17-13-0303-C(1) Type 1 Narrative & Plans – 4936 North Lincoln Avenue #1S, Chicago, IL

Proposed Zoning: B2-3 Neighborhood Shopping District

Lot Area: 6,250 sq. ft.

Proposed Land Use: The Applicant is proposing convert the existing ground floor retail unit within the existing mixed-use building into a business live/work unit. When complete, the resulting building will contain two (2) business live/work units at grade and six (6) dwelling units above. No changes are proposed to the height or footprint of the existing building. The subject property is a Transit Served Location and will continue to be supported by six (6) off-street parking spaces. Pursuant to Sec. 17-13-0303-D optional Administrative Adjustment and Variation and pursuant to Sec. 17-13-1003-EE of the Chicago Zoning Ordinance, the Applicant is seeking to increase the off-street parking requirement for a Transit Served Location from 50% (four (4) parking spaces) to 75% (six (6) parking spaces) and is seeking all relief necessary, as allowed by the code, for the attached Type 1 Plan Set.

(A) The Project's Floor Area Ratio: 18,750 square feet (0.56 FAR)

(B) The Project's Density (Minimum Lot Area Per D.U.): 781.25 square feet per D.U. (6 residential units and 2 live/work units)

(C) The amount of off-street parking: 6 parking spaces

*The subject property is a designated Transit Served Location (CTA Brown Line Western station).

(D) Setbacks:

a. Front Setback: zero (existing)
b. Side Setbacks:
Northwest Side: 2 feet-6 inches (existing)
Southeast Side: 2 feet-6 inches (existing)
c. Rear Setback: 39 feet (existing)

(E) Building Height: 54 feet (existing)

GENERAL CONDITIONS

The 1997 edition of the A.I.A. Document A201, General Conditions of the contract for construction shall apply to the construction phase of this project, unless otherwise indicated. If any conditions, stipulations or requirements are found to exist in the drawings, the architect shall be promptly notified so, that he may make the necessary corrections. Where changes are necessary to remain within the intent of the original plans, they shall be made.

It is understood that site visits by the architect or engineer are for general conformance to the design intent and not for construction aids. The contractor is responsible for the verification of the work and that the workmanship and material meet the requirements of the contract documents. It is the contractor's responsibility to be familiar with the site conditions and to verify all dimensions before starting work. Any discrepancies found between the drawings and existing conditions shall be reported to the architect before any work is performed on the project.

The owner is solely responsible to engage a qualified testing agency to ensure that the work complies with all applicable codes and ordinances, including but not limited to the Illinois Building Code.

CONTRACTORS RESPONSIBILITIES

The scope of the work described herein includes furnishing all materials, labor, tools, plant, supplies, equipment, transportation, supervision, insurance, taxes and all other services and facilities necessary to complete the intent of these Construction Documents. Contractor shall visit the site prior to submitting his bid to determine actual field conditions which may affect his bid. The submitting of a bid for the project will serve as notice that Contractor has made aforesaid determinations, and no additional sums will be allowed for failure to do so. Contractor shall notify the Architect of any discrepancy or omission in the Construction Documents which affect the Work, prior to submitting his bid.

INSURANCE

Contractor shall submit, prior to commencement of work, Certificate of Insurance naming owner, Architect and their agents as Additional Insured. Confirm with owner or obtain minimum requirements.
(A) Public Liability at not less than $2,000,000.00 (including) Contractor's Protective Liability, covering explosion and collapse, completed operations coverage's and broad form blanket contractual liability coverage.
(B) Workman's Compensation and Employer's Liability Insurance as required by any Employee Benefit Acts or other statutes applicable where the work is to be performed. He will protect Owner's Contractor form liability under aforementioned
(C) Comprehensive Automobile Liability insurance, including the ownership, maintenance, and operation of any motorized equipment own, hired and un-owned, $500,000/1,000,000.00 limits.
Contractor agrees to hold aforesaid harmless on all O.S.H.A. and worker safety requirements, and shall fully comply with all such requirements as they apply to the methods and devices used in the execution of the work. Additionally, shall also comply with substitute ordinance passed January 2003, New number 17-124-380-440.

GUARANTEE

All work performed and materials utilized shall be guaranteed for a period of one year (minimum) unless noted otherwise, after the date of substantial completion, against defects in workmanship and/or materials. Contractor agrees to correct such defects in a timely manner at no additional cost to the owner.

CLEAN-UP

Contractor shall keep the project area reasonably clean at all times, and thoroughly remove waste materials, rubbish and debris every Friday during the course of the Construction. Final cleaning shall be performed just prior to acceptance by the owner.

OWNERSHIP OF DOCUMENTS

The drawings herewith & the architectural design inferred form and the rights thereof as defined by copyright laws belong to the author (HANNA) and are not to be copied or reproduced without permission from the architect.

APPLICABLE STANDARDS

In procuring materials and installing same for this project, it shall be the responsibility of the contractor to verify the detailed requirements of all applicable codes and standards as well as manufacturer's standards, recommendations and specifications, and comply fully with said requirements. The building codes and addenda of Chicago, Cook County, will be considered as a minimum standard in the construction of this project and will take precedence only over the lack of any better information contained in these construction documents. Comply also with Chapter 18-13 of the Chicago Building Code.

BUILDING PERMITS

All building permits and fees are the responsibility of the contractor

GENERAL NOTES

1. Care shall be taken during work not to damage portions of the existing structure that are to remain.
2. The general contractor shall verify all existing dimensions, elevations and conditions in the field prior to start of work. The general contractor shall notify the architect of any discrepancies or interferences.

BUILDING INSULATION

Ceiling – R-60 Insulation at Roof, (Flat or Sloping Ceilings)
Masonry Wall– R-21 3" Closed Cell Insul R7.1 per Inch (Car Bond or equal)
Frame Wall – R-30 6.5" Closed Cell Insul R7.1 per Inch (Car Bond or equal)

FLASHING AND SHEET METAL WORK

Furnish and install all flashing, counterflashings, diverters and trim as required to prevent water penetration between other materials' seams and joints and provide a weathertight building shell. Coordinate carpentry contractor and other involved trades for installation of all materials under this section. All flashings to be min. 24 ga. galvanized sheet metal, or prefinished aluminum (.025 min.), in colors as approved. Flashings shall be as recommended by roof mfr to achieve 15 yr guarantee. All flashing thru wall type.

ROOF VENTS

Furnish and install roof vents, with insect screen, as indicated on the Drawings. Vents shall be aluminum prefinished standard color to match roofing unless noted otherwise. This work to be responsibility of the roofing contractor. 15sq.ft. per 100 sq.ft.roof area.

GUTTERS AND DOWNSPOUTS

All gutters shall be prefinished aluminum .032 minimum thickness. Open style with minimum joints and continuous cleat were flashing. Maintain minimum positive pitch towards downspouts. All downspouts shall be prefinished aluminum .020" minimum thickness of corrugated rectangular design. All gutter and downspout work shall be installed and constructed per SMACNA standards minimum.

CAULKING AND SEALANTS

All caulking for exterior surfaces to be Tremco Dymeric colors to match adjacent surfaces. Backup for caulking joints to be closed cell polyethylene foam rods, set to proper depths for maximum caulking performance as per manufacturer's specifications. Clean adjacent surfaces which have been soiled by caulking immediately.

GYPSUM WALLBOARD

Provide all necessary materials and labor to complete the proper installation of the work as shown on the Drawings or required as per manufacturer's specifications and recommendations. All joints to be finished. All wallboard to be glued and screwed as per manufacturer's recommendations.

PAINTING

GENERAL

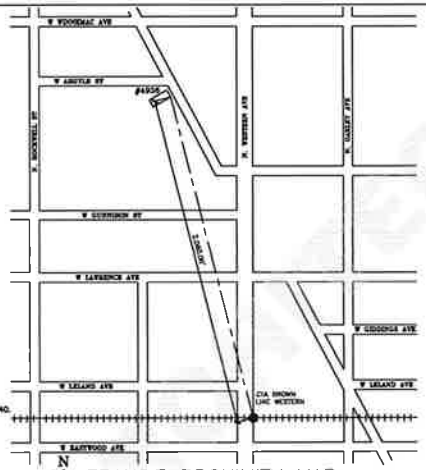
Provide complete painting work as shown on the Drawings and specified herein. Comply with flame spread rating required by code.

