

**BLOCK 8L MIXED-USE**  
**DESIGN REVIEW**

LU 14-211555 (LU 14-190952 PREVIOUS)



10.13.2014



Ankrom Moisan

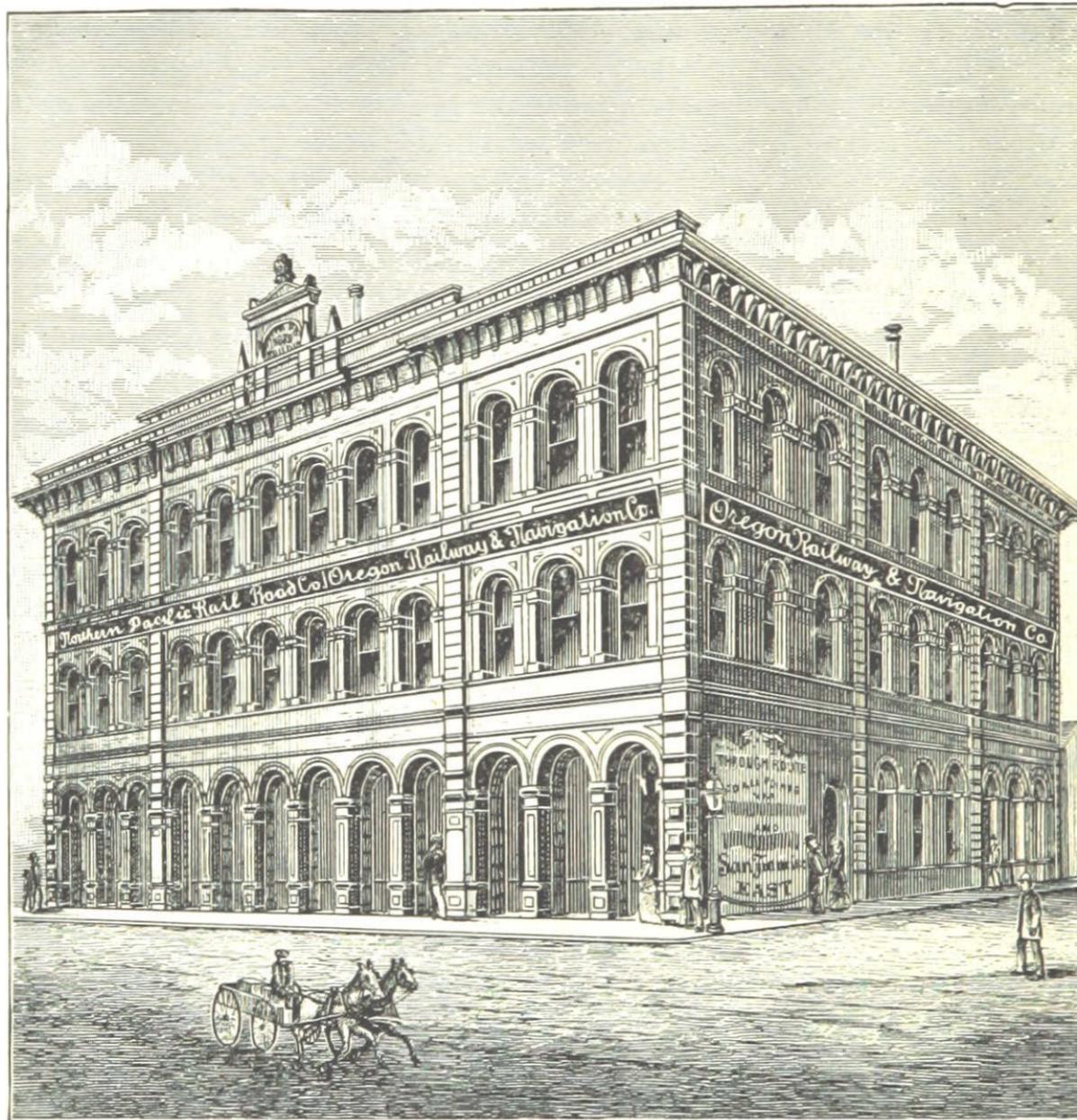
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GERDING EDLEN

**BLOCK 8L MIXED-USE  
DESIGN REVIEW**

**PROJECT TEAM**

**1882 HISTORICAL ILLUSTRATION OF SITE**



NORTHERN PACIFIC RAILROAD AND OREGON RAILWAY AND NAVIGATION COMPANY'S OFFICES, PORTLAND, OREGON.

**DEVELOPER**

Gerding Edlen Development

**ARCHITECT**

Ankrom Moisan Architects, Inc.

**GENERAL CONTRACTOR**

R&H Construction

**CIVIL ENGINEER**

MGH Associates

**STRUCTURAL**

DCI Engineers

**LANDSCAPE**

Lango Hansen Landscape Architects

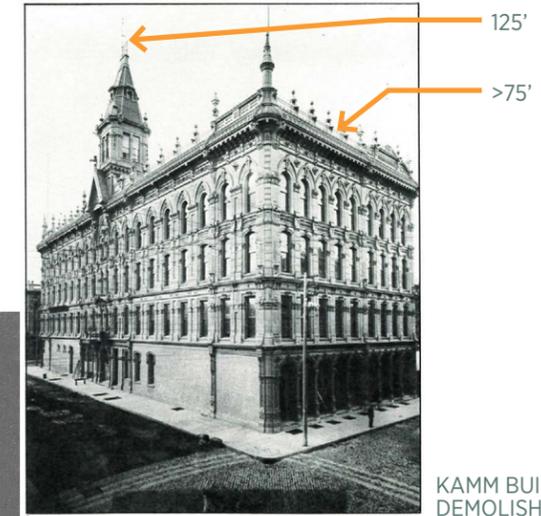
VICINITY MAP

HISTORICAL DISTRICT MAPS

SKIDMORE OLD TOWN NATIONAL LANDMARK DISTRICT



LANDMARK BUILDING HEIGHTS & BUILDING DEVELOPMENT TIMELINE: HISTORIC - PRESENT



KAMM BUILDING - DEMOLISHED 1948

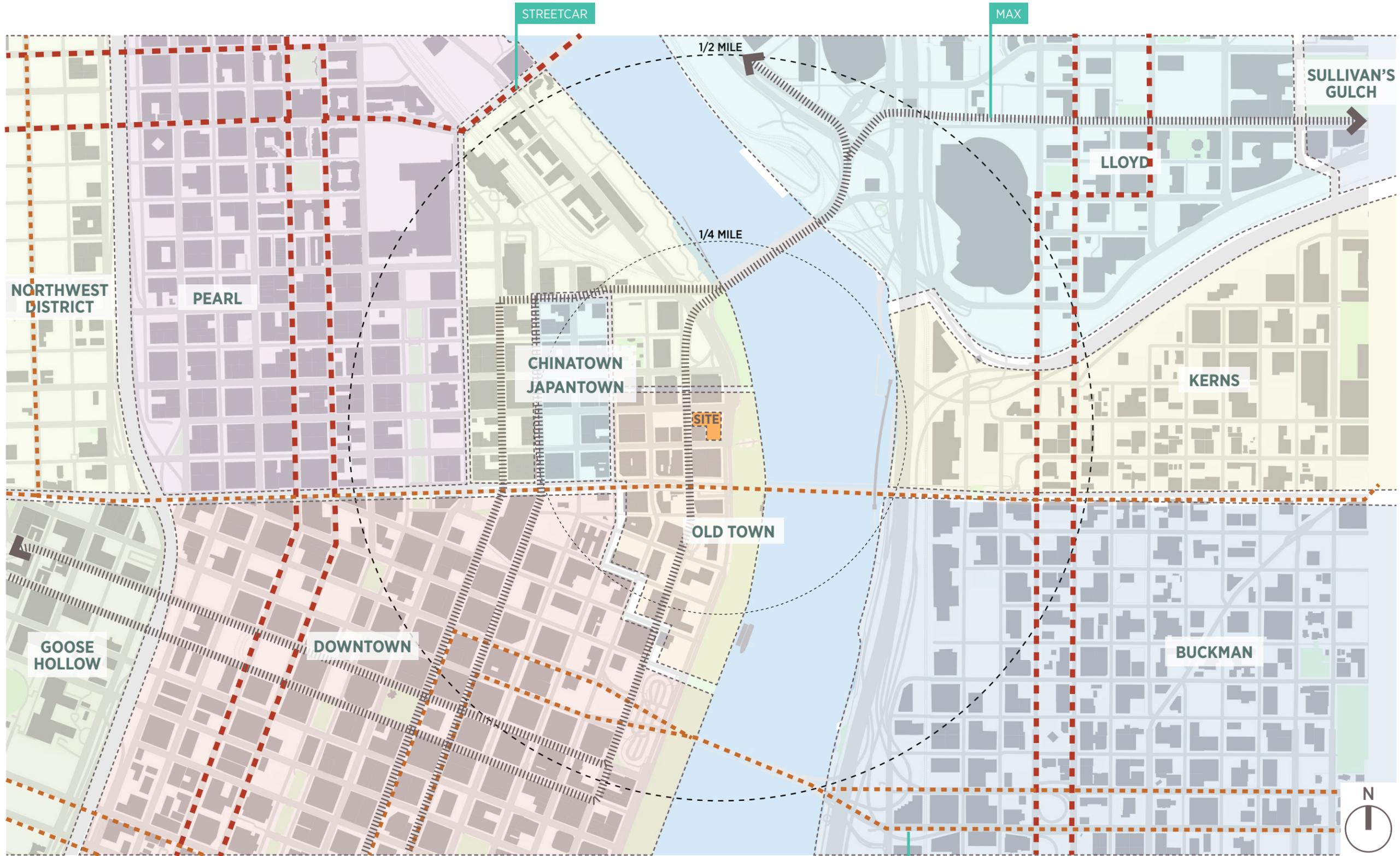
- BUILDINGS ON NATIONAL REGISTER OF HISTORIC BUILDINGS
- CONTRIBUTING STRUCTURES
- 1970-1990
- 1990-2004
- 2005-PRESENT
- LANDMARK BUILDINGS AS DESIGNATED BY THE CITY OF PORTLAND'S BUREAU OF PLANNING AND SUSTAINABILITY AT [WWW.PORTLANDOREGON.GOV](http://WWW.PORTLANDOREGON.GOV)
- HIGHEST LANDMARK BUILDING IN THE DISTRICT - NEW MARKET WEST



- BOUNDARY OF OLD TOWN/SKIDMORE HISTORIC DISTRICT

VICINITY MAP

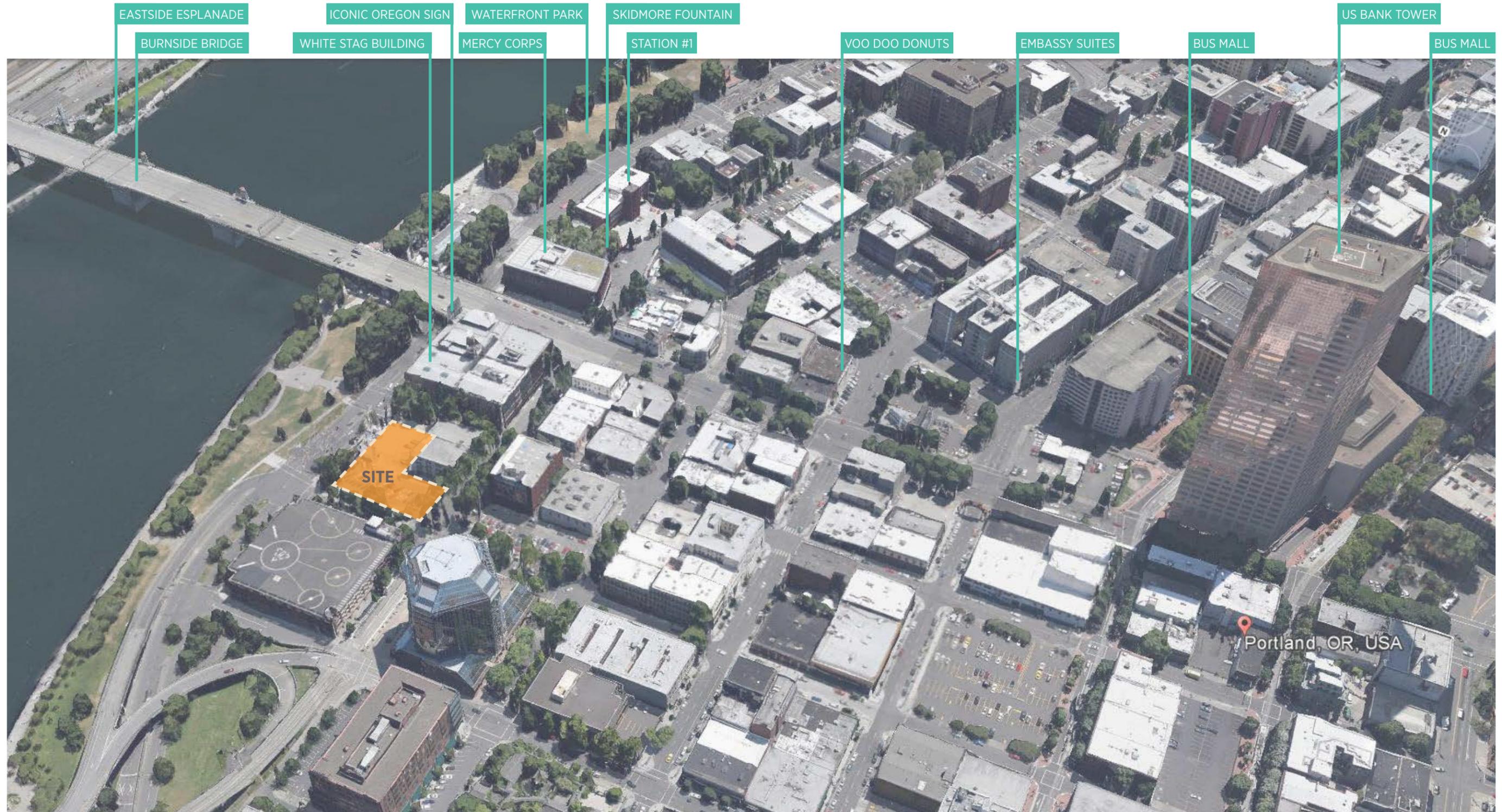
NEIGHBORHOOD / TRANSIT RAIL MAP



**SITE CONTEXT PHOTOGRAPHS**  
**CITY OVERVIEW FROM NORTH**



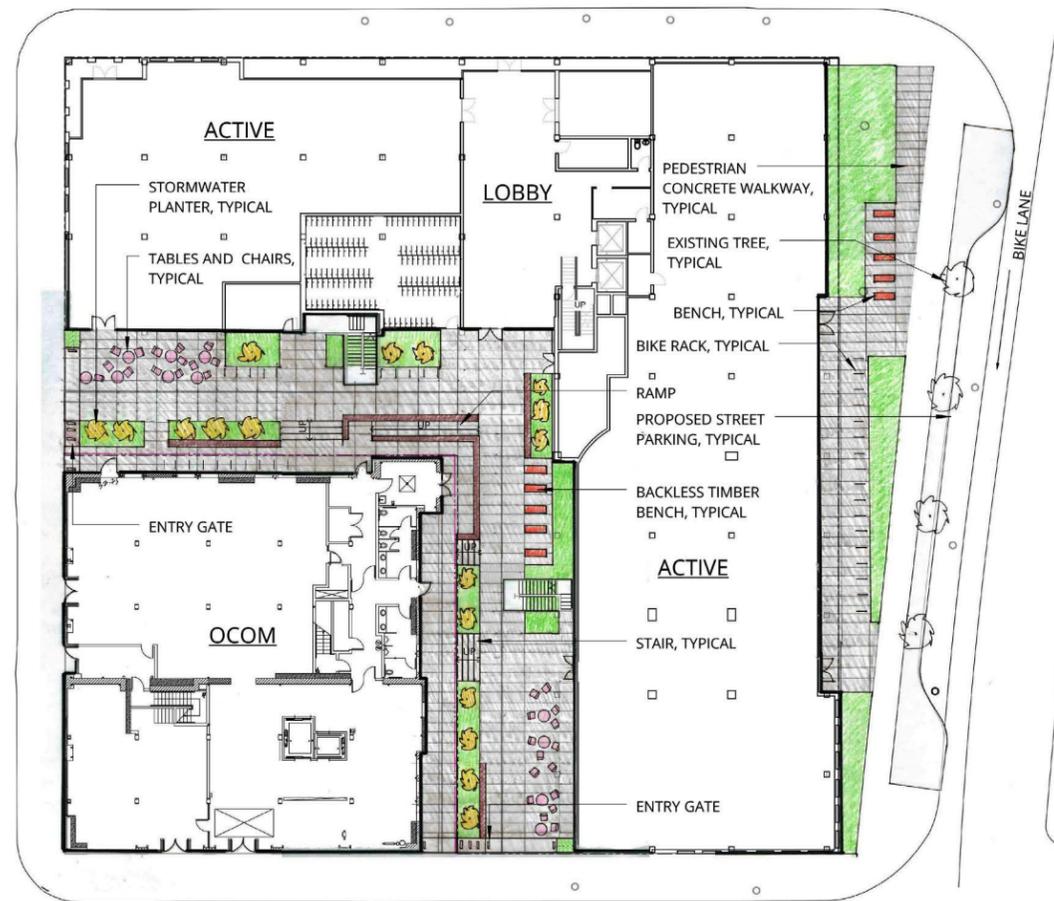
**SITE CONTEXT PHOTOGRAPHS**  
**CITY OVERVIEW FROM SOUTH**



