MAPLE TOWER RAD RENOVATIONS

NOT FOR CONSTRUCTION

601 MAPLE AVENUE,
CINCINNATI, OH 45229

CMHA SOLICITATION NUMBER: 2025-3010

2 OFHA NUMBER: TBD

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McGUINESS UNLIMITED

EMERALD BUILT ENVIRONMENTS
A CRETE UNITED COMPANY

ECS

ABBREVIATIONS

A	
AB	ANCHOR BOLT
ABV	ABOVE
AC	AIR CONDITIONING (UNIT)
ACT	ACOUSTIC CEILING TILE
AD	AREA DRAIN
ADH	ADHESIVE
ADJ	ADJACENT
AFF	ABOVE FINISH FLOOR
AGGR	AGGREGATE
AL	ALUMINUM
ALTN	ALTERNATE
ANDZ	ANODIZE
AP	ACCESS PANEL
APPROX	APPROXIMATE (LY)
ARCH	ARCHITECTURE
ASPH	ASPHALT
AUTO	AUTOMATIC
B	
BETW	BETWEEN
BEV	BEVEL
BF	BIFOLD
BJ	BAR JOIST
BLDG	BUILDING
BLK(G)	BLOCK (ING)
BLW	BELOW
BM	BENCH MARK
BOT	BOTTOM
BRD	BOARD
BRG	BEARING
BRK	BRICK
BRZ	BRONZE
BS	BOTH SIDES
BSMT	BASEMENT
BUR	BUILT-UP ROOFING
BW	BOTH WAYS
C	
CAB	CABINET
CARP	CARPET (ED)
CB	CATCH BASIN
CEM	CEMENT
CHAM	CHAMFER
CI	CAST IRON
CJ	CONTRACTION/ CONTROL JOINT
CKT	CIRCUIT
CL	CENTERLINE
CLG	CEILING
CLKG	CAULKING
CLOS	CLOSURE
CLR	CLEAR
CMU	CONCRETE MASONRY UNIT
CNVR	CONVEYOR
COL	COLUMN
CONC	CONCRETE
CONN	CONNECTION
CONSTR	CONSTRUCTION
CONT	CONTINUOUS (CONTINUE)
CONTR	CONTRACT (CONTRACTOR)
CORR	CORRUGATED
CRCMF	CIRCUMFERENCE
CT	CERAMIC TILE
CTB	CERAMIC TILE BASE
CTC	CENTER TO CENTER
CTF	CERAMIC TILE FLOOR
CTR	COUNTER
CUFT	CUBIC FEET
CUYD	CUBIC YARD
D	
D	DEPTH
DEMO	DEMOLITION
DET	DETAIL
DF	DRINKING FOUNTAIN
DIA	DIAMETER
DIAG	DIAGONAL
DIM	DIMENSION
DISP	DISPENSER
DIV	DIVISION (DIVIDE)
DL	DEAD LOAD
DN	DOWN
DO	DOOR OPENING (DITTO)
DP	DAMPROOFING
DR	DOOR
DS	DOWNSPOUT
DWG	DRAWING
DWR	DRAWER
E	
EXH	EXHAUST
EXP	EXPOSED
E	EAST
EA	EACH
EF	EACH FACE
EL	ELEVATION
ELEC	ELECTRIC (AL)
ELEV	ELEVATION
EMERG	EMERGENCY
ENCL	ENCLOSURE (ENCLOSE)
EQL	EQUAL
EQPT	EQUIPMENT
EST	ESTIMATE
EW	EACH WAY
EWC	ELECTRIC WATER COOLER
EXC	EXCAVATE
EJ	EXPANSION JOINT
EXIST	EXISTING
EXT	EXTERIOR
F	
FBCK	FIREBRICK
FD	FLOOR DRAIN
FDN	FOUNDATION
FEC	FIRE EXTINGUISHER CABINET
FEXT	FIRE EXINGUISHER
FFE	FINISH FLOOR ELEVATION
FHC	FIRE HOSE CABINET
FHR	FIRE HOSE RACK
FL	FLASHING
FLEX	FLEXIBLE
FLG	FLOORING
FLR	FLOOR
FLUOR	FLUORESCENT
FM	FACTORY MUTUAL
FNSH	FINISH
FPRF	FIREPROOF
FRES	FIRE RESISTANT
FRT	FIRE RETARTANT TREATED
FSTNR	FASTENER
FTG	FOOTING
FURN	FURNISH (FURNITURE)
FUT	FUTURE
FV	FIELD VERIFY

G	
GA	GAGE (GAUGE)
GALV	GALVANIZE (D)
GB	GRAB BAR
GC	GENERAL CONTRACTOR
GL	GLASS
GLZ	GLAZE
GSKT	GASKET
GVL	GRAVEL
GWB	GYPSUM WALL BOARD
H	
HB	HOSE BIB
HC	HOLLOW CORE
HD	HEAVY DUTY
HDR	HEADER
HDW	HARDWARE
HDWD	HARDWOOD
HGT	HEIGHT
HM	HOLLOW METAL
HNDRL	HAND RAIL
HORIZ	HORIZONTAL
HPT	HIGH POINT
HR	HOUR
HTG	HEATING
HVAC	HEATING/ VENTILATION/ AIR-CONDITIONING
HWH	HOT WATER HEATER
I	
ID	INSIDE DIAMETER
IDENT	IDENTIFY
INCL	INCLUDE (D), (ING)
INSUL	INSULATION
INT	INTERIOR
INTLK	INTERLOCK
J	
JST	JOIST
JB	JUNCTION BOX
JC	JANITOR'S CLOSET
JT	JOINT
K	
KD	KNOCK DOWN
KIT	KITCHEN
KO	KNOCKOUT
KPL	KICK PLATE
L	
L	LENGTH
LAB	LABORATORY
LAD	LADDER
LAM	LAMINATE (D)
LAV	LAVATORY
LBL	LABEL
LF	LINEAR FOOT (FEET)
LH	LEFT HAND
LN	LINEAR
LKR	LOCKER
LL	LIVE LOAD
LLH	LONG LEG HORIZONTAL
LLV	LONG LEG VERTICAL
LNTL	LINTEL
LP	LOW POINT
LT	LIGHT
LVR	LOUVER
LWC	LIGHT WEIGHT CONCRETE
M	
M	METER (S)
MATL	MATERIAL
MAX	MAXIMUM
MBR	MEMBER
MC	MEDICINE CABINET
MED	MEDIUM
MECH	MECHANICAL
MEMB	MEMBRANE
MTL	METAL
MTLR	METAL ROOF
MEZZ	MEZZANINE
MFD	MANUFACTURED
MFR	MANUFACURE (R)
MH	MANHOLE
MIN	MINIMUM
MIR	MIRROR
MISC	MISCELLANEOUS
MLDG	MOLDING
MO	MASONRY OPENING
MR	MARBLE
MAS	MASONRY
MT	MOUNT
MTD	MOUNTED
MTG	MOUNTING
MVBL	MOVABLE
N	
N	NORTH
NA	NOT APPLICABLE
NAT	NATURAL
NIC	NOT IN CONTRACT
NO	NUMBER
NOM	NOMINAL
NR	NOISE REDUCTION
NRC	NOISE REDUCTION COEFFICIENT
NTS	NOT TO SCALE
O	
OA	OVERALL
OB	OBSECURE
OC	ON CENTER
OD	OUTSIDE DIAMETER
OHD	OVERHEAD DOOR
OPA	OPAQUE
OPNG	OPENING
OPP	OPPOSITE
OH	OVERHEAD
P	
PCF	POUNDS PER CUBIC FOOT
PED	PEDESTAL
PERF	PERFORATE (D)
PL	PLATE
PLAM	PLASTIC LAMINATE
PLAS	PLASTER
PLATF	PLATFORM
PWD	PLYWOOD
PNL	PANEL
PRCST	PRECAST
PREFAB	PREFABRICATED
PREFIN	PREFINISHED
PRKG	PARKING
PRL	PARALLEL
PROP	PROPOSED
PSF	POUNDS PER SQUARE FOOT
PSI	POUNDS PER SQUARE INCH

PT	POINT
PTD	PAINTED
PTN	PARTITION
PTR	PAPER TOWEL RECEPTACLE
PVC	POLYVINYL CHLORIDE
PVMT	PAVEMENT
Q	
QTF	QUARRY TILE FLOOR
QTY	QUANTITY
QUAL	QUALITY
R	
R	RADIUS
RA	RETURN AIR
RAB	RABBET
RCP	REFLECTED CEILING PLAN
RD	ROOF DRAIN
REF	REFERENCE
REFLD	REFLECTED
REFR	REFRIGERATOR
REINF	REINFORCE (D), (ING)
REQ	REQUIRE
REQD	REQUIRED
RESIL	RESILIENT
REV	REVISION (S), (REVISE)
REG	REGISTER
RH	RIGHT HAND
RI	RISER (STAIRS)
RLG	RAILING
RM	ROOM
RMV	REMOVE (D)
RO	ROUGH OPENING
RTN	RETURN
RVS	REVERSE
RW	RIGHT OF WAY
RWC	RAINWATER CONDUCTOR
S	
S	SOUTH
SASU	SELF-ADHERING SHEET UNDERLAYMENT
SATC	SUSPENDED ACOUSTIC-TILE CEILING
SCHED	SCHEDULE
SCRN	SCREEN
SDG	SIDING
SCT	STRUCTURAL CLAY TILE
SECT	SECTION
SH	SHEET
SHTH	SHEATHING
SIM	SIMILAR
SLT	SKYLIGHT
SLV	SLEEVE
SNDPRF	SOUNDPROOF
SPCR	SPACER
SPEC	SPECIFICATION (S)
SPKR	SPEAKER
SQ	SQUARE
SQFT	SQUARE FOOT (FEET)
SS	STAINLESS STEEL
STD	STANDARD
STL	STEEL
STOR	STORAGE
STRUC	STRUCURAL
SUSP	SUSPEND
SYM	SYMBOL
SYMM	SYMMETRICAL
SYNTH	SYNTHETIC
SYS	SYSTEM
T	
TOB	TOP OF BEAM
TOM	TOP OF MASONRY
TOS	TOP OF STEEL
TD	TRENCH DRAIN
TEL	TELEPHONE
TEMP	TEMPORARY
TER	TERRAZZO
TG	TONGUE AND GROOVE
TH	TOILET PAPER HOLDER
THK	THICK
THKNS	THICKNESS
TMPD	TEMPERED
TOL	TOLERANCE
TPTN	TOILET PARTITION
TR	TRUSS
TRA	TRANSOM
TRD	TREAD (STAIRS)
TYP	TYPICAL
U	
UL	UNDERWRITER'S LABORATORY
UND	UNDER
UNFIN	UNFINISHED
UNO	UNLESS NOTED OTHERWISE
UOS	UNLESS OTHERWISE SPECIFIED
UR	URINAL
W	
W	WEST
W/	WITH
W/O	WITHOUT
WA	WAINSCOT
WC	WATER CLOSET
WD	WOOD
WDW	WINDOW
WGL	WIRE GLASS
WI	WROUGHT IRON
WM	WIRE MESH
WP	WORKING POINT
WPG	WATERPROOFING
WS	WEATHER STRIPPING
WT	WEIGHT
WTRPRF	WATERPROOF
WWF	WELDED WIRE FABRIC
Y	
YD	YARD

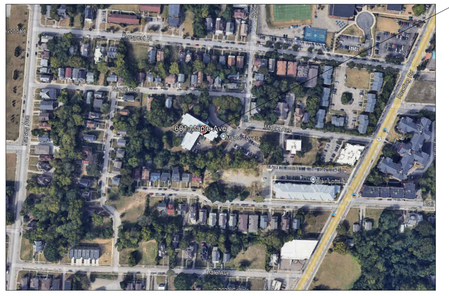
SYMBOLS

SIM. 1 A101 SIM. 1 A101	BUILDING SECTION
SIM. 1 A101	WALL SECTION
1 A101	EXTERIOR ELEVATION TAG
X A101 X X	INTERIOR ELEVATION TAG
TS1 X-1 X-1	FLOOR TRANSITION TAG
1 A101 SIM	CALLOUT TAG
N	NORTH ARROW
Name Elevation	LEVEL ID TAG
ROOM NAME 101	TYPICAL ROOM TAG
W Wall Finish F Floor Finish B Base Finish	ROOM FINISH TAG
EXIT: #1 CLEAR WIDTH: 68 OCCUPANT LOAD: 340	EGRESS DOOR TAG
ACT-1 10'-0"AFF	CEILING FINISH / ELEVATION TAG
1	REVISION ID TAG
XX	FURNITURE TAG
X-1	MATERIAL TAG
XX	KEYNOTE TAG
X1	ACCESSORY / APPLIANCE TAG
101	DOOR TAG
1	WINDOW / STOREFRONT TAG
℄	CENTERLINE
M#.1 AS 4'-0"	PARTITION TAG *SEE SHEETA5001FOR MORE INFO
A	COLUMN GRID MARKER

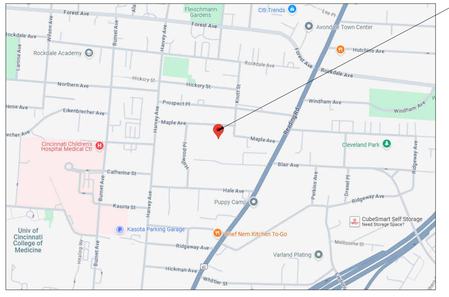
MATERIALS

- EARTH (DISTURBED)
- EARTH (UNDISTURBED)
- GRAVEL
- POURED CONCRETE
- BLOCKING / SHIM
- NOMINAL CUT LUMBER
- WOOD GRAIN
- PLYWOOD
- CONCRETE BLOCK
- BRICK
- STEEL
- RIGID INSULATION
- BATT INSULATION
- GYPSUM BOARD
- BRASS

VICINITY MAP



LOCATION MAP



SCOPE OF WORK

GENERAL RENOVATION TO THE EXISTING APARTMENT COMPLEX ON SITE. FINISHES AND FIXTURES TO BE REPLACED AS NOTED THROUGHOUT. MINOR LAYOUT MODIFICATIONS TO ADMIN OFFICES AND FRONT ENTRY. NO ADDITIONAL SQUARE FOOTAGE TO BE ADDED. NO CHANGES TO THE CURRENT OCCUPANCY / CLASSIFICATION.

HAZARDOUS MATERIALS:
THE EXISTING APARTMENT COMPLEX HAS BEEN TESTED FOR HAZARDOUS MATERIALS INCLUDING ASBESTOS AND LEAD BASED PAINT. ALL HAZARDOUS MATERIALS SHALL BE DIPOSED OF IN COMPLIANCE WITH REGULATING AUTHORITIES. THE CONTRACTOR SHALL REFER TO THE SPECIFICATION MANUAL FOR INFORMATION AND REQUIMENTS RELATED TO HAZARDOUS MATERIALS ABATEMENT.

PROJECT DIRECTORY

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1125 VALLEY BELT ROAD
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(216) 714-1536

GENERAL NOTES

1. THE WORK SHALL CONFORM TO ALL APPLICABLE LOCAL, STATE AND NATIONAL BUILDING CODES.
2. CONTRACTOR SHALL REVIEW AND BECOME FAMILIAR WITH ALL EXISTING CONDITIONS PRIOR TO COMMENCING WORK. ANY CONDITIONS NOT DOCUMENTED ON THESE DRAWINGS OR OBSERVED TO BE DIFFERENT THAN THOSE SHOWN ON THESE DRAWINGS ARE TO BE REPORTED TO THE ARCHITECT/ENGINEER PRIOR TO COMMENCING THE WORK.
3. CONTRACTOR SHALL CONTACT LOCAL UTILITIES AS REQUIRED. SUBMIT ALL NOT ALREADY SUBMITTED PERMIT DOCUMENTS, QUALIFICATIONS, ETC. AND BE RESPONSIBLE FOR ALL FEES ASSOCIATED WITH PERMITS, UTILITY EXTENSIONS, TAP-INSPECTIONS, ETC. THE ARCHITECT/ENGINEER SHALL SUBMIT DOCUMENTS FOR OWNER'S REVIEW AND PERMIT PLAN REVIEW, HOWEVER, THE CONTRACTOR WILL BE RESPONSIBLE FOR OBTAINING THE PERMITS, AND ALL ASSOCIATED PERMIT AND INSPECTION COSTS/FEES.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVAL OF ALL DEBRIS RESULTING FROM CONSTRUCTION WORK ON THIS PROJECT.
5. EACH SUBCONTRACTOR IS RESPONSIBLE TO COORDINATE AND SCHEDULE HIS WORK WITH THE GENERAL CONTRACTOR AND ALL OTHER CONTRACTORS WHOSE WORK WILL BE AFFECTED BY THEIR WORK.
6. PARKING AT THE SITE BY CONSTRUCTION PERSONNEL SHALL BE LIMITED TO THE LOCATIONS DESIGNATED BY THE OWNER/OWNER'S REPRESENTATIVE.
7. ALL DIMENSIONS AND ELEVATIONS NOTED AS "(REF)" ARE FOR REFERENCE ONLY AND SHALL BE FIELD VERIFIED BY THE CONTRACTOR PRIOR TO USING THEM FOR ANY SITE CLEARING/CONSTRUCTION ACTIVITIES.
8. ALL EXPOSED DRYWALL SURFACES TO BE FINISH LEVEL 4 UNO.
9. ALL SCOPE DETAILED IN THIS DRAWING SET IS IN REFERENCE TO THE BUILDING SYSTEMS/ASSEMBLIES IN NEED OF REPLACEMENT AND/OR REPAIR AS IDENTIFIED IN THE PCNA (BASED ON THE RULE OF LESS THAN 50%), COMPLETED BY AN OFHA APPROVED THIRD PARTY, SELECTED AND CONTRACTED BY THE OWNER.
2. 10. ALL CHANGES TO THE DOCUMENTS AFTER THE BIDS ARE RECEIVED WILL FOLLOW THE CHANGE ORDER PROCEDURE.

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REV	DATE	DESCRIPTION	BY
2	08/13/25	ADDENDUM 2	AMA
1	07/30/25	ADDENDUM 1	AMA
0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	AS NOTED

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE: COVER SHEET

DRAWING NUMBER: **G0001**

REV: **2**

8/12/2025 10:46:26 PM

SHEET INDEX

SHEET #	NAME	REV	REVISION DATE
GENERAL			
G0001	COVER SHEET	2	08/13/25
G0002	SHEET INDEX	2	08/13/25
G0011	2024 DESIGN AND CONSTRUCTION FEATURES FORM	1	08/13/25
G0012	2024 DESIGN AND CONSTRUCTION FEATURES FORM	1	08/13/25
G1013	ACCESSIBILITY STANDARDS	0	08/13/25
G1014	ACCESSIBILITY STANDARDS	0	08/13/25
G1015	ACCESSIBILITY STANDARDS	0	08/13/25
G1000	CODE INFORMATION	2	08/13/25
G1001	LIFE SAFETY PLAN - GROUND FLOOR	2	08/13/25
G1002	LIFE SAFETY PLAN - 1ST FLOOR	2	08/13/25
G1003	LIFE SAFETY PLANS - 2ND AND 3RD FLOOR	2	08/13/25
G1004	LIFE SAFETY PLANS - 4TH THRU 8TH FLOOR	2	08/13/25
G1005	LIFE SAFETY PLAN - 9TH FLOOR	2	08/13/25
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L0002	KEY SHEET	1	07/30/25
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L0011	DEMOLITION PLAN	0	07/18/25
L2001	MATERIAL NOTES AND SCHEDULE	2	08/13/25
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L2023	HARDSCAPE DETAILS	2	08/13/25
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CS4002	GENERAL NOTES	0	07/18/25
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V1003	ALTA / NSPS LAND TITLE SURVEY SHEET 3 OF 3	0	07/18/25
CD1001	DEMOLITION PLAN	2	08/13/25
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CS5002	SITE & UTILITY DETAILS	1	07/30/25
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CE5001	EROSION & SEDIMENT CONTROL DETAILS	0	07/18/25
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AD1004	DEMOLITION - 4TH THRU 8TH FLOOR	2	08/13/25
AD1005	DEMOLITION - 9TH FLOOR	2	08/13/25
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AD1023	DEMOLITION - ENLARGED TYPICAL APARTMENT UNITS	2	08/13/25
AD1024	DEMOLITION - ENLARGED TYPICAL APARTMENT UNITS	2	08/13/25
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A1024	REFLECTED CEILING PLAN - 4TH THRU 8TH FLOOR	2	08/13/25
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A4002	UNIT A 504M - ENLARGED PLANS AND INTERIOR ELEVATIONS	2	08/13/25
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P4002	UNDERGROUND LEVEL ENLARGED PLUMBING PLAN	0	07/18/25
P4003	GROUND LEVEL ENLARGED PLUMBING PLAN	0	07/18/25
P4004	GROUND LEVEL ENLARGED PLUMBING PLAN	0	07/18/25
P4005	GROUND LEVEL ENLARGED PLUMBING PLAN	0	07/18/25
P4006	GROUND LEVEL ENLARGED PLUMBING PLAN	0	07/18/25
P4007	FIRST FLOOR UNITS ENLARGED PLUMBING PLANS	0	07/18/25
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P6000	PLUMBING SCHEDULES	0	07/18/25
P9000	PLUMBING ISOMETRICS	0	07/18/25
P9001	PLUMBING ISOMETRICS	0	07/18/25
PD1000	PLUMBING DEMOLITION UNDERGROUND PLAN	1	07/30/25
PD1001	PLUMBING DEMOLITION GROUND FLOOR PLAN	0	07/18/25
PD1002	PLUMBING DEMOLITION FIRST FLOOR PLAN	0	07/18/25
PD1003	PLUMBING DEMOLITION SECOND FLOOR PLAN	0	07/18/25
PD1004	PLUMBING DEMOLITION FOURTH FLOOR PLAN	0	07/18/25
PD1005	PLUMBING DEMOLITION NINTH FLOOR PLAN	0	07/18/25
PD1006	PLUMBING DEMOLITION ROOF PLAN	0	07/18/25
MECHANICAL			
M0001	HVAC GENERAL NOTES	0	07/18/25
M0002	HVAC ABBREVIATIONS AND SYMBOLS	0	07/18/25
M1001	OVERALL GROUND LEVEL MECHANICAL PLAN	1	07/30/25
M1002	OVERALL 1ST LEVEL HVAC PLAN	1	07/30/25

SHEET INDEX

SHEET #	NAME	REV	REVISION DATE
M1003	OVERALL 2ND AND 3RD LEVELS HVAC PLAN	1	07/30/25
M1004	OVERALL 4TH - 9TH LEVELS HVAC PLAN	1	07/30/25
M4001	ENLARGED GROUND LEVEL HVAC PLAN	0	07/18/25
M5001	HVAC DETAILS	0	07/18/25
M5002	HVAC DETAILS	0	07/18/25
M5003	HAVC DETAILS	0	07/18/25
M5004	HAVC DETAILS	0	07/18/25
M6001	HVAC PIPING SCHEMATICS	0	07/18/25
M7001	HVAC SCHEDULES	1	07/30/25
M7002	HVAC SCHEDULES	1	07/30/25
M8001	HVAC CONTROL DIAGRAMS	0	07/18/25
M8002	HVAC CONTROL DIAGRAMS	0	07/18/25
M9001	BOILER ROOM PIPING 3D VIEW	0	07/18/25
MD1001	OVERALL GROUND LEVEL HVAC DEMOLITION PLAN	1	07/30/25
MD1002	OVERALL 1ST LEVEL HVAC DEMOLITION PLAN	1	07/30/25
MD1003	OVERALL 2ND AND 3RD LEVELS HVAC DEMOLITION PLAN	1	07/30/25
MD1004	OVERALL 4TH - 9TH LEVELS HVAC DEMOLITION PLAN	1	07/30/25
ELECTRICAL			
E0001	GENERAL NOTES	0	07/18/25
E0002	SYMBOL LEGENDS AND ABBREVIATIONS	0	07/18/25
E0003	EQUIPMENT SCHEDULES	0	07/18/25
E0004	SITE ELECTRICAL PLAN	0	07/18/25
E1001	GROUND FLOOR POWER PLAN	1	08/13/25
E1002	FIRST FLOOR POWER PLAN	1	08/13/25
E1003	2ND AND 3RD FLOOR POWER PLAN	0	07/18/25
E1004	4TH - 8TH FLOOR POWER PLAN	0	07/18/25
E1005	9TH FLOOR POWER PLAN	0	07/18/25
E1006	PENTHOUSE ELECTRICAL PLAN	0	07/18/25
E1101	GROUND FLOOR LIGHTING PLAN	0	07/18/25
E1102	FIRST FLOOR LIGHTING PLAN	0	07/18/25
E1103	2ND AND 3RD FLOOR LIGHTING PLAN	0	07/18/25
E1104	4TH - 8TH FLOOR LIGHTING PLAN	0	07/18/25
E1105	9TH FLOOR LIGHTING PLAN	0	07/18/25
E1201	FIRST FLOOR CABLE TRAY PLAN	0	07/18/25
E1202	2ND AND 3RD FLOOR CABLE TRAY PLAN	0	07/18/25
E1203	4TH - 9TH FLOOR CABLE TRAY PLAN	0	07/18/25
E2101	ELECTRICAL ELEVATIONS - LIGHTING	0	07/18/25
E4001	TYPICAL UNITS ELECTRICAL PLANS	0	07/18/25
E6001	SINGLE LINE DIAGRAM I	0	07/18/25
E6002	SINGLE LINE DIAGRAM II	0	07/18/25
E7001	APARTMENT UNIT PANEL SCHEDULES	1	08/13/25
E7002	BUILDING PANEL SCHEDULES	0	07/18/25
E7003	BUILDING PANEL SCHEDULES	2	08/13/25
ED0004	SITE ELECTRICAL DEMOLITION PLAN	0	07/18/25
ED1001	GROUND FLOOR ELECTRICAL DEMOLITION PLAN - POWER	0	07/18/25
ED1002	FIRST FLOOR ELECTRICAL DEMOLITION PLAN - POWER	0	07/18/25
ED1003	2ND AND 3RD FLOOR ELECTRICAL DEMOLITION PLAN - POWER	0	07/18/25
ED1004	4TH - 8TH FLOOR ELECTRICAL DEMOLITION PLAN - POWER	0	07/18/25
ED1005	9TH FLOOR ELECTRICAL DEMOLITION PLAN - POWER	0	07/18/25
ED1006	PENTHOUSE FLOOR ELECTRICAL DEMOLITION PLAN - POWER/LIGHTING	0	07/18/25
ED1101	GROUND FLOOR ELECTRICAL DEMOLITION PLAN - LIGHTING	0	07/18/25
ED1102	FIRST FLOOR ELECTRICAL DEMOLITION PLAN - LIGHTING	0	07/18/25
ED1103	2ND AND 3RD FLOOR ELECTRICAL DEMOLITION PLAN - LIGHTING	0	07/18/25
ED1104	4TH - 8TH FLOOR ELECTRICAL DEMOLITION PLAN - LIGHTING	0	07/18/25
ED1105	9TH FLOOR ELECTRICAL DEMOLITION PLAN - LIGHTING	0	07/18/25
ED2101	ELECTRICAL DEMOLITION ELEVATIONS - LIGHTING	0	07/18/25
ED4001	TYPICAL UNIT DEMOLITION PLAN - ELECTRICAL/LIGHTING	0	07/18/25
ED6001	EXISTING SINGLE LINE DIAGRAM I	0	07/18/25
ED6002	EXISTING SINGLE LINE DIAGRAM II	0	07/18/25

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CONSULTANT INFO

SEALS

R. E. WARNER
ENGINEERS | ARCHITECTS | SURVEYORS
25000 Country Club Blvd., Suite 340,
North Olmsted, OH 44070

REV	DATE	DESCRIPTION	BY
2	08/13/25	ADDENDUM 2	AMA
1	07/30/25	ADDENDUM 1	AMA
0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	NONE

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE: SHEET INDEX

DRAWING NUMBER: **G0002**

REV: **2**

8/12/2025 10:46:28 PM

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Housing Finance Agency

Instructions

2025 Design and Construction Features Form

Project Name MAPLE TOWER RAD RENOVATIONS | *Project Number* 0

Instructions

1. The architectural entity with whom the owner and developer contracted with to provide architectural services will complete the form and obtain all required signatures for the certifications.
2. The project applicant will submit the completed and signed form with the proposal application and this form must be coordinated with the OHFA Scope of Work form.
3. If funded, the project applicant will complete and submit the form again at final application with all changes from what was submitted at proposal application clearly identified.
4. A copy of the final, completed form must also be included in the 80% percent plan sets, copied onto the page(s) following the cover sheet, submitted at final application.

Both a signed PDF and the excel file are required for submission.

All communications related to the architectural review, including submission of architectural plans, must be sent to arch@ohiohome.org

Submission Requirements Checklist

Prelim.	Final	
☑	☑	**The completed, signed Certification.**
☑	☑	**The completed excel file of the DCF form.**
☑	☑	**Scope of Work form.** *(must also be completed at 8609)*
☐	☐	**Exception Request form(s), if applicable.**
	☑	**Asbestos, mold, lead-based paint considerations as required.**
	☐	**Items required to be completed per Phase I or II Environmental Site Assessment, or per applicable Environmental Review performed by OHFA.**
		Drawings/Plans, which must include all of the following:
☑	☐	Cover sheet with name of development, development address, development team, drawing index, code information, and table indicating unit schedule (including accessible, adaptable and sensory impaired units), types and sizes
☑	☐	Site plan
		Including adjacent parcel information (e.g. zoning, roads, railroad tracks, etc.) - clearly show the context of the neighborhood that the property will exist
		All site details, and parking data and layouts
☑	☐	Landscape intent
	☐	Demolition Plan
☐	☐	Historic features (adaptive reuse & historic rehabs) *including description at preliminary and plans at final*
☑	☐	Dimensioned floor plans *with preliminary including room designations and proposed finishes*
☐	☐	Exterior elevations with material notations
	☐	Interior elevations with material notations (casework, PGB and MR gypsum board locations, etc.)
☑		Schematic Drawings and/or specifications for HVAC, plumbing, and electrical or similar items included in the scope of work.
☐	☐	Wall sections (if applicable)
	☐	Structure (if applicable)
	☐	Finishes and schedules
	☐	Details
	☐	Mechanical Plans *(recommended to submit schematic or description of mechanical at preliminary submission)*
		Drawings must have a dimensioned plumbing plan and control points located for rough-in site verification. All pipes-through-floor and the walls they are intended to be located within must be dimensioned relative to the foundation where they must align with walls and/or islands above.
		OHFA strongly encourages a surveyor to locate wall and through-slab pipe penetrations. Foundation over dig must be filled with insulation or forms and then back filled
Prelim.	**Final**	
☑	☐	**Electronic format (pdf)**
		Single PDF file for drawings including all site plans, dimensioned floor plans, elevations, wall sections, structure, finishes, details and mechanical plans.
	☐	Separate PDF file for specifications. *(no hard copy)*
		Electronic format (AutoCAD)
		Dimensioned floor plans only, submitted in DXF or DWG AutoCAD R-14 format. - Required to include the project architect's polylines used for the area calculations as required by BOMA. - If drawings are externally referenced (xref), submissions must be bound (xbind) prior to creating files for OHFA. - Proprietary authorship information such as title blocks, Architecture seals, etc. should be removed. - DXF should be generated from the base file and not a plan sheet file.
☑	☐	**Hard copy**
		Full set of architectural plans, 11"x17" scaled to fit. **Full-size architectural plans will be rejected.** - Do not submit printed set of specifications set with the drawings

Housing Finance Agency

Development Information

2025 Design and Construction Features Form

Project Name MAPLE TOWER RAD RENOVATIONS | *Project Number* 0

Basic Project Information

Project Name	MAPLE TOWER RAD RENOVATIONS
OHFA Project Number	
LIHTC Type	4% LIHTC
List other OHFA sources	
Address	601 MAPLE AVENUE
City or Township	CINCINNATI
Zip Code	45229
County	HAMILTON
Construction Type	Rehabilitation
Rehab Level *(if applicable)*	Moderate Rehab B
Population Served	Families
Number of Buildings	1
Project Architect*	R. E. Warner & Associates Inc.
General Contractor	
Lead Developer	Cincinnati Metropolitan Housing Authority

** May use a Certified Engineer*

Project Narrative

This project is a selective rehab of all of the apartments in the complex, building and site. The project does not include roof replacement, exterior facade repairs or the elevator mechanical and controls systems. A minimum of 10% of the residential units will be mobility accessible. A minimum of 5% of the residential units will be accessible for the hearing and visually impaired (HVI). All mobility units shall also include visual/hearing impaired upgrades but are not counted toward the HVI unit count.

Design Exception Request Summary

Total Number of Design Exceptions Requested: 0

Provide the total number of exceptions for each category.

0 New Construction:

	Non-OHFA Requirement		Special Consideration		Supply Chain Issues

0 Rehabilitation or Adaptive Reuse:

	Universal Design		Accessibility		Replace items with 75%+ RUL
	Durable Materials - Exterior		Main Entry		Outdoor Recreational Features
	Sidewalks		Durable Materials - Interior		Major Building Components
	Common Areas		Elevators		Interior Doors
	Floor Coverings		Unit Sizes		Bedroom Sizes
	Bathrooms		Kitchen & Appliances		Laundry Facilities
	Supply Chain Issues		Other:		

List of Exceptions Requested:

Summarize each exception requested with a short phrase (1-5 words each).

Wage Rate Requirements

If federal or state funds are utilized in the proposed development, select any regulations that apply to the proposed development.

☑ **Davis Bacon and related acts:**
Davis Bacon Act prevailing wage provisions apply to contractors and subcontractors performing on federally funded or assisted contracts in excess of $2,000 for construction, alteration or repair (including painting and decorating of public buildings or public works).

☑ **Ohio Prevailing Wage:**
Ohio's prevailing wage laws apply to all public improvements financed in whole or in part by public funds when the total overal project cost is fairly estimated to be more than $200,000 for new construction or $60,000 for reconstruction, enlargement, alteration, repair, remodeling, renovation, or painting.

☑ **HUD Section 3 Requirements:**
HUD Section 3 is a provision of the Housing and Urban Development (HUD) Act of 1968 requiring that recipients of certain HUD financial assistance, to the greatest extent feasible, provide job training, employment, and contracting opportunities for low- or very low-income residents in connection with projects and public works.

☐ **None of the above are applicable**

Sustainability

Are all energy efficiency requirements as stated in the **Ohio Building Code** or **Residential Code**?

☑ **Yes**, Development will meet all energy efficiency requirements as stated in the Ohio Building Code or Residential Code.
☐ No.

Third Party Certification selected:

Must specify full name of certification being sought. Exception requests must clearly articulate why the selected certification is equivalent or better to the three certifications.

☑ Enterprise Green Communities Certification or EGC Plus Certification
☐ LEED Residential - Silver Level Certification or higher
☐ National Green Building Standard (NGBS) - Silver Level Certification or higher
With Energy Star Homes or Energy Star MFNC compliance verified by a HERS rater
☐ Exception for: *list the certification being selected.*

HERS Rater (organization): Emerald Built Environments
Phone: 216-452-0909
Email: www.emeraldbe.com

Housing Finance Agency

Contact Information

2025 Design and Construction Features Form

Project Name MAPLE TOWER RAD RENOVATIONS | *Project Number* 0

Project Contacts

Project Architect or Certified Engineer Information

Name:	R. E. Warner & Associates Inc.	Contact Name:	Andrew Henley
Address:	25000 Country Club Blvd. Suite 340	Title:	Architect of Record
City:	North Olmsted	Telephone Number:	440-935-8400
County:	Cuyahoga	Cell Phone Number:	
State:	Ohio	E-Mail Address:	ahenley@rewarner.com
Zip Code + 4:	44070		

General Contractor Information

Name:	Enter on Project Information	Contact Name:	
Address:		Title:	
City:		Telephone Number:	
County:		Cell Phone Number:	
State:		E-Mail Address:	
Zip Code + 4:			

Lead Developer Information

Name:	Cincinnati Metropolitan Housing Authority	Contact Name:	Michael Koch
Address:	1627 Western Avenue	Title:	Manager - Design Services
City:	Cincinnati	Telephone Number:	513-617-3840
County:	Hamilton	Cell Phone Number:	
State:	Ohio	E-Mail Address:	michael.koch@cintimha.com
Zip Code + 4:	45214		

Co-Developer Information (if applicable)

Name:		Contact Name:	
Address:		Title:	
City:		Telephone Number:	
County:		Cell Phone Number:	
State:		E-Mail Address:	
Zip Code + 4:			

Co-Developer 2 Information (if applicable)

Name:		Contact Name:	
Address:		Title:	
City:		Telephone Number:	
County:		Cell Phone Number:	
State:		E-Mail Address:	
Zip Code + 4:			

Development Consultant Information (if applicable)

Name:		Contact Name:	
Address:		Title:	
City:		Telephone Number:	
County:		Cell Phone Number:	
State:		E-Mail Address:	
Zip Code + 4:			

Historic Consultant Information (if applicable)

Name:		Contact Name:	
Address:		Title:	
City:		Telephone Number:	
County:		Cell Phone Number:	
State:		E-Mail Address:	
Zip Code + 4:			

Housing Finance Agency

Amenities & Scope of Work Summary

2025 Design and Construction Features Form

Project Name MAPLE TOWER RAD RENOVATIONS | *Project Number* 0

Amenities

Amenities listed below are not required, and any amenities that are part of the project design must be identified below. Those required for competitive criteria are identified separately.

☐	Athletic Field	☑	Counseling Room(s)	☐	Indoor Play Area	☐	Security Gate(s)
☐	Basketball Court	☐	Covered Mailboxes	☑	Laundry Room(s)	☐	Service Coordinator Office
☐	Bike Racks	☐	Day Care	☐	Media/Library Room	☐	Splash Pads
☐	Bicycle Storage	☐	Dog Park(s)	☐	Outdoor Exercise Area	☐	Swimming Pool
☐	Clubhouse	☐	Exercise Room(s)	☑	Patio(s)	☐	Water Features
☐	Community Building	☐	Exterior Tenant Storage	☐	Playground Area(s)	☐	Walking Paths
☑	Community Room(s)	☐	Garage(s)	☐	Raised Garden Beds	☐	Wellness Center
☑	Computer Room(s)	☐	Gazebo/Pavilion	☑	Security Alarm System		

List any additional features that are included to benefit the population being served.

Indoor Kitchenette area in community room, New Handicap Parking, covered sitting area

Design-Related Competitive Criteria *(for 9% LIHTC)*

Select the items below that the development is seeking competitive points for under the 2024 QAP.

☐	Property-wide Wi-Fi *(no cost to residents)*	☐	A minimum 400 sqft. Outdoor patio area for residents that is at least 50% covered
☐	Energy Star-certified washer and dryer in all units	☐	An outdoor playground area *(new affordability - general & preserved affordability)*
☐	Energy Star-certified dishwasher in all units	☐	Roll-in showers in at least 50% of the total units *(new affordability - senior)*
☐	Exercise Room		

Scope of Work Summary

Must also submit the Scope of Work Excel Workbook, available under the forms of the program webpage.

Provide an overview of the proposed improvements to be made involving site design, building design, mechanical and electrical systems and building components including building exterior, interior, and life safety items.

1. The project involves various site improvements to enhance accessibility, safety, and aesthetics.
2. Replacing the deteriorating walkway, constructing an ADA-compliant sidewalk connection, and upgrading the building entrance for improved accessibility.
3. Landscaping improvements will include updated foundation planting, new plantings around the patio, and additional greenery to screen and protect dumpster locations.
4. Rehabilitation of 120 apartment units. Converting 12 to fully accessible units and 6 to visually and sensory impaired units.
5. Restoration of the existing interior finishes, kitchens, bathrooms etc. for all apartment units.
6. New finishes in common corridors, lobby and community room.
7. Replacement of all plumbing fixtures in the kitchens and bathroom areas, including lavatories, toilets, tub and shower
8. Creating handicap parking and accessible building entry
9. Replacement of hot water boiler and HVAC unit
10. Total replacement of sanitary line on the site.
11. New LED fixtures in all units and replacement of electrical panels.
12. New smoke and CO2 alarms in all units

Address any issues raised in the Phase I Environmental Site Assessment (ESA) report(s) in the space provided below. Include information for all single-site and scattered-site proposals, as required by applicable program funding guidelines.

As noted on the asbestos pre-renovation survey and limited lead risk assessment, by ECS Midwest, LLC dated april 16, 2026 revised May 8, 2025, asbestos containing material was found in several of the samples collected. Due to inaccessibility or the destructive means of collecting samples, it is assumed that all ACM's have not been identified and care must be taken to dispose and handle these materials per EPA regulations. Lead was not found.

Housing Finance Agency

Amenities & Scope of Work Summary

2025 Design and Construction Features Form

Project Name MAPLE TOWER RAD RENOVATIONS | *Project Number* 0

Additional Scope Information for Rehabs & Adaptive Reuse

For any developments involving acquisition and rehabilitation or adaptive reuse, provide a narrative describing the history of improvements made to the building(s) and/or units.

N/A

For any developments proposing adaptive reuse or rehabilitation with historic tax credits, specify any restrictions or requirements that will be used to determine compliance with the Ohio Historic Preservation Tax Credit and/or Federal Historic Preservation Tax Credit programs.

N/A

Construction Type: Rehabilitation
Rehab Level (if applicable): Moderate Rehab B
Major Building System 1:
Major Building System 2:

Address any issues raised in the Physical Capital Needs Assessment (PCNA) and Scope of Work report(s) in the space provided below. Include information for all developments proposing rehabilitation of existing units or the adaptive reuse of a building at proposal submission, especially where the scope of work and PCNA do not agree. The description must identify and quantify work included for each selected Major Building System and coordinated with the Scope of Work form.

Housing Finance Agency

Development Details & Floor Area Details

2025 Design and Construction Features Form

Project Name MAPLE TOWER RAD RENOVATIONS | *Project Number* 0

Development Details

Number of sites:	One	Number of buildings that includes commerical space:	None
Site Acreage:	3.093		
Number of residential buildings:	One		Number of Units:
Number of accessory buildings:	None	efficiency	0
		one-bedroom	114
Total Number of units:	120	two bedroom	6
Low-income Units:	120	three-bedroom	0
		four bedroom	0
Date built:	1965		

For proposals involving acquisition/rehabilitation or adaptive reuse, please specify the year the building(s) were originally constructed. For multiple building proposals, a range of dates may be provided.

Date first occupied: 1965
Year development was or will be occupied. For multiple building proposals or scattered site projects, a range of dates may be provided.

List detrimental land uses sufficiently close to impair residents' use. Include remedy addressing the land use.

N/A

List building/zoning variances, and identify if requested, pending or received:

N/A

Housing Finance Agency

Development Details & Floor Area Details

2025 Design and Construction Features Form

Project Name MAPLE TOWER RAD RENOVATIONS | *Project Number* 0

Floor Area Details

Total Number of Low Income Units: 120

Space	GSF	Notes
Gross Square Footage of all Buildings	96,692	Measures from exterior face of exterior building; includes structured exterior spaces (stair, balcony, portico).
Commercial Space Condominium Areas	0	Legally separate space under control of another program or condominimized legal separation.
Commercial Areas and Fee-Driven Space	0	Includes spaces for which residents must pay a fee for use/access (garages, storage, etc.)
Market Rate Unit Area	0	Must include lofts, mezzanine and restricted headroom areas
Low Income Unit Area	63,702	Must include lofts, mezzanine and restricted headroom areas
Manager's Unit Area	0	Must include lofts, mezzanine and restricted headroom areas
Common Area (Public)	4,113	Public restrooms, community rooms, libaries, offices, meeting rooms, kitchens, car canopy, portico, fitness rooms, laundry, mailboxes.
Common Area (Circulation)	14,462	Public hallways, stairways, and corridors to residential units.
Dedicated Program Space	383	Counseling space, wellness and health clinic, day care centers, etc.
Limited Common Area (Private)	0	Exterior spaces with access only through residential unit, i.e. balcony/porch/deck (patios without roof are not included).
Support	7,832	Electrical, mechanical, elevator room, sprinkler room, janitorial, trash, maintenance, storage that is not for tenant use, free-standing maintenance buildings.
Tenant Storage	0	Tenant storage outside of unit.
Major Vertical Penetrations	6,200	Includes duct shafts, stair shaft, elevator shaft, space open to below
Structured Parking/Garage	0	Attached or detached garage that residents do not pay a fee for.
Basement	0	Includes spaces with a minimum of 7' clear head height. Spaces less than 7' clear head space are crawl spaces per RCO 305.
TOTALS		
Non Low-income Floor Area	0	Commercial Space Condo Areas + Commercial Areas + Market Rate Unit Area
Low Income Floor Area	78,164	LI Unit Area + Common Area (Circulation) + Limited Common Area (Private) + Tenant Storage
% Common Area	19.21%	Common Area (Public) + Common Area (Circulation) / Gross Square Footage
Net Rentable Square Footage	96,692	Gross Square Footage - Non Low-Income Floor Area
Average net Rentable SQFT per LI Unit	805.7666667	Net Rentable Square Footage / Total Number of Low-Income Units

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CONSULTANT INFO

SEALS

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25000 Country Club Blvd., Suite 340,
North Olmsted, OH 44070

REV	DATE	DESCRIPTION	BY
1	08/13/25	ADDENDUM 2	AMA
0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	NONE

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
2024 DESIGN AND CONSTRUCTION FEATURES FORM

DRAWING NUMBER: **G0011**

REV: **1**

8/12/2025 10:46:35 PM

Housing Finance Agency

Accessibility Information

2025 Design and Construction Features Form

Project Name MAPLE TOWER RAD RENOVATIONS *Project Number* 0

Adaptability & Accessibility

All developments must comply with all accessibility requirements as outlined in the Ohio Building Code, chapter 4101:1-11 for the design and construction of accessible project features, including site, common areas and units.

- ☑ Yes, the project will comply with the accessibility requirements as outlined in the Ohio Building Code.
- ☐ No.

Verify that the project will be designed and constructed to meet the requirements of the Fair Housing Act and that all units, other than the accessible units, will be designed and constructed as ANSI Type B units.

- ☑ Yes, the project will be designed and constructed to meet the requirements of the Fair Housing Act and all units, other than the accessible units, will be designed and constructed as ANSI Type B units.
- ☐ No.

504 Accessibility

All developments receiving OHFA funding must meet the accessibility requirements of Section 504. Identify the implementing standard the development will utilize to demonstrate compliance with Section 504 requirements (select one)

- ☐ Uniform Federal Accessibility Standards (UFAS)
- ☐ 2010 ADA Standards for Accessible Design under Title II of the ADA, except for certain specific identified provisions, as detailed in HUD's Notice on "Instructions for use of alternative accessibility standard," published in the Federal Register on May 23, 2014 ("Deemed Notice").
- ☑ An equivalent standard as defined in HUD's Deeming Notice (such as ICC/ANSI A117.1-2009 with OEBC 2024 or ICC/ANSI A117.1-2017 with (CC/OCB 2024), specify:

	Required	Provided
504 Mobility Units:	6	6
504 Sensory Units:	3	6

Number of accessible parking spaces: 3

** Providing twice the number that is federally mandated under Section 504 as accessible for persons with mobility disabilities. To calculate the number of 504-mobility units needed to meet this threshold standard, first multiply the total number of units by 5%, roundup to the nearest whole unit, and multiply the result by two.*

Accessibility Exception Requests (adaptive reuse or rehabilitation only)

Exception(s) Reqested for technical infeasibility of full compliance with 504 accessibility, (adaptive reuse or rehabilitation only)

- ☑ Yes, Number of non-conforming accessible units: 12
- ☐ lo.
- ☐ N/A.

Please provide a summary for the reason there is technical infeasibility. Each exception request must provide details that identify and quantify the technical infeasibility with supporting documentation and drawings.

Fully compliance with the latest accessibility standards is unfeasible due to the existing conditions. Reconfiguration of the units is also unfeasible due to budget constraints. Accessibility features have been included to comply with OEBC

Housing Finance Agency

Universal Design Information

2025 Design and Construction Features Form

Project Name MAPLE TOWER RAD RENOVATIONS *Project Number* 0

Universal Design Components

Select all of the below items that will be included in the development. Refer to the Design and Architectural Standards that are effective at the time application. Mandatory items are marked with an **R**, please identify "exception" under "page or note" if an exception was requested for the item. Exceptions for mandatory items must include two non-mandatory items.

Additionally, specify the architectural page reference, or if it will be covered by a general/universal plan note, mark "Note".

Entry

Included?	*Page or Note*	*Item*
R	Drawing	36"-wide (minimum) entry door - *On rehab/adaptative reuse only, not required on all units if infeasibility can be proven*
R	Note	Entry door with lever-style handle
R	Drawing	For primary entrance, minimum 5' x 5' level clear space inside and outside entry door
R	Drawing	Adequate non-glare lighting at walkways, accessible routes, and exterior spaces
R	Drawing	Adequate lighting both inside and outside the building and unit entrance
R	Note	High visibility address numbers (both building and exterior units)
R	Drawings	Overhead weather protection at entrances - *On rehab/adaptative reuse only, not required on all units if infeasibility can be proven*
☐		Built-in shelf/bench/ledge located outside the door
☐		Nonslip surfaces on walkways and entryways
☐		Primary unit entry with an accessible/dual peephole and backlit doorbell
☐		Door locks that are easy to operate, such as keyless locks with remote control or keypad
☐		No-step entry (1/2" or less threshold) at main entrance

Interior Stairs and Hallways

Included?	*Page or Note*	*Item*
R	Drawing	Adequate lighting to illuminate all stairway(s), landings, and hallway(s)
R	Drawing	Hallways with a minimum width of 42"
R	note	Anti-slip strips on front edge of steps in color-contrast material
☐		Color contrast between stair treads and risers
☐		Handrails on both sides of interior stairs

Interior Doors

Included?	*Page or Note*	*Item*
R	Drawing	34"-wide (minimum) doors leading to habitable room, allowing for a 32" minimum clearance
R	Drawing	Lever-style door hardware on all interior doors
R	Note	Interior maximum door threshold of ¼ inch beveled or flush
☐		Pocket doors with easy-to-grip handles

Faucets

Included?	*Page or Note*	*Item*
R	Note	Anti-scald faucets with lever handle for all sinks, bathtubs, and showers
R	Note	Pressure balanced faucets

Electrical

Included?	*Page or Note*	*Item*
R	Exception	Thermostat and control panels that are easy to read and simple to operate
R	Drawing	Rocker, touch light, or hands-free switches
R	Exception	Extra electrical outlets (for medical equipment or rechargeable items, etc.) placed 18" to 24" above finished floor (bedroom only)
☐		Lighted switches visible in the dark
☐		Switched outlets for lamps, etc. to be turned on with wall switch
☐		Electrical outlets, phone jacks, and data ports at least 18" above finished floor
☐		Light switches between 44"-48" above finished floor; thermostats no more than 48" above finished floor
☐		Clear access space of 30" by 48" in front of switches, outlets, and controls
☐		Audible and visual alarms for smoke/fire/carbon monoxide in all code-required accessible areas and all units

Housing Finance Agency

Universal Design Information

2025 Design and Construction Features Form

Project Name MAPLE TOWER RAD RENOVATIONS *Project Number* 0

Bathrooms

Included?	*Page or Note*	*Item*
R	Note	Countertops with beveled/radiused corners. Outside corners are suggested to be a two-inch corner radius, waterfall edge with oneinch radius, or tv
R	Note	Adjustable-height showerhead (articulated arm or similar) or hand-held showerhead with flexible hose and easily operable controls
R	Drawing	Non-glare lighting at vanities
☐		A full- or half-bath on the main floor with clear floor space of 30" x 48"
☐		Overhead light fixture in tub/shower
☐		Mirror(s) placed for both standing and sitting, such as a full-length or tilting mirror
☐		Toilet centered at least 18" from any side wall, tub, or cabinet
☐		In at least one bathroom per unit, including the following: - Low-threshold or curbless shower at least 5' x 3' OR ADA bathtub with seat - Clear knee space (at least 27" high) under sink. May be open knee space or achieved by means of removable vanity or fold-back or self-storing doors. Pipe protection panels must be provided to prevent contact with hot or sharp surfaces. - Grab bars, or wall-blocking for future installation of grab bars, in tub/shower, and toilet. Grab bars must be properly anchored and supported.

Kitchens

Included?	*Page or Note*	*Item*
R	Drawing	At least 15" clear space/"landing zone" on each side of stove and sink, and at least one side of refrigerator. This is countertop clear space and may be shared with another appliance and/or required work surface if applicable.
R	Note	Loop handles on drawers and cabinets
R	Drawing	Non-glare task lighting to illuminate sink, stove, and work areas
☐		Adjustable height shelves in wall cabinets
☐		Base cabinets with pull out drawers
☐		Pull-out work surface near the oven, refrigerator and/or microwave
☐		Visual contrast at front edge of countertop or between the countertop and the cabinets
☐		Side-by-side refrigerator-freezer
☐		Cooktop/range with front or side-mounted controls (senior units only)
☐		Extra outlets for small appliances, electronics, etc.
☐		Clear knee space (at least 27" high) under sink, counters, and/or cook tops. If under sink, pipes must have protection and may not be in the required knee space. May be open knee space or achieved by means of removable base cabinets or fold-back or self-storing doors.

Closets

Included?	*Page or Note*	*Item*
☐		Area is well-lit with a switch located outside the space
☐		Doors and handles that are easy to operate. No bi-fold or accordion-type doors
☐		Adjustable-height shelving and/or closet rods OR clothes rods installed at multiple heights
☐		Pull out-shelves, rollout cabinets, and other easy to access storage components

Housing Finance Agency

Certifications

2025 Design and Construction Features Form

Project Name MAPLE TOWER RAD RENOVATIONS *Project Number* 0

Certifications

We represent, warrant and certify to OHFA that the following does and will apply to the proposed development:

The Development will be designed and constructed to meet the requirements of all applicable laws, codes, program guidelines, as well as the OHFA Design and Architectural Standards and specific features applicable to the project as outlined in this form. This includes any and all local, state, or federal accessibility laws that currently exist and apply to the project. Any additional cost of construction required for the Development to be in compliance with any of these laws has been included in the development budget.

By signing this document, the owner, architect, and general contractor certify that the plans, specifications, and features submitted as part of this application will become a minimum standard for the proposed development. This hereby becomes a binding agreement for the actual construction intent if the development is awarded OHFA funding.By signing this document, the owner, architect, and general contractor certify that the plans, specifications, and features submitted as part of this application will become a minimum standard for the proposed development. This hereby becomes a binding agreement for the actual construction intent if the development is awarded OHFA funding.

OHFA does not take responsibility for design, construction, and plan review or any other municipal or building department review or approval and in no way does this agreement supersede any requirement by such jurisdictions.

OHFA reserves the right to verify compliance with agreed-upon features including durability of materials, accessibility, universal design, green building requirements and energy efficiency components.

1. Architect or Professional Engineer

I certify that the plans, specifications, and scope of work for the Development meet, and will continue to meet, any and all requirements including those set forth in this form, the OHFA Design and Architectural Standards, and all other applicable laws, codes, program guidelines or policy documents.

I understand that I am contractually obligated to know the federal, state and local accessibility laws applicable to the Development and have applied them accordingly. To the best of my professional knowledge and belief, I agree that the Development as designed is in compliance with all applicable federal, state and local housing and accessibility laws and regulations.

Authorized Signatory	Date
Andrew V. Henley Print Name (Authorized Signatory)	Architect of Record Title
R.E. Warner & associates Inc. Organization	ARC.1717159 Registration Number

2. General Contractor

I certify that I have reviewed the plans, specifications, and scope of work for the Development and that the Development will be constructed in accordance with any and all requirements as set forth in this form, the OHFA Design and Architectural Standards, and all other applicable laws, codes, program guidelines or policy documents.

I understand that I am obligated to know the federal, state and local accessibility laws applicable to the Development and will build the project accordingly.

Authorized Signatory	Date
Print Name (Authorized Signatory)	Title
Organization	

Housing Finance Agency

Certifications

2025 Design and Construction Features Form

Project Name MAPLE TOWER RAD RENOVATIONS *Project Number* 0

3. Owner

I certify that I have reviewed the plans, specifications, and scope of work for the Development and that the Development shall be constructed in accordance with any and all requirements as set forth in this form, OHFA Design and Architectural Standards, and all other applicable laws, codes, program guidelines or policy documents.

