

COMMERCIAL BUILDING

UNIT BUILD-OUT

512 SOUTH NEIL STREET
CHAMPAIGN, ILLINOIS 61820

INDEX OF DRAWINGS

- T1 TITLE
A1 FLOOR PLAN / DETAILS
A2 DETAILS / SCHEDULES / MECHANICAL PLAN
A3 LIGHTING PLAN / ELECTRICAL PLAN

ZONING REVIEW

LOT ZONED CI, COMMERCIAL INDUSTRIAL
NO CHANGES TO BUILDING EXTERIOR OR USE
NO CHANGES TO PARKING

CODE REVIEW

OCCUPANCY:
B, BUSINESS, UNCHANGED

CONSTRUCTION TYPE: IIB

TABLE 503:
ALLOWABLE HEIGHT = 3 STORIES
ACTUAL HEIGHT = 1 STORY
ALLOWABLE AREA/FLOOR = 13,000 SF.
ACTUAL AREA/FLOOR = 1,000 SF.

TABLE 601, FIRE RESISTANCE REQUIREMENTS FOR BUILDING ELEMENTS:

PRIMARY STRUCTURE FRAME =	0 HOURS
BEARING WALLS, EXTERIOR =	2 HOURS
BEARING WALLS, INTERIOR =	0 HOURS
NON-BEARING WALLS, EXTERIOR =	0 HOURS
(FIRE SEPARATION DISTANCE GREATER THAN 30')	
NON-BEARING WALLS, INTERIOR =	0 HOURS
FLOOR CONSTRUCTION =	0 HOURS
ROOF CONSTRUCTION =	0 HOURS
SEPARATION FROM 2ND FLOOR R-2 USE =	1 HOUR

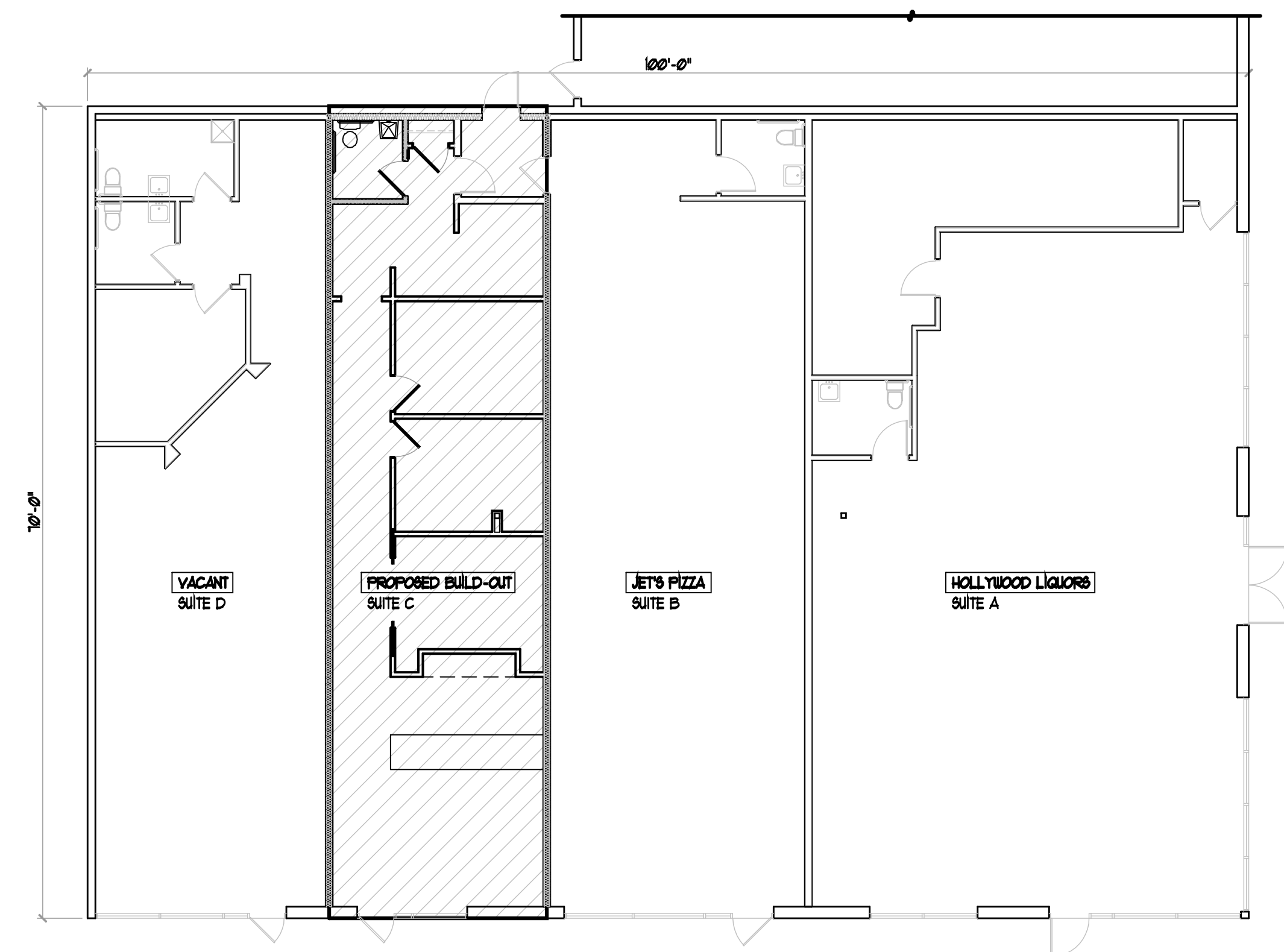
OCCUPANCY (TABLE 1004.11)
= 100 SF. / OCCUPANT
= 1303 SF. / 100 SF. = 13.03
= 14 PERSONS TOTAL

MAXIMUM TRAVEL DISTANCE =
ACTUAL TRAVEL DISTANCE = 55'