# PROJECT DESIGN DEVELOPMENT HISTORY

## SITING

### Design Advice Request Submission 1



### Design Review Submission



## KEY ELEMENTS OF CHANGE

### Commissioners' Comments:

- Pull planters off building edge along the Naito R.O.W.
- Find a way to integrate cast iron in storage.

### Design Response

- Planters have been set back from the building edge.
- A "cast iron exterior museum" has been created within the R.O.W. along Naito. The museum also continues within the pedestrian alley space.

# PROJECT DESIGN DEVELOPMENT HISTORY

## BUILDING MASSING

Design Advice Request  
Submission 1



Design Advice Request  
Submission 2



Design Review  
Submission



### KEY ELEMENTS OF CHANGE

**Commissioners' Comments:**

- The two story expression at the top of the building is not in keeping with the historic nature of the district.
- The cast iron building vocabulary is that of a continuous building edge at the pedestrian level.
- Develop a bay language that is in keeping with the historic bays within the district and Italianate architecture in general.
- The mottled metal panel at the top of the building calls too much attention to itself.
- The top floor should recess (~10') to lessen its presence.
- The exterior structural bracing is not in keeping with Italianate architecture.
- The continuous canopy at the ground floor creates too hard of a line. Look at breaking this up into sections.

**Design Response:**

- The building is predominantly a five story expression matching the height of the Bickel Block, with a setback 6th floor.
- The building massing is simplified to create continuous urban edge.
- Included a strong bay expression that relates directly to the bay proportion and lengths of the Bickel Block.
- Dark metal panel at top two levels of building has been removed. Level 6 is of a light grey color to recede and not call attention to itself.
- The top floor has been recessed back.
- The expressed structural frame has been removed from throughout the building.
- The canopy at the ground floor has been broken up with larger canopies at the main building entries.

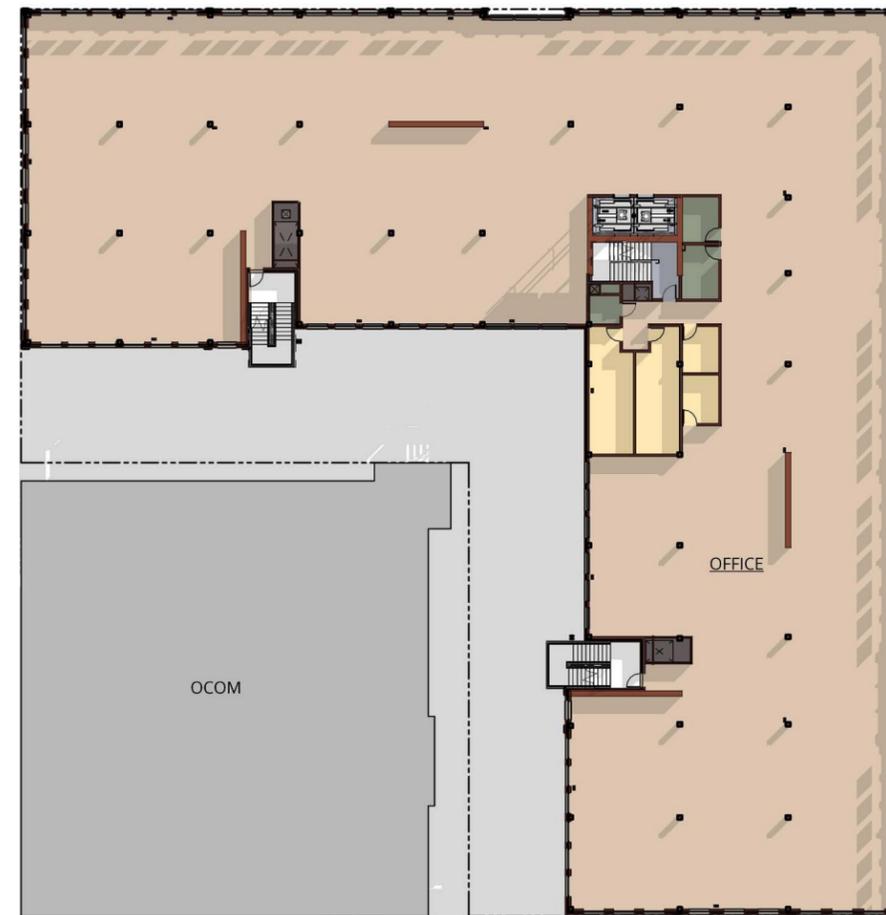
# PROJECT DESIGN DEVELOPMENT HISTORY

## EXTERIOR STAIRS & ALLEY ENTRY

### Design Advice Request Submission 2



### Design Review Submission



### KEY ELEMENTS OF CHANGE

#### Comissioners' Comments:

- The exposed exterior stairs are too prominent and not in keeping with cast iron/Italianate architecture.
- The opening at the pedestrian alley is too large and open. The building line should be continuous along the sidewalk.

#### Design Response:

- Modified the exterior stairs to be 3/4 recessed into the building to lessen their prominence within the alley space.
- Decreased the width of the pedestrian alley entries 5' by widening the building along the sidewalk. The urban building line is maintained through the introduction of a strong gate element at both ends of the pedestrian alley.

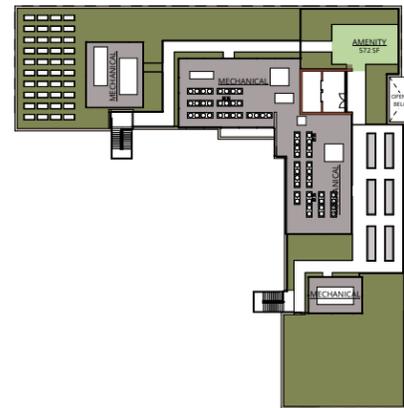
# PROJECT DESIGN DEVELOPMENT HISTORY

## ROOFTOP

### Design Advice Request Submission 2



### Design Review Submission



### KEY ELEMENTS OF CHANGE

#### Commissioners' Comments:

- The mechanical units and screening are too prominent and appear as another level on the building.
- The solar panels should not be visible.
- There was concern about the expanse of the roof garden area and the view deck coming to the edge of the parapet.
- Decrease the elevator overrun as much as possible.
- Decrease the amount and presence of guardrails at the roof.

#### Design Response:

- Reduction of 2 large mechanical screen elements and 2 smaller mechanical screen elements to 1 large mechanical screened element with some stand alone exposed mechanical systems.
- Mechanical screen height reduced by 2'.
- Reduction of large solar array and removal of rooftop raised planter bed garden.
- Reduction of two elevator overrun and vestibule to one overrun and minimum vestibule.
- Guardrails around roof perimeter removed, only occur at top of stairs.
- Rooftop amenity deck is set back 10' from edge of building with edge planters.
- Fall protection railings along egress and as required. These have been set back to minimize their appearance.

# PROJECT DESIGN DEVELOPMENT HISTORY

## WINDOWS

Design Advice Request  
Submission 1



Design Advice Request  
Submission 2



Design Review  
Submission



### KEY ELEMENTS OF CHANGE

#### Commissioners' Comments:

- Sixth floor windows should have a direct relationship to the window ordering of the main part of the building.
- Windows should have Italianate proportions and be double hung.
- The ground floor needs to have layered detailing that gives a rich experience to the pedestrian realm.

#### Commissioners' Comments:

- The sixth floor windows have been modified to have a direct alignment and relationship with all other openings.
- A double hung expression has been incorporated into all windows.
- The ground floor language has incorporated a detailed language of bay expression with multiple layers.

# PROJECT DESIGN DEVELOPMENT HISTORY

## BUILDING MATERIALS

### Design Advice Request Submission 1



### Design Review Submission



### KEY ELEMENTS OF CHANGE

#### Commissioners' Comments:

- The dark brick was not seen as historically compatible within the context of the district.
- There have been concerns about an exposed fastener product, like the Swiss Pearl, especially at the ground floor.
- Wood, as an exterior material, should be used as minimally as possible.

#### Design Response:

- The investigation into a dark brick was tabled in favor of an off white brick material.
- The Swisspearl material with exposed fasteners was changed to a metal panel system with concealed fasteners.
- The wood at the underside of all canopies was changed to only occur at the main entries.

# PROJECT DESIGN DEVELOPMENT HISTORY

## INTERIOR ALLEY ELEVATIONS

Design Advice Request  
Submission 1



Design Advice Request  
Submission 2



Design Review  
Submission



### KEY ELEMENTS OF CHANGE

#### Commissioners' Comments:

- The window arrangement should reflect the rigorous arrangement of the main street facades.
- The dark material in the alley might make the space overly foreboding.
- The use of Swiss Pearl as part of the major building material palette should be avoided.

#### Design Response:

- The windows have been rearranged to reflect the overall look and feel of the main street facades.
- The building material has been changed to a lighter color.
- Swiss Pearl is no longer in the project. Stucco has been introduced within the alley as a major building material.

CONCEPT

RENDERING / AERIAL VIEW LOOKING SOUTHWEST



CONCEPT

RENDERING / STREET VIEW LOOKING NORTHWEST



CONCEPT

RENDERING / NW DAVIS AND NW NAITO PARKWAY



CONCEPT

RENDERING / NW DAVIS AND NW NAITO PARKWAY AT NIGHT



CONCEPT

RENDERING / THE CAST IRON GROVE



CONCEPT

RENDERING / THE CAST IRON GROVE AT NIGHT



CONCEPT

RENDERING / UNIVERSITY OF OREGON MAIN ENTRY ALONG NAITO



CONCEPT

RENDERING / OFFICE & RESIDENTIAL MAIN ENTRY ALONG DAVIS



CONCEPT

RENDERING / LOOKING WEST ALONG 1ST TO MAX LINE



CONCEPT

RENDERING / PEDESTRIAN ALLEY ENTRY FROM 1ST



CONCEPT

RENDERING / PEDESTRIAN ALLEY ENTRY ALONG COUCH (OPEN)



CONCEPT

RENDERING / PEDESTRIAN ALLEY ENTRY ALONG COUCH (CLOSED)

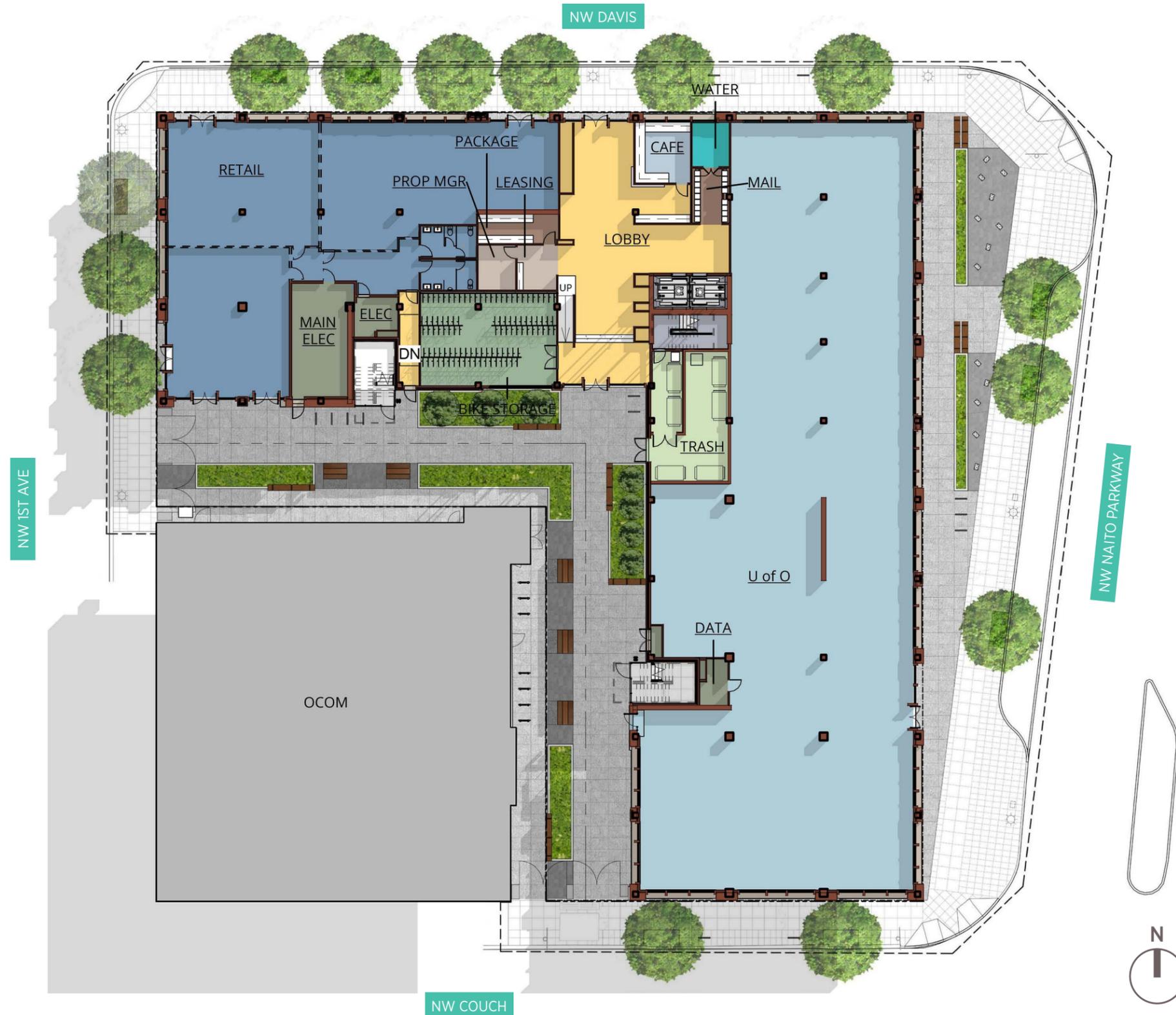


CONCEPT

RENDERING / PEDESTRIAN ALLEY LOOKING NORTH FROM COUCH



**CONCEPT**  
**GROUND FLOOR PLAN**



**SITE DESCRIPTION**

Located in the heart of the historic Old town/Chinatown neighborhood, the site has a rich history. The original building on the site was built in the late 1800s as the headquarters for the Northern Pacific Railroad and Oregon Railway and Navigation Company. The original cast iron building was demolished in the 1930's, and the site is now currently being used as a surface parking lot. This three-quarter block site of Block 8 has been the focus of many studies in the past ten years. The project proposes a vibrant, healthy, sustainable, mixed-use community

that will contain ground floor active use including the flexibility for a dining establishment, three floors of office, and two floors of workforce housing. The housing will consist of approximately 70 units of workforce housing averaging 440 net square feet per unit. The office is designed to attract creative professionals, by creating a flexible, dynamic office space. In addition to a building lobby and support spaces, a pedestrian alley is proposed to activate the ground floor uses.

