Village of Lemont

VILLAGE BOARD MEETING
June 26, 2023 – 6:30 PM
418 Main Street
Lemont, IL 60439
AGENDA

Please view the agenda under "upcoming Events" for directions for public comment, registering for the meeting, and how to view the meeting.

I. Pledge of Allegiance

II. Roll Call

III. Consent Agenda

- III.A Approval of Minutes
- III.B Approval of Disbursements
- III.C An Ordinance Amending the FY 2022-2023 Annual Operating Budget
- III.D An Ordinance Establishing a Moratorium for Non-Retail Land Uses in the State & 127th Economic Activity Area

IV. Mayor's Report

V. Clerk's Report

- V.A An Ordinance Approving a Final Planned Unit Development for Marbella Mixed-Use Development Located at 225 Canal Street in Lemont, Illinois.
- V.B An Ordinance Annexing 95.4 Acres of Property Located West of Smith Road in Lemont, Illinois. (PDV Midwest Refining, LLC)
- V.C An Ordinance Rezoning 95.4 Acres of Property Located West of Smith

Road in Lemont, Illinois (PDV Midwest Refining, LLC)

VI. Village Attorney Report

VII. Village Administrator Report

VIII. Board Reports

IX. Staff Reports

X. Unfinished Business

XI. New Business

XII. Audience Participation

1. Please "Raise Your Hand" to speak and you will be asked to speak when it is your turn.
2. Mention your first and last name clearly for meeting minutes purposes.
3. Each person gets maximum 3 minutes to speak.

XIII. Executive Session Discussion Under Chapter 5 ILCS

XIV. Action on Closed Session Item(s)

XV. Motion to Adjourn

418 Main Street | Lemont, IL 60439

TO: Village Board Meeting
FROM: Janet Schatz, Administration
THROUGH:
SUBJECT: Approval of Minutes
DATE: June 26, 2023

SUMMARY/BACKGROUND

ANALYSIS

Consistency with Village Policy

STAFF RECOMMENDATION
Approval of Min

BOARD ACTION REQUESTED
Approval of Minutes

ATTACHMENTS
COW meeting 4-17-23.pdf
VB Minutes 6-12-23.pdf

VILLAGE BOARD COMMITTEE OF THE WHOLE MEETING

April 17, 2023
6:30 PM
Village Hall - Village Board Room
418 Main Street, Lemont, IL 60439

Village Board – Janelle Kittridge, Dave Maher, Ronald Stapleton, Ken McClafferty, Mayor Egofske; present.
Staff: George Schafer, Darshana Prakash, Janet Schatz, Ralph Pukula, Jason Berry, Chief Maton
Absent: Rick Sniegowski, Kevin Shaughnessy

III.A A Discussion of Case 2023-04 1227 Acorn Street Setback Variation

Applicant and property owner, Mike Moleski, has applied for a variation to allow an attached covered screen deck to encroach into the 30-foot rear setback in the R-4 zoning district located in the Eaglecrest Estates subdivision at 1227 Acorn Street. No questions. Variation recommended.

III.B Discussion of Downtown Rail Improvement Plan & Proposal for Engineering Services – Main-Illinois-Pruxne Intersection

Staff proposes a comprehensive approach to improving the rail crossings through Downtown Lemont for safety and quality of life enhancements. George Schafer said the Village is at a point now where it needs to move forward with engineering of the Talcott/Pruxne/Main intersection improvement. Since the October meeting, the Village was notified that the ICC supported the proposed program. ICC has secured funding in its upcoming Crossing Safety Improvement Program for improvements which the Village proposed, totaling over $5 million dollars. George would like to split it up in to two different phases in the fiscal year 2024. Phase I will not exceed an amount of $100K. The remaining can be budgeted in FY 24-25 and approved next year.

Not included in this agreement, but the Village will be working towards additional improvements to Lemont Street, Stephen Street and Holmes Street, subject to consultation from the ICC. Funding has already been secured for these improvements including construction, right-of-way and construction engineering. The Village has included in the FY 23-24 budget the locally engineering documents for the smaller improvements. This will be brought to the board at a later date. Mayor Egofske asked if the train whistles will be reduced. Clay stated no not less the Village proceeds into a quiet zone analysis and request. George said with Marabella moving quickly would like Lemont Street be the priority. Trustee Maher asked if there will be changes to the crossings at Boyer and Walker in unincorporated. George said they do not have a solution for those crossings yet but are still working on options. George said safety is the most important issue overall. Phase I will get us to the first federal meeting with IDOT. Total cost for Phase I engineering will be around $270K and $100K for the other two crossings. Trustee McClafferty asked if we are losing property. George said most of the land the Village owns except for some easements which is eligible for state money. George stated more guidance is

needed from ICC pertaining to Holmes and Stephen Street crossings. The three crossings out east, which we don't control, may be brought back in to play if the Village can find a solution. Trustee Maher asked if we could force annex. George said attorneys and CN would have to be involved.

III.C Electric aggregation rates for Village owned properties

The Village has retained DaCott Energy Services, Ltd. to obtain the best aggregate electricity rates for the Village owned properties such as lift stations, wells, street lights, Metra station, and the parking garage.

Currently with this residential contract through March, $2.2 million has been saved for the Village residents which comes out to $323 per household. Mayor Egofske asked the expiration date and when should we make a decision. The 3 year term expires in May 2023 said Ellian. The rates have range from .0559 to .06519 over the 3 year term. The price is lower than ComEd because this group has bought electricity at a fixed price for year's. George Schafer said that most towns tell the residents to seek their own power utility company.

The Village is on a three year term with Constellation for it's own power. Savings of $477K over the last three years. Shell is recommended vendor to the Village for a 12 month contract. The consultants will start to work now for the 12 months after that, to lock in a good rate. Pricing is going up 28% compared to the contract that is ending.

Mayor asked if it is smart to lock in for 24 months at a 3 percent increase for the second year. Ellian believes that energy is moving downward and recommends the 12 month commitment. Trustee Stapleton asked how much nuclear energy is in our area. Ellian said about 30 percent nuclear in this area. We will need to budget $40K more for energy. George said the non-profit municipality buildings receive free electric in exchange for using our right-of-ways. George requested more residential rates in the coming weeks and will bring it back to the board.

III.D Water & Sewer Rate Study results

Sylvia and Andy are present from HR Green and Nick from Baker Tilly is on zoom.
For review are three rate structures and 2 options for senior citizens. Two of the three water rate structures are flat rate based. Third option is a tiered rate structure based on usage.
For seniors. 50% discount for the first 4K gallons. Regular rate above 4000 gallons. 50% charged of the based fee. Seniors account for 25% of all residents.

The Village needs to restructure the water rate to promote water conservation. Sewer fee is a flat rate at $40. Water is a minimum of $42.59 per 4000 gallons. Mayor asked why the expenditures went up. Well six was the biggest expense.

Project expenses will increase yearly within 3.5% to 7%. Most capital improvement projects are funded with cash. Two large improvements that will need to be funded: new well in 2030 and

the lead service line replacement. Mayor Egofske asked for the breakdown of the sixty million increase. Utilities, well supplies, new water tower, maintenance, fuel - anything that makes your system operate. 63% of residents are using over 12,000 gallons of water with the first 4000 gallons costing residents around $42.00.

Options to reduce impact to water/sewer rates: a) transferring money from ARPA funds to water sewer fund in 2024; b) transferring $600K to a million from infrastructure fund in 2024; c) transferring $600K from infrastructure fund in 2025.

Recommendation is a flat fee for 12,000 gallons bimonthly. 50% discount on flat fee for senior citizens. There are 96 accounts that are not metered, just sewer. Sewer only accounts will have a flat fee to match sewer bill for average resident. For the seniors, based on 4000 gallons, charges average $20 bimonthly. 3A option offers more relief for senior citizens with costs distributed to all residents. Senior citizens that use higher volumes of water to cover more of the cost and reduces the financial burden placed on non-seniors. Compared to other neighboring villages, we are in the middle to low when comparing water rates per gallon. Trustee Maher asked about the large HOA rates and if it is a residential bill. Yes it is. Board will review extensively with consideration for residents.

III.E Building Code Updates and Fee Amendments

Jason would like to alter three types of bonds in the building code which get refunded. Clean up bond, landscape bond, and temporary occupancy bond. The Village is notifying developers that after the permit is closed, they have 90 days to be in contact with Village for a refund. Flat fees Jason wants to change to square foot fees. These should be based on the size of the project due to more inspections and cost for the Village. Would like to tier the codes based on the size of the project. Board is ok with the changes.

III.F GIS Update and Year 2 Goals

All water and sewer lines are now digitized. Only licensed village users can access this information. There is an opportunity to share with the public but will not be as detailed for security purposed. Jason says it is a great resource and is in the budget for next year.

George Schafer said that ComEd made a change in servicing homes in new developments. Moving foward, the utilities will be put in the front of the yard. One resident is complaining in Copper Ridge.

The US Post office is requiring Pulte to install one shared box. The Village staff is attempting to assist in additional shared boxes for residents. They are selling more of the larger duplexes which they might have to come in for variances. Need six more inches on either side due to masonry.

The Forest Preserve wanted the Village to run water to Camp Sagawau in 2009 and established an SSA as part of a shared project. Village owes $54K in taxes in this special service area for appeals and will be terminated upon payment.

Mike Stillman and Mark Sterk are leaving the current law firm. Mike will be reaching out to each board member to discuss.

Chief Maton stated he is meeting with the high school concerning students parking on McCarthy and taking up residential spots. Chief will report back to the board. Trustee Maher asked what has happened with the bowl and surrounding area. George said parts have collapsed from water drainage.

Meeting adjourned at 9:35 pm

Minutes
VILLAGE BOARD MEETING
Village Hall – 418 Main Street
June 12, 2023
6:30 p.m.
The regular meeting of the Lemont Village Board was held on June 12, 2023
At 6:30 p.m. with Mayor John Egofske presiding.

I) Pledge of Allegiance

II) Roll Call

Ronald Stapleton, Janelle Kittridge, Ken McClafferty, Rick Sniegowski; present. Dave Maher, Kevin Shaughnessy; absent.

III) Consent Agenda

III.A) Approval of Minutes

Cover Page

5-22-23 VB Minutes.pdf

III.B) Approval of Disbursements

Cover Page

5-23 - 6-12-23.pdf

III.C) An Ordinance O-22-23 Amending the Budget for Fiscal Year 2023-2024 for the Village of Lemont

Cover Page

Budget 1st Amendment Ordinance FY24.pdf

Exhibit A - agenda.pdf

III.D) A Resolution R-40-23 Accepting a 300' X 33' Plat of Dedication to the Village of Lemont for Roadway Purposes on 132nd Street as Part of the 132nd Street Water Main & Sanitary Sewer Extension Project

Cover Page

A Resolution Accepting a 300'X33' Plat of Dedication to the Village of Lemont for RoadWay Purposes on 132nd Street as Part of the 132nd Street Water Main & Sanitary Sewer Extension Project.pdf

III.E) A Resolution R-41-23 Approving a Service Provider Contract with Municipal GIS Partners, Inc for Geographic Information System (GIS) Services

Cover Page

A Resolution Approving a Service Provider Contract with Municipal GIS Partners, Inc for Geographic Information System (GIS) Services

III.F) A Resolution R-42-23 Authorizing the Release of the Letter of Credit for the Notting Hill Subdivision

Cover Page

A Resolution Authorizing the Release of the Letter of Credit for the Notting Hill Subdivision

Motion by Janelle Kittridge, seconded by Rick Sniegowski, to approve the Consent Agenda.

Roll Call: Ronald Stapleton, Janelle Kittridge, Ken McClafferty, Rick Sniegowski, 4 ayes. ; 0 nays. Motion Carried.

IV) Mayor's Report

IV.A Village of Lemont 150th Anniversary of Incorporation Proclamation

Cover Page

Motion by Ken McClafferty, seconded by Janelle Kittridge, to approve Village of Lemont 150th Anniversary of Incorporation Proclamation.

Roll Call: Ronald Stapleton, Janelle Kittridge, Ken McClafferty, Rick Sniegowski, 4 ayes. ; 0 nays. Motion Carried.

Mayor’s Mention – June 12, 2023

1. We celebrated the 150th Anniversary of our incorporation during Legendary Lemont week this past week. On June 9, we were joined by Congressman Bill Foster, Senator John Curran and former Mayor, Rick Kwasneski. We appreciate them taking the time out to celebrate with us. And we appreciate everyone that joined us in this celebration. The

event was recorded by our Community TV, and will be available soon on YouTube and added to our community TV programing.

2. This past Saturday was our 150th Anniversary Fest, which was a big success, and included many ethnic group dancers and ethnic food, along with our first ever, Pierogi eating contest. A lot of planning goes into these events, and it takes many people to pull it together. Thank you to ALL of our Village Departments, the Heritage Corridor Business Alliance, Lemont Junior Woman's Club, Lemont Park District, the vendors and participants, and the volunteers. The support from our sponsors was tremendous - thank you to all our sponsors. We want to give a very special thank you to our Public Works Department, as events like this truly could not go on without their hard work before, during and after any event. They put a lot of pride in making the town look great, which they do daily.

3. There is still time to get in on the resident sponsorship, 150 for 150 Campaign, which includes a print copy of Joyce Af-felt's Lemont Steeples Modern 2 watercolor. Visit, Lemont 150 . com, for more details. The planning of our 150th Anniversary events and activities will continue through the rest of the year, so visit, Lemont 150 . com often.

4. The Lemont Area Historical Society is giving FREE museum tours this month. Hours are Tuesday's and Friday's, 10 am – 2 pm. And Saturday's, 10 am – 1 pm. Visit their website at, Lemont history . org

5. June kicks off the summer event season! Lemont Legend Cruise Nights are on Wednesdays in the downtown from 6 to 9 p.m. Sunset Soirees Summer Concert Series begins this Thursday, June 15, with Whiskey Road Country Hits from 7 – 10 pm on Stephen Street. Be sure to visit our community calendar on the Village website, Lemont . IL . US, for many of the upcoming events taking place in town. Also, visit, Lemont Downtown's event page which includes many of the events and entertainment from our businesses.

V) Clerk's Report

V.A An Ordinance 0-21-23 Approving the Assignment of Real Estate Purchase and Sale Agreements for the Property Located at the Northwest Corner of Illinois Route 83 and Main Street in the Village of Lemont, Illinois

Cover Page

An Ordinance Approving Assignment of Real Estate Purchase and Sale Agreements

Motion by Ron Stapleton, seconded by Ken McClafferty to approve said ordinance.

Mike Stillman stated that at Archer and Main Gas n Wash will be purchasing the property. There are three parcels that will be developed. The first parcel will be a fuel station along with retail, coffee and food shop along with a strip mall. The final parcel

has not been determined yet. This ordinance is for Bluestone to sell the property to Gas N Wash.

Motion by Rick Sniegowski, seconded by Ken McClafferty, to amend the original motion to approve all three ordinances pertaining to Gas N Wash and that Administrator Schafer and Attorney Stillman may make minor language changes to the documents to finalize sale.

Roll Call: Ronald Stapleton, Janelle Kittridge, Ken McClafferty, Rick Sniegowski, 4 ayes. ; 0 nays. Motion Carried.

Mayor Egofske clarified that the incentives have a maximum of 1.5 million dollars. $750K is sales tax, capped at $750K. Every dollar that comes in is split 50/50. The other $750K is Tiff reimbursement for property tax. The $1.5 million dollars will not come in at the same time since property tax is delayed. The Village is assisting the new owner to make it pad ready instead of the Village doing the developing. Mike Stillman stated it does not include gaming, non-home rule and gas tax revenue. Mayor Egofske thanked everybody for working hard on this project for the last five years. This will be their largest Gas N Wash in Cook County.

V.B An Ordinance O-22-23 of the Village of Lemont, Cook, Will, and DuPage Counties, Illinois, Approving a Redevelopment Agreement for the Illinois Route 83 and Main Intersection Redevelopment Project in the Main and Archer Financing District

Cover Page

Redevelopment Agreement with Lenny's Lemont Real Estate Development, LLC

Amend the original motion to approve all three ordinances pertaining to Gas N Wash. Administrator Schafer and Attorney Stillman may make minor language changes to the documents to finalize sale.

Motion by Rick Sniegowski, seconded by Ken McClafferty, to approve said ordinance.

Roll Call: Ronald Stapleton, Janelle Kittridge, Ken McClafferty, Rick Sniegowski, 4 ayes. ; 0 nays. Motion Carried.

V.C An Ordinance O-23-23 Approving the First Amendment for the Property Located at the Northwest Corner of Illinois Route 83 & Main Street in the Village of Lemont, Illinois

Cover Page

Ordinance Approving the First Amendment.pdf

Amend the original motion to approve all three ordinances pertaining to Gas N Wash. Administrator Schafer and Attorney Stillman may make minor language changes to the documents to finalize sale.
Mike Stillman said there is an amendment to the contract regarding sale price. Price was $2.7 million raised to $3.2 million. Mayor Egofske asked the timing of the project. Mike from Gas N Wash will begin July 15, 2023 and completed by May 2024 and opening no later than June.

Motion by Ken McClafferty, seconded by Rick Sniegowski, to approve said ordinance.

Roll Call: Ronald Stapleton, Janelle Kittridge, Ken McClafferty, Rick Sniegowski, 4 ayes. ; 0 nays. Motion Carried.

VI) Village Attorney Report

VII) Village Administrator Report

George Schafer said the Lemont 150th Anniversary was a wonderful event and thanked all the volunteers and staff. This is not the last event and to please check our website for more to come. The Village received numerous proclamations and recognitions from all levels of government. Jason Berry said that in November a new book will be released of the Village of Lemont.

VIII) Board Reports

Trustee Sniegowski thanked public works and said all the signs on the posts, parking signs and banners make the village look great.

IX) Staff Reports

Chief Maton said he was asked about the juvenile age that changed from 17 to 18 in the State of Illinois and curfews. Chief said this does not change the curfews laws. Ralph Pukula said we are pumping a lot of water in the Village and to please honor the water restrictions in place. George Schafer said we have received our allocations for Lake MI water in the year 2030. At this time we are not migrating to this. George did say there will be a new tiered water structure to be released later in the year for the Village.

X) Unfinished Business

XI) New Business

XII) Audience Participation

Mary Czech from Oak Lane. Mary thanked the Village and the Dept. of Agriculture for coming out and spraying for the gypsy moth and saving the tree's.
Marge said that Mr. Gallagher is working the ground at the new development site. She is wondering about the pond and wetlands. Ralph Pukula said the pond will be a little bit deeper and Marge will still have her grass.

XIII) Executive Session Discussion Under Chapter 5 ILCS

-Personnel: Employment 120/2(c)(6)

Motion by Ken McClafferty, seconded by Janelle Kittridge, to enter into executive session.

Roll Call: Ronald Stapleton, Janelle Kittridge, Ken McClafferty, Rick Sniegowski, 4 ayes. ; 0 nays. Motion Carried.

XIV) Action on Closed Session Item(s)

XV) Motion to Adjourn

There being no further business meeting adjourned.

Motion by Ken McClafferty, seconded by Janelle Kittridge, to adjourn.

Roll Call: Ronald Stapleton, Janelle Kittridge, Ken McClafferty, Rick Sniegowski, 4 ayes. ; 0 nays. Motion Carried.

418 Main Street | Lemont, IL 60439

TO: Village Board Meeting
FROM: Darshana Prakash, Administration
THROUGH:
SUBJECT: Approval of Disbursements
DATE: June 26, 2023

SUMMARY/BACKGROUND

ANALYSIS

Consistency with Village Policy

STAFF RECOMMENDATION
Approval of Disbursements

BOARD ACTION REQUESTED
Approval of Disbursements

ATTACHMENTS
6-13 thru 6-26-23.pdf

Payment Register

From Payment Date: 5/23/2023 - To Payment Date: 6/12/2023

Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source	Payee Name	Transaction Amount	Reconciled Amount	Difference
24396	06/12/2023	Open			Accounts Payable	MCCROMETER INC	$11,017.44		
	Invoice		Date	Description		Amount			
	593687		05/26/2023	well 3 & 4 McCrometer meters		$11,017.44			
24397	06/12/2023	Open			Accounts Payable	KRISTIAN GIST CREATIVE	$2,800.00		
	Invoice		Date	Description		Amount			
	23-05-01 KGC		05/22/2023	MAY 2023		$2,800.00			
Type Check Totals:					53 Transactions		$214,832.76		
EFT									
2362	05/31/2023	Reconciled		05/31/2023	Accounts Payable	ILLINOIS MUNICIPAL RETIREMENT FUND	$45,217.99	$45,217.99	$0.00
	Invoice		Date	Description		Amount			
	MAY 2023 IMRF		05/31/2023	MAY 2023 CONTRIBUTIONS		$45,217.99			
2394	06/12/2023	Open			Accounts Payable	ACCURATE EMPLOYMENT SCREENING, LLC	$453.30		
	Invoice		Date	Description		Amount			
	AUR2170364		06/01/2023	BACKGROUND CHECKS		$453.30			
2395	06/12/2023	Open			Accounts Payable	ALL TOGETHER LLC	$11,220.97		
	Invoice		Date	Description		Amount			
	21316		05/01/2023	Lemont Downtown		$5,510.00			
	21326		06/02/2023	MAY LEMONT DOWNTOWN		$5,710.97			
2396	06/12/2023	Open			Accounts Payable	ANDRYSIAK, EDWARD OR PATRICIA	$1,147.49		
	Invoice		Date	Description		Amount			
	23-06-13 EA		06/01/2023	June 2023 payment		$1,147.49			
2397	06/12/2023	Open			Accounts Payable	AUSTIN TYLER CONSTRUCTION INC	$618,138.90		
	Invoice		Date	Description		Amount			
	21404-PE3		05/30/2023	2022 water main improvements		$618,138.90			
2398	06/12/2023	Open			Accounts Payable	AVALON PETROLEUM COMPANY	$10,358.92		
	Invoice		Date	Description		Amount			
	469237		05/05/2023	1577 gallons regular		$5,208.52			
	469565		05/17/2023	1515 gallons regular		$5,150.40			
2399	06/12/2023	Open			Accounts Payable	BEECHEN & DILL HOMES INC	$1,000.00		
	Invoice		Date	Description		Amount			
	NRES-22-24		05/22/2023	REFUND - 12191 COOPER RIDGE DR.		$1,000.00			
2400	06/12/2023	Open			Accounts Payable	BURNS MECHANICAL INC	$650.00		
	Invoice		Date	Description		Amount			
	16165		06/02/2023	pd plumbing repair		$650.00			
2401	06/12/2023	Open			Accounts Payable	CHRISTINA SMITH	$1,260.00		
	Invoice		Date	Description		Amount			
	23-05-19 CS		05/19/2023	MAY CONSULTING SERVICES		$1,260.00			
2402	06/12/2023	Open			Accounts Payable	CLEARGOV INC	$7,649.09		
	Invoice		Date	Description		Amount			
	2023-13186		06/01/2023	BUDGET BOOK STARTING 6/1/23 AND ENDING 5/31/24		$7,649.09			

Village of Lemont

Payment Register

From Payment Date: 5/23/2023 - To Payment Date: 6/12/2023

Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source	Payee Name	Transaction Amount	Reconciled Amount	Difference
24385	06/12/2023	Open			Accounts Payable	UNIFIRST CORPORATION	$165.44		

Invoice	Date	Description	Amount
1201013270	05/15/2023	1658751 - Village Hall carpet mats	$82.72
1201015850	05/29/2023	1658751 - Village Hall carpet mats	$82.72

Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source	Payee Name	Transaction Amount	Reconciled Amount	Difference
24386	06/12/2023	Open			Accounts Payable	UNITED STATES POSTAL SERVICE	$10,000.00		

Invoice	Date	Description	Amount
23-05-26 USPS	05/26/2023	POSTAGE FOR NEWSLETTER, WATER REPORT, IRON IN PIPES.	$10,000.00

Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source	Payee Name	Transaction Amount	Reconciled Amount	Difference
24387	06/12/2023	Open			Accounts Payable	VULCAN MATERIALS	$1,976.26		

Invoice	Date	Description	Amount
33263947	05/30/2023	gravel	$565.51
33260565	05/26/2023	23GM gravel	$1,410.75

Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source	Payee Name	Transaction Amount	Reconciled Amount	Difference
24388	06/12/2023	Open			Accounts Payable	WEX FLEET UNIVERSAL	$236.94		

Invoice	Date	Description	Amount
89697366	05/31/2023	cm rebates	($1.96)
89662607	05/31/2023	retail fuel May 2023 / wex card postage	$238.90

Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source	Payee Name	Transaction Amount	Reconciled Amount	Difference
24389	06/12/2023	Open			Accounts Payable	WHOLESALE DIRECT, INC.	$730.55		

Invoice	Date	Description	Amount
000263239	05/16/2023	supplies	$690.28
000263403	05/25/2023	supplies	$40.27

Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source	Payee Name	Transaction Amount	Reconciled Amount	Difference
24390	06/12/2023	Open			Accounts Payable	MONTELL, CHRIS A.	$60.00		

Invoice	Date	Description	Amount
23-06-05 CAM	06/05/2023	VEHICLE STICKER REFUND	$60.00

Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source	Payee Name	Transaction Amount	Reconciled Amount	Difference
24391	06/12/2023	Open			Accounts Payable	SPARKLES ENTERTAINMENT, INC.	$3,280.00		

Invoice	Date	Description	Amount
230609VL	06/06/2023	150TH ANNIVERSARY NUMBERS	$900.00
230610L	05/22/2023	150TH ANNIVERSARY FACEPAINTERS AND BALLOON ARTISTS	$2,380.00

Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source	Payee Name	Transaction Amount	Reconciled Amount	Difference
24392	06/12/2023	Open			Accounts Payable	ROADSAFE TRAFFIC SYSTEMS, INC.	$2,344.00		

Invoice	Date	Description	Amount
64538	05/24/2023	23GM sign materials	$1,900.00
64427	05/30/2023	23GM sign materials	$444.00

Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source	Payee Name	Transaction Amount	Reconciled Amount	Difference
24393	06/12/2023	Open			Accounts Payable	BRUNO'S TUCKPOINTING, INC.	$13,985.00		

Invoice	Date	Description	Amount
22-1559-1	05/30/2023	tuckpointing	$10,000.00
23-0390	05/19/2023	stairs behind vh	$3,985.00

Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source	Payee Name	Transaction Amount	Reconciled Amount	Difference
24394	06/12/2023	Open			Accounts Payable	ALPHA BUILDING MAINTENANCE SERVICES INC	$4,036.00		

Invoice	Date	Description	Amount
22201 VL	05/22/2023	May 2023 Cleaning	$4,036.00

Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source	Payee Name	Transaction Amount	Reconciled Amount	Difference
24395	06/12/2023	Open			Accounts Payable	PRESECKY, BRIGID	$500.00		

Invoice	Date	Description	Amount
564178	05/07/2023	LEMONT DOWNTOWN EVENT	$500.00

Village of Lemont

Payment Register

From Payment Date: 5/23/2023 - To Payment Date: 6/12/2023

Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source	Payee Name	Transaction Amount	Reconciled Amount	Difference
24373	06/12/2023	Open			Accounts Payable	O'HARE TOWING SERVICE, INC.	$201.75		
	Invoice		Date	Description			Amount		
	271342-1		05/27/2023	TOWING SERVICE			$201.75		
24374	06/12/2023	Open			Accounts Payable	OCCUPATIONAL HEALTH CENTERS OF ILLINOIS, P.C.	$470.00		
	Invoice		Date	Description			Amount		
	1014714957		05/01/2023	PRE-EMPLOYMENT DRUG SCREEN			$233.00		
	1014714723		05/01/2023	RANDON DRUG SCREENS			$237.00		
24375	06/12/2023	Open			Accounts Payable	POELLOT, JOSHUA, J	$500.00		
	Invoice		Date	Description			Amount		
	60123		05/01/2023	MAY 23 AV SUPPORT SERVICES			$500.00		
24376	06/12/2023	Open			Accounts Payable	RAZOR IMAGE	$1,153.00		
	Invoice		Date	Description			Amount		
	23-06-02 RI		06/05/2023	150TH ANNIVERSARY SIGNS			$1,153.00		
24377	06/12/2023	Open			Accounts Payable	ROD BAKER FORD	$40.83		
	Invoice		Date	Description			Amount		
	29410		05/16/2023	parts			$40.83		
24378	06/12/2023	Open			Accounts Payable	SHAW MEDIA	$200.00		
	Invoice		Date	Description			Amount		
	2082670		05/31/2023	LEMONT 150TH WEB AD			$200.00		
24379	06/12/2023	Open			Accounts Payable	SHOREWOOD HOME & AUTO, INC.	$634.18		
	Invoice		Date	Description			Amount		
	03-362366		05/19/2023	parts			$93.08		
	03-362989		05/30/2023	parts			$125.98		
	03-364937		06/01/2023	parts			$415.12		
24380	06/12/2023	Open			Accounts Payable	SOUTHWEST DIGITAL PRINTING INC	$50.00		
	Invoice		Date	Description			Amount		
	06-23-05ma		05/22/2023	JUNE 23 Plotter Maintenance Agreement			$50.00		
24381	06/12/2023	Open			Accounts Payable	STANDARD EQUIPMENT COMPANY	$1,117.48		
	Invoice		Date	Description			Amount		
	P43327		05/23/2023	sweeper parts			$1,117.48		
24382	06/12/2023	Open			Accounts Payable	SUBURBAN FAMILY MAGAZINE	$950.00		
	Invoice		Date	Description			Amount		
	10017		05/01/2023	LEMONT DOWNTON AD			$950.00		
24383	06/12/2023	Open			Accounts Payable	THIRD MILLENIUM ASSOCIATES INC	$15,496.71		
	Invoice		Date	Description			Amount		
	29159		05/22/2023	V Pay Annual Maintenance Fee			$577.40		
	29160		05/11/2023	Programming and Set Up for 2023 Fulfillment			$758.20		
	29161		05/11/2023	Annual Service Hosting Fee			$1,329.77		
	29162		05/11/2023	Vehicle Sticker Software Annual Maintenance Fee			$1,160.63		
	29143		05/16/2023	2023-2024 Vehicle Sticker Program			$11,670.71		
24384	06/12/2023	Open			Accounts Payable	ULINE, INC.	$50.14		
	Invoice		Date	Description			Amount		
	87127550		04/25/2023	LAMINATING POUCHES			$50.14		

Village of Lemont

Payment Register

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Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source	Payee Name	Transaction Amount	Reconciled Amount	Difference
24364	06/12/2023	Open			Accounts Payable	ILLINOIS CITY COUNTY MANAGEMENT ASSOCIATION (ILCMA)	$50.00		
	Invoice		Date	Description			Amount		
	4357		03/29/2023	ACCT. MANAGER JOB POSTING			$50.00		
24365	06/12/2023	Open			Accounts Payable	JIM'S TRUCK INSPECTION LLC	$396.00		
	Invoice		Date	Description			Amount		
	197337		05/15/2023	safety lane			$37.00		
	197355		05/15/2023	safety lane			$37.00		
	197392		05/17/2023	safety lane			$37.00		
	197398		05/17/2023	safety lane			$37.00		
	197403		05/18/2023	safety lane			$37.00		
	197450		05/22/2023	safety lane			$88.00		
	197481		05/24/2023	safety lane			$43.00		
	197492		05/25/2023	safety lane			$43.00		
	197362		05/15/2023	safety lane			$37.00		
24366	06/12/2023	Open			Accounts Payable	KIMBALL MIDWEST	$742.79		
	Invoice		Date	Description			Amount		
	101103742		05/30/2023	supplies			$742.79		
24367	06/12/2023	Open			Accounts Payable	M&M AUTO GLASS & UPHOLSTERY SERVICE	$620.00		
	Invoice		Date	Description			Amount		
	523479		05/17/2023	windshield tint 20-4			$450.00		
	523137		04/14/2023	chip repair 20-5			$85.00		
	523136		04/14/2023	chip repair 1382			$85.00		
24368	06/12/2023	Open			Accounts Payable	MARTH CONSTRUCTION	$1,000.00		
	Invoice		Date	Description			Amount		
	NRES-22-20		05/22/2023	REFUND - 12867 FAIRMONT LN			$1,000.00		
24369	06/12/2023	Open			Accounts Payable	MENARDS	$217.68		
	Invoice		Date	Description			Amount		
	23655		05/08/2023	cords			$26.73		
	24166		05/19/2023	supplies			$18.42		
	23968		05/15/2023	supplies			$29.99		
	24493		05/25/2023	seed			$129.98		
	24312		05/22/2023	supplies			$12.56		
24370	06/12/2023	Open			Accounts Payable	MONROE TRUCK EQUIPMENT	$685.31		
	Invoice		Date	Description			Amount		
	340994		05/22/2023	parts			$685.31		
24371	06/12/2023	Open			Accounts Payable	MOTOROLA SOLUTIONS INC	$167.00		
	Invoice		Date	Description			Amount		
	8330245987		05/08/2023	REPAIRS			$167.00		
24372	06/12/2023	Open			Accounts Payable	MYS, INC.	$94,133.50		
	Invoice		Date	Description			Amount		
	20275-PE1F		05/24/2023	NFC Fitness Court			$94,133.50		

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Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source	Payee Name	Transaction Amount	Reconciled Amount	Difference
24355	06/12/2023	Open			Accounts Payable	BIG TENT EVENTS	$8,117.20		
	Invoice		Date	Description			Amount		
	80880		06/05/2023	150TH ANNIVERSARY TENTS			$8,117.20		
24356	06/12/2023	Open			Accounts Payable	BRIGHTLY SOFTWARE, INC.	$3,381.74		
	Invoice		Date	Description			Amount		
	INV-212859		05/31/2023	CONTRACT BUYOUT - CAPITAL FORCAST			$3,381.74		
24357	06/12/2023	Open			Accounts Payable	CLOWNING AROUND ENTERTAINMENT, INC.	$3,043.75		
	Invoice		Date	Description			Amount		
	41145		06/05/2023	150TH ANNIVERSARY CLOWN			$3,043.75		
24358	06/12/2023	Open			Accounts Payable	COMED	$755.20		
	Invoice		Date	Description			Amount		
	23-05-0007		05/22/2023	1173160007 - street lights - talcott, e of stephen			$114.69		
	23-05-8014		05/22/2023	3909078014 - street lights - illinois, e of stephen			$18.54		
	23-05-2285		05/22/2023	1389012285 - 0 W State St, 1N Canal*Festival Lemont			$20.56		
	23-05-4052		05/22/2023	2163104052 - street lights - stephen st 1 S river			$41.74		
	23-06-2063		05/22/2023	1443022063 - street lights - KA Steel path			$23.44		
	23-06-3015		06/01/2023	0432203015 - street lights - 44 Stephen St			$108.79		
	23-05-9011A		05/31/2023	6534089011 - street lights - 411 Singer Ave Rear			$148.78		
	23-05-8029A		05/31/2023	0615008029 - EDBOSSERT DR METR 0 E STATE ST			$38.27		
	23-06-7033		06/01/2023	2213017033 - Main St lift station - bell rd, main st			$138.01		
	23-05-1019A		05/31/2023	0515251019 - 322 Main St Lemont			$23.99		
	23-05-0181A		05/31/2023	4668100181 - Charging Station 1001 Main St			$78.39		
24359	06/12/2023	Open			Accounts Payable	CONSERV FS INC	$504.00		
	Invoice		Date	Description			Amount		
	6423554		05/09/2023	restorations			$280.00		
	6424250		05/31/2023	ero blanket			$224.00		
24360	06/12/2023	Open			Accounts Payable	DUPAGE TOPSOIL INC	$585.00		
	Invoice		Date	Description			Amount		
	055413		05/31/2023	dirt			$585.00		
24361	06/12/2023	Open			Accounts Payable	EMERGENCY SERVICES MARKETING CORP INC	$305.00		
	Invoice		Date	Description			Amount		
	23-40819		06/02/2023	SUBSCRIPTION			$305.00		
24362	06/12/2023	Open			Accounts Payable	ENTERTAINMENT INDUSTRIES LLC	$925.00		
	Invoice		Date	Description			Amount		
	51123-2		05/05/2023	DJ FOR 150TH - JUNE 10TH			$675.00		
	51123-3		06/05/2023	DJ FOR 150TH JUNE 9TH			$250.00		
24363	06/12/2023	Open			Accounts Payable	GUARANTEED TECHNICAL SERVICES AND CONSULTING INC	$1,380.00		
	Invoice		Date	Description			Amount		
	2023-202		05/23/2023	I.T. Support			$1,020.00		
	2023-221		05/27/2023	I.T. Support			$360.00		

Village of Lemont

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Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source	Payee Name	Transaction Amount	Reconciled Amount	Difference
FM-Clearing - Accounts Payable									
Check									
24345	06/02/2023	Open			Utility Management Refund	GENE MALAK	$4.13		

Account Type	Account Number	Description	Transaction Date	Transaction Type
Senior	202972-001	refund final balance overpayment	06/02/2023	Refund

24346	06/02/2023	Open			Utility Management Refund	KERELIS, SVAJONE	$1.70		

Account Type	Account Number	Description	Transaction Date	Transaction Type
Single Family	100844-001	refund final balance overpayment	06/02/2023	Refund

24347	06/02/2023	Open			Utility Management Refund	TARKA, WALTER	$2.00		

Account Type	Account Number	Description	Transaction Date	Transaction Type
Single Family	104126-002	refund final balance overpayment	06/02/2023	Refund

24348	06/12/2023	Open			Accounts Payable	A. BLOCK MARKETING, INC	$360.00		

Invoice	Date	Description	Amount
KW00000257	05/12/2023	mulch	$120.00
LC00076939	05/05/2023	mulch	$240.00

24349	06/12/2023	Open			Accounts Payable	AMOONJUMP4U INC	$8,841.88		

Invoice	Date	Description	Amount
13356439	06/05/2023	150th ANNIVERSARY GAMES	$8,841.88

24350	06/12/2023	Open			Accounts Payable	ARCHITECTURAL AUDIO & VIDEO INC	$7,005.48		

Invoice	Date	Description	Amount
2822	05/22/2023	WIRELESS ACCESS POINT INSTALLATION - POLICE	$270.50
2985	05/22/2023	COUNCIL CHAMBER A/V UPGRADE FINAL BALANCE	$6,734.98

24351	06/12/2023	Open			Accounts Payable	ASSOCIATED PROPERTY COUNSELORS, LTD.	$6,000.00		

Invoice	Date	Description	Amount
2023-27	05/11/2023	Downtown Appraisal	$6,000.00

24352	06/12/2023	Open			Accounts Payable	AUTOMATED FORMS & GRAPHICS INC	$227.68		

Invoice	Date	Description	Amount
32014	05/22/2023	LEMONT 150TH LAMP POST BANNERS	$227.68

24353	06/12/2023	Open			Accounts Payable	AYRE PRODUCTIONS	$2,500.00		

Invoice	Date	Description	Amount
0068	06/05/2023	150TH ANNIVERSARY STAGE	$2,500.00

24354	06/12/2023	Open			Accounts Payable	BEAVER CREEK ENTERPRISES, INC.	$885.00		

Invoice	Date	Description	Amount
14803	06/03/2023	GOLF CARTS FOR THE 150TH	$885.00

Village of Lemont

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Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source	Payee Name	Transaction Amount	Reconciled Amount	Difference
2403	06/12/2023	Open			Accounts Payable	CROSS POINTS SALES, INC	$490.00		
	Invoice		Date	Description		Amount			
	P80802		05/22/2023	elevator testing		$490.00			
2404	06/12/2023	Open			Accounts Payable	EJ USA, INC	$2,453.60		
	Invoice		Date	Description		Amount			
	110230037215		05/31/2023	repair supplies		$2,453.60			
2405	06/12/2023	Open			Accounts Payable	FOODY AND DRINKY INSPECTIONS	$1,000.00		
	Invoice		Date	Description		Amount			
	2023		06/02/2023	MAY HEALTH INSPECTIONS		$1,000.00			
2406	06/12/2023	Open			Accounts Payable	GOVERNMENTAL CONSULTING SOLUTIONS INC	$3,000.00		
	Invoice		Date	Description		Amount			
	6177		06/01/2023	JUNE SERVICES		$3,000.00			
2407	06/12/2023	Open			Accounts Payable	GT MECHANICAL INC	$780.00		
	Invoice		Date	Description		Amount			
	2200015424		12/30/2022	well 3 heater repair		$780.00			
2408	06/12/2023	Open			Accounts Payable	HR GREEN, INC.	$24,545.94		
	Invoice		Date	Description		Amount			
	163383		05/26/2023	Lead service line replacement program		$2,971.50			
	163384		05/26/2023	Village of Lemont Source Water Protection Plan		$3,419.94			
	162960		05/19/2023	water rate study		$18,154.50			
2409	06/12/2023	Open			Accounts Payable	HY-TEST SAFETY SHOE SERVICE	$168.99		
	Invoice		Date	Description		Amount			
	5023243		05/15/2023	boots Brian		$168.99			
2410	06/12/2023	Open			Accounts Payable	INTERGOVERNMENTAL RISK MANAGEMENT AGENCY	$15,083.32		
	Invoice		Date	Description		Amount			
	SALES0020804		03/31/2023	MARCH DEUCTABLE		$15,083.32			
2411	06/12/2023	Open			Accounts Payable	METROPOLITAN INDUSTRIES INC	$490.00		
	Invoice		Date	Description		Amount			
	INV050652		05/15/2023	data connection fee		$490.00			
2412	06/12/2023	Open			Accounts Payable	MUNICIPAL GIS PARTNERS, INC	$6,166.66		
	Invoice		Date	Description		Amount			
	6532		05/31/2023	MAY 2023 GIS MAP		$6,166.66			
2413	06/12/2023	Open			Accounts Payable	NEOPOST #6083457	$2,000.00		
	Invoice		Date	Description		Amount			
	25-05-23 NP		05/23/2023	via ACH - POC # 6083457		$2,000.00			
2414	06/12/2023	Open			Accounts Payable	OVERDOORS OF ILLINOIS	$220.00		
	Invoice		Date	Description		Amount			
	28510		05/12/2023	gate repair		$220.00			
2415	06/12/2023	Open			Accounts Payable	PARAMONT-EO INC. CREST LIGHTING	$522.70		
	Invoice		Date	Description		Amount			
	S701270643.001		05/23/2023	23GM street light parts		$522.70			

Village of Lemont

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Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source	Payee Name	Transaction Amount	Reconciled Amount	Difference
2416	06/12/2023	Open			Accounts Payable	PLACER LABS, INC.	$18,500.00		
	Invoice		Date	Description		Amount			
	11.9450		05/07/2023	May 1, 2023 - April 30, 2024		$18,500.00			
2417	06/12/2023	Open			Accounts Payable	PROSHRED SECURITY	$187.00		
	Invoice		Date	Description		Amount			
	1165014		05/19/2023	VH SHREDDING		$187.00			
2418	06/12/2023	Open			Accounts Payable	QUENCH USA INC	$137.74		
	Invoice		Date	Description		Amount			
	INV05488146		02/23/2023	146998 - coffee service supplies		$1.42			
	INV05892300		05/31/2023	146998 - coffee service supplies		$136.32			
2419	06/12/2023	Open			Accounts Payable	RAG'S ELECTRIC	$929.93		
	Invoice		Date	Description		Amount			
	23731		05/08/2023	repair lights under bridge		$929.93			
2420	06/12/2023	Open			Accounts Payable	RAINBOW PRINTING	$891.80		
	Invoice		Date	Description		Amount			
	415405		05/18/2023	#10 window utility bill envelopes		$377.95			
	415408		05/22/2023	DOWNTOWN RACK CARDS		$231.95			
	415417		06/01/2023	LEMONT DOWNTOWN EVENT		$65.95			
	415420		05/06/2023	INSPECTION REPORTS		$215.95			
2421	06/12/2023	Open			Accounts Payable	ROUTE 66 ASPHALT COMPANY	$1,283.30		
	Invoice		Date	Description		Amount			
	46710		05/10/2023	23GM blacktop		$1,221.30			
	46721		05/11/2023	23GM blacktop		$62.00			
2422	06/12/2023	Open			Accounts Payable	SOUTHWEST CENTRAL DISPATCH	$27,175.40		
	Invoice		Date	Description		Amount			
	23-05-18 SCD		05/18/2023	June 2023		$27,175.40			
2423	06/12/2023	Open			Accounts Payable	TAI GINSBERG & ASSOCIATES LLC	$7,041.06		
	Invoice		Date	Description		Amount			
	2642		06/02/2023	MAY 2023		$7,041.06			
2424	06/12/2023	Open			Accounts Payable	WATER RESOURCES INC	$8,008.00		
	Invoice		Date	Description		Amount			
	36475		05/17/2023	water meters		$8,008.00			
2425	06/12/2023	Open			Accounts Payable	WEST SIDE TRACTOR SALES	$2,250.00		
	Invoice		Date	Description		Amount			
	I04347		05/19/2023	36" bucket		$2,250.00			
					33 Transactions		$820,422.10	$45,217.99	$0.00

Type EFT Totals:
FM-Clearing - Accounts Payable Totals

Checks	Status	Count	Transaction Amount	Reconciled Amount
	Open	53	$214,832.76	$0.00
	Reconciled	0	$0.00	$0.00
	Voided	0	$0.00	$0.00
	Stopped	0	$0.00	$0.00
	Total	53	$214,832.76	$0.00

EFTs	Status	Count	Transaction Amount	Reconciled Amount
	Open	32	$775,204.11	$0.00

Payment Register

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Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source		Payee Name	Transaction Amount	Reconciled Amount	Difference
					Reconciled	1	$45,217.99		$45,217.99	
					Voided	0	$0.00		$0.00	
					Total	33	$820,422.10		$45,217.99	

All	Status	Count	Transaction Amount	Reconciled Amount
	Open	85	$990,036.87	$0.00
	Reconciled	1	$45,217.99	$45,217.99
	Voided	0	$0.00	$0.00
	Stopped	0	$0.00	$0.00
	Total	86	$1,035,254.86	$45,217.99

FM-Receipts - Village Receipts

EFT

217	05/30/2023	Open		Accounts Payable	AMALGAMATED BANK OF CHICAGO	$3,150.00	
	Invoice		Date	Description		Amount	
	23-05-30 5517		05/18/2023	SERIES 2014A BI#5517		$3,150.00	
218	05/30/2023	Open		Accounts Payable	AMALGAMATED BANK OF CHICAGO	$12,300.00	
	Invoice		Date	Description		Amount	
	23-05-30 5518		05/18/2023	SERIES 2014B BI#5518		$12,300.00	
219	05/30/2023	Open		Accounts Payable	AMALGAMATED BANK OF CHICAGO	$15,060.00	
	Invoice		Date	Description		Amount	
	23-05-30 5849		05/18/2023	SERIES 2015C BI#5849		$15,060.00	
220	05/30/2023	Open		Accounts Payable	AMALGAMATED BANK OF CHICAGO	$38,500.00	
	Invoice		Date	Description		Amount	
	23-05-30 6654		05/18/2023	SERIES 2017A BI#6654		$38,500.00	
221	05/30/2023	Open		Accounts Payable	AMALGAMATED BANK OF CHICAGO	$21,312.50	
	Invoice		Date	Description		Amount	
	23-05-30 6655		05/18/2023	SERIES 2017B BI#6655		$21,312.50	
222	05/30/2023	Open		Accounts Payable	AMALGAMATED BANK OF CHICAGO	$7,652.50	
	Invoice		Date	Description		Amount	
	23-05-30 4984		05/18/2023	SERIES 2012C BI#4984		$7,652.50	
223	05/30/2023	Open		Accounts Payable	AMALGAMATED BANK OF CHICAGO	$62,200.00	
	Invoice		Date	Description		Amount	
	23-05-30 5847		05/18/2023	SERIES 2015A BI#5847		$62,200.00	
224	05/30/2023	Open		Accounts Payable	AMALGAMATED BANK OF CHICAGO	$2,970.00	
	Invoice		Date	Description		Amount	
	23-05-30 6656		05/18/2023	SERIES 2017C BI#6656		$2,970.00	

Village of Lemont

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Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source	Payee Name	Transaction Amount	Reconciled Amount	Difference
225	05/30/2023	Open			Accounts Payable	AMALGAMATED BANK OF CHICAGO	$85,500.00		

Invoice	Date	Description	Amount
23-05-30 7094	05/18/2023	SERIES 2019A BI#7094	$85,500.00

Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source	Payee Name	Transaction Amount	Reconciled Amount	Difference
226	05/30/2023	Open			Accounts Payable	AMALGAMATED BANK OF CHICAGO	$78,800.00		

Invoice	Date	Description	Amount
23-05-30 7096	05/18/2023	SERIES 2019C BI#7096	$78,800.00

Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source	Payee Name	Transaction Amount	Reconciled Amount	Difference
227	05/30/2023	Open			Accounts Payable	AMALGAMATED BANK OF CHICAGO	$91,381.25		

Invoice	Date	Description	Amount
23-05-30 7785	05/18/2023	SERIES 2022 BI#7785	$91,381.25

Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source	Payee Name	Transaction Amount	Reconciled Amount	Difference
228	05/30/2023	Open			Accounts Payable	AMALGAMATED BANK OF CHICAGO	$51,630.00		

Invoice	Date	Description	Amount
23-05-30 5848	05/18/2023	SERIES 2015B BI #5848	$51,630.00

		12 Transactions	$470,456.25	

Type EFT Totals:
FM-Receipts - Village Receipts Totals

Checks	Status	Count	Transaction Amount	Reconciled Amount
	Open	0	$0.00	$0.00
	Reconciled	0	$0.00	$0.00
	Voided	0	$0.00	$0.00
	Stopped	0	$0.00	$0.00
	Total	0	$0.00	$0.00

EFTs	Status	Count	Transaction Amount	Reconciled Amount
	Open	12	$470,456.25	$0.00
	Reconciled	0	$0.00	$0.00
	Voided	0	$0.00	$0.00
	Total	12	$470,456.25	$0.00

All	Status	Count	Transaction Amount	Reconciled Amount
	Open	12	$470,456.25	$0.00
	Reconciled	0	$0.00	$0.00
	Voided	0	$0.00	$0.00
	Stopped	0	$0.00	$0.00

Village of Lemont

Payment Register

From Payment Date: 5/23/2023 - To Payment Date: 6/12/2023

Number	Date	Status	Void Reason	Reconciled/ Voided Date	Source		Payee Name	Transaction Amount	Reconciled Amount	Difference
					Total	12		$470,456.25	$0.00	

Grand Totals:

Checks	Status	Count	Transaction Amount	Reconciled Amount
	Open	53	$214,832.76	$0.00
	Reconciled	0	$0.00	$0.00
	Voided	0	$0.00	$0.00
	Stopped	0	$0.00	$0.00
	Total	53	$214,832.76	$0.00

EFTs	Status	Count	Transaction Amount	Reconciled Amount
	Open	44	$1,245,660.36	$0.00
	Reconciled	1	$45,217.99	$45,217.99
	Voided	0	$0.00	$0.00
	Total	45	$1,290,878.35	$45,217.99

All	Status	Count	Transaction Amount	Reconciled Amount
	Open	97	$1,460,493.12	$0.00
	Reconciled	1	$45,217.99	$45,217.99
	Voided	0	$0.00	$0.00
	Stopped	0	$0.00	$0.00
	Total	98	$1,505,711.11	$45,217.99

Village of Lemont

Refunds in OpenGov

Building Permits/Contractor Licenses

May 15 - May 31

Record #	Record Type	Transaction Type	Amount	Date Paid	Payment Method	Applicant Name
SIDE-23-5	Siding	Refund	$ 1,000.00	5/18/2023	Credit Card	Cassaundra Becker
ARES-23-8	Addition-Residential	Refund	$ 1,000.00	5/18/2023	Credit Card	Michael Surina
ROOF-23-22	Roof	Refund	$ 1,000.00	5/23/2023	Credit Card	Tracey Notriano
SIDE-23-14	Siding	Refund	$ 1,000.00	5/23/2023	Credit Card	Steve Piwowar
Total Refunds			$ 4,000.00			

NOTE: These are refunds processed in the online permitting software, OpenGov.

Village of Lemont

Refunds in OpenGov

Building Permits/Contractor Licenses

Jun 1 - Jun 30

Date Paid	Permit #	Permit Type	Applicant Name	Amount	Refund Method
6/20/2023	DECK-23-4	Deck	Kenneth Zomparelli	$ 1,000.00	Credit Card
6/20/2023	PATI-23-3	Patio	Jennifer Cohn	$ 1,000.00	Echeck
6/20/2023	DGAR-23-1	Detached Garage	Stanislaw Strama	$ 1,000.00	Echeck
Total Refunds				$ 3,000.00	

NOTE: These are refunds processed in the online permitting software, OpenGov.

418 Main Street | Lemont, IL 60439

TO: Village Board Meeting
FROM: Darshana Prakash, Finance
THROUGH: George Schafer, Village Administrator
SUBJECT: An Ordinance Amending the FY 2022-2023 Annual Operating Budget
DATE: June 26, 2023

SUMMARY/BACKGROUND
Per State Statute, a budget needs to be adopted by the Board before the beginning of the fiscal year and can be amended with Board approval during the course of the year. On April 11, 2022, the Board passed Ordinance O-18-22 adopting FY2022-2023 Annual Operating and Capital Improvement Budget.

The Board had previously approved 2 amendments during the fiscal year. The attached 3rd and final amendment was discussed at the June 19th Committee of the Whole meeting.

Attached are the Revenue Summary by Fund, Appropriation Summary by Fund and Budget Amendments Reports that will reflect the final amended budget for FY2022-2023.

ANALYSIS

Consistency with Village Policy
Budget (if applicable)

STAFF RECOMMENDATION
Approve an Ordinance Amending the FY 2022-2023 Annual Operating Budget

BOARD ACTION REQUESTED
Approve an Ordinance Amending the FY 2022-2023 Annual Operating Budget

ATTACHMENTS
Budget_Amendment_Ordinance_FY23-3rd & Final.pdf
Revenue Summary by Fund.pdf
Expenditure Summary by Fund.pdf
FY23 1st PO rollover, 2nd and 3rd Budget Amendments Report.pdf

VILLAGE OF LEMONT
ORDINANCE NO. _____

AN ORDINANCE AMENDING THE BUDGET FOR FISCAL YEAR 2022-2023 FOR THE VILLAGE OF LEMONT

Adopted by the President
and Board of Trustees
of the Village of Lemont
This 26th day of June 2023

Published in pamphlet form by
authority of the President and
Board of Trustees of the Village
of Lemont, Cook, DuPage, and Will
Counties, Illinois this 26th day of June 2023

ORDINANCE NO. _____

AN ORDINANCE AMENDING THE BUDGET FOR FISCAL YEAR 2022-2023 FOR THE VILLAGE OF LEMONT

WHEREAS, the Village of Lemont, Cook, DuPage, and Will Counties, Illinois has heretofore adopted a budget for the fiscal year ending April 30, 2023, O-18-22 passed by the Board of Trustee, a certified copy of said Budget and a Certificate of Estimate of Revenues having been filed in the Office of the County Clerks, and

WHEREAS, circumstances have arisen during the fiscal year by which said Village wishes to amend said budget filed with the County Clerk according to the general ledger numbers and amounts listed in EXHIBIT A; and

WHEREAS, said Village has additional revenue and/or designated fund balances that will be and is hereby allocated for said budget amendments as listed in EXHIBIT A.

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF LEMONT, COUNTIES OF COOK, DUPAGE, AND WILL COUNTIES, ILLINOIS AS FOLLOWS:

SECTION 1: That budget for fiscal year ending April 30, 2023 filed with The County Clerk be amended according to changes listed in EXHIBIT A:

SECTION 2: That the Village Clerk of the Village of Lemont be and is directed hereby to publish this Ordinance in pamphlet form, pursuant to the Statutes of the State of Illinois, made and provided.

SECTION 3: Should any Section or provision of this Ordinance be declared by a Court of competent jurisdiction to be invalid, such decision shall not affect the validity of the Ordinance as a whole or any part thereof other than the part thereof other than the part declared to be invalid.

SECTION 4: This Ordinance shall be in full force and effect from and after its passage, approval and publication provided by law.

ADOPTED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF LEMONT, COUNTIES OF COOK, WILL AND DUPAGE, ILLINOIS on this 26th day of June 2023

PRESIDENT AND VILLAGE BOARD MEMBERS:

	AYES:	NAYS:	ABSENT:	ABSTAIN
Janelle Kittridge	_____	_____	_____	_____
Dave Maher	_____	_____	_____	_____
Ken McClafferty	_____	_____	_____	_____
Kevin Shaughnessy	_____	_____	_____	_____
Rick Sniegowski	_____	_____	_____	_____
Ron Stapleton	_____	_____	_____	_____

_____

JOHN EGOFSKE, Village President

ATTEST:

_____

CHARLENE M. SMOLLEN, Village Clerk

Village of Lemont, Illinois
Revenues Summary by Fund

	FY23 Adopted Budget	Amendment 1st	Amendment 2nd	Amendment 3rd and final	FY23 Amended Budget
General Fund	$14,355,669		$1,061,661		$15,417,330
Working Cash Fund	-				$0
Debt Service Fund	970,545				$970,545
Motor Fuel Tax Fund	757,400		315,000		$1,072,400
Main/Archer TIF Fund	282,475		(2,385)		$280,090
Canal TIF Fund	310,850		75,804		$386,654
TOD TIF Fund	160,000		(55,000)		$105,000
Gateway TIF Fund	355,445				$355,445
I&M TIF	100,000		169,051		$269,051
Infrastructure Fund	2,805,500		1,900,000		$4,705,500
ARPA Fund	-		189,462		$189,462
Property Maintenance Fund	600,000		(300,000)		$300,000
Water & Sewer Fund	12,503,158		(1,253,742)		$11,249,416
Parking Lot Fund	48,024		15,000		$63,024
Police Pension Fund	1,582,905			190,000	$1,772,905
	$34,831,971	$0	$2,114,851	$190,000	$37,136,822

Village of Lemont, Illinois
Appropriations Summary by Fund

	FY23 Adopted Budget	Amendment 1st (Rollover PO)	Amendment 2nd	Amendment 3rd & Final	FY23 Amended Budget
General Fund	$14,339,297	$224,155	$747,140	$106,000	$15,416,592
Working Cash Fund	0				$0
Debt Service Fund	970,545				$970,545
Motor Fuel Tax Fund	757,400	312,757			$1,070,157
Main/Archer TIF Fund	282,375			50,000	$332,375
Canal TIF Fund	310,850	75,804			$386,654
TOD TIF Fund	144,595	10,375	(50,000)		$104,970
Gateway TIF Fund	355,445				$355,445
I&M TIF	-	2,550	265,394	12,000	$279,944
Infrastructure Fund	2,017,357	425,962	2,143,804		$4,587,123
ARPA Fund	-		189,462		$189,462
Property Maintenance Fund	600,000	8,174	(550,000)		$58,174
Water & Sewer Fund	12,503,158	666,758	(1,920,500)		$11,249,416
Parking Lot Fund	48,024		15,000		$63,024
Police Pension Fund	1,187,585			174,000	$1,361,585
	$33,516,631	$1,726,535	$840,300	$342,000	$36,425,466

EXHIBIT A

Village of Lemont

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 10 General Fund						
Department: 01 Revenues						
Division: 000 Non Division						
Program: 0000 Non Program						
415.05 - Franchise Revenue Cable TV				Amended Balance as of: 5/1/2022		$320,000.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$20,000.00	$0.00	$340,000.00
				$20,000.00	$0.00	$340,000.00
420.05 - Shared Revenue Sales Tax				Amended Balance as of: 5/1/2022		$2,940,000.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$200,000.00	$0.00	$3,140,000.00
				$200,000.00	$0.00	$3,140,000.00
420.10 - Shared Revenue Income Tax				Amended Balance as of: 5/1/2022		$2,036,635.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$400,000.00	$0.00	$2,436,635.00
				$400,000.00	$0.00	$2,436,635.00
420.15 - Shared Revenue Local Use Tax				Amended Balance as of: 5/1/2022		$539,386.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$41,000.00	$0.00	$580,386.00
				$41,000.00	$0.00	$580,386.00
420.20 - Shared Revenue PPRT				Amended Balance as of: 5/1/2022		$33,000.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$60,000.00	$0.00	$93,000.00
				$60,000.00	$0.00	$93,000.00
430.15 - Business Licenses & Permits Site Development Fees				Amended Balance as of: 5/1/2022		$60,000.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$170,000.00	$0.00	$230,000.00
				$170,000.00	$0.00	$230,000.00
430.35 - Business Licenses & Permits Planning & Zoning Applications				Amended Balance as of: 5/1/2022		$20,000.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$200,000.00	$0.00	$220,000.00
				$200,000.00	$0.00	$220,000.00

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 10 General Fund						
Department: 01 Revenues						
Division: 000 Non Division						
Program: 0000 Non Program						
434.05 - Vehicle Licenses Licenses				Amended Balance as of: 5/1/2022		$620,000.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$0.00	$62,000.00	$558,000.00
				$0.00	$62,000.00	$558,000.00
441.05 - Fines General				Amended Balance as of: 5/1/2022		$225,000.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$0.00	$50,000.00	$175,000.00
				$0.00	$50,000.00	$175,000.00
Program: 0000 Non Program Totals:				$1,091,000.00	$112,000.00	
Division: 000 Non Division Totals:				$1,091,000.00	$112,000.00	
Department: 01 Revenues Totals:				$1,091,000.00	$112,000.00	
Department: 10 Administration						
Division: 001 Administration						
Program: 0000 Non Program						
500.01 - Salaries Regular Salaries				Amended Balance as of: 5/1/2022		$234,312.00
	04/30/2023	2023-00004639	FY23 3rd & Final Budget Amendment	$26,000.00	$0.00	$260,312.00
				$26,000.00	$0.00	$260,312.00
523.10 - Other Services Consulting				Amended Balance as of: 5/1/2022		$129,000.00
	05/01/2022	2023-00000301	Year End Soft Close	$35,459.00	$0.00	$164,459.00
	04/30/2023	2023-00004639	FY23 3rd & Final Budget Amendment	$15,000.00	$0.00	$179,459.00
				$50,459.00	$0.00	$179,459.00
523.70 - Other Services Public Relations/Marketing				Amended Balance as of: 5/1/2022		$2,500.00
	04/30/2023	2023-00004639	FY23 3rd & Final Budget Amendment	$17,000.00	$0.00	$19,500.00
				$17,000.00	$0.00	$19,500.00

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 10 General Fund						
Department: 10 Administration						
Division: 001 Administration						
Program: 0000 Non Program						
524.20 - Subscription Services Organizational Memberships				Amended Balance as of: 5/1/2022		$12,000.00
	04/30/2023	2023-00004639	FY23 3rd & Final Budget Amendment	$0.00	$12,000.00	$0.00
				$0.00	$12,000.00	$0.00
527.10 - Insurance IRMA Deductible				Amended Balance as of: 5/1/2022		$0.00
	04/30/2023	2023-00004639	FY23 3rd & Final Budget Amendment	$0.00	$11,000.00	($11,000.00)
				$0.00	$11,000.00	($11,000.00)
Program: 0000 Non Program Totals:				$93,459.00	$23,000.00	
Division: 001 Administration Totals:				$93,459.00	$23,000.00	
Division: 120 Human Resources						
Program: 0000 Non Program						
500.01 - Salaries Regular Salaries				Amended Balance as of: 5/1/2022		$64,997.00
	04/30/2023	2023-00004639	FY23 3rd & Final Budget Amendment	$24,000.00	$0.00	$88,997.00
				$24,000.00	$0.00	$88,997.00
510.25 - Fringe Benefits Medical/Dental Insurance				Amended Balance as of: 5/1/2022		$15,128.00
	04/30/2023	2023-00004639	FY23 3rd & Final Budget Amendment	$46,000.00	$0.00	$61,128.00
				$46,000.00	$0.00	$61,128.00
515.10 - Personnel Development Training and Conferences				Amended Balance as of: 5/1/2022		$31,000.00
	04/30/2023	2023-00004639	FY23 3rd & Final Budget Amendment	$0.00	$25,000.00	$6,000.00
				$0.00	$25,000.00	$6,000.00
Program: 0000 Non Program Totals:				$70,000.00	$25,000.00	
Division: 120 Human Resources Totals:				$70,000.00	$25,000.00	

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 10 General Fund						
Department: 10 Administration						
Division: 130 Community Relations						
Program: 0000 Non Program						
523.25 - Other Services Events				Amended Balance as of: 5/1/2022		$78,500.00
	04/30/2023	2023-00004639	FY23 3rd & Final Budget Amendment	$0.00	$35,000.00	$43,500.00
				$0.00	$35,000.00	$43,500.00
Program: 0000 Non Program Totals:				$0.00	$35,000.00	
Division: 130 Community Relations Totals:				$0.00	$35,000.00	
Division: 420 Economic Development						
Program: 0000 Non Program						
515.20 - Personnel Development Membership and Dues				Amended Balance as of: 5/1/2022		$7,000.00
	04/30/2023	2023-00004639	FY23 3rd & Final Budget Amendment	$0.00	$7,000.00	$0.00
				$0.00	$7,000.00	$0.00
523.45 - Other Services Economic Development				Amended Balance as of: 5/1/2022		$32,000.00
	05/01/2022	2023-00000942	Year End Soft Close	$6,250.00	$0.00	$38,250.00
	04/30/2023	2023-00004639	FY23 3rd & Final Budget Amendment	$0.00	$15,000.00	$23,250.00
				$6,250.00	$15,000.00	$23,250.00
Program: 0000 Non Program Totals:				$6,250.00	$22,000.00	
Division: 420 Economic Development Totals:				$6,250.00	$22,000.00	
Division: 500 Capital						
Program: 0000 Non Program						
612.10 - Capital Outlay Office Equipment Small Inventory Asset				Amended Balance as of: 5/1/2022		$0.00
	05/01/2022	2023-00000301	Year End Soft Close	$4,330.00	$0.00	$4,330.00
	05/01/2022	2023-00000942	Year End Soft Close	$2,006.00	$0.00	$6,336.00
				$6,336.00	$0.00	$6,336.00
Program: 0000 Non Program Totals:				$6,336.00	$0.00	
Division: 500 Capital Totals:				$6,336.00	$0.00	
Department: 10 Administration Totals:				$176,045.00	$105,000.00	

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 10 General Fund						
Department: 12 Lemont TV						
Division: 001 Administration						
Program: 0000 Non Program						
523.15 - Other Services Data Processing / Technology				Amended Balance as of: 5/1/2022		$7,000.00
	05/01/2022	2023-00000301	Year End Soft Close	$1,000.00	$0.00	$8,000.00
				$1,000.00	$0.00	$8,000.00
Program: 0000 Non Program Totals:				$1,000.00	$0.00	
Division: 001 Administration Totals:				$1,000.00	$0.00	
Department: 12 Lemont TV Totals:				$1,000.00	$0.00	
Department: 14 Legal						
Division: 140 Legal- Corporate						
Program: 0000 Non Program						
530.05 - Legal Corporate				Amended Balance as of: 5/1/2022		$150,000.00
	04/30/2023	2023-00004639	FY23 3rd & Final Budget Amendment	$61,000.00	$0.00	$211,000.00
				$61,000.00	$0.00	$211,000.00
Program: 0000 Non Program Totals:				$61,000.00	$0.00	
Division: 140 Legal- Corporate Totals:				$61,000.00	$0.00	
Department: 14 Legal Totals:				$61,000.00	$0.00	
Department: 15 Finance						
Division: 001 Administration						
Program: 0000 Non Program						
520.40 - Financial Services Retail Sales Tax Rebate				Amended Balance as of: 5/1/2022		$100,000.00
	04/30/2023	2023-00004639	FY23 3rd & Final Budget Amendment	$42,000.00	$0.00	$142,000.00
				$42,000.00	$0.00	$142,000.00
520.41 - Financial Services Property Taxes				Amended Balance as of: 5/1/2022		$0.00
	04/30/2023	2023-00004639	FY23 3rd & Final Budget Amendment	$53,000.00	$0.00	$53,000.00
				$53,000.00	$0.00	$53,000.00
Program: 0000 Non Program Totals:				$95,000.00	$0.00	
Division: 001 Administration Totals:				$95,000.00	$0.00	

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 10 General Fund						
Department: 15 Finance						
Division: 950 interfund						
Program: 0000 Non Program						
482.54 - Interfund Transfer In ARPA Fund				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$82,661.00	$0.00	$82,661.00
				$82,661.00	$0.00	$82,661.00
900.31 - Interfund Transfer Out Main/Archer TIF				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$276,490.00	$0.00	$276,490.00
				$276,490.00	$0.00	$276,490.00
900.33 - Interfund Transfer Out TOD TIF				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$5,000.00	$0.00	$5,000.00
				$5,000.00	$0.00	$5,000.00
900.35 - Interfund Transfer Out I&M TIF Fund				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$230,000.00	$0.00	$230,000.00
				$230,000.00	$0.00	$230,000.00
900.55 - Interfund Transfer Out Property Maintenance Fund				Amended Balance as of: 5/1/2022		$600,000.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$0.00	$300,000.00	$300,000.00
				$0.00	$300,000.00	$300,000.00
Program: 0000 Non Program Totals:				$594,151.00	$300,000.00	
Division: 950 interfund Totals:				$594,151.00	$300,000.00	
Department: 15 Finance Totals:				$689,151.00	$300,000.00	

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 10 General Fund						
Department: 20 Police						
Division: 210 Operations						
Program: 0000 Non Program						
524.05 - Subscription Services Database				Amended Balance as of: 5/1/2022		$7,000.00
	05/01/2022	2023-00000942	Year End Soft Close	$4,998.00	$0.00	$11,998.00
				$4,998.00	$0.00	$11,998.00
525.20 - Communications Dispatch				Amended Balance as of: 5/1/2022		$310,000.00
	04/30/2023	2023-00004639	FY23 3rd & Final Budget Amendment	$0.00	$30,000.00	$280,000.00
				$0.00	$30,000.00	$280,000.00
565.20 - Operating Supplies Safety				Amended Balance as of: 5/1/2022		$9,200.00
	05/01/2022	2023-00000942	Year End Soft Close	$2,600.00	$0.00	$11,800.00
				$2,600.00	$0.00	$11,800.00
Program: 0000 Non Program Totals:				$7,598.00	$30,000.00	
Division: 210 Operations Totals:				$7,598.00	$30,000.00	
Division: 320 Vehicle Maintenance Division						
Program: 0000 Non Program						
547.00 - Vehicle Maintenance General				Amended Balance as of: 5/1/2022		$39,000.00
	04/30/2023	2023-00004639	FY23 3rd & Final Budget Amendment	$0.00	$25,000.00	$14,000.00
				$0.00	$25,000.00	$14,000.00
Program: 0000 Non Program Totals:				$0.00	$25,000.00	
Division: 320 Vehicle Maintenance Division Totals:				$0.00	$25,000.00	
Division: 500 Capital						
Program: 0000 Non Program						
614.10 - Capital Outlay Software & Technology Software & Cloud Based Software				Amended Balance as of: 5/1/2022		$18,100.00
	04/30/2023	2023-00004639	FY23 3rd & Final Budget Amendment	$0.00	$18,000.00	$100.00
				$0.00	$18,000.00	$100.00

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 10 General Fund						
Department: 20 Police						
Division: 500 Capital						
Program: 0000 Non Program						
614.90 - Capital Outlay Software & Technology Contra Account				Amended Balance as of: 5/1/2022		$12,000.00
	05/01/2022	2023-00000301	Year End Soft Close	$11,118.00	$0.00	$23,118.00
				$11,118.00	$0.00	$23,118.00
616.10 - Capital Outlay Computer Equipment Small Inventory Asset				Amended Balance as of: 5/1/2022		$248,240.00
	05/01/2022	2023-00000301	Year End Soft Close	$148,240.00	$0.00	$396,480.00
	05/01/2022	2023-00001054	Budget Amendment	$0.00	$148,240.00	$248,240.00
				$148,240.00	$148,240.00	$248,240.00
Program: 0000 Non Program Totals:				$159,358.00	$166,240.00	
Division: 500 Capital Totals:				$159,358.00	$166,240.00	
Department: 20 Police Totals:				$166,956.00	$221,240.00	
Department: 22 Emergency Management						
Division: 001 Administration						
Program: 0000 Non Program						
524.20 - Subscription Services Organizational Memberships				Amended Balance as of: 5/1/2022		$6,200.00
	05/01/2022	2023-00000301	Year End Soft Close	$5,000.00	$0.00	$11,200.00
	05/01/2022	2023-00000942	Year End Soft Close	$2,500.00	$0.00	$13,700.00
				$7,500.00	$0.00	$13,700.00
Program: 0000 Non Program Totals:				$7,500.00	$0.00	
Division: 001 Administration Totals:				$7,500.00	$0.00	

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 10 General Fund						
Department: 22 Emergency Management						
Division: 500 Capital						
Program: 0000 Non Program						
610.10 - Capital Outlay Machinery & Equipment Small Inventory Asset				Amended Balance as of: 5/1/2022		$11,500.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$19,000.00	$0.00	$30,500.00
				$19,000.00	$0.00	$30,500.00
Program: 0000 Non Program Totals:				$19,000.00	$0.00	
Division: 500 Capital Totals:				$19,000.00	$0.00	
Department: 22 Emergency Management Totals:				$26,500.00	$0.00	
Department: 25 Public Works						
Division: 310 Streets Division						
Program: 0000 Non Program						
523.50 - Other Services General Engineering				Amended Balance as of: 5/1/2022		$25,000.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$40,000.00	$0.00	$65,000.00
				$40,000.00	$0.00	$65,000.00
548.05 - Streets & Alley Maintenance Services General				Amended Balance as of: 5/1/2022		$138,000.00
	05/01/2022	2023-00000301	Year End Soft Close	$2,567.00	$0.00	$140,567.00
				$2,567.00	$0.00	$140,567.00
Program: 0000 Non Program Totals:				$42,567.00	$0.00	
Division: 310 Streets Division Totals:				$42,567.00	$0.00	
Division: 330 Facilities Management Division						
Program: 0000 Non Program						
545.15 - Maintenance Contract Village Hall				Amended Balance as of: 5/1/2022		$35,549.00
	05/01/2022	2023-00000301	Year End Soft Close	$5,382.00	$0.00	$40,931.00
	05/01/2022	2023-00000942	Year End Soft Close	$38.00	$0.00	$40,969.00
				$5,420.00	$0.00	$40,969.00
545.20 - Maintenance Contract Old Police Station				Amended Balance as of: 5/1/2022		$1,338.00
	05/01/2022	2023-00000301	Year End Soft Close	$2,961.00	$0.00	$4,299.00
				$2,961.00	$0.00	$4,299.00

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 10 General Fund						
Department: 25 Public Works						
Division: 330 Facilities Management Division						
Program: 0000 Non Program						
545.30 - Maintenance Contract Parking Garage				Amended Balance as of: 5/1/2022		$16,220.00
	05/01/2022	2023-00000301	Year End Soft Close	$2,475.00	$0.00	$18,695.00
				$2,475.00	$0.00	$18,695.00
545.60 - Maintenance Contract Police Building				Amended Balance as of: 5/1/2022		$44,211.00
	05/01/2022	2023-00000301	Year End Soft Close	$11,664.00	$0.00	$55,875.00
				$11,664.00	$0.00	$55,875.00
Program: 0000 Non Program Totals:				$22,520.00	$0.00	
Division: 330 Facilities Management Division Totals:				$22,520.00	$0.00	
Division: 500 Capital						
Program: 0000 Non Program						
608.05 - Capital Outlay Vehicles Capitalized Assets				Amended Balance as of: 5/1/2022		$300,000.00
	05/01/2022	2023-00000301	Year End Soft Close	$306,912.00	$0.00	$606,912.00
	05/01/2022	2023-00001054	Budget Amendment	$0.00	$306,912.00	$300,000.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$350,000.00	$0.00	$650,000.00
				$656,912.00	$306,912.00	$650,000.00
610.10 - Capital Outlay Machinery & Equipment Small Inventory Asset				Amended Balance as of: 5/1/2022		$18,500.00
	05/01/2022	2023-00000301	Year End Soft Close	$15,044.00	$0.00	$33,544.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$14,000.00	$0.00	$47,544.00
				$29,044.00	$0.00	$47,544.00
Program: 0000 Non Program Totals:				$685,956.00	$306,912.00	
Division: 500 Capital Totals:				$685,956.00	$306,912.00	
Department: 25 Public Works Totals:				$751,043.00	$306,912.00	

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 10 General Fund						
Department: 45 Community Development						
Division: 410 Planning Division						
Program: 0000 Non Program						
521.90 - Building & Planning Services Other Services-Zoning Entitlemen				Amended Balance as of: 5/1/2022		$35,000.00
	05/01/2022	2023-00000301	Year End Soft Close	$1,850.00	$0.00	$36,850.00
	05/01/2022	2023-00000942	Year End Soft Close	$6,200.00	$0.00	$43,050.00
				$8,050.00	$0.00	$43,050.00
523.60 - Other Services Geographic Info System				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$38,000.00	$0.00	$38,000.00
				$38,000.00	$0.00	$38,000.00
Program: 0000 Non Program Totals:				$46,050.00	$0.00	
Division: 410 Planning Division Totals:				$46,050.00	$0.00	
Division: 420 Economic Development						
Program: 0000 Non Program						
523.10 - Other Services Consulting				Amended Balance as of: 5/1/2022		$50,000.00
	05/01/2022	2023-00000301	Year End Soft Close	$20,695.00	$0.00	$70,695.00
	05/01/2022	2023-00000942	Year End Soft Close	$11,000.00	$0.00	$81,695.00
	05/01/2022	2023-00001054	Budget Amendment	$0.00	$11,000.00	$70,695.00
				$31,695.00	$11,000.00	$70,695.00
Program: 0000 Non Program Totals:				$31,695.00	$11,000.00	
Division: 420 Economic Development Totals:				$31,695.00	$11,000.00	
Division: 440 Building Permits & Inspections						
Program: 0000 Non Program						
500.02 - Salaries Overtime				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$15,000.00	$0.00	$15,000.00
				$15,000.00	$0.00	$15,000.00

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 10 General Fund						
Department: 45 Community Development						
Division: 440 Building Permits & Inspections						
Program: 0000 Non Program						
523.10 - Other Services Consulting				Amended Balance as of: 5/1/2022		$500.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$52,000.00	$0.00	$52,500.00
				$52,000.00	$0.00	$52,500.00
Program: 0000 Non Program Totals:				$67,000.00	$0.00	
Division: 440 Building Permits & Inspections Totals:				$67,000.00	$0.00	
Division: 500 Capital						
Program: 0000 Non Program						
608.05 - Capital Outlay Vehicles Capitalized Assets				Amended Balance as of: 5/1/2022		$0.00
	05/01/2022	2023-00000301	Year End Soft Close	$35,000.00	$0.00	$35,000.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$0.00	$35,000.00	$0.00
				$35,000.00	$35,000.00	$0.00
Program: 0000 Non Program Totals:				$35,000.00	$35,000.00	
Division: 500 Capital Totals:				$35,000.00	$35,000.00	
Department: 45 Community Development Totals:				$179,745.00	$46,000.00	
Department: 50 Information Technology						
Division: 001 Administration						
Program: 0000 Non Program						
523.15 - Other Services Data Processing / Technology				Amended Balance as of: 5/1/2022		$40,000.00
	05/01/2022	2023-00000301	Year End Soft Close	$28,801.00	$0.00	$68,801.00
				$28,801.00	$0.00	$68,801.00
Program: 0000 Non Program Totals:				$28,801.00	$0.00	

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 10 General Fund						
Department: 50 Information Technology						
Division: 001 Administration						
Program: 7001 NWS ERP Software Implementation						
545.75 - Maintenance Contract Software				Amended Balance as of: 5/1/2022		$0.00
	05/01/2022	2023-00000301	Year End Soft Close	$1,188.00	$0.00	$1,188.00
	05/01/2022	2023-00000942	Year End Soft Close	$116.00	$0.00	$1,304.00
				$1,304.00	$0.00	$1,304.00
Program: 7001 NWS ERP Software Implementation Totals:				$1,304.00	$0.00	
Division: 001 Administration Totals:				$30,105.00	$0.00	
Division: 500 Capital						
Program: 0000 Non Program						
612.10 - Capital Outlay Office Equipment Small Inventory Asset				Amended Balance as of: 5/1/2022		$0.00
	05/01/2022	2023-00000301	Year End Soft Close	$2,963.00	$0.00	$2,963.00
				$2,963.00	$0.00	$2,963.00
614.10 - Capital Outlay Software & Technology Software & Cloud Based Software				Amended Balance as of: 5/1/2022		$37,440.00
	05/01/2022	2023-00000942	Year End Soft Close	$11,950.00	$0.00	$49,390.00
				$11,950.00	$0.00	$49,390.00
Program: 0000 Non Program Totals:				$14,913.00	$0.00	
Division: 500 Capital Totals:				$14,913.00	$0.00	
Department: 50 Information Technology Totals:				$45,018.00	$0.00	
Department: 90 General Government						
Division: 000 Non Division						
Program: 0000 Non Program						
523.50 - Other Services General Engineering				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$6,400.00	$0.00	$6,400.00
				$6,400.00	$0.00	$6,400.00
Program: 0000 Non Program Totals:				$6,400.00	$0.00	
Division: 000 Non Division Totals:				$6,400.00	$0.00	

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 10 General Fund						
Department: 90 General Government						
Division: 500 Capital						
Program: 0000 Non Program						
600.00 - Capital Outlay Land Land				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$10,250.00	$0.00	$10,250.00
				$10,250.00	$0.00	$10,250.00
612.10 - Capital Outlay Office Equipment Small Inventory Asset				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$26,000.00	$0.00	$26,000.00
				$26,000.00	$0.00	$26,000.00
Program: 0000 Non Program Totals:				$36,250.00	$0.00	
Division: 500 Capital Totals:				$36,250.00	$0.00	
Department: 90 General Government Totals:				$42,650.00	$0.00	
Fund Totals: General Fund				$3,230,108.00	$1,091,152.00	
Fund: 24 Motor Fuel Tax Fund						
Department: 01 Revenues						
Division: 000 Non Division						
Program: 0000 Non Program						
490.00 - Reallocated Prior Year Funds Budget Carryover				Amended Balance as of: 5/1/2022		$53,502.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$315,000.00	$0.00	$368,502.00
				$315,000.00	$0.00	$368,502.00
Program: 0000 Non Program Totals:				$315,000.00	$0.00	
Division: 000 Non Division Totals:				$315,000.00	$0.00	
Department: 01 Revenues Totals:				$315,000.00	$0.00	

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 24 Motor Fuel Tax Fund						
Department: 25 Public Works						
Division: 310 Streets Division						
Program: 3002 127th and Timberline Dr						
548.15 - Streets & Alley Maintenance Services Traffic Signals				Amended Balance as of: 5/1/2022		$18,400.00
	05/01/2022	2023-00000301	Year End Soft Close	$3,531.00	$0.00	$21,931.00
				$3,531.00	$0.00	$21,931.00
Program: 3002 127th and Timberline Dr Totals:				$3,531.00	$0.00	
Program: 5047 2013 Motor Fuel Tax						
582.00 - Streets & Alleys Maintenance Supplies General				Amended Balance as of: 5/1/2022		$500,000.00
	05/01/2022	2023-00000301	Year End Soft Close	$309,226.00	$0.00	$809,226.00
				$309,226.00	$0.00	$809,226.00
Program: 5047 2013 Motor Fuel Tax Totals:				$309,226.00	$0.00	
Division: 310 Streets Division Totals:				$312,757.00	$0.00	
Department: 25 Public Works Totals:				$312,757.00	$0.00	
Fund Totals: Motor Fuel Tax Fund				$627,757.00	$0.00	
Fund: 31 Main/Archer Avenue TIF Fund						
Department: 01 Revenues						
Division: 000 Non Division						
Program: 0000 Non Program						
446.05 - Contributions Developer				Amended Balance as of: 5/1/2022		$263,875.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$0.00	$263,875.00	$0.00
				$0.00	$263,875.00	$0.00
470.05 - Interest Income Interest on Investments				Amended Balance as of: 5/1/2022		$15,000.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$0.00	$15,000.00	$0.00
				$0.00	$15,000.00	$0.00
Program: 0000 Non Program Totals:				$0.00	$278,875.00	
Division: 000 Non Division Totals:				$0.00	$278,875.00	
Department: 01 Revenues Totals:				$0.00	$278,875.00	

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 31 Main/Archer Avenue TIF Fund						
Department: 10 Administration						
Division: 001 Administration						
Program: 0000 Non Program						
523.10 - Other Services Consulting				Amended Balance as of: 5/1/2022		$0.00
	04/30/2023	2023-00004639	FY23 3rd & Final Budget Amendment	$50,000.00	$0.00	$50,000.00
				$50,000.00	$0.00	$50,000.00
Program: 0000 Non Program Totals:				$50,000.00	$0.00	
Division: 001 Administration Totals:				$50,000.00	$0.00	
Department: 10 Administration Totals:				$50,000.00	$0.00	
Department: 15 Finance						
Division: 950 interfund						
Program: 0000 Non Program						
482.10 - Interfund Transfer In General Fund				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$276,490.00	$0.00	$276,490.00
				$276,490.00	$0.00	$276,490.00
Program: 0000 Non Program Totals:				$276,490.00	$0.00	
Division: 950 interfund Totals:				$276,490.00	$0.00	
Department: 15 Finance Totals:				$276,490.00	$0.00	
Fund Totals: Main/Archer Avenue TIF Fund				$326,490.00	$278,875.00	
Fund: 32 Canal TIF District Fund						
Department: 01 Revenues						
Division: 000 Non Division						
Program: 0000 Non Program						
490.00 - Reallocated Prior Year Funds Budget Carryover				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$75,804.00	$0.00	$75,804.00
				$75,804.00	$0.00	$75,804.00
Program: 0000 Non Program Totals:				$75,804.00	$0.00	
Division: 000 Non Division Totals:				$75,804.00	$0.00	
Department: 01 Revenues Totals:				$75,804.00	$0.00	

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 32 Canal TIF District Fund						
Department: 90 General Government						
Division: 500 Capital						
Program: 5000 General Capital Projects						
604.05 - Infrastructure Engineering				Amended Balance as of: 5/1/2022		$0.00
	05/01/2022	2023-00000301	Year End Soft Close	$75,804.00	$0.00	$75,804.00
				$75,804.00	$0.00	$75,804.00
Program: 5000 General Capital Projects Totals:				$75,804.00	$0.00	
Division: 500 Capital Totals:				$75,804.00	$0.00	
Department: 90 General Government Totals:				$75,804.00	$0.00	
Fund Totals: Canal TIF District Fund				$151,608.00	$0.00	
Fund: 33 Transit-Oriented Dev TIF Fund						
Department: 01 Revenues						
Division: 001 Administration						
Program: 0000 Non Program						
410.87 - Property Tax TOD TIF				Amended Balance as of: 5/1/2022		$160,000.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$0.00	$110,000.00	$50,000.00
				$0.00	$110,000.00	$50,000.00
Program: 0000 Non Program Totals:				$0.00	$110,000.00	
Division: 001 Administration Totals:				$0.00	$110,000.00	
Department: 01 Revenues Totals:				$0.00	$110,000.00	
Department: 15 Finance						
Division: 950 interfund						
Program: 0000 Non Program						
482.10 - Interfund Transfer In General Fund				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$5,000.00	$0.00	$5,000.00
				$5,000.00	$0.00	$5,000.00

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 33 Transit-Oriented Dev TIF Fund						
Department: 15 Finance						
Division: 950 interfund						
Program: 0000 Non Program						
482.54 - Interfund Transfer In ARPA Fund				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$50,000.00	$0.00	$50,000.00
				$50,000.00	$0.00	$50,000.00
Program: 0000 Non Program Totals:				$55,000.00	$0.00	
Division: 950 interfund Totals:				$55,000.00	$0.00	
Department: 15 Finance Totals:				$55,000.00	$0.00	
Department: 45 Community Development						
Division: 001 Administration						
Program: 0000 Non Program						
523.10 - Other Services Consulting				Amended Balance as of: 5/1/2022		$3,200.00
	05/01/2022	2023-00000301	Year End Soft Close	$5,725.00	$0.00	$8,925.00
				$5,725.00	$0.00	$8,925.00
523.45 - Other Services Economic Development				Amended Balance as of: 5/1/2022		$100,000.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$0.00	$50,000.00	$50,000.00
				$0.00	$50,000.00	$50,000.00
Program: 0000 Non Program Totals:				$5,725.00	$50,000.00	
Division: 001 Administration Totals:				$5,725.00	$50,000.00	
Department: 45 Community Development Totals:				$5,725.00	$50,000.00	