PREPARATION

Inspect surfaces to be finished and conditions of building before starting work, and report to the Architect any defects the rendered area or items unfit to receive finish. Starting of work will constitute acceptance of conditions and substrates. Remove and protect all hardware, lighting fixtures, etc., before painting. Protect all finished surfaces in areas where paint is being applied, with drop cloths and suitable covering. Clean all surfaces to be finished as required to remove oil, grease, dust and dirt. Sand where necessary to properly prepare surface to receive finish.

INTERIOR WALL & CEILING FINISHES

Paint: All walls to receive prime coat and two coats finish paint, latex, semi-gloss. Prior to beginning work, the contractor shall obtain approval of colors for all surfaces to be painted. Each coat of paint shall be slightly lighter or darker than the preceding coat.



TRANSIT PROXIMITY MAP

SCALE: 0 400' 800'

SWORN STATEMENT FOR TRANSIT SERVED PROJECT

I, JOHN HANNA OF HANNA ARCHITECTS INC. HEREBY CERTIFY THAT TO THE BEST OF MY ACTUAL KNOWLEDGE AND BELIEF THAT THE DISTANCE FROM THE CTA BROWN LINE WESTERN STOP TO THE NEAREST BOUNDARY POINT OF THE PROPOSED SITE AT 4936 N. LINCOLN AVE BY A STRAIGHT LINE IS 2,060.00' WHICH IS LESS THAN THE REQUIRED 2,640.00'

SIGNED: DATE: AUGUST 26, 2025
(ARCH.) ILLINOIS LICENSE NUMBER: 001-010137

2018 IECC ENERGY EFFICIENCY REQUIREMENTS

(CONTRACTOR TO COMPLY WITH)

2018 IECC FOUNDATIONS:
303.2.1 A PVC PRODUCTING CONSRAINC IS TO BE INSTALLED TO PROTECT EXPOSED EXTERIOR INSULATION AND EXTENDS A MIN. OF 6 IN. BELOW GRADE.

2018 IECC FRAMING/ROUGH-IN:
402.4.5 IC-RATED RECESSED LIGHTING FIXTURES SEALED AT HOUSING/INTERIOR ITNISH AND LABELED TO INDICATE 2.0 CFM LEAKAGE AT 75 PA.
403.2.1 SUPPLY DUCTS IN ATTICS ARE INSULATED TO R-8. ALL OTHER DUCTS IN UNCONDITIONED SPACES OR OUTSIDE THE BUILDING ENYLOPE ARE INSULATED TO R-6.
403.2.2 ALL JOINTS AND SEAMS OF AIR DUCTS, AIR HANDLERS, FILTER BOXES, AND BUILDING CAVITIES USED AS RETURN DUCTS ARE SEALED.
403.2.3 BUILDING CAVITIES ARE NOT TO BE USED FOR SUPPLY DUCTS
403.3 HVAC PIPING CONVEYING FLUIDS ABOVE 105°F OR CHILLED FLUIDS BELOW 55°F ARE INSULATED TO R-3
403.4 CIRCULATING SERVICE HOT WATER PIPES ARE INSULATED TO R-2.
403.5 AUTOMATIC OR GRAVITY DAMPERS ARE INSTALLED ON ALL OUTDOOR AIR INTAKES & EXH.
2018 IECC FINAL INSPECTION:
402.1.1 CEILING INSULATION R-VALUE, WHERE R-30 IS REQUIRED, R-30 CAN BE USED IF INSUL IS NOT COMPRESSED AT EAVES. R-30 MAY BE USED FOR 500 FT² OR 20% (WHICHEVER IS LESS) WHERE SUFFICIENT SPACE IS NOT AVAILABLE.
303.1.1 CEILING INSULATION INSTALLED PER MFR'S INSTRUCTIONS. BLOWN INSUL-MARKED EVERY 300 FT²
402.2.3 ATTIC ACCESS HATCH AND DOOR INSULATION R-VALUE OF THE ADJACENT ASSEMBLY.
402.4.2 BUILDING ENVELOPE TIGHTNESS VERIFIED BY BLOWER DOOR TEST OF <7 ACH AT 50 PA. THIS REQUIREMENT MAY INSTEAD BE MET VIA VISUAL INSPECTION, IN WHICH CASE VERIFICATION MAY NEED TO OCCUR DURING INSULATION INSPECTION.
402.4.3 WOOD BURNING FIREPLACES HAVE GASKETED DOORS AND OUTDOOR COMBUSTION AIR.
403.2.2 POST CONSTRUCTION DUCT TIGHTNESS TEST RESNUT OF 8 CFM TO OUTDOORS, OR 12 CFM ACROSS SYSTEMS, OR, ROUGH-IN TEST RESULT OF 6 CFM ACROSS SYSTEMS OR 4 CFM WITH-OUT AIR HANDLER. ROUGH-IN TEST VERIFICATION MAY NEED TO OCCUR DURING FRAMING INSPECT.
403.1.1 PROGRAMMABLE THERMOSTATS INSTALLED ON FORCED AIR FURNACES.
404.1 50% OF LAMPS IN PERMANENT FIXTURES ARE HIGH EFFICIENCY LAMPS.
401.3 COMPLIANCE CERTIFICATE POSTED
303.3 MANUFACTURER MANUALS FOR MECHANICAL AND WATER HEATING EQUIPMENT HAVE BEEN PROVIDED.

CHICAGO ENERGY TRANSFORMATION CODE TO BE COMPLIED WITH INCLUDING CHAPTER R405 EITHER PRESCRIPTIVE OR RESS CERTIFICATION



CTA BROWN LINE WESTERN

EXISTING ZONING DATA:

LOT AREA – 50.00' x 125.00' = 6,250 SQ.FT.
F.A.R. – B1-2 = 2.2
MAX. BUILDABLE – = 13,750 SQ.FT.

EXIST. BUILDING SQUARE FOOTAGE:
1ST FLOOR – 3,530.00 SQ.FT.
2ND FLOOR – 3,508.00 SQ.FT.
3RD FLOOR – 3,808.00 SQ.FT.
4TH FLOOR – 3,508.00 SQ.FT.
TOTAL = 13,748.00 SQ.FT.

STATEMENT THAT COMPLIANCE WITH THE ENERGY CODE IS NOT REQUIRED

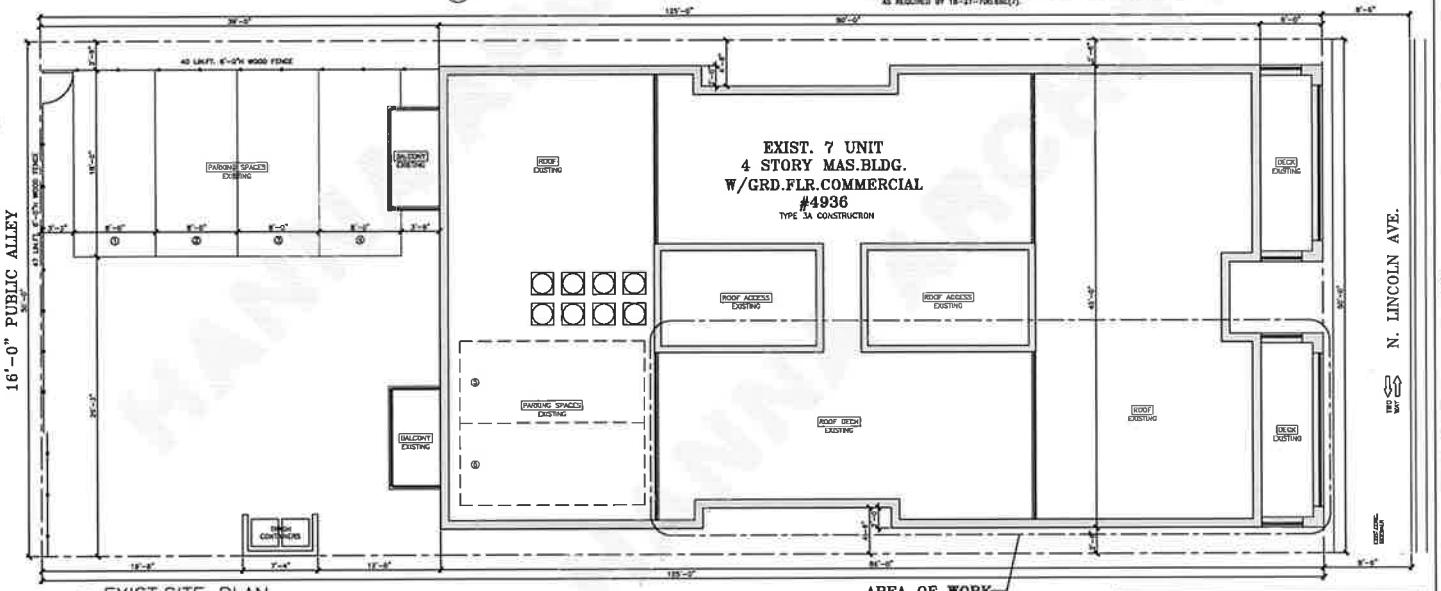
I CERTIFY THAT I AM A REGISTERED DESIGN PROFESSIONAL FOR THIS PROJECT. I ALSO CERTIFY THAT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE AND BELIEF THAT THE ATTACHED PLANS FOR 4936 N. LINCOLN AVE DO NOT NEED TO COMPLY WITH THE CHICAGO ENERGY TITLE CODE 14N.