The undersigned understands that any deviations from federal and state accessibility requirements are the responsibility of the Owner and, as such, Owner is responsible for such deviations.

Further, if for any reason, the features are not constructed in accordance with the requirements set forth above, the undersigned understands that OHFA may revoke or recapture the Development's funding and/or limit or prohibit the future participation of the undersigned, any subsidiaries or related entities in OHFA programs.

Authorized Signatory	Date
Michael Koch Print Name (Authorized Signatory)	Manager Design Services Title
Cincinnati Metropolitan Housing Authority Organization	

NOT FOR CONSTRUCTION

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CONSULTANT INFO

SEALS

R. E. WARNER
ENGINEERS | ARCHITECTS | SURVEYORS
25000 Country Club Blvd., Suite 340,
North Olmsted, OH 44070

REV	DATE	DESCRIPTION	BY
1	08/13/25	ADDENDUM 2	AMA
0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	NONE

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
2024 DESIGN AND CONSTRUCTION FEATURES FORM

DRAWING NUMBER: 1 **G0012**

REV: **1**

8/12/2025 10:46:40 PM

CODE COMPLIANCE DATA

GENERAL BUILDING INFORMATION

APPLICABLE CODES:

- 2024 OHIO EXISTING BUILDING CODE (OEBC)
- 2024 OHIO BUILDING CODE (IBC 2021 AMENDED) (OBC)
- 2017 OHIO FIRE CODE
- 2024 OHIO PLUMBING CODE (IPC 2021 AMENDED) (OPC)
- 2024 OHIO MECHANICAL CODE (IMC 2021 AMENDED) (OMC)
- OHIO FUEL GAS CODE 2021, (IFGC 2021 NOT AMENDED)
- OHIO ELECTRICAL CODE 2023 (NFPA 70, 2023 AMENDED)
- OHIO ACCESSIBILITY CODE 2017, (A117.1, 2017 AMENDED)
- CINCINNATI BUILDING CODE (CBC)
- OHIO ENERGY CONVSERVATION CODE 2017

GENERAL BUILDING INFORMATION:

- CONSTRUCTION TYPE: IB (EXISTING)
- FIRE SPRINKLER SYSTEM: NO (EXISTING)
- FIRE PROTECTION STANDPIPE: YES (IN TWO STAIRWELLS)
- FIRE ALARM: YES
- USER GROUPS: A-3, B-1, R-2, S-2
- ALTERATION LEVEL: 2

CHAPTER 5 - GENERAL BUILDING HEIGHTS AND AREAS:

IBC TABLE 504.3 - ALLOWABLE HEIGHT IN FEET ABOVE GRADE PLANE
ALLOWABLE HEIGHT: 160 FT
ACTUAL HEIGHT: +/- 107 FT

IBC TABLE 504.4 - ALLOWABLE STORIES ABOVE GRADE PLANE
ALLOWABLE STORIES: 11 STORIES
ACTUAL STORIES: 9 STORIES

IBC TABLE 506.2 ALLOWABLE AREA DETERMINATION
ALLOWABLE AREA: UNLIMITED
ACTUAL AREA: 96,692 SF

IBC TABLE 508.4 - REQUIRED SEPARATION OF OCCUPANCIES
EXISTING BUILDING (NO CHANGE, ASSUMED, FIELD VERIFY RATINGS)

R-2 TO A-3:	2 HOURS
FURNACE ROOM:	1 HOUR
BOILER EQUIPMENT ROOM:	1 HOUR
REFRIGERANT MACHINERY ROOM:	1 HOUR
LAUNDRY ROOMS > 100 SF:	1 HOUR
SHAFT ENCLOSURE:	2 HOURS
CORRIDOR RATING:	1 HOUR

IBC TABLE 509.1 - INCIDENTAL USES

ROOM OR AREA	SEPARATION AND /OR PROTECTION (HRS)	
• FURNACE ROOM	1 HR	
• ROOM WITH BOILER EQUIP >15 PSI AND 10 HP	1 HR	
• REFRIGERANT MACHINERY ROOM	1 HR	
• LAUNDRY ROOMS> 100 SF	1 HR	(EXISTING)
• WASTE AND LINEN COLLECTION ROOMS	1 HR	
• ROOMS CONTAINING FIRE PUMPS IN HIGH RISE BUILDINGS	2 HR	

CHAPTER 6 - TYPES OF CONSTRUCTION:

IBC TABLE 601 FIRE RESISTANCE RATING REQS. FOR BLDG ELEMENTS

BUILDING ELEMENT	FIRE RESISTANCE RATING (HRS)	
PRIMARY STRUCTURAL FRAME:	*2 HR*	
EXTERIOR BEARING WALLS:	*2 HR*	
INTERIOR BEARING WALLS:	*2 HR*	(EXISTING)
INTERIOR NON BEARING WALLS:	*0 HR*	
FLOOR CONSTRUCTION:	*2 HR*	
ROOF CONSTRUCTION:	*1 HR*	

CHAPTER 7 - FIRE AND SMOKE PROTECTION FEATURES:

IBC TABLE 705.5 - FIRE-RESISTANCE RATING REQ'S FOR EXTERIOR WALLS BASED ON FIRE SEPARATION DISTANCE

GROUP A-3: 0 HR
GROUP B-1: 0 HR
GROUP R-2: 0 HR
GROUP S-1: 0 HR

IBC TABLE 716.1(2) - OPENING FIRE PROTECTION ASSEMBLIES

TYPE OF ASSEMBLY	ASSEMBLY RATING (HRS)
SHAFT ENCLOSURE:	*2 HR*
FIRE PARTITION, CORRIDOR WALLS:	*2 HR*
CORRIDOR WALL, DOORS:	*1/3 HR*

IBC 7112.4.3 - DWELLING UNITS AND SLEEPING UNITS

HORIZONTAL ASSEMBLIES REQ'D SEPARATION: 1 HR
(EXISTING, ASSUMED COMPLIANT, NO CHANGE)

CHAPTER 8 - INTERIOR FINISHES:

IBC TABLE 803.13 INT WALLS & CEILING FINISH REQS BY OCCUPANCY

INTERIOR EXIT STAIRWAYS AND RAMPS AND EXIT PASSAGEWAYS:
GROUP A-3: CLASS 'A'
GROUP B-1: CLASS 'A'
GROUP R-2: CLASS 'B'
GROUP S-1: CLASS 'B'

CORRIDORS & ENCLOSURE FOR EXIT ACCESS STAIRWAYS AND RAMPS:
GROUP A-3: CLASS 'A'
GROUP B-1: CLASS 'B'
GROUP R-2: CLASS 'B'
GROUP S-1: CLASS 'B'

ROOMS AND ENCLOSED SPACES:
GROUP A-3: CLASS 'C'
GROUP B-1: CLASS 'C'
GROUP R-2: CLASS 'C'
GROUP S-1: CLASS 'C'

CHAPTER 10 - MEANS OF EGRESS:

IBC TABLE 1005.3.1 - STAIRWAYS
MAXIMUM FLOOR OCCUPANT LOAD X 0.3" = MIN CAPACITY WIDTH

MAXIMUM FLOOR OCCUPANCY: 55
MIN STAIR CAPACITY WIDTH: (55 X .3") = 16.5"
PROVIDED STAIR CAPACITY WIDTH: 46" (NO CHANGE)

IBC TABLE 1005.3.4 - OTHER EGRESS COMPONENETS
TOTAL OCCUPANCY X 0.2" = REQUIRED TOTAL DOOR WIDTH

TOTAL OCCUPANT LOAD: 1140
1140 OCC X .2" = 228" REQ'D TOTAL DOOR WIDTH
PROVIDED TOTAL DOOR WIDTH : 907.5"

IBC TABLE 1020.2 - CORRIDOR FIRE RESISTIVE RATING
IF OCCUPANCY IS LESS THAN 10 PER UNIT

GROUP A-3: 0 HR
GROUP B-1: 0 HR
GROUP R-2: 0 HR
GROUP S-1: 0 HR

IEBC - MISC. EXISTING BUILDING CODES

IEBC 804.5 - EGRESS DOORWAYS

EGRESS DOORWAYS IN ANY WORK AREA SHALL COMPLY WITH SECTIONS 804.5.1 THROUGH 804.5.5

IEBC 804.4.1.2 - FIRE ESCAPES REQUIRED

FOR OTHER THAN GROUP I-2, WHERE MORE THAN ONE EXIT IS REQUIRED, AN EXISTING OR NEWLY CONSTRUCTED FIRE ESCAPE COMPLYING WITH SECTION 804.4.1.2.1 SHALL BE ACCEPTED AS PROVIDING ONE OF THE REQUIRED MEANS OF EGRESS.

IEBC 804.7 - DEAD END CORRIDORS

MAXIMUM ALLOWED 35 FT - > +/- 20 FT - COMPLIANT

IEBC TABLE 1017.2 - EXIT TRAVEL DISTANCE

MAXIMUM EXIT TRAVEL DISTANCE: 200 FT
EXISTING COMPLIANT, SEE LIFE SAFETY PLANS

CHAPTER 29 - PLUMBING SYSTEMS:

TABLE 2902.1 PLUMBING FIXTURE REQUIREMENTS

REQUIRED PLUMBING FIXTURES

USE GROUP	WATER CLOSET M	WATER CLOSET F	LAVATORIES	BATHTUBS OR SHOWERS	DRINKING FOUNTAINS	SERVICE SINK	KITCHEN SINK	CLOTHES WASHER
A-3	1/125	1/65	1/200	-	1/500	1	N/A	N/A
B-1	1/25 (FIRST 50) 1/50 (REMAINING)		1/40 (FIRST 80) 1/80 (REMAINING)	-	1/500	1	N/A	N/A
R-2	1 / UNIT		1 / UNIT	1 / UNIT	--	1	1 / UNIT	1/ 20 UNIT

GROUND FLOOR - PLUMBING FIXTURES

A-3 : ASSEMBLY	OCCUPANTS: 122					61 M / 61 F
AUDITORIUMS W/O PERMANENT SEATING, ART GALLERIES, EXHIBITION HALLS, MUSEUMS, LECTURE HALLS, LIBRARIES, ARCADES AND GYMNASIUMS	WATER CLOSET M	WATER CLOSET F	LAVATORIES	BATHTUBS OR SHOWERS	DRINKING FOUNTAINS	OTHER
	1	1	1	0	1	1 SERVICE SINK
S : STORAGE	OCCUPANTS: 13					
STRUCTURES FOR THE STORAGE OF GOODS, WAREHOUSES, STOREHOUSES AND FREIGHT DEPOTS, LOW AND MODERATE HAZARD	WATER CLOSET		LAVATORIES	BATHTUBS OR SHOWERS	DRINKING FOUNTAINS	OTHER
	1		1	0	1	1 SERVICE SINK
TOTAL PROVIDED:	1	2	1 1	0	1	1 SERVICE SINK

1ST FLOOR - PLUMBING FIXTURES

B-1 : BUSINESS	OCCUPANTS: 15					
BUILDINGS FOR THE TRANSACTION OF BUSINESS, PROFESSIONAL SERVICES. OTHER SERVICES INVOLVING MERCHANDISE, OFFICE BUILDINGS, BANKS, LIGHT INDUSTRIAL AND SIMILAR USES	WATER CLOSET		LAVATORIES	BATHTUBS OR SHOWERS	DRINKING FOUNTAINS	OTHER
	1		1	0	1	1 SERVICE SINK
R-2 : RESIDENTIAL	DWELLING UNITS: 14					
APARTMENT HOUSE	WATER CLOSET		LAVATORIES	BATHTUBS OR SHOWERS	DRINKING FOUNTAINS	KITCHEN SINKS / CLOTHES WASHERS
	14		14	14	0	14 / 1
S : STORAGE	OCCUPANTS: 13					
STRUCTURES FOR THE STORAGE OF GOODS, WAREHOUSES, STOREHOUSES AND FREIGHT DEPOTS, LOW AND MODERATE HAZARD	WATER CLOSET		LAVATORIES	BATHTUBS OR SHOWERS	DRINKING FOUNTAINS	OTHER
	1		1	0	1	1 SERVICE SINK
TOTAL PROVIDED:	1	2	1 1	0	1	1 SERVICE SINK

2ND & 3RD FLOOR - PLUMBING FIXTURES

R-2 : RESIDENTIAL	DWELLING UNITS: 17					
APARTMENT HOUSE	WATER CLOSET		LAVATORIES	BATHTUBS OR SHOWERS	DRINKING FOUNTAINS	KITCHEN SINKS / CLOTHES WASHERS
	17		17	17	0	17 / 1
S : STORAGE	OCCUPANTS: 1					
STRUCTURES FOR THE STORAGE OF GOODS, WAREHOUSES, STOREHOUSES AND FREIGHT DEPOTS, LOW AND MODERATE HAZARD	WATER CLOSET		LAVATORIES	BATHTUBS OR SHOWERS	DRINKING FOUNTAINS	OTHER
	1		1	0	1	1 SERVICE SINK
TOTAL PROVIDED:	1	2	1 1	0	1	1 SERVICE SINK

4TH THRU 8TH FLOOR - PLUMBING FIXTURES

R-2 : RESIDENTIAL	DWELLING UNITS: 12					
APARTMENT HOUSE	WATER CLOSET		LAVATORIES	BATHTUBS OR SHOWERS	DRINKING FOUNTAINS	KITCHEN SINKS / CLOTHES WASHERS
	12		12	12	0	12 / 1
S : STORAGE	OCCUPANTS: 1					
STRUCTURES FOR THE STORAGE OF GOODS, WAREHOUSES, STOREHOUSES AND FREIGHT DEPOTS, LOW AND MODERATE HAZARD	WATER CLOSET		LAVATORIES	BATHTUBS OR SHOWERS	DRINKING FOUNTAINS	OTHER
	1		1	0	1	1 SERVICE SINK
TOTAL PROVIDED:	1	2	1 1	0	1	1 SERVICE SINK

9TH FLOOR - PLUMBING FIXTURES

R-2 : RESIDENTIAL	DWELLING UNITS: 12					
APARTMENT HOUSE	WATER CLOSET		LAVATORIES	BATHTUBS OR SHOWERS	DRINKING FOUNTAINS	KITCHEN SINKS / CLOTHES WASHERS
	12		12	12	0	12 / 1
S : STORAGE	OCCUPANTS: 1					
STRUCTURES FOR THE STORAGE OF GOODS, WAREHOUSES, STOREHOUSES AND FREIGHT DEPOTS, LOW AND MODERATE HAZARD	WATER CLOSET		LAVATORIES	BATHTUBS OR SHOWERS	DRINKING FOUNTAINS	OTHER
	1		1	0	1	1 SERVICE SINK
TOTAL PROVIDED:	1	2	1 1	0	1	1 SERVICE SINK

OCCUPANCY / USE GROUPS - OVERALL

PER OBC SECTIONS: 302.1 - 312.1, TABLE 1004.5

ROOM NAME	AREA (SF)	OCCUPANCY TYPE	OCCUPANT LOAD FACTOR	OCCUPANT LOAD TOTAL #
GROUND FLOOR				
A-3 : ASSEMBLY				
012 - COMMUNITY ROOM	1,822 SF	ASSEMBLY: UNCONCENTRATED (TABLE & CHAIRS)	15 NET	122
027 - COVERED SITTING AREA	3,339 SF	ASSEMBLY: UNCONCENTRATED (TABLE & CHAIRS)	15 NET	223
				345
S-1 : MODERATE-HAZARD STORAGE				
001 - MAINTENANCE ROOM	668 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	3
002 - FIRE COMMAND CENTER	204 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
003 - MECH EQUIP.	1,003 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	4
005 - INCINERATOR ROOM	278 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
006 - AIR CONDITIONER ROOM	121 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
024 - CHAIR STORAGE ROOM	182 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
025 - ELEC EQUIPMENT ROOM	113 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
026 - TRANSFORMER ROOM	120 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
				13
FLOOR 1				
B: BUSINESS				
104 - A.C. ROOM	40 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
101 - VESTIBULE	398 SF	BUSINESS AREAS	150 GROSS	3
102 - LOBBY	155 SF	BUSINESS AREAS	150 GROSS	2
104 - RECEPTION	140 SF	BUSINESS AREAS	150 GROSS	1
105 - MAIL ROOM	68 SF	BUSINESS AREAS	150 GROSS	1
106 - MANAGER OFFICE	177 SF	BUSINESS AREAS	150 GROSS	2
107 - WASHROOM	33 SF	BUSINESS AREAS	150 GROSS	1
109 - CASHIERS	105 SF	BUSINESS AREAS	150 GROSS	1
116 - SOCIAL WORKER	351 SF	BUSINESS AREAS	150 GROSS	3
				15
R-2 : RESIDENTIAL				
RESIDENTIAL UNITS	6,108 SF	RESIDENTIAL	200 GROSS	31
RESIDENTIAL UNITS	3,605 SF	RESIDENTIAL	200 GROSS	19
				50
S-1 : MODERATE-HAZARD STORAGE				
110 - STORAGE	295 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
				1
FLOOR 2				
R-2 : RESIDENTIAL				
RESIDENTIAL UNITS	10,813 SF	RESIDENTIAL	200 GROSS	55
				55
S-1 : MODERATE-HAZARD STORAGE				
202 - STORAGE	295 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
				1
FLOOR 3				
R-2 : RESIDENTIAL				
RESIDENTIAL UNITS	10,851 SF	RESIDENTIAL	200 GROSS	55
				55
S-1 : MODERATE-HAZARD STORAGE				
302 - STORAGE	295 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
				1
FLOOR 4				
R-2 : RESIDENTIAL				
RESIDENTIAL UNITS	6,856 SF	RESIDENTIAL	200 GROSS	35
401 - ELEVATOR LOBBY	158 SF	RESIDENTIAL	200 GROSS	1
				36
S-1 : MODERATE-HAZARD STORAGE				
402 - LAUNDRY	295 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
				1
FLOOR 5				
R-2 : RESIDENTIAL				
RESIDENTIAL UNITS	6,898 SF	RESIDENTIAL	200 GROSS	35
502 - LAUNDRY	295 SF	RESIDENTIAL	200 GROSS	2
				37
FLOOR 6				
R-2 : RESIDENTIAL				
RESIDENTIAL UNITS	6,898 SF	RESIDENTIAL	200 GROSS	35
601 - ELEVATOR LOBBY	273 SF	RESIDENTIAL	200 GROSS	2
				37
S-1 : MODERATE-HAZARD STORAGE				
602 - STORAGE	295 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
				1
FLOOR 7				
R-2 : RESIDENTIAL				
RESIDENTIAL UNITS	6,898 SF	RESIDENTIAL	200 GROSS	35
701 - ELEVATOR LOBBY	273 SF	RESIDENTIAL	200 GROSS	2
702 - LAUNDRY	295 SF	RESIDENTIAL	200 GROSS	2
				39
FLOOR 8				
R-2 : RESIDENTIAL				
RESIDENTIAL UNITS	6,898 SF	RESIDENTIAL	200 GROSS	35
801 - ELEVATOR LOBBY	273 SF	RESIDENTIAL	200 GROSS	2
802 - LAUNDRY	295 SF	RESIDENTIAL	200 GROSS	2
				39
FLOOR 9				
R-2 : RESIDENTIAL				
RESIDENTIAL UNITS	6,856 SF	RESIDENTIAL	200 GROSS	35
				35
S-1 : MODERATE-HAZARD STORAGE				
903 - STORAGE	56 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
				1
ROOF				
S-1 : MODERATE-HAZARD STORAGE				
904 - PENTHOUSE	239 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
905 - ELEVATOR CONTROL ROOM	273 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
				2
TOTAL OCCUPANT LOAD:				764

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2	08/13/25	ADDENDUM 2	AMA
1	07/30/25	ADDENDUM 1	AMA
0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	NONE

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE: CODE INFORMATION

DRAWING NUMBER: **G1000**

REV: **2**

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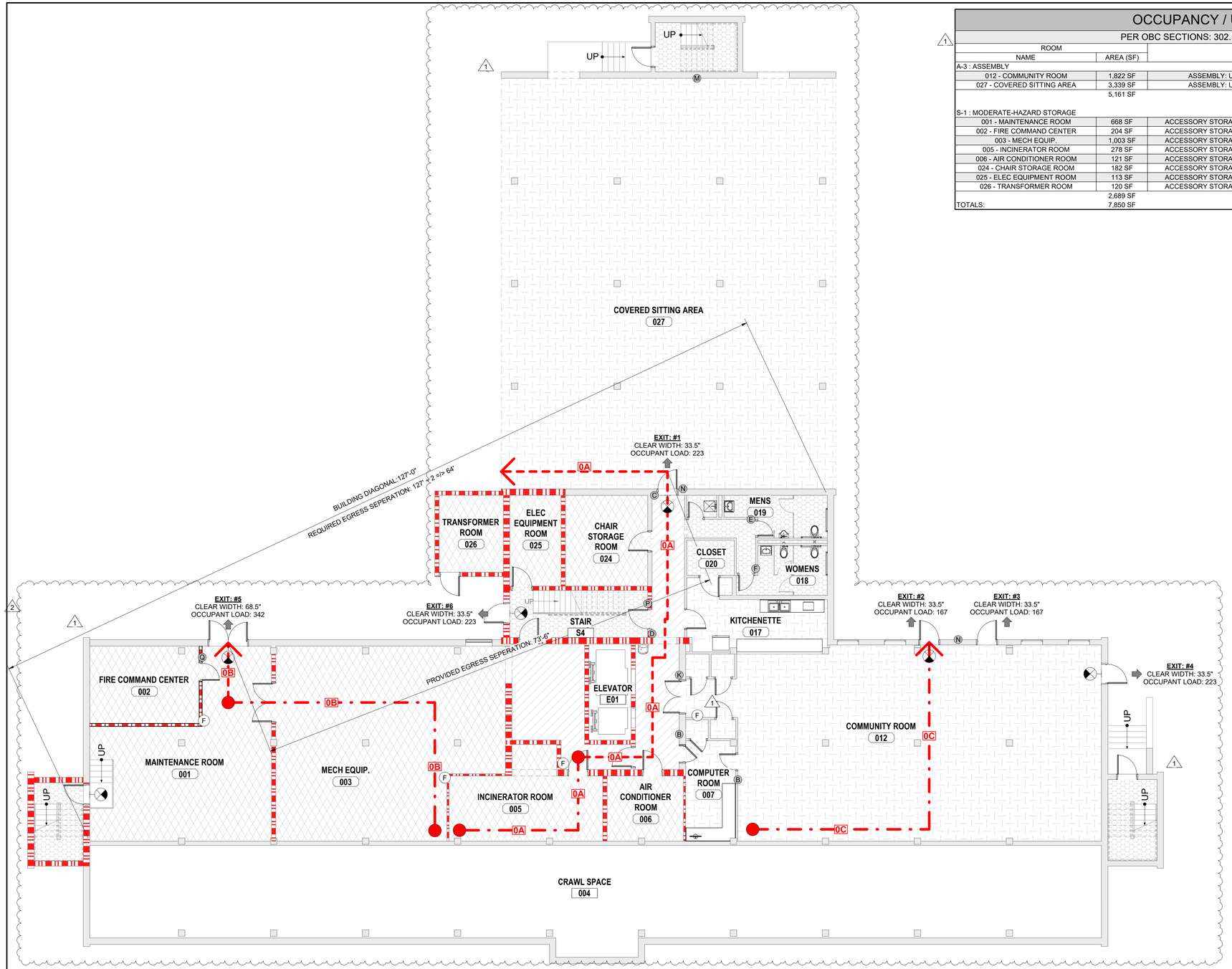

OCCUPANCY / USE GROUPS

PER OBC SECTIONS: 302.1 - 312.1, TABLE 1004.5

ROOM NAME	AREA (SF)	OCCUPANCY TYPE	OCCUPANT LOAD FACTOR	OCCUPANT LOAD TOTAL #
A-3 : ASSEMBLY				
012 - COMMUNITY ROOM	1,822 SF	ASSEMBLY: UNCONCENTRATED (TABLE & CHAIRS)	15 NET	122
027 - COVERED SITTING AREA	3,339 SF	ASSEMBLY: UNCONCENTRATED (TABLE & CHAIRS)	15 NET	223
	5,161 SF			345
S-1 : MODERATE-HAZARD STORAGE				
001 - MAINTENANCE ROOM	668 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	3
002 - FIRE COMMAND CENTER	204 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
003 - MECH EQUIP.	1,003 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	4
005 - INCINERATOR ROOM	278 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
006 - AIR CONDITIONER ROOM	121 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
024 - CHAIR STORAGE ROOM	182 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
025 - ELEC EQUIPMENT ROOM	113 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
026 - TRANSFORMER ROOM	120 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
	2,689 SF			13
TOTALS:	7,850 SF			358

LIFE SAFETY PLAN GENERAL NOTES

1. LOCATIONS AND CLASSIFICATIONS OF FIRE EXTINGUISHERS SHALL BE IN ACCORDANCE WITH STATE & LOCAL FIRE CODE AND IS SUBJECT TO THE APPROVAL OF THE FIRE INSPECTOR. VERIFY QUANTITY AND EXACT LOCATION WITH FIRE DEPARTMENT INSPECTOR PRIOR TO ORDERING.
2. EXACT LOCATIONS OF FIRE EXTINGUISHER CABINETS TO BE CONFIRMED BEFORE INSTALLATION. PROVIDE ADDITIONAL FIRE EXTINGUISHERS AND CABINETS AS REQUIRED BY THE FIRE DEPT FIELD INSPECTORS.
3. ALL EXITS SHALL HAVE EXIT SIGNS AND ALL BLIND CORRIDOR TURNS SHALL HAVE DIRECTIONAL EXIT SIGN.
4. CHANGE OF LEVEL AT ALL EXITS AND ENTRANCES SHALL NOT EXCEED 1/2" NOTIFY ARCHITECT OF ANY DISCREPANCIES.
5. ALL DOORS IN THE PATH OF EGRESS MUST BE OPENABLE WITH NOT MORE THAN ONE RELEASING OPERATION.
6. EXIT ACCESS DOORS SERVING ELECTRICAL ROOMS HAVING EQUIPMENT RATED 1200 AMPS OR MORE; BEING OVER 6 FT. WIDE; AND CONTAINING OVERCURRENT, OR CONTROL DEVICES MUST BE EQUIPPED WITH PANIC HARDWARE.

LIFE SAFETY SYMBOL LEGEND

	EGRESS PATH OF TRAVEL
	EGRESS COMMON PATH OF TRAVEL
1A	PATH OF TRAVEL TAG
F	FIRE EXTINGUISHER (EXISTING)
X	SIGNAGE, SEE SHEET A5041 FOR MORE INFORMATION

EGRESS PATHS

PER OBC TABLES: 1006.2.1 & 1017.2

PATH ID	EGRESS TRAVEL DISTANCE ACTUAL	EGRESS TRAVEL DISTANCE ALLOWABLE	COMMON PATH OF TRAVEL DISTANCE ACTUAL	COMMON PATH OF TRAVEL DISTANCE ALLOWABLE
0A	114' - 3"	250'-0"	84' - 4"	125'-0"
0B	61' - 6"	250'-0"	9' - 4"	125'-0"
0C	56' - 8"	250'-0"	0"	125'-0"

EGRESS WIDTHS

OBC 1005.3.2

EXIT NUMBER	WIDTH	OCCUPANT LOAD
1	33.5"	223
2	33.5"	167
3	33.5"	167
4	33.5"	223
5	33.5"	223
5	68.5"	342
6	33.5"	223
PROVIDED WIDTH:	269.5"	1568

USE GROUP LEGEND

- A-3 : ASSEMBLY
- B: BUSINESS
- R-2 : RESIDENTIAL
- S-1 : MODERATE-HAZARD STORAGE

FIRE RATED WALL LEGEND

	1-HOUR RATED WALL
	2-HOUR RATED WALL

NOT FOR CONSTRUCTION

LIFE SAFETY - GROUND FLOOR PLAN

SCALE: 1/8" = 1'-0"

N

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1	07/30/25	ADDENDUM 1	AMA
0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	AS NOTED

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
LIFE SAFETY PLAN - GROUND FLOOR

DRAWING NUMBER: **G1001**

REV: **2**

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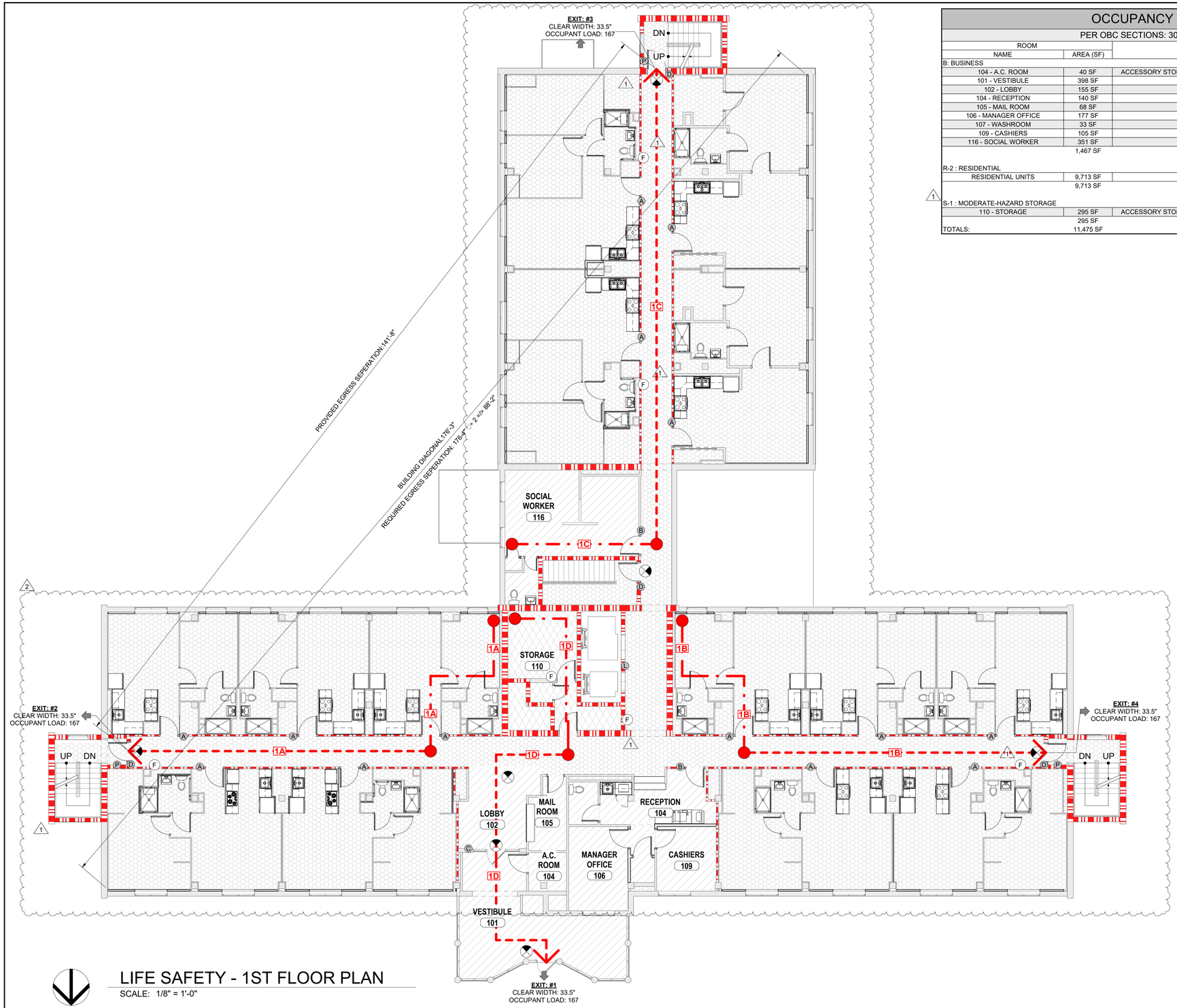

LIFE SAFETY - 1ST FLOOR PLAN

SCALE: 1/8" = 1'-0"

N

OCCUPANCY / USE GROUPS

PER OBC SECTIONS: 302.1 - 312.1, TABLE 1004.5

ROOM NAME	AREA (SF)	OCCUPANCY TYPE	OCCUPANT LOAD FACTOR	OCCUPANT LOAD TOTAL #
B: BUSINESS				
104 - A.C. ROOM	40 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
101 - VESTIBULE	398 SF	BUSINESS AREAS	150 GROSS	3
102 - LOBBY	155 SF	BUSINESS AREAS	150 GROSS	2
104 - RECEPTION	140 SF	BUSINESS AREAS	150 GROSS	1
105 - MAIL ROOM	68 SF	BUSINESS AREAS	150 GROSS	1
106 - MANAGER OFFICE	177 SF	BUSINESS AREAS	150 GROSS	2
107 - WASHROOM	33 SF	BUSINESS AREAS	150 GROSS	1
109 - CASHIERS	105 SF	BUSINESS AREAS	150 GROSS	1
116 - SOCIAL WORKER	351 SF	BUSINESS AREAS	150 GROSS	3
	1,467 SF			15
R-2 : RESIDENTIAL				
RESIDENTIAL UNITS	9,713 SF	RESIDENTIAL	200 GROSS	50
	9,713 SF			50
S-1 : MODERATE-HAZARD STORAGE				
110 - STORAGE	295 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
	295 SF			1
TOTALS:	11,475 SF			66

LIFE SAFETY PLAN GENERAL NOTES

1. LOCATIONS AND CLASSIFICATIONS OF FIRE EXTINGUISHERS SHALL BE IN ACCORDANCE WITH STATE & LOCAL FIRE CODE AND IS SUBJECT TO THE APPROVAL OF THE FIRE INSPECTOR. VERIFY QUANTITY AND EXACT LOCATION WITH FIRE DEPARTMENT INSPECTOR PRIOR TO ORDERING.
2. EXACT LOCATIONS OF FIRE EXTINGUISHER CABINETS TO BE CONFIRMED BEFORE INSTALLATION. PROVIDE ADDITIONAL FIRE EXTINGUISHERS AND CABINETS AS REQUIRED BY THE FIRE DEPT FIELD INSPECTORS.
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5. ALL DOORS IN THE PATH OF EGRESS MUST BE OPENABLE WITH NOT MORE THAN ONE RELEASING OPERATION.
6. EXIT ACCESS DOORS SERVING ELECTRICAL ROOMS HAVING EQUIPMENT RATED 1200 AMPS OR MORE; BEING OVER 6 FT. WIDE; AND CONTAINING OVERCURRENT, OR CONTROL DEVICES MUST BE EQUIPPED WITH PANIC HARDWARE.

LIFE SAFETY SYMBOL LEGEND

	EGRESS PATH OF TRAVEL
	EGRESS COMMON PATH OF TRAVEL
1A	PATH OF TRAVEL TAG
F	FIRE EXTINGUISHER (EXISTING)
X	SIGNAGE, SEE SHEET A5041 FOR MORE INFORMATION

EGRESS PATHS

PER OBC TABLES: 1006.2.1 & 1017.2

PATH ID	EGRESS TRAVEL DISTANCE ACTUAL	EGRESS TRAVEL DISTANCE ALLOWABLE	COMMON PATH OF TRAVEL DISTANCE ACTUAL	COMMON PATH OF TRAVEL DISTANCE ALLOWABLE
1A	81' - 4"	250'-0"	49' - 7"	125'-0"
1B	81' - 5"	250'-0"	49' - 7"	125'-0"
1C	101' - 9"	250'-0"	78' - 0"	125'-0"
1D	85' - 4"	250'-0"	54' - 3"	125'-0"

EGRESS WIDTHS

OBC 1005.3.2

EXIT NUMBER	WIDTH	OCCUPANT LOAD
1	33.5"	167
2	33.5"	167
3	33.5"	167
4	33.5"	167
PROVIDED WIDTH:	134"	668

USE GROUP LEGEND

- B: BUSINESS
- R-2 : RESIDENTIAL
- S-1 : MODERATE-HAZARD STORAGE

FIRE RATED WALL LEGEND

	1-HOUR RATED WALL
	2-HOUR RATED WALL

NOT FOR CONSTRUCTION

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North Olmsted, OH 44070

REV	DATE	DESCRIPTION	BY
2	08/13/25	ADDENDUM 2	AMA
1	07/30/25	ADDENDUM 1	AMA
0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	AS NOTED

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
LIFE SAFETY PLAN - 1ST FLOOR

DRAWING NUMBER: G1002

REV: 2

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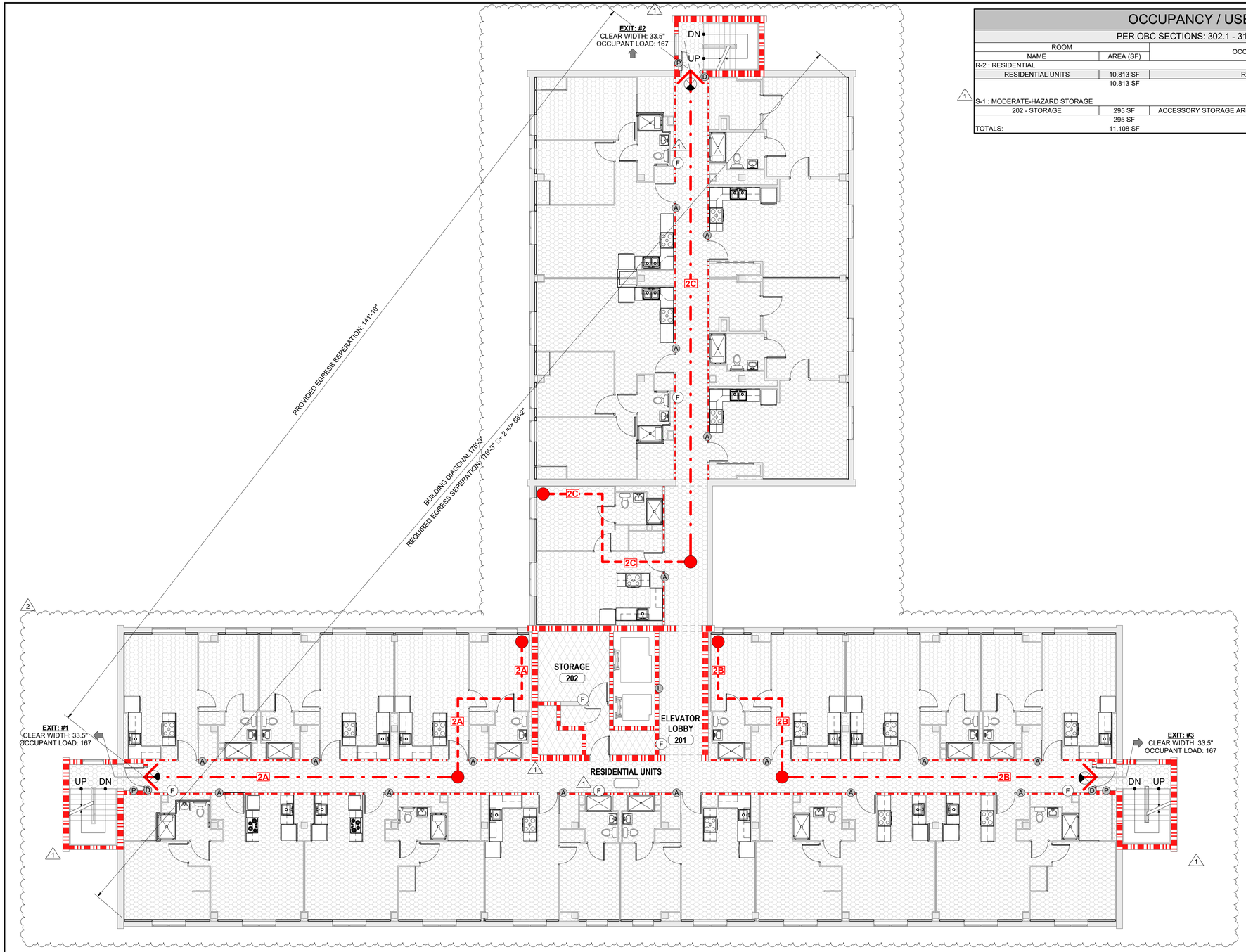

OCCUPANCY / USE GROUPS

PER OBC SECTIONS: 302.1 - 312.1, TABLE 1004.5

ROOM NAME	AREA (SF)	OCCUPANCY TYPE	OCCUPANT LOAD FACTOR	OCCUPANT LOAD TOTAL #
R-2 : RESIDENTIAL				
RESIDENTIAL UNITS	10,813 SF	RESIDENTIAL	200 GROSS	55
	10,813 SF			55
S-1 : MODERATE-HAZARD STORAGE				
202 - STORAGE	295 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
	295 SF			1
TOTALS:	11,108 SF			56

LIFE SAFETY PLAN GENERAL NOTES

1. LOCATIONS AND CLASSIFICATIONS OF FIRE EXTINGUISHERS SHALL BE IN ACCORDANCE WITH STATE & LOCAL FIRE CODE AND IS SUBJECT TO THE APPROVAL OF THE FIRE INSPECTOR. VERIFY QUANTITY AND EXACT LOCATION WITH FIRE DEPARTMENT INSPECTOR PRIOR TO ORDERING.
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4. CHANGE OF LEVEL AT ALL EXITS AND ENTRANCES SHALL NOT EXCEED 1/2" NOTIFY ARCHITECT OF ANY DISCREPANCIES.
5. ALL DOORS IN THE PATH OF EGRESS MUST BE OPENABLE WITH NOT MORE THAN ONE RELEASING OPERATION.
6. EXIT ACCESS DOORS SERVING ELECTRICAL ROOMS HAVING EQUIPMENT RATED 1200 AMPS OR MORE; BEING OVER 6 FT. WIDE; AND CONTAINING OVERCURRENT, OR CONTROL DEVICES MUST BE EQUIPPED WITH PANIC HARDWARE.

LIFE SAFETY SYMBOL LEGEND

	EGRESS PATH OF TRAVEL
	EGRESS COMMON PATH OF TRAVEL
1A	PATH OF TRAVEL TAG
F	FIRE EXTINGUISHER (EXISTING)
X	SIGNAGE, SEE SHEET A5041 FOR MORE INFORMATION

EGRESS PATHS

PER OBC TABLES: 1006.2.1 & 1017.2

PATH ID	EGRESS TRAVEL DISTANCE ACTUAL	EGRESS TRAVEL DISTANCE ALLOWABLE	COMMON PATH OF TRAVEL DISTANCE ACTUAL	COMMON PATH OF TRAVEL DISTANCE ALLOWABLE
2A	81' - 5"	250'-0"	31' - 8"	125'-0"
2B	81' - 7"	250'-0"	31' - 8"	125'-0"
2C	112' - 4"	250'-0"	34' - 3"	125'-0"

EGRESS WIDTHS

OBC 1005.3.2

EXIT NUMBER	WIDTH	OCCUPANT LOAD
1	33.5"	167
2	33.5"	167
3	33.5"	167
PROVIDED WIDTH:	100.5"	501

USE GROUP LEGEND

R-2 : RESIDENTIAL

S-1 : MODERATE-HAZARD STORAGE

FIRE RATED WALL LEGEND

	1-HOUR RATED WALL
	2-HOUR RATED WALL

NOT FOR CONSTRUCTION

N

LIFE SAFETY - 2ND AND 3RD FLOOR PLAN

SCALE: 1/8" = 1'-0"

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1	07/30/25	ADDENDUM 1	AMA
0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	AS NOTED

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
LIFE SAFETY PLANS - 2ND AND 3RD FLOOR

DRAWING NUMBER: **G1003**

REV: **2**

8/14/2025 10:46:02 AM

OCCUPANCY / USE GROUPS

PER OBC SECTIONS: 302.1 - 312.1, TABLE 1004.5

ROOM NAME	AREA (SF)	OCCUPANCY TYPE	OCCUPANT LOAD FACTOR	OCCUPANT LOAD TOTAL #
R-2 : RESIDENTIAL				
RESIDENTIAL UNITS	6,856 SF	RESIDENTIAL	200 GROSS	35
401 - ELEVATOR LOBBY	158 SF	RESIDENTIAL	200 GROSS	1
	7,014 SF			36
S-1 : MODERATE-HAZARD STORAGE				
402 - LAUNDRY	295 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
	295 SF			1
TOTALS:	7,309 SF			37

LIFE SAFETY SYMBOL LEGEND

	EGRESS PATH OF TRAVEL
	EGRESS COMMON PATH OF TRAVEL
1A	PATH OF TRAVEL TAG
F	FIRE EXTINGUISHER (EXISTING)
X	SIGNAGE, SEE SHEET A5041 FOR MORE INFORMATION

EGRESS PATHS

PER OBC TABLES: 1006.2.1 & 1017.2

PATH ID	EGRESS TRAVEL DISTANCE ACTUAL	EGRESS TRAVEL DISTANCE ALLOWABLE	COMMON PATH OF TRAVEL DISTANCE ACTUAL	COMMON PATH OF TRAVEL DISTANCE ALLOWABLE
4A	102' - 11"	250'-0"	30' - 5"	125'-0"
4B	81' - 9"	250'-0"	31' - 10"	125'-0"

EGRESS WIDTHS

OBC 1005.3.2

EXIT NUMBER	WIDTH	OCCUPANT LOAD
1	33.5"	167
2	33.5"	167
PROVIDED WIDTH:	67"	334

USE GROUP LEGEND

1

R-2 : RESIDENTIAL

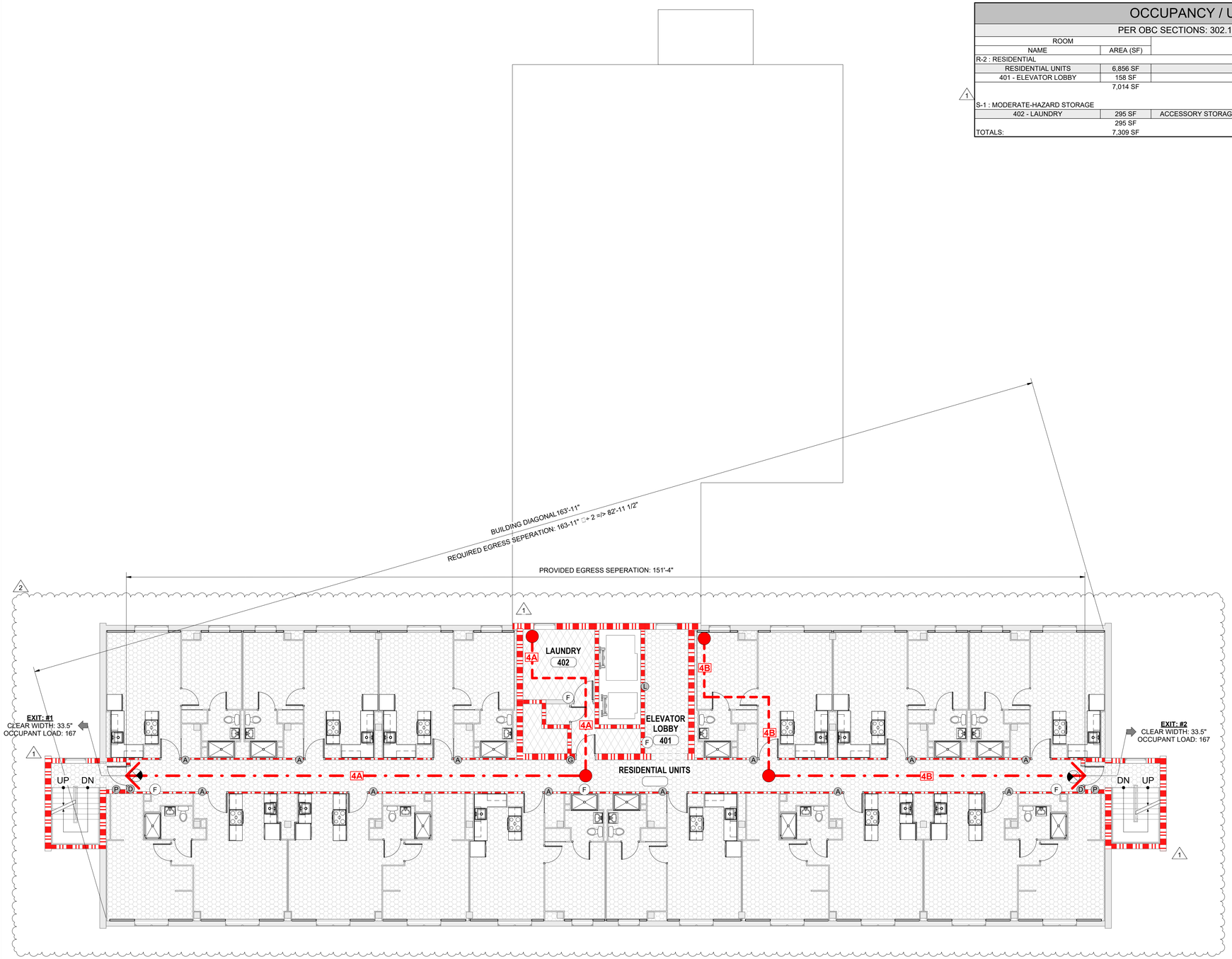
S-1 : MODERATE-HAZARD STORAGE

FIRE RATED WALL LEGEND

1

	1-HOUR RATED WALL
	2-HOUR RATED WALL

NOT FOR CONSTRUCTION



N

LIFE SAFETY - 4TH THRU 8TH FLOOR PLAN

SCALE: 1/8" = 1'-0"

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1	07/30/25	ADDENDUM 1	AMA
0	07/18/25	BID	AMA

REVISIONS

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CHECK BY	SCR
DATE	08/13/25
SCALE	AS NOTED

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MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
LIFE SAFETY PLANS - 4TH THRU 8TH FLOOR

DRAWING NUMBER: **G1004**

REV: **2**

8/12/2025 10:46:48 PM

NOT FOR CONSTRUCTION

OCCUPANCY / USE GROUPS

PER OBC SECTIONS: 302.1 - 312.1, TABLE 1004.5

ROOM NAME	AREA (SF)	OCCUPANCY TYPE	OCCUPANT LOAD FACTOR	OCCUPANT LOAD TOTAL #
R-2 : RESIDENTIAL				
RESIDENTIAL UNITS	6,856 SF	RESIDENTIAL	200 GROSS	35
	6,856 SF			35
S-1 : MODERATE-HAZARD STORAGE				
903 - STORAGE	56 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
904 - PENTHOUSE	239 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
905 - ELEVATOR CONTROL ROOM	273 SF	ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM	300 GROSS	1
	568 SF			3
TOTALS:	7,424 SF			38

LIFE SAFETY SYMBOL LEGEND

	EGRESS PATH OF TRAVEL
	EGRESS COMMON PATH OF TRAVEL
1A	PATH OF TRAVEL TAG
F	FIRE EXTINGUISHER (EXISTING)
X	SIGNAGE, SEE SHEET A5041 FOR MORE INFORMATION

EGRESS PATHS

PER OBC TABLES: 1006.2.1 & 1017.2

PATH ID	EGRESS TRAVEL DISTANCE ACTUAL	EGRESS TRAVEL DISTANCE ALLOWABLE	COMMON PATH OF TRAVEL DISTANCE ACTUAL	COMMON PATH OF TRAVEL DISTANCE ALLOWABLE
9A	89' - 3"	250'-0"	16' - 9"	125'-0"
9B	81' - 9"	250'-0"	31' - 10"	125'-0"
9C	41' - 10"	250'-0"	0"	125'-0"

EGRESS WIDTHS

OBC 1005.3.2

EXIT NUMBER	WIDTH	OCCUPANT LOAD
2	33.5"	167
PROVIDED WIDTH:	33.5"	167

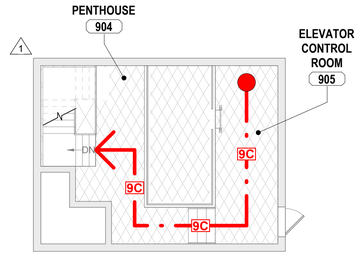
USE GROUP LEGEND

R-2 : RESIDENTIAL

S-1 : MODERATE-HAZARD STORAGE

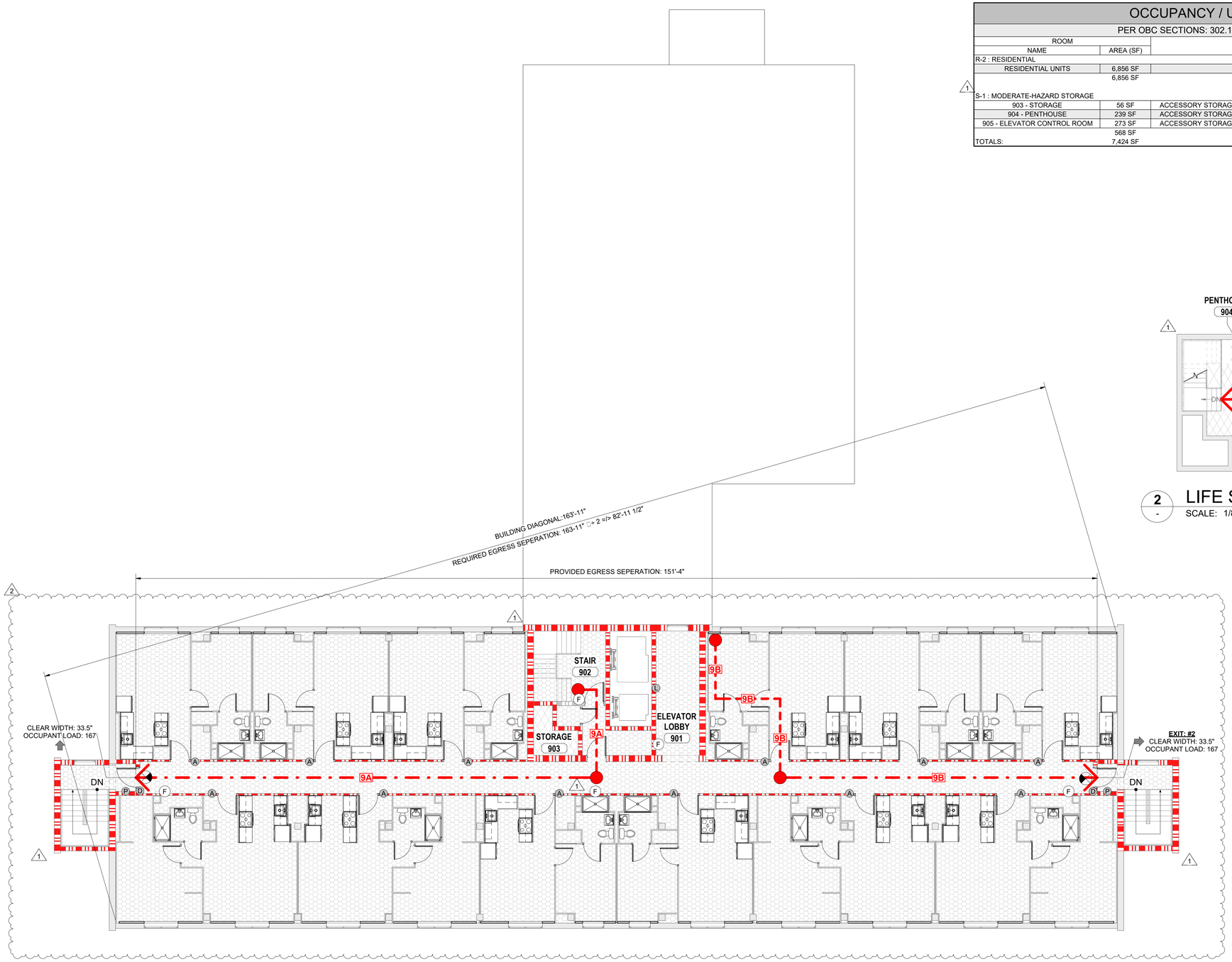
FIRE RATED WALL LEGEND

	1-HOUR RATED WALL
	2-HOUR RATED WALL



2 - LIFE SAFETY - PENTHOUSE

SCALE: 1/8" = 1'-0"



LIFE SAFETY - 9TH FLOOR PLAN

SCALE: 1/8" = 1'-0"

N

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0	07/18/25	BID	AMA

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601 MAPLE AVENUE,
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DRAWING TITLE:
LIFE SAFETY PLAN - 9TH FLOOR

DRAWING NUMBER: **G1005**

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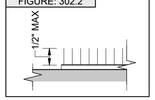
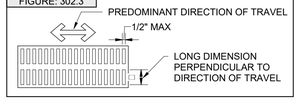
CHAPTER 3