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 33 Transit-Oriented Dev TIF Fund						
Department: 92 Public Works Capital						
Division: 500 Capital						
Program: 0000 Non Program						
604.10 - Infrastructure Construction				Amended Balance as of: 5/1/2022		$0.00
	05/01/2022	2023-00000301	Year End Soft Close	$4,650.00	$0.00	$4,650.00
				$4,650.00	$0.00	$4,650.00
Program: 0000 Non Program Totals:				$4,650.00	$0.00	
Division: 500 Capital Totals:				$4,650.00	$0.00	
Department: 92 Public Works Capital Totals:				$4,650.00	$0.00	
Fund Totals: Transit-Oriented Dev TIF Fund				$65,375.00	$160,000.00	
Fund: 35 I & M TIF Fund						
Department: 01 Revenues						
Division: 001 Administration						
Program: 0000 Non Program						
410.88 - Property Tax I & M TIF				Amended Balance as of: 5/1/2022		$100,000.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$0.00	$90,000.00	$10,000.00
				$0.00	$90,000.00	$10,000.00
Program: 0000 Non Program Totals:				$0.00	$90,000.00	
Division: 001 Administration Totals:				$0.00	$90,000.00	
Department: 01 Revenues Totals:				$0.00	$90,000.00	
Department: 14 Legal						
Division: 001 Administration						
Program: 0000 Non Program						
530.05 - Legal Corporate				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$67,000.00	$0.00	$67,000.00
				$67,000.00	$0.00	$67,000.00
Program: 0000 Non Program Totals:				$67,000.00	$0.00	
Division: 001 Administration Totals:				$67,000.00	$0.00	
Department: 14 Legal Totals:				$67,000.00	$0.00	

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 35 I & M TIF Fund						
Department: 15 Finance						
Division: 950 interfund						
Program: 0000 Non Program						
482.10 - Interfund Transfer In General Fund				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$230,000.00	$0.00	$230,000.00
				$230,000.00	$0.00	$230,000.00
482.54 - Interfund Transfer In ARPA Fund				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$29,051.00	$0.00	$29,051.00
				$29,051.00	$0.00	$29,051.00
Program: 0000 Non Program Totals:				$259,051.00	$0.00	
Division: 950 interfund Totals:				$259,051.00	$0.00	
Department: 15 Finance Totals:				$259,051.00	$0.00	
Department: 25 Public Works						
Division: 001 Administration						
Program: 0000 Non Program						
548.05 - Streets & Alley Maintenance Services General				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$12,000.00	$0.00	$12,000.00
				$12,000.00	$0.00	$12,000.00
Program: 0000 Non Program Totals:				$12,000.00	$0.00	
Division: 001 Administration Totals:				$12,000.00	$0.00	
Department: 25 Public Works Totals:				$12,000.00	$0.00	

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 35 I & M TIF Fund						
Department: 40 Engineering						
Division: 470 General Engineering						
Program: 0000 Non Program						
523.50 - Other Services General Engineering				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$46,270.00	$0.00	$46,270.00
				$46,270.00	$0.00	$46,270.00
Program: 0000 Non Program Totals:				$46,270.00	$0.00	
Division: 470 General Engineering Totals:				$46,270.00	$0.00	
Department: 40 Engineering Totals:				$46,270.00	$0.00	
Department: 45 Community Development						
Division: 001 Administration						
Program: 0000 Non Program						
523.10 - Other Services Consulting				Amended Balance as of: 5/1/2022		$0.00
	05/01/2022	2023-00000301	Year End Soft Close	$2,550.00	$0.00	$2,550.00
				$2,550.00	$0.00	$2,550.00
523.45 - Other Services Economic Development				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$35,000.00	$0.00	$35,000.00
				$35,000.00	$0.00	$35,000.00
Program: 0000 Non Program Totals:				$37,550.00	$0.00	
Division: 001 Administration Totals:				$37,550.00	$0.00	
Department: 45 Community Development Totals:				$37,550.00	$0.00	

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 35 I & M TIF Fund						
Department: 90 General Government						
Division: 500 Capital						
Program: 0000 Non Program						
600.00 - Capital Outlay Land Land				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$87,726.00	$0.00	$87,726.00
				$87,726.00	$0.00	$87,726.00
Program: 0000 Non Program Totals:				$87,726.00	$0.00	
Division: 500 Capital Totals:				$87,726.00	$0.00	
Department: 90 General Government Totals:				$87,726.00	$0.00	
Department: 92 Public Works Capital						
Division: 500 Capital						
Program: 0000 Non Program						
604.05 - Infrastructure Engineering				Amended Balance as of: 5/1/2022		$0.00
	04/30/2023	2023-00004639	FY23 3rd & Final Budget Amendment	$12,000.00	$0.00	$12,000.00
				$12,000.00	$0.00	$12,000.00
604.10 - Infrastructure Construction				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$17,398.00	$0.00	$17,398.00
				$17,398.00	$0.00	$17,398.00
Program: 0000 Non Program Totals:				$29,398.00	$0.00	
Division: 500 Capital Totals:				$29,398.00	$0.00	
Department: 92 Public Works Capital Totals:				$29,398.00	$0.00	
Fund Totals: I & M TIF Fund				$538,995.00	$90,000.00	
Fund: 40 Road Improvement Fund						
Department: 92 Public Works Capital						
Division: 500 Capital						
Program: 0000 Non Program						
604.10 - Infrastructure Construction				Amended Balance as of: 5/1/2022		$0.00
	05/01/2022	2023-00000942	Year End Soft Close	$18,171.00	$0.00	$18,171.00

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 40 Road Improvement Fund						
Department: 92 Public Works Capital						
Division: 500 Capital						
Program: 0000 Non Program						
604.10 - Infrastructure Construction				Amended Balance as of: 5/1/2022		$0.00
	05/01/2022	2023-00001054	Budget Amendment	$0.00	$18,171.00	$0.00
				$18,171.00	$18,171.00	$0.00
Program: 0000 Non Program Totals:				$18,171.00	$18,171.00	
Division: 500 Capital Totals:				$18,171.00	$18,171.00	
Department: 92 Public Works Capital Totals:				$18,171.00	$18,171.00	
Fund Totals: Road Improvement Fund				$18,171.00	$18,171.00	
Fund: 53 Infrastructure Fund						
Department: 01 Revenues						
Division: 000 Non Division						
Program: 0000 Non Program						
420.06 - Shared Revenue Non Home Rule Sales Tax				Amended Balance as of: 5/1/2022		$2,280,000.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$200,000.00	$0.00	$2,480,000.00
				$200,000.00	$0.00	$2,480,000.00
445.05 - Grants Capital Project Grants				Amended Balance as of: 5/1/2022		$500,000.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$0.00	$500,000.00	$0.00
				$0.00	$500,000.00	$0.00

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 53 Infrastructure Fund						
Department: 01 Revenues						
Division: 000 Non Division						
Program: 0000 Non Program						
490.00 - Reallocated Prior Year Funds Budget Carryover				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$2,200,000.00	$0.00	$2,200,000.00
				$2,200,000.00	$0.00	$2,200,000.00
Program: 0000 Non Program Totals:				$2,400,000.00	$500,000.00	
Division: 000 Non Division Totals:				$2,400,000.00	$500,000.00	
Department: 01 Revenues Totals:				$2,400,000.00	$500,000.00	
Department: 92 Public Works Capital						
Division: 500 Capital						
Program: 0000 Non Program						
604.05 - Infrastructure Engineering				Amended Balance as of: 5/1/2022		$797,357.00
	05/01/2022	2023-00000942	Year End Soft Close	$347,791.00	$0.00	$1,145,148.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$260,000.00	$0.00	$1,405,148.00
				$607,791.00	$0.00	$1,405,148.00
604.10 - Infrastructure Construction				Amended Balance as of: 5/1/2022		$1,220,000.00
	05/01/2022	2023-00000301	Year End Soft Close	$60,000.00	$0.00	$1,280,000.00
	05/01/2022	2023-00001054	Budget Amendment	$18,171.00	$0.00	$1,298,171.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$2,483,804.00	$0.00	$3,781,975.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$0.00	$600,000.00	$3,181,975.00
				$2,561,975.00	$600,000.00	$3,181,975.00
Program: 0000 Non Program Totals:				$3,169,766.00	$600,000.00	
Division: 500 Capital Totals:				$3,169,766.00	$600,000.00	
Department: 92 Public Works Capital Totals:				$3,169,766.00	$600,000.00	
Fund Totals: Infrastructure Fund				$5,569,766.00	$1,100,000.00	

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 54 ARPA Fund						
Department: 01 Revenues						
Division: 000 Non Division						
Program: 0000 Non Program						
445.05 - Grants Capital Project Grants				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$189,462.00	$0.00	$189,462.00
				$189,462.00	$0.00	$189,462.00
Program: 0000 Non Program Totals:				$189,462.00	$0.00	
Division: 000 Non Division Totals:				$189,462.00	$0.00	
Department: 01 Revenues Totals:				$189,462.00	$0.00	
Department: 15 Finance						
Division: 950 interfund						
Program: 0000 Non Program						
900.10 - Interfund Transfer Out General Fund				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$82,661.00	$0.00	$82,661.00
				$82,661.00	$0.00	$82,661.00
900.33 - Interfund Transfer Out TOD TIF				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$50,000.00	$0.00	$50,000.00
				$50,000.00	$0.00	$50,000.00
900.35 - Interfund Transfer Out I&M TIF Fund				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$29,051.00	$0.00	$29,051.00
				$29,051.00	$0.00	$29,051.00
900.70 - Interfund Transfer Out Water & Sewer Fund				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$27,750.00	$0.00	$27,750.00
				$27,750.00	$0.00	$27,750.00
Program: 0000 Non Program Totals:				$189,462.00	$0.00	
Division: 950 interfund Totals:				$189,462.00	$0.00	
Department: 15 Finance Totals:				$189,462.00	$0.00	
Fund Totals: ARPA Fund				$378,924.00	$0.00	

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 55 Property Maintenance Fund						
Department: 15 Finance						
Division: 950 interfund						
Program: 0000 Non Program						
482.10 - Interfund Transfer In General Fund				Amended Balance as of: 5/1/2022		$600,000.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$0.00	$300,000.00	$300,000.00
				$0.00	$300,000.00	$300,000.00
Program: 0000 Non Program Totals:				$0.00	$300,000.00	
Division: 950 interfund Totals:				$0.00	$300,000.00	
Department: 15 Finance Totals:				$0.00	$300,000.00	
Department: 25 Public Works						
Division: 330 Facilities Management Division						
Program: 0000 Non Program						
550.05 - Building and Grounds Maintenance Village Hall				Amended Balance as of: 5/1/2022		$0.00
	05/01/2022	2023-00000301	Year End Soft Close	$8,174.00	$0.00	$8,174.00
				$8,174.00	$0.00	$8,174.00
550.15 - Building and Grounds Maintenance Public Works Facility				Amended Balance as of: 5/1/2022		$600,000.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$0.00	$550,000.00	$50,000.00
				$0.00	$550,000.00	$50,000.00
Program: 0000 Non Program Totals:				$8,174.00	$550,000.00	
Division: 330 Facilities Management Division Totals:				$8,174.00	$550,000.00	
Department: 25 Public Works Totals:				$8,174.00	$550,000.00	
Fund Totals: Property Maintenance Fund				$8,174.00	$850,000.00	
Fund: 70 Water & Sewer Fund						
Department: 00 Non Department						
Division: 000 Non Division						
Program: 0000 Non Program						
490.00 - Reallocated Prior Year Funds Budget Carryover				Amended Balance as of: 5/1/2022		$6,088,658.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$0.00	$1,508,742.00	$4,579,916.00

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 70 Water & Sewer Fund						
Department: 00 Non Department						
Division: 000 Non Division						
Program: 0000 Non Program						
490.00 - Reallocated Prior Year Funds Budget Carryover				Amended Balance as of: 5/1/2022		$6,088,658.00
	03/20/2023	2023-00003878	FY23 2nd budget amendment - stephen st watermain over budget	$255,000.00	$0.00	$4,834,916.00
				$255,000.00	$1,508,742.00	$4,834,916.00
Program: 0000 Non Program Totals:				$255,000.00	$1,508,742.00	
Division: 000 Non Division Totals:				$255,000.00	$1,508,742.00	
Department: 00 Non Department Totals:				$255,000.00	$1,508,742.00	
Department: 50 Information Technology						
Division: 001 Administration						
Program: 0000 Non Program						
523.15 - Other Services Data Processing / Technology				Amended Balance as of: 5/1/2022		$30,000.00
	05/01/2022	2023-00000301	Year End Soft Close	$9,175.00	$0.00	$39,175.00
				$9,175.00	$0.00	$39,175.00
Program: 0000 Non Program Totals:				$9,175.00	$0.00	
Division: 001 Administration Totals:				$9,175.00	$0.00	
Division: 500 Capital						
Program: 0000 Non Program						
616.15 - Capital Outlay Computer Equipment Small Inventory- Computers				Amended Balance as of: 5/1/2022		$9,000.00
	05/01/2022	2023-00000301	Year End Soft Close	$808.00	$0.00	$9,808.00
				$808.00	$0.00	$9,808.00
Program: 0000 Non Program Totals:				$808.00	$0.00	
Division: 500 Capital Totals:				$808.00	$0.00	
Department: 50 Information Technology Totals:				$9,983.00	$0.00	

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 70 Water & Sewer Fund						
Department: 70 Water						
Division: 001 Administration						
Program: 0000 Non Program						
523.10 - Other Services Consulting				Amended Balance as of: 5/1/2022		$0.00
	05/01/2022	2023-00000301	Year End Soft Close	$14,434.00	$0.00	$14,434.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$146,500.00	$0.00	$160,934.00
				$160,934.00	$0.00	$160,934.00
Program: 0000 Non Program Totals:				$160,934.00	$0.00	
Division: 001 Administration Totals:				$160,934.00	$0.00	
Division: 330 Facilities Management Division						
Program: 8022 Well #5						
545.05 - Maintenance Contract Equipment				Amended Balance as of: 5/1/2022		$10,000.00
	05/01/2022	2023-00000301	Year End Soft Close	$18,939.00	$0.00	$28,939.00
				$18,939.00	$0.00	$28,939.00
Program: 8022 Well #5 Totals:				$18,939.00	$0.00	
Division: 330 Facilities Management Division Totals:				$18,939.00	$0.00	
Division: 360 Water Division						
Program: 0000 Non Program						
558.30 - Rent/Lease Construction Equipment				Amended Balance as of: 5/1/2022		$0.00
	05/01/2022	2023-00000301	Year End Soft Close	$11,764.00	$0.00	$11,764.00
				$11,764.00	$0.00	$11,764.00
Program: 0000 Non Program Totals:				$11,764.00	$0.00	
Division: 360 Water Division Totals:				$11,764.00	$0.00	
Department: 70 Water Totals:				$191,637.00	$0.00	

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 70 Water & Sewer Fund						
Department: 72 Sewer						
Division: 330 Facilities Management Division						
Program: 8000 Chestnut Crossing Lift Station						
545.05 - Maintenance Contract Equipment				Amended Balance as of: 5/1/2022		$500.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$38,000.00	$0.00	$38,500.00
				$38,000.00	$0.00	$38,500.00
Program: 8000 Chestnut Crossing Lift Station Totals:				$38,000.00	$0.00	
Program: 8004 Glens of Connemara Lift Station						
545.05 - Maintenance Contract Equipment				Amended Balance as of: 5/1/2022		$500.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$40,000.00	$0.00	$40,500.00
				$40,000.00	$0.00	$40,500.00
Program: 8004 Glens of Connemara Lift Station Totals:				$40,000.00	$0.00	
Division: 330 Facilities Management Division Totals:				$78,000.00	$0.00	
Division: 370 Sanitary Sewer						
Program: 0000 Non Program						
523.85 - Other Services NPDES				Amended Balance as of: 5/1/2022		$25,000.00
	05/01/2022	2023-00000301	Year End Soft Close	$15,800.00	$0.00	$40,800.00
				$15,800.00	$0.00	$40,800.00
Program: 0000 Non Program Totals:				$15,800.00	$0.00	
Division: 370 Sanitary Sewer Totals:				$15,800.00	$0.00	
Department: 72 Sewer Totals:				$93,800.00	$0.00	
Department: 93 Water & Sewer Capital						
Division: 500 Capital						
Program: 0000 Non Program						
604.05 - Infrastructure Engineering				Amended Balance as of: 5/1/2022		$518,000.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$0.00	$200,000.00	$318,000.00
				$0.00	$200,000.00	$318,000.00
604.10 - Infrastructure Construction				Amended Balance as of: 5/1/2022		$5,910,000.00
	05/01/2022	2023-00000301	Year End Soft Close	$268,654.00	$0.00	$6,178,654.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$0.00	$2,200,000.00	$3,978,654.00

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 70 Water & Sewer Fund						
Department: 93 Water & Sewer Capital						
Division: 500 Capital						
Program: 0000 Non Program						
604.10 - Infrastructure Construction				Amended Balance as of: 5/1/2022		$5,910,000.00
	03/20/2023	2023-00003878	FY23 2nd budget amendment - stephen st watermain over budget	$255,000.00	$0.00	$4,233,654.00
				$523,654.00	$2,200,000.00	$4,233,654.00
608.05 - Capital Outlay Vehicles Capitalized Assets				Amended Balance as of: 5/1/2022		$0.00
	05/01/2022	2023-00000942	Year End Soft Close	$167,287.00	$0.00	$167,287.00
				$167,287.00	$0.00	$167,287.00
610.05 - Capital Outlay Machinery & Equipment Capitalized Asset				Amended Balance as of: 5/1/2022		$145,000.00
	05/01/2022	2023-00000301	Year End Soft Close	$159,897.00	$0.00	$304,897.00
				$159,897.00	$0.00	$304,897.00
Program: 0000 Non Program Totals:				$850,838.00	$2,400,000.00	
Division: 500 Capital Totals:				$850,838.00	$2,400,000.00	
Department: 93 Water & Sewer Capital Totals:				$850,838.00	$2,400,000.00	
Fund Totals: Water & Sewer Fund				$1,401,258.00	$3,908,742.00	
Fund: 76 Parking Lot Fund						
Department: 00 Non Department						
Division: 000 Non Division						
Program: 0000 Non Program						
490.00 - Reallocated Prior Year Funds Budget Carryover				Amended Balance as of: 5/1/2022		$18,024.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$15,000.00	$0.00	$33,024.00
				$15,000.00	$0.00	$33,024.00
Program: 0000 Non Program Totals:				$15,000.00	$0.00	
Division: 000 Non Division Totals:				$15,000.00	$0.00	
Department: 00 Non Department Totals:				$15,000.00	$0.00	

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 76 Parking Lot Fund						
Department: 25 Public Works						
Division: 330 Facilities Management Division						
Program: 0000 Non Program						
550.47 - Building and Grounds Maintenance Metra Building				Amended Balance as of: 5/1/2022		$1,500.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$5,000.00	$0.00	$6,500.00
				$5,000.00	$0.00	$6,500.00
Program: 0000 Non Program Totals:				$5,000.00	$0.00	
Division: 330 Facilities Management Division Totals:				$5,000.00	$0.00	
Department: 25 Public Works Totals:				$5,000.00	$0.00	
Department: 50 Information Technology						
Division: 500 Capital						
Program: 0000 Non Program						
545.40 - Maintenance Contract Metra Lot				Amended Balance as of: 5/1/2022		$0.00
	03/20/2023	2023-00003873	FY23 2nd Budget Amendment	$10,000.00	$0.00	$10,000.00
				$10,000.00	$0.00	$10,000.00
Program: 0000 Non Program Totals:				$10,000.00	$0.00	
Division: 500 Capital Totals:				$10,000.00	$0.00	
Department: 50 Information Technology Totals:				$10,000.00	$0.00	
Fund Totals: Parking Lot Fund				$30,000.00	$0.00	
Fund: 80 Police Pension Fund						
Department: 01 Revenues						
Division: 000 Non Division						
Program: 0000 Non Program						
475.15 - Pension Contributions Transfer of Service Employer				Amended Balance as of: 5/1/2022		$0.00
	04/30/2023	2023-00004639	FY23 3rd & Final Budget Amendment	$105,000.00	$0.00	$105,000.00
				$105,000.00	$0.00	$105,000.00

Budget Amendments Report

From Date: 5/1/2022 - To Date: 4/30/2023

Account	G/L Date	Journal	Description	Increases	Decreases	Amended Balance
Fund: 80 Police Pension Fund						
Department: 01 Revenues						
Division: 000 Non Division						
Program: 0000 Non Program						
475.20 - Pension Contributions Transfer of Service Employee				Amended Balance as of: 5/1/2022		$0.00
	04/30/2023	2023-00004639	FY23 3rd & Final Budget Amendment	$85,000.00	$0.00	$85,000.00
				$85,000.00	$0.00	$85,000.00
Program: 0000 Non Program Totals:				$190,000.00	$0.00	
Division: 000 Non Division Totals:				$190,000.00	$0.00	
Department: 01 Revenues Totals:				$190,000.00	$0.00	
Department: 15 Finance						
Division: 001 Administration						
Program: 0000 Non Program						
505.15 - Pension Transfer of Contributions				Amended Balance as of: 5/1/2022		$1,160,000.00
	04/30/2023	2023-00004639	FY23 3rd & Final Budget Amendment	$150,000.00	$0.00	$1,310,000.00
				$150,000.00	$0.00	$1,310,000.00
523.12 - Other Services Insurance				Amended Balance as of: 5/1/2022		$4,100.00
	04/30/2023	2023-00004639	FY23 3rd & Final Budget Amendment	$24,000.00	$0.00	$28,100.00
				$24,000.00	$0.00	$28,100.00
Program: 0000 Non Program Totals:				$174,000.00	$0.00	
Division: 001 Administration Totals:				$174,000.00	$0.00	
Department: 15 Finance Totals:				$174,000.00	$0.00	
Fund Totals: Police Pension Fund				$364,000.00	$0.00	
Grand Totals:				$12,710,626.00	$7,496,940.00	

418 Main Street | Lemont, IL 60439

TO: Village Board Meeting
FROM: Jason Berry, Community Development
THROUGH: George Schafer, Village Administrator
SUBJECT: An Ordinance Establishing a Moratorium for Non-Retail Land Uses in the State & 127th Economic Activity Area
DATE: June 26, 2023

SUMMARY/BACKGROUND
The Lemont 2030 Comprehensive Plan establishes Growth and Preservation Target Industries and nine Economic Activity Centers (EAC) for the Village. Retail Trade is the sole Growth Target Industry identified for the State & 127th EAC.

Following discussion at the June 12, 2023 Committee of the Whole, Village staff is recommending a 120 day moratorium on non-retail land uses.

ANALYSIS
As the comprehensive plan notes, "typically sales tax generating uses are the preferred land use for commercial corridors." Among those found in the Village Unified Development Ordinance, only four are guaranteed to improve retail sales tax generation: eating and drinking establishments, food and beverage retail sales, landscaping (garden center), and retail sales and service. Additionally, most of the Vehicle-related uses generate sales tax or other revenue. With nearly half of the Village's General Fund revenues coming from intergovernmental sources such as sales tax, the case for prioritizing land uses that generates revenue is clear.

Staff review of the comprehensive plan suggests a reconsideration of most non-retail commercial uses for the future of the State & 127th EAC. These would include: animal services, commercial recreation, construction contractor office, financial services, funeral and internment services,
medical, office, and commercial parking. Staff will inventory existing uses and prepare recommendations for the State & 127th EAC.

Consistency with Village Policy
Lemont 2030 Comprehensive Plan

STAFF RECOMMENDATION
Approve the Ordinance.

BOARD ACTION REQUESTED
Motion to Approve the Ordinance.

ATTACHMENTS
An Ordinance Establishing a Moratorium for Non-Retail Land Uses in the State & 127th Economic Activity Area

VILLAGE OF LEMONT

ORDINANCE
NUMBER O-___-23

AN ORDINANCE ESTABLISHING A MORATORIUM FOR NON-RETAIL LAND USES IN THE STATE & 127TH ECONOMIC ACTIVITY AREA

JOHN EGOFSKE, Village President
CHARLENE M. SMOLLEN, Clerk

JANELLE KITTRIDGE
DAVE MAHER
KEN MCCLAFFERTY
KEVIN SHAUGHNESSY
RICK SNIEGOWSKI
RON STAPLETON
Trustees

Published in pamphlet form by authority of the Village President and Board of Trustees of the Village of Lemont on ____-_____-2023

ORDINANCE NO. O-_____-23

AN ORDINANCE ESTABLISHING A MORATORIUM FOR NON-RETAIL LAND USES IN THE STATE & 127TH ECONOMIC ACTIVITY AREA

WHEREAS the Village of Lemont, Counties of Cook, Will and DuPage, Illinois, (the "Village") is an Illinois Municipal Corporation pursuant to the Illinois Constitution of 1970 and the Statutes of the State of Illinois with full powers to enact ordinances and adopt ordinances for the benefit of the residents of the Village; and

WHEREAS, on November 24, 2014, the President and Board of Trustees adopted Ordinance O-57-14 entitled "An Ordinance Approving Lemont 2030, the Village of Lemont Comprehensive Plan" (the "Comprehensive Plan") to guide development strategies and policies for the next 15 years in accord with Section 11-12-6 of the Illinois Municipal Code (65 ILCS 5/11-12-6); and

WHEREAS, in preparation of the Comprehensive Plan, a Target Industries Report was created and identified six industry sectors toward which the Village should concentrate its economic development efforts; and

WHEREAS, the Comprehensive Plan identifies nine locations as an Economic Activity Center ("EAC"), where there are significant concentrations of economic activity, including the State & 127th EAC, as depicted in Exhibit A; and

WHEREAS, Retail Trade (NAICS 44-45) is the sole Growth Target Industry identified for the State & 127th EAC in the Comprehensive Plan; and

WHEREAS, based on the findings of the Target Industries Report, Lemont should seek to increase the proportion of growth target industry sectors in the local economy.

NOW THEREFORE, be it ordained by the President and Board of Trustees of the Village of Lemont, Cook, DuPage and Will County, Illinois as follows:

SECTION 1: That the above recitals and legislative findings are found to be true and correct and are hereby incorporated herein and made a part hereof as if fully set forth in their entirety.

SECTION 2: A moratorium is established and declared on all applications, review, and approvals of any zoning application, building permit, business license, for any land use principally comprised of non-retail sale tax generating uses (the "Land Uses") in the State & 127th EAC for a period of 120 days (the "Moratorium Period"). Authority is given to extend the Moratorium Period in the event that additional time is needed to gather and evaluate information upon which to base a well-informed decision as to whether to amend the Municipal Code to regulate these Land Uses.

SECTION 3: The Village Board of Trustees retain the authority to waive the provisions of Section 2 hereinabove, upon application made by any person, as related to the receipt and processing of applications for business license during the Moratorium Period.

SECTION 4: The Village Board of Trustees directs, within the moratorium period, that Village staff conducts a study of the properties within the State & 127th EAC to analyze the commercial uses and formulate recommendations to grow the retail sales tax base.

SECTION 5: This ordinance shall be in full force and effect from and after its passage, approval and publication as provided by law.

SECTION 6: If any section, paragraph, clause or provision of this ordinance shall be held invalid, the invalidity thereof shall not affect any of the other provisions of this ordinance.

SECTION 7: All ordinances in conflict herewith are hereby repealed to the extent of such conflict.

ADOPTED AND APPROVED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF LEMONT, COUNTIES OF COOK, WILL, AND DUPAGE, ILLINOIS, ON THIS _____ DAY OF _____ 2023.

PRESIDENT AND VILLAGE BOARD MEMBERS:

	AYES:	NAYS:	ABSENT:	ABSTAIN:
Janelle Kittridge	_____	_____	_____	_____
Dave Maher	_____	_____	_____	_____
Ken McClafferty	_____	_____	_____	_____
Kevin Shaughnessy	_____	_____	_____	_____
Rick Sniegowski	_____	_____	_____	_____
Ron Stapleton	_____	_____	_____	_____

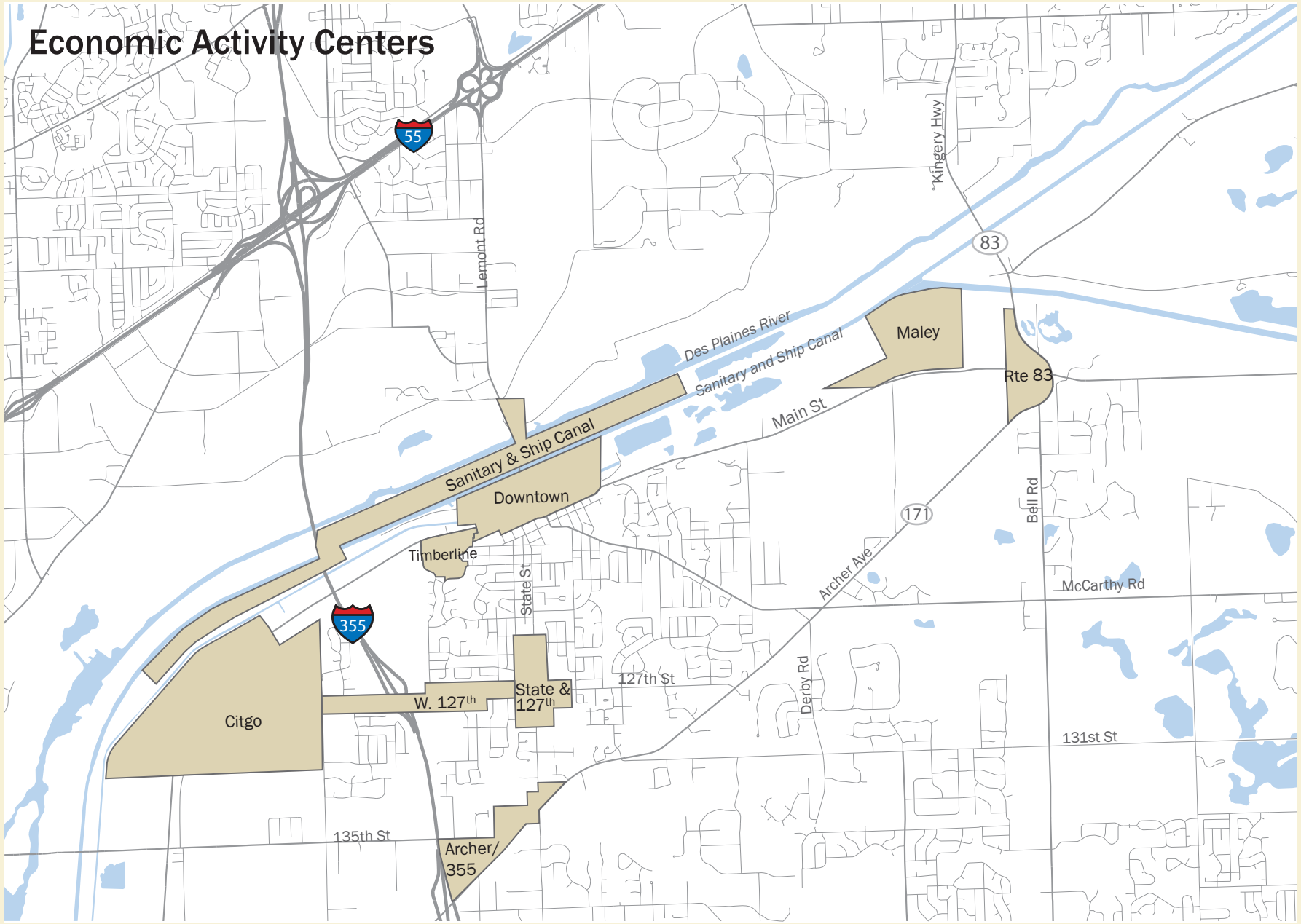
_____
John Egofske, Village President

Attest:

_____
Charlene M. Smollen, Village Clerk

EXHIBIT A

Lemont 2030: the Village of Lemont Comprehensive Plan Economic Activity Center Map


Economic Activity Centers
55
Lemont Rd
Kingery Hwy
83
Des Plaines River
Sanitary and Ship Canal
Maley
Rte 83
Main St
Sanitary & Ship Canal
Downtown
Timberline
State St
171
Bell Rd
Archer Ave
McCarthy Rd
355
Citgo
W. 127th
State & 127th
127th St
Derby Rd
131st St
135th St
Archer/ 355

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

CERTIFICATION

I, Charlene Smollen, do hereby certify that I am the duly qualified and elected Village Clerk of the Village of Lemont, Cook, DuPage and Will County, Illinois, and that as such Village Clerk I do have charge of and custody of the books and records of the Village of Lemont, Cook County, Illinois.

I do hereby further certify that the foregoing is a full, true and correct copy of Ordinance No. _____ "AN ORDINANCE AUTHORIZING THE EXECUTION OF AN ANNEXATION AGREEMENT FOR 104.7 ACRES OF PROPERTY LOCATED EAST OF SMITH ROAD AND IN LEMONT, ILLINOIS (PDV Midwest Refining LLC)," adopted and approved by the President and Board of Trustees of the Village of Lemont, Illinois on June ___, 2023.

IN WITNESS WHEREOF, I have hereunto affixed my hand and the Corporate Seal of the Village of Lemont, Cook, DuPage and Will County, Illinois this ___day of June 2023.

_____
Charlene Smollen
Village Clerk
Village of Lemont
Cook County, Illinois

418 Main Street | Lemont, IL 60439

TO: Village Board Meeting
FROM: Jamie Tate, Community Development
THROUGH: Jason Berry, CEcD, AICP, Economic & Community Development Director
SUBJECT: An Ordinance Approving a Final Planned Unit Development for Marbella Mixed-Use Development Located at 225 Canal Street in Lemont, Illinois.
DATE: June 26, 2023

SUMMARY/BACKGROUND
Lotus Design & Development, LLC is requesting approval of a Final Planned Unit Development (PUD) for the mixed-use building in the Downtown District (D-D) with 79 residential units and 9,600 square-feet of commercial space on the corner of Canal Street and Lemont Street.

The Preliminary PUD and Plat for Marbella was approved on June 27, 2022 as O-30-22. The Final Plat of Subdivision for Marbella and General Fry's Subdivision was approved on November 14, 2022 as R-70-22 and R-71-22. During the Preliminary PUD and Plat process, the land encompassing the Marbella building and redevelopment was owned by both the Village of Lemont and Lotus Design & Development. Since then, the land has been subdivided and sold with Lotus generally owning the Marbella building footprint and the Village owning the future open space west of the Marbella building. The redevelopment agreement and land transfer for the Marbella project were conditions required prior to Final PUD approval.

ANALYSIS
Planning & Zoning Commission (PZC)
The PZC reviewed and discussed the Marbella Final PUD at the meeting held on June 14, 2023. They voted (4-0) to recommend approval of the Final PUD.

Committee of the Whole (COW)
The Village Board discussed the Marbella Final PUD at the meeting held on June 19, 2023.

Consistency with Village Policy
Lemont 2030 Comprehensive Plan

STAFF RECOMMENDATION
Staff is recommending approval of the attached ordinance.

BOARD ACTION REQUESTED
A motion to approve the attached ordinance.

ATTACHMENTS
An Ordinance Approving the Final Planned Unit Development for Marbella

VILLAGE OF LEMONT

ORDINANCE NO. _____

AN ORDINANCE GRANTING A FINAL PLANNED UNIT DEVELOPMENT (PUD) FOR MARBELLA MIXED-USE BUILDING AT 225 CANAL STREET IN LEMONT, ILLINOIS.

(Marbella)

ADOPTED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF LEMONT THIS 26th DAY OF JUNE, 2023

Published in pamphlet form by Authority of the President and Board of Trustees of the Village of Lemont, Counties of Cook, Will and DuPage, Illinois, this 26th day of June, 2023.

ORDINANCE NO. _____

AN ORDINANCE GRANTING A FINAL PLANNED UNIT DEVELOPMENT (PUD) FOR MARBELLA MIXED-USE BUILDING AT 225 CANAL STREET IN LEMONT, ILLINOIS.

(Marbella)

WHEREAS, Robert Abbinante of Lotus Design & Development, LLC (hereinafter referred to as the "Petitioner"), is the owner of the property covering approximately 0.45 acres located at 225 Canal Street (PIN# 22-20-304-017), legally described as Lot 1 in the Marbella of Lemont Subdivision and Lot 1 in General Fry's Subdivision depicted in Exhibit A (hereinafter referred to as the "Subject Property"); and

WHEREAS, the Petitioner applied on October 7, 2021 pursuant to the provisions of the Lemont, Illinois Municipal Code, Title 17 Unified Development Ordinance ("UDO") seeking approval of a Preliminary Plat of Subdivision and Planned Unit Development, (hereinafter referred to as "Marbella Preliminary PUD/Plat"); and

WHEREAS, said application was reviewed in accordance with the Lemont Unified Development Ordinance of 2008 (Chapter 17 of the Lemont, Illinois Municipal Code) (hereinafter referred to as "UDO") was approved by the Village Board of Trustees on June 27, 2022 as O-30-22; and

WHEREAS, the Petitioner has submitted a PUD Final Plan/Plat Application on September 13, 2022 for Marbella pursuant to the provisions of the Marbella Preliminary PUD seeking approval of a Final Plat of Subdivision to facilitate the land sale and swap between the Village of Lemont and the Petitioner; and

WHEREAS, the Final Plat of Subdivision for Marbella was approved as R-70-22 and the General Fry's Subdivision was approved as R-71-22 enabling the Petitioner to own the land encompassing the Marbella building associated with the Final PUD; and

WHEREAS, said PUD Final Plan/Plat Application for Marbella (hereinafter referred to as "Marbella Final PUD") pertains to Marbella Final PUD consisting of the following:

1. Building Photometric Plan with revision date of 5/30/2023, attached hereto and incorporated herein as Exhibit B.
2. Architectural Plans for Marbella Building by ARCHAMERICA with revision date of 10/7/2022, attached hereto and incorporated herein as Exhibit C.

WHEREAS, the Planning & Zoning Commission (PZC) discussed and reviewed the Final PUD for Marbella at the PZC meeting on June 14, 2023, finding the Final documents to be in substantial compliance with the approved PUD Preliminary Plans pertaining to the land owned by the Petitioner; and

WHEREAS, the Planning & Zoning Commission (PZC) voted (4-0) at this meeting to recommend approval of the Marbella Final PUD.

NOW, THEREFORE BE IT ORDAINED by the Village President and Board of Trustees of the Village of Lemont, Counties of Cook, DuPage, and Will, Illinois as follows:

SECTION ONE: Incorporation of Recitals. The foregoing findings and recitals are hereby adopted as Section One of this Ordinance and are incorporated by reference as if set forth verbatim herein.

SECTION TWO: Subject to the below conditions, the following documents are hereby approved in substantially the form attached hereto:

1. Building Photometric Plan with revision date of 5/30/2023, attached hereto and incorporated herein as Exhibit B.
2. Architectural Plans for Marbella Building by ARCHAMERICA with revision date of 10/7/2022, attached hereto and incorporated herein as Exhibit C.

SECTION THREE: Conditions. The approvals set forth in this Ordinance are contingent upon the following conditions:

1. **General Conditions**. Unless otherwise approved by the Village Board the Subject Property shall be developed and maintained in accordance with Village Code, the Redevelopment Agreement approved as O-44-22, the Preliminary PUD/Plat approved as O-24-22, the final plats approved as R-70-22 and R-71-22, and the approved plans and the exhibits to this Ordinance.

SECTION FOUR: The Village Clerk of the Village of Lemont be and is directed hereby to publish this Ordinance in pamphlet form, pursuant to the Statutes of the State of Illinois, made and provided.

SECTION FIVE: This Ordinance shall be in full force and effect from and after its passage, approval and publication provided by law.

ADOPTED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF LEMONT, COUNTIES OF COOK, WILL, AND DuPAGE, ILLINOIS, on this 26th day of June, 2023.

PRESIDENT AND VILLAGE BOARD MEMBERS:

	AYES:	NAYS:	ABSENT:	ABSTAIN
Janelle Kittridge	_____	_____	_____	_____
Dave Maher	_____	_____	_____	_____
Ken McClafferty	_____	_____	_____	_____
Kevin Shaughnessy	_____	_____	_____	_____
Rick Sniegowski	_____	_____	_____	_____
Ron Stapleton	_____	_____	_____	_____

_____

JOHN EGOFSKE, Village President

ATTEST:

_____

CHARLENE M. SMOLLEN, Village Clerk

EXHIBIT A

Alta/NSPS Land Title Survey of Lot 1 in Marbella Subdivision and Lot 1 in General Fry's Subdivision

ALTA/NSPS LAND TITLE SURVEY

OF

PARCEL 1: LOT 1 IN GENERAL FRY'S SUBDIVISION OF PART OF THE SOUTH 1/2 OF SECTION 20, TOWNSHIP 37 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 1 LAND AREA = 9,433 OR 0.22 ACRES MORE OR LESS

PARCEL 2: LOT 1 IN MARBELLA OF LEMONT SUBDIVISION OF PART OF THE SOUTH 1/2 OF SECTION 20, TOWNSHIP 37 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2 LAND AREA = 10,048 SF OR 0.23 ACRES MORE OR LESS

TOTAL LAND AREA = 19,481 OR 0.45 ACRES MORE OR LESS

LOCATION MAP

GENERAL NOTES:

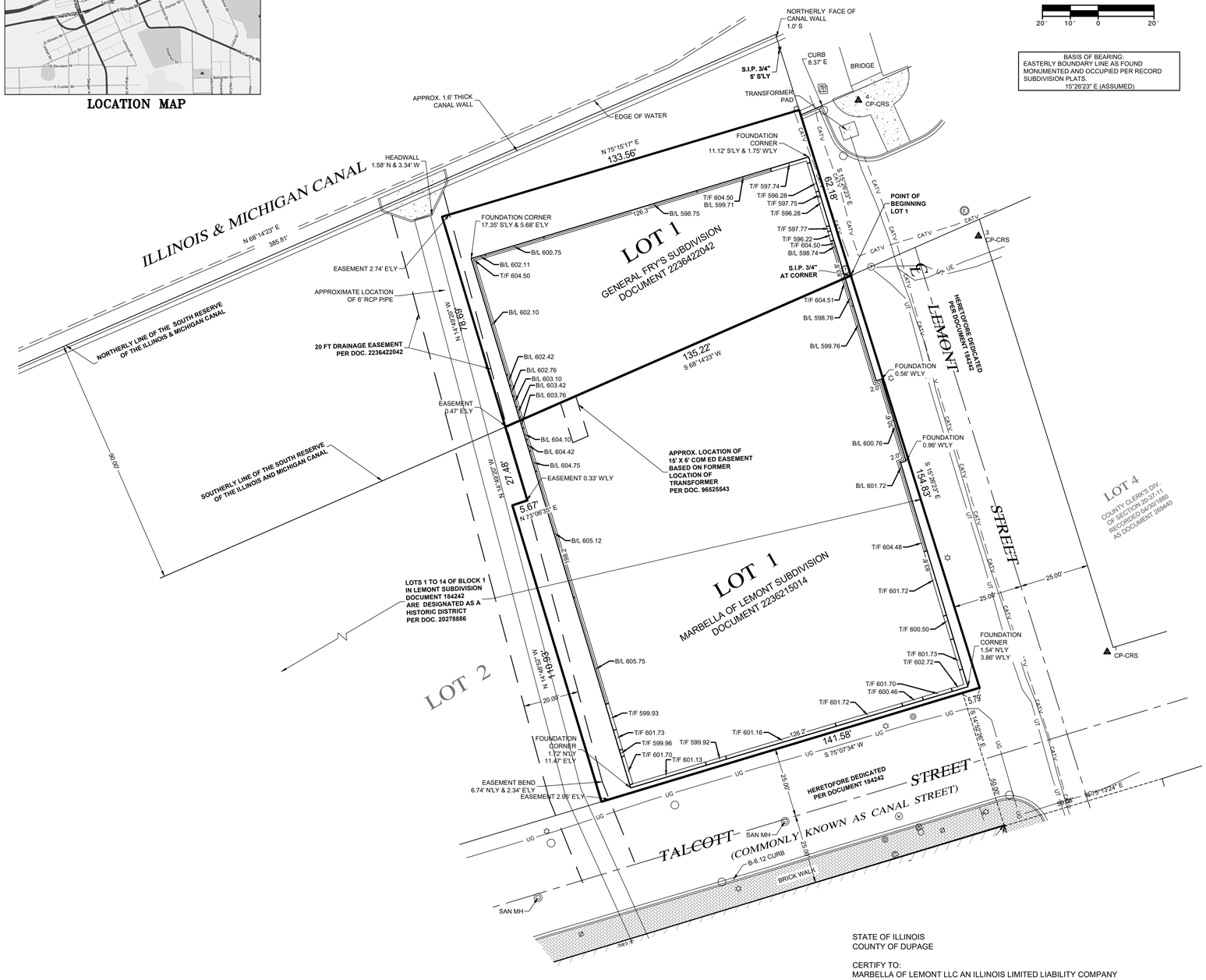
1. COMPARE THIS PLAT, LEGAL DESCRIPTION AND ALL SURVEY POINTS AND MONUMENTS BEFORE ANY CONSTRUCTION, AND IMMEDIATELY REPORT ANY DISCREPANCIES TO THE SURVEYOR.
2. DO NOT SCALE DIMENSIONS FROM THIS PLAT.
3. THE LOCATION OF THE PROPERTY LINES SHOWN ON THE FACE OF THIS PLAT ARE BASED UPON THE DESCRIPTION AND INFORMATION FURNISHED BY THE CLIENT, TOGETHER WITH THE TITLE COMMITMENT. THE PARCEL WHICH IS DEFINED MAY NOT REFLECT ACTUAL OWNERSHIP, BUT REFLECTS WHAT WAS SURVEYED.
4. MANHOLES, INLETS AND OTHER UTILITY RIMS OR GRATES SHOWN HEREON ARE FROM FIELD LOCATION OF SUCH AND ONLY REPRESENT SUCH UTILITY IMPROVEMENTS WHICH ARE VISIBLE FROM ABOVE GROUND AT THE TIME OF SURVEY, THROUGH A NORMAL SEARCH AND WALK THROUGH OF THE SITE. THE LABELING OF THESE MANHOLES (SANITARY, STORM, WATER, ETC.) IS BASED SOLELY ON THE "STAMPED" MARKINGS OF THE RIM. NO UNDERGROUND OBSERVATIONS HAVE BEEN MADE TO VERIFY THE ACTUAL USE OR EXISTENCE OF THE UNDERGROUND UTILITIES.
5. UNDERGROUND UTILITIES OR DRAIN TILES ARE NOT SHOWN HEREON, EVEN IF ANY EXIST.
6. THIS SURVEY MAY NOT REFLECT ALL UTILITIES OR IMPROVEMENTS IF SUCH ITEMS ARE HIDDEN BY LANDSCAPING OR ARE COVERED BY SUCH ITEMS AS DUMPSTERS, TRAILERS, CARS, DIRT, PAVING OR SNOW. AT THE TIME OF THIS SURVEY, SNOW DID NOT COVER THE SITE. LAWN SPRINKLER SYSTEMS, IF ANY, ARE NOT SHOWN ON THIS SURVEY.
7. OTHER THAN VISIBLE OBSERVATIONS NOTED HEREON, THIS SURVEY MAKES NO STATEMENT REGARDING THE ACTUAL PRESENCE OR ABSENCE OF ANY SERVICE.
8. CALL J.U.L.I.E. AT 1-800-892-0123 FOR FIELD LOCATION OF UNDERGROUND UTILITIES PRIOR TO DOING ANY CONSTRUCTION WORK.
9. PUBLIC AND/OR PRIVATE RECORDS HAVE NOT BEEN SEARCHED TO PROVIDE ADDITIONAL INFORMATION. OVERHEAD WIRES AND POLES (IF ANY EXIST) ARE SHOWN HEREON, HOWEVER THEIR FUNCTION AND DIMENSIONS HAVE NOT BEEN SHOWN.
10. RESTRICTIONS THAT MAY BE FOUND IN LOCAL BUILDING AND/OR ZONING CODES HAVE NOT BEEN SHOWN. HEIGHTS AND BUILDING RESTRICTIONS (IF ANY) HAVE NOT BEEN SHOWN. ONLY THOSE SETBACK RESTRICTIONS SHOWN ON THE RECORDED SUBDIVISION OR IN THE TITLE COMMITMENT HAVE BEEN SHOWN. THIS PROPERTY IS SUBJECT TO SETBACKS AS ESTABLISHED BY THE GOVERNING JURISDICTION'S ZONING ORDINANCES AND/OR CODES AS AMENDED.
11. THIS PARCEL HAS BEEN IDENTIFIED AS BEING IN "ZONE X" PER THE FLOOD INSURANCE RATE MAP IN COOK COUNTY, AS SHOWN ON MAP NO. 17031C0567J WITH A REVISED MAP DATE OF 8/19/2008.
12. FOUNDATION ELEVATIONS ARE FROM GPS NAVD88 DATUM.

LO1 1 OF GENERAL FRY'S SUBDIVISION:
THIS SURVEY CONFORMS WITH A TITLE COMMITMENT PREPARED BY GREATER ILLINOIS TITLE COMPANY, ORDER NUMBER 41074439 WITH AN EFFECTIVE DATE OF DECEMBER 30, 2022.
NOTES CORRESPONDING TO SCHEDULE "B" PART II EXCEPTIONS:

1. ITEMS 1 THROUGH 11, 16, 17, 18 AND 21 ARE EITHER NOT SURVEY ITEMS OR CANNOT BE PLOTTED.
2. ITEM 12 DOCUMENT 0020278886 IS A HISTORIC DISTRICT AND IS HEREON SHOWN.
3. ITEM 13 DOCUMENT 25297060 IS A BRIDGE EASEMENT NOT ON THIS PARCEL AND IS NOT HEREON SHOWN.
4. ITEM 14 AND ITEM 20 DOCUMENT 2236422042 IS A DRAINAGE EASEMENT AND IS HEREON SHOWN.
5. ITEMS 19 & 20 DOCUMENTS 2234213017 AND 2236422042 ARE PERMANENT NON-EXCLUSIVE EASEMENTS FOR INGRESS & EGRESS, DRAINAGE AND PUBLIC UTILITY. SEE DOCUMENT FOR PARTICULARS.

LOT 1 OF MARBELLA OF LEMONT SUBDIVISION:
THIS SURVEY CONFORMS WITH A TITLE COMMITMENT PREPARED BY GREATER ILLINOIS TITLE COMPANY, ORDER NUMBER 41072246 WITH AN EFFECTIVE DATE OF JULY 15, 2022.
NOTES CORRESPONDING TO SCHEDULE "B" PART II EXCEPTIONS:

1. ITEMS 1 THROUGH 16, 20, 23 ,24 ARE EITHER NOT SURVEY ITEMS OR CANNOT BE PLOTTED.
2. ITEM 17 DOCUMENT 0020278886 IS A HISTORIC DISTRICT AND IS HEREON SHOWN.
3. ITEM 18 DOCUMENT 25297060 IS A BRIDGE EASEMENT NOT ON THIS PARCEL AND IS NOT HEREON SHOWN.
4. ITEM 19 DOCUMENT 96525543 IS A COMMONWEALTH EDISON EASEMENT AND IS HEREON SHOWN.
5. ITEM 21 IS AN ENCROACHMENT THAT NO LONGER EXISTS AND IS NOT HEREON SHOWN.
6. ITEM 22 IS AN ENCROACHMENT THAT NO LONGER EXISTS AND IS NOT HEREON SHOWN.
7. ITEM 25 IS AN ENCROACHMENT THAT NO LONGER EXISTS AND IS NOT HEREON SHOWN.



BASIS OF BEARING:
EASTERLY BOUNDARY LINE AS FOUND MONUMENTED AND OCCUPIED PER RECORD SUBDIVISION PLATS.
15°26'23" E (ASSUMED)

LEGEND

EXISTING BOUNDARY	T/F TOP OF FOUNDATION	SANITARY SEWER	OVERHEAD WIRES
EXISTING EASEMENT	G/F GARAGE FLOOR ELEVATION	COMBINED SEWER	UNDERGROUND ELECTRIC
EXISTING SETBACK	(C) CALCULATED	WATER VALVE	UTILITY POLE
EXISTING CHAIN LINK FENCE	(R/M) RECORD/MEASURED	BUFFALO BOX (B-BOX)	LIGHT POST
EXISTING WOOD FENCE	SF SQUARE FEET	WATER VALVE & VAULT	PHONE PEDESTAL
EXISTING METAL FENCE	ASPHALT SURFACE	FIRE HYDRANT	PHONE MANHOLE
EXISTING VINYL FENCE	BUILDING/STRUCTURE	WATER METER	UNDERGROUND TELEPHONE
EXISTING BUILDING	CONCRETE SURFACE	WELL	CABLE TV PEDESTAL
CENTER LINE	BRICK SURFACE	WATER LINE	CABLE HANDHOLE
B.L. BUILDING LINE	MANHOLE	GAS METER	CABLE METER
F.I.P. FOUND IRON PIPE	EXIST. CATCH BASIN	GAS VALVE	UNDERGROUND CABLE
B/L BRICK LEDGE	EXIST. CURB INLET	GAS LINE	STREET SIGN
	STORM SEWER	ELECTRIC METER	DOWNSPOUT
		ELECTRIC PEDESTAL	BOLLARD
		HANDHOLE	MAILBOX

STATE OF ILLINOIS
COUNTY OF DUPAGE

CERTIFY TO:
MARBELLA OF LEMONT LLC AN ILLINOIS LIMITED LIABILITY COMPANY
GREATER ILLINOIS TITLE COMPANY
WINTRUST BANK, N.A.

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2021 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS AND INCLUDES ITEMS 2, 3, 4, 7a, 8, AND 9 OF TABLE A THEREOF.

THE FIELD WORK WAS COMPLETED ON 4/04/2023.

DATED, THIS 26TH DAY OF APRIL, A.D., 2023, AT LISLE, ILLINOIS.

Thomas J Casl

ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 035-2205
MY LICENSE EXPIRES NOVEMBER 30, 2024.
ILLINOIS PROFESSIONAL DESIGN FIRM PROFESSIONAL ENGINEERING CORPORATION NO. 184-001245

THOMAS J CASL 2205 PROFESSIONAL LAND SURVEYOR STATE OF ILLINOIS LISLE, ILLINOIS

DATE	
1	4/26/2023 ADJUST POSITION OF CULVERT
2	
3	
4	
5	
6	

ALTA/NSPS LAND TITLE SURVEY
225-241 CANAL STREET
LEMONT, ILLINOIS

Morris Engineering, Inc.
Civil Engineering • Consulting
Land Surveying
515 Warrenville Road, Lisle, IL 60532
Phone: (630) 271-0770
Survey: (630) 271-0599
FAX: (630) 271-0774
Website: www.eoivil.com

MEI BETTER INFRASTRUCTURE BETTER ENVIRONMENTS BETTER LIFE!

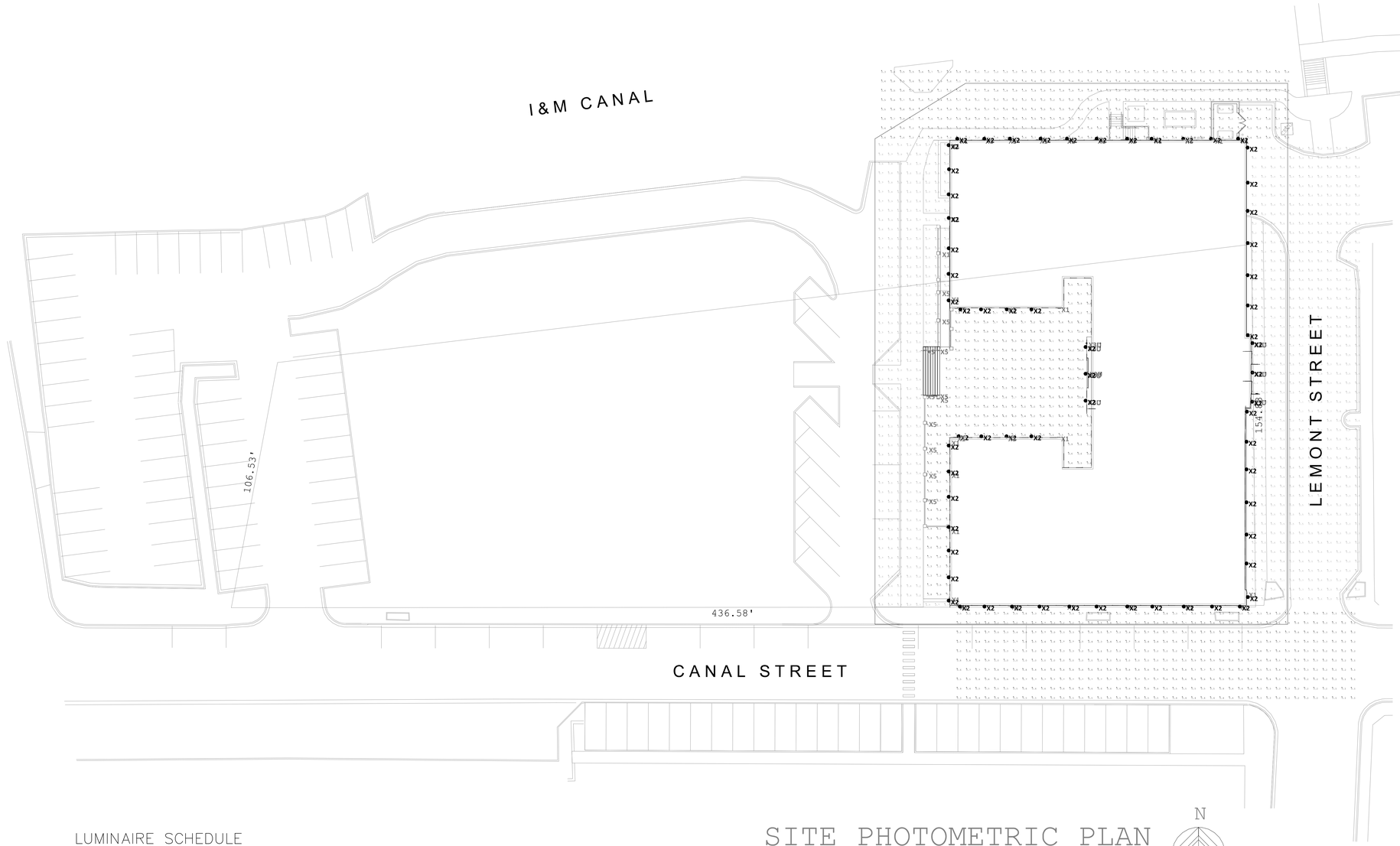
FIELD CREW:	PW
DRAWN BY:	CJS
CHECKED BY:	TC
APPROVED BY:	TC
DATE:	4/06/2023
SCALE:	HORIZ 1"=20'
	VERT NONE

SHEET 1 OF 1 SHEETS

PROJ # 23-03-6000

EXHIBIT B

Photometric Plans



LUMINAIRE SCHEDULE

TAG	QTY	LLF	DESCRIPTION	MTG HT
X1	32	0.950	7328–H41–30K	11.5
X2	64	0.950	SAF7 LED P2 30K 80CRI 15DEG MVOLT	17.7
X3D	8	0.950	ICO4WC30_30 AR LSS 35D (1 OF 2 – DOWN PORTION)	17.7
X3U	8	0.950	ICO4WC30_35 AR LSS 15D (2 OF 2 – UP PORTION)	17.7
X5	11	0.950	33 601 K3	3.0

SITE PHOTOMETRIC PLAN

SCALE 1" = 30'-0"

N

NOTES

1. CALCULATION WORK PLANE: GROUND LEVEL
2. FIXTURE MOUNTING HEIGHT: NOTED ABOVE & LUMINAIRE SCHEDULE
3. CALCULATION POINT SPACING: 4' X 4'
4. ALL TYPE X5'S ARE MOUNTED 36" ABOVE ITS SURFACE

147 S. MAIN STREET
CRYSTAL LAKE, IL 60014
EMAIL INFO@EGIL.COM
PHONE (815) 459-3734
ENVIRONMENTAL GROUP INC.
DESIGNERS & ENGINEERS
PROFESSIONAL DESIGN FIRM LICENSE
NO. 184-003860 EXP. 4-30-2023
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ROBERT TRACHSEL
062-042645
LICENSED
PROFESSIONAL
ENGINEER
LICENSE NO. 062.042645
EXPIRES: 11.30.2023

ARCH AMERICA
3412 N. US 45, Suite 213
847-336-6600
847-336-6601

NEW APARTMENT BUILDING AT

Marbella Of Lemont

CANAL ST. & LEMONT ST. LEMONT, ILLINOIS

© 2021

LOTUS | design & development
220 E. Illinois Street, Unit 101
Lemont, Illinois 60439
Phone 630-863-7280
Website LotusDD.com

SITE PHOTOMETRIC

DATE
OWNER REVISIONS 05-30-2023
FOR CONSTRUCTION 10-07-2022
FOR PERMIT 04-29-2022
CLIENT REVIEW 03-31-2022
50% REVIEW 12-16-2021

19090

E1.2

KSA LIGHTING INC
150 E PIERCE RD
SUITE 650
ITASCA, IL 60143-1222
Phone: 630-307-6955 EXT:
Fax: 630-307-6965
Contact: Smith, Meredith

Marbella - Lemont

22-14630-6

6/7/2023

KSA LIGHTING & CONTROLS

Project 22-14630-6
Marbella - Lemont

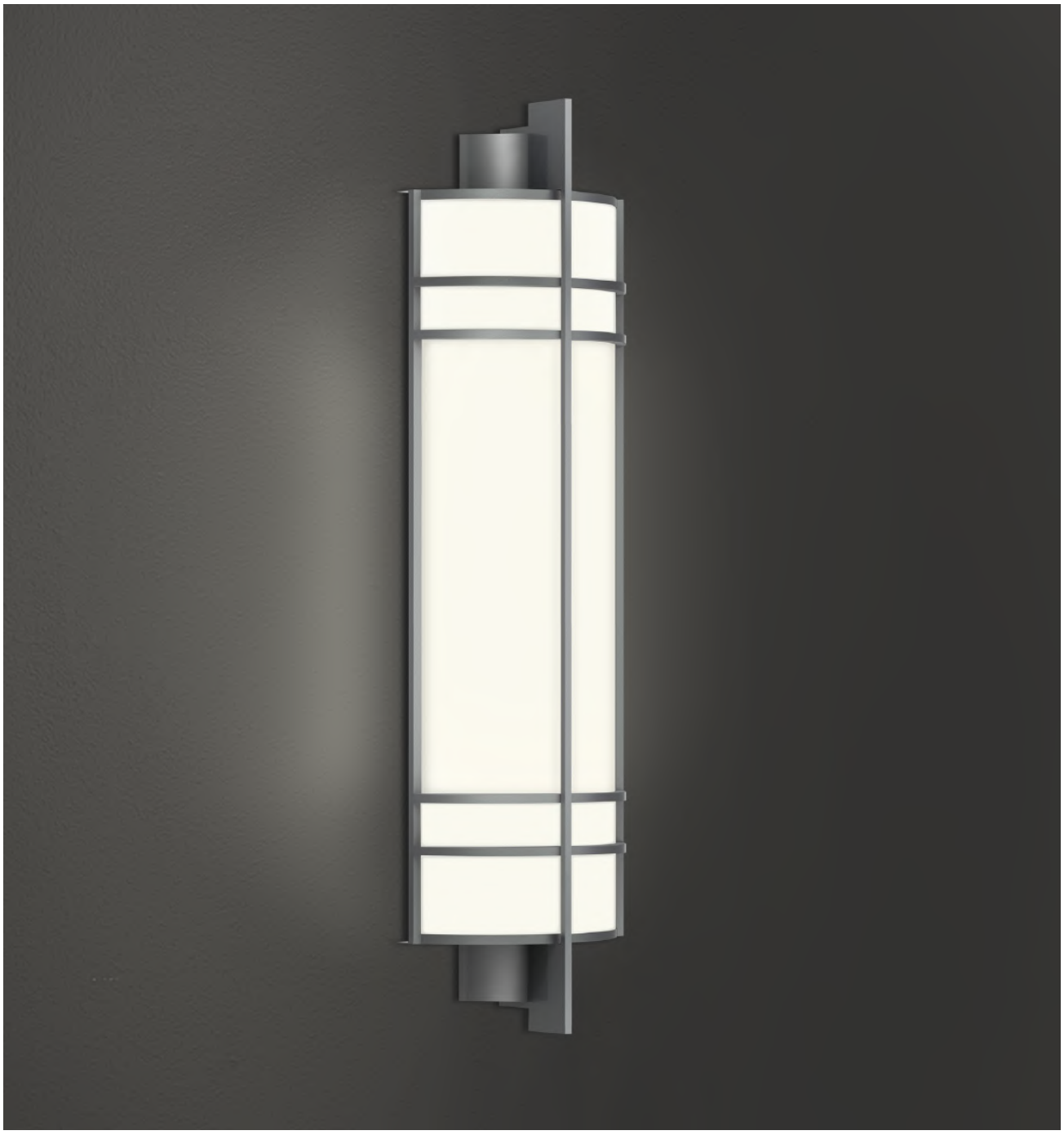
Submitted By
KSA LIGHTING INC

Type	Manufacturer/Brand	Catalog Number	Notes
X1	Brownlee Lighting	7328-BL-H41-30K	
X2	ABL-Hydrel	SAF7 LED P2 80CRI 30K MVOLT 15DEG CWL KM AWSC ZT BL	
X3	ABL-Lithonia Lighting	ICO4UDWC 30/30 AR LSS 35D U35LM U15D MVOLT GZ10 JBX IP66 DBL	
X5	BEGA-US	33 601 K3 STD FINISH	

KSA LIGHTING & CONTROLS	Project 22-14630-6 Marbella - Lemont Submitted By KSA LIGHTING INC	Catalog Number: 7328-BL-H41-30K Note:	Type X1

FLEX-BAR [OPEN]

BROWNLEE



7328 LED

Versatile, sleek, ADA compliant, wet listed. The perfect combination of architectural style and detail makes this fixture an excellent addition to any decor, both exterior and interior. Use the 7328 on your next facade, column, commercial office building, lobby or entryway.

FINISHES

KSA LIGHTING & CONTROLS	Project 22-14630-6 Marbella - Lemont Submitted By KSA LIGHTING INC	Catalog Number: 7328-BL-H41-30K Note: Storefront Level Light at + 11'-6"	Type X1

FLEX-BAR [OPEN]

PROJECT:
MODEL #:
FIXTURE TYPE:

STANDARD SPECIFICATIONS

HOUSING
The modern design is a one piece housing assembly with the diffuser held in place by formed rails. The assembly consists of formed, cold rolled steel parts that welded and fastened with hardware. The decorative trim is cut from ¼" steel, and fastened directly to the base housing. This fixture is not recommended for installation along coastal areas. Contact factory for further details.

DIFFUSER
A simple white UV stabilized acrylic panel provides an understated elegance to this sleek design.

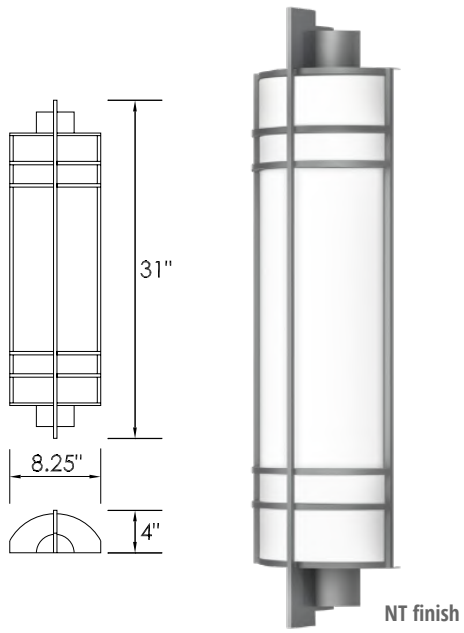
LED PERFORMANCE - 3500K STANDARD
120-277V - 3500K, 82 CRI - L80 rating - 60,000 hrs - L70 rating (projected) - 100,000 hrs
Amperage rated @ 110V input
Dimming compatible - 0-10V control required
Operating ambient temperature: -20°C / -4°F - 50°C / 122°F

Delivered 3500K lumens noted. Consult Brownlee.com for performance of all CCTs.
H16 – 16W nominal, .14 A input – 968 lm. Dimmable (0-10V).
H21 – 21W nominal, .18 A input – 1159 lm. Dimmable (0-10V).
H32 – 32W nominal, .26 A input – 1916 lm. Dimmable (0-10V).
H41 – 41W nominal, .35 A input – 2340 lm. Dimmable (0-10V).

MOUNTING
The 7328 series is designed to be mounted directly to a j-box (by others), and additional wall anchors (by others) at the ends of the fixture.

FINISH
The 7328 series is available in Nickel Tone as a standard, and in all Brownlee paints as an optional offering.

WARRANTY
5 year limited warranty on this LED product. Consult factory for details.



WET

ADA

ORDERING INFORMATION

7328	-	_____	-	_____	-	_____	-	_____
Model		2.		3.		4.		5. (if required)

2. FINISH

STANDARD

NT	Nickel Tone

OPTIONAL

AB	Antique Bronze
AS	Antique Silver
BL	Black
BZ	Bronze
DB	Desert Bronze
GM	Gun Metal
MB	Metallic Bronze
PL	Platinum
WH	White

CUSTOM
Provide color sample or RAL code to match

3. WATTAGE

H16	16W H Series LED
H21	21W H Series LED
H32	32W H Series LED
H41	41W H Series LED

4. COLOR TEMPERATURE

35K	3500K standard color temperature
30K	3000K color temperature
40K	4000K color temperature

5. AVAILABLE OPTIONS

BAC[1]	Buy American Compliant
ES[6]	ENERGY STAR® (H16 & H32 Only)
FCL[7]	French Canadian Labels
T24[9]	Title 24 JA8 Compliant (H16 & H32 only)

Universal Footnotes (only applies if option is listed on spec sheet): (0) 90R - 90 CRI output-loss multiplier: 0.85 (estimate). Cannot be combined with ES. **1) BAC** - cannot be combined with FCL. **(2) BBI/BBS/BBC** - cannot be combined with ECW or EXT. **(3) BLD** - includes integral microwave motion sensor (do not combine with OCC option). Cannot be combined with DTR. **(4) DTR** - cannot be combined with BLD. **(5) ECW** - cannot be combined with BBI, BBC, or DTR. **(6) ES** - cannot be combined with 90R or T24. **(7) FCL** - cannot be combined with BAC. **(8) OCC** - integral microwave motion sensor (ON/OFF). **(9) T24** - includes JA8 labeling and 90 CRI LEDs (do not combine with 90R option). Cannot be combined with ES. **(10) PCH/PC4** - cannot be combined with BLD or OCC. **Add'l Notes: *BBI/BBC** - BBI minimum operating temp: 10C/50F unless otherwise stated. BBC minimum operating temp: -20C/-4F. ****BLD** - integral microwave motion sensor with step-dim control. 1: Motion is detected, illuminate to 100%. 2: Motion no longer detected, dim to set level. 3: Remain in continuous dimmed state or turn off after set period. Configurable via onboard dip switches.

Specifications and dimensions subject to change without notice.
Consult your Brownlee Lighting representative for availability and ordering information.

BROWNLEE LIGHTING
www.brownlee.com

REVISED
2023.04.07

KSA LIGHTING & CONTROLS	Project 22-14630-6 Marbella - Lemont Submitted By KSA LIGHTING INC	Catalog Number: SAF7 LED P2 80CRI 30K MVOLT 15DEG CWL KM AWSC ZT BL Note: Primary Wall-Wash Up-Light at +17'-8"	Type X2

HYDREL

CATALOG NUMBER

NOTES

TYPE

SAF7 LED SPECIALTY ARCHITECTURAL FLOOD

MVOLT LED

HIGHLIGHTS

- Suitable for a variety of mounting applications including ground, wall, pole, stanchion
- 3G vibration rating per ANSI C136.31
- 0-10V, Reverse phase Dimming
- Taper-Lock technology provides full aiming integrity utilizing both a rugged knuckle and yoke design
- Available in 80CRI and 90CRI
- 5,000lm
- IK10 option available
- Minimalist design that provides clean and intentional lines and transitions
- Slightly convex watershed lens that evades water build up and staining
- Industry leading flow through design achieve with separately sealed optical chamber and driver
- NOM Listed
- Available in MVOLT and 347 volt
- nLight wireless option

LED

5 YEAR warranty

IP68

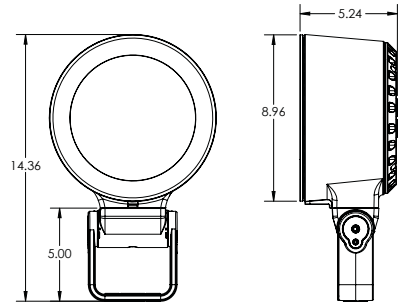
BAA

nLIGHT

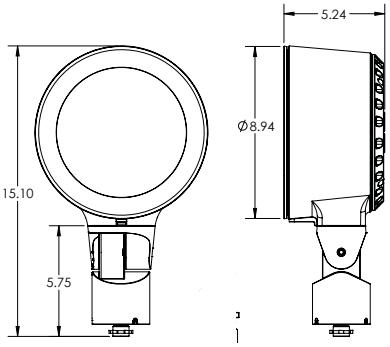
Specifications

Weight:	15lbs
EPA:	KM: .73
	YM: .71

DIMENSIONS



YOKE



KNUCKLE

LUMEN PACKAGES

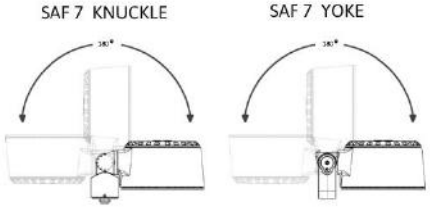
	6DEG	10DEG	15DEG	20DEG	30DEG	40DEG
Delivered Lumens	3,413	3,253	2,995	2,975	2,935	2,888
Watts	43	43	33	33	33	33
LPW	79	76	91	90	89	88
Peak Candela	205,130	81,866	26,659	18,265	7,403	4,302
	50DEG	**70DEG**	**15Vx60H**	**30Vx60H**	**60Vx15H**	**60Vx30H**
Delivered Lumens	2,867	2,779	3,063	2,957	2,866	2,825
Watts	33	33	33	33	33	33
LPW	87	84	93	90	87	86
Peak Candela	3,117	1,897	7,663	4,225	7,945	4,018

Note: Note: Information based on 4000K @ P1, 80CRI

STANDARD DISTRIBUTION

6DEG 10DEG 20DEG 40DEG 50DEG

AIMING DETAIL



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ORDERING INFORMATION

EXAMPLE: SAF7 LED P1 80CRI 27K MVOLT 6DEG CWL KM CJB L1 ZT BL

SAF7

Series*	Source*	Performance Packages*	CRI*	Color Temperature*	Voltage*	Distribution*	Lens*	Mounting*
SAF7 Specialty Architectural Flood	LED	P1 P2 P3 *Note: P3 not available in 6DEG & 10DEG* *Note: 347 volt is not available with P3*	80CRI 90CRI *Note: 90CRI Not available in 50K* *Note: CRI not required with AMBLW*	27K 2700K 30K 3000K 35K 3500K 40K 4000K 50K 5000K AMBLW[1] Amber Limited Wavelength (591nm) *Note: AMBLW not available in 6DEG* *Note: AMBLW only availbale in P1* *Note: 347 volt is not available with AMBLW*	MVOLT 347	6DEG 6° 10DEG 10° 15DEG 15° 20DEG 20° 30DEG 30° 40DEG 40° 50DEG 50° 70DEG 70° 15VX60H 15° x 60° 30VX60H 30° x 60° 60VX15H 60° x 15° 60VX30H 60° x 30° *Note: 347 is not available with 6DEC and 10DEG*	CWL Clear Watershed Lens *Note: CWL lens IK07. For IK10 use external WRG option*	KM Knuckle YM Yoke

Mounting Accessories	Options Internal Accessory	Options	Control Input	External	Finish*
ADPMR Architectural Decorative Pole Mount Round ADPMS Architectural Decorative Pole Mount Square AMPC_/_ Architectural Mid Pole Clamp available to fit on a 4" or 6" pole with 1 or 2 fixtures APAR Round 18" Pole Mount APAS Square 18" Pole Mount AWSC Architectutal Wall Splice Cover CAJB Cylindrical Architectural Junction box CJB Cylindrical Junction Box CPM Cylindrical Pedestal Mount CPMSA Cylindrical Pole Mount Splice Access CSM_ Cylindrical Stancion Mount 12"-48" available in 6" increments CWMA_T Cylindrical Wall Mount Arm Top 12"-48" (available in 6" increments) CWMA_E Cylindrical Wall Mount Arm End 12"-48" (available in 6" increments)	L1 Prismatic Lens L2 Linear Spread Lens L3 Softening Lens IHL Honeycomb Louver *Note: Only one Internal accessory can be choosen* Hardware TPH Tamper proof hardware LASC Safety Cable	CSL_ 10' – 50' of cord available in 5' increments *Note: Cord length required for Yoke Mounting only*	ZT 0-10V dimming to 1% ELV Reverse phase NLTAIR2 nLight Air Wireless Enabled for Dimming *Note: 347 volt is not available with ELV and NLTAIR2* *Note: ZT is not available with 347 with YM*	GS Glare shield FGS Full Glare Shield WRG Wire Rock Guard	BL Black Textured BRS Bronze Smooth BRT Bronze Textured DBL Black Smooth DDB Designer Bronze DNA Natural Aluminum NBS Natural Bronze Smooth VET Verde Textured WH White Textured WHS White Smooth __Z Zinc Undercoat (i.e.BLZ) Note: Zinc Undercoat provides corrosion protection for Marine Environment and Natatorium Construction CF Custom Finish RALTBD RAL Paint Finishes *Note: RALTBD for pricing only, replace with applicable RAL call out when ready to order. See the RALBROCHURE for available options. It is recommended that Hydrel products only use textured paint.*

*Required Fields

Notes:

1 Lumens not reflective of Amber output. See below chart

DIMMING CHART

Voltage	Control Input	Min Dimming Level
MVOLT	ZT	1%
MVOLT	ELV Reverse Phase	1%
MVOLT	NLTAIR2	1%

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PERFORMANCE DATA

LUMEN OUTPUT — SAF7

Lumen values are from photometric tests performed in accordance with IESNA LM-79-08. Data is considered to be representative of the configurations shown, within the tolerances allowed by Lighting Facts. Actual performance may differ as a result of end-user environment and application. Contact factory for performance data on any configurations not shown here.

Performance Package	System Watts	Distribution Type	Field Angle		Beam Angle		27K (2700K, 80CRI)			30K (3000K, 80CRI)			35K (3500K, 80CRI)			40K (4000K, 80CRI)			50K (5000K, 80CRI)		
			°H	°V	°H	°V	Max CD	Lumens	LPW	Max CD	Lumens	LPW	Max CD	Lumens	LPW	Max CD	Lumens	LPW	Max CD	Lumens	LPW
P1	43W	6DEG	11	11	6	6	181,188	3,015	70	190,441	3,169	74	202,373	3,367	78	205,130	3,413	79	212,580	3,537	82
		10DEG	18	18	9	9	72,311	2,873	67	76,004	3,020	70	80,766	3,209	75	81,866	3,253	76	84,839	3,371	78
	33W	15DEG	32	32	16	16	24,576	2,761	84	25,599	2,876	87	26,353	2,961	90	26,659	2,995	91	28,418	3,193	97
		20DEG	39	39	20	20	16,838	2,743	83	17,539	2,857	87	18,055	2,941	89	18,265	2,975	90	19,470	3,172	96
		30DEG	61	61	33	33	6,825	2,706	82	7,109	2,819	85	7,318	2,902	88	7,403	2,935	89	7,891	3,129	95
		40DEG	78	78	47	47	3,966	2,662	81	4,132	2,773	84	4,253	2,855	87	4,302	2,888	88	4,586	3,078	93
		50DEG	90	90	56	56	2,874	2,643	81	2,993	2,753	83	3,081	2,834	86	3,117	2,867	87	3,323	3,056	93
		70DEG	111	111	77	77	1,749	2,562	78	1,822	2,668	81	1,875	2,747	83	1,897	2,779	84	2,022	2,962	90
		15Vx60H	95	34	66	16	7,065	2,823	86	7,359	2,941	89	7,576	3,028	92	7,663	3,063	93	8,169	3,265	99
		30Vx60H	98	61	66	33	3,895	2,726	83	4,057	2,839	86	4,177	2,923	89	4,225	2,957	90	4,504	3,152	96
		60Vx15H	33	93	16	65	7,324	2,642	80	7,629	2,752	83	7,854	2,833	86	7,945	2,866	87	8,469	3,055	93
		60Vx30H	62	100	34	68	3,704	2,604	79	3,858	2,713	82	3,972	2,792	85	4,018	2,825	86	4,283	3,011	91
P2	57W	6DEG	11	11	6	6	212,519	3,536	58	223,372	3,716	65	237,367	3,949	69	240,600	4,003	70	249,339	4,148	73
		10DEG	18	18	9	9	84,815	3,370	59	89,146	3,542	62	94,731	3,764	66	96,022	3,815	67	99,509	3,954	69
	44W	15DEG	32	32	16	16	30,708	3,450	78	31,986	3,594	82	32,928	3,700	84	33,309	3,742	85	35,508	3,989	91
		20DEG	39	39	20	20	21,039	3,427	78	21,915	3,570	81	22,560	3,675	84	22,821	3,718	84	24,327	3,963	90
		30DEG	61	61	33	33	8,527	3,381	77	8,882	3,522	80	9,144	3,626	82	9,250	3,668	83	9,860	3,910	89
		40DEG	78	78	47	47	4,956	3,326	76	5,162	3,465	79	5,314	3,567	81	5,376	3,608	82	5,731	3,846	87
		50DEG	90	90	56	56	3,591	3,303	75	3,740	3,440	78	3,850	3,541	80	3,895	3,582	81	4,152	3,819	87
		70DEG	111	111	77	77	2,185	3,201	73	2,276	3,334	76	2,343	3,432	78	2,370	3,472	79	2,527	3,701	84
		15Vx60H	95	34	66	16	8,827	3,528	80	9,195	3,675	84	9,466	3,783	86	9,575	3,827	87	10,207	4,079	93
		30Vx60H	98	61	66	33	4,867	3,406	77	5,070	3,548	81	5,219	3,652	83	5,279	3,694	84	5,628	3,938	90
		60Vx15H	33	93	16	65	9,152	3,301	75	9,533	3,439	78	9,814	3,540	80	9,927	3,581	81	10,582	3,817	87
		60Vx30H	62	100	34	68	4,628	3,254	74	4,821	3,389	77	4,963	3,489	79	5,020	3,529	80	5,352	3,762	86
P3	57W	15DEG	32	32	16	16	37,555	4,219	74	39,118	4,395	77	40,271	4,524	79	40,737	4,577	80	43,425	4,879	86
		20DEG	39	39	20	20	25,730	4,191	74	26,801	4,366	77	27,591	4,494	79	27,910	4,546	80	29,752	4,847	85
		30DEG	61	61	33	33	10,429	4,135	73	10,863	4,307	76	11,183	4,434	78	11,312	4,485	79	12,059	4,781	84
		40DEG	78	78	47	47	6,061	4,068	71	6,313	4,237	74	6,499	4,362	77	6,575	4,413	77	7,008	4,704	83
		50DEG	90	90	56	56	4,391	4,039	71	4,574	4,207	74	4,709	4,331	76	4,763	4,381	77	5,078	4,670	82
		70DEG	111	111	77	77	2,672	3,915	69	2,784	4,078	72	2,866	4,198	74	2,899	4,246	74	3,090	4,526	79
		15Vx60H	95	34	66	16	10,796	4,314	76	11,245	4,494	79	11,576	4,626	81	11,710	4,680	82	12,483	4,989	88
		30Vx60H	98	61	66	33	5,952	4,165	73	6,200	4,339	76	6,383	4,466	78	6,456	4,518	79	6,883	4,816	84
		60Vx15H	33	93	16	65	11,192	4,037	71	11,658	4,206	74	12,002	4,329	76	12,141	4,380	77	12,942	4,669	82
		60Vx30H	62	100	34	68	5,660	3,979	70	5,896	4,145	73	6,070	4,267	75	6,140	4,316	76	6,545	4,601	81

Performance Package	System Watts	Distribution Type	Field Angle		Beam Angle		AMBLW		
			°H	°V	°H	°V	Max CD	Lumens	LPW
P1	26W	10DEG	18	18	9	9	16,857	670	26
		15DEG	32	32	16	16	5,176	582	22
		20DEG	39	39	20	20	3,546	578	22
		30DEG	61	61	33	33	1,437	570	22
		40DEG	78	78	47	47	835	561	22
		50DEG	90	90	56	56	605	557	21
		70DEG	111	111	77	77	368	540	21
		15Vx60H	95	34	66	16	1,488	595	23
		30Vx60H	98	61	66	33	820	574	26
		60Vx15H	33	93	16	65	1,543	557	21
		60Vx30H	62	100	34	68	780	548	21

PROJECTED LED LUMEN MAINTENANCE

Data references the extrapolated performance projections for the Fixture platform in a 25°C ambient, based on 10,000 hours of LED testing (tested per IESNA LM-80-08 and projected per IESNA TM-21-11).

To calculate LLF, use the lumen maintenance factor that corresponds to the desired number of operating hours below. For other lumen maintenance values, contact factory.

Operating Hours	0	20,000	40,000	60,000
Lumen Maintenance Factor	1	0.9447	0.8987	0.8549

Note: Based on P1 Performance Package 6Deg & 10DEG

Operating Hours	0	20,000	40,000	60,000
Lumen Maintenance Factor	1	0.9664	0.948	0.9299

Note: Based on P1 Performance Package 15+Deg

LED LIFE: L70@ >36,000 hours for 6DEG & 10DEG
L70 @ >60,000 hours for 15+Deg

CSA LISTING TEMPERATURE: -30°C through 50°C (P1)
-30°C through 35°C (P2 6DEG & 10DEG)
-30°C through 40°C (P2 15+DEG)
-30°C through 30°C (P3 15+DEG)

PHOTOMETRIC DIAGRAMS

To see complete photometric reports or download .ies files for this product, visit www.hydrel.com

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PERFORMANCE DATA

ELECTRICAL LOAD

Light Engines	Drive Current (mA)	System Watts	Input Current (A)			
			120	208	240	277
Static White P1 6Deg & 10Deg	1700	43	0.37	0.22	0.19	0.17
Static White P2 6Deg & 10Deg	2200	57	0.51	0.29	0.25	0.22
Static White P1 15+Deg	700	33	0.28	0.16	0.14	0.13
Static White P2 15+Deg	920	44	0.36	0.21	0.18	0.16
Static White P3 15+Deg	1220	57	0.5	0.28	0.25	0.22
Amber P1 15+Deg	700	26	0.22	0.13	0.11	0.09

LUMEN AMBIENT TEMPERATURE (LAT) MULTIPLIERS

Use these factors to determine relative lumen output for average ambient temperatures from 0-40°C (32-104°F)

Ambient		Static White - 6&10Deg Lumen Multiplier	Static White - ≥15Deg Lumen Multiplier	Amber Lumen Multiplier
0°C	32°F	1.06	1.04	1.22
10°C	50°F	1.03	1.02	1.11
20°C	68°F	1.01	1.01	1.04
25°C	77°F	1.00	1.00	1.00
30°C	86°F	0.99	0.99	0.97
40°C	104°F	0.96	0.98	0.91

CRI Scaling Chart	
90CRI	0.9

Optical Scaling Charts*	
Symmetric Distributions (6DEG - 70DEG)	
GS	0.96
FGS	0.95
IHL	0.76
L1	0.95
L2	0.95
L3	0.97
WRG	0.81
*Wider distributions will have a lower scaling factor - see individual IES files for full details	
Asymmetric Distributions (xxVXxxH)	
GS	0.93*
FGS	0.85*
IHL	0.35
L1	0.88
L2	0.86
L3	0.95
WRG	0.71
Note: This table can be used to approximate the lumen values with different accessories. Please see IES files for exact lumen outputs.	