CODES AND STANDARDS
2009 INTERNATIONAL BUILDING CODE
2009 INTERNATIONAL RESIDENTIAL CODE
2009 INTERNATIONAL FIRE CODE
2009 INTERNATIONAL MECHANICAL CODE
2009 INTERNATIONAL FUEL GAS CODE
2009 INTERNATIONAL ELECTRICAL CODE
2004 ILLINOIS PLUMBING CODE
1991 ILLINOIS ACCESSIBILITY CODE
2009 ILLINOIS ENERGY CONSERVATION CODE
AMERICAN'S WITH DISABILITIES ACT
FEDERAL FAIR HOUSING ACT

GENERAL NOTES

- CONTRACTOR SHALL PAY FOR ALL FEES AND PERMITS APPLICABLE TO THIS PROJECT REQUIRED BY THE CITY OF CHAMPAIGN.
- ALL WORK SHALL BE DONE IN FULL COMPLIANCE WITH LOCAL BUILDING CODES AND STATE AND FEDERAL SAFETY REGULATIONS.
- CONTRACTOR SHALL AT ALL TIMES KEEP THE PROJECT SITE FREE FROM ACCUMULATION OF DEBRIS OR WASTE MATERIAL. THE CONTRACTOR SHALL COORDINATE WITH THE OWNER'S REPRESENTATIVE FOR THE LOCATION OF WASTE DISPOSAL EQUIPMENT.
- CONTRACTOR SHALL PROTECT AND PRESERVE EXISTING SIDEWALKS, CURBS AND PAVEMENT ADJACENT TO PROJECT SITE THAT ARE NOT INDICATED TO BE REMOVED. AT COMPLETION OF PROJECT, CONTRACTOR SHALL REPLACE ANY SIDEWALK, CURB OR PAVEMENT DAMAGED DURING THE CONSTRUCTION PROCESS CONFORMING TO REQUIREMENTS OF THE CITY OF CHAMPAIGN.
- THE EXACT LOCATION OF ALL UTILITIES SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION ACTIVITIES. FOR UTILITY LOCATIONS CALL: JULIE 1-800-892-0123.



1 UNIT LOCATION PLAN
T1 SCALE: 1" = 10'-0" NORTH

ANDREW FELL
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FOR PERMIT
06 JUL 12

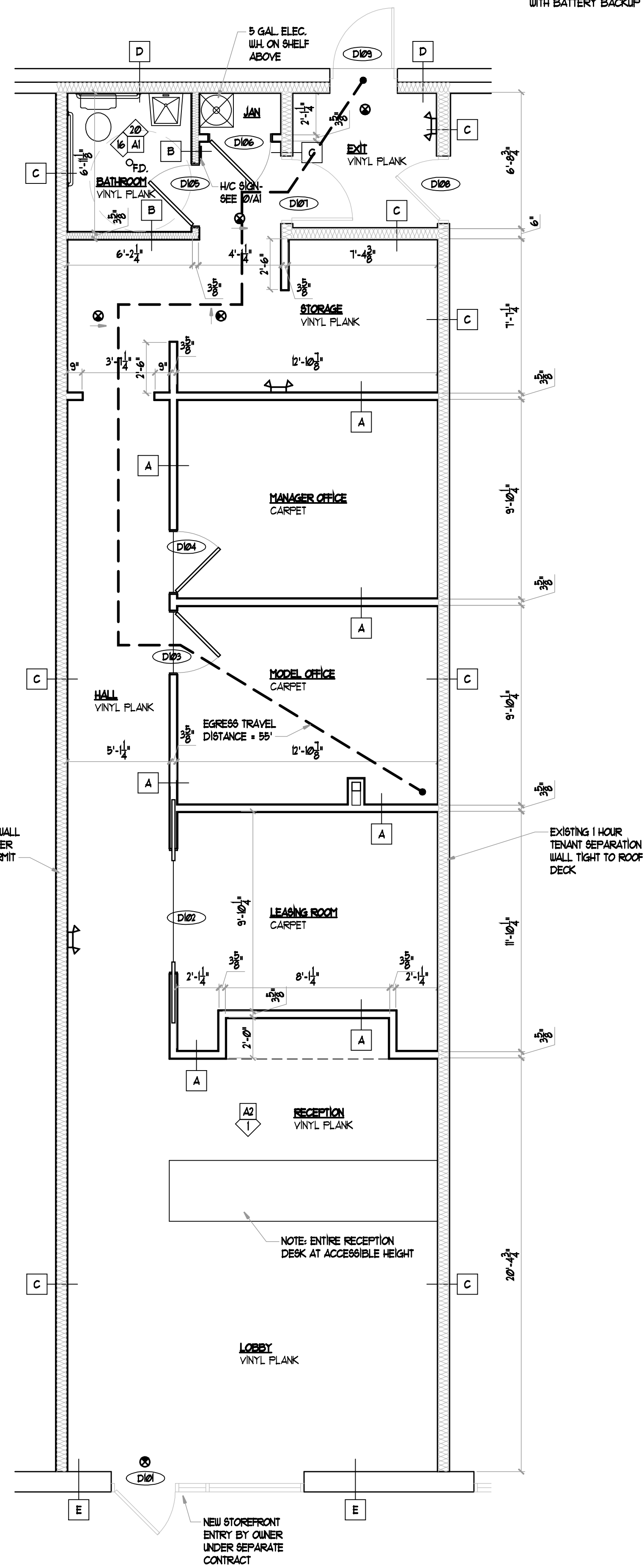
STATEMENT OF COMPLIANCE

I HAVE PREPARED, OR CAUSED TO PREPARE, UNDER MY DIRECT SUPERVISION, THE ATTACHED PLANS AND SPECIFICATIONS FOR THE COMMERCIAL BUILDING AT 512 SOUTH NEIL STREET IN CHAMPAIGN, ILLINOIS, AND STATE THAT, TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND TO THE EXTENT OF MY CONTRACTUAL OBLIGATION, THEY ARE IN COMPLIANCE WITH ALL APPLICABLE CODES AND STANDARDS.