SECTION 302 - FLOOR SURFACES

CARPET PILE HEIGHT
FIGURE: 302.2

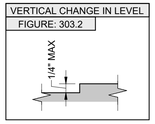


OPENINGS IN FLOOR SURFACES
FIGURE: 302.3

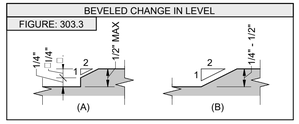


SECTION 303 - CHANGES IN LEVEL

VERTICAL CHANGE IN LEVEL
FIGURE: 303.2

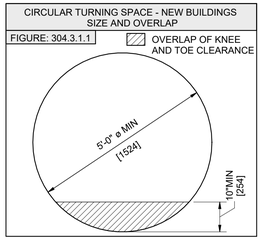


BEVELED CHANGE IN LEVEL
FIGURE: 303.3

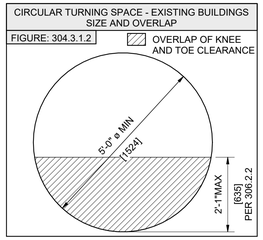


SECTION 304 - TURNING SPACE

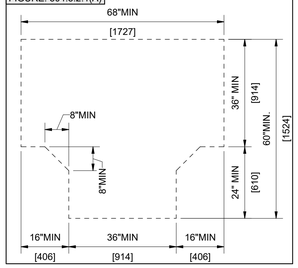
CIRCULAR TURNING SPACE - NEW BUILDINGS SIZE AND OVERLAP
FIGURE: 304.3.1.1



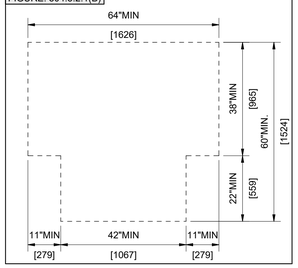
CIRCULAR TURNING SPACE - EXISTING BUILDINGS SIZE AND OVERLAP
FIGURE: 304.3.1.2



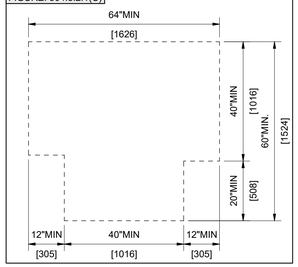
T-SHAPED TURNING SPACE NEW BUILDINGS - OPTION 1
FIGURE: 304.3.2.1(A)



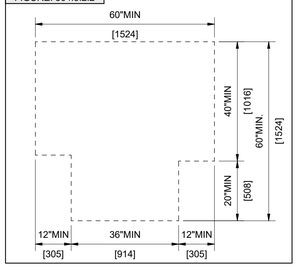
T-SHAPED TURNING SPACE NEW BUILDINGS - OPTION 2
FIGURE: 304.3.2.1(B)



T-SHAPED TURNING SPACE NEW BUILDINGS - OPTION 3
FIGURE: 304.3.2.1(C)

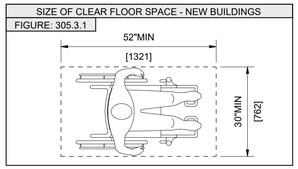


T-SHAPED TURNING SPACE EXISTING BUILDINGS - SIZE
FIGURE: 304.3.2.2

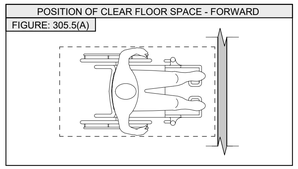


SECTION 305 - CLEAR FLOOR SPACE

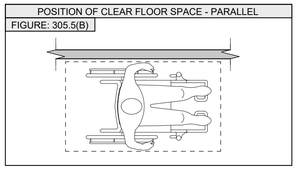
SIZE OF CLEAR FLOOR SPACE - NEW BUILDINGS
FIGURE: 305.3.1



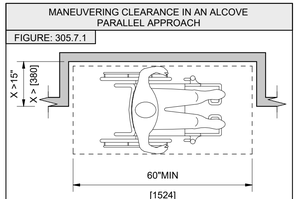
POSITION OF CLEAR FLOOR SPACE - FORWARD
FIGURE: 305.5(A)



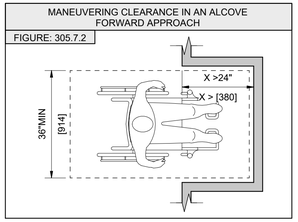
POSITION OF CLEAR FLOOR SPACE - PARALLEL
FIGURE: 305.5(B)



MANEUVERING CLEARANCE IN AN ALCOVE PARALLEL APPROACH
FIGURE: 305.7.1

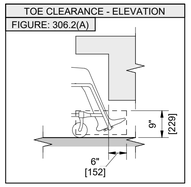


MANEUVERING CLEARANCE IN AN ALCOVE FORWARD APPROACH
FIGURE: 305.7.2

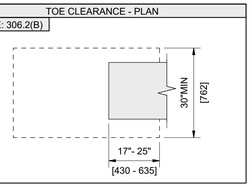


SECTION 306 - KNEE AND TOE CLEARANCE

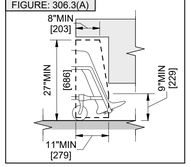
TOE CLEARANCE - ELEVATION
FIGURE: 306.2(A)



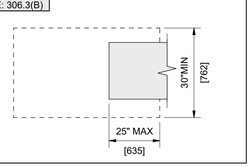
TOE CLEARANCE - PLAN
FIGURE: 306.2(B)



KNEE CLEARANCE - ELEVATION
FIGURE: 306.3(A)

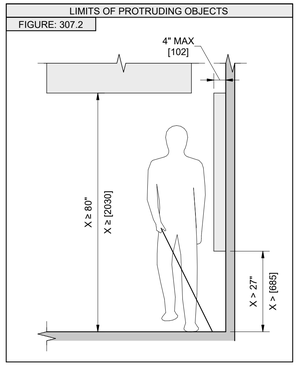


KNEE CLEARANCE - PLAN
FIGURE: 306.3(B)

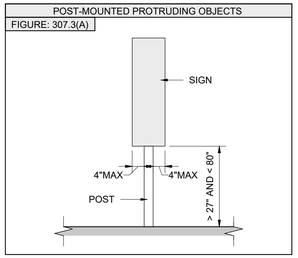


SECTION 307 - PROTRUDING OBJECTS

LIMITS OF PROTRUDING OBJECTS
FIGURE: 307.2

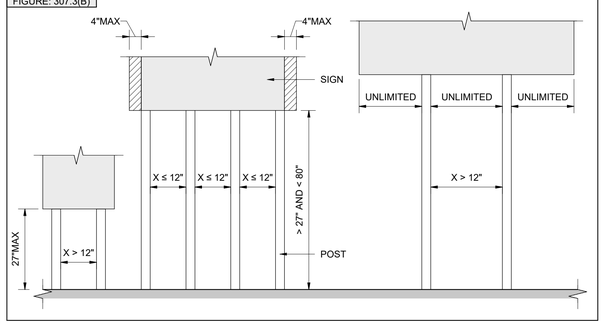


POST-MOUNTED PROTRUDING OBJECTS
FIGURE: 307.3(A)

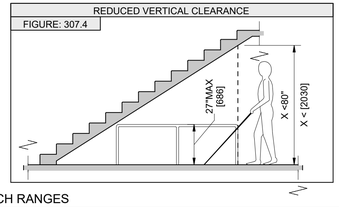


SECTION 307 - PROTRUDING OBJECTS (CONT)

POST-MOUNTED PROTRUDING OBJECTS
FIGURE: 307.3(B)

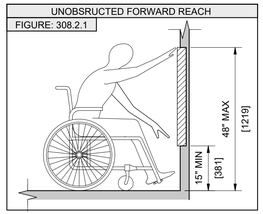


REDUCED VERTICAL CLEARANCE
FIGURE: 307.4

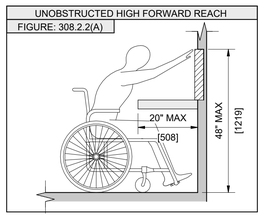


SECTION 308 - REACH RANGES

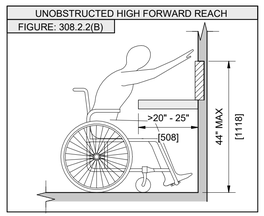
UNOBSTRUCTED FORWARD REACH
FIGURE: 308.2.1



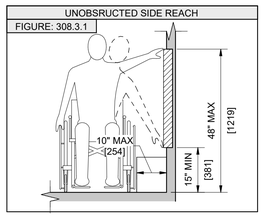
UNOBSTRUCTED HIGH FORWARD REACH
FIGURE: 308.2.2(A)



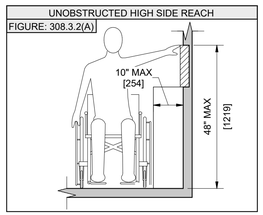
UNOBSTRUCTED HIGH FORWARD REACH
FIGURE: 308.2.2(B)



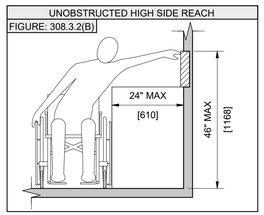
UNOBSTRUCTED SIDE REACH
FIGURE: 308.3.1



UNOBSTRUCTED HIGH SIDE REACH
FIGURE: 308.3.2(A)



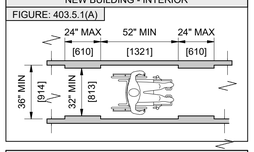
UNOBSTRUCTED HIGH SIDE REACH
FIGURE: 308.3.2(B)



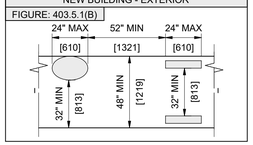
CHAPTER 4

SECTION 403 - WALKING SURFACE

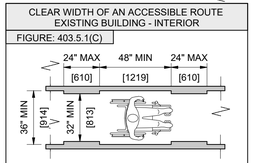
CLEAR WIDTH OF AN ACCESSIBLE ROUTE NEW BUILDING - INTERIOR
FIGURE: 403.5.1(A)



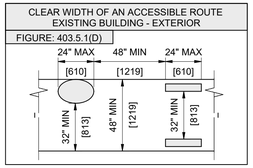
CLEAR WIDTH OF AN ACCESSIBLE ROUTE NEW BUILDING - EXTERIOR
FIGURE: 403.5.1(B)



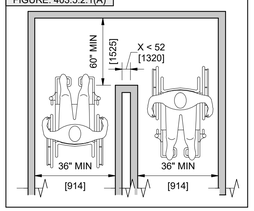
CLEAR WIDTH OF AN ACCESSIBLE ROUTE EXISTING BUILDING - INTERIOR
FIGURE: 403.5.1(C)



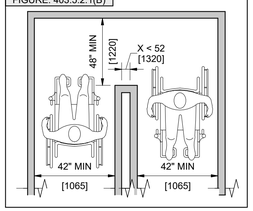
CLEAR WIDTH OF AN ACCESSIBLE ROUTE EXISTING BUILDING - EXTERIOR
FIGURE: 403.5.1(D)



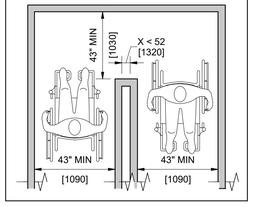
CLEAR WIDTH AT 180-DEGREE TURN NEW BUILDING - OPTION 1
FIGURE: 403.5.2.1(A)



CLEAR WIDTH AT 180-DEGREE TURN NEW BUILDING - OPTION 2
FIGURE: 403.5.2.1(B)

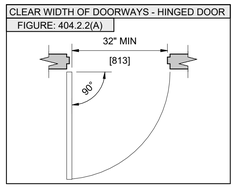


CLEAR WIDTH AT 180-DEGREE TURN NEW BUILDING - OPTION 3
FIGURE: 403.5.2.1(C)

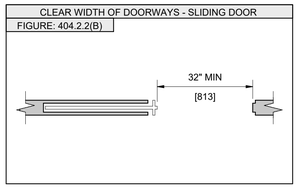


SECTION 404 - DOORS, DOORWAYS AND GATES

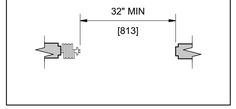
CLEAR WIDTH OF DOORWAYS - HINGED DOOR
FIGURE: 404.2.2(A)



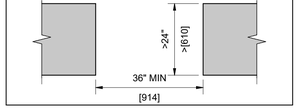
CLEAR WIDTH OF DOORWAYS - SLIDING DOOR
FIGURE: 404.2.2(B)



CLEAR WIDTH OF DOORWAYS - FOLDING DOOR
FIGURE: 404.2.2(C)



CLEAR WIDTH OF DOORWAYS - DOORWAYS WITHIN DOORS
FIGURE: 404.2.2(D)



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601 MAPLE AVENUE,
CINCINNATI, OH 45229

SHEET TITLE:
ACCESSIBILITY STANDARDS

SHEET NUMBER:
G1013

REV:
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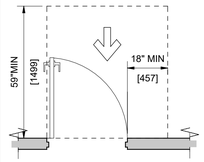
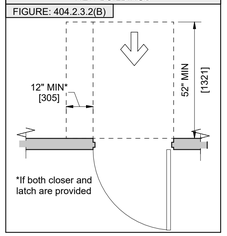
CHAPTER 4

SECTION 404 - DOORS, DOORWAYS AND GATES

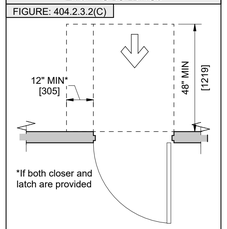
FRONT APPROACH - PULL SIDE
FIGURE: 404.2.3.2(A)



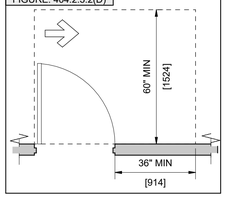
FRONT APPROACH - PUSH SIDE
NEW BUILDINGS
FIGURE: 404.2.3.2(B)



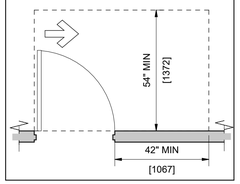
FRONT APPROACH - PUSH SIDE
EXISTING BUILDINGS
FIGURE: 404.2.3.2(C)



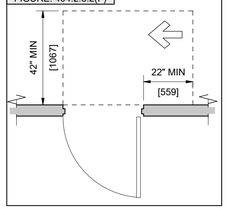
HINGE APPROACH - PULL SIDE
FIGURE: 404.2.3.2(D)



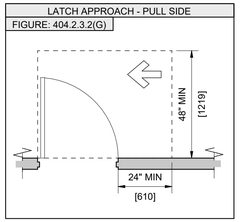
HINGE APPROACH - PULL SIDE
FIGURE: 404.2.3.2(E)



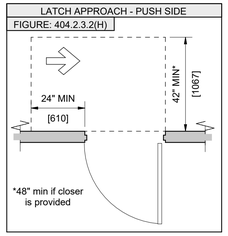
HINGE APPROACH - PUSH SIDE
FIGURE: 404.2.3.2(F)



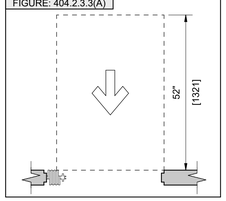
LATCH APPROACH - PULL SIDE
FIGURE: 404.2.3.2(G)



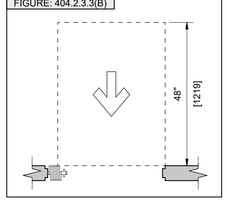
LATCH APPROACH - PUSH SIDE
FIGURE: 404.2.3.2(H)



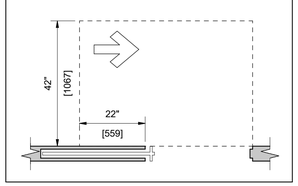
FRONT APPROACH - NEW BUILDINGS
FIGURE: 404.2.3.3(A)



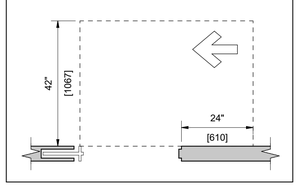
FRONT APPROACH - EXISTING BUILDINGS
FIGURE: 404.2.3.3(B)



POCKET OR HINGE APPROACH
FIGURE: 404.2.3.3(C)

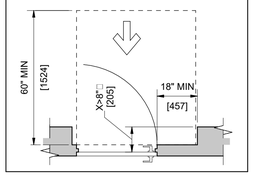


STOP OR LATCH APPROACH
FIGURE: 404.2.3.3(D)

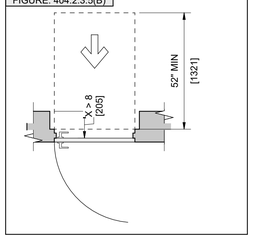


SECTION 404 - DOORS, DOORWAYS AND GATES (CONT)

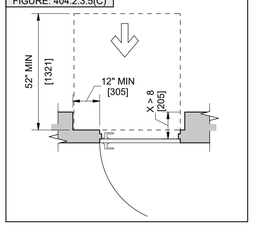
NEW BUILDINGS PULL SIDE
FIGURE: 404.2.3.5(A)



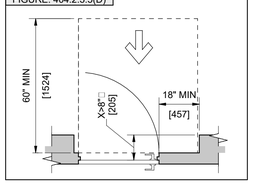
NEW BUILDINGS PUSH SIDE
FIGURE: 404.2.3.5(B)



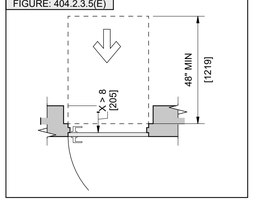
NEW BUILDINGS PUSH SIDE
DOOR PROVIDED WITH BOTH CLOSER AND LATCH
FIGURE: 404.2.3.5(C)



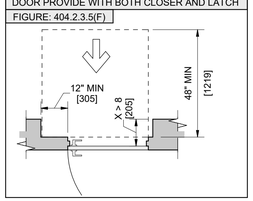
EXISTING BUILDINGS PULL SIDE
FIGURE: 404.2.3.5(D)



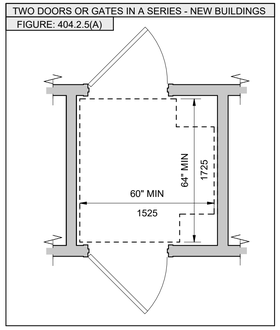
EXISTING BUILDINGS PUSH SIDE
FIGURE: 404.2.3.5(E)



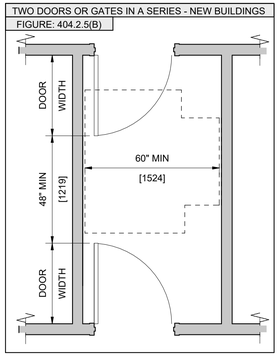
EXISTING BUILDINGS - PUSH SIDE
DOOR PROVIDE WITH BOTH CLOSER AND LATCH
FIGURE: 404.2.3.5(F)



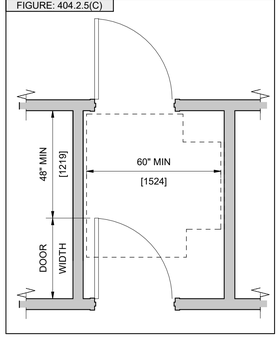
TWO DOORS OR GATES IN A SERIES - NEW BUILDINGS
FIGURE: 404.2.5(A)



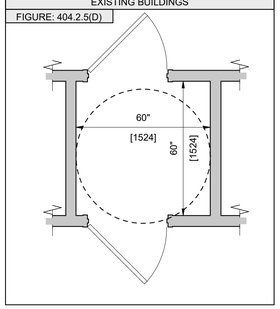
TWO DOORS OR GATES IN A SERIES - NEW BUILDINGS
FIGURE: 404.2.5(B)



TWO DOORS OR GATES IN A SERIES - NEW BUILDINGS
FIGURE: 404.2.5(C)

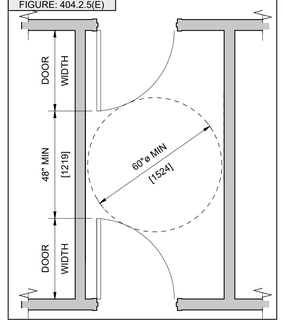


TWO DOORS OR GATES IN A SERIES
EXISTING BUILDINGS
FIGURE: 404.2.5(D)

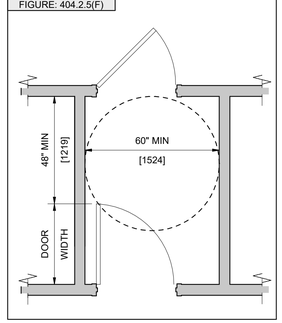


SECTION 404 - DOORS, DOORWAYS AND GATES (CONT)

TWO DOORS OR GATES IN A SERIES
EXISTING BUILDINGS
FIGURE: 404.2.5(E)



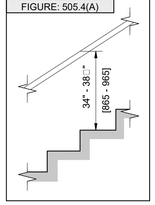
TWO DOORS OR GATES IN A SERIES
EXISTING BUILDINGS
FIGURE: 404.2.5(F)



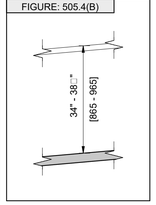
CHAPTER 5

SECTION 505 - HANDRAILS

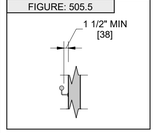
HANDRAIL HEIGHT - STAIRS
FIGURE: 505.4(A)



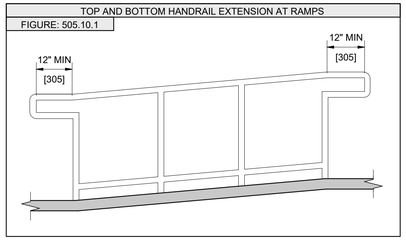
HANDRAIL HEIGHT - RAMPS
FIGURE: 505.4(B)



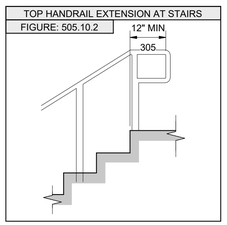
HANDRAIL CLEARANCE
FIGURE: 505.5



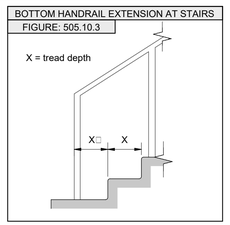
TOP AND BOTTOM HANDRAIL EXTENSION AT RAMPS
FIGURE: 505.10.1



TOP HANDRAIL EXTENSION AT STAIRS
FIGURE: 505.10.2



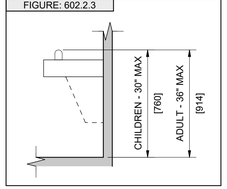
BOTTOM HANDRAIL EXTENSION AT STAIRS
FIGURE: 505.10.3



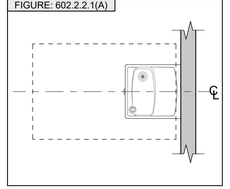
CHAPTER 6

SECTION 602 - DRINKING FOUNTAINS AND BOTTLE FILLING STATIONS

WHEELCHAIR DRINKING FOUNTAIN
SPOUT HEIGHT AND LOCATION
FIGURE: 602.2.3

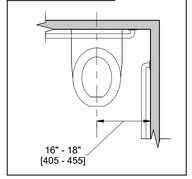


CLEAR FLOOR SPACE AT
WHEELCHAIR DRINKING FOUNTAINS
FIGURE: 602.2.2.1(A)

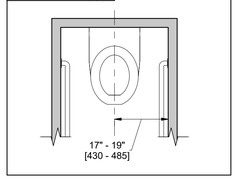


SECTION 604 - WATER CLOSETS AND TOILET COMPARTMENTS

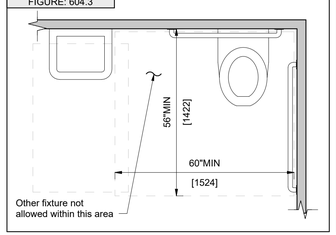
WATER CLOSET LOCATION
ACCESSIBLE WATER CLOSET(S)
FIGURE: 604.2(A)



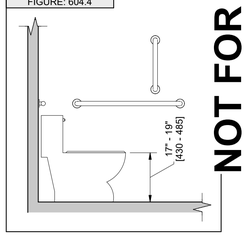
WATER CLOSET LOCATION
AMBULATORY ACCESSIBLE WATER CLOSET(S)
FIGURE: 604.2(B)



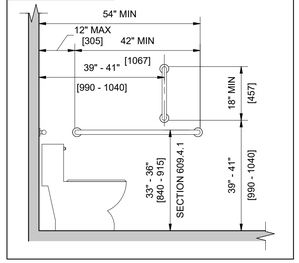
SIZE OF CLEARANCE FOR WATER CLOSET
FIGURE: 604.3



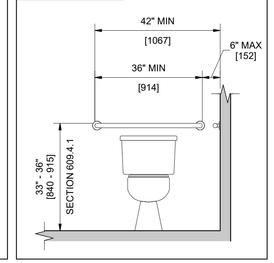
WATER CLOSET SEAT HEIGHT
FIGURE: 604.4



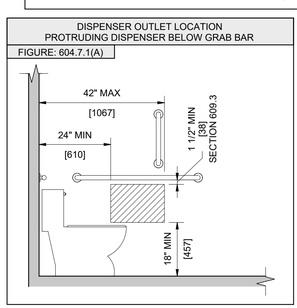
SIDE-WALL GRAB BAR FOR WATER CLOSET
FIGURE: 604.5.1



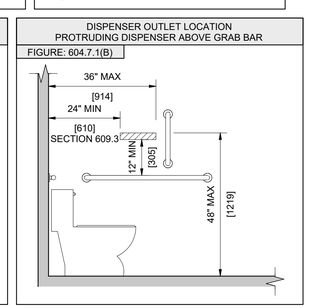
REAR-WALL GRAB BAR FOR WATER CLOSET
FIGURE: 604.5.2



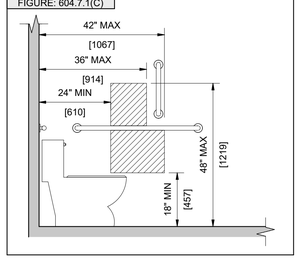
DISPENSER OUTLET LOCATION
PROTRUDING DISPENSER BELOW GRAB BAR
FIGURE: 604.7.1(A)



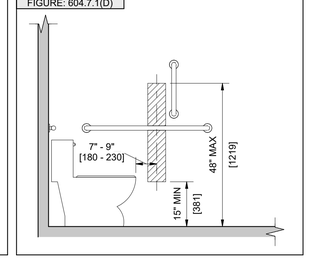
DISPENSER OUTLET LOCATION
PROTRUDING DISPENSER ABOVE GRAB BAR
FIGURE: 604.7.1(B)



DISPENSER OUTLET LOCATION
RECESSED DISPENSER
FIGURE: 604.7.1(C)



DISPENSER OUTLET LOCATION
DISPENSER IN FRONT OF WATER CLOSET - EXCEPTION
FIGURE: 604.7.1(D)



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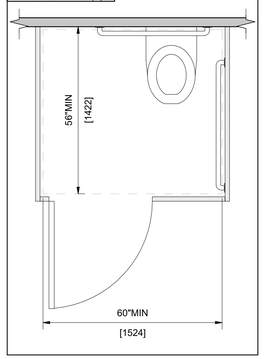
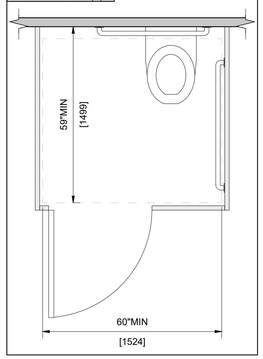
CHAPTER 6

SECTION 604 - WATER CLOSETS AND TOILET COMPARTMENTS

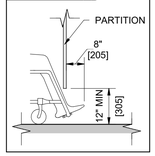
WHEELCHAIR TOILET COMPARTMENTS WALL HUNG CLOSET, ADULT
FIGURE: 604.9.2(A)



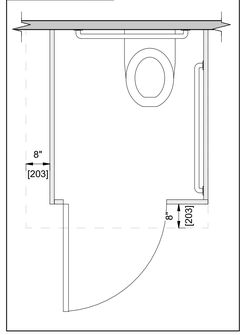
WHEELCHAIR TOILET COMPARTMENTS FLOOR MOUNTED WATER CLOSET, ADULT
FIGURE: 604.9.2(B)



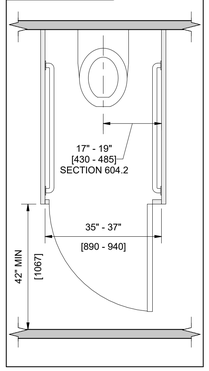
TOE CLEARANCE - ELEVATION
FIGURE: 604.9.5(A)



TOE CLEARANCE - PLAN
FIGURE: 604.9.5(B)

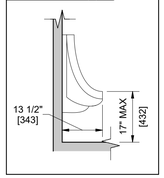


AMBULATORY COMPARTMENT
FIGURE: 604.10.1

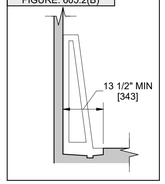


SECTION 605 - URINALS

HEIGHT AND DEPTH OF URINAL WALL HUNG TYPE
FIGURE: 605.2(A)



HEIGHT AND DEPTH OF URINAL STALL TYPE
FIGURE: 605.2(B)



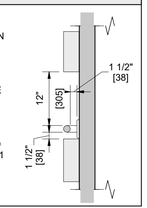
SECTION 609 - GRAB BARS

SPACING OF GRAB BARS
FIGURE: 609.3

CIRCULAR CROSS SECTION. GRAB BARS WITH A CIRCULAR CROSS SECTIONS SHALL HAVE AN OUTSIDE DIAMETER OF 1-1/4 INCH (32 MM) MINIMUM AND 2 INCHES (51 MM) MAXIMUM.

SPACING. THE SPACE BETWEEN THE WALL AND THE GRAB BAR SHALL BE 1-1/2 INCHES (38 mm). THE SPACE BETWEEN THE GRAB BAR AND PROJECTING OBJECTS BELOW AND AT THE ENDS OF THE GRAB BAR SHALL BE 1-1/2 INCHES (38 MM) MINIMUM. THE SPACE BETWEEN THE GRAB BAR AND PROJECTING OBJECTS ABOVE THE GRAB BAR SHALL BE 12 INCHES (305 MM) MINIMUM.

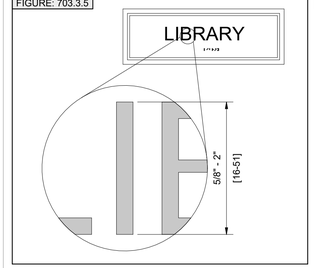
POSITION OF GRAB BARS. GRAB BARS SHALL BE INSTALLED IN A HORIZONTAL POSITION, 33 INCHES (840 MM) MINIMUM AND 36 INCHES (915 MM) MAXIMUM ABOVE THE FLOOR MEASURED TO THE TOP OF THE GRIPPING SURFACE OR SHALL BE INSTALLED AS A REQUIRED BY ITEMS 1 THROUGH 3. WATER CLOSETS FOR CHILDREN'S USE, GRAB BARS SHALL BE INSTALLED IN A HORIZONTAL POSITION 18 INCHES (455 MM) MINIMUM AND 27 INCHES (685 MM) MAXIMUM ABOVE THE FLOOR MEASURED TO THE TOP OF THE GRIPPING SURFACE.



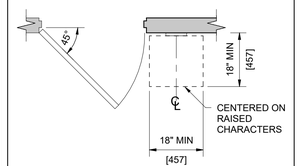
CHAPTER 7

SECTION 703 - SIGNS

CHARACTER HEIGHT
FIGURE: 703.3.5

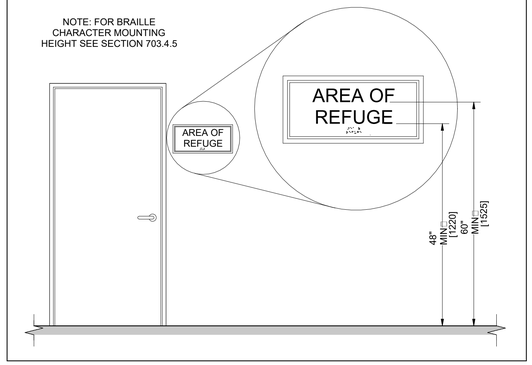


LOCATION OF SIGNS AT DOORS
FIGURE: 703.3.11

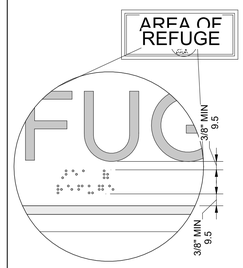


HEIGHT OF RAISED CHARACTERS ABOVE FLOOR
FIGURE: 703.3.10

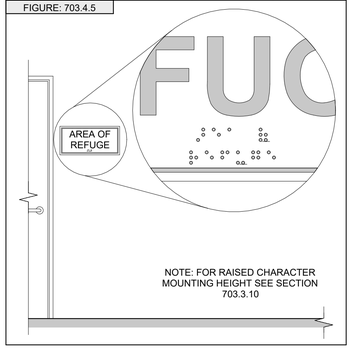
NOTE: FOR BRAILLE CHARACTER MOUNTING HEIGHT SEE SECTION 703.4.5



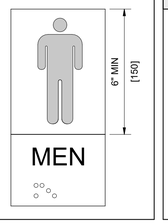
POSITION OF BRAILLE
FIGURE: 703.4.4



HEIGHT OF BRAILLE CHARACTERS ABOVE FLOOR
FIGURE: 703.4.5

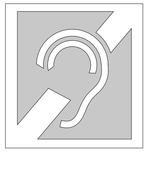


PICTOGRAM FIELD
FIGURE: 703.5



INTERNATIONAL SYMBOL FOR ACCESSIBILITY
FIGURE: 703.6.3.1

INTERNATIONAL SYMBOL OF ACCESS FOR HEARING LOSS
FIGURE: 703.6.3.3



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DESIGN BY	Designer
DRAWN BY	Author
CHECK BY	Checker
DATE	08/07/25
SCALE	AS NOTED

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MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

SHEET TITLE: ACCESSIBILITY STANDARDS

SHEET NUMBER: **G1015**

REV: **0**

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P:\RWE\RWET501 Maple Tower Renovations\4 Drawings\Graphics\AutoCAD\Sheets\Design Development\MATERIALS AND LAYOUT\L2001 MATERIALS NOTES AND SCHEDULE.dwg | HTHOMAS |ARCH D (24.00 X 36.00 INCHES) | 8/12/2025

LAYOUT/DIMENSIONAL CONTROL NOTES:

1. THE CONTRACTOR SHALL LAYOUT AND VERIFY ALL DIMENSIONS PRIOR TO CONSTRUCTION. ANY DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE LANDSCAPE ARCHITECT FOR DIRECTION AND RESOLUTION OF DISCREPANCIES PRIOR TO PROCEEDING.
2. VERIFY LOCATIONS OF ALL SITE IMPROVEMENTS INSTALLED UNDER OTHER SECTIONS. IF ANY PART OF THIS PLAN CANNOT BE FOLLOWED DUE TO SITE CONDITIONS, CONTACT THE LANDSCAPE ARCHITECT FOR INSTRUCTION OF THE CONFLICTING/CONCERNED AREA PRIOR TO COMMENCING WORK.
3. ALL DIMENSIONS ARE TAKEN PERPENDICULAR TO WALL, CURB, P.O.B., OR CENTERLINE UNLESS OTHERWISE NOTED. DIMENSIONS AT CURB ARE FROM BACK OF CURB.
4. WHERE DIMENSIONS ARE CALLED AS "EQUAL", ALL REFERENCED ITEMS SHALL BE SPACED EQUALLY, MEASURED TO THEIR CENTER LINES OR OTHER NOTED REFERENCES.
5. INSTALL ALL INTERSECTING ELEMENTS AT 90 DEGREES TO EACH OTHER UNLESS OTHERWISE NOTED.
6. DIMENSIONAL COORDINATE POINTS HAVE BEEN COORDINATED WITH DATA PROVIDED BY CIVIL ENGINEER.
7. WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS.
8. THIS DRAWING INCLUDES THE LOCATION OF VARIOUS DRAIN DEVICES AND SYSTEMS. COORDINATE CONSTRUCTION, DETAILS AND UTILITY CONNECTIONS WITH RELATED ENGINEERING DRAWINGS. CONFIRM LOCATIONS WITH THE LANDSCAPE ARCHITECT PRIOR TO ROUGH IN.
9. FOR HANDICAPPED STANDARDS, VERIFY COMPLIANCE WITH LATEST EDITION OF ADA, AND OTHER LOCAL ACCESSIBLE STANDARDS PRIOR TO CONSTRUCTION. WHERE FIELD MODIFICATIONS ARE REQUIRED FOR COMPLIANCE, CONSTRUCTION CHANGES MAY BE APPLIED INCLUDING DIFFERENT GRADES AND LAYOUT THAN THOSE NOTED HEREIN. CONTACT LANDSCAPE ARCHITECT IF CONDITIONS OCCUR.

GENERAL EXPANSION/CONTROL JOINT NOTES:

1. JOINTS SHALL BE LAID OUT AS SHOWN IN THESE DRAWINGS AND PER A.C.I. STANDARDS. ADVISE THE LANDSCAPE ARCHITECT WHERE LAYOUT DISCREPANCIES EXIST TO DETERMINE JOINT RESOLUTION.
2. AT ALL CONDITIONS WHERE NEW PAVEMENT OR CURBS ADJOINS EXISTING PAVEMENT OR CURBS, REMOVAL OF EXISTING SHALL OCCUR BEYOND LOCATION SHOWN TO NEAREST JOINT IN EXISTING PAVEMENT TO REMOVE ANY SMALL UNITS OR OFFSETS IN JOINTING.
3. ALL SUB-SLAB JOINT LAYOUT, IF NOT SHOWN, SHALL BE PER LATEST A.C.I. STANDARDS ANY STANDARD DETAILS IN THESE DOCUMENTS.
4. REFER TO DETAILS FOR ALL SUB-SLAB EXPANSION/CONTROL JOINT INSTALLATION. IF NONE PROVIDED, USE STANDARD JOINTS DETAILED HEREIN.
4. REFER TO DETAILS FOR TYPICAL CONCRETE EXPANSION AND CONTROL JOINT INSTALLATION.
5. REFER TO MATERIALS AND/OR LAYOUT PLANS FOR JOINT LOCATIONS AND TYPE DESIGNATION.
6. TOOLED JOINTS SHALL BE INSTALLED AT APPROPRIATE TIMING OF CURB DURING CONCRETE INSTALLATION.
7. SAWCUT JOINTS SHALL BE INSTALLED WITHIN 24 HOURS OF INSTALLING CONCRETE. OVERCUT OF JOINTS INTO NON-JOINTED SURFACES IS NOT PERMITTED. ALL JOINTS SHALL BE EXTENDED FULLY TO TERMINUS LOCATION AS SHOWN AND IN SOME CONDITIONS MAY REQUIRE HAND TOOL EXECUTION.
8. PROVIDE CONTINUOUS EXPANSION JOINTS IN ALL CASES BETWEEN STRUCTURES SUCH AS WALLS, CURBS, STEPS AND BUILDING OR WHERE CONCRETE ABUTS UTILITY VAULTS OR BOXES, WHEN WALLS OR FLATWORK MEETS VERTICAL OR IN GRADE DEVICES UNLESS NOTED OTHERWISE. JOINTS SHALL BE CONTINUOUS AND SHALL COMPLY WITH THE DRAWING DETAILS. REQUIRED EXPANSION JOINTS NOTED HEREIN MAY NOT BE SHOWN ON THESE DRAWINGS BUT ARE A CONSTRUCTION REQUIREMENT.
9. ALL JOINTING SHALL COMPLY WITH CONTRACT DOCUMENTS AND SHALL BE CONTINUOUS IN ALL INSTANCES.
10. SEALANT IS REQUIRED IN EXPANSION JOINTS UNLESS OTHERWISE NOTED. SEALANT SHALL BE INSTALLED NEAT, EVEN, CONSISTENT AND WITHOUT OVER POUR ONTO PAVING OR ADJACENT SURFACES AND CONTROL JOINTS. GENERALLY THE SEALANT IS TO BE HELD DOWN FROM THE SURFACE 1/8 INCH OR AT THE BOTTOM OF THE TOOLED RADIUS (IF ANY).
11. REFERENCE DETAILS AND SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS ON INSTALLATION OF SEALANTS AND RELATED MATERIALS.
12. SEALANT SHALL NOT BE APPLIED TO CONTROL JOINTS UNLESS NOTED OTHERWISE.

GENERAL FINISH NOTES:

1. SEPARATE ALL DIS-SIMILAR METALS FROM EACH OTHER WITH SPECIFIED OR APPROVED NON-METALLIC SEPARATION DEVICES.
2. ALL EXPOSED WELDS SHALL BE GROUND FLUSH OR CONTINUOUS PENDING WELD TYPE AND FINISH SUCH AS REQUIRED TO PROVIDE A SMOOTH CONTINUOUS AND EVEN APPEARANCE AND SHALL BE FINISHED TO MATCH NEIGHBORING FINISHES.
3. ALL FASTENERS AND METALS IN DIRECT CONTACT WITH SOILS SHALL BE EPOXY COATED UNLESS OTHERWISE NOTED OR DIRECTED HEREIN.
4. ALL FASTENERS SHALL BE CONCEALED OR PLACED IN HIDDEN LOCATIONS FROM GENERAL VIEW UNLESS NOTED OTHERWISE.
5. ALL FASTENERS SHALL BE TAMPER-PROOF WHERE APPLICABLE AND APPROVED TYPE AND MATERIAL BY LANDSCAPE ARCHITECT.
6. ALL LOCATIONS OF EXPOSED UTILITY ACCESS POINTS LIKE ELECTRICAL OR LOW VOLTAGE CABLE JUNCTION BOXES, HANDHOLDS OR PULL BOXES, MANHOLES, ETC. SHALL BE APPROVED BY LANDSCAPE ARCHITECT PRIOR TO PLACEMENT.
7. ALL ABOVE GRADE EXPOSED ELECTRICAL COMPONENTS (JUNCTION BOXES, CONDUITS, ETC.) SHALL BE PAINTED WITH COLOR TO BE DETERMINED PENDING LOCATION.

LAYOUT AND MATERIALS LEGEND:

- CENTER LINE
- ALIGN — ALIGN ELEMENTS
- R2 1/4" — RADIUS DIMENSION
- ENLARGEMENT REFERENCE
- XX / L.X.X.X — SECTION REFERENCE
- XX / L.X.X.X — ELEVATION REFERENCE
- P1 — MATERIAL REFERENCE
- PA — PLANTING AREAS
- CJ — CONTROL OR CONSTRUCTION JOINTS
- SCJ — SUB SURFACE CONTROL JOINT
- EJ — EXPANSION JOINT
- SEJ — SUB SURFACE EXPANSION JOINT
- DIRECTION OF SPECIFIED FINISH
- P.O.B. – POINT OF BEGINNING

PAVING SCHEDULE

KEY	ITEM	SUPPLIER	MATERIAL	SIZE	FINISH	COLOR	REMARKS	SPEC
P1	STANDARD CONCRETE PAVING	–	STANDARD CONCRETE	PER PLAN	LIGHT TO MEDIUM BROOM FINISH	NATURAL	AGGREGATE TO BE SINGLE COLOR– NO RAINBOW MIXES. FINISH AS NOTED. EXPANSION JOINT SURFACE SEALANT TO MATCH CONCRETE COLOR.	321313
P2	ARCHITECTURAL CONCRETE	SILKO	ARCHITECTUAL CONCRETE	PER PLAN	LIGHT TO MEDIUM BROOM FINISH	TBD	PEDESTRIAN CONCRETE THICKNESS AND REINFORCEMENT PER CIVIL AGGREGATE TO BE SINGLE COLOR. NO RAINBOW MIXES. FINISH AS NOTED	321316
P3	TRUNCATED DOME TILE	ACCESS TILE	PER MANUFACTURER	24" X 24"	PER MANUFACTURER	FEDERAL YELLOW	CAST IN PLACE REPLACEABLE TILE INSTALL PER MANUFACTURERS INSTRUCTION AND TO MEET ADA AND OHA STANDARDS	

STEEL (S)

KEY	ITEM	SUPPLIER	MATERIAL	SIZE	FINISH	COLOR	REMARKS	SPEC
S1	EXISTING FENCE	ON SITE	METAL FENCE	PER PLAN	NA	NA	EXISTING FENCE TO BE REMOVED AND STORED FOR REUSE. INSTALLATION WITH CONCRETE FOOTING AS NEEDED TO MATCH EXISTING CONDITIONS	
S2	STEEL EDGING	COLMET OR APPROVED EQUAL	POWDER COATED STEEL	5" WIDTH X 3/16" THICK	POWDER COATED	BLACK	STANDARD STEEL EDGING. REFER TO DETAILS FOR INSTALLATION MINIMUM OF (4) STAKES PER TEN LINEAR FEET.	329400
S3	METAIL GATE	AMERISTAR OR APPROVED EQUAL	METAL	6' HT	POWDERCOATED	BLACK	STEEL GATES; WITH POWDER COAT; HEAVY COMMERCIAL GRADE HINGES	

MASONARY SCHEDULE

KEY	ITEM	SUPPLIER	MATERIAL	SIZE	FINISH	COLOR	REMARKS	SPEC
M1	SPLIT FACE CMU BLOCK WALL	OBERFIELDS	CMU BLOCK WALL	8"HT X 16"L X 10"W	SPLIT FACE	BRENTWOOD #2310	SPLIT FACE CMU BLOCK WALL. CORE FILLED AND REINFORCED. 3/8" RAKED JOINTS.	042213
M2	STONE SIGN (EXISTING STONE)	ON SITE	EXISTING STONE	–	NATURAL	NATURAL		044216
M3	CAST STONE RAIL	INDIANA CAST STONE	CAST STONE	12" X 3" X 47 5/8"	SMOOTH	LIMESTONE	CAST STONE CAP RAIL (MODEL# RAL-DS) 3/8" RAKED JOINTS	
M4	CAST STONE RAIL	INDIANA CAST STONE	CAST STONE	3" THICK X 30" SQAURE	SMOOTH	LIMESTONE	CAST STONE CAP (MODEL# CAPFL) 3/8" RAKED JOINTS	

AMENITIES SCHEDULE

KEY	ITEM	SUPPLIER	MATERIAL	SIZE	FINISH	COLOR	REMARKS	SPEC
A1	EXISTING BENCH	ON SITE	–	EXISTING	EXISTING	EXISTING	EXISTING BENCHES TO BE REMOVED AND STORED. AFTER PAVING DRIED; BENCHED TO BE RELOCATED PER PLANS AND PERMINATLY REINSTALLED	

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601 MAPLE AVE,
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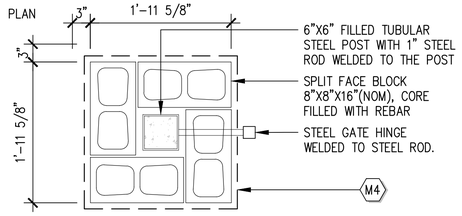
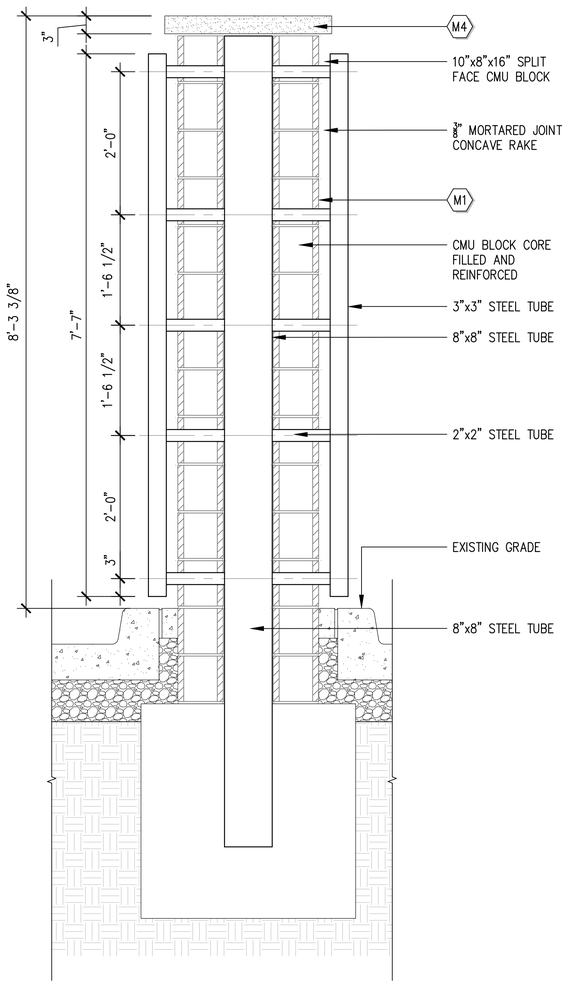
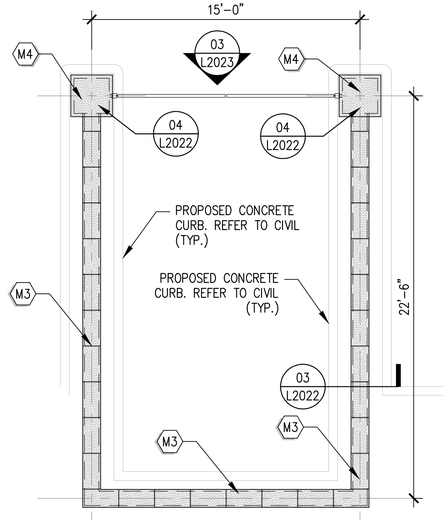


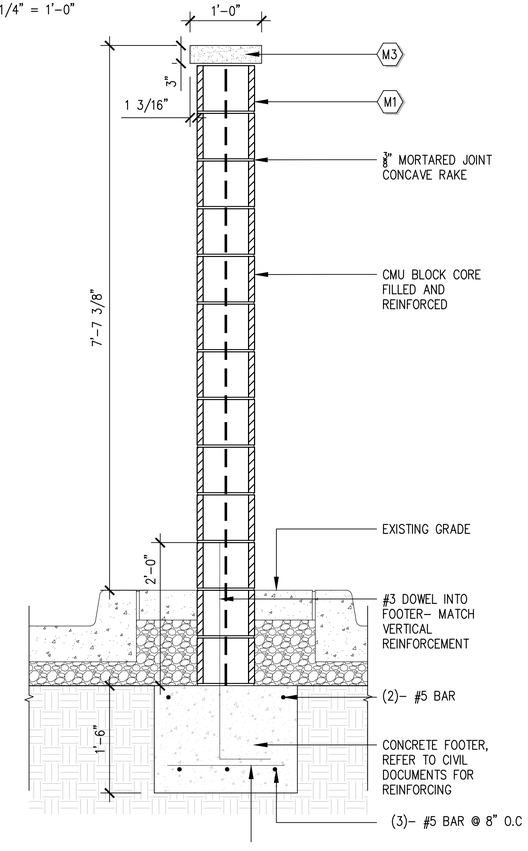
PLAN



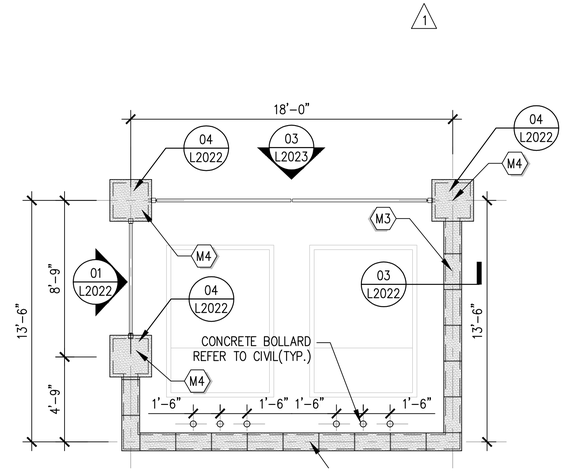
04 SCREEN WALL COLUMN
1" = 1'-0"



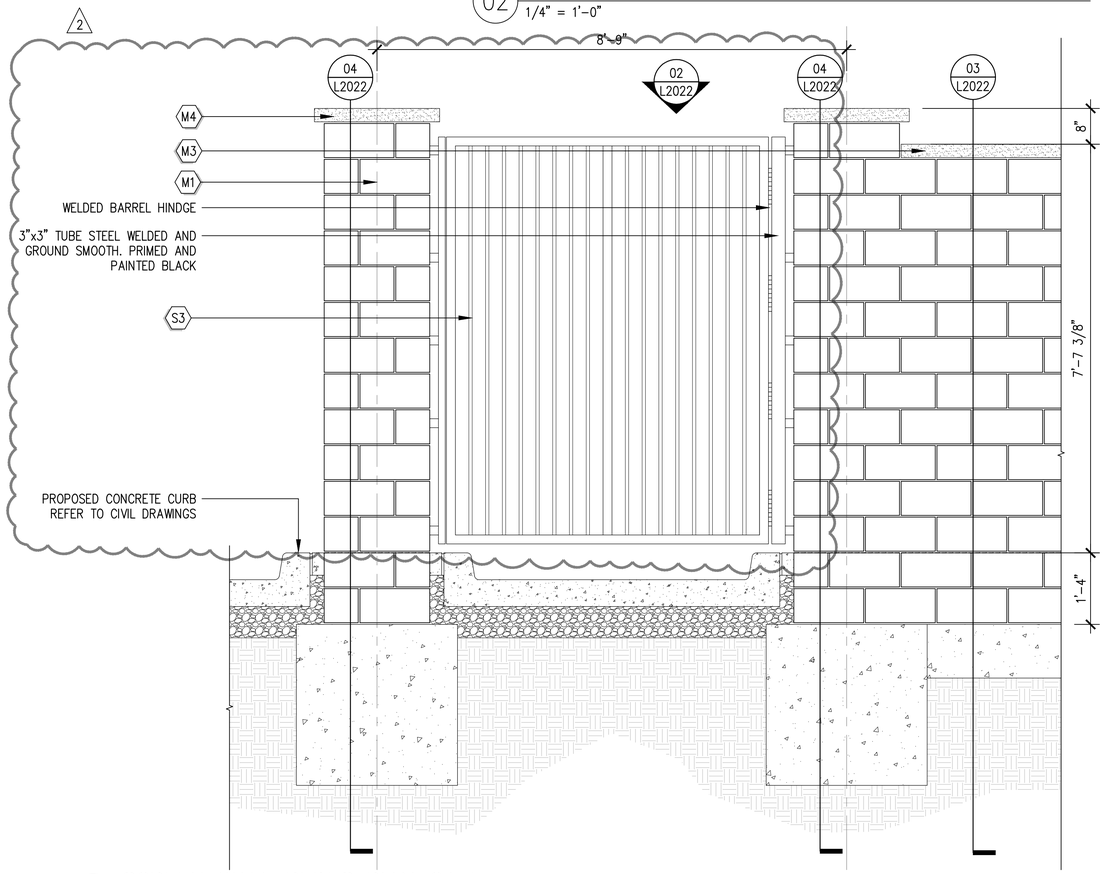
05 TRANSFORMER ENLARGEMENT
1/4" = 1'-0"



03 SCREEN WALL SECTION
1" = 1'-0"



02 SCREEN WALL ENLARGEMENT
1/4" = 1'-0"



01 SCREEN WALL PEDESTRIAN GATE
3/4" = 1'-0"

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MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVE,
CINNCINATI, OH, 45229

DRAWING TITLE: HARDSCAPE DETAILS

DRAWING NUMBER: **L2022**

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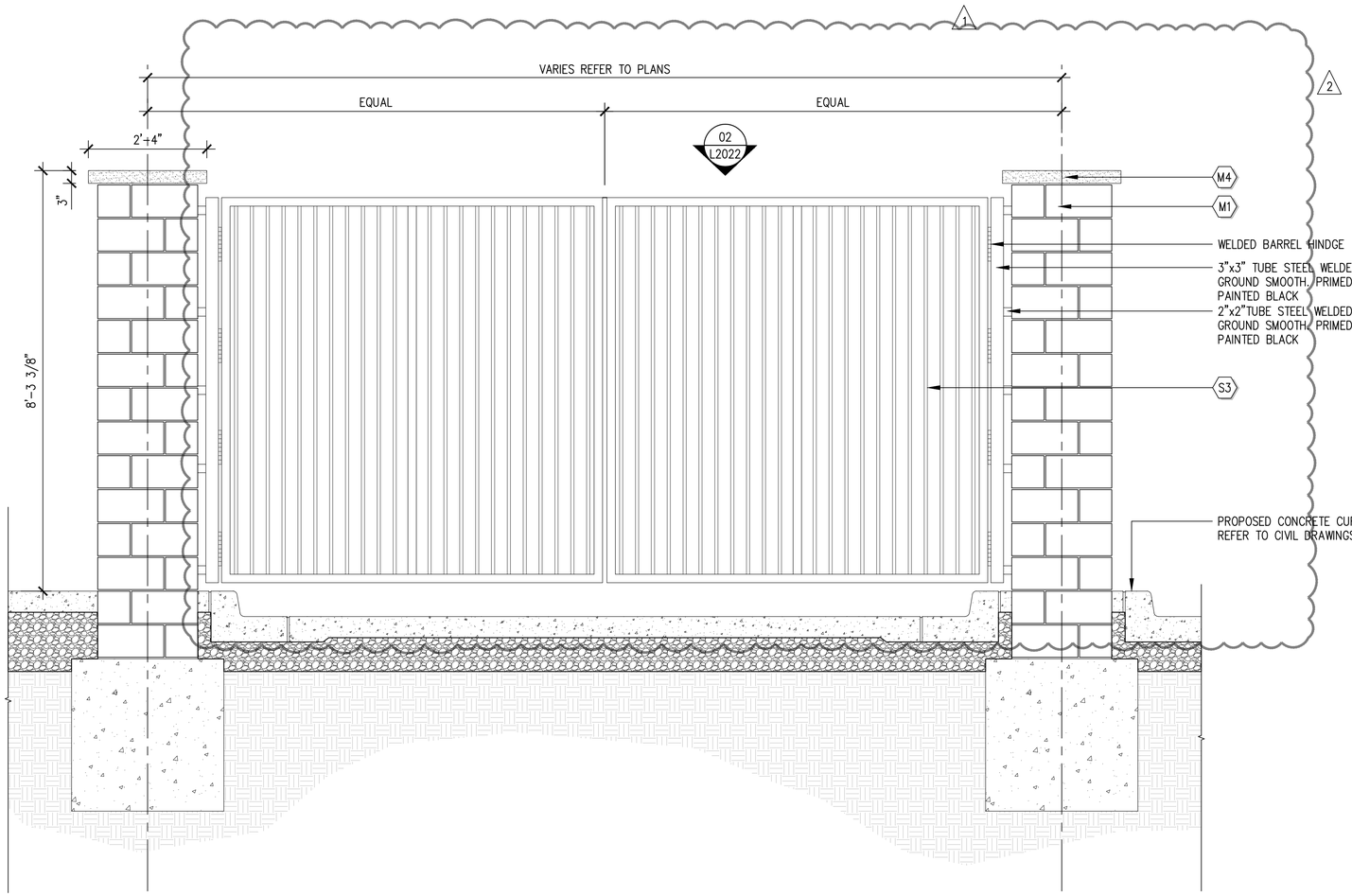
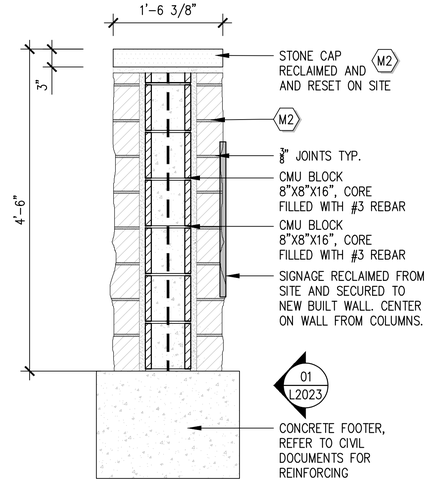
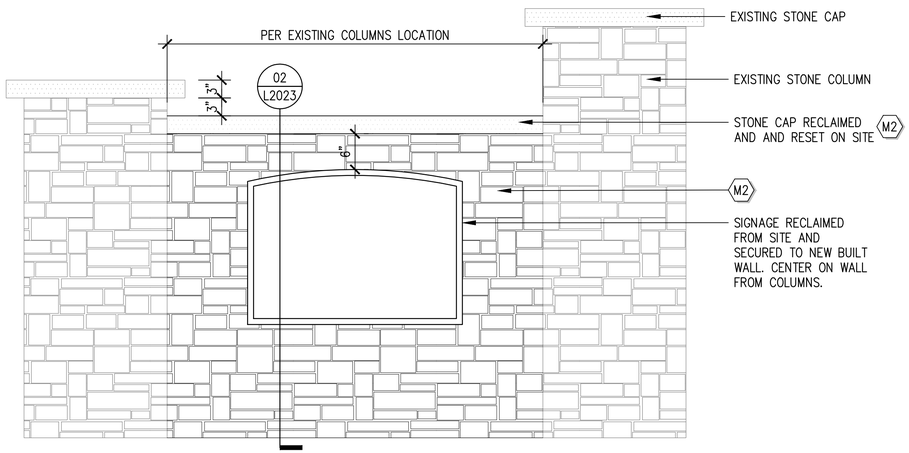


03 DUMPSTER GATE ELEVATION
3/4" = 1'-0"



02 NEW WALL SECTION
1" = 1'-0"



01 TYPICAL NEW WALL ELEVATION
1" = 1'-0"

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SEALS
PRELIMINARY
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This Document is partially complete. The information contained is not necessarily coordinated or correct. This drawing is for for review purposes only.