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SAF MOUNTING ACCESSORIES

		Part #
	• ADPMR/ADPMS Architectural Decorative Pole Mount Round or Square • Architectural opulent design for seamless pole integration and fixture aiming • Intended for 4" round and tapered poles or minimum 4" square poles • Mounting location on the top of each arm accepts one lighting fixture • Designed for SAF7 & SAF14 fixtures	Example: ADPMR 78C BL See spec sheet for more options
	• AMPC Architectural Mid Pole Clamp • Clamp pole mount design for quick install and fixture aiming • Intended for 4" or 6" round straight pole • Mount one or two fixtures • Mounting location mid pole • Designed for SAF7 and SAF14 series with safety cable option	Example: AMPC4/1 78C BL See spec sheet for more options
	• APAR/APAS Architectural Pole Arm Round or Square • Intended for 4" round and tapered poles or minimum 4" square poles • Mounting location on the top of each arm accepts one lighting fixture • Designed for SAF7 & SAF14 fixtures	Example: APAS XLSC BRS See spec sheet for more options
	• AWSC Architectural Wall Splice Cover • Designed to be mounted over a recessed wall box or can be surface mounted for direct conduit entrance • Supplied with an integral splice access compartment for easy fixture connections • Designed for SAF7 & SAF14 fixtures	Example: AWSC 78C DNA See spec sheet for more options
	• CAJB Cylindrical Architectural Junction Box • Designed for architectural and landscape applications • Recommended for mounting on a rigid metallic conduit • For direct mounting of the SAF7 & SAF14 series light fixtures	Example: CAJB 34B XLSC DBL See spec sheet for more options
	• CJB Cylindrical Junction Box • Drilled and tapped to ¾" NPT specifications • For larger hole sizes , consult factory • Recommended to seal conduit to maintain dry components • Compatible with SAF7 & SAF14 Flood luminaries	Example: CJB 34S XLSC VET See spec sheet for more options

SAF MOUNTING ACCESSORIES

		Part #
	• CPM Cylindrical Pedestal Mount • Suitable for architectural and landscape applications • Provided with front access cover for easy wiring and installation. • Compatible with SAF7 & SAF14 Flood luminaries	Example: CPM 78C BL See spec sheet for more options
	• CPMSA Cylindrical Pole Mount Splice Access • Designed to mount atop of 4" round poles • Provided with splice compartment • Compatible with SAF7 & SAF14 Flood luminaries	Example: CPMSA 78C DBL See spec sheet for more options
	• CSM Cylindrical Stanchion Mount • Available in heights from 12" to 48" in 6" increments • Provided with front access cover for easy wiring and installation. • Compatible with SAF7 & SAF14 Flood luminaries	Example: CSM12 XLSC BRT See spec sheet for more options
	• CWMA E/CWMA T Cylindrical Wall Mount Arm End or Top • Available in lengths from 12" to 48" in 6" increments • Supplied with splice cover for easy wiring and installation • End mounting only available with SAF7 • Compatible with SAF7 & SAF14 Flood luminaries	Example: CWMA30E 78C BL CWMA12T XLSC BRS See spec sheet for more options

EXTERNAL ACCESSORIES

		Part #
	• WRG -Wire Rock Guard	Example: WRGSAF7 BL
	• FGS- Full Glare Shield Optional - not included at this time	Example: FGSSAF7 DDB
	• GS- Glare Shield Optional - not included at this time	Example: GSSAF7 BL

The architect & electrical engineer believe that due to the projections of the windows sills, and the thickness of the exterior walls, there will not be a significant amount of light cast into the apartments from these fixtures. We expect that the street lights will cast more light into the apartments than the building lighting.

However, if the light being cast into the apartments does become an issue, either of the above glare shields may be added to the fixtures to eliminate the problem. This would also reduce the effectiveness of the building lighting, potentially defeating their purpose.

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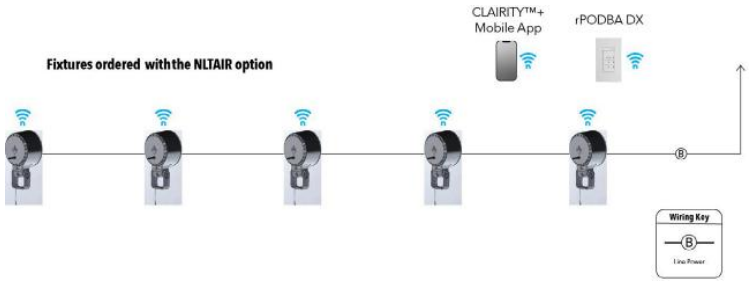
nLight AIR is the ideal solution for retrofit or new construction spaces where adding communication wiring is cost prohibitive. These individually addressable controls offer the ultimate in flexibility during inital setup and for space repurposing.

nLight AIR Control Accessories *Order as separate catalog number. Visit nLight AIR*	
Wall Switches	**Model Number**
On/Off single pole	rPODB (color) G2
On/Off two pole	rPODB 2P (color) G2
On/Off & raise/lower single pole	rPODB DX (color) G2
On/Off & raise/lower two pole	rPODB 2P DX (color) G2

Possibilities for nLight® AIR



FEATURES & SPECIFICATIONS

MATERIAL: Die cast copper-free aluminum (A360) housing & doors with separate optical and driver compartments to ensure thermal isolation of the electronic drivers and LED's.

LIGHT SOURCE: Proprietary PBCA LED technology with correlated color temperatures (CCT) of 2700K, 3000K, 3500K, 4000K, or 5000K (>80 CRI). All within 3 MacAdam ellipses

VOLTAGE: MVOLT 120V-277V. 50/60Hz and 347 volt

DISTRIBUTION: Available in 6DEG, 10DEG, 15DEG, 20DEG, 30DEG, 40DEG, 50DEG, 70DEG, 15Vx60H, 30Vx60H, 60Vx15H and 60Vx30H

LENS: Molded from heat strengthened borosilicate glass for superior clarity and strength.

MOUNTING: Adjustable knuckle is 1/2" NPT. Yoke mount is a 7/8" thru hole center and (2) 7/16" thru holes 2.2" on center. Aluminum knuckle, yoke, & stainless steel locking hardware with infinite aiming adjustment capabilities and a wide array of mounting accessories. The SAF series can withstand up to a 3G vibration load rating per ANSI/IEEE C136.31. Yoke mount luminaires are provided with 10'-50' at 5ft increments of 18 gauge/6 conductor ST cord for power supply and control. Knuckle mount luminaires are provided with 18" leads (18 gauge for power supply and 22 gauge for control)

GLARE CONTROL: External glare control options include full glare shields and half glare shields

EXTERNAL ACCESSORY: Impact resistant rock guard

ELECTRICAL: MVOLT (120-277) LED class 2 power supply. 26-57 watts, L83 lifetime ≥ 100,000 hours at 25°C. Power factor > 90%, THD < 20%. 6KV surge protection meets a minimum Category C low operation per ANSI/IEEE C62.41.2.

FEATURES Taper lock knuckle and yoke for infinite aiming and an unparalleled locking ability.

FINISH: Exterior parts are protected by a zinc-infused durable TGIC thermoset powder coat finish that provides superior resistance to corrosion and weathering. A tightly controlled multi-stage process ensures a minimum 3 mils thickness for a finish that can withstand extreme climates without cracking or peeling.

BUY AMERICAN ACT: This product is assembled in the USA and meets the Buy America(n) government procurement requirements under FAR, DFARS and DOT regulations.
Please refer to www.acuitybrands.com/buy-america

LISTING: cCSAus, Suitable for outdoor & wet location. IP68 rated

WARRANTY: 5-year limited warranty. This is the only warranty provided and no other statements in this specification sheet create any warranty of any kind. All other express and implied warranties are disclaimed. Complete warranty terms located at: www.acuitybrands.com/support/warranty/terms-and-conditions

Consult factory for details.

NOTE: Actual performance may differ as a result of end-user environment and application. All values are design or typical values, measured under laboratory conditions at 25 °C. Specifications subject to change without notice.

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KSA LIGHTING & CONTROLS	Project 22-14630-6 Marbella - Lemont Submitted By KSA LIGHTING INC	Catalog Number: ICO4UDWC 30/30 AR LSS 35D U35LM U15D MVOLT GZ10 JBX IP66 DBL Note: Up & Down Light at Center Towers Only	Type X3

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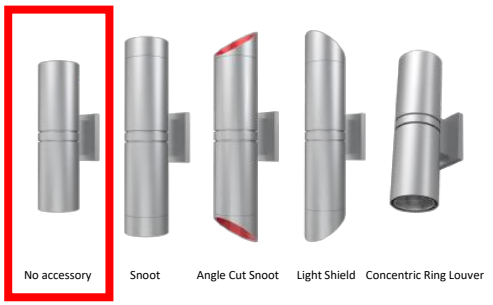
Multiple Layers of Light

Luminaire Type:

Catalog Number:

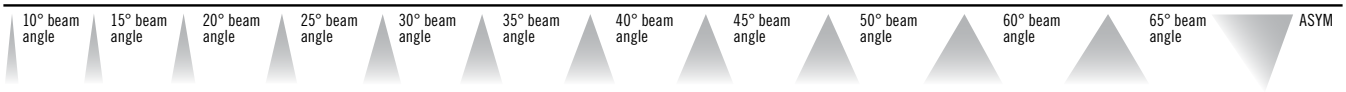
High Center Beam Wall Mount Direct/Indirect Cylinder 4"



Feature Set

- Downlight and uplight can be individually specified for lumen output, beam spreads and accessories, allowing for a complete custom design
- Accessories available in vivid colors to give designers the freedom to create unique luminaires
- 12 optimized distribution patterns allow designers to achieve unique specifications for their projects
- Bounding Ray™ delivers top down flash for superior glare control
- 45° cutoff to source and source image
- Fully serviceable lensed LED light engine
- 70% lumen maintenance at 60,000 hours
- 2.5 SDCM; 85 CRI typical, 90+ CRI optional
- Fixtures are damp location standard; wet location (WL) and IP66 options available - covered ceiling not required.
- 20 standard cylinder colors in textured and gloss finish; custom or RAL colors also available
- ENERGY STAR® Certified product
- UGR of zero for fixtures aimed at nadir with a cut-off equal to or less than 60deg per CIE 117-1995 Discomfort Glare in Interior Lighting. UGR FAQ

Distribution



Superior Perfomance

Nominal Lumens per Direction	500	750	1000	1500	2000	2500	3000	3500	4000	4500	5000
Delivered Lumens	703	807	1062	1545	1977	2419	2920	3548	3982	4419	4848
Wattage	6.7	7.5	9.8	15.1	21.5	26.5	34.1	33.8	39.5	46.2	53.2
Efficacy	104	108	108	102	92	91	86	105	101	96	91

Coordinated Apertures | Multiple Layers of Light

General Illumination Layer | EVO

High Center Beam Layer | Incito

EVO + Incito — Multiple Layers of Light

Core

Healthcare

Special Applications

OVERVIEW

COMPLEMENTARY PRODUCTS

GOTHAM ARCHITECTURAL DOWNLIGHTING | 1400 Lester Road Conyers, GA 30012 | P 800-705-SERV (7378) | gothamlighting.com
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4" **High Center Beam Wall Mount Direct/Indirect Cylinder**

ORDERING INFORMATION

A+ Capable options indicated by this color background.

Luminaire Type:

Catalog Number:

EXAMPLE: ICO4UDWC 35/15 AR LSS 35D SNT SDBLB U30LM U35D USNT USDBLB MVOLT GZ10 JBX DWHG

Series	Color Temperature	Direct Lumens (Down)	Reflector Color	Reflector Finish	Direct Beam (Down)
ICO4UDWC Incito 4in Wall Mount Direct/Indirect Round Cylinder Open Downlight	**27/** 2700 K **30/** 3000 K **35/** 3500 K **40/** 4000 K **50/** 5000 K	**05** 500 lumens **07** 750 lumens **10** 1000 lumens **15** 1500 lumens **20** 2000 lumens **25** 2500 lumens **30** 3000 lumens **35** 3500 lumens **40** 4000 lumens **45** 4500 lumens **50** 5000 lumens	**AR** Clear **PR** Pewter **WTR** Wheat **GR** Gold **WR**[1] White painted **BR**[1] Black painted **WRAMF**[1] White anti-microbial **BZR**[1] Dark Bronze painted	**LSS** Semi-specular **LD** Matte diffuse **LS** Specular	**10D**[2] 10° beam angle **15D** 15° beam angle **20D** 20° beam angle **25D** 25° beam angle **30D** 30° beam angle **35D** 35° beam angle **40D** 40° beam angle **45D** 45° beam angle **50D** 50° beam angle **60D** 60° beam angle **65D** 65° beam angle **ASYM**[3] Asymmetric

Direct Snoot Option (Down)	Direct Snoot Insert Color[5] (Down)		Direct Louver Option (Down)	Indirect Lumens (Up)
(blank) No Snoot **SNT** Snoot **SNTANG** Angle Cut Snoot **SHLD**[4] Light Shield	**SDNA** Natural Aluminum **SDDB** Gloss Dark Bronze **SDBL** Gloss Black **SDWHG** Gloss White **SDMB** Gloss Medium Bronze **SDSS** Gloss Sandstone **SDGC** Gloss Charcoal Grey **SDTG** Gloss Tennis Green **SDBR** Gloss Bright Red **SDSB** Gloss Steel Blue **SDDBT** Matte Dark Bronze **SDBLB** Matte Black	**SDWH** Matte White **SDBNH** Matte Bronze **SDNAT** Matte Natural Aluminum **SDSST** Matte Sandstone **SDSPD** Matte Dark Grey **SDSPE** Matte Green **SDSPH** Matte Light Red See Architectural colors for RAL and custom colors.	**(blank)** No Louver **RNGLV** Concentric Ring Louver	**U05LM** 500 lumens **U07LM** 750 lumens **U10LM** 1000 lumens **U15LM** 1500 lumens **U20LM** 2000 lumens **U25LM** 2500 lumens **U30LM** 3000 lumens **U35LM** 3500 lumens **U40LM** 4000 lumens **U45LM** 4500 lumens **U50LM** 5000 lumens

Indirect Beam (Up)	Indirect Snoot Option (Up)	Indirect Snoot Insert Color[5] (Up)		Indirect Louver Option (Up)
U10D[2] 10° beam angle **U15D** 15° beam angle **U20D** 20° beam angle **U25D** 25° beam angle **U30D** 30° beam angle **U35D** 35° beam angle **U40D** 40° beam angle **U45D** 45° beam angle **U50D** 50° beam angle **U60D** 60° beam angle **U65D** 65° beam angle **UASYM**[3] Asymmetric	**(blank)** No Snoot **USNT**[5] Snoot **USNTANG** Angle Cut Snoot **USHLD**[4] Light Shield	**USDNA** Natural Aluminum **USDDB** Gloss Dark Broze **USDBL** Gloss Black **USDWHG** Gloss White **USDMB** Gloss Medium Bronze **USDSS** Gloss Sandstone **USDGC** Gloss Charcoal Grey **USDTG** Gloss Tennis Green **USDBR** Gloss Bright Red **USDSB** Gloss Steel Blue **USDDBT** Matte Dark Bronze **USDBLB** Matte Black	**USDWH** Matte White **USDBNH** Matte Bronze **USDNAT** Matte Natural Aluminum **USDSST** Matte Sandstone **USDSPD** Matte Dark Grey **USDSPE** Matte Green **USDSPH** Matte Light Red See Architectural colors for RAL and custom colors.	**(blank)** No Louver **URNGLV** Concentric Ring Louver

ORDERING CONTINUES ON NEXT PAGE...

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KSA LIGHTING & CONTROLS	Project 22-14630-6 Marbella - Lemont Submitted By KSA LIGHTING INC	Catalog Number: ICO4UDWC 30/30 AR LSS 35D U35LM U15D MVOLT GZ10 JBX IP66 DBL Note:	Type X3

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4" **High Center Beam Wall Mount Direct/Indirect Cylinder**

ORDERING INFORMATION

Voltage		Driver[8]		Mounting	
MVOLT	120V - 277V	**GZ10**	0-10V driver dims to 10%	**JBX**	Integral driver, Recessed or Surface J-box
120	120V	**GZ1**	0-10V driver dims to 1%		
277	277V	**EZ10**	eldoLED 0-10V ECOdrive. Linear dimming to 10% min.		
347[7]	347V	**EZ1**	eldoLED 0-10V ECOdrive. Linear dimming to 1% min.		
		EZB	eldoLED 0-10V SOLOdrive. Logarithmic dimming to <1%.		
		EDAB[9]	eldoLED SOLOdrive DALI. Logarithmic dimming to <1%.		
		EDXB[9,10]	eldoLED POWERdrive DMX with RDM (remote device management). Square Law dimming to <1%. Min: 1000LM; Max: 4000LM.		
		ELV[9]	Electronic line voltage / forward phase / Triac dimming, 120V Only.		
		ECOD[9]	Lutron® EcoSystem® digital Hi-Lume 1% soft-on, fade to black. Max: 4000LM.		

Control Interface[11]		Options		Architectural Colors for Cylinder - Powder Paint[5]			
(blank)	No controls	**SF**	Single fuse. Specify 120V or 277V.	**DDB**	Gloss Dark Bronze	**DDBT**	Textured Dark Bronze
NLT	nLight® dimming pack.	**90CRI**	High CRI (90+)	**DBL**	Matte Black	**DBLB**	Textured Black
NLTER[12]	nLight® dimming pack for fixtures on emergency circuit	**N80**	nLight Lumen Compensation	**DWH**	Gloss White	**DWHG**	Textured White
NLTAIR2	nLight® AIR dimming pack.	**HAO**[13]	HAO High Ambient Option (40°C)	**DMB**	Matte Medium Bronze	**DBNH**	Textured Bronze
NLTAIRER2[12]	nLight® AIR dimming pack for fixtures on emergency circuit	**WL**[14]	Wet Location	**DNA**	Gloss Natural Aluminum	**DNAT**	Textured Natural Aluminum
2NLT	2 nLight dimming packs	**IP66**[15]	Lensed, IP66 rated	**DSS**	Gloss Sandstone	**DSST**	Textured Sandstone
2NLTER[12]	2 nLight dimming packs for fixtures on emergency circuits			**DGC**	Gloss Charcoal Grey	**DSPD**	Textured Dark Grey
2NLTAIR2	2 nLight AIR dimming packs			**DTG**	Gloss Tennis Green	**DSPE**	Textured Green
2NLTAIRER2[12]	2 nLight AIR dimming packs for fixtures on emergency circuits			**DBR**	Gloss Bright Red	**DSPH**	Textured Light Red
				DSB	Gloss Steel Blue	**DWHAMF**	Gloss White with Anti-microbial finish

ACCESSORIES — order as separate catalog numbers (shipped separately)

GCOLORS KIT	Architectural colors chip kit, consisting of powder-coat and plated finishes
OPTC4 XXD	Additional optics for field installation. Replace "XX" with beam angle.

ORDERING NOTES

1. Not available with Reflector Finish.
2. Only available up to 1500 lumens.
3. Up to 4500 lumens down and 3500 lumens up. Refer to Max Lumens per Rating chart. Not available with SNT, USNT, SHLD, or USHLD.
4. Not available with Snoot Insert Color.
5. For details on RAL and Custom colors please see Architectural colors
6. Factory supplies two step down transformers. Both must be utilized for single or dual control operation. Transformers must be remote mounted and access is required to location of remote mounted devices. Not available with WL or IP66 options.
7. Factory supplies two step down transformers. Both must be utilized for single or dual control operation. Transformers must be remote mounted and access is required to location of remote mounted devices.
8. Refer to Tech 240 for compatible dimmers.
9. Not available with Control Interfaces.
10. Includes terminator resistor.
11. Field installed. Access required to location of remote mounted device. Choose 1 nLight dimming pack to control direct and indirect lighting together. Choose 2 nLight dimming packs to control direct and indirect lighting independently.
12. For use with generator supply EM power. Will require an emergency hot feed and normal hot feed.
13. Only available up to 2500 lumens; not available with WL, or IP66.
14. Up to 5000 lumens down and 3500 lumens up for all non-ASYM beams; up to 4500 lumens down and 3500 lumens up for ASYM beam. Refer to Max Lumens per Rating Chart.
15. Up to 3500 lumens down and up for all non-ASYM beams; up to 2500 lumens down and up for ASYM beam. Refer to Max Lumens per Rating chart.

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4" **High Center Beam Wall Mount Direct/Indirect Cylinder**

SPECIFICATIONS

Optical Assembly
Fully serviceable and upgradeable lensed LED light engine suitable for field maintenance or service from room side.

Optical design is a Bounding Ray™ design with 45° cutoff to source and source image. Top down flash characteristic for superior glare control.

Direct/Indirect Lighting
The downlight and uplight portions of the luminaire can be individually specified for in terms of lumen output, beam spreads, and accessories.

The luminaire encompasses dual drivers, allowing for downlight and uplight to be independently controlled.

Available up to 5,000 lumens down and 5,000 lumens up for a total of 10,000 lumens per luminaire.

Accessories
The luminaire is available with 4 accessories that serve functional and aesthetic purposes. 1) Snoot: improved cut-off angle, glare control, and decorative appeal with insert (available in multiple finishes); 2) Angle Cut Snoot: decorative appeal with insert (available in multiple finishes); 3) Light Shield: glare control; and 4) Concentric Ring Louver: improved cut-off angle and glare control.

Electrical
The luminaire shall operate from a 50 or 60 Hz ±3 Hz AC line over a voltage ranging from 120 VAC to 277 VAC. Support 347V via remote-mounted stepdown transformers. The fluctuations of line voltage shall have no visible effect on the luminous output.

The luminaire shall have a power factor of 90% or greater at all standard operating voltages and full luminaire output.

Sound Rated A+. Driver shall be >80% efficient at full load across all input voltages.

Input wires shall be 18AWG, 300V minimum solid copper.

Controls
Luminaire shall be equipped with interface for nLight wired or nLight AIR networks with integral power supply as per specification.

Dimming
The luminaire shall be capable of continuous dimming without perceivable stroboscopic flicker as measured by flicker index (ANSI/IES RP-16-10) over a range of 100 – 10%, 100 – 1.0% or 100 – 0.1% of rated lumen output with a smooth shut off function to step to 0%.

eldoLED LED drivers shall conform to IEEE P1789 standards. Alternatively, manufacturers must demonstrate conformance with product literature and testing which demonstrates this performance. Systems that do not meet IEEE P1789 will not be considered.

Driver is inaudible in 24dB environment, and stable when input voltage conditions fluctuate over what is typically experienced in a commercial environment.

Construction
Heavy-gauge aluminum construction.

Extruded body with flangeless reflector allows flow-through passive thermal management.

Listings
Fixtures are CSA Certified to meet US and Canadian Standards: All fixtures manufactured in strict accordance with the appropriate and current requirements of the “Standards for Safety” to UL, damp location standard; wet location options available (WL) or lensed (IP66).

Luminaire configurations are Energy Star certified through testing in EPA–recognized laboratories, with the results reviewed by an independent, accredited certification organization. Visit www.energystar.gov for specific configurations listed.

BUY AMERICAN ACT
This product is assembled in the USA and meets the Buy America(n) government procurement requirements under FAR, DFARS and DOT regulations. Please refer to www.acuitybrands.com/buy-american for additional information.

Photometrics
LEDs tested to LM-80 standards. Measured by IESNA Standard LM-79-08 in an accredited lab. Lumen output shall not decrease by more than 30% over the minimum operational life of 60,000 hours.

Color appearance from luminaire to luminaire of the same type and in all configurations, shall be consistent both initially and at 6,000 hours and operate within a tolerance of <2.5 MacAdam ellipse as defined by the center of the quadrangles defined in ANSI C78.377-2015.

Warranty
5-year limited warranty. This is the only warranty provided and no other statements in this specification sheet create any warranty of any kind. All other express and implied warranties are disclaimed. Complete warranty terms located at: www.acuitybrands.com/support/warranty/terms-and-conditions

A+ Capable Luminaire
This item is an A+ capable luminaire, which has been designed and tested to provide consistent color appearance and out-of-the-box control compatibility with simple commissioning.

- All configurations of this luminaire meet the Acuity Brands’ specification for chromatic consistency
- This luminaire is part of an A+ Certified solution for nLight® control networks when ordered with drivers marked by a shaded background*
- This luminaire is part of an A+ Certified solution for nLight® control networks, providing advanced control functionality at the luminaire level, when selection includes driver and control options marked by a shaded background*

To learn more about A+, visit www.acuitybrands.com/aplus.

*See ordering tree for details

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4" **High Center Beam Wall Mount Direct/Indirect Cylinder**

ICO - eldoLED Driver Default Dimming Curve			
Nomenclature	Min Dimming	Driver Dim Curve	Control Dim Curve
EZ10	10%	Linear	Linear/Logarithmic
EZ1	1%	Linear	Linear/Logarithmic
EZB	<1%	Logarithmic	Linear
EDAB	<1%	Logarithmic*	Linear
EDXB	<1%	Square	Linear

*Changeable through DALI controller

Lumen Output Multiplier		
CRI	CCT	Multplier
80	2700K	0.916
	3000K	0.948
	3500K	1
	4000K	1.032
	5000K	1.1
90	2700K	0.748
	3000K	0.8
	3500K	0.838
	4000K	0.845
	5000K	0.945

Reflector Finish Multiplier	
Reflector Finish	Multiplier
LS - Specular	1
LSS - Semi Specular	0.956
WR - White	0.87
LD - Matte Diffuse	0.85
BR - Black	0.73
BZR - Bronze	0.73

Direction Multiplier	
Direction	Multiplier
Direct	1
Indirect	0.986

Driver		Control Provided (note: 347V/UVOLT versions provided with 347 option selected)			
Nomenclature	Description	NLT	NLTER	NLTAIR2	NLTAIRER2
GZ10	0-10V driver dims to 10%	nPP16 D EFP	nPP16 D ER EFP	RPP20 D 24V G2	RPP20 D 24V ER G2
GZ1	0-10V driver dims to 1%	nPP16 D EFP	nPP16 D ER EFP	RPP20 D 24V G2	RPP20 D 24V ER G2
EZ10	eldoLED 0-10V ECOdrive	nPS 80 EZ	nPS 80 EZ ER	RPP20 D 24V G2	RPP20 D 24V ER G2
EZ1	eldoLED 0-10V ECOdrive	nPS 80 EZ	nPS 80 EZ ER	RPP20 D 24V G2	RPP20 D 24V ER G2
EZB	eldoLED 0-10V SOLOdrive	nPS 80 EZ	nPS 80 EZ ER	RPP20 D 24V G2	RPP20 D 24V ER G2

Max Lumens per Rating			
Rating	Beams	Down Lumens	Up Lumens
Damp	All Non-ASYM	5000	5000
	ASYM	4500	3500
Wet	All Non-ASYM	5000	3500
	ASYM	4500	3500
IP66	All Non-ASYM	3500	3500
	ASYM	2500	2500

J-box Compatibility Matrix		Cylinder Configurations	
		JBX	JBX w/EDXB Driver
Recommended J-box (by others)	4" Octagonal 4x4x1.5 deep"	✓	✗
	4" Octagonal 4x4x2.125 deep	✓	✓
	4" Square 4x4x1.5 deep	✓	✗

Note:
Actual performance may differ as a result of end user environment and application.
All values are design or typical values, measured under laboratory conditions at 25 °C.

Standard Architectural Color Options for Cylinder/Snoot Bodies, and Snoot Inserts

DSS P12 **LITHONIA** Sandstone

DSST P90 **TEXTURED** Sandstone

DBR P34 **LITHONIA** Bright Red

DSPH P80 **TEXTURED** Light Red

DMB P11 **LITHONIA** Medium Bronze

DBNH P74 **TEXTURED** Bronze

DTG P33 **LITHONIA** Tennis Green

DSPE P78 **TEXTURED** Green

DSB P49 **LITHONIA** Steel Blue

DNA P07 **LITHONIA** Natural Aluminum

DNAT P89 **TEXTURED** Natural Aluminum

DGC P32 **LITHONIA** Charcoal Gray

DSPD P77 **TEXTURED** Dark Grey

DDB P50 **LITHONIA** Dark Bronze

DDBT P88 **TEXTURED** Dark Bronze

DBL P13 **LITHONIA** Black

DBLB P75 **TEXTURED** Black

DWH P21 **LITHONIA** White

DWHG P86 **TEXTURED** White

NOTE: These colors were carefully reproduced to give as true a depiction as possible of finished product color. Some colors, however, may vary slightly from actual appearance due to display/printing variations and limitations. Please always contact a Gotham representative for an accurate paint chip sample.

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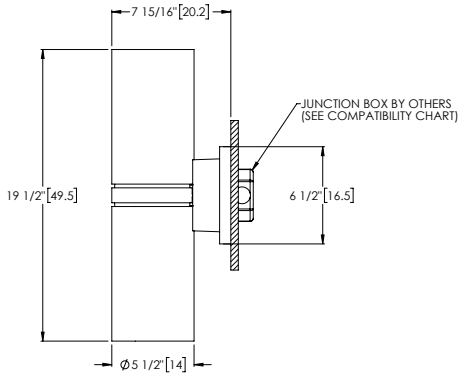
4" High Center Beam Wall Mount Direct/Indirect Cylinder

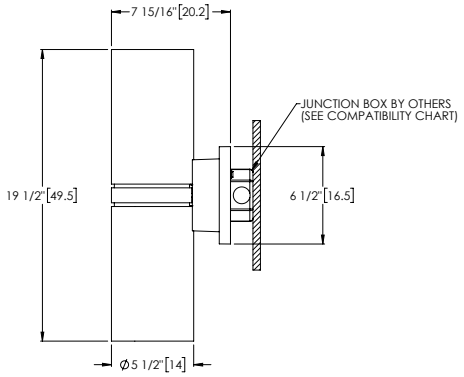
DIMENSIONAL DATA

JBX Recessed J-Box



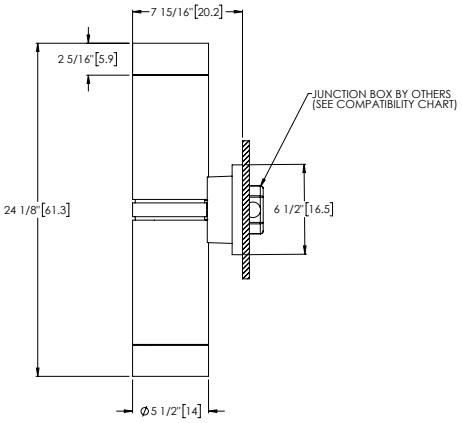
ICO4UDWC with no accessories

JBX Surface J-Box



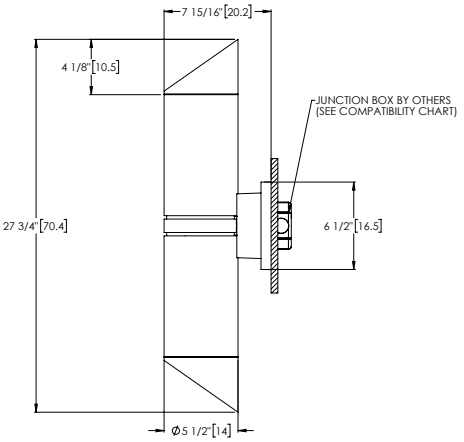
ICO4UDWC with no accessories

ICO4UDWC with SNT and USNT accessories



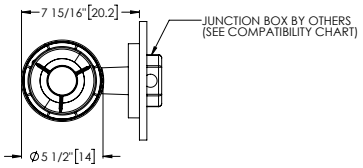
Snoot can be specified Up , Down or Both (as shown)

ICO4UDWC with SNTANG and USNTANG accessories



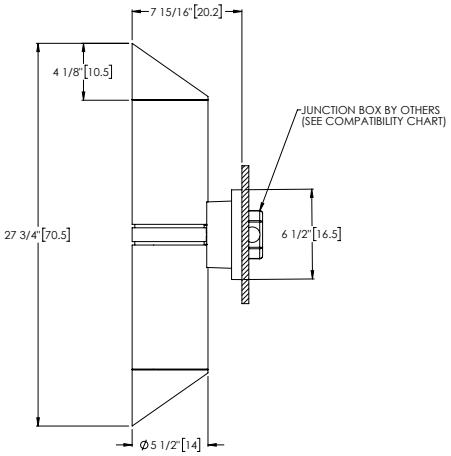
Snoot can be specified Up , Down or Both (as shown)

ICO4UDWC with RNGLV and URNGLV accessories



Louver can be specified Up, Down, or Both (as shown)

ICO4UDWC with SHLD and USHLD accessories



Snoot can be specified Up , Down or Both (as shown)

*Dimensions in inches [centimeters]

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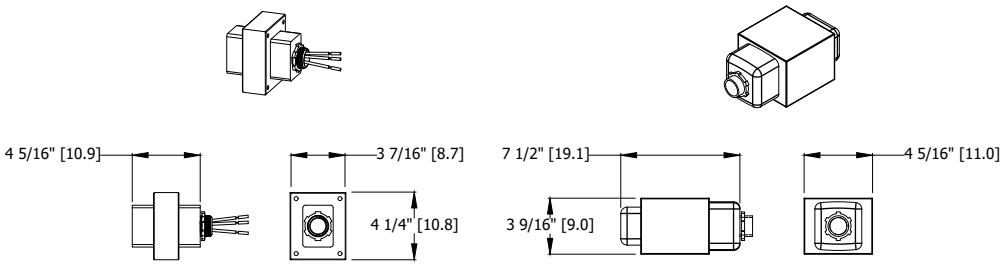
4" High Center Beam Wall Mount Direct/Indirect Cylinder

DIMENSIONAL DATA

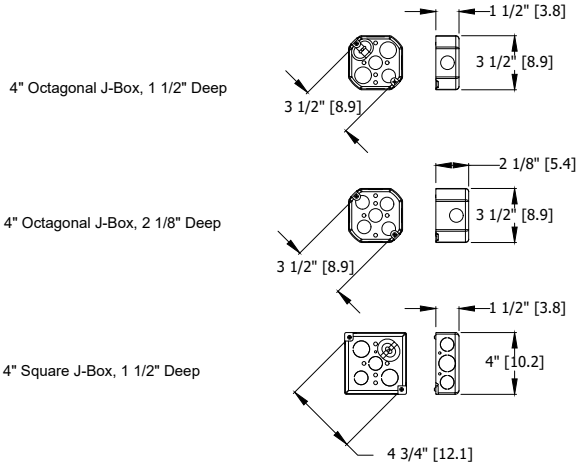
347V Stepdown Transformer



347 Transformer:
Up to 6000LM
Install to accessible
junction box by others

347 Transformer:
8000LM and up
Install to accessible
junction box by others

Junction Box Dimensions (by others)



*Dimensions in inches [centimeters]

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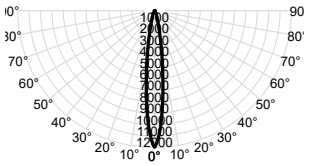
4" **High Center Beam Wall Mount Direct/Indirect Cylinder**

Photometry

CONSULT WWW.GOTHAMLIGHTING.COM FOR ADDITIONAL PHOTOMETRY.

ICO4UDWC 35/15 AR LSS 15D Input Watts: 15.1, Delivered Lumens: 1504, LPW: 99.6, S/MH: 0.24, Test No: ISF 192654P7204

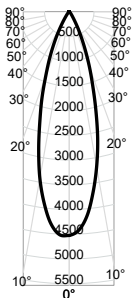
Downlight shown only



CP Summary		Zonal Lumen Summary			Coefficients of Utilization										Cone of Light			Luminance (cd/sq.m)	
					pf										Mounting Height	Initial FC Center Beam	Beam Diameter		
	0°	Zone	Lumens	% Fixture	pc	80%			20%			50%							Average Luminance
					pw	50%	30%	10%	50%	30%	10%	50%	30%	10%					
0°	11,964	0° - 30°	1,449	96%	0	122	122	122	119	119	119	114	114	114	6.0	332.3	1.5	0°	1,505,657
5°	8,038	0° - 40°	1,479	98%	1	116	115	113	114	113	111	110	109	108	8.0	186.9	2.0	45°	3,408
15°	1,254	0° - 60°	1,501	100%	2	112	109	107	110	107	105	107	105	103	10.0	119.6	2.4	55°	1,106
25°	280	0° - 90°	1,503	100%	3	108	104	102	106	103	101	104	101	99	12.0	83.1	2.9	65°	300
35°	41	90° - 180°	1	0%	4	104	100	98	103	100	97	101	98	96	14.0	61.0	3.4	75°	0
45°	19	0° - 180°	1,504	100%	5	101	97	94	100	97	94	98	95	93				85°	0
55°	5				6	98	94	92	97	94	91	96	93	91	Beam Angle: 13.9°				
65°	1				7	96	92	89	95	91	89	94	91	89	Field Angle: 30.8°				
75°	0				8	93	90	87	93	89	87	92	89	87					
85°	0				9	91	88	85	91	87	85	90	87	85					
90°	0				10	89	86	83	89	86	83	88	85	83					

ICO4UDWC 35/15 AR LSS 30D Input Watts: 15.1, Delivered Lumens: 1411, LPW: 93.4, S/MH: 0.47, Test No: ISF 192657P7424

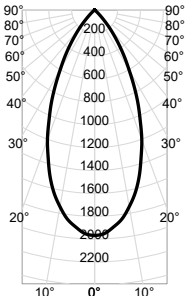
Downlight shown only



CP Summary		Zonal Lumen Summary			Coefficients of Utilization										Cone of Light			Luminance (cd/sq.m)	
					pf										Mounting Height	Initial FC Center Beam	Beam Diameter		
	0°	Zone	Lumens	% Fixture	pc	80%			20%			50%							Average Luminance
					pw	50%	30%	10%	50%	30%	10%	50%	30%	10%					
0°	4,525	0° - 30°	1,295	92%	0	119	119	119	116	116	116	111	111	111	6.0	125.7	3.1	0°	569,489
5°	4,140	0° - 40°	1,376	97%	1	112	110	108	110	108	107	106	105	103	8.0	70.7	4.2	45°	4,664
15°	2,088	0° - 60°	1,407	100%	2	106	103	100	105	102	99	102	99	97	10.0	45.3	5.2	55°	1,327
25°	590	0° - 90°	1,410	100%	3	101	97	94	100	96	93	97	94	92	12.0	31.4	6.3	65°	300
35°	95	90° - 180°	1	0%	4	97	92	89	96	92	88	94	90	87	14.0	23.1	7.3	75°	0
45°	26	0° - 180°	1,411	100%	5	92	88	85	92	87	84	90	86	84				85°	0
55°	6				6	89	84	81	88	84	81	87	83	80	Beam Angle: 29.3°				
65°	1				7	85	81	77	85	80	77	84	80	77	Field Angle: 58.8°				
75°	0				8	82	77	74	82	77	74	81	77	74					
85°	0				9	79	75	72	79	74	71	78	74	71					
90°	0				10	76	72	69	76	72	69	75	71	69					

ICO4UDWC 35/15 AR LSS 45D Input Watts: 15.1, Delivered Lumens: 1437, LPW: 95.2, S/MH: 0.73, Test No: ISF 192660P6224

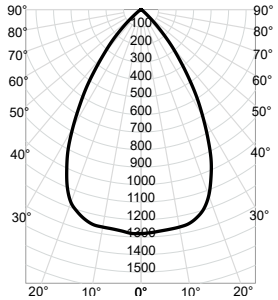
Downlight shown only



CP Summary		Zonal Lumen Summary			Coefficients of Utilization										Cone of Light			Luminance (cd/sq.m)	
					pf										Mounting Height	Initial FC Center Beam	Beam Diameter		
	0°	Zone	Lumens	% Fixture	pc	80%			20%			50%							Average Luminance
					pw	50%	30%	10%	50%	30%	10%	50%	30%	10%					
0°	1,968	0° - 30°	1,060	74%	0	120	120	120	117	117	117	112	112	112	6.0	54.7	5.2	0°	247,708
5°	1,901	0° - 40°	1,329	92%	1	111	109	107	109	107	105	105	104	102	8.0	30.8	6.9	45°	13,812
15°	1,504	0° - 60°	1,432	100%	2	104	100	97	102	99	96	99	96	94	10.0	19.7	8.7	55°	2,211
25°	894	0° - 90°	1,437	100%	3	97	92	89	96	91	88	93	90	86	12.0	13.7	10.4	65°	900
35°	378	90° - 180°	1	0%	4	91	86	82	90	85	81	88	84	80	14.0	10.0	12.1	75°	490
45°	78	0° - 180°	1,437	100%	5	86	80	76	85	79	75	83	78	75				85°	0
55°	10				6	81	75	71	80	74	70	78	74	70	Beam Angle: 46.9°				
65°	3				7	76	70	66	75	70	66	74	69	66	Field Angle: 80.5°				
75°	1				8	72	66	62	71	66	62	70	65	62					
85°	0				9	68	62	59	68	62	58	67	62	58					
90°	0				10	65	59	55	64	59	55	63	58	55					

ICO4UDWC 35/15 AR LSS 65D Input Watts: 15.1, Delivered Lumens: 1382, LPW: 91.5, S/MH: 0.98, Test No: ISF 192663P7204

Downlight shown only



CP Summary		Zonal Lumen Summary			Coefficients of Utilization										Cone of Light			Luminance (cd/sq.m)	
					pf										Mounting Height	Initial FC Center Beam	Beam Diameter		
	0°	Zone	Lumens	% Fixture	pc	80%			20%			50%							Average Luminance
					pw	50%	30%	10%	50%	30%	10%	50%	30%	10%					
0°	1,280	0° - 30°	913	66%	0	119	119	119	116	116	116	111	111	111	6.0	35.6	7.5	0°	161,080
5°	1,270	0° - 40°	1,238	90%	1	110	108	106	108	106	104	104	102	101	8.0	20.0	10.0	45°	20,269
15°	1,231	0° - 60°	1,376	100%	2	102	98	95	101	97	94	97	94	92	10.0	12.8	12.5	55°	2,654
25°	946	0° - 90°	1,382	100%	3	95	90	86	94	89	85	91	87	84	12.0	8.9	15.0	65°	900
35°	471	90° - 180°	1	0%	4	88	83	78	87	82	78	85	81	77	14.0	6.5	17.5	75°	490
45°	114	0° - 180°	1,382	100%	5	82	76	72	82	76	72	80	75	71				85°	0
55°	12				6	77	71	66	76	70	66	75	70	66	Beam Angle: 64.1°				
65°	3				7	72	66	61	71	66	61	70	65	61	Field Angle: 96.1°				
75°	1				8	68	61	57	67	61	57	66	61	57					
85°	0				9	64	57	53	63	57	53	62	57	53					
90°	0				10	60	54	50	59	54	50	59	53	50					

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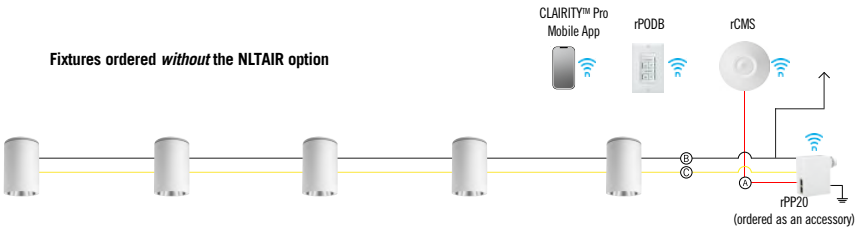
4" **High Center Beam Wall Mount Direct/Indirect Cylinder**

NLIGHT AIR

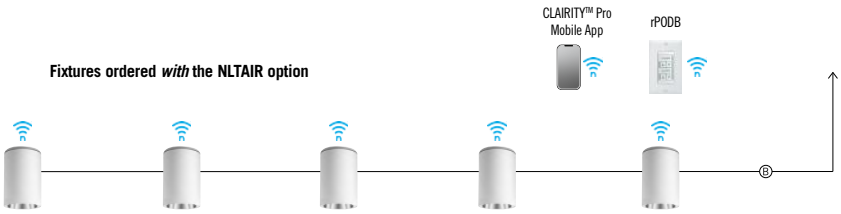
nLight® AIR is the ideal solution for retrofit or new construction spaces where adding communication wiring is cost prohibitive. The integrated nLight AIR rPP20 Power Pack is part of each EVO Luminaire ordered with the NLTAIR option. These individually addressable controls offer the ultimate in flexibility during initial setup and for space repurposing.

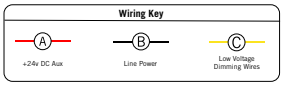
Possibilites for nLight® AIR

Fixtures ordered *without* the NLTAIR option



Fixtures ordered *with* the NLTAIR option





nLight® AIR Control Accessories
Order as separate catalog number. Visit nLight AIR.

Wall Switches	Model Number
On/Off single pole	rPODB (color) G2
On/Off two pole	rPODB 2P (color) G2
On/Off & raise/lower single pole	rPODB DX (color) G2
On/Off & raise/lower two pole	rPODB 2P DX (color) G2

nLight® AIR Control Accessories *(cont.)*

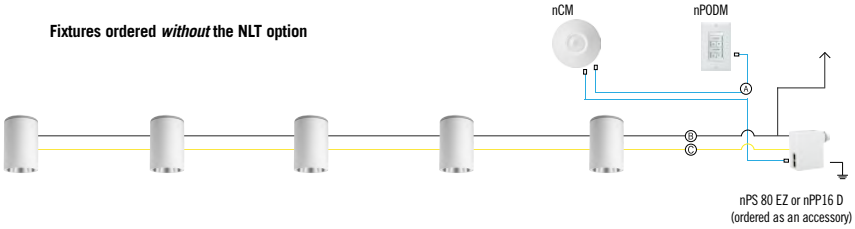
Occupancy Sensors (PIR/dual tech)	Model Number
Small motion 360°, ceiling	rCMS 9 / rCMS PDT 9
Large motion 360°, ceiling	rCMS 10 / rCMS PDT 10

NLIGHT

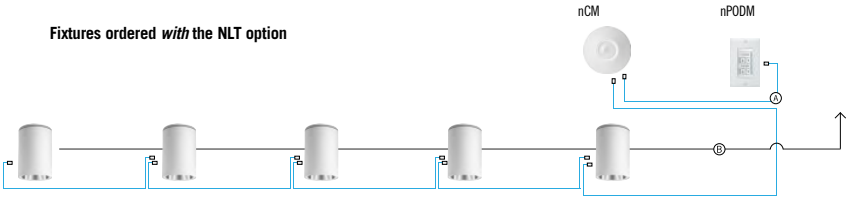
nLight® Wired The nLight® solution is a digital networked lighting control system that provides both energy savings and increased user configurability by cost effectively integrating time-based, daylight-based, sensor-based and manual lighting control schemes.

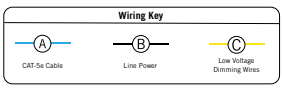
Possibilites for nLight® wired

Fixtures ordered *without* the NLT option



Fixtures ordered *with* the NLT option





nLight® Wired Control Accessories
Order as separate catalog number. Visit nLight.

Wall Switches	Model Number
On/Off single pole	nPODM (XX)
On/Off two pole	nPODM 2P (XX)
On/Off & raise/lower single pole	nPOD DX (XX)
On/Off & raise/lower two pole	nPODM 2P DX (XX)
Graphic touchscreen	nPOD GFX (XX)
Photocell Controls	
Dimming	nCM ADCX

nLight® Wired Control Accessories *(cont.)*

Occupancy Sensors (PIR/dual tech)	Model Number
Small motion 360°, ceiling	nCM 9 / nCM PDT 9
Large motion 360°, ceiling	nCM 10 / nCM PDT 10
Wide View	nWV 16 / nWV PDT 16
Wall switch with raise/lower	nWSX LV DX / nWSX PDT LV DX
Cat-5 Cables (plenum rated)	
10', CAT5	CAT5 10FT J1
15', CAT5	CAT5 15FT J1

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KSA LIGHTING & CONTROLS	Project 22-14630-6 Marbella - Lemont Submitted By KSA LIGHTING INC	Catalog Number: 33 601 K3 STD FINISH Note: Pier Lights along Balustrade at Interior of Courtyard at + 3'-0"	Type X5

LED wall luminaire - unshielded

BEGA

Type:
BEGA Product:
Project:
Modified:

Application
This LED wall luminaire has an unshielded light distribution for general purpose illumination for interior and exterior locations. Arranged individually or in groups, this is a great design element for a host of lighting applications.

Materials
Luminaire housing and guard constructed of die-cast marine grade, copper free (≤ 0.3% copper content) A360.0 aluminum alloy
Heavy pressed crystal glass, inside white
High temperature silicone gasket
Mechanically captive stainless steel fasteners

NRTL listed to North American Standards, suitable for wet locations
Protection class IP 65
Weight: 4 lbs

Electrical

Operating voltage	120-277V AC
Minimum start temperature	-20° C
LED module wattage	5.6 W
System wattage	8 W
Controllability	0-10V dimmable
Color rendering index	Ra > 90
Luminaire lumens	609 lumens (3000K)
Lifetime at Ta = 15° C	>500,000 h (L70)
Lifetime at Ta = 25° C	224,000 h (L70)

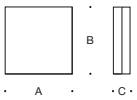
LED color temperature

☐ 4000K - Product number + **K4**
☐ 3500K - Product number + **K35**
☐ 3000K - Product number + **K3**
☐ 2700K - Product number + **K27**

BEGA can supply you with suitable LED replacement modules for up to 20 years after the purchase of LED luminaires - see website for details

Finish
All BEGA standard finishes are matte, textured polyester powder coat with minimum 3 mil thickness.

Available colors ☐ Black (BLK) ☐ White (WHT) ☐ RAL:
☐ Bronze (BRZ) ☐ Silver (SLV) ☐ CUS:



LED wall luminaire · unshielded

		LED	A	B	C
33 601	ADA	5.6 W	6¾	6¾	2¾

BEGA 1000 BEGA Way, Carpinteria, CA 93013 (805) 684-0533 info@bega-us.com

Due to the dynamic nature of lighting products and the associated technologies, luminaire data on this sheet is subject to change at the discretion of BEGA North America. For the most current technical data, please refer to bega-us.com
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Updated 09/10/18

Luminaire Schedule				
Symbol	Qty	LLF	Description	Type
	62	0.950	SAF7 LED P2 30K 80CRI 15DEG MVOLT	X2
	6	0.950	ICO4WC 30_35 AR LSS 15D (2 of 2 - Up Portion)	X3U
	6	0.950	ICO4WC 30_30 AR LSS 35D (1 of 2 - Down Portion)	X3D
	18	0.950	33 601 K3	X5
	33	0.950	7328-H41-30K	X1

Calculation Summary							
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
East Side	Illuminance	Fc	1.11	19.5	0.1	11.10	195.00
North Side	Illuminance	Fc	1.20	3.0	0.0	N.A.	N.A.
Object_1_Side_1	Illuminance	Fc	3.85	39.2	0.0	N.A.	N.A.
Object_1_Side_10	Illuminance	Fc	0.39	1.5	0.0	N.A.	N.A.
Object_1_Side_11	Illuminance	Fc	5.46	11.2	2.7	2.02	4.15
Object_1_Side_12	Illuminance	Fc	19.51	98.6	0.5	39.02	197.20
Object_1_Side_14	Illuminance	Fc	3.30	28.1	0.2	16.50	140.50
Object_1_Side_15	Illuminance	Fc	3.33	68.0	0.1	33.30	680.00
Object_1_Side_19	Illuminance	Fc	3.42	43.3	0.1	34.20	433.00
Object_1_Side_2	Illuminance	Fc	2.51	52.9	0.0	N.A.	N.A.
Object_1_Side_20	Illuminance	Fc	3.86	61.0	0.0	N.A.	N.A.
Object_1_Side_21	Illuminance	Fc	4.43	42.5	0.6	7.38	70.83
Object_1_Side_22	Illuminance	Fc	1.19	2.1	0.2	5.95	10.50
Object_1_Side_23	Illuminance	Fc	1.18	1.6	0.3	3.93	5.33
Object_1_Side_24	Illuminance	Fc	1.33	1.8	0.3	4.43	6.00
Object_1_Side_25	Illuminance	Fc	3.02	42.8	0.0	N.A.	N.A.
Object_1_Side_26	Illuminance	Fc	1.59	2.6	0.7	2.27	3.71
Object_1_Side_27	Illuminance	Fc	5.16	28.6	1.3	3.97	22.00
Object_1_Side_29	Illuminance	Fc	3.39	8.1	1.4	2.42	5.79
Object_1_Side_31	Illuminance	Fc	6.68	59.2	1.3	5.14	45.54
Object_1_Side_33	Illuminance	Fc	2.42	24.1	0.2	12.10	120.50
Object_1_Side_34	Illuminance	Fc	1.24	1.7	0.0	N.A.	N.A.
Object_1_Side_35	Illuminance	Fc	1.18	2.2	0.0	N.A.	N.A.
Object_1_Side_36	Illuminance	Fc	4.79	50.6	0.5	9.58	101.20
Object_1_Side_37	Illuminance	Fc	1.46	5.6	0.3	4.87	18.67
Object_1_Side_38	Illuminance	Fc	8.51	46.7	0.5	17.02	93.40
Object_1_Side_39	Illuminance	Fc	5.42	45.5	0.5	10.84	91.00
Object_1_Side_4	Illuminance	Fc	19.75	104.1	0.3	65.83	347.00
Object_1_Side_40	Illuminance	Fc	4.67	36.3	0.3	15.57	121.00
Object_1_Side_41	Illuminance	Fc	8.83	47.9	0.6	14.72	79.83
Object_1_Side_42	Illuminance	Fc	4.11	45.3	0.3	13.70	151.00
Object_1_Side_43	Illuminance	Fc	4.08	46.4	0.2	20.40	232.00
Object_1_Side_44	Illuminance	Fc	0.44	0.6	0.2	2.20	3.00
Object_1_Side_45	Illuminance	Fc	8.76	48.3	0.3	29.20	161.00
Object_1_Side_5	Illuminance	Fc	4.70	10.9	2.0	2.35	5.45
Object_1_Side_6	Illuminance	Fc	0.38	1.6	0.0	N.A.	N.A.
Object_1_Side_7	Illuminance	Fc	4.23	8.9	1.5	2.82	5.93
Object_1_Side_8	Illuminance	Fc	18.99	100.4	0.4	47.48	251.00
Object_1_Side_9	Illuminance	Fc	4.51	10.7	1.8	2.51	5.94
Object_3_Top	Illuminance	Fc	5.00	7.4	2.2	2.27	3.36
Object_4_Top	Illuminance	Fc	3.45	19.3	0.5	6.90	38.60
South Side	Illuminance	Fc	1.03	3.7	0.1	10.30	37.00
West Side	Illuminance	Fc	1.24	19.8	0.1	12.40	198.00

Fixtures to be dimmed 50% by way of a time clock. Dimming times to be determined.

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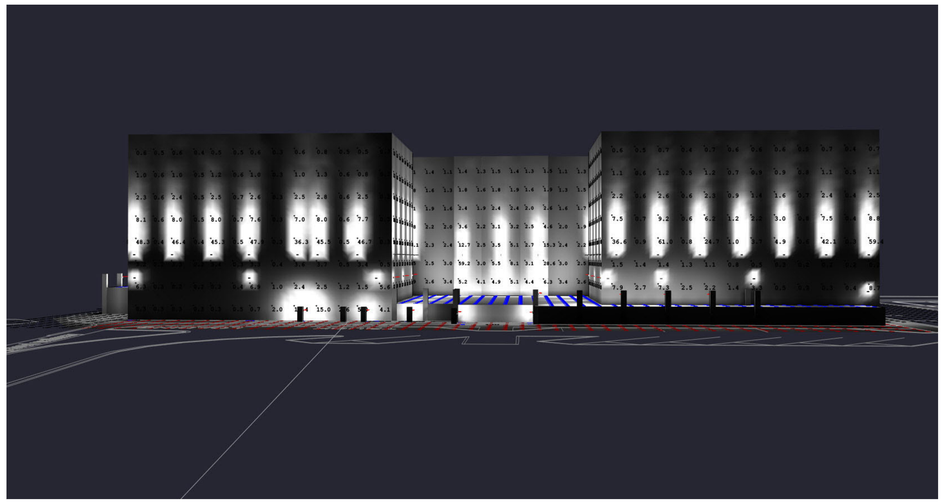
LIGHTING & CONTROLS

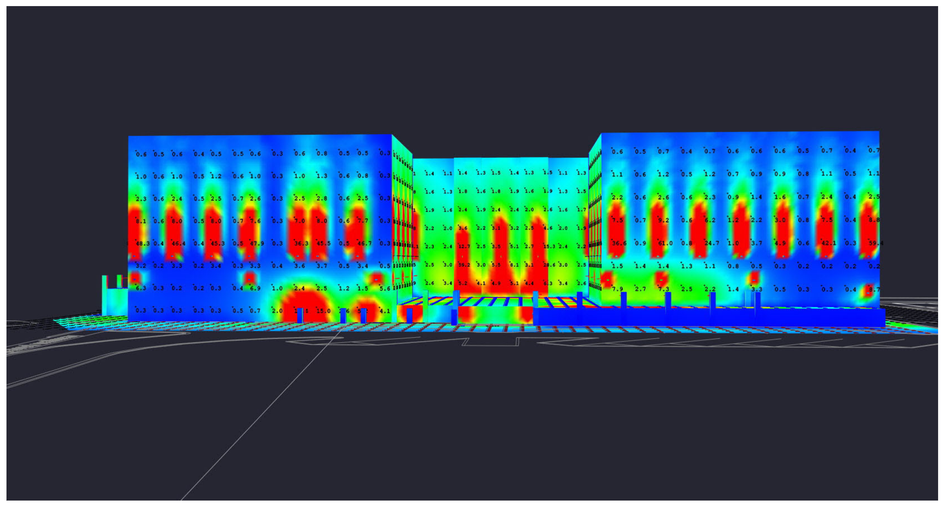
KSA

Marbella

Drawn By: Scott Shellberg
Date:9/19/2022
Notes :

Full Output





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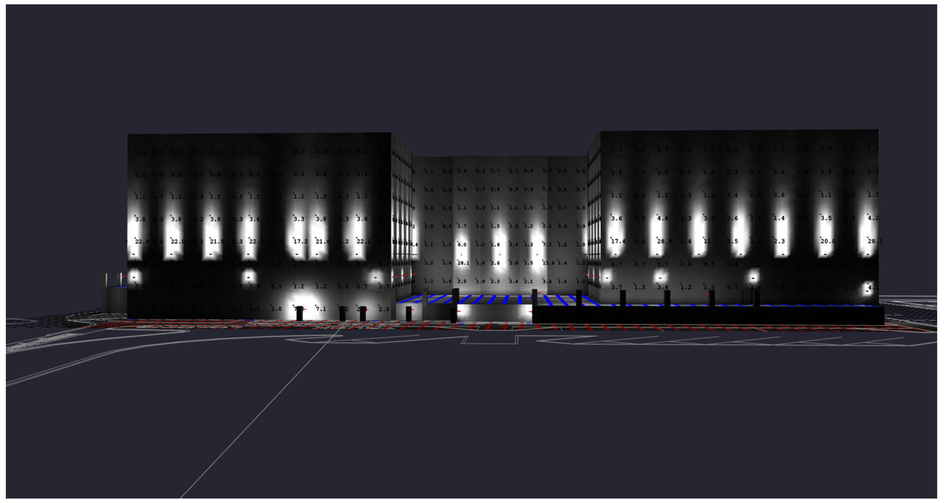

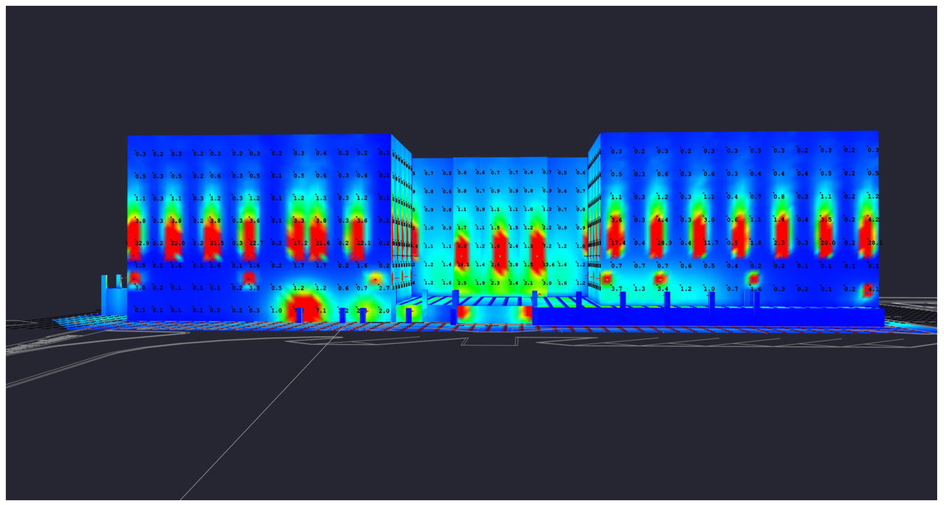

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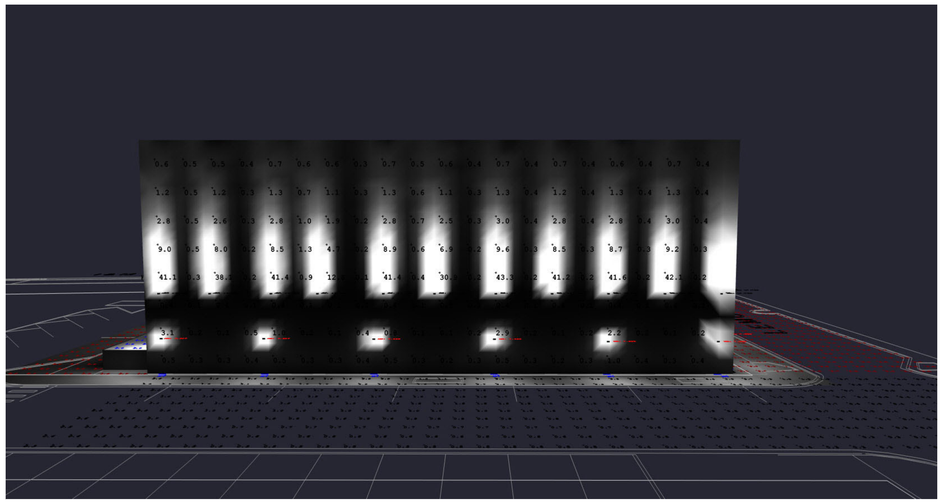

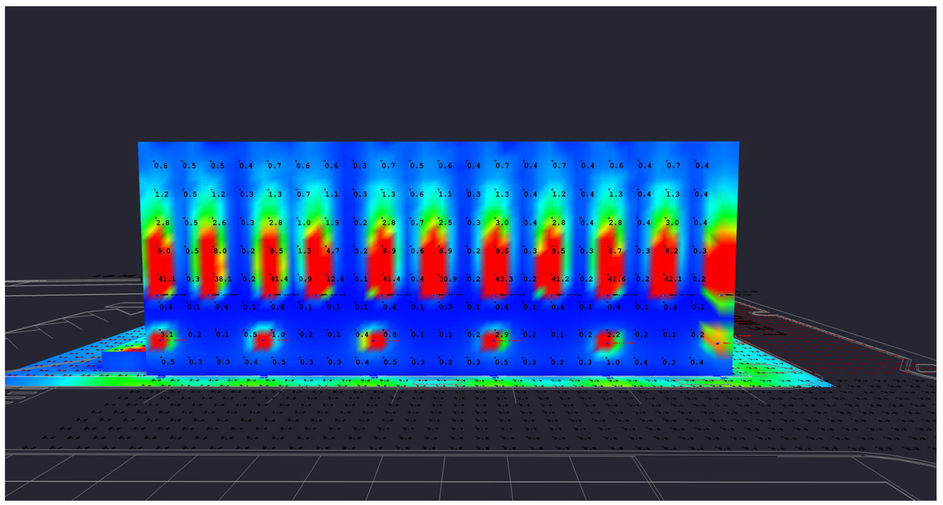

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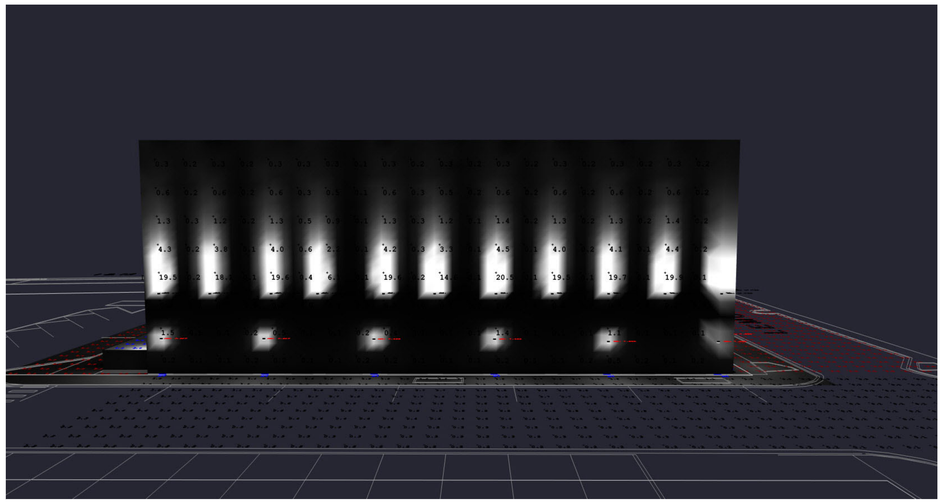

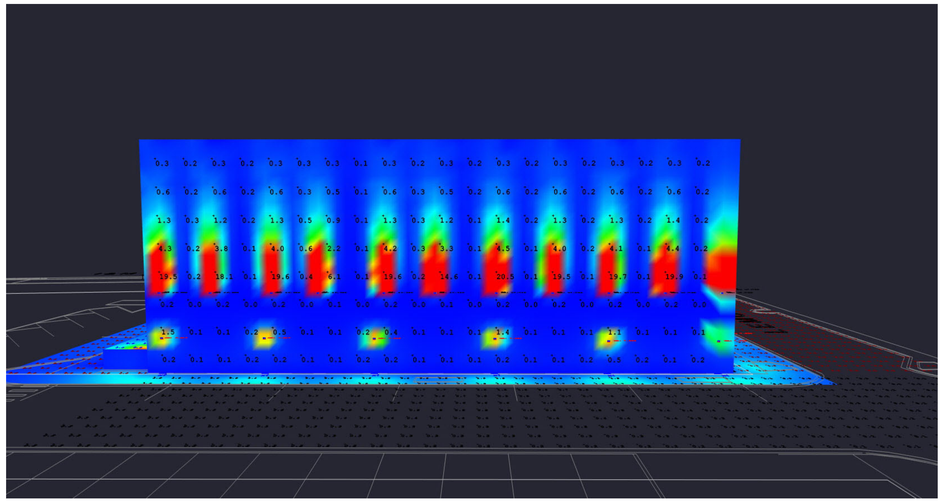

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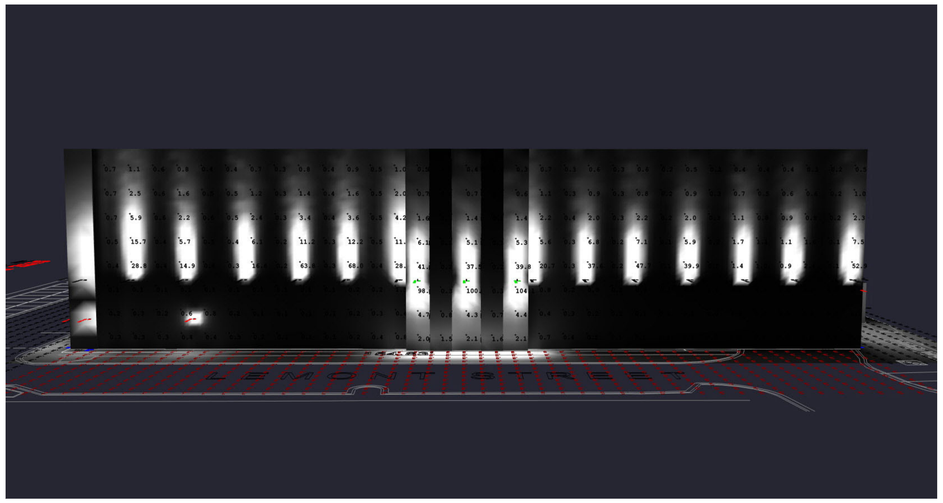

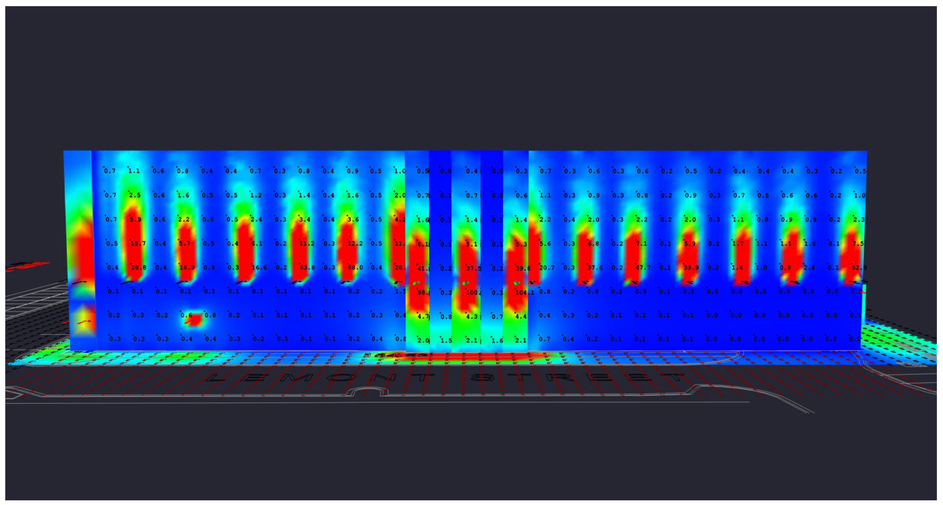

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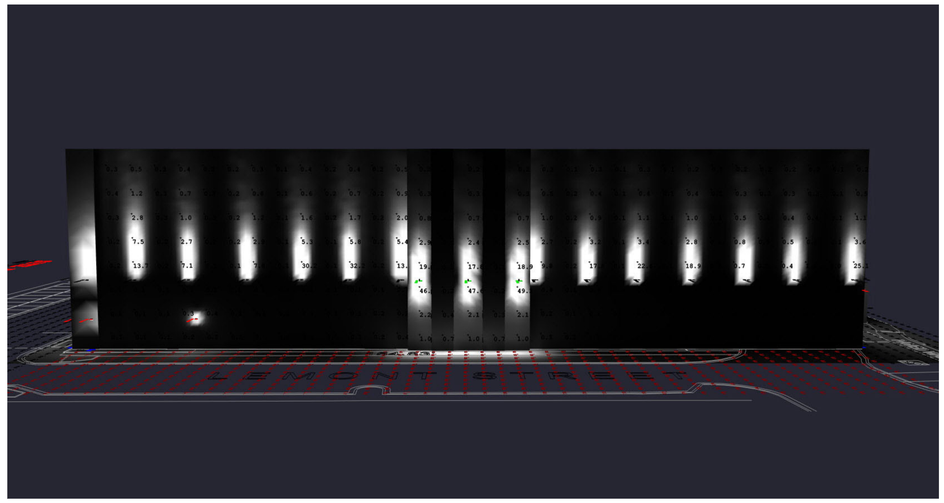

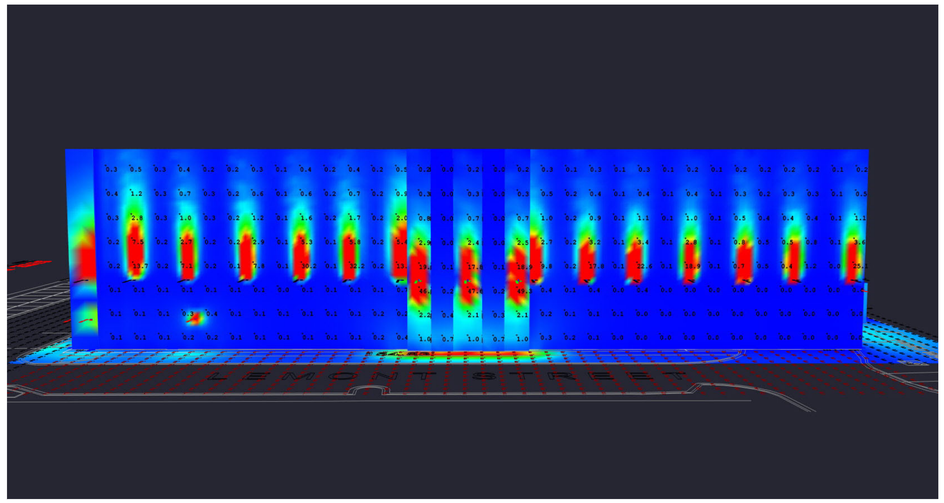

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KSA | LIGHTING & CONTROLS

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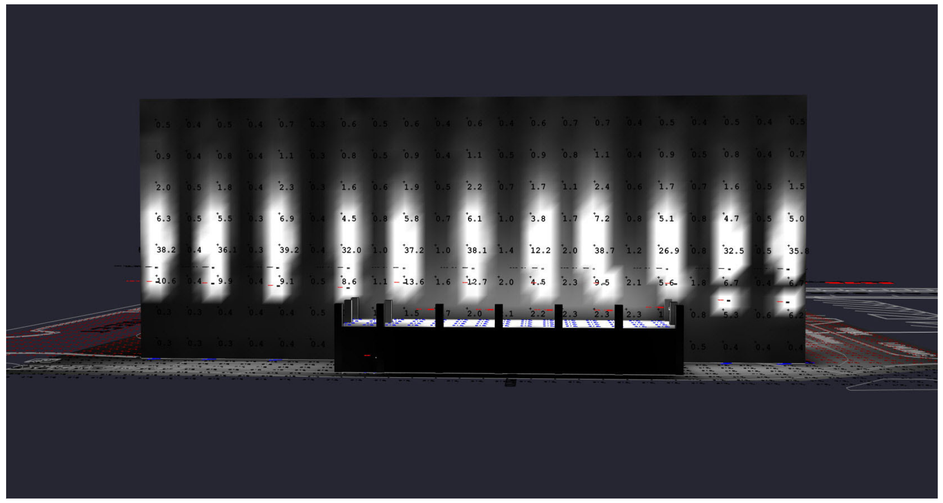

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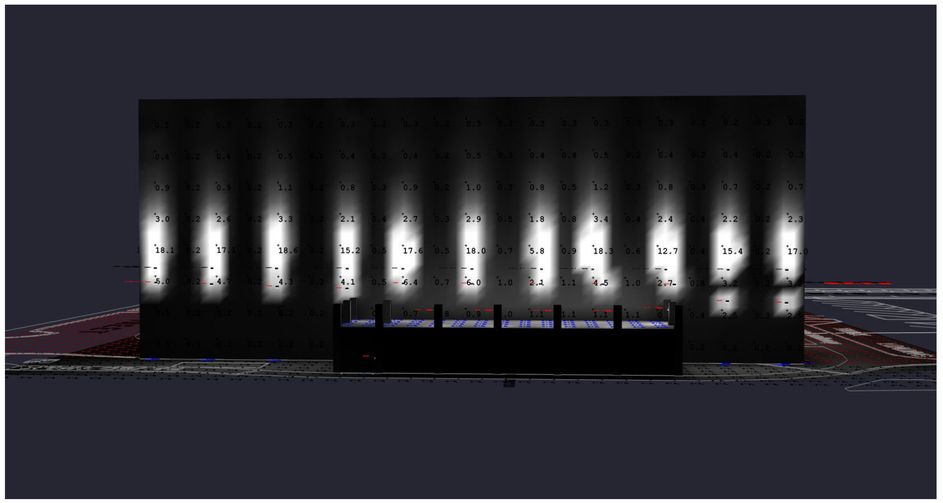

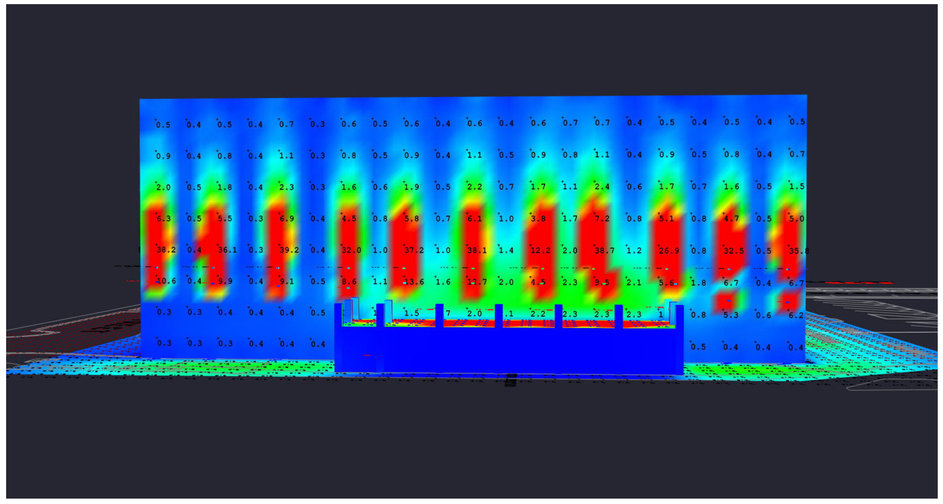

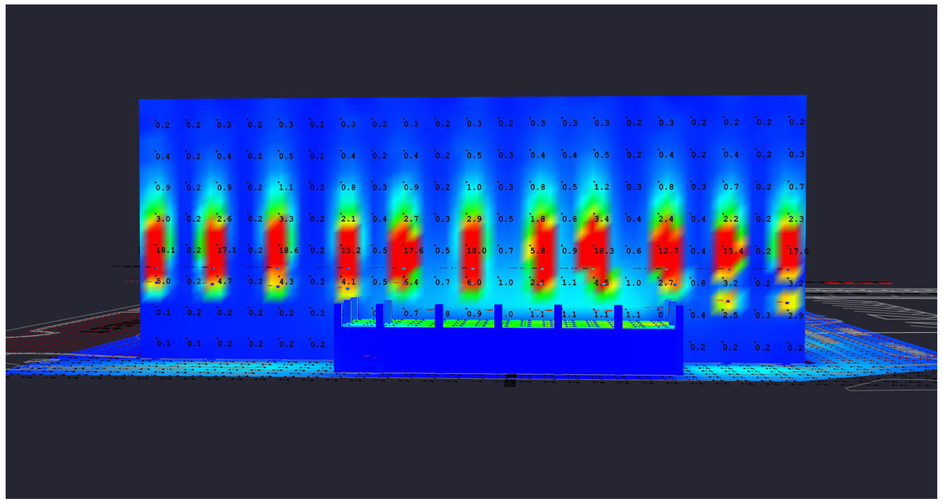

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KSA LIGHTING & CONTROLS

Marbella

Drawn By: Scott Shellberg
Date:9/19/2022
Notes :

EXHIBIT C

Architectural Plans

MARBELLA
of Lemont

New Mix-Use Building at

Canal Street & Lemont Street
Lemont, Illinois

LOTUS | design & development

Developer

220 E. Illinois Street, Unit 101
Lemont, Illinois 60439

Phone 630-863-7280
Website LotusDD.com

ARCHAMERICA

Architect

34121 N. US 45, Suite 213
Grayslake, Illinois 60030

Phone 847-336-6600
Website Archamerica.com

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Project Data

PROJECT DESCRIPTION
NEW 5 STORY, 79 UNIT, APARTMENT & COMMERCIAL BUILDING

PROJECT DATA

SITE AREA	REFER TO CIVIL ENGINEERING DRAWINGS
BUILDING HEIGHT	± 64'-11" TO TOP OF PARAPET - SOUTH WALL

BUILDING FLOOR AREAS

FLOOR	COMMON	+ APARTMENTS	+ COMMERCIAL	= TOTAL
BASEMENT	26,114 S.F.	+ 0	+ 0	= 26,114 S.F.
1st FLOOR	5,537 S.F.	+ 5,740 S.F.	+ 10,263 S.F.	= 21,540 S.F.
2nd FLOOR	3,814 S.F.	+ 17,726 S.F.	+ 0	= 21,540 S.F.
3rd FLOOR	3,814 S.F.	+ 17,726 S.F.	+ 0	= 21,540 S.F.
4th FLOOR	3,814 S.F.	+ 17,726 S.F.	+ 0	= 21,540 S.F.
5th FLOOR	3,814 S.F.	+ 16,552 S.F.	+ 0	= 20,366 S.F.
TOTAL	46,907 S.F.	+ 75,470 S.F.	+ 10,263 S.F.	= 132,640 S.F.

APARTMENT BREAKDOWN

FLOOR	1 BED	+ 1 BED + DEN	+ 2 BED	+ 2 BED + DEN	= TOTAL
1st FLOOR	7	+ 0	+ 0	+ 0	= 7 UNITS
2nd FLOOR	8	+ 2	+ 8	+ 0	= 18 UNITS
3rd FLOOR	8	+ 2	+ 8	+ 0	= 18 UNITS
4th FLOOR	8	+ 2	+ 8	+ 0	= 18 UNITS
5th FLOOR	8	+ 4	+ 4	+ 2	= 18 UNITS
TOTAL	39	+ 10	+ 28	+ 2	= 79 UNITS

BUILDING CONSTRUCTION

	OCCUP. CLASS	CONSTR. TYPE
BASEMENT GARAGE	S-2	2-B
1st FLOOR COMMERCIAL	A-2 / M	2-B
1st FLOOR COMMON	R-2	2-B
1st FLOOR APARTMENTS	R-2	2-B
2nd THRU 5th COMMON	R-2	2-B
2nd THRU 5th APARTMENTS	R-2	2-B

FIRE RESISTANCE

	REQ'D HOURS	PROVIDED HOURS
PRIMARY STRUCTURAL FRAME	0	2
EXTERIOR BEARING WALLS	0	2
INTERIOR BEARING WALLS	0	2
INTERIOR NON BEARING WALLS AND PARTITIONS	0	0
FLOOR CONSTRUCTION & ASSOCIATED SECONDARY MEMBERS	0	2
ROOF CONSTRUCTION & ASSOCIATED SECONDARY MEMBERS	0	0

THE BUILDING WILL BE EQUIPPED WITH AN AUTOMATIC SPRINKLER SYSTEM IN ACCORDANCE TO NFPA 13

OFF-STREET PARKING

OUTDOOR	STANDARD	REFER TO CIVIL DRAWINGS
	ACCESSIBLE	REFER TO CIVIL DRAWINGS
INDOOR	STANDARD	53 STALLS
	ACCESSIBLE	2 STALLS
TOTAL		REFER TO CIVIL DRAWINGS

ARCHAMERICA
34121 N. US 45, Suite 213
Grayslake, Illinois 60030
Phone 847-336-6600
Website Archamerica.com

NEW MIXED-USE BUILDING AT
Marbella of Lemont
CANAL STREET & LEMONT STREET LEMONT, ILLINOIS

© 2022

LOTUS | design & development
220 E. Illinois Street, Unit 101
Lemont, Illinois 60439
Phone 630-863-7280
Website LotusDD.com

COVER SHEET

DATE
FOR CONSTRUCTION 10-7-2022
⚠ PERMIT REVISIONS 9-7-2022
FOR PERMIT 4-29-2022
CLIENT REVIEW 3-31-2022
VILLAGE REVIEW 3-18-2022
50% REVIEW 12-17-2021

19090

A0.0

General Notes

CODE COMPLIANCE
ALL WORK SHALL COMPLY WITH THE FOLLOWING CODES AND RELATED VILLAGE OF LEMONT AMENDMENTS:
2018 INTERNATIONAL BUILDING CODE
2018 INTERNATIONAL MECHANICAL CODE
2014 ILLINOIS PLUMBING CODE
2017 NATIONAL ELECTRIC CODE
2018 INTERNATIONAL FUEL GAS CODE
2018 INTERNATIONAL FIRE CODE
2018 ILLINOIS (INTERNATIONAL) ENERGY CONSERVATION CODE

DO NOT SCALE THE DRAWINGS

USE OF THESE DRAWINGS FOR CONSTRUCTION
THE DRAWINGS FOR THIS PROJECT SHALL NOT BE USED FOR CONSTRUCTION PURPOSES UNLESS THE DRAWINGS ARE SPECIFICALLY DATED "FOR CONSTRUCTION" IN THE DATE BOX SHOWN AT THE LOWER RIGHT-HAND CORNER OF THE EACH SHEET.

RESPONSIBILITIES OF ALL CONTRACTORS
THE DRAWINGS ARE REASONABLY ACCURATE FOR FIGURING PURPOSES ONLY. ON SITE VERIFICATION OF ALL DIMENSIONS & CONDITIONS SHALL BE THE RESPONSIBILITY OF ALL SUB-CONTRACTORS. THE ARCHITECT SHALL BE NOTIFIED OF ANY DISCREPANCIES OR QUESTIONS ARISING FROM FIELD CONDITIONS OR THESE DRAWINGS.

THE ARCHITECT AND HIS CONSULTANTS DO NOT WARRANTY OR GUARANTEE THE ACCURACY & COMPLETENESS OF THE WORK PRODUCT, THEREIN A REASONABLE DILIGENCE. IF ANY DISCREPANCIES OR OMISSIONS ARE FOUND TO EXIST IN THE WORK PRODUCT, THE ARCHITECT SHALL BE PROMPTLY NOTIFIED SO THAT HE MAY HAVE THE OPPORTUNITY TO RESOLVE THEM. FAILURE TO PROMPTLY NOTIFY THE ARCHITECT OF SUCH CONDITIONS SHALL ABSOLVE THE ARCHITECT FROM ANY RESPONSIBILITY OF SUCH FAILURE. ACTION TAKEN WITHOUT KNOWLEDGE & CONSENT OF THE ARCHITECT SHALL BECOME THE RESPONSIBILITY OF THE PARTIES RESPONSIBLE FOR TAKING SUCH ACTION.

THE GENERAL CONTRACTOR AND ALL SUB-CONTRACTORS SHALL HOLD HARMLESS THE THE ARCHITECT AND HIS AGENTS AGAINST LOSS, DAMAGE LIABILITY OR ANY EXPENSE ARISING IN ANY MANNER FROM WRONGFUL NEGLIGENCE OF THE GENERAL CONTRACTOR OR SUB-CONTRACTORS OR THEIR THEIR RESPECTIVE EMPLOYEES. THE ARCHITECT SHALL NOT BE LIABLE, NOR RESPONSIBLE, FOR THE QUALITY OF WORK ON THE PROJECT, OR SELECTION OF MATERIALS TO BE USED ON THE PROJECT.

THE GENERAL CONTRACTOR AND ALL SUB-CONTRACTORS SHALL REVIEW ENTIRE SET OF CONTRACT DOCUMENTS. ALL CONTRACTORS SHALL ACKNOWLEDGE AND INCLUDE IN THE SCOPE OF WORK (CONTRACT) ALL CONDITIONS PERTINENT TO THE COMPLETION OF THEIR WORK. ALL CONTRACTORS SHALL FULLY COORDINATE THEIR WORK WITH THE INSTALLATION OF WORK BY OTHER TRADES AND MAKE NECESSARY FIELD ADJUSTMENTS AS REQUIRED TO ACCOMMODATE THE INSTALLATION. ALL OF OF THE ABOVE SHALL BE INCLUDED IN THE SCOPE OF WORK AT NO ADDITIONAL CHARGE TO THE OWNER.

MATERIALS & INSTALLATION
ALL WORK, MATERIALS & INSTALLATION MUST COMPLY WITH ALL APPLICABLE LOCAL, STATE & O.S.H.A. CODES & STANDARDS. IF AN INSPECTING AUTHORITY FINDS FAULT WITH ANY SUB-CONTRACTOR'S WORK, THAT SUB-CONTRACTOR SHALL CORRECT SUCH WORK TO THE SATISFACTION OF THE INSPECTING AUTHORITY AT NO EXPENSE TO THE OWNER.

THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING BETWEEN THE TRADES TO INSURE THAT ALL SUBSTRATES & FINISH MATERIALS ARE PROPERLY PREPARED & INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS.