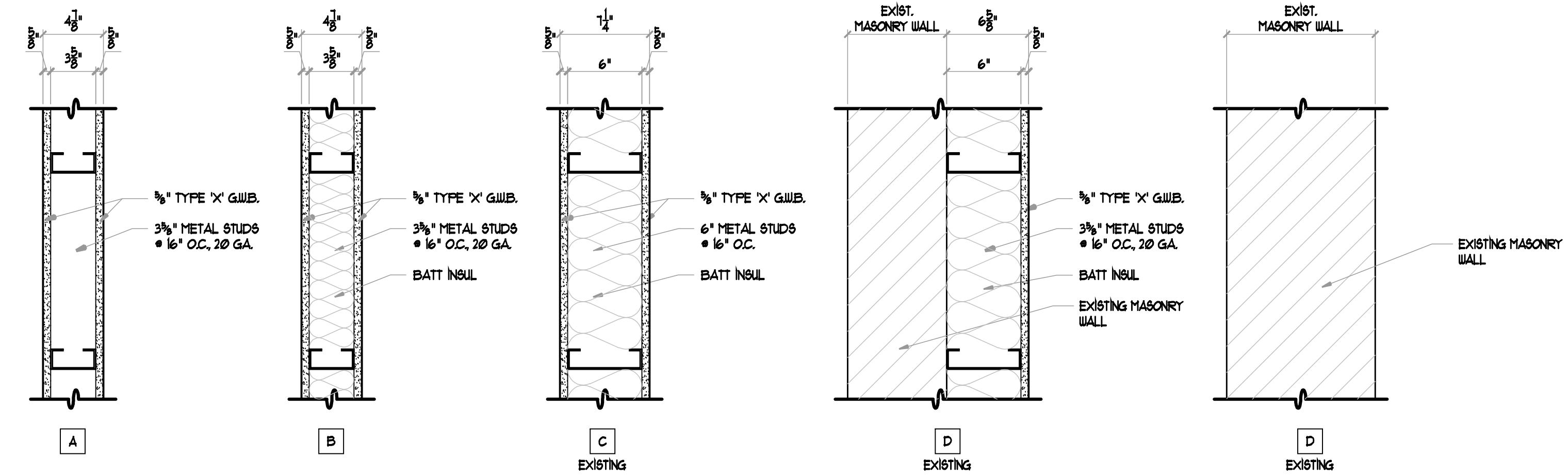
SIGNED: _____
ARCHITECT/ENGINEER

ILLINOIS REGISTRATION NUMBER: _____ SEAL: _____

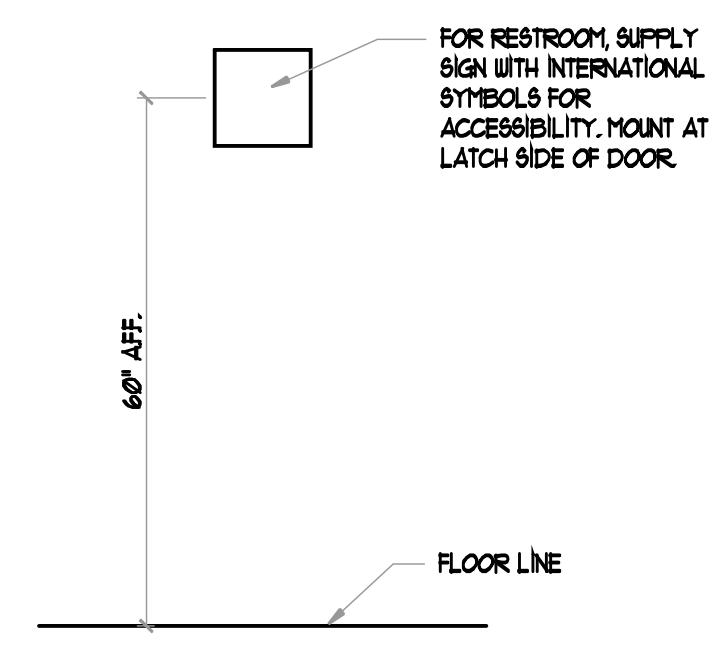
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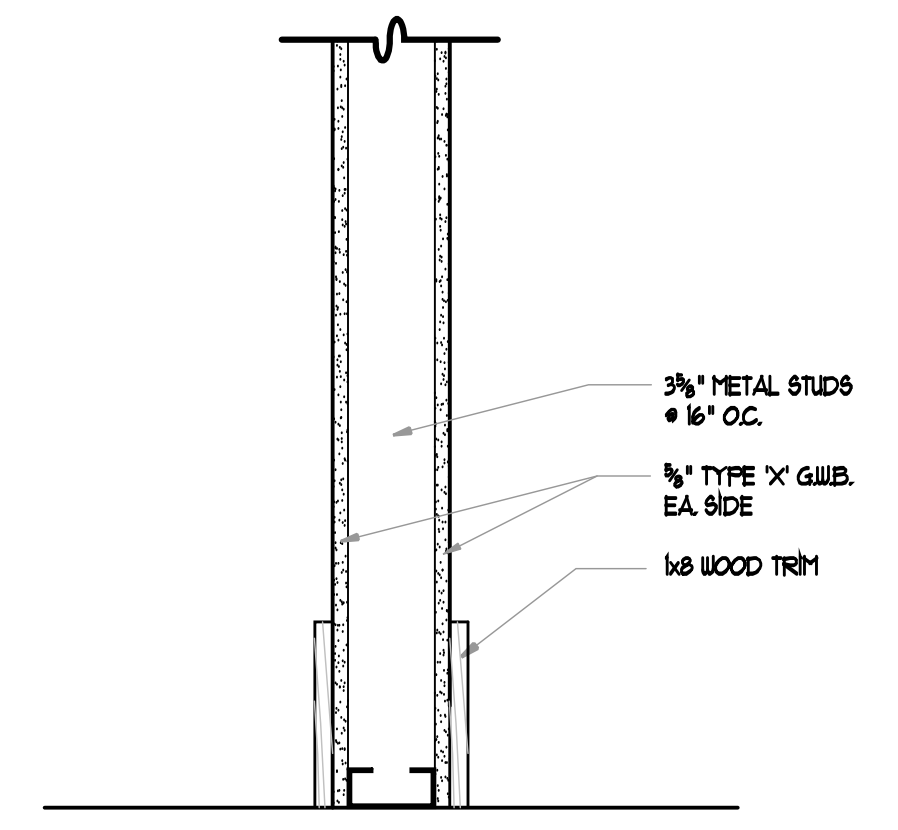
- LED EXIT SIGN THERMOPLASTIC HOUSING, IMPACT AND SCRATCH RESISTANT, UV STABILIZED, REPLACEMENT CHEYRONS, AUTOMATIC RECHARGE - SIMILAR TO LITHONIA LQMSUBR20 ELN.
- THERMOPLASTIC EMERGENCY LIGHT, PROVIDES MIN. 90 MINUTES OF ILLUMINATION, HIGH IMPACT THERMOPLASTIC HOUSING, MAINTENANCE FREE LEAD CALCIUM BATTERY, SIMILAR TO LITHONIA ELT2.
- SMOKE/CARBON MONOXIDE DETECTOR, HARDWIRED WITH BATTERY BACKUP



