

URBAN DESIGN COMMISSION APPLICATION

UDC

City of Madison
Planning Division
Madison Municipal Building, Suite 017
215 Martin Luther King, Jr. Blvd.
P.O. Box 2985
Madison, WI 53701-2985
(608) 266-4635



FOR OFFICE USE ONLY:

Date Received 2/27/23 9:37 a.m. Initial Submittal
Paid _____ Revised Submittal

Complete all sections of this application, including the desired meeting date and the action requested. If your project requires both UDC and Land Use application submittals, a completed [Land Use Application](#) and accompanying submittal materials are also required to be submitted.

If you need an interpreter, translator, materials in alternate formats or other accommodations to access these forms, please call the Planning Division at (608) 266-4635.

Si necesita interprete, traductor, materiales en diferentes formatos, u otro tipo de ayuda para acceder a estos formularios, por favor llame al (608) 266-4635.

Yog tias koj xav tau ib tug neeg txhais lus, tus neeg txhais ntawv, los sis xav tau cov ntaub ntawv ua lwm hom ntawv los sis lwm cov kev pab kom paub txog cov lus qhia no, thov hu rau Koog Npaj (Planning Division) (608) 266-4635.

1. Project Information

Address (list all addresses on the project site): 3715 E. Washington Ave. Madison

Title: Cousins - Madison

2. Application Type (check all that apply) and Requested Date

UDC meeting date requested March 15, 2023

- New development Alteration to an existing or previously-approved development
 Informational Initial Approval Final Approval

3. Project Type

- Project in an Urban Design District UDD 5
 Project in the Downtown Core District (DC), Urban Mixed-Use District (UMX), or Mixed-Use Center District (MXC)
 Project in the Suburban Employment Center District (SEC), 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 Residential Building Complex

Signage

- Comprehensive Design Review (CDR)
 Modifications of Height, Area, and Setback
 Sign Exceptions as noted in [Sec. 31.043\(3\)](#), MGO

Other

- Please specify _____

4. Applicant, Agent, and Property Owner Information

Applicant name Nathan Remitz **Company** Patera
Street address 4040 N. Calhoun Rd. Suite #200 **City/State/Zip** Brookfield, WI 53005
Telephone 262.786.6776 **Email** nathan@paterallc.com

Project contact person same **Company** _____
Street address _____ **City/State/Zip** _____
Telephone _____ **Email** _____

Property owner (if not applicant) Chad Ellett (CRR of Reedsburg LLC)
Street address 52967 Fairway Dr **City/State/Zip** Reedsburg Wi 53959
Telephone 608.393.4822 **Email** ellett27@gmail.com

Introduction

The City of Madison's Urban Design Commission (UDC) has been created to:

- Encourage and promote high quality in the design of new buildings, developments, remodeling, and additions so as to maintain and improve the established standards of property values within the City.
- Foster civic pride in the beauty and nobler assets of the City, and in all other ways possible assure a functionally efficient and visually attractive City in the future.

Types of Approvals

There are three types of requests considered by the UDC:

- Informational Presentation. A request for an Informational Presentation to the UDC may be requested prior to seeking any approvals to obtain early feedback and direction before undertaking detailed design efforts. Applicants should provide details on the context of the site, design concept, site and building plans, and other relevant information to help the UDC understand the proposal and provide feedback. (Does not apply to CDR's or Signage Modification requests)
- Initial Approval. Applicants may, at their discretion, request Initial Approval of a proposal by presenting preliminary design information. As part of their review, the Commission will provide feedback on the design information that should be addressed at Final Approval stage.
- Final Approval. Applicants may request Final Approval of a proposal by presenting all final project details. Recommendations or concerns expressed by the UDC in the Initial Approval must be addressed at this time.

Presentations to the Commission

The Urban Design Commission meets virtually via Zoom, typically on the second and fourth Wednesdays of each month at 4:30 p.m. Applicant presentations are strongly encouraged, although not required. Prior to the meeting, each individual speaker is required to complete an online registration form to speak at the meeting. A link to complete the online registration will be provided by staff prior to the meeting. Please note that individual presentations will be limited to a **maximum of three (3) minutes**. The pooling of time may be utilized to provide one speaker more time to present, however the additional time will be based on the number of registrants from the applicant team, i.e. two (2) applicant registrants = six (6) minutes for one (1) speaker.

Primarily, the UDC is interested in the appearance and design quality of projects. Emphasis should be given to the site plan, landscape plan, lighting plan, building elevations, exterior building materials, color scheme, and graphics. Please note that presentation slides, in a PDF file format, are required to be submitted **the Friday before** the UDC meeting.

URBAN DESIGN DEVELOPMENT PLANS CHECKLIST

The items listed below are minimum application requirements for the type of approval indicated. Please note that the UDC and/or staff may require additional information in order to have a complete understanding of the project.

1. Informational Presentation

- Locator Map
- Letter of Intent (If the project is within an Urban Design District, a summary of how the development proposal addresses the district criteria is required)
- Contextual site information, including photographs and layout of adjacent buildings/structures
- Site Plan
- Two-dimensional (2D) images of proposed buildings or structures.

Providing additional information beyond these minimums may generate a greater level of feedback from the Commission.

Requirements for All Plan Sheets

1. Title block
2. Sheet number
3. North arrow
4. Scale, both written and graphic
5. Date
6. Fully dimensioned plans, scaled at 1"= 40' or larger

*** All plans must be legible, including the full-sized landscape and lighting plans (if required)*

2. Initial Approval

- Locator Map
- Letter of Intent (If the project is within a Urban Design District, a summary of how the development proposal addresses the district criteria is required)
- Contextual site information, including photographs and layout of adjacent buildings/structures
- Site Plan showing location of existing and proposed buildings, walks, drives, bike lanes, bike parking, and existing trees over 18" diameter
- Landscape Plan and Plant List (*must be legible*)
- Building Elevations in **both** black & white and color for all building sides, including material and color callouts
- PD text and Letter of Intent (if applicable)

Providing additional information beyond these minimums may generate a greater level of feedback from the Commission.

3. Final Approval

All the requirements of the Initial Approval (see above), **plus**:

- Grading Plan
- Lighting Plan, including fixture cut sheets and photometrics plan (must be legible)
- Utility/HVAC equipment location and screening details (with a rooftop plan if roof-mounted)
- Site Plan showing site amenities, fencing, trash, bike parking, etc. (if applicable)
- PD text and Letter of Intent (if applicable)
- Samples of the exterior building materials
- Proposed sign areas and types (if applicable)

4. Signage Approval (*Comprehensive Design Review (CDR), Sign Modifications, and Sign Exceptions (per [Sec. 31.043\(3\)](#))*)

- Locator Map
- Letter of Intent (a summary of how the proposed signage is consistent with the CDR or Signage Modifications criteria is required)
- Contextual site information, including photographs of existing signage both on site and within proximity to the project site
- Site Plan showing the location of existing signage and proposed signage, dimensioned signage setbacks, sidewalks, driveways, and right-of-ways
- Proposed signage graphics (fully dimensioned, scaled drawings, including materials and colors, and night view)
- Perspective renderings (emphasis on pedestrian/automobile scale viewsheds)
- Illustration of the proposed signage that meets [Ch. 31, MGO](#) compared to what is being requested
- Graphic of the proposed signage as it relates to what the [Ch. 31, MGO](#) would permit

5. Required Submittal Materials

- Application Form**
 - A completed application form is required for each UDC appearance. For projects also requiring Plan Commission approval, applicants must also have submitted an accepted application for Plan Commission consideration prior to obtaining any formal action (Initial or Final Approval) from the UDC.
- Letter of Intent**
 - If the project is within an Urban Design District, a summary of how the development proposal addresses the district criteria is required.
 - For signage applications, a summary of how the proposed signage is consistent with the applicable Comprehensive Design Review (CDR) or Signage Modification review criteria is required.
- Development Plans** (Refer to checklist on Page 4 for plan details)
- Filing Fee** (Refer to Section 7 (below) for a list of application fees by request type)
- Electronic Submittal**
 - Complete electronic submittals must be received prior to the application deadline before an application will be scheduled for a UDC meeting. Late materials will not be accepted. All plans must be legible and scalable when reduced. Individual PDF files of each item submitted should be submitted via email to UDCapplications@cityofmadison.com. The email must include the project address, project name, and applicant name.
 - Email Size Limits. Note that an individual email cannot exceed 20MB and it is the responsibility of the applicant to present files in a manner that can be accepted. Applicants who are unable to provide the materials electronically should contact the Planning Division at (608) 266-4635 for assistance.
- Notification to the District Alder**
 - Please provide an email to the District Alder notifying them that you are filing this UDC application. Please send this as early in the process as possible and provide a copy of that email with the submitted application.

6. Applicant Declarations

1. Prior to submitting this application, the applicant is required to discuss the proposed project with Urban Design Commission staff. This application was discussed with Jessica Vaughn on 11/18/22 & 10/5/2022.
2. 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 Nathan Remitz Relationship to property Architect
 Authorizing signature of property owner Chad Ellett Date 1/17/2023

7. Application Filing Fees

Fee payments are due by the submittal date. Payments received after the submittal deadline may result in the submittal being scheduled for the next application review cycle. Fees may be paid in-person, via US Mail, or City drop box. If mailed, please mail to: *City of Madison Building Inspection, P.O. Box 2984, Madison, WI 53701-2984*. The City’s drop box is located outside the Municipal Building at 215 Martin Luther King, Jr. Blvd. on the E Doty Street side of the building. Please make checks payable to *City Treasurer*, and include a completed application form or cover letter indicating the project location and applicant information with all checks mailed or submitted via the City’s drop box.

Please consult the schedule below for the appropriate fee for your request:

- Urban Design Districts: \$350 (per [§33.24\(6\) MGO](#)).
- Minor Alteration in the Downtown Core District (DC) or Urban Mixed-Use District (UMX) : \$150 (per [§33.24\(6\)\(b\) MGO](#))
- Comprehensive Design Review: \$500 (per [§31.041\(3\)\(d\)\(1\)\(a\) MGO](#))
- Minor Alteration to a Comprehensive Sign Plan: \$100 (per [§31.041\(3\)\(d\)\(1\)\(c\) MGO](#))
- All other sign requests to the Urban Design Commission, including, but not limited to: appeals from the decisions of the Zoning Administrator, requests for Sign Modifications (of height, area, and setback), and additional sign code approvals: \$300 (per [§31.041\(3\)\(d\)\(2\) MGO](#))

A filing fee is not required for the following project applications if part of the combined application process involving both Urban Design Commission and Plan Commission:

- Project in the Downtown Core District (DC), Urban Mixed-Use District (UMX), or Mixed-Use Center District (MXC)
- Project in the Suburban Employment Center District (SEC), Campus Institutional District (CI), or Employment Campus District (EC)
- Planned Development (PD): General Development Plan (GDP) and/or Specific Implementation Plan (SIP)
- Planned Multi-Use Site or Residential Building Complex



March 3, 2023

RE: UDC approval **Response from 2/15/23 UDC comments:**
Cousins Subs Remodel – Madison
3715 E Washington Ave
Madison, WI
PATERA, Project Number **22-520**

This submittal is in response to comments made at the previous UDC meeting held on 2/15/2023.

#1: The committee was questioning painting the existing brick material. The development of our exterior design is to provide a revitalized remodeling program that reflects our brand values and provides a cost effective solution for our franchise partners. Our intent is to include authentic and natural elements that would complement the warmth you find on the interior of our spaces. The wood tile and wood door element will bring warmth to the exterior while the painted brick would not only provide contrast on the building but is a cost effective solution that transforms the exterior. The existing red/brown brick color does not work with the new finishes. The "wood" feature wall is an important material selection to maintain branding standards across other franchise locations.

#2: The committee questioned how much of the existing roof would be visible behind the new "wood feature" parapet wall. A second rendering has been submitted showing the other side of the building, in a dusk scene. The roof will be visible and will also have new dimensional asphalt shingles installed. In addition, we have also submitted actual photographs from other completed buildings, of the same prototype building. These were taken at eye level and will be very close representations to this Washington Ave. location. See photos #1 - #3.



Photo #1 of completed remodel of Brown Deer, WI location.



Photo #2 of completed remodel.



Photo #3 of completed remodel.

#3: The committee questioned the LED light cove and the amount of light it would produce. Included with this submittal are the cut sheets for all new outdoor light fixtures. The intent of the LED light cove is to produce a warm glow accent light. The new rendering submitted is set in a dusk scene to better show the building outdoor lighting. The updated Civil drawings also has a parking lot photometric plan. All existing light poles will be replaced with full cut off LED fixtures. No new light poles are proposed. Figure 1 shows the construction detail for the building LED light cove.

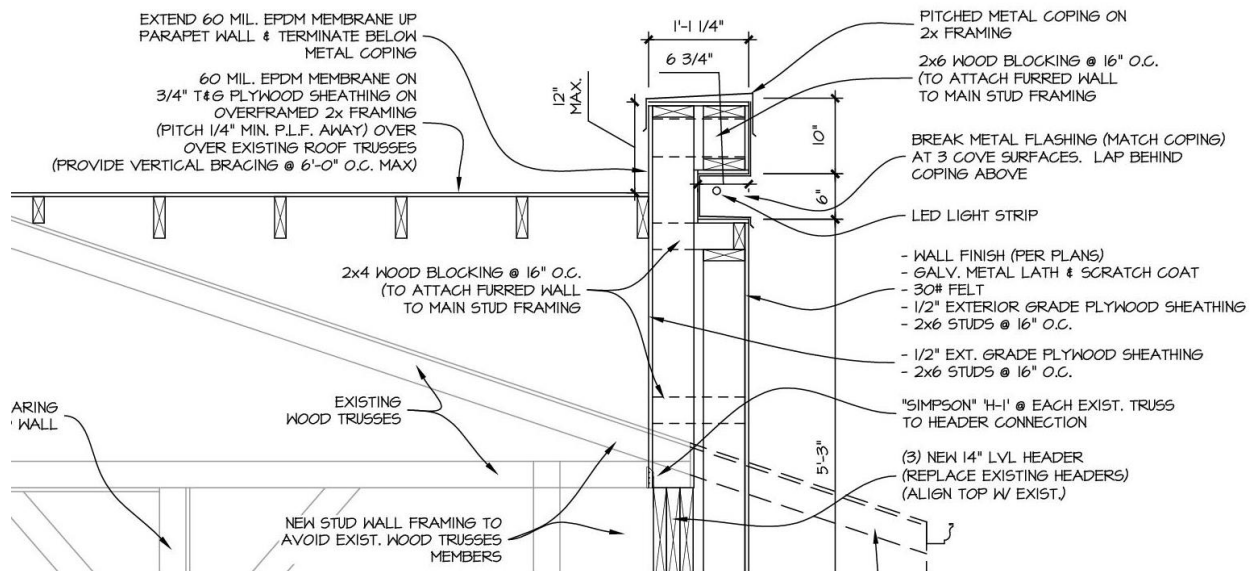


Figure 1: Light Cove Detail

#4: The committee requested wood bark mulch as much as possible. Landscape beds have been noted to reflect this request. Existing stone mulch remains at the south side of the building only.

#5: The committee requested the existing block retaining wall along north property line, at the sidewalk. It is not proposed to replace this wall at this time. This wall is in decent shape yet. However, any deteriorated or missing cap blocks will be replaced as needed.

