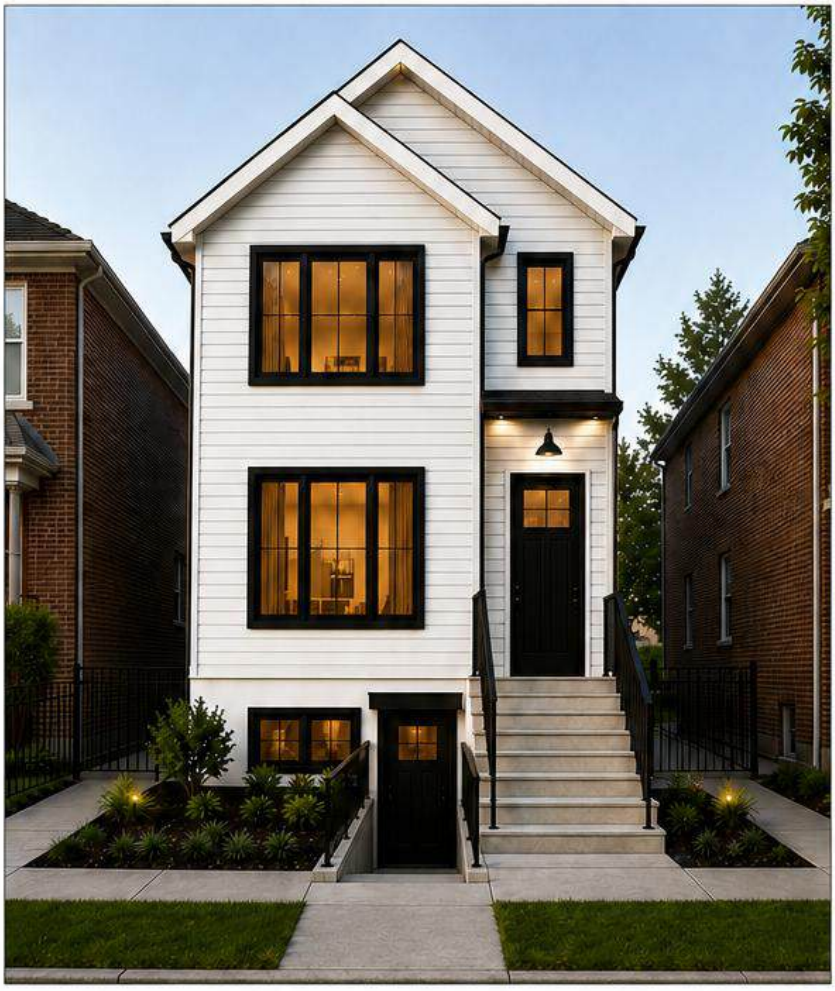


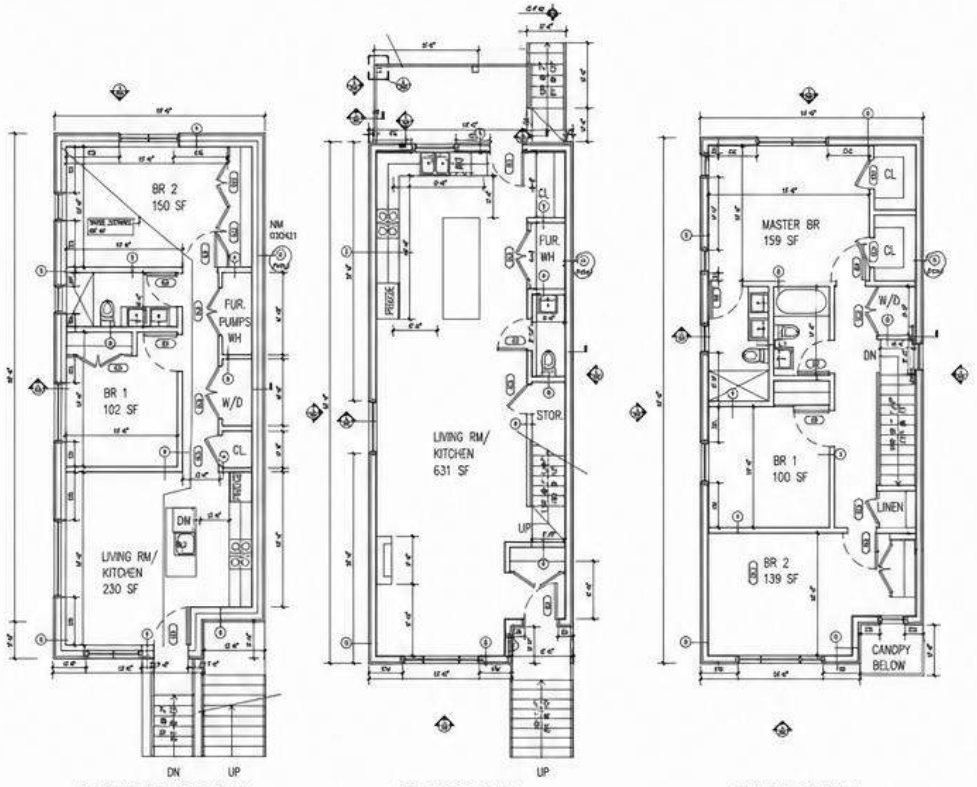
6407 S. RHODES AVENUE

CHICAGO, ILLINOIS

CONTEMPORARY NEW CONSTRUCTION RESIDENCE

- Two Units
- 3 BR, 2.5 Bath Unit
- 2 BR, 1 Bath Unit in Basement
- Contemporary Design with High End Finishes
- HardieBoard Exterior
- Open Floorplan
- Outdoor Space
- 2 Car Garage

APPROX. 1,600 SF TWO STORY UNIT
APPROX. 800 SF BASEMENT APARTMENT



BASEMENT FLOOR PLAN | 1ST FLOOR PLAN | 2ND FLOOR PLAN

FLOOR PLANS

BASEMENT FLOOR PLAN
2 BR, 1 BATH UNIT

1ST FLOOR PLAN
OPEN CONCEPT LIVING

2ND FLOOR PLAN
3 BR, 2.5 BATH UNIT

SPR 2019 CBC NEW CONSTRUCTION TWO UNIT MULTI FAMILY RESIDENTIAL

WITH REAR DECK AND GARAGE

ALL WORK AS PER APPROVED DRAWINGS AND PERMIT

6405 S RHODES AVE. CHICAGO IL 60637

	PER CHICAGO BUILDING CODE 16(13–52–080); 16(13–52–090); 16(13–52–220); 16(13–52–230); 16(13–52–280); 16(13–52–310)	
DESIGN LOADS	– OFFICES FLOOR INCL. FILE AND COMPUTER RM.	50 PSF
	– LOBBIES & PUBLIC ROOMS	100 PSF
	– SECOND FLR. CORRIDOR	50 PSF
	– FIRST FLR. CORRIDORS, STAIRWAYS	100 PSF
	– PARTITIONS	15 PSF
	– DWELLING UNITS CORRIDORS	40 PSF
	– SERVING DWELLING UNITS	40 PSF
	– SERVING PUBLIC AREAS/LOBBIES	100 PSF
	– PUBLIC STAIRWAYS, PORCHES & DECKS	100 PSF
	– PARTITIONS	15 PSF
	– SNOW LOADS (FLAT ROOF, DRIFTING SNOW LOAD)	25 PSF
	– WIND LOADS	20 PSF
	– ROOFING MATERIALS (AT EDGES)	40 PSF
ROOF	– DEAD LOADS	15 PSF
	– WIND, SNOW (OR RAIN)	45 PSF
RAILING	– VERTICAL & HORIZONTAL THRUST	50 PSF
	– CONCENTRATED LOADS	200 PSF
	PROPOSED SOIL BEARING CAPACITY (SHALL BE FIELD VERIFIED BY A QUALIFIED TESTING AGENCY)	3000 PSF
DESIGN VALUES FOR LUMBER (SOUTHERN PINE)	FOR STUDS Fb 875P/in2; Fv–90P/in2; Fc 975P/in2; E=1,4x10 6 1 PSI	
	CONSTRUCTION Fb 1100P/in2; Fv–100P/in2; FcP/in2; E=1.5x10 6 PSI	
	WET SERVICES FACTOR Fb–0.89P/in2; Fv–0.97P/in2; Fc–0.80P/in2	
	– DESIGN VALUE FOR BEAMS (STEEL)	21.6 PSF

EXTERIOR ENCLOSURE GENERAL NOTES:

ALL EXISTING WINDOWS TO BE EXAMINED FOR FUNCTIONALITY AND AIR TIGHTNESS. REPLACE WITH SAME SIZE DOUBLE HUNG WINDOWS IF NEEDED. DO NOT ADJUST EXISTING EXTERIOR WALL OPENINGS. CAP WINDOWS WITH WHITE METAL TRIM ON THE EXTERIOR. INSTALL WOOD FRAMING PAINTED WHITE IN THE INTERIOR

REMOVE EXISTING GLASS BRICK. INSTALL NEW DOUBLE HUNG THERMAL GLASS DOUBLE PANE WINDOWS

THE FOLLOWING SHALL BE CAULKED, GASKETED, WEATHER STRIPPED OR OTHERWISE SEALED WITH AIR BARRIER MATERIAL, SUITABLE FILM OR SOLID MATERIAL:
A. ALL JOINTS, SEAMS & PENETRATIONS.
B. SUITE–BUILT WINDOWS, DOORS & SKYLIGHTS.
C. OPENINGS BETWEEN WINDOWS AND DOOR ASSEMBLIES AND THEIR RESPECTIVE JAMBS & FRAMING.
D. UTILITY PENETRATIONS.
E. DROPPED CEILINGS OR CHASES ADJACENT TO THE THERMAL ENVELOPE.
F. WALLS & CEILINGS SEPARATING A GARAGE FROM CONDITIONED SPACES.
G. BEHIND TUBS & SHOWERS OR EXTERIOR WALLS
H. COMMON WALLS BETWEEN DWELLING UNITS.

INSULATION & FENESTRATION REQUIREMENTS BY COMPONENT: (SHALL COMPLY W/ ALL PRESCRIPTIVE REQUIREMENTS OF 2015 I.E.C.C.)

FENESTRATION U–FACTOR	0.32 MAX.
SKYLIGHT U–FACTOR	0.55 MAX.
GLAZED FENESTRATION SHGC	NR
CEILING R–VALUE	49 MIN.
WOOD FRAME WALL R–VALUE	19 OR 13+5 MIN.
MASS WALL R–VALUE	15 MIN.
FLOOR R–VALUE	30 MIN.
BASEMENT R–VALUE	10 / 13 MIN.
SLAB R–VALUE AND DEPTH	10 MIN. 4 FT
CRAWL SPACE	10 / 13 MIN.

CONCRETE SPECIFICATIONS:
1. THE CONTRACTOR SHALL VERIFY ALL PLAN DIMENSIONS AND CONFIRM THE FOUNDATION LAYOUT AND STAKING WITH THE SITE PLAN ND SETBACKS BEFORE PROCEEDING

2. THE CONTRACTOR SHALL COORDINATE THE WORK WITH ALL TRADE EFFECTED IN OR UNDER THE FOUNDATION BEFORE THE PLACEMENT OF CONCRETE

3. ALL REINFORCED CONCRETE WORK SHALL CONFORM TO THE CODE OF STANDARD PRACTICE AND THOSE ADOPTED BY HE AMERICAN CONCRETE INSTITUTE LATEST EDITION.

4. ALL CONCRETE FOUNDATION AND SLABS SHALL REST ON COMPACTED FILL OR UNDISTURBED SOIL WITH A MINIMUM SOIL BEARING PRESSURE OF 3,000 PSF

5. CONCRETE STRENGTH SHALL BE AT LEAST 3,000 PSFI IN COMPRESSION AT 28 DAYS FOR FOUNDATION

6. FORMS SHALL BE SET TRUE AND SECURE TO THE DIMENSIONS SHOWN ON THE PLANS AND SHALL NOT BE REMOVED UNTIL THE PROPER STRENGTH IS OBTAINED

7. SLABS ON GRADE SHALL BE 6" MINIMUM THICKNESS AND REINFORCED WITH 6X6 10/10 WWF OVER A MINIMUM 6 MIL VAPOR BARRIER

8. VERTICAL REINFORCEMENT IN CONCRETE COLUMNS OR FILLED BLOCK CELLS SHALL BE ANCHORED WITH UPSET BARS SET IN THE CONCRETE FOUNDATION AND THE VERTICAL REINFORCING LAPPED 36" CONTINUOUS TO THE STEEL IN THE TIE BEAM

9. CONCRETE SLABS SHALL BE FINISHED LEVEL AND TRUE TO THE ELEVATIONS OR SLOPES GIVEN ON THE PLANS.

WOOD SPECIFICATIONS:
1. ALL WOOD CONSTRUCTION SHALL CONFORM TO THE AMERICAN INSTITUTE OF TIMBER CONSTRUCTION AND THE AMERICAN PLYWOOD ASSOCIATION NATIONAL DESIGN SPECIFICATIONS.

2. ALL WOOD IN CONTACT WITH MASONRY OR CONCRETE CONSTRUCTION SHALL BE PRESSURE TREATED.

3. ALL WOOD FRAMING LUMBER SHALL BE SOUTHERN PINE, STRUCTURAL STRESSED GRADE #2, WITH FB=1,400 PSI AND E=1,600,000 PSI CONTAINING MOISTURE CONTENT NO GREATER THAN 19%.

4. HEADERS AND BEAMS FORMED OF TWO OR MORE MEMBERS SHALL BE ADEQUATELY FASTENED TOGETHER THROUGHOUT THEIR LENGTH AND EACH MEMBER SHALL BE FULL LENGTH.

5. REFER TO THE CONSTRUCTION NOTES AND CONNECTION SCHEDULE FOR AMOUNTS OF CONNECTORS AND FASTENERS.

6. ADEQUATE BRACING DURING CONSTRUCTION SHALL BE PROVIDED TO RESIST WIND AND CONSTRUCTION LOADS.

REINFORCEMENT SPECIFICATIONS:
1. ALL REINFORCING SHALL CONFORM TO THE CODES OF STANDARD PRACTICE AND THOSE ADOPTED BY THE REINFORCING STEEL INSTITUTE LATEST EDITION

2. REINFORCING STEEL SHALL BE DEFORMED BARS CONFORMING TO ASTM A–615 GRADE 60 (FY–60 KSI) THE BARS ARE TO BE FREE OF RUST, MILL SCALE, PAINT, OTHER COATINGS THAT WILL REDUCE BONDING

3. ALL WELDED WIRE FABRIC SHALL BE ASTM A–185. ALL WELDED WIRE FABRIC SHALL BE LAPPED TWO (2) FULL MESH PANELS AT SIDES AND ENDS AND BE WIRED TOGETHER. A MINIMUM OF TWO 3' WIDE LAYERS ARE REQUIRED AT ALL PERIMETER THICKENED EDGE SLABS.

4. ALL REINFORCING SHALL BE DETAILED, SPACED, LAPPED AND SECURED IN PLACE PER ACI 315 AND ACI 318

5. MINIMUM CONCRETE PROTECTION FOR REINFORCING BARS, STRUCTURAL PART FOOTINGS (AGAINST EXPOSED EARTH) FOOTINGS (FORMED AND EXPOSED TO EARTH) SLABS (IN CONTACT WITH EARTH) COLUMNS (TO TIES ABOVE GRADE) BEAMS (TO STIRRUPS)

MINIMUM CLEAR COVER:
3 INCHES
2 INCHES
1 ½ INCHES

FRAMING NOTES::
1. CONTRACTOR TO VERIFY EXISTING DIMENSIONS WITH THOSE SHOWN ON PLANS AND REPORT TO ARCHITECT OF ANY DISCREPANCIES.

2. CARPENTRY CONTRACTOR TO DETERMINE WORTHINESS OF STRUCTURE AFTER ITS COMPLETE EXPOSURE

3. DO NOT ORDER PRODUCTS BEFORE SITE DIMENSIONS HAVE BEEN VERIFIED

4. DO NOT ORDER WINDOWS/DOORS BEFORE ROUGH OPENINGS ARE VERIFIED

5. HEADERS 5'–0" OR MORE SHALL HAVE METAL HARDWARE INSTALLED PER MANUFACTURER'S SPECS

6. MINIMUM GRADE LUMBER SPF#2

7. UNTREATED WOOD SHALL BE INSULATED FROM CONCRETE AND MASONRY SURFACES TO PREVENT CAPILLARY SUCTION AND MOISTURE DECAY

8. PROVIDE A FULL DEPTH RIM JOIST AT THE CANTILEVERED END OF ALL JOISTS

9. PROVIDE SOLID BLOCKING AT ALL CANTILEVERED SUPPORTS

10. AT BEAM TO BEAM CONNECTIONS USE HIGH CAPACITY STEEL HANGER AS NOTED BY SIMPSON W/ REQUIRED NUMBER OF SDS ¼" X 3" SCREWS AS PER MANUFACTURER'S INSTRUCTIONS.

11. AT ALL BEAMS PROVIDE END BEARING PER MANUFACTURER'S INSTRUCTIONS.

12. PROVIDE SOLID OR CROSS–BRIDGINGFOR JOIST @ 8'–0" O.C. AND AT ALL OVERHANGS CROSSOVER POINTS (TYP.)

13. DOUBLE JOIST BELOW PARALLEL WALLS, CHIMNEY, BATH TUB, SKYLIGHT, STAIR OPENINGS AS WELL AS OTHER INCREASED LOADING CONDITIONED MIGHT BE ANTICIPATED.

14. ALL LUMBER EXPOSED TO THE ELEMENTS TO BE PRESSURE TREATED.

15. ALL LOAD BEARING POST AND COLUMNS TO EXTEND TO CONCRETE FOUNDATION WALL BY MEANS OF SOLID CONSTRUCTION.

DEMOLITION NOTES

NEW AND EXISTING CONDITIONS AND DIMENSIONS: EACH CONTRACTOR AND SUBCONTRACTOR SHALL VERIFY NEW AND/OR EXISTING CONDITIONS AND NEW AND /OR EXISTING DIMENSIONS AT THE SITE FOR ALL WORK ADJOINING THAT OF OTHER TRADES AND NOTIFY THE ARCHITECT FOR ANY ADVERTISED AND/OR DISCREPANCIES PRIOR TO STARTING WORK. CONDITIONS OF STRUCTURES: OWNER ASSUMES NO RESPONSIBILITY FOR ACTUAL CONDITION OF ITEMS OR STRUCTURE TO BE DEMOLISHED. CONDITIONS EXISTING AT TIME OF INSPECTION FOR BIDDING PURPOSE WILL BE MAINTAINED BY OWNER INSOFAR AS PRACTICABLE. HOWEVER, MINOR VARIATIONS WITHIN STRUCTURE MAY OCCUR BY OWNER'S REMOVAL AND SALVAGE OPERATIONS PRIOR TO START OF SELECTIVE DEMOLITION WORK PROTECTIONS: PROVIDE TEMPORARY BARRICADES AND OTHER FORMS OF PROTECTION TO PROTECT OWNER AND GENERAL PUBLIC FROM INJURY DUE TO SELECTIVE DEMOLITION WORK.
PROVIDE INTERIOR AND EXTERIOR SHORING, BRACING, OR SUPPORT TO PREVENT MOVEMENT, SETTLEMENT, OR COLLAPSE OF STRUCTURE OR ELEMENT TO BE DEMOLISHED AND ADJACENT FACILITIES OR WORK TO REMAIN. PROTECT FROM DAMAGE EXISTING FINISH WORK THAT IS TO REMAIN IN PLACE AND AND BECOMES EXPOSED DURING DEMOLITION OPERATIONS. PROTECT FLOORS WITH SUITABLE COVERINGS WHEN NECESSARY. PROVIDE TEMPORARY WEATHER PROTECTION DURING INTERVAL BETWEEN DEMOLITION AND REMOVAL OF EXISTING CONSTRUCTION ON EXTERIOR SURFACE AND INSTALLATION OF NEW CONSTRUCTION TO ENSURE THAT NO WATER LEAKAGE OR DAMAGE OCCURS TO STRUCTURE OR INTERIOR AREAS OF EXISTING BUILDING. REMOVE PROTECTION AT COMPLETION OF WORK.
DAMAGE: PROMPTLY REPAIR DAMAGES CAUSED TO ADJACENT FACILITIES BY DEMOLITION WORK.
FLAME CUTTING: DO NOT USE CUTTING TORCHES FOR REMOVAL UNTIL WORKED AREA IS CLEARED OF FLAMMABLE MATERIALS. AT CONCEALED SPACES, SUCH AS INTERIOR OF DUCTS AND PIPE SPACE, VERIFY CONDITION OF HIDDEN SPACE BEFORE STARTING FLAME OPERATIONS. MAINTAIN PORTABLE FIRE SUPPRESSION DEVICES DURING FLAME OPERATIONS. UTILITY SERVICES: MAINTAIN EXISTING UTILITIES INDICATE TO REMAIN IN SERVICE AND PROTECT THEM AGAINST DAMAGE DURING DEMOLITION OPERATIONS. DO NOT INTERRUPT UTILITIES SERVING OCCUPIED OR IN-USE FACILITIES, EXCEPT WHEN AUTHORIZED IN WRITING BY AUTHORITIES HAVING JURISDICTION. PROVIDE TEMPORARY SERVICES DURING INTERRUPTIONS TO EXISTING UTILITIES, AS ACCEPTABLE TO GOVERNING AUTHORITIES.

GENERAL NOTES:

BY EXECUTING THE CONTRACT, THE CONTRACTOR REPRESENTS THAT HE HAS VISITED THE SITE AND FAMILIARIZED HIM SELF WITH THE LOCAL CONDITIONS, CODES AND OWNER REQUIREMENTS UNDER WHICH THE WORK IS TO BE PERFORMED AND CORRELATED HIS OBSERVATIONS WITH THE REQUIREMENTS OF THE CONTRACT DOCUMENTS. THIS SHALL BE DONE PRIOR TO BID. THE INTENT OF THE CONTRACT DOCUMENTS IS TO INCLUDE ALL ITEMS NECESSARY FOR THE PROPER EXECUTION AND COMPLETION OF THE WORK. SHOULD THE CONTRACT DOCUMENTS CONTRADICT EACH OTHER AT ANY POINT, OR REQUIRE CLARIFICATION, THE CONTRACTOR MUST CALL THE SAME TO THE ATTENTION OF THE ARCHITECT, AND HIS DECISION SHALL BE OBTAINED PRIOR TO SUBMISSION OF BIDS, OTHERWISE THE ARCHITECT'S INTERPRETATION WILL GOVERN THE PERFORMANCE OF THE WORK AND NO ALLOWANCE SHALL BE MADE IN BEHALF OF THE CONTRACTOR FOR ERROR OR NEGLIGENCE ON HIS PART IN THIS CONNECTION. SHOULD ANY ERROR OR INCONSISTENCY APPEAR IN THE DRAWINGS, THE CONTRACTOR, BEFORE PROCEEDING WITH THE WORK, MUST CLEARLY BRING THE SAME TO THE ATTENTION OF THE ARCHITECT FOR PROPER ADJUSTMENT AND IN NO CASE SHALL PROCEED WITH THE WORK IN UNCERTAINTY. THE CONTRACTOR AND EACH SUBCONTRACTOR SHALL BE RESPONSIBLE FOR VERIFICATION OF ALL MEASUREMENTS AT AND IN THE PROPOSED CONSTRUCTION BUILDING OR SITE. NO CHARGE OR COMPENSATION SHALL BE ALLOWED DUE TO DIFFERENCE BETWEEN ACTUAL DIMENSIONS AND DIMENSIONS INDICATED ON THE DRAWINGS.

DRAWING INDEX

A0.0 SITE PLAN, CODE MATRIX & GENERAL INFORMATION & SPECS
A0.1 PROPOSED FLOOR PLANS
A0.2 FRAMING PLANS
A0.3 ELEVATIONS AND SECTION AND SCHEDULES
A0.4 DETAILS
A0.5 DETAILS
P0.1 PLUMBING FLOOR PLANS, DETAILS AND NOTES
E0.1 ELECTRICAL FLOOR PLANS, DETAILS AND NOTES
M0.1 MECHANICAL FLOOR PLAN, DETAILS AND NOTES

ITEM	ISSUE	CHARTER/ARTICLE	ORD. RQD	ACTUAL
	PART 1- ZONING REQUIREMENTS			
1.01	ZONING DISTRICT	CHICAGO ZONING ORDINANCE TITLE 17		RT-4
1.02	LOT AREA			5,989 SF
1.03	MAX. F.A.R.	CHICAGO ZONING ORDINANCE 17-02-0304		1.2
	BUILDING AREA BASEMENT			824 SF
	FIRST FLOOR			824 SF
	SECOND FLOOR			824 SF
1.04	TOTAL BUILDING AREA INCLUDED IN FAR CALCULATIONS	CHICAGO ZONING ORDINANCE 17-02-0304		1,648 SF < 5,988 SF
1.05	MIN. SETBACKS			
	SIDE	CHICAGO ZONING ORDINANCE 17-2-0309		2'-6" and 27'-0"
	BACK	CHICAGO ZONING ORDINANCE 17-2-0306		55'-8"
	FRONT			15'
	REAR YARD	CHICAGO ZONING ORDINANCE 17-2-0307		1,483 SF
1.06	MIN.PARKING	CHICAGO ZONING ORDINANCE 17-10-0200		2
1.07	BUILDING HEIGHT	CHICAGO ZONING ORDINANCE 17-2-0311		MEAN HEIGHT LEVEL = 28'-11"
	PART 2 - BUILDING REQUIREMENTS			
2.01	OCCUPANCY CLASSIFICATION	14B-3-310.6		R-5
2.02	TYPE OF CONSTRUCTION	14B-6-601		V-A
	FIRE RATINGS: EXTERIOR LOAD BEARING WALLS	TABLE 14B-6-601	1 HR	1 HR
	EXTERIOR NON-BEARING	TABLE 14B-6-601	1 HR	1 HR
	INTERIOR PARTITIONS	TABLE 14B-6-601	0 HR	1 HR
	FLOOR CONSTRUCTION	TABLE 14B-6-601	1 HR	1 HR
	INTERIOR BEAMS AND COLUMNS	TABLE 14B-6-601	1 HR	1 HR
	ROOF CONSTRUCTION	TABLE 14B-6-601	1/2 HR	1 HR
2.03	BUILDING HT, NO. OF FLOORS	TABLES 14B- 5- 504.3 & 504.4	MAX. 30'- 3 FLRS	28' - 2 FLRS

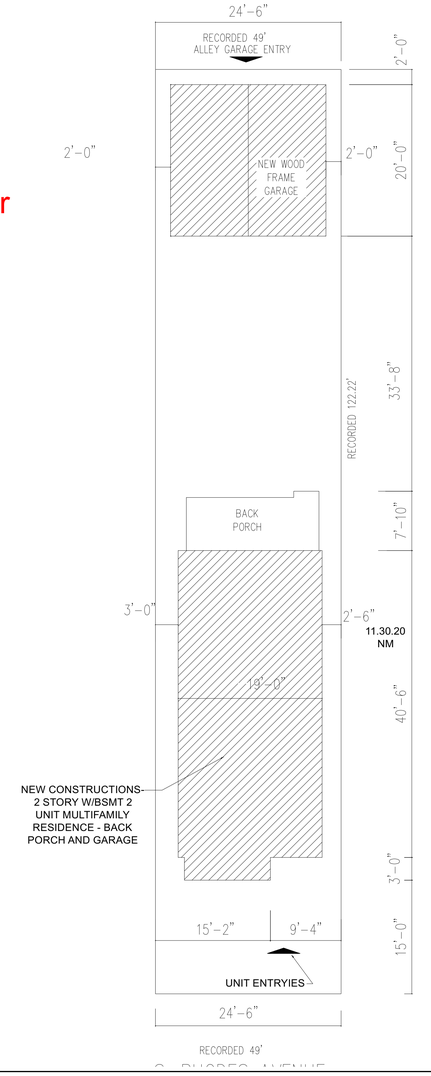


R1-4 - Erecting a new 2 story 2 dwelling unit building with basement, rear deck and a detached 2 car garage. 06/08/21

R1-4 - Erecting a new 2 story 2 dwelling unit building with basement, rear deck and a detached 2 car garage. 03/16/21



SITE PLAN



DEPARTMENT OF BUILDINGS
STANDARD PLAN REVIEW
CONDITIONAL PERMIT
Construction subject to full compliance with the Municipal Code of Chicago and field inspection
Building Commissioner
By
CERTIFIED CORRECTIONS

NEW CONSTRUCTION
6405 S.RHODES Ave., Chicago IL 60637

BNMO
Architecture | Interior Design
3028 N. Hoyne Ave| Chicago IL 60618
(414) 736-1131 www.bnmodesign.com

PROJECT CERTIFICATION

THIS IS TO CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY DIRECT SUPERVISION AND TO THE BEST OF MY KNOWLEDGE AND BELIEF CONFORM TO THE REQUIREMENTS OF THE 2019 BUILDING CODES AND THE ACCESSIBILITY STANDARDS OF THE STATE OF ILLINOIS.
I CERTIFY THAT I AM THE DESIGN PROFESSIONAL OF RECORD FOR THIS PROJECT.
ARCHITECT IS NOT RESPONSIBLE FOR MEANS AND METHODS OF CONSTRUCTION

ARCHITECT OF RECORD:
NEGIN MOAYER
LICENSE NUMBER: 001.021831

PROJECT CERTIFICATION

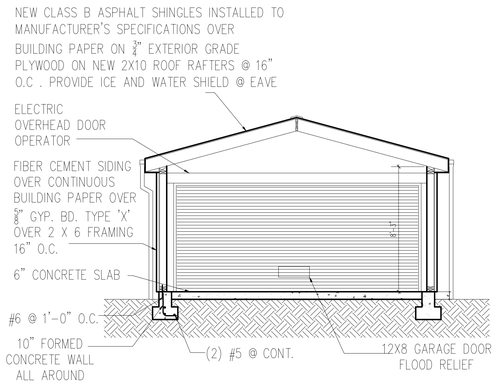
THIS IS TO CERTIFY THAT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE AND BELIEF, THE ATTACHED PLANS FOR 6405 S. RHODES, CHICAGO IL 60637 COMPLIES WITH THE REQUIREMENTS OF CHAPTER 18-13, ENERGY CONSERVATION, OF THE MUNICIPAL CODE OF CHICAGO, EXCEPT18-13-303 APRIL 22, 2009.

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PROJECT NUMBER	6405.001	
DATE		
DRAWN	NM	
APPROVED	NM	

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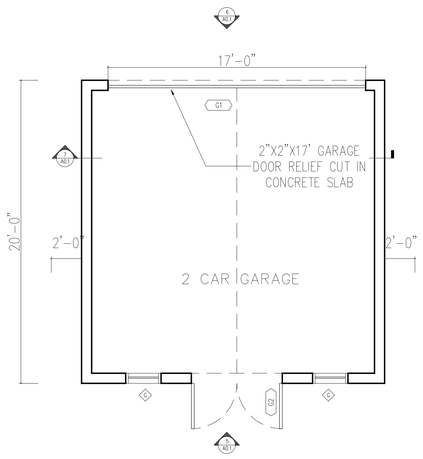
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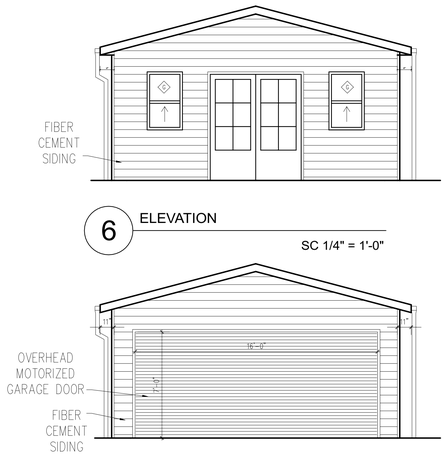
7 SECTION

SC 1/4" = 1'-0"



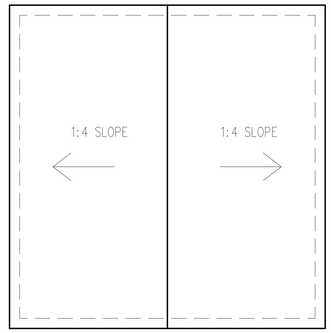
9 GARAGE FLOOR PLAN

SC 1/4" = 1'-0"



5 ELEVATION

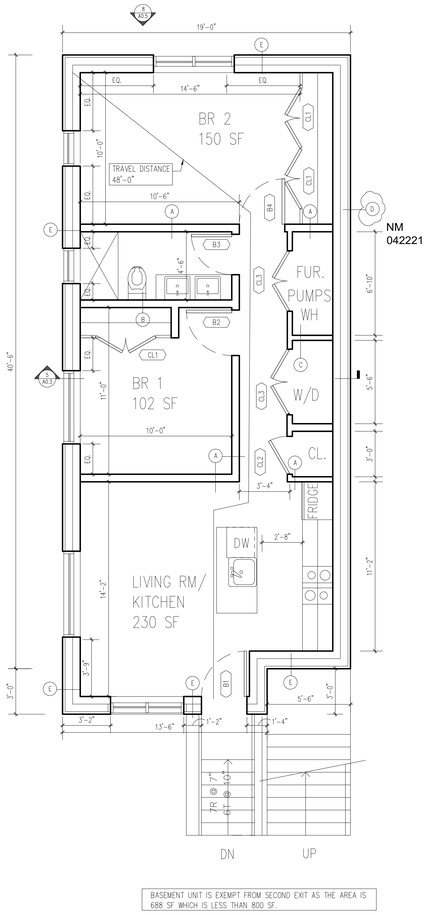
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8 GARAGE ROOF PLAN

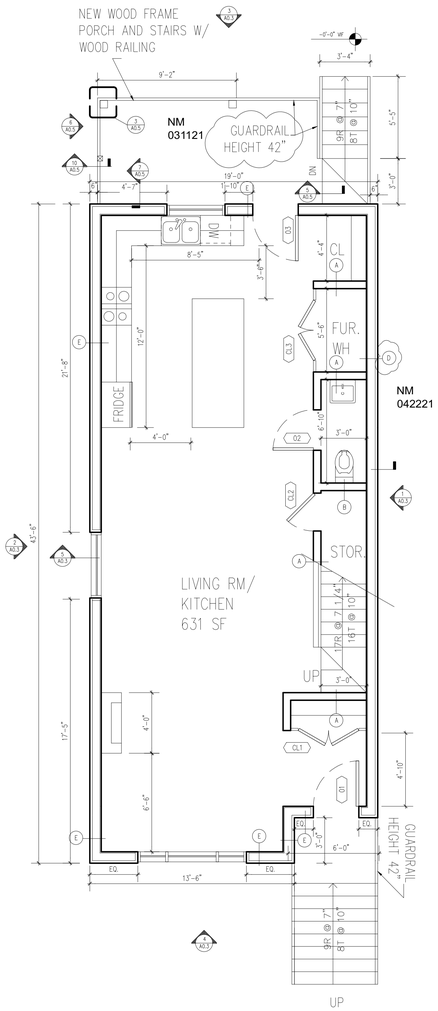
SC 1/4" = 1'-0"

RT-4 - Erecting a new 2 story 2 dwelling unit building with basement, rear deck and a detached 2 car garage. 06/08/21



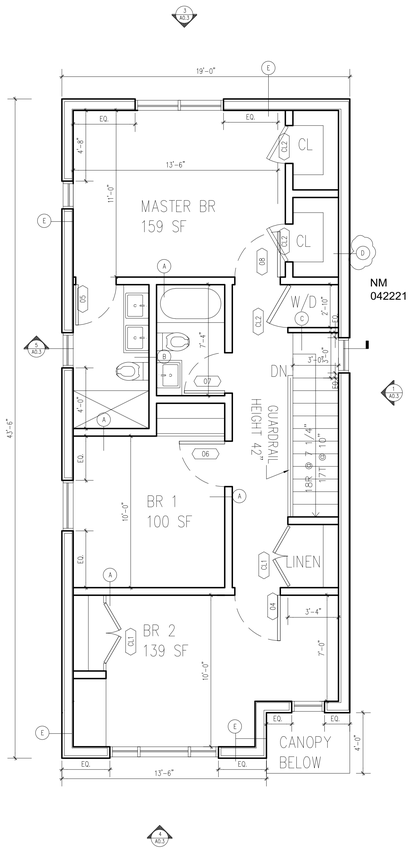
4 BASEMENT PLAN

SC 1/4" = 1'-0"



