

**APPLICATION FOR
URBAN DESIGN COMMISSION
REVIEW AND APPROVAL**

AGENDA ITEM # _____
Project # _____
Legistar # _____

DATE SUBMITTED: September 18, 2013

UDC MEETING DATE: September 25, 2013

Action Requested

- Informational Presentation
 Initial Approval and/or Recommendation
 Final Approval and/or Recommendation

PROJECT ADDRESS: 105-113 S. Mills Street & 1020-1022 Mound Street

ALDERMANIC DISTRICT: District 13- Sue Ellingson

OWNER/DEVELOPER (Partners and/or Principals)

The Gallina Companies
101 E Main Street Suite 500
Mount Horeb, WI 53572

ARCHITECT/DESIGNER/OR AGENT:

Plunkett Raysich Architects
2310 Crossroads Dr. Suite 2000
Madison, WI 53718

CONTACT PERSON: Steven Kieckhafer, AIA

Address: 2310 Crossroads Dr. Suite 2000
Madison, WI 53718

Phone: 608/ 240-9900 x357

Fax: 608/ 240-9690

E-mail address: skieckhafer@prarch.com

TYPE OF PROJECT:

(See Section A for:)

- Planned Unit Development (PUD)
 General Development Plan (GDP)
 Specific Implementation Plan (SIP)
 Planned Community Development (PCD)
 General Development Plan (GDP)
 Specific Implementation Plan (SIP)
 Planned Residential Development (PRD)
 New Construction or Exterior Remodeling in an Urban Design District * (A public hearing is required as well as a fee)
 School, Public Building or Space (Fee may be required)
 New Construction or Addition to or Remodeling of a Retail, Hotel or Motel Building Exceeding 40,000 Sq. Ft.
 Planned Commercial Site

(See Section B for:)

- New Construction or Exterior Remodeling in C4 District (Fee required)

(See Section C for:)

- R.P.S.M. Parking Variance (Fee required)

(See Section D for:)

- Comprehensive Design Review* (Fee required)
 Street Graphics Variance* (Fee required)
 Other _____

*Public Hearing Required (Submission Deadline 3 Weeks in Advance of Meeting Date)

Where fees are required (as noted above) they apply with the first submittal for either initial or final approval of a project.



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Milwaukee, WI 53224
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Fax 414 359-3070
www.prarch.com

2310 Crossroads Drive
Suite 2000
Madison, WI 53718
Tel 608 240-9900
Fax 608 240-9690

September 18, 2013

Mr. Al Martin, Urban Design Commission
Department of Planning & Community Development
City of Madison
215 Martin Luther King Jr. Blvd.
Madison, WI 53701

Re: Letter of Intent
Vicinato Apartments
105-113 S. Mills Street & 1020-1022 Mound Street, Madison, WI
PRA Project No. 120399-01

Dear Mr. Martin:

The following submittal is for an Initial/Final Approval presentation to the Urban Design Commission on September 25, 2013.

Organizational Structure:

Owner:	Gallina Corporation 101 E. Main St., Ste. 500 Mt. Horeb, WI 53572 Contact: Craig Enzenroth cenzenroth@gallinacos.com	Architect:	Plunkett Raysich Architects, LLP 2310 Crossroads Dr., Ste. 2000 Madison, WI 53718 Contact: Steve Kieckhafer SKieckhafer@prarch.com
Site/Civil:	Burse Surveying and Engineering, Inc. 1400 E. Washington Ave, Suite 158 Madison, WI 53703 Contact: Michelle Burse mburse@bse-inc.net	Landscape:	Bruce Company 2830 Parmenter St. Middleton, WI 53562 Contact: Steve Short sshort@brucecompany.com
Lighting:	Hein Engineering 319 W Beltline Hwy, Suite 111 Madison, WI 53713 Contact: Mike Hein hein@chorus.net		

Partners: Michael P. Brush, Martin P. Choren, D. Scott Davis, Gregg R. Golden, Kim D. Hassell, Mark C. Herr, John J. Holz,
Steven A. Kieckhafer, Scott A. Kramer, David J. Raysich, Michael H. Scherbel, Michael J. Sobczak

Introduction:

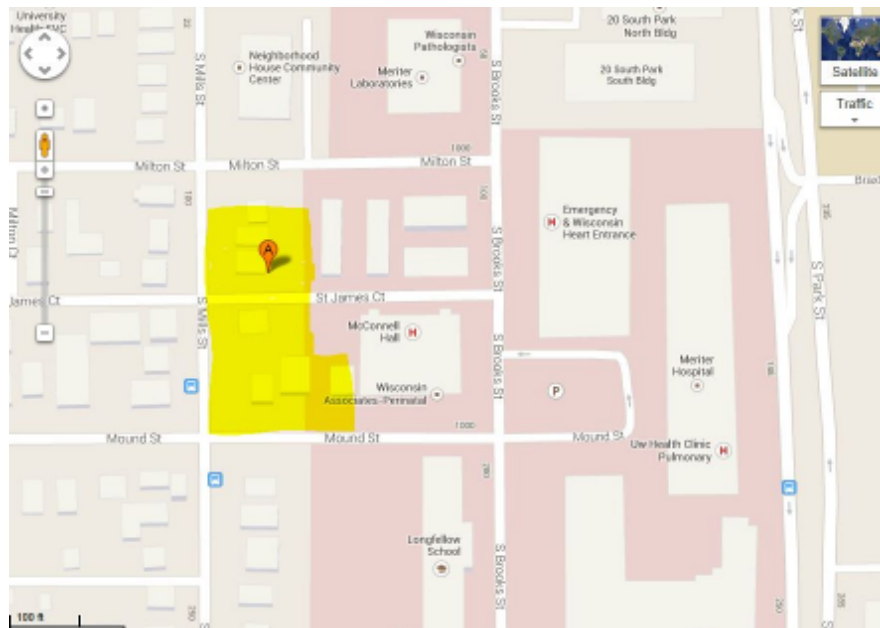
The Gallina Companies is proposing Vicinato Apartments a 4-story, 74-unit, apartment complex located at 107 Mills Street in Madison, Wisconsin. This development is in the Greenbush Neighborhood, Alder District 13, Sue Ellingson.

Project Description:

“Vicinato” means Neighborhood in Italian. This name was chosen as a remembrance to the Italian immigrants that came to the Greenbush Neighborhood of Madison to settle and raise families.

This Development will redevelop six (6) lots on the corner of S. Mills St. and along Mound St. Currently these lots are residential as described by address:

- 105 S Mills St- single family residential rental property, zoned PD (parcel # 070923304045)
- 107 S Mills St- 2-unit residential rental property, zoned PD (parcel # 070923304053)
- 113 S Mills St- 3-unit residential rental property, zoned PD (parcel # 070923304061)
- 1018 Mound St- 2-unit residential property, zoned PD (parcel # 070923304095)
- 1020 Mound St- Office converted sm., Commercial, zoned PD (parcel # 070923304087)
- 1022 Mound St- 2-unit residential rental property, zoned PD (parcel # 070923304079)



These properties are currently owned by Meriter Hospital, with ownership that will be transferred to The Gallina Companies. A certified survey map has been created for the development. Lot 1 will be the property that is purchased by the Gallina Companies, and Outlot 1 will be retained by Meriter Hospital for future development. The structures on all of the listed addresses sites have been determined to be in poor to very poor condition and will be demolished for the proposed development for which the Alder has been notified. Currently the structure at 1022 Mound St. is being offered for relocation to a reasonable buyer for the cost of \$1.00.

The development will be 4-stories in height with 74 dwelling units in a mix of studio, 1-bedroom and 2-bedroom units.

Building Elements

This transitional zone within the Meriter PUD, allows for a 4-story building. To integrate with the topography of the site, higher elevation on the south, lower elevation to the north, the building massing along Mills St., and Mound St. will maintain the street edge for 4-stories and then step down to the south at an intersection that is the main street entrance along Mills St. for 4-stories.

The goal is to create a residentially friendly scale due to the transitional zone from the Meriter campus currently and proposed of larger buildings to the small scale buildings for residential, as the blend to the established residential neighborhood. To accommodate the residential character, the apartments building will have hip roof design with ornamental brackets that are contextual with the year in which the neighborhood was established. A series of raised brick walls within the 10 foot step back along Mills St. and Mount St. provide for a patio to the first floor residents and also accommodates a variety to the landscaping. To also reinforce the smaller scale residential character of the building, a series of bay windows allow the elevation to have a variety of articulation, with

The exterior materials for the Vicinato Apartments consist of brick masonry, fiber cement exposed lap siding and accents of precast concrete. These materials will provide for a durable, high quality and attractive building with low maintenance. The brick color will be complementary to the Meriter campus brick varieties and the siding colors will be accented

Access to the site for vehicles will be provided from Mount St., which was a preference of the Neighborhood, down a maximum 8% slope to the lower floor level of the building. Parking for the development will be provided in an under building parking garage, where there will be a total of 51 parking spaces provided. In addition, the parking garage has ample, secure bike parking provided. Surface parking is provided, and accommodated by a retaining wall constructed at the property line with a landscape buffer. Trash and recycling dumpsters are located to provide access at the backside of the building within an enclosed structure. A loading zone area is provided at the front of the building, off of Mills St. provided with a mountable curb and designated only for loading, and not short term parking. Semi-trailer deliveries will not be permitted on to the site.

Green space that is landscaped is provided around the building at several locations. The building is at the setback, or build to 10-feet from the north, south and west property lot line providing opportunity for a variety of landscaping and a nicely landscaped buffer at the back of the building between the surface parking lot and the adjacent property.

Site Development Statistics

Lot 1 Area	36,877 s.f. / .8466 acres
Dwelling Units	74
Density	498 s.f. / du
Building Height	4 Stories

Gross Floor Area ~64,000 s.f.
(Excluding parking)
Floor Area Ratio 1.74

<u>Dwelling Unit Mix</u>	Total	Area (sq.ft.)
Studio	3	435
One Bedroom	47	645-710
Two Bedroom	24	950-1015
Total Dwelling Units	74	

Vehicle Parking

On-site surface Parking 18 spaces
Below Grade Parking 50 spaces

Parking Ratio .92 spaces / du

Bike Parking

Bike Storage available to residents, 74 spaces

Moped Parking

Moped parking available to residents.

Project Schedule:

This project is anticipated to start construction in December, 2013 with completion scheduled for August, 2014.

Social & Economic Impacts:

We believe that the site at South Mills Street and Mound Street is prime location for the proposed Vicinato Apartments. Extremely accessible to central Madison, the University, and great employment centers like Meriter and St. Mary's hospitals, this project will provide much needed housing opportunities for a wide diversity of tenants, from work force housing to professionals. Vicinato will be a valuable asset to the Greenbush Neighborhood. In addition to providing needed housing, it will also benefit local employees and employers. Local businesses will also benefit from the increased customer base. This development promotes connectivity, diversity, and a vibrant local community while minimizing vehicular travel and encouraging pedestrian activity. In addition, this development will provide significant employment for the local construction trades.

City Planning, Urban Design (UDC), Alderperson and Neighborhoods:

The following is a list of dates of which meetings were held to discuss the proposed project

- February 26, 2013- Alder
- March 5, 2013- City Planning
- March 12, 2013- Neighborhood (Greenbush)
- June 6, 2013- City Planning
- July 16, 2013- City Planning

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Page 5

July 24, 2013 - UDC, Informational
July 29, 2013 - Alder and Neighborhood (Greenbush)
September 11, 2013 - UDC, Initial/Final Approval
September 30, 2013 – Plan Commission
October 15, 2013 – Common Council

Value of Land:

The current assessed Land Value of the parcels total \$470,500

Estimated Project Costs:

The project costs is estimated to be \$8,100,000

Job Creation:

Vicinato Apartments will create an estimated 170 construction jobs as well as provide employment for 3 staff members to manage and operate the completed building.

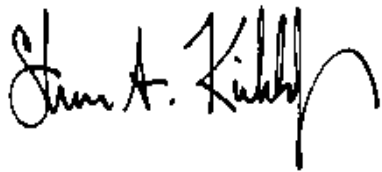
Public Subsidy:

This project will be funded totally with private equity/lending and is not requesting any public subsidy or assistance. The Vicinato will be a market rate apartment project.

Please contact us with any questions or for additional information that you request.

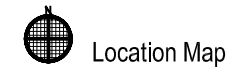
Thank you for your time in reviewing our proposal.

Best regards,

A handwritten signature in black ink that reads "Steven A. Kieckhafer". The signature is written in a cursive, flowing style with a large, sweeping flourish at the end.

Steven A. Kieckhafer, AIA
Architect

The Gallina Corporation VICINATO APARTMENTS



UDC Initial / Final Submittal

Vicino Apartments
107 S. Mills Street
Madison, WI 53715

The Gallina Corporation
Vicinato Apartments
PRA # 120399-01
09-18-13 Meeting 09-25-13

Drawing Index

000	Title Sheet
Architectural	
1	Site Plan
2	Parking Level Floor Plan
3	Entrance Level Floor Plan
4	Typical Floor Plan
5	Fourth Floor Plan
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7	View toward Entry from Mills Street
8	View looking Southeast along Mills Street
9	View toward North Facade
10	View from Southeast
11	View toward East Entrance and Parking Area
Civil Engineering	
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C-101	Demolition Plan
C-102	Site Plan
C-103	Grading & Erosion Control Plan
C-104	Utility Plan
Landscape	
L-1	Landscape Plan
Site Lighting	
SL-1	Site Illumination Plan - Grade
SL-2	Site Illumination Plan - Trespass

Project Information

Applicable Codes and Zoning

Wisconsin enrolled commercial building code 2011
Residential occupancy, Group R-2
Storage occupancy, Group S-2
Zoning: City of Madison ordinances

Type of Construction

New Construction
Lower Level and 1st Floor, protected, type IA - Sprinklered - NFPA 13R
1st - 4th Floor, protected, type VA - Sprinklered - NFPA 13R

Building Area

Total Building: 64,000 SQ. FT.

Total Unit Count

Efficiency	3
One-Bedroom	47
Two-Bedroom	24
Total	74

Parking Requirements

Automobile Parking Required by Zoning .96 per Unit = 71
Bicycle Parking Required by Zoning 1 per Unit = 74

Parking Provided	Wall Racks	Regular Stalls	Accessible Stalls	Van Accessible Stalls	Total Stalls
Automobile		68	2	0	70
Bicycle	12	62			

Project Team

OWNER

The Gallina Corporation

ARCHITECT

Plunkett Raysich Architects

SITE/CIVIL

Burse Surveying and Engineering, Inc

LANDSCAPE

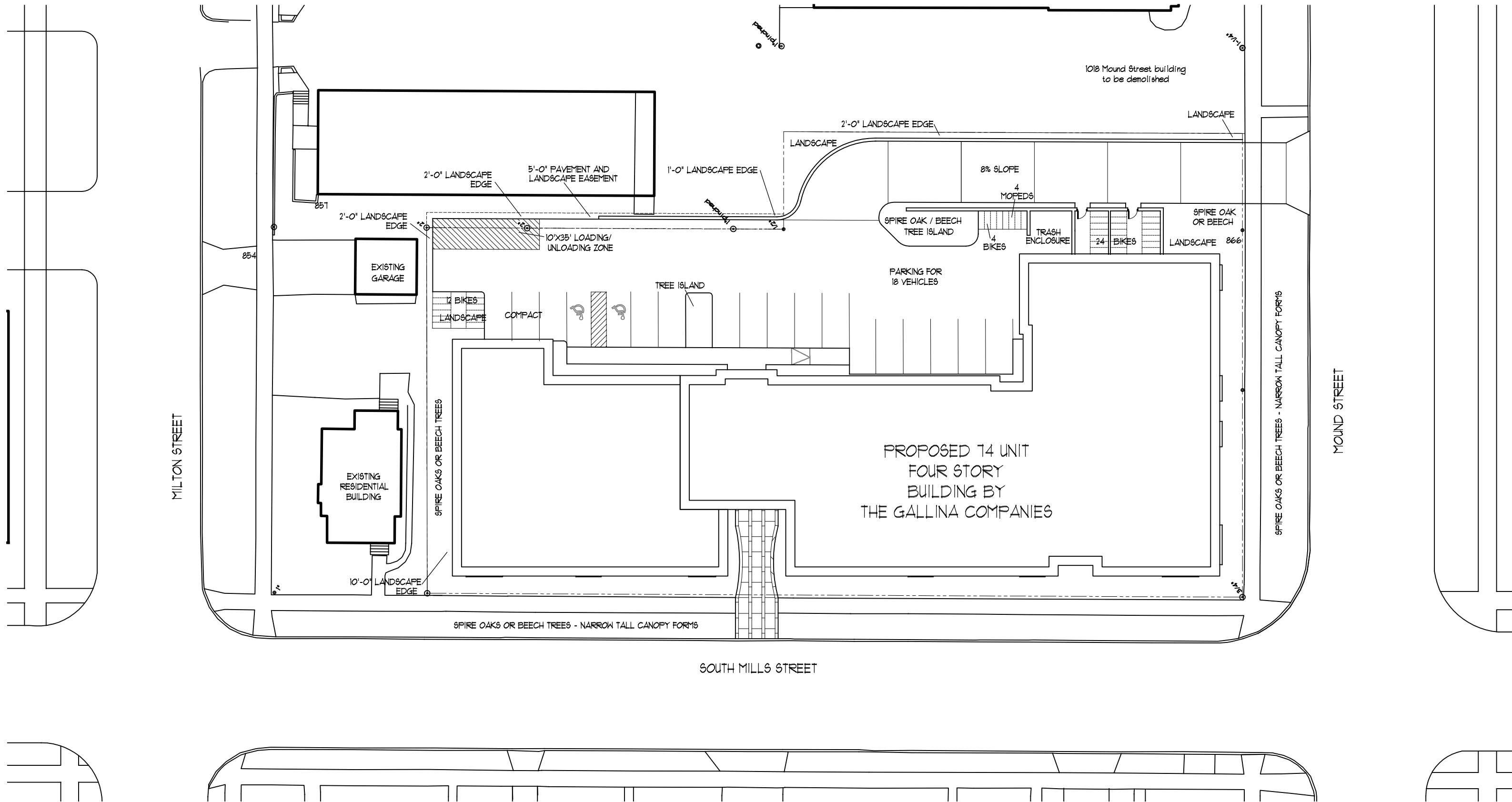
Bruce Company

LIGHTING

Hein Engineering

VICINATO APARTMENTS - MADISON, WISCONSIN

THE GALLINA COMPANIES

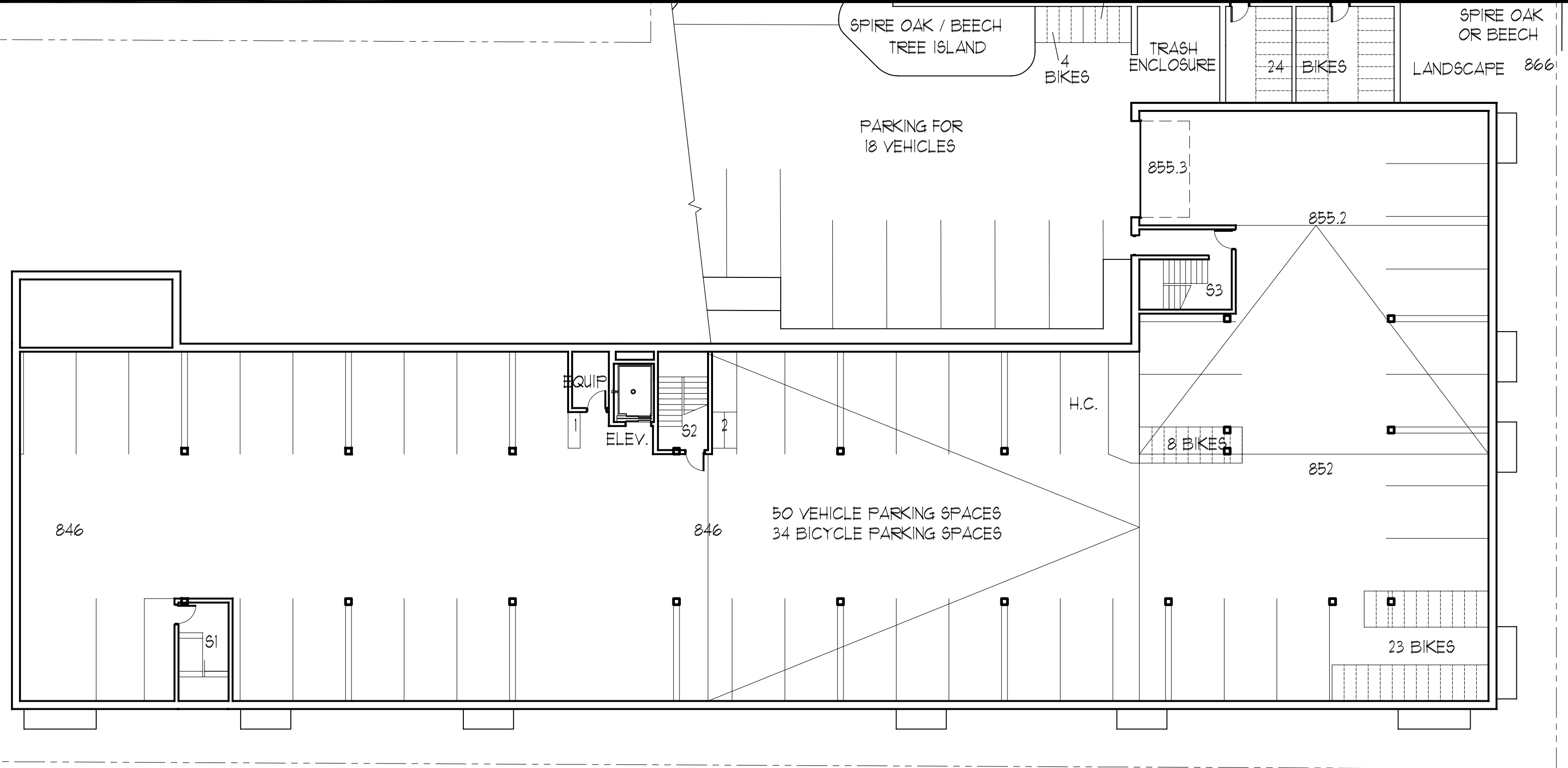


SITE PLAN

SCALE: 1" = 30'-0"