**CENTRAL CITY PLAN DISTRICT**  
**DEVELOPMENT STANDARDS: CHAPTER 33.510**

**33.510.200 FLOOR AREA RATIO**

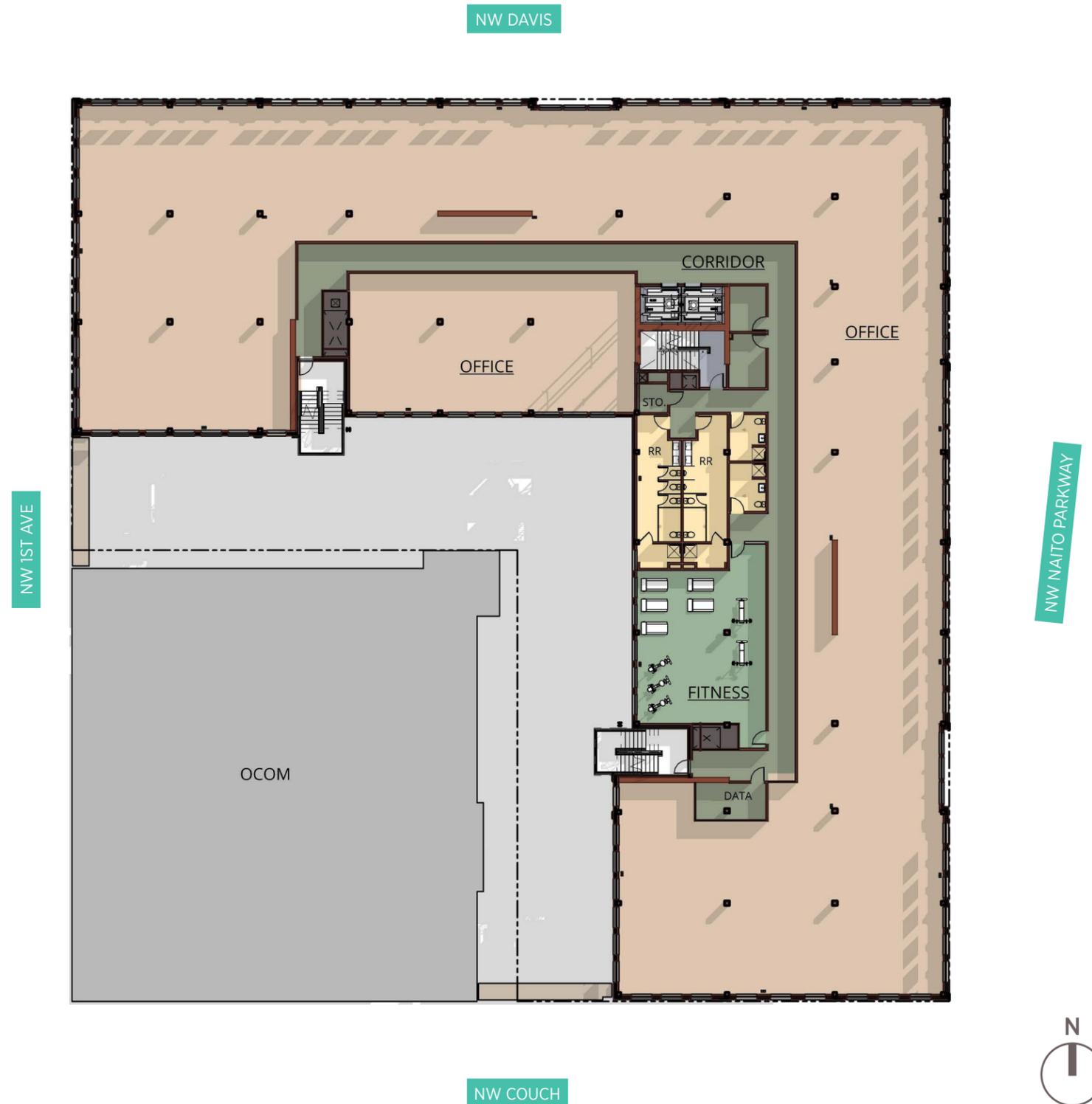
- **Map 510-2 indicates a Maximum FAR of 4:1**
- **33.510.210.C1.2 Residential Bonus Option:** For each square foot of floor area developed and committed as housing, a bonus of 1 square foot of additional floor area is earned, up to an additional floor area ratio of 2:1.

**PROPOSED**

Site area = 29,100 sf  
 Maximum FAR of 4:1 = 116,400 sf  
 With residential bonus option of FAR 2:1 add 58,200 sf  
 Resulting in available FAR of 6:1 = 174,600 sf  
 Proposed building area = 130,878 sf < 174,600 sf available

**CONCEPT**

**LEVEL 02 FLOOR PLAN**



<b>SITE AREA</b>	29,100 sf
<b>FAR OF 4:1</b>	116,400 sf
WITH RESIDENTIAL BONUS OPTION OF FAR 2:1 ADD	58,200 sf
<b>RESULTING IN AVAILABLE FAR OF 6:1</b>	<b>174,600 sf</b>

<b>FLOORS 1-4</b>	
GROUND FLOOR	21,859 sf
SECOND FLOOR	22,915 sf
THIRD FLOOR	22,915 sf
FOURTH FLOOR	22,915 sf
<b>TOTAL FLOORS 1-4</b>	<b>90,604 sf</b>

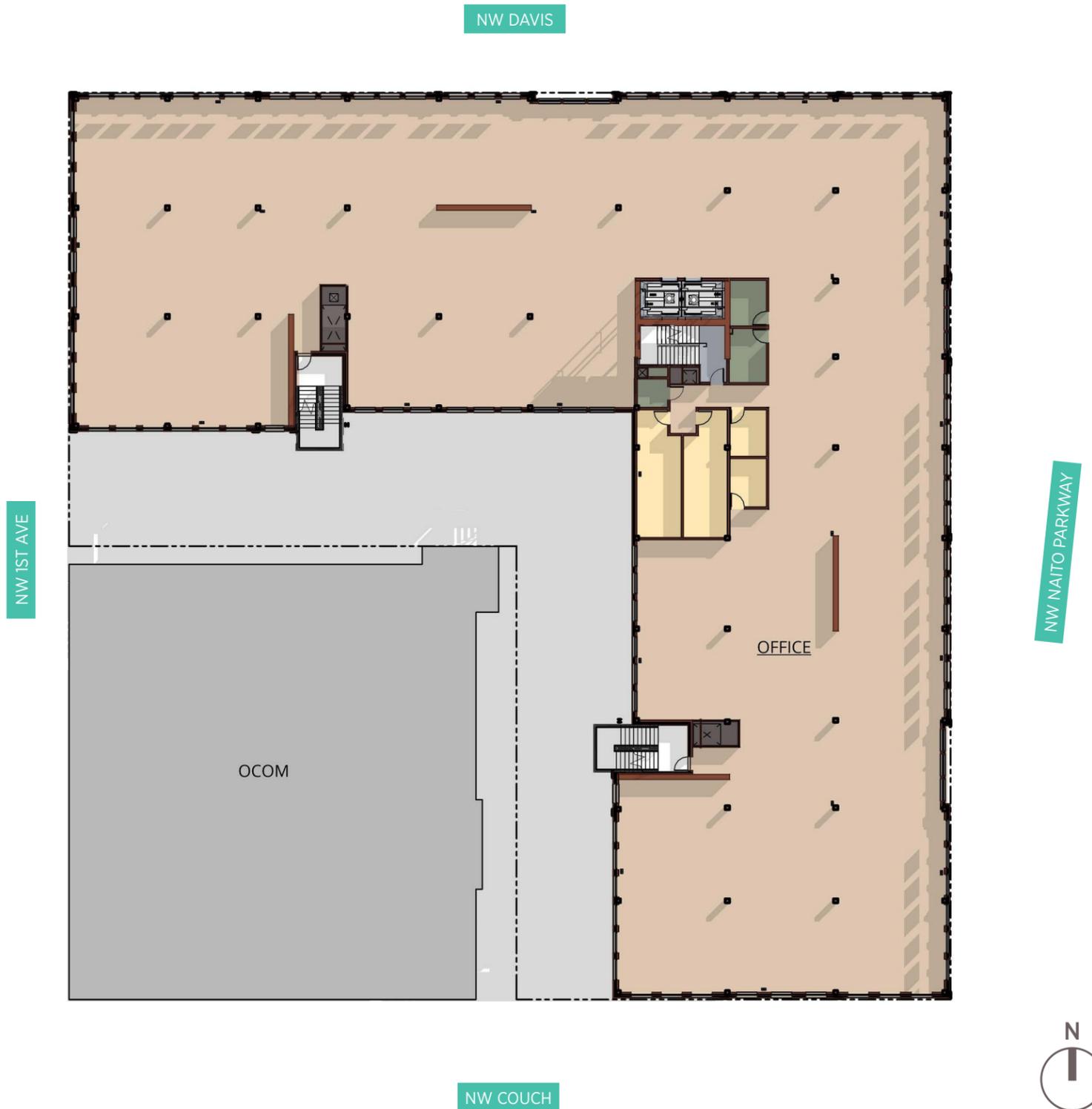
<b>RESIDENTIAL FLOORS</b>	
FIFTH FLOOR	22,915 sf
SIXTH FLOOR	16,867 sf
<b>TOTAL RESIDENTIAL FLOORS 5-6</b>	<b>39,782 sf</b>