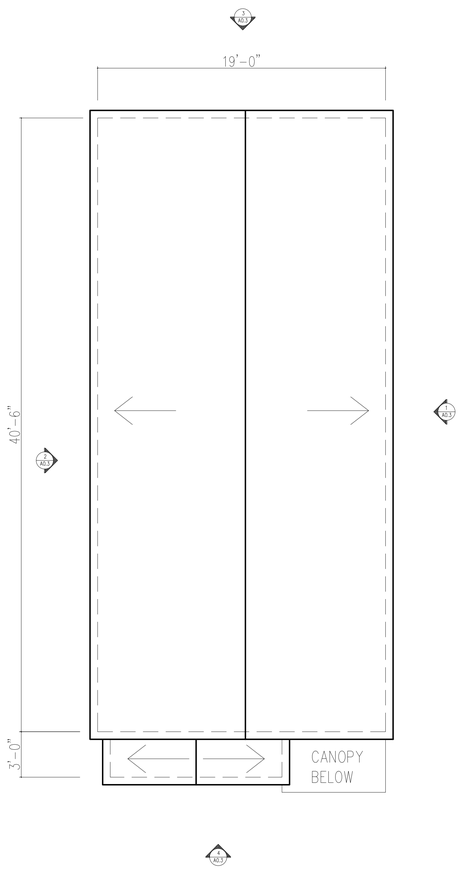
3 1ST FLOOR PLAN

SC 1/4" = 1'-0"



2 2ND FLOOR PLAN

SC 1/4" = 1'-0"



1 ROOF PLAN

SC 1/4" = 1'-0"

DEPARTMENT OF BUILDINGS
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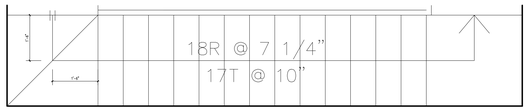
LICENSED ARCHITECT
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STATE OF ILLINOIS

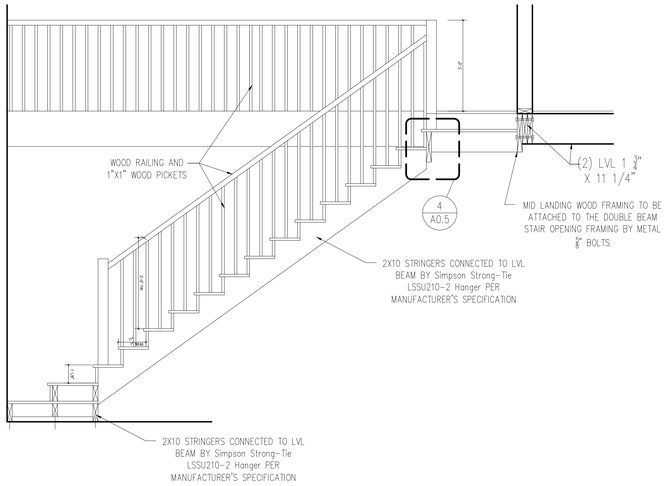
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PROJECT NUMBER	6405.001	
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DRAWN	NM	
APPROVED	NM	

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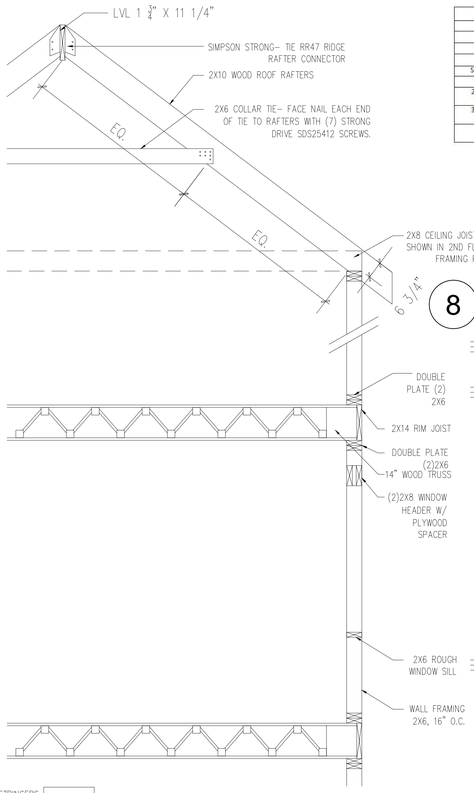
ARCHITECTURAL PLANS





10 INTERIOR STAIRS PLAN AND SECTION

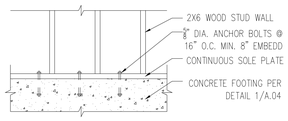
SC 1/4" = 1'-0"



9 TYPICAL FRAMING WALL SECTION

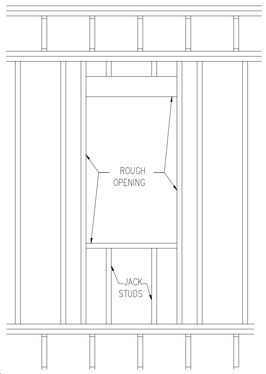
SC 1/4" = 1'-0"

TYPICAL WOOD NAILING SCHEDULE		
BUILDING ELEMENT	NAIL TYPE	NUMBER AND DISTRIBUTION
DOUBLE STUDS	DIRECT	10d @ 18" O.C. 1" FROM EDGE, EACH SIDE
TRIPLE STUDS	DIRECT	30 @ 18" O.C. 1 ½" FROM EDGE, EACH SIDE
SAWN JOISTS OR RAFTER TO SILL OR GIRDER	TOE-NAIL	3-8d (MIN. 2" SRG)
LSL OR LVL TO SILL OR T/HEADER	TOE-NAIL	3-10d W/MIN. 3" SRG
2 PLY SAWN BUILT-UP BEAMS AND GIRDERS (UNLESS NOTED)	DIRECT	8d AT 12" O.C. TOP & BOTTOM EDGE ONE SIDE (STAGGERED) + 2-8d @ ENDS
3 PLY SAWN BUILT-UP BEAMS AND GIRDERS (UNLESS NOTED)	DIRECT	20d AT 32" O.C. TOP & BOTTOM EDGE EA. SIDE (STAGGERED) + 2-20d @ ENDS
BUILT-UP LVL BEAMS WITH (2) 1 ½" PLYS	DIRECT	10d AT 12" O.C. 2" FROM TOP & BOTTOM EDGE (STAGGERED)



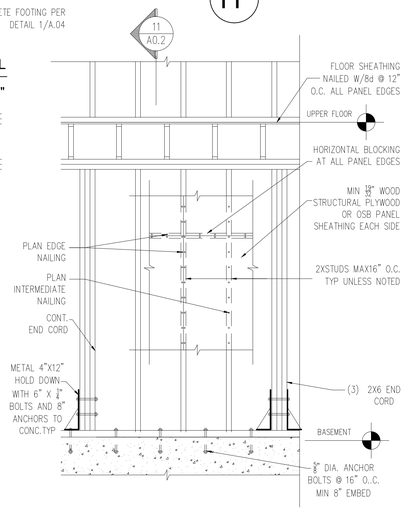
8 TYPICAL WALL TO FOOTING DETAIL

SC 1/4" = 1'-0"



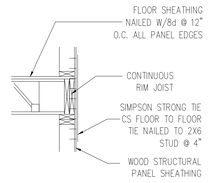
7 TYPICAL WALL AND WINDOW FRAMING

SC 1/4" = 1'-0"



7.1 TYPICAL SHEAR WALL FRAMING

SC 1/4" = 1'-0"

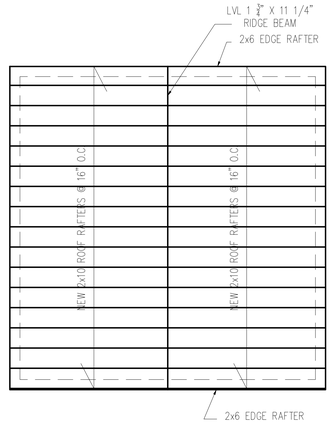


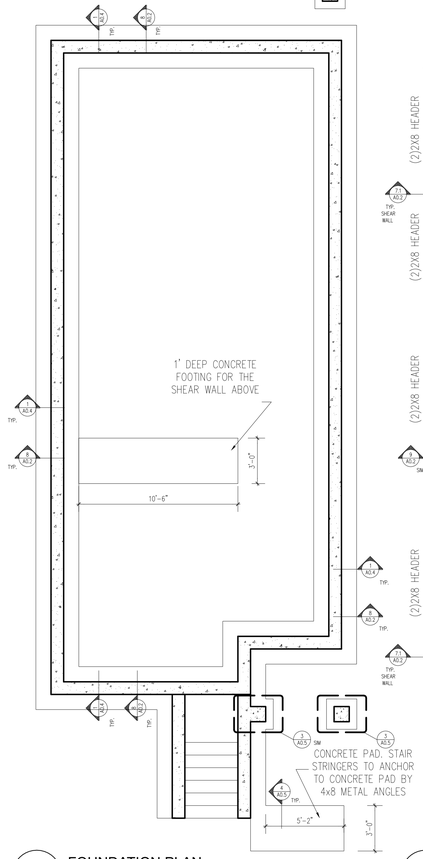
11 TYPICAL SHEAR WALL DETAIL

SC 1/4" = 1'-0"

6 GARAGE FRAMING PLAN

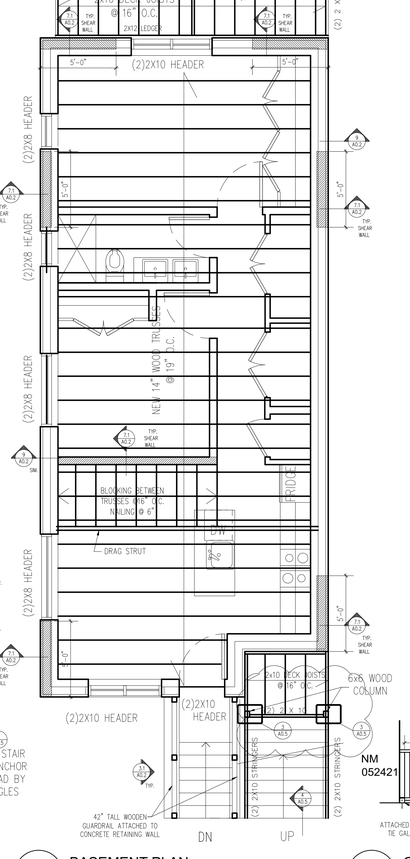
SC 1/4" = 1'-0"





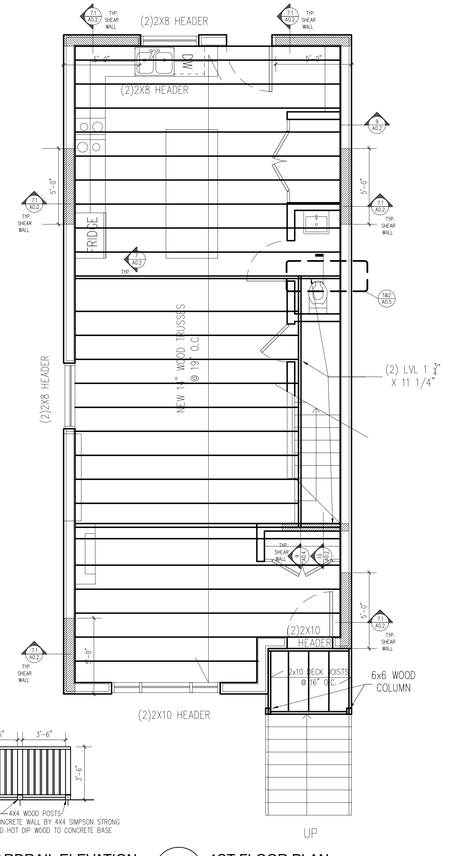
5 FOUNDATION PLAN

SC 1/4" = 1'-0"



4 BASEMENT PLAN

SC 1/4" = 1'-0"



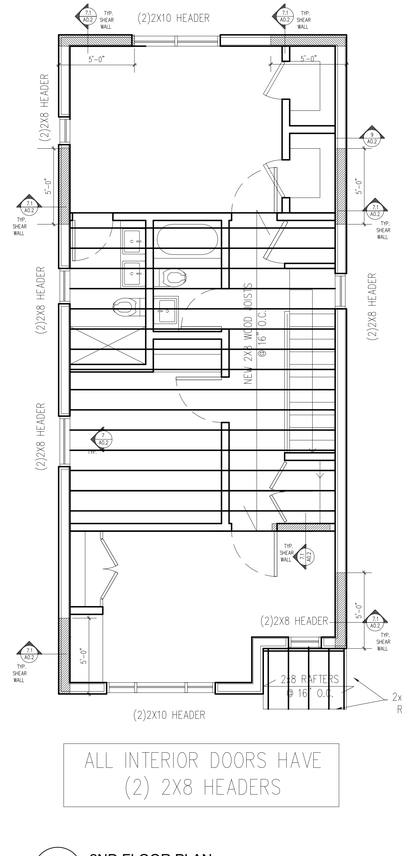
NM
052421

3.1 GUARDRAIL ELEVATION

SC 1/4" = 1'-0"

3 1ST FLOOR PLAN

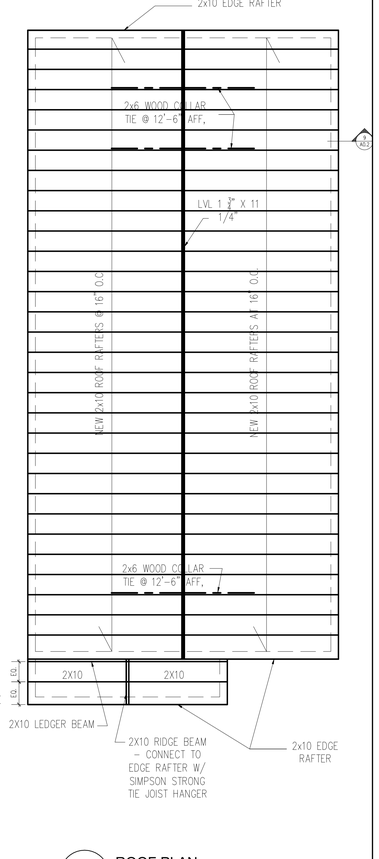
SC 1/4" = 1'-0"



ALL INTERIOR DOORS HAVE (2) 2X8 HEADERS

2 2ND FLOOR PLAN

SC 1/4" = 1'-0"



1 ROOF PLAN

SC 1/4" = 1'-0"

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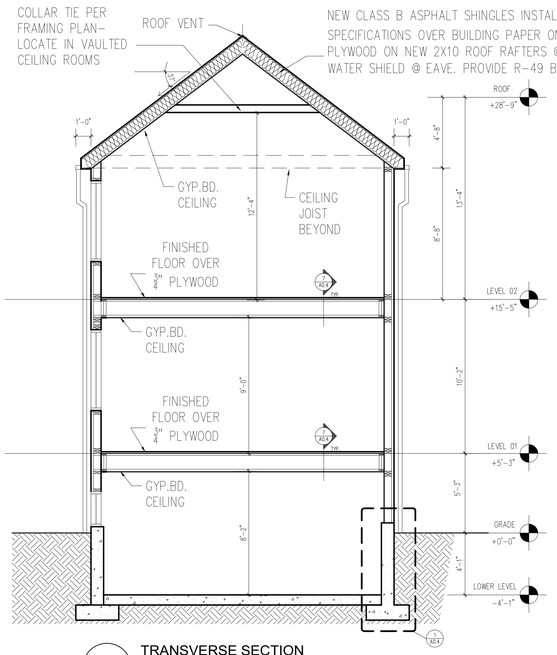
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APPROVED	NM	

N

FRAMING PLANS

A0.2



5 TRANSVERSE SECTION

SC 1/4" = 1'-0"



4 FRONT ELEVATION

SC 1/4" = 1'-0"

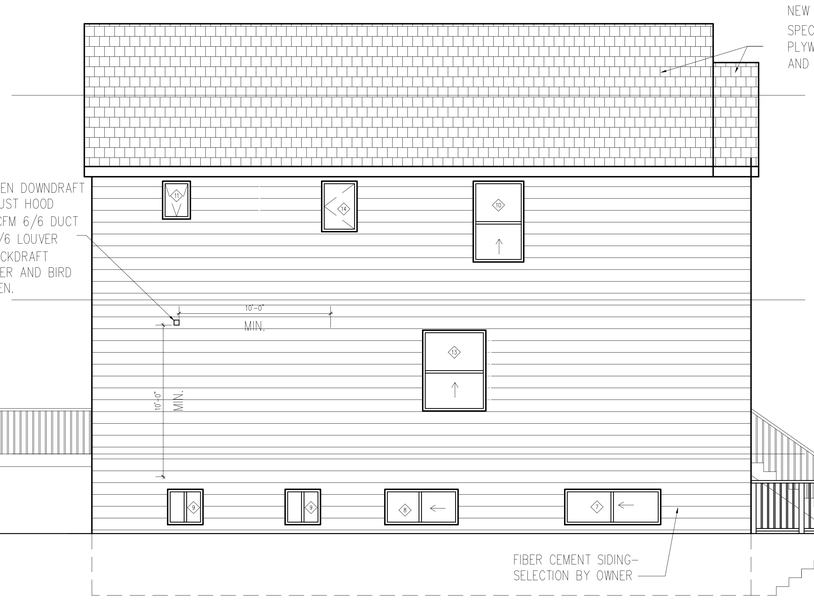


3 BACK ELEVATION

SC 1/4" = 1'-0"

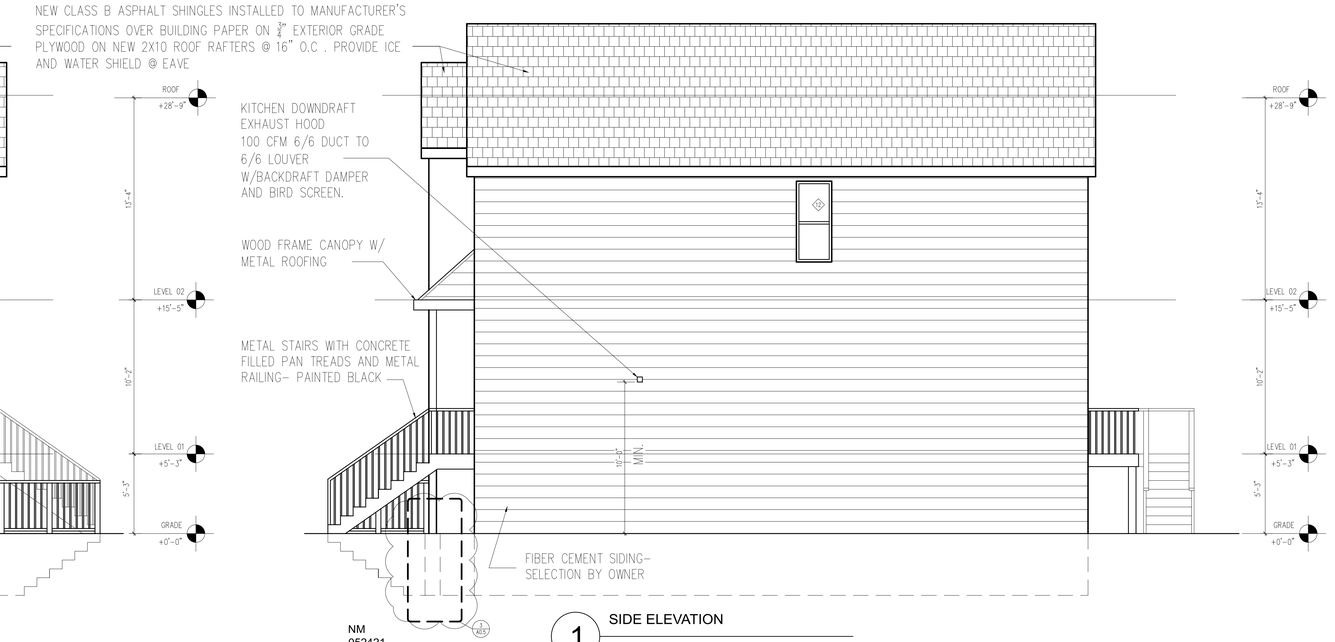
APPROVED

RT-4 - Erecting a new 2 story 2 dwelling unit building with basement, rear deck and a detached 2 car garage. 06/08/21



2 SIDE ELEVATION

SC 1/4" = 1'-0"



NM
052421

1 SIDE ELEVATION

SC 1/4" = 1'-0"

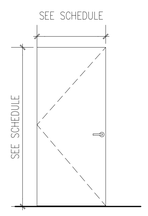
DOOR SCHEDULE

NO.	WD X HT	THIICK	TYPE	DOOR	FRAME	REMARK
B1	36" X 96"	1 3/4"	A	WD	WD	NEW ENTRY DOOR SELECTION BY OWNER
B2	36" X 80"	1 3/4"	A	WD	WD	
B3	32" X 80"	1 3/4"	A	WD	WD	
B4	36" X 80"	1 3/4"	A	WD	WD	
01	36" X 96"	1 3/4"	A	WD	WD	NEW ENTRY DOOR SELECTION BY OWNER
02	36" X 80"	1 3/4"	A	WD	WD	
03	36" X 80"	1 3/4"	A	WD	WD	
04	36" X 80"	1 3/4"	A	WD	WD	
05	32" X 80"	1 3/4"	A	WD	WD	
06	36" X 80"	1 3/4"	A	WD	WD	
07	32" X 80"	1 3/4"	A	WD	WD	
08	36" X 80"	1 3/4"	A	WD	WD	
G1	7' X 16'	MANUF.	A	AL	AL	OVERHEAD GARAGE DOOR – ELECTRIC
G2	72" X 80"	1 3/4"	A	WD	WD	FRENCH DOOR

* DOOR STYLE SELECTION AND SELECTION BY OWNER

CLOSET DOOR SCHEDULE

NO.	WD X HT	THIICK	TYPE	DOOR	FRAME	REMARK
CL-1	48" X 80"	1 3/4"	A	WD	WD	DOUBLE DOOR– EACH 24"
CL-2	30" X 80"	1 3/4"	A	WD	WD	SINGLE DOOR
CL-3	48" X 80"	1 3/4"	L	WD	WD	DOUBLE DOOR– EACH 24"– LOUVER



DOOR TYPE 'A'

WINDOW SCHEDULE

NO.	WD X HT	TYPE	QUAN.	HEAD HEIGTH
1	7'6" x 6'4"	DOUBLE HUNG	2	8' AFF/ ALIGN W ENTRY DOOR
2	2'2" x 4'10"	DOUBLE HUNG	1	8' AFF
3	4'5" X 2'2"	CASEMENT	1	8' AFF/ ALIGN W ENTRY DOOR
4	5' X 5'2"	DOUBLE CASEMENT	1	6'8" AFF
5	3'10" X 4'	SLIDING	1	6'8" AFF
6	5'4" x 2'4"	SLIDING	1	7' AFF
7	5'8" x 2'4"	SLIDING	1	7' AFF
8	4'10" x 2'4"	SLIDING	1	7' AFF
9	2'4" x 2'4"	SLIDING	2	7' AFF
10	3'4" X 5'4"	DOUBLE HUNG	1	6'8" AFF
11	2'6"X1'6"	AWNING	2	6'8" AFF
C	3'10" X 2'4"	SINGLE HUNG	2	6'8" AFF
12	2'4" X 5'4"	DOUBLE HUNG	3	6'8" AFF (LVL 02)
13	4'2" X 5'4"	DOUBLE HUNG	3	8' AFF
14	2'4" X 3'4"	DOUBLE HUNG	3	6'8" AFF

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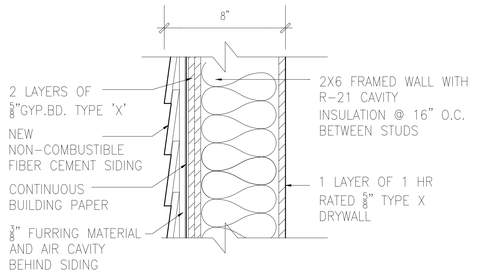
1	ISSUED FOR PERMIT	02.21.2021

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APPROVED	NM	

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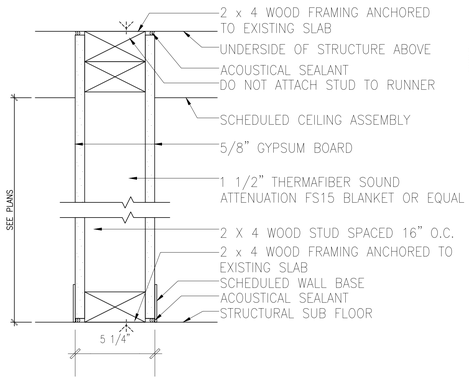
ELEVATIONS

A0.3



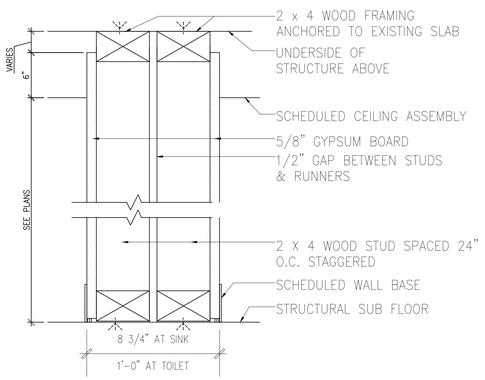
6 NEW RAINSCREEN EXTERIOR WALL SYSTEM - TYPE E UL U305
SCALE: 3" = 1'-0" 1HR RATED

SC 3" = 1'-0"



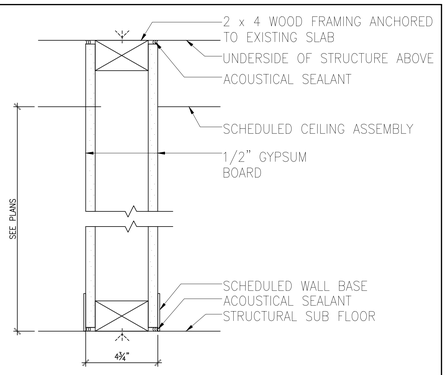
5 DECK TO DECK PARTITION W/ SOUND BATT INSUL.- TYPE A
SCALE: 3" = 1'-0" UL DESIGN U344- 1HR

SC 3" = 1'-0"



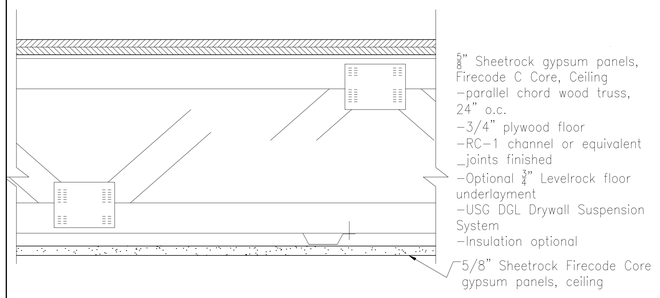
4 CHASE PARTITION WITH SOUND BATT INSULATION- TYPE B
SCALE: 3" = 1'-0" UL DESIGN U341-1HR

SC 3" = 1'-0"



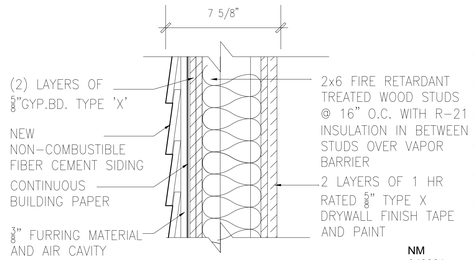
3 DECK TO DECK PARTITION- TYPE C
SCALE: 3" = 1'-0"

SC 3" = 1'-0"



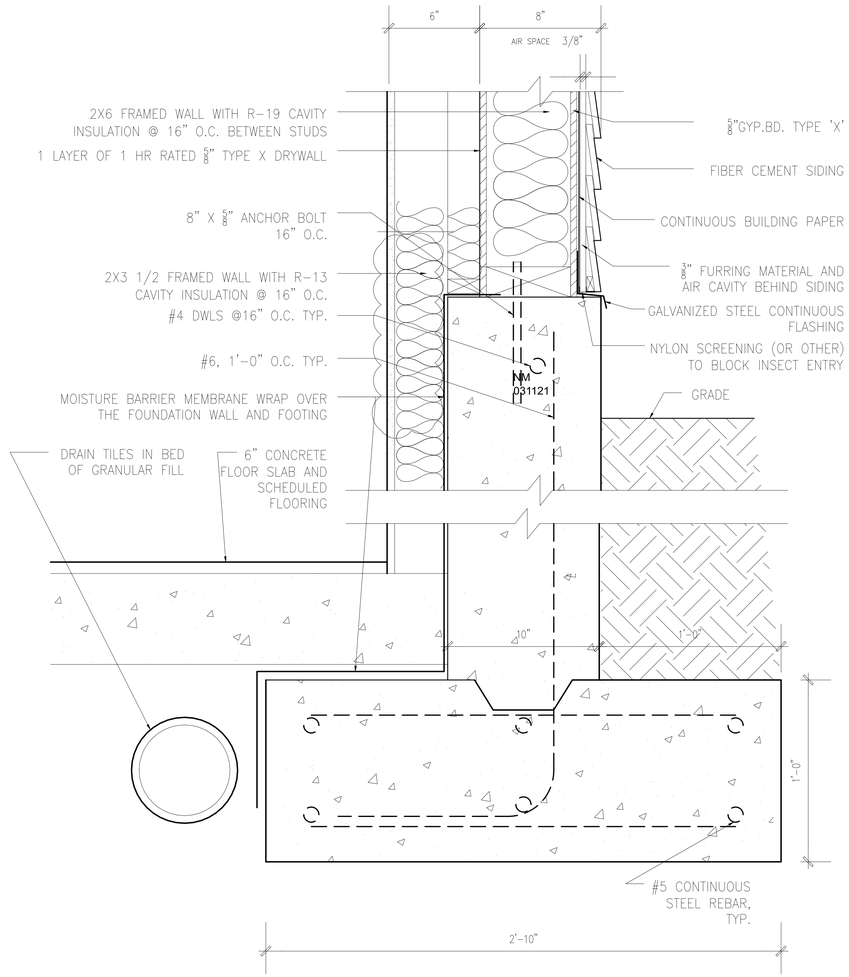
7 1HR FIRE RATED FLOOR/CEILING ASSEMBLY- UL DES L521,L550,L563
SCALE: 3" = 1'-0" 1HR

SC 3" = 1'-0"



8 NEW RAINSCREEN EXTERIOR WALL SYSTEM - TYPE D UL U419
SCALE: 3" = 1'-0" 2HR RATED

SC 3" = 1'-0"

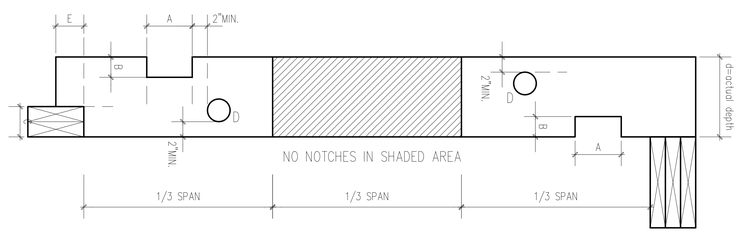


1 FOUNDATION DETAIL
SC 1 1/2" = 1'-0"

MAXIMUM NOTCH AND HOLE SIZES

JOIST, BEAM OR HEADER SIZE	A	B	C	D	E MIN. BEARING LENGTH	
	MAX. NOTCH LENGTH NOT TO EXCEED d/3	MAX. NOTCH DEPTH NOT TO EXCEED d/6	MAX. END NOTCH DEPTH NOT TO EXCEED d/4	MAX. HOLE DIA. NOT TO EXCEED d/3	WOOD OR STEEL	MASONRY
2X8	2 3/8 "	1 3/16 "	1 13/16 "	2 3/8 "	1 1/2 "	3"
2X10	3 1/6 "	1 1/2 "	2 5/16 "	3 1/6 "	1 1/2 "	3"
2X12	3 3/4 "	1 7/8 "	2 13/16 "	3 3/4 "	1 1/2 "	3"

9 SHEAR WALL CONNECTION DETAIL
SC 1 1/2" = 1'-0"



2 JOIST DIAGRAM
SC 1 1/2" = 1'-0"

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001.021831
STATE OF ILLINOIS

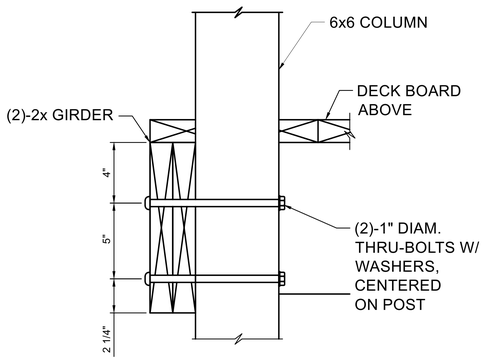
1	ISSUED FOR PERMIT	02.21.2021

PROJECT NUMBER	6405.001	
DATE		
DRAWN	NM	
APPROVED	NM	

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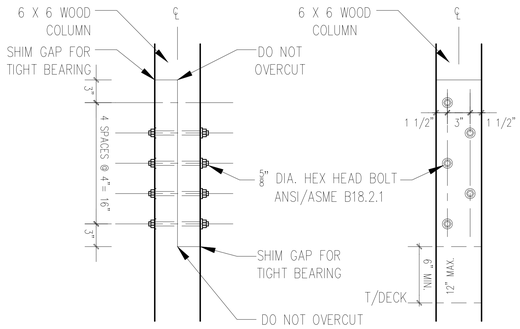
A0.4

ARCHITECTURAL DETAILS & SCHEDULES



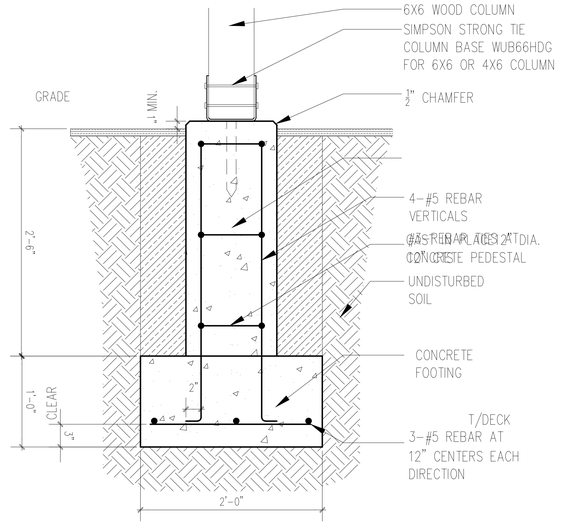
NOTES:
1. INSTALL ALL METAL CONNECTIONS PER MANUFACTURER'S INSTALLATION INSTRUCTIONS.