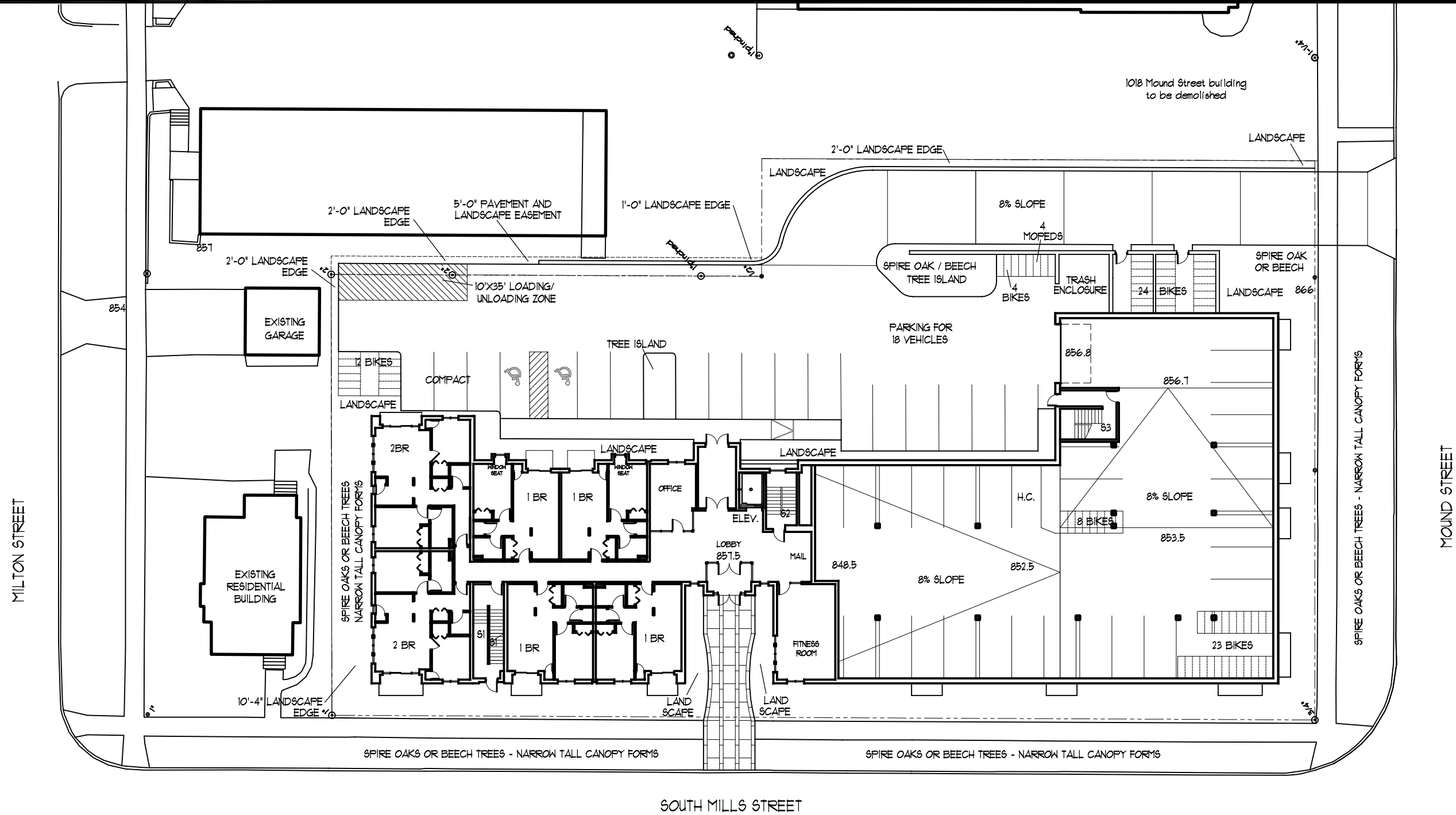
VICINATO APARTMENTS - MADISON, WISCONSIN

THE GALLINA COMPANIES



VICINATO APARTMENTS - MADISON, WISCONSIN

THE GALLINA COMPANIES

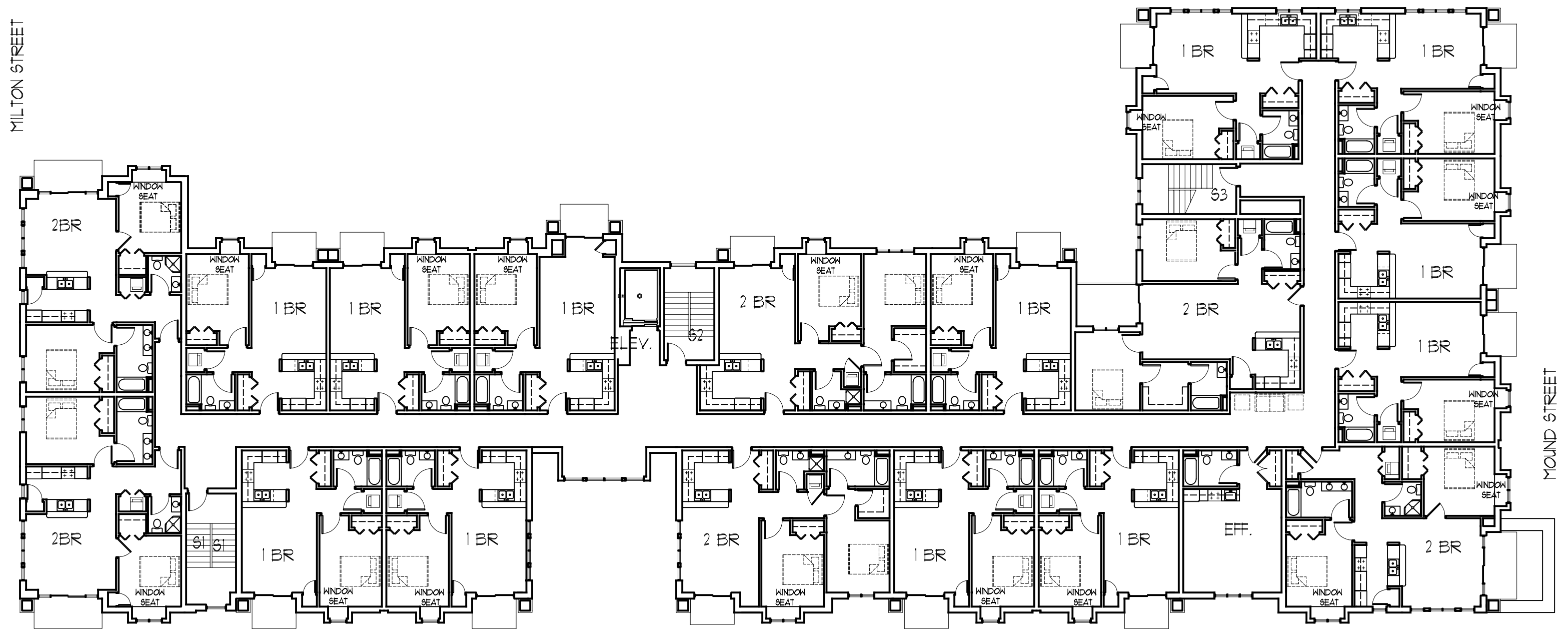


ENTRANCE LEVEL FLOOR PLAN

SCALE: 1/16" = 1'-0"

VICINATO APARTMENTS - MADISON, WISCONSIN

THE GALLINA COMPANIES



SOUTH MILLS STREET

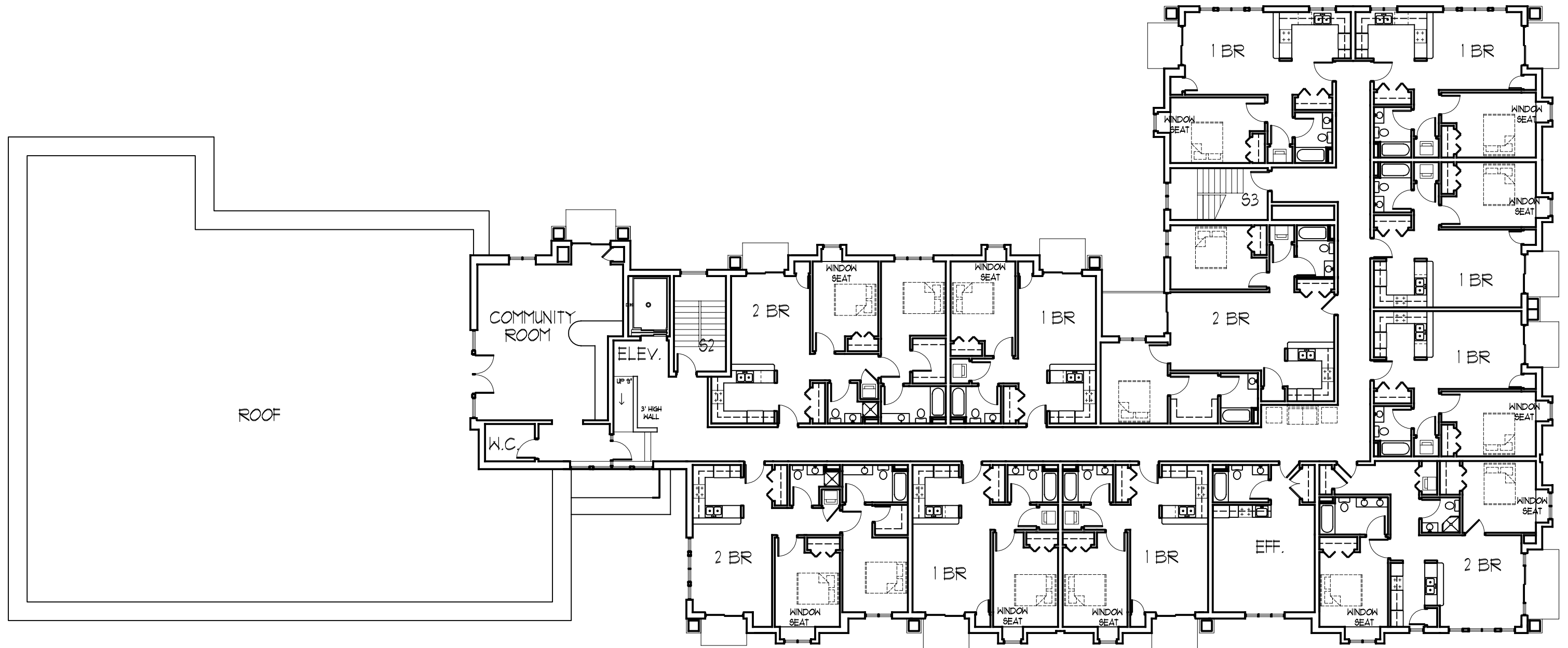
TYPICAL FLOOR PLAN

VICINATO APARTMENTS - MADISON, WISCONSIN

THE GALLINA COMPANIES



MILTON STREET



MOUND STREET

SOUTH MILLS STREET

FOURTH FLOOR PLAN

VICINATO APARTMENTS - MADISON, WISCONSIN

THE GALLINA COMPANIES



VICINATO APARTMENTS - MADISON, WISCONSIN

THE GALLINA COMPANIES



PRA PROJECT # 120399
SEPT. 18
2013

VIEW TOWARD ENTRY FROM MILLS STREET

VICINATO APARTMENTS - MADISON, WISCONSIN

THE GALLINA COMPANIES



VICINATO APARTMENTS - MADISON, WISCONSIN

THE GALLINA COMPANIES



PRA PROJECT # 120399
SEPT. 18
2013

VIEW TOWARD NORTH FACADE

VICINATO APARTMENTS - MADISON, WISCONSIN

THE GALLINA COMPANIES



VICINATO APARTMENTS - MADISON, WISCONSIN

THE GALLINA COMPANIES

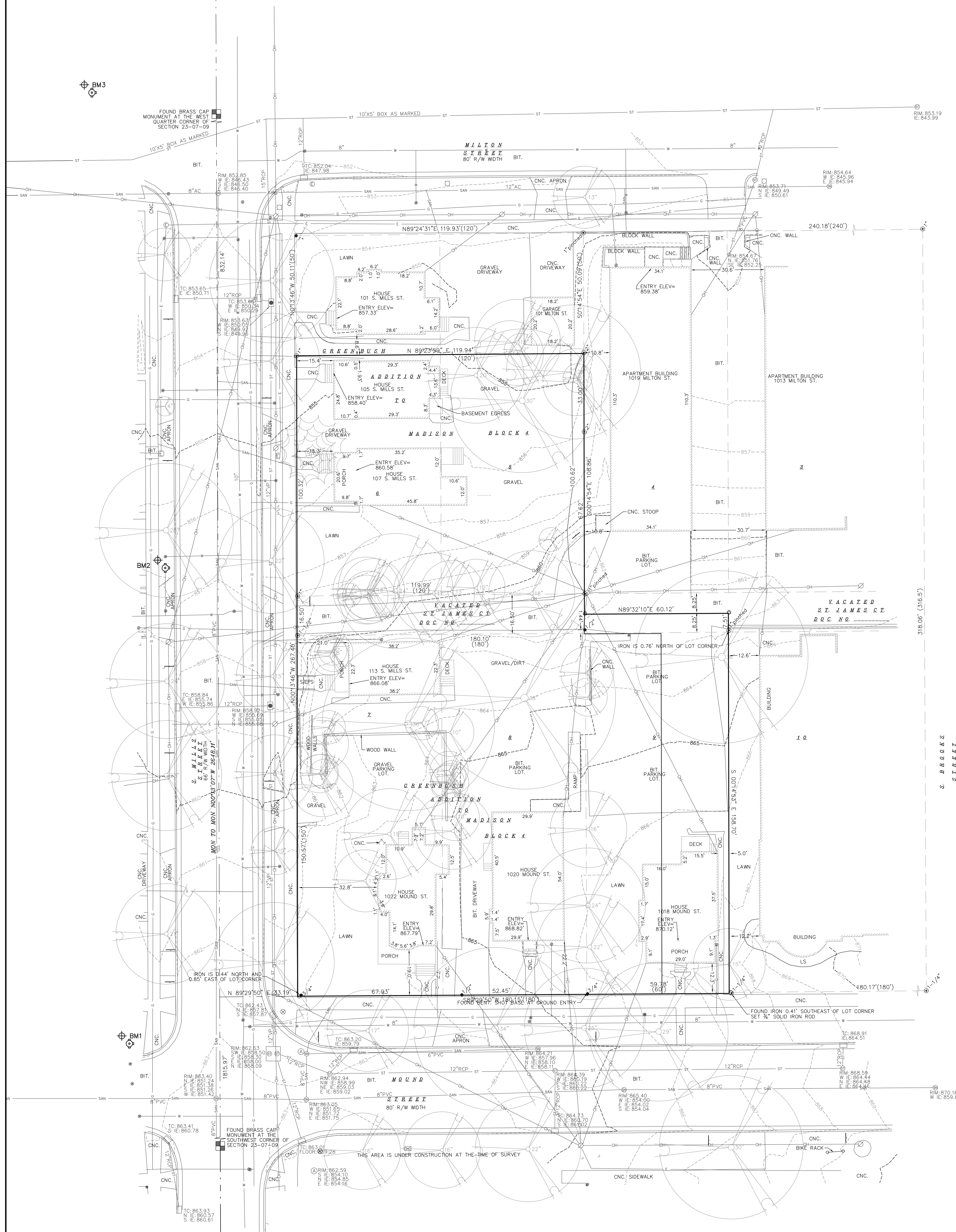


PRA PROJECT # 120399

SEPT. 18
2013

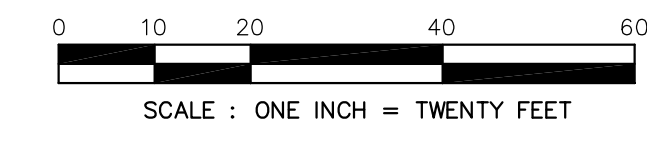
VIEW TOWARD EAST ENTRANCE AND PARKING AREA

ALL OF LOTS 7, 8, 9 AND PART OF LOTS 5 AND 6 AND PART OF VACATED ST. JAMES COURT, BLOCK 4, GREENBUSH ADDITION TO MADISON, AS RECORDED IN VOLUME A OF PLATS, ON PAGE 15, DANE COUNTY REGISTRY, LOCATED IN THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 23 AND IN THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 22, ALL IN TOWNSHIP 07 NORTH, RANGE 09 EAST, CITY OF MADISON, DANE COUNTY, WISCONSIN.



BENCHMARK TABLE		
NUMBER	ELEVATION	DESCRIPTION
1	865.24	TOP NUT HYDRANT AT S. MILLS ST. AND MOUND ST.
2	854.40	TOP NUT HYDRANT AT S. MILLS ST. AND ST. JAMES ST.
3	854.80	TOP NUT HYDRANT AT S. MILLS ST. AND MILTON ST.

TO OBTAIN LOCATION OF PARTICIPANTS' UNDERGROUND FACILITIES BEFORE YOU DIG IN WISCONSIN
CALL DIGGERS HOTLINE
1-800-242-8511 OR 811
TOLL FREE
 TDD(FOR THE HEARING IMPAIRED)(800)542-2289
 WIS. STATUTE 182.075 (1974)
 REQUIRES MIN. OF 3 WORK DAYS
 NOTICE BEFORE YOU EXCAVATE



LEGEND	
	OVERHEAD UTILITY
	BURIED GAS MAIN
	WATER MAIN
	SANITARY SEWER
	STORM SEWER
	BURIED TELEPHONE
	BURIED ELECTRIC
	BURIED CABLE TV
	BURIED FIBER OPTIC
	WATER VALVE
	GAS VALVE
	CABLE TV PEDESTAL
	ELECTRIC PEDESTAL
	TELEPHONE PEDESTAL
	UTILITY POLE
	LIGHT POLE
	GUY WIRE
	SIGN
	IRON PIPE FOUND (OUTSIDE DIAMETER NOTED)
	SOLID IRON ROD FOUND (SIZE NOTED)
	3/4" x 18" SOLID IRON RE-ROD SET, WT. 1.50 LBS./FT.
	SET MAG NAIL
	() INDICATES RECORDED AS
	FIRE HYDRANT
	CIRCULAR CATCH BASIN
	RECTANGULAR CATCH BASIN
	STORM SEWER INLET
	ELECTRIC MANHOLE
	TELECOMM. MANHOLE
	STORM SEWER MANHOLE
	SANITARY SEWER MANHOLE
	DECIDUOUS TREE
	CONIFEROUS TREE
	BITUMINOUS PAVEMENT
	CONCRETE PAVEMENT
	LANDSCAPING
	BOLLARD
	BENCHMARK

- NOTES:**
- 1) Except as specifically stated or shown on this map, this survey does not purport to reflect any of the following which may be applicable to the subject real estate: easements; building setback lines; restrictive covenants; subdivision restrictions; zoning or other land use regulations; and any other facts that an accurate and current title search may disclose.
 - 2) No attempt has been made as a part of this survey to obtain or show data concerning condition or capacity of any utility or municipal/public service facility. For information regarding these utilities or facilities, please contact the appropriate agencies.
 - 3) Dates of field work: 07-10-13, 07-12-2013 and 07-17-2013
 - 4) Surveyor has made no investigation or independent search for easements of record, encumbrances, restrictive covenants, ownership title evidence, or any other facts that an accurate and current title search may disclose.
 - 5) All subsurface improvements on and adjacent to the site are not necessarily shown hereon.
 - 6) All trees, hedges and ground cover on the site may not necessarily be shown hereon.
 - 7) Routing of public utilities is based upon drawings obtained from the City of Madison Engineering Department, markings provided by Digger's Hotline Ticket Numbers 20132807508, 20132807519, 20132807516, 20132807560, 20132807554, 20132807535, 20132807588, 20132807481 and 20132807444 and visible above ground structures. Additional buried utilities/structures may be encountered. No excavations were made to located utilities. Before excavations are performed contact Digger's Hotline.
 - 8) Elevations are based upon NAVD83 datum. The top nut of the hydrant at the intersection of S. Mills Street and Mound Street has an elevation of 865.24.
 - 9) Total parcel area = 41,638 square feet

Burse
 Surveying and Engineering, Inc.
 1400 E. Washington Ave, Suite 150
 Madison, WI 53703
 Phone: 608-250-9263
 Fax: 608-250-9266
 e-mail: mburse@bse-inc.net
 www.burseurveyengr.com