**TOTAL** **130,386 sf**

**PROPOSED BUILDING AREA = 130,386 sf < 174,600 sf AVAILABLE**

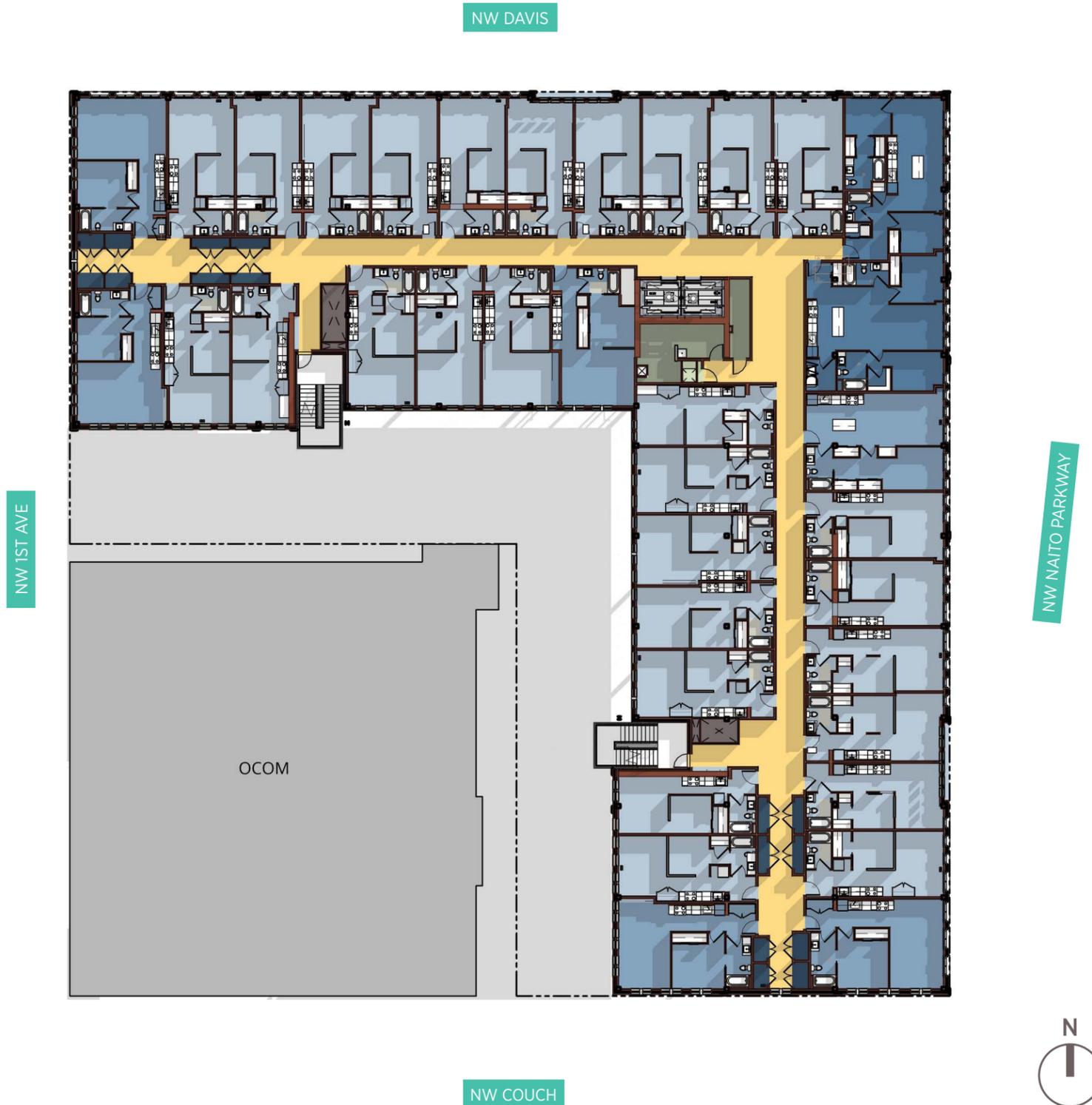
CONCEPT

LEVELS 03-04 FLOOR PLAN



CONCEPT

LEVEL 05 FLOOR PLAN

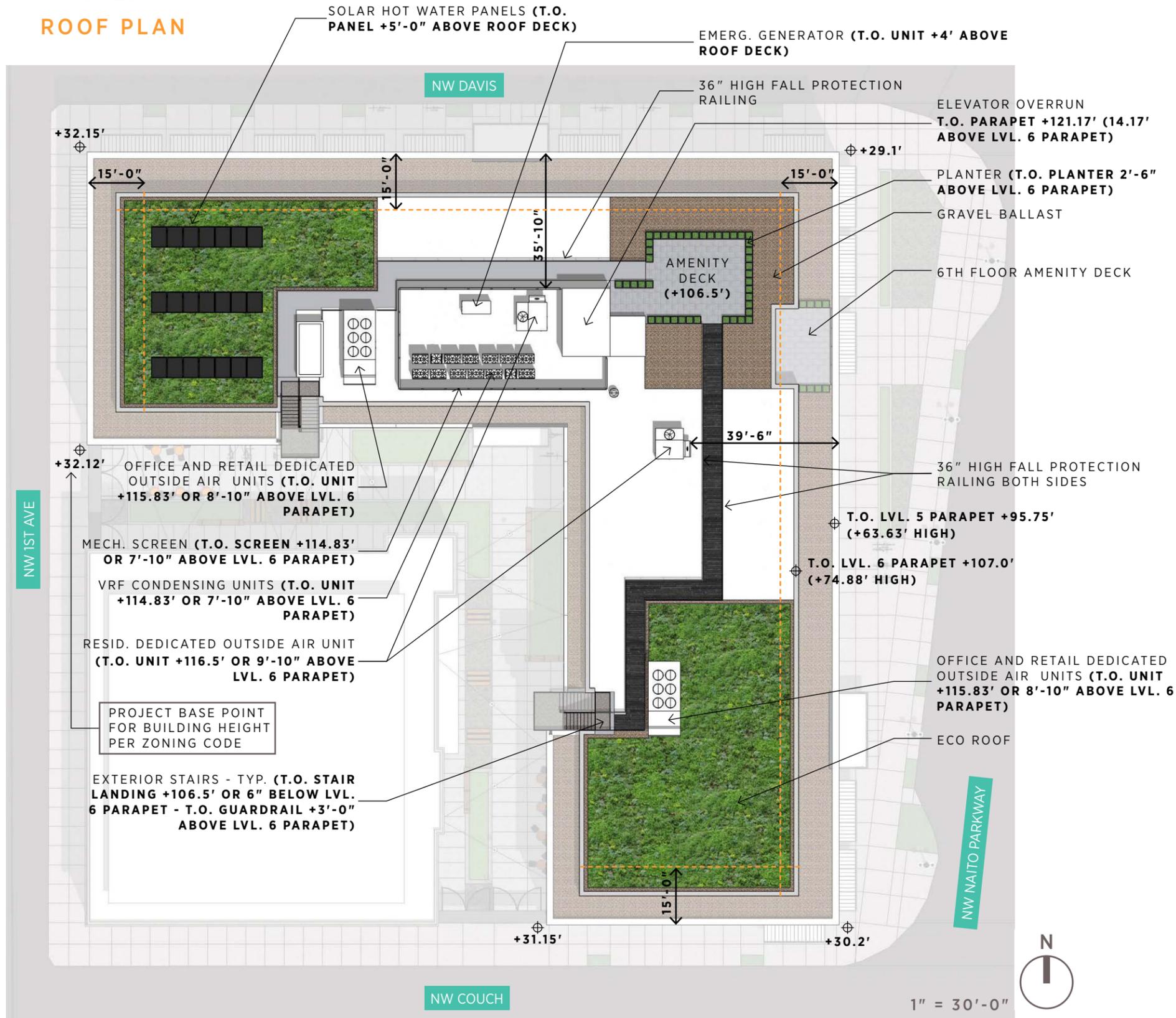


CONCEPT

LEVEL 06 FLOOR PLAN



**CONCEPT**  
**ROOF PLAN**



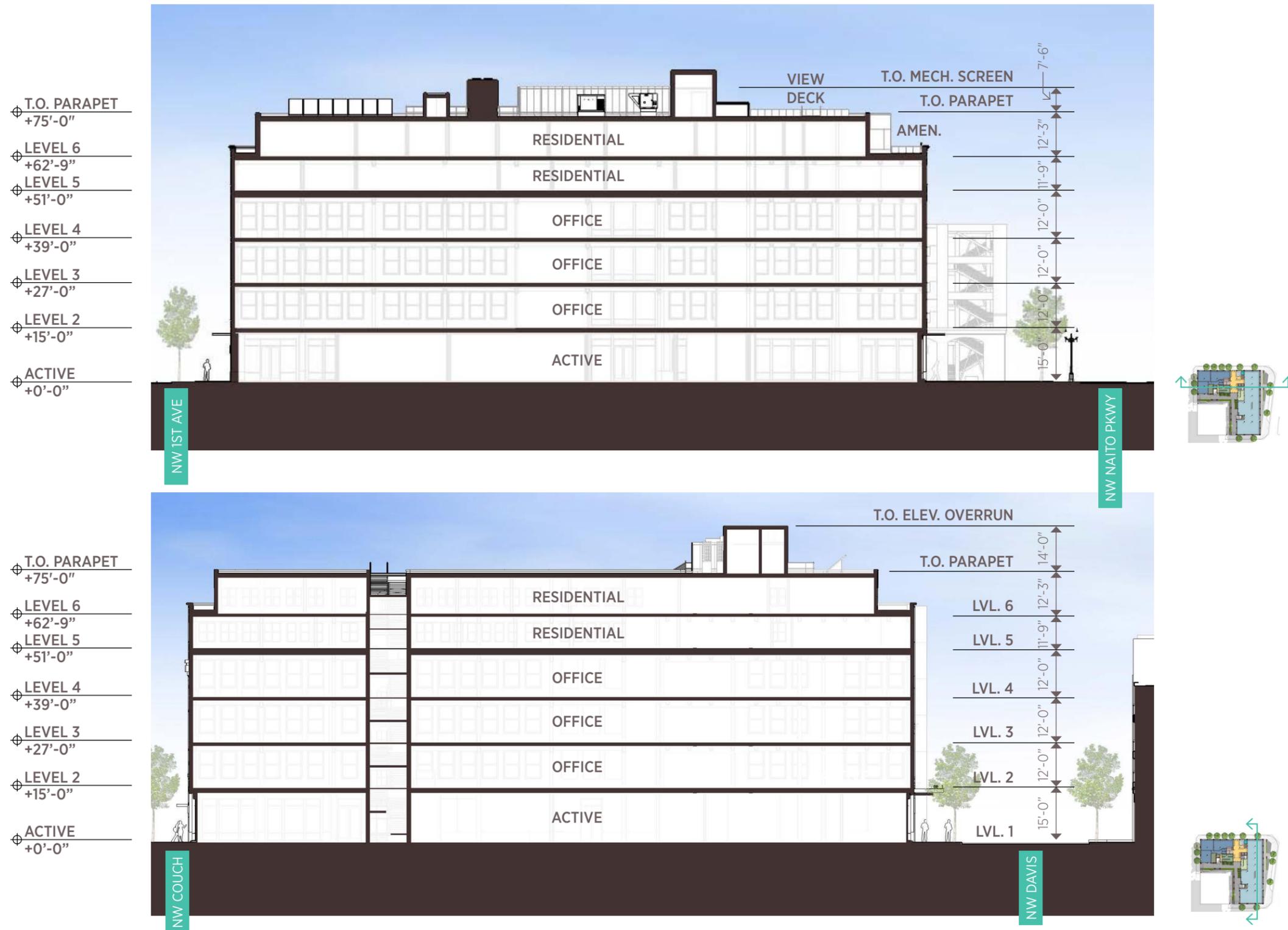
<b>GROSS ROOF AREA</b> (6TH FLOOR ROOF ONLY)	16,787 sf
<b>ALLOWABLE MECHANICAL AREA</b> (10% OF ROOF)	1,679 sf
<b>TOTAL AREA OF MECHANICAL UNITS ONLY</b> % OF GROSS ROOF AREA	<b>1,047 sf*</b> <b>6%</b>
<b>TOTAL AREA OF MECH. UNITS + SCREENED AREAS + STAIR LANDINGS</b> % OF GROSS ROOF AREA	<b>2,169 sf*</b> <b>13%</b>

\* this includes the area of a potential future restaurant tenant kitchen MUA unit.

**TITLE 33 COMMERCIAL ZONES CHAPTER 33.130**  
**33.130.210B HEIGHT STANDARD**

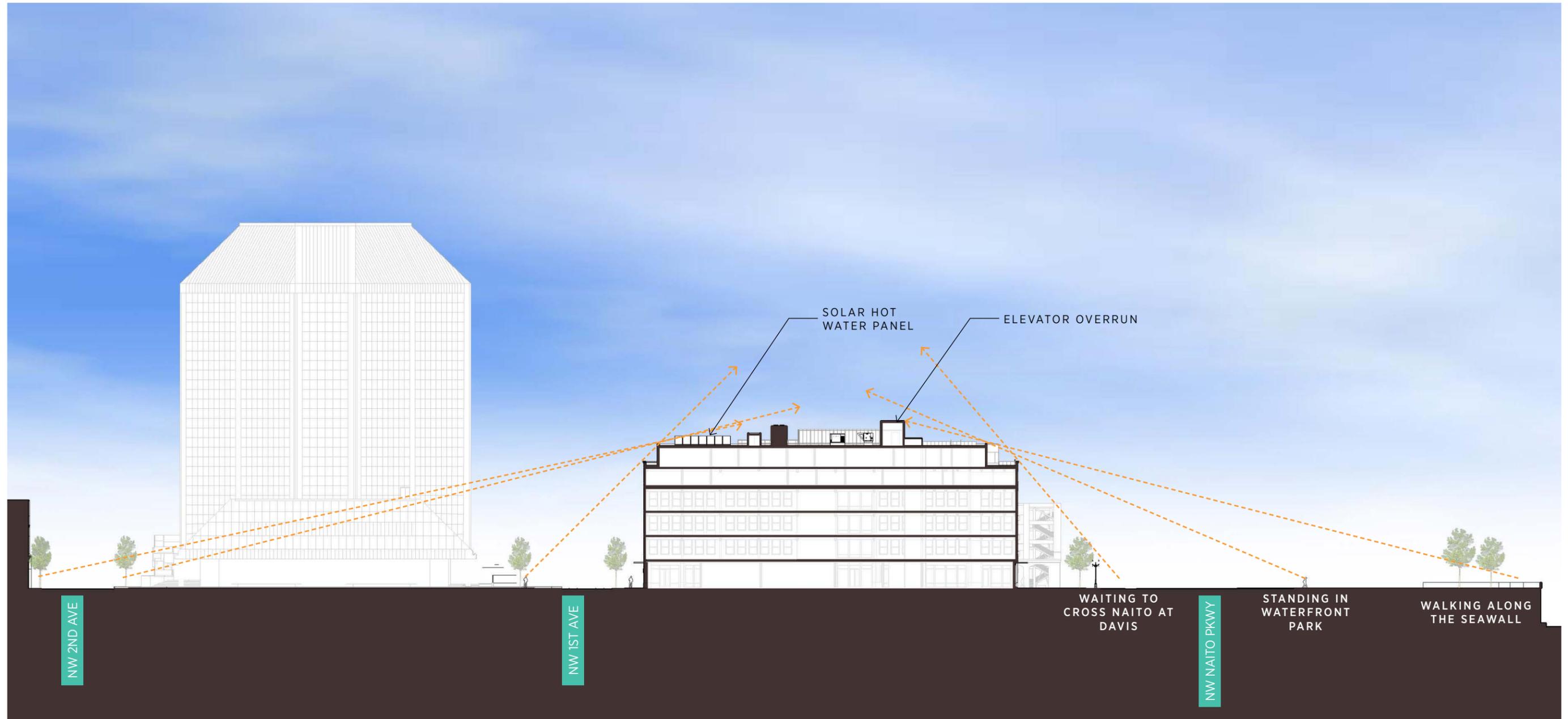
- 1. Projections allowed.** Chimneys, flag poles, satellite receiving dishes, and other items similar with a width, depth, or diameter of 5 feet or less may rise 10 feet above the height limit, or 5 feet above the highest point of the roof, whichever is greater. If they are greater than 5 feet in width, depth, or diameter, they are subject to the height limit.
- 2. Roof top access and mechanical equipment.** All rooftop mechanical equipment and enclosures of stairwells that provide rooftop access must be set back at least 15 feet from all roof edges that are parallel to street lot lines. Rooftop elevator mechanical equipment may extend up to 16 feet above the height limit. Stairwell enclosures, and other rooftop mechanical equipment which cumulatively covers no more than 10 percent of the roof area may extend 10 feet above the height limit.

