS WORK. ALL SUCH MATERIAL SHALL BE REMOVED FROM THE JOB SITE DAILY OR AS REQUESTED BY THE GENERAL CONTRACTOR, ARCHITECT, AND OWNER.
- PROTECT ALL EQUIPMENT, WORK AND MATERIAL FROM DAMAGE DUE TO ANY CAUSE.
- ALL WIRE SHALL BE COPPER AND BE RATED TO 194" F. MINIMUM SIZE OF BRANCH CIRCUIT WIRE SHALL BE #12 AWG. USE TYPE THHN OR XHHW FOR BRANCH CIRCUIT. ALL WIRING SHALL BE COLOR CODED AS PER LOCAL CODE. COLOR CODE SHALL IDENTIFY THE SAME PHASE THROUGHOUT THE SYSTEM FROM SERVICE SWITCH THROUGH ALL BRANCH CIRCUITRY.
- THIS CONTRACTOR SHALL PROVIDE TEMPORARY LIGHTING AND POWER FACILITIES DURING CONSTRUCTION AS DIRECTED BY ARCHITECT.
- ALL WIRING DEVICES SHALL BE AS SPECIFIED:
 - ALL STANDARD RECEPTACLES SHALL BE 120V, 20 AMP TYPE, NEMA 15-20
 - DUPLEX RECEPTACLE SHALL BE HUBBELL #5362, OR EQUAL.
 - GFI RECEPTACLE HUBBELL #GF5362, OR EQUAL.
 - ISOLATED GROUND RECEPTACLE HUBBELL #IG5362, OR EQUAL. RECEPTACLES WIRED TO CIRCUIT WITH ISOLATED GROUND SHALL BE ISOLATED GROUND TYPE.
 - USB INTEGRATED DUPLEX RECEPTACLES HUBBELL # USB20AC5W, OR EQUAL.
 - SINGLE POLE SWITCH SHALL BE HUBBELL #1221, OR EQUAL. THREE WAY SWITCH HUBBELL #1223, OR EQUAL.
 - LIGHT SWITCHES AND RECEPTACLES SHALL BE HUBBELL, AS SPECIFIED OR EQUAL AS MANUFACTURED BY BRYANT, GE, PASS & SEYMOUR, EAGLE, LEVITON.
 - COVER PLATES SHALL BE SMOOTH NYLON. FINISH TO BE SELECTED BY ARCHITECT.

- UNLESS NOTED OTHERWISE IN THE ASSOCIATED EQUIPMENT SCHEDULES, DISCONNECT SWITCHES AND STARTERS FOR ALL MECHANICAL AND PLUMBING EQUIPMENT SHALL BE FURNISHED AND INSTALLED BY ELECTRICAL CONTRACTOR.
- THE NEMA RATING OF ALL ELECTRICAL DEVICES SHALL BE SUITABLE FOR THE ENVIRONMENT IN WHICH THEY ARE INSTALLED.
- PROVIDE ISOLATED GROUND RECEPTACLES FOR ALL COMPUTER AND SERVER EQUIPMENT. COORDINATE WITH THE OWNER FOR ALL I.T. REQUIREMENTS.
- COORDINATE MOUNTING LOCATIONS OF ALL WIRING DEVICES WITH ARCHITECT.
- LIGHT FIXTURES:
 - BASE BID SHALL ASSUME ALL LIGHT FIXTURES, INSTALLED, AND WIRED BY ELECTRICAL CONTRACTOR. VERIFY IF ANY LIGHT FIXTURES ARE TO BE FURNISHED BY THE OWNER.
 - PROVIDE NEW EMERGENCY LIGHT FIXTURES WITH CODE COMPLIANT BATTERY BACK UP. POWER FROM THE UNSWITCHED LEG OF NEARBY CIRCUIT.
 - PROVIDE NEW OCCUPANCY SENSORS FOR ALL TOILET, STORAGE AND UTILITY ROOM LIGHT CONTROL.
 - PROVIDE DAYLIGHT HARVESTING LIGHTING CONTROL FOR ZONES THAT MEET THE REQUIREMENTS OF THE 2018 INTERNATIONAL ENERGY CONSERVATION CODE.
- ALL WIRING (ABOVE 50 VOLTS) SHALL BE CONCEALED IN CONDUIT. CONDUITS SHALL BE CONCEALED IN WALL, FLOOR OR CEILING. WHERE CONDUITS ARE RUN EXPOSED, THEY SHALL RUN PARALLEL OR AT RIGHT ANGLES TO WALLS. ALSO VERIFY ROUTE OF EXPOSED CONDUIT RUN WITH ARCHITECT.
- VOICE AND DATA RACEWAY FOR WALL MOUNTED OUTLETS SHALL BE AS FOLLOWS: PROVIDE A TWO-GANG J-BOX AND SINGLE OR DOUBLE GANG FLUSH WALL OPENING AS REQUIRED FOR EACH VOICE/DATA OUTLET. CONDUITS SHALL INCLUDE PULL STRINGS AND 48" RADIUS BENDS. CONDUIT STUBS SHALL INCLUDE INSULATED BUSHINGS. CONDUIT DISTANCE BETWEEN BOXES SHALL NOT EXCEED 100'. TOTAL NUMBER OF CONDUIT BENDS SHALL NOT EXCEED TWO EQUIVALENT 90 DEGREE BENDS BETWEEN BOXES. BRANCH CONDUIT SIZE SHALL BE BASED ON THE QUANTITY OF CABLES ROUTED TO EACH OUTLET. CONFIRM ACTUAL CABLE TYPE AND PHYSICAL SIZE PRIOR TO CONDUIT INSTALLATION.
- UNLESS A LONGER PERIOD IS STIPULATED IN THE CONTRACT DOCUMENTS, ELECTRICAL CONTRACTOR SHALL GUARANTEE ALL WORK INSTALLED BY HIM OR HIS SUBCONTRACTORS TO BE FREE FROM DEFECT IN MATERIAL AND WORKMANSHIP FOR A PERIOD OF ONE YEAR FROM DATE OF FINAL ACCEPTANCE (BY THE OWNER) OF THE WORK. ALL DEFECTS SHALL BE CORRECTED AT NO COST TO THE OWNER DURING THE GUARANTEE PERIOD. [OR] THE CONTRACTOR SHALL REPAIR OR REPLACE AT NO ADDITIONAL COST TO THE OWNER, ANY MATERIAL OR EQUIPMENT DEVELOPING DEFECTS OR THE CORRECTION OF DEFECTS. REPAIRS OR REPLACEMENTS SHALL BEAR ADDITIONAL GUARANTEE, AS ORIGINALLY CALLED FOR DATED FROM THE FINAL ACCEPTANCE OF THE REPAIR OR REPLACEMENT. THIS REQUIREMENT SHALL BE BINDING EVEN THOUGH IT WILL EXCEED PROJECT GUARANTEES NORMALLY FURNISHED BY SOME MANUFACTURERS. THIS CONTRACTOR SHALL SUBMIT TO THE GENERAL CONTRACTOR HIS OWN AND EACH EQUIPMENT MANUFACTURERS WRITTEN CERTIFICATES WARRANTING THAT EACH ITEM OF EQUIPMENT FURNISHED COMPLIES WITH ALL REQUIREMENTS OF THE DRAWINGS
- BRANCH CIRCUIT WIRING SHALL BE AS FOLLOWS, UNLESS NOTED OTHERWISE:
 - 15A - 20A CIRCUIT BREAKER - #12 AWG
 - 25A - 30A CIRCUIT BREAKER - #10 AWG
 - 35A - 50A CIRCUIT BREAKER - # 8 AWG
- GROUND ELECTRODES SHALL BE COPPER. ALL GROUNDING ELECTRODES THAT ARE PRESENT AT EACH BUILDING SERVED SHALL BE BONDED TOGETHER TO FORM THE GROUNDING ELECTRODE SYSTEM INCLUDING THE METAL UNDERGROUND WATER PIPE WITHIN 5 FEET OF THE SERVICE ENTRANCE AND A CONCRETE ENCASED ELECTRODE. NEC 250 & 250.52 #1 & #3.
- ELECTRICAL CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING NEC WORKING ZONES AND SERVICE CLEARANCE REQUIREMENTS FOR ALL ELECTRICAL EQUIPMENT. ANY RELOCATION OF EQUIPMENT OR REWORK OTHER TRADES RESULTING FROM AN ELECTRICAL CLEARANCE INSPECTION FAILURE SHALL BE CORRECTED BY THIS CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER.
- ELECTRICAL CONTRACTOR TO PROVIDE A LOCKOUT DEVICE FOR ALL HARDWIRED APPLIANCES NOT IN DIRECT VIEW FROM THE ELECTRICAL PANEL.
- PROVIDE A SEPARATE NEUTRAL CONDUCTOR FOR EACH CIRCUIT. CIRCUITS SHALL NOT SHARE NEUTRAL.
- ELECTRICAL CONTRACTOR TO VERIFY IN FIELD THAT ALL BRANCH CIRCUIT CONDUCTORS ARE SIZED FOR ANY VOLTAGE DROP CORRECTION SO THAT ALL CONDUCTORS COMPLY WITH CEC#2100.19(A).

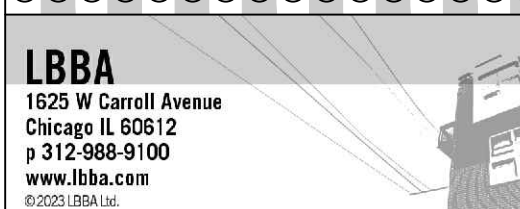
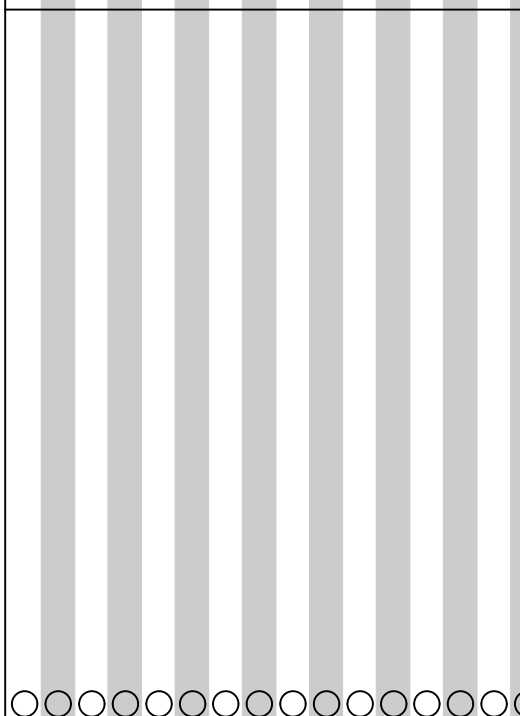
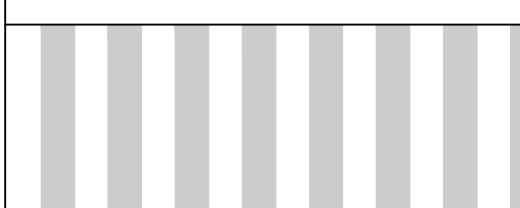
ELECTRIC DEMOLITION GENERAL NOTES:

- REMOVE EXISTING POWER DEVICES AND EQUIPMENT IN AREA OF DEMOLITION AS REQUIRED FOR SCOPE OF WORK. DISCONNECT AND DEMOLISH ALL ASSOCIATED CONDUIT AND CONDUCTORS BACK TO THEIR PANEL. PROPERLY DISPOSE OF ALL EQUIPMENT NOT BEING REUSED.
- THIS PROJECT REMOVES ALL ELECTRICAL DEVICES, LIGHT FIXTURES AND ELECTRICAL EQUIPMENT THAT DOES NOT SERVE AREAS TO REMAIN. THE SUBCONTRACTOR SHALL IDENTIFY IN THE FIELD AND DOCUMENT ANY AND ALL CONDUIT AND SERVICES THAT ARE TO REMAIN IN SERVICE FOR PORTIONS OF BUILDING NOT IN CONTRACTUAL SCOPE OF WORK PRIOR TO THE START OF ANY DEMOLITION WORK.
- THE ELECTRICAL CONTRACTOR SHALL PROVIDE TEMPORARY LIGHTING AND POWER THROUGHOUT THE AREA OF WORK AS REQUIRED BY THE ARCHITECT, OWNER AND GENERAL CONTRACTOR.
- REMOVE EXISTING TELE/DATA DEVICES IN AREAS OF DEMOLITION. DISCONNECT AND DEMOLISH ALL CONDUIT AND CONDUCTORS BACK TO EQUIPMENT PANEL.
- EXISTING ELECTRICAL POWER, LIGHTING, EQUIPMENT, TELE/DATA DEVICES, SAFETY DEVICES, ETC TO REMAIN IN AREAS TO REMAIN. MAINTAIN CONTINUITY TO ALL REMAINING DEVICES.
- EXISTING TELEVISION/CABLE DEVICES TO BE DEMOLISHED IN THE AREA OF WORK. DISCONNECT AND REMOVE CONDUIT AND CONDUCTOR BACK TO TELEVISION SIGNAL EQUIPMENT.



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.



Heart of Uptown Apartments
900 W. Windsor
Chicago, IL 60640

2218a

GENERAL NOTES

E001

3" danger zone

ABBREVIATIONS	
1P	SINGLE POLE
2P	TWO POLE
AFC	ABOVE FINISHED CEILING
AFCI	ARC FAULT CURRENT INTERRUPTER
AFF	ABOVE FINISHED FLOOR
AL	ALUMINUM
AMP	AMPERES
AWG	AMERICAN WIRE GAUGE
C	CEILING MOUNT
CATV	CABLE TELEVISION
CB	CIRCUIT BREAKER
COAX	COAXIAL
COMED	COMMONWEALTH EDISON COMPANY
CT	CURRENT TRANSFORMER
CU	COPPER
DWG	DRAWING
E.C.	ELECTRICAL CONTRACTOR
ELEC	ELECTRIC(ITY)
EMT	ELECTRICAL METALLIC TUBING
EQ	EQUIPMENT
F	FUSE OR FUSED
FC	FOOT CANDLE
FDC	FIRE DEPARTMENT CONNECTION
GF1	GROUND FAULT INTERRUPT
GRD	GROUND
GRS	GALVANIZED RIGID STEEL
HP	HORSEPOWER
Hz	HERTZ (CYCLE PER SECOND)
IC	INTERRUPTING CAPACITY
IMC	INTERMEDIATE METTALIC CONDUIT
JB	JUNCTION BOX
KVA	KILOVOLT-AMPERES
KW	KILOWATT
LTG	LIGHTING
LV	LOW VOLTAGE
M	METER
MCB	MAIN CIRCUIT BREAKER
MDE	MEDIA DISTRIBUTION ENCLOSURE
MLO	MAIN LUGS ONLY
MS	METER STACK
MTD	MOUNTED
NEC	NATIONAL ELECTRIC CODE
NF	NON-FUSED
NIC	NOT IN CONTRACT
NTS	NOT TO SCALE
NL	24/7 UNSWITCHED LIGHT FIXTURE
OC	OVERCOUNTER
OH	OVERHEAD
PB	PULLBOX
PH	PHASE
PVC	POLY VINYL CHLORIDE
RECP	RECEPTACLE
S	SWITCH
SEC	SECONDARY
SPD	SURGE PROTECTION DEVICE
SPEC	SPECIFICATION
SWBD	SWITCHBOARD
TV	TELEVISION
TYP	TYPICAL
UC	UNDERCOUNTER
UG	UNDERGROUND
UNO	UNLESS NOTED OTHERWISE
V	VOLT
VA	VOLT-AMPS
VS	VACANCY SENSOR
W	WATTS
XFMR	TRANSFORMER
WOS	WALL OCCUPANCY SENSOR
WP	WEATHERPROOF

Exit/Directional Signs	
DESCRIPTION	SINGLE FACE/DOUBLE FACE SYMBOL TAG NUMBER
FIRE ESCAPE	#1
STAIRWAY	#2
EXIT	#3
FIRE ESCAPE	#4
STAIRWAY	#5
EXIT	#6
FIRE ESCAPE	#7
STAIRWAY	#8
EXIT	#9
FIRE ESCAPE	#10
STAIRWAY	#11
EXIT	#12
ELEVATOR	#15
FIRE ESCAPE	#16
STAIRWAY	#17
EXIT	#18
FIRE ESCAPE	#19
STAIRWAY	#20
EXIT	#21
FIRE ESCAPE	#22
STAIRWAY	#23
EXIT	#24

Electric Existing Power/Low Voltage Description	
EXISTING DUPLEX RECEPTACLE NEMA 5-15	
EXISTING DUPLEX RECEPTACLE (USB) NEMA 5-15 WITH 2 CHARGING PORTS.	
EXISTING QUAD RECEPTACLE	
EXISTING NEW CEILING/FLOOR BOX DUPLEX RECEPTACLE	
EXISTING 208/230V 2 POLE RECEPTACLE	
EXISTING DUPLEX 5-20 RECEPTACLE	
EXISTING SPECIALTY RECEPTACLE	
EXISTING DATA OUTLET	
EXISTING DATA/TELE OUTLET	
EXISTING TELEPHONE	
EXISTING JUNCTION BOX	
EXISTING DISCONNECT	
EXISTING LIGHT SWITCH	
EXISTING ELECTRIC PANEL	
EXISTING EXIT SIGN	
EXISTING EXIT SIGN (SINGLE ARROW)	
EXISTING EXIT SIGN (DUAL ARROW)	
EXISTING LIGHT AND EXIT SIGN COMBO	
EXISTING LIGHT AND EXIT SIGN COMBO (SINGLE ARROW)	
EXISTING LIGHT AND EXIT SIGN COMBO (DOUBLE ARROW)	
EXISTING EMERGENCY LIGHT	
EXISTING AUDIO ALARM	
EXISTING WALL MOUNTED AUDIO VISUAL ALARM	
EXISTING FIRE ALARM PULL	
EXISTING CEILING MOUNTED OCCUPANCY SENSOR	
EXISTING DUCT SMOKE DETECTOR	
EXISTING CARD READER	
EXISTING DOOR RELEASE	
EXISTING FIRE ALARM SMOKE DETECTOR	
FIRE ALARM SMOKE DETECTOR WITH INTEGRAL HORN STROBE	
EXISTING SPEAKER W - WALL HUNG R - RECESSED	
EXISTING FLAT SCREEN LED	
EXISTING CAMERA	
EXISTING DOME CAMERA	
EXISTING WI-FI ACCESS FOR PATRONS S - SUSPENDE (AFC) SM - SURFACE MOUNTED ON FINISHED CEILING	
EXISTING SUBWOOFER S - SUSPENDE (AFC) R - RECESSED IN CEILING	
EXISTING AUDIO VIDEO JACK (18" AFF)	

PANELBOARDS	
RECESSED/FLUSH MOUNTED PANEL	
SURFACE MOUNTED PANEL	
DISTRIBUTION BOARD (SURFACE MOUNTED)	
FREE STANDING SWITCHBOARD/RACK/CABINET/HOUSING	

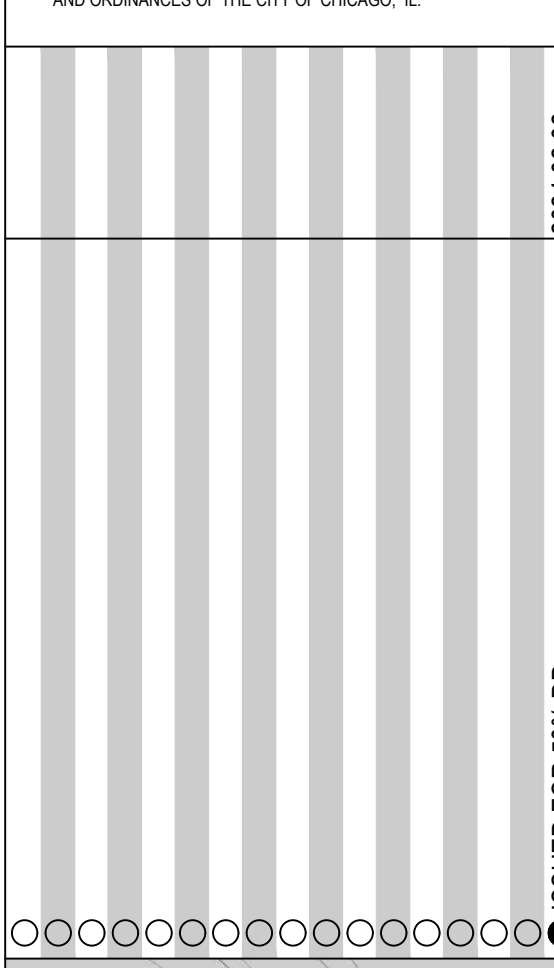
Electric Power/Low Voltage Description	
DUPLEX RECEPTACLE NEMA 5-15	
DUPLEX RECEPTACLE (USB) NEMA 5-15 WITH 2 CHARGING PORTS.	
QUAD RECEPTACLE	
NEW CEILING/FLOOR BOX DUPLEX RECEPTACLE	
208/230V 2 POLE RECEPTACLE	
DUPLEX 5-20 RECEPTACLE	
SPECIALTY RECEPTACLE	
DATA OUTLET	
DATA/TELE OUTLET	
TELEPHONE	
JUNCTION BOX	
DISCONNECT	
LIGHT SWITCH	
ELECTRIC PANEL	
EXIT SIGN	
EXIT SIGN (SINGLE ARROW)	
EXIT SIGN (DUAL ARROW)	
EMERGENCY LIGHT	
AUDIO ALARM	
WALL MOUNTED AUDIO VISUAL ALARM	
CEILING MOUNTED OCCUPANCY SENSOR	
DUCT SMOKE DETECTOR	
CARD READER	
DOOR CONTACT	
ELECTRIC STRIKE	
DOOR ENTRY	
SMOKE DETECTOR WITH BATTERY BACKUP	
SPEAKER W - WALL HUNG R - RECESSED	
FLAT SCREEN LED	
CAMERA	
EXISTING DOME CAMERA	
WI-FI ACCESS POINT	
SUBWOOFER S - SUSPENDE (AFC) R - RECESSED IN CEILING	
AUDIO VIDEO JACK (18" AFF)	
STRUCTURED MEDIA ENCLOSURE	
PUSH BUTTON	
CHIME	

EQUIPMENT TAGS	
MECHANICAL/PLUMBING EQUIPMENT TAG	



IN PROGRESS

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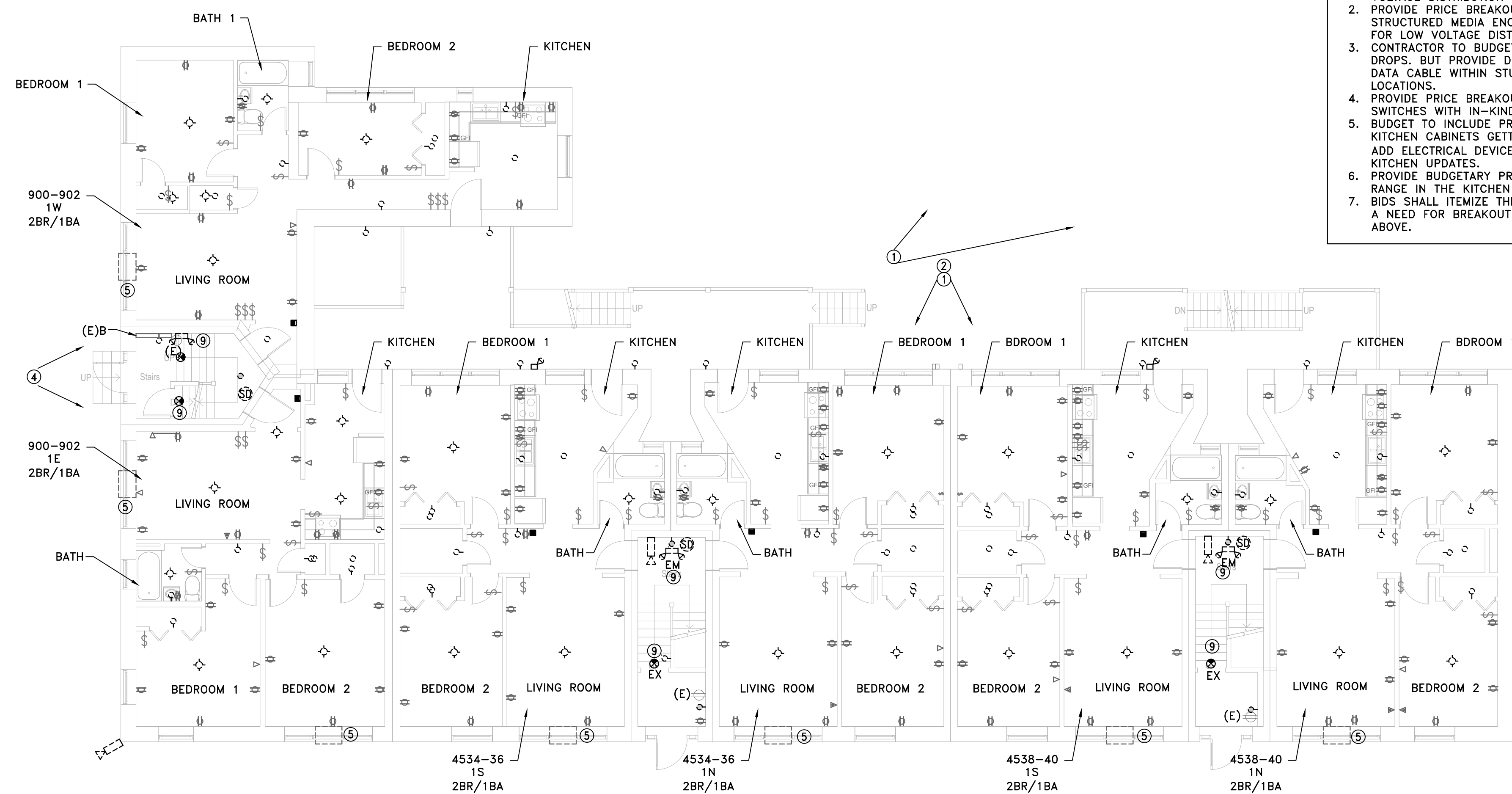
2218a

SYMBOLS AND ABBREVIATIONS

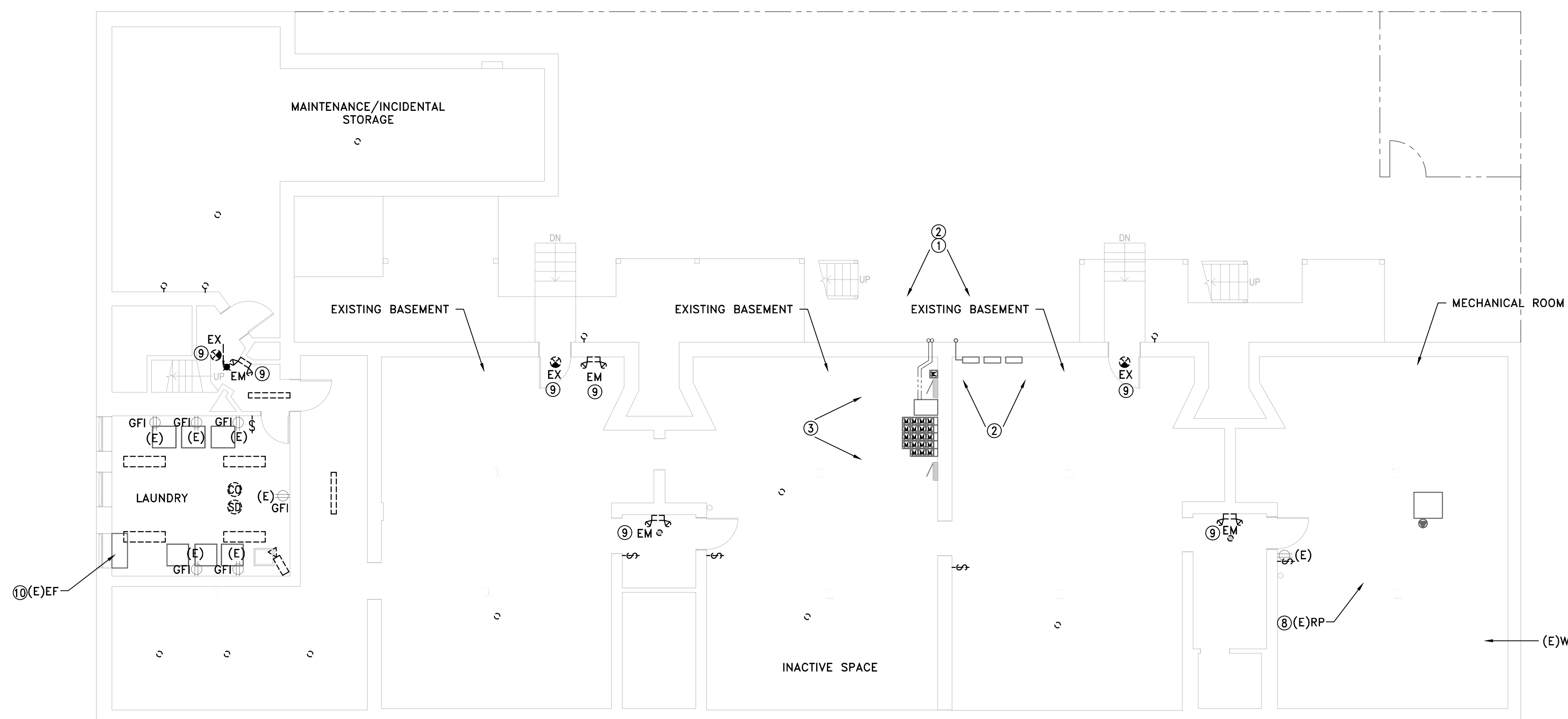
E002

2018 CHICAGO ELECTRICAL CODE

VERIFY ALL ELECTRICAL RECEPTACLES AND LIGHT FIXTURE SELECTIONS WITH OWNER AND ARCHITECT PRIOR TO PURCHASE. VERIFY FINAL LOCATION OF ALL LIGHT FIXTURES AND DEVICES WITH OWNER AND ARCHITECT PRIOR TO INSTALLATION.



2 DEMO ELECTRICAL TYPICAL 1ST THRU 3RD FLOOR PLANS
SCALE - 1/8" = 1'-0"

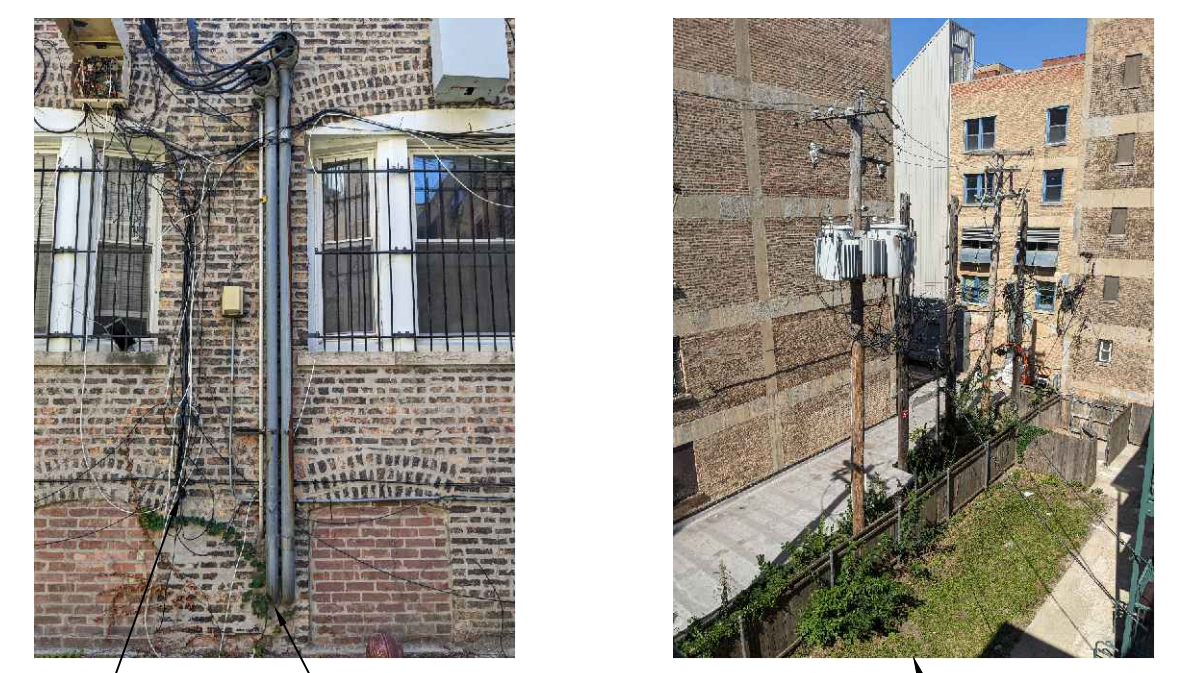


1 DEMO ELECTRICAL BASMENT PLAN
SCALE - 1/8" = 1'-0"

- PRICE BREAKOUT NOTES:**
1. PROVIDE BUDGETARY PRICING TO ADD NEW MEDIA ENCLOSURE CABINETS IN EACH DWELLING UNIT FOR LOW VOLTAGE DISTRIBUTION WITHIN THE UNIT.
 2. PROVIDE PRICE BREAKOUT TO ADD NEW LV BOX IN LIEU OF STRUCTURED MEDIA ENCLOSURE IN EACH DWELLING UNIT FOR LOW VOLTAGE DISTRIBUTION WITHIN THE UNIT.
 3. CONTRACTOR TO BUDGET ALL NEW CONDUIT FOR DATA DROPS, BUT PROVIDE DEDUCT ALTERNATE TO FISH NEW DATA CABLE WITHIN STUD BAYS AND LAND AT NEW OUTLET LOCATIONS.
 4. PROVIDE PRICE BREAKOUT FOR REPLACING ALL OUTLETS AND SWITCHES WITH IN-KIND.
 5. BUDGET TO INCLUDE PRICING FOR 50% OF APARTMENT KITCHEN CABINETS GETTING REPLACED. INCLUDE COST TO ADD ELECTRICAL DEVICES (LIKE OUTLETS /SWITCHES) FOR KITCHEN UPDATES.
 6. PROVIDE BUDGETARY PRICING TO ADD NEW ELECTRICAL RANGE IN THE KITCHEN IN EACH DWELLING UNIT.
 7. BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.

- GENERAL SHEET NOTES:**
1. ALL EXISTING OUTLETS AND SWITCHES IN UNITS WERE COPIED IN FROM THE 2007 EXISTING CONDITION PLANS. WILL NEED TO BE VERIFIED.
 2. ALL LIGHTING IN UNITS WERE COPIED IN FROM THE 2007 EXISTING CONDITION PLANS. WILL NEED TO BE VERIFIED.
 3. ALL COMMON AREAS EXISTING CONDITIONS WERE REFERENCE FROM EEC SITE VISIT. PICTURES SHOWN ARE FROM THE SITE VISIT AND HAVE BEEN CONFIRMED FOR FURTHER CONSIDERATION.
 4. ALL EXPOSED PIPING IN COMMON SPACES AND LIVING SPACES SHOULD BE DEMO'D. EQUIPMENT SHOULD BE REMOVED.
 5. ALL EXISTING CAMERAS TO BE DEMO'D AND REPLACE WITH NEW CAMERA SYSTEM.
 6. DEMO EXISTING INTERCOM SYSTEM AND ASSOCIATED DEVICES. REPLACE WITH NEW INTERCOM SYSTEM.
 7. ALL EXISTING SATELLITE DISHES TO BE REMOVED.

- KEYED NOTES:**
- 1 EXISTING ELECTRICAL INCOMING SERVICE TO REMAIN.
 - 2 EXISTING TELE/COMM INCOMING SERVICE.
 - 3 EXISTING ELECTRICAL METERS FOR HOUSE AND APARTMENT UNITS WITH INDIVIDUAL CIRCUIT BREAKER TO REMAIN.
 - 4 EXISTING EXTERIOR ENTRY INTERCOM TO BE DEMO'D AND REPLACE WITH NEW INTERCOM ENTRY SYSTEM.
 - 5 ALL EXISTING WINDOW A/C UNITS TO BE DEMOLISHED FOR FUTURE ONE-TO-ONE REPLACEMENT.
 - 6 NOT USED.
 - 7 EXISTING BOILER WATER HEATER AND STORAGE TANK TO REMAIN.
 - 8 EXISTING HOT WATER RECIRCULATION PUMP TO REMAIN.
 - 9 DEMO ALL EXISTING EMERGENCY LIGHTS AND EXIT SIGNS AND PREPARE FOR ONE-TO-ONE REPLACEMENT.
 - 10 EXISTING LAUNDRY EXHAUST FAN TO REMAIN.



IN PROGRESS

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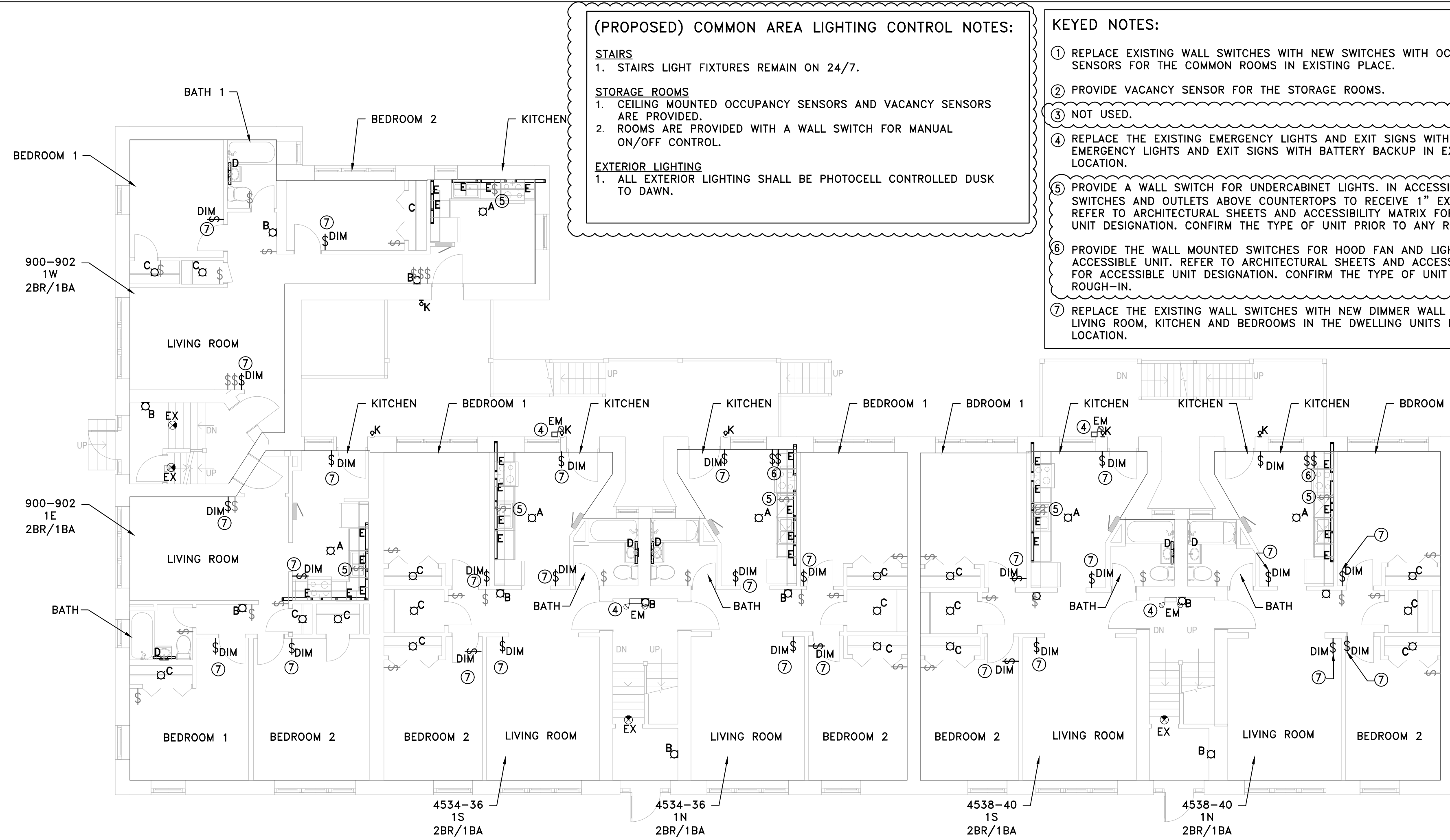
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2218a
DEMO ELECTRICAL
BASEMENT &
TYP 1ST-3RD FLOOR PLAN

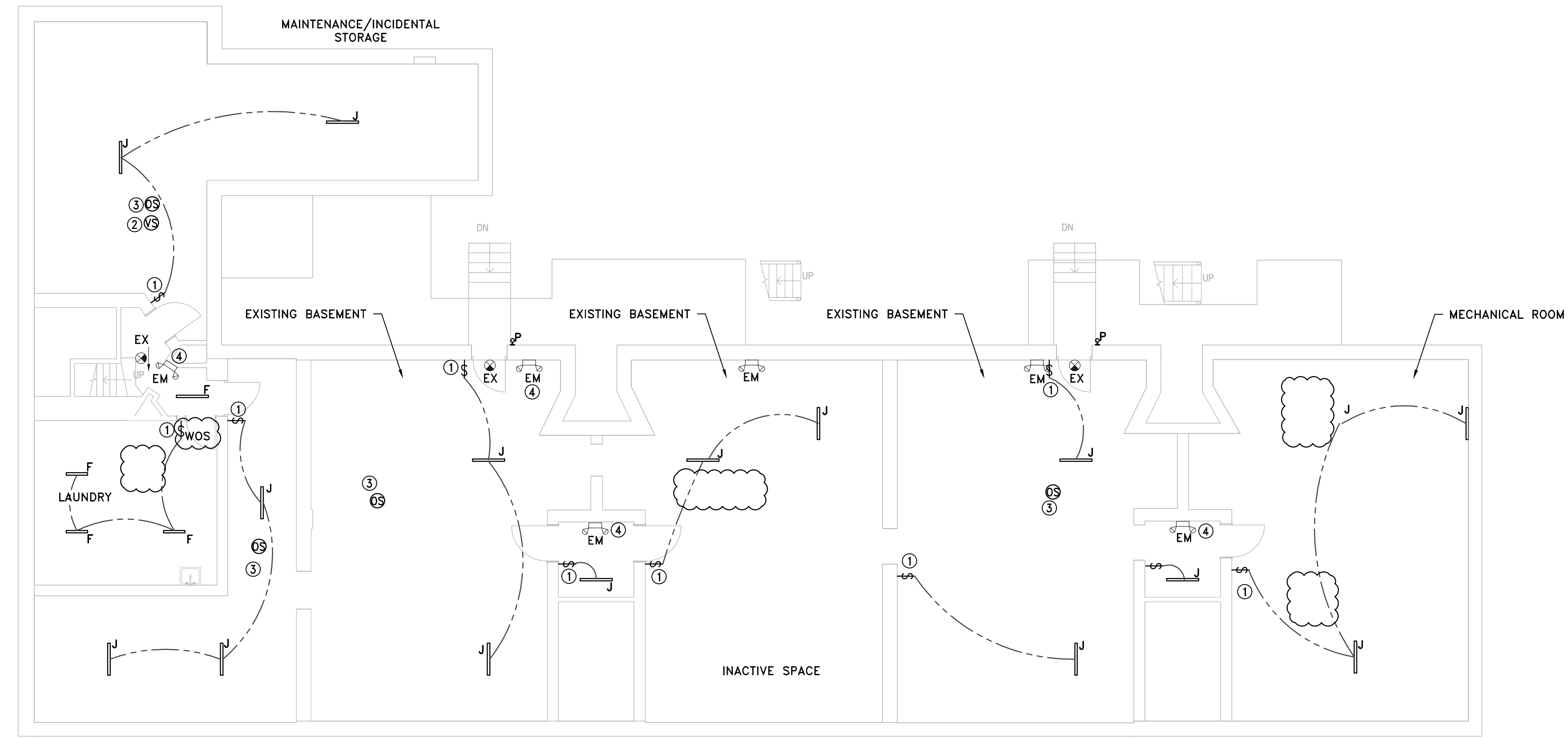
ED100

3" danger zone

3" danger zone



1 LIGHTING TYPICAL 1ST THRU 3RD FLOOR PLANS
SCALE - 1/8" = 1'-0"



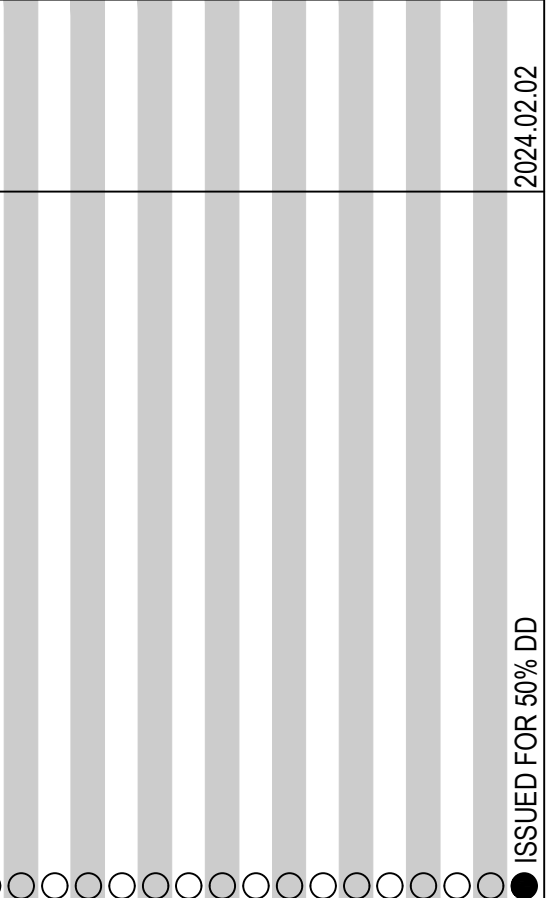
1 LIGHTING BASMENT PLAN
SCALE - 1/8" = 1'-0"

- GENERAL SHEET NOTES:**
- EXISTING ELECTRICAL LIGHTING SYSTEM SHOWN IS BASED UPON "2007-EXISTING DRAWINGS", FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE. VERIFY ALL LOCATIONS OF EQUIPMENT AND WIRING CONNECTIONS/ DEVICES IN THE FIELD.
 - CONTRACTOR SHALL VERIFY THE CONDITION AND NEW REQUIREMENT SO THAT NEW WORK CAN BE INSTALLED WITHOUT INTERFERENCE, MAKE ALL NECESSARY ROUTING AND CONNECTION AS REQUIRED.
 - EXISTING LIGHTING SYSTEM TO REMAIN AND PROVIDE NEW ADDITIONAL LIGHT FIXTURES/SWITCHES/COVERPLATES AS INDICATED ON DRAWINGS, INCLUDING WIRING AND ALL NECESSARY GROUNDING SYSTEM.
 - ALL NEW ELECTRICAL WORK IN FINISHED WALL AND CEILING AREA SHALL BE CONCEALED IN WALL OR CEILING OR REUSE EXISTING CONDUIT IF POSSIBLE. ALL NEW WALL OPENINGS SHALL BE COORDINATED WITH ARCHITECT AND CONTRACTOR PRIOR TO EXECUTION.
 - COORDINATE ALL FINISHES, COVERS, AND EXPOSED ELECTRICAL DEVICES WITH OWNER PRIOR TO PURCHASE.
 - ALL COVER PLATES (FOR SWITCHES/OUTLETS/DATA) TO BE GASKETED/SEALED.
 - REPLACE COVERPLATE OF EXISTING TO REMAIN LIGHT SWITCHES. ALTERNATE: REPLACE WITH IN KIND SWITCH.
 - WHERE LIGHT FIXTURE NOT PRESENT/SHOWN IN THE LIVING SPACES(BEDROOM, LIVING ROOMS, DINNING ROOMS) INSTALL (1) TYPE B WALL SCONCE. IF SWITCHED OUTLET EXISTS IN THAT SPACE THEN WALL SCONCE TO BE CONNECTED TO SWITCH.
- PRICE BREAKOUT NOTES:**
- PROVIDE PRICE BREAKOUT FOR REPLACING ALL SWITCHES WITH IN-KIND UNLESS NOTED OTHERWISE.
 - BUDGET TO INCLUDE PRICING FOR 50% OF APARTMENT KITCHEN CABINETS GETTING REPLACED. INCLUDE COST TO ADD ELECTRICAL DEVICES (LIKE OUTLETS /SWITCHES) FOR KITCHEN UPDATES.
 - BIDS SHALL ITEMIZE THE COST FOR EACH NOTE INDICATING A NEED FOR BREAKOUT PRICING OR ALTERNATES AND NOTES ABOVE.