Below is a digital material sample board:

EXTERIOR FINISHES

EXTERIOR SPECIFICATIONS

PAINT

EP-2



Manufacturer: Sherwin Williams
Color: Black Fox
Color Number: SW7020
Finish: Satin
Location: Building accent / Building Base

EP-3



Manufacturer: Benjamin Moore
Color: Lacey Pearl
Color Number: 2108-70
Finish: Satin
Location: Overall Building Color

WALL TILE

WT-1A



Manufacturer: DalTile
Product Line: Acacia Valley
Color: Ark
Size: 9x36 AV14
Grout: Custom Build Product #52 Tobacco Brown
Location: New entry element

ROOF

R-1B (Architectural Asphalt Shingle Roof)



Manufacturer: Atlas Roof Shingles
Product: Pinnacle Pristine
Featuring Scotchgard
Color: Oyster
Location: Building Roof



Figure 2: Proposed rendering, view of North & East walls

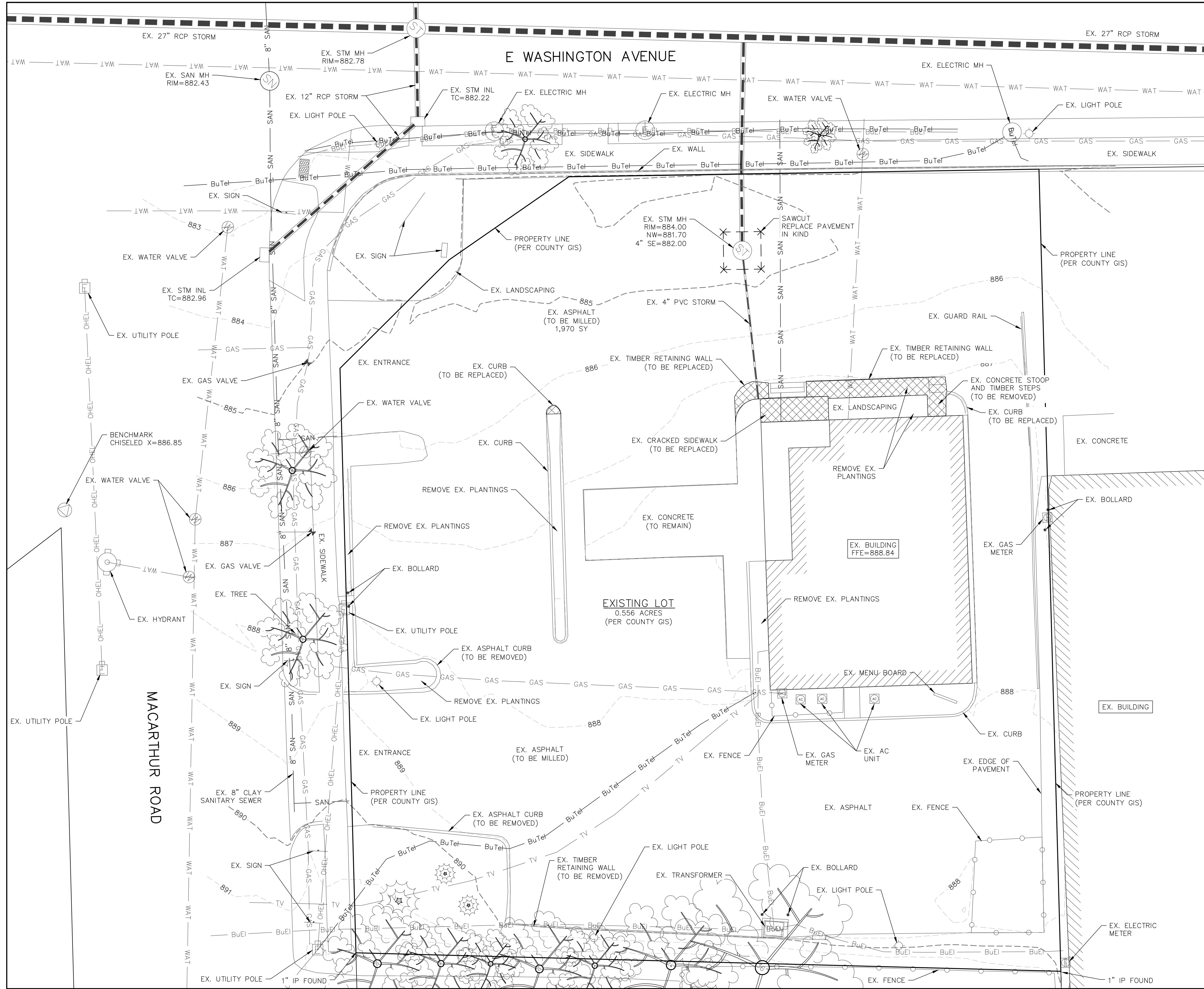


Figure 3: Dusk Scene with conceptual lighting and building façade / site updates, view of North & West walls.



Figure 4 Proposed rendering, view of South & East walls.

Sincerely,
Nathan Remitz A.L.A.
Architect / Partner



- LEGEND:**
- 896 --- EXISTING MINOR CONTOUR.
 - 895 --- EXISTING MAJOR CONTOUR.
 - OHEL — OVERHEAD ELECTRIC LINE.
 - BuEl — BURIED ELECTRIC LINE.
 - BuTel — BURIED TELEPHONE LINE.
 - FO — FIBER OPTIC LINE.
 - GAS — GAS LINE.
 - SAN — SANITARY SEWER MAIN OR LATERAL.
 - WAT — WATER MAIN OR SERVICE.
 - STORM SEWER LINE.
 - [ELEC] — ELECTRIC METER.
 - [GAS] — GAS METER.
 - [GAS VALVE] — GAS VALVE.
 - [FIRE HYDRANT] — FIRE HYDRANT.
 - [POWER POLE] — POWER POLE.
 - [SN] — SANITARY SEWER MANHOLE.
 - [ST] — STORM SEWER MANHOLE.
 - [STORM SEWER INLET] — STORM SEWER INLET.
 - [T] — TELEPHONE PEDESTAL.
 - [TRAN] — TRANSFORMER.
 - [W] — WATER VALVE.

REVISIONS:

NO.	DATE	DESCRIPTION
1	2.24.23	Site Revisions

PSE
 PARISH SURVEY & ENGINEERING
 122 Wisconsin Street, West Bend, WI 53095
 262.346.7800
 www.parishse.com

PROJECT TITLE:
**COUSINS SUBS
 3715 E. WASHINGTON AVE
 MADISON, WI 53704**

PLAN TITLE:
**EXISTING
 CONDITIONS
 PLAN**

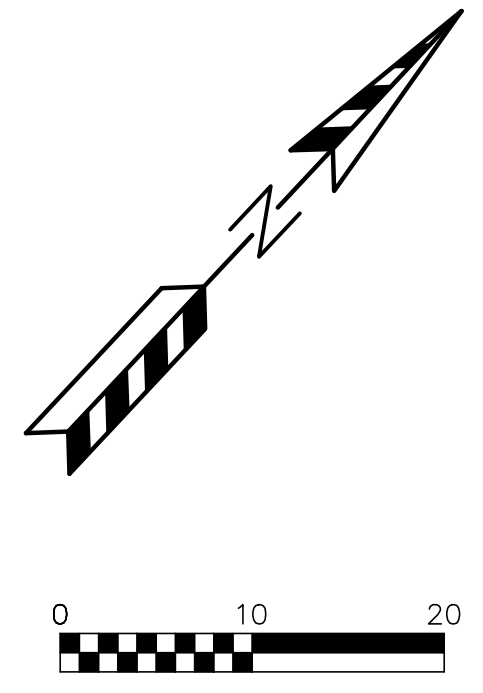
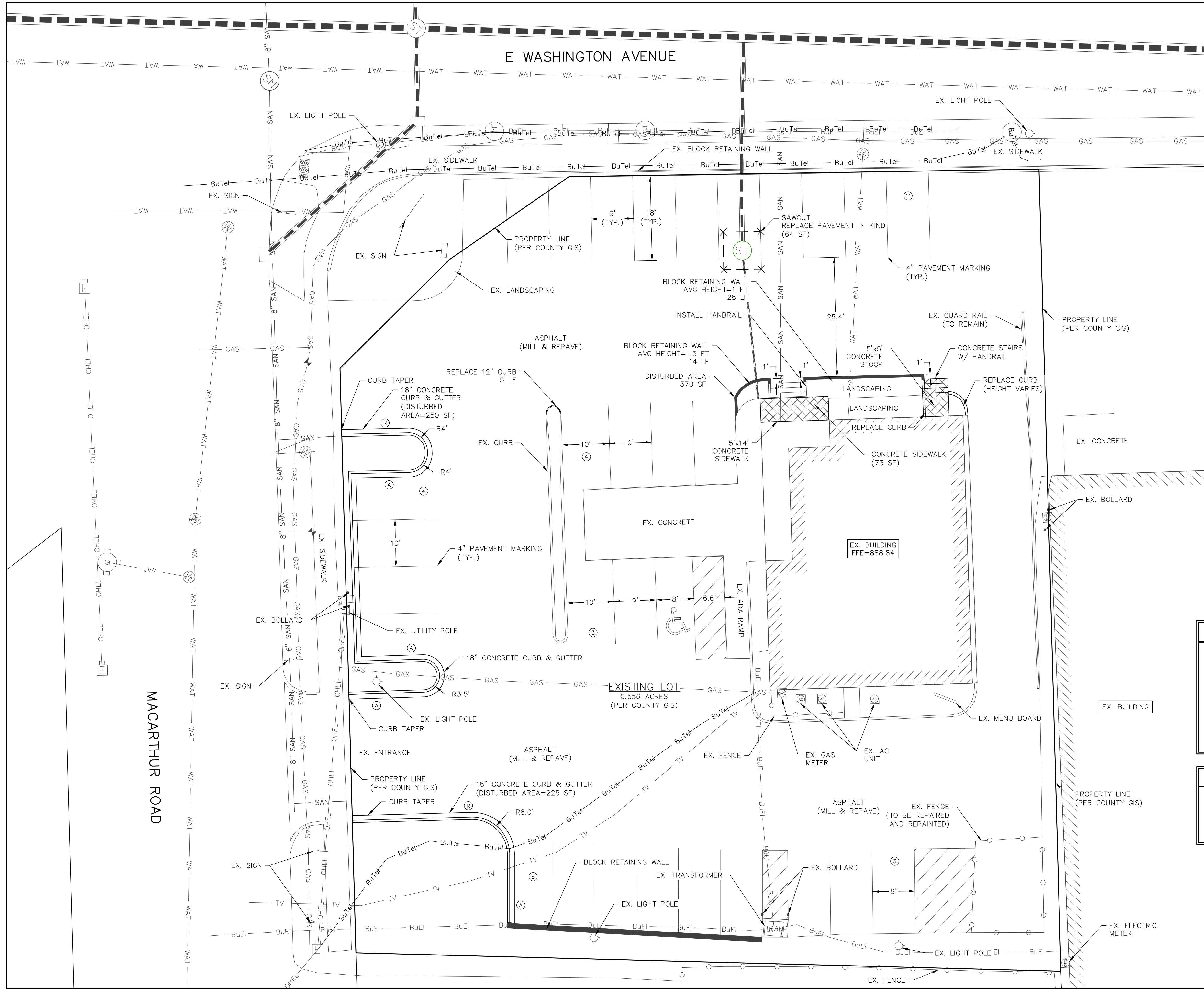
DRAWN BY:
JDR
 DESIGNED BY:
JDR
 CHECKED BY:
KJP

PLAN DATE:
2-24-2023

PROJECT NO:
IPA-27-221

CITY SUBMITTAL

SHEET NO:
C1.01



SITE INFORMATION BLOCK	
Site Address	3715 E. Washington Ave
Site acreage (total)	0.56 ACRES
Existing Impervious Area	0.50 ACRES
Area of Disturbance	909 SF
Surface Coverage Total:	
Existing Impervious	21,605 SQ FT (0.50 Acres)
Proposed Impervious	21,605 SQ FT (0.50 Acres)
Proposed Pervious	2,639 SQ FT (0.06 Acres)
Impervious Percentage	89.1%

- SITE PLAN NOTES:**
- DIMENSIONS ARE TO FACE OF CURB AND FACE OF BUILDING UNLESS OTHERWISE NOTED.
 - WHERE CURB ENDS AT CONNECTIONS SMOOTHLY TRANSITION FROM FULL CURB HEIGHT TO ZERO CURB HEIGHT WITHIN A 3' LENGTH.
 - ALL STRIPING AND SIGNAGE SHALL COMPLY WITH THE WISCONSIN MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES, LATEST EDITION.

- LEGEND:**
- Ⓟ - PARKING STALLS IN A ROW
 - Ⓡ - REJECT CURB
 - ⓐ - ACCEPT CURB

REVISIONS:	
NO.	DESCRIPTION
1	2.24.23 Site Revisions

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PROJECT TITLE:
 COUSINS SUBS
 3715 E. WASHINGTON AVE
 MADISON, WI 53704

PLAN TITLE:
 PROPOSED
 SITE PLAN

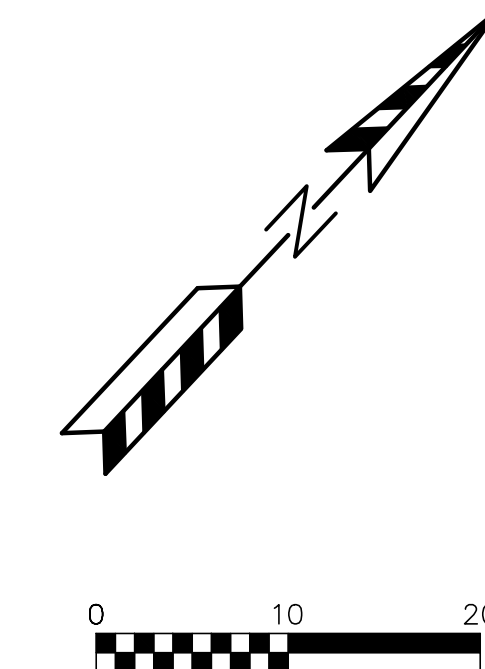
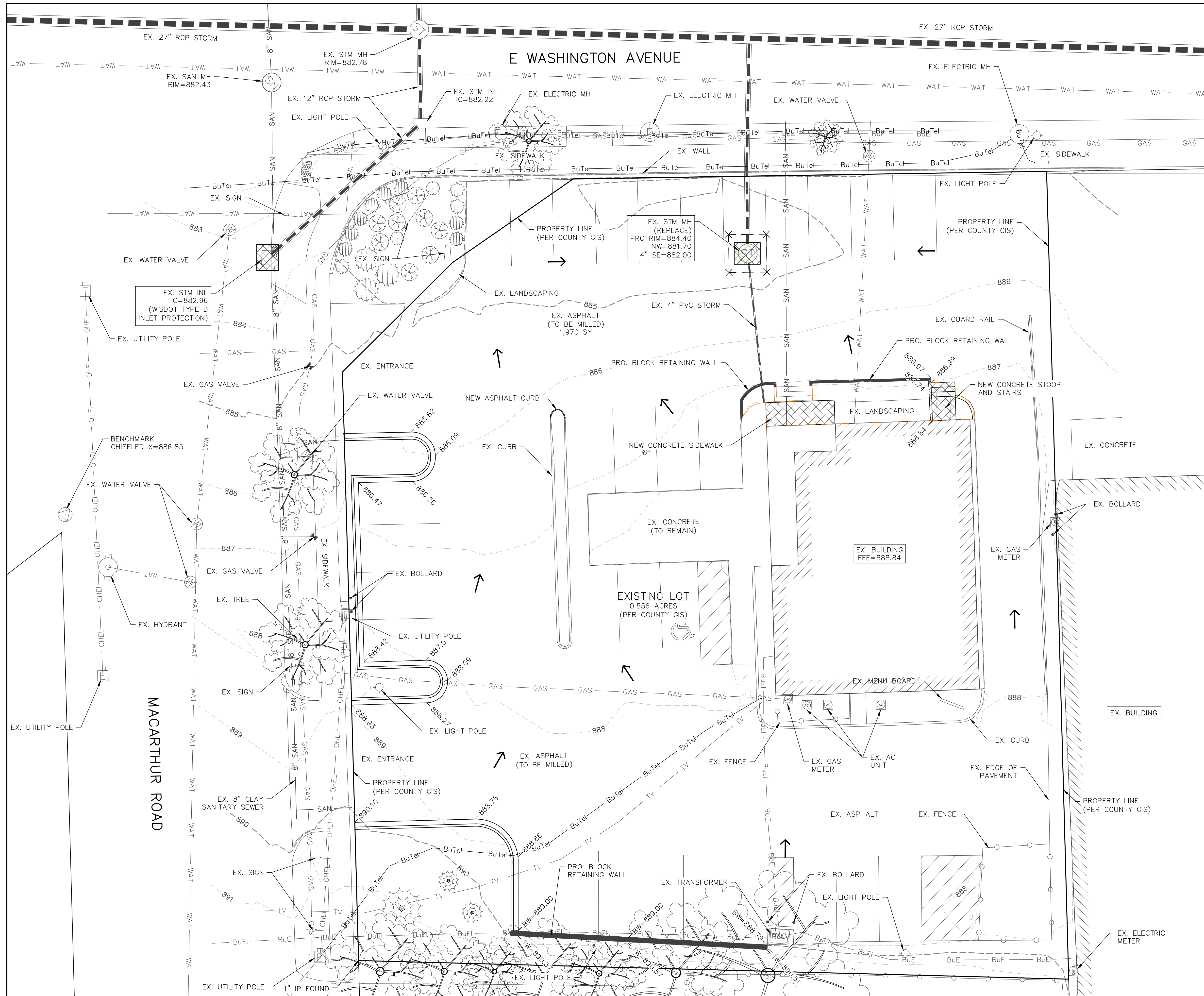
DRAWN BY:
 JDR
DESIGNED BY:
 JDR
CHECKED BY:
 KJP

PLAN DATE:
 2-24-2023

PROJECT NO.:
 IPA-27-221

CITY SUBMITTAL

SHEET NO.:
 C1.02



- LEGEND:**
- - - 936 - - - EXISTING MINOR CONTOUR.
 - - - 935 - - - EXISTING MAJOR CONTOUR.
 - - - 936 - - - PROPOSED MINOR CONTOUR.
 - - - 935 - - - PROPOSED MAJOR CONTOUR.
 - — — PROPOSED STORM SEWER.
 - — — EXISTING STORM SEWER.
 - ▣ - - - INSTALL WISDOT TYPE D INLET PROTECTION.
 - — — INSTALL SILT FENCE.
 - — — INSTALL DITCH CHECK.
 - ← - - - DRAINAGE ARROW.