APPROVALS	PROJECT ENG.	PDF	DESIGNED BY:	PDF	DRAWN BY:	PDF	CHECKED BY:	MLB	APPROVED:	MLB
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Vicinato Apartments
 113 South Mills Street
 Madison, Wisconsin
Gallina Companies
 101 E. Main St., Suite 500
 Mt. Horeb, WI 53572

PROJECT #: BSE 1620
PLOT DATE: 07/31/2013

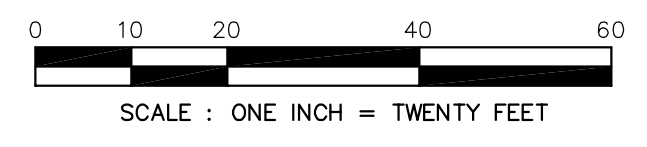
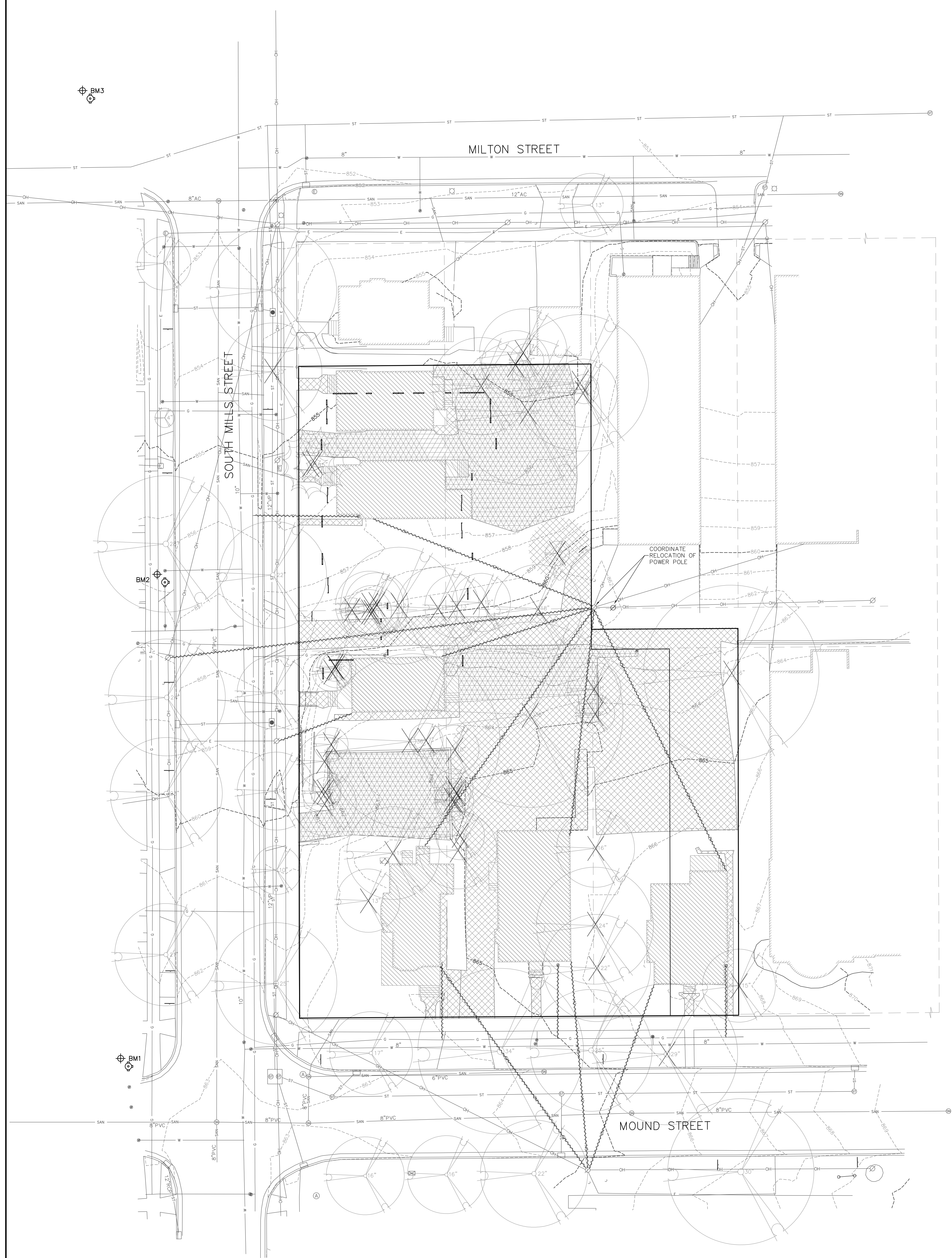
REVISION DATES:

ISSUE DATES:
 07/31/2013

EXISTING CONDITIONS

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DRAWING NUMBER
C-100



DEMOLITION NOTES:

- COORDINATE EXISTING UTILITY REMOVAL WITH LOCAL AUTHORITIES AND UTILITY COMPANIES HAVING JURISDICTION. ALL PRIVATE UTILITIES (GAS, ELECTRIC, AND TELECOMMUNICATIONS) SERVING EXISTING BUILDINGS SCHEDULED FOR DEMOLITION TO BE ABANDONED OR REMOVED BY CORRESPONDING UTILITY COMPANY.
- ALL SAWCUTTING SHALL BE FULL DEPTH TO PROVIDE A CLEAN EDGE TO MATCH NEW CONSTRUCTION. MATCH EXISTING ELEVATIONS AT POINTS OF CONNECTION FOR NEW AND EXISTING PAVEMENT, CURB, SIDEWALKS, ETC. ALL SAWCUT LOCATIONS SHOWN ARE APPROXIMATE AND MAY BE FIELD ADJUSTED TO ACCOMMODATE CONDITIONS, JOINTS, MATERIAL TYPE, ETC. REMOVE MINIMUM AMOUNT NECESSARY FOR INSTALLATION OF PROPOSED IMPROVEMENTS.
- CONTRACTOR SHALL PROVIDE AND SHALL BE RESPONSIBLE FOR ANY NECESSARY TRAFFIC CONTROL AND SAFETY MEASURES DURING DEMOLITION AND CONSTRUCTION OPERATIONS WITHIN OR NEAR THE PUBLIC ROADWAY.
- IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY THE LOCATION OF UNDERGROUND UTILITIES. UTILITIES WERE LOCATED BY OBSERVED EVIDENCE, MARKINGS PROVIDED BY DIGGER'S HOTLINE, AND RECORD DRAWINGS FROM THE CITY OF MADISON.

GENERAL NOTES:

- THE LOCATION OF EXISTING UNDERGROUND UTILITIES AS SHOWN ON THE PLANS HAS BEEN DETERMINED FROM THE BEST AVAILABLE INFORMATION AND IS GIVEN FOR THE CONVENIENCE OF THE CONTRACTOR. THE OWNER AND THE ENGINEER DO NOT ASSUME RESPONSIBILITY IN THE EVENT THAT DURING CONSTRUCTION, UTILITIES OTHER THAN THOSE SHOWN MAY BE ENCOUNTERED, AND THAT THE ACTUAL LOCATION OF THOSE WHICH ARE SHOWN MAY BE DIFFERENT FROM THE LOCATIONS AS SHOWN ON THE PLANS.
- ANY PAVEMENT ABUTTING THE PROPERTY SHALL BE REPLACED IF IT IS DAMAGED DURING CONSTRUCTION.
- PRIOR TO THE USE OF THESE DRAWINGS FOR CONSTRUCTION PURPOSES, THE USER SHALL VERIFY ALL DIMENSIONS AND LOCATIONS OF BUILDINGS WITH THE ARCHITECTURAL SITE PLAN. IF CONFLICTS EXIST THE USER OF THESE DRAWINGS SHALL CONTACT THE ENGINEER IMMEDIATELY.

DEMO LEGEND

- REMOVE PAVEMENT
- RAZE BUILDING
- REMOVE GRAVEL
- REMOVE UTILITY LINE
- REMOVE TREE/SHRUB

LEGEND	
	OVERHEAD UTILITY
	BURIED GAS MAIN
	WATER MAIN
	SANITARY SEWER
	STORM SEWER
	BURIED TELEPHONE
	BURIED ELECTRIC
	BURIED CABLE TV
	BURIED FIBER OPTIC
	WATER VALVE
	GAS VALVE
	CABLE TV PEDESTAL
	ELECTRIC PEDESTAL
	TELEPHONE PEDESTAL
	UTILITY POLE
	LIGHT POLE
	GUY WIRE
	SIGN
	IRON PIPE FOUND (OUTSIDE DIAMETER NOTED)
	SOLID IRON ROD FOUND SIZE NOTED
	3/4" x 18" SOLID IRON RE-ROD SET, WT. 1.50 lbs./ft.
	SET MAG NAIL
	() INDICATES RECORDED AS
DISTANCES ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT; BUILDING DIMENSIONS ARE MEASURED TO THE NEAREST TENTH OF A FOOT.	
	FIRE HYDRANT
	CIRCULAR CATCH BASIN
	RECTANGULAR CATCH BASIN
	STORM SEWER INLET
	ELECTRIC MANHOLE
	TELECOMM. MANHOLE
	STORM SEWER MANHOLE
	SANITARY SEWER MANHOLE
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	LANDSCAPING
	BOLLARD
	BENCHMARK

BENCHMARK TABLE

NUMBER	ELEVATION	DESCRIPTION
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TOLL FREE
 TOD(FOR THE HEARING IMPAIRED)(800)542-2289
 WIS. STATUTE 182.0175 (1974)
 REQUIRES MIN. OF 3 WORK DAYS
 NOTICE BEFORE YOU EXCAVATE

Burse
 Surveying and Engineering, Inc.
 1400 E. Washington Ave, Suite 150
 Madison, WI 53703
 Phone: 608-250-9263
 Fax: 608-250-9266
 e-mail: mburse@BSE-INC.net
 www.burseurveyengr.com

APPROVALS	PDF	PDF	PDF	MLB	MLB
PROJECT ENG.	DESIGNED BY:	DRAWN BY:	CHECKED BY:	MLB APPROVED:	MLB

Vicinato Apartments
 113 South Mills Street
 Madison, Wisconsin
Gallina Companies
 101 E. Main St., Suite 500
 Mt. Horeb, WI 53572

PROJECT #: BSE 1620
PLOT DATE: 07/31/2013

REVISION DATES:

ISSUE DATES:

07/31/2013

DEMOLITION PLAN

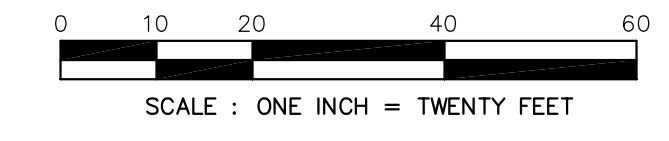
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DRAWING NUMBER

C-101

BM3



NOTES:
 1. ALL SIDEWALK, PAVEMENT, AND CURB & GUTTER ABUTTING THE PROPERTY, WHICH IS DAMAGED BY THE CONSTRUCTION, OR ANY SIDEWALK AND CURB & GUTTER THAT THE CITY ENGINEER DETERMINES THAT IT NEEDS TO BE REPLACED BECAUSE IT IS NOT AT A DESIRABLE GRADE, REGARDLESS OF WHETHER THE CONDITION EXISTED PRIOR TO BEGINNING CONSTRUCTION SHALL BE REPLACED BY THE CONTRACTOR.

BENCHMARK TABLE

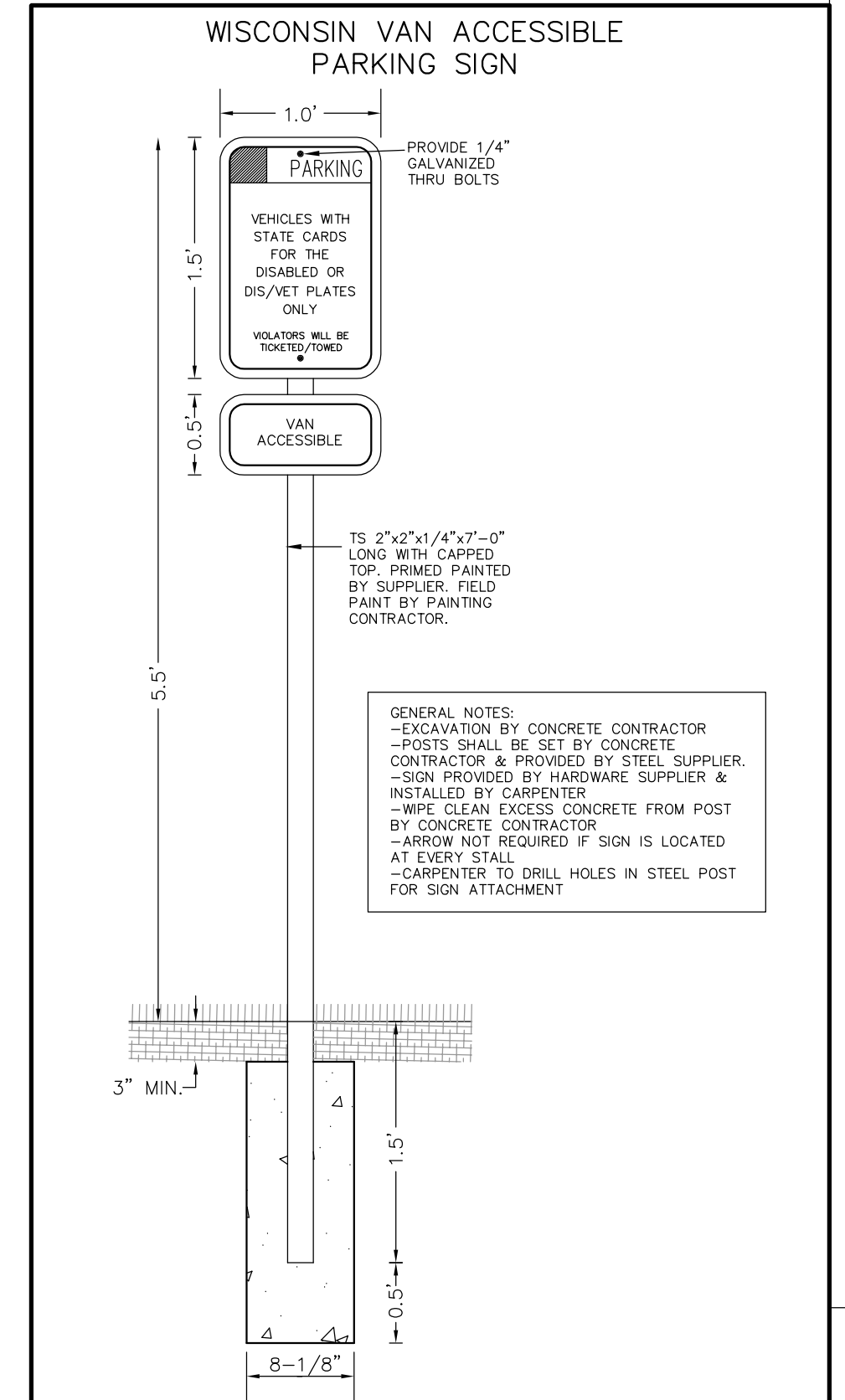
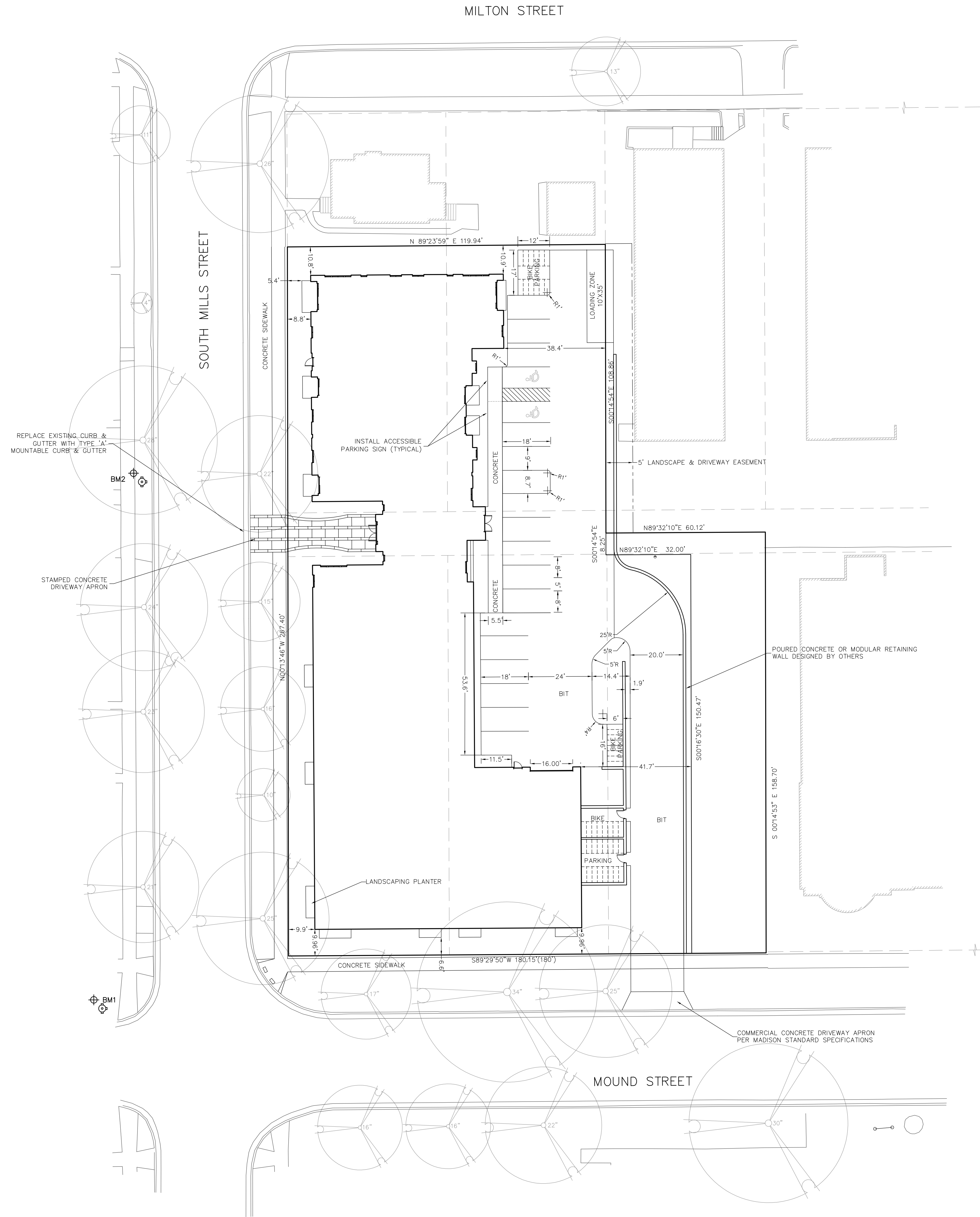
NUMBER	ELEVATION	DESCRIPTION
1	866.24'	TOP NUT HYDRANT AT S. MILLS ST. AND MOUND ST.
2	859.45'	TOP NUT HYDRANT AT S. MILLS ST. AND ST. JAMES CT.
3	854.80'	TOP NUT HYDRANT AT S. MILLS ST. AND MILTON ST.

TO OBTAIN LOCATION OF PARTICIPANTS' UNDERGROUND FACILITIES BEFORE YOU DIG IN WISCONSIN
CALL DIGGERS HOTLINE 1-800-242-8511 OR 811 TOLL FREE
 TDD(FOR THE HEARING IMPAIRED)(800)542-2289
 WS. STATUTE 182.0175 (1974) REQUIRES MIN. OF 3 WORK DAYS NOTICE BEFORE YOU EXCAVATE

LEGEND

○	OVERHEAD UTILITY	⊗	FIRE HYDRANT
○	BURIED GAS MAIN	●	CIRCULAR CATCH BASIN
○	WATER MAIN	■	RECTANGULAR CATCH BASIN
○	SANITARY SEWER	□	STORM SEWER INLET
○	STORM SEWER	⊙	ELECTRIC MANHOLE
○	BURIED TELEPHONE	⊙	TELECOMM. MANHOLE
○	BURIED ELECTRIC	⊙	STORM SEWER MANHOLE
○	BURIED CABLE TV	⊙	SANITARY SEWER MANHOLE
○	BURIED FIBER OPTIC	⊙	DECIDUOUS TREE
○	WATER VALVE	⊙	CONIFEROUS TREE
○	GAS VALVE	BT	BITUMINOUS PAVEMENT
○	CABLE TV PEDESTAL	○	CONCRETE PAVEMENT
○	ELECTRIC PEDESTAL	LS	LANDSCAPING
○	TELEPHONE PEDESTAL	●	BOLLARD
○	UTILITY POLE	⊕	BENCHMARK
○	LIGHT POLE		
○	GUY WIRE		
○	SIGN		
○	IRON PIPE FOUND (OUTSIDE DIAMETER NOTED)		
○	SOLID IRON ROD FOUND SIZE NOTED		
○	3/4" X 18" SOLID IRON RE-ROD SET, WT. 1.50 LBS./FT.		
○	SET MAG NAIL		
()	INDICATES RECORDED AS		

DISTANCES ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT; BUILDING DIMENSIONS ARE MEASURED TO THE NEAREST TENTH OF A FOOT.