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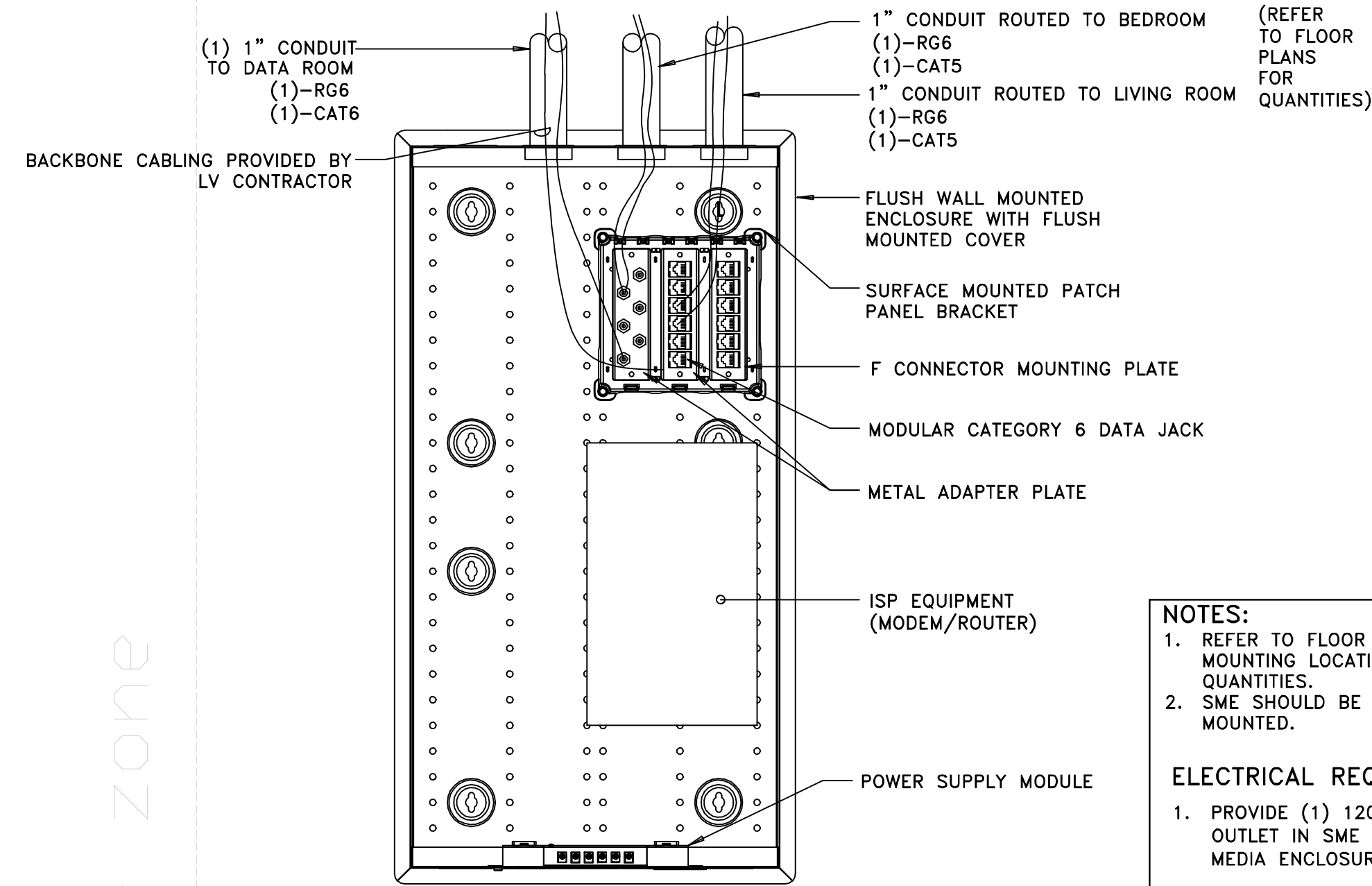
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LIGHTING BASEMENT & TYPICAL 1ST THRU 3RD FLOOR PLAN

E100

3" danger zone

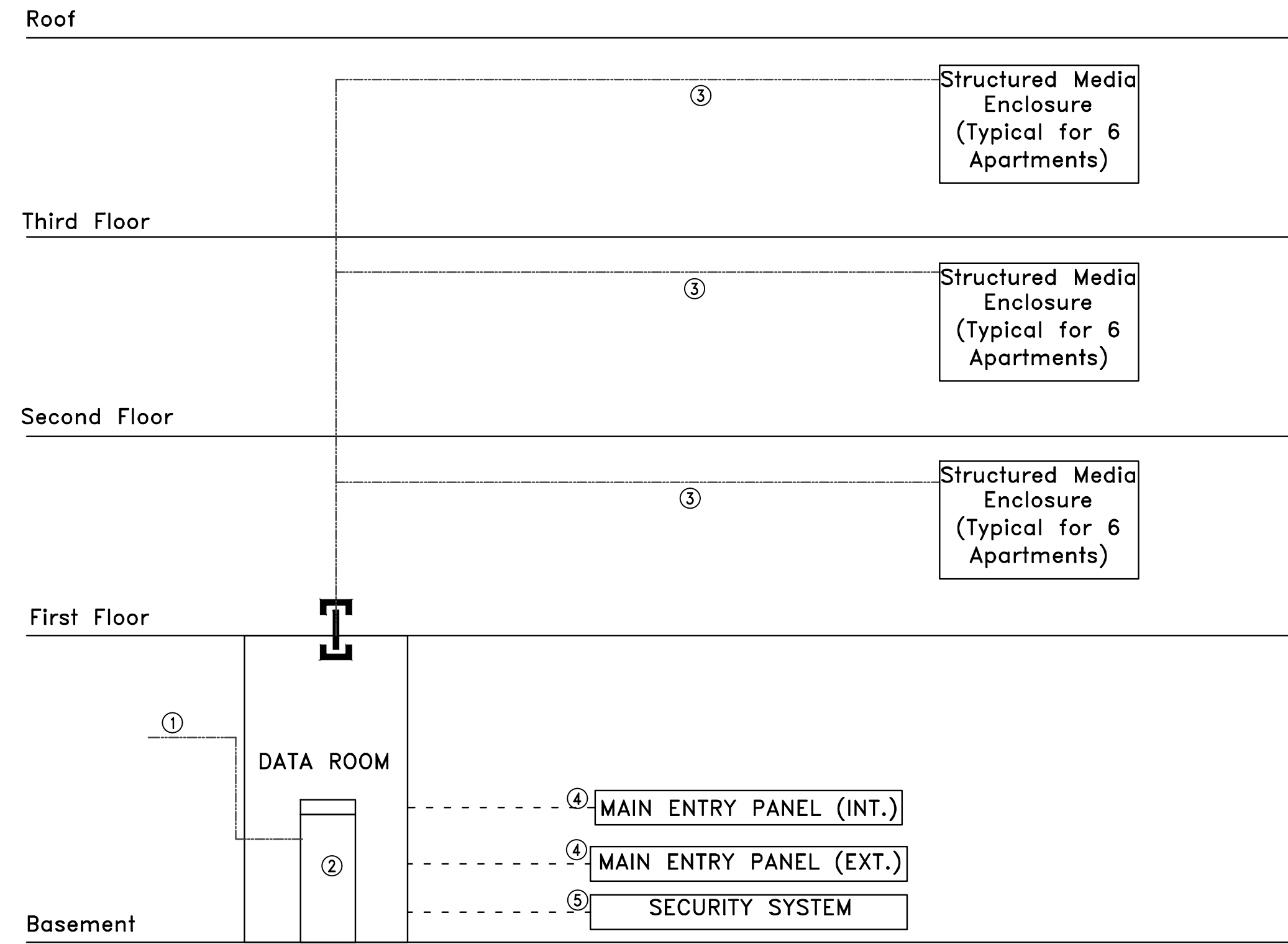


NOTES:
 1. REFER TO FLOOR PLANS FOR MOUNTING LOCATIONS AND QUANTITIES.
 2. SME SHOULD BE RECESSED MOUNTED.

ELECTRICAL REQUIREMENTS:
 1. PROVIDE (1) 120V/15A DUPLEX OUTLET IN SME (STRUCTURED MEDIA ENCLOSURE)

2 STRUCTURED MEDIA ENCLOSURE DETAIL (SME)
 No Scale

INTERNET, TELEVISION SERVICE AND BACKBONE CABLING WILL BE PROVIDED BY NETWORK SERVICE PROVIDER FROM SERVICE POLE AT BUILDING EXTERIOR TO BUILDING MDF DATA ROOM ON GROUND FLOOR AND UP ON UPPER FLOORS.



1 LOW VOLTAGE RISER DIAGRAM
 NO SCALE

GENERAL NOTES:

- THIS RISER IS DIAGRAMMATIC AND MAY NOT SHOW ACTUAL ROUTING OR QUANTITIES OF MATERIALS SHOWN. COORDINATE WITH LOW VOLTAGE CONTRACTOR FOR CONDUIT ROUTING FOR EXACT SIZE AND QUANTITY PRIOR TO ANY ROUGH-IN.

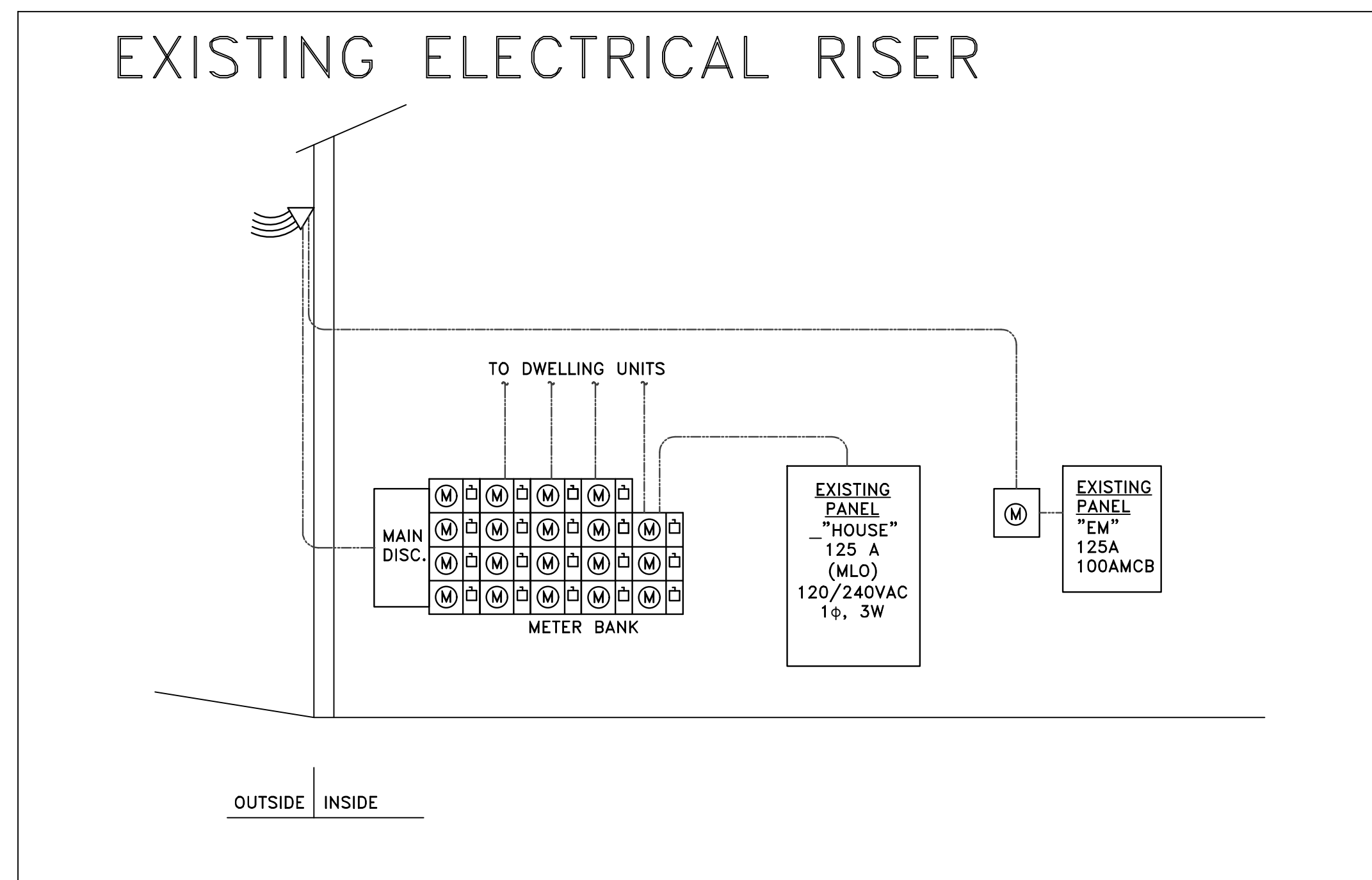
KEYED NOTES:

- OVERHEAD LOW VOLTAGE INCOMING SERVICE FROM POLE AT BUILDING EXTERIOR.
- MAIN EQUIPMENT RACK IN THE DATA ROOM.
- 1" CONDUIT FROM DATA ROOM IN THE GROUND FLOOR TO STRUCTURED MEDIA ENCLOSURE (SME) IN APARTMENT UNIT. COORDINATE IN FIELD FOR CONDUIT ROUTING WITH OTHER TRADES PRIOR TO ANY ROUGH-IN. INCLUDE (1) COAX AND (1) CAT6 ETHERNET CABLE WITH TERMINATIONS AS REQUIRED.
- INTERCOM SYSTEM:
 IF THE EXISTING SYSTEM TO REMAIN: RECONNECT THE EXISTING EQUIPMENT TO NEW LOW VOLTAGE SERVICE AS REQUIRED.
 IF THE NEW INTERCOM SYSTEM TO INSTALL: PROVIDE A NEW CONNECTION FROM NEW DATA ROOM IN THE GROUND FLOOR TO THE NEW INTERCOM DEVICE PANEL/S.
- CAMERA/SECURITY SYSTEM:
 IF THE EXISTING SYSTEM TO REMAIN: RECONNECT THE EXISTING MAIN DEVICE (OR OTHER DEVICES AS REQUIRED) OF CAMERA SYSTEM TO NEW LOW VOLTAGE SERVICE.
 IF THE NEW SECURITY SYSTEM TO INSTALL: PROVIDE A NEW CONNECTION FROM NEW DATA ROOM IN THE GROUND FLOOR TO THE NEW CAMERA SYSTEM DEVICE/S.



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ELECTRICAL RISERS

E500

TOTAL LOAD

Name WINDSOR Address 900 West Windsor Avenue
 Type of Service 1 Phase 3 Wire 120/240 Volts
 RESIDENTIAL Watts ea. _____ Volts 82,847 Watts
 HOUSE Watts ea. _____ Volts 19,075 Watts
 Total Watts 101,922 Watts
 Amps _____ 425 Amps
 x1.25 _____ 531 Amps

Existing Incoming service **600 Amps**

RESIDENTIAL LOAD (18 APARTMENT UNITS)

Name WINDSOR Address 900 West Windsor Avenue
 Type of Service 1 Phase 3 Wire 120/240 Volts
Lighting & Receptacles Load
 Total Square Foot Area 16359 SF
 Area Times 3 Watts/sf 49077 Watts
 Appliance Ckts 36 X 1500 W 54000 Watts
 Total Watts 103,077 Watts
 Demand
 First 3,000 Watts General Lighting @ 100% 3000 Watts
 Next 117,000 Watts General Lighting @ 35% 35027 Watts
 All over 120,000 Watts General Lighting @ 25% 0 Watts
 Subtotal 38027 Watts

Add
EQUIPMENT LOAD
 ELECTRIC RANGE Watts ea. _____ Volts _____ Watts
 18 RANGE HOOD 120 Watts ea. _____ Volts 1620 Watts (D.F. =75%)
 36 WAC 1200 Watts ea. _____ Volts 43200 Watts
 Total Watts 82,847 Watts
 Amps _____ 345 Amps

HOUSE LOAD

Name WINDSOR Address 900 West Windsor Avenue
 Type of Service 1 Phase 3 Wire 120/240 Volts
Lighting Load
 General Lighting load - basement
 Total Square Foot Area 5,209 SF
 Area Times 0.5 Watts/sf 2,605 Watts
 Total Watts 2,605 Watts
 Demand
 General lighting @100% 2605 Watts

Receptacles Load
 Watts 1,800 Watts
 Demand
 First 10,000 Watts @ 100% _____ Watts
 Above 10,000 Watts @ 50% _____ Watts
 Subtotal 1800 Watts

Add
EQUIPMENT LOAD
 6 WASHER/DRYER 1200 Watts ea. _____ Volts 5400 Watts (D.F. =75%)
 2 GAS WATER HEATER 240 Watts ea. _____ Volts 480 Watts
 1 BP-1 (2HP) 4464 Watts ea. _____ Volts 4464 Watts
 1 P-1 1581 _____ Volts 1581 Watts
 1 P-2 2746 _____ Volts 2746 Watts
 Total Watts 19,075 Watts
 Amps _____ 79 Amps

APARTMENT UNIT LOAD

Name WINDSOR Address 900 West Windsor Avenue
 Type of Service 1 Phase 3 Wire 120/240 Volts
Lighting & Receptacles Load
 Total Square Foot Area 926 SF
 Area Times 3 Watts/sf 2778 Watts
 Appliance Ckts 2 X 1500 W 3000 Watts w/ laundry
 Total Watts 5,778 Watts
 Demand
 First 3,000 Watts General Lighting @ 100% 3000 Watts
 Next 117,000 Watts General Lighting @ 35% 972 Watts
 All over 120,000 Watts General Lighting @ 25% 0 Watts
 Subtotal 3972 Watts

Add
EQUIPMENT LOAD
 1 ELECTRIC RANGE _____ Watts ea. _____ Volts _____ Watts (D.F AS PER CEC# TABLE 220.55)
 1 RANGE HOOD 120 Watts ea. _____ Volts 120 Watts
 2 WAC 1200 Watts ea. _____ Volts 2,400 Watts
 Total Watts 6,492 Watts
 Amps _____ 27 Amps
 x1.25 _____ 34 Amps



⑤



⑤



③④



①②

KEYED NOTES:

- ① UNIT PANEL WITH 100 AMPS MAIN BREAKER.
- ② CONTRACTOR TO PROVIDE THE AFCI PROTECTION FOR THE BEDROOM CIRCUIT.
- ③ SEPARATE CIRCUIT IS PROVIDED FOR THE BATHROOM.
- ④ TWO (2) KITCHEN APPLIANCE CIRCUITS ARE PROVIDED IN THE UNIT PANEL.
- ⑤ EXISTING EMERGENCY PANEL .
- ⑥ EXISTING HOUSE PANEL.

PANEL: APARTMENT (TYPICAL)

NEW OR EXISTING: EXISTING VOLTAGE/PHASE: 120/240, 1Ø, 3 NEUTRAL BUS: 100%
 LOCATION: DWELLING L BUS AMPS: _____ GROUND BUS: YES- BOLTED
 MOUNTING: RECESSED MAIN BREAKER: _____ ISO. GRND. BUS: NONE
 ENCLOSURE: NEMA 1 FED FROM: METER BANK FULLY RATED AIC: _____
 ENTRANCE: TOP SUB-FEED TO: NONE TVSS: NONE

LOAD DESCRIPTION	LOAD TYPE	NOTE	CKT	BKR/ POLE	A B	BKR/ POLE	CKT	NOTE	LOAD TYPE	LOAD DESCRIPTION
AIR CONDITIONER	E		1	20/1	A	100/2	2			
KITCHEN APP	R		3	20/1	B	100/2	4			
KITCHEN APP	R		5	20/1	A	15/1	6	6	R	BEDROOM
LIVING ROOM	R		7	15/1	B	15/1	8		R	BATHROOM
			9	20/1	A		10			
			11		B	402	12			ELECTRIC RANGE

BREAKER NOTES
 1) Thermal Magnetic
 2) Shunt trip
 3) Lock-out device
 4) GFEP
 5) GFIC
 6) AFCI
 7) Aux Switches
 8) HACR
 9) Existing Breaker

Type Description
 Lighting (L) =
 Receptacles (R) =
 Motors (M) =
 Electric Heating (H) =
 Equipment (E) =
 Panels (P) =
 Spare (S) =
 Space (X) =

Type Code
 L
 R
 M
 H
 E
 P
 S
 X

NOTES:

1. PROVIDE CLEAR AND COMPLETE CIRCUIT DIRECTORY WITH SUFFICIENT DETAIL FOR CIRCUIT IDENTIFICATION FOR ALL PANELS. SOURCE OF SUPPLY WILL BE PERMANENTLY MARKED FOR ALL SWITCHBOARDS, SWITCHGEAR, AND PANELBOARDS TO INDICATE EACH DEVICE OR EQUIPMENT WHERE THE POWER ORIGINATES.
2. IN DWELLING UNITS - PROVIDE ARC-FAULT CIRCUIT INTERRUPTER (AFCI) PROTECTION FOR ALL 120V, 15 OR 20 AMP BRANCH CIRCUITS SERVING OUTLETS LOCATED IN BEDROOM.
3. CIRCUIT BREAKER RATING FOR ELECTRICAL RANGES SHOULD BE PROVIDED AS PER EQUIPMENT SELECTION AND MANUFACTURER RECOMMENDATION.
4. FOR NEW CIRCUIT BREAKERS MATCH THE EXISTING KAIC RATING.

PANEL: HOUSE PANEL

NEW OR EXISTING: EXISTING VOLTAGE/PHASE: 120/240, 1Ø, 3 NEUTRAL BUS: 100%
 LOCATION: ELECTRIC R BUS AMPS: _____ GROUND BUS: YES- BOLTED
 MOUNTING: SURFACE MAIN BREAKER: _____ ISO. GRND. BUS: NONE
 ENCLOSURE: NEMA 1 FED FROM: _____ FULLY RATED AIC: 10,000
 ENTRANCE: TOP SUB-FEED TO: _____ TVSS: NONE

LOAD DESCRIPTION	LOAD TYPE	NOTE	CKT	BKR/ POLE	A B	BKR/ POLE	CKT	NOTE	LOAD TYPE	LOAD DESCRIPTION
LIGHTS MIDDLE			1	15/1	A	15/1	2			LIGHTS NORTH SIDE
LIGHTS SOUTH			3	15/1	B	30/1	4			BOILER
WASHING ROOM			5	20/1	A	15/1	6			WATER HEATER
WASHING ROOM			7	20/1	B	15/1	8			SOUTH PORCH LIGHTS
WASHING ROOM			9	20/1	A	15/1	10			TIMER
WASHING ROOM			11	20/1	B	15/1	12			PUMP
WASHING ROOM			13	15/1	A	15/1	14			
			15		B	15/1	16			CAMERA
PUMP			17	20/2	A	15/1	18			
			19		B	25/2	20			BP-1
PUMP			21	20/2	A		22			

BREAKER NOTES
 1) Thermal Magnetic
 2) Shunt trip
 3) Lock-out device
 4) GFEP
 5) GFIC
 6) AFCI
 7) Aux Switches
 8) HACR
 9) Existing Breaker

Type Description
 Lighting (L) =
 Receptacles (R) =
 Motors (M) =
 Electric Heating (H) =
 Equipment (E) =
 Panels (P) =
 Spare (S) =
 Space (X) =

Type Code
 L
 R
 M
 H
 E
 P
 S
 X

PANEL: EM PANEL

NEW OR EXISTING: EXISTING VOLTAGE/PHASE: 120/240, 1Ø, 3 NEUTRAL BUS: 100%
 LOCATION: DWELLING L BUS AMPS: _____ GROUND BUS: YES- BOLTED
 MOUNTING: RECESSED MAIN BREAKER: _____ ISO. GRND. BUS: NONE
 ENCLOSURE: NEMA 1 FED FROM: METER BANK FULLY RATED AIC: _____
 ENTRANCE: TOP SUB-FEED TO: NONE TVSS: NONE

LOAD DESCRIPTION	LOAD TYPE	NOTE	CKT	BKR/ POLE	A B	BKR/ POLE	CKT	NOTE	LOAD TYPE	LOAD DESCRIPTION
			1	100/2	A		2			
			3		B		4			
			5	15/1	A		6			
			7	15/1	B		8			
			9	15/1	A		10			
			11		B		12			

BREAKER NOTES
 1) Thermal Magnetic
 2) Shunt trip
 3) Lock-out device
 4) GFEP
 5) GFIC
 6) AFCI
 7) Aux Switches
 8) HACR
 9) Existing Breaker

Type Description
 Lighting (L) =
 Receptacles (R) =
 Motors (M) =
 Electric Heating (H) =
 Equipment (E) =
 Panels (P) =
 Spare (S) =
 Space (X) =
 Total VA =
 Total Amps =

Type Code
 L
 R
 M
 H
 E
 P
 S
 X

3" danger zone



11 N. Northwold Hwy, Suite 107
 Park Ridge, IL 60068

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2218a

ELECTRICAL SCHEDULES

E600

3" danger zone

LIGHTING FIXTURE SCHEDULE								
TAG	LOCATION	MANUFACTURER	NAME	MODEL NUMBER	VOLTS	WATTAGE	SIZE	COMMENTS
TYPE A	UNIT & COMMON AREA CEILING FIXTURE	AFX	EDGE ROUND LED SURFACE MOUNT DISC LIGHT EGRF SERIES	EGRF0811L30D1SN EGRF1216L30D1SN	120VAC	15W 22W	8" DIA. 8" DIA.	ENERGY STAR, DIMMABLE
TYPE B	WALL FIXTURE	AFX	ECLIPSE LED SCONCE ECPS SERIES	ECPS090909L30D2WH		16W	9" DIA.	ADA, DIMMABLE
TYPE C	CLOSET	AFX	TANA LED CLOSET LIGHT (ADJUSTABLE CCT) TNAF SERIES	TNAF06LAJENWH	120VAC	13W	6-7/8" DIA.	WITH PASSIVE INFRARED (PIR) SENSOR SWITCH THAT CAN BE SET TO ACTIVATE FIXTURE WHEN MOTION IS DETECTED, ENERGY STAR, LISTED FOR DAMP LOCATION
TYPE D	VANITY FIXTURE	HAMPTON BAY	WOODBURY LED INTERIOR VANITY		120VAC	24W		
TYPE E	KITCHEN UNDER CABINET	H.E. WILLIAMS	1SF LED SOLID FRONT UNDER CABINET LIGHT	1SF	120VAC	1'-5.9, 2'-11.4W, 3'-16W, 4'-20.8W		DIMMABLE
TYPE F	COMMON & OFFICE AREA CEILING/WALL FIXTURE	H.E. WILLIAMS	2" CONTINUOUS UP/DOWN - SUSPENDED	MX2UD	120VAC			
TYPE G	COMMON AREA TROFFER	H.E. WILLIAMS	LT LED TROFFER	LT----	120VAC			DIMMABLE
TYPE H	COMMON AREA STRIP	H.E. WILLIAMS	NW LED NARROW WRAP	NW	120VAC			DIMMABLE
TYPE J	SERVICE AREA FIXTURE	H.E. WILLIAMS	75 LED NARROW STRIP		120VAC			
TYPE K	EXTERIOR WALL SCONCE (PATIO ENTRIES @ CLIFTON, SUNNYSIDE, WINDSOR)							EXTERIOR FIXTURES ARE EXISTING TO REMAIN WITH NEW CONTROLS.
	EXTERIOR WALL SCONCE (FRONT ENTRY @ KENMORE)							
TYPE L	EXTERIOR WALL SCONCE (FRONT ENTRY @ KENMORE- OPTION 2) FRONT ENTRY @ WILSON							
TYPE M	EXTERIOR CEILING FIXTURE (FRONT ENTRY @ WILSON)							
TYPE N	EXTERIOR OVER DOOR FIXTURE (FRONT ENTRIES @SUNNYSIDE, WINDSOR, CLIFTON)							
TYPE P	EXTERIOR WALL FIXTURE (GANGWAY & REAR SECURITY ILLUMINATION)							
EM	VARIOUS, SEE PLANS	SURE-LITES	SELM		120V	3.4W		EMERGENCY FIXTURE WITH 90 MINUTE BATTERY BACKUP
EX	VARIOUS, SEE PLANS	SURE-LITES	CHX SERIES		120V	3W		EXIT FIXTURE WITH 90 MINUTE BATTERY BACKUP
EM2	OUTDOORS	SURE-LITES	SELDWA		120V	3.4W		EMERGENCY FIXTURE WITH 90 MINUTE BATTERY BACKUP, WET LOCATION RATED
§ VS	VARIOUS, SEE PLANS	HUBBELL	LIGHTHAWK DUAL TECHNOLOGY WALL SWITCH SENSOR	LHRMTS1-N-WH	120V			OCCUPANCY (AUTO -ON) AND VACANCY (MANUAL-ON) OPERATING MODES
§ DIM	VARIOUS, SEE PLANS	HUBBELL	ROCKER SLIDE DIMMERS	RSD710-UNV-WWL	120V			0-10V CONTROL, RATED FOR 960WATTS AT 120V.
1 E.C. TO SUPPLY ALL ACCESSORIES (MOUNTING BARS, BUTTERFLY CLIPS, JOINERS, CANOPY COVERS, END FEEDS, ETC.) TO PROPERLY INSTALL THIS FIXTURE IN RUNS AS 2 ALL EXPOSED FINISHES TO BE CONFIRMED WITH ARCHITECT 3 E.C. TO COORDINATE ALL LIGHTING FIXTURE SELECTIONS AND MOUNTING TYPES WITH ARCHITECT, OWNER, AND INTERIOR DESIGNER PRIOR TO INSTALLATION 4 ALL EXTERIOR MOUNTED FIXTURES SHALL BE SELECTED AS DARK SKY COMPLIANT FIXTURES AND BE WET LOCATION LISTED. 5 ALL DRIVERS/POWER SUPPLIES TO BE LOCATED IN ACCESSIBLE/VENTILATED LOCATIONS; COORDINATE EXACT LOCATIONS IN FIELD WITH ARCHITECT								



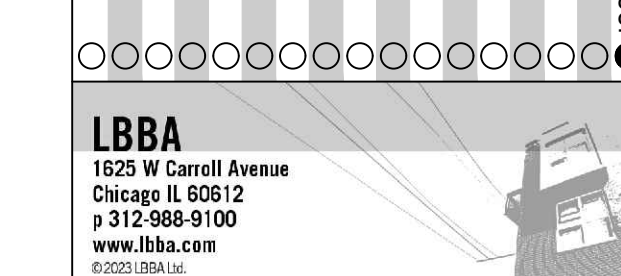
11 N. Northwood Hwy, Suite 107
Park Ridge, IL 60068

IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02

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2218a
ELECTRICAL
SCHEDULES

E601

PLUMBING GENERAL NOTES:

- 1. THIS CONTRACTOR SHALL FURNISH AND INSTALL ALL EQUIPMENT, MATERIAL AND LABOR NECESSARY TO COMPLETE THE PLUMBING AND RELATED SYSTEMS AS SHOWN AND IMPLIED FROM THESE NOTES AND DRAWINGS. PLUMBING CONTRACTOR SHALL FURNISH AND INSTALL ALL APPURTENANCES NECESSARY FOR COMPLETE WORKING PLUMBING SYSTEMS.
2. THE PLUMBING CONTRACTOR AND ALL SUBCONTRACTORS ARE TO VERIFY THE EXACT SCOPE AND RESPONSIBILITY OF THEIR WORK WITH THE GENERAL CONTRACTOR AND OWNER'S REPRESENTATIVE.
3. PRIOR TO ISSUING A PROPOSAL THE CONTRACTOR SHALL VISIT THE SITE AND SHALL FAMILIARIZE HIMSELF WITH EXISTING CONDITIONS WHICH WILL AFFECT THE WORK TO BE PERFORMED. THE CONTRACTOR SHALL REVIEW THE DEMOLITION DRAWINGS AND WORK, THE ORIGINAL DESIGN DRAWINGS FOR THE BUILDING, AS WELL AS THE VIDEO AND RECORDS OF ALL UNDERGROUND PLUMBING SYSTEMS IN THE AREA OF WORK.
4. ALL MATERIALS, WORKMANSHIP AND INSTALLATION SHALL COMPLY WITH ALL APPLICABLE BUILDING CODES, ADDENDA AND ORDINANCES AS DEFINED BY THE AUTHORITY HAVING JURISDICTION AS OF THE DATE OF THIS DRAWING RELEASE.
5. ALL SUBCONTRACTORS TO PROVIDE AND INSTALL FIRE STOPPING AROUND ALL PENETRATIONS THRU ALL FIRE-RATED WALLS AND CEILINGS.
6. UNLESS A LONGER PERIOD IS STIPULATED IN THE CONTRACT DOCUMENTS, THE PLUMBING CONTRACTOR AND ALL SUBCONTRACTORS ARE TO GUARANTEE ALL WORK AND MATERIAL FOR 12 MONTHS FROM DATE OF FINAL COMPLETION OF THE PROJECT AGAINST ALL DEFECTS OF MATERIAL, EQUIPMENT AND WORKMANSHIP.
7. THE PLUMBING CONTRACTOR SHALL OBTAIN AND PAY FOR ALL NECESSARY PERMITS AS REQUIRED FOR HIS WORK AND PAY FOR ALL NECESSARY INSPECTIONS AS REQUIRED.
8. VERIFY FLOOR PLANS AND LAYOUTS WITH CURRENT ARCHITECTURAL FLOOR PLANS AND WITH THE GENERAL CONTRACTOR REVISIONS.
9. THE GENERAL CONTRACTOR CONDITIONS, SUPPLEMENTARY CONDITIONS AND GENERAL REQUIREMENTS ARE PART OF THIS SCOPE OF WORK.
10. THE DIAGRAMS ARE SCHEMATIC. ACTUAL ROUTING OF ALL PIPING IS TO BE REVIEWED WITH THE GENERAL CONTRACTOR.
11. THIS CONTRACTOR SHALL FOLLOW DRAWINGS IN LAYING OUT WORK AND CHECKING DRAWINGS OF OTHER TRADES TO VERIFY SPACES IN WHICH WORK WILL BE INSTALLED.
12. ALL PLUMBING EQUIPMENT AND MATERIALS SHALL BE NEW AND OF THE BEST QUALITY.
13. SEE PLUMBING EQUIPMENT SPECIFIED ON THESE DRAWINGS.
14. THIS CONTRACTOR SHALL COOPERATE TO ELIMINATE CONFLICTS WITH THAT OF OTHERS AND SHALL BE RESPONSIBLE FOR ALL CONFLICTS BETWEEN HIS WORK AND THAT OF OTHERS.
15. THIS CONTRACTOR IS RESPONSIBLE FOR ALL CUTTING AND PATCHING CAUSED BY THE PLUMBING SCOPE OF WORK UNLESS DIRECTED OTHERWISE BY THE GENERAL CONTRACTOR.
16. LABOR SHALL BE PERFORMED RAPIDLY, CONSISTENT WITH THE PROJECT SCHEDULE AND IN A WORKMANLIKE MANNER TO THE SATISFACTION OF THE GENERAL CONTRACTOR AND OWNER.
17. THIS CONTRACTOR SHALL PROVIDE ALL NECESSARY SUPPORT AND HANGERS FOR PIPING AND EQUIPMENT AS REQUIRED.
18. THIS CONTRACTOR IS RESPONSIBLE FOR CLEANUP AND REMOVAL OF ANY LEFTOVER MATERIAL OR RUBBISH CAUSED BY THE INSTALLATION OF THIS WORK.
19. PROTECT ALL EQUIPMENT, WORK AND MATERIAL FROM DAMAGE DUE TO ANY CAUSE.
20. PRESSURE TESTING OF THE ENTIRE DOMESTIC WATER PIPING SYSTEM AND RELATED SYSTEMS SHALL BE MADE, AND ALL COSTS INVOLVED SHALL BE INCLUDED AS PART OF THE CONTRACT.
21. PLUMBING MATERIALS:
A. SERVICE: HOT TEMPERED AND COLD WATER THREE (3) INCHES AND SMALLER.
i. PIPE MATERIAL: TYPE "L" COPPER AND BRONZE SOLDER JOINTS FOR ABOVE GROUND PIPING. UNDERGROUND SERVICE AND/OR DISTRIBUTION WATER PIPING SHALL BE TYPE "K" COPPER, SOFT ANNEALED.
ii. FITTING MATERIAL: WROUGHT COPPER AND BRONZE SOLDER JOINTS FOR ABOVE GROUND PIPING. UNDERGROUND SERVICE WATER PIPING SHALL HAVE NO FITTINGS OR FLARED JOINTS.

- B. SERVICE: SANITARY WASTE (RESIDENTIAL AREAS).
i. PIPE MATERIAL: SCHEDULE 40 PVC PIPE
ii. FITTING MATERIAL: SCHEDULE 40 PVC FITTINGS.
C. SERVICE: SANITARY WASTE (COMMON AREAS).
i. PIPE MATERIAL: CAST IRON SERVICE WEIGHT FITTING MATERIAL: CAST IRON DRAINAGE FITTINGS
D. SERVICE: SANITARY VENT (COMMON AREAS).
i. PIPE MATERIAL: TYPE "L" COPPER
ii. FITTING MATERIAL: WROUGHT COPPER WITH SOLDER JOINTS.

22.INSULATION[RESIDENTIAL]:

- A. DOMESTIC WATER PIPING: R-3 MINIMUM, SUCH AS 1/2" ARMAFLEX (OR ALTERNATE MEETING MINIMUM R-VALUE).

23.INSULATION [COMMON AREAS]:

- A. DOMESTIC HOT WATER (UP TO 140F) SUPPLY AND RETURN PIPING:
i. ABOVE GROUND: RATED 450° F MAX., HEAVY DENSITY FIBERGLASS WITH CONTINUOUS VAPOR BARRIER AND ALL-SERVICE JACKET. ONE (1") INCH THICKNESS FOR PIPES SMALLER THAN 1-1/2". ONE AND ONE HALF (1-1/2") THICKNESS FOR PIPES 1-1/2" AND LARGER.
ii. UNDERGROUND: CLOSED CELL FOAM, UN-SLIT RUBATEX OR SIMILAR INSULATION RATED FOR DIRECT BURIAL. ONE (1") INCH THICKNESS FOR PIPES SMALLER THAN 1-1/2". ONE AND ONE HALF (1-1/2") THICKNESS FOR PIPES 1-1/2" AND LARGER.
B. DOMESTIC COLD WATER PIPING: THOUGH NOT REQUIRED BY CODE, PROVIDE RATED 450° F MAX., HEAVY DENSITY FIBERGLASS WITH CONTINUOUS VAPOR BARRIER AND ALL-SERVICE JACKET AS REQUIRED TO AVOID CONDENSATION. ONE HALF (1/2") INCH THICKNESS FOR PIPES SMALLER THAN 1-1/2". ONE (1") INCH THICKNESS FOR PIPES 1-1/2" AND LARGER.
C. VALVES AND FITTINGS: INSULATING CEMENT AND CLOTH JACKET (WITH VAPOR BARRIER ON COLD WATER) OR PRE-FORMED "ZESTON" FITTINGS.

24.INSTALLATION:

- A. PLUMBING CONTRACTOR SHALL INSTALL AIR CHAMBERS OR SHOCK ABSORBERS AT ALL FIXTURE CONNECTIONS AND AT THE TOP OF ALL RISERS.
B. HORIZONTAL PIPING SHALL BE SUPPORTED FROM STRUCTURE ABOVE AND AS REQUIRED BY CODE. PIPE SUPPORTS SHALL BE SPACED NO MORE THAN TEN (10) FEET APART.
C. CONTRACTOR TO INSTALL AIR VENTS, WHETHER SHOWN ON DRAWINGS OR NOT, IN LOCATIONS NECESSARY TO PROVIDE MEANS TO VENT ALL UNWANTED AIR IN SYSTEM.
D. BRANCH PIPING SHALL HAVE ACCESSIBLE SERVICE VALVES AND ALL FIXTURES MUST HAVE SHUT-OFFS AT THE FIXTURES. ALL SHUT-OFF VALVES SHALL BE FULL PORT BALL VALVES, UNLESS NOTED OTHERWISE.
E. FIXTURES TO BE COMPLETE WITH SUPPLY PIPES WITH STOPS. SUPPLIES AND STOPS TO BE CHROME PLATED WHERE EXPOSED TO VIEW.
F. UPON COMPLETION OF WORK BUT PRIOR TO FINAL SYSTEM TESTING, ALL PARTS OF INSTALLATION SHALL BE THOROUGHLY CLEANED. FIXTURES, EQUIPMENT, PIPE, VALVES AND FITTINGS SHALL BE COMPLETELY CLEANED OF GREASE, METAL CUTTINGS, DIRT, ETC. PROTECTIVE COVERS SHALL BE REMOVED AND FIXTURES (INCLUDING LAVATORY AND WATER CLOSET FIXTURES) SHALL BE THOROUGHLY CLEANED AND SANITIZED IN ACCORDANCE WITH CODE.
G. PROVIDE DIELECTRIC ISOLATOR FITTINGS FOR ALL DISSIMILAR PIPING MATERIAL CONNECTIONS. BRASS FITTINGS SHALL NOT BE ACCEPTED FOR THIS PURPOSE.
H. SANITARY PIPING BELOW GRADE SHALL BE 4" MINIMUM. FOR SIZES SEE DRAWINGS. STORM PIPING BELOW GRADE SHALL BE 3" MINIMUM PER CHICAGO CODE.
I. TANK TYPE WATER HEATERS SHALL BE PROVIDED WITH HEAT TRAP PIPING, CODE COMPLIANT PRESSURE RELIEF VALVES, SAFETY DRAIN PANS AND DRAIN PIPING TO THE NEAREST FLOOR DRAIN.
J. TRAPS THAT ARE SUBJECT TO EVAPORATION SHALL BE OF THE DEEP SEAL TYPE. FILL WITH VEGETABLE OR MINERAL OIL TO MAINTAIN TRAP SEAL PER CHICAGO CODE.

25.PLUMBING TEST

- A. BEFORE COVERING OR CONCEALING ANY PIPING OR WORK WITH INSULATION OR BY BACKFILLING ALL SUCH PIPES AND OTHER PIPE WORK IN THIS SECTION SHALL BE TESTED AS REQUIRED BY THE LOCAL CODES AND THE ILLINOIS STATE PLUMBING CODE. ALL EQUIPMENT AND MATERIALS REQUIRED FOR TESTING AND INSPECTION SHALL BE FURNISHED BY THIS CONTRACTOR. IF INSPECTIONS OR TESTS SHOW DEFECTS, SUCH DEFECTIVE MATERIAL OR WORK SHALL BE REPLACED BY THIS CONTRACTOR, THE COST OF WHICH SHALL BE BORNE BY HIM. TESTS SHALL BE WITNESSED BY THE PLUMBING INSPECTOR (PART 890.1910).
B. CAULKING OF DEFECTIVE SCREWED JOINTS, CRACKS OR HOLES WILL NOT BE PERMITTED. UPON SATISFACTORY COMPLETION AND FINAL TEST OF THE SYSTEM, THE CERTIFICATIONS OF APPROVAL ISSUED BY THE PROPER AUTHORITIES SHALL BE PRESENTED TO THE OWNER BY THE CONTRACTOR.
C. THE CONTRACTOR SHALL NOTIFY THE OWNER WHEN TESTS ARE TO BE CONDUCTED. IN NO CASE SHALL THE TEST CONSIST OF LESS THAN THE REQUIREMENTS AS SET FORTH IN THE ILLINOIS PLUMBING CODE, LATEST REVISIONS. ALL FOREIGN MATTER SHALL BE FLUSHED OR BLOWN OUT OF ALL PIPES, FIXTURES, EQUIPMENT, ETC. LEAVING ALL ITEMS CLEAN AND READY TO USE.

26.THE ENTIRE WATER DISTRIBUTION SYSTEM SHALL BE CHLORINATED AND TESTED, WITH RESULTS SENT TO IDPH.

27.THE PLUMBING CONTRACTOR SHALL JET ALL DRAINAGE LINES AT THE END OF CONSTRUCTION, PRIOR TO TURNOVER TO ELIMINATE ANY DEBRIS THAT MAY BE STUCK IN THE LINE. INVITE THE OWNER TO WITNESS THIS FINAL JETTING PROCESS.

"RECORD" DRAWINGS SHALL BE MAINTAINED AS THE JOB PROGRESSES, ON RECORD PRINTS OF ALL CONCEALED PIPING AND EQUIPMENT IN THE ENTIRE CONTRACT. DRAWINGS SHALL CONTAIN JOB RECORDED LAYOUTS WITH DIMENSION LOCATIONS OF ALL CONCEALED PIPING. SUBMIT AS BUILT DRAWINGS TO ARCHITECT.