STAGES OF CONSTRUCTION TIME SCHEDULE:

APRIL 15, 2023

1. INSTALL INLET PROTECTION AS SHOWN ON PLANS.

APRIL 16, 2023 – SEPTEMBER 1, 2023

2. START CONSTRUCTION OF UTILITIES: STORM SEWER.
3. MILL AND PAVE PARKING LOT, PLACE CONCRETE CURBS
4. INSTALL LANDSCAPING.
5. APPLY FINAL STABILIZATION TO ENTIRE SITE.

SEPTEMBER 2 – 15, 2023

ALL PERMANENT SEEDING SHALL BE COMPLETED BY SEPTEMBER 15. ALL TEMPORARY SEEDING SHALL BE COMPLETED BY OCTOBER 15 (REFER TO DNR STANDARD 1059.)

STABILIZATION FOR ALL EXPOSED SOIL AFTER OCTOBER 15 SHALL CONSIST OF ANIONIC POLYACRYLAMIDE (PAM) IN ADDITION TO TEMPORARY SEEDING IN AREAS WITHOUT EROSION CONTROL MAT. PLACE PAM IN ACCORDANCE WITH WDNR TECHNICAL STANDARD 1050. AFTER OCTOBER 15 ALL SLOPES 4:1 OR STEEPER THAT ARE NOT PERMANENTLY VEGETATED SHALL HAVE EROSION MAT INSTALLED IN PREPARATION OF WINTER CONDITIONS.

SPREAD SALVAGED OR IMPORTED TOPSOIL IN PROPOSED LANDSCAPE AREAS AND RESTORE.

CONTRACTOR MAY MODIFY SEQUENCING AS NEEDED TO COMPLETE CONSTRUCTION IF EROSION CONTROLS ARE MAINTAINED IN ACCORDANCE WITH THE CONSTRUCTION SITE EROSION CONTROL REQUIREMENTS SET FORTH IN FEDERAL, STATE & LOCAL PERMITS. NOTIFY CITY OF MADISON PRIOR TO CHANGE.

AS CONDITIONS WARRANT DURING CONSTRUCTION ADDITIONAL BMPs SHALL BE INSTALLED TO REDUCE THE MIGRATION OF SEDIMENT THE THE MAXIMUM EXTENT PRACTICABLE

REMOVE ALL TEMPORARY EROSION CONTROL MEASURES AFTER SITE IS STABILIZED AND STABILIZE AND AREAS DISTURBED BY REMOVAL OF BMPs.

REVISIONS:

NO.	DATE	DESCRIPTION
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 MADISON, WI 53704**

PLAN TITLE:
EROSION CONTROL PLAN

DRAWN BY:
JDR

DESIGNED BY:
JDR

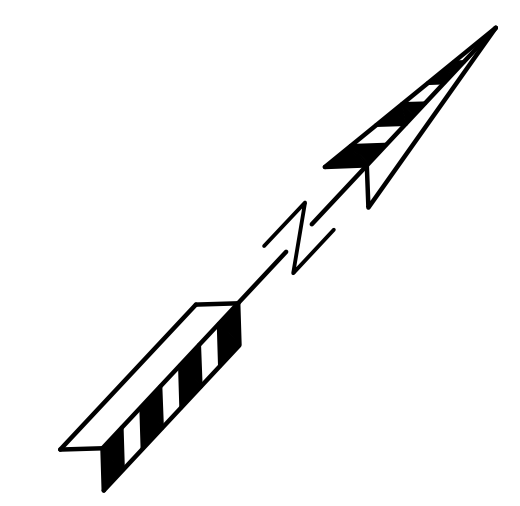
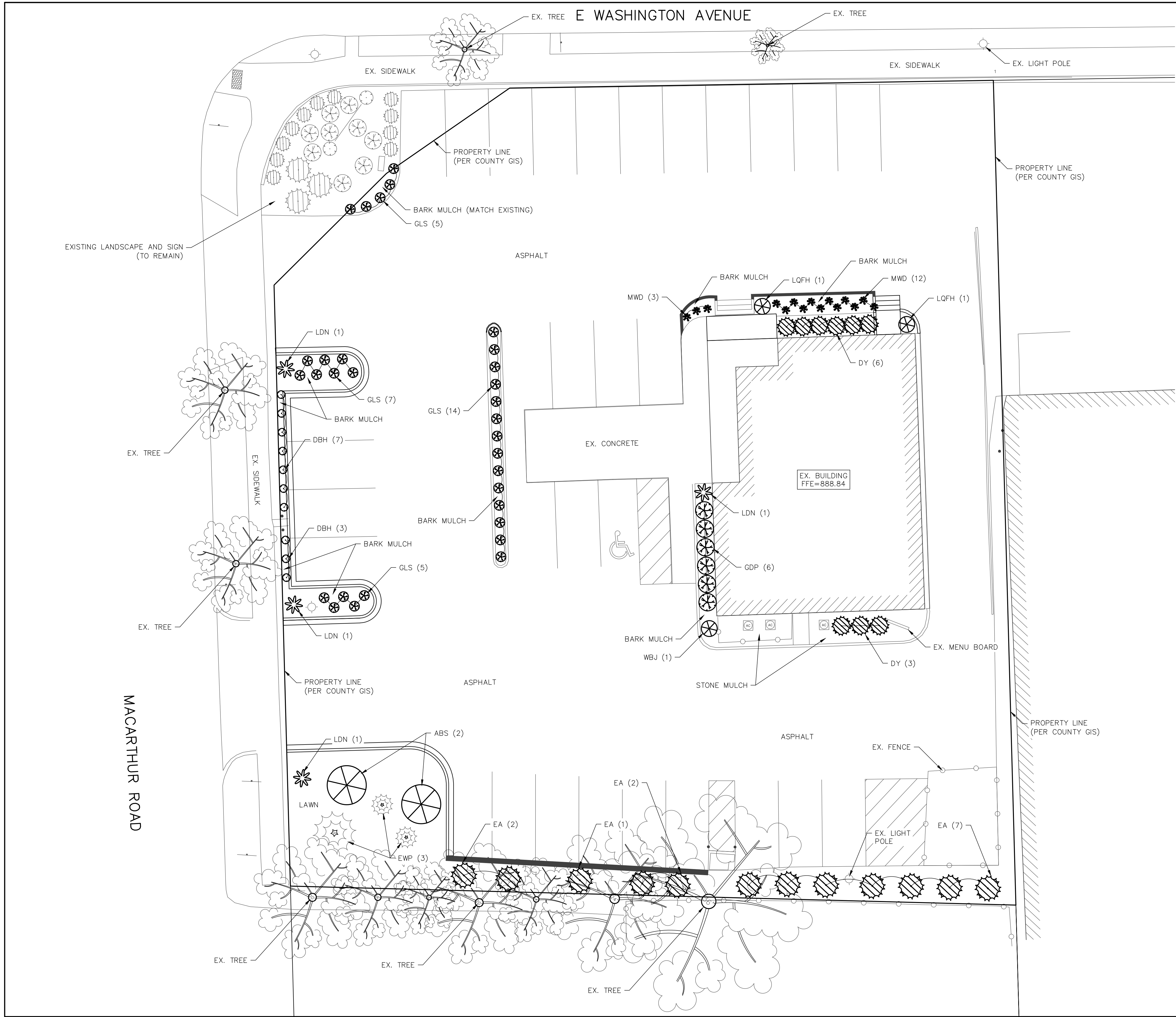
CHECKED BY:
KJP

PLAN DATE:
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PROJECT NO:
IPA-27-221

CITY SUBMITTAL

SHEET NO:
C1.03



PLANT LIST

KEY	QTY	SIZE	COMMON NAME	ROOT
ABS	2	6'	LOW ORNAMENTAL TREES AUTUMN BRILLIANCE SERVICEBERRY	BB
EWP	3	20'+	EVERGREEN TREES EXISTING WHITE PINE	EX
LQFH	2	18"	DECIDUOUS SHRUBS LITTLE QUICK FIRE HYDRANGEA	POT
DBH	10	24"	DWARF BUSH HONEYSUCKLE	POT
LDN	4	24"	LITTLE DEVIL NINEBARK	POT
GDP	16	18"	GOLD DROP POTENTILLA	POT
GLS	31	18"	GRO LOW SUMAC	POT
DY	9	24"	UPRIGHT EVERGREEN SHRUBS DENSIFORM YEW	CON
WBJ	1	5'	WICHITA BLUE JUNIPER	BB
EA	12	4"	EMERALD ARBORVITAE	BB
MWD	15	1' C	PERENNIALS MIDNIGHT WINE DAY LILY	CON

- NOTES:**
- EXISTING LAWN AREAS DISTURBED BY CONSTRUCTION TO RECEIVE A MINIMUM OF 4" OF TOPSOIL, PREMIUM BLUEGRASS SEED MIX, STARTER FERTILIZER, AND STRAW MAT MULCH.
 - BARK PLANTING BEDS TO BE MULCHED WITH SHREDDED HARDWOOD BARK SPREAD TO A DEPTH OF 3".
 - INDIVIDUAL TREES AND SHRUB GROUPINGS IN LAWN AREAS TO RECEIVE SHREDDED HARDWOOD BARK MULCH PLANT RINGS (4" DIAMETER) SPREAD TO A DEPTH OF 3".
 - STONE PLANTING BEDS TO BE MULCHED WITH #2 WASHED STONE SPREAD TO A DEPTH OF 3" OVER WEED BARRIER FABRIC.
 - PLANTING BEDS TO BE SEPARATED FROM LAWN AREAS WITH 5" BLACK VINYL EDGE.
 - OWNER WILL BE RESPONSIBLE FOR LANDSCAPE MAINTENANCE AFTER COMPLETION AND ACCEPTANCE OF THE PROJECT.

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PLAN TITLE:
LANDSCAPE PLAN

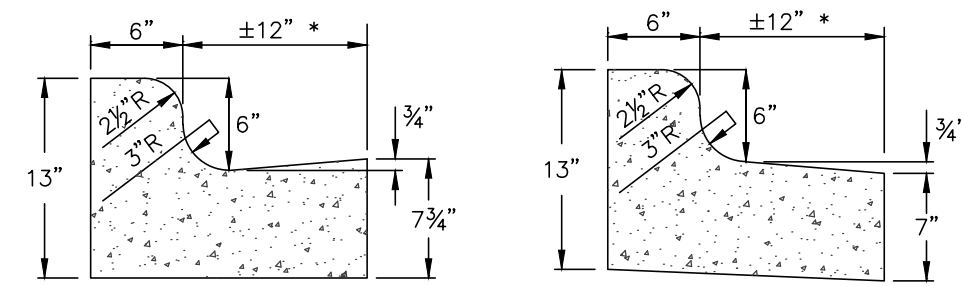
DRAWN BY:
JDR
DESIGNED BY:
JDR
CHECKED BY:
KJP

PLAN DATE:
2-24-2023

PROJECT NO:
IPA-27-221

CITY SUBMITTAL

SHEET NO:
C1.04

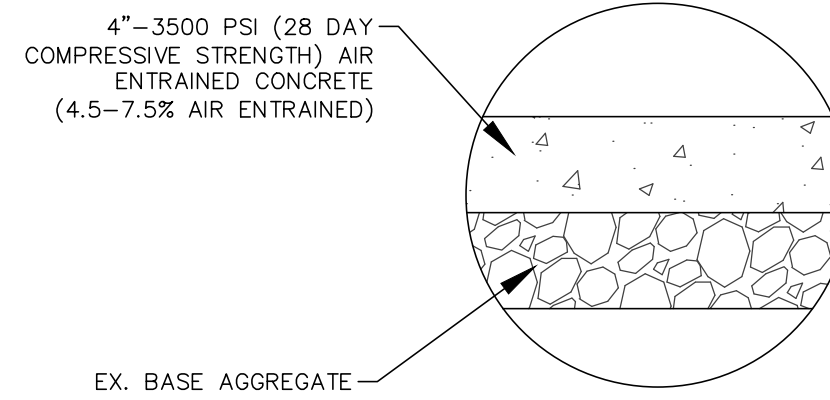


18" STANDARD CONCRETE CURB & GUTTER
18" REJECT CONCRETE CURB & GUTTER

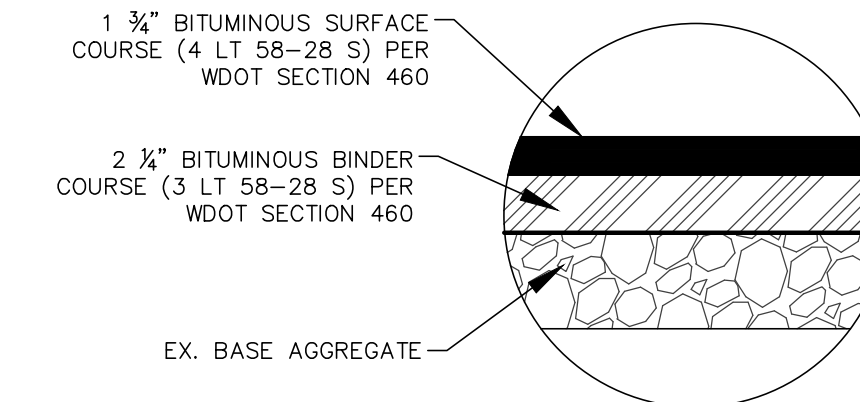
GENERAL NOTES:

- LATERAL CONTRACTION JOINTS SHALL BE PLACED AT INTERVALS OF NOT MORE THAN 15' NOR LESS THAN 6' IN LENGTH. THE JOINTS SHALL BE A MINIMUM OF 3" IN DEPTH. EXPANSION JOINTS SHALL BE PLACED TRANSVERSELY AT RADIUS POINTS ON CURVES OF RADIUS 200' OR LESS, AND AT ANGLE POINTS, OR AS DIRECTED BY THE ENGINEER. THE EXPANSION JOINT SHALL BE A ONE PIECE ASPHALTIC MATERIAL HAVING THE SAME DIMENSIONS AS CURB & GUTTER AT THAT STATION AND BE 1/2" THICK. IN ALL CASES, CONCRETE CURB & GUTTER SHALL BE PLACED ON THOROUGHLY COMPACTED CRUSHED STONE.
- * CURB APRON ±12" TO FIT STANDARD CURB MACHINE