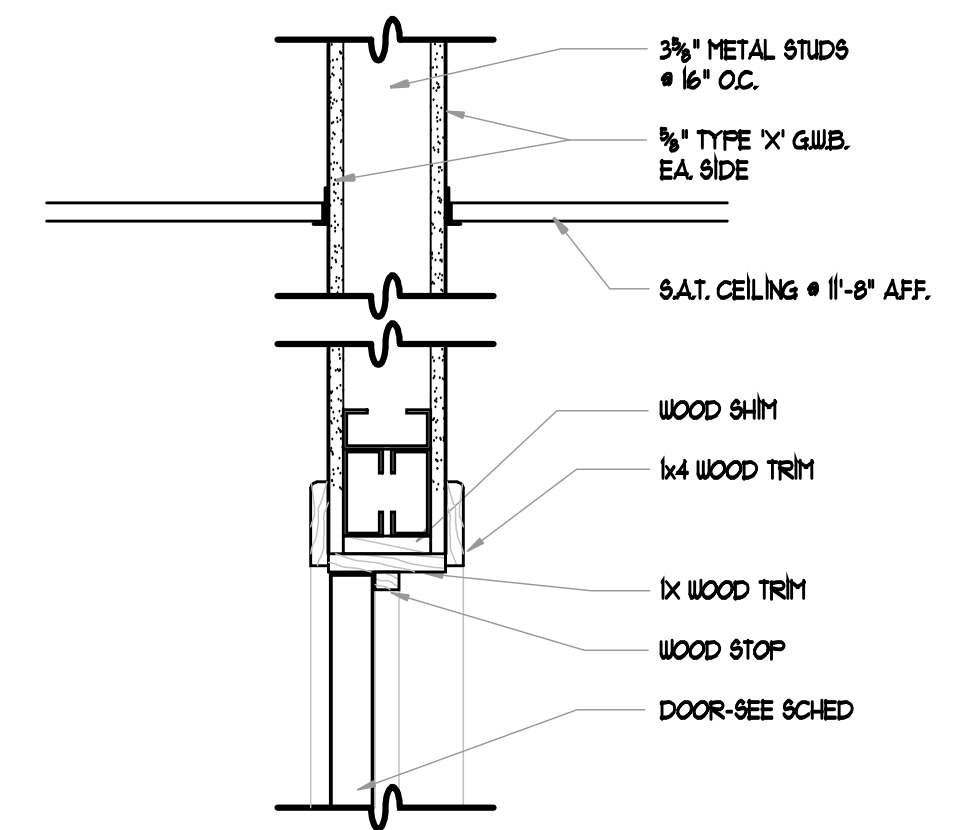
9 WALL TYPES
SCALE: 1/2" = 1'-0"



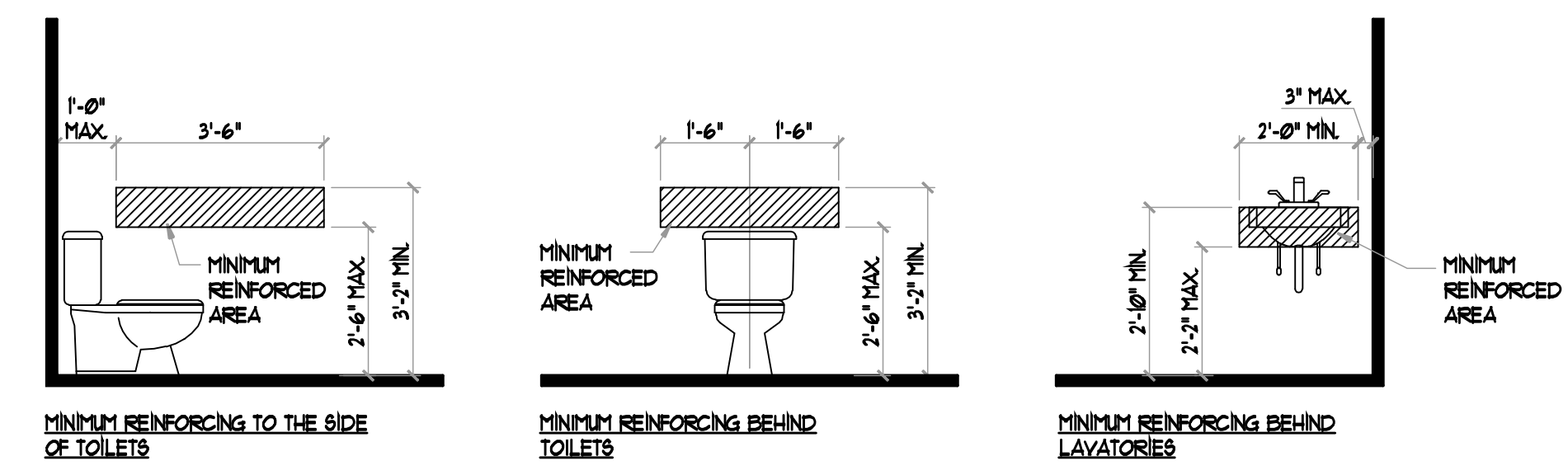
10 SIGNAGE
SCALE: 1/2" = 1'-0"



