



URBAN DESIGN COMMISSION APPLICATION CITY OF MADISON

This form may also be completed online at:

<http://www.cityofmadison.com/planning/documents/UDCApplication.pdf>

215 Martin Luther King Jr. Blvd; Room LL-100
PO Box 2985; Madison, Wisconsin 53701-2985
Phone: 608.266.4635 | Facsimile: 608.267.8739

Please complete all sections of the application, including the desired meeting date and the type of action requested.

Date Submitted: <u>December 21, 2016</u>	<input type="checkbox"/> Informational Presentation
UDC Meeting Date: <u>January 11, 2017</u>	<input checked="" type="checkbox"/> Initial Approval
Combined Schedule Plan Commission Date (if applicable): <u>January 23, 2017</u>	<input checked="" type="checkbox"/> Final Approval

1. Project Address: 801 E. Washington Ave.
Project Title (if any): The Cosmos

2. This is an application for (Check all that apply to this UDC application):

☒ New Development ☐ Alteration to an Existing or Previously-Approved Development

A. Project Type:

- ☒ Project in an Urban Design District* (public hearing-\$300 fee) [Fee paid with August 24, 2016 application]
- ☐ Project in the Downtown Core District (DC) or Urban Mixed-Use District (UMX) (\$150 fee, Minor Exterior Alterations)
- ☐ Suburban Employment Center (SEC) or Campus Institutional District (CI) or Employment Campus District (EC)
- ☐ Planned Development (PD)
- ☐ General Development Plan (GDP)
- ☐ Specific Implementation Plan (SIP)
- ☐ Planned Multi-Use Site or Planned Residential Complex

B. Signage:

- ☐ Comprehensive Design Review* (public hearing-\$300 fee) ☐ Street Graphics Variance* (public hearing-\$300 fee)
- ☐ Signage Exception(s) in an Urban Design District (public hearing-\$300 fee)

C. Other:

☐ Please specify: _____

3. Applicant, Agent & Property Owner Information:

Applicant Name: Otto C. Gebhardt III
Street Address: 222 North Street
Telephone: (608) 245-0753 Fax: ()

Company: Gebhardt Development LLC
City/State: Madison, WI Zip: 53704
Email: gebhardtdevelopment@tds.net

Project Contact Person: Lee Christensen
Street Address: 222 North Street
Telephone: (608) 209-7568 Fax: ()

Company: Gebhardt Development LLC
City/State: Madison, WI Zip: 53704
Email: lee@gebhardtdevelopment.com

Project Owner (if not applicant): City of Madison
Street Address: 126 South Hamilton Street
Telephone: () Fax: ()

City/State: Madison, WI Zip: 53703
Email: _____

4. Applicant Declarations:

A. Prior to submitting this application, the applicant is required to discuss the proposed project with Urban Design Commission staff. This application was discussed with Al Martin on August 5, 2016.

(name of staff person)

(date of meeting)

B. The applicant attests that all required materials are included in this submittal and understands that if any required information is not provided by the application deadline, the application will not be placed on an Urban Design Commission agenda for consideration.

Name of Applicant Otto C. Gebhardt III

Relationship to Property Applicant

Authorized Signature _____

Date December 21, 2016



December 21, 2016

Via Email and Hand Delivery

Plan Commission and Urban Design Commission
City of Madison
126 South Hamilton Street
Madison, WI 53703

**Re: Letter of Intent for Proposed Development
The Cosmos Project – 801 East Washington Avenue**

Dear Commission Members:

Gebhardt Development, LLC is pleased to present the enclosed materials as part of a Land Use and Design Review submittal to the Plan Commission and the Urban Design Commission for the third project in Gebhardt's redevelopment of the former Don Miller car dealership parcels on East Washington Avenue, including The Constellation on the 700 North Block and The Galaxie on the 800 North Block.

This letter of intent is for a resubmittal of the Land Use and Urban Design Commission applications for the eight-story version of The Cosmos Project at 801 East Washington Avenue. The Urban Design Commission previously reviewed and granted Initial Approval for the four-story version of the project on November 30, 2016. The Plan Commission reviewed and approved the four-story version on December 12, 2016.

Project Summary

The Cosmos Project includes 4 stories / approximately 43,400 square feet of retail and office space at the corner of East Washington Avenue and South Livingston Street, 2 stories (with a total height of approximately 32 feet) / approximately 9,500 square feet of retail and office space at the corner of East Main Street and South Livingston Street, 2 stories / approximately 40,025 square feet for an entertainment venue on South Livingston Street, and an additional 4 stories / approximately 60,000 square feet of office space above the entertainment venue.

The entertainment venue will be owned and operated by Frank Productions and will include a capacity of up to 2,500 people for live music and other types of entertainment. The Cosmos and The Spark will share a landscaped mid-block plaza, and The Cosmos will also include rooftop outdoor landscaped areas for use by tenants and guests. Gebhardt is seeking conditional use

approval for general retail, food and related goods sales, restaurant, tavern, outdoor eating/drinking areas, concert hall, and height exceeding district standards for The Cosmos.

Existing Site Conditions

This site currently includes 2.01 acres of vacant surface parking area bounded by East Washington Avenue, South Livingston Street and East Main Street extending 264.74 feet to the northeast. The internal site boundaries will be reorganized via a certified survey map (CSM) to divide the site into two parcels, one owned by Gebhardt Development and one owned by American Family Insurance. On the East Washington Capitol Gateway Corridor Plan, the site is shown as part of Block 12, sub blocks A and B. This site is currently zoned TE Traditional Employment. With conditional use approval under this zoning designation, The Cosmos will comply with current zoning.

Access to the site is provided by East Washington Avenue, South Livingston Street and East Main Street. The site is also served by Madison Metro routes 6, 14, 15, 25, 27, 29, 37, 56 and 57.

Project Layout

The project is located within Urban Design District No. 8 along the East Washington Capitol Gateway Corridor in Sub Blocks 12a & b. The project as currently designed meets established requirements or permissible variations for building height, façade height, minimum/maximum setback, and minimum stepback.

The South Livingston Street setback varies between 5 and 15 feet (the District standard is 0-10 feet, but the Commission can allow for a greater setback to allow for the articulation of long building facades or the development of additional usable open public spaces). The Livingston Street setbacks are proposed to allow for articulation of the long building façade, allow for the development of additional usable open space and accommodate an existing utility easement.

The building is two stories along East Main Street (3-5 stories are required unless greater floor heights are provided). The proposed minimum 18' ground floor and minimum 14' second floor height exceed average required story heights and have an overall height meeting the three-story height requirements.

Proposed trash areas are enclosed or screened and bike parking is shown dispersed through the site. Selections related to exterior materials, landscaping, lighting and other elements are intended to comply with design district guidelines. The project design is intended to be consistent with design district guidelines, as provided below.

Project Objectives and Benefits

The Project will benefit the City of Madison in the following ways:

- Revitalizing the western half of the 800 South Block of East Washington Avenue and providing a catalyst for further redevelopment on the south side of the street.

- Providing additional employment opportunities to the area by activating unused commercial property and adding substantial amounts of office, retail and other commercial space to the employment corridor.
- Improving pedestrian access to and circulation around the site by upgrading existing sidewalks and adding landscaping areas.
- Substantially increasing the property tax base on the block by placing currently exempt property on the tax rolls and constructing substantial improvements on the property.

Project Data

<u><i>Location:</i></u>	801 East Washington Avenue
<u><i>Building Sq. Ft.:</i></u>	Approximately 161,750 sq. ft.
<u><i>Start Construction:</i></u>	Approximately February 2017
<u><i>Complete Construction:</i></u>	Approximately February 2018
<u><i>Type of Building:</i></u>	Commercial (retail, restaurant, office and concert venue)
<u><i>Land Area:</i></u>	Approximately 1.17 acres (51,123 sq. ft.)
<u><i>Vehicle Parking:</i></u>	Approximately 275 vehicle parking spaces to be provided in the parking ramp to be constructed by the City pursuant to a Development Agreement between the City, Gebhardt and American Family.
<u><i>Bicycle Parking:</i></u>	Approximately 226 bicycle spaces distributed throughout the site in traditional racks, vertical racks adjacent to the plaza area, shared racks with The Spark, and an interior bike room. The bicycle parking requirement is further reduced by the availability of public bicycle parking in the new parking ramp, the proximity of the site to a primary transit corridor, and different times of peak use for the concert venue.
<u><i>Site Access:</i></u>	East Washington Ave., South Livingston St., East Main St.
<u><i>Lot Coverage:</i></u>	43,454 sq. ft. (85.0%)
<u><i>Usable Open Space:</i></u>	7,669 sq. ft. (15.0%)
<u><i>Hours of Operation:</i></u>	Approximately 10:00 a.m.-10:00 p.m. Monday through Sunday (retail/restaurant) / approximately 7:00 a.m.-6:00 p.m. Monday through Friday (office) / approximately 5:00

p.m.-Midnight (concert venue), subject to variations based on tenant requirements or venue requirements.

Project Financial Information

Value of Land: The land is currently assessed as commercial exempt property.

Estimated Project Cost: Approximately \$12 million

Number of Construction & Full-time Equivalent Jobs on Site: Approximately 200 construction jobs and 200 full-time equivalent office, retail and restaurant jobs.

Public Subsidy Requested: None.

Urban Design District Standards

1. Building Height

- a. The proposed street level facade height of 4 stories/60 feet complies with the District requirements along East Washington Avenue of a minimum/maximum height of 3-5 stories/29-63 feet.
- b. The proposed street level facade height of 2 stories/32 feet complies with the District requirements along East Main Street of a minimum/maximum height of 3-5 stories/29-63 feet.
- c. The proposed building height of 8 stories/116 feet complies with the maximum building height of 12 stories/147 feet along East Washington Avenue and 8 stories/99 feet along East Main Street (with the potential for 2 bonus stories for a total of 10 stories/123 feet).

2. Building Location and Orientation

- a. The Project addresses East Washington Avenue, East Main Street and South Livingston Street with commercial entrances facing these primary streets.
- b. Project entrances adequately connect to public sidewalks.
- c. The primary building entrances will be visually enhanced with features to increase pedestrian interaction with the project.

3. Setback and Stepback

- a. Proposed setbacks of 15 feet along East Washington Avenue and East Main Street are in compliance with District requirements. The proposed setback along South Livingston Street varies between 5-15 feet (the District standard is 0-10 feet, but the Commission can allow for a greater setback to allow for the articulation of long building facades or the development of additional usable open public spaces).
- b. Proposed building setbacks on East Washington Avenue, East Main Street and South Livingston Street meet the District minimum requirement of 15 feet.

4. Parking and Service Areas; Circulation

- a. Off-street parking for the project will be provided through an agreement with the City for the new city ramp to be constructed directly across from the project on East Main Street and South Livingston Street.
- b. Service entries such as the loading docks for the concert venue are primarily located at the back of the project along East Main Street and will not be visible from the primary building facades along East Washington Avenue, South Livingston Street and the southwest corner of East Main Street.
- c. The entry drive is perpendicular to the respective connecting street.
- d. A loading zone is being provided off-street at the East Main Street driveway. This loading zone does not impede pedestrian movement along East Main Street and will allow trucks to completely park on the project site and not encroach on the sidewalk or terrace.

5. Landscaping and Open Space

- a. Landscaping along East Washington Avenue, East Main Street and South Livingston Street will contain canopy trees and plantings appropriate for an urban project. Street furniture such as benches, bike racks and trash receptacles will be provided.
- b. The shared plaza with The Spark building will be extensively landscaped to provide a unique experience for occupants and visitors of the two projects.
- c. Rooftop features will be partially landscaped to provide a comfortable and attractive rooftop setting for building occupants.

6. Site Lighting and Furnishings

- a. The Project will have adequate but not excessive pedestrian-level lighting and accent lighting where appropriate, designed to complement the character of the building. Building signage will include appropriate lighting to provide proper direction to building users.
- b. Full cut-off light fixtures will be used to illuminate the site.

7. Building Massing and Articulation

- a. The building mass respects and compliments views identified on the Views and Vista Map in the Downtown Plan.
- b. The Project will have unique, primary design elements on the first floor facing East Washington Avenue, South Livingston Street and East Main Street. Secondary design elements from levels two through four will define the office and concert venue portions of the project. The office tower above the fourth floor will include compatible yet distinct design features.
- c. The ground level of the commercial areas facing East Washington Avenue, South Livingston Street and East Main Street will have increased visual interest by way of storefront glazing, canopies, signage and landscape features.
- d. Rooftop equipment will be screened with parapet walls or vegetation, or located inside the building below the tower element.

8. Materials and Colors

- a. High-quality, durable, low-maintenance exterior building materials will be used including brick, cementitious siding, metal wall panel and/or storefront glazing.
- b. Colors and building textures will be consistent with surrounding properties and are typical for urban projects.

9. Windows and Entrances

- a. No clear existing window and door pattern exists around the Project. The rhythm shown in the commercial and residential uses will be typical and appropriate for an urban project.
- b. At least 40-60% of the ground floor exterior of the commercial spaces will be dedicated to windows. All windows on the ground floor of the Project will be transparent and unobstructed.
- c. The commercial entrances will be uniquely defined and clearly discernible to the public from the street.

10. Signage

Signage will be integrated with the Project's architecture. Colors and low-level lighting will be selected to coordinate with the building façade and enhance the character of the Project.

Project Team

Developer: Gebhardt Development, LLC
222 North Street
Madison, WI 53704
Project Representative: Lee Christensen
Phone: (608) 209-7568
Email: lee@gebhardtdevelopment.com

Architect: Strang, Inc.
6411 Mineral Point Road
Madison, WI 53705
Project Representative: Rick Gilbertsen
Phone: (608) 276-9201
Email: rgilbertsen@strang-inc.com

Civil: Professional Engineering
818 North Meadowbrook Lane
Waunakee, WI 53597
Project Representative: Roxanne Johnson
Phone : (608) 849-9378
Email: rjohnson@pe-wi.com

Landscape: VierbicherAssociates
999 Fourier Drive, Suite 201
Madison, WI 53717
Project Representative: Suzanne Vincent
Phone : (608) 826-0532
Email: svin@vierbicher.com

Land Use: Husch Blackwell LLP
33 East Main Street, Suite 300
Madison, WI 53703
Project Representative: Angela Black
Phone : (608) 255-4440
Email: angela.black@huschblackwell.com

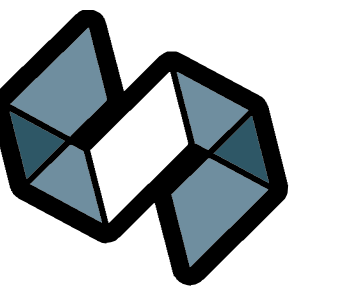
We look forward to presenting these materials to you and seeking your approval of this proposal to revitalize and enhance this portion of the Capitol East District corridor.

Sincerely,



Otto C. Gebhardt, III

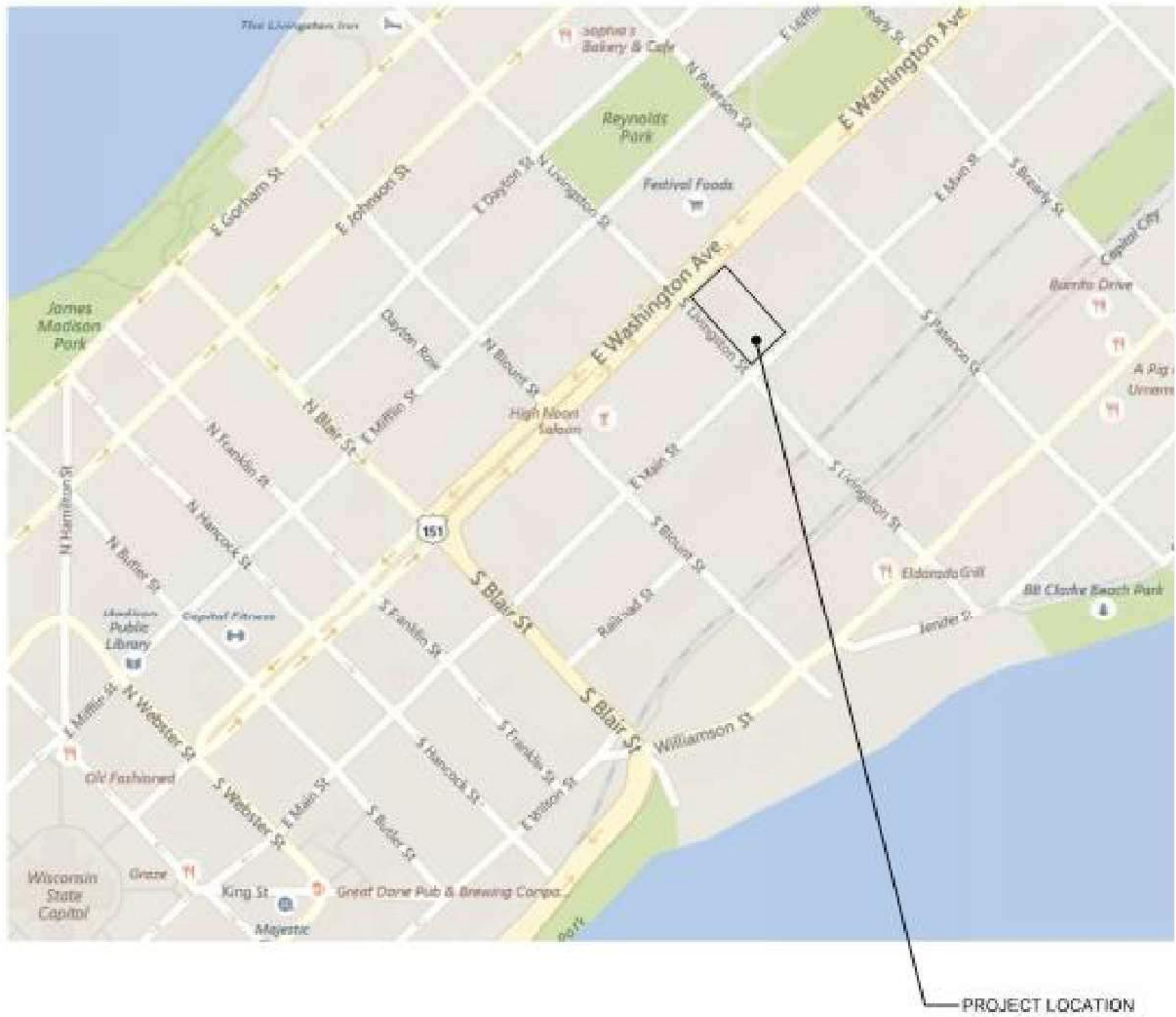
cc: (all via email)
Marsha Rummel, District 6 Alderperson
Natalie Erdman, Director of Planning, Community and Economic Development
Heather Stouder, Planning Division Director
Tim Parks, Planning Division
Al Martin, Planning Division
Matt Tucker, Zoning Administrator



STRANG

**ARCHITECTURE
ENGINEERING
INTERIOR DESIGN**

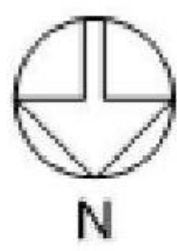
STRANG, INC.
6411 MINERAL POINT ROAD
MADISON, WI 53705-4395



THE COSMOS PROJECT

SITE LOCATOR

SCALE: NTS



COPYRIGHT STRANG, INC.	2016
DATE	12-21-2016
PROJECT NO.	2016090
PROJECT TITLE	

**GEBHARDT
DEVELOPMENT -
THE COSMOS
PROJECT**

801 E. WASHINGTON AVENUE
MADISON, WISCONSIN 53703



VIEW FROM E. WASHINGTON AVE LOOKING NORTHEAST



VIEW FROM E. WASHINGTON AVE LOOKING SOUTHWEST



ALLEY AT ADJOINING PROPERTY LINE



VIEW FROM E. MAIN ST. LOOKING NORTHWEST



VIEW FROM E. MAIN ST. LOOKING NORTHEAST



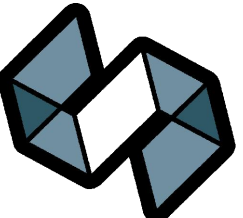
VIEW FROM E. MAIN ST. LOOKING NORTH

SITE PHOTOS



eppstein uhen : architects

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Milwaukee, Wisconsin 53202
telephone 414.271.5350
madison 309 West Johnson Street, Suite 202
Madison, Wisconsin 53703
telephone 608.442.5350



STRANG

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(608) 276 - 9200



etc design studio
330 West Lakeside Street
Madison, WI 53715
608.358.6344



818 N Meadowbrook Ln
Waunakee, WI 53597
(608) 849-9378

PROJECT INFORMATION

COSMOS -
THE SPARK
PROJECTS

800 E WASHINGTON AVE
MADISON, WI



ISSUANCE AND REVISIONS

UDC Submittal (Revised)

#	DATE	DESCRIPTION
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SHEET INFORMATION

PROGRESS DOCUMENTS
NOT FOR CONSTRUCTION

These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and should not be used for final bidding or construction-related purposes.

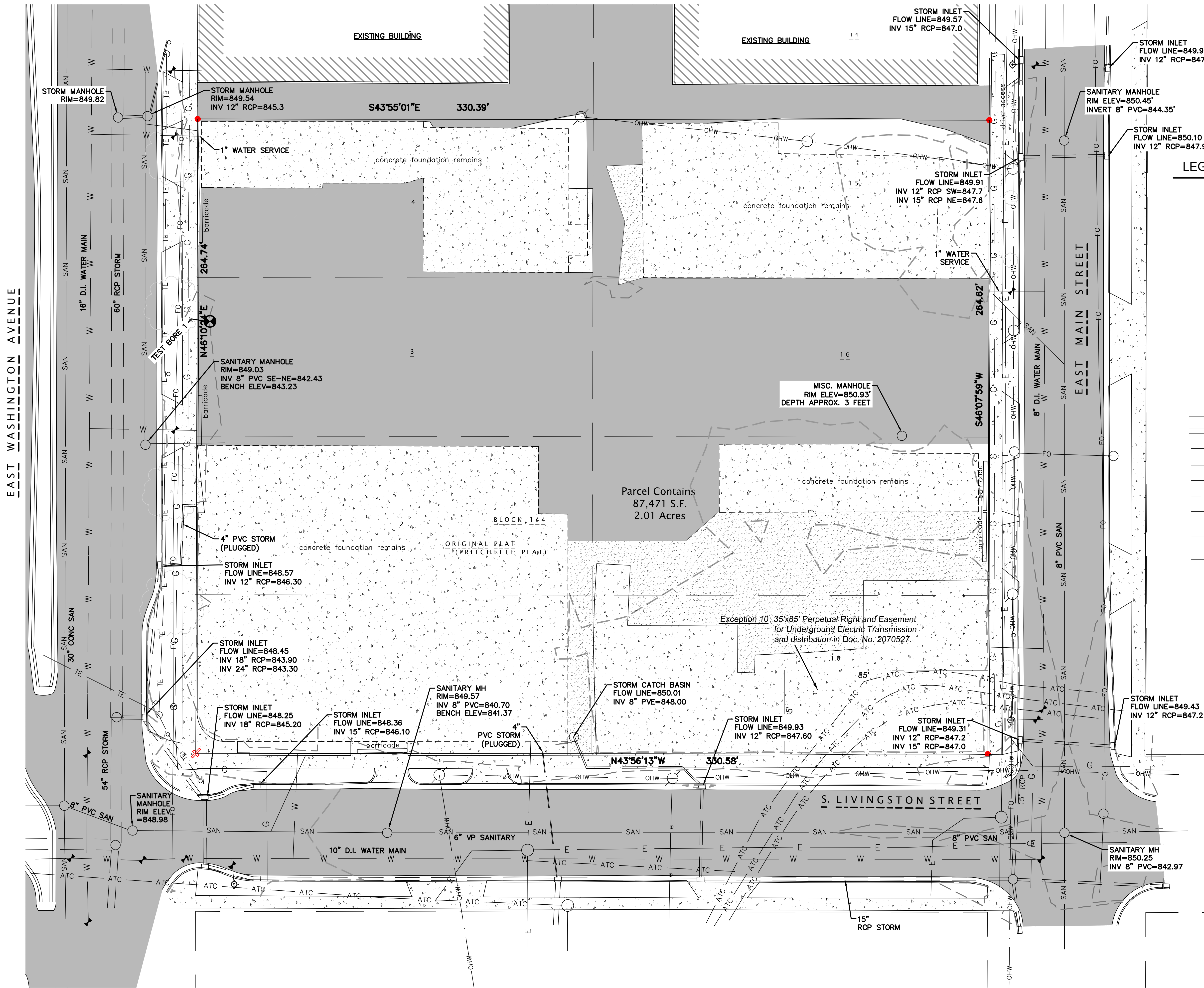
PROJECT MANAGER RJ

PROJECT NUMBER 1249

DATE 12-21-16

EXISTING
CONDITIONS

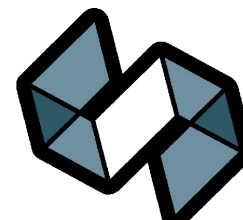
C100





eppstein uhen : architects

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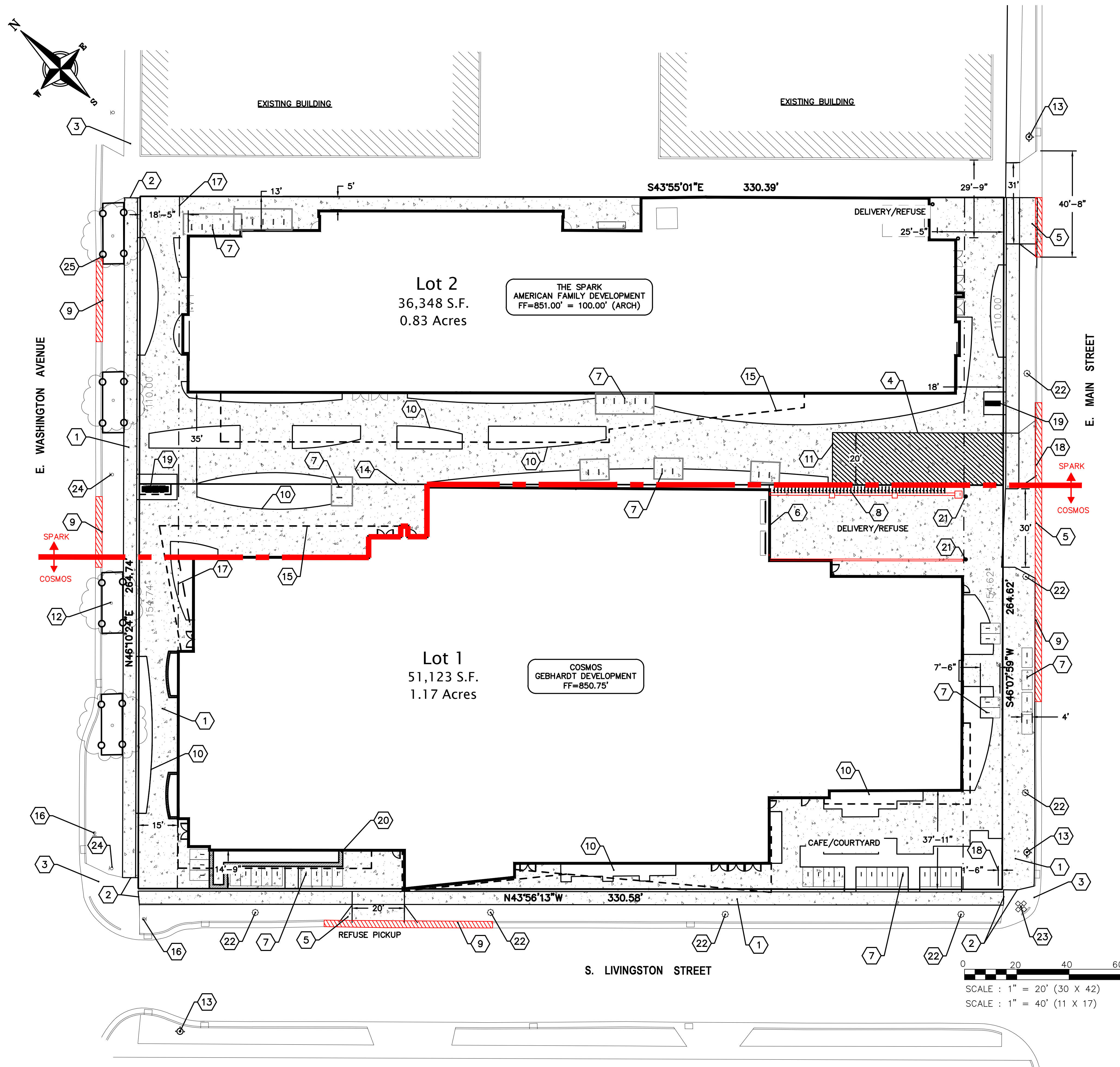
PROJECT MANAGER RJ

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DATE 12-21-16

SITE PLAN

C200



PLAN KEY

- 1 CONCRETE SIDEWALK, TYP.
- 2 MATCH EXISTING SIDEWALK, TYP.
- 3 EXISTING SIDEWALK TO REMAIN, TYP.
- 4 SIDEWALK TO BE 7" THICK IN FIRELANE SECTION
- 5 NEW DRIVEWAY APPROACH SHALL BE IN ACCORDANCE WITH CITY STANDARDS
- 6 LOADING DOCK
- 7 BICYCLE RACK (58 TOTAL STALLS), TYP.
- 8 VERTICAL BICYCLE RACK (50 TOTAL STALLS), TYP.
- 9 EXISTING DRIVEWAY TO BE ABANDONED IN ACCORDANCE WITH CITY STANDARDS W/ CURB REPLACED & TERRACE RESTORED
- 10 LANDSCAPE AREA, TYP. SEE LANDSCAPE PLANS
- 11 FIRE LANE
- 12 EX TREE, TYP.
- 13 EXISTING FIRE HYDRANT
- 14 PROPOSED LOT LINE
- 15 CANOPY/UPPER FLOOR OVERHANG, TYP.
- 16 EXISTING STOP LIGHT
- 17 15' BUILDING SETBACK
- 18 ROLL CURB TO BE PROVIDED FOR FIRE LANE ENTRANCE
- 19 MONUMENT SIGN
- 20 LANDSCAPE PLANTER, SEE LANDSCAPE PLAN
- 21 BOLLARD
- 22 PEDESTRIAN LIGHT (10' HIGH POLE)
- 23 STREET LIGHT (30' HIGH POLE)
- 24 EXISTING STREET LIGHT
- 25 TREE PROTECTION, TYP.