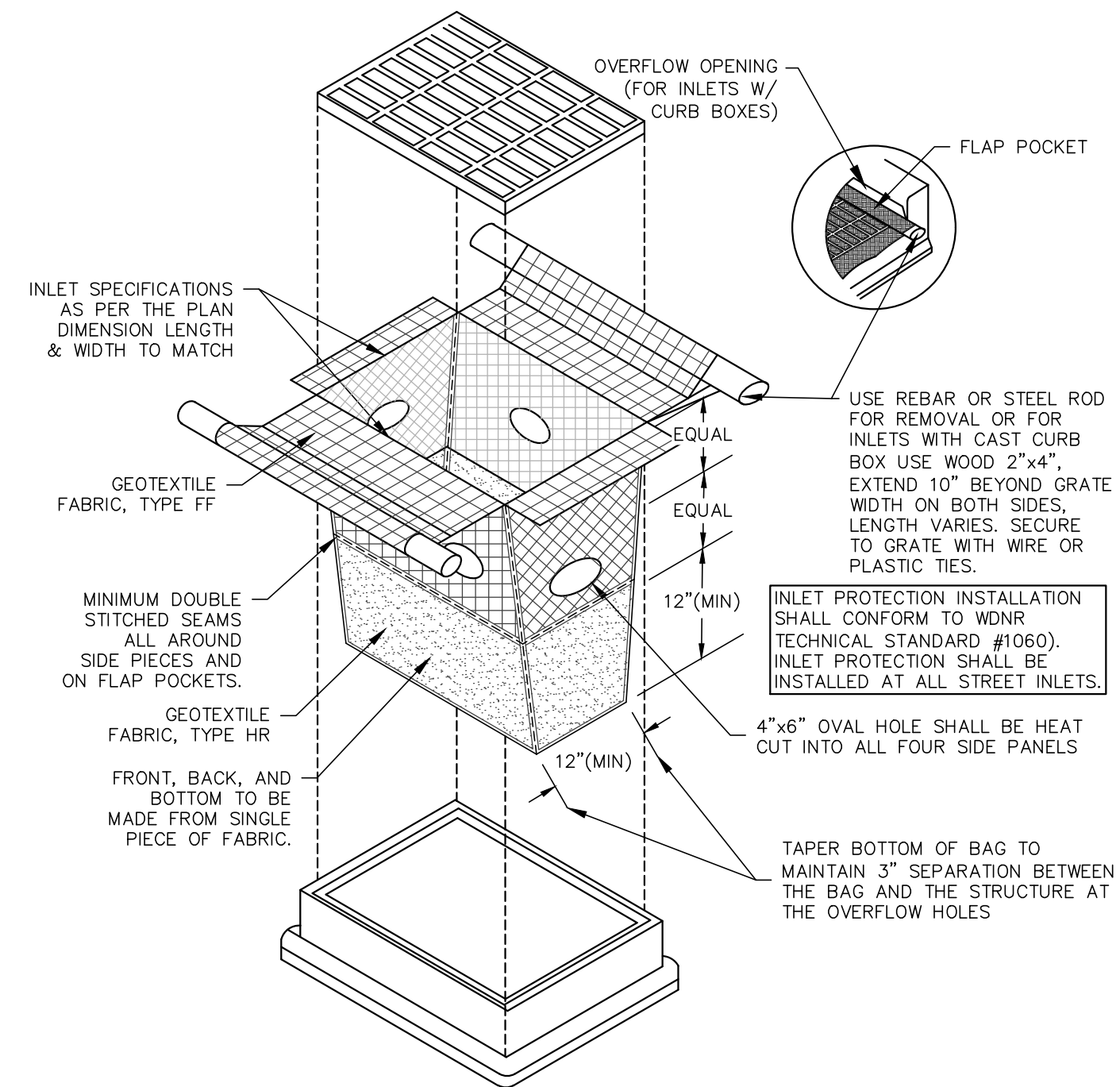
18" CURB AND GUTTER DETAILS



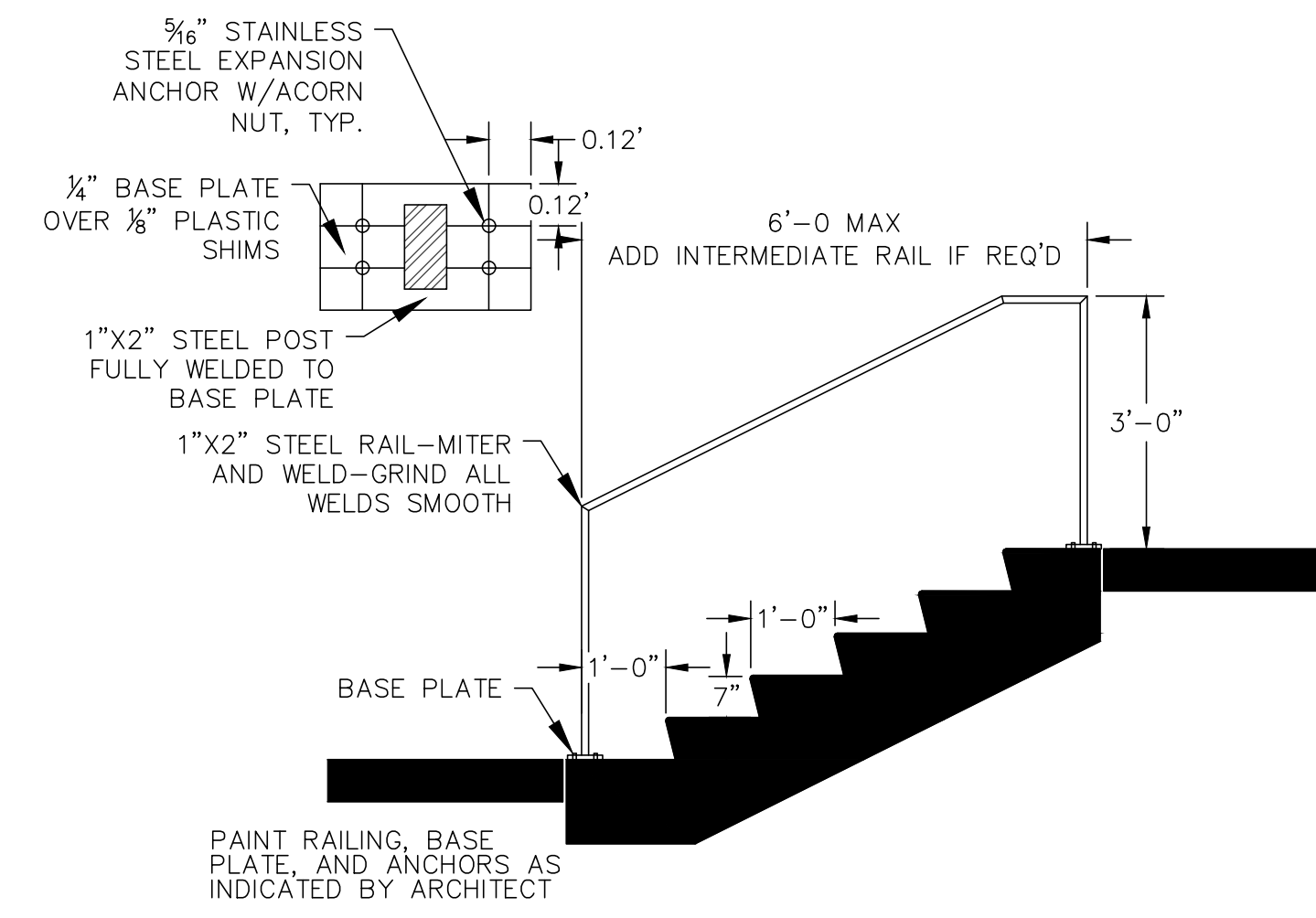
CONCRETE SIDEWALK SECTION



ASPHALT PAVEMENT SECTION



TYPE D-HR INLET PROTECTION DETAIL



STAIR/HANDRAIL DETAIL

REVISIONS:		
NO.	DATE	DESCRIPTION
1	2.24.23	Site Revisions

PSE
PARISH SURVEY & ENGINEERING
122 Wisconsin Street, West Bend, WI 53095
262.346.7800
www.parishse.com

PROJECT TITLE:
**COUSINS SUBS
3715 E. WASHINGTON AVE
MADISON, WI 53704**

PLAN TITLE:
**CONSTRUCTION
DETAILS**

DRAWN BY:
JDR
DESIGNED BY:
JDR
CHECKED BY:
KJP

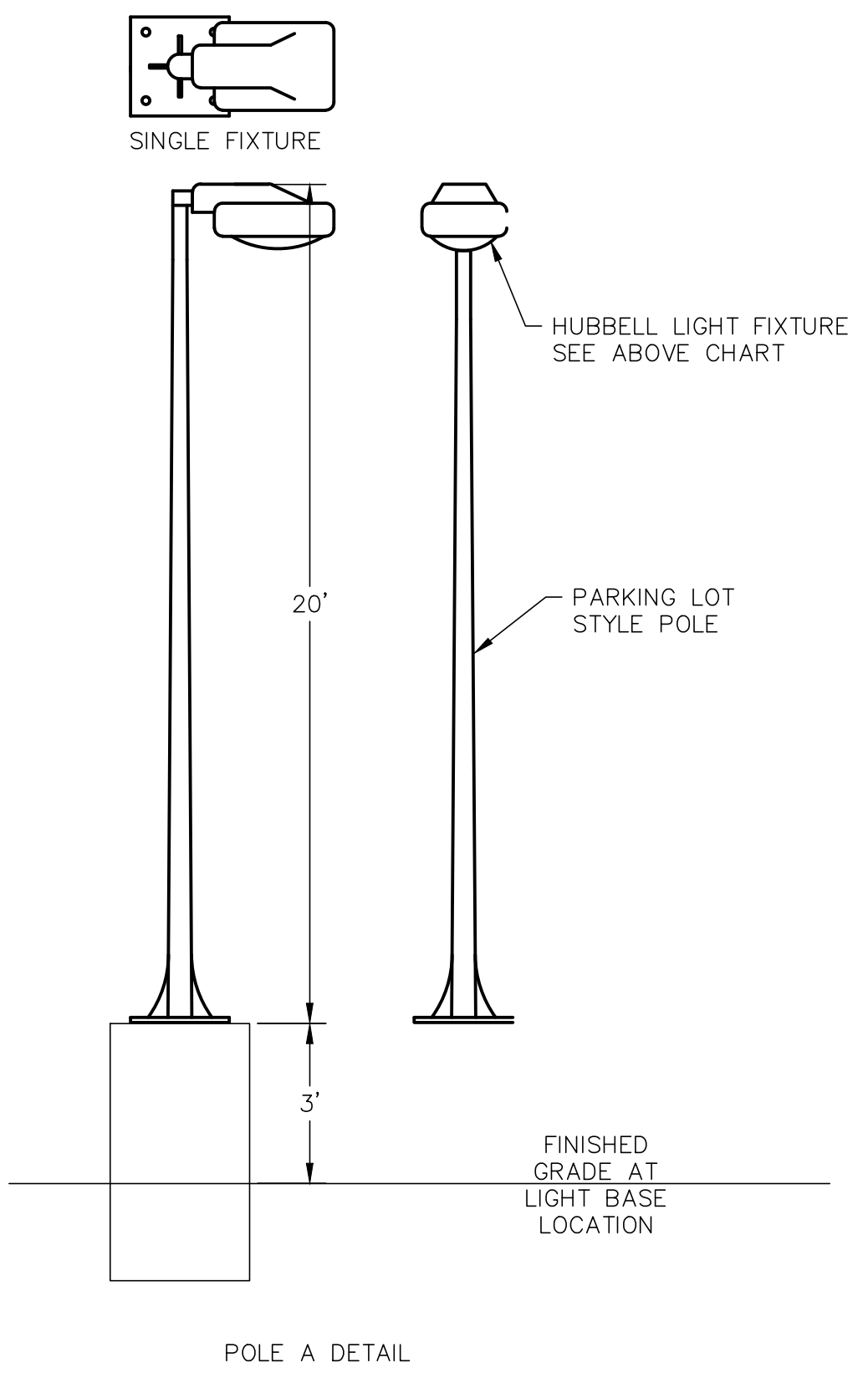
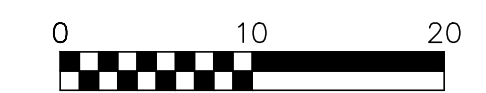
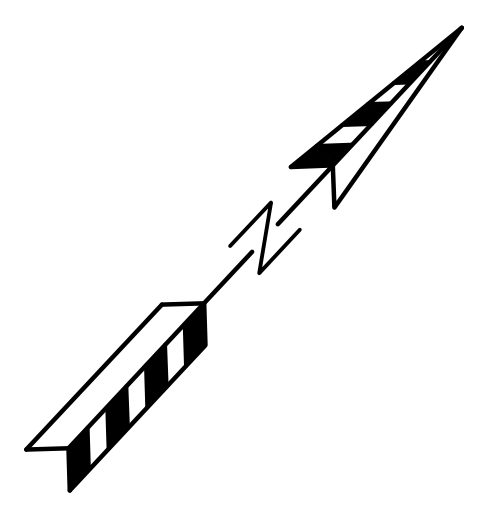
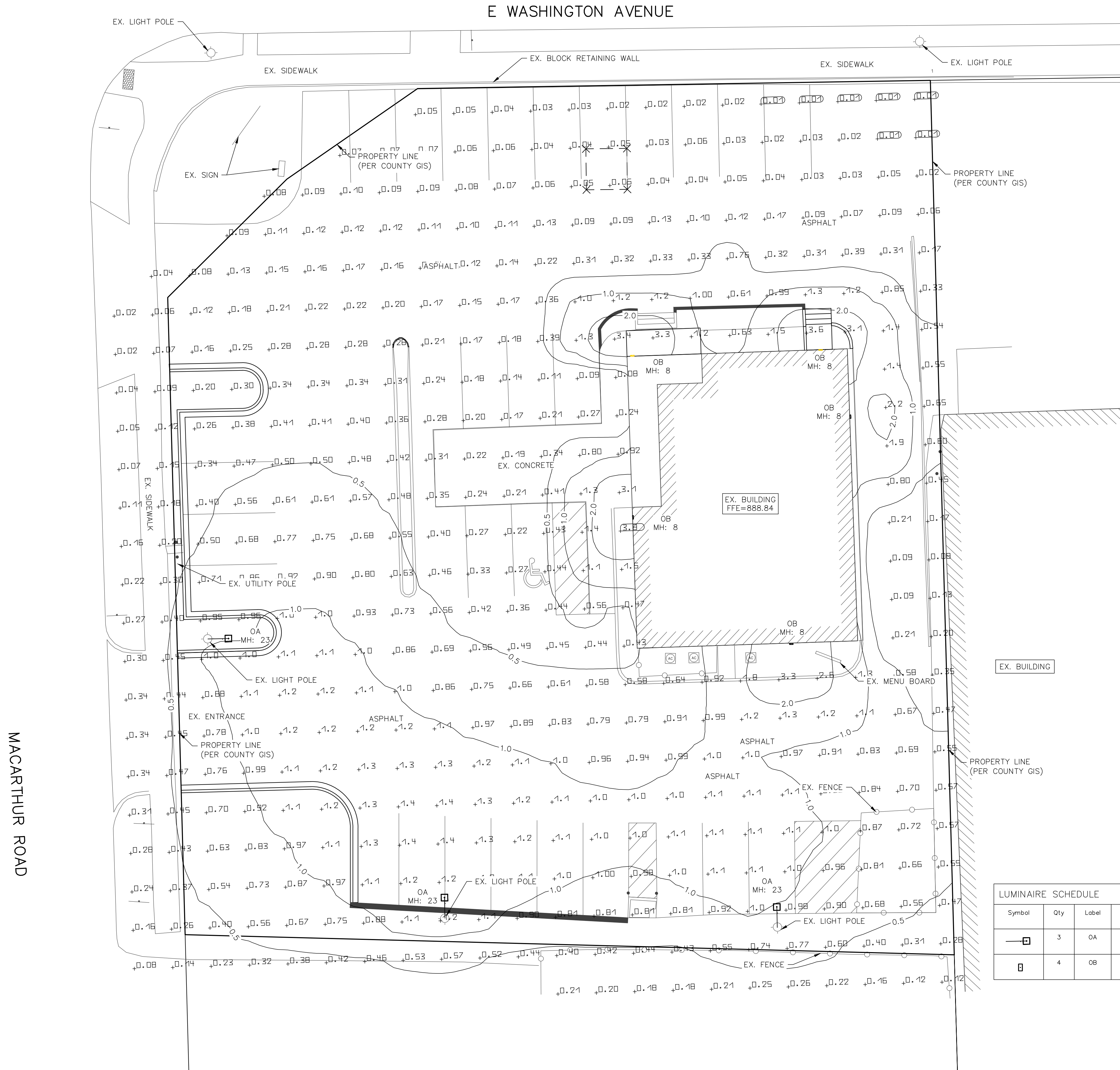
PLAN DATE:
2-24-2023

PROJECT NO:
IPA-27-22

CITY SUBMITTAL

SHEET NO:
C1.05

E WASHINGTON AVENUE



- NOTES:
- 1) STANDARD REFLECTANCE OF 80/50/20 UNLESS NOTED OTHERWISE
 - 2) NOT A CONSTRUCTION DOCUMENT, FOR DESIGN PURPOSES ONLY
 - 3) STANDARD INDOOR CALC POINTS @ 30 A.F.F. UNLESS NOTED OTHERWISE
 - 4) STANDARD OUTDOOR CALC POINTS @ GRADE UNLESS NOTED OTHERWISE
 - 5) MLAZGAR ASSOCIATES ASSUMES NO RESPONSIBILITY FOR INSTALLED LIGHT LEVELS DUE TO FIELD CONDITIONS, ETC.

Symbol	Qty	Label	Manufacturer	Description	Arrangement	Lum. Lumens	Lum. Watts	LLF
OA	3	OA	LITHONIA LIGHTING	DSX1 LED 30C 530 30K T3M	SINGLE	5,452	110	0.900
OB	4	OB	LITHONIA LIGHTING	WPX1 LED P2 40K MVOLT DDBXD M4	SINGLE	2,900	24	0.900

Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
PARKING AREA	Illuminance	Fc	0.60	3.8	0.00	N.A.	N.A.