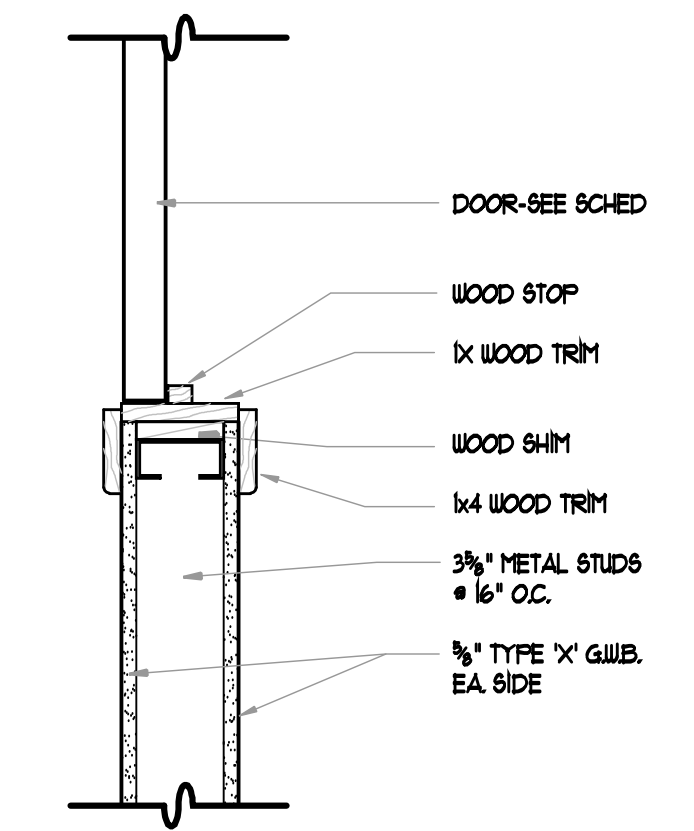
14 INTERIOR OFFICE BAY/E DETAIL
SCALE: 3/4" = 1'-0"



15 INTERIOR DOOR HEAD DETAIL
SCALE: 1/2" = 1'-0"

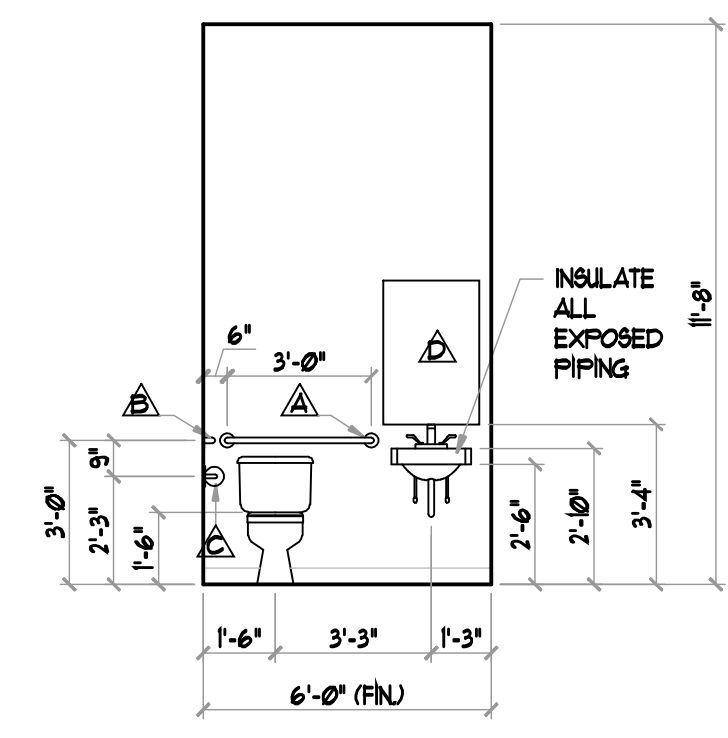


11 BLOCKING DETAILS
SCALE: 3/8" = 1'-0"

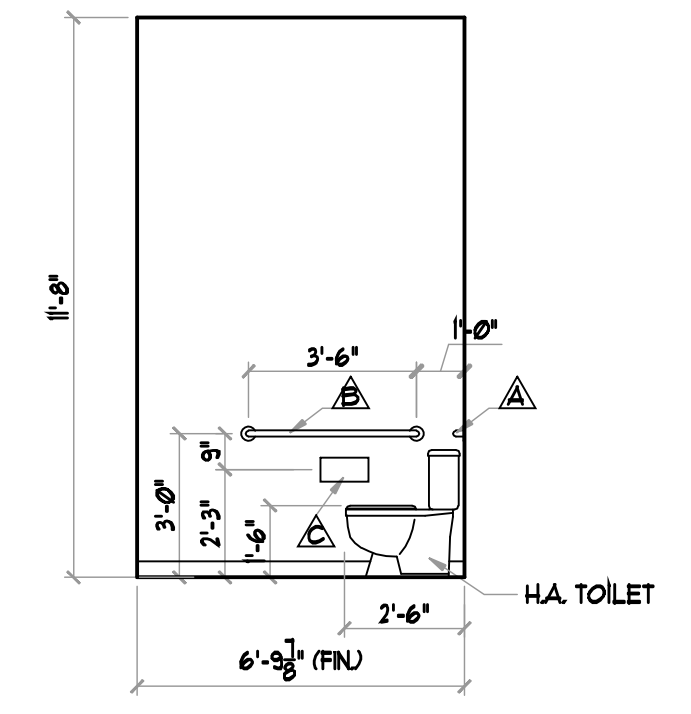


13 INTERIOR DOOR JAMB DETAIL
SCALE: 1/2" = 1'-0"

- REST ROOM SYMBOL KEY**
NOTE: REFER TO SPECIFICATIONS FOR MANF. # MODEL NUMBER.
- (A) 36" GRAB BAR
 - (B) 42" GRAB BAR
 - (C) TOILET TISSUE HOLDER
 - (D) MIRROR (2'-0" x 3'-0")
- GENERAL NOTES**
- INSULATE ALL EXPOSED HOT WATER PIPING AND ALL DRAIN PIPES.
 - PROVIDE ALL REQUIRED BLOCKING FOR CABINETS, GRAB BARS, AND ANY OTHER ITEMS THAT WOULD NEED ANY ADDITIONAL BLOCKING IN WALLS PRIOR TO INSTALLING DRYWALL. (BY GENERAL CONTRACTOR)
- SIGNAGE:** FOR EACH RESTROOM SUPPLY SIGN WITH INTERNATIONAL SYMBOLS FOR ACCESSIBILITY AND GENDER MOUNT 60" TO CENTER OF SIGN WALL, MOUNTED AT LATCH SIDE OF EACH DOOR.