PAVEMENT KEY

- CONCRETE
- FIRE LANE

SITE INFORMATION

SITE ADDRESS: 800 EAST WASHINGTON AVENUE

SITE ACREAGE TOTAL:
LOT 1: 51,123 SQ. FT. (1.17 ACRES)
LOT 2: 36,348 SQ. FT. (0.83 ACRES)

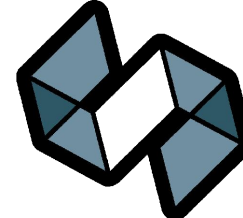
LOT COVERAGE:
LOT 1: 43,454 SQ. FT. (85% IMPERVIOUS, INCLUDES VEGETATED ROOF)
LOT 2: 31,822 SQ. FT. (88% IMPERVIOUS)

NUMBER OF BIKE PARKING STALLS:
LOT 1: 226 STALLS
(58 TRADITIONAL, 50 VERTICAL, 60 INTERIOR, 8 IN RIGHT-OF-WAY, & 50 SHARED IN PLAZA AREA)
LOT 2: 43 STALLS



eppstein uhen : architects

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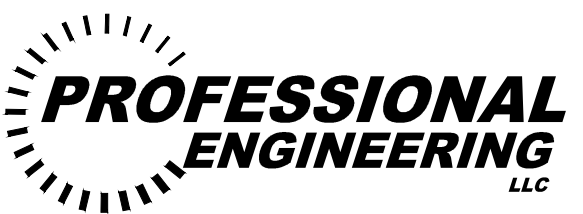


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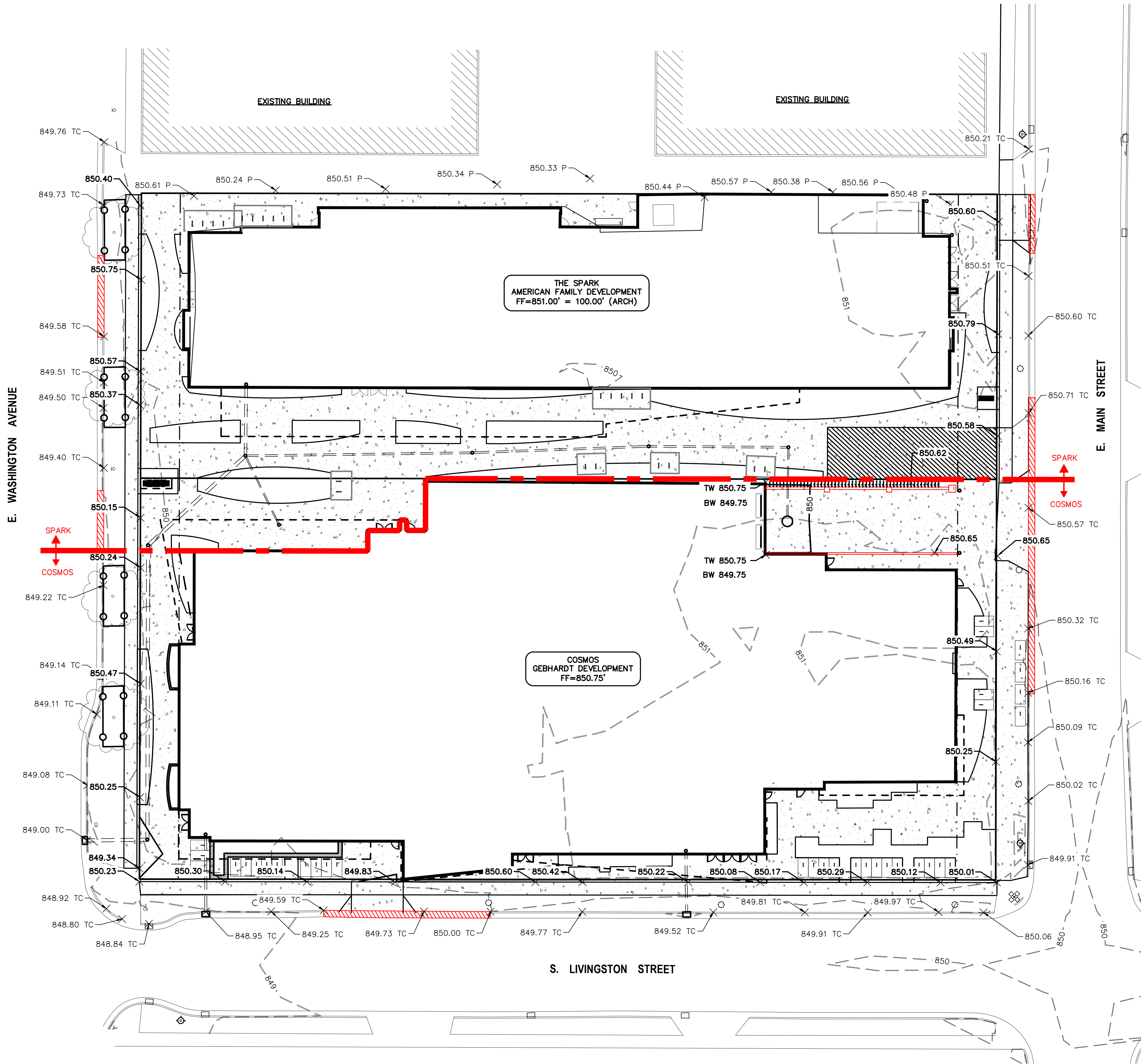
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GRADING PLAN

C300

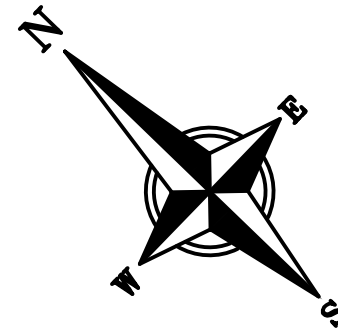


GRADING NOTES

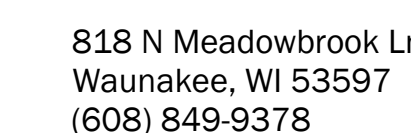
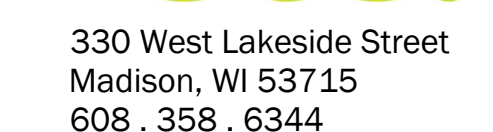
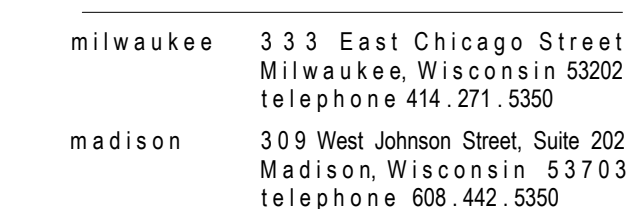
1. ALL WORK IN THE RIGHT OF WAY SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY ISSUED PLANS.
2. ALL CONSTRUCTION TO BE IN ACCORDANCE WITH ALL CITY STANDARDS AND SPECIFICATIONS.
3. CONTRACTOR SHALL CALL DIGGERS HOTLINE PRIOR TO ANY CONSTRUCTION.
4. ALL MATCHING PAVEMENT AND STORM SEWER ELEVATIONS SHALL BE VERIFIED IN THE FIELD TO ALLOW FOR PROPER DRAINAGE.
5. CONTOUR AND SPOT ELEVATIONS SHOWN ARE FINISH GRADE ELEVATIONS.
6. ALL LAWN AND PLANTING AREAS WHICH HAVE BEEN COMPACTED DUE TO CONSTRUCTION SHALL BE LOOSENEED PRIOR TO ADDITION OF TOPSOIL.

GRADING LEGEND

- EXISTING CONTOUR
- PROPOSED CONTOUR
- 800.00 TC TOP OF CURB ELEVATION
- 800.00 TW TOP OF RETAINING WALL ELEVATION
- 800.00 BW BOTTOM OF RETAINING WALL ELEVATION
- 800.00 SPOT ELEVATION



0 20 40 60
SCALE : 1" = 20' (30 X 42)
SCALE : 1" = 40' (11 X 17)



PROJECT INFORMATION

COSMOS - THE SPARK PROJECTS

800 E WASHINGTON AVE
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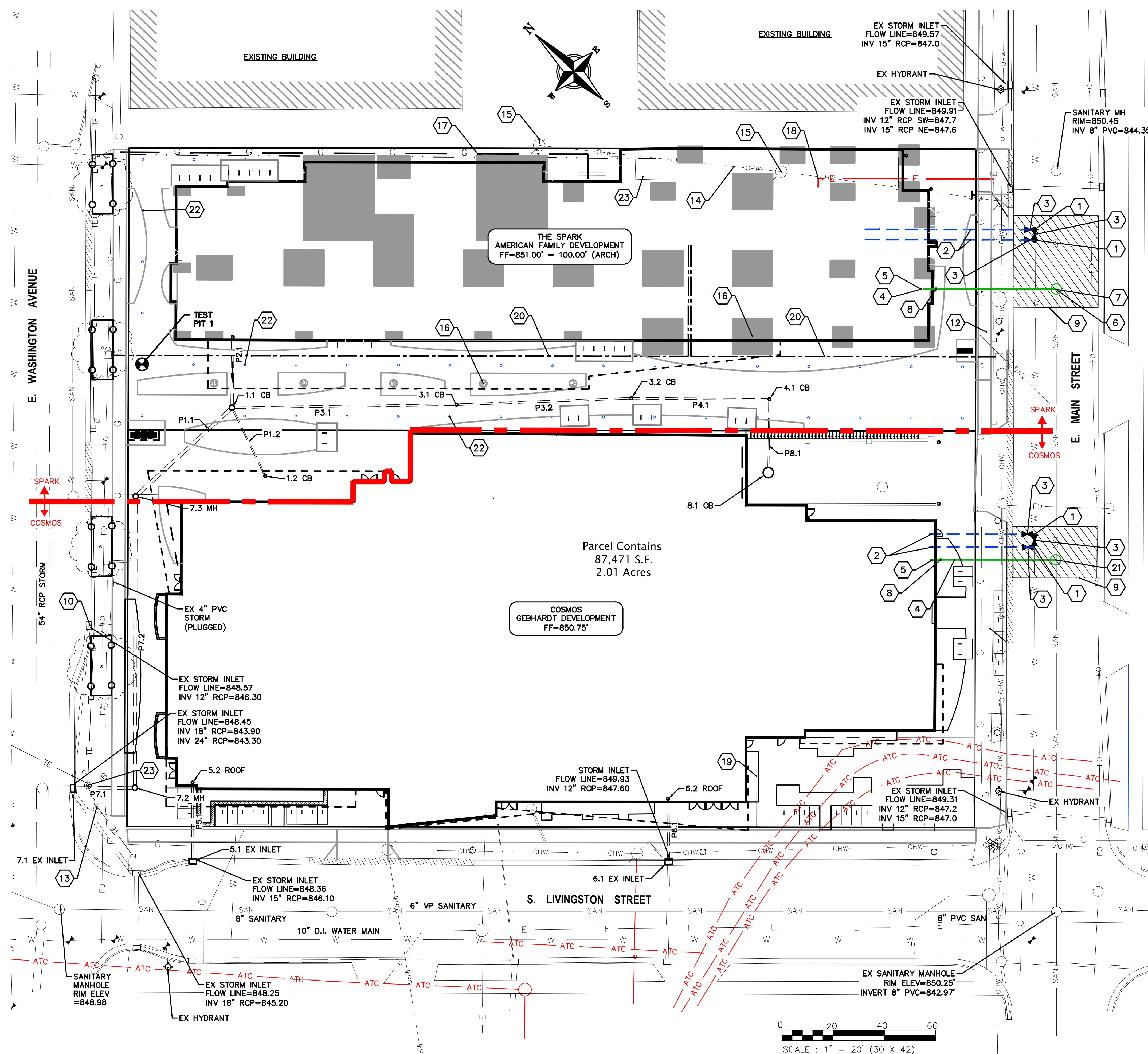
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UTILITY PLAN

C400

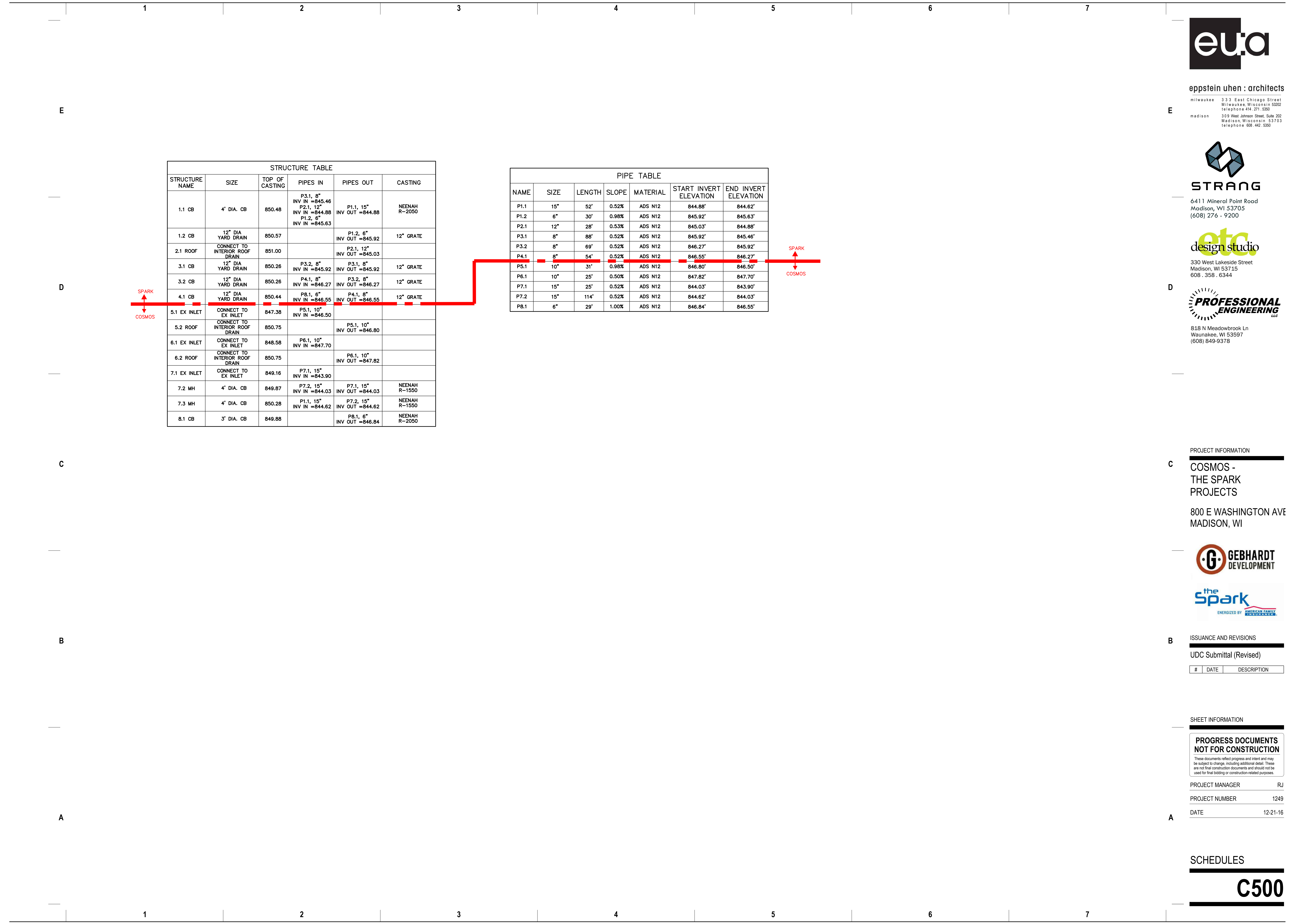


PLAN KEY

- 1 CONNECT TO EXISTING WATER MAIN WITH 8"X8"X8" CUT-IN TEE. COORDINATE INSTALLATION WITH MADISON WATER UTILITY
- 2 8" WATER SERVICE
- 3 8" VALVE
- 4 8" SANITARY LATERAL @ 0.52% MIN. SLOPE
- 5 8" SANITARY INV=844.50'. EXTEND 5 FEET INTO BUILDING
- 6 SANITARY MANHOLE PER CITY REQUIREMENTS, RIM=850.45, INVERT=844.13
- 7 RAINWATER HOLDING TANK
- 8 SEE PLUMBING PLANS FOR CLEAN OUT LOCATION
- 9 UTILITY PATCH PER CITY REQUIREMENTS
- 10 CONNECT TO EXISTING STORM SEWER INLET PER CITY STANDARDS
- 11 CONNECT TO ROOF DRAIN. COORDINATE WORK WITH PLUMBING CONTRACTOR.
- 12 EXISTING 1" WATER SERVICE TO BE ABANDONED
- 13 EXISTING LIGHT POLE
- 14 EXISTING OVERHEAD ELECTRICAL TO BE RELOCATED
- 15 EXISTING POWER POLE TO BE REMOVED
- 16 FOOTING CAP OR FOUNDATIONS
- 17 GAS SERVICE, COORDINATE LOCATION WITH MG&E
- 18 ELECTRIC SERVICE, COORDINATE LOCATION WITH MG&E
- 19 EXCEPTION 10: 35'X85' PERPETUAL RIGHT AND EASEMENT FOR UNDERGROUND ELECTRIC TRANSMISSION AND DISTRIBUTION IN DOC. NO. 2070527.
- 20 TELECOM 4" FIBER/COPPER CONDUIT, COORDINATE LOCATION WITH AT&T
- 21 SANITARY MANHOLE, RIM=850.53, INVERT=843.63
- 22 GEO-EXCHANGE WELL, TYP
- 23 INSTALL STORM UNDER TRAFFIC ENGINEERING VAULT

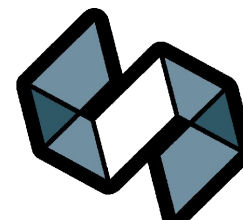
UTILITY NOTES

1. CONTRACTOR SHALL CALL DIGGERS HOTLINE PRIOR TO ANY CONSTRUCTION, ALL EXISTING UTILITIES SHOWN ON THE PLAN ARE APPROXIMATE AND WERE FIELD LOCATED FROM GROUND MARKING OR BASED OFF OF CITY UTILITY RECORDS. THE LOCATIONS ARE SHOWN FOR INFORMATIONAL PURPOSES ONLY AND SHOULD BE FIELD VERIFIED PRIOR TO CONSTRUCTION.
2. ALL SITE UTILITY WORK SHALL BE DONE IN ACCORDANCE WITH THE CITY STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, LATEST ADDITION.
3. CONTRACTOR SHALL OBTAIN ALL NECESSARY PLUGGING/CONNECTION PERMITS FROM THE CITY PRIOR TO ANY UTILITY WORK. CONTRACTOR TO NOTIFY THE PUBLIC WORKS DEPARTMENT A MINIMUM OF 48 HOURS BEFORE CONNECTING TO PUBLIC UTILITIES.
4. PRIOR TO CONSTRUCTION, CONTRACTOR SHALL OBTAIN A STREET OPENING PERMIT FOR ANY WORK TO BE DONE WITHIN THE RIGHT-OF-WAY.
5. RESTORATION OF PAVEMENT, CURB & GUTTER, AND SIDEWALK WITHIN THE STREET RIGHT OF WAY IS CONSIDERED INCIDENTAL AND SHALL BE INCLUDED IN THE COST OF THE UNDERGROUND IMPROVEMENTS.
6. ALL STORM SEWER PIPE TO BE SDR-35 PVC OR SCHEDULE 40 PVC AS NOTED.
7. CONTRACTOR SHALL CONFIRM CONNECTION ELEVATION GRADES OF ALL PIPES PRIOR TO BEGINNING CONSTRUCTION.
8. WATER MAIN SHALL BE DUCTILE IRON, CLASS 52.
9. SANITARY SEWER SERVICES SHALL BE SDR-35 PVC.
10. ANY PERSON WHO INSTALLS A NONCONDUCTIVE WATER OR SEWER LATERAL MUST ALSO INSTALL A LOCATION WIRE OR OTHER EQUALLY EFFECTIVE MEANS FOR DETERMINING THE LOCATION OF THE LATERAL. METHOD SHALL BE APPROVED BY THE CITY.
11. CONTRACTOR TO COORDINATE NEW, RELOCATED AND/OR ABANDONED GAS, ELECTRIC, TELEPHONE, AND CABLE WITH APPROPRIATE UTILITY COMPANIES.
12. UTILITIES SERVING PROPOSED BUILDINGS SHALL BE STUBBED INTO THE PROPOSED BUILDING(S) A MIN. OF 5' AND STAKED.
13. ALL WATER MAIN PIPE AND FITTINGS SHALL BE INSTALLED TO A MIN. DEPTH OF COVER OF 6.5'. AFTER REGARDING, EXISTING WATER MAIN PIPE WHICH DOES NOT MEET THIS REQUIREMENT SHALL BE INSULATED.
14. STORM SEWERS WHICH CROSS AN ACTIVE SEWER OR WATER MAIN OR LATERAL SHALL HAVE A MINIMUM CLEAR VERTICAL CLEARANCE OF THREE (3) FEET. CROSSINGS WITH LESSER VERTICAL CLEARANCE SHALL BE PROTECTED FROM FROST DAMAGE BY PLACEMENT OF 2-INCH THICK POLYSTYRENE BOARD INSULATION.
15. BUILDING PLUMBER SHALL VERIFY SIZE, SLOPE, AND EXACT LOCATION OF PROPOSED SANITARY LATERALS AND WATER SERVICES PRIOR TO INSTALLATION.



eppstein uhen : architects

milwaukee 333 East Chicago Street
Milwaukee, Wisconsin 53202
telephone 414.271.5350
madison 309 West Johnson Street, Suite 202
Madison, Wisconsin 53703
telephone 608.442.5350



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6411 Mineral Point Road
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etc studio
330 West Lakeside Street
Madison, WI 53715
608.358.6344



818 N Meadowbrook Ln
Waunakee, WI 53597
(608) 849-9378

PROJECT INFORMATION

COSMOS -
THE SPARK
PROJECTS

800 E WASHINGTON AVE
MADISON, WI



ISSUANCE AND REVISIONS

UDC Submittal (Revised)

#	DATE	DESCRIPTION
---	------	-------------

SHEET INFORMATION

PROGRESS DOCUMENTS
NOT FOR CONSTRUCTION

These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and should not be used for final bidding or construction-related purposes.

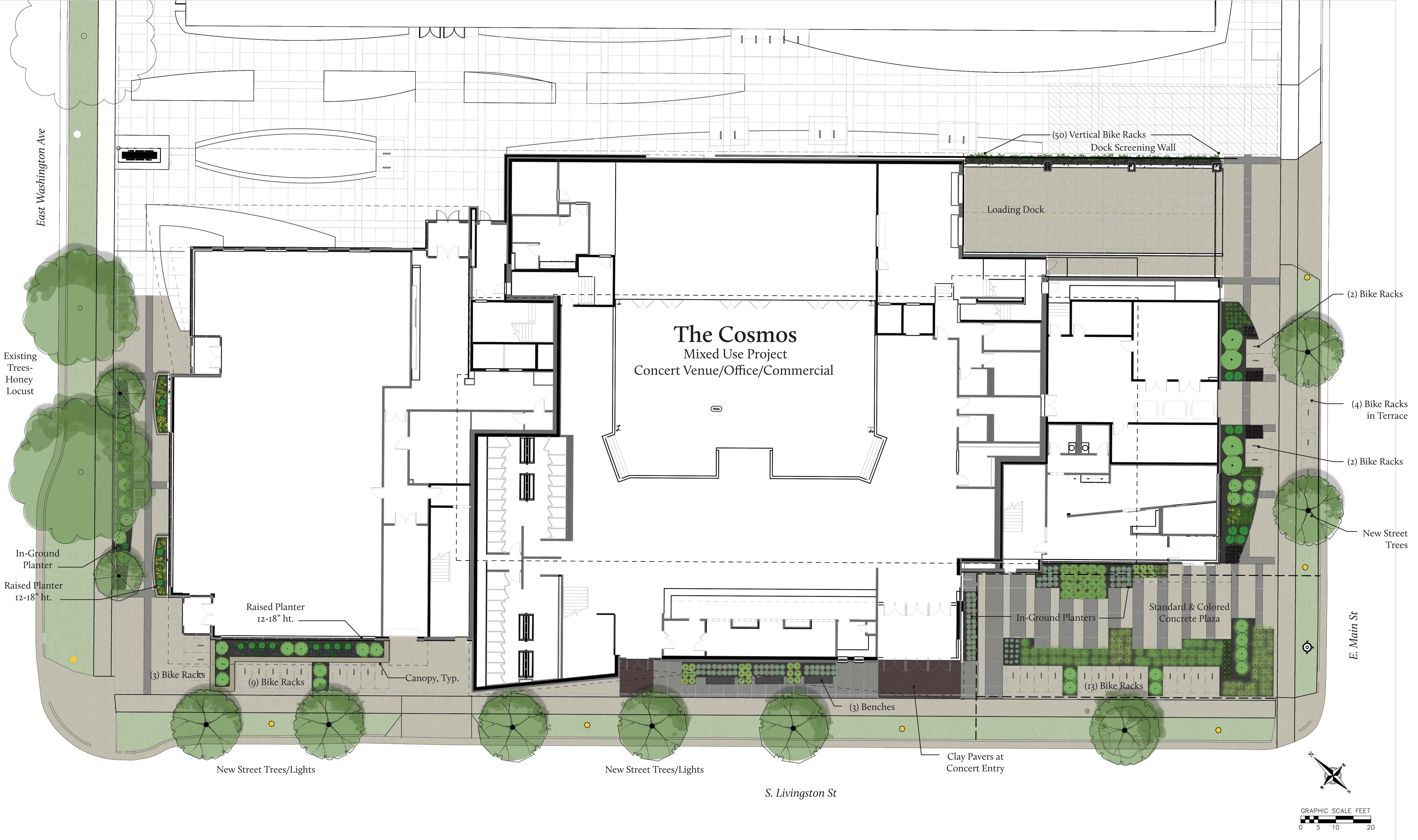
PROJECT MANAGER RJ

PROJECT NUMBER 1249

DATE 12-21-16

SCHEDULES

C500



SITE PLAN Urban Design Commission 12.21.2016





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DATE	12-21-2016
PROJECT NO.	2016090
PROJECT TITLE	

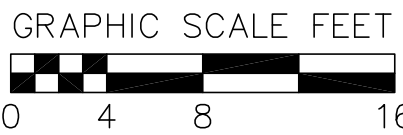
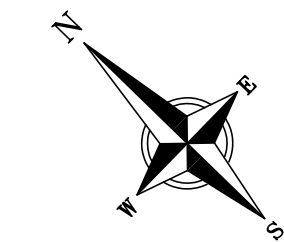
GEBHARDT
DEVELOPMENT -
THE COSMOS
PROJECT

801 E. WASHINGTON AVENUE
MADISON, WISCONSIN 53703

SHEET NAME
LANDSCAPE PLAN

SHEET NO.

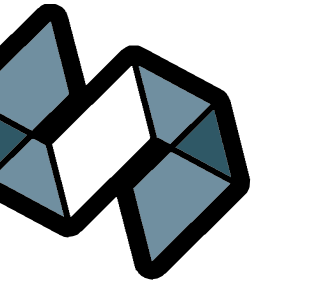
L101



PLANT SCHEDULE

DECIDUOUS TREES	BOTANICAL NAME / COMMON NAME	CONT	CAL	QTY
AFA	Acer x freemanii "Armstrong" / Armstrong Freeman Maple	B & B	2.5"Cal	2
GbPS	Ginkgo biloba "Princeton Sentry" / Princeton Sentry Ginkgo	B & B	2.5"Cal	4
GD	Gleditsia triacanthos "Draves" / Street Keeper Honey Locust	B & B	2.5"Cal	1
UxF	Ulmus x "Frontier" / American Elm	B & B	2.5"Cal	3
ANNUALS/PERENNIALS	BOTANICAL NAME / COMMON NAME	SIZE	FIELD2	QTY
ar	Ajuga reptans "Bronze Beauty" / Bronze Beauty Bugleweed	4" pot		196
hxsd	Hemerocallis x "Stella de Oro" / Stella de Oro Daylily	4" pot		129
pvs	Paricum virgatum "Shenandoah" / Shenandoah Red Switch Grass	1 gal		66
pt	Parthenocissus tricuspidata / Boston Ivy	1 gal		18
ss	Scirpachyrium scoparium / Little Bluestem Grass	1 gal		111
sp	Sporobolus heterolepis / Prairie Dropseed	4" pot		81
DECIDUOUS SHRUBS	BOTANICAL NAME / COMMON NAME	SIZE	FIELD2	QTY
Ca	Cotoneaster apiculatus / Cranberry Cotoneaster	3 gal		27
Sm	Syringa meyeri "Pallidin" / Dwarf Korean Lilac	5 gal		4
VcC	Viburnum carlesii "Compactum" / Korean Spice Viburnum	3 gal		3
EVERGREEN SHRUBS	BOTANICAL NAME / COMMON NAME	SIZE	FIELD2	QTY
Js	Juniperus sabina "Blue Forest" / Blue Forest Juniper	3 gal		8
To	Thuja occidentalis "Danica" TM / Danica Globe Cedar	5 gal		16

GENERAL NOTES:
1. FINAL STREET TREE SPECIES SELECTION AND PLACEMENT TO BE DETERMINED IN COORDINATION WITH CITY FORESTER.
2. UNPAVED STREET TERRACES TO BE SODDED WITH TURF SOD.
3. NEW STREET LIGHTING TO MATCH ESTABLISHED CITY DESIGN. FINAL LIGHT QUANTITIES AND PLACEMENT TO BE DETERMINED BY CITY PUBLIC WORKS STAFF.
4. SITE PAVING TO BE STANDARD COLOR, BROOM FINISHED CONCRETE UNLESS OTHERWISE SPECIFIED.
5. ALL GROUND MOUNTED BIKE RACKS TO BE POST AND RING RACK (PAR) BY MADRAX/GRABER MANUFACTURING, IN GROUND MOUNT, WITHOUT BALL CAP, GALVANIZED FINISH. INSTALL PER CITY OF MADISON RACK SPACING GUIDELINES (AS SHOWN ON PLAN). VERTICAL BIKE RACKS TO BE SPORTWORKS VERTICAL WALL MOUNT RACK OR SIMILAR.



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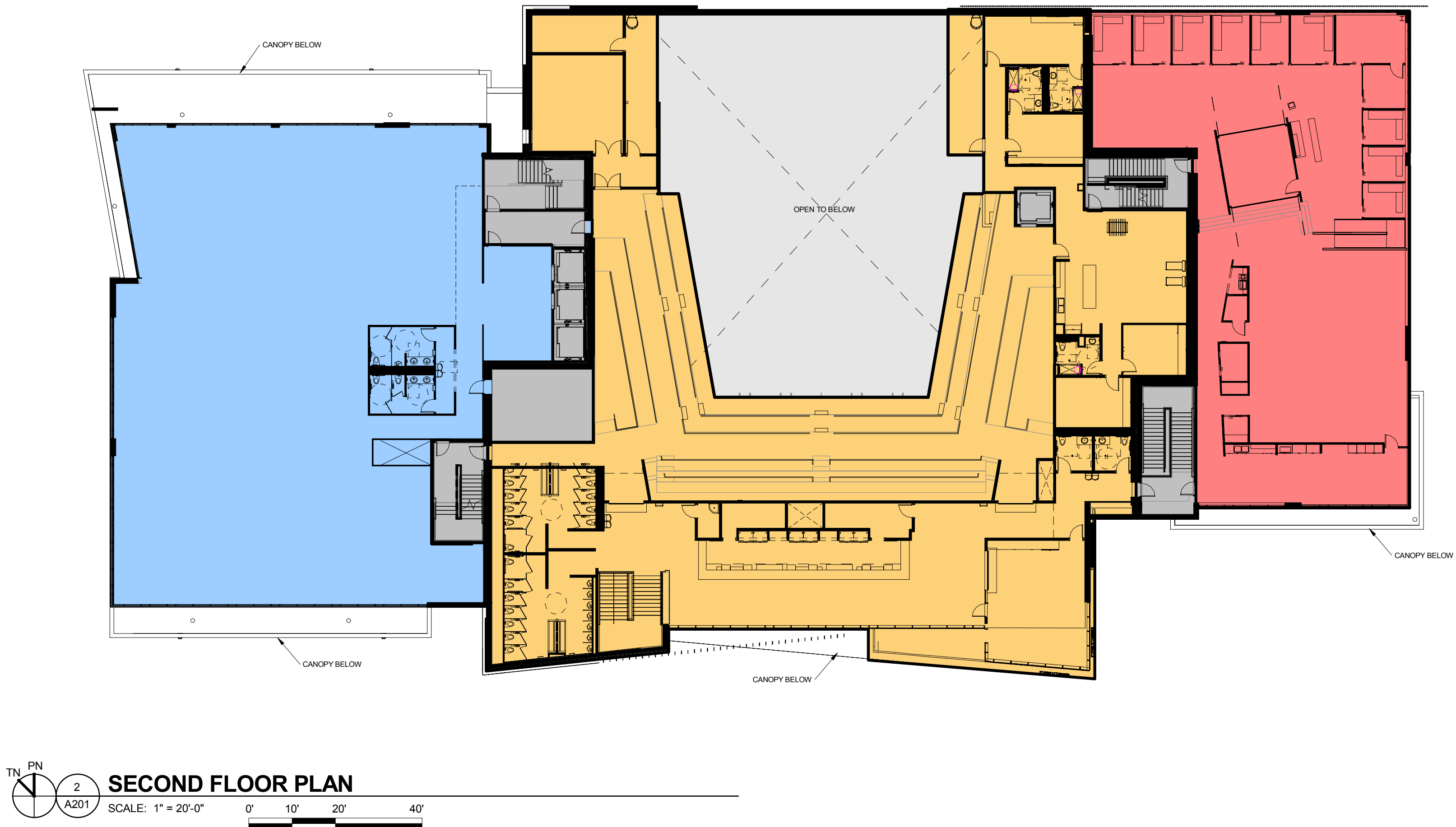
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MADISON, WI 53705-4395

1



FIRST FLOOR PLAN
SCALE: 1" = 20'-0"
0' 10' 20' 40'

2



SECOND FLOOR PLAN
SCALE: 1" = 20'-0"
0' 10' 20' 40'

LEGEND	
	FRANK PRODUCTIONS MUSIC VENUE
	RETAIL
	OFFICES
	LOADING DOCKS, STAIRS, ELEVATORS, MECHANICAL, ELECTRICAL, PLUMBING

DESIGN
DEVELOPMENT

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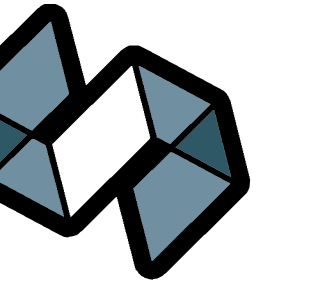
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SHEET NAME
FLOOR PLANS

SHEET NO.