THIS PROJECT NEED NOT COMPLY BECAUSE: NO SQUARE FOOTAGE IS BEING ADDED.

SIGNED: DATE: AUGUST 26, 2025
(ARCH.) ILLINOIS LICENSE NUMBER: 001-010137

ELECTRICAL NOTES

1. ALL LIGHT SWITCHES TO BE MOUNTED AT 36" A.F.F. UNLESS NOTED OTHERWISE. SWITCH HEIGHT (V.I.F.) TO MATCH EXIST.IF APPLICABLE U.N.O.
2. ALL THERMOSTATS TO BE LOCATED AT 68" A.F.F. AND ALL HVAC TO BE MOUNTED AT 54" A.F.F. UNLESS NOTED OTHERWISE.
3. ALL SWITCHES, OUTLETS, CABLE T.V. JACKS, AND TELEPHONE WALL JACK COLORS TO BE VERIFIED AND COORDINATED WITH OWNER PRIOR TO PURCHASE AND INSTALL-ATION UNLESS NOTED OTHERWISE.
4. CONTRACTOR TO PROVIDE ALL NECESSARY POWER TO MECH.EQUIPMENT AS REQUIRED.
5. ALL WALL OUTLETS TO BE MOUNTED AT 12" A.F.F. U.N.O. HEIGHT (V.I.F.) U.N.O.
6. SWITCHES TO BE "LEVITON" DECORA SERIES SLIDE TYPE DIMMERS BY LEVITON, DECORA.
7. ALL LOW VOLTAGE LIGHT DIMMERS TO BE MAGNETIC TYPE DIMMERS. (DECORA W/OWNER)
8. CONTRACTOR RESPONSIBLE FOR ALL RECESSED LIGHT FIXTURES, COORDINATE BRAND NAME, BAFFLE DESIGN & COLOR, & DIRECTIONAL STYLE W/OWNER PRIOR TO PURCHASE.
9. ALL RECESSED LIGHT FIXTURES AT EXTERIOR CEILING OF ATTIC CEILINGS TO BE RATED AS DIRECT CONTACT WITH INSULATED CEILING MATERIALS (DC-IC). CONTRACTOR RESPONSIBLE FOR ABOVE RATED LIGHTS AT ALL LOCATIONS IN CONTACT W/INSULATION.
10. ALL OUTLETS IN TOILET ROOMS, OUTDOOR LOCATION AND WITHIN 3 FEET OF KITCHEN OR BATH SINKS SHALL BE GFI TYPE OUTLETS.
11. ALL APPLIANCE AND EQUIPMENT SHALL BE CONNECTED AS PER LOCAL CODE.
12. TEL., CABLE T.V. JACKS TO MATCH LEVITON DECORA SERIES RECEPTACLE PLATES.
13. PROVIDE SMOKE AND CARBON MONOXIDE DETECTORS, ONE PER LEVEL MIN. 1 INSIDE BEDROOMS AND ONE DIRECTLY OUTSIDE OF EACH BEDROOM. HARDWIRE AND INTER-CONNECTED.
14. COORDINATE ALL ELECTRICAL REQUIREMENTS WITH EQUIPMENT.
15. CONTRACTOR SHALL VERIFY EXISTING CONDITIONS AND LOCATIONS OF EQUIPMENT SO THAT NEW WORK CAN BE INSTALLED WITHOUT INTERFERENCE. MAKE ALL NECESSARY ROUTING, CONNECTIONS AS REQUIRED.
16. ALL WORK SHALL MEET CITY CODE.
17. PROVIDE COMPLETE NEW ELECTRICAL SERVICE, INCLUDING METER SOCKET PANEL, BREAKERS, WIRING, CONDUITS AND FITTING, ETC.
18. OBTAIN AND PAY FOR ALL ELECTRICAL PERMITS.
19. ALL WIRING SHALL BE COPPER THK, THWN, THHN, ETC.
20. PROVIDE DISCONNECT SW FOR ALL MECH EQUIP. DISCONNECT TO COMPLY W/18-27-230.70.
21. PROVIDE 2-20 AMP APPLIANCE CIRCUITS IN KITCHEN AREA AND WIRE 20 AMP CIRCUITS EACH FOR DISHWASHER AND DISPOSAL.
22. PROVIDE TAMPERPROOF GFI TYPE OUTLET IN EACH BATHROOM AND WITHIN 4'-0" OF KITCHEN SINK.
23. T.V. ANTENNA/CABLE SYSTEM AND TELEPHONE WIRING TO BE PROVIDED BY OWNER.
24. AT LEAST ONE 20 AMP CIRCUIT SHALL BE PROVIDED TO EACH BATHROOM.
25. AT LEAST ONE 20 AMP CIRCUIT SHALL BE SOLELY PROVIDED FOR THE LAUNDRY.
26. OUTLET BOXES SHALL NOT BE USED AS THE SOLE SUPPORT FOR SUSPENDED FANS.
27. TAMPERPROOF OUTLET OUTLETS SHALL BE SPACED A MAXIMUM OF 12'-0" APART.
28. THE ELECTRICAL ROOM & UTILROOM SHALL CONFORM TO 18-27-360.6-3.
29. OUTDOOR RECEPTACLES SHALL CONFORM TO 18-27-540.6-1.
30. ALL CLOSETS OVER 5'-0" LONG SHALL HAVE WALL SWITCH SERVING CLOSET LIGHT.
31. KITCHEN AREAS SHALL CONFORM TO 18-27-560.3-1 & 3(C).
32. PROVIDE SUPPLEMENTAL ELECTRODE REQUIRED BY 18-27-250.50(A)(3).
33. BATTERY UNITS SHALL BE WIRED ACCORDING TO CEC 15.27700.64
34. TAMPERPROOF RECEPTACLE OUTLETS SHALL COMPLY WITH 18-27-360.8
35. ALL BEDROOM RECEPTACLES ARE NOT REQUIRED IF ALL WIRING IS IN METAL CONDUIT (210.12A).
36. ALL TAMPERPROOF RECEPTACLES SHALL COMPLY WITH NEC PART 406.12
37. OWNER OF BUILDING MUST SHALL PROVIDE EVIDENCE THAT UNIT BATTERIES WILL BE MAINTAINED AS REQUIRED BY 18-27-700.68C(7).



EXIST.SITE PLAN

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

AREA OF WORK 1ST FLR (SOUTH)

2018 ELECTRICAL CODE APPLIES TO THIS PROJECT

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PROFESSIONAL DESIGN FIRM
ARCHITECT CORPORATION
LICENSE NUMBER 184 - 001485

INDEX OF SHEETS:
A-1 EXIST.SITE PLAN & NOTES
A-2 CODE MATRIX & DEMO PLAN
A-3 EXIST FLOOR PLAN AND WALL SECTION
M-1 FIRST FLOOR MECH.PLAN

SQ.FOOTAGE FOR FEES:
1ST FLR – 1,010 SQ.FT.

