

Y Block Development

# Architecture

Mixed-Use Building

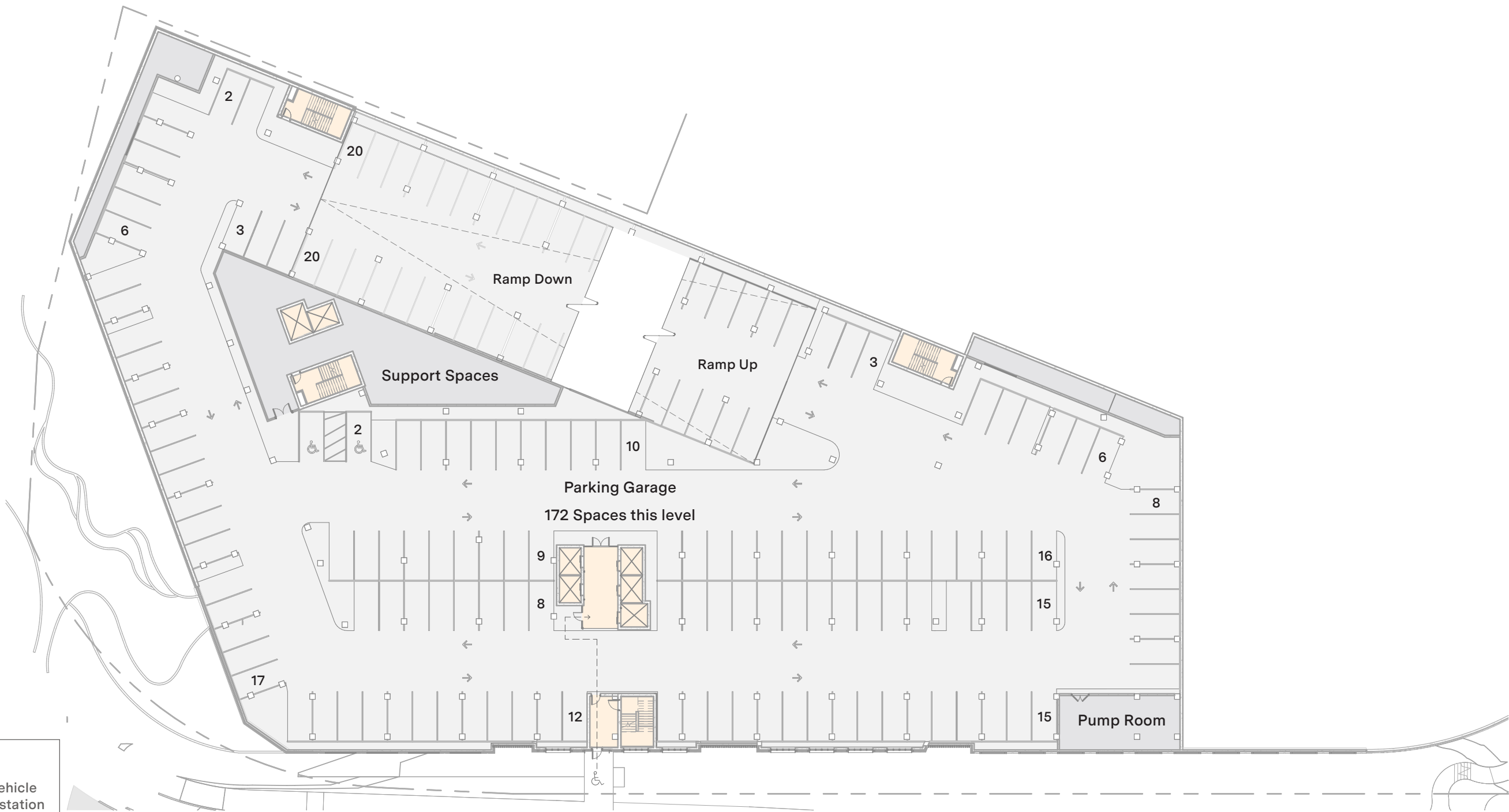


All resident parking spaces to be constructed as EV-ready with supporting infrastructure

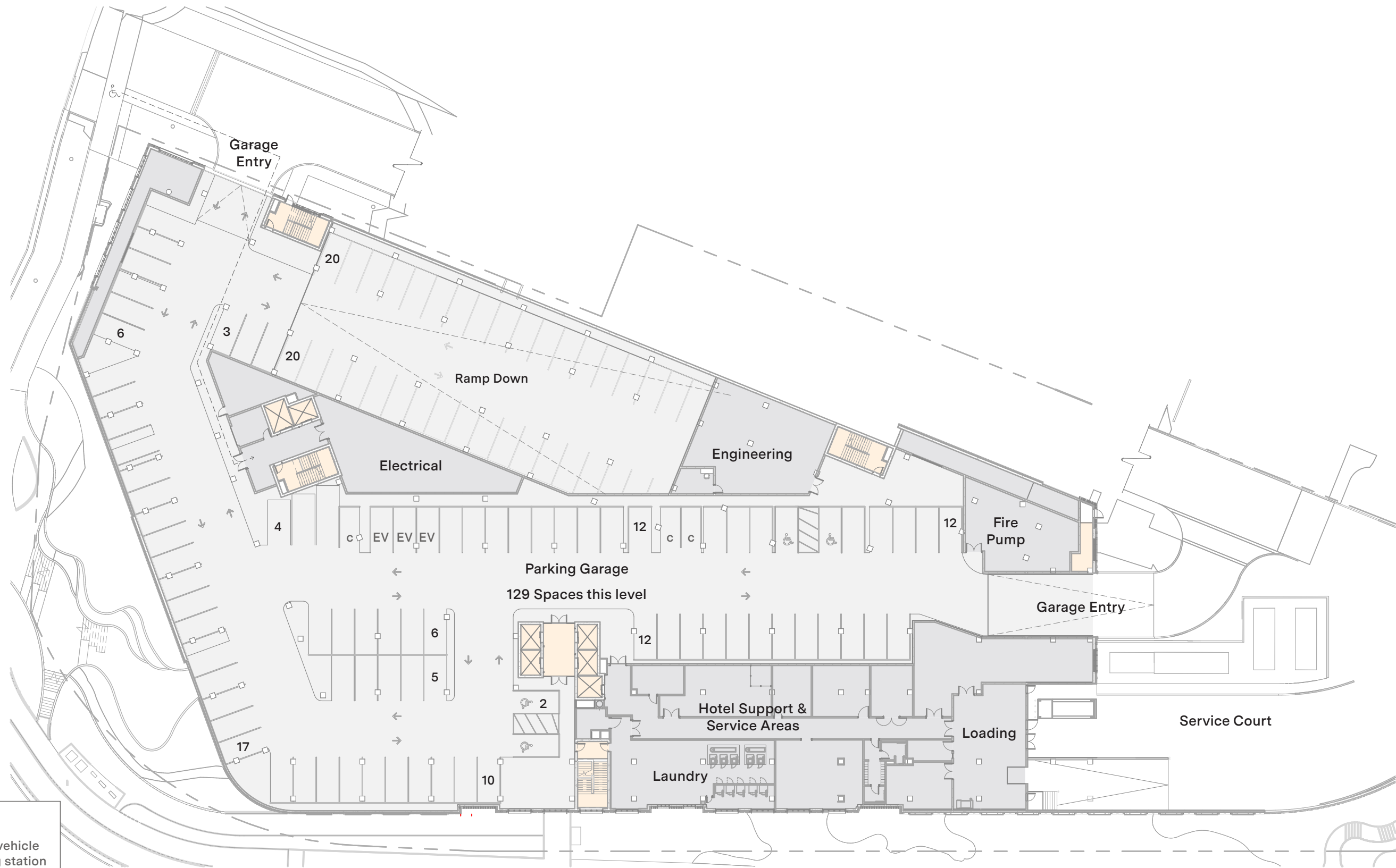
Enclosed private garages denoted in green

**Legend**

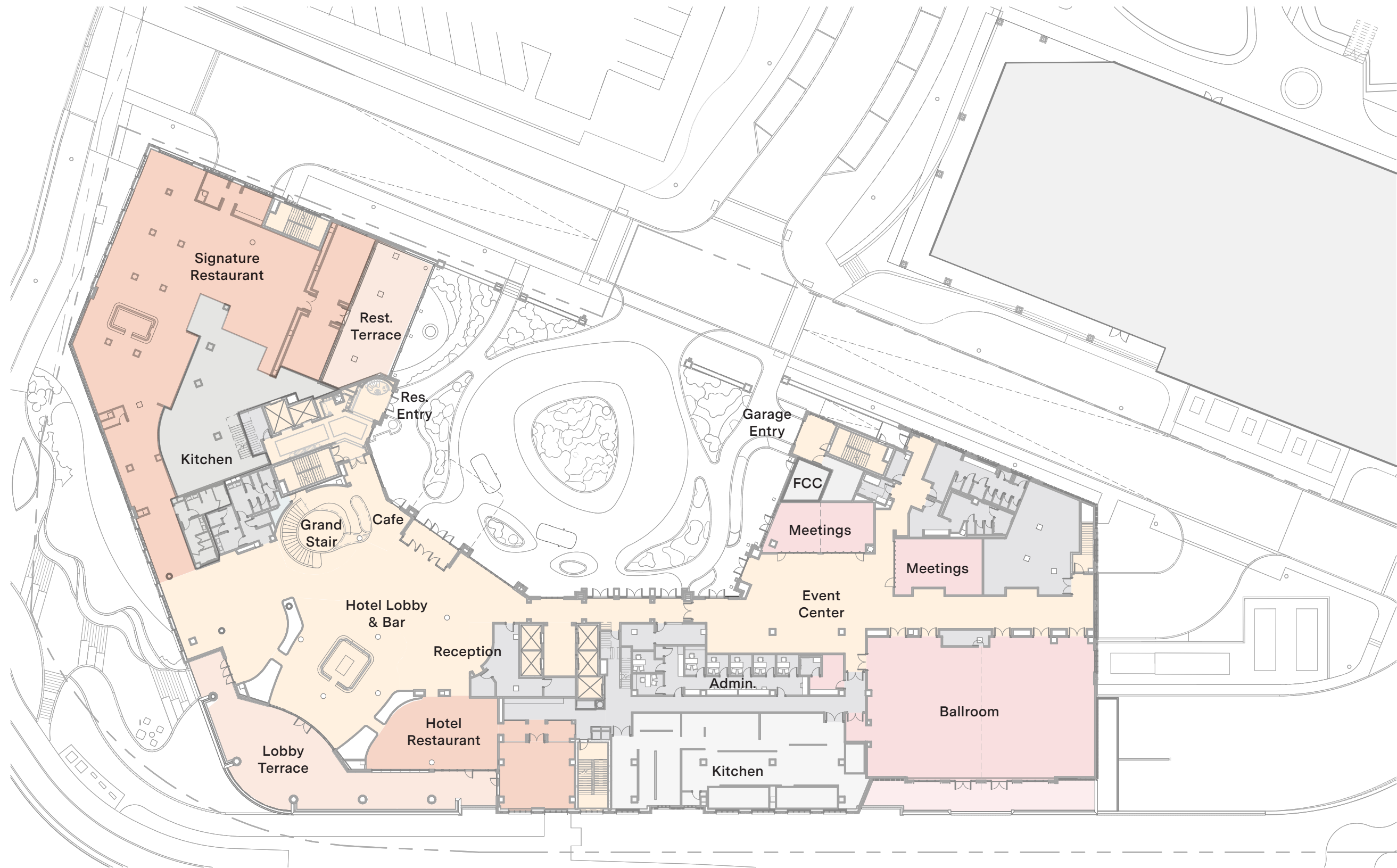
EV electric vehicle charging station

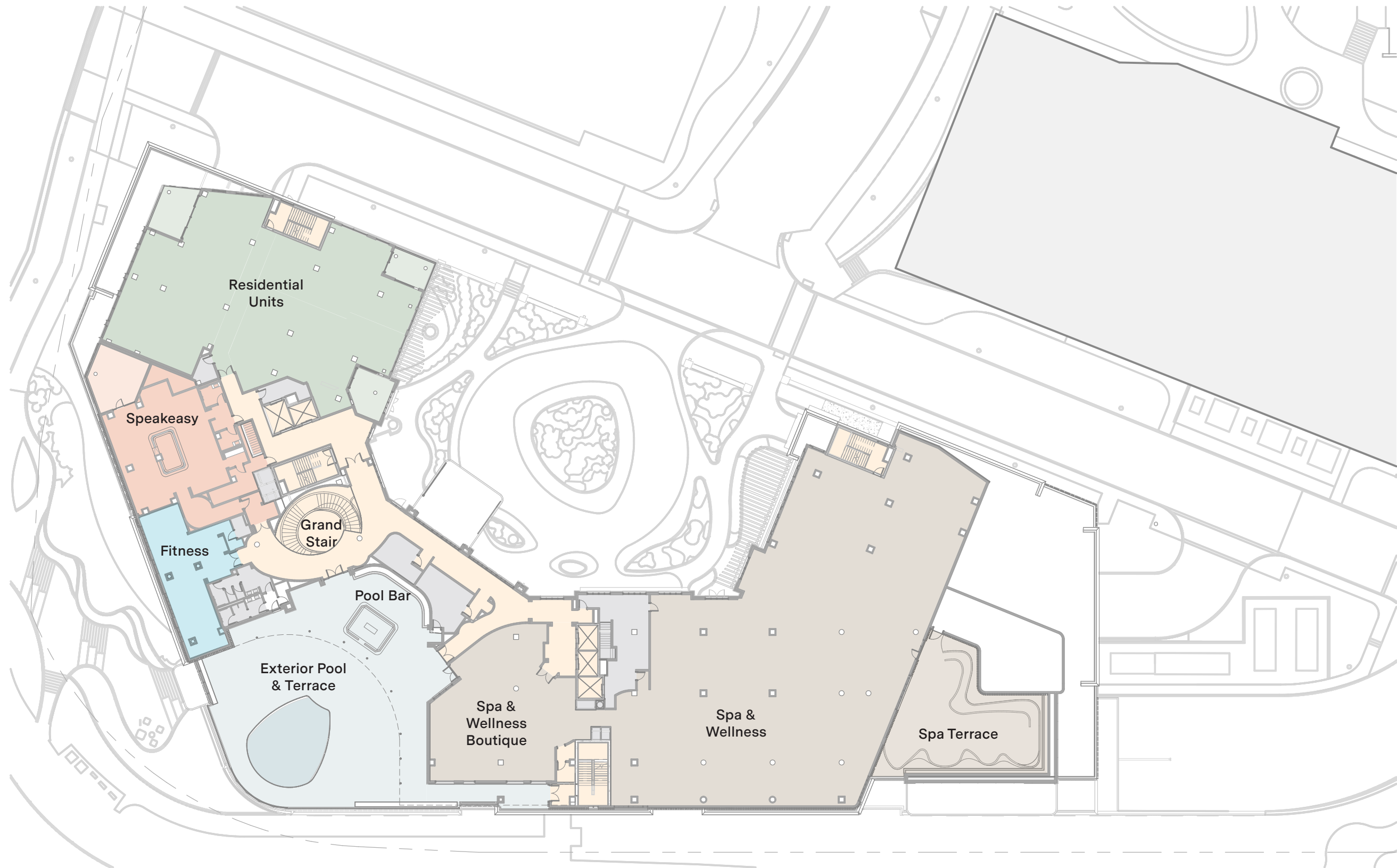


**Legend**  
 EV electric vehicle charging station

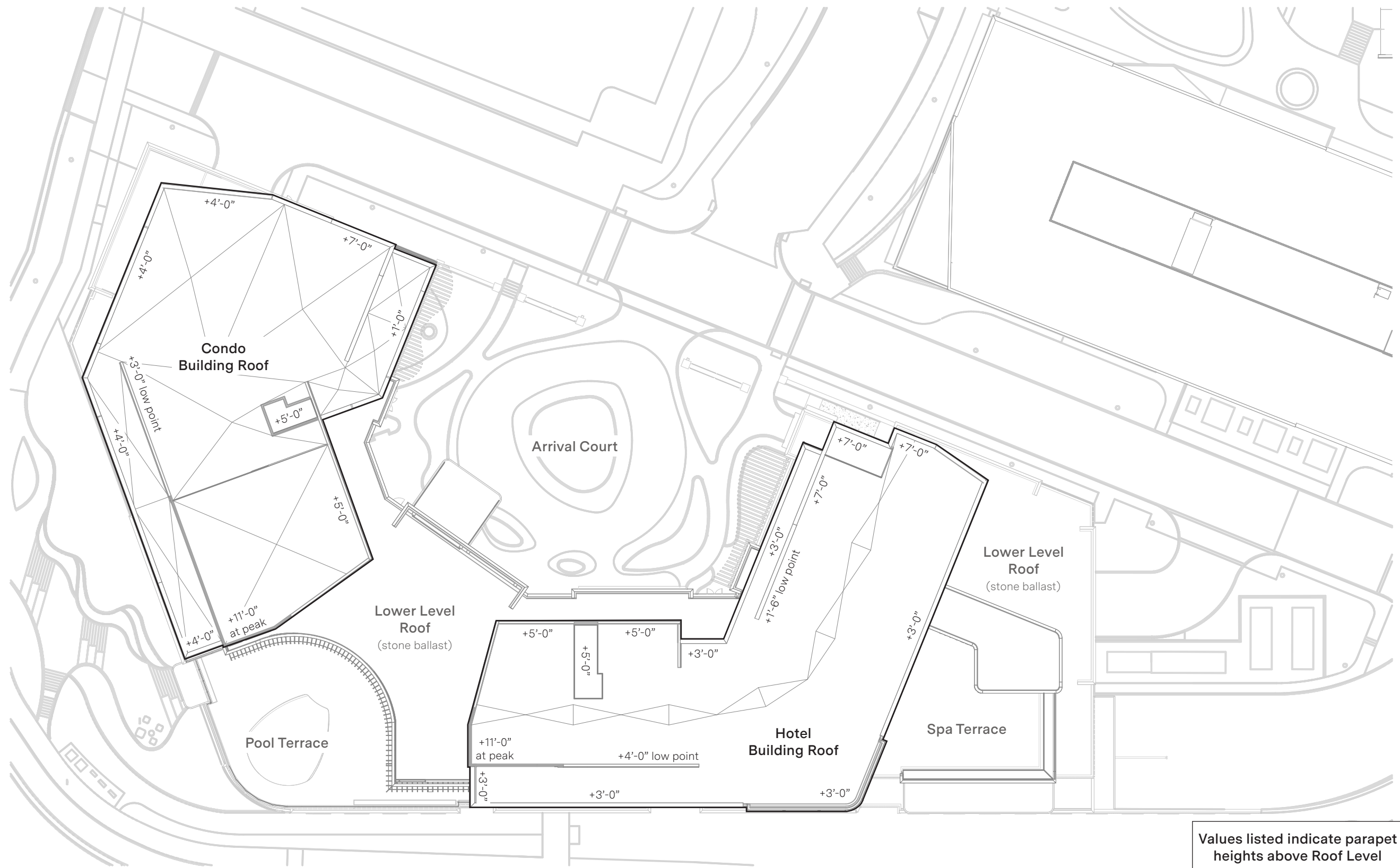


**Legend**  
 EV electric vehicle charging station









Values listed indicate parapet heights above Roof Level







## Mixed-Use Building Height Reductions & Alterations

- 1 Top floor of condo building omitted
- 2 Rooftop screenwall heights reduced
- 3 Entire building pushed 3 feet into the ground
- 4 Above alterations reduced project height by approximately 21 feet
- 5 Increased landscaping & tree density against building along Riverside Drive and East Dublin-Granville Road, maintained existing connectivity to Shoppes at River Ridge via a new south end pedestrian pathway
- 6 Multiple pedestrian connection points at roundabout corner to terraced public landscape plazas



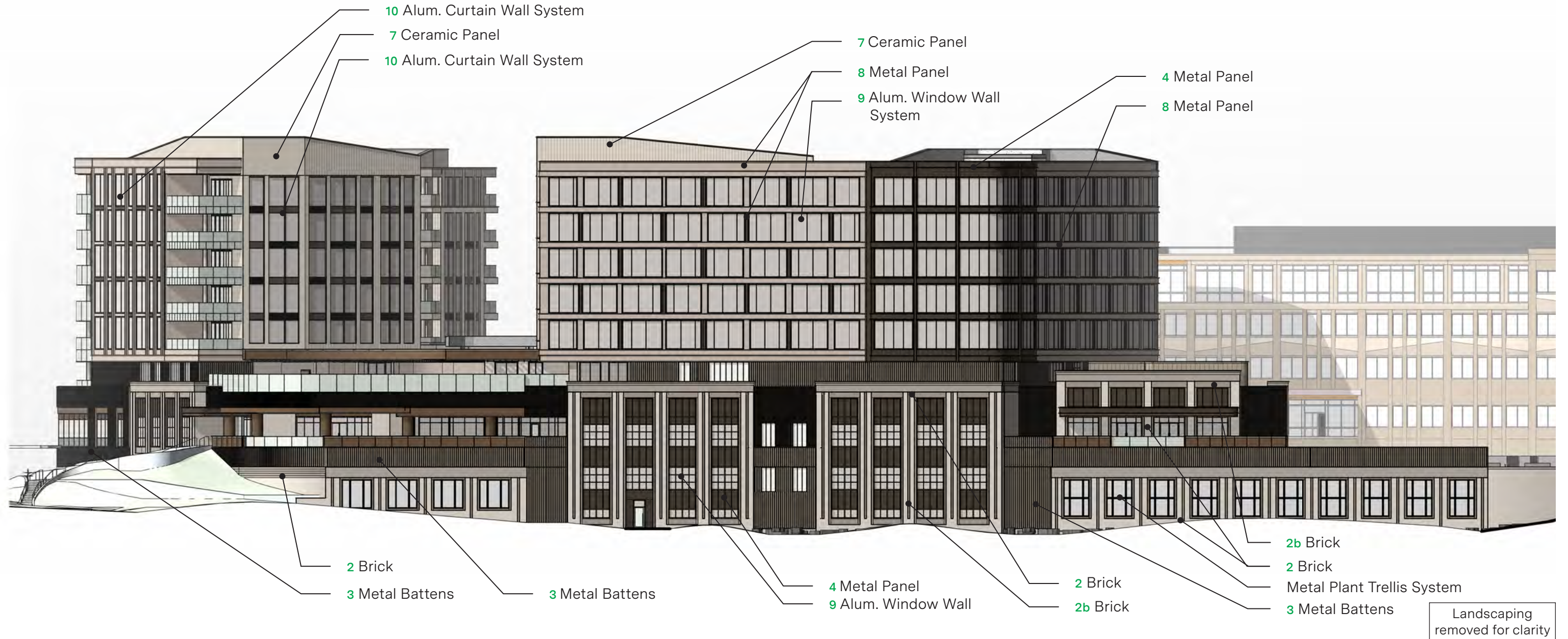
## Building Height Comparison Data

### AC Hotel

- Roof elevation: 911'-8" (ASL)
- Roof parapets: 914'-10"
- Highest rooftop elements: 918'-8"

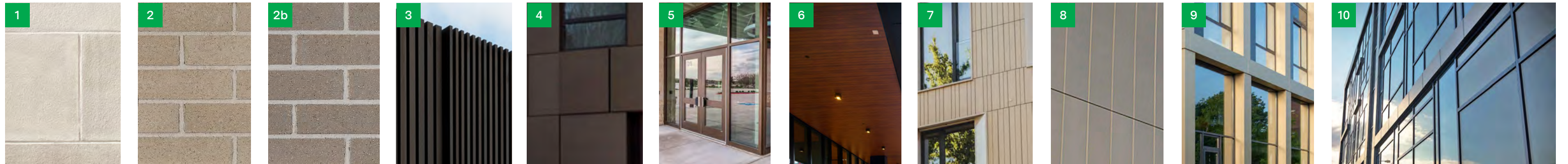
### Block Y Mixed-Use Building

- Roof elevation: 914'-10"
- Highest rooftop parapet along Riverside or SR-161: 918'-10"
- Highest rooftop elements overall (internal screenwalls): slope up to 925'-10" maximum to screen rooftop mechanical equipment.
  - Most screenwalls and parapets are significantly shorter (ref. roof plan)

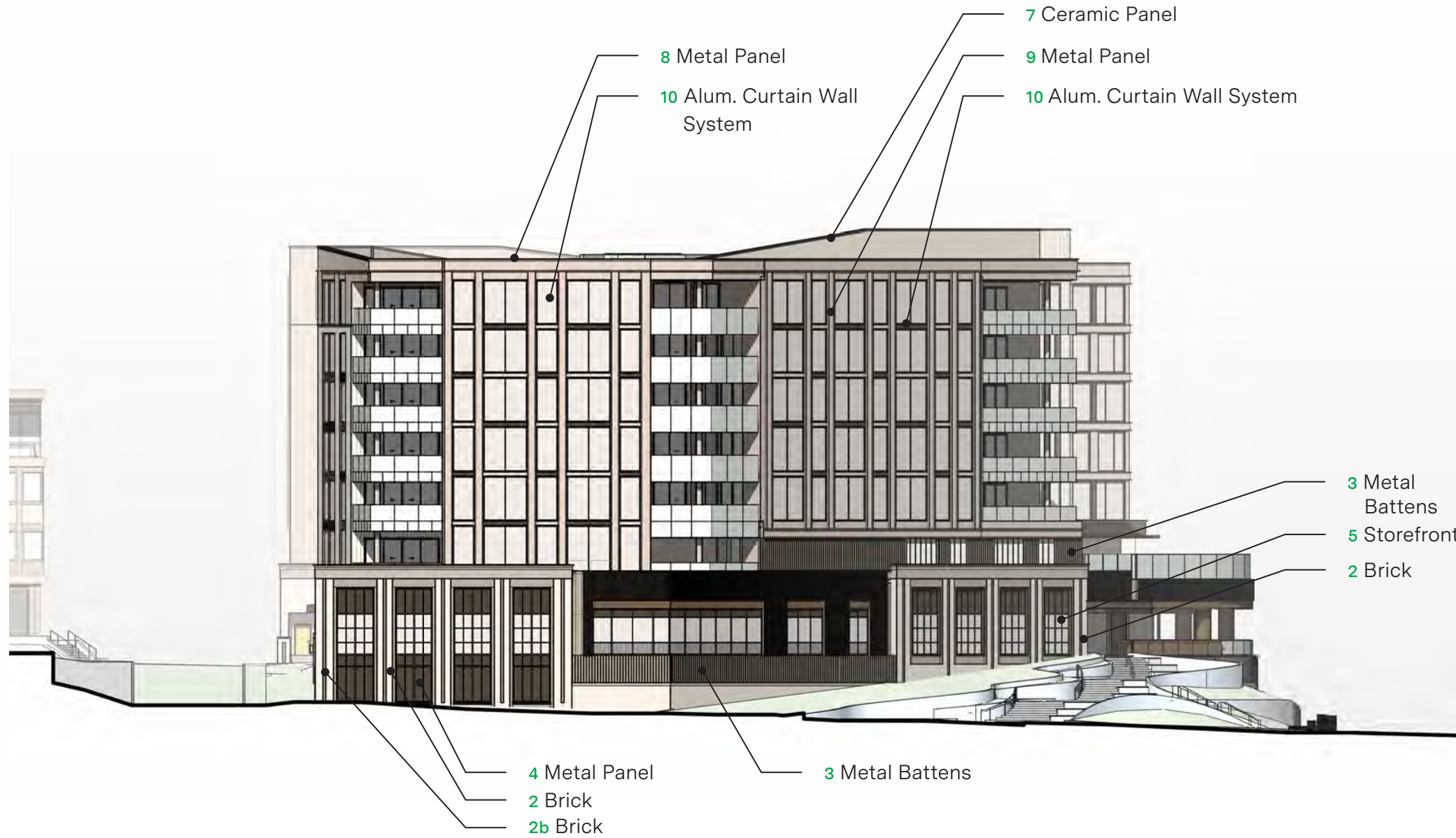


Base & Midlevels

Towers



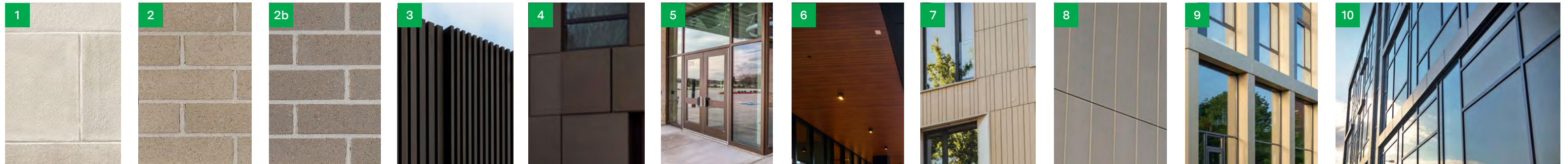
- 1** Stone  
Limestone - Honed
- 2** Brick  
Light & Medium Gray - Velour
- 2b** Brick  
Light & Medium Gray - Velour
- 3** Metal Battens  
Medium Bronze Range
- 4** Metal Panel  
Dark Bronze Range
- 5** Storefront  
Dark Bronze Range
- 6** Wood-Look Panel  
Light Cherry
- 7** Ceramic Panel  
Light Cream
- 8** Metal Panel  
Warm Gray
- 9** Alum. Window Wall  
Dark Bronze Range
- 10** Alum. Curtain Wall System  
Dark Bronze Range