Burse
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 Madison, WI 53703
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 e-mail: mburse@bse-inc.net
 www.burseurveyengr.com

APPROVALS	PROJECT ENG.	PDF
DESIGNED BY:	PDF	
DRAWN BY:	PDF	
CHECKED BY:	MLB	
APPROVED:	MLB	

Vicinato Apartments
 113 South Mills Street
 Madison, Wisconsin
Gallina Companies
 101 E. Main St., Suite 500
 Mt. Horeb, WI 53572

PROJECT #: BSE1620
PLOT DATE: 09/18/2013
REVISION DATES:
 09/18/2013
ISSUE DATES:
 07/31/2013
 09/18/2013

SITE PLAN

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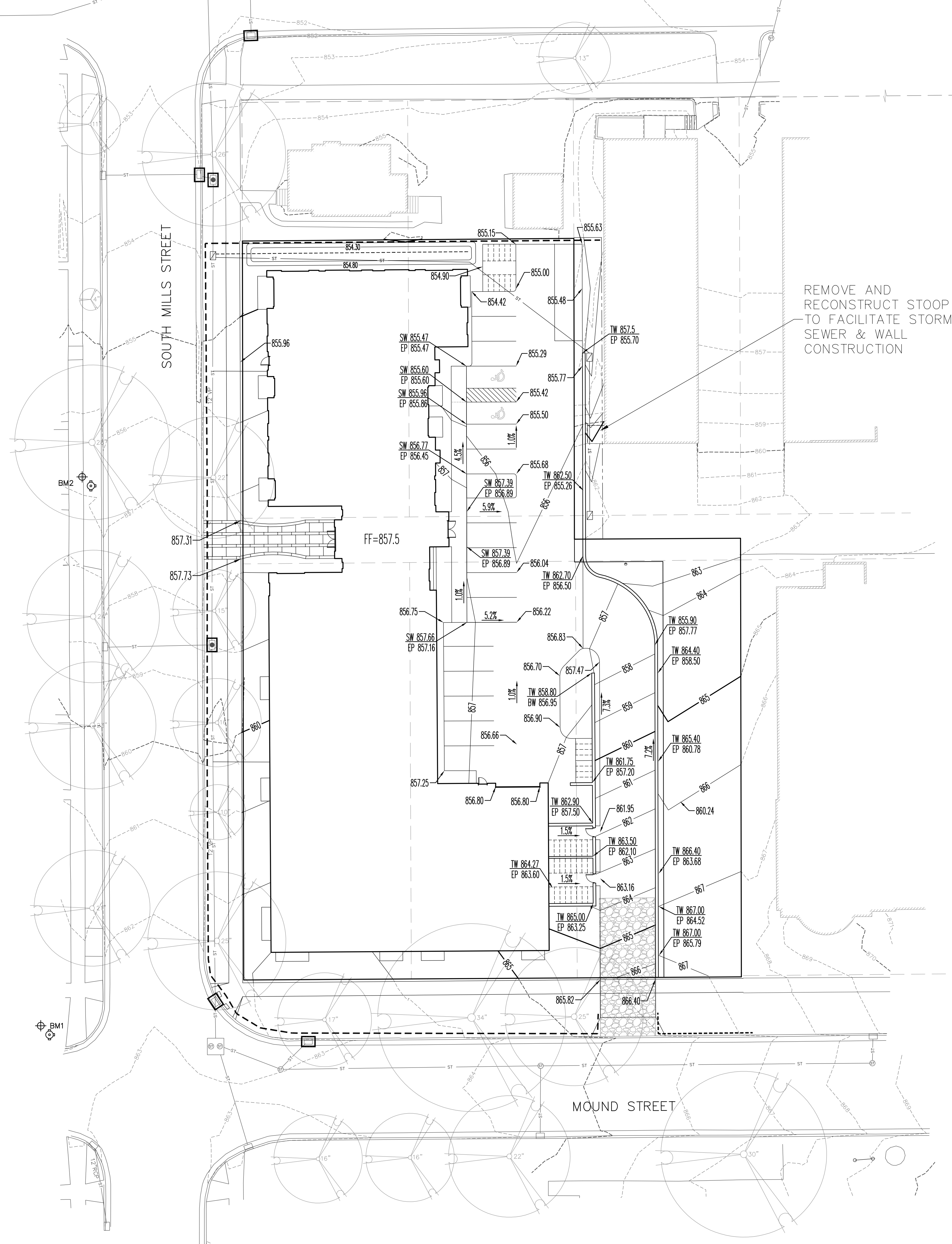
DRAWING NUMBER
C-102

BM3

MILTON STREET

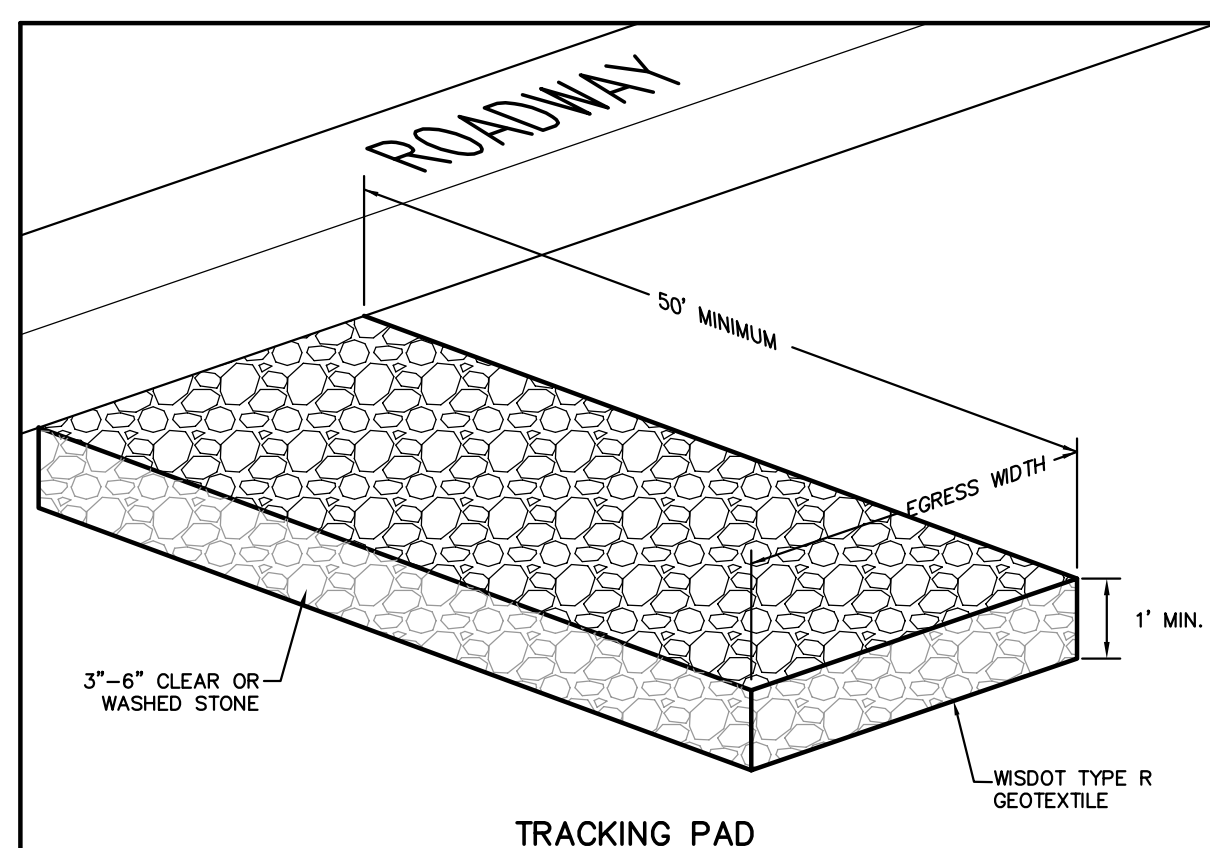
SOUTH MILLS STREET

REMOVE AND RECONSTRUCT STOOP TO FACILITATE STORM SEWER & WALL CONSTRUCTION



BM1

MOUND STREET



TO OBTAIN LOCATION OF PARTICIPANTS' UNDERGROUND FACILITIES BEFORE YOU DIG IN WISCONSIN

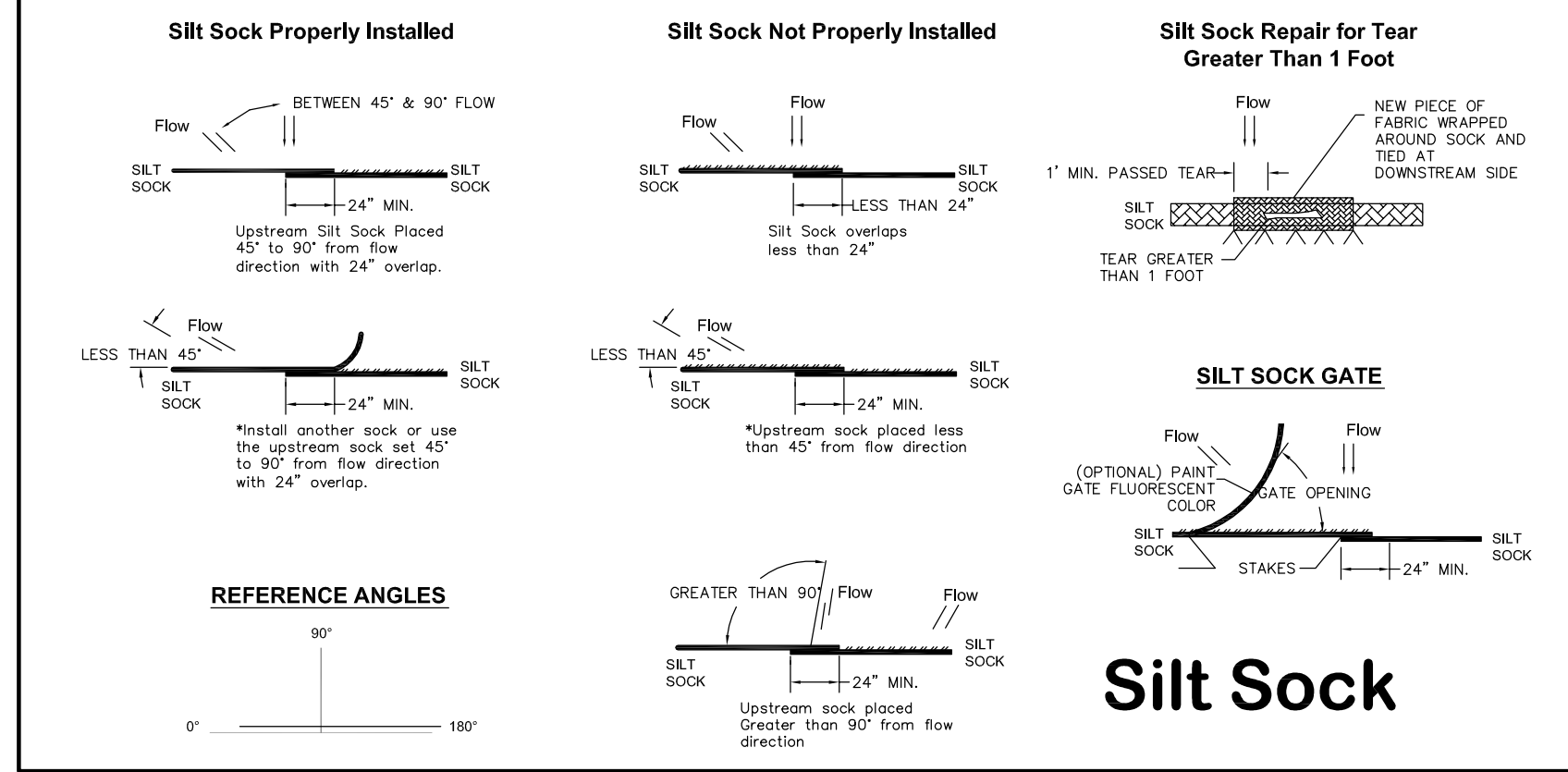
CALL DIGGERS HOTLINE 1-800-242-8511 OR 811 TOLL FREE

TDD/(OR THE HEARING IMPAIRED) (800) 542-2289

WIS. STATUTE 182.0175 (1974) REQUIRES MIN. OF 3 WORK DAYS NOTICE BEFORE YOU EXCAVATE

BENCHMARK TABLE

NUMBER	ELEVATION	DESCRIPTION
1	855.24	TOP NUT HYDRANT AT S. MILLS ST. AND MOUND ST.
2	859.45	TOP NUT HYDRANT AT S. MILLS ST. AND ST. JAMES CT.
3	854.85	TOP NUT HYDRANT AT S. MILLS ST. AND MILTON ST.



Silt Sock

- Erosion Control Notes/Specifications:**
- Erosion control devices and/or structures shall be installed prior to clearing and grubbing operations. These shall be properly maintained for maximum effectiveness until vegetation is re-established.
 - Erosion control is the responsibility of the contractor until acceptance of this project. Erosion control measures as shown shall be the minimum precautions that will be allowed. The contractor shall be responsible for recognizing and correcting all erosion control problems that are the result of construction activities. Additional erosion control measures, as requested in writing by the state or local inspectors, or the developer's engineer, shall be installed within 24 hours.
 - All erosion control measures and structures serving the site must be inspected at least weekly or within 24 hours of the time 0.5 inches of rain is produced. All maintenance will follow an inspection within 24 hours.
 - Construction Entrances - Provide a stone tracking pad at each point of access. Install according to WDNR Standard 1057. Refer to WDNR's stormwater web page of technical standards at: <http://dnr.wi.gov/runoff/stormwater/techstds.htm>
 - Temporary stabilization using anionic polymer. After November 1, 2012, anionic polyacrylamide will be applied to all disturbed areas where City of Madison inspectors deem stabilization and/or erosion to be problematic. Application of polyacrylamide will be according to WDNR Conservation Practice standard 1050, Erosion Control Land Application of Anionic Polyacrylamide. Refer to WDNR's stormwater web page of technical standards at: <http://dnr.wi.gov/runoff/stormwater/techstds.htm>
 - Dewatering - Water pumped from the site shall be treated by using a temporary sedimentation basin, portable dewatering basin, geotextile bag, or an equivalent device. Show on the plan the anticipated locations of dewatering activity, and provide an engineering detail of the dewatering system. Devises shall comply with WDNR Technical Standard 1061 found at: <http://dnr.wi.gov/runoff/stormwater/techstds.htm>. This water shall be discharged in a manner that does not induce erosion of the site or adjacent property.
 - Storm Sewer Inlets - Provide WDOT Type D "CatchAll" inlet protection or equivalent. Refer to WDOT Product Acceptability List at: <http://www.dot.wiscconsin.gov/business/engserv/pal.htm>. Inlet protection shall be installed prior to the storm sewer system receiving site runoff. Other than for performing maintenance, these devices shall not be removed until plot-level stabilization is complete.
 - Building and waste materials shall be prevented from running-off the site and entering waters of the state in conformance with NR151.12(6m).
 - No solid material shall be discharged or deposited into waters of the state in violation of Ch. 30 or 31 of the Wisconsin State Statutes or 33 USC 1344 permits.
 - Erosion control devices shall adhere to the technical standards found at: <http://dnr.wi.gov/runoff/stormwater/techstds.htm> and comply with all City of Madison ordinances.
 - All debris tracked onto public streets shall be swept or scraped clean by the end of each workday.
 - All building and waste material shall be handled properly to prevent runoff of these materials off of the site.
 - All disturbed areas shall be seeded, sodded, or otherwise restored immediately after grading activities have been completed per the approved landscape plan.

LEGEND

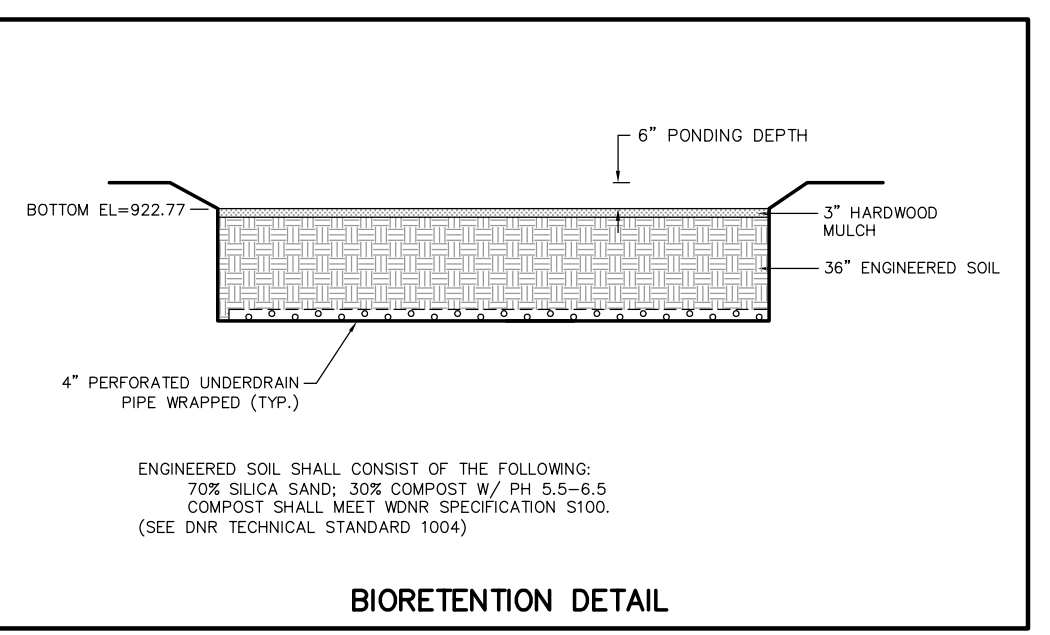
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○	SOLID IRON ROD FOUND SIZE NOTED		
○	3/4" X 18" SOLID IRON RE-ROD SET, WT. 1.50 lbs./ft.		
○	SET MAG NAIL		
()	INDICATES RECORDED AS		

DISTANCES ARE MEASURED TO THE NEAREST HUNDRETH OF A FOOT. BUILDING DIMENSIONS ARE MEASURED TO THE NEAREST TENTH OF A FOOT.

GRADING & EROSION CONTROL LEGEND

---	EXISTING MINOR CONTOUR
---	EXISTING MAJOR CONTOUR
---	PROPOSED MINOR CONTOUR
---	PROPOSED MAJOR CONTOUR
---	PROPOSED STORM SEWER
---	TRACKING PAD
---	SILT SOCK
---	INLET PROTECTION REQUIRED
BW	BOTTOM OF WALL
TW	TOP OF WALL
EP	EDGE OF PAVEMENT
SW	TOP OF SIDEWALK

- Emergency Contact**
 Craig Enzenroth
 Gallina Corporation
 101 E. Main Street, Suite 500
 Mount Horeb, WI 53572
 (608) 437-8300
- Schedule:**
- | | |
|------------------|--------------------------------------------------------------------------------|
| December 1, 2013 | Install silt fence and construction entrance. Begin demolition and excavation. |
| August 1, 2014 | Building construction complete. Restore all disturbed areas. |
| October 1, 2014 | Vegetation established. |



BIORETENTION DETAIL

Burse
 Surveying and Engineering, Inc.