**CONCEPT**  
**BUILDING SECTIONS**



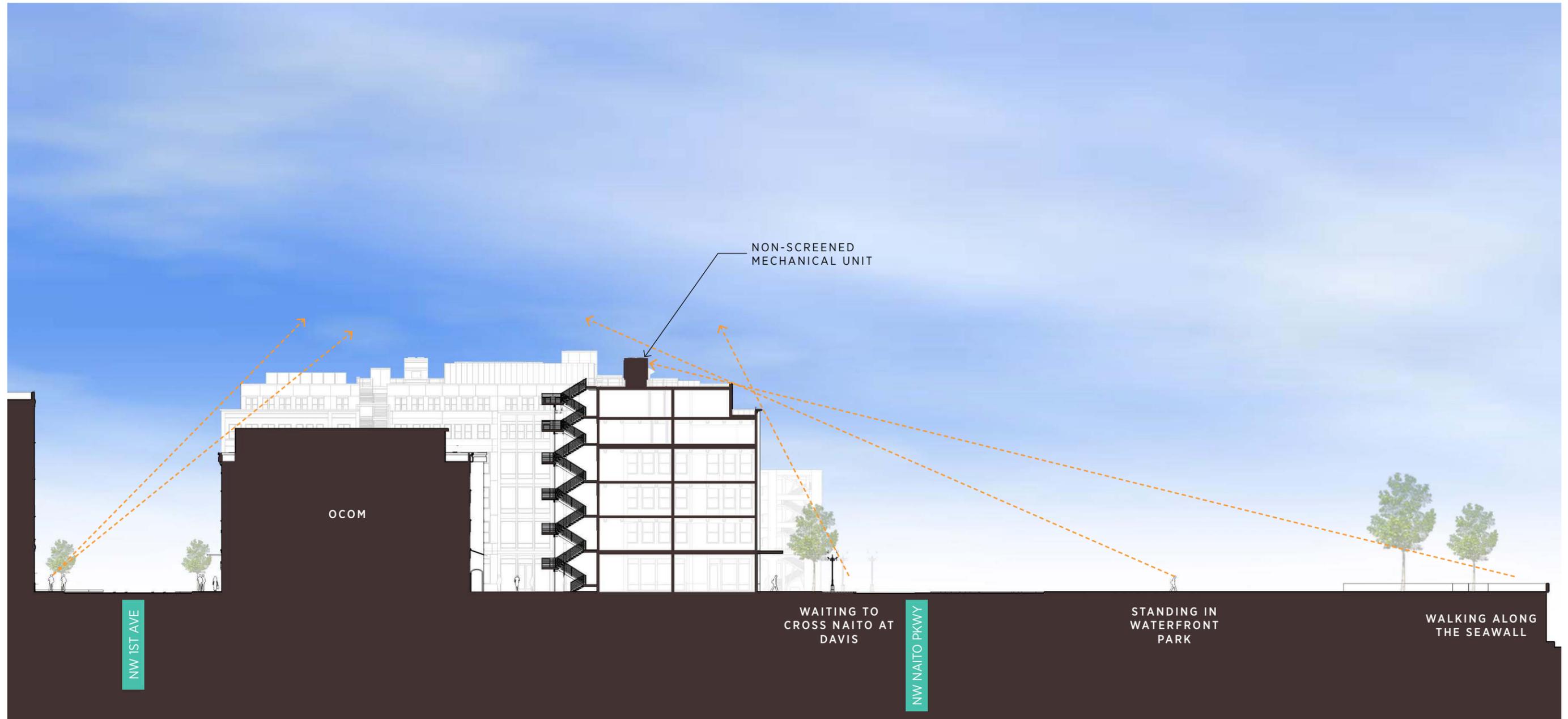
CONCEPT

BUILDING SECTION - EAST/WEST - VIEW ANGLES



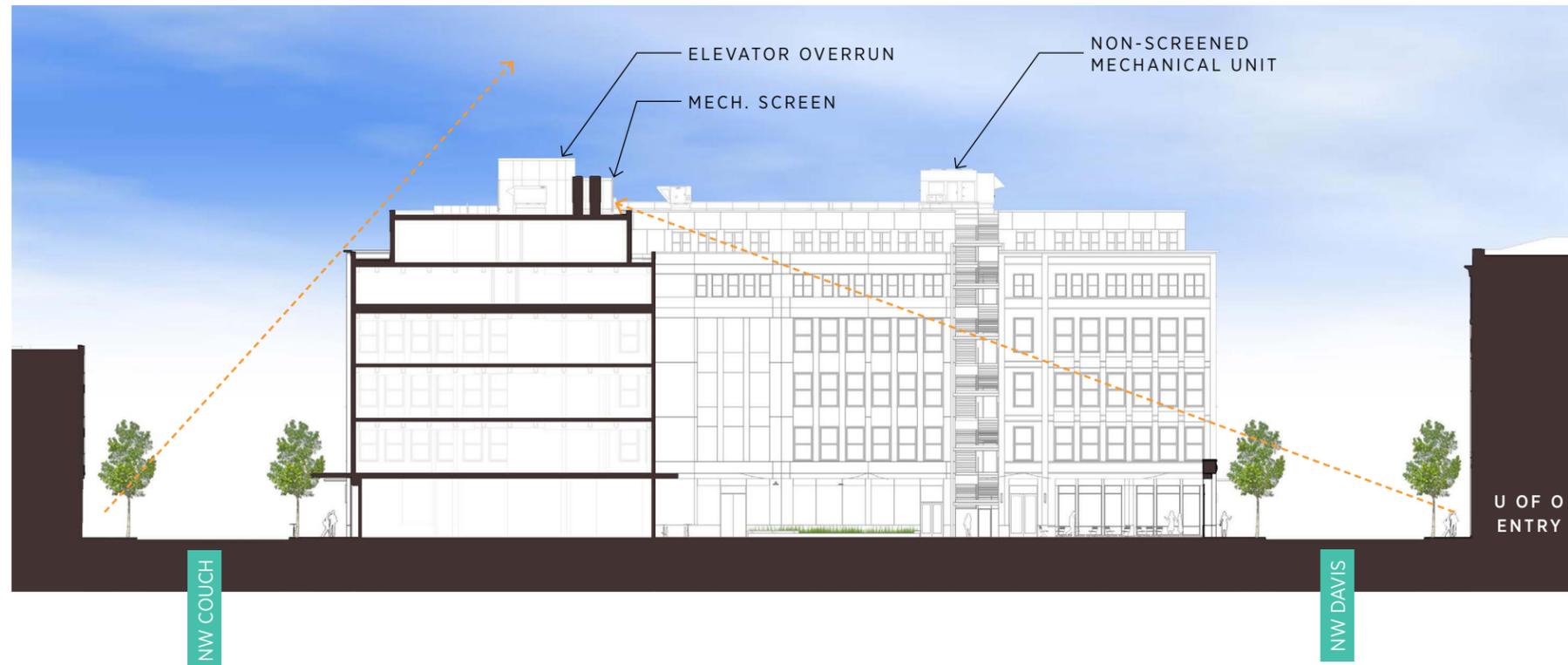
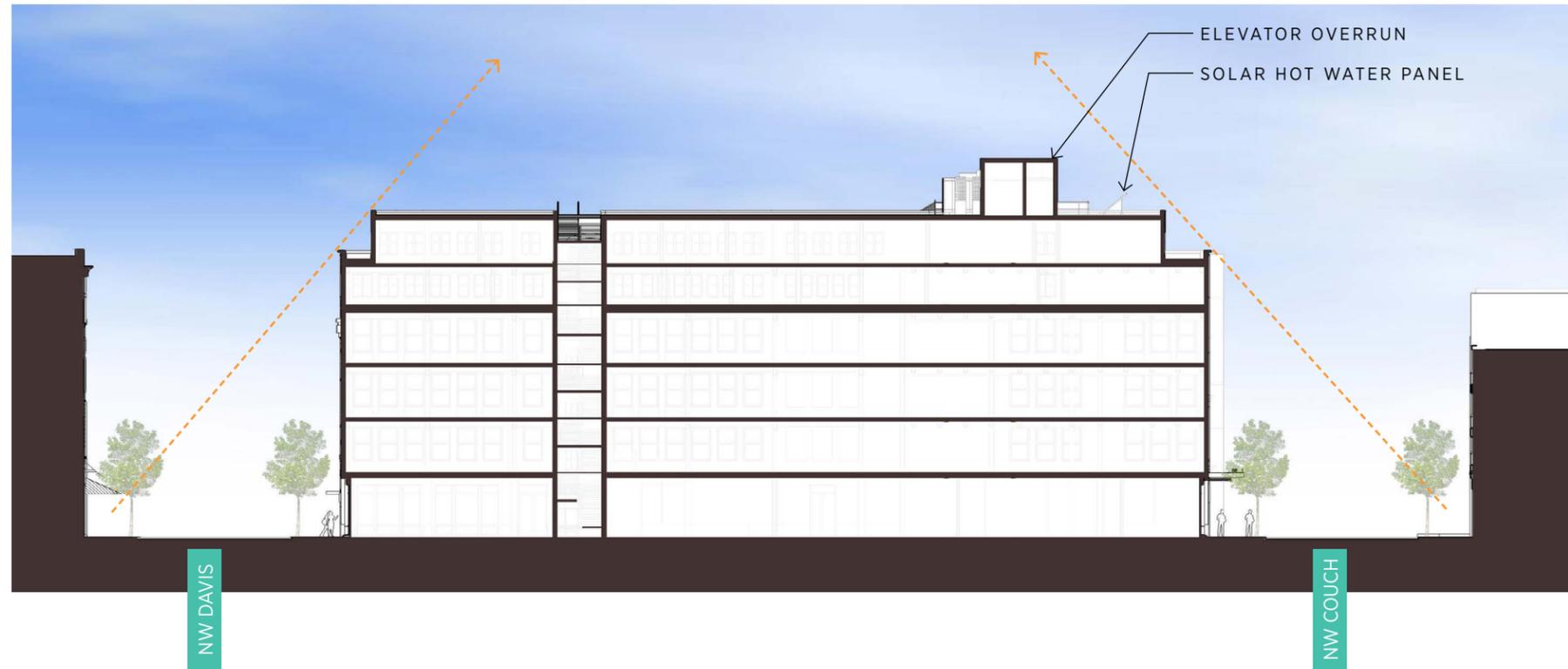
CONCEPT

BUILDING SECTION - EAST/WEST - VIEW ANGLES



CONCEPT

BUILDING SECTION - NORTH/SOUTH - VIEW ANGLES



**CONCEPT**

**EAST ELEVATION IN CONTEXT AT NW NAITO PARKWAY**



CONCEPT

EAST ELEVATION AT NW NAITO PARKWAY



**CONCEPT**

**NORTH ELEVATION IN CONTEXT AT NW DAVIS**



CONCEPT

NORTH ELEVATION AT NW DAVIS



**CONCEPT**

**WEST ELEVATION IN CONTEXT AT NW 1ST AVE.**



CONCEPT

WEST ELEVATION AT NW 1ST AVE.



CONCEPT

WEST ELEVATION IN CONTEXT AT PEDESTRIAN ALLEY



CONCEPT

WEST ELEVATION AT PEDESTRIAN ALLEY



**CONCEPT**

**SOUTH ELEVATION IN CONTEXT AT NW COUCH**



CONCEPT

SOUTH ELEVATION AT NW COUCH



CONCEPT

SOUTH ELEVATION IN CONTEXT AT PEDESTRIAN ALLEY



CONCEPT

SOUTH ELEVATION AT PEDESTRIAN ALLEY



**CONCEPT**  
**MATERIALS**



BRICK VENEER:  
MUTUAL MATERIALS - ASPEN



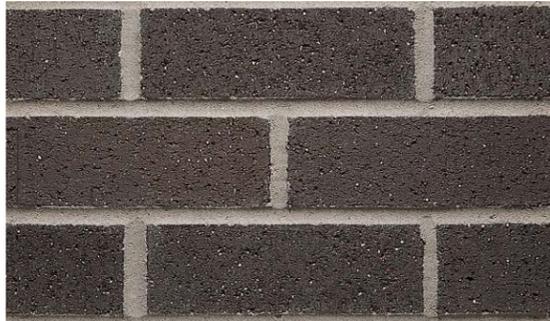
CONCRETE BASE



FIBERGLASS WINDOW:  
BLACK



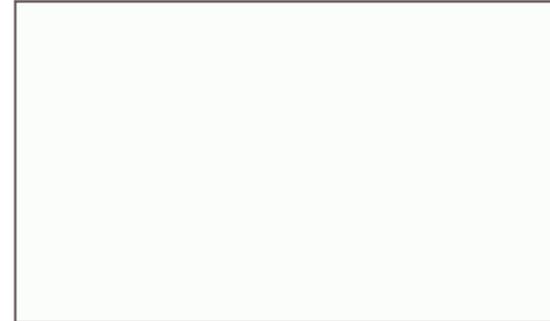
COLOR 1:  
PAINTED METAL WINDOW FLASHING - DARK BRONZE



BRICK VENEER:  
MUTUAL MATERIALS - EBONY



TONGUE AND GROOVE AT UNDERSIDE OF CANOPIES



FIBERGLASS WINDOWS:  
WHITE



COLOR 2:  
PAINTED METAL AT MAIN CANOPY AND SHADOW  
LINE AT CORNICE - BLACK



METAL PANEL SYSTEM - COLOR 1:  
CITADEL - SERIES F: BONE WHITE



METAL PANEL SYSTEM - COLOR 2:  
CITADEL - SERIES F: EBONY



FIBER CEMENT SIDING:  
JAMES HARDIE - COBBLESTONE JH40-10



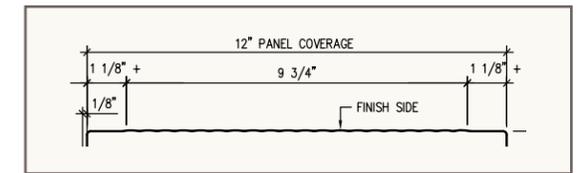
COLOR 3:  
RUST



STUCCO - COLOR 1:  
PEARL WHITE



STUCCO - COLOR 2:  
LONDON FOG



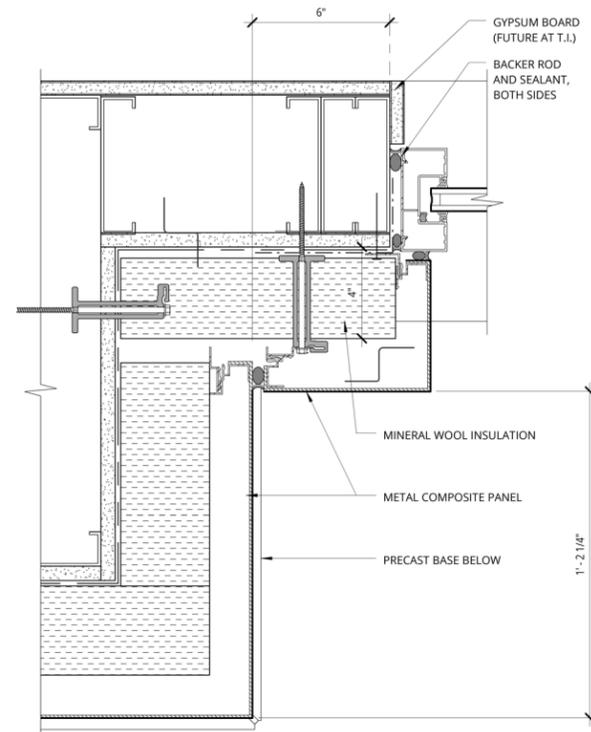
MECHANICAL SCREEN PANEL:  
ASCOT WHITE

**CONCEPT**

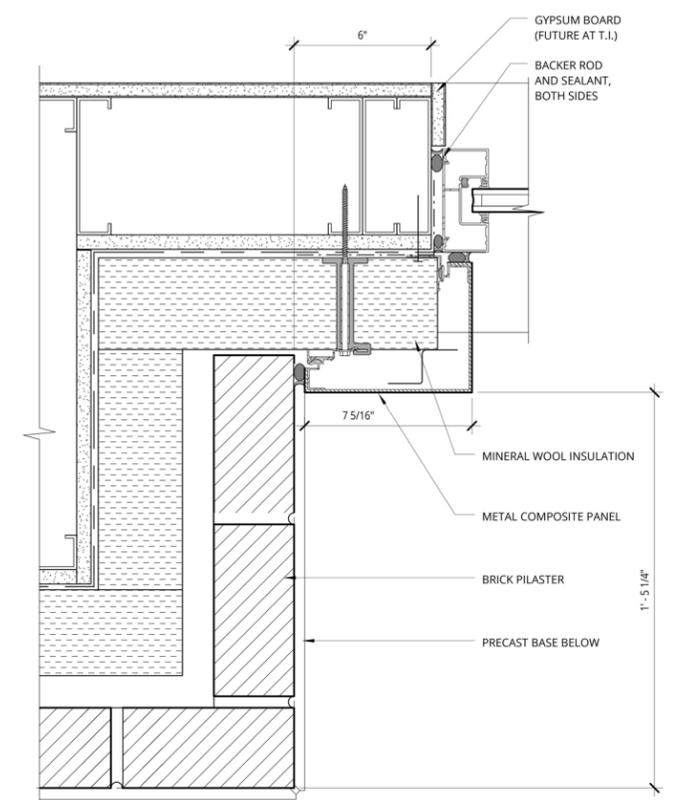
**ENLARGED ELEVATIONS / TYPICAL DETAILS**



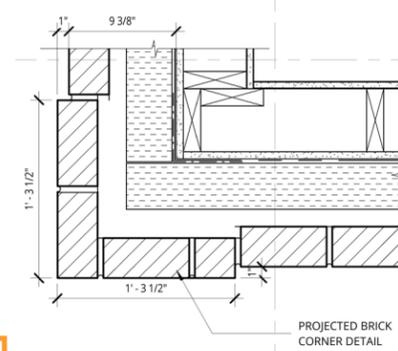
- ← DARK GREY FLASHING CAP
- ← FIBER CEMENT SIDING
- ← FIBERGLASS WINDOW - WHITE
- ← METAL COPING - BONE WHITE
- ← BRICK - ASPEN
- ← FIBERGLASS WINDOW - BLACK (TYP. LVLS 2-5)
- ← METAL PANEL SYSTEM - BONE WHITE
- ← 4' WALL SCONCE
- ← 2' WALL SCONCE
- ← CONCRETE BASE