GUARANTEE
ALL MATERIALS INSTALLED, AND WORK PERFORMED, SHALL BE GUARANTEED AGAINST DEFECTS IN MATERIALS AND/OR WORKMANSHIP FOR A PERIOD OF ONE (1) YEAR AFTER DATE OF FINAL ACCEPTANCE BY OWNER. EACH SUB-CONTRACTOR SHALL REMEDY SUCH DEFECTS IN A TIMELY MANNER AT NO ADDITIONAL COST TO THE OWNER.

SUB-CONTRACTOR'S RESPONSIBILITIES
EACH SUB-CONTRACTOR SHALL CARRY HOLD-HARMLESS INSURANCE FOR THE ARCHITECT AND OWNER

EACH SUB-CONTRACTOR SHALL SUBMIT CERTIFICATES OF INSURANCE TO THE OWNER.

REPAIRS OR REPLACEMENTS DUE TO THEFT OR VANDALISM SHALL BE THE SUB-CONTRACTOR'S RESPONSIBILITY UNTIL FINAL ACCEPTANCE OF THE WORK BY THE OWNER.

THE PREMISES SHALL BE KEPT CLEAN AT ALL TIMES. ALL DEBRIS SHALL BE REMOVED AND PLACED INTO A DUMPSTER TO BE PROVIDED BY THE GENERAL CONTRACTOR.

EACH SUB-CONTRACTOR SHALL COORDINATE HIS WORK TO AVOID INTERFERENCE WITH WORK BY OTHER TRADES, AND TO INSURE THAT PROPER HEADROOM AND CLEARANCES ARE MAINTAINED AS REQUIRED BY APPLICABLE CODES.

SITE WORK
EACH SUB-CONTRACTOR SHALL BE RESPONSIBLE FOR CONTACTING ALL UTILITY COMPANIES TO INSURE THAT THEIR SERVICES HAVE BEEN LOCATED PRIOR TO ANY WORK WITHIN ANY EASEMENT, RIGHT-OF-WAY, OR SUSPENDED UTILITY LOCATION.

LOCATION OF ALL BELOW-GRADE UTILITIES SHALL BE VERIFIED PRIOR TO ANY EXCAVATION, CUTTING, OR CORING, ETC.

ABANDONED UTILITIES SHALL BE PROPERLY DISCONNECTED AND CAPPED IN ACCORDANCE WITH GOVERNING CODES.

LIMITS OF REMOVED CONCRETE OR PAVEMENT SHALL BE NEATLY SAW-CUT. REMAINING MATERIALS SHALL BE PATCHED TO BLEND IN WITH ADJACENT SURFACES.

GRANULAR BACK FILL SHALL BE USED FOR BACK FILLING TRENCHES BELOW OR WITHIN TWO (2) FEET OF NEW OR EXISTING PAVEMENT OR CONCRETE.

INTERIOR SIGNAGE
APPROPRIATE IDENTIFICATION, DIRECTIONAL AND EGRESS SIGNAGE SHALL BE INSTALLED IN INTERIOR COMMON AREAS AS REQUIRED BY APPLICABLE FEDERAL AND STATE ACCESSIBILITY GUIDELINES.

MASONRY WATER REPELLENT
INSTALL PROTECTOSIL "CHEM-TRETE 40 VOC" WATER REPELLENT, OR APPROVED EQUAL, OVER ALL EXPOSED EXTERIOR BRICK & STONE.

ROOFING & WATERPROOFING MEMBRANE INSTALLATION
ALL ROOFING & WATERPROOFING MEMBRANES SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S WRITTEN INSTRUCTIONS, INCLUDING SUBSTRATE PREPARATION, JUNCTURE FLASHINGS & SEALANTS. VERTICAL WALL FLASHINGS SHALL BE A MINIMUM 4" HIGH.

DRAFTSTOPPING
DRAFTSTOPPING SHALL BE PROVIDED IN ALL WOOD-FRAMED ATTIC SPACES AS REQUIRED BY APPLICABLE GOVERNING CODES.

FIRESTOPPING
ALL PENETRATIONS THROUGH FIRE RATED FLOOR, WALL & ROOF ASSEMBLIES BY MECHANICAL, ELECTRICAL AND PLUMBING PIPES & CONDUITS, ETC., SHALL BE FIRESTOPPED TO COMPLY WITH APPLICABLE ASTM E119 REQUIREMENTS.

FIREPROOFING OF EXPOSED STEEL
PROVIDED SPRAY-APPLIED FIREPROOFING OVER ALL EXPOSED STRUCTURAL STEEL COLUMNS & BEAMS. FIREPROOFING RATING SHALL BE EQUAL TO THE RATING OF THE ASSEMBLY THE STEEL MEMBER IS SUPPORTING. EXPOSED BOTTOM FLANGES OR PLATES OF LINTELS SPANNING LESS THAN 5'-0" DO NOT REQUIRE FIREPROOFING.

H.V.A.C.
INSULATE ALL DUCTWORK IN UNHEATED SPACES. WHERE DUCTWORK PENETRATES INTO AN UNHEATED SPACE, THE ANNULAR SPACE AROUND THE DUCT AT THE PENETRATION SHALL BE PACKED AIRTIGHT WITH FIRESTOPPING MATERIAL.

PLUMBING
INSULATE ALL SUPPLY WATER PIPING IN UNHEATED SPACES.

WHERE A PIPE PENETRATES INTO AN UNHEATED SPACE, THE ANNULAR SPACE AROUND THE PIPE AT THE PENETRATION SHALL BE PACKED AIRTIGHT WITH FIRESTOPPING MATERIAL.

PROVIDE 1/2" X 12" AIR CHAMBERS AT ALL VALVES.

ALL PLUMBING MATERIALS SHALL COMPLY WITH THE ILLINOIS STATE PLUMBING CODE AND ALL LOCAL CODE REQUIREMENTS.

ELECTRICAL
RECESSED CAN LIGHT FIXTURES SHALL BE "IC" TYPE FOR INSULATED CEILINGS

ELECTRICAL CONTRACTOR SHALL VERIFY MANUFACTURER'S RECOMMENDATIONS FOR OUTLET LOCATIONS FOR ALL APPLIANCES PRIOR TO CONSTRUCTION.

ELECTRICAL CONTROLS - COMMON AREAS & DWELLING UNITS
ALL ELECTRICAL CONTROLS, SUCH AS CONVENIENCE OUTLETS, SWITCHES, THERMOSTATS, ETC., SHALL BE MOUNTED BETWEEN 15" & 48" ABOVE FINISHED FLOOR.

SMOKE DETECTORS
SMOKE DETECTORS SHALL BE INSTALLED WITHIN EACH DWELLING UNIT ADJACENT TO THE SLEEPING AREAS, AND WITHIN EACH STAIR ENCLOSURE, AS REQUIRED BY LOCAL CODES.

FIRE PROTECTION
A COMPLETE AND OPERATIONAL BUILDING SPRINKLER SYSTEM SHALL BE INSTALLED IN ACCORDANCE WITH N.F.P.A. 13 AND/OR N.F.P.A. 13R (AS APPLICABLE) REQUIREMENTS. ALL WOOD-FRAMED ATTICS SHALL BE FULLY SPRINKLERED.
THE SPRINKLER SYSTEM SHALL COMPLY WITH ALL STATE, LOCAL, AND ALL OTHER APPLICABLE GOVERNING CODES AND ORDINANCES.
FIRE PROTECTION CONTRACTOR SHALL PREPARE AND SUBMIT COMPLETE SPRINKLER SYSTEM SHOP DRAWINGS & CALCULATIONS FOR REVIEW & APPROVAL BY THE LOCAL FIRE PREVENTION OFFICIAL.

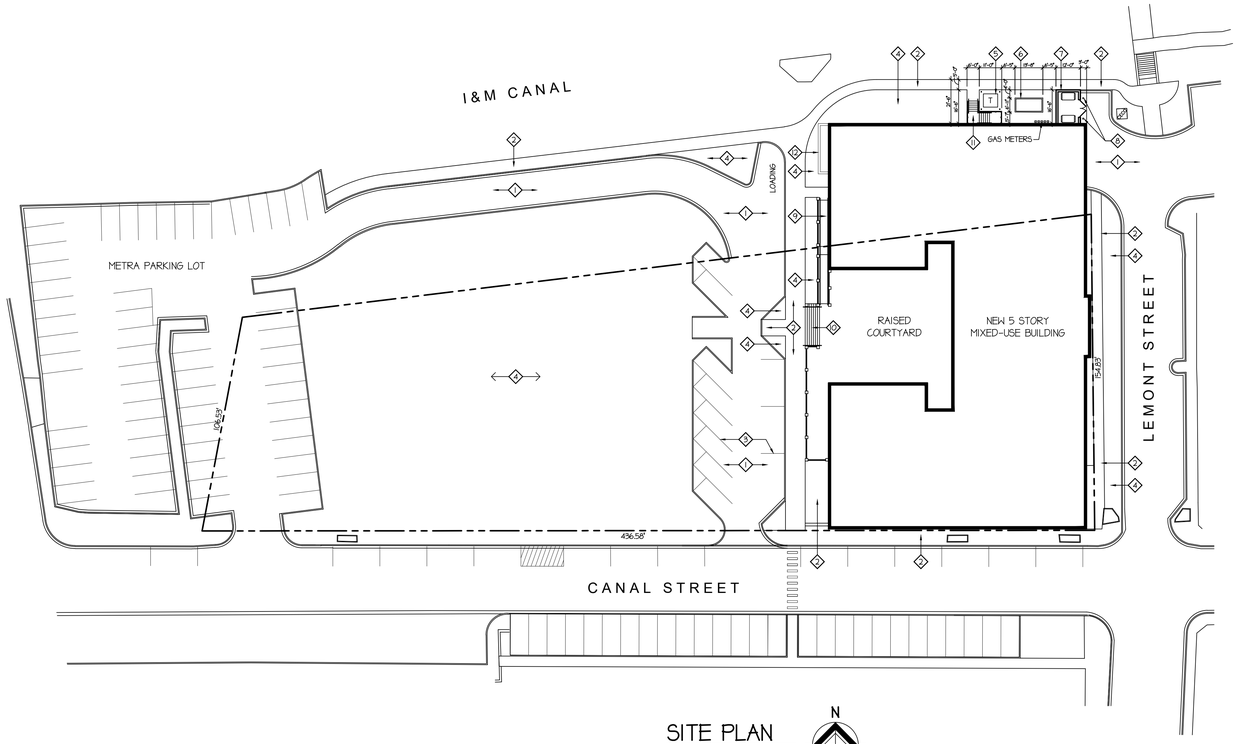
FIRE ALARM SYSTEMS
A COMPLETE AND OPERATIONAL BUILDING FIRE ALARM SYSTEM SHALL BE PROVIDED AND INSTALLED IN ACCORDANCE WITH N.F.P.A. 72 AND A.N.S.I A117.1 SECTION 702 REQUIREMENTS. THE FIRE ALARM SYSTEM SHALL COMPLY WITH ALL STATE LOCAL AND ALL OTHER APPLICABLE GOVERNING CODES.

FIRE ALARM CONTRACTOR SHALL PREPARE AND SUBMIT COMPLETE FIRE ALARM PLANS, CALCULATIONS, AND PRODUCT LITERATURE FOR REVIEW & APPROVAL BY THE LOCAL FIRE PREVENTION OFFICIAL.

PERMANENT VISUAL EMERGENCY WARNING SYSTEMS, COMPLYING WITH A.N.S.I. A117.1 SECTION 702, SHALL BE PROVIDED AND INSTALLED IN DWELLING UNITS AT THE REQUEST OF ENVIRONMENTALLY LIMITED OCCUPANTS, AT NO COST TO THOSE OCCUPANTS.

FIRE EXTINGUISHERS
FIRE EXTINGUISHERS SHALL BE PROVIDED AND INSTALLED ON EACH FLOOR, LOCATED EVERY 75 FEET, IN ACCORDANCE WITH N.F.P.A. 10 STANDARDS. QUANTITY AND LOCATION OF EXTINGUISHERS SHALL BE REVIEWED AND APPROVED BY THE LOCAL FIRE PREVENTION OFFICIAL. FIRE EXTINGUISHERS SHALL NOT PROJECT MORE THAN 4" OUT FROM THE HALLS WHEN LOCATED IN THE PATH OF CIRCULATION.

FIRE DEPARTMENT KEY BOX
PROVIDE AND INSTALL ONE KEY BOX AT THE FRONT ENTRY TO THE BUILDING AS REQUIRED BY THE LOCAL FIRE DEPARTMENT.



SITE PLAN
SCALE 1" = 30'-0"

REFER TO CIVIL DRAWINGS FOR SITE DIMENSIONS & MATERIALS.

Site Plan Notes

GENERAL
THIS SITE PLAN IS FOR GENERAL REFERENCE ONLY.
REFER TO THE CIVIL ENGINEERING DRAWINGS FOR THE FINAL SITE DIMENSIONS, UTILITIES AND GRADING INFORMATION.

1. NEW ASPHALT PAVEMENT
   REFER TO CIVIL ENGINEERING DRAWINGS
2. NEW CONCRETE SIDEWALK
   REFER TO CIVIL ENGINEERING DRAWINGS
3. YELLOW PAINTED PAVEMENT STRIPING - TYPICAL
   REFER TO CIVIL ENGINEERING DRAWINGS
4. LANDSCAPED AREA
   REFER TO LANDSCAPE ARCHITECTURAL DRAWINGS
5. ELECTRICAL TRANSFORMER - REFER TO ELECTRICAL DRAWINGS
6. 12'-8" x 6'-0" GENERATOR IN WEATHER-PROOF ENCLOSURE ON 13"-8" x 7'-0" CONCRETE PAD
7. 7'-0" HIGH MASONRY TRASH ENCLOSURE W/ 2 - 4'-0" x 6'-8" ALUMINUM GATES
   SEE BASEMENT FLOOR PLAN & TRASH ENCLOSURE SECTION
8. 8" DIA. x 4'-0" HIGH CONCRETE-FILLED PIPE BOLLARDS PAINTED SAFETY YELLOW
   SEE BASEMENT FLOOR PLAN FOR LOCATIONS
9. ACCESSIBLE CONCRETE RAMP - REFER TO 1st FLOOR PLAN & STRUCTURAL DRAWINGS
10. CONCRETE STEPS - REFER TO 1st FLOOR PLAN
11. PRE-FABRICATED ALUMINUM STAIR & LANDING
    REFER TO 1st FLOOR PLAN & EXTERIOR ELEVATIONS
12. CONCRETE AREA WELL WITH STEEL GRATE COVER
    SEE BASEMENT FLOOR PLAN

Accessibility Requirements

ILLINOIS ACCESSIBILITY CODE
THIS BUILDING SHALL BE DESIGNED AND CONSTRUCTED TO MEET THE REQUIREMENTS SET FORTH IN THE ILLINOIS ACCESSIBILITY CODE, SECTIONS 400.350 AND 400.360, WHICH PERTAIN TO COMMON USE SPACES AND ADAPTABLE DWELLING UNITS.

FAIR HOUSING AMENDMENTS ACT
THIS BUILDING SHALL BE DESIGNED AND CONSTRUCTED TO MEET THE REQUIREMENTS SET FORTH IN THE FAIR HOUSING AMENDMENTS ACT, PERTAINING TO THE FOLLOWING ITEMS:

1. ACCESSIBLE BUILDING ENTRANCE ON AN ACCESSIBLE ROUTE: MEANS OF EGRESS, GRADES, ETC.
2. ACCESSIBLE AND USABLE PUBLIC AND COMMON USE AREAS
3. ACCESSIBLE DOORS
4. ACCESSIBLE ROUTE INTO AND THROUGH THE DWELLING UNITS
5. LIGHT SWITCHES, ELECTRICAL OUTLETS, THERMOSTAT CONTROLS, AND OTHER ENVIRONMENTAL CONTROLS IN ACCESSIBLE LOCATIONS AT HEIGHTS BETWEEN 15" & 48" A.F.F.
6. REINFORCED WALLS IN BATHROOMS FOR FUTURE INSTALLATION OF GRAB BARS.
7. USABLE KITCHENS AND BATHROOMS.

KNURLED HARDWARE ON DOORS TO HAZARDOUS SPACES
KNURLED HARDWARE SHALL BE INSTALLED ON DOORS LEADING TO HAZARDOUS SPACES INCLUDING, BUT NOT LIMITED TO, ELECTRICAL AND MECHANICAL ROOMS, ELEVATOR EQUIPMENT ROOMS & MAIN BUILDING TRASH ROOM.

ELEVATORS
ALL ELEVATOR CABS, CONTROLS, DOORS, ETC., SHALL BE DESIGNED AND INSTALLED IN ACCORDANCE WITH REQUIREMENTS OF THE ILLINOIS ACCESSIBILITY CODE, SECTION 400.310.g.

Federal Fair Housing Ammendments Act
ALL DWELLING UNITS HAVE BEEN DESIGNED TO MEET THE REQUIREMENTS OF THE FEDERAL FAIR HOUSING AMMENDMENTS ACT.

79 TOTAL DWELLING UNITS ALL DWELLING UNITS

CERTAIN DWELLING UNITS, AS INDICATED ON THE FLOOR PLANS, ARE DESIGNED TO MEET ADDITIONAL REQUIREMENTS. THOSE SPECIFIC DWELLING UNITS ARE DESIGNATED ON THE FLOOR PLANS AS FOLLOWS:

I.A.C. Units - Handicap Adaptable
I. A. C. THIS SYMBOL DESIGNATES THE UNITS THAT SHALL BE CONSTRUCTED UPON REQUEST OF THE INITIAL OCCUPANT, TO BE FULLY ACCESSIBLE TO COMPLY WITH THE REQUIREMENTS OF THE *CURRENT ILLINOIS ACCESSIBILITY CODE* WITH REGARDS TO: KITCHEN & BATHROOM CABINETS, APPLIANCES, PLUMBING FIXTURES AND WORK SURFACES.

PROVIDE HARD-WIRED CONDUIT LINES TO ALL I.A.C. UNITS AT TIME OF INITIAL CONSTRUCTION SO AS TO INSTALL ON AN AS-NEEDED BASIS, AN AUDIO & VISUAL ALARM SYSTEM. THE VISUAL ALARMS SHALL BE VISIBLE FROM EVERY ROOM EXCEPT BATHROOMS & CLOSETS.

I.A.C. UNITS: 101, 206, 208, 212, 301, 306, 308, 312, 401, 406, 412, 501, 508, 512

I.B.C. "TYPE A" Units - Handicap Accessible
I.B.C. TYPE A THIS SYMBOL DESIGNATES THE UNITS THAT SHALL BE CONSTRUCTED AS FULLY ACCESSIBLE TO COMPLY WITH THE REQUIREMENTS OF THE CURRENT IBC/ANSI A117.1.

I.B.C. "TYPE A" UNITS: 201, 408

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Website Archamerica.com

NEW MIXED-USE BUILDING AT
Marbella of Lemont
CANAL STREET & LEMONT STREET LEMONT, ILLINOIS

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LOTUS | design & development
220 E. Illinois Street, Unit 101
Lemont, Illinois 60439
Phone 630-863-7280
Website LotusDD.com

SITE PLAN, GENERAL NOTES

DATE
FOR CONSTRUCTION 10-7-2022
⚠ PERMIT REVISIONS 9-7-2022
FOR PERMIT 4-29-2022
CLIENT REVIEW 3-31-2022
VILLAGE REVIEW 3-18-2022
50% REVIEW 12-17-2021

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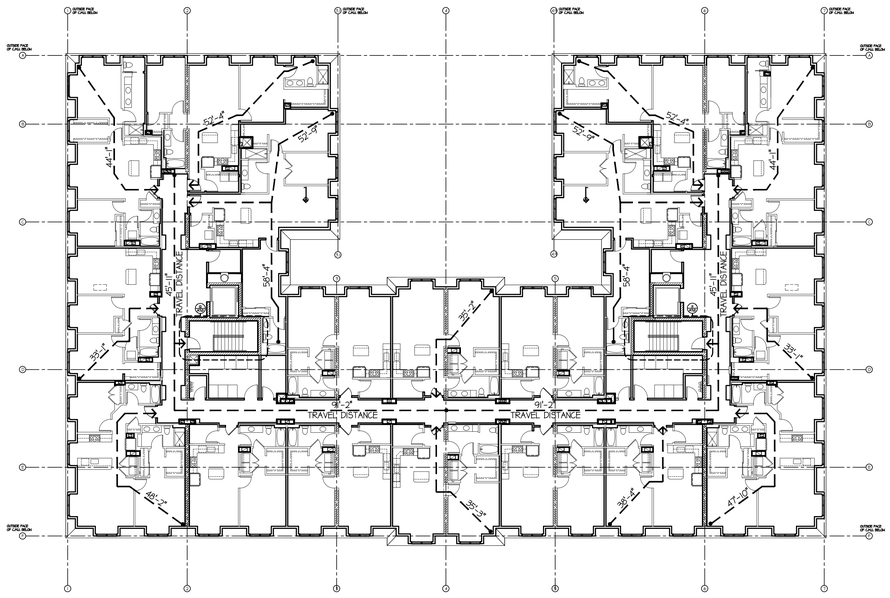
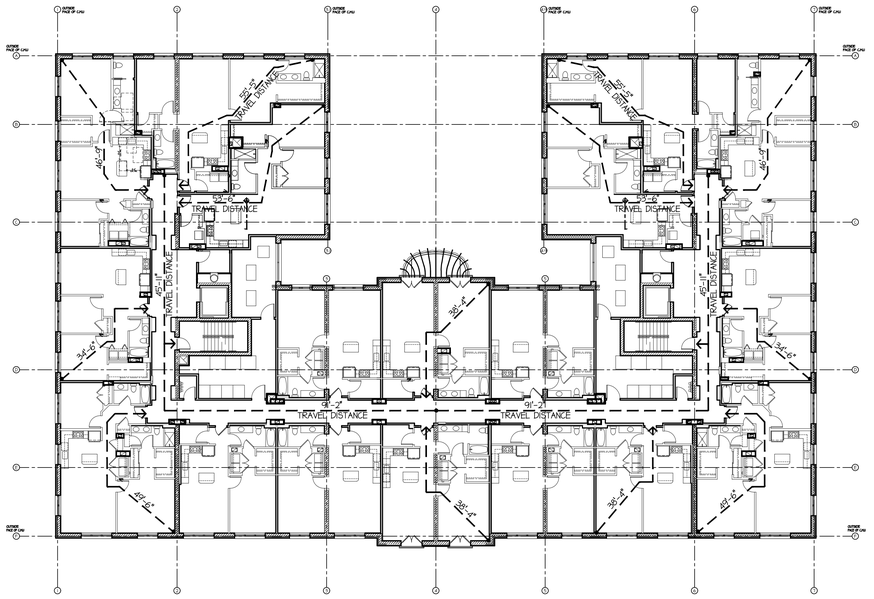


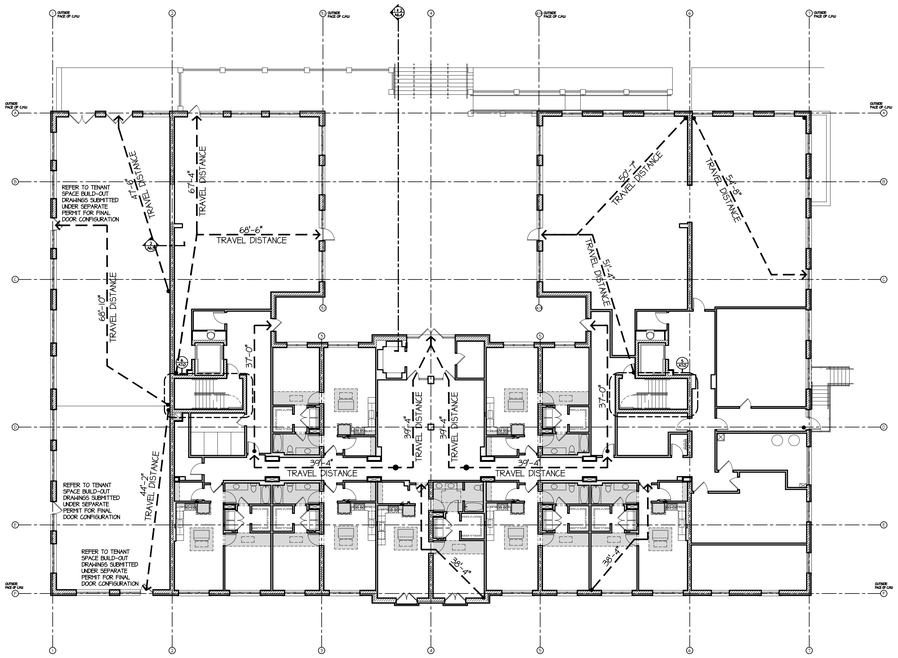
5th FLOOR EGRESS PLAN

SCALE 1/16" = 1'-0"



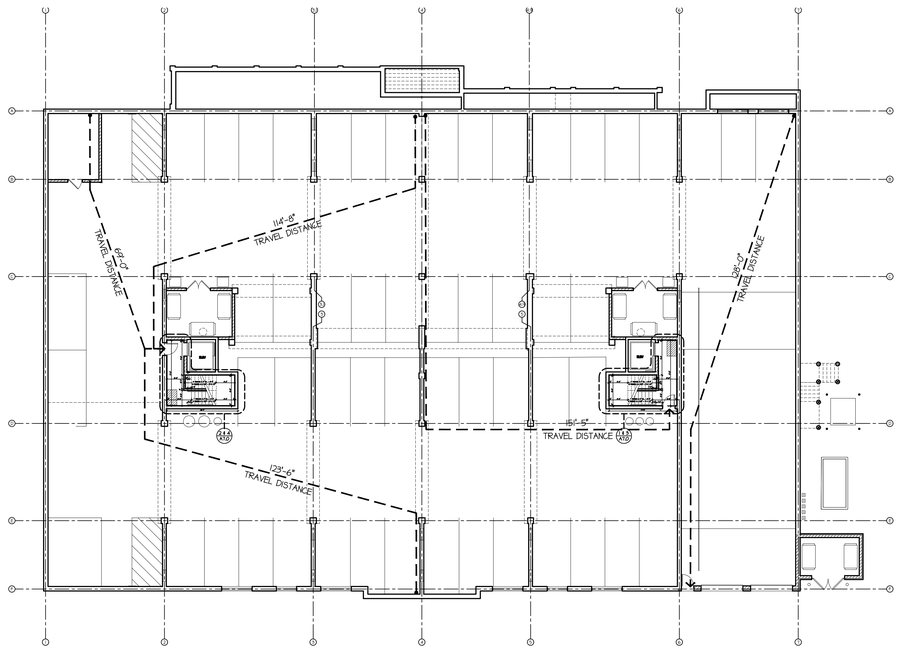
2nd, 3rd and 4th FLOOR EGRESS PLAN

SCALE 1/16" = 1'-0"



1st FLOOR EGRESS PLAN

SCALE 1/16" = 1'-0"



BASEMENT EGRESS PLAN

SCALE 1/16" = 1'-0"

Egress Notes

DOORS
CALCULATED WIDTH 0.15" PER OCCUPANT
TYPICAL 36" DOORS = ALLOW 240 OCCUPANTS

STAIRS
CALCULATED WIDTH 0.3" PER OCCUPANT
44" CLEAR WIDTH BETWEEN RAILS AT STAIR PROVIDED = 220 OCCUPANTS

CORRIDORS
MINIMUM CORRIDOR WIDTH = 44" MINIMUM
REQUIRED WIDTH 0.15" PER OCCUPANT
CORRIDOR WIDTH PROVIDED = 72"
FIRE RESISTANCE 0.5 HR. REQUIRED 1 HR PROVIDED

TRAVEL DISTANCE
RESIDENTIAL MAX TRAVEL DIST. = 250 FT. WITH SPRINKLER INCREASE
MERCANTILE MAX TRAVEL DIST. = 250 FT. WITH SPRINKLER INCREASE
ASSEMBLY MAX TRAVEL DIST. = 250 FT. WITH SPRINKLER INCREASE
STORAGE MAX TRAVEL DIST. = 400 FT. WITH SPRINKLER INCREASE

DEAD END CORRIDOR
MAXIMUM ALLOWABLE DEAD END CORRIDOR 20'-0"
ACTUAL DEAD END CORRIDOR 0'-0" ON APARTMENT FLOORS.

REQUIRED EXITS
1 -500 OCCUPANTS PER STORY REQUIRE 2 EXITS

Firestopping

GENERAL
FIRESTOPPING SHALL BE INSTALLED AT ALL PENETRATIONS THROUGH FIRE RATED FLOOR, WALL AND ROOF / CEILING ASSEMBLIES BY MECHANICAL, PLUMBING AND ELECTRICAL PIPES, TUBES, CONDUITS, ETC., IN ACCORDANCE WITH THE CHICAGO BUILDING CODE REQUIREMENTS. THROUGH-PENETRATION SYSTEMS SHALL BE PROVIDED AND INSTALLED AS SPECIFIED BELOW:

MASONRY WALLS

METAL PIPE
DES. NO. C-AJ-1044 - UP TO 4 HOUR FIRE RATING
COMPONENTS:
1. MINERAL WOOL PACKED INTO ANNULAR SPACE, EACH SIDE
2. FIRE STOP CAULK W/ BACKER ROD, EACH SIDE

PLASTIC PIPE
UL. DES. NO. C-AJ-2377 - UP TO 2 HOUR FIRE RATING F-RATINGS = 2, T-RATING = 2
1. MIN. 3" THICKNESS OF MIN. 4 P.C.F. MINERAL WOOL BATT INSULATION PACKED INTO ANNULAR SPACE
2. MIN. 1/2" OF CAULK APPLIED WITHIN THE ANNULUS ON EACH SIDE OF THE PENETRATION

GYPSUM BOARD WALLS

METAL PIPE
UL. DES. NO. W-L-1226 - 1 OR 2 HOUR FIRE RATING F-RATINGS = 2, T-RATING = 1
UIM. U.L. DES. NO. W-L-1001 - 3 OR 4 HOUR FIRE RATING F-RATING = 4, T-RATING = 4
COMPONENTS:
1. FIRE STOP CAULK OR PUTTY EACH SIDE OF PENETRATION

PLASTIC PIPE - UP TO 2" DIAMETER
UL. DES. NO. W-L-2036 / 2067 / 2151 - UP TO 2 HOUR FIRE RATING F-RATINGS = 2, T-RATING = 2
COMPONENTS:
1. FOAM BACKER ROD AT 2 HOUR RATED WALLS ONLY
2. FIRE STOP CAULK EACH SIDE OF PENETRATION

PLASTIC PIPE - OVER 2" DIAMETER
UL. DES. NO. W-L-2003 - UP TO 2 HOUR FIRE RATING
COMPONENTS:
1. FIRE STOP WRAPPING MATERIAL AROUND PIPE
2. FIRE STOP CAULK OR PUTTY EACH SIDE OF PENETRATION

FLOORS - HOLLOW CORE CONCRETE PLANKS

METAL PIPE
UL. DES. NO. C-AJ-1044 - UP TO 4 HOUR FIRE RATING
COMPONENTS:
1. FOAM BACKER ROD AT 2 HOUR RATED WALLS ONLY
2. FIRE STOP CAULK EACH SIDE OF PENETRATION

PLASTIC PIPE UP TO 3" DIA.
UL. DES. NO. C-AJ-2141 - UP TO 3 HOUR FIRE RATING F-RATING = 3, T-RATING = 2
COMPONENTS:
1. MIN. 2 1/2" THICKNESS OF FORMING MATERIAL, FOAMED INTO OPENING.
2.MIN. 2" OF SEALANT APPLIED WITHIN THE ANNULUS ON THE TOP OF THE FLOOR.

PLASTIC PIPE UP TO 3" DIA.
UL. DES. NO. C-AJ-2377 - UP TO 2 HOUR FIRE RATING F-RATINGS = 2, T-RATING = 2
COMPONENTS:
1. MIN. 3" THICKNESS OF MIN. 4 P.C.F. MINERAL WOOL BATT INSULATION PACKED INTO ANNULAR SPACE
2. MIN. 1/2" OF CAULK APPLIED WITHIN THE ANNULUS ON EACH SIDE OF THE PENETRATION

ROOFS - METAL ROOF DECK OVER STEEL BAR JOISTS & GYPSUM BOARD CEILING

METAL PIPE
UL. DES. NO. F-C-1006 - UP TO 1 HOUR FIRE RATING F-RATING = 1, T-RATING = 1
COMPONENTS:
1.PROVIDE FIRE STOP CAULK AROUND PENETRATIONS THROUGH GYPSUM BOARD CEILING & METAL DECK

PLASTIC PIPE
UL. DES. NO. F-C-2024 - UP TO 1 HOUR FIRE RATING F-RATING = 1, T-RATING = 1
PROVIDE THE FOLLOWING COMPONENTS AT THE BOTTOM OF GYPSUM BOARD CEILING & AT UNDERSIDE OF ROOF DECK:
COMPONENTS:
1.FIRE-RESTRICTING METAL COLLAR FASTENED TO UNDERSIDE OF GYPSUM BOARD CEILING.
2.FIRE STOP CAULK OR MOLDABLE PUTTY AROUND ANNULAR SPACE AT UNDERSIDE OF STEEL ROOF DECK.

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NEW MIXED-USE BUILDING AT

Marbella of Lemont

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EGRESS PLANS & NOTES
FIRE STOPPING NOTES

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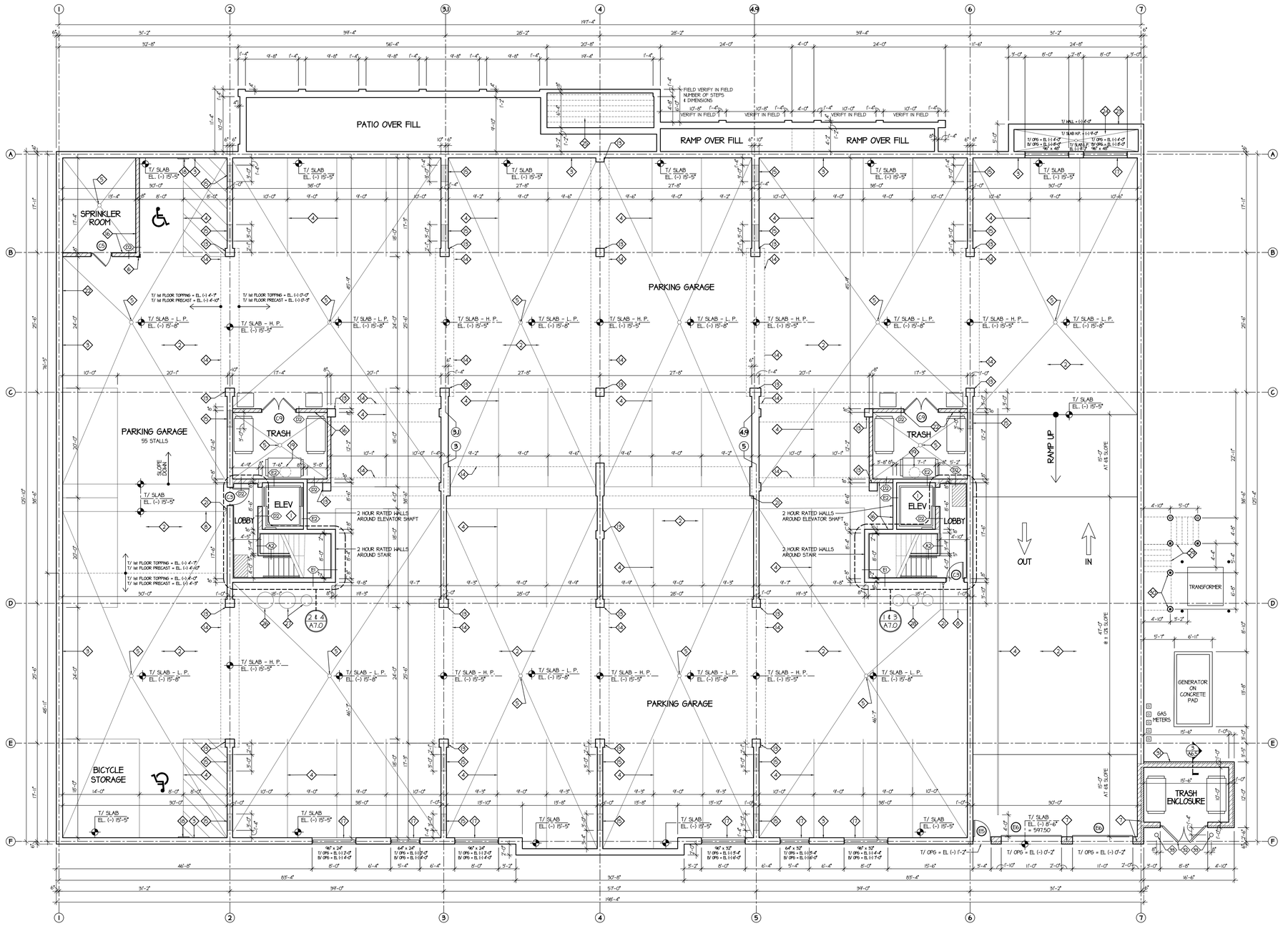

BASEMENT PLAN

SCALE 1/8" = 1'-0"

Garage Plan Notes

DIMENSIONS
BUILDING PLAN DIMENSIONS ARE GIVEN FROM FACE OF MASONRY TO FACE OF MASONRY, OR TO FACE OF CONCRETE, OR TO CENTER-LINE OF MASONRY OPENING, UNLESS NOTED OTHERWISE.

1. **ELEVATOR**
   REFER TO 1st FLOOR PLAN NOTES - COORDINATE FINAL SHAFT DIMENSIONS WITH ELEVATOR SHOP DRAWINGS PRIOR TO CONSTRUCTION
2. CONCRETE FLOOR SLAB - REFER TO STRUCTURAL DRAWINGS
3. CONCRETE FOUNDATION WALL - REFER TO STRUCTURAL DRAWINGS
4. 4" WHITE THERMOPLASTIC STRIPING (TYPICAL)
5. FLOOR DRAIN - REFER TO PLUMBING DRAWINGS
6. L 4 x 4 x 1/4 x 4'-0" STEEL CORNER PROTECTION ANGLE. PROVIDE Ø4 STRAP ANCHORS @ 16" O. C. TO TIE ANGLE INTO MASONRY. T/ ANGLE @ 4'-0" A.F.F.
7. 4" MASONRY VENEER OVER CONCRETE FOUNDATION LEDGE
8. PROVIDE MIN. 5'-0" x 5'-0" LEVEL LANDING AT DOOR PITCH SLAB AWAY AT MAXIMUM 1 / 20 SLOPE
9. MASONRY MOVEMENT JOINT - REFER TO DETAIL A AND B SHEET A5.1. REFER TO ELEVATIONS FOR LOCATIONS
10. TRENCH DRAIN - REFER TO PLUMBING DRAWINGS
11. TRIPLE BASIN - REFER TO PLUMBING DRAWINGS
12. SUMP OR EJECTOR PUMP - REFER TO PLUMBING DWGS.
13. CONCRETE COLUMN OR PIER - REFER TO STRUCTURAL DRAWINGS
14. PRECAST CONCRETE OR STEEL BEAM ABOVE. REFER TO STRUCTURAL DRAWINGS
15. PROVIDE BLOCKED-OUT OPENING IN WALL AS REQUIRED FOR DUCTWORK AND OTHER UTILITIES. COORDINATE LOCATIONS AND SIZES WITH M.E.P. PLANS AND CONTRACTORS.
16. OPENINGS IN FIRE-RATED WALLS AROUND MECHANICAL, SPRINKLER, AND ELECTRICAL ROOMS SHALL BE FILLED IN WITH CONCRETE BLOCK AFTER INSTALLATION OF PIPING & CONDUITS. ALL VOIDS SHALL BE PROPERLY FIRESTOPPED. (COORDINATE FINAL SIZES & LOCATIONS WITH M/E/P CONTRACTORS)
17. MECHANICAL LOUVER. REFER TO MECHANICAL DRAWINGS FOR SIZE
18. WALL-MOUNTED HANDICAPPED PARKING SIGN CENTERED ON 16'-0" STALL
19. 24" DIA. TRASH CHUTE LOCATION ABOVE 28" x 28" OPENING IN PRECAST FLOOR PLANKS ABOVE
20. DOWNSPOUT - REFER TO PLUMBING DRAWINGS
21. BRACKET MOUNTED FIRE EXTINGUISHER, MULTI-PURPOSE EXTINGUISHER FOR CLASS A, B, C, FIRES.
22. 3'-6" HIGH PAINTED STEEL GUARD RAIL
23. CONCRETE AREA WELL - REFER TO STRUCTURAL DRAWINGS
24. 5" CONCRETE SLAB W/ 6 x 6 - W 1.4 x W 1.4 W.W.F. OVER MIN. 6" COMPACTED GRANULAR FILL. PITCH THE SLAB TO A 4" DIA. AREA DRAIN TIED TO THE FOOTING DRAIN TILE.
25. CONCRETE STAIRS ABOVE - REFER TO SECTIONS & STRUCTURAL DRAWINGS
26. SEWAGE EJECTOR - REFER TO PLUMBING DRAWINGS
27. SUMP PUMP & SETTLING BASIN - REFER TO PLUMBING DRAWINGS
28. TRIPLE OIL BASIN - REFER TO PLUMBING DRAWINGS
29. PRE-FABRICATED ALUMINUM STAIR & LANDINGS ABOVE
30. CONCRETE PIERS - REFER TO STRUCTURAL DRAWINGS. COORDINATE LOCATIONS W/ ALUMINUM STAIR SHOP DRAWINGS
31. CONCRETE PIERS - REFER TO STRUCTURAL DRAWINGS COORDINATE LOCATIONS W/ ALUMINUM STAIR SHOP DRAWINGS
32. 7'-0" HIGH MASONRY TRASH ENCLOSURE - 4" MASONRY VENEER OVER 8" C.M.U. - GROUT ENTIRE WALL SOLID
33. 2 - 4'-0" WIDE x 6'-8" HIGH ALUMINUM GATES
34. 2 - 8" DIA. x 4'-0" HIGH CONCRETE-FILLED PIPE BOLLARDS

Partition & Wall Keys

REFER TO SHEET A4.0 FOR COMPLETE CONSTRUCTION DETAILS & COMPONENTS.

GYPSUM BOARD PARTITIONS

- A1 INTERIOR PARTITION - GYP. BD. OVER 2 1/2" STUDS = 3 1/2" WALL
- A2 INTERIOR PARTITION - GYP. BD. OVER 3 5/8" STUDS. = 4 1/2" WALL
- A3 INTERIOR PARTITION - GYP. BD. OVER 3 5/8" STUDS. = 5" WALL
- A4 PLUMBING WALL
- B1 1 HOUR FIRE RATED - 5" INTERIOR PARTITION.
- B2 2 HOUR FIRE RATED - 6" INTERIOR PARTITION.
- B3 1 HOUR FIRE RATED - PLUMBING INTERIOR PARTITION.
- C1 1 HOUR FIRE RATED - 3 1/2" SHAFT WALL.
- C2 2 HOUR FIRE RATED - 3 1/2" SHAFT WALL.

CONCRETE MASONRY WALLS

- D1 STANDARD C.M.U. WALL
- D2 2 HOUR C.M.U. WALL
- D3 3 HOUR C.M.U. WALL
- D4 4 HOUR C.M.U. WALL
- D5 2 HOUR ELEVATOR SHAFT
- D6 4 HOUR ELEVATOR SHAFT

CONCRETE WALLS

- E1 2 HOUR STAIR WALL
- E2 2 HOUR RATED ELEVATOR SHAFT WALL

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34121 N. US 45, Suite 213
Grayslake, Illinois 60030
Phone 847-336-6600
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NEW MIXED-USE BUILDING AT

Marbella of Lemont

CANAL STREET & LEMONT STREET LEMONT, ILLINOIS

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LOTUS design & development
220 E. Illinois Street, Unit 101
Lemont, Illinois 60439
Phone 630-863-7280
Website LotusDD.com

BASEMENT PLAN

DATE	
	FOR CONSTRUCTION 10-7-2022
1	PERMIT REVISIONS 9-7-2022
	FOR PERMIT 4-29-2022
	CLIENT REVIEW 3-31-2022
	VILLAGE REVIEW 3-18-2022
	50% REVIEW 12-17-2021

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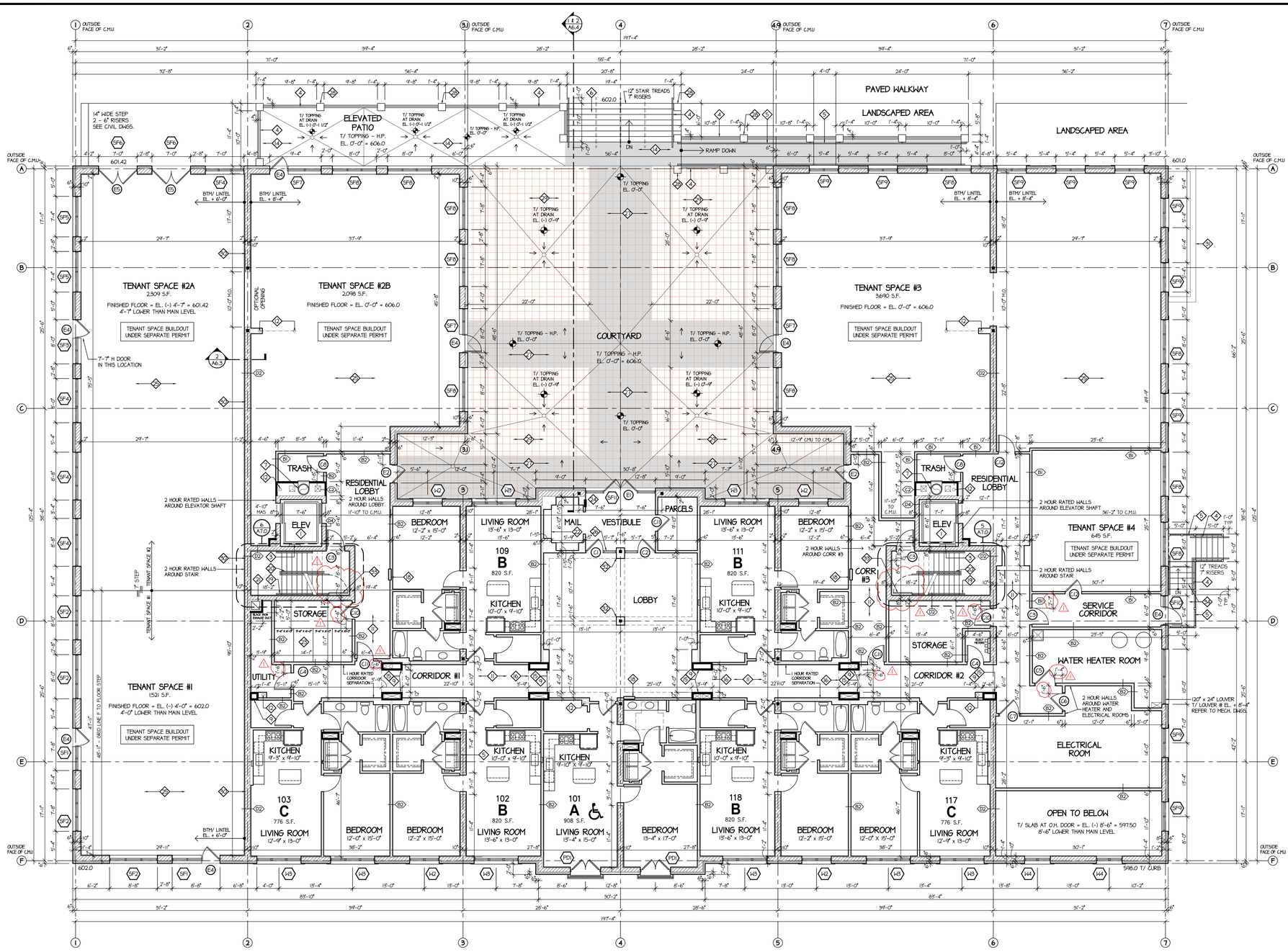

Floor Plan Notes

ELEVATION REFERENCE
EL. 0'-0" = EL. 606.0 U.S.G.S. DATUM = 1st FINISHED FLOOR

DIMENSIONS
DIMENSIONS ARE GIVEN FROM FACE OF MASONRY TO FACE OF MASONRY, OR TO CENTER OF MASONRY OPENING, OR TO FACE OF GYPSUM BOARD, UNLESS NOTED OTHERWISE.

REFER TO 1/4" SCALE DWELLING UNIT FLOOR PLANS FOR FINISHED DIMENSIONS, INTERIOR DOOR NUMBERS, AND NOTES REGARDING DWELLING UNIT CONSTRUCTION.

1. **ELEVATOR**
CAPACITY: 3,500 LBS.
CAB SIZE: 6'-8" x 5'-5" (VERIFY W/ SHOP DRAWINGS)
DOOR SIZE: 3'-6" OPENING

ELEVATOR CAB, DOOR & CONTROLS SHALL COMPLY WITH APPLICABLE A.N.S.I. & A.D.A. ACCESSIBILITY STANDARDS.

FIRE SERVICE AND EMERGENCY AMENITIES SHALL BE PROVIDED AS REQUIRED BY LOCAL CODES.

ELEVATOR PIT:
INSTALL 40 MIL ASPHALTIC WATERPROOFING AT EXTERIOR OF FOUNDATION. INSTALL WATERSTOP AT FOOTINGS. ENTIRE PERIMETER OF ELEVATOR PIT

ELEVATOR SHAFT DIMENSIONS:
THE FINAL DIMENSIONS OF THE ELEVATOR SHAFT & PIT DEPTH MUST BE COORDINATED WITH THE ELEVATOR SHOP DRAWINGS PRIOR TO CONSTRUCTION.

FLOOR DESIGNATION SIGNAGE:
ALL ELEVATOR HOISTWAY ENTRANCES SHALL HAVE RAISED AND BRAILLE FLOOR DESIGNATIONS PROVIDED ON BOTH JAMBS. THE CENTERLINE OF THE CHARACTERS SHALL BE 60 IN. ABOVE FINISH FLOOR. THE CHARACTERS SHALL BE 2 IN. HIGH. THE SIGNAGE PLATES SHALL BE PERMANENTLY AFFIXED TO THE JAMBS.

AT THE 4TH FLOOR THE FRONT OF THE MASONRY WALL SHALL REMAIN OPEN DURING INSTALLATION OF ELEVATOR. COORDINATE MASONRY INFILL WITH ELEVATOR CONTRACTOR. REFER TO STRUCTURAL FOR LINTEL SIZE.

2. **ELEVATOR EQUIPMENT ROOM:**
FIRE RATING: 2 HOUR FIRE RATED ROOM ENCLOSURE
PIPES / DUCTS: NO PIPES OR DUCTS CONTAINING GASES, VAPORS, OR WATER, ETC., MAY BE LOCATED WITHIN THE EQUIPMENT ROOM CONCEAL PIPING ABOVE W/ GYP BD CEILING & METAL DRIP PAN AS REQ'D.
VENTILATION: PROVIDE PROPER VENTILATION TO COMPLY WITH APPLICABLE CODES

3. STEEL LADDER - PROVIDED BY ELEVATOR CONTRACTOR
4. 3'-6" HIGH PRE-FINISHED ALUMINUM GUARD RAIL W/ MAX. 4" CLEAR SPACE BETWEEN ALL MEMBERS - REFER TO EXTERIOR ELEVATIONS & SECTIONS
5. PRE-FINISHED ALUMINUM HAND RAIL AT 2'-10" ABOVE STAIR NOSING OR RAMP PROVIDE W/ MAX. 4" CLEAR SPACE BETWEEN ALL MEMBERS REFER TO EXTERIOR ELEVATIONS & SECTIONS
6. CONCRETE STEPS - 12" TREADS W/ MAX. 7" RISERS
7. 2'-0" DIA. SHEET METAL TRASH CHUTE WITH SELF-CLOSING "B" LABEL DOOR. CHUTE SHALL BE ENCLOSED WITH A 2 HOUR RATED SHAFT ENCLOSURE UP TO THE UNDERSIDE OF THE ROOF DECK. THE CHUTE SHALL EXTEND 4'-0" ABOVE THE ROOF. INSTALL A SPRINKLER HEAD INSIDE THE CHUTE AT THE TOP SERVICE OPENING, AND AT EVERY OTHER FLOOR LEVEL BELOW. REFER TO DETAIL J / A7.0
THE OPERATING DEVICE SHALL BE BETWEEN 15" AND 48" A.F.F. THE DEVICE SHALL BE OPERABLE WITH ONE HAND AND SHALL NOT REQUIRE TIGHT GRASPING, PINCHING, OR TWISTING OF THE WRIST TO OPERATE.
8. EXHAUST FLUE, OR INTAKE PIPE - REFER TO THE MECHANICAL DRAWINGS. PROVIDE A 2 HOUR FIRE RATED SHAFT ENCLOSURE
9. 1 HOUR FIRE RATED SHAFT ENCLOSURE
10. 2 HOUR FIRE RATED SHAFT ENCLOSURE
11. DROPPED 5/8" GYPSUM BOARD CEILING IN ALL COMMON AREA CORRIDORS. REFER TO THE REFLECTED CEILING PLAN. THE DROPPED CEILING AT THE TOP FLOOR SHALL BE IN ADDITION TO THE GYPSUM BOARD REQUIRED FOR THE FIRE RATED ROOF ASSEMBLY. COORDINATE WITH THE MECHANICAL & PLUMBING DRAWINGS FOR REQUIRED CEILING ACCESS PANELS.
12. DOWNSPOUT - REFER TO PLUMBING DRAWINGS PROVIDE PROPER FIRESTOPPING AT FLOOR PENETRATIONS. INSULATE ALL PIPING IN UN-HEATED ROOF SPACES.
13. MASONRY MOVEMENT JOINT - REFER TO DETAIL D / A7.0 REFER TO ELEVATION & DETAIL FOR ADDITIONAL LOCATIONS
14. CONCRETE TOPPING OR SLAB - REFER TO SECTIONS
15. GYPSUM BOARD PILASTER
16. GYPSUM BOARD HEADER - SEE REFLECTED CEILING PLAN
17. AREA OF REFUGE - MINIMUM 2'-6" x 4'-0" CLEAR FLOOR AREA. NO PIPES OR FIXTURES SHALL BE INSTALLED WITH-IN THIS AREA
18. FIRE EXTINGUISHER & CABINET
MULTI-PURPOSE EXTINGUISHER FOR CLASS A, B, C, FIRES.
CABINET SHALL BE FIRE RATED, SEMI-RECESSED, WITH A GLASS DOOR.
TOP OF CABINET 48" A.F.F. - REFER TO DETAIL C / A7.0
19. 1 1/4" DIA. STEEL HANDRAILS EACH SIDE OF STAIR. REFER TO DETAIL A ON A7.0
20. 1 1/4" DIA. STEEL GUARD RAIL AT 3'-6" A.F.F. PROVIDE MAXIMUM 4" CLEAR OPEN SPACE BETWEEN ALL BALUSTERS, POSTS, HORIZONTAL RAILS, AND FLOOR
21. BLACK IRON DUCT FOR FUTURE RESTAURANT ON 1st FLOOR REFER TO MECHANICAL DRAWINGS & DETAIL A / A2.2
22. MAIL BOXES - REFER TO INTERIOR ELEVATIONS ON SHEET A8.0 MANUFACTURER SHALL BE AUTH-FLORENCE MANUF. CO., OR EQ. TENANT MAILBOX LOCK EXCEED 5'-7" A.F.F. BOTTOM OF LOWEST MAILBOX SHALL BE MINIMUM 2'-4" A.F.F.
23. 8'-0" TALL HOVEN WIRE STORAGE LOCKERS PROVIDE 3'-0" WIDE DOORS & WIRE TOP COVER
24. FIRE ALARM CONTROL PANEL
25. TYPICAL RETAIL SPACE - "WARM DARK BOX"
TENANT INTERIOR BUILD-OUT UNDER SEPARATE PERMIT
WARM DARK BOX TO INCLUDE THE FOLLOWING:
- GYPSUM BOARD OVER FURRING AT EXTERIOR WALLS
- SEALED CONCRETE FLOOR SLAB
- TEMPORARY LED STRIP LIGHTING
- EMERGENCY EXIT LIGHTING
- CONVENIENCE OUTLETS AT PERIMETER WALLS
- HEATING, COOLING AND EXHAUST - REFER TO MECHANICAL
26. INTERCOM BOX - INTEGRATED INTO STOREFRONT
27. CONCRETE TOPPING OR SLAB WITH ICE MELT - SHADED AREA
28. MASONRY PIER - REFER TO EXTERIOR ELEVATIONS & SECTIONS
29. PORCELAIN PAVERS ON ADJUSTABLE PEDESTALS OVER PITCHED CONCRETE TOPPING OVER DECK. WATERPROOFING SYSTEM W/ PROMENADE DECK DRAINS - REFER TO PLUMBING DRAWINGS
30. REFER TO STRUCTURAL DRAWINGS FOR 2 HOUR FIRE RATED C.M.U. WALL AT TRANSITION BETWEEN FLOOR LEVELS AT THIS LOCATION.
31. AREA WELL WITH GALVANIZED STEEL GRATE COVER EXPANSION ANCHORED TO WALLS
32. 5/8" GYPSUM BOARD ENCLOSURE OVER 3 5/8" x 25 GA. METAL STUDS @ 16" O. C. MAX. OVER STEEL COLUMN
33. 3'-8" WIDE SELF-CLOSING STEEL BAR GATE @ 3'-0" A.F.F. WITH DIRECTIONAL SIGNAGE ON WALL LEADING TO EXIT.
34. PRE-MANUFACTURED ALUMINUM STAIRS, LANDINGS, AND RAILINGS. REFER TO SHOP DRAWINGS PREPARED BY THE ALUMINUM STAIR VENDOR.
35. H.V.A.C. LOUVER - REFER TO MECHANICAL DRAWINGS
36. STEEL & TEMPERED GLASS ENTRY CANOPY AT 1st FLOOR BELOW

Partition & Wall Keys

REFER TO SHEET A4.0 FOR COMPLETE CONSTRUCTION DETAILS & COMPONENTS.

GYPSUM BOARD PARTITIONS
- A1 INTERIOR PARTITION - GYP. BD. OVER 2 1/2" STUDS = 3 1/2" WALL
- A2 INTERIOR PARTITION - GYP. BD. OVER 3 5/8" STUDS. = 4 1/2" WALL
- A3 INTERIOR PARTITION - GYP. BD. OVER 3 5/8" STUDS. = 5" WALL
- A4 PLUMBING WALL
- B1 1 HOUR FIRE RATED - 5" INTERIOR PARTITION.
- B2 2 HOUR FIRE RATED - 6" INTERIOR PARTITION.
- B3 1 HOUR FIRE RATED - PLUMBING INTERIOR PARTITION.
- C1 1 HOUR FIRE RATED - 3 1/2" SHAFT WALL.
- C2 2 HOUR FIRE RATED - 3 1/2" SHAFT WALL.

CONCRETE MASONRY WALLS
- D1 STANDARD C.M.U. WALL
- D2 2 HOUR C.M.U. WALL
- D3 3 HOUR C.M.U. WALL
- D4 4 HOUR C.M.U. WALL
- D5 2 HOUR ELEVATOR SHAFT
- D6 4 HOUR ELEVATOR SHAFT

CONCRETE WALLS
- E1 2 HOUR STAIR WALL
- E2 2 HOUR RATED ELEVATOR SHAFT WALL

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1st FLOOR PLAN

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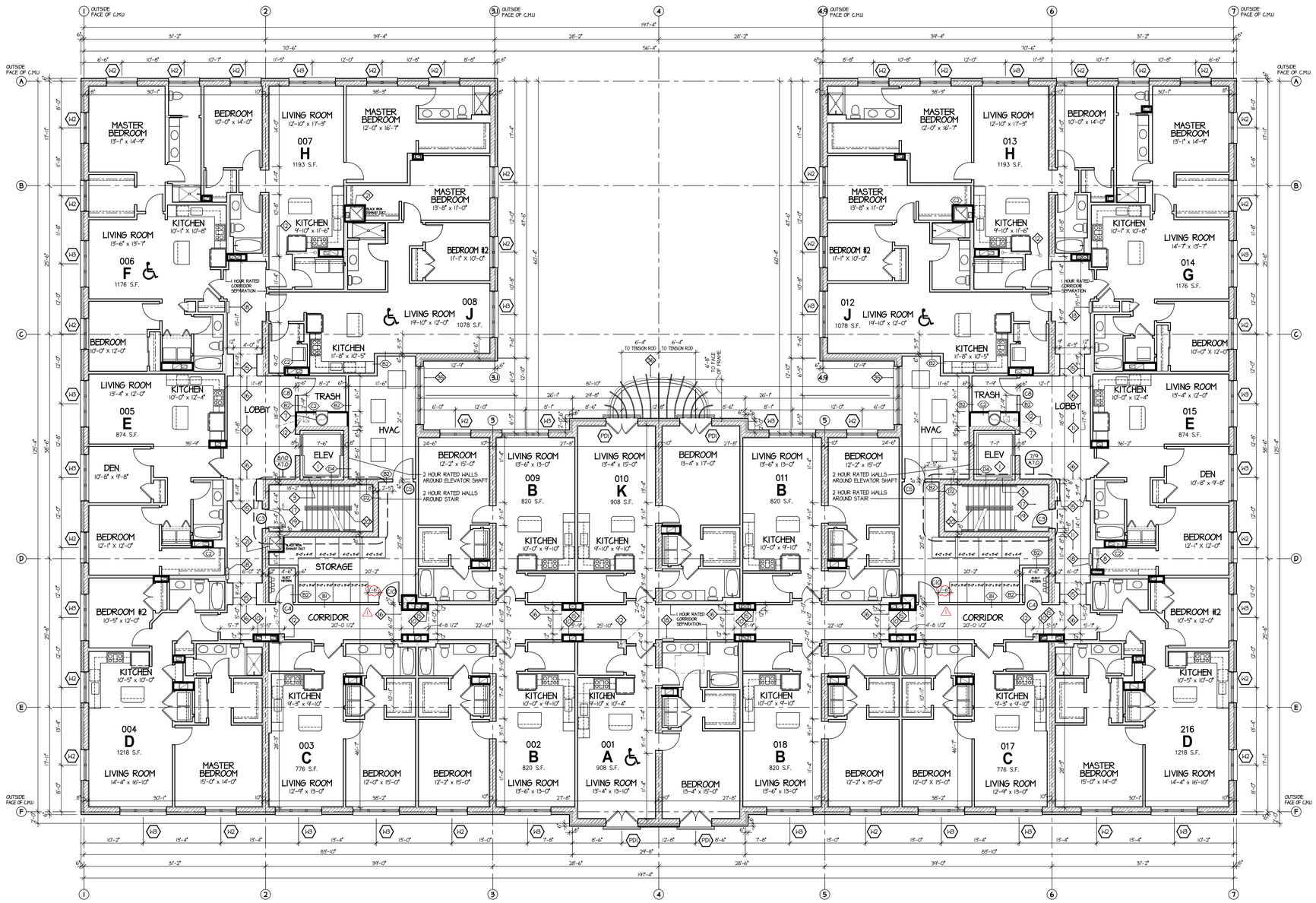
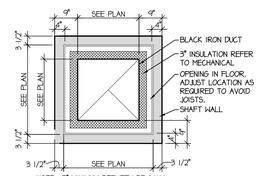


2nd, 3rd AND 4th FLOOR PLAN

SCALE 1/8" = 1'-0"



A BLACK IRON SHAFT

SCALE 1/4" = 1'-0"

Floor Plan Notes

ELEVATION REFERENCE
EL. 0'-0" = EL. 606.0 U.S.G.S. DATUM = 1st FINISHED FLOOR

DIMENSIONS
DIMENSIONS ARE GIVEN FROM FACE OF MASONRY TO FACE OF MASONRY, OR TO CENTER OF MASONRY OPENING, OR TO FACE OF GYPSUM BOARD, UNLESS NOTED OTHERWISE.

REFER TO 1/4" SCALE DWELLING UNIT FLOOR PLANS FOR FINISHED DIMENSIONS, INTERIOR DOOR NUMBERS, AND NOTES REGARDING DWELLING UNIT CONSTRUCTION.

1. **ELEVATOR**
CAPACITY: 3500 LBS.
CAB SIZE: 6'-8" x 5'-5" (VERIFY W/ SHOP DRAWINGS)
DOOR SIZE: 3'-6" OPENING

ELEVATOR CAB, DOOR & CONTROLS SHALL COMPLY WITH APPLICABLE A.N.S.I. & A.D.A. ACCESSIBILITY STANDARDS.

FIRE SERVICE AND EMERGENCY AMENITIES SHALL BE PROVIDED AS REQUIRED BY LOCAL CODES.

ELEVATOR PIT:
INSTALL 40 MIL ASPHALTIC WATERPROOFING AT EXTERIOR OF FOUNDATION. INSTALL WATERSTOP AT FOOTINGS, ENTIRE PERIMETER OF ELEVATOR PIT

ELEVATOR SHAFT DIMENSIONS:
THE FINAL DIMENSIONS OF THE ELEVATOR SHAFT & PIT DEPTH MUST BE COORDINATED WITH THE ELEVATOR SHOP DRAWINGS PRIOR TO CONSTRUCTION.

FLOOR DESIGNATION SIGNAGE:
ALL ELEVATOR HOISTWAY ENTRANCES SHALL HAVE RAISED AND BRAILLE FLOOR DESIGNATIONS PROVIDED ON BOTH JAMBS. THE CENTERLINE OF THE CHARACTERS SHALL BE 60 IN. ABOVE FINISH FLOOR. THE CHARACTERS SHALL BE 2 IN. HIGH. THE SIGNAGE PLATES SHALL BE PERMANENTLY AFFIXED TO THE JAMBS.

AT THE 4TH FLOOR THE FRONT OF THE MASONRY WALL SHALL REMAIN OPEN DURING INSTALLATION OF ELEVATOR. COORDINATE MASONRY INFILL WITH ELEVATOR CONTRACTOR. REFER TO STRUCTURAL FOR LINTEL SIZE.

2. **ELEVATOR EQUIPMENT ROOM:**
FIRE RATING: 2 HOUR FIRE RATED ROOM ENCLOSURE
PIPES / DUCTS: NO PIPES OR DUCTS CONTAINING GASES, VAPORS, OR WATER, ETC., MAY BE LOCATED WITHIN THE EQUIPMENT ROOM CONCEAL PIPING ABOVE W/ GYP BD CEILING & METAL DRIP PAN AS REQ'D.
VENTILATION: PROVIDE PROPER VENTILATION TO COMPLY WITH APPLICABLE CODES

3. STEEL LADDER - PROVIDED BY ELEVATOR CONTRACTOR
4. 3'-6" HIGH PRE-FINISHED ALUMINUM GUARD RAIL W/ MAX. 4" CLEAR SPACE BETWEEN ALL MEMBERS - REFER TO EXTERIOR ELEVATIONS & SECTIONS
5. PRE-FINISHED ALUMINUM HAND RAIL AT 2'-10" ABOVE STAIR NOSING OR RAMP PROVIDE W/ MAX. 4" CLEAR SPACE BETWEEN ALL MEMBERS REFER TO EXTERIOR ELEVATIONS & SECTIONS
6. CONCRETE STEPS - 12" TREADS W/ MAX. 7" RISERS
7. 2'-0" DIA. SHEET METAL TRASH CHUTE WITH SELF-CLOSING "B" LABEL DOOR. CHUTE SHALL BE ENCLOSED WITH A 2 HOUR RATED SHAFT ENCLOSURE UP TO THE UNDERSIDE OF THE ROOF DECK. THE CHUTE SHALL EXTEND 4'-0" ABOVE THE ROOF. INSTALL A SPRINKLER HEAD INSIDE THE CHUTE AT THE TOP SERVICE OPENING, AND AT EVERY OTHER FLOOR LEVEL BELOW. REFER TO DETAIL J / A7.0
THE OPERATING DEVICE SHALL BE BETWEEN 15" AND 48" A.F.F. THE DEVICE SHALL BE OPERABLE WITH ONE HAND AND SHALL NOT REQUIRE TIGHT GRASPING, PINCHING, OR TWISTING OF THE WRIST TO OPERATE.
8. EXHAUST FLUE, OR INTAKE PIPE - REFER TO THE MECHANICAL DRAWINGS. PROVIDE A 2 HOUR FIRE RATED SHAFT ENCLOSURE
9. 1 HOUR FIRE RATED SHAFT ENCLOSURE
10. 2 HOUR FIRE RATED SHAFT ENCLOSURE
11. DROPPED 5/8" GYPSUM BOARD CEILING IN ALL COMMON AREA CORRIDORS. REFER TO THE REFLECTED CEILING PLAN.
THE DROPPED CEILING AT THE TOP FLOOR SHALL BE IN ADDITION TO THE GYPSUM BOARD REQUIRED FOR THE FIRE RATED ROOF ASSEMBLY.
COORDINATE WITH THE MECHANICAL & PLUMBING DRAWINGS FOR REQUIRED CEILING ACCESS PANELS.
12. DOWNSPOUT - REFER TO PLUMBING DRAWINGS
PROVIDE PROPER FIRESTOPPING AT FLOOR PENETRATIONS.
INSULATE ALL PIPING IN UN-HEATED ROOF SPACES.
13. MASONRY MOVEMENT JOINT - REFER TO DETAIL D / A7.0
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14. CONCRETE TOPPING OR SLAB - REFER TO SECTIONS
15. GYPSUM BOARD PILASTER
16. GYPSUM BOARD HEADER - SEE REFLECTED CEILING PLAN
17. AREA OF REFUGE - MINIMUM 2'-6" x 4'-0" CLEAR FLOOR AREA. NO PIPES OR FIXTURES SHALL BE INSTALLED WITH-IN THIS AREA
18. FIRE EXTINGUISHER & CABINET
MULTI-PURPOSE EXTINGUISHER FOR CLASS A, B, C, FIRES.
CABINET SHALL BE FIRE RATED, SEMI-RECESSED, WITH A GLASS DOOR.
TOP OF CABINET 48" A.F.F. - REFER TO DETAIL C / A7.0
19. 1 1/4" DIA. STEEL HANDRAILS EACH SIDE OF STAIR. REFER TO DETAIL A ON A7.0
20. 1 1/4" DIA. STEEL GUARD RAIL AT 3'-6" A.F.F. PROVIDE MAXIMUM 4" CLEAR OPEN SPACE BETWEEN ALL BALUSTERS, POSTS, HORIZONTAL RAILS, AND FLOOR
21. BLACK IRON DUCT FOR FUTURE RESTAURANT ON 1st FLOOR
REFER TO MECHANICAL DRAWINGS & DETAIL A / A2.2
22. MAIL BOXES - REFER TO INTERIOR ELEVATIONS ON SHEET A8.0
MANUFACTURER SHALL BE AUTH-FLORENCE MANUF. CO., OR EQ.
TENANT MAILBOX LOCK EXCEED 5'-7 A.F.F.
BOTTOM OF LOWEST MAILBOX SHALL BE MINIMUM 2'-4" A.F.F.
23. 8'-0" TALL HOVEN WIRE STORAGE LOCKERS.
PROVIDE 3'-0" WIDE DOORS & WIRE TOP COVER
24. FIRE ALARM CONTROL PANEL
25. TYPICAL RETAIL SPACE - "WARM DARK BOX"
TENANT INTERIOR BUILD-OUT UNDER SEPARATE PERMIT
WARM DARK BOX TO INCLUDE THE FOLLOWING:
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- SEALED CONCRETE FLOOR SLAB
- TEMPORARY LED STRIP LIGHTING
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28. MASONRY PIER - REFER TO EXTERIOR ELEVATIONS & SECTIONS
29. PORCELAIN PAVERS ON ADJUSTABLE PEDESTALS OVER PITCHED CONCRETE TOPPING OVER DECK WATERPROOFING SYSTEM W/ PROMENADE DECK DRAINS - REFER TO PLUMBING DRAWINGS
30. REFER TO STRUCTURAL DRAWINGS FOR 2 HOUR FIRE RATED C.M.U. WALL AT TRANSITION BETWEEN FLOOR LEVELS AT THIS LOCATION.
31. AREA WELL WITH GALVANIZED STEEL GRATE COVER EXPANSION ANCHORED TO WALLS
32. 5/8" GYPSUM BOARD ENCLOSURE OVER 3 5/8" x 25 GA. METAL STUDS @ 16" O. C. MAX. OVER STEEL COLUMN
33. 3'-6" WIDE SELF-CLOSING STEEL BAR GATE @ 3'-0" A.F.F.
WITH DIRECTIONAL SIGNAGE ON WALL LEADING TO EXIT.
34. PRE-MANUFACTURED ALUMINUM STAIRS, LANDINGS, AND RAILINGS. REFER TO SHOP DRAWINGS PREPARED BY THE ALUMINUM STAIR VENDOR.
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- A1 INTERIOR PARTITION - GYP. BD. OVER 2 1/2" STUDS = 3 1/2" WALL
- A2 INTERIOR PARTITION - GYP. BD. OVER 3 5/8" STUDS. = 4 1/2" WALL
- A3 INTERIOR PARTITION - GYP. BD. OVER 3 5/8" STUDS. = 5" WALL
- A4 PLUMBING WALL
- B1 1 HOUR FIRE RATED - 5" INTERIOR PARTITION.
- B2 2 HOUR FIRE RATED - 6" INTERIOR PARTITION.
- B3 1 HOUR FIRE RATED - PLUMBING INTERIOR PARTITION.
- C1 1 HOUR FIRE RATED - 3 1/2" SHAFT WALL.
- C2 2 HOUR FIRE RATED - 3 1/2" SHAFT WALL.

CONCRETE MASONRY WALLS
- D1 STANDARD C.M.U. WALL
- D2 2 HOUR C.M.U. WALL
- D3 3 HOUR C.M.U. WALL
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- D5 2 HOUR ELEVATOR SHAFT
- D6 4 HOUR ELEVATOR SHAFT

CONCRETE WALLS
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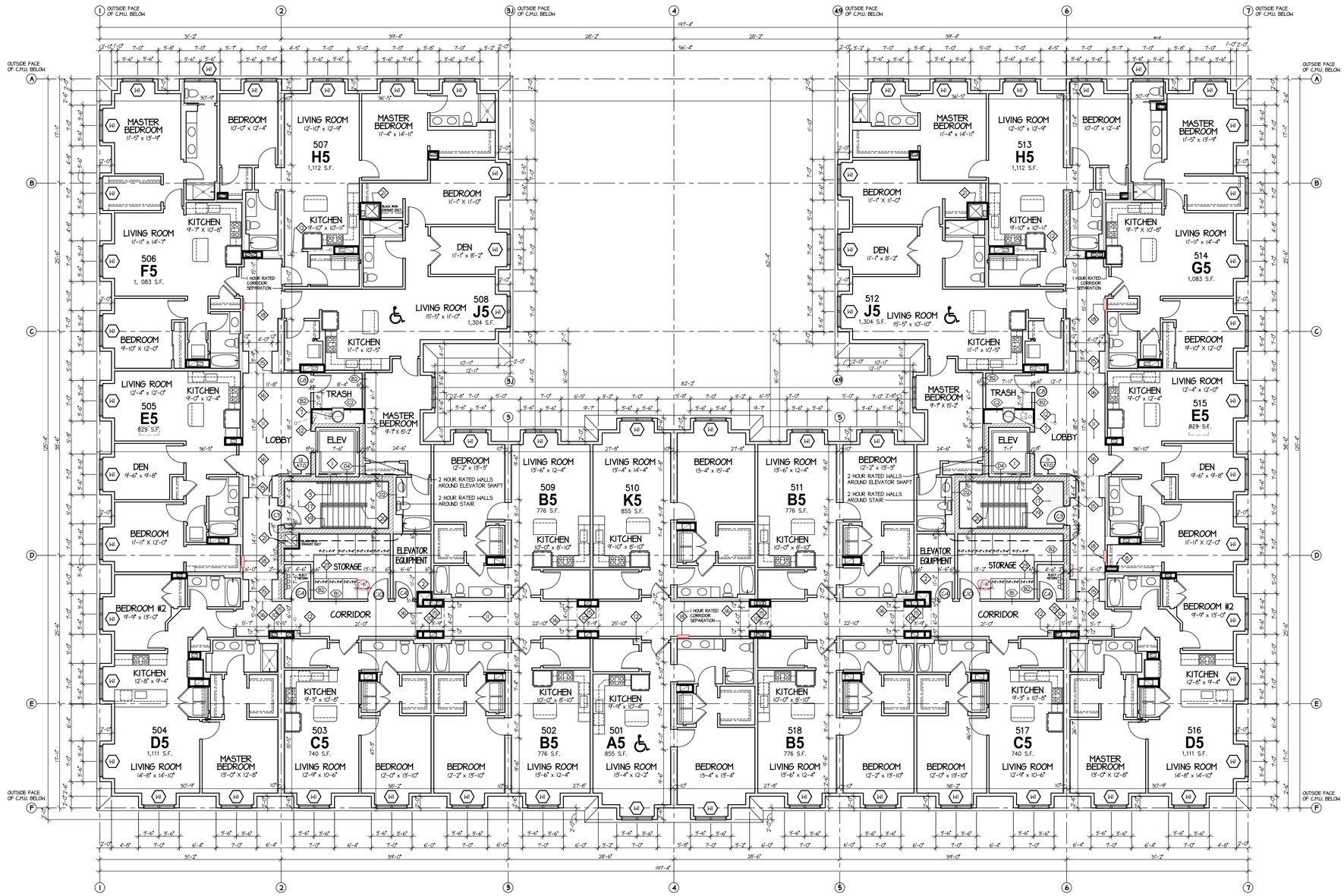

5th FLOOR PLAN

SCALE 1/8" = 1'-0"

N

Floor Plan Notes

ELEVATION REFERENCE
EL. 0'-0" = EL. 606.0 U.S.G.S. DATUM = 1st FINISHED FLOOR

DIMENSIONS
DIMENSIONS ARE GIVEN FROM FACE OF MASONRY TO FACE OF MASONRY, OR TO CENTER OF MASONRY OPENING, OR TO FACE OF GYPSUM BOARD, UNLESS NOTED OTHERWISE.

REFER TO 1/4" SCALE DWELLING UNIT FLOOR PLANS FOR FINISHED DIMENSIONS, INTERIOR DOOR NUMBERS, AND NOTES REGARDING DWELLING UNIT CONSTRUCTION.

1. **ELEVATOR**
   CAPACITY: 3500 LBS.
   CAB SIZE: 6'-8" x 5'-5" (VERIFY W/ SHOP DRAWINGS)
   DOOR SIZE: 3'-6" OPENING

   ELEVATOR CAB, DOOR & CONTROLS SHALL COMPLY WITH APPLICABLE A.N.S.I. & A.D.A. ACCESSIBILITY STANDARDS.

   FIRE SERVICE AND EMERGENCY AMENITIES SHALL BE PROVIDED AS REQUIRED BY LOCAL CODES.

ELEVATOR PIT:
INSTALL 40 MIL ASPHALTIC WATERPROOFING AT EXTERIOR OF FOUNDATION. INSTALL WATERSTOP AT FOOTINGS, ENTIRE PERIMETER OF ELEVATOR PIT

ELEVATOR SHAFT DIMENSIONS:
THE FINAL DIMENSIONS OF THE ELEVATOR SHAFT & PIT DEPTH MUST BE COORDINATED WITH THE ELEVATOR SHOP DRAWINGS PRIOR TO CONSTRUCTION.

FLOOR DESIGNATION SIGNAGE:
ALL ELEVATOR HOISTWAY ENTRANCES SHALL HAVE RAISED AND BRAILLE FLOOR DESIGNATIONS PROVIDED ON BOTH JAMBS. THE CENTERLINE OF THE CHARACTERS SHALL BE 60 IN. ABOVE FINISH FLOOR. THE CHARACTERS SHALL BE 2 IN. HIGH. THE SIGNAGE PLATES SHALL BE PERMANENTLY AFFIXED TO THE JAMBS.

AT THE 4TH FLOOR THE FRONT OF THE MASONRY WALL SHALL REMAIN OPEN DURING INSTALLATION OF ELEVATOR. COORDINATE MASONRY INFILL WITH ELEVATOR CONTRACTOR. REFER TO STRUCTURAL FOR LINTEL SIZE.

2. **ELEVATOR EQUIPMENT ROOM:**
   FIRE RATING: 2 HOUR FIRE RATED ROOM ENCLOSURE
   PIPES / DUCTS: NO PIPES OR DUCTS CONTAINING GASES, VAPORS, OR WATER, ETC., MAY BE LOCATED WITHIN THE EQUIPMENT ROOM CONCEAL PIPING ABOVE W/ GYP BD CEILING & METAL DRIP PAN AS REQ'D.
   VENTILATION: PROVIDE PROPER VENTILATION TO COMPLY WITH APPLICABLE CODES

3. STEEL LADDER - PROVIDED BY ELEVATOR CONTRACTOR
4. 3'-6" HIGH PRE-FINISHED ALUMINUM GUARD RAIL W/ MAX. 4" CLEAR SPACE BETWEEN ALL MEMBERS - REFER TO EXTERIOR ELEVATIONS & SECTIONS
5. PRE-FINISHED ALUMINUM HAND RAIL AT 2'-10" ABOVE STAIR NOSING OR RAMP PROVIDE W/ MAX. 4" CLEAR SPACE BETWEEN ALL MEMBERS REFER TO EXTERIOR ELEVATIONS & SECTIONS
6. CONCRETE STEPS - 12" TREADS W/ MAX. 7" RISERS
7. 2'-0" DIA. SHEET METAL TRASH CHUTE WITH SELF-CLOSING "B" LABEL DOOR. CHUTE SHALL BE ENCLOSED WITH A 2 HOUR RATED SHAFT ENCLOSURE UP TO THE UNDERSIDE OF THE ROOF DECK. THE CHUTE SHALL EXTEND 4'-0" ABOVE THE ROOF. INSTALL A SPRINKLER HEAD INSIDE THE CHUTE AT THE TOP SERVICE OPENING, AND AT EVERY OTHER FLOOR LEVEL BELOW. REFER TO DETAIL J / A7.0
   THE OPERATING DEVICE SHALL BE BETWEEN 15" AND 48" A.F.F. THE DEVICE SHALL BE OPERABLE WITH ONE HAND AND SHALL NOT REQUIRE TIGHT GRASPING, PINCHING, OR TWISTING OF THE WRIST TO OPERATE.
8. EXHAUST FLUE, OR INTAKE PIPE - REFER TO THE MECHANICAL DRAWINGS. PROVIDE A 2 HOUR FIRE RATED SHAFT ENCLOSURE
9. 1 HOUR FIRE RATED SHAFT ENCLOSURE
10. 2 HOUR FIRE RATED SHAFT ENCLOSURE
11. DROPPED 5/8" GYPSUM BOARD CEILING IN ALL COMMON AREA CORRIDORS. REFER TO THE REFLECTED CEILING PLAN.
    THE DROPPED CEILING AT THE TOP FLOOR SHALL BE IN ADDITION TO THE GYPSUM BOARD REQUIRED FOR THE FIRE RATED ROOF ASSEMBLY. COORDINATE WITH THE MECHANICAL & PLUMBING DRAWINGS FOR REQUIRED CEILING ACCESS PANELS.
12. DOWNSPOUT - REFER TO PLUMBING DRAWINGS
    PROVIDE PROPER FIRESTOPPING AT FLOOR PENETRATIONS.
    INSULATE ALL PIPING IN UN-HEATED ROOF SPACES.
13. MASONRY MOVEMENT JOINT - REFER TO DETAIL D / A7.0
    REFER TO ELEVATION & DETAIL FOR ADDITIONAL LOCATIONS
14. CONCRETE TOPPING OR SLAB - REFER TO SECTIONS
15. GYPSUM BOARD PILASTER
16. GYPSUM BOARD HEADER - SEE REFLECTED CEILING PLAN
17. AREA OF REFUGE - MINIMUM 2'-6" x 4'-0" CLEAR FLOOR AREA. NO PIPES OR FIXTURES SHALL BE INSTALLED WITH-IN THIS AREA
18. FIRE EXTINGUISHER & CABINET
    MULTI-PURPOSE EXTINGUISHER FOR CLASS A, B, C, FIRES.
    CABINET SHALL BE FIRE RATED SEMI-RECESSED WITH A GLASS DOOR.
    TOP OF CABINET 48" A.F.F. - REFER TO DETAIL C / A7.0
19. 1 1/4" DIA. STEEL HANDRAILS EACH SIDE OF STAIR. REFER TO DETAIL A ON A7.0
20. 1 1/4" DIA. STEEL GUARD RAIL AT 3'-6" A.F.F. PROVIDE MAXIMUM 4" CLEAR OPEN SPACE BETWEEN ALL BALUSTERS, POSTS, HORIZONTAL RAILS, AND FLOOR
21. BLACK IRON DUCT FOR FUTURE RESTAURANT ON 1st FLOOR
    REFER TO MECHANICAL DRAWINGS & DETAIL A / A2.2
22. MAIL BOXES - REFER TO INTERIOR ELEVATIONS ON SHEET A8.0
    MANUFACTURER SHALL BE AUTH-FLORENCE MANUF. CO., OR EQ.
    TENANT MAILBOX LOCK EXCEED 5'-7" A.F.F.
    BOTTOM OF LOWEST MAILBOX SHALL BE MINIMUM 2'-4" A.F.F.
23. 8'-0" TALL HOVEN WIRE STORAGE LOCKERS
    PROVIDE 3'-0" WIDE DOORS & WIRE TOP COVER
24. FIRE ALARM CONTROL PANEL
25. TYPICAL RETAIL SPACE - "WARM DARK BOX"
    TENANT INTERIOR BUILD-OUT UNDER SEPARATE PERMIT
    WARM DARK BOX TO INCLUDE THE FOLLOWING:
    - GYPSUM BOARD OVER FURRING AT EXTERIOR WALLS
    - SEALED CONCRETE FLOOR SLAB
    - TEMPORARY LED STRIP LIGHTING
    - EMERGENCY EXIT LIGHTING
    - CONVENIENCE OUTLETS AT PERIMETER WALLS
    - HEATING, COOLING AND EXHAUST - REFER TO MECHANICAL
26. INTERCOM BOX - INTEGRATED INTO STOREFRONT
27. CONCRETE TOPPING OR SLAB WITH ICE MELT - SHADED AREA
28. MASONRY PIER - REFER TO EXTERIOR ELEVATIONS & SECTIONS
29. PORCELAIN PAVERS ON ADJUSTABLE PEDESTALS OVER PITCHED CONCRETE TOPPING OVER DECK. WATERPROOFING SYSTEM W/ PROMENADE DECK DRAINS - REFER TO PLUMBING DRAWINGS
30. REFER TO STRUCTURAL DRAWINGS FOR 2 HOUR FIRE RATED C.M.U. WALL AT TRANSITION BETWEEN FLOOR LEVELS AT THIS LOCATION.
31. AREA WELL WITH GALVANIZED STEEL GRATE COVER EXPANSION ANCHORED TO WALLS
32. 5/8" GYPSUM BOARD ENCLOSURE OVER 3 5/8" x 25 GA. METAL STUDS @ 16" O. C. MAX. OVER STEEL COLUMN
33. 3'-0" WIDE SELF-CLOSING STEEL BAR GATE @ 3'-0" A.F.F.
    WITH DIRECTIONAL SIGNAGE ON WALL LEADING TO EXIT.
34. PRE-MANUFACTURED ALUMINUM STAIRS, LANDINGS, AND RAILINGS. REFER TO SHOP DRAWINGS PREPARED BY THE ALUMINUM STAIR VENDOR.
35. H.V.A.C. LOUVER - REFER TO MECHANICAL DRAWINGS
36. STEEL & TEMPERED GLASS ENTRY CANOPY AT 1st FLOOR BELOW

Partition & Wall Keys

REFER TO SHEET A4.0 FOR COMPLETE CONSTRUCTION DETAILS & COMPONENTS.

GYPSUM BOARD PARTITIONS

- A1 INTERIOR PARTITION - GYP. BD. OVER 2 1/2" STUDS = 3 1/2" WALL
- A2 INTERIOR PARTITION - GYP. BD. OVER 3 5/8" STUDS. = 4 1/2" WALL
- A3 INTERIOR PARTITION - GYP. BD. OVER 3 5/8" STUDS. = 5" WALL
- A4 PLUMBING WALL
- B1 1 HOUR FIRE RATED - 5" INTERIOR PARTITION.
- B2 2 HOUR FIRE RATED - 6" INTERIOR PARTITION.
- B3 1 HOUR FIRE RATED - PLUMBING INTERIOR PARTITION.
- C1 1 HOUR FIRE RATED - 3 1/2" SHAFT WALL.
- C2 2 HOUR FIRE RATED - 3 1/2" SHAFT WALL.