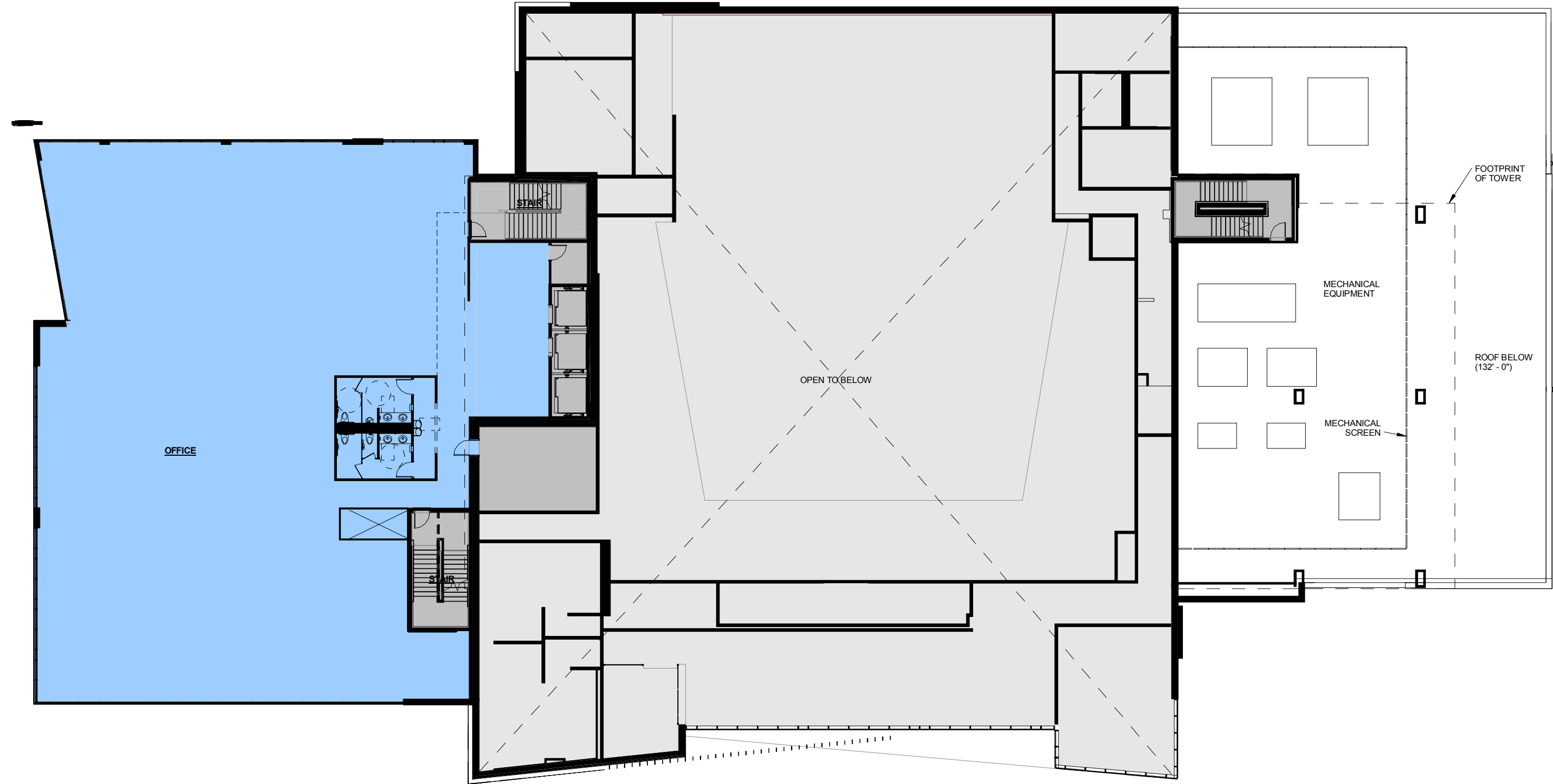
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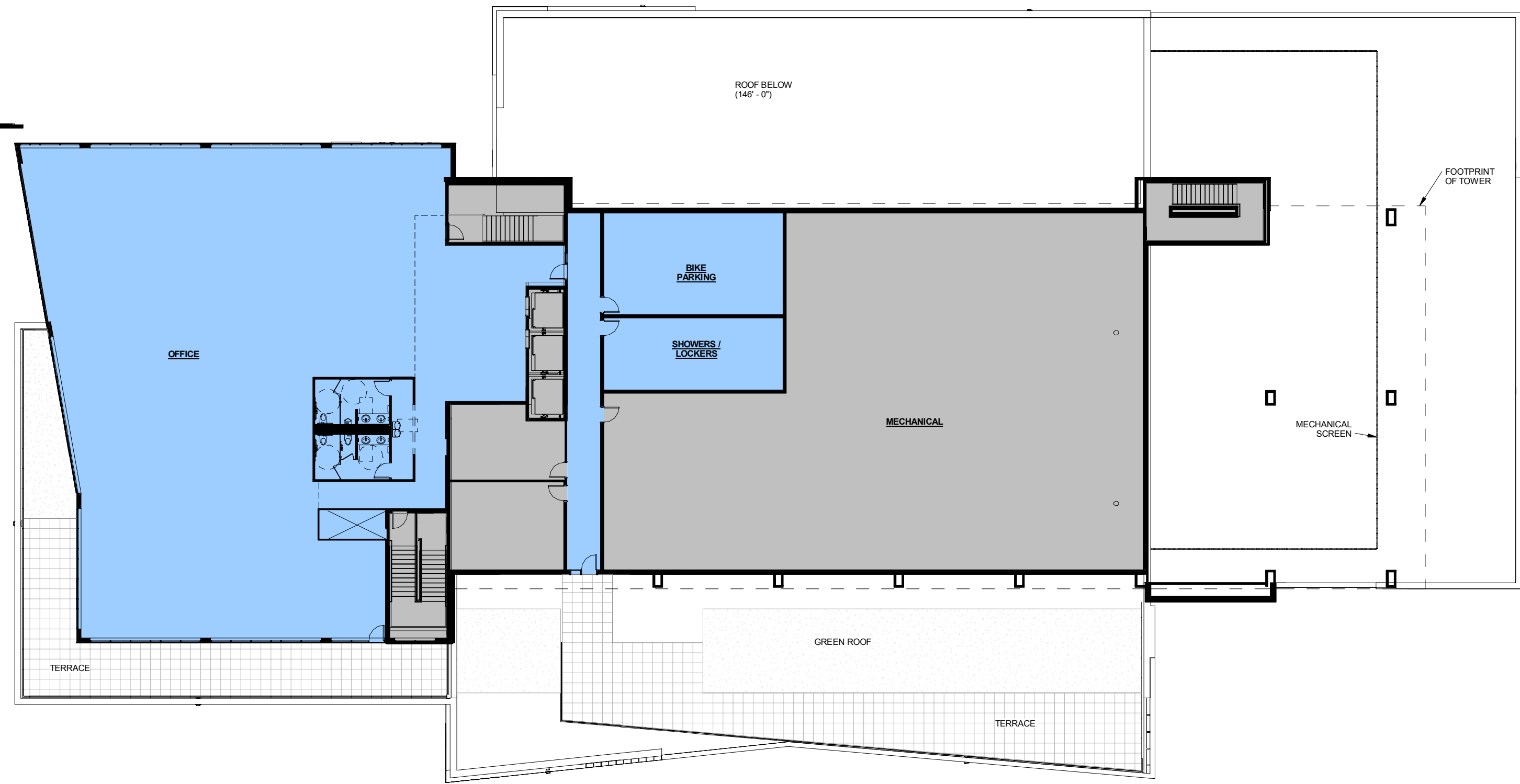
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INTERIOR DESIGN

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MADISON, WI 53705-4395



3

THIRD FLOOR PLAN
SCALE: 1" = 20'-0"
0' 10' 20' 40'



4

FOURTH FLOOR PLAN
SCALE: 1" = 20'-0"
0' 10' 20' 40'

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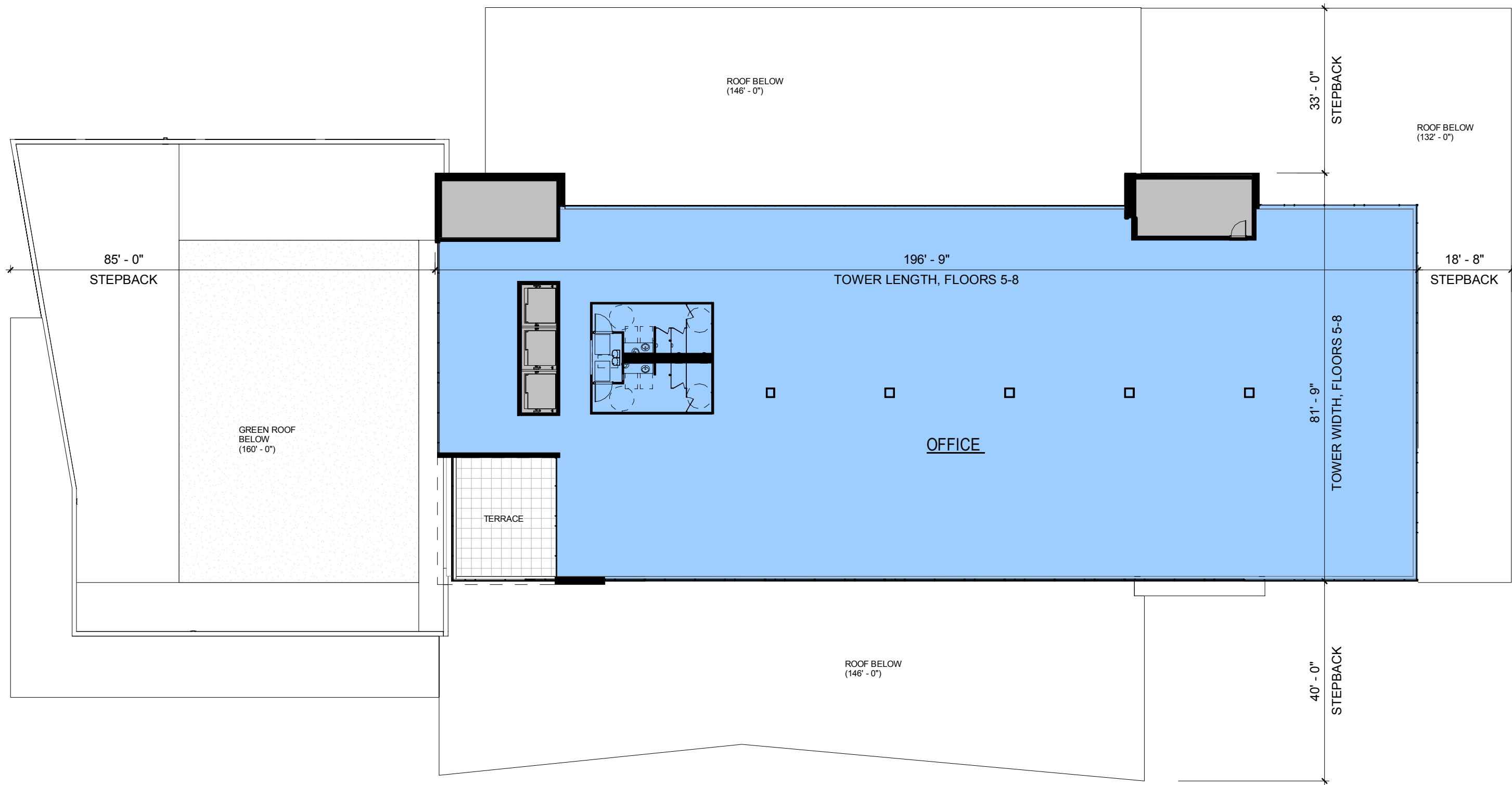
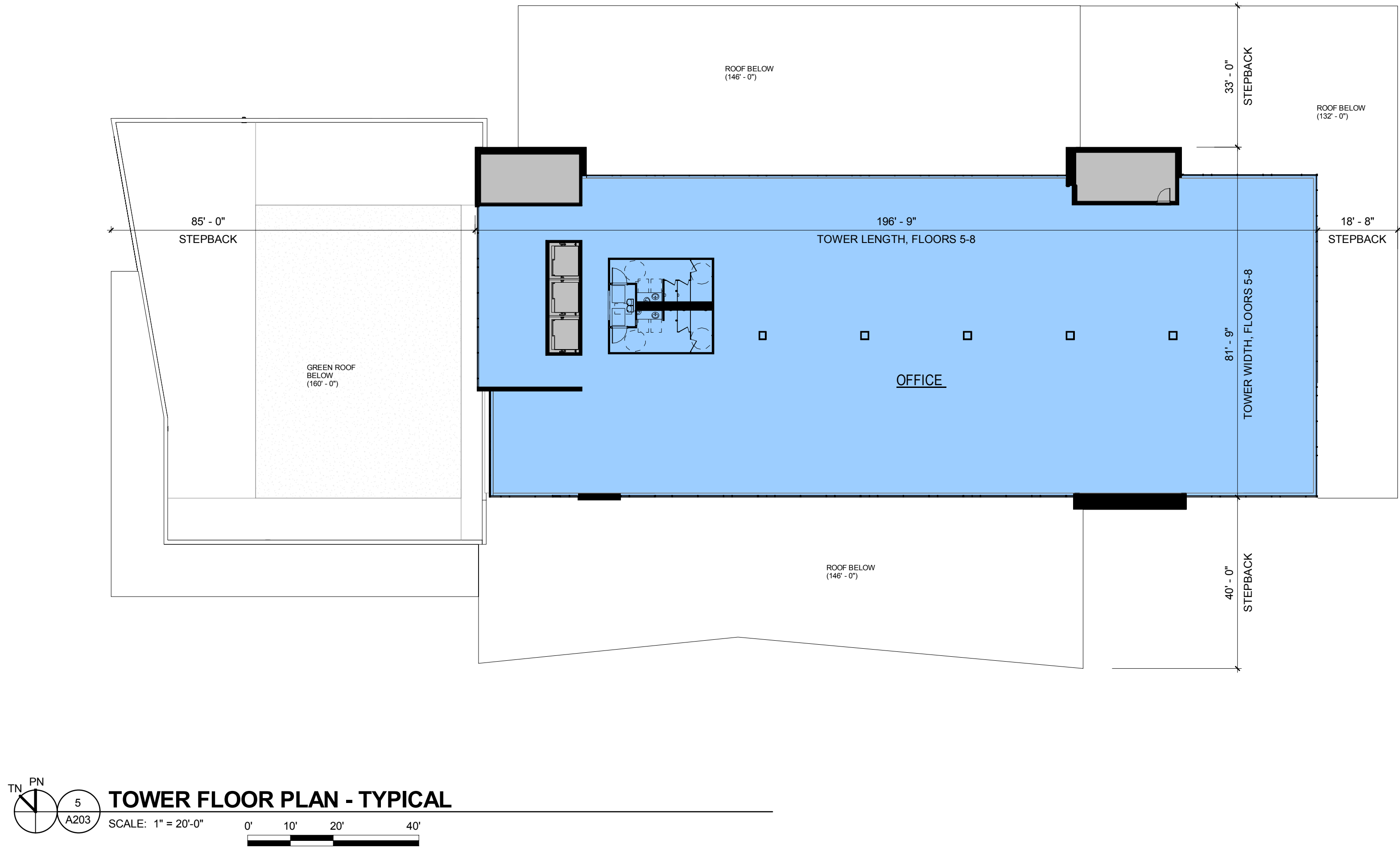
SHEET NAME
FLOOR PLANS

SHEET NO.

A202

LEGEND	
	FRANK PRODUCTIONS MUSIC VENUE
	RETAIL
	OFFICES
	LOADING DOCKS, STAIRS, ELEVATORS, MECHANICAL, ELECTRICAL, PLUMBING

5, 6, 7



TOWER FLOOR PLAN - 8
SCALE: 1" = 20'-0"
0' 10' 20' 40'

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DEVELOPMENT

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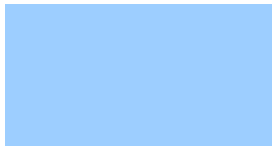

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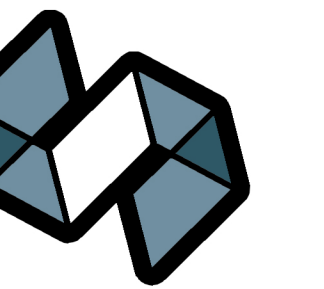
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SHEET NAME
FLOOR PLANS

SHEET NO.
A203

LEGEND	
	FRANK PRODUCTIONS MUSIC VENUE
	RETAIL
	OFFICES
	LOADING DOCKS, STAIRS, ELEVATORS, MECHANICAL, ELECTRICAL, PLUMBING



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801 E. WASHINGTON AVENUE
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SHEET NAME

EXTERIOR
ELEVATIONS
(TOWER
ALTERNATE)

SHEET NO.

A401(T)

LEGEND

- EXPOSED CAST CONCRETE (RUBBED FINISH)
- EXPOSED PRECAST CONCRETE (TEXTURED FINISH)
- UTILITY BRICK
- COMPOSITE METAL PANEL
- FIBER CEMENT
- WEATHERING STEEL
- GLASS, TRANSPARENT (G-1)
- GLASS, COLORED (G-2)

1 E. WASHINGTON AVE. (NORTH) ELEVATION - TOWER ALTERNATE
SCALE: 3/32" = 1'-0"

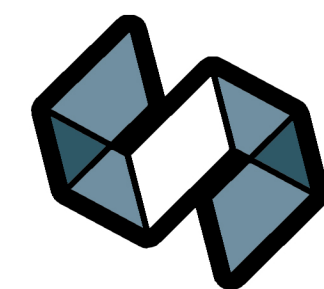
2 S. LIVINGSTON ST. (WEST) ELEVATION - TOWER ALTERNATE
SCALE: 3/32" = 1'-0"





1 E. MAIN ST. (SOUTH) ELEVATION - TOWER ALTERNATE
SCALE: 3/32" = 1'-0"

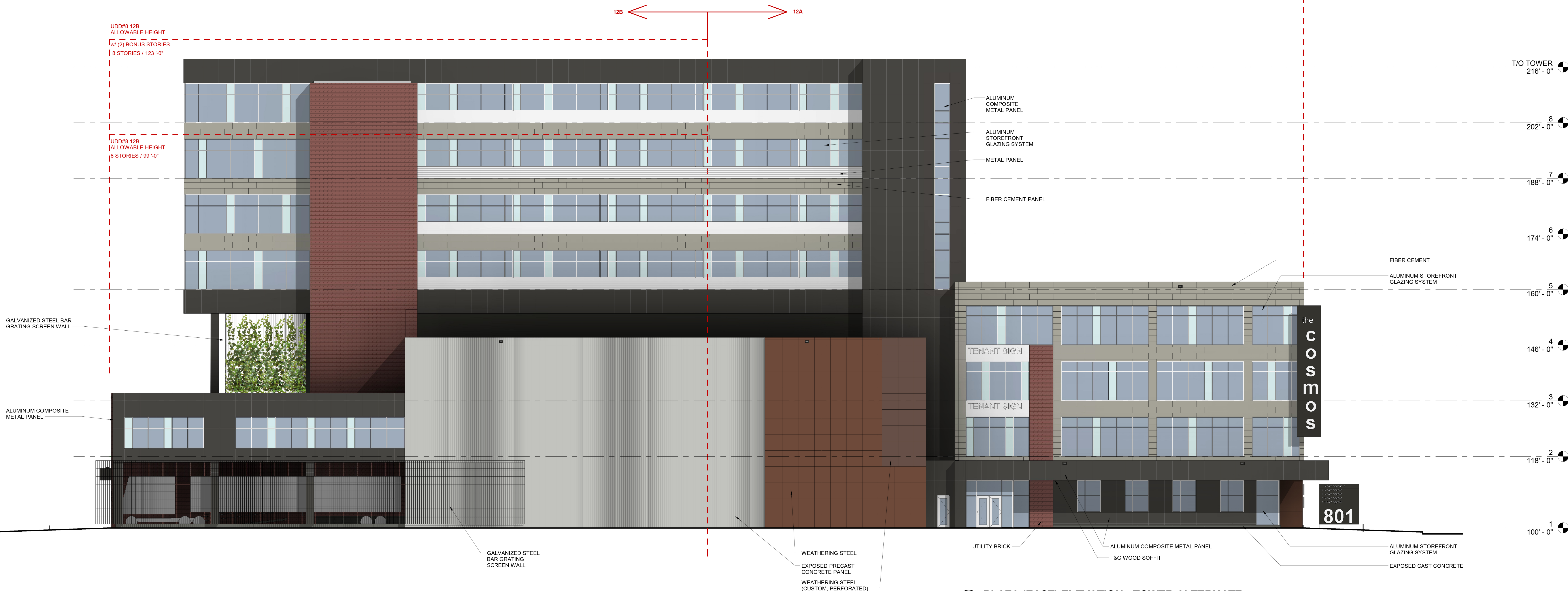
- LEGEND**
- EXPOSED CAST CONCRETE (RUBBED FINISH)
 - EXPOSED PRECAST CONCRETE (TEXTURED FINISH)
 - UTILITY BRICK
 - COMPOSITE METAL PANEL
 - FIBER CEMENT
 - WEATHERING STEEL
 - GLASS, TRANSPARENT (G-1)
 - GLASS, COLORED (G-2)



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2 PLAZA (EAST) ELEVATION - TOWER ALTERNATE
SCALE: 3/32" = 1'-0"

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SHEET NAME
**EXTERIOR
ELEVATIONS
(TOWER
ALTERNATE)**

SHEET NO.

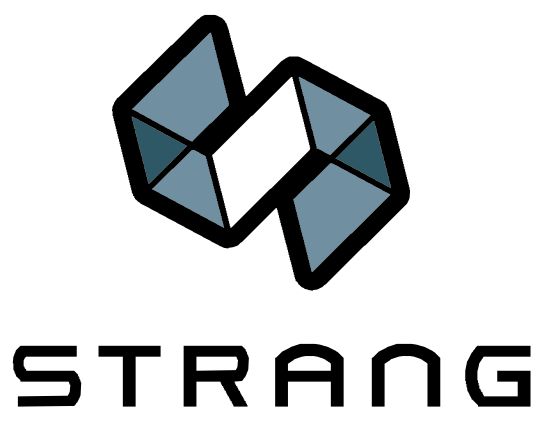
A402(T)



VIEW FROM N. LIVINGSTON / E. WASHINGTON AVE. (LOOKING SOUTH)



VIEW FROM E. WASHINGTON AVE. (LOOKING EAST)



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PROJECT TITLE	

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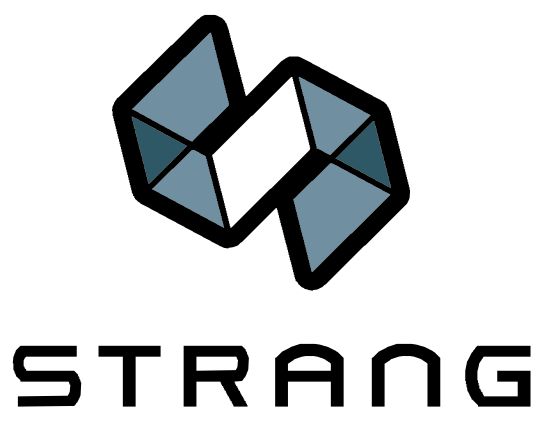
SHEET NAME
EXTERIOR
VIEWS



VIEW FROM S. LIVINGSTON (LOOKING NORTH)



VIEW FROM E. MAIN ST. (LOOKING WEST)



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ENGINEERING
INTERIOR DESIGN

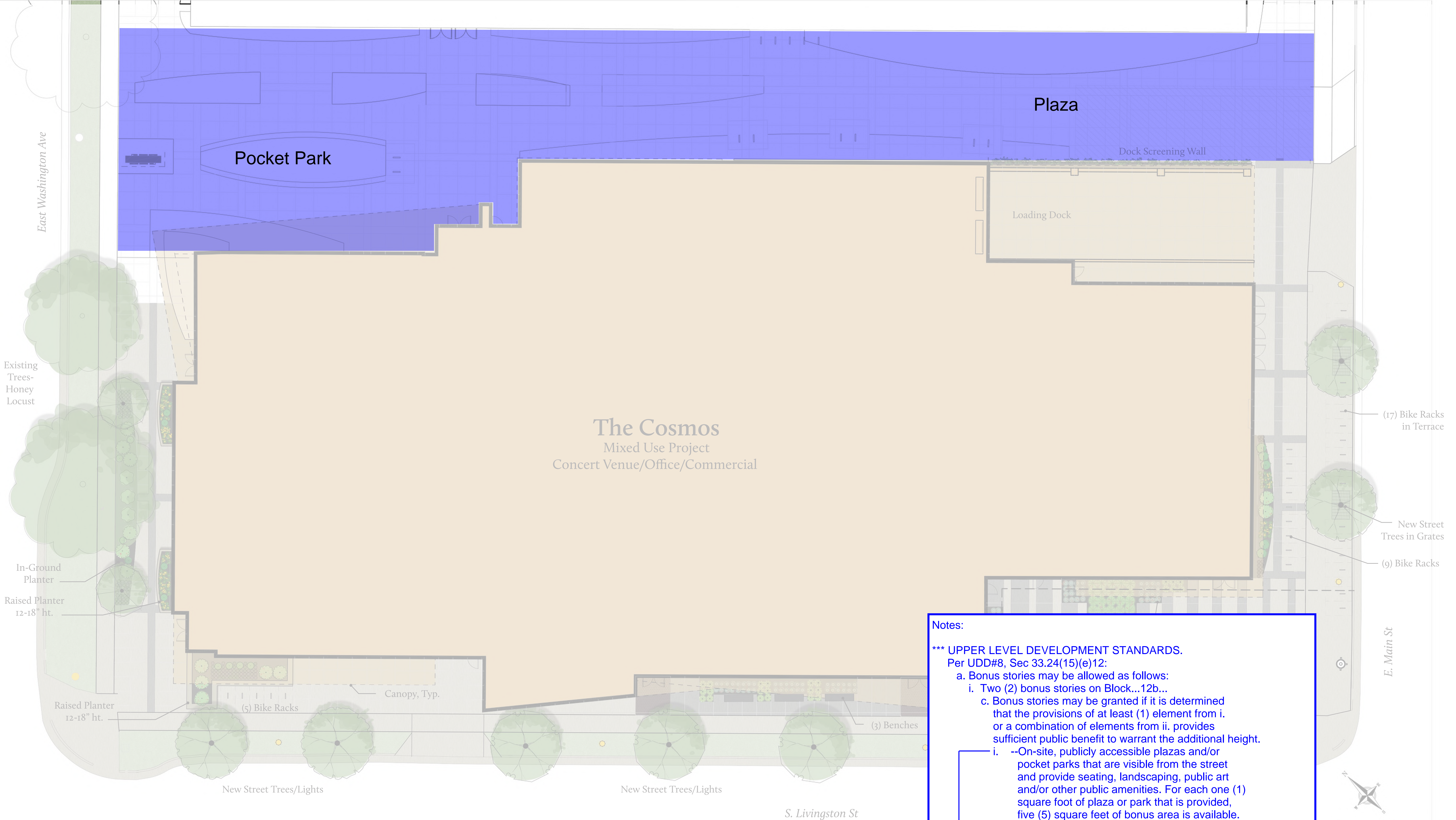
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MADISON, WI 53705-4395

DATE 12-21-2016
PROJECT NO. 2016090
PROJECT TITLE

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PROJECT

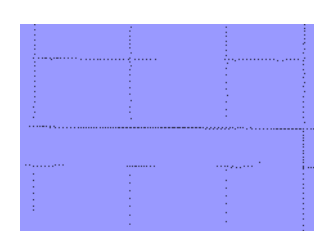
801 E. WASHINGTON AVENUE
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SHEET NAME
EXTERIOR
VIEWS



BONUS FLOORS / AREA DIAGRAM, CALCULATIONS, NOTES

LEGEND



Plaza / Pocket Park

Area: 14,370 sq. ft.

Notes:

*** UPPER LEVEL DEVELOPMENT STANDARDS.

Per UDD#8, Sec 33.24(15)(e)12:

- a. Bonus stories may be allowed as follows:
 - i. Two (2) bonus stories on Block...12b...
 - c. Bonus stories may be granted if it is determined that the provisions of at least (1) element from i. or a combination of elements from ii. provides sufficient public benefit to warrant the additional height.
 - i. --On-site, publicly accessible plazas and/or pocket parks that are visible from the street and provide seating, landscaping, public art and/or other public amenities. For each one (1) square foot of plaza or park that is provided, five (5) square feet of bonus area is available.
 - ii. --Mid-block and through-block public pedestrian, bike, and/or vehicular connections.
 - On-site, publicly accessible plazas and/or pocket parks that are visible from the street and provide seating, landscaping, public art and/or other public amenities. For each one (1) square foot of plaza or park that is provided, ten (10) square feet of bonus area is available.

The amount of shared Plaza and Pocket Park provided (shaded in the drawing above) will be 14,370 sq. ft. Half of this area - 7,185 sq. ft. - is considered part of The Cosmos project. This amounts to a potential for 35,925 sq. ft. of bonus area in The Cosmos project's floors that extend above Block 12B's height requirement on the basis of 5 sq. ft. available for every 1 sq. ft. provided.

Providing the Plaza and Pocket Park satisfies (1) element from i. in Sec. 33.24(15)(e)12.a.i.c.