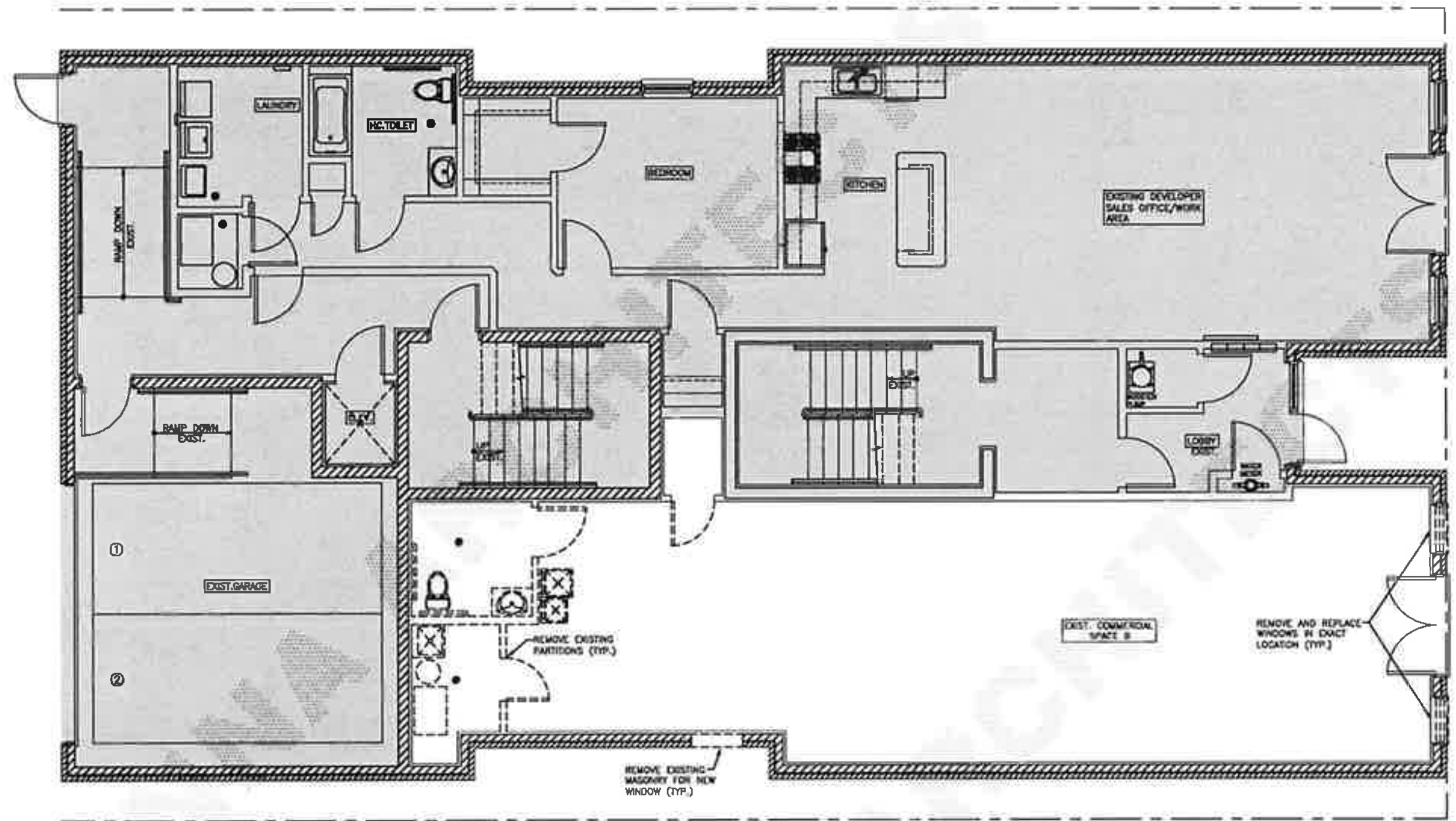
ISSUED - REVIEW
ISSUED - PERMIT AUGUST 26, 2025
ISSUED - BID

PROJECT NAME & ADDRESS
4936 NORTH LINCOLN AVE
PROPOSED BUSINESS LIVE/WORK UNIT CONVERSION OF EXIST.GRD.FLR RETAIL SPACE
CHICAGO, ILLINOIS

SHEET TITLE
EXIST. SITE PLAN & NOTES

FILENAME

SHEET NUMBER
A-1



EXIST. FIRST FLOOR DEMO PLAN

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

NOTES:
1. ALL BEARING WALLS, COLUMNS, ETC. TO REMAIN. FIELD VERIFY EXISTING CONDITIONS AND IF ANY DISCREPANCY NOTIFY ARCHITECT AT ONCE.
2. CUT AND CAP ALL PLUMBING FIXTURES PRIOR TO DEMOLITION.
3. PROVIDE ANY AND ALL NECESSARY SHORING, TYP.

NOTE:
DASHED LINES INDICATE EXISTING TO BE REMOVED
SHADED WALLS INDICATE EXISTING TO REMAIN

[illegible]

OTHER REQUIRED DATA

[illegible]

CODE MATRIX NOTES:

NOTE A:
PICKETS, HANDRAILS, AND SIMILAR VERTICAL ELEMENTS NOT HIGHER THAN 48" ABOVE ROOF DECK SHALL BE OF ANY MATERIAL NOT LESS FIRE RESISTIVE THAN UNTREATED WOOD OR PLASTIC COMPOSITE THAT COMPLY WITH ASTM D7032 AND CBC SECT. 2612

NOTE B:
ROOF SHALL HAVE SOLAR REFLECTANCE OF 0.72 OR 3 YEAR INSTALLED REFLECTANCE OF 0.50 OR GREATER.

NOTE C:
FENCING SHALL BE DESIGNED AND CONSTRUCTED TO WITHSTAND A HORIZONTAL WIND PRESSURE OF 30 PSF AND OTHER FORCES SUBJECTED TO.

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ARCHITECT CORPORATION
LICENSE NUMBER 184 - 001485

ISSUED - REVIEW
ISSUED - REVIEW
ISSUED - PERMIT AUGUST 26 2025
ISSUED - BID

001 - 010137

PROJECT NAME & ADDRESS

4936 NORTH LINCOLN AVE

PROPOSED BUSINESS LIVE/WORK UNIT CONVERSION OF EXIST.GRD.FLR RETAIL SPACE

CHICAGO, ILLINOIS

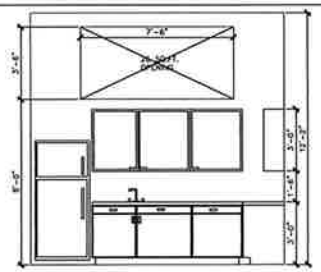
SHEET TITLE

CODE MATRIX & DEMO PLAN

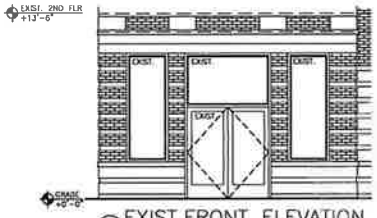
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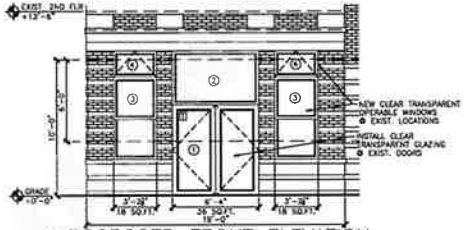
A-2



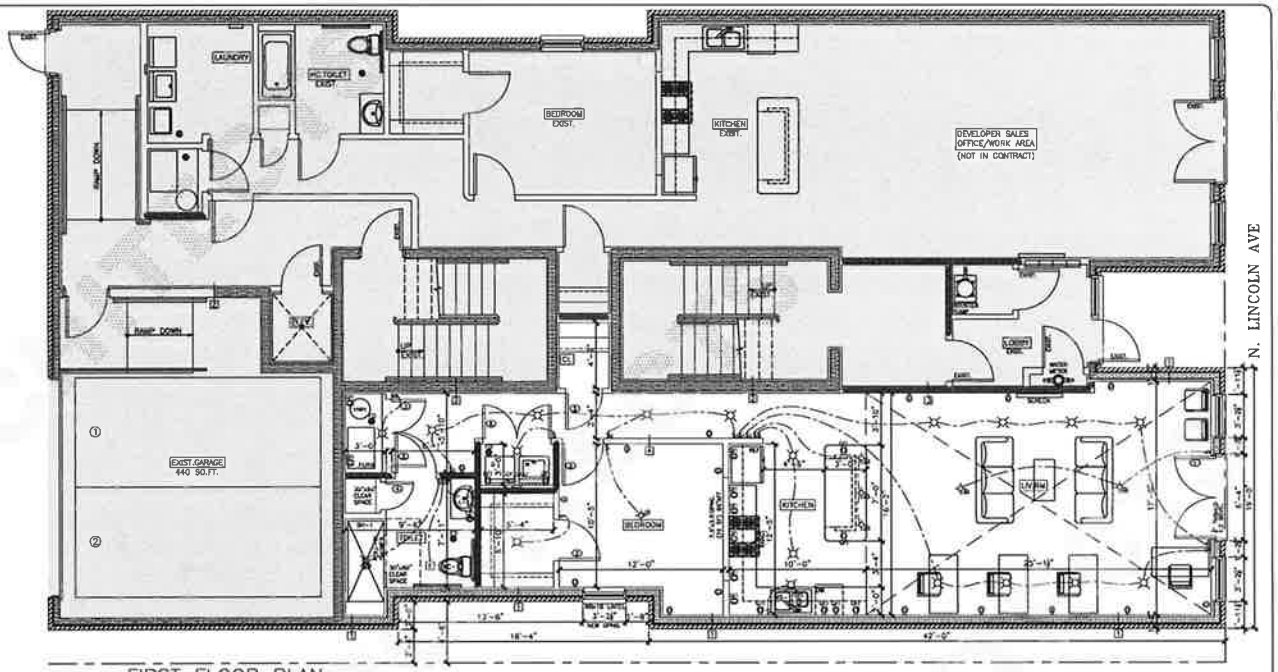
BORROWED LIGHT/VENT ELEV.
SCALE: 3/16" = 1'-0"