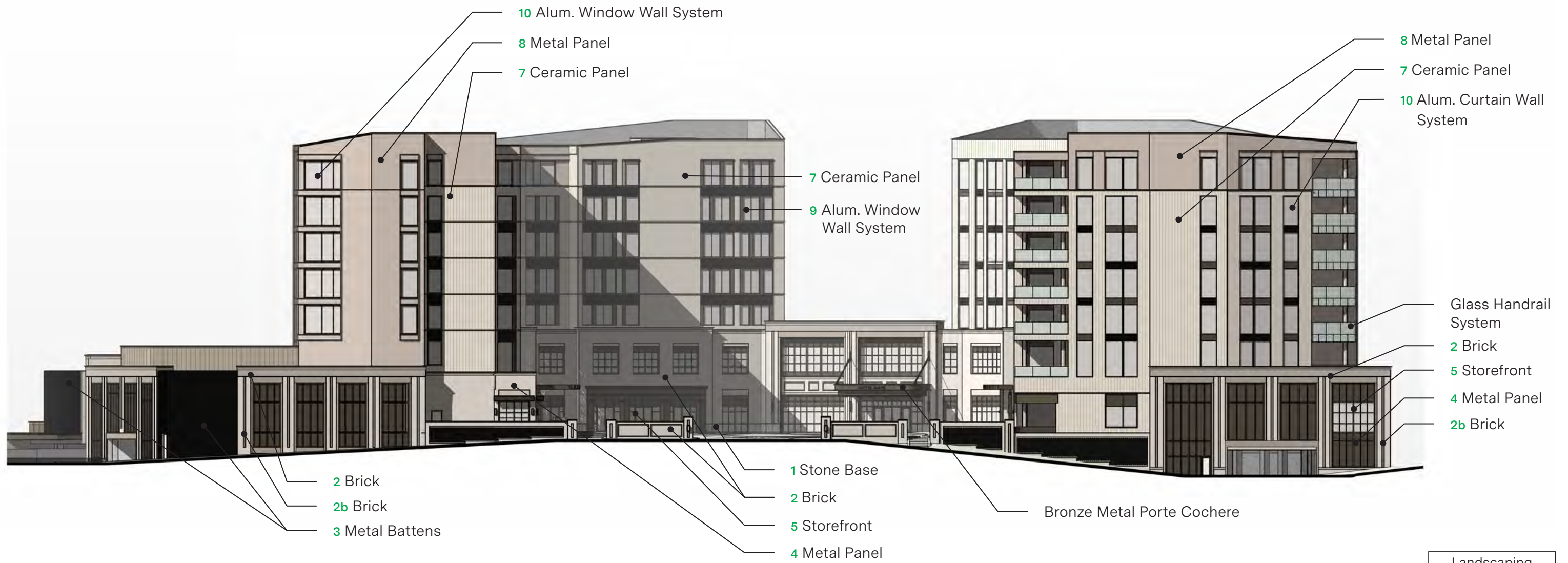
Landscaping removed for clarity

Base & Midlevels

Towers



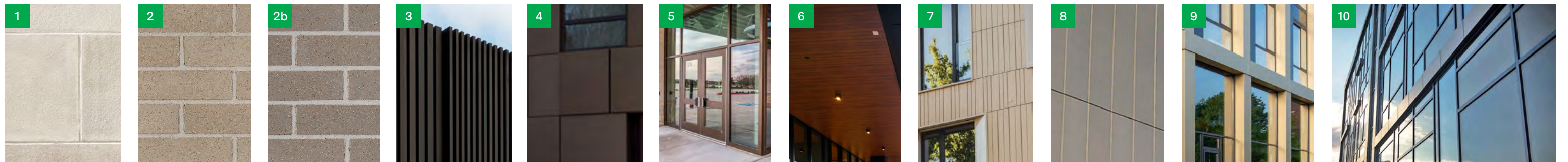
<b>1 Stone</b> Limestone - Honed	<b>2 Brick</b> Light & Medium Gray - Velour	<b>2b Brick</b>	<b>3 Metal Battens</b> Medium Bronze Range	<b>4 Metal Panel</b> Dark Bronze Range	<b>5 Storefront</b> Dark Bronze Range	<b>6 Wood-Look Panel</b> Light Cherry	<b>7 Ceramic Panel</b> Light Cream	<b>8 Metal Panel</b> Warm Gray	<b>9 Alum. Window Wall</b> Dark Bronze Range	<b>10 Alum. Curtain Wall System</b> Dark Bronze Range
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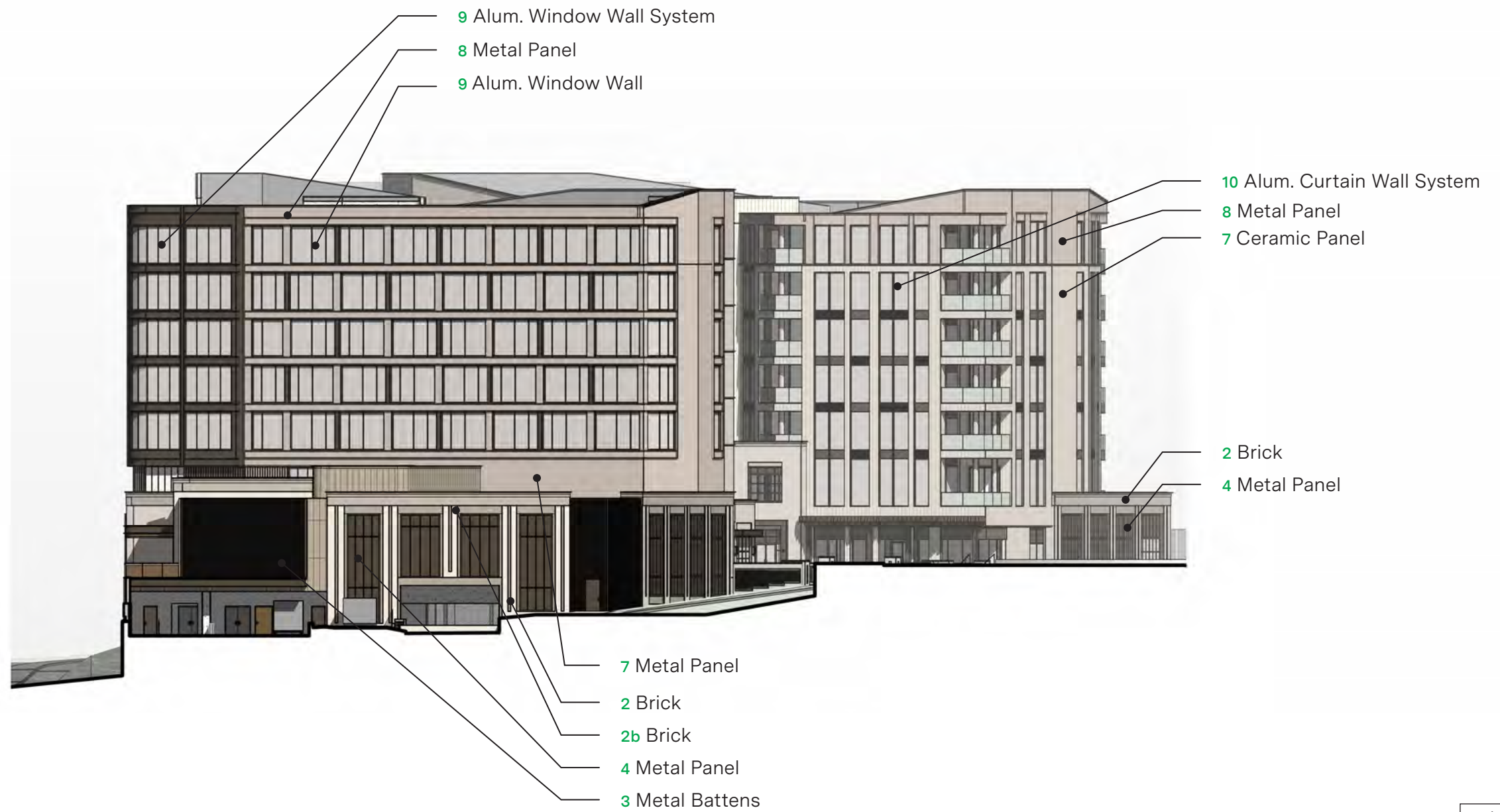
Landscaping removed for clarity

Base & Midlevels

Towers



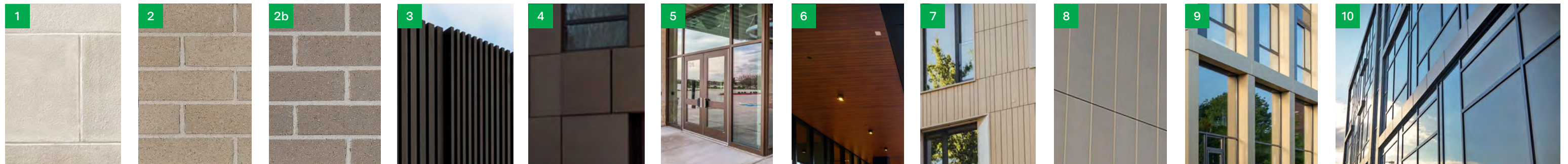
<b>1</b>	<b>2</b>	<b>2b</b>	<b>3</b>	<b>4</b>	<b>5</b>	<b>6</b>	<b>7</b>	<b>8</b>	<b>9</b>	<b>10</b>
<b>Stone</b>	<b>Brick</b>		<b>Metal Battens</b>	<b>Metal Panel</b>	<b>Storefront</b>	<b>Wood-Look Panel</b>	<b>Ceramic Panel</b>	<b>Metal Panel</b>	<b>Alum. Window Wall</b>	<b>Alum. Curtain Wall System</b>
Limestone - Honed	Light & Medium Gray - Velour		Medium Bronze Range	Dark Bronze Range	Dark Bronze Range	Light Cherry	Light Cream	Warm Gray	Dark Bronze Range	Dark Bronze Range



Landscaping removed for clarity

Base & Midlevels

Towers



<b>1</b>	<b>2</b>	<b>2b</b>	<b>3</b>	<b>4</b>	<b>5</b>	<b>6</b>	<b>7</b>	<b>8</b>	<b>9</b>	<b>10</b>
<b>Stone</b>	<b>Brick</b>		<b>Metal Battens</b>	<b>Metal Panel</b>	<b>Storefront</b>	<b>Wood-Look Panel</b>	<b>Ceramic Panel</b>	<b>Metal Panel</b>	<b>Alum. Window Wall</b>	<b>Alum. Curtain Wall System</b>
Limestone - Honed	Light & Medium Gray - Velour		Medium Bronze Range	Dark Bronze Range	Dark Bronze Range	Light Cherry	Light Cream	Warm Gray	Dark Bronze Range	Dark Bronze Range

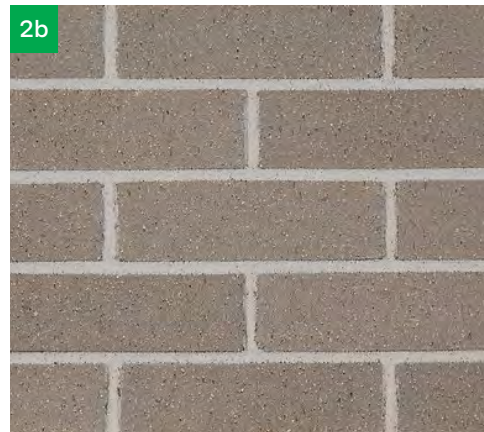
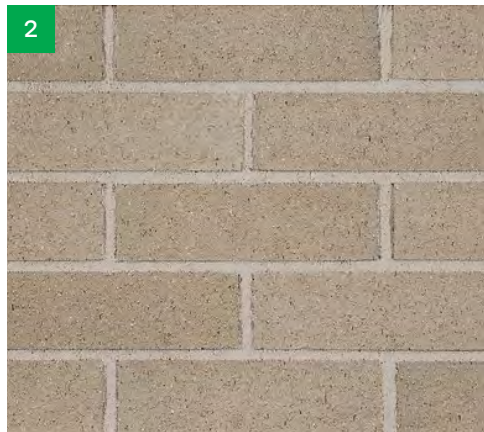
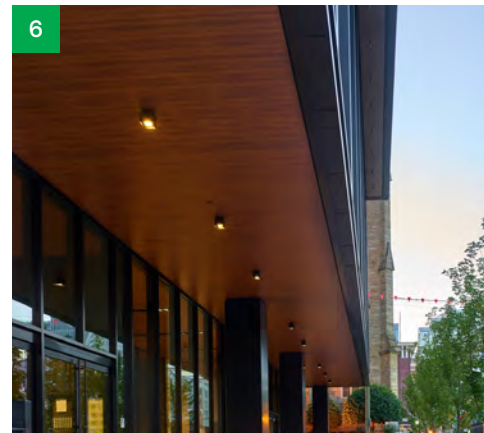
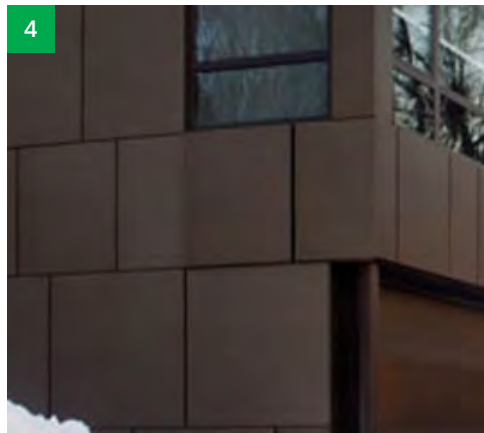
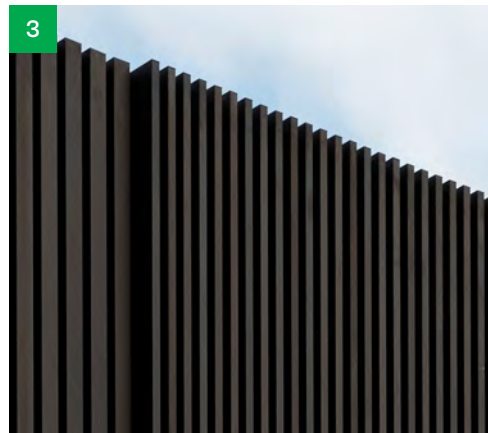
Towers



Tower Materials

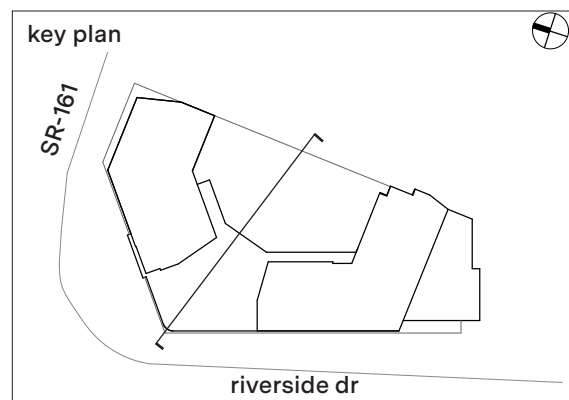
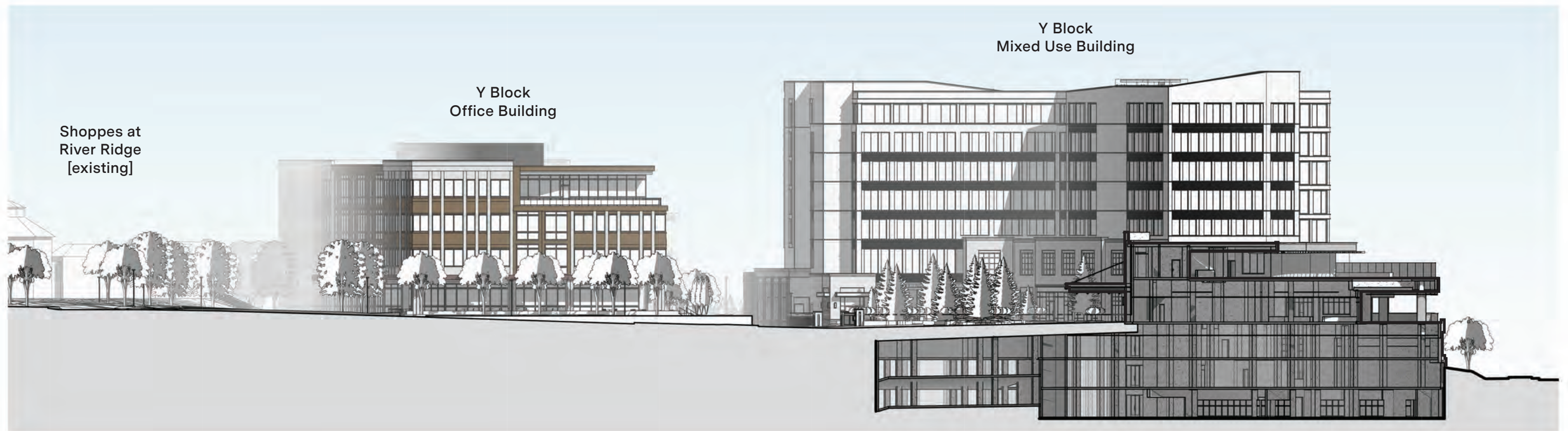
- 7 Ceramic Facade Panel**  
Tonality G1-1 (smooth) & Stripes 7 (ribbed)  
Cream Light - Satin Matte
- 8 Metal Panel**  
Alucobond Dry Reveal  
Warm Gray Range
- 9 Aluminum Window Wall System**  
OBE ICR-225  
Dark Bronze Range
- 10 Aluminum Curtainwall System**  
OBE Reliance TC-IG  
Dark Bronze Range

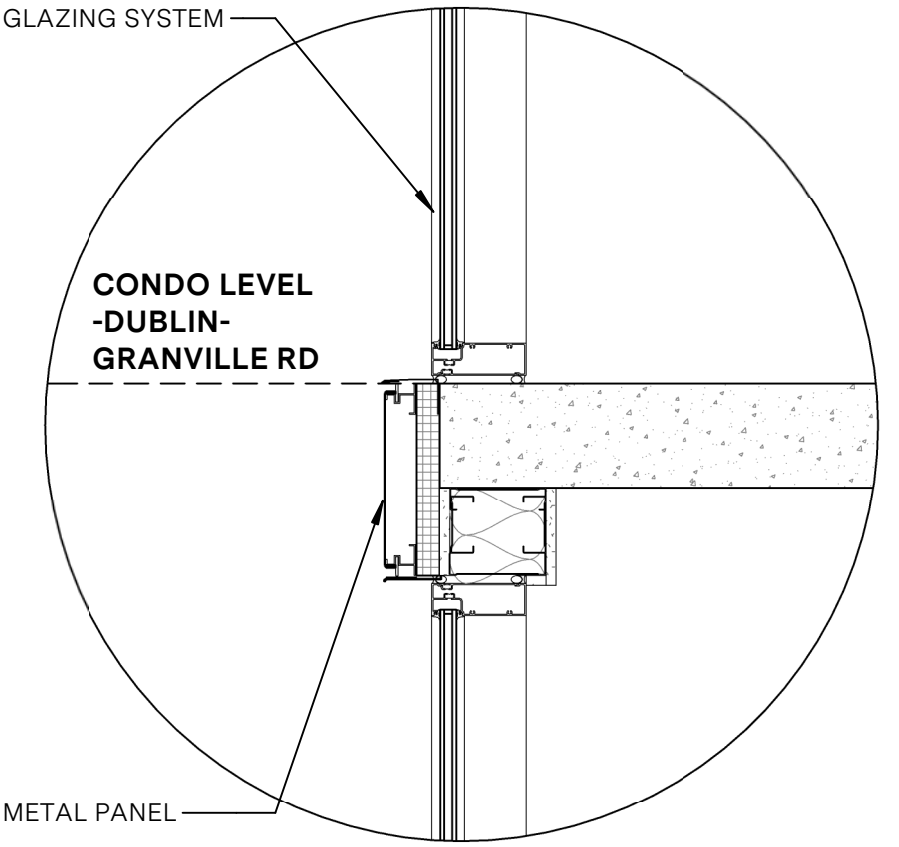
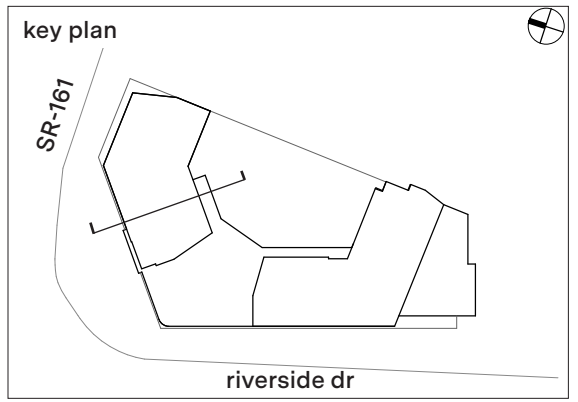
Base & Midlevels



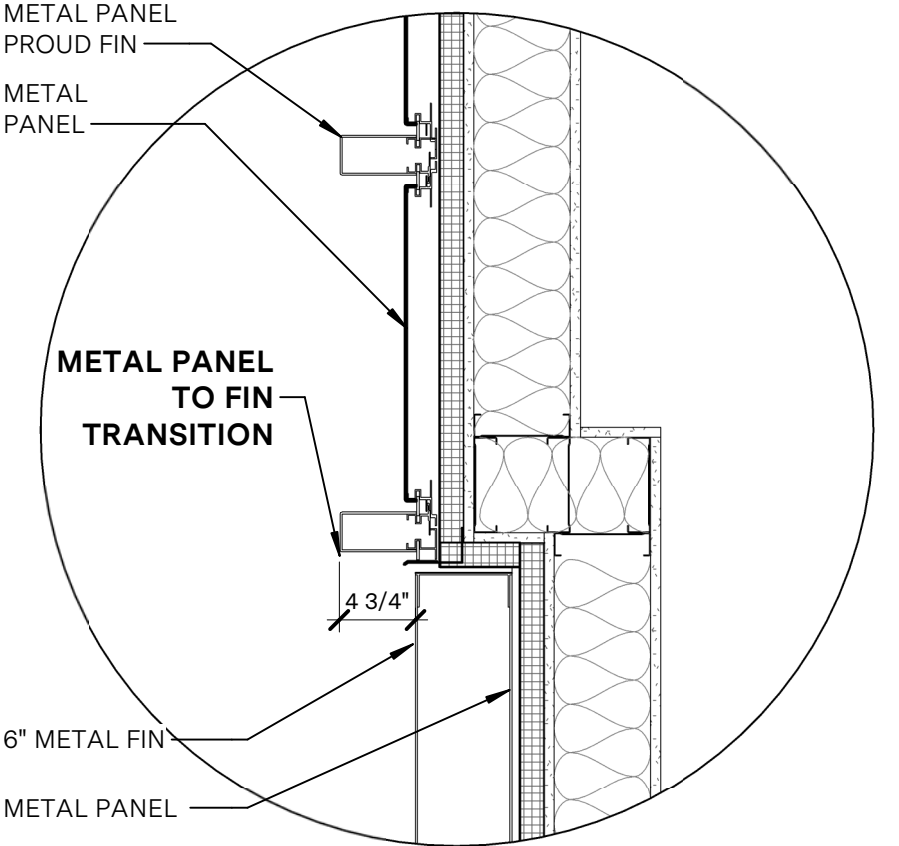
Base & Midlevel Materials

- 1 Stone Watertable**  
US Stone  
Bottom Ledge Cottonwood Honed
- 2 Modular Face Brick Veneer**  
Belden 8531 Velour
- 2b Modular Face Brick Veneer**  
Belden 8533 Velour
- 3 Aluminum Batten System**  
Longboard Link & Lock  
Medium Bronze Satin Anodized
- 4 Metal Panel**  
Alucobond Dry Reveal  
Dark Bronze Anodized
- 5 Aluminum Storefront**  
Tubelite T14000 Series  
Dark Bronze Anodized
- 6 Wood-Look Metal Panel**  
Longboard Tongue and Groove  
Light Cherry

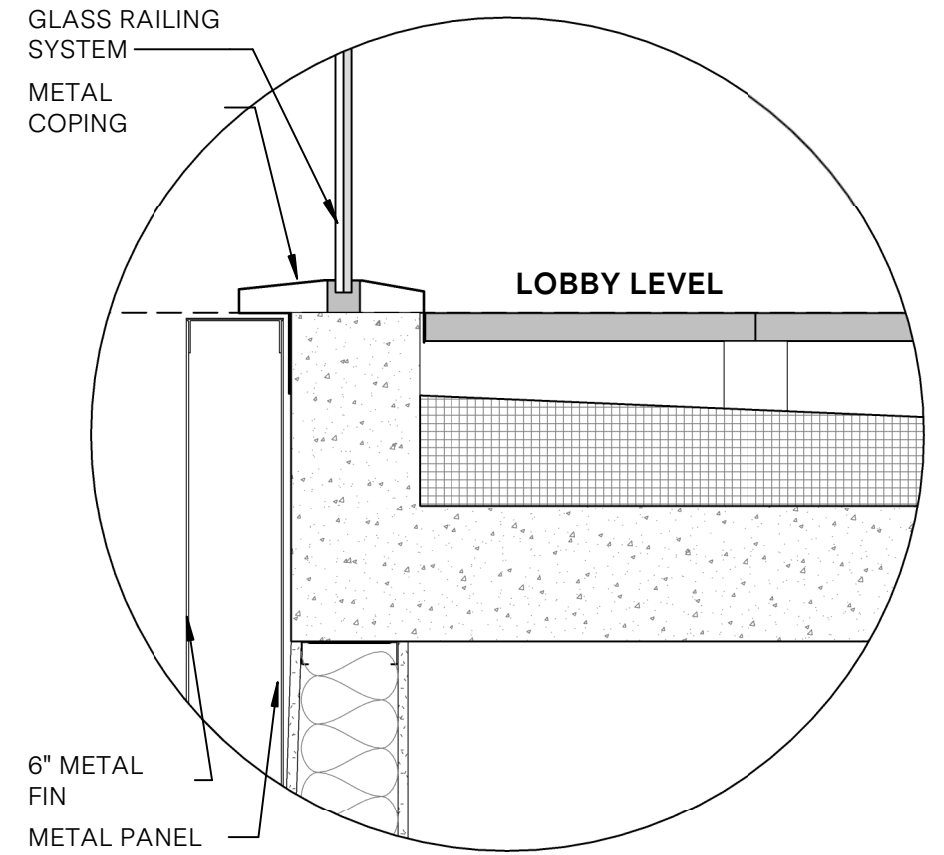
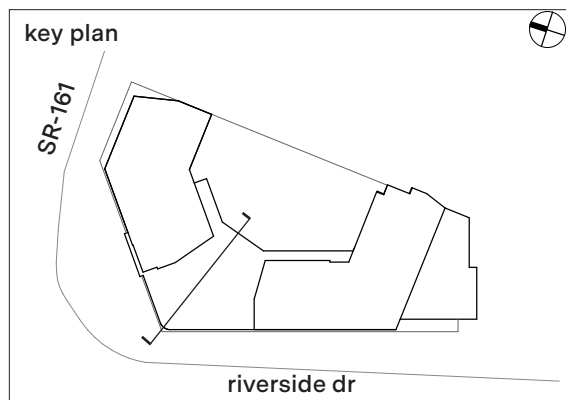
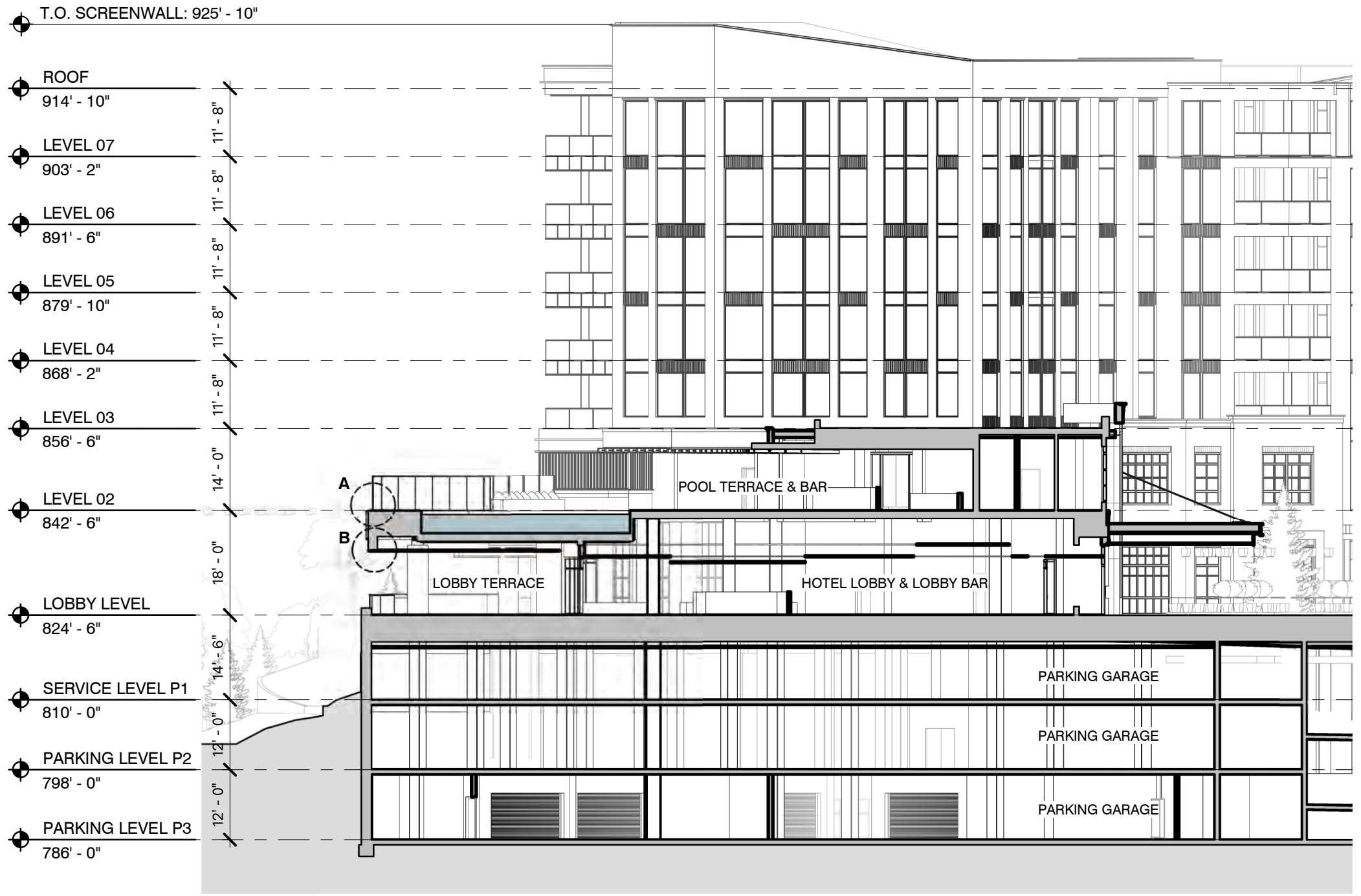




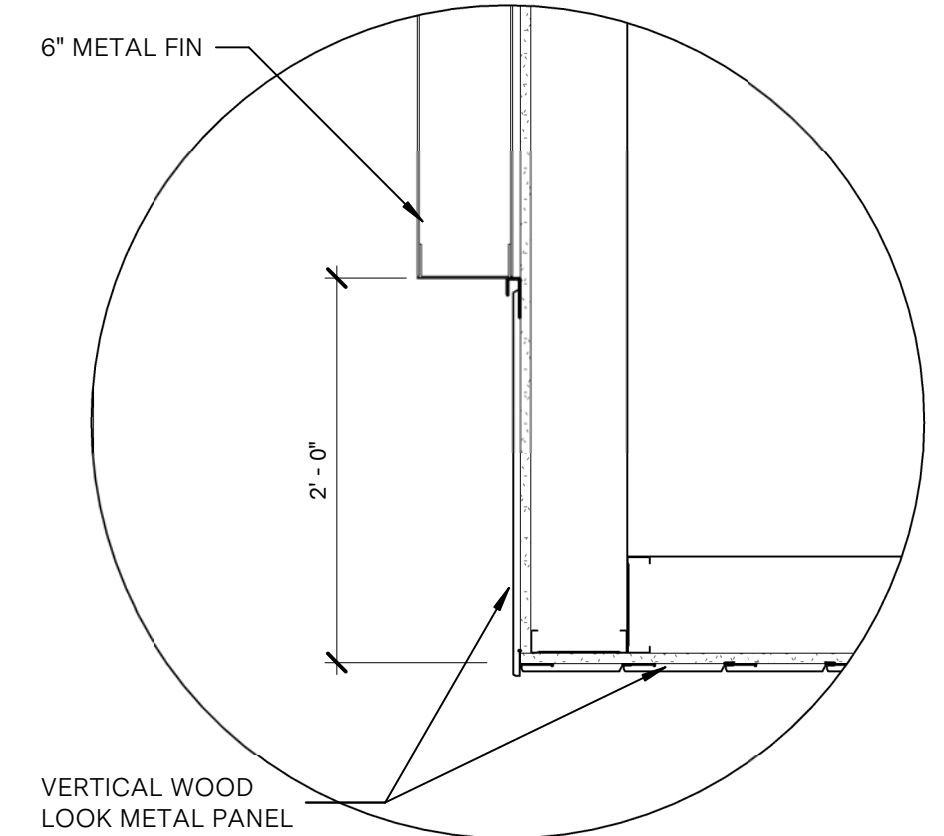
**SECTION DETAIL: A**



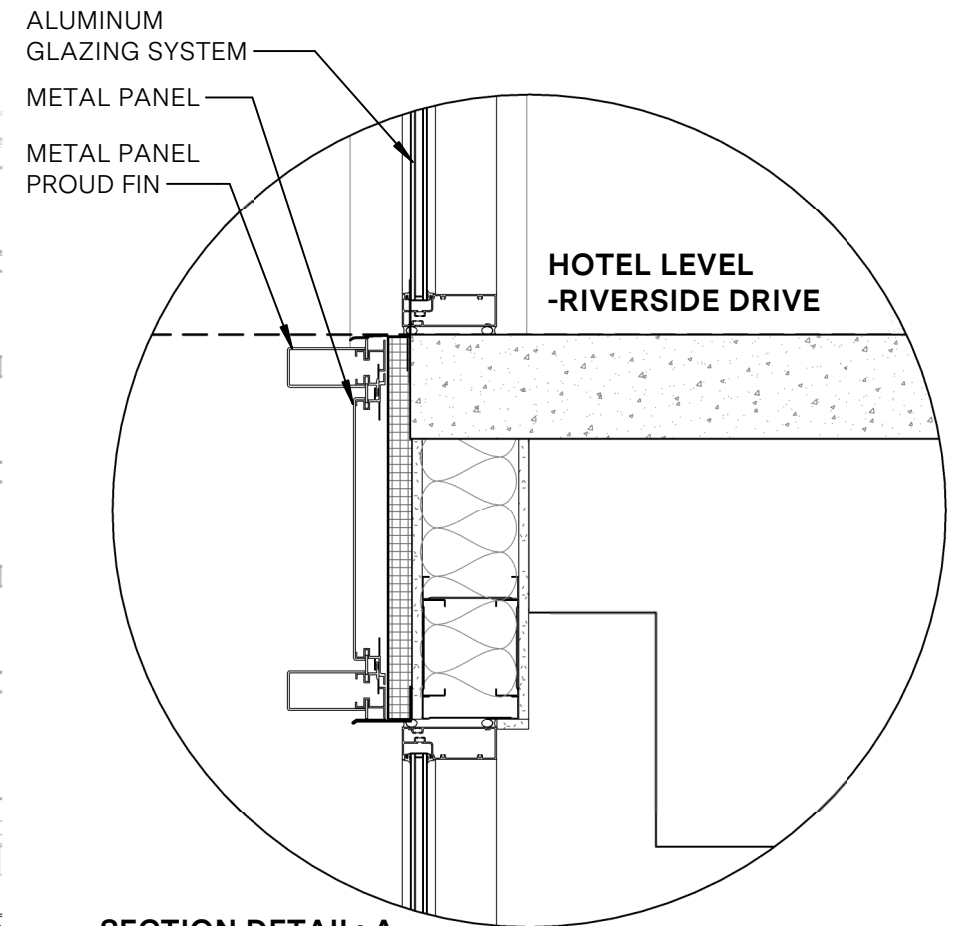
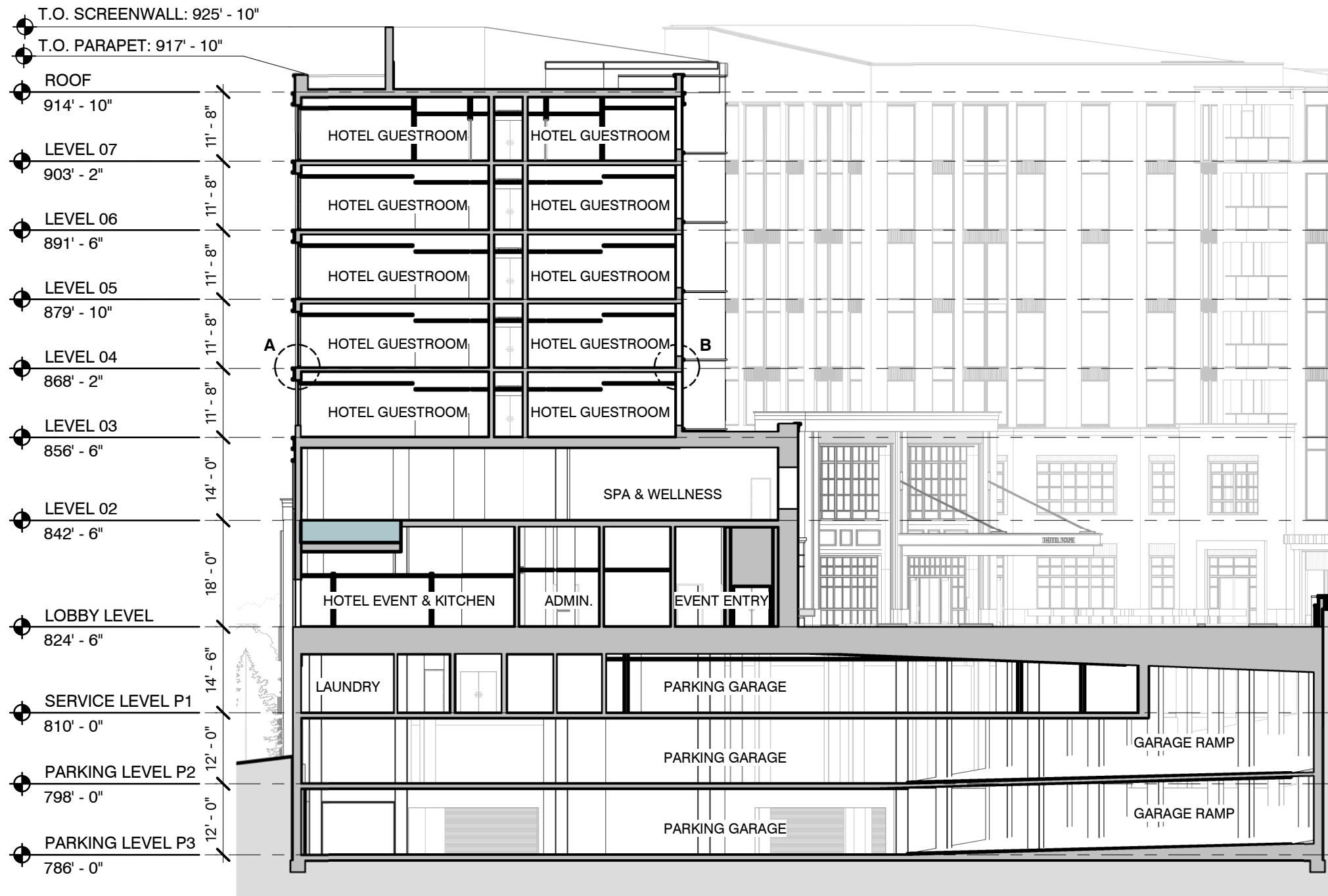
**SECTION DETAIL: B**