R.E. WARNER
ENGINEERS | ARCHITECTS | SURVEYORS
25000 Country Club Blvd., Suite 340,
North Olmsted, OH 44070

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2	08/13/25	ADDENDUM 2	HMT
1	07/30/25	ADDENDUM 1	HMT
0	07/18/25	BID	HMT

REVISIONS

REW JOB #	07425
DESIGN BY	HMT
DRAWN BY	HMT
CHECK BY	RR
DATE	08/13/25
SCALE	AS NOTED

CMHA

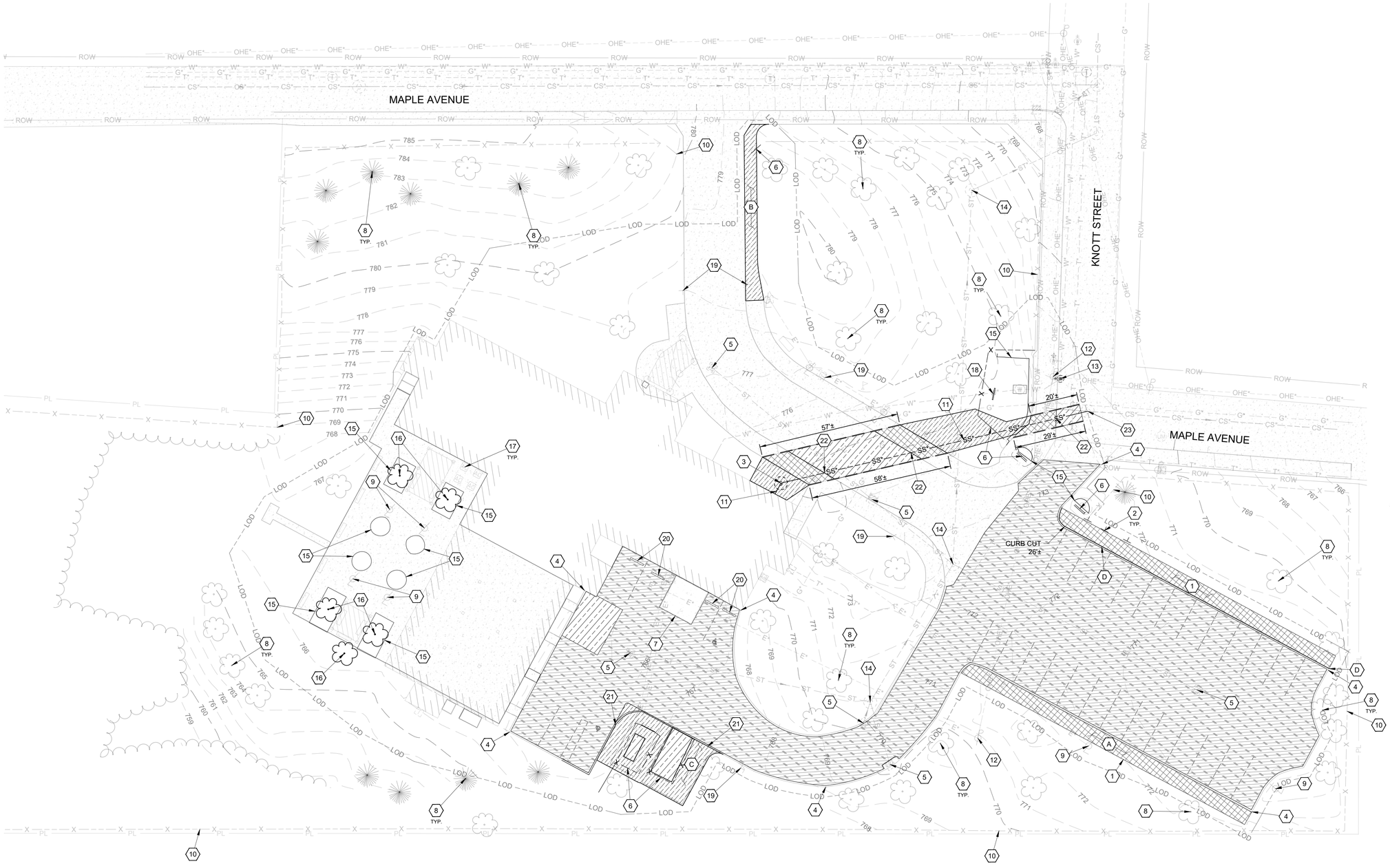
MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVE,
CINNCINATI, OH, 45229

DRAWING TITLE: HARDSCAPE DETAILS

DRAWING NUMBER: **L2023**

REV: **2**

8/12/2025 10:53 AM



0 20' 40'
SCALE: 1" = 20'

NOT FOR CONSTRUCTION

LEGEND

- PROPOSED SAWCUT LINE
- LOD — LOD — PROPOSED CONSTRUCTION LIMITS
- PROPOSED SIDEWALK REMOVAL
- PROPOSED ASPHALT RESURFACING
- PROPOSED PAVEMENT REMOVAL
- PROPOSED GRASS REMOVAL CLEARING AND GRUBBING
- EXISTING PAVEMENT TO REMAIN

NOTES:

1. THE CONTRACTOR SHALL VERIFY ALL LOCATION DIMENSIONS, VERTICAL CONTROL ELEVATIONS, AND PROPERTY LINE LOCATIONS PRIOR TO DEMOLITION OPERATIONS. ANY DISCREPANCIES BETWEEN THE CONSTRUCTION PLANS AND ACTUAL FIELD CONDITIONS SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER PRIOR TO CONTINUING WITH DEMOLITION WORK.
2. REMOVE ALL EXISTING PAVEMENT AND STRUCTURES WITHIN THE HATCHED AREA UNLESS OTHERWISE NOTED.
3. COORDINATED WITH LOCAL POWER, TELEPHONE, CABLE, AND GAS COMPANIES PRIOR TO THE REMOVAL AND/OR RELOCATION OF EXISTING UTILITIES.
4. CONTRACTOR TO DETERMINE SOURCE OF ALL EXPOSED UTILITIES AND, IF REQUIRED, RECONNECT TO PROPOSED UTILITIES.
5. CONTRACTOR IS RESPONSIBLE FOR THE REMOVAL AND LEGAL DISPOSAL OF ALL UNSUITABLE MATERIALS FROM THE PROJECT SITE. CONTRACTOR SHALL CONTACT ALL LOCAL AUTHORITIES TO DETERMINE DISPOSAL REQUIREMENTS.
6. THE CONTRACTOR IS RESPONSIBLE FOR REPAIRING AND/OR REPLACING ALL PAVEMENT, FENCES, WALKS, LAWN, AND LANSCAPING AREAS THAT ARE DAMAGED AS PART OF THESE IMPROVEMENTS AT NO ADDITIONAL COST TO THE OWNER.
7. EXISTING FENCING SHALL BE REMOVED IN LOCATIONS AS INDICATED, SECURELY STORED ON-SITE, ADN SUBSEQUENTLY RELOCATED AND REINSTALLED IN ACCORDANCE WITH THE LOCATIONS SPECIFIED IN THE LANDSCAPE DRAWINGS, FOLLOWING THE COMPLETION OF ALL WORK IMPACTING THOSE AREAS. (2)

PLAN KEYNOTES (#)

1. EXISTING CONCRETE SIDEWALK TO BE REMOVED & REPLACED
2. EXISTING SIGNAGE TO REMOVED & REPLACED
3. EXISTING COMBINED SEWER MANHOLE TO BE REMOVED
4. EXISTING CURB TO REMAIN - CONTRACTOR TO PROTECT-IN-PLACE
5. EXISTING CATCH BASIN TO REMAIN - CONTRACTOR TO PROTECT-IN-PLACE
6. EXISTING FENCE TO BE REMOVED & STORED TO BE REUSED (SEE NOTE 7) (2)
7. EXISTING CONCRETE PAD TO REMAIN - CONTRACTOR TO PROTECT-IN-PLACE
8. EXISTING TREE TO REMAIN - CONTRACTOR TO PROTECT-IN-PLACE
9. EXISTING LIGHT POLE TO REMAIN - CONTRACTOR TO PROTECT-IN-PLACE
10. EXISTING FENCE TO REMAIN - CONTRACTOR TO PROTECT-IN-PLACE
11. EXISTING SANITARY SEWER TO BE REMOVED AND REPLACED
12. EXISTING POWER POLE TO REMAIN - CONTRACTOR TO PROTECT-IN-PLACE
13. EXISTING WATER VALVE TO BE REMOVED AND REPLACED
14. EXISTING STORM MANHOLE TO REMAIN - CONTRACTOR TO PROTECT-IN-PLACE
15. EXISTING STONE PLANTER WALL TO BE REMOVED & STORED TO BE REUSED
16. EXISTING TREE TO BE REMOVED
17. EXISTING AC UNITS TO REMAIN - CONTRACTOR TO PROTECT-IN-PLACE
18. EXISTING SIGNAGE TO BE REMOVED
19. EXISTING SIGNAGE TO REMAIN - CONTRACTOR TO PROTECT-IN-PLACE
20. EXISTING WHEEL STOPS TO BE REMOVED & STORED TO BE REUSED
21. EXISTING CONCRETE CURB TO BE REMOVED
22. EXISTING CONCRETE CURB TO BE REMOVED AND REPLACED
23. EXISTING COMBINED SEWER MANHOLE TO REMAIN - CONTRACTOR TO PROTECT-IN-PLACE

ALTERNATE KEYNOTES (#)

A. ALTERNATE NO. 6 - EXISTING CONCRETE SIDEWALK TO BE REMOVED
B. ALTERNATE NO. 11 - GRASS REMOVAL/CLEARING & GRUBBING FOR PROPOSED CONNECTING SIDEWALK
C. ALTERNATE NO. 5 - GRASS REMOVAL/CLEARING & GRUBBING FOR PROPOSED TWO ADDITIONAL PARKING SPACES
D. ALTERNATE NO. 7 - EXISTING CONCRETE CURB TO BE REMOVED AND REPLACED

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25000 Country Club Blvd., Suite 340,
North Olmsted, OH 44070

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1	07/30/25	ADDENDUM 1	TSW
0	07/18/25	BID	TSW

REVISIONS

REW JOB #	07425
DESIGN BY	TSW
DRAWN BY	TSW
CHECK BY	ABS
DATE	08/13/25
SCALE	AS NOTED

CMHA

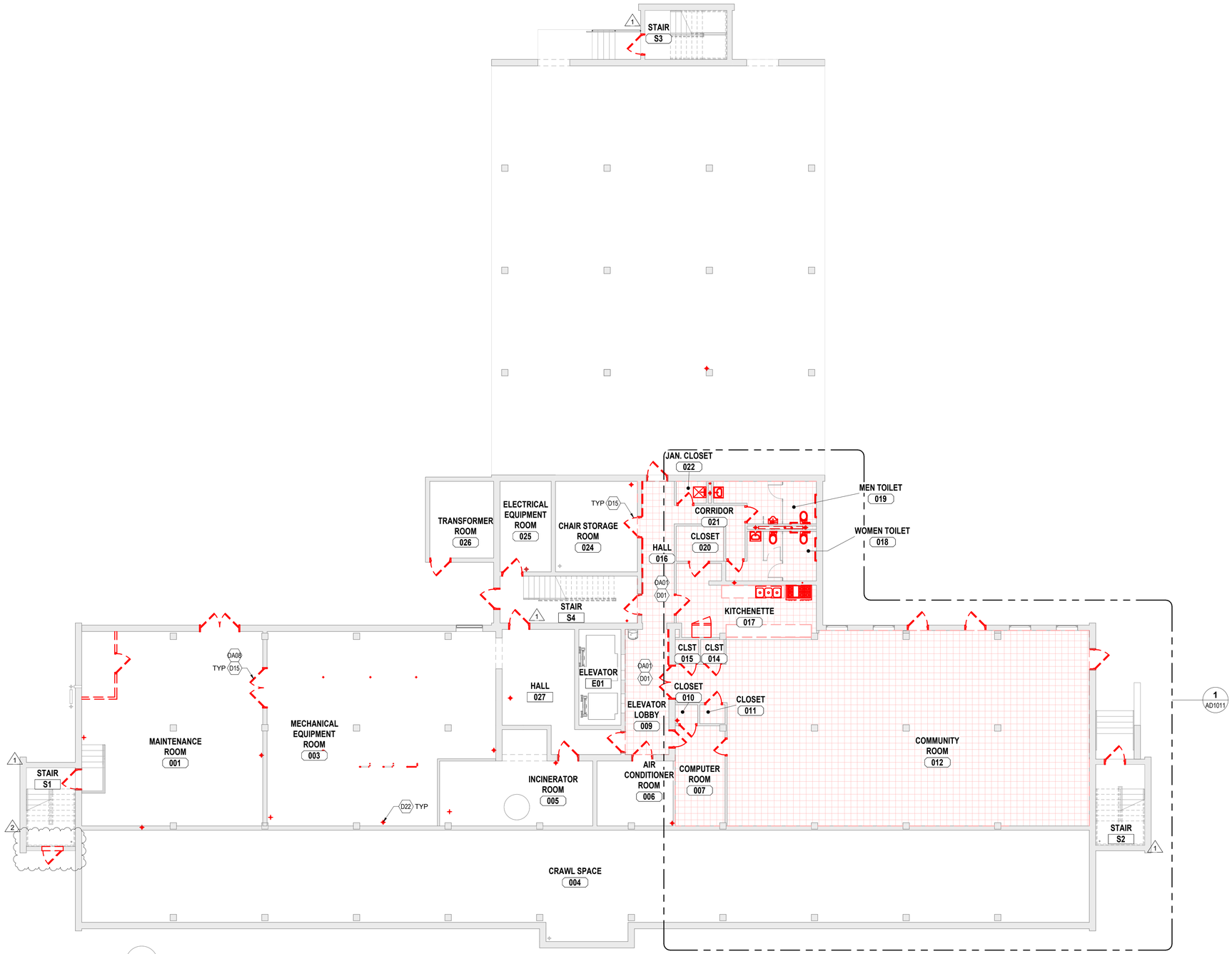
MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVE
CINCINNATI, OH 45229

DRAWING TITLE:
DEMOLITION PLAN

DRAWING NUMBER:
CD1001

REV:
2

7/29/2025 4:29 PM



DEMOLITION GROUND FLOOR PLAN

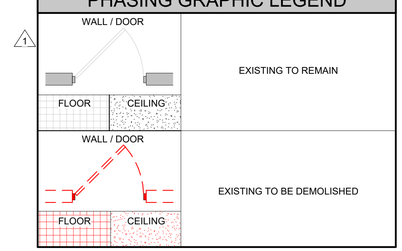
SCALE: 1/8" = 1'-0"

N

DEMOLITION PLAN GENERAL NOTES

1. APARTMENT UNITS THAT WILL INVOLVE RENOVATION WORK WILL BE CLEANED OUT BY CMHA PRIOR TO CONSTRUCTION. ALL SALVAGE ITEMS WILL BE REMOVED PRIOR TO THE CONTRACTOR RECEIVING THE UNITS.
2. REMOVE ALL EXISTING CONSTRUCTION INDICATED WITH DEMOLITION LINE WORK AND DEMOLITION NOTES. GENERAL CONTRACTOR TO COORDINATE ALL DEMOLITION WORK WITH ANY NEW CONSTRUCTION. AS WELL AS BECOME FAMILIARIZED WITH THE DEMOLITION AND / OR REMOVAL WORK WHICH MAY BE REQUIRED TO PRODUCE RESULTS INTENDED IN THE CONTRACT DOCUMENTS
3. EXISTING CONSTRUCTION THAT IS TO REMAIN SHALL BE PROTECTED FROM DAMAGE. ANY DAMAGE CAUSED TO CONSTRUCTION TO REMAIN SHALL BE REPAIRED BY THE CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER.
4. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL EXISTING FIELD CONDITIONS AND SCOPE OF DEMOLITION WORK WITH THE DEMOLITION DRAWINGS AND NEW CONSTRUCTION DRAWINGS, AND REPORT ANY DISCREPANCIES TO THE ARCHITECT. FIELD VERIFY ALL CONDITIONS PRIOR TO THE START OF DEMOLITION ACTIVITIES.
5. WALLS TO BE DEMOLISHED SHALL BE REMOVED DOWN TO THE EXISTING SLAB OR SUB-FLOOR. CONTRACTOR SHALL REPAIR ANY DAMAGE TO THE SLAB, ADJACENT WALLS OR SUB-FLOOR. REPAIRED FLOOR SURFACE SHALL BE FLUSH WITH ADJACENT FLOOR SURFACE.
6. DEMOLITION CONTRACTOR IS RESPONSIBLE FOR THE PROPER DISPOSAL OF ALL MATERIALS AND FIXTURES AND PROTECTION OF ANY AREA AND FINISHES NOT BEING REMOVED OR DEMOLISHED.
7. THE DEMOLITION CONTRACTOR SHALL LEAVE ALL DEMO AREAS CLEAN AND FREE OF ANY DEBRIS.
8. THE SCOPE OF WORK DESCRIBED IN THE CONTRACT DOCUMENTS ANTICIPATES THE DEMOLITION OF EXIST. CONSTRUCTION IN PART OR ITS ENTIRETY, AND THE REMOVAL, RELOCATION AND RE-POWERING OF CERTAIN CONSTRUCTION MATERIALS AND EQUIPMENT. IT IS THE INTENT THAT EACH PORTION OF THE DEMOLITION AND REMODELING WORK BE DONE BY THE SPECIFIC TRADE INVOLVED IN THE INITIAL INSTALLATION, (ie: CARPENTRY WORK BY THE CARPENTRY TRADE, MECHANICAL AND ELECTRICAL WORK BY THE MECHANICAL AND ELECTRICAL TRADES ETC.). THEREFORE, EACH CONTRACTOR AND SUBCONTRACTOR SHALL THOROUGHLY EXAMINE THE PROPOSED WORK AND MAKE ALLOWANCES IN HIS PROPOSAL FOR THE COST OF ALL DEMOLITION AND/OR REMOVAL WHICH MAY BE REQUIRED TO PRODUCE THE END RESULTS INTENDED BY THE CONTRACT DOCUMENTS.
9. ALL AREAS WHERE DEMOLITION IS TO OCCUR IS TO BE SECTIONED OFF FROM THE PUBLIC AND ALL REQUIRED SHORING, BARRICADING, AND SCAFFOLDING TO BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR.
10. ALL WORK TO BE IN ACCORDANCE WITH O.S.H.A. REQUIREMENTS.
11. DEMOLITION OR DEMOLITION REMOVAL TO BE COMPLETED IN A MANNER THAT DOES NOT DISTURB ADJACENT TENANTS OR DISRUPT THE OPERATION OF ADJACENT TENANTS
12. REFER TO ELCTRICAL DRAWINGS FOR ELECTRICAL DEMOLITION.
13. REFER TO MECHANICAL / PLUMBING DRAWINGS FOR MECHANICAL / PLUMBING DEMOLITION.
14. REFER TO ASBESTOS PRE-RENOVATION SURVEY AND LIMITED LEAD RISK ASSESSMENT BY ECS DATED 04/16/2025, REVISED 05/08/202.
15. REFER TO OWNER FOR PHASING INFORMATION.

PHASING GRAPHIC LEGEND



KEYNOTES

#	DESCRIPTION
D01	REMOVE EXISTING VINYL FLOORING AND BASE. PREPARE SURFACE TO RECEIVE NEW FINISHES
D15	REMOVE EXISTING DOOR, FRAME, AND ALL ASSOCIATED HARDWARE
D22	REMOVE AND REPLACE ALL SANITARY PIPING, REF TO PLUMBING DRAWINGS FOR DETAILS

ALTERNATE KEYNOTES

#	DESCRIPTION
DA01	REPAIR EXISTING VCT FLOORING, AND PREPARE FOR INSTALLATION OF NEW VINYL FLOORING OVER EXISTING VCT TO REMAIN
DA08	REMOVE EXISTING DOOR AND ALL ASSOCIATED HARDWARE. REPAIR EXISITNG DOOR FRAME TO REMAIN AS NEEDED

NOT FOR CONSTRUCTION

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2	08/13/25	ADDENDUM 2	AMA
1	07/30/25	ADDENDUM 1	AMA
0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	AS NOTED

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
DEMOLITION - GROUND FLOOR

DRAWING NUMBER:
AD1001

REV:
2

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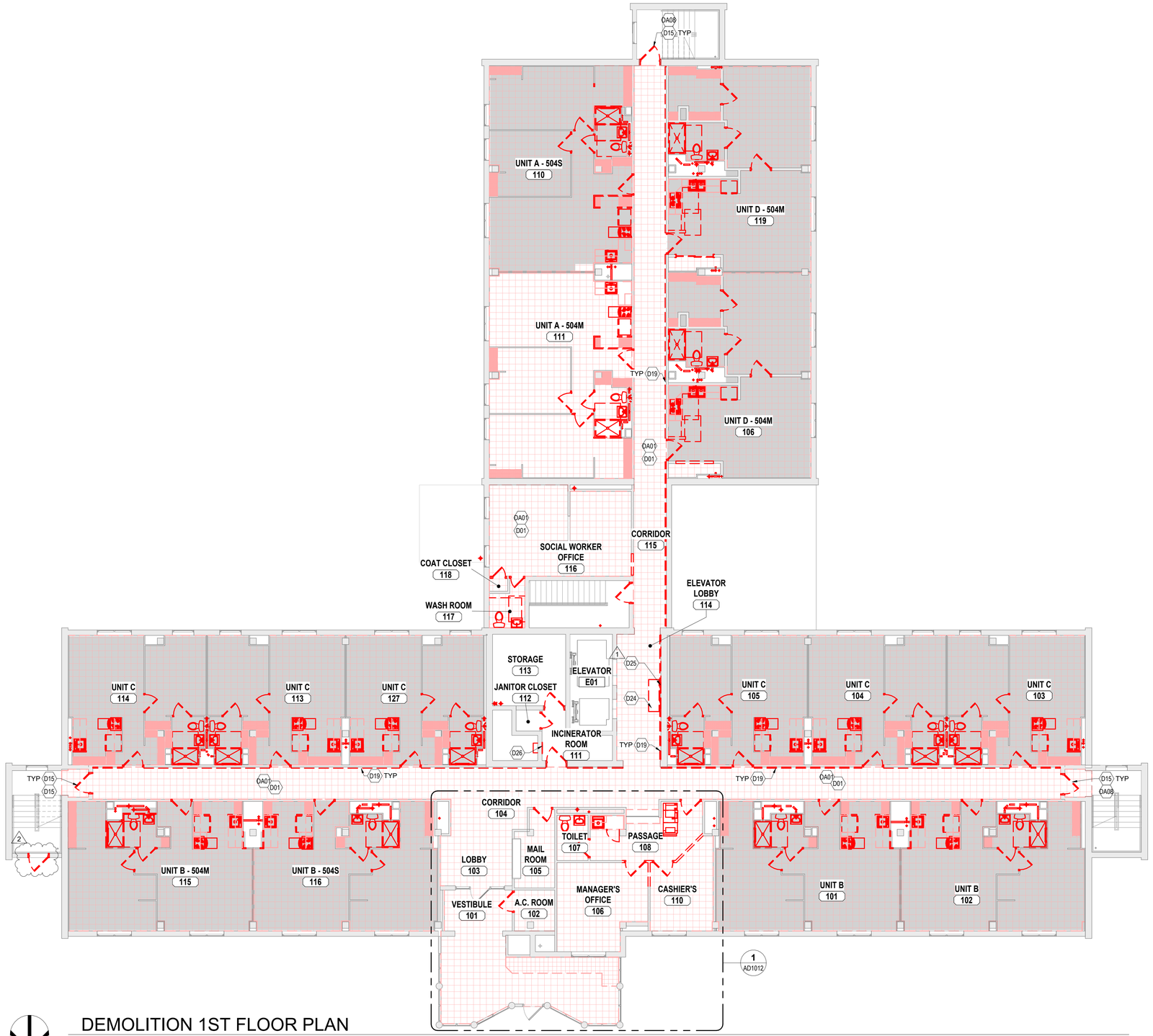

DEMOLITION 1ST FLOOR PLAN

SCALE: 1/8" = 1'-0"

N

PHASING GRAPHIC LEGEND

WALL / DOOR FLOOR CEILING	EXISTING TO REMAIN
WALL / DOOR FLOOR CEILING	EXISTING TO BE DEMOLISHED

KEYNOTES

#	DESCRIPTION
D01	REMOVE EXISTING VINYL FLOORING AND BASE. PREPARE SURFACE TO RECEIVE NEW FINISHES
D15	REMOVE EXISTING DOOR, FRAME, AND ALL ASSOCIATED HARDWARE
D19	REMOVE EXISTING WOOD WALL RAILING, PATCH AND REPAIR SURROUNDING MATERIALS AFTER REMOVAL PROCESS TO RECEIVE NEW PAINTED WALL FINISH
D24	REMOVE EXISTING BENCH, PATCH AND REPAIR ANY DAMAGED SURROUNDING MATERIALS FROM REMOVAL
D25	REMOVE EXISTING COMMUNITY BULLETIN BOARD
D26	CLEAN OUT TRASH CHUTE THROUGHOUT ENTIRE BUILDING, AND INSTALL COVER OVER EXSITING TRASH CHUTE DOORS

ALTERNATE KEYNOTES

#	DESCRIPTION
DA01	REPAIR EXISTING VCT FLOORING, AND PREPARE FOR INSTALLATION OF NEW VINYL FLOORING OVER EXISTING VCT TO REMAIN
DA08	REMOVE EXISTING DOOR AND ALL ASSOCIATED HARDWARE. REPAIR EXISTING DOOR FRAME TO REMAIN AS NEEDED

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0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
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CHECK BY	SCR
DATE	08/13/25
SCALE	AS NOTED

CMHA

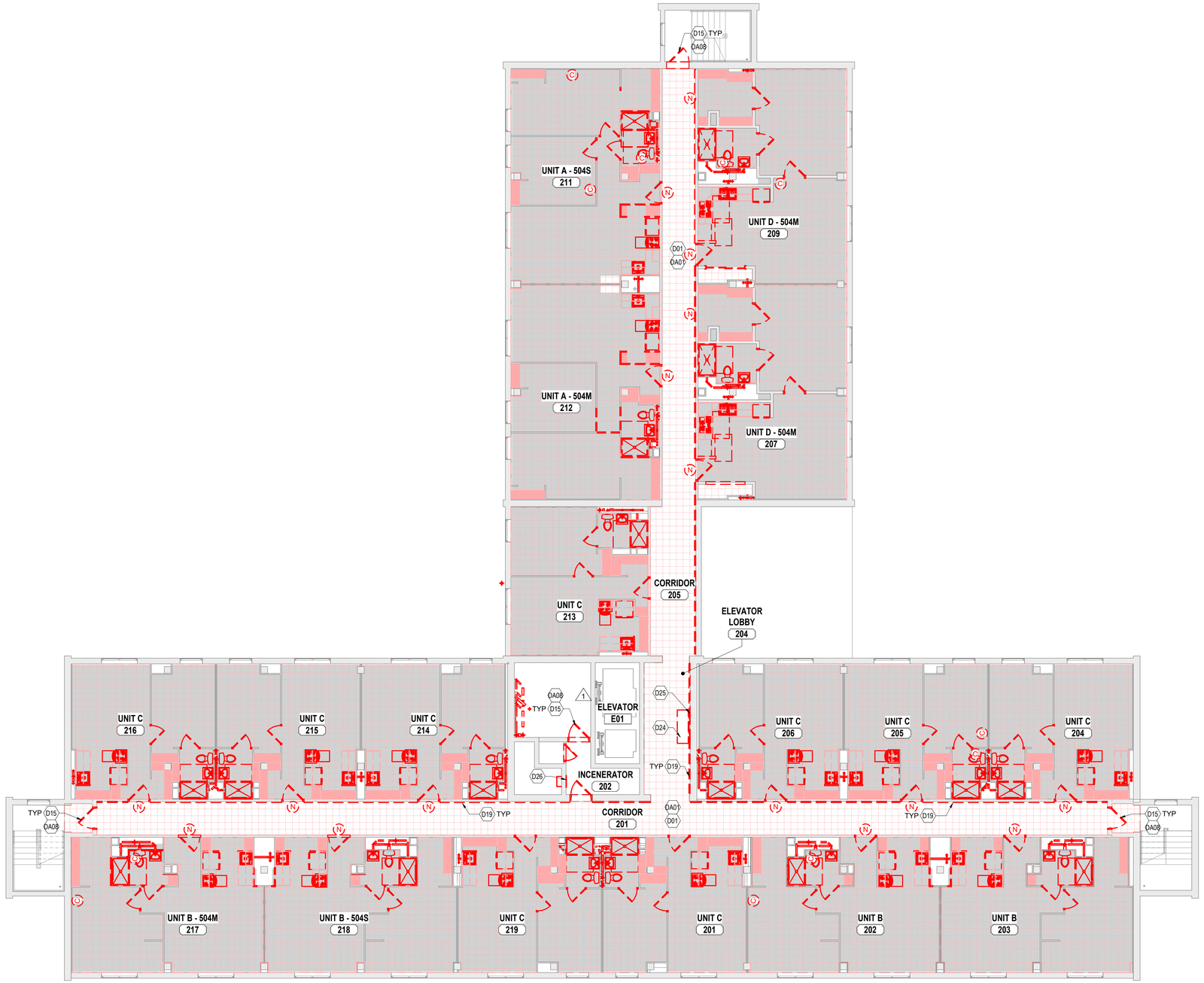
MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
DEMOLITION - 1ST FLOOR

DRAWING NUMBER:
AD1002

REV:
2

8/12/2025 10:47:00 PM



PHASING GRAPHIC LEGEND

WALL / DOOR FLOOR CEILING	EXISTING TO REMAIN
WALL / DOOR FLOOR CEILING	EXISTING TO BE DEMOLISHED

KEYNOTES

#	DESCRIPTION
D01	REMOVE EXISTING VINYL FLOORING AND BASE. PREPARE SURFACE TO RECEIVE NEW FINISHES
D15	REMOVE EXISTING DOOR, FRAME, AND ALL ASSOCIATED HARDWARE
D19	REMOVE EXISTING WOOD WALL RAILING, PATCH AND REPAIR SURROUNDING MATERIALS AFTER REMOVAL PROCESS TO RECEIVE NEW PAINTED WALL FINISH
D24	REMOVE EXISTING BENCH, PATCH AND REPAIR ANY DAMAGED SURROUNDING MATERIALS FROM REMOVAL
D25	REMOVE EXISTING COMMUNITY BULLETIN BOARD
D26	CLEAN OUT TRASH CHUTE THROUGHOUT ENTIRE BUILDING, AND INSTALL COVER OVER EXSITING TRASH CHUTE DOORS

ALTERNATE KEYNOTES

#	DESCRIPTION
DA01	REPAIR EXISTING VCT FLOORING, AND PREPARE FOR INSTALLATION OF NEW VINYL FLOORING OVER EXISTING VCT TO REMAIN
DA08	REMOVE EXISTING DOOR AND ALL ASSOCIATED HARDWARE. REPAIR EXISTING DOOR FRAME TO REMAIN AS NEEDED

NOT FOR CONSTRUCTION

N

DEMOLITION 2ND AND 3RD FLOOR PLAN

SCALE: 1/8" = 1'-0"

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MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
DEMOLITION - 2ND AND 3RD FLOOR

DRAWING NUMBER: **AD1003**

REV: **2**

8/12/2025 10:47:10 PM

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PHASING GRAPHIC LEGEND

WALL / DOOR FLOOR CEILING	EXISTING TO REMAIN
WALL / DOOR FLOOR CEILING	EXISTING TO BE DEMOLISHED

KEYNOTES

#	DESCRIPTION
D01	REMOVE EXISTING VINYL FLOORING AND BASE. PREPARE SURFACE TO RECEIVE NEW FINISHES
D15	REMOVE EXISTING DOOR, FRAME, AND ALL ASSOCIATED HARDWARE
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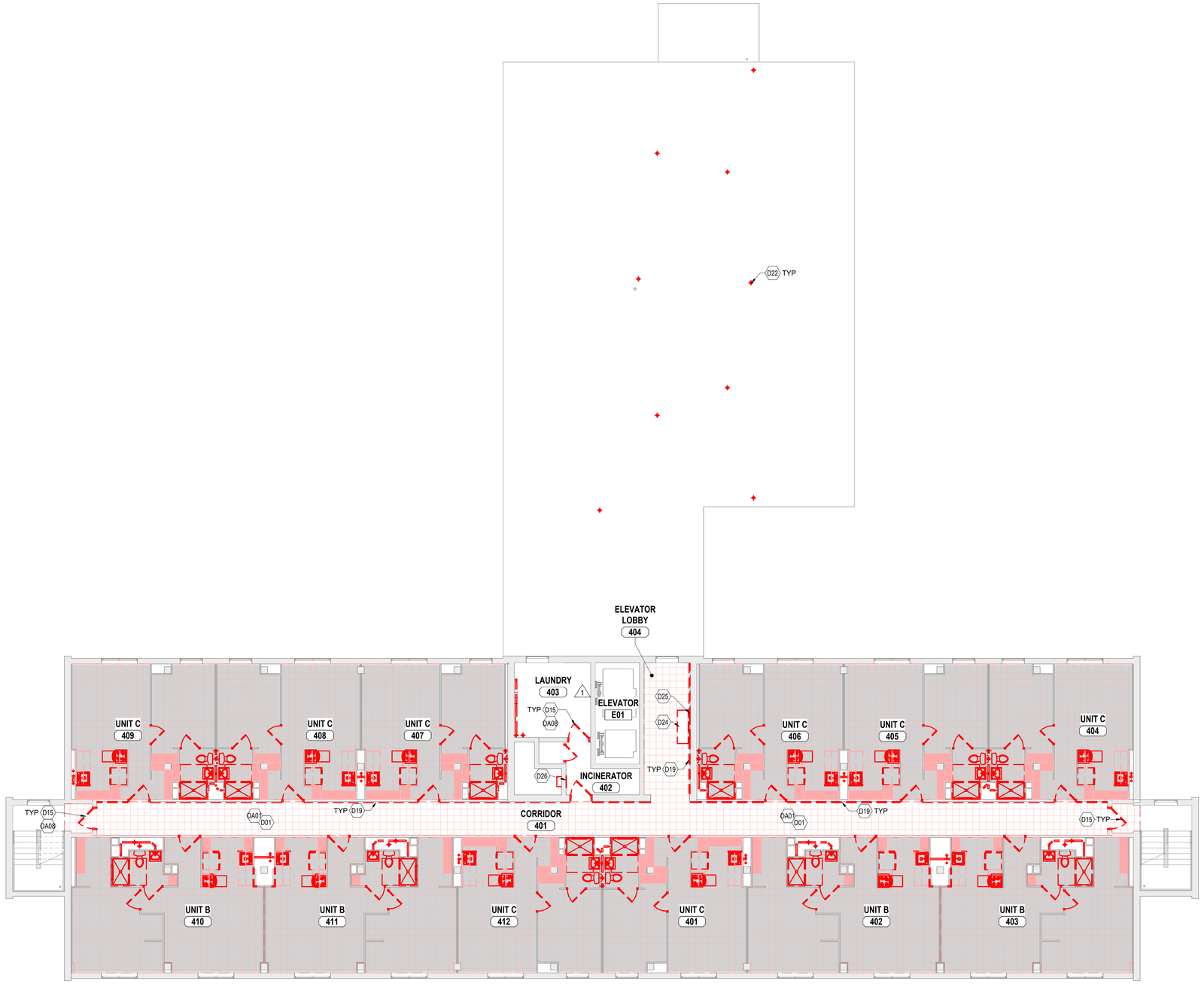
D25	REMOVE EXISTING COMMUNITY BULLETIN BOARD
D26	CLEAN OUT TRASH CHUTE THROUGHOUT ENTIRE BUILDING, AND INSTALL COVER OVER EXSITING TRASH CHUTE DOORS

ALTERNATE KEYNOTES

#	DESCRIPTION
DA01	REPAIR EXISTING VCT FLOORING, AND PREPARE FOR INSTALLATION OF NEW VINYL FLOORING OVER EXISTING VCT TO REMAIN
DA08	REMOVE EXISTING DOOR AND ALL ASSOCIATED HARDWARE. REPAIR EXISITNG DOOR FRAME TO REMAIN AS NEEDED



N

DEMOLITION 4TH THRU 8TH FLOOR PLANS

SCALE: 1/8" = 1'-0"

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North Olmsted, OH 44070

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0	07/18/25	BID	AMA

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DATE	08/13/25
SCALE	AS NOTED

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MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
DEMOLITION - 4TH THRU 8TH FLOOR

DRAWING NUMBER: **AD1004**

REV: **2**

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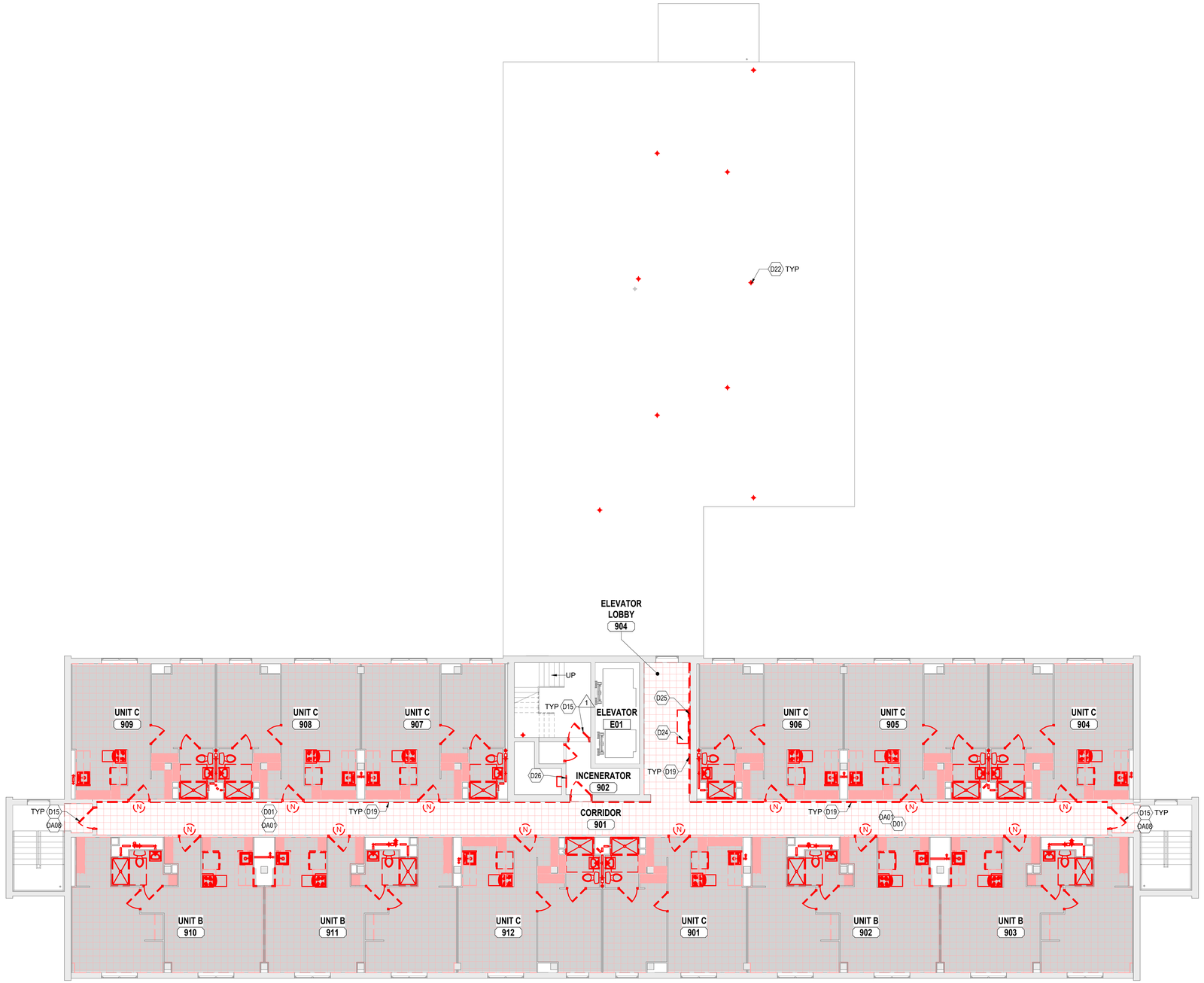

PHASING GRAPHIC LEGEND

WALL / DOOR FLOOR CEILING	EXISTING TO REMAIN
WALL / DOOR FLOOR CEILING	EXISTING TO BE DEMOLISHED

KEYNOTES

#	DESCRIPTION
D01	REMOVE EXISTING VINYL FLOORING AND BASE. PREPARE SURFACE TO RECEIVE NEW FINISHES
D15	REMOVE EXISTING DOOR, FRAME, AND ALL ASSOCIATED HARDWARE
D19	REMOVE EXISTING WOOD WALL RAILING, PATCH AND REPAIR SURROUNDING MATERIALS AFTER REMOVAL PROCESS TO RECEIVE NEW PAINTED WALL FINISH
D22	REMOVE AND REPLACE ALL SANITARY PIPING, REF TO PLUMBING DRAWINGS FOR DETAILS
D24	REMOVE EXISTING BENCH, PATCH AND REPAIR ANY DAMAGED SURROUNDING MATERIALS FROM REMOVAL
D25	REMOVE EXISTING COMMUNITY BULLETIN BOARD
D26	CLEAN OUT TRASH CHUTE THROUGHOUT ENTIRE BUILDING, AND INSTALL COVER OVER EXSITING TRASH CHUTE DOORS

ALTERNATE KEYNOTES

#	DESCRIPTION
DA01	REPAIR EXISTING VCT FLOORING, AND PREPARE FOR INSTALLATION OF NEW VINYL FLOORING OVER EXISTING VCT TO REMAIN
DA08	REMOVE EXISTING DOOR AND ALL ASSOCIATED HARDWARE. REPAIR EXISITNG DOOR FRAME TO REMAIN AS NEEDED

N

DEMOLITION 9TH FLOOR PLAN

SCALE: 1/8" = 1'-0"

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North Olmsted, OH 44070

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1	07/30/25	ADDENDUM 1	AMA
0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	AS NOTED

CMHA

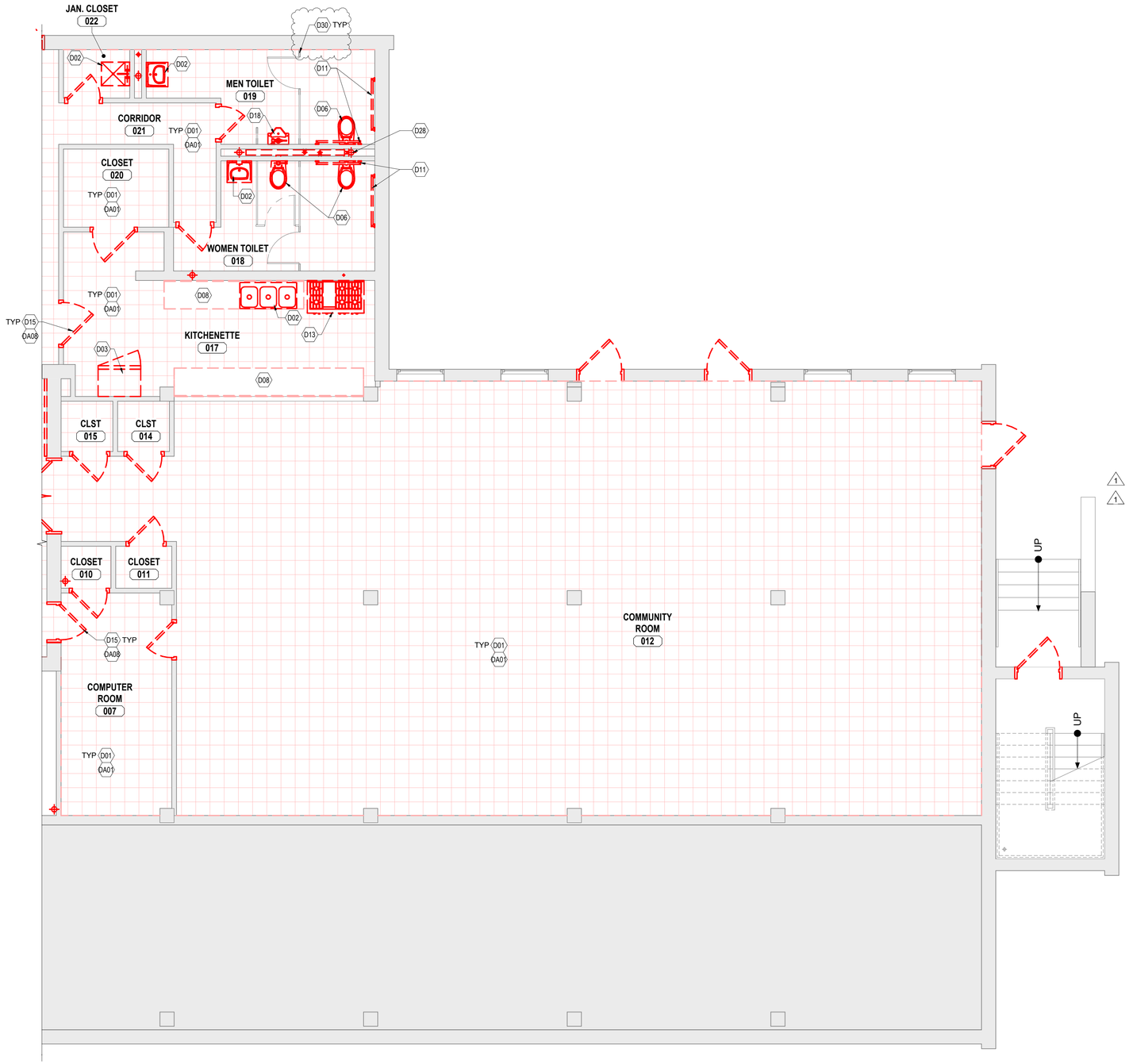
MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
DEMOLITION - 9TH FLOOR

DRAWING NUMBER:
AD1005

REV:
2

8/12/2025 10:47:35 PM



PHASING GRAPHIC LEGEND

WALL / DOOR FLOOR CEILING	EXISTING TO REMAIN
WALL / DOOR FLOOR CEILING	EXISTING TO BE DEMOLISHED

KEYNOTES

#	DESCRIPTION
D01	REMOVE EXISTING VINYL FLOORING AND BASE. PREPARE SURFACE TO RECEIVE NEW FINISHES
D02	REMOVE EXISTING SINK AND FAUCET FIXTURES
D03	REMOVE EXISTING REFRIGERATOR
D06	REMOVE EXISTING TOILET FIXTURE
D08	REMOVE EXISTING CASEWORK AND COUNTERTOP
D11	REMOVE EXISTING GRAB BARS
D13	REMOVE EXISTING COMMERCIAL RANGE AND ASSOCIATED HOOD
D15	REMOVE EXISTING DOOR, FRAME, AND ALL ASSOCIATED HARDWARE
D18	REMOVE EXISTING URINAL FIXTURE.
D28	REMOVE EXISTING PLUMBING, SEE PLUMBING DRAWINGS FOR DETAILS
D30	EXISTING PARTITIONS TO REMAIN

ALTERNATE KEYNOTES

#	DESCRIPTION
DA01	REPAIR EXISTING VCT FLOORING, AND PREPARE FOR INSTALLATION OF NEW VINYL FLOORING OVER EXISTING VCT TO REMAIN
DA08	REMOVE EXISTING DOOR AND ALL ASSOCIATED HARDWARE. REPAIR EXISITNG DOOR FRAME TO REMAIN AS NEEDED

NOT FOR CONSTRUCTION

1 AD1001 DEMOLITION ENLARGED GROUND FLOOR PLAN

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

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0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	AS NOTED

CMHA

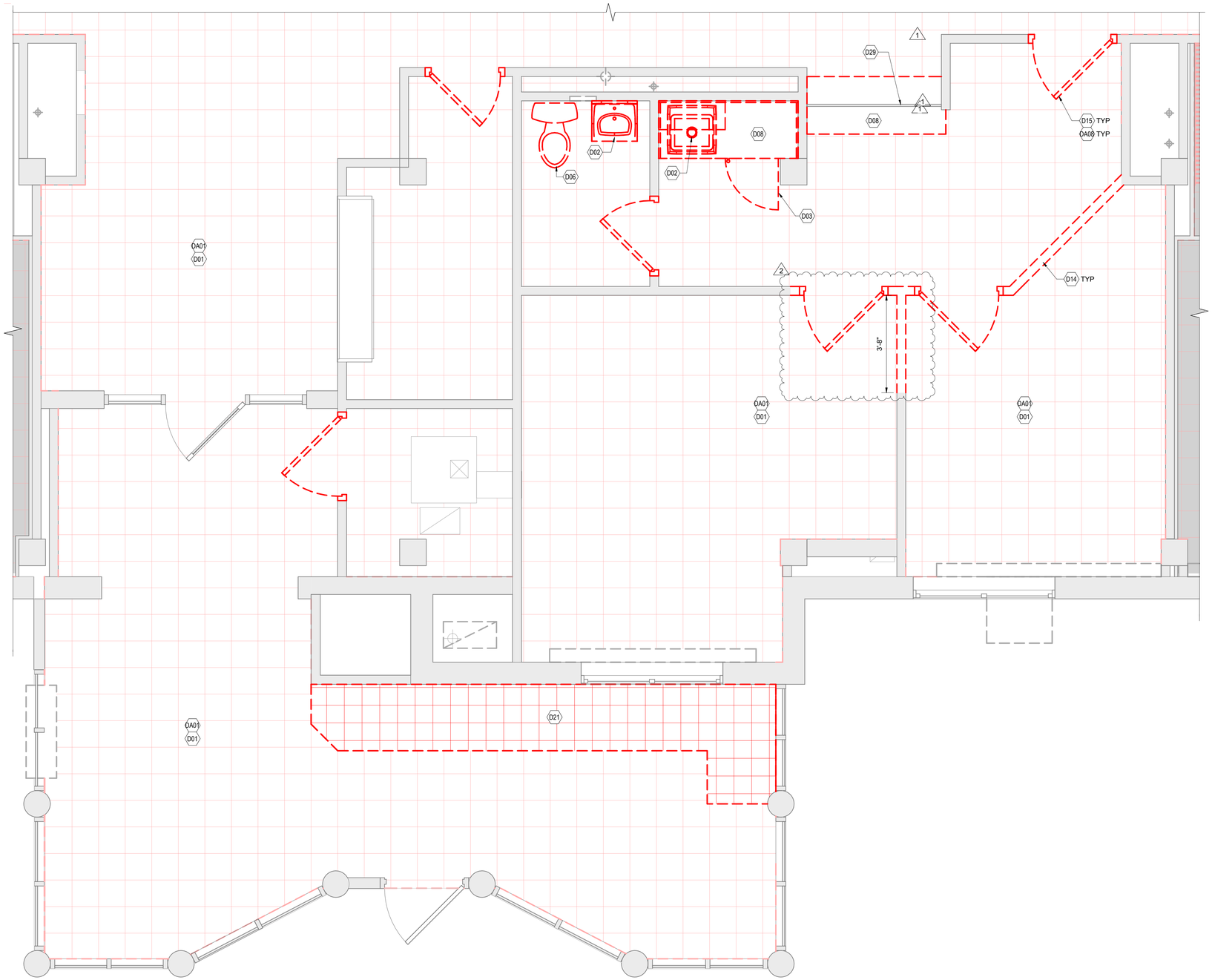
MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
DEMOLITION - ENLARGED GROUND FLOOR