10 DETAIL
SC 3" = 1'-0"

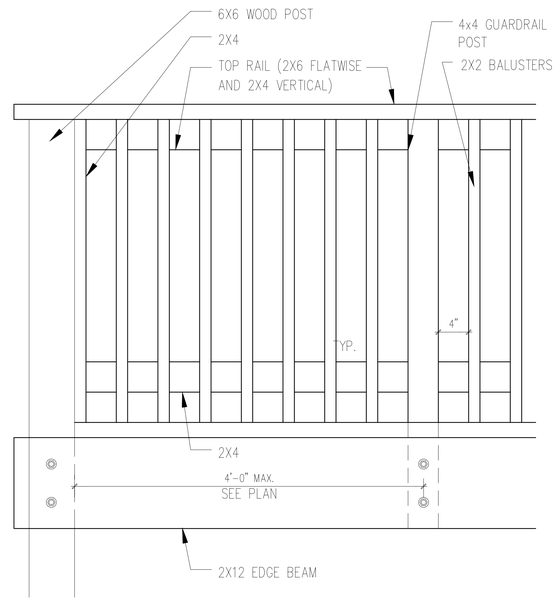


NOTE: DO NOT LOCATE SPLICE AT BEAM OR GUARDRAIL TO COLUMN CONNECTION

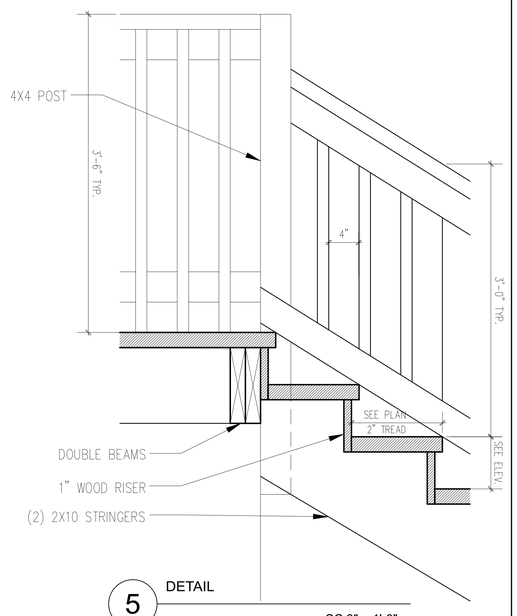
9 PORCH COLUMN LAPPING DETAIL
SC 3" = 1'-0"



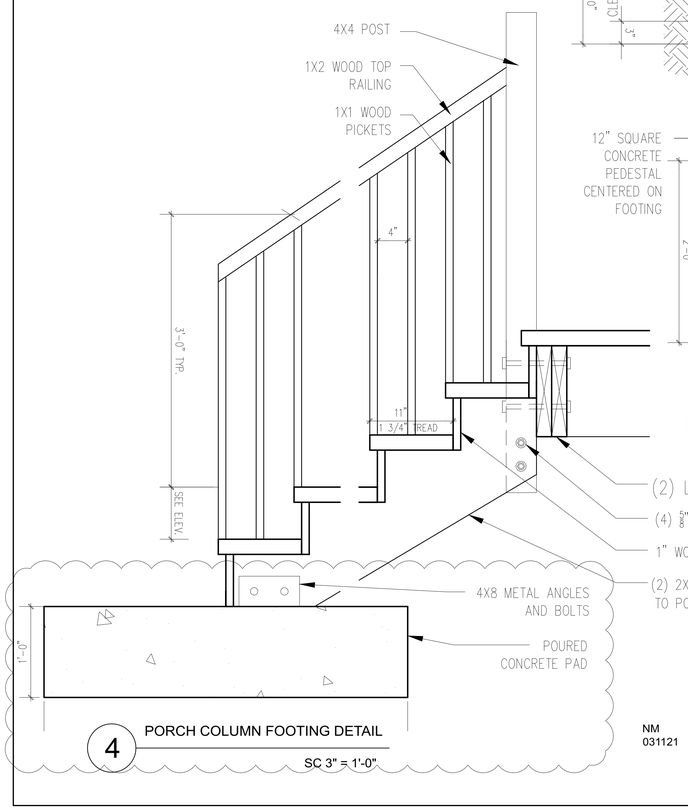
8 DETAIL
SC 3" = 1'-0"



7 DETAIL
SC 3" = 1'-0"

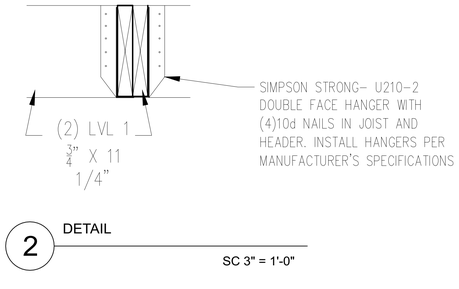


3 PORCH COLUMN FOOTING DETAIL
SC 3" = 1'-0"

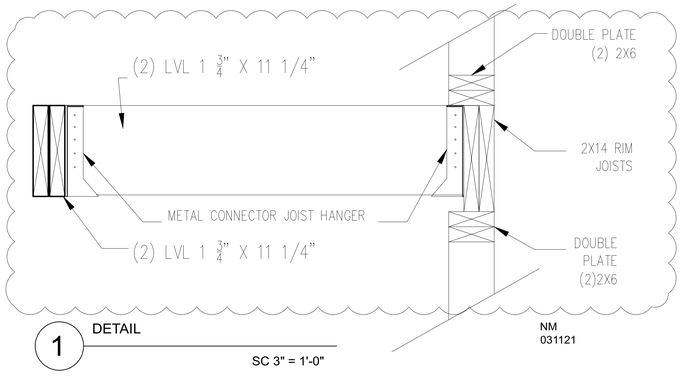


4 PORCH COLUMN FOOTING DETAIL
SC 3" = 1'-0"

NM
031121



2 DETAIL
SC 3" = 1'-0"



1 DETAIL
SC 3" = 1'-0"

NM
031121

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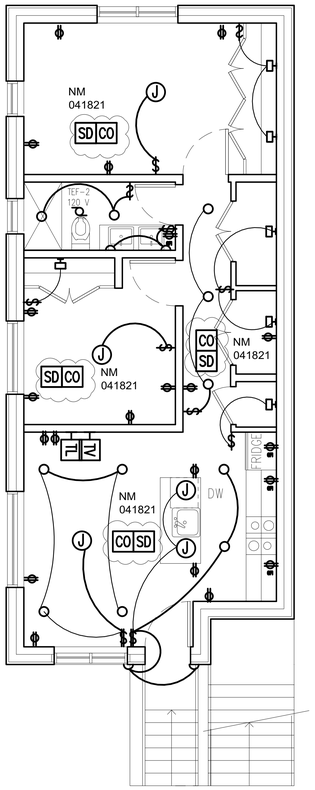
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APPROVED	NM	

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A0.5

ARCHITECTURAL DETAILS & SCHEDULES

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3 BASEMENT ELECTRICAL PLAN

SC 1/4" = 1'-0"

PANEL SCHEDULE: "T1"			LOCATION: WALL		C.B. RATING: 14 K.A.I.C.
VOLT: 240/120V-1 -3W	MAINS: 200A M C/B		MOUNTING: RECESSED		TYPE: BOLT-ON
REMARKS: PANEL UPGRADE					

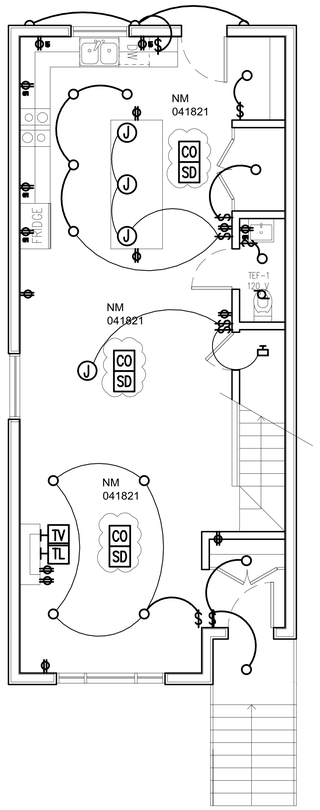
USE AND/OR AREA SERVED	C/B	CIR. NO.	V.A. ØA	V.A. ØC	CIR. NO.	C/B	USE AND/OR AREA SERVED
GENERAL LIGHTING	20/1	1			2	20/1	KITCHEN APPLIANCE CIRCUIT
EXTERIOR LIGHTS	20/1	3			4	20/1	KITCHEN APPLIANCE CIRCUIT
MASTER BED ROOM	20/1	5			6	20/1	KITCHEN REFRIGERATOR
SPARE	20/1	7			8	20/1	SPARE
BATHROOM RECEPTACLE	20/1	9			10	20/1	SPARE
BEDROOM 2	20/1	11			12	20/1	SPARE
SPARE	20/1	13			14	20/1	SPARE
SPARE	20/1	13			16	20/1	SPARE
LIVING ROOM	20/1	15			18	20/1	SMOKE/CO COMBO DETECTORS
DINING ROOM	20/1	17				20/1	WASHER
SPARE	20/1	21			22	20/1	GAS DRYER
SPARE	20/1	23			24	20/2	CONDENSING UNIT A/C
SPARE	20/1	25			26		
SPARE	20/1	27			28	20/1	FURNACE
SPARE	20/1	29			30	20/1	GAS WATER HEATER

LOAD CENTER NOTES:

ALL PANELBOARD SCHEDULES SHALL BE TYPED AND PLACED IN THE PANEL DOOR BY E.C.

ALL BEDROOMS, LIVING ROOM, RECREATION ROOMS AND SLEEPING AREA SHALL BE PROTECTED BY (AFCI) ARCH FAULT CIRCUIT INTERRUPTER TYPE CIRCUIT BREAKERS. ALL BEDROOM LIGHTING AND RECEPTACLES SHALL BE ON AFCI CIRCUITS.

BRANCH CIRCUITS AND FEEDERS NOT TO EXCEED 3% VOLTAGE DROP.



2 1ST FLOOR ELECTRICAL PLAN

SC 1/4" = 1'-0"

ELECTRICAL LOAD CALCULATION

NAME: TWO FLAT (TENANT #1) ADDRESS: 6403 S RHODES AVE
RESIDENCE DIMENSIONS: SQAURE FEET 767 FLOORS ONE
SERVICE = PHASE: 1 WIRE: 3 VOLTAGE: 240/120V. AMPS: 100
SERVICE CONDUCTORS – SIZE: #3 TYPE: THWN CONDUIT: 1 1/4"C. GRMC
GROUNDING ELECTRODE – SIZE: #4CU CONDUIT: 1" GRMC
OVER CURRENT PROTECTION: SIZE: 100A. TYPE: M C/B

GENERAL BRANCH CIRCUIT LOAD

SQ.FT. = FLOOR: 767 X 3 WATTS/SQ.FT.	2,301	WATTS
APPL. CKTS/APT: 2 X 1500 WATTS/CKT.	3,000	WATTS
(MIN. TWO CIRCUITS) SUB-TOTAL GENERAL LOAD =	5,301	WATTS

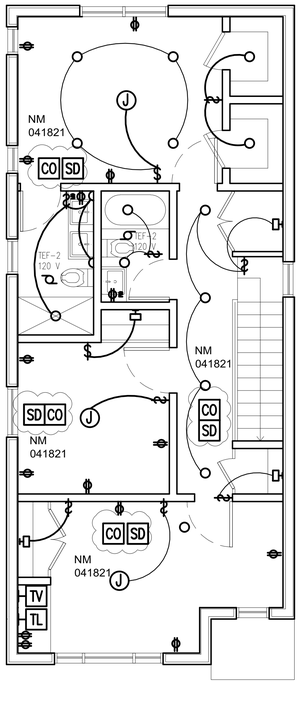
DEMAND LOAD 220.11

FIRST 20,000 WATTS OF GENERAL LOAD @ 100% =	5,301	WATTS
NEXT 100,000 WATTS OF GENERAL LOAD @ 35% =		WATTS
ALL IN EXCESS OF 120,000 WATTS @ 25%		WATTS
TOTAL GENERAL LOAD =	5,301	WATTS

APPLIANCE LOADS 220.17, 220.18, 220.19

NO. OF ELECTRIC RANGE ___ GAS RANGE =	100	WATTS	
NO. OF GARBAGE DISP. 1 @ 560W EA. @ 100% =	560	WATTS	
NO. OF DISH WASHERS 1 @ 960W EA. @ 100% =	960	WATTS	
NO. OF GAS DRYERS 1 @ 800 EA. @ 100% =	800	WATTS	
NO. OF GAS. W.H. 1 @ 100 EA. @ 100% =	100	WATTS	
NO. OF FURNACES 1 @ 1200W EA. @ 100% =	1,200	WATTS	
NO. AIR CONDITIONER #1 1 @ 3264 EA. @ 100% =	3,264	WATTS	
NO. AIR CONDITIONER #2 ___ @ _____ @ 100% =		WATTS	
25% OF LARGEST SUMP ___ @ _____ @ 125% =		WATTS	
TOTAL EQUIPMENT LOAD =	6,984	WATTS	
TOTAL ELECTRICAL LOAD =	12,285	WATTS	
AT 240/120V 1ø =	51.1	AMPS	

HEATING COIL LOADS, BASEBOARD HEATER LOADS, AND AIR CONDITIONER LOADS ARE NON-COINCIDENTAL, ONLY THE LARGEST OF THE LOADS WILL BE REPRESENTED IN THE TOTAL LOAD.



1 2ND FLOOR ELECTRICAL PLAN

SC 1/4" = 1'-0"

PANEL SCHEDULE: "T2"			LOCATION: WALL		C.B. RATING: 14 K.A.I.C.
VOLT: 240/120V-1 -3W	MAINS: 200A M C/B		MOUNTING: RECESSED		TYPE: BOLT-ON
REMARKS: PANEL UPGRADE					

USE AND/OR AREA SERVED	C/B	CIR. NO.	V.A. ØA	V.A. ØC	CIR. NO.	C/B	USE AND/OR AREA SERVED
UPPER LEVEL LIGHTING	20/1	1			2	20/1	KITCHEN APPLIANCE CIRCUIT
EXTERIOR LIGHTS	20/1	3			4	20/1	KITCHEN APPLIANCE CIRCUIT
MASTER BED ROOM	20/1	5			6	20/1	KITCHEN REFRIGERATOR
MASTER BED BATH RECEPT	20/1	7			8	20/1	POWER ROOM RECEPT
BATHROOM RECEPTACLE	20/1	9			10	20/1	MAIN LEVEL LIGHTING
BEDROOM #2	20/1	11			12	20/1	SPARE
BEDROOM #3	20/1	13			14	20/1	SPARE
GARAGE LIGHTING, RECEPT	20/1	13			16	20/1	SPARE
LIVING ROOM	20/1	15			18	20/1	SMOKE/CO COMBO DETECTORS
DINING ROOM	20/1	17				20/1	WASHER
SPARE	20/1	21			22	20/1	GAS DRYER
CONDENSING UNIT A/C	20/2	23			24	20/2	CONDENSING UNIT A/C
		25			26		
FURNACE	20/1	27			28	20/1	FURNACE
GARAGE MOTORIZED DOOR	20/1	29			30	20/1	GAS WATER HEATERS

LOAD CENTER NOTES:

ALL PANELBOARD SCHEDULES SHALL BE TYPED AND PLACED IN THE PANEL DOOR BY E.C.

ALL BEDROOMS, LIVING ROOM, RECREATION ROOMS AND SLEEPING AREA SHALL BE PROTECTED BY (AFCI) ARCH FAULT CIRCUIT INTERRUPTER TYPE CIRCUIT BREAKERS. ALL BEDROOM LIGHTING AND RECEPTACLES SHALL BE ON AFCI CIRCUITS.

BRANCH CIRCUITS AND FEEDERS NOT TO EXCEED 3% VOLTAGE DROP.

ELECTRICAL LOAD CALCULATION

NAME: TWO FLAT (TENANT #1) ADDRESS: 6403 S RHODES AVE
RESIDENCE DIMENSIONS: SQAURE FEET 1520 FLOORS TWO
SERVICE = PHASE: 1 WIRE: 3 VOLTAGE: 240/120V. AMPS: 100
SERVICE CONDUCTORS – SIZE: #3 TYPE: THWN CONDUIT: 1 1/4"C. GRMC
GROUNDING ELECTRODE – SIZE: #4CU CONDUIT: 1" GRMC
OVER CURRENT PROTECTION: SIZE: 100A. TYPE: M C/B

GENERAL BRANCH CIRCUIT LOAD

SQ.FT. = FLOOR: 1520 X 3 WATTS/SQ.FT.	4,560	WATTS
APPL. CKTS/APT: 2 X 1500 WATTS/CKT.	3,000	WATTS
(MIN. TWO CIRCUITS) SUB-TOTAL GENERAL LOAD =	7,560	WATTS

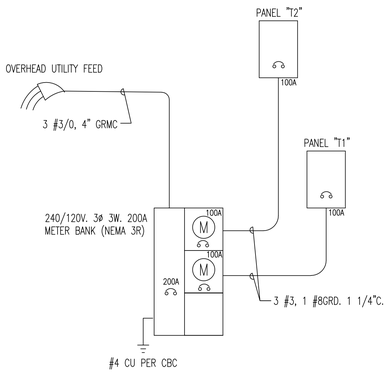
DEMAND LOAD 220.11

FIRST 20,000 WATTS OF GENERAL LOAD @ 100% =	7,560	WATTS
NEXT 100,000 WATTS OF GENERAL LOAD @ 35% =		WATTS
ALL IN EXCESS OF 120,000 WATTS @ 25%		WATTS
TOTAL GENERAL LOAD =	7,560	WATTS

APPLIANCE LOADS 220.17, 220.18, 220.19

NO. OF ELECTRIC RANGE ___ GAS RANGE =	100	WATTS	
NO. OF GARBAGE DISP. 1 @ 560W EA. @ 100% =	560	WATTS	
NO. OF DISH WASHERS 1 @ 960W EA. @ 100% =	960	WATTS	
NO. OF GAS DRYERS 1 @ 800 EA. @ 100% =	800	WATTS	
NO. OF GAS. W.H. 2 @ 100 EA. @ 100% =	200	WATTS	
NO. OF FURNACES 2 @ 1200W EA. @ 100% =	2,400	WATTS	
NO. AIR CONDITIONER #1 1 @ 3264 EA. @ 100% =	3,264	WATTS	
NO. AIR CONDITIONER #2 1 @ 3264 EA. @ 100% =	3,264	WATTS	
GARAGE DOOR OPENER 1 @ 960W EA. @ 125% =	960	WATTS	
TOTAL EQUIPMENT LOAD =	12,508	WATTS	
TOTAL ELECTRICAL LOAD =	20,068	WATTS	
AT 240/120V 1ø =	83.6	AMPS	

HEATING COIL LOADS, BASEBOARD HEATER LOADS, AND AIR CONDITIONER LOADS ARE NON-COINCIDENTAL, ONLY THE LARGEST OF THE LOADS WILL BE REPRESENTED IN THE TOTAL LOAD.



ELECTRICAL RISER DIAGRAM
NO SCALE

LICENSED ARCHITECT
NEGIN MOAYER
001.021831
STATE OF ILLINOIS

NEW CONSTRUCTION

6405 S.RHODES Ave., Chicago IL 60637

BNMO
Architecture | Interior Design
3028 N. Hoyne Ave| Chicago IL 60618
(414) 736-1131 www.bnmodesign.com

1	ISSUED FOR PERMIT	02.21.2021

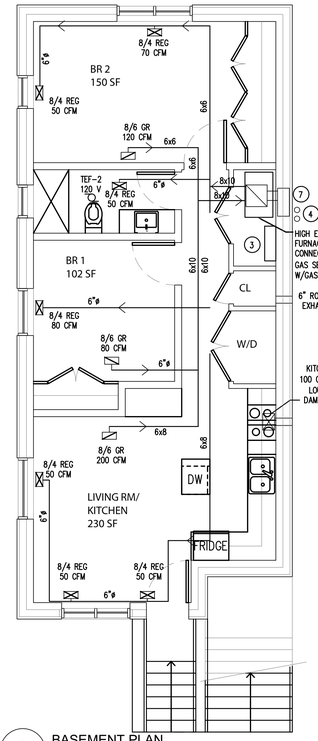
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DATE		
DRAWN	NM	
APPROVED	NM	

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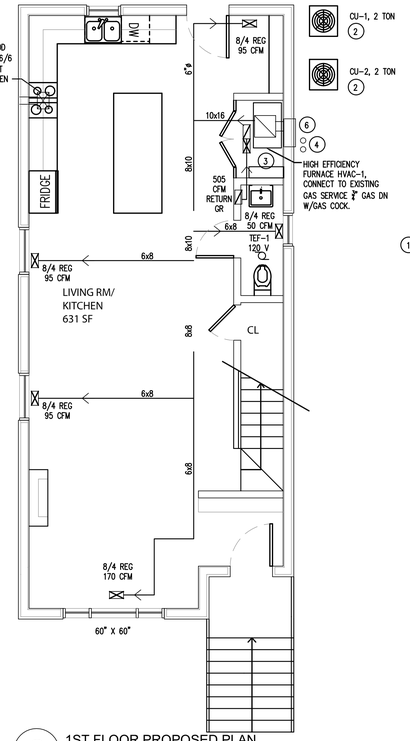
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ELECTRICAL PLANS, NOTES

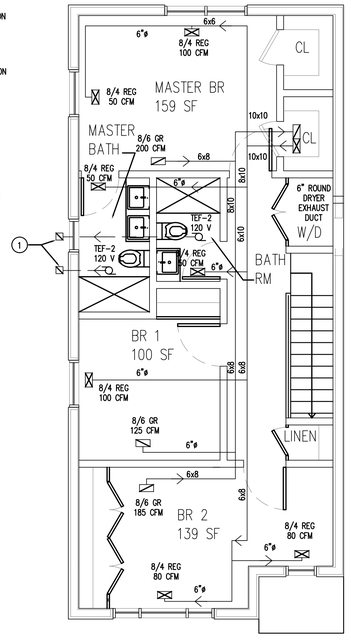
DEPARTMENT OF BUILDINGS
STANDARD PLAN REVIEW
CONDITIONAL PERMIT
Construction subject to full compliance with the Municipal Code of Chicago and field inspection
Building Commissioner
By
CERTIFIED CORRECTIONS



3 BASEMENT PLAN DN UP
SC 1/4" = 1'-0"



2 1ST FLOOR PROPOSED PLAN UP
SC 1/4" = 1'-0"



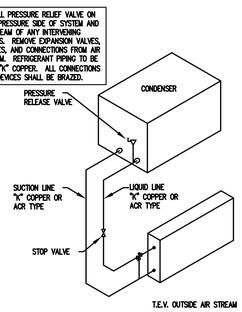
1 2ND FLOOR PROPOSED PLAN
SC 1/4" = 1'-0"

1. 4" DIA. EXHAUST DUCT UP TO ROOF. TERMINATE WITH ROOF JACK MINIMUM OF 15'-0" AWAY OR 3"-0" ABOVE ALL FRESH AIR OPENINGS
2. REFRIGERANT PIPING SHALL BE ROUTED TO ASSOCIATED FURNACE AS NOTED ON "AIR COOLED CONDENSING UNIT SCHEDULE". SIZE REFRIGERANT PIPING PER MANUFACTURER'S RECOMMENDATION. DO NOT EXCEED MAXIMUM RECOMMENDED LENGTH OF PIPE.
3. WATER HEATER B-VENT AND COMBUSTION AIR DUCT UP TO ROOF. TERMINATE WITH CONCENTRIC VENT MINIMUM 30" ABOVE ROOF. SEE DETAIL
4. FLU VENT AND COMBUSTION AIR DUCT UP TO ROOF. TERMINATE WITH CONCENTRIC VENT MINIMUM 30" ABOVE ROOF. SEE DETAIL
5. 5" DIA. EXHAUST DUCT UP TO ROOF. TERMINATE WITH ROOF JACK MINIMUM OF 15'-0" AWAY OR 3"-0" ABOVE ALL FRESH AIR OPENINGS
6. 20x10 WALL LOUVER SHALL BE MINIMUM OF 0.72 SF FREE AREA AND MOUNTED A MINIMUM OF 10'-0" ABOVE GRADE 15'-0" AWAY OR 3'-0" BELOW ALL EXHAUST OPENINGS. DUCT 10X8 O.A. DUCT TO MAIN RETURN DUCT. PROVIDE WITH SPRING LOADED O.A.I DAMPER
7. 14x8 WALL LOUVER SHALL BE MINIMUM OF 0.4 SF FREE AREA AND MOUNTED A MINIMUM OF 10'-0" ABOVE GRADE 15'-0" AWAY OR 3'-0" BELOW ALL EXHAUST OPENINGS. DUCT 8"ø O.A. DUCT TO MAIN RETURN DUCT. PROVIDE WITH SPRING LOADED O.A.I DAMPER

REGISTER SCHEDULE (50% NET FREE AREA MIN.)
UP TO (IN INCHES):
200 CFM USE 6X8
250 CFM USE 6X10
350 CFM USE 8X10
500 CFM USE 10X12
750 CFM USE 10x18
900 CFM USE 12X18

MECHANICAL LEGEND

- AIR RETURN
- AIR SUPPLY
- TOILET EXHAUST
- TYPICAL BACKDRAFT DAMPER
- FLOOR MTD. HIGH EFF. GAS FIRED FURNACE W/ PVC FLUE THROUGH ROOF
- DIRECTION OF AIR
- EXHAUST FAN
- SUPPLY DUCT W/ SIZE (12 / 6)
- RETURN DUCT W/ SIZE (12 / 6)



CITY OF CHICAGO REMOTE REFRIGERATION PIPING DIAGRAM
NO SCALE

MECHANICAL GENERAL NOTES AND SPECIFICATIONS

NM 03112021

IN GENERALN ALL WORK SHALL BE INSTALLED IN STRICT COMPLIANCE WITH ALL APPLICABLE LOCAL CODES THE NFPA, THE NEC AND THE OWNERS INSURANCE UNDERWRITER.

THIS CONTRACTOR SHALL KEEP AND PREPARE RECORD DOCUMENTS FOR DELIVERY TO THE OWNER AT COMPLETION OF THE PROJECT.

THESE RECORD DOCUMENTS SHALL INCLUDE ALL DUCTWORK MAINS AND BRANCHES BY SIZE AND LOCATION OF DAMPERS AND OTHER CONTROL DEVICES; FILTERS, ETC. REQUIRING PERIODIC MAINTENANCE OR REPAIR.

THESE RECORD DOCUMENTS SHALL INCLUDE ALL PIPING LOCATED BY SIZE AND LOCATION AND SERVICE WITH ALL VALVES AND ANY CONTROL DEVICES LOCATED WITH ITEMS REQUIRING MAINTENANCE.

ALL SEWER PIPING SHALL BE LOCATED AND DIMENSIONED OFF COLUMN CENTER LINES.

ALL EQUIPMENT MAINTENANCE MANUALS SHALL BE FURNISHED TO THE OWNER UPON COMPLETION OF PROJECT WITH ANY TRAINING OF OWNERS PERSONNEL REQUIRED INCLUDED AS PART OF THE PROJECT.

ALL MECHANICAL AND ELECTRICAL INSTALLATIONS SHALL BE COORDINATED TO PREVENT ANY INTERFERENCES.

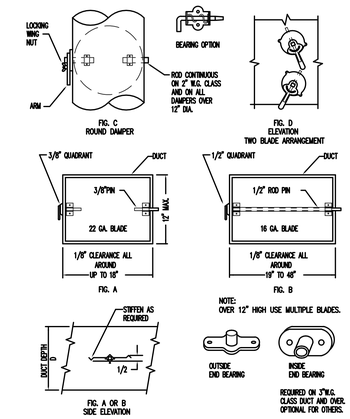
ALL CUTTING AND PATCHING OF MATERIALS REQUIRED FOR INSTALLATION OF NEW WORK SHALL BE PERFORMED BY CONTRACTOR AS REQUIRED FOR THEIR INSTALLATION.

ANY EXISTING PIPING, DUCTWORK, ELECTRICAL, STRUCTURAL INSTALLATION, ETC. DAMAGED BY NEW CUTTING, PATCHING OR INSTALLATION SHALL BE REPLACED TO ORIGINAL CONDITION BY CONTRACTOR.THIS SHALL INCLUDE ANY AND ALL SAW CUTTING OF CONCRETE FLOOR SLAB.

PERFORM ALL PATCHING OF CONCRETE WITH SIMILAR MATERIALS PER ARCHITECTS DIRECTIVE.

ALL EQUIPMENT FURNISHED SHALL BE AS SPECIFIED OR SCHEDULED AS TO MANUFACTURER, MODEL AND CAPACITIES. ANY SUBSTITUTIONS SHALL BE REQUESTED IN WRITING TO THE ARCHITECT.

ALL DUCT AND PIPE THERMAL INSULATION SHALL BE AS MANUFACTURED BY JOHN-MANSVILLE, CERTAINTEED OR OWENS CORNING.



VOLUME DAMPERS - LOCK TYPE
NO SCALE

NATURAL GAS DISTRIBUTION PIPING SHALL BE SCHEDULE 40 BLACK PIPE WITH 150# MALLEABLE IRON FITTINGS.

VALVES AND UNIONS

GAS COCKS SHALL BE INSTALLED AT ALL EQUIPMENT USING NATURAL GAS SUCH AS FURNACE, HOT WATER HEATER, KITCHEN RANGE AND CLOTHES DRYER.

METAL DUCTWORK, ACCESSORIES, GRILLES AND DIFFUSERS

ALL DUCTWORK SHALL BE CONSTRUCTED OF SHEET METAL OF GAUGE DICTATED IN THE LATEST PUBLISHED SMACNA MANUALS FOR INSTALLATION OF LOW AND MEDIUM PRESSURE DUCTWORK SYSTEMS.

ALL SQUARE ELBOWS INDICATED SHALL BE PROVIDED WITH TURNING VANES. DUCTWORK INSTALLATION SHALL COMPLY WITH NFPA 90A "STANDARD FOR THE INSTALLATION OF AIR CONDITIONING AND VENTILATING SYSTEMS".

ALL DUCTWORK SHALL BE HUNG FROM CONSTRUCTION USING STRAPS OR RODS CONFORMING TO TABLE 4.1 IN SMACNA HVAC DUCT CONSTRUCTIONS STANDARDS LATEST EDITION.
USE ALL SHEET METAL SCREWS, BLIND RIVETS OR SELF-TAPPING METAL SCREWS COMPATIBLE WITH DUCT MATERIALS.

EXHAUST FLUE FROM HOT WATER HEATER SHALL BE STANDARD FLUE PIPE WITH ALL JOINTS SEALED GAS TIGHT.

PROVIDE RAIN CAP 3'-0" ABOVE EXISTING ROOF.

ALL RETURN AIR GRILLES AND SUPPLY AIR REGISTERS INDICATED SHALL BE BE EQUAL TO AS MANUFACTURED BY TUTTLE AND BAILEY OR APPROVED EQUAL FOR SIZES AND PATTERNS INDICATED ON THE DRAWINGS.

PROVIDE EACH GRILLE AND WITH OPB BALANCING DAMPER.

REGISTERS AND GRILLES EQUAL TO T70 W/OBD.

TESTING AND BALANCING AND TEMPERATURE CONTROLS

ENTIRE DUCTWORK SYSTEM SHALL BE BALANCED TO AIR FLOWS INDICATED ON THE DRAWINGS BY THE INSTALLING CONTRACTOR.

THERMOSTATS INDICATED TO BE FURNISHED AND INSTALLED AS PART OF THE HVAC UNITS SHALL BE INSTALLED AND TESTED BY THE HVAC CONTRACTOR. THEY SHALL BE STANDARD MODELS FURNISHED BY THE MANUFACTURER.

GENERAL VENTILATION NOTES

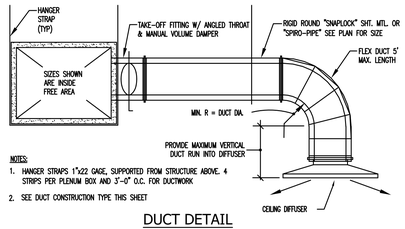
ALL DUCTWORK SHALL BE CONSTRUCTED OF GALVANIZED STEEL.

REGISTERS AND GRILLES BASED ON TUTTLE & BAILEY SERIES T-70.
REGISTERS SHALL HAVE OPPOSED BLADE DAMPERS.

MAXIMUM NOISE LEVEL AT PROPERTY LINE 55 db.

ALL BRANCH RECTANGULAR DUCTWORK SHALL BE FURNISHED WITH SPLITTER TYPE DAMPERS WITH QUADRANT LOCKS.

ALL ROUND BRANCH DUCTWORK SHALL BE PROVIDED WITH SCREW-IN TAKE-OFFS WITH BUTTERFLY DAMPERS WITH QUADRANT LOCKS.



NOTES:
1. HANGER STRAPS 1"x22 GAGE, SUPPORTED FROM STRUCTURE ABOVE. 4 STRIPS PER PLENUM BOX AND 3'-0" O.C. FOR DUCTWORK
2. SEE DUCT CONSTRUCTION TYPE THIS SHEET

DUCT DETAIL
NO SCALE

CHICAGO REFRIGERATION TABLE

EQUIPMENT TAG	NUMBER OF COMPRESSORS	TONS	HP (PER COMPRESSOR)	TYPE OF REFRIGERANT	WEIGHT OF REFRIGERANT (LBS.)	REMOTE OR SELF CONTAINED	AIR COOLED OR WATER COOLED	LOCATION	QUANTITY
HVAC-1	1	2.5	2.5	R-410A	8.25	REMOTE	AIR COOLED	GRADE	1
HVAC-2	1	1.0	1.0	R-410A	4.6	REMOTE	AIR COOLED	GRADE	1
TOTAL	2	3.5	3.5		12.85				2

1. INSTALL PRESSURE RELIEF VALVE ON HIGH PRESSURE SIDE OF SYSTEM, UPSTREAM OF ANY INTERVENING VALVES.
2. REMOVE EXPANSION VALVES, DEVICES & CONNECTIONS FROM AIR STREAM.
3. REFRIGERATION PIPING TO BE TYPE "K" COPPER. TYPE ACR IS ACCEPTABLE UNLESS PRESSURE EXCEEDS RATED CAPACITY OF ACR TUBING.
4. ALL CONNECTIONS AND DEVICES TO BE BRAZED.
5. ARCHITECT TO PROVIDE PERMANENT ACCESS IF EQUIPMENT IS LOCATED HIGHER THAN 16'-0" ABOVE GRADE.
6. USE OF TYPE K COPPER PIPE AND FITTINGS SHALL MEET ANSI B31.5 STANDARDS.
7. REFRIGERANT PIPING MATERIALS MUST CONFORM TO 1107.4. MEANS OF JOINING PIPING MUST CONFORM TO 1107.5.

CONDENSING UNIT SCHEDULE

EQUIPMENT TAG	LOCATION	MANUFACTURER	MODEL	STAGES	WEIGHT (LBS.)	DIMENSIONS (INCHES) LENGTH	WIDTH	HEIGHT	QUANTITY	COMPRESSOR TONS	HP	REFRIGERANT TYPE	CONDENSER FAN QUANTITY	CFM	MOTOR HP	MOTOR RPM	COOLING TOTAL MBH	EAT TONS	EAT (DEG F)	SEER	REFRIGERANT WEIGHT (LBS.)	ELECTRICAL MCA	MOCP	PHASE	VOLTS	NOTES
HVAC-1	GRADE	CARRIER	24HNB530	2	278	35	35	37.25	1	2.5	2.5	R-410A	1	3223	0.13	800	30.0	2.5	95	15.3	8.25	18.5	30	1	208 / 240	1,2,3,4

NOTES
1. UNIT SHALL BE COMPATIBLE WITH ASSOCIATED "DX" COOLING COIL
2. PROVIDE MASON SUPER "W" PAD OVER 2" LIGHTWEIGHT CONCRETE PAD
3. PROVIDE NEMA 3R DISCONNECT SWITCH
4. PROVIDE WITH COMPRESSOR WRAP AND SOUND SHIELD

TWO STAGE/TWO SPEED 95% GAS FIRED WARM AIR FURNACE SCHEDULE

EQUIPMENT TAG	LOCATION	MANUFACTURER	MODEL	UNIT TYPE	WEIGHT (LBS.)	DIMENSIONS (INCHES) LENGTH	WIDTH	HEIGHT	FAN CFM	O.A.I. CFM	ESP. (INCHES)	MOTOR HP	MOTOR RPM	HEATING INPUT (CFH)	OUTPUT (MBH)	COMBUSTION AIR DUCT DIA. (INCHES)	FLUE DIA. (INCHES)	DELTA T	EAT (DEG F)	LAT (DEG F)	COOLING TOTAL (MBH)	EAT (DEG F)	LAT (DEG F)	ELECTRICAL MCA	MOCP	PHASE	VOLTS	NOTES
HVAC-1	CLOSET	CARRIER	59TP5A060E14	CONVERTIBLE	183	29.5	14.2	35.0	1000	0	0.50	0.50	1075	60.0	57.0	5	3	57	75.00	132.00	30.0	80/67	58/56	9.9	15	1	120	1,2,3,4,5,6

NOTES
1. PROVIDE MATCHING CARRIER CNPV DX COOLING COIL
2. PROVIDE HEATING/COOLING PROGRAMMABLE THERMOSTAT
3. PROVIDE 3/4" CONDENSATE PIPE ROUTED TO NEAREST FLOOR DRAIN
4. CLEARANCE FOR FURNACE MUST CONFORM TO MANUFACTURER'S REQUIREMENTS.
5. PROVIDE 1" LINER FOR 1ST 5'-0" OF MAIN RETURN DUCT FOR SOUND ATTENUATION. INCREASE EXTERNAL DUCT SIZE BY 2" FOR 1ST 5'-0" OF DUCT.
6. IF SPACE ALLOWS, RAISE FURNACE TO ALLOW RETURN DUCT TO MOUNT TO BOTTOM OF FURNACE.