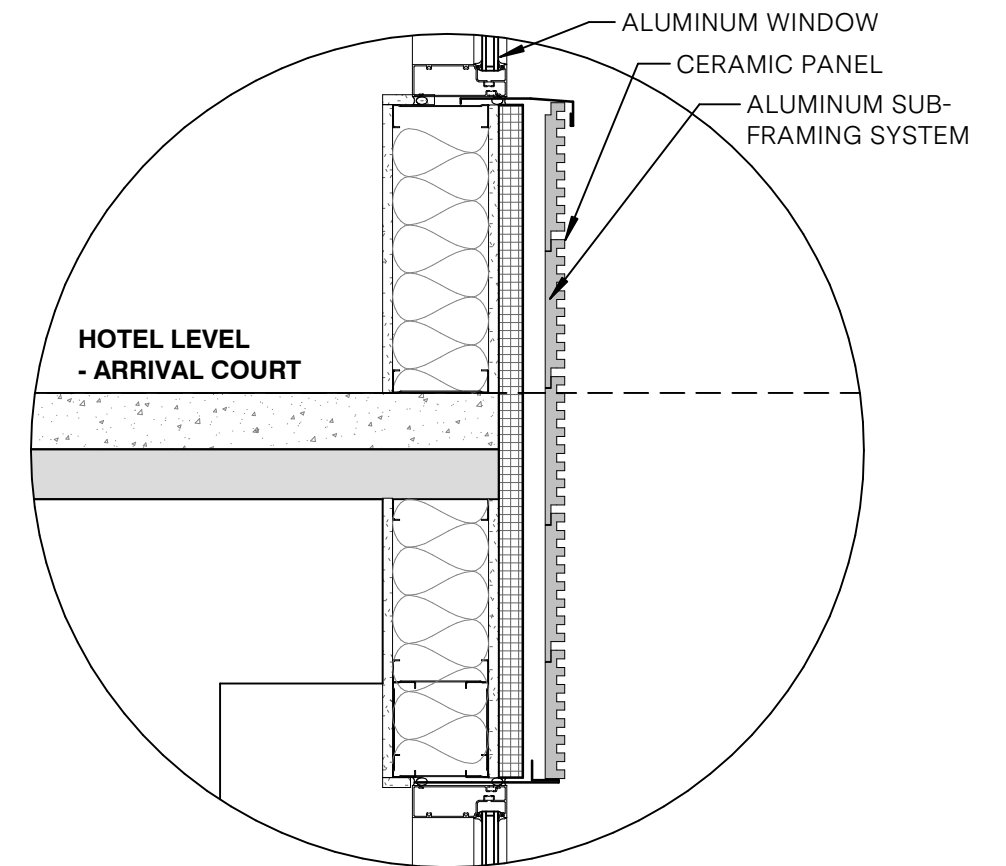
**SECTION DETAIL: A**



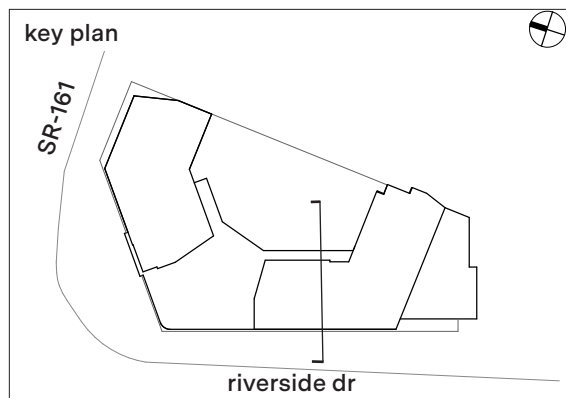
**SECTION DETAIL: B**

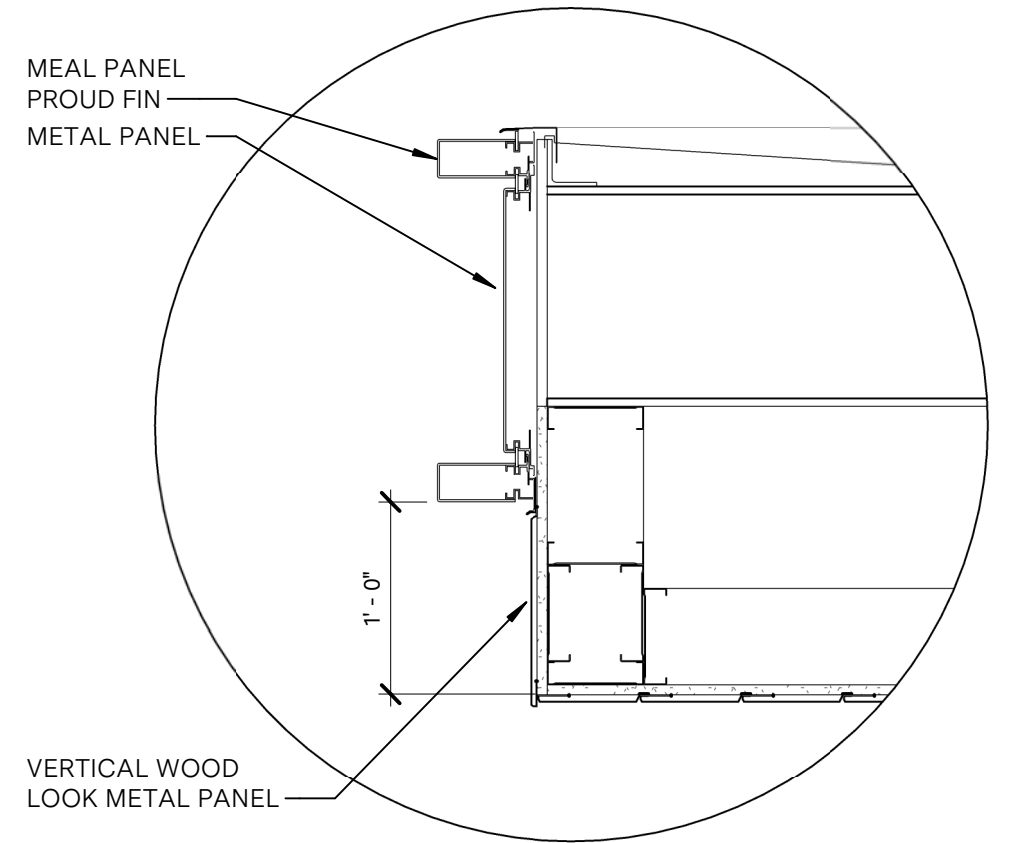
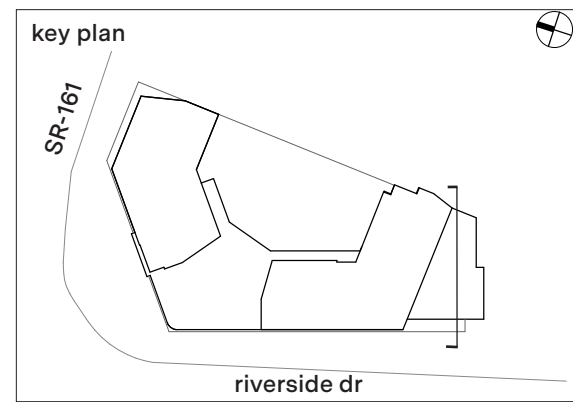
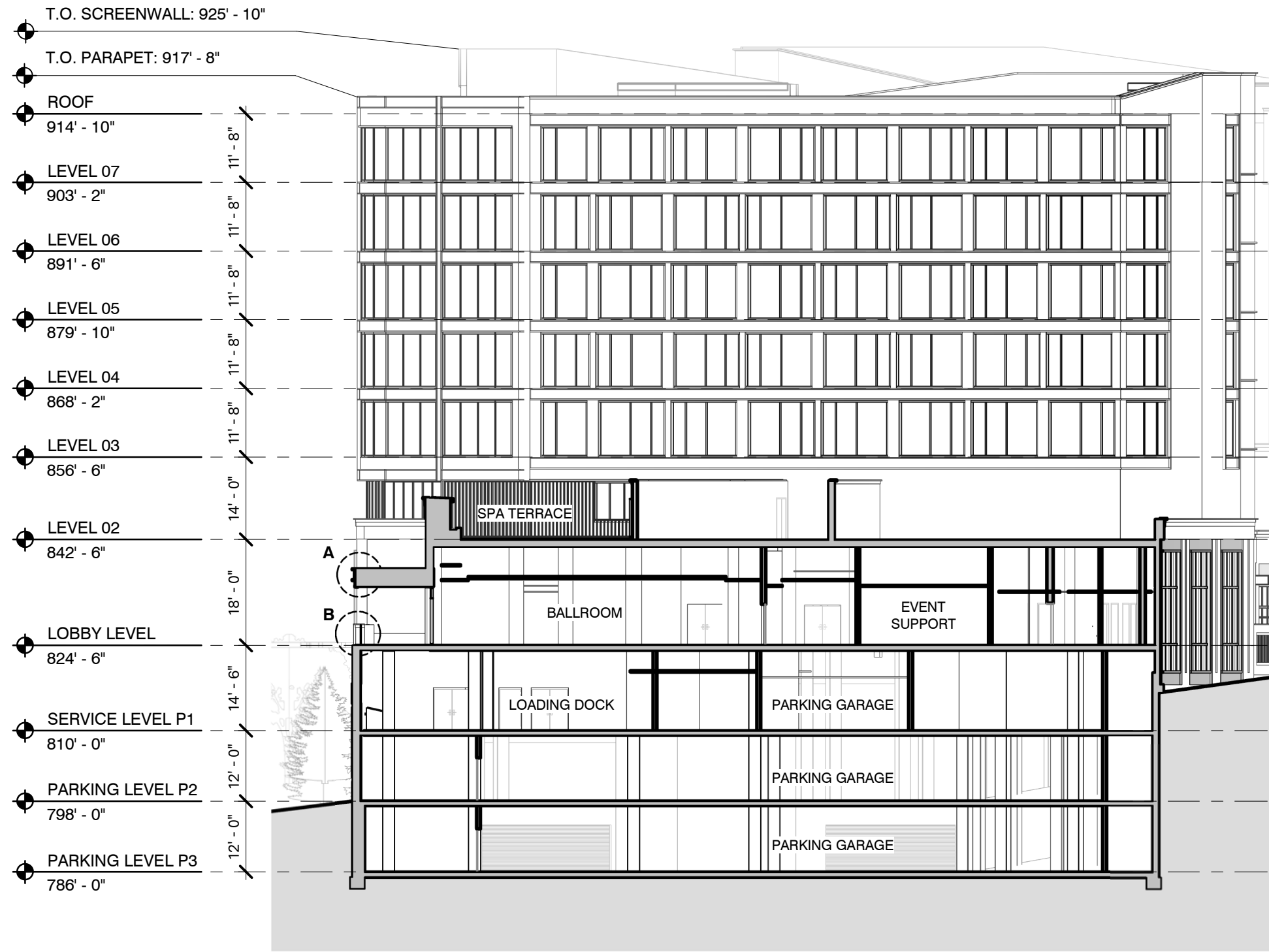


SECTION DETAIL: A

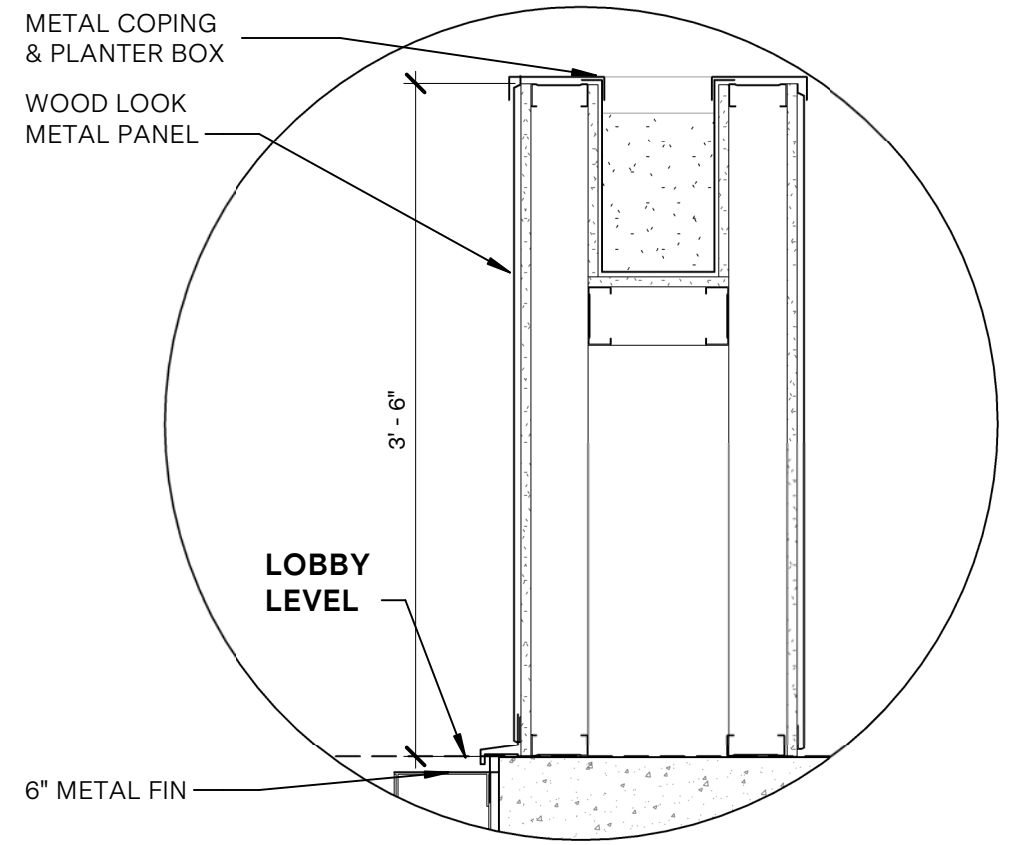


SECTION DETAIL: B

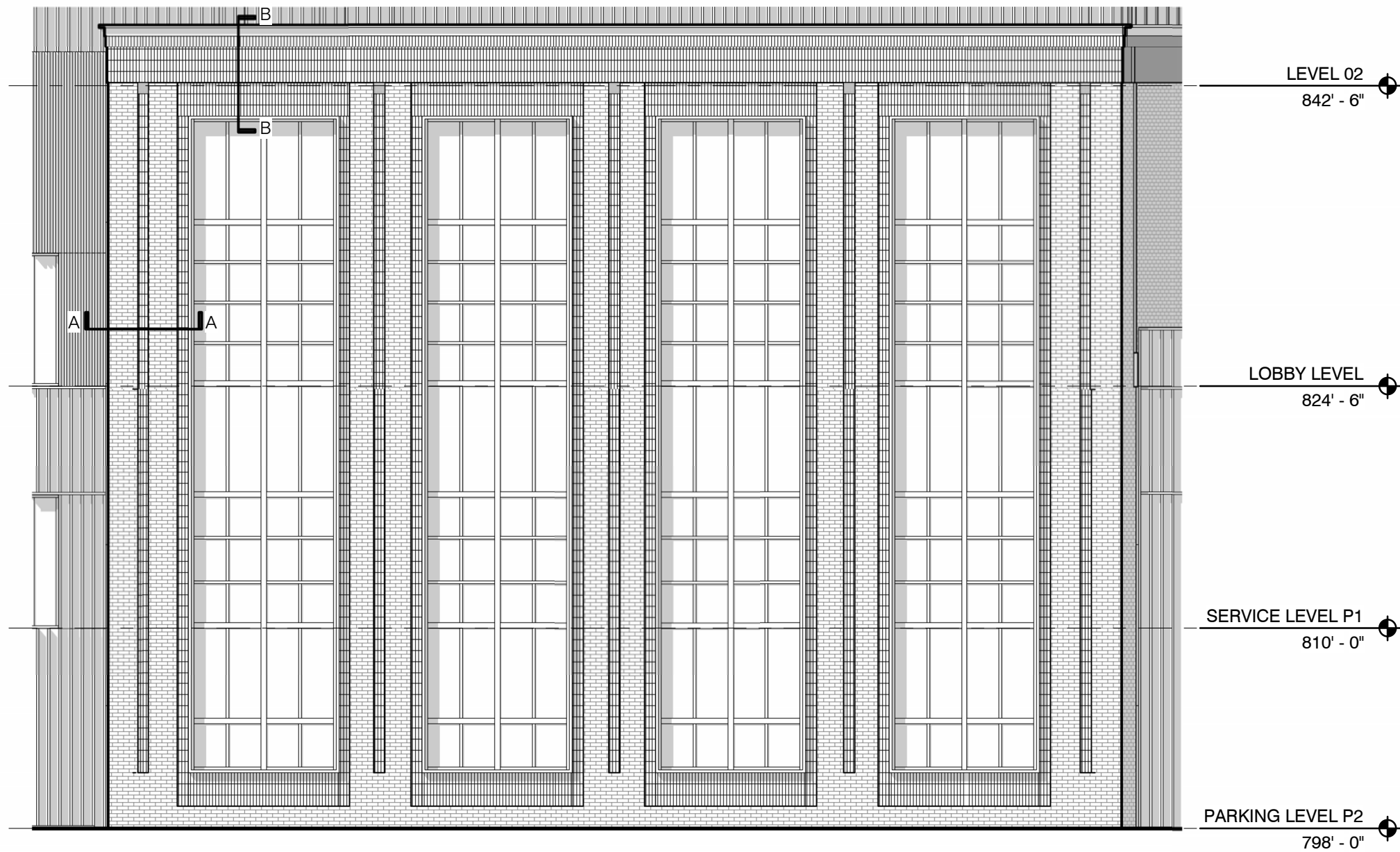




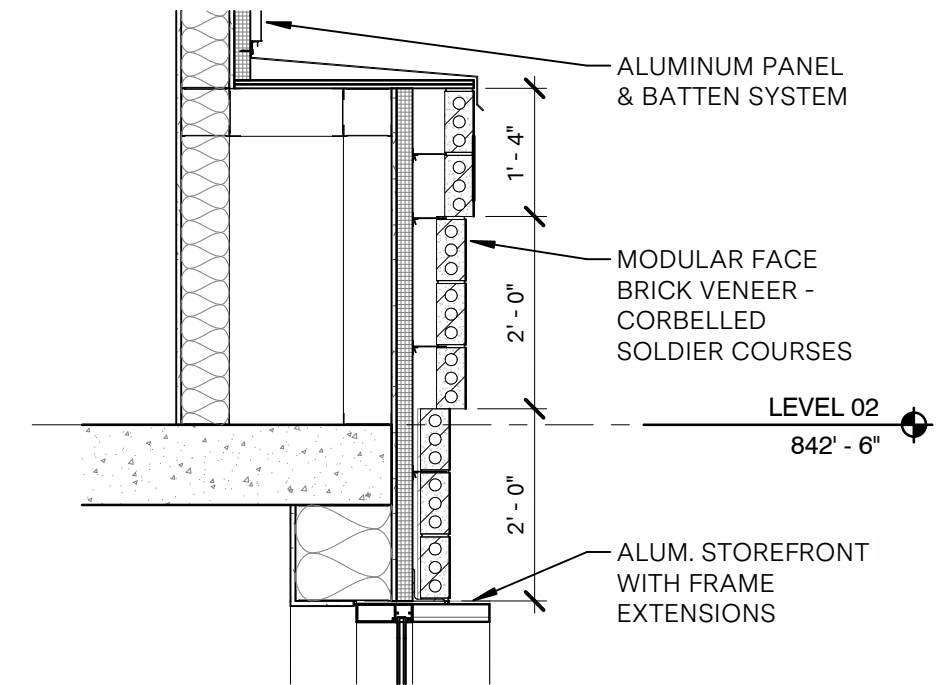
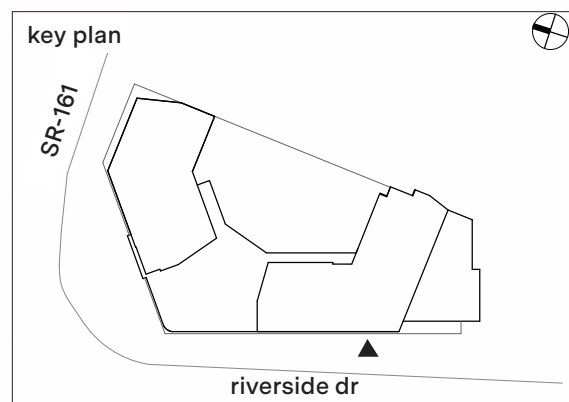
**SECTION DETAIL: A**



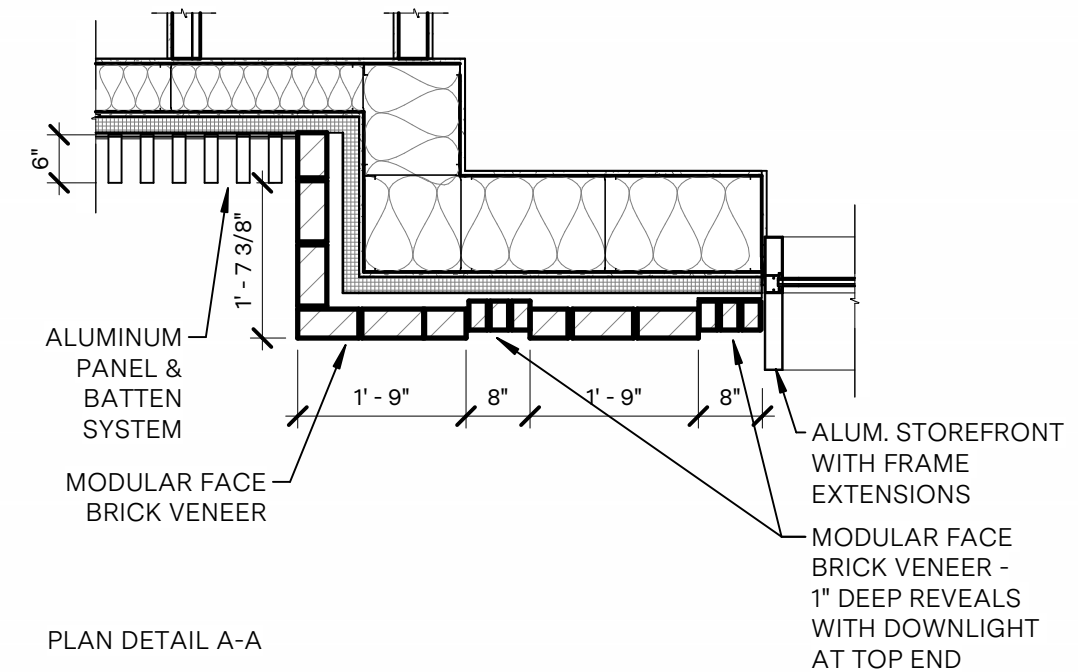
**SECTION DETAIL: B**



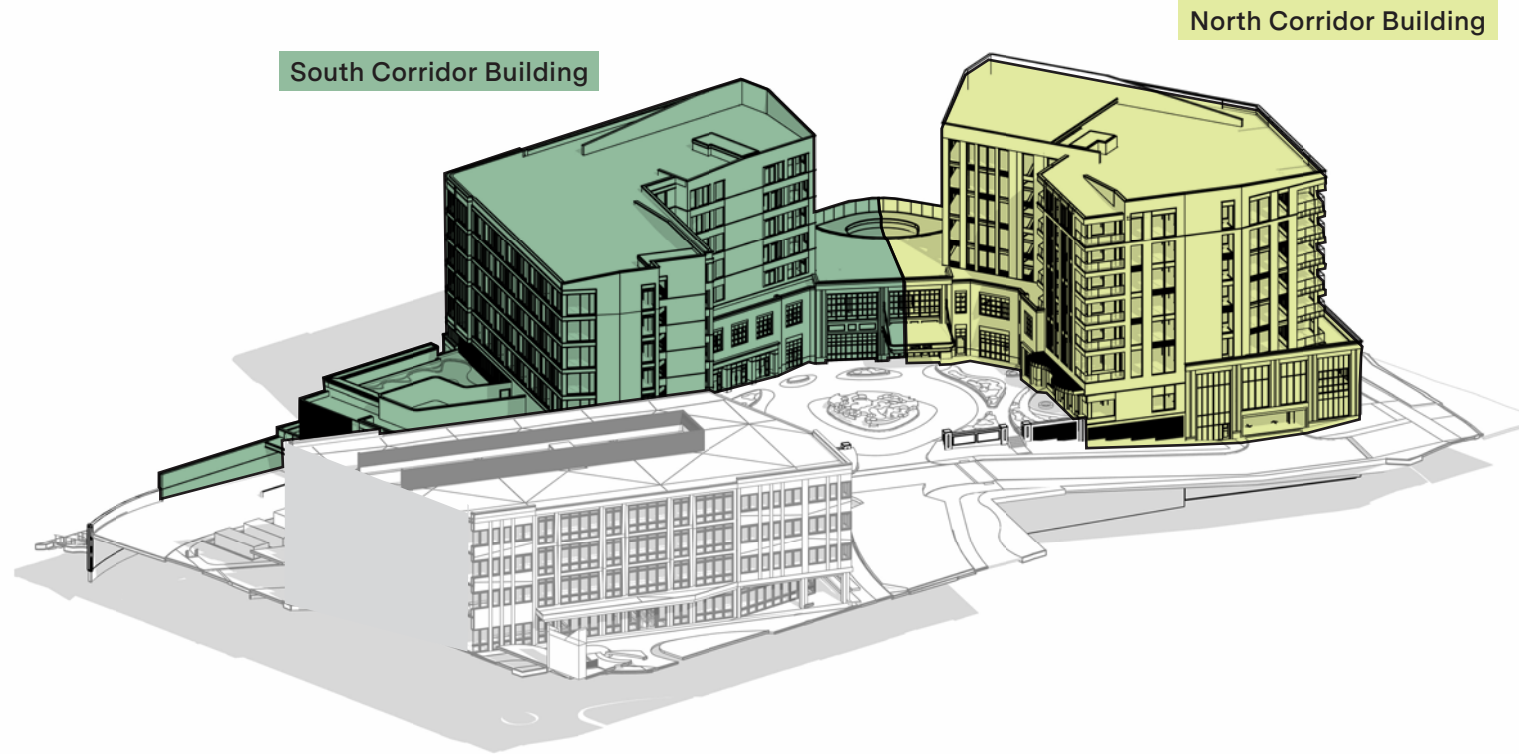
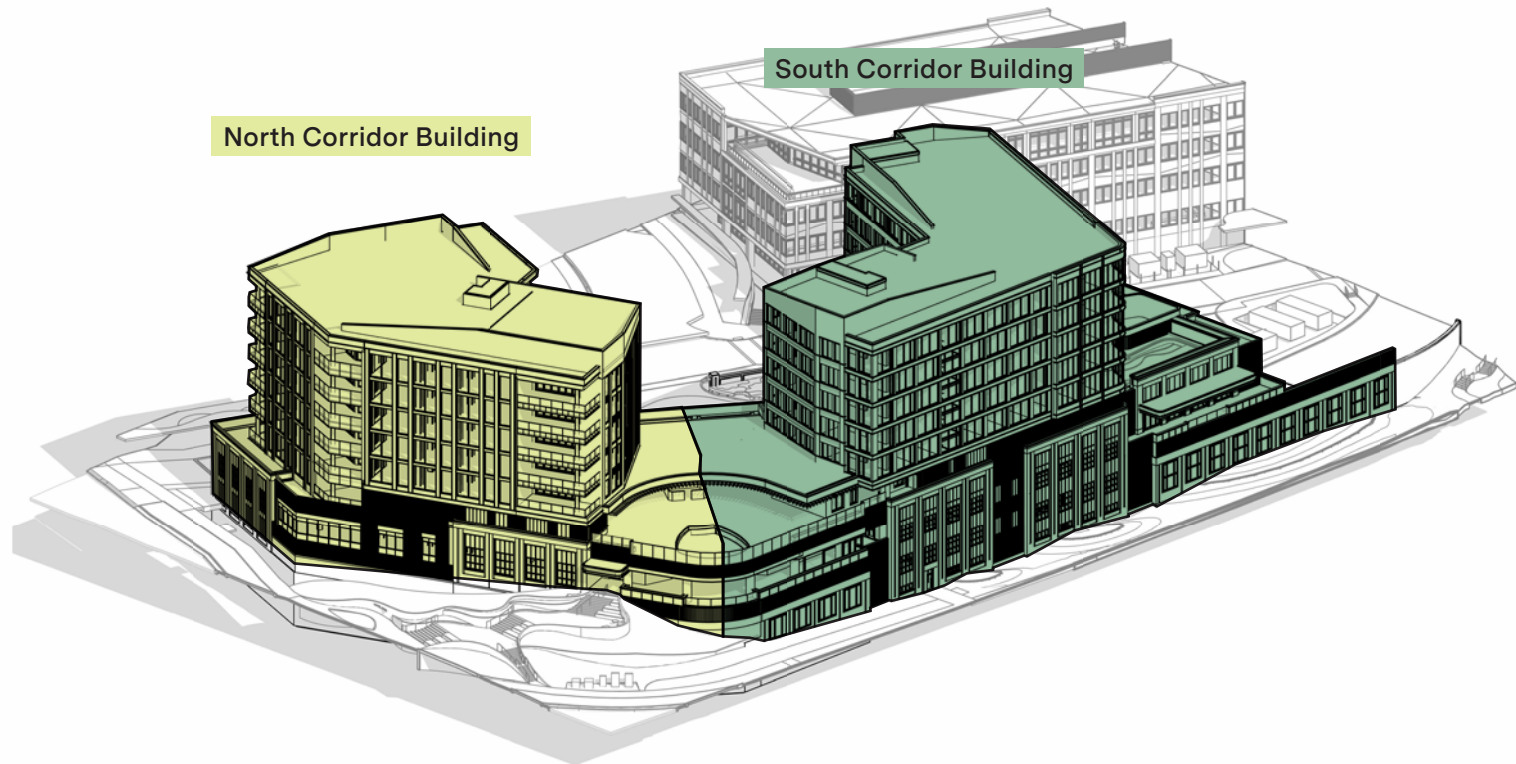
ENLARGED WEST ELEVATION