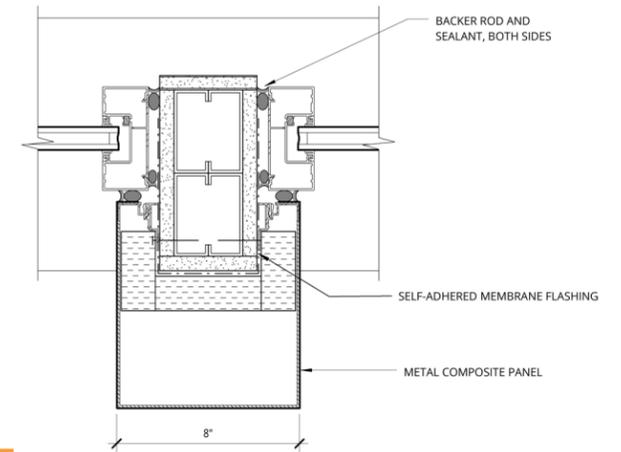
**1** STOREFRONT METAL PANEL JAMB



**3** STOREFRONT BRICK JAMB



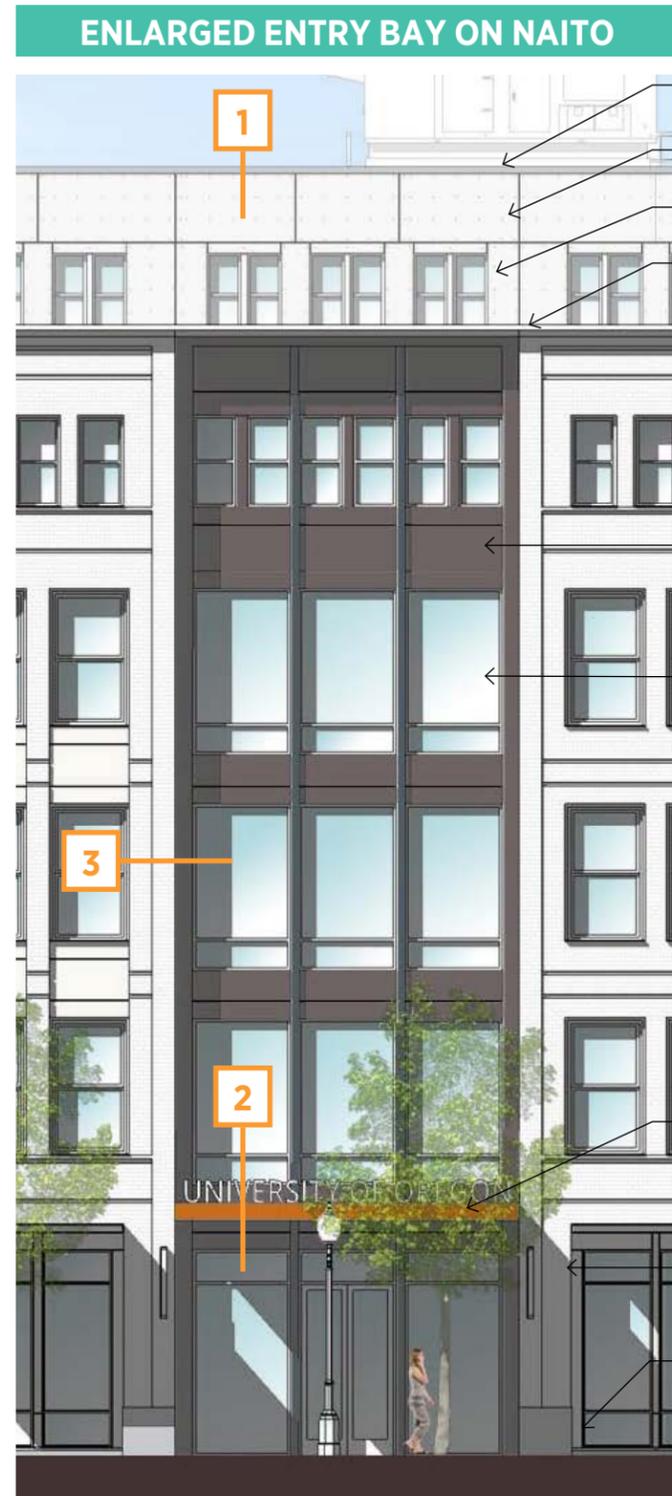
**2** TYPICAL BRICK CORNER



**4** STOREFRONT INTERMEDIATE JAMB

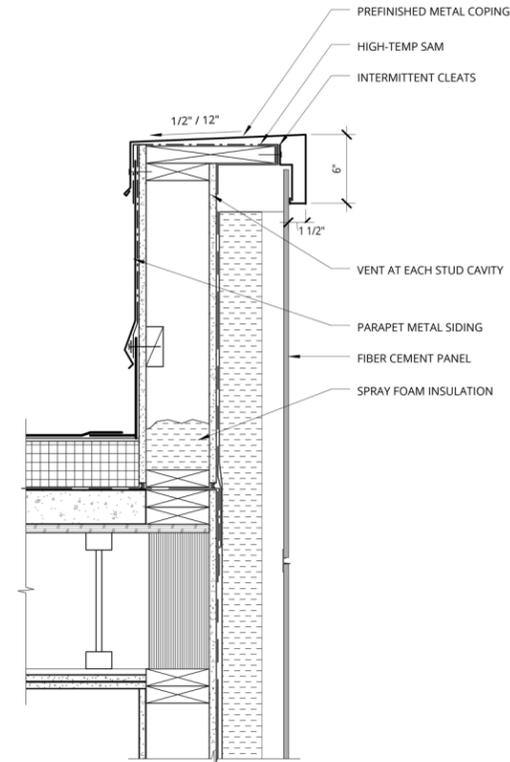
**CONCEPT**

**ENLARGED ELEVATIONS / TYPICAL DETAILS**

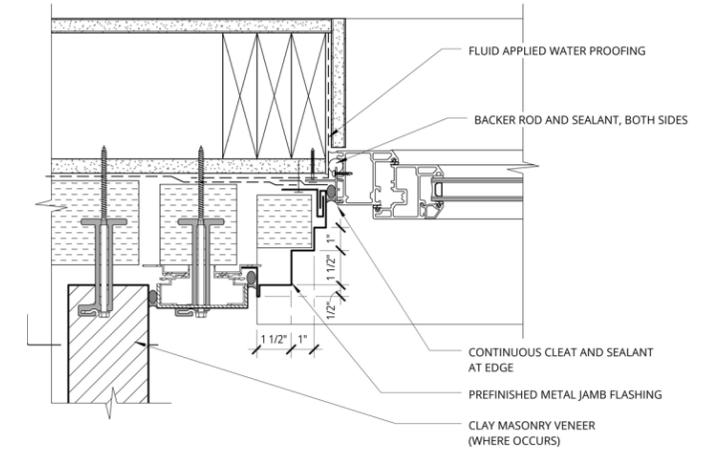


**ENLARGED ENTRY BAY ON NAITO**

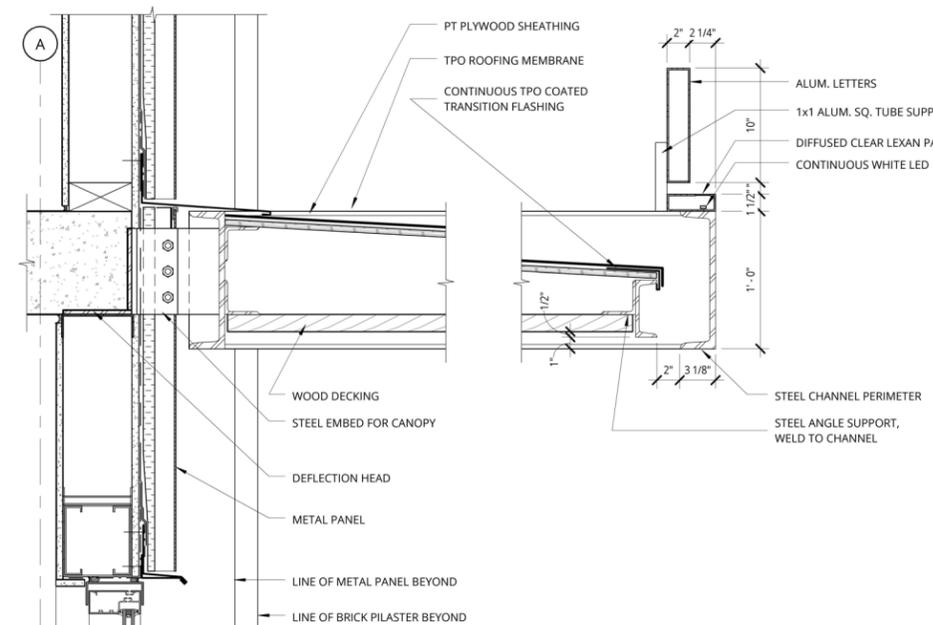
- 1 DARK GREY FLASHING CAP
- FIBER CEMENT SIDING
- FIBERGLASS WINDOW - WHITE
- METAL COPING - BONE WHITE
- METAL PANEL SYSTEM - EBONY
- WINDOW WALL SYSTEM - BLACK
- 2 STEEL ENTRY CANOPY
- 4' WALL SCONCE
- CONCRETE BASE
- 3