Notes:

*** UPPER LEVEL DEVELOPMENT STANDARDS.
Per UDD#8, Sec 33.24(15)(e)12:
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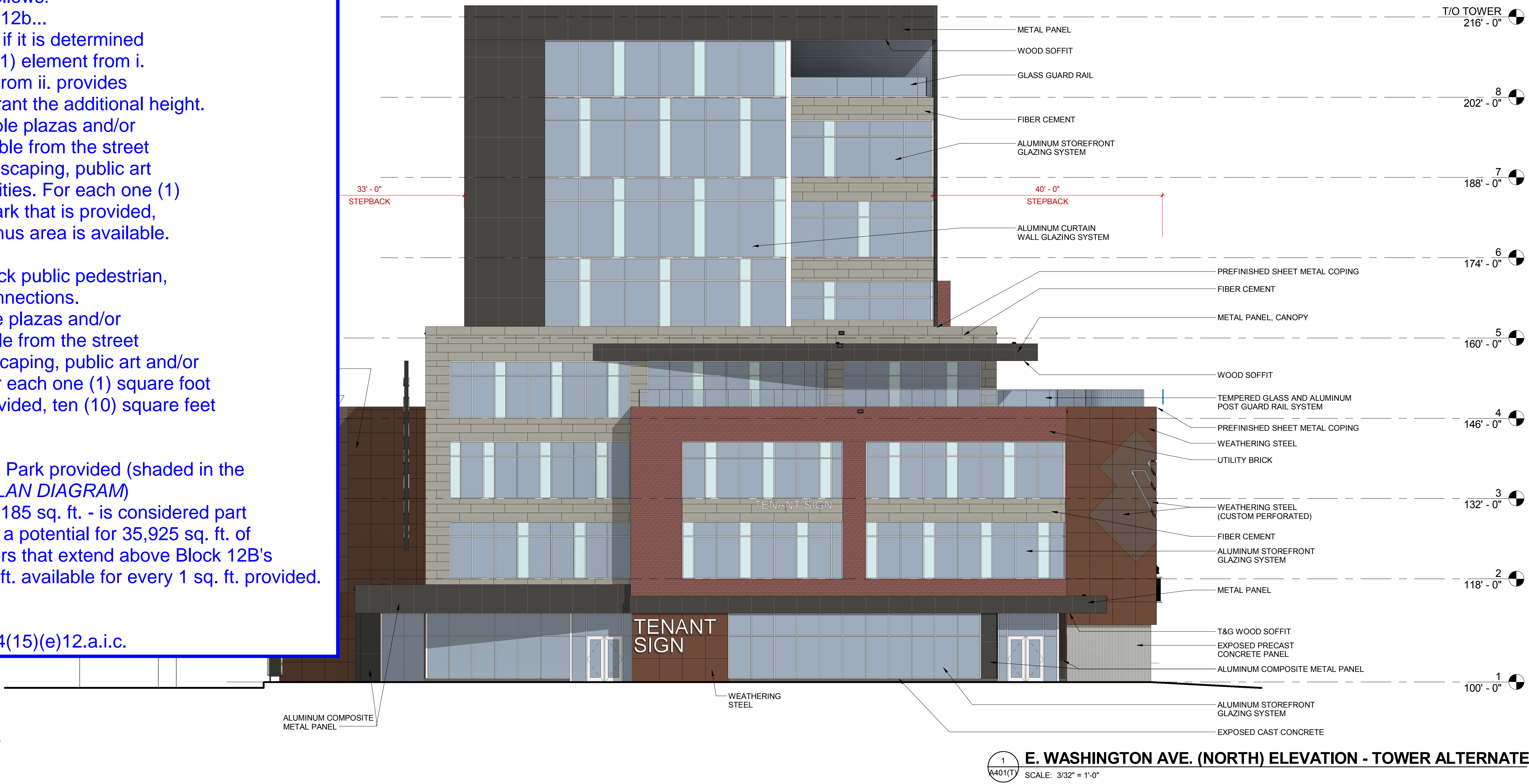
BONUS FLOORS / AREA
DIAGRAM, CALCULATIONS, NOTES



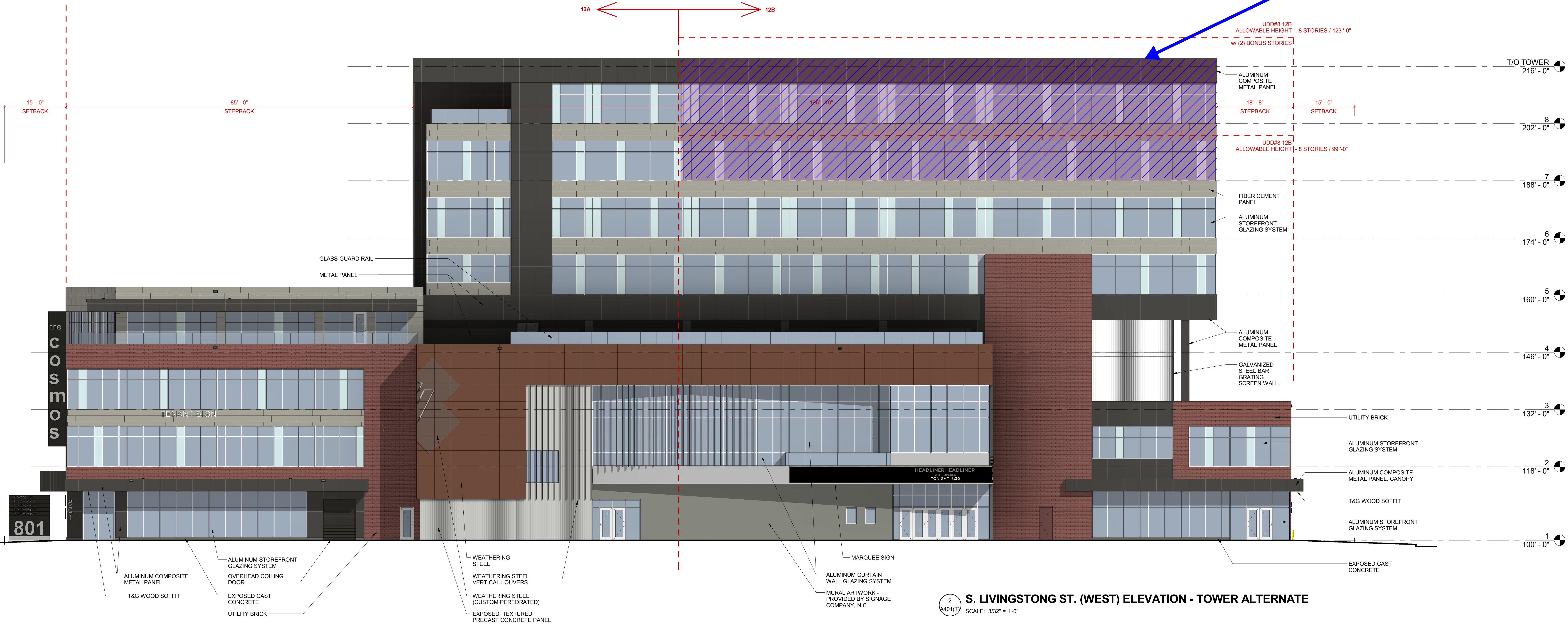
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MADISON, WI 53705-4395



Shaded portion of elevation represents Bonus Floors / Area.
-Refer to notes on *UPPER LEVEL DEVELOPMENT STANDARDS* for provisions required for Bonus Floors / Area.
-Refer to 7th and 8th floor tower plans for portions of floors considered Bonus Area.



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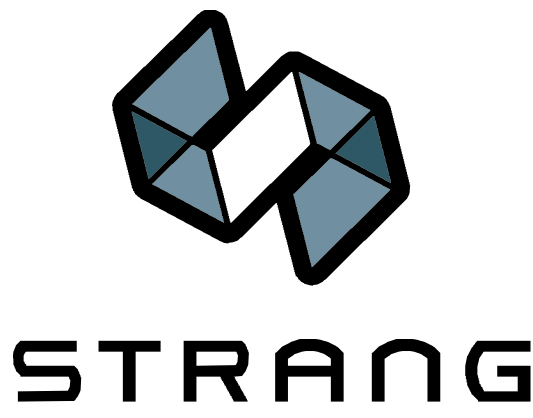
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801 E. WASHINGTON AVENUE
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EXTERIOR
ELEVATIONS
(TOWER
ALTERNATE)

SHEET NO.

BONUS FLOORS / AREA
DIAGRAM, CALCULATIONS, NOTES



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Notes:

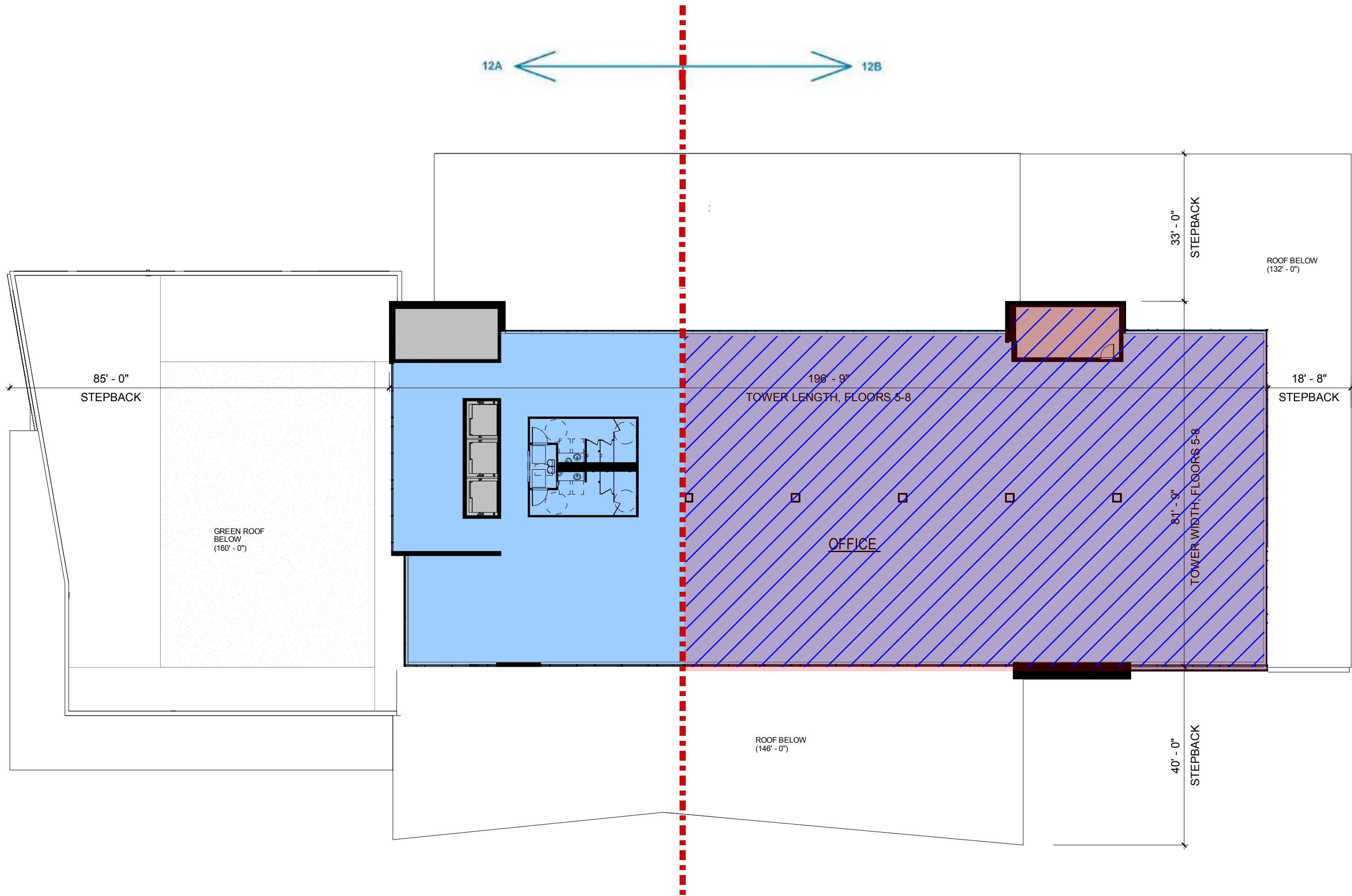
*** UPPER LEVEL DEVELOPMENT STANDARDS.
Per UDD#8, Sec 33.24(15)(e)12:

- a. Bonus stories may be allowed as follows:
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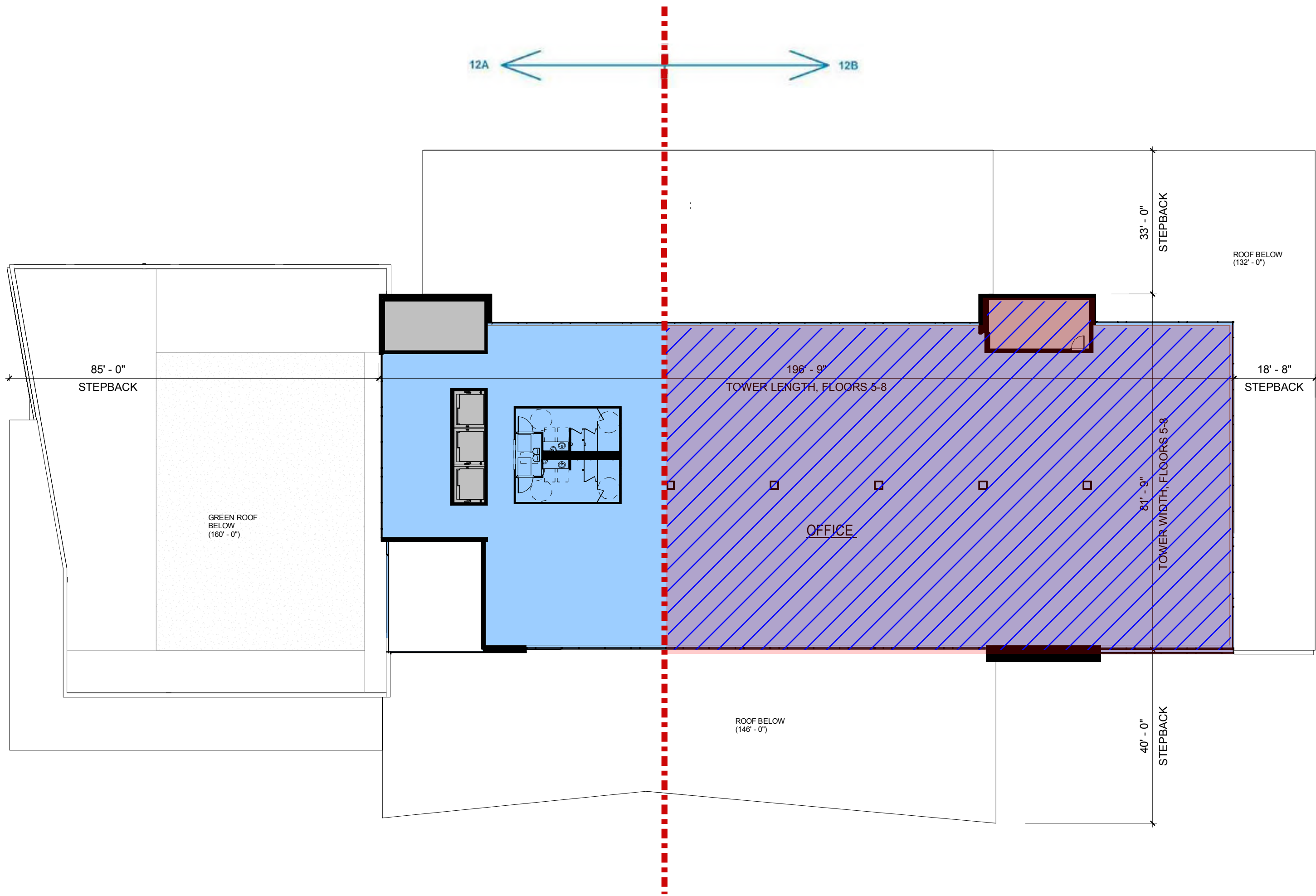
The amount of shared Plaza and Pocket Park provided (shaded in the drawing *BONUS FLOOR AREA SITE PLAN DIAGRAM*) will be 14,370 sq. ft. Half of this area - 7,185 sq. ft. - is considered part of The Cosmos project. This amounts to a potential for 35,925 sq. ft. of bonus area in The Cosmos project's floors that extend above Block 12B's height requirement on the basis of 5 sq. ft. available for every 1 sq. ft. provided.

Providing the Plaza and Pocket Park satisfies (1) element from i. in Sec. 33.24(15)(e)12.a.i.c.

See the bonus area being requested in the dashed/shaded area on the floor plans shown on this page.



1
A203
TOWER SEVENTH FLOOR PLAN
SCALE: 1" = 20'-0"



2
A203
TOWER EIGHTH FLOOR PLAN
SCALE: 1" = 20'-0"

LEGEND AND CALCULATIONS

 Bonus Floor / Area

Bonus Area per Floor	
7th Floor:	10,050 sq. ft.
8th Floor:	10,050 sq. ft.

Total: 20,100 sq. ft.

Allowed: 35,925 sq. ft

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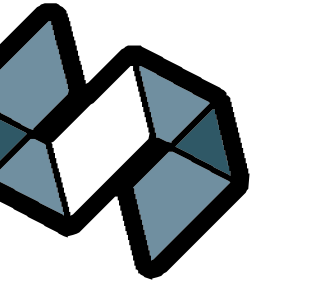
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801 E. WASHINGTON AVENUE
MADISON, WISCONSIN 53703

SHEET NAME
**BONUS STORY
DIAGRAM**

SHEET NO.

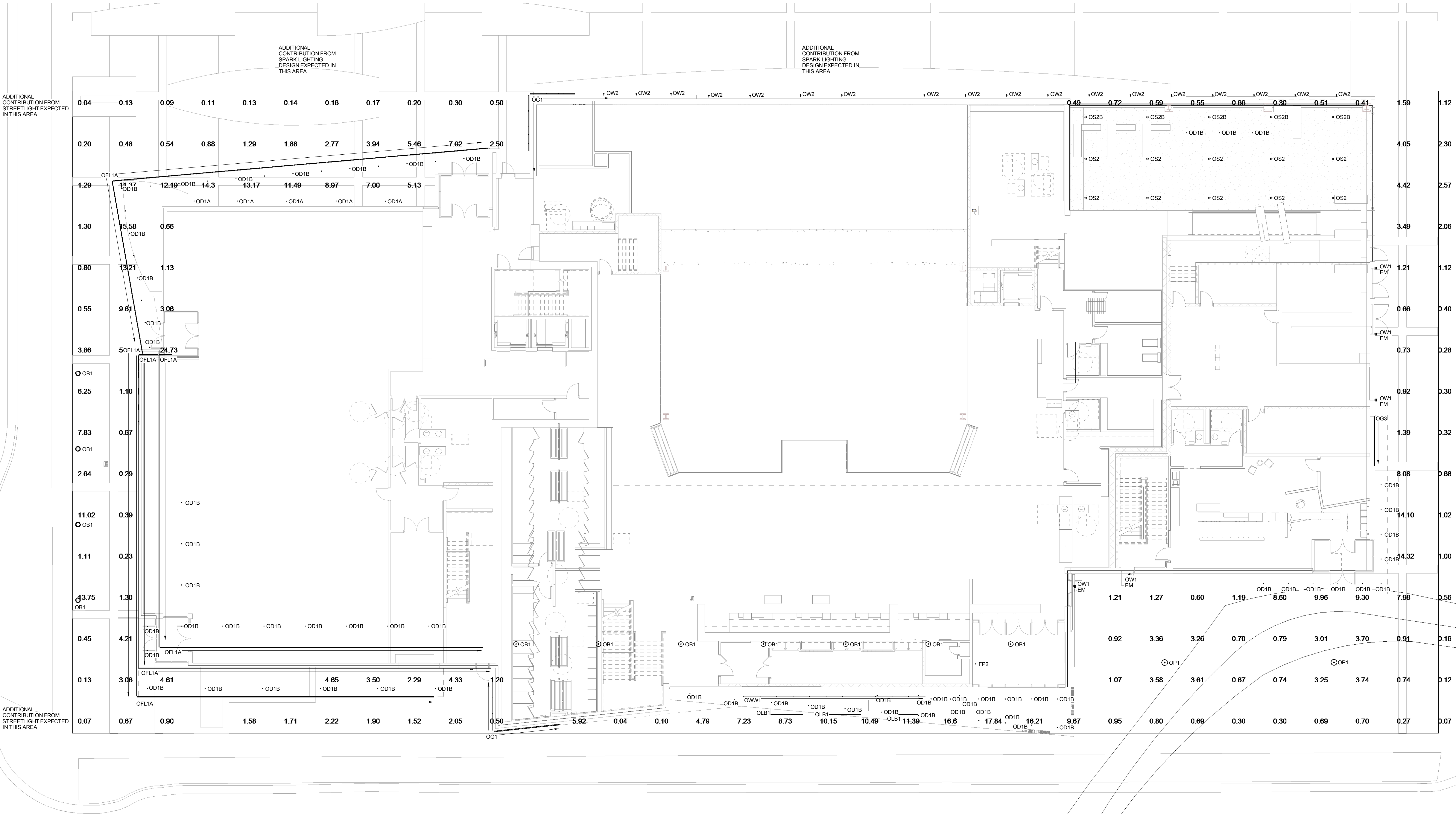
A204



STRANG

ARCHITECTURE
ENGINEERING
INTERIOR DESIGN

STRANG, INC.
6411 MINERAL POINT ROAD
MADISON, WI 53705-4395



DESIGN
DEVELOPMENT

NOT FOR
CONSTRUCTION

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DRAWING SET	DD
DRAWN	AS/BC
CHECKED	ML/JL
DATE	12-21-2016
PROJECT NO.	2016090
PROJECT TITLE	

GEBHARDT
DEVELOPMENT -
THE COSMOS
PROJECT

801 E. WASHINGTON AVENUE
MADISON, WISCONSIN 53703

SHEET NAME
ELECTRICAL SITE
LIGHTING PLAN

SHEET NO.

E201

Lunetta

LED Walkway Bollard

LUNO/SLV



PROJECT:

TYPE:



REV: 1 - 10/19

www.insightlighting.com

TYPE OB1

42" Bollard

East Washington Planting

Fourth Floor Roof Patio

amerlux

Passion, Power, Performance.

Features

LED integration throughout the site is possible with Amerlux's Lunetta bollard, which includes a highly efficient and long-lasting LED array. A straight, round 22" aluminum pole emanates from the ground and begins to flare until gracefully reaching the recessed light source running around the perimeter. The Lunetta bollard has no visible fasteners or hardware, which adds to its sleek design.

Product Overview

Wattage: 12W

Lumen Output: 1,430 lm

Color Temp: 2,700K / 3,000K / 3,500K / 4,000K

Dimming: 0-10V

Weight at 24in: 6 lbs

Max Height: 42 inches

Diameter: 10 inches

Description:

Lighting for exterior retail and hospitality environment, university and corporate campuses, or any outdoor meeting space.

LED Array:

(40) High brightness SMD LEDs delivering approximately 1,430 lm. Sealed under polycarbonate optical lens, resistant to UV and thermal shock. It runs at approximately 16W.

LED Driver Module:

Electronic driver operates at 560mA with 20V~27V AC input

0-10V dimming

Materials:

Anchor base - Cast aluminum (356-T6)

Shaft - Extruded aluminum (6063-T6)

Cone - Spun aluminum (5053)

ETL listed, suitable for wet locations.

Finish:

Premium quality thermoset polyester powdercoat for a durable finish.

ANT - Anthracite Gray

CLB - Classic Bronze

WHT - White

BLK - Satin Black

SDS - Stardust Silver

Custom

Insight Lighting

www.insightlighting.com

October 4, 2016 4:15 PM

1 of 4

gotham

Luminaire Type: Catalog Number (adjustable)

2" Incito®

Adjustable, Lensed

Solid-State Lighting (US and International Patents Pending)

OPTICAL SYSTEM

Superior 100% virgin silicone refractive optic enables maximum dimensional stability and optical transmission with no discoloration over life.

Primary control of distribution occurs in refractive optic allowing for aesthetic versatility with trim color and finish.

Elves preset distribution patterns allow designers to achieve various objectives.

3-Step MacAdam Ellipse.

Self-lensed semi-specular or matte-diffuse lower trim utilized in combination with a highly transmissive softening lens.

Field-interchangeable optics.

Wipe-down precision acrylic lens controls aperture brightness and enables consistent visual texture.

MECHANICAL SYSTEM

Matte black enclosure ensures seamless integration into architecture.

Post-installation vertical tilt and horizontal rotation adjustment possible from above or below ceiling.

Accommodates 1/8" to 5/8" thick ceilings only.

Full horizontal panning up to 365 degrees.

0-40° vertical tilt.

Hot aiming below ceiling with indicator.

Install from below architecture standard.

Several additional mounting options available including new construction mounting pan, Chicago Plenum, and Type IC.

Standard ambient operating temperature: 25 °C. High ambient option available.

Accommodates a wide range of applications including multiple aluminum cross sections and ceiling thicknesses. Consult page 2.

Light engine and driver are accessible from above or below ceiling.

Flangeless trim option includes proprietary OptaTrim mud ring enabling seamless integration into drywall applications. Mud ring ships separately.

ELECTRICAL SYSTEM

Solid-state LED light engine available in 2700 K, 3000 K, 3500 K or 4000 K color temperatures. Standard CRI: 80 typical. High CRI option available.

Rated system life of >40,000 hours at 70% output.

120V TRIAC or ELV dimming and 0-10V dimming standard.

Luminaire accepts parallel and branch circuit control wiring.

LISTINGS

Fixtures are UL listed to meet US and Canadian standards, wet location listed.

WARRANTY

5-year limited warranty. Complete warranty terms located at: www.gothamlighting.com/CustomerResource/terms_and_conditions.aspx

Note: Actual performance may differ as a result of end user environment and application. All values are design or typical values, measured under laboratory conditions at 25 °C.

EXAMPLE: ICD ADIL 35/10 2AR LSS 200 MVOLT UHZ

Series	Color temperature	Nominal lumen values	Aperture/Trim color	Trim Style	Finish	Beam
ICD ADIL	35/ 3000 K	10 750 lumens	2AR Clear	LSS	Smooth	150° 15° beam angle
	35/ 3500 K	10 1000 lumens	2WTR Wheat	FL	Flangeless	200° 20° beam angle
	40/ 4000 K	15 1500 lumens	2WR Gold			250° 25° beam angle
			2WB White			300° 30° beam angle
			2BR Black			350° 35° beam angle
						400° 40° beam angle
						450° 45° beam angle
						500° 50° beam angle
						550° 55° beam angle
						600° 60° beam angle

Voltage

Driver

Options

Single fix

White painted flange

Black painted flange

Chicago Plenum

IClight® network power/data pack with 0-10V dimming.

IClight® network power/data pack with 0-10V dimming.

ER control focuses on emergency circuit.

CRB8

HA8F

IC8F

NCR

High CRI (90+)

High ambient (40°C)

IClight® housing construction

New construction housing

ACCESSORIES order as separate catalog numbers (shipped separately)

OPTIC2T

Additional optics available for field installation

Kit including a field interchangeable optic for each of the 13 preset beam distribution patterns.

H5258

2-5/8" Hole saw

H5240L

2-3/4" Hole saw for flangeless trim option

AW50

Allen wrench (.625") for adjusting tilt

ICD-ADIL

PAGE 1 OF 4

GOTHAM ARCHITECTURAL DOWNLIGHTING | 1400 Lester Road, Orem, UT 84057 | P 801.315.1982 | info@gothamlighting.com

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gotham

INSIGHT

SHAPING THE EXPERIENCE OF LIGHT

SMSCW MOUNT

SMS MOUNT

FMS MOUNT

FMMS MOUNT

EASOW MOUNT

TYPE OG1

High Output RGB Grazer

Backlight for Punched Metal Panels

EXTERIOR - INTEGRAL POWER SUPPLY

COLOR CHANGING

ITEM

COLORS

OPTICS

SPECIFICATION

RGB TRI-CHROMATIC, RGB DISCREET, RGBW QUAD-CHROMATIC, RGBWWA, RGB-W

6W RGB - Tri-Chromatic

12W RGBW

17W RGB - Discret

17W RGBW Quad-Chromatic

PERFORMANCE

FIXTURE WATTAGE (TOTAL WATTAGE)

9 (12 W/WFT)

17 (17 W/WFT)

OPTICS

12" X 60"

7" X 60"

LUMENS

1044

2247

EFFICACY

22 LMW

32 LMW

MAX CANDELA (CD / m²)

5104

25113

LUMEN MAINTENANCE

75,000 hrs L70

75,000 hrs L70

ELECTRICAL

AC LINE VOLTAGE

120V OR 277V

CONTROL

POWER SUPPLY

Integral to the luminaire, constant voltage

PHYSICAL

HOUSING

Aluminum extrusion with cast aluminum end caps, powder-coated finish

DIMENSIONS

H X W X L: 3" X 2-5/8" X 12", 24" / 36" / 48"

LENS

Tempered glass

CERTIFICATION

OPERATING TEMPERATURE

-20° C to 50° C

ETL & cETL approved for wet locations, IP 67

Meets 2G ANSI C136.31 Vibration standard for bridge applications, B07 Impact Rating

WARRANTY

5 YEAR LIMITED

ALL MEDLEY® products are tested to IES LM-79, LM-80 and ANSI C78.377A standards

Insight Lighting

www.insightlighting.com

August 16, 2016 11:24 AM

1 of 9

TYPE OB1

TYPE OD1

TYPE OG1

INSIGHT

SHAPING THE EXPERIENCE OF LIGHT

TYPE OG2, OG3

Low Output Grazer/Washer

Behind Tenant Signage and in front of Frank Mural

EXTERIOR - REMOTE POWER SUPPLY

WHITE LIGHT & STATIC COLORS

ITEM

LIGHT SOURCE

OPTICS

SPECIFICATION

3.5W/FT, 6W/FT, 12W/FT, 17W/FT



COLOR TEMPERATURES

2700K, 3000K, 3500K, 4000K, Static Red, Static Green, Static Blue, Static Amber

CRI

82 (± 200)

PERFORMANCE

WHITE (4000K) - 48" FIXTURE

FIXTURE WATTAGE (TOTAL WATTAGE)	OPTICS	LUMENS	EFFICACY (lm/W)	MAX CANDELA (CD / m²)
3.5 (4.1 W/ft)	7" X 60"	1079	66 lm/W	12011
3.5 (4.1 W/ft)	15" X 60"	871	60 lm/W	6202
3.5 (4.1 W/ft)	30" X 60"	987	61 lm/W	3559
3.5 (4.1 W/ft)	48" X 60"	925	57 lm/W	1423
3.5 (4.1 W/ft)	100" X 100"	1296	79 lm/W	522
6 (7.4 W/ft)	7" X 60"	1650	66 lm/W	19263
6 (7.4 W/ft)	15" X 60"	1459	50 lm/W	9518
6 (7.4 W/ft)	30" X 60"	1515	51 lm/W	5461
6 (7.4 W/ft)	48" X 60"	1419	48 lm/W	2184
6 (7.4 W/ft)	100" X 100"	2433	77 lm/W	989
12 (14.2 W/ft)	7" X 60"	3272	51 lm/W	38245
12 (14.2 W/ft)	15" X 60"	2554	52 lm/W	18877
12 (14.2 W/ft)	30" X 60"	3004	53 lm/W	10832
12 (14.2 W/ft)	48" X 60"	2814	50 lm/W	4332
12 (16.4 W/ft)	100" X 100"	4592	70 lm/W	1706
17 (21.3 W/ft)	7" X 60"	4674	56 lm/W	54638
17 (21.3 W/ft)	15" X 60"	4220	50 lm/W	26968
17 (21.3 W/ft)	30" X 60"	4232	51 lm/W	15475
17 (21.3 W/ft)	48" X 60"	4020	48 lm/W	6189

3.5W/ft fixture meets current ASHRAE requirements

LUMEN MAINTENANCE

75,000 hrs L70

ELECTRICAL

DC VOLTAGE

120V ~277V

POWER SUPPLY

REMOTE POWER SUPPLY

CONTROL

Dimming

0-10V, DMX

PHYSICAL

HOUSING

Extruded aluminum housing with aluminum end caps. Powder-coat finish

DIMENSIONS

H X W X L: 1-3/8" X 2-1/4" X 12" / 24" / 36" / 48"

LENS

TEMPERED GLASS

OPERATING TEMPERATURE

-20° C to 40° C

CERTIFICATION

ETL and cETL approved for Wet Location, ETL approved Class 1



WARRANTY

5 YEAR LIMITED

ALL MEDLEY® products are tested to IES LM-79, LM-80 and ANSI C78.377A standards

Insight Lighting

www.insightlighting.com

October 4, 2016 4:15 PM

1 of 4

TYPE OG2, OG3

TYPE OLB1

Type OLB1

Under Bench Lighting

CHANNEL ACI

Available in 1 and 2 meter lengths

140° beam angle

UV resistant

Mounting clips available

IP20 grade aluminum

End caps provide a finished look to the fixture

Powdercoating available - will match color or use RAL #

DIMENSIONS



0.63 inches / 16.0 mm

PART NUMBER BUILDER for purchasing channel individually

Category

Model

Length

Lens

=

Your Part Number

Example: CHAC12F

CH

+

ACI

+

1-1 Meter

+

Blank - None

+

M - Milky 70%

+

F - Frosted 85%

+

C - Clear 92%

=

CHAC12F

PART NUMBER BUILDER for purchasing channel and ribbonlyte as a package

Category

Channel Model

Channel Lens

LED Voltage

LED Waterproof Rating

=

Your Part Number

Example: CHACIM124.42410

CH

+

ACI

+

Blank - None

+

M - Milky 70%

+

F - Frosted 85%

+

C - Clear 92%

+

12 - 12 Volts

+

24 - 24 Volts

+

Blank - None

+

65 - IP65

+

68 - IP68

=

CHACIM124.42410

LED Wattage

LED Color (Temp.)