HEAT PUMP UNIT SCHEDULE

EQUIPMENT TAG	LOCATION	MANUFACTURER	MODEL	STAGES	WEIGHT (LBS.)	DIMENSIONS (INCHES) LENGTH	WIDTH	HEIGHT	COMPRESSOR QUANTITY	TONS	HP	REFRIGERANT TYPE	CONDENSER FAN QUANTITY	CFM	MOTOR HP	MOTOR RPM	COOLING/HEATING TOTAL (MBH)	EAT (DEG F)	SEER	HSPF	REFRIGERANT WEIGHT (LBS.)	ELECTRICAL MCA	MOCP	PHASE	VOLTS	NOTES
HVAC-2	GRADE	CARRIER	24VNA913	5	158	23.125	23.125	32-1/8	1	1.0	1.0	R-410A	1	1600	0.20	650	12.6	95	18	8.2	4.6	11.8	20	1	208 / 240	1,2,3,4

NOTES
1. UNIT SHALL BE COMPATIBLE WITH ASSOCIATED "DX" COOLING COIL
2. PROVIDE MASON SUPER "W" PAD OVER 2" LIGHTWEIGHT CONCRETE PAD
3. PROVIDE NEMA 3R DISCONNECT SWITCH
4. PROVIDE WITH COMPRESSOR WRAP AND SOUND SHIELD

DX HEATING/COOLING AIR HANDLER SCHEDULE

EQUIPMENT TAG	LOCATION	MANUFACTURER	MODEL	DIMENSIONS (INCHES) LENGTH	WIDTH	HEIGHT	FAN CFM	O.A.I. CFM	HEATING INPUT (KW)	OUTPUT (MBH)	DELTA T	EAT (DEG F)	LAT (DEG F)	COOLING TOTAL (MBH)	EAT (DEG F)	LAT (DEG F)	ELECTRICAL MCA	MOCP	PHASE	VOLTS	NOTES
HVAC-2	CLOSET	CARRIER	39SH00	46.4	28.0	17.1	400	0	4.0	13.7	34	75.00	109.14	13.0	80/67	58/56	21	25	1	240	1,2,3,4

NOTES
1. PROVIDE MATCHING DX COIL
2. PROVIDE UNIT MOUNTED DISCONNECT
3. R-410A REFRIGERANT
4. PROVIDE 3/4" CONDENSATE DRAIN TO NEAREST FLOOR DRAIN OR MOP SINK

CHICAGO HEATING TABLE

BUILDING LOAD (MBH)	58.7
VENTILATION LOAD (MBH)	0.0
TOTAL HEATING LOAD (MBH)	58.7
HEATING SYSTEM OUTPUT CAPACITY (MBH)	70.7
HEATING SYSTEM EQUIPMENT INCLUDED IN THIS TABLE (MBH)	
HVAC-1 57	HVAC-2 13.7

CHICAGO BUILDING CODE VENTILATION SCHEDULE

ROOM NAME	ROOM PURPOSE	AREA (SQ.FT.)	ORDINANCE REQUIRED SUPPLY CFM	O.A. CFM	EXHAUST CFM	GLASS (SQ.FT.)	VENT (SQ.FT.)	ACTUAL PROVIDED SUPPLY CFM	O.A. CFM	EXHAUST CFM	GLASS (SQ.FT.)	VENT (SQ.FT.)	EQUIPMENT SERVING SUPPLY FAN	EXHAUST FAN	REMARKS
LIVING RM/KITCHEN	LIVING QUARTERS	631	N.V.	N.R.	N.V.	50.48	25.24	455	N.V.	100	65	27.5	HVAC-1	HOOD	NOTE #1
1ST FLR BATHROOM	TOILET ROOM	23	N.R.	N.R.	50	N.R.	N.R.	50	N.V.	60	0	0	HVAC-1	TEF-1	RESIDENTIAL
MASTER BEDROOM	LIVING QUARTERS	159	N.V.	N.R.	N.V.	12.72	6.36	160	N.V.	N.V.	30	7.5	HVAC-1	N.V.	NOTE #1
BEDROOM 1	LIVING QUARTERS	100	N.V.	N.R.	N.V.	8.00	4.00	100	N.V.	N.V.	15	7.5	HVAC-1	N.V.	NOTE #1
BEDROOM 2	LIVING QUARTERS	135	N.V.	N.R.	N.V.	10.80	5.40	135	N.V.	N.V.	25	12.5	HVAC-1	N.V.	NOTE #1
MASTER BATHROOM	TOILET ROOM	50	N.R.	N.R.	75	N.R.	N.R.	50	N.V.	100	0	0	HVAC-1	TEF-2	RESIDENTIAL
2ND FLR BATHROOM	TOILET ROOM	50	N.R.	N.R.	75	N.R.	N.R.	50	N.V.	100	0	0	HVAC-1	TEF-2	RESIDENTIAL
LIVING RM/KITCHEN	LIVING QUARTERS	230	N.V.	N.R.	N.V.	18.40	9.20	150	N.V.	100	27	10.5	HVAC-2	HOOD	NOTE #1
BEDROOM 1	LIVING QUARTERS	102	N.V.	N.R.	N.V.	8.16	4.08	80	N.V.	N.V.	9	4.5	HVAC-2	N.V.	NOTE #1
BEDROOM 2	LIVING QUARTERS	150	N.V.	N.R.	N.V.	12.00	6.00	120	N.V.	N.V.	15	7.5	HVAC-2	N.V.	NOTE #1
BATHROOM	TOILET ROOM	46	N.R.	N.R.	69	N.R.	N.R.	50	N.V.	100	0	0	HVAC-2	TEF-2	RESIDENTIAL
TOTAL		1676	0	0	269	121	60	1400	0	560	186	78			

NOTES
1. NATURAL VENTILATION IS PROVIDED THROUGH WINDOWS. REFER TO ARCHITECTS PLANS AND SCHEDULES FOR WINDOW SIZES.
N.R. = NOT REQUIRED
N.V. = NATURAL VENTILATION
ARCHITECT SHALL PROVIDE ORDINANCE REQUIRED AND ACTUAL NATURAL LIGHT AND VENT INFORMATION

RENOVATION AND NEW ADDITION

6405 S RHODES, CHICAGO IL 60637

Architecture | Interior Design
3028 N. Hoyne Ave| Chicago IL 60618
(414) 736-1131 www.bnmodesign.com



1	ISSUED FOR PERMIT	01.14.2021

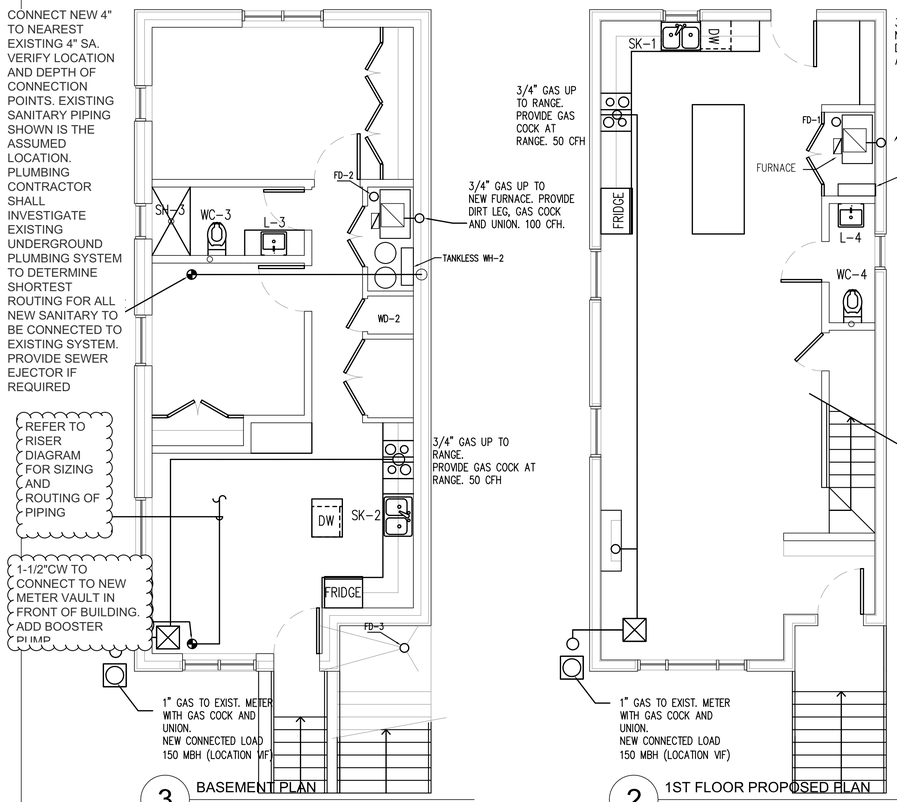
PROJECT NUMBER	6405.001
DATE	01.14.2021
DRAWN	NM
APPROVED	NM

N

M0.1

MECHANICAL PLANS, NOTES

CONNECT NEW 4" TO NEAREST EXISTING 4" SA. VERIFY LOCATION AND DEPTH OF CONNECTION POINTS. EXISTING SANITARY PIPING SHOWN IS THE ASSUMED LOCATION. PLUMBING CONTRACTOR SHALL INVESTIGATE EXISTING UNDERGROUND PLUMBING SYSTEM TO DETERMINE SHORTEST ROUTING FOR ALL NEW SANITARY TO BE CONNECTED TO EXISTING SYSTEM. PROVIDE SEWER EJECTOR IF REQUIRED

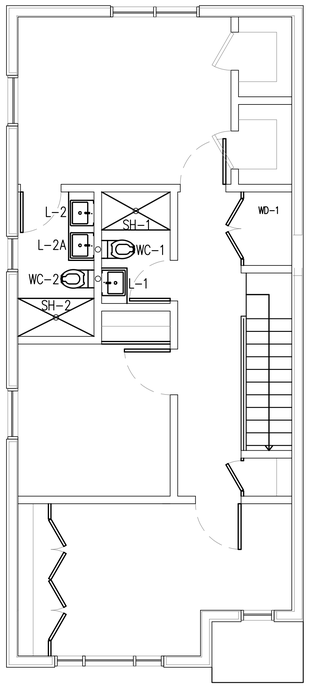


3 BASEMENT PLAN

SC 1/4" = 1'-0"

2 1ST FLOOR PROPOSED PLAN

SC 1/4" = 1'-0"



1 2ND FLOOR PROPOSED PLAN

SC 1/4" = 1'-0"

REUSE EXISTING ROOF DRAINAGE SYSTEM INCLUDING ALL ROOF DRAINS, SCUPPERS, STORM RISERS, ETC. REROUTE STORM PIPING ON FLOORS BELOW IF REQUIRED IN FIELD. CONTRACTOR SHALL VERIFY ALL ROOF DRAINS CONNECT OT CITY SEWER.

CONTRACTOR TO OFFSET WASTE, VENT & WATER DISTRIBUTION PIPING AS REQUIRED TO AVOID DUCTWORK AND STRUCTURAL MEMBERS; PROVIDE RELIEF VENTS FOR OFFSETS GREATER THAN 45'

PLUMBING FIXTURE SCHEDULE

GENERAL					TOTAL NEW FIXTURE UNITS				PIPE SIZES			
TAG	FIXTURE TYPE	VALVE	REMARKS	QUANTITY	COLD	HOT	SFU	DFU	DRAIN	VENT	COLD	HOT
DW	NEW PRIVATE DISHWASHER	ASSE 1006 BACKFLOW PREVENTER	AIR GAP ON DRAIN	2		4	4	4	2"			1/2"
FD-1	NEW FLOOR DRAIN	ASSE 1018 TRAP SEAL PRIMER VALVE		1				3	2"	2"		
FD-2	NEW FLOOR DRAIN	ASSE 1018 TRAP SEAL PRIMER VALVE		1				6	4"	2"		
HB-1	NEW HOSE BIBB	ASSE 1019 VACUUM BREAKER	VACUUM BREAKER TO BE MIN. 6" ABOVE DOWNSTREAM PIPING	2	8		8				3/4"	
L-1	NEW PRIVATE LAVATORY	ASSE 1017 INTEGRAL MIXING VALVE		1	0.75	0.75	1	1	2"	1-1/2"	1/2"	1/2"
L-2	NEW PRIVATE LAVATORY	ASSE 1017 INTEGRAL MIXING VALVE		1	0.75	0.75	1	1	2"	1-1/2"	1/2"	1/2"
L-2A	NEW PRIVATE LAVATORY	ASSE 1017 INTEGRAL MIXING VALVE		1	0.75	0.75	1	1	2"	1-1/2"	1/2"	1/2"
L-3	NEW PRIVATE LAVATORY	ASSE 1017 INTEGRAL MIXING VALVE		1	0.75	0.75	1	1	2"	1-1/2"	1/2"	1/2"
L-4	NEW PRIVATE LAVATORY	ASSE 1017 INTEGRAL MIXING VALVE		1	0.75	0.75	1	1	2"	1-1/2"	1/2"	1/2"
SH-1	NEW PRIVATE SHOWER	ASSE 1017 INTEGRAL MIXING VALVE	ASSE 1014 BACKFLOW FOR HANDHELD SHOWER	1	1	1	2	2	3"	2"	1/2"	1/2"
SH-2	NEW PRIVATE SHOWER	ASSE 1017 INTEGRAL MIXING VALVE	ASSE 1014 BACKFLOW FOR HANDHELD SHOWER	1	1	1	2	2	3"	2"	1/2"	1/2"
SH-3	NEW PRIVATE SHOWER	ASSE 1017 INTEGRAL MIXING VALVE	ASSE 1014 BACKFLOW FOR HANDHELD SHOWER	1	1	1	2	2	3"	2"	1/2"	1/2"
SK-1	NEW PRIVATE SINK	ASSE 1017 INTEGRAL MIXING VALVE		1	1.5	1.5	2	2	2"	1-1/2"	1/2"	1/2"
SK-2	NEW PRIVATE SINK	ASSE 1017 INTEGRAL MIXING VALVE		1	1.5	1.5	2	2	2"	1-1/2"	1/2"	1/2"
WC-1	NEW PRIVATE WATER CLOSET	ASSE 1002 ANTI-SIPHON FILL VALVE	FLUSH TANK	1	3		3	3	4"	3"	3/4"	
WC-2	NEW PRIVATE WATER CLOSET	ASSE 1002 ANTI-SIPHON FILL VALVE	FLUSH TANK	1	3		3	3	4"	3"	3/4"	
WC-3	NEW PRIVATE WATER CLOSET	ASSE 1002 ANTI-SIPHON FILL VALVE	FLUSH TANK	1	3		3	3	4"	3"	3/4"	
WC-4	NEW PRIVATE WATER CLOSET	ASSE 1002 ANTI-SIPHON FILL VALVE	FLUSH TANK	1	3		3	3	4"	3"	3/4"	
WD-1	NEW PRIVATE WASHER/DRYER	ASSE 1007 BACKFLOW PREVENTER		1	1.5	1.5	2	2	2"	2"	1/2"	1/2"
WD-2	NEW PRIVATE WASHER/DRYER	ASSE 1007 BACKFLOW PREVENTER		1	1.5	1.5	2	2	2"	2"	1/2"	1/2"
			TOTAL	22	32.75	16.75	43	44				
			MINIMUM RECOMMENDED PIPE SIZE		N/A	N/A	1-1/2"	4"				

1. INSTALL BACKING AND SUPPORTS AS REQUIRED FOR ALL FIXTURES AND ACCESSORIES.
2. ALL FIXTURES SHALL MEET ADA AND LOCAL CODES
3. SUPPLY PIPING AND FITTING FOR ALL FIXTURES SHALL BE INSTALLED SO AS TO PREVENT BACKFLOW
4. ALL FIXTURES SHALL BE PROVIDED WITH ACCESSIBLE SHUT OFF VALVES AT COLD AND HOT WATER PIPING CONNECTIONS
5. ALL SINKS, BATH, & SHOWER VALVES SHALL BE PROVIDED WITH APPROVED AUTOMATIC SAFETY WATER MIXING DEVICE AND PRESSURE BALANCE
6. HOT WATER TO ALL LAVATORIES AND HAND SINKS SHALL NOT EXCEED 110 DEGREES.
7. PROVIDE INSULATION FOR ALL PIPING IN EXTERIOR WALLS.

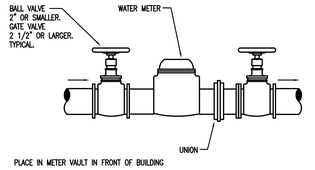
SFU = SUPPLY FIXTURE UNITS
DFU = DRAINAGE FIXTURE UNITS

WH-1 CALCULATIONS

EQUIPMENT	QUANITY	DEMAND PER UNIT (GALLONS PER HOUR)	GALLONS PER HOUR
LAVATORY	1	2	2
PRIVATE KITCHEN SINK	1	4	4
SHOWER (1.5 GPM)	1	20	20
HIGH EFFICIENCY CLOTHES WASHER	1	30	30
DOMESTIC DISHWASHER	1	7	7
Total gallons per hour (GPH) recovery requirements (for 140 F)			63

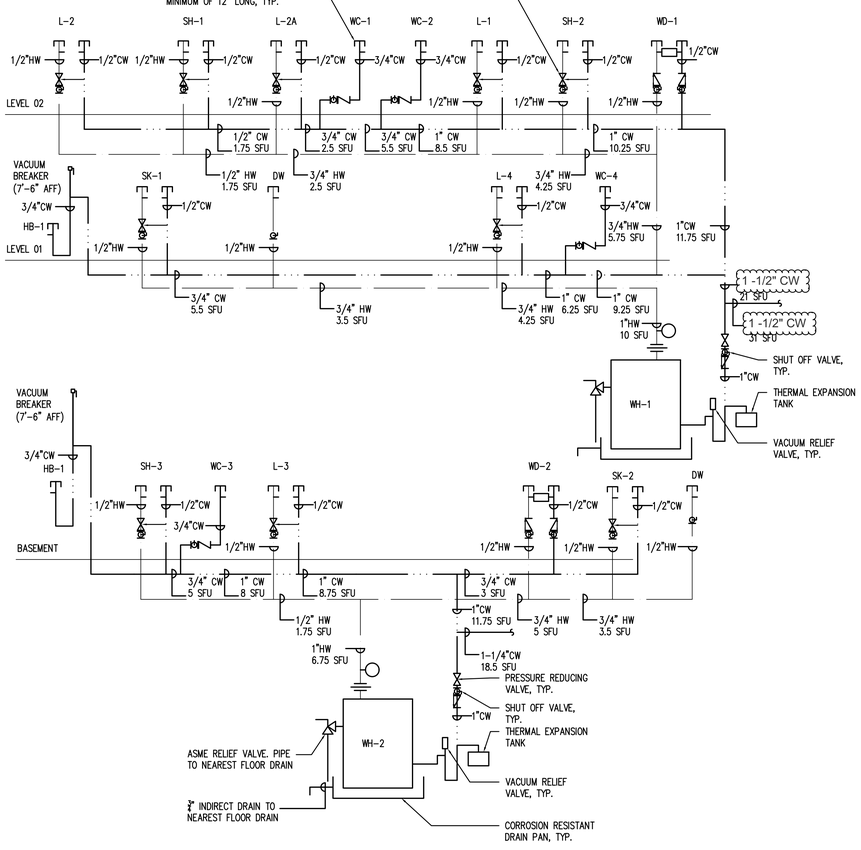
WH-2 CALCULATIONS

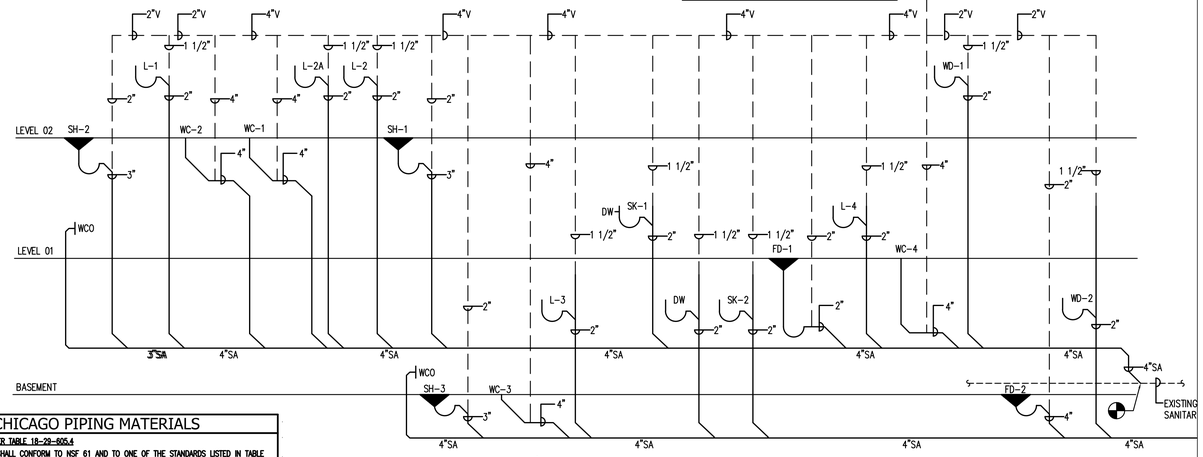
EQUIPMENT	QUANITY	DEMAND PER UNIT (GALLONS PER HOUR)	GALLONS PER HOUR
LAVATORY	4	2	8
PRIVATE KITCHEN SINK	1	4	4
SHOWER (1.5 GPM)	2	20	40
HIGH EFFICIENCY CLOTHES WASHER	1	30	30
DOMESTIC DISHWASHER	1	7	7
Total gallons per hour (GPH) recovery requirements (for 140 F)			89



DOMESTIC WATER SERVICE DETAIL

NO SCALE





CHICAGO PIPING MATERIALS

WATER SERVICE PIPE PER TABLE 18-29-605.4

WATER SERVICE PIPE SHALL CONFORM TO NSF 61 AND TO ONE OF THE STANDARDS LISTED IN TABLE 18-29-605.4. ALL WATER SERVICE PIPE OR TUBING, INSTALLED UNDERGROUND AND OUTSIDE OF THE STRUCTURE, SHALL HAVE A MINIMUM WORKING PRESSURE RATING OF 160 PSI (1100 KPA) AT 73.45°F (23.03°C). WHERE THE WATER PRESSURE EXCEEDS 160 PSI (1100 KPA), PIPING MATERIAL SHALL HAVE A MINIMUM RATED WORKING PRESSURE EQUAL TO THE HIGHEST AVAILABLE PRESSURE. ALL DUCTILE IRON WATER PIPE SHALL BE CEMENT MORTAR LINED IN ACCORDANCE WITH AWWA C104.

COPPER OR COPPER – ALLOY TUBE (TYPE K)	ASTM B 75; ASTM B 88; ASTM B 251 ASTM 447
DUCTILE IRON WATER PIPE	AWWA C151; AWWA C115

WATER DISTRIBUTION PIPE PER TABLE 18-29-605.5

WATER DISTRIBUTION PIPE SHALL CONFORM TO NSF 61 AND SHALL CONFORM TO ONE OF THE STANDARDS LISTED IN TABLE 18-29-605.5. ALL HOT WATER DISTRIBUTION PIPE AND TUBING SHALL HAVE A MINIMUM PRESSURE RATING OF 100 PSI (690 KPA) AT 180ŠF (82ŠC).

BRASS PIPE	ASTM B 43
COPPER OR COPPER – ALLOY PIPE	ASTM B 42; ASTM B 302
COPPER OR COPPER – ALLOY TUBE (TYPE K, L, OR M)	ASTM B 74; ASTM B 88; ASTM B 251; ASTM B 447
GALVANIZED STEEL PIPE	ASTM A 53

ABOVE-GROUND SANITARY/VENT PIPE PER TABLE 18-29-702.1

ABOVE-GROUND SOIL, WASTE AND VENT PIPE SHALL CONFORM TO THE RESPECTIVE STANDARD LISTED IN TABLE 18-29-702.1. THE USE OF POLYVINYL CHLORIDE (PVC) PLASTIC PIPE SHALL BE LIMITED TO BUILDINGS FOUR STORIES OR LESS INTENDED FOR RESIDENTIAL OCCUPANCY. THE USE OF DWV COPPER TUBING SHALL NOT BE PERMITTED IN ANY STRUCTURE OR PLUMBING SYSTEM.

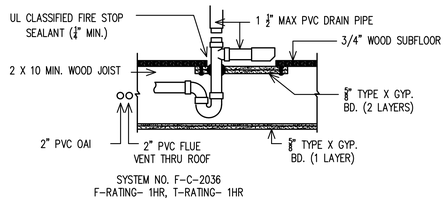
BRASS PIPE	ASTM B 43
COPPER OR COPPER-ALLOY PIPE	ASTM B 42; ASTM B 302
COPPER OR COPPER-ALLOY TUBING (TYPE K, L, OR M)	ASTM 75; ASTM B 88; ASTM B 251; ASTM B 306
GALVANIZED STEEL PIPE	ASTM A 53

UNDERGROUND SANITARY/VENT PIPE PER TABLE 18-29-702.2

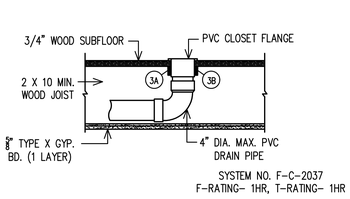
CAST-IRON PIPE HUB & SPIGOT (PRIVATE PROPERTY ONLY)	ASTM A 74; CISPI 301; ASTM A 888
COPPER OR COPPER-ALLOY TUBING (TYPE K)	ASTM B 88; ASTM B 251
DUCTILE IRON PIPE	AWWA C151; AWWA C115

SANITARY/VENT PIPE FITTINGS PER TABLE 18-29-702.4

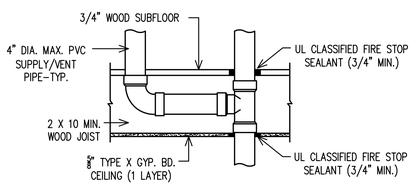
CAST-IRON PIPE HUB & SPIGOT	ASME B 16; ASME B16.12; ASTMA 74; ASTM A 888; CISPI 301
COPPER OR COPPER ALLOY	ASME B16.15; ASME B16.18; ASME B16.22; ASME B16.2–3; ASME B16.26; ASME B16.29; ASME B16.32
GRAY IRON AND DUCTILE IRON	AWWA C110 (ABOVE GROUND ONLY)
MALLEABLE IRON	ASME B16.3
STEEL	ASME B16.9; ASME B16.11; ASME B16.28
DUCTILE IRON PIPE	AWWA C151; AWWA C115



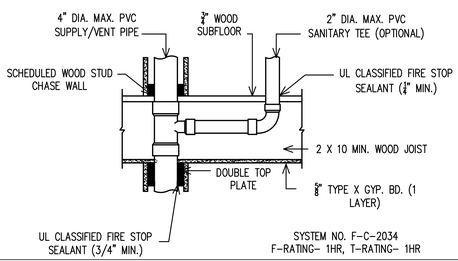
SYSTEM NO. F-C-2036
F-RATING– 1HR, T-RATING– 1HR



SYSTEM NO. F-C-2037
F-RATING– 1HR, T-RATING– 1HR



SYSTEM NO. F-C-2158
F-RATING– 1AND 2 HR, T-RATING– 1 AND 2HR



SYSTEM NO. F-C-2034
F-RATING– 1HR, T-RATING– 1HR

DEPARTMENT OF BUILDINGS
STANDARD PLAN REVIEW
CONDITIONAL PERMIT
Construction subject to full compliance with the Municipal Code of Chicago and field inspection
Building Commissioner
By
CERTIFIED CORRECTIONS

RENOVATION AND NEW ADDITION

6405 S RHODES AVE CHICAGO IL 60637

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001.021831
STATE OF ILLINOIS

1	ISSUED FOR PERMIT	01.14.2021
PROJECT NUMBER	6405.001	
DATE	01.14.2021	
DRAWN	NM	
APPROVED	NM	

N

P0.1

PLUMBING PLANS, NOTES

23	Not Compliled		Arch2	3	Oscar Audiffred	A0.2- FRAMING PLANS_APP##100906535.pdf	ARCH	ARA000	ARA000- Administravite issue PLEASE SHOW HERE AND/OR ON ARCH PLANS WHERE 6X6 BEAR ON (FOOTINGS). JUST LIKE THE BACK PORCH.	5/19/2021 6:47:15 am	Detail tag is added as requested and bubbled and dated.	5/19/2021 7:07:59 am
24	Not Compliled		Arch2	3	Oscar Audiffred	A0.3-ELEVATIONS_APP##100906535.pdf	ARCH	ARA000	ARA000- Administravite issue SEE FRAMING PLANS FOR CORRECTION HERE.	5/19/2021 6:45:59 am	Detail tag is added as requested and bubbled and dated.	5/19/2021 7:07:59 am
22	Not Compliled	Processing...	Arch2	3	Oscar Audiffred	A0.0- COVER_APP##100906535.pdf	arch	ARA000	ARA000- Administravite issue I COMPLIED ALL CORRECTIONS ADDRESSED. PLEASE ADDRESS ALL OUTSTANDING CORRECTIONS AND/OR NEW MARKUPS. RESUBMIT AS CERTIFIED CORRECTIONS SO YOU CAN GET APPROVAL FASTER. NOTE, PLEASE HAVE SOMEONE FIX THAT PERMIT DESCRIPTION IN PDOX BEFORE FINAL SO THAT THERE ARE NO ISSUES WITH INSPECTORS.	5/19/2021 7:07:10 am	All outstanding questions are already addressed. Please clarify the following items that are still not complied: Comments 15,16- building characteristics are completed on both applications. Comments 14,5: outlets are added repeatedly on kitchen island. Comment 6: Gas piping note is added to the mechanical sheet M0.1. Comment 7: all changes are bubbled and dated and initialled.	5/19/2021 7:07:59 am
21	Compliled		Arch2	2	Oscar Audiffred	E0.1- ELEC PLANS_APP##100906535.pdf	arch	ara0000	ARA0000= ADMINISTRATIVE ISSUE PLEASESHOW ALL REQ. CO ALARMS AT ALL REQ. LEVELS,LOCATIONS.	4/16/2021 11:12:56 am	All required CO alarms are added to the electrical sheet E0.1 on all levels and clouded and dated.	4/25/2021 4:50:39 pm
18	Compliled		Arch2	2	Oscar Audiffred	A0.1- ARCH PLANS_APP##100906535.pdf	arch	ara0000	ARA0000= ADMINISTRATIVE ISSUE - STILL NOT SHOWING SUPPORTING STRUCTURE FOR PORCH ABOVE. - YOU ARE NOT PROVIDING ALL REQ. FRAMING INFO FOR NEWFRONT STAIRS . HERE OR ON FRAMING PLANS -ALSO FOR THE FRONT STAIR ROOF. -STILL NOT SHOWING ALL REQ. GUARDRAIL (AT BASMENT STAIRS)	4/16/2021 11:08:32 am	There is no porch in the back, it is a deck and does not have a roof. The back deck structure is shown in sheet A0.2. including columns, edge beams, stair stringers and floor joists and details referenced in sheet A0.5. Framing for front stair and the stair roof are added to framing plans in sheet A0.2. guardrails for basement stairs are added in elevation 3.1/A0.2 and clouded and dated.	4/25/2021 4:50:39 pm
19	Compliled		Arch2	2	Oscar Audiffred	A0.2- FRAMING PLANS_APP##100906535.pdf	arch	ara0000	ARA0000= ADMINISTRATIVE ISSUE PLEASE COORDINATE THIS WALL SCHEDULE WITH YOUR FLOOR PLANS.DOES NOT MATCH THIS SECTION. (ONE IS METAL THIS IS WOOD STUDS) - ALSO, PLEASE ACCOUNT FOR ALL REQ. SHEER WALLS. - AS WELL AS FOR ALL OPENINGS (DOORS/WINDOWS) IF NOT , WILL ROUTE FOR STRUCTURAL REVIEW.	4/16/2021 11:10:56 am	The noted wall is Type D 2HR rated wood frame and is corrected in the wall detail 8/A0.4 and clouded and dated. It is NOT a metal stud wall anymore. All required shear walls are detailing is added to sheet A0.2 and clouded and dated. All openings framing information is added to sheet A0.2 and clouded and dated.	4/25/2021 4:50:39 pm
20	Compliled		Arch2	2	Oscar Audiffred	A0.4-DETAILS_APP##100906535.pdf	arch	ara0000	ARA0000= ADMINISTRATIVE ISSUE PLEASE COORDINATE THIS WALL SCHEDULE WITH YOUR FLOOR PLANS. ALSO, PROVDIE A COMPLETE (OR HALF SECTION) SHOWING THIS TYPE OF METAL CONSTRUCTION AND HOW IT ATTACHES TO FOOTING,ROOF, ETC.	4/16/2021 10:58:32 am	The wall described is NOT metal stud wall, the detail 8/A0.4 is corrected to be a wood frame 2HR fire rated wall. All wall types A,B,C,D,E are tagged in the plans.	4/25/2021 4:55:32 pm
15	Not Compliled		Project Manager	2	Donna Kelly-Mitchell	Form400-#100906535-P3-NC garage.pdf	pm	pm	Complete Building Characteristics, garage	4/7/2021 4:20:39 am	Garage building characteristics are added to the form	4/25/2021 5:45:46 pm
16	Not Compliled		Project Manager	2	Donna Kelly-Mitchell	Form400-#100906535.pdf	pm	pM	Complete Building Characteristics	4/7/2021 4:19:57 am	Building characteristics are added to the form	4/25/2021 5:45:46 pm
14	Not Compliled		Electrical	1	ralph palombizio	E0.1- ELEC PLANS_APP##100906535.pdf	E2	NOTE0001	NOTE9001 OUTLETS ARE REQUIRED ON KITCHEN ISLANDS	3/8/2021 1:41:29 am	Outlets are added as required on the island side in sheet E0.1 and clouded and dated.	3/11/2021 6:51:23 am
8	Compliled		Arch2	1	Oscar Audiffred	A0.1- ARCH PLANS_APP##100906535.pdf	arch	agac434	AGAC434 - Examiner's comments: Information submitted is insufficient and/or incomplete for review. additional corrections may be required. See comments. -CALL OUT ALL REQ. GUARDRAILS, INTERIOR /EXTERIOR AND HEIGHT -CALL OUT ALL PROPOSED MATERIAL, CANNOT HAVE COMBUSTIBLE MATERIAL ON SOUTH SIDE -PROVIDE REQ. RELIEF OPENING FOR GARAGE.	3/5/2021 8:19:57 am	The south side wall is TYPE D- UL rated two hour rated non combustible fiber cement siding wall. The calloutS are added on the plan. The wall detail is added as detail 8/A0.4. Guardrail heights are added to theplan. Guardrail and handrail heights are included in typical staur details 4&5&6/A0.5.	3/11/2021 6:51:24 am
8	Compliled		Arch2	1	Oscar Audiffred	A0.1- ARCH PLANS_APP##100906535.pdf	arch	agac434	AGAC434 - Examiner's comments: Information submitted is insufficient and/or incomplete for review. additional corrections may be required. See comments. --CALL OUT ALL REQ. GUARDRAILS, INTERIOR /EXTERIOR AND HEIGHT -CALL OUT ALL PROPOSED MATERIAL, CANNOT HAVE COMBUSTIBLE MATERIAL ON SOUTH SIDE -PROVIDE REQ. RELIEF OPENING FOR GARAGE.	3/5/2021 8:19:57 am	The south side wall is TYPE D- UL rated two hour rated non combustible fiber cement siding wall. The calloutS are added on the plan. The wall detail is added as detail 8/A0.4. Guardrail heights are added to theplan. Guardrail and handrail heights are included in typical staur details 4&5&6/A0.5.	3/11/2021 6:51:24 am
13	Compliled		Arch2	1	Oscar Audiffred	A0.0- COVER_APP##100906535.pdf	arch	ara0000	ARA0000= ADMINISTRATIVE ISSUE CLARIFY WHAT THIS MEANS," ALL WORK AS PER APPROVED DRAWINGS", ALSO, ON PDOX DESCRIPTION IT SAYS "PERMIT ALREADY OBTAINED FOR THIS PERMIT"?? DONT KNOW WHAT THAT MEANA. ??IF NOT - JUST REMOVE. ALWAYS CALL OUT CONSTRUCTION TYPE FOR ALL NEW WORK. AL	3/5/2021 8:19:46 am	"All work per approved drawings" is directing the contractors to deliver the work based on the approved drawings. The project description in hansen is outdated and the architect is not able to change the system, however revised project description is included in all permit application and the cover sheet. It reads "SPR 2019 CBC NEW CONSTRUCTION TWO UNIT MULTIFAMILY RESIDENTIAL WITH REAR DECK AND GARAGE", Construction Type is V-A, as noted on the cover sheet code matrix and permit applications.	3/11/2021 6:51:24 am
11	Compliled		Arch2	1	Oscar Audiffred	A0.4-DETAILS_APP##100906535.pdf	arch	ara0000	ARA0000= ADMINISTRATIVE ISSUE R21 MIN REQ. TYP. ALSO, PROVIDE CORRECT HOUR RATING. THIS IS A 2HR REQUIRED MIN. ALSO, SPECIFICALLY CALL OUT THE 1HR WALL	3/5/2021 8:08:59 am	Detail 8/A0.4 is added for two hour fire rated wall Type D. The wall types are Type D for 2hr and Type E for 1hr and all called out around the plans and clouded and dated. R-value is revised to R21 Min.	3/11/2021 6:56:10 am
12	Compliled		Arch2	1	Oscar Audiffred	A0.4-DETAILS_APP##100906535.pdf	arch	ara0000	ARA0000= ADMINISTRATIVE ISSUE WHERE IS YOUR ANCHOR BOLT	3/5/2021 8:09:00 am	anchor bolt is added in detail 1/A0.4 and clouded and dated.	3/11/2021 6:51:24 am
9	Compliled		Arch2	1	Oscar Audiffred	A0.2- FRAMING PLANS_APP##100906535.pdf	ara0000	agac434	AGAC434 - Examiner's comments: Information submitted is insufficient and/or incomplete for review. additional corrections may be required. See comments. PLEASE PROVIDE ALL REQUIREDCOMPLETE INFO - FOOTING INFO, SIZES, DIMENSIONS, CONNECTIONS, ETC. - ALL STRUCTURAL FRAMING INFO SHOULD BE ON THIS SHEET. IF NOT COODINATE CORRECTLY WHERE IT IS. -STAIR FRAMING -DOUBLE BEAMS BEARING ON EXTERO FRAME WALL - IF NOT COMPLETE INFO, WILL ROUTE FOR STRUCTURAL REVIEWS.	3/5/2021 7:55:09 am	Concrete foundation detail and dimension and frame wall connection to the foundation is in detail 1/A0.4 and tags are added to the foundation plan in drawing S/A0.2 for clarification. Structural framing details are located in sheet A0.2 and A0.5 and tagged in the plan. Stair opening double beam connection to the exterior framing is added in detail 1/A0.5 and clouded and dated. Exterior stairs concrete footing detail is added in 4/A0.5 and tagged in drawing S/A0.2.	3/11/2021 2:37:59 pm
10	Compliled		Arch2	1	Oscar Audiffred	A0.2- FRAMING PLANS_APP##100906535.pdf	ara0000	ara0000	ARA0000= ADMINISTRATIVE ISSUE ?? WHAT IS THIS.?	3/5/2021 7:55:09 am	Landing framing and attachments are added to the detail 10/A0.2 of the interior stairs. The change is clouded and dated.	3/11/2021 3:34:33 pm
6	Not Compliled		Refrigeration	1	Ronald Gardner	M0.1- MECH PLANS_APP##100906535.pdf	REFRIGERATION	RA2342	RA2342 - Examiner comments:(30-400) ADD THE GAS PIPING NOTE TO THE PLAN. NATURAL GAS DISTRIBUTION PIPING SHALL BE SCHEDULE 40 BLACK PIPE WITH 150# MALLEABLE IRON FITTINGS.	2/23/2021 7:45:25 am	The required note is added in sheet M0.1 and clouded and dated.	3/11/2021 2:46:26 pm
7	Not Compliled		Refrigeration	1	Ronald Gardner	M0.1- MECH PLANS_APP##100906535.pdf	REFRIGERATION	RI1700	RI1700 - Bubble, Date, and Initial all changes to plans.	2/23/2021 7:45:26 am	All changes in drawings are clouded and dated.	3/11/2021 2:37:59 pm
5	Not Compliled		Electrical	1	ralph palombizio	E0.1- ELEC PLANS_APP##100906535.pdf	E	NOTE0001	NOTE0001 OUTLETS ARE REQUIRED ON KITCHEN ISLANDS	2/23/2021 7:28:24 am	Outlets are added on the kitchen island sides in sheet E0.1 and clouded and dated.	3/11/2021 2:37:59 pm

DEPARTMENT OF BUILDINGS
STANDARD PLAN REVIEW
CONDITIONAL PERMIT
Construction subject to full compliance with the Municipal Code of Chicago and field inspection
Building Commissioner
By

CERTIFIED CORRECTIONS

NEW CONSTRUCTION

6405 S.RHODES Ave., Chicago IL 60637

BNMO

Architecture | Interior Design
3028 N. Hoyne Ave| Chicago IL 60618
(414) 736-1131 www.bnmodesign.com

CITY OF CHICAGO
DEPARTMENT OF BUILDINGS
Certified Corrections Program
Professionals of Record Certification Statement

All licensed professionals that stamp the plans and make the Department of Buildings' requested code corrections must sign and seal this Certification.