EXIST. FRONT ELEVATION
SCALE: 1/4" = 1'-0"



PROPOSED FRONT ELEVATION
SCALE: 1/4" = 1'-0"



FIRST FLOOR PLAN
SCALE: 1/4" = 1'-0"

WINDOW SCHEDULE					
MARK	TYPE	SIZE	UNIT SQ.FT.	WIND. SQ.FT.	JELD-WEN NO.
1	FR. IN-SWING	(2)3'-0"x8'-0"	27.96	21.45	SCHD-6-DXB-0
2	TRANSOM	6'-0"x1'-0"	19.30	-	SCDA-7248-1
3	DOUBLE HUNG	3'-2"x6'-0"	13.40	7.61	SCDH-3232-1
4	AWNING	3'-2"x2'-0"	3.77	4.37	SCAW-3624-1

[T] - TEMPERED SAFETY GLAZING REQUIRED BY CODE

SAFETY GLAZING MATERIALS:
ALL GLAZED DOORS, AND ANY GLAZED PANEL MORE THAN 18 INCHES IN WIDTH IMMEDIATELY ADJACENT TO ANY DOOR WHEREIN THE SILL OF SUCH GLAZED PANEL IS LESS THAN 24 INCHES ABOVE THE FLOOR SHALL BE CONSIDERED HAZARDOUS LOCATIONS AND SHALL BE GLAZED WITH SAFETY GLAZING MATERIALS. GLAZED DOORS SHALL INCLUDE, AMONG OTHERS, THE FOLLOWING: SLIDING GLASS DOORS, STORM DOORS, SHOWER DOORS AND BATHTUB ENCLOSURES.

WALL & PARTITION SCHEDULE

[1] 2 HOUR U.L. U802 BEARING MASONRY WALL 8"x8"x16" CMU W/4" FACE BRICK CLASS D-2

[2] 2 HOUR U.L. U905 BEARING MASONRY WALL 8"x8"x16" CONCRETE BLOCK CLASS D-2

[3] 2 HOUR U.L. U419 NON-LOAD BEARING STEEL STUD WALL 3⅝" STEEL STUDS @16"O.C. W/(2)LAYERS 5/8" GYP.BD. TYPE 'C' EACH SIDE

[4] 1 HOUR U.L. U305 NON-LOAD BEARING 2x4 WOOD STUDS @16"O.C. W/ (1)LAYER ½" GYP.BD. TYPE 'C' EACH FACE

[5] 1 HOUR U.L. L521 FLOOR RATED ASSEMBLY (SEE WALL SECTION)

NOTE: USE TYPE 'C' DRYWALL FOR FIRE RATED ASSEMBLIES

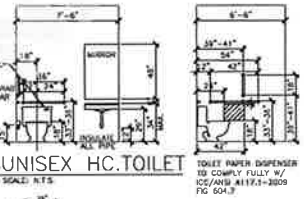
DOOR SCHEDULE					
DOOR TAG	DOOR TYPE	WIDTH x HEIGHT x THICKNESS	DOOR MATERIAL	FRAME MATERIAL	REMARKS
1	B	(2)3'-0"x8'-0"x1¾"	ALUM.	ALUM.	ALUM. FRONT DOOR
2	A	3'-0"x6'-8"x1¾"	SC.WD.	SC.WD.	BEDROOM/BATH
3	A	(2)1'-6"x6'-8"x1¾"	SC.WD.	SC.WD.	FURNACE CLOSET
4	A	2'-0"x6'-8"x1¾"	SC.WD.	SC.WD.	LINEN
5	A	2'-6"x6'-8"x1¾"	SC.WD.	SC.WD.	COAT CLOSET
6	A	(2)1'-6"x6'-8"x1¾"	SC.WD.	SC.WD.	LAUNDRY W/LOUVER

NOTE: FOR ALL METAL DOORS, PROVIDE 16 GAUGE METAL DOOR FRAMES IN COMPLIANCE W/13-64-020(c)

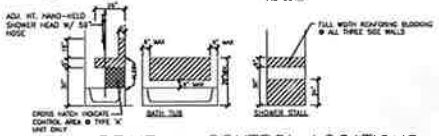


TYPE A TYPE B

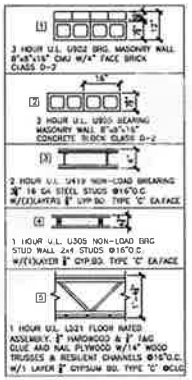
DOOR NOTES:
1. ALL HARDWARE SHALL COMPLY WITH DOOR OPENING DEVICES SHALL HAVE A SHAPE EASY TO GRASP W/ONE HAND & NOT REQUIRE TIGHT GRASPING, PINCHING, OR TWISTING OF THE WRIST TO OPERATE (LEVER, PUSH/PULL)
2. USE BRUSHED CHROME HARDWARE THROUGHOUT U.N.O.
3. USE SCHLAGE LOCKSETS/LATCHSETS U.N.O.
4. ALL LABELED DOORS SHALL HAVE MATCHING LABELED FRAMES.
5. ALL LABEL DOORS TO HAVE CLOSERS
6. ALL "C" LABEL DOORS TO HAVE REBATED FRAMES 12" MIN. THICKNESS



UNISEX HC.TOILET
SCALE: N.T.S.



WALL REINF. & CONTROL LOCATIONS
SCALE: N.T.S. (RESIDENTIAL UNITS) (TYPE 'B' DESIGN)



WALL SYMBOLS
- 2x4 WOOD WALL STUDS @16"O.C. (@16"O.C. AT FIRE RATED WALLS) W/ 5/8" GYPSUM BOARD BOTH SIDES (UNLESS NOTED OTHERWISE) (TYPE 'X' GYP.BD. AT FIRE RATED WALLS)
- * CONCRETE BLOCK
- * FACE BRICK W/CONCRETE BLOCK
- * SOLID CONCRETE BLOCK

* COMPLY WITH UNDERWRITERS LABRATORIES (ESI DATA FIRE RATED DESIGNS FOR ALL SPECIFIED FIRE RATED CONSTRUCTION (TYP.).

LEGEND
- SURFACE MOUNT MEDICINE CABINET W/STRIP LIGHT ABOVE
- GFI GROUND FAULT INTERUPTER
- AFI ARC FAULT INTERUPTER
- OVERHEAD LIGHT FIXTURE
- LED LIGHTS IN COMMON AREA

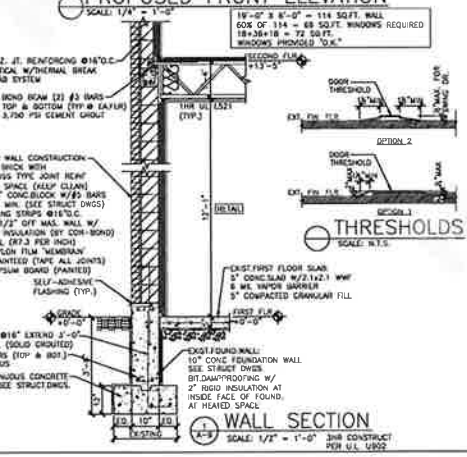
N.F.M.H. - NON FREEZE WALL HYDRANT
U.N.O. - UNLESS NOTED OTHERWISE
V.I.F. - VERIFY IN FIELD

ELECTRICAL SYMBOLS
- S SINGLE POLE SWITCH
- 3 3-WAY SWITCH
- DUPLEX CONV. OUTLET 15" AFF (U.N.O.)
- DUPLEX CONV. OUTLET 36" AFF
- WATERPROOF OUTLET
- GFI GROUND FAULT OUTLET
- WALL FIXTURE
- RECESSED DOWNLIGHT
- EXHAUST FAN
- SMOKE DETECTOR (20FT. FROM COOKTOP)
- CARBON MONOXIDE DETECTOR

*ALL CONTROLS SHALL BE NO HIGHER THAN 48" ABOVE FINISHED FLOOR

NOTE:
1. ALL SMOKE ALARMS, IN EACH INDIVIDUAL DWELLING UNIT SHALL BE INTERCONNECTED AND OPERATE SUCH THAT WHEN ONE SMOKE ALARM ACTIVATES AND SOUNDS AN ALARM SIGNAL, ALL OTHER SMOKE ALARMS IN THE DWELLING UNIT SHALL ALSO SOUND AN ALARM SIGNAL.
2. PROVIDE HARDWIRED 110 VOLT SMOKE DETECTORS IN EACH UNIT AND WITHIN 15 FEET OF BEDROOM DOOR. SMOKE ALARMS SHALL BE MOUNTED A MINIMUM OF 20 FEET FROM A COOKING APPLIANCE OR MAY BE MOUNTED A MINIMUM OF 10 FEET FROM A COOKING APPLIANCE IF THE SMOKE ALARM IS EQUIPPED WITH AN ALARM-SILENCING SWITCH OR MAY BE MOUNTED A MINIMUM OF 6 FEET FROM A COOKING APPLIANCE IF THE SMOKE ALARM IS OF THE PHOTOELECTRIC TYPE.

