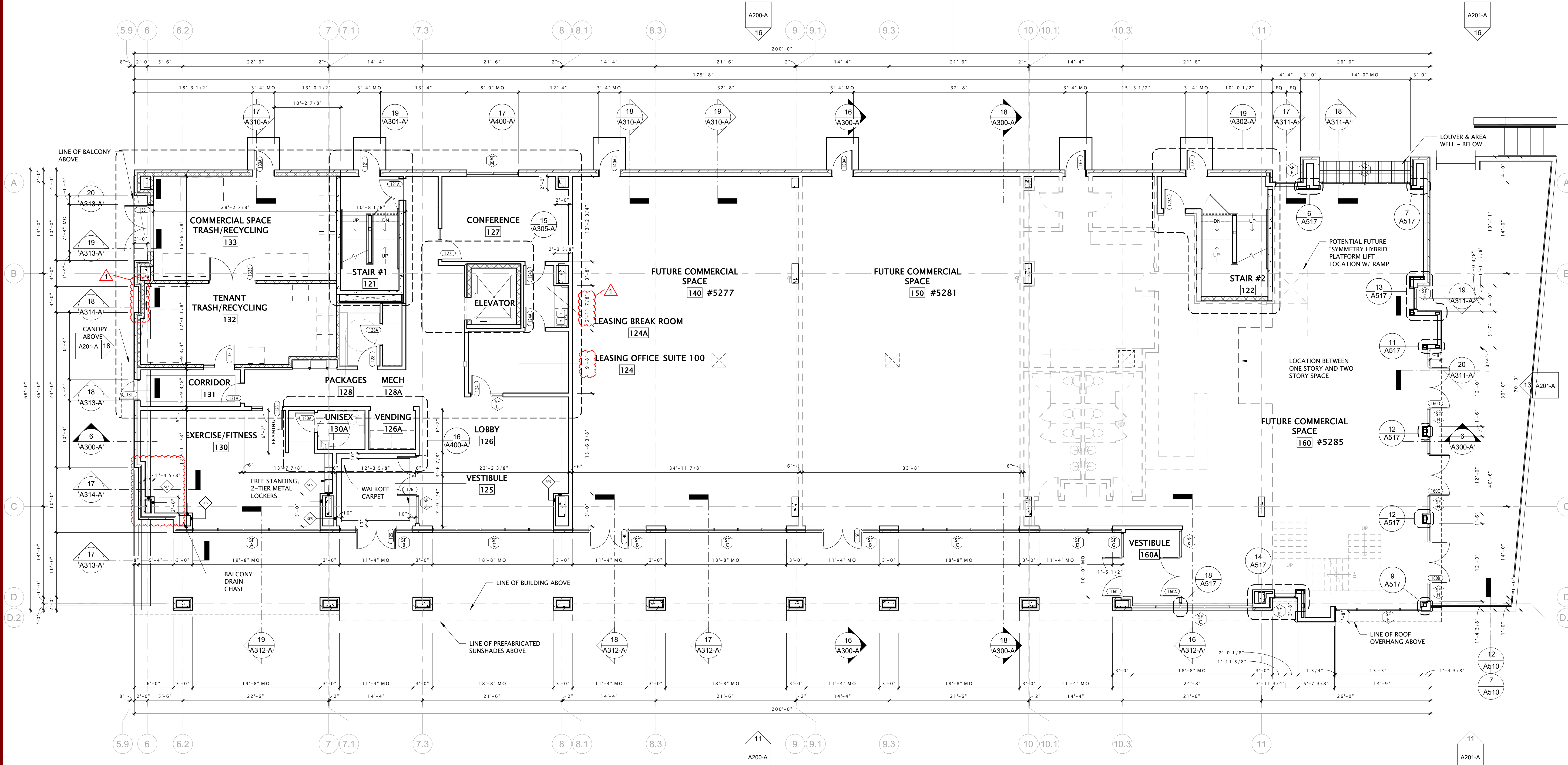


BUILDING DATA	1-BEDROOM UNITS						2-BEDROOM UNITS						3-BEDROOM UNITS						TOTALS	
	Unit #1 - 1BR	Unit #2 - 1BR	Unit #3 - 1BR	Unit #4 - 1BR	Unit #5 - 1BR	Unit #6 - 1BR	Unit #1 - 2BR	Unit #2 - 2BR	Unit #3 - 2BR	Unit #4 - 2BR	Unit #5 - 2BR	Unit #6 - 2BR	Unit #1 - 3BR	Unit #2 - 3BR	Unit #3 - 3BR	Unit #4 - 3BR	Total Units	Common Space		
480 S.F.	951 S.F.	945 S.F.	945 S.F.	945 S.F.	945 S.F.	1062 S.F.	1047 S.F.	1086 S.F.	1188 S.F.	1327 S.F.	1414 S.F.	1414 S.F.	1781 S.F.	1400 A.S.F.	1400 A.S.F.	6,844	3,278	10,122	87.2%	
1,680	1,680	1,680	1,680	1,680	1,680	2,104	2,104	2,104	2,104	2,104	2,104	2,104	2,104	2,104	2,104	9	9,462	11,362	83.3%	
1,645	1,650	1,551	1,945	1,945	1,945	2,104	2,104	2,104	2,104	2,104	2,104	2,104	2,104	2,104	2,104	9	11,102	12,941	85.0%	
7,588	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	7,588	3,912	11,500	66.0%	
1,645	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	13,429	13,429	0.0%	
9,233	2,040	2,102	2,102	2,102	2,102	6,312	2,138	2,172	2,376	1,337	1,414	2,238	1,781	25	34,996	24,278	59,274	59.2%		
1776	806	806	806	806	806	2106	806	806	806	806	806	806	806	100%	-	-	2,371	111	per unit	
Total 1BR: 8	Total 2BR: 13						Total 3BR: 4						Total Units: 25		Common Space: 25		Building Totals: 50		Efficiency: 87.2%	
% 32.0%	% 52.0%						% 16.0%						% 100%		% 100%		% 100%		% 100%	
Avg. Size (Sq. Ft.): 852	Avg. Size (Sq. Ft.): 1100						Avg. Size (Sq. Ft.): 1000						Avg. Size (Sq. Ft.): 1000		Avg. Size (Sq. Ft.): 1000		Avg. Size (Sq. Ft.): 1000		Avg. Size (Sq. Ft.): 1000	