NO.	DATE	DESCRIPTION
1	2.24.23	Site Revisions



PROJECT TITLE:
**COUSINS SUBS
 3715 E. WASHINGTON AVE
 MADISON, WI 53704**

PLAN TITLE:
LIGHTING PLAN

DRAWN BY:
JDR
 DESIGNED BY:
JDR
 CHECKED BY:
KJP

PLAN DATE:
2-24-2023

PROJECT NO:
IPA-27-221

CITY SUBMITTAL

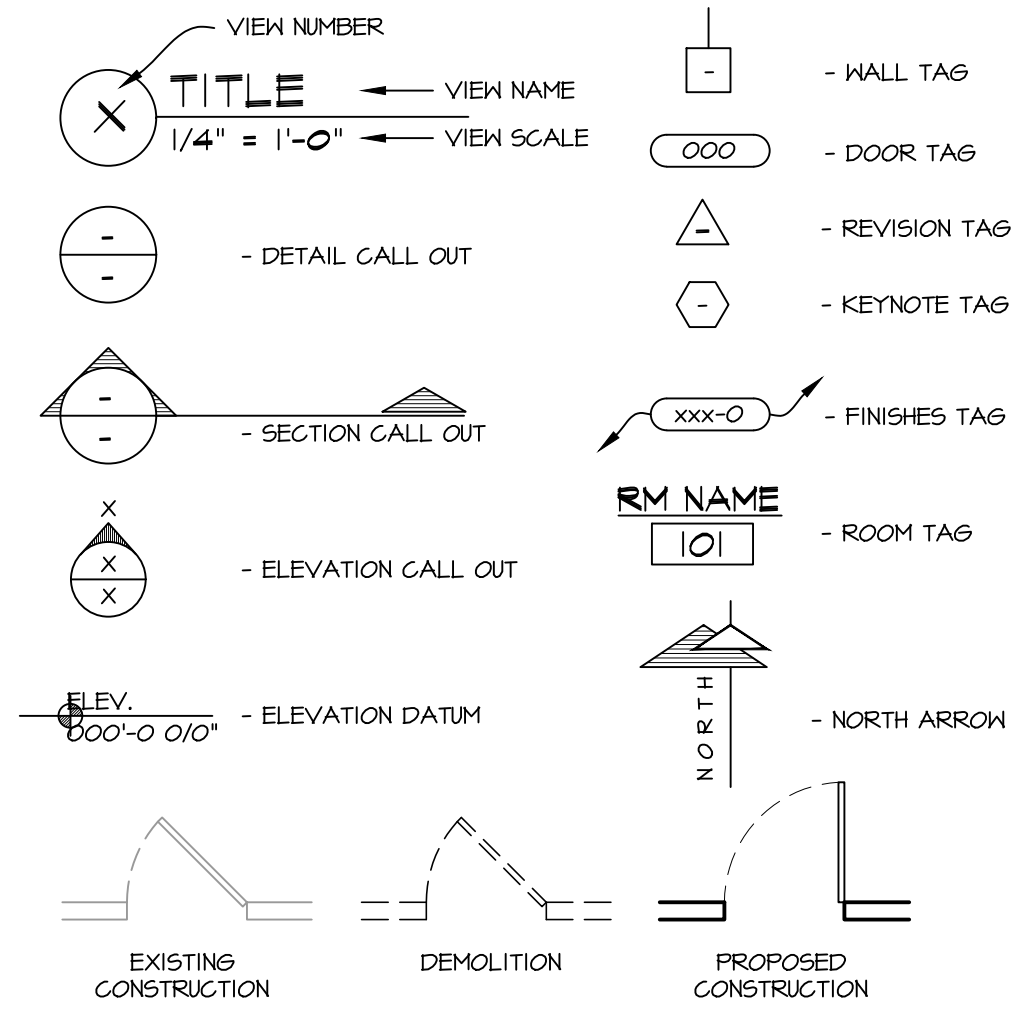
SHEET NO:
C1.06

MACARTHUR ROAD

ABBREVIATIONS

AFF Above Finished Floor	FC Fire Code	NIC Not In Contract	T Tread
ALUM Aluminum	FD Floor Drain	NO Number	T & G Tongue & Groove
ARCH Architect	FDN Foundation	NONCOM Noncombustible	TEMP Temporary
	FG Fiberglass	NTS Not to Scale	THK Thick
BLDG Building	FIN Finished		TOF Top of Footing
BLKG Blocking	FLR Floor	OV On, Over	TRTD Treated
BRG Bearing	FT Foot or Feet	OC On Center	TV Television
	FTG Footing	OPNG Opening	TYP Typical
CLG Ceiling	GYP Gypsum	OH Opposite	
CONC Concrete		OP Overhead	
CONSTR Construction	HT Height	PLY Plywood	UL DES Underwriters
CONT Continuous	HC Handicap	PROP Property	Laboratory
CONTR Contractor	HDR Header	PT Point	Designation
CTR Center	HR Hour	PMT Pavement	UNO Unless Noted
	HVAC Heating, Ventilating & Air Conditioning	PWR Power	Otherwise
		PSF Pounds per Square Foot	VB Vapor Barrier
DP Deep		PSL Parallell Structure Lumber	VCT Vinyl Composite Tile
DBL Double	INCL Including	PLF Per linear foot	VEN Veneer
DET Detail	INSUL Insulation		
DIA Diameter	INT Interior	R Riser	H Hide
DIM Dimension	JST Joist	RAD Radius	HV Hilt
DN Down	KD Kiln Dried	REF Refrigerator	HD Hood
DR Door	LAV Lavatory	REINF Reinforcing	HN Window
DS Downspout	LT Light	REGO Required	HW Without
DWG Drawing	LVL Laminated Veneer Lumber	REV Revision	HP Weatherproof
		RM Room	HMF Healed hire Fabric
		RO Rough Opening	
EA Each	MAX Maximum	SECT Section	# And
ELEC Electrical	MC Moisture Content	SHT Sheet	@ At
ELEV Elevation	MECH Mechanical	SHTG Sheeting	CL Center Line
EP Electrical Panel	MET Metal	SIM Similar	DIA Diameter
EXT Exterior	MFR Manufacturer	SPEC Specified	
	MIN Minimum	STD Standard	
	MISC Miscellaneous	STOR Storage	
		SYP Southern Yellow Pine	

SYMBOL LEGEND



SCOPE OF DRAWING:

THESE DRAWINGS INDICATE THE GENERAL SCOPE OF THE PROJECT IN TERMS OF ARCHITECTURAL DESIGN INTENT, THE DIMENSIONS OF THE BUILDING, THE MAJOR ARCHITECTURAL ELEMENTS AND THE TYPE OF STRUCTURAL, MECHANICAL, AND ELECTRICAL SYSTEMS. THE DRAWINGS DO NOT NECESSARILY INDICATE OR DESCRIBE ALL WORK REQUIRED FOR FULL PERFORMANCE AND COMPLETION OF THE REQUIREMENTS OF THE CONTRACT. ON THE BASIS OF GENERAL SCOPE INDICATED OR DESCRIBED, THE TRADE CONTRACTORS SHALL FURNISH ALL ITEMS REQUIRED FOR THE PROPER EXECUTION AND COMPLETION OF THE WORK INTENDED.

CONTRACTOR TO FIELD VERIFY ALL DIMENSIONS AND THE EXACT LOCATION OF EXISTING PLUMBING, MECHANICAL, AND STRUCTURAL COMPONENTS AND NOTIFY THE ARCHITECT IN WRITING OF ANY DISCREPANCIES.

PLAN NOTES:

- ALTHOUGH EVERY EFFORT HAS BEEN MADE IN PREPARING THESE PLANS AND CHECKING THEM FOR ACCURACY, THE CONTRACTORS MUST REVIEW ALL DETAILS OF THEIR TRADES AND BE RESPONSIBLE FOR THE SAME.
- DO NOT SCALE DIMENSIONS FROM DRAWINGS. CONSULT THE ARCHITECT WITH ANY QUESTIONS.
- ALL INTERIOR WALLS ARE DIMENSIONED FINISH TO FINISH UNLESS NOTED OTHERWISE. (SEE WINDOW TYPES FOR ACTUAL DIMENSIONS)
- PLACEMENT OF BUILDING COMPONENTS, MECHANICAL EQUIP, APPLIANCES AND ELECTRICAL COMPONENTS IS SUBJECT TO FIELD ADJUSTMENT. ACTUAL CONSTRUCTION MAY NOT CONFORM EXACTLY TO THE LOCATIONS INDICATED ON THESE DRAWINGS

GENERAL NOTES:

- THE DESIGNER MAINTAINS NO RESPONSIBILITY FOR THE GENERAL CONTRACTOR, SUBCONTRACTORS, OR THOSE WORKING IN SUCH CAPACITIES, FOR THE METHODS USED, OR LACK THEREOF, IN THE EXECUTION OF THE WORK AND SAFETY PROCEDURES AND PRECAUTIONS TAKEN AT THE PROJECT SITE.
- CONTRACTORS SHALL ASSUME FULL RESPONSIBILITY - UNRELIEVED BY REVIEW OF SHOP DRAWINGS NOR BY SUPERVISION OR PERIODIC OBSERVATION OF CONSTRUCTION FOR COMPLIANCE WITH THE CONTRACT DOCUMENTS - FOR DIMENSIONS TO BE CONFIRMED AND CORRELATED ON THE JOB SITE AND BETWEEN INDIVIDUAL DRAWINGS OR SETS OF DRAWINGS; FOR FABRICATION PROCESSES AND CONSTRUCTION TECHNIQUES (INCLUDING EXCAVATION, SHORING AND SCAFFOLDING, BRACING, ERECTION, FORM WORK, ETC.); FOR COORDINATION OF THE VARIOUS TRADES FOR SAFE CONDITIONS ON THE JOB SITE; AND FOR THE PROTECTION OF THE PEOPLE AND PROPERTY AT THE JOB SITE.
- THE INFORMATION CONTAINED ON THE DRAWINGS IS IN ITSELF INCOMPLETE, AND VOID UNLESS USED IN CONJUNCTION WITH ALL THE SPECIFICATIONS, TRADE PRACTICES, OR APPLICABLE STANDARDS, CODES, ETC., INCORPORATED THEREIN BY REFERENCE, OF WHICH THE CONTRACTOR CERTIFIES KNOWLEDGE BY SIGNING THE CONTRACT.
- UNLESS NOTED OTHERWISE, ALL DETAILS, SECTIONS, AND NOTES ON THE DRAWINGS ARE INTENDED TO BE TYPICAL FOR SIMILAR SITUATIONS ELSEWHERE.
- UNLESS OTHERWISE SHOWN OR NOTED, THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING THE LOCATION AND THE PLACEMENT OF ANY INSERTS, HANGARS, PIPE SLEEVES, HOLES OR ANCHOR BOLTS THAT ARE REQUIRED BY THE MECHANICAL OR ELECTRICAL EQUIPMENT.
- THE CONTRACTOR SHALL COMPLY WITH THE LATEST OCCUPATIONAL SAFETY HEALTH ACT REQUIREMENTS.
- ALL STATE OF WISCONSIN, LOCAL, AND O.S.H.A. SAFETY CODES SHALL BE A PART OF THESE PLANS, AND IT SHALL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO SEE THAT ALL PARTIES THAT WORK AT OR VISIT THE JOB SITE COMPLY WITH SAME.



REVISIONS:

- 1/4/22: PRELIM #1
- 1/17/23: UDC APPROVAL
- 2/27/23: UDC APPROVAL

SITE & BUILDING DATA:

USE AND OCCUPANCY CLASSIFICATION; (chapter-3)	NON-SEPARATED USE: "A-2" - ASSEMBLY (COUSINS REMODEL)	
ALLOWABLE AREA AND HEIGHT;	"A-2" (N-B) ONE STORY - 6,000 sq. ft.	
ACTUAL AREA;	TOTAL BUILDING AREA: 2,234 sq. ft.	
SPRINKLERS;	NONE	
CONSTRUCTION TYPE; (Table-601)	"V-B"	
FIRE RATINGS (per table 601 & 602)		
STRUCTURAL FRAME;	0 - HR. RATING	
BEARING WALLS EXTERIOR;	0 - HR. RATING	
BEARING WALLS INTERIOR;	0 - HR. RATING	
NON-BEARING WALLS EXTERIOR;	0 - HR. RATING	
NON-BEARING WALLS INTERIOR;	0 - HR. RATING	
FLOOR CONSTRUCTION;	0 - HR. RATING	
ROOF CONSTRUCTION;	0 - HR. RATING	
EXIT TRAVEL DISTANCE; (table 1017.2)	200 feet	
COMMON PATH OF TRAVEL; (per 1006.2.1)	75 FEET (C-STORE)	
TOTAL OCCUPANCY LOADING (per TABLE 1004.1.1)	65 TOTAL OCCUPANTS IN BUILDING	
	(STANDING AREAS = 1 PER 5 S.F.) (99 S.F. / 5 = 20)	
	(KITCHEN AREAS = 1 PER 200 S.F.) (741 S.F. / 200 = 4)	
	(OFFICE / BUSINESS) AREAS = 1 PER 100 S.F.) (97 S.F. / 100 = 1)	
	(TABLE & CHAIR AREAS = 1 PER 15 S.F.) (538 S.F. / 12 = 36)	
	(STORAGE / MECH AREAS = 1 PER 300 S.F.) (1,158 S.F. / 300 = 4)	
PLUMBING FIXTURE REQUIREMENTS; (per TABLE 2902.1)		
WATER CLOSETS		
MALE (1 PER 75)	(33 / 75) = .44 REQUIRED	1 PROPOSED
FEMALE (1 PER 75)	(33 / 75) = .44 REQUIRED	1 PROPOSED
LAVATORIES (1 PER 200)	(65 / 200) = .325 REQUIRED	2 PROPOSED

SHEET INDEX

T.100	TITLE SHEET, BUILDING DATA, LOCATION PLAN, GENERAL NOTES, & SHEET INDEX
C.100	PROPOSED & EXISTING FLOOR PLANS
A.001	STANDARD MOULDING HEIGHTS, GENERIC ACCESSIBILITY STANDARDS
A.100	LOWER LEVEL & FIRST FLOOR PLANS, & WALL TYPES
A.101	SECOND & THIRD FLOOR PLANS, & WALL TYPES
A.200	ELEVATIONS
A.201	ELEVATIONS
A.202	ELEVATIONS
A.300	SECTIONS & DETAILS
A.301	SECTIONS & DETAILS
A.302	SECTIONS & DETAILS
A.303	SECTIONS & DETAILS