SECTION DETAIL B-B



PLAN DETAIL A-A



## A1. Street Frontage

	<u>Allowable:</u>	<u>Actual:</u>
Multiple Principal Buildings:	Permitted	Complies
Front Property Line Coverage:	75% minimum	Complies; 80%
Occupation of Corner:	Required	Complies
Front RBZ:	0ft - 15ft	Complies
Corner Side RBZ:	0ft - 15ft	Complies
RBZ Treatment:	Landscape, Patio, or Streetscape; along West Dublin-Granville Road, Streetscape required	Complies
Right-of-Way Encroachment:	0ft - 15ft	Complies

## A2. Buildable Area

	<u>Allowable:</u>	<u>Actual:</u>
Minimum Side Yard Setback:	5ft	Complies; 41'-0"
Minimum Rear Yard Setback:	5ft	N/A
Minimum Lot Width:	50ft	Complies; 444'-0"
Maximum Lot Width:	None	N/A
Maximum Impervious Coverage:	80%	81.2%
Additional Semi-Pervious Coverage:	10%	N/A

## A3. Parking Location & Loading

	<u>Allowable:</u>	<u>Actual:</u>
Parking Location:	Rear yard; within building	Within Building
Loading Facility Location:	Rear & side Facade	Side Facade
Entry for Parking within Building:	Rear & side facade; corner side facade on non-principal frontage streets	Rear & side facades
Access:	Refer to 153.062(N)(1)(c)	Complies

## B. Height

REFERENCE FOLLOWING PAGES

## C. Uses & Occupancy Requirements

	<u>Allowable:</u>	<u>Actual:</u>
Ground Story:	Residential and general office uses are prohibited in shopping corridors; Podium parking structures are conditional uses in accordance with 153.059(C)(3)(g)	N/A Podium Parking Structure included
Upper Story:	No additional requirements	Complies
Parking within Building:	Permitted in the rear of the first 3 floors and fully in any basement(s)	Parking garage in Lower 3 Levels
Occupied Space:	Minimum 30ft depth facing street(s)	Complies

## D1. Street Facade Transparency

REFERENCE FOLLOWING PAGES

## D2. Non-Street Facade Transparency

REFERENCE FOLLOWING PAGES

## D3. Building Entrance

REFERENCE FOLLOWING PAGES

## D4. Facade Divisions

REFERENCE FOLLOWING PAGES

## D5. Facade Materials

	<u>Allowable:</u>	<u>Actual:</u>
Permitted Primary Materials:	Stone, Brick, Glass	Ref. Elevations

## D6. Roof Types

	<u>Allowable:</u>	<u>Actual:</u>
Permitted Types:	Parapet, pitched roof, flat roof;; other types may be permitted with approval	Ref. Elevations
Tower:	Permitted of facades only at terminal vistas, corners at two principal frontage streets, and/or adjacent to an open space type.	Ref. Elevations

## NORTH BUILDING

### B. Height

Minimum Height:	<u>Allowable:</u> 3 stories	<u>Actual:</u> Complies
Maximum Height:	6 stories	10 Total Stories 7 Above Ground Level
Ground Stories - Minimum Height:	12ft	Complies; 18ft
Ground Stories - Maximum Height	16ft	18ft
Stories - Minimum Height	10ft	Complies; 11ft 8in
Stories - Maximum Height	14ft	Complies; 14ft

### D1. Street Facade Transparency

Ground Story Street Facing Transparency:	<u>Allowable:</u> Minimum 60% required	<u>Actual:</u> Ref. Elevations
Transparency:	Minimum 30%	Ref. Elevations
Blank Wall Limitations	Required	Ref. Elevations

### D2. Non-Street Facade Transparency

Transparency:	<u>Allowable:</u> Minimum 15%	<u>Actual:</u> Ref. Elevations
Blank Wall Limitations:	Required	Ref. Elevations

### D3. Building Entrance

Principal Entrance Location:	<u>Allowable:</u> Primary street facade of building	<u>Actual:</u> Complies
Street Facades - Number of Entrances:	1 per 75ft of facade min	Ref. Elevations
Parking Lot Facades - Number of Entrances	1 per 100ft of facade min	Ref. Elevations
Mid-Building Pedestrianway:	In shopping corridors, required for buildings greater than 250ft in length	N/A

### D4. Facade Divisions

Vertical Increments:	<u>Allowable:</u> No greater than 45ft	<u>Actual:</u> Ref. Elevations
Horizontal Facade Divisions:	On buildings 3 stories or taller, required within 3ft of the top of the ground story. Required at any building step-back	Complies - Ref. Elevations
Required Change in Roof Plane or Type:	None	N/A

## SOUTH BUILDING

### B. Height

Minimum Height:	<u>Allowable:</u> 3 stories	<u>Actual:</u> Complies
Maximum Height:	6 stories	10 Total Stories 7 Above Ground Level
Ground Stories - Minimum Height:	12ft	Complies; 18ft
Ground Stories - Maximum Height	16ft	18ft
Stories - Minimum Height	10ft	Complies; 11ft 8in
Stories - Maximum Height	14ft	Complies; 14ft

### D1. Street Facade Transparency

Ground Story Street Facing Transparency:	<u>Allowable:</u> Minimum 60% required	<u>Actual:</u> Ref. Elevations
Transparency:	Minimum 30%	Ref. Elevations
Blank Wall Limitations	Required	Ref. Elevations

### D2. Non-Street Facade Transparency

Transparency:	<u>Allowable:</u> Minimum 15%	<u>Actual:</u> Ref. Elevations
Blank Wall Limitations:	Required	Ref. Elevations

### D3. Building Entrance

Principal Entrance Location:	<u>Allowable:</u> Primary street facade of building	<u>Actual:</u> Complies
Street Facades - Number of Entrances:	1 per 75ft of facade min	Ref. Elevations
Parking Lot Facades - Number of Entrances	1 per 100ft of facade min	Ref. Elevations
Mid-Building Pedestrianway:	In shopping corridors, required for buildings greater than 250ft in length	N/A

### D4. Facade Divisions

Vertical Increments:	<u>Allowable:</u> No greater than 45ft	<u>Actual:</u> Ref. Elevations
Horizontal Facade Divisions:	On buildings 3 stories or taller, required within 3ft of the top of the ground story. Required at any building step-back	Complies - Ref. Elevations
Required Change in Roof Plane or Type:	None	N/A

# NORTH BUILDING: EAST ELEVATION FACADE NOTES:

## FACADE REQUIREMENTS:

STREET FACADE: NO  
 PRINCIPLE ENTRANCE: NO

## NUMBER OF ENTRANCES

REQUIRED: 0  
 PROVIDED: 0

## BLANK WALL LIMITATION

REQUIRED: YES  
 COMPLIANCE: YES, 16.6%

## NON-STREET FACADE TRANSPARENCY

TOTAL AREA: 9,365 SF  
 TRANSPARENCY:  
 REQUIRED: 15% min  
 COMPLIANCE: 23.8%

## MATERIALS

### PRIMARY MATERIAL TYPES

BRICK: 2,122 SF  
 GLAZING (WINDOWS AND DOORS): 2,226 SF  
 CERAMIC PANEL: 2,984 SF  
 TOTAL: 7,332 SF / 78.3%

### SECONDARY MATERIAL TYPES:

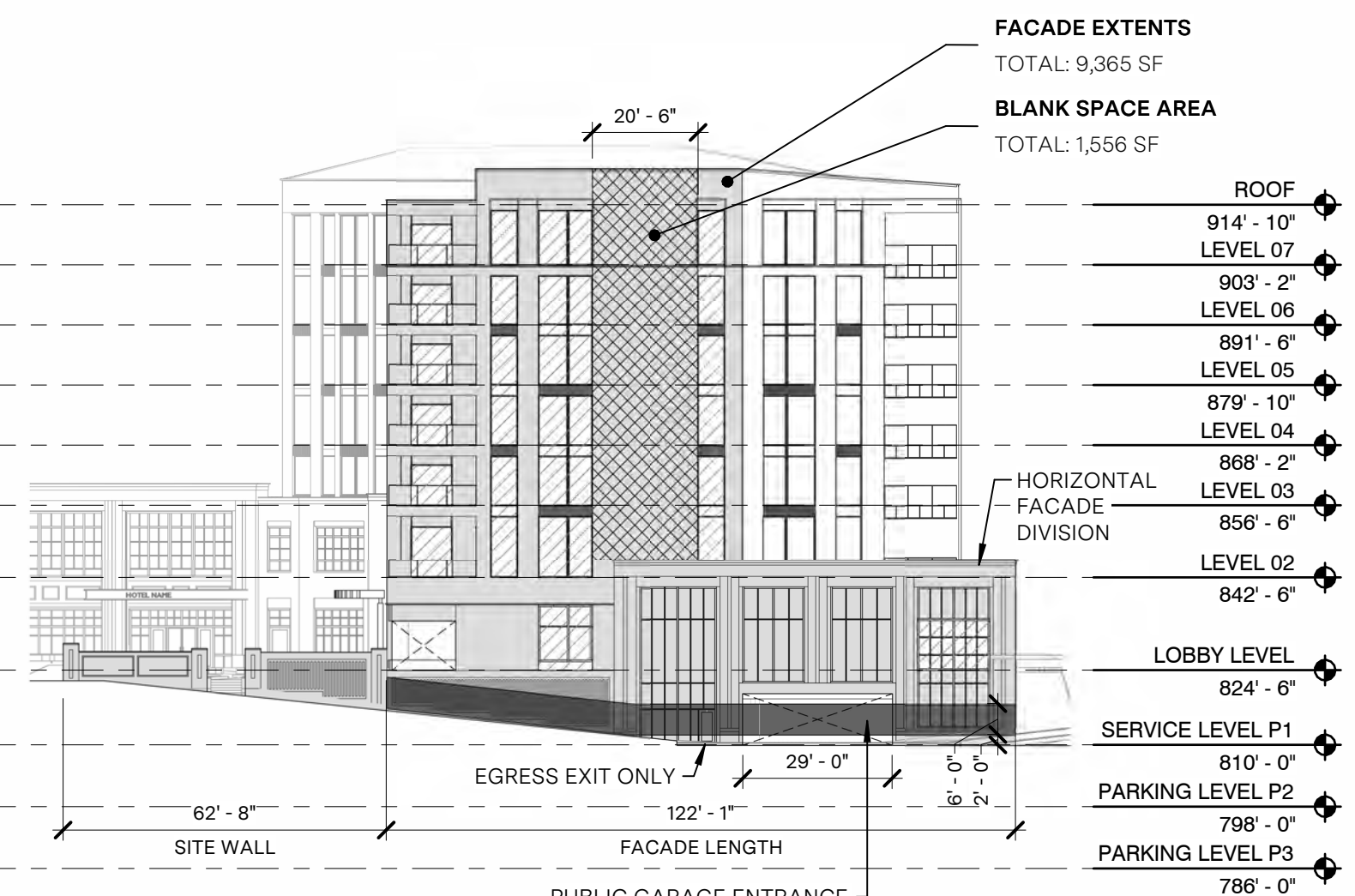
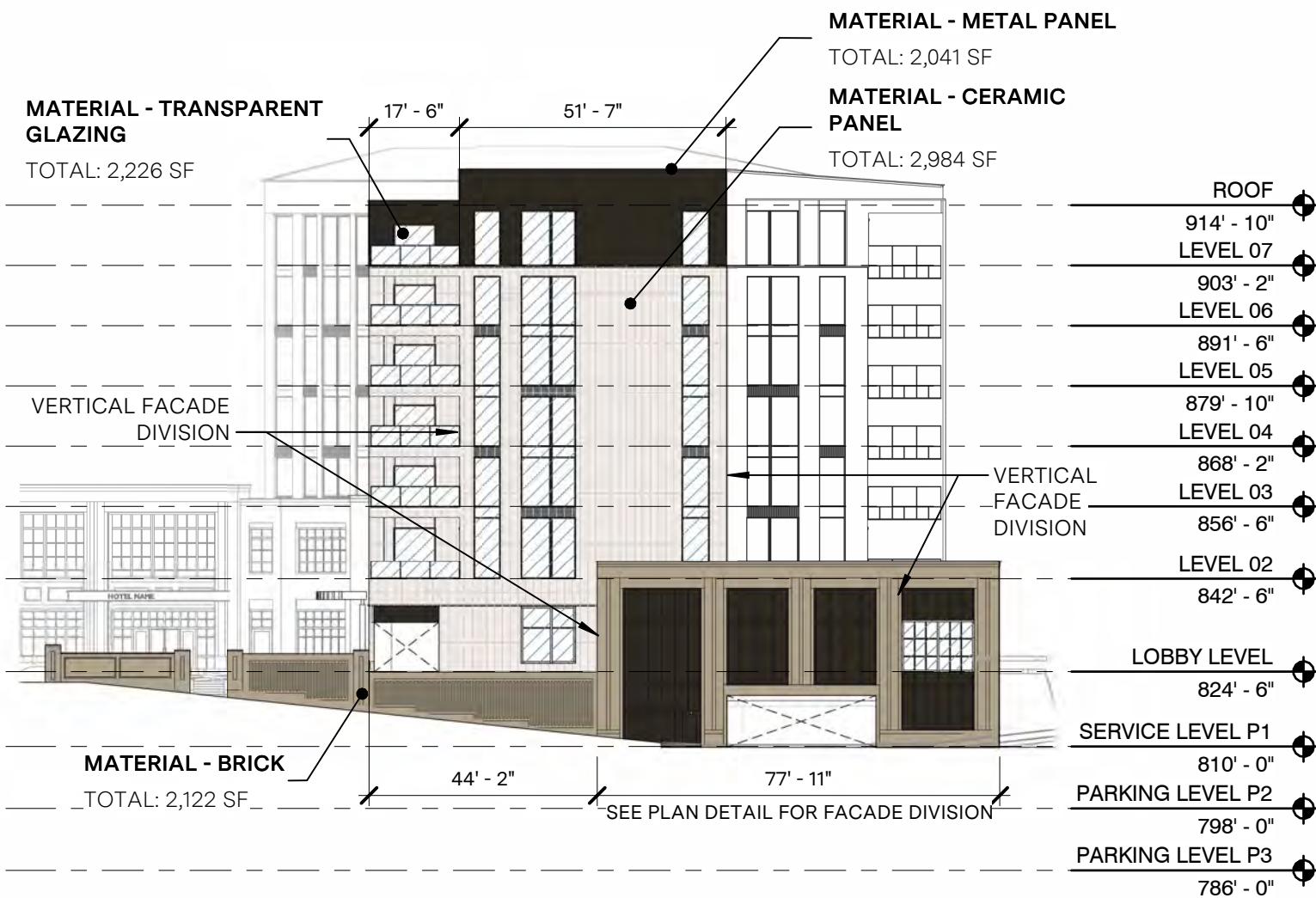
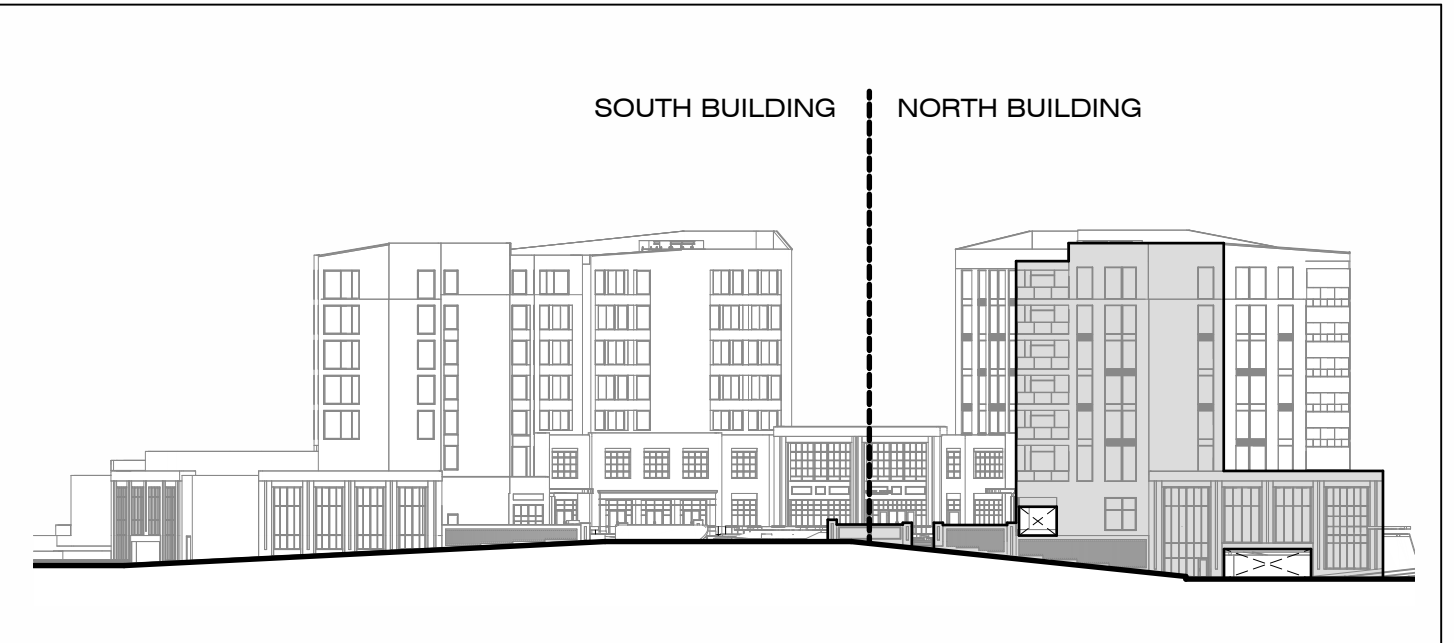
METAL PANEL: 2,041 SF

## VERTICAL FACADE INCREMENTS

REQUIRED: YES (NO GREATER THAN 45'-0")  
 COMPLIANCE: NO

## HORIZONTAL FACADE DIVISIONS

REQUIRED: YES  
 COMPLIANCE: YES



East Elevation  
 scale 1/32" = 1'-0"

East Elevation  
 scale 1/32" = 1'-0"

# NORTH BUILDING - NORTH ELEVATION GENERAL NOTES:

## FACADE REQUIREMENTS:

STREET FACADE: YES  
 PRINCIPLE ENTRANCE: NO

## NUMBER OF ENTRANCES

REQUIRED: 1  
 PROVIDED: 0

## BLANK WALL LIMITATION

REQUIRED: YES  
 COMPLIANCE: YES

## STREET FACADE TRANSPARENCY

### GROUND LEVEL

HEIGHT: 14'-6"  
 TRANSPARENCY:  
 ZONE AREA: 507 SF  
 GLAZING AREA: 0 SF  
 REQUIRED: 60% min  
 PROVIDED: 0%

### OVERALL

TOTAL AREA: 8,807 SF  
 TRANSPARENCY:  
 REQUIRED: 30% min  
 PROVIDED: 55.1%

## MATERIALS

### PRIMARY MATERIAL TYPES

BRICK: 1,208 SF  
 GLAZING (WINDOWS AND DOORS): 4,856 SF  
 CERAMIC PANEL: 1,698 SF  
 TOTAL: 7,762 SF / 88.1%

### SECONDARY MATERIAL TYPES:

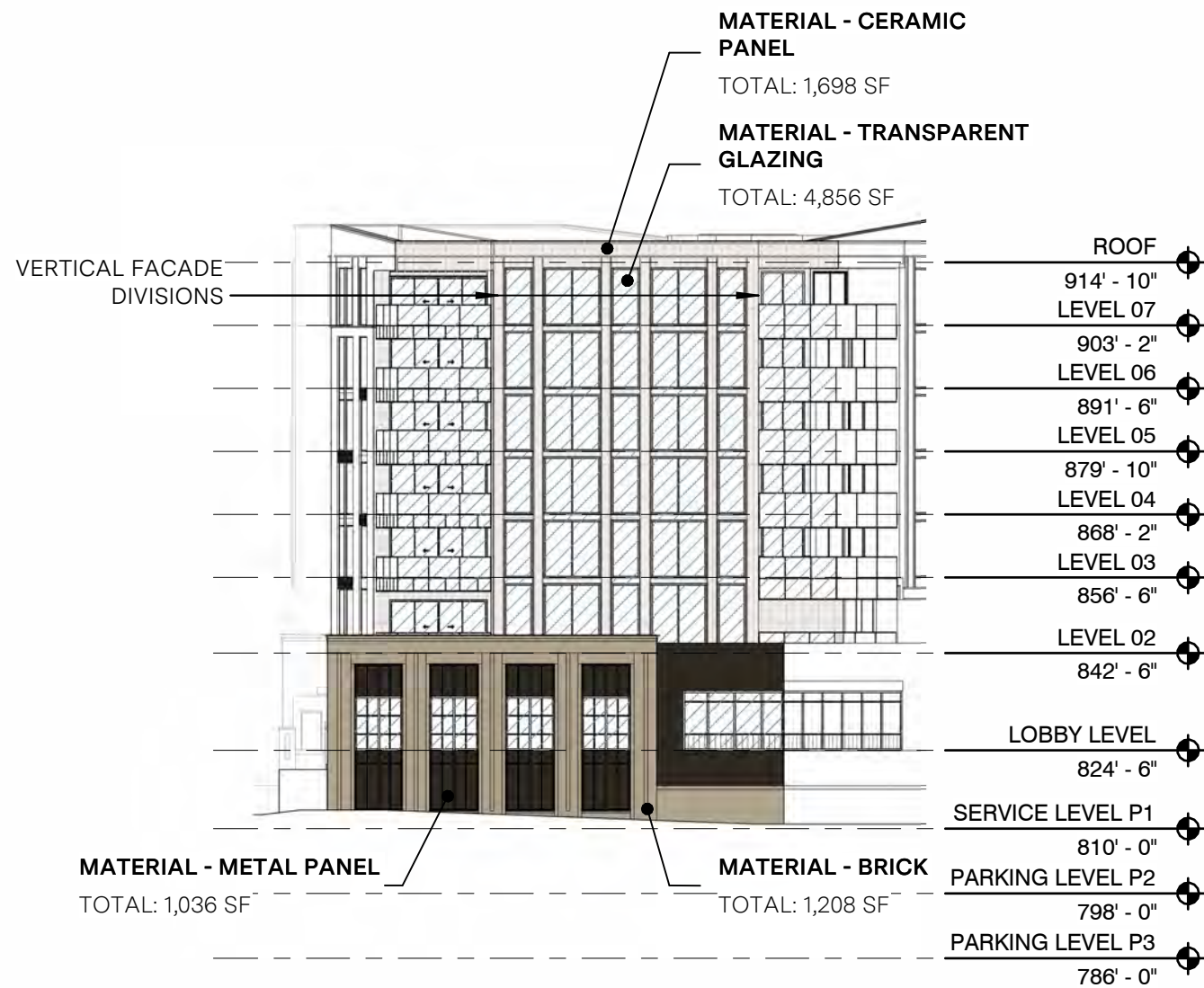
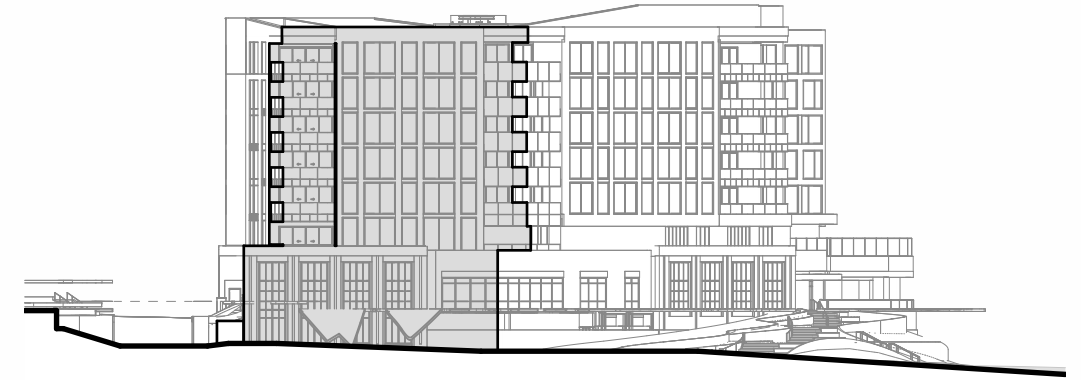
METAL PANEL: 1,036 SF

### VERTICAL FACADE INCREMENTS

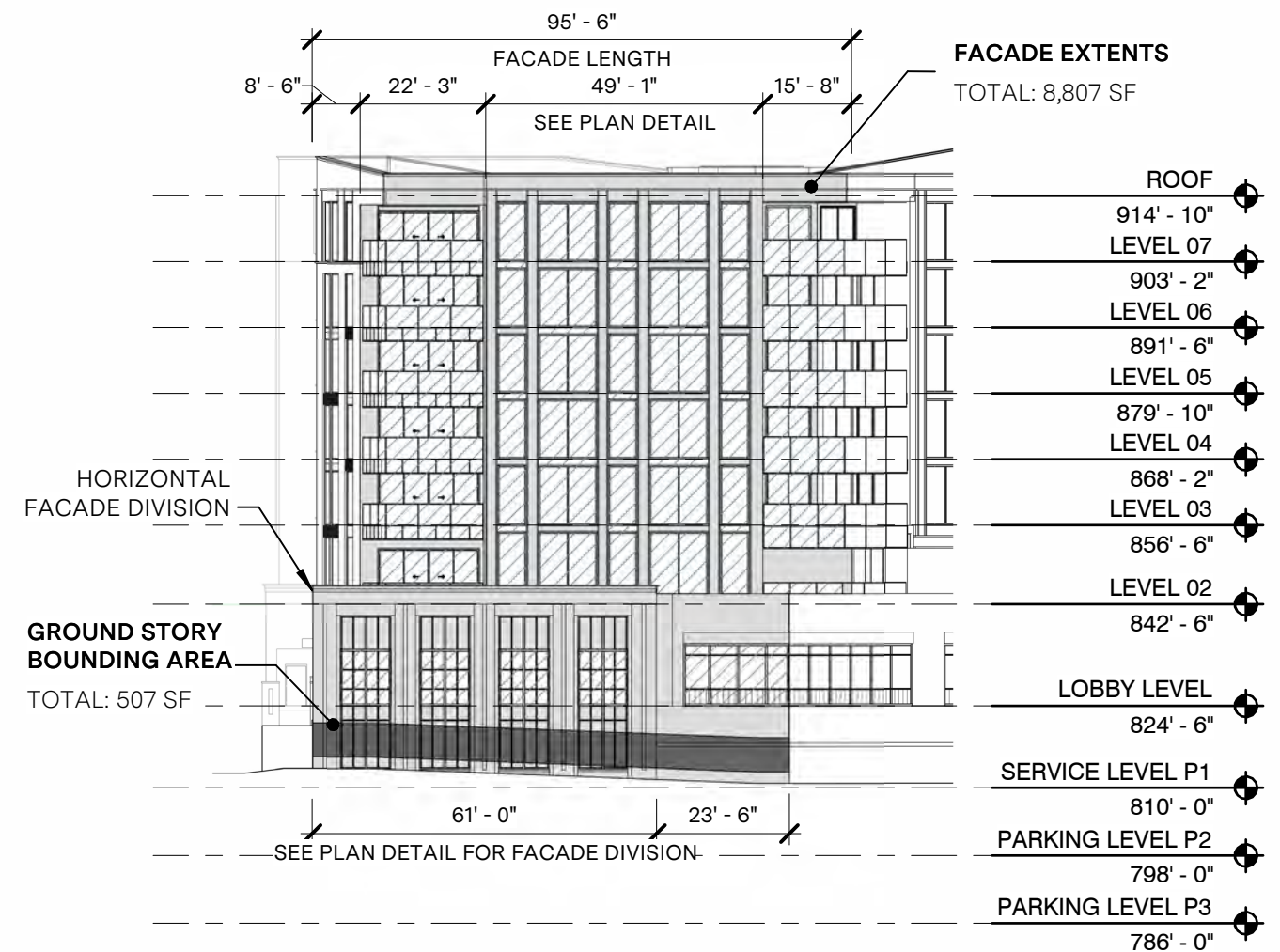
REQUIRED: YES  
 COMPLIANCE: YES

### HORIZONTAL FACADE DIVISIONS

REQUIRED: YES  
 COMPLIANCE: YES



North Elevation  
 scale 1/32" = 1'-0"



North Elevation  
 scale 1/32" = 1'-0"

# NORTH BUILDING: NORTH EAST ELEVATION FACADE NOTES:

## FACADE REQUIREMENTS:

STREET FACADE: NO  
 PRINCIPLE ENTRANCE: NO

## NUMBER OF ENTRANCES

REQUIRED: 0  
 PROVIDED: 0

## BLANK WALL LIMITATION

REQUIRED: YES  
 COMPLIANCE: YES

## NON-STREET FACADE TRANSPARENCY

TOTAL AREA: 2,698 SF  
 TRANSPARENCY:  
 REQUIRED: 15% min  
 COMPLIANCE: 53.6%

## MATERIALS

### PRIMARY MATERIAL TYPES

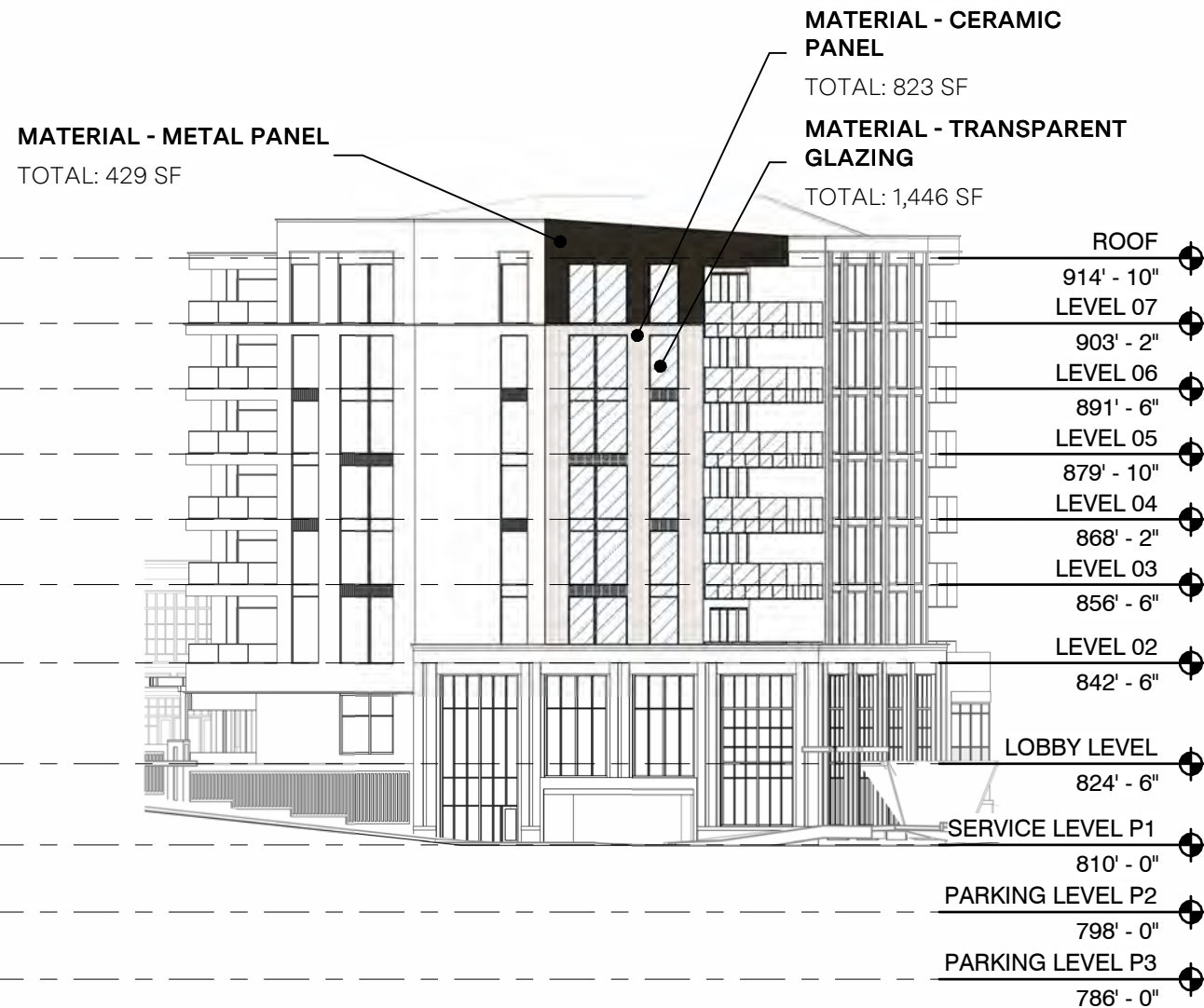
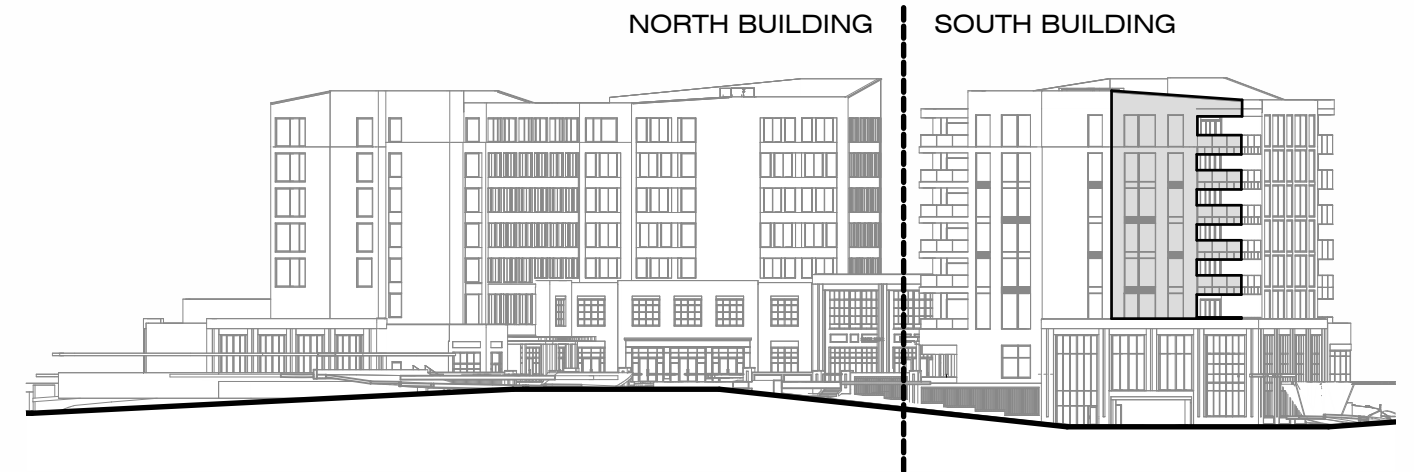
GLAZING (WINDOWS AND DOORS): 1,446 SF  
 CERAMIC PANEL: 823 SF  
 TOTAL: 2,269 SF 84%