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 Madison, WI 53703
 Phone: 608-250-9263
 Fax: 608-250-9266
 e-mail: mburse@bse-inc.net
 www.burseurveyengr.com

APPROVALS	PROJECT ENG.	PDF	DESIGNED BY	PDF	DRAWN BY	PDF	CHECKED BY	MLB	APPROVED	MLB
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Vicinato Apartments
 113 South Mills Street
 Madison, Wisconsin

Gallina Companies
 101 E. Main St., Suite 500
 Mt. Horeb, WI 53572

PROJECT #: BSE1620

PLOT DATE: 09/18/2013

REVISION DATES:
 09/18/2013

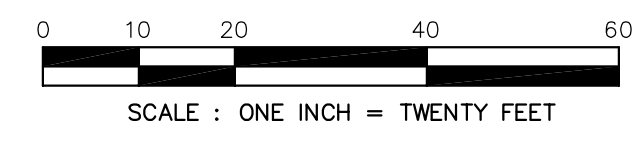
ISSUE DATES:
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 09/18/2013

GRADING AND EROSION CONTROL PLAN

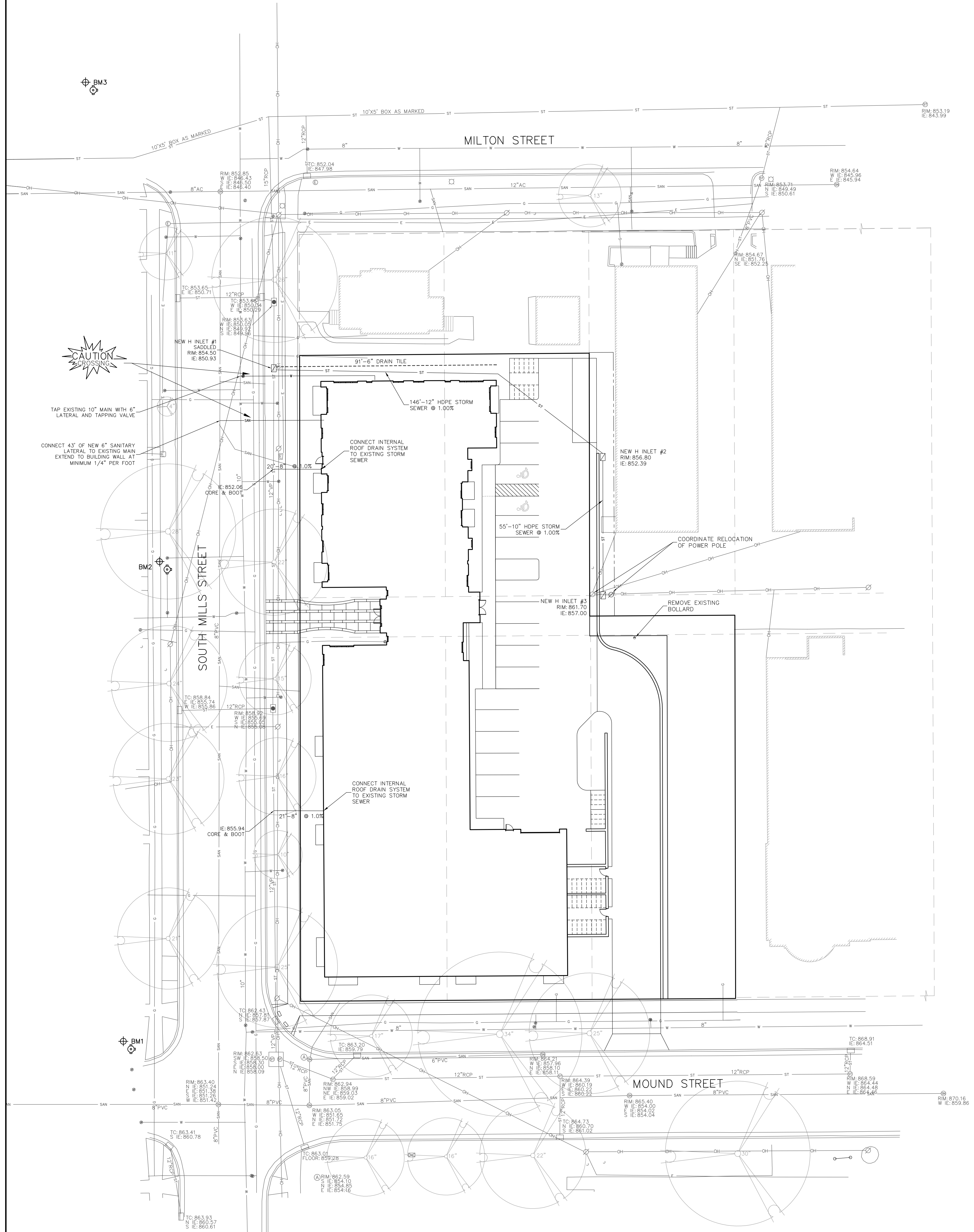
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DRAWING NUMBER
C-103



- NOTES:
- ALL PRIVATE UTILITIES (GAS, ELECTRIC, AND TELECOMMUNICATIONS) SERVING EXISTING BUILDINGS SCHEDULED FOR DEMOLITION TO BE ABANDONED OR REMOVED BY CORRESPONDING UTILITY COMPANY.
 - IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY THE LOCATION OF UNDERGROUND UTILITIES. UTILITIES WERE LOCATED BY OBSERVED EVIDENCE, MARKINGS PROVIDED BY DIGGER'S HOTLINE, AND RECORD DRAWINGS FROM THE CITY OF MADISON.
 - THE CITY WILL ISSUE CONSTRUCTION PLANS FOR ALL PUBLIC IMPROVEMENTS IN THE RIGHT-OF-WAY. THE CONTRACTOR WILL BE BOUND TO INSTALL SAID IMPROVEMENTS IN ACCORDANCE WITH CITY STANDARD SPECIFICATIONS AND APPROVED PLANS.



BENCHMARK TABLE

NUMBER	ELEVATION	DESCRIPTION
1	885.24	TOP NUT HYDRANT AT S. MILLS ST. AND MOUND ST.
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⊗	ELECTRIC PEDESTAL	LS	LANDSCAPING
⊗	TELEPHONE PEDESTAL	●	BOLLARD
⊗	UTILITY POLE	⊕	BENCHMARK
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—	GUY WIRE		
—	SIGN		
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Vicinato Apartments
South Mills Street
Madison, Wisconsin

Gallina Companies
101 E. Main St., Suite 500
Mt. Horeb, WI 53572

PROJECT #: BSE1620

PLOT DATE: 09/17/2013

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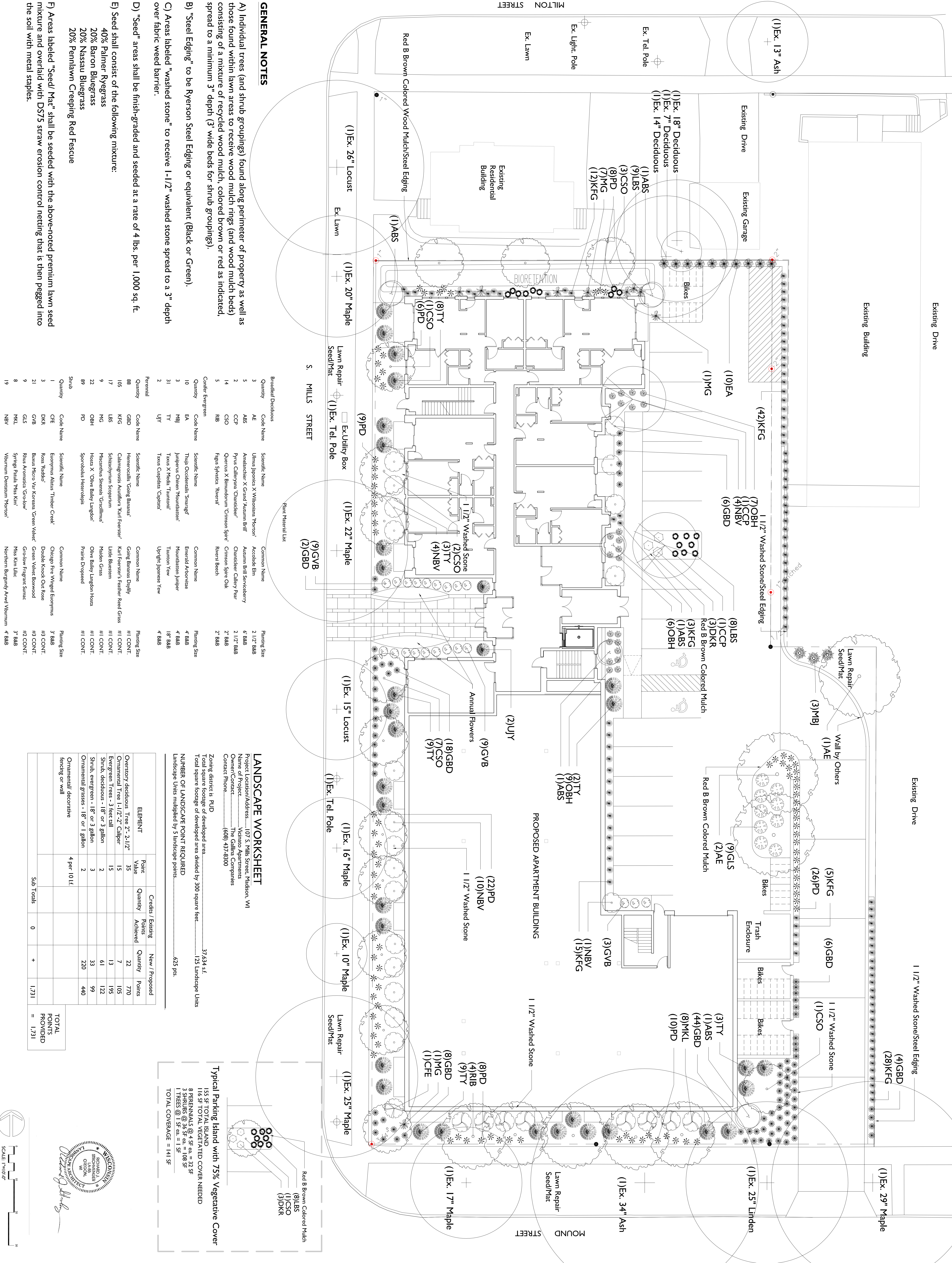
ISSUE DATES:
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09/17/2013

UTILITY PLAN

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DRAWING NUMBER
C-104



GENERAL NOTES

- A) Individual trees (and shrub groupings) found along perimeter of property as well as those found within lawn areas to receive wood mulch rings (and wood mulch beds) consisting of a mixture of recycled wood mulch, colored brown or red as indicated, spread to a minimum 3" depth (3" wide beds for shrub groupings).
- B) "Steel Edging" to be Ryerson Steel Edging or equivalent (Black or Green).
- C) Areas labeled "washed stone" to receive 1-1/2" washed stone spread to a 3" depth over fabric weed barrier.
- D) "Seed" areas shall be finish-graded and seeded at a rate of 4 lbs. per 1,000 sq. ft.
- E) Seed shall consist of the following mixture:
 - 40% Palmer Ryegrass
 - 20% Baron Bluegrass
 - 20% Nassau Bluegrass
 - 20% Pennlawn Creeping Red Fescue
- F) Areas labeled "Seed/ Mat" shall be seeded with the above-noted premium lawn seed mixture and overlaid with DS75 straw erosion control netting that is then pegged into the soil with metal staples.

Quantity	Code Name	Scientific Name	Common Name	Planting Size
3	AE	Ulmus japonica X Wilsoniana 'Kerasan'	Acedala Elm	2' 1/2" B&B
5	ABS	Aureoedher X Grand Autumn Birch	Autumn Brill Serviceberry	6" B&B
2	CCP	Pyrus Calleryana 'Chancellor'	Chancellor Callery Pear	2' 1/2" B&B
14	CSO	Quercus X Binurdorum 'Crimson Spire'	Crimson Spire Oak	2" B&B
5	RRB	Ficus Spineata 'Riverail'	Riversail Birch	2" B&B

Quantity	Code Name	Scientific Name	Common Name	Planting Size
10	EA	Tilia Occidentalis 'Smuggler'	Emerald Ailanthus	4" B&B
3	HBJ	Juniperus Chinensis 'Houmstead'	Houmstead Juniper	4" B&B
31	TY	Taxus X Media 'Taintrawl'	Taintrawl Yew	18" B&B
2	UYJ	Taxus Cuspitata 'Capitata'	Upright Japanese Yew	4" B&B

LANDSCAPE WORKSHEET

Project Location/Address: 107 S. Mills Street, Madison, WI
 Name of Project: Vicinato Apartments
 Owner/Contact: The Gallina Companies
 Contact Phone: (608) 437-8900

Zoning district is PUD
 Total square footage of developed area: 37,634 sq. ft.
 Total square footage of developed area divided by 300 square feet: 125 Landscape Units
NUMBER OF LANDSCAPE POINTS REQUIRED
 Landscape Units multiplied by 5 landscape points: 625 pts.

ELEMENT	Point Value	Quantity	Credits / Existing Points Achieved	New / Proposed Points
Overstory deciduous - Tree 2", 2-1/2"	35	22	770	
Overstory Tree 1-1/2"-2" Caliper	7	105	735	
Emerald Green - 3 feet tall	15	13	195	
Shrub deciduous - 18" or 3 gallon	2	61	122	
Shrub evergreen - 18" or 3 gallon	3	33	99	
Ornamental grasses - 18" or 1 gallon	2	220	440	
Ornamental/decorative fencing or wall	4 per 10 l.f.			
TOTAL POINTS PROVIDED			1,731	

LANDSCAPE ARCHITECTS
 THE GALLINA COMPANY
 2000 MADISON STREET
 MADISON, WI 53706
 TEL: (608) 825-2941
 FAX: (608) 825-6266

Checked By: SS
 Drawn By: 7/31/13 RS
 Revised: 9/18/13 RS

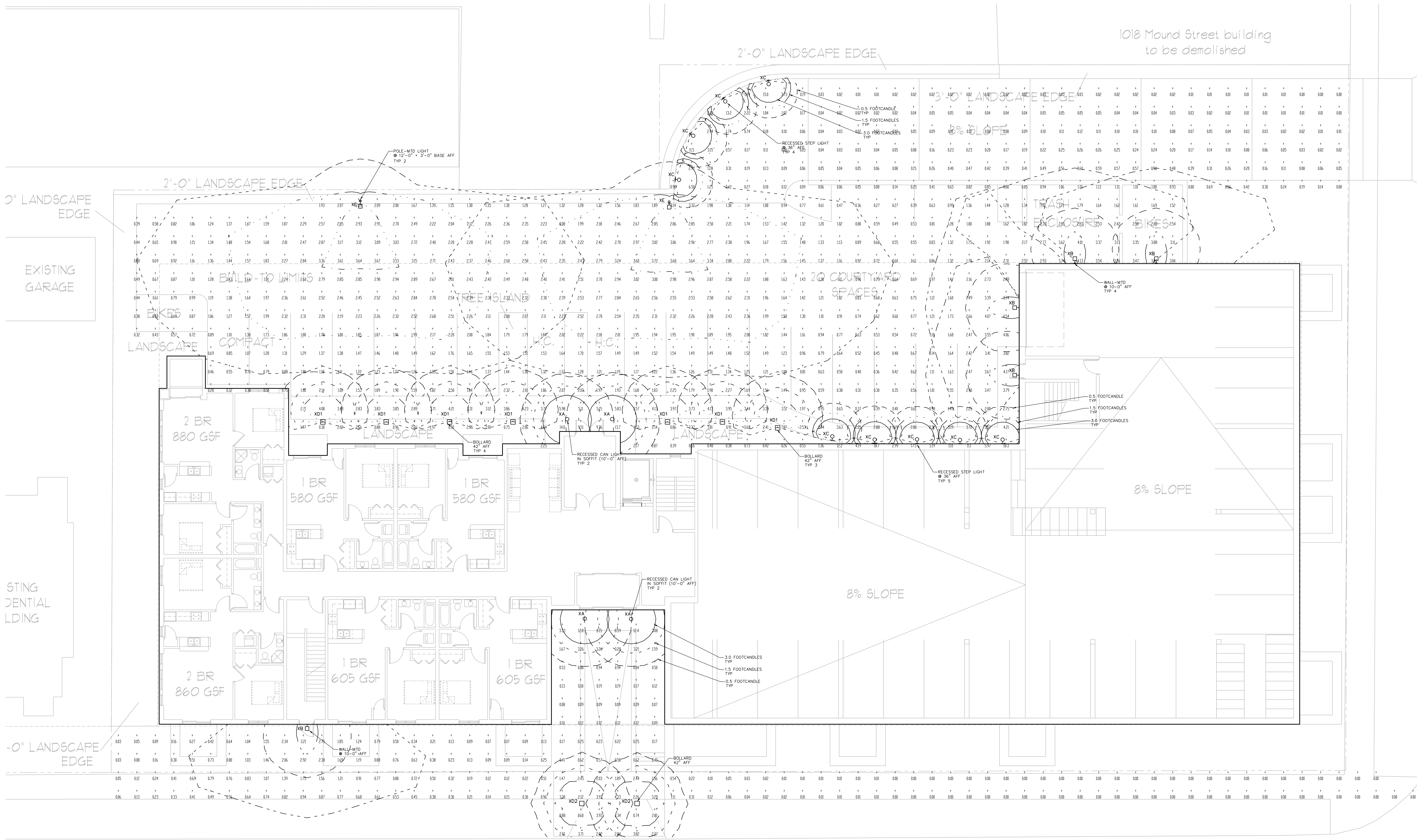
Scale: 1" = 10'-0"

VICINATO APARTMENTS
 107 S. MILLS STREET
 MADISON, WISCONSIN 53715

LANDSCAPE ARCHITECTS
 THE GALLINA COMPANY
 2000 MADISON STREET
 MADISON, WI 53706
 TEL: (608) 825-2941
 FAX: (608) 825-6266

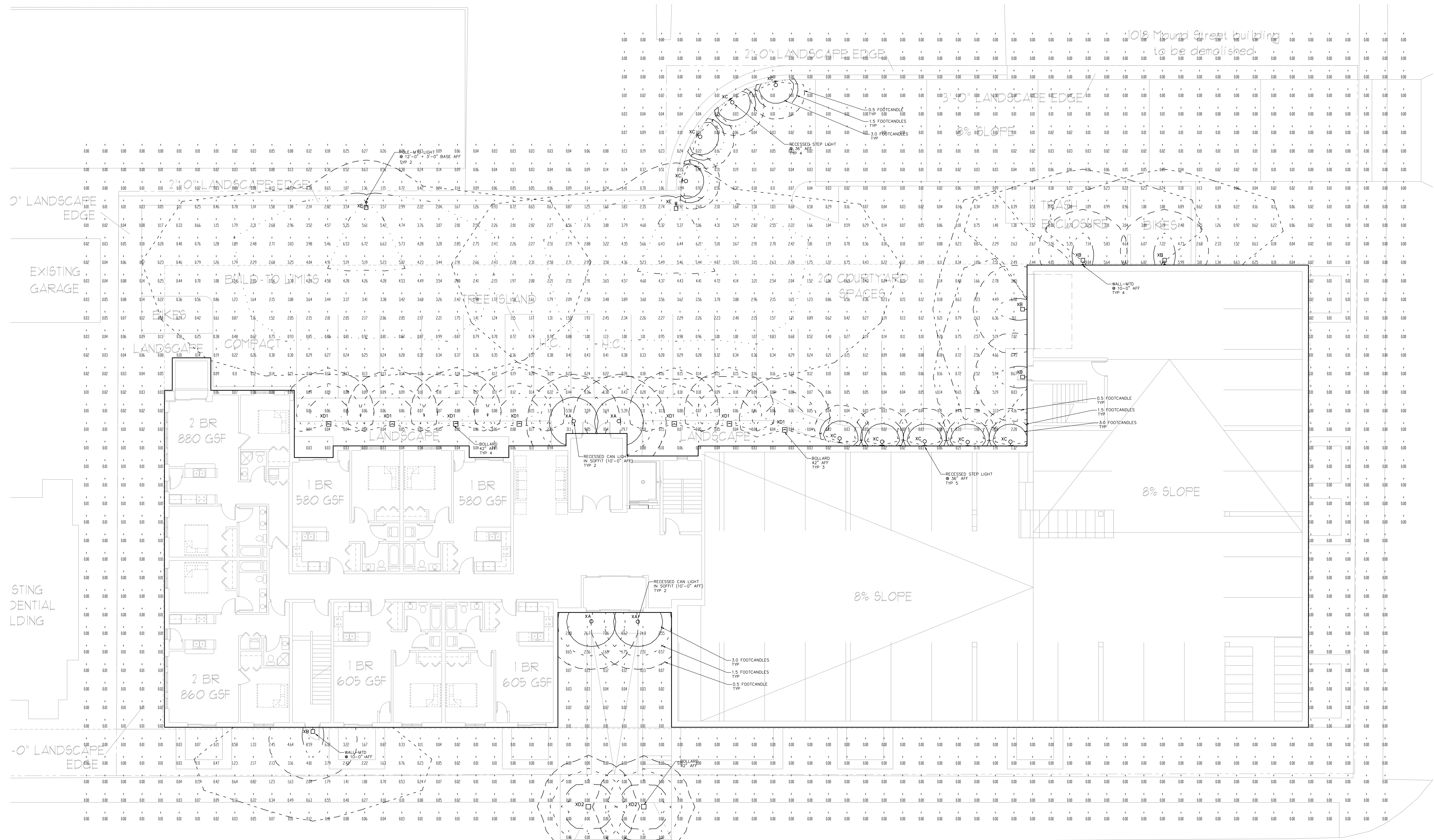
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 Drawn By: 7/31/13 RS
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SCALE: 1"=10'-0"



Site Illumination Plan - Grade
SCALE: 1/8" = 1'-0"

TYP	SYMBOL	DESCRIPTION	LAMP	LUMENS	MOUNTING/BALLAST	LLF	QTY
XA	○	Lithonia Lighting - REAL6C D6MW ESL 1000L 35K 65SC	(1) 3500K LED DOWNLIGHT	1064		0.90	4
XB	□	Lithonia Lighting - (WST LED T 10A700/40K SR3 MVOLT	(1) 10A 40K	2344		0.90	5
XC	♀	Lithonia Lighting - DLSS	(1) NVSL219BE	337		0.90	9
XD1	♂	Hydrel - 3100 LED WHT53K MVOLT FT	(1) COOL WHITE LED	534		0.90	7
XD2	♀	Hydrel - 3100 LED WHT53K MVOLT SYM	(1) COOL WHITE LED	878		0.90	2
XE	⊕	Lithonia Lighting - DSX1 LED 30C 1000 40K T3M MVOLT HS	(1) NICHIA 219B, 4000K	13352	12" POLE 3' CONCRETE BASE	0.90	2



0 4' 8' 16' GRAPHIC SCALE
 N
 Site Illumination Plan - Tresspass
 SCALE: 1/8" = 1'-0"

TYP	SYMBOL	DESCRIPTION	LAMP	LUMENS	MOUNTING/BALLAST	LLF	QTY
XA	○	Lithonia Lighting - REAL6C D6MW ESL 1000L 35K 65SC	(1) 3500K LED DOWNLIGHT	1064		0.90	4
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XD1	♀	Hydrel - 3100 LED WHT53K MVDLT FT	(1) COOL WHITE LED	534		0.90	7
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XE	⊞	Lithonia Lighting - DSX1 LED 30C 100K 400 13M MVDLT HS	(1) NICHIA 219B, 4000K	13352	12" POLE 3' CONCRETE BASE	0.90	2

FEATURES & SPECIFICATIONS

INTENDED USE — Typical applications include corridors, lobbies, conference rooms and private offices.