DRAWING NUMBER: **AD1011**

REV: **2**

8/12/2025 10:47:36 PM



1 DEMOLITION ENLARGED 1ST FLOOR PLAN

AD1002 SCALE: 1/2" = 1'-0"

PHASING GRAPHIC LEGEND

WALL / DOOR FLOOR CEILING	EXISTING TO REMAIN
WALL / DOOR FLOOR CEILING	EXISTING TO BE DEMOLISHED

KEYNOTES

#	DESCRIPTION
D01	REMOVE EXISTING VINYL FLOORING AND BASE. PREPARE SURFACE TO RECEIVE NEW FINISHES
D02	REMOVE EXISTING SINK AND FAUCET FIXTURES
D03	REMOVE EXISTING REFRIGERATOR
D06	REMOVE EXISTING TOILET FIXTURE
D08	REMOVE EXISTING CASEWORK AND COUNTERTOP
D14	REMOVE EXISTING WALL.
D15	REMOVE EXISTING DOOR, FRAME, AND ALL ASSOCIATED HARDWARE
D21	REMOVE EXISTING CONCRETE BENCH.
D29	EXISTING KNEE WALL BELOW COUNTER TO REMAIN

ALTERNATE KEYNOTES

#	DESCRIPTION
DA01	REPAIR EXISTING VCT FLOORING, AND PREPARE FOR INSTALLATION OF NEW VINYL FLOORING OVER EXISTING VCT TO REMAIN
DA08	REMOVE EXISTING DOOR AND ALL ASSOCIATED HARDWARE. REPAIR EXISITNG DOOR FRAME TO REMAIN AS NEEDED

NOT FOR CONSTRUCTION

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2	08/13/25	ADDENDUM 2	AMA
1	07/30/25	ADDENDUM 1	AMA
0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	AS NOTED

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
DEMOLITION - ENLARGED 1ST FLOOR

DRAWING NUMBER: **AD1012**

REV: **2**

8/12/2025 10:47:37 PM

NOT FOR CONSTRUCTION

PHASING GRAPHIC LEGEND

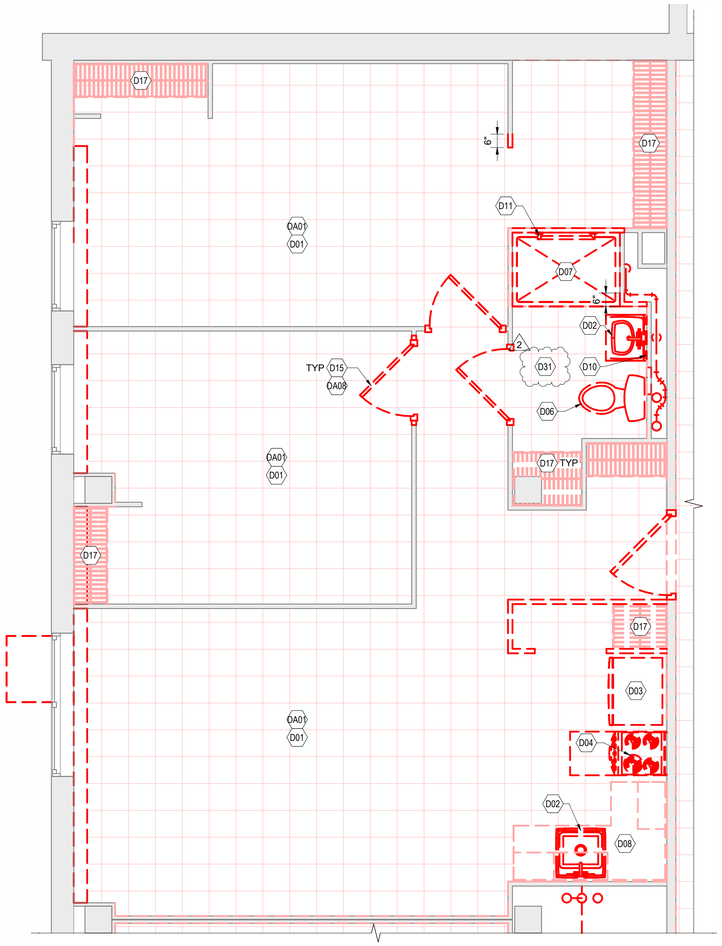
WALL / DOOR FLOOR CEILING	EXISTING TO REMAIN
WALL / DOOR FLOOR CEILING	EXISTING TO BE DEMOLISHED

KEYNOTES

#	DESCRIPTION
D01	REMOVE EXISTING VINYL FLOORING AND BASE. PREPARE SURFACE TO RECEIVE NEW FINISHES
D02	REMOVE EXISTING SINK AND FAUCET FIXTURES
D03	REMOVE EXISTING REFRIGERATOR
D04	REMOVE EXISTING RANGE AND ASSOCIATED RECIRCULATING HOOD
D06	REMOVE EXISTING TOILET FIXTURE
D07	REMOVE EXISTING SHOWER SURROUND AND FIXTURES AND FINISHES.
D08	REMOVE EXISTING CASEWORK AND COUNTERTOP
D10	REMOVE EXISTING MIRROR
D11	REMOVE EXISTING GRAB BARS
D12	REMOVE ALL EXISTING GYPSUM CEILING THROUGHOUT ENTIRETY OF "WET AREAS"
D15	REMOVE EXISTING DOOR, FRAME, AND ALL ASSOCIATED HARDWARE
D17	REMOVE EXISTING VENTILATED SHELVING. PATCH AND REPIAR WALL WHERE SHELVING IS REMOVED AND PREPAIR FOR INSTALLATION OF NEW SHELVING AS NECESSARY
D23	REMOVE EXISTING GYPSUM CEILING FINISH, PREPARE AREA FOR NEW CEILING FINISH INSTALLATION
D27	REMOVE EXISTING LIGHT FIXTURE TO BE REPLACED WITH LED FIXTURE, REF TO ELECTRICAL DRAWINGS FOR DETAILS. CONTRACTOR TO REPAIR ANY DAMAGE TO THE SURROUNDING CEILING OR SURFACES.
D31	REMOVE EXISTING GYPSUM WALL BOARD THROUGHOUT UNIT BATHROOM

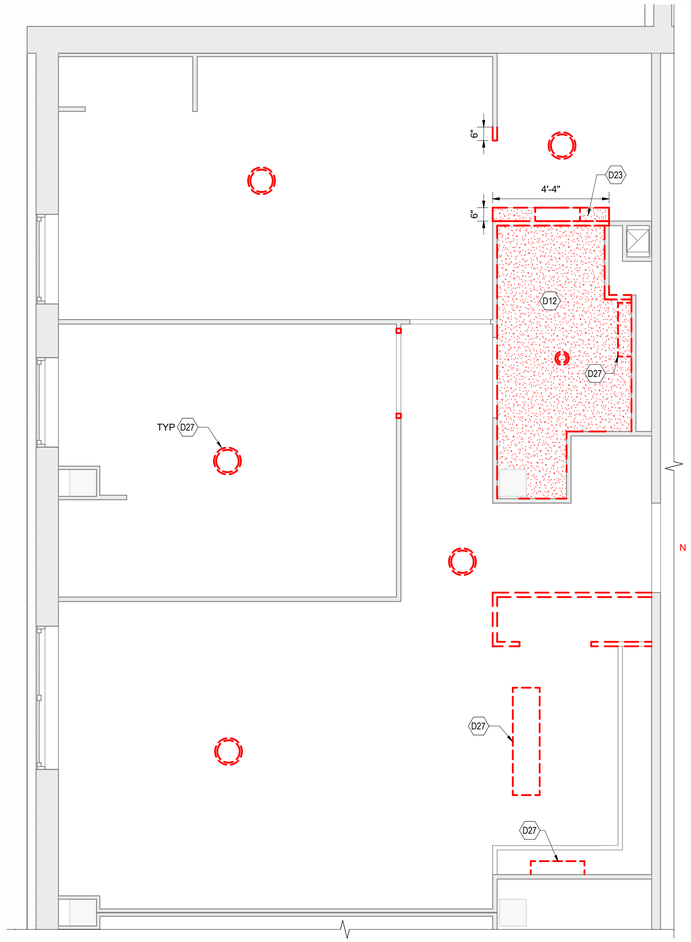
ALTERNATE KEYNOTES

#	DESCRIPTION
DA01	REPAIR EXISTING VCT FLOORING, AND PREPARE FOR INSTALLATION OF NEW VINYL FLOORING OVER EXISTING VCT TO REMAIN
DA08	REMOVE EXISTING DOOR AND ALL ASSOCIATED HARDWARE. REPAIR EXISITNG DOOR FRAME TO REMAIN AS NEEDED



2 UNIT A - ENLARGED DEMOLITION PLAN

SCALE: 3/8" = 1'-0"

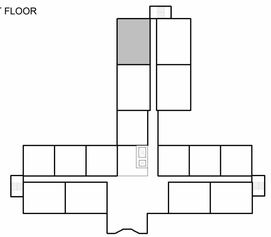


1 UNIT A - ENLARGED DEMOLITION RCP

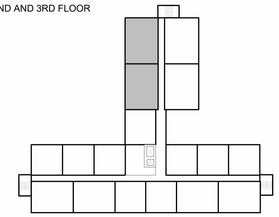
SCALE: 3/8" = 1'-0"

KEYPLAN - EXISTING UNIT A

1ST FLOOR



2ND AND 3RD FLOOR



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1	07/30/25	ADDENDUM 1	AMA
0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	AS NOTED

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
DEMOLITION - ENLARGED TYPICAL APARTMENT UNITS

DRAWING NUMBER: **AD1021**

REV: **2**

8/12/2025 10:48:11 PM

NOT FOR CONSTRUCTION

PHASING GRAPHIC LEGEND

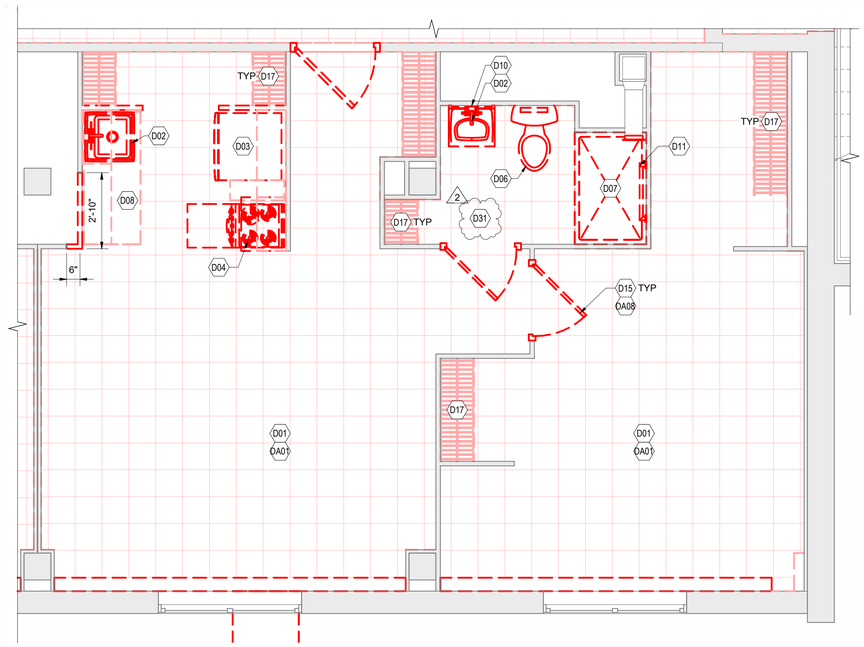
WALL / DOOR FLOOR CEILING	EXISTING TO REMAIN
WALL / DOOR FLOOR CEILING	EXISTING TO BE DEMOLISHED

KEYNOTES

#	DESCRIPTION
D01	REMOVE EXISTING VINYL FLOORING AND BASE. PREPARE SURFACE TO RECEIVE NEW FINISHES
D02	REMOVE EXISTING SINK AND FAUCET FIXTURES
D03	REMOVE EXISTING REFRIGERATOR
D04	REMOVE EXISTING RANGE AND ASSOCIATED RECIRCULATING HOOD
D06	REMOVE EXISTING TOILET FIXTURE
D07	REMOVE EXISTING SHOWER SURROUND AND FIXTURES AND FINISHES.
D08	REMOVE EXISTING CASEWORK AND COUNTERTOP
D10	REMOVE EXISTING MIRROR
D11	REMOVE EXISTING GRAB BARS
D12	REMOVE ALL EXISTING GYPSUM CEILING THROUGHOUT ENTIRETY OF "WET AREAS"
D15	REMOVE EXISTING DOOR, FRAME, AND ALL ASSOCIATED HARDWARE
D17	REMOVE EXISTING VENTILATED SHELVING. PATCH AND REPIAR WALL WHERE SHELVING IS REMOVED AND PREPAIR FOR INSTALLATION OF NEW SHELVING AS NECESSARY
D23	REMOVE EXISTING GYPSUM CEILING FINISH, PREPARE AREA FOR NEW CEILING FINISH INSTALLATION
D27	REMOVE EXISTING LIGHT FIXTURE TO BE REPLACED WITH LED FIXTURE, REF TO ELECTRICAL DRAWINGS FOR DETAILS. CONTRACTOR TO REPAIR ANY DAMAGE TO THE SURROUNDING CEILING OR SURFACES.
D31	REMOVE EXISTING GYPSUM WALL BOARD THROUGHOUT UNIT BATHROOM

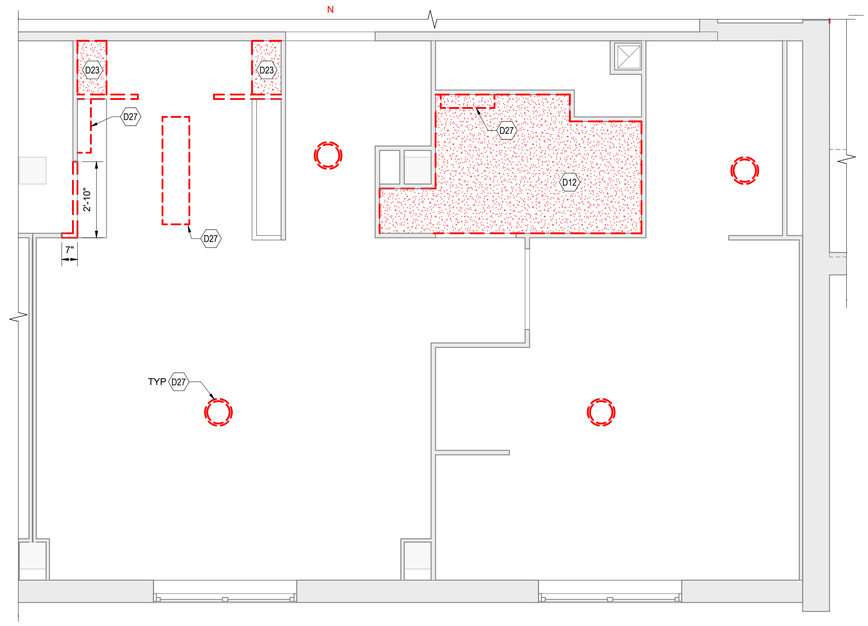
ALTERNATE KEYNOTES

#	DESCRIPTION
DA01	REPAIR EXISTING VCT FLOORING, AND PREPARE FOR INSTALLATION OF NEW VINYL FLOORING OVER EXISTING VCT TO REMAIN
DA08	REMOVE EXISTING DOOR AND ALL ASSOCIATED HARDWARE. REPAIR EXISITNG DOOR FRAME TO REMAIN AS NEEDED



2 - UNIT B - DEMOLITION PLAN

SCALE: 3/8" = 1'-0"

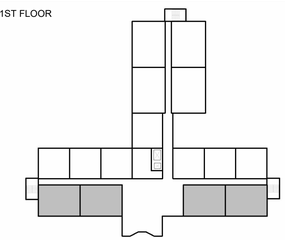


1 - UNIT B - DEMOLITION REFLECTED CEILING PLAN

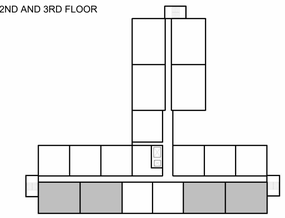
SCALE: 3/8" = 1'-0"

KEYPLAN - EXISTING UNIT B

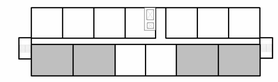
1ST FLOOR



2ND AND 3RD FLOOR



4TH THRU 9TH FLOOR



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North Olmsted, OH 44070

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0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	AS NOTED

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
DEMOLITION - ENLARGED TYPICAL APARTMENT UNITS

DRAWING NUMBER: **AD1022**

REV: **2**

8/12/2025 10:48:15 PM

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PHASING GRAPHIC LEGEND

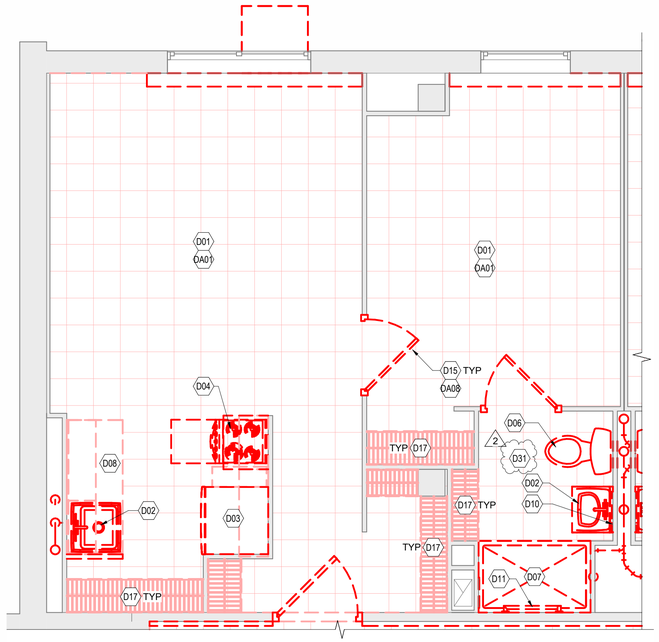
WALL / DOOR FLOOR CEILING	EXISTING TO REMAIN
WALL / DOOR FLOOR CEILING	EXISTING TO BE DEMOLISHED

KEYNOTES

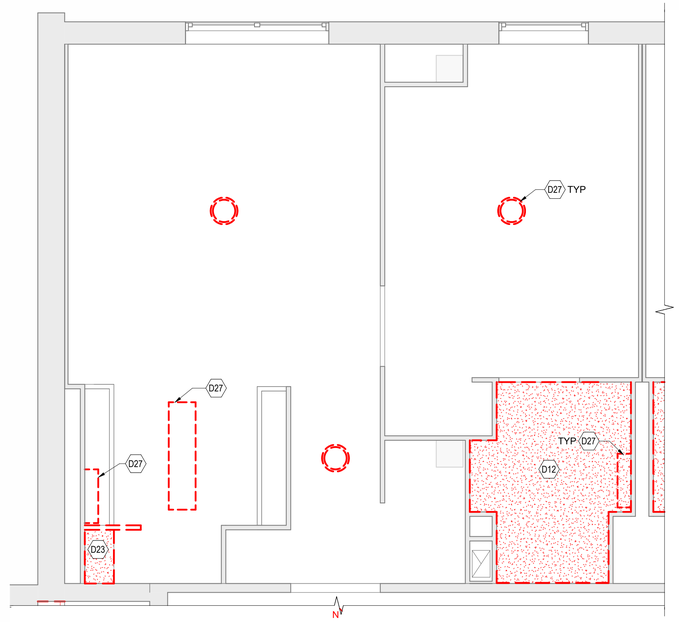
#	DESCRIPTION
D01	REMOVE EXISTING VINYL FLOORING AND BASE. PREPARE SURFACE TO RECEIVE NEW FINISHES
D02	REMOVE EXISTING SINK AND FAUCET FIXTURES
D03	REMOVE EXISTING REFRIGERATOR
D04	REMOVE EXISTING RANGE AND ASSOCIATED RECIRCULATING HOOD
D06	REMOVE EXISTING TOILET FIXTURE
D07	REMOVE EXISTING SHOWER SURROUND AND FIXTURES AND FINISHES.
D08	REMOVE EXISTING CASEWORK AND COUNTERTOP
D10	REMOVE EXISTING MIRROR
D11	REMOVE EXISTING GRAB BARS
D12	REMOVE ALL EXISTING GYPSUM CEILING THROUGHOUT ENTIRETY OF "WET AREAS"
D15	REMOVE EXISTING DOOR, FRAME, AND ALL ASSOCIATED HARDWARE
D17	REMOVE EXISTING VENTILATED SHELVING. PATCH AND REPIAR WALL WHERE SHELVING IS REMOVED AND PREPAIR FOR INSTALLATION OF NEW SHELVING AS NECESSARY
D23	REMOVE EXISTING GYPSUM CEILING FINISH, PREPARE AREA FOR NEW CEILING FINISH INSTALLATION
D27	REMOVE EXISTING LIGHT FIXTURE TO BE REPLACED WITH LED FIXTURE, REF TO ELECTRICAL DRAWINGS FOR DETAILS. CONTRACTOR TO REPAIR ANY DAMAGE TO THE SURROUNDING CEILING OR SURFACES.
2 D31	REMOVE EXISTING GYPSUM WALL BOARD THROUGHOUT UNIT BATHROOM

ALTERNATE KEYNOTES

#	DESCRIPTION
DA01	REPAIR EXISTING VCT FLOORING, AND PREPARE FOR INSTALLATION OF NEW VINYL FLOORING OVER EXISTING VCT TO REMAIN
1 DA08	REMOVE EXISTING DOOR AND ALL ASSOCIATED HARDWARE. REPAIR EXISITNG DOOR FRAME TO REMAIN AS NEEDED

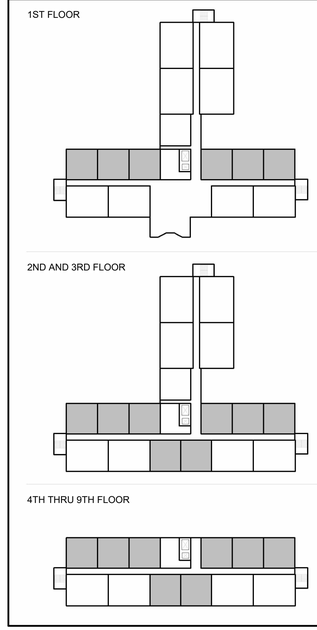


2 - UNIT C - DEMOLITION PLAN
SCALE: 3/8" = 1'-0"



1 - UNIT C - DEMOLITION REFLECTED CEILING PLAN
SCALE: 3/8" = 1'-0"

KEYPLAN - EXISTING UNIT C



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North Olmsted, OH 44070

REV	DATE	DESCRIPTION	BY
2	08/13/25	ADDENDUM 2	AMA
1	07/30/25	ADDENDUM 1	AMA
0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	AS NOTED

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
DEMOLITION - ENLARGED TYPICAL APARTMENT UNITS

DRAWING NUMBER: **AD1023**

REV: **2**

8/12/2025 10:48:20 PM

NOT FOR CONSTRUCTION

PHASING GRAPHIC LEGEND

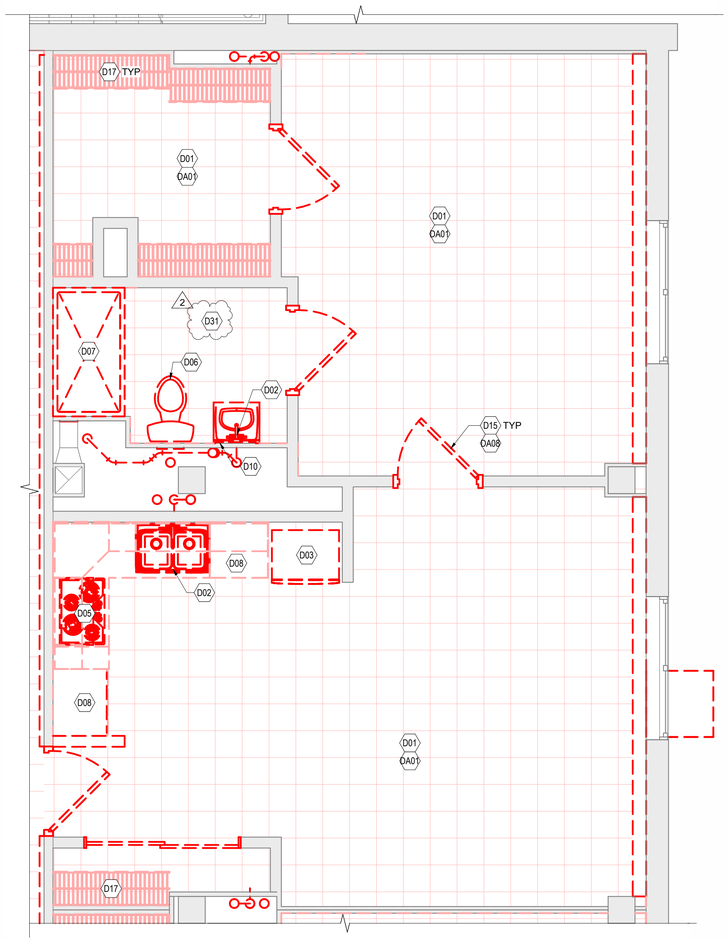
WALL / DOOR FLOOR CEILING	EXISTING TO REMAIN
WALL / DOOR FLOOR CEILING	EXISTING TO BE DEMOLISHED

KEYNOTES

#	DESCRIPTION
D01	REMOVE EXISTING VINYL FLOORING AND BASE. PREPARE SURFACE TO RECEIVE NEW FINISHES
D02	REMOVE EXISTING SINK AND FAUCET FIXTURES
D03	REMOVE EXISTING REFRIGERATOR
D05	REMOVE EXISTING COOKTOP AND ASSOCIATED RECIRCULATING HOOD
D06	REMOVE EXISTING TOILET FIXTURE
D07	REMOVE EXISTING SHOWER SURROUND AND FIXTURES AND FINISHES.
D08	REMOVE EXISTING CASEWORK AND COUNTERTOP
D10	REMOVE EXISTING MIRROR
D12	REMOVE ALL EXISTING GYPSUM CEILING THROUGHOUT ENTIRETY OF "WET AREAS"
D15	REMOVE EXISTING DOOR, FRAME, AND ALL ASSOCIATED HARDWARE
D17	REMOVE EXISTING VENTILATED SHELVING. PATCH AND REPIAR WALL WHERE SHELVING IS REMOVED AND PREPAIR FOR INSTALLATION OF NEW SHELVING AS NECESSARY
D27	REMOVE EXISTING LIGHT FIXTURE TO BE REPLACED WITH LED FIXTURE; REF TO ELECTRICAL DRAWINGS FOR DETAILS. CONTRACTOR TO REPAIR ANY DAMAGE TO THE SURROUNDING CEILING OR SURFACES
D31	REMOVE EXISTING GYPSUM WALL BOARD THROUGHOUT UNIT BATHROOM

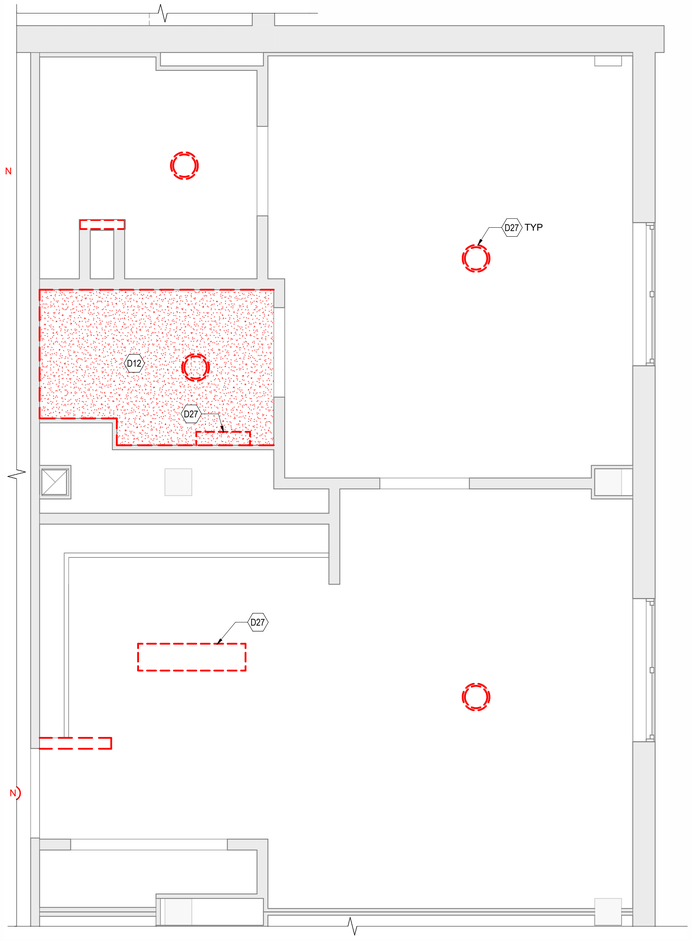
ALTERNATE KEYNOTES

#	DESCRIPTION
DA01	REPAIR EXISTING VCT FLOORING, AND PREPARE FOR INSTALLATION OF NEW VINYL FLOORING OVER EXISTING VCT TO REMAIN
DA08	REMOVE EXISTING DOOR AND ALL ASSOCIATED HARDWARE. REPAIR EXISITNG DOOR FRAME TO REMAIN AS NEEDED



2 - UNIT D - DEMOLITION PLAN

SCALE: 3/8" = 1'-0"

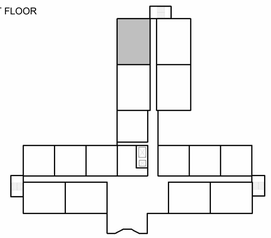


1 - UNIT D - DEMOLITION ENLARGED CEILING PLAN

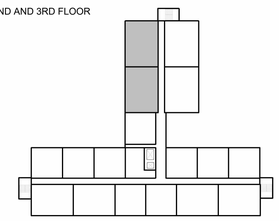
SCALE: 3/8" = 1'-0"

KEYPLAN - EXISTING UNIT D

1ST FLOOR



2ND AND 3RD FLOOR



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North Olmsted, OH 44070

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DATE	08/13/25
SCALE	AS NOTED

CMHA

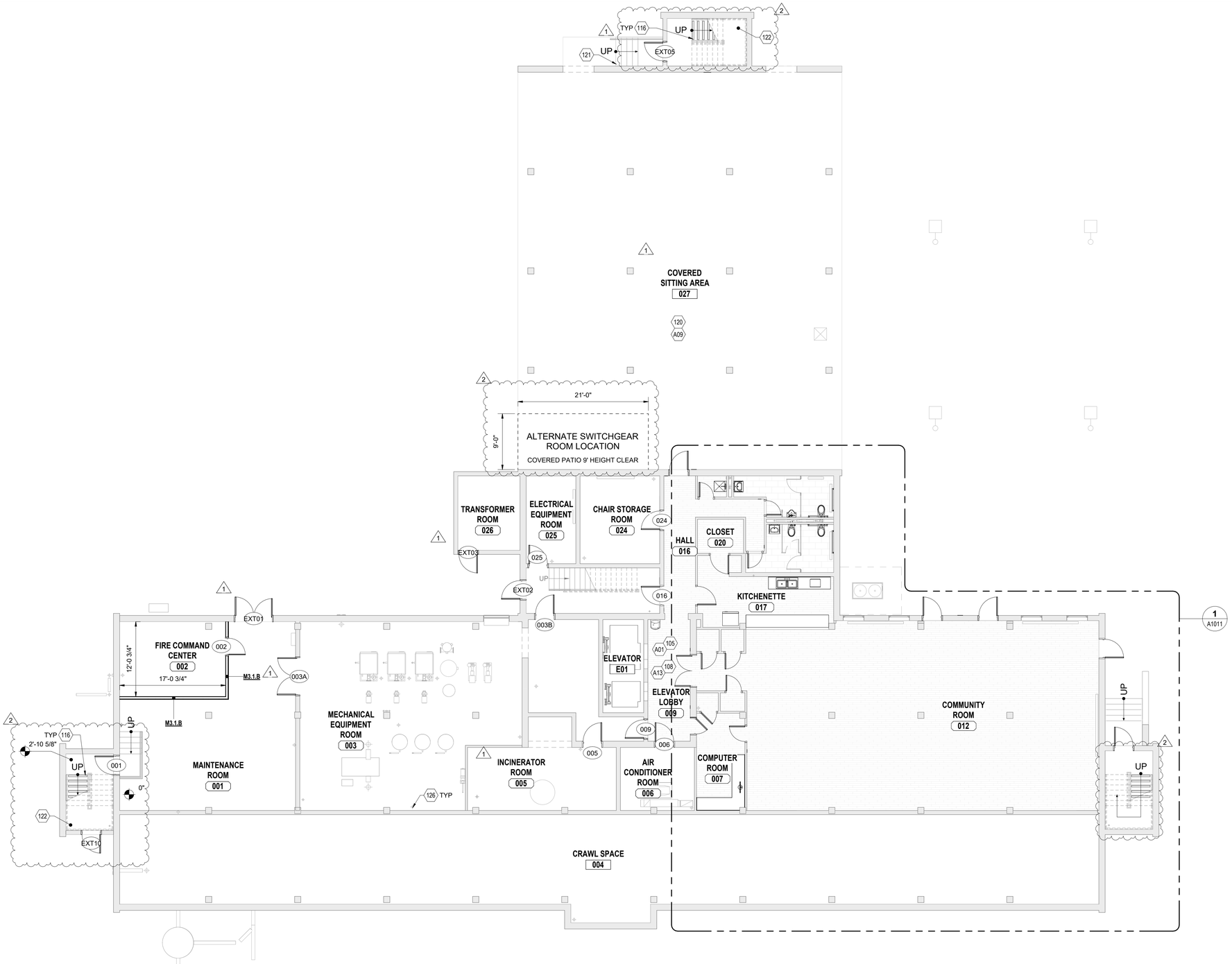
MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
DEMOLITION - ENLARGED TYPICAL APARTMENT UNITS

DRAWING NUMBER: **AD1024**

REV: **2**

8/12/2025 10:48:24 PM



GROUND FLOOR PLAN

SCALE: 1/8" = 1'-0"

N

OVERALL PLAN GENERAL NOTES

1. SEE SHEET A5001 FOR PARTITION TYPE DETAILS.
2. ALL DIMENSIONS ARE TO FACE OF FRAMING, OR CENTERLINE OF COLUMN UNLESS NOTED OTHERWISE.
3. DASHED CIRCLE IN RESTROOM INDICATES 5'-0" TURNING DIAMETER REQUIRED BY ADA.
4. INTERIOR DOORS ARE OFFSET 4" FROM PERPENDICULAR WALL UNO.
5. SEE A5011 FOR DOOR TYPES.
6. REPAIR ALL TERMITE AND WATER DAMAGE AS NECESSARY.
7. EACH FLOOR HALL TO BE PAINTED A UNIQUE COLOR AT EACH LEVEL.
8. REFER TO ENLARGED UNIT PLAN SHEETS FOR UNIT DETAILS AND INFORMATION.
9. ALL GYPSUM AT WET WALLS AND CEILINGS ARE TO BE PAPERLESS.

KEYNOTES

#	DESCRIPTION
105	PROVIDE NEW LVT FLOORING AT ALL AREAS WHERE FLOORING EXISTING FLOORING HAS BEEN REMOVED, UNO
108	PROVIDE NEW PAINTED WOOD BASE WITH SHOE MOLD THROUGHOUT, UNO
116	PROVIDE ANTI-SLIP STRIPS AT FRONT EDGE OF STAIRS IN COLOR-CONTRAST MATERIAL
120	PAINT EXTERIOR PAINTED SURFACES, INCLUDING SOFFIT, COLUMNS AND CONCRETE PAD
121	REPAIR ALL EXTERIOR STOOPS AS NECESSARY
122	REPAIR ALL DAMAGED STAIRS AS NECESSARY
126	PROVIDE NEW SANITARY PIPING, REF TO PLUMBING DRAWINGS FOR DETAILS AND LOCATIONS

ALTERNATE KEYNOTES

#	DESCRIPTION
A01	REPAIR DAMAGED VCT FLOORING AND PROVIDE NEW VINYL FLOORING OVER EXISTING VCT FLOORING TO REMAIN
A09	NO FINISHES TO BE PROVIDED TO EXTERIOR PAINTED SURFACES
A13	PROVIDE NEW 4" COVED RUBBER BASE

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CMHA

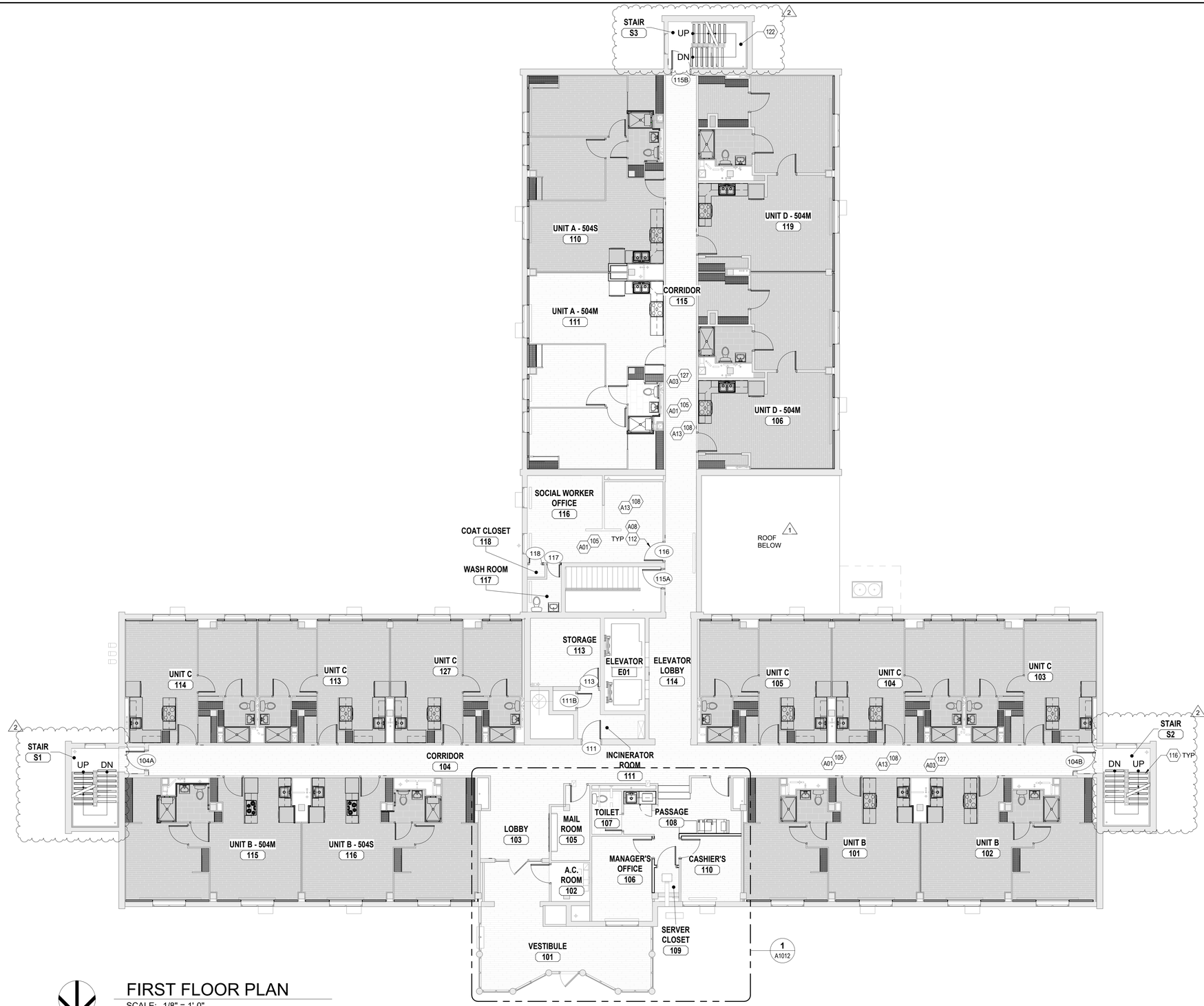
MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE: GROUND FLOOR PLAN

DRAWING NUMBER: **A1001**

REV: **2**

8/12/2025 10:48:25 PM



FIRST FLOOR PLAN

SCALE: 1/8" = 1'-0"

OVERALL PLAN GENERAL NOTES

1. SEE SHEET A5001 FOR PARTITION TYPE DETAILS.
2. ALL DIMENSIONS ARE TO FACE OF FRAMING, OR CENTERLINE OF COLUMN UNLESS NOTED OTHERWISE.
3. DASHED CIRCLE IN RESTROOM INDICATES 5'-0" TURNING DIAMETER REQUIRED BY ADA.
4. INTERIOR DOORS ARE OFFSET 4" FROM PERPENDICULAR WALL UNO.
5. SEE A5011 FOR DOOR TYPES.
6. REPAIR ALL TERMITE AND WATER DAMAGE AS NECESSARY.
7. EACH FLOOR HALL TO BE PAINTED A UNIQUE COLOR AT EACH LEVEL.
8. REFER TO ENLARGED UNIT PLAN SHEETS FOR UNIT DETAILS AND INFORMATION.
9. ALL GYPSUM AT WET WALLS AND CEILINGS ARE TO BE PAPERLESS.

KEYNOTES

#	DESCRIPTION
105	PROVIDE NEW LVT FLOORING AT ALL AREAS WHERE FLOORING EXISTING FLOORING HAS BEEN REMOVED, UNO
108	PROVIDE NEW PAINTED WOOD BASE WITH SHOE MOLD THROUGHOUT, UNO
112	PROVIDE NEW DOOR, FRAME, AND HARDWARE, INCLUDING DOOR STOP AS APPLICABLE
116	PROVIDE ANTI-SLIP STRIPS AT FRONT EDGE OF STAIRS IN COLOR-CONTRAST MATERIAL
122	REPAIR ALL DAMAGED STAIRS AS NECESSARY
127	INSTALL 5/8" GYPSUM BOARD (PAINTED) OVER ALL EXPOSED CMU SURFACES THROUGHOUT CORRIDORS. REINSTALL EXISTING FIRE EXTINGUISHER CABINETS, DEVICES, AND CABLE HOUSING THROUGHOUT TO ADHERE TO FACE OF NEW GYPSUM CLADDING, WITH "U" BULL NOSE AT DOOR FRAMES AND SURROUNDS.

ALTERNATE KEYNOTES

#	DESCRIPTION
A01	REPAIR DAMAGED VCT FLOORING AND PROVIDE NEW VINYL FLOORING OVER EXISTING VCT FLOORING TO REMAIN
A03	PROVIDE NEW PAINT FINISH AT EXISTING CMU WALLS IN CORRIDORS
A08	REPAIR AND REFINISH EXISTING METAL DOOR FRAMES AT ALL INTERIOR DOORS, ENSURE HARDWARE COMPATIBILITY
A13	PROVIDE NEW 4" COVED RUBBER BASE

FIRST FLOOR APARTMENT UNITS

TYPE A - 504S	-	1 UNIT
TYPE A - 504M	-	1 UNIT
TYPE B - 504M	-	1 UNIT
TYPE B	-	2 UNITS
TYPE B - 504S	-	1 UNIT
TYPE C	-	6 UNITS
TYPE D - 504M	-	2 UNITS
		14 UNITS TOTAL

NOTE:
M UNIT - UFAS ADA WHEELCHAIR UNIT
S UNIT - SIGHT / HEARING ASSIST UNIT

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SCALE	AS NOTED

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE: 1ST FLOOR PLAN

DRAWING NUMBER: **A1002**

REV: **2**

8/14/2025 10:46:12 AM

OVERALL PLAN GENERAL NOTES

1. SEE SHEET A5001 FOR PARTITION TYPE DETAILS.
2. ALL DIMENSIONS ARE TO FACE OF FRAMING, OR CENTERLINE OF COLUMN UNLESS NOTED OTHERWISE.
3. DASHED CIRCLE IN RESTROOM INDICATES 5'-0" TURNING DIAMETER REQUIRED BY ADA.
4. INTERIOR DOORS ARE OFFSET 4" FROM PERPENDICULAR WALL UNO.
5. SEE A5011 FOR DOOR TYPES.
6. REPAIR ALL TERMITE AND WATER DAMAGE AS NECESSARY.
7. EACH FLOOR HALL TO BE PAINTED A UNIQUE COLOR AT EACH LEVEL.
8. REFER TO ENLARGED UNIT PLAN SHEETS FOR UNIT DETAILS AND INFORMATION.
9. ALL GYPSUM AT WET WALLS AND CEILINGS ARE TO BE PAPERLESS.

KEYNOTES

#	DESCRIPTION
105	PROVIDE NEW LVT FLOORING AT ALL AREAS WHERE FLOORING EXISTING FLOORING HAS BEEN REMOVED, UNO
108	PROVIDE NEW PAINTED WOOD BASE WITH SHOE MOLD THROUGHOUT, UNO
112	PROVIDE NEW DOOR, FRAME, AND HARDWARE, INCLUDING DOOR STOP AS APPLICABLE
116	PROVIDE ANTI-SLIP STRIPS AT FRONT EDGE OF STAIRS IN COLOR-CONTRAST MATERIAL
122	REPAIR ALL DAMAGED STAIRS AS NECESSARY.
127	INSTALL 5/8" GYPSUM BOARD (PAINTED) OVER ALL EXPOSED CMU SURFACES THROUGHOUT CORRIDORS. REINSTALL EXISTING FIRE EXTINGUISHER CABINETS, DEVICES, AND CABLE HOUSING THROUGHOUT TO ADHERE TO FACE OF NEW GYPSUM CLADDING, WITH "U" BULL NOSE AT DOOR FRAMES AND SURROUNDS.

ALTERNATE KEYNOTES

#	DESCRIPTION
A01	REPAIR DAMAGED VCT FLOORING AND PROVIDE NEW VINYL FLOORING OVER EXISTING VCT FLOORING TO REMAIN
A03	PROVIDE NEW PAINT FINISH AT EXISTING CMU WALLS IN CORRIDORS
A08	REPAIR AND REFINISH EXISTING METAL DOOR FRAMES AT ALL INTERIOR DOORS, ENSURE HARDWARE COMPATIBILITY
A13	PROVIDE NEW 4" COVED RUBBER BASE

2ND FLOOR APARTMENT UNITS

TYPE A - 504S	-	1 UNIT
TYPE A - 504M	-	1 UNIT
TYPE B - 504M	-	1 UNIT
TYPE B	-	2 UNITS
TYPE B - 504S	-	1 UNIT
TYPE C	-	9 UNITS
TYPE D - 504M	-	2 UNITS
		17 UNITS TOTAL

3RD FLOOR APARTMENT UNITS

TYPE A - 504S	-	1 UNIT
TYPE A - 504M	-	1 UNIT
TYPE B - 504M	-	1 UNIT
TYPE B	-	2 UNITS
TYPE B - 504S	-	1 UNIT
TYPE C	-	9 UNITS
TYPE D - 504M	-	2 UNITS
		17 UNITS TOTAL

NOTE:
M UNIT - UFAS ADA WHEELCHAIR UNIT
S UNIT - SIGHT / HEARING ASSIST UNIT

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N

2ND AND 3RD FLOOR PLANS

SCALE: 1/8" = 1'-0"

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DATE	08/13/25
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MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
2ND AND 3RD FLOOR PLAN

DRAWING NUMBER:
A1003

REV:
2

8/14/2025 10:46:29 AM

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OVERALL PLAN GENERAL NOTES

1. SEE SHEET A5001 FOR PARTITION TYPE DETAILS.
2. ALL DIMENSIONS ARE TO FACE OF FRAMING, OR CENTERLINE OF COLUMN UNLESS NOTED OTHERWISE.
3. DASHED CIRCLE IN RESTROOM INDICATES 5'-0" TURNING DIAMETER REQUIRED BY ADA.
4. INTERIOR DOORS ARE OFFSET 4" FROM PERPENDICULAR WALL UNO.
5. SEE A5011 FOR DOOR TYPES.
6. REPAIR ALL TERMITE AND WATER DAMAGE AS NECESSARY.
7. EACH FLOOR HALL TO BE PAINTED A UNIQUE COLOR AT EACH LEVEL.
8. REFER TO ENLARGED UNIT PLAN SHEETS FOR UNIT DETAILS AND INFORMATION.
9. ALL GYPSUM AT WET WALLS AND CEILINGS ARE TO BE PAPERLESS.

KEYNOTES

#	DESCRIPTION
105	PROVIDE NEW LVT FLOORING AT ALL AREAS WHERE FLOORING EXISTING FLOORING HAS BEEN REMOVED, UNO
108	PROVIDE NEW PAINTED WOOD BASE WITH SHOE MOLD THROUGHOUT, UNO
112	PROVIDE NEW DOOR, FRAME, AND HARDWARE, INCLUDING DOOR STOP AS APPLICABLE
116	PROVIDE ANTI-SLIP STRIPS AT FRONT EDGE OF STAIRS IN COLOR-CONTRAST MATERIAL
122	REPAIR ALL DAMAGED STAIRS AS NECESSARY
126	PROVIDE NEW SANITARY PIPING, REF TO PLUMBING DRAWINGS FOR DETAILS AND LOCATIONS
127	INSTALL 5/8" GYPSUM BOARD (PAINTED) OVER ALL EXPOSED CMU SURFACES THROUGHOUT CORRIDORS. REINSTALL EXISTING FIRE EXTINGUISHER CABINETS, DEVICES, AND CABLE HOUSING THROUGHOUT TO ADHERE TO FACE OF NEW GYPSUM CLADDING, WITH "U" BULL NOSE AT DOOR FRAMES AND SURROUNDS.

ALTERNATE KEYNOTES

#	DESCRIPTION
A01	REPAIR DAMAGED VCT FLOORING AND PROVIDE NEW VINYL FLOORING OVER EXISTING VCT FLOORING TO REMAIN
A03	PROVIDE NEW PAINT FINISH AT EXISTING CMU WALLS IN CORRIDORS
A08	REPAIR AND REFINISH EXISTING METAL DOOR FRAMES AT ALL INTERIOR DOORS, ENSURE HARDWARE COMPATIBILITY
A12	PROVIDE NEW PLASTIC LAMINATE COUNTERTOPS AND BACKSPLASH

1

4TH FLOOR APARTMENT UNITS

TYPE B - 4 UNITS
TYPE C - 6 UNITS
12 UNITS TOTAL

5TH FLOOR APARTMENT UNITS

TYPE B - 4 UNITS
TYPE C - 6 UNITS
12 UNITS TOTAL

6TH FLOOR APARTMENT UNITS

TYPE B - 4 UNITS
TYPE C - 6 UNITS
12 UNITS TOTAL

7TH FLOOR APARTMENT UNITS

TYPE B - 4 UNITS
TYPE C - 6 UNITS
12 UNITS TOTAL

8TH FLOOR APARTMENT UNITS

TYPE B - 4 UNITS
TYPE C - 6 UNITS
12 UNITS TOTAL

NOTE:
M UNIT - UFAS ADA WHEELCHAIR UNIT
S UNIT - SIGHT / HEARING ASSIST UNIT

N

4TH THRU 8TH FLOOR PLANS

SCALE: 1/8" = 1'-0"

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MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
4TH THRU 8TH FLOOR PLAN

DRAWING NUMBER: **A1004**

REV: **2**

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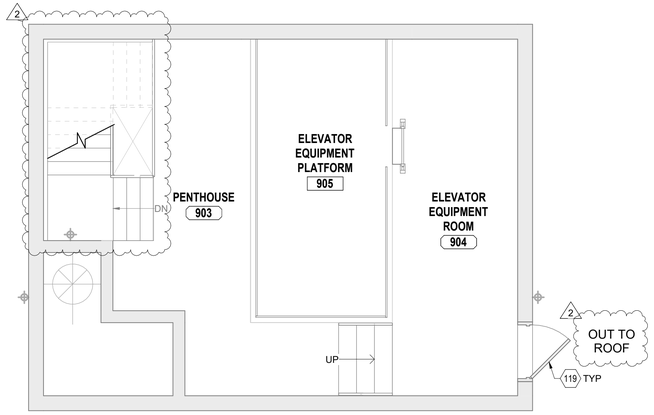

N

PENTHOUSE FLOOR PLAN

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

1

N

9TH FLOOR PLAN

SCALE: 1/8" = 1'-0"

OVERALL PLAN GENERAL NOTES

1. SEE SHEET A5001 FOR PARTITION TYPE DETAILS.
2. ALL DIMENSIONS ARE TO FACE OF FRAMING, OR CENTERLINE OF COLUMN UNLESS NOTED OTHERWISE.
3. DASHED CIRCLE IN RESTROOM INDICATES 5'-0" TURNING DIAMETER REQUIRED BY ADA.
4. INTERIOR DOORS ARE OFFSET 4" FROM PERPENDICULAR WALL UNO.
5. SEE A5011 FOR DOOR TYPES.
6. REPAIR ALL TERMITE AND WATER DAMAGE AS NECESSARY.
7. EACH FLOOR HALL TO BE PAINTED A UNIQUE COLOR AT EACH LEVEL.
8. REFER TO ENLARGED UNIT PLAN SHEETS FOR UNIT DETAILS AND INFORMATION.
9. ALL GYPSUM AT WET WALLS AND CEILINGS ARE TO BE PAPERLESS.

1

KEYNOTES

#	DESCRIPTION
105	PROVIDE NEW LVT FLOORING AT ALL AREAS WHERE FLOORING EXISTING FLOORING HAS BEEN REMOVED, UNO
108	PROVIDE NEW PAINTED WOOD BASE WITH SHOE MOLD THROUGHOUT, UNO
112	PROVIDE NEW DOOR, FRAME, AND HARDWARE, INCLUDING DOOR STOP AS APPLICABLE
116	PROVIDE ANTI-SLIP STRIPS AT FRONT EDGE OF STAIRS IN COLOR-CONTRAST MATERIAL
119	PAINT EXTERIOR DOOR PANELS AND FRAMES, TYP
126	PROVIDE NEW SANITARY PIPING, REF TO PLUMBING DRAWINGS FOR DETAILS AND LOCATIONS
127	INSTALL 5/8" GYPSUM BOARD (PAINTED) OVER ALL EXPOSED CMU SURFACES THROUGHOUT CORRIDORS. REINSTALL EXISTING FIRE EXTINGUISHER CABINETS, DEVICES, AND CABLE HOUSING THROUGHOUT TO ADHERE TO FACE OF NEW GYPSUM CLADDING, WITH "U" BULL NOSE AT DOOR FRAMES AND SURROUNDS.

2

1

ALTERNATE KEYNOTES

#	DESCRIPTION
A01	REPAIR DAMAGED VCT FLOORING AND PROVIDE NEW VINYL FLOORING OVER EXISTING VCT FLOORING TO REMAIN
A03	PROVIDE NEW PAINT FINISH AT EXISTING CMU WALLS IN CORRIDORS
A08	REPAIR AND REFINISH EXISTING METAL DOOR FRAMES AT ALL INTERIOR DOORS, ENSURE HARDWARE COMPATIBILITY
A13	PROVIDE NEW 4" COVED RUBBER BASE

9TH FLOOR APARTMENT UNITS

TYPE B - 4 UNITS
TYPE C - 6 UNITS
12 UNITS TOTAL

NOTE:
M UNIT - UFAS ADA WHEELCHAIR UNIT
S UNIT - SIGHT / HEARING ASSIST UNIT

1

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DESIGN BY	AMA
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DATE	08/13/25
SCALE	AS NOTED

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE: 9TH FLOOR PLAN

DRAWING NUMBER: **A1005**

REV: **2**

8/12/2025 10:49:14 PM

ENLARGED GROUND FLOOR PLAN

1 / A1001

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

ANNOTATED PLAN GENERAL NOTES

1. SEE SHEET A5001 FOR PARTITION TYPE DETAILS.
2. ALL DIMENSIONS ARE TO FACE OF FRAMING, OR CENTERLINE OF COLUMN UNLESS NOTED OTHERWISE.
3. DASHED CIRCLE IN RESTROOM INDICATES 5'-0" TURNING DIAMETER REQUIRED BY ADA.
4. INTERIOR DOORS ARE OFFSET 4" FROM PERPENDICULAR WALL UNO.
5. SEE A5011 FOR DOOR TYPES.
6. REPAIR ALL TERMITE AND WATER DAMAGE AS NECESSARY.