Length

=

Your Part Number

Example: CHACIM124.42410

See RibbonLyte Section for Available Wattages

See RibbonLyte Section for Available Colors and Color Temperatures

Your Desired Length in Feet

Rev. 10/15/2011

ACOLYTE LED 251 West 30th St, Suite 12E New York, NY 10001 212.629.6830 INFO@ACOLYTELED.COM

RGB

Type OLB1 Tape

Under Bench Lighting

Mounted within channel

RGB 4.4

Available in Quickship

3-in-1 RGB LEDs

Dry or wet location flexible LEDs

12 or 24 Volt

4.4 Watts per foot, 18 LEDs per foot

IP65 and IP68 versions are UV resistant

Cuttable every 1.97 inches (12V) or 3.94 inches (24V)

DIMENSIONS



4.4 - 12 Volt

LED on center: 0.66 inches / 16.7 mm

Height: 0.09 inches / 2.3 mm

Width: 0.39 inches / 10 mm

Length between cuttable points: 1.97 inches / 50 mm

4.4 - 24 Volt

LED on center: 0.66 inches / 16.7 mm

Height: 0.09 inches / 2.3 mm

Width: 0.39 inches / 10 mm

Length between cuttable points: 3.94 inches / 100 mm

PART NUMBER BUILDER

Category

Waterproof

Voltage

Wattage

Color

=

Your Part Number

Example: RB124.4RGB

RB

+

65 - IP65

+

12 - 12V

+

4.4

+

RGB

=

RB124.4RGB

Blank - None (IP20)

Rev. 10/16/2019

ACOLYTE LED 251 West 30th St, Suite 12E New York, NY 10001 212.629.6830 INFO@ACOLYTELED.COM

TYPE OLB1 TAPE

STRANG

ARCHITECTURE

ENGINEERING

INTERIOR DESIGN

STRANG, INC.

6411 MINERAL POINT ROAD

MADISON, WI 53705-4395

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DRAWING SET

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ML/JL

DATE

12-21-2016

PROJECT NO.

2016090

PROJECT TITLE

GEBHARDT

DEVELOPMENT -

THE COSMOS

PROJECT

801 E. WASHINGTON AVENUE

MADISON, WISCONSIN 53703

SHEET NAME

LIGHTING CUTS

Type OLF1
Facade Accent Strip

CHANNEL W31

Available in 1 and 2 meter lengths

UV resistant

IP20 grade aluminum

Deep channel provides excellent light diffusion

Powdercoating available - will match color or use RAL #

56° beam angle

DIMENSIONS

1.47 Inches
37.5 mm

1.22 Inches
31.2 mm

1.92 Inches
49 mm

PART NUMBER BUILDER for purchasing channel individually

Category

Model

Length

Lens

=

Your Part Number

Example: CHW312F

CH

W31

1 - 1 Meter

Blank - None

M - Milky 70%

F - Frosted 85%

C - Clear 92%

PART NUMBER BUILDER for purchasing channel and ribbonlyte as a package

Category

Channel Model

Channel Lens

LED Voltage

LED Waterproof Rating

=

Your Part Number

Example: CHW31M124,42410

CH

W31

Blank - None

M - Milky 70%

F - Frosted 85%

C - Clear 92%

12 - 12 Volts

24 - 24 Volts

Blank - None

65 - IP65

68 - IP68

LED Wattage

LED Color (Temp.)

Length

=

Your Part Number

Example: CHW31M124,42410

See RibbonLyte Section for Available Wattages

See RibbonLyte Section for Available Colors and Color Temperatures

Your Desired Length in Feet

Rev. 2016.10.05

ACOLYTE LED 251 West 30th St, Suite 12E, New York, NY 10001 212.629.6830 INFO@ACOLYTELED.COM

Type OLF1 Tape
Facade Accent Strip
Mounted within channel

4-IN-1 RGBW

RoHS
Compliant

24 Volt

RGB and White on a single LED

5.5 Watts per foot, 18 LEDs per foot

IP65 and IP68 versions are UV resistant

Cuttable every 3.94 inches

DIMENSIONS

LED on center: 0.65 Inches / 16.50 mm

Height: 0.09 Inches / 2.3 mm

Width: 0.47 Inches / 12 mm

Length between cuttable points: 3.94 Inches / 100 mm

PART NUMBER BUILDER

Category

Waterproof

Voltage

Wattage

Color

=

Your Part Number

Example: RB245SRGB30

RB

65 - IP65

68 - IP68

Blank - None (IP20)

RGB30 - RGB+3000K White

RGB40 - RGB+4000K White

RGB60 - RGB+6000K White

Rev. 2016.10.03

ACOLYTE LED 251 West 30th St, Suite 12E, New York, NY 10001 212.629.6830 INFO@ACOLYTELED.COM

Type OP1
12' Pole
Frank Plaza

amerlux
Passion, Power, Performance.

Lunetta
18" LED Pedestrian
& Area Luminaire

LUN18/SLV

Product Overview

Wattage: 45W

Lumen Output: 2,800 lm

Color Temp: 3,000K / 3,500K / 4,000K

Dimming: 0-10v

Max Height: 14 feet

Diameter: 18 inches

Description:

Lighting for exterior retail and hospitality environments, university and corporate campuses, or any outdoor meeting space.

LED Array:

(60) 4,000K mid flux SMD LEDs delivering approximately 2,800 lm from a white luminaire. Sealed under polycarbonate optical lens, resistant to UV and thermal shock. It runs at approximately 45W.

LED Driver Module:

• Electronic driver operates at 850mA with 120v~277V AC input

• 0-10v dimming

Materials:

Base - Cast aluminum (356-T6)

Shaft - Extruded aluminum (6063-T6)

Anchor Bolts - Hot dipped galvanized steel

Luminaire - Spun aluminum (6063)

ETL listed, suitable for wet locations.

Finish:

Premium quality thermostat polyester powdercoat for a durable finish.

ANT - Anthracite Gray

SDS - Stardust Silver

WHT - White

Custom

STRANG

ARCHITECTURE
ENGINEERING
INTERIOR DESIGN

STRANG, INC.
6411 MINERAL POINT ROAD
MADISON, WI 53705-4395

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DRAWING SET	DD
DRAWN	AS/BC
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DATE	12-21-2016
PROJECT NO.	2016090

PROJECT TITLE

GEBHARDT
DEVELOPMENT -
THE COSMOS
PROJECT

801 E. WASHINGTON AVENUE
MADISON, WISCONSIN 53703

SHEET NAME

LIGHTING CUTS

TYPE OLF1

TYPE OLF1 TAPE

TYPE OP1

Type OS2
Loading Dock

McGraw-Edison

DESCRIPTION

The Top Tier™ parking garage, canopy and low-bay luminaire is an innovative solution that delivers an unparalleled combination of performance and visual comfort. The patented WaveStream™ optical technology blocks the line of sight from the LED light source to the observer, while extracting the maximum amount of light on task. This approach results in a high level of uniformity and vertical footcandles that enhances safety in the application environment. The Top Tier luminaire is ULcUL listed for wet locations, IP66 and 3G vibration rated.

SPECIFICATION FEATURES

Construction

One-piece, low copper die-cast aluminum housing provides a clean and symmetrical housing. Formed aluminum top is sloped to prevent bird nesting. Metal electrical tray allows for easy electrical access for field servicing.

Optics

Unique optical distributions are accomplished using various combinations of reflective backing plates and WaveStream optical technology. The optical Waveguide is manufactured using precision injection molded acrylic. The optics contain features that form a repeatable and redundant pattern to direct light in a precisely prescribed distribution. The drive lens distribution is specifically designed for locations with one direction of travel to optimally direct light in the same direction of travel for maximum glare control. For additional glare control and visual comfort with the Wide distribution, specify the SG option which adds a Solite® glass lens that works in combination with the Waveguide lens and reflective backing plate.

Mounting

Standard fixture mounts to a square or octagonal 4" surface or recessed joist via heavy-gauge quick mount brackets. Optional mounting methods include trunion mount and wall mount. With the addition of a field supplied wet location pole, the luminaire can be pendant mounted using the factory supplied decorative pendant mount kit or a suitable field supplied pendant.

Finish

Housing finished in white super durable TBC polyester powder coat paint with 3.5 mil nominal thickness for superior protection against fade and wear. Optional colors include black, bronze, gray, dark platinum and graphite metallic. RAL and custom color matches available. Consult the McGraw-Edison Architectural Colors brochure for the complete selection.

Warranty

Five-year warranty.

CERTIFICATION DATA

ULcUL Wet Location Listed
3G Vibration Rated
IMF71 (IMF70 Compliant)
IP66 Rated
E90 (E91)

ENERGY DATA

Electronic LED Driver
+3.0 Power Factor
≤35% Total Harmonic Distortion
120-277V/50-60 Hz, 347V/50Hz, 480V/50Hz
40°C Max. Temperature
50°C Max. Temperature
50°C Max. Temperature (HA Option)

SHIPPING DATA

Approximate Net Weight:
16 lbs. (7.2 kg)

DIMENSIONS

SURFACE OR PENDANT MOUNT

4.71" (120mm)

10.39" (265mm)

5.12" (130mm)

7.71" (195mm)

TT TOP TIER LED

Solid State LED

PARKING GARAGE/
CANOPY/
LOW-BAY LUMINAIRE

Type OW1
Cutoff Sconce
Egress lighting above secondary doors

DESCRIPTION

LED wall luminaires with directed light

Housing:

One piece die-cast aluminum for direct attachment to 3 1/2" or 4" octagonal wiring box. Die castings are marine grade, copper free (a 0.3% copper content) A360.0 aluminum alloy.

Enclosure:

One piece die-cast aluminum cover frame secured by two (2) captive, stainless steel set screws threaded into stainless steel inserts. Matte safety glass. Fully gasketed for weather tight operation using a molded "U" channel silicone rubber gasket.

Electrical:

4.2W LED luminaire, 5.8 total system watts, -30°C start temperatures. Integral 120V through 277V electronic LED driver, 0-10V dimming. LED module(s) are available from factory for easy replacement. Standard LED color temperature is 3000K with an 85 CRI. Available in 4000K (85 CRI); add suffix K4 to order. Optionally available with 2700K color temperature, consult factory.

Notes:

LEDs supplied with luminaire. Due to the dynamic nature of LED technology, LED luminaire data on this sheet is subject to change at the discretion of BEGA-US. For the most current technical data, please refer to www.bega-us.com.

Finish:

All BEGA standard finishes are polyester powder coat with minimum 3 mil thickness. Available in four standard BEGA colors: Black (BLK), White (WHT), Bronze (BRZ), Silver (SLV). To specify, add appropriate suffix to catalog number. Custom colors supplied on special order.

CSA:

certified to U.S. and Canadian standards; suitable for wet locations. Protection class IP64

Weight:

1.5 lbs.

Type:

BEGA Product:

Project:

Voltage:

Color:

Options:

Modified:

LM79 DATA

BK No.	Lumens (lm)	CCT (Type)	CRI (R9 Type)	Color Consistency	Input Watts (Typ)
x30	1300	2700K	>80	>40K	16
x31	1300	3000K	>80	>50K	16
x32	1300	4000K	>80	>70K	16
x33	2000	2700K	>80	>40K	26
x34	2000	3000K	>80	>50K	26
x35	2000	4000K	>80	>70K	26

L70 DATA

BK No.	Lumens (lm)	CCT (Type)	CRI (R9 Type)	Color Consistency	Input Watts (Typ)
x30	1300	2700K	>80	>40K	16
x31	1300	3000K	>80	>50K	16
x32	1300	4000K	>80	>70K	16
x33	2000	2700K	>80	>40K	26
x34	2000	3000K	>80	>50K	26
x35	2000	4000K	>80	>70K	26

OPTICAL DATA

Beam Type	Angle
Spot	22°
Flood	42°
Wide Flood	42°

5 YEAR LIMITED

WARRANTY

AB MEDLEY® products are tested to IES LM-79, LM-80 and ANSI C78.377A standards

Type OWW1
Canopy Mounted Wall Wash
In front of Frank Mural

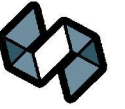
MEDLEY® Xi

EXTERIOR - REMOTE POWER SUPPLY
WHITE LIGHT & STATIC COLORS

INSIGHT

SHAPING THE EXPERIENCE OF LIGHT

ITEM	SPECIFICATION
LIGHT SOURCE	3.5W/FT, 6W/FT, 12W/FT, 17W/FT
OPTICS	<div><div>7' X 8'</div><div>10' X 8'</div><div>10' X 12'</div><div>10' X 16'</div><div>10' X 20'</div><div>10' X 24'</div><div>10' X 28'</div><div>10' X 32'</div><div>10' X 36'</div><div>10' X 40'</div><div>10' X 44'</div><div>10' X 48'</div><div>10' X 52'</div><div>10' X 56'</div><div>10' X 60'</div><div>10' X 64'</div><div>10' X 68'</div><div>10' X 72'</div><div>10' X 76'</div><div>10' X 80'</div><div>10' X 84'</div><div>10' X 88'</div><div>10' X 92'</div><div>10' X 96'</div><div>10' X 100'</div><div>10' X 104'</div><div>10' X 108'</div><div>10' X 112'</div><div>10' X 116'</div><div>10' X 120'</div><div>10' X 124'</div><div>10' X 128'</div><div>10' X 132'</div><div>10' X 136'</div><div>10' X 140'</div><div>10' X 144'</div><div>10' X 148'</div><div>10' X 152'</div><div>10' X 156'</div><div>10' X 160'</div><div>10' X 164'</div><div>10' X 168'</div><div>10' X 172'</div><div>10' X 176'</div><div>10' X 180'</div><div>10' X 184'</div><div>10' X 188'</div><div>10' X 192'</div><div>10' X 196'</div><div>10' X 200'</div><div>10' X 204'</div><div>10' X 208'</div><div>10' X 212'</div><div>10' X 216'</div><div>10' X 220'</div><div>10' X 224'</div><div>10' X 228'</div><div>10' X 232'</div><div>10' X 236'</div><div>10' X 240'</div><div>10' X 244'</div><div>10' X 248'</div><div>10' X 252'</div><div>10' X 256'</div><div>10' X 260'</div><div>10' X 264'</div><div>10' X 268'</div><div>10' X 272'</div><div>10' X 276'</div><div>10' X 280'</div><div>10' X 284'</div><div>10' X 288'</div><div>10' X 292'</div><div>10' X 296'</div><div>10' X 300'</div><div>10' X 304'</div><div>10' X 308'</div><div>10' X 312'</div><div>10' X 316'</div><div>10' X 320'</div><div>10' X 324'</div><div>10' X 328'</div><div>10' X 332'</div><div>10' X 336'</div><div>10' X 340'</div><div>10' X 344'</div><div>10' X 348'</div><div>10' X 352'</div><div>10' X 356'</div><div>10' X 360'</div><div>10' X 364'</div><div>10' X 368'</div><div>10' X 372'</div><div>10' X 376'</div><div>10' X 380'</div><div>10' X 384'</div><div>10' X 388'</div><div>10' X 392'</div><div>10' X 396'</div><div>10' X 400'</div><div>10' X 404'</div><div>10' X 408'</div><div>10' X 412'</div><div>10' X 416'</div><div>10' X 420'</div><div>10' X 424'</div><div>10' X 428'</div><div>10' X 432'</div><div>10' X 436'</div><div>10' X 440'</div><div>10' X 444'</div><div>10' X 448'</div><div>10' X 452'</div><div>10' X 456'</div><div>10' X 460'</div><div>10' X 464'</div><div>10' X 468'</div><div>10' X 472'</div><div>10' X 476'</div><div>10' X 480'</div><div>10' X 484'</div><div>10' X 488'</div><div>10' X 492'</div><div>10' X 496'</div><div>10' X 500'</div><div>10' X 504'</div><div>10' X 508'</div><div>10' X 512'</div><div>10' X 516'</div><div>10' X 520'</div><div>10' X 524'</div><div>10' X 528'</div><div>10' X 532'</div><div>10' X 536'</div><div>10' X 540'</div><div>10' X 544'</div><div>10' X 548'</div><div>10' X 552'</div><div>10' X 556'</div><div>10' X 560'</div><div>10' X 564'</div><div>10' X 568'</div><div>10' X 572'</div><div>10' X 576'</div><div>10' X 580'</div><div>10' X 584'</div><div>10' X 588'</div><div>10' X 592'</div><div>10' X 596'</div><div>10' X 600'</div><div>10' X 604'</div><div>10' X 608'</div><div>10' X 612'</div><div>10' X 616'</div><div>10' X 620'</div><div>10' X 624'</div><div>10' X 628'</div><div>10' X 632'</div><div>10' X 636'</div><div>10' X 640'</div><div>10' X 644'</div><div>10' X 648'</div><div>10' X 652'</div><div>10' X 656'</div><div>10' X 660'</div><div>10' X 664'</div><div>10' X 668'</div><div>10' X 672'</div><div>10' X 676'</div><div>10' X 680'</div><div>10' X 684'</div><div>10' X 688'</div><div>10' X 692'</div><div>10' X 696'</div><div>10' X 700'</div><div>10' X 704'</div><div>10' X 708'</div><div>10' X 712'</div><div>10' X 716'</div><div>10' X 720'</div><div>10' X 724'</div><div>10' X 728'</div><div>10' X 732'</div><div>10' X 736'</div><div>10' X 740'</div><div>10' X 744'</div><div>10' X 748'</div><div>10' X 752'</div><div>10' X 756'</div><div>10' X 760'</div><div>10' X 764'</div><div>10' X 768'</div><div>10' X 772'</div><div>10' X 776'</div><div>10' X 780'</div><div>10' X 784'</div><div>10' X 788'</div><div>10' X 792'</div><div>10' X 796'</div><div>10' X 800'</div><div>10' X 804'</div><div>10' X 808'</div><div>10' X 812'</div><div>10' X 816'</div><div>10' X 820'</div><div>10' X 824'</div><div>10' X 828'</div><div>10' X 832'</div><div>10' X 836'</div><div>10' X 840'</div><div>10' X 844'</div><div>10' X 848'</div><div>10' X 852'</div><div>10' X 856'</div><div>10' X 860'</div><div>10' X 864'</div><div>10' X 868'</div><div>10' X 872'</div><div>10' X 876'</div><div>10' X 880'</div><div>10' X 884'</div><div>10' X 888'</div><div>10' X 892'</div><div>10' X 896'</div><div>10' X 900'</div><div>10' X 904'</div><div>10' X 908'</div><div>10' X 912'</div><div>10' X 916'</div><div>10' X 920'</div><div>10' X 924'</div><div>10' X 928'</div><div>10' X 932'</div><div>10' X 936'</div><div>10' X 940'</div><div>10' X 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STRANG

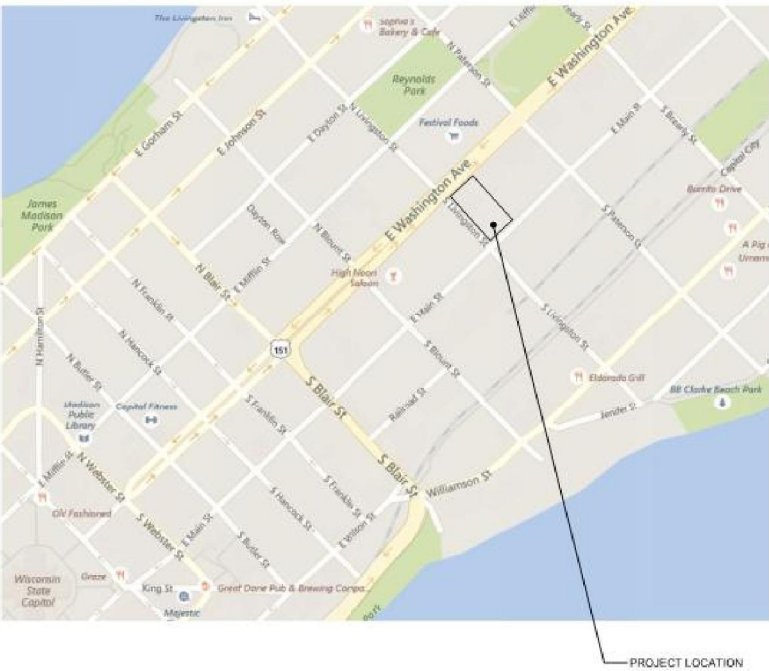
**ARCHITECTURE
ENGINEERING
INTERIOR DESIGN**

STRANG, INC.
6411 MINERAL POINT ROAD
MADISON, WI 53705-4395

COPYRIGHT STRANG, INC.	2016
DATE	12-21-2016
PROJECT NO.	2016090
PROJECT TITLE	

**GEBHARDT
DEVELOPMENT -
THE COSMOS
PROJECT**

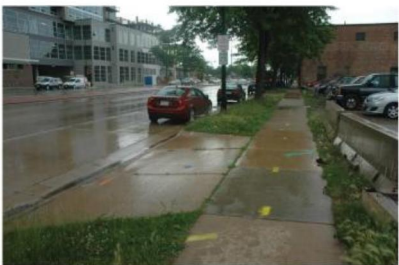
E. WASHINGTON AVENUE
MADISON, WISCONSIN 53703



THE COSMOS PROJECT

SITE LOCATOR

SCALE: NTS



VIEW FROM E. WASHINGTON AVE LOOKING NORTHEAST



VIEW FROM E. WASHINGTON AVE LOOKING SOUTHWEST



ALLEY AT ADJOINING PROPERTY LINE



VIEW FROM E. MAIN ST. LOOKING NORTHWEST

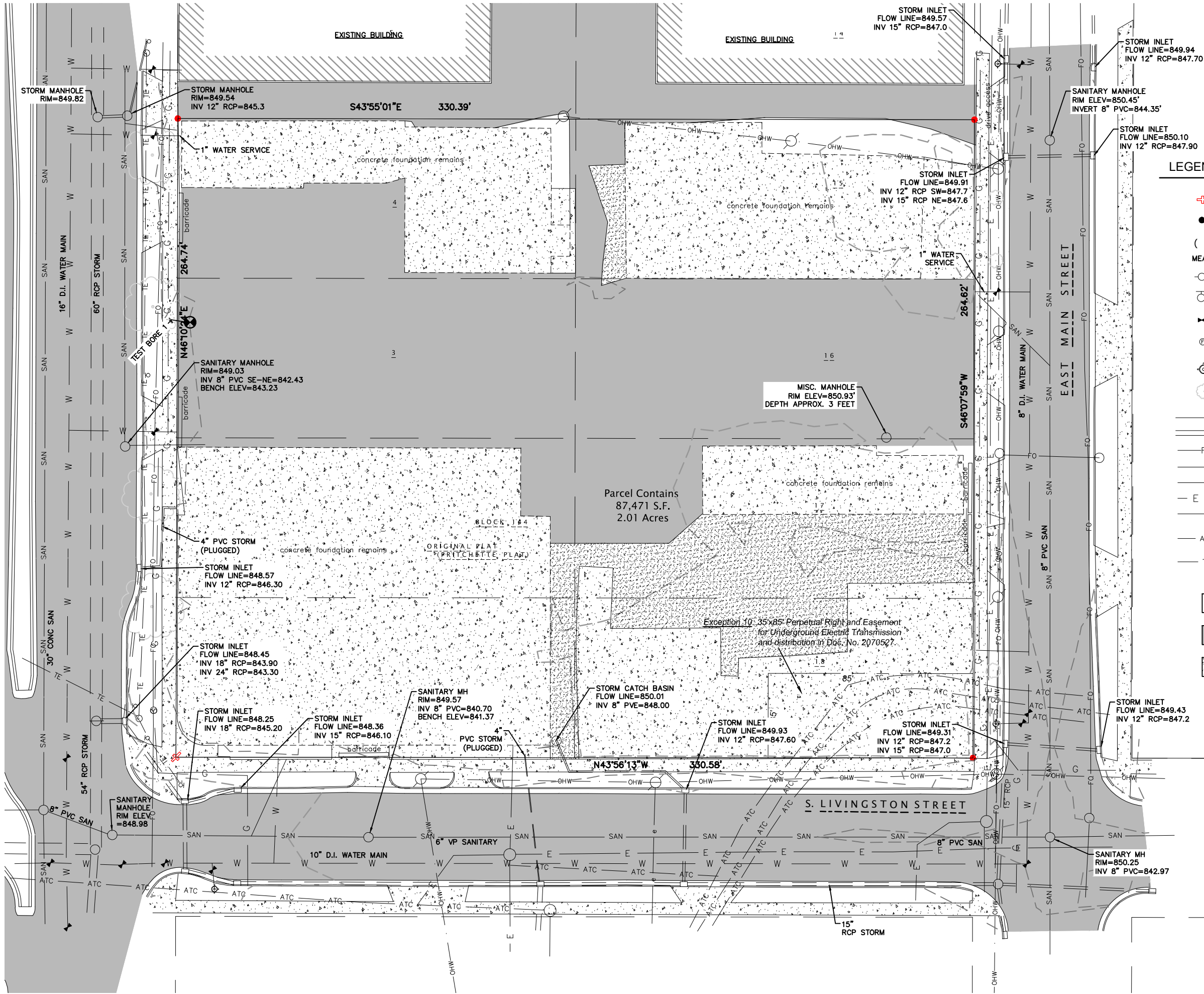


VIEW FROM E. MAIN ST. LOOKING NORTHEAST



VIEW FROM E. MAIN ST. LOOKING NORTH

SITE PHOTOS



LEGEND

- SET CHISELED '+' IN CONCRETE
- 0.75" DIAMETER SOLID IRON ROD FOUND (WITH PLASTIC CAP)
- () INDICATES RECORDED AS DISTANCES ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT.
- TRANSMISSION POWER POLE
- LIGHT POLE OR STOP LIGHT POLE
- WATER VALVE
- FIBER OPTIC VAULT
- HYDRANT
- TREE-DECIDUOUS
- G GAS UNDERGROUND
- STORM SEWER
- FO FIBER OPTIC CABLE
- SAN SANITARY SEWER
- W WATER
- E UNDERGROUND ELECTRIC
- OHW OVERHEAD ELECTRIC
- ATC ATC (UNDERGROUND ELECTRIC TRANSMISSION)
- TE TRAFFIC ENGINEERING

- EX CONCRETE
- EX PAVEMENT
- EX GRAVEL



0 20 40 60
SCALE : 1" = 20' (30 X 42)
SCALE : 1" = 40' (11 X 17)



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Milwaukee, Wisconsin 53202
telephone 414.271.5350
madison 309 West Johnson Street, Suite 202
Madison, Wisconsin 53703
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(608) 276 - 9200



330 West Lakeside Street
Madison, WI 53715
608.358.6344



818 N Meadowbrook Ln
Waukegan, WI 53597
(608) 849-9378

PROJECT INFORMATION

COSMOS -
THE SPARK
PROJECTS

800 E WASHINGTON AVE
MADISON, WI



ISSUANCE AND REVISIONS

UDC Submittal (Revised)

#	DATE	DESCRIPTION
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SHEET INFORMATION

PROGRESS DOCUMENTS
NOT FOR CONSTRUCTION

These documents reflect progress and intent and may be subject to change, including additional detail. These are not final construction documents and should not be used for final bidding or construction-related purposes.

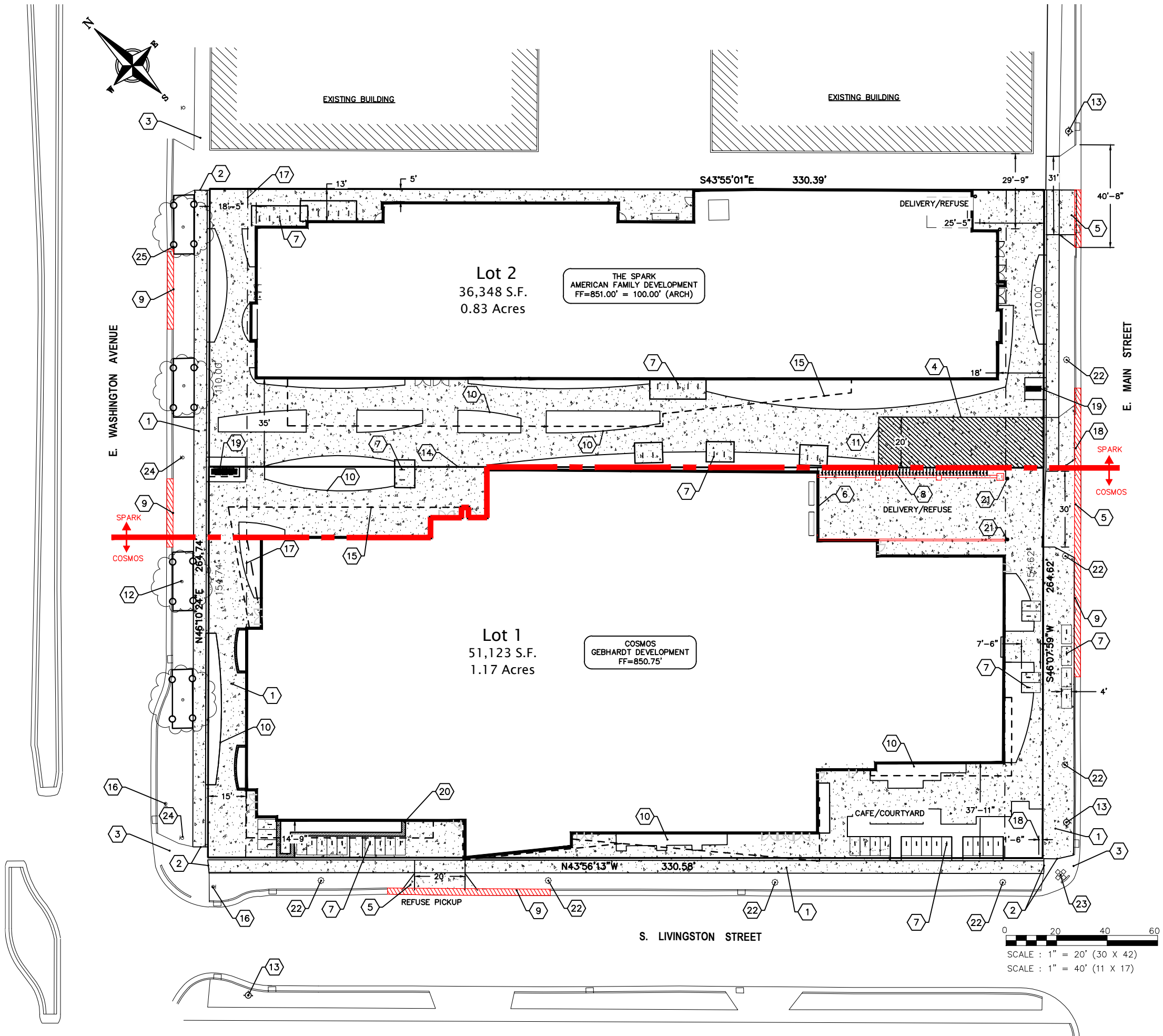
PROJECT MANAGER RJ

PROJECT NUMBER 1249

DATE 12/21/16

EXISTING
CONDITIONS

C100



PLAN KEY

- 1 CONCRETE SIDEWALK, TYP.
- 2 MATCH EXISTING SIDEWALK, TYP.
- 3 EXISTING SIDEWALK TO REMAIN, TYP.
- 4 SIDEWALK TO BE 7" THICK IN FIRELANE SECTION
- 5 NEW DRIVEWAY APPROACH SHALL BE IN ACCORDANCE WITH CITY STANDARDS
- 6 LOADING DOCK
- 7 BICYCLE RACK (58 TOTAL STALLS), TYP.
- 8 VERTICAL BICYCLE RACK (50 TOTAL STALLS), TYP.
- 9 EXISTING DRIVEWAY TO BE ABANDONED IN ACCORDANCE WITH CITY STANDARDS W/ CURB REPLACED & TERRACE RESTORED
- 10 LANDSCAPE AREA, TYP. SEE LANDSCAPE PLANS
- 11 FIRE LANE
- 12 EX TREE, TYP.
- 13 EXISTING FIRE HYDRANT
- 14 PROPOSED LOT LINE
- 15 CANOPY/UPPER FLOOR OVERHANG, TYP.
- 16 EXISTING STOP LIGHT
- 17 15' BUILDING SETBACK
- 18 ROLL CURB TO BE PROVIDED FOR FIRE LANE ENTRANCE
- 19 MONUMENT SIGN
- 20 LANDSCAPE PLANTER, SEE LANDSCAPE PLAN
- 21 BOLLARD
- 22 PEDESTRIAN LIGHT (10' HIGH POLE)
- 23 STREET LIGHT (30' HIGH POLE)
- 24 EXISTING STREET LIGHT
- 25 TREE PROTECTION, TYP.