Application Number: 100906535

Project Address: 6405 S Rhodes Ave

Chicago, IL 60637

I hereby certify that I am the Professional of Record for this Project and to the best of my knowledge, I have personally made all requested code corrections to the plans sets as reflected on the attached correction sheet.

ARCHITECT:
Signature:
Printed Name: Negin Moayer
Address: 3028 N. Hoyne Ave, Chicago IL 60618
Dated: 03/11/2021

LICENSED ARCHITECT NEGIN MOAYER 001-018733 STATE OF ILLINOIS

STRUCTURAL ENGINEER:
Signature:
Printed Name:
Address:
Dated:

AFFIX SEAL HERE

HVAC CONSULTANT:
(PROFESSIONAL ENGINEER)
Signature:
Printed Name:
Address:
Dated:

AFFIX SEAL HERE

PLUMBING CONSULTANT:
(PROFESSIONAL ENGINEER)
Signature:
Printed Name:
Address:
Dated:

AFFIX SEAL HERE

City of Chicago

1	ISSUED FOR PERMIT	05.24.2021

PROJECT NUMBER	6405.001	
DATE	10.07.2020	
DRAWN	NM	
APPROVED	NM	

CC0.1

CERTIFIED CORRECTIONS

SPR 2019 CBC NEW CONSTRUCTION TWO UNIT MULTIFAMILY RESIDENTIAL

WITH REAR DECK AND NEW GARAGE

ALL WORK AS PER APPROVED DRAWINGS AND PERMIT

6407 S RHODES AVE. CHICAGO IL 60637

	PER CHICAGO BUILDING CODE 16(13–52–080); 16(13–52–090); 16(13–52–220); 16(13–52–230); 16(13–52–280); 16(13–52–310)	
DESIGN LOADS	– OFFICES FLOOR INCL. FILE AND COMPUTER RM.	50 PSF
	– LOBBIES & PUBLIC ROOMS	100 PSF
	– SECOND FLR. CORRIDOR	50 PSF
	– FIRST FLR. CORRIDORS, STAIRWAYS	100 PSF
	– PARTITIONS	15 PSF
	– DWELLING UNITS CORRIDORS	40 PSF
	– SERVING DWELLING UNITS	40 PSF
	– SERVING PUBLIC AREAS/LOBBIES	100 PSF
	– PUBLIC STAIRWAYS, PORCHES & DECKS	100 PSF
	– PARTITIONS	15 PSF
	– SNOW LOADS (FLAT ROOF, DRIFTING SNOW LOAD)	25 PSF
	– WIND LOADS	20 PSF
	– ROOFING MATERIALS (AT EDGES)	40 PSF
ROOF	– DEAD LOADS	15 PSF
	– WIND, SNOW (OR RAIN)	45 PSF
RAILING	– VERTICAL & HORIZONTAL THRUST	50 PSF
	– CONCENTRATED LOADS	200 PSF
	PROPOSED SOIL BEARING CAPACITY (SHALL BE FIELD VERIFIED BY A QUALIFIED TESTING AGENCY)	3000 PSF
DESIGN VALUES FOR STRUCTURAL WOOD (SOUTHERN PINE)	FOR STUDS Fb 875P/in2; Fv–90P/in2; Fc 975P/in2; E=1,4x10 6 1 PSI	
	CONSTRUCTION Fb 1100P/in2; Fv–100P/in2; FcP/in2; E=1.5x10 6 PSI	
	WET SERVICES FACTOR Fb–0.89P/in2; Fv–0.97P/in2; Fc–0.80P/in2	
	– DESIGN VALUE FOR BEAMS (STEEL)	21.6 PSF

EXTERIOR ENCLOSURE GENERAL NOTES:

ALL EXISTING WINDOWS TO BE EXAMINED FOR FUNCTIONALITY AND AIR TIGHTNESS. REPLACE WITH SAME SIZE DOUBLE HUNG WINDOWS IF NEEDED. DO NOT ADJUST EXISTING EXTERIOR WALL OPENINGS. CAP WINDOWS WITH WHITE METAL TRIM ON THE EXTERIOR. INSTALL WOOD FRAMING PAINTED WHITE IN THE INTERIOR

REMOVE EXISTING GLASS BRICK. INSTALL NEW DOUBLE HUNG THERMAL GLASS DOUBLE PANE WINDOWS

THE FOLLOWING SHALL BE CAULKED, GASKETED, WEATHER STRIPPED OR OTHERWISE SEALED WITH AIR BARRIER MATERIAL, SUITABLE FILM OR SOLID MATERIAL:
A. ALL JOINTS, SEAMS & PENETRATIONS.
B. SUITE–BUILT WINDOWS, DOORS & SKYLIGHTS.
C. OPENINGS BETWEEN WINDOWS AND DOOR ASSEMBLIES AND THEIR RESPECTIVE JAMBS & FRAMING.
D. UTILITY PENETRATIONS.
E. DROPPED CEILINGS OR CHASES ADJACENT TO THE THERMAL ENVELOPE.
F. WALLS & CEILINGS SEPARATING A GARAGE FROM CONDITIONED SPACES.
G. BEHIND TUBS & SHOWERS OR EXTERIOR WALLS
H. COMMON WALLS BETWEEN DWELLING UNITS.

INSULATION & FENESTRATION REQUIREMENTS BY COMPONENT: (SHALL COMPLY W/ ALL PRESCRIPTIVE REQUIREMENTS OF 2015 I.E.C.C.)

FENESTRATION U–FACTOR	0.32 MAX.
SKYLIGHT U–FACTOR	0.55 MAX.
GLAZED FENESTRATION SHGC	NR
CEILING R–VALUE	49 MIN.
WOOD FRAME WALL R–VALUE	19 OR 13+5 MIN.
MASS WALL R–VALUE	15 MIN.
FLOOR R–VALUE	30 MIN.
BASEMENT R–VALUE	10 / 13 MIN.
SLAB R–VALUE AND DEPTH	10 MIN. 4 FT
CRAWL SPACE	10 / 13 MIN.

CONCRETE SPECIFICATIONS:
1. THE CONTRACTOR SHALL VERIFY ALL PLAN DIMENSIONS AND CONFIRM THE FOUNDATION LAYOUT AND STAKING WITH THE SITE PLAN ND SETBACKS BEFORE PROCEEDING

2. THE CONTRACTOR SHALL COORDINATE THE WORK WITH ALL TRADE EFFECTED IN OR UNDER THE FOUNDATION BEFORE THE PLACEMENT OF CONCRETE

3. ALL REINFORCED CONCRETE WORK SHALL CONFORM TO THE CODE OF STANDARD PRACTICE AND THOSE ADOPTED BY HE AMERICAN CONCRETE INSTITUTE LATEST EDITION.

4. ALL CONCRETE FOUNDATION AND SLABS SHALL REST ON COMPACTED FILL OR UNDISTURBED SOIL WITH A MINIMUM SOIL BEARING PRESSURE OF 3,000 PSF

5. CONCRETE STRENGTH SHALL BE AT LEAST 3,000 PSFI IN COMPRESSION AT 28 DAYS FOR FOUNDATION

6. FORMS SHALL BE SET TRUE AND SECURE TO THE DIMENSIONS SHOWN ON THE PLANS AND SHALL NOT BE REMOVED UNTIL THE PROPER STRENGTH IS OBTAINED

7. SLABS ON GRADE SHALL BE 6" MINIMUM THICKNESS AND REINFORCED WITH 6X6 10/10 WWF OVER A MINIMUM 6 MIL VAPOR BARRIER

8. VERTICAL REINFORCEMENT IN CONCRETE COLUMNS OR FILLED BLOCK CELLS SHALL BE ANCHORED WITH UPSET BARS SET IN THE CONCRETE FOUNDATION AND THE VERTICAL REINFORCING LAPPED 36" CONTINUOUS TO THE STEEL IN THE TIE BEAM

9. CONCRETE SLABS SHALL BE FINISHED LEVEL AND TRUE TO THE ELEVATIONS OR SLOPES GIVEN ON THE PLANS.

WOOD SPECIFICATIONS:
1. ALL WOOD CONSTRUCTION SHALL CONFORM TO THE AMERICAN INSTITUTE OF TIMBER CONSTRUCTION AND THE AMERICAN PLYWOOD ASSOCIATION NATIONAL DESIGN SPECIFICATIONS.

2. ALL WOOD IN CONTACT WITH MASONRY OR CONCRETE CONSTRUCTION SHALL BE PRESSURE TREATED.

3. ALL WOOD FRAMING LUMBER SHALL BE SOUTHERN PINE, STRUCTURAL STRESSED GRADE #2, WITH FB=1,400 PSI AND E=1,600,000 PSI CONTAINING MOISTURE CONTENT NO GREATER THAN 19%.

4. HEADERS AND BEAMS FORMED OF TWO OR MORE MEMBERS SHALL BE ADEQUATELY FASTENED TOGETHER THROUGHOUT THEIR LENGTH AND EACH MEMBER SHALL BE FULL LENGTH.

5. REFER TO THE CONSTRUCTION NOTES AND CONNECTION SCHEDULE FOR AMOUNTS OF CONNECTORS AND FASTENERS.

6. ADEQUATE BRACING DURING CONSTRUCTION SHALL BE PROVIDED TO RESIST WIND AND CONSTRUCTION LOADS.

REINFORCEMENT SPECIFICATIONS:
1. ALL REINFORCING SHALL CONFORM TO THE CODES OF STANDARD PRACTICE AND THOSE ADOPTED BY THE REINFORCING STEEL INSTITUTE LATEST EDITION

2. REINFORCING STEEL SHALL BE DEFORMED BARS CONFORMING TO ASTM A–615 GRADE 60 (FY–60 KSI) THE BARS ARE TO BE FREE OF RUST, MILL SCALE, PAINT, OTHER COATINGS THAT WILL REDUCE BONDING

3. ALL WELDED WIRE FABRIC SHALL BE ASTM A–185. ALL WELDED WIRE FABRIC SHALL BE LAPPED TWO (2) FULL MESH PANELS AT SIDES AND ENDS AND BE WIRED TOGETHER. A MINIMUM OF TWO 3' WIDE LAYERS ARE REQUIRED AT ALL PERIMETER THICKENED EDGE SLABS.

4. ALL REINFORCING SHALL BE DETAILED, SPACED, LAPPED AND SECURED IN PLACE PER ACI 315 AND ACI 318

5. MINIMUM CONCRETE PROTECTION FOR REINFORCING BARS, STRUCTURAL PART FOOTINGS (AGAINST EXPOSED EARTH) FOOTINGS (FORMED AND EXPOSED TO EARTH) SLABS (IN CONTACT WITH EARTH) COLUMNS (TO TIES ABOVE GRADE) BEAMS (TO STIRRUPS)

MINIMUM CLEAR COVER:
3 INCHES
2 INCHES
1 ½ INCHES

FRAMING NOTES:;
1. CONTRACTOR TO VERIFY EXISTING DIMENSIONS WITH THOSE SHOWN ON PLANS AND REPORT TO ARCHITECT OF ANY DISCREPANCIES.

2. CARPENTRY CONTRACTOR TO DETERMINE WORTHINESS OF STRUCTURE AFTER ITS COMPLETE EXPOSURE

3. DO NOT ORDER PRODUCTS BEFORE SITE DIMENSIONS HAVE BEEN VERIFIED

4. DO NOT ORDER WINDOWS/DOORS BEFORE ROUGH OPENINGS ARE VERIFIED

5. HEADERS 5'–0" OR MORE SHALL HAVE METAL HARDWARE INSTALLED PER MANUFACTURER'S SPECS

6. MINIMUM GRADE LUMBER SPF#2

7. UNTREATED WOOD SHALL BE INSULATED FROM CONCRETE AND MASONRY SURFACES TO PREVENT CAPILLARY SUCTION AND MOISTURE DECAY

8. PROVIDE A FULL DEPTH RIM JOIST AT THE CANTILEVERED END OF ALL JOISTS

9. PROVIDE SOLID BLOCKING AT ALL CANTILEVERED SUPPORTS

10. AT BEAM TO BEAM CONNECTIONS USE HIGH CAPACITY STEEL HANGER AS NOTED BY SIMPSON W/ REQUIRED NUMBER OF SDS ¼" X 3" SCREWS AS PER MANUFACTURER'S INSTRUCTIONS.

11. AT ALL BEAMS PROVIDE END BEARING PER MANUFACTURER'S INSTRUCTIONS.

12. PROVDE SOLID OR CROSS–BRIDGINGFOR JOIST @ 8'–0" O.C. AND AT ALL OVERHANGS CROSSOVER POINTS (TYP.)

13. DOUBLE JOIST BELOW PARALLEL WALLS, CHIMNEY, BATH TUB, SKYLIGHT, STAIR OPENINGS AS WELL AS OTHER INCREASED LOADING CONDITIONED MIGHT BE ANTICIPATED.

14. ALL LUMBER EXPOSED TO THE ELEMENTS TO BE PRESSURE TREATED.

15. ALL LOAD BEARING POST AND COLUMNS TO EXTEND TO CONCRETE FOUNDATION WALL BY MEANS OF SOLID CONSTRUCTION.

DEMOLITION NOTES

NEW AND EXISTING CONDITIONS AND DIMENSIONS: EACH CONTRACTOR AND SUBCONTRACTOR SHALL VERIFY NEW AND/OR EXISTING CONDITIONS AND NEW AND /OR EXISTING DIMENSIONS AT THE SITE FOR ALL WORK ADJOINING THAT OF OTHER TRADES AND NOTIFY THE ARCHITECT FOR ANY ADVERTISED AND/OR DISCREPANCIES PRIOR TO STARTING WORK. CONDITIONS OF STRUCTURES: OWNER ASSUMES NO RESPONSIBILITY FOR ACTUAL CONDITION OF ITEMS OR STRUCTURE TO BE DEMOLISHED. CONDITIONS EXISTING AT TIME OF INSPECTION FOR BIDDING PURPOSE WILL BE MAINTAINED BY OWNER INSOFAR AS PRACTICABLE. HOWEVER, MINOR VARIATIONS WITHIN STRUCTURE MAY OCCUR BY OWNER'S REMOVAL AND SALVAGE OPERATIONS PRIOR TO START OF SELECTIVE DEMOLITION WORK PROTECTIONS: PROVIDE TEMPORARY BARRICADES AND OTHER FORMS OF PROTECTION TO PROTECT OWNER AND GENERAL PUBLIC FROM INJURY DUE TO SELECTIVE DEMOLITION WORK.
PROVIDE INTERIOR AND EXTERIOR SHORING, BRACING, OR SUPPORT TO PREVENT MOVEMENT, SETTLEMENT, OR COLLAPSE OF STRUCTURE OR ELEMENT TO BE DEMOLISHED AND ADJACENT FACILITIES OR WORK TO REMAIN. PROTECT FROM DAMAGE EXISTING FINISH WORK THAT IS TO REMAIN IN PLACE AND AND BECOMES EXPOSED DURING DEMOLITION OPERATIONS. PROTECT FLOORS WITH SUITABLE COVERINGS WHEN NECESSARY. PROVIDE TEMPORARY WEATHER PROTECTION DURING INTERVAL BETWEEN DEMOLITION AND REMOVAL OF EXISTING CONSTRUCTION ON EXTERIOR SURFACE AND INSTALLATION OF NEW CONSTRUCTION TO ENSURE THAT NO WATER LEAKAGE OR DAMAGE OCCURS TO STRUCTURE OR INTERIOR AREAS OF EXISTING BUILDING. REMOVE PROTECTION AT COMPLETION OF WORK.
DAMAGE: PROMPTLY REPAIR DAMAGES CAUSED TO ADJACENT FACILITIES BY DEMOLITION WORK.
FLAME CUTTING: DO NOT USE CUTTING TORCHES FOR REMOVAL UNTIL WORKED AREA IS CLEARED OF FLAMMABLE MATERIALS. AT CONCEALED SPACES, SUCH AS INTERIOR OF DUCTS AND PIPE SPACE, VERIFY CONDITION OF HIDDEN SPACE BEFORE STARTING FLAME OPERATIONS. MAINTAIN PORTABLE FIRE SUPPRESSION DEVICES DURING FLAME OPERATIONS. UTILITY SERVICES: MAINTAIN EXISTING UTILITIES INDICATE TO REMAIN IN SERVICE AND PROTECT THEM AGAINST DAMAGE DURING DEMOLITION OPERATIONS. DO NOT INTERRUPT UTILITIES SERVING OCCUPIED OR IN-USE FACILITIES, EXCEPT WHEN AUTHORIZED IN WRITING BY AUTHORITIES HAVING JURISDICTION. PROVIDE TEMPORARY SERVICES DURING INTERRUPTIONS TO EXISTING UTILITIES, AS ACCEPTABLE TO GOVERNING AUTHORITIES.

GENERAL NOTES:

BY EXECUTING THE CONTRACT, THE CONTRACTOR REPRESENTS THAT HE HAS VISITED THE SITE AND FAMILIARIZED HIM SELF WITH THE LOCAL CONDITIONS, CODES AND OWNER REQUIREMENTS UNDER WHICH THE WORK IS TO BE PERFORMED AND CORRELATED HIS OBSERVATIONS WITH THE REQUIREMENTS OF THE CONTRACT DOCUMENTS. THIS SHALL BE DONE PRIOR TO BID. THE INTENT OF THE CONTRACT DOCUMENTS IS TO INCLUDE ALL ITEMS NECESSARY FOR THE PROPER EXECUTION AND COMPLETION OF THE WORK. SHOULD THE CONTRACT DOCUMENTS CONTRADICT EACH OTHER AT ANY POINT, OR REQUIRE CLARIFICATION, THE CONTRACTOR MUST CALL THE SAME TO THE ATTENTION OF THE ARCHITECT, AND HIS DECISION SHALL BE OBTAINED PRIOR TO SUBMISSION OF BIDS, OTHERWISE THE ARCHITECT'S INTERPRETATION WILL GOVERN THE PERFORMANCE OF THE WORK AND NO ALLOWANCE SHALL BE MADE IN BEHALF OF THE CONTRACTOR FOR ERROR OR NEGLIGENCE ON HIS PART IN THIS CONNECTION. SHOULD ANY ERROR OR INCONSISTENCY APPEAR IN THE DRAWINGS, THE CONTRACTOR, BEFORE PROCEEDING WITH THE WORK, MUST CLEARLY BRING THE SAME TO THE ATTENTION OF THE ARCHITECT FOR PROPER ADJUSTMENT AND IN NO CASE SHALL PROCEED WITH THE WORK IN UNCERTAINTY. THE CONTRACTOR AND EACH SUBCONTRACTOR SHALL BE RESPONSIBLE FOR VERIFICATION OF ALL MEASUREMENTS AT AND IN THE PROPOSED CONSTRUCTION BUILDING OR SITE. NO CHARGE OR COMPENSATION SHALL BE ALLOWED DUE TO DIFFERENCE BETWEEN ACTUAL DIMENSIONS AND DIMENSIONS INDICATED ON THE DRAWINGS.

DRAWING INDEX

A0.0 SITE PLAN, CODE MATRIX & GENERAL INFORMATION & SPECS
A0.1 PROPOSED FLOOR PLANS
A0.2 FRAMING PLANS
A0.3 ELEVATIONS AND SECTION AND SCHEDULES
A0.4 DETAILS
A0.5 DETAILS
P0.1 PLUMBING FLOOR PLANS, DETAILS AND NOTES
E0.1 ELECTRICAL FLOOR PLANS, DETAILS AND NOTES
M0.1 MECHANICAL FLOOR PLAN, DETAILS AND NOTES

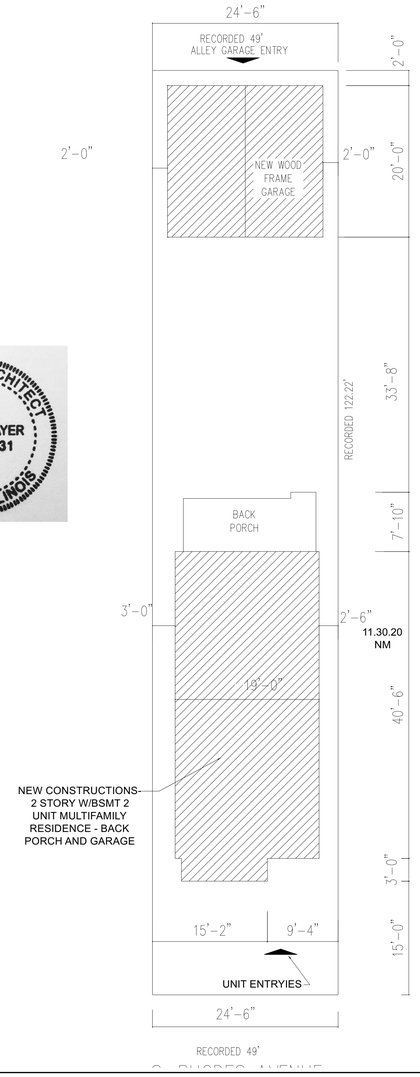
ITEM	ISSUE	CHARTER/ARTICLE	ORD. RQD	ACTUAL
	PART 1- ZONING REQUIREMENTS			
1.01	ZONING DISTRICT	CHICAGO ZONING ORDINANCE TITLE 17		RT-4
1.02	LOT AREA			5,989 SF
1.03	MAX. F.A.R.	CHICAGO ZONING ORDINANCE 17-02-0304		1.2
	BUILDING AREA BASEMENT			824 SF
	FIRST FLOOR			824 SF
	SECOND FLOOR			824 SF
1.04	TOTAL BUILDING AREA INCLUDED IN FAR CALCULATIONS	CHICAGO ZONING ORDINANCE 17-02-0304		1,648 SF < 5,988 SF
1.05	MIN. SETBACKS			
	SIDE	CHICAGO ZONING ORDINANCE 17-2-0309		2'-6" and 27'-0"
	BACK	CHICAGO ZONING ORDINANCE 17-2-0306		55'-8"
	FRONT			15'
	REAR YARD	CHICAGO ZONING ORDINANCE 17-2-0307		1,483 SF
1.06	MIN.PARKING	CHICAGO ZONING ORDINANCE 17-10-0200		2
1.07	BUILDING HEIGHT	CHICAGO ZONING ORDINANCE 17-2-0311		MEAN HEIGHT LEVEL = 28'-11"
	PART 2 - BUILDING REQUIREMENTS			
2.01	OCCUPANCY CLASSIFICATION	14B-3-310.6		R-5
2.02	TYPE OF CONSTRUCTION	14B-6-601		V-A
	FIRE RATINGS: EXTERIOR LOAD BEARING WALLS	TABLE 14B-6-601	1 HR	1 HR
	EXTERIOR NON-BEARING	TABLE 14B-6-601	1 HR	1 HR
	INTERIOR PARTITIONS	TABLE 14B-6-601	0 HR	1 HR
	FLOOR CONSTRUCTION	TABLE 14B-6-601	1 HR	1 HR
	INTERIOR BEAMS AND COLUMNS	TABLE 14B-6-601	1 HR	1 HR
	ROOF CONSTRUCTION	TABLE 14B-6-601	1/2 HR	1 HR
2.03	BUILDING HT, NO. OF FLOORS	TABLES 14B- 5- 504.3 & 504.4	MAX. 30'- 3 FLRS	28' - 2 FLRS

LICENSED ARCHITECT
NEGIN MOAYER
001.021831
STATE OF ILLINOIS

DEPARTMENT OF PLANNING AND DEVELOPMENT
APPROVED
Conforms to Zoning Ordinance
PATRICK MURPHY
ZONING ADMINISTRATOR
Plan Examiner

RT-4 New 2-story 2-flat with basement, rear porch, 2-car detached garage in rear. 4/20/2021

SITE PLAN



DEPARTMENT OF BUILDINGS
STANDARD PLAN REVIEW
CONDITIONAL PERMIT
Construction subject to full compliance with the Municipal Code of Chicago and field inspection
Building Commissioner
By
CERTIFIED CORRECTIONS

NEW CONSTRUCTION
6407 S.RHODES Ave., Chicago IL 60637

BNMO
Architecture | Interior Design
3028 N. Hoyne Ave| Chicago IL 60618
(414) 736-1131 www.bnmodesign.com

PROJECT CERTIFICATION

THIS IS TO CERTIFY THAT THESE PLANS WERE PREPARED UNDER MY DIRECT SUPERVISION AND TO THE BEST OF MY KNOWLEDGE AND BELIEF CONFORM TO THE REQUIREMENTS OF THE 2019 CHICAGO BUILDING CODES AND THE ACCESSIBILITY STANDARDS OF THE STATE OF ILLINOIS.
I CERTIFY THAT I AM THE DESIGN PROFESSIONAL OF RECORD FOR THIS PROJECT.
ARCHITECT IS NOT RESPONSIBLE FOR MEANS AND METHODS OF CONSTRUCTION THE PROJECT COMPLIES WITH CHICAGO BUILDING CODE.

ARCHITECT OF RECORD:
NEGIN MOAYER
LICENSE NUMBER: 001.021831

PROJECT CERTIFICATION

THIS IS TO CERTIFY THAT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE AND BELIEF, THE ATTACHED PLANS FOR 6407 S. RHODES, CHICAGO IL 60637 COMPLIES WITH THE REQUIREMENTS OF CHAPTER 18-13, ENERGY CONSERVATION, OF THE MUNICIPAL CODE OF CHICAGO, EXCEPT18-13-303 APRIL 22, 2009.

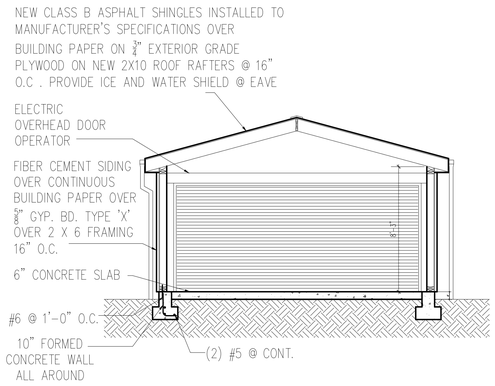
1	ISSUED FOR PERMIT	02.21.2021

PROJECT NUMBER	6407.001	
DATE		
DRAWN	NM	
APPROVED	NM	

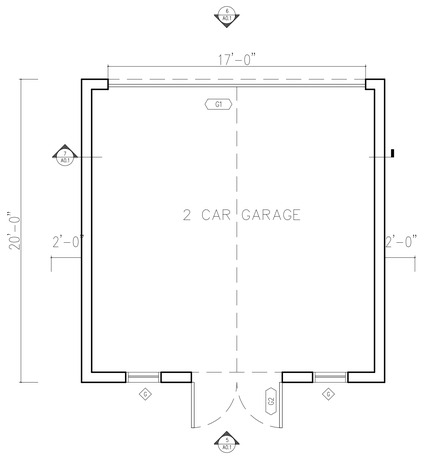
N

A0.0

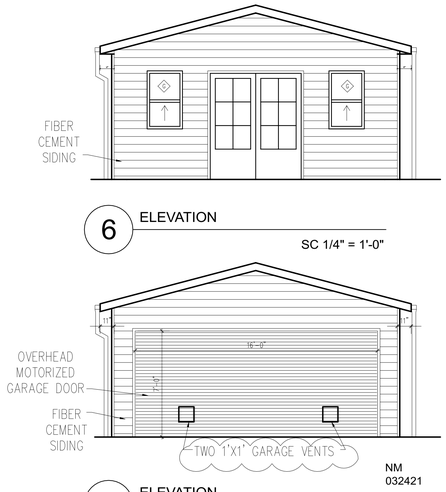
COVER



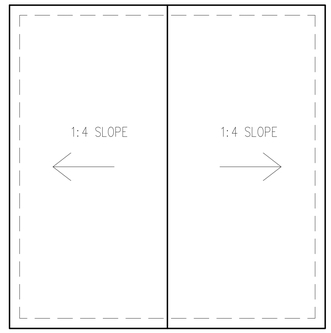
7 SECTION
SC 1/4" = 1'-0"



9 GARAGE FLOOR PLAN
SC 1/4" = 1'-0"



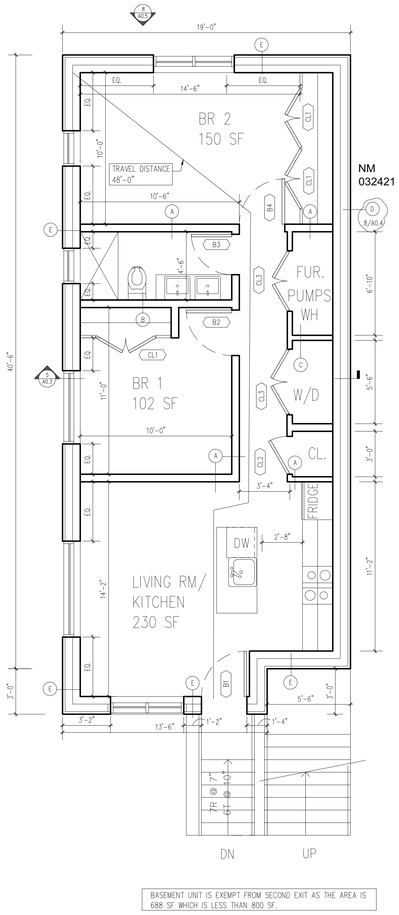
5 ELEVATION
SC 1/4" = 1'-0"



8 GARAGE ROOF PLAN
SC 1/4" = 1'-0"

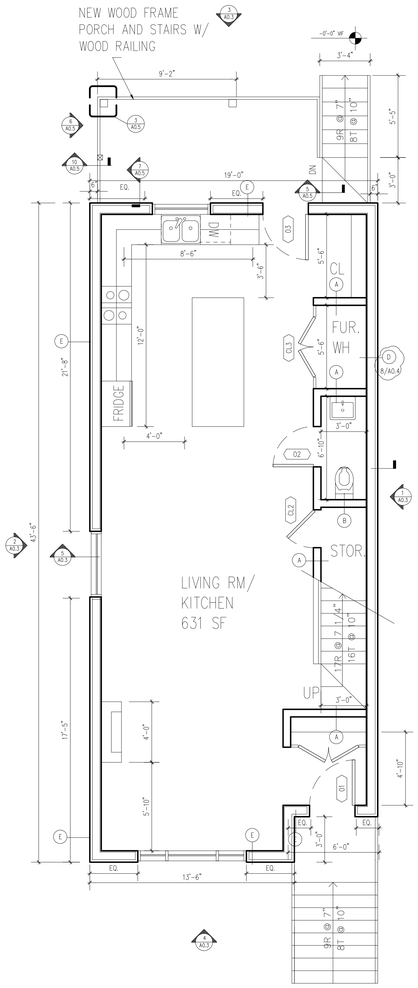
DEPARTMENT OF PLANNING AND DEVELOPMENT
APPROVED
Conforms to Zoning Ordinance
PATRICK MURPHY
ZONING ADMINISTRATOR
Plan Examiner

RT-4 New 2-story 2-flat with basement, rear porch, 2-car detached garage in rear. 4/20/2021

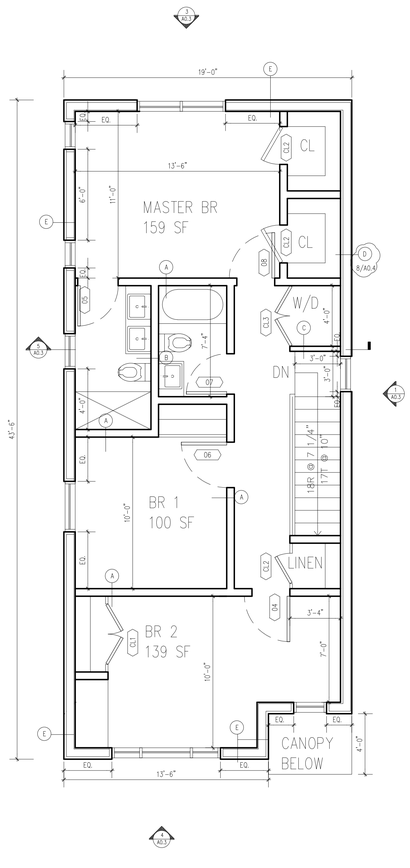


BASEMENT UNIT IS EXEMPT FROM SECOND EXIT AS THE AREA IS 688 SF WHICH IS LESS THAN 800 SF.