CONCRETE MASONRY WALLS

- D1 STANDARD C.M.U. WALL
- D2 2 HOUR C.M.U. WALL
- D3 3 HOUR C.M.U. WALL
- D4 4 HOUR C.M.U. WALL
- D5 2 HOUR ELEVATOR SHAFT
- D6 4 HOUR ELEVATOR SHAFT

CONCRETE WALLS

- E1 2 HOUR STAIR WALL
- E2 2 HOUR RATED ELEVATOR SHAFT WALL

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5th FLOOR PLAN

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FOR PERMIT 4-29-2022
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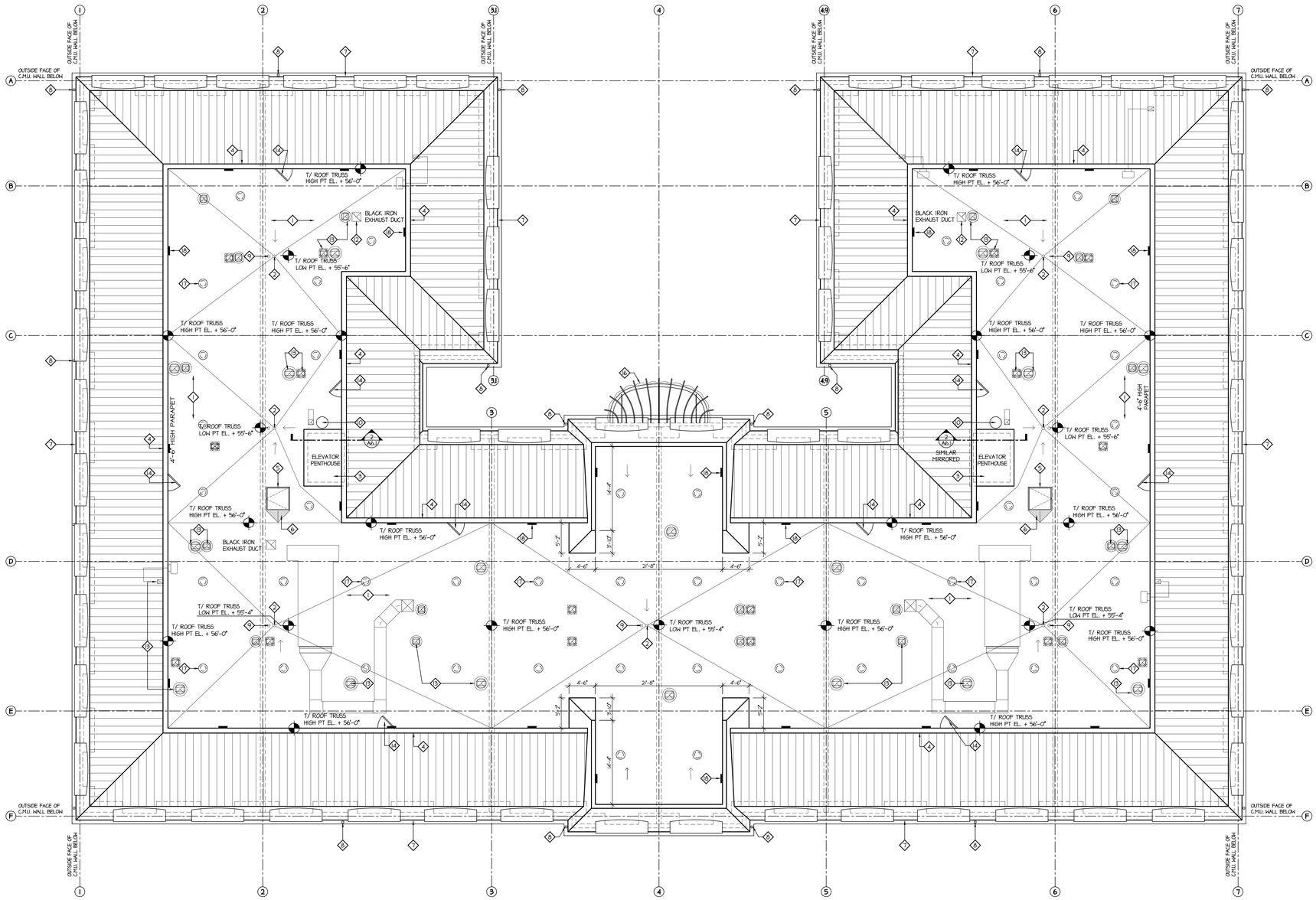
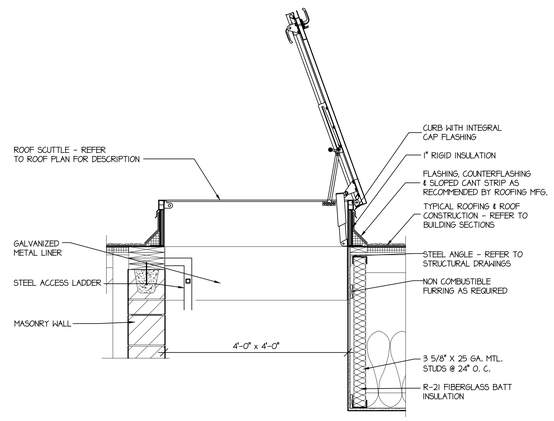


ROOF PLAN

SCALE 1/8" = 1'-0"



A ROOF SCUTTLE SECTION

SCALE 3/4" = 1'-0"

Roof Plan Notes

ROOF COVERING CLASSIFICATIONS
ALL ROOF COVINGS SHALL HAVE A MINIMUM CLASS "C" RATING IN ACCORDANCE WITH A.S.T.M. E108.

FLASHING & SEALANTS
PROPER SHEET METAL FLASHING AND SEALANT SHALL BE PROVIDED AND INSTALLED AT ALL ROOF TO ROOF, & ROOF TO WALL JUNCTURES, SKYLIGHT AND MECHANICAL UNIT CURBS, & AT ALL ROOF PENETRATIONS. COORDINATE W/ MECHANICAL DRAWINGS

ATTIC VENTS
PROVIDE AND INSTALL ATTIC VENTS FOR ALL ROOF AREAS.
PROVIDE ONE (1) S.F. OF NET CLEAR VENTILATING AREA FOR EACH 300 S.F. OF ROOF AREA - 50% OF VENTILATION PROVIDED ON MANSARD SIDE WALLS

1. TYPICAL ROOFING & ROOF CONSTRUCTION - REFER TO BUILDING SECTIONS
2. ROOF DRAIN - REFER TO PLUMBING DRAWINGS ROOFING CONTRACTOR SHALL PROVIDE BUILT-UP INSULATION AS REQUIRED TO PROVIDE PROPER DRAINAGE TO ROOF DRAINS.
3. ELEVATOR PENTHOUSE
   PROVIDE 16" x 8" LOUVERED & SCREENED VENT IN REAR WALL
   PROVIDE TAPERED INSULATION TO PITCH ROOF TO ONE SIDE
4. PRE-FINISHED ALUMINUM COPING / CAP FLASHING
5. ROOF SCUTTLE - 4'-0" x 4'-0" - BILCO F-50-TB
   REFER TO DETAIL A / A2.4
6. SADDLE - BUILD UP RIGID INSULATION AS REQUIRED TO PROVIDE PROPER WATER FLOW TO ROOF DRAINS AND AROUND WALLS, PARAPETS, SKYLIGHTS & MECHANICAL CURBS. ROOFING CONTRACTOR IS RESPONSIBLE FOR COORDINATING W/ STRUCTURAL DRAWINGS & ARCHITECTURAL BUILDING SECTIONS FOR ROOF PITCH & INSULATION REQUIREMENTS
7. GUTTER - 6" x 5" - SQUARE - PREFINISHED ALUMINUM
8. DOWNSPOUT - 3" x 4" - PREFINISHED ALUMINUM
9. OVERFLOW ROOF DRAIN - REFER TO PLUMBING
10. TRASH CHUTE VENT WITH CAP
11. EXHAUST RISER & FAN - REFER TO MECHANICAL DWGS. FOR ALL LOCATIONS
12. CAPPED BLACK IRON DUCT WITH 14" HIGH CURB FOR FUTURE RESTAURANT
13. INSTALL 12" HIGH X MINIMUM 18 GA. GALVANIZED STEEL CURBS & CAPS AT ALL EXHAUST, INTAKE, FLUE, AND FAN LOCATIONS. ROOFING OVER 1 1/2" RIGID INSULATION TO BE INSTALLED OVER CURBS AND CAPS. PROVIDE 12" HIGH RAILS FOR ALL ROOFTOP H.V.A.C. EQUIPMENT. COORDINATE LOCATIONS, SIZES, AND DETAILS WITH MECHANICAL DRAWINGS.
14. 1'-10" WIDE x 2'-8" HIGH ATTIC ACCESS PANEL WITH WEATHERSTRIPPING
15. MAKE-UP AIR UNIT - REFER TO MECHANICAL DWGS. FOR ALL LOCATIONS
16. STEEL & TEMPERED GLASS ENTRY CANOPY AT 1st FLOOR BELOW
17. 12" DIA. X 15" H ALUMINUM FLAT ROOF ATTIC VENTS - 0.78 S.F. NET FREE AREA EACH. INSTALL A TOTAL OF 46 VENTS ON MAIN ROOF OF BUILDING.
18. 16" H X 24" H ALUMINUM WALL LOUVER VENTS - 1.25 S.F. NET FREE AREA EACH. INSTALL A TOTAL OF 28 WALL LOUVER VENTS ON BACK WALLS OF MANSARDS.

Roofing General Notes

FURNISH AND INSTALL ROOFING MEMBRANE WITH FLASHINGS AND ALL ACCESSORIES NECESSARY TO COMPRISE A COMPLETE ROOFING SYSTEM. INSTALL THE SYSTEM PER THE MANUFACTURERS WRITTEN RECOMMENDATIONS.

THE WORK SHALL INCLUDE A 5 YEAR WARRANTY FOR LABOR AND MATERIALS.

SEAL FLASHINGS AND FLANGES ON ALL ITEMS SETTING ON OR PROTRUDING THROUGH THE MEMBRANE.

DO NOT APPLY ROOFING MEMBRANE TO DAMP OR FROZEN DECK SURFACES.

DO NOT EXPOSE MATERIAL VULNERABLE TO WATER OR SUN DAMAGE IN QUANTITIES GREATER THAN CAN BE WEATHERPROOFED DURING THE SAME DAY.

VERIFY DECK SURFACE IS DRY, SOUND, CLEAN AND SMOOTH, FREE OF DEPRESSIONS, WAVES, OR PROJECTIONS AND, IF APPLICABLE, PROPERLY SLOPED TO DRAINS.

PROTECT BUILDING SURFACES AGAINST DAMAGE FROM ROOFING WORK. WHERE WORK MUST CONTINUE OVER FINISHED ROOF MEMBRANE, PROTECT SURFACES.

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NEW MIXED-USE BUILDING AT
Marbella of Lemont
CANAL STREET & LEMONT STREET LEMONT, ILLINOIS

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ROOF PLAN

DATE	
	FOR CONSTRUCTION 10-7-2022
⚠	PERMIT REVISIONS 9-7-2022
	FOR PERMIT 4-29-2022
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	VILLAGE REVIEW 3-18-2022
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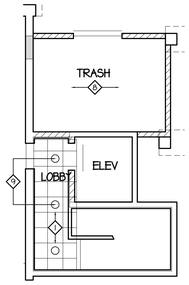
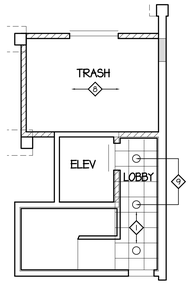


BASEMENT
WEST LOBBY CEILING PLAN

SCALE 1/8" = 1'-0"



BASEMENT
EAST LOBBY CEILING PLAN

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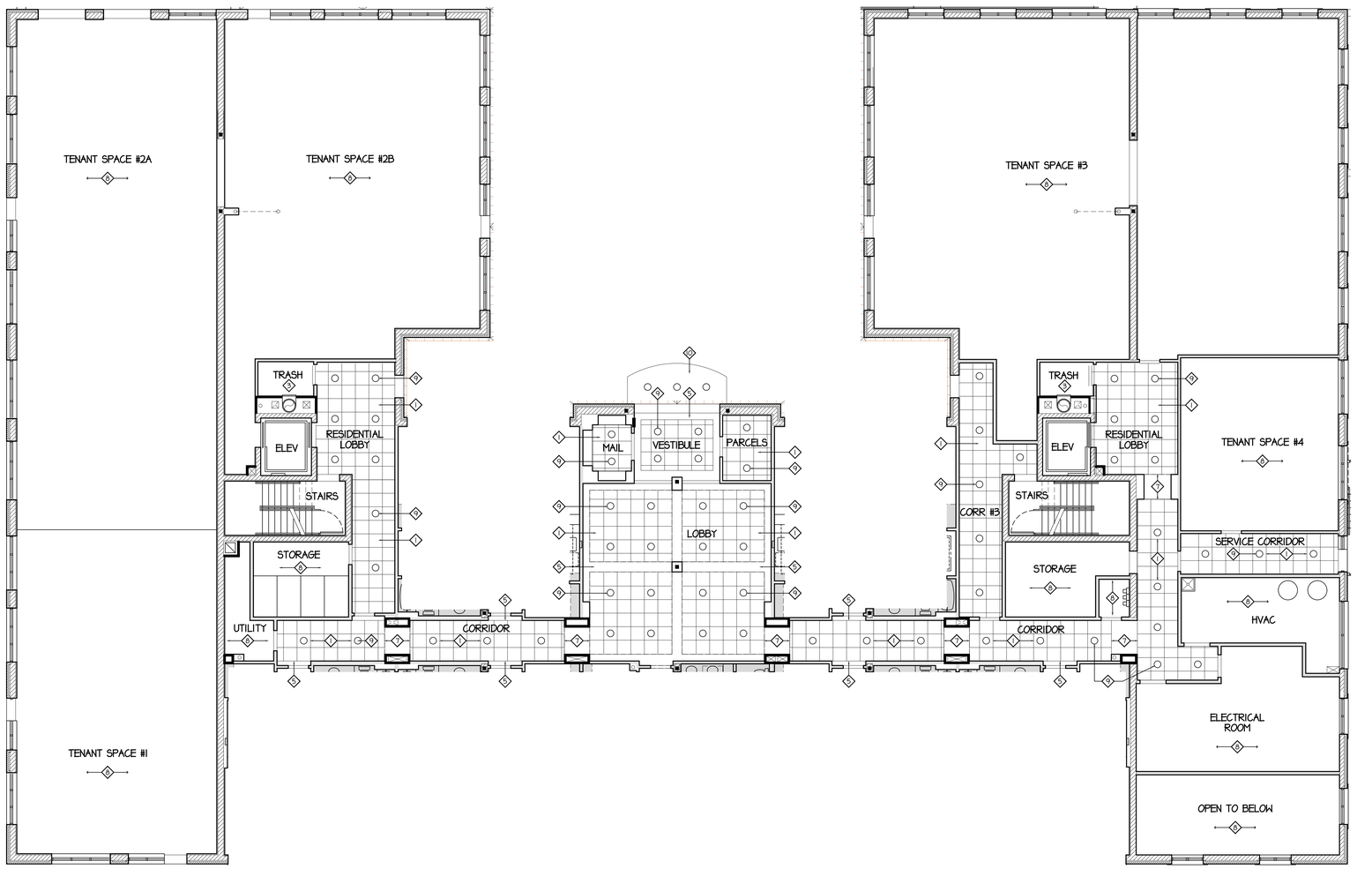

1st FLOOR COMMERCIAL &
COMMON AREA CEILING PLAN

SCALE 1/8" = 1'-0"

Reflected Ceiling Plan Notes

1. 2 x 2 ACOUSTICAL CEILING TILES IN A SUSPENDED METAL GRID SYSTEM @ 9'-8" A.F.F. - REFER TO ROOM FINISH SCHEDULE
2. 2 x 2 ACOUSTICAL CEILING TILES IN A SUSPENDED METAL GRID SYSTEM @ 8'-6" A.F.F. - REFER TO ROOM FINISH SCHEDULE
3. 5/8" GYPSUM BOARD BOARD CEILING ATTACHED TO SUSPENDED METAL GRID SYSTEM.
   1st, 2nd, 3rd, and 4th FLOORS:
   CEILING AT 4" BELOW PRECAST CONCRETE PLANK LOW POINT
   5th FLOOR:
   CEILING AT 10'-0" ABOVE FINISHED FLOOR
4. DROPPED GYPSUM BOARD CEILING OR SOFFIT AT 7'-8" A.F.F.
5. DROPPED GYPSUM BOARD CEILING OR SOFFIT AT 9'-0" A.F.F.
6. GYPSUM BOARD HEADER AT 7'-8"
7. GYPSUM BOARD HEADER AT 9'-0"
8. EXPOSED CONCRETE PLANK CEILING - REFER TO ROOM FINISH SCHEDULE
9. RECESSED CAN LIGHT - REFER TO ELECTRICAL DRAWINGS
10. PRE-FABRICATED ENTRY CANOPY

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1st FLOOR & BASEMENT
COMMON AREA CEILING PLANS

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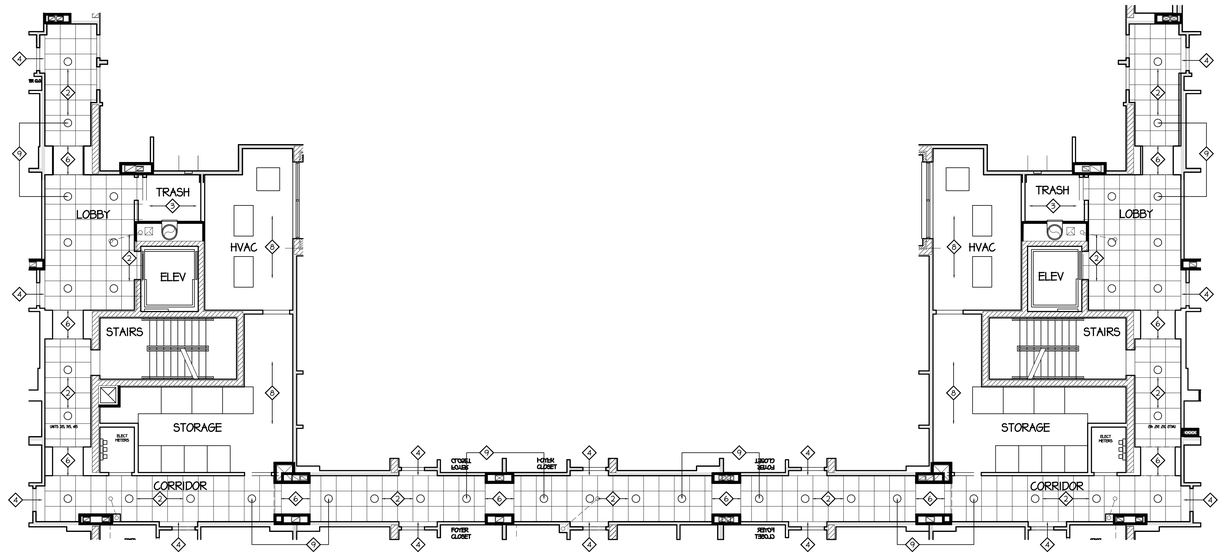
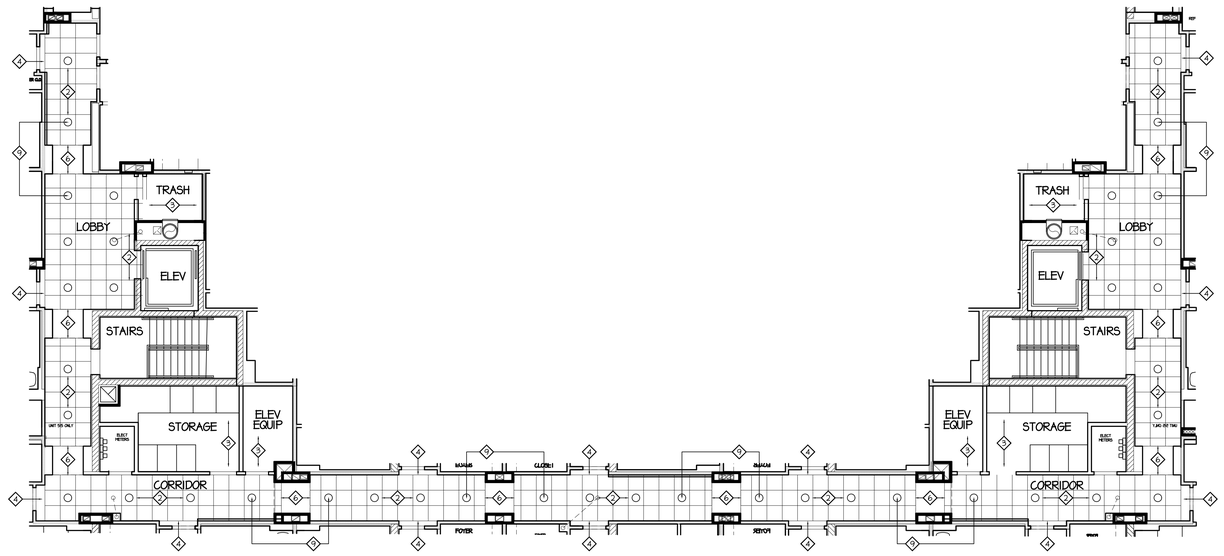


2nd, 3rd, and 4th FLOOR
COMMON AREA CEILING PLAN

SCALE 1/8" = 1'-0"

N



5th FLOOR
COMMON AREA CEILING PLAN

SCALE 1/8" = 1'-0"

N

Reflected Ceiling Plan Notes

1. 2 x 2 ACOUSTICAL CEILING TILES IN A SUSPENDED METAL GRID SYSTEM @ 9'-8" A.F.F. - REFER TO ROOM FINISH SCHEDULE
2. 2 x 2 ACOUSTICAL CEILING TILES IN A SUSPENDED METAL GRID SYSTEM @ 8'-6" A.F.F. - REFER TO ROOM FINISH SCHEDULE
3. 5/8" GYPSUM BOARD BOARD CEILING ATTACHED TO SUSPENDED METAL GRID SYSTEM.
   1st, 2nd, 3rd, and 4th FLOORS:
   CEILING AT 4" BELOW PRECAST CONCRETE PLANK LOW POINT
   5th FLOOR:
   CEILING AT 10'-0" ABOVE FINISHED FLOOR
4. DROPPED GYPSUM BOARD CEILING OR SOFFIT AT 7'-8" A.F.F.
5. DROPPED GYPSUM BOARD CEILING OR SOFFIT AT 9'-0" A.F.F.
6. GYPSUM BOARD HEADER AT 7'-8"
7. GYPSUM BOARD HEADER AT 9'-0"
8. EXPOSED CONCRETE PLANK CEILING - REFER TO ROOM FINISH SCHEDULE
9. RECESSED CAN LIGHT - REFER TO ELECTRICAL DRAWINGS
10. PRE-FABRICATED ENTRY CANOPY

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2nd, 3rd, 4th, and 5th FLOOR
COMMON AREA CEILING PLANS

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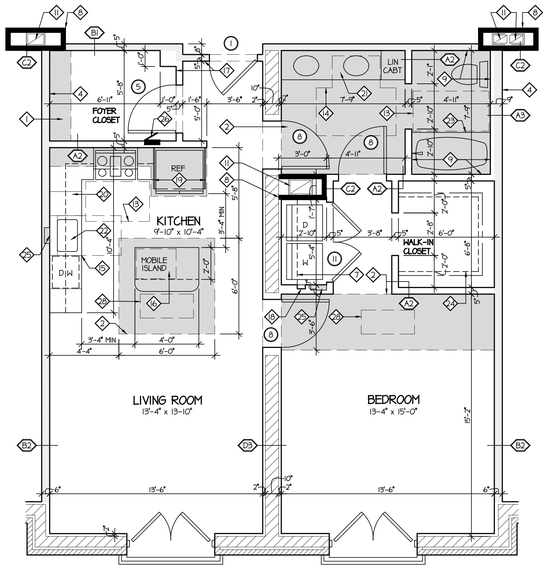


UNIT TYPE A

SCALE 1/4" = 1'-0"

UNIT AREA: 908 S.F.

Window Hardware

THE OPENING & LOCKING MECHANISMS ON THE OPERABLE WINDOWS WITHIN THIS APARTMENT SHALL BE BETWEEN 15" AND 48" A.F.F.

Appliance Controls

THE HANDLES AND OPERATING CONTROLS FOR THE APPLIANCES WITHIN THIS APARTMENT SHALL BE BETWEEN 15" AND 48" A.F.F.

I.A.C. Units - Handicap Adaptable

THIS SYMBOL DESIGNATES THE UNITS THAT SHALL BE CONSTRUCTED, UPON REQUEST OF THE INITIAL OCCUPANT, TO BE FULLY ACCESSIBLE TO COMPLY WITH THE REQUIREMENTS OF THE CURRENT ILLINOIS ACCESSIBILITY CODE WITH REGARDS TO: KITCHEN & BATHROOM CABINETS, APPLIANCES, PLUMBING FIXTURES AND WORK SURFACES.

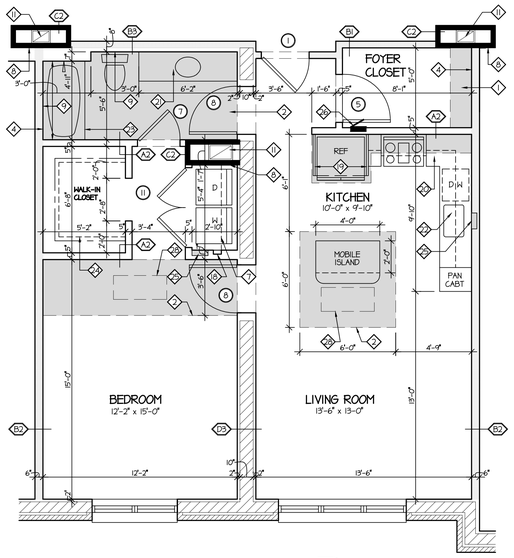
PROVIDE HARD-WIRED CONDUIT LINES TO ALL I.A.C. UNITS AT TIME OF INITIAL CONSTRUCTION SO AS TO INSTALL ON AN AS-NEEDED BASIS, AN AUDIO & VISUAL ALARM SYSTEM. THE VISUAL ALARMS SHALL BE VISIBLE FROM EVERY ROOM EXCEPT BATHROOMS & CLOSETS.

I.A.C. UNITS: 101, 201, 301, 401

I.B.C. "TYPE A" Units - Handicap Accessible

THIS SYMBOL DESIGNATES THE UNITS THAT SHALL BE CONSTRUCTED AS FULLY ACCESSIBLE TO COMPLY WITH THE REQUIREMENTS OF THE CURRENT IBC/ANSI A117.1.

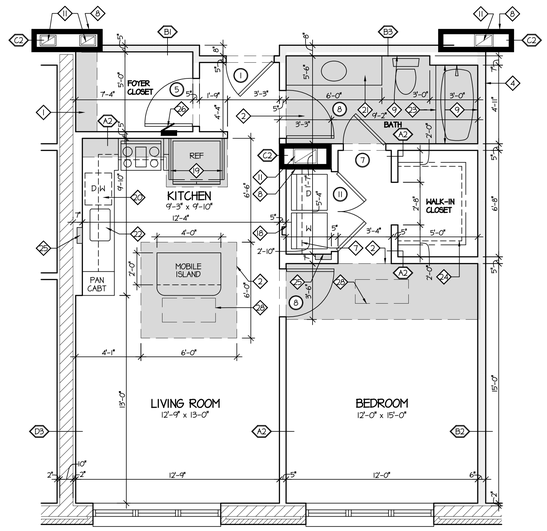
I.B.C. "TYPE A" UNITS: 201



UNIT TYPE B

SCALE 1/4" = 1'-0"

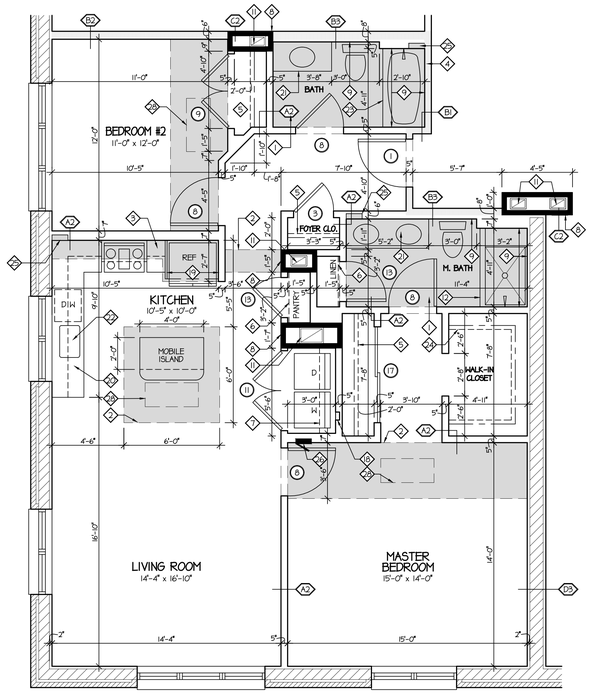
UNIT AREA: 820 S.F.



UNIT TYPE C

SCALE 1/4" = 1'-0"

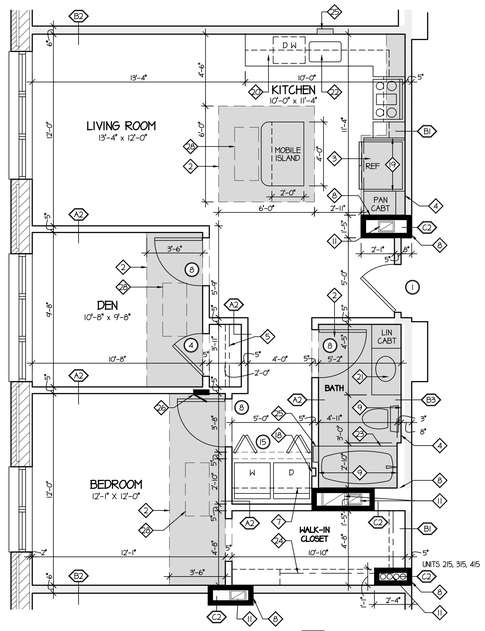
UNIT AREA: 776 S.F.



UNIT TYPE D

SCALE 1/4" = 1'-0"

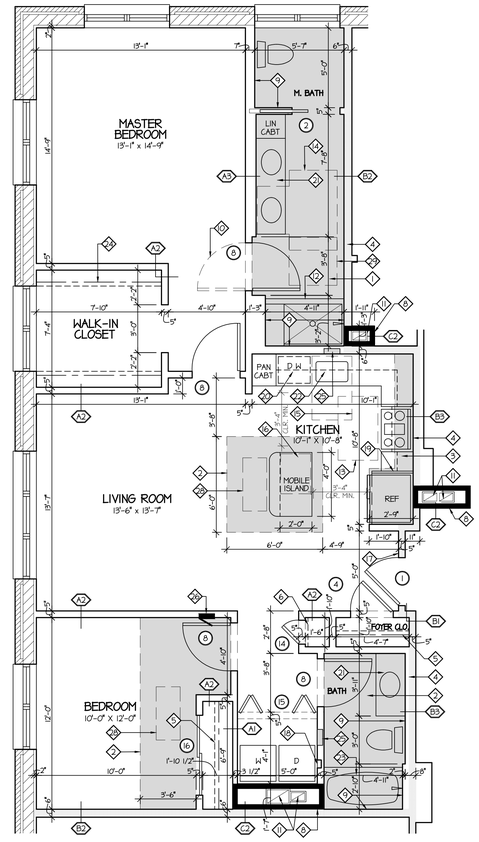
UNIT AREA: 1,216 S.F.



UNIT TYPE E

SCALE 1/4" = 1'-0"

UNIT AREA: 879 S.F.



UNIT TYPE F

SCALE 1/4" = 1'-0"

UNIT AREA: 1,172 S.F.

Window Hardware

THE OPENING & LOCKING MECHANISMS ON THE OPERABLE WINDOWS WITHIN THIS APARTMENT SHALL BE BETWEEN 15" AND 48" A.F.F.

Appliance Controls

THE HANDLES AND OPERATING CONTROLS FOR THE APPLIANCES WITHIN THIS APARTMENT SHALL BE BETWEEN 15" AND 48" A.F.F.

I.A.C. Units - Handicap Adaptable

THIS SYMBOL DESIGNATES THE UNITS THAT SHALL BE CONSTRUCTED, UPON REQUEST OF THE INITIAL OCCUPANT, TO BE FULLY ACCESSIBLE TO COMPLY WITH THE REQUIREMENTS OF THE CURRENT ILLINOIS ACCESSIBILITY CODE WITH REGARDS TO: KITCHEN & BATHROOM CABINETS, APPLIANCES, PLUMBING FIXTURES AND WORK SURFACES.

PROVIDE HARD-WIRED CONDUIT LINES TO ALL I.A.C. UNITS AT TIME OF INITIAL CONSTRUCTION SO AS TO INSTALL ON AN AS-NEEDED BASIS, AN AUDIO & VISUAL ALARM SYSTEM. THE VISUAL ALARMS SHALL BE VISIBLE FROM EVERY ROOM EXCEPT BATHROOMS & CLOSETS.

I.A.C. UNITS: 206, 306, 406

Dwelling Unit Plan Notes

CEILING HEIGHT

FINISHED CEILING HEIGHT IN ALL SPACES SHALL BE:
TYPICAL: 9'-0" A.F.F.
1st FLOOR: 10'-4" A.F.F.
TOP FLOOR: 10'-0" A.F.F.

1. GYPSUM BOARD CEILING AT 6'-0" MINIMUM IN FOYER TO ENCLOSE SUSPENDED MECHANICAL UNIT. COORDINATE ACCESS PANELS WITH THE MECHANICAL CONTRACTOR.
2. GYPSUM BOARD SOFFIT OR DROPPED CEILING 1'-0" BELOW CEILING - TYPICAL AT ALL SHADED AREAS.

   FIRE RATED GYPSUM BOARD WALLS SHALL BE CONTINUOUS, FULL HEIGHT, FROM THE TOP OF THE CONCRETE FLOOR, TO THE UNDERSIDE OF THE PRECAST CONCRETE CEILING, OR TO THE UNDERSIDE OF THE ROOF DECK. THE DROPPED GYPSUM BOARD CEILING OR SOFFIT FRAMING SHALL NOT INTERRUPT THE GYPSUM BOARD ON FIRE RATED WALLS.
   REFER TO SOFFIT & TOP FLOOR CEILING DETAILS.

   GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING WITH MECHANICAL, PLUMBING & SPRINKLER DRAWINGS & CONTRACTORS TO DETERMINE ALL ADDITIONAL NECESSARY SOFFIT LOCATIONS.
3. GYPSUM BOARD SOFFITS ABOVE WALL CABINETS. THE SOFFITS SHALL OVERHANG THE CABINETS BY 2". REFER TO INTERIOR ELEVATIONS FOR HEIGHTS OF THE SOFFITS. REFER TO CABINET SHOP DRAWINGS FOR FINAL LOCATIONS.

   FIRE RATED GYPSUM BOARD WALLS SHALL BE CONTINUOUS, FULL HEIGHT, FROM THE TOP OF THE CONCRETE FLOOR, TO THE UNDERSIDE OF THE PRECAST CONCRETE CEILING, OR TO THE UNDERSIDE OF THE ROOF DECK. THE DROPPED GYPSUM BOARD SOFFIT FRAMING SHALL NOT INTERRUPT THE GYPSUM BOARD ON FIRE RATED WALLS.
   REFER TO SOFFIT & TOP FLOOR CEILING DETAILS.
4. AT FIRE-RATED GYPSUM BOARD WALLS, THE GYPSUM WALL BOARD SHALL EXTEND UP TO THE CEILING, AND SHALL BE CONTINUOUS BEHIND THE SOFFIT FRAMING.
5. SHELF W/ INTEGRAL ROD - T/ SHELF @ 66" A.F.F.
   MATERIAL: WHITE MELAMINE
   PROVIDE ADJUSTABLE ROD AND SHELF IN TYPE A UNITS.
   BOTTOM SHELF INSTALLED AT 48" TO TOP OF SHELF
6. (5) 16" DEEP SHELVES @ 12" O. C. VERTICALLY TOP SHELF @ 6'-0" A.F.F.
   MATERIAL: WHITE MELAMINE
7. 12" WIDE SHELF @ 48" A.F.F.
   MATERIAL: WHITE MELAMINE
8. **2 HOUR RATED SHAFT ENCLOSURE**
   2 HOUR FIRE RATED GYPSUM BOARD SHAFT ENCLOSURE.

   NOTE: FIRE RATED SHAFT ENCLOSURES FOR BATHROOM, DRYER, AND KITCHEN EXHAUST VENTS MAY BE ELIMINATED ON THE 1st FLOOR - ONLY WHERE THE SHAFT ENCLOSURE IS NOT SHARED WITH THE PUBLIC CORRIDOR.
9. **BACKING FOR GRAB BARS - ALL UNITS**
   INSTALL SHEET METAL BACKING, FASTENED TO STUDS OR FURRING, WITHIN THE SIDE AND REAR WALLS AROUND ALL TOILETS, SHOWERS & TUBS FOR FUTURE INSTALLATION OF GRAB BARS. TOP OF BACKING AT 5'-6" A.F.F. BOTTOM OF BACKING AT 2'-6" A.F.F.
10. **ADAPTABLE DWELLING UNIT OPTION**
    UPON REQUEST OF THE RESIDENT, LANDLORD SHALL REMOVE THE DOOR & HINGES
11. MECHANICAL EXHAUST EXHAUST AND/OR VENT DUCT OR PIPE. COORDINATE FINAL SIZE AND LOCATION WITH MECHANICAL DRAWINGS.
12. SHOWER WITH 6'-8" H FRAMELESS GLASS PIVOTING DOOR AND/OR ENCLOSURE. PROVIDE PREMANUFACTURED STONE OR QUARTZ SHOWER BASE WITH MATCHING SEAT - SEE PLUMBING DWGS. PROVIDE CERAMIC TILE WALLS FULL HEIGHT.
13. 30" x 48" MIN. CLEAR SPACE - IN ACCESSIBLE UNIT
14. 60" MIN. "T" TURNING SPACE - IN ACCESSIBLE UNIT
15. REMOVABLE BASE CABINET TO PROVIDE A 30" WIDE x 27" HIGH OPEN KNEE SPACE BELOW COUNTERTOP. REFER TO INTERIOR ELEVATIONS SHEET A8.0.
16. 30" WIDE FOR WORK SPACE.
17. PROVIDE 18" CLEAR MINIMUM ON PULL SIDE OF ALL ENTRANCE DOORS & DOORS IN ACCESSIBLE UNITS
18. PLUMBING GRAY BOX LOCATION REFER TO PLUMBING DRAWINGS
19. FINISHED SIDE PANEL AT REFRIGERATOR WITH 24" DEEP WALL CABINETS ABOVE
20. 3CM GRANITE COUNTERTOPS IN KITCHENS. PROVIDE WHITE SUBWAY TILE ON BACK WALL BETWEEN COUNTERTOP AND CABINETS. TYPE "A" UNIT T/ COUNTERTOP @ 2'-10" A.F.F. PROVIDE ALTERNATE FOR MAN MADE QUARTZ COUNTERTOPS.
21. 2CM GRANITE COUNTERTOP W/ UNDERMOUNT LAVATORY BOWL, 4" HIGH BACK SPLASH, AND SIDE SPLASHES. -TYPICAL TYPE "A" UNIT COUNTERTOP @ 2'-10" A.F.F. PROVIDE ALTERNATE FOR MAN MADE QUARTZ COUNTERTOPS. OMIT BACK SPLASH IF WALLS AT LAV WILL BE TILED. COORDINATE WITH DEVELOPER.
22. **STAINLESS STEEL SINK WITH DISPOSAL. REFER TO PLUMBING DRAWINGS**
23. PROVIDE A PRE-MANUFACTURED TUB BASE - SEE PLUMBING DRAWINGS. PROVIDE CERAMIC TILE WALLS FULL HEIGHT. PROVIDE A CURTAIN AND ROD.
24. MASONITE CLOSET ORGANIZER. SPECIFIED BY DEVELOPER.
25. PROVIDE ACCESS PANEL TO ACCOMMODATE TO SERVICE WATER SHUT-OFF VALVES. COORDINATE LOCATIONS W/ PLUMBING DRAWINGS.
26. ELECTRICAL PANEL REFER TO ELECTRICAL DRAWINGS IN ACCESSIBLE UNITS PROVIDE 30" x 48" MIN. CLEAR SPACE AND OPERABLE PARTS BETWEEN 15" AND 48" VERTICALLY.
27. **STAIRS**
    REFER TO BUILDING PLAN FOR CONSTRUCTION NOTES & DETAILS
28. VRF CASSETTE RECESSED INTO THE CEILING - REFER TO MECHANICAL DM65.
29. FAN COIL UNIT RECESSED INTO THE CEILING - REFER TO MECHANICAL DM65.
30. PROVIDE 3 5/8" METAL STUD FURRING WITH 3 INCH SPRAY FOAM INSULATION AROUND ELEVATOR SHAFT

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Website Archamerica.com

NEW MIXED-USE BUILDING AT

Marbella of Lemont

CANAL STREET & LEMONT STREET LEMONT, ILLINOIS

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LOTUS | design & development
220 E. Illinois Street, Unit 101
Lemont, Illinois 60439
Phone 630-863-7280
Website LotusDD.com

UNIT FLOOR PLANS

DATE
FOR CONSTRUCTION 10-7-2022
⚠ PERMIT REVISIONS 9-7-2022
FOR PERMIT 4-29-2022
CLIENT REVIEW 3-31-2022
VILLAGE REVIEW 3-18-2022
50% REVIEW 12-17-2021

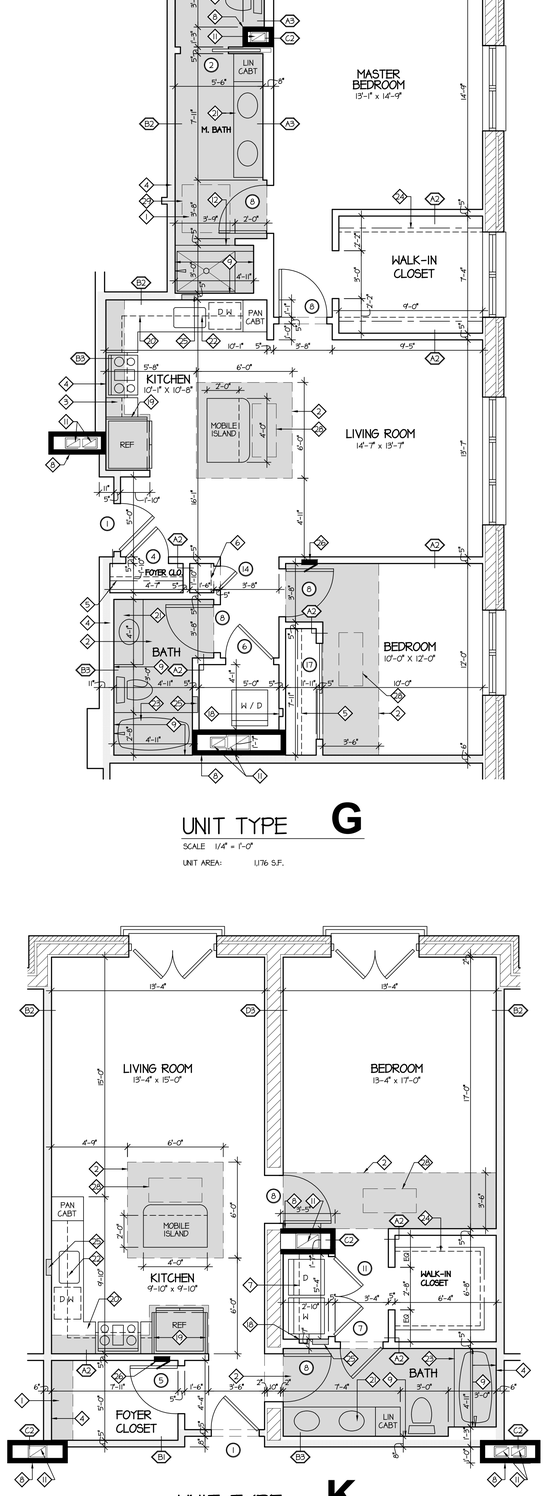
19090

A3.0

UNIT TYPE G

SCALE 1/4" = 1'-0"

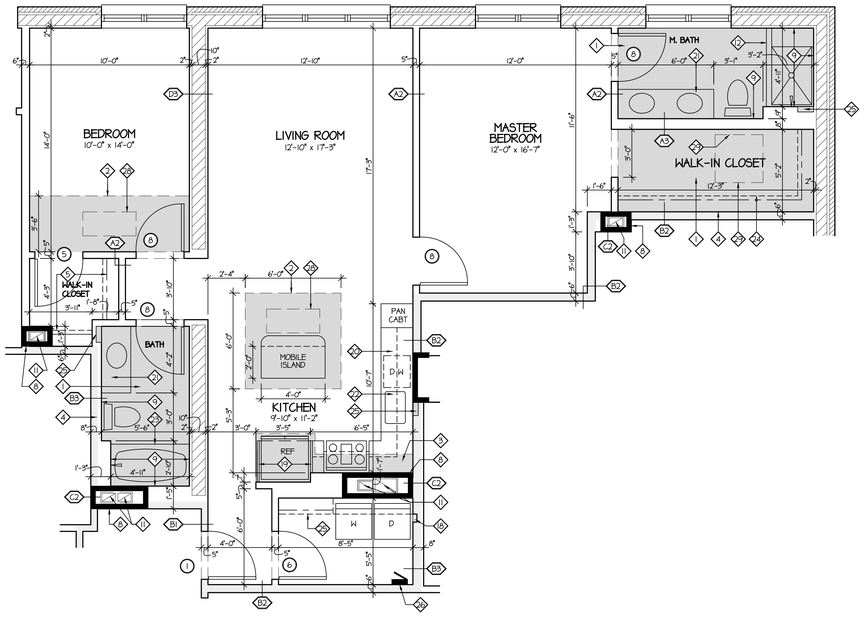
UNIT AREA: 1,176 S.F.



UNIT TYPE K

SCALE 1/4" = 1'-0"

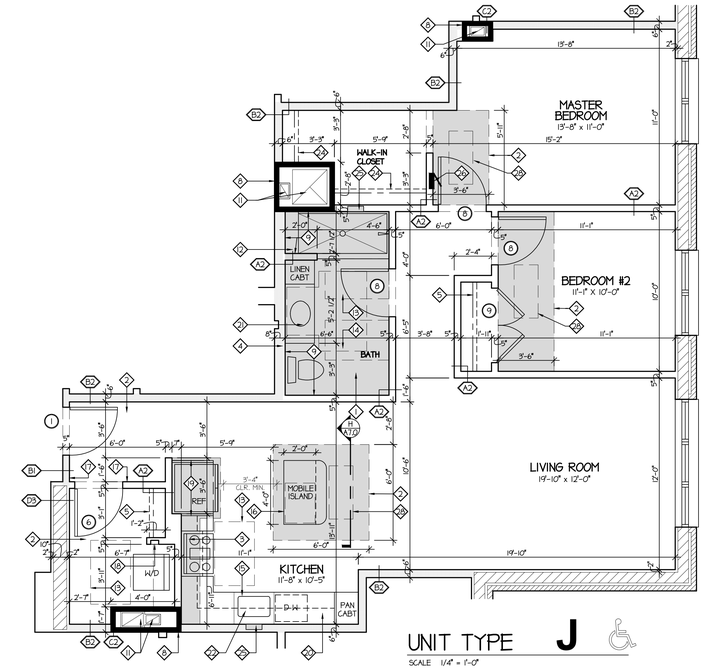
UNIT AREA: 908 S.F.



UNIT TYPE H

SCALE 1/4" = 1'-0"

UNIT AREA: 1,193 S.F.



UNIT TYPE J

SCALE 1/4" = 1'-0"

UNIT AREA: 1,078 S.F.

Window Hardware

THE OPENING & LOCKING MECHANISMS ON THE OPERABLE WINDOWS WITHIN THIS APARTMENT SHALL BE BETWEEN 15" AND 48" A.F.F.

Appliance Controls

THE HANDLES AND OPERATING CONTROLS FOR THE APPLIANCES WITHIN THIS APARTMENT SHALL BE BETWEEN 15" AND 48" A.F.F.

I.A.C. Units - Handicap Adaptable

THIS SYMBOL DESIGNATES THE UNITS THAT SHALL BE CONSTRUCTED, UPON REQUEST OF THE INITIAL OCCUPANT, TO BE FULLY ACCESSIBLE TO COMPLY WITH THE REQUIREMENTS OF THE CURRENT ILLINOIS ACCESSIBILITY CODE WITH REGARDS TO: KITCHEN & BATHROOM CABINETS, APPLIANCES, PLUMBING FIXTURES AND WORK SURFACES.

PROVIDE HARD-WIRED CONDUIT LINES TO ALL I.A.C. UNITS AT TIME OF INITIAL CONSTRUCTION SO AS TO INSTALL, ON AN AS-NEEDED BASIS, AN AUDIO & VISUAL ALARM SYSTEM. THE VISUAL ALARMS SHALL BE VISIBLE FROM EVERY ROOM EXCEPT BATHROOMS & CLOSETS.

I.A.C. UNITS: 208, 308, 408

I.B.C. "TYPE A" Units - Handicap Accessible

THIS SYMBOL DESIGNATES THE UNITS THAT SHALL BE CONSTRUCTED AS FULLY ACCESSIBLE TO COMPLY WITH THE REQUIREMENTS OF THE CURRENT IBC/ANSI A117.1.

I.B.C. "TYPE A" UNITS: 408

Dwelling Unit Plan Notes

CEILING HEIGHT

FINISHED CEILING HEIGHT IN ALL SPACES SHALL BE:
TYPICAL: 9'-0" A.F.F.
1st FLOOR: 10'-4" A.F.F.
TOP FLOOR: 10'-0" A.F.F.

1. GYPSUM BOARD CEILING AT 8'-0" MINIMUM IN FOYER TO ENCLOSE SUSPENDED MECHANICAL UNIT. COORDINATE ACCESS PANELS WITH THE MECHANICAL CONTRACTOR.
2. GYPSUM BOARD SOFFIT OR DROPPED CEILING 1'-0" BELOW CEILING - TYPICAL AT ALL SHADED AREAS.

   FIRE RATED GYPSUM BOARD WALLS SHALL BE CONTINUOUS, FULL HEIGHT, FROM THE TOP OF THE CONCRETE FLOOR, TO THE UNDERSIDE OF THE PRECAST CONCRETE CEILING, OR TO THE UNDERSIDE OF THE ROOF DECK. THE DROPPED GYPSUM BOARD CEILING OR SOFFIT FRAMING SHALL NOT INTERRUPT THE GYPSUM BOARD ON FIRE RATED WALLS.
   REFER TO SOFFIT & TOP FLOOR CEILING DETAILS.

   GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING WITH MECHANICAL, PLUMBING & SPRINKLER DRAWINGS & CONTRACTORS TO DETERMINE ALL ADDITIONAL NECESSARY SOFFIT LOCATIONS.
3. GYPSUM BOARD SOFFITS ABOVE WALL CABINETS. THE SOFFITS SHALL OVERHANG THE CABINETS BY 2". REFER TO INTERIOR ELEVATIONS FOR HEIGHTS OF THE SOFFITS. REFER TO CABINET SHOP DRAWINGS FOR FINAL LOCATIONS.

   FIRE RATED GYPSUM BOARD WALLS SHALL BE CONTINUOUS, FULL HEIGHT, FROM THE TOP OF THE CONCRETE FLOOR, TO THE UNDERSIDE OF THE PRECAST CONCRETE CEILING, OR TO THE UNDERSIDE OF THE ROOF DECK. THE DROPPED GYPSUM BOARD SOFFIT FRAMING SHALL NOT INTERRUPT THE GYPSUM BOARD ON FIRE RATED WALLS.
   REFER TO SOFFIT & TOP FLOOR CEILING DETAILS.
4. AT FIRE-RATED GYPSUM BOARD WALLS, THE GYPSUM WALL BOARD SHALL EXTEND UP TO THE CEILING, AND SHALL BE CONTINUOUS BEHIND THE SOFFIT FRAMING.
5. SHELF W/ INTEGRAL ROD - T/ SHELF @ 66" A.F.F.
   MATERIAL: WHITE MELAMINE
   PROVIDE ADJUSTABLE ROD AND SHELF IN TYPE A UNITS.
   BOTTOM SHELF INSTALLED AT 48" TO TOP OF SHELF
6. (5) 16" DEEP SHELVES @ 12" O. C. VERTICALLY TOP SHELF @ 6'-0" A.F.F.
   MATERIAL: WHITE MELAMINE
7. 12" WIDE SHELF @ 48" A.F.F.
   MATERIAL: WHITE MELAMINE
8. **2 HOUR RATED SHAFT ENCLOSURE**
   2 HOUR FIRE RATED GYPSUM BOARD SHAFT ENCLOSURE.

   NOTE: FIRE RATED SHAFT ENCLOSURES FOR BATHROOM, DRYER, AND KITCHEN EXHAUST VENTS MAY BE ELIMINATED ON THE 1st FLOOR - ONLY WHERE THE SHAFT ENCLOSURE IS NOT SHARED WITH THE PUBLIC CORRIDOR.
9. **BACKING FOR GRAB BARS - ALL UNITS**
   INSTALL SHEET METAL BACKING, FASTENED TO STUDS OR FURRING, WITHIN THE SIDE AND REAR WALLS AROUND ALL TOILETS, SHOWERS & TUBS FOR FUTURE INSTALLATION OF GRAB BARS. TOP OF BACKING AT 3'-6" A.F.F. BOTTOM OF BACKING AT 2'-6" A.F.F.
10. **ADAPTABLE DWELLING UNIT OPTION**
    UPON REQUEST OF THE RESIDENT, LANDLORD SHALL REMOVE THE DOOR & HINGES
11. MECHANICAL EXHAUST EXHAUST AND/OR VENT DUCT OR PIPE. COORDINATE FINAL SIZE AND LOCATION WITH MECHANICAL DRAWINGS.
12. SHOWER WITH 6'-8" H FRAMELESS GLASS PIVOTING DOOR AND/OR ENCLOSURE. PROVIDE PREMANUFACTURED STONE OR QUARTZ SHOWER BASE WITH MATCHING SEAT - SEE PLUMBING DWGS. PROVIDE CERAMIC TILE WALLS FULL HEIGHT.
13. 30" x 48" MIN. CLEAR SPACE - IN ACCESSIBLE UNIT
14. 60" MIN. "T" TURNING SPACE - IN ACCESSIBLE UNIT
15. REMOVABLE BASE CABINET TO PROVIDE A 30" WIDE x 27" HIGH OPEN KNEE SPACE BELOW COUNTERTOP. REFER TO INTERIOR ELEVATIONS SHEET A8.0.
16. 30" WIDE FOR WORK SPACE.
17. PROVIDE 18" CLEAR MINIMUM ON PULL SIDE OF ALL ENTRANCE DOORS & DOORS IN ACCESSIBLE UNITS
18. PLUMBING GRAY BOX LOCATION REFER TO PLUMBING DRAWINGS
19. FINISHED SIDE PANEL AT REFRIGERATOR WITH 24" DEEP WALL CABINETS ABOVE
20. 3CM GRANITE COUNTERTOPS IN KITCHENS, PROVIDE WHITE SUBWAY TILE ON BACK WALL BETWEEN COUNTERTOP AND CABINETS. TYPE "A" UNIT T/ COUNTERTOP @ 2'-10" A.F.F. PROVIDE ALTERNATE FOR MAN MADE QUARTZ COUNTERTOPS.
21. 2CM GRANITE COUNTERTOP W/ UNDERMOUNT LAVATORY BOWL, 4" HIGH BACK SPLASH, AND SIDE SPLASHES. -TYPICAL TYPE "A" UNIT COUNTERTOP @ 2'-10" A.F.F. PROVIDE ALTERNATE FOR MAN MADE QUARTZ COUNTERTOPS. OMIT BACK SPLASH IF WALLS AT LAV WILL BE TILED. COORDINATE WITH DEVELOPER.
22. **STAINLESS STEEL SINK WITH DISPOSAL. REFER TO PLUMBING DRAWINGS**
23. PROVIDE A PRE-MANUFACTURED TUB BASE - SEE PLUMBING DRAWINGS. PROVIDE CERAMIC TILE WALLS FULL HEIGHT. PROVIDE A CURTAIN AND ROD.
24. MASONITE CLOSET ORGANIZER. SPECIFIED BY DEVELOPER.
25. PROVIDE ACCESS PANEL TO ACCOMMODATE TO SERVICE WATER SHUT-OFF VALVES. COORDINATE LOCATIONS W/ PLUMBING DRAWINGS.
26. ELECTRICAL PANEL REFER TO ELECTRICAL DRAWINGS IN ACCESSIBLE UNITS PROVIDE 30" x 48" MIN. CLEAR SPACE AND OPERABLE PARTS BETWEEN 15" AND 48" VERTICALLY.
27. **STAIRS**
    REFER TO BUILDING PLAN FOR CONSTRUCTION NOTES & DETAILS
28. VRF CASSETTE RECESSED INTO THE CEILING - REFER TO MECHANICAL DWGS.
29. FAN COIL UNIT RECESSED INTO THE CEILING - REFER TO MECHANICAL DWGS.
30. PROVIDE 3 5/8" METAL STUD FURRING WITH 3 INCH SPRAY FOAM INSULATION AROUND ELEVATOR SHAFT

ARCHAMERICA
34121 N. US 45, Suite 213
Grayslake, Illinois 60030
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NEW MIXED-USE BUILDING AT

Marbella of Lemont

CANAL STREET & LEMONT STREET LEMONT, ILLINOIS

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LOTUS | design & development
220 E. Illinois Street, Unit 101
Lemont, Illinois 60439
Phone 630-863-7280
Website LotusDD.com

UNIT FLOOR PLANS

DATE
FOR CONSTRUCTION 10-7-2022
⚠ PERMIT REVISIONS 9-7-2022
FOR PERMIT 4-29-2022
CLIENT REVIEW 3-31-2022
VILLAGE REVIEW 3-18-2022
50% REVIEW 12-17-2021

19090

A3.1

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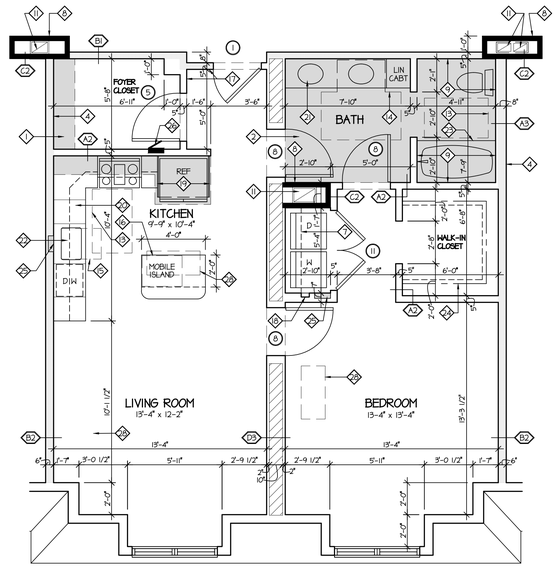


UNIT TYPE A5

SCALE 1/4" = 1'-0"

UNIT AREA: 855 S.F.

Window Hardware

THE OPENING & LOCKING MECHANISMS ON THE OPERABLE WINDOWS WITHIN THIS APARTMENT SHALL BE BETWEEN 15" AND 48" A.F.F.

Appliance Controls

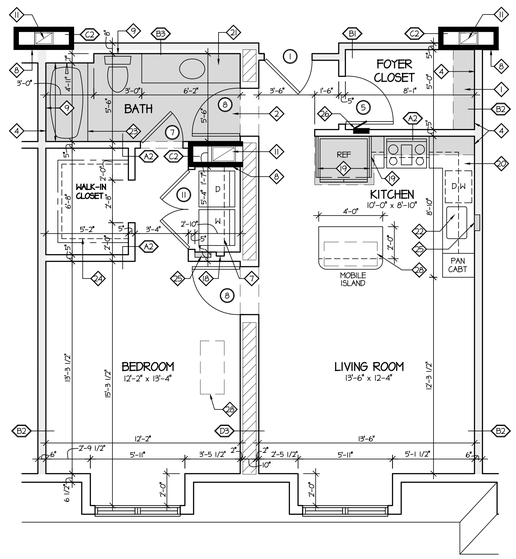
THE HANDLES AND OPERATING CONTROLS FOR THE APPLIANCES WITHIN THIS APARTMENT SHALL BE BETWEEN 15" AND 48" A.F.F.

I.A.C. Units - Handicap Adaptable

THIS SYMBOL DESIGNATES THE UNITS THAT SHALL BE CONSTRUCTED, UPON REQUEST OF THE INITIAL OCCUPANT, TO BE FULLY ACCESSIBLE TO COMPLY WITH THE REQUIREMENTS OF THE CURRENT ILLINOIS ACCESSIBILITY CODE WITH REGARDS TO: KITCHEN & BATHROOM CABINETS, APPLIANCES, PLUMBING FIXTURES AND WORK SURFACES.

PROVIDE HARD-WIRED CONDUIT LINES TO ALL I.A.C. UNITS AT TIME OF INITIAL CONSTRUCTION SO AS TO INSTALL ON AN AS-NEEDED BASIS, AN AUDIO & VISUAL ALARM SYSTEM. THE VISUAL ALARMS SHALL BE VISIBLE FROM EVERY ROOM EXCEPT BATHROOMS & CLOSETS.

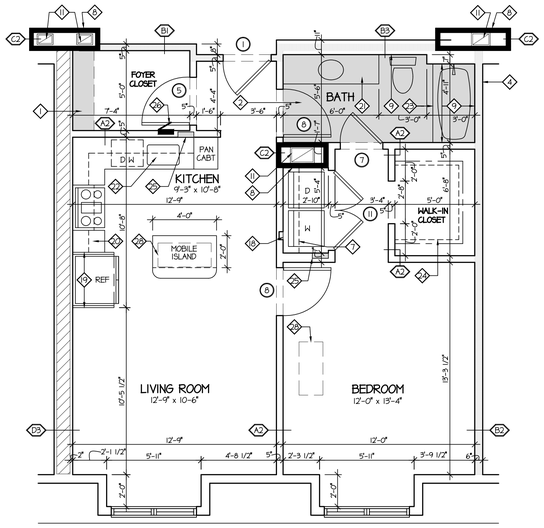
I.A.C. UNITS: 501



UNIT TYPE B5

SCALE 1/4" = 1'-0"

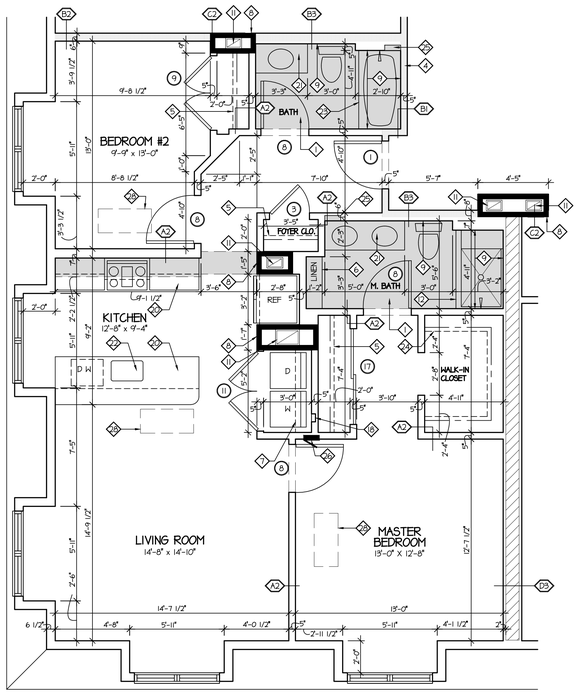
UNIT AREA: 776 S.F.



UNIT TYPE C5

SCALE 1/4" = 1'-0"

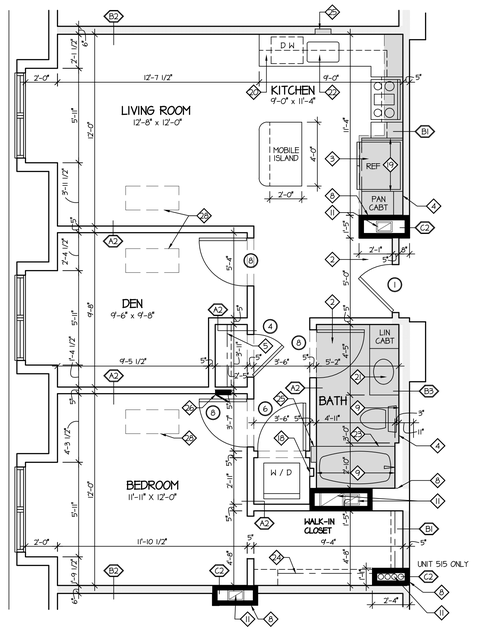
UNIT AREA: 740 S.F.



UNIT TYPE D5

SCALE 1/4" = 1'-0"

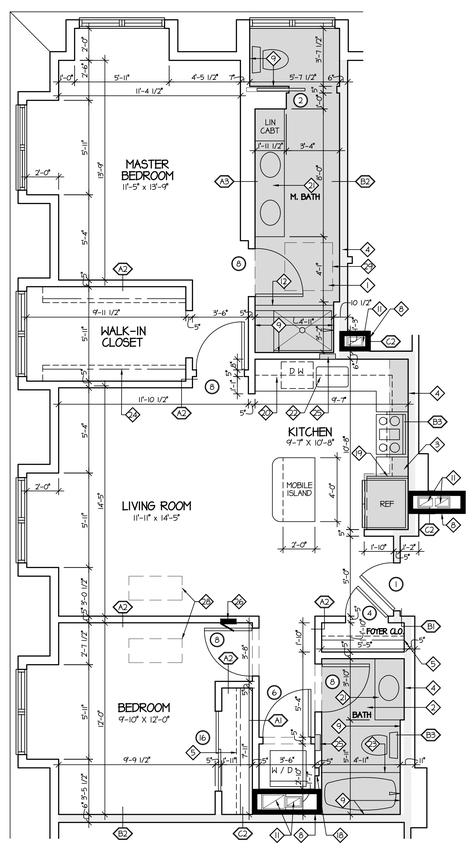
UNIT AREA: 1111 S.F.



UNIT TYPE E5

SCALE 1/4" = 1'-0"

UNIT AREA: 829 S.F.



UNIT TYPE F5

SCALE 1/4" = 1'-0"

UNIT AREA: 1,083 S.F.

Dwelling Unit Plan Notes

CEILING HEIGHT

FINISHED CEILING HEIGHT IN ALL SPACES SHALL BE:
TYPICAL: 9'-0" A.F.F.
1st FLOOR: 10'-4" A.F.F.
TOP FLOOR: 10'-0" A.F.F.

1. GYPSUM BOARD CEILING AT 8'-0" MINIMUM IN FOYER TO ENCLOSE SUSPENDED MECHANICAL UNIT. COORDINATE ACCESS PANELS WITH THE MECHANICAL CONTRACTOR.
2. GYPSUM BOARD SOFFIT OR DROPPED CEILING 1'-0" BELOW CEILING - TYPICAL AT ALL SHADED AREAS.

   FIRE RATED GYPSUM BOARD WALLS SHALL BE CONTINUOUS, FULL HEIGHT, FROM THE TOP OF THE CONCRETE FLOOR TO THE UNDERSIDE OF THE PRECAST CONCRETE CEILING, OR TO THE UNDERSIDE OF THE ROOF DECK. THE DROPPED GYPSUM BOARD CEILING OR SOFFIT FRAMING SHALL NOT INTERRUPT THE GYPSUM BOARD ON FIRE RATED WALLS. REFER TO SOFFIT & TOP FLOOR CEILING DETAILS.

   GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING WITH MECHANICAL, PLUMBING & SPRINKLER DRAWINGS & CONTRACTORS TO DETERMINE ALL ADDITIONAL NECESSARY SOFFIT LOCATIONS.
3. GYPSUM BOARD SOFFITS ABOVE WALL CABINETS. THE SOFFITS SHALL OVERHANG THE CABINETS BY 2". REFER TO INTERIOR ELEVATIONS FOR HEIGHTS OF THE SOFFITS. REFER TO CABINET SHOP DRAWINGS FOR FINAL LOCATIONS.

   FIRE RATED GYPSUM BOARD WALLS SHALL BE CONTINUOUS, FULL HEIGHT, FROM THE TOP OF THE CONCRETE FLOOR TO THE UNDERSIDE OF THE PRECAST CONCRETE CEILING, OR TO THE UNDERSIDE OF THE ROOF DECK. THE DROPPED GYPSUM BOARD SOFFIT FRAMING SHALL NOT INTERRUPT THE GYPSUM BOARD ON FIRE RATED WALLS. REFER TO SOFFIT & TOP FLOOR CEILING DETAILS.
4. AT FIRE-RATED GYPSUM BOARD WALLS, THE GYPSUM WALL BOARD SHALL EXTEND UP TO THE CEILING, AND SHALL BE CONTINUOUS BEHIND THE SOFFIT FRAMING.
5. SHELF W/ INTEGRAL ROD - T/ SHELF @ 66" A.F.F.
   MATERIAL: WHITE MELAMINE
   PROVIDE ADJUSTABLE ROD AND SHELF IN TYPE A UNITS.
   BOTTOM SHELF INSTALLED AT 48" TO TOP OF SHELF
6. (5) 16" DEEP SHELVES @ 12" O. C. VERTICALLY TOP SHELF @ 6'-0" A.F.F.
   MATERIAL: WHITE MELAMINE
7. 12" WIDE SHELF @ 48" A.F.F.
   MATERIAL: WHITE MELAMINE
8. **2 HOUR RATED SHAFT ENCLOSURE**
   2 HOUR FIRE RATED GYPSUM BOARD SHAFT ENCLOSURE.

   NOTE: FIRE RATED SHAFT ENCLOSURES FOR BATHROOM, DRYER, AND KITCHEN EXHAUST VENTS MAY BE ELIMINATED ON THE 1st FLOOR - ONLY WHERE THE SHAFT ENCLOSURE IS NOT SHARED WITH THE PUBLIC CORRIDOR.
9. **BACKING FOR GRAB BARS - ALL UNITS**
   INSTALL SHEET METAL BACKING, FASTENED TO STUDS OR FURRING, WITHIN THE SIDE AND REAR WALLS AROUND ALL TOILETS, SHOWERS & TUBS FOR FUTURE INSTALLATION OF GRAB BARS. TOP OF BACKING AT 5'-0" A.F.F. BOTTOM OF BACKING AT 2'-6" A.F.F.
10. **ADAPTABLE DWELLING UNIT OPTION**
    UPON REQUEST OF THE RESIDENT, LANDLORD SHALL REMOVE THE DOOR & HINGES
11. MECHANICAL EXHAUST EXHAUST AND/OR VENT DUCT OR PIPE. COORDINATE FINAL SIZE AND LOCATION WITH MECHANICAL DRAWINGS.
12. SHOWER WITH 6'-8" H FRAMELESS GLASS PIVOTING DOOR AND/OR ENCLOSURE. PROVIDE PREMANUFACTURED STONE OR QUARTZ SHOWER BASE WITH MATCHING SEAT - SEE PLUMBING DWGS. PROVIDE CERAMIC TILE WALLS FULL HEIGHT.
13. 30" x 48" MIN. CLEAR SPACE - IN ACCESSIBLE UNIT
14. 60" MIN. "T" TURNING SPACE - IN ACCESSIBLE UNIT
15. REMOVABLE BASE CABINET TO PROVIDE A 30" WIDE x 27" HIGH OPEN KNEE SPACE BELOW COUNTERTOP. REFER TO INTERIOR ELEVATIONS SHEET A8.0.
16. 30" WIDE FOR WORK SPACE.
17. PROVIDE 18" CLEAR MINIMUM ON PULL SIDE OF ALL ENTRANCE DOORS & DOORS IN ACCESSIBLE UNITS
18. PLUMBING GRAY BOX LOCATION REFER TO PLUMBING DRAWINGS
19. FINISHED SIDE PANEL AT REFRIGERATOR WITH 24" DEEP WALL CABINETS ABOVE
20. 3CM GRANITE COUNTERTOPS IN KITCHENS. PROVIDE WHITE SUBWAY TILE ON BACK WALL BETWEEN COUNTERTOP AND CABINETS. TYPE "A" UNIT T/ COUNTERTOP @ 2'-10" A.F.F. PROVIDE ALTERNATE FOR MAN MADE QUARTZ COUNTERTOPS.
21. 2CM GRANITE COUNTERTOP W/ UNDERMOUNT LAVATORY BOWL, 4" HIGH BACK SPLASH, AND SIDE SPLASHES. - TYPICAL TYPE "A" UNIT COUNTERTOP @ 2'-10" A.F.F. PROVIDE ALTERNATE FOR MAN MADE QUARTZ COUNTERTOPS. OMIT BACK SPLASH IF WALLS AT LAV WILL BE TILED. COORDINATE WITH DEVELOPER.
22. **STAINLESS STEEL SINK WITH DISPOSAL. REFER TO PLUMBING DRAWINGS**
23. PROVIDE A PRE-MANUFACTURED TUB BASE - SEE PLUMBING DRAWINGS. PROVIDE CERAMIC TILE WALLS FULL HEIGHT. PROVIDE A CURTAIN AND ROD.
24. MASONITE CLOSET ORGANIZER. SPECIFIED BY DEVELOPER.
25. PROVIDE ACCESS PANEL TO ACCOMMODATE TO SERVICE WATER SHUT-OFF VALVES. COORDINATE LOCATIONS W/ PLUMBING DRAWINGS.
26. ELECTRICAL PANEL REFER TO ELECTRICAL DRAWINGS IN ACCESSIBLE UNITS PROVIDE 30" x 48" MIN. CLEAR SPACE AND OPERABLE PARTS BETWEEN 15" AND 48" VERTICALLY.
27. **STAIRS**
    REFER TO BUILDING PLAN FOR CONSTRUCTION NOTES & DETAILS
28. VRF CASSETTE RECESSED INTO THE CEILING - REFER TO MECHANICAL DWGS.
29. FAN COIL UNIT RECESSED INTO THE CEILING - REFER TO MECHANICAL DWGS.
30. PROVIDE 3 5/8" METAL STUD FURRING WITH 3 INCH SPRAY FOAM INSULATION AROUND ELEVATOR SHAFT

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ARCHAMERICA
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Grayslake, Illinois 60030
Phone 847-336-6600
Website Archamerica.com

NEW MIXED-USE BUILDING AT
Marbella of Lemont
CANAL STREET & LEMONT STREET LEMONT, ILLINOIS
© 2022

LOTUS design & development
220 E. Illinois Street, Unit 101
Lemont, Illinois 60439
Phone 630-863-7280
Website LotusDD.com

UNIT FLOOR PLANS

DATE
FOR CONSTRUCTION 10-7-2022
⚠ PERMIT REVISIONS 9-7-2022
FOR PERMIT 4-29-2022
CLIENT REVIEW 3-31-2022
VILLAGE REVIEW 3-18-2022
50% REVIEW 12-17-2021

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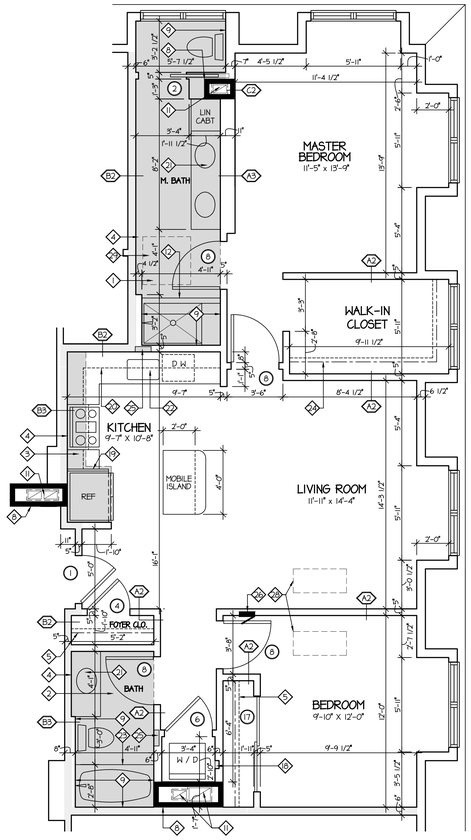
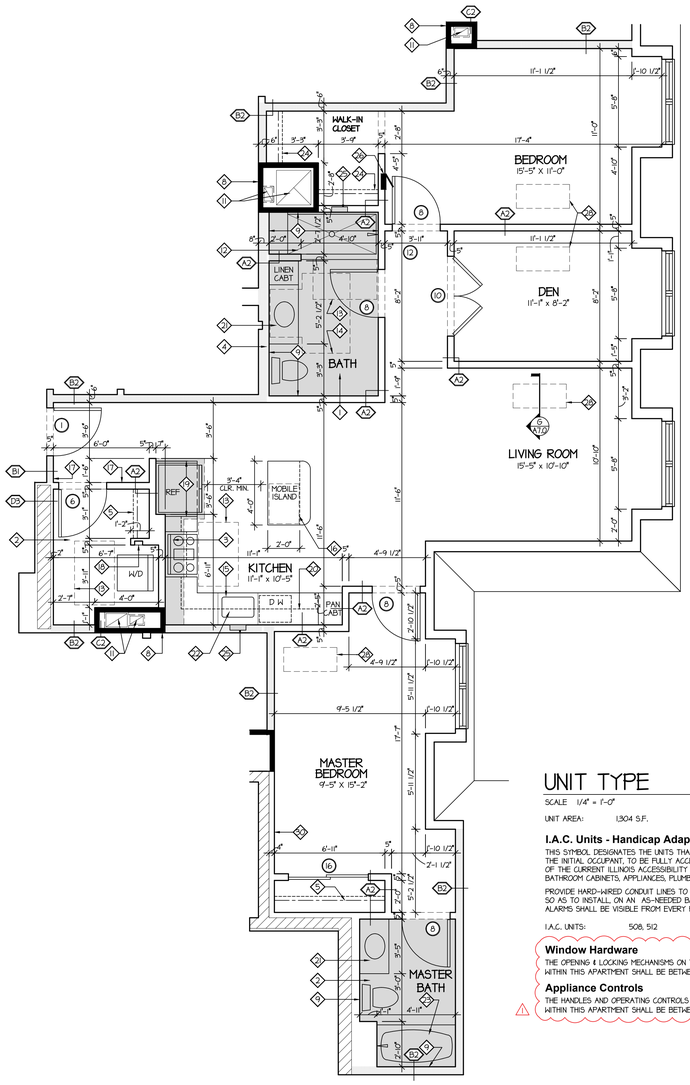


UNIT TYPE G5

SCALE 1/4" = 1'-0"

UNIT AREA: 1,083 S.F.



UNIT TYPE J5

SCALE 1/4" = 1'-0"

UNIT AREA: 1,304 S.F.

I.A.C. Units - Handicap Adaptable

THIS SYMBOL DESIGNATES THE UNITS THAT SHALL BE CONSTRUCTED, UPON REQUEST OF THE INITIAL OCCUPANT, TO BE FULLY ACCESSIBLE TO COMPLY WITH THE REQUIREMENTS OF THE CURRENT ILLINOIS ACCESSIBILITY CODE WITH REGARDS TO: KITCHEN & BATHROOM CABINETS, APPLIANCES, PLUMBING FIXTURES AND WORK SURFACES.

PROVIDE HARD-WIRED CONDUIT LINES TO ALL I.A.C. UNITS AT TIME OF INITIAL CONSTRUCTION SO AS TO INSTALL ON AN AS-NEEDED BASIS, AN AUDIO & VISUAL ALARM SYSTEM. THE VISUAL ALARMS SHALL BE VISIBLE FROM EVERY ROOM EXCEPT BATHROOMS & CLOSETS.

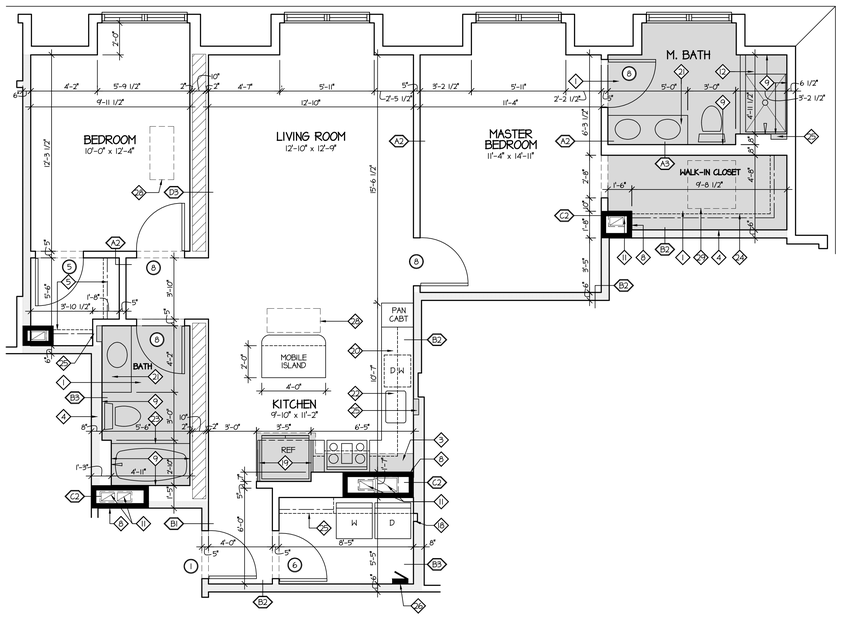
I.A.C. UNITS: 508, 512

Window Hardware

THE OPENING & LOCKING MECHANISMS ON THE OPERABLE WINDOWS WITHIN THIS APARTMENT SHALL BE BETWEEN 15" AND 48" A.F.F.

Appliance Controls

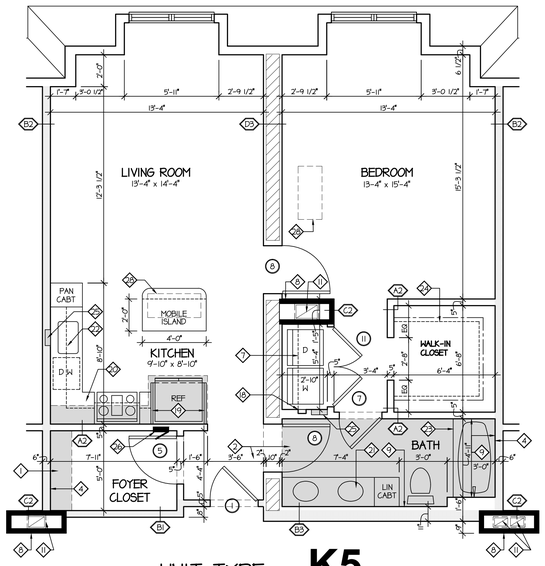
THE HANDLES AND OPERATING CONTROLS FOR THE APPLIANCES WITHIN THIS APARTMENT SHALL BE BETWEEN 15" AND 48" A.F.F.



UNIT TYPE H5

SCALE 1/4" = 1'-0"

UNIT AREA: 1,112 S.F.



UNIT TYPE K5

SCALE 1/4" = 1'-0"

UNIT AREA: 855 S.F.

Dwelling Unit Plan Notes

CEILING HEIGHT

FINISHED CEILING HEIGHT IN ALL SPACES SHALL BE:
TYPICAL: 9'-0" A.F.F.
1st FLOOR: 10'-4" A.F.F.
TOP FLOOR: 10'-0" A.F.F.

1. GYPSUM BOARD CEILING AT 8'-0" MINIMUM IN FOYER TO ENCLOSE SUSPENDED MECHANICAL UNIT. COORDINATE ACCESS PANELS WITH THE MECHANICAL CONTRACTOR.
2. GYPSUM BOARD SOFFIT OR DROPPED CEILING 1'-0" BELOW CEILING - TYPICAL AT ALL SHADED AREAS.

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   REFER TO SOFFIT & TOP FLOOR CEILING DETAILS.

   GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING WITH MECHANICAL, PLUMBING & SPRINKLER DRAWINGS & CONTRACTORS TO DETERMINE ALL ADDITIONAL NECESSARY SOFFIT LOCATIONS.
3. GYPSUM BOARD SOFFITS ABOVE WALL CABINETS. THE SOFFITS SHALL OVERHANG THE CABINETS BY 2". REFER TO INTERIOR ELEVATIONS FOR HEIGHTS OF THE SOFFITS. REFER TO CABINET SHOP DRAWINGS FOR FINAL LOCATIONS.

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4. AT FIRE-RATED GYPSUM BOARD WALLS, THE GYPSUM WALL BOARD SHALL EXTEND UP TO THE CEILING, AND SHALL BE CONTINUOUS BEHIND THE SOFFIT FRAMING.
5. SHELF W/ INTEGRAL ROD - T/ SHELF @ 66" A.F.F.
   MATERIAL: WHITE MELAMINE
   PROVIDE ADJUSTABLE ROD AND SHELF IN TYPE A UNITS.
   BOTTOM SHELF INSTALLED AT 48" TO TOP OF SHELF
6. (5) 16" DEEP SHELVES @ 12" O. C. VERTICALLY TOP SHELF @ 6'-0" A.F.F.
   MATERIAL: WHITE MELAMINE
7. 12" WIDE SHELF @ 48" A.F.F.
   MATERIAL: WHITE MELAMINE
8. **2 HOUR RATED SHAFT ENCLOSURE**
   2 HOUR FIRE RATED GYPSUM BOARD SHAFT ENCLOSURE.