PAVEMENT KEY

- CONCRETE
- FIRE LANE

SITE INFORMATION

SITE ADDRESS: 800 EAST WASHINGTON AVENUE

SITE ACREAGE TOTAL:
LOT 1: 51,123 SQ. FT. (1.17 ACRES)
LOT 2: 36,348 SQ. FT. (0.83 ACRES)

LOT COVERAGE:
LOT 1: 43,454 SQ. FT. (85% IMPERVIOUS, INCLUDES VEGETATED ROOF)
LOT 2: 31,822 SQ. FT. (88% IMPERVIOUS)

NUMBER OF BIKE PARKING STALLS:
LOT 1: 226 STALLS (58 TRADITIONAL, 50 VERTICAL, 60 INTERIOR, 8 IN RIGHT-OF-WAY, & 50 SHARED IN PLAZA AREA)
LOT 2: 43 STALLS



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madison 309 West Johnson Street, Suite 202
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etc
design studio

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PROJECT INFORMATION

COSMOS -
THE SPARK
PROJECTS

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ISSUANCE AND REVISIONS

UDC Submittal (Revised)

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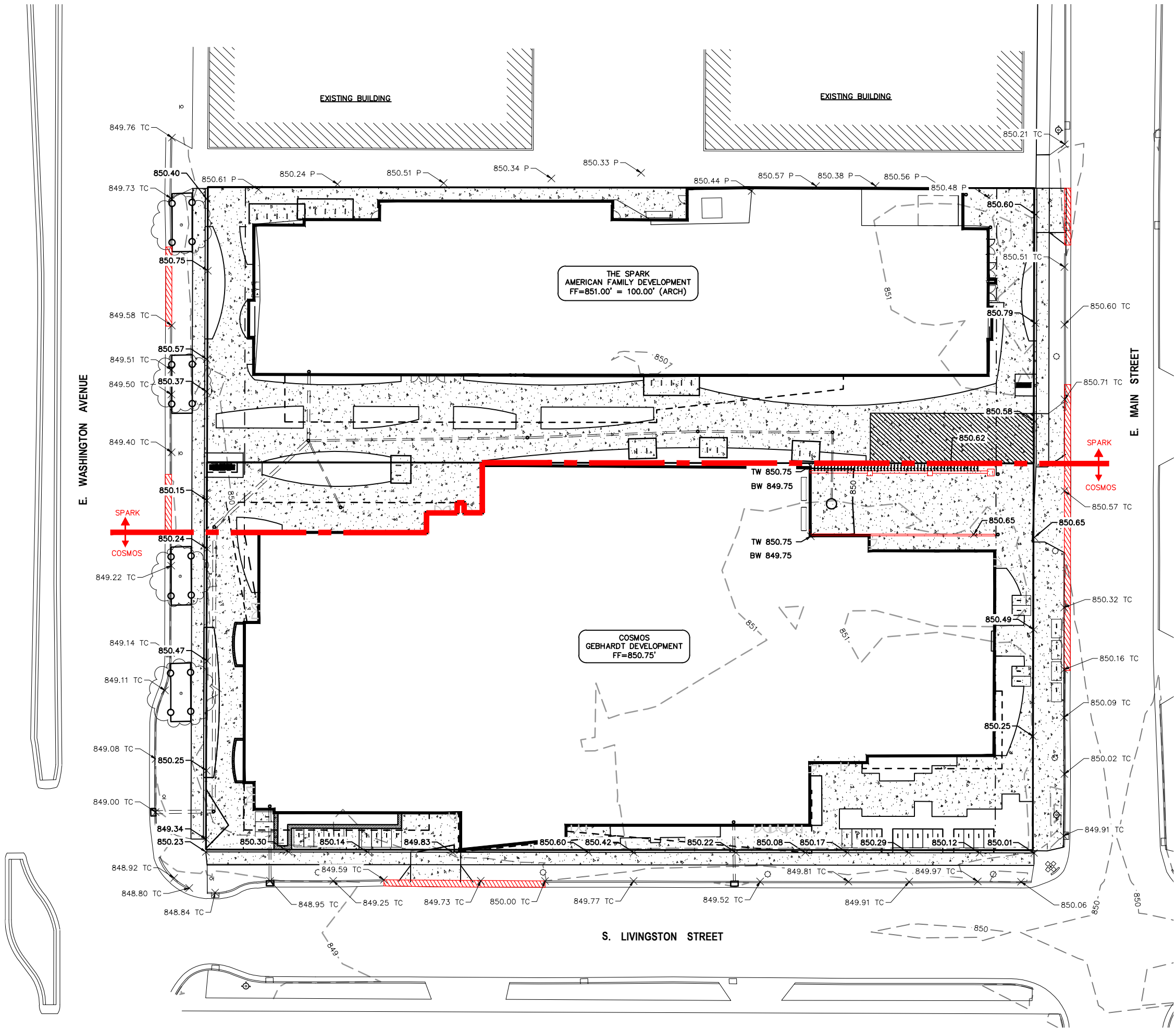
PROJECT MANAGER RJ

PROJECT NUMBER 1249

DATE 12/21/16

SITE PLAN

C200



GRADING NOTES

1. ALL WORK IN THE RIGHT OF WAY SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY ISSUED PLANS.
2. ALL CONSTRUCTION TO BE IN ACCORDANCE WITH ALL CITY STANDARDS AND SPECIFICATIONS.
3. CONTRACTOR SHALL CALL DIGGERS HOTLINE PRIOR TO ANY CONSTRUCTION.
4. ALL MATCHING PAVEMENT AND STORM SEWER ELEVATIONS SHALL BE VERIFIED IN THE FIELD TO ALLOW FOR PROPER DRAINAGE.
5. CONTOUR AND SPOT ELEVATIONS SHOWN ARE FINISH GRADE ELEVATIONS.
6. ALL LAWN AND PLANTING AREAS WHICH HAVE BEEN COMPACTED DUE TO CONSTRUCTION SHALL BE LOOSENEED PRIOR TO ADDITION OF TOPSOIL.

GRADING LEGEND

- | | |
|---|--|
| — | EXISTING CONTOUR |
| — | PROPOSED CONTOUR |
| × | 800.00 TC TOP OF CURB ELEVATION |
| × | 800.00 TW TOP OF RETAINING WALL ELEVATION |
| × | 800.00 BW BOTTOM OF RETAINING WALL ELEVATION |
| × | 800.00 SPOT ELEVATION |



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etc
design studio
330 West Lakeside Street
Madison, WI 53715
608.358.6344



818 N Meadowbrook Ln
Waukegan, WI 53597
(608) 849-9378

PROJECT INFORMATION

COSMOS -
THE SPARK
PROJECTS

800 E WASHINGTON AVE
MADISON, WI



ISSUANCE AND REVISIONS

UDC Submittal (Revised)

#	DATE	DESCRIPTION
---	------	-------------

SHEET INFORMATION

PROGRESS DOCUMENTS
NOT FOR CONSTRUCTION

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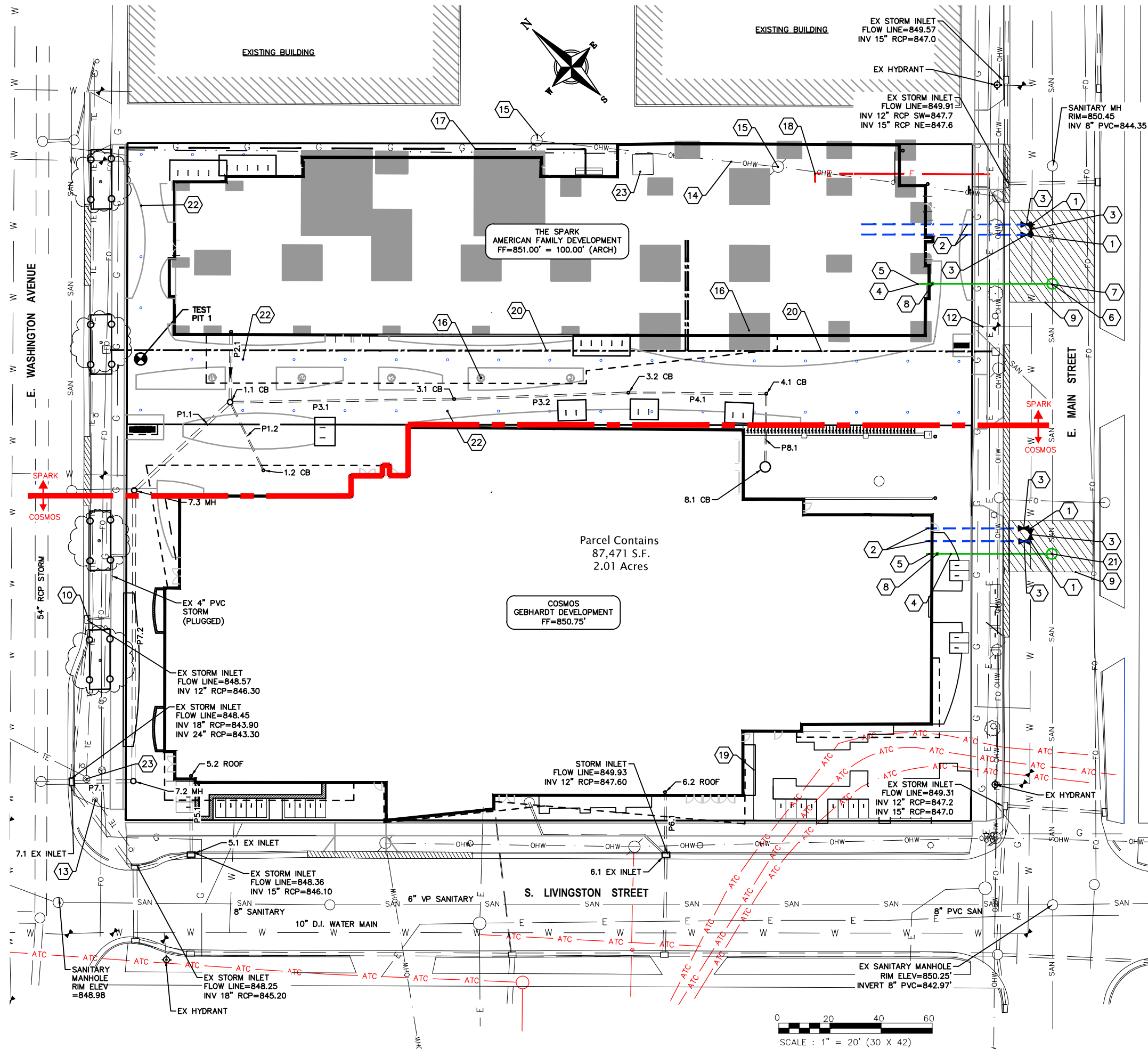
PROJECT MANAGER RJ

PROJECT NUMBER 1249

DATE 12/21/16

GRADING PLAN

C300



PLAN KEY

- 1 CONNECT TO EXISTING WATER MAIN WITH 8"x8"x8" CUT-IN TEE. COORDINATE INSTALLATION WITH MADISON WATER UTILITY
- 2 8" WATER SERVICE
- 3 8" VALVE
- 4 8" SANITARY LATERAL @ 0.52% MIN. SLOPE
- 5 8" SANITARY INV=844.50'. EXTEND 5 FEET INTO BUILDING
- 6 SANITARY MANHOLE PER CITY REQUIREMENTS, RIM=850.45, INVERT=844.13
- 7 RAINWATER HOLDING TANK
- 8 SEE PLUMBING PLANS FOR CLEAN OUT LOCATION
- 9 UTILITY PATCH PER CITY REQUIREMENTS
- 10 CONNECT TO EXISTING STORM SEWER INLET PER CITY STANDARDS
- 11 CONNECT TO ROOF DRAIN. COORDINATE WORK WITH PLUMBING CONTRACTOR.
- 12 EXISTING 1" WATER SERVICE TO BE ABANDONED
- 13 EXISTING LIGHT POLE
- 14 EXISTING OVERHEAD ELECTRICAL TO BE RELOCATED
- 15 EXISTING POWER POLE TO BE REMOVED
- 16 FOOTING CAP OR FOUNDATIONS
- 17 GAS SERVICE, COORDINATE LOCATION WITH MG&E
- 18 ELECTRIC SERVICE, COORDINATE LOCATION WITH MG&E
- 19 EXCEPTION 10: 35'X85' PERPETUAL RIGHT AND EASEMENT FOR UNDERGROUND ELECTRIC TRANSMISSION AND DISTRIBUTION IN DOC. NO. 2070527.
- 20 TELECOM 4" FIBER/COPPER CONDUIT, COORDINATE LOCATION WITH AT&T
- 21 SANITARY MANHOLE, RIM=850.53, INVERT=843.63
- 22 GEO-EXCHANGE WELL, TYP
- 23 INSTALL STORM UNDER TRAFFIC ENGINEERING VAULT

UTILITY NOTES

1. CONTRACTOR SHALL CALL DIGGERS HOTLINE PRIOR TO ANY CONSTRUCTION. ALL EXISTING UTILITIES SHOWN ON THE PLAN ARE APPROXIMATE AND WERE FIELD LOCATED FROM GROUND MARKING OR BASED OFF OF CITY UTILITY RECORDS. THE LOCATIONS ARE SHOWN FOR INFORMATIONAL PURPOSES ONLY AND SHOULD BE FIELD VERIFIED PRIOR TO CONSTRUCTION.
2. ALL SITE UTILITY WORK SHALL BE DONE IN ACCORDANCE WITH THE CITY STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, LATEST ADDITION.
3. CONTRACTOR SHALL OBTAIN ALL NECESSARY PLUGGING/CONNECTION PERMITS FROM THE CITY PRIOR TO ANY UTILITY WORK. CONTRACTOR TO NOTIFY THE PUBLIC WORKS DEPARTMENT A MINIMUM OF 48 HOURS BEFORE CONNECTING TO PUBLIC UTILITIES.
4. PRIOR TO CONSTRUCTION, CONTRACTOR SHALL OBTAIN A STREET OPENING PERMIT FOR ANY WORK TO BE DONE WITHIN THE RIGHT-OF-WAY.
5. RESTORATION OF PAVEMENT, CURB & GUTTER, AND SIDEWALK WITHIN THE STREET RIGHT OF WAY IS CONSIDERED INCIDENTAL AND SHALL BE INCLUDED IN THE COST OF THE UNDERGROUND IMPROVEMENTS.
6. ALL STORM SEWER PIPE TO BE SDR-35 PVC OR SCHEDULE 40 PVC AS NOTED.
7. CONTRACTOR SHALL CONFIRM CONNECTION ELEVATION GRADES OF ALL PIPES PRIOR TO BEGINNING CONSTRUCTION.
8. WATER MAIN SHALL BE DUCTILE IRON, CLASS 52.
9. SANITARY SEWER SERVICES SHALL BE SDR-35 PVC.
10. ANY PERSON WHO INSTALLS A NONCONDUCTIVE WATER OR SEWER LATERAL MUST ALSO INSTALL A LOCATION WIRE OR OTHER EQUALLY EFFECTIVE MEANS FOR MARKING THE LOCATION OF THE LATERAL. METHOD SHALL BE APPROVED BY THE CITY.
11. CONTRACTOR TO COORDINATE NEW, RELOCATED AND/OR ABANDONED GAS, ELECTRIC, TELEPHONE, AND CABLE WITH APPROPRIATE UTILITY COMPANIES.
12. UTILITIES SERVING BUILDINGS SHALL BE STUBBED INTO THE PROPOSED BUILDING(S) A MIN. OF 5' AND STAKED.
13. ALL WATER MAIN PIPE AND FITTINGS SHALL BE INSTALLED TO A MIN. DEPTH OF COVER OF 6.5'. AFTER REGRADING, EXISTING WATER MAIN PIPE WHICH DOES NOT MEET THIS REQUIREMENT SHALL BE INSULATED.
14. STORM SEWERS WHICH CROSS AN ACTIVE SEWER OR WATER MAIN OR LATERAL SHALL HAVE A MINIMUM CLEAR VERTICAL CLEARANCE OF THREE (3) FEET. CROSSINGS WITH LESSER VERTICAL CLEARANCE SHALL BE PROTECTED FROM FROST DAMAGE BY PLACEMENT OF 2-INCH THICK POLYSTYRENE BOARD INSULATION.
15. BUILDING PLUMBER SHALL VERIFY SIZE, SLOPE, AND EXACT LOCATION OF PROPOSED SANITARY LATERALS AND WATER SERVICES PRIOR TO INSTALLATION.



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PROJECT INFORMATION

COSMOS -
THE SPARK
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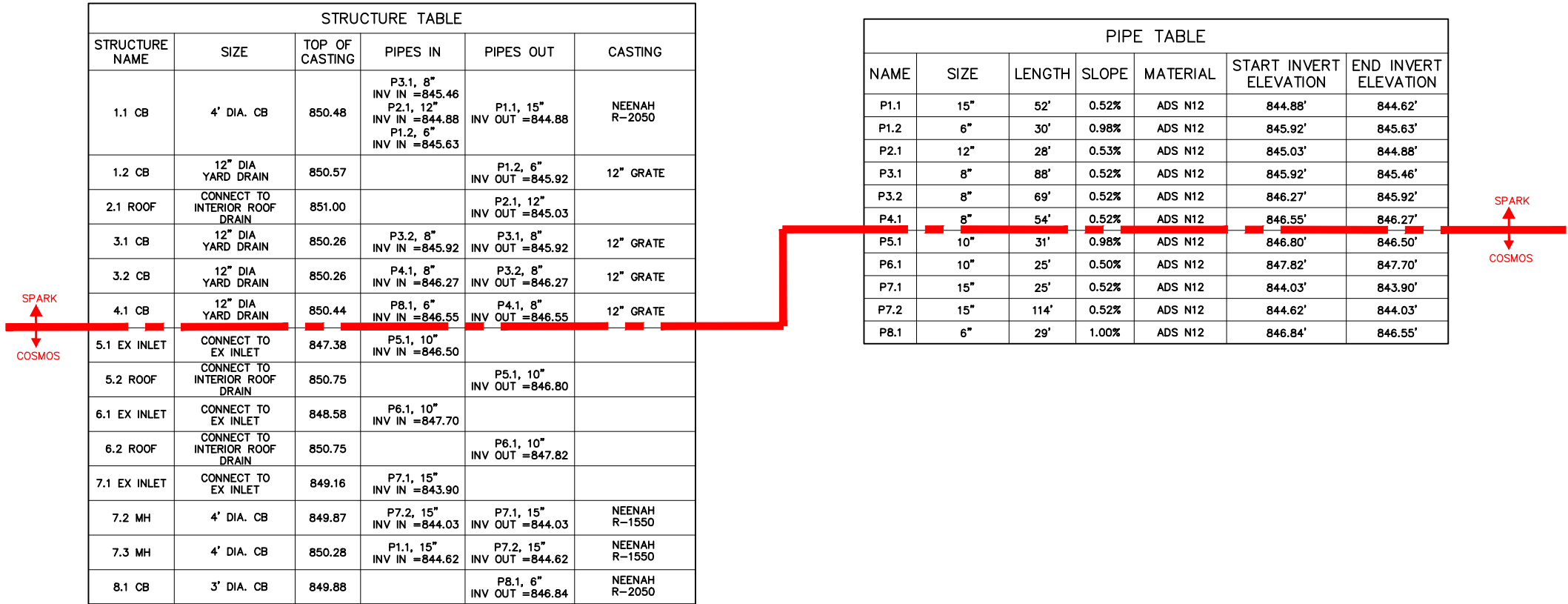
PROJECT MANAGER RJ

PROJECT NUMBER 1249

DATE 12/21/16

UTILITY PLAN

C400



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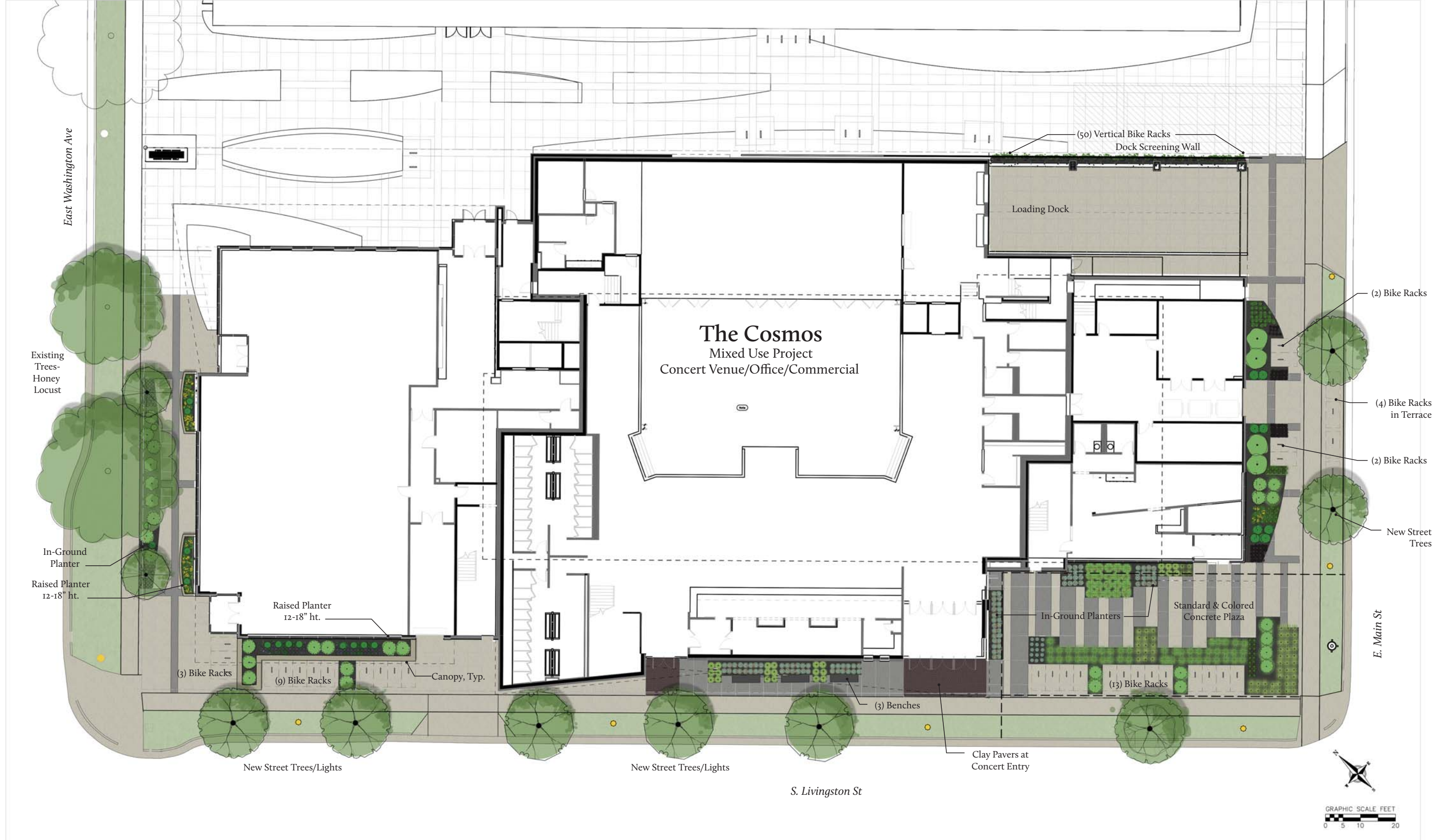
PROJECT MANAGER RJ

PROJECT NUMBER 1249

DATE 12/21/16

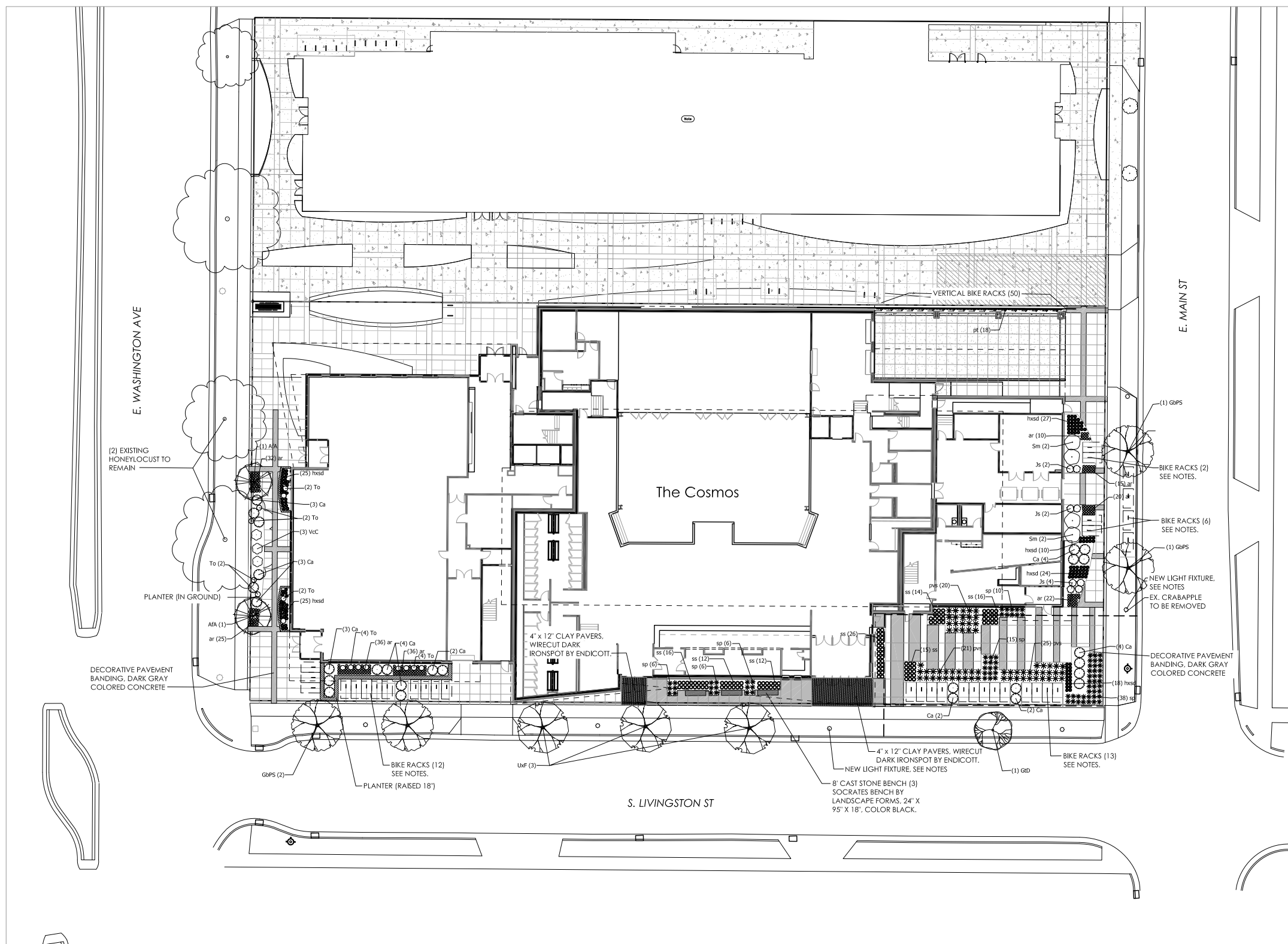
UTILITY PLAN

C400



SITE PLAN
Urban Design Commission
12.21.2016





DECIDUOUS TREES		BOTANICAL NAME / COMMON NAME		SIZE	CAL	QTY
MA	Acer x freemanii 'Armstrong' / Armstrong Freeman Maple	8.8 ft	2.5" cal	2		
GPFS	Ginkgo biloba 'Princeton Sentry' / Princeton Sentry Ginkgo	8.8 ft	2.5" cal	4		
GPFS	Quercus laevis 'Drummond' / Drummond Live Oak	8.8 ft	2.5" cal	1		
UDF	Ulmus x 'Frontier' / American Elm	8.8 ft	2.5" cal	3		
ANNUALS/PERENNIALS		BOTANICAL NAME / COMMON NAME		SIZE	FIELD2	QTY
nr	Allyce rosea 'Bronze Beauty' / Bronze Beauty Bugleweed	4" pot		156		
hsod	Hemerocallis x 'Stella de Oro' / Stella de Oro Daylily	4" pot		129		
pns	Paricium virginum 'Shenandoah' / Shenandoah Red Switch Grass	1 gal		66		
sp	Geraniumox foliosum 'Baton' / Baton	1 gal		111		
sp	Schizachyrium scoparium / Little Bluestem Grass	1 gal		111		
ss	Sporobolus heterolepis / Prairie Droopseed	4" pot		81		
DECIDUOUS SHRUBS		BOTANICAL NAME / COMMON NAME		SIZE	FIELD2	QTY
Ca	Cotoneaster epulatus / Cranberry Cotoneaster	3 gal		27		
SY	Syringa meyeri 'Palibin' / Dwarf Korean Lilac	5 gal		4		
Vcm	Viburnum carlesii 'Compact' / Korean Spice Viburnum	3 gal		4		
EVERGREEN SHRUBS		BOTANICAL NAME / COMMON NAME		SIZE	FIELD2	QTY
3	Juniperus horizontalis 'Blue Star' / Blue Star Juniper	3 gal		16		
3	Thuja occidentalis 'Danica' / TM / Danica Globe Cedar	5 gal		16		

1. FINAL STREET TREE SPECIES SELECTION AND PLACEMENT TO BE DETERMINED IN COORDINATION WITH CITY FORESTER.
2. UNPAVED STREET TERRACES TO BE SODDED WITH TURF SOD.
3. NEW STREET LIGHTING TO MATCH ESTABLISHED CITY DESIGN. FINAL LIGHT QUANTITIES AND PLACEMENT TO BE DETERMINED BY CITY PUBLIC WORKS STAFF.
4. SITES TO BE FINISHED TO STANDARD COLOR, BROOM FINISHED CONCRETE UNLESS OTHERWISE SPECIFIED.
5. ALL GROUND MOUNTED BIKE RACKS TO BE POST AND RING RACK (PAR) BY MADMAX/GRABER MANUFACTURING. IN GROUND MOUNT, WITHOUT BALL CAP, GALVANIZED FINISH. INSTALL PER CITY OF MADISON RACK SPACING GUIDELINES (AS SHOWN IN PLANNING DEPARTMENT BIKE RACKS TO BE SPORTWORKS VERTICAL WALL MOUNT RACKS OR SIMILAR.