PLUMBING GENERAL DEMOLITION NOTES:

- 1. PRIOR TO MOBILIZING THE DEMOLITION EFFORT, THE CONTRACTOR SHALL SCOPE, LOCATE AND VIDEO THE ENTIRE UNDERGROUND PLUMBING SYSTEM IN THE AREA OF WORK. IF THIS PROCESS INDICATES A NEED FOR REDESIGN BY THE ENGINEER OF RECORD, PROVIDE A DRAWING MARK UP SHOWING THE ACTUAL ROUTE, INVERT DEPTHS AND THE VIDEO OF THE SCOPING EFFORT.
2. FIELD VERIFY ALL EXISTING GALVANIZED PIPING THROUGHOUT THE BUILDING. BASE BID SHALL INCLUDE DEMOING AND REPLACING ALL GALVANIZED PIPING THAT IS NOTED OR IMPLIED IN THE DRAWING NOTES WHICH WERE DERIVED FROM MULTIPLE SITE INVESTIGATIONS AND KNOWLEDGE OF STANDARD PRACTICES AT THE TIME OF BUILDING CONSTRUCTION. CONTRACTOR TO SUBMIT BID RFI'S TO CONFIRM THE EXTENT OF THIS REQUIREMENT.
3. SERVICES TO THE EXISTING BUILDING SHALL BE KEPT IN CONTINUOUS OPERATION INCLUDING SEWERS, DOMESTIC HOT AND COLD WATER. IF IT IS NECESSARY TO ISOLATE FLOW TO OR FROM OTHER [CONDO] UNITS IN ISOLATING SUPPLY TO THE AREA OF WORK, THE CONTRACTOR SHALL NOTIFY THE OWNER AS REQUIRED IN THE GENERAL DEMOLITION NOTES. PROVIDE NEW ISOLATION VALVES ON DOMESTIC WATER BRANCHES RUNNING TO THE AREA OF WORK SO THAT ANY FUTURE ALTERATIONS DO NOT REQUIRED IMPACT TO NEIGHBORING UNITS.
4. EXISTING UNDERGROUND BUILDING SEWERS, REGARDLESS OF THEIR AGE, MAY BE REUSED IF THE PIPE HAS BEEN APPROVED FOLLOWING AN INSPECTION BY CLOSED CIRCUIT TELEVISION IN THE PRESENCE OF PERSONNEL OF THE DEPARTMENT OF WATER MANAGEMENT.
5. EXISTING BUILDING SEWERS AND DRAINS SHALL CONNECT WITH NEW BUILDING SEWER AND DRAINAGE SYSTEMS ONLY WHEN FOUND BY EXAMINATION AND TEST TO CONFORM TO THE NEW SYSTEM IN QUALITY OF MATERIAL.

Plumbing Symbol and Description

Table with 2 columns: Plumbing Symbol and Description. Symbols include various line styles for cold/hot water, sanitary waste, storm, vent, buried waste, and various valves like RPZ, DCV, and backflow preventers.

ABBREVIATION AND EQUIPMENT TAGS

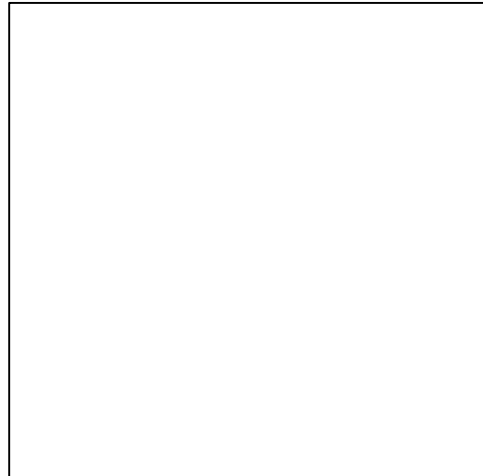
Table with 2 columns: Abbreviation and Equipment Tags. Includes symbols for mechanical/plumbing equipment tags, kitchen equipment tags, sanitary riser tags, and plumbing fixture tags.

Plumbing Abbreviations

Table with 2 columns: Plumbing Abbreviations. Lists abbreviations such as AD, BFP, BP, CO, DCV, DS, DSN, DW, ET, EWC, FCO, FD, FS, FPWH, FPRH, GCO, GG, GT, HB, HD, HS, KS, LAV, MS, ORD, PRV, RD, RP, RPZ, SE, SH, SK, SP, TD, TMV, TOB, TUB, TP, UR, VTR, W, WCO, WC, WH, YCO, AP, BOP, CI CB, CO, DS, DSN, DFU, DN, DT E, ETR, GALV, GC, GDV, GPF, GPM, I.E., ISO, NC, OFN, OSD, OV, OW, PC, PD, TP, WSFU, UNO.

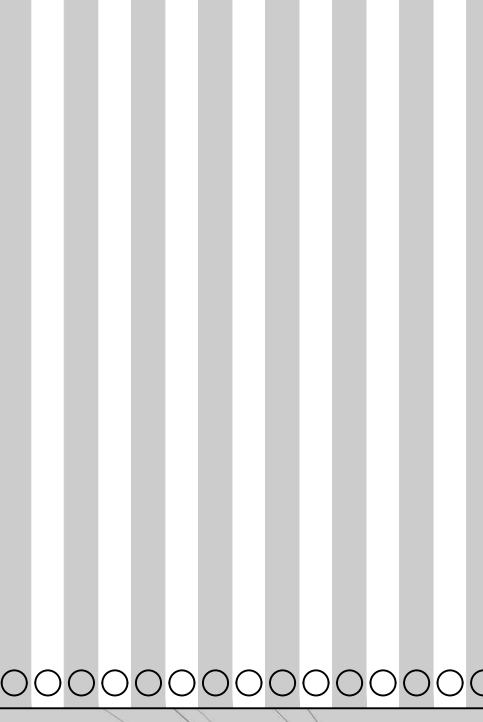
PLUMBING RISER TAG KEY:

Table with 2 columns: Riser Tag Key. Includes TYPE (T=TOILET RISER, K=KITCHEN RISER, M=MECHANICAL RISER, R=ROOF DRAIN RISER, L=LAUNDRY RISER, S=SHOWER/TUB RISER, V=VENT RISER, D=DOMESTIC WATER RISER) and LOCATION (#=WHERE APPLICABLE, NUMBER SHALL CORRESPOND WITH THE NEAREST TYPICAL UNIT NUMBER).



IN PROGRESS

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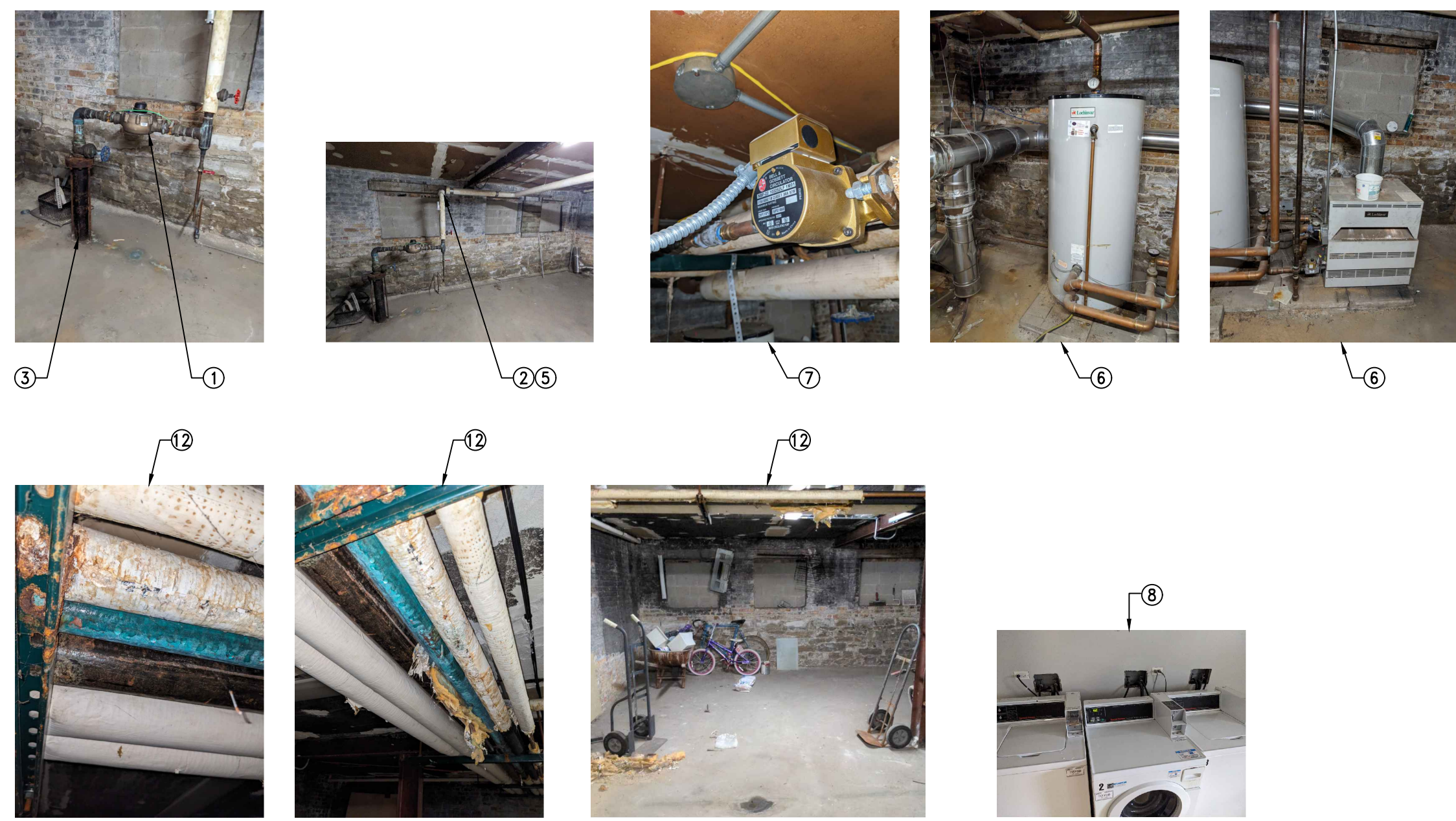


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GENERAL NOTES, SYMBOLS AND ABBREVIATIONS

P001

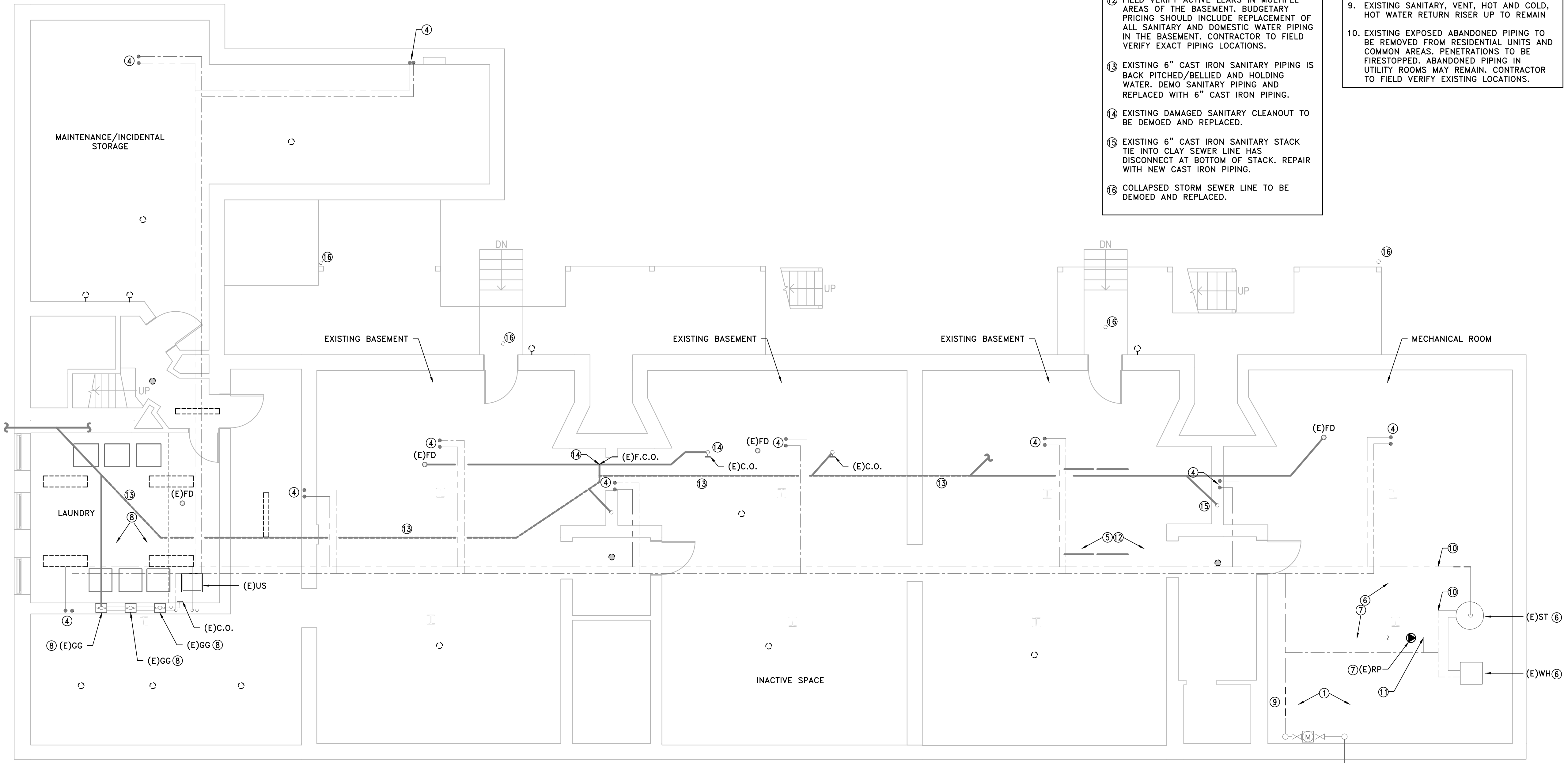


- PRICE BREAKOUT NOTES:**
- BUDGETARY PRICING SHALL INCLUDE REPLACEMENT OF APARTMENT UNDERGROUND SANITARY LINES WITH CAST IRON PIPING. CONTRACTOR SHALL SCOPE, TELEVISION, AND LOCATE ALL EXISTING UNDERGROUND SANITARY PIPING.
 - EVALUATE CONDITION OF MANHOLE COVERS IN THE FRONT OF THE BUILDING. IF NON FUNCTIONAL, NOTIFY ARCHITECT TO PRICE OUT REPLACEMENT.
 - EVALUATE ALL HOT WATER RECIRC VALVES FOR POTENTIAL REPLACEMENT. IF NON FUNCTIONAL, NOTIFY ARCHITECT TO PRICE OUT REPLACEMENT

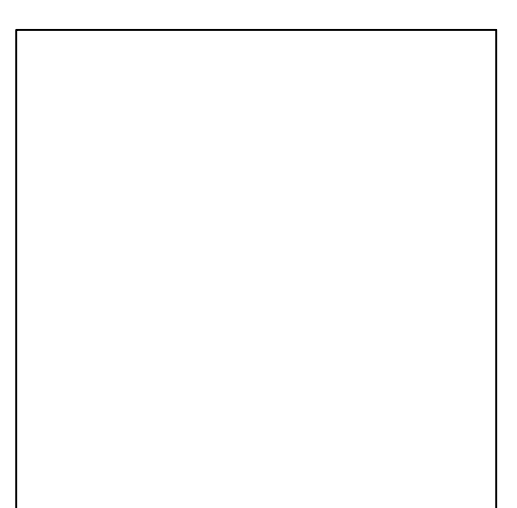
- KEYED NOTES:**
- EXISTING 2" WATER METER AND SERVICE TO REMAIN.
 - REPLACE 2" MAIN DISTRIBUTION PIPE INSULATION.
 - EXISTING VERTICAL 4" LINE SHOULD BE REPLACED TO THE ELBOW CONNECTION BELOW GRADE
 - EXISTING HOT AND COLD WATER RISER UP TO REMAIN
 - INSULATE BASEMENT DOMESTIC WATER SYSTEM. PROPERLY INSULATE WITH SADDLE HANGERS OUTSIDE THE INSULATION.
 - EXISTING BOILER WATER HEATER AND STORAGE TANK TO REMAIN.
 - EXISTING HOT WATER RECIRCULATION PUMP TO REMAIN.
 - LAUNDRY HOT AND COLD WATER HOOKUPS SHOULD BE REPLACED.
 - DEMO SOME PORTION OF THE DOMESTIC MAIN PIPING DOWNSTREAM THE WATER METER IN THE CEILING WITH NEW SERVICE VALVES TO INSTALL NEW BOOSTER PUMP. REFER TO NEW PLUMBING PLANS
 - DEMO SOME PORTION OF THE STORAGE TANK HOT AND COLD WATER PIPING TO INSTALL NEW MIXING VALVE. REFER TO NEW PLUMBING PLANS
 - DEMO SOME PORTION OF THE HOT WATER RETURN PIPING TO INSTALL NEW MIXING VALVE. REFER TO NEW PLUMBING PLANS
 - FIELD VERIFY ACTIVE LEAKS IN MULTIPLE AREAS OF THE BASEMENT. BUDGETARY PRICING SHOULD INCLUDE REPLACEMENT OF ALL SANITARY AND DOMESTIC WATER PIPING IN THE BASEMENT. CONTRACTOR TO FIELD VERIFY EXACT PIPING LOCATIONS.
 - EXISTING 6" CAST IRON SANITARY PIPING IS BACK PITCHED/BELLIED AND HOLDING WATER. DEMO SANITARY PIPING AND REPLACED WITH 6" CAST IRON PIPING.
 - EXISTING DAMAGED SANITARY CLEANOUT TO BE DEMOED AND REPLACED.
 - EXISTING 6" CAST IRON SANITARY STACK TIE INTO CLAY SEWER LINE HAS DISCONNECT AT BOTTOM OF STACK. REPAIR WITH NEW CAST IRON PIPING.
 - COLLAPSED STORM SEWER LINE TO BE DEMOED AND REPLACED.

- GENERAL NOTES:**
- EXISTING PIPING ARE BASED UPON 2007 EXISTING DRAWINGS, FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE TO BE VERIFIED BUT IS ADEQUATE FOR AN INITIAL SCOPING PRICING. VERIFY ALL SIZES AND LOCATIONS IN THE FIELD.
 - THE BUILDING BASE BID SHALL INCLUDE DEMOING AND REPLACING ALL GALVANIZED PIPING. REPLACE ALL VENT WITH COPPER. REPLACE ALL SANITARY DRAIN WITH CAST IRON IN COMMON AREAS. REPLACE ALL RESIDENTIAL SANITARY DRAIN WITH PVC PIPING.
 - BUDGETARY PRICING SHOULD INCLUDE CONTINGENCY FOR 25% REPLACEMENT OF EXISTING COLD WATER PIPING IN THE BASEMENT, AND FULL RE-INSULATION AND LABELING.
 - REPLACE PVC PIPING USED IN SANITARY REPAIRS WITH CAST IRON IN THE PUBLIC AREAS. FIELD VERIFY EXACT LOCATIONS.
 - FIELD VERIFY UNINSULATED WATER PIPING SYSTEM IN THE BASEMENT. PIPING SHOULD BE INSULATED. SEE PLUMBING NOTES FOR INSULATION REQUIREMENTS
 - FIELD VERIFY EXISTING LOCATIONS OF PVC PENETRATIONS THROUGH 2 HOUR WALLS. PROVIDE REQUIRED CRIMP COLLARS FOR CODE COMPLIANCE
 - RE-ROUTE PIPING AS REQUIRED TO COORDINATE WITH POSSIBLE NEW STRUCTURAL WORK. FIELD VERIFY EXACT LOCATION OF EXISTING PIPING. COORDINATE WITH ALL TRADES.
 - EXISTING SANITARY, VENT, HOT AND COLD, HOT WATER RETURN RISER UP TO REMAIN
 - EXISTING EXPOSED ABANDONED PIPING TO BE REMOVED FROM RESIDENTIAL UNITS AND COMMON AREAS. PENETRATIONS TO BE FIRESTOPPED. ABANDONED PIPING IN UTILITY ROOMS MAY REMAIN. CONTRACTOR TO FIELD VERIFY EXISTING LOCATIONS.

2 EXISTING CONDITIONS
N.T.S.

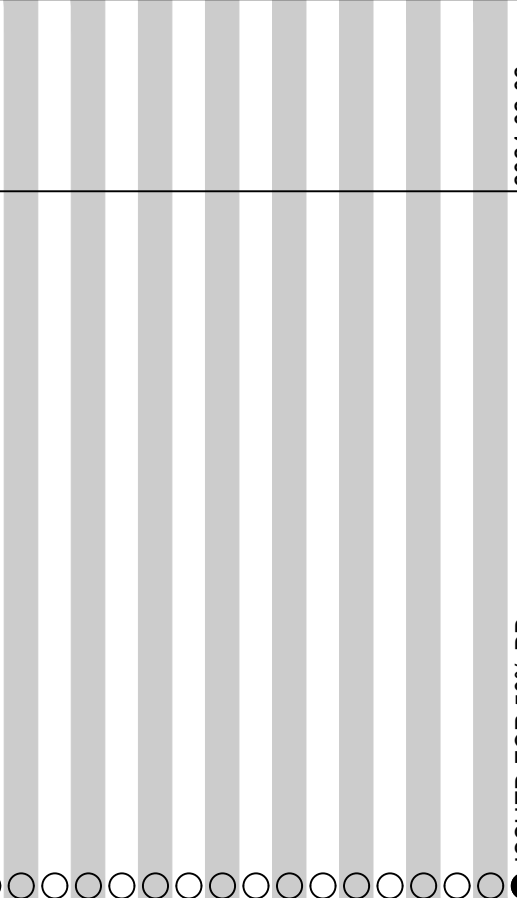


1 DEMO PLUMBING BASEMENT PLAN
SCALE - 3/16" = 1'-0"



IN PROGRESS

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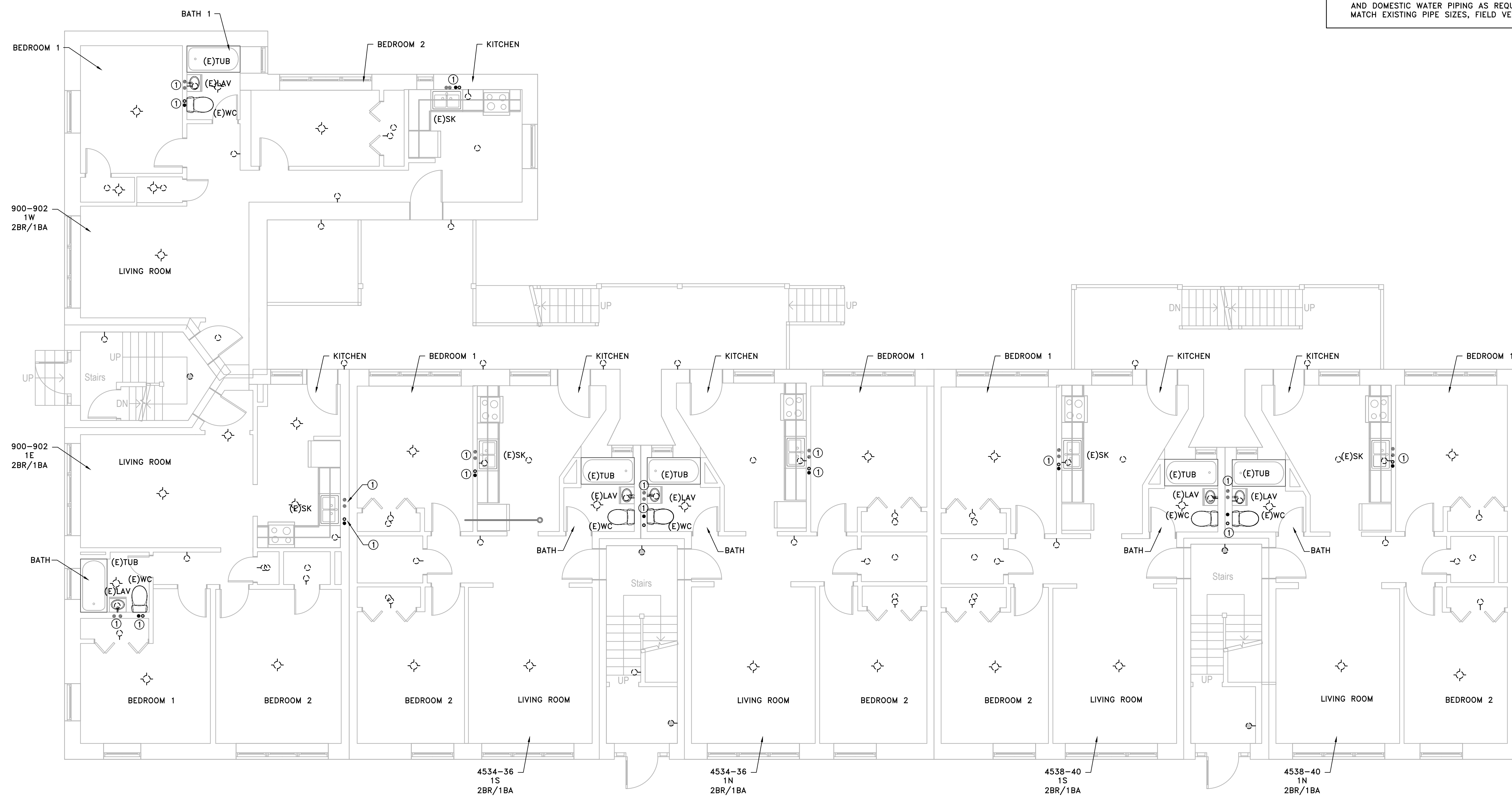


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DEMO PLUMBING BASEMENT PLAN

PD100



KEYED NOTES:

① EXISTING SANITARY, VENT, DOMESTIC COLD, HOT AND HOT WATER RETURN PIPING TO REMAIN UNLESS NOTED OTHERWISE

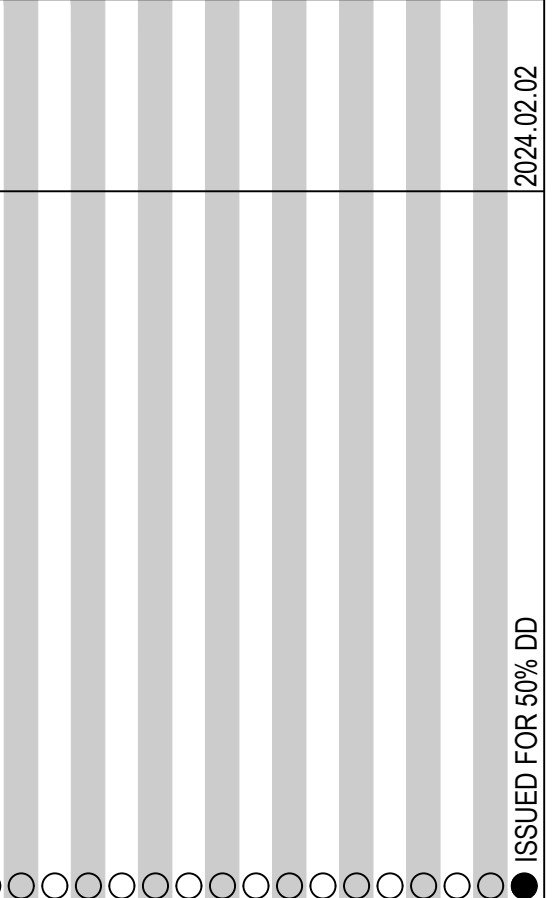
GENERAL SHEET NOTES:

- EXISTING PIPING ARE BASED UPON 2007 EXISTING DRAWINGS, FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE TO BE VERIFIED BUT IS ADEQUATE FOR AN INITIAL SCOPING PRICING. VERIFY ALL SIZES AND LOCATIONS IN THE FIELD.
- DEMOLISH AND REPLACE ALL PLUMBING FIXTURES WHERE INDICATED.
- THE BUILDING BASE BID SHALL INCLUDE DEMOING AND REPLACING ALL GALVANIZED PIPING. REPLACE ALL VENT WITH COPPER. REPLACE ALL SANITARY DRAIN WITH CAST IRON IN COMMON AREAS. REPLACE ALL RESIDENTIAL SANITARY DRAIN WITH PVC PIPING.
- EXISTING EXPOSED ABANDONED PIPING TO BE REMOVED FROM RESIDENTIAL UNITS AND COMMON AREAS. PENETRATIONS TO BE FIRESTOPPED. ABANDONED PIPING IN UTILITY AREAS MAY REMAIN. CONTRACTOR TO FIELD VERIFY EXISTING LOCATIONS.
- APARTMENT PLUMBING FIXTURES TO BE REPLACED WITH NEW:
 - 100% OF EXISTING LAVATORY FAUCETS
 - 5% OF EXISTING TOILETS
 - 100% OF EXISTING KITCHEN SINKS
 - 50% OF EXISTING LAVATORY TOPS
 - 100% OF EXISTING SHOWER VALVES & HEADS
- CONFIRM APARTMENT UNITS THAT WILL GET NEW TOILETS AND LAVATORY TOPS WITH THE ARCHITECT. REFER TO ARCHITECTURAL MATRIX FOR ALL PLUMBING FIXTURE UPGRADES AND REPLACEMENT. PROVIDE ALL NECESSARY STOPS, TRAPS AND ACCESSORIES FOR A FULLY OPERATIONS INSTALLATION PER THE MANUFACTURERS RECOMMENDATION. PROVIDE RECONNECTIONS TO EXISTING SANITARY, VENT, AND DOMESTIC WATER PIPING AS REQUIRED. MATCH EXISTING PIPE SIZES, FIELD VERIFY.



IN PROGRESS

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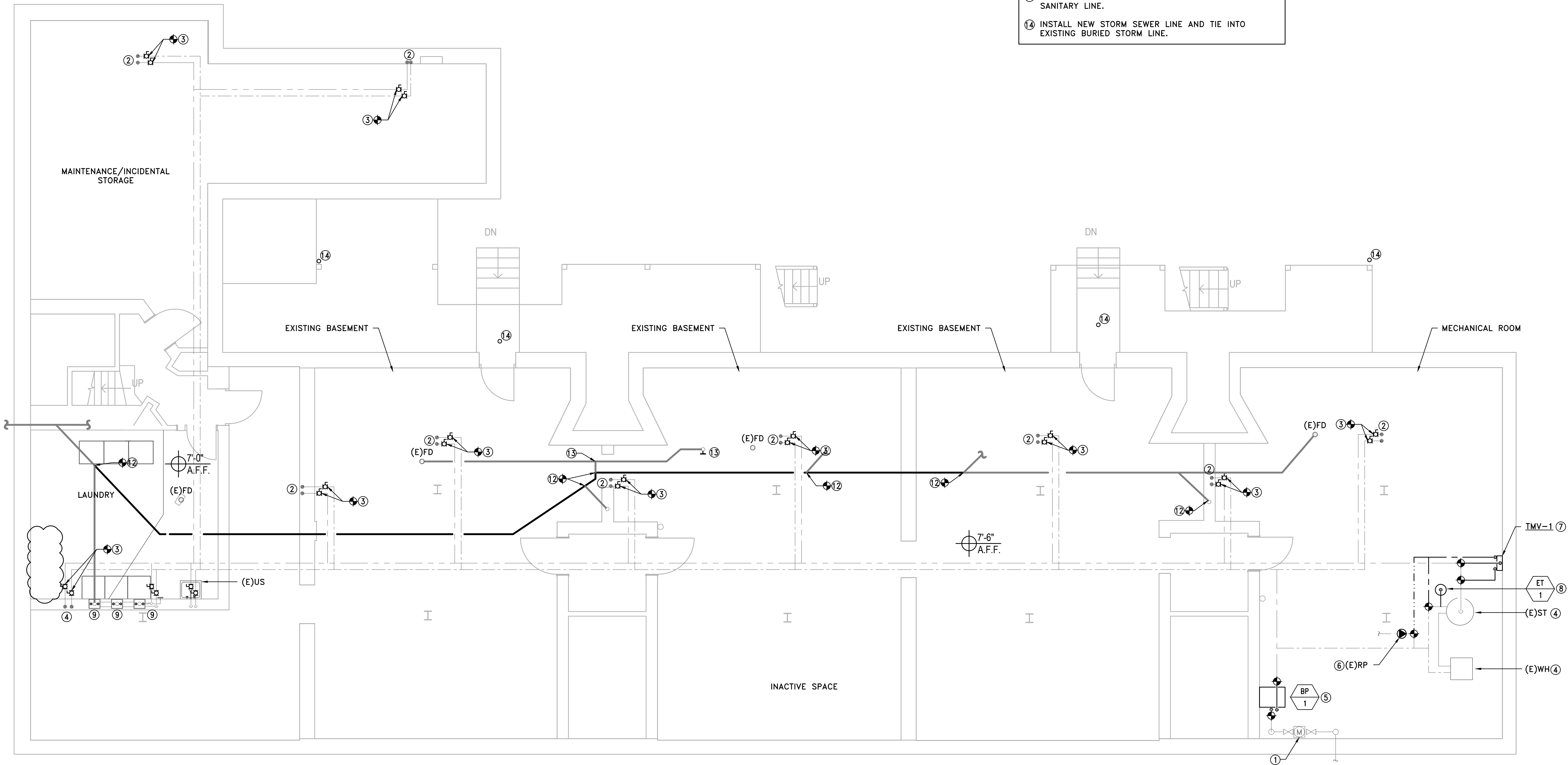
2218a
 DEMO PLUMBING
 TYPICAL 1ST THRU 3RD
 FLOOR PLANS

PD101

1 DEMO PLUMBING TYPICAL 1ST THRU 3RD FLOOR PLANS
 SCALE - 3/16" = 1'-0"

- KEYED NOTES:**
- ① EXISTING 2" WATER METER AND SERVICE TO REMAIN.
 - ② EXISTING HOT AND COLD WATER RISER UP TO REMAIN.
 - ③ PROVIDE NEW SHUTOFF BALL VALVE TO EXISTING RISERS.
 - ④ EXISTING BOILER WATER HEATER AND STORAGE TANK
 - ⑤ NEW BOOSTER PUMP. PROVIDE RECONNECTION TO EXISTING 2" DOMESTIC COLD WATER PIPING.
 - ⑥ EXISTING HOT WATER RECIRCULATION PUMP. PUMP TO BE PROVIDED WITH AQUASTAT CONTROL TO MAINTAIN HOT WATER TEMPS AT FURTHEST FIXTURE USING A PIPE SENSOR AND TIMER CONTROLS TO DISABLE AT LOW USE PERIODS. SET MAX TEMP FOR RETURN LINE AT 125 DEGREES. PUMP TO BE PROVIDED WITH DEMAND SENSING FLOW SWITCH FOR THE RECIRCULATION PUMP CONTROL.
 - ⑦ NEW CENTRAL MIXING VALVE. RE-PIPE HOT WATER, COLD WATER, AND HOT WATER RECIRCULATION INTO THE MIXING VALVE.
 - ⑧ NEW EXPANSION TANK FOR WATER HEATERS. PROVIDE RECONNECTION TO EXISTING DOMESTIC COLD WATER PIPING. FIELD VERIFY EXACT PIPE SIZES.
 - ⑨ PROVIDE NEW LAUNDRY HOT AND COLD WATER HOOKUPS
 - ⑩ NOT USED.
 - ⑪ PURPOSEFULLY OMITTED.
 - ⑫ CONNECT NEW 6" BURIED SANITARY TO EXISTING PIPING. FIELD VERIFY EXACT EXISTING LOCATION, DIRECTION OF FLOW, AND INVERT ELEVATION PRIOR TO SANITARY SEWER LINE INSTALLATION. MAKE NECESSARY CONNECTIONS AS REQUIRED PER THE EXISTING FIELD CONDITIONS.
 - ⑬ INSTALL NEW CLEANOUT AND TIE INTO EXISTING SANITARY LINE.
 - ⑭ INSTALL NEW STORM SEWER LINE AND TIE INTO EXISTING BURIED STORM LINE.

- GENERAL SHEET NOTES:**
1. EXISTING PIPING ARE BASED UPON 2007 EXISTING DRAWINGS, FIELD INVESTIGATION, AND ESTIMATIONS BASED ON ENGINEERING PRACTICE TO BE VERIFIED BUT IS ADEQUATE FOR AN INITIAL SCOPING PRICING. VERIFY ALL SIZES AND LOCATIONS IN THE FIELD.
 2. PVC PIPING SHALL BE USED FOR ALL NEW WASTE AND VENT PIPING, EXCEPT THROUGH FIRST FLOOR COMMON AREA. FOR COMMON AREAS, THE WASTE SHALL BE CAST IRON AND THE VENT SHALL BE COPPER.
 3. NEW DOMESTIC WATER PIPING SHALL BE TYPE L COPPER WITH SOLDER OR PROPRESS FITTINGS.
 4. ALL WATER DISTRIBUTION PIPING SHALL BE INSULATED. SEE PLUMBING NOTES FOR INSULATION REQUIREMENTS.
 5. PROPERLY SEAL ALL PIPE PENETRATIONS THROUGH DRAFT STOP WALL.
 6. EXISTING SANITARY, VENT, HOT AND COLD, HOT WATER RETURN RISER UP TO REMAIN.
 7. EXISTING WATER HEATER PIPING MAY BE RE-USED TO THE EXTENT POSSIBLE. ALL PIPING, EXISTING AND NEW, MUST BE FULLY COORDINATED WITH OTHER TRADES. THIS COORDINATION MAY RESULT THE REPLACEMENT OF EXISTING PIPING IN ORDER TO ACCOMMODATE NEW MIXING VALVE AND EXPANSION TANK.
 8. FIELD VERIFICATION OF EXISTING PIPING IS REQUIRED. SHOP DRAWING COORDINATION FOR NEW AND EXISTING PIPING IS REQUIRED. SEE FLOOR PLAN AND WATER HEATER PIPING DIAGRAM FOR PIPE SIZES AND REQUIRED DIAGRAMMATIC LAYOUT.
 9. SERVICE SHUTOFF BALL VALVES SHOULD BE ADDED ALL FIXTURES AND RISERS. FIELD VERIFY ALL LOCATIONS.

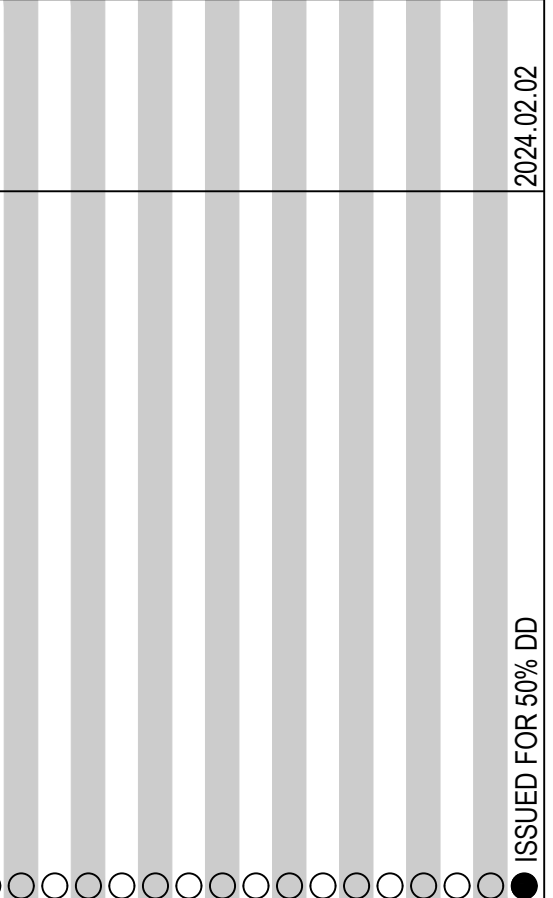


1 BASEMENT PLUMBING PLAN
 SCALE - 3/16" = 1'-0"



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

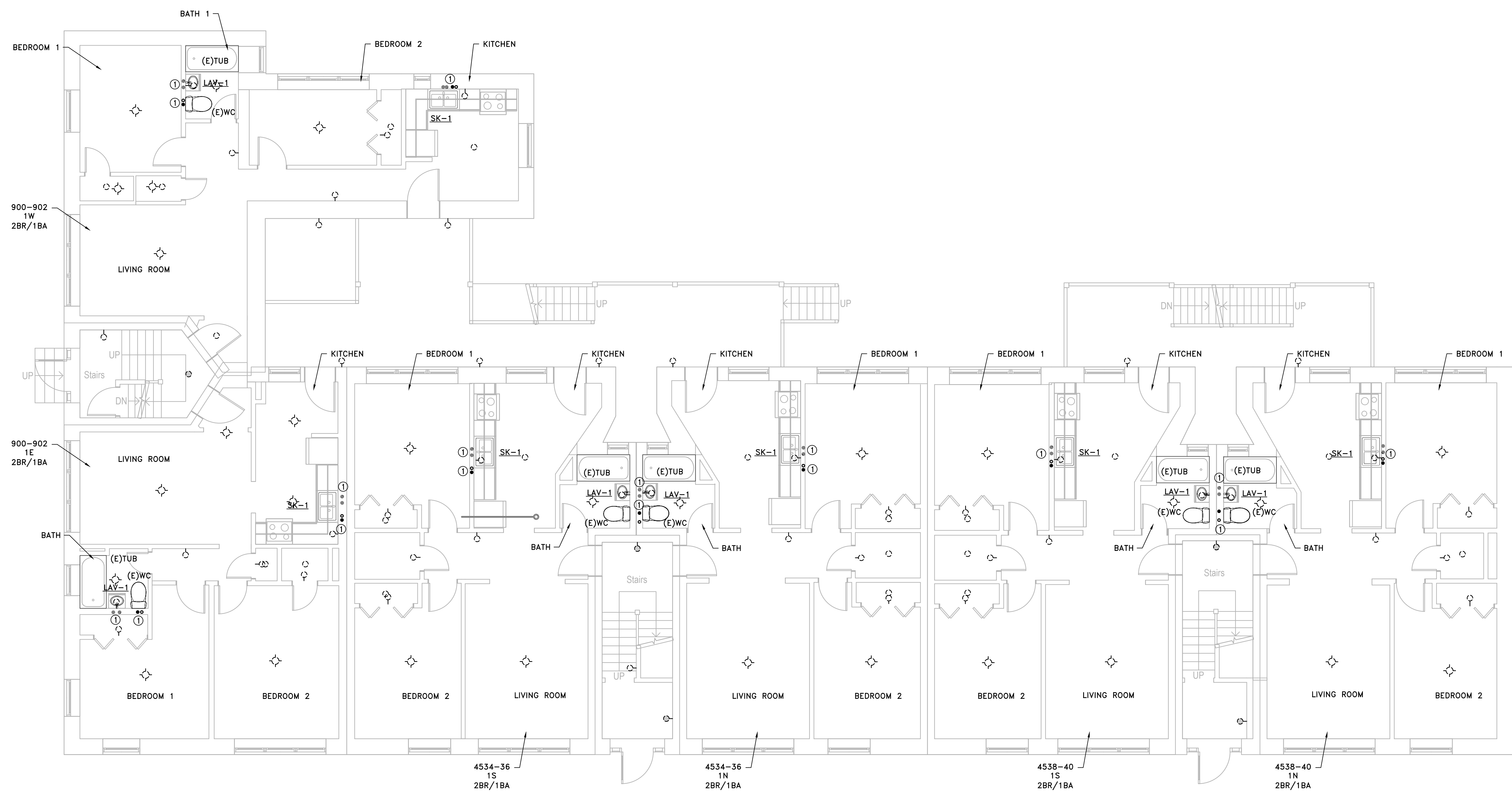


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Heart of Uptown Apartments
 900 W. Windsor
 Chicago, IL 60640
2218a

PLUMBING BASEMENT PLAN

P100



- GENERAL SHEET NOTES:**
1. PROVIDE NEW SHUT OFF VALVE TO ALL FIXTURES IF NOT PRESENT. FIELD VERIFY
 2. EXISTING SANITARY, VENT, DOMESTIC HOT, HOT WATER RECIRCULATION, AND COLD WATER RISER TO REMAIN
 3. APARTMENT PLUMBING FIXTURES TO BE REPLACED WITH NEW:
 100% OF EXISTING LAVATORY FAUCETS
 5% OF EXISTING TOILETS
 100% OF EXISTING KITCHEN SINKS
 50% OF EXISTING LAVATORY TOPS
 100% OF EXISTING SHOWER VALVES & HEADS
 4. CONFIRM APARTMENT UNITS THAT WILL GET NEW TOILETS AND LAVATORY TOPS WITH THE ARCHITECT. REFER TO ARCHITECTURAL MATRIX FOR ALL PLUMBING FIXTURE UPGRADES AND REPLACEMENT. PROVIDE ALL NECESSARY STOPS, TRAPS AND ACCESSORIES FOR A FULLY OPERATIONS INSTALLATION PER THE MANUFACTURERS RECOMMENDATION. PROVIDE RECONNECTIONS TO EXISTING SANITARY, VENT, AND DOMESTIC WATER PIPING AS REQUIRED. MATCH EXISTING PIPE SIZES, FIELD VERIFY.

- KEYED NOTES:**
- ① EXISTING SANITARY, VENT, DOMESTIC COLD, HOT AND HOT WATER RETURN PIPING RISERS TO REMAIN UNLESS NOTED OTHERWISE



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.