### SECONDARY MATERIAL TYPES:

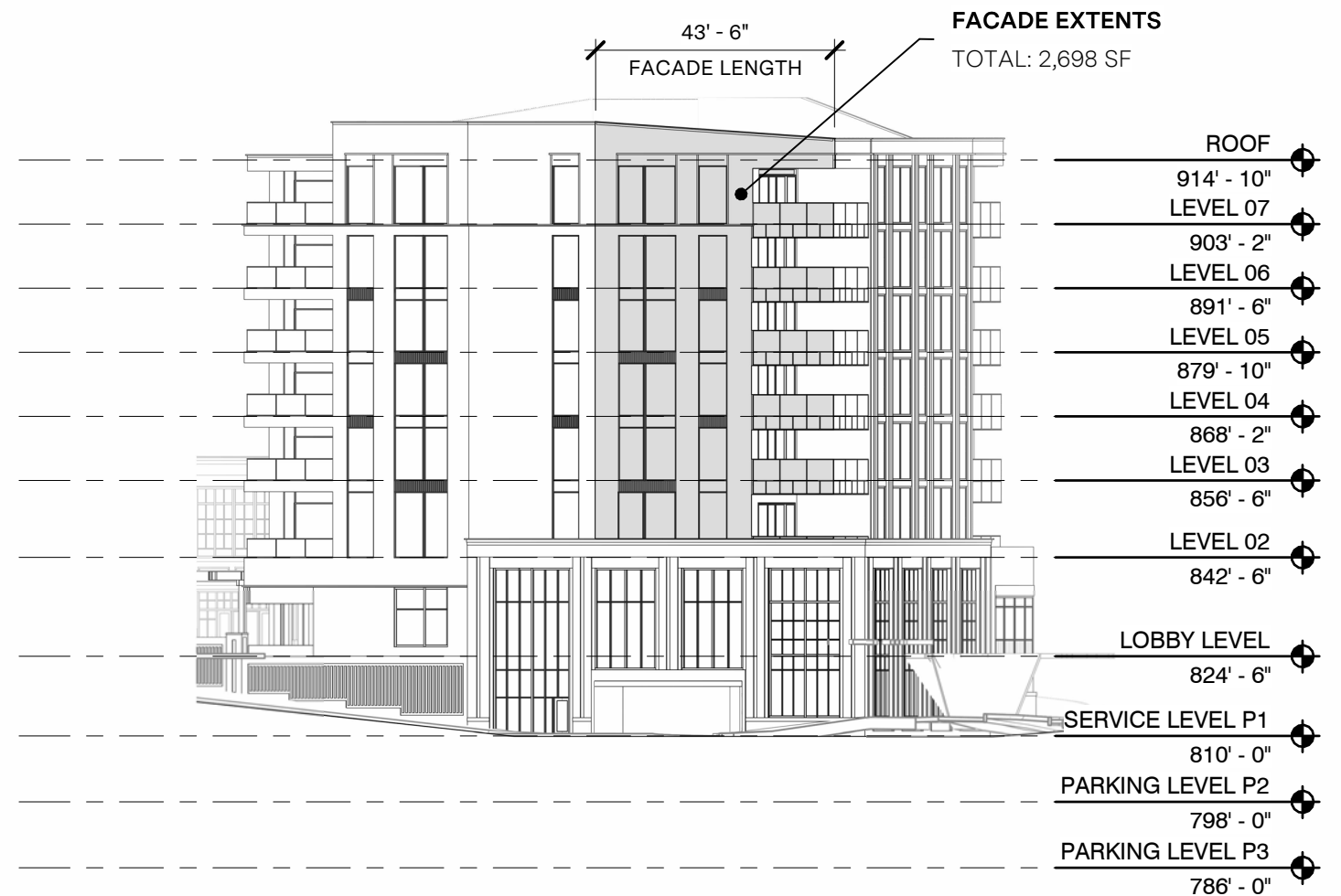
METAL PANEL: 429 SF

## VERTICAL FACADE INCREMENTS

REQUIRED: YES (NO GREATER THAN 45'-0")  
 COMPLIANCE: YES



NORTH BUILDING - NORTH EAST ELEVATION - MATERIALS  
 scale 1/32" = 1'-0"



NORTH BUILDING - NORTH EAST ELEVATION - GENERAL  
 scale 1/32" = 1'-0"

# NORTH BUILDING - NORTH WEST ELEVATION GENERAL NOTES:

## FACADE REQUIREMENTS:

STREET FACADE: YES  
 PRINCIPLE ENTRANCE: YES

## NUMBER OF ENTRANCES

REQUIRED: 1  
 PROVIDED: 3

## BLANK WALL LIMITATION

REQUIRED: YES  
 COMPLIANCE: YES

## STREET FACADE TRANSPARENCY

### GROUND LEVEL

HEIGHT: VARIES; REF. LEVELS

TRANSPARENCY:

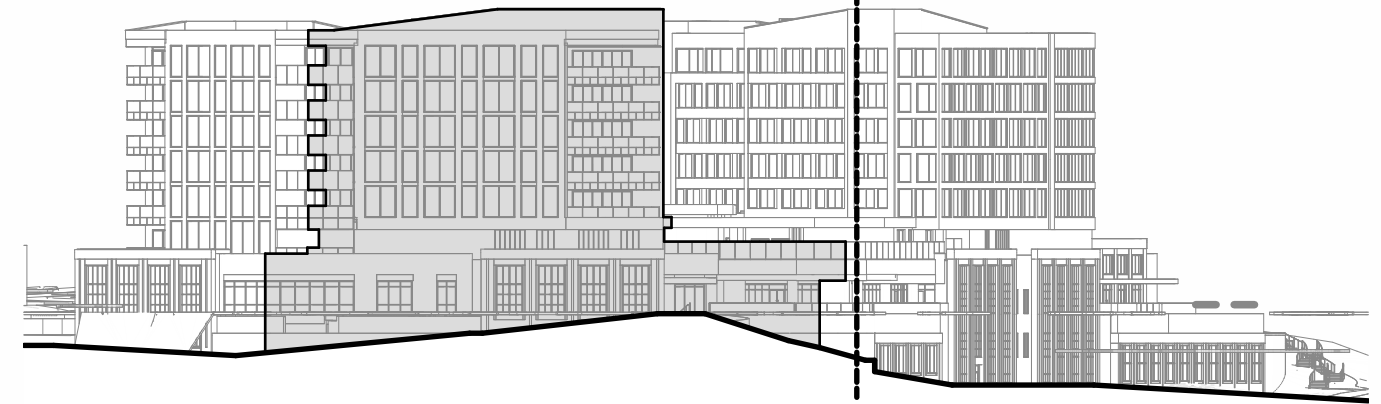
ZONE AREA: 1,121 SF  
 GLAZING AREA: 242 SF  
 REQUIRED: 60% min  
 COMPLIANCE: 21.6%

### OVERALL

TOTAL AREA: 14,315 SF  
 TRANSPARENCY:  
 REQUIRED: 30% min  
 COMPLIANCE: 46.3%

NORTH BUILDING

SOUTH BUILDING

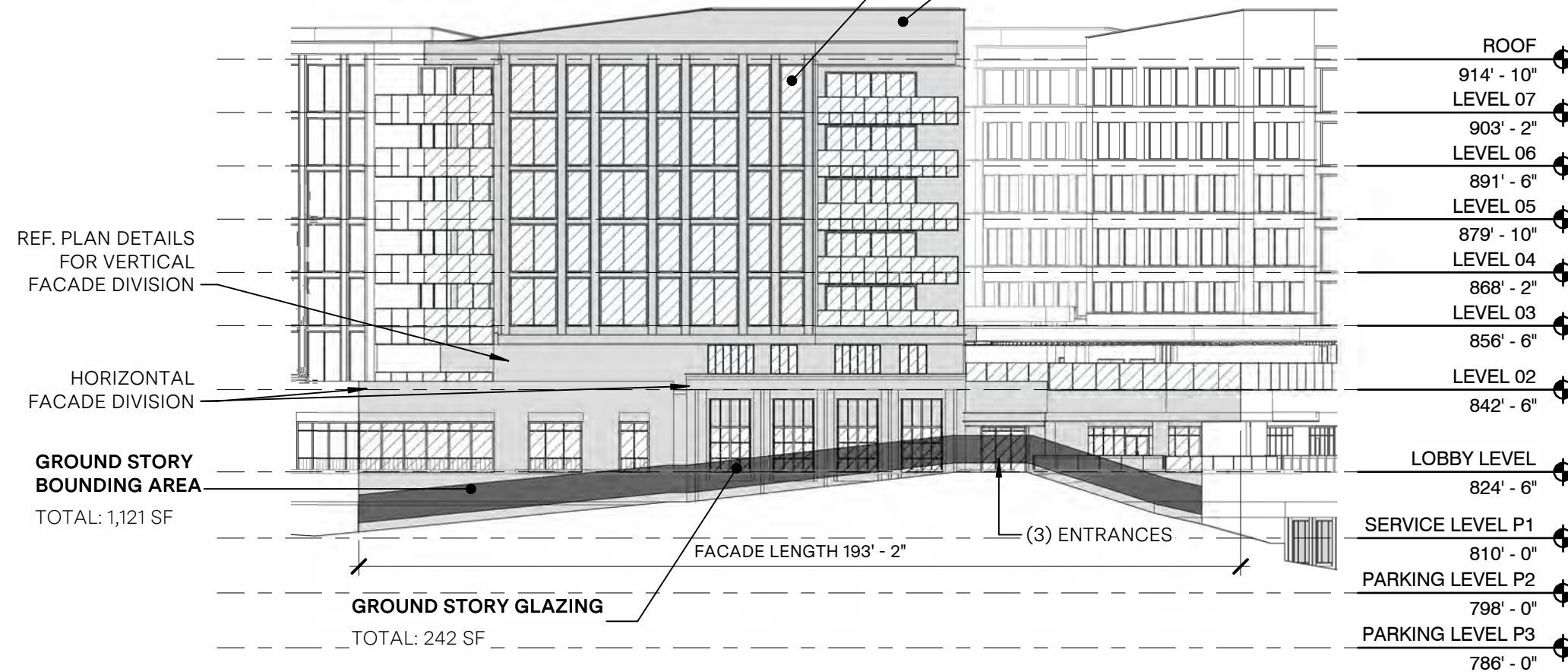


## MATERIAL - TRANSPARENT GLAZING

TOTAL: 6,634 SF

## FACADE EXTENTS

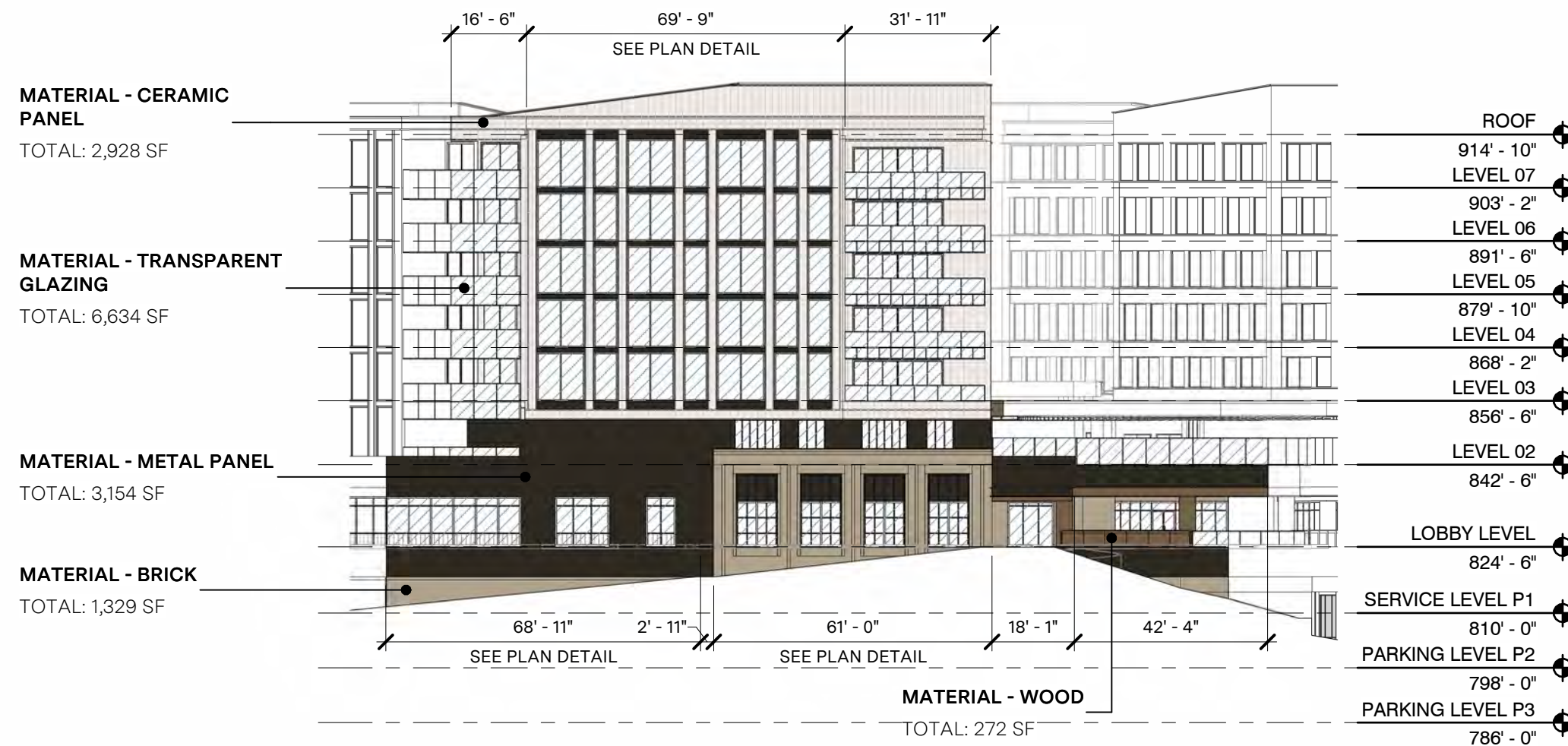
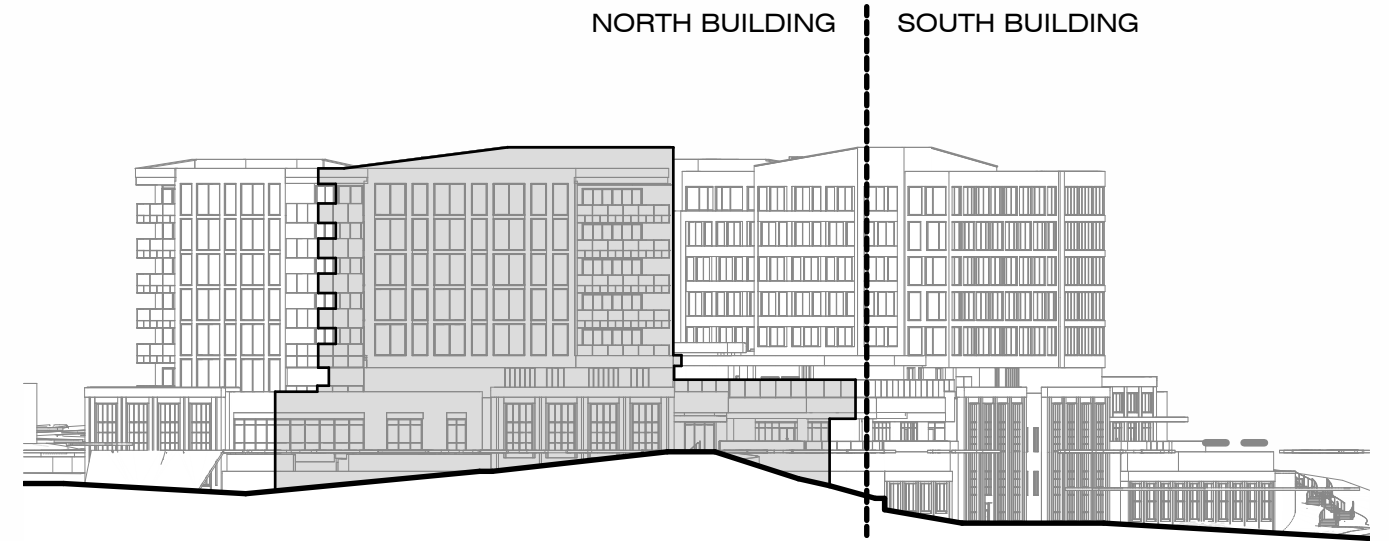
TOTAL: 14,315 SF



NORTH BUILDING - NORTH WEST ELEVATION - GENERAL  
 scale 1/32" = 1'-0"

# NORTH BUILDING - NORTH WEST ELEVATION GENERAL NOTES:

TOTAL FACADE AREA:	14,315 SF	<u>VERTICAL FACADE INCREMENTS</u>
		REQUIRED: YES
		COMPLIANCE: YES
<b>MATERIALS</b>		<u>HORIZONTAL FACADE DIVISIONS</u>
<b>PRIMARY MATERIAL TYPES</b>		REQUIRED: YES
BRICK:	1,329 SF	COMPLIANCE: YES
GLAZING (WINDOWS AND DOORS):	6,634 SF	
CERAMIC PANEL:	2,928 SF	
TOTAL:	10,891 SF / 76.1%	
<b>SECONDARY MATERIAL TYPES:</b>		
METAL PANEL:	3,154 SF	



NORTH BUILDING - NORTH WEST ELEVATION - MATERIALS  
scale 1/32" = 1'-0"

# NORTH BUILDING - SOUTH ELEVATION GENERAL NOTES:

## FACADE REQUIREMENTS:

STREET FACADE: NO  
 PRINCIPLE ENTRANCE: NO

## NUMBER OF ENTRANCES

REQUIRED: 0  
 PROVIDED: 0

## BLANK WALL LIMITATION

REQUIRED: YES  
 COMPLIANCE: YES

## NON-STREET FACADE TRANSPARENCY

TOTAL AREA: 5,751 SF  
 TRANSPARENCY:  
 REQUIRED: 15% min  
 COMPLIANCE: 50.0%

## MATERIALS

### PRIMARY MATERIAL TYPES

BRICK: 539 SF  
 STONE: 31 SF  
 GLAZING (WINDOWS AND DOORS): 2,877 SF  
 CERAMIC PANEL: 1,370 SF  
 TOTAL: 4,807 SF / 83.5%

### SECONDARY MATERIAL TYPES:

METAL PANEL: 927 SF

### VERTICAL FACADE INCREMENTS

REQUIRED: YES  
 COMPLIANCE: YES

### HORIZONTAL FACADE INCREMENTS

REQUIRED: YES  
 COMPLIANCE: YES



### MATERIAL - METAL PANEL

TOTAL: 927 SF

### MATERIAL - TRANSPARENT GLAZING

TOTAL: 2,877 SF

### MATERIAL - CERAMIC PANEL

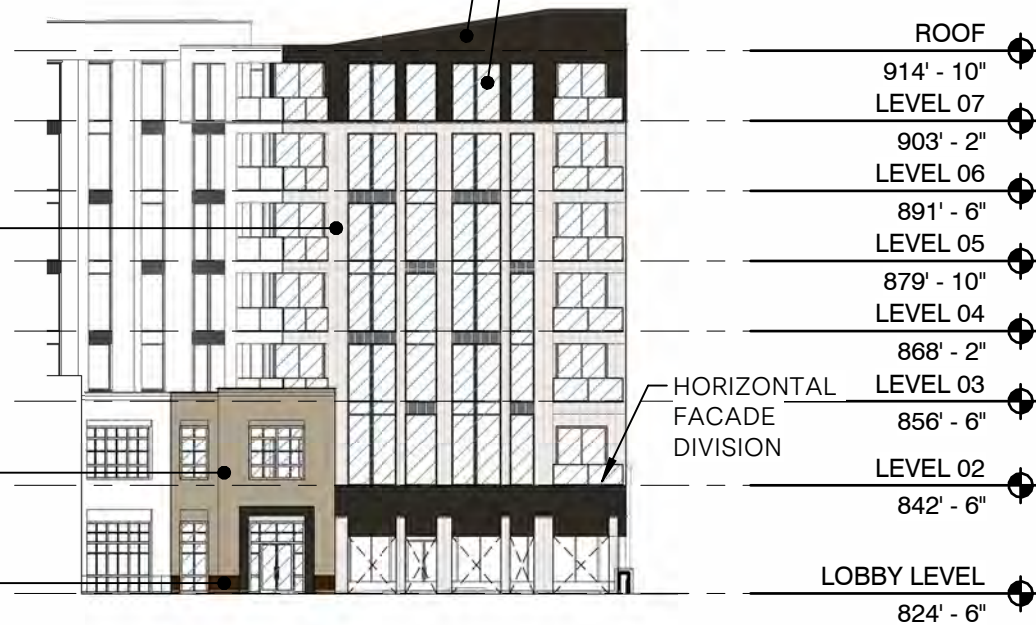
TOTAL: 1,370 SF

### MATERIAL - BRICK

TOTAL: 539 SF

### MATERIAL - STONE

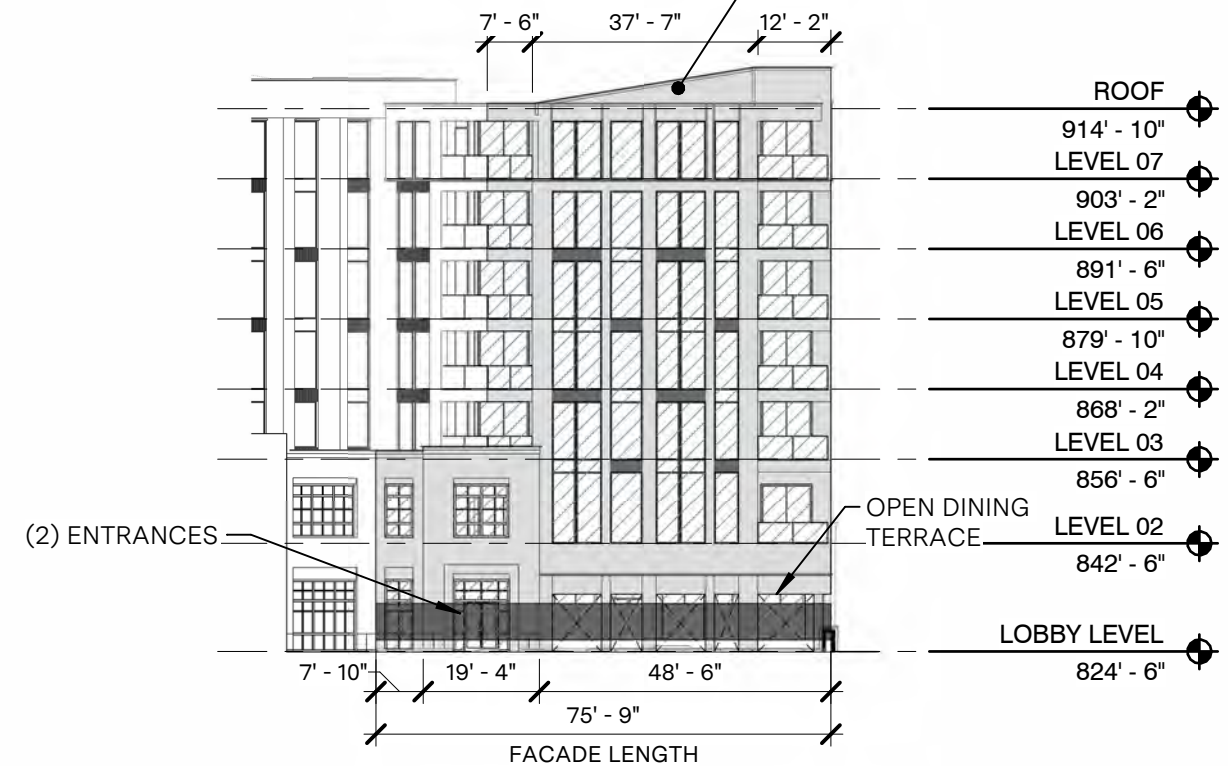
TOTAL: 31 SF



NORTH BUILDING - SOUTH ELEVATION - MATERIALS  
 scale 1/32" = 1'-0"

### FACADE EXTENTS

TOTAL: 5,751 SF



NORTH BUILDING - SOUTH ELEVATION - GENERAL  
 scale 1/32" = 1'-0"

# NORTH BUILDING - SOUTHEAST ELEVATION GENERAL NOTES:

## FACADE REQUIREMENTS:

STREET FACADE: NO  
 PRINCIPLE ENTRANCE: NO

## NUMBER OF ENTRANCES

REQUIRED: 0  
 PROVIDED: 0

## BLANK WALL LIMITATION

REQUIRED: YES  
 COMPLIANCE: YES

## NON-STREET FACADE TRANSPARENCY

TOTAL AREA: 4,379 SF  
 TRANSPARENCY:  
 REQUIRED: 15% min  
 COMPLIANCE: 44.6%

## MATERIALS

### PRIMARY MATERIAL TYPES

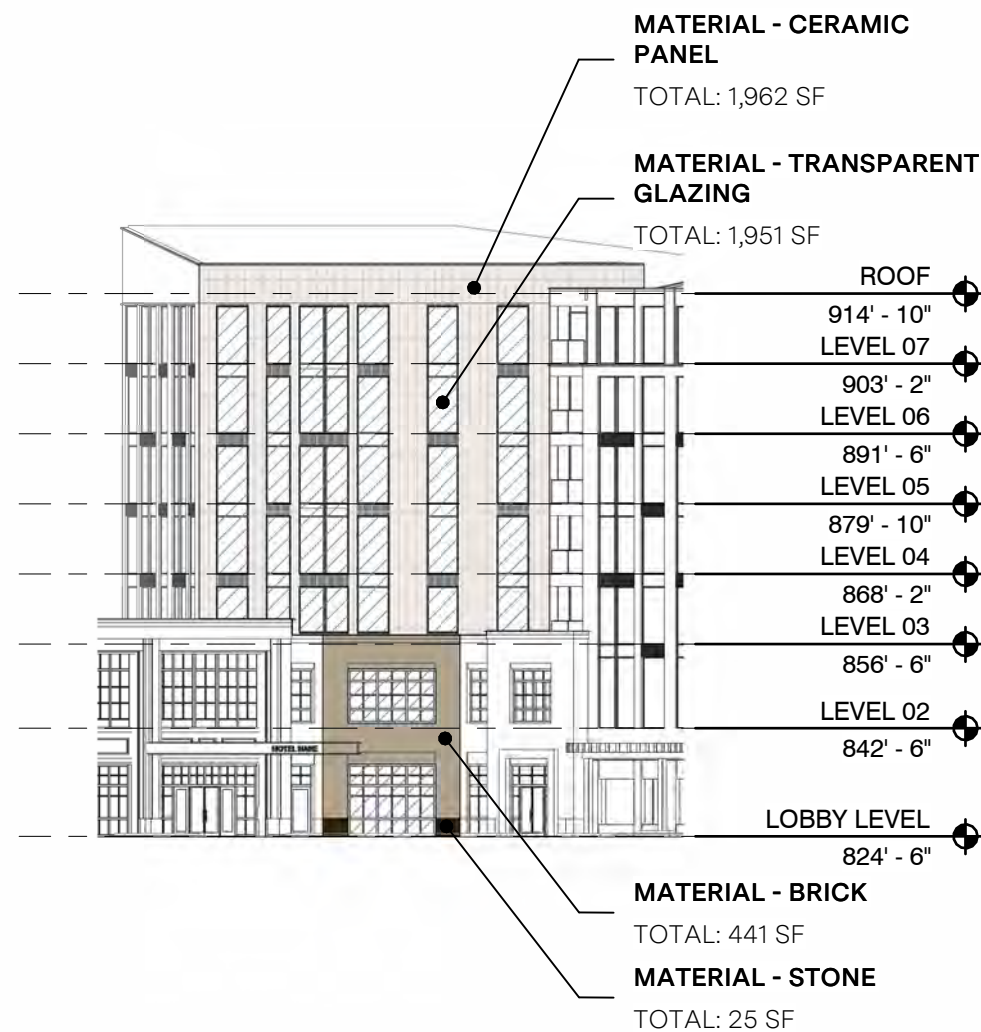
BRICK: 441 SF  
 STONE: 25 SF  
 GLAZING (WINDOWS AND DOORS): 1,951 SF  
 CERAMIC PANEL: 1,962 SF  
 TOTAL: 4,379 SF / 100%

## VERTICAL FACADE INCREMENTS

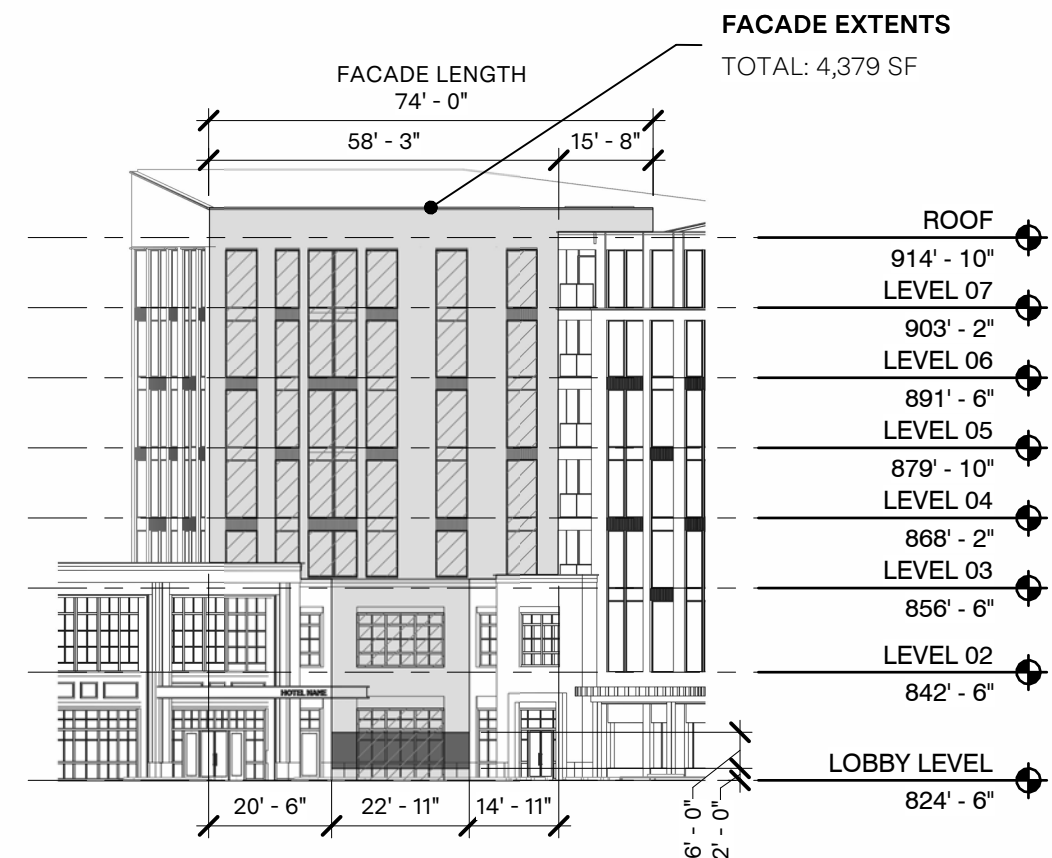
REQUIRED: YES  
 COMPLIANCE: YES

## HORIZONTAL FACADE INCREMENTS

REQUIRED: YES  
 COMPLIANCE: NO



NORTH BUILDING - SOUTH EAST ELEVATION - MATERIALS  
 scale 1/32" = 1'-0"