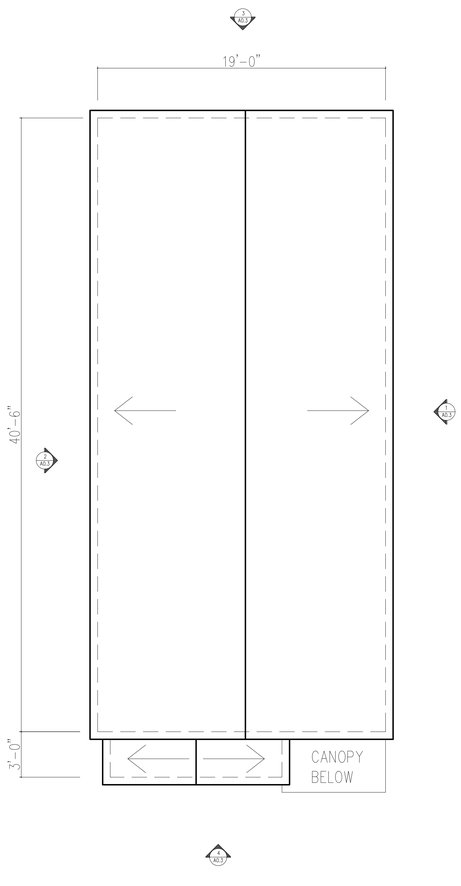
4 BASEMENT PLAN
SC 1/4" = 1'-0"



3 1ST FLOOR PLAN
SC 1/4" = 1'-0"



2 2ND FLOOR PLAN
SC 1/4" = 1'-0"



1 ROOF PLAN
SC 1/4" = 1'-0"

DEPARTMENT OF BUILDINGS
STANDARD PLAN REVIEW
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NEW CONSTRUCTION

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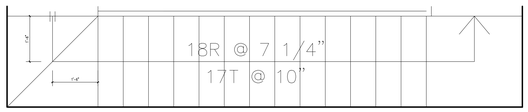
1	ISSUED FOR PERMIT	02.21.2021

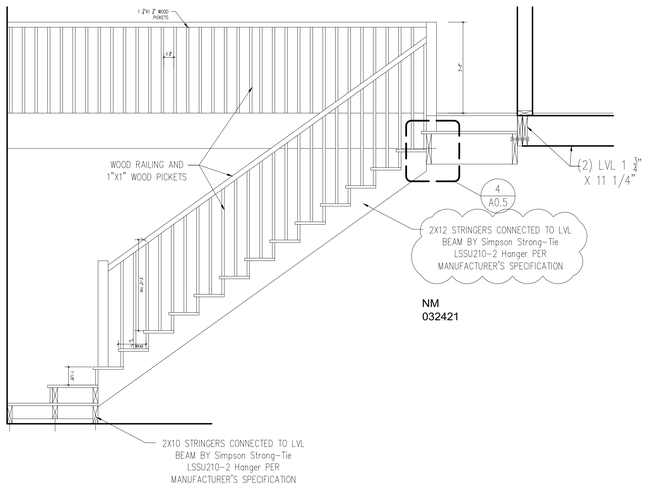
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DATE		
DRAWN	NM	
APPROVED	NM	

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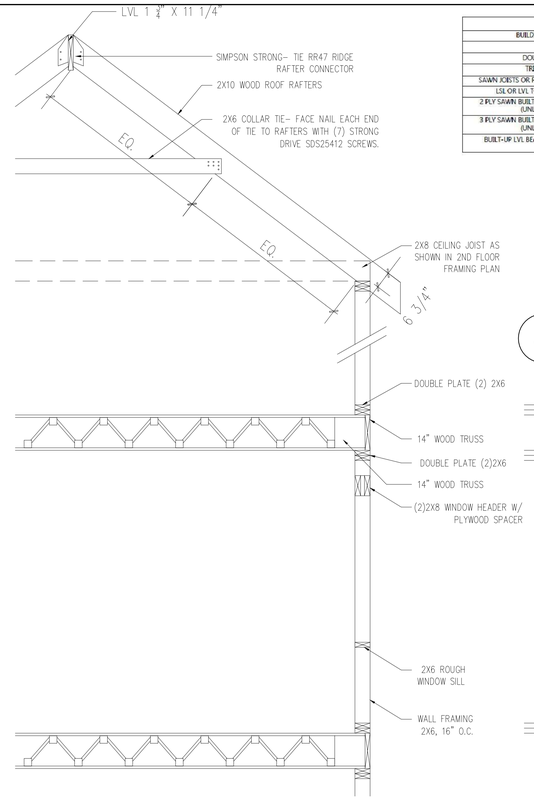
ARCHITECTURAL PLANS





10 INTERIOR STAIRS PLAN AND SECTION

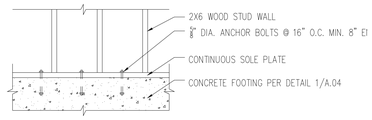
SC 1/4" = 1'-0"



9 TYPICAL FRAMING WALL SECTION

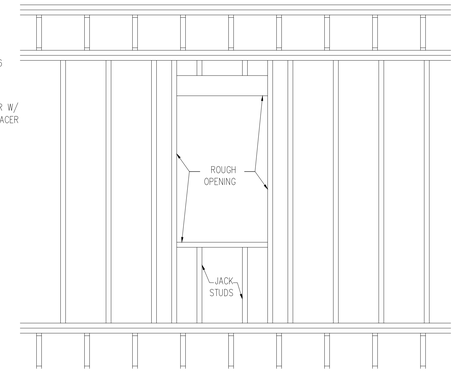
SC 1/4" = 1'-0"

TYPICAL WOOD NAILING SCHEDULE		
BUILDING ELEMENT	NAIL TYPE	NUMBER AND DISTRIBUTION
DOUBLE STUDS	DIRECT	16d @ 16" O.C., 1" FROM EDGE, EACH SIDE
TRIPLE STUDS	DIRECT	30 @ 16" O.C. 1½" FROM EDGE EACH SIDE
SAWN JOISTS OR RAFTER TO SILL OR GIRDER	TOE-NAIL	3-8d (MIN. 2" BRG)
LSL OR LVL TO SILL OR T/HEADER	TOE-NAIL	3-10d W/MIN. 3" BRG
2 PLY SAWN BUILT-UP BEAMS AND GIRDERS (UNLESS NOTED)	DIRECT	8d AT 12" O.C. TOP & BOTTOM EDGE ONE SIDE (STAGGERED) + 2-8d @ ENDS
3 PLY SAWN BUILT-UP BEAMS AND GIRDERS (UNLESS NOTED)	DIRECT	20d AT 32" O.C. TOP & BOTTOM EDGE EA. SIDE (STAGGERED) + 2-20d @ ENDS
BUILT-UP LVL BEAMS WITH (2) 1½" PLYS	DIRECT	10d AT 12" O.C. 2" FROM TOP & BOTTOM EDGE (STAGGERED)



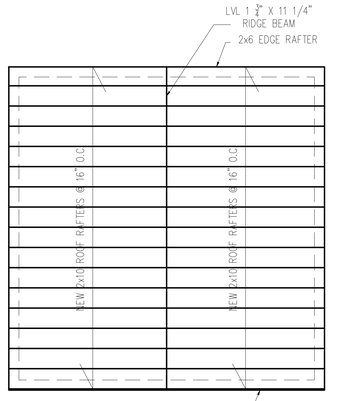
8 TYPICAL WALL TO CONCRETE FOOTING DETAIL

SC 1/4" = 1'-0"



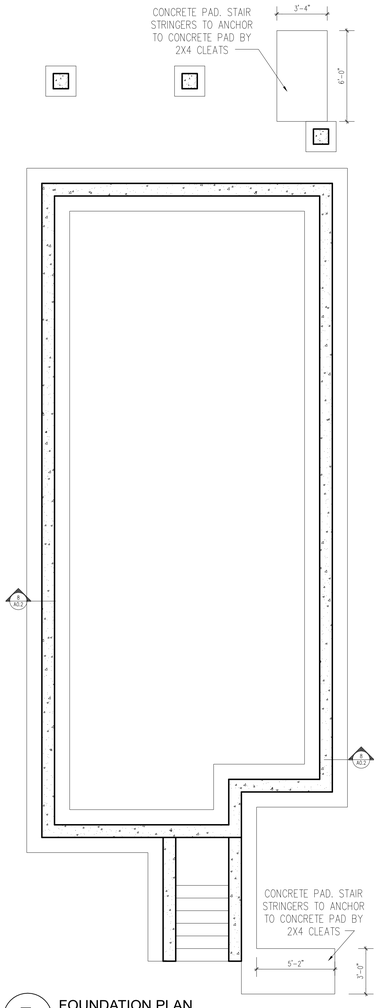
7 TYPICAL WALL AND WINDOW FRAMING

SC 1/4" = 1'-0"



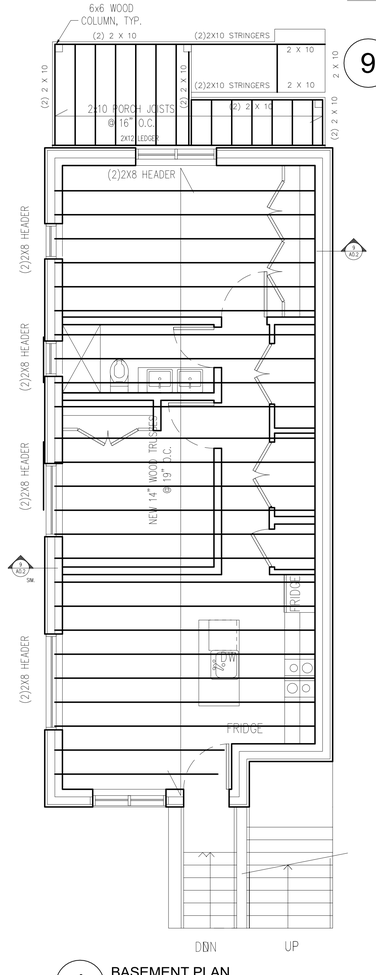
6 GARAGE FRAMING PLAN

SC 1/4" = 1'-0"



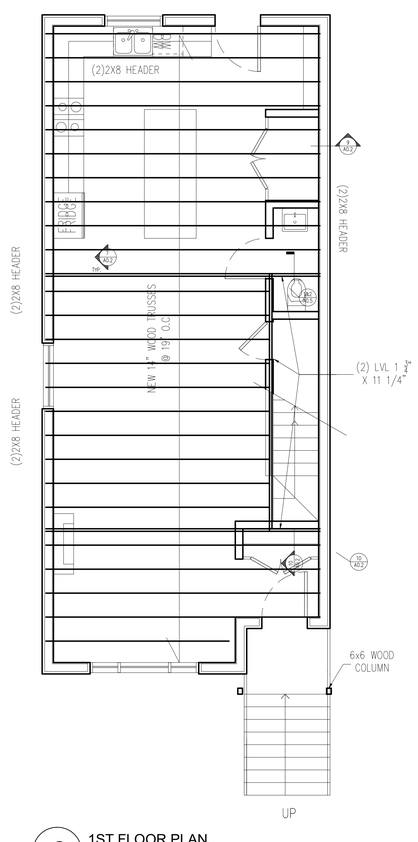
5 FOUNDATION PLAN

SC 1/4" = 1'-0"



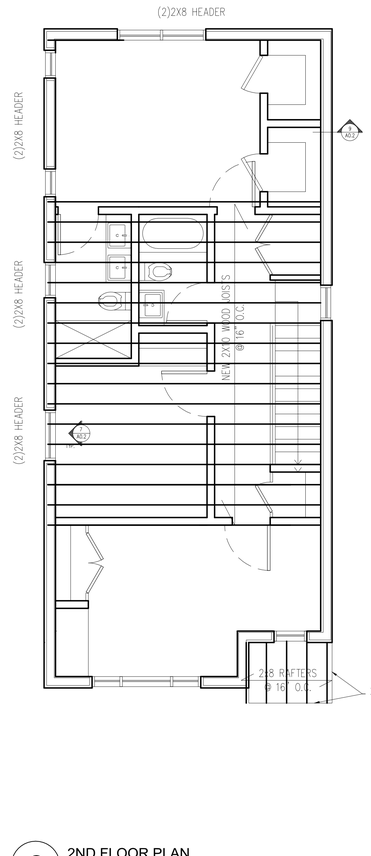
4 BASEMENT PLAN

SC 1/4" = 1'-0"



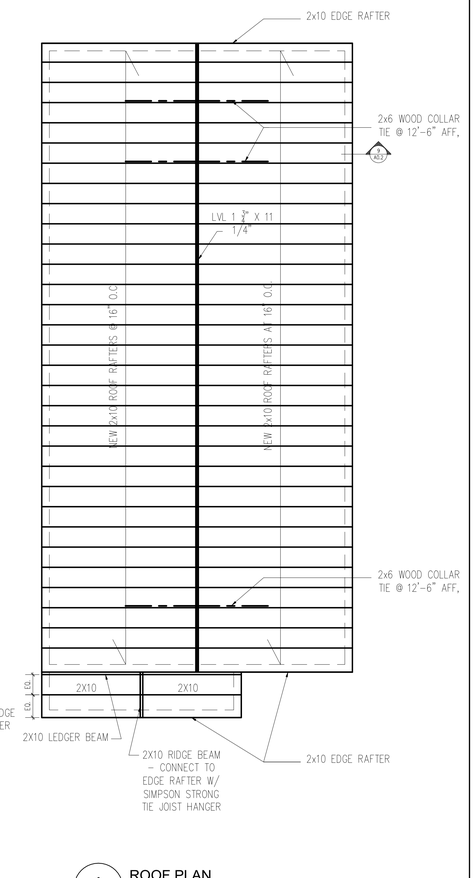
3 1ST FLOOR PLAN

SC 1/4" = 1'-0"



2 2ND FLOOR PLAN

SC 1/4" = 1'-0"



1 ROOF PLAN

SC 1/4" = 1'-0"

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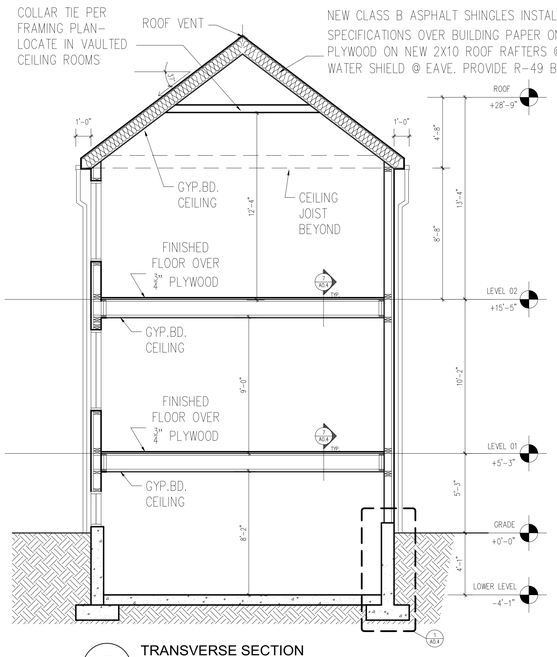
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STATE OF ILLINOIS

1	ISSUED FOR PERMIT	02.21.2020
PROJECT NUMBER	6407.001	
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DRAWN	NM	
APPROVED	NM	

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A0.2

FRAMING PLANS



5 TRANSVERSE SECTION

SC 1/4" = 1'-0"



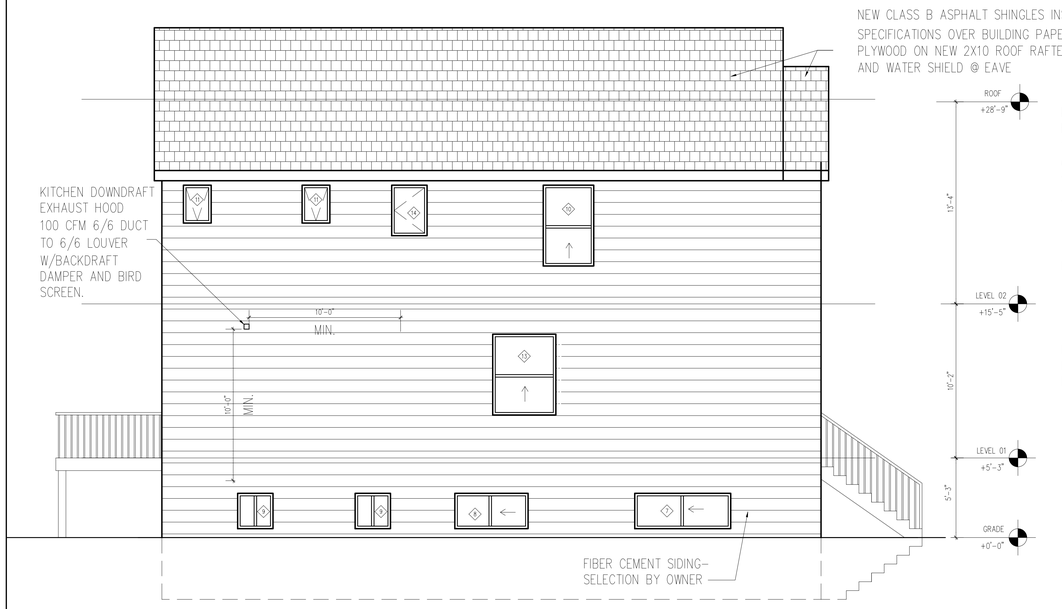
4 FRONT ELEVATION

SC 1/4" = 1'-0"



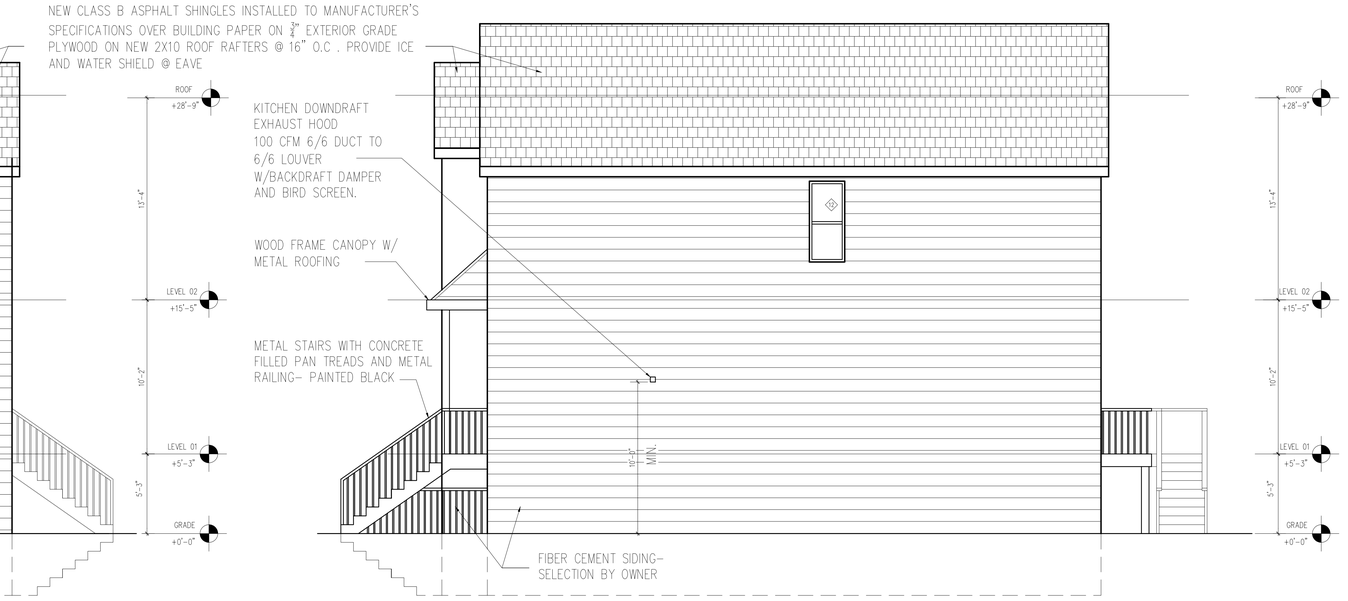
3 BACK ELEVATION

SC 1/4" = 1'-0"



2 SIDE ELEVATION

SC 1/4" = 1'-0"



1 SIDE ELEVATION

SC 1/4" = 1'-0"

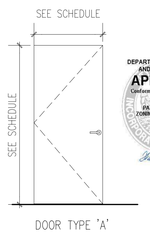
DOOR SCHEDULE

NO.	WD X HT	THIICK	TYPE	DOOR	FRAME	REMARK
B1	36" X 96"	1 3/4"	A	WD	WD	NEW ENTRY DOOR SELECTION BY OWNER
B2	36" X 80"	1 3/4"	A	WD	WD	
B3	32" X 80"	1 3/4"	A	WD	WD	
B4	36" X 80"	1 3/4"	A	WD	WD	
01	36" X 96"	1 3/4"	A	WD	WD	NEW ENTRY DOOR SELECTION BY OWNER
02	36" X 80"	1 3/4"	A	WD	WD	
03	36" X 80"	1 3/4"	A	WD	WD	
04	36" X 80"	1 3/4"	A	WD	WD	
05	32" X 80"	1 3/4"	A	WD	WD	
06	36" X 80"	1 3/4"	A	WD	WD	
07	32" X 80"	1 3/4"	A	WD	WD	
08	36" X 80"	1 3/4"	A	WD	WD	
G1	7' X 16'	MANUF.	A	AL	AL	OVERHEAD GARAGE DOOR – ELECTRIC
G2	72" X 80"	1 3/4"	A	WD	WD	FRENCH DOOR

* DOOR STYLE SELECTION AND SELECTION BY OWNER

CLOSET DOOR SCHEDULE

NO.	WD X HT	THIICK	TYPE	DOOR	FRAME	REMARK
CL-1	48" X 80"	1 3/4"	A	WD	WD	DOUBLE DOOR– EACH 24"
CL-2	30" X 80"	1 3/4"	A	WD	WD	SINGLE DOOR
CL-3	48" X 80"	1 3/4"	L	WD	WD	DOUBLE DOOR– EACH 24"– LOUVER



DEPARTMENT OF PLANNING AND DEVELOPMENT APPROVED Conforms to Zoning Ordinance PATRICK MURPHEY ZONING ADMINISTRATOR Plan Examiner

RT-4 New 2-story 2-flat with basement, rear porch, 2-car detached garage in rear. 4/20/2021

WINDOW SCHEDULE

NO.	WD X HT	TYPE	QUAN.	HEAD HEIGTH
1	7'6" x 6'4"	DOUBLE HUNG	2	8' AFF/ ALIGN W ENTRY DOOR
2	2'2" x 4'10"	DOUBLE HUNG	1	8' AFF
3	4'5" X 2'2"	CASEMENT	1	8' AFF/ ALIGN W ENTRY DOOR
4	5' X 5'2"	DOUBLE CASEMENT	1	6'8" AFF
5	3'10" X 4'	SLIDING	1	6'8" AFF
6	5'4" x 2'4"	SLIDING	1	7' AFF
7	6'4" x 2'4"	SLIDING	1	7' AFF
8	4'10" x 2'4"	SLIDING	1	7' AFF
9	2'4" x 2'4"	SLIDING	2	7' AFF
10	3'4" X 5'4"	DOUBLE HUNG	1	6'8" AFF
11	2'6"X1'6"	AWNING	2	6'8" AFF
C	3'10" X 2'4"	SINGLE HUNG	2	6'8" AFF
12	2'4" X 5'4"	DOUBLE HUNG	3	6'8" AFF (LVL 02)
13	4'2" X 5'4"	DOUBLE HUNG	3	8' AFF
14	2'4" X 3'4"	DOUBLE HUNG	3	6'8" AFF

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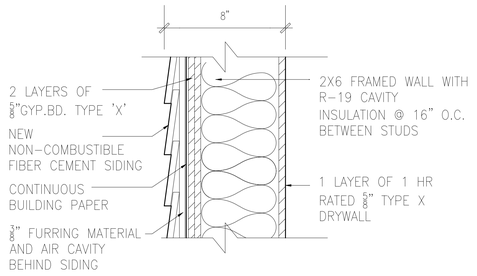
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PROJECT NUMBER	6407.001	
DATE		
DRAWN	NM	
APPROVED	NM	

N

ELEVATIONS

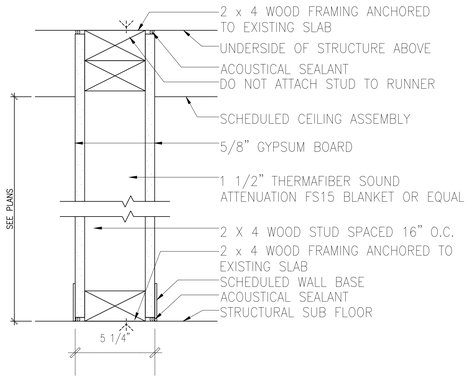
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6 NEW RAINSCREEN EXTERIOR WALL SYSTEM - TYPE E UL U305
SCALE: 2" = 1'-0" 1HR RATED

SC 3" = 1'-0"

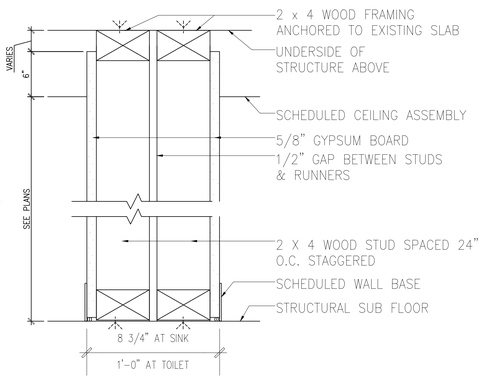
WALL TYPE E



5 DECK TO DECK PARTITION W/ SOUND BATT INSUL.- TYPE A
SCALE: 3" = 1'-0" UL DESIGN U344- 1HR

SC 3" = 1'-0"

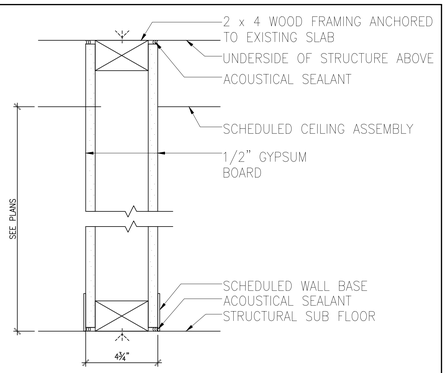
WALL TYPE A



4 CHASE PARTITION WITH SOUND BATT INSULATION- TYPE B
SCALE: 3" = 1'-0" UL DESIGN U341-1HR

SC 3" = 1'-0"

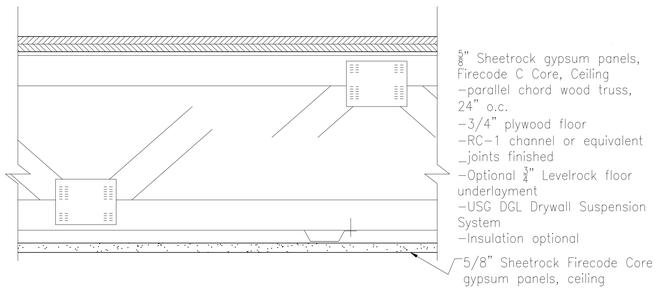
WALL TYPE B



3 DECK TO DECK PARTITION- TYPE C
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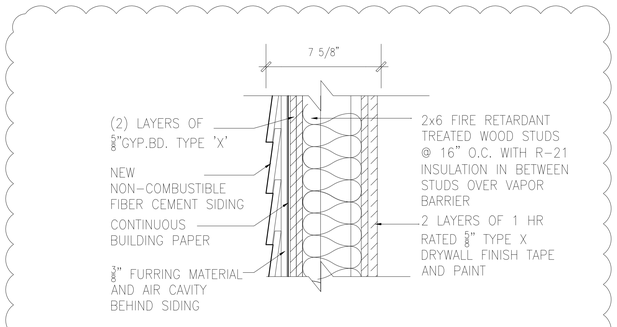
SC 3" = 1'-0"

WALL TYPE C



7 1HR FIRE RATED FLOOR/CEILING ASSEMBLY- UL DES L521,L550,L563
SCALE: 3" = 1'-0" 1HR

SC 3" = 1'-0"

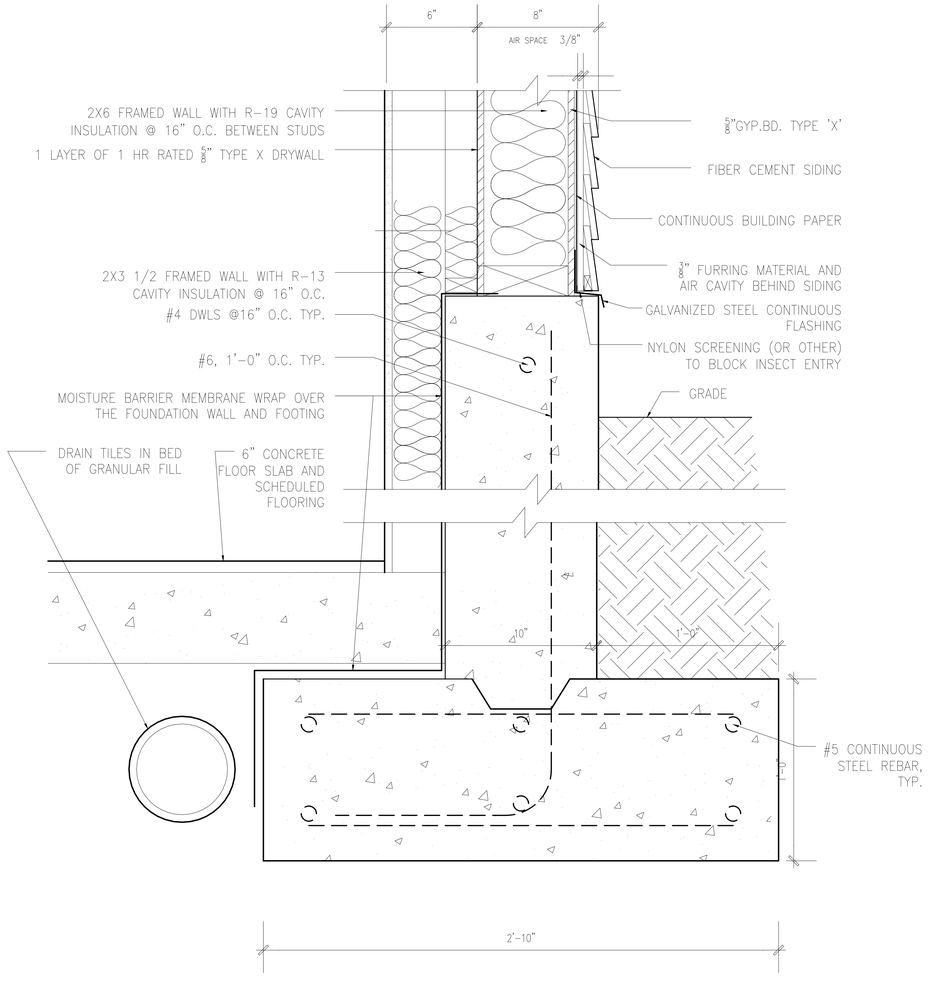


8 NEW RAINSCREEN EXTERIOR WALL SYSTEM - TYPE D UL U419
SCALE: 3" = 1'-0" 2HR RATED

SC 3" = 1'-0"

WALL TYPE D

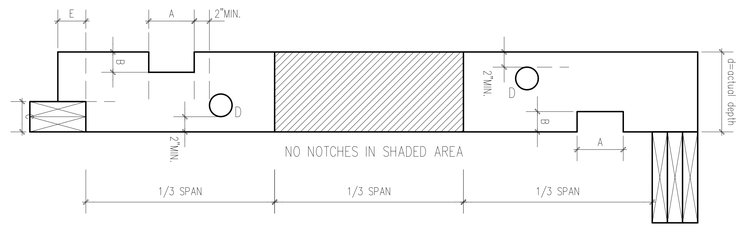
NM
032421



1 JOIST DIAGRAM
SC 1 1/2" = 1'-0"

MAXIMUM NOTCH AND HOLE SIZES

JOIST, BEAM OR HEADER SIZE	A	B	C	D	E MIN. BEARING LENGTH	
	MAX. NOTCH LENGTH NOT TO EXCEED d/3	MAX. NOTCH DEPTH NOT TO EXCEED d/6	MAX. END NOTCH DEPTH NOT TO EXCEED d/4	MAX. HOLE DIA. NOT TO EXCEED d/3	WOOD OR STEEL	MASONRY
2X8	2 3/8 "	1 3/16 "	1 13/16 "	2 3/8 "	1 1/2 "	3"
2X10	3 1/6 "	1 1/2 "	2 5/16 "	3 1/6 "	1 1/2 "	3"
2X12	3 3/4 "	1 7/8 "	2 13/16 "	3 3/4 "	1 1/2 "	3"



2 JOIST DIAGRAM
SC 1 1/2" = 1'-0"

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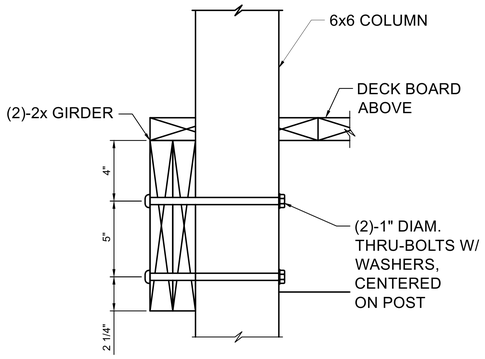
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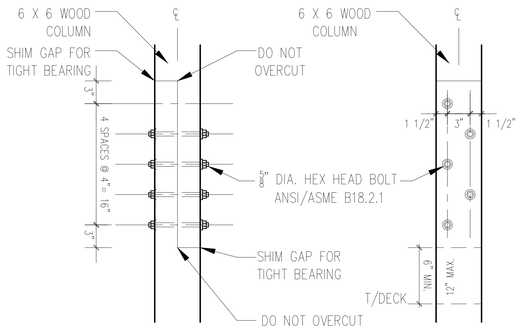
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ARCHITECTURAL DETAILS & SCHEDULES



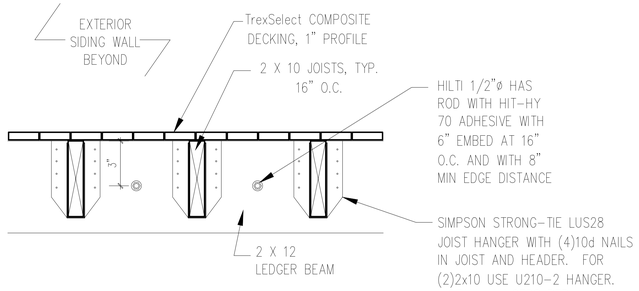
NOTES:
1. INSTALL ALL METAL CONNECTIONS PER MANUFACTURER'S INSTALLATION INSTRUCTIONS.