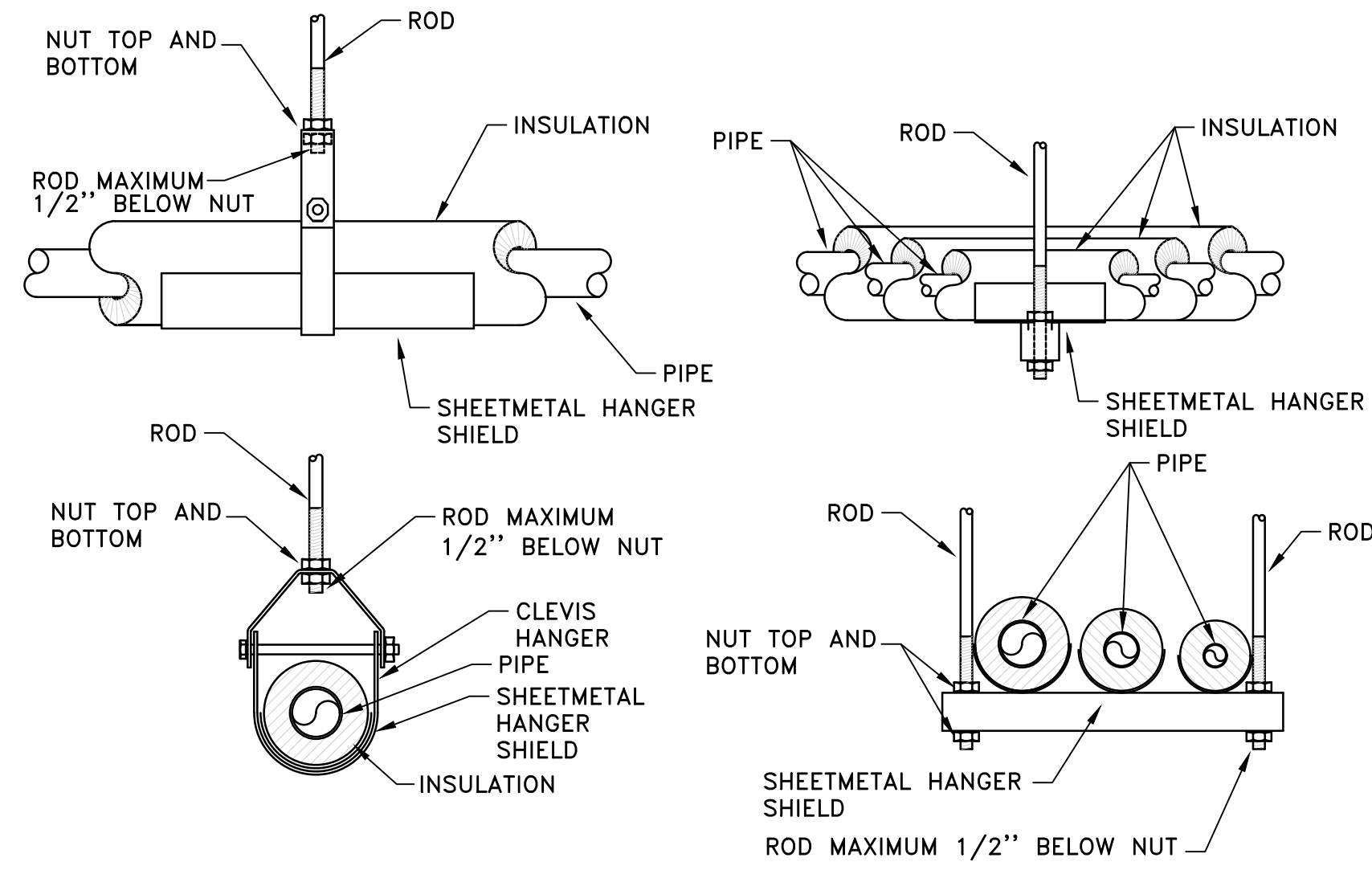
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 Chicago IL 60612
 p 312-968-9100
 www.lbba.com
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Heart of Uptown Apartments
 900 W. Windsor
 Chicago, IL 60640

2218a
PLUMBING TYPICAL
1ST THRU 3RD
FLOOR PLANS

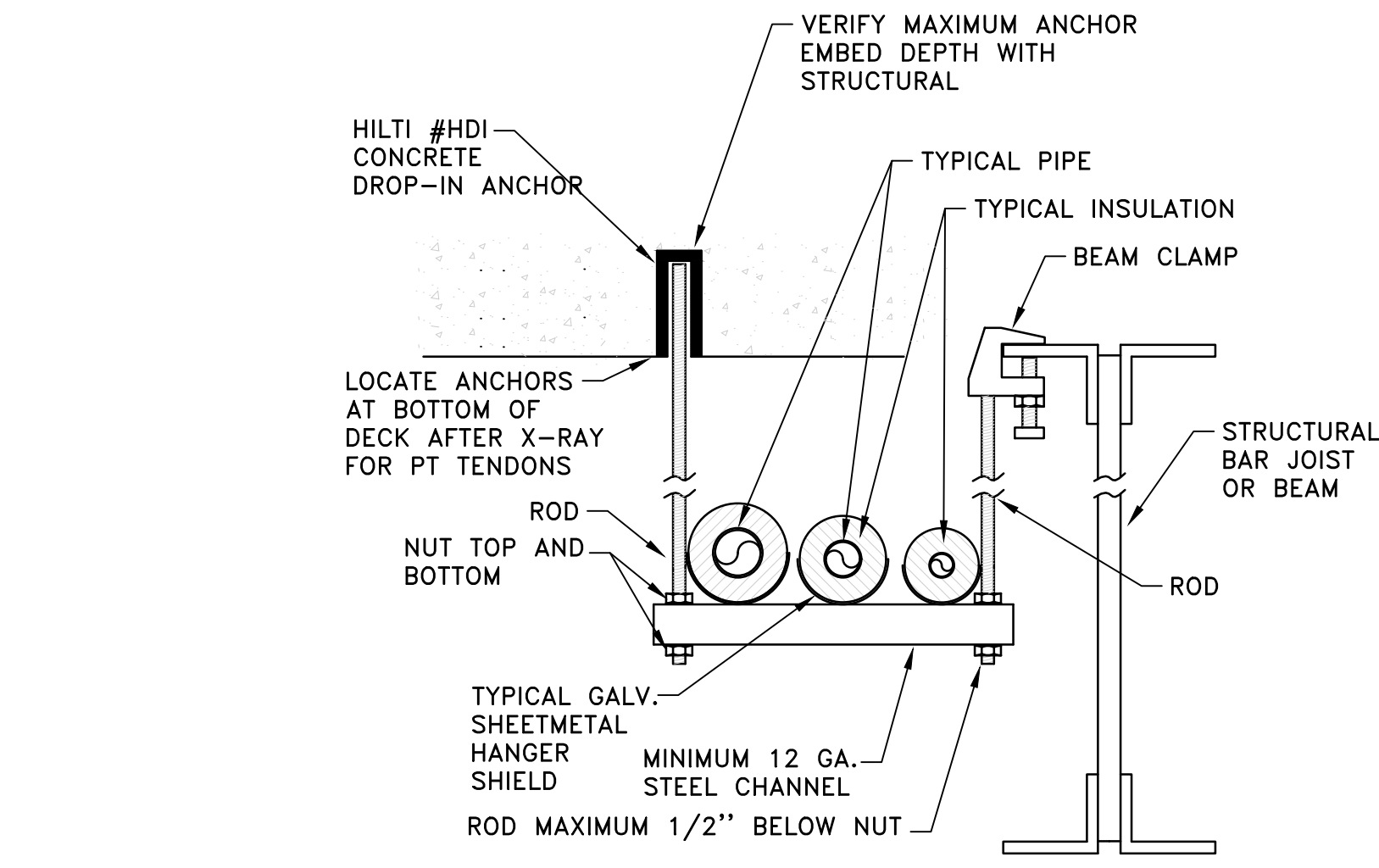
P101

1 PLUMBING TYPICAL 1ST THRU 3RD FLOOR PLANS
 SCALE - 3/16" = 1'-0"



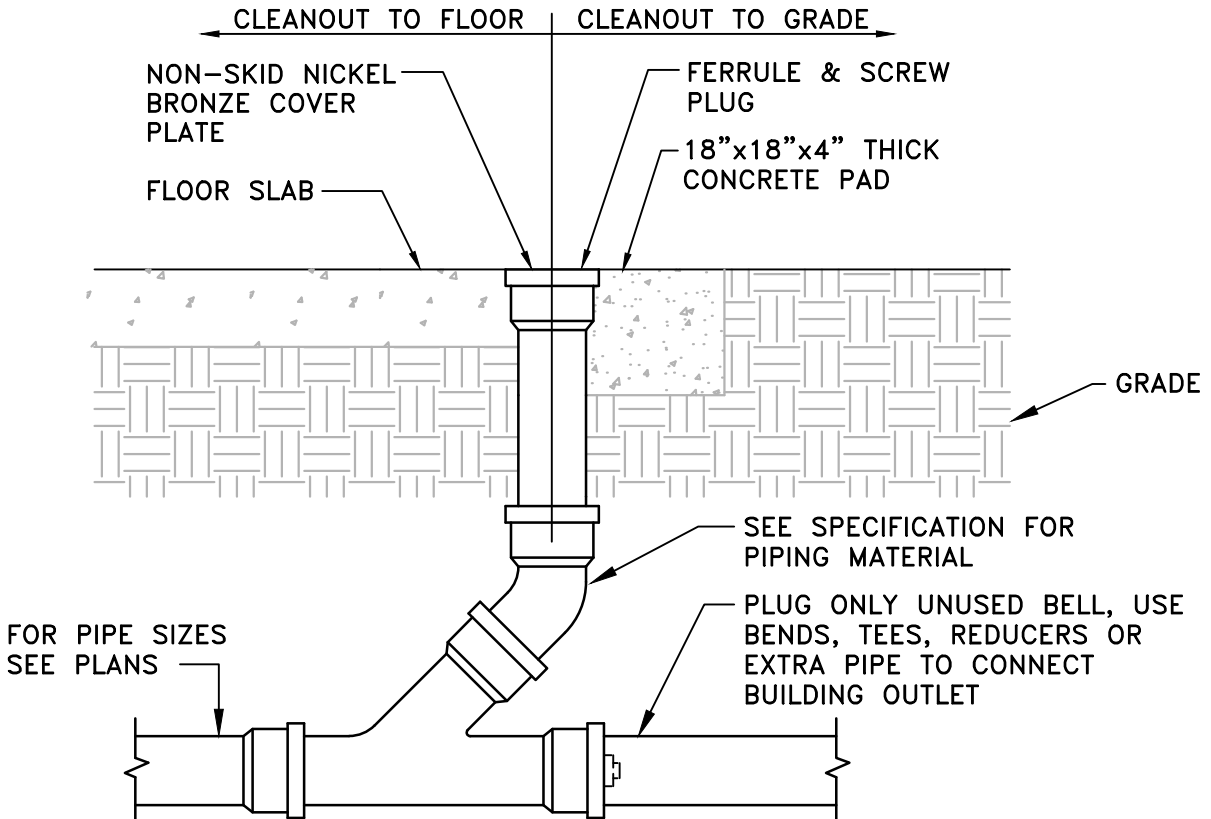
3 TYPICAL HANGER DETAIL

No Scale



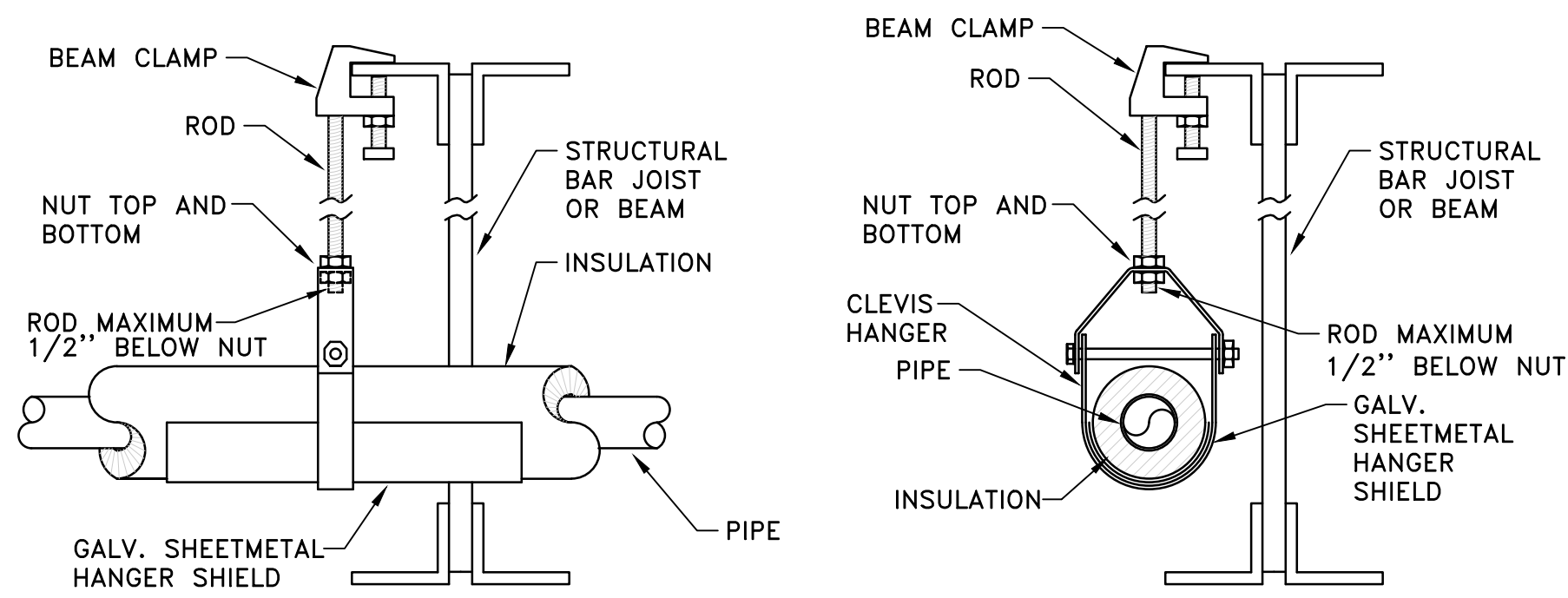
2 TYPICAL TRAPEZE HANGER

No Scale



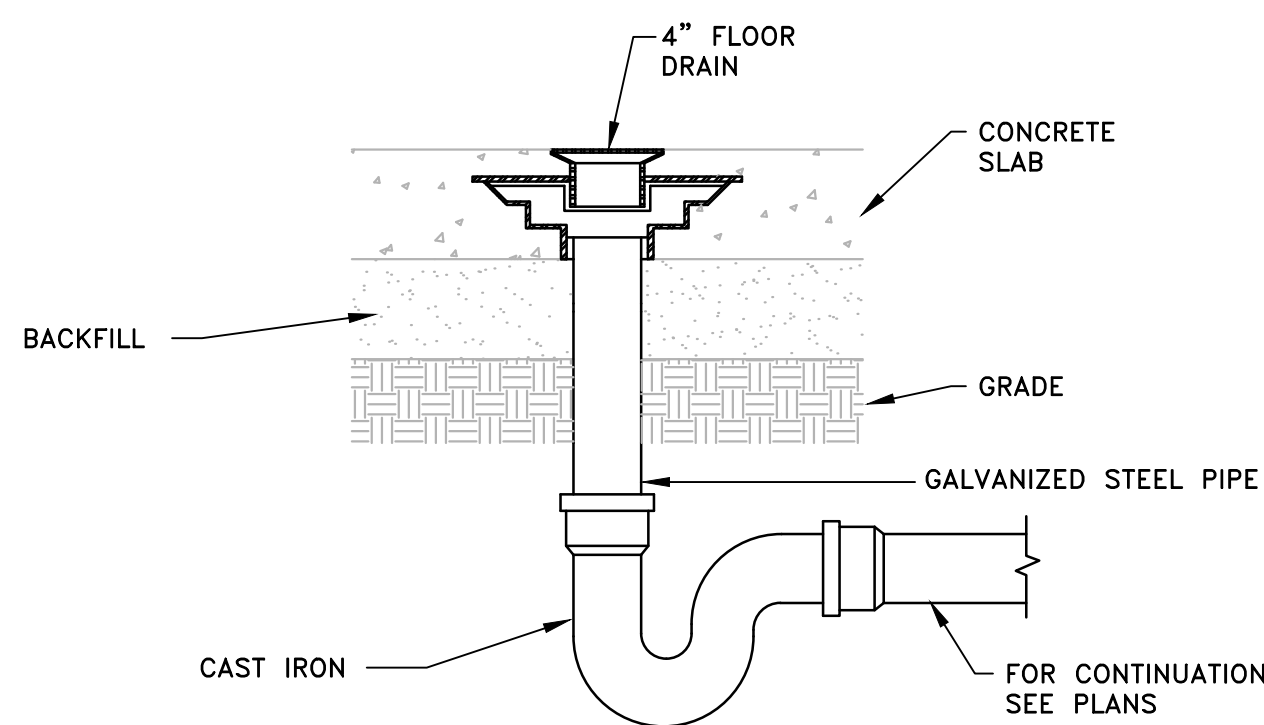
1 Clean Out To Grade/Floor Detail

No Scale



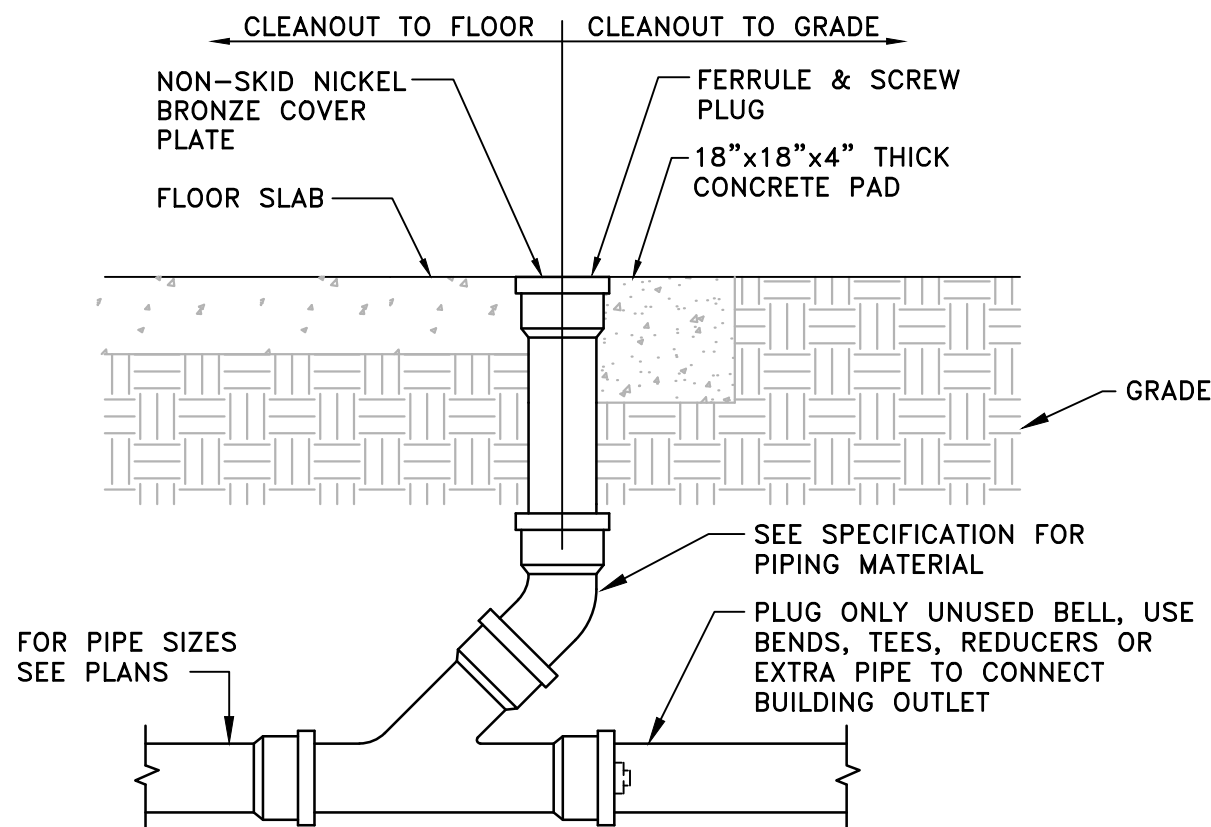
6 CLEVIS HANGER WITH CLAMP DETAIL

No Scale



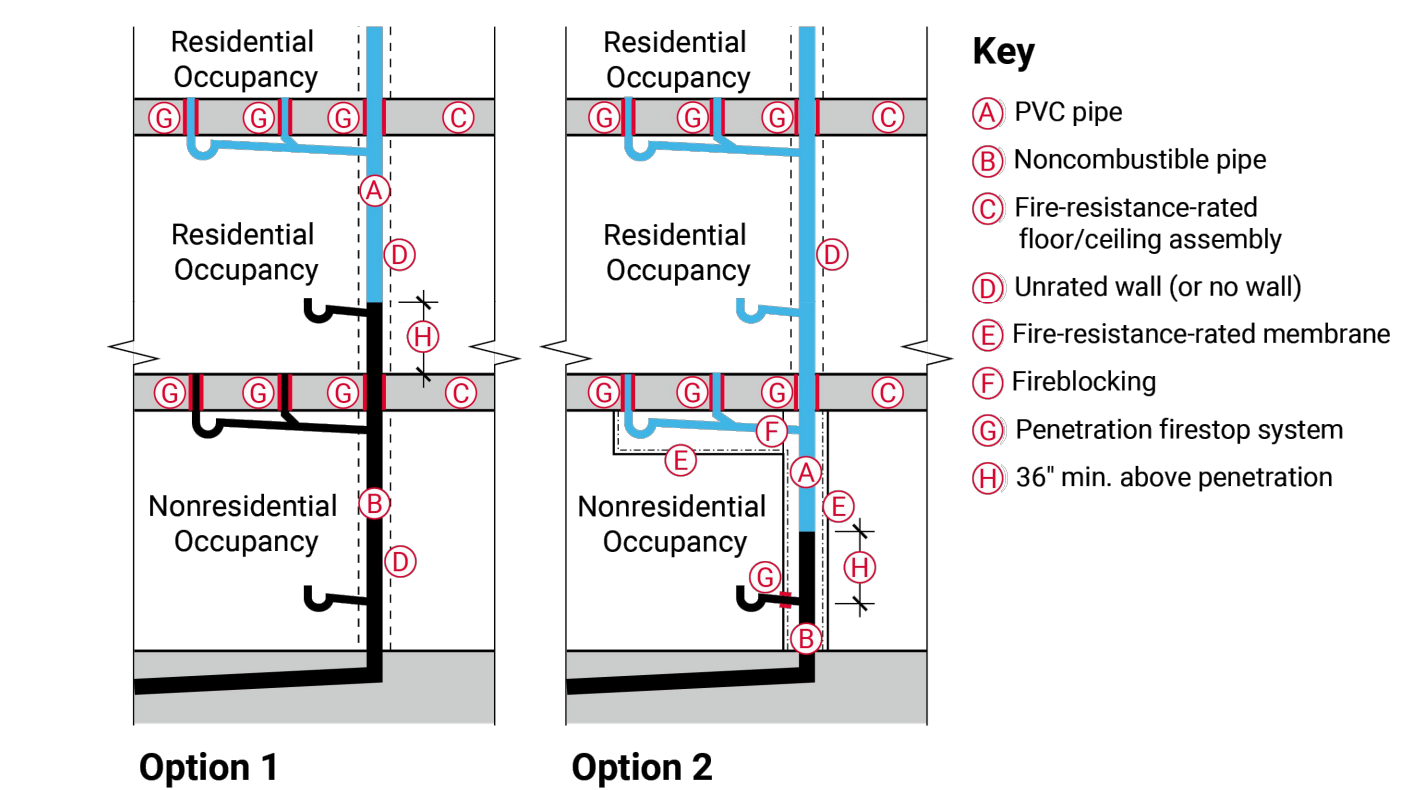
5 Floor Drain Detail

No Scale



4 Clean Out To Grade/Floor Detail

No Scale



7 PVC PIPE USE LOCATIONS

No Scale



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

2024.02.02

ISSUED FOR 50% DD



Heart of Uptown Apartments

900 W. Windsor Chicago, IL 60640

2218a

PLUMBING DETAILS

P401



IN PROGRESS

I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY SUPERVISION AND THAT THEY COMPLY TO THE BEST OF MY KNOWLEDGE WITH ALL THE BUILDING CODES AND ORDINANCES OF THE CITY OF CHICAGO, IL.

FIXTURE LOAD CALCULATIONS							Project #	EEC # 850	
							Date	11/30/2023	
Client							Project	WINDSOR	
							SFU	SFU	SFU
							COLD	HOT	TOTA
FIXTURE	TYPE	QTY	DFU	DFU	DFU	DFU			
PRIV. GROUP	TANK	18	108	54	54	54			72
PRIV. SINK-KITCHEN	FAUCET	18	36	27	27	27			36
SILL COCK	FAUCET	3	15						15
LAUNDRY	60LB	4	8	12	12	12			16
TOTAL		43	152	108				93	139
								GPM	55
								Meter Size	2"
								Service Size	4"

PLUMBING FIXTURE SCHEDULE			
MARK	MANUFACTURER	MODEL NO.	REMARKS
GG-1	Guy Gray	82147	Clothes washer valve box, recessed in wall, 20 gauge steel, with 1/4 turn 1/2" sweat ball valves for hot and cold and 2" PVC drain. Provide all stops, traps and accessories for a complete and operational installation.
TMV-1	Lawler	Model 802	Master thermostatic mixing valve. Lead free and suitable for potable water use. Suitable for precise outlet temperature control from 1 to 50 GPM. Outlet set point shall be 110 F.

NOTE: ALL PLUMBING FIXTURES TO BE COORDINATED WITH ARCHITECT, INTERIOR DESIGNER, AND OWNER

PUMP SCHEDULE																
TAG NO	SERVING	FLUID	BASED ON	SERIES	LOCATION	TDH (FT)	TDH (PSI)	PUMP FLOW	PLANT FLOW	RPM	MOTOR HP	MOTOR QTY	ELECTRICAL	REMARKS		
								(GPM)	(GPM)				VOLTS	PHASE	AMPS (MAX)	
BP-1	DOMESTIC BOOSTER PUMP	WATER	GRUNDFOS	CMBE TWIN 10-54 I-U-C-B-D-H Duplex Booster System	PUMP ROOM	70	30	27.5	55.0	3868	2	2	208	1	18.2	ALL

1. BASE MOUNTED BOOSTER PUMP PACKAGED ASSEMBLY WITH PUMPS IN PARALLEL. SINGLE POINT POWER CONNECTION. INCLUDE N+1 PUMP REDUNDANCY.
2. INTEGRAL CONTROL PANEL, MOUNTED ON PUMP SKID, TO MODULATE PUMP SPEED BASED ON CONSTANT OUTLET PRESSURE.
3. STAINLESS STEEL PUMP TRIM, MANIFOLDS, AND BASE FRAME. INCLUDE STAINLESS STEEL PRESSURE GAUGES, ISOLATION VALVES AND CHECK VALVES FOR EACH PUMP.
4. FACTORY DISCONNECT SWITCH PROVIDED WITH PUMP ASSEMBLY.
5. CONTROLLER SHALL BE FACTORY PROGRAMMED TO NOT EXCEED THE FLA LISTED ON THIS SCHEDULE. THIS SHALL BE ACHIEVED BY LIMITING THE NUMBER OF PUMPS THAT CAN RUN SIMULTANEOUSLY.

ISSUED FOR 50% DD

2024.02.02

Heart of Uptown Apartments
900 W. Windsor
Chicago, IL 60640

2218a

PLUMBING SCHEDULES

P600



VIA CERTIFIED MAIL

May 7, 2024

Ms. Jamie Neely
Women's Business Development Center
8 S. Michigan Ave., Suite 400
Chicago, IL 60603

**Re: Minority and Women-Owned Business Enterprise Participation
Heart of Uptown Apartments
4431-37 N. Clifton, 927 W. Wilson, 900 W. Windsor, 847 W. Sunnyside, 6130 N. Kenmore
Chicago, IL 60640**

Dear Ms. Jamie Neely,

Preservation of Affordable Housing, Inc. is pleased to announce the rehabilitation of Heart of Uptown Apartments (HUPA) in the Uptown Neighborhood. This project will preserve 103 units of affordable housing scattered between five buildings in the moderate-income neighborhood of Uptown, where housing cost pressures have caused the displacement of low-income residents. POAH will develop this project with Voice of the People Uptown, the Co-General Partner for the project. VOP is a grassroots organization that has advocated for the interests of low-income residents of Uptown for fifty-five years. POAH plans to rehabilitate the Heart of Uptown Apartments to address critical capital needs, improve energy efficiency, protect the long-term affordability of the properties, and ensure healthy operations for the property for the 15-year investment period.

The construction contract for Heart of Uptown Apartments will be approximately \$19.5 million, and we expect to bid the project to General Contractors in June 2024. We expect construction to commence in January 2025 and complete in November 2025. The construction of this project is anticipated to require participation of the following trades: utilities, concrete, masonry, carpentry, electrical, plumbing, HVAC, drywall, painting and other interiors, and landscaping. It is also anticipated that other services such as security, environmental, interior design and furnishings and arts installation will be needed. A project budget is not yet available, but the project will be subject to Minority Business Enterprise (MBE) participation of at least 26 percent and women business enterprise (WBE) participation of six percent.

Once a general contractor is chosen, they will meet with a representative of your organization to present the project budget and schedule. At your request, the general contractor will also provide your organization with one copy of the project bid documents.

Preservation of Affordable Housing, Inc. is requesting that you make you member companies aware of this project so that they may submit bids for appropriate subcontracting opportunities. Should you have any questions, please do not hesitate to contact me at (312) 635-2435 or at kday@poah.org. Thank you in advance for your assistance.

Sincerely,

Kathleen Day
Senior Project Manager



VIA CERTIFIED MAIL

May 7, 2024

Mr. Omar Duque
Illinois Hispanic Chamber of Commerce
222 Merchandise Mart Plaza, Suite 1212 c/o 1871
Chicago, IL 60654

**Re: Minority and Women-Owned Business Enterprise Participation
Heart of Uptown Apartments
4431-37 N. Clifton, 927 W. Wilson, 900 W. Windsor, 847 W. Sunnyside, 6130 N. Kenmore
Chicago, IL 60640**

Dear Mr. Omar Duque,

Preservation of Affordable Housing, Inc. is pleased to announce the rehabilitation of Heart of Uptown Apartments (HUPA) in the Uptown Neighborhood. This project will preserve 103 units of affordable housing scattered between five buildings in the moderate-income neighborhood of Uptown, where housing cost pressures have caused the displacement of low-income residents. POAH will develop this project with Voice of the People Uptown, the Co-General Partner for the project. VOP is a grassroots organization that has advocated for the interests of low-income residents of Uptown for fifty-five years. POAH plans to rehabilitate the Heart of Uptown Apartments to address critical capital needs, improve energy efficiency, protect the long-term affordability of the properties, and ensure healthy operations for the property for the 15-year investment period.

The construction contract for Heart of Uptown Apartments will be approximately \$19.5 million, and we expect to bid the project to General Contractors in June 2024. We expect construction to commence in January 2025 and complete in November 2025. The construction of this project is anticipated to require participation of the following trades: utilities, concrete, masonry, carpentry, electrical, plumbing, HVAC, drywall, painting and other interiors, and landscaping. It is also anticipated that other services such as security, environmental, interior design and furnishings and arts installation will be needed. A project budget is not yet available, but the project will be subject to Minority Business Enterprise (MBE) participation of at least 26 percent and women business enterprise (WBE) participation of six percent.

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Sincerely,

Kathleen Day
Senior Project Manager



VIA CERTIFIED MAIL

May 7, 2024

Mr. Jorge Perez
Hispanic American Construction Industry Association (HACIA)
650 W. Lake St., Unit 415
Chicago, IL 60661

**Re: Minority and Women-Owned Business Enterprise Participation
Heart of Uptown Apartments
4431-37 N. Clifton, 927 W. Wilson, 900 W. Windsor, 847 W. Sunnyside, 6130 N. Kenmore
Chicago, IL 60640**

Dear Mr. Jorge Perez,

Preservation of Affordable Housing, Inc. is pleased to announce the rehabilitation of Heart of Uptown Apartments (HUPA) in the Uptown Neighborhood. This project will preserve 103 units of affordable housing scattered between five buildings in the moderate-income neighborhood of Uptown, where housing cost pressures have caused the displacement of low-income residents. POAH will develop this project with Voice of the People Uptown, the Co-General Partner for the project. VOP is a grassroots organization that has advocated for the interests of low-income residents of Uptown for fifty-five years. POAH plans to rehabilitate the Heart of Uptown Apartments to address critical capital needs, improve energy efficiency, protect the long-term affordability of the properties, and ensure healthy operations for the property for the 15-year investment period.

The construction contract for Heart of Uptown Apartments will be approximately \$19.5 million, and we expect to bid the project to General Contractors in June 2024. We expect construction to commence in January 2025 and complete in November 2025. The construction of this project is anticipated to require participation of the following trades: utilities, concrete, masonry, carpentry, electrical, plumbing, HVAC, drywall, painting and other interiors, and landscaping. It is also anticipated that other services such as security, environmental, interior design and furnishings and arts installation will be needed. A project budget is not yet available, but the project will be subject to Minority Business Enterprise (MBE) participation of at least 26 percent and women business enterprise (WBE) participation of six percent.

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Sincerely,

Kathleen Day
Senior Project Manager



VIA CERTIFIED MAIL

May 7, 2024

Ms. Beth Doria
Federation of Women Contractors
4210 W. Irving Park Road,
Chicago, IL 60641

**Re: Minority and Women-Owned Business Enterprise Participation
Heart of Uptown Apartments
4431-37 N. Clifton, 927 W. Wilson, 900 W. Windsor, 847 W. Sunnyside, 6130 N. Kenmore
Chicago, IL 60640**

Dear Ms. Beth Doria,

Preservation of Affordable Housing, Inc. is pleased to announce the rehabilitation of Heart of Uptown Apartments (HUPA) in the Uptown Neighborhood. This project will preserve 103 units of affordable housing scattered between five buildings in the moderate-income neighborhood of Uptown, where housing cost pressures have caused the displacement of low-income residents. POAH will develop this project with Voice of the People Uptown, the Co-General Partner for the project. VOP is a grassroots organization that has advocated for the interests of low-income residents of Uptown for fifty-five years. POAH plans to rehabilitate the Heart of Uptown Apartments to address critical capital needs, improve energy efficiency, protect the long-term affordability of the properties, and ensure healthy operations for the property for the 15-year investment period.

The construction contract for Heart of Uptown Apartments will be approximately \$19.5 million, and we expect to bid the project to General Contractors in June 2024. We expect construction to commence in January 2025 and complete in November 2025. The construction of this project is anticipated to require participation of the following trades: utilities, concrete, masonry, carpentry, electrical, plumbing, HVAC, drywall, painting and other interiors, and landscaping. It is also anticipated that other services such as security, environmental, interior design and furnishings and arts installation will be needed. A project budget is not yet available, but the project will be subject to Minority Business Enterprise (MBE) participation of at least 26 percent and women business enterprise (WBE) participation of six percent.

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Sincerely,

Kathleen Day
Senior Project Manager



VIA CERTIFIED MAIL

May 7, 2024

Mr. Edward Mckinnie
Black Contractors United
12000 S. Marshfield Ave.
Calumet Park, IL 60827

**Re: Minority and Women-Owned Business Enterprise Participation
Heart of Uptown Apartments
4431-37 N. Clifton, 927 W. Wilson, 900 W. Windsor, 847 W. Sunnyside, 6130 N. Kenmore
Chicago, IL 60640**

Dear Mr. Edward Mckinnie,

Preservation of Affordable Housing, Inc. is pleased to announce the rehabilitation of Heart of Uptown Apartments (HUPA) in the Uptown Neighborhood. This project will preserve 103 units of affordable housing scattered between five buildings in the moderate-income neighborhood of Uptown, where housing cost pressures have caused the displacement of low-income residents. POAH will develop this project with Voice of the People Uptown, the Co-General Partner for the project. VOP is a grassroots organization that has advocated for the interests of low-income residents of Uptown for fifty-five years. POAH plans to rehabilitate the Heart of Uptown Apartments to address critical capital needs, improve energy efficiency, protect the long-term affordability of the properties, and ensure healthy operations for the property for the 15-year investment period.

The construction contract for Heart of Uptown Apartments will be approximately \$19.5 million, and we expect to bid the project to General Contractors in June 2024. We expect construction to commence in January 2025 and complete in November 2025. The construction of this project is anticipated to require participation of the following trades: utilities, concrete, masonry, carpentry, electrical, plumbing, HVAC, drywall, painting and other interiors, and landscaping. It is also anticipated that other services such as security, environmental, interior design and furnishings and arts installation will be needed. A project budget is not yet available, but the project will be subject to Minority Business Enterprise (MBE) participation of at least 26 percent and women business enterprise (WBE) participation of six percent.

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Preservation of Affordable Housing, Inc. is requesting that you make you member companies aware of this project so that they may submit bids for appropriate subcontracting opportunities. Should you have any questions, please do not hesitate to contact me at (312) 635-2435 or at kday@poah.org. Thank you in advance for your assistance.

Sincerely,

Kathleen Day
Senior Project Manager



VIA CERTIFIED MAIL

May 7, 2024

Mr. Perry Nakachi
Association of Asian Construction Enterprises (AACE)
5677 W. Howard Street
Niles, IL 60714

**Re: Minority and Women-Owned Business Enterprise Participation
Heart of Uptown Apartments
4431-37 N. Clifton, 927 W. Wilson, 900 W. Windsor, 847 W. Sunnyside, 6130 N. Kenmore
Chicago, IL 60640**

Dear Mr. Perry Nakachi,

Preservation of Affordable Housing, Inc. is pleased to announce the rehabilitation of Heart of Uptown Apartments (HUPA) in the Uptown Neighborhood. This project will preserve 103 units of affordable housing scattered between five buildings in the moderate-income neighborhood of Uptown, where housing cost pressures have caused the displacement of low-income residents. POAH will develop this project with Voice of the People Uptown, the Co-General Partner for the project. VOP is a grassroots organization that has advocated for the interests of low-income residents of Uptown for fifty-five years. POAH plans to rehabilitate the Heart of Uptown Apartments to address critical capital needs, improve energy efficiency, protect the long-term affordability of the properties, and ensure healthy operations for the property for the 15-year investment period.

The construction contract for Heart of Uptown Apartments will be approximately \$19.5 million, and we expect to bid the project to General Contractors in June 2024. We expect construction to commence in January 2025 and complete in November 2025. The construction of this project is anticipated to require participation of the following trades: utilities, concrete, masonry, carpentry, electrical, plumbing, HVAC, drywall, painting and other interiors, and landscaping. It is also anticipated that other services such as security, environmental, interior design and furnishings and arts installation will be needed. A project budget is not yet available, but the project will be subject to Minority Business Enterprise (MBE) participation of at least 26 percent and women business enterprise (WBE) participation of six percent.

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Preservation of Affordable Housing, Inc. is requesting that you make you member companies aware of this project so that they may submit bids for appropriate subcontracting opportunities. Should you have any questions, please do not hesitate to contact me at (312) 635-2435 or at kday@poah.org. Thank you in advance for your assistance.

Sincerely,

Kathleen Day
Senior Project Manager



VIA CERTIFIED MAIL

May 7, 2024

Mr. Omar Shareef
African American Contractors Association
P.O. Box #19670
Chicago, IL 60619

**Re: Minority and Women-Owned Business Enterprise Participation
Heart of Uptown Apartments
4431-37 N. Clifton, 927 W. Wilson, 900 W. Windsor, 847 W. Sunnyside, 6130 N. Kenmore
Chicago, IL 60640**

Dear Mr. Omar Shareef,

Preservation of Affordable Housing, Inc. is pleased to announce the rehabilitation of Heart of Uptown Apartments (HUPA) in the Uptown Neighborhood. This project will preserve 103 units of affordable housing scattered between five buildings in the moderate-income neighborhood of Uptown, where housing cost pressures have caused the displacement of low-income residents. POAH will develop this project with Voice of the People Uptown, the Co-General Partner for the project. VOP is a grassroots organization that has advocated for the interests of low-income residents of Uptown for fifty-five years. POAH plans to rehabilitate the Heart of Uptown Apartments to address critical capital needs, improve energy efficiency, protect the long-term affordability of the properties, and ensure healthy operations for the property for the 15-year investment period.

The construction contract for Heart of Uptown Apartments will be approximately \$19.5 million, and we expect to bid the project to General Contractors in June 2024. We expect construction to commence in January 2025 and complete in November 2025. The construction of this project is anticipated to require participation of the following trades: utilities, concrete, masonry, carpentry, electrical, plumbing, HVAC, drywall, painting and other interiors, and landscaping. It is also anticipated that other services such as security, environmental, interior design and furnishings and arts installation will be needed. A project budget is not yet available, but the project will be subject to Minority Business Enterprise (MBE) participation of at least 26 percent and women business enterprise (WBE) participation of six percent.

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Preservation of Affordable Housing, Inc. is requesting that you make you member companies aware of this project so that they may submit bids for appropriate subcontracting opportunities. Should you have any questions, please do not hesitate to contact me at (312) 635-2435 or at kday@poah.org. Thank you in advance for your assistance.

Sincerely,

Kathleen Day
Senior Project Manager

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<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$0.68

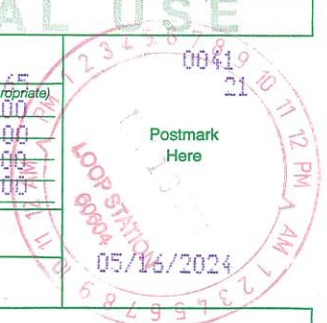
Total Postage and Fees \$8.73

Sent To

Street and Apt. No., or PO Box No.

City, State, ZIP+4®

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions



9589 0710 5270 0296 0020 75

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT

Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Niles, IL 60714

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$3.65
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$0.68

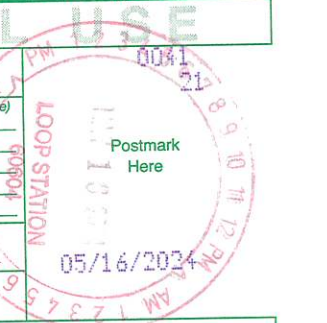
Total Postage and Fees \$8.73

Sent To

Street and Apt. No., or PO Box No.

City, State, ZIP+4®

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions



9589 0710 5270 0296 0019 55

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT

Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Chicago, IL 60654

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$7.35
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$0.68

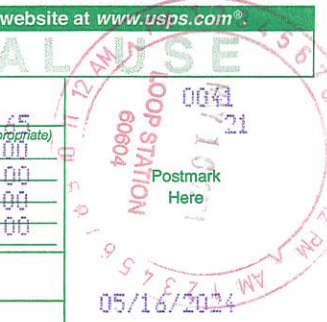
Total Postage and Fees \$8.73

Sent To

Street and Apt. No., or PO Box No.

City, State, ZIP+4®

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions



9589 0710 5270 0296 0020 68

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT

Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Chicago, IL 60627

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$7.35
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$0.68

Total Postage and Fees \$8.73

Sent To

Street and Apt. No., or PO Box No.

City, State, ZIP+4®

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions



9589 0710 5270 0296 0019 62

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT

Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Chicago, IL 60619

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$7.35
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$0.68

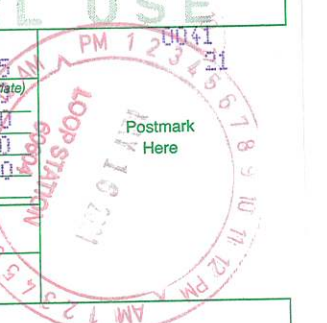
Total Postage and Fees \$8.73

Sent To

Street and Apt. No., or PO Box No.

City, State, ZIP+4®

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions



9589 0710 5270 0296 0020 51

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT

Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Chicago, IL 60641

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$7.35
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$0.68

Total Postage and Fees \$8.73

Sent To

Street and Apt. No., or PO Box No.

City, State, ZIP+4®

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions



9589 0710 5270 0296 0020 44

U.S. Postal Service™ CERTIFIED MAIL® RECEIPT

Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

Chicago, IL 60641

Certified Mail Fee	\$4.40
Extra Services & Fees (check box, add fee as appropriate)	\$7.35
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00

Postage \$0.68

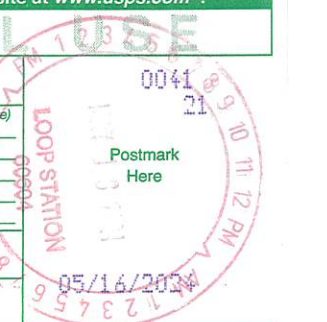
Total Postage and Fees \$8.73

Sent To

Street and Apt. No., or PO Box No.

City, State, ZIP+4®

PS Form 3800, January 2023 PSN 7530-02-000-9047 See Reverse for Instructions





LOOP CLARK STREET
211 S CLARK ST
CHICAGO, IL 60604-9998
(800)275-8777

05/16/2024 05:19 PM

Product	Qty	Unit Price	Price
First-Class Mail® Letter	1		\$0.68
Chicago, IL 60603			
Weight: 0 lb 0.50 oz			
Estimated Delivery Date			
Mon 05/20/2024			
Certified Mail®			\$4.40
Tracking #:			
9589 0710 5270 0296 0020 20			
Return Receipt			\$3.65
Tracking #:			
9590 9402 8199 3030 6846 74			
Total			\$8.73
First-Class Mail® Letter	1		\$0.68
Chicago, IL 60661			
Weight: 0 lb 0.50 oz			
Estimated Delivery Date			
Mon 05/20/2024			
Certified Mail®			\$4.40
Tracking #:			
9589 0710 5270 0296 0020 44			
Return Receipt			\$3.65
Tracking #:			
9590 9402 8199 3030 6846 67			
Total			\$8.73
First-Class Mail® Letter	1		\$0.68
Chicago, IL 60641			
Weight: 0 lb 0.50 oz			
Estimated Delivery Date			
Mon 05/20/2024			
Certified Mail®			\$4.40
Tracking #:			
9589 0710 5270 0296 0020 51			
Return Receipt			\$3.65
Tracking #:			
9590 9402 8199 3030 6846 36			
Total			\$8.73
First-Class Mail® Letter	1		\$0.68
Riverdale, IL 60827			
Weight: 0 lb 0.50 oz			
Estimated Delivery Date			
Mon 05/20/2024			
Certified Mail®			\$4.40
Tracking #:			
9589 0710 5270 0296 0020 68			
Return Receipt			\$3.65
Tracking #:			
9590 9402 8199 3030 6846 43			
Total			\$8.73
First-Class Mail® Letter	1		\$0.68
Niles, IL 60714			
Weight: 0 lb 0.50 oz			
Estimated Delivery Date			
Mon 05/20/2024			
Certified Mail®			\$4.40
Tracking #:			
9589 0710 5270 0296 0020 75			
Return Receipt			\$3.65
Tracking #:			
9590 9402 8199 3030 6845 99			
Total			\$8.73
First-Class Mail® Letter	1		\$0.68
Chicago, IL 60619			
Weight: 0 lb 0.50 oz			
Estimated Delivery Date			
Mon 05/20/2024			
Certified Mail®			\$4.40
Tracking #:			
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Return Receipt			\$3.65
Tracking #:			
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Total			\$8.73
First-Class Mail® Letter	1		\$0.68
Chicago, IL 60654			
Weight: 0 lb 0.50 oz			
Estimated Delivery Date			
Mon 05/20/2024			
Certified Mail®			\$4.40
Tracking #:			
9589 0710 5270 0296 0019 55			
Return Receipt			\$3.65
Tracking #:			
9590 9402 8199 3030 6846 05			
Total			\$8.73

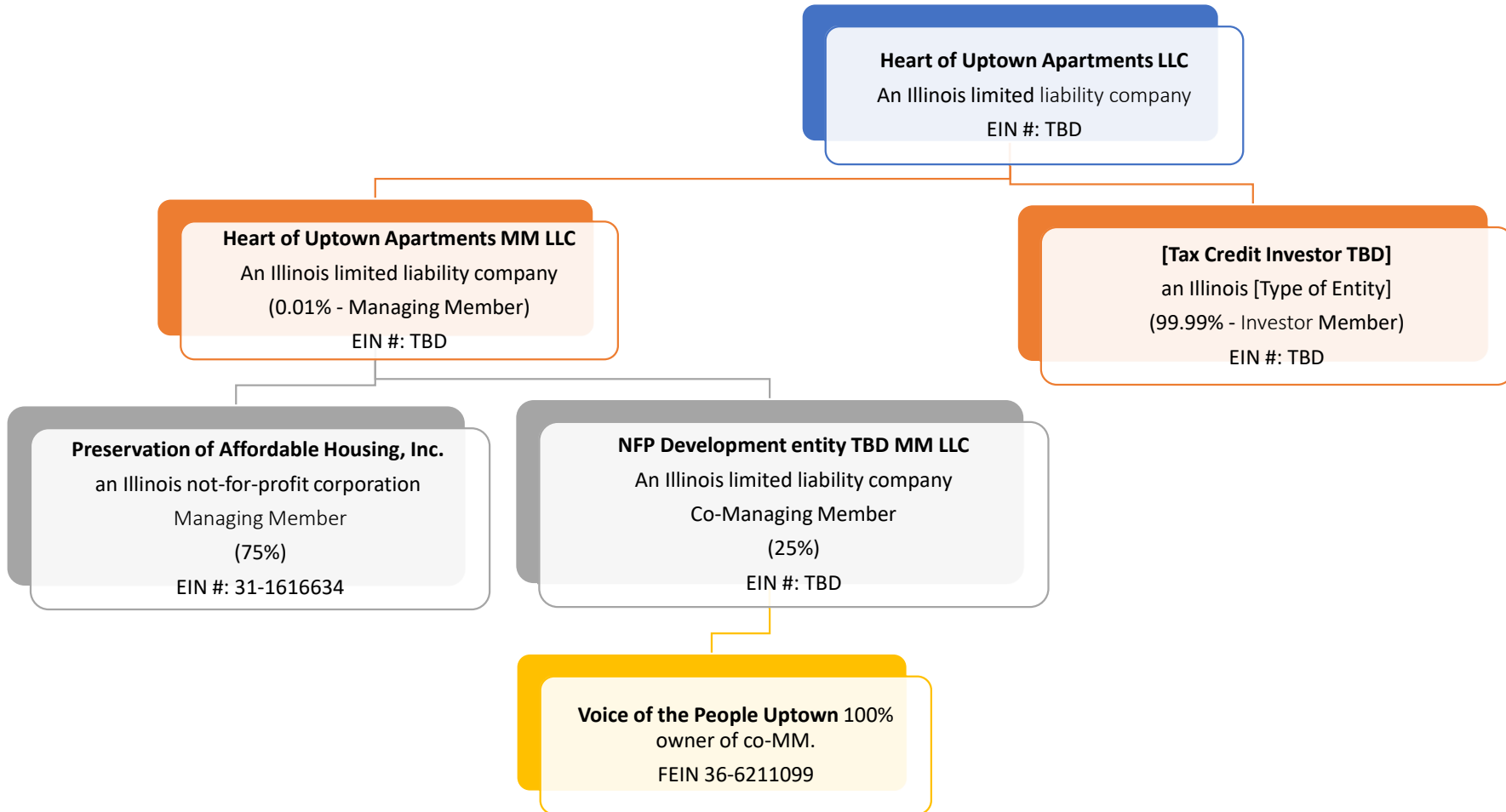
Grand Total: \$61.11

Debit Card Remit \$61.11

Card Name: VISA
Account #: XXXXXXXXXXXX4534
Approval #: 279613
Transaction #: 772
Receipt #: 033992
Debit Card Purchase: \$61.11
AID: A000000980840 Contactless
AL: US DEBIT

Text your tracking number to 28777 (2USPS) to get the latest status. Standard Message

Organizational Chart – Post LIHTC Closing
Proposed Project Name: Heart of Uptown Apartments
IHDA PID: 12340



ANGELA CLAY
ALDERWOMAN, 46TH WARD
4544 NORTH BROADWAY AVENUE
CHICAGO, ILLINOIS 60640
PHONE: 773-878-4646
E-MAIL: INFO@46THWARD.COM



CITY OF CHICAGO
CITY COUNCIL

CITY HALL ROOM 200
121 NORTH LASALLE STREET
CHICAGO, ILLINOIS 60602
PHONE: 773-878-4646

COMMITTEE MEMBERSHIPS
EDUCATION, AND CHILD DEVELOPMENT
ENVIRONMENTAL PROTECTION
AND ENERGY
HOUSING AND REAL ESTATE
LICENSE AND CONSUMER PROTECTION
POLICE AND FIRE
WORKFORCE DEVELOPMENT
ZONING, LANDMARKS, AND BUILDING
STANDARDS
RULES AND ETHICS

May 20th, 2024

Lissette Castañeda, Commissioner
Chicago Department of Housing
121 N. LaSalle, Suite 1000
Chicago IL 60602

Re: POAH/Voice of the People TIF Funding

Dear Commissioner Castañeda,

I am writing to support the use of \$11,500,000 of TIF funds from the Wilson Yards TIF for POAH/Voice of the People's Heart of Uptown Apartments renovation project.