NOTE: Final Unit Counts, Types, Mix, and Sizes are subject to change. The Total Unit Count & Density for Initial Development shall be regulated by the Approved PUD/GDP Package and subsequently Approved PUD/SIP Packages. All mirrored units are accounted for as the base unit type.

GENERAL PLAN NOTES

- EXTERIOR DIMENSIONS ARE TO OUTSIDE FACE OF STUD OR MASONRY VENEER UNLESS OTHERWISE NOTED.
- INTERIOR DIMENSIONS ARE TO FACE OF STUD OR CONCRETE MASONRY UNIT WALLS UNLESS OTHERWISE NOTED.
- EXTERIOR WINDOW AND DOOR LOCATION DIMENSIONS ARE TO CENTERLINE OF WINDOW/DOOR UNLESS OTHERWISE NOTED. CONTRACTOR SHALL VERIFY ALL ROUGH OPENINGS WITH MANUFACTURER.
- INTERIOR DOORS ARE LOCATED 4" FROM THE ADJACENT WALL FACE OF STUD TO THE ROUGH OPENING OF DOOR JAMB UNLESS OTHERWISE NOTED. CONTRACTOR SHALL VERIFY ALL ROUGH OPENINGS WITH MANUFACTURER.
- ALL CORRIDOR WALLS SHALL BE TYPE W5-X UNLESS OTHERWISE NOTED.
- ALL UNIT DEMISING WALLS SHALL BE TYPE W13-X UNLESS OTHERWISE NOTED.
- ALL COMMON AREA WALLS SHALL BE TYPE W2 UNLESS OTHERWISE NOTED.
- FURR OUT UNIT DEMISING WALLS AS REQUIRED TO ALIGN WITH EXTERIOR WALL FACES.
- VERIFY ALL STRUCTURAL MEMBER SIZES, SPACING, REINFORCING, AND BRACING WITH STRUCTURAL DRAWINGS.
- ALL WOOD EXPOSED TO THE EXTERIOR OR IN CONTACT WITH CONCRETE OR MASONRY SHALL BE PRESSURE-TREATED.
- INSTALL FIXTURES, ACCESSORIES, ETC. ACCORDING TO THE MOUNTING HEIGHT SCHEDULE - SEE THE G000 SERIES SHEETS.
- VERIFY ALL WINDOW, DOOR, TUB, SHOWER, APPLIANCE, EQUIPMENT, ETC. ROUGH OPENINGS AND CLEARANCE REQUIREMENTS WITH MANUFACTURER.
- PROVIDE SOUND BATT INSULATION AT ALL WALLS SURROUNDING BATHROOMS, LAUNDRY ROOMS / CLOSETS, MECHANICAL ROOMS / CLOSETS, AND OTHER PLUMBING WALLS.
- PROVIDE BLOCKING AT ALL TOWEL BAR AND GRAB BAR LOCATIONS INCLUDING LOCATIONS OF FUTURE GRAB BARS AND SEATS IN BATHROOMS DESIGNATED AS ACCESSIBLE.
- FIELD VERIFY ALL CABINERY LAYOUTS AND COORDINATE WITH THE DIMENSIONAL REQUIREMENTS AND CLEARANCES OF ALL APPLIANCES AND FIXTURES. PROVIDE FINISHED END PANELS AT ALL EXPOSED CABINERY ENDS AND FILLER PANELS AS REQUIRED.
- CAULK PERIMETER OF ALL TUB AND SHOWER ENCLOSURES. CAULK PERIMETER OF ALL COUNTERTOP BACKSPASHES AND SIDESPASHES.
- INSTALL MOISTURE RESISTANT PAPERLESS GYPSUM WALL BOARD AT WALLS BEHIND ALL PLUMBING FIXTURE.
- PROVIDE 3/4" FIRE-RETARDANT TREATED PLYWOOD AS BACKING PANELS FOR ELECTRICAL EQUIPMENT. INSTALL AT 1'-0" AFF TO FINISHED CEILING. PAINT PLYWOOD TO MATCH ADJACENT WALL FINISH. COORDINATE FINAL SIZE AND LOCATION WITH ELECTRICAL CONTRACTOR.
- STOOPS TO MAINTAIN 18" MIN DIMENSION FROM THE EDGE OF THE JAMB ON THE PULL SIDE OF THE DOOR TO THE EXTERIOR EDGE OF THE STOOP-SEE STRUCTURAL DRAWINGS FOR OVERALL SIZE AND LOCATION.



16 FIRST FLOOR PLAN - BUILDING 'A'  
 1/8" = 1'-0"



JLA ARCHITECTS

MADISON : MILWAUKEE  
 jla-ap.com

JLA PROJECT NUMBER: 18-1112



DEGEN UNIVERSITY AVENUE MIXED-USE

CONSTRUCTION DOCUMENTS

DATE OF ISSUANCE APRIL 16, 2021

REVISION SCHEDULE		
Mark	Description	Date
1	Construction Bulletin 1	8.11.2021
A	Addendum A	4.16.2021

SHEET TITLE  
 FIRST FLOOR PLAN - BUILDING 'A'

SHEET NUMBER  
 A101-A

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