2018 ELECTRICAL CODE APPLIES TO THIS PROJECT



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ISSUED - REVIEW
ISSUED - REVISION
ISSUED - PERMIT 4936 NORTH LINCOLN AVE
ISSUED - BID

PROJECT NAME & ADDRESS
4936 NORTH LINCOLN AVE
PROPOSED BUSINESS LIVE/WORK UNIT CONVERSION OF EXIST.GRD.FLR RETAIL SPACE
CHICAGO, ILLINOIS

SHEET TITLE
FIRST FLOOR PLAN AND WALL SECTION

FILENAME

SHEET NUMBER
A-3

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GAS DISTRIBUTION PIPING INSIDE OF BUILDING:

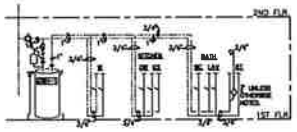
1. ONLY RIGID NON-FLEXIBLE SCHEDULE 40 BLACK STEEL GAS PIPING MEETING THE REQUIREMENTS OF THE AMERICAN SOCIETY FOR TESTING AND MATERIALS (ASTM) A53/A53M SHALL BE INSTALLED FOR THE DISTRIBUTION OF NATURAL GAS WITHIN A WALL OF A BUILDING AND PAST THE OUTLET SIDE OF THE GAS METER ON APPLIANCE. RIGID NON-FLEXIBLE SCHEDULE 40 BLACK STEEL GAS PIPING SHALL BE INSTALLED IN CONFORMANCE WITH THE INTERNATIONAL FUEL GAS CODE (IFGC) 2000 EDITION.
2. GAS FITTINGS WITH AN INSIDE DIAMETER OF TWO INCHES (2") OR LESS SHALL BE CLASS 150 MALLEABLE IRON MEETING THE REQUIREMENTS OF THE AMERICAN SOCIETY OF MECHANICAL ENGINEERS (ASME) B18.3. GAS FITTINGS WITH AN INSIDE DIAMETER GREATER THAN TWO INCHES (2") SHALL BE RIGID NON-FLEXIBLE SCHEDULE 40 BLACK STEEL WELDED FITTINGS. THE USE OF PRESS TYPE FITTINGS OR DRESSER COUPLINGS FOR GAS PIPING INSTALLED INSIDE OF THE WALL OR ON THE OUTLET SIDE OF THE GAS METER OR APPLIANCE (THE HOUSE PIPE GAS DISTRIBUTION PIPING) IS PROHIBITED.
3. GAS PIPING WITH AN INSIDE DIAMETER GREATER THAN TWO INCHES (2") OR CARRYING MORE THAN 5 POUNDS PER SQUARE INCH GAUGE (PSIG) PRESSURE SHALL BE WELDED. ALL WELDING OF GAS PIPING SHALL BE BY INDIVIDUALS WITH A CURRENTLY VALID WELDERS CERTIFICATION MEETING THE REQUIREMENTS OF THE AMERICAN SOCIETY OF MECHANICAL ENGINEERS (ASME) BOILER AND PRESSURE VESSEL CODE, SECTION IX AND SAID WELDING OF GAS PIPING SHALL BE PERFORMED IN ACCORDANCE WITH THE REQUIREMENTS OF ASME B31.8, ASME PRESSURE PIPING CODE GAS TRANSMISSION AND DISTRIBUTION PIPING SYSTEMS.
4. THE USE OF FLEXIBLE APPLIANCE CONNECTORS (FAC) UP TO SIX FOOT (6'-0")(MAXIMUM) IN LENGTH FROM A RIGID NON-FLEXIBLE GAS PIPE OUTLET/STUB-OUT SHALL BE PERMISSIBLE TO PROVIDE A FLEXIBLE HOOK UP TO A GAS BURNING LAUNDRY, COOKING OR SIMILAR GAS BURNING APPLIANCE. THE FAC CANNOT EXTEND INSIDE OF A WALL AND MUST BE READILY OPEN TO VISUAL INSPECTION. THE FAC SHALL BE LISTED AND LABELED AND MEET THE REQUIREMENTS OF THE AMERICAN NATIONAL STANDARDS INSTITUTE (ANSI) STANDARD Z21.24, INCLUDING THE REQUIREMENT THAT THE FAC BE COATED.
5. EVERY CONNECTION TO A FUEL BURNING APPLIANCE TO THE GAS PIPING SYSTEM SHALL HAVE ITS OWN GAS SHUTOFF VALVE. THAT SHALL BE NO LESS THAN THE NOMINAL SIZE OF THE CONNECTION AND LOCATED AHEAD OF THE CONNECTOR. FOR FAC CONNECTIONS TO FUEL BURNING APPLIANCES, THE SHUTOFF VALVE SHALL BE LOCATED NO MORE THAN SIX FEET (6'-0") FROM THE APPLIANCE. FOR HARD GAS PIPE CONNECTIONS TO FUEL BURNING APPLIANCES, THE SHUTOFF VALVE SHALL BE LOCATED NO MORE THAN TWO FEET (2'-0") FROM THE APPLIANCE. THIS SHUT-OFF VALVE SHALL BE LOCATED IN THE SAME ROOM OR SPACE AS THE APPLIANCE AND BE VISIBLE AND READILY ACCESSIBLE FOR USAGE.
6. ALL GAS PIPING WHEN NEWLY INSTALLED, ALTERED, REPAIRED OR RESTORED AFTER INTERRUPTION OF SERVICE OF TWENTY-FOUR (24) HOURS OR MORE SHALL BE PRESSURE TESTED TO MEET THE REQUIREMENTS OF ANSI Z223.1 NATIONAL FUEL GAS CODE. IF A GAS PIPING SYSTEM FAILS THE PRESSURE TEST, THE SYSTEM SHALL BE INSPECTED AND ALL REQUIRED REPAIRS SHALL BE MADE TO THE SYSTEM UNTIL SUCH TIME THAT THE SYSTEM MEETS THE REQUIREMENT OF ANSI Z223.1
7. EXTERNAL GAS PIPING EXPOSED TO THE ELEMENTS SHALL BE MARKED WITH YELLOW PAINT, COATING OR LABELS WITH THE WORDS "GAS" IN BLACK LETTERS. THESE IDENTIFIERS SHALL BE SPACED AT INTERVALS NOT EXCEEDING FIVE FEET (5'-0").
8. THE SAME STANDARDS ABOVE SHALL APPLY TO ABOVE GRADE GAS PIPING AND CONNECTIONS TO OUTSIDE GAS APPLIANCES, INCLUDING BUT NOT LIMITED TO, GAS GRILLS AND GAS FIRE PITS, THAT CONNECT TO THE BUILDINGS GAS SYSTEM.
9. PIPING INSTALLED OUTSIDE SHALL BE A MINIMUM 2.5" ABOVE THE GROUND OR ROOF. (IFGC 404.9)
10. PIPING IN CONCEALED LOCATIONS SHALL BE PROTECTED AGAINST DAMAGE. (IFGC 404.7)

HVAC BUILDING NOTES:

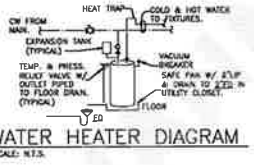
1. CONTRACTOR SHALL VISIT SITE TO VERIFY EXISTING CONDITIONS SO THAT NEW WORK CAN BE INSTALLED WITHOUT INTERFERENCE. MAKE ALL NECESSARY CHANGES AND MODIFICATIONS AS REQUIRED TO CONFORM TO CITY CODE.
2. ALL WORK SHALL MEET CITY CODE.
3. ALL DUCTWORK SHALL BE GALVANIZED STEEL CONSTRUCTION IN ACCORDANCE WITH SMACNA STANDARD. ALL SUPPLY AIR DIFFUSERS SHALL BE STEEL WITH OPPOSED BLADE DAMPER. PROVIDE RADIANT DAMPER ASSEMBLY PER CBC AT ALL FIRE RATED FLOORS/CEILINGS.
4. ALL OUTDOOR AIR INTAKES SHALL BE MINIMUM 15'-0" FROM EXHAUST.
5. ALL NOISE GENERATED FROM MECHANICAL EQUIPMENT SHALL NOT EXCEED 55 DB FROM LOT LINES.
6. PROVIDE COMPLETE GAS-FIRED FURNACE SYSTEMS, INCLUDING D-X COILS, CONDENSING UNITS, PIPEWORK, FILTERS, DUCTWORK, REGISTERS, AND TEMPERATURE CONTROL WORK. GAS FURNACE SHALL BE COMPLETE WITH 100% GAS SAFETY SHUT-OFF, HIGH LIMIT FAN RELAY CONTROL TRANSFORMER AND ALL NECESSARY WIRING.
7. PROVIDE ALL TOILET EXHAUST FAN AND DUCTWORK SYSTEM INCLUDING WALL CAPS AND BACK DRAFT DAMPER.
8. ROOM THERMOSTAT SHALL BE PROGRAMMABLE, ELECTRONIC TYPE WITH FAN ON-OFF SWITCH, HEAT-COOL SWITCH W/PROGRAMMABLE FEATURES.
9. PROVIDE NEW GAS PIPING SERVICE AND CONNECTION TO ALL GAS-FIRED EQUIPMENT WITH SHUT OFF VALVE. GAS PIPING SHALL BE SCHEDULE 40 BLACK STEEL PIPE. (SEE GAS DISTRIBUTION NOTE)
10. ALL DUCTWORK EXPOSED INTO OUTDOOR SOFFIT & SPACE SHALL BE INSULATED W/ 2" THICK, 3/4 LB. DENSITY FIBERGLASS INSULATION OF FOIL FACING.
11. REFRIGERANT PIPING SHALL BE TYPE 'K' COPPER. SUCTION PIPING SHALL BE INSULATED. ALL JOINTS SHALL BE BRAZED. PROVIDE 1/2" PRV SET AT 450 PSI AT CONDP. DISCHARGE WITH NO INTERVENING VALVES & DEVICES.
12. REMOVE EXPANSION VALVE AND REFRIGERANT DEVICES FROM AIR STREAM.
13. CONDENSING UNIT SHALL BE SET ON 6" THICK CONCRETE PAD WITH ALL NECESSARY REFRIGERANT PIPING TO THE D-X COIL.
14. ALL DUCTWORK IN ATTIC SPACE (IF APPLICABLE) SHALL BE INSULATED WITH 6" THICK, 3/4 LB. DENSITY FIBERGLASS INSULATION OF FOIL FACING.
15. PROVIDE LOCKING DEVICES FOR EACH BALANCING DAMPER.
16. HEATING SYSTEM SHALL BE CAPABLE OF MAINTAINING TO DEGREES INSIDE AIR TEMPERATURE AT -10 DEGREES OUTSIDE AIR.
17. FLOOR REGISTERS SHALL BE MAXIMUM OF 8" FROM WALLS
18. SEAL ALL DUCTWORK PER CHICAGO ENERGY CODE.
19. NO FLEX ALLOWED IN RESIDENTIAL AREA PER 18-28-603.6.1.
20. RETURN AIR SHOULD BE AT LEAST 10 FEET FROM THE TOILET AND KITCHEN RANGE PER (18-28-818.6.5)

CITY OF CHICAGO BUILDING NOTES:

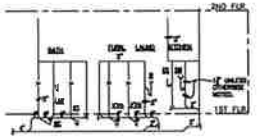
1. SOUND LEVELS OF EQUIPMENT AT LOT LINES SHALL NOT EXCEED 55db A.
2. ALL RIGID DUCTWORK SHALL BE OF GALVANIZED STEEL CONSTRUCTION, MANUFACTURED AND INSTALLED PER CITY OF CHICAGO BUILDING CODES.
3. ALL OUTSIDE AIR INTAKES SHALL BE MINIMUM 15'-0" AWAY FROM EXHAUST AND OTHER SOURCES OF CONTAMINANTS AND 10'-0" ABOVE GRADE.
4. REFRIGERATION NOTES:
   a. REMOVE EXPANSION VALVES, DEVICES, ETC. FROM AIR STREAM.
   b. ALL REFRIGERANT PIPING SHALL BE TYPE K COPPER WITH BRAZED JOINTS.
   c. PROVIDE 1/2" PRV AT ON DISCHARGE OF EVERY COMPRESSOR WITH NO INTERVENING VALVES, DEVICES, ETC. PIPE DISCHARGE TO OUT OF DOORS. SET PRV TO 450 PSI
5. GAS PIPING NOTES:
   a. ALL NATURAL GAS DISTRIBUTION PIPING SHALL BE SCHEDULE 40 STEEL PIPING MEETING THE REQUIREMENTS OF ASTM A 53/A 53M WITH 150# MALLEABLE IRON FITTINGS.
   b. GAS PIPING GREATER THAN 2" INSIDE DIAMETER OR CARRYING MORE THAN 5 POUNDS (PSIG) SHALL BE SCHEDULE 40 BLACK PIPE WITH STANDARD WELD FITTINGS.
6. ALL NATURAL GAS PIPING, MATERIALS, CONTROLS TO BE IN ACCORDANCE WITH IFGC. ALL NATURAL GAS PIPING TO SLOPE 1/4 INCH IN 15 FEET.



WATER RISER DIAGRAM
SCALE: N.T.S.



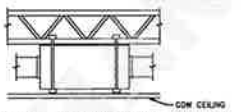
WATER HEATER DIAGRAM
SCALE: N.T.S.



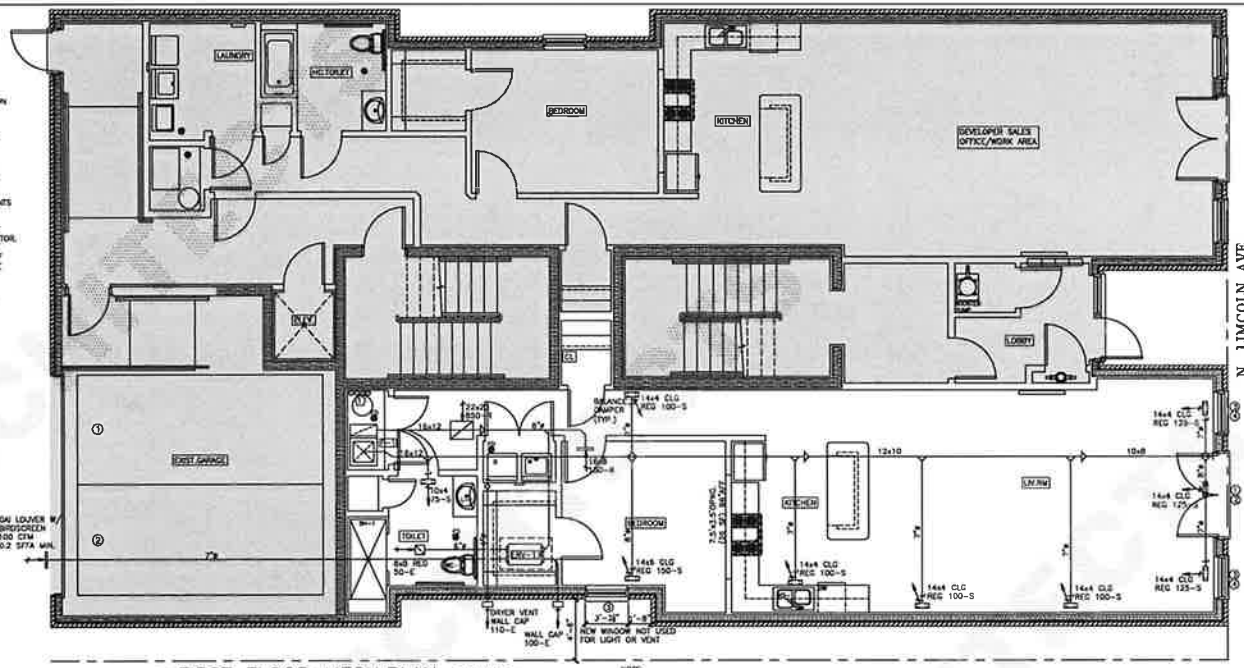
WASTE AND VENT DIAGRAM
SCALE: N.T.S.