If you have any questions or concerns, please do not hesitate to contact me directly at my office (773) 878-4646 or info@46thward.com.

Angela Clay
Alderwoman, 46th Ward

CLIFTON:

PARCEL 1:

LOTS 13 AND 14 IN THE SUBDIVISION OF LOTS 266 TO 273, BOTH INCLUSIVE AND LOTS 1 TO 4 IN THE SUBDIVISION OF LOTS 274 AND 275 AND VACATED STREET BETWEEN SAID LOTS, AND LOTS 276 TO 283, INCLUSIVE OF WILLIAM DEERING SURRENDEN SUBDIVISION IN THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS 4431-4441 N. CLIFTON AVENUE, CHICAGO, ILLINOIS

PARCEL 1:

LOTS 13 AND 14 IN THE SUBDIVISION OF LOTS 266 TO 273, BOTH INCLUSIVE AND LOTS 1 TO 4 IN THE SUBDIVISION OF LOTS 274 AND 275 AND VACATED STREET BETWEEN SAID LOTS, AND LOTS 276 TO 283, INCLUSIVE OF WILLIAM DEERING SURRENDEN SUBDIVISION IN THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 4431-4441 N. CLIFTON AVENUE, CHICAGO, ILLINOIS

WILSON:

PARCEL 1: INTENTIONALLY OMITTED

PARCEL 2: INTENTIONALLY OMITTED

PARCEL 3:

THE EAST 50 FEET OF THE WEST 150 FEET OF LOT 2 IN RUFUS C. HALL'S SUBDIVISION OF THE 15 RODS SOUTH OF AND ADJOINING THE NORTH 80 RODS OF THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 927 W. WILSON AVENUE, CHICAGO, ILLINOIS

PARCEL 1: INTENTIONALLY OMITTED

PARCEL 2: INTENTIONALLY OMITTED

PARCEL 3:

THE EAST 50 FEET OF THE WEST 150 FEET OF LOT 2 IN RUFUS C. HALL'S SUBDIVISION OF THE 15 RODS SOUTH OF AND ADJOINING THE NORTH 80 RODS OF THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 927 W. WILSON AVENUE, CHICAGO, ILLINOIS

WINDSOR:

PARCEL 1: INTENTIONALLY OMITTED

PARCEL 2:

LOT 4 IN PRUITT & MOORE'S RE-SUBDIVISION OF LOT 3 (EXCEPT WEST 70 FEET) IN RUFUS C. HALL'S SUBDIVISION TOGETHER WITH LOT 5 (EXCEPT THE WEST 30 FEET) IN H.J. WALLINGFORD'S SUBDIVISION OF 15 RODS SOUTH AND ADJOINING THE NORTH 95 RODS IN THE EAST HALF OF

THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 900-902 W. WINDSOR AVENUE AND 4534-4550 N. HAZEL STREET, CHICAGO, ILLINOIS

PARCEL 1: INTENTIONALLY OMITTED

PARCEL 2:

LOT 4 IN PRUITT & MOORE'S RE-SUBDIVISION OF LOT 3 (EXCEPT WEST 70 FEET) IN RUFUS C. HALL'S SUBDIVISION TOGETHER WITH LOT 5 (EXCEPT THE WEST 30 FEET) IN H.J. WALLINGFORD'S SUBDIVISION OF 15 RODS SOUTH AND ADJOINING THE NORTH 95 RODS IN THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 900-902 W. WINDSOR AVENUE AND 4534-4540 N. HAZEL STREET, CHICAGO, ILLINOIS

SUNNYSIDE:

PARCEL 1:

THE EAST 40 FEET OF LOT 35 IN A.T. GALT'S SHERIDAN ROAD SUBDIVISION OF THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 847-849 W. SUNNYSIDE AVENUE, CHICAGO, ILLINOIS

PARCEL 1:

THE EAST 40 FEET OF LOT 35 IN A.T. GALT'S SHERIDAN ROAD SUBDIVISION OF THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 847-849 W. SUNNYSIDE AVENUE, CHICAGO, ILLINOIS

KENMORE:

PARCEL 1: INTENTIONALLY OMITTED

PARCEL 2:

THE EAST 125 FEET OF LOT 35 IN THE SUBDIVISION OF BLOCK 6 OF BUENA PARK AND THE WEST 205 FEET OF LOTS 18 AND 21 OF INGLEHART'S SUBDIVISION OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 4130 N. KENMORE AVENUE, CHICAGO, ILLINOIS

PARCEL 1: INTENTIONALLY OMITTED

PARCEL 2:

THE EAST 125 FEET OF LOT 35 IN THE SUBDIVISION OF BLOCK 6 OF BUENA PARK AND THE WEST 205 FEET OF LOTS 18 AND 21 OF INGLEHART'S SUBDIVISION OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 4130 N. KENMORE AVENUE, CHICAGO, ILLINOIS

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT
AND AFFIDAVIT**

SECTION I -- GENERAL INFORMATION

A. Legal name of the Disclosing Party submitting this EDS. Include d/b/a/ if applicable:

Heart of Uptown Apartments LLC

Check ONE of the following three boxes:

Indicate whether the Disclosing Party submitting this EDS is:

1. the Applicant

OR

2. a legal entity currently holding, or anticipated to hold within six months after City action on the contract, transaction or other undertaking to which this EDS pertains (referred to below as the "Matter"), a direct or indirect interest in excess of 7.5% in the Applicant. State the Applicant's legal name: _____

OR

3. a legal entity with a direct or indirect right of control of the Applicant (see Section II(B)(1)) State the legal name of the entity in which the Disclosing Party holds a right of control: _____

B. Business address of the Disclosing Party:

2 Oliver Street, Suite 500
Boston, MA 02109

C. Telephone: **617-261-9898** Fax: **617-261-6661** Email: **generalcounsel@poah.org**

D. Name of contact person: **Kathleen Day**

E. Federal Employer Identification No. (if you have one): **TBD**

F. Brief description of the Matter to which this EDS pertains. (Include project number and location of property, if applicable):

Bond inducement and authorization of TIF financing for rehab of Heart of Uptown Apartments, a 103-unit family project located at various addresses in Uptown

G. Which City agency or department is requesting this EDS? **City of Chicago Department of Housing**

If the Matter is a contract being handled by the City's Department of Procurement Services, please complete the following:

Specification # **N/A** and Contract # **N/A**

SECTION II -- DISCLOSURE OF OWNERSHIP INTERESTS

A. NATURE OF THE DISCLOSING PARTY

1. Indicate the nature of the Disclosing Party:

- | | |
|-------------------------------------------------------------------|---------------------------------------------------------------|
| <input type="checkbox"/> Person | <input checked="" type="checkbox"/> Limited liability company |
| <input type="checkbox"/> Publicly registered business corporation | <input type="checkbox"/> Limited liability partnership |
| <input type="checkbox"/> Privately held business corporation | <input type="checkbox"/> Joint venture |
| <input type="checkbox"/> Sole proprietorship | <input type="checkbox"/> Not-for-profit corporation |
| <input type="checkbox"/> General partnership | (Is the not-for-profit corporation also a 501(c)(3))? |
| <input type="checkbox"/> Limited partnership | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| <input type="checkbox"/> Trust | <input type="checkbox"/> Other (please specify) |
-

2. For legal entities, the state (or foreign country) of incorporation or organization, if applicable:

Illinois

3. For legal entities not organized in the State of Illinois: Has the organization registered to do business in the State of Illinois as a foreign entity?

- Yes No Organized in Illinois

B. IF THE DISCLOSING PARTY IS A LEGAL ENTITY:

1. List below the full names and titles, if applicable, of: (i) all executive officers and all directors of the entity; (ii) **for not-for-profit corporations**, all members, if any, which are legal entities (if there are no such members, write "no members which are legal entities"); (iii) **for trusts, estates or other similar entities**, the trustee, executor, administrator, or similarly situated party; (iv) **for general or limited partnerships, limited liability companies, limited liability partnerships or joint ventures**, each general partner, managing member, manager or any other person or legal entity that directly or indirectly controls the day-to-day management of the Applicant.

NOTE: Each legal entity listed below must submit an EDS on its own behalf.

Name	Title
Heart of Uptown Apartments MM LLC (managing member with 0.01% interest)	

2. Please provide the following information concerning each person or legal entity having a direct or indirect, current or prospective (i.e. within 6 months after City action) beneficial interest (including ownership) in excess of 7.5%* of the Applicant. Examples of such an interest include shares in a corporation, partnership interest in a partnership or joint venture, interest of a member or manager in a

limited liability company, or interest of a beneficiary of a trust, estate or other similar entity. If none, state "None."

NOTE: Each legal entity listed below may be required to submit an EDS on its own behalf.

Name	Business Address	Percentage Interest in the Applicant
Limited Partner TBD (99.99%) - This is a placeholder. The name of the entity that will be the limited partner is still need to be determined.		

SECTION III -- INCOME OR COMPENSATION TO, OR OWNERSHIP BY, CITY ELECTED OFFICIALS

Has the Disclosing Party provided any income or compensation to any City elected official during the 12-month period preceding the date of this EDS? Yes No

Does the Disclosing Party reasonably expect to provide any income or compensation to any City elected official during the 12-month period following the date of this EDS? Yes No

If "yes" to either of the above, please identify below the name(s) of such City elected official(s) and describe such income or compensation:

N/A

Does any City elected official or, to the best of the Disclosing Party's knowledge after reasonable inquiry, any City elected official's spouse or domestic partner, have a financial interest (as defined in Chapter 2-156 of the Municipal Code of Chicago ("MCC")) in the Disclosing Party?

Yes No

If "yes," please identify below the name(s) of such City elected official(s) and/or spouse(s)/domestic partner(s) and describe the financial interest(s).

N/A

SECTION IV -- DISCLOSURE OF SUBCONTRACTORS AND OTHER RETAINED PARTIES

The Disclosing Party must disclose the name and business address of each subcontractor, attorney, lobbyist (as defined in MCC Chapter 2-156), accountant, consultant and any other person or entity whom the Disclosing Party has retained or expects to retain in connection with the Matter, as well as the nature of the relationship, and the total amount of the fees paid or estimated to be paid. The Disclosing Party is not required to disclose employees who are paid solely through the Disclosing Party's regular payroll. If the Disclosing Party is uncertain whether a disclosure is required under this Section, the Disclosing Party must either ask the City whether disclosure is required or make the disclosure.

Name (indicate whether retained or anticipated to be retained)	Business Address	Relationship to Disclosing Party (subcontractor, attorney, lobbyist, etc.)	Fees (<u>indicate whether paid or estimated.</u>) NOTE: "hourly rate" or "t.b.d." is not an acceptable response.
Architect: LBBA 1625 W. Carroll Ave, Chicago, IL 60612 / expected / \$775,000.00			

Note that POAH Inc has engaged LBBA, but their contract (AIA B101) will ultimately be with the Applicant, Heart of Uptown Apartments LLC

(Add sheets if necessary)

Check here if the Disclosing Party has not retained, nor expects to retain, any such persons or entities.

SECTION V -- CERTIFICATIONS

A. COURT-ORDERED CHILD SUPPORT COMPLIANCE

Under MCC Section 2-92-415, substantial owners of business entities that contract with the City must remain in compliance with their child support obligations throughout the contract's term.

Has any person who directly or indirectly owns 10% or more of the Disclosing Party been declared in arrearage on any child support obligations by any Illinois court of competent jurisdiction?

Yes No No person directly or indirectly owns 10% or more of the Disclosing Party.

If "Yes," has the person entered into a court-approved agreement for payment of all support owed and is the person in compliance with that agreement?

Yes No

B. FURTHER CERTIFICATIONS

1. [This paragraph 1 applies only if the Matter is a contract being handled by the City's Department of Procurement Services.] In the 5-year period preceding the date of this EDS, neither the Disclosing Party nor any Affiliated Entity [see definition in (5) below] has engaged, in connection with the performance of any public contract, the services of an integrity monitor, independent private sector inspector general, or integrity compliance consultant (i.e., an individual or entity with legal, auditing, investigative, or other similar skills, designated by a public agency to help the agency monitor the activity of specified agency vendors as well as help the vendors reform their business practices so they can be considered for agency contracts in the future, or continue with a contract in progress).

2. The Disclosing Party and its Affiliated Entities are not delinquent in the payment of any fine, fee, tax or other source of indebtedness owed to the City of Chicago, including, but not limited to, water and sewer charges, license fees, parking tickets, property taxes and sales taxes, nor is the Disclosing Party delinquent in the payment of any tax administered by the Illinois Department of Revenue.

3. The Disclosing Party and, if the Disclosing Party is a legal entity, all of those persons or entities identified in Section II(B)(1) of this EDS:

- a. are not presently debarred, suspended, proposed for debarment, declared ineligible or voluntarily excluded from any transactions by any federal, state or local unit of government;
- b. have not, during the 5 years before the date of this EDS, been convicted of a criminal offense, adjudged guilty, or had a civil judgment rendered against them in connection with: obtaining, attempting to obtain, or performing a public (federal, state or local) transaction or contract under a public transaction; a violation of federal or state antitrust statutes; fraud; embezzlement; theft; forgery; bribery; falsification or destruction of records; making false statements; or receiving stolen property;
- c. are not presently indicted for, or criminally or civilly charged by, a governmental entity (federal, state or local) with committing any of the offenses set forth in subparagraph (b) above;
- d. have not, during the 5 years before the date of this EDS, had one or more public transactions (federal, state or local) terminated for cause or default; and
- e. have not, during the 5 years before the date of this EDS, been convicted, adjudged guilty, or found liable in a civil proceeding, or in any criminal or civil action, including actions concerning environmental violations, instituted by the City or by the federal government, any state, or any other unit of local government.

4. The Disclosing Party understands and shall comply with the applicable requirements of MCC Chapters 2-56 (Inspector General) and 2-156 (Governmental Ethics).

5. Certifications (5), (6) and (7) concern:

- the Disclosing Party;
- any "Contractor" (meaning any contractor or subcontractor used by the Disclosing Party in connection with the Matter, including but not limited to all persons or legal entities disclosed under Section IV, "Disclosure of Subcontractors and Other Retained Parties");
- any "Affiliated Entity" (meaning a person or entity that, directly or indirectly: controls the Disclosing Party, is controlled by the Disclosing Party, or is, with the Disclosing Party, under common control of another person or entity). Indicia of control include, without limitation: interlocking management or ownership; identity of interests among family members, shared facilities and equipment; common use of employees; or organization of a business entity following the ineligibility of a business entity to do business with federal or state or local government, including the City, using substantially the same management, ownership, or principals as the ineligible entity. With respect to Contractors, the term Affiliated Entity means a person or entity that directly or indirectly controls the Contractor, is controlled by it, or, with the Contractor, is under common control of another person or entity;
- any responsible official of the Disclosing Party, any Contractor or any Affiliated Entity or any other official, agent or employee of the Disclosing Party, any Contractor or any Affiliated Entity, acting pursuant to the direction or authorization of a responsible official of the Disclosing Party, any Contractor or any Affiliated Entity (collectively "Agents").

Neither the Disclosing Party, nor any Contractor, nor any Affiliated Entity of either the Disclosing Party or any Contractor, nor any Agents have, during the 5 years before the date of this EDS, or, with respect to a Contractor, an Affiliated Entity, or an Affiliated Entity of a Contractor during the 5 years before the date of such Contractor's or Affiliated Entity's contract or engagement in connection with the Matter:

- a. bribed or attempted to bribe, or been convicted or adjudged guilty of bribery or attempting to bribe, a public officer or employee of the City, the State of Illinois, or any agency of the federal government or of any state or local government in the United States of America, in that officer's or employee's official capacity;
- b. agreed or colluded with other bidders or prospective bidders, or been a party to any such agreement, or been convicted or adjudged guilty of agreement or collusion among bidders or prospective bidders, in restraint of freedom of competition by agreement to bid a fixed price or otherwise; or
- c. made an admission of such conduct described in subparagraph (a) or (b) above that is a matter of record, but have not been prosecuted for such conduct; or
- d. violated the provisions referenced in MCC Subsection 2-92-320(a)(4)(Contracts Requiring a Base Wage); (a)(5)(Debarment Regulations); or (a)(6)(Minimum Wage Ordinance).

6. Neither the Disclosing Party, nor any Affiliated Entity or Contractor, or any of their employees, officials, agents or partners, is barred from contracting with any unit of state or local government as a result of engaging in or being convicted of (1) bid-rigging in violation of 720 ILCS 5/33E-3; (2) bid-rotating in violation of 720 ILCS 5/33E-4; or (3) any similar offense of any state or of the United States of America that contains the same elements as the offense of bid-rigging or bid-rotating.

7. Neither the Disclosing Party nor any Affiliated Entity is listed on a Sanctions List maintained by the United States Department of Commerce, State, or Treasury, or any successor federal agency.

8. [FOR APPLICANT ONLY] (i) Neither the Applicant nor any "controlling person" [see MCC Chapter 1-23, Article I for applicability and defined terms] of the Applicant is currently indicted or charged with, or has admitted guilt of, or has ever been convicted of, or placed under supervision for, any criminal offense involving actual, attempted, or conspiracy to commit bribery, theft, fraud, forgery, perjury, dishonesty or deceit against an officer or employee of the City or any "sister agency"; and (ii) the Applicant understands and acknowledges that compliance with Article I is a continuing requirement for doing business with the City. NOTE: If MCC Chapter 1-23, Article I applies to the Applicant, that Article's permanent compliance timeframe supersedes 5-year compliance timeframes in this Section V.

9. [FOR APPLICANT ONLY] The Applicant and its Affiliated Entities will not use, nor permit their subcontractors to use, any facility listed as having an active exclusion by the U.S. EPA on the federal System for Award Management ("SAM").

10. [FOR APPLICANT ONLY] The Applicant will obtain from any contractors/subcontractors hired or to be hired in connection with the Matter certifications equal in form and substance to those in Certifications (2) and (9) above and will not, without the prior written consent of the City, use any such

contractor/subcontractor that does not provide such certifications or that the Applicant has reason to believe has not provided or cannot provide truthful certifications.

11. If the Disclosing Party is unable to certify to any of the above statements in this Part B (Further Certifications), the Disclosing Party must explain below:

N/A

If the letters "NA," the word "None," or no response appears on the lines above, it will be conclusively presumed that the Disclosing Party certified to the above statements.

12. To the best of the Disclosing Party's knowledge after reasonable inquiry, the following is a complete list of all current employees of the Disclosing Party who were, at any time during the 12-month period preceding the date of this EDS, an employee, or elected or appointed official, of the City of Chicago (if none, indicate with "N/A" or "none").

N/A

13. To the best of the Disclosing Party's knowledge after reasonable inquiry, the following is a complete list of all gifts that the Disclosing Party has given or caused to be given, at any time during the 12-month period preceding the execution date of this EDS, to an employee, or elected or appointed official, of the City of Chicago. For purposes of this statement, a "gift" does not include: (i) anything made generally available to City employees or to the general public, or (ii) food or drink provided in the course of official City business and having a retail value of less than \$25 per recipient, or (iii) a political contribution otherwise duly reported as required by law (if none, indicate with "N/A" or "none"). As to any gift listed below, please also list the name of the City recipient.

N/A

C. CERTIFICATION OF STATUS AS FINANCIAL INSTITUTION

1. The Disclosing Party certifies that the Disclosing Party (check one)

is is not

a "financial institution" as defined in MCC Section 2-32-455(b).

2. If the Disclosing Party IS a financial institution, then the Disclosing Party pledges:

"We are not and will not become a predatory lender as defined in MCC Chapter 2-32. We further pledge that none of our affiliates is, and none of them will become, a predatory lender as defined in MCC Chapter 2-32. We understand that becoming a predatory lender or becoming an affiliate of a predatory lender may result in the loss of the privilege of doing business with the City."

If the Disclosing Party is unable to make this pledge because it or any of its affiliates (as defined in MCC Section 2-32-455(b)) is a predatory lender within the meaning of MCC Chapter 2-32, explain here (attach additional pages if necessary):

N/A

If the letters "NA," the word "None," or no response appears on the lines above, it will be conclusively presumed that the Disclosing Party certified to the above statements.

D. CERTIFICATION REGARDING FINANCIAL INTEREST IN CITY BUSINESS

Any words or terms defined in MCC Chapter 2-156 have the same meanings if used in this Part D.

1. In accordance with MCC Section 2-156-110: To the best of the Disclosing Party's knowledge after reasonable inquiry, does any official or employee of the City have a financial interest in his or her own name or in the name of any other person or entity in the Matter?

Yes

No

NOTE: If you checked "Yes" to Item D(1), proceed to Items D(2) and D(3). If you checked "No" to Item D(1), skip Items D(2) and D(3) and proceed to Part E.

2. Unless sold pursuant to a process of competitive bidding, or otherwise permitted, no City elected official or employee shall have a financial interest in his or her own name or in the name of any other person or entity in the purchase of any property that (i) belongs to the City, or (ii) is sold for taxes or assessments, or (iii) is sold by virtue of legal process at the suit of the City (collectively, "City Property Sale"). Compensation for property taken pursuant to the City's eminent domain power does not constitute a financial interest within the meaning of this Part D.

Does the Matter involve a City Property Sale?

Yes

No

3. If you checked "Yes" to Item D(1), provide the names and business addresses of the City officials or employees having such financial interest and identify the nature of the financial interest:

Name	Business Address	Nature of Financial Interest
N/A		

4. The Disclosing Party further certifies that no prohibited financial interest in the Matter will be acquired by any City official or employee.

E. CERTIFICATION REGARDING SLAVERY ERA BUSINESS

Please check either (1) or (2) below. If the Disclosing Party checks (2), the Disclosing Party must disclose below or in an attachment to this EDS all information required by (2). Failure to comply with these disclosure requirements may make any contract entered into with the City in connection with the Matter voidable by the City.

X 1. The Disclosing Party verifies that the Disclosing Party has searched any and all records of the Disclosing Party and any and all predecessor entities regarding records of investments or profits from slavery or slaveholder insurance policies during the slavery era (including insurance policies issued to slaveholders that provided coverage for damage to or injury or death of their slaves), and the Disclosing Party has found no such records.

2. The Disclosing Party verifies that, as a result of conducting the search in step (1) above, the Disclosing Party has found records of investments or profits from slavery or slaveholder insurance policies. The Disclosing Party verifies that the following constitutes full disclosure of all such records, including the names of any and all slaves or slaveholders described in those records:

N/A

SECTION VI -- CERTIFICATIONS FOR FEDERALLY FUNDED MATTERS

NOTE: If the Matter is federally funded, complete this Section VI. If the Matter is not federally funded, proceed to Section VII. For purposes of this Section VI, tax credits allocated by the City and proceeds of debt obligations of the City are not federal funding.

A. CERTIFICATION REGARDING LOBBYING

1. List below the names of all persons or entities registered under the federal Lobbying Disclosure Act of 1995, as amended, who have made lobbying contacts on behalf of the Disclosing Party with respect to the Matter: (Add sheets if necessary):

N/A

(If no explanation appears or begins on the lines above, or if the letters "NA" or if the word "None" appear, it will be conclusively presumed that the Disclosing Party means that NO persons or entities registered under the Lobbying Disclosure Act of 1995, as amended, have made lobbying contacts on behalf of the Disclosing Party with respect to the Matter.)

2. The Disclosing Party has not spent and will not expend any federally appropriated funds to pay any person or entity listed in paragraph A(1) above for his or her lobbying activities or to pay any person or entity to influence or attempt to influence an officer or employee of any agency, as defined by applicable federal law, a member of Congress, an officer or employee of Congress, or an employee

of a member of Congress, in connection with the award of any federally funded contract, making any federally funded grant or loan, entering into any cooperative agreement, or to extend, continue, renew, amend, or modify any federally funded contract, grant, loan, or cooperative agreement.

3. The Disclosing Party will submit an updated certification at the end of each calendar quarter in which there occurs any event that materially affects the accuracy of the statements and information set forth in paragraphs A(1) and A(2) above.

4. The Disclosing Party certifies that either: (i) it is not an organization described in section 501(c)(4) of the Internal Revenue Code of 1986; or (ii) it is an organization described in section 501(c)(4) of the Internal Revenue Code of 1986 but has not engaged and will not engage in "Lobbying Activities," as that term is defined in the Lobbying Disclosure Act of 1995, as amended.

5. If the Disclosing Party is the Applicant, the Disclosing Party must obtain certifications equal in form and substance to paragraphs A(1) through A(4) above from all subcontractors before it awards any subcontract and the Disclosing Party must maintain all such subcontractors' certifications for the duration of the Matter and must make such certifications promptly available to the City upon request.

B. CERTIFICATION REGARDING EQUAL EMPLOYMENT OPPORTUNITY

If the Matter is federally funded, federal regulations require the Applicant and all proposed subcontractors to submit the following information with their bids or in writing at the outset of negotiations.

Is the Disclosing Party the Applicant?

Yes No

If "Yes," answer the three questions below:

1. Have you developed and do you have on file affirmative action programs pursuant to applicable federal regulations? (See 41 CFR Part 60-2.)

Yes No

2. Have you filed with the Joint Reporting Committee, the Director of the Office of Federal Contract Compliance Programs, or the Equal Employment Opportunity Commission all reports due under the applicable filing requirements?

Yes No Reports not required

3. Have you participated in any previous contracts or subcontracts subject to the equal opportunity clause?

Yes No

If you checked "No" to question (1) or (2) above, please provide an explanation:

N/A

SECTION VII -- FURTHER ACKNOWLEDGMENTS AND CERTIFICATION

The Disclosing Party understands and agrees that:

A. The certifications, disclosures, and acknowledgments contained in this EDS will become part of any contract or other agreement between the Applicant and the City in connection with the Matter, whether procurement, City assistance, or other City action, and are material inducements to the City's execution of any contract or taking other action with respect to the Matter. The Disclosing Party understands that it must comply with all statutes, ordinances, and regulations on which this EDS is based.

B. The City's Governmental Ethics Ordinance, MCC Chapter 2-156, imposes certain duties and obligations on persons or entities seeking City contracts, work, business, or transactions. The full text of this ordinance and a training program is available on line at www.cityofchicago.org/Ethics, and may also be obtained from the City's Board of Ethics, 740 N. Sedgwick St., Suite 500, Chicago, IL 60610, (312) 744-9660. The Disclosing Party must comply fully with this ordinance.

C. If the City determines that any information provided in this EDS is false, incomplete or inaccurate, any contract or other agreement in connection with which it is submitted may be rescinded or be void or voidable, and the City may pursue any remedies under the contract or agreement (if not rescinded or void), at law, or in equity, including terminating the Disclosing Party's participation in the Matter and/or declining to allow the Disclosing Party to participate in other City transactions. Remedies at law for a false statement of material fact may include incarceration and an award to the City of treble damages.

D. It is the City's policy to make this document available to the public on its Internet site and/or upon request. Some or all of the information provided in, and appended to, this EDS may be made publicly available on the Internet, in response to a Freedom of Information Act request, or otherwise. By completing and signing this EDS, the Disclosing Party waives and releases any possible rights or claims which it may have against the City in connection with the public release of information contained in this EDS and also authorizes the City to verify the accuracy of any information submitted in this EDS.

E. The information provided in this EDS must be kept current. In the event of changes, the Disclosing Party must supplement this EDS up to the time the City takes action on the Matter. If the Matter is a contract being handled by the City's Department of Procurement Services, the Disclosing Party must update this EDS as the contract requires. **NOTE:** With respect to Matters subject to MCC Chapter 1-23, Article I (imposing **PERMANENT INELIGIBILITY** for certain specified offenses), the information provided herein regarding eligibility must be kept current for a longer period, as required by MCC Chapter 1-23 and Section 2-154-020.

CERTIFICATION

Under penalty of perjury, the person signing below: (1) warrants that he/she is authorized to execute this EDS, and all applicable Appendices, on behalf of the Disclosing Party, and (2) warrants that all certifications and statements contained in this EDS, and all applicable Appendices, are true, accurate and complete as of the date furnished to the City.

Heart of Uptown Apartments LLC

By: Heart of Uptown Apartments MM LLC, its managing member

By: Preservation of Affordable Housing, Inc., its managing member

(Print or type exact legal name of Disclosing Party)

By: _____

(Sign here)

William Eager

(Print or type name of person signing)

Senior Vice President, Real Estate Development, Preservation of Affordable Housing, Inc

(Print or type title of person signing)

Signed and sworn to before me on (date) _____,

at _____ County, _____ (state).

Notary Public

Commission expires: _____

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT AND AFFIDAVIT
APPENDIX A**

**FAMILIAL RELATIONSHIPS WITH ELECTED CITY OFFICIALS
AND DEPARTMENT HEADS**

This Appendix is to be completed only by (a) the Applicant, and (b) any legal entity which has a direct ownership interest in the Applicant exceeding 7.5%. It is not to be completed by any legal entity which has only an indirect ownership interest in the Applicant.

Under MCC Section 2-154-015, the Disclosing Party must disclose whether such Disclosing Party or any “Applicable Party” or any Spouse or Domestic Partner thereof currently has a “familial relationship” with any elected city official or department head. A “familial relationship” exists if, as of the date this EDS is signed, the Disclosing Party or any “Applicable Party” or any Spouse or Domestic Partner thereof is related to the mayor, any alderman, the city clerk, the city treasurer or any city department head as spouse or domestic partner or as any of the following, whether by blood or adoption: parent, child, brother or sister, aunt or uncle, niece or nephew, grandparent, grandchild, father-in-law, mother-in-law, son-in-law, daughter-in-law, stepfather or stepmother, stepson or stepdaughter, stepbrother or stepsister or half-brother or half-sister.

“Applicable Party” means (1) all executive officers of the Disclosing Party listed in Section II.B.1.a., if the Disclosing Party is a corporation; all partners of the Disclosing Party, if the Disclosing Party is a general partnership; all general partners and limited partners of the Disclosing Party, if the Disclosing Party is a limited partnership; all managers, managing members and members of the Disclosing Party, if the Disclosing Party is a limited liability company; (2) all principal officers of the Disclosing Party; and (3) any person having more than a 7.5% ownership interest in the Disclosing Party. “Principal officers” means the president, chief operating officer, executive director, chief financial officer, treasurer or secretary of a legal entity or any person exercising similar authority.

Does the Disclosing Party or any “Applicable Party” or any Spouse or Domestic Partner thereof currently have a “familial relationship” with an elected city official or department head?

Yes

No

If yes, please identify below (1) the name and title of such person, (2) the name of the legal entity to which such person is connected; (3) the name and title of the elected city official or department head to whom such person has a familial relationship, and (4) the precise nature of such familial relationship.

N/A

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT AND AFFIDAVIT
APPENDIX B**

BUILDING CODE SCOFFLAW/PROBLEM LANDLORD CERTIFICATION

This Appendix is to be completed only by (a) the Applicant, and (b) any legal entity which has a direct ownership interest in the Applicant exceeding 7.5% (an "Owner"). It is not to be completed by any legal entity which has only an indirect ownership interest in the Applicant.

1. Pursuant to MCC Section 2-154-010, is the Applicant or any Owner identified as a building code scofflaw or problem landlord pursuant to MCC Section 2-92-416?

Yes No

2. If the Applicant is a legal entity publicly traded on any exchange, is any officer or director of the Applicant identified as a building code scofflaw or problem landlord pursuant to MCC Section 2-92-416?

Yes No The Applicant is not publicly traded on any exchange.

3. If yes to (1) or (2) above, please identify below the name of each person or legal entity identified as a building code scofflaw or problem landlord and the address of each building or buildings to which the pertinent code violations apply.

N/A

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT AND AFFIDAVIT
APPENDIX C**

PROHIBITION ON WAGE & SALARY HISTORY SCREENING - CERTIFICATION

This Appendix is to be completed only by an Applicant that is completing this EDS as a “contractor” as defined in MCC Section 2-92-385. That section, which should be consulted (www.amlegal.com), generally covers a party to any agreement pursuant to which they: (i) receive City of Chicago funds in consideration for services, work or goods provided (including for legal or other professional services), or (ii) pay the City money for a license, grant or concession allowing them to conduct a business on City premises.

On behalf of an Applicant that is a contractor pursuant to MCC Section 2-92-385, I hereby certify that the Applicant is in compliance with MCC Section 2-92-385(b)(1) and (2), which prohibit: (i) screening job applicants based on their wage or salary history, or (ii) seeking job applicants’ wage or salary history from current or former employers. I also certify that the Applicant has adopted a policy that includes those prohibitions.

Yes

No

N/A – I am not an Applicant that is a “contractor” as defined in MCC Section 2-92-385.

This certification shall serve as the affidavit required by MCC Section 2-92-385(c)(1).

If you checked “no” to the above, please explain.

N/A

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT
AND AFFIDAVIT**

SECTION I -- GENERAL INFORMATION

A. Legal name of the Disclosing Party submitting this EDS. Include d/b/a/ if applicable:

Heart of Uptown Apartments LLC

Check ONE of the following three boxes:

Indicate whether the Disclosing Party submitting this EDS is:

1. the Applicant

OR

2. a legal entity currently holding, or anticipated to hold within six months after City action on the contract, transaction or other undertaking to which this EDS pertains (referred to below as the "Matter"), a direct or indirect interest in excess of 7.5% in the Applicant. State the Applicant's legal name: _____

OR

3. a legal entity with a direct or indirect right of control of the Applicant (see Section II(B)(1)) State the legal name of the entity in which the Disclosing Party holds a right of control: _____

B. Business address of the Disclosing Party:

2 Oliver Street, Suite 500

Boston, MA 02109

C. Telephone: **617-261-9898** Fax: **617-261-6661** Email: **generalcounsel@poah.org**

D. Name of contact person: **Kathleen Day**

E. Federal Employer Identification No. (if you have one): **TBD**

F. Brief description of the Matter to which this EDS pertains. (Include project number and location of property, if applicable):

Bond inducement and authorization of TIF financing for rehab of Heart of Uptown Apartments, a 103-unit family project located at various addresses in Uptown

G. Which City agency or department is requesting this EDS? **City of Chicago Department of Housing**

If the Matter is a contract being handled by the City's Department of Procurement Services, please complete the following:

Specification # **N/A** and Contract # **N/A**

SECTION II -- DISCLOSURE OF OWNERSHIP INTERESTS

A. NATURE OF THE DISCLOSING PARTY

1. Indicate the nature of the Disclosing Party:

- | | |
|-------------------------------------------------------------------|---------------------------------------------------------------|
| <input type="checkbox"/> Person | <input checked="" type="checkbox"/> Limited liability company |
| <input type="checkbox"/> Publicly registered business corporation | <input type="checkbox"/> Limited liability partnership |
| <input type="checkbox"/> Privately held business corporation | <input type="checkbox"/> Joint venture |
| <input type="checkbox"/> Sole proprietorship | <input type="checkbox"/> Not-for-profit corporation |
| <input type="checkbox"/> General partnership | (Is the not-for-profit corporation also a 501(c)(3))? |
| <input type="checkbox"/> Limited partnership | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| <input type="checkbox"/> Trust | <input type="checkbox"/> Other (please specify) |
-

2. For legal entities, the state (or foreign country) of incorporation or organization, if applicable:

Illinois

3. For legal entities not organized in the State of Illinois: Has the organization registered to do business in the State of Illinois as a foreign entity?

- Yes No Organized in Illinois

B. IF THE DISCLOSING PARTY IS A LEGAL ENTITY:

1. List below the full names and titles, if applicable, of: (i) all executive officers and all directors of the entity; (ii) **for not-for-profit corporations**, all members, if any, which are legal entities (if there are no such members, write "no members which are legal entities"); (iii) **for trusts, estates or other similar entities**, the trustee, executor, administrator, or similarly situated party; (iv) **for general or limited partnerships, limited liability companies, limited liability partnerships or joint ventures**, each general partner, managing member, manager or any other person or legal entity that directly or indirectly controls the day-to-day management of the Applicant.

NOTE: Each legal entity listed below must submit an EDS on its own behalf.

Name	Title
------	-------

Heart of Uptown Apartments MM LLC (managing member with 0.01% interest)	
-------------------------------------------------------------------------	--

2. Please provide the following information concerning each person or legal entity having a direct or indirect, current or prospective (i.e. within 6 months after City action) beneficial interest (including ownership) in excess of 7.5%* of the Applicant. Examples of such an interest include shares in a corporation, partnership interest in a partnership or joint venture, interest of a member or manager in a

limited liability company, or interest of a beneficiary of a trust, estate or other similar entity. If none, state "None."

NOTE: Each legal entity listed below may be required to submit an EDS on its own behalf.

Name	Business Address	Percentage Interest in the Applicant
Limited Partner TBD (99.99%) - This is a placeholder. The name of the entity that will be the limited partner is still need to be determined.		

SECTION III -- INCOME OR COMPENSATION TO, OR OWNERSHIP BY, CITY ELECTED OFFICIALS

Has the Disclosing Party provided any income or compensation to any City elected official during the 12-month period preceding the date of this EDS? Yes No

Does the Disclosing Party reasonably expect to provide any income or compensation to any City elected official during the 12-month period following the date of this EDS? Yes No

If "yes" to either of the above, please identify below the name(s) of such City elected official(s) and describe such income or compensation:

N/A

Does any City elected official or, to the best of the Disclosing Party's knowledge after reasonable inquiry, any City elected official's spouse or domestic partner, have a financial interest (as defined in Chapter 2-156 of the Municipal Code of Chicago ("MCC")) in the Disclosing Party?

Yes No

If "yes," please identify below the name(s) of such City elected official(s) and/or spouse(s)/domestic partner(s) and describe the financial interest(s).

N/A

SECTION IV -- DISCLOSURE OF SUBCONTRACTORS AND OTHER RETAINED PARTIES

The Disclosing Party must disclose the name and business address of each subcontractor, attorney, lobbyist (as defined in MCC Chapter 2-156), accountant, consultant and any other person or entity whom the Disclosing Party has retained or expects to retain in connection with the Matter, as well as the nature of the relationship, and the total amount of the fees paid or estimated to be paid. The Disclosing Party is not required to disclose employees who are paid solely through the Disclosing Party's regular payroll. If the Disclosing Party is uncertain whether a disclosure is required under this Section, the Disclosing Party must either ask the City whether disclosure is required or make the disclosure.

Name (indicate whether retained or anticipated to be retained)	Business Address	Relationship to Disclosing Party (subcontractor, attorney, lobbyist, etc.)	Fees (<u>indicate whether paid or estimated.</u>) NOTE: "hourly rate" or "t.b.d." is not an acceptable response.
----------------------------------------------------------------	------------------	----------------------------------------------------------------------------	---------------------------------------------------------------------------------------------------------------------------

Architect: LBBA 1625 W. Carroll Ave, Chicago, IL 60612 / expected / \$775,000.00

Note that POAH Inc has engaged LBBA, but their contract (AIA B101) will ultimately be with the Applicant, Heart of Uptown Apartments LLC

(Add sheets if necessary)

Check here if the Disclosing Party has not retained, nor expects to retain, any such persons or entities.

SECTION V -- CERTIFICATIONS

A. COURT-ORDERED CHILD SUPPORT COMPLIANCE

Under MCC Section 2-92-415, substantial owners of business entities that contract with the City must remain in compliance with their child support obligations throughout the contract's term.

Has any person who directly or indirectly owns 10% or more of the Disclosing Party been declared in arrearage on any child support obligations by any Illinois court of competent jurisdiction?

Yes No No person directly or indirectly owns 10% or more of the Disclosing Party.

If "Yes," has the person entered into a court-approved agreement for payment of all support owed and is the person in compliance with that agreement?

Yes No

B. FURTHER CERTIFICATIONS

1. [This paragraph 1 applies only if the Matter is a contract being handled by the City's Department of Procurement Services.] In the 5-year period preceding the date of this EDS, neither the Disclosing Party nor any Affiliated Entity [see definition in (5) below] has engaged, in connection with the performance of any public contract, the services of an integrity monitor, independent private sector inspector general, or integrity compliance consultant (i.e., an individual or entity with legal, auditing, investigative, or other similar skills, designated by a public agency to help the agency monitor the activity of specified agency vendors as well as help the vendors reform their business practices so they can be considered for agency contracts in the future, or continue with a contract in progress).

2. The Disclosing Party and its Affiliated Entities are not delinquent in the payment of any fine, fee, tax or other source of indebtedness owed to the City of Chicago, including, but not limited to, water and sewer charges, license fees, parking tickets, property taxes and sales taxes, nor is the Disclosing Party delinquent in the payment of any tax administered by the Illinois Department of Revenue.

3. The Disclosing Party and, if the Disclosing Party is a legal entity, all of those persons or entities identified in Section II(B)(1) of this EDS:

- a. are not presently debarred, suspended, proposed for debarment, declared ineligible or voluntarily excluded from any transactions by any federal, state or local unit of government;
- b. have not, during the 5 years before the date of this EDS, been convicted of a criminal offense, adjudged guilty, or had a civil judgment rendered against them in connection with: obtaining, attempting to obtain, or performing a public (federal, state or local) transaction or contract under a public transaction; a violation of federal or state antitrust statutes; fraud; embezzlement; theft; forgery; bribery; falsification or destruction of records; making false statements; or receiving stolen property;
- c. are not presently indicted for, or criminally or civilly charged by, a governmental entity (federal, state or local) with committing any of the offenses set forth in subparagraph (b) above;
- d. have not, during the 5 years before the date of this EDS, had one or more public transactions (federal, state or local) terminated for cause or default; and
- e. have not, during the 5 years before the date of this EDS, been convicted, adjudged guilty, or found liable in a civil proceeding, or in any criminal or civil action, including actions concerning environmental violations, instituted by the City or by the federal government, any state, or any other unit of local government.

4. The Disclosing Party understands and shall comply with the applicable requirements of MCC Chapters 2-56 (Inspector General) and 2-156 (Governmental Ethics).

5. Certifications (5), (6) and (7) concern:

- the Disclosing Party;
- any "Contractor" (meaning any contractor or subcontractor used by the Disclosing Party in connection with the Matter, including but not limited to all persons or legal entities disclosed under Section IV, "Disclosure of Subcontractors and Other Retained Parties");
- any "Affiliated Entity" (meaning a person or entity that, directly or indirectly: controls the Disclosing Party, is controlled by the Disclosing Party, or is, with the Disclosing Party, under common control of another person or entity). Indicia of control include, without limitation: interlocking management or ownership; identity of interests among family members, shared facilities and equipment; common use of employees; or organization of a business entity following the ineligibility of a business entity to do business with federal or state or local government, including the City, using substantially the same management, ownership, or principals as the ineligible entity. With respect to Contractors, the term Affiliated Entity means a person or entity that directly or indirectly controls the Contractor, is controlled by it, or, with the Contractor, is under common control of another person or entity;
- any responsible official of the Disclosing Party, any Contractor or any Affiliated Entity or any other official, agent or employee of the Disclosing Party, any Contractor or any Affiliated Entity, acting pursuant to the direction or authorization of a responsible official of the Disclosing Party, any Contractor or any Affiliated Entity (collectively "Agents").