CONSTRUCTION — **LP6LN (New Construction)**: Rugged, 16-gauge galvanized steel mounting frame with torsion spring bracket to mount the finishing module. Vertically adjustable mounting brackets that use 16-gauge flat bar hangers (included), 1/2" conduit or C channel T-bar fasteners. Provides 3-3/4" total height adjustment.

6VL (New Construction): Galvanized steel mounting/plaster frame with torsion spring bracket to mount the finishing module. Integral galvanized bar hangers span up to 24" o.c. and feature built-in T-bar clips and nailers for T-bar or wood joist installations.

6VLR (Remodel): Galvanized steel remodel mounting/plaster frame with torsion spring bracket to mount the finishing module. Four (4) remodel ARC clips included for remodel installation.

All frames are equipped with galvanized steel junction box UL Listed for through wire applications. Junction boxes equipped with two combination 1/2"-3/4" and three 1/2" knockouts for straight-through conduit runs and removable access doors. Capacity: 4 (2 in, 2 out), No. 12 AWG conductors, rated for 90°C.

Post installation adjustment possible from below the ceiling.

Maximum 1-1/2" ceiling thickness.

LED Trim: Rugged, one-piece, die-cast heat sink design for optimum thermal management. Wet location rated lens is tightly fitted to the housing to reduce the ingress of dust.

OPTICS — Elliptical upper reflector and micro prism lens, provides precise beam control. Lower splay recesses optical system into the ceiling to reduce glare and provide a traditional PAR look. Standard fixture has a 0.65 spacing criteria. The luminaire is also available with a 0.95 spacing criteria option for use in general/ambient lighting applications.

CRI>80.

ELECTRICAL — On-board circuitry to ensure against wiring errors.

Thermal protection provided against improper insulation use.

High-efficiency, electronic LED 0-10V dimming driver mounted to the junction box, dims luminaire to 15% light output.

For dimming fixture requires two (2) additional low-voltage wires to be pulled.

The system maintains 70% lumen output for more than 50,000 hours.

Input wattage for 1000L is 14.2W, 74 lumens per watt. Input wattage for 1500L is 18.8W, 85 lumens per watt.

Actual wattage may differ by +/-15% when operating between 120-277V +/-10%.

LISTINGS — CSA certified to US and Canadian safety standards. Wet location listed. ENERGY STAR® qualified.

WARRANTY — 5-year limited warranty. Complete warranty terms located at www.acuitybrands.com/CustomerResources/Terms_and_conditions.aspx

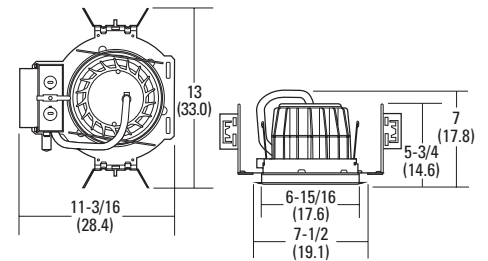
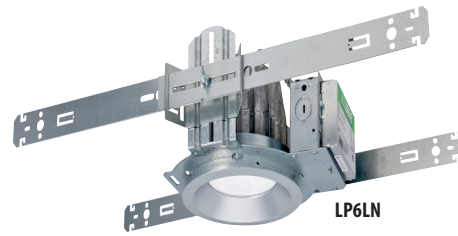
Note: Specifications subject to change without notice.

Catalog Number
Notes
Type

6" LED



Non-IC
New Construction



Specifications

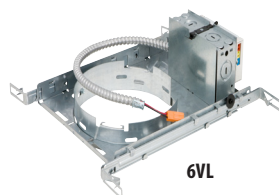
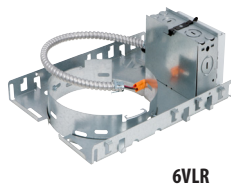
Aperture: 4-3/8 (11.1)
Ceiling opening: 6-15/16 (17.6)
Overlap trim: 7-1/2 (19.1)
Height: 7 (17.8)
All dimensions are inches (centimeters) unless otherwise noted.

ORDERING INFORMATION

For shortest lead times, configure products using **bolded options**.

Example: REAL6C D6MW ESL 1500L 35K .95SC 277 LP6LN

REAL6C D6		BN											
Series/Finish		Type		Lumen output ¹	Color temperature	Distribution	Voltage	Mounting pan	Options				
Series	Finish	ESL	ENERGY STAR® listed	1000L 14.2W, 1000 lumens	27K 2700K	.65SC .65 Spacing criteria	120	LP6LN 1000L ³	PFMW	Matte white plastic flange ring			
REAL6C D6	6" open downlight	MW	Matte white	1500L 18.8W, 1500 lumens	30K 3000K	.95SC .95 Spacing criteria	277	LP6LN 1500L ³					
		A	Clear diffuse		35K 3500K			347 ²	6VL 1000L ³	PFBL	Black plastic flange ring		
		AZ	Clear specular		40K 4000K			6VL 1500L ³	ELR ⁴	Emergency battery pack with remote test switch			
		BN	Brushed nickel					6VLR 1000L ³	NSD ⁵	Sensor Switch nLight™ dimming relay			
		BLZ	Black specular					6VLR 1500L ³	GMF	Single slow-blow fuse, must specify voltage			
		BZA	Antique bronze						ISH	Insect shield			
		ORB	Oil-rubbed bronze										
		WT	Wheat diffuse										



Notes

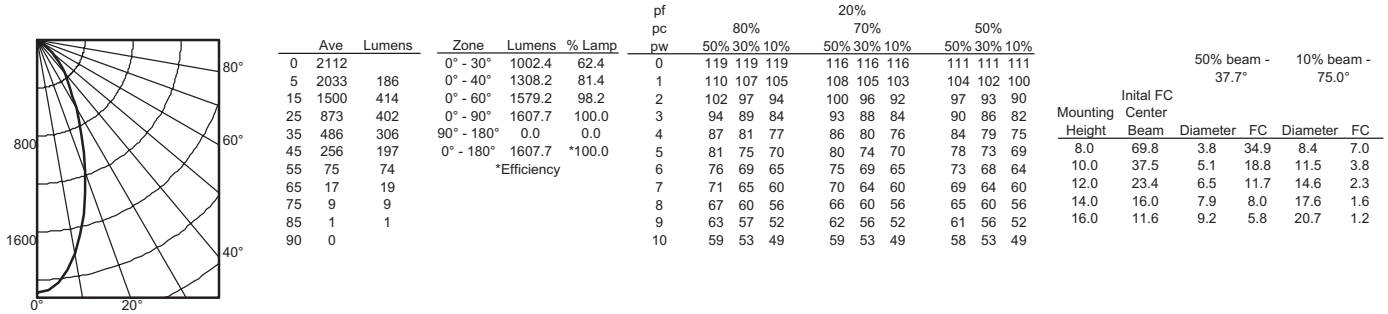
- Total system nominal delivered lumens.
- Using step-down transformer increases power draw by 15 watts.
- Lumens only required when ordered separately.
- Not available with 347V.
- One 5A relay with one 0-10 VDC dimming output, shipped installed. Requires additional nLight bus power supply.

REALITY™ 6" LED ENERGY STAR®

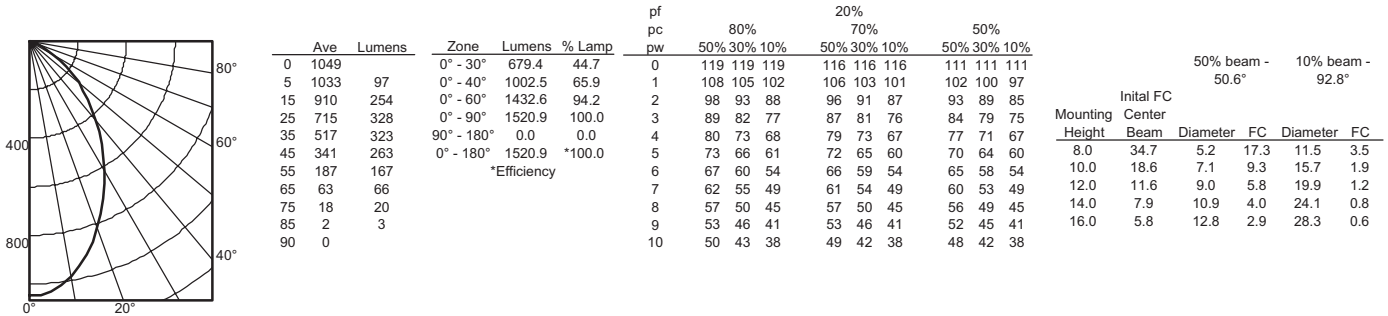
PHOTOMETRICS

Distribution Curve Distribution Data Output Data Coefficient of Utilization Illuminance Data at 30" Above Floor for a Single Luminaire

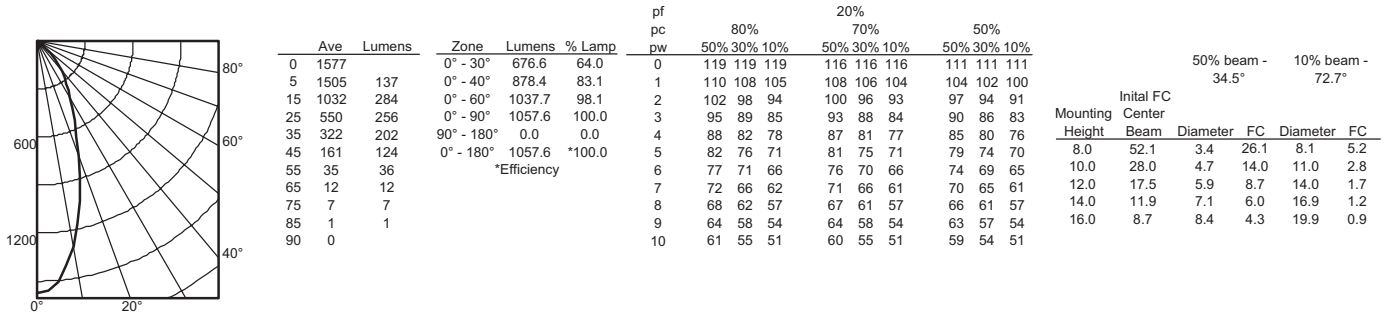
REAL6C D6MW ESL 35K 1500L .65SC, input watts: 18.8, delivered lumens: 1607, .65 spacing, LM/W=85, test no. LTL21387



REAL6C D6MW ESL 1500L 35K .95SC, input watts: 18.8, delivered lumens: 1520, .95 spacing, LM/W=81, test no. LTL21389



REAL6C D6MW ESL 1000L 35K .65SC, input watts: 14.2, delivered lumens: 1057, .65 spacing, LM/W=74, test no. LTL21373



Color temperature	Lumen multiplier
27K	0.83
30K	0.94
35K	1.00 (Baseline)
40K	1.03

Trim finish	Lumen multiplier
Clear Diffuse (A)	1.01
Matte White (MW)	1.00
Clear Specular (AZ)	1.00
Wheat (WT)	0.98
Brushed Nickel (BN)	0.97
Black Specular (BLZ)	0.96
Antique Bronze (BZA)	0.95
Oil-Rubbed Bronze (ORB)	0.95

COMPATIBLE DIMMER SWITCHES	
Manufacturer	Model number
Synergy®	ISD BC 120/277
Leviton®	IP710-DLX
Lutron®	NTFTV-WH For on/off control, this switch requires a power pack. Consult Lutron for more information.

Notes

- Actual performance may differ as a result of end-user environment and application.





WST LED

Architectural Wall Sconce



Catalog Number

Notes

Type

Hit the Tab key or mouse over the page to see all interactive elements.

Specifications Luminaire

Height: 7-1/4"
(18.4 cm)

Width: 16-1/4"
(41.3 cm)

Depth: 9-1/8"
(23.2 cm)

Weight: 17 lbs
(7.7 kg)

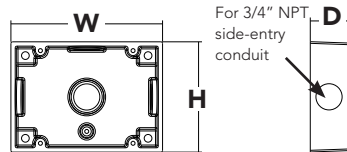


Optional Back Box (BBW)

Height: 4"
(10.2 cm)

Width: 5-1/2"
(14.0 cm)

Depth: 1-1/2"
(3.8 cm)



Introduction

The classic Architectural Wall Sconce is now available with the latest in LED technology. The result is a long-life, maintenance-free product with typical energy savings of 75% compared to metal halide versions. The integral battery backup option provides emergency egress lighting, without the use of a back-box or remote gear, so installations maintain their aesthetic integrity.

The WST LED is ideal for replacing existing 50 – 175W metal halide wall-mounted products. The expected service life is 20+ years of nighttime use.

Ordering Information

EXAMPLE: WST LED 2 10A700/40K SR3 MVOLT DBBTXD

Series	Light Engines	Performance Package	Distribution	Voltage	Mounting	Options ³	Finish (required)
WST LED	1 One engine (10 LEDs) 2 Two engines (20 LEDs)	700 mA options: 10A700/40K 4000K	SR2 Type II SR3 Type III SR4 Type IV	MVOLT ¹ 120 ¹ 208 ¹ 240 ¹ 277 ¹ 347 480	Shipped included (blank) Surface mount Shipped separately² BBW Surface-mounted back box UT5 Uptilt 5 degrees	Shipped installed PE Photoelectric cell, button type ^{4,5} SF Single fuse (120, 277, 347V) ⁴ DF Double fuse (208, 240, 480V) ⁴ DMG 0-10V dimming driver (no controls) ELCW Emergency battery backup ⁶ WLU Wet location door for up orientation PIR Motion/ambient light sensor ⁷ Shipped separately VG Vandal guard WG Wire guard	DDBXD Dark bronze DBLXD Black DNAXD Natural aluminum DWHXD White DSSXD Sandstone DDBTXD Textured dark bronze DBLBXD Textured black DNATXD Textured natural aluminum DWHGXD Textured white DSSTXD Textured sandstone

Emergency Battery Operation

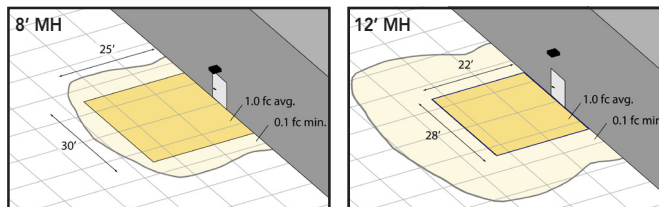
The emergency battery backup (ELCW option) is integral to the luminaire - no external housing required! This design provides reliable emergency operation while maintaining the aesthetics of the product.

All ELCW configurations include an independent secondary driver with an integral relay to immediately detect A/C power loss. Dual light engines are wired in parallel so both engines operate in emergency mode and provide additional component redundancy. These design features meet various interpretations of NFPA 70/NEC 2008 - 700.16

The emergency battery will power the luminaire for a minimum duration of 90 minutes (maximum duration of three hours) from the time supply power is lost, per International Building Code Section 1006 and NFPA 101 Life Safety Code Section 7.9, provided luminaires are mounted at an appropriate height and illuminate an open space with no major obstructions.

The examples at right show illuminance of 1 fc average and 0.1 fc minimum of the single-engine Type IV product in emergency mode.

WST LED 1 10A700/40K SR4 MVOLT ELCW
10' x 10' Gridlines
8' and 12' Mounting Height



NOTES

- MVOLT driver operates on any line voltage from 120-277V (50/60 Hz). Specify 120, 208, 240 or 277 options only when ordering with photocell (PE option) or fusing (SF, DF options).
- May also be ordered separately as an accessory. Ex: WSBBW DDBXD U. Must specify finish.
- Must be ordered with fixture; cannot be field installed.
- Not available with MVOLT option. Button photocell (PE) can be ordered with a dedicated voltage option. Single fuse (SF) requires 120, 277 or 347 voltage option. Double fuse (DF) requires 208, 240 or 480 voltage option.
- Not available with 480V option. Not available with motion/ambient light sensor (PIR).
- Integral battery pack is rated for -20° to 60°C operating temperature. ELCW warranty is 3 year period. Not available with 347V or 480V.
- Specifies the SensorSwitch SFD-7-ODP control (photocell included); see Motion Sensor Guide for details. Not available with "PE" option (button type photocell). Dimming driver standard. Not available with WLU, VG or WG.



Performance Data

Lumen Output

Lumen values are from photometric tests performed in accordance with IESNA LM-79-08. Data is considered to be representative of the configurations shown, within the tolerances allowed by Lighting Facts. Actual wattage may differ by +/- 8% when operating between 120-480V +/- 10%.

Light Engines	Drive Current (mA)	Performance Package	System Watts (MVOLT ¹)	Dist. Type	40K (4000K, 70 CRI)				
					Nominal Lumens	B	U	G	LPW
1 (10 LEDs)	700	10A700/--K	24W	SR2	2005	1	0	1	84
				SR3	2029	1	0	1	84
				SR4	1959	1	0	1	82
2 (20 LEDs)	700	10A700/--K	47W	SR2	3944	1	0	1	84
				SR3	4028	1	0	1	86
				SR4	3851	1	0	1	82

1 See electrical load chart for 347/480V system watts.

Lumen Ambient Temperature (LAT) Multipliers

Use these factors to determine relative lumen output for average ambient temperatures from 0-40°C (32-104°F).

Ambient	Lumen Multiplier
0°C	1.10
10°C	1.06
20°C	1.02
25°C	1.00
30°C	0.98
40°C	0.92

Projected LED Lumen Maintenance

Data references the extrapolated performance projections for the **WST LED 2 10A700** platform in a **25°C ambient**, based on 10,000 hours of LED testing (tested per IESNA LM-80-08 and projected per IESNA TM-21-11).

To calculate LLF, use the lumen maintenance factor that corresponds to the desired number of operating hours below. For other lumen maintenance values, contact factory.

Operating Hours	0	25,000	50,000	100,000
Lumen Maintenance Factor	1.0	0.94	0.88	0.77

Electrical Load

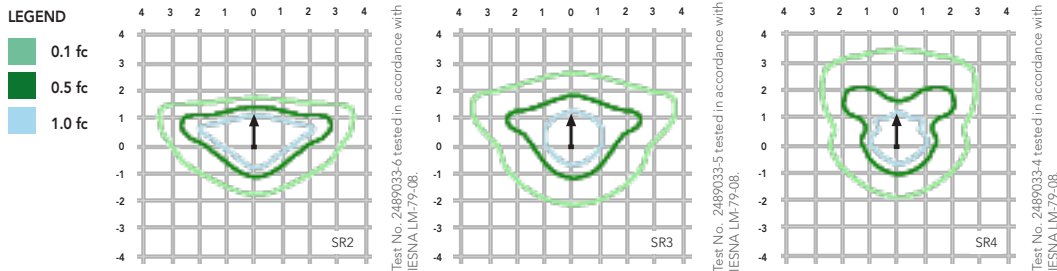
Light Engines	Drive Current (mA)	System Watts	Current (A)					
			120	208	240	277	347	480
1	700	24W	0.24	0.14	0.12	0.1	-	-
		29W ¹	-	-	-	-	0.09	0.07
2	700	47W	0.44	0.27	0.23	0.20	-	-
		53W ¹	-	-	-	-	0.17	0.12

1 Higher wattage is due to electrical losses from step-down transformer.

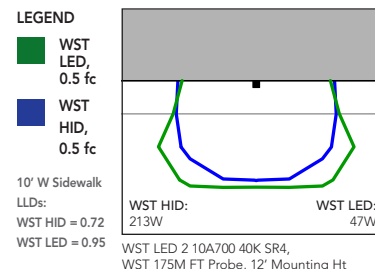
Photometric Diagrams

To see complete photometric reports or download .ies files for this product, visit Lithonia Lighting's [WST LED homepage](#).

Isfootcandle plots for the WST LED 2 10A700/40K SR2, SR3, and SR4. Distances are in units of mounting height (12).



Distribution overlay comparison to 175W metal halide.



FEATURES & SPECIFICATIONS

INTENDED USE

The classic architectural shape of the WST LED was designed for applications such as hospitals, schools, malls, restaurants, and commercial buildings. The long life LEDs and driver make this luminaire nearly maintenance-free.

CONSTRUCTION

The single-piece die-cast aluminum housing integrates secondary heat sinks to optimize thermal transfer from the internal light engine heat sinks and promote long life. The driver is mounted in direct contact with the casting for a low operating temperature and long life. The die-cast door frame is fully gasketed with a one-piece solid silicone gasket to keep out moisture and dust, providing an IP65 rating for the luminaire.

FINISH

Exterior parts are protected by a zinc-infused Super Durable TGIC thermoset powder coat finish that provides superior resistance to corrosion and weathering. A tightly controlled multi-stage process ensures a minimum 3 mils thickness for a finish that can withstand extreme climate changes without cracking or peeling. Standard Super Durable colors include dark bronze, black, natural aluminum, sandstone and white. Available in textured and non-textured finishes.

OPTICS

Precision-molded acrylic lenses are engineered for superior distribution, uniformity, and spacing in wall-mount applications. Light engines are 4000K (70 CRI). The WST LED has zero uplight and qualifies as a Nighttime Friendly™ product, meaning it is consistent with the LEED® and Green Globes™ criteria for eliminating wasteful uplight.