16 ELEVATION AT RESTROOM
SCALE: 1/4" = 1'-0"



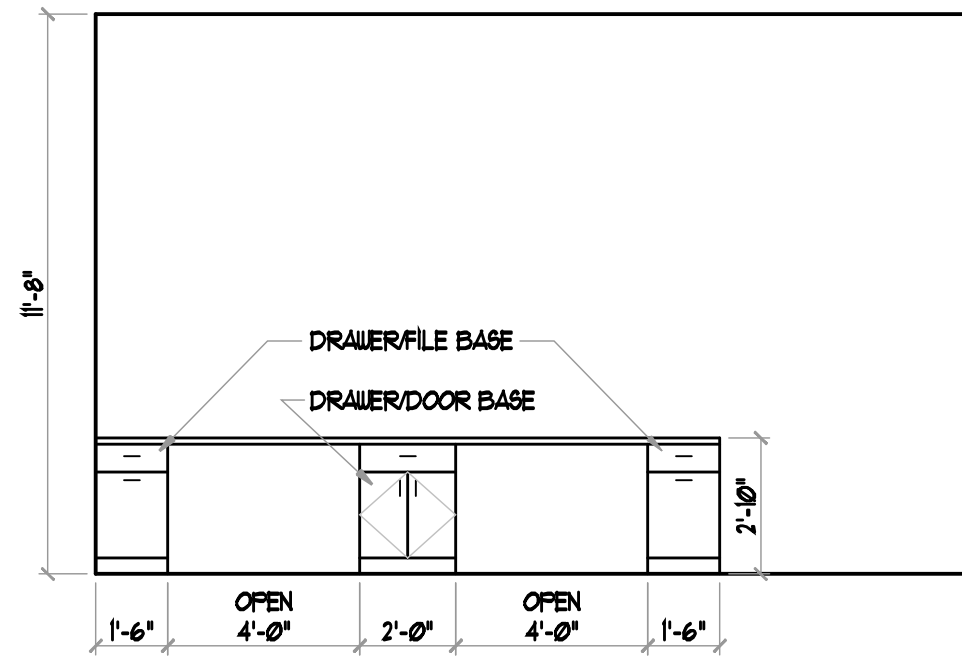
20 ELEVATION AT RESTROOM
SCALE: 1/4" = 1'-0"

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

PROJECT #
DATE: 06/11/12
REV/NOV:
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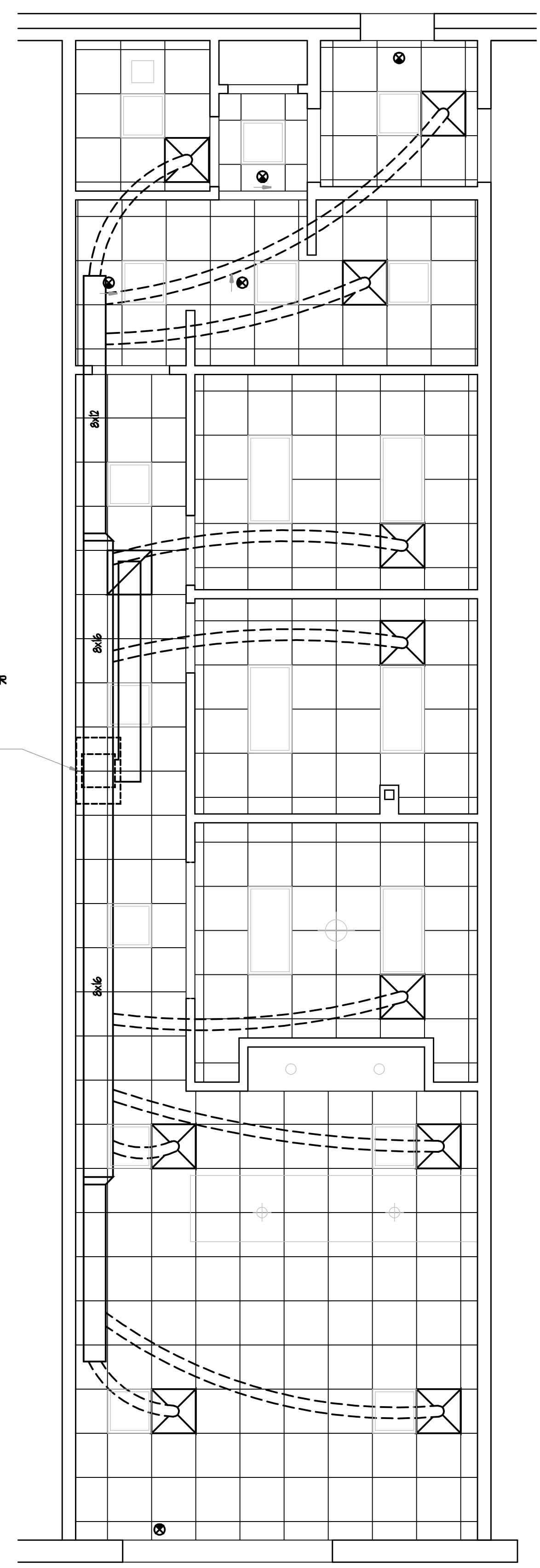
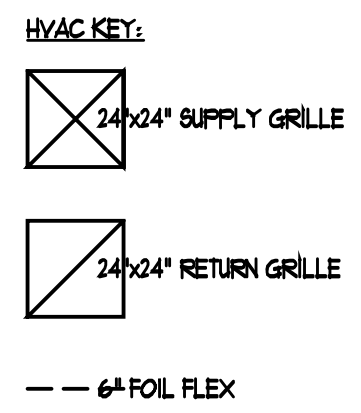
COMMERCIAL BUILDING
UNIT BUILD-OUT
512 SOUTH MELSTREET
CHAMPAIGN, ILLINOIS / 61820