Neither the Disclosing Party, nor any Contractor, nor any Affiliated Entity of either the Disclosing Party or any Contractor, nor any Agents have, during the 5 years before the date of this EDS, or, with respect to a Contractor, an Affiliated Entity, or an Affiliated Entity of a Contractor during the 5 years before the date of such Contractor's or Affiliated Entity's contract or engagement in connection with the Matter:

a. bribed or attempted to bribe, or been convicted or adjudged guilty of bribery or attempting to bribe, a public officer or employee of the City, the State of Illinois, or any agency of the federal government or of any state or local government in the United States of America, in that officer's or employee's official capacity;

b. agreed or colluded with other bidders or prospective bidders, or been a party to any such agreement, or been convicted or adjudged guilty of agreement or collusion among bidders or prospective bidders, in restraint of freedom of competition by agreement to bid a fixed price or otherwise; or

c. made an admission of such conduct described in subparagraph (a) or (b) above that is a matter of record, but have not been prosecuted for such conduct; or

d. violated the provisions referenced in MCC Subsection 2-92-320(a)(4)(Contracts Requiring a Base Wage); (a)(5)(Debarment Regulations); or (a)(6)(Minimum Wage Ordinance).

6. Neither the Disclosing Party, nor any Affiliated Entity or Contractor, or any of their employees, officials, agents or partners, is barred from contracting with any unit of state or local government as a result of engaging in or being convicted of (1) bid-rigging in violation of 720 ILCS 5/33E-3; (2) bid-rotating in violation of 720 ILCS 5/33E-4; or (3) any similar offense of any state or of the United States of America that contains the same elements as the offense of bid-rigging or bid-rotating.

7. Neither the Disclosing Party nor any Affiliated Entity is listed on a Sanctions List maintained by the United States Department of Commerce, State, or Treasury, or any successor federal agency.

8. [FOR APPLICANT ONLY] (i) Neither the Applicant nor any "controlling person" [see MCC Chapter 1-23, Article I for applicability and defined terms] of the Applicant is currently indicted or charged with, or has admitted guilt of, or has ever been convicted of, or placed under supervision for, any criminal offense involving actual, attempted, or conspiracy to commit bribery, theft, fraud, forgery, perjury, dishonesty or deceit against an officer or employee of the City or any "sister agency"; and (ii) the Applicant understands and acknowledges that compliance with Article I is a continuing requirement for doing business with the City. NOTE: If MCC Chapter 1-23, Article I applies to the Applicant, that Article's permanent compliance timeframe supersedes 5-year compliance timeframes in this Section V.

9. [FOR APPLICANT ONLY] The Applicant and its Affiliated Entities will not use, nor permit their subcontractors to use, any facility listed as having an active exclusion by the U.S. EPA on the federal System for Award Management ("SAM").

10. [FOR APPLICANT ONLY] The Applicant will obtain from any contractors/subcontractors hired or to be hired in connection with the Matter certifications equal in form and substance to those in Certifications (2) and (9) above and will not, without the prior written consent of the City, use any such

contractor/subcontractor that does not provide such certifications or that the Applicant has reason to believe has not provided or cannot provide truthful certifications.

11. If the Disclosing Party is unable to certify to any of the above statements in this Part B (Further Certifications), the Disclosing Party must explain below:

N/A

If the letters "NA," the word "None," or no response appears on the lines above, it will be conclusively presumed that the Disclosing Party certified to the above statements.

12. To the best of the Disclosing Party's knowledge after reasonable inquiry, the following is a complete list of all current employees of the Disclosing Party who were, at any time during the 12-month period preceding the date of this EDS, an employee, or elected or appointed official, of the City of Chicago (if none, indicate with "N/A" or "none").

N/A

13. To the best of the Disclosing Party's knowledge after reasonable inquiry, the following is a complete list of all gifts that the Disclosing Party has given or caused to be given, at any time during the 12-month period preceding the execution date of this EDS, to an employee, or elected or appointed official, of the City of Chicago. For purposes of this statement, a "gift" does not include: (i) anything made generally available to City employees or to the general public, or (ii) food or drink provided in the course of official City business and having a retail value of less than \$25 per recipient, or (iii) a political contribution otherwise duly reported as required by law (if none, indicate with "N/A" or "none"). As to any gift listed below, please also list the name of the City recipient.

N/A

C. CERTIFICATION OF STATUS AS FINANCIAL INSTITUTION

1. The Disclosing Party certifies that the Disclosing Party (check one)

is is not

a "financial institution" as defined in MCC Section 2-32-455(b).

2. If the Disclosing Party IS a financial institution, then the Disclosing Party pledges:

"We are not and will not become a predatory lender as defined in MCC Chapter 2-32. We further pledge that none of our affiliates is, and none of them will become, a predatory lender as defined in MCC Chapter 2-32. We understand that becoming a predatory lender or becoming an affiliate of a predatory lender may result in the loss of the privilege of doing business with the City."

If the Disclosing Party is unable to make this pledge because it or any of its affiliates (as defined in MCC Section 2-32-455(b)) is a predatory lender within the meaning of MCC Chapter 2-32, explain here (attach additional pages if necessary):

N/A

If the letters "NA," the word "None," or no response appears on the lines above, it will be conclusively presumed that the Disclosing Party certified to the above statements.

D. CERTIFICATION REGARDING FINANCIAL INTEREST IN CITY BUSINESS

Any words or terms defined in MCC Chapter 2-156 have the same meanings if used in this Part D.

1. In accordance with MCC Section 2-156-110: To the best of the Disclosing Party's knowledge after reasonable inquiry, does any official or employee of the City have a financial interest in his or her own name or in the name of any other person or entity in the Matter?

Yes

No

NOTE: If you checked "Yes" to Item D(1), proceed to Items D(2) and D(3). If you checked "No" to Item D(1), skip Items D(2) and D(3) and proceed to Part E.

2. Unless sold pursuant to a process of competitive bidding, or otherwise permitted, no City elected official or employee shall have a financial interest in his or her own name or in the name of any other person or entity in the purchase of any property that (i) belongs to the City, or (ii) is sold for taxes or assessments, or (iii) is sold by virtue of legal process at the suit of the City (collectively, "City Property Sale"). Compensation for property taken pursuant to the City's eminent domain power does not constitute a financial interest within the meaning of this Part D.

Does the Matter involve a City Property Sale?

Yes

No

3. If you checked "Yes" to Item D(1), provide the names and business addresses of the City officials or employees having such financial interest and identify the nature of the financial interest:

Name	Business Address	Nature of Financial Interest
N/A		

4. The Disclosing Party further certifies that no prohibited financial interest in the Matter will be acquired by any City official or employee.

E. CERTIFICATION REGARDING SLAVERY ERA BUSINESS

Please check either (1) or (2) below. If the Disclosing Party checks (2), the Disclosing Party must disclose below or in an attachment to this EDS all information required by (2). Failure to comply with these disclosure requirements may make any contract entered into with the City in connection with the Matter voidable by the City.

1. The Disclosing Party verifies that the Disclosing Party has searched any and all records of the Disclosing Party and any and all predecessor entities regarding records of investments or profits from slavery or slaveholder insurance policies during the slavery era (including insurance policies issued to slaveholders that provided coverage for damage to or injury or death of their slaves), and the Disclosing Party has found no such records.

2. The Disclosing Party verifies that, as a result of conducting the search in step (1) above, the Disclosing Party has found records of investments or profits from slavery or slaveholder insurance policies. The Disclosing Party verifies that the following constitutes full disclosure of all such records, including the names of any and all slaves or slaveholders described in those records:

N/A

SECTION VI -- CERTIFICATIONS FOR FEDERALLY FUNDED MATTERS

NOTE: If the Matter is federally funded, complete this Section VI. If the Matter is not federally funded, proceed to Section VII. For purposes of this Section VI, tax credits allocated by the City and proceeds of debt obligations of the City are not federal funding.

A. CERTIFICATION REGARDING LOBBYING

1. List below the names of all persons or entities registered under the federal Lobbying Disclosure Act of 1995, as amended, who have made lobbying contacts on behalf of the Disclosing Party with respect to the Matter: (Add sheets if necessary):

N/A

(If no explanation appears or begins on the lines above, or if the letters "NA" or if the word "None" appear, it will be conclusively presumed that the Disclosing Party means that NO persons or entities registered under the Lobbying Disclosure Act of 1995, as amended, have made lobbying contacts on behalf of the Disclosing Party with respect to the Matter.)

2. The Disclosing Party has not spent and will not expend any federally appropriated funds to pay any person or entity listed in paragraph A(1) above for his or her lobbying activities or to pay any person or entity to influence or attempt to influence an officer or employee of any agency, as defined by applicable federal law, a member of Congress, an officer or employee of Congress, or an employee

of a member of Congress, in connection with the award of any federally funded contract, making any federally funded grant or loan, entering into any cooperative agreement, or to extend, continue, renew, amend, or modify any federally funded contract, grant, loan, or cooperative agreement.

3. The Disclosing Party will submit an updated certification at the end of each calendar quarter in which there occurs any event that materially affects the accuracy of the statements and information set forth in paragraphs A(1) and A(2) above.

4. The Disclosing Party certifies that either: (i) it is not an organization described in section 501(c)(4) of the Internal Revenue Code of 1986; or (ii) it is an organization described in section 501(c)(4) of the Internal Revenue Code of 1986 but has not engaged and will not engage in "Lobbying Activities," as that term is defined in the Lobbying Disclosure Act of 1995, as amended.

5. If the Disclosing Party is the Applicant, the Disclosing Party must obtain certifications equal in form and substance to paragraphs A(1) through A(4) above from all subcontractors before it awards any subcontract and the Disclosing Party must maintain all such subcontractors' certifications for the duration of the Matter and must make such certifications promptly available to the City upon request.

B. CERTIFICATION REGARDING EQUAL EMPLOYMENT OPPORTUNITY

If the Matter is federally funded, federal regulations require the Applicant and all proposed subcontractors to submit the following information with their bids or in writing at the outset of negotiations.

Is the Disclosing Party the Applicant?

Yes No

If "Yes," answer the three questions below:

1. Have you developed and do you have on file affirmative action programs pursuant to applicable federal regulations? (See 41 CFR Part 60-2.)

Yes No

2. Have you filed with the Joint Reporting Committee, the Director of the Office of Federal Contract Compliance Programs, or the Equal Employment Opportunity Commission all reports due under the applicable filing requirements?

Yes No Reports not required

3. Have you participated in any previous contracts or subcontracts subject to the equal opportunity clause?

Yes No

If you checked "No" to question (1) or (2) above, please provide an explanation:

N/A

SECTION VII -- FURTHER ACKNOWLEDGMENTS AND CERTIFICATION

The Disclosing Party understands and agrees that:

A. The certifications, disclosures, and acknowledgments contained in this EDS will become part of any contract or other agreement between the Applicant and the City in connection with the Matter, whether procurement, City assistance, or other City action, and are material inducements to the City's execution of any contract or taking other action with respect to the Matter. The Disclosing Party understands that it must comply with all statutes, ordinances, and regulations on which this EDS is based.

B. The City's Governmental Ethics Ordinance, MCC Chapter 2-156, imposes certain duties and obligations on persons or entities seeking City contracts, work, business, or transactions. The full text of this ordinance and a training program is available on line at www.cityofchicago.org/Ethics, and may also be obtained from the City's Board of Ethics, 740 N. Sedgwick St., Suite 500, Chicago, IL 60610, (312) 744-9660. The Disclosing Party must comply fully with this ordinance.

C. If the City determines that any information provided in this EDS is false, incomplete or inaccurate, any contract or other agreement in connection with which it is submitted may be rescinded or be void or voidable, and the City may pursue any remedies under the contract or agreement (if not rescinded or void), at law, or in equity, including terminating the Disclosing Party's participation in the Matter and/or declining to allow the Disclosing Party to participate in other City transactions. Remedies at law for a false statement of material fact may include incarceration and an award to the City of treble damages.

D. It is the City's policy to make this document available to the public on its Internet site and/or upon request. Some or all of the information provided in, and appended to, this EDS may be made publicly available on the Internet, in response to a Freedom of Information Act request, or otherwise. By completing and signing this EDS, the Disclosing Party waives and releases any possible rights or claims which it may have against the City in connection with the public release of information contained in this EDS and also authorizes the City to verify the accuracy of any information submitted in this EDS.

E. The information provided in this EDS must be kept current. In the event of changes, the Disclosing Party must supplement this EDS up to the time the City takes action on the Matter. If the Matter is a contract being handled by the City's Department of Procurement Services, the Disclosing Party must update this EDS as the contract requires. **NOTE:** With respect to Matters subject to MCC Chapter 1-23, Article I (imposing **PERMANENT INELIGIBILITY** for certain specified offenses), the information provided herein regarding eligibility must be kept current for a longer period, as required by MCC Chapter 1-23 and Section 2-154-020.

CERTIFICATION

Under penalty of perjury, the person signing below: (1) warrants that he/she is authorized to execute this EDS, and all applicable Appendices, on behalf of the Disclosing Party, and (2) warrants that all certifications and statements contained in this EDS, and all applicable Appendices, are true, accurate and complete as of the date furnished to the City.

Heart of Uptown Apartments MM LLC
By: Preservation of Affordable Housing, Inc., its managing member

(Print or type exact legal name of Disclosing Party)

By: _____
(Sign here)

William Eager

(Print or type name of person signing)

Senior Vice President, Real Estate Development, Preservation of Affordable Housing, Inc

(Print or type title of person signing)

Signed and sworn to before me on (date) _____,

at _____ County, _____ (state).

Notary Public

Commission expires: _____

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT AND AFFIDAVIT
APPENDIX A**

**FAMILIAL RELATIONSHIPS WITH ELECTED CITY OFFICIALS
AND DEPARTMENT HEADS**

This Appendix is to be completed only by (a) the Applicant, and (b) any legal entity which has a direct ownership interest in the Applicant exceeding 7.5%. It is not to be completed by any legal entity which has only an indirect ownership interest in the Applicant.

Under MCC Section 2-154-015, the Disclosing Party must disclose whether such Disclosing Party or any “Applicable Party” or any Spouse or Domestic Partner thereof currently has a “familial relationship” with any elected city official or department head. A “familial relationship” exists if, as of the date this EDS is signed, the Disclosing Party or any “Applicable Party” or any Spouse or Domestic Partner thereof is related to the mayor, any alderman, the city clerk, the city treasurer or any city department head as spouse or domestic partner or as any of the following, whether by blood or adoption: parent, child, brother or sister, aunt or uncle, niece or nephew, grandparent, grandchild, father-in-law, mother-in-law, son-in-law, daughter-in-law, stepfather or stepmother, stepson or stepdaughter, stepbrother or stepsister or half-brother or half-sister.

“Applicable Party” means (1) all executive officers of the Disclosing Party listed in Section II.B.1.a., if the Disclosing Party is a corporation; all partners of the Disclosing Party, if the Disclosing Party is a general partnership; all general partners and limited partners of the Disclosing Party, if the Disclosing Party is a limited partnership; all managers, managing members and members of the Disclosing Party, if the Disclosing Party is a limited liability company; (2) all principal officers of the Disclosing Party; and (3) any person having more than a 7.5% ownership interest in the Disclosing Party. “Principal officers” means the president, chief operating officer, executive director, chief financial officer, treasurer or secretary of a legal entity or any person exercising similar authority.

Does the Disclosing Party or any “Applicable Party” or any Spouse or Domestic Partner thereof currently have a “familial relationship” with an elected city official or department head?

Yes

No

If yes, please identify below (1) the name and title of such person, (2) the name of the legal entity to which such person is connected; (3) the name and title of the elected city official or department head to whom such person has a familial relationship, and (4) the precise nature of such familial relationship.

N/A

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT AND AFFIDAVIT
APPENDIX B**

BUILDING CODE SCOFFLAW/PROBLEM LANDLORD CERTIFICATION

This Appendix is to be completed only by (a) the Applicant, and (b) any legal entity which has a direct ownership interest in the Applicant exceeding 7.5% (an "Owner"). It is not to be completed by any legal entity which has only an indirect ownership interest in the Applicant.

1. Pursuant to MCC Section 2-154-010, is the Applicant or any Owner identified as a building code scofflaw or problem landlord pursuant to MCC Section 2-92-416?

Yes No

2. If the Applicant is a legal entity publicly traded on any exchange, is any officer or director of the Applicant identified as a building code scofflaw or problem landlord pursuant to MCC Section 2-92-416?

Yes No The Applicant is not publicly traded on any exchange.

3. If yes to (1) or (2) above, please identify below the name of each person or legal entity identified as a building code scofflaw or problem landlord and the address of each building or buildings to which the pertinent code violations apply.

N/A

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT AND AFFIDAVIT
APPENDIX C**

PROHIBITION ON WAGE & SALARY HISTORY SCREENING - CERTIFICATION

This Appendix is to be completed only by an Applicant that is completing this EDS as a “contractor” as defined in MCC Section 2-92-385. That section, which should be consulted (www.amlegal.com), generally covers a party to any agreement pursuant to which they: (i) receive City of Chicago funds in consideration for services, work or goods provided (including for legal or other professional services), or (ii) pay the City money for a license, grant or concession allowing them to conduct a business on City premises.

On behalf of an Applicant that is a contractor pursuant to MCC Section 2-92-385, I hereby certify that the Applicant is in compliance with MCC Section 2-92-385(b)(1) and (2), which prohibit: (i) screening job applicants based on their wage or salary history, or (ii) seeking job applicants’ wage or salary history from current or former employers. I also certify that the Applicant has adopted a policy that includes those prohibitions.

Yes

No

N/A – I am not an Applicant that is a “contractor” as defined in MCC Section 2-92-385.

This certification shall serve as the affidavit required by MCC Section 2-92-385(c)(1).

If you checked “no” to the above, please explain.

N/A

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT
AND AFFIDAVIT**

SECTION I -- GENERAL INFORMATION

A. Legal name of the Disclosing Party submitting this EDS. Include d/b/a/ if applicable:

Heart of Uptown Apartments LLC

Check ONE of the following three boxes:

Indicate whether the Disclosing Party submitting this EDS is:

1. the Applicant

OR

2. a legal entity currently holding, or anticipated to hold within six months after City action on the contract, transaction or other undertaking to which this EDS pertains (referred to below as the "Matter"), a direct or indirect interest in excess of 7.5% in the Applicant. State the Applicant's legal name: _____

OR

3. a legal entity with a direct or indirect right of control of the Applicant (see Section II(B)(1)) State the legal name of the entity in which the Disclosing Party holds a right of control: _____

B. Business address of the Disclosing Party: 2 Oliver Street, Suite 500
Boston, MA 02109

C. Telephone: 617-261-9898 Fax: 617-261-6661 Email: generalcounsel@poah.org

D. Name of contact person: Kathleen Day

E. Federal Employer Identification No. (if you have one): TBD

F. Brief description of the Matter to which this EDS pertains. (Include project number and location of property, if applicable):

Bond inducement and authorization of TIF financing for rehab of Heart of Uptown Apartments, a 103-unit family project located at various addresses in Uptown

G. Which City agency or department is requesting this EDS? City of Chicago Department of Housing

If the Matter is a contract being handled by the City's Department of Procurement Services, please complete the following:

Specification # N/A and Contract # N/A

SECTION II -- DISCLOSURE OF OWNERSHIP INTERESTS

A. NATURE OF THE DISCLOSING PARTY

1. Indicate the nature of the Disclosing Party:

- | | |
|-------------------------------------------------------------------|---------------------------------------------------------------|
| <input type="checkbox"/> Person | <input checked="" type="checkbox"/> Limited liability company |
| <input type="checkbox"/> Publicly registered business corporation | <input type="checkbox"/> Limited liability partnership |
| <input type="checkbox"/> Privately held business corporation | <input type="checkbox"/> Joint venture |
| <input type="checkbox"/> Sole proprietorship | <input type="checkbox"/> Not-for-profit corporation |
| <input type="checkbox"/> General partnership | (Is the not-for-profit corporation also a 501(c)(3))? |
| <input type="checkbox"/> Limited partnership | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| <input type="checkbox"/> Trust | <input type="checkbox"/> Other (please specify) |
-

2. For legal entities, the state (or foreign country) of incorporation or organization, if applicable:

Illinois

3. For legal entities not organized in the State of Illinois: Has the organization registered to do business in the State of Illinois as a foreign entity?

- Yes No Organized in Illinois

B. IF THE DISCLOSING PARTY IS A LEGAL ENTITY:

1. List below the full names and titles, if applicable, of: (i) all executive officers and all directors of the entity; (ii) **for not-for-profit corporations**, all members, if any, which are legal entities (if there are no such members, write "no members which are legal entities"); (iii) **for trusts, estates or other similar entities**, the trustee, executor, administrator, or similarly situated party; (iv) **for general or limited partnerships, limited liability companies, limited liability partnerships or joint ventures**, each general partner, managing member, manager or any other person or legal entity that directly or indirectly controls the day-to-day management of the Applicant.

NOTE: Each legal entity listed below must submit an EDS on its own behalf.

No members which are legal entities.

Name	Title
------	-------

Heart of Uptown Apartments MM LLC (managing member with 0.01% interest)	
-------------------------------------------------------------------------	--

2. Please provide the following information concerning each person or legal entity having a direct or indirect, current or prospective (i.e. within 6 months after City action) beneficial interest (including ownership) in excess of 7.5%* of the Applicant. Examples of such an interest include shares in a corporation, partnership interest in a partnership or joint venture, interest of a member or manager in a

limited liability company, or interest of a beneficiary of a trust, estate or other similar entity. If none, state "None."

NOTE: Each legal entity listed below may be required to submit an EDS on its own behalf.

Name	Business Address	Percentage Interest in the Applicant
Limited Partner TBD (99.99%) - This is a placeholder. The name of the entity that will be the limited partner is still need to be determined.		

SECTION III -- INCOME OR COMPENSATION TO, OR OWNERSHIP BY, CITY ELECTED OFFICIALS

Has the Disclosing Party provided any income or compensation to any City elected official during the 12-month period preceding the date of this EDS? Yes No

Does the Disclosing Party reasonably expect to provide any income or compensation to any City elected official during the 12-month period following the date of this EDS? Yes No

If "yes" to either of the above, please identify below the name(s) of such City elected official(s) and describe such income or compensation:

N/A

Does any City elected official or, to the best of the Disclosing Party's knowledge after reasonable inquiry, any City elected official's spouse or domestic partner, have a financial interest (as defined in Chapter 2-156 of the Municipal Code of Chicago ("MCC")) in the Disclosing Party?

Yes No

If "yes," please identify below the name(s) of such City elected official(s) and/or spouse(s)/domestic partner(s) and describe the financial interest(s).

N/A

SECTION IV -- DISCLOSURE OF SUBCONTRACTORS AND OTHER RETAINED PARTIES

The Disclosing Party must disclose the name and business address of each subcontractor, attorney, lobbyist (as defined in MCC Chapter 2-156), accountant, consultant and any other person or entity whom the Disclosing Party has retained or expects to retain in connection with the Matter, as well as the nature of the relationship, and the total amount of the fees paid or estimated to be paid. The Disclosing Party is not required to disclose employees who are paid solely through the Disclosing Party's regular payroll. If the Disclosing Party is uncertain whether a disclosure is required under this Section, the Disclosing Party must either ask the City whether disclosure is required or make the disclosure.

Name (indicate whether retained or anticipated to be retained)	Business Address	Relationship to Disclosing Party (subcontractor, attorney, lobbyist, etc.)	Fees (<u>indicate whether paid or estimated.</u>) NOTE: "hourly rate" or "t.b.d." is not an acceptable response.
----------------------------------------------------------------	------------------	----------------------------------------------------------------------------	---------------------------------------------------------------------------------------------------------------------------

Architect: LBBA 1625 W. Carroll Ave, Chicago, IL 60612 / expected / \$775,000.00

Note that POAH Inc has engaged LBBA, but their contract (AIA B101) will ultimately be with the Applicant, Heart of Uptown Apartments LLC

(Add sheets if necessary)

Check here if the Disclosing Party has not retained, nor expects to retain, any such persons or entities.

SECTION V -- CERTIFICATIONS

A. COURT-ORDERED CHILD SUPPORT COMPLIANCE

Under MCC Section 2-92-415, substantial owners of business entities that contract with the City must remain in compliance with their child support obligations throughout the contract's term.

Has any person who directly or indirectly owns 10% or more of the Disclosing Party been declared in arrearage on any child support obligations by any Illinois court of competent jurisdiction?

Yes No No person directly or indirectly owns 10% or more of the Disclosing Party.

If "Yes," has the person entered into a court-approved agreement for payment of all support owed and is the person in compliance with that agreement?

Yes No

B. FURTHER CERTIFICATIONS

1. [This paragraph 1 applies only if the Matter is a contract being handled by the City's Department of Procurement Services.] In the 5-year period preceding the date of this EDS, neither the Disclosing Party nor any Affiliated Entity [see definition in (5) below] has engaged, in connection with the performance of any public contract, the services of an integrity monitor, independent private sector inspector general, or integrity compliance consultant (i.e., an individual or entity with legal, auditing, investigative, or other similar skills, designated by a public agency to help the agency monitor the activity of specified agency vendors as well as help the vendors reform their business practices so they can be considered for agency contracts in the future, or continue with a contract in progress).

2. The Disclosing Party and its Affiliated Entities are not delinquent in the payment of any fine, fee, tax or other source of indebtedness owed to the City of Chicago, including, but not limited to, water and sewer charges, license fees, parking tickets, property taxes and sales taxes, nor is the Disclosing Party delinquent in the payment of any tax administered by the Illinois Department of Revenue.

3. The Disclosing Party and, if the Disclosing Party is a legal entity, all of those persons or entities identified in Section II(B)(1) of this EDS:

- a. are not presently debarred, suspended, proposed for debarment, declared ineligible or voluntarily excluded from any transactions by any federal, state or local unit of government;
- b. have not, during the 5 years before the date of this EDS, been convicted of a criminal offense, adjudged guilty, or had a civil judgment rendered against them in connection with: obtaining, attempting to obtain, or performing a public (federal, state or local) transaction or contract under a public transaction; a violation of federal or state antitrust statutes; fraud; embezzlement; theft; forgery; bribery; falsification or destruction of records; making false statements; or receiving stolen property;
- c. are not presently indicted for, or criminally or civilly charged by, a governmental entity (federal, state or local) with committing any of the offenses set forth in subparagraph (b) above;
- d. have not, during the 5 years before the date of this EDS, had one or more public transactions (federal, state or local) terminated for cause or default; and
- e. have not, during the 5 years before the date of this EDS, been convicted, adjudged guilty, or found liable in a civil proceeding, or in any criminal or civil action, including actions concerning environmental violations, instituted by the City or by the federal government, any state, or any other unit of local government.

4. The Disclosing Party understands and shall comply with the applicable requirements of MCC Chapters 2-56 (Inspector General) and 2-156 (Governmental Ethics).

5. Certifications (5), (6) and (7) concern:

- the Disclosing Party;
- any "Contractor" (meaning any contractor or subcontractor used by the Disclosing Party in connection with the Matter, including but not limited to all persons or legal entities disclosed under Section IV, "Disclosure of Subcontractors and Other Retained Parties");
- any "Affiliated Entity" (meaning a person or entity that, directly or indirectly: controls the Disclosing Party, is controlled by the Disclosing Party, or is, with the Disclosing Party, under common control of another person or entity). Indicia of control include, without limitation: interlocking management or ownership; identity of interests among family members, shared facilities and equipment; common use of employees; or organization of a business entity following the ineligibility of a business entity to do business with federal or state or local government, including the City, using substantially the same management, ownership, or principals as the ineligible entity. With respect to Contractors, the term Affiliated Entity means a person or entity that directly or indirectly controls the Contractor, is controlled by it, or, with the Contractor, is under common control of another person or entity;
- any responsible official of the Disclosing Party, any Contractor or any Affiliated Entity or any other official, agent or employee of the Disclosing Party, any Contractor or any Affiliated Entity, acting pursuant to the direction or authorization of a responsible official of the Disclosing Party, any Contractor or any Affiliated Entity (collectively "Agents").

Neither the Disclosing Party, nor any Contractor, nor any Affiliated Entity of either the Disclosing Party or any Contractor, nor any Agents have, during the 5 years before the date of this EDS, or, with respect to a Contractor, an Affiliated Entity, or an Affiliated Entity of a Contractor during the 5 years before the date of such Contractor's or Affiliated Entity's contract or engagement in connection with the Matter:

a. bribed or attempted to bribe, or been convicted or adjudged guilty of bribery or attempting to bribe, a public officer or employee of the City, the State of Illinois, or any agency of the federal government or of any state or local government in the United States of America, in that officer's or employee's official capacity;

b. agreed or colluded with other bidders or prospective bidders, or been a party to any such agreement, or been convicted or adjudged guilty of agreement or collusion among bidders or prospective bidders, in restraint of freedom of competition by agreement to bid a fixed price or otherwise; or

c. made an admission of such conduct described in subparagraph (a) or (b) above that is a matter of record, but have not been prosecuted for such conduct; or

d. violated the provisions referenced in MCC Subsection 2-92-320(a)(4)(Contracts Requiring a Base Wage); (a)(5)(Debarment Regulations); or (a)(6)(Minimum Wage Ordinance).

6. Neither the Disclosing Party, nor any Affiliated Entity or Contractor, or any of their employees, officials, agents or partners, is barred from contracting with any unit of state or local government as a result of engaging in or being convicted of (1) bid-rigging in violation of 720 ILCS 5/33E-3; (2) bid-rotating in violation of 720 ILCS 5/33E-4; or (3) any similar offense of any state or of the United States of America that contains the same elements as the offense of bid-rigging or bid-rotating.

7. Neither the Disclosing Party nor any Affiliated Entity is listed on a Sanctions List maintained by the United States Department of Commerce, State, or Treasury, or any successor federal agency.

8. [FOR APPLICANT ONLY] (i) Neither the Applicant nor any "controlling person" [see MCC Chapter 1-23, Article I for applicability and defined terms] of the Applicant is currently indicted or charged with, or has admitted guilt of, or has ever been convicted of, or placed under supervision for, any criminal offense involving actual, attempted, or conspiracy to commit bribery, theft, fraud, forgery, perjury, dishonesty or deceit against an officer or employee of the City or any "sister agency"; and (ii) the Applicant understands and acknowledges that compliance with Article I is a continuing requirement for doing business with the City. NOTE: If MCC Chapter 1-23, Article I applies to the Applicant, that Article's permanent compliance timeframe supersedes 5-year compliance timeframes in this Section V.

9. [FOR APPLICANT ONLY] The Applicant and its Affiliated Entities will not use, nor permit their subcontractors to use, any facility listed as having an active exclusion by the U.S. EPA on the federal System for Award Management ("SAM").

10. [FOR APPLICANT ONLY] The Applicant will obtain from any contractors/subcontractors hired or to be hired in connection with the Matter certifications equal in form and substance to those in Certifications (2) and (9) above and will not, without the prior written consent of the City, use any such

contractor/subcontractor that does not provide such certifications or that the Applicant has reason to believe has not provided or cannot provide truthful certifications.

11. If the Disclosing Party is unable to certify to any of the above statements in this Part B (Further Certifications), the Disclosing Party must explain below:

N/A

If the letters "NA," the word "None," or no response appears on the lines above, it will be conclusively presumed that the Disclosing Party certified to the above statements.

12. To the best of the Disclosing Party's knowledge after reasonable inquiry, the following is a complete list of all current employees of the Disclosing Party who were, at any time during the 12-month period preceding the date of this EDS, an employee, or elected or appointed official, of the City of Chicago (if none, indicate with "N/A" or "none").

N/A

13. To the best of the Disclosing Party's knowledge after reasonable inquiry, the following is a complete list of all gifts that the Disclosing Party has given or caused to be given, at any time during the 12-month period preceding the execution date of this EDS, to an employee, or elected or appointed official, of the City of Chicago. For purposes of this statement, a "gift" does not include: (i) anything made generally available to City employees or to the general public, or (ii) food or drink provided in the course of official City business and having a retail value of less than \$25 per recipient, or (iii) a political contribution otherwise duly reported as required by law (if none, indicate with "N/A" or "none"). As to any gift listed below, please also list the name of the City recipient.

N/A

C. CERTIFICATION OF STATUS AS FINANCIAL INSTITUTION

1. The Disclosing Party certifies that the Disclosing Party (check one)

is is not

a "financial institution" as defined in MCC Section 2-32-455(b).

2. If the Disclosing Party IS a financial institution, then the Disclosing Party pledges:

"We are not and will not become a predatory lender as defined in MCC Chapter 2-32. We further pledge that none of our affiliates is, and none of them will become, a predatory lender as defined in MCC Chapter 2-32. We understand that becoming a predatory lender or becoming an affiliate of a predatory lender may result in the loss of the privilege of doing business with the City."

If the Disclosing Party is unable to make this pledge because it or any of its affiliates (as defined in MCC Section 2-32-455(b)) is a predatory lender within the meaning of MCC Chapter 2-32, explain here (attach additional pages if necessary):

N/A

If the letters "NA," the word "None," or no response appears on the lines above, it will be conclusively presumed that the Disclosing Party certified to the above statements.

D. CERTIFICATION REGARDING FINANCIAL INTEREST IN CITY BUSINESS

Any words or terms defined in MCC Chapter 2-156 have the same meanings if used in this Part D.

1. In accordance with MCC Section 2-156-110: To the best of the Disclosing Party's knowledge after reasonable inquiry, does any official or employee of the City have a financial interest in his or her own name or in the name of any other person or entity in the Matter?

Yes

No

NOTE: If you checked "Yes" to Item D(1), proceed to Items D(2) and D(3). If you checked "No" to Item D(1), skip Items D(2) and D(3) and proceed to Part E.

2. Unless sold pursuant to a process of competitive bidding, or otherwise permitted, no City elected official or employee shall have a financial interest in his or her own name or in the name of any other person or entity in the purchase of any property that (i) belongs to the City, or (ii) is sold for taxes or assessments, or (iii) is sold by virtue of legal process at the suit of the City (collectively, "City Property Sale"). Compensation for property taken pursuant to the City's eminent domain power does not constitute a financial interest within the meaning of this Part D.

Does the Matter involve a City Property Sale?

Yes

No

3. If you checked "Yes" to Item D(1), provide the names and business addresses of the City officials or employees having such financial interest and identify the nature of the financial interest:

Name	Business Address	Nature of Financial Interest
N/A		

4. The Disclosing Party further certifies that no prohibited financial interest in the Matter will be acquired by any City official or employee.

E. CERTIFICATION REGARDING SLAVERY ERA BUSINESS

Please check either (1) or (2) below. If the Disclosing Party checks (2), the Disclosing Party must disclose below or in an attachment to this EDS all information required by (2). Failure to comply with these disclosure requirements may make any contract entered into with the City in connection with the Matter voidable by the City.

1. The Disclosing Party verifies that the Disclosing Party has searched any and all records of the Disclosing Party and any and all predecessor entities regarding records of investments or profits from slavery or slaveholder insurance policies during the slavery era (including insurance policies issued to slaveholders that provided coverage for damage to or injury or death of their slaves), and the Disclosing Party has found no such records.

2. The Disclosing Party verifies that, as a result of conducting the search in step (1) above, the Disclosing Party has found records of investments or profits from slavery or slaveholder insurance policies. The Disclosing Party verifies that the following constitutes full disclosure of all such records, including the names of any and all slaves or slaveholders described in those records:

N/A

SECTION VI -- CERTIFICATIONS FOR FEDERALLY FUNDED MATTERS

NOTE: If the Matter is federally funded, complete this Section VI. If the Matter is not federally funded, proceed to Section VII. For purposes of this Section VI, tax credits allocated by the City and proceeds of debt obligations of the City are not federal funding.

A. CERTIFICATION REGARDING LOBBYING

1. List below the names of all persons or entities registered under the federal Lobbying Disclosure Act of 1995, as amended, who have made lobbying contacts on behalf of the Disclosing Party with respect to the Matter: (Add sheets if necessary):

N/A

(If no explanation appears or begins on the lines above, or if the letters "NA" or if the word "None" appear, it will be conclusively presumed that the Disclosing Party means that NO persons or entities registered under the Lobbying Disclosure Act of 1995, as amended, have made lobbying contacts on behalf of the Disclosing Party with respect to the Matter.)

2. The Disclosing Party has not spent and will not expend any federally appropriated funds to pay any person or entity listed in paragraph A(1) above for his or her lobbying activities or to pay any person or entity to influence or attempt to influence an officer or employee of any agency, as defined by applicable federal law, a member of Congress, an officer or employee of Congress, or an employee

of a member of Congress, in connection with the award of any federally funded contract, making any federally funded grant or loan, entering into any cooperative agreement, or to extend, continue, renew, amend, or modify any federally funded contract, grant, loan, or cooperative agreement.

3. The Disclosing Party will submit an updated certification at the end of each calendar quarter in which there occurs any event that materially affects the accuracy of the statements and information set forth in paragraphs A(1) and A(2) above.

4. The Disclosing Party certifies that either: (i) it is not an organization described in section 501(c)(4) of the Internal Revenue Code of 1986; or (ii) it is an organization described in section 501(c)(4) of the Internal Revenue Code of 1986 but has not engaged and will not engage in "Lobbying Activities," as that term is defined in the Lobbying Disclosure Act of 1995, as amended.

5. If the Disclosing Party is the Applicant, the Disclosing Party must obtain certifications equal in form and substance to paragraphs A(1) through A(4) above from all subcontractors before it awards any subcontract and the Disclosing Party must maintain all such subcontractors' certifications for the duration of the Matter and must make such certifications promptly available to the City upon request.

B. CERTIFICATION REGARDING EQUAL EMPLOYMENT OPPORTUNITY

If the Matter is federally funded, federal regulations require the Applicant and all proposed subcontractors to submit the following information with their bids or in writing at the outset of negotiations.

Is the Disclosing Party the Applicant?

Yes No

If "Yes," answer the three questions below:

1. Have you developed and do you have on file affirmative action programs pursuant to applicable federal regulations? (See 41 CFR Part 60-2.)

Yes No

2. Have you filed with the Joint Reporting Committee, the Director of the Office of Federal Contract Compliance Programs, or the Equal Employment Opportunity Commission all reports due under the applicable filing requirements?

Yes No Reports not required

3. Have you participated in any previous contracts or subcontracts subject to the equal opportunity clause?

Yes No

If you checked "No" to question (1) or (2) above, please provide an explanation:

N/A

SECTION VII -- FURTHER ACKNOWLEDGMENTS AND CERTIFICATION

The Disclosing Party understands and agrees that:

A. The certifications, disclosures, and acknowledgments contained in this EDS will become part of any contract or other agreement between the Applicant and the City in connection with the Matter, whether procurement, City assistance, or other City action, and are material inducements to the City's execution of any contract or taking other action with respect to the Matter. The Disclosing Party understands that it must comply with all statutes, ordinances, and regulations on which this EDS is based.

B. The City's Governmental Ethics Ordinance, MCC Chapter 2-156, imposes certain duties and obligations on persons or entities seeking City contracts, work, business, or transactions. The full text of this ordinance and a training program is available on line at www.cityofchicago.org/Ethics, and may also be obtained from the City's Board of Ethics, 740 N. Sedgwick St., Suite 500, Chicago, IL 60610, (312) 744-9660. The Disclosing Party must comply fully with this ordinance.

C. If the City determines that any information provided in this EDS is false, incomplete or inaccurate, any contract or other agreement in connection with which it is submitted may be rescinded or be void or voidable, and the City may pursue any remedies under the contract or agreement (if not rescinded or void), at law, or in equity, including terminating the Disclosing Party's participation in the Matter and/or declining to allow the Disclosing Party to participate in other City transactions. Remedies at law for a false statement of material fact may include incarceration and an award to the City of treble damages.

D. It is the City's policy to make this document available to the public on its Internet site and/or upon request. Some or all of the information provided in, and appended to, this EDS may be made publicly available on the Internet, in response to a Freedom of Information Act request, or otherwise. By completing and signing this EDS, the Disclosing Party waives and releases any possible rights or claims which it may have against the City in connection with the public release of information contained in this EDS and also authorizes the City to verify the accuracy of any information submitted in this EDS.

E. The information provided in this EDS must be kept current. In the event of changes, the Disclosing Party must supplement this EDS up to the time the City takes action on the Matter. If the Matter is a contract being handled by the City's Department of Procurement Services, the Disclosing Party must update this EDS as the contract requires. **NOTE:** With respect to Matters subject to MCC Chapter 1-23, Article I (imposing **PERMANENT INELIGIBILITY** for certain specified offenses), the information provided herein regarding eligibility must be kept current for a longer period, as required by MCC Chapter 1-23 and Section 2-154-020.

CERTIFICATION

Under penalty of perjury, the person signing below: (1) warrants that he/she is authorized to execute this EDS, and all applicable Appendices, on behalf of the Disclosing Party, and (2) warrants that all certifications and statements contained in this EDS, and all applicable Appendices, are true, accurate and complete as of the date furnished to the City.

By: Preservation of Affordable Housing, Inc., its managing member

(Print or type exact legal name of Disclosing Party)

By: _____
(Sign here)

William Eager

(Print or type name of person signing)

Senior Vice President, Real Estate Development, Preservation of Affordable Housing, Inc

(Print or type title of person signing)

Signed and sworn to before me on (date) _____,

at _____ County, _____ (state).

Notary Public

Commission expires: _____

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT AND AFFIDAVIT
APPENDIX A**

**FAMILIAL RELATIONSHIPS WITH ELECTED CITY OFFICIALS
AND DEPARTMENT HEADS**

This Appendix is to be completed only by (a) the Applicant, and (b) any legal entity which has a direct ownership interest in the Applicant exceeding 7.5%. It is not to be completed by any legal entity which has only an indirect ownership interest in the Applicant.

Under MCC Section 2-154-015, the Disclosing Party must disclose whether such Disclosing Party or any “Applicable Party” or any Spouse or Domestic Partner thereof currently has a “familial relationship” with any elected city official or department head. A “familial relationship” exists if, as of the date this EDS is signed, the Disclosing Party or any “Applicable Party” or any Spouse or Domestic Partner thereof is related to the mayor, any alderman, the city clerk, the city treasurer or any city department head as spouse or domestic partner or as any of the following, whether by blood or adoption: parent, child, brother or sister, aunt or uncle, niece or nephew, grandparent, grandchild, father-in-law, mother-in-law, son-in-law, daughter-in-law, stepfather or stepmother, stepson or stepdaughter, stepbrother or stepsister or half-brother or half-sister.

“Applicable Party” means (1) all executive officers of the Disclosing Party listed in Section II.B.1.a., if the Disclosing Party is a corporation; all partners of the Disclosing Party, if the Disclosing Party is a general partnership; all general partners and limited partners of the Disclosing Party, if the Disclosing Party is a limited partnership; all managers, managing members and members of the Disclosing Party, if the Disclosing Party is a limited liability company; (2) all principal officers of the Disclosing Party; and (3) any person having more than a 7.5% ownership interest in the Disclosing Party. “Principal officers” means the president, chief operating officer, executive director, chief financial officer, treasurer or secretary of a legal entity or any person exercising similar authority.

Does the Disclosing Party or any “Applicable Party” or any Spouse or Domestic Partner thereof currently have a “familial relationship” with an elected city official or department head?

Yes

No

If yes, please identify below (1) the name and title of such person, (2) the name of the legal entity to which such person is connected; (3) the name and title of the elected city official or department head to whom such person has a familial relationship, and (4) the precise nature of such familial relationship.

N/A

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT AND AFFIDAVIT
APPENDIX B**

BUILDING CODE SCOFFLAW/PROBLEM LANDLORD CERTIFICATION

This Appendix is to be completed only by (a) the Applicant, and (b) any legal entity which has a direct ownership interest in the Applicant exceeding 7.5% (an "Owner"). It is not to be completed by any legal entity which has only an indirect ownership interest in the Applicant.

1. Pursuant to MCC Section 2-154-010, is the Applicant or any Owner identified as a building code scofflaw or problem landlord pursuant to MCC Section 2-92-416?

Yes No

2. If the Applicant is a legal entity publicly traded on any exchange, is any officer or director of the Applicant identified as a building code scofflaw or problem landlord pursuant to MCC Section 2-92-416?

Yes No The Applicant is not publicly traded on any exchange.

3. If yes to (1) or (2) above, please identify below the name of each person or legal entity identified as a building code scofflaw or problem landlord and the address of each building or buildings to which the pertinent code violations apply.

N/A

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT AND AFFIDAVIT
APPENDIX C**

PROHIBITION ON WAGE & SALARY HISTORY SCREENING - CERTIFICATION

This Appendix is to be completed only by an Applicant that is completing this EDS as a “contractor” as defined in MCC Section 2-92-385. That section, which should be consulted (www.amlegal.com), generally covers a party to any agreement pursuant to which they: (i) receive City of Chicago funds in consideration for services, work or goods provided (including for legal or other professional services), or (ii) pay the City money for a license, grant or concession allowing them to conduct a business on City premises.

On behalf of an Applicant that is a contractor pursuant to MCC Section 2-92-385, I hereby certify that the Applicant is in compliance with MCC Section 2-92-385(b)(1) and (2), which prohibit: (i) screening job applicants based on their wage or salary history, or (ii) seeking job applicants’ wage or salary history from current or former employers. I also certify that the Applicant has adopted a policy that includes those prohibitions.

Yes

No

N/A – I am not an Applicant that is a “contractor” as defined in MCC Section 2-92-385.

This certification shall serve as the affidavit required by MCC Section 2-92-385(c)(1).

If you checked “no” to the above, please explain.

N/A

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT
AND AFFIDAVIT**

SECTION I -- GENERAL INFORMATION

A. Legal name of the Disclosing Party submitting this EDS. Include d/b/a/ if applicable:

Heart of Uptown Apartments LLC

Check ONE of the following three boxes:

Indicate whether the Disclosing Party submitting this EDS is:

1. the Applicant

OR

2. a legal entity currently holding, or anticipated to hold within six months after City action on the contract, transaction or other undertaking to which this EDS pertains (referred to below as the "Matter"), a direct or indirect interest in excess of 7.5% in the Applicant. State the Applicant's legal name: _____

OR

3. a legal entity with a direct or indirect right of control of the Applicant (see Section II(B)(1)) State the legal name of the entity in which the Disclosing Party holds a right of control: _____

B. Business address of the Disclosing Party: 2 Oliver Street, Suite 500
Boston, MA 02109

C. Telephone: 617-261-9898 Fax: 617-261-6661 Email: generalcounsel@poah.org

D. Name of contact person: Kathleen Day

E. Federal Employer Identification No. (if you have one): TBD

F. Brief description of the Matter to which this EDS pertains. (Include project number and location of property, if applicable):

Bond inducement and authorization of TIF financing for rehab of Heart of Uptown Apartments, a 103-unit family project located at various addresses in Uptown

G. Which City agency or department is requesting this EDS? City of Chicago Department of Housing

If the Matter is a contract being handled by the City's Department of Procurement Services, please complete the following:

Specification # N/A and Contract # N/A

SECTION II -- DISCLOSURE OF OWNERSHIP INTERESTS

A. NATURE OF THE DISCLOSING PARTY

1. Indicate the nature of the Disclosing Party:

- | | |
|-------------------------------------------------------------------|---------------------------------------------------------------------|
| <input type="checkbox"/> Person | <input type="checkbox"/> Limited liability company |
| <input type="checkbox"/> Publicly registered business corporation | <input type="checkbox"/> Limited liability partnership |
| <input type="checkbox"/> Privately held business corporation | <input type="checkbox"/> Joint venture |
| <input type="checkbox"/> Sole proprietorship | <input checked="" type="checkbox"/> Not-for-profit corporation |
| <input type="checkbox"/> General partnership | (Is the not-for-profit corporation also a 501(c)(3))? |
| <input type="checkbox"/> Limited partnership | <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No |
| <input type="checkbox"/> Trust | <input type="checkbox"/> Other (please specify) |
-

2. For legal entities, the state (or foreign country) of incorporation or organization, if applicable:

Illinois

3. For legal entities not organized in the State of Illinois: Has the organization registered to do business in the State of Illinois as a foreign entity?