NORTH BUILDING - SOUTH EAST ELEVATION - GENERAL  
 scale 1/32" = 1'-0"

# NORTH BUILDING: SOUTHEAST ENTRY ELEVATION GENERAL NOTES:

## FACADE REQUIREMENTS:

STREET FACADE: NO  
 PRINCIPLE ENTRANCE: YES

## NUMBER OF ENTRANCES

REQUIRED: 0  
 PROVIDED: 5

## BLANK WALL LIMITATION

REQUIRED: YES  
 COMPLIANCE: YES

## NON-STREET FACADE TRANSPARENCY

TOTAL AREA: 1,302 SF  
 TRANSPARENCY:  
 REQUIRED: 15% min  
 COMPLIANCE: 48.5%

## MATERIALS

### PRIMARY MATERIAL TYPES

BRICK: 586 SF  
 STONE: 31 SF  
 GLAZING (WINDOWS AND DOORS): 631 SF  
 TOTAL: 1,248 SF / 95.9%

### SECONDARY MATERIAL TYPES:

METAL PANEL: 53 SF

### VERTICAL FACADE INCREMENTS

REQUIRED: YES  
 COMPLIANCE: YES

### HORIZONTAL FACADE INCREMENTS

REQUIRED: YES  
 COMPLIANCE: YES

SOUTH BUILDING | NORTH BUILDING



OBSCURED FOR CLARITY

### MATERIAL - TRANSPARENT GLAZING

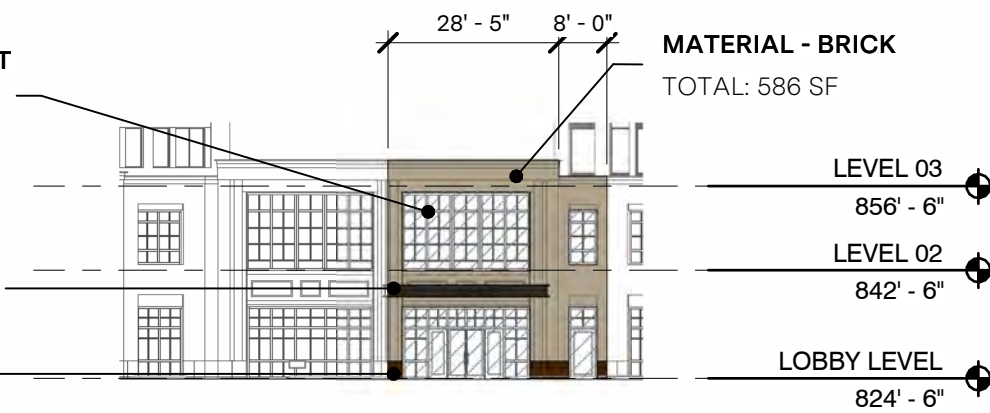
TOTAL: 631 SF

### MATERIAL - METAL PANEL

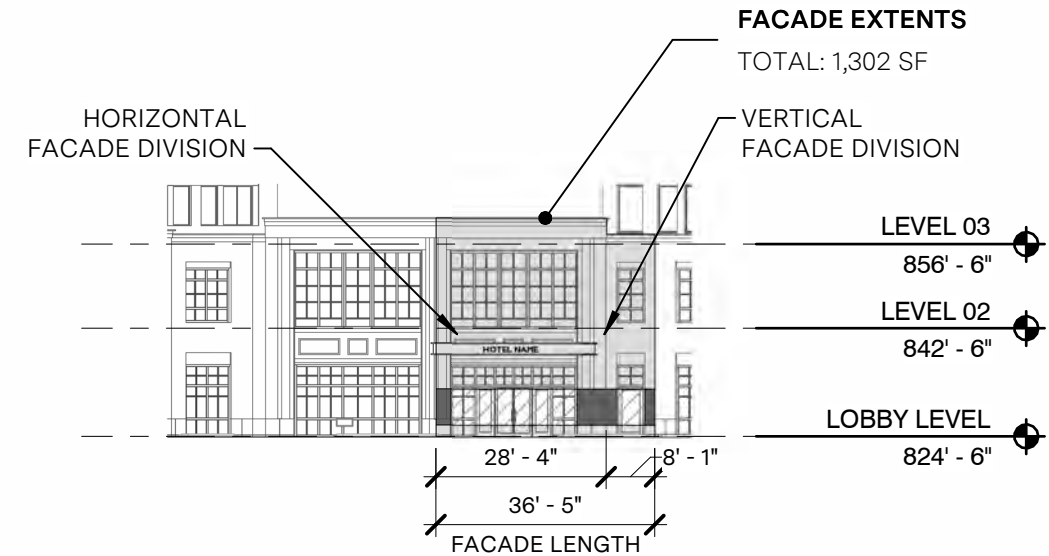
TOTAL: 53 SF

### MATERIAL - STONE

TOTAL: 31 SF



NORTH BUILDING - SOUTH EAST ENTRY ELEVATION - MATERIALS  
 scale 1/32" = 1'-0"  
 :



NORTH BUILDING - SOUTH EAST ENTRY ELEVATION - GENERAL  
 scale 1/32" = 1'-0"  
 :

# NORTH BUILDING - SOUTH WEST ELEVATION GENERAL NOTES:

## FACADE REQUIREMENTS:

STREET FACADE: NO  
 PRINCIPLE ENTRANCE: NO

## NUMBER OF ENTRANCES

REQUIRED: 0  
 PROVIDED: 0

## BLANK WALL LIMITATION

REQUIRED: YES  
 COMPLIANCE: YES

## NON-STREET FACADE TRANSPARENCY

TOTAL AREA: 3,099 SF  
 TRANSPARENCY:  
 REQUIRED: 15% min  
 COMPLIANCE: 56.9%

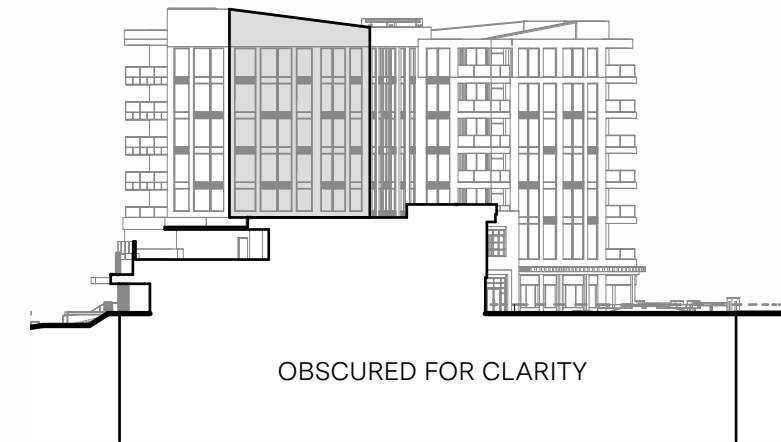
## MATERIALS

### PRIMARY MATERIAL TYPES

GLAZING (WINDOWS AND DOORS): 1,762 SF  
 CERAMIC PANEL: 1,337 SF  
 TOTAL: 3,099 SF / 100%

## VERTICAL FACADE INCREMENTS

REQUIRED: YES  
 COMPLIANCE: YES



OBSCURED FOR CLARITY

## MATERIAL - CERAMIC PANEL

TOTAL: 1,337 SF

## MATERIAL - TRANSPARENT GLAZING

TOTAL: 1,762 SF



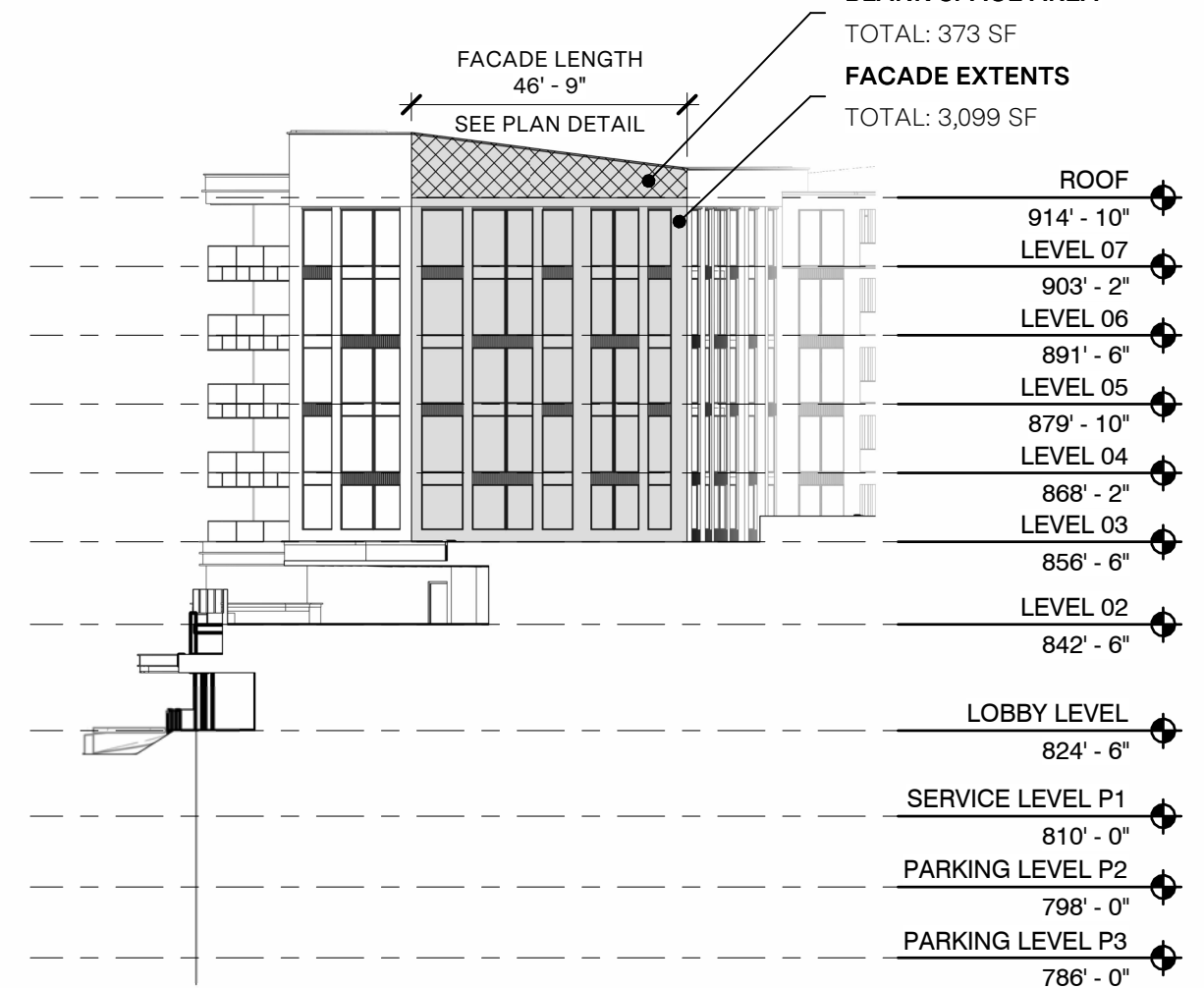
NORTH BUILDING - SOUTH WEST ELEVATION - MATERIALS  
 scale 1/32" = 1'-0"

## BLANK SPACE AREA

TOTAL: 373 SF

## FACADE EXTENTS

TOTAL: 3,099 SF



NORTH BUILDING - SOUTH WEST ELEVATION - GENERAL  
 scale 1/32" = 1'-0"

# NORTH BUILDING - WEST ELEVATION GENERAL NOTES:

## FACADE REQUIREMENTS:

STREET FACADE: NO  
 PRINCIPLE ENTRANCE: NO

## NUMBER OF ENTRANCES

REQUIRED: 0  
 PROVIDED: 0

## BLANK WALL LIMITATION

REQUIRED: YES  
 COMPLIANCE: YES; 17.9%

## NON-STREET FACADE TRANSPARENCY

TOTAL AREA: 3,225 SF  
 TRANSPARENCY:  
 REQUIRED: 15% min  
 COMPLIANCE: 37.2%

## MATERIALS

### PRIMARY MATERIAL TYPES

BRICK: 503 SF  
 GLAZING (WINDOWS AND DOORS): 1,200 SF  
 CERAMIC PANEL: 702 SF  
 TOTAL: 2,405 SF 74.5%

### SECONDARY MATERIAL TYPES:

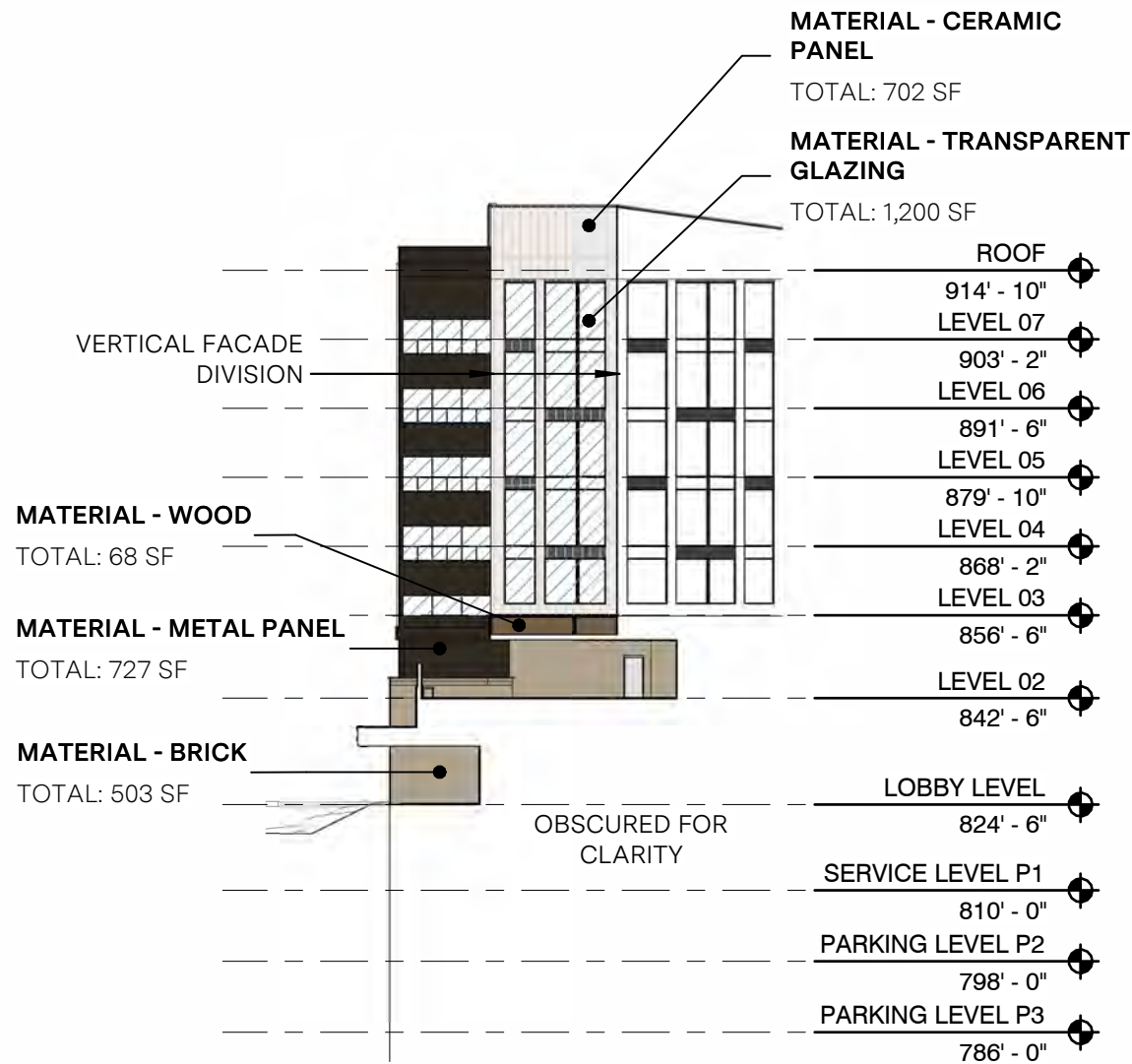
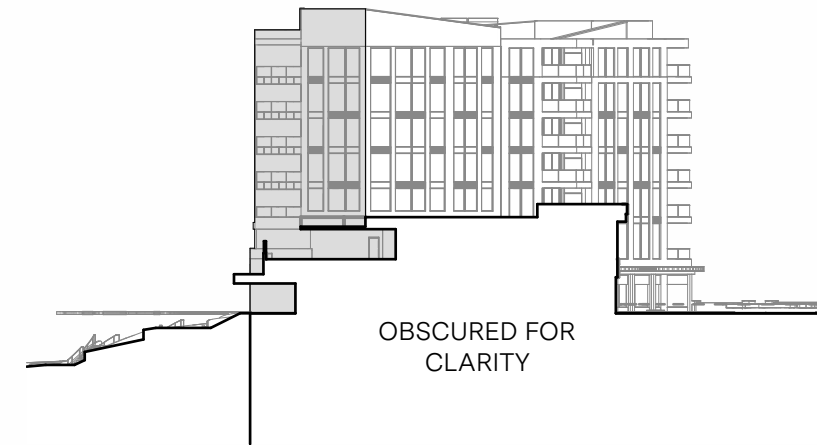
METAL PANEL: 727 SF  
 WOOD: 68 SF

### VERTICAL FACADE INCREMENTS

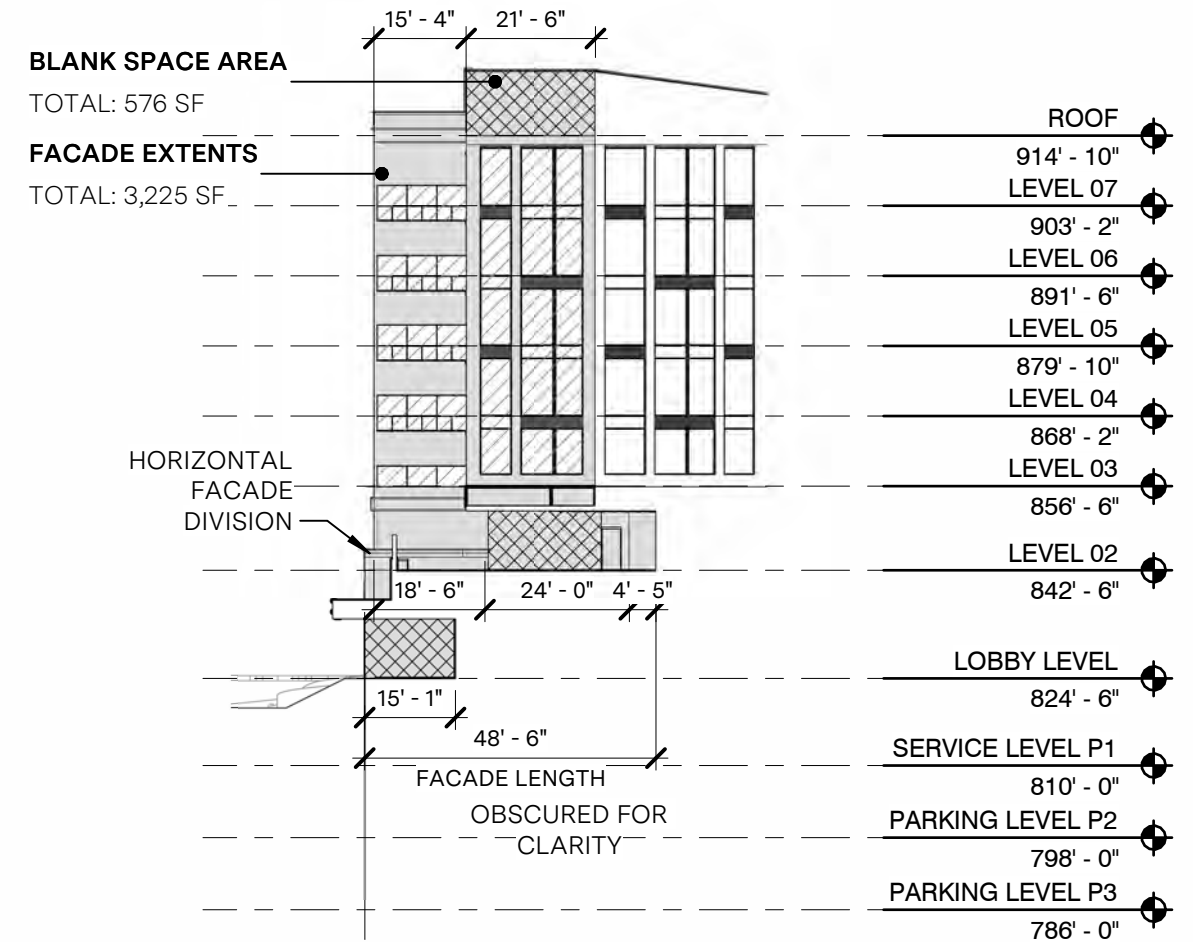
REQUIRED: YES  
 COMPLIANCE: YES

### HORIZONTAL FACADE INCREMENTS

REQUIRED: YES  
 COMPLIANCE: YES



NORTH BUILDING - WEST ELEVATION - MATERIALS  
 scale 1/32" = 1'-0"



NORTH BUILDING - WEST ELEVATION - GENERAL  
 scale 1/32" = 1'-0"

# SOUTH BUILDING: EAST ELEVATION GENERAL NOTES:

## FACADE REQUIREMENTS:

STREET FACADE: NO  
 PRINCIPLE ENTRANCE: NO

## NUMBER OF ENTRANCES

REQUIRED: 0  
 PROVIDED: 0

## BLANK WALL LIMITATION

REQUIRED: YES  
 COMPLIANCE: YES, 22.6%

## NON-STREET FACADE TRANSPARENCY

TOTAL AREA: 7,113 SF  
 TRANSPARENCY:  
 REQUIRED: 15% min  
 COMPLIANCE: 16.6%

## MATERIALS

### PRIMARY MATERIAL TYPES

BRICK: 1,955 SF  
 GLAZING (WINDOWS AND DOORS): 1,179 SF  
 TOTAL: 3,174 SF / 44.6%

### SECONDARY MATERIAL TYPES:

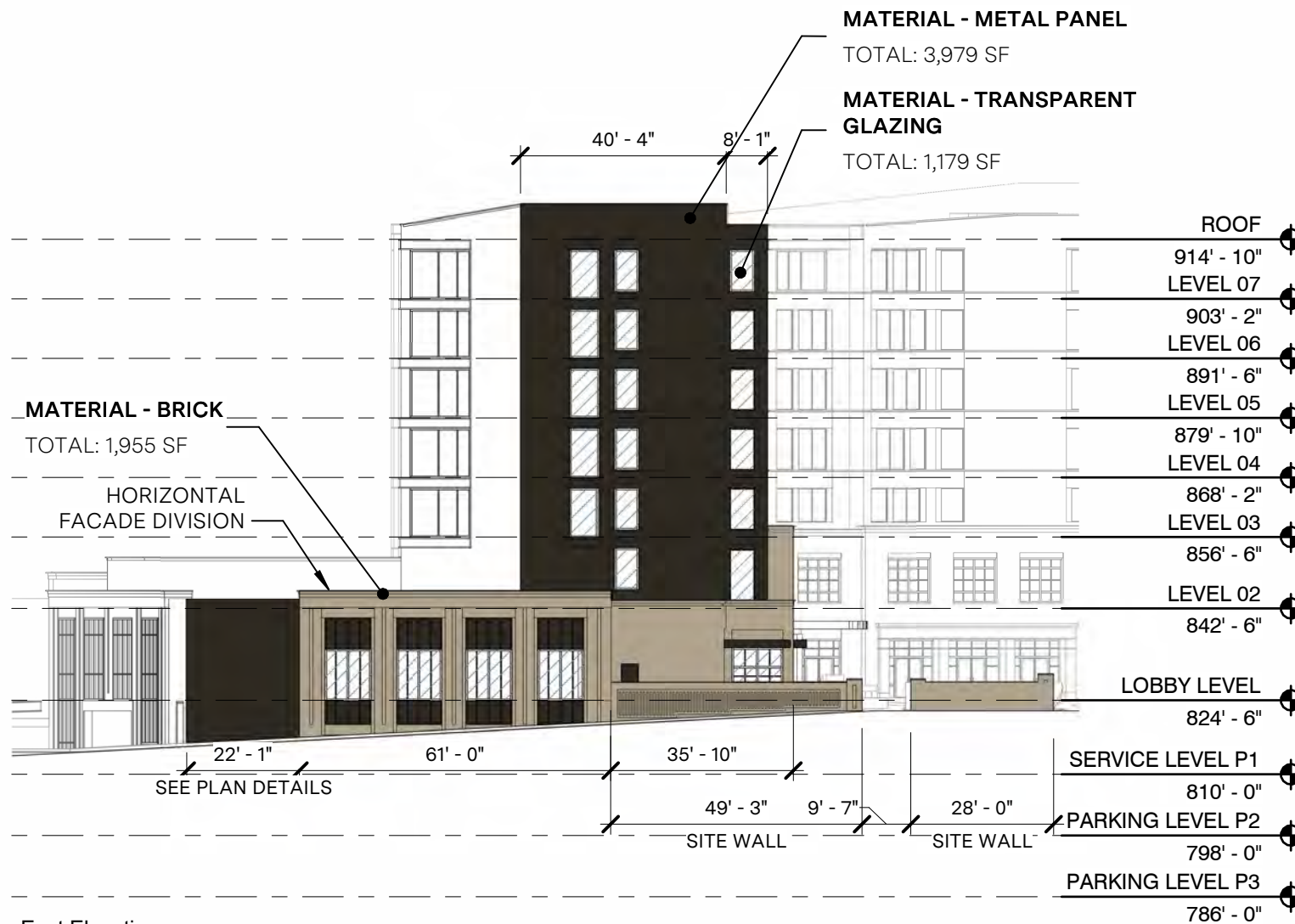
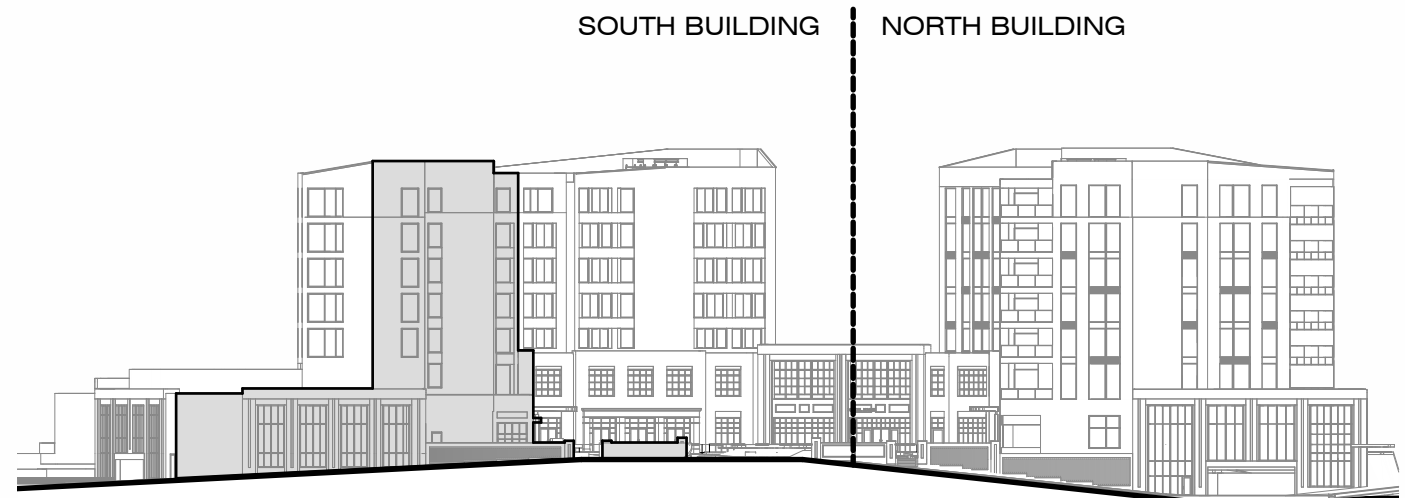
METAL PANEL: 3,979 SF

### VERTICAL FACADE INCREMENTS

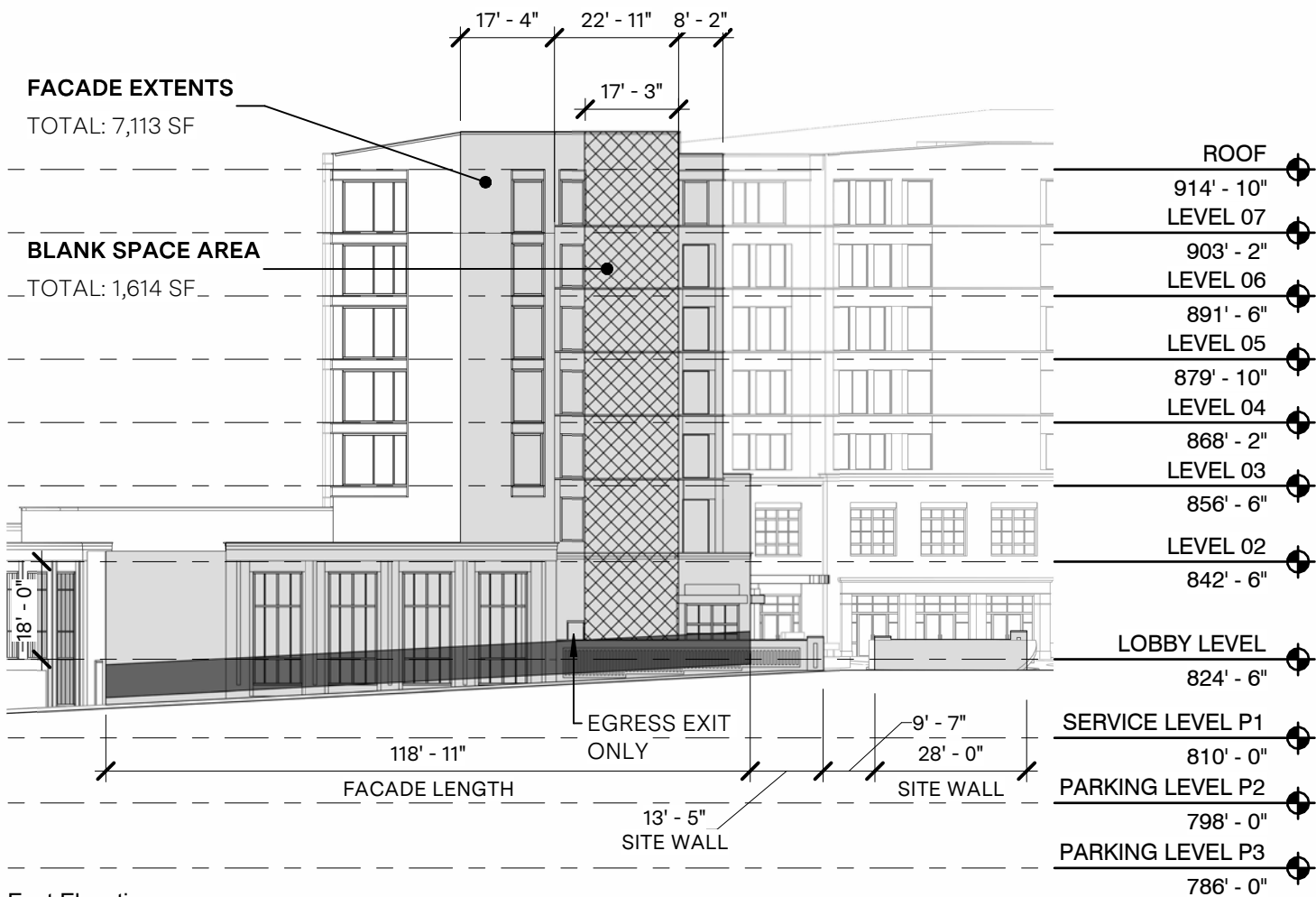
REQUIRED: YES  
 COMPLIANCE: YES

### HORIZONTAL FACADE DIVISIONS

REQUIRED: YES  
 COMPLIANCE: YES



East Elevation  
 scale 1/32" = 1'-0"



East Elevation  
 scale 1/32" = 1'-0"

# SOUTH BUILDING - INNER NORTH ELEVATION GENERAL NOTES:

## FACADE REQUIREMENTS:

STREET FACADE: NO  
 PRINCIPLE ENTRANCE: NO

## NUMBER OF ENTRANCES

REQUIRED: 0  
 PROVIDED: 4 (+1 FIRE COMMAND)

## BLANK WALL LIMITATION

REQUIRED: YES  
 COMPLIANCE: YES

## NON-STREET FACADE TRANSPARENCY

TOTAL AREA: 9,249 SF  
 TRANSPARENCY:  
 REQUIRED: 15% min  
 COMPLIANCE: 35.6%

## MATERIALS

### PRIMARY MATERIAL TYPES

BRICK: 1,103 SF  
 STONE: 65 SF  
 GLAZING (WINDOWS AND DOORS): 3,278 SF  
 CERAMIC PANEL: 2,773 SF  
 TOTAL: 7,219 SF / 78.1%