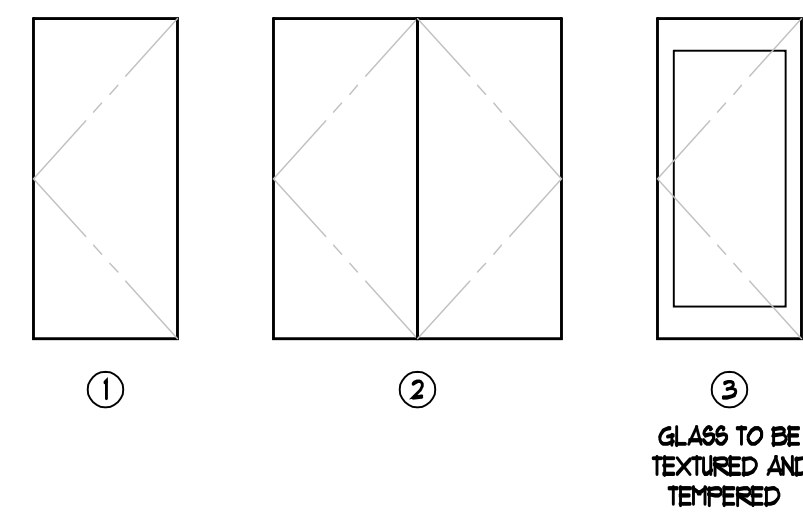
1 ELEVATION AT RECEPTION DESK
A2 SCALE: 3/4" = 1'-0"

AIR HANDLING UNIT - CONDENSING UNIT SCHEDULE - ELECTRIC HEAT										
AIRFLOW PATTERN	NORMAL COOLING	ELECTRIC HEAT	ELEC. CHAR		CONTROL	DESIGN BASIS	ROOFTOP UNIT	HEAT PACKAGE	OUTDOOR UNIT	
DOWNFLOW	24,000 BTUH	12 KW	V	FH	HZ	MFR				
			208	1	60	NOTE 1	AMERICAN STANDARD	ZTECF24B1000A	BAYHTR4BKR	2A61B024A100A

- NOTES:
- PROVIDE ONE PROGRAMMABLE THERMOSTAT.
 - ALL DUCTWORK WILL BE METAL FOR MAINS, RUN ABOVE S.A.T. CEILING.
 - ALL FEEDS TO SUPPLY AIR REGISTERS WILL BE 6" FOIL FLEX.
 - ALL SUPPLY GRILLES TO BE 100 CFM, MULTI-DIRECTIONAL, EXCEPT AS NOTED.
 - AREA ABOVE S.A.T. CEILING TO BE RETURN AIR FLENUM.
 - ALL DUCTWORK TO BE METAL WITH R-6 INSUL WRAP.



DOOR NO.	DOOR								FRAME		HARDWARE		REMARKS
	TYPE	SIZE			MATERIAL	FINISH	MATERIAL	FINISH	SET	FINISH			
		W	H	T									
D102												EXISTING	
D103	2	6'-0"	8'-0"	1/4"	WOOD	PAIN	WOOD	PAIN	4				
D104	3	3'-0"	8'-0"	1/4"	WOOD	PAIN	WOOD	PAIN	1				
D105	3	3'-0"	8'-0"	1/4"	WOOD	PAIN	WOOD	PAIN	1				
D106	1	3'-0"	8'-0"	1/4"	WOOD	PAIN	WOOD	PAIN	3				
D107	1	3'-0"	8'-0"	1/4"	WOOD	PAIN	WOOD	PAIN	2				
D108												EXISTING	
D109												EXISTING	



- HARDWARE SCHEDULE
- SET 1:
1/2 PAIR HINGES
LOCKSET (OFFICE FUNCTION)
WALL BUMPER
- SET 2:
1/2 PAIR HINGES
LOCKSET (PASSAGE FUNCTION)
WALL BUMPER
- SET 3:
1/2 PAIR HINGES
LOCKSET (PRIVACY FUNCTION)
WALL BUMPER
- SET 4:
MANUFACTURER'S STANDARD HARDWARE

GLASS TO BE TEXTURED AND TEMPERED

12 MECHANICAL PLAN
A2 SCALE: 1/4" = 1'-0"



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CHICAGO, ILLINOIS 60607

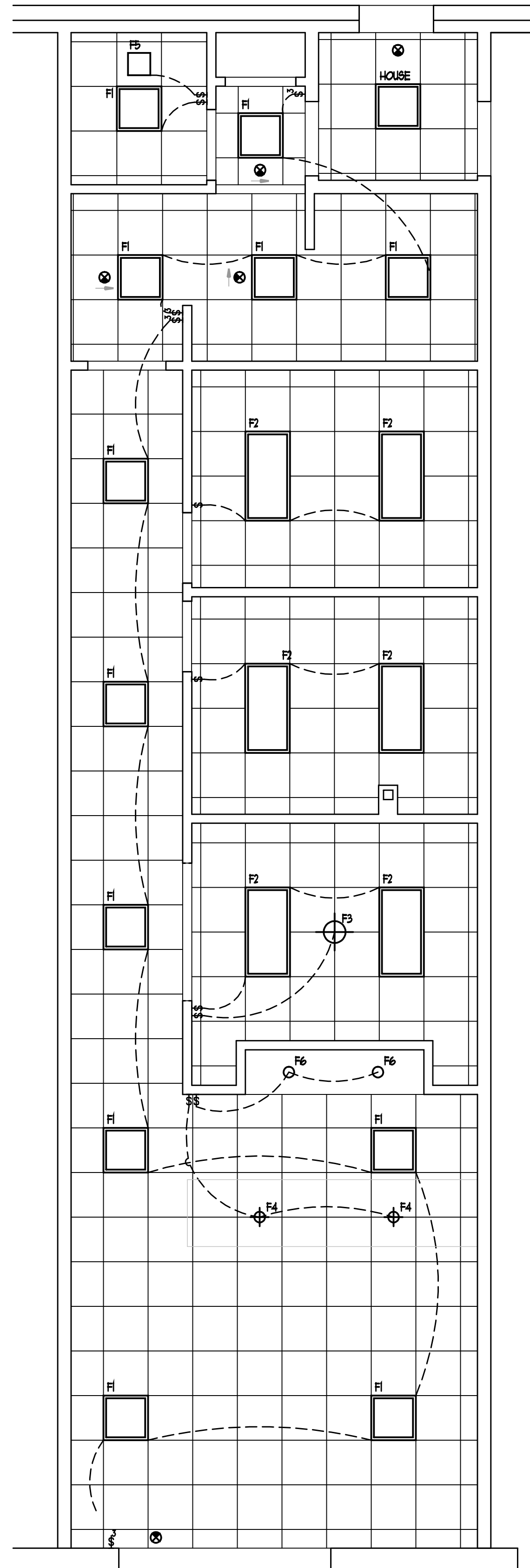
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PROJECT #
DATE: 06/11/12
REVISION:

FIXTURE SCHEDULE

- F1 2x2 LAY-IN FLUORESCENT DOWNLIGHT
- F2 2x4 LAY-IN FLUORESCENT DOWNLIGHT
- F3 DECORATIVE FLUORESCENT PENDANT
- F4 DECORATIVE HALOGEN PENDANT
- F5 EXHAUST FAN
- F6 6" RECESSED FLUORESCENT DOWNLIGHT



4 LIGHTING PLAN
A3 SCALE: 1/4" = 1'-0"

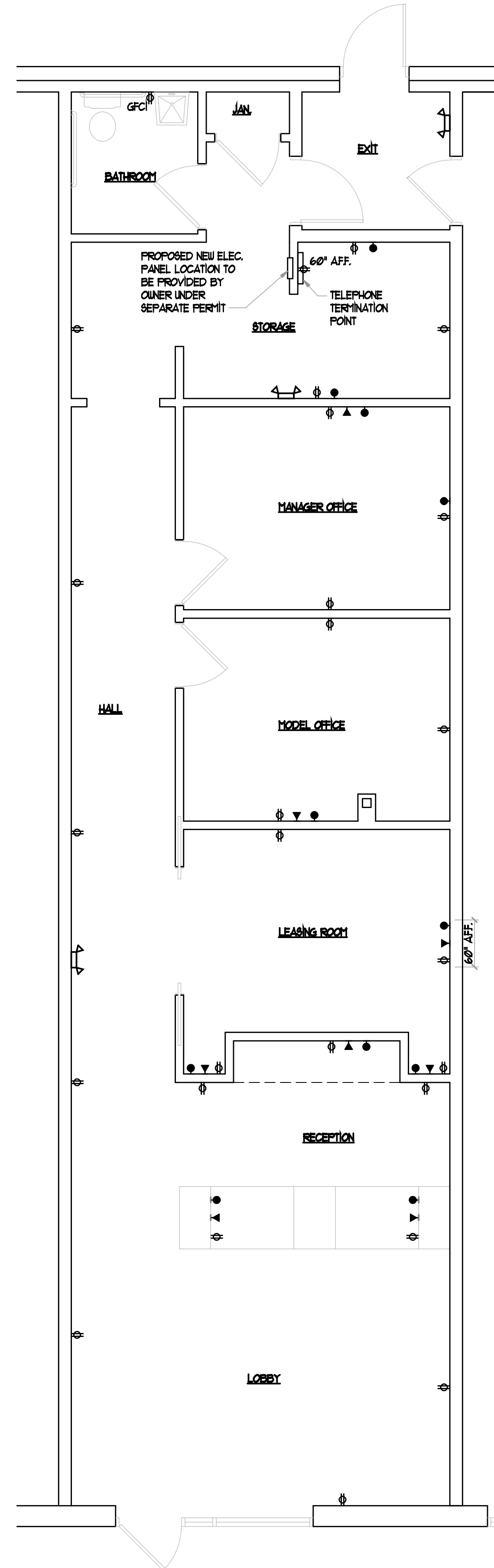


ELECTRICAL SYMBOL LIST

- THERMOSTATIC EMERGENCY LIGHT. PROVIDES MIN. 90 MINUTES OF ILLUMINATION. HIGH IMPACT THERMOPLASTIC HOUSING. MAINTENANCE FREE LEAD CALCIUM BATTERY. SIMILAR TO LITHONIA ELMZ.
- SINGLE POLE SWITCH - MOUNT 1/4" 48" AFF.
- THREE WAY SWITCH - MOUNT 1/4" 48" AFF.
- 20 AMP DUPLEX RECEPTACLE - MOUNT 1/4" 14" AFF. NOTE: IN KITCHEN, GF - MOUNT 1/4" 48" AFF.
- TELEPHONE OUTLET AND JACK - MOUNT 1/4" 14" AFF.
- DATA PORT & COVER - MOUNT 1/4" 14" AFF.
- SMOKE/CARBON MONOXIDE DETECTOR, A.C. "HARD WIRED" W/BATTERY BACKUP CEILING MOUNTED
- LED EXIT SIGN THERMOPLASTIC HOUSING, IMPACT AND SCRATCH RESISTANT, UV STABILIZED, REPLACEABLE CHEVRONS, AUTOMATIC RECHARGE - SIMILAR TO LITHONIA L2180R210 ELN.

Panel Schedule			
Lobby / Reception / Hall lights	20 A	Coffee Bar GFCI	20 A
Lobby / Reception / Hall outlets	20 A	Refrigerator	20 A
Leasing Room / Manager Office lights	20 A	Restroom GFCI	20 A
Leasing Room / Manager Office outlets	20 A	Heat Pump	60 A
Model Office / Storage / Bathroom lights	20 A	Air Handler	20 A
Model Office / Storage / Bathroom outlets	20 A	Water Heater	20 A
Spare		Spare	
Spare		Spare	
Spare		Spare	
Spare		Spare	

200 Amp Single Phase panel



12 ELECTRICAL PLAN
A3 SCALE: 1/4" = 1'-0"



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