ELECTRICAL

Light engine(s) consist of 10 high-efficacy LEDs mounted to a metal core circuit board and integral aluminum heat sinks to maximize heat dissipation and promote long life (100,000 hrs at 25°C, L77). Class 2 electronic driver has a power factor >90%, THD <20%. Easily-serviceable surge protection device meets a minimum Category B (per ANSI/IEEE C62.41.2).

INSTALLATION

A universal mounting plate with integral mounting support arms allows the fixture to hinge down for easy access while making wiring connections. The integral bubble level on the mounting plate provides assistance for level placement on every installation.

LISTINGS

CSA certified to U.S. and Canadian standards. Light engines are IP66 rated; luminaire is IP65 rated and suitable for wet locations when mounted with the lenses down. WLU option offers wet location listing in "up" orientation. Rated for -30°C minimum ambient.

WARRANTY

Five year limited warranty. Full warranty terms located at www.acuitybrands.com/CustomerResources/Terms_and_conditions.aspx.

Note: Specifications subject to change without notice.



Catalog Number
Notes
Type

FEATURES & SPECIFICATIONS

INTENDED USE

Provides years of maintenance-free illumination for outdoor use in residential & commercial applications. Ideal for applications such as lighting walkways and stairways.

CONSTRUCTION

Cast-aluminum housing with corrosion-resistant paint in either dark bronze or white finish.

ADA compliant.

OPTICS

4000K CCT LEDs.

Polycarbonate lens protects the LED from moisture, dirt and other contaminants.

LUMEN MAINTENANCE: The LED will deliver 70% of its initial lumens at 50,000 hour average LED life. See Lighting Facts label on page 2 for performance details.

ELECTRICAL

MVOLT driver operates on any line voltage from 120-277V.

Operating temperature -30°C to 40°C.

1KV surge protection standard.

INSTALLATION

Surface mount to universal junction box (provided by others).

LISTINGS

UL Listed to U.S. and Canadian safety standards for wet locations.

Tested in accordance with IESNA LM-79 and LM-80 standards.

WARRANTY

Five-year limited warranty.

Full warranty terms located at www.AcuityBrands.com/CustomerResources/Terms_and_Conditions.aspx.

Note: Specifications are subject to change without notice.

Actual performance may differ as a result of end-user environment and application.

Outdoor General Purpose

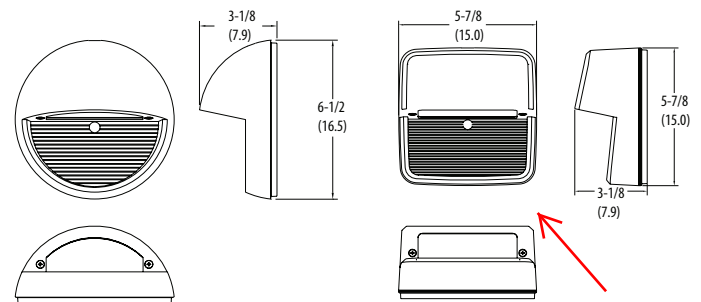
OLSR & OLSS

LED STEP LIGHT



Specifications

All dimensions are inches (centimeters)



ORDERING INFORMATION

Lead times will vary depending on options selected. Consult with your sales representative.

Example: OLSS DDB

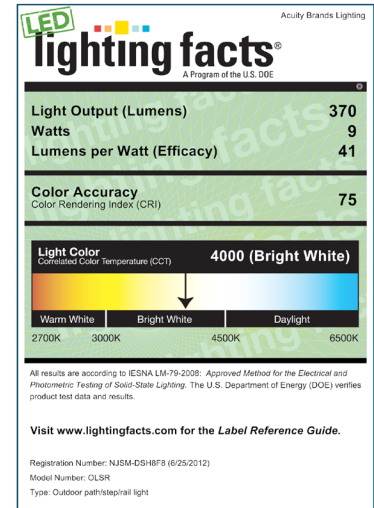
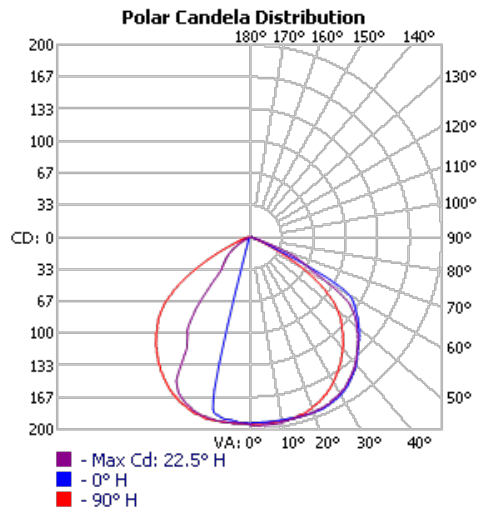
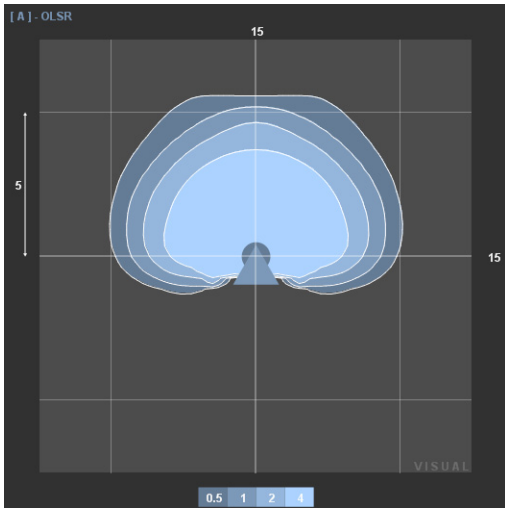
Series	Color temperature (CCT)	Voltage	Finish
OLSR Step light round	(blank) 4000K	(blank) MVOLT (120V-277V)	DDB Dark bronze
OLSS Step light square			WH White

OLSR & OLSS LED Step Light

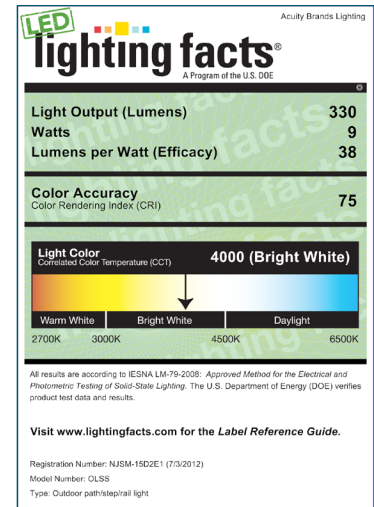
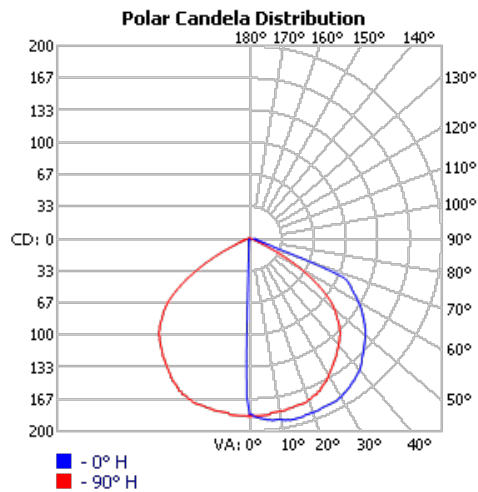
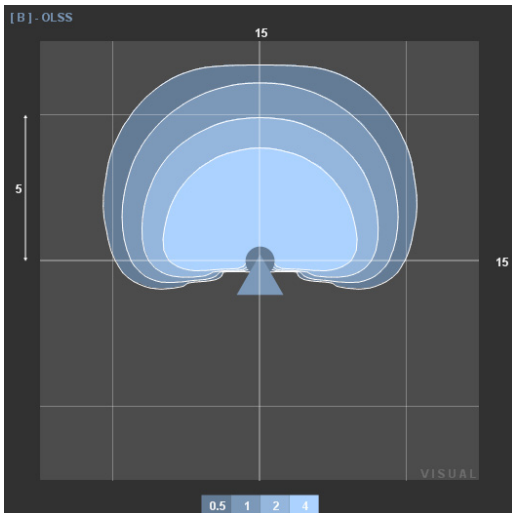
PHOTOMETRICS

To see complete photometric reports or download .ies files for this product, visit Lithonia Lighting's Outdoor LED homepage
 Tested in accordance with IESNA LM-79 and LM-80 standards.

OLSR



OLSS ←



3110 LED LOUVER BOLLARD ROUND DOME

DESCRIPTION

The 3110 BOLLARD is a low level area lighting luminaire that combines visual appeal with superior performance and unequalled quality. It is designed to work in building perimeter areas and public spaces completing a wide variety of architectural styles.

Superior performance extends to the detailed finish of the louvers. Matte black finish of top surface provides IES cut off performance while gloss white on bottom extends reflective light to economize on spacing of fixtures. Custom finish available on top louver surface.

The 3110 BOLLARD offers a patented impact resistant mounting and leveling design ensuring life long performance. Four levelling pads within the base mounting plate are easily accessible through the access panel. The levelling pads provide full contact with the concrete pad, providing a high degree of stability. The base mounting plate is fully welded to the bollard post, providing complete structural support from all directions, giving the bollard superior vandal resistance.

Motion Sensing Bi-Level Switching (BLS option) is now possible through the use of a fixture-integrated microwave occupancy sensor. Mounted in the head of the fixture, within the sealed light engine compartment, the sensor is protected from moisture damage, as well as potential damage due to vandalism. The sensor provides up to 20' of motion coverage in the 360 deg area around the bollard (see diagram on the next page). When motion is detected bollard will illuminate at full output (60 Watts). After approx 5 min, bollard will drop to 1/4 full output (15 Watts).

FEATURES & SPECIFICATIONS

MATERIAL: Copper-free Aluminum, A360.

LED ARRAY: 60.3W (total system input wattage) Lumen maintenance of individual light sources have been independently tested to IESNA LM-80 standards.

VOLTAGE: MVOLT 50/60Hz

DISTRIBUTION: SYM - Symmetric, FT - Forward Throw

LENS: Frosted Borosilicate Glass.

BALLAST: Integrally mounted LED driver with operating temperature of -30° to 60°C.

FASTENERS: Stainless Steel.

FINISH: See ordering guide

LISTINGS: CSA_{US}, CSA

TYPE XD1 BOLLARD					JOB NAME VICINATO APARTMENTS				
PART NUMBER									
Product	Height	Lamp Type	Voltage	Distribution	Options	Lamp	Finish	List	
APPROVALS									

3110 BOLLARD ORDERING INFORMATION

50/60 Hz Application

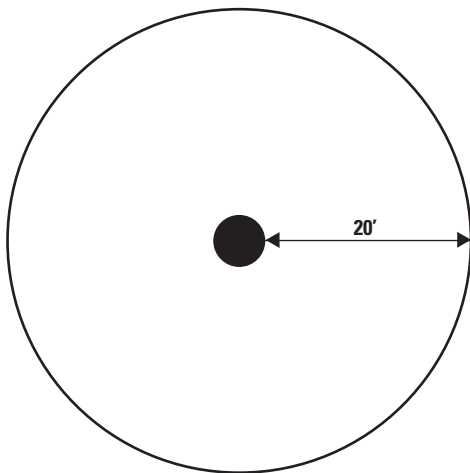
Choose the boldface catalog nomenclature that best suits your needs.

PART NO.

EXAMPLE: ~~42~~ ~~36~~ **LED** **WHT53K** **MVOLT** ~~SYM~~ ~~FT ~~BL~~ **SELECTED BY ARCH**~~

<p>Product</p> <p><input checked="" type="checkbox"/> 3110</p>	<p>LED Array</p> <p><input checked="" type="checkbox"/> LED</p>	<p>Height</p> <p><input type="checkbox"/> 36</p> <p><input type="checkbox"/> 42</p>	<p>Color</p> <p><input checked="" type="checkbox"/> WHT53K 5300°K Color Temp</p> <p><input type="checkbox"/> WHT30K 3000°K Color Temp</p>	<p>Voltage</p> <p><input checked="" type="checkbox"/> MVOLT</p> <p><input type="checkbox"/> 120²</p> <p><input type="checkbox"/> 277²</p> <p><input type="checkbox"/> 347</p>	<p>Distribution</p> <p><input type="checkbox"/> SYM Symetrical, 360°</p> <p><input checked="" type="checkbox"/> FT⁵ Forward Throw</p>	<p>Options⁴</p> <p><input type="checkbox"/> BLS⁶ Bi-Level Switching (Motion Activated)</p> <p><input type="checkbox"/> GFCI³ Receptacle</p> <p><input type="checkbox"/> ELN⁶ Emergency Operation (1000 lumen output)</p>	<p>Finish</p> <p><input type="checkbox"/> BL Black</p> <p><input type="checkbox"/> BZ Bronze</p> <p><input type="checkbox"/> DDB Dark Bronze</p> <p><input type="checkbox"/> DNA Natural Aluminum</p> <p><input type="checkbox"/> GN Green</p> <p><input type="checkbox"/> GR Gray</p> <p><input type="checkbox"/> SND Sand</p> <p><input type="checkbox"/> STG Steel Gray</p> <p><input type="checkbox"/> TVG Terra Verde Green</p> <p><input type="checkbox"/> WH White</p> <p><input type="checkbox"/> CF Custom Finish</p> <p>Optional Louvers Painted¹</p> <p><input type="checkbox"/> ___/PL Louvers painted to match fixture (top only)</p>
-----------------------------------------------------------------------	------------------------------------------------------------------------	--------------------------------------------------------------------------------------------	------------------------------------------------------------------------------------------------------------------------------------------------------------------------	-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------	-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------	--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------	-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

APPROXIMATE MOTION SENSOR COVERAGE AREA:



LIGHT ENGINE SPECIFICATIONS

COLOR	TYPE	COLOR TEMP	QTY / FIXTURE	LUMENS / WATT	INPUT WATTS
WHT53K	Nichia	5300°K	16	90.2	60.3
WHT30K	Nichia	3000°K	16	66.3	60.3

Notes:

- ¹ Louvers will be black unless otherwise specified (top only).
- ² Only valid with ELN or BLS.
- ³ Only valid with 120 Volt.
- ⁴ Options not valid with 50Hz.
- ⁵ FT not available with BLS.
- ⁶ ELN and BLS require 120 or 277 voltage, **not** MVOLT or 347.

3110 LED LOUVER BOLLARD ROUND DOME

DESCRIPTION

The 3110 BOLLARD is a low level area lighting luminaire that combines visual appeal with superior performance and unequalled quality. It is designed to work in building perimeter areas and public spaces completing a wide variety of architectural styles.

Superior performance extends to the detailed finish of the louvers. Matte black finish of top surface provides IES cut off performance while gloss white on bottom extends reflective light to economize on spacing of fixtures. Custom finish available on top louver surface.

The 3110 BOLLARD offers a patented impact resistant mounting and leveling design ensuring life long performance. Four levelling pads within the base mounting plate are easily accessible through the access panel. The levelling pads provide full contact with the concrete pad, providing a high degree of stability. The base mounting plate is fully welded to the bollard post, providing complete structural support from all directions, giving the bollard superior vandal resistance.

Motion Sensing Bi-Level Switching (BLS option) is now possible through the use of a fixture-integrated microwave occupancy sensor. Mounted in the head of the fixture, within the sealed light engine compartment, the sensor is protected from moisture damage, as well as potential damage due to vandalism. The sensor provides up to 20' of motion coverage in the 360 deg area around the bollard (see diagram on the next page). When motion is detected bollard will illuminate at full output (60 Watts). After approx 5 min, bollard will drop to 1/4 full output (15 Watts).

FEATURES & SPECIFICATIONS

MATERIAL: Copper-free Aluminum, A360.

LED ARRAY: 60.3W (total system input wattage) Lumen maintenance of individual light sources have been independently tested to IESNA LM-80 standards.

VOLTAGE: MVOLT 50/60Hz

DISTRIBUTION: SYM - Symmetric, FT - Forward Throw

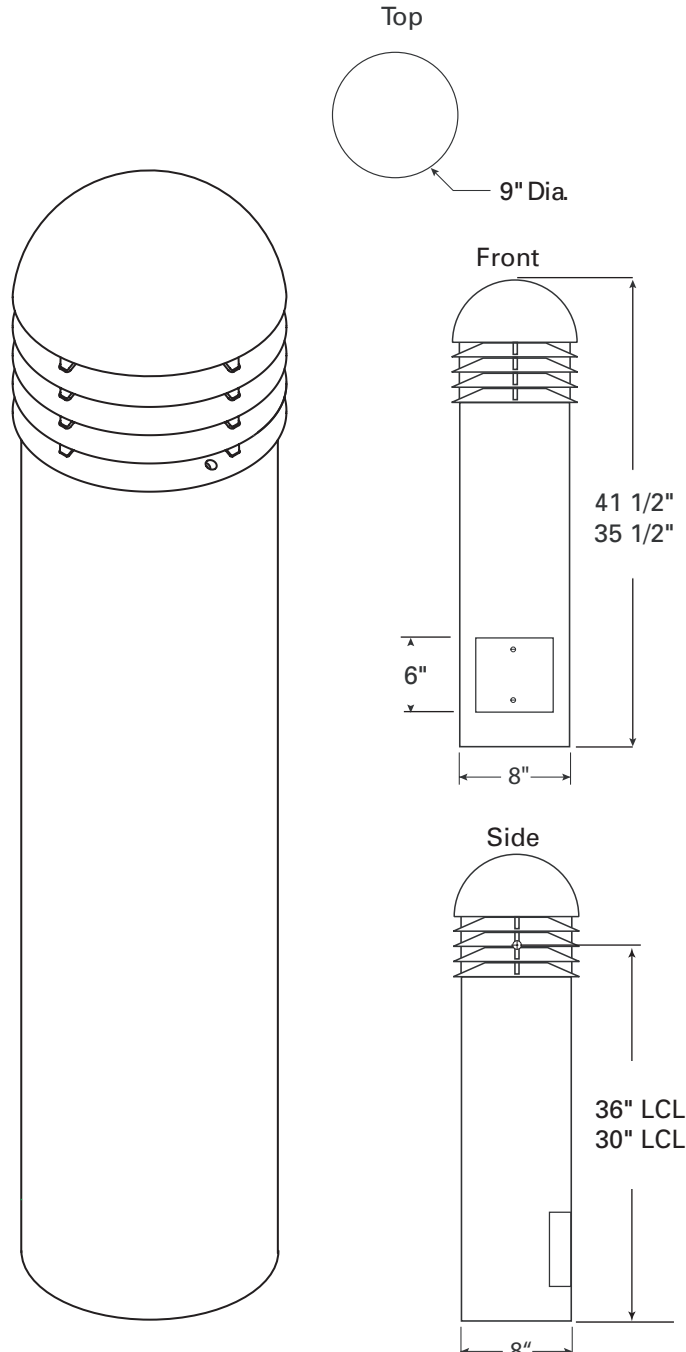
LENS: Frosted Borosilicate Glass.

BALLAST: Integrally mounted LED driver with operating temperature of -30° to 60°C.

FASTENERS: Stainless Steel.

FINISH: See ordering guide

LISTINGS: CSA_{US}, CSA

TYPE XD2 BOLLARD					JOB NAME VICINATO APARTMENTS				
PART NUMBER									
Product	Height	Lamp Type	Voltage	Distribution	Options	Lamp	Finish	List	
									
APPROVALS									

3110 BOLLARD ORDERING INFORMATION

50/60 Hz Application

Choose the boldface catalog nomenclature that best suits your needs.

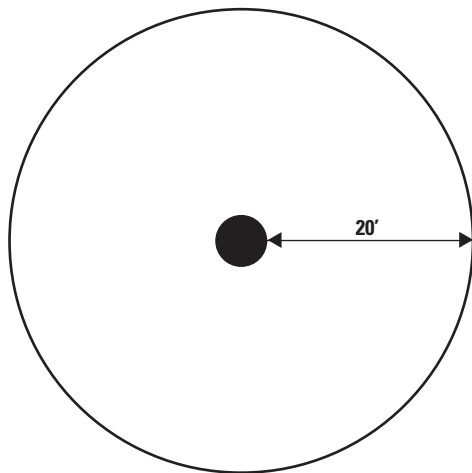
PART NO.