### SECONDARY MATERIAL TYPES:

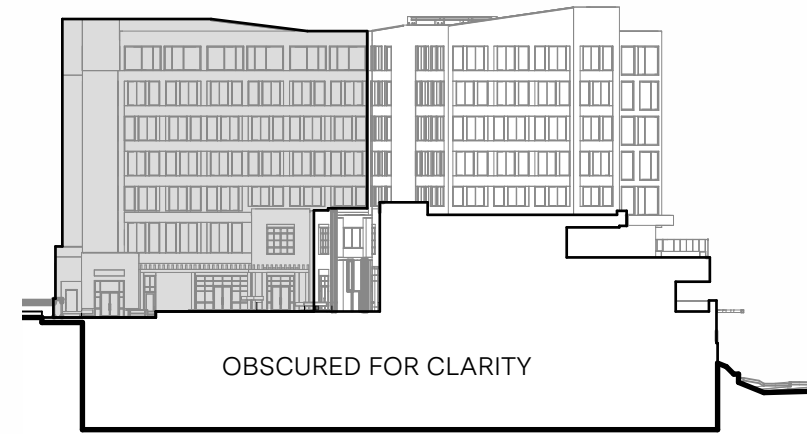
METAL PANEL: 2,031 SF

### VERTICAL FACADE INCREMENTS

REQUIRED: YES  
 COMPLIANCE: NO

### HORIZONTAL FACADE DIVISIONS

REQUIRED: YES  
 COMPLIANCE: YES



### MATERIAL - METAL PANEL

TOTAL: 2,031 SF

### MATERIAL - CERAMIC PANEL

TOTAL: 2,773 SF

### MATERIAL - TRANSPARENT GLAZING

TOTAL: 3,278 SF

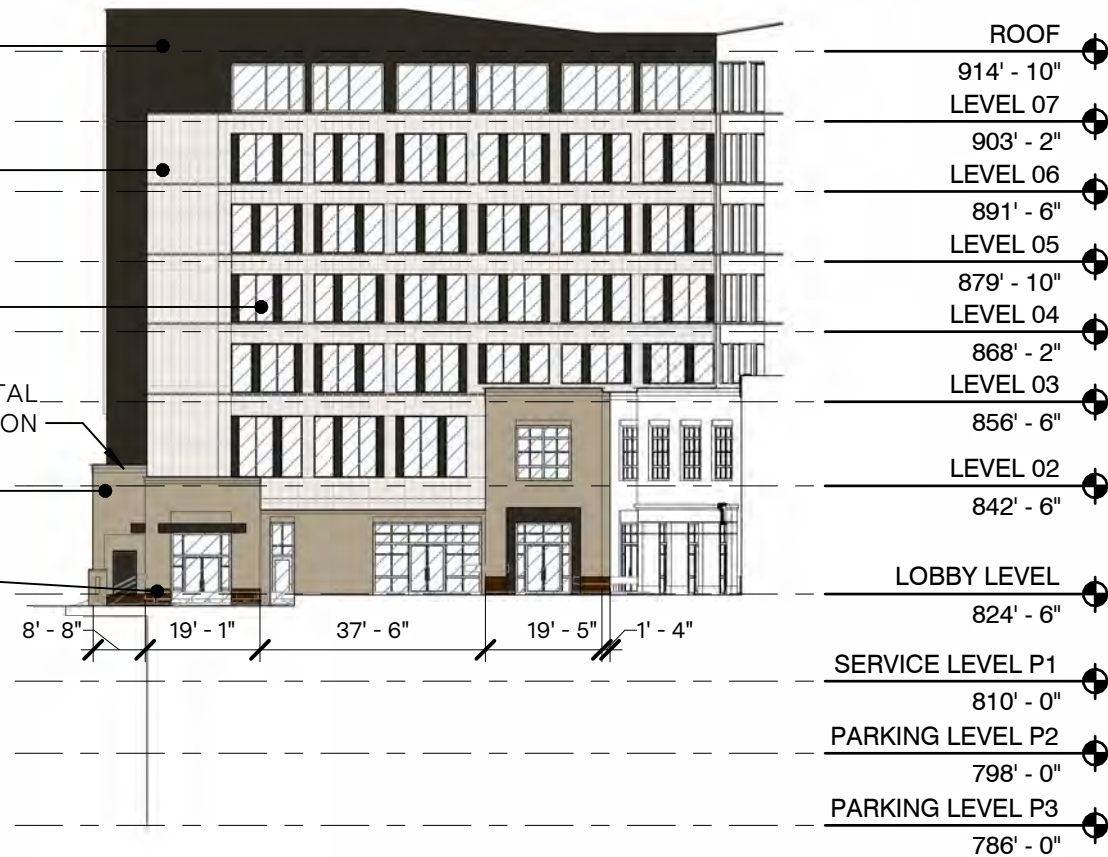
HORIZONTAL FACADE DIVISION

### MATERIAL - BRICK

TOTAL: 1,103 SF

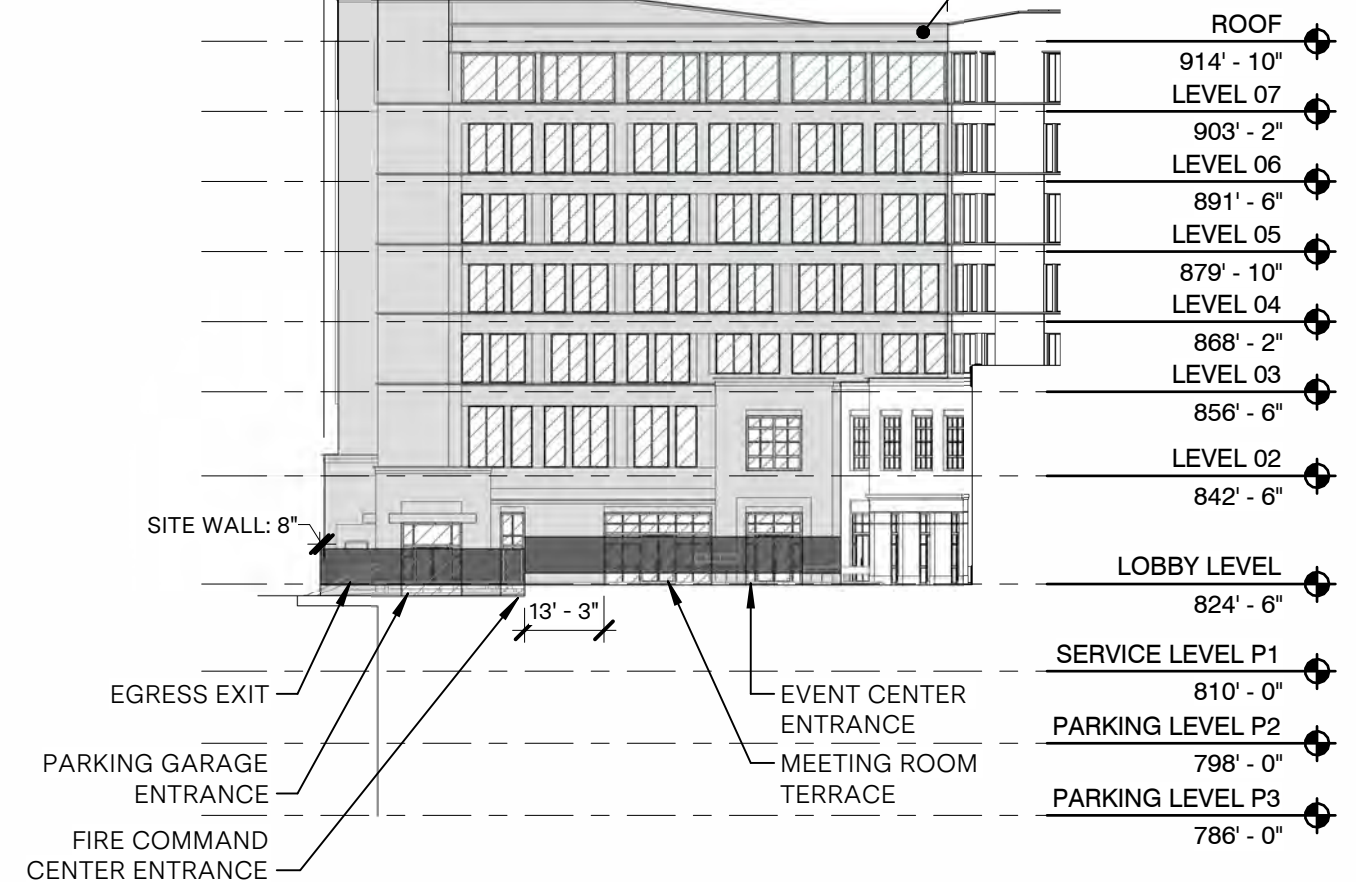
### MATERIAL - STONE

TOTAL: 65 SF



SOUTH BUILDING - INNER NORTH ELEVATION - MATERIALS  
 scale 1/32" = 1'-0"

FACADE LENGTH: 103' - 9"  
 6' - 8" 11' - 10" 83' - 0"  
**FACADE EXTENTS**  
 TOTAL: 9,249 SF



SOUTH BUILDING - INNER NORTH ELEVATION - GENERAL  
 scale 1/32" = 1'-0"

# SOUTH BUILDING - NORTH ELEVATION GENERAL NOTES:

## FACADE REQUIREMENTS:

STREET FACADE: NO  
 PRINCIPLE ENTRANCE: NO

## NUMBER OF ENTRANCES

REQUIRED: 0  
 PROVIDED: 0

## BLANK WALL LIMITATION

REQUIRED: YES  
 COMPLIANCE: YES; 8.3%

## NON-STREET FACADE TRANSPARENCY

TOTAL AREA: 2,132 SF  
 TRANSPARENCY:  
 REQUIRED: 15% min  
 COMPLIANCE: 44.8%

## MATERIALS

### PRIMARY MATERIAL TYPES

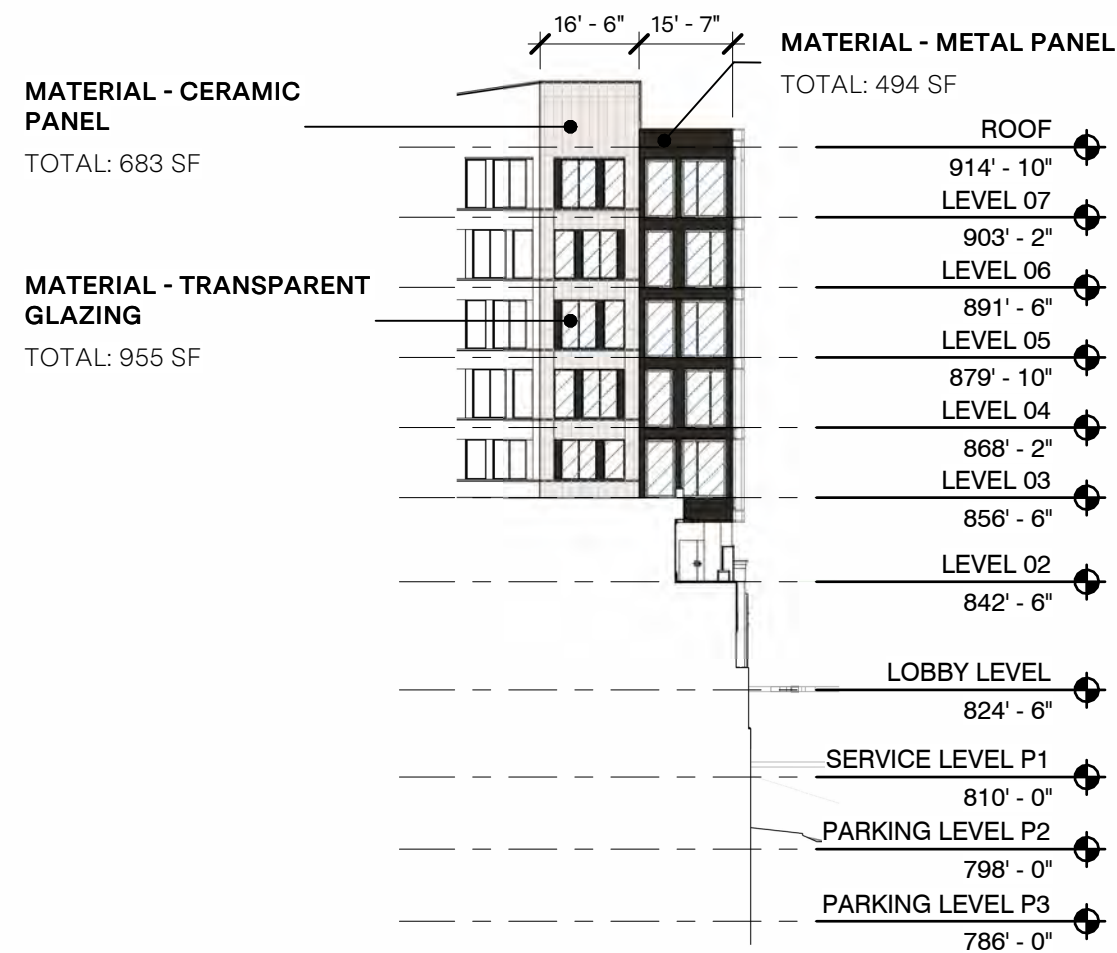
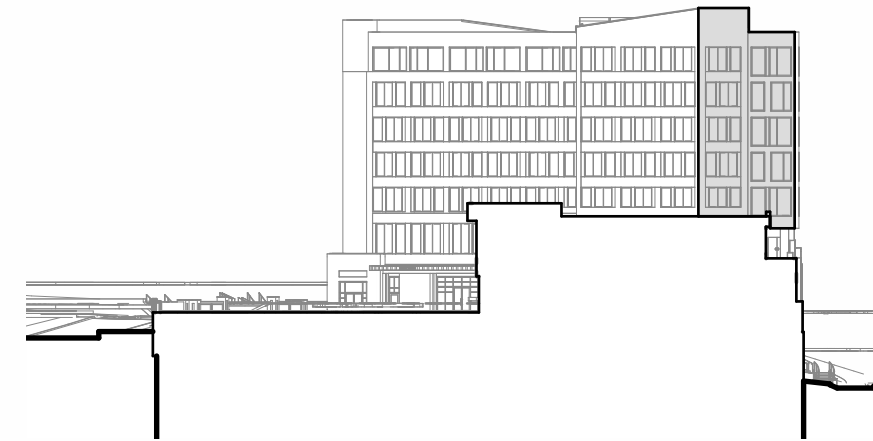
GLAZING (WINDOWS AND DOORS): 955 SF  
 CERAMIC PANEL: 683 SF  
 TOTAL: 1,638 SF / 76.8%

### SECONDARY MATERIAL TYPES:

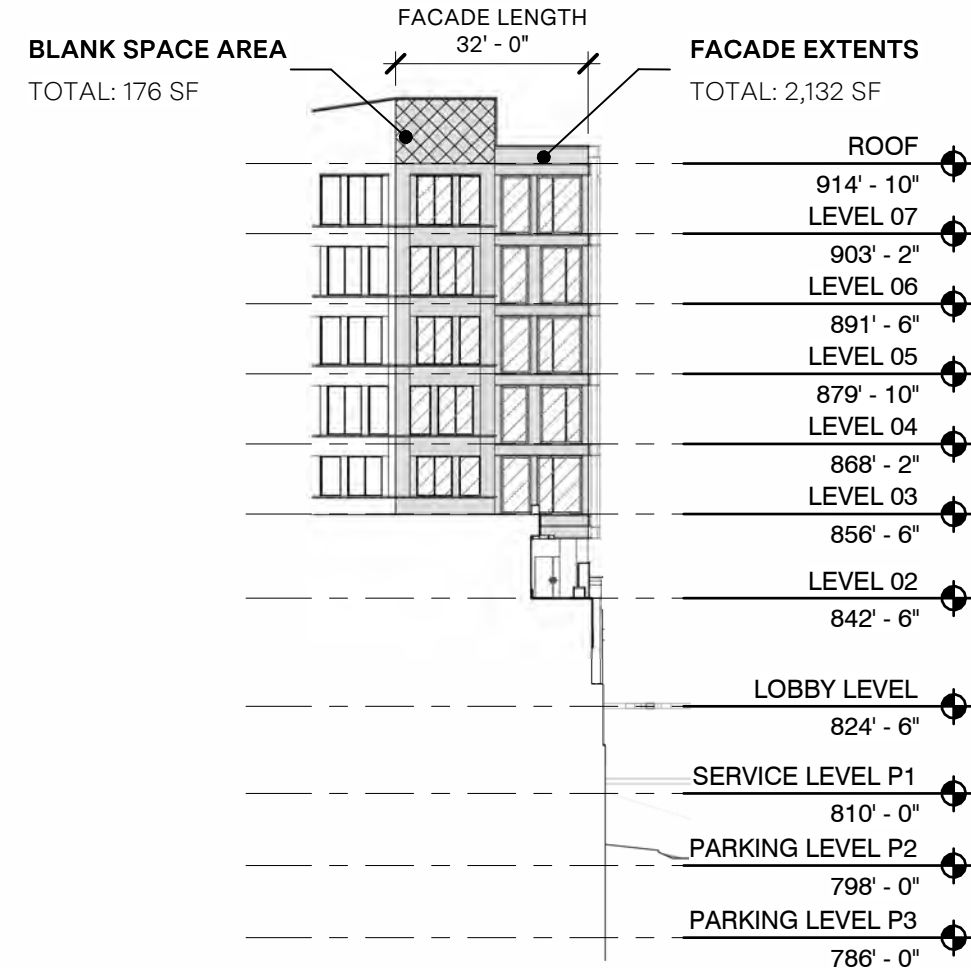
METAL PANEL: 494 SF

### VERTICAL FACADE INCREMENTS

REQUIRED: YES  
 COMPLIANCE: YES



SOUTH BUILDING - NORTH ELEVATION - MATERIALS  
 scale 1/32" = 1'-0"



SOUTH BUILDING - NORTH ELEVATION - GENERAL  
 scale 1/32" = 1'-0"

# SOUTH BUILDING - NORTHEAST ELEVATION GENERAL NOTES:

## FACADE REQUIREMENTS:

STREET FACADE: NO  
 PRINCIPLE ENTRANCE: NO

## NUMBER OF ENTRANCES

REQUIRED: 0  
 PROVIDED: 8

## BLANK WALL LIMITATION

REQUIRED: YES  
 COMPLIANCE: YES, 18.9%

## NON-STREET FACADE TRANSPARENCY

TOTAL AREA: 8,100 SF  
 TRANSPARENCY:  
 REQUIRED: 15% min  
 COMPLIANCE: 33.4%

## MATERIALS

### PRIMARY MATERIAL TYPES

BRICK: 1,406 SF  
 STONE: 60 SF  
 GLAZING (WINDOWS AND DOORS): 2,704 SF  
 CERAMIC PANEL: 3,711 SF  
 TOTAL: 7,881 SF / 97.3%

### SECONDARY MATERIAL TYPES:

METAL PANEL: 220 SF

## VERTICAL FACADE INCREMENTS

REQUIRED: YES (NO GREATER THAN 45'-0")  
 COMPLIANCE: NO

## HORIZONTAL FACADE DIVISIONS

REQUIRED: YES  
 COMPLIANCE: NO



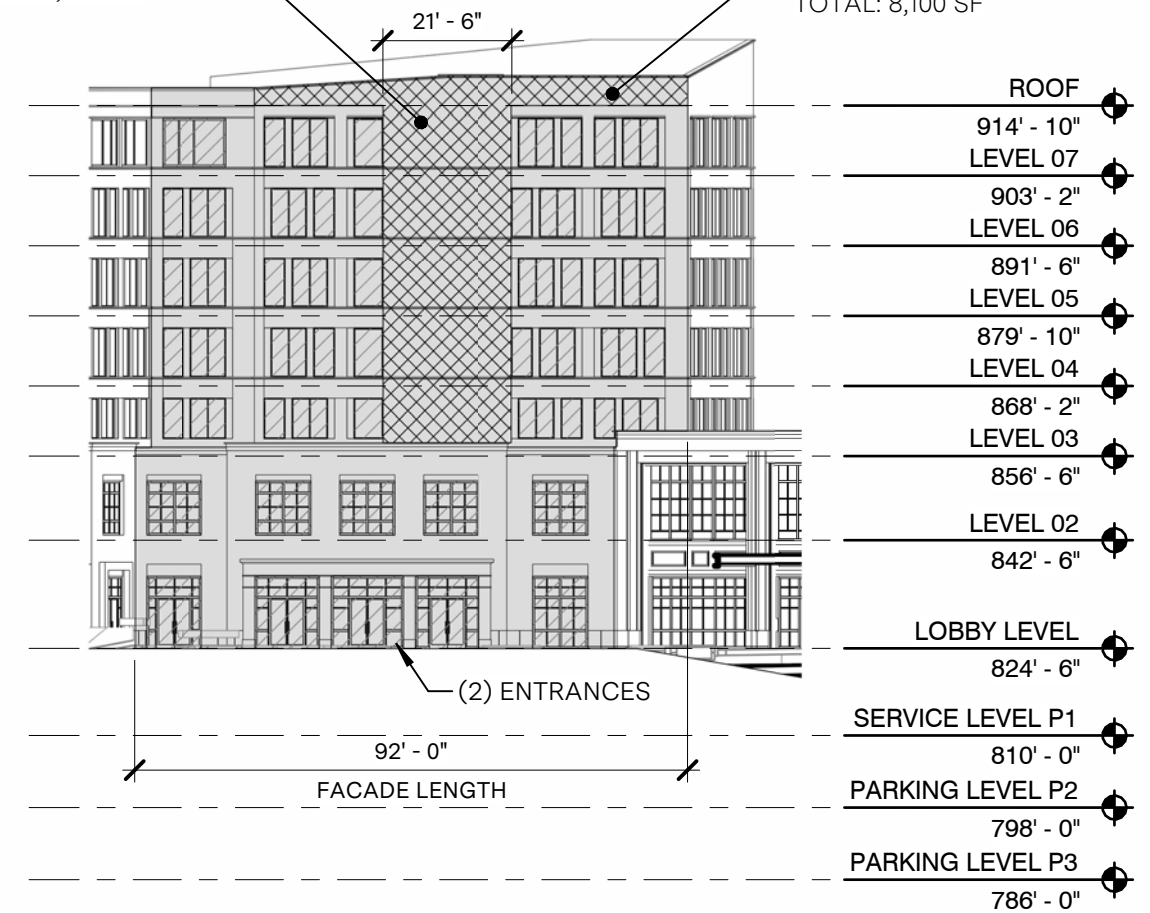
SOUTH BUILDING - NORTH EAST ELEVATION - MATERIALS  
 scale 1/32" = 1'-0"

## BLANK SPACE AREA

TOTAL: 1,529 SF

## FACADE EXTENTS

TOTAL: 8,100 SF



SOUTH BUILDING - NORTH EAST ELEVATION - GENERAL  
 scale 1/32" = 1'-0"

# SOUTH BUILDING - NORTH ELEVATION GENERAL NOTES:

## FACADE REQUIREMENTS:

STREET FACADE: NO  
 PRINCIPLE ENTRANCE: NO

## NUMBER OF ENTRANCES

REQUIRED: 0  
 PROVIDED: 0

## BLANK WALL LIMITATION

REQUIRED: YES  
 COMPLIANCE: YES; 8.3%

## NON-STREET FACADE TRANSPARENCY

TOTAL AREA: 2,132 SF  
 TRANSPARENCY:  
 REQUIRED: 15% min  
 COMPLIANCE: 44.8%

## MATERIALS

### PRIMARY MATERIAL TYPES

GLAZING (WINDOWS AND DOORS): 955 SF  
 CERAMIC PANEL: 683 SF  
 TOTAL: 1,638 SF / 76.8%

### SECONDARY MATERIAL TYPES:

METAL PANEL: 494 SF

## VERTICAL FACADE INCREMENTS

REQUIRED: YES  
 COMPLIANCE: YES

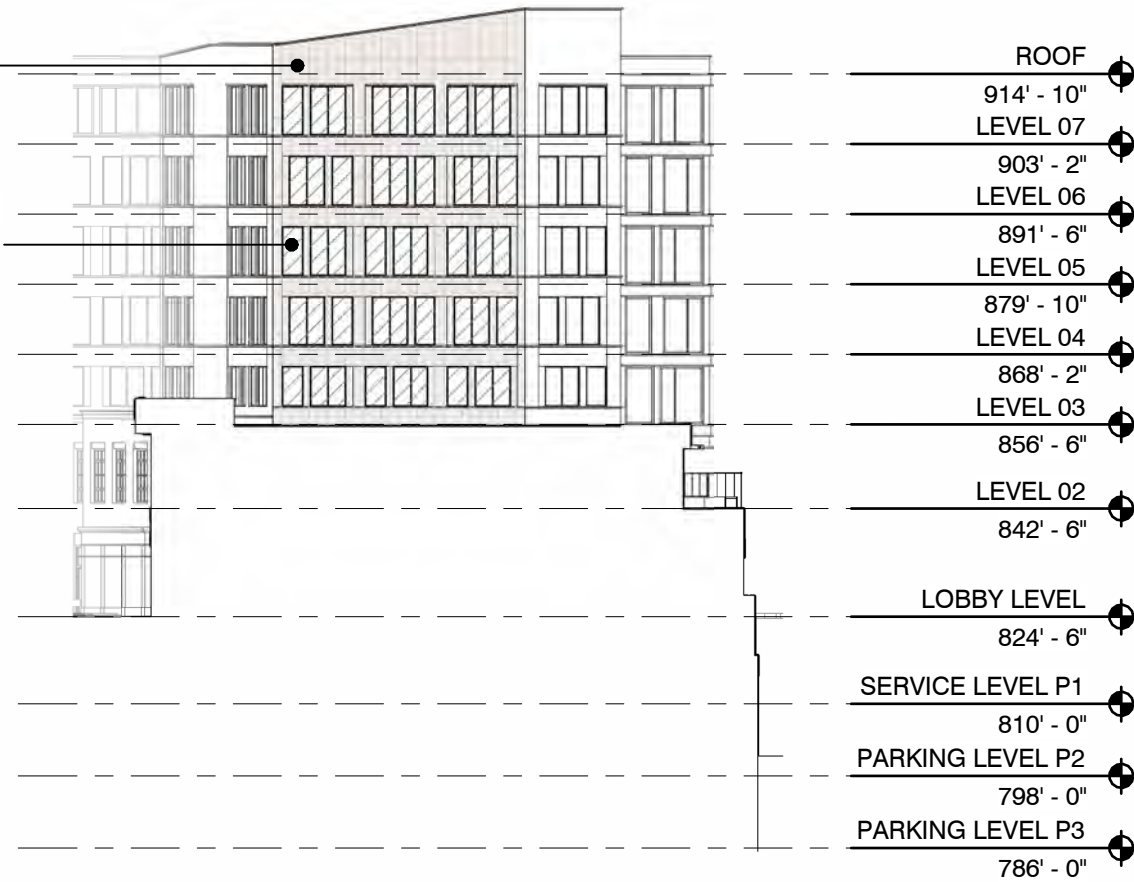


## MATERIAL - CERAMIC PANEL

TOTAL: 1,689 SF

## MATERIAL - TRANSPARENT GLAZING

TOTAL: 1,110 SF



SOUTH BUILDING - NORTH NORTH EAST ELEVATION - MATERIALS  
 scale 1/32" = 1'-0"

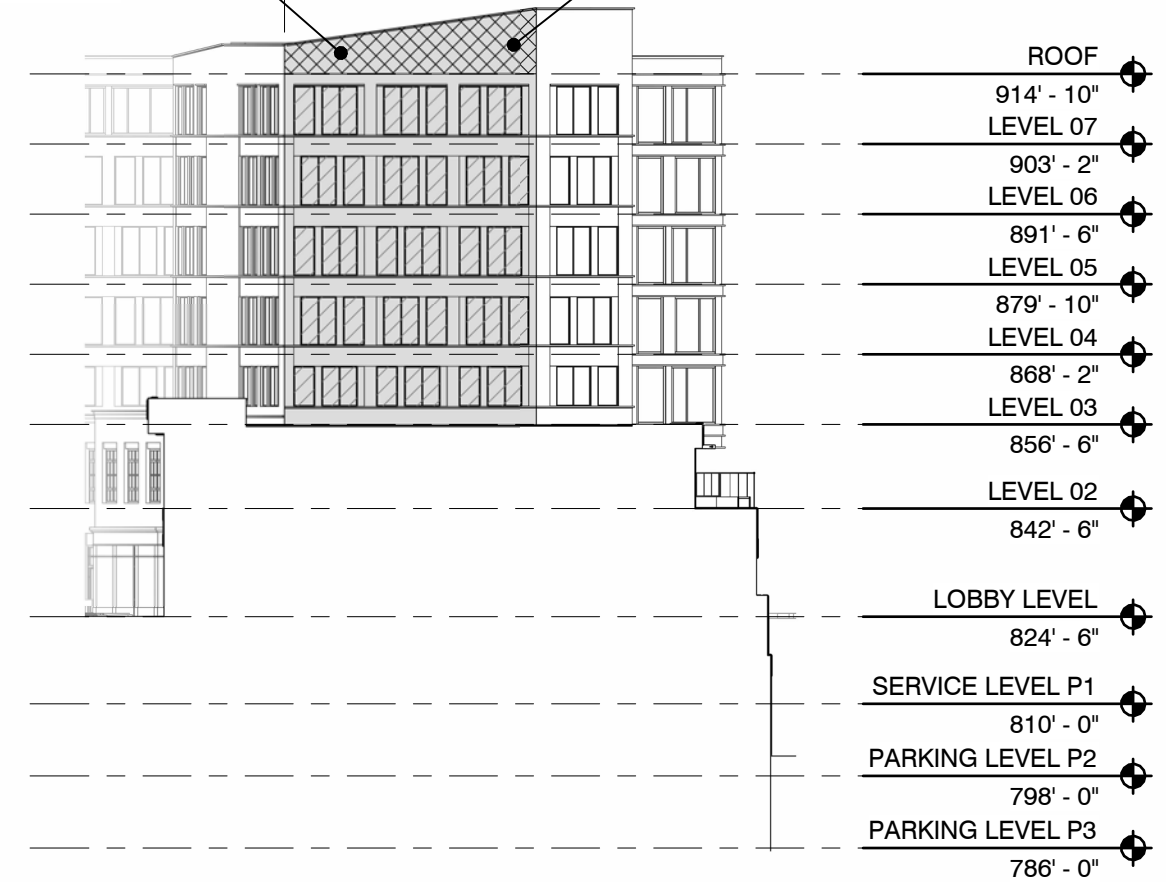
## BLANK SPACE AREA

TOTAL: 335 SF

FACADE LENGTH  
 42' - 0"

## FACADE EXTENTS

TOTAL: 2,799 SF



SOUTH BUILDING - NORTH NORTH EAST ELEVATION - GENERAL  
 scale 1/32" = 1'-0"