KEYNOTES

#	DESCRIPTION
101	PROVIDE NEW DUAL BAY SINK AND FAUCET FIXTURES, REF TO PLUMBING
102	PROVIDE NEW 2.2 CU FT MICROWAVE OVEN
103	PROVIDE NEW STANDARD 24 CU FT REFRIGERATOR
104	PROVIDE WATER CLOSET FIXTURE; REF TO PLUMBING DRAWINGS FOR DETAILS
105	PROVIDE NEW LVT FLOORING AT ALL AREAS WHERE FLOORING EXISTING FLOORING HAS BEEN REMOVED, UNO
107	PROVIDE NEW SOLID SURFACE COUNTERTOPS AND BACKSPLASH
108	PROVIDE NEW PAINTED WOOD BASE WITH SHOE MOLD THROUGHOUT, UNO
112	PROVIDE NEW DOOR, FRAME, AND HARDWARE, INCLUDING DOOR STOP AS APPLICABLE
114	PROVIDE NEW SINK AND FAUCET FIXTURES; REF TO PLUMBING DRAWINGS FOR DETAILS
115	PROVIDE NEW URINAL FIXTURES; REF TO PLUMBING DRAWINGS FOR DETAILS
116	PROVIDE ANTI-SLIP STRIPS AT FRONT EDGE OF STAIRS IN COLOR-CONTRAST MATERIAL
121	REPAIR ALL EXTERIOR STOOPS AS NECESSARY
122	REPAIR ALL DAMAGED STAIRS AS NECESSARY
127	INSTALL 5/8" GYPSUM BOARD (PAINTED) OVER ALL EXPOSED CMU SURFACES THROUGHOUT CORRIDORS. REINSTALL EXISTING FIRE EXTINGUISHER CABINETS, DEVICES, AND CABLE HOUSING THROUGHOUT TO ADHERE TO FACE OF NEW GYPSUM CLADDING, WITH "U" BULL NOSE AT DOOR FRAMES AND SURROUNDS.
202	REFINISH / PAINT EXISTING GYPSUM CEILING AS NECESSARY
408	PROVIDE NEW 36" GRAB BAR, INSTALL PER MANUFACTURER'S SPECIFICATIONS, PROVIDE BLOCKING AS NECESSARY
428	PROVIDE NEW 42" GRAB BAR, INSTALL PER MANUFACTURES SPECIFICATIONS, PROVIDE BLOCKING AS NECESSARY

ALTERNATE KEYNOTES

#	DESCRIPTION
A01	REPAIR DAMAGED VCT FLOORING AND PROVIDE NEW VINYL FLOORING OVER EXISTING VCT FLOORING TO REMAIN
A04	REPLACE ALL UNIT INTERIOR DOOR PANELS WITH HOLLOW-CORE WOOD DOORS
A08	REPAIR AND REFINISH EXISTING METAL DOOR FRAMES AT ALL INTERIOR DOORS, ENSURE HARDWARE COMPATIBILITY
A12	PROVIDE NEW PLASTIC LAMINATE COUNTERTOPS AND BACKSPLASH
A13	PROVIDE NEW 4" COVED RUBBER BASE

NOT FOR CONSTRUCTION

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North Olmsted, OH 44070

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2	08/13/25	ADDENDUM 2	AMA
1	07/30/25	ADDENDUM 1	AMA
0	07/18/25	BID	AMA

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REW JOB #	07425
DESIGN BY	AMA
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SCALE	AS NOTED

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
ENLARGED GROUND FLOOR PLAN

DRAWING NUMBER: **A1011**

REV: **2**

8/12/2025 10:49:15 PM

1 A1002 ENLARGED 1ST FLOOR PLAN

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

2 A1012 MAIL ELEVATION

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

ANNOTATED PLAN GENERAL NOTES

1. SEE SHEET A5001 FOR PARTITION TYPE DETAILS.
2. ALL DIMENSIONS ARE TO FACE OF FRAMING, OR CENTERLINE OF COLUMN UNLESS NOTED OTHERWISE.
3. DASHED CIRCLE IN RESTROOM INDICATES 5'-0" TURNING DIAMETER REQUIRED BY ADA.
4. INTERIOR DOORS ARE OFFSET 4" FROM PERPENDICULAR WALL UNO.
5. SEE A5011 FOR DOOR TYPES.
6. REPAIR ALL TERMITE AND WATER DAMAGE AS NECESSARY.

KEYNOTES

#	DESCRIPTION
102	PROVIDE NEW 2.2 CU FT MICROWAVE OVEN
104	PROVIDE WATER CLOSET FIXTURE; REF TO PLUMBING DRAWINGS FOR DETAILS
105	PROVIDE NEW LVT FLOORING AT ALL AREAS WHERE FLOORING EXISTING FLOORING HAS BEEN REMOVED, UNO
106	PROVIDE NEW UNDERCOUNTER REFRIGERATOR
107	PROVIDE NEW SOLID SURFACE COUNTERTOPS AND BACKSPLASH
108	PROVIDE NEW PAINTED WOOD BASE WITH SHOE MOLD THROUGHOUT, UNO
110	PROVIDE NEW PACKAGE MAILBOX SYSTEM BELOW AND ALIGNED WITH EXISTING ENTRY TENANT MAILBOXES, INSTALLED WITHIN SAME WALL
111	RELOCATE EXISTING PRINTER, POWER AND DATA PROVIDED
112	PROVIDE NEW DOOR, FRAME, AND HARDWARE, INCLUDING DOOR STOP AS APPLICABLE
114	PROVIDE NEW SINK AND FAUCET FIXTURES; REF TO PLUMBING DRAWINGS FOR DETAILS
117	ALIGN FACE OF NEW STUD WALL WITH EXISTING WALL FACE
118	MAINTAIN MINIMUM 5'X5' CLEAR SPACE INSIDE AND OUTSIDE OF ENTRY DOOR
127	INSTALL 5/8" GYPSUM BOARD (PAINTED) OVER ALL EXPOSED CMU SURFACES THROUGHOUT CORRIDORS. REINSTALL EXISTING FIRE EXTINGUISHER CABINETS, DEVICES, AND CABLE HOUSING THROUGHOUT TO ADHERE TO FACE OF NEW GYPSUM CLADDING, WITH "U" BULL NOSE AT DOOR FRAMES AND SURROUNDS.
129	ENSURE ALL 504M UNIT MAILBOXES ARE LOCATED BELOW 54" AFF
130	RELOCATE EXISTING SERVER RACK TO NEW SERVER CLOSET

ALTERNATE KEYNOTES

#	DESCRIPTION
A01	REPAIR DAMAGED VCT FLOORING AND PROVIDE NEW VINYL FLOORING OVER EXISTING VCT FLOORING TO REMAIN
A03	PROVIDE NEW PAINT FINISH AT EXISTING CMU WALLS IN CORRIDORS
A08	REPAIR AND REFINISH EXISTING METAL DOOR FRAMES AT ALL INTERIOR DOORS, ENSURE HARDWARE COMPATIBILITY
A13	PROVIDE NEW 4" COVED RUBBER BASE

NOT FOR CONSTRUCTION

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0	07/18/25	BID	AMA

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SCALE	AS NOTED

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
ENLARGED 1ST FLOOR PLAN

DRAWING NUMBER:
A1012

REV:
2

8/12/2025 10:49:43 PM

CEILING FINISHES & MATERIALS

TYPE	DESCRIPTION	MANUFACTURER	MODEL	REMARKS	CONTACT
ACT-1	CEILING PANEL	ARMSTRONG	WHITE	24" x 24"	ROGER HALL ROGER.HALL@SHERWIN.COM 216.224.7509
ACT-2	CEILING PANEL	ARMSTRONG	WHITE	24" x 48"	ROGER HALL ROGER.HALL@SHERWIN.COM 216.224.7509
GYP-1	GYPSUM CEILING BOARD	SEE ATTACHED SPEC. 092900			

RCP GENERAL NOTES

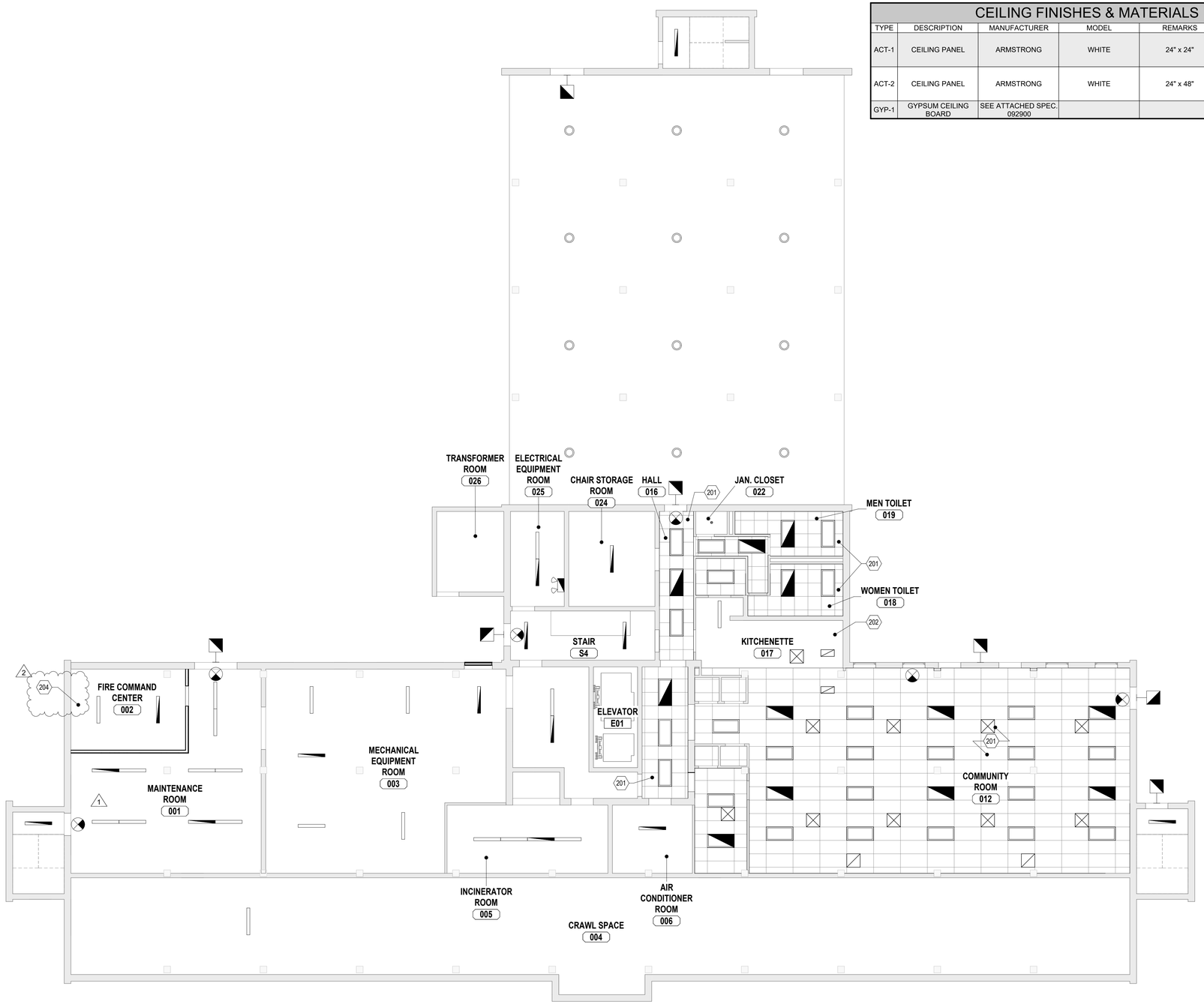
1. ALL LIGHT FIXTURES TO BE REPLACED AT THE SAME LOCATION, WITH NEW LED FIXTURES; REFER TO ELECTRICAL DRAWINGS FOR DEVICE AND LIGHTING DETAILS.
2. ALL EXPOSED GYPSUM BOARD SURFACES SHALL BE PAINTED. REFER TO FINISH SCHEDULE.
3. NEW ACOUSTIC CEILING TILE AND GRIDS TO CLOSELY MATCH EXISTING ACT SYSTEM.
4. SUPPLY AIR DIFFUSERS AND RETURN GRILLES TO BE WHITE ENAMEL FINISH. VERIFY COLOR WITH OWNER. SEE MECHANICAL DRAWINGS FOR MORE INFORMATION.

CEILING FIXTURE LEGEND

	TROFFER LIGHT FIXTURE
1	TROFFER EMERGENCY LIGHT FIXTURE
	SURFACE MOUNT WRAP LENS LIGHT FIXTURE
	SURFACE MOUNT WRAP LENS EMERGENCY LIGHT FIXTURE
	RECESSED DOWNLIGHT FIXTURE
	EMERGENCY EXIT SIGNAGE / LIGHTING FIXTURE
	WALL PACK / SCONCE LIGHTING FIXTURE
	EMERGENCY LIGHTING WALL PACK FIXTURE
	RETURN DIFFUSER AIR TERMINAL
	SUPPLY DIFFUSER AIR TERMINAL

KEYNOTES

#	DESCRIPTION
201	PROVIDE NEW ACOUSTIC CEILING TILES AND GRID AT ORIGINAL LOCATION
202	REFINISH / PAINT EXISTING GYPSUM CEILING AS NECESSARY
204	ENSURE 1 HOUR FIRE RATED HORIZONTAL ASSEMBLY SEPERATION, FIELD VERIFY



N

REFLECTED CEILING PLAN GROUND FLOOR

SCALE: 1/8" = 1'-0"

NOT FOR CONSTRUCTION

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MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
REFLECTED CEILING PLAN - GROUND FLOOR

DRAWING NUMBER: **A1021**

REV: **2**

8/12/2025 10:49:43 PM

REFLECTED CEILING PLAN 1ST FLOOR

SCALE: 1/8" = 1'-0"

N

CEILING FINISHES & MATERIALS

TYPE	DESCRIPTION	MANUFACTURER	MODEL	REMARKS	CONTACT
GYP-1	GYPSUM CEILING BOARD	SEE ATTACHED SPEC. 092900			
GYP-2	WATER RESISTANT GYPSUM BOARD	SEE ATTACHED SPEC. 092900	-		

RCP GENERAL NOTES

1. ALL LIGHT FIXTURES TO BE REPLACED AT THE SAME LOCATION, WITH NEW LED FIXTURES; REFER TO ELECTRICAL DRAWINGS FOR DEVICE AND LIGHTING DETAILS.
2. ALL EXPOSED GYPSUM BOARD SURFACES SHALL BE PAINTED. REFER TO FINISH SCHEDULE.
3. NEW ACOUSTIC CEILING TILE AND GRIDS TO CLOSELY MATCH EXISTING ACT SYSTEM.
4. SUPPLY AIR DIFFUSERS AND RETURN GRILLES TO BE WHITE ENAMEL FINISH. VERIFY COLOR WITH OWNER. SEE MECHANICAL DRAWINGS FOR MORE INFORMATION.

CEILING FIXTURE LEGEND

	TROFFER LIGHT FIXTURE
1	TROFFER EMERGENCY LIGHT FIXTURE
	SURFACE MOUNT WRAP LENS LIGHT FIXTURE
	SURFACE MOUNT WRAP LENS EMERGENCY LIGHT FIXTURE
	RECESSED DOWNLIGHT FIXTURE
	EMERGENCY EXIT SIGNAGE / LIGHTING FIXTURE
	WALL PACK / SCONCE LIGHTING FIXTURE
	EMERGENCY LIGHTING WALL PACK FIXTURE
	RETURN DIFFUSER AIR TERMINAL
	SUPPLY DIFFUSER AIR TERMINAL

KEYNOTES

#	DESCRIPTION
202	REFINISH / PAINT EXISTING GYPSUM CEILING AS NECESSARY
203	PROVIDE NEW COAX CABLE HOUSING, REF TO ELECTRICAL DRAWINGS FOR DETAILS

NOT FOR CONSTRUCTION

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SCALE	AS NOTED

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MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
REFLECTED CEILING PLAN - 1ST FLOOR

DRAWING NUMBER: **A1022**

REV: **2**

8/12/2025 10:49:45 PM

CEILING FINISHES & MATERIALS

TYPE	DESCRIPTION	MANUFACTURER	MODEL	REMARKS	CONTACT
GYP-1	GYPSUM CEILING BOARD	SEE ATTACHED SPEC. 092900			
GYP-2	WATER RESISTANT GYPSUM BOARD	SEE ATTACHED SPEC. 092900	-		

RCP GENERAL NOTES

1. ALL LIGHT FIXTURES TO BE REPLACED AT THE SAME LOCATION, WITH NEW LED FIXTURES; REFER TO ELECTRICAL DRAWINGS FOR DEVICE AND LIGHTING DETAILS.
2. ALL EXPOSED GYPSUM BOARD SURFACES SHALL BE PAINTED. REFER TO FINISH SCHEDULE.
3. NEW ACOUSTIC CEILING TILE AND GRIDS TO CLOSELY MATCH EXISTING ACT SYSTEM.
4. SUPPLY AIR DIFFUSERS AND RETURN GRILLES TO BE WHITE ENAMEL FINISH. VERIFY COLOR WITH OWNER. SEE MECHANICAL DRAWINGS FOR MORE INFORMATION.

CEILING FIXTURE LEGEND

	TROFFER LIGHT FIXTURE
1	TROFFER EMERGENCY LIGHT FIXTURE
	SURFACE MOUNT WRAP LENS LIGHT FIXTURE
	SURFACE MOUNT WRAP LENS EMERGENCY LIGHT FIXTURE
	RECESSED DOWNLIGHT FIXTURE
	EMERGENCY EXIT SIGNAGE / LIGHTING FIXTURE
	WALL PACK / SCONCE LIGHTING FIXTURE
	EMERGENCY LIGHTING WALL PACK FIXTURE
	RETURN DIFFUSER AIR TERMINAL
	SUPPLY DIFFUSER AIR TERMINAL

KEYNOTES

#	DESCRIPTION
202	REFINISH / PAINT EXISTING GYPSUM CEILING AS NECESSARY
203	PROVIDE NEW COAX CABLE HOUSING, REF TO ELECTRICAL DRAWINGS FOR DETAILS

NOT FOR CONSTRUCTION

N

REFLECTED CEILING PLAN 2ND AND 3RD FLOOR

SCALE: 1/8" = 1'-0"

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DATE	08/13/25
SCALE	AS NOTED

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
REFLECTED CEILING PLAN - 2ND AND 3RD FLOOR

DRAWING NUMBER: **A1023**

REV: **2**

8/12/2025 10:49:46 PM

NOT FOR CONSTRUCTION

CEILING FINISHES & MATERIALS

TYPE	DESCRIPTION	MANUFACTURER	MODEL	REMARKS	CONTACT
GYP-1	GYPSUM CEILING BOARD	SEE ATTACHED SPEC. 092900			
GYP-2	WATER RESISTANT GYPSUM BOARD	SEE ATTACHED SPEC. 092900	-		

RCP GENERAL NOTES

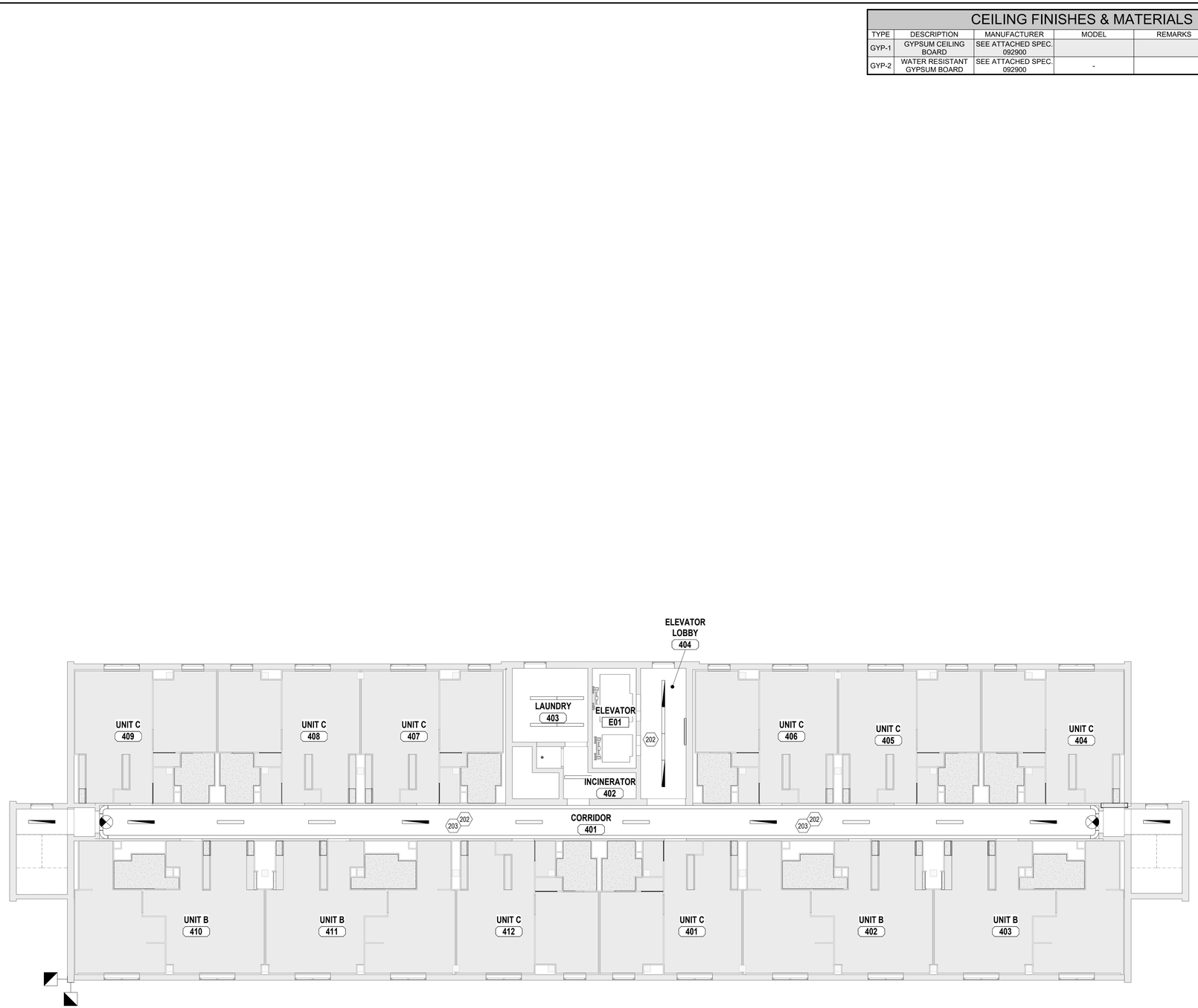
1. ALL LIGHT FIXTURES TO BE REPLACED AT THE SAME LOCATION, WITH NEW LED FIXTURES; REFER TO ELECTRICAL DRAWINGS FOR DEVICE AND LIGHTING DETAILS.
2. ALL EXPOSED GYPSUM BOARD SURFACES SHALL BE PAINTED. REFER TO FINISH SCHEDULE.
3. NEW ACOUSTIC CEILING TILE AND GRIDS TO CLOSELY MATCH EXISTING ACT SYSTEM.
4. SUPPLY AIR DIFFUSERS AND RETURN GRILLES TO BE WHITE ENAMEL FINISH. VERIFY COLOR WITH OWNER. SEE MECHANICAL DRAWINGS FOR MORE INFORMATION.

CEILING FIXTURE LEGEND

	TROFFER LIGHT FIXTURE
1	TROFFER EMERGENCY LIGHT FIXTURE
	SURFACE MOUNT WRAP LENS LIGHT FIXTURE
	SURFACE MOUNT WRAP LENS EMERGENCY LIGHT FIXTURE
	RECESSED DOWNLIGHT FIXTURE
	EMERGENCY EXIT SIGNAGE / LIGHTING FIXTURE
	WALL PACK / SCONCE LIGHTING FIXTURE
	EMERGENCY LIGHTING WALL PACK FIXTURE
	RETURN DIFFUSER AIR TERMINAL
	SUPPLY DIFFUSER AIR TERMINAL

KEYNOTES

#	DESCRIPTION
202	REFINISH / PAINT EXISTING GYPSUM CEILING AS NECESSARY
203	PROVIDE NEW COAX CABLE HOUSING, REF TO ELECTRICAL DRAWINGS FOR DETAILS



N

REFLECTED CEILING PLAN 4TH TO 8TH FLOOR

SCALE: 1/8" = 1'-0"

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CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
REFLECTED CEILING PLAN - 4TH THRU 8TH FLOOR

DRAWING NUMBER: **A1024**

REV: **2**

8/12/2025 10:49:47 PM

CEILING FINISHES & MATERIALS

TYPE	DESCRIPTION	MANUFACTURER	MODEL	REMARKS	CONTACT
GYP-1	GYPSUM CEILING BOARD	SEE ATTACHED SPEC. 092900			
GYP-2	WATER RESISTANT GYPSUM BOARD	SEE ATTACHED SPEC. 092900	-		

RCP GENERAL NOTES

1. ALL LIGHT FIXTURES TO BE REPLACED AT THE SAME LOCATION, WITH NEW LED FIXTURES; REFER TO ELECTRICAL DRAWINGS FOR DEVICE AND LIGHTING DETAILS.
2. ALL EXPOSED GYPSUM BOARD SURFACES SHALL BE PAINTED. REFER TO FINISH SCHEDULE.
3. NEW ACOUSTIC CEILING TILE AND GRIDS TO CLOSELY MATCH EXISTING ACT SYSTEM.
4. SUPPLY AIR DIFFUSERS AND RETURN GRILLES TO BE WHITE ENAMEL FINISH. VERIFY COLOR WITH OWNER. SEE MECHANICAL DRAWINGS FOR MORE INFORMATION.

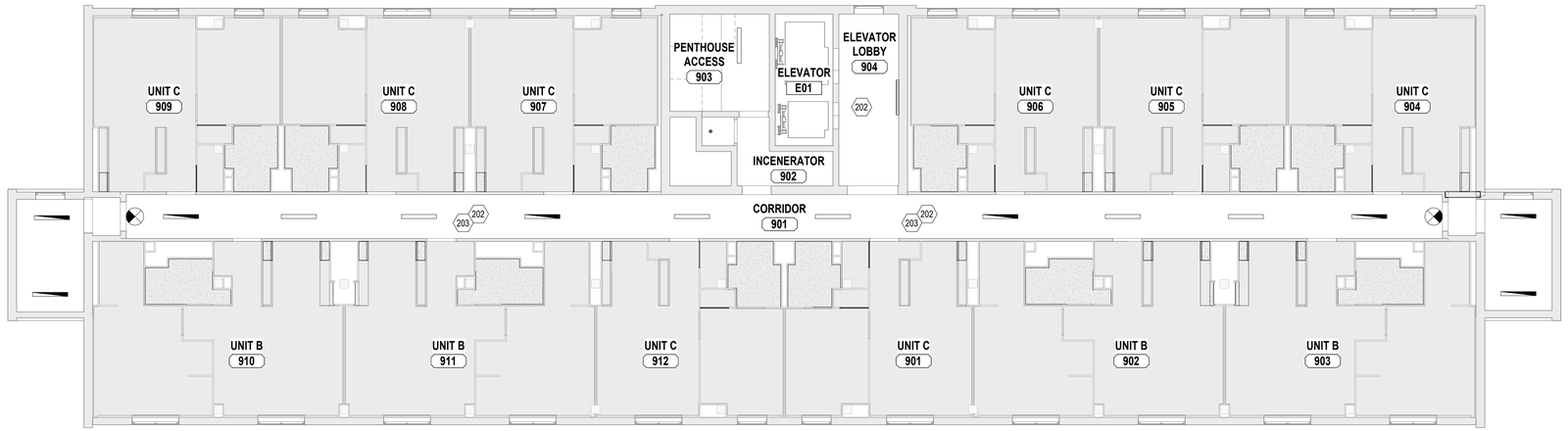
CEILING FIXTURE LEGEND

	TROFFER LIGHT FIXTURE
1	TROFFER EMERGENCY LIGHT FIXTURE
	SURFACE MOUNT WRAP LENS LIGHT FIXTURE
	SURFACE MOUNT WRAP LENS EMERGENCY LIGHT FIXTURE
	RECESSED DOWNLIGHT FIXTURE
	EMERGENCY EXIT SIGNAGE / LIGHTING FIXTURE
	WALL PACK / SCONCE LIGHTING FIXTURE
	EMERGENCY LIGHTING WALL PACK FIXTURE
	RETURN DIFFUSER AIR TERMINAL
	SUPPLY DIFFUSER AIR TERMINAL

KEYNOTES

#	DESCRIPTION
202	REFINISH / PAINT EXISTING GYPSUM CEILING AS NECESSARY
203	PROVIDE NEW COAX CABLE HOUSING, REF TO ELECTRICAL DRAWINGS FOR DETAILS

NOT FOR CONSTRUCTION



N

REFLECTED CEILING PLAN 9TH FLOOR

SCALE: 1/8" = 1'-0"

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CONSULTANT INFO

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25000 Country Club Blvd., Suite 340,
North Olmsted, OH 44070

REV	DATE	DESCRIPTION	BY
2	08/13/25	ADDENDUM 2	AMA
1	07/30/25	ADDENDUM 1	AMA
0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	AS NOTED

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
REFLECTED CEILING PLAN - 9TH FLOOR

DRAWING NUMBER: **A1025**

REV: **2**

8/12/2025 10:49:48 PM

UNIT DOOR AND FRAME SCHEDULE

DOOR #	DOOR TYPE	DOOR SIZE WIDTH	DOOR SIZE HT	DOOR SIZE THK	DOOR MAT	DOOR FINISH	FRAME TYPE	FRAME MATERIAL	FRAME FINISH	HARDWARE SET	FIRE RATING
AS1	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	1	1.5
AS2	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	5	0
AS3	F	2'-8"	6'-8"	1 3/8"	WD	PTD	F1	HM	PTD	5	0
AS4	F	2'-8"	6'-8"	1 3/8"	WD	PTD	F1	HM	PTD	5	0

UNIT INTERIOR FINISHES & MATERIALS

TYPE	DESCRIPTION	MANUFACTURER	MODEL/COLOR	REMARKS
CEILING				
GYP-1	GYPSUM CEILING BOARD	SEE ATTACHED SPEC. 092900		
GYP-2	WATER RESISTANT GYPSUM BOARD	SEE ATTACHED SPEC. 092900	-	
CLADDING				
CT-2	CERAMIC WALL TILE	SEE ATTACHED SPEC. 093013		
GYP-1	GYPSUM WALL BOARD	SEE ATTACHED SPEC. 092900	-	
GYP-2	WATER RESISTANT GYPSUM WALL BOARD	SEE ATTACHED SPEC. 092900	-	
FLOORING				
CT-1	CERAMIC TILE FLOORING	SEE ATTACHED SPEC. 093013		12" X 24"
LVT-1	LUXURY VINYL TILE	MANNINGTON	SHIBORI JASMINE - SX5W7800	FINISH: TICK SIZE: 5.91" X 39.37"
PAINT				
PT-1	WALL PAINT	--	--	OWNER TO SELECT COLOR AND FINISH
PT-2	ACCENT WALL PAINT	--	--	OWNER TO SELECT COLOR AND FINISH
WALL BASE				
B-1	WALL BASE	--	--	PAINTED WOOD WITH TOE MOLD

ALTERNATE KEYNOTES

#	DESCRIPTION
A01	REPAIR DAMAGED VCT FLOORING AND PROVIDE NEW VINYL FLOORING OVER EXISTING VCT FLOORING TO REMAIN
A02	NO INSULATED METAL STUD CONSTRUCTION OVER EXSITING EXTERIOR WALLS
A04	REPLACE ALL UNIT INTERIOR DOOR PANELS WITH HOLLOW-CORE WOOD DOORS
A08	REPAIR AND REFINISH EXISTING METAL DOOR FRAMES AT ALL INTERIOR DOORS, ENSURE HARDWARE COMPATIBILITY
A12	PROVIDE NEW PLASTIC LAMINATE COUNTERTOPS AND BACKSPLASH
A13	PROVIDE NEW 4" COVED RUBBER BASE

FLOOR PLAN GENERAL NOTES

1. SEE SHEET A5001 FOR PARTITION TYPE DETAILS.
2. ALL DIMENSIONS ARE TO FACE OF FRAMING, OR CENTERLINE OF STRUCTURE UNO.
3. INTERIOR DOORS ARE OFFSET 4" FROM PERPENDICULAR WALL UNO.
4. SEE A5011 FOR DOOR TYPES.
5. GC TO PERFORM LAYOUT OF ENTIRE SPACE PRIOR TO STARTING FRAMING TO FIELD VERIFY DIMENSIONS TO EXISTING STRUCTURE.
6. GC TO ENSURE EXISTING RATED WALLS ARE MAINTAINED.
7. EXTEND FLOORING TO ALL RANGE & REFRIDGERATOR RECESSES.
8. GC TO FIELD VERIFY DIMENSIONS FOR KITCHEN / BATH / CASEWORK / FIXTURES AND APPLIANCES BEFORE ORDERING.
9. VERIFY ALL APPLIANCE DIMENSION SIZES WITH SUPPLIER.
10. ALL LIGHT FIXTURES TO BE REPLACED AT THE SAME LOCATION, WITH NEW LED FIXTURES; REFER TO ELECTRICAL DRAWINGS FOR DEVICE AND LIGHTING DETAILS.
11. ALL WALLS AND CEILINGS IN THE APARTMENT UNITS TO BE PT-1 UNLESS NOTED OTHERWISE.
12. ALL UNITS TO RECEIVE BLOCKING FOR FUTURE GRAB BAR AND SHOWER SEAT INSTALLATIONS PER OHIO ACCESSIBILITY CODE (2017), SECTION 1104.11.1
13. ALL UNIT BLINDS TO BE REPLACED WITH NEW 1" VINYL BLINDS, COLOR WHITE, AND CHAIN OPERATED.

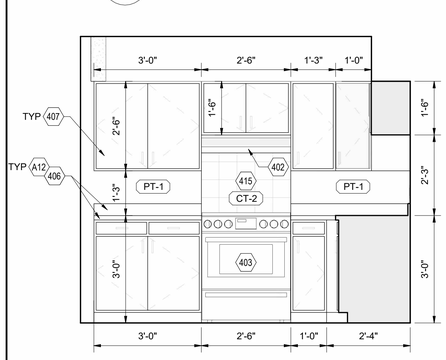
KEYNOTES

#	DESCRIPTION
105	PROVIDE NEW LVT FLOORING AT ALL AREAS WHERE FLOORING EXISTING FLOORING HAS BEEN REMOVED, UNO
108	PROVIDE NEW PAINTED WOOD BASE WITH SHOE MOLD THROUGHOUT, UNO
401	PROVIDE NEW VENTILATED SHELVING IN QUANTITIES, DEPTH AND WIDTH MATCHING ORIGINAL UNIT SHELVING, INSTALL AT ORIGINAL LOCATION, UNO.
402	PROVIDE NEW HOOD VENT; REF TO MECHANICAL DRAWINGS FOR DETAILS
403	PROVIDE NEW 30" ELECTRIC RANGE
404	PROVIDE WATER CLOSET FIXTURE; REF TO PLUMBING DRAWINGS FOR DETAILS
405	PROVIDE NEW CANVAS CURTAINS AND CURTAIN ROD
406	PROVIDE NEW SOLID SURFACE COUNTERTOPS AND BACKSPLASH
407	PROVIDE NEW CABINETRY
408	PROVIDE NEW 36" GRAB BAR, INSTALL PER MANUFACTURER'S SPECIFICATIONS, PROVIDE BLOCKING AS NECESSARY
409	PROVIDE NEW 24" GRAB BAR, INSTALL PER MANUFACTURER'S SPECIFICATIONS, PROVIDE BLOCKING AS NECESSARY
410	PROVIDE NEW 24"W X 18"H MIRROR
411	PROVIDE NEW MOISTURE RESISTANT GYPSUM CEILING
412	PROVIDE NEW GYPSUM SOFFIT
413	PROVIDE NEW SINK AND FAUCET FIXTURES, MOUNTED WITH CARRIER FOR SUPPORT; REF TO PLUMBING DRAWINGS FOR DETAILS
414	PROVIDE NEW 30" REFRIGERATOR, SEE PROJECT MANUAL
415	PROVIDE NEW CERAMIC TILE GREASE BACKSPLASH
418	VENTILATION GRILLE; SEE MECHANICHAL FOR DETAIL
420	PROVIDE NEW SHOWER CURTAIN ROD
421	PROVIDE NEW VENTILATED SHELVING WITH CURTAIN RODS IN QUANTITIES MATCHING ORIGINAL LOCATION SHELVING, UNO
422	PROVIDE UNIQUE FINISH TO WALL TO MATCH "ACCENT WALL" SELECTED FINISH TO BE PT-2
423	ALIGN FINISH FACE OF NEW WALL WITH EXISTING WALL
424	PROVIDE NEW LED FIXTURES AT ORIGINAL FIXTURE LOCATIONS; REF TO ELECTRICAL DRAWINGS FOR DETAILS
425	PROVIDE NEW DOOR, FRAME, AND HARDWARE, INCLUDING DOOR STOP AS APPLICABLE
426	PROVIDE NEW WATERPROOF LED LIGHT FIXTURE AT UNIT SHOWER
427	PROVIDE NEW SHOWER, SEE PLUMBING
430	PROVIDE NEW WATER RESISTANT GYPSUM WALL BOARD THROUGHOUT ALL UNIT BATHROOMS
431	PROVIDE NEW WALL MOUNTED SHOWER SEAT, PER MANUFACTURER'S SPECIFICATIONS

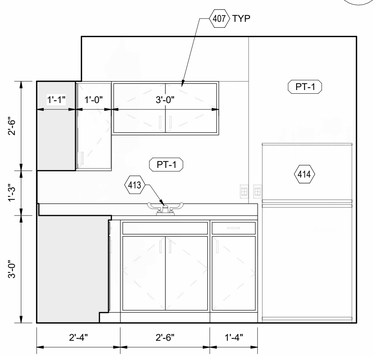
NOT FOR CONSTRUCTION

2 UNIT A ENLARGED FLOOR PLAN
SCALE: 3/8" = 1'-0"

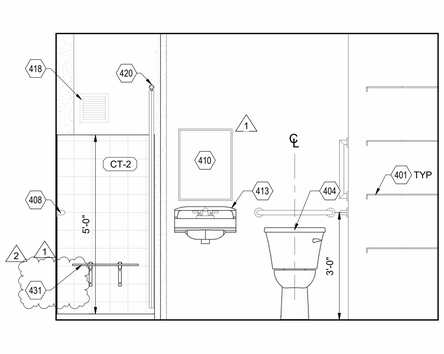
1 UNIT A ENLARGED REFLECTED CEILING PLAN
SCALE: 3/8" = 1'-0"



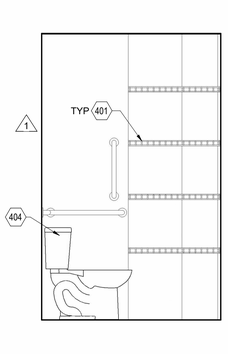
7 KITCHEN ELEVATION
SCALE: 1/2" = 1'-0"



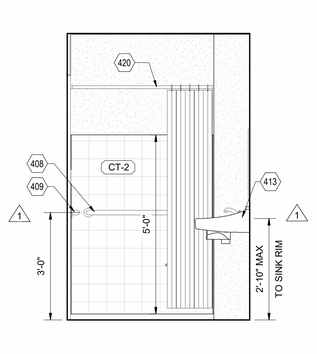
6 KITCHEN ELEVATION
SCALE: 1/2" = 1'-0"



5 BATHROOM ELEVATION
SCALE: 1/2" = 1'-0"

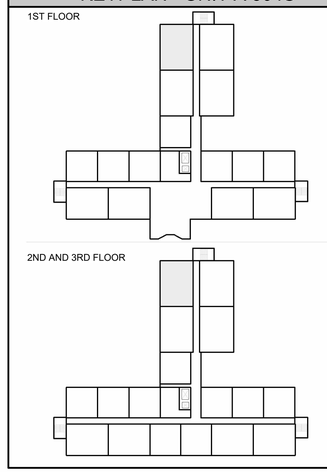


4 BATHROOM ELEVATION
SCALE: 1/2" = 1'-0"



3 BATHROOM ELEVATION
SCALE: 1/2" = 1'-0"

KEYPLAN - UNIT A 504S



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REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	AS NOTED

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
UNIT A 504S - ENLARGED PLANS AND INTERIOR ELEVATIONS

DRAWING NUMBER: **A4001**

REV: **2**

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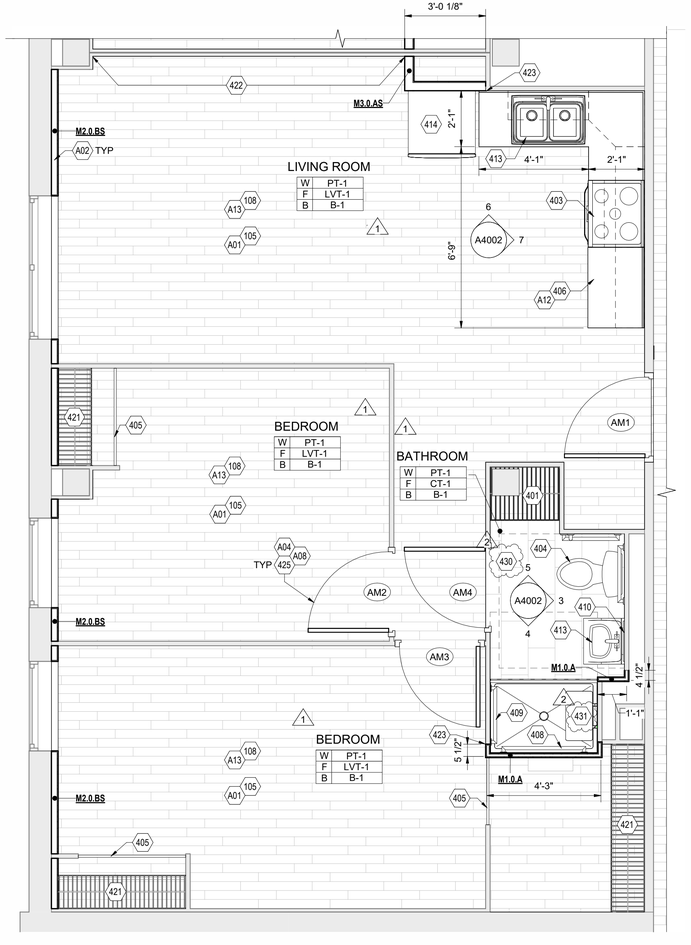
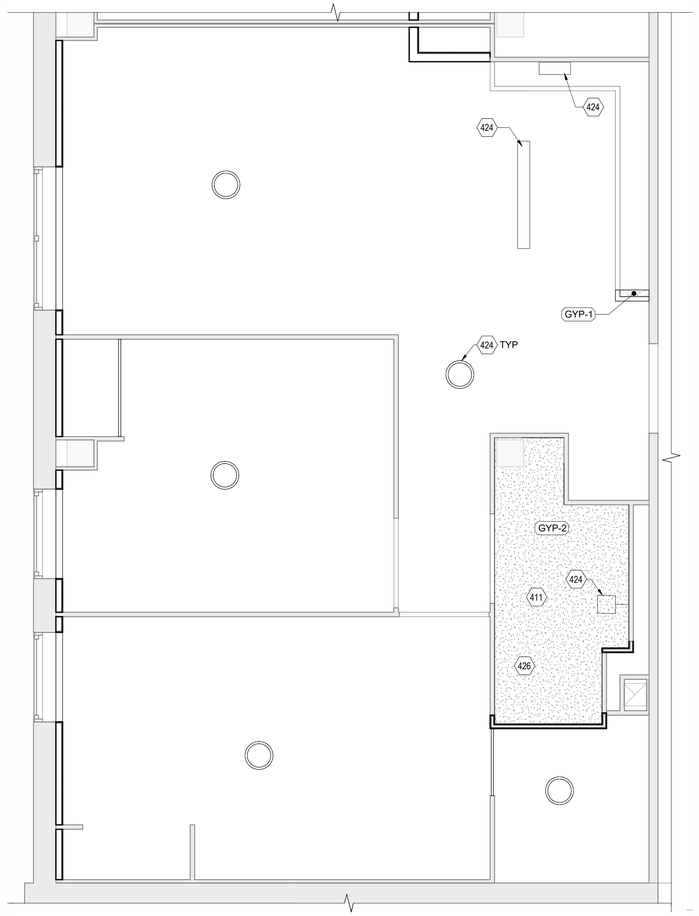


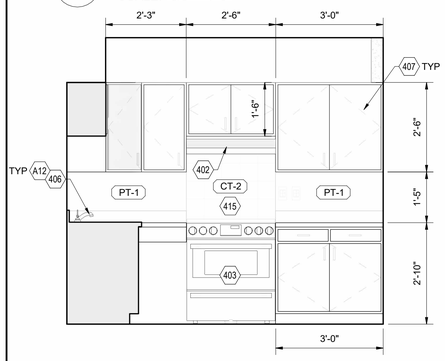


2 - UNIT A 504M - ENLARGED FLOOR PLAN

SCALE: 3/8" = 1'-0"

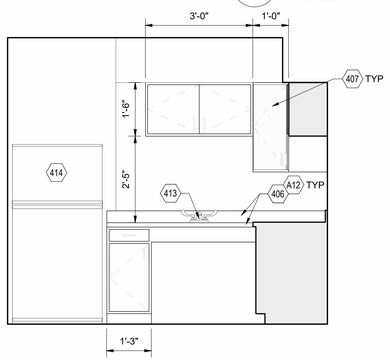
1 - UNIT A 504M ENLARGED CEILING PLAN

SCALE: 3/8" = 1'-0"



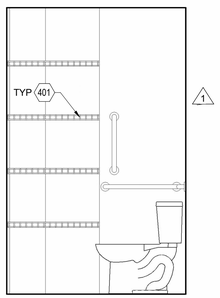
7 - KITCHEN ELEVATION

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



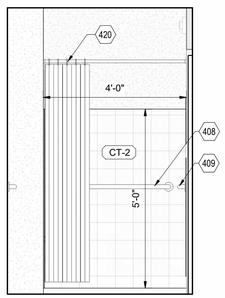
6 - KITCHEN ELEVATION

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



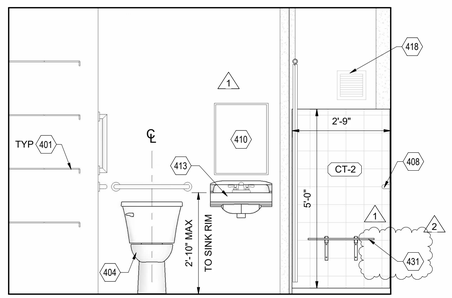
5 - BATHROOM ELEVATION

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



4 - BATHROOM ELEVATION

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



3 - BATHROOM ELEVATION

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

UNIT DOOR AND FRAME SCHEDULE

DOOR #	DOOR TYPE	DOOR SIZE WIDTH	DOOR SIZE HT	DOOR SIZE THK	DOOR MAT	DOOR FINISH	FRAME TYPE	FRAME MATERIAL	FRAME FINISH	HARDWARE SET	FIRE RATING
AM1	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	1	1.5
AM2	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	5	0
AM3	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	5	0
AM4	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	5	0

UNIT INTERIOR FINISHES & MATERIALS

TYPE	DESCRIPTION	MANUFACTURER	MODEL/COLOR	REMARKS
CEILING				
GYP-1	GYPSUM CEILING BOARD	SEE ATTACHED SPEC. 092900		
GYP-2	WATER RESISTANT GYPSUM BOARD	SEE ATTACHED SPEC. 092900	-	
CLADDING				
CT-2	CERAMIC WALL TILE	SEE ATTACHED SPEC. 093013		
GYP-1	GYPSUM WALL BOARD	SEE ATTACHED SPEC. 092900	-	
GYP-2	WATER RESISTANT GYPSUM WALL BOARD	SEE ATTACHED SPEC. 092900	-	
FLOORING				
CT-1	CERAMIC TILE FLOORING	SEE ATTACHED SPEC. 093013		12" X 24"
LVT-1	LUXURY VINYL TILE	MANNINGTON	SHIBORI JASMINE - SX5W7800	FINISH: TICK SIZE: 5.91" X 39.37"
PAINT				
PT-1	WALL PAINT	--	--	OWNER TO SELECT COLOR AND FINISH
PT-2	ACCENT WALL PAINT	--	--	OWNER TO SELECT COLOR AND FINISH
WALL BASE				
B-1	WALL BASE	--	--	PAINTED WOOD WITH TOE MOLD

KEYNOTES

#	DESCRIPTION
105	PROVIDE NEW LVT FLOORING AT ALL AREAS WHERE FLOORING EXISTING FLOORING HAS BEEN REMOVED, UNO
108	PROVIDE NEW PAINTED WOOD BASE WITH SHOE MOLD THROUGHOUT, UNO
401	PROVIDE NEW VENTILATED SHELVING IN QUANTITIES, DEPTH AND WIDTH MATCHING ORIGINAL UNIT SHELVING, INSTALL AT ORIGINAL LOCATION, UNO.
402	PROVIDE NEW HOOD VENT; REF TO MECHANICAL DRAWINGS FOR DETAILS
403	PROVIDE NEW 30" ELECTRIC RANGE
404	PROVIDE WATER CLOSET FIXTURE; REF TO PLUMBING DRAWINGS FOR DETAILS
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413	PROVIDE NEW SINK AND FAUCET FIXTURES, MOUNTED WITH CARRIER FOR SUPPORT; REF TO PLUMBING DRAWINGS FOR DETAILS
414	PROVIDE NEW 30" REFRIGERATOR, SEE PROJECT MANUAL
415	PROVIDE NEW CERAMIC TILE GREASE BACKSPLASH
418	VENTILATION GRILLE; SEE MECHANICHAL FOR DETAIL
420	PROVIDE NEW SHOWER CURTAIN ROD
421	PROVIDE NEW VENTILATED SHELVING WITH CURTAIN RODS IN QUANTITIES MATCHING ORIGINAL LOCATION SHELVING, UNO
422	PROVIDE UNIQUE FINISH TO WALL TO MATCH "ACCENT WALL" SELECTED FINISH TO BE PT-2
423	ALIGN FINISH FACE OF NEW WALL WITH EXISTING WALL
424	PROVIDE NEW LED FIXTURES AT ORIGINAL FIXTURE LOCATIONS; REF TO ELECTRICAL DRAWINGS FOR DETAILS
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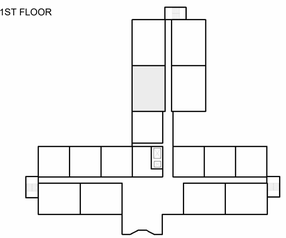
426	PROVIDE NEW WATERPROOF LED LIGHT FIXTURE AT UNIT SHOWER
430	PROVIDE NEW WATER RESISTANT GYPSUM WALL BOARD THROUGHOUT ALL UNIT BATHROOMS
431	PROVIDE NEW WALL MOUNTED SHOWER SEAT, PER MANUFACTURER'S SPECIFICATIONS

ALTERNATE KEYNOTES

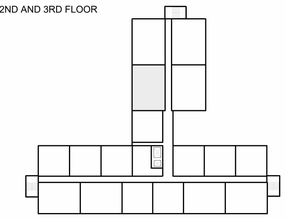
#	DESCRIPTION
A01	REPAIR DAMAGED VCT FLOORING AND PROVIDE NEW VINYL FLOORING OVER EXISTING VCT FLOORING TO REMAIN
A02	NO INSULATED METAL STUD CONSTRUCTION OVER EXSITING EXTERIOR WALLS
A04	REPLACE ALL UNIT INTERIOR DOOR PANELS WITH HOLLOW-CORE WOOD DOORS
A08	REPAIR AND REFINISH EXISTING METAL DOOR FRAMES AT ALL INTERIOR DOORS, ENSURE HARDWARE COMPATIBILITY
A12	PROVIDE NEW PLASTIC LAMINATE COUNTERTOPS AND BACKSPLASH
A13	PROVIDE NEW 4" COVED RUBBER BASE

KEYPLAN - UNIT A 504M

1ST FLOOR



2ND AND 3RD FLOOR



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0	07/18/25	BID	AMA

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REW JOB #	07425
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DATE	08/13/25
SCALE	AS NOTED

CMHA

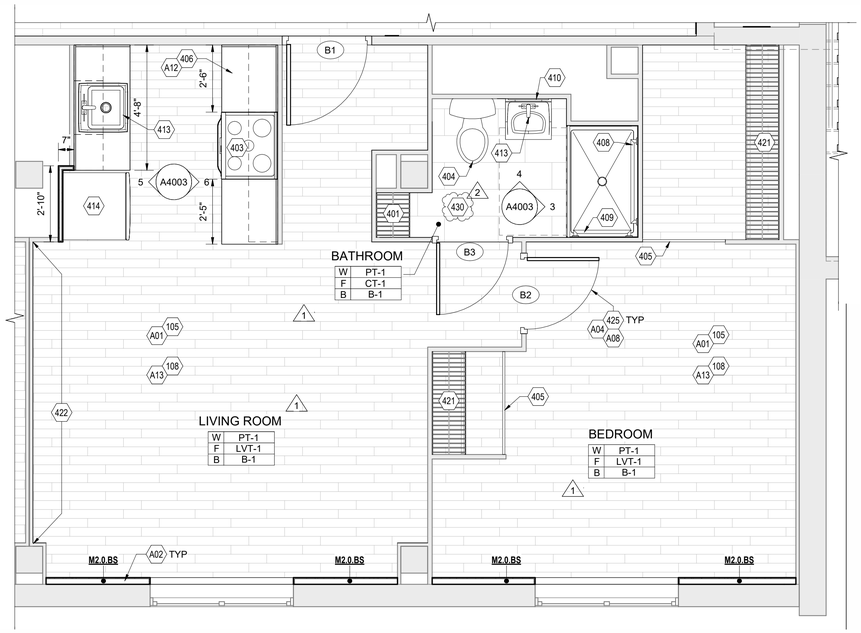
MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
UNIT A 504M - ENLARGED PLANS AND INTERIOR ELEVATIONS

DRAWING NUMBER: **A4002**

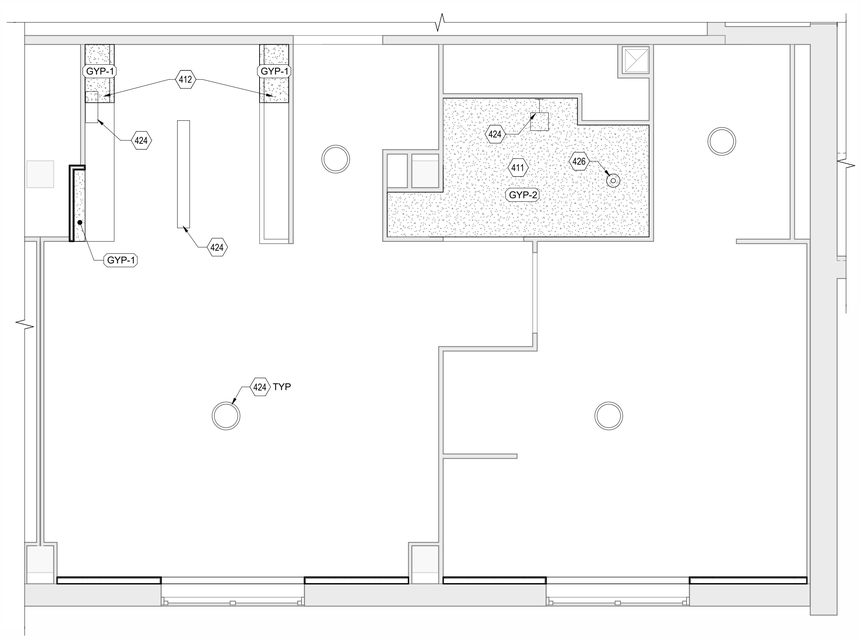
REV: **2**

8/12/2025 10:50:01 PM



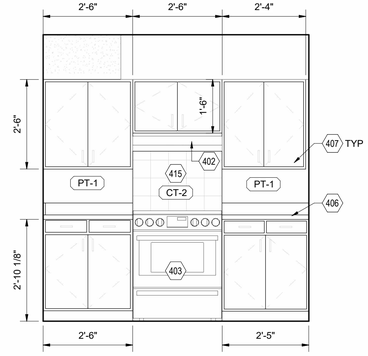
2 - UNIT B ENLARGED FLOOR PLAN

SCALE: 3/8" = 1'-0"