EXAMPLE:

SELECTED BY ARCH

<p>3110 36 42</p> <p>Product</p> <p><input checked="" type="checkbox"/> 3110</p>	<p>LED</p> <p>LED Array</p> <p><input checked="" type="checkbox"/> LED</p>	<p>WHT53K</p> <p>Color</p> <p><input checked="" type="checkbox"/> WHT53K 5300°K Color Temp</p> <p><input type="checkbox"/> WHT30K 3000°K Color Temp</p>	<p>MVOLT</p> <p>Voltage</p> <p><input checked="" type="checkbox"/> MVOLT</p> <p><input type="checkbox"/> 120²</p> <p><input type="checkbox"/> 277²</p> <p><input type="checkbox"/> 347</p>	<p>SYM</p> <p>Distribution</p> <p><input checked="" type="checkbox"/> SYM Symetrical, 360°</p> <p><input type="checkbox"/> FT⁵ Forward Throw</p>	<p>Options⁴</p> <p><input type="checkbox"/> BLS⁶ Bi-Level Switching (Motion Activated)</p> <p><input type="checkbox"/> GFCI³ Receptacle</p> <p><input type="checkbox"/> ELN⁶ Emergency Operation (1000 lumen output)</p>	<p>BL</p> <p>Finish</p> <p><input type="checkbox"/> BL Black</p> <p><input type="checkbox"/> BZ Bronze</p> <p><input type="checkbox"/> DDB Dark Bronze</p> <p><input type="checkbox"/> DNA Natural Aluminum</p> <p><input type="checkbox"/> GN Green</p> <p><input type="checkbox"/> GR Gray</p> <p><input type="checkbox"/> SND Sand</p> <p><input type="checkbox"/> STG Steel Gray</p> <p><input type="checkbox"/> TVG Terra Verde Green</p> <p><input type="checkbox"/> WH White</p> <p><input type="checkbox"/> CF Custom Finish</p> <p>Optional Louvers Painted¹</p> <p><input type="checkbox"/> ___/PL Louvers painted to match fixture (top only)</p>
<p>Height</p> <p><input type="checkbox"/> 36</p> <p><input type="checkbox"/> 42</p>						

APPROXIMATE MOTION SENSOR COVERAGE AREA:



LIGHT ENGINE SPECIFICATIONS

COLOR	TYPE	COLOR TEMP	QTY / FIXTURE	LUMENS / WATT	INPUT WATTS
WHT53K	Nichia	5300°K	16	90.2	60.3
WHT30K	Nichia	3000°K	16	66.3	60.3

Notes:

- ¹ Louvers will be black unless otherwise specified (top only).
- ² Only valid with ELN or BLS.
- ³ Only valid with 120 Volt.
- ⁴ Options not valid with 50Hz.
- ⁵ FT not available with BLS.
- ⁶ ELN and BLS require 120 or 277 voltage, **not** MVOLT or 347.



D-Series Size 1 LED Area Luminaire



Catalog
Number

Notes

Type

Hit the Tab key or mouse over the page to see all interactive elements.

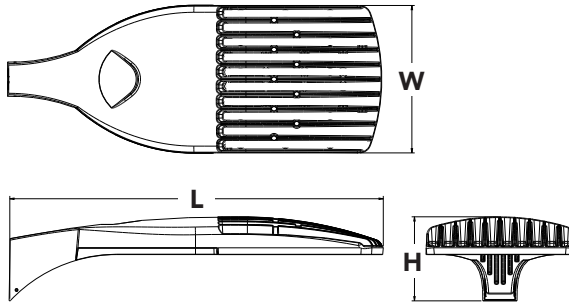
Introduction

The modern styling of the D-Series is striking yet unobtrusive - making a bold, progressive statement even as it blends seamlessly with its environment.

The D-Series distills the benefits of the latest in LED technology into a high performance, high efficacy, long-life luminaire. The outstanding photometric performance results in sites with excellent uniformity, greater pole spacing and lower power density. It is ideal for replacing 100 – 400W metal halide in pedestrian and area lighting applications with typical energy savings of 65% and expected service life of over 100,000 hours.

Specifications

EPA:	1.2 ft ² (0.11 m ²)
Length:	33" (83.8 cm)
Width:	13" (33.0 cm)
Height:	7-1/2" (19.0 cm)
Weight (max):	27 lbs (12.2 kg)

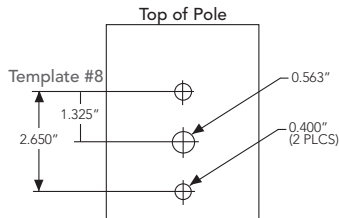


Ordering Information

EXAMPLE: DSX1 LED 60C 1000 40K T3M MVOLT SPA DDBXD

Series	LEDs	Drive current	Color temperature	Distribution	Voltage	Mounting	Control options	Other options	Finish (required)
DSX1 LED	30C 30 LEDs (one engine) 40C 40 LEDs (two engines) 60C 60 LEDs (two engines)	530 530 mA 700 700 mA 1000 1000 mA (1 A)	30K 3000K (80 CRI min.) 40K 4000K (70 CRI min.) 50K 5000K (67 CRI)	T1S Type I short T2S Type II short T2M Type II medium T3S Type III short T3M Type III medium T4M Type IV medium TFTM Forward throw medium TSVS Type V very short TSS Type V short TSM Type V medium TSW Type V wide	MVOLT ² 120 ² 208 ² 240 ² 277 ² 347 480 ³	Shipped included SPA Square pole mounting RPA Round pole mounting WBA Wall bracket	Shipped installed PER NEMA twist-lock receptacle only (no controls) DMG 0-10V dimming driver (no controls) ⁴ DCR Dimmable and controllable via ROAM® (no controls) ⁵ DS Dual switching ^{6,7} PIR Motion sensor, 8-15' mounting height ⁸ PIRH Motion sensor, 15-30' mounting height ⁹ BL30 Switched dimming, 30% ^{7,10} BL50 Switched dimming, 50% ^{7,10}	Shipped installed HS House-side shield ¹¹ WTB Utility terminal block ¹² SF Single fuse (120, 277, 347V) ¹³ DF Double fuse (208, 240, 480V) ¹³ TLS Tool-less entry trigger latch L90 Left rotated optics ¹⁴ R90 Right rotated optics ¹⁴	DDBXD Dark bronze DBLXD Black DNAXD Natural aluminum DWHXD White DDBTXD Textured dark bronze DBLBXD Textured black DNATXD Textured natural aluminum DWHGXD Textured white

Drilling



DSX1 shares a unique drilling pattern with the AERIS™ family. Specify this drilling pattern when specifying poles, per the table below.

DM19AS	Single unit	DM29AS	2 at 90°
DM28AS	2 at 180°	DM39AS	3 at 90°
DM49AS	4 at 90°	DM32AS	3 at 120°*

Example: SSA 20 4C DM19AS DDBXD

Visit Lithonia Lighting's **POLES CENTRAL** to see our wide selection of poles, accessories and educational tools.

Tenon Mounting Slipfitter *

Tenon O.D.	Single Unit	2 at 180°	2 at 90°	3 at 120°	3 at 90°	4 at 90°
2-3/8"	AST20-190	AST20-280	AST20-290	AST20-320	AST20-390	AST20-490
2-7/8"	AST25-190	AST25-280	AST25-290	AST25-320	AST25-390	AST25-490
4"	AST35-190	AST35-280	AST35-290	AST35-320	AST35-390	AST35-490

* For round pole mounting (RPA) only.

NOTES

- Configured with 4000K (40K) provides the shortest lead times. Consult factory for 3000K (30K) and 5000K (50K) lead times.
- MVOLT driver operates on any line voltage from 120-277V (50/60 Hz). Specify 120, 208, 240 or 277 options only when ordering with fusing (SF, DF options).
- Not available with single board, 530mA product (30C 530).
- Not available with 347 or 480V.
- Specifies a ROAM® enabled luminaire with 0-10V dimming capability; PER option required. Not available with 347 or 480V. Additional hardware and services required for ROAM® deployment; must be purchased separately. Call 1-800-442-6745 or email: sales@roomservices.net. Not available with PIRH.
- Requires 40C or 60C. Provides 50/50 luminaire operation via two independent drivers on two separate circuits. N/A with PER, DCR, DMG or WTB.
- Requires an additional switched line.
- Specifies the **SensorSwitch SBR-10-ODP** control; see **Motion Sensor Guide** for details. Dimming driver standard. Not available with DCR or WTB.
- Specifies the **SensorSwitch SBR-6-ODP** control; see **Motion Sensor Guide** for details. Dimming driver standard. Not available with DCR or WTB.
- Dimming driver standard. MVOLT only. Not available with DCR or WTB.
- Also available as a separate accessory; see Accessories information.
- WTB not available with BL30, BL50, DS, PIR or PIRH.
- Single fuse (SF) requires 120, 277 or 347 voltage option. Double fuse (DF) requires 208, 240 or 480 voltage option.
- Available with 60 LEDs (60C option) only.
- Requires luminaire to be specified with PER option. Ordered and shipped as a separate line item.

For more control options, visit **DTL** and **ROAM** online.



Performance Data

Lumen Output

Lumen values are from photometric tests performed in accordance with IESNA LM-79-08. Data is considered to be representative of the configurations shown, within the tolerances allowed by Lighting Facts. Actual wattage may differ by +/- 8% when operating between 120-480V +/-10%. Contact factory for performance data on any configurations not shown here.

LEDs	Drive Current (mA)	Performance Package	System Watts	Dist. Type	30K (3000K, 80 minimum CRI)					40K (4000K, 70 minimum CRI)					50K (5000K, 67 CRI)				
					Lumens	B	U	G	LPW	Lumens	B	U	G	LPW	Lumens	B	U	G	LPW
					<div style="display: flex; justify-content: space-between;"> 30C (30 LEDs) </div>														
30C (30 LEDs)	700 mA	30C 700 --K	68 W	T1S	5,290	1	0	1	78	6,524	2	0	2	96	7,053	2	0	2	104
				T2S	5,540	1	0	1	81	6,833	2	0	2	100	7,387	2	0	2	109
				T2M	5,360	1	0	2	79	6,611	2	0	2	97	7,147	2	0	2	105
				T3S	5,479	1	0	1	81	6,757	1	0	2	99	7,305	2	0	2	107
				T3M	5,452	1	0	2	80	6,724	2	0	2	99	7,269	2	0	2	107
				T4M	5,461	1	0	2	80	6,736	2	0	2	99	7,282	2	0	2	107
				TFTM	5,378	1	0	2	79	6,633	1	0	2	98	7,171	1	0	2	105
				TSVS	5,708	2	0	0	84	7,040	3	0	0	104	7,611	3	0	1	112
				T5S	5,639	2	0	0	83	6,955	2	0	0	102	7,519	3	0	0	111
	T5M	5,710	3	0	1	84	7,042	3	0	1	104	7,613	3	0	2	112			
	T5W	5,551	3	0	1	82	6,847	3	0	2	101	7,401	3	0	2	109			
	1000 mA	30C 1000 --K	105 W	T1S	7,229	2	0	2	69	9,168	2	0	2	87	9,874	2	0	2	94
				T2S	7,572	2	0	2	72	9,603	2	0	2	91	10,342	2	0	2	98
				T2M	7,325	2	0	2	70	9,291	2	0	2	88	10,005	2	0	3	95
				T3S	7,488	2	0	2	71	9,496	2	0	2	90	10,227	2	0	2	97
				T3M	7,451	2	0	2	71	9,450	2	0	2	90	10,177	2	0	2	97
				T4M	7,464	2	0	2	71	9,467	2	0	2	90	10,195	2	0	2	97
				TFTM	7,351	1	0	2	70	9,323	2	0	2	89	10,040	2	0	3	96
TSVS				7,801	3	0	1	74	9,894	3	0	1	94	10,655	3	0	1	101	
T5S				7,803	3	0	2	74	9,774	3	0	1	93	10,526	3	0	1	100	
T5M	7,707	3	0	0	73	9,897	3	0	2	94	10,658	4	0	2	102				
T5W	7,586	3	0	2	72	9,621	4	0	2	92	10,363	4	0	2	99				
<div style="display: flex; justify-content: space-between;"> 40C (40 LEDs) </div>																			
40C (40 LEDs)	700 mA	40C 700 --K	89 W	T1S	6,876	2	0	2	77	8,639	2	0	2	97	9,345	2	0	2	105
				T2S	7,202	2	0	2	81	9,049	2	0	2	102	9,788	2	0	2	110
				T2M	6,968	2	0	2	78	8,755	2	0	2	98	9,469	2	0	3	106
				T3S	7,122	2	0	2	80	8,948	2	0	2	101	9,679	2	0	2	109
				T3M	7,088	2	0	2	80	8,905	2	0	2	100	9,632	2	0	2	108
				T4M	7,100	2	0	2	80	8,920	2	0	2	100	9,649	2	0	2	108
				TFTM	6,992	1	0	2	79	8,785	2	0	2	99	9,502	2	0	2	107
				TSVS	7,421	3	0	0	83	9,323	3	0	1	105	10,085	3	0	1	113
				T5S	7,331	2	0	0	82	9,210	3	0	1	103	9,962	3	0	1	112
	T5M	7,423	3	0	2	83	9,326	3	0	2	105	10,087	4	0	2	113			
	T5W	7,216	3	0	2	81	9,066	4	0	2	102	9,807	4	0	2	110			
	1000 mA	40C 1000 --K	138 W	T1S	9,521	2	0	2	69	11,970	2	0	2	87	12,871	3	3	0	93
				T2S	9,972	2	0	2	72	12,558	3	0	3	91	13,481	3	0	3	98
				T2M	9,648	2	0	3	70	12,149	3	0	3	88	13,043	3	0	3	95
				T3S	9,862	2	0	2	71	12,418	2	0	2	90	13,331	2	0	2	97
				T3M	9,814	2	0	2	71	12,358	3	0	3	90	13,267	3	0	3	96
				T4M	9,831	2	0	2	71	12,379	2	0	3	90	13,290	2	0	3	96
				TFTM	9,681	2	0	2	70	12,191	2	0	3	88	13,087	2	0	3	95
TSVS				10,275	3	0	1	74	12,937	3	0	1	94	13,890	4	0	1	101	
T5S				10,150	3	0	1	74	12,782	3	0	1	93	13,721	3	0	1	99	
T5M	10,278	4	0	2	74	12,942	4	0	2	94	13,894	4	0	2	101				
T5W	9,991	4	0	2	72	12,582	4	0	2	91	13,507	4	0	2	98				
<div style="display: flex; justify-content: space-between;"> 60C (60 LEDs) </div>																			
60C (60 LEDs)	700 mA	60C 700 --K	131 W	T1S	10,226	2	0	2	78	12,871	3	0	3	98	13,929	3	0	3	106
				T2S	10,711	2	0	2	82	13,481	3	0	3	103	14,589	3	0	3	111
				T2M	10,363	2	0	3	79	13,043	3	0	3	100	14,115	3	0	3	108
				T3S	10,592	2	0	2	81	13,331	2	0	2	102	14,427	3	0	3	110
				T3M	10,541	2	0	2	80	13,267	3	0	3	101	14,357	3	0	3	110
				T4M	10,559	2	0	2	81	13,290	2	0	3	101	14,382	3	0	3	110
				TFTM	10,398	2	0	3	79	13,087	2	0	3	100	14,163	2	0	3	108
				TSVS	11,036	3	0	1	84	13,890	4	0	4	106	15,032	4	0	1	115
				T5S	10,902	3	0	1	83	13,721	3	0	1	105	14,849	4	0	1	113
	T5M	11,039	4	0	2	84	13,894	4	0	2	106	15,036	4	0	2	115			
	T5W	10,732	4	0	2	82	13,507	4	0	2	103	14,617	4	0	2	112			
	1000 mA	60C 1000 --K	209 W	T1S	14,017	3	0	3	67	17,632	3	0	3	84	19,007	3	0	3	91
				T2S	14,681	3	0	3	70	18,467	3	0	3	88	19,908	3	0	3	95
				T2M	14,204	3	0	3	68	17,867	3	0	3	85	19,260	3	0	3	92
				T3S	14,518	3	0	3	69	18,262	3	0	3	87	19,687	3	0	3	94
				T3M	14,448	3	0	3	69	18,173	3	0	4	87	19,591	3	0	4	94
				T4M	14,473	3	0	3	69	18,205	3	0	3	87	19,625	3	0	4	94
				TFTM	14,253	2	0	3	68	17,928	3	0	4	86	19,326	3	0	4	92
TSVS				15,127	4	0	1	72	19,028	4	0	1	91	20,512	4	0	1	98	
T5S				14,943	4	0	1	71	18,797	4	0	1	90	20,263	4	0	1	97	
T5M	15,131	4	0	2	72	19,033	4	0	2	91	20,517	5	0	3	98				
T5W	14,710	4	0	2	70	18,503	5	0	3	89	19,946	5	0	3	95				

Performance Data

Lumen Ambient Temperature (LAT) Multipliers

Use these factors to determine relative lumen output for average ambient temperatures from 0-40°C (32-104°F).

Ambient		Lumen Multiplier
0°C	32°F	1.02
10°C	50°F	1.01
20°C	68°F	1.00
25°C	77°F	1.00
30°C	86°F	1.00
40°C	104°F	0.99

Electrical Load

Number of LEDs	Drive Current (mA)	System Watts	Current (A)					
			120	208	240	277	347	480
30	530	52	0.52	0.30	0.26	0.23	0.18	--
	700	68	0.68	0.39	0.34	0.30	0.24	0.17
	1000	105	1.03	0.59	0.51	0.45	0.36	0.26
40	530	68	0.67	0.39	0.34	0.29	0.23	0.17
	700	89	0.89	0.51	0.44	0.38	0.31	0.22
	1000	138	1.35	0.78	0.67	0.58	0.47	0.34
60	530	99	0.97	0.56	0.48	0.42	0.34	0.24
	700	131	1.29	0.74	0.65	0.56	0.45	0.32
	1000	209	1.98	1.14	0.99	0.86	0.69	0.50

Projected LED Lumen Maintenance

Data references the extrapolated performance projections for the platforms noted in a **25°C ambient**, based on 10,000 hours of LED testing (tested per IESNA LM-80-08 and projected per IESNA TM-21-11).

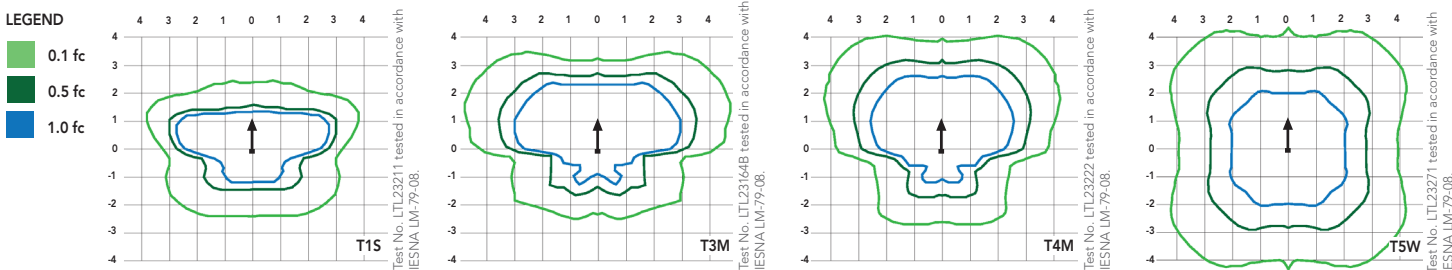
To calculate LLF, use the lumen maintenance factor that corresponds to the desired number of operating hours below. For other lumen maintenance values, contact factory.

Operating Hours	0	25,000	50,000	100,000
Lumen Maintenance Factor	DSX1 LED 60C 1000			
	1.0	0.95	0.93	0.88
	DSX1 LED 60C 700			
	1.0	0.99	0.98	0.96

Photometric Diagrams

To see complete photometric reports or download .ies files for this product, visit Lithonia Lighting's [D-Series Area Size 1 homepage](#).

Isofootcandle plots for the DSX1 LED 60C 1000 40K. Distances are in units of mounting height (20').



FEATURES & SPECIFICATIONS

INTENDED USE

The sleek design of the D-Series Size 1 reflects the embedded high performance LED technology. It is ideal for many commercial and municipal applications, such as parking lots, plazas, campuses, and streetscapes.

CONSTRUCTION

Single-piece die-cast aluminum housing has integral heat sink fins to optimize thermal management through conductive and convective cooling. Modular design allows for ease of maintenance and future light engine upgrades. The LED driver is mounted in direct contact with the casting to promote low operating temperature and long life. Housing is completely sealed against moisture and environmental contaminants (IP65). Low EPA (1.2 ft²) for optimized pole wind loading.

FINISH

Exterior parts are protected by a zinc-infused Super Durable TGIC thermoset powder coat finish that provides superior resistance to corrosion and weathering. A tightly controlled multi-stage process ensures a minimum 3 mils thickness for a finish that can withstand extreme climate changes without cracking or peeling. Available in both textured and non-textured finishes.

OPTICS

Precision-molded proprietary acrylic lenses are engineered for superior area lighting distribution, uniformity, and pole spacing. Light engines are available in standard 4000K (70 minimum CRI) or optional 3000K (80 minimum CRI) or 5000K (67 CRI) configurations. The D-Series Size 1 has zero uplight and qualifies as a Nighttime Friendly™ product, meaning it is consistent with the LEED® and Green Globes™ criteria for eliminating wasteful uplight.

ELECTRICAL

Light engine configurations consist of 30, 40 or 60 high-efficacy LEDs mounted to metal-core circuit boards to maximize heat dissipation and promote long life (up to L96/100,000 hours at 25°C). Class 1 electronic drivers are designed to have a power factor >90%, THD <20%, and an expected life of 100,000 hours with <1% failure rate. Easily serviceable 10kV or 6kV surge protection device meets a minimum Category C Low operation (per ANSI/IEEE C62.41.2).

INSTALLATION

Included mounting block and integral arm facilitate quick and easy installation. Stainless steel bolts fasten the mounting block securely to poles and walls, enabling the D-Series Size 1 to withstand up to a 3.0 G vibration load rating per ANSI C136.31. The D-Series Size 1 utilizes the AERIS™ series pole drilling pattern. Optional terminal block, tool-less entry, and NEMA photocontrol receptacle are also available.

LISTINGS

CSA certified to U.S. and Canadian standards. Light engines are IP66 rated; luminaire is IP65 rated. Rated for -40°C minimum ambient. U.S. Patent No. D672,492 S. International patent pending.

WARRANTY

Five-year limited warranty. Full warranty terms located at: www.acuitybrands.com/CustomerResources/Terms_and_conditions.aspx

Note: Specifications subject to change without notice.