**1 FIBER CEMENT PANEL PARAPET**



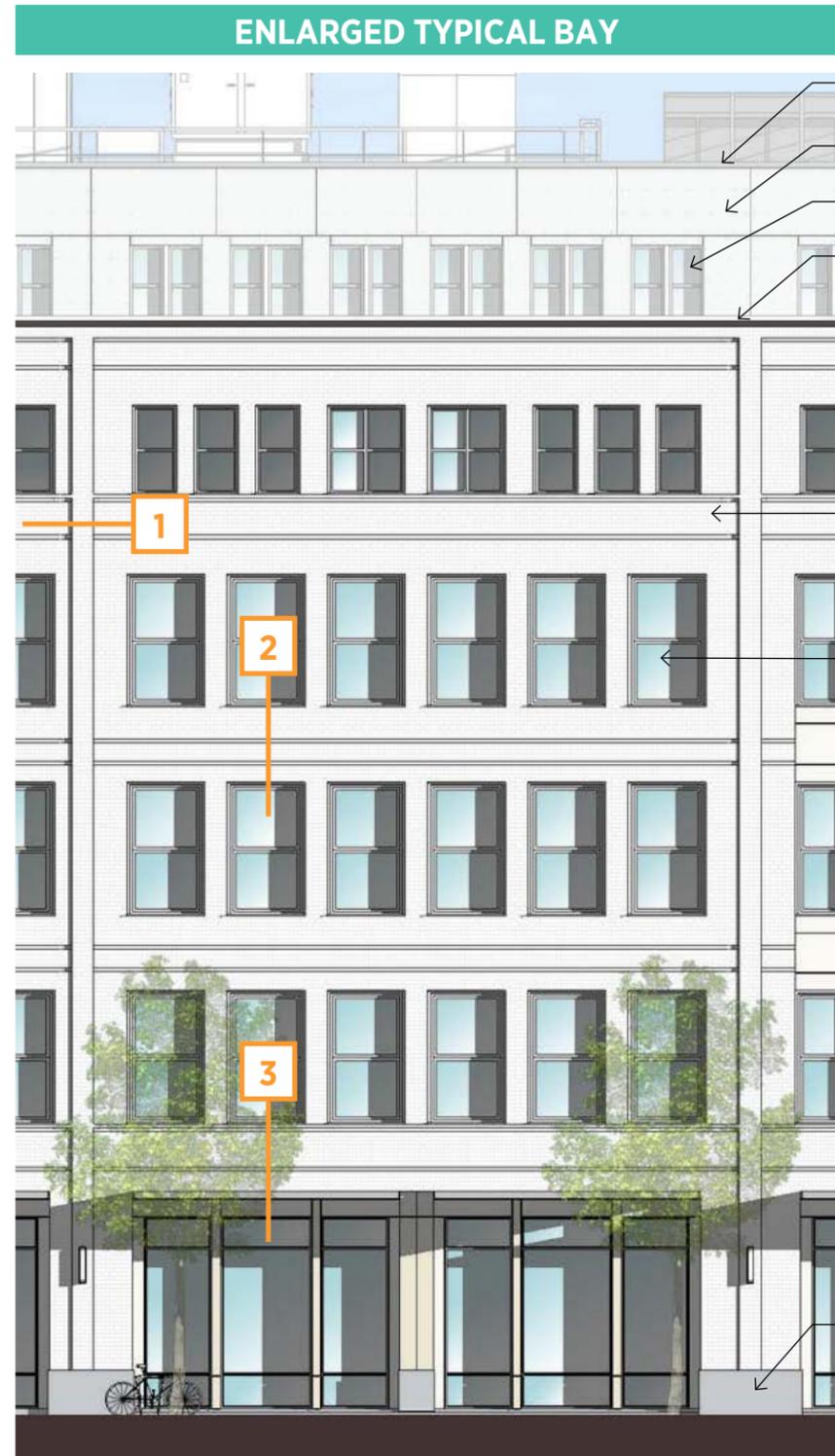
**3 METAL PANEL WINDOW JAMB**



**2 ENTRY CANOPY SECTION**

**CONCEPT**

**ENLARGED ELEVATIONS / TYPICAL DETAILS**



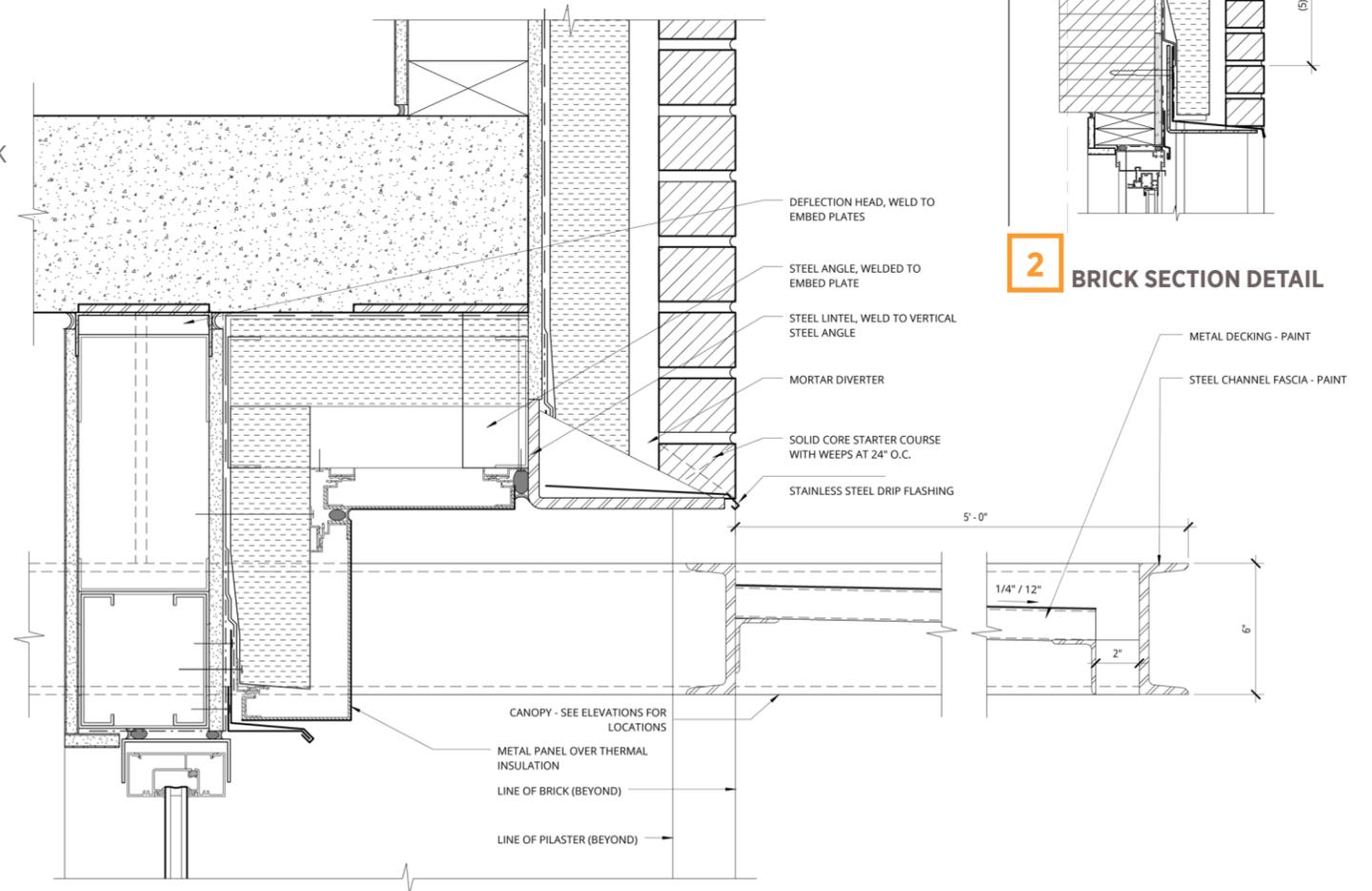
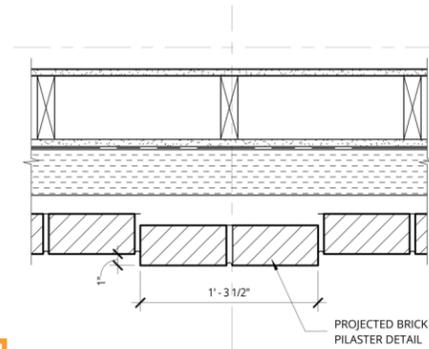
**ENLARGED TYPICAL BAY**

- DARK GREY FLASHING CAP
- FIBER CEMENT SIDING
- FIBERGLASS WINDOW - WHITE
- METAL COPING - BONE WHITE

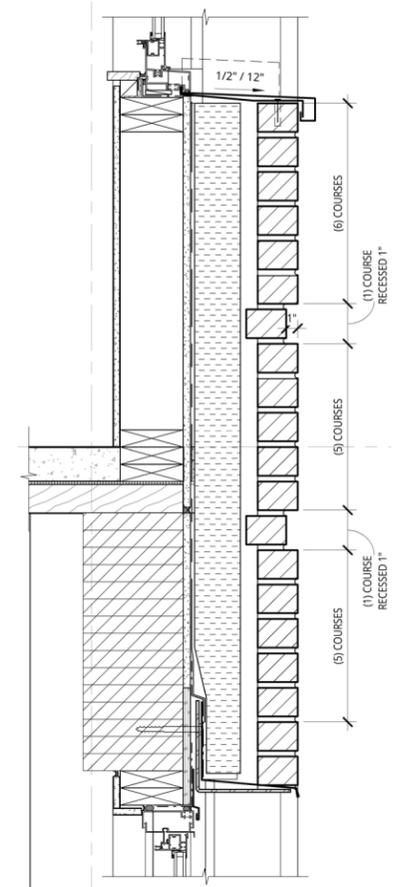
- BRICK - ASPEN
- FIBERGLASS WINDOW - BLACK (TYP. LVLS 2-5)

— CONCRETE BASE

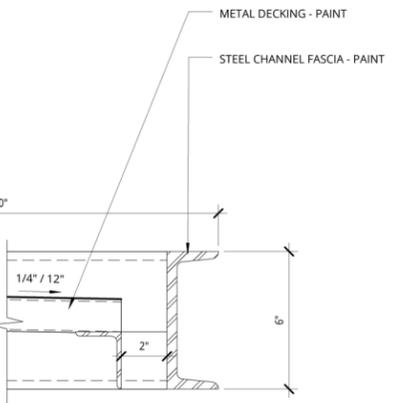
**1 BRICK PILASTER PLAN**



**3 TYPICAL CANOPY SECTION**



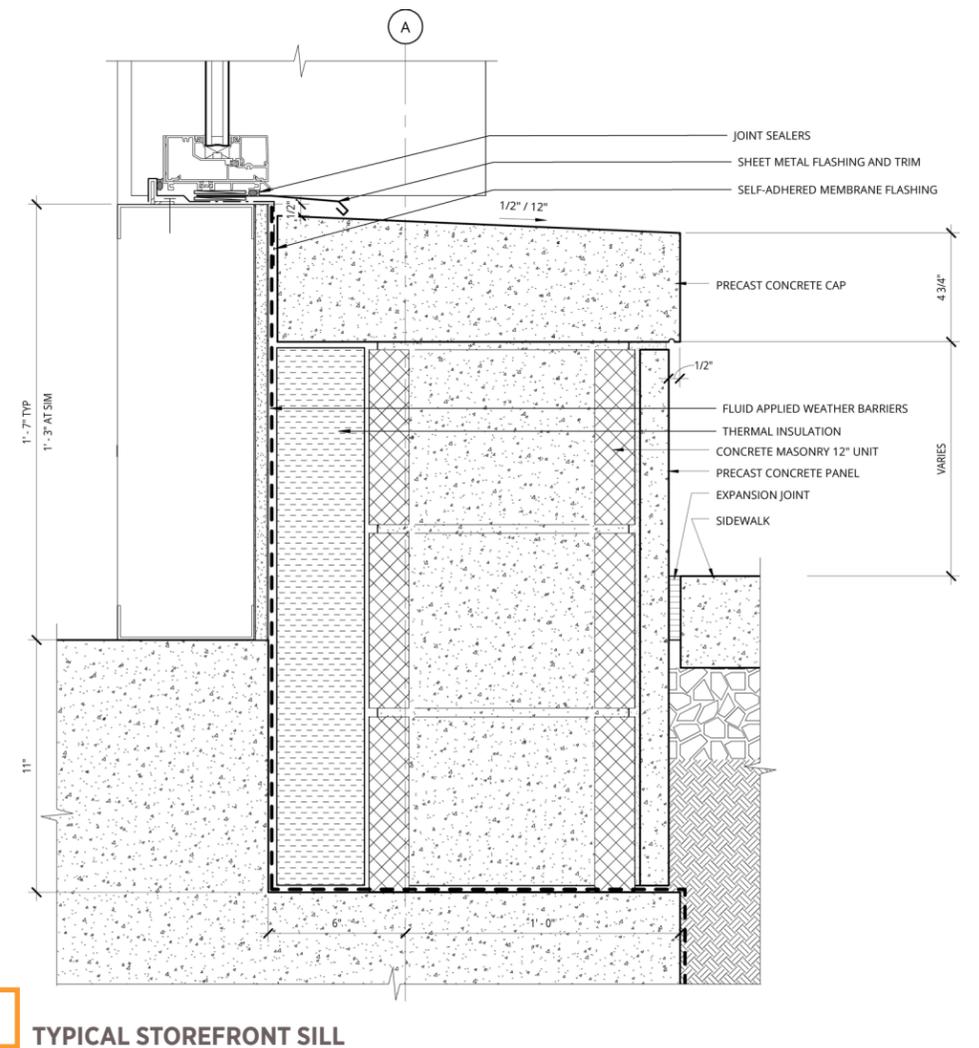
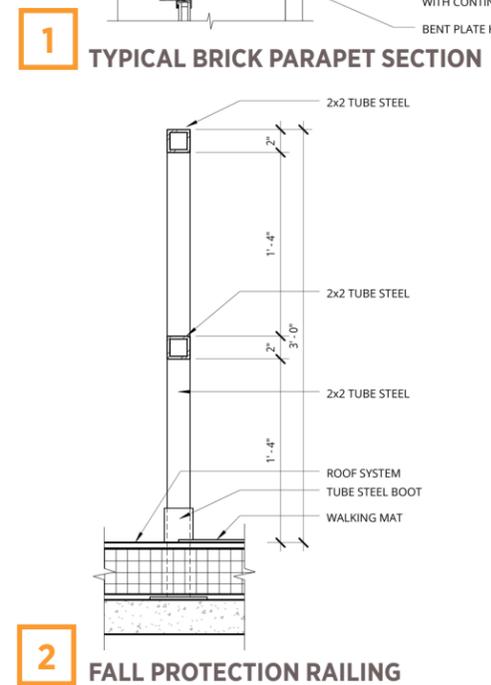
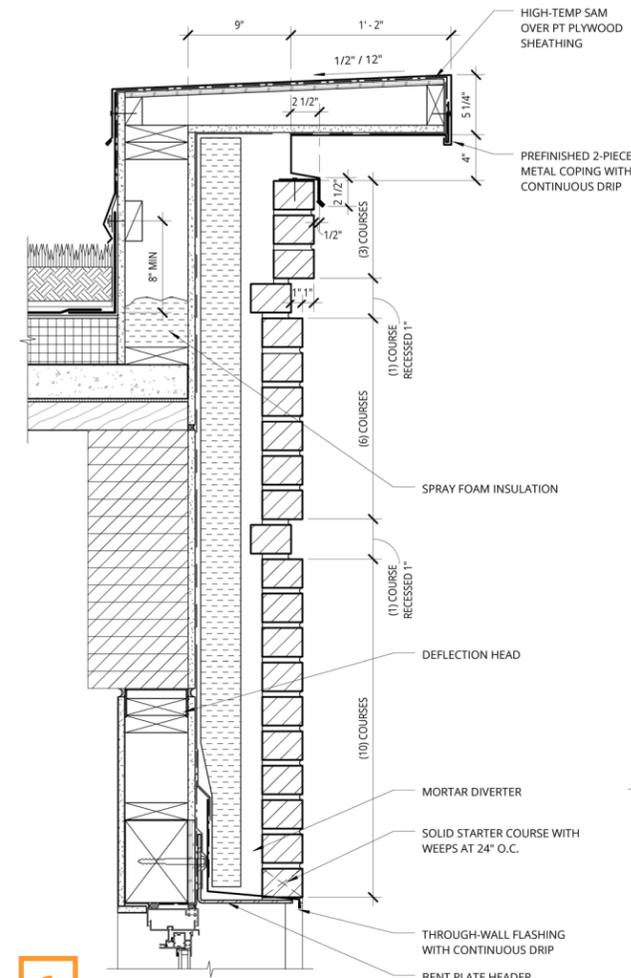
**2 BRICK SECTION DETAIL**



# CONCEPT

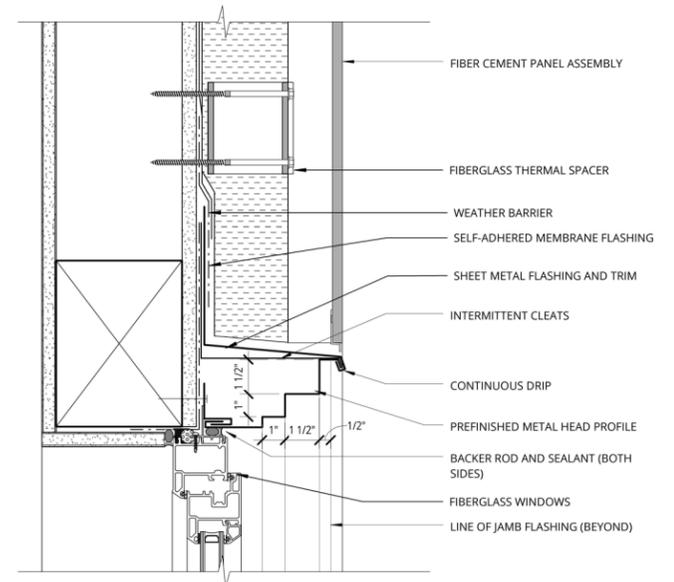
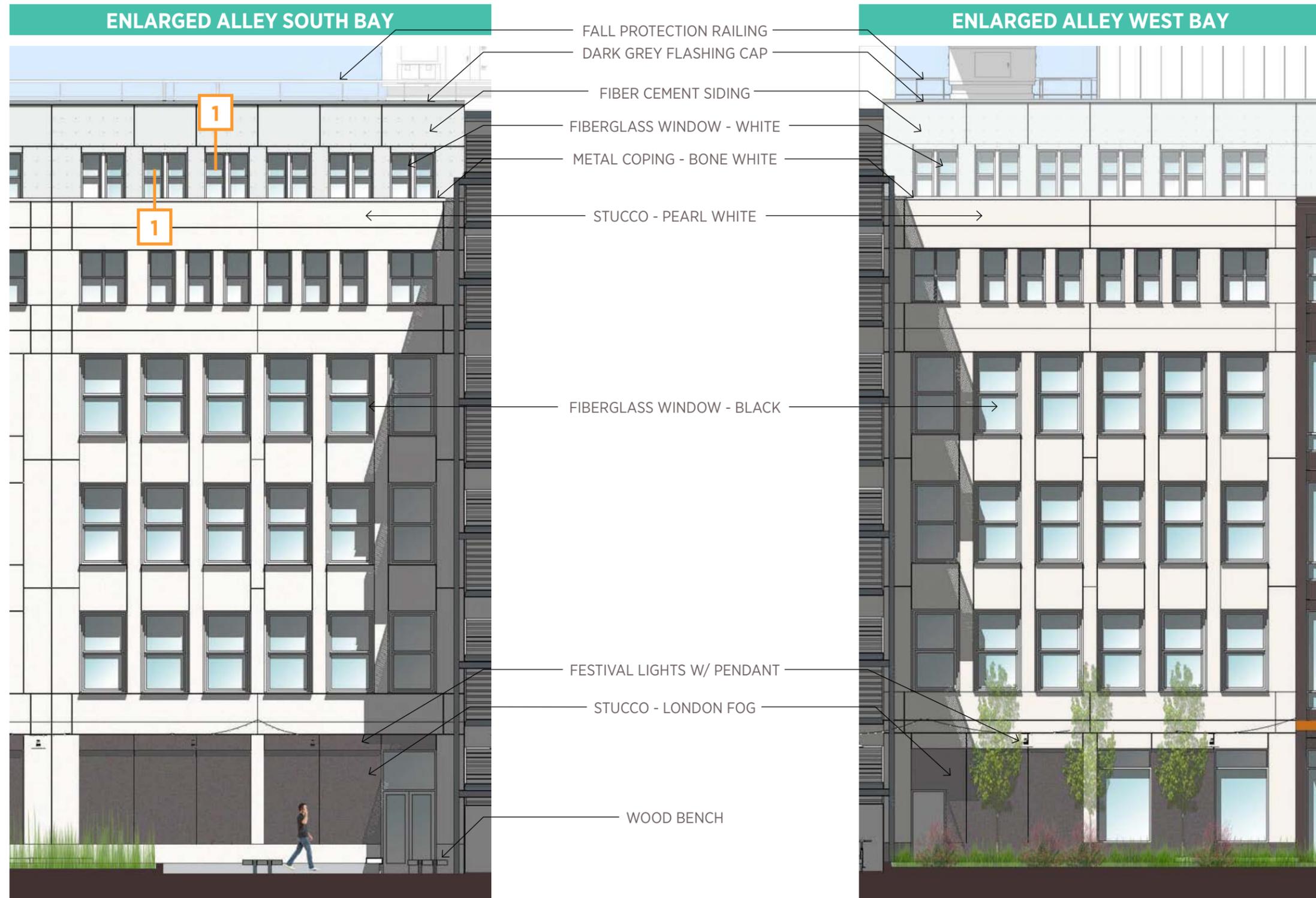
## ENLARGED ELEVATIONS / TYPICAL DETAILS