   NOTE: FIRE RATED SHAFT ENCLOSURES FOR BATHROOM, DRYER, AND KITCHEN EXHAUST VENTS MAY BE ELIMINATED ON THE 1st FLOOR - ONLY WHERE THE SHAFT ENCLOSURE IS NOT SHARED WITH THE PUBLIC CORRIDOR.
9. **BACKING FOR GRAB BARS - ALL UNITS**
   INSTALL SHEET METAL BACKING, FASTENED TO STUDS OR FURRING, WITHIN THE SIDE AND REAR WALLS AROUND ALL TOILETS, SHOWERS & TUBS FOR FUTURE INSTALLATION OF GRAB BARS. TOP OF BACKING AT 3'-6" A.F.F. BOTTOM OF BACKING AT 2'-6" A.F.F.
10. **ADAPTABLE DWELLING UNIT OPTION**
    UPON REQUEST OF THE RESIDENT, LANDLORD SHALL REMOVE THE DOOR & HINGES
11. MECHANICAL EXHAUST EXHAUST AND/OR VENT DUCT OR PIPE. COORDINATE FINAL SIZE AND LOCATION WITH MECHANICAL DRAWINGS.
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13. 30" x 48" MIN. CLEAR SPACE - IN ACCESSIBLE UNIT
14. 60" MIN. "T" TURNING SPACE - IN ACCESSIBLE UNIT
15. REMOVABLE BASE CABINET TO PROVIDE A 30" WIDE x 27" HIGH OPEN KNEE SPACE BELOW COUNTERTOP. REFER TO INTERIOR ELEVATIONS SHEET A8.0.
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17. PROVIDE 18" CLEAR MINIMUM ON PULL SIDE OF ALL ENTRANCE DOORS & DOORS IN ACCESSIBLE UNITS
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27. **STAIRS**
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28. VRF CASSETTE RECESSED INTO THE CEILING - REFER TO MECHANICAL DWGS.
29. FAN COIL UNIT RECESSED INTO THE CEILING - REFER TO MECHANICAL DWGS.
30. PROVIDE 3 5/8" METAL STUD FURRING WITH 3 INCH SPRAY FOAM INSULATION AROUND ELEVATOR SHAFT

ARCHAMERICA
34121 N. US 45, Suite 213
Grayslake, Illinois 60030
Phone 847-336-6600
Website Archamerica.com

NEW MIXED-USE BUILDING AT

Marbella of Lemont

CANAL STREET & LEMONT STREET LEMONT, ILLINOIS

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LOTUS design & development
220 E. Illinois Street, Unit 101
Lemont, Illinois 60439
Phone 630-863-7280
Website LotusDD.com

UNIT FLOOR PLANS

DATE
FOR CONSTRUCTION 10-7-2022
⚠ PERMIT REVISIONS 9-7-2022
FOR PERMIT 4-29-2022
CLIENT REVIEW 3-31-2022
VILLAGE REVIEW 3-18-2022
50% REVIEW 12-17-2021

19090

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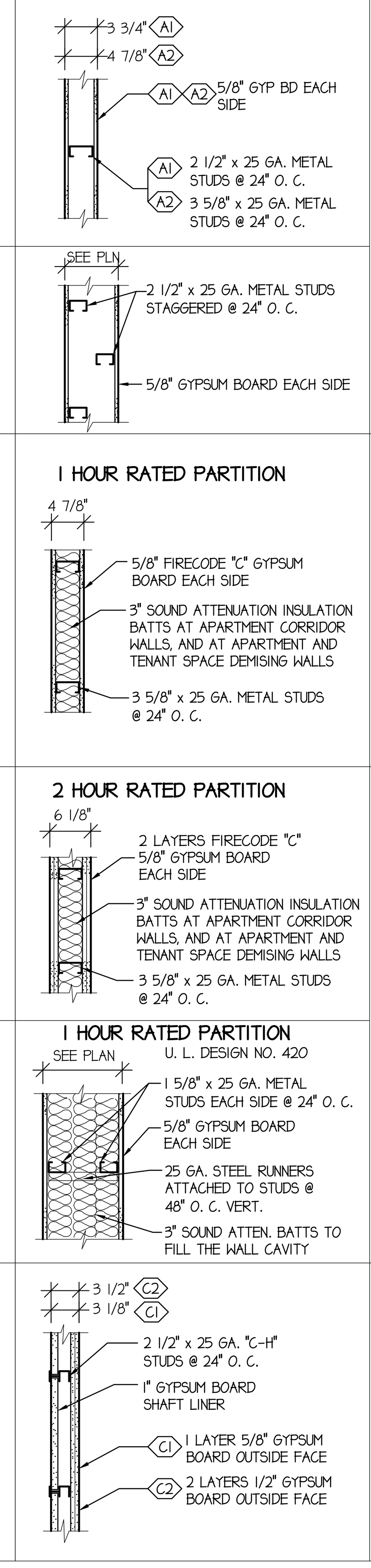
Gypsum Board Partitions

KEY	PLAN SYMBOL	DETAIL	COMPONENTS
A1	3 1/2"	(see detail)	**A1 INTERIOR PARTITION** (WALLS WITHOUT OPENINGS) 5/8" GYPSUM BOARD EACH SIDE OF 2 1/2" x 25 GA. METAL STUDS @ 24" O. C. - FULL HEIGHT - FLOOR TO CEILING
A2	5"		**A2 INTERIOR PARTITION** (WALLS W/ OPENINGS) 5/8" GYPSUM BOARD EACH SIDE OF 3 5/8" x 25 GA. METAL STUDS @ 24" O. C. - FULL HEIGHT - FLOOR TO CEILING
A3	SEE PLAN — PLUMBING WALL		**A3 PLUMBING WALL** 5/8" GYPSUM BOARD EACH SIDE OF 2 1/2" x 25 GA. METAL STUDS STAGGERED @ 24" O. C. - FULL HEIGHT - FLOOR TO CEILING
B1	5"	1 HOUR RATED PARTITION	see below
B2	6"	2 HOUR RATED PARTITION	see below
B3	SEE PLAN — PLUMBING WALL	1 HOUR RATED PARTITION	see below
C1	3 1/2"		see below
C2	3 1/2"		see below



TYPICAL GYPSUM BOARD PARTITION NOTES:
1. ALL JOINTS SHALL BE FINISHED
2. ATTACH GYPSUM BOARD TO STUDS W/ 1" TYPE "S" STEEL SCREWS @ 12" O. C. (8 " O. C. ALONG EDGES)
3. PROVIDE SEALANT ENTIRE PERIMETER

AT WALL-HUNG CABINETS
PROVIDE METAL STUDS (OR FURRING @ MASONRY WALLS) @ 12" O. C. - FULL HEIGHT - FLOOR TO CEILING

GYPSUM BOARD CEILINGS
REFER TO THE GYPSUM BOARD CEILINGS NOTE BELOW.

1 HOUR RATED PARTITION
U. L. DESIGN NO. U465
1. (1) LAYER 5/8" FIRECODE "C" GYPSUM BOARD EACH SIDE OF 3 5/8" x 25 GA. METAL STUDS @ 24" O. C. W/ 4" HIGH TRACK AT FLOOR
2. ALL JOINTS SHALL BE FINISHED
3. ATTACH GYPSUM BOARD TO STUDS W/ 1" TYPE "S" STEEL SCREWS @ 12" O. C. (8 " O. C. ALONG EDGES)
4. FIRESTOP CAULK ENTIRE PERIMETER AND ALL PENETRATIONS

PARTITION ASSEMBLY HEIGHT:
CONTINUOUS UP TO THE UNDERSIDE OF THE TOP FLOOR GYPSUM BOARD CEILING. REFER TO THE GYPSUM BOARD CEILINGS NOTE BELOW.

AT WALL-HUNG CABINETS
PROVIDE METAL STUDS (OR FURRING @ MASONRY WALLS) @ 12" O. C. - FULL HEIGHT - FLOOR TO CEILING

2 HOUR RATED PARTITION
U. L. DESIGN NO. U411
1. (2) LAYERS 5/8" FIRECODE "C" GYPSUM BOARD EACH SIDE OF 3 5/8" x 25 GA. METAL STUDS @ 24" O. C. W/ 4" HIGH TRACK AT FLOOR
2. ALL JOINTS SHALL BE FINISHED
3. INNER LAYER GYPSUM BOARD: ATTACH TO STUDS W/ 1" TYPE "S" STEEL SCREWS @ 16" O. C. OUTER LAYER GYPSUM BOARD: ATTACH GYPSUM BOARD TO STUDS W/ 1 5/8" TYPE "S" STEEL SCREWS @ 12" O. C. (8 " O. C. ALONG EDGES)
4. STAGGER INNER & OUTER GYPSUM BOARD JOINTS
5. FIRESTOP CAULK ENTIRE PERIMETER AND ALL PENETRATIONS
6. METAL STUDS SHALL BE CUT 3/4" SHORTER THAN THE TOTAL ASSEMBLY HEIGHT.
7. BATT INSULATION FASTENED TO WALLBOARD BASE WITH MIN 9/16" STAPLES. USE 5 STAPLES FOR EACH 4 FT PIECE. ONE IN THE CENTER AND ONE AT EACH CORNER.

PARTITION ASSEMBLY HEIGHT:
CONTINUOUS UP TO THE UNDERSIDE OF THE TOP FLOOR GYPSUM BOARD CEILING. STAIR ENCLOSURE WALLS SHALL EXTEND UP TO THE UNDERSIDE OF THE ROOF DECK.

AT WALL-HUNG CABINETS
PROVIDE METAL STUDS (OR FURRING @ MASONRY WALLS) @ 12" O. C. - FULL HEIGHT - FLOOR TO CEILING

C1 1 HOUR RATED SHAFT WALL U. L. DESIGN NO. U415
(1) LAYER 5/8" U. L. GYPSUM BOARD APPLIED VERTICALLY

C2 2 HOUR RATED SHAFT WALL U. L. DESIGN NO. U438
(2) LAYERS 1/2" U. L. GYPSUM BOARD APPLIED VERTICALLY
1. 1" U. L. GYPSUM BOARD SHAFT LINER INSERTED BETWEEN "C-H" STUDS - ATTACH TO "J" TRACK AT ALL ABUTMENTS
2. STAGGER ALL GYPSUM BOARD JOINTS
3. ALL JOINTS SHALL BE FINISHED
4. FIRESTOP CAULK ENTIRE PERIMETER AND ALL PENETRATIONS
5. INSIDE OF EACH SHAFT TO BE FIRESTOPPED AT EACH FLOOR LEVEL.

SHAFT WALL ASSEMBLY HEIGHT:
CAP TOP OF SHAFT W/ 1" SHAFT LINER AT TOP FLOOR CEILING - FIRESTOP PENETRATIONS

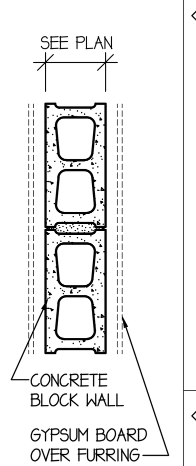
APPROVED GYP BRD MANUFACTURERS: AMERICAN GYPSUM COMPANY, GEORGIA-PACIFIC GYPSUM CORP., NATIONAL GYPSUM COMPANY, UNITED STATES GYPSUM COMPANY

Concrete Masonry Walls

KEY	PLAN SYMBOL	COMPONENTS
D1	SEE PLAN	**STANDARD CONCRETE MASONRY WALL** REFER TO PLANS & DETAILS FOR WIDTH & CONSTRUCTION
D2	SEE PLAN — FIRE RATED C.M.U. WALL	**2 HOUR RATED CONCRETE MASONRY WALL** **U. L. DESIGN NO. U906** C.M.U CLASSIFICATION D-2 (see notes below)
D3	SEE PLAN	**LOAD BEARING INTERIOR MASONRY WALL** 5/8" GYPSUM BOARD OVER 1 5/8" X 25 GA. METAL FURRING @ 24" O. C. EACH SIDE OF C.M.U. WALL 2 HOUR RATED C.M.U. WALL - REFER TO WALL TYPE "D2" ABOVE
D4	4" 8"	**ELEVATOR SHAFT WALL** U. L. DESIGN NO. U906 DWELLING UNIT SIDE: 5/8" GYPSUM BOARD OVER 3 5/8" X 25 GA. METAL FURRING @ 24" O. C. W/ 3" SOUND ATTENNUATION BATTS BETWEEN ELEVATOR SIDE: 2 HOUR RATED C.M.U. WALL - REFER TO STRUCTURAL DRAWINGS

D2 notes:
1. CONCRETE MASONRY UNITS DESIGNATED AS RATED SHALL BEAR LABELS CERTIFYING THE RATINGS OR SHALL HAVE CERTIFICATES INDICATING EQUIVALENT THICKNESSES.
2. REFER TO PLANS & DETAILS FOR WIDTH & REINFORCING
3. MORTAR: 3 PARTS CLEAN, SHARP SAND, 1 PART PORTAND CEMENT W/ 16" HYDRATED LIME
4. ALL JOINTS SHALL BE TOOLED CONCAVE, STAGGER VERTICAL JOINTS

PARTITION HEIGHT:
CONTINUOUS UP TO UNDERSIDE OF ROOF DECK OR FIRE RATED ASSEMBLY ABOVE.



Partition and Wall Notes

FIRE RATED ASSEMBLIES:
1. REFER TO THE UNDERWRITER'S LABORATORY (U.L.) FIRE RESISTANCE DIRECTORY FOR COMPLETE DESCRIPTIONS OF THE INSTALLATION OF ALL MATERIALS REQUIRED TO COMPLY WITH THE U.L. DESIGN NUMBERS SPECIFIED HEREIN.

SOFFITS ALONG FIRE-RATED PARTITIONS:
1. AT FIRE-RATED PARTITIONS, THE GYPSUM WALL BOARD OF THE RATED ASSEMBLY SHALL BE INSTALLED FULL-HEIGHT PRIOR TO & BEHIND ANY SOFFIT FRAMING.

COMBUSTIBLE CONSTRUCTION
1. COMBUSTIBLE MATERIALS MAY NOT BE USED IN ANY ASSEMBLY WITH REQUIRED FIRE RESISTANCE OF 2 HOURS OR MORE.

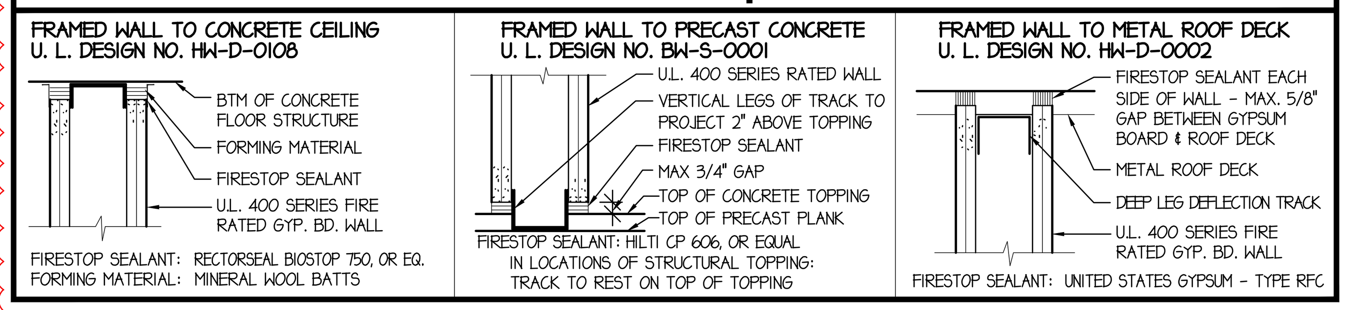
GYPSUM BOARD CEILINGS
1. INSTALL ALL PARTITIONS ENTIRELY BELOW THE GYPSUM BOARD CEILINGS, SO THAT THE GYPSUM BOARD CEILING SHALL REMAIN CONTINUOUS & UNINTERRUPTED.

TUBS & SHOWERS
1. INSTALL 5/8" CEMENT BOARD FULL HEIGHT AROUND ALL SIDES OF TUBS & SHOWERS. STUDS BEHIND CEMENT BOARD SHALL BE AT 16" O. C.. AT FIRE-RATED PARTITIONS, THE CEMENT BOARD SHALL BE INSTALLED OVER THE GYPSUM BOARD.
2. PROVIDE MINIMUM OF 2 STUDS AT PLUMBING END WALLS OF TUBS & SHOWERS FOR ADEQUATE WALL SUPPORT AT EACH SIDE OF VALVE.

GRAB BARS
1. PROVIDE BACKING (SEE UNIT PLAN NOTES FOR MATERIAL) IN BATHROOM WALLS OF ALL DWELLING UNITS, & COMMON AREA TOILETS, AT SIDE AND REAR WALLS AROUND WATER CLOSETS, TUBS, AND SHOWERS, FOR FUTURE INSTALLATION OF GRAB BARS.
2. ALL WOOD BACKING SHALL BE SECURELY SCREWED TO THE METAL STUDS.

WOOD BUCKS
WOOD BUCKS FOR DOOR FRAMES SHALL NOT EXTEND PAST THE METAL STUD OPENINGS.

Framed Wall Fire Stop Joint Details ⚠



Door Notes

COMMON AREA DOORS
ALL COMMON AREA DOORS, HARDWARE & THRESHOLDS SHALL COMPLY WITH ALL APPLICABLE CURRENT STATE AND FEDERAL ACCESSIBILITY GUIDELINES.

ALUMINUM DOORS & FRAMES
CONTRACTOR SHALL FIELD VERIFY ALL DIMENSIONS PRIOR TO FABRICATION

BI-FOLD & SLIDING BY-PASS INTERIOR DOORS
PROVIDE GYPSUM BOARD JAMBS ON ALL BI-FOLD & SLIDING BY-PASS INTERIOR DOOR OPENINGS.
ALTERNATE: PROVIDE PICTURE-FRAMED WOOD CASING AROUND OUTSIDE OF OPENING.

KNURLED HARDWARE
PROVIDE KNURLED HARDWARE ON ALL DOORS LEADING TO HAZARDOUS ROOMS INCULDING, BUT NOT LIMITED TO, MECHANICAL ROOM, ELECTRICAL ROOMS, ELEVATOR EQUIPMENT ROOM, SPRINKLER ROOM & MAIN TRASH ROOM.

DWELLING UNIT ENTRY DOORS
DWELLING UNIT ENTRY DOORS SHALL HAVE A FIRE RESISTANCE OF NOT LESS THAN A 1 3/4" SOLID FLUSH PANEL DOOR WITH A RABBETED FRAME OF SOLID MATERIAL 1 3/4" THICK OR METAL FRAMES OF NOT LESS THAN 16 GAUGE.

EGRESS DOORS
ALL EGRESS DOORS SHALL BE READILY OPENABLE FROM THE SIDE FROM WHICH EGRESS IS TO BE MADE WITHOUT THE USE OF A KEY OR SPECIAL KNOWLEDGE OR EFFORT.
DEADBOLTS SHALL NOT REQUIRE A KEY TO OPERATE FROM THE INSIDE

UNDER-CUTTING OF DOORS
UNDERCUT DOORS ONE INCH (1") IN THE LOCATIONS IDENTIFIED ON THE MECHANICAL DRAWINGS.

Door Schedule

	NO.	DESCRIPTION	DOOR SIZE WIDTH	HEIGHT	THICK	DOOR MATERIAL	TYPE	FRAME MATERIAL	DETAIL	FIRE RATING
EXTERIOR	E1	STOREFRONT - PAIR	6'-0"	7'-0"	1 3/4"	AL / GL	J	ALUM.	F 2	
	E2	STOREFRONT	3'-0"	7'-0"	1 3/4"	AL / GL	H	ALUM.	F 1	
	E3	STOREFRONT	3'-0"	7'-7"	1 3/4"	AL / GL	H	ALUM.	F 1	
	E4	STOREFRONT - PAIR	7'-0"	7'-7"	1 3/4"	AL / GL	J	ALUM.	F 2	
	E5	EXTERIOR EGRESS	3'-0"	7'-0"	1 3/4"	STEEL	A	STEEL	F 1	
	E6	O.H. GARAGE DOOR	11'-0"	8'-4"	1 3/4"	STEEL	K			
COMMON AREAS	C1	GLASS DOOR & SIDELITE	3'-0"	7'-0"	1 3/4"	AL / GL	H	ALUM.	F 3	
	C2	GLASS DOOR & SIDELITE	3'-0"	7'-0"	1 3/4"	AL / GL	H	ALUM.	F 4	
	C3	EGRESS - STAIR	3'-0"	6'-8"	1 3/4"	H.M. / GL	M	H. M.	F 1	90 MIN.
	C4	UTILITY	3'-0"	6'-8"	1 3/4"	H. M.	L	H. M.	F 1	90 MIN.
	C5	UTILITY	3'-6"	6'-8"	1 3/4"	H. M.	L	H. M.	F 1	90 MIN.
	C6	ELECTRICAL ROOM	3'-0"	6'-8"	1 3/4"	H. M.	L	H. M.	F 1	90 MIN.
	C7	ELECTRICAL ROOM	3'-6"	6'-8"	1 3/4"	H. M.	L	H. M.	F 1	90 MIN.
	C8	TRASH ROOM	3'-0"	6'-8"	1 3/4"	H. M.	L	H. M.	F 1	45 MIN.
	C9	GARAGE TRASH - PAIR	6'-0"	6'-8"	1 3/4"	H. M.	L	H. M.	F 1	90 MIN.
	C10	STORAGE	3'-6"	6'-8"	1 3/4"	H. M.	L	H. M.	F 1	90 MIN.
	C11	EGRESS - CORRIDOR	3'-0"	6'-8"	1 3/4"	AL / GL	M	H. M.	F 1	90 MIN.
	C12	COMMERCIAL INTERIOR DOOR	3'-0"	6'-8"	1 3/4"	H. M.	L	H. M.	F 1	45 MIN.
	C13	O.H. GARAGE DOOR	16'-0"	8'-0"		STEEL	K			
DWELLING UNITS	1	UNIT ENTRY	3'-0"	7'-0"	1 3/4"	S.C. WOOD	A	H. M.		20 MIN.
	2	POCKET DOOR	3'-0"	6'-8"	1 3/8"	COMPOSITE	A	WOOD		
	3	PASSAGE	2'-6"	6'-8"	1 3/8"	COMPOSITE	A	WOOD		
	4	PASSAGE	2'-8"	6'-8"	1 3/8"	COMPOSITE	A	WOOD		
	5	PASSAGE	3'-0"	6'-8"	1 3/8"	COMPOSITE	A	WOOD		
	6	PASSAGE (W/LOUVER)	3'-0"	6'-8"	1 3/8"	COMPOSITE	E	WOOD		
	7	PRIVACY	2'-8"	6'-8"	1 3/8"	COMPOSITE	A	WOOD		
	8	PRIVACY	3'-0"	6'-8"	1 3/8"	COMPOSITE	A	WOOD		
	9	PAIR - PASSAGE	4'-8"	6'-8"	1 3/8"	COMPOSITE	B	WOOD		
	10	PAIR - PASSAGE	5'-0"	6'-8"	1 3/8"	COMPOSITE	B	WOOD		
	11	PAIR - PASSAGE (W/LOUVER)	5'-0"	6'-8"	1 3/8"	COMPOSITE	F	WOOD		
	12	LINEN / PANTRY CLOSET	2'-0"	6'-8"	1 3/8"	COMPOSITE	A	WOOD		
	13	LINEN / PANTRY CLOSET	2'-6"	6'-8"	1 3/8"	COMPOSITE	A	WOOD		
	14	LINEN / PANTRY CLOSET	1'-6"	6'-8"	1 3/8"	COMPOSITE	A	WOOD		
	15	BI-FOLD (W/ LOUVER)	5'-0"	6'-8"	1 3/8"	COMPOSITE	G	GYP. BD.		
	16	SLIDING BY-PASS	5'-0"	6'-8"	1 3/8"	COMPOSITE	D	GYP. BD.		
	17	SLIDING BY-PASS	6'-0"	6'-8"	1 3/8"	COMPOSITE	D	GYP. BD.		

Latches & Locksets

Columns: L1 PASSAGE LATCHSET - LEVER HANDLE (SCHLAGE / ACCENT / SAT. CHROME); L2 PRIVACY LATCHSET - LEVER HANDLE (SCHLAGE / ACCENT / SAT. CHROME); L3 DUMMY LEVER - EACH LEAF (SCHLAGE / ACCENT / SAT. CHROME); L4 ENTRANCE LOCKSET - LEVER HANDLE (SCHLAGE / AL53PD SAT / SAT. CHROME); L5 PASSAGE LATCHSET - LEVER HANDLE (SCHLAGE / AL10S SAT / SAT. CHROME); L6 PRIVACY LATCHSET - LEVER HANDLE (SCHLAGE / AL40S SAT / SAT. CHROME); L7 STOREROOM LOCKSET - LEVER HANDLE (SCHLAGE / AL80PD SAT / SAT. CHROME); L8 MORTISED DEADBOLT (SCHLAGE / B360N6 / SAT. CHROME); L9 RECESSED DOOR PULLS - 2 TOTAL (IVES / 991 / SAT. CHROME); L10 POCKET DOOR EDGE PULL (IVES / 226 / SAT. CHROME); L11 PUSH PLATE & PULL HANDLE (IVES / 8300 SERIES / SAT. CHROME); L12 PANIC DEVICE (MONARCH / F-18-V / SAT. CHROME); L13 ELECTRONIC SECURITY LATCH (SAT. CHROME); L14 STOREFRONT DEADBOLT LEVER HANDLE INTERIOR (SAT. CHROME); L15 PUSH BAR & PULL HANDLE - EACH LEAF (BY DR MFR. / MATCH DOOR); L16 BY DOOR MANUFACTURER

NO.	L1	L2	L3	L4	L5	L6	L7	L8	L9	L10	L11	L12	L13	L14	L15	L16
E1														■	■	
E2														■	■	
E3														■	■	
E4														■	■	
E5				■												
E6																■
C1													■		■	
C2													■		■	
C3					■											
C4							■									
C5							■									
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Hardware Items

Columns: H1 1 1/2 PAIR BUTT HINGES - EACH LEAF (IVES / 5BB1 / STEEL); H2 1 1/2 PAIR BUTT HINGES - EACH LEAF (IVES / 5BB1HW NRP / STEEL); H3 2 PAIR BUTT HINGES - HEAVY DUTY - EACH LEAF (IVES / 5BB1HW NRP / STEEL); H4 HINGE CLOSER - IN LEIU OF 1 HINGE (STEEL); H5 1 PAIR BUTT HINGES - EACH LEAF (BY DR MFR. / MATCH DOOR); H6 BI-FOLD DOOR HARDWARE (SAT. CHROME); H7 SLIDING BY-PASS DOOR HARDWARE (SAT. CHROME); H8 POCKET DOOR HARDWARE (SAT. CHROME); H9 CLOSER W/ HOLD-OPEN (BARRIER FREE) (LCN / 1461 HW/PA / ALUMINUM); H10 CLOSER (BARRIER FREE) (LCN / 1461 / ALUMINUM); H11 WALL STOP - EACH LEAF (IVES / 060 / SAT. CHROME); H12 FLOOR STOP - EACH LEAF (IVES / FS17 / SAT. CHROME); H13 BALL CATCH (IVES / 347 / SAT. CHROME); H14 BI-FOLD KNOB - EACH BI-FOLD DOOR (IVES / 530 - 1 1/4" D. / SAT. CHROME); H15 TOP & BOTT. FLUSH BOLTS - INACTIVE LEAF (IVES / FB458 / MATCH LOCKSET); H16 KNOCKER W/ UL LISTED VIEWER HOLE (IVES / 02-3122X-626 U698 / SAT. CHROME); H17 WEATHERSTRIPPING & SWEEP (REESE / 769A / 323C / MILL FIN.); H18 ALUMINUM THRESHOLD (REESE / S204A / MILL FIN.)

NO.	H1	H2	H3	H4	H5	H6	H7	H8	H9	H10	H11	H12	H13	H14	H15	H16	H17	H18
E1					■				■								■	■
E2					■				■								■	■
E3					■				■								■	■
E4					■				■						■		■	■
E5			■						■								■	■
E6																		
C1					■				■			■						
C2					■				■			■						
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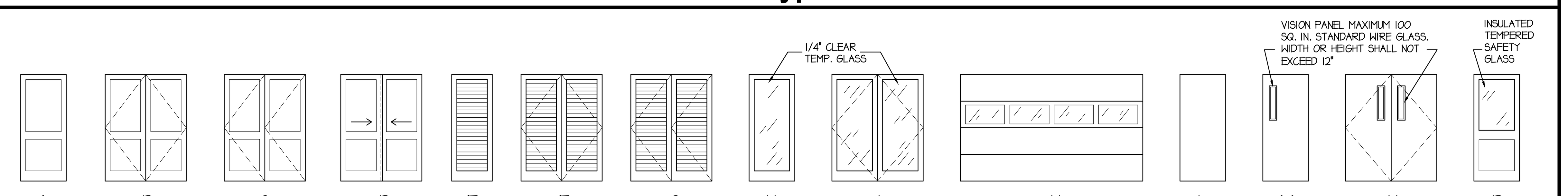
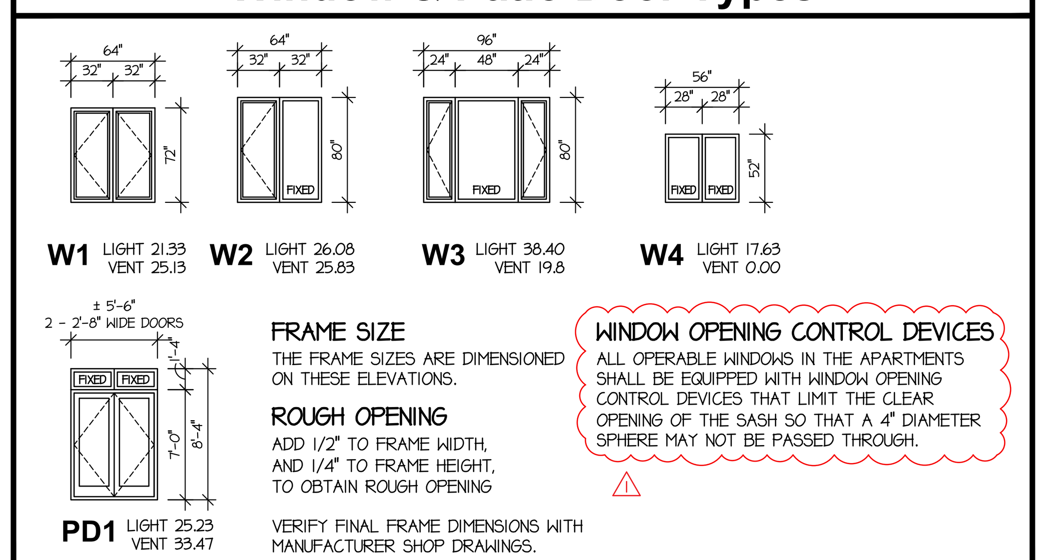
Door Types



A — 2 PANEL; B — PAIR - 2 PANEL; C — 2 PANEL BI-FOLD; D — PAIR - 2 PANEL BY-PASS; E — LOUVERED; F — LOUVERED PAIR; G — LOUVERED BI-FOLD; H — ALUMINUM & GLASS MEDIUM STILE; J — PAIR - ALUMINUM & GLASS MEDIUM STILE; K — OVER HEAD DOOR INSULATED STEEL W/ VISION PANELS; L — FLUSH; M — NARROW VISION PANEL; N — PAIR - NARROW VISION PANELS; P — HALF LITE EMBOSSED PANELS

Window & Patio Door Types



W1 LIGHT 21.33 VENT 25.13
W2 LIGHT 26.08 VENT 25.83
W3 LIGHT 38.40 VENT 19.8
W4 LIGHT 17.63 VENT 0.00
PD1 LIGHT 25.23 VENT 33.47

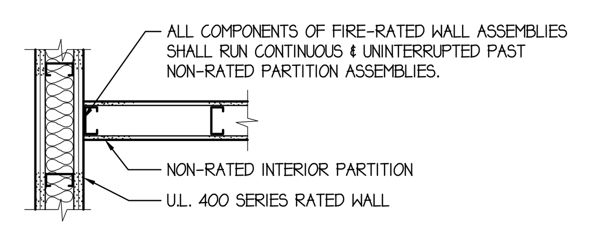
FRAME SIZE
THE FRAME SIZES ARE DIMENSIONED ON THESE ELEVATIONS.

ROUGH OPENING
ADD 1/2" TO FRAME WIDTH, AND 1/4" TO FRAME HEIGHT, TO OBTAIN ROUGH OPENING

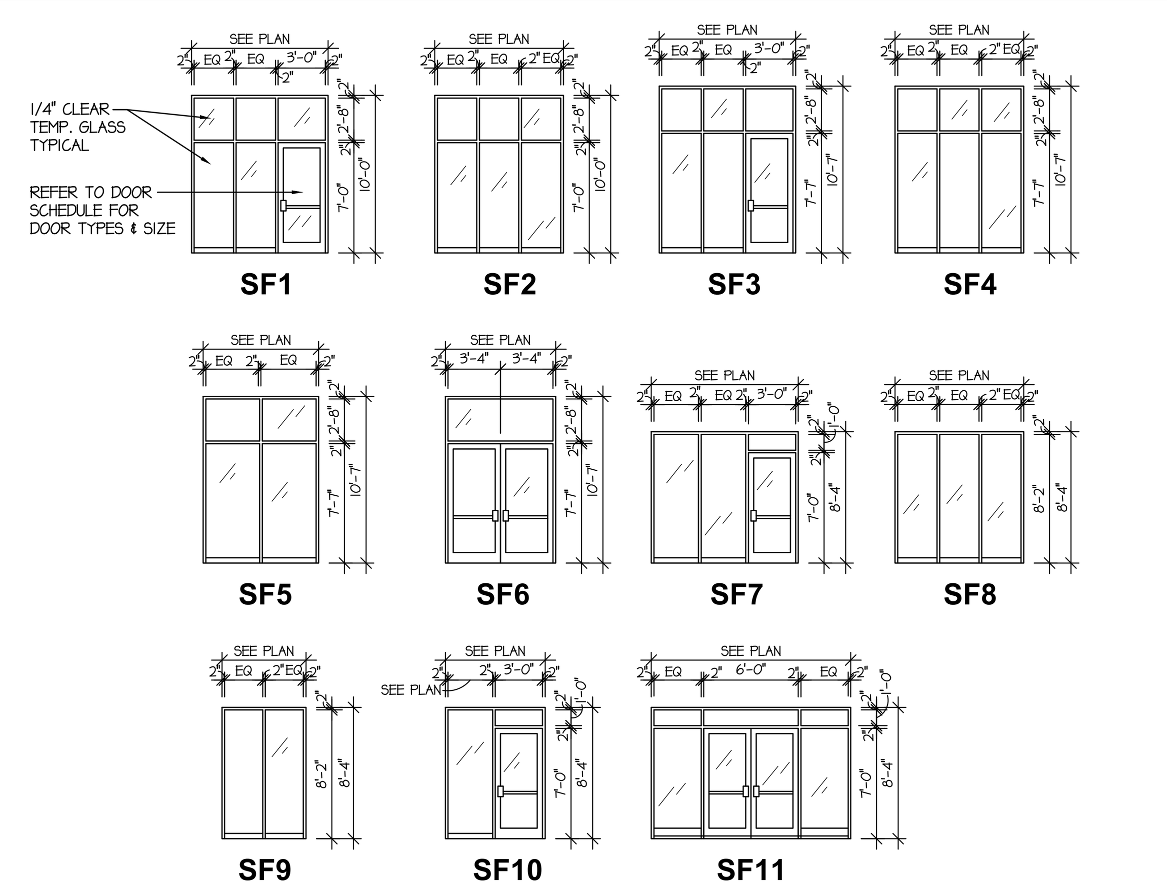
VERIFY FINAL FRAME DIMENSIONS WITH MANUFACTURER SHOP DRAWINGS.

WINDOW OPENING CONTROL DEVICES
ALL OPERABLE WINDOWS IN THE APARTMENTS SHALL BE EQUIPPED WITH WINDOW OPENING CONTROL DEVICES THAT LIMIT THE CLEAR OPENING OF THE SASH SO THAT A 4" DIAMETER SPHERE MAY NOT BE PASSED THROUGH. ⚠

Non-Rated Partition to Fire-Rated Wall Intersection Detail ⚠



Storefront Types



SF1 SF2 SF3 SF4 SF5 SF6 SF7 SF8 SF9 SF10 SF11

Door & Hardware Specifications

DWELLING UNIT INTERIOR WOOD DOORS
DOORS: MASONITE
FRAMES: PINE, FOR PAINT
MANUF.: "COLONIST", OR APPROVED EQUAL

HOLLOW METAL DOORS
DOORS: INTERIOR: MINIMUM 18 GAGE STEEL, FACTORY PRIMED
EXTERIOR: MINIMUM 16 GAGE GALVANIZED STEEL, FACTORY PRIMED, INSULATED
FRAMES: GAGE TO MATCH DOOR, FACTORY PRIMED, W/ SILENCERS
EXTERIOR FRAMES SHALL BE GALVANIZED
REFER TO COMCHECK REPORT FOR U-FACTOR REQUIREMENTS.

ALUMINUM DOORS, FRAMES & STOREFRONTS
DOORS: ALUMINUM & GLASS, NARROW STILE
FRAMES: ALUMINUM, 2" x 4" (NOMINAL)
FINISH: POWDER COATED, STANDARD COLOR TO BE SELECTED BY DEVELOPER
GLASS: INTERIOR: 1/4" TEMPERED, CLEAR
EXTERIOR: INSULATED, TEMPERED, CLEAR

FIRE RATED DOORS
THE INSTALLATION AND HARDWARE PROVIDED ON ALL FIRE RATED DOORS SHALL MEET THE REQUIREMENTS STIPULATED IN N.F.P.A. 80.

PROVIDE A COORDINATOR AT PAIRS OF FIRE RATED DOORS.

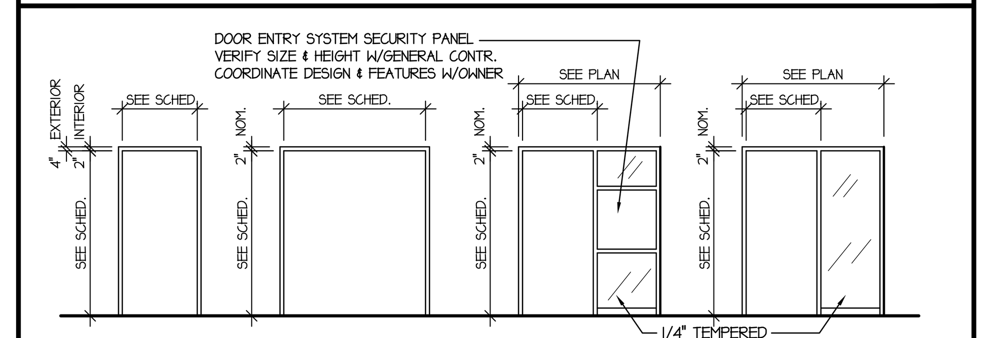
DOOR HARDWARE
DOOR HARDWARE SHALL MEET THE FOLLOWING REQUIREMENTS:
1. DOOR HARDWARE SHALL BE CAPABLE OF OPERATION WITH THE USE OF ONE (1) HAND AND SHALL NOT REQUIRE TIGHT PINCHING, TIGHT GRASPING, OR TWISTING OF THE WRIST TO OPERATE.
2. THUMB-TURN DEAD BOLTS ARE PROHIBITED - LEVER OR PADDLE DEAD BOLT RELEASES ARE ACCEPTABLE.
3. DOOR THRESHOLDS SHALL NOT EXCEED ONE-HALF INCH (1/2") IN HEIGHT THRESHOLDS EXCEEDING ONE-QUARTER INCH (1/4") IN HEIGHT SHALL HAVE A 1:2 BEVEL.
4. DOOR 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.
5. MAXIMUM FORCE OF PUSHING OR PULLING OPEN A DOOR SHALL NOT EXCEED 5 POUNDS.
6. CLOSERS ON FIRE-RATED DOORS SHALL BE THOUGH-BOLTED TO THE DOOR & FRAME.
7. EGRESS DOORS ARE THOSE WITH EXIT LIGHTS ABOVE THEM AS SHOWN ON THE ELECTRICAL DWGS. EGRESS DOOR LATCHES SHALL ALLOW FREE PASSAGE FROM THE SIDE WITH THE EXIT LIGHT.

ACCESSIBLE DWELLING UNITS - DOOR HARDWARE
ACCESSIBLE DOOR HARDWARE TO ACCESSIBLE DWELLING UNITS SHALL BE PROVIDED ON AN AS-NEEDED BASIS.

DOOR KNOCKERS & VIEWER HOLES
DOOR KNOCKERS W/ VIEWER HOLES SHALL BE MOUNTED AT 60" A.F.F.
PROVIDE A VIEWER HOLE AT 48" A.F.F. AT I.A.C. & I.B.C. "TYPE A" UNITS.
VIEWER HOLES SHALL HAVE A 180 DEGREE VIEWING RANGE.

AUTOMATIC OPERATORS FOR OVERHEAD GARAGE DOORS
OPERATOR: AUTOMATIC HEAVY DUTY DOOR OPERATOR WITH VIBRATION DAMPENING SYSTEM.
WALL-MOUNTED CONTROLS:
PROVIDE & INSTALL 2 WALL-MOUNTED CONTROL PANELS W/ INTEGRAL KEY PADS AT EACH DOOR. INSTALL ONE AT THE INTERIOR, AND ONE AT THE EXTERIOR, MOUNTED ON THE WALL (AT 48" ABOVE FINISHED FLOOR/GRADE) ADJACENT TO THE OVERHEAD GARAGE DOOR. THE GENERAL CONTRACTOR SHALL COORDINATE THE FINAL SYSTEM DESIGN WITH THE OWNER.
TIMER: PROVIDE & INSTALL AN AUTOMATIC ADJUSTABLE "TIMER TO CLOSE" SYSTEM

Metal Frame Details



F 1 — SEE SCHEDULE; F 2 — SEE SCHEDULE; F 3 — ALUMINUM; F 4 — ALUMINUM

Door Jamb Widths

WALL TYPE	WALL THICKNESS NOMINAL	ACTUAL	JAMB WIDTH WOOD	H. M.
GYPSUM BOARD	3 1/2"	3 1/2"	3 5/8"	4 1/2"
	4 1/2"	4 5/8"	4 3/4"	5 5/8"
	5"	4 7/8"	5"	5 7/8"
	6"	6 1/8"	6 1/4"	7 1/8"
MASONRY	4"	3 5/8"	4 3/4"	4 3/4"
	6"	5 5/8"	4 3/4"	4 3/4"
	8"	7 5/8"	4 3/4"	6 3/4"
	10"	9 5/8"	4 3/4"	6 3/4"
	12"	11 5/8"	4 3/4"	6 3/4"

Window & Glass Door Specifications

WINDOWS
MFR.: TO BE SELECTED BY THE DEVELOPER
MATERIAL: TO BE SELECTED BY THE DEVELOPER
FINISH: INTERIOR: TO BE SELECTED
EXTERIOR: STANDARD COLOR TO BE SELECTED
CASING: NONE - STANDARD EXTERIOR DETAIL

PATIO DOORS
MFR.: TO BE SELECTED BY THE DEVELOPER
MATERIAL: TO BE SELECTED BY THE DEVELOPER
FINISH: INTERIOR: TO BE SELECTED
EXTERIOR: STANDARD COLOR TO BE SELECTED
CASING: NONE - STANDARD EXTERIOR DETAIL

EGRESS WINDOWS
AN EGRESS WINDOW SHALL BE PROVIDED FOR EACH BEDROOM THAT MEETS THE FOLLOWING REQUIREMENTS.
* MINIMUM WIDTH OF OPENING 20 INCHES
* MINIMUM HEIGHT OF OPENING 24 INCHES
* MINIMUM NET CLEAR OPENING 5.7 S.F.

PERFORMANCE REQUIREMENTS
ALL WINDOWS SHALL BE DESIGNED TO MEET THE LOCAL BUILDING CODE REQUIREMENTS WITH RESPECT TO AIR & WATER PENETRATION, AND STRUCTURAL PERFORMANCE, BASED ON THE DESIGN WIND PRESSURE OF 30 PSF AT THE CORNERS, AND 20 PSF ELSEWHERE. REFER TO COMCHECK REPORT FOR U-FACTOR & SHGC REQUIREMENTS.

ACCESSIBLE UNITS
OPERABLE PARTS ON WINDOWS WITH-IN TYPE A UNITS SHALL BE BETWEEN THE REACH RANGES OF 15" AND 48".

Window & Glass Door Notes

MASONRY OPENINGS
ADD 1/2" TO UNIT WIDTH, AND 1/4" TO UNIT HEIGHT, TO DETERMINE THE MASONRY OPENING OF A WINDOW OR GLASS DOOR. VERIFY ALL MASONRY OPENINGS WITH GENERAL CONTRACTOR PRIOR TO CONSTRUCTION.

STEEL LINTELS
PRIOR TO FABRICATION OF STEEL LINTELS, ALL WINDOW & DOOR MASONRY OPENINGS SHALL BE CONFIRMED WITH GENERAL CONTR.

CARPENTRY CONTRACTOR
CARPENTER SHALL PROVIDE & INSTALL THE FOLLOWING FOR ALL EXTERIOR WINDOWS & GLASS DOORS:
1. TEMPORARY WOOD FRAMES FOR MASON TO USE FOR CONSTRUCTION OF MASONRY OPENINGS
2. PERMANENT WOOD BUCKS FOR INSTALLATION OF DOORS & WINDOWS WITHIN MASONRY OPENINGS

WINDOW AND PATIO DOOR TREATMENTS.
1" ALUMINUM WHITE HORIZONTAL BLINDS. 3 1/2" FABRIC VERTICAL BLINDS AT THE PATIO DOORS.

ARCHAMERICA
34121 N. US 45, Suite 213 Grayslake, Illinois 60030
Phone 847-336-6600 Website Archamerica.com

NEW MIXED-USE BUILDING AT
Marbella of Lemont
CANAL STREET & LEMONT STREET LEMONT, ILLINOIS

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LOTUS design & development
220 E. Illinois Street, Unit 101 Lemont, Illinois 60439
Phone 630-863-7280 Website LotusDD.com

DOOR SCHEDULE, WINDOW SCHEDULE, PARTITION & WALL DETAILS

DATE
FOR CONSTRUCTION 10-7-2022
⚠ PERMIT REVISIONS 9-7-2022
FOR PERMIT 4-29-2022
CLIENT REVIEW 3-31-2022
VILLAGE REVIEW 3-18-2022
50% REVIEW 12-17-2021

19090

A4.0

Natural Light & Ventilation Schedule

REFER TO MECHANICAL DRAWINGS FOR MECHANICAL VENTILATION SCHEDULE

UNIT	ROOM	AREA (S.F.)	ORDINANCE REQUIRED (S.F.) NATURAL LIGHT	ORDINANCE REQUIRED (S.F.) NATURAL VENT	ORDINANCE REQUIRED (S.F.) MECH. EXHAUST	ACTUAL PROVIDED (S.F.) NATURAL LIGHT	ACTUAL PROVIDED (S.F.) NATURAL VENT	ACTUAL PROVIDED (S.F.) MECH. EXHAUST
A	KITCHEN / LIVING	322	25. 8	12. 9	-	27. 1	36. 0	-
	BEDROOM	200	16. 0	8. 0	-	27. 1	36. 0	-
	BATH	101	0. 0	0. 0	-	0. 0	0. 0	-
B	KITCHEN / LIVING	308	24. 6	12. 3	-	38. 4	19. 8	-
	BEDROOM	183	14. 6	7. 3	-	24. 0	14. 1	-
	BATH	65	0. 0	0. 0	-	0. 0	0. 0	-
C	KITCHEN / LIVING	289	23. 1	11. 6	-	38. 4	19. 8	-
	BEDROOM	180	14. 4	7. 2	-	38. 4	19. 8	-
	BATH	64	0. 0	0. 0	-	0. 0	0. 0	-
D	KITCHEN / LIVING	385	30. 8	15. 4	-	86. 4	38. 1	-
	MASTER BEDROOM	210	16. 8	8. 4	-	24. 0	14. 1	-
	MASTER BATH	60	0. 0	0. 0	-	0. 0	0. 0	-
	BEDROOM #2	129	10. 3	5. 2	-	38. 4	19. 8	-
	BATH	49	0. 0	0. 0	-	0. 0	0. 0	-
E	KITCHEN / LIVING	278	22. 2	11. 1	-	38. 4	19. 8	-
	BEDROOM	145	11. 6	5. 8	-	24. 0	14. 1	-
	DEN	103	8. 2	4. 1	-	38. 4	19. 8	-
	BATH	52	0. 0	0. 0	-	0. 0	0. 0	-
F	KITCHEN / LIVING	344	27. 5	13. 8	-	38. 4	19. 8	-
	MASTER BEDROOM	226	18. 1	9. 0	-	48. 0	28. 2	-
	MASTER BATH	110	0. 0	0. 0	-	24. 0	14. 1	-
	BEDROOM	131	10. 5	5. 2	-	24. 0	14. 1	-
	BATH	49	0. 0	0. 0	-	0. 0	0. 0	-
G	KITCHEN / LIVING	344	27. 5	13. 8	-	38. 4	19. 8	-
	MASTER BEDROOM	218	17. 4	8. 7	-	48. 0	28. 2	-
	MASTER BATH	106	0. 0	0. 0	-	24. 0	14. 1	-
	BEDROOM	129	10. 3	5. 2	-	24. 0	14. 1	-
	BATH	53	0. 0	0. 0	-	0. 0	0. 0	-
H	KITCHEN / LIVING	294	23. 5	11. 8	-	38. 4	19. 8	-
	MASTER BEDROOM	191	15. 3	7. 6	-	24. 0	14. 1	-
	MASTER BATH	67	0. 0	0. 0	-	24. 0	14. 1	-
	BEDROOM	141	11. 3	5. 6	-	24. 0	14. 1	-
	BATH	53	0. 0	0. 0	-	0. 0	0. 0	-
J	KITCHEN / LIVING	316	25. 3	12. 6	-	38. 4	19. 8	-
	MASTER BEDROOM	158	12. 6	6. 3	-	24. 0	14. 1	-
	BEDROOM	111	8. 9	4. 4	-	24. 0	14. 1	-
	BATH	70	0. 0	0. 0	-	0. 0	0. 0	-
K	KITCHEN / LIVING	331	26. 5	13. 3	-	27. 1	36. 0	-
	BEDROOM	227	18. 2	9. 1	-	27. 1	36. 0	-
	BATH	71	0. 0	0. 0	-	0. 0	0. 0	-
A5	KITCHEN / LIVING	282	22. 6	11. 3	-	21. 2	25. 0	-
	BEDROOM	185	14. 8	7. 4	-	21. 2	25. 0	-
	BATH	101	0. 0	0. 0	-	0. 0	0. 0	-
B5	KITCHEN / LIVING	296	23. 7	11. 8	-	21. 2	25. 0	-
	BEDROOM	172	13. 8	6. 9	-	21. 2	25. 0	-
	BATH	65	0. 0	0. 0	-	0. 0	0. 0	-
C5	KITCHEN / LIVING	281	22. 5	11. 3	-	21. 2	25. 0	-
	BEDROOM	171	13. 7	6. 8	-	21. 2	25. 0	-
	BATH	64	0. 0	0. 0	-	0. 0	0. 0	-
D5	KITCHEN / LIVING	372	29. 8	14. 9	-	63. 6	75. 0	-
	MASTER BEDROOM	175	14. 0	7. 0	-	21. 2	25. 0	-
	MASTER BATH	63	0. 0	0. 0	-	0. 0	0. 0	-
	BEDROOM #2	132	10. 6	5. 3	-	21. 2	25. 0	-
	BATH	47	0. 0	0. 0	-	0. 0	0. 0	-
E5	KITCHEN / LIVING	269	21. 5	10. 8	-	21. 2	25. 0	-
	BEDROOM	154	12. 3	6. 2	-	21. 2	25. 0	-
	DEN	116	9. 3	4. 7	-	21. 2	25. 0	-
	BATH	52	0. 0	0. 0	-	0. 0	0. 0	-
F5	KITCHEN / LIVING	290	23. 2	11. 6	-	21. 2	25. 0	-
	MASTER BEDROOM	201	16. 1	8. 1	-	42. 4	50. 0	-
	MASTER BATH	103	0. 0	0. 0	-	21. 2	25. 0	-
	BEDROOM	137	11. 0	5. 5	-	21. 2	25. 0	-
	BATH	49	0. 0	0. 0	-	0. 0	0. 0	-
G5	KITCHEN / LIVING	290	23. 2	11. 6	-	21. 2	25. 0	-
	MASTER BEDROOM	200	16. 0	8. 0	-	42. 4	50. 0	-
	MASTER BATH	102	0. 0	0. 0	-	21. 2	25. 0	-
	BEDROOM	137	11. 0	5. 5	-	21. 2	25. 0	-
	BATH	49	0. 0	0. 0	-	0. 0	0. 0	-
H5	KITCHEN / LIVING	283	22. 6	11. 3	-	21. 2	25. 0	-
	MASTER BEDROOM	180	14. 4	7. 2	-	21. 2	25. 0	-
	MASTER BATH	72	0. 0	0. 0	-	21. 2	25. 0	-
	BEDROOM	134	10. 7	5. 4	-	21. 2	25. 0	-
	BATH	53	0. 0	0. 0	-	0. 0	0. 0	-
J5	KITCHEN / LIVING	263	21. 0	9. 8	-	21. 2	25. 0	-
	MASTER BEDROOM	184	14. 7	7. 4	-	21. 2	25. 0	-
	MASTER BATH	52	0. 0	0. 0	-	0. 0	0. 0	-
	BEDROOM	164	12. 7	6. 4	-	21. 2	25. 0	-
	BATH	73	0. 0	0. 0	-	0. 0	0. 0	-
	DEN	102	8. 2	4. 1	-	21. 2	25. 0	-
K5	KITCHEN / LIVING	270	21. 6	10. 8	-	21. 2	25. 0	-
	BEDROOM	212	17. 0	8. 5	-	21. 2	25. 0	-
	BATH	72	0. 0	0. 0	-	0. 0	0. 0	-

Interior Signage

	QTY.	DESCRIPTION	TACTILE CHARACTERS	NOTES
BASEMENT	2	BASEMENT	YES	STAIRWELL SIDE OF DOOR
	2	TO 1st FLOOR	YES	W/ DIRECTIONAL ARROW
	2	EXIT	YES	GARAGE SIDE OF DOOR
	2	TO ELEVATOR	YES	GARAGE SIDE OF DOOR
	2	TRASH	YES	
	2	TO GARAGE	YES	STAIR/LOBBY SIDE OF DOOR
1st FLOOR	7	101...118	YES	
	2	1st FLOOR	YES	STAIRWELL SIDE OF DOOR
	2	TO BASEMENT	YES	W/ DIRECTIONAL ARROW
	2	TO 2nd FLOOR	YES	W/ DIRECTIONAL ARROW
	2	EXIT STAIR	YES	CORRIDOR SIDE OF DOOR
	2	AREA OF RESCUE ASSISTANCE	YES	CORRIDOR SIDE OF DOOR
	2	2 WAY COMUNICATION	YES	INSIDE STAIR @ AREA OF REFUGE
	2	TO ELEVATOR	YES	CORRIDOR ADJACENT TO LOBBY
	2	TO MAIN LOBBY	YES	
	2	TRASH	YES	
	2	STORAGE	YES	
	1	SERVICE CORRIDOR	YES	FROM MAIN BUILDING
	1	AUTHORIZED PERSONNEL ONLY	YES	FROM SERVICE CORRIDOR
	2	ELECTRIC METERS	YES	
	1	WATER HEATER ROOM	YES	
	1	ELECTRICAL ROOM	YES	
2nd FLOOR	18	201...218	YES	
	2	2nd FLOOR	YES	STAIRWELL SIDE OF DOOR
	2	TO 1st FLOOR	YES	W/ DIRECTIONAL ARROW
	2	TO 2nd FLOOR	YES	W/ DIRECTIONAL ARROW
	2	EXIT STAIR	YES	CORRIDOR SIDE OF DOOR
	2	AREA OF RESCUE ASSISTANCE	YES	CORRIDOR SIDE OF DOOR
	2	2 WAY COMUNICATION	YES	INSIDE STAIR @ AREA OF REFUGE
	2	TO ELEVATOR	YES	CORRIDOR ADJACENT TO LOBBY
	2	TRASH	YES	
	2	STORAGE	YES	
	2	ELECTRIC METERS	YES	
3rd FLOOR	18	301..318	YES	
	2	3rd FLOOR	YES	STAIRWELL SIDE OF DOOR
	2	TO 2nd FLOOR	YES	W/ DIRECTIONAL ARROW
	2	TO 4th FLOOR	YES	W/ DIRECTIONAL ARROW
	2	EXIT STAIR	YES	CORRIDOR SIDE OF DOOR
	2	AREA OF RESCUE ASSISTANCE	YES	CORRIDOR SIDE OF DOOR
	2	2 WAY COMUNICATION	YES	INSIDE STAIR @ AREA OF REFUGE
	2	TO ELEVATOR	YES	CORRIDOR ADJACENT TO LOBBY
	2	TRASH	YES	
	2	STORAGE	YES	
	2	ELECTRIC METERS	YES	
4th FLOOR	18	401...418	YES	
	2	4th FLOOR	YES	STAIRWELL SIDE OF DOOR
	2	TO 3rd FLOOR	YES	W/ DIRECTIONAL ARROW
	2	TO 5th FLOOR	YES	W/ DIRECTIONAL ARROW
	2	EXIT STAIR	YES	CORRIDOR SIDE OF DOOR
	2	AREA OF RESCUE ASSISTANCE	YES	CORRIDOR SIDE OF DOOR
	2	2 WAY COMUNICATION	YES	INSIDE STAIR @ AREA OF REFUGE
	2	TO ELEVATOR	YES	CORRIDOR ADJACENT TO LOBBY
	2	TRASH	YES	
	2	STORAGE	YES	
	2	ELECTRIC METERS	YES	
5th FLOOR	18	501...518	YES	
	2	5th FLOOR	YES	STAIRWELL SIDE OF DOOR
	2	TO 4th FLOOR	YES	W/ DIRECTIONAL ARROW
	2	EXIT STAIR	YES	CORRIDOR SIDE OF DOOR
	2	AREA OF RESCUE ASSISTANCE	YES	CORRIDOR SIDE OF DOOR
	2	2 WAY COMUNICATION	YES	INSIDE STAIR @ AREA OF REFUGE
	2	TO ELEVATOR	YES	CORRIDOR ADJACENT TO LOBBY
	2	TRASH	YES	
	2	STORAGE	YES	
	2	ELEVATOR EQUIPEMENT	YES	
	2	ELECTRIC METERS	YES	

Interior Signage Notes

GENERAL NOTES
ALL PUBLIC ROOMS AND SPACES SHALL BE IDENTIFIED WITH APPROPRIATE SIGNAGE AND SHALL COMPLY WITH THE FOLLOWING GUIDELINES:

FINISH & COLOR
SIGNS SHALL BE EGGSHELL MATTE OR OTHER NONGLARE FINISH. CHARACTERS AND SYMBOLS SHALL CONTRAST WITH THEIR BACKGROUND.

LETTERING FONT
FONT STYLE: SANS SERIF OR SIMPLE SERIF
CHARACTER HEIGHT: 1 1/2"

MOUNTING LOCATION
SIGNS SHALL BE MOUNTED ON THE WALL ADJACENT TO THE LATCH SIDE OF THE DOOR AT 60" A.F.F., TO THE CENTERLINE OF THE SIGN. WHEN THERE IS NO WALL SPACE AT THE LATCH SIDE OF THE DOOR, THE SIGN SHALL BE PLACED ON THE NEAREST ADJACENT WALL.

ELEVATOR EMERGENCY SIGNAGE
AN EMERGENCY SIGN SHALL BE POSTED ADJACENT TO THE ELEVATOR DOORS, AT EACH FLOOR LEVEL, IN ACCORDANCE WITH THE PICTOGRAPH ON PAGE 301, FIGURE H, ASME A 17.1-1996.

STAIRWAY SIGNAGE
CORRIDOR SIDE: PROVIDE SIGN READING "EXIT STAIR"
STAIRWELL SIDE: PROVIDE SIGN INDICATING FLOOR LEVEL
ABOVE STAIR DOWN: PROVIDE SIGN INDICATING FLOOR LEVEL ABOVE & DIRECTIONAL ARROW
ABOVE STAIR UP: PROVIDE SIGN INDICATING FLOOR LEVEL ABOVE & DIRECTIONAL ARROW

TACTILE CHARACTERS
LETTERING: 5/8" TO 2" HIGH, RAISED OR INDENTED 1/32"
BRAILLE: GRADE 2, TO ACCOMPANY ALL TACTILE CHARACTERS

TOILET ROOMS
LETTERING: PROVIDE TACTILE CHARACTERS, SEE ABOVE
PICTOGRAM: PROVIDE 6" HIGH INTERNATIONAL SYMBOL FOR ACCESSIBILITY (HDCP SYMBOL) DIRECTLY ABOVE ROOM SIGN

SPRINKLER ROOM
PROVIDE SIGNAGE ON DOOR STATING "FIRE SPRINKLER CONTROLS"

EXITS
SECONDARY EXITS SHALL BE IDENTIFIED ON THE OUTSIDE OF THE DOOR WITH THE FOLLOWING " FIRE EXIT DO NOT BLOCK"

Bathroom & Toilet Accessories

DWELLING UNIT BATHROOM ACCESSORIES

- A. TYPICAL FINISH: POLISHED CHROME
- B. TOILET PAPER HOLDER : TAYMOR, "SUNGLOW", 9400 SERIES
- C. TOWEL BARS: TAYMOR, "SUNGLOW", 9400 SERIES
- D. ROBE HOOK : TAYMOR, "SUNGLOW", 9400 SERIES
- E. MEDICINE CABINET : AMERICAN PRIDE, "HARMONY", RECESSED, FRAMELESS MIRROR PROVIDE SIMILAR SURFACE MOUNTED CABINET WHERE SHOWN.
- F. SOAP DISH: 6" X 6", BY WALL TILE MANUFACTURER
- G. SHOWER CURTAIN ROD: AT ALL STANDARD TUBS — ZENITH, MODEL NO. 6415
- H. SHOWER DOOR: AT ALL SHOWERS — 1/4" CLEAR FRAMELESS GLASS SLIDING DOORS, CLEAR ALUMINUM HANDLES, ENCLOSURE FRAME AND ACCESSORIES
- I. POWDER ROOM MIRROR: AMERICAN PRIDE, "BOHS", OVAL, BEVELED EDGE

PUBLIC TOILET ACCESSORIES - ONLY IF SHOWN ON THE PLANS

- A. TOILET PARTITIONS
  - MATERIAL: SOLID HDPE WITH HOMOGENOUS COLOR THROUGHOUT
  - STYLE: FLOOR MOUNTED-OVERHEAD BRACED
  - HARDWARE: STAINLESS STEEL
- B. PAPER TOWEL DISPENSER AND WASTE RECEPTACLE: BOBRICK, MODEL NO. B-3942
- C. NAPKIN/TAMPON VENDOR : BOBRICK, MODEL NO. B-282-25
- D. NAPKIN/TAMPON DISPOSAL: BOBRICK, MODEL NO. B-254
- E. LIQUID SOAP DISPENSER : BOBRICK, MODEL NO. B-2111
- F. TOILET PAPER HOLDER : BOBRICK, MODEL NO. B-685
- G. UTILITY SHELF : BOBRICK, MODEL NO. B-296 X 24
- H. ROBE HOOK : BOBRICK, MODEL NO. B-7671
- I. STANDARD MIRROR: BOBRICK, MODEL NO. B-165-2436
- J. HANDICAP TILT MIRROR: BOBRICK, MODEL NO. B-293-2436
- K. GRAB BARS: SEE GRAB BAR SPECIFICATION BELOW.

GRAB BARS

- A. STANDARD GRAB BARS:
  - MFG.: BOBRICK, MODEL NO. B5806
  - MATERIAL: STAINLESS STEEL
  - PUBLIC TOILETS FINISH: PEENED
  - DWELLING UNITS FINISH: POWDER COATED, WHITE
  - SIZES: AS INDICATED ON DRAWINGS.
- B. DROP-DOWN GRAB BARS:
  - MFG.: BOBRICK, MODEL NO. B4998
  - MATERIAL: STAINLESS STEEL
  - PUBLIC TOILETS FINISH: PEENED
  - DWELLING UNITS FINISH: POWDER COATED, WHITE
  - SIZES: AS INDICATED ON DRAWINGS.

COMPLY WITH ASTM F 446 FROM ASTM A 554 STAINLESS STEEL TUBING, 18 GAUGE, TYPE 304; FORMED 1-1/2 INCH RADIUS RETURN TO WALL AT EACH END; HELIARC-WELDED TO MINIMUM 11 GAUGE STAINLESS STEEL FLANGE.

WALL-MOUNTED MIRRORS

- A. MIRROR: 1/4 INCH THICK POLISHED PLATE GLASS, ASTM C 1036, TYPE I, CLASS I, QUALITY NO. 1 MIRROR SELECT; SILVER-COATED.
- B. MOUNTING HARDWARE: 20 GAUGE STAINLESS STEEL, FORMED 1/2 INCH BOTTOM CHANNEL; POLISHED FINISH; CONCEALED TAMPER-RESISTANT FASTENERS, TOP MOUNTING CLIPS.

MISCELANEOUS ACCESSORIES

- A. MOP HANGER: MUSTEE, MODEL NO. 63.600
- B. MOP BASIN WALL GUARD: MUSTEE "DURAGUARD", WIDTHS TO MATCH BASIN

OPTIONAL ELECTRICAL ACCESSORIES

- A. ELECTRIC HAND DRYER: BOBRICK, MODEL NO. B-700, "AIRCRAFT" WHITE SURFACE-MOUNTED AUTOMATIC HAND DRYER 115V, 20A, 2300W, WHITE

MOUNTING HEIGHTS

- A. MEDICINE CABINET: ABOVE SIDE WALL OF VANITIES, WHERE SHOWN, +74" TO TOP
- B. TOILET PAPER HOLDER: AT SIDE OF EACH TOILET, +28"
- C. SHOWER CURTAIN ROD: AT TUBS WITH SHOWERS HEADS ONLY, +72"
- D. SHOWER DOORS: AT ALL SHOWERS, TOP OF DOOR AT +72"
- E. ROBE HOOK: AT BACK SIDE OF EACH BATHROOM DOOR, +66"
- F. SOAP DISH: SHOWERS - BACK WALL, CENTERED, +48"; TUBS - BACK WALL, CENTERED, +28"
- G. TOWEL BARS: (1) 18" LONG ABOVE EACH TOILET, + 48"; (1) 24" LONG AT END WALL ADJACENT TO TUB/SHOWER, +48"
- H. POWDER ROOM MIRROR: ABOVE VANITIES / PEDESTAL SINKS, +74" TO TOP

Room Finish Schedule

	ROOM	DOORS: DOOR MATERIAL	DOORS: DOOR FINISH	DOORS: FRAME / CASING MATERIAL	DOORS: FRAME / CASING FINISH	WINDOWS: SILLS/JAMBS MATERIAL	WINDOWS: SILLS/JAMBS FINISH	FLOOR FINISH	WALLS MATERIAL	WALLS FINISH	TRIM / BASE MATERIAL	TRIM / BASE FINISH	CEILING MATERIAL	CEILING FINISH	FINISH NOTES
BASEMENT COMMON AREAS	STAIRWELLS	H.M. / GL	PNT2	J2	PNT2	NONE		CONC2 / VDW	GYP BD	PNT1	VB	PNT2	GYP BD	PNT1	PAINT ALL EXPOSED METAL AT STAIRS, STAIR BACKS, RAILS & LANDINGS
	PARKING GARAGE	STEEL	PNT2	J2	PNT2	J4	PNT2	CONC3	C.M.U.	PNT2	NONE		CONC	PNT1	
	TRASH ROOM	H.M.	PNT2	J2	PNT2	NONE		CONC3	C.M.U.	UNFINISHED	NONE		CONC	UNFINISHED	BROOM FINISH, NON-SLIP CONCRETE FLOOR FINISH
	SPRINKLER ROOM	H.M.	PNT2	J2	PNT2	NONE		CONC	C.M.U.	UNFINISHED	NONE		CONC	UNFINISHED	BROOM FINISH, NON-SLIP CONCRETE FLOOR FINISH
	STORAGE	STEEL	-	J2	PNT2	NONE		CONC	C.M.U.	UNFINISHED	NONE		CONC	UNFINISHED	
1st FLOOR COMMON AREAS	VESTIBULE	AL / GL	PREFIN.	J1	PNT1	NONE		T1	GYP BD	PNT1	C2 / T1	PNT2	ACT / GYP BD	PNT1	
	LOBBY	AL / GL	PREFIN.	J1	PNT1	NONE		T1	GYP BD	PNT1	C2 / T1	PNT2	ACT / GYP BD	PNT1	
	RESIDENTIAL LOBBIES & CORRIDORS	AL / GL	PREFIN.	J1	PNT1	NONE		T1	GYP BD	PNT1	C2 / T1	PNT2	ACT		
	MAIL	NONE				NONE		T1	GYP BD	PNT1	C2 / T1	PNT2	ACT		
	PARCELS	AL / GL	PREFIN.	J1	PNT1	NONE		T1	GYP BD	PNT1	C2 / T1	PNT2	ACT		
	TRASH ROOM	H.M.	PNT2	J2	PNT2	NONE		T1	GYP BD	PNT1	C2 / T1		GYP BD	PNT1	
	STAIRWELL	H.M. / GL	PNT2	J2	PNT2	NONE		CONC2 / VDW	GYP BD	PNT1	VB	PNT2	GYP BD	PNT1	PAINT ALL EXPOSED METAL AT STAIRS, STAIR BACKS, RAILS & LANDINGS
	ELECTRICAL ROOM	H.M.	PNT2	J2	PNT2	J2	PNT2	CONC	C.M.U. / GYP BD	PNT1	NONE		CONC	UNFINISHED	
	WATER HEATER ROOM	H.M.	PNT2	J2	PNT2	J2	PNT2	CONC	C.M.U. / GYP BD	PNT1	NONE		CONC	UNFINISHED	BROOM FINISH, NON-SLIP CONCRETE FLOOR FINISH
	UTILITY / ELECTRIC METERS	H.M.	PNT2	J2	PNT2	NONE		CONC	C.M.U. / GYP BD	PNT1	NONE		CONC	UNFINISHED	BROOM FINISH, NON-SLIP CONCRETE FLOOR FINISH
	STORAGE	H.M.	PNT2	J2	PNT2	NONE		CONC2	C.M.U. / GYP BD	PNT1	VB	PNT2	GYP BD	PNT3	
	SERVICE CORRIDORS	AL / GL	PREFIN.	J1	PNT1	NONE			C.M.U. / GYP BD	PNT1	VB	PNT2	GYP BD	PNT3	BROOM FINISH, NON-SLIP CONCRETE FLOOR FINISH
1st FLOOR COMMERCIAL	RETAIL TENANT SPACE	AL / GL	PREFIN.	J1	BY TENANT	J1	BY TENANT	BY TENANT	C.M.U. / GYP BD	NONE	BY TENANT	BY TENANT	CONC	BY TENANT	
	TOILET - ONLY IF SHOWN ON PLAN														
LIVING FLOOR COMMON AREAS	LOBBY	H.M.	PNT2	J2	PNT2	NONE		CPT1	C.M.U. / GYP BD	PNT1	C2 / B2	PNT2	ACT		
	CORRIDORS	H.M.	PNT2	J2	PNT2	NONE		CPT1	GYP BD	PNT1	C2 / B2	PNT2	ACT / GYP BD	PNT3	
	STAIRWELLS	H.M. / GL	PNT2	J2	PNT2	NONE		CONC2 / VDW	GYP BD	PNT1	VB	PNT2	GYP BD	PNT1	PAINT ALL EXPOSED METAL STAIR TREADS, RISERS, LANDINGS, HANDRAILS, AND GUARD RAILS
	TRASH ROOM	H.M.	PNT2	J2	PNT2	NONE		CONC2	GYP BD	PNT1	VB	PNT2	GYP BD	PNT3	
	UTILITY	H.M.	PNT2	J2	PNT2	NONE		CONC	C.M.U. / GYP BD	PNT1	NONE		CONC	UNFINISHED	
	HVAC	H.M.	PNT2	J2	PNT2	J2	PNT2	CONC	C.M.U. / GYP BD	PNT1	NONE		CONC	UNFINISHED	
	STORAGE	H.M.	PNT2	J2	PNT2	NONE		CONC2	C.M.U. / GYP BD	PNT1	VB	PNT2	GYP BD	PNT3	
	ELEVATOR EQUIPMENT CLOSET														
DWELLING UNITS	ENTRY FOYER	WOOD	PNT2	J3	PNT2	NONE		WD	GYP BD	PNT1	B1	PNT2	GYP BD	PNT3	
	FOYER CLOSET	MASONITE	PNT2	J3	PNT2	NONE		WD	GYP BD	PNT1	B1	PNT2	GYP BD	PNT3	
	LIVING ROOM	MASONITE	PNT2	J3	PNT2	J1	PNT2	WD	GYP BD	PNT1	B1	PNT2	GYP BD	PNT3	
	KITCHEN	MASONITE	PNT2	J3	PNT2	J1	PNT2	WD	GYP BD	PNT1 / T4	B1	PNT2	GYP BD	PNT3	
	DEN	MASONITE	PNT2	J3	PNT2	J1	PNT2	WD	GYP BD	PNT1	B1	PNT2	GYP BD	PNT3	
	BEDROOM	MASONITE	PNT2	J3	PNT2	J1	PNT2	WD	GYP BD	PNT1	B1	PNT2	GYP BD	PNT3	
	BEDROOM CLOSET	MASONITE	PNT2	J3	PNT2	NONE		WD	GYP BD	PNT1	B1	PNT2	GYP BD	PNT3	
	BATHROOM	MASONITE	PNT2	J3	PNT2	J1	PNT2	T2	GYP BD	PNT1 / T3	T2		GYP BD	PNT3	
	LAUNDRY CLOSET / ROOM	MASONITE	PNT2	J3	PNT2	NONE		WD	GYP BD	PNT1	B1	PNT2	GYP BD	PNT3	DOORS ARE LOUVERED

Finish Key Legend

FLOOR FINISHES:
- CONC — CONCRETE - UNFINISHED
- CONC2 — CONCRETE W/ EPOXY PAINT
- CONC3 — CONCRETE W/ SILANE SILOXANE SEALER
- CONC4 — CONCRETE W/ WATERPROOF TRAFFIC COATING
- CPT1 — CARPET - CUT LOOP, 28 OZ.
- CPT2 — CARPET - PLUSH CUT PILE
- WD — 6" x 36" LUXURY VINYL TILE - WOOD LOOK
- VDW — VINYL DETECTABLE WARNING, 48" x 24", ON EACH FLOOR LANDING AT TOP STEP

TILE FINISHES:
- T1 — 24" x 24" PORCELAIN TILE FLOORING; 4" HIGH PORCELAIN TILE BASE
- T2 — 12" x 24" PORCELAIN TILE FLOORING; 4" HIGH PORCELAIN TILE BASE
- T3 — 12" x 24" PORCELAIN WALL TILE; TUB / SHOWER WALLS - FULL HEIGHT
- T4 — MOSAIC WALL TILE; TOP OF STONE BACKSPLASH UP TO UNDERSIDE OF WALL CABINETS

CEILING FINISHES:
- CONC — EXPOSED CONCRETE W/ DRYWALL SOFFITS
- GB — GYPSUM BOARD
- ACT — ACOUSTICAL CEILING TILE IN SUSPENDED METAL GRID SYSTEM

WALL & CEILING TRIM:
- B1 — WOOD BASE - 5 1/4" HIGH COLONIAL; 1/2" x 3/4" SHOE (OMIT AT CARPET)
- B2 — WOOD BASE - 7 1/4" HIGH COLONIAL; 1/2" x 3/4" SHOE (OMIT AT CARPET)
- VB — 4" HIGH VINYL BASE TRIM
- CR — CHAIR RAIL - 2 1/2" COLONIAL
- C1 — CROWN MOULD - 5 1/4" COLONIAL
- C2 — CROWN MOULD - 5 1/4" COLONIAL AT CEILING; CROWN MOULD - 4 1/4" COLONIAL AT SOFFIT

PAINT:
- PNT1 — LATEX INTERIOR EGGSHELL PAINT - 2 COATS
- PNT2 — ALKYD LOW-LUSTER ENAMEL PAINT - 2 COATS
- PNT3 — LATEX INTERIOR FLAT PAINT - 2 COATS
- PNT4 — TEXTURE SPRAY PLASTER "POPCORN" FINISH; LATEX INTERIOR FLAT PAINT - 2 COATS

DOOR & WINDOW JAMBS:
- J1 — GYPSUM BOARD RETURNS AT JAMBS & HEAD
- J2 — METAL JAMB - NO CASING
- J3 — WOOD CASING - 3 1/4" COLONIAL, 3-STEP
- J4 — EXPOSED CONCRETE BLOCK

DOOR MATERIALS:
- AL — ALUMINUM DOOR AND FRAME
- GL — GLASS
- H M — HOLLOW METAL DOOR AND FRAME

Room Finish Notes

1. RESIDENTIAL UNITS, STAIRWAYS, ELEVATORS, & PUBLIC SPACES SHALL HAVE A CLASS I FLAME SPREAD RATING
2. ALL REQUIRED VERTICAL EXITS AND PASSAGEWAYS SHALL HAVE "CLASS I" INTERIOR FINISH MATERIALS IN ACCORDANCE WITH ASTM E84 RATINGS.
3. ALL CORRIDORS PROVIDING EXIT ACCESS SHALL HAVE "CLASS II" INTERIOR WALL AND CEILING FINISH MATERIALS IN ACCORDANCE WITH ASTM E84 RATINGS.
4. ALL ROOMS OR ENCLOSED SPACES SHALL HAVE "CLASS III" INTERIOR WALL AND CEILING FINISH MATERIALS IN ACCORDANCE WITH ASTM E84 RATINGS.
5. FLOOR FINISHES TO HAVE A MINIMUM FIRE RATING OF CLASS A.
6. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING BETWEEN ALL TRADES TO INSURE THAT THE SUBSTRATES ARE PROPERLY PREPARED TO RECEIVE EACH FINISH MATERIAL IN ACCORDANCE WITH THE MANUFACTURER'S WRITTEN RECOMMENDATIONS.
7. PRIOR TO APPLYING PAINT, PROPERLY APPLY CAULK OR SEALANT AT ALL JOINTS AND/OR CRACKS IN THE SUBSTRATE IN ACCORDANCE WITH THE PAINT MANUFACTURER'S WRITTEN RECOMMENDATIONS.
8. PROVIDE ONE COAT PRIMER OVER ALL SURFACES TO RECEIVE PAINT. THE PRIMER TYPE SHALL BE IN ACCORDANCE WITH THE PAINT MANUFACTURER'S WRITTEN RECOMMENDATIONS.
9. ALL DRYWALL JOINTS, SCREW & NAIL HEADS, ETC., SHALL BE PROPERLY FILLED, TAPED & SANDED - INCLUDING UNFINISHED SPACES
10. ALL MOLDINGS, INCLUDING SILL & JAMB EXTENSIONS, SHALL BE PAINT GRADE POPLAR, OR APPROVED EQUAL
11. THIN SET APPLICATIONS SHALL BE USED FOR ALL CERAMIC TILE. PROVIDE POLYPROPYLENE UNDERLAYMENT AT TILE FLOORS.
12. INSTALL 5/8" MOISTURE RESISTANT CEMENT WALL BOARD AROUND ALL TUBS & SHOWERS.
13. ALL TILE SHOWER SEATS (ONLY IF SHOWN ON UNIT PLANS) TO RECEIVE TILE SHALL BE HAVE A CEMENT BOARD SUBSTRATE.
14. SUBFLOORS TO RECEIVE WOOD OR VINYL PLANK FLOORING SHALL BE LEVEL TO WITHIN 1/8 INCH IN AN 8 FOOT RADIUS.
15. FINISH COLORS ARE TO BE SELECTED BY DEVELOPER.
16. CONTRACTORS BID TO INCLUDE LINE ITEM ALLOWANCES FOR EACH FINISH SCHEDULED.

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ROOM FINISH SCHEDULE,
LIGHT & VENT SCHEDULE,
INTERIOR SIGNAGE SCHED.

DATE	
	FOR CONSTRUCTION 10-7-2022
⚠	PERMIT REVISIONS 9-7-2022
	FOR PERMIT 4-29-2022
	CLIENT REVIEW 3-31-2022
	VILLAGE REVIEW 3-18-2022
	50% REVIEW 12-17-2021

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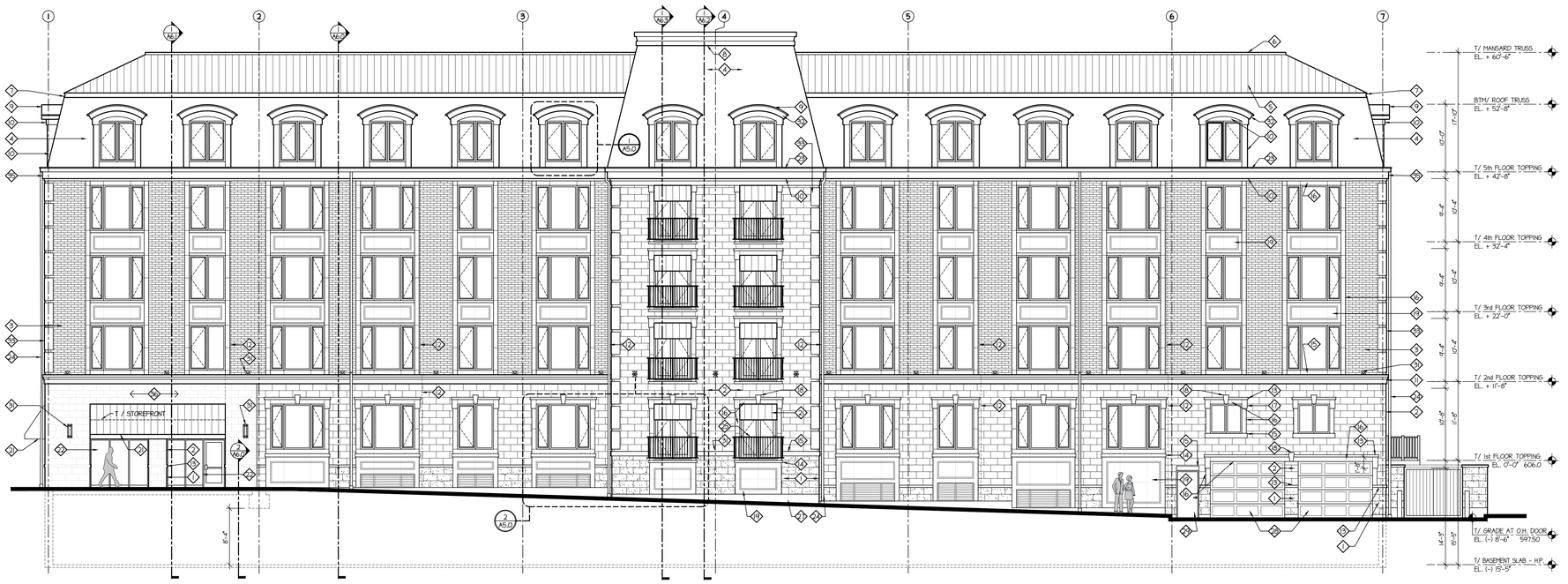
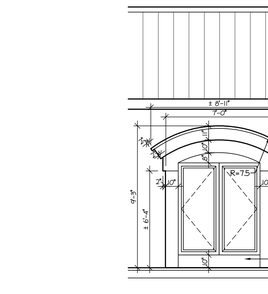


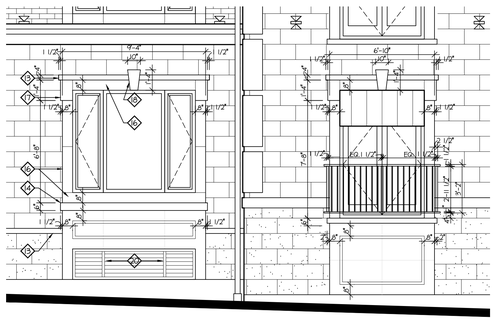
EAST ELEVATION

SCALE 1/8" = 1'-0"



1 DORMER DETAIL

SCALE 1/4" = 1'-0"



2 WINDOW TRIM DETAIL

SCALE 1/4" = 1'-0"

NORTH ELEVATION

SCALE 1/8" = 1'-0"

Exterior Elevation Notes

EXTERIOR PAINT / FINISH COLORS

DOORS:	TO BE SELECTED BY THE DEVELOPER
WINDOWS:	TO BE SELECTED BY THE DEVELOPER
GUARDRAILS:	TO BE SELECTED BY THE DEVELOPER
GRILLS:	TO BE SELECTED BY THE DEVELOPER
FASCIAS:	TO BE SELECTED BY THE DEVELOPER
SOFFITS:	TO BE SELECTED BY THE DEVELOPER
GUTTERS:	TO BE SELECTED BY THE DEVELOPER
DOWNSPOUTS:	PAINTED TO MATCH BRICK
CAP FLASHING:	TO BE SELECTED BY THE DEVELOPER
LOUVERS:	TO BE SELECTED BY THE DEVELOPER
STORE FRONT:	TO BE SELECTED BY THE DEVELOPER

1. **MANUFACTURED STONE MASONRY UNITS**
   MFG: TO BE SELECTED BY THE OWNER
   STYLE: ROCK FACE
   COLOR: TO BE SELECTED BY THE OWNER
   SIZE: 11 5/8" H X 23 5/8" L x 3 5/8" D
2. **MANUFACTURED STONE MASONRY UNITS - SMOOTH FACE**
   MFG: TO BE SELECTED BY THE OWNER
   STYLE: SMOOTH FACE
   COLOR: TO BE SELECTED BY THE OWNER
   SIZE: 11 5/8" H X 23 5/8" L X 3 5/8" D
3. **BRICK**
   MFG: TO BE SELECTED BY THE OWNER
   STYLE: TO BE SELECTED BY THE OWNER
   COLOR: TO BE SELECTED BY THE OWNER
   SIZE: UTILITY - 3 5/8" H X 11 5/8" L X 3 5/8" D
4. SYNTHETIC COMPOSITE SLATE SHINGLES
5. STANDING SEAM ALUMINUM ROOFING
6. 6" HIGH PRE-FIN. ALUMINUM COPING
7. PRE-FINISHED ALUMINUM FLASHING & TRIM
8. ALUMINUM COMPOSITE PANEL CORNICE OR FASCIA
9. E.P.D.M. ROOFING OVER ARCH-TOP DORMER
10. CEMENT BOARD TRIM & SIDE PANELS ON ALL FACES OF THE DORMERS
11. CUT LIMESTONE CORNICE OR CAP
12. MASONRY MOVEMENT JOINT - REFER TO DETAIL D / A7.0 PROVIDE MOVEMENT JOINTS @ 24'-0" O. C. MAX. AND WHERE SHOWN
13. 3 5/8" HIGH CUT LIMESTONE SILL, CAP OR CAP BAND - SEE SECTION FOR PROJECTION
14. 5 5/8" HIGH CUT LIMESTONE TRIM BAND - SEE SECTION FOR PROJECTION
15. 7 5/8" HIGH CUT LIMESTONE SILL OR CAP BAND - SEE SECTION FOR PROJECTION
16. 7 5/8" WIDE CUT LIMESTONE TRIM - SEE SECTION FOR PROJECTION
17. 9 5/8" WIDE x 16" HIGH CUT LIMESTONE TRIM - SEE DETAIL FOR PROJECTION
18. CUT LIMESTONE KEYSTONE - 10" WIDE X 16" HIGH, PROJECTION TO ALIGN W/ TOP HEAD TRIM -REFER TO SECTION
19. CUSTOM CAST STONE PANEL - REFER TO SECTION FOR PROFILE
20. DECORATIVE METAL GRILL OVER 7 5/8" HIGH MANUFACTURED STONE UNITS - RENAISSANCE STONE, SMOOTH, WHITE COLOR
21. CANVAS AWNING - REFER TO SECTION
22. ALUMINUM STOREFRONT
23. ALUMINUM GUTTER
24. 4" x 3" ALUMINUM DOWNSPOUT
25. ALUMINUM RAILING - REFER TO DETAIL 2 ON SHEET A5.0
26. MECHANICAL LOUVER - REFER TO MECHANICAL DWGS.
27. CONCRETE FOUNDATION - REFER TO STRUCTURAL DWGS.
28. O. H. GARAGE DOOR - REFER TO DOOR SCHEDULE
29. MAN DOOR - REFER TO DOOR SCHEDULE
30. ALUMINUM COMPOSITE PANEL CANOPY
31. LIGHT FIXTURE
32. ALUMINUM CLAD FASCIA
33. CUT LIMESTONE QUOINS - 16" WIDE - 3/4" PROJECTION - 4" SPACE BETWEEN
34. MASONRY BALUSTER PIERS TO INCLUDE:
    - LIMESTONE CAP SET ON FLASHING TO COMPLETELY COVER PIER
    - MANUFACTURED STONE VENEER - ITEM #2 ABOVE
    - 16" x 16" C.M.U. INTERIOR PIER W/ 4 - #5 REINFORCING RODS
    - REINFORCING RODS TO BE EPOXY GROUTED 18" DEEP INTO FOUNDATION
    - GROUT ENTIRE C.M.U. PIER AND VENEER COLLAR JOINT SOLID
    - PROVIDE BASE FLASHING AT BASE OF COLUMN ENTIRE PERIMETER
35. CAST STONE CORNICE OR CAP
36. EXTERIOR FINISH MATERIAL IN THIS AREA TO BE DETERMINED BY THE COMMERCIAL TENANT, AND APPROVED BY THE LANDLORD. THE EXTERIOR FINISH MATERIALS WILL BE INCLUDED IN A SEPARATE SET OF PERMIT DRAWINGS FOR THE THE TENANT SPACE BUILD-OUT.