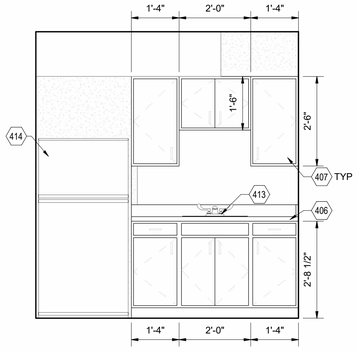
1 - UNIT B ENLARGED CEILING PLAN

SCALE: 3/8" = 1'-0"



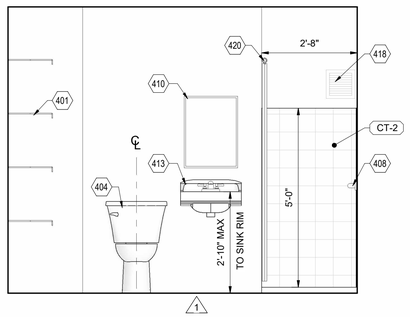
6 - KITCHEN ELEVATION

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



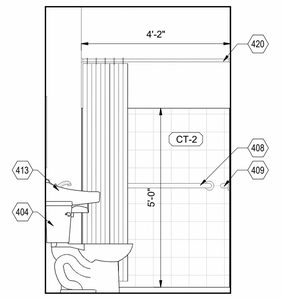
5 - KITCHEN ELEVATION

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



4 - BATHROOM ELEVATION

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



3 - BATHROOM ELEVATION

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

UNIT DOOR AND FRAME SCHEDULE

DOOR #	DOOR TYPE	DOOR SIZE WIDTH	DOOR SIZE HT	DOOR SIZE THK	DOOR MAT	DOOR FINISH	FRAME TYPE	FRAME MATERIAL	FRAME FINISH	HARDWARE SET	FIRE RATING
B1	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	1	1.5
B2	F	2'-8"	6'-8"	1 3/8"	WD	PTD	F1	HM	PTD	5	0
B3	F	2'-8"	6'-8"	1 3/8"	WD	PTD	F1	HM	PTD	5	0

UNIT INTERIOR FINISHES & MATERIALS

TYPE	DESCRIPTION	MANUFACTURER	MODEL/COLOR	REMARKS
CEILING				
GYP-1	GYPSUM CEILING BOARD	SEE ATTACHED SPEC. 092900		
GYP-2	WATER RESISTANT GYPSUM BOARD	SEE ATTACHED SPEC. 092900	-	
CLADDING				
CT-2	CERAMIC WALL TILE	SEE ATTACHED SPEC. 093013		
GYP-1	GYPSUM WALL BOARD	SEE ATTACHED SPEC. 092900	-	
GYP-2	WATER RESISTANT GYPSUM WALL BOARD	SEE ATTACHED SPEC. 092900	-	
FLOORING				
CT-1	CERAMIC TILE FLOORING	SEE ATTACHED SPEC. 093013		12" X 24"
LVT-1	LUXURY VINYL TILE	MANNINGTON	SHIBORI JASMINE - SX5W7800	FINISH: TICK SIZE: 5.91" X 39.37"
PAINT				
PT-1	WALL PAINT	--	--	OWNER TO SELECT COLOR AND FINISH
PT-2	ACCENT WALL PAINT	--	--	OWNER TO SELECT COLOR AND FINISH
WALL BASE				
B-1	WALL BASE	--	--	PAINTED WOOD WITH TOE MOLD

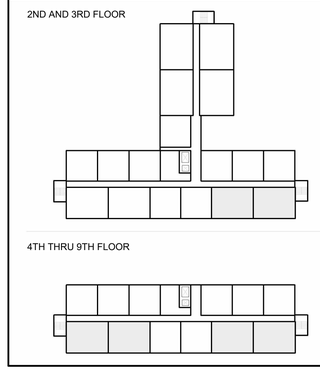
KEYNOTES

#	DESCRIPTION
105	PROVIDE NEW LVT FLOORING AT ALL AREAS WHERE FLOORING EXISTING FLOORING HAS BEEN REMOVED, UNO
108	PROVIDE NEW PAINTED WOOD BASE WITH SHOE MOLD THROUGHOUT, UNO
401	PROVIDE NEW VENTILATED SHELVING IN QUANTITIES, DEPTH AND WIDTH MATCHING ORIGINAL UNIT SHELVING, INSTALL AT ORIGINAL LOCATION, UNO.
402	PROVIDE NEW HOOD VENT; REF TO MECHANICAL DRAWINGS FOR DETAILS
403	PROVIDE NEW 30" ELECTRIC RANGE
404	PROVIDE WATER CLOSET FIXTURE; REF TO PLUMBING DRAWINGS FOR DETAILS
405	PROVIDE NEW CANVAS CURTAINS AND CURTAIN ROD
406	PROVIDE NEW SOLID SURFACE COUNTERTOPS AND BACKSPLASH
407	PROVIDE NEW CABINETRY
408	PROVIDE NEW 36" GRAB BAR, INSTALL PER MANUFACTURER'S SPECIFICATIONS, PROVIDE BLOCKING AS NECESSARY
409	PROVIDE NEW 24" GRAB BAR, INSTALL PER MANUFACTURER'S SPECIFICATIONS, PROVIDE BLOCKING AS NECESSARY
410	PROVIDE NEW 24"W X 18"H MIRROR
411	PROVIDE NEW MOISTURE RESISTANT GYPSUM CEILING
412	PROVIDE NEW GYPSUM SOFFIT
413	PROVIDE NEW SINK AND FAUCET FIXTURES, MOUNTED WITH CARRIER FOR SUPPORT; REF TO PLUMBING DRAWINGS FOR DETAILS
414	PROVIDE NEW 30" REFRIGERATOR, SEE PROJECT MANUAL
415	PROVIDE NEW CERAMIC TILE GREASE BACKSPLASH
418	VENTILATION GRILLE; SEE MECHANICHAL FOR DETAIL
420	PROVIDE NEW SHOWER CURTAIN ROD
421	PROVIDE NEW VENTILATED SHELVING WITH CURTAIN RODS IN QUANTITIES MATCHING ORIGINAL LOCATION SHELVING, UNO
422	PROVIDE UNIQUE FINISH TO WALL TO MATCH "ACCENT WALL" SELECTED FINISH TO BE PT-2
424	PROVIDE NEW LED FIXTURES AT ORIGINAL FIXTURE LOCATIONS; REF TO ELECTRICAL DRAWINGS FOR DETAILS
425	PROVIDE NEW DOOR, FRAME, AND HARDWARE, INCLUDING DOOR STOP AS APPLICABLE
426	PROVIDE NEW WATERPROOF LED LIGHT FIXTURE AT UNIT SHOWER
430	PROVIDE NEW WATER RESISTANT GYPSUM WALL BOARD THROUGHOUT ALL UNIT BATHROOMS

ALTERNATE KEYNOTES

#	DESCRIPTION
A01	REPAIR DAMAGED VCT FLOORING AND PROVIDE NEW VINYL FLOORING OVER EXISTING VCT FLOORING TO REMAIN
A02	NO INSULATED METAL STUD CONSTRUCTION OVER EXSITING EXTERIOR WALLS
A04	REPLACE ALL UNIT INTERIOR DOOR PANELS WITH HOLLOW-CORE WOOD DOORS
A08	REPAIR AND REFINISH EXISTING METAL DOOR FRAMES AT ALL INTERIOR DOORS, ENSURE HARDWARE COMPATIBILITY
A12	PROVIDE NEW PLASTIC LAMINATE COUNTERTOPS AND BACKSPLASH
A13	PROVIDE NEW 4" COVED RUBBER BASE

KEYPLAN - UNIT B



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25000 Country Club Blvd., Suite 340,
North Olmsted, OH 44070

REV	DATE	DESCRIPTION	BY
2	08/13/25	ADDENDUM 2	AMA
1	07/30/25	ADDENDUM 1	AMA
0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	AS NOTED

CMHA

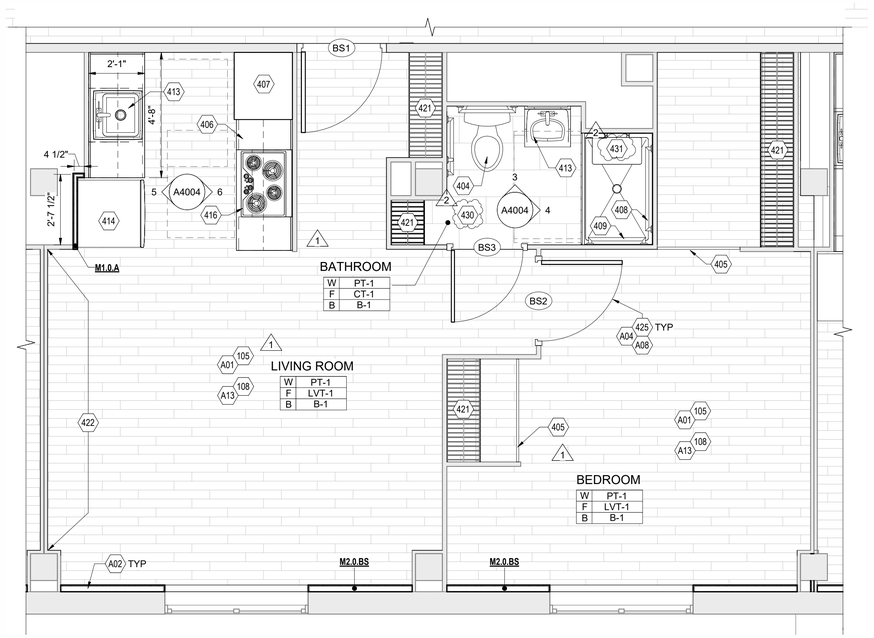
MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
UNIT B - ENLARGED PLANS AND INTERIOR ELEVATIONS

DRAWING NUMBER: **A4003**

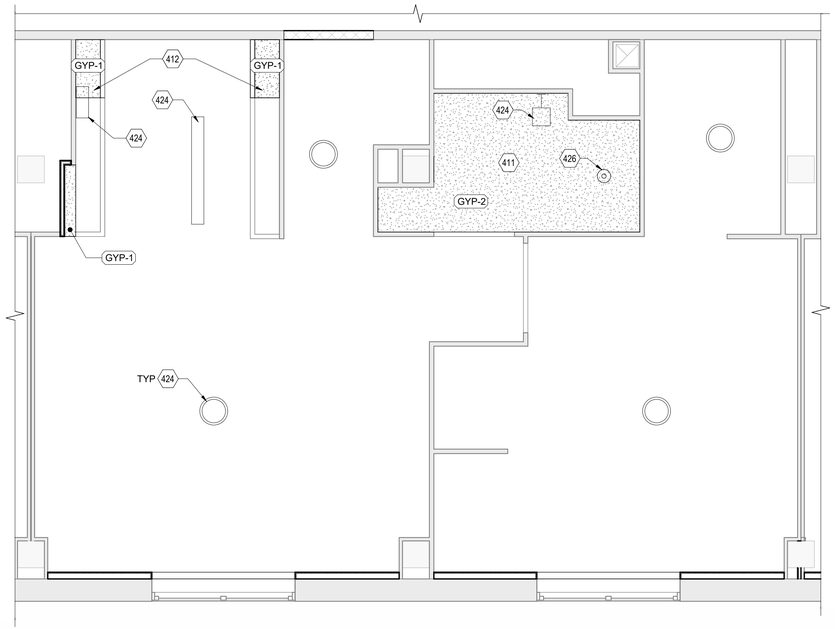
REV: **2**

8/12/2025 10:50:08 PM



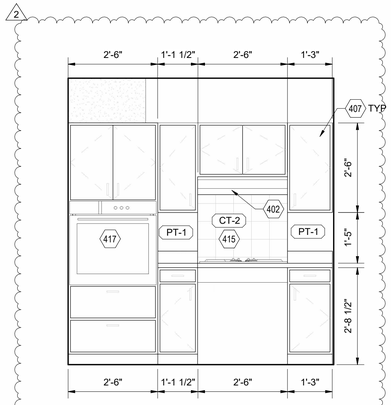
2 UNIT B 504S ENLARGED FLOOR PLAN

SCALE: 3/8" = 1'-0"



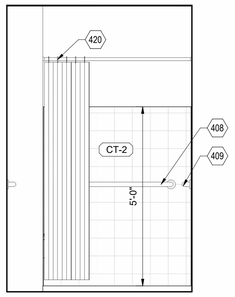
1 UNIT B 504S ENLARGED CEILING PLAN

SCALE: 3/8" = 1'-0"



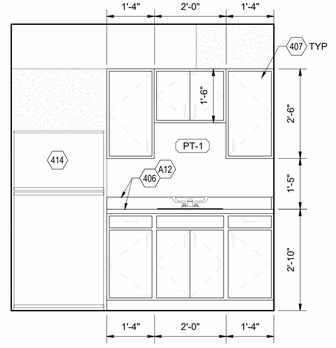
6 BATHROOM ELEVATION

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



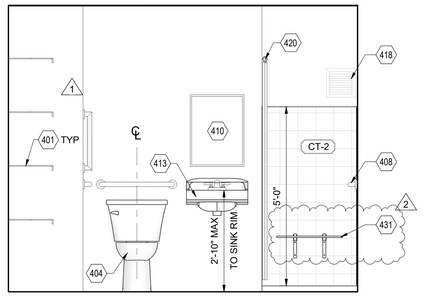
4 KITCHEN ELEVATION

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



5 KITCHEN ELEVATION

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



3 BATHROOM ELEVATION

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

UNIT DOOR AND FRAME SCHEDULE

DOOR #	DOOR TYPE	SIZE WIDTH	SIZE HT	SIZE THK	MAT	FINISH	FRAME TYPE	FRAME MATERIAL	FRAME FINISH	HARDWARE SET	FIRE RATING
BM1	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	1	1.5
BS1	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	1	1.5
BS2	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	5	0
BS3	F	2'-8"	6'-8"	1 3/8"	WD	PTD	F1	HM	PTD	5	0

UNIT INTERIOR FINISHES & MATERIALS

TYPE	DESCRIPTION	MANUFACTURER	MODEL/COLOR	REMARKS
CEILING				
GYP-1	GYPSUM CEILING BOARD	SEE ATTACHED SPEC. 092900		
GYP-2	WATER RESISTANT GYPSUM BOARD	SEE ATTACHED SPEC. 092900	-	
CLADDING				
CT-2	CERAMIC WALL TILE	SEE ATTACHED SPEC. 093013		
GYP-1	GYPSUM WALL BOARD	SEE ATTACHED SPEC. 092900	-	
GYP-2	WATER RESISTANT GYPSUM WALL BOARD	SEE ATTACHED SPEC. 092900	-	
FLOORING				
CT-1	CERAMIC TILE FLOORING	SEE ATTACHED SPEC. 093013		12" X 24"
LVT-1	LUXURY VINYL TILE	MANNINGTON	SHIBORI JASMINE - SX5W7800	FINISH: TICK SIZE: 5.91" X 39.37"
PAINT				
PT-1	WALL PAINT	--	--	OWNER TO SELECT COLOR AND FINISH
PT-2	ACCENT WALL PAINT	--	--	OWNER TO SELECT COLOR AND FINISH
WALL BASE				
B-1	WALL BASE	--	--	PAINTED WOOD WITH TOE MOLD

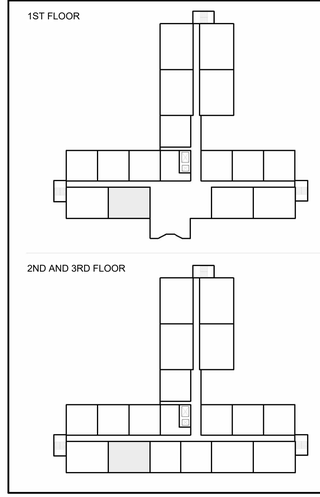
KEYNOTES

#	DESCRIPTION
105	PROVIDE NEW LVT FLOORING AT ALL AREAS WHERE FLOORING EXISTING FLOORING HAS BEEN REMOVED, UNO
108	PROVIDE NEW PAINTED WOOD BASE WITH SHOE MOLD THROUGHOUT, UNO
401	PROVIDE NEW VENTILATED SHELVING IN QUANTITIES, DEPTH AND WIDTH MATCHING ORIGINAL UNIT SHELVING, INSTALL AT ORIGINAL LOCATION, UNO.
402	PROVIDE NEW HOOD VENT; REF TO MECHANICAL DRAWINGS FOR DETAILS
404	PROVIDE WATER CLOSET FIXTURE; REF TO PLUMBING DRAWINGS FOR DETAILS
405	PROVIDE NEW CANVAS CURTAINS AND CURTAIN ROD
406	PROVIDE NEW SOLID SURFACE COUNTERTOPS AND BACKSPLASH
407	PROVIDE NEW CABINETRY
408	PROVIDE NEW 36" GRAB BAR, INSTALL PER MANUFACTURER'S SPECIFICATIONS, PROVIDE BLOCKING AS NECESSARY
409	PROVIDE NEW 24" GRAB BAR, INSTALL PER MANUFACTURER'S SPECIFICATIONS, PROVIDE BLOCKING AS NECESSARY
410	PROVIDE NEW 24"W X 18"H MIRROR
411	PROVIDE NEW MOISTURE RESISTANT GYPSUM CEILING
412	PROVIDE NEW GYPSUM SOFFIT
413	PROVIDE NEW SINK AND FAUCET FIXTURES, MOUNTED WITH CARRIER FOR SUPPORT; REF TO PLUMBING DRAWINGS FOR DETAILS
414	PROVIDE NEW 30" REFRIGERATOR, SEE PROJECT MANUAL
415	PROVIDE NEW CERAMIC TILE GREASE BACKSPLASH
416	PROVIDE NEW ELECTRIC 30" COOKTOP
417	PROVIDE NEW ELECTRIC 30" WALL OVEN
418	VENTILATION GRILLE; SEE MECHANICHAL FOR DETAIL
420	PROVIDE NEW SHOWER CURTAIN ROD
421	PROVIDE NEW VENTILATED SHELVING WITH CURTAIN RODS IN QUANTITIES MATCHING ORIGINAL LOCATION SHELVING, UNO
422	PROVIDE UNIQUE FINISH TO WALL TO MATCH "ACCENT WALL" SELECTED FINISH TO BE PT-2
424	PROVIDE NEW LED FIXTURES AT ORIGINAL FIXTURE LOCATIONS; REF TO ELECTRICAL DRAWINGS FOR DETAILS
425	PROVIDE NEW DOOR, FRAME, AND HARDWARE, INCLUDING DOOR STOP AS APPLICABLE
426	PROVIDE NEW WATERPROOF LED LIGHT FIXTURE AT UNIT SHOWER
430	PROVIDE NEW WATER RESISTANT GYPSUM WALL BOARD THROUGHOUT ALL UNIT BATHROOMS
431	PROVIDE NEW WALL MOUNTED SHOWER SEAT, PER MANUFACTURER'S SPECIFICATIONS

ALTERNATE KEYNOTES

#	DESCRIPTION
A01	REPAIR DAMAGED VCT FLOORING AND PROVIDE NEW VINYL FLOORING OVER EXISTING VCT FLOORING TO REMAIN
A02	NO INSULATED METAL STUD CONSTRUCTION OVER EXSITING EXTERIOR WALLS
A04	REPLACE ALL UNIT INTERIOR DOOR PANELS WITH HOLLOW-CORE WOOD DOORS
A08	REPAIR AND REFINISH EXISTING METAL DOOR FRAMES AT ALL INTERIOR DOORS, ENSURE HARDWARE COMPATIBILITY
A12	PROVIDE NEW PLASTIC LAMINATE COUNTERTOPS AND BACKSPLASH
A13	PROVIDE NEW 4" COVED RUBBER BASE

KEYPLAN - UNIT B 504S



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CONSULTANT INFO

SEALS

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25000 Country Club Blvd., Suite 340,
North Olmsted, OH 44070

REV	DATE	DESCRIPTION	BY
2	08/13/25	ADDENDUM 2	AMA
1	07/30/25	ADDENDUM 1	AMA
0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	AS NOTED

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
UNIT B 504S - ENLARGED PLANS AND INTERIOR ELEVATIONS

DRAWING NUMBER: **A4004**

REV: **2**

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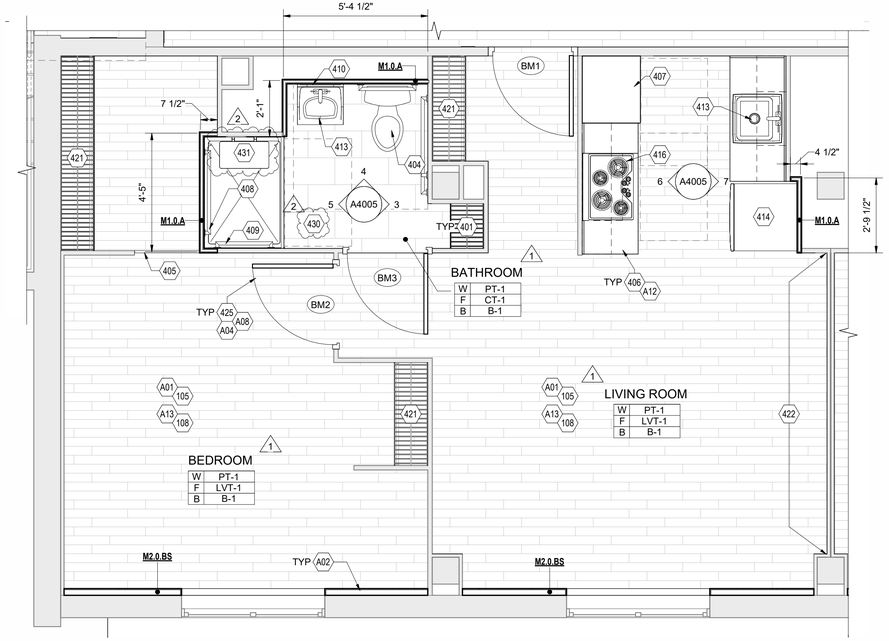
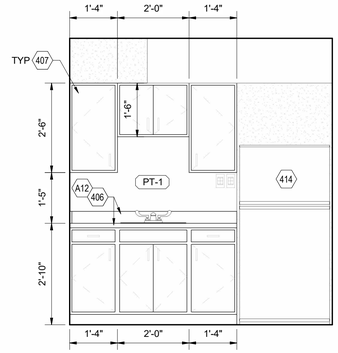


2 UNIT B 504M ENLARGED FLOOR PLAN

SCALE: 3/8" = 1'-0"

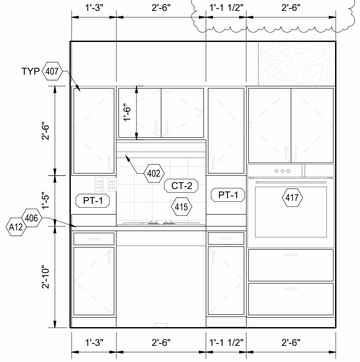
1 UNIT B 504M ENLARGED CEILING PLAN

SCALE: 3/8" = 1'-0"



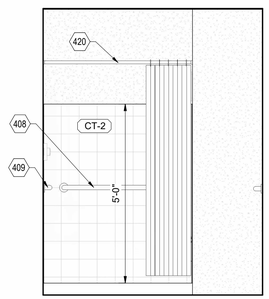
7 KITCHEN ELEVATION

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



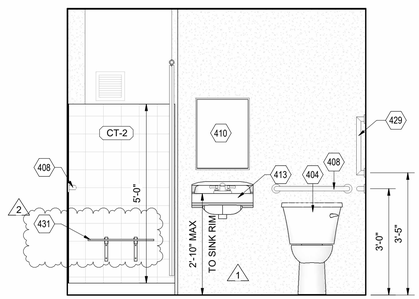
6 KITCHEN ELEVATION

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



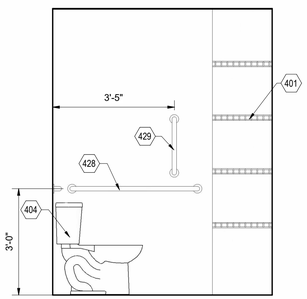
5 BATHROOM ELEVATION

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



4 BATHROOM ELEVATION

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



3 BATHROOM ELEVATION

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

UNIT DOOR AND FRAME SCHEDULE

DOOR #	DOOR TYPE	SIZE WIDTH	SIZE HT	SIZE THK	MAT	FINISH	FRAME TYPE	FRAME MATERIAL	FRAME FINISH	HARDWARE SET	FIRE RATING
BM1	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	1	1.5
BM2	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	5	0
BM3	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	5	0

UNIT INTERIOR FINISHES & MATERIALS

TYPE	DESCRIPTION	MANUFACTURER	MODEL/COLOR	REMARKS
CEILING				
GYP-1	GYPSUM CEILING BOARD	SEE ATTACHED SPEC. 092900		
GYP-2	WATER RESISTANT GYPSUM BOARD	SEE ATTACHED SPEC. 092900	-	
CLADDING				
CT-2	CERAMIC WALL TILE	SEE ATTACHED SPEC. 093013		
GYP-1	GYPSUM WALL BOARD	SEE ATTACHED SPEC. 092900	-	
GYP-2	WATER RESISTANT GYPSUM WALL BOARD	SEE ATTACHED SPEC. 092900	-	
FLOORING				
CT-1	CERAMIC TILE FLOORING	SEE ATTACHED SPEC. 093013		12" X 24"
LVT-1	LUXURY VINYL TILE	MANNINGTON	SHIBORI JASMINE - SX5W7800	FINISH: TICK SIZE: 5.91" X 39.37"
PAINT				
PT-1	WALL PAINT	--	--	OWNER TO SELECT COLOR AND FINISH
PT-2	ACCENT WALL PAINT	--	--	OWNER TO SELECT COLOR AND FINISH
WALL BASE				
B-1	WALL BASE	--	--	PAINTED WOOD WITH TOE MOLD

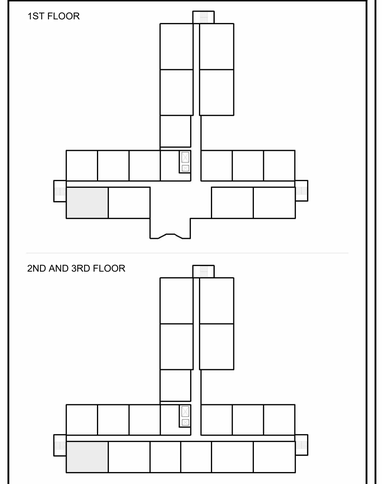
KEYNOTES

#	DESCRIPTION
105	PROVIDE NEW LVT FLOORING AT ALL AREAS WHERE FLOORING EXISTING FLOORING HAS BEEN REMOVED, UNO
108	PROVIDE NEW PAINTED WOOD BASE WITH SHOE MOLD THROUGHOUT, UNO
401	PROVIDE NEW VENTILATED SHELVING IN QUANTITIES, DEPTH AND WIDTH MATCHING ORIGINAL UNIT SHELVING, INSTALL AT ORIGINAL LOCATION, UNO.
402	PROVIDE NEW HOOD VENT; REF TO MECHANICAL DRAWINGS FOR DETAILS
404	PROVIDE WATER CLOSET FIXTURE; REF TO PLUMBING DRAWINGS FOR DETAILS
405	PROVIDE NEW CANVAS CURTAINS AND CURTAIN ROD
406	PROVIDE NEW SOLID SURFACE COUNTERTOPS AND BACKSPLASH
407	PROVIDE NEW CABINETRY
408	PROVIDE NEW 36" GRAB BAR, INSTALL PER MANUFACTURER'S SPECIFICATIONS, PROVIDE BLOCKING AS NECESSARY
409	PROVIDE NEW 24" GRAB BAR, INSTALL PER MANUFACTURER'S SPECIFICATIONS, PROVIDE BLOCKING AS NECESSARY
410	PROVIDE NEW 24"W X 18"H MIRROR
411	PROVIDE NEW MOISTURE RESISTANT GYPSUM CEILING
412	PROVIDE NEW GYPSUM SOFFIT
413	PROVIDE NEW SINK AND FAUCET FIXTURES, MOUNTED WITH CARRIER FOR SUPPORT; REF TO PLUMBING DRAWINGS FOR DETAILS
414	PROVIDE NEW 30" REFRIGERATOR, SEE PROJECT MANUAL
415	PROVIDE NEW CERAMIC TILE GREASE BACKSPLASH
416	PROVIDE NEW ELECTRIC 30" COOKTOP
417	PROVIDE NEW ELECTRIC 30" WALL OVEN
420	PROVIDE NEW SHOWER CURTAIN ROD
421	PROVIDE NEW VENTILATED SHELVING WITH CURTAIN RODS IN QUANTITIES MATCHING ORIGINAL LOCATION SHELVING, UNO
422	PROVIDE UNIQUE FINISH TO WALL TO MATCH "ACCENT WALL" SELECTED FINISH TO BE PT-2
424	PROVIDE NEW LED FIXTURES AT ORIGINAL FIXTURE LOCATIONS; REF TO ELECTRICAL DRAWINGS FOR DETAILS
425	PROVIDE NEW DOOR, FRAME, AND HARDWARE, INCLUDING DOOR STOP AS APPLICABLE
426	PROVIDE NEW WATERPROOF LED LIGHT FIXTURE AT UNIT SHOWER
428	PROVIDE NEW 42" GRAB BAR, INSTALL PER MANUFACTURES SPECIFICATIONS, PROVIDE BLOCKING AS NECESSARY
429	PROVIDE NEW 18" GRAB BAR, INSTALL PER MANUFACTURES SPECIFICATIONS, PROVIDE BLOCKING AS NECESSARY
430	PROVIDE NEW WATER RESISTANT GYPSUM WALL BOARD THROUGHOUT ALL UNIT BATHROOMS
431	PROVIDE NEW WALL MOUNTED SHOWER SEAT, PER MANUFACTURER'S SPECIFICATIONS

ALTERNATE KEYNOTES

#	DESCRIPTION
A01	REPAIR DAMAGED VCT FLOORING AND PROVIDE NEW VINYL FLOORING OVER EXISTING VCT FLOORING TO REMAIN
A02	NO INSULATED METAL STUD CONSTRUCTION OVER EXSITING EXTERIOR WALLS
A04	REPLACE ALL UNIT INTERIOR DOOR PANELS WITH HOLLOW-CORE WOOD DOORS
A08	REPAIR AND REFINISH EXISTING METAL DOOR FRAMES AT ALL INTERIOR DOORS, ENSURE HARDWARE COMPATIBILITY
A12	PROVIDE NEW PLASTIC LAMINATE COUNTERTOPS AND BACKSPLASH
A13	PROVIDE NEW 4" COVED RUBBER BASE

KEYPLAN - UNIT B 504M



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25000 Country Club Blvd., Suite 340,
North Olmsted, OH 44070

REV	DATE	DESCRIPTION	BY
2	08/13/25	ADDENDUM 2	AMA
1	07/30/25	ADDENDUM 1	AMA
0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	AS NOTED

CMHA

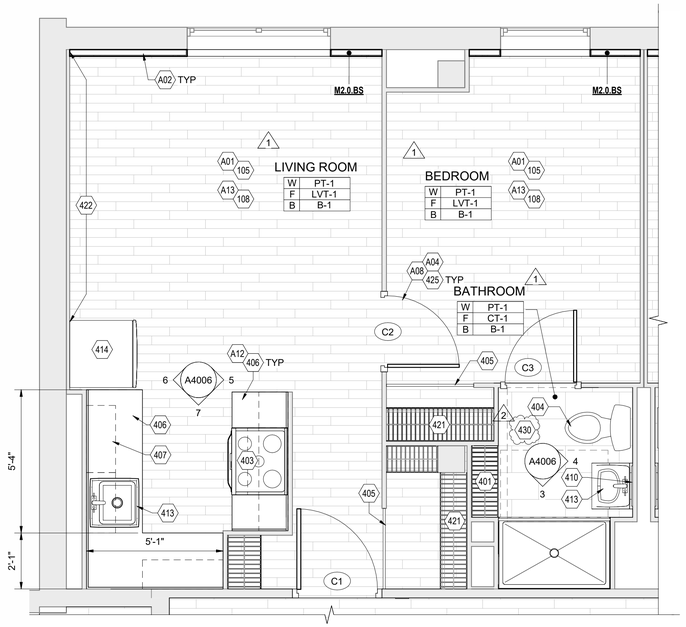
MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

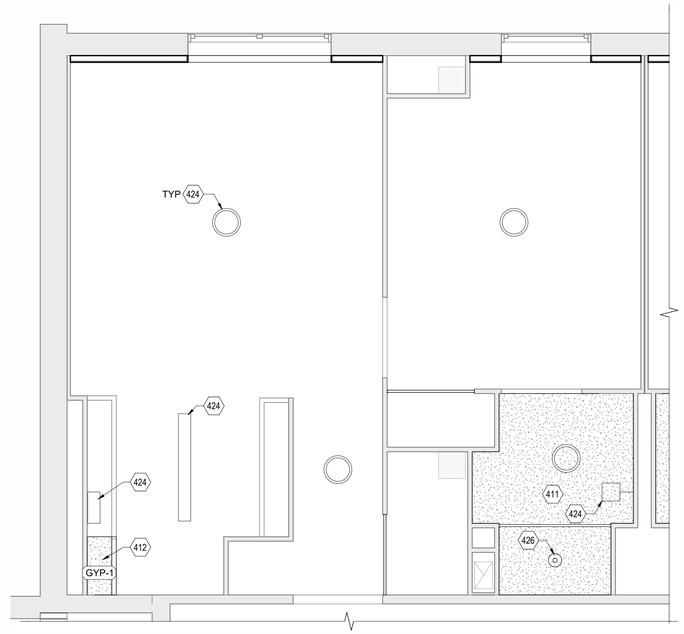
DRAWING TITLE:
UNIT B 504M - ENLARGED PLANS AND INTERIOR ELEVATIONS

DRAWING NUMBER: **A4005**

REV: **2**

8/12/2025 10:50:23 PM





UNIT DOOR AND FRAME SCHEDULE

DOOR #	DOOR TYPE	SIZE WIDTH	SIZE HT	SIZE THK	MAT	FINISH	FRAME TYPE	FRAME MATERIAL	FRAME FINISH	HARDWARE SET	FIRE RATING
C1	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	1	1.5
C2	F	2'-8"	6'-8"	1 3/8"	WD	PTD	F1	HM	PTD	5	0
C3	F	2'-8"	6'-8"	1 3/8"	WD	PTD	F1	HM	PTD	5	0

UNIT INTERIOR FINISHES & MATERIALS

TYPE	DESCRIPTION	MANUFACTURER	MODEL/COLOR	REMARKS
CEILING				
GYP-1	GYPSUM CEILING BOARD	SEE ATTACHED SPEC. 092900		
CLADDING				
CT-2	CERAMIC WALL TILE	SEE ATTACHED SPEC. 093013		
GYP-1	GYPSUM WALL BOARD	SEE ATTACHED SPEC. 092900	-	
GYP-2	WATER RESISTANT GYPSUM WALL BOARD	SEE ATTACHED SPEC. 092900	-	
FLOORING				
CT-1	CERAMIC TILE FLOORING	SEE ATTACHED SPEC. 093013		12" X 24"
LVT-1	LUXURY VINYL TILE	MANNINGTON	SHIBORI JASMINE - SX5W7800	FINISH: TICK SIZE: 5.91" X 39.37"
PAINT				
PT-1	WALL PAINT	--	--	OWNER TO SELECT COLOR AND FINISH
PT-2	ACCENT WALL PAINT	--	--	OWNER TO SELECT COLOR AND FINISH
WALL BASE				
B-1	WALL BASE	--	--	PAINTED WOOD WITH TOE MOLD

KEYNOTES

#	DESCRIPTION
105	PROVIDE NEW LVT FLOORING AT ALL AREAS WHERE FLOORING EXISTING FLOORING HAS BEEN REMOVED, UNO
108	PROVIDE NEW PAINTED WOOD BASE WITH SHOE MOLD THROUGHOUT, UNO
401	PROVIDE NEW VENTILATED SHELVING IN QUANTITIES, DEPTH AND WIDTH MATCHING ORIGINAL UNIT SHELVING, INSTALL AT ORIGINAL LOCATION, UNO.
402	PROVIDE NEW HOOD VENT; REF TO MECHANICAL DRAWINGS FOR DETAILS
403	PROVIDE NEW 30" ELECTRIC RANGE
404	PROVIDE WATER CLOSET FIXTURE; REF TO PLUMBING DRAWINGS FOR DETAILS
405	PROVIDE NEW CANVAS CURTAINS AND CURTAIN ROD
406	PROVIDE NEW SOLID SURFACE COUNTERTOPS AND BACKSPLASH
407	PROVIDE NEW CABINETRY
410	PROVIDE NEW 24"W X 18"H MIRROR
411	PROVIDE NEW MOISTURE RESISTANT GYPSUM CEILING
412	PROVIDE NEW GYPSUM SOFFIT
413	PROVIDE NEW SINK AND FAUCET FIXTURES, MOUNTED WITH CARRIER FOR SUPPORT; REF TO PLUMBING DRAWINGS FOR DETAILS
414	PROVIDE NEW 30" REFRIGERATOR, SEE PROJECT MANUAL
415	PROVIDE NEW CERAMIC TILE GREASE BACKSPLASH
420	PROVIDE NEW SHOWER CURTAIN ROD
421	PROVIDE NEW VENTILATED SHELVING WITH CURTAIN RODS IN QUANTITIES MATCHING ORIGINAL LOCATION SHELVING, UNO
422	PROVIDE UNIQUE FINISH TO WALL TO MATCH "ACCENT WALL" SELECTED FINISH TO BE PT-2
424	PROVIDE NEW LED FIXTURES AT ORIGINAL FIXTURE LOCATIONS; REF TO ELECTRICAL DRAWINGS FOR DETAILS
425	PROVIDE NEW DOOR, FRAME, AND HARDWARE, INCLUDING DOOR STOP AS APPLICABLE
426	PROVIDE NEW WATERPROOF LED LIGHT FIXTURE AT UNIT SHOWER
430	PROVIDE NEW WATER RESISTANT GYPSUM WALL BOARD THROUGHOUT ALL UNIT BATHROOMS

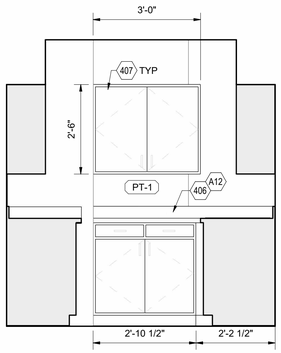
ALTERNATE KEYNOTES

#	DESCRIPTION
A01	REPAIR DAMAGED VCT FLOORING AND PROVIDE NEW VINYL FLOORING OVER EXISTING VCT FLOORING TO REMAIN
A02	NO INSULATED METAL STUD CONSTRUCTION OVER EXSITING EXTERIOR WALLS
A04	REPLACE ALL UNIT INTERIOR DOOR PANELS WITH HOLLOW-CORE WOOD DOORS
A08	REPAIR AND REFINISH EXISTING METAL DOOR FRAMES AT ALL INTERIOR DOORS, ENSURE HARDWARE COMPATIBILITY
A12	PROVIDE NEW PLASTIC LAMINATE COUNTERTOPS AND BACKSPLASH
A13	PROVIDE NEW 4" COVED RUBBER BASE

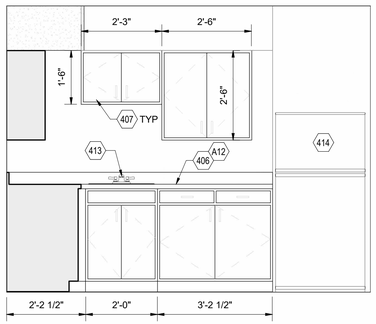
NOT FOR CONSTRUCTION

2 UNIT C ENLARGED FLOOR PLAN
SCALE: 3/8" = 1'-0"

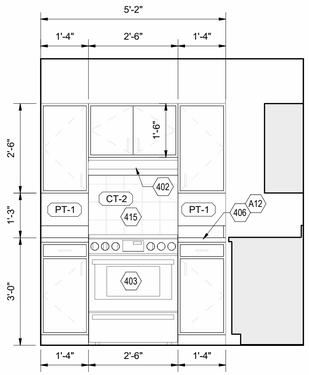
1 UNIT C ENLARGED CEILING PLAN
SCALE: 3/8" = 1'-0"



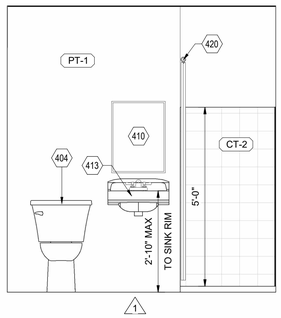
7 KITCHEN ELEVATION
SCALE: 1/2" = 1'-0"



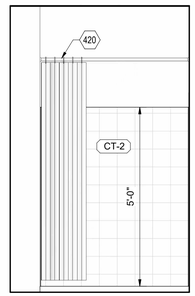
6 KITCHEN ELEVATION
SCALE: 1/2" = 1'-0"



5 KITCHEN ELEVATION
SCALE: 1/2" = 1'-0"

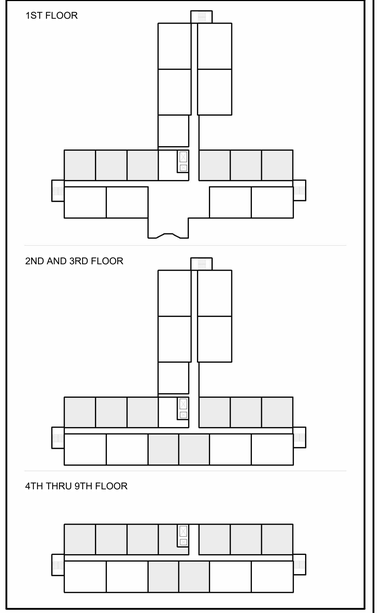


4 BATHROOM ELEVATION
SCALE: 1/2" = 1'-0"



3 BATHROOM ELEVATION
SCALE: 1/2" = 1'-0"

KEYPLAN - UNIT C



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1	07/30/25	ADDENDUM 1	AMA
0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	AS NOTED

CMHA

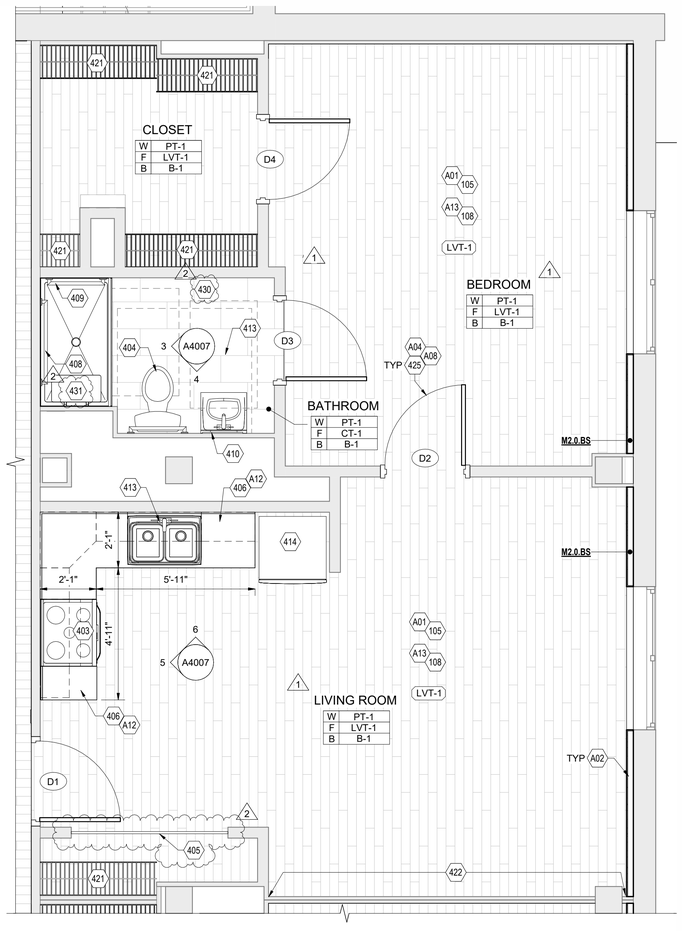
MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
UNIT C - ENLARGED PLANS AND INTERIOR ELEVATIONS

DRAWING NUMBER: **A4006**

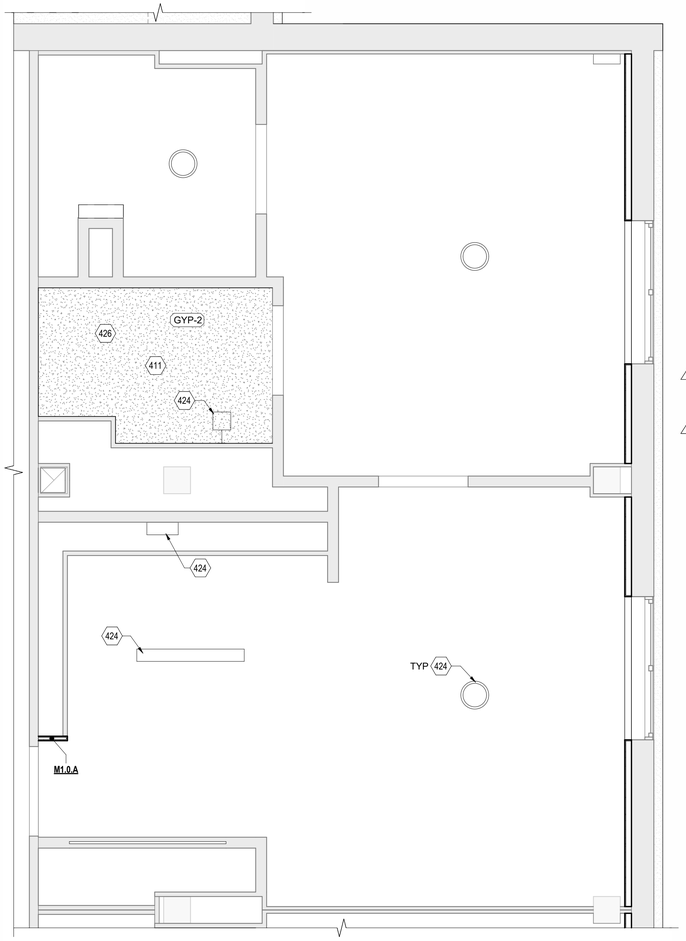
REV: **2**

8/12/2025 10:50:30 PM



2 UNIT D 504M ENLARGED FLOOR PLAN

SCALE: 3/8" = 1'-0"



1 UNIT D 504M ENLARGED CEILING PLAN

SCALE: 3/8" = 1'-0"

UNIT DOOR AND FRAME SCHEDULE

DOOR #	DOOR TYPE	SIZE WIDTH	SIZE HT	SIZE THK	MAT	FINISH	FRAME TYPE	FRAME MATERIAL	FRAME FINISH	HARDWARE SET	FIRE RATING
D1	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	1	1.5
D2	F	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	5	0
D3	F	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	5	0
D4	F	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	5	0

UNIT INTERIOR FINISHES & MATERIALS

TYPE	DESCRIPTION	MANUFACTURER	MODEL/COLOR	REMARKS
CEILING				
GYP-1	GYPSUM CEILING BOARD	SEE ATTACHED SPEC. 092900		
GYP-2	WATER RESISTANT GYPSUM BOARD	SEE ATTACHED SPEC. 092900	-	
CLADDING				
CT-2	CERAMIC WALL TILE	SEE ATTACHED SPEC. 093013		
GYP-1	GYPSUM WALL BOARD	SEE ATTACHED SPEC. 092900	-	
GYP-2	WATER RESISTANT GYPSUM WALL BOARD	SEE ATTACHED SPEC. 092900	-	
FLOORING				
CT-1	CERAMIC TILE FLOORING	SEE ATTACHED SPEC. 093013		12" X 24"
LVT-1	LUXURY VINYL TILE	MANNINGTON	SHIBORI JASMINE - SXSW7800	FINISH: TICK SIZE: 5.91" X 39.37"
PAINT				
PT-1	WALL PAINT	--	--	OWNER TO SELECT COLOR AND FINISH
PT-2	ACCENT WALL PAINT	--	--	OWNER TO SELECT COLOR AND FINISH
WALL BASE				
B-1	WALL BASE	--	--	PAINTED WOOD WITH TOE MOLD

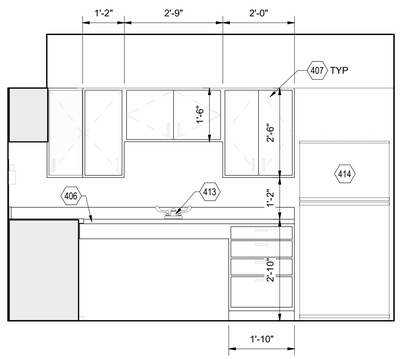
KEYNOTES

#	DESCRIPTION
105	PROVIDE NEW LVT FLOORING AT ALL AREAS WHERE FLOORING EXISTING FLOORING HAS BEEN REMOVED, UNO
108	PROVIDE NEW PAINTED WOOD BASE WITH SHOE MOLD THROUGHOUT, UNO
402	PROVIDE NEW HOOD VENT; REF TO MECHANICAL DRAWINGS FOR DETAILS
403	PROVIDE NEW 30" ELECTRIC RANGE
404	PROVIDE WATER CLOSET FIXTURE; REF TO PLUMBING DRAWINGS FOR DETAILS
405	PROVIDE NEW CANVAS CURTAINS AND CURTAIN ROD
406	PROVIDE NEW SOLID SURFACE COUNTERTOPS AND BACKSPLASH
407	PROVIDE NEW CABINETRY
408	PROVIDE NEW 36" GRAB BAR, INSTALL PER MANUFACTURER'S SPECIFICATIONS, PROVIDE BLOCKING AS NECESSARY
409	PROVIDE NEW 24" GRAB BAR, INSTALL PER MANUFACTURER'S SPECIFICATIONS, PROVIDE BLOCKING AS NECESSARY
410	PROVIDE NEW 24"W X 18"H MIRROR
411	PROVIDE NEW MOISTURE RESISTANT GYPSUM CEILING
413	PROVIDE NEW SINK AND FAUCET FIXTURES, MOUNTED WITH CARRIER FOR SUPPORT; REF TO PLUMBING DRAWINGS FOR DETAILS
414	PROVIDE NEW 30" REFRIGERATOR; SEE PROJECT MANUAL
415	PROVIDE NEW CERAMIC TILE GREASE BACKSPLASH
420	PROVIDE NEW SHOWER CURTAIN ROD
421	PROVIDE NEW VENTILATED SHELVING WITH CURTAIN RODS IN QUANTITIES MATCHING ORIGINAL LOCATION SHELVING, UNO
422	PROVIDE UNIQUE FINISH TO WALL TO MATCH "ACCENT WALL" SELECTED FINISH TO BE PT-2
424	PROVIDE NEW LED FIXTURES AT ORIGINAL FIXTURE LOCATIONS; REF TO ELECTRICAL DRAWINGS FOR DETAILS
425	PROVIDE NEW DOOR, FRAME, AND HARDWARE, INCLUDING DOOR STOP AS APPLICABLE
426	PROVIDE NEW WATERPROOF LED LIGHT FIXTURE AT UNIT SHOWER
430	PROVIDE NEW WATER RESISTANT GYPSUM WALL BOARD THROUGHOUT ALL UNIT BATHROOMS
431	PROVIDE NEW WALL MOUNTED SHOWER SEAT, PER MANUFACTURER'S SPECIFICATIONS

ALTERNATE KEYNOTES

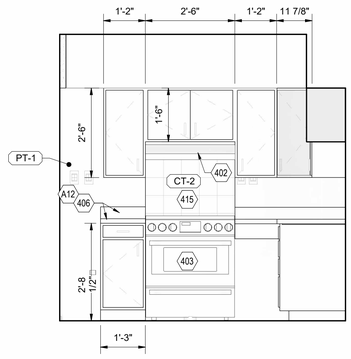
#	DESCRIPTION
A01	REPAIR DAMAGED VCT FLOORING AND PROVIDE NEW VINYL FLOORING OVER EXISTING VCT FLOORING TO REMAIN
A02	NO INSULATED METAL STUD CONSTRUCTION OVER EXSITING EXTERIOR WALLS
A04	REPLACE ALL UNIT INTERIOR DOOR PANELS WITH HOLLOW-CORE WOOD DOORS
A08	REPAIR AND REFINISH EXISTING METAL DOOR FRAMES AT ALL INTERIOR DOORS, ENSURE HARDWARE COMPATIBILITY
A12	PROVIDE NEW PLASTIC LAMINATE COUNTERTOPS AND BACKSPLASH
A13	PROVIDE NEW 4" COVED RUBBER BASE

NOT FOR CONSTRUCTION



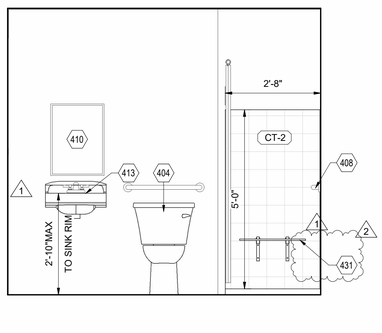
6 A4007 KITCHEN ELEVATION

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



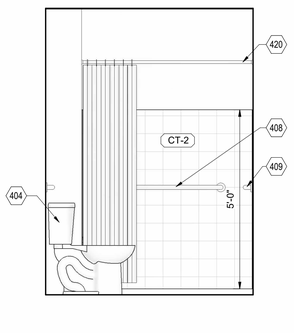
5 A4007 KITCHEN ELEVATION

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



4 A4007 BATHROOM ELEVATION

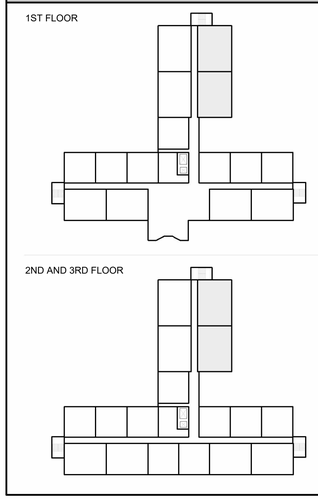
SCALE: 1/2" = 1'-0"



3 A4007 BATHROOM ELEVATION

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

KEYPLAN - UNIT D 504M



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25000 Country Club Blvd., Suite 340,
North Olmsted, OH 44070

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1	07/30/25	ADDENDUM 1	AMA
0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	AS NOTED

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

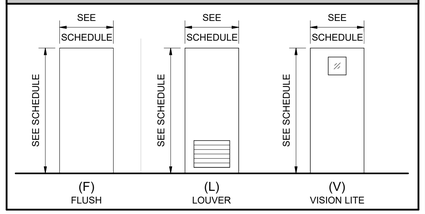
DRAWING TITLE:
UNIT D 504M - ENLARGED PLANS AND INTERIOR ELEVATIONS

DRAWING NUMBER: A4007

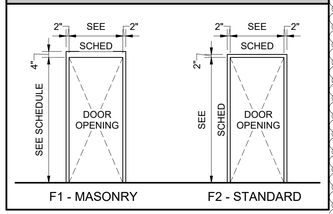
REV: 2

8/14/2025 10:46:44 AM

DOOR PANEL TYPES



DOOR FRAME TYPES



DOOR AND FRAME SCHEDULE

DOOR #	DOOR TYPE	DOOR SIZE WIDTH	DOOR SIZE HEIGHT	DOOR SIZE THICKNESS	DOOR MATERIAL	DOOR FINISH	FRAME TYPE	FRAME MATERIAL	FRAME FINISH	HARDWARE SET	FIRE RATING	REMARKS
001	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	3	1.5	
002	F	2'-8"	6'-8"	1 3/8"	WD	PTD	F1	HM	PTD	2	1	
003A	F	(2) 3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	6	1.5	
003B	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	2	1.5	
005	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	5	1.5	
006	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	2	1.5	
007	F	2'-6"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	2	0	
007A	F	2'-6"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	2	0	
009	F	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	2	1.5	
010	F	2'-6"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	5	0	
011	F	2'-6"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	5	0	
012	F	(2) 2'-6"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	8	0	
014	F	2'-6"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	5	0	
015	F	2'-6"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	5	0	
016	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	3	1.5	
017	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	2	0	
018	F	2'-4"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	4	0	
019	F	2'-4"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	4	0	
020	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	5	0	
022	F	2'-4"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	5	0	
024	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	2	0	
025	F	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	2	1.5	
102	F	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	2	0	
104A	V	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	3	1.5	
104B	V	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	3	1.5	
105	F	2'-8"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	2	0	
106	F	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	2	0	
107	F	2'-8"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	4	0	
108	F	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	2	0	
109	L	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	2	0	
110	F	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	2	0	
111	F	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	2	0	
111B	F	2'-4"	6'-8"	1 3/8"	WD	PTD	F1	HM	PTD	5	0	
113	F	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	5	0	
115A	F	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	3	1.5	
115B	V	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	3	1.5	
116	F	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	2	0	
117	F	2'-0"	6'-8"	1 3/8"	WD	PTD	F1	HM	PTD	4	0	
118	F	2'-0"	6'-8"	1 3/8"	WD	PTD	F1	HM	PTD	5	0	
201A	V	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	3	1.5	1
201B	V	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	3	1.5	1
202	F	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	2	1.5	1
202B	F	2'-4"	6'-8"	1 3/8"	WD	PTD	F1	HM	PTD	5	0	1
203	F	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	5	0	1
205	V	3'-0"	6'-8"	1 3/4"	WD	PTD	F1	HM	PTD	3	1.5	1
401A	V	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	3	1.5	2
401B	V	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	3	1.5	2
402	F	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	5	1.5	2
402B	F	2'-4"	6'-8"	1 3/8"	WD	PTD	F1	HM	PTD	2	0	2
403	F	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	5	0	2
901A	V	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	3	1.5	
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902	F	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	2	1.5	
902B	F	2'-4"	6'-8"	1 3/8"	WD	PTD	F1	HM	PTD	5	0	
903	F	3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	5	0	
EXT01	F	(2) 3'-0"	7'-0"	1 3/4"	WD	PTD	F1	HM	PTD	7	1.5	
EXT02	F	3'-0"	6'-8"	1 3/4"	HM	PTD	F1	HM	PTD	3	1.5	
EXT03	F	3'-0"	6'-8"	1 3/4"	HM	PTD	F1	HM	PTD	2	1.5	3
EXT04	F	3'-0"	6'-8"	1 3/4"	HM	PTD	F1	HM	PTD	3	1.5	
EXT05	F	3'-0"	7'-0"	1 3/4"	HM	PTD	F1	HM	PTD	3	1.5	
EXT06	F	3'-0"	7'-0"	1 3/4"	HM	PTD	F1	HM	PTD	3	1.5	
EXT07	F	3'-0"	7'-0"	1 3/4"	HM	PTD	F1	HM	PTD	3	1.5	
EXT08	F	3'-0"	6'-8"	1 3/4"	HM	PTD	F1	HM	PTD	3	1.5	
EXT09	F	3'-0"	6'-8"	1 3/4"	HM	PTD	F1	HM	PTD	3	1.5	
EXT10	F	3'-0"	6'-8"	1 3/4"	HM	PTD	F1	HM	PTD	3	1.5	
EXT101	-	-	-	-	-	-	-	-	-	-	-	3
EXT103	-	-	-	-	-	-	-	-	-	-	-	

DOOR / HARDWARE GENERAL NOTES

1. HARDWARE TYPES AND REQUIREMENTS SHALL BE COORDINATED WITH OWNER.
2. ALL HARDWARE FINISH SHALL BE COORDINATED WITH OWNER TO MATCH EXISTING.
3. ALL DOORS TO RECIEIVE NEW HARDWARE TO CLOSELY MATCH EXISTING.
4. INTERIOR DOORS TO RECEIVE LEVER-STYLE HARDWARE IN ACCORDANCE WITH OFHA STANDARDS, AND NEW METAL DOOR FRAMES.
5. ALL EXISTING DOOR STOPS TO RECEIVE NEW DOOR STOP HARDWARE.
6. REFER TO DRAWING SPECIFICATIONS FOR HARDWARE SET DETAILS AND INFORMATION.