### ENLARGED END BAY

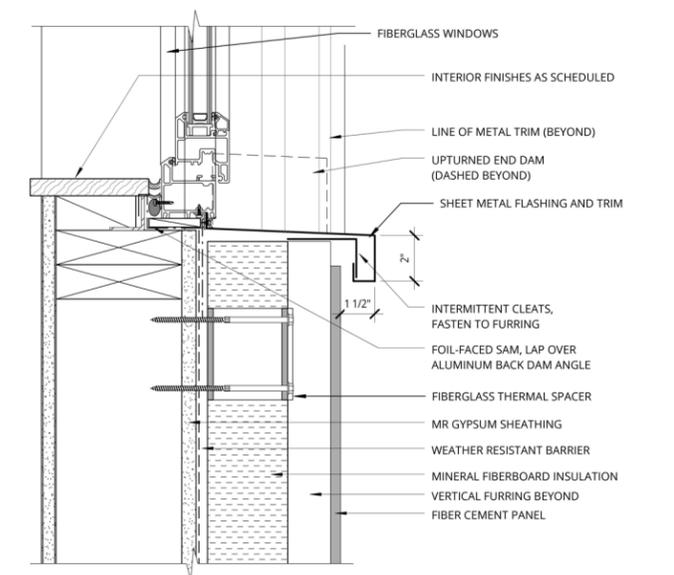


CONCEPT

ENLARGED ELEVATIONS / TYPICAL DETAILS



**1** FIBERGLASS WINDOW HEAD AT FIBER CEMENT SIDING

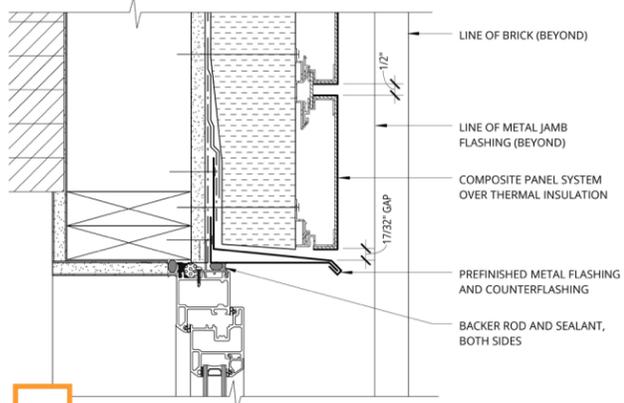
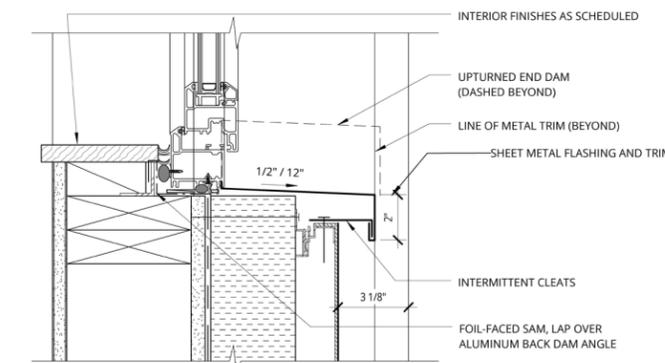
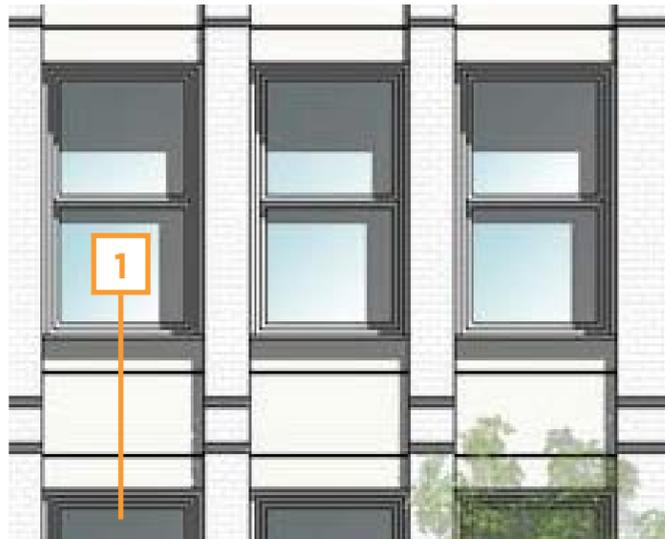


**2** FIBERGLASS WINDOW SILL AT FIBER CEMENT SIDING

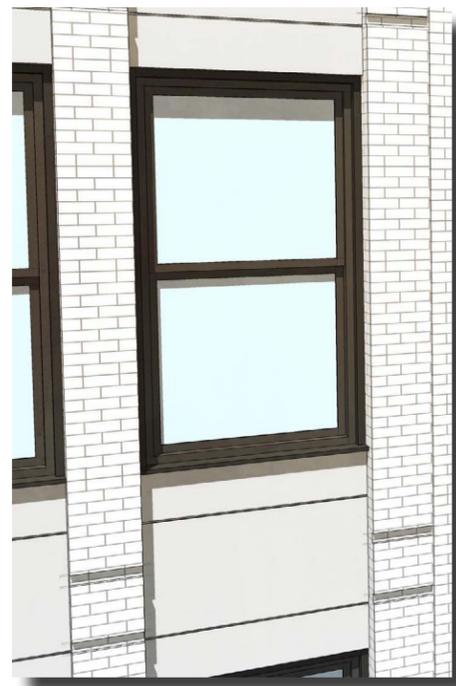
CONCEPT

ENLARGED ELEVATIONS / TYPICAL DETAILS

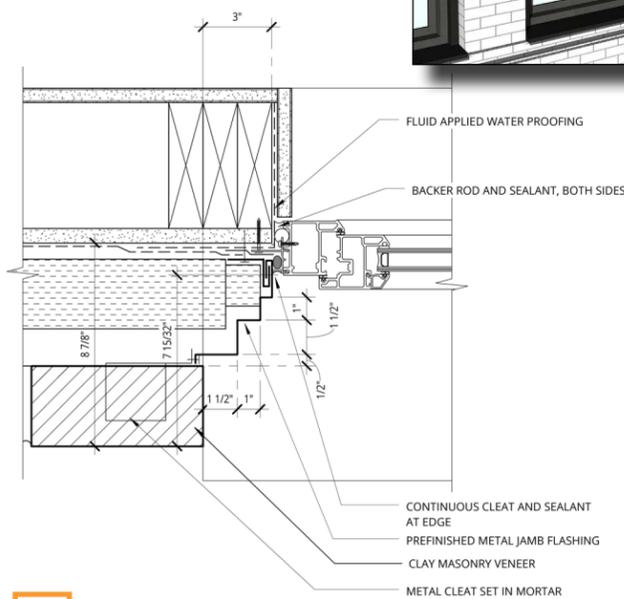
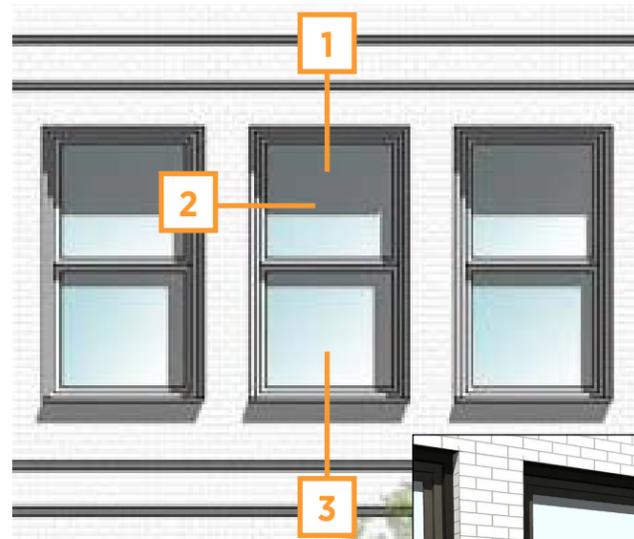
TYPICAL WINDOW AT METAL PANEL



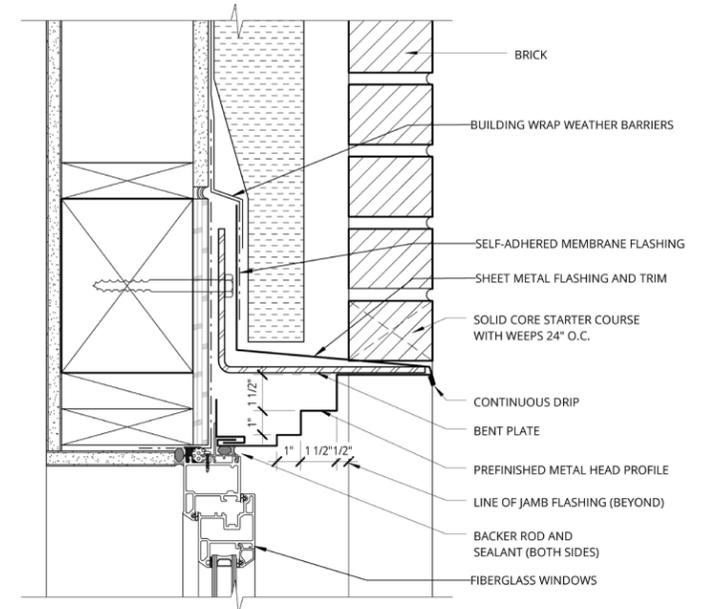
1 WINDOW SECTION AT INFILL METAL PANEL



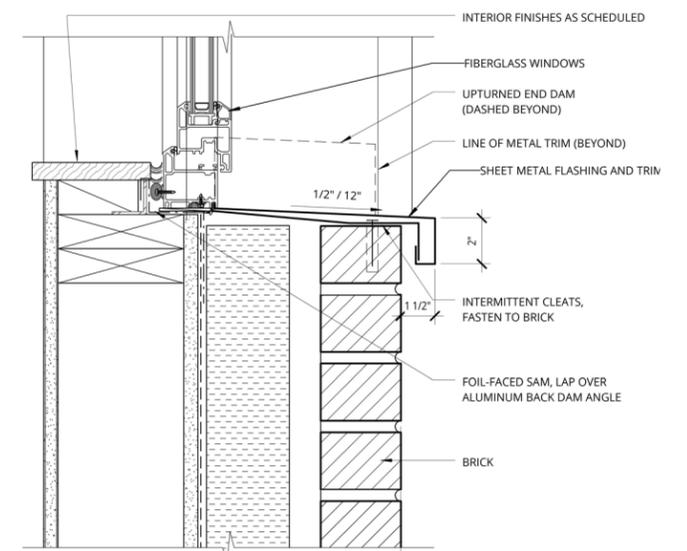
TYPICAL PUNCHED WINDOW



2 TYPICAL WINDOW JAMB



1 TYPICAL WINDOW HEAD



3 TYPICAL WINDOW SILL

CONCEPT

EXAMPLES OF PROPOSED WINDOW



MARK O HATFIELD BUILDING / PORTLAND, OR



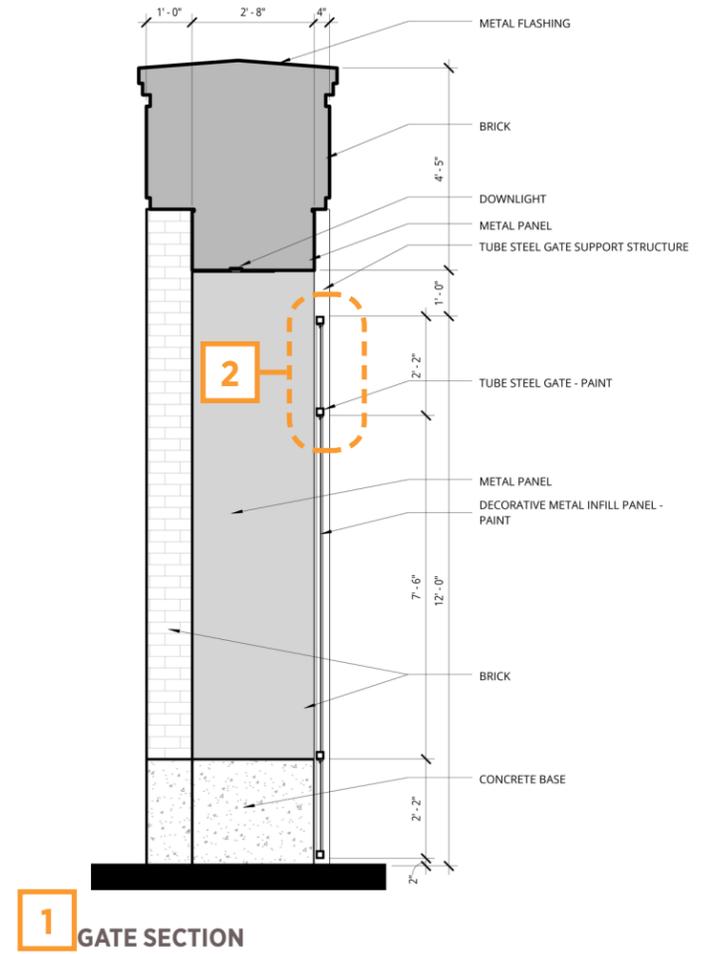
LINFIELD COLLEGE / MCMINNVILLE, OR



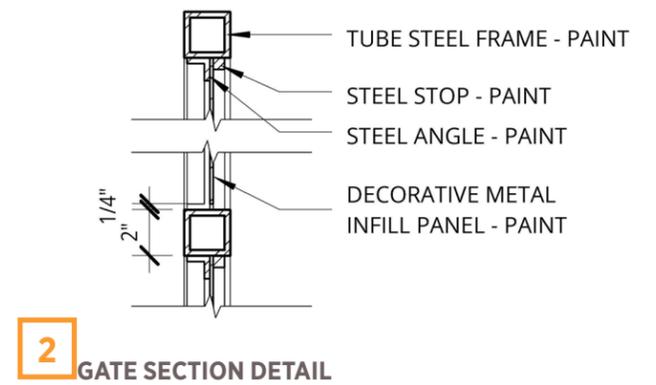
GEORGE RUSSELL BUILDING / SEATTLE, WA

CONCEPT

PEDESTRIAN ALLEY GATE ENLARGED ELEVATION / TYPICAL DETAILS