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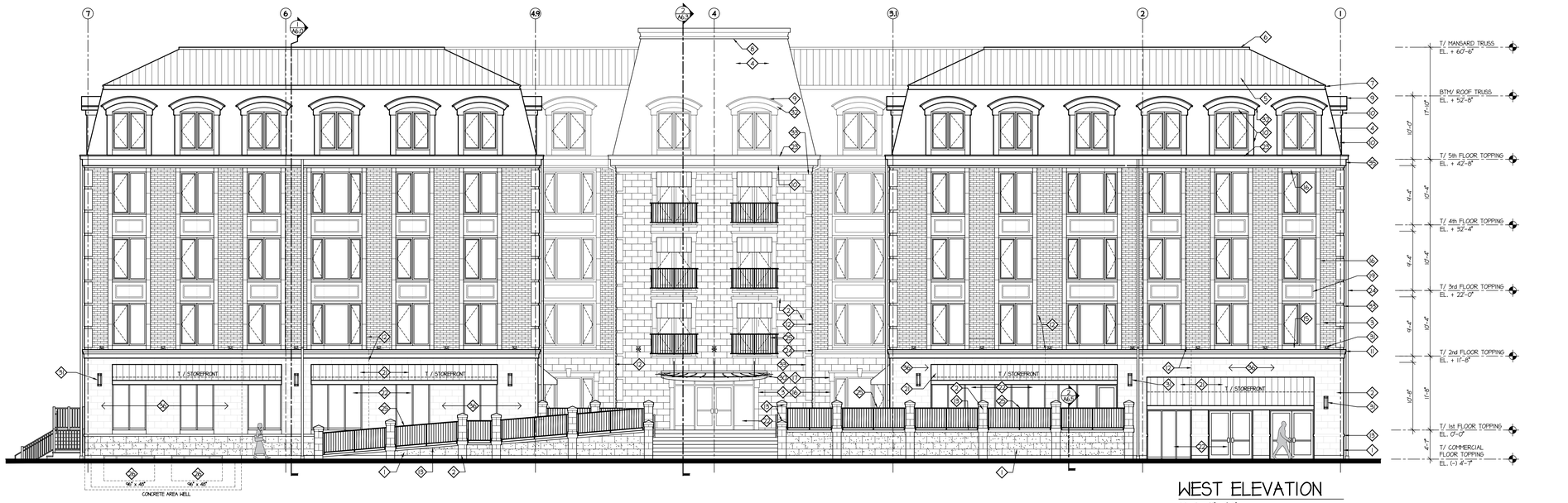
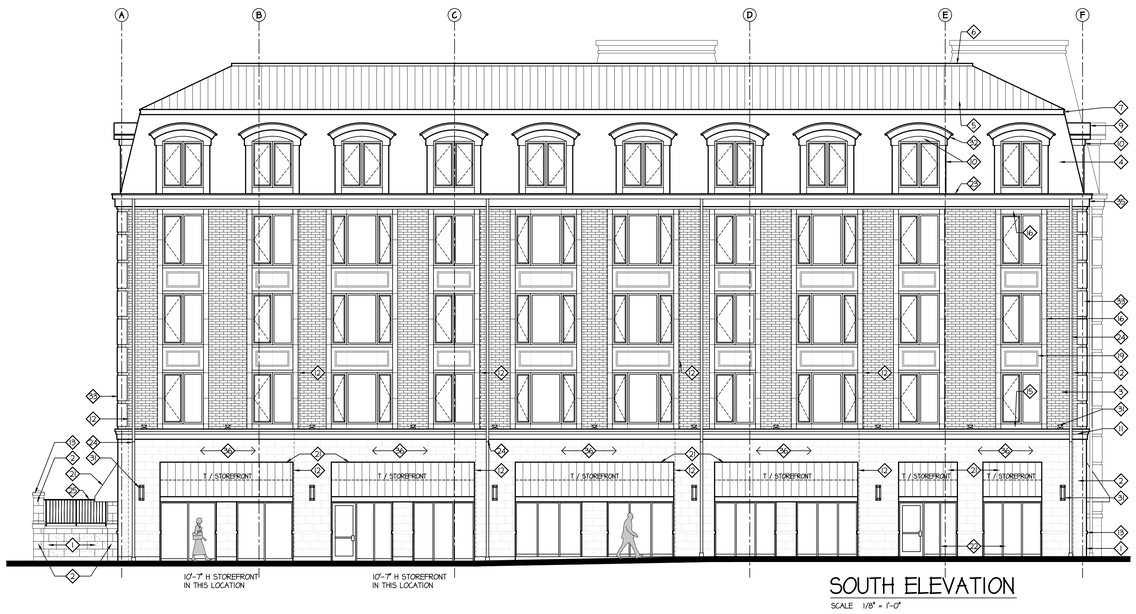


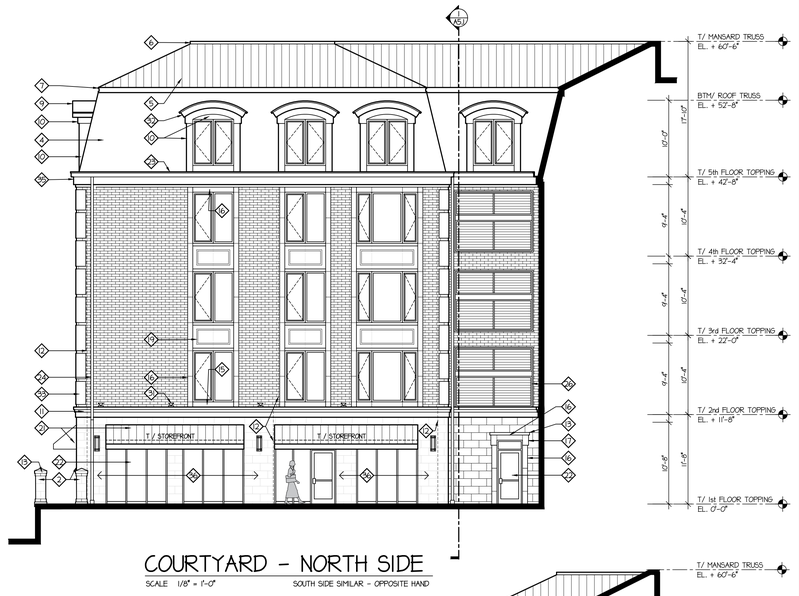
WEST ELEVATION

SCALE 1/8" = 1'-0"



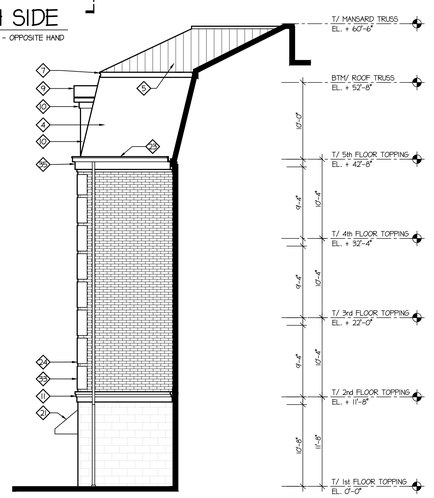
SOUTH ELEVATION

SCALE 1/8" = 1'-0"



COURTYARD - NORTH SIDE

SCALE 1/8" = 1'-0" SOUTH SIDE SIMILAR - OPPOSITE HAND



1 COURTYARD INTERIOR WALL

SCALE 1/8" = 1'-0"

Exterior Elevation Notes

EXTERIOR PAINT / FINISH COLORS

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WINDOWS:	TO BE SELECTED BY THE DEVELOPER
GUARDRAILS:	TO BE SELECTED BY THE DEVELOPER
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LOUVERS:	TO BE SELECTED BY THE DEVELOPER
STORE FRONT:	TO BE SELECTED BY THE DEVELOPER

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MFG: TO BE SELECTED BY THE OWNER
STYLE: ROCK FACE
COLOR: TO BE SELECTED BY THE OWNER
SIZE: 11 5/8" H X 23 5/8" L x 3 5/8" D

2 MANUFACTURED STONE MASONRY UNITS - SMOOTH FACE
MFG: TO BE SELECTED BY THE OWNER
STYLE: SMOOTH FACE
COLOR: TO BE SELECTED BY THE OWNER
SIZE: 11 5/8" H X 23 5/8" L X 3 5/8" D

3 BRICK
MFG: TO BE SELECTED BY THE OWNER
STYLE: TO BE SELECTED BY THE OWNER
COLOR: TO BE SELECTED BY THE OWNER
SIZE: UTILITY - 3 5/8" H X 11 5/8" L X 3 5/8" D

4 SYNTHETIC COMPOSITE SLATE SHINGLES
5 STANDING SEAM ALUMINUM ROOFING
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25 ALUMINUM RAILING - REFER TO DETAIL 2 ON SHEET A5.0
26 MECHANICAL LOUVER - REFER TO MECHANICAL DWGS.
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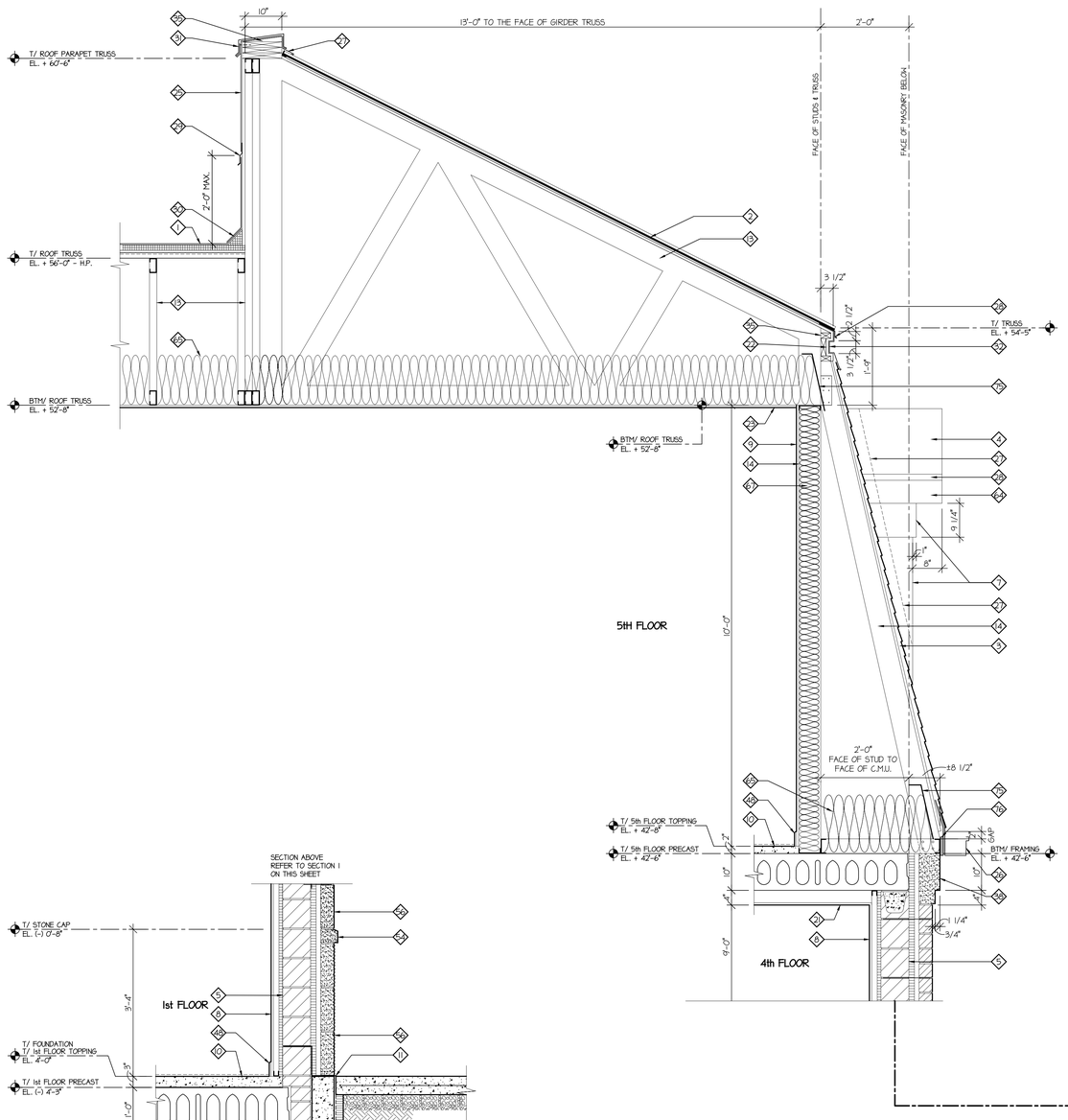

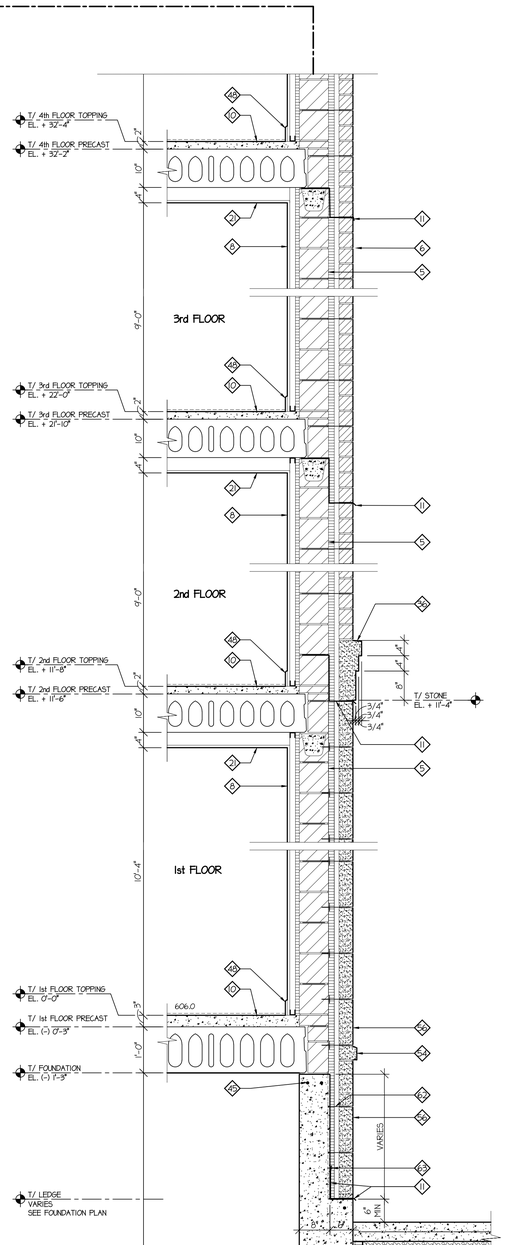

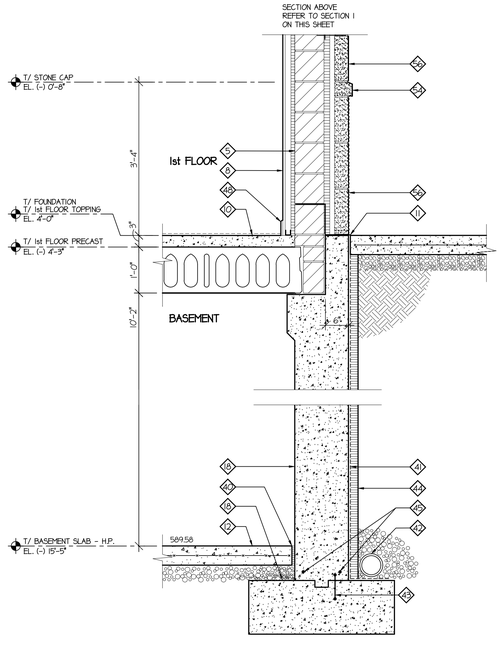

2 EXTERIOR WALL SECTION
SCALE 3/4" = 1'-0"

1 EXTERIOR WALL SECTION
SCALE 3/4" = 1'-0"

Section Notes

1. **TYPICAL ROOF CONSTRUCTION**
   - ROOFING: 60 MIL FLEX THERMOPLASTIC SINGLE PLY COOL ROOF SYSTEM, HOT AIR WELDED.
   - INSULATION: 1 1/2" EXTRUDED POLYSTYRENE INSULATION - MIN. R-7
   - VAPER RETARDER: AS RECOMMENDED BY THE ROOFING MFG.
   - DECK: 1 1/2" STEEL ROOF DECK - SEE STRUCTURAL DWGS.
2. **STANDING SEAM ALUMINUM ROOFING**
   - ROOFING: STANDING SEAM ALUMINUM ROOFING, 0.040 GAUGE, SMOOTH, 1 3/4" HIGH SNAP-ATTACHED RIBS @ 12" O. C.
   - UNDERLAYMENT: BREATHABLE POLYPROPYLENE UNDERLAYMENT
   - DECK: STEEL ROOF DECK - SEE STRUCTURAL DWGS.
3. **SHINGLE ROOFING OVER WALL ASSEMBLY**
   - SHINGLES: SYNTHETIC COMPOSITE SLATE SHINGLES
   - UNDERLAYMENT: BREATHABLE POLYPROPYLENE UNDERLAYMENT
   - SHEATHING: 5/8" EXTERIOR GRADE GYPSUM BOARD SHEATHING
   - WALL FRAMING: C.F.M.F. STUDS @ 16" O. C. - SEE STRUCTURAL DWGS.
4. **E.P.D.M. ROOFING OVER ARCH-TOP DORMER**
   - ROOFING: E.P.D.M. ROOFING
   - UNDERLAYMENT: 2 LAYERS 1/2" EXTRUDED POLYSTYRENE INSULATION BOARD BENT TO CURVE
   - VAPER RETARDER: AS RECOMMENDED BY THE ROOFING MFG.
   - DECK: STEEL ROOF DECK - SEE STRUCTURAL DWGS.
5. **CONCRETE MASONRY UNIT WALL (C.M.U.)**
   2 HOUR FIRE RATED ASSEMBLY - U. L. DES. NO. U906
   CONCRETE BLOCK WALL W/ GALVANIZED METAL MASONRY WALL REINFORCING 16" O. C. VERT. - SEE STRUCTURAL DWGS. FOR WIDTHS & TYPES
6. **TYPICAL EXTERIOR MASONRY VENEER - AT ALL BRICK & STONE**
   3 5/8" MASONRY VENEER - REFER TO EXTERIOR ELEVATIONS FOR TYPE
   PROVIDE ADJUSTABLE GALV. STEEL ANCHORS @ 16" O. C. VERT. & 24" O. C. HORIZ.
   APPROXIMATE 1" CLEAR AIR SPACE - FREE OF MORTAR
   1 1/2" EXTRUDED POLYSTYRENE EXTERIOR INSULATION - MIN. R-7.5
   CONCRETE BLOCK WALL BACKUP - REFER TO STRUCT. DWGS
7. 1" THICK CEMENT BOARD TRIM & SIDE PANELS - ENTIRE DORMER
8. **GYPSUM BOARD WALL FINISH AT C.M.U. WALLS**
   5/8" GYPSUM BOARD OVER 1 5/8" x 25 GA. METAL FURRING CHANNELS @ 16" O. C. HELD 1" AWAY FROM C.M.U. W/ 1 1/2" CLOSED-CELL SPRAY FOAM INSULATION, MINIMUM R-10.
9. **GYPSUM BOARD WALL FINISH AT C.F.M.F. WALLS**
   5/8" GYPSUM BOARD OVER C.F.M.F. STUDS @ 16" O. C.
   REFER TO STRUCTURAL DWGS. FOR STUD TYPES AND DETAILS
10. **PRECAST CONCRETE FLOOR CONSTRUCTION**
    2 HOUR FIRE RATED ASSEMBLY - U. L. DES. NO. J926 TYPICAL
    U. L. DES. NO. P859 WHERE SLABS BEAR ON EXTERIOR WALLS
    CONCRETE TOPPING OVER PRECAST CONCRETE PLANKS
    REFER TO STRUCTURAL DRAWINGS FOR DETAILS & DIMENSIONS
11. **MASONRY FLASHING**
    SELF-ADHERING RUBBERIZED ASPHALT FLASHING MATERIAL, 30 MIL W/ STAINLESS STEEL DRIP EDGE. PROVIDE SEALANT AT THE UNDERSIDE OF DRIP EDGES. INSTALL CELLULAR WEEP VENTS @ 24" O. C. AT ALL FLASHING LOCATIONS. PROPERLY LAP & ADHERE ALL PIECES OF FLASHING.
    BASE OF WALL AT TOP OF FOUNDATION:
    CONTINUOUS FLASHING MIN. 8" VERTICAL LEG, W/ DRAINAGE MESH PROVIDE END DAMS AT ALL FLASHING END CONDITIONS
    HEADS OF ALL OPENINGS AT STEEL LINTELS - REFER TO DETAIL E / A7.0:
    CONTINUOUS FLASHING WITH END DAMS AT EACH END OF LINTEL
    STONE SILL FLASHING - REFER TO DETAIL F / A7.0:
    SILL FLASHINGS SHALL BE CONTINUOUS & EXTEND A MIN. 4" PAST THE VERTICAL EDGES OF THE OPENING. PROVIDE END DAMS AT EACH END.
12. CONCRETE SLAB OVER 15 MIL POLY VAPOR BARRIER OVER COMPACTED GRANULAR FILL - REFER TO STRUCTURAL DRAWINGS.
13. PRE-ENGINEERED C.F.M.F. ROOF TRUSSES - REFER TO STRUCTURAL DWGS. TRUSS MFG. SHALL PROVIDE ALL HANGERS & CONNECTORS AS REQUIRED.
14. C.F.M.F. STUDS, JOISTS, OR RAFTERS - REFER TO STRUCTURAL DWGS.
15. C.F.M.F. HEADER - REFER TO STRUCTURAL DRSS.
16. STEEL BEAM, LINTEL OR ANGLE - REFER TO STRUCTURAL DWGS. PAINT ALL EXPOSED SURFACES OF STEEL.
17. PRECAST CONCRETE BEAM - REFER TO STRUCTURAL DWGS.
18. CONCRETE FOUNDATION & FOOTING - REFER TO STRUCTURAL DWGS.
19. PLUG CORES WITH INSULATION WHERE PRECAST CONC. PLANKS ABUT EXTERIOR WALLS
20. 5/8" GYPSUM BOARD OVER 1 5/8" METAL FURRING CHANNELS @ 16" O. C.
21. 5/8" GYPSUM BOARD CEILING ON SUSPENDED METAL GRID SYSTEM
22. LIQUID-APPLIED SYNTHETIC POLYMER AIR & MOISTURE BARRIER OVER 5/8" EXTERIOR GRADE GYPSUM BOARD SHEATHING
23. 5/8" GYPSUM BOARD W/ FOIL BACK) CEILING ATTACHED TO SUSPENDED METAL GRID SYSTEM
24. 5/8" GYPSUM BOARD HEAD & JAMB RETURNS.
25. E.P.D.M. INSTALLED OVER 5/8" EXTERIOR GRADE GYPSUM SHEATHING. LAP OVER WOOD TOP PLATE PRIOR TO INSTALLATION OF COPING.
26. 6" H x 5" H PRE-FINISHED ALUMINUM GUTTER & FLASHING
27. SHEET METAL JUNCTURE FLASHING & COUNTERFLASHING
28. CONTINUOUS PRE-FINISHED ALUMINUM DRIP FLASHING
29. GALVANIZED TRANSITION FLASHING W/ HEMMED DRIP EDGE
30. FLASHING & COUNTERFLASHING OVER CONT. 4" CANT STRIP AS RECOMMENDED BY ROOFING MANUFACTURER
31. 6" HIGH PRE-FIN. ALUMINUM COPING W/ CLIPS & COUNTERFLASHING PROVIDE SEALANT AT ALL JOINTS & AT UNDERSIDE OF DRIP EDGES.
32. PRE-FIN. ALUMINUM FLASHING & TRIM W/ CLIPS & COUNTERFLASHING, PROVIDE SEALANT AT ALL JOINTS & AT UNDERSIDE OF DRIP EDGES.
33. PRE-FIN. ALUMINUM DRIP OR SILL FLASHING
34. 3/4" CEMENT BOARD SIDE PANEL WITH ROOF TO WALL JUNCTURE FLASHING
35. 2 X TREATED WOOD BLOCKING AND/OR TOP PLATE(S) AS REQUIRED
36. CUT LIMESTONE CORNICE OR CAP - PROVIDE GALV. STEEL ANCHORS AS REQUIRED
37. CUT LIMESTONE TRIM OR PANEL - PROVIDE GALV. STEEL ANCHORS AS REQUIRED
38. CAST STONE TRIM, CORNICE, OR PANEL - REFER TO EXTERIOR ELEVATIONS
39. DECK / WALL JUNCTURE FLASHING AS RECOMMENDED BY WATERPROOFING MFG.
40. COMPRESSIBLE EXPANSION JOINT FILLER
41. LIQUID-APPLIED ASHALTIC WATERPROOFING, 40 MIL MINIMUM.
42. 6" DIA. FOOTING DRAIN TILE W/ FILTER FABRIC MINIMUM 12" GRAVEL COVER & MINIMUM 1" GRAVEL BASE
43. WATERSTOP - CONTINUOUS AT ALL FOOTINGS
44. 2" EXTRUDED POLYSTYRENE FOUNDATION INSULATION - MIN. R-10
45. STEEL REINFORCING RODS - REFER TO STRUCTURAL DRAWINGS.
46. 5/8" TYPE "X" GYPSUM BOARD DRAFT STOP - FULL HEIGHT TYPICAL ABOVE C.M.U. WALLS THAT DO NOT EXTEND TO UP TO ROOF DECK
47. MINERAL WOOL SAFING MATERIAL (4 LB./C.F. DENSITY) TIGHTLY PACKED TO FILL VOIDS BETWEEN METAL ROOF DECK & GYPSUM BOARD DRAFT STOP
48. BASE TRIM - REFER TO ROOM FINISH SCHEDULE
49. WINDOWS AND SLIDING DOORS SHALL BE SEALED TO ROUGH OPENING MEMBERS WITH NON-EXPANDING SPRAY FOAM.
50. WINDOW OR GLASS DOOR - SEE DOOR & WINDOW SCHEDULES
51. ALUMINUM STOREFRONT W/ INSULATED GLASS
52. 3/4" THICK WOOD WINDOW SILL W/ 1 1/2" HIGH WOOD APRON TRIM
53. PROVIDE SILICONE SEALANT W/ BACKER ROD AROUND INTERIOR & EXTERIOR PERIMETERS OF WINDOWS, DOORS, VENTS & BALCONY SLABS, ETC. SEALANT SHALL BE APPLIED PRIOR TO THE INSTALLATION OF TRIM
54. 3 5/8" HIGH CUT LIMESTONE SILL SILL OR CAP BAND 1" PROJECTION - PROVIDE DRIP EDGES ON UNDERSIDES OF WINDOW SILLS
55. 7 5/8" HIGH CUT LIMESTONE SILL - EXTEND TO OUTSIDE FACE OF JAMB TRIM. PROVIDE SILICONE SEALANT & BACKER ROD AT ALL HEAD JOINTS.
56. 11 5/8" H x 3 5/8" D x 23 7/8" L MANUFACTURED STONE UNITS
57. 7 5/8" H x 3 5/8" D x 23 7/8" L MANUF. STONE UNITS - 3/4" PROJECTION U.N.O.
58. 3 5/8" H x 3 5/8" D x 23 7/8" L MANUF. STONE UNITS - 1/2" PROJECTION U.N.O.
59. CUSTOM CAST STONE PANEL - PROVIDE GALV. STEEL ANCHORS AS REQUIRED PROVIDE SILICONE SEALANT OVER RAKED PERIMETER JOINTS
60. PRE-FIN. ALUMINUM GUARD RAIL W/ 4" MAXIMUM CLEAR SPACE BETWEEN ALL MEMBERS. EXPANSION ANCHOR THRU E.I.F.S. AND INTO THE C.M.U.
61. CANVAS AWNING W/ ALUMINUM FRAME ATTACHED TO STOREFRONT
62. GALVANIZED STEEL DOVETAIL ANCHORS @ MAX. 16" O. C. VERT. SET INTO DOVETAIL SLOTS IN FOUNDATION @ 24" O. C. HORIZ.
63. TERMINATION BAR SEALED TO FOUNDATION ALONG TOP EDGE
64. 1" THICK CEMENT BOARD FASCIA & SOFFIT W/ PRE-FIN. ALUMINUM CLADDING
65. FIBERGLASS BATT OR BLOWN-IN INSULATION - MINIMUM R-49
66. CLOSED-CELL SPRAY FOAM INSULATION - MINIMUM R-49
67. FIBERGLASS BATT INSULATION (CRAFT FACED) - MINIMUM R-19
68. ALUMINUM COMPOSITE PANEL CORNICE OR FASCIA, WITH CLIPS & FASTENERS AS RECOMMENDED BY THE MANUFACTURER, OVER TYPICAL EXTER. WALL CONSTRUCTION. PROVIDE SILICONE SEALANT WITH BACKER ROD AT PERIMETER AND AT ALL JOINTS.
69. MULTI-LEVEL PROMENADE DRAIN W/ FLUSH COVER - REFER TO PLUMBING DWGS
70. PEDESTRIAN DECK WATERPROOFING SYSTEM - SLIP SHEET OVER DRAINAGE GRID OVER PROTECTION BOARD OVER WATERPROOFING MEMBRANE OVER MIN. 1" THICK R-7 TAPERED 40 PSI EXTRUDED POLYSTYRENE INSULATION
71. 3" THICK 40 PSI EXTRUDED POLYSTYRENE INSULATION - MIN. R-21
72. 2 1/2" THICK CONCRETE PAVERS OVER 1" COARSE SAND BED
73. REINF. CONCRETE TOPPING - REFER TO 1st FLOOR PLAN FOR RADIANT HEAT LOCATIONS
74. GUARD RAIL W/ MAX. 4" CLEAR BETWEEN ALL MEMBERS - SEE EXTERIOR ELEVATIONS
75. INSULATION BAFFLES
76. ICE & WATER SHIELD OVER FASCIA VENT - DCI PRODUCTS, OR EQUAL

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NEW MIXED-USE BUILDING AT
Marbella of Lemont
CANAL STREET & LEMONT STREET LEMONT, ILLINOIS

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Phone 630-863-7280
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SECTIONS & DETAILS

DATE
FOR CONSTRUCTION 10-7-2022
⚠ PERMIT REVISIONS 9-7-2022
FOR PERMIT 4-29-2022
CLIENT REVIEW 3-31-2022
VILLAGE REVIEW 3-18-2022
50% REVIEW 12-17-2021

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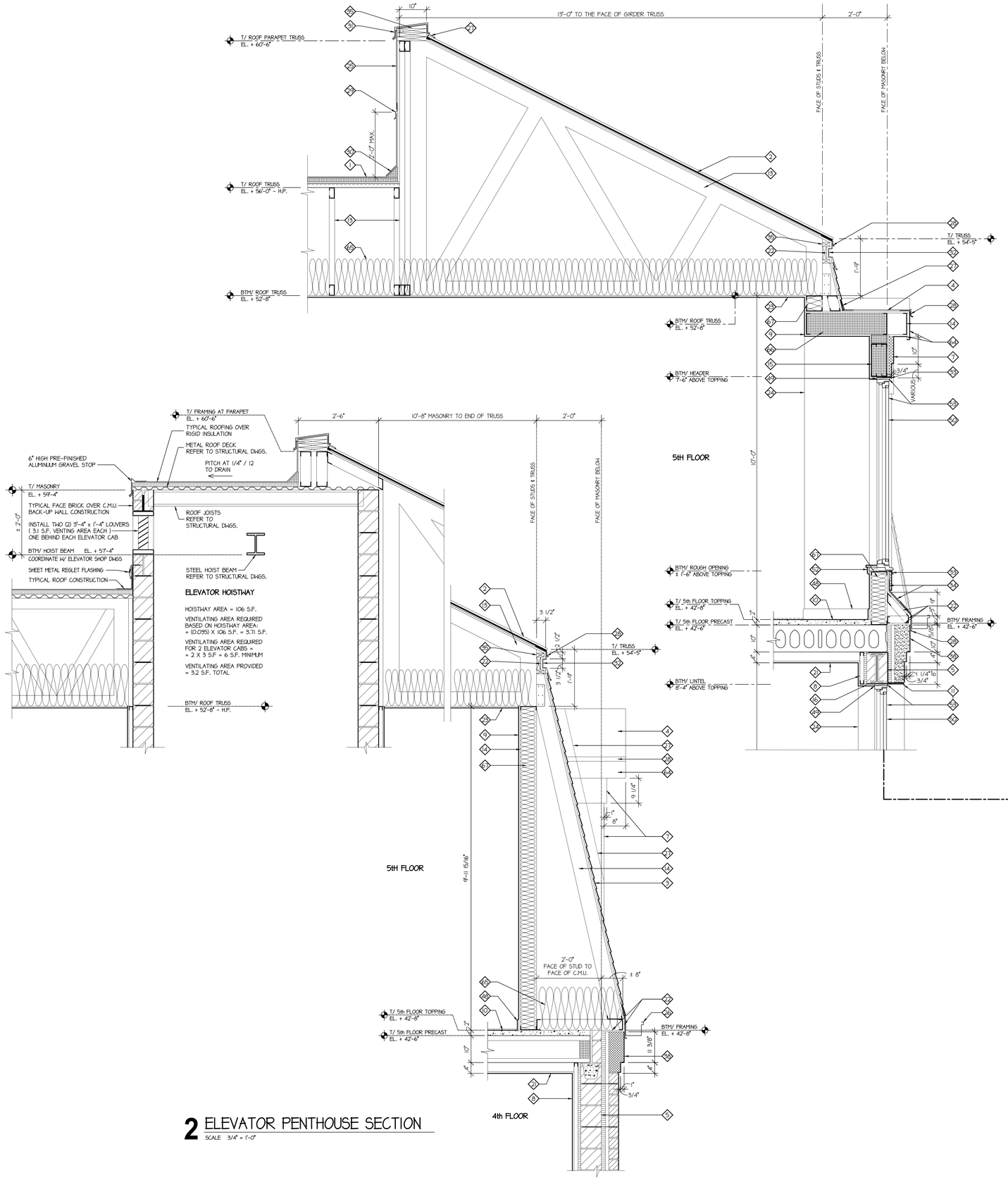
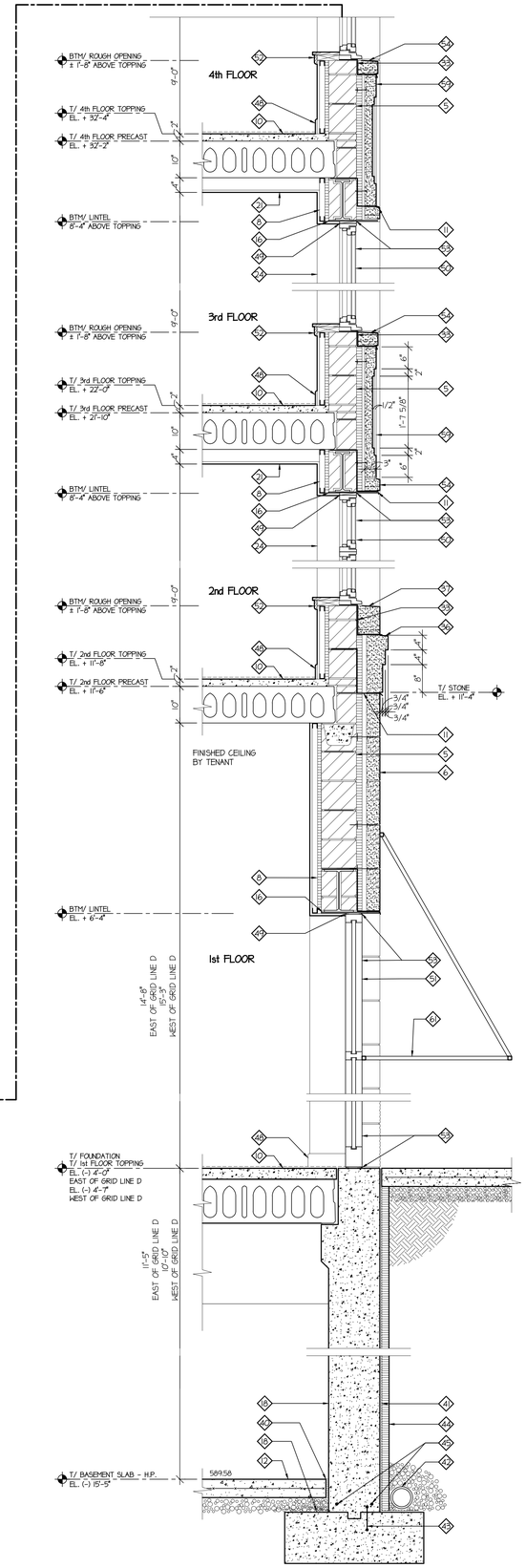


2 ELEVATOR PENTHOUSE SECTION

SCALE 3/4" = 1'-0"



1 EXTERIOR WALL SECTION THROUGH WINDOWS

SCALE 3/4" = 1'-0"

Section Notes

1. **TYPICAL ROOF CONSTRUCTION**
   - ROOFING: 60 MIL FLEX THERMOPLASTIC SINGLE PLY COOL ROOF SYSTEM, HOT AIR WELDED.
   - INSULATION: 1 1/2" EXTRUDED POLYSTYRENE INSULATION - MIN. R-7
   - VAPER RETARDER: AS RECOMMENDED BY THE ROOFING MFG.
   - DECK: 1 1/2" STEEL ROOF DECK - SEE STRUCTURAL DWGS.
2. **STANDING SEAM ALUMINUM ROOFING**
   - ROOFING: STANDING SEAM ALUMINUM ROOFING, 0.040 GAUGE, SMOOTH, 1 3/4" HIGH SNAP-ATTACHED RIBS @ 12" O. C.
   - UNDERLAYMENT: BREATHABLE POLYPROPYLENE UNDERLAYMENT
   - DECK: STEEL ROOF DECK - SEE STRUCTURAL DWGS.
3. **SHINGLE ROOFING OVER WALL ASSEMBLY**
   - SHINGLES: SYNTHETIC COMPOSITE SLATE SHINGLES
   - UNDERLAYMENT: BREATHABLE POLYPROPYLENE UNDERLAYMENT
   - SHEATHING: 5/8" EXTERIOR GRADE GYPSUM BOARD SHEATHING
   - WALL FRAMING: C.F.M.F. STUDS @ 16" O. C. - SEE STRUCTURAL DWGS.
4. **E.P.D.M. ROOFING OVER ARCH-TOP DORMER**
   - ROOFING: E.P.D.M. ROOFING
   - UNDERLAYMENT: 2 LAYERS 1/2" EXTRUDED POLYSTYRENE INSULATION BOARD BENT TO CURVE
   - VAPER RETARDER: AS RECOMMENDED BY THE ROOFING MFG.
   - DECK: STEEL ROOF DECK - SEE STRUCTURAL DWGS.
5. **CONCRETE MASONRY UNIT WALL (C.M.U.)**
   2 HOUR FIRE RATED ASSEMBLY - U. L. DES. NO. U906
   CONCRETE BLOCK WALL W/ GALVANIZED METAL MASONRY WALL REINFORCING 16" O. C. VERT. - SEE STRUCTURAL DWGS. FOR WIDTHS & TYPES
6. **TYPICAL EXTERIOR MASONRY VENEER - AT ALL BRICK & STONE**
   3 5/8" MASONRY VENEER - REFER TO EXTERIOR ELEVATIONS FOR TYPE
   PROVIDE ADJUSTABLE GALV. STEEL ANCHORS @ 16" O. C. VERT. & 24" O. C. HORIZ.
   APPROXIMATE 1" CLEAR AIR SPACE - FREE OF MORTAR
   1 1/2" EXTRUDED POLYSTYRENE EXTERIOR INSULATION - MIN. R-7.5
   CONCRETE BLOCK WALL BACKUP - REFER TO STRUCT. DWGS
7. 1" THICK CEMENT BOARD TRIM & SIDE PANELS - ENTIRE DORMER
8. **GYPSUM BOARD WALL FINISH AT C.M.U. WALLS**
   5/8" GYPSUM BOARD OVER 1 5/8" x 25 GA. METAL FURRING CHANNELS @ 16" O. C. HELD 1" AWAY FROM C.M.U. W/ 1 1/2" CLOSED-CELL SPRAY FOAM INSULATION, MINIMUM R-10.
9. **GYPSUM BOARD WALL FINISH AT C.F.M.F. WALLS**
   5/8" GYPSUM BOARD OVER C.F.M.F. STUDS @ 16" O. C.
   REFER TO STRUCTURAL DWGS. FOR STUD TYPES AND DETAILS
10. **PRECAST CONCRETE FLOOR CONSTRUCTION**
    2 HOUR FIRE RATED ASSEMBLY - U. L. DES. NO. J926 TYPICAL
    U. L. DES. NO. P859 WHERE SLABS BEAR ON EXTERIOR WALLS
    CONCRETE TOPPING OVER PRECAST CONCRETE PLANKS
    REFER TO STRUCTURAL DRAWINGS FOR DETAILS & DIMENSIONS
11. **MASONRY FLASHING**
    SELF-ADHERING RUBBERIZED ASPHALT FLASHING MATERIAL, 30 MIL W/ STAINLESS STEEL DRIP EDGE. PROVIDE SEALANT AT THE UNDERSIDE OF DRIP EDGES. INSTALL CELLULAR WEEP VENTS @ 24" O. C. AT ALL FLASHING LOCATIONS. PROPERLY LAP & ADHERE ALL PIECES OF FLASHING.
    BASE OF WALL AT TOP OF FOUNDATION:
    CONTINUOUS FLASHING MIN. 8" VERTICAL LEG, W/ DRAINAGE MESH
    PROVIDE END DAMS AT ALL FLASHING END CONDITIONS
    HEADS OF ALL OPENINGS AT STEEL LINTELS - REFER TO DETAIL E / A7.0:
    CONTINUOUS FLASHING WITH END DAMS AT EACH END OF LINTEL
    STONE SILL FLASHING - REFER TO DETAIL F / A7.0:
    SILL FLASHINGS SHALL BE CONTINUOUS & EXTEND A MIN. 4" PAST THE VERTICAL EDGES OF THE OPENING. PROVIDE END DAMS AT EACH END.
12. CONCRETE SLAB OVER 15 MIL POLY VAPOR BARRIER OVER COMPACTED GRANULAR FILL - REFER TO STRUCTURAL DRAWGS.
13. PRE-ENGINEERED C.F.M.F. ROOF TRUSSES - REFER TO STRUCTURAL DWGS. TRUSS MFG. SHALL PROVIDE ALL HANGERS & CONNECTORS AS REQUIRED.
14. C.F.M.F. STUDS, JOISTS, OR RAFTERS - REFER TO STRUCTURAL DWGS.
15. C.F.M.F. HEADER - REFER TO STRUCTURAL DRWGS.
16. STEEL BEAM, LINTEL OR ANGLE - REFER TO STRUCTURAL DWGS. PAINT ALL EXPOSED SURFACES OF STEEL.
17. PRECAST CONCRETE BEAM - REFER TO STRUCTURAL DWGS.
18. CONCRETE FOUNDATION & FOOTING - REFER TO STRUCTURAL DWGS.
19. PLUG CORES WITH INSULATION WHERE PRECAST CONC. PLANKS ABUT EXTERIOR WALLS
20. 5/8" GYPSUM BOARD OVER 1 5/8" METAL FURRING CHANNELS @ 16" O. C.
21. 5/8" GYPSUM BOARD CEILING ON SUSPENDED METAL GRID SYSTEM
22. LIQUID-APPLIED SYNTHETIC POLYMER AIR & MOISTURE BARRIER OVER 5/8" EXTERIOR GRADE GYPSUM BOARD SHEATHING
23. 5/8" GYPSUM BOARD W/ FOIL BACK) CEILING ATTACHED TO SUSPENDED METAL GRID SYSTEM
24. 5/8" GYPSUM BOARD HEAD & JAMB RETURNS.
25. E.P.D.M. INSTALLED OVER 5/8" EXTERIOR GRADE GYPSUM SHEATHING. LAP OVER WOOD TOP PLATE PRIOR TO INSTALLATION OF COPING.
26. 6" H x 5" H PRE-FINISHED ALUMINUM GUTTER & FLASHING
27. SHEET METAL JUNCTURE FLASHING & COUNTERFLASHING
28. CONTINUOUS PRE-FINISHED ALUMINUM DRIP FLASHING
29. GALVANIZED TRANSITION FLASHING W/ HEMMED DRIP EDGE
30. FLASHING & COUNTERFLASHING OVER CONT. 4" CANT STRIP AS RECOMMENDED BY ROOFING MANUFACTURER
31. 6" HIGH PRE-FIN. ALUMINUM COPING W/ CLIPS & COUNTERFLASHING PROVIDE SEALANT AT ALL JOINTS & AT UNDERSIDE OF DRIP EDGES.
32. PRE-FIN. ALUMINUM FLASHING & TRIM W/ CLIPS & COUNTERFLASHING. PROVIDE SEALANT AT ALL JOINTS & AT UNDERSIDE OF DRIP EDGES.
33. PRE-FIN. ALUMINUM DRIP OR SILL FLASHING
34. 3/4" CEMENT BOARD SIDE PANEL WITH ROOF TO WALL JUNCTURE FLASHING
35. 2 X TREATED WOOD BLOCKING AND/OR TOP PLATE(S) AS REQUIRED
36. CUT LIMESTONE CORNICE OR CAP - PROVIDE GALV. STEEL ANCHORS AS REQUIRED
37. CUT LIMESTONE TRIM OR PANEL - PROVIDE GALV. STEEL ANCHORS AS REQUIRED
38. CAST STONE TRIM, CORNICE, OR PANEL - REFER TO EXTERIOR ELEVATIONS
39. DECK / WALL JUNCTURE FLASHING AS RECOMMENDED BY WATERPROOFING MFG.
40. COMPRESSIBLE EXPANSION JOINT FILLER
41. LIQUID-APPLIED ASHALTIC WATERPROOFING, 40 MIL MINIMUM.
42. 6" DIA. FOOTING DRAIN TILE W/ FILTER FABRIC MINIMUM 12" GRAVEL COVER & MINIMUM 1" GRAVEL BASE
43. WATERSTOP - CONTINUOUS AT ALL FOOTINGS
44. 2" EXTRUDED POLYSTYRENE FOUNDATION INSULATION - MIN. R-10
45. STEEL REINFORCING RODS - REFER TO STRUCTURAL DRAWINGS.
46. 5/8" TYPE 'X' GYPSUM BOARD DRAFT STOP - FULL HEIGHT TYPICAL ABOVE C.M.U. WALLS THAT DO NOT EXTEND TO UP TO ROOF DECK
47. MINERAL WOOL SAFING MATERIAL (4 LB./C.F. DENSITY) TIGHTLY PACKED TO FILL VOIDS BETWEEN METAL ROOF DECK & GYPSUM BOARD DRAFT STOP
48. BASE TRIM - REFER TO ROOM FINISH SCHEDULE
49. WINDOWS AND SLIDING DOORS SHALL BE SEALED TO ROUGH OPENING MEMBERS WITH NON-EXPANDING SPRAY FOAM.
50. WINDOW OR GLASS DOOR - SEE DOOR & WINDOW SCHEDULES
51. ALUMINUM STOREFRONT W/ INSULATED GLASS
52. 3/4" THICK WOOD WINDOW SILL W/ 1 1/2" HIGH WOOD APRON TRIM
53. PROVIDE SILICONE SEALANT W/ BACKER ROD AROUND INTERIOR & EXTERIOR PERIMETERS OF WINDOWS, DOORS, VENTS & BALCONY SLABS, ETC. SEALANT SHALL BE APPLIED PRIOR TO THE INSTALLATION OF TRIM
54. 3 5/8" HIGH CUT LIMESTONE SILL SILL OR CAP BAND 1" PROJECTION - PROVIDE DRIP EDGES ON UNDERSIDES OF WINDOW SILLS
55. 7 5/8" HIGH CUT LIMESTONE SILL - EXTEND TO OUTSIDE FACE OF JAMB TRIM. PROVIDE SILICONE SEALANT & BACKER ROD AT ALL HEAD JOINTS.
56. 11 5/8" H x 3 5/8" D x 23 7/8" L MANUFACTURED STONE UNITS
57. 7 5/8" H x 3 5/8" D x 23 7/8" L MANUF. STONE UNITS - 3/4" PROJECTION U.N.O.
58. 3 5/8" H x 3 5/8" D x 23 7/8" L MANUF. STONE UNITS - 1/2" PROJECTION U.N.O.
59. CUSTOM CAST STONE PANEL - PROVIDE GALV. STEEL ANCHORS AS REQUIRED PROVIDE SILICONE SEALANT OVER RAKED PERIMETER JOINTS
60. PRE-FIN. ALUMINUM GUARD RAIL W/ 4" MAXIMUM CLEAR SPACE BETWEEN ALL MEMBERS. EXPANSION ANCHOR THRU E.I.F.S. AND INTO THE C.M.U.
61. CANVAS AWNING W/ ALUMINUM FRAME ATTACHED TO STOREFRONT
62. GALVANIZED STEEL DOVETAIL ANCHORS @ MAX. 16" O. C. VERT. SET INTO DOVETAIL SLOTS IN FOUNDATION @ 24" O. C. HORIZ.
63. TERMINATION BAR SEALED TO FOUNDATION ALONG TOP EDGE
64. 1" THICK CEMENT BOARD FASCIA & SOFFIT W/ PRE-FIN. ALUMINUM CLADDING
65. FIBERGLASS BATT OR BLOWN-IN INSULATION - MINIMUM R-49
66. CLOSED-CELL SPRAY FOAM INSULATION - MINIMUM R-49
67. FIBERGLASS BATT INSULATION (CRAFT FACED) - MINIMUM R-19
68. ALUMINUM COMPOSITE PANEL CORNICE OR FASCIA, WITH CLIPS & FASTENERS AS RECOMMENDED BY THE MANUFACTURER, OVER TYPICAL EXTER. WALL CONSTRUCTION. PROVIDE SILICONE SEALANT WITH BACKER ROD AT PERIMETER AND AT ALL JOINTS.
69. MULTI-LEVEL PROMENADE DRAIN W/ FLUSH COVER - REFER TO PLUMBING DWGS
70. PEDESTRIAN DECK WATERPROOFING SYSTEM - SLIP SHEET OVER DRAINAGE GRID OVER PROTECTION BOARD OVER WATERPROOFING MEMBRANE OVER MIN. 1" THICK R-7 TAPERED 40 PSI EXTRUDED POLYSTYRENE INSULATION
71. 3" THICK 40 PSI EXTRUDED POLYSTYRENE INSULATION - MIN. R-21
72. 2 1/2" THICK CONCRETE PAVERS OVER 1" COARSE SAND BED
73. REINF. CONCRETE TOPPING - REFER TO 1st FLOOR PLAN FOR RADIANT HEAT LOCATIONS
74. GUARD RAIL W/ MAX. 4" CLEAR BETWEEN ALL MEMBERS - SEE EXTERIOR ELEVATIONS
75. INSULATION BAFFLES
76. ICE & WATER SHIELD OVER FASCIA VENT - DCI PRODUCTS, OR EQUAL

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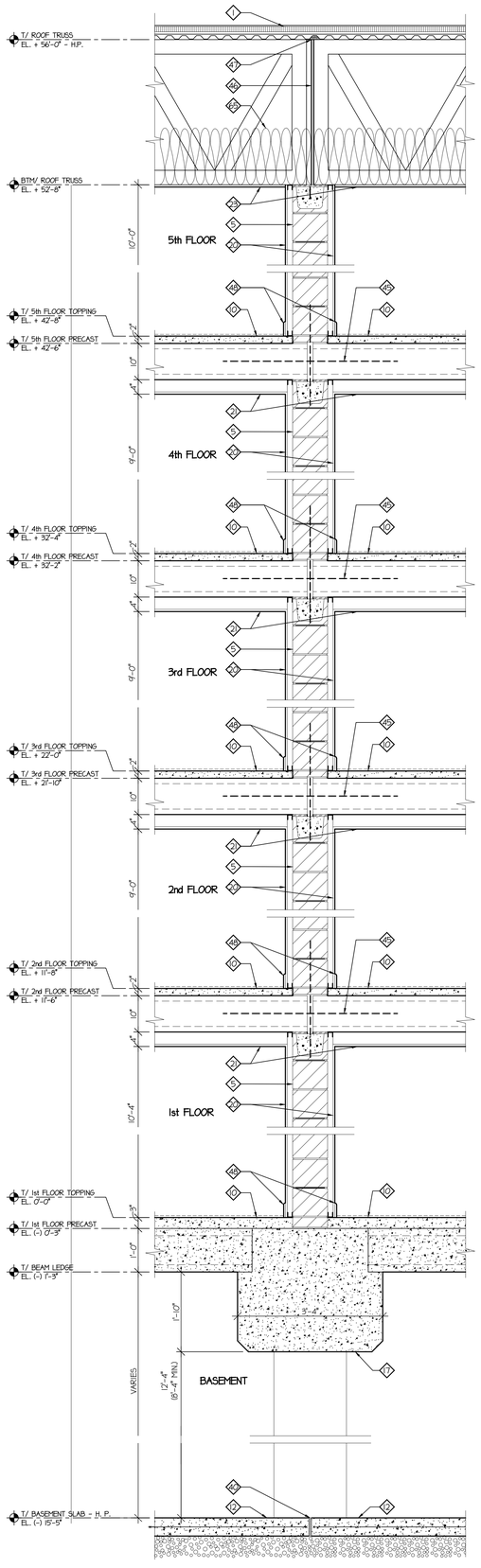
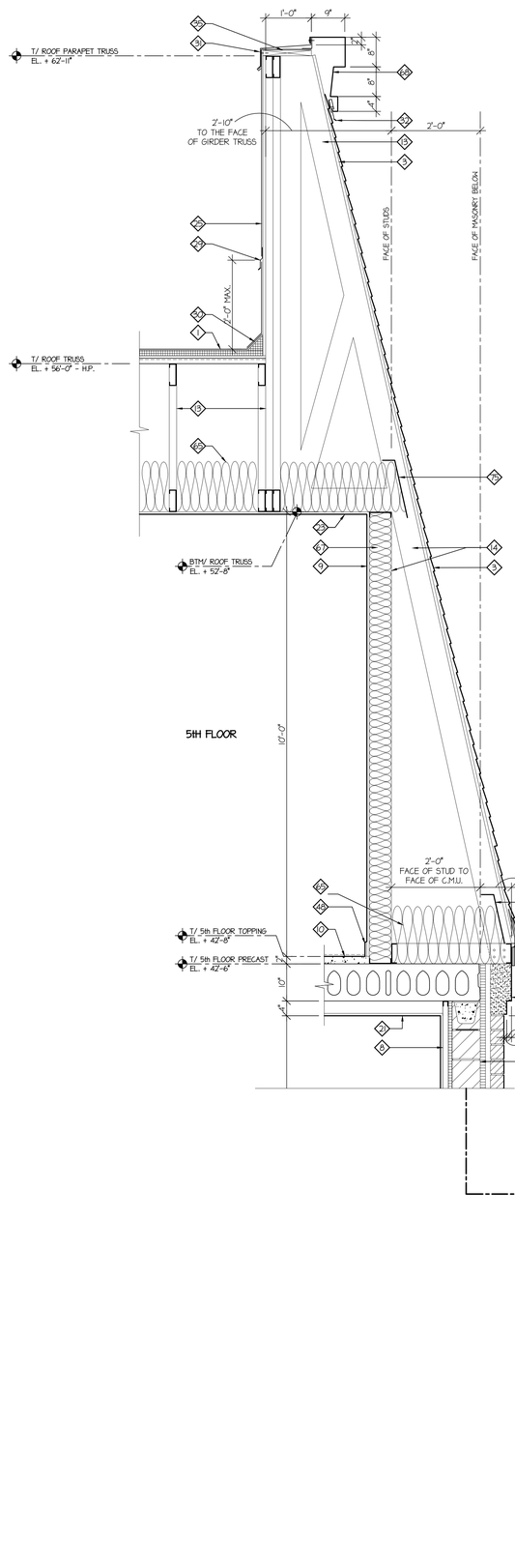
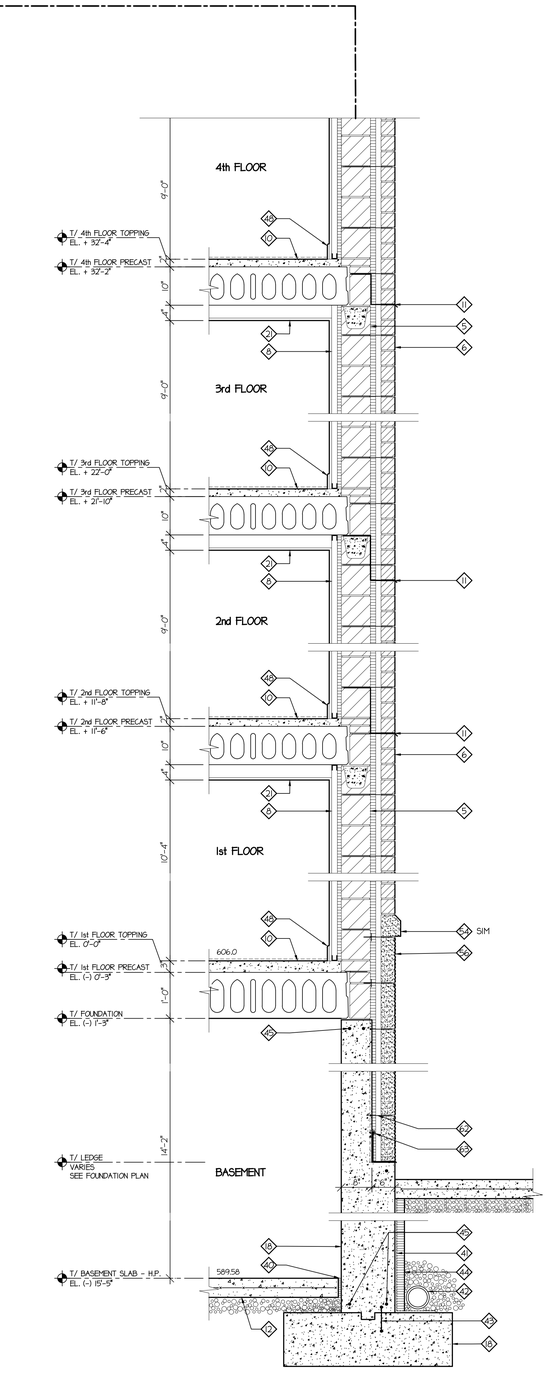


2 SECTION AT INTERIOR BEARING WALL

SCALE 3/4" = 1'-0"





1 EXTERIOR WALL SECTION

SCALE 3/4" = 1'-0"

Section Notes

1. **TYPICAL ROOF CONSTRUCTION**
   - ROOFING: 60 MIL FLEX THERMOPLASTIC SINGLE PLY COOL ROOF SYSTEM, HOT AIR WELDED.
   - INSULATION: 1 1/2" EXTRUDED POLYSTYRENE INSULATION - MIN. R-7
   - VAPER RETARDER: AS RECOMMENDED BY THE ROOFING MFG.
   - DECK: 1 1/2" STEEL ROOF DECK - SEE STRUCTURAL DN6S.
2. **STANDING SEAM ALUMINUM ROOFING**
   - ROOFING: STANDING SEAM ALUMINUM ROOFING, 0.040 GAUGE, SMOOTH, 1 3/4" HIGH SNAP-ATTACHED RIBS @ 12" O. C.
   - UNDERLAYMENT: BREATHABLE POLYPROPYLENE UNDERLAYMENT
   - DECK: STEEL ROOF DECK - SEE STRUCTURAL DN6S.
3. **SHINGLE ROOFING OVER WALL ASSEMBLY**
   - SHINGLES: SYNTHETIC COMPOSITE SLATE SHINGLES
   - UNDERLAYMENT: BREATHABLE POLYPROPYLENE UNDERLAYMENT
   - SHEATHING: 5/8" EXTERIOR GRADE GYPSUM BOARD SHEATHING
   - WALL FRAMING: C.F.M.F. STUDS @ 16" O. C. - SEE STRUCTURAL DN6S.
4. **E.P.D.M. ROOFING OVER ARCH-TOP DORMER**
   - ROOFING: E.P.D.M. ROOFING
   - UNDERLAYMENT: 2 LAYERS 1/2" EXTRUDED POLYSTYRENE INSULATION BOARD BENT TO CURVE
   - VAPER RETARDER: AS RECOMMENDED BY THE ROOFING MFG.
   - DECK: STEEL ROOF DECK - SEE STRUCTURAL DN6S.
5. **CONCRETE MASONRY UNIT WALL (C.M.U.)**
   2 HOUR FIRE RATED ASSEMBLY - U. L. DES. NO. U906
   CONCRETE BLOCK WALL W/ GALVANIZED METAL MASONRY WALL REINFORCING 16" O. C. VERT. - SEE STRUCTURAL DN6S. FOR WIDTHS & TYPES
6. **TYPICAL EXTERIOR MASONRY VENEER - AT ALL BRICK & STONE**
   3 5/8" MASONRY VENEER - REFER TO EXTERIOR ELEVATIONS FOR TYPE
   PROVIDE ADJUSTABLE GALV. STEEL ANCHORS @ 16" O. C. VERT. & 24" O. C. HORIZ.
   APPROXIMATE 1" CLEAR AIR SPACE - FREE OF MORTAR
   1 1/2" EXTRUDED POLYSTYRENE EXTERIOR INSULATION - MIN. R-7.5
   CONCRETE BLOCK WALL BACKUP - REFER TO STRUCT. DN6S
7. 1" THICK CEMENT BOARD TRIM & SIDE PANELS - ENTIRE DORMER
8. **GYPSUM BOARD WALL FINISH AT C.M.U. WALLS**
   5/8" GYPSUM BOARD OVER 1 5/8" x 25 GA. METAL FURRING CHANNELS @ 16" O. C, HELD 1" AWAY FROM C.M.U. W/ 1 1/2" CLOSED-CELL SPRAY FOAM INSULATION, MINIMUM R-10.
9. **GYPSUM BOARD WALL FINISH AT C.F.M.F. WALLS**
   5/8" GYPSUM BOARD OVER C.F.M.F. STUDS @ 16" O. C.
   REFER TO STRUCTURAL DN6S. FOR STUD TYPES AND DETAILS
10. **PRECAST CONCRETE FLOOR CONSTRUCTION**
    2 HOUR FIRE RATED ASSEMBLY - U. L. DES. NO. JR06 TYPICAL
    U. L. DES. NO. JR59 WHERE SLABS BEAR ON EXTERIOR WALLS
    CONCRETE TOPPING OVER PRECAST CONCRETE PLANKS
    REFER TO STRUCTURAL DRAWINGS FOR DETAILS & DIMENSIONS
11. **MASONRY FLASHING**
    SELF-ADHERING RUBBERIZED ASPHALT FLASHING MATERIAL 30 MIL W/ STAINLESS STEEL DRIP EDGE. PROVIDE SEALANT AT THE UNDERSIDE OF DRIP EDGES. INSTALL CELLULAR WEEP VENTS @ 24" O. C. AT ALL FLASHING LOCATIONS. PROPERLY LAP & ADHERE ALL PIECES OF FLASHING.
    BASE OF WALL AT TOP OF FOUNDATION:
    CONTINUOUS FLASHING MIN. 8" VERTICAL LEG, W/ DRAINAGE MESH PROVIDE END DAMS AT ALL FLASHING END CONDITIONS
    HEADS OF ALL OPENINGS AT STEEL LINTELS - REFER TO DETAIL E / A7.0:
    CONTINUOUS FLASHING WITH END DAMS AT EACH END OF LINTEL
    STONE SILL FLASHING - REFER TO DETAIL F / A7.0:
    SILL FLASHINGS SHALL BE CONTINUOUS & EXTEND A MIN. 4" PAST THE VERTICAL EDGES OF THE OPENING. PROVIDE END DAMS AT EACH END.
12. CONCRETE SLAB OVER 15 MIL POLY VAPOR BARRIER OVER COMPACTED GRANULAR FILL - REFER TO STRUCTURAL DR6S.
13. PRE-ENGINEERED C.F.M.F. ROOF TRUSSES - REFER TO STRUCTURAL DN6S. TRUSS MFG. SHALL PROVIDE ALL HANGERS & CONNECTORS AS REQUIRED.
14. C.F.M.F. STUDS, JOISTS, OR RAFTERS - REFER TO STRUCTURAL DN6S.
15. C.F.M.F. HEADER - REFER TO STRUCTURAL DR6S.
16. STEEL BEAM, LINTEL OR ANGLE - REFER TO STRUCTURAL DN6S. PAINT ALL EXPOSED SURFACES OF STEEL.
17. PRECAST CONCRETE BEAM - REFER TO STRUCTURAL DN6S.
18. CONCRETE FOUNDATION & FOOTING - REFER TO STRUCTURAL DN6S.
19. PLUG CORES WITH INSULATION WHERE PRECAST CONC. PLANKS ABUT EXTERIOR WALLS
20. 5/8" GYPSUM BOARD OVER 1 5/8" METAL FURRING CHANNELS @ 16" O. C.
21. 5/8" GYPSUM BOARD CEILING ON SUSPENDED METAL GRID SYSTEM
22. LIQUID-APPLIED SYNTHETIC POLYMER AIR & MOISTURE BARRIER OVER 5/8" EXTERIOR GRADE GYPSUM BOARD SHEATHING
23. 5/8" GYPSUM BOARD W/ FOIL BACK) CEILING ATTACHED TO SUSPENDED METAL GRID SYSTEM
24. 5/8" GYPSUM BOARD HEAD & JAMB RETURNS
25. E.P.D.M. INSTALLED OVER 5/8" EXTERIOR GRADE GYPSUM SHEATHING. LAP OVER WOOD TOP PLATE PRIOR TO INSTALLATION OF COPING.
26. 6" H x 5" H PRE-FINISHED ALUMINUM GUTTER & FLASHING
27. SHEET METAL JUNCTURE FLASHING & COUNTERFLASHING
28. CONTINUOUS PRE-FINISHED ALUMINUM DRIP FLASHING
29. GALVANIZED TRANSITION FLASHING W/ HEMMED DRIP EDGE
30. FLASHING & COUNTERFLASHING OVER CONT. 4" CANT STRIP AS RECOMMENDED BY ROOFING MANUFACTURER
31. 6" HIGH PRE-FIN. ALUMINUM COPING W/ CLIPS & COUNTERFLASHING PROVIDE SEALANT AT ALL JOINTS & AT UNDERSIDE OF DRIP EDGES.
32. PRE-FIN. ALUMINUM FLASHING & TRIM W/ CLIPS & COUNTERFLASHING. PROVIDE SEALANT AT ALL JOINTS & AT UNDERSIDE OF DRIP EDGES.
33. PRE-FIN. ALUMINUM DRIP OR SILL FLASHING
34. 3/4" CEMENT BOARD SIDE PANEL WITH ROOF TO WALL JUNCTURE FLASHING
35. 2 X TREATED WOOD BLOCKING AND/OR TOP PLATE(S) AS REQUIRED
36. CUT LIMESTONE CORNICE OR CAP - PROVIDE GALV. STEEL ANCHORS AS REQUIRED
37. CUT LIMESTONE TRIM OR PANEL - PROVIDE GALV. STEEL ANCHORS AS REQUIRED
38. CAST STONE TRIM, CORNICE, OR PANEL - REFER TO EXTERIOR ELEVATIONS
39. DECK / WALL JUNCTURE FLASHING AS RECOMMENDED BY WATERPROOFING MFG.
40. COMPRESSIBLE EXPANSION JOINT FILLER
41. LIQUID-APPLIED ASHALTIC WATERPROOFING, 40 MIL MINIMUM.
42. 6" DIA. FOOTING DRAIN TILE W/ FILTER FABRIC MINIMUM 12" GRAVEL COVER & MINIMUM 1" GRAVEL BASE
43. WATERSTOP - CONTINUOUS AT ALL FOOTINGS
44. 2" EXTRUDED POLYSTYRENE FOUNDATION INSULATION - MIN. R-10
45. STEEL REINFORCING RODS - REFER TO STRUCTURAL DRAWINGS.
46. 5/8" TYPE 'X' GYPSUM BOARD DRAFT STOP - FULL HEIGHT TYPICAL ABOVE C.M.U. WALLS THAT DO NOT EXTEND TO UP TO ROOF DECK
47. MINERAL WOOL SAFING MATERIAL (4 LB./C.F. DENSITY) TIGHTLY PACKED TO FILL VOIDS BETWEEN METAL ROOF DECK & GYPSUM BOARD DRAFT STOP
48. BASE TRIM - REFER TO ROOM FINISH SCHEDULE
49. WINDOWS AND SLIDING DOORS SHALL BE SEALED TO ROUGH OPENING MEMBERS WITH NON-EXPANDING SPRAY FOAM.
50. WINDOW OR GLASS DOOR - SEE DOOR & WINDOW SCHEDULES
51. ALUMINUM STOREFRONT W/ INSULATED GLASS
52. 3/4" THICK WOOD WINDOW SILL W/ 1 1/2" HIGH WOOD APRON TRIM
53. PROVIDE SILICONE SEALANT W/ BACKER ROD AROUND INTERIOR & EXTERIOR PERIMETERS OF WINDOWS, DOORS, VENTS & BALCONY SLABS, ETC. SEALANT SHALL BE APPLIED PRIOR TO THE INSTALLATION OF TRIM
54. 3 5/8" HIGH CUT LIMESTONE SILL SILL OR CAP BAND 1" PROJECTION - PROVIDE DRIP EDGES ON UNDERSIDES OF WINDOW SILLS
55. 7 5/8" HIGH CUT LIMESTONE SILL - EXTEND TO OUTSIDE FACE OF JAMB TRIM. PROVIDE SILICONE SEALANT & BACKER ROD AT ALL HEAD JOINTS.
56. 11 5/8" H x 3 5/8" D x 23 7/8" L MANUFACTURED STONE UNITS
57. 7 5/8" H x 3 5/8" D x 23 7/8" L MANUF. STONE UNITS - 3/4" PROJECTION U.N.O.
58. 3 5/8" H x 3 5/8" D x 23 7/8" L MANUF. STONE UNITS - 1/2" PROJECTION U.N.O.
59. CUSTOM CAST STONE PANEL - PROVIDE GALV. STEEL ANCHORS AS REQUIRED PROVIDE SILICONE SEALANT OVER RAISED PERIMETER JOINTS
60. PRE-FIN. ALUMINUM GUARD RAIL W/ 4" MAXIMUM CLEAR SPACE BETWEEN ALL MEMBERS. EXPANSION ANCHOR THRU E.I.F.S. AND INTO THE C.M.U.
61. CANVAS AWNING W/ ALUMINUM FRAME ATTACHED TO STOREFRONT
62. GALVANIZED STEEL DOVETAIL ANCHORS @ MAX. 16" O. C. VERT. SET INTO DOVETAIL SLOTS IN FOUNDATION @ 24" O. C. HORIZ.
63. TERMINATION BAR SEALED TO FOUNDATION ALONG TOP EDGE
64. 1" THICK CEMENT BOARD FASCIA & SOFFIT W/ PRE-FIN. ALUMINUM CLADDING
65. FIBERGLASS BATT OR BLOWN-IN INSULATION - MINIMUM R-49
66. CLOSED-CELL SPRAY FOAM INSULATION - MINIMUM R-49
67. FIBERGLASS BATT INSULATION (CRAFT FACED) - MINIMUM R-19
68. ALUMINUM COMPOSITE PANEL CORNICE OR FASCIA, WITH CLIPS & FASTENERS AS RECOMMENDED BY THE MANUFACTURER, OVER TYPICAL EXTER. WALL CONSTRUCTION. PROVIDE SILICONE SEALANT WITH BACKER ROD AT PERIMETER AND AT ALL JOINTS.
69. MULTI-LEVEL PROMENADE DRAIN W/ FLUSH COVER - REFER TO PLUMBING DN6S
70. PEDESTRIAN DECK WATERPROOFING SYSTEM - SLIP SHEET OVER DRAINAGE GRID OVER PROTECTION BOARD OVER WATERPROOFING MEMBRANE OVER MIN. 1" THICK R-7 TAPERED 40 PSI EXTRUDED POLYSTYRENE INSULATION
71. 3" THICK 40 PSI EXTRUDED POLYSTYRENE INSULATION - MIN. R-21
72. 2 1/2" THICK CONCRETE PAVERS OVER 1" COARSE SAND BED
73. REINF. CONCRETE TOPPING - REFER TO 1st FLOOR PLAN FOR RADIANT HEAT LOCATIONS
74. GUARD RAIL W/ MAX. 4" CLEAR BETWEEN ALL MEMBERS - SEE EXTERIOR ELEVATIONS
75. INSULATION BAFFLES
76. ICE & WATER SHIELD OVER FASCIA VENT - DCI PRODUCTS, OR EQUAL

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Website LotusDD.com

SECTIONS & DETAILS

DATE
FOR CONSTRUCTION 10-7-2022
⚠ PERMIT REVISIONS 9-7-2022
FOR PERMIT 4-29-2022
CLIENT REVIEW 3-31-2022
VILLAGE REVIEW 3-18-2022
50% REVIEW 12-17-2021

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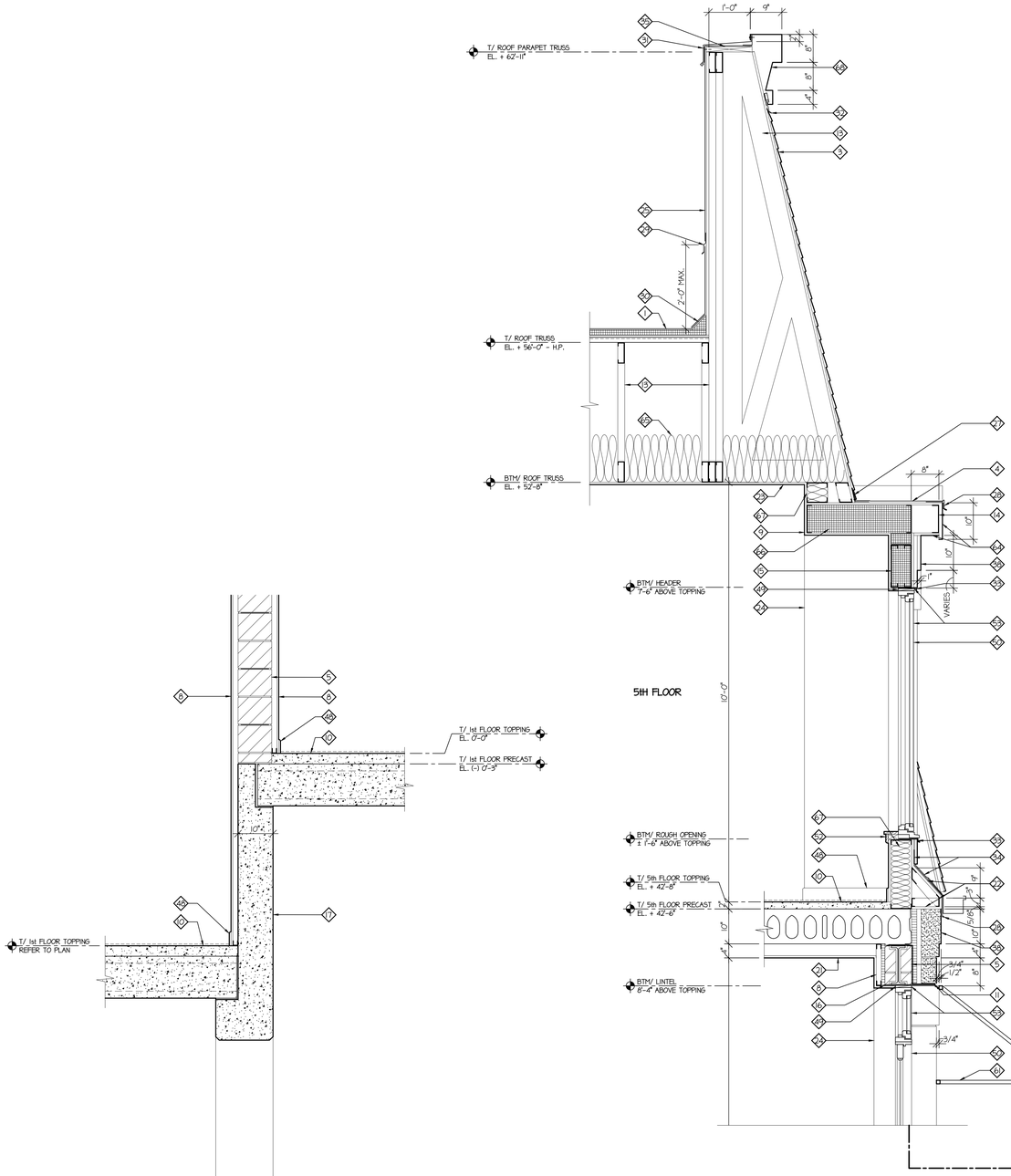
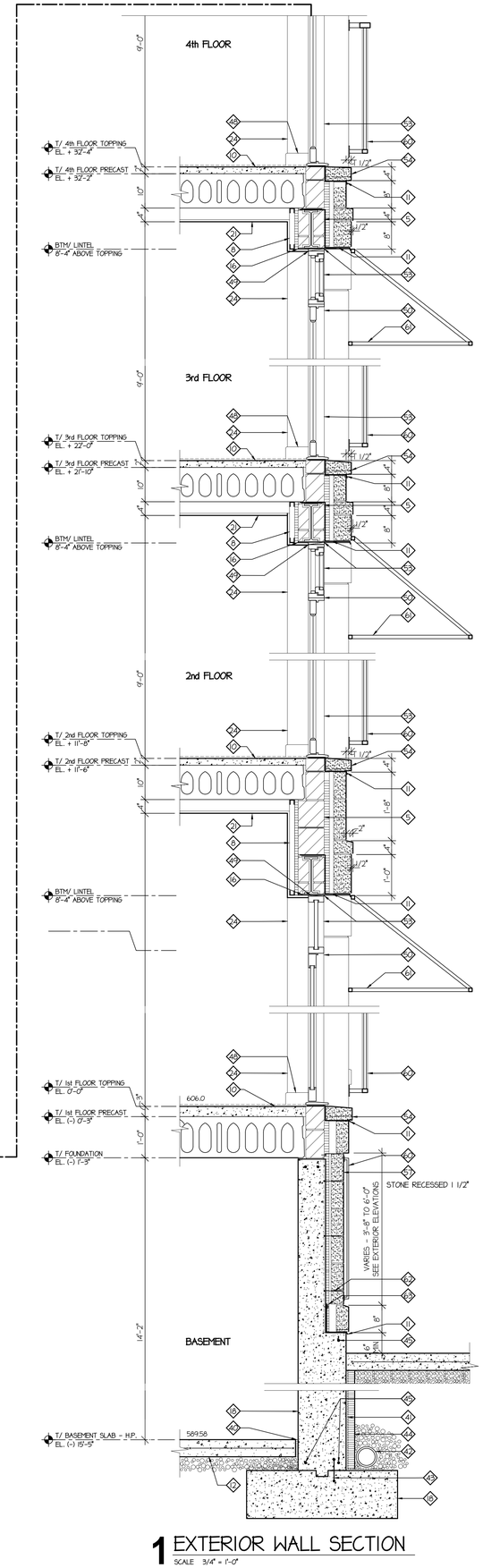


2 SECTION THROUGH FLOOR TRANSITION

SCALE 3/4" = 1'-0"



1 EXTERIOR WALL SECTION

SCALE 3/4" = 1'-0"

Section Notes

1. **TYPICAL ROOF CONSTRUCTION**
   - ROOFING: 60 MIL FLEX THERMOPLASTIC SINGLE PLY COOL ROOF SYSTEM, HOT AIR WELDED.
   - INSULATION: 1 1/2" EXTRUDED POLYSTYRENE INSULATION - MIN. R-7
   - VAPER RETARDER: AS RECOMMENDED BY THE ROOFING MFG.
   - DECK: 1 1/2" STEEL ROOF DECK - SEE STRUCTURAL DWGS.
2. **STANDING SEAM ALUMINUM ROOFING**
   - ROOFING: STANDING SEAM ALUMINUM ROOFING, 0.040 GAUGE, SMOOTH, 1 3/4" HIGH SNAP-ATTACHED RIBS @ 12" O. C.
   - UNDERLAYMENT: BREATHABLE POLYPROPYLENE UNDERLAYMENT
   - DECK: STEEL ROOF DECK - SEE STRUCTURAL DWGS.
3. **SHINGLE ROOFING OVER WALL ASSEMBLY**
   - SHINGLES: SYNTHETIC COMPOSITE SLATE SHINGLES
   - UNDERLAYMENT: BREATHABLE POLYPROPYLENE UNDERLAYMENT
   - SHEATHING: 5/8" EXTERIOR GRADE GYPSUM BOARD SHEATHING
   - WALL FRAMING: C.F.M.F. STUDS @ 16" O. C. - SEE STRUCTURAL DWGS.
4. **E.P.D.M. ROOFING OVER ARCH-TOP DORMER**
   - ROOFING: E.P.D.M. ROOFING
   - UNDERLAYMENT: 2 LAYERS 1/2" EXTRUDED POLYSTYRENE INSULATION BOARD BENT TO CURVE
   - VAPER RETARDER: AS RECOMMENDED BY THE ROOFING MFG.
   - DECK: STEEL ROOF DECK - SEE STRUCTURAL DWGS.
5. **CONCRETE MASONRY UNIT WALL (C.M.U.)**
   2 HOUR FIRE RATED ASSEMBLY - U. L. DES. NO. U906
   CONCRETE BLOCK WALL W/ GALVANIZED METAL MASONRY WALL REINFORCING 16" O. C. VERT. - SEE STRUCTURAL DWGS. FOR WIDTHS & TYPES
6. **TYPICAL EXTERIOR MASONRY VENEER - AT ALL BRICK & STONE**
   3 5/8" MASONRY VENEER - REFER TO EXTERIOR ELEVATIONS FOR TYPE
   PROVIDE ADJUSTABLE GALV. STEEL ANCHORS @ 16" O. C. VERT. & 24" O. C. HORIZ.
   APPROXIMATE 1" CLEAR AIR SPACE - FREE OF MORTAR
   1 1/2" EXTRUDED POLYSTYRENE EXTERIOR INSULATION - MIN. R-7.5
   CONCRETE BLOCK WALL BACKUP - REFER TO STRUCT. DWGS
7. 1" THICK CEMENT BOARD TRIM & SIDE PANELS - ENTIRE DORMER
8. **GYPSUM BOARD WALL FINISH AT C.M.U. WALLS**
   5/8" GYPSUM BOARD OVER 1 5/8" x 25 GA. METAL FURRING CHANNELS @ 16" O. C. HELD 1" AWAY FROM C.M.U. W/ 1 1/2" CLOSED-CELL SPRAY FOAM INSULATION, MINIMUM R-10.
9. **GYPSUM BOARD WALL FINISH AT C.F.M.F. WALLS**
   5/8" GYPSUM BOARD OVER C.F.M.F. STUDS @ 16" O. C.
   REFER TO STRUCTURAL DWGS. FOR STUD TYPES AND DETAILS
10. **PRECAST CONCRETE FLOOR CONSTRUCTION**
    2 HOUR FIRE RATED ASSEMBLY - U. L. DES. NO. JR06 TYPICAL
    U. L. DES. NO. JR59 WHERE SLABS BEAR ON EXTERIOR WALLS
    CONCRETE TOPPING OVER PRECAST CONCRETE PLANKS
    REFER TO STRUCTURAL DRAWINGS FOR DETAILS & DIMENSIONS
11. **MASONRY FLASHING**
    SELF-ADHERING RUBBERIZED ASPHALT FLASHING MATERIAL, 30 MIL W/ STAINLESS STEEL DRIP EDGE. PROVIDE SEALANT AT THE UNDERSIDE OF DRIP EDGES. INSTALL CELLULAR WEEP VENTS @ 24" O. C. AT ALL FLASHING LOCATIONS. PROPERLY LAP & ADHERE ALL PIECES OF FLASHING.
    BASE OF WALL AT TOP OF FOUNDATION:
    CONTINUOUS FLASHING, MIN. 8" VERTICAL LEG, W/ DRAINAGE MESH PROVIDE END DAMS AT ALL FLASHING END CONDITIONS
    HEADS OF ALL OPENINGS AT STEEL LINTELS - REFER TO DETAIL E / A7.0:
    CONTINUOUS FLASHING WITH END DAMS AT EACH END OF LINTEL
    STONE SILL FLASHING - REFER TO DETAIL F / A7.0:
    SILL FLASHINGS SHALL BE CONTINUOUS & EXTEND A MIN. 4" PAST THE VERTICAL EDGES OF THE OPENING. PROVIDE END DAMS AT EACH END.
12. CONCRETE SLAB OVER 15 MIL POLY VAPOR BARRIER OVER COMPACTED GRANULAR FILL - REFER TO STRUCTURAL DRAWINGS.
13. PRE-ENGINEERED C.F.M.F. ROOF TRUSSES - REFER TO STRUCTURAL DWGS. TRUSS MFG. SHALL PROVIDE ALL HANGERS & CONNECTORS AS REQUIRED.
14. C.F.M.F. STUDS, JOISTS, OR RAFTERS - REFER TO STRUCTURAL DWGS.
15. C.F.M.F. HEADER - REFER TO STRUCTURAL DRSS.
16. STEEL BEAM, LINTEL OR ANGLE - REFER TO STRUCTURAL DWGS. PAINT ALL EXPOSED SURFACES OF STEEL.
17. PRECAST CONCRETE BEAM - REFER TO STRUCTURAL DWGS.
18. CONCRETE FOUNDATION & FOOTING - REFER TO STRUCTURAL DWGS.
19. PLUG CORES WITH INSULATION WHERE PRECAST CONC. PLANKS ABUT EXTERIOR WALLS
20. 5/8" GYPSUM BOARD OVER 1 5/8" METAL FURRING CHANNELS @ 16" O. C.
21. 5/8" GYPSUM BOARD CEILING ON SUSPENDED METAL GRID SYSTEM
22. LIQUID-APPLIED SYNTHETIC POLYMER AIR & MOISTURE BARRIER OVER 5/8" EXTERIOR GRADE GYPSUM BOARD SHEATHING
23. 5/8" GYPSUM BOARD W/ FOIL BACK) CEILING ATTACHED TO SUSPENDED METAL GRID SYSTEM
24. 5/8" GYPSUM BOARD HEAD & JAMB RETURNS
25. E.P.D.M. INSTALLED OVER 5/8" EXTERIOR GRADE GYPSUM SHEATHING. LAP OVER WOOD TOP PLATE PRIOR TO INSTALLATION OF COPING.
26. 6" H x 5" H PRE-FINISHED ALUMINUM GUTTER & FLASHING
27. SHEET METAL JUNCTURE FLASHING & COUNTERFLASHING
28. CONTINUOUS PRE-FINISHED ALUMINUM DRIP FLASHING
29. GALVANIZED TRANSITION FLASHING W/ HEMMED DRIP EDGE
30. FLASHING & COUNTERFLASHING OVER CONT. 4" CANT STRIP AS RECOMMENDED BY ROOFING MANUFACTURER
31. 6" HIGH PRE-FIN. ALUMINUM COPING W/ CLIPS & COUNTERFLASHING PROVIDE SEALANT AT ALL JOINTS & AT UNDERSIDE OF DRIP EDGES.
32. PRE-FIN. ALUMINUM FLASHING & TRIM W/ CLIPS & COUNTERFLASHING. PROVIDE SEALANT AT ALL JOINTS & AT UNDERSIDE OF DRIP EDGES.
33. PRE-FIN. ALUMINUM DRIP OR SILL FLASHING
34. 3/4" CEMENT BOARD SIDE PANEL WITH ROOF TO WALL JUNCTURE FLASHING
35. 2 X TREATED WOOD BLOCKING AND/OR TOP PLATE(S) AS REQUIRED
36. CUT LIMESTONE CORNICE OR CAP - PROVIDE GALV. STEEL ANCHORS AS REQUIRED
37. CUT LIMESTONE TRIM OR PANEL - PROVIDE GALV. STEEL ANCHORS AS REQUIRED
38. CAST STONE TRIM, CORNICE, OR PANEL - REFER TO EXTERIOR ELEVATIONS
39. DECK / WALL JUNCTURE FLASHING AS RECOMMENDED BY WATERPROOFING MFG.
40. COMPRESSIBLE EXPANSION JOINT FILLER
41. LIQUID-APPLIED ASHALTIC WATERPROOFING, 40 MIL MINIMUM.
42. 6" DIA. FOOTING DRAIN TILE W/ FILTER FABRIC MINIMUM 12" GRAVEL COVER & MINIMUM 1" GRAVEL BASE
43. WATERSTOP - CONTINUOUS AT ALL FOOTINGS
44. 2" EXTRUDED POLYSTYRENE FOUNDATION INSULATION - MIN. R-10
45. STEEL REINFORCING RODS - REFER TO STRUCTURAL DRAWINGS.
46. 5/8" TYPE "X" GYPSUM BOARD DRAFT STOP - FULL HEIGHT TYPICAL ABOVE C.M.U. WALLS THAT DO NOT EXTEND TO UP TO ROOF DECK
47. MINERAL WOOL SAFING MATERIAL (4 LB./C.F. DENSITY) TIGHTLY PACKED TO FILL VOIDS BETWEEN METAL ROOF DECK & GYPSUM BOARD DRAFT STOP
48. BASE TRIM - REFER TO ROOM FINISH SCHEDULE
49. WINDOWS AND SLIDING DOORS SHALL BE SEALED TO ROUGH OPENING MEMBERS WITH NON-EXPANDING SPRAY FOAM.
50. WINDOW OR GLASS DOOR - SEE DOOR & WINDOW SCHEDULES
51. ALUMINUM STOREFRONT W/ INSULATED GLASS
52. 3/4" THICK WOOD WINDOW SILL W/ 1 1/2" HIGH WOOD APRON TRIM
53. PROVIDE SILICONE SEALANT W/ BACKER ROD AROUND INTERIOR & EXTERIOR PERIMETERS OF WINDOWS, DOORS, VENTS & BALCONY SLABS, ETC. SEALANT SHALL BE APPLIED PRIOR TO THE INSTALLATION OF TRIM
54. 3 5/8" HIGH CUT LIMESTONE SILL SILL OR CAP BAND
    1" PROJECTION - PROVIDE DRIP EDGES ON UNDERSIDES OF WINDOW SILLS
55. 7 5/8" HIGH CUT LIMESTONE SILL - EXTEND TO OUTSIDE FACE OF JAMB TRIM. PROVIDE SILICONE SEALANT & BACKER ROD AT ALL HEAD JOINTS.
56. 11 5/8" H x 5 5/8" D x 23 7/8" L MANUFACTURED STONE UNITS
57. 7 5/8" H x 3 5/8" D x 23 7/8" L MANUF. STONE UNITS - 3/4" PROJECTION U.N.O.
58. 3 5/8" H x 3 5/8" D x 23 7/8" L MANUF. STONE UNITS - 1/2" PROJECTION U.N.O.
59. CUSTOM CAST STONE PANEL - PROVIDE GALV. STEEL ANCHORS AS REQUIRED PROVIDE SILICONE SEALANT OVER RAKED PERIMETER JOINTS
60. PRE-FIN. ALUMINUM GUARD RAIL W/ 4" MAXIMUM CLEAR SPACE BETWEEN ALL MEMBERS. EXPANSION ANCHOR THRU E.I.F.S. AND INTO THE C.M.U.
61. CANVAS AWNING W/ ALUMINUM FRAME ATTACHED TO STOREFRONT
62. GALVANIZED STEEL DOVETAIL ANCHORS @ MAX. 16" O. C. VERT. SET INTO DOVETAIL SLOTS IN FOUNDATION @ 24" O. C. HORIZ.
63. TERMINATION BAR SEALED TO FOUNDATION ALONG TOP EDGE
64. 1" THICK CEMENT BOARD FASCIA & SOFFIT W/ PRE-FIN. ALUMINUM CLADDING
65. FIBERGLASS BATT OR BLOWN-IN INSULATION - MINIMUM R-49
66. CLOSED-CELL SPRAY FOAM INSULATION - MINIMUM R-49
67. FIBERGLASS BATT INSULATION (CRAFT FACED) - MINIMUM R-19
68. ALUMINUM COMPOSITE PANEL CORNICE OR FASCIA, WITH CLIPS & FASTENERS AS RECOMMENDED BY THE MANUFACTURER, OVER TYPICAL EXTER. WALL CONSTRUCTION. PROVIDE SILICONE SEALANT WITH BACKER ROD AT PERIMETER AND AT ALL JOINTS.
69. MULTI-LEVEL PROMENADE DRAIN W/ FLUSH COVER - REFER TO PLUMBING DWGS
70. PEDESTRIAN DECK WATERPROOFING SYSTEM - SLIP SHEET OVER DRAINAGE GRID OVER PROTECTION BOARD OVER WATERPROOFING MEMBRANE OVER MIN. 1" THICK R-7 TAPERED 40 PSI EXTRUDED POLYSTYRENE INSULATION
71. 3" THICK 40 PSI EXTRUDED POLYSTYRENE INSULATION - MIN. R-21
72. 2 1/2" THICK CONCRETE PAVERS OVER 1" COARSE SAND BED
73. REINF. CONCRETE TOPPING - REFER TO 1st FLOOR PLAN FOR RADIANT HEAT LOCATIONS
74. GUARD RAIL W/ MAX. 4" CLEAR BETWEEN ALL MEMBERS - SEE EXTERIOR ELEVATIONS
75. INSULATION BAFFLES
76. ICE & WATER SHIELD OVER FASCIA VENT - DCI PRODUCTS, OR EQUAL