10 DETAIL
SC 3" = 1'-0"

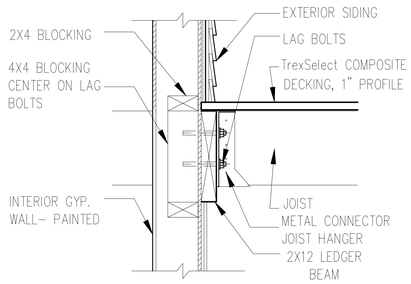


NOTE: DO NOT LOCATE SPLICE AT BEAM OR GUARDRAIL TO COLUMN CONNECTION

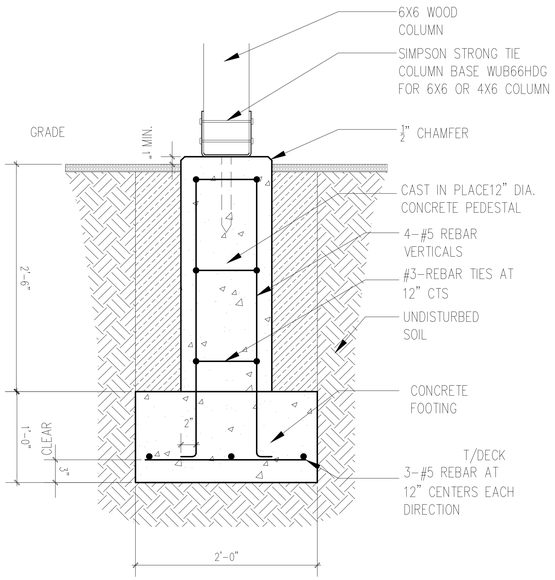
9 PORCH COLUMN LAPPING DETAIL
SC 3" = 1'-0"

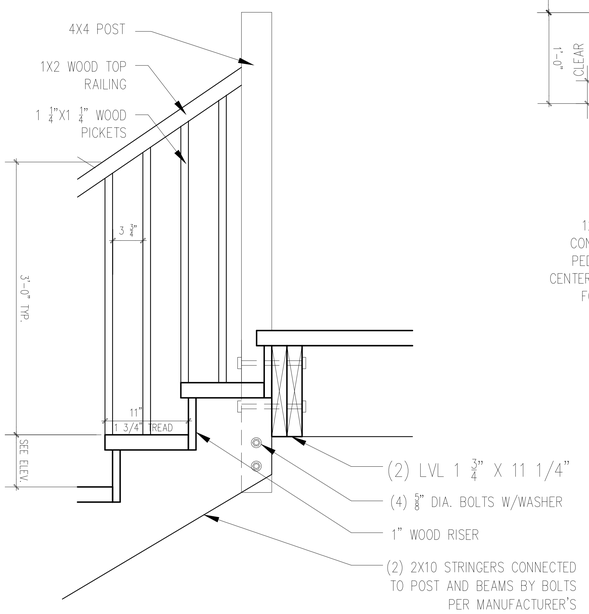


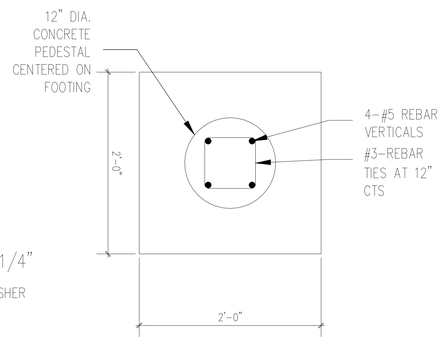
8 DETAIL
SC 3" = 1'-0"



7 DETAIL
SC 3" = 1'-0"

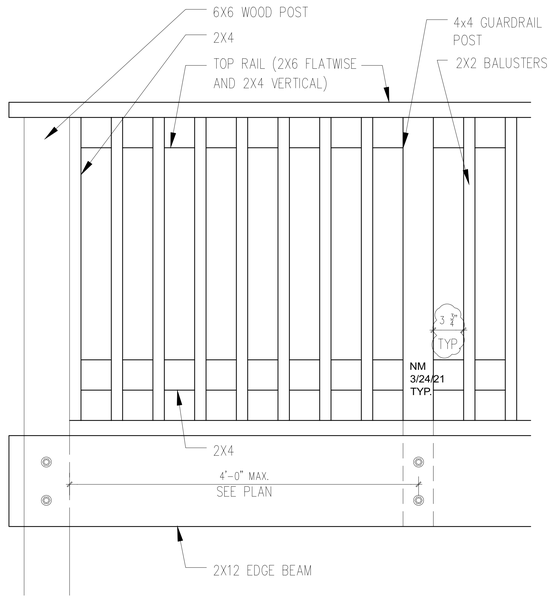




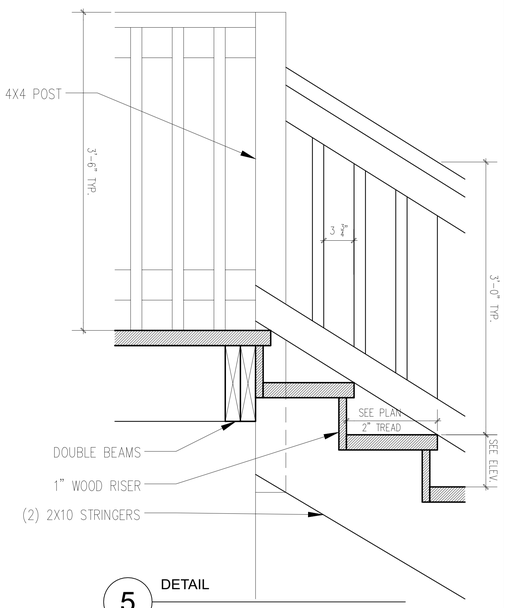


4 PORCH COLUMN FOOTING DETAIL
SC 3" = 1'-0"

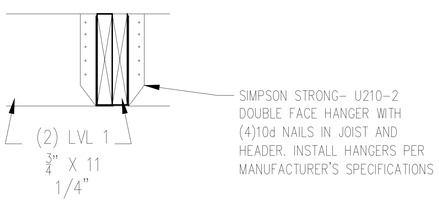
3 PORCH COLUMN FOOTING DETAIL
SC 3" = 1'-0"



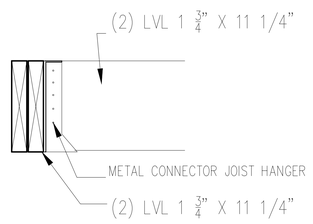
6 DETAIL
SC 3" = 1'-0"



5 DETAIL
SC 3" = 1'-0"



2 DETAIL
SC 3" = 1'-0"



1 DETAIL
SC 3" = 1'-0"

DEPARTMENT OF BUILDINGS
STANDARD PLAN REVIEW
CONDITIONAL PERMIT
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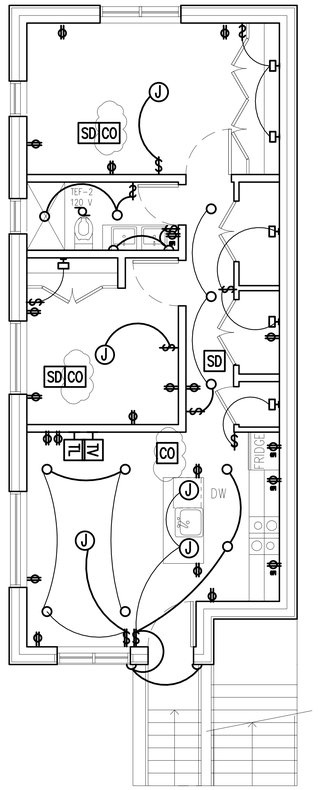
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PROJECT NUMBER	6407.001	
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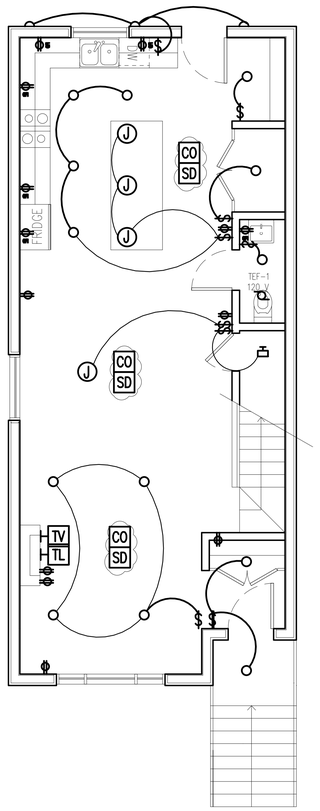
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ARCHITECTURAL DETAILS & SCHEDULES



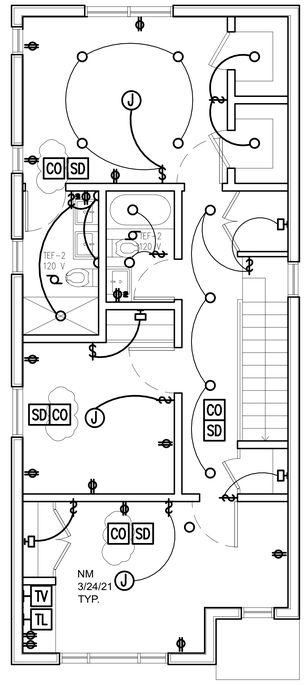
3 BASEMENT ELECTRICAL PLAN

SC 1/4" = 1'-0"



2 1ST FLOOR ELECTRICAL PLAN

SC 1/4" = 1'-0"



1 2ND FLOOR ELECTRICAL PLAN

SC 1/4" = 1'-0"

PANEL SCHEDULE: "T1"			LOCATION: WALL		C.B. RATING: 14 K.A.I.C.
VOLT: 240/120V-1 -3W	MAINS: 200A M C/B		MOUNTING: RECESSED		TYPE: BOLT-ON
REMARKS: PANEL UPGRADE					

USE AND/OR AREA SERVED	C/B	CIR. NO.	V.A. ØA	V.A. ØC	CIR. NO.	C/B	USE AND/OR AREA SERVED
GENERAL LIGHTING	20/1	1			2	1	KITCHEN APPLIANCE CIRCUIT
EXTERIOR LIGHTS	20/1	3			4	1	KITCHEN APPLIANCE CIRCUIT
MASTER BED ROOM	20/1	5			6	1	KITCHEN REFRIGERATOR
SPARE	20/1	7			8	1	SPARE
BATHROOM RECEPTACLE	20/1	9			10	1	SPARE
BEDROOM 2	20/1	11			12	1	SPARE
SPARE	20/1	13			14	1	SPARE
SPARE	20/1	13			16	1	SPARE
LIVING ROOM	20/1	15			18	1	SMOKE/CO COMBO DETECTORS
DINING ROOM	20/1	17				1	WASHER
SPARE	20/1	21			22	1	GAS DRYER
SPARE	20/1	23			24	2	CONDENSING UNIT A/C
SPARE	20/1	25			26		
SPARE	20/1	27			28	1	FURNACE
SPARE	20/1	29			30	1	GAS WATER HEATER

LOAD CENTER NOTES:

ALL PANELBOARD SCHEDULES SHALL BE TYPED AND PLACED IN THE PANEL DOOR BY E.C.

ALL BEDROOMS, LIVING ROOM, RECREATION ROOMS AND SLEEPING AREA SHALL BE PROTECTED BY (AFCI) ARCH FAULT CIRCUIT INTERRUPTER TYPE CIRCUIT BREAKERS. ALL BEDROOM LIGHTING AND RECEPTACLES SHALL BE ON AFCI CIRCUITS.

BRANCH CIRCUITS AND FEEDERS NOT TO EXCEED 3% VOLTAGE DROP.

ELECTRICAL LOAD CALCULATION

NAME: TWO FLAT (TENANT #1) ADDRESS: 6403 S RHODES AVE
RESIDENCE DIMENSIONS: SQAURE FEET 767 FLOORS ONE
SERVICE = PHASE: 1 WIRE: 3 VOLTAGE: 240/120V. AMPS: 100
SERVICE CONDUCTORS – SIZE: #3 TYPE: THWN CONDUIT: 1 1/4"C. GRMC
GROUNDING ELECTRODE – SIZE: #4CU CONDUIT: 1" GRMC
OVER CURRENT PROTECTION: SIZE: 100A. TYPE: M C/B

GENERAL BRANCH CIRCUIT LOAD

SQ.FT. = FLOOR: 767 X 3 WATTS/SQ.FT.	2,301	WATTS
APPL. CKTS/APT: 2 X 1500 WATTS/CKT.	3,000	WATTS
(MIN. TWO CIRCUITS) SUB-TOTAL GENERAL LOAD =	5,301	WATTS

DEMAND LOAD 220.11

FIRST 20,000 WATTS OF GENERAL LOAD @ 100% =	5,301	WATTS
NEXT 100,000 WATTS OF GENERAL LOAD @ 35% =		WATTS
ALL IN EXCESS OF 120,000 WATTS @ 25%		WATTS
TOTAL GENERAL LOAD =	5,301	WATTS

APPLIANCE LOADS 220.17, 220.18, 220.19

NO. OF ELECTRIC RANGE ___ GAS RANGE =	100	WATTS	
NO. OF GARBAGE DISP. 1 @ 560W EA. @ 100% =	560	WATTS	
NO. OF DISH WASHERS 1 @ 960W EA. @ 100% =	960	WATTS	
NO. OF GAS DRYERS 1 @ 800 EA. @ 100% =	800	WATTS	
NO. OF GAS. W.H. 1 @ 100 EA. @ 100% =	100	WATTS	
NO. OF FURNACES 1 @ 1200W EA. @ 100% =	1,200	WATTS	
NO. AIR CONDITIONER #1 1 @ 3264 EA. @ 100% =	3,264	WATTS	
NO. AIR CONDITIONER #2 ___ @ _____ @ 100% =		WATTS	
25% OF LARGEST SUMP ___ @ _____ @ 125% =		WATTS	
TOTAL EQUIPMENT LOAD =	6,984	WATTS	
TOTAL ELECTRICAL LOAD =	12,285	WATTS	
AT 240/120V 1ø =	51.1	AMPS	

HEATING COIL LOADS, BASEBOARD HEATER LOADS, AND AIR CONDITIONER LOADS ARE NON-COINCIDENTAL, ONLY THE LARGEST OF THE LOADS WILL BE REPRESENTED IN THE TOTAL LOAD.

PANEL SCHEDULE: "T2"			LOCATION: WALL		C.B. RATING: 14 K.A.I.C.
VOLT: 240/120V-1 -3W	MAINS: 200A M C/B		MOUNTING: RECESSED		TYPE: BOLT-ON
REMARKS: PANEL UPGRADE					

USE AND/OR AREA SERVED	C/B	CIR. NO.	V.A. ØA	V.A. ØC	CIR. NO.	C/B	USE AND/OR AREA SERVED
UPPER LEVEL LIGHTING	20/1	1			2	1	KITCHEN APPLIANCE CIRCUIT
EXTERIOR LIGHTS	20/1	3			4	1	KITCHEN APPLIANCE CIRCUIT
MASTER BED ROOM	20/1	5			6	1	KITCHEN REFRIGERATOR
MASTER BED BATH RECEPT	20/1	7			8	1	POWER ROOM RECEPT
BATHROOM RECEPTACLE	20/1	9			10	1	MAIN LEVEL LIGHTING
BEDROOM #2	20/1	11			12	1	SPARE
BEDROOM #3	20/1	13			14	1	SPARE
GARAGE LIGHTING, RECEPT	20/1	13			16	1	SPARE
LIVING ROOM	20/1	15			18	1	SMOKE/CO COMBO DETECTORS
DINING ROOM	20/1	17				1	WASHER
SPARE	20/1	21			22	1	GAS DRYER
CONDENSING UNIT A/C	20/2	23			24	2	CONDENSING UNIT A/C
		25			26		
FURNACE	20/1	27			28	1	FURNACE
GARAGE MOTORIZED DOOR	20/1	29			30	1	GAS WATER HEATERS

LOAD CENTER NOTES:

ALL PANELBOARD SCHEDULES SHALL BE TYPED AND PLACED IN THE PANEL DOOR BY E.C.

ALL BEDROOMS, LIVING ROOM, RECREATION ROOMS AND SLEEPING AREA SHALL BE PROTECTED BY (AFCI) ARCH FAULT CIRCUIT INTERRUPTER TYPE CIRCUIT BREAKERS. ALL BEDROOM LIGHTING AND RECEPTACLES SHALL BE ON AFCI CIRCUITS.

BRANCH CIRCUITS AND FEEDERS NOT TO EXCEED 3% VOLTAGE DROP.

ELECTRICAL LOAD CALCULATION

NAME: TWO FLAT (TENANT #1) ADDRESS: 6403 S RHODES AVE
RESIDENCE DIMENSIONS: SQAURE FEET 1520 FLOORS TWO
SERVICE = PHASE: 1 WIRE: 3 VOLTAGE: 240/120V. AMPS: 100
SERVICE CONDUCTORS – SIZE: #3 TYPE: THWN CONDUIT: 1 1/4"C. GRMC
GROUNDING ELECTRODE – SIZE: #4CU CONDUIT: 1" GRMC
OVER CURRENT PROTECTION: SIZE: 100A. TYPE: M C/B

GENERAL BRANCH CIRCUIT LOAD

SQ.FT. = FLOOR: 1520 X 3 WATTS/SQ.FT.	4,560	WATTS
APPL. CKTS/APT: 2 X 1500 WATTS/CKT.	3,000	WATTS
(MIN. TWO CIRCUITS) SUB-TOTAL GENERAL LOAD =	7,560	WATTS

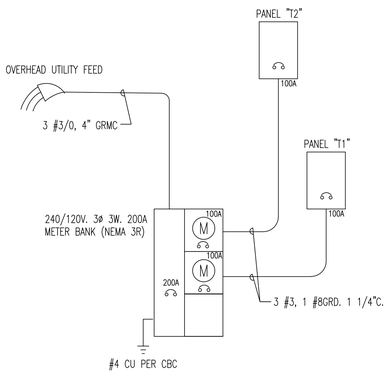
DEMAND LOAD 220.11

FIRST 20,000 WATTS OF GENERAL LOAD @ 100% =	7,560	WATTS
NEXT 100,000 WATTS OF GENERAL LOAD @ 35% =		WATTS
ALL IN EXCESS OF 120,000 WATTS @ 25%		WATTS
TOTAL GENERAL LOAD =	7,560	WATTS

APPLIANCE LOADS 220.17, 220.18, 220.19

NO. OF ELECTRIC RANGE ___ GAS RANGE =	100	WATTS	
NO. OF GARBAGE DISP. 1 @ 560W EA. @ 100% =	560	WATTS	
NO. OF DISH WASHERS 1 @ 960W EA. @ 100% =	960	WATTS	
NO. OF GAS DRYERS 1 @ 800 EA. @ 100% =	800	WATTS	
NO. OF GAS. W.H. 2 @ 100 EA. @ 100% =	200	WATTS	
NO. OF FURNACES 2 @ 1200W EA. @ 100% =	2,400	WATTS	
NO. AIR CONDITIONER #1 1 @ 3264 EA. @ 100% =	3,264	WATTS	
NO. AIR CONDITIONER #2 1 @ 3264 EA. @ 100% =	3,264	WATTS	
GARAGE DOOR OPENER 1 @ 960W EA. @ 125% =	960	WATTS	
TOTAL EQUIPMENT LOAD =	12,508	WATTS	
TOTAL ELECTRICAL LOAD =	20,068	WATTS	
AT 240/120V 1ø =	83.6	AMPS	

HEATING COIL LOADS, BASEBOARD HEATER LOADS, AND AIR CONDITIONER LOADS ARE NON-COINCIDENTAL, ONLY THE LARGEST OF THE LOADS WILL BE REPRESENTED IN THE TOTAL LOAD.



ELECTRICAL RISER DIAGRAM

NO SCALE

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1	ISSUED FOR PERMIT	02.21.2021

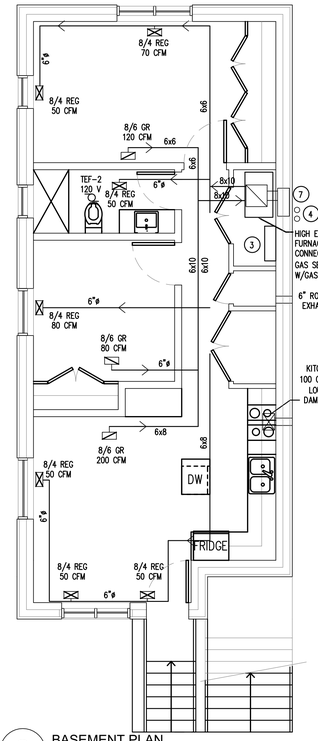
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DATE		
DRAWN	NM	
APPROVED	NM	

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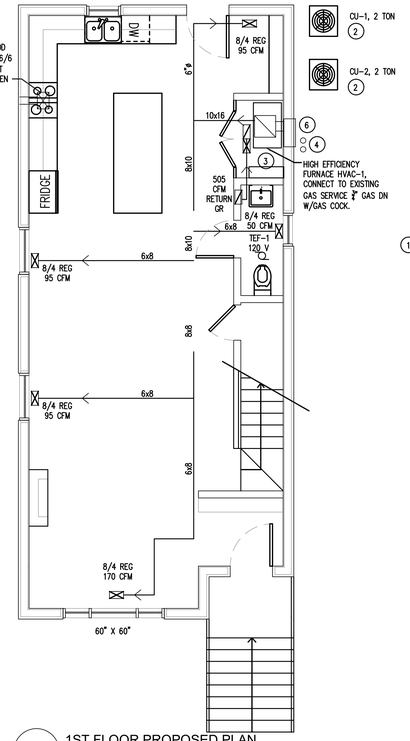
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ELECTRICAL PLANS, NOTES

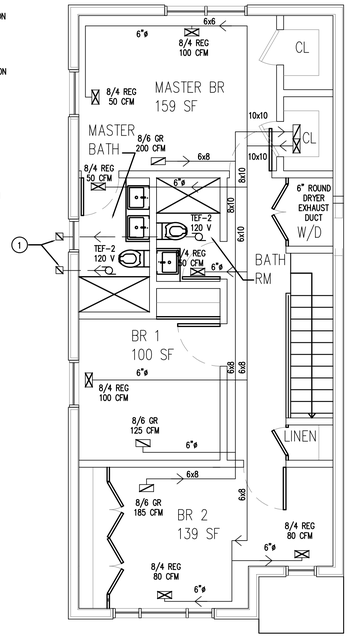
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3 BASEMENT PLAN
SC 1/4" = 1'-0"



2 1ST FLOOR PROPOSED PLAN
SC 1/4" = 1'-0"



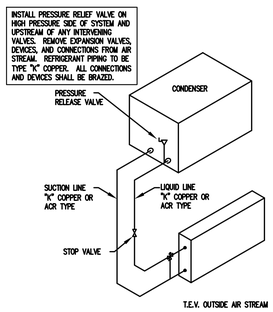
1 2ND FLOOR PROPOSED PLAN
SC 1/4" = 1'-0"

1. 4" DIA. EXHAUST DUCT UP TO ROOF. TERMINATE WITH ROOF JACK MINIMUM OF 15'-0" AWAY OR 3'-0" ABOVE ALL FRESH AIR OPENINGS
2. REFRIGERANT PIPING SHALL BE ROUTED TO ASSOCIATED FURNACE AS NOTED ON "AIR COOLED CONDENSING UNIT SCHEDULE". SIZE REFRIGERANT PIPING PER MANUFACTURER'S RECOMMENDATION. DO NOT EXCEED MAXIMUM RECOMMENDED LENGTH OF PIPE.
3. WATER HEATER B-VENT AND COMBUSTION AIR DUCT UP TO ROOF. TERMINATE WITH CONCENTRIC VENT MINIMUM 30" ABOVE ROOF. SEE DETAIL
4. FLU VENT AND COMBUSTION AIR DUCT UP TO ROOF. TERMINATE WITH CONCENTRIC VENT MINIMUM 30" ABOVE ROOF. SEE DETAIL
5. 5" DIA. EXHAUST DUCT UP TO ROOF. TERMINATE WITH ROOF JACK MINIMUM OF 15'-0" AWAY OR 3'-0" ABOVE ALL FRESH AIR OPENINGS
6. 20x10 WALL LOUVER SHALL BE MINIMUM OF 0.72 SF FREE AREA AND MOUNTED A MINIMUM OF 10'-0" ABOVE GRADE 15'-0" AWAY OR 3'-0" BELOW ALL EXHAUST OPENINGS. DUCT 10X8 O.A. DUCT TO MAIN RETURN DUCT. PROVIDE WITH SPRING LOADED O.A.I DAMPER
7. 14x8 WALL LOUVER SHALL BE MINIMUM OF 0.4 SF FREE AREA AND MOUNTED A MINIMUM OF 10'-0" ABOVE GRADE 15'-0" AWAY OR 3'-0" BELOW ALL EXHAUST OPENINGS. DUCT 8"ø O.A. DUCT TO MAIN RETURN DUCT. PROVIDE WITH SPRING LOADED O.A.I DAMPER

REGISTER SCHEDULE (50% NET FREE AREA MIN.)
UP TO (IN INCHES):
200 CFM USE 6X8
250 CFM USE 6X10
350 CFM USE 8X10
500 CFM USE 10X12
750 CFM USE 10x18
900 CFM USE 12X18

MECHANICAL LEGEND

- AIR RETURN
- AIR SUPPLY
- TOILET EXHAUST
- TYPICAL BACKDRAFT DAMPER
- FLOOR MTD. HIGH EFF. GAS FIRED FURNACE W/ PVC FLUE THROUGH ROOF
- DIRECTION OF AIR
- EXHAUST FAN
- SUPPLY DUCT W/ SIZE (12 / 6)
- RETURN DUCT W/ SIZE (12 / 6)



CITY OF CHICAGO REMOTE
REFRIGERATION PIPING DIAGRAM
NO SCALE

MECHANICAL GENERAL NOTES AND SPECIFICATIONS

IN GENERALN ALL WORK SHALL BE INSTALLED IN STRICT COMPLIANCE WITH ALL APPLICABLE LOCAL CODES THE NFPA, THE NEC AND THE OWNERS INSURANCE UNDERWRITER.

THIS CONTRACTOR SHALL KEEP AND PREPARE RECORD DOCUMENTS FOR DELIVERY TO THE OWNER AT COMPLETION OF THE PROJECT.

THESE RECORD DOCUMENTS SHALL INCLUDE ALL DUCTWORK MAINS AND BRANCHES BY SIZE AND LOCATION OF DAMPERS AND OTHER CONTROL DEVICES; FILTERS, ETC. REQUIRING PERIODIC MAINTENANCE OR REPAIR.

THESE RECORD DOCUMENTS SHALL INCLUDE ALL PIPING LOCATED BY SIZE AND LOCATION AND SERVICE WITH ALL VALVES AND ANY CONTROL DEVICES LOCATED WITH ITEMS REQUIRING MAINTENANCE.

ALL SEWER PIPING SHALL BE LOCATED AND DIMENSIONED OFF COLUMN CENTER LINES.

ALL EQUIPMENT MAINTENANCE MANUALS SHALL BE FURNISHED TO THE OWNER UPON COMPLETION OF PROJECT WITH ANY TRAINING OF OWNERS PERSONNEL REQUIRED INCLUDED AS PART OF THE PROJECT.

ALL MECHANICAL AND ELECTRICAL INSTALLATIONS SHALL BE COORDINATED TO PREVENT ANY INTERFERENCES.

ALL CUTTING AND PATCHING OF MATERIALS REQUIRED FOR INSTALLATION OF NEW WORK SHALL BE PERFORMED BY CONTRACTOR AS REQUIRED FOR THEIR INSTALLATION.

ANY EXISTING PIPING, DUCTWORK, ELECTRICAL, STRUCTURAL INSTALLATION, ETC. DAMAGED BY NEW CUTTING, PATCHING OR INSTALLATION SHALL BE REPLACED TO ORIGINAL CONDITION BY CONTRACTOR.THIS SHALL INCLUDE ANY AND ALL SAW CUTTING OF CONCRETE FLOOR SLAB.

PERFORM ALL PATCHING OF CONCRETE WITH SIMILAR MATERIALS PER ARCHITECTS DIRECTIVE.

ALL EQUIPMENT FURNISHED SHALL BE AS SPECIFIED OR SCHEDULED AS TO MANUFACTURER, MODEL AND CAPACITIES. ANY SUBSTITUTIONS SHALL BE REQUESTED IN WRITING TO THE ARCHITECT.

ALL DUCT AND PIPE THERMAL INSULATION SHALL BE AS MANUFACTURED BY JOHN-MANSVILLE, CERTAINTEED OR OWENS CORNING.

NATURAL GAS DISTRIBUTION PIPING SHALL BE SCHEDULE 40 BLACK PIPE WITH 150# MALLEABLE IRON FITTINGS.

VALVES AND UNIONS

GAS COCKS SHALL BE INSTALLED AT ALL EQUIPMENT USING NATURAL GAS SUCH AS FURNACE, HOT WATER HEATER, KITCHEN RANGE AND CLOTHES DRYER.

METAL DUCTWORK, ACCESSORIES, GRILLES AND DIFFUSERS

ALL DUCTWORK SHALL BE CONSTRUCTED OF SHEET METAL OF GAUGE DICTATED IN THE LATEST PUBLISHED SMACNA MANUALS FOR INSTALLATION OF LOW AND MEDIUM PRESSURE DUCTWORK SYSTEMS.

ALL SQUARE ELBOWS INDICATED SHALL BE PROVIDED WITH TURNING VANES. DUCTWORK INSTALLATION SHALL COMPLY WITH NFPA 90A "STANDARD FOR THE INSTALLATION OF AIR CONDITIONING AND VENTILATING SYSTEMS".

ALL DUCTWORK SHALL BE HUNG FROM CONSTRUCTION USING STRAPS OR RODS CONFORMING TO TABLE 4.1 IN SMACNA HVAC DUCT CONSTRUCTIONS STANDARDS LATEST EDITION.
USE ALL SHEET METAL SCREWS, BLIND RIVETS OR SELF-TAPPING METAL SCREWS COMPATIBLE WITH DUCT MATERIALS.

EXHAUST FLUE FROM HOT WATER HEATER SHALL BE STANDARD FLUE PIPE WITH ALL JOINTS SEALED GAS TIGHT.

PROVIDE RAIN CAP 3'-0" ABOVE EXISTING ROOF.

ALL RETURN AIR GRILLES AND SUPPLY AIR REGISTERS INDICATED SHALL BE BE EQUAL TO AS MANUFACTURED BY TUTTLE AND BAILEY OR APPROVED EQUAL FOR SIZES AND PATTERNS INDICATED ON THE DRAWINGS.

PROVIDE EACH GRILLE AND WITH OPB BALANCING DAMPER.

REGISTERS AND GRILLES EQUAL TO T70 W/OBD.

TESTING AND BALANCING AND TEMPERATURE CONTROLS

ENTIRE DUCTWORK SYSTEM SHALL BE BALANCED TO AIR FLOWS INDICATED ON THE DRAWINGS BY THE INSTALLING CONTRACTOR.

THERMOSTATS INDICATED TO BE FURNISHED AND INSTALLED AS PART OF THE HVAC UNITS SHALL BE INSTALLED AND TESTED BY THE HVAC CONTRACTOR. THEY SHALL BE STANDARD MODELS FURNISHED BY THE MANUFACTURER.

GENERAL VENTILATION NOTES

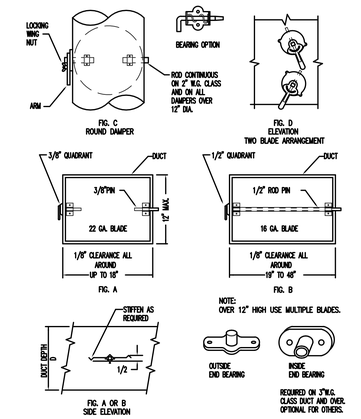
ALL DUCTWORK SHALL BE CONSTRUCTED OF GALVANIZED STEEL.

REGISTERS AND GRILLES BASED ON TUTTLE & BAILEY SERIES T-70.
REGISTERS SHALL HAVE OPPOSED BLADE DAMPERS.

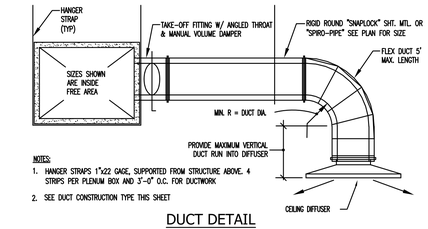
MAXIMUM NOISE LEVEL AT PROPERTY LINE 55 db.

ALL BRANCH RECTANGULAR DUCTWORK SHALL BE FURNISHED WITH SPLITTER TYPE DAMPERS WITH QUADRANT LOCKS.

ALL ROUND BRANCH DUCTWORK SHALL BE PROVIDED WITH SCREW-IN TAKE-OFFS WITH BUTTERFLY DAMPERS WITH QUADRANT LOCKS.



VOLUME DAMPERS - LOCK TYPE
NO SCALE



NOTES:
1. HANGER STRAPS 1"x22 GAGE, SUPPORTED FROM STRUCTURE ABOVE. 4 STRIPS PER PLENUM BOX AND 3'-0" O.C. FOR DUCTWORK
2. SEE DUCT CONSTRUCTION TYPE THIS SHEET

DUCT DETAIL
NO SCALE

CONDENSING UNIT SCHEDULE

EQUIPMENT TAG	LOCATION	MANUFACTURER	MODEL	STAGES	WEIGHT (LBS.)	DIMENSIONS (INCHES) LENGTH	WIDTH	HEIGHT	COMPRESSOR QUANTITY	TONS	HP	REFRIGERANT TYPE	CONDENSER FAN QUANTITY	CFM	MOTOR HP	MOTOR RPM	COOLING TOTAL (MBH)	TONS	EAT (DEG F)	SEER	REFRIGERANT WEIGHT (LBS.)	ELECTRICAL MCA	MOCP	PHASE	VOLTS	NOTES
HVAC-1	GRADE	CARRIER	24HNB530	2	278	35	35	37.25	1	2.5	2.5	R-410A	1	3223	0.13	800	30.0	2.5	95	15.3	8.25	18.5	30	1	208 / 240	1,2,3,4

NOTES
1. UNIT SHALL BE COMPATIBLE WITH ASSOCIATED "DX" COOLING COIL
2. PROVIDE MASON SUPER "W" PAD OVER 2" LIGHTWEIGHT CONCRETE PAD
3. PROVIDE NEMA 3R DISCONNECT SWITCH
4. PROVIDE WITH COMPRESSOR WRAP AND SOUND SHIELD

TWO STAGE/TWO SPEED 95% GAS FIRED WARM AIR FURNACE SCHEDULE

EQUIPMENT TAG	LOCATION	MANUFACTURER	MODEL	UNIT TYPE	WEIGHT (LBS.)	DIMENSIONS (INCHES) LENGTH	WIDTH	HEIGHT	FAN CFM	O.A.I. CFM	ESP. (INCHES)	MOTOR HP	MOTOR RPM	HEATING INPUT (CFH)	OUTPUT (MBH)	COMBUSTION AIR DUCT DIA. (INCHES)	FLUE DIA. (INCHES)	DELTA T	EAT (DEG F)	LAT (DEG F)	COOLING TOTAL (MBH)	EAT (DEG F)	LAT (DEG F)	ELECTRICAL MCA	MOCP	PHASE	VOLTS	NOTES
HVAC-1	CLOSET	CARRIER	59TPSA060E14	CONVERTIBLE	183	29.5	14.2	35.0	1000	0	0.50	0.50	1075	60.0	57.0	5	3	57	75.00	132.00	30.0	80/67	58/56	9.9	15	1	120	1,2,3,4,5,6

NOTES
1. PROVIDE MATCHING CARRIER CNPV DX COOLING COIL
2. PROVIDE HEATING/COOLING PROGRAMMABLE THERMOSTAT
3. PROVIDE 3/4" CONDENSATE PIPE ROUTED TO NEAREST FLOOR DRAIN
4. CLEARANCE FOR FURNACE MUST CONFORM TO MANUFACTURER'S REQUIREMENTS.
5. PROVIDE 1" LINER FOR 1ST 5'-0" OF MAIN RETURN DUCT FOR SOUND ATTENUATION. INCREASE EXTERNAL DUCT SIZE BY 2" FOR 1ST 5'-0" OF DUCT.
6. IF SPACE ALLOWS, RAISE FURNACE TO ALLOW RETURN DUCT TO MOUNT TO BOTTOM OF FURNACE.

HEAT PUMP UNIT SCHEDULE

EQUIPMENT TAG	LOCATION	MANUFACTURER	MODEL	STAGES	WEIGHT (LBS.)	DIMENSIONS (INCHES) LENGTH	WIDTH	HEIGHT	COMPRESSOR QUANTITY	TONS	HP	REFRIGERANT TYPE	CONDENSER FAN QUANTITY	CFM	MOTOR HP	MOTOR RPM	COOLING/HEATING TOTAL (MBH)	EAT (DEG F)	SEER	HSPF	REFRIGERANT WEIGHT (LBS.)	ELECTRICAL MCA	MOCP	PHASE	VOLTS	NOTES
HVAC-2	GRADE	CARRIER	24VNA913	5	158	23.125	23.125	32-1/8	1	1.0	1.0	R-410A	1	1600	0.20	650	12.6	95	18	8.2	4.6	11.8	20	1	208 / 240	1,2,3,4

NOTES
1. UNIT SHALL BE COMPATIBLE WITH ASSOCIATED "DX" COOLING COIL
2. PROVIDE MASON SUPER "W" PAD OVER 2" LIGHTWEIGHT CONCRETE PAD
3. PROVIDE NEMA 3R DISCONNECT SWITCH
4. PROVIDE WITH COMPRESSOR WRAP AND SOUND SHIELD

DX HEATING/COOLING AIR HANDLER SCHEDULE

EQUIPMENT TAG	LOCATION	MANUFACTURER	MODEL	DIMENSIONS (INCHES) LENGTH	WIDTH	HEIGHT	FAN CFM	O.A.I. CFM	HEATING INPUT (KW)	OUTPUT (MBH)	DELTA T	EAT (DEG F)	LAT (DEG F)	COOLING TOTAL (MBH)	EAT (DEG F)	LAT (DEG F)	ELECTRICAL MCA	MOCP	PHASE	VOLTS	NOTES
HVAC-2	CLOSET	CARRIER	39SH00	46.4	28.0	17.1	400	0	4.0	13.7	34	75.00	109.14	13.0	80/67	58/56	21	25	1	240	1,2,3,4

NOTES
1. PROVIDE MATCHING DX COIL
2. PROVIDE UNIT MOUNTED DISCONNECT
3. R-410A REFRIGERANT
4. PROVIDE 3/4" CONDENSATE DRAIN TO NEAREST FLOOR DRAIN OR MOP SINK

CHICAGO REFRIGERATION TABLE

EQUIPMENT TAG	NUMBER OF COMPRESSORS	TONS	HP (PER COMPRESSOR)	TYPE OF REFRIGERANT	WEIGHT OF REFRIGERANT (LBS.)	REMOTE OR SELF CONTAINED	AIR COOLED OR WATER COOLED	LOCATION	QUANTITY
HVAC-1	1	2.5	2.5	R-410A	8.25	REMOTE	AIR COOLED	GRADE	1
HVAC-2	1	1.0	1.0	R-410A	4.6	REMOTE	AIR COOLED	GRADE	1
TOTAL	2	3.5	3.5		12.85				2

1. INSTALL PRESSURE RELIEF VALVE ON HIGH PRESSURE SIDE OF SYSTEM, UPSTREAM OF ANY INTERVENING VALVES.
2. REMOVE EXPANSION VALVES, DEVICES & CONNECTIONS FROM AIR STREAM.
3. REFRIGERATION PIPING TO BE TYPE "K" COPPER. TYPE ACR IS ACCEPTABLE UNLESS PRESSURE EXCEEDS RATED CAPACITY OF ACR TUBING.
4. ALL CONNECTIONS AND DEVICES TO BE BRAZED.
5. ARCHITECT TO PROVIDE PERMANENT ACCESS IF EQUIPMENT IS LOCATED HIGHER THAN 16'-0" ABOVE GRADE.
6. USE OF TYPE K COPPER PIPE AND FITTINGS SHALL MEET ANSI B31.5 STANDARDS.
7. REFRIGERANT PIPING MATERIALS MUST CONFORM TO 1107.4. MEANS OF JOINING PIPING MUST CONFORM TO 1107.5.