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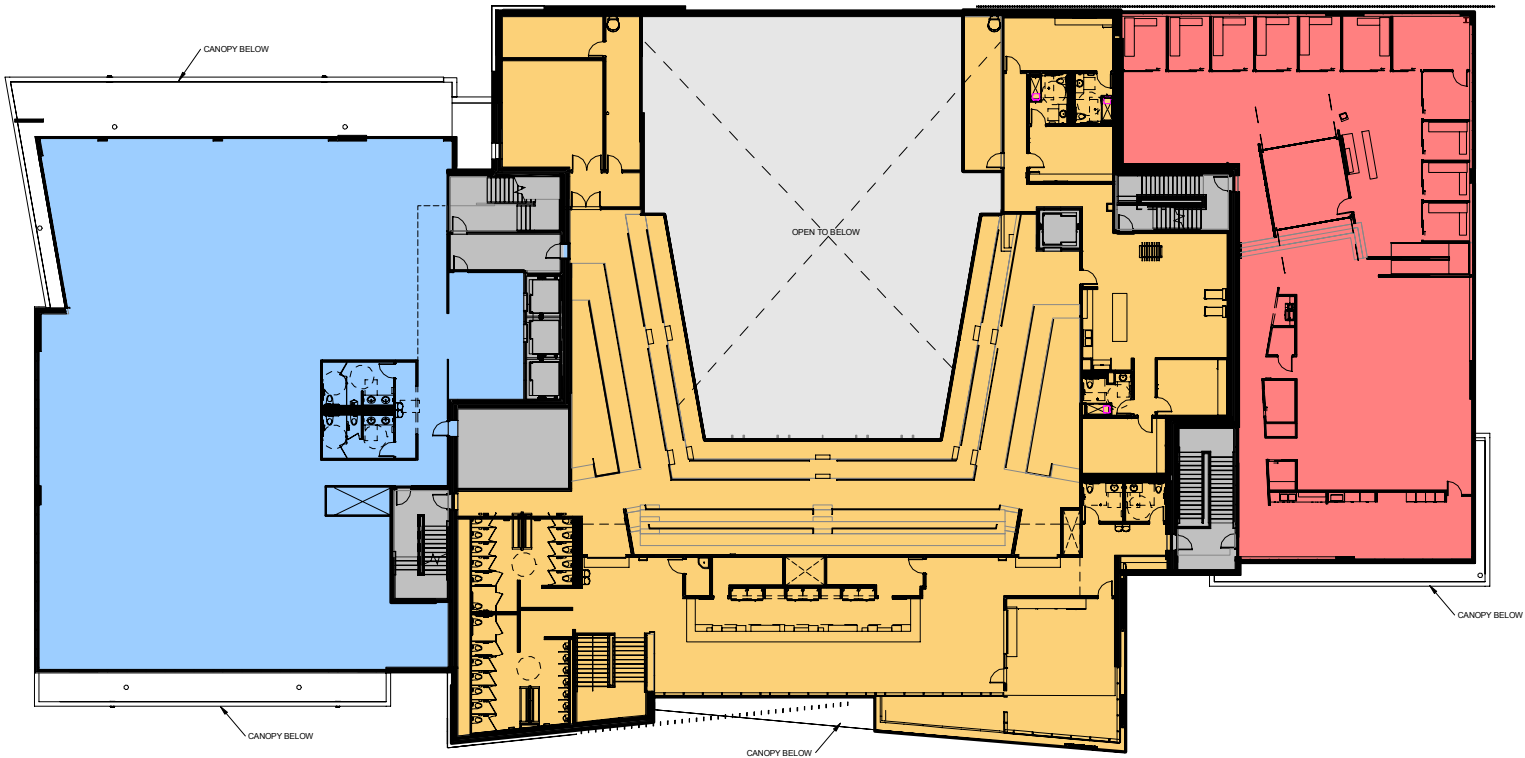
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MADISON, WI 53705-4395



1

FIRST FLOOR PLAN
SCALE: 1" = 40'



2

SECOND FLOOR PLAN
SCALE: 1" = 40'

LEGEND

- RETAIL
- OFFICE
- MUSIC VENUE
- SHARED SPACES
(EXIT STAIRS, MECHANICAL SPACES)

DESIGN
DEVELOPMENT

NOT FOR
CONSTRUCTION

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DRAWING SET	DD
DRAWN	JZ
CHECKED	RG
DATE	12-21-2016
PROJECT NO.	2016090
PROJECT TITLE	

GEBHARDT
DEVELOPMENT -
THE COSMOS
PROJECT

801 E. WASHINGTON AVENUE
MADISON, WISCONSIN 53703

SHEET NAME
FLOOR PLANS

SHEET NO.

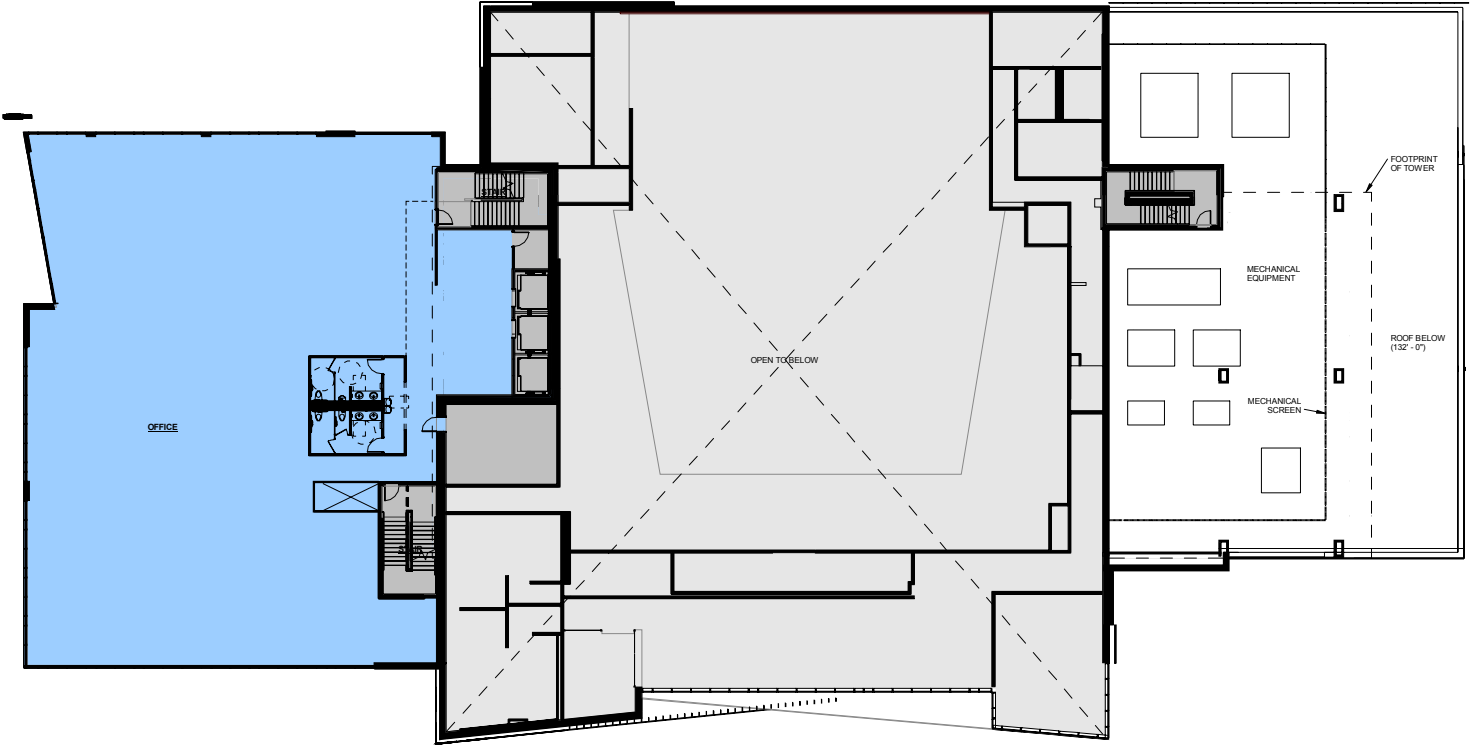
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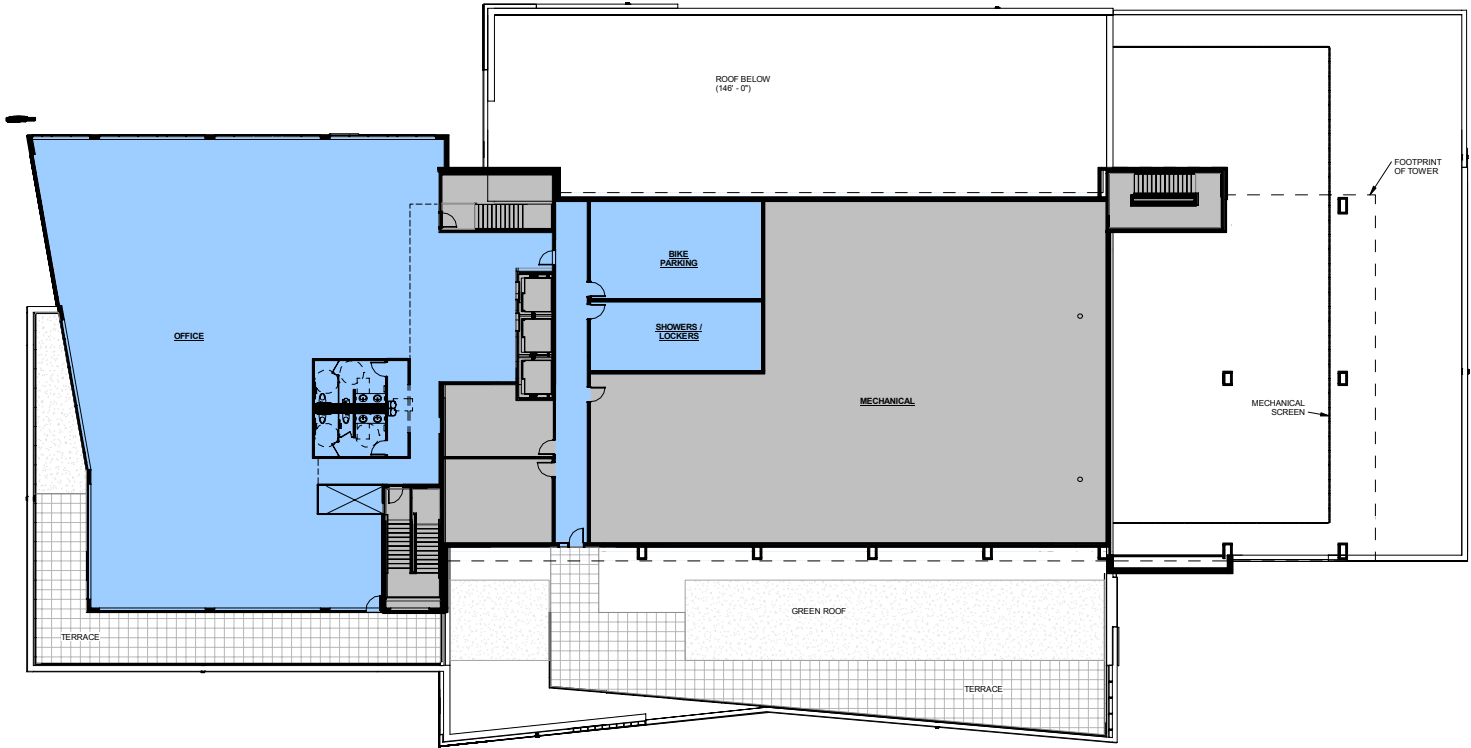
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3

THIRD FLOOR PLAN
SCALE: 1" = 40'
0' 10' 20' 40'



FOURTH FLOOR PLAN
SCALE: 1" = 40'
0' 10' 20' 40'

LEGEND

- RETAIL
- OFFICE
- MUSIC VENUE
- SHARED SPACES
(EXIT STAIRS, MECHANICAL SPACES)

DESIGN
DEVELOPMENT

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GEBHARDT
DEVELOPMENT -
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SHEET NAME
FLOOR PLANS

SHEET NO.

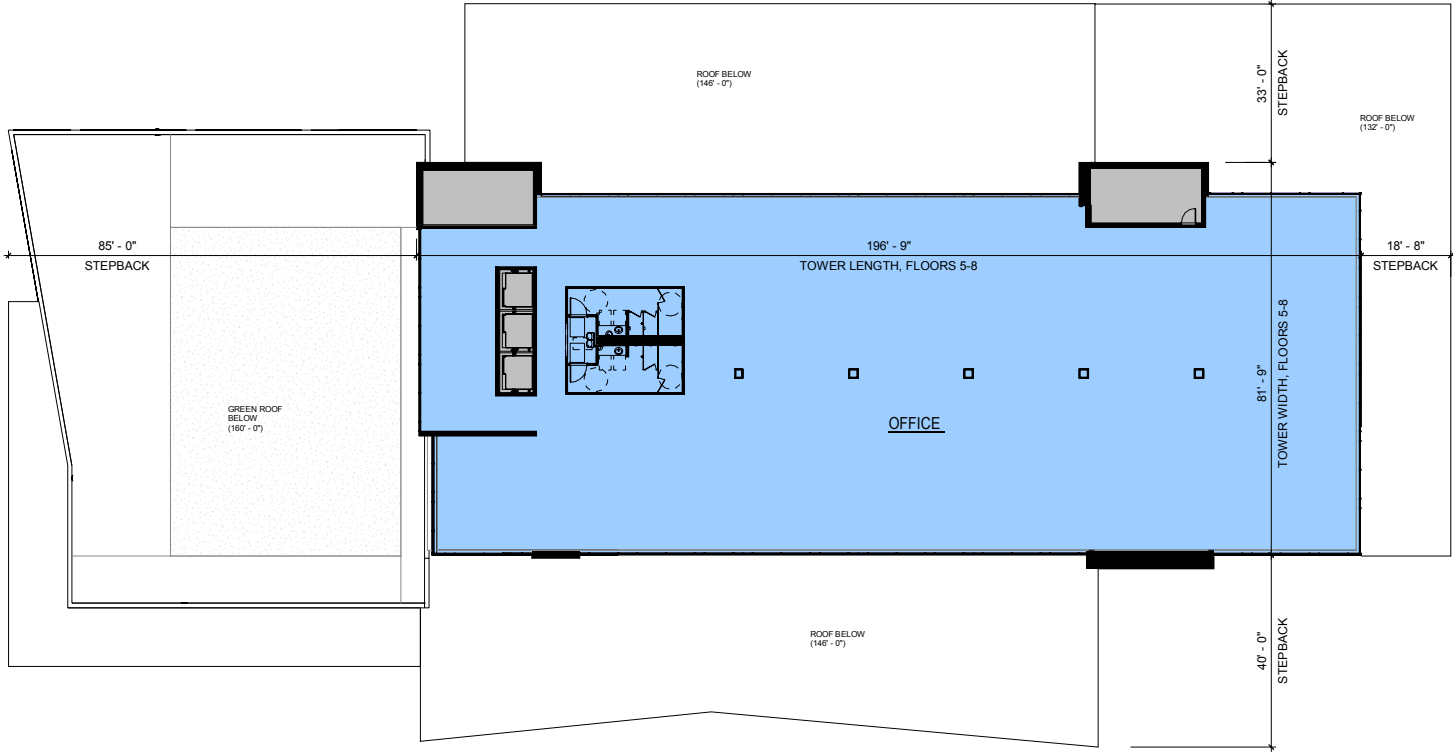
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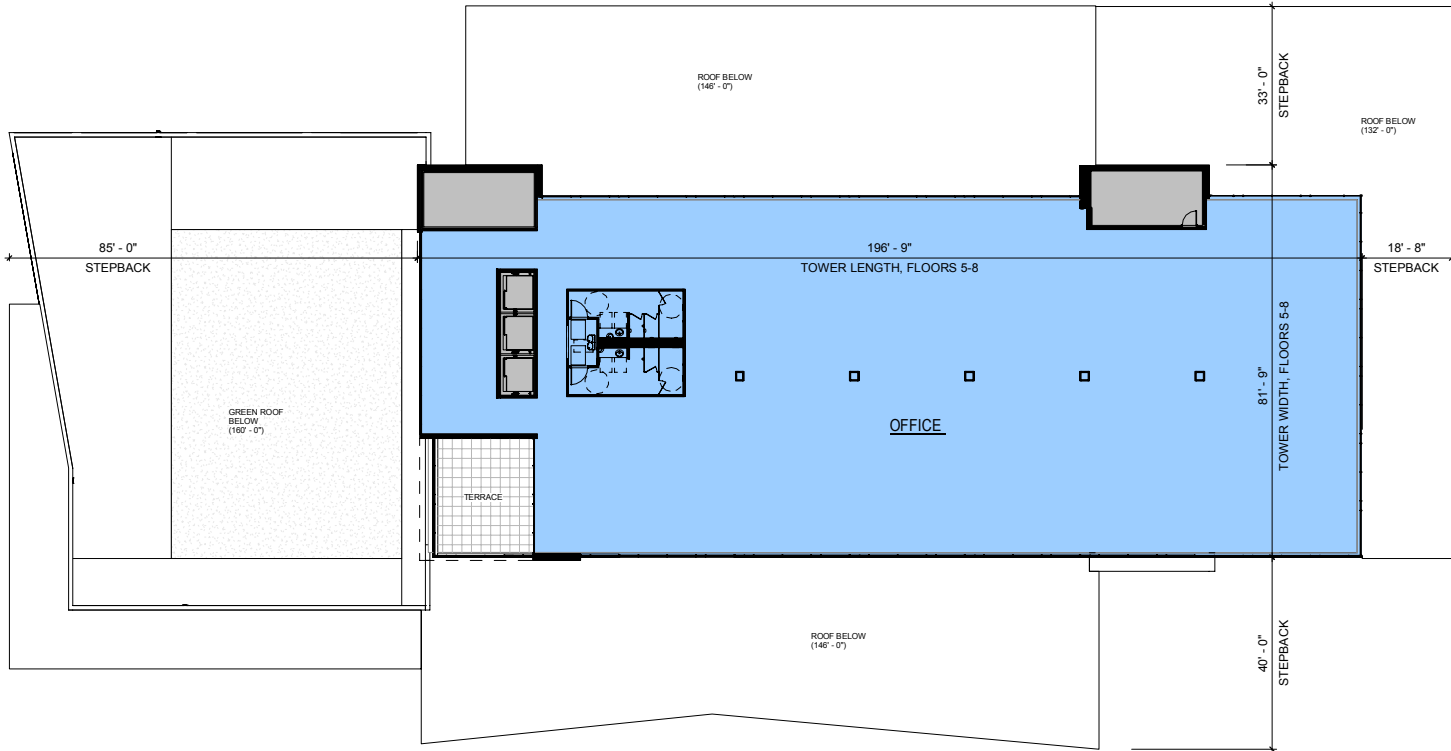
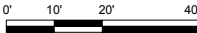


5, 6, 7



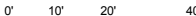
TOWER FLOOR PLANS 5 THRU 7

SCALE: 1" = 40'



TOWER FLOOR PLAN - 8

SCALE: 1" = 40'



DESIGN
DEVELOPMENT

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PROJECT TITLE

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THE COSMOS
PROJECT

801 E. WASHINGTON AVENUE
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SHEET NAME

FLOOR PLANS

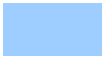
SHEET NO.

A203

LEGEND



RETAIL



OFFICE



MUSIC VENUE



SHARED SPACES
(EXIT STAIRS, MECHANICAL SPACES)



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SHEET NO.



A401(T)



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LEGEND

- EXPOSED CAST CONCRETE (RUBBED FINISH)
- EXPOSED PRECAST CONCRETE (TEXTURED FINISH)
- UTILITY BRICK
- COMPOSITE METAL PANEL
- FIBER CEMENT
- WEATHERING STEEL
- GLASS, TRANSPARENT (G-1)
- GLASS, COLORED (G-2)

DESIGN
DEVELOPMENT

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CONSTRUCTION

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PROJECT NO.	2016090
PROJECT TITLE	

GEBHARDT
DEVELOPMENT -
THE COSMOS
PROJECT

801 E. WASHINGTON AVENUE
MADISON, WISCONSIN 53703

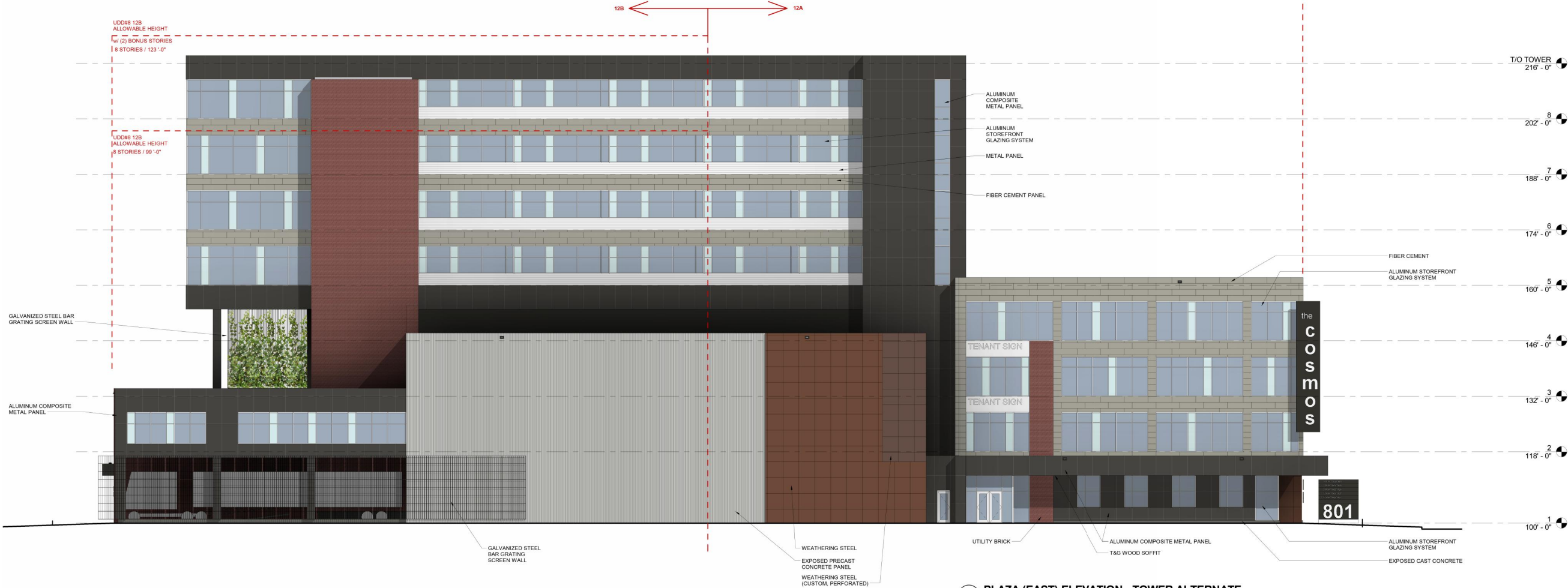
SHEET NAME
EXTERIOR
ELEVATIONS
(TOWER
ALTERNATE)

SHEET NO.

A402(T)



1 E. MAIN ST. (SOUTH) ELEVATION - TOWER ALTERNATE
SCALE: 3/32" = 1'-0"



2 PLAZA (EAST) ELEVATION - TOWER ALTERNATE
SCALE: 3/32" = 1'-0"



VIEW FROM N. LIVINGSTON / E. WASHINGTON AVE. (LOOKING SOUTH)



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ENGINEERING
INTERIOR DESIGN

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VIEW FROM E. WASHINGTON AVE. (LOOKING EAST)

DATE	12-21-2016
PROJECT NO.	2016090
PROJECT TITLE	

GEBHARDT
DEVELOPMENT -
THE COSMOS
PROJECT

801 E. WASHINGTON AVENUE
MADISON, WISCONSIN 53703

SHEET NAME
EXTERIOR
VIEWS



VIEW FROM S. LIVINGSTON (LOOKING NORTH)



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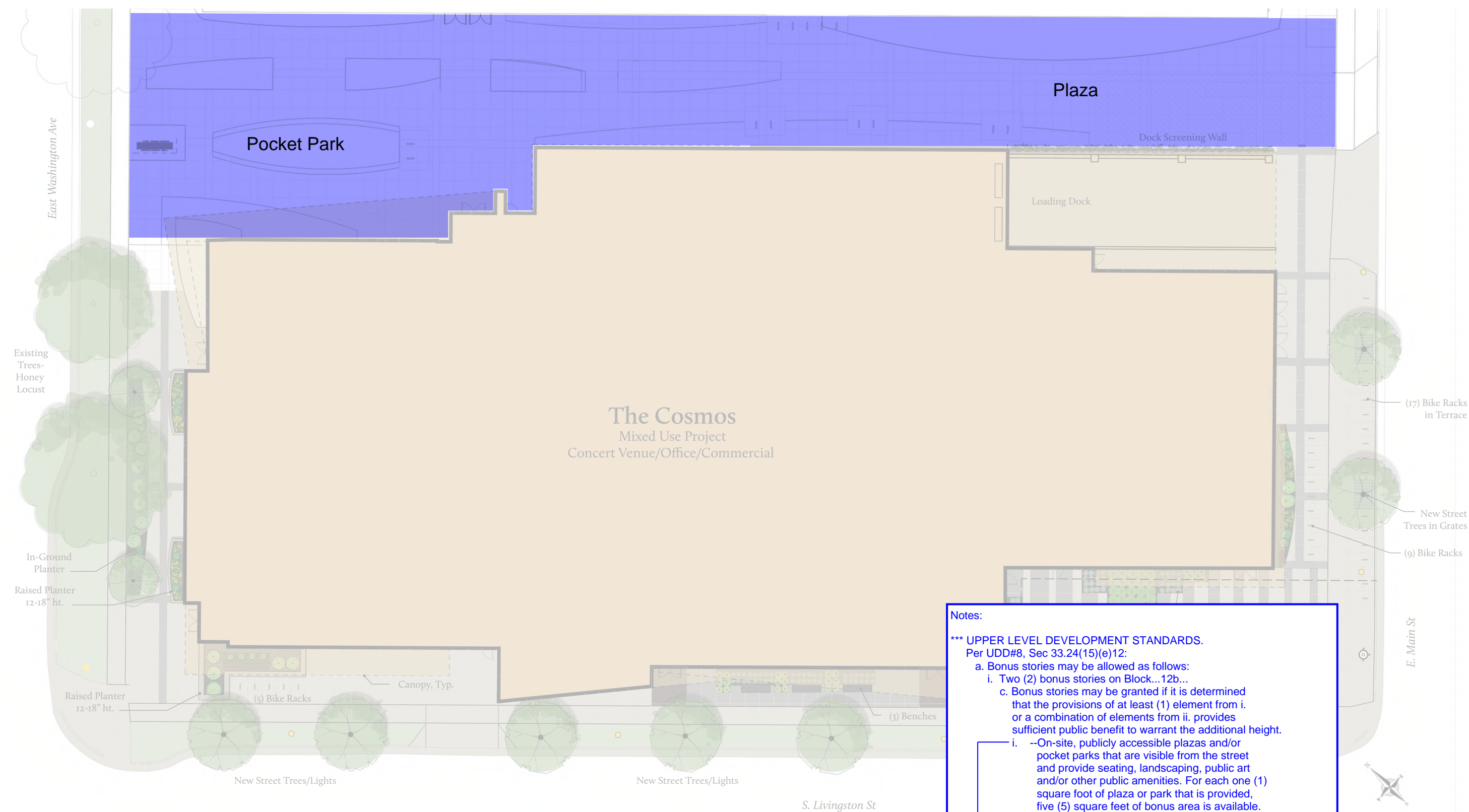
VIEW FROM E. MAIN ST. (LOOKING WEST)

DATE 12-21-2016
PROJECT NO. 2016090
PROJECT TITLE

GEBHARDT
DEVELOPMENT -
THE COSMOS
PROJECT

801 E. WASHINGTON AVENUE
MADISON, WISCONSIN 53703

SHEET NAME
EXTERIOR
VIEWS



BONUS FLOORS / AREA DIAGRAM, CALCULATIONS, NOTES

LEGEND	
	Plaza / Pocket Park Area: 14,370 sq. ft.

Notes:

***** UPPER LEVEL DEVELOPMENT STANDARDS.**
Per UDD#8, Sec 33.24(15)(e)12:

- a. Bonus stories may be allowed as follows:
 - i. Two (2) bonus stories on Block...12b...
 - c. Bonus stories may be granted if it is determined that the provisions of at least (1) element from i. or a combination of elements from ii. provides sufficient public benefit to warrant the additional height.
 - i. --On-site, publicly accessible plazas and/or pocket parks that are visible from the street and provide seating, landscaping, public art and/or other public amenities. For each one (1) square foot of plaza or park that is provided, five (5) square feet of bonus area is available.
 - ii. --Mid-block and through-block public pedestrian, bike, and/or vehicular connections.
 - On-site, publicly accessible plazas and/or pocket parks that are visible from the street and provide seating, landscaping, public art and/or other public amenities. For each one (1) square foot of plaza or park that is provided, ten (10) square feet of bonus area is available.

The amount of shared Plaza and Pocket Park provided (shaded in the drawing above) will be 14,370 sq. ft.
Half of this area - 7,185 sq. ft. - is considered part of The Cosmos project.
This amounts to a potential for 35,925 sq. ft. of bonus area in The Cosmos project's floors that extend above Block 12B's height requirement on the basis of 5 sq. ft. available for every 1 sq. ft. provided.

Providing the Plaza and Pocket Park satisfies (1) element from i. in Sec. 33.24(15)(e)12.a.i.c.