# SOUTH BUILDING - SOUTH ELEVATION GENERAL NOTES:

## FACADE REQUIREMENTS:

STREET FACADE: NO  
 PRINCIPLE ENTRANCE: NO

## NUMBER OF ENTRANCES (PARKING LOT FACADE)

REQUIRED: 2  
 PROVIDED: 0

## BLANK WALL LIMITATION

REQUIRED: YES  
 COMPLIANCE: YES

## NON-STREET FACADE TRANSPARENCY

TOTAL AREA: 3,562 SF  
 TRANSPARENCY:  
 REQUIRED: 15% min  
 COMPLIANCE: 0%

## MATERIALS

### PRIMARY MATERIAL TYPES

BRICK: 1,281 SF  
 WOOD: 51 SF  
 TOTAL: 1,332 SF / 37.4%

### SECONDARY MATERIAL TYPES:

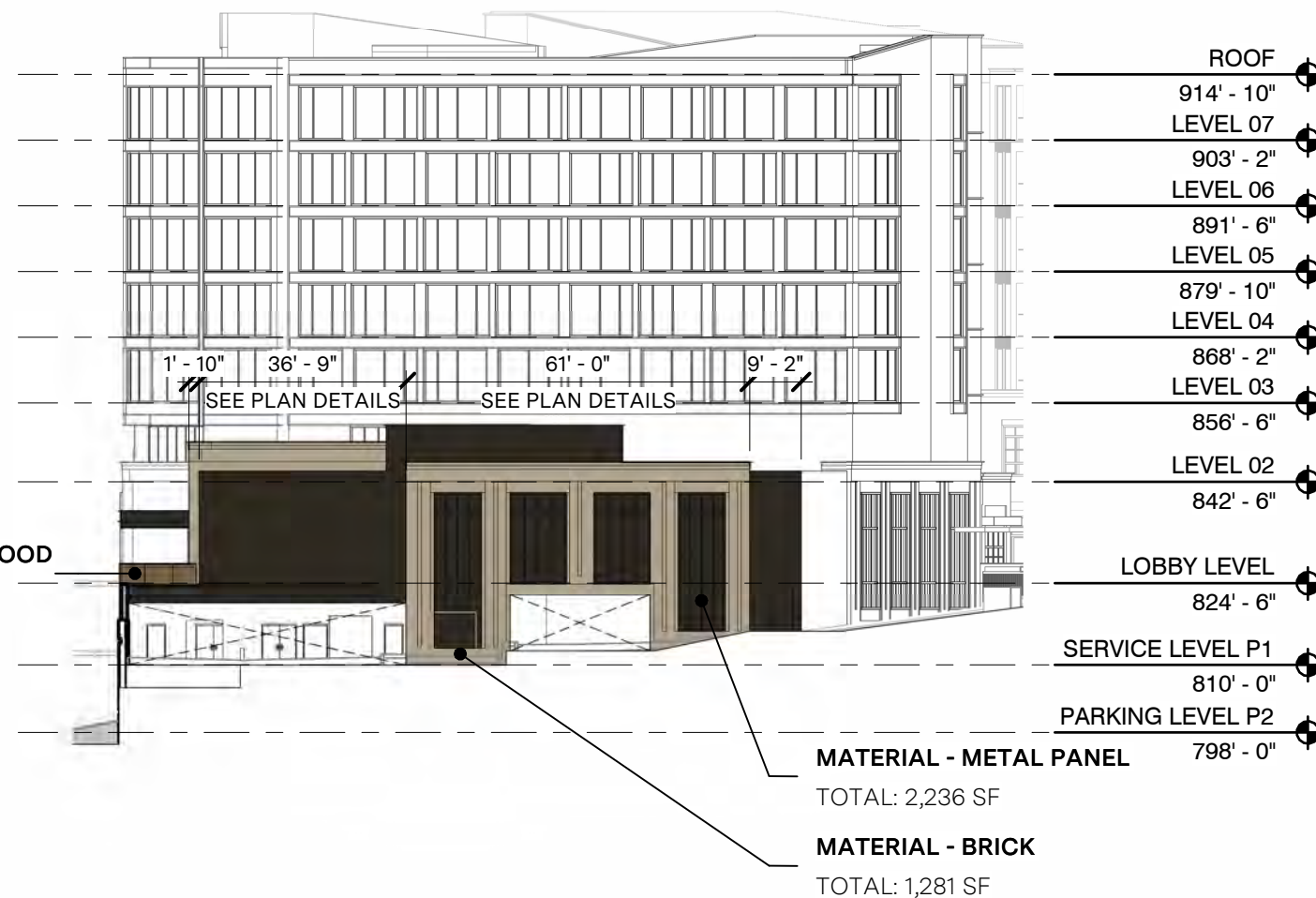
METAL PANEL: 2,236 SF

## VERTICAL FACADE INCREMENTS

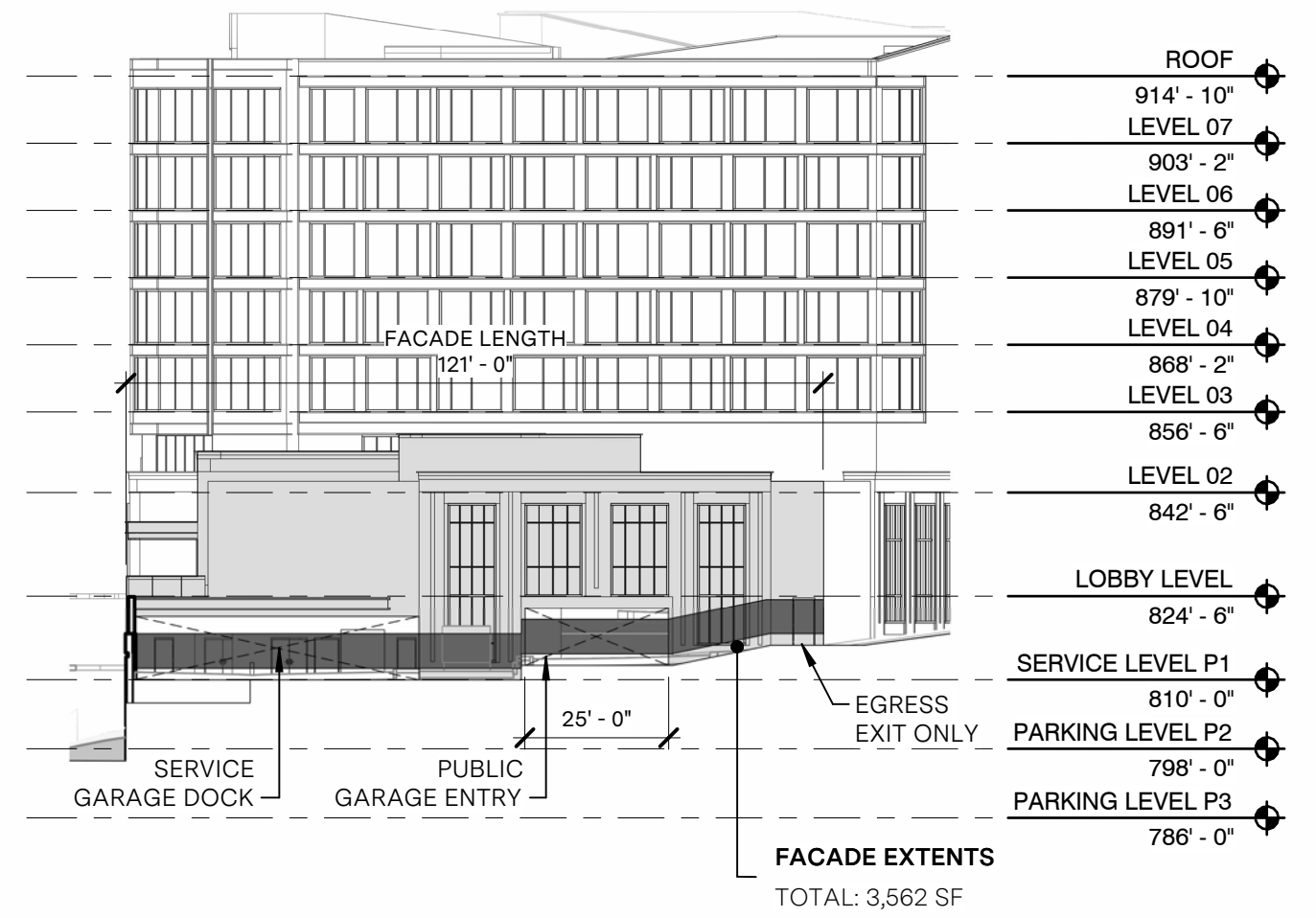
REQUIRED: YES  
 COMPLIANCE: YES

## HORIZONTAL FACADE DIVISIONS

REQUIRED: YES  
 COMPLIANCE: NO



South Elevation  
 scale 1/32" = 1'-0"



South Elevation  
 scale 1/32" = 1'-0"

# SOUTH BUILDING: SOUTH EAST ELEVATION FACADE NOTES:

## FACADE REQUIREMENTS:

STREET FACADE: NO  
 PRINCIPLE ENTRANCE: NO

## NUMBER OF ENTRANCES

REQUIRED: 0  
 PROVIDED: 0

## BLANK WALL LIMITATION

REQUIRED: YES  
 COMPLIANCE: YES

## NON-STREET FACADE TRANSPARENCY

TOTAL AREA: 1,776 SF  
 TRANSPARENCY:  
 REQUIRED: 15% min  
 COMPLIANCE: 33.3%

## MATERIALS

### PRIMARY MATERIAL TYPES

GLAZING (WINDOWS AND DOORS): 592 SF  
 TOTAL: 592 SF / 33.3%

### SECONDARY MATERIAL TYPES:

METAL PANEL: 1,184 SF

## VERTICAL FACADE INCREMENTS

REQUIRED: YES  
 COMPLIANCE: YES



## MATERIAL - METAL PANEL

TOTAL: 1,184 SF

## MATERIAL - TRANSPARENT GLAZING

TOTAL: 592 SF



SOUTH BUILDING - SOUTH EAST ELEVATION - MATERIALS

scale 1/32" = 1'-0"

:

## FACADE EXTENTS

TOTAL: 1,776 SF

FACADE LENGTH  
24' - 1"



SOUTH BUILDING - SOUTH EAST ELEVATION - GENERAL

scale 1/32" = 1'-0"

:

# SOUTH BUILDING: SOUTHEAST ENTRY ELEVATION GENERAL NOTES:

## FACADE REQUIREMENTS:

STREET FACADE: NO  
 PRINCIPLE ENTRANCE: NO

## NUMBER OF ENTRANCES

REQUIRED: 0  
 PROVIDED: 0

## BLANK WALL LIMITATION

REQUIRED: YES  
 COMPLIANCE: YES

## NON-STREET FACADE TRANSPARENCY

TOTAL AREA: 1,103 SF  
 TRANSPARENCY:  
 REQUIRED: 15% min  
 COMPLIANCE: 47.9%

## MATERIALS

### PRIMARY MATERIAL TYPES

BRICK: 544 SF  
 STONE: 29 SF  
 GLAZING (WINDOWS AND DOORS): 529 SF  
 TOTAL: 1,102 SF / 99.9%

### SECONDARY MATERIAL TYPES:

METAL PANEL: 1 SF

### VERTICAL FACADE INCREMENTS

REQUIRED: YES  
 COMPLIANCE: YES

### HORIZONTAL FACADE DIVISIONS

REQUIRED: YES  
 COMPLIANCE: YES

SOUTH BUILDING | NORTH BUILDING



OBSCURED FOR CLARITY

### MATERIAL - TRANSPARENT GLAZING

TOTAL: 529 SF

### MATERIAL - BRICK

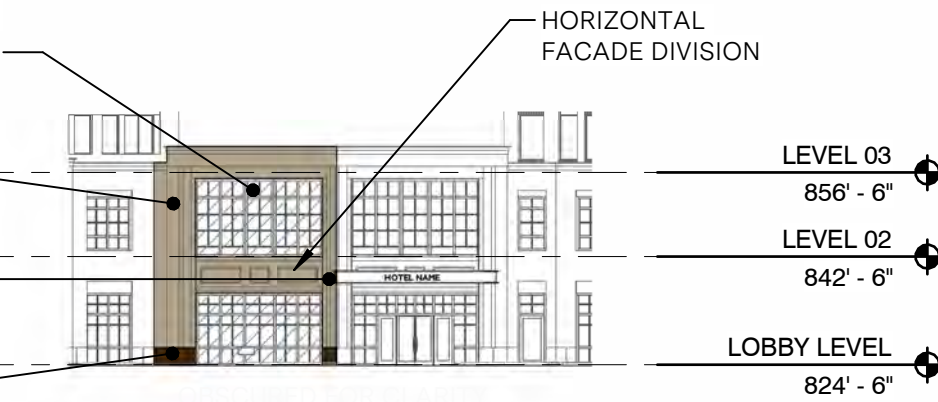
TOTAL: 544 SF

### MATERIAL - METAL PANEL

TOTAL: 1 SF

### MATERIAL - STONE

TOTAL: 29 SF

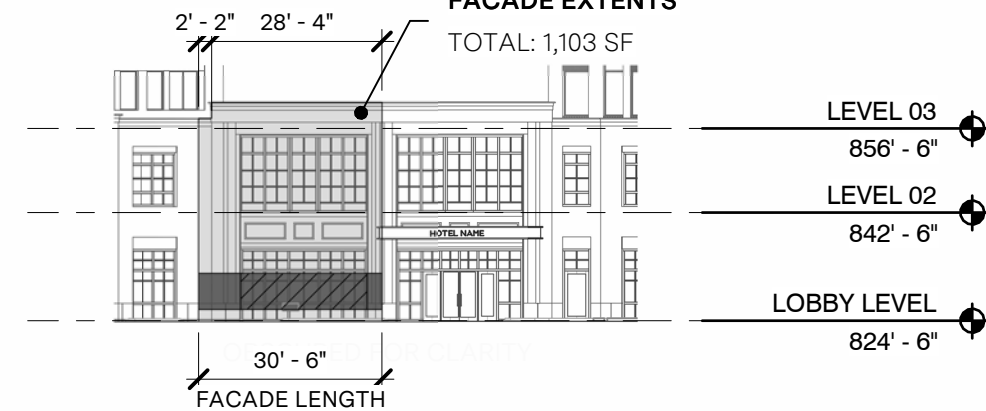


SOUTH BUILDING - SOUTH EAST ENTRY ELEVATION - MATERIALS

scale 1/32" = 1'-0"  
 :

### FACADE EXTENTS

TOTAL: 1,103 SF



SOUTH BUILDING - SOUTH EAST ENTRY ELEVATION - GENERAL

scale 1/32" = 1'-0"  
 :

# SOUTH BUILDING - SOUTHWEST ELEVATION GENERAL NOTES:

## FACADE REQUIREMENTS:

STREET FACADE: NO  
 PRINCIPLE ENTRANCE: NO

## NUMBER OF ENTRANCES

REQUIRED: 0  
 PROVIDED: 0

## BLANK WALL LIMITATION

REQUIRED: YES  
 COMPLIANCE: YES, 5.1%

## NON-STREET FACADE TRANSPARENCY

TOTAL AREA: 10,388 SF  
 TRANSPARENCY:  
 REQUIRED: 15% min  
 COMPLIANCE: 58.1%

## MATERIALS

### PRIMARY MATERIAL TYPES

BRICK: 321 SF  
 GLAZING (WINDOWS AND DOORS): 6,040 SF  
 TOTAL: 6,361 SF / 61.2%

### SECONDARY MATERIAL TYPES:

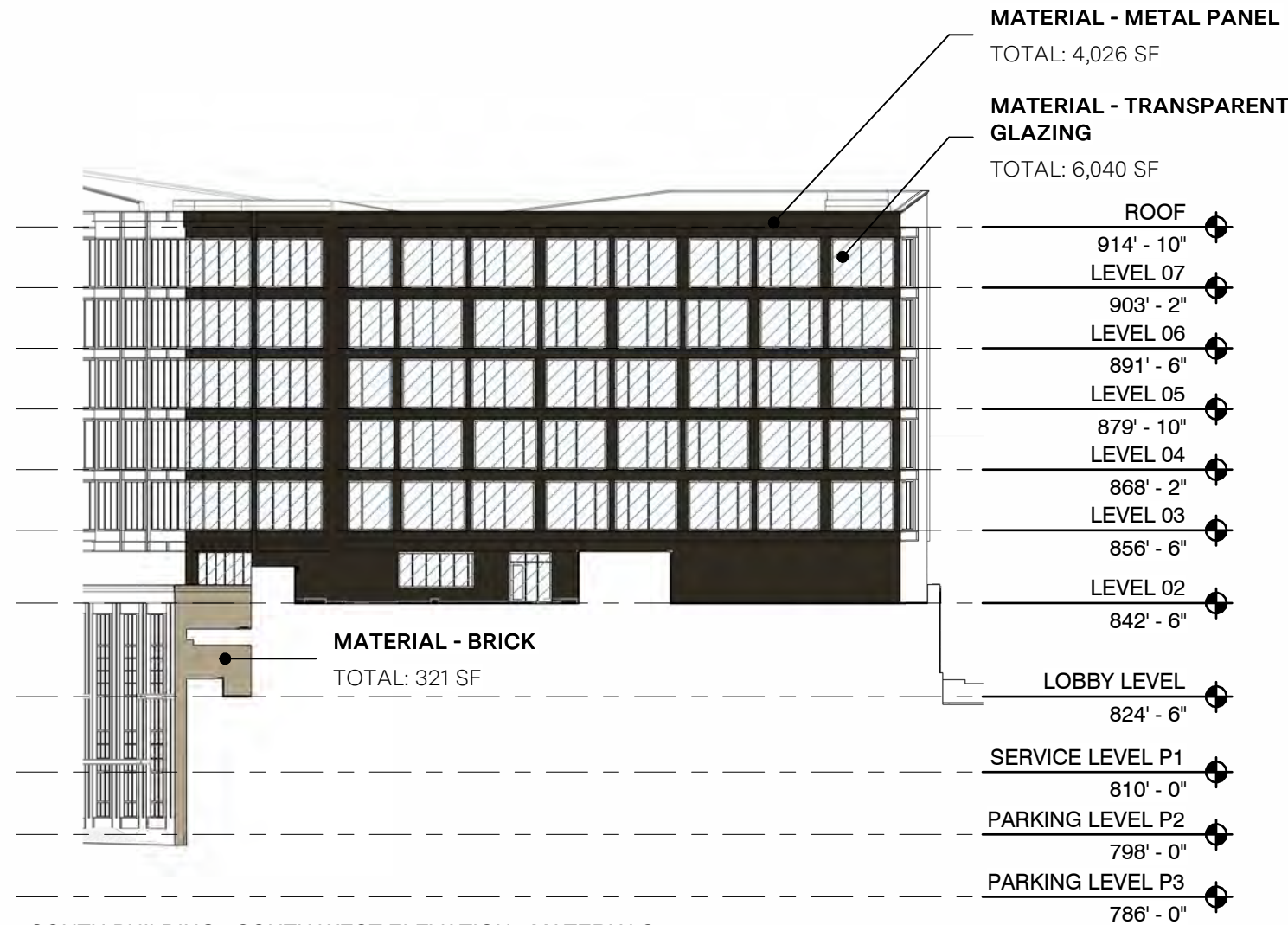
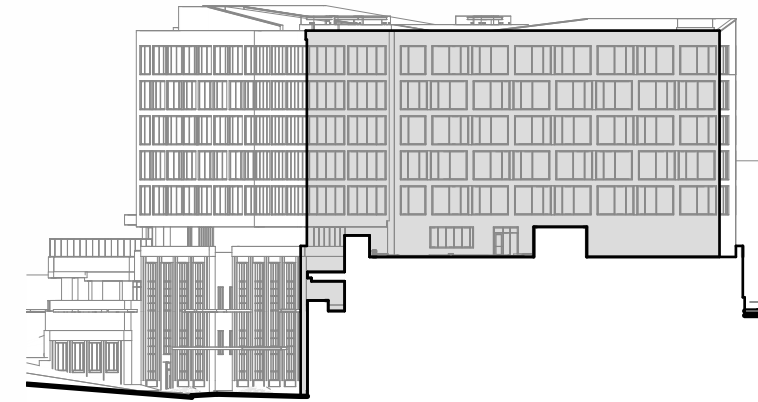
METAL PANEL: 4,026 SF

## VERTICAL FACADE INCREMENTS

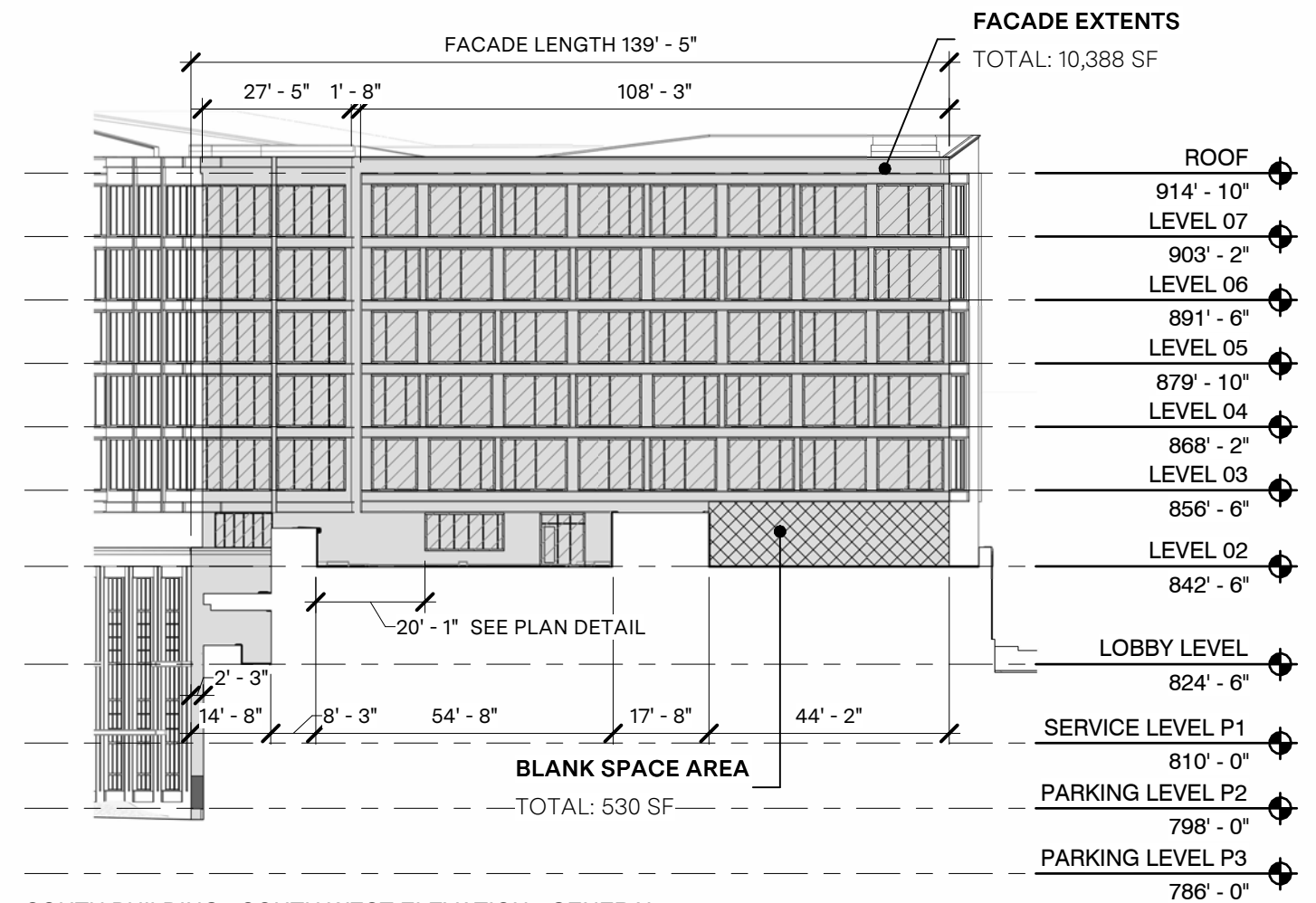
REQUIRED: YES  
 COMPLIANCE: NO

## HORIZONTAL FACADE DIVISIONS

REQUIRED: YES  
 COMPLIANCE: NO



SOUTH BUILDING - SOUTH WEST ELEVATION - MATERIALS  
 scale 1/32" = 1'-0"



SOUTH BUILDING - SOUTH WEST ELEVATION - GENERAL  
 scale 1/32" = 1'-0"

# SOUTH BUILDING - WEST ELEVATION GENERAL NOTES:

## FACADE REQUIREMENTS:

STREET FACADE: YES  
 PRINCIPLE ENTRANCE: YES

## NUMBER OF ENTRANCES

REQUIRED: 6  
 PROVIDED: 1

## BLANK WALL LIMITATION

REQUIRED: YES  
 COMPLIANCE: YES

## STREET FACADE TRANSPARENCY

### GROUND LEVEL

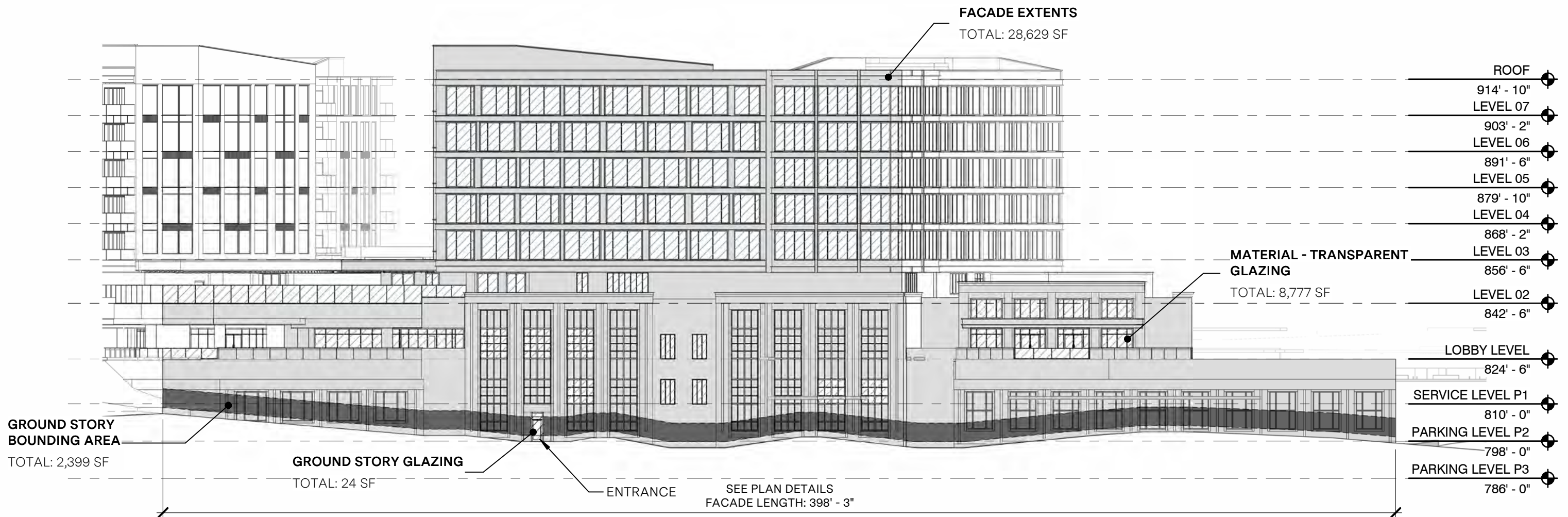
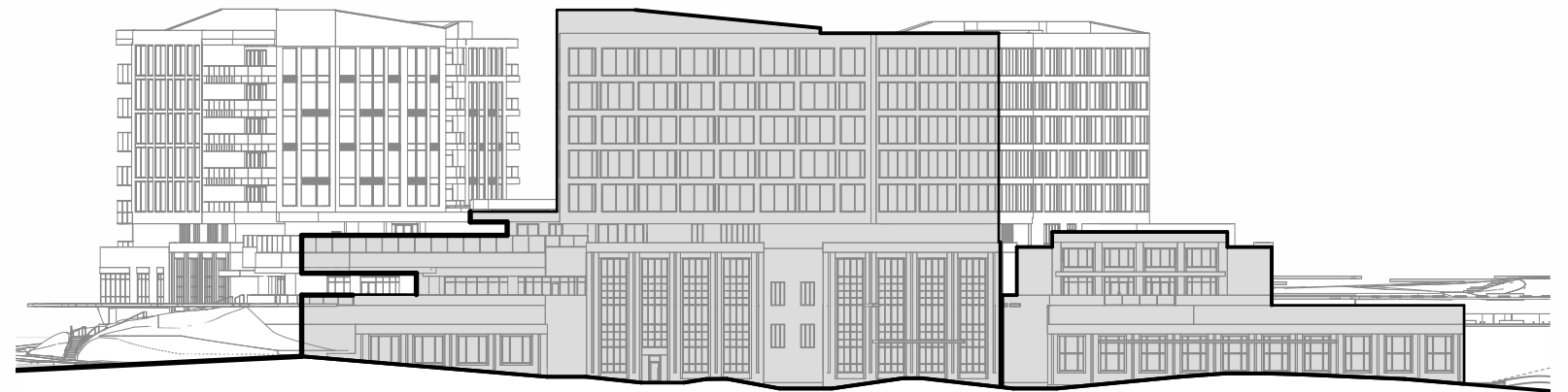
HEIGHT: VARIES; REF. LEVELS

### TRANSPARENCY:

ZONE AREA: 2,399 SF  
 GLAZING AREA: 24 SF  
 REQUIRED: 60% min  
 COMPLIANCE: 1%

### OVERALL

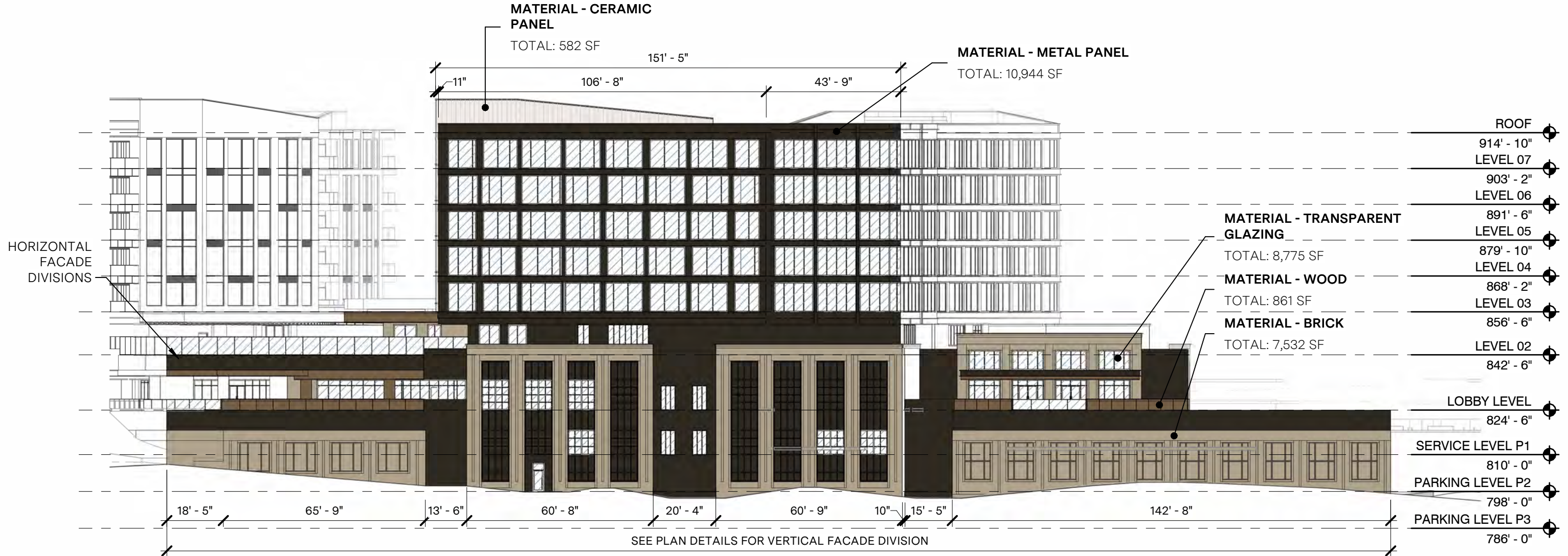
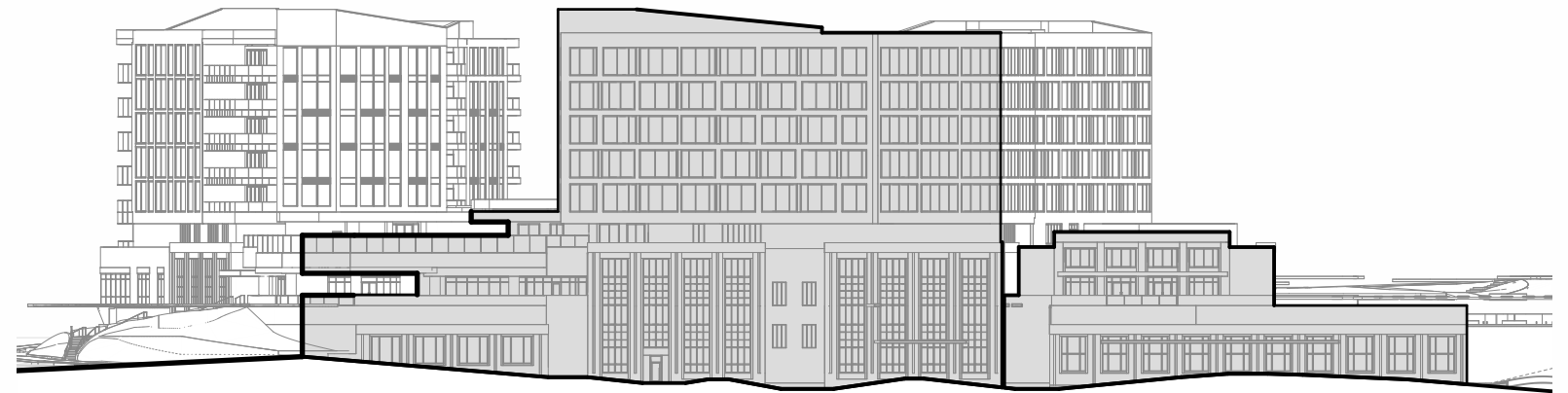
TOTAL AREA: 28,629 SF  
 TRANSPARENCY:  
 REQUIRED: 30% min  
 COMPLIANCE: 30.6%



West Elevation  
 scale 1/32" = 1'-0"

# SOUTH BUILDING - WEST ELEVATION GENERAL NOTES:

TOTAL FACADE AREA:	28,653 SF	<u>VERTICAL FACADE INCREMENTS</u>
		REQUIRED: YES
		COMPLIANCE: NO
<b>MATERIALS</b>		<u>HORIZONTAL FACADE DIVISIONS</u>
PRIMARY MATERIAL TYPES		REQUIRED: YES
BRICK:	7,532 SF	COMPLIANCE: NO
GLAZING (WINDOWS AND DOORS):	8,759 SF	
CERAMIC PANEL:	582 SF	
TOTAL:	16873, SF / 76.1%	
SECONDARY MATERIAL TYPES:		
METAL PANEL:	10,945 SF	
WOOD:	860 SF	



West Elevation  
scale 1/32" = 1'-0"