- Yes No Organized in Illinois

B. IF THE DISCLOSING PARTY IS A LEGAL ENTITY:

1. List below the full names and titles, if applicable, of: (i) all executive officers and all directors of the entity; (ii) **for not-for-profit corporations**, all members, if any, which are legal entities (if there are no such members, write "no members which are legal entities"); (iii) **for trusts, estates or other similar entities**, the trustee, executor, administrator, or similarly situated party; (iv) **for general or limited partnerships, limited liability companies, limited liability partnerships or joint ventures**, each general partner, managing member, manager or any other person or legal entity that directly or indirectly controls the day-to-day management of the Applicant.

NOTE: Each legal entity listed below must submit an EDS on its own behalf.

No members which are legal entities.

Name	Title
------	-------

Heart of Uptown Apartments MM LLC (managing member with 0.01% interest)	
-------------------------------------------------------------------------	--

Bill Eager, Senior Vice President of Real Estate Development (Midwest Region); Judith S. Jacobson, General Counsel and Managing Director; Cory S. Mian, Senior Vice President of Real Estate Development; Andrew Spofford, Chief of Staff and Senior Vice President; Dena Xifaras, Senior Vice President of Ownership and Operations

2. Please provide the following information concerning each person or legal entity having a direct or indirect, current or prospective (i.e. within 6 months after City action) beneficial interest (including ownership) in excess of 7.5%* of the Applicant. Examples of such an interest include shares in a corporation, partnership interest in a partnership or joint venture, interest of a member or manager in a

limited liability company, or interest of a beneficiary of a trust, estate or other similar entity. If none, state "None."

NOTE: Each legal entity listed below may be required to submit an EDS on its own behalf.

Name	Business Address	Percentage Interest in the Applicant
Limited Partner TBD (99.99%) - This is a placeholder. The name of the entity that will be the limited partner is still need to be determined.		

SECTION III -- INCOME OR COMPENSATION TO, OR OWNERSHIP BY, CITY ELECTED OFFICIALS

Has the Disclosing Party provided any income or compensation to any City elected official during the 12-month period preceding the date of this EDS? Yes No

Does the Disclosing Party reasonably expect to provide any income or compensation to any City elected official during the 12-month period following the date of this EDS? Yes No

If "yes" to either of the above, please identify below the name(s) of such City elected official(s) and describe such income or compensation:

N/A

Does any City elected official or, to the best of the Disclosing Party's knowledge after reasonable inquiry, any City elected official's spouse or domestic partner, have a financial interest (as defined in Chapter 2-156 of the Municipal Code of Chicago ("MCC")) in the Disclosing Party?

Yes No

If "yes," please identify below the name(s) of such City elected official(s) and/or spouse(s)/domestic partner(s) and describe the financial interest(s).

N/A

SECTION IV -- DISCLOSURE OF SUBCONTRACTORS AND OTHER RETAINED PARTIES

The Disclosing Party must disclose the name and business address of each subcontractor, attorney, lobbyist (as defined in MCC Chapter 2-156), accountant, consultant and any other person or entity whom the Disclosing Party has retained or expects to retain in connection with the Matter, as well as the nature of the relationship, and the total amount of the fees paid or estimated to be paid. The Disclosing Party is not required to disclose employees who are paid solely through the Disclosing Party's regular payroll. If the Disclosing Party is uncertain whether a disclosure is required under this Section, the Disclosing Party must either ask the City whether disclosure is required or make the disclosure.

Name (indicate whether retained or anticipated to be retained)	Business Address	Relationship to Disclosing Party (subcontractor, attorney, lobbyist, etc.)	Fees (<u>indicate whether paid or estimated.</u>) NOTE: "hourly rate" or "t.b.d." is not an acceptable response.
----------------------------------------------------------------	------------------	----------------------------------------------------------------------------	---------------------------------------------------------------------------------------------------------------------------

Architect: LBBA 1625 W. Carroll Ave, Chicago, IL 60612 / expected / \$775,000.00

Note that POAH Inc has engaged LBBA, but their contract (AIA B101) will ultimately be with the Applicant, Heart of Uptown Apartments LLC

(Add sheets if necessary)

Check here if the Disclosing Party has not retained, nor expects to retain, any such persons or entities.

SECTION V -- CERTIFICATIONS

A. COURT-ORDERED CHILD SUPPORT COMPLIANCE

Under MCC Section 2-92-415, substantial owners of business entities that contract with the City must remain in compliance with their child support obligations throughout the contract's term.

Has any person who directly or indirectly owns 10% or more of the Disclosing Party been declared in arrearage on any child support obligations by any Illinois court of competent jurisdiction?

Yes No No person directly or indirectly owns 10% or more of the Disclosing Party.

If "Yes," has the person entered into a court-approved agreement for payment of all support owed and is the person in compliance with that agreement?

Yes No

B. FURTHER CERTIFICATIONS

1. [This paragraph 1 applies only if the Matter is a contract being handled by the City's Department of Procurement Services.] In the 5-year period preceding the date of this EDS, neither the Disclosing Party nor any Affiliated Entity [see definition in (5) below] has engaged, in connection with the performance of any public contract, the services of an integrity monitor, independent private sector inspector general, or integrity compliance consultant (i.e., an individual or entity with legal, auditing, investigative, or other similar skills, designated by a public agency to help the agency monitor the activity of specified agency vendors as well as help the vendors reform their business practices so they can be considered for agency contracts in the future, or continue with a contract in progress).

2. The Disclosing Party and its Affiliated Entities are not delinquent in the payment of any fine, fee, tax or other source of indebtedness owed to the City of Chicago, including, but not limited to, water and sewer charges, license fees, parking tickets, property taxes and sales taxes, nor is the Disclosing Party delinquent in the payment of any tax administered by the Illinois Department of Revenue.

3. The Disclosing Party and, if the Disclosing Party is a legal entity, all of those persons or entities identified in Section II(B)(1) of this EDS:

- a. are not presently debarred, suspended, proposed for debarment, declared ineligible or voluntarily excluded from any transactions by any federal, state or local unit of government;
- b. have not, during the 5 years before the date of this EDS, been convicted of a criminal offense, adjudged guilty, or had a civil judgment rendered against them in connection with: obtaining, attempting to obtain, or performing a public (federal, state or local) transaction or contract under a public transaction; a violation of federal or state antitrust statutes; fraud; embezzlement; theft; forgery; bribery; falsification or destruction of records; making false statements; or receiving stolen property;
- c. are not presently indicted for, or criminally or civilly charged by, a governmental entity (federal, state or local) with committing any of the offenses set forth in subparagraph (b) above;
- d. have not, during the 5 years before the date of this EDS, had one or more public transactions (federal, state or local) terminated for cause or default; and
- e. have not, during the 5 years before the date of this EDS, been convicted, adjudged guilty, or found liable in a civil proceeding, or in any criminal or civil action, including actions concerning environmental violations, instituted by the City or by the federal government, any state, or any other unit of local government.

4. The Disclosing Party understands and shall comply with the applicable requirements of MCC Chapters 2-56 (Inspector General) and 2-156 (Governmental Ethics).

5. Certifications (5), (6) and (7) concern:

- the Disclosing Party;
- any "Contractor" (meaning any contractor or subcontractor used by the Disclosing Party in connection with the Matter, including but not limited to all persons or legal entities disclosed under Section IV, "Disclosure of Subcontractors and Other Retained Parties");
- any "Affiliated Entity" (meaning a person or entity that, directly or indirectly: controls the Disclosing Party, is controlled by the Disclosing Party, or is, with the Disclosing Party, under common control of another person or entity). Indicia of control include, without limitation: interlocking management or ownership; identity of interests among family members, shared facilities and equipment; common use of employees; or organization of a business entity following the ineligibility of a business entity to do business with federal or state or local government, including the City, using substantially the same management, ownership, or principals as the ineligible entity. With respect to Contractors, the term Affiliated Entity means a person or entity that directly or indirectly controls the Contractor, is controlled by it, or, with the Contractor, is under common control of another person or entity;
- any responsible official of the Disclosing Party, any Contractor or any Affiliated Entity or any other official, agent or employee of the Disclosing Party, any Contractor or any Affiliated Entity, acting pursuant to the direction or authorization of a responsible official of the Disclosing Party, any Contractor or any Affiliated Entity (collectively "Agents").

Neither the Disclosing Party, nor any Contractor, nor any Affiliated Entity of either the Disclosing Party or any Contractor, nor any Agents have, during the 5 years before the date of this EDS, or, with respect to a Contractor, an Affiliated Entity, or an Affiliated Entity of a Contractor during the 5 years before the date of such Contractor's or Affiliated Entity's contract or engagement in connection with the Matter:

- a. bribed or attempted to bribe, or been convicted or adjudged guilty of bribery or attempting to bribe, a public officer or employee of the City, the State of Illinois, or any agency of the federal government or of any state or local government in the United States of America, in that officer's or employee's official capacity;
- b. agreed or colluded with other bidders or prospective bidders, or been a party to any such agreement, or been convicted or adjudged guilty of agreement or collusion among bidders or prospective bidders, in restraint of freedom of competition by agreement to bid a fixed price or otherwise; or
- c. made an admission of such conduct described in subparagraph (a) or (b) above that is a matter of record, but have not been prosecuted for such conduct; or
- d. violated the provisions referenced in MCC Subsection 2-92-320(a)(4)(Contracts Requiring a Base Wage); (a)(5)(Debarment Regulations); or (a)(6)(Minimum Wage Ordinance).

6. Neither the Disclosing Party, nor any Affiliated Entity or Contractor, or any of their employees, officials, agents or partners, is barred from contracting with any unit of state or local government as a result of engaging in or being convicted of (1) bid-rigging in violation of 720 ILCS 5/33E-3; (2) bid-rotating in violation of 720 ILCS 5/33E-4; or (3) any similar offense of any state or of the United States of America that contains the same elements as the offense of bid-rigging or bid-rotating.

7. Neither the Disclosing Party nor any Affiliated Entity is listed on a Sanctions List maintained by the United States Department of Commerce, State, or Treasury, or any successor federal agency.

8. [FOR APPLICANT ONLY] (i) Neither the Applicant nor any "controlling person" [see MCC Chapter 1-23, Article I for applicability and defined terms] of the Applicant is currently indicted or charged with, or has admitted guilt of, or has ever been convicted of, or placed under supervision for, any criminal offense involving actual, attempted, or conspiracy to commit bribery, theft, fraud, forgery, perjury, dishonesty or deceit against an officer or employee of the City or any "sister agency"; and (ii) the Applicant understands and acknowledges that compliance with Article I is a continuing requirement for doing business with the City. NOTE: If MCC Chapter 1-23, Article I applies to the Applicant, that Article's permanent compliance timeframe supersedes 5-year compliance timeframes in this Section V.

9. [FOR APPLICANT ONLY] The Applicant and its Affiliated Entities will not use, nor permit their subcontractors to use, any facility listed as having an active exclusion by the U.S. EPA on the federal System for Award Management ("SAM").

10. [FOR APPLICANT ONLY] The Applicant will obtain from any contractors/subcontractors hired or to be hired in connection with the Matter certifications equal in form and substance to those in Certifications (2) and (9) above and will not, without the prior written consent of the City, use any such

contractor/subcontractor that does not provide such certifications or that the Applicant has reason to believe has not provided or cannot provide truthful certifications.

11. If the Disclosing Party is unable to certify to any of the above statements in this Part B (Further Certifications), the Disclosing Party must explain below:

N/A

If the letters "NA," the word "None," or no response appears on the lines above, it will be conclusively presumed that the Disclosing Party certified to the above statements.

12. To the best of the Disclosing Party's knowledge after reasonable inquiry, the following is a complete list of all current employees of the Disclosing Party who were, at any time during the 12-month period preceding the date of this EDS, an employee, or elected or appointed official, of the City of Chicago (if none, indicate with "N/A" or "none").

N/A

13. To the best of the Disclosing Party's knowledge after reasonable inquiry, the following is a complete list of all gifts that the Disclosing Party has given or caused to be given, at any time during the 12-month period preceding the execution date of this EDS, to an employee, or elected or appointed official, of the City of Chicago. For purposes of this statement, a "gift" does not include: (i) anything made generally available to City employees or to the general public, or (ii) food or drink provided in the course of official City business and having a retail value of less than \$25 per recipient, or (iii) a political contribution otherwise duly reported as required by law (if none, indicate with "N/A" or "none"). As to any gift listed below, please also list the name of the City recipient.

N/A

C. CERTIFICATION OF STATUS AS FINANCIAL INSTITUTION

1. The Disclosing Party certifies that the Disclosing Party (check one)
[] is [X] is not

a "financial institution" as defined in MCC Section 2-32-455(b).

2. If the Disclosing Party IS a financial institution, then the Disclosing Party pledges:

"We are not and will not become a predatory lender as defined in MCC Chapter 2-32. We further pledge that none of our affiliates is, and none of them will become, a predatory lender as defined in MCC Chapter 2-32. We understand that becoming a predatory lender or becoming an affiliate of a predatory lender may result in the loss of the privilege of doing business with the City."

If the Disclosing Party is unable to make this pledge because it or any of its affiliates (as defined in MCC Section 2-32-455(b)) is a predatory lender within the meaning of MCC Chapter 2-32, explain here (attach additional pages if necessary):

N/A

If the letters "NA," the word "None," or no response appears on the lines above, it will be conclusively presumed that the Disclosing Party certified to the above statements.

D. CERTIFICATION REGARDING FINANCIAL INTEREST IN CITY BUSINESS

Any words or terms defined in MCC Chapter 2-156 have the same meanings if used in this Part D.

1. In accordance with MCC Section 2-156-110: To the best of the Disclosing Party's knowledge after reasonable inquiry, does any official or employee of the City have a financial interest in his or her own name or in the name of any other person or entity in the Matter?

Yes

No

NOTE: If you checked "Yes" to Item D(1), proceed to Items D(2) and D(3). If you checked "No" to Item D(1), skip Items D(2) and D(3) and proceed to Part E.

2. Unless sold pursuant to a process of competitive bidding, or otherwise permitted, no City elected official or employee shall have a financial interest in his or her own name or in the name of any other person or entity in the purchase of any property that (i) belongs to the City, or (ii) is sold for taxes or assessments, or (iii) is sold by virtue of legal process at the suit of the City (collectively, "City Property Sale"). Compensation for property taken pursuant to the City's eminent domain power does not constitute a financial interest within the meaning of this Part D.

Does the Matter involve a City Property Sale?

Yes

No

3. If you checked "Yes" to Item D(1), provide the names and business addresses of the City officials or employees having such financial interest and identify the nature of the financial interest:

Name	Business Address	Nature of Financial Interest
N/A		

4. The Disclosing Party further certifies that no prohibited financial interest in the Matter will be acquired by any City official or employee.

E. CERTIFICATION REGARDING SLAVERY ERA BUSINESS

Please check either (1) or (2) below. If the Disclosing Party checks (2), the Disclosing Party must disclose below or in an attachment to this EDS all information required by (2). Failure to comply with these disclosure requirements may make any contract entered into with the City in connection with the Matter voidable by the City.

1. The Disclosing Party verifies that the Disclosing Party has searched any and all records of the Disclosing Party and any and all predecessor entities regarding records of investments or profits from slavery or slaveholder insurance policies during the slavery era (including insurance policies issued to slaveholders that provided coverage for damage to or injury or death of their slaves), and the Disclosing Party has found no such records.

2. The Disclosing Party verifies that, as a result of conducting the search in step (1) above, the Disclosing Party has found records of investments or profits from slavery or slaveholder insurance policies. The Disclosing Party verifies that the following constitutes full disclosure of all such records, including the names of any and all slaves or slaveholders described in those records:

N/A

SECTION VI -- CERTIFICATIONS FOR FEDERALLY FUNDED MATTERS

NOTE: If the Matter is federally funded, complete this Section VI. If the Matter is not federally funded, proceed to Section VII. For purposes of this Section VI, tax credits allocated by the City and proceeds of debt obligations of the City are not federal funding.

A. CERTIFICATION REGARDING LOBBYING

1. List below the names of all persons or entities registered under the federal Lobbying Disclosure Act of 1995, as amended, who have made lobbying contacts on behalf of the Disclosing Party with respect to the Matter: (Add sheets if necessary):

N/A

(If no explanation appears or begins on the lines above, or if the letters "NA" or if the word "None" appear, it will be conclusively presumed that the Disclosing Party means that NO persons or entities registered under the Lobbying Disclosure Act of 1995, as amended, have made lobbying contacts on behalf of the Disclosing Party with respect to the Matter.)

2. The Disclosing Party has not spent and will not expend any federally appropriated funds to pay any person or entity listed in paragraph A(1) above for his or her lobbying activities or to pay any person or entity to influence or attempt to influence an officer or employee of any agency, as defined by applicable federal law, a member of Congress, an officer or employee of Congress, or an employee

of a member of Congress, in connection with the award of any federally funded contract, making any federally funded grant or loan, entering into any cooperative agreement, or to extend, continue, renew, amend, or modify any federally funded contract, grant, loan, or cooperative agreement.

3. The Disclosing Party will submit an updated certification at the end of each calendar quarter in which there occurs any event that materially affects the accuracy of the statements and information set forth in paragraphs A(1) and A(2) above.

4. The Disclosing Party certifies that either: (i) it is not an organization described in section 501(c)(4) of the Internal Revenue Code of 1986; or (ii) it is an organization described in section 501(c)(4) of the Internal Revenue Code of 1986 but has not engaged and will not engage in "Lobbying Activities," as that term is defined in the Lobbying Disclosure Act of 1995, as amended.

5. If the Disclosing Party is the Applicant, the Disclosing Party must obtain certifications equal in form and substance to paragraphs A(1) through A(4) above from all subcontractors before it awards any subcontract and the Disclosing Party must maintain all such subcontractors' certifications for the duration of the Matter and must make such certifications promptly available to the City upon request.

B. CERTIFICATION REGARDING EQUAL EMPLOYMENT OPPORTUNITY

If the Matter is federally funded, federal regulations require the Applicant and all proposed subcontractors to submit the following information with their bids or in writing at the outset of negotiations.

Is the Disclosing Party the Applicant?

Yes No

If "Yes," answer the three questions below:

1. Have you developed and do you have on file affirmative action programs pursuant to applicable federal regulations? (See 41 CFR Part 60-2.)

Yes No

2. Have you filed with the Joint Reporting Committee, the Director of the Office of Federal Contract Compliance Programs, or the Equal Employment Opportunity Commission all reports due under the applicable filing requirements?

Yes No Reports not required

3. Have you participated in any previous contracts or subcontracts subject to the equal opportunity clause?

Yes No

If you checked "No" to question (1) or (2) above, please provide an explanation:

N/A

SECTION VII -- FURTHER ACKNOWLEDGMENTS AND CERTIFICATION

The Disclosing Party understands and agrees that:

A. The certifications, disclosures, and acknowledgments contained in this EDS will become part of any contract or other agreement between the Applicant and the City in connection with the Matter, whether procurement, City assistance, or other City action, and are material inducements to the City's execution of any contract or taking other action with respect to the Matter. The Disclosing Party understands that it must comply with all statutes, ordinances, and regulations on which this EDS is based.

B. The City's Governmental Ethics Ordinance, MCC Chapter 2-156, imposes certain duties and obligations on persons or entities seeking City contracts, work, business, or transactions. The full text of this ordinance and a training program is available on line at www.cityofchicago.org/Ethics, and may also be obtained from the City's Board of Ethics, 740 N. Sedgwick St., Suite 500, Chicago, IL 60610, (312) 744-9660. The Disclosing Party must comply fully with this ordinance.

C. If the City determines that any information provided in this EDS is false, incomplete or inaccurate, any contract or other agreement in connection with which it is submitted may be rescinded or be void or voidable, and the City may pursue any remedies under the contract or agreement (if not rescinded or void), at law, or in equity, including terminating the Disclosing Party's participation in the Matter and/or declining to allow the Disclosing Party to participate in other City transactions. Remedies at law for a false statement of material fact may include incarceration and an award to the City of treble damages.

D. It is the City's policy to make this document available to the public on its Internet site and/or upon request. Some or all of the information provided in, and appended to, this EDS may be made publicly available on the Internet, in response to a Freedom of Information Act request, or otherwise. By completing and signing this EDS, the Disclosing Party waives and releases any possible rights or claims which it may have against the City in connection with the public release of information contained in this EDS and also authorizes the City to verify the accuracy of any information submitted in this EDS.

E. The information provided in this EDS must be kept current. In the event of changes, the Disclosing Party must supplement this EDS up to the time the City takes action on the Matter. If the Matter is a contract being handled by the City's Department of Procurement Services, the Disclosing Party must update this EDS as the contract requires. **NOTE:** With respect to Matters subject to MCC Chapter 1-23, Article I (imposing **PERMANENT INELIGIBILITY** for certain specified offenses), the information provided herein regarding eligibility must be kept current for a longer period, as required by MCC Chapter 1-23 and Section 2-154-020.

CERTIFICATION

Under penalty of perjury, the person signing below: (1) warrants that he/she is authorized to execute this EDS, and all applicable Appendices, on behalf of the Disclosing Party, and (2) warrants that all certifications and statements contained in this EDS, and all applicable Appendices, are true, accurate and complete as of the date furnished to the City.

By: Preservation of Affordable Housing, Inc., its managing member

(Print or type exact legal name of Disclosing Party)

By: _____
(Sign here)

William Eager

(Print or type name of person signing)

Senior Vice President, Real Estate Development, Preservation of Affordable Housing, Inc

(Print or type title of person signing)

Signed and sworn to before me on (date) _____,

at _____ County, _____ (state).

Notary Public

Commission expires: _____

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT AND AFFIDAVIT
APPENDIX A**

**FAMILIAL RELATIONSHIPS WITH ELECTED CITY OFFICIALS
AND DEPARTMENT HEADS**

This Appendix is to be completed only by (a) the Applicant, and (b) any legal entity which has a direct ownership interest in the Applicant exceeding 7.5%. It is not to be completed by any legal entity which has only an indirect ownership interest in the Applicant.

Under MCC Section 2-154-015, the Disclosing Party must disclose whether such Disclosing Party or any “Applicable Party” or any Spouse or Domestic Partner thereof currently has a “familial relationship” with any elected city official or department head. A “familial relationship” exists if, as of the date this EDS is signed, the Disclosing Party or any “Applicable Party” or any Spouse or Domestic Partner thereof is related to the mayor, any alderman, the city clerk, the city treasurer or any city department head as spouse or domestic partner or as any of the following, whether by blood or adoption: parent, child, brother or sister, aunt or uncle, niece or nephew, grandparent, grandchild, father-in-law, mother-in-law, son-in-law, daughter-in-law, stepfather or stepmother, stepson or stepdaughter, stepbrother or stepsister or half-brother or half-sister.

“Applicable Party” means (1) all executive officers of the Disclosing Party listed in Section II.B.1.a., if the Disclosing Party is a corporation; all partners of the Disclosing Party, if the Disclosing Party is a general partnership; all general partners and limited partners of the Disclosing Party, if the Disclosing Party is a limited partnership; all managers, managing members and members of the Disclosing Party, if the Disclosing Party is a limited liability company; (2) all principal officers of the Disclosing Party; and (3) any person having more than a 7.5% ownership interest in the Disclosing Party. “Principal officers” means the president, chief operating officer, executive director, chief financial officer, treasurer or secretary of a legal entity or any person exercising similar authority.

Does the Disclosing Party or any “Applicable Party” or any Spouse or Domestic Partner thereof currently have a “familial relationship” with an elected city official or department head?

Yes

No

If yes, please identify below (1) the name and title of such person, (2) the name of the legal entity to which such person is connected; (3) the name and title of the elected city official or department head to whom such person has a familial relationship, and (4) the precise nature of such familial relationship.

N/A

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT AND AFFIDAVIT
APPENDIX B**

BUILDING CODE SCOFFLAW/PROBLEM LANDLORD CERTIFICATION

This Appendix is to be completed only by (a) the Applicant, and (b) any legal entity which has a direct ownership interest in the Applicant exceeding 7.5% (an "Owner"). It is not to be completed by any legal entity which has only an indirect ownership interest in the Applicant.

1. Pursuant to MCC Section 2-154-010, is the Applicant or any Owner identified as a building code scofflaw or problem landlord pursuant to MCC Section 2-92-416?

Yes No

2. If the Applicant is a legal entity publicly traded on any exchange, is any officer or director of the Applicant identified as a building code scofflaw or problem landlord pursuant to MCC Section 2-92-416?

Yes No The Applicant is not publicly traded on any exchange.

3. If yes to (1) or (2) above, please identify below the name of each person or legal entity identified as a building code scofflaw or problem landlord and the address of each building or buildings to which the pertinent code violations apply.

N/A

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT AND AFFIDAVIT
APPENDIX C**

PROHIBITION ON WAGE & SALARY HISTORY SCREENING - CERTIFICATION

This Appendix is to be completed only by an Applicant that is completing this EDS as a “contractor” as defined in MCC Section 2-92-385. That section, which should be consulted (www.amlegal.com), generally covers a party to any agreement pursuant to which they: (i) receive City of Chicago funds in consideration for services, work or goods provided (including for legal or other professional services), or (ii) pay the City money for a license, grant or concession allowing them to conduct a business on City premises.

On behalf of an Applicant that is a contractor pursuant to MCC Section 2-92-385, I hereby certify that the Applicant is in compliance with MCC Section 2-92-385(b)(1) and (2), which prohibit: (i) screening job applicants based on their wage or salary history, or (ii) seeking job applicants’ wage or salary history from current or former employers. I also certify that the Applicant has adopted a policy that includes those prohibitions.

Yes

No

N/A – I am not an Applicant that is a “contractor” as defined in MCC Section 2-92-385.

This certification shall serve as the affidavit required by MCC Section 2-92-385(c)(1).

If you checked “no” to the above, please explain.

N/A

Entities retained by Preservation of Affordable Housing, Inc
HUPA Bond Inducement and approval of use of TIF soft funding

Cost Category	Subcontractor	Anticipated/Retained	Address	Anticipated Contract Total	Estimated/Paid
Estimator	JBCS, Inc.	Retained	529 Forest Ave Oak Park, IL 60301	\$30,000	Estimated
Architect	LBBA	Retained	1625 W. Carroll Ave Chicago, IL 60612	\$998,325	Estimated
Attorney	Applegate & Thorne- Thomsen, P.C.	Retained	425 S. Financial Place, Suite 1900 Chicago, IL 60605	\$225,000	Estimated
Relocation	Urban Relocation Services	Retained	527 S Wells St Suite 400 Chicago, IL 60607	\$281,325	Estimated
Environmental	Partner	Retained	805 N Milwaukee Ave #401c, Chicago, IL 60642	\$30,000	Estimated

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT
AND AFFIDAVIT**

SECTION I -- GENERAL INFORMATION

A. Legal name of the Disclosing Party submitting this EDS. Include d/b/a/ if applicable:

Heart of Uptown Apartments LLC

Check ONE of the following three boxes:

Indicate whether the Disclosing Party submitting this EDS is:

1. the Applicant

OR

2. a legal entity currently holding, or anticipated to hold within six months after City action on the contract, transaction or other undertaking to which this EDS pertains (referred to below as the "Matter"), a direct or indirect interest in excess of 7.5% in the Applicant. State the Applicant's legal name: _____

OR

3. a legal entity with a direct or indirect right of control of the Applicant (see Section II(B)(1)) State the legal name of the entity in which the Disclosing Party holds a right of control: _____

B. Business address of the Disclosing Party:

2 Oliver Street, Suite 500

Boston, MA 02109

C. Telephone: **617-261-9898** Fax: **617-261-6661** Email: **generalcounsel@poah.org**

D. Name of contact person: **Kathleen Day**

E. Federal Employer Identification No. (if you have one): **TBD**

F. Brief description of the Matter to which this EDS pertains. (Include project number and location of property, if applicable):

Bond inducement and authorization of TIF financing for rehab of Heart of Uptown Apartments, a 103-unit family project located at various addresses in Uptown

G. Which City agency or department is requesting this EDS? **City of Chicago Department of Housing**

If the Matter is a contract being handled by the City's Department of Procurement Services, please complete the following:

Specification # **N/A** and Contract # **N/A**

SECTION II -- DISCLOSURE OF OWNERSHIP INTERESTS

A. NATURE OF THE DISCLOSING PARTY

1. Indicate the nature of the Disclosing Party:

- | | |
|-------------------------------------------------------------------|------------------------------------------------------------|
| <input type="checkbox"/> Person | <input type="checkbox"/> Limited liability company |
| <input type="checkbox"/> Publicly registered business corporation | <input type="checkbox"/> Limited liability partnership |
| <input type="checkbox"/> Privately held business corporation | <input type="checkbox"/> Joint venture |
| <input type="checkbox"/> Sole proprietorship | <input type="checkbox"/> Not-for-profit corporation |
| <input type="checkbox"/> General partnership | (Is the not-for-profit corporation also a 501(c)(3))? |
| <input type="checkbox"/> Limited partnership | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| <input type="checkbox"/> Trust | <input checked="" type="checkbox"/> Other (please specify) |
-

2. For legal entities, the state (or foreign country) of incorporation or organization, if applicable:

Illinois

3. For legal entities not organized in the State of Illinois: Has the organization registered to do business in the State of Illinois as a foreign entity?

- Yes No Organized in Illinois

B. IF THE DISCLOSING PARTY IS A LEGAL ENTITY:

1. List below the full names and titles, if applicable, of: (i) all executive officers and all directors of the entity; (ii) **for not-for-profit corporations**, all members, if any, which are legal entities (if there are no such members, write "no members which are legal entities"); (iii) **for trusts, estates or other similar entities**, the trustee, executor, administrator, or similarly situated party; (iv) **for general or limited partnerships, limited liability companies, limited liability partnerships or joint ventures**, each general partner, managing member, manager or any other person or legal entity that directly or indirectly controls the day-to-day management of the Applicant.

NOTE: Each legal entity listed below must submit an EDS on its own behalf.

Name	Title
------	-------

Heart of Uptown Apartments MM LLC (managing member with 0.01% interest)	
-------------------------------------------------------------------------	--

2. Please provide the following information concerning each person or legal entity having a direct or indirect, current or prospective (i.e. within 6 months after City action) beneficial interest (including ownership) in excess of 7.5%* of the Applicant. Examples of such an interest include shares in a corporation, partnership interest in a partnership or joint venture, interest of a member or manager in a

limited liability company, or interest of a beneficiary of a trust, estate or other similar entity. If none, state "None."

NOTE: Each legal entity listed below may be required to submit an EDS on its own behalf.

Name	Business Address	Percentage Interest in the Applicant
Limited Partner TBD (99.99%) - This is a placeholder. The name of the entity that will be the limited partner is still need to be determined.		
<hr/>		
<hr/>		

SECTION III -- INCOME OR COMPENSATION TO, OR OWNERSHIP BY, CITY ELECTED OFFICIALS

Has the Disclosing Party provided any income or compensation to any City elected official during the 12-month period preceding the date of this EDS? Yes No

Does the Disclosing Party reasonably expect to provide any income or compensation to any City elected official during the 12-month period following the date of this EDS? Yes No

If "yes" to either of the above, please identify below the name(s) of such City elected official(s) and describe such income or compensation:

N/A

Does any City elected official or, to the best of the Disclosing Party's knowledge after reasonable inquiry, any City elected official's spouse or domestic partner, have a financial interest (as defined in Chapter 2-156 of the Municipal Code of Chicago ("MCC")) in the Disclosing Party?

Yes No

If "yes," please identify below the name(s) of such City elected official(s) and/or spouse(s)/domestic partner(s) and describe the financial interest(s).

N/A

SECTION IV -- DISCLOSURE OF SUBCONTRACTORS AND OTHER RETAINED PARTIES

The Disclosing Party must disclose the name and business address of each subcontractor, attorney, lobbyist (as defined in MCC Chapter 2-156), accountant, consultant and any other person or entity whom the Disclosing Party has retained or expects to retain in connection with the Matter, as well as the nature of the relationship, and the total amount of the fees paid or estimated to be paid. The Disclosing Party is not required to disclose employees who are paid solely through the Disclosing Party's regular payroll. If the Disclosing Party is uncertain whether a disclosure is required under this Section, the Disclosing Party must either ask the City whether disclosure is required or make the disclosure.

Name (indicate whether retained or anticipated to be retained)	Business Address	Relationship to Disclosing Party (subcontractor, attorney, lobbyist, etc.)	Fees (<u>indicate whether paid or estimated.</u>) NOTE: "hourly rate" or "t.b.d." is not an acceptable response.
----------------------------------------------------------------	------------------	----------------------------------------------------------------------------	---------------------------------------------------------------------------------------------------------------------------

Architect: LBBA 1625 W. Carroll Ave, Chicago, IL 60612 / expected / \$775,000.00

Note that POAH Inc has engaged LBBA, but their contract (AIA B101) will ultimately be with the Applicant, Heart of Uptown Apartments LLC

(Add sheets if necessary)

Check here if the Disclosing Party has not retained, nor expects to retain, any such persons or entities.

SECTION V -- CERTIFICATIONS

A. COURT-ORDERED CHILD SUPPORT COMPLIANCE

Under MCC Section 2-92-415, substantial owners of business entities that contract with the City must remain in compliance with their child support obligations throughout the contract's term.

Has any person who directly or indirectly owns 10% or more of the Disclosing Party been declared in arrearage on any child support obligations by any Illinois court of competent jurisdiction?

Yes No No person directly or indirectly owns 10% or more of the Disclosing Party.

If "Yes," has the person entered into a court-approved agreement for payment of all support owed and is the person in compliance with that agreement?

Yes No

B. FURTHER CERTIFICATIONS

1. [This paragraph 1 applies only if the Matter is a contract being handled by the City's Department of Procurement Services.] In the 5-year period preceding the date of this EDS, neither the Disclosing Party nor any Affiliated Entity [see definition in (5) below] has engaged, in connection with the performance of any public contract, the services of an integrity monitor, independent private sector inspector general, or integrity compliance consultant (i.e., an individual or entity with legal, auditing, investigative, or other similar skills, designated by a public agency to help the agency monitor the activity of specified agency vendors as well as help the vendors reform their business practices so they can be considered for agency contracts in the future, or continue with a contract in progress).

2. The Disclosing Party and its Affiliated Entities are not delinquent in the payment of any fine, fee, tax or other source of indebtedness owed to the City of Chicago, including, but not limited to, water and sewer charges, license fees, parking tickets, property taxes and sales taxes, nor is the Disclosing Party delinquent in the payment of any tax administered by the Illinois Department of Revenue.

3. The Disclosing Party and, if the Disclosing Party is a legal entity, all of those persons or entities identified in Section II(B)(1) of this EDS:

- a. are not presently debarred, suspended, proposed for debarment, declared ineligible or voluntarily excluded from any transactions by any federal, state or local unit of government;
- b. have not, during the 5 years before the date of this EDS, been convicted of a criminal offense, adjudged guilty, or had a civil judgment rendered against them in connection with: obtaining, attempting to obtain, or performing a public (federal, state or local) transaction or contract under a public transaction; a violation of federal or state antitrust statutes; fraud; embezzlement; theft; forgery; bribery; falsification or destruction of records; making false statements; or receiving stolen property;
- c. are not presently indicted for, or criminally or civilly charged by, a governmental entity (federal, state or local) with committing any of the offenses set forth in subparagraph (b) above;
- d. have not, during the 5 years before the date of this EDS, had one or more public transactions (federal, state or local) terminated for cause or default; and
- e. have not, during the 5 years before the date of this EDS, been convicted, adjudged guilty, or found liable in a civil proceeding, or in any criminal or civil action, including actions concerning environmental violations, instituted by the City or by the federal government, any state, or any other unit of local government.

4. The Disclosing Party understands and shall comply with the applicable requirements of MCC Chapters 2-56 (Inspector General) and 2-156 (Governmental Ethics).

5. Certifications (5), (6) and (7) concern:

- the Disclosing Party;
- any "Contractor" (meaning any contractor or subcontractor used by the Disclosing Party in connection with the Matter, including but not limited to all persons or legal entities disclosed under Section IV, "Disclosure of Subcontractors and Other Retained Parties");
- any "Affiliated Entity" (meaning a person or entity that, directly or indirectly: controls the Disclosing Party, is controlled by the Disclosing Party, or is, with the Disclosing Party, under common control of another person or entity). Indicia of control include, without limitation: interlocking management or ownership; identity of interests among family members, shared facilities and equipment; common use of employees; or organization of a business entity following the ineligibility of a business entity to do business with federal or state or local government, including the City, using substantially the same management, ownership, or principals as the ineligible entity. With respect to Contractors, the term Affiliated Entity means a person or entity that directly or indirectly controls the Contractor, is controlled by it, or, with the Contractor, is under common control of another person or entity;
- any responsible official of the Disclosing Party, any Contractor or any Affiliated Entity or any other official, agent or employee of the Disclosing Party, any Contractor or any Affiliated Entity, acting pursuant to the direction or authorization of a responsible official of the Disclosing Party, any Contractor or any Affiliated Entity (collectively "Agents").

Neither the Disclosing Party, nor any Contractor, nor any Affiliated Entity of either the Disclosing Party or any Contractor, nor any Agents have, during the 5 years before the date of this EDS, or, with respect to a Contractor, an Affiliated Entity, or an Affiliated Entity of a Contractor during the 5 years before the date of such Contractor's or Affiliated Entity's contract or engagement in connection with the Matter:

- a. bribed or attempted to bribe, or been convicted or adjudged guilty of bribery or attempting to bribe, a public officer or employee of the City, the State of Illinois, or any agency of the federal government or of any state or local government in the United States of America, in that officer's or employee's official capacity;
- b. agreed or colluded with other bidders or prospective bidders, or been a party to any such agreement, or been convicted or adjudged guilty of agreement or collusion among bidders or prospective bidders, in restraint of freedom of competition by agreement to bid a fixed price or otherwise; or
- c. made an admission of such conduct described in subparagraph (a) or (b) above that is a matter of record, but have not been prosecuted for such conduct; or
- d. violated the provisions referenced in MCC Subsection 2-92-320(a)(4)(Contracts Requiring a Base Wage); (a)(5)(Debarment Regulations); or (a)(6)(Minimum Wage Ordinance).

6. Neither the Disclosing Party, nor any Affiliated Entity or Contractor, or any of their employees, officials, agents or partners, is barred from contracting with any unit of state or local government as a result of engaging in or being convicted of (1) bid-rigging in violation of 720 ILCS 5/33E-3; (2) bid-rotating in violation of 720 ILCS 5/33E-4; or (3) any similar offense of any state or of the United States of America that contains the same elements as the offense of bid-rigging or bid-rotating.

7. Neither the Disclosing Party nor any Affiliated Entity is listed on a Sanctions List maintained by the United States Department of Commerce, State, or Treasury, or any successor federal agency.

8. [FOR APPLICANT ONLY] (i) Neither the Applicant nor any "controlling person" [see MCC Chapter 1-23, Article I for applicability and defined terms] of the Applicant is currently indicted or charged with, or has admitted guilt of, or has ever been convicted of, or placed under supervision for, any criminal offense involving actual, attempted, or conspiracy to commit bribery, theft, fraud, forgery, perjury, dishonesty or deceit against an officer or employee of the City or any "sister agency"; and (ii) the Applicant understands and acknowledges that compliance with Article I is a continuing requirement for doing business with the City. NOTE: If MCC Chapter 1-23, Article I applies to the Applicant, that Article's permanent compliance timeframe supersedes 5-year compliance timeframes in this Section V.

9. [FOR APPLICANT ONLY] The Applicant and its Affiliated Entities will not use, nor permit their subcontractors to use, any facility listed as having an active exclusion by the U.S. EPA on the federal System for Award Management ("SAM").

10. [FOR APPLICANT ONLY] The Applicant will obtain from any contractors/subcontractors hired or to be hired in connection with the Matter certifications equal in form and substance to those in Certifications (2) and (9) above and will not, without the prior written consent of the City, use any such

contractor/subcontractor that does not provide such certifications or that the Applicant has reason to believe has not provided or cannot provide truthful certifications.

11. If the Disclosing Party is unable to certify to any of the above statements in this Part B (Further Certifications), the Disclosing Party must explain below:

N/A

If the letters "NA," the word "None," or no response appears on the lines above, it will be conclusively presumed that the Disclosing Party certified to the above statements.

12. To the best of the Disclosing Party's knowledge after reasonable inquiry, the following is a complete list of all current employees of the Disclosing Party who were, at any time during the 12-month period preceding the date of this EDS, an employee, or elected or appointed official, of the City of Chicago (if none, indicate with "N/A" or "none").

N/A

13. To the best of the Disclosing Party's knowledge after reasonable inquiry, the following is a complete list of all gifts that the Disclosing Party has given or caused to be given, at any time during the 12-month period preceding the execution date of this EDS, to an employee, or elected or appointed official, of the City of Chicago. For purposes of this statement, a "gift" does not include: (i) anything made generally available to City employees or to the general public, or (ii) food or drink provided in the course of official City business and having a retail value of less than \$25 per recipient, or (iii) a political contribution otherwise duly reported as required by law (if none, indicate with "N/A" or "none"). As to any gift listed below, please also list the name of the City recipient.

N/A

C. CERTIFICATION OF STATUS AS FINANCIAL INSTITUTION

1. The Disclosing Party certifies that the Disclosing Party (check one)

is is not

a "financial institution" as defined in MCC Section 2-32-455(b).

2. If the Disclosing Party IS a financial institution, then the Disclosing Party pledges:

"We are not and will not become a predatory lender as defined in MCC Chapter 2-32. We further pledge that none of our affiliates is, and none of them will become, a predatory lender as defined in MCC Chapter 2-32. We understand that becoming a predatory lender or becoming an affiliate of a predatory lender may result in the loss of the privilege of doing business with the City."

If the Disclosing Party is unable to make this pledge because it or any of its affiliates (as defined in MCC Section 2-32-455(b)) is a predatory lender within the meaning of MCC Chapter 2-32, explain here (attach additional pages if necessary):

N/A

If the letters "NA," the word "None," or no response appears on the lines above, it will be conclusively presumed that the Disclosing Party certified to the above statements.

D. CERTIFICATION REGARDING FINANCIAL INTEREST IN CITY BUSINESS

Any words or terms defined in MCC Chapter 2-156 have the same meanings if used in this Part D.

1. In accordance with MCC Section 2-156-110: To the best of the Disclosing Party's knowledge after reasonable inquiry, does any official or employee of the City have a financial interest in his or her own name or in the name of any other person or entity in the Matter?

Yes

No

NOTE: If you checked "Yes" to Item D(1), proceed to Items D(2) and D(3). If you checked "No" to Item D(1), skip Items D(2) and D(3) and proceed to Part E.

2. Unless sold pursuant to a process of competitive bidding, or otherwise permitted, no City elected official or employee shall have a financial interest in his or her own name or in the name of any other person or entity in the purchase of any property that (i) belongs to the City, or (ii) is sold for taxes or assessments, or (iii) is sold by virtue of legal process at the suit of the City (collectively, "City Property Sale"). Compensation for property taken pursuant to the City's eminent domain power does not constitute a financial interest within the meaning of this Part D.

Does the Matter involve a City Property Sale?

Yes

No

3. If you checked "Yes" to Item D(1), provide the names and business addresses of the City officials or employees having such financial interest and identify the nature of the financial interest:

Name	Business Address	Nature of Financial Interest
N/A		

4. The Disclosing Party further certifies that no prohibited financial interest in the Matter will be acquired by any City official or employee.

E. CERTIFICATION REGARDING SLAVERY ERA BUSINESS

Please check either (1) or (2) below. If the Disclosing Party checks (2), the Disclosing Party must disclose below or in an attachment to this EDS all information required by (2). Failure to comply with these disclosure requirements may make any contract entered into with the City in connection with the Matter voidable by the City.

1. The Disclosing Party verifies that the Disclosing Party has searched any and all records of the Disclosing Party and any and all predecessor entities regarding records of investments or profits from slavery or slaveholder insurance policies during the slavery era (including insurance policies issued to slaveholders that provided coverage for damage to or injury or death of their slaves), and the Disclosing Party has found no such records.

2. The Disclosing Party verifies that, as a result of conducting the search in step (1) above, the Disclosing Party has found records of investments or profits from slavery or slaveholder insurance policies. The Disclosing Party verifies that the following constitutes full disclosure of all such records, including the names of any and all slaves or slaveholders described in those records:

N/A

SECTION VI -- CERTIFICATIONS FOR FEDERALLY FUNDED MATTERS

NOTE: If the Matter is federally funded, complete this Section VI. If the Matter is not federally funded, proceed to Section VII. For purposes of this Section VI, tax credits allocated by the City and proceeds of debt obligations of the City are not federal funding.

A. CERTIFICATION REGARDING LOBBYING

1. List below the names of all persons or entities registered under the federal Lobbying Disclosure Act of 1995, as amended, who have made lobbying contacts on behalf of the Disclosing Party with respect to the Matter: (Add sheets if necessary):

N/A

(If no explanation appears or begins on the lines above, or if the letters "NA" or if the word "None" appear, it will be conclusively presumed that the Disclosing Party means that NO persons or entities registered under the Lobbying Disclosure Act of 1995, as amended, have made lobbying contacts on behalf of the Disclosing Party with respect to the Matter.)

2. The Disclosing Party has not spent and will not expend any federally appropriated funds to pay any person or entity listed in paragraph A(1) above for his or her lobbying activities or to pay any person or entity to influence or attempt to influence an officer or employee of any agency, as defined by applicable federal law, a member of Congress, an officer or employee of Congress, or an employee

of a member of Congress, in connection with the award of any federally funded contract, making any federally funded grant or loan, entering into any cooperative agreement, or to extend, continue, renew, amend, or modify any federally funded contract, grant, loan, or cooperative agreement.

3. The Disclosing Party will submit an updated certification at the end of each calendar quarter in which there occurs any event that materially affects the accuracy of the statements and information set forth in paragraphs A(1) and A(2) above.

4. The Disclosing Party certifies that either: (i) it is not an organization described in section 501(c)(4) of the Internal Revenue Code of 1986; or (ii) it is an organization described in section 501(c)(4) of the Internal Revenue Code of 1986 but has not engaged and will not engage in "Lobbying Activities," as that term is defined in the Lobbying Disclosure Act of 1995, as amended.

5. If the Disclosing Party is the Applicant, the Disclosing Party must obtain certifications equal in form and substance to paragraphs A(1) through A(4) above from all subcontractors before it awards any subcontract and the Disclosing Party must maintain all such subcontractors' certifications for the duration of the Matter and must make such certifications promptly available to the City upon request.

B. CERTIFICATION REGARDING EQUAL EMPLOYMENT OPPORTUNITY

If the Matter is federally funded, federal regulations require the Applicant and all proposed subcontractors to submit the following information with their bids or in writing at the outset of negotiations.