PLUMBING NOTES:

1. CONTRACTOR SHALL VERIFY SITE CONDITIONS.
2. ALL WORK SHALL MEET CITY CODE.
3. ALL SANITARY PIPING 28" ABOVE COMMERCIAL SPACE AND VENT PIPING SMALLER THAN 4" CAN BE PVC. NO PVC ALLOWED IN COMMERCIAL SPACE OR UNDERGROUND. SERVICE WEIGHT CAST IRON PIPE W/CAULKED JOINT.
4. ALL DOMESTIC WATER PIPING SYSTEMS SHALL BE TYPE "L" COPPER WITH LEAD-FREE SOLDERING JOINTS.
5. ALL DOMESTIC WATER PIPING SHALL BE INSULATED WITH 1/2" THICK, 3 LBS.DENSITY FIBERGLASS INSULATION OF UNIVERSAL JACKET.
6. PROVIDE COMPLETE DOMESTIC WATER DISTRIBUTION SYSTEM INCLUDING SUPPLY, HOT WATER PIPING, COLD WATER PIPING, DOMESTIC HOT WATER HEATER.
7. PROVIDE NEW PLUMBING FIXTURES WITH TRAP, SUPPLY AND TRIMS, INCLUDING FAUCET AND SHUT-OFF VALVES. FIXTURE SHALL BE AS LISTED.
8. ALL BRANCH PIPING 2"&1"-OFF VALVES SHALL BE 125 LB. BALL VALVE.
9. PROVIDE DIELECTRIC FITTING AND SEPERATION BETWEEN TWO DISSIMILAR METALS (TYPICAL).
10. PROVIDE NEW DOMESTIC WATER HEATERS AS INDICATED, COMPLETE WITH ASME TEMP. & PRESSURE RELIEF VALVES. CAPACITY OF THE HEATER AS NOTED.
11. PROVIDE COMPLETE SANITARY AND VENT PIPING SYSTEM, INCLUDING ALL PIPING, EJECTOR PUMP, AND BASIN.
12. PROVIDE NEW DOMESTIC WATER SERVICE, INCLUDING CURB STOP AND PIPING.
13. REMOVE ALL EXISTING UNUSED PIPING AND EQUIPMENT IN EXISTING BUILDING.



ERV INSTALLATION DETAIL
SCALE: N.T.S.



FIRST FLOOR MECH.PLAN
SCALE: 1/4" = 1'-0"

KEYED NOTES:
① (2)3"ø PVC COMBUSTION AIR INTAKE & EXHAUST UP THRU ROOF W/DOWN TURNED ELBOWS. (1)SET EACH FURN & EACH HWH. NO COMBINED FLUES

NOTE:
NO DUCTWORK ALLOWED IN CEILING TRUSSES OF SECOND FLOOR. DROP SOFFITS AT ALL DUCTWORK AT CEILING LOCATIONS. TOILET EXHAUST FANS, FRESH AIR INTAKE DUCT, RETURN SUPPLY DUCTS, ETC. (TYP.)

VENTILATION SCHEDULE

ROOM DESCRIPTION	AREA IN SQ.FT.	ORDINANCE REQUIREMENTS: NAT. LIGHT AND VENT SQ.FT. GLASS	NAT. LIGHT AND VENT SQ.FT. VENT	MECHANICAL VENT CFM SUPPLY	MECHANICAL VENT CFM EXHAUST	ACTUAL: NAT. LIGHT AND VENT SQ.FT. GLASS	NAT. LIGHT AND VENT SQ.FT. VENT	MECHANICAL VENT CFM AIR SUPPLY	MECHANICAL VENT CFM AIR EXHAUST	SUPPLY UNIT	EXHAUST SYSTEM	HEAT LOSS MBH	HEAT INSTALLED MBH
LIVING ROOM	412	32.98	16.48	N.R.	N.R.	33.24	30.74	575	–	F-1	–	13.59	44.85
KITCHEN	162	12.96	8.48	N.R.	N.R.	13.98	8.48	100	–	F-1	–	5.34	7.80
(*) BEDROOM	135	10.80	5.40	N.R.	N.R.	10.50	5.40	150	–	F-1	–	4.45	11.70
TOILET	72	N.R.	N.R.	N.R.	50	–	–	75	50	F-1	ERV-1	2.37	5.85
HALLWAY	100	N.R.	N.R.	N.R.	N.R.	–	–	100	–	F-1	–	3.30	7.80
							TOTAL	1,000				29.05	78.00

FIRST FLR

(*) – DENOTES BEDROOM WITH BORROWED LIGHT AND VENT FROM WORK AREA (TYP.)

MECHANICAL EQUIPMENT SCHEDULE

TAG	DESCRIPTION	ELECTRICAL
F-1	HIGH EFFICIENCY, CONDENSING, MULTI-POISE (UP, DOWN OR HORIZONTAL) GAS FIRED FURNACE, CARRIER MODEL 59SC5A080S17-16 OR APPROVED EQUAL. 1,000 CFM @0.7 ESP EACH HEATING: 80,000 BTUH INPUT 78,000 BTUH OUTPUT PROVIDE WITH MATCHING DX COOLING COILS, CARRIER MODEL CNPVP-030 (2.5 TONS) W/FACTORY INSTALLED TXV, ELECTRONIC AIR CLEANER, FAN TYPE HUMIDIFIER, PROGRAMMABLE DIGITAL THERMOSTAT & CONCENTRIC VENT TERM. KIT. PROVIDE NEUTRALIZING BASIN ON CONDENSATE DRAIN.	FAN – 3/4 H.P. AIR CLEANER & HUMIDIFIER ALL AT 115 VOLTS, 1 PHASE FLA 7.8, MCA 15.0
CU-1	AIR COOLED CONDENSING UNIT, CARRIER MODEL NO. 24ACC-430A003 OR APPROVED EQUAL (2.5 TONS) PROVIDE WITH FIELD INSTALLED REFRIGERANT PIPING WITH BRAZED JOINTS, REFRIGERANT CHARGE, SERVICE VALVES AND PRESSURE RELIEF VALVE AT COMPRESSOR DISCHARGE. MOUNT ON PRECAST CONC.PAD. (151 LBS)	COMP – 12.8 RLA FAN – 0.75 FLA MCA – 18.8 MOP – 25.0 ALL AT 208 VOLT, 1 PHASE
GWH-1	GAS FIRED, GLASS LINED, TANK TYPE WATER HEATER STATE MODEL PRS-75-199PDT; 70,000 BTUH, 75 GAL STORAGE. PROVIDE COMPLETE WITH TEMP. & PRESSURE RELIEF VALVE PIPED TO FLOOR DRAIN, 3" DIA PVC CONN. AIR INTAKE & EXHAUST & THERMAL EXPANSION TANK ON COLD WATER INLET	120 VOLTS 1 PHASE
ERV-1	ENERGY RECOVERY VENTILATOR, RENEWAIRE MODEL EV-140 or APPROVED EQUAL; 100 CFM @ 0.7" ESP (SA and EXHAUST). PROVIDE COMPLETE WITH MOTORIZED BACK DRAFT DAMPERS ON BOTH OA and EXHAUST DUCTS and MERV 8 FILTERS. INTERLOCK TO ALL THREE BATHROOM EXHAUST FANS.	3.3 FLA 120 VOLTS, 1 PHASE

REFRIGERANT SCHEDULE

TAG	QTY	#COMP	LOCATION	REF.TYPE	MFR.	MODEL NO.	TYPE	TONS	H.P.	CHARGE	REMARKS
CU-1/F-1	1	1 EA.	ROOF	R-410A	CARRIER	24ACC430A003	SCROLL	2.5	1/10	4.95 LBS	REMOTE-AIR COOLED

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LICENSE NUMBER 184 - 001485

ISSUED - REVIEW
ISSUED - REVIEW
ISSUED - PERMIT AUGUST 26, 2025
ISSUED - BID

PROJECT NAME & ADDRESS
4936 NORTH LINCOLN AVE
PROPOSED BUSINESS LIVE/WORK UNIT CONVERSION OF EXIST.GRD.FLR RETAIL SPACE
CHICAGO, ILLINOIS

SHEET TITLE
FIRST FLOOR MECH. PLAN

FILENAME

SHEET NUMBER
M-1