DOOR REMARKS

1. TYPICAL THROUGHOUT 2ND AND 3RD FLOOR.
2. TYPICAL THROUGHOUT 4TH THROUGH 8TH FLOOR.
3. CARD ACCESS SYSTEM TO BE INSTALLED AT THIS LOCATION USING EXISTING WIRING. BASIS OF DESIGN TO MEET "SALTO UNIFIED POWER SYSTEM, MODEL: FP075-D8E2-4SL1" OR APPROVED EQUAL.

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North Olmsted, OH 44070

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2	08/13/25	ADDENDUM 2	AMA
1	07/30/25	ADDENDUM 1	AMA
0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	AS NOTED

CMHA

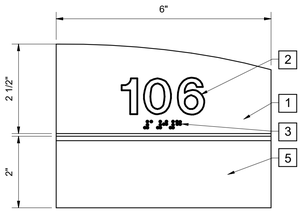
MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE:
DOOR SCHEDULE

DRAWING NUMBER:
A5011

REV:
2

8/14/2025 10:46:44 AM



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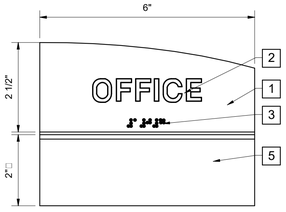

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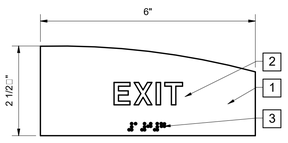

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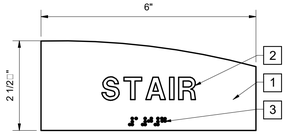

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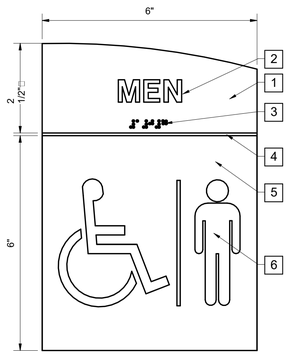

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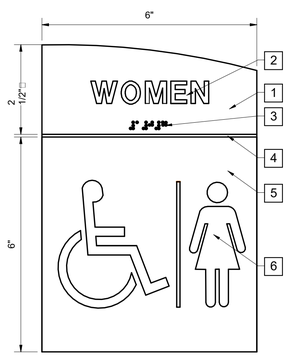

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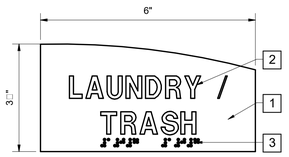

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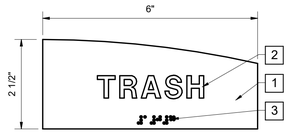

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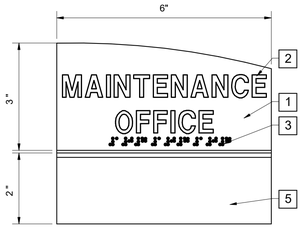

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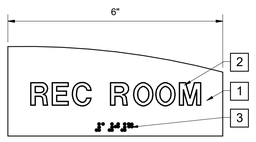

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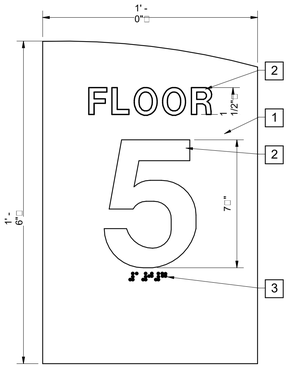

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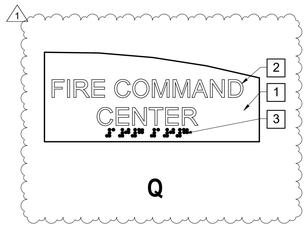

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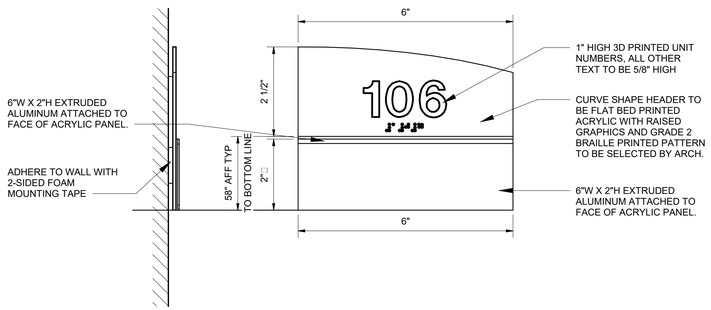

SIDE

SIGNAGE NOTES

1. FLAT BED PRINTED ACRYLIC PANEL, PATTERN TO BE SELECTED BY ARCHITECT.
2. 3D PRINTED RAISED LETTERS AND NUMBERS.
3. GRADE 2 BRAILLE
4. FLAT BED PRITED OR PAINTED LINE
5. SOLID PAINTED ACRILIC PANEL, COLOR TO BE SELECTED BY ARCHITECT.
6. PICTOGRAM VARIES PER ROOM, COORDINATE WITH SUBMITTAL
7. 6"W X 2"H EXTRUDED ALUMINUM INSERT SLOT ADHERED TO FACE OF ACRYLIC PANEL.
8. ALL EXPOSED DRYWALL SURFACES TO BE FINISH LEVEL 4, UNO
9. SIGNAGE MOUNTING HEIGHT 48" MIN - 60" MAX.
10. SEE LIFE SAFETY PLANS FOR SIGNAGE LOCATIONS.

SIGNAGE MATRIX

SIGN TYPE	QTY
A - UNIT	119
B - OFFICE	5
C - EXIT	2
D - STAIR	23
E - MENS RESTROOM	1
F - WOMENS RESTROOM	1
G - LAUNDRY	5
K - COMMUNITY ROOM	1
L - ELEVATOR	9
M - SMOKING AREA	1
N - NON SMOKING	2
P - LEVEL	22
Q - FIRE COMMAND CENTER	1

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North Olmsted, OH 44070

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1	08/13/25	ADDENDUM 2	AMA
0	07/18/25	BID	AMA

REVISIONS

REW JOB #	07425
DESIGN BY	AMA
DRAWN BY	AMA/EB/SCR
CHECK BY	SCR
DATE	08/13/25
SCALE	AS NOTED

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVENUE,
CINCINNATI, OH 45229

DRAWING TITLE: SIGNAGE

DRAWING NUMBER: **A5041**

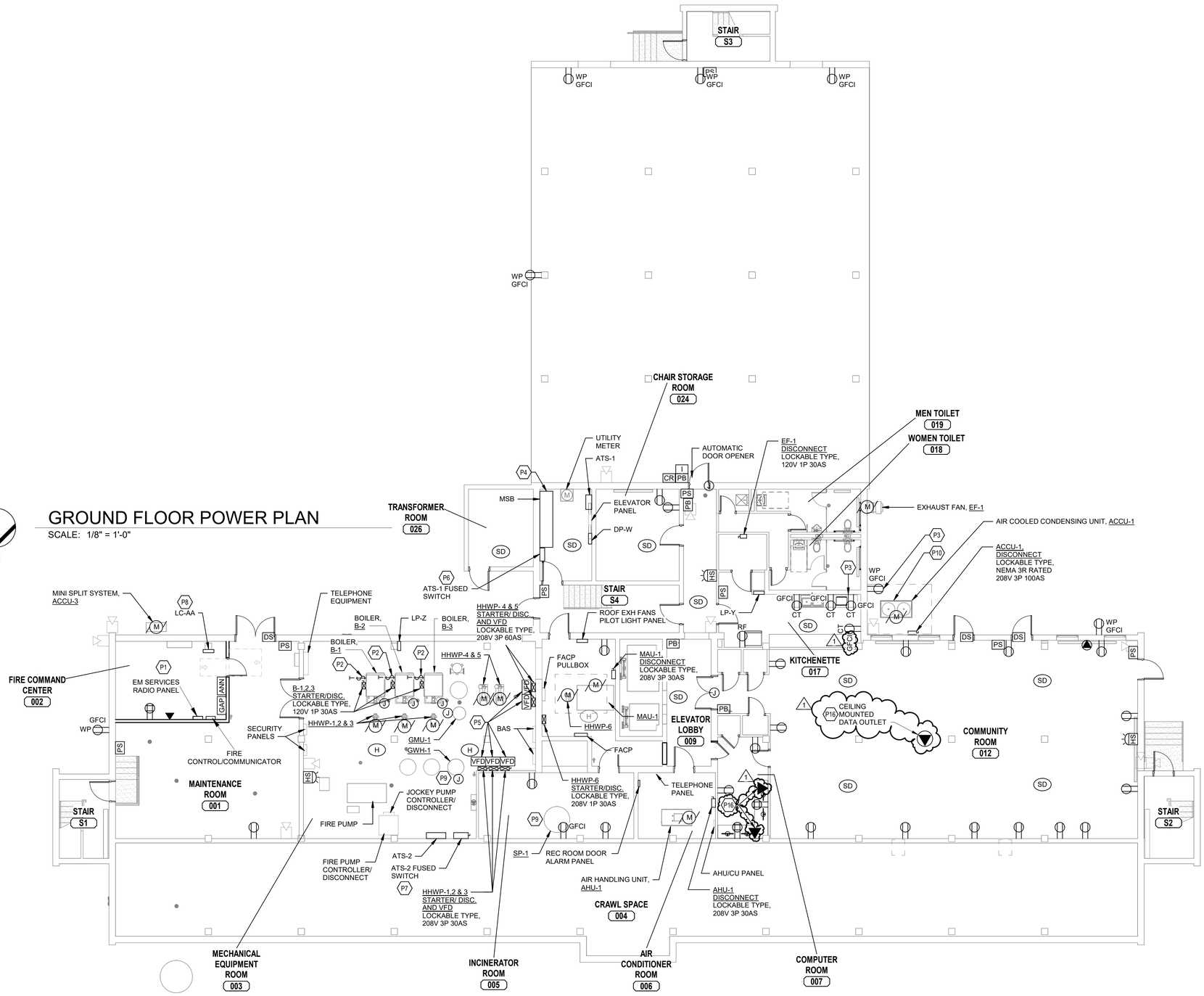
REV: **1**

8/12/2025 10:50:40 PM

GROUND FLOOR POWER PLAN

SCALE: 1/8" = 1'-0"

N



GENERAL NOTES

1. ELECTRICAL EQUIPMENT AND DEVICES SHALL BE REPLACED IN KIND AT THE SAME LOCATION, UNLESS OTHERWISE NOTED. EXISTING JUNCTION BOX, WIRING AND CIRCUITING TO REMAIN, UNLESS OTHERWISE NOTED.
2. ELECTRICAL CONTRACTOR SHALL VERIFY QUANTITY OF NEW FIXTURES AND DEVICES BEING REPLACED PRIOR TO INSTALLATION. EXISTING ELECTRICAL PANELBOARDS SHALL BE FIELD VERIFIED FOR QUANTITY AND TYPE OF CIRCUIT BREAKERS INSTALLED TO NEW PANELBOARDS PRIOR TO START OF NEW WORK.
3. USE SHRINK/CRACK-PROOF CAULK TO SEAL GAPS SMALLER THAN 1/4".
4. USE EXPANDING FOAM TO SEAL GAPS LARGER THAN 1/4".
5. SEAL ALL OUTLET AND SWITCH HOUSINGS TO REDUCE LEAKAGE BETWEEN CAVITIES AND APARTMENT. USE A GASKET AND AIR-TIGHT COVER TO SEAL GAPS.
6. SEAL ALL RECESSED PANELS TO REDUCE LEAKAGE BETWEEN CAVITIES AND APARTMENT. USE CAULK OR FOAM TO SEAL GAPS.

KEYNOTES

#	DESCRIPTION
P1	FIELD COORDINATE INSTALLATION LOCATION OF EQUIPMENT REQUIRED IN FIRE COMMAND CENTER WITH OWNER AND FIRE CHIEFS OFFICE. FIRE COMMAND CENTER SHALL CONTAIN ALL OF THE FEATURES COMPLYING WITH NFPA 72. UTILIZE SPARE 120V 20A 1PH CIRCUIT OUT OF LC "AA" FOR FIRE COMMAND CENTER LIGHTNG AND CONVENIENCE OUTLETS. WIRING SHALL BE 2#12 & 1#12 GND - 3/4" C.
P2	LOCKABLE DISCONNECT SWITCHES FOR B-1, 2, & 3 CONTROL. 120V 1P 20A.
P3	CONNECT NEW DEVICE NOT PREVIOUSLY CIRCUITED TO LOCAL CIRCUIT FEEDING THE AREA. DO NOT OVERLOAD. CIRCUIT LOAD SHALL NOT EXCEED 80% MAX.
P4	PROVIDE AND INSTALL NEW SERVICE SWITCHBOARD, EATON POW-R-LINE XPERT GROUP-MOUNTED DISTRIBUTION TYPE. 2000A BUS RATING, kAIC RATING TO MATCH OLD RATING (COORDINATE WITH UTILITY CO.), UTILITY METERING SECTION, FRONT ACCESSIBLE, INTEGRAL SPD, BUSWAY AND TRANSFORMER CONNECTION, MCCB'S, ETC. RECONNECT EXISTING BUS AND FEEDERS. SEE SINGLE LINE DIAGRAM, SHEET E6001.
P5	HHWP MOTOR VFD. SUPPLIED BY MC INSTALLED BY EC.
P6	NEW 200A, 208V, 3P EMERGENCY POWER DISCONNECT FOR ATS-1. EXTEND/INTERCEPT EXISTING WIRE/CONDUIT AS NEEDED. LOCATION TBD. SEE SINGLE LINE DIAGRAM I, SHEET E6001.
P7	NEW 600A, 208V, 3P EMERGENCY POWER DISCONNECT FOR ATS-2. EXTEND/INTERCEPT EXISTING WIRE/CONDUIT AS NEEDED. SEE SINGLE LINE DIAGRAM I, SHEET E6001.
P8	PANELBOARD LC-AA SHALL BE REPOSITIONED AS SHOWN FOR ELECTRICAL CLEARANCE. EXTEND EXISTING CIRCUITS TO NEW LOCATION.
P9	RECONNECT EXISTING CIRCUIT FOR NEW EQUIPMENT. SEE PANELBOARD SCHEDULE NOTES FOR LC-Z.
P10	RECONNECT EXISTING CIRCUIT FOR NEW MECHANICAL EQUIPMENT. FIELD VERIFY SOURCE AND INTEGRITY OF WIRE/CONDUIT. VERIFY NEC CODE COMPLIANCE. IF REQUIRED, PROVIDE NEW BRANCH CIRCUIT WIRE/CONDUIT AS INDICATED ON THE MECHANICAL EQUIPMENT SCHEDULE, SHEET E0003.
1 P16	CAT6 DATA OUTLET BY OTHERS, COORDINATE WITH LOW-VOLTAGE CONTRACTOR AND OWNER FOR FINAL LOCATION

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0	07/18/25	BID	LJL

REVISIONS

REW JOB #	07425
DESIGN BY	WCC
DRAWN BY	KMM
CHECK BY	DLW
DATE	08/13/25
SCALE	AS NOTED

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVE.,
CINCINNATI, OH 45229

DRAWING TITLE: GROUND FLOOR POWER PLAN

DRAWING NUMBER: **E1001**

REV: **1**

8/12/2025 10:01:09 AM

GENERAL NOTES

1. ELECTRICAL EQUIPMENT AND DEVICES SHALL BE REPLACED IN KIND AT THE SAME LOCATION, UNLESS OTHERWISE NOTED. EXISTING JUNCTION BOX, WIRING AND CIRCUITING TO REMAIN, UNLESS OTHERWISE NOTED.
2. ELECTRICAL CONTRACTOR SHALL VERIFY QUANTITY OF NEW FIXTURES AND DEVICES BEING REPLACED PRIOR TO INSTALLATION. EXISTING ELECTRICAL PANELBOARDS SHALL BE FIELD VERIFIED FOR QUANTITY AND TYPE OF CIRCUIT BREAKERS INSTALLED TO NEW PANELBOARDS PRIOR TO START OF NEW WORK.
3. USE SHRINK/CRACK-PROOF CAULK TO SEAL GAPS SMALLER THAN 1/4".
4. USE EXPANDING FOAM TO SEAL GAPS LARGER THAN 1/4".
5. SEAL ALL OUTLET AND SWITCH HOUSINGS TO REDUCE LEAKAGE BETWEEN CAVITIES AND APARTMENT. USE A GASKET AND AIR-TIGHT COVER TO SEAL GAPS.
6. SEAL ALL RECESSED PANELS TO REDUCE LEAKAGE BETWEEN CAVITIES AND APARTMENT. USE CAULK OR FOAM TO SEAL GAPS.

KEYNOTES

#	DESCRIPTION
P11	FIRE ALARM RADIO CONTROL GLASS BREAK AND KEY SWITCH FOR FIRE DEPARTMENT USE ONLY. COORDINATE WITH OWNER AND FIRE CHIEFS OFFICE FOR RELOCATION REQUIREMENT TO FIRE COMMAND CENTER.
P12	RECEPTACLES ARE AT DIFFERENT MOUNTING HEIGHTS SERVING THE COUNTER, MICROWAVE AND MINI FRIDGE.
P13	ALL NEW DEVICES SHALL BE WIRED TO A LOCAL CIRCUIT FEEDING THE AREA. EC TO ENSURE THE ADDITIONAL LOADING WILL NOT OVERLOAD THE CIRCUIT. SEE BUILDING PANEL SCHEDULES, SHEET E7002.
P14	FIRE ALARM HORN/STROBE UNIT MOUNTED ABOVE MANUAL PULL STATION AT REQUIRED HEIGHT.
P17	IT RACK TO BE LOCATED IN SERVER CLOSET. FINAL LOCATION AND SIZE TO BE DETERMINED BY LOW VOLTAGE CONTRACTOR.

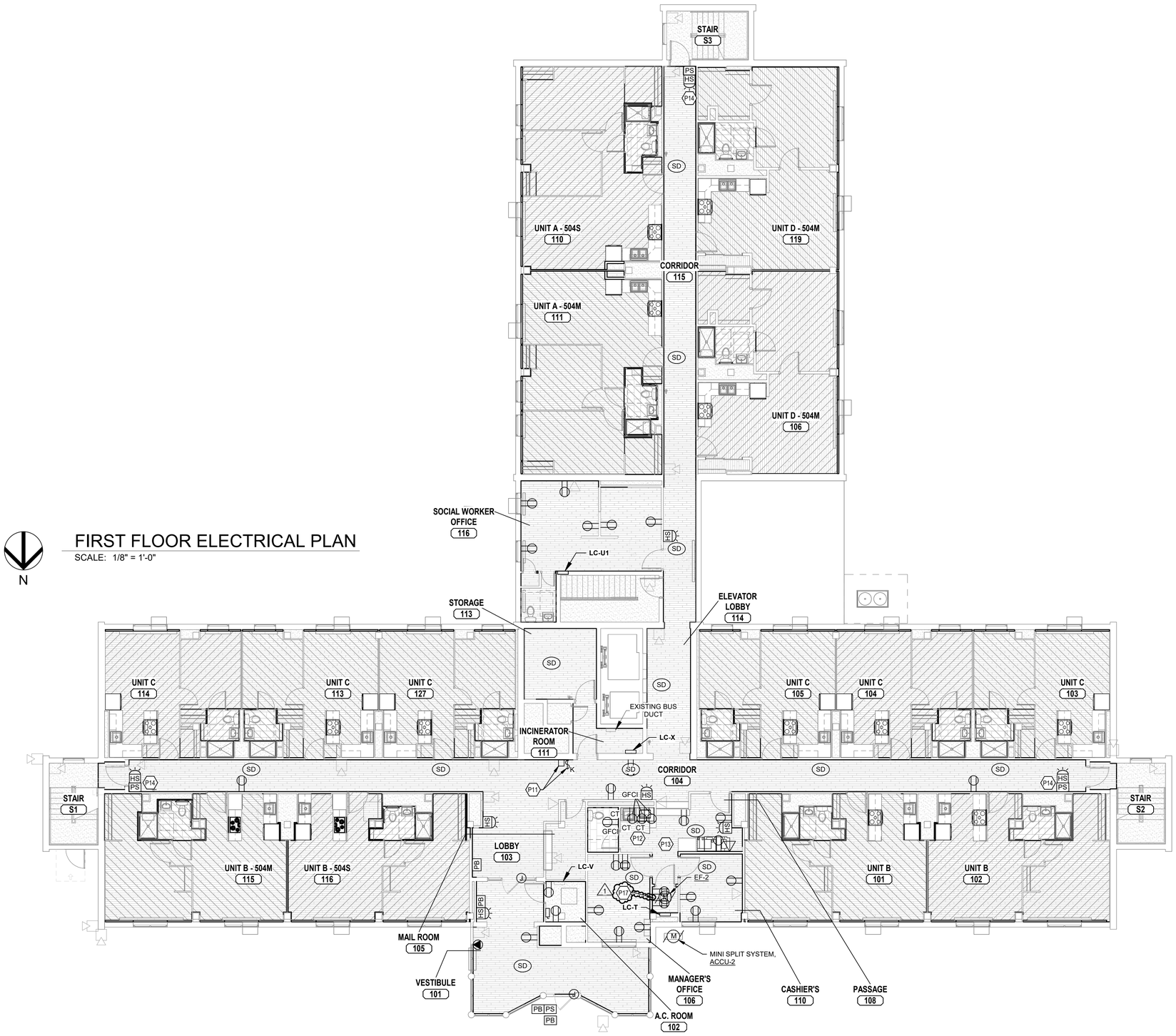
1

NOT FOR CONSTRUCTION

N

FIRST FLOOR ELECTRICAL PLAN

SCALE: 1/8" = 1'-0"



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REVISIONS

REW JOB #	07425
DESIGN BY	WCC
DRAWN BY	KMM
CHECK BY	DLW
DATE	08/13/25
SCALE	AS NOTED

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVE.,
CINCINNATI, OH 45229

DRAWING TITLE: FIRST FLOOR POWER PLAN

DRAWING NUMBER: **E1002**

REV: **1**

8/12/2025 10:21:51 AM

Branch Panel: PANEL "A"

Location: UNIT A - 504S 211
Supply From:
Mounting: Surface
Enclosure: Type 1

Volts: 120/208 Single Phase
Phases: 1
Wires: 3

A.I.C. Rating:
Mains Type: MCB
Mains Rating: 100 A
MCB Rating: 70 A

Remarks	Circuit Description	Trip	Poles	Phase L1 (VA)		Phase L2 (VA)		Poles	Trip	Circuit Description	Remarks
AG	KITCHEN RECEPTACLES	20 A	1	1,500	4,000			2	50 A	RANGE	
1 AG	KITCHEN RECEPTACLES	20 A	1			1,500	4,000				
A	WALL A/C	15 A	1	1,380	180			1	20 A	BATH GFCI	
1 AG	REFRIGERATOR	20 A	1			800	500	1	20 A	RANGE HOOD	
	LIGHTING	20 A	1	186	540			1	15 A	LIVING ROOM RECEPTACLES	A
A	BEDROOM RECEPTACLES	15 A	1			720	540	1	15 A	BEDROOM RECEPTACLES	A
			Total Load:	7786 VA		8060 VA					
			Total Amps:	75 A		77 A					

Legend:
[EX] = EXISTING LOAD TO REMAIN, [ML] = MODIFIED LOAD ON EXISTING BREAKER, [RL] = RELOCATED LOAD, [RM] = REMOVE UNUSED BREAKER, [N] = NEW BREAKER, [A] = AFCI TYPE BREAKER TO BE INSTALLED, [G] = GFCI BREAKER TYPE BREAKER TO BE INSTALLED, [AG] = AFCI/GFCI COMBINATION TYPE BREAKER TO BE INSTALLED

Load Classification 1	Connected Load	Demand Factor	Estimated Demand	Panel Totals 1	
HVAC	1380 VA	100.00%	1380 VA		
Lighting	186 VA	125.00%	233 VA	**Total Conn. Load:**	15846 VA
Power	500 VA	100.00%	500 VA	**Total Est. Demand:**	15893 VA
Receptacle	2780 VA	100.00%	2780 VA	**Total Conn. Current:**	76 A
Appliance - Dwelling Unit	8000 VA	100.00%	8000 VA	**Total Est. Calculated Current, First 10kVA @ 100% remainder @ 40%:**	59 A
Small Appliance - Dwelling Unit	3000 VA	100.00%	3000 VA		
				+ HVAC @ 100% - TOTAL CALCULATED CURRENT:	63 A

Notes:
RECONNECT ALL EXISTING CIRCUITS. THIS PANEL SCHEDULE MAY HAVE MINOR VARIATIONS, AND THE ELECTRICAL CONTRACTOR SHALL PROVIDE AN INSTALLATION THAT MATCHES THE EXISTING BRANCH CIRCUIT WIRING AS TO MNIMIZE NEW WIRING. INSTALL AFCI BREAKERS AS INDICATED.

Branch Panel: PANEL "B"

Location: UNIT B 202
Supply From:
Mounting: Surface
Enclosure: Type 1

Volts: 120/208 Single Phase
Phases: 1
Wires: 3

A.I.C. Rating:
Mains Type: MCB
Mains Rating: 100 A
MCB Rating: 70 A

Remarks	Circuit Description	Trip	Poles	Phase L1 (VA)		Phase L2 (VA)		Poles	Trip	Circuit Description	Remarks
AG	KITCHEN RECEPTACLES	20 A	1	1,500	4,000			2	50 A	RANGE	
1 AG	KITCHEN RECEPTACLES	20 A	1			1,500	4,000				
A	WINDOW A/C	20 A	1	1,242	180			1	20 A	BATH GFCI	
1 AG	REFRIGERATOR	20 A	1			800	500	1	15 A	RANGE HOOD	
	LIGHTING	20 A	1	168	540			1	15 A	LIVING ROOM RECEPTACLES	A
A	BEDROOM RECEPTACLES	15 A	1			540					
			Total Load:	7630 VA		7340 VA					
			Total Amps:	73 A		71 A					

Legend:
[EX] = EXISTING LOAD TO REMAIN, [ML] = MODIFIED LOAD ON EXISTING BREAKER, [RL] = RELOCATED LOAD, [RM] = REMOVE UNUSED BREAKER, [N] = NEW BREAKER, [A] = AFCI TYPE BREAKER TO BE INSTALLED, [G] = GFCI BREAKER TYPE BREAKER TO BE INSTALLED, [AG] = AFCI/GFCI COMBINATION TYPE BREAKER TO BE INSTALLED

Load Classification 1	Connected Load	Demand Factor	Estimated Demand	Panel Totals 1	
HVAC	1242 VA	100.00%	1242 VA		
Lighting	168 VA	125.00%	210 VA	**Total Conn. Load:**	14970 VA
Power	500 VA	100.00%	500 VA	**Total Est. Demand:**	15012 VA
Receptacle	2060 VA	100.00%	2060 VA	**Total Conn. Current:**	72 A
Appliance - Dwelling Unit	8000 VA	100.00%	8000 VA	**Total Est. Calculated Current, First 10kVA @ 100% remainder @ 40%:**	58 A
Small Appliance - Dwelling Unit	3000 VA	100.00%	3000 VA		
				+ HVAC @ 100% - TOTAL CALCULATED CURRENT:	61 A

Notes:
RECONNECT ALL EXISTING CIRCUITS. THIS PANEL SCHEDULE MAY HAVE MINOR VARIATIONS, AND THE ELECTRICAL CONTRACTOR SHALL PROVIDE AN INSTALLATION THAT MATCHES THE EXISTING BRANCH CIRCUIT WIRING AS TO MNIMIZE NEW WIRING. INSTALL AFCI BREAKERS AS INDICATED.

Branch Panel: PANEL "B M/S"

Location: UNIT B - 504M 217
Supply From:
Mounting: Surface
Enclosure: Type 1

Volts: 120/208 Single Phase
Phases: 1
Wires: 3

A.I.C. Rating:
Mains Type: MCB
Mains Rating: 100 A
MCB Rating: 70 A

Remarks	Circuit Description	Trip	Poles	Phase L1 (VA)		Phase L2 (VA)		Poles	Trip	Circuit Description	Remarks
AG	KITCHEN RECEPTACLES	20 A	1	1,500	3,328			2	40 A	OVEN	
1 AG	KITCHEN RECEPTACLES	20 A	1			1,500	3,328				
A	WINDOW A/C	20 A	1	1,242	1,664			2	20 A	COOK TOP	
1 AG	REFRIGERATOR	20 A	1			800	1,664				
	LIGHTING	20 A	1	161	500			1	15 A	RANGE HOOD	
A	BEDROOM RECEPTACLES	20 A	1			540	540	1	15 A	LIVING ROOM RECEPTACLES	A
			Total Load:	8395 VA		8372 VA					
			Total Amps:	81 A		81 A					

Legend:
[EX] = EXISTING LOAD TO REMAIN, [ML] = MODIFIED LOAD ON EXISTING BREAKER, [RL] = RELOCATED LOAD, [RM] = REMOVE UNUSED BREAKER, [N] = NEW BREAKER, [A] = AFCI TYPE BREAKER TO BE INSTALLED, [G] = GFCI BREAKER TYPE BREAKER TO BE INSTALLED, [AG] = AFCI/GFCI COMBINATION TYPE BREAKER TO BE INSTALLED

Load Classification 1	Connected Load	Demand Factor	Estimated Demand	Panel Totals 1	
HVAC	1242 VA	100.00%	1242 VA		
Lighting	161 VA	125.00%	201 VA	**Total Conn. Load:**	16767 VA
Power	500 VA	100.00%	500 VA	**Total Est. Demand:**	16807 VA
Receptacle	1880 VA	100.00%	1880 VA	**Total Conn. Current:**	81 A
Appliance - Dwelling Unit	9984 VA	100.00%	9984 VA	**Total Est. Calculated Current, First 10kVA @ 100% remainder @ 40%:**	61 A
Small Appliance - Dwelling Unit	3000 VA	100.00%	3000 VA		
				+ HVAC @ 100% - TOTAL CALCULATED CURRENT:	65 A

Notes:
RECONNECT ALL EXISTING CIRCUITS. THIS PANEL SCHEDULE MAY HAVE MINOR VARIATIONS, AND THE ELECTRICAL CONTRACTOR SHALL PROVIDE AN INSTALLATION THAT MATCHES THE EXISTING BRANCH CIRCUIT WIRING AS TO MNIMIZE NEW WIRING. INSTALL AFCI BREAKERS AS INDICATED.

Branch Panel: PANEL "C"

Location: UNIT C 205
Supply From:
Mounting: Surface
Enclosure: Type 1

Volts: 120/208 Single Phase
Phases: 1
Wires: 3

A.I.C. Rating:
Mains Type: MCB
Mains Rating: 100 A
MCB Rating: 70 A

Remarks	Circuit Description	Trip	Poles	Phase L1 (VA)		Phase L2 (VA)		Poles	Trip	Circuit Description	Remarks
AG	KITCHEN RECEPTACLES	20 A	1	1,500	4,000			2	50 A	RANGE	
1 AG	KITCHEN RECEPTACLES	20 A	1			1,500	4,000				
A	WINDOW A/C	15 A	1	1,242	180			1	20 A	BATH GFCI	
1 AG	REFRIGERATOR	20 A	1			800	500	1	15 A	RANGE HOOD	
	LIGHTING	20 A	1	168	540			1	15 A	LIVING ROOM RECEPTACLES	A
A	BEDROOM RECEPTACLES	15 A	1			540					
			Total Load:	7630 VA		7340 VA					
			Total Amps:	73 A		71 A					

Legend:
[EX] = EXISTING LOAD TO REMAIN, [ML] = MODIFIED LOAD ON EXISTING BREAKER, [RL] = RELOCATED LOAD, [RM] = REMOVE UNUSED BREAKER, [N] = NEW BREAKER, [A] = AFCI TYPE BREAKER TO BE INSTALLED, [G] = GFCI BREAKER TYPE BREAKER TO BE INSTALLED, [AG] = AFCI/GFCI COMBINATION TYPE BREAKER TO BE INSTALLED

Load Classification 1	Connected Load	Demand Factor	Estimated Demand	Panel Totals 1	
HVAC	1242 VA	100.00%	1242 VA		
Lighting	168 VA	125.00%	210 VA	**Total Conn. Load:**	14970 VA
Power	500 VA	100.00%	500 VA	**Total Est. Demand:**	15012 VA
Receptacle	2060 VA	100.00%	2060 VA	**Total Conn. Current:**	72 A
Appliance - Dwelling Unit	8000 VA	100.00%	8000 VA	**Total Est. Calculated Current, First 10kVA @ 100% remainder @ 40%:**	58 A
Small Appliance - Dwelling Unit	3000 VA	100.00%	3000 VA		
				+ HVAC @ 100% - TOTAL CALCULATED CURRENT:	61 A

Notes:
RECONNECT ALL EXISTING CIRCUITS. THIS PANEL SCHEDULE MAY HAVE MINOR VARIATIONS, AND THE ELECTRICAL CONTRACTOR SHALL PROVIDE AN INSTALLATION THAT MATCHES THE EXISTING BRANCH CIRCUIT WIRING AS TO MNIMIZE NEW WIRING. INSTALL AFCI BREAKERS AS INDICATED.

Branch Panel: PANEL "D"

Location: UNIT D - 504M 209
Supply From:
Mounting: Surface
Enclosure: Type 1

Volts: 120/208 Single Phase
Phases: 1
Wires: 3

A.I.C. Rating:
Mains Type: MCB
Mains Rating: 100 A
MCB Rating: 70 A

Remarks	Circuit Description	Trip	Poles	Phase L1 (VA)		Phase L2 (VA)		Poles	Trip	Circuit Description	Remarks
AG	KITCHEN RECEPTACLES	20 A	1	1,500	4,000			2	50 A	RANGE	
AG 1	KITCHEN RECEPTACLES	20 A	1			1,500	4,000				
A 1	WINDOW A/C	15 A	1	1,242	180			1	20 A	BATH GFCI	
AG	REFRIGERATOR	20 A	1			800	500	1	15 A	RANGE HOOD	
	LIGHTING	20 A	1	150	540			1	15 A	LIVING ROOM RECEPTACLES	A
A	BEDROOM RECEPTACLES	15 A	1			900					
			Total Load:	7612 VA		7700 VA					
			Total Amps:	73 A		74 A					

Legend:
[EX] = EXISTING LOAD TO REMAIN, [ML] = MODIFIED LOAD ON EXISTING BREAKER, [RL] = RELOCATED LOAD, [RM] = REMOVE UNUSED BREAKER, [N] = NEW BREAKER, [A] = AFCI TYPE BREAKER TO BE INSTALLED, [G] = GFCI BREAKER TYPE BREAKER TO BE INSTALLED, [AG] = AFCI/GFCI COMBINATION TYPE BREAKER TO BE INSTALLED

Load Classification 1	Connected Load	Demand Factor	Estimated Demand	Panel Totals 1	
HVAC	1242 VA	100.00%	1242 VA		
Lighting	150 VA	125.00%	188 VA	**Total Conn. Load:**	15312 VA
Power	500 VA	100.00%	500 VA	**Total Est. Demand:**	15350 VA
Receptacle	2420 VA	100.00%	2420 VA	**Total Conn. Current:**	74 A
Appliance - Dwelling Unit	8000 VA	100.00%	8000 VA	**Total Est. Calculated Current, First 10kVA @ 100% remainder @ 40%:**	58 A
Small Appliance - Dwelling Unit	3000 VA	100.00%	3000 VA		
				+ HVAC @ 100% - TOTAL CALCULATED CURRENT:	62 A

Notes:
ENTIRE APARTMENT UNIT SHALL BE WIRED FROM BREAKER PANEL "D". RECONNECT AND EXTEND CIRCUITS TO THIS PANEL, AS TO KEEP NEW WIRING TO A MINIMUM. INSTALL AFCI BREAKERS AS INDICATED. BRANCH CIRCUIT WIRING SHALL BE 2#12 &1#12 GND. - 3/4" C. FOR 15 AND 20 AMP CIRCUITS. BRANCH CIRCUIT WIRING SHALL BE 2#8 & 1#10 GND. - 3/4" C. FOR 50 AMP CIRCUIT.

GENERAL NOTES

1. APARTMENT UNIT LOAD CALCULATION IS DETERMINED BY NEC 220.82, OPTIONAL FEEDER AND SERVICE LOAD CALCULATIONS FOR A DWELLING UNIT.

NOT FOR CONSTRUCTION

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SEALS

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North Olmsted, OH 44070

REV	DATE	DESCRIPTION	BY
1	08/13/25	ADDENDUM 2	LJL
0	07/18/25	BID	LJL

REVISIONS

REW JOB #	07425
DESIGN BY	WCC
DRAWN BY	WCC
CHECK BY	DLW
DATE	08/13/25
SCALE	NONE

CMHA

MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVE.,
CINCINNATI, OH 45229

DRAWING TITLE:
APARTMENT UNIT PANEL SCHEDULES

DRAWING NUMBER: **E7001**

REV: **1**

8/12/2025 10:01:04 AM

Branch Panel: LP-Y

Location: KITCHENETTE 017
Supply From:
Mounting: Surface
Enclosure: Type 1

Volts: 120/208 Wye
Phases: 3
Wires: 4

A.I.C. Rating:
Mains Type: MLO
Mains Rating: 225 A

CKT (Remarks)		Circuit Description	Trip	Poles	Phase A (VA)		Phase B (VA)		Phase C (VA)		Poles	Trip	Circuit Description	CKT (Remarks)	
1	EX	AUTO DOOR	**20 A**	**1**	0	0					**1**	**20 A**	EXISTING	EX	2
3	EX	HALL OUTLET S	**20 A**	**1**			0	0			**1**	**20 A**	HALL OUTLETS	EX	4
5	EX	POP MACHINE	**20 A**	**2**					0	0	**1**	**20 A**	OUTLETS REC ROOM	EX	6
7					0	0					**1**	**20 A**	KITCHEN OFFICE	EX	8
9	G/EX	REFRIGERATOR (2)	**20 A**	**1**			0	0			**1**	**20 A**	OUTLETS KITCHEN	EX	10
11	EX	OUTLETS REC RM	**20 A**	**1**					0	0	**1**	**20 A**	DISHWASHER	(2) G/EX	12
13	**ML**	LIGHTS KITCHEN	**20 A**	**1**	0	0					**1**	**20 A**	STEAM TABLE	EX	14
15	**ML**	LIGHTS CRAWL SPACE	**20 A**	**1**			0	0			**1**	**20 A**	UNIT HTR WEST	EX	16
17	**ML**	LIGHTS SITTING AREA	**20 A**	**1**					0	0	**1**	**20 A**	UNIT HTR SOUTH	EX	18
19	EX	OUTSIDE GFCI	**20 A**	**1**	0	0					**1**	**20 A**	POLE LIGHTS REAR	**ML**	20
21 (2)	EX	EXISTING	**20 A**	**1**			0	0			**1**	**20 A**	LIGHTS REC ROOM	**ML**	22
23	**ML**	LIGHTS REC ROOM	**20 A**	**1**					0	0	**1**	**20 A**	EXISTING	(2) EX	24
25					0	0					**1**	**20 A**	LIGHTS OFFICE	**ML**	26
27	**ML**	VENT UNIT (MAU-1)	**20 A**	**3**			0	0			**1**	**20 A**	SPARE	EX	28
29									0	0	**1**	**20 A**	STEAM TABLE	(2) EX	30
31	**N**	**SPARE**	**20 A**	**1**	0	0					**1**	**20 A**	**SPARE**	**N**	32
33	**N**	**SPARE**	**20 A**	**1**			0	528			**1**	**15 A**	**EF-1**	**N**	34
35		SPACE	--	1					--	--	1	--	SPACE		36
37		SPACE	--	1	--	--					1	--	SPACE		38
39		SPACE	--	1			--	--			1	--	SPACE		40
41		SPACE	--	1					--	--	1	--	SPACE		42
				Total Load:	0 VA		528 VA		0 VA						
				Total Amps:	0 A		4 A		0 A						

Legend:
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Load Classification	Connected Load	Demand Factor	Estimated Demand	Panel Totals	
HVAC	528 VA	100.00%	528 VA		
Lighting	0 VA	0.00%	0 VA	**Total Conn. Load:**	528 VA
Power	0 VA	0.00%	0 VA	**Total Est. Demand:**	528 VA
				Total Conn. Current:	1 A
				Total Est. Demand Current:	1 A

Notes:
E.C. SHALL VERIFY EXISTING QUANTITY AND TYPES OF CIRCUIT BREAKERS TO BE TRANSFERRED TO THE NEW PANELBOARD INDICATED PRIOR TO THE START OF WORK. BOLD LINEWEIGHT INDICATES NEW. LIGHTER LINEWEIGHT INDICATES EXISTING CIRCUIT TO BE RECONNECTED.

UPDATED PANEL LOAD

LOAD	EX. HP	NEW HP	ADDED HP	ADDED KVA	REMOVED KVA
MAU-1	1	1 1/2	1/2	.72	-

TOTAL ADDED @ 208V 3PH: +0.72 KVA

Branch Panel: DP-W

Location: ELECTRICAL EQUIPMENT ROOM 025
Supply From:
Mounting: Surface
Enclosure: Type 1

Volts: 120/208 Wye
Phases: 3
Wires: 4

A.I.C. Rating:
Mains Type: MLO
Mains Rating: 600 A

CKT (Remarks)		Circuit Description	Trip	Poles	Phase A (VA)		Phase B (VA)		Phase C (VA)		Poles	Trip	Circuit Description	CKT (Remarks)	
1					0	0									2
3	**ML**	A/C GROUND FLOOR (AHU-1)	**30 A**	**3**			0	0			**3**	**125 A**	LC-Y	EX	4
5									0	0					6
7	EX	APARTMENT UNIT PANELS	**150 A**	**2**	0	0					**2**	**150 A**	APARTMENT UNIT PANELS	EX	8
9							0	0							10
11	EX	APARTMENT UNIT PANELS	**125 A**	**2**					0	0	**2**	**125 A**	APARTMENT UNIT PANELS	EX	12
13					0	0									14
15	EX	APARTMENT UNIT PANELS	**125 A**	**2**			0	0			**2**	**125 A**	APARTMENT UNIT PANELS	EX	16
17									0	0					18
19	EX	APARTMENT UNIT PANELS	**125 A**	**2**	0	0					**1**	**20 A**	BATTERY HEATER	EX	20
21							0	0			**1**	**20 A**	BATTERY CHARGER	EX	22
23		SPACE	--	1					--	--	1	--	SPACE		24
25		SPACE	--	1	--	--					1	--	SPACE		26
27		SPACE	--	1			--	--			1	--	SPACE		28
29		SPACE	--	1					--	--	1	--	SPACE		30
				Total Load:	0 VA		0 VA		0 VA						
				Total Amps:	0 A		0 A		0 A						

Legend:
[EX] = EXISTING LOAD TO REMAIN, [ML] = MODIFIED LOAD ON EXISTING BREAKER, [RL] = RELOCATED LOAD, [RM] = REMOVE UNUSED BREAKER, [N] = NEW BREAKER

Load Classification	Connected Load	Demand Factor	Estimated Demand	Panel Totals	
Power	0 VA	0.00%	0 VA		
				Total Conn. Load:	0 VA
				Total Est. Demand:	0 VA
				Total Conn. Current:	0 A
				Total Est. Demand Current:	0 A

Notes:
E.C. SHALL VERIFY EXISTING QUANTITY AND TYPES OF CIRCUIT BREAKERS TO BE TRANSFERRED TO THE NEW PANELBOARD INDICATED PRIOR TO THE START OF WORK. BOLD LINEWEIGHT INDICATES NEW. LIGHTER LINEWEIGHT INDICATES EXISTING CIRCUIT TO BE RECONNECTED. PANELBOARD CIRCUITING FOR REFERENCE ONLY. IN THE EVENT THAT THE EXISTING OUTDOOR ACCU IS FED FROM THIS PANEL (EXISTING 250A 3P CIRCUIT), E.C. SHALL PROVIDE A NEW 70A 3P CIRCUIT BREAKER FOR NEW ACCU-1.

UPDATED PANEL LOAD

LOAD	EX. HP	NEW HP	ADDED HP	ADDED KVA	REMOVED KVA
AHU-1	-	-	-	-	24.3

TOTAL REMOVED @ 208V 3PH: -24.3 KVA

Branch Panel: LC-Z

Location: MECHANICAL EQUIPMENT ROOM 003
Supply From:
Mounting: Surface
Enclosure: Type 1

Volts: 120/208 Wye
Phases: 3
Wires: 4

A.I.C. Rating:
Mains Type: MLO
Mains Rating: 225 A

CKT (Remarks)		Circuit Description	Trip	Poles	A		B		C		Poles	Trip	Circuit Description	CKT (Remarks)	
1	EX	EXISTING	**15 A**	**1**	0	0					**1**	**20 A**	EXISTING	EX	2
3							0	0							4
5	**ML**	**HHWP-1, HHWP-2, HHWP-3**	**35 A**	**3**					0	0	**3**	**60 A**	**HHWP-4**	**ML**	6
7					0	0									8
9							0	0							10
11	**ML**	LC-AA	**60 A**	**3**					0	0	**3**	**20 A**	EXISTING	EX	12
13					0	0									14
15							0	0							16
17	EX	EXISTING	**20 A**	**3**					0	0	**3**	**15 A**	EXISTING	EX	18
19					0	0									20
21	EX	EXISTING	**30 A**	**2**			0	0			**1**	**20 A**	EXISTING	EX	22
23									0	0	**1**	**20 A**	EXISTING	EX	24
25	EX	EXISTING	**20 A**	**2**	0	0					**1**	**20 A**	EXISTING	EX	26
27							0	0			**1**	**20 A**	EXISTING	EX	28
29	EX	EXISTING	**20 A**	**1**					0	0	**1**	**20 A**	EXISTING	EX	30
31	EX	EXISTING	**20 A**	**1**	0	0					**1**	**20 A**	EXISTING	EX	32
33	EX	EXISTING	**20 A**	**1**			0	0			**1**	**20 A**	EXISTING	EX	34
35	EX	EXISTING	**20 A**	**1**					0	0	**1**	**20 A**	EXISTING	EX	36
37	EX	EXISTING	**20 A**	**1**	0	0					**1**	**20 A**	EXISTING	EX	38
39	EX	EXISTING	**20 A**	**1**			0	0			**1**	**20 A**	EXISTING	EX	40
41	EX	EXISTING	**20 A**	**1**					0	0					42
43	**ML**	**BOILER, B-1**	**20 A**	**1**	0	0					**3**	**60 A**	**HHWP-5**	**N**	44
45	**ML**	**BOILER, B-2**	**20 A**	**1**			0	0							46
47	**ML**	**BOILER, B-3**	**20 A**	**1**					0	0	**1**	**20 A**	**GMU-1**	**N**	48
49	EX	GWH-1	**20 A**	**1**	0	0					**1**	**20 A**	SP-1	EX	50
51	**N**	**HHWP-6**	**20 A**	**2**			0	0			**1**	**20 A**	**SPARE**	N	52
53									0	0	**1**	**20 A**	**SPARE**	N	54
55	**N**	**SPARE**	**20 A**	**1**	0	0					**1**	**20 A**	**SPARE**	N	56
57	**N**	**SPARE**	**20 A**	**1**			0	0			**1**	**20 A**	**SPARE**	N	58
59		SPACE	--	1					--	--	1	--	SPACE		60
				Total Load:	0 VA		0 VA		0 VA						
				Total Amps:	0 A		0 A		0 A						

Legend:
[EX] = EXISTING LOAD TO REMAIN, [ML] = MODIFIED LOAD ON EXISTING BREAKER, [RL] = RELOCATED LOAD, [RM] = REMOVE UNUSED BREAKER, [N] = NEW BREAKER

Load Classification	Connected Load	Demand Factor	Estimated Demand	Panel Totals	
Power	0 VA	0.00%	0 VA		
				Total Conn. Load:	0 VA
				Total Est. Demand:	0 VA
				Total Conn. Current:	0 A
				Total Est. Demand Current:	0 A

Notes:
E.C. SHALL VERIFY EXISTING QUANTITY AND TYPES OF CIRCUIT BREAKERS TO BE TRANSFERRED TO THE NEW PANELBOARD INDICATED PRIOR TO THE START OF WORK. BOLD LINEWEIGHT INDICATES NEW. LIGHTER LINEWEIGHT INDICATES EXISTING CIRCUIT TO BE RECONNECTED. PANELBOARD CIRCUITING FOR REFERENCE ONLY. LC-Z IS THE ASSUMED SOURCE FOR SUMP PUMP SP-1 AND GAS WATER HEATER GWH-1. FIELD IDENTIFY WHICH CIRCUIT FEEDS THIS EQUIPMENT AND AND RECONNECT TO NEW PANELBOARD IN SAME SPACE. ELECTRICAL LOAD FOR SP-1 AND GWH-1 DOES NOT INCREASE.

LOAD	EX. HP	NEW HP	ADDED HP	ADDED KVA	REMOVED KVA
HHWP-4	3/4	10	9 1/4	2.3	-
HHWP-5	3/4	10	9 1/4	2.3	-
HHWP-6	-	1	1	1.8	-
GMU-1	-	-	-	.83	-
B-1	-	-	-	1.6	- (1)
B-2	-	-	-	1.6	-
B-3	-	-	-	1.6	-

TOTAL ADDED @ 208V 3PH: +12.03 KVA (1)

BUILDING ELECTRICAL SERVICE LOAD SUMMARY:

LOAD DISCRIPTION	HP	FLA	VOLTS/PHASE	KVA	SOURCE	LOAD INCREASE	LOAD DECREASE
HHWP-1	1.5	6.6	208/3	2.4	LC-Z		1.6KVA
HHWP-2	1.5	6.6	208/3	2.4	LC-Z		1.6KVA
HHWP-3	1.5	6.6	208/3	2.4	LC-Z		1.6KVA
HHWP-4	3/4	10	208/3	3.6	LC-Z	2.3KVA	
HHWP-5	3/4	10	208/3	3.6	LC-Z	2.3KVA	
HHWP-6	1	8.8	208/1	1.8	LC-Z	1.8KVA	
B-1		15.5	120/1	1.9	LC-Z	1.6KVA (1)	
B-2		15.5	120/1	1.9	LC-Z	1.6KVA	
B-3		15.5	120/1	1.9	LC-Z	1.6KVA	
AHU-1		25.5	208/3	9.2	DP-W		24.3KVA
MAU-1	11/2		208/3	.72	LC-Y	.72KVA	
GMU-1		2.5	115/1	.83	LC-Z	.83KVA	
ACCU-1		56	208/3	20.2			3.1KVA
ACCU-2		10	208/1	2.1	LC-T	2.1KVA	
ACCU-3		17	208/1	3.5	LC-AA	3.5KVA	
EF-2		4.1	115/1	.49	LC-T	.49KVA	
FCC LTG			120/1	.024	LC-AA	.024KVA	
FCC PWR			120/1	.36	LC-AA	.36KVA	
SERV CLST LTG			120/1	.02	LC-T	.02KVA	
SERV CLST REC			120/1	.72	LC-T	.72KVA	
TOTALS:						20KVA (1)	32.2KVA
AMPS @ 208V 3PH:						-33.9A	

NOTE:

1. THE BUILDING TOTAL LOAD DECREASES WITH THE REPLACEMENT OF MECHANICAL, ELECTRICAL AND PLUMBING EQUIPMENT. ALL BUILDING AND APARTMENT UNIT LIGHTING IS TO BE REPLACED WITH LED WHICH WILL FURTHER DECREASE THE TOTAL BUILDING LOAD. THE EXISTING ELECTRICAL SERVICE (2000A) IS SUFFICIENT AND SHALL REMAIN.

NOT FOR CONSTRUCTION

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CONSULTANT INFO

SEALS

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North Olmsted, OH 44070

REV	DATE	DESCRIPTION	BY
2	08/13/25	ADDENDUM 2	LJL
1	07/30/25	ADDENDUM 1	LJL
0	07/18/25	BID	LJL

REVISIONS

REW JOB #	07425
DESIGN BY	WCC
DRAWN BY	WCC
CHECK BY	DLW
DATE	08/13/25
SCALE	NONE

CMHA
MAPLE TOWER RAD RENOVATIONS
601 MAPLE AVE.,
CINCINNATI, OH 45229

DRAWING TITLE:
BUILDING PANEL SCHEDULES

DRAWING NUMBER: **E7003**
REV: **2**

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