Is the Disclosing Party the Applicant?

Yes No

If "Yes," answer the three questions below:

1. Have you developed and do you have on file affirmative action programs pursuant to applicable federal regulations? (See 41 CFR Part 60-2.)

Yes No

2. Have you filed with the Joint Reporting Committee, the Director of the Office of Federal Contract Compliance Programs, or the Equal Employment Opportunity Commission all reports due under the applicable filing requirements?

Yes No Reports not required

3. Have you participated in any previous contracts or subcontracts subject to the equal opportunity clause?

Yes No

If you checked "No" to question (1) or (2) above, please provide an explanation:

N/A

SECTION VII -- FURTHER ACKNOWLEDGMENTS AND CERTIFICATION

The Disclosing Party understands and agrees that:

A. The certifications, disclosures, and acknowledgments contained in this EDS will become part of any contract or other agreement between the Applicant and the City in connection with the Matter, whether procurement, City assistance, or other City action, and are material inducements to the City's execution of any contract or taking other action with respect to the Matter. The Disclosing Party understands that it must comply with all statutes, ordinances, and regulations on which this EDS is based.

B. The City's Governmental Ethics Ordinance, MCC Chapter 2-156, imposes certain duties and obligations on persons or entities seeking City contracts, work, business, or transactions. The full text of this ordinance and a training program is available on line at www.cityofchicago.org/Ethics, and may also be obtained from the City's Board of Ethics, 740 N. Sedgwick St., Suite 500, Chicago, IL 60610, (312) 744-9660. The Disclosing Party must comply fully with this ordinance.

C. If the City determines that any information provided in this EDS is false, incomplete or inaccurate, any contract or other agreement in connection with which it is submitted may be rescinded or be void or voidable, and the City may pursue any remedies under the contract or agreement (if not rescinded or void), at law, or in equity, including terminating the Disclosing Party's participation in the Matter and/or declining to allow the Disclosing Party to participate in other City transactions. Remedies at law for a false statement of material fact may include incarceration and an award to the City of treble damages.

D. It is the City's policy to make this document available to the public on its Internet site and/or upon request. Some or all of the information provided in, and appended to, this EDS may be made publicly available on the Internet, in response to a Freedom of Information Act request, or otherwise. By completing and signing this EDS, the Disclosing Party waives and releases any possible rights or claims which it may have against the City in connection with the public release of information contained in this EDS and also authorizes the City to verify the accuracy of any information submitted in this EDS.

E. The information provided in this EDS must be kept current. In the event of changes, the Disclosing Party must supplement this EDS up to the time the City takes action on the Matter. If the Matter is a contract being handled by the City's Department of Procurement Services, the Disclosing Party must update this EDS as the contract requires. **NOTE:** With respect to Matters subject to MCC Chapter 1-23, Article I (imposing **PERMANENT INELIGIBILITY** for certain specified offenses), the information provided herein regarding eligibility must be kept current for a longer period, as required by MCC Chapter 1-23 and Section 2-154-020.

CERTIFICATION

Under penalty of perjury, the person signing below: (1) warrants that he/she is authorized to execute this EDS, and all applicable Appendices, on behalf of the Disclosing Party, and (2) warrants that all certifications and statements contained in this EDS, and all applicable Appendices, are true, accurate and complete as of the date furnished to the City.

By: Preservation of Affordable Housing, Inc., its managing member

(Print or type ~~exact legal name~~ of Disclosing Party)

By: _____

(Sign here)

William Eager

(Print or type name of person signing)

Senior Vice President, Real Estate Development, Preservation of Affordable Housing, Inc

(Print or type title of person signing)

Signed and sworn to before me on (date) _____,

at _____ County, _____ (state).

Notary Public

Commission expires: _____

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT AND AFFIDAVIT
APPENDIX A**

**FAMILIAL RELATIONSHIPS WITH ELECTED CITY OFFICIALS
AND DEPARTMENT HEADS**

This Appendix is to be completed only by (a) the Applicant, and (b) any legal entity which has a direct ownership interest in the Applicant exceeding 7.5%. It is not to be completed by any legal entity which has only an indirect ownership interest in the Applicant.

Under MCC Section 2-154-015, the Disclosing Party must disclose whether such Disclosing Party or any “Applicable Party” or any Spouse or Domestic Partner thereof currently has a “familial relationship” with any elected city official or department head. A “familial relationship” exists if, as of the date this EDS is signed, the Disclosing Party or any “Applicable Party” or any Spouse or Domestic Partner thereof is related to the mayor, any alderman, the city clerk, the city treasurer or any city department head as spouse or domestic partner or as any of the following, whether by blood or adoption: parent, child, brother or sister, aunt or uncle, niece or nephew, grandparent, grandchild, father-in-law, mother-in-law, son-in-law, daughter-in-law, stepfather or stepmother, stepson or stepdaughter, stepbrother or stepsister or half-brother or half-sister.

“Applicable Party” means (1) all executive officers of the Disclosing Party listed in Section II.B.1.a., if the Disclosing Party is a corporation; all partners of the Disclosing Party, if the Disclosing Party is a general partnership; all general partners and limited partners of the Disclosing Party, if the Disclosing Party is a limited partnership; all managers, managing members and members of the Disclosing Party, if the Disclosing Party is a limited liability company; (2) all principal officers of the Disclosing Party; and (3) any person having more than a 7.5% ownership interest in the Disclosing Party. “Principal officers” means the president, chief operating officer, executive director, chief financial officer, treasurer or secretary of a legal entity or any person exercising similar authority.

Does the Disclosing Party or any “Applicable Party” or any Spouse or Domestic Partner thereof currently have a “familial relationship” with an elected city official or department head?

Yes

No

If yes, please identify below (1) the name and title of such person, (2) the name of the legal entity to which such person is connected; (3) the name and title of the elected city official or department head to whom such person has a familial relationship, and (4) the precise nature of such familial relationship.

N/A

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT AND AFFIDAVIT
APPENDIX B**

BUILDING CODE SCOFFLAW/PROBLEM LANDLORD CERTIFICATION

This Appendix is to be completed only by (a) the Applicant, and (b) any legal entity which has a direct ownership interest in the Applicant exceeding 7.5% (an "Owner"). It is not to be completed by any legal entity which has only an indirect ownership interest in the Applicant.

1. Pursuant to MCC Section 2-154-010, is the Applicant or any Owner identified as a building code scofflaw or problem landlord pursuant to MCC Section 2-92-416?

Yes No

2. If the Applicant is a legal entity publicly traded on any exchange, is any officer or director of the Applicant identified as a building code scofflaw or problem landlord pursuant to MCC Section 2-92-416?

Yes No The Applicant is not publicly traded on any exchange.

3. If yes to (1) or (2) above, please identify below the name of each person or legal entity identified as a building code scofflaw or problem landlord and the address of each building or buildings to which the pertinent code violations apply.

N/A

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT AND AFFIDAVIT
APPENDIX C**

PROHIBITION ON WAGE & SALARY HISTORY SCREENING - CERTIFICATION

This Appendix is to be completed only by an Applicant that is completing this EDS as a “contractor” as defined in MCC Section 2-92-385. That section, which should be consulted (www.amlegal.com), generally covers a party to any agreement pursuant to which they: (i) receive City of Chicago funds in consideration for services, work or goods provided (including for legal or other professional services), or (ii) pay the City money for a license, grant or concession allowing them to conduct a business on City premises.

On behalf of an Applicant that is a contractor pursuant to MCC Section 2-92-385, I hereby certify that the Applicant is in compliance with MCC Section 2-92-385(b)(1) and (2), which prohibit: (i) screening job applicants based on their wage or salary history, or (ii) seeking job applicants’ wage or salary history from current or former employers. I also certify that the Applicant has adopted a policy that includes those prohibitions.

Yes

No

N/A – I am not an Applicant that is a “contractor” as defined in MCC Section 2-92-385.

This certification shall serve as the affidavit required by MCC Section 2-92-385(c)(1).

If you checked “no” to the above, please explain.

N/A

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT
AND AFFIDAVIT**

SECTION I -- GENERAL INFORMATION

A. Legal name of the Disclosing Party submitting this EDS. Include d/b/a/ if applicable:

Voice of the People Uptown, Inc.

Check ONE of the following three boxes:

Indicate whether the Disclosing Party submitting this EDS is:

1. the Applicant

OR

2. a legal entity currently holding, or anticipated to hold within six months after City action on the contract, transaction or other undertaking to which this EDS pertains (referred to below as the "Matter"), a direct or indirect interest in excess of 7.5% in the Applicant. State the Applicant's legal name: _____

OR

3. a legal entity with a direct or indirect right of control of the Applicant (see Section II(B)(1)) State the legal name of the entity in which the Disclosing Party holds a right of control:
Voice of the People Uptown is the 100% owner of the co-MM, NFP Development entity TBD MM LLC

B. Business address of the Disclosing Party:

4611 N Sheridan Rd
Chicago, IL 60640

C. Telephone: 773-769-2442 Fax: None Email: VoiceOfThePeople@UptownVoice.Org

D. Name of contact person: Pedro Morales

E. Federal Employer Identification No. (if you have one): 36-6211099

F. Brief description of the Matter to which this EDS pertains. (Include project number and location of property, if applicable):

Bond inducement and authorization of TIF financing for rehab of Heart of Uptown Apartments, a 103-unit family project located at various addresses in Uptown

G. Which City agency or department is requesting this EDS? City of Chicago Department of Housing

If the Matter is a contract being handled by the City's Department of Procurement Services, please complete the following:

Specification # N/A and Contract # N/A

SECTION II -- DISCLOSURE OF OWNERSHIP INTERESTS

A. NATURE OF THE DISCLOSING PARTY

1. Indicate the nature of the Disclosing Party:

- Person
- Publicly registered business corporation
- Privately held business corporation
- Sole proprietorship
- General partnership
- Limited partnership
- Trust
- Limited liability company
- Limited liability partnership
- Joint venture
- Not-for-profit corporation
(Is the not-for-profit corporation also a 501(c)(3))?
 Yes No
- Other (please specify)

2. For legal entities, the state (or foreign country) of incorporation or organization, if applicable:

Illinois

3. For legal entities not organized in the State of Illinois: Has the organization registered to do business in the State of Illinois as a foreign entity?

- Yes
- No
- Organized in Illinois

B. IF THE DISCLOSING PARTY IS A LEGAL ENTITY:

1. List below the full names and titles, if applicable, of: (i) all executive officers and all directors of the entity; (ii) **for not-for-profit corporations**, all members, if any, which are legal entities (if there are no such members, write "no members which are legal entities"); (iii) **for trusts, estates or other similar entities**, the trustee, executor, administrator, or similarly situated party; (iv) **for general or limited partnerships, limited liability companies, limited liability partnerships or joint ventures**, each general partner, managing member, manager or any other person or legal entity that directly or indirectly controls the day-to-day management of the Applicant.

NOTE: Each legal entity listed below must submit an EDS on its own behalf.

Name	Title
NFP Development Entity TBD MM LLC - Co-Managing Member	

2. Please provide the following information concerning each person or legal entity having a direct or indirect, current or prospective (i.e. within 6 months after City action) beneficial interest (including ownership) in excess of 7.5%* of the Applicant. Examples of such an interest include shares in a corporation, partnership interest in a partnership or joint venture, interest of a member or manager in a

*Disclosure Requirements

The ZBA Chair has ordered that all applicants seeking a special use permit to open a cannabis business must disclose the name, address and percentage of ownership of each individual or entity owning more than **5 percent** of the business. Further details can be found in the rule dated Jan. 17, 2020.

Name (indicate whether retained or anticipated to be retained)	Business Address	Relationship to Disclosing Party (subcontractor, attorney, lobbyist, etc.)	Fees (<u>indicate whether paid or estimated.</u>) NOTE: "hourly rate" or "t.b.d." is not an acceptable response.
N/A			

(Add sheets if necessary)

Check here if the Disclosing Party has not retained, nor expects to retain, any such persons or entities.

SECTION V -- CERTIFICATIONS

A. COURT-ORDERED CHILD SUPPORT COMPLIANCE

Under MCC Section 2-92-415, substantial owners of business entities that contract with the City must remain in compliance with their child support obligations throughout the contract's term.

Has any person who directly or indirectly owns 10% or more of the Disclosing Party been declared in arrearage on any child support obligations by any Illinois court of competent jurisdiction?

Yes No No person directly or indirectly owns 10% or more of the Disclosing Party.

If "Yes," has the person entered into a court-approved agreement for payment of all support owed and is the person in compliance with that agreement?

Yes No

B. FURTHER CERTIFICATIONS

1. [This paragraph 1 applies only if the Matter is a contract being handled by the City's Department of Procurement Services.] In the 5-year period preceding the date of this EDS, neither the Disclosing Party nor any Affiliated Entity [see definition in (5) below] has engaged, in connection with the performance of any public contract, the services of an integrity monitor, independent private sector inspector general, or integrity compliance consultant (i.e., an individual or entity with legal, auditing, investigative, or other similar skills, designated by a public agency to help the agency monitor the activity of specified agency vendors as well as help the vendors reform their business practices so they can be considered for agency contracts in the future, or continue with a contract in progress).

2. The Disclosing Party and its Affiliated Entities are not delinquent in the payment of any fine, fee, tax or other source of indebtedness owed to the City of Chicago, including, but not limited to, water and sewer charges, license fees, parking tickets, property taxes and sales taxes, nor is the Disclosing Party delinquent in the payment of any tax administered by the Illinois Department of Revenue.

3. The Disclosing Party and, if the Disclosing Party is a legal entity, all of those persons or entities identified in Section II(B)(1) of this EDS:

- a. are not presently debarred, suspended, proposed for debarment, declared ineligible or voluntarily excluded from any transactions by any federal, state or local unit of government;
- b. have not, during the 5 years before the date of this EDS, been convicted of a criminal offense, adjudged guilty, or had a civil judgment rendered against them in connection with: obtaining, attempting to obtain, or performing a public (federal, state or local) transaction or contract under a public transaction; a violation of federal or state antitrust statutes; fraud; embezzlement; theft; forgery; bribery; falsification or destruction of records; making false statements; or receiving stolen property;
- c. are not presently indicted for, or criminally or civilly charged by, a governmental entity (federal, state or local) with committing any of the offenses set forth in subparagraph (b) above;
- d. have not, during the 5 years before the date of this EDS, had one or more public transactions (federal, state or local) terminated for cause or default; and
- e. have not, during the 5 years before the date of this EDS, been convicted, adjudged guilty, or found liable in a civil proceeding, or in any criminal or civil action, including actions concerning environmental violations, instituted by the City or by the federal government, any state, or any other unit of local government.

4. The Disclosing Party understands and shall comply with the applicable requirements of MCC Chapters 2-56 (Inspector General) and 2-156 (Governmental Ethics).

5. Certifications (5), (6) and (7) concern:

- the Disclosing Party;
- any "Contractor" (meaning any contractor or subcontractor used by the Disclosing Party in connection with the Matter, including but not limited to all persons or legal entities disclosed under Section IV, "Disclosure of Subcontractors and Other Retained Parties");
- any "Affiliated Entity" (meaning a person or entity that, directly or indirectly: controls the Disclosing Party, is controlled by the Disclosing Party, or is, with the Disclosing Party, under common control of another person or entity). Indicia of control include, without limitation: interlocking management or ownership; identity of interests among family members, shared facilities and equipment; common use of employees; or organization of a business entity following the ineligibility of a business entity to do business with federal or state or local government, including the City, using substantially the same management, ownership, or principals as the ineligible entity. With respect to Contractors, the term Affiliated Entity means a person or entity that directly or indirectly controls the Contractor, is controlled by it, or, with the Contractor, is under common control of another person or entity;
- any responsible official of the Disclosing Party, any Contractor or any Affiliated Entity or any other official, agent or employee of the Disclosing Party, any Contractor or any Affiliated Entity, acting pursuant to the direction or authorization of a responsible official of the Disclosing Party, any Contractor or any Affiliated Entity (collectively "Agents").

Neither the Disclosing Party, nor any Contractor, nor any Affiliated Entity of either the Disclosing Party or any Contractor, nor any Agents have, during the 5 years before the date of this EDS, or, with respect to a Contractor, an Affiliated Entity, or an Affiliated Entity of a Contractor during the 5 years before the date of such Contractor's or Affiliated Entity's contract or engagement in connection with the Matter:

- a. bribed or attempted to bribe, or been convicted or adjudged guilty of bribery or attempting to bribe, a public officer or employee of the City, the State of Illinois, or any agency of the federal government or of any state or local government in the United States of America, in that officer's or employee's official capacity;
- b. agreed or colluded with other bidders or prospective bidders, or been a party to any such agreement, or been convicted or adjudged guilty of agreement or collusion among bidders or prospective bidders, in restraint of freedom of competition by agreement to bid a fixed price or otherwise; or
- c. made an admission of such conduct described in subparagraph (a) or (b) above that is a matter of record, but have not been prosecuted for such conduct; or
- d. violated the provisions referenced in MCC Subsection 2-92-320(a)(4)(Contracts Requiring a Base Wage); (a)(5)(Debarment Regulations); or (a)(6)(Minimum Wage Ordinance).

6. Neither the Disclosing Party, nor any Affiliated Entity or Contractor, or any of their employees, officials, agents or partners, is barred from contracting with any unit of state or local government as a result of engaging in or being convicted of (1) bid-rigging in violation of 720 ILCS 5/33E-3; (2) bid-rotating in violation of 720 ILCS 5/33E-4; or (3) any similar offense of any state or of the United States of America that contains the same elements as the offense of bid-rigging or bid-rotating.

7. Neither the Disclosing Party nor any Affiliated Entity is listed on a Sanctions List maintained by the United States Department of Commerce, State, or Treasury, or any successor federal agency.

8. [FOR APPLICANT ONLY] (i) Neither the Applicant nor any "controlling person" [see MCC Chapter 1-23, Article I for applicability and defined terms] of the Applicant is currently indicted or charged with, or has admitted guilt of, or has ever been convicted of, or placed under supervision for, any criminal offense involving actual, attempted, or conspiracy to commit bribery, theft, fraud, forgery, perjury, dishonesty or deceit against an officer or employee of the City or any "sister agency"; and (ii) the Applicant understands and acknowledges that compliance with Article I is a continuing requirement for doing business with the City. NOTE: If MCC Chapter 1-23, Article I applies to the Applicant, that Article's permanent compliance timeframe supersedes 5-year compliance timeframes in this Section V.

9. [FOR APPLICANT ONLY] The Applicant and its Affiliated Entities will not use, nor permit their subcontractors to use, any facility listed as having an active exclusion by the U.S. EPA on the federal System for Award Management ("SAM").

10. [FOR APPLICANT ONLY] The Applicant will obtain from any contractors/subcontractors hired or to be hired in connection with the Matter certifications equal in form and substance to those in Certifications (2) and (9) above and will not, without the prior written consent of the City, use any such

contractor/subcontractor that does not provide such certifications or that the Applicant has reason to believe has not provided or cannot provide truthful certifications.

11. If the Disclosing Party is unable to certify to any of the above statements in this Part B (Further Certifications), the Disclosing Party must explain below:

N/A

If the letters "NA," the word "None," or no response appears on the lines above, it will be conclusively presumed that the Disclosing Party certified to the above statements.

12. To the best of the Disclosing Party's knowledge after reasonable inquiry, the following is a complete list of all current employees of the Disclosing Party who were, at any time during the 12-month period preceding the date of this EDS, an employee, or elected or appointed official, of the City of Chicago (if none, indicate with "N/A" or "none").

N/A

13. To the best of the Disclosing Party's knowledge after reasonable inquiry, the following is a complete list of all gifts that the Disclosing Party has given or caused to be given, at any time during the 12-month period preceding the execution date of this EDS, to an employee, or elected or appointed official, of the City of Chicago. For purposes of this statement, a "gift" does not include: (i) anything made generally available to City employees or to the general public, or (ii) food or drink provided in the course of official City business and having a retail value of less than \$25 per recipient, or (iii) a political contribution otherwise duly reported as required by law (if none, indicate with "N/A" or "none"). As to any gift listed below, please also list the name of the City recipient.

N/A

C. CERTIFICATION OF STATUS AS FINANCIAL INSTITUTION

1. The Disclosing Party certifies that the Disclosing Party (check one)
[] is [X] is not

a "financial institution" as defined in MCC Section 2-32-455(b).

2. If the Disclosing Party IS a financial institution, then the Disclosing Party pledges:

"We are not and will not become a predatory lender as defined in MCC Chapter 2-32. We further pledge that none of our affiliates is, and none of them will become, a predatory lender as defined in MCC Chapter 2-32. We understand that becoming a predatory lender or becoming an affiliate of a predatory lender may result in the loss of the privilege of doing business with the City."

If the Disclosing Party is unable to make this pledge because it or any of its affiliates (as defined in MCC Section 2-32-455(b)) is a predatory lender within the meaning of MCC Chapter 2-32, explain here (attach additional pages if necessary):

N/A

If the letters "NA," the word "None," or no response appears on the lines above, it will be conclusively presumed that the Disclosing Party certified to the above statements.

D. CERTIFICATION REGARDING FINANCIAL INTEREST IN CITY BUSINESS

Any words or terms defined in MCC Chapter 2-156 have the same meanings if used in this Part D.

1. In accordance with MCC Section 2-156-110: To the best of the Disclosing Party's knowledge after reasonable inquiry, does any official or employee of the City have a financial interest in his or her own name or in the name of any other person or entity in the Matter?

Yes

No

NOTE: If you checked "Yes" to Item D(1), proceed to Items D(2) and D(3). If you checked "No" to Item D(1), skip Items D(2) and D(3) and proceed to Part E.

2. Unless sold pursuant to a process of competitive bidding, or otherwise permitted, no City elected official or employee shall have a financial interest in his or her own name or in the name of any other person or entity in the purchase of any property that (i) belongs to the City, or (ii) is sold for taxes or assessments, or (iii) is sold by virtue of legal process at the suit of the City (collectively, "City Property Sale"). Compensation for property taken pursuant to the City's eminent domain power does not constitute a financial interest within the meaning of this Part D.

Does the Matter involve a City Property Sale?

Yes

No

3. If you checked "Yes" to Item D(1), provide the names and business addresses of the City officials or employees having such financial interest and identify the nature of the financial interest:

Name	Business Address	Nature of Financial Interest
N/A		

4. The Disclosing Party further certifies that no prohibited financial interest in the Matter will be acquired by any City official or employee.

E. CERTIFICATION REGARDING SLAVERY ERA BUSINESS

Please check either (1) or (2) below. If the Disclosing Party checks (2), the Disclosing Party must disclose below or in an attachment to this EDS all information required by (2). Failure to comply with these disclosure requirements may make any contract entered into with the City in connection with the Matter voidable by the City.

X 1. The Disclosing Party verifies that the Disclosing Party has searched any and all records of the Disclosing Party and any and all predecessor entities regarding records of investments or profits from slavery or slaveholder insurance policies during the slavery era (including insurance policies issued to slaveholders that provided coverage for damage to or injury or death of their slaves), and the Disclosing Party has found no such records.

 2. The Disclosing Party verifies that, as a result of conducting the search in step (1) above, the Disclosing Party has found records of investments or profits from slavery or slaveholder insurance policies. The Disclosing Party verifies that the following constitutes full disclosure of all such records, including the names of any and all slaves or slaveholders described in those records:

N/A

SECTION VI -- CERTIFICATIONS FOR FEDERALLY FUNDED MATTERS

NOTE: If the Matter is federally funded, complete this Section VI. If the Matter is not federally funded, proceed to Section VII. For purposes of this Section VI, tax credits allocated by the City and proceeds of debt obligations of the City are not federal funding.

A. CERTIFICATION REGARDING LOBBYING

1. List below the names of all persons or entities registered under the federal Lobbying Disclosure Act of 1995, as amended, who have made lobbying contacts on behalf of the Disclosing Party with respect to the Matter: (Add sheets if necessary):

N/A

(If no explanation appears or begins on the lines above, or if the letters "NA" or if the word "None" appear, it will be conclusively presumed that the Disclosing Party means that NO persons or entities registered under the Lobbying Disclosure Act of 1995, as amended, have made lobbying contacts on behalf of the Disclosing Party with respect to the Matter.)

2. The Disclosing Party has not spent and will not expend any federally appropriated funds to pay any person or entity listed in paragraph A(1) above for his or her lobbying activities or to pay any person or entity to influence or attempt to influence an officer or employee of any agency, as defined by applicable federal law, a member of Congress, an officer or employee of Congress, or an employee

of a member of Congress, in connection with the award of any federally funded contract, making any federally funded grant or loan, entering into any cooperative agreement, or to extend, continue, renew, amend, or modify any federally funded contract, grant, loan, or cooperative agreement.

3. The Disclosing Party will submit an updated certification at the end of each calendar quarter in which there occurs any event that materially affects the accuracy of the statements and information set forth in paragraphs A(1) and A(2) above.

4. The Disclosing Party certifies that either: (i) it is not an organization described in section 501(c)(4) of the Internal Revenue Code of 1986; or (ii) it is an organization described in section 501(c)(4) of the Internal Revenue Code of 1986 but has not engaged and will not engage in "Lobbying Activities," as that term is defined in the Lobbying Disclosure Act of 1995, as amended.

5. If the Disclosing Party is the Applicant, the Disclosing Party must obtain certifications equal in form and substance to paragraphs A(1) through A(4) above from all subcontractors before it awards any subcontract and the Disclosing Party must maintain all such subcontractors' certifications for the duration of the Matter and must make such certifications promptly available to the City upon request.

B. CERTIFICATION REGARDING EQUAL EMPLOYMENT OPPORTUNITY

If the Matter is federally funded, federal regulations require the Applicant and all proposed subcontractors to submit the following information with their bids or in writing at the outset of negotiations.

Is the Disclosing Party the Applicant?

Yes

No

If "Yes," answer the three questions below:

1. Have you developed and do you have on file affirmative action programs pursuant to applicable federal regulations? (See 41 CFR Part 60-2.)

Yes

No

2. Have you filed with the Joint Reporting Committee, the Director of the Office of Federal Contract Compliance Programs, or the Equal Employment Opportunity Commission all reports due under the applicable filing requirements?

Yes

No

Reports not required

3. Have you participated in any previous contracts or subcontracts subject to the equal opportunity clause?

Yes

No

If you checked "No" to question (1) or (2) above, please provide an explanation:

N/A

SECTION VII -- FURTHER ACKNOWLEDGMENTS AND CERTIFICATION

The Disclosing Party understands and agrees that:

A. The certifications, disclosures, and acknowledgments contained in this EDS will become part of any contract or other agreement between the Applicant and the City in connection with the Matter, whether procurement, City assistance, or other City action, and are material inducements to the City's execution of any contract or taking other action with respect to the Matter. The Disclosing Party understands that it must comply with all statutes, ordinances, and regulations on which this EDS is based.

B. The City's Governmental Ethics Ordinance, MCC Chapter 2-156, imposes certain duties and obligations on persons or entities seeking City contracts, work, business, or transactions. The full text of this ordinance and a training program is available on line at www.cityofchicago.org/Ethics, and may also be obtained from the City's Board of Ethics, 740 N. Sedgwick St., Suite 500, Chicago, IL 60610, (312) 744-9660. The Disclosing Party must comply fully with this ordinance.

C. If the City determines that any information provided in this EDS is false, incomplete or inaccurate, any contract or other agreement in connection with which it is submitted may be rescinded or be void or voidable, and the City may pursue any remedies under the contract or agreement (if not rescinded or void), at law, or in equity, including terminating the Disclosing Party's participation in the Matter and/or declining to allow the Disclosing Party to participate in other City transactions. Remedies at law for a false statement of material fact may include incarceration and an award to the City of treble damages.

D. It is the City's policy to make this document available to the public on its Internet site and/or upon request. Some or all of the information provided in, and appended to, this EDS may be made publicly available on the Internet, in response to a Freedom of Information Act request, or otherwise. By completing and signing this EDS, the Disclosing Party waives and releases any possible rights or claims which it may have against the City in connection with the public release of information contained in this EDS and also authorizes the City to verify the accuracy of any information submitted in this EDS.

E. The information provided in this EDS must be kept current. In the event of changes, the Disclosing Party must supplement this EDS up to the time the City takes action on the Matter. If the Matter is a contract being handled by the City's Department of Procurement Services, the Disclosing Party must update this EDS as the contract requires. **NOTE:** With respect to Matters subject to MCC Chapter 1-23, Article I (imposing **PERMANENT INELIGIBILITY** for certain specified offenses), the information provided herein regarding eligibility must be kept current for a longer period, as required by MCC Chapter 1-23 and Section 2-154-020.

CERTIFICATION

Under penalty of perjury, the person signing below: (1) warrants that he/she is authorized to execute this EDS, and all applicable Appendices, on behalf of the Disclosing Party, and (2) warrants that all certifications and statements contained in this EDS, and all applicable Appendices, are true, accurate and complete as of the date furnished to the City.

Voice of the People in Uptown, Inc.

(Print or type ~~exact legal name~~ of Disclosing Party)

By: Michael C. Rohrbeck
(Sign here)

Michael C. Rohrbeck

(Print or type name of person signing)

Executive Director

(Print or type title of person signing)

Signed and sworn to before me on (date) _____,

at _____ County, _____ (state).

Notary Public

Commission expires: _____

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT AND AFFIDAVIT
APPENDIX A**

**FAMILIAL RELATIONSHIPS WITH ELECTED CITY OFFICIALS
AND DEPARTMENT HEADS**

This Appendix is to be completed only by (a) the Applicant, and (b) any legal entity which has a direct ownership interest in the Applicant exceeding 7.5%. It is not to be completed by any legal entity which has only an indirect ownership interest in the Applicant.

Under MCC Section 2-154-015, the Disclosing Party must disclose whether such Disclosing Party or any “Applicable Party” or any Spouse or Domestic Partner thereof currently has a “familial relationship” with any elected city official or department head. A “familial relationship” exists if, as of the date this EDS is signed, the Disclosing Party or any “Applicable Party” or any Spouse or Domestic Partner thereof is related to the mayor, any alderman, the city clerk, the city treasurer or any city department head as spouse or domestic partner or as any of the following, whether by blood or adoption: parent, child, brother or sister, aunt or uncle, niece or nephew, grandparent, grandchild, father-in-law, mother-in-law, son-in-law, daughter-in-law, stepfather or stepmother, stepson or stepdaughter, stepbrother or stepsister or half-brother or half-sister.

“Applicable Party” means (1) all executive officers of the Disclosing Party listed in Section II.B.1.a., if the Disclosing Party is a corporation; all partners of the Disclosing Party, if the Disclosing Party is a general partnership; all general partners and limited partners of the Disclosing Party, if the Disclosing Party is a limited partnership; all managers, managing members and members of the Disclosing Party, if the Disclosing Party is a limited liability company; (2) all principal officers of the Disclosing Party; and (3) any person having more than a 7.5% ownership interest in the Disclosing Party. “Principal officers” means the president, chief operating officer, executive director, chief financial officer, treasurer or secretary of a legal entity or any person exercising similar authority.

Does the Disclosing Party or any “Applicable Party” or any Spouse or Domestic Partner thereof currently have a “familial relationship” with an elected city official or department head?

Yes

No

If yes, please identify below (1) the name and title of such person, (2) the name of the legal entity to which such person is connected; (3) the name and title of the elected city official or department head to whom such person has a familial relationship, and (4) the precise nature of such familial relationship.

N/A

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT AND AFFIDAVIT
APPENDIX B**

BUILDING CODE SCOFFLAW/PROBLEM LANDLORD CERTIFICATION

This Appendix is to be completed only by (a) the Applicant, and (b) any legal entity which has a direct ownership interest in the Applicant exceeding 7.5% (an "Owner"). It is not to be completed by any legal entity which has only an indirect ownership interest in the Applicant.

1. Pursuant to MCC Section 2-154-010, is the Applicant or any Owner identified as a building code scofflaw or problem landlord pursuant to MCC Section 2-92-416?

Yes No

2. If the Applicant is a legal entity publicly traded on any exchange, is any officer or director of the Applicant identified as a building code scofflaw or problem landlord pursuant to MCC Section 2-92-416?

Yes No The Applicant is not publicly traded on any exchange.

3. If yes to (1) or (2) above, please identify below the name of each person or legal entity identified as a building code scofflaw or problem landlord and the address of each building or buildings to which the pertinent code violations apply.

N/A

**CITY OF CHICAGO
ECONOMIC DISCLOSURE STATEMENT AND AFFIDAVIT
APPENDIX C**

PROHIBITION ON WAGE & SALARY HISTORY SCREENING - CERTIFICATION

This Appendix is to be completed only by an Applicant that is completing this EDS as a “contractor” as defined in MCC Section 2-92-385. That section, which should be consulted (www.amlegal.com), generally covers a party to any agreement pursuant to which they: (i) receive City of Chicago funds in consideration for services, work or goods provided (including for legal or other professional services), or (ii) pay the City money for a license, grant or concession allowing them to conduct a business on City premises.

On behalf of an Applicant that is a contractor pursuant to MCC Section 2-92-385, I hereby certify that the Applicant is in compliance with MCC Section 2-92-385(b)(1) and (2), which prohibit: (i) screening job applicants based on their wage or salary history, or (ii) seeking job applicants’ wage or salary history from current or former employers. I also certify that the Applicant has adopted a policy that includes those prohibitions.

Yes

No

N/A – I am not an Applicant that is a “contractor” as defined in MCC Section 2-92-385.

This certification shall serve as the affidavit required by MCC Section 2-92-385(c)(1).

If you checked “no” to the above, please explain.

COMMUNITY DEVELOPMENT COMMISSION - June 11, 2024

NEW BUSINESS – Heart of Uptown Apartments

4431 N Clifton; 900 W Windsor; 927 W Wilson; 847-49 W Sunnyside; and 4130 N Kenmore

Heart of Uptown Apartments

4431 N Clifton; 900 W Windsor; 927 W Wilson; 847-49 W Sunnyside; and 4130 N Kenmore

WILSON YARD REDEVELOPMENT AREA WARD 46

TYPE OF REQUEST: DEVELOPER DESIGNATION

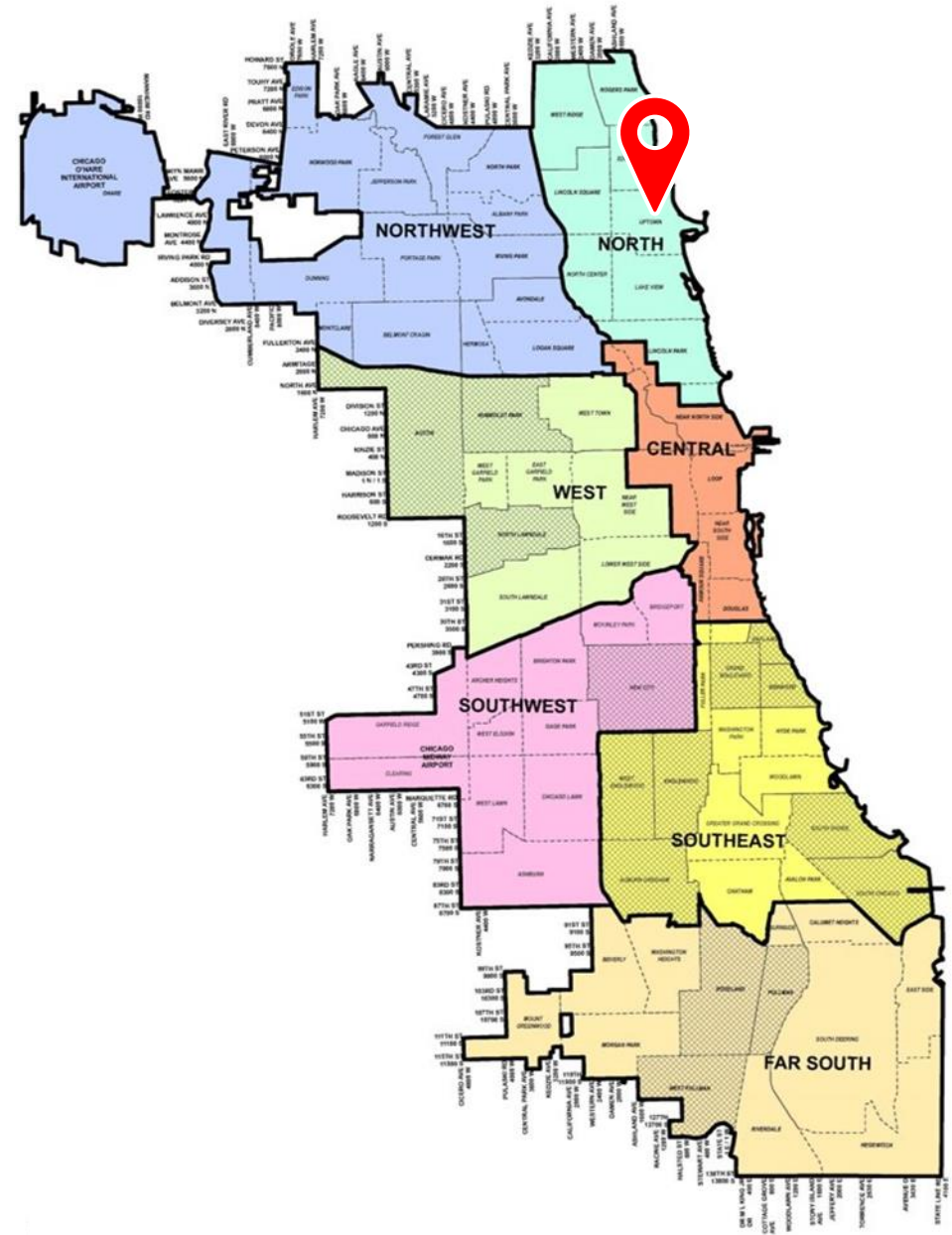
PRESENTED BY: Ryan Slattery (DOH)

DEPARTMENT OF HOUSING
COMMISSIONER CASTAÑEDA

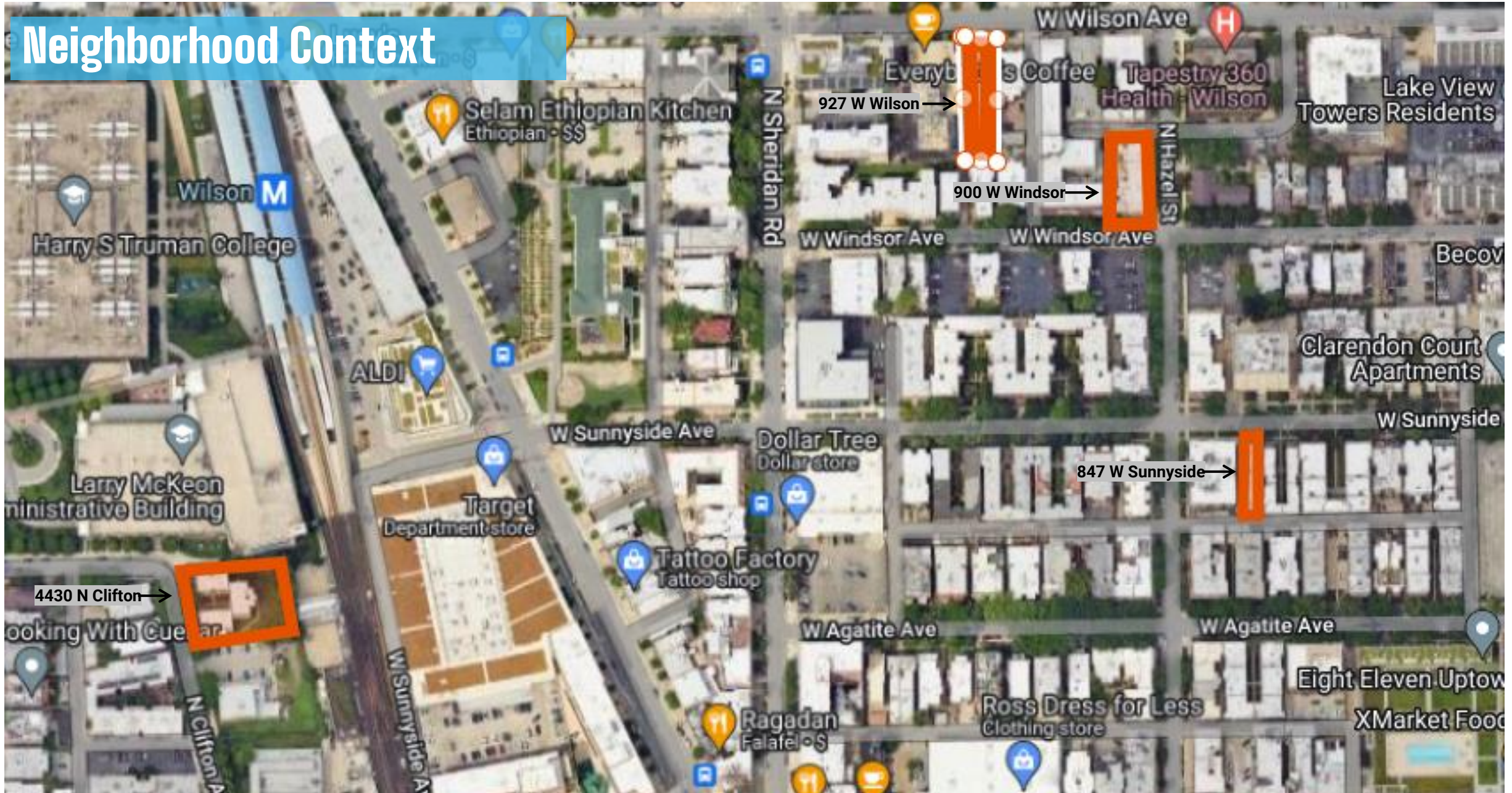


Project Location

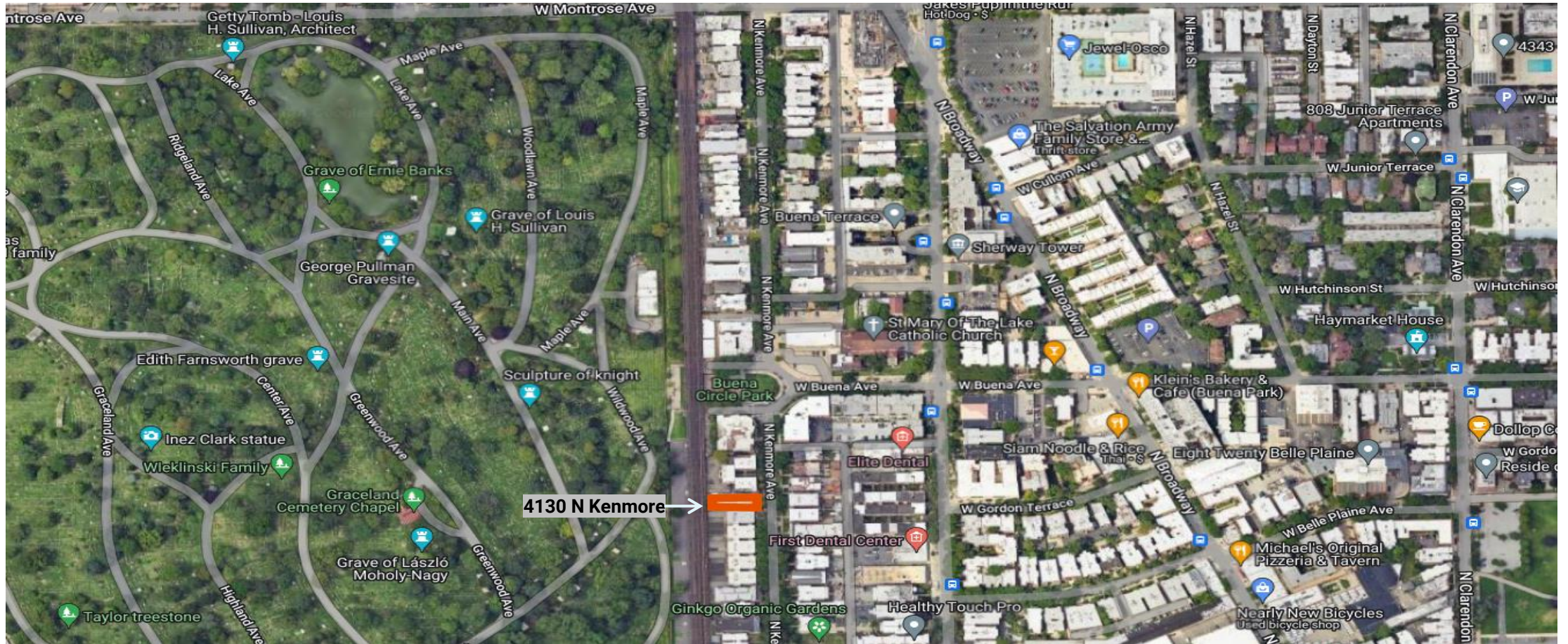
Heart of Uptown Apartments
46th Ward – Alderwoman Clay
Uptown Community Area
Wilson Yard TIF District
North Planning Area



Neighborhood Context



Neighborhood Context





Current Conditions – Exterior

927 W Wilson









Project Overview

APPLICANT	Preservation of Affordable Housing, Inc. (POAH) and Voice of the People
PROJECT SUMMARY	The project consists of the rehabilitation of five buildings that include 103 affordable units.
FUNDING REQUEST	\$11,500,000
TOTAL PROJECT COST	\$49,645,279
PROJECT TIMELINE	Construction Start: January 2025 Project Completion: November 2025

Proposed Unit Mix

	15% AMI	30% AMI	50% AMI	60% AMI	80% AMI	Market Rate	Totals
Studio		6		4			10
1-BDRM		4	2	16	3		25
2-BDRM		6	17	25	4		52
3-BDRM		4	6	5	1		16
TOTALS		20	25	50	8		103

Project Budget

SOURCES	AMOUNT	PERCENT
Private Loan	\$5,080,000	10.2%
Existing Loans/ Reinvestment/IHDA	\$7,552,397	18.5%
TIF	\$11,500,000	23.2%
DDF	\$1,875,000	3.8%
Tax Credit Equity	\$17,203,465	34.7%
TOTAL SOURCES	\$49,645,279	100%

USES	AMOUNT	PERCENT
Acquisition	\$13,614,015	27.4%
Env. Remediation	\$0	0%
Site Prep	\$0	0%
Hard Costs	\$22,202,250	44.7%
Soft Costs	\$13,829,014	27.9%
TOTAL USES	\$49,645,279	100%

Development Team

Developer	Preservation of Affordable Housing (POAH) and Voice of the People (VOP)
Architect	LBBA
Attorney	Applegate Thorne Thomsen
Syndicator	BFIM
Lender	R4 Capital



Recommendation

Request authority to negotiate a redevelopment agreement with Preservation of Affordable Housing Inc., or a related entity, and designate Preservation of Affordable Housing Inc., or a related entity as Developer.

COMMUNITY DEVELOPMENT COMMISSION - June 11, 2024

NEW BUSINESS – Heart of Uptown Apartments

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Heart of Uptown Apartments

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WILSON YARD REDEVELOPMENT AREA WARD 46

TYPE OF REQUEST: DEVELOPER DESIGNATION

PRESENTED BY: Ryan Slattery (DOH)

DEPARTMENT OF HOUSING
COMMISSIONER CASTAÑEDA