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50% REVIEW 12-17-2021

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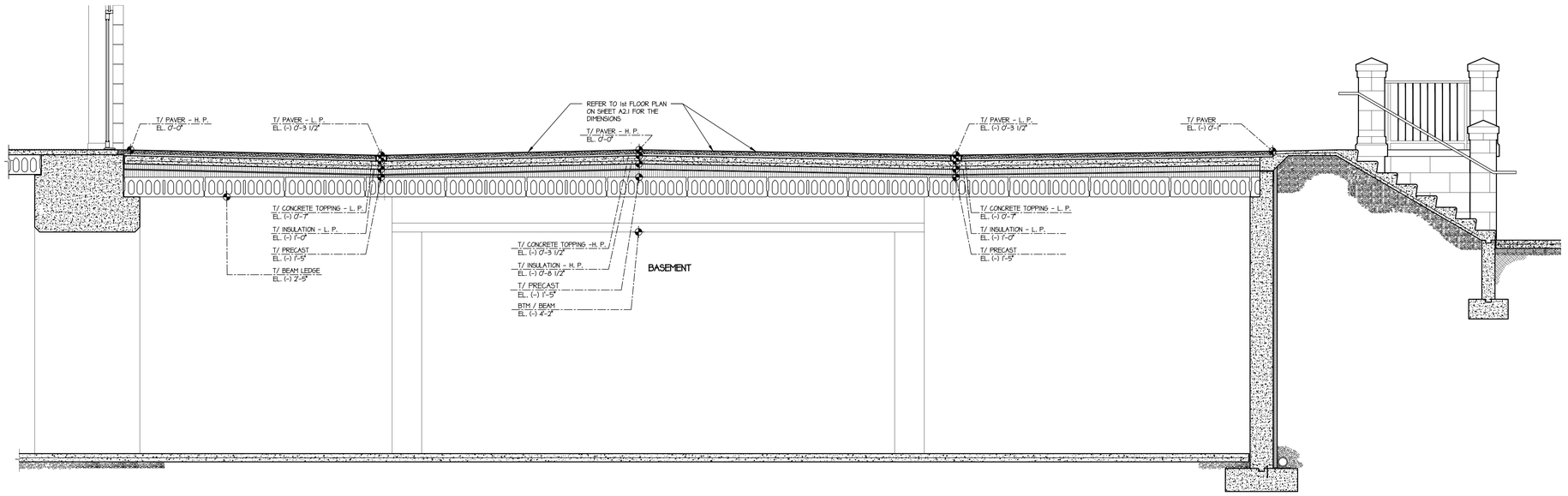
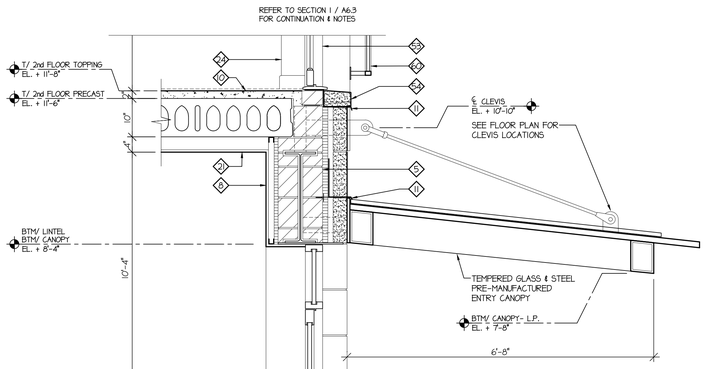
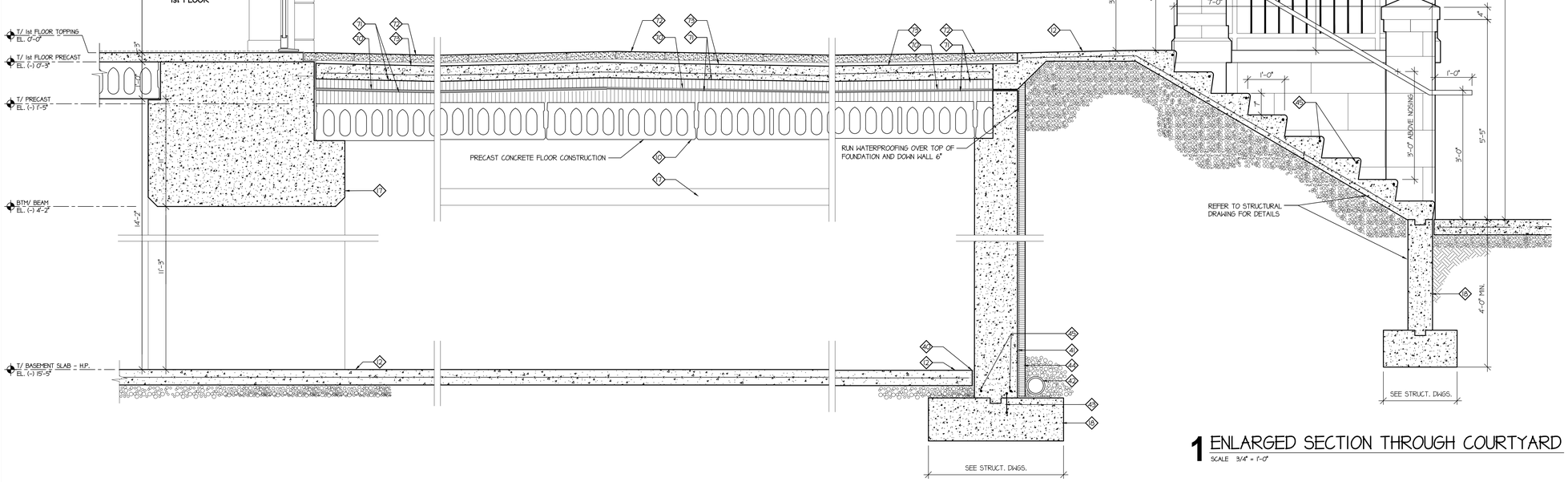
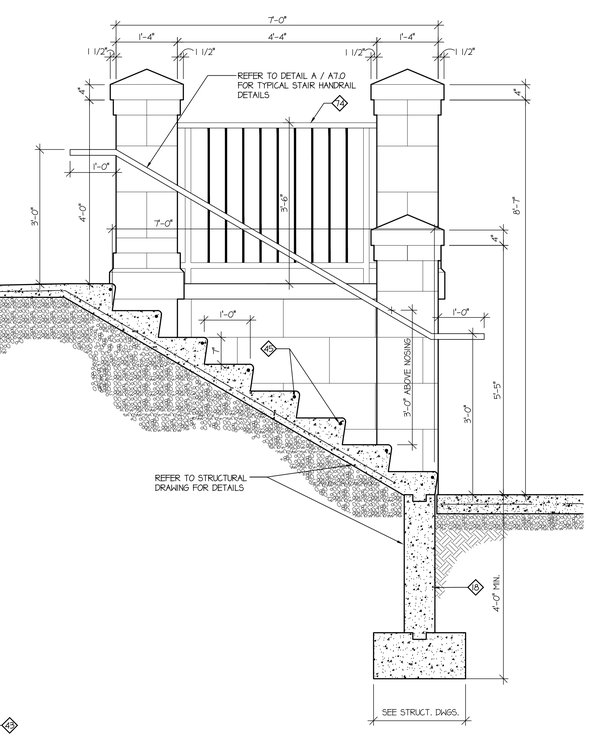


2 OVERALL SECTION THROUGH COURTYARD

SCALE 3/8" = 1'-0"







1 ENLARGED SECTION THROUGH COURTYARD

SCALE 3/4" = 1'-0"

Section Notes

1. **TYPICAL ROOF CONSTRUCTION**
   - ROOFING: 60 MIL FLEX THERMOPLASTIC SINGLE PLY COOL ROOF SYSTEM, HOT AIR WELDED.
   - INSULATION: 1 1/2" EXTRUDED POLYSTYRENE INSULATION - MIN. R-7
   - VAPER RETARDER: AS RECOMMENDED BY THE ROOFING MFG.
   - DECK: 1 1/2" STEEL ROOF DECK - SEE STRUCTURAL DWGS.
2. **STANDING SEAM ALUMINUM ROOFING**
   - ROOFING: STANDING SEAM ALUMINUM ROOFING, 0.040 GAUGE, SMOOTH, 1 3/4" HIGH SNAP-ATTACHED RIBS @ 12" O. C.
   - UNDERLAYMENT: BREATHABLE POLYPROPYLENE UNDERLAYMENT
   - DECK: STEEL ROOF DECK - SEE STRUCTURAL DWGS.
3. **SHINGLE ROOFING OVER WALL ASSEMBLY**
   - SHINGLES: SYNTHETIC COMPOSITE SLATE SHINGLES
   - UNDERLAYMENT: BREATHABLE POLYPROPYLENE UNDERLAYMENT
   - SHEATHING: 5/8" EXTERIOR GRADE GYPSUM BOARD SHEATHING
   - WALL FRAMING: C.F.M.F. STUDS @ 16" O. C. - SEE STRUCTURAL DWGS.
4. **E.P.D.M. ROOFING OVER ARCH-TOP DORMER**
   - ROOFING: E.P.D.M. ROOFING
   - UNDERLAYMENT: 2 LAYERS 1/2" EXTRUDED POLYSTYRENE INSULATION BOARD BENT TO CURVE
   - VAPER RETARDER: AS RECOMMENDED BY THE ROOFING MFG.
   - DECK: STEEL ROOF DECK - SEE STRUCTURAL DWGS.
5. **CONCRETE MASONRY UNIT WALL (C.M.U.)**
   2 HOUR FIRE RATED ASSEMBLY - U. L. DES. NO. U906
   CONCRETE BLOCK WALL W/ GALVANIZED METAL MASONRY WALL REINFORGING 16" O. C. VERT. - SEE STRUCTURAL DWGS. FOR WIDTHS & TYPES
6. **TYPICAL EXTERIOR MASONRY VENEER - AT ALL BRICK & STONE**
   3 5/8" MASONRY VENEER - REFER TO EXTERIOR ELEVATIONS FOR TYPE
   PROVIDE ADJUSTABLE GALV. STEEL ANCHORS @ 16" O. C. VERT. & 24" O. C. HORIZ.
   APPROXIMATE 1" CLEAR AIR SPACE - FREE OF MORTAR
   1 1/2" EXTRUDED POLYSTYRENE EXTERIOR INSULATION - MIN. R-7.5
   CONCRETE BLOCK WALL BACKUP - REFER TO STRUCT. DWGS
7. 1" THICK CEMENT BOARD TRIM & SIDE PANELS - ENTIRE DORMER
8. **GYPSUM BOARD WALL FINISH AT C.M.U. WALLS**
   5/8" GYPSUM BOARD OVER 1 5/8" x 25 GA. METAL FURRING CHANNELS @ 16" O. C, HELD 1" AWAY FROM C.M.U. W/ 1 1/2" CLOSED-CELL SPRAY FOAM INSULATION, MINIMUM R-10.
9. **GYPSUM BOARD WALL FINISH AT C.F.M.F. WALLS**
   5/8" GYPSUM BOARD OVER C.F.M.F. STUDS @ 16" O. C.
   REFER TO STRUCTURAL DWGS. FOR STUD TYPES AND DETAILS
10. **PRECAST CONCRETE FLOOR CONSTRUCTION**
    2 HOUR FIRE RATED ASSEMBLY - U. L. DES. NO. JR06 TYPICAL
    U. L. DES. NO. JR59 WHERE SLABS BEAR ON EXTERIOR WALLS
    CONCRETE TOPPING OVER PRECAST CONCRETE PLANKS
    REFER TO STRUCTURAL DRAWINGS FOR DETAILS & DIMENSIONS
11. **MASONRY FLASHING**
    SELF-ADHERING RUBBERIZED ASPHALT FLASHING MATERIAL, 30 MIL W/ STAINLESS STEEL DRIP EDGE. PROVIDE SEALANT AT THE UNDERSIDE OF DRIP EDGES. INSTALL CELLULAR WEEP VENTS @ 24" O. C. AT ALL FLASHING LOCATIONS. PROPERLY LAP & ADHERE ALL PIECES OF FLASHING.
    BASE OF WALL AT TOP OF FOUNDATION:
    CONTINUOUS FLASHING MIN. 8" VERTICAL LEG, W/ DRAINAGE MESH PROVIDE END DAMS AT ALL FLASHING END CONDITIONS
    HEADS OF ALL OPENINGS AT STEEL LINTELS - REFER TO DETAIL E / A7.0:
    CONTINUOUS FLASHING WITH END DAMS AT EACH END OF LINTEL
    STONE SILL FLASHING - REFER TO DETAIL F / A7.0:
    SILL FLASHINGS SHALL BE CONTINUOUS & EXTEND A MIN. 4" PAST THE VERTICAL EDGES OF THE OPENING. PROVIDE END DAMS AT EACH END.
12. CONCRETE SLAB OVER 15 MIL POLY VAPOR BARRIER OVER COMPACTED GRANULAR FILL - REFER TO STRUCTURAL DRAWINGS.
13. PRE-ENGINEERED C.F.M.F. ROOF TRUSSES - REFER TO STRUCTURAL DWGS. TRUSS MFG. SHALL PROVIDE ALL HANGERS & CONNECTORS AS REQUIRED.
14. C.F.M.F. STUDS, JOISTS, OR RAFTERS - REFER TO STRUCTURAL DWGS.
15. C.F.M.F. HEADER - REFER TO STRUCTURAL DRWGS.
16. STEEL BEAM, LINTEL OR ANGLE - REFER TO STRUCTURAL DWGS. PAINT ALL EXPOSED SURFACES OF STEEL.
17. PRECAST CONCRETE BEAM - REFER TO STRUCTURAL DWGS.
18. CONCRETE FOUNDATION & FOOTING - REFER TO STRUCTURAL DWGS.
19. PLUG CORES WITH INSULATION WHERE PRECAST CONC. PLANKS ABUT EXTERIOR WALLS
20. 5/8" GYPSUM BOARD OVER 1 5/8" METAL FURRING CHANNELS @ 16" O. C.
21. 5/8" GYPSUM BOARD CEILING ON SUSPENDED METAL GRID SYSTEM
22. LIQUID-APPLIED SYNTHETIC POLYMER AIR & MOISTURE BARRIER OVER 5/8" EXTERIOR GRADE GYPSUM BOARD SHEATHING
23. 5/8" GYPSUM BOARD W/ FOIL BACK) CEILING ATTACHED TO SUSPENDED METAL GRID SYSTEM
24. 5/8" GYPSUM BOARD HEAD & JAMB RETURNS
25. E.P.D.M. INSTALLED OVER 5/8" EXTERIOR GRADE GYPSUM SHEATHING, LAP OVER WOOD TOP PLATE PRIOR TO INSTALLATION OF COPING.
26. 6" H x 5" H PRE-FINISHED ALUMINUM GUTTER & FLASHING
27. SHEET METAL JUNCTURE FLASHING & COUNTERFLASHING
28. CONTINUOUS PRE-FINISHED ALUMINUM DRIP FLASHING
29. GALVANIZED TRANSITION FLASHING W/ HEMMED DRIP EDGE
30. FLASHING & COUNTERFLASHING OVER CONT. 4" CANT STRIP AS RECOMMENDED BY ROOFING MANUFACTURER
31. 6" HIGH PRE-FIN. ALUMINUM COPING W/ CLIPS & COUNTERFLASHING PROVIDE SEALANT AT ALL JOINTS & AT UNDERSIDE OF DRIP EDGES.
32. PRE-FIN. ALUMINUM FLASHING & TRIM W/ CLIPS & COUNTERFLASHING. PROVIDE SEALANT AT ALL JOINTS & AT UNDERSIDE OF DRIP EDGES.
33. PRE-FIN. ALUMINUM DRIP OR SILL FLASHING
34. 3/4" CEMENT BOARD SIDE PANEL WITH ROOF TO WALL JUNCTURE FLASHING
35. 2 X TREATED WOOD BLOCKING AND/OR TOP PLATE(S) AS REQUIRED
36. CUT LIMESTONE CORNICE OR CAP - PROVIDE GALV. STEEL ANCHORS AS REQUIRED
37. CUT LIMESTONE TRIM OR PANEL - PROVIDE GALV. STEEL ANCHORS AS REQUIRED
38. CAST STONE TRIM, CORNICE, OR PANEL - REFER TO EXTERIOR ELEVATIONS
39. DECK / WALL JUNCTURE FLASHING AS RECOMMENDED BY WATERPROOFING MFG.
40. COMPRESSIBLE EXPANSION JOINT FILLER
41. LIQUID-APPLIED ASHALTIC WATERPROOFING, 40 MIL MINIMUM.
42. 6" DIA. FOOTING DRAIN TILE W/ FILTER FABRIC MINIMUM 12" GRAVEL COVER & MINIMUM 1' GRAVEL BASE
43. WATERSTOP - CONTINUOUS AT ALL FOOTINGS
44. 2" EXTRUDED POLYSTYRENE FOUNDATION INSULATION - MIN. R-10
45. STEEL REINFORCING RODS - REFER TO STRUCTURAL DRAWINGS.
46. 5/8" TYPE "X" GYPSUM BOARD DRAFT STOP - FULL HEIGHT TYPICAL ABOVE C.M.U. WALLS THAT DO NOT EXTEND TO UP TO ROOF DECK
47. MINERAL WOOL SAFING MATERIAL (4 LB./C.F. DENSITY) TIGHTLY PACKED TO FILL VOIDS BETWEEN METAL ROOF DECK & GYPSUM BOARD DRAFT STOP
48. BASE TRIM - REFER TO ROOM FINISH SCHEDULE
49. WINDOWS AND SLIDING DOORS SHALL BE SEALED TO ROUGH OPENING MEMBERS WITH NON-EXPANDING SPRAY FOAM.
50. WINDOW OR GLASS DOOR - SEE DOOR & WINDOW SCHEDULES
51. ALUMINUM STOREFRONT W/ INSULATED GLASS
52. 3/4" THICK WOOD WINDOW SILL W/ 1 1/2" HIGH WOOD APRON TRIM
53. PROVIDE SILICONE SEALANT W/ BACKER ROD AROUND INTERIOR & EXTERIOR PERIMETERS OF WINDOWS, DOORS, VENTS & BALCONY SLABS, ETC. SEALANT SHALL BE APPLIED PRIOR TO THE INSTALLATION OF TRIM
54. 3 5/8" HIGH CUT LIMESTONE SILL SILL OR CAP BAND
    1" PROJECTION - PROVIDE DRIP EDGES ON UNDERSIDES OF WINDOW SILLS
55. 7 5/8" HIGH CUT LIMESTONE SILL - EXTEND TO OUTSIDE FACE OF JAMB TRIM. PROVIDE SILICONE SEALANT & BACKER ROD AT ALL HEAD JOINTS.
56. 11 5/8" H x 3 5/8" D x 23 7/8" L MANUFACTURED STONE UNITS
57. 7 5/8" H x 3 5/8" D x 23 7/8" L MANUF. STONE UNITS - 3/4" PROJECTION U.N.O.
58. 3 5/8" H x 3 5/8" D x 23 7/8" L MANUF. STONE UNITS - 1/2" PROJECTION U.N.O.
59. CUSTOM CAST STONE PANEL - PROVIDE GALV. STEEL ANCHORS AS REQUIRED PROVIDE SILICONE SEALANT OVER RAISED PERIMETER JOINTS
60. PRE-FIN. ALUMINUM GUARD RAIL W/ 4" MAXIMUM CLEAR SPACE BETWEEN ALL MEMBERS. EXPANSION ANCHOR THRU E.I.F.S. AND INTO THE C.M.U.
61. CANVAS AWNING W/ ALUMINUM FRAME ATTACHED TO STOREFRONT
62. GALVANIZED STEEL DOVETAIL ANCHORS @ MAX. 16" O. C. VERT. SET INTO DOVETAIL SLOTS IN FOUNDATION @ 24" O. C. HORIZ.
63. TERMINATION BAR SEALED TO FOUNDATION ALONG TOP EDGE
64. 1" THICK CEMENT BOARD FASCIA & SOFFIT W/ PRE-FIN. ALUMINUM CLADDING
65. FIBERGLASS BATT OR BLOWN-IN INSULATION - MINIMUM R-49
66. CLOSED-CELL SPRAY FOAM INSULATION - MINIMUM R-49
67. FIBERGLASS BATT INSULATION (CRAFT FACED) - MINIMUM R-19
68. ALUMINUM COMPOSITE PANEL, CORNICE OR FASCIA, WITH CLIPS & FASTENERS AS RECOMMENDED BY THE MANUFACTURER, OVER TYPICAL EXTER. WALL CONSTRUCTION. PROVIDE SILICONE SEALANT WITH BACKER ROD AT PERIMETER AND AT ALL JOINTS.
69. MULTI-LEVEL PROMENADE DRAIN W/ FLUSH COVER - REFER TO PLUMBING DWGS
70. PEDESTRIAN DECK WATERPROOFING SYSTEM - SLIP SHEET OVER DRAINAGE GRID OVER PROTECTION BOARD OVER WATERPROOFING MEMBRANE OVER MIN. 1" THICK R-7 TAPERED 40 PSI EXTRUDED POLYSTYRENE INSULATION
71. 3" THICK 40 PSI EXTRUDED POLYSTYRENE INSULATION - MIN. R-21
72. 2 1/2" THICK CONCRETE PAVERS OVER 1" COARSE SAND BED
73. REINF. CONCRETE TOPPING - REFER TO 1st FLOOR PLAN FOR RADIANT HEAT LOCATIONS
74. GUARD RAIL W/ MAX. 4" CLEAR BETWEEN ALL MEMBERS - SEE EXTERIOR ELEVATIONS
75. INSULATION BAFFLES
76. ICE & WATER SHIELD OVER FASCIA VENT - DCI PRODUCTS, OR EQUAL

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NEW MIXED-USE BUILDING AT

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CANAL STREET & LEMONT STREET LEMONT, ILLINOIS

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Lemont, Illinois 60439
Phone 630-863-7280
Website LotusDD.com

SECTIONS & DETAILS

DATE
FOR CONSTRUCTION 10-7-2022
⚠ PERMIT REVISIONS 9-7-2022
FOR PERMIT 4-29-2022
CLIENT REVIEW 3-31-2022
VILLAGE REVIEW 3-18-2022
50% REVIEW 12-17-2021

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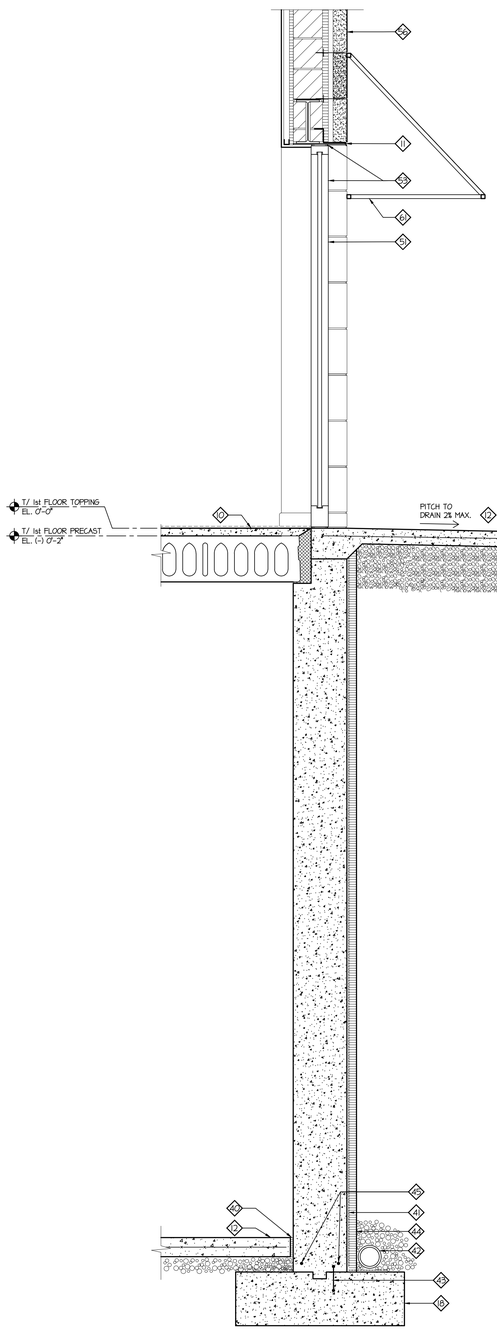
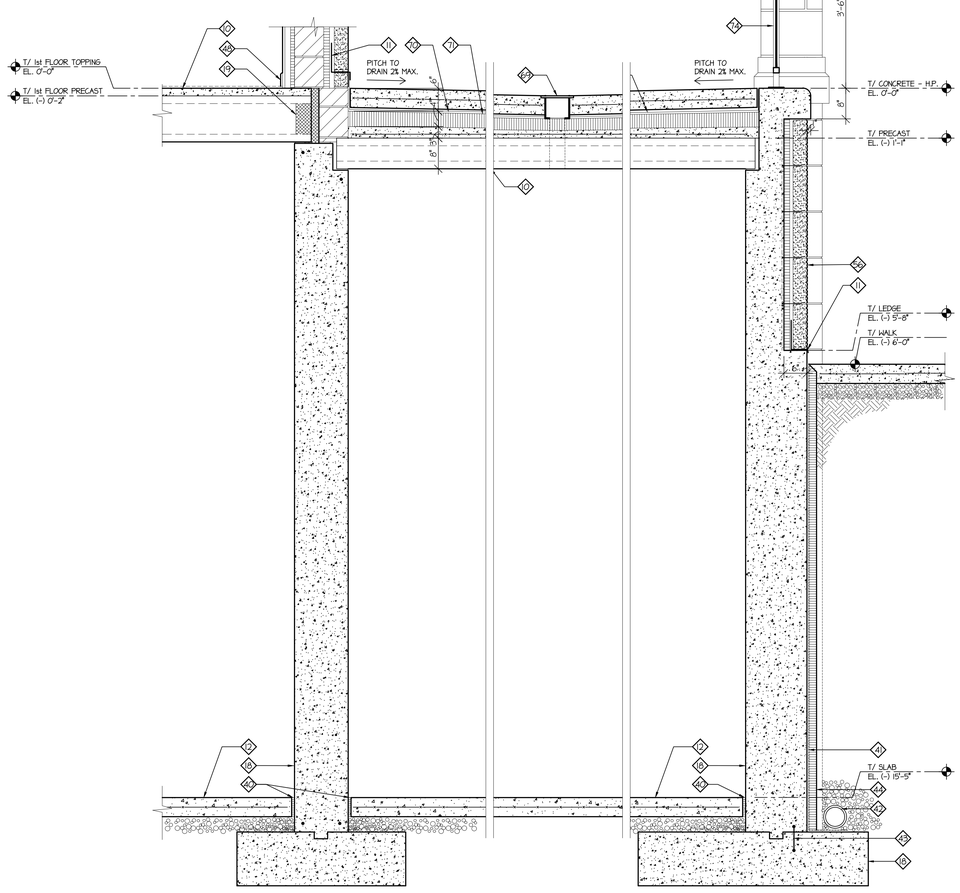


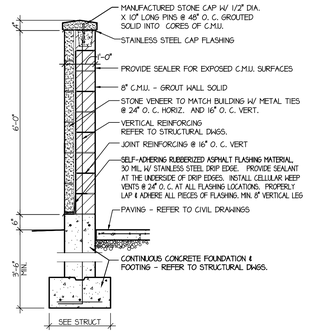
2 SECTION THROUGH PATIO

SCALE 3/4" = 1'-0"



1 SECTION THROUGH PATIO

SCALE 3/4" = 1'-0"



3 SECTION THRU TRASH ENCLOSURE

SCALE 1/2" = 1'-0"

Section Notes

1. **TYPICAL ROOF CONSTRUCTION**
   - ROOFING: 60 MIL FLEX THERMOPLASTIC SINGLE PLY COOL ROOF SYSTEM, HOT AIR WELDED.
   - INSULATION: 1 1/2" EXTRUDED POLYSTYRENE INSULATION - MIN. R-7
   - VAPER RETARDER: AS RECOMMENDED BY THE ROOFING MFG.
   - DECK: 1 1/2" STEEL ROOF DECK - SEE STRUCTURAL DWGS.
2. **STANDING SEAM ALUMINUM ROOFING**
   - ROOFING: STANDING SEAM ALUMINUM ROOFING, 0.040 GAUGE, SMOOTH, 1 3/4" HIGH SNAP-ATTACHED RIBS @ 12" O. C.
   - UNDERLAYMENT: BREATHABLE POLYPROPYLENE UNDERLAYMENT
   - DECK: STEEL ROOF DECK - SEE STRUCTURAL DWGS.
3. **SHINGLE ROOFING OVER WALL ASSEMBLY**
   - SHINGLES: SYNTHETIC COMPOSITE SLATE SHINGLES
   - UNDERLAYMENT: BREATHABLE POLYPROPYLENE UNDERLAYMENT
   - SHEATHING: 5/8" EXTERIOR GRADE GYPSUM BOARD SHEATHING
   - WALL FRAMING: C.F.M.F. STUDS @ 16" O. C. - SEE STRUCTURAL DWGS.
4. **E.P.D.M. ROOFING OVER ARCH-TOP DORMER**
   - ROOFING: E.P.D.M. ROOFING
   - UNDERLAYMENT: 2 LAYERS 1/2" EXTRUDED POLYSTYRENE INSULATION BOARD BENT TO CURVE
   - VAPER RETARDER: AS RECOMMENDED BY THE ROOFING MFG.
   - DECK: STEEL ROOF DECK - SEE STRUCTURAL DWGS.
5. **CONCRETE MASONRY UNIT WALL (C.M.U.)**
   2 HOUR FIRE RATED ASSEMBLY - U. L. DES. NO. U906
   CONCRETE BLOCK WALL W/ GALVANIZED METAL MASONRY WALL REINFORCING 16" O. C. VERT. - SEE STRUCTURAL DWGS. FOR WIDTHS & TYPES
6. **TYPICAL EXTERIOR MASONRY VENEER - AT ALL BRICK & STONE**
   3 5/8" MASONRY VENEER - REFER TO EXTERIOR ELEVATIONS FOR TYPE
   PROVIDE ADJUSTABLE GALV. STEEL ANCHORS @ 16" O. C. VERT. & 24" O. C. HORIZ.
   APPROXIMATE 1" CLEAR AIR SPACE - FREE OF MORTAR
   1 1/2" EXTRUDED POLYSTYRENE EXTERIOR INSULATION - MIN. R-7.5
   CONCRETE BLOCK WALL BACKUP - REFER TO STRUCT. DWGS
7. 7" THICK CEMENT BOARD TRIM & SIDE PANELS - ENTIRE DORMER
8. **GYPSUM BOARD WALL FINISH AT C.M.U. WALLS**
   5/8" GYPSUM BOARD OVER 1 5/8" x 25 GA. METAL FURRING CHANNELS @ 16" O. C, HELD 1" AWAY FROM C.M.U. W/ 1 1/2" CLOSED-CELL SPRAY FOAM INSULATION, MINIMUM R-10.
9. **GYPSUM BOARD WALL FINISH AT C.F.M.F. WALLS**
   5/8" GYPSUM BOARD OVER C.F.M.F. STUDS @ 16" O. C.
   REFER TO STRUCTURAL DWGS. FOR STUD TYPES AND DETAILS
10. **PRECAST CONCRETE FLOOR CONSTRUCTION**
    2 HOUR FIRE RATED ASSEMBLY - U. L. DES. NO. JR06 TYPICAL
    U. L. DES. NO. JR59 WHERE SLABS BEAR ON EXTERIOR WALLS
    CONCRETE TOPPING OVER PRECAST CONCRETE PLANKS
    REFER TO STRUCTURAL DRAWINGS FOR DETAILS & DIMENSIONS
11. **MASONRY FLASHING**
    SELF-ADHERING RUBBERIZED ASPHALT FLASHING MATERIAL, 30 MIL. W/ STAINLESS STEEL DRIP EDGE. PROVIDE SEALANT AT THE UNDERSIDE OF DRIP EDGES. INSTALL CELLULAR WEEP VENTS @ 24" O. C. AT ALL FLASHING LOCATIONS. PROPERLY LAP & ADHERE ALL PIECES OF FLASHING.
    BASE OF WALL AT TOP OF FOUNDATION:
    CONTINUOUS FLASHING, MIN. 8" VERTICAL LEG, W/ DRAINAGE MESH
    PROVIDE END DAMS AT ALL FLASHING END CONDITIONS
    HEADS OF ALL OPENINGS AT STEEL LINTELS - REFER TO DETAIL E / A7.0:
    CONTINUOUS FLASHING WITH END DAMS AT EACH END OF LINTEL
    STONE SILL FLASHING - REFER TO DETAIL F / A7.0:
    SILL FLASHINGS SHALL BE CONTINUOUS & EXTEND A MIN. 4" PAST THE VERTICAL EDGES OF THE OPENING. PROVIDE END DAMS AT EACH END.
12. CONCRETE SLAB OVER 15 MIL POLY VAPOR BARRIER OVER COMPACTED GRANULAR FILL - REFER TO STRUCTURAL DRAWINGS.
13. PRE-ENGINEERED C.F.M.F. ROOF TRUSSES - REFER TO STRUCTURAL DWGS. TRUSS MFG. SHALL PROVIDE ALL HANGERS & CONNECTORS AS REQUIRED.
14. C.F.M.F. STUDS, JOISTS, OR RAFTERS - REFER TO STRUCTURAL DWGS.
15. C.F.M.F. HEADER - REFER TO STRUCTURAL DRWGS.
16. STEEL BEAM, LINTEL OR ANGLE - REFER TO STRUCTURAL DWGS. PAINT ALL EXPOSED SURFACES OF STEEL.
17. PRECAST CONCRETE BEAM - REFER TO STRUCTURAL DWGS.
18. CONCRETE FOUNDATION & FOOTING - REFER TO STRUCTURAL DWGS.
19. PLUG CORES WITH INSULATION WHERE PRECAST CONC. PLANKS ABUT EXTERIOR WALLS
20. 5/8" GYPSUM BOARD OVER 1 5/8" METAL FURRING CHANNELS @ 16" O. C.
21. 5/8" GYPSUM BOARD CEILING ON SUSPENDED METAL GRID SYSTEM
22. LIQUID-APPLIED SYNTHETIC POLYMER AIR & MOISTURE BARRIER OVER 5/8" EXTERIOR GRADE GYPSUM BOARD SHEATHING
23. 5/8" GYPSUM BOARD W/ FOIL BACK) CEILING ATTACHED TO SUSPENDED METAL GRID SYSTEM
24. 5/8" GYPSUM BOARD HEAD & JAMB RETURNS
25. E.P.D.M. INSTALLED OVER 5/8" EXTERIOR GRADE GYPSUM SHEATHING. LAP OVER WOOD TOP PLATE PRIOR TO INSTALLATION OF COPING.
26. 6" H x 5" H PRE-FINISHED ALUMINUM GUTTER & FLASHING
27. SHEET METAL JUNCTURE FLASHING & COUNTERFLASHING
28. CONTINUOUS PRE-FINISHED ALUMINUM DRIP FLASHING
29. GALVANIZED TRANSITION FLASHING W/ HEMMED DRIP EDGE
30. FLASHING & COUNTERFLASHING OVER CONT. 4" CANT STRIP AS RECOMMENDED BY ROOFING MANUFACTURER
31. 6" HIGH PRE-FIN. ALUMINUM COPING W/ CLIPS & COUNTERFLASHING PROVIDE SEALANT AT ALL JOINTS & AT UNDERSIDE OF DRIP EDGES.
32. PRE-FIN. ALUMINUM FLASHING & TRIM W/ CLIPS & COUNTERFLASHING. PROVIDE SEALANT AT ALL JOINTS & AT UNDERSIDE OF DRIP EDGES.
33. PRE-FIN. ALUMINUM DRIP OR SILL FLASHING
34. 3/4" CEMENT BOARD SIDE PANEL WITH ROOF TO WALL JUNCTURE FLASHING
35. 2 X TREATED WOOD BLOCKING AND/OR TOP PLATE(S) AS REQUIRED
36. CUT LIMESTONE CORNICE OR CAP - PROVIDE GALV. STEEL ANCHORS AS REQUIRED
37. CUT LIMESTONE TRIM OR PANEL - PROVIDE GALV. STEEL ANCHORS AS REQUIRED
38. CAST STONE TRIM, CORNICE, OR PANEL - REFER TO EXTERIOR ELEVATIONS
39. DECK / WALL JUNCTURE FLASHING AS RECOMMENDED BY WATERPROOFING MFG.
40. COMPRESSIBLE EXPANSION JOINT FILLER
41. LIQUID-APPLIED ASHALTIC WATERPROOFING, 40 MIL MINIMUM.
42. 6" DIA. FOOTING DRAIN TILE W/ FILTER FABRIC MINIMUM 12" GRAVEL COVER & MINIMUM 1" GRAVEL BASE
43. WATERSTOP - CONTINUOUS AT ALL FOOTINGS
44. 2" EXTRUDED POLYSTYRENE FOUNDATION INSULATION - MIN. R-10
45. STEEL REINFORCING RODS - REFER TO STRUCTURAL DRAWINGS.
46. 5/8" TYPE "X" GYPSUM BOARD DRAFT STOP - FULL HEIGHT TYPICAL ABOVE C.M.U. WALLS THAT DO NOT EXTEND TO UP TO ROOF DECK
47. MINERAL WOOL SAFING MATERIAL (4 LB./C.F. DENSITY) TIGHTLY PACKED TO FILL VOIDS BETWEEN METAL ROOF DECK & GYPSUM BOARD DRAFT STOP
48. BASE TRIM - REFER TO ROOM FINISH SCHEDULE
49. WINDOWS AND SLIDING DOORS SHALL BE SEALED TO ROUGH OPENING MEMBERS WITH NON-EXPANDING SPRAY FOAM.
50. WINDOW OR GLASS DOOR - SEE DOOR & WINDOW SCHEDULES
51. ALUMINUM STOREFRONT W/ INSULATED GLASS
52. 3/4" THICK WOOD WINDOW SILL W/ 1 1/2" HIGH WOOD APRON TRIM
53. PROVIDE SILICONE SEALANT W/ BACKER ROD AROUND INTERIOR & EXTERIOR PERIMETERS OF WINDOWS, DOORS, VENTS & BALCONY SLABS, ETC. SEALANT SHALL BE APPLIED PRIOR TO THE INSTALLATION OF TRIM
54. 3 5/8" HIGH CUT LIMESTONE SILL SILL OR CAP BAND
    1" PROJECTION - PROVIDE DRIP EDGES ON UNDERSIDES OF WINDOW SILLS
55. 7 5/8" HIGH CUT LIMESTONE SILL - EXTEND TO OUTSIDE FACE OF JAMB TRIM. PROVIDE SILICONE SEALANT & BACKER ROD AT ALL HEAD JOINTS.
56. 11 5/8" H x 3 5/8" D x 23 7/8" L MANUFACTURED STONE UNITS
57. 7 5/8" H x 3 5/8" D x 23 7/8" L MANUF. STONE UNITS - 3/4" PROJECTION U.N.O.
58. 3 5/8" H x 3 5/8" D x 23 7/8" L MANUF. STONE UNITS - 1/2" PROJECTION U.N.O.
59. CUSTOM CAST STONE PANEL - PROVIDE GALV. STEEL ANCHORS AS REQUIRED PROVIDE SILICONE SEALANT OVER RAKED PERIMETER JOINTS
60. PRE-FIN. ALUMINUM GUARD RAIL W/ 4" MAXIMUM CLEAR SPACE BETWEEN ALL MEMBERS. EXPANSION ANCHOR THRU E.I.F.S. AND INTO THE C.M.U.
61. CANVAS AWNING W/ ALUMINUM FRAME ATTACHED TO STOREFRONT
62. GALVANIZED STEEL DOVETAIL ANCHORS @ MAX. 16" O. C. VERT. SET INTO DOVETAIL SLOTS IN FOUNDATION @ 24" O. C. HORIZ.
63. TERMINATION BAR SEALED TO FOUNDATION ALONG TOP EDGE
64. 1" THICK CEMENT BOARD FASCIA & SOFFIT W/ PRE-FIN. ALUMINUM CLADDING
65. FIBERGLASS BATT OR BLOWN-IN INSULATION - MINIMUM R-49
66. CLOSED-CELL SPRAY FOAM INSULATION - MINIMUM R-49
67. FIBERGLASS BATT INSULATION (KRAFT FACED) - MINIMUM R-19
68. ALUMINUM COMPOSITE PANEL CORNICE OR FASCIA, WITH CLIPS & FASTENERS AS RECOMMENDED BY THE MANUFACTURER, OVER TYPICAL EXTER. WALL CONSTRUCTION. PROVIDE SILICONE SEALANT WITH BACKER ROD AT PERIMETER AND AT ALL JOINTS.
69. MULTI-LEVEL PROMENADE DRAIN W/ FLUSH COVER - REFER TO PLUMBING DWGS
70. PEDESTRIAN DECK WATERPROOFING SYSTEM - SLIP SHEET OVER DRAINAGE GRID OVER PROTECTION BOARD OVER WATERPROOFING MEMBRANE OVER MIN. 1" THICK R-7 TAPERED 40 PSI EXTRUDED POLYSTYRENE INSULATION
71. 3" THICK 40 PSI EXTRUDED POLYSTYRENE INSULATION - MIN. R-21
72. 2 1/2" THICK CONCRETE PAVERS OVER 1" COARSE SAND BED
73. REINF. CONCRETE TOPPING - REFER TO 1st FLOOR PLAN FOR RADIANT HEAT LOCATIONS
74. GUARD RAIL W/ MAX. 4" CLEAR BETWEEN ALL MEMBERS - SEE EXTERIOR ELEVATIONS
75. INSULATION BAFFLES
76. ICE & WATER SHIELD OVER FASCIA VENT - DCI PRODUCTS, OR EQUAL

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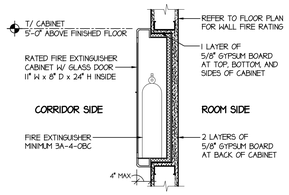
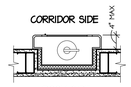


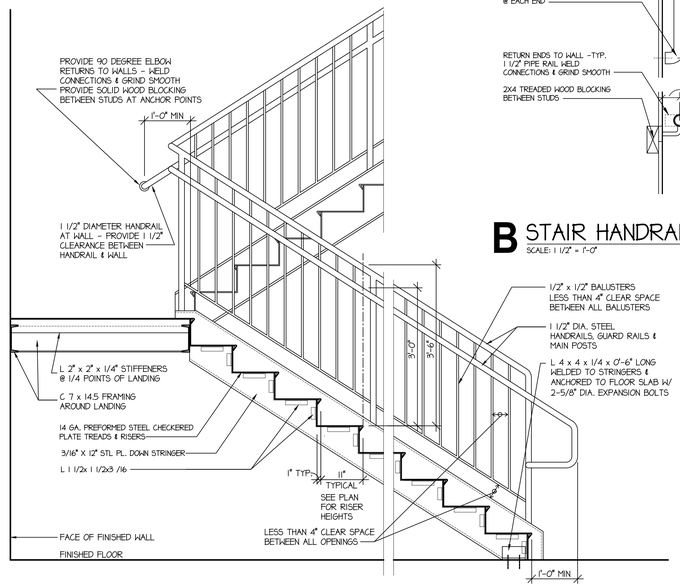
VERTICAL SECTION



PLAN SECTION

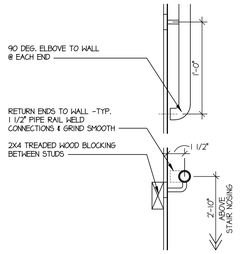
C FIRE EXTINGUISHER CABINET DETAIL

NO SCALE



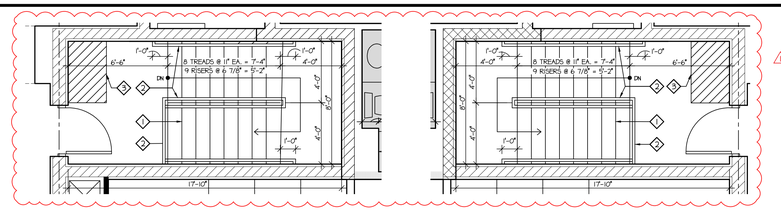
A TYPICAL STAIR SECTION

SCALE 3/4" = 1'-0"



B STAIR HANDRAIL DETAIL

SCALE: 1 1/2" = 1'-0"

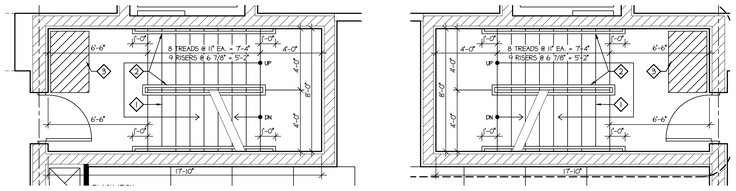


12 SOUTH STAIR 5th FLOOR PLAN

SCALE 1/4" = 1'-0"

11 NORTH STAIR 5th FLOOR PLAN

SCALE 1/4" = 1'-0"

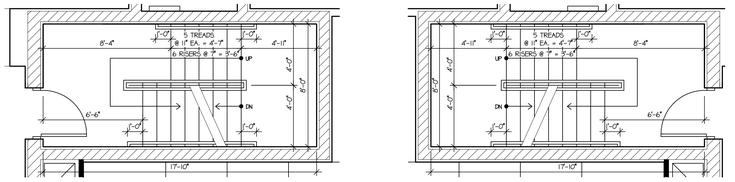


10 SOUTH STAIR 3rd & 4th FLOOR PLAN

SCALE 1/4" = 1'-0"

9 NORTH STAIR 3rd & 4th FLOOR PLAN

SCALE 1/4" = 1'-0"

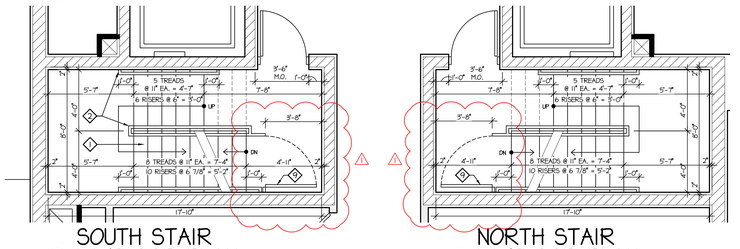


8 SOUTH STAIR 2nd FLOOR PLAN

SCALE 1/4" = 1'-0"

7 NORTH STAIR 2nd FLOOR PLAN

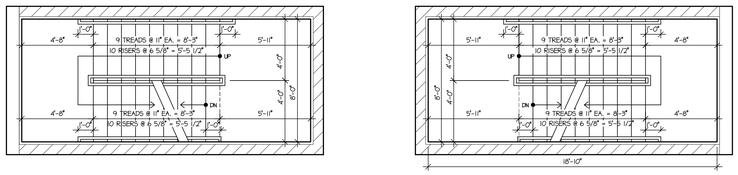
SCALE 1/4" = 1'-0"



6 SOUTH STAIR 1st FLOOR PLAN

5 NORTH STAIR 1st FLOOR PLAN

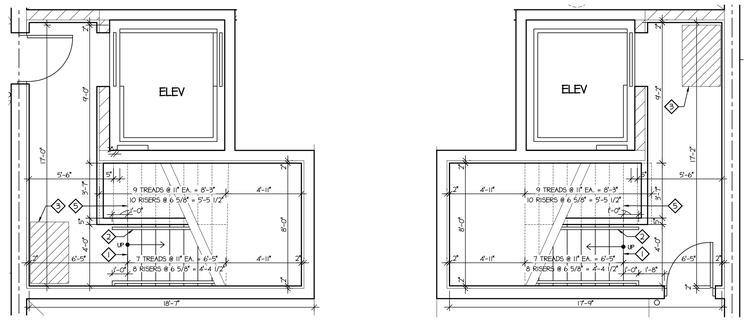
SCALE 1/4" = 1'-0"



4 SOUTH UPPER STAIR RUN BASEMENT PLAN

3 NORTH UPPER STAIR RUN BASEMENT PLAN

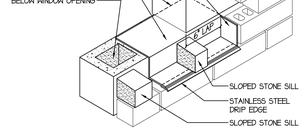
SCALE 1/4" = 1'-0"



2 SOUTH STAIR BASEMENT PLAN

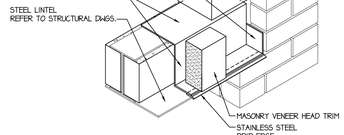
1 NORTH STAIR BASEMENT PLAN

SCALE 1/4" = 1'-0"



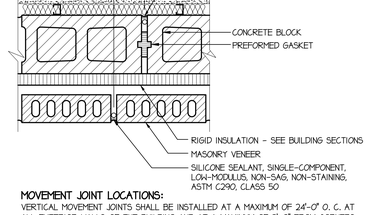
F MASONRY OPENING SILL FLASHING DETAIL

SCALE 1" = 1'-0"



E MASONRY OPENING HEAD FLASHING DETAIL

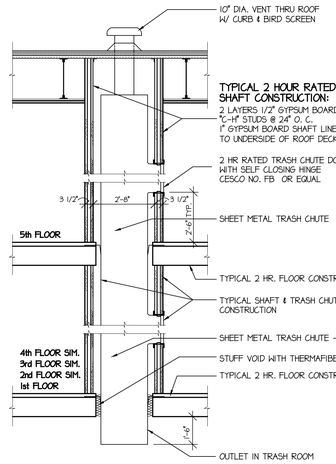
SCALE 1" = 1'-0"



MOVEMENT JOINT LOCATIONS:
VERTICAL MOVEMENT JOINTS SHALL BE INSTALLED AT A MAXIMUM OF 24'-0" O. C. AT ALL EXTERIOR WALLS OF THE BUILDING AND AT A MAXIMUM OF 2'-0" FROM CORNERS. SEE THE PLANS AND EXTERIOR ELEVATIONS FOR OTHER SPECIFIC LOCATIONS.

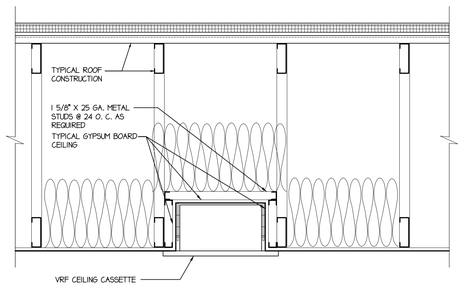
D MASONRY WALL MOVEMENT JOINT

SCALE 1 1/2" = 1'-0"



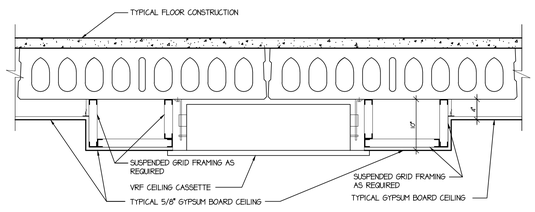
J TRASH CHUTE SECTION

SCALE 3/8" = 1'-0"



G VRF CASSETTE AT ATTIC CEILING DETAIL

SCALE 1" = 1'-0"



H VRF CASSETTE IN SOFFIT DETAIL

SCALE 1" = 1'-0"

Stair Notes

FLOOR TO FLOOR ELEVATIONS SHALL BE VERIFIED IN THE FIELD. NOTIFY THE ARCHITECT IF THERE ARE ANY DISCREPANCIES THAT WILL REQUIRE A CHANGE IN THE STAIR DESIGN.

1. **STAIRS**
   MATERIAL: CONCRETE-FILLED, METAL PAN

   EXPOSED TREADS SHALL HAVE NON-SLIP SURFACES COMPLYING WITH APPLICABLE A.N.S.I & A.D.A. STANDARDS

   STAIRS & LANDINGS SHALL BE CAPABLE OF WITHSTANDING A UNIFORM LOAD OF 100 P.S.F.

   CLEAR WIDTH OF STAIRS BETWEEN STRINGERS SHALL BE MINIMUM 3'-6"

   STRINGERS SHALL BE HELD 2" FROM THE FACE OF THE MASONRY TO ALLOW GYPSUM BOARD AND FURRING TO RUN PAST.

2. **STEEL HANDRAIL OR GUARDRAIL**
   HANDRAILS: 1 1/2" DIA. HANDRAILS EACH SIDE OF STAIR. T/ HANDRAILS @ 34" ABOVE NOSING.

   GUARDRAILS: 1 1/2" DIA. GUARDRAIL CONTINUOUSLY EXTENDED FROM HANDRAIL T/ GUARDRAILS @ 42" A.F.F.

   BALUSTERS: LESS THAN 4" CLEAR SPACE BETWEEN ALL BALUSTERS AND ALL OTHER OPENINGS.

   TUBING: COLD-ROLLED STRUCTURAL STEEL.

   PIPING: STANDARD WEIGHT, SCHEDULE 40

   TOP RAILS SHALL BE CAPABLE OF WITHSTANDING A CONCENTRATED LOAD OF 200 POUNDS IN ANY DIRECTION. A 300 LB. CONCENTRATED LOAD APPLIED OVER 4 SQ. INCHES, & A UNIFORM OF 50 P.S.F. HORIZ. & 100 P.S.F. VERT.

   BALUSTERS SHALL BE CAPABLE OF WITHSTANDING A HORIZONTALLY APPLIED LOAD OF 50 POUNDS, NOT TO EXCEED 1 S.F. INCLUDING SPACES ALONG THE BALUSTERS.

   ALL COMPONENTS OF RAILINGS SHALL BE PRE PRIMED READY FOR PAINT.

3. AREA OF REFUGE - MINIMUM 2'-6"x4'-0" CLEAR FLOOR AREA NO PIPES OR FIXTURES SHALL BE INSTALLED WITHIN THIS AREA

4. **ROOF SCUTTLE ABOVE - TOP FLOOR ONLY**
   48" X 48" WELL WITHIN CEILING / ROOF ABOVE. WELL SHALL BE 5/8" TYPE "C" GYPSUM BOARD OVER 3 5/8" X 25 GA. METAL STUDS @ 24" O.C. - WRAP WELL WALLS WITH R-11 FIBERGLASS BATT INSULATION. PROVIDE METAL ACCESS LADDER TO COMPLY WITH CODE. SEE DETAIL "D" SHEET A7.1

5. INSTALL WALLS & SOFFIT TO ENCLOSE UNDERSIDE OF STAIR

6. CONCRETE STOOP

7. METAL STUD WALL W/ SINGLE SIDE GYPSUM BOARD FROM FINISH FLOOR TO UNDERSIDE STAIR

8. DOWNSPOUT - REFER TO PLUMBING DRAWINGS

9. 3'-6" WIDE SELF-CLOSING STEEL BAR GATE @ 3'-0" A.F.F. WITH DIRECTIONAL SIGNAGE ON WALL LEADING TO EXIT.

ARCHAMERICA
34121 N. US 45, Suite 213
Grayslake, Illinois 60030
Phone 847-336-6600
Website Archamerica.com

NEW MIXED-USE BUILDING AT

Marbella of Lemont

CANAL STREET & LEMONT STREET LEMONT, ILLINOIS

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LOTUS design & development
220 E. Illinois Street, Unit 101
Lemont, Illinois 60439
Phone 630-863-7280
Website LotusDD.com

DETAILS

DATE
FOR CONSTRUCTION 10-7-2022
1 PERMIT REVISIONS 9-7-2022
FOR PERMIT 4-29-2022
CLIENT REVIEW 3-31-2022
VILLAGE REVIEW 3-18-2022
50% REVIEW 12-17-2021

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A7.0

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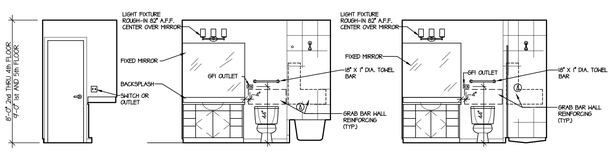
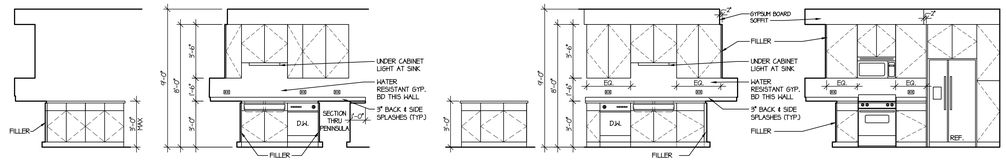


BATH

SCALE 1/4" = 1'-0"

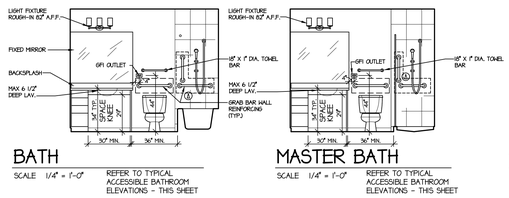
MASTER BATH

SCALE 1/4" = 1'-0"



KITCHEN

SCALE 1/4" = 1'-0"



BATH

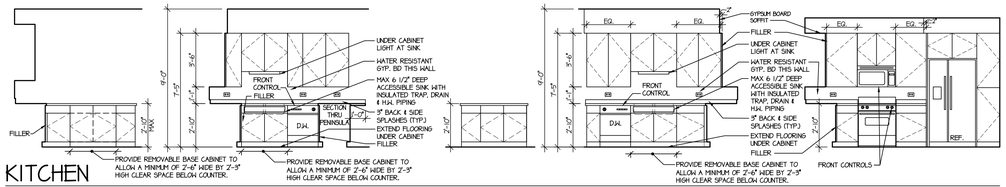
SCALE 1/4" = 1'-0"

REFER TO TYPICAL ACCESSIBLE BATHROOM ELEVATIONS - THIS SHEET

MASTER BATH

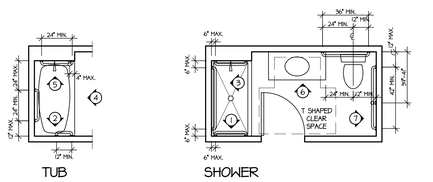
SCALE 1/4" = 1'-0"

REFER TO TYPICAL ACCESSIBLE BATHROOM ELEVATIONS - THIS SHEET



KITCHEN

SCALE 1/4" = 1'-0"

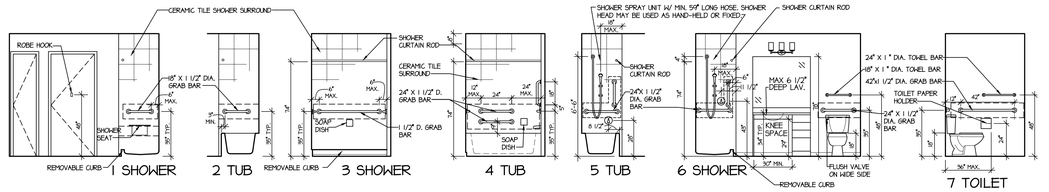


TUB

SHOWER

I.B.C. - TYPE "A" BATHROOM PLANS

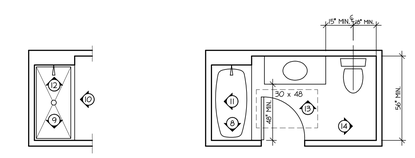
SCALE 1/4" = 1'-0"



1 SHOWER 2 TUB REMOVABLE CURB 3 SHOWER 4 TUB 5 TUB 6 SHOWER REMOVABLE CURB 7 TOILET

I.B.C. - TYPE "A" BATHROOM ELEVATIONS

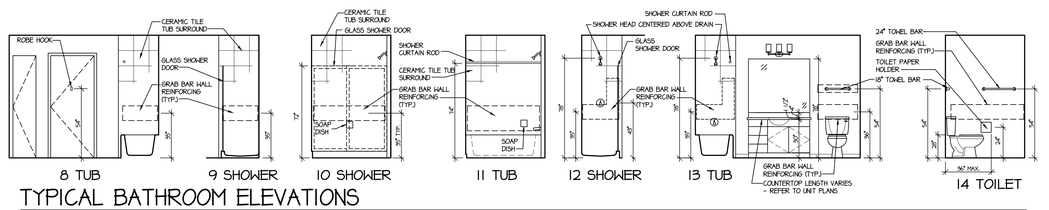
SCALE 1/4" = 1'-0"



SHOWER TUB

TYPICAL TYPE "B" BATHROOM PLANS

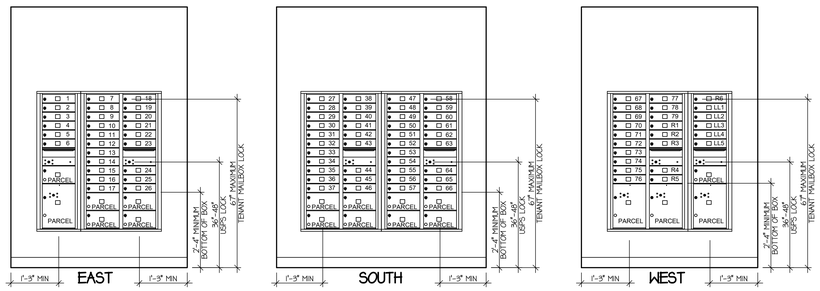
SCALE 1/4" = 1'-0"



8 TUB 9 SHOWER 10 SHOWER 11 TUB 12 SHOWER 13 TUB 14 TOILET

TYPICAL BATHROOM ELEVATIONS

SCALE 1/4" = 1'-0"



3 MAIL ROOM

SCALE 1/2" = 1'-0"

EAST

2 MAIL ROOM

SCALE 1/2" = 1'-0"

SOUTH

1 MAIL ROOM

SCALE 1/2" = 1'-0"

WEST

ARCHAMERICA
34121 N. US 45, Suite 213
Grayslake, Illinois 60030
Phone 847-336-6600
Website Archamerica.com

NEW MIXED-USE BUILDING AT

Marbella of Lemont

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LOTUS | design & development
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Lemont, Illinois 60439
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INTERIOR ELEVATIONS & DETAILS

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FOR CONSTRUCTION 10-7-2022
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FOR PERMIT 4-29-2022
CLIENT REVIEW 3-31-2022
VILLAGE REVIEW 3-18-2022
50% REVIEW 12-17-2021

19090

A8.0

418 Main Street | Lemont, IL 60439

TO:	Village Board Meeting
FROM:	Jamie Tate, Community Development
THROUGH:	Jason Berry, CEcD, AICP, Economic & Community Development Director
SUBJECT:	An Ordinance Annexing 95.4 Acres of Property Located West of Smith Road in Lemont, Illinois. (PDV Midwest Refining, LLC)
DATE:	June 26, 2023

SUMMARY/BACKGROUND
PDV Midwest Refining LLC, known as CITGO and owner of the subject property is requesting annexation into the Village of Lemont for 2 parcels they own west of Smith Road and north of 135th Street. The property is currently zoned I-3 in Will County and will be rezoned to M-3 in the Village. The parcel that encompasses most of Bambrick Park is zoned A-1 in Will County and will be rezoned to Open Lands District in the Village, following annexation.

The Village Board approved an Annexation Agreement (O-54-22) between the Village and PDV Midwest Refining on November 14, 2022. Within the Agreement, both parties agreed to the proposed annexation with subsequent rezoning.

ANALYSIS
Comprehensive Plan
The annexation of the subject property is in line with the Lemont 2030 Comprehensive Plan.

Planning & Zoning Commission (PZC)
The PZC discussed the annexation during the public hearing for the rezoning on June 7, 2023. The PZC voted (6-0) to recommend annexation and rezoning of the subject parcels.

Committee of the Whole (COW)
The Village Board discussed the Citgo annexations and rezoning at the COW meeting held on June 19, 2023.

Consistency with Village Policy
Lemont 2030 Comprehensive Plan

STAFF RECOMMENDATION
Staff is recommending approval of the attached ordinance.

BOARD ACTION REQUESTED
A motion to approve the attached ordinance.

ATTACHMENTS
An Ordinance Annexing 95.40 Acres of Property West of Smith Road in Lemont, IL

VILLAGE OF LEMONT

ORDINANCE
NUMBER O-___-23

AN ORDINANCE ANNEXING 95.40 ACRES OF PROPERTY LOCATED WEST OF SMITH ROAD IN LEMONT, ILLINOIS

(PDV Midwest Refining LLC)

JOHN EGOFSKE, Village President
CHARLENE M. SMOLLEN, Clerk

JANELLE KITTRIDGE
DAVE MAHER
KEN MCCLAFFERTY
KEVIN SHAUGHNESSY
RICK SNIEGOWSKI
RON STAPLETON
Trustees

Published in pamphlet form by authority of the Village President and Board of Trustees of the Village of Lemont on 6-__-2023

ORDINANCE NO. O-_____-23

AN ORDINANCE ANNEXING 95.4 ACRES OF PROPERTY LOCATED WEST OF SMITH ROAD IN LEMONT, ILLINOIS

(PDV Midwest Refining LLC)

WHEREAS the Village of Lemont, Counties of Cook, Will and DuPage, Illinois, ("the Village") is a municipality in the state of Illinois with full powers to enact ordinances and adopt ordinances for the benefit of the residents of the Village; and

WHEREAS, on November 14, 2022, the President and Board of Trustees adopted Ordinance O-54-22 titled "An Ordinance Authorizing the Execution of An Annexation Agreement For 104.7 Acres of Property Located East of Smith Road and in Lemont, Illinois (PDV Midwest Refining LLC)"; and

WHEREAS, pursuant to the Annexation Agreement, the Village agreed to annex the Subject Property described in the Annexation Agreement to the Village, of which 95.4-acres are a part of this ordinance; and

WHEREAS, the Village has complied with the statutory requirements for annexing the Subject Property.

NOW THEREFORE, be it ordained by the President and Board of Trustees of the Village of Lemont, Cook, DuPage and Will County, Illinois as follows:

SECTION 1: That the above recitals and legislative findings are found to be true and correct and are hereby incorporated herein and made a part hereof as if fully set forth in their entirety.

SECTION 2: The property described in Exhibit A attached hereto and incorporated herein by reference is annexed to the Village.

SECTION 3: The Village Clerk is authorized and directed to record a certified copy of this Ordinance and the Plat of Annexation in substantially in the form attached hereto as Exhibit B and incorporated herein by reference with the Will County Recorder of Deeds.

SECTION 4: This ordinance shall be in full force and effect from and after its passage, approval and publication as provided by law.

SECTION 5: If any section, paragraph, clause or provision of this ordinance shall be held invalid, the invalidity thereof shall not affect any of the other provisions of this ordinance.

SECTION 6: All ordinances in conflict herewith are hereby repealed to the extent of such conflict.

ADOPTED AND APPROVED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF LEMONT, COUNTIES OF COOK, WILL, AND DUPAGE, ILLINOIS, ON THIS _____ DAY OF JUNE 2023.

PRESIDENT AND VILLAGE BOARD MEMBERS:

	AYES:	NAYS:	ABSENT:	ABSTAIN:
Janelle Kittridge	_____	_____	_____	_____
Dave Maher	_____	_____	_____	_____
Ken McClafferty	_____	_____	_____	_____
Kevin Shaughnessy	_____	_____	_____	_____
Rick Sniegowski	_____	_____	_____	_____
Ron Stapleton	_____	_____	_____	_____

_____
John Egofske, Village President

Attest:

_____
Charlene M. Smollen, Village Clerk

EXHIBIT A

LEGAL DESCRIPTION

PARCEL ONE

PIN 12-02-36-200-003

THE SOUTH 30 ACRES OF THE EAST ½ OF THE NORTHEAST ¼ OF SECTION 36, TOWNSHIP 37 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN IN WILL COUNTY, ILLINOIS

PARCEL TWO

PIN 12-02-36-400-011
12-02-36-400-013

THE NORTH ½ OF THE SOUTHEAST ¼ SECTION 36, TOWNSHIP 37 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN AND THE EAST 5 ACRES AND THE NORTH ½ OF THE SOUTHWEST ¼ OF SECTION 36, TOWNSHIP 37 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN EXCEPT BEGINNING AT A POINT OF INTERSECTION OF THE SOUTH LINE OF THE NORTH ½ OF THE SOUTHEAST ¼ OF SECTION 36, TOWNSHIP 37 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN WITH A LINE 33 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF THE SOUTHEAST ¼ OF SECTION 36 AFORESAID, THENCE SOUTH 88 DEGREES 16' 51" WEST ALONG SAID SOUTH LINE, 2606.02 FEET TO THE WEST LINE OF THE SOUTHEAST ¼ OF SECTION 36 AFORESAID, THENCE NORTH 1° DEGREE OF 01' 38" WEST ALONG THE AFORESAID WEST LINE, 334.36 FEET TO A POINT ON A LINE DRAWN 334.33 FEET NORTH AND PARALLEL WITH THE SOUTH LINE OF THE NORTH ½ OF SAID SOUTHEAST ¼; THENCE NORTH 88 DEGREES 16' 51" EAST, ALONG THE AFORESAID PARALLEL LINE, 2605.52 FEET TO A POINT ON A LINE DRAWN 33 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF SAID SOUTHEAST ¼; THENCE SOUTH 1 DEGREE 06' 50" EAST, ALONG THE AFORESAID PARALLEL LINE, 334.35 FEET TO THE HEREINABOVE DESIGNATED POINT OF BEGINNING IN WILL COUNTY, ILLINOIS

EXHIBIT B

PLAT OF ANNEXATION

EXHIBIT B

P.I.N. 12-02-36-200-003
P.I.N. 12-02-36-400-011
P.I.N. 12-02-36-400-013

PLAT OF ANNEXATION

TO

VILLAGE OF LEMONT

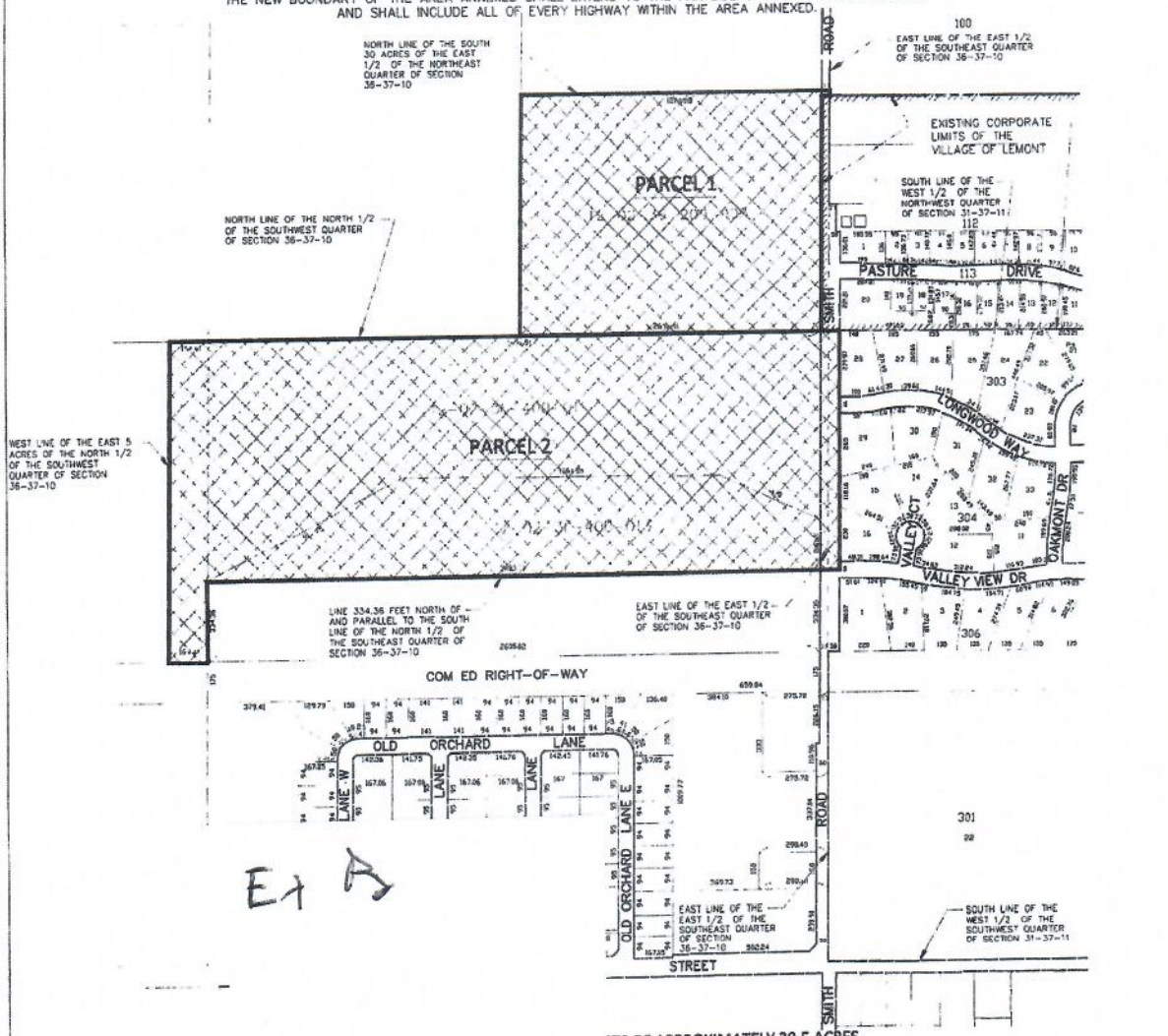
OF

SCALE: 1" = 500'

PARCEL ONE
P.I.N. 12-02-36-200-003
THE SOUTH 30 ACRES OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 36, TOWNSHIP 37 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN WILL COUNTY, ILLINOIS

PARCEL TWO
P.I.N. 12-02-36-400-011
P.I.N. 12-02-36-400-013
THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 37 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, AND THE EAST 5 ACRES OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 36, TOWNSHIP 37 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT BEGINNING AT A POINT OF INTERSECTION OF THE SOUTH LINE OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 37 NORTH, RANGE 10 EAST, WITH A LINE 33 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF THE SOUTHEAST 1/4 OF SECTION 36 AFORESAID; THENCE SOUTH 88 DEGREES 18' 51" WEST, ALONG SAID SOUTH LINE, 2606.02 FEET TO THE WEST LINE OF THE SOUTHEAST 1/4 OF SECTION 36 AFORESAID; THENCE NORTH 1 DEGREE 01' 38" WEST ALONG THE AFORESAID WEST LINE, 334.36 FEET TO A POINT ON A LINE DRAWN 334.33 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF THE NORTH 1/2 OF SAID SOUTHEAST 1/4; THENCE NORTH 88 DEGREES 18' 51" EAST, ALONG THE AFORESAID PARALLEL LINE, 2605.52 FEET TO A POINT ON A LINE DRAWN 33 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF SAID SOUTHEAST 1/4; THENCE SOUTH 1 DEGREE 08' 50" EAST, ALONG THE AFORESAID PARALLEL LINE, 334.35 FEET TO THE HEREINABOVE DESIGNATED POINT OF BEGINNING), IN WILL COUNTY, ILLINOIS.

THE NEW BOUNDARY OF THE AREA ANNEXED SHALL EXTEND TO THE FAR SIDE OF ANY ADJACENT HIGHWAY AND SHALL INCLUDE ALL OF EVERY HIGHWAY WITHIN THE AREA ANNEXED.



E1 B

STS OF APPROXIMATELY 29.5 ACRES
STS OF APPROXIMATELY 65.9 ACRES
XED APPROXIMATELY= 95.40 ACRES

LEGEND

DENOTES HI

AFTER RECORDING PLEASE RETURN TO:
THE VILLAGE OF LEMONT
418 MAIN STREET
LEMONT, ILLINOIS 60439

STATE OF ILLINOIS)
COUNTY OF COOK)

APPROVED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF LEMONT, COOK, WILL, AND DuPAGE COUNTY, ILLINOIS AT A MEETING HELD ON THIS

___ DAY OF _____ A.D., 2022.

BY: _____
PRESIDENT

ATTEST: _____
CLERK

STATE OF ILLINOIS) S.S
COUNTY OF COOK)

I, JAMES L. CAINKAR, AN ILLINOIS PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT THE PLAT AS HEREON DRAWN IS A CORRECT REPRESENTATION OF THE PROPERTY DESCRIBED IN THE FOREGOING CAPTION.

DATED AT WILLOWBROOK, ILLINOIS, THIS 4th DAY OF OCTOBER A.D., 2022

JAMES L. CAINKAR
ILLINOIS PROFESSIONAL LAND SURVEYOR
No. 2656
EXPIRES 11-30-22

STATE OF ILLINOIS
JAMES LOUIS CAINKAR 2656
PROFESSIONAL LAND SURVEYOR

JAMES L. CAINKAR, P.E.
IL. P.L.S. NO. 2656
EXPIRES 11-30-22

500 0 500

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

CERTIFICATION

I, Charlene Smollen, do hereby certify that I am the duly qualified and elected Village Clerk of the Village of Lemont, Cook, DuPage and Will County, Illinois, and that as such Village Clerk I do have charge of and custody of the books and records of the Village of Lemont, Cook County, Illinois.

I do hereby further certify that the foregoing is a full, true and correct copy of Ordinance No. _____ "AN ORDINANCE AUTHORIZING THE EXECUTION OF AN ANNEXATION AGREEMENT FOR 104.7 ACRES OF PROPERTY LOCATED EAST OF SMITH ROAD AND IN LEMONT, ILLINOIS (PDV Midwest Refining LLC)," adopted and approved by the President and Board of Trustees of the Village of Lemont, Illinois on June ___, 2023.

IN WITNESS WHEREOF, I have hereunto affixed my hand and the Corporate Seal of the Village of Lemont, Cook, DuPage and Will County, Illinois this ___day of June 2023.

_____
Charlene Smollen
Village Clerk
Village of Lemont
Cook County, Illinois

418 Main Street | Lemont, IL 60439

TO: Village Board Meeting
FROM: Jamie Tate, Community Development
THROUGH: Jason Berry, CEcD, AICP, Economic & Community Development Director
SUBJECT: An Ordinance Rezoning 95.4 Acres of Property Located West of Smith Road in Lemont, Illinois (PDV Midwest Refining, LLC)
DATE: June 26, 2023

SUMMARY/BACKGROUND
PDV Midwest Refining LLC, known as CITGO and owner of the subject property is requesting rezoning for the 2 recently annexed parcels to M-3 and Open Lands District.

The Village Board approved an Annexation Agreement (O-54-22) between the Village and PDV Midwest Refining on November 14, 2022. Within the Agreement, both parties agreed to the annexation with the proposed rezoning.

ANALYSIS
Comprehensive Plan
The rezoning of the subject property is in line with the Lemont 2030 Comprehensive Plan.

Planning & Zoning Commission (PZC)
The PZC held a public hearing to discuss the rezoning on June 7, 2023. The PZC voted (6-0) to recommend rezoning of the subject parcels.

Committee of the Whole (COW)
The Village Board discussed the Citgo annexations and rezoning at the COW meeting held on June 19, 2023.

Consistency with Village Policy
Lemont 2030 Comprehensive Plan

STAFF RECOMMENDATION
Staff is recommending approval of the attached ordinance.

BOARD ACTION REQUESTED
A motion to approve the attached ordinance.

ATTACHMENTS
Ordinance Rezoning 95.40 Acres of Property Located West of Smith Road in Lemont, IL

VILLAGE OF LEMONT

ORDINANCE
NUMBER O-___-23

AN ORDINANCE REZONING 95.40 ACRES OF PROPERTY LOCATED WEST OF SMITH ROAD IN LEMONT, ILLINOIS

(PDV Midwest Refining LLC)

JOHN EGOFSKE, Village President
CHARLENE M. SMOLLEN, Clerk

JANELLE KITTRIDGE
DAVE MAHER
KEN MCCLAFFERTY
KEVIN SHAUGHNESSY
RICK SNIEGOWSKI
RON STAPLETON
Trustees

Published in pamphlet form by authority of the Village President and Board of Trustees of the Village of Lemont on 6-__-2023

ORDINANCE NO. O-_____-23

AN ORDINANCE REZONING 95.40 ACRES OF PROPERTY LOCATED WEST OF SMITH ROAD IN LEMONT, ILLINOIS

(PDV Midwest Refining LLC)

WHEREAS the Village of Lemont, Counties of Cook, Will and DuPage, Illinois, ("the Village") is a municipality in the state of Illinois with full powers to enact ordinances and adopt ordinances for the benefit of the residents of the Village; and

WHEREAS, on November 14, 2022, the President and Board of Trustees adopted Ordinance O-54-22 titled "An Ordinance Authorizing the Execution of An Annexation Agreement For 104.7 Acres of Property Located East of Smith Road and in Lemont, Illinois (PDV Midwest Refining LLC)"; and

WHEREAS, pursuant to the Annexation Agreement, the Village agreed to zone parcel 12-02-36-200-003 into the M-3 District and parcel 12-02-36-400-011 into the OL District in conformance with Village's Unified Development Ordinance; and

WHEREAS, the Village has complied with the statutory procedures and requirements for rezoning of the Subject Property, defined as the 95.40 acres included in this ordinance.

NOW THEREFORE, be it ordained by the President and Board of Trustees of the Village of Lemont, Cook, DuPage and Will County, Illinois as follows:

SECTION 1: That the above recitals and legislative findings are found to be true and correct and are hereby incorporated herein and made a part hereof as if fully set forth in their entirety.

SECTION 2: The property identified as parcel 12-02-36-200-003 is zoned into the M-3 District and parcel 12-02-36-400-011 is zoned into the OL District in conformance with Village's Unified Development Ordinance.

SECTION 3: This ordinance shall be in full force and effect from and after its passage, approval and publication as provided by law.

SECTION 4: If any section, paragraph, clause or provision of this ordinance shall be held invalid, the invalidity thereof shall not affect any of the other provisions of this ordinance.

SECTION 5: All ordinances in conflict herewith are hereby repealed to the extent of such conflict.

ADOPTED AND APPROVED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF LEMONT, COUNTIES OF COOK, WILL, AND DUPAGE, ILLINOIS, ON THIS _____ DAY OF JUNE 2023.

PRESIDENT AND VILLAGE BOARD MEMBERS:

	AYES:	NAYS:	ABSENT:	ABSTAIN:
Janelle Kittridge	_____	_____	_____	_____
Dave Maher	_____	_____	_____	_____
Ken McClafferty	_____	_____	_____	_____
Kevin Shaughnessy	_____	_____	_____	_____
Rick Sniegowski	_____	_____	_____	_____
Ron Stapleton	_____	_____	_____	_____

_____
John Egofske, Village President

Attest:

_____
Charlene M. Smollen, Village Clerk

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

CERTIFICATION

I, Charlene Smollen, do hereby certify that I am the duly qualified and elected Village Clerk of the Village of Lemont, Cook, DuPage and Will County, Illinois, and that as such Village Clerk I do have charge of and custody of the books and records of the Village of Lemont, Cook County, Illinois.

I do hereby further certify that the foregoing is a full, true and correct copy of Ordinance No. _____ "AN ORDINANCE REZONING 95.40 ACRES OF PROPERTY LOCATED EAST OF SMITH ROAD AND IN LEMONT, ILLINOIS (PDV Midwest Refining LLC)," adopted and approved by the President and Board of Trustees of the Village of Lemont, Illinois on June ___, 2023.

IN WITNESS WHEREOF, I have hereunto affixed my hand and the Corporate Seal of the Village of Lemont, Cook, DuPage and Will County, Illinois this ___day of June 2023.

Charlene Smollen
Village Clerk
Village of Lemont
Cook County, Illinois