BONUS FLOORS / AREA
DIAGRAM, CALCULATIONS, NOTES



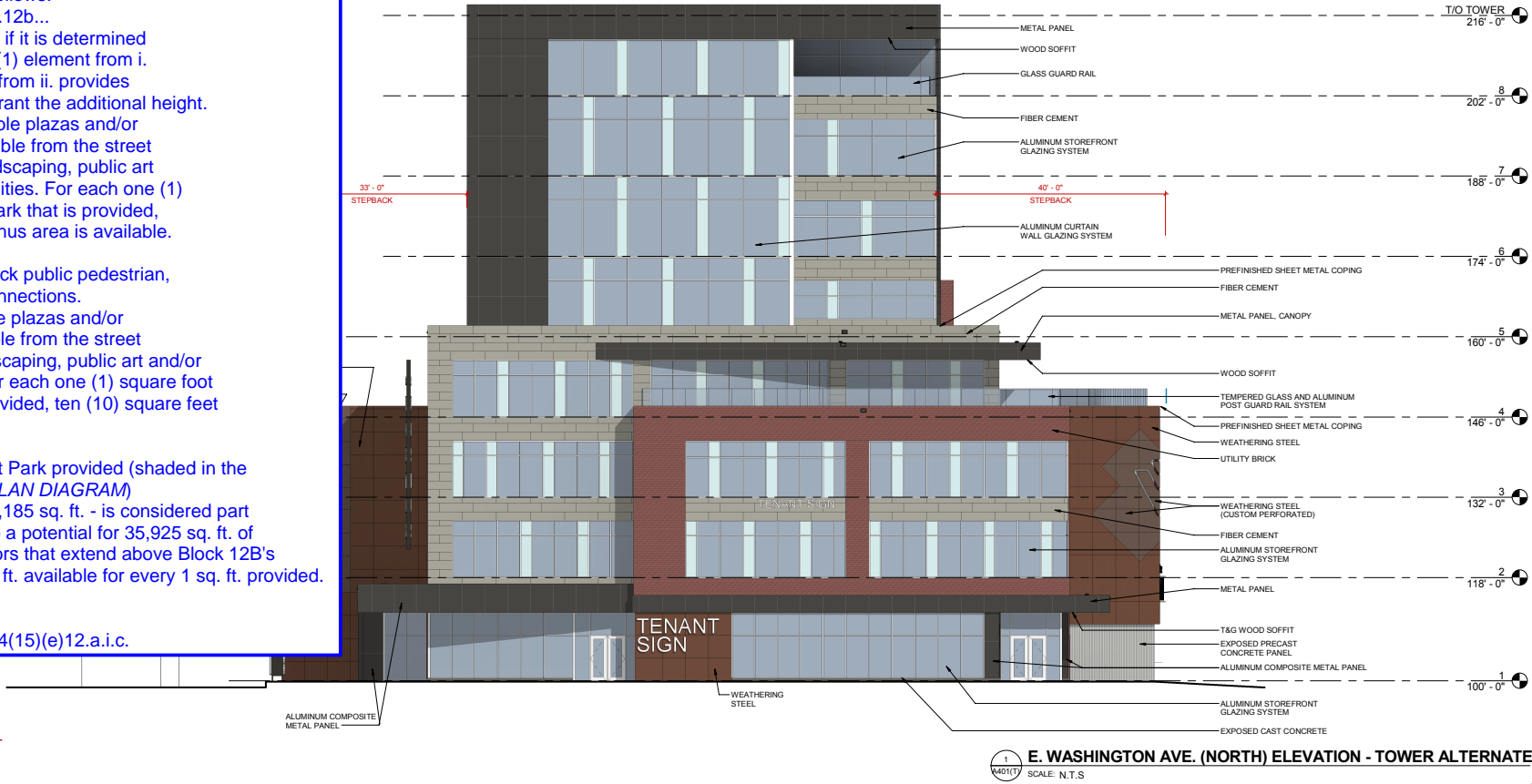
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Notes:

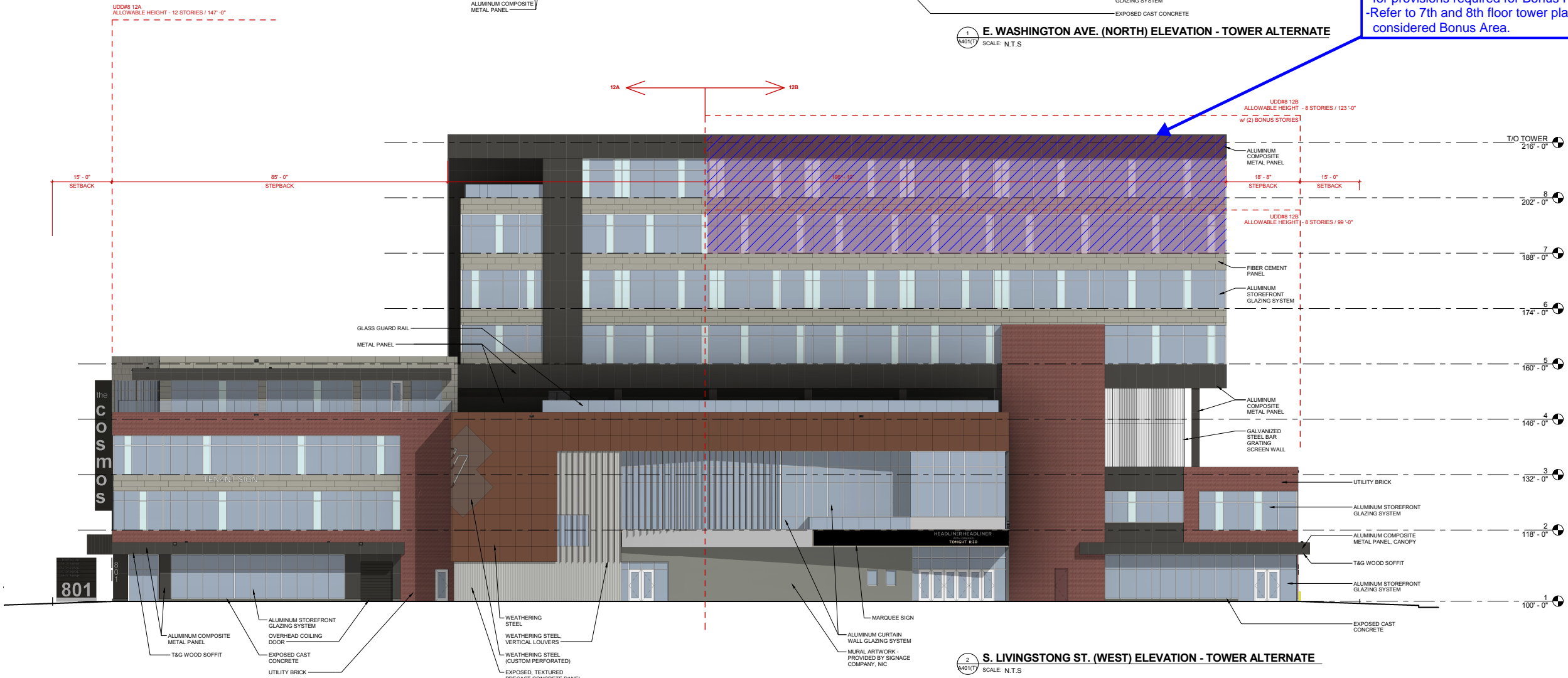
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Per UDD#8, Sec 33.24(15)(e)12:
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Providing the Plaza and Pocket Park satisfies (1) element from i. in Sec. 33.24(15)(e)12.a.i.c.



Shaded portion of elevation represents Bonus Floors / Area.
-Refer to notes on *UPPER LEVEL DEVELOPMENT STANDARDS* for provisions required for Bonus Floors / Area.
-Refer to 7th and 8th floor tower plans for portions of floors considered Bonus Area.



DESIGN
DEVELOPMENT

NOT FOR
CONSTRUCTION

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DATE	12-21-2016
PROJECT NO.	2016090

PROJECT TITLE
GEBHARDT
DEVELOPMENT -
THE COSMOS
PROJECT

801 E. WASHINGTON AVENUE
MADISON, WISCONSIN 53703

SHEET NAME
EXTERIOR
ELEVATIONS
(TOWER
ALTERNATE)

SHEET NO.

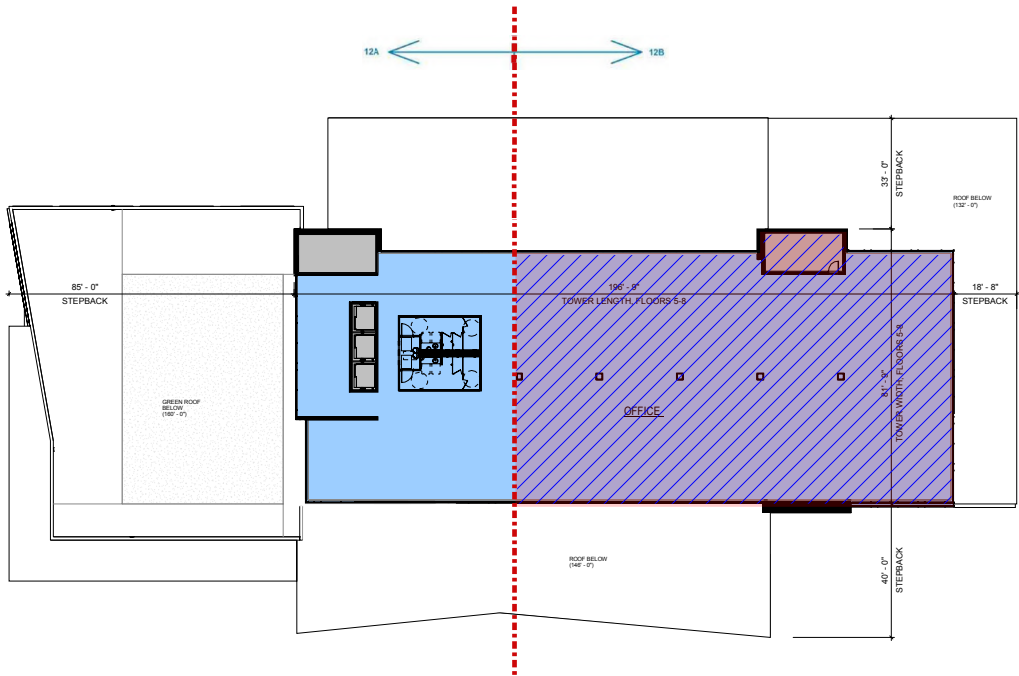
Notes:

- *** UPPER LEVEL DEVELOPMENT STANDARDS.
Per UDD#8, Sec 33.24(15)(e)12:
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See the bonus area being requested in the dashed/shaded area on the floor plans shown on this page.



1 TOWER SEVENTH FLOOR PLAN



LEGEND AND CALCULATIONS

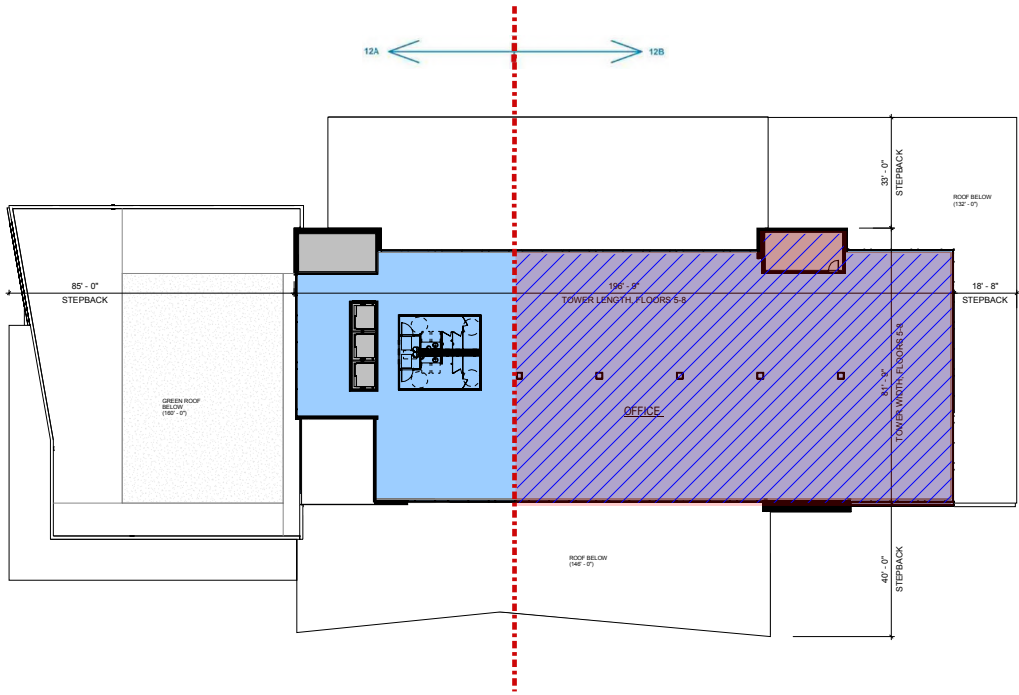


Bonus Floor / Area

Bonus Area per Floor
7th Floor: 10,050 sq. ft.
8th Floor: 10,050 sq. ft.

Total: 20,100 sq. ft.

Allowed: 35,925 sq. ft



2 TOWER EIGHTH FLOOR PLAN



ARCHITECTURE
ENGINEERING
INTERIOR DESIGN

STRANG, INC.
6411 MINERAL POINT ROAD
MADISON, WI 53705-4395

DESIGN
DEVELOPMENT

NOT FOR
CONSTRUCTION

COPYRIGHT STRANG, INC.	2016
DRAWING SET	DD
DRAWN	JZ
CHECKED	RG
DATE	12-21-2016
PROJECT NO.	2016090

PROJECT TITLE

GEBHARDT
DEVELOPMENT -
THE COSMOS
PROJECT

801 E. WASHINGTON AVENUE
MADISON, WISCONSIN 53703

SHEET NAME

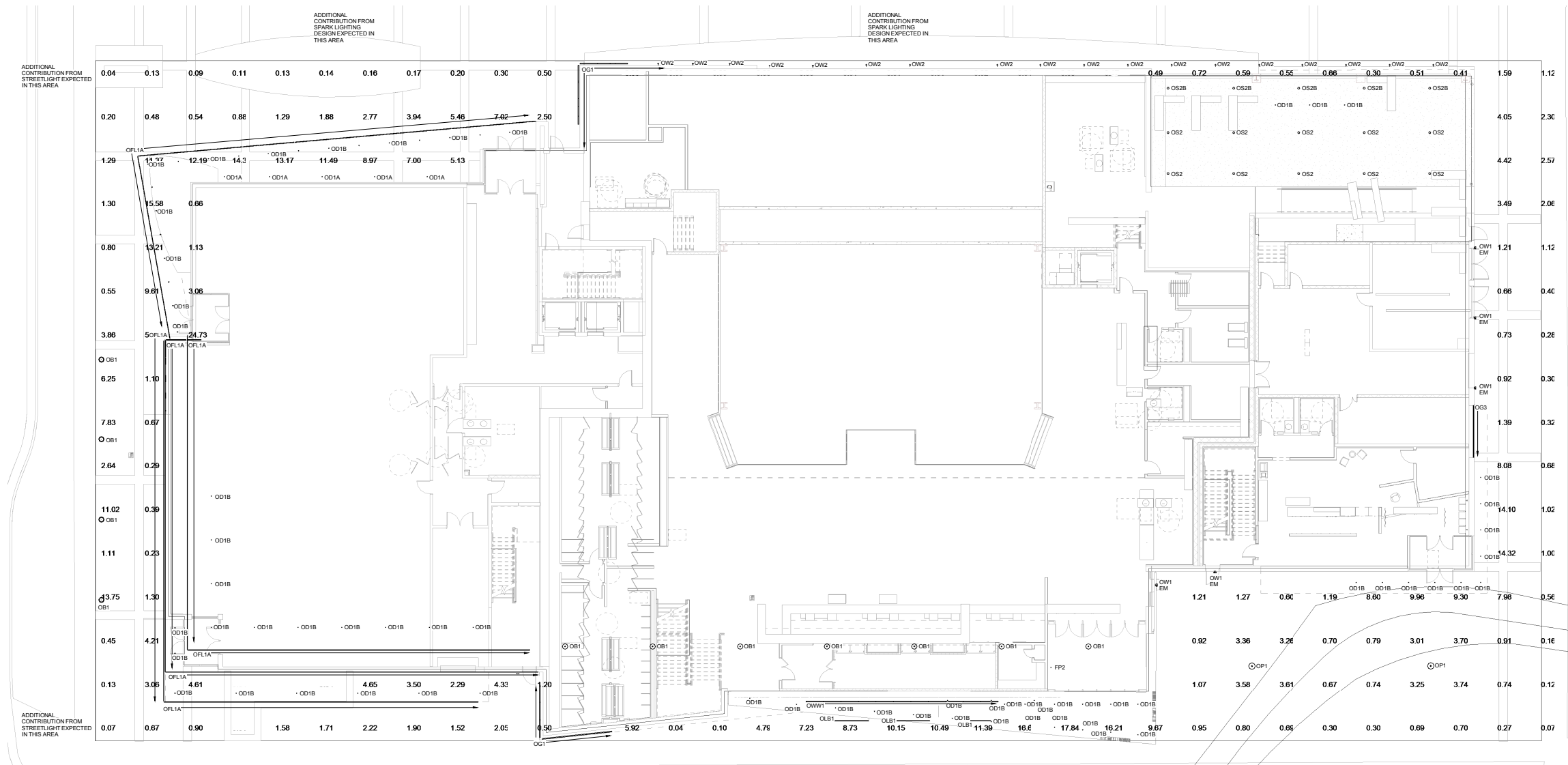
BONUS STORY
DIAGRAM

SHEET NO.



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GEBHARDT
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THE COSMOS
PROJECT

801 E. WASHINGTON AVENUE
MADISON, WISCONSIN 53703

SHEET NAME
ELECTRICAL SITE
LIGHTING PLAN

SHEET NO.

E201

SITE LIGHTING PLAN
SCALE: 1" = 30'

Lunetta

LED Walkway Bollard

TYPE: OB1
42" Bollard
East Washington Planting
Fourth Floor Roof Patio

amerlux
Simple, Power, Performance.



Features

LED integration throughout the design is possible with Amerlux's Lunetta bollard, which includes a highly efficient, a 10 brightness, using LED array.

A straight round 257 aluminum pillar is anodized for long life and is available in three finishes: anodized, powder coated, or painted. The Lunetta bollard has no visible fasteners or hardware, which adds to its sleek design.

Product Overview

Wattage:	12W
Lumen Output:	1400 lm
Color Temp:	2700K / 3000K / 3500K / 4000K
Dimming:	0-10V
Weight at 24in:	11 lbs
Max Height:	42 inches
Diameter:	10 inches

PROJECT:

TYPE:

Description:

Lighting for exterior retail and hospital environment, university and corporate campuses, as well as outdoor modeling space.

LED Array

(40) High brightness SMD LEDs delivering approximately 1400 lm. Sealed under pour to allow equivalent life, resistant to UV and thermal shock. Runs at approximately 10W.

LED Driver Module:

- Electronic driver operates at 500mA with 0-277V AC input.
- 0-10V dimming.

Materials:

- Anchor base - Cast Aluminum (356-76)
- Shaft - Extruded aluminum (6063-T6)
- Cones - Spun aluminum (6063)

ETL listed, suitable for wet locations.

Finish:

Power quality, corrosion resistant powdercoat for a durable finish.

ANT: Anthracite Gray
CLB: Classic Bronze
WHT: White

RLK: Radiant Black
SDB: Stardust Silver
Custom: _____




5 year limited warranty

AMERLUX



1/2016

AMERLUX

TYPE OB1



Illuminate Type:
Catalog Number:
Salesperson:

TYPE OD1
2" Downlight (IC RATED)
A8 Canopies



Gotham Standard Downlighting
LED Downlights

2" Incito®
Adjustable, Lensed

Seal-Style Lighting
(US and International Patents Pending)



OPTICAL SYSTEM

- Standard 100% virgin silicone refractive optics enables maximum dimensional stability and optical transmission with no coloration over life.
- Primary reflector distribution occurs in reflective optical viewing for aesthetic consistency with trim color and finish.
- Even beam distribution pattern allows designers to achieve various combinations with trim color and finish.
- Self-aligned unimorphic or metamorphic beam control in combination with single beam transmission reflecting lens.
- Interchangeable optics.
- Workpiece pattern access for beam capture highlighting and enables consistent installation.

MECHANICAL SYSTEM

- Modular design integrates seamless integration into architecture.
- Powerful beam and uniform beam and transmission adjustment possible from above or below.
- Accommodates 10° to 50° beam to cast long, soft.
- Mounting flange from 1 to 365 degrees.
- 40° adjustable.
- Hex arm for the ceiling with indicators.
- ASTM A308 stainless steel architecture standard.
- Several additional mounting options available including new construction mounting plate, Chicago Brackets, and Type E.

- Standard ambient operating temperatures 75 °C. High ambient option available.
- Accommodates a wide range of applications including residential, commercial, and industrial.
- Light engine and arm are accessible from above or below ceiling.
- 7 beamlight options include proprietary diffuser mesh reducing glareless beam pattern with dimmable applications. Must ring chips separately.

ELECTRICAL SYSTEM

- Seal-Style LED light engine available in 2700 K, 3000 K, 3500 K or 4000 K color temperatures. Beam OD100, High OD100, High OD100 available.
- Rated output 8w of 440,000 hours at 70% voltage.
- 170W LED IC LED dimming and 0-10V dimming standard.
- Luminaire sensors provide LED beam control circuitry.

LETRIS

- Features are listed to meet US and Canadian standards, and Section B05.

WARRANTY

- 5 Year limited warranty. Complete US warranty terms located at: www.illuminate.com/Products/Response/TypeOD1/TypeOD1.aspx

Note: Architectural warranty may differ as a result of end user environment and applications.

- A8 Canopies are design or typical canopies, measured under laboratory conditions at 28 °C.

EXAMPLE: IC0 3510 220A 15 2AR L55 20W MVHD UZE

Series	Color temperature	Normal beam value	Aperture/Trim color	Trim Style	Finish	Beam
IC0 3510	220A	15	560 lumens	22AR	Clear	L55
	3500	3000 K	87 750 lumens	22AR	Flange	Seal-Style
	35	3500 K	10 1000 lumens	22AR	Flange	Seal-Style
	35	3500 K	10 1000 lumens	22AR	Flange	Seal-Style
	35	3500 K	10 1000 lumens	22AR	Flange	Seal-Style
	35	3500 K	10 1000 lumens	22AR	Flange	Seal-Style

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TYPE OD1

[illegible]

TYPE OG1

INSIGHT

SHAPING THE EXPERIENCE OF LIGHT

TYPE OG2, OG3

Low Output Grazer/Washer

Behind Tenant Signage and in front of Frank Mural

EXTERIOR • REMOTE POWER SUPPLY
WHITE LIGHT & STATIC COLORS

ITEM	SPECIFICATION																																																																																																				
LIGHT SOURCE	3.5W/FT, 6W/FT, 12W/FT, 17W/FT																																																																																																				
OPTICS																																																																																																					
COLOR TEMPERATURES	2700K, 3000K, 4000K, 5000K, Static Red, Static Green, Static Blue, Static Amber																																																																																																				
CRI	82 (+ 2000)																																																																																																				
PERFORMANCE	<table> <tr> <th>FINUTE WATTAGE (TOTAL WATTAGE)</th><th>OPTICS</th><th>LUMENS (LOBEK)</th><th>EFFICACY lm/W</th><th>MAX CANDULA (cd / m²)</th></tr> <tr> <td>3.5 (x 1 W/ft)</td><td>7° x 60°</td><td>1079</td><td>66 lm/W</td><td>12011</td></tr> <tr> <td>3.5 (x 1 W/ft)</td><td>15° x 60°</td><td>971</td><td>60 lm/W</td><td>6202</td></tr> <tr> <td>3.5 (x 1 W/ft)</td><td>30° x 60°</td><td>987</td><td>61 lm/W</td><td>3659</td></tr> <tr> <td>3.5 (x 1 W/ft)</td><td>45° x 60°</td><td>955</td><td>57 lm/W</td><td>1423</td></tr> <tr> <td>3.5 (x 1 W/ft)</td><td>100° x 120°</td><td>1298</td><td>79 lm/W</td><td>522</td></tr> <tr> <td>6 (x 2 W/ft)</td><td>7° x 60°</td><td>1650</td><td>92 lm/W</td><td>16083</td></tr> <tr> <td>6 (x 2 W/ft)</td><td>15° x 60°</td><td>1465</td><td>82 lm/W</td><td>9515</td></tr> <tr> <td>6 (x 2 W/ft)</td><td>30° x 60°</td><td>1515</td><td>91 lm/W</td><td>5461</td></tr> <tr> <td>6 (x 2 W/ft)</td><td>45° x 60°</td><td>1413</td><td>80 lm/W</td><td>2164</td></tr> <tr> <td>6 (x 2 W/ft)</td><td>100° x 120°</td><td>2433</td><td>77 lm/W</td><td>880</td></tr> <tr> <td>12 (x 4.2 W/ft)</td><td>7° x 60°</td><td>3272</td><td>84 lm/W</td><td>36345</td></tr> <tr> <td>12 (x 4.2 W/ft)</td><td>15° x 60°</td><td>2954</td><td>72 lm/W</td><td>18377</td></tr> <tr> <td>12 (x 4.2 W/ft)</td><td>30° x 60°</td><td>3004</td><td>73 lm/W</td><td>10652</td></tr> <tr> <td>12 (x 4.2 W/ft)</td><td>45° x 60°</td><td>2814</td><td>68 lm/W</td><td>4332</td></tr> <tr> <td>12 (x 4.2 W/ft)</td><td>100° x 120°</td><td>4592</td><td>70 lm/W</td><td>1708</td></tr> <tr> <td>17 (x 5.3 W/ft)</td><td>7° x 60°</td><td>4674</td><td>86 lm/W</td><td>54535</td></tr> <tr> <td>17 (x 5.3 W/ft)</td><td>15° x 60°</td><td>4220</td><td>80 lm/W</td><td>29088</td></tr> <tr> <td>17 (x 5.3 W/ft)</td><td>30° x 60°</td><td>4362</td><td>81 lm/W</td><td>15415</td></tr> <tr> <td>17 (x 5.3 W/ft)</td><td>45° x 60°</td><td>4020</td><td>76 lm/W</td><td>6109</td></tr> </table>	FINUTE WATTAGE (TOTAL WATTAGE)	OPTICS	LUMENS (LOBEK)	EFFICACY lm/W	MAX CANDULA (cd / m²)	3.5 (x 1 W/ft)	7° x 60°	1079	66 lm/W	12011	3.5 (x 1 W/ft)	15° x 60°	971	60 lm/W	6202	3.5 (x 1 W/ft)	30° x 60°	987	61 lm/W	3659	3.5 (x 1 W/ft)	45° x 60°	955	57 lm/W	1423	3.5 (x 1 W/ft)	100° x 120°	1298	79 lm/W	522	6 (x 2 W/ft)	7° x 60°	1650	92 lm/W	16083	6 (x 2 W/ft)	15° x 60°	1465	82 lm/W	9515	6 (x 2 W/ft)	30° x 60°	1515	91 lm/W	5461	6 (x 2 W/ft)	45° x 60°	1413	80 lm/W	2164	6 (x 2 W/ft)	100° x 120°	2433	77 lm/W	880	12 (x 4.2 W/ft)	7° x 60°	3272	84 lm/W	36345	12 (x 4.2 W/ft)	15° x 60°	2954	72 lm/W	18377	12 (x 4.2 W/ft)	30° x 60°	3004	73 lm/W	10652	12 (x 4.2 W/ft)	45° x 60°	2814	68 lm/W	4332	12 (x 4.2 W/ft)	100° x 120°	4592	70 lm/W	1708	17 (x 5.3 W/ft)	7° x 60°	4674	86 lm/W	54535	17 (x 5.3 W/ft)	15° x 60°	4220	80 lm/W	29088	17 (x 5.3 W/ft)	30° x 60°	4362	81 lm/W	15415	17 (x 5.3 W/ft)	45° x 60°	4020	76 lm/W	6109
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LUMEN MAINTENANCE	75,000 hrs L70
ELECTRICAL	DC VOLTAGE 120V • 277V REMOTE POWER SUPPLY Drawing 2" x 0", DIMX
CONTROL	INCLUDES: Etalon Quantum housing with aluminum end caps, Powdercoat finish DIMENSIONS: 8 W x 1 W x 1.05 H x 24 1/4" X 12" x 24 1/2" x 1" F LENS: TEMPERED GLASS OPERATING TEMPERATURE: -20° C to 40° C
CERTIFICATION	ETL and cETL approved for Wet Location, ETL approved Class I
WARRANTY	5 YEAR LIMITED

INSIGHT products are tested to ENEC LUMINO, LM80 and ANSI C78-374 standards

Insight Lighting
www.insightlighting.com
October 4, 2016 4:13 PM
1 of 4

Type OLB1
Under Bench Lighting

CHANNEL ACI



Available in 1 and 2 meter lengths

140° beam angle

UV resistant


Mounting clips available

P20 grade aluminium

End caps provide a finished look to the fixture

Powdercoating available - will match color or use RAL #

DIMENSIONS



PART NUMBER BUILDER

for purchasing channel individually

Category		Model		Length		Lens		
<div style="border: 1px solid black; padding: 2px; display: inline-block;">CH</div>	+	<div style="border: 1px solid black; padding: 2px; display: inline-block;">ACI</div>	+	<div style="border: 1px solid black; padding: 2px; display: inline-block;"></div>	+	<div style="border: 1px solid black; padding: 2px; display: inline-block;"></div>	=	Your Part Number Example: CH-ACI2F
<div style="display: flex; justify-content: space-between;"> 1 - 1 Meter Blank - None </div> <div style="display: flex; justify-content: space-between;"> 2 - 2 Meter M - Milky 70% </div> <div style="display: flex; justify-content: space-between;"> F - Frosted 85% </div> <div style="display: flex; justify-content: space-between;"> C - Clear 92% </div>								

PART NUMBER BUILDER

for purchasing channel and ribbon life as a package

Category		Channel Model		Channel Lens		LED Voltage		LED Waterproof Rating
<div style="border: 1px solid black; padding: 2px; display: inline-block;">CH</div>	+	<div style="border: 1px solid black; padding: 2px; display: inline-block;">ACI</div>	+	<div style="border: 1px solid black; padding: 2px; display: inline-block;"></div>	+	<div style="border: 1px solid black; padding: 2px; display: inline-block;"></div>	+	<div style="border: 1px solid black; padding: 2px; display: inline-block;"></div>
<div style="display: flex; justify-content: space-between;"> Blank - None 12 - 12 Volts Blank - None </div> <div style="display: flex; justify-content: space-between;"> M - Milky 70% 24 - 24 Volts 65 - IP65 </div> <div style="display: flex; justify-content: space-between;"> F - Frosted 85% 68 - IP68 </div> <div style="display: flex; justify-content: space-between;"> C - Clear 92% </div>								

LED Wattage

See Ribbon Life

LED Color (Temp)

See Ribbon Life

Length


You Desired

=

Your Part Number

Example: CHACIM12A2410

ACOLYTE LED 25 West 30th St, Suite 2E New York, NY 10001 212.629.6830 INFO@ACOLYTELED.COM


RGB

Type OLB1 Tape
Under Bench Lighting
Mounted within channel

RGB 4.4

RoHS
Compliant



Available in Quickship

3-in-1 RGB LEDs

Dry or wet location flexible LEDs

12 or 24 Volt

4.4 Watts per foot, 18 LEDs per foot

IP65 and IP68 versions are UV resistant

Cuttable every 1.97 inches (12V) or 3.94 inches (24V)

DIMENSIONS

4.4 - 12 Volt

LED on center: 0.66 inches / 16.7 mm

Height: 0.09 inches / 2.3 mm

Width: 0.39 inches / 10 mm

Length between cuttable points: 1.97 inches / 50 mm

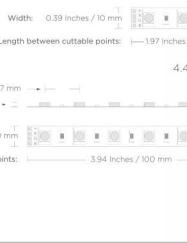
4.4 - 24 Volt

LED on center: 0.66 inches / 16.7 mm

Height: 0.09 inches / 2.3 mm

Width: 0.39 inches / 10 mm

Length between cuttable points: 3.94 inches / 100 mm



PART NUMBER BUILDER

Category

RB

+

Waterproof

+

Voltage

+

Wattage

4.4

+

Color

RGB

=

Your Part Number

Example: RB12.4rRGB

65 - IP6G

68 - IP68

Blank - None (IP20)

Rev. 2016.09.19

ACOLYTE LED 251 West 30th St, Suite 12E New York, NY 10001 212.629.6830 INFO@ACOLYTELED.COM



STRANG

**ARCHITECTURE
ENGINEERING
INTERIOR DESIGN**

STRANG, INC.
6411 MINERAL POINT ROAD
MADISON, WI 53705-4395

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GEBHARDT
DEVELOPMENT -
THE COSMOS
PROJECT

801 E. WASHINGTON AVENUE
MADISON, WISCONSIN 53703

SHEET NAME

LIGHTING CUTS

SHEET NO.

TYPE OG2, OG3

TYPE OLB1

TYPE OLB1 TAPE

E301