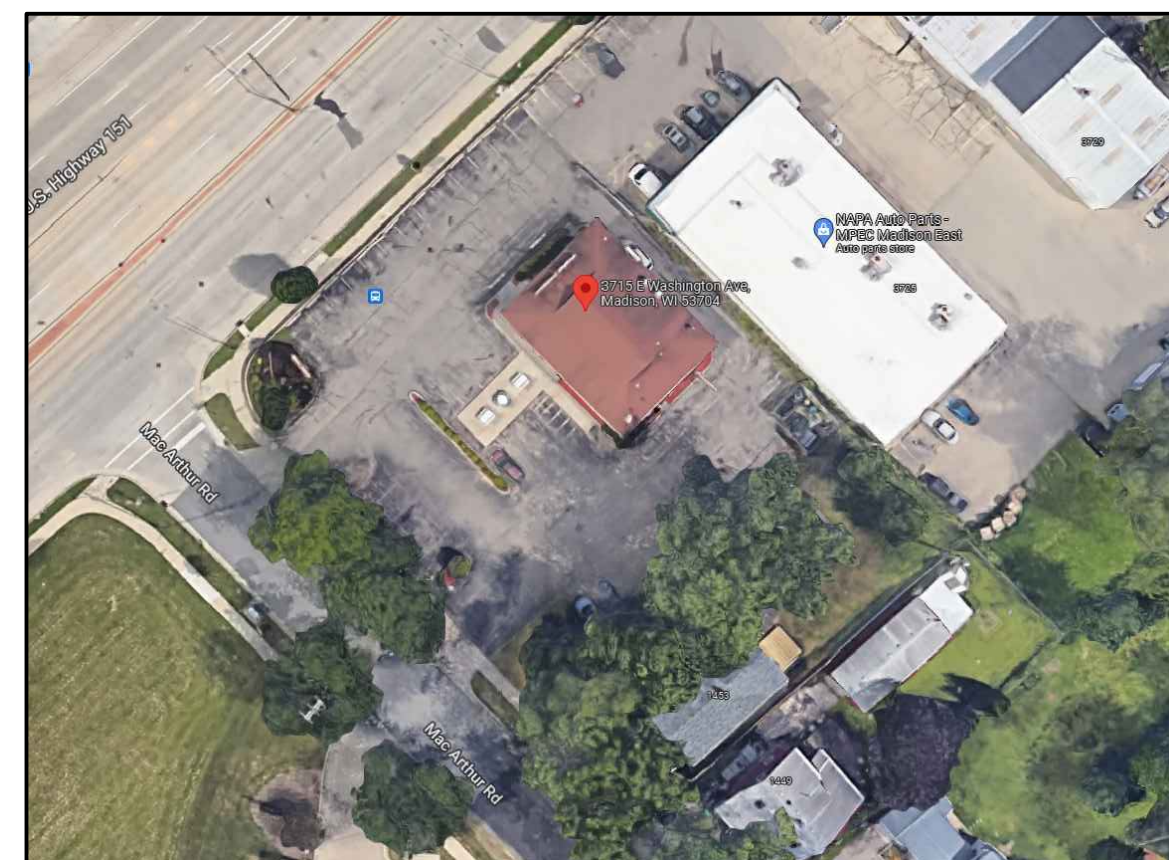
NOT FOR CONSTRUCTION



1 EXISTING PHOTO



2 PROPOSED RENDERING FROM NORTH



4 SATELITE IMAGE



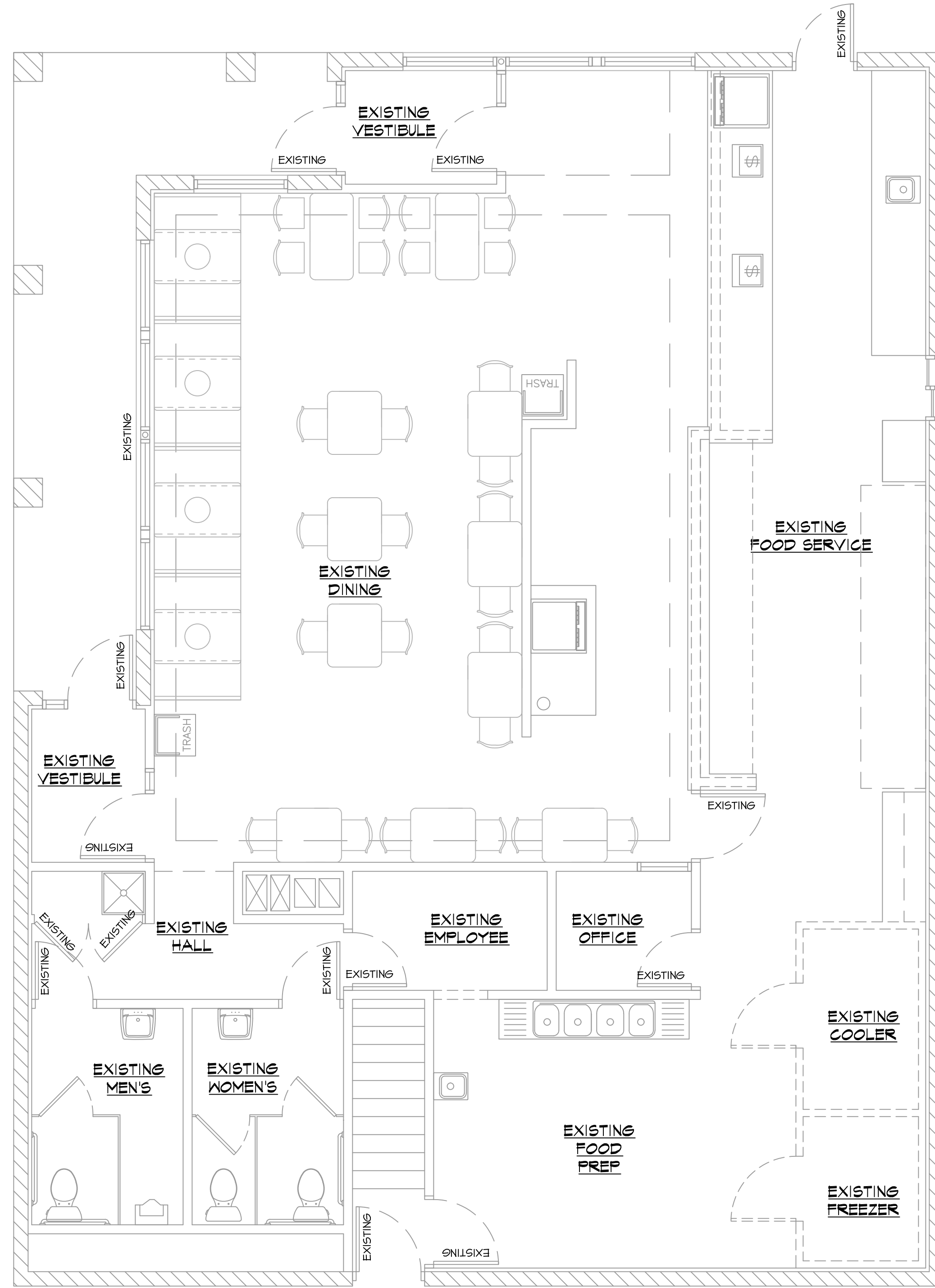
3 PROPOSED RENDERING FROM WEST

COUSINS SUBS REMODEL - MADISON
 3715 E. WASHINGTON AVE
 MADISON, WI
 SHEET TITLE:
BUILDING DATA, GENERAL NOTES, & LOCATION PLAN

T.100

DATE: JAN. 4TH, 2023

PROJECT NUMBER: 22-520



EXISTING/DEMO FLOOR PLAN

1/4" = 1'-0"

WALL KEY:	
	= EXIST. WALL TO REMAIN
	= EXIST. WALL TO BE REMOVED
	= NEW STUD WALL

REVISIONS:
1/4/22: PRELIM #1
1/17/23: UDC APPROVAL
2/27/23: UDC APPROVAL

COUSINS SUBS REMODEL - MADISON

3715 E. WASHINGTON AVE
MADISON, WI

SHEET TITLE:
EXISTING/DEMO FLOOR PLAN

D.100

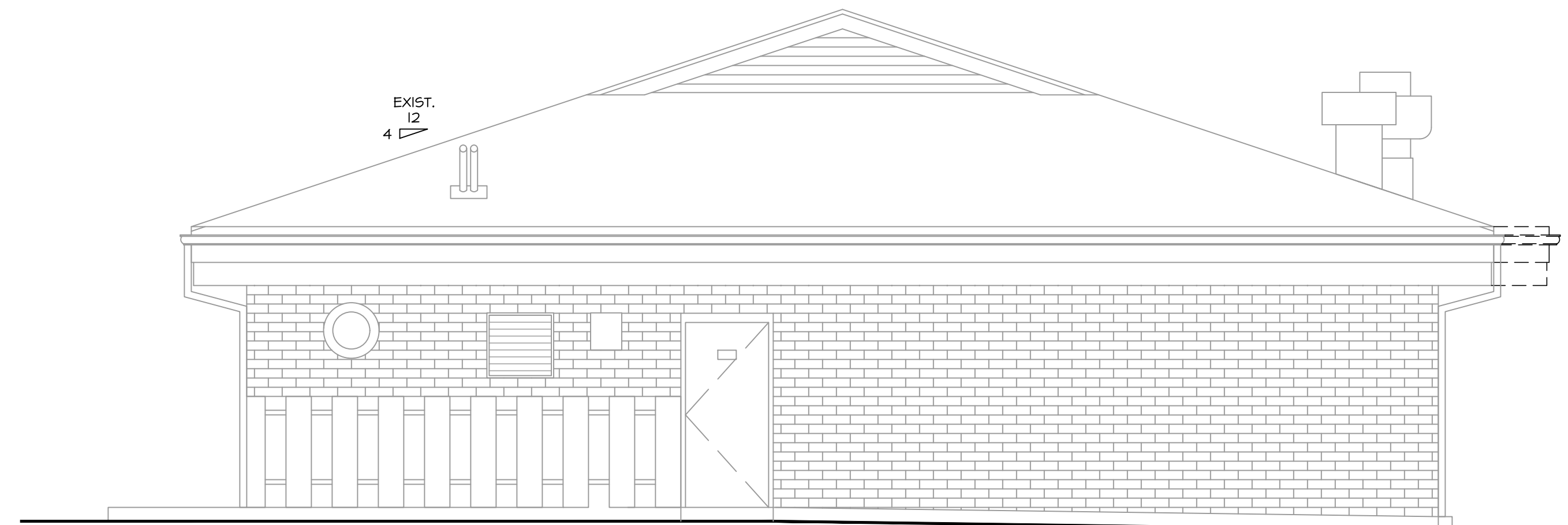
DATE: JAN. 4TH, 2023

PROJECT NUMBER: 22-520



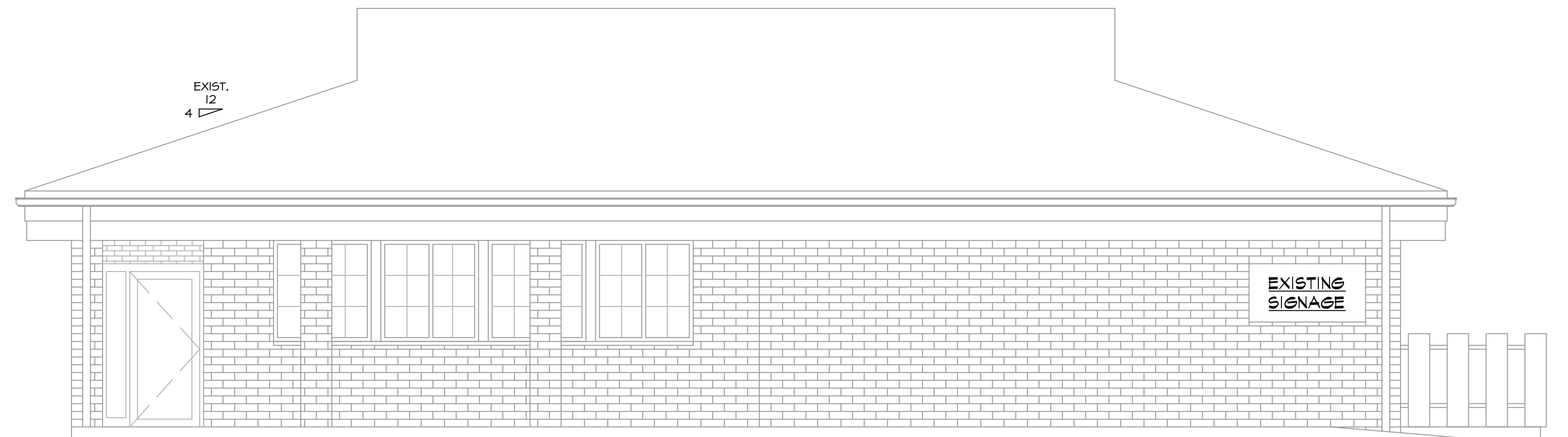
EXISTING/DEMO (NORTH) ELEVATION

1/4" = 1'-0"



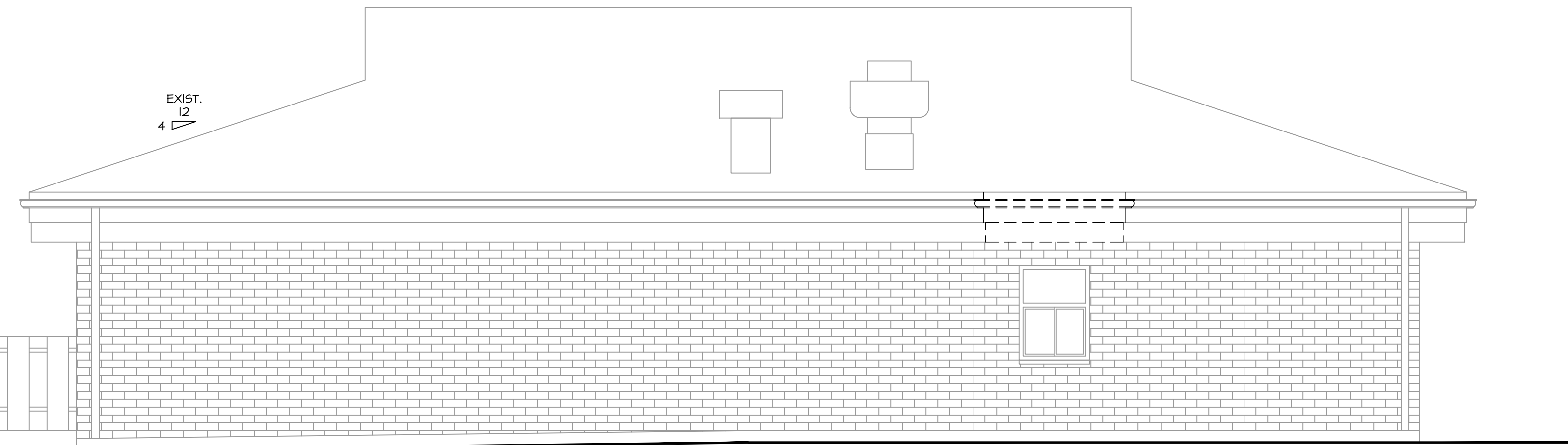
EXISTING/DEMO (SOUTH) ELEVATION

1/4" = 1'-0"



EXISTING/DEMO (WEST) ELEVATION

1/4" = 1'-0"



EXISTING/DEMO (EAST) ELEVATION

1/4" = 1'-0"



1 EXIST. NORTH PHOTO
 N.T.S.



2 EXIST. EAST PHOTO
 N.T.S.



3 EXIST. SOUTH PHOTO
 N.T.S.



4 EXIST. WEST PHOTO
 N.T.S.

COUSINS SUBS REMODEL - MADISON

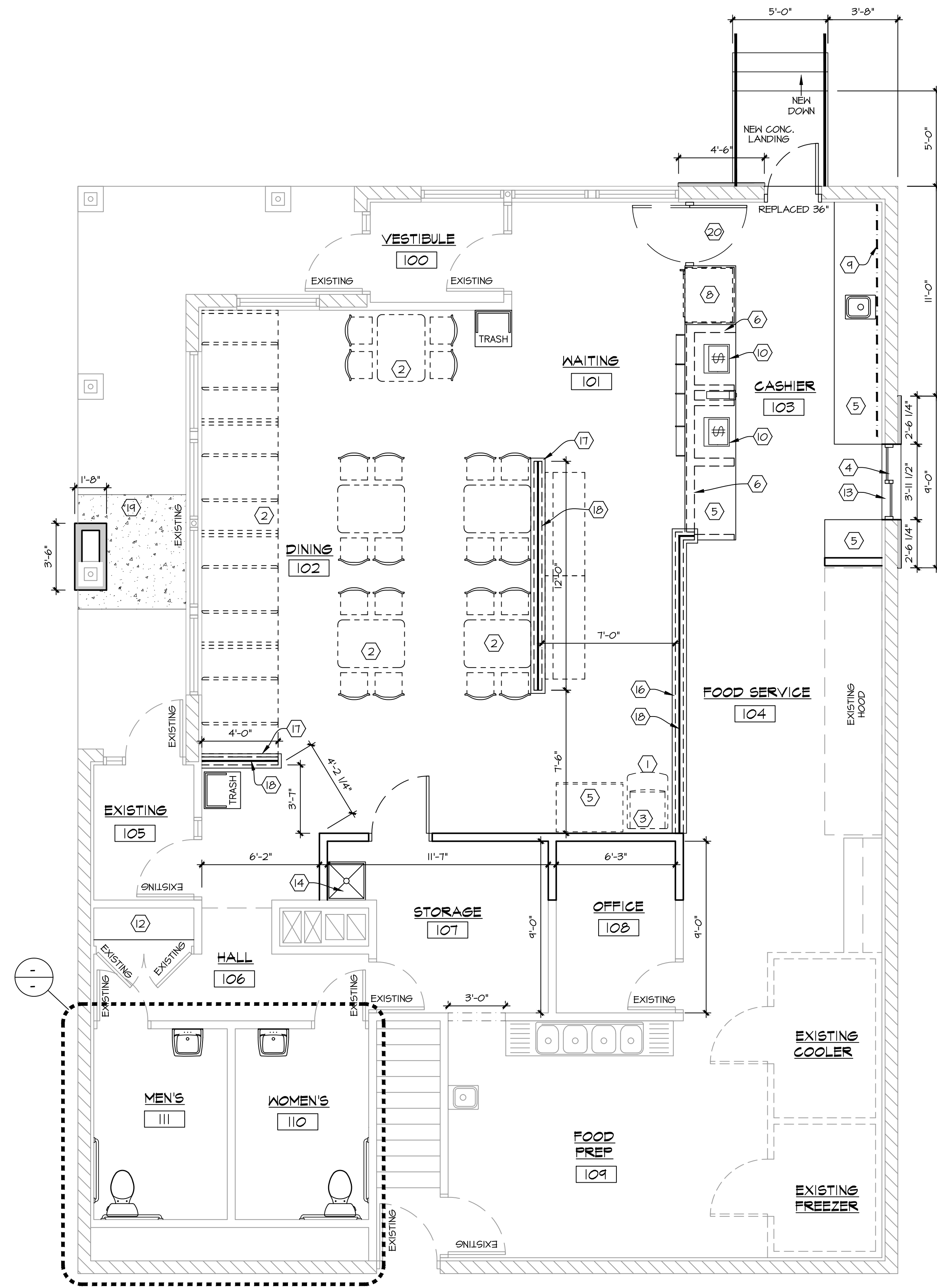
3715 E. WASHINGTON AVE
 MADISON, WI

SHEET TITLE:
EXISTING/DEMO ELEVATIONS

D.200

DATE: JAN. 4TH, 2023

PROJECT NUMBER: 22-520



- FLOOR PLAN NOTES:**
1. REFERENCE MATERIAL, RESOURCES AND SCHEDULES FOR FURNITURE, EQUIPMENT, AND FINISH INFORMATION.
 2. GC TO COORDINATE DELIVERY OF EQUIPMENT AND FURNISHINGS WITH OWNER.
 3. WHERE EXISTING FLOORING IS TO REMAIN, REPAIR / REPLACE ALL DAMAGED FLOORING / BASE TO MATCH EXISTING.
 4. COORDINATE MILLWORK DETAILS WITH MILLWORK PACKAGE PROVIDED BY OTHERS.
 5. CONTRACTOR TO FIELD VERIFY ALL DIMENSIONS OF EXISTING MILLWORK PRIOR TO COMMENCEMENT OF WORK.