CHICAGO HEATING TABLE

BUILDING LOAD (MBH)	58.7
VENTILATION LOAD (MBH)	0.0
TOTAL HEATING LOAD (MBH)	58.7
HEATING SYSTEM OUTPUT CAPACITY (MBH)	70.7
HEATING SYSTEM EQUIPMENT INCLUDED IN THIS TABLE (MBH)	
HVAC-1 57	HVAC-2 13.7

CHICAGO HVAC SUPPLY AND EXHAUST EQUIPMENT TABLE

EQUIPMENT TAG	TYPE OF EQUIPMENT (MANUFACTURER AND MODEL #)	AIR VOLUME (CFM)	HEATING (MBH) INPUT	HEATING (MBH) OUTPUT	COOLING TONS	COOLING REFRIGERANT TYPE	COOLING REFRIGERANT WEIGHT (LBS.)	COOLING NUMBER OF COMPRESSORS	COOLING REMOTE OR SELF CONTAINED	COOLING AIR COOLED OR WATER COOLED	FLUE AREA (INCHES)	COMBUSTION AIR DUCT AREA (INCHES)
HVAC-1	WARM AIR FURNACE	1000	60	57	2.5	R-410A	8.25	1	REMOTE	AIR COOLED	12	15
HVAC-2	AIR HANDLER	400	13.7	13.7	1	R-410A	4.6	1	REMOTE	AIR COOLED	N/A	N/A
TEF-1	EXHAUST FAN	60	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
TEF-2	EXHAUST FAN	100	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A

CHICAGO BUILDING CODE VENTILATION SCHEDULE

ROOM NAME	ROOM PURPOSE	AREA (SQ.FT.)	ORDINANCE REQUIRED SUPPLY CFM	O.A. CFM	EXHAUST CFM	GLASS (SQ.FT.)	VENT (SQ.FT.)	ACTUAL PROVIDED SUPPLY CFM	O.A. CFM	EXHAUST CFM	GLASS (SQ.FT.)	VENT (SQ.FT.)	EQUIPMENT SERVING SUPPLY FAN	EXHAUST FAN	REMARKS
LIVING RM/KITCHEN	LIVING QUARTERS	631	N.V.	N.R.	N.V.	50.48	25.24	455	N.V.	100	65	27.5	HVAC-1	HOOD	NOTE #1
1ST FLR BATHROOM	TOILET ROOM	23	N.R.	N.R.	50	N.R.	N.R.	50	N.V.	60	0	0	HVAC-1	TEF-1	RESIDENTIAL
MASTER BEDROOM	LIVING QUARTERS	159	N.V.	N.R.	N.V.	12.72	6.36	160	N.V.	N.V.	30	7.5	HVAC-1	N.V.	NOTE #1
BEDROOM 1	LIVING QUARTERS	100	N.V.	N.R.	N.V.	8.00	4.00	100	N.V.	N.V.	15	7.5	HVAC-1	N.V.	NOTE #1
BEDROOM 2	LIVING QUARTERS	135	N.V.	N.R.	N.V.	10.80	5.40	135	N.V.	N.V.	25	12.5	HVAC-1	N.V.	NOTE #1
MASTER BATHROOM	TOILET ROOM	50	N.R.	N.R.	75	N.R.	N.R.	50	N.V.	100	0	0	HVAC-1	TEF-2	RESIDENTIAL
2ND FLR BATHROOM	TOILET ROOM	50	N.R.	N.R.	75	N.R.	N.R.	50	N.V.	100	0	0	HVAC-1	TEF-2	RESIDENTIAL
LIVING RM/KITCHEN	LIVING QUARTERS	230	N.V.	N.R.	N.V.	18.40	9.20	150	N.V.	100	27	10.5	HVAC-2	HOOD	NOTE #1
BEDROOM 1	LIVING QUARTERS	102	N.V.	N.R.	N.V.	8.16	4.08	80	N.V.	N.V.	9	4.5	HVAC-2	N.V.	NOTE #1
BEDROOM 2	LIVING QUARTERS	150	N.V.	N.R.	N.V.	12.00	6.00	120	N.V.	N.V.	15	7.5	HVAC-2	N.V.	NOTE #1
BATHROOM	TOILET ROOM	46	N.R.	N.R.	69	N.R.	N.R.	50	N.V.	100	0	0	HVAC-2	TEF-2	RESIDENTIAL
TOTAL		1676	0	0	269	121	60	1400	0	560	186	78			

NOTES
1. NATURAL VENTILATION IS PROVIDED THROUGH WINDOWS. REFER TO ARCHITECTS PLANS AND SCHEDULES FOR WINDOW SIZES.
ARCHITECT SHALL PROVIDE ORDINANCE REQUIRED AND ACTUAL NATURAL LIGHT AND VENTINFORMATION

N.R. = NOT REQUIRED
N.V. = NATURAL VENTILATION

NEW CONSTRUCTION

6407 S RHODES AVE, CHICAGO IL 60637

BNMO DESIGN

Architecture | Interior Design
3028 N. Hoyne Ave| Chicago IL 60618
(414) 736-1131 www.bnmodesign.com

LICENSED ARCHITECT
NEGIN MOAYER
001.021831
STATE OF ILLINOIS

1	ISSUED FOR PERMIT	02/21/2021
PROJECT NUMBER		
DATE		
DRAWN	NM	
APPROVED	NM	

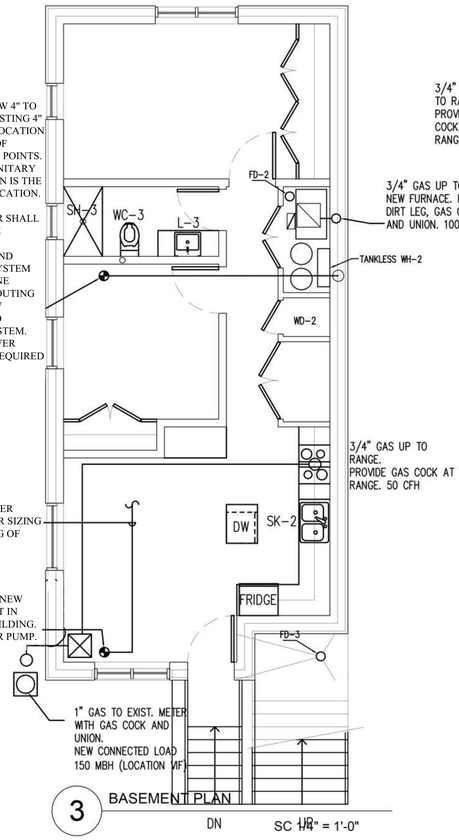
M0.1

MECHANICAL PLANS, NOTES

CONNECT NEW 4" TO NEAREST EXISTING 4" SA. VERIFY LOCATION AND DEPTH OF CONNECTION POINTS. EXISTING SANITARY PIPING SHOWN IS THE ASSUMED LOCATION. PLUMBING CONTRACTOR SHALL INVESTIGATE EXISTING UNDERGROUND PLUMBING SYSTEM TO DETERMINE SHORTEST ROUTING FOR ALL NEW SANITARY TO EXISTING SYSTEM. PROVIDE SEWER EJECTOR IF REQUIRED

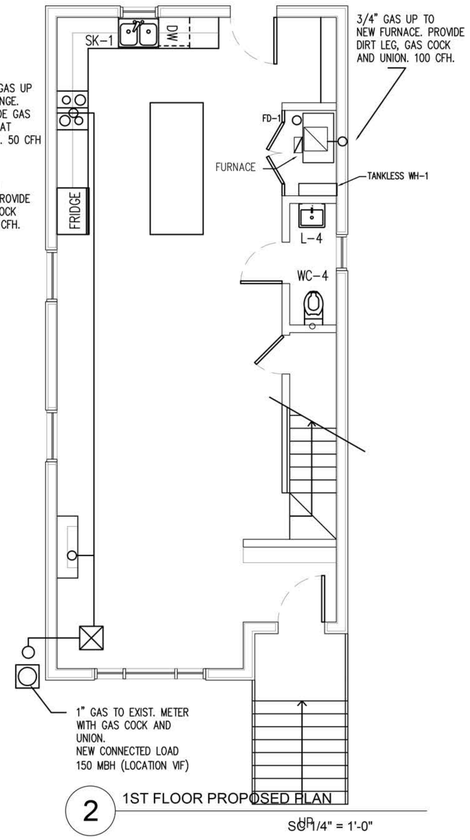
REFER TO RISER DIAGRAM FOR SIZING AND ROUTING OF PIPING

1 1/2" CW TO CONNECT TO NEW METER VAULT IN FRONT OF BUILDING. ADD BOOSTER PUMP.



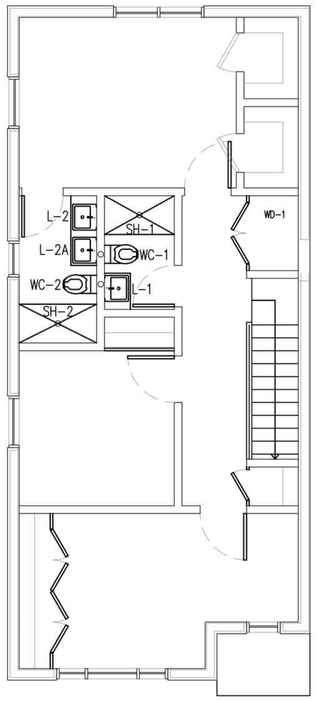
3 BASEMENT PLAN

SC 1/4" = 1'-0"



2 1ST FLOOR PROPOSED PLAN

SC 1/4" = 1'-0"

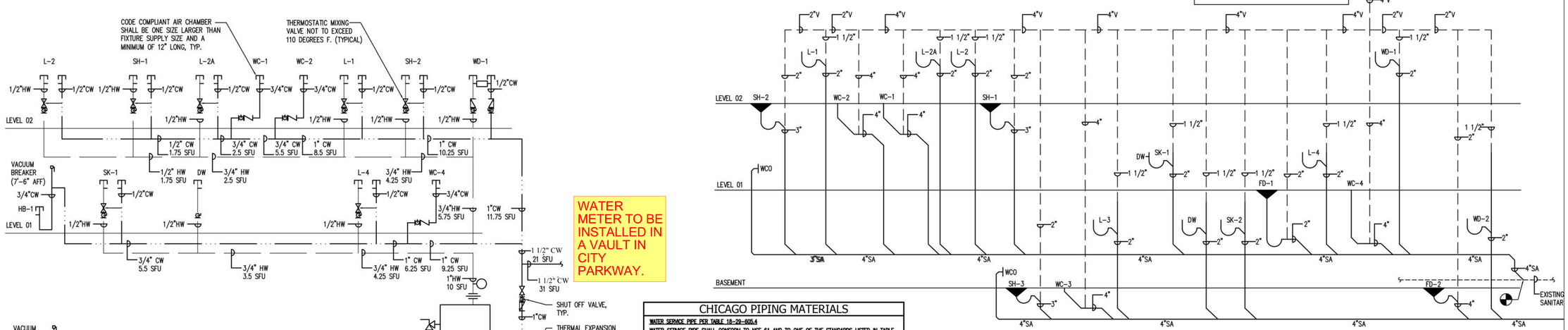


1 2ND FLOOR PROPOSED PLAN

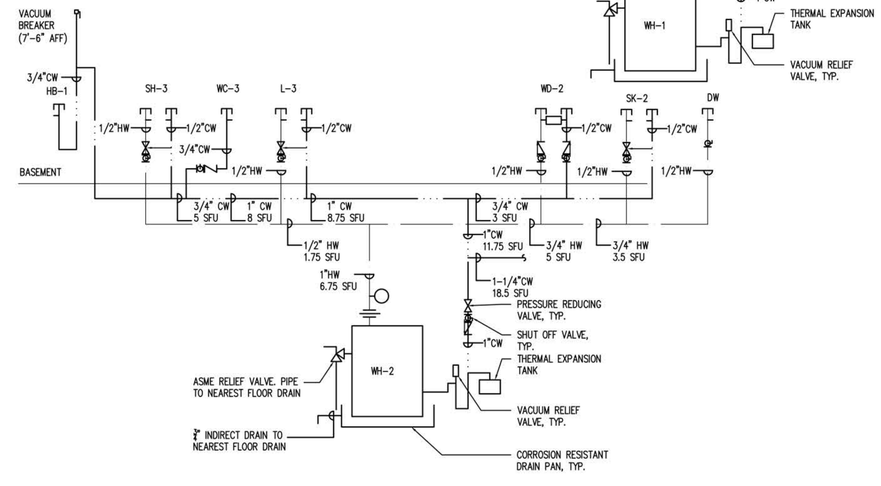
SC 1/4" = 1'-0"

REUSE EXISTING ROOF DRAINAGE SYSTEM INCLUDING ALL ROOF DRAINS, SCUPPERS, STORM RISERS, ETC. REROUTE STORM PIPING ON FLOORS BELOW IF REQUIRED IN FIELD. CONTRACTOR SHALL VERIFY ALL ROOF DRAINS CONNECT OT CITY SEWER.

CONTRACTOR TO OFFSET WASTE, VENT & WATER DISTRIBUTION PIPING AS REQUIRED TO AVOID DUCTWORK AND STRUCTURAL MEMBERS; PROVIDE RELIEF VENTS FOR OFFSETS GREATER THAN 45'



WATER METER TO BE INSTALLED IN A VAULT IN CITY PARKWAY.



CHICAGO PIPING MATERIALS

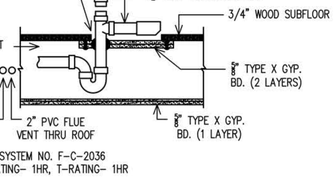
WATER SERVICE PIPE PER TABLE 18-29-605.4	
WATER SERVICE PIPE SHALL CONFORM TO NSF 61 AND TO ONE OF THE STANDARDS LISTED IN TABLE 18-29-605.4. ALL WATER SERVICE PIPE OR TUBING, INSTALLED UNDERGROUND AND OUTSIDE OF THE STRUCTURE, SHALL HAVE A MINIMUM WORKING PRESSURE RATING OF 160 PSI (1100 KPA) AT 73.45°F (23.03°C). WHERE THE WATER PRESSURE EXCEEDS 160 PSI (1100 KPA), PIPING MATERIAL SHALL HAVE A MINIMUM RATED WORKING PRESSURE EQUAL TO THE HIGHEST AVAILABLE PRESSURE. ALL DUCTILE IRON WATER PIPE SHALL BE CEMENT MORTAR LINED IN ACCORDANCE WITH AWWA C104.	
COPPER OR COPPER – ALLOY TUBE (TYPE K)	ASTM B 75; ASTM B 88; ASTM B 251 ASTM 447
DUCTILE IRON WATER PIPE	AWWA C151; AWWA C115
WATER DISTRIBUTION PIPE PER TABLE 18-29-605.5	
WATER DISTRIBUTION PIPE SHALL CONFORM TO NSF 61 AND SHALL CONFORM TO ONE OF THE STANDARDS LISTED IN TABLE 18-29-605.5. ALL HOT WATER DISTRIBUTION PIPE AND TUBING SHALL HAVE A MINIMUM PRESSURE RATING OF 100 PSI (690 KPA) AT 180°F (825°C).	
BRASS PIPE	ASTM B 43
COPPER OR COPPER – ALLOY PIPE	ASTM B 42; ASTM B 302
COPPER OR COPPER – ALLOY TUBE (TYPE K, L, OR M)	ASTM B 74; ASTM B 88; ASTM B 251; ASTM B 447
GALVANIZED STEEL PIPE	ASTM A 53
ABOVE GROUND SANITARY/VENT PIPE PER TABLE 18-29-702.1	
ABOVE-GROUND SOIL, WASTE AND VENT PIPE SHALL CONFORM TO THE RESPECTIVE STANDARD LISTED IN TABLE 18-29-702.1. THE USE OF POLYVINYL CHLORIDE (PVC) PLASTIC PIPE SHALL BE LIMITED TO BUILDINGS FOUR STORIES OR LESS INTENDED FOR RESIDENTIAL OCCUPANCY. THE USE OF DWV COPPER TUBING SHALL NOT BE PERMITTED IN ANY STRUCTURE OR PLUMBING SYSTEM.	
BRASS PIPE	ASTM B 43
COPPER OR COPPER-ALLOY PIPE	ASTM B 42; ASTM B 302
COPPER OR COPPER-ALLOY TUBING (TYPE K, L, OR M)	ASTM 75; ASTM B 88; ASTM B 251; ASTM B 306
GALVANIZED STEEL PIPE	ASTM A 53
UNDERGROUND SANITARY/VENT PIPE PER TABLE 18-29-702.2	
CAST-IRON PIPE HUB & SPIGOT (PRIVATE PROPERTY ONLY)	ASTM A 74; CISPI 301; ASTM A 888
COPPER OR COPPER-ALLOY TUBING (TYPE K)	ASTM B 88; ASTM B 251
DUCTILE IRON PIPE	AWWA C151; AWWA C115
SANITARY/VENT PIPE FITTINGS PER TABLE 18-29-702.4	
CAST-IRON PIPE HUB & SPIGOT	ASME B 16; ASME B16.12; ASTMA 74; ASTM A 888; CISPI 301
COPPER OR COPPER ALLOY	ASME B16.15; ASME B16.18; ASME B16.22; ASME B16.2-3; ASME B16.26; ASME B16.29; ASME B16.32
GRAY IRON AND DUCTILE IRON	AWWA C110 (ABOVE GROUND ONLY)
MALLEABLE IRON	ASME B16.3
STEEL	ASME B16.9; ASME B16.11; ASME B16.28
DUCTILE IRON PIPE	AWWA C151; AWWA C115

PLUMBING FIXTURE SCHEDULE

GENERAL					TOTAL NEW FIXTURE UNITS				PIPE SIZES			
TAG	FIXTURE TYPE	VALVE	REMARKS	QUANTITY	COLD	HOT	SFU	DFU	DRAIN	VENT	COLD	HOT
DW	NEW PRIVATE DISHWASHER	ASSE 1006 BACKFLOW PREVENTER	AIR GAP ON DRAIN	2		4	4	4	2"			1/2"
FD-1	NEW FLOOR DRAIN	ASSE 1018 TRAP SEAL PRIMER VALVE		1				3	2"	2"		
FD-2	NEW FLOOR DRAIN	ASSE 1018 TRAP SEAL PRIMER VALVE		1				6	4"	2"		
HB-1	NEW HOSE BIBB	ASSE 1019 VACUUM BREAKER	VACUUM BREAKER TO BE MIN. 6" ABOVE DOWNSTREAM PIPING	2	8		8				3/4"	
L-1	NEW PRIVATE LAVATORY	ASSE 1017 INTEGRAL MIXING VALVE		1	0.75	0.75	1	1	2"	1-1/2"	1/2"	1/2"
L-2	NEW PRIVATE LAVATORY	ASSE 1017 INTEGRAL MIXING VALVE		1	0.75	0.75	1	1	2"	1-1/2"	1/2"	1/2"
L-2A	NEW PRIVATE LAVATORY	ASSE 1017 INTEGRAL MIXING VALVE		1	0.75	0.75	1	1	2"	1-1/2"	1/2"	1/2"
L-3	NEW PRIVATE LAVATORY	ASSE 1017 INTEGRAL MIXING VALVE		1	0.75	0.75	1	1	2"	1-1/2"	1/2"	1/2"
L-4	NEW PRIVATE LAVATORY	ASSE 1017 INTEGRAL MIXING VALVE		1	0.75	0.75	1	1	2"	1-1/2"	1/2"	1/2"
SH-1	NEW PRIVATE SHOWER	ASSE 1017 INTEGRAL MIXING VALVE	ASSE 1014 BACKFLOW FOR HANDHELD SHOWER	1	1	1	2	2	3"	2"	1/2"	1/2"
SH-2	NEW PRIVATE SHOWER	ASSE 1017 INTEGRAL MIXING VALVE	ASSE 1014 BACKFLOW FOR HANDHELD SHOWER	1	1	1	2	2	3"	2"	1/2"	1/2"
SH-3	NEW PRIVATE SHOWER	ASSE 1017 INTEGRAL MIXING VALVE	ASSE 1014 BACKFLOW FOR HANDHELD SHOWER	1	1	1	2	2	3"	2"	1/2"	1/2"
SK-1	NEW PRIVATE SINK	ASSE 1017 INTEGRAL MIXING VALVE		1	1.5	1.5	2	2	2"	1-1/2"	1/2"	1/2"
SK-2	NEW PRIVATE SINK	ASSE 1017 INTEGRAL MIXING VALVE		1	1.5	1.5	2	2	2"	1-1/2"	1/2"	1/2"
WC-1	NEW PRIVATE WATER CLOSET	ASSE 1002 ANTI-SIPHON FILL VALVE	FLUSH TANK	1	3		3	3	4"	3"	3/4"	
WC-2	NEW PRIVATE WATER CLOSET	ASSE 1002 ANTI-SIPHON FILL VALVE	FLUSH TANK	1	3		3	3	4"	3"	3/4"	
WC-3	NEW PRIVATE WATER CLOSET	ASSE 1002 ANTI-SIPHON FILL VALVE	FLUSH TANK	1	3		3	3	4"	3"	3/4"	
WC-4	NEW PRIVATE WATER CLOSET	ASSE 1002 ANTI-SIPHON FILL VALVE	FLUSH TANK	1	3		3	3	4"	3"	3/4"	
WD-1	NEW PRIVATE WASHER/DRYER	ASSE 1007 BACKFLOW PREVENTER		1	1.5	1.5	2	2	2"	2"	1/2"	1/2"
WD-2	NEW PRIVATE WASHER/DRYER	ASSE 1007 BACKFLOW PREVENTER		1	1.5	1.5	2	2	2"	2"	1/2"	1/2"
			TOTAL	22	32.75	16.75	43	44				
			MINIMUM RECOMMENDED PIPE SIZE		N/A	N/A	1-1/2"	4"				

1. INSTALL BACKING AND SUPPORTS AS REQUIRED FOR ALL FIXTURES AND ACCESSORIES.
2. ALL FIXTURES SHALL MEET ADA AND LOCAL CODES
3. SUPPLY PIPING AND FITTING FOR ALL FIXTURES SHALL BE INSTALLED SO AS TO PREVENT BACKFLOW
4. ALL FIXTURES SHALL BE PROVIDED WITH ACCESSIBLE SHUT OFF VALVES AT COLD AND HOT WATER PIPING CONNECTIONS
5. ALL SINKS, BATH, & SHOWER VALVES SHALL BE PROVIDED WITH APPROVED AUTOMATIC SAFETY WATER MIXING DEVICE AND PRESSURE BALANCE
6. HOT WATER TO ALL LAVATORIES AND HAND SINKS SHALL NOT EXCEED 110 DEGREES.
7. PROVIDE INSULATION FOR ALL PIPING IN EXTERIOR WALLS.

SFU = SUPPLY FIXTURE UNITS
DFU = DRAINAGE FIXTURE UNITS



DOMESTIC WATER SERVICE DETAIL

NO SCALE

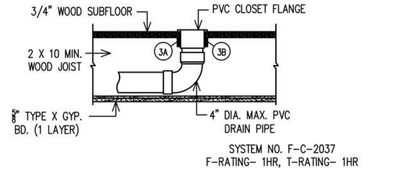
WH-1 CALCULATIONS

EQUIPMENT	QUANITY	DEMAND PER UNIT (GALLONS PER HOUR)	GALLONS PER HOUR
LAVATORY	1	2	2
PRIVATE KITCHEN SINK	1	4	4
SHOWER (1.5 GPM)	1	20	20
HIGH EFFICIENCY CLOTHES WASHER	1	30	30
DOMESTIC DISHWASHER	1	7	7
Total gallons per hour (GPH) recovery requirements (for 140 F)			63

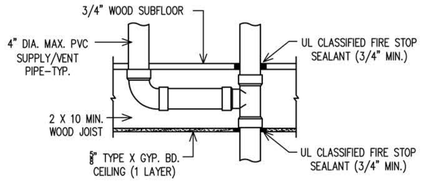
WH-2 CALCULATIONS

EQUIPMENT	QUANITY	DEMAND PER UNIT (GALLONS PER HOUR)	GALLONS PER HOUR
LAVATORY	4	2	8
PRIVATE KITCHEN SINK	1	4	4
SHOWER (1.5 GPM)	2	20	40
HIGH EFFICIENCY CLOTHES WASHER	1	30	30
DOMESTIC DISHWASHER	1	7	7
Total gallons per hour (GPH) recovery requirements (for 140 F)			89

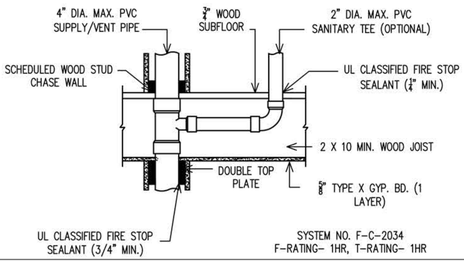
SYSTEM NO. F-C-2036
F-RATING- 1HR, T-RATING- 1HR



SYSTEM NO. F-C-2037
F-RATING- 1HR, T-RATING- 1HR



SYSTEM NO. F-C-2158
F-RATING- 1AND 2 HR, T-RATING- 1 AND 2HR



SYSTEM NO. F-C-2034
F-RATING- 1HR, T-RATING- 1HR

DEPARTMENT OF BUILDINGS
STANDARD PLAN REVIEW
CONDITIONAL PERMIT
Construction subject to full compliance with the Municipal Code of Chicago and field inspection
Building Commissioner
By
CERTIFIED CORRECTIONS

NEW CONSTRUCTION

6407 S RHODES AVE, CHICAGO IL 60637

BNMO DESIGN

Architecture | Interior Design
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(414) 736-1131 www.bnmodesign.com

LICENSED ARCHITECT
NEGIN MOAYER
001.021831
STATE OF ILLINOIS

1	ISSUED FOR PERMIT	02/21/2021
PROJECT NUMBER		
DATE		
DRAWN	NM	
APPROVED	NM	

N

P0.1

PLUMBING PLANS, NOTES

CITY OF CHICAGO

DEPARTMENT OF BUILDINGS

Certified Corrections Program
Professionals of Record Certification Statement

All licensed professionals that stamp the plans and make the Department of Buildings' requested code corrections must sign and seal this Certification.

Application Number: 100910098

Project Address: 6407 S Rhodes Ave

Chicago, IL 60637

I hereby certify that I am the Professional of Record for this Project and to the best of my knowledge, I have personally made all requested code corrections to the plans sets as reflected on the attached correction sheet.

ARCHITECT:
Signature:
Printed Name: Negin Moayer
Address: 3028 N. Hoyne Ave, Chicago IL 60618
Dated: 03/24/2021

LICENSED ARCHITECT NEGIN MOAYER 001.021831 STATE OF ILLINOIS

STRUCTURAL ENGINEER:
Signature:
Printed Name:
Address:
Dated:

AFFIX SEAL HERE

HVAC CONSULTANT:
(PROFESSIONAL ENGINEER)
Signature:
Printed Name:
Address:
Dated:

AFFIX SEAL HERE

PLUMBING CONSULTANT:
(PROFESSIONAL ENGINEER)
Signature:
Printed Name:
Address:
Dated:

AFFIX SEAL HERE

City of Chicago

19449-19a-1167

REF #	STATUS	FILE IMAGE	DEPARTMENT	CYCLE	UPDATED BY	FILE NAME	MARKUP NAME	CHANGEMARK SUBJECT	CHANGEMARK DETAILS	CHANGEMARK DATE UPDATED	REVIEWER COMMENTS	COORDINATOR...	APPLICANT RESPONSE	ROW DATE UPDATED
Equals...	Contains...		Contains...	Equals...	Contains...	Contains...	Contains...	Contains...	Contains...	On...	Contains...	Contains...	Contains...	On...
12	Not Compiled		Arch4	1	Pamela Walker	E0.1- ELEC PLANS_APP#100910098.pdf	ARCH - E0.1	ARA0000	ARA0000 - Administrative Issues. SHEET E0.1, BASEMENT ELECTRICAL PLAN, 1ST FLOOR ELECTRICAL PLAN, 2ND FLOOR ELECTRICAL PLAN - PROVIDE AN APPROVED CARBON MONOXIDE DETECTOR ON EACH FLOOR, REFER TO SECTION 915.	3/19/2021 11:15:48 am			Carbon monoxide detectors are added on each floor, changes are clouded and dated.	3/24/2021 3:06:16 pm
13	Not Compiled		Arch4	1	Pamela Walker	E0.1- ELEC PLANS_APP#100910098.pdf	ARCH - E0.1	ARA0000	ARA0000 - Administrative Issues. SHEET E0.1, 1ST FLOOR ELECTRICAL PLAN - PROVIDE APPROVED SMOKE DETECTOR ON THE FIRST FLOOR, REFER TO SECTION 907.2.10.2 (3).	3/19/2021 11:15:49 am			Smoke detectors are added on each floor, changes are clouded and dated.	3/24/2021 3:06:16 pm
11	Not Compiled		Arch4	1	Pamela Walker	A0.5- DETAILS_APP#100910098.pdf	ARCH - A0.5	ARA0000	ARA0000 - Administrative Issues. SHEET A0.5, PARTIAL GUARDR... ELEVATION - CORRECT DIMENSION BETWEEN THE BALUSTER OPENINGS. OPENINGS BETWEEN BALUSTER TO BE LESS THAN 4 INCHES TO PREVENT A 4 INCH SPHERE, REEFR TO THE CITY OF CHICAGO PORCH DESIGN AND CONSTRUCTION GUIDELINES, ISSUED MAY 2011 AND SECTION 1015.4.	3/19/2021 11:02:00 am			All baluster openings are revised to 3 3/4" in sheets A0.4 and A0.5.	3/24/2021 3:06:16 pm
9	Not Compiled		Arch4	1	Pamela Walker	A0.4- DETAILS_APP#100910098.pdf	ARCH - A0.4	ARA0000	ARA0000 - Administrative Issues. SHEET A0.4, WALL TYPE G - PROVIDE ADDITIONAL ONE LAYER OF 5/8 INCH, TYPE 'X' GYPSUM BOARD TO THE INTERIOR TO MEET THE 2 HOUR FIRE RATED REQUIREMENT PER TABLE 602, FOOTNOTE 'J'. THE 2 LAYERS OF GYPSUM BOARD ON ONE SIDE AND THE ONE LAYER OF GYPSUM BOARD ON THE OTHERSIDE IS FOR THE PRE-2019 CHICAGO BUILDING CODE. THIS PROJECT IS USING THE CHICAGO BUILDING CODE, TITLE 14B. CORRECT THE UL FIRE RATED NUMBER TO BE 2 HOURS. UL U305 IS A ONE HOUR FIRE RATED ASSEMBLY.	3/19/2021 10:52:20 am			A new detail for the two hour rated wall is added as detail 8/A0.4. The 2hr fire rated wall type is designated D and is marked on the plans. The wall type E is 1 hour fire rated and also tagged on the plans. The wall that is 2'-6" from the lot line is two hour fire rated Type D. The other exterior walls that are at least 3' from the lot lines are one hour fire rated Type E.	3/24/2021 3:06:17 pm
10	Not Compiled		Arch4	1	Pamela Walker	A0.4- DETAILS_APP#100910098.pdf	ARCH - A0.4	ARA0000	ARA0000 - Administrative Issues. SHEET A0.4, TAG WALL TYPES TO THE FLOOR PLANS. THE FLOOR HAVE WALL TYPE TAG OF ALPHABET LETTER. SHEET A0.4 HAVE WALL TYPES IN NUMERICAL.	3/19/2021 10:52:20 am			Wall types in sheet A0.4 are also alphabetical. The architect has added larger text on each detail for clarification.	3/24/2021 3:06:17 pm
5	Not Compiled		Arch4	1	Pamela Walker	A0.0- COVER_APP#100910098.pdf	ARCH - A0.0	ARA0000	ARA0000 - Administrative Issues. SHEET A0.0, SITE PLAN THE EXTERIOR WALL LOCATED 2 FEET 6 INCHES TO COMPLY TO TABLE 602, FOOTNOTE 'J'. THE WOOD STUD TO BE FIRE-RETARDANT TREATED WOOD WITH NON-COMBUSTIBLE EXTERIOR WALL COVERING. THE EXTERIOR WALL TO BE A MINIMUM OF 2 HOURS FIRE RATED ASSEMBLY PWE TABLE 602, FOOTNOTE 'j'.	3/19/2021 11:18:14 am			The south exterior wall that is 2'-6" from the lot line is wall Type D a 2 hour fire rated wall per detail 8/A0.4. Wood framing is noted to be fire retardant treated wood and the exterior cladding to be fiber cement siding.	3/24/2021 3:06:17 pm
6	Not Compiled		Arch4	1	Pamela Walker	A0.0- COVER_APP#100910098.pdf	ARCH - A0.0	ARA0000	ARA0000 - Administrative Issues. ARCHITECTURAL REVIEWER REQUEST TO REVIEW THE PROJECT AT THE NEXT REVIEW CYCLE.	3/19/2021 11:18:14 am			Ok	3/24/2021 3:06:17 pm
8	Not Compiled		Arch4	1	Pamela Walker	A0.2- FRAMING PLANS_APP#100910098.pdf	ARCH - A0.2	ARA0000	ARA0000 - Administrative Issues. SHEET A0.2, CORRECT THE STRINGER SIZE. MINIMUM STRINGER SIZE IS 2X12 INSTEAD OF 2X10, REFER TO CITY OF CHICAGO PORCH DESIGN, ISSUED MAY 2011 https://www.chicago.gov/content/dam/city/depts/bldgs/general/EZPE...	3/19/2021 10:36:24 am			Stair stringer is corrected.	3/24/2021 3:06:17 pm
7	Not Compiled		Arch4	1	Pamela Walker	A0.1- ARCH PLANS_APP#100910098.pdf	ARCH - A0.1	ARA0000	ARA0000 - Administrative Issues. SHEET A0.1, GARAGE EXTERIOR ELEVATIONS - PROVIDE 1 SQ. FT. VENT FOR EACH CAR. VENT TO BE OPEN CONTINUOUS YEAR ROUND.	3/19/2021 10:29:20 am			Garage vents are added to the elevation.	3/24/2021 3:06:17 pm
2	Not Compiled	Processing...	Refrigeration	1	Stephen McGann	M01-MECH PLANS_APP#100910098.pdf	REFRIGERATION	RI1700	RI1700 - Bubble, Date, and Initial all changes to plans.	3/8/2021 6:48:16 am			All changes are clouded and dated and initialed.	3/24/2021 3:06:17 pm
3	Not Compiled	Processing...	Refrigeration	1	Stephen McGann	M01-MECH PLANS_APP#100910098.pdf	REFRIGERATION	RP2345	RP2345 - Examiner Comments:(30-403) NATURAL GAS DISTRIBUTION PIPING SHALL BE SCHEDULE 40 BLACK PIPE WITH 150# MALLEABLE IRON FITTINGS. ADD THIS NOTE TO THE PLAN.	3/8/2021 6:48:17 am			The note is added on sheet M0.1	3/24/2021 3:26:19 pm
1	Not Compiled		Project Manager	1	Carolina Gonzalez	A0.0- COVER_APP#100910098.pdf	final	PM	-AOR certification statement must state that project conform to "City of Chicago" code requirements.	3/8/2021 4:57:03 am			The note is added to the AOR statement.	3/24/2021 3:26:19 pm

DEPARTMENT OF BUILDINGS
STANDARD PLAN REVIEW
CONDITIONAL PERMIT
Construction subject to full compliance with the Municipal Code of Chicago and field inspection
Building Commissioner
By
CERTIFIED CORRECTIONS

NEW CONSTRUCTION

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1	ISSUED FOR PERMIT	03.24.2021

PROJECT NUMBER	6407.001	
DATE	10.07.2020	
DRAWN	NM	
APPROVED	NM	

CC0.1

CERTIFIED CORRECTIONS