- FLOOR PLAN KEYED NOTES:**
- 1 NEW SELF-SERVE SODA MACHINE (PER EQUIPMENT PLAN). ALL OPERABLE BUTTONS, LEVERS, ETC. MUST BE WITHIN ON OF THE FOLLOWING MAXIMUM HEIGHT AND REACH COMBINATIONS: 48" HIGH, 10" DEEP, OR 46" HIGH, 24" DEEP. RELOCATE & CONCEAL SODA & ELEC. LINES AS REQUIRED IN STUD WALL.
 - 2 SEATING/FURNITURE LAYOUT SHOWN FOR REFERENCE ONLY. REFER TO SEATING/FURNITURE SUPPLIERS DWGS FOR ADDL. INFORMATION (BY RGS).
 - 3 NEW / RELOCATED COOLER CONDENSATE LINE. CONFIRM EXACT LOCATION & DETAILS W/ COOLER SUPPLIER & PLUMBING CONTRACTOR.
 - 4 NEW DRIVE THRU WINDOW - READY ACCESS SINGLE SLIDE, 215 SERIES W/ TRANSOM.
 - 5 INSTALL NEW CASEWORK AND COUNTER. COUNTER FRAMING COMPLETED BY G.C. COUNTER BY RGS.
 - 6 INSTALL HALF HEIGHT STUD WALL TO SUPPORT PICK UP & POS COUNTER. CHIP DISPLAY TO BE ATTACHED TO HALF HEIGHT WALL. FINAL DECISION, FABRICATION & INSTALLATION BY MILLWORK SUPPLIER. INSTALL PLYWOOD BACKING BEHIND 5/8" GYPSUM ENTIRE WALL.
 - 7
 - 8 NEW REACH-IN COOLER. VERIFY OPENING DIMENSIONS W/ OWNER AND MANUF. G.C. TO PROVIDE ELECTRIC OUTLET AT COUNTER. COOLER ENCLOSURE BY RGS RETAIL DESIGN.
 - 9 REINSTALLED 12" DIGITAL MENU BOARD W/ DATA & DUPLEX OUTLETS (VERIFY DETAILS) - WALL MOUNT. INSTALL 5/8" PLYWOOD BACKER (SEE INTERIOR ELEVATIONS).
 - 10 INSTALL NEW P.O.S. EQUIPMENT.
 - 11
 - 12 NEW (5) EQUALLY SPACED MDF SHELVES.
 - 13 NEW STAINLESS STEEL SILL BY RGS.
 - 14 NEW 2'X2' MOP SINK W/ FRP WALLS TO 48" A.F.F.
 - 15
 - 16 INSTALL SOLID SURFACE CAP ON TOP OF PARTIAL HEIGHT WALL. REFER TO INTERIOR ELEVATIONS FOR WALL HEIGHTS.
 - 17 INSTALL HOOD CAP ON TOP OF PARTIAL HEIGHT WALL. REFER TO INTERIOR ELEVATIONS FOR WALL HEIGHTS. REFER TO MILLWORK LEGEND AND FINISH SCHEDULE FOR ADDITIONAL DETAILS.
 - 18 NEW GLASS ON TOP OF WALL BELOW. COORDINATE W/ OWNER.
 - 19 REPAIRED CONCRETE SIDEWALK.
 - 20 DOUBLE SWING 1/2 DOOR BY RGS.

PROPOSED FLOOR PLAN
1/4" = 1'-0"

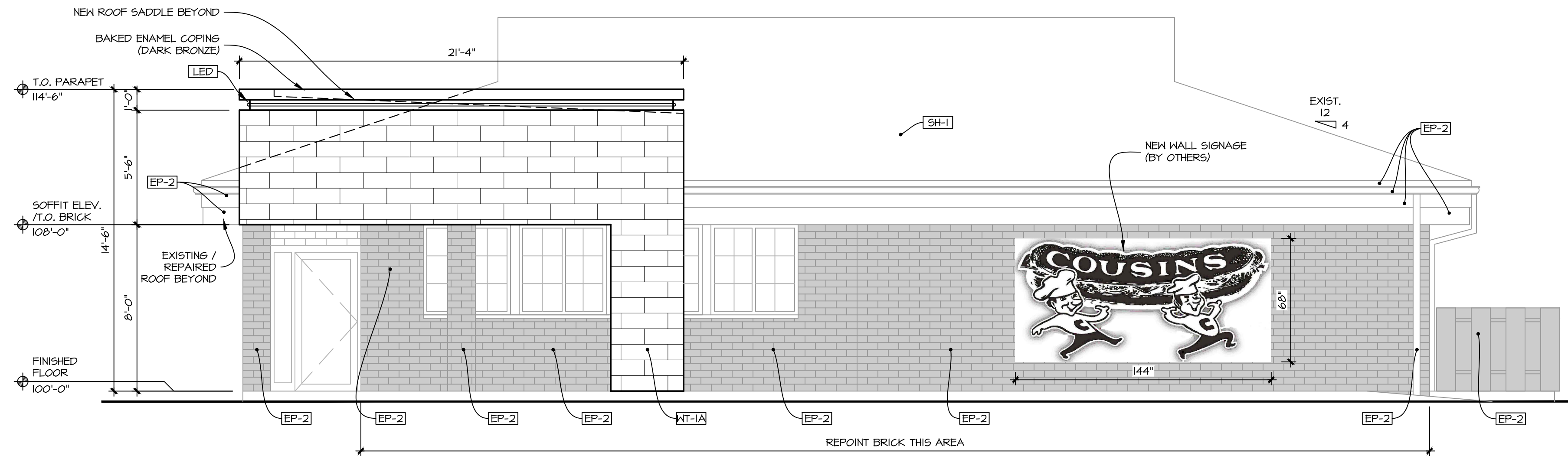
WALL KEY:

	= EXIST. WALL TO REMAIN
	= EXIST. WALL TO BE REMOVED
	= NEW STUD WALL

COUSINS SUBS REMODEL - MADISON

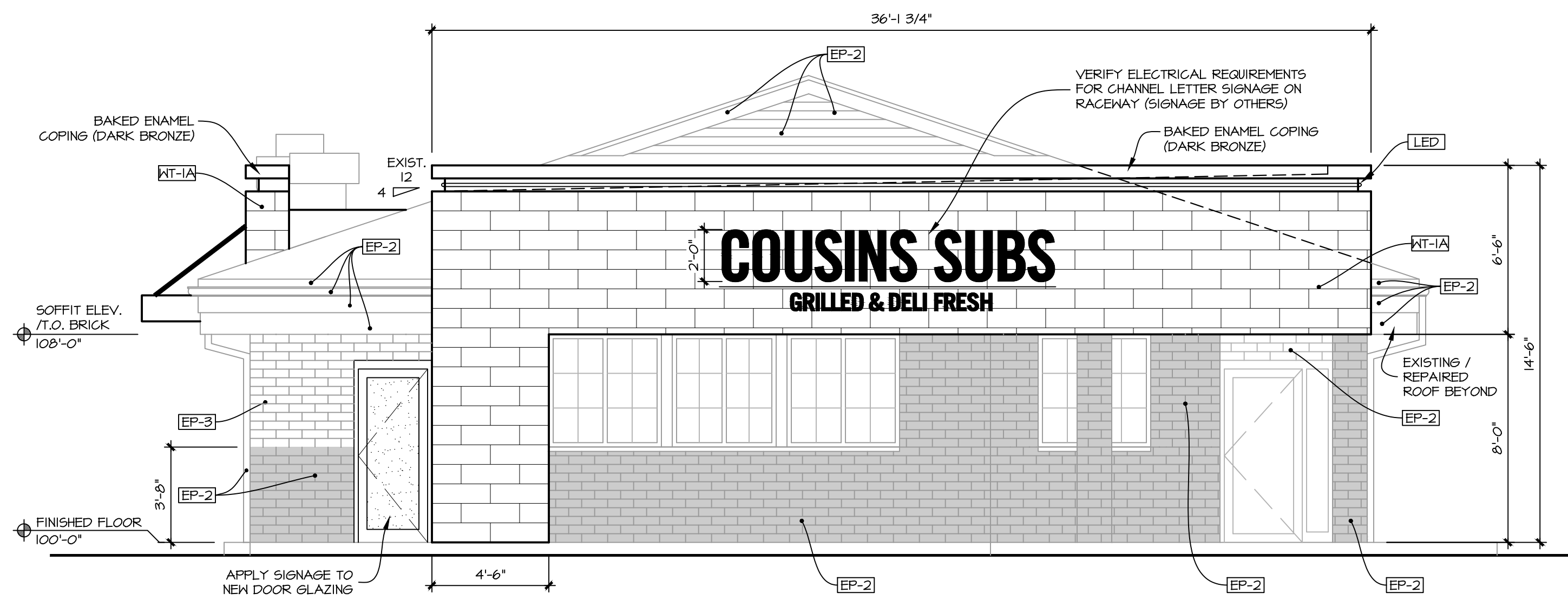
3715 E. WASHINGTON AVE
MADISON, WI
SHEET TITLE:
PROPOSED FLOOR PLAN

A.100
DATE: JAN. 4TH, 2023
PROJECT NUMBER: 22-520



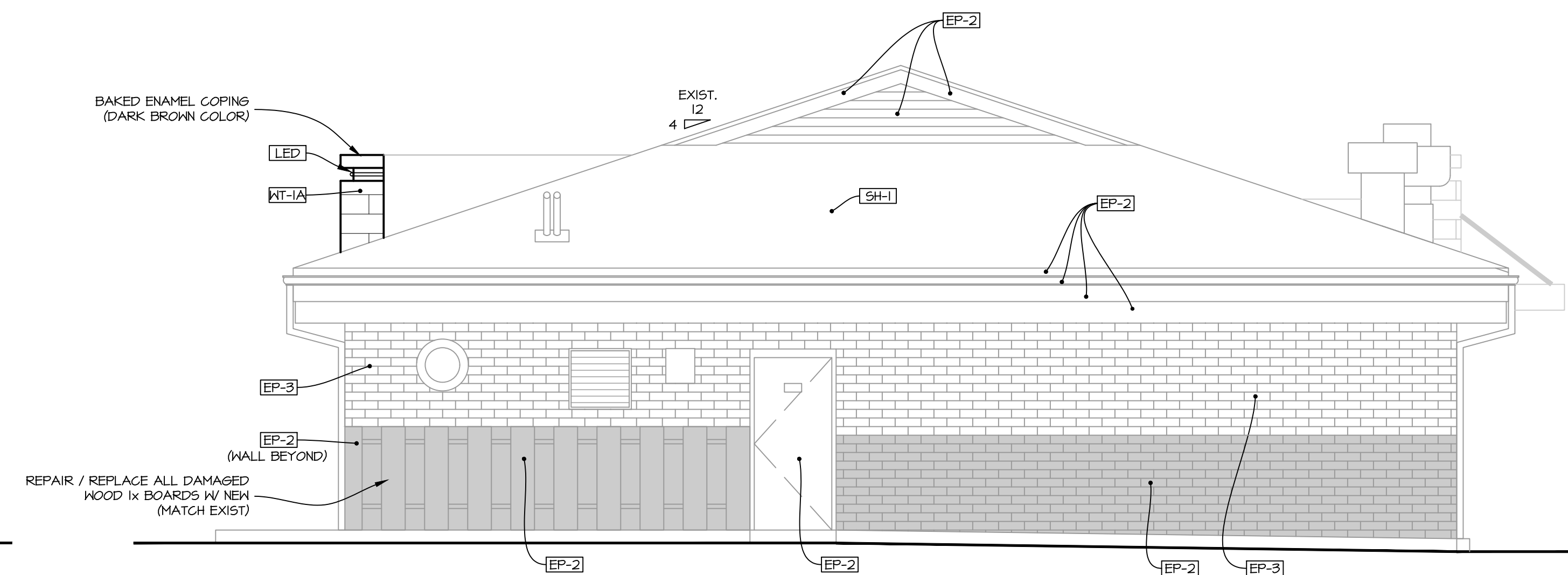
PROPOSED (WEST) ELEVATION

1/4" = 1'-0"



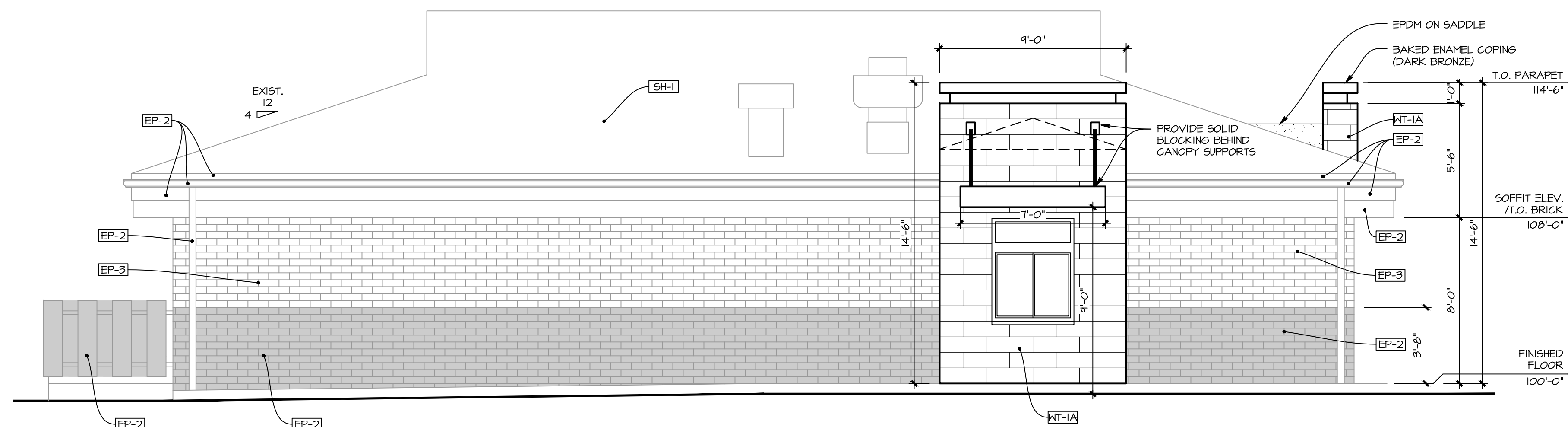
PROPOSED (NORTH) ELEVATION

1/4" = 1'-0"



PROPOSED (SOUTH) ELEVATION

1/4" = 1'-0"



PROPOSED (EAST) ELEVATION

1/4" = 1'-0"

GENERAL NOTES:
1. REPAIR / REPLACE ALL DAMAGED DUMPSTER ENCLOSURE WOOD IX CLADDING. PAINT EP-2. EXIST GATES TO REMAIN
2. SEE CIVIL DRAWINGS FOR SITE SCOPE OF WORK.

EXTERIOR FINISH LEGEND:		
CODE	DESCRIPTION	MANUFACTURER/TYPE
EP-1	FIRED BRICK / SH6335 / SATIN	SHERWIN WILLIAMS
EP-2	BLACK FOX / SH1020 / SATIN	SHERWIN WILLIAMS
EP-3	LACEY PEARL / 2108-10 / SATIN	BENJAMIN MOORE
NT-1A	ARK 9x36 AV14 / ACACIA VALLEY / CUSTOM BUILDING PRODUCT #52 TOBACCO BROWN	DAL TILE
SH-1	PINNACLE PRISTINE / 'OYSTER'	ATLAS ROOF SHINGLE W/ SCOTCHGARD
LED	LED STRIP LIGHT	SIGNAGE VENDOR

NOTE: VERIFY ALL FINISHES WITH OWNER

SlimLINER

Low-profile outdoor
and indoor linear lighting



NOTT

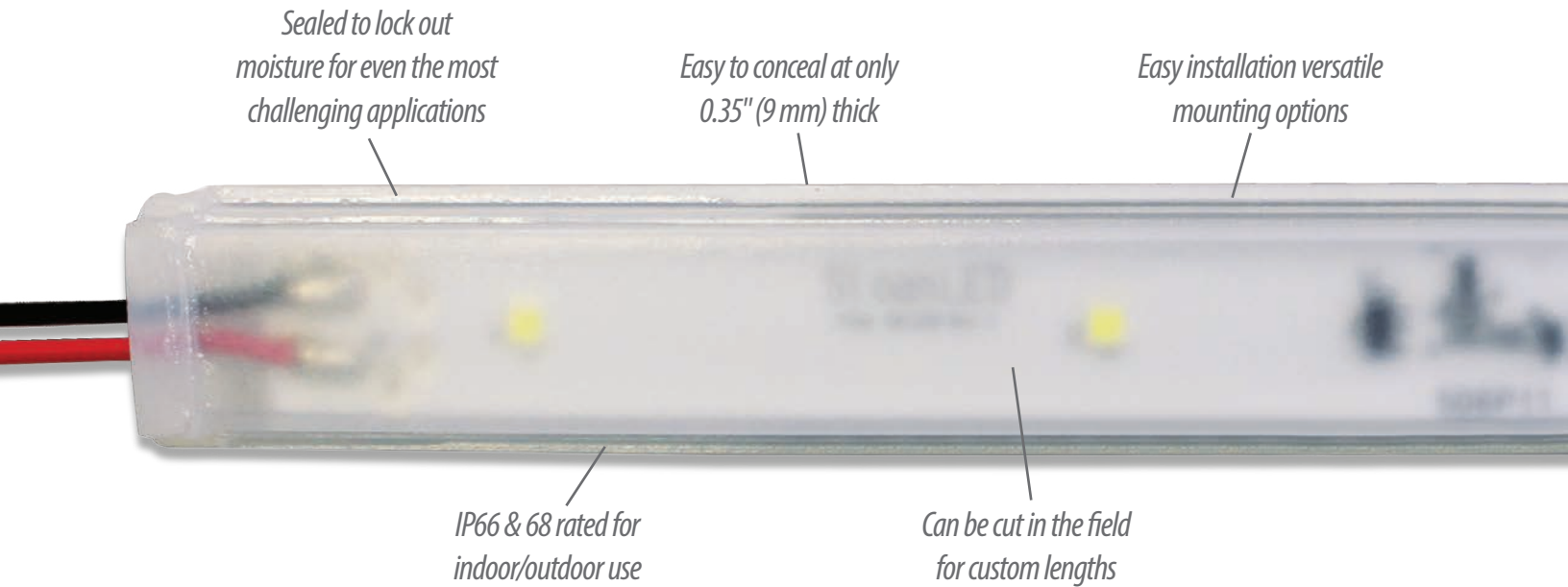
We Brighten Your Brands.



SloanLED[®]
Leaders in LED Technology

Designed for a slim fit.

SlimLINER is the low-profile, outdoor and indoor lighting solution that offers natural white illumination for awnings, vinyl canopies, and accents. The sleek, slender design is ideal for narrow applications traditionally reserved for T4 and T5 fluorescent fixtures.



- Fast, easy installation with versatile mounting options
- Can be cut in the field to custom lengths
- Slim, lightweight, low-profile fixture
- 12" (305 mm) bend radius
- Illuminates awnings evenly
- Constant Current Technology (CCT)



A beacon of change.

Fluorescent alternative LED lighting from SloanLED is a brilliant, energy efficient, solution for illuminating cove, awning, and wall wash applications or highlighting non-illuminated signs.

Product	Description
HighLINER 2	Natural white illumination for soffits, awnings, and wall washes.
SlimLINER	Natural white illumination for awnings, vinyl canopies, and accents in narrow applications.

For more information on our Fluorescent Alternative collection of products, visit SloanLED.com.

We're on a power trip.

Constant Current Technology (CCT) is at the heart of SloanLED's product offering, and forms the backbone of SloanLED channel letter products. We introduced CCT to the industry to maintain consistent current levels, eliminating the line loss and voltage drop issues common in many LED lighting systems. CCT provides uniform light output throughout the entire installation, while also preventing damage from overdriving of the LEDs.

Low profile for high visibility.

SlimLINER – designed for easy installation, high energy savings, and low maintenance – keeps a low profile to put your brand in the spotlight where it belongs.



There's no substitute for quality.

Other LED manufacturers use cheaper components and maximize the potential brightness of their products at the expense of longevity; overdriving the LEDs for instant gratification while sacrificing sustainability and endurance. SloanLED uses the highest caliber components in order to offer you a superior product with the longest lifespan.

SlimLINER

Specifications

Part number	5000 K..... 701956-5WL461
	3500 K..... 701956-3WL461
Dimensions L × W × H	46 in × 0.89 in × 0.35 in (1168 mm × 23 mm × 9 mm)
Lumens per fixture	5000 K..... 970
	3500 K..... 825
In-field bends	Radial bend..... 12 in (305 mm)
Color temperatures (nominal) ..	5000 K, 3500 K
Color rendering index (CRI)	5000 K..... 70 (nominal)
	3500 K..... 82 (nominal)
Estimated product lifetime	50,000 hours (L ₇₀)
Operating temperature	-40° C to 70° C
Protection class	IP66 & IP68 ¹
Special feature	Cuttable every 6 in (150 mm) for two usable sides
Power	2.25 W per foot (7.4 W per meter), 9.0 W per fixture
Efficacy	5000 K..... 108 lm/W
	3500 K..... 92 lm/W
Fastening	Peel-n-stick or mounting clips (401203), 4 included with each unit
Power capacity	6 units per SloanLED 60 W 12 VDC power supply



¹ IP66 & IP68 ratings provide protection for extreme outdoor and wet applications or harsh weather exposure. Do not mount in a submerged application.

Power Supply Capacity

Item description (Part number)	Power output	SlimLINER Fixtures
Self-Contained 20 W ¹ [701680]	20 W	2
Compact 12/25 W [410174]	25 W	2
60C1 60 W [701507-60C1] 60W1 60 W [701507-60W1] 60W2 60 W [701507-60W2] MODW(E) 60 W [701507-MODW(E)] MOD277 60 W [701507-MOD277]	60 W	6
120D1 120 W [701507-120D1]	120 W	6 × 2
Power used per foot/meter in Watts		9.0 W/7.7 W per fixture

¹ U.S. and Canada only.

Accessories



Mounting Clip

401203
Four (4) included with each unit.
Sold in bags of 25.

SloanLED Headquarters
805.676.3200 • info@SloanLED.com

SloanLED Europe b.v.
+31 88 12 44 900 • Europe@SloanLED.com

SloanLED.com





D-Series Size 1 LED Area Luminaire



Catalog Number

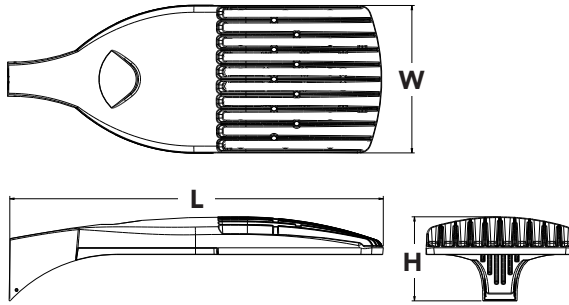
Notes

Type

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

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)



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.

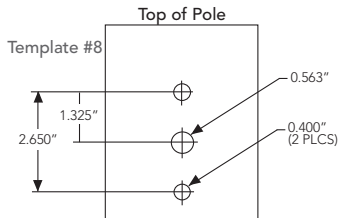
The D-Series distills the benefits of the latest in LED technology into a high performance, high efficacy, long-life luminaire. The outstanding photometric performance results in sites with excellent uniformity, greater pole spacing and lower power density. It is ideal for replacing 100 – 400W metal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

Ordering Information

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

DSX1 LED	Series	LEDs	Drive current	Color temperature	Distribution	Voltage	Mounting	Control options	Other options	Finish <i>(required)</i>			
DSX1 LED	30C	30 LEDs (one engine)	530 530 mA	30K 3000K (80 CRI min.)	T1S Type I short	MVOLT ²	Shipped included	Shipped installed	Shipped installed	DDBXD Dark bronze			
			700 700 mA		T2S Type II short						120 ²	PER NEMA twist-lock receptacle only (no controls)	HS House-side shield ⁹
			1000 1000 mA (1 A)		T2M Type II medium						208 ²	DMG 0-10V dimming driver (no controls) ³	WTB Utility terminal block
	40C	40 LEDs (two engines)	1000 1000 mA (1 A)	40K 4000K (70 CRI min.) ¹¹	T3S Type III short	240 ²	RPA Round pole mounting	DCR Dimmable and controllable via ROAM [®] (no controls) ⁴	DS Dual switching ^{5,6}	SF Single fuse (120, 277, 347V) ¹⁰	DNAXD Natural aluminum		
					T3M Type III medium	277 ²				DF Double fuse (208, 240, 480V) ¹⁰	DWHXD White		
					T4M Type IV medium	347				TLS Tool-less entry trigger latch	DBTDX Textured dark bronze		
	60C	60 LEDs (two engines)	1000 1000 mA (1 A)	50K 5000K (67 CRI)	TFTM Forward throw medium	480	WBA Wall bracket	PIR Motion sensor, 8-15' mounting height ⁷	PIRH Motion sensor, 15-30' mounting height ⁸	L90 Left rotated optics ¹¹	DBLXD Textured black		
					T5VS Type V very short					R90 Right rotated optics ¹¹	DNATXD Textured natural aluminum		
					T5S Type V short						DWHGXD Textured white		
					T5M Type V medium								
					T5W Type V wide								

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 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@roamservices.net.
- 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.
- Also available as a separate accessory; see Accessories information.
- 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.

Accessories

Ordered and shipped separately.

DSS124N 1.5TJE U	Photocell - SSL twist-lock (120-277V) ¹²
DLL347 1.5 CUL JU	Photocell - SSL twist-lock (347V) ¹²
DLL480 1.5 CUL JU	Photocell - SSL twist-lock (480V) ¹²
SC U	Shorting cap ¹²
DSX1HS U	House-side shield (one per light engine)
SPA19/MR2 DDBXD U	Square pole DM19 to DM19AS adapter (specify finish)
RPA19/MR2 DDBXD U	Round pole DM19 to DM19AS adapter (specify finish)

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.

Light Engines	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	
					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
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	
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				
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	
				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				
	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	
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	0.13
	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).

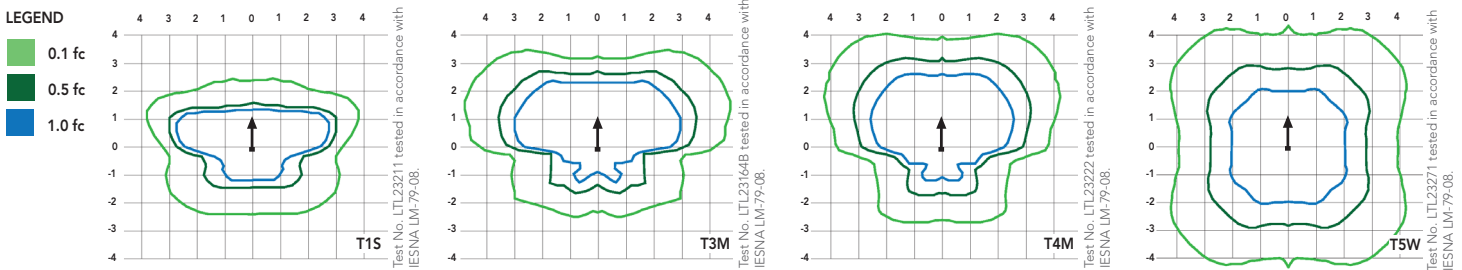
To calculate LLF, use the lumen maintenance factor that corresponds to the desired number of operating hours below. For other lumen maintenance values, contact factory.

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.





Catalog Number
Notes
Type

Contractor Select™
WPX LED
 Wall packs

The WPX LED wall packs are energy-efficient, cost-effective, and aesthetically appealing full-cut off solution for both new construction and HID wall pack replacement/renovation opportunities. Reliable IP66 construction and excellent LED lumen maintenance ensure a long service life.

FEATURES:

- Architectural design at very economical prices
- Energy efficient - payback in less than two years
- Wide range of configuration options available

Note : WPX3 lumen package and all the WPX configuration options are not included in the Contractor Select program. For more information, please visit [WPX LED](#).



Luminaire	CCT	Lumens	Input Watts	Photocell	Finish	Voltage	Catalog Number	CI Code	UPC	Pallet qty.	Replaces Up To
WPX0	SWW2 3000K/ 4000K/ 5000K	850 - 1,650	6.4-13W	Switchable On/Off	DARK BRONZE	120-277V	WPX0 LED ALO SWW2 MVOLT PE DDBXD M2	*276U4U	196182511806	280	70W Metal Halide
WPX1	4000K	2,900	24W	N/A	DARK BRONZE	120-277V	WPX1 LED P2 40K MVOLT DDBXD M4	*265SWK	193048870589	160	150W Metal Halide
	5000K	2,900	24W	N/A	DARK BRONZE	120-277V	WPX1 LED P2 50K MVOLT DDBXD M4	*265SWM	193048870572	160	150W Metal Halide
WPX2	4000K	6,000	47W	N/A	DARK BRONZE	120-277V	WPX2 LED 40K MVOLT DDBXD M2	*265SX3	193048870756	120	250W Metal Halide
	5000K	6,000	47W	N/A	DARK BRONZE	120-277V	WPX2 LED 50K MVOLT DDBXD M2	*265SX6	193048870770	120	250W Metal Halide

More configurations are available. [Click here](#) or visit www.acuitybrands.com and search for [WPX LED](#).



Specifications

INTENDED USE:

The WPX LED wall packs are designed to provide a cost-effective, energy-efficient solution for the one-for-one replacement of existing HID wall packs. The WPX0, WPX1, WPX2 and WPX3 are ideal for replacing up to 70W, 150W, 250W, and 400W HID luminaires respectively. WPX luminaires deliver a uniform, wide distribution. WPX is rated for -40°C to 40°C.

CONSTRUCTION:

WPX feature a die-cast aluminum main body with optimal thermal management that both enhances LED efficacy and extends component life. The luminaires are IP66 rated, and sealed against moisture or environmental contaminants.

ELECTRICAL:

Light engine(s) configurations consist of high-efficacy LEDs with a min LED lumen maintenance of L86/100,000 hours. Color temperature (CCT) options of 3000K, 4000K and 5000K with minimum CRI of 70 (80 for WPX0). Electronic drivers ensure system power factor >90% and THD <20%. All luminaires have 6kV surge protection (Note: WPX1 LED P1 package and WPX0 comes with a standard surge protection rating of 2.5kV).

Note: The standard WPX LED wall pack luminaires come with field-adjustable drive current feature. This feature allows tuning the output current of the LED drivers to adjust the lumen output (to dim the luminaire).

INSTALLATION:

WPX can be mounted directly over a standard electrical junction box. A port on the back surface allows poke-through conduit wiring on surfaces that don't have an electrical junction box. WPX1, WPX2 and WPX3 come with three 1/2 inch conduit ports on three sides that allow for surface conduit wiring. Wiring can be made in the integral wiring compartment in all cases. WPX is only recommended for installations with LEDs facing downwards.

LISTINGS:

CSA Certified to meet U.S. and Canadian standards. Suitable for wet locations. IP66 Rated.

DesignLights Consortium® (DLC) Premium qualified product and DLC qualified product. Not all versions of this product may be DLC Premium qualified or DLC qualified. Please check the DLC Qualified Products List at www.designlights.org/QPL to confirm which versions are qualified.

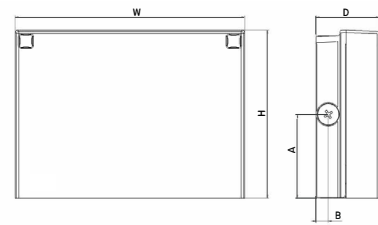
WARRANTY:

5-year limited warranty. This is the only warranty provided and no other statements in this specification sheet create any warranty of any kind. All other express and implied warranties are disclaimed. Complete warranty terms located at: www.acuitybrands.com/support/warranty/terms-and-conditions

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. Specifications subject to change without notice.

Dimensions

All dimensions are inches (centimeters) unless otherwise indicated.



Front View

Side View

Luminaire	Height (H)	Width (W)	Depth (D)	Side Conduit Location		Weight
				A	B	
WPX0	5.75" (14.6 cm)	5.5" (14.0 cm)	2" (5.1 cm)	N/A	N/A	2.5 lbs (1.1kg)
WPX1	8.1" (20.6 cm)	11.1" (28.3 cm)	3.2" (8.1 cm)	4.0" (10.3 cm)	0.6" (1.6 cm)	6.1 lbs (2.8kg)
WPX2	9.1" (23.1 cm)	12.3" (31.1 cm)	4.1" (10.5 cm)	4.5" (11.5 cm)	0.7" (1.7 cm)	8.2 lbs (3.7kg)
WPX3	9.5" (24.1 cm)	13.0" (33.0 cm)	5.5" (13.7 cm)	4.7" (12.0 cm)	0.7" (1.7 cm)	11.0 lbs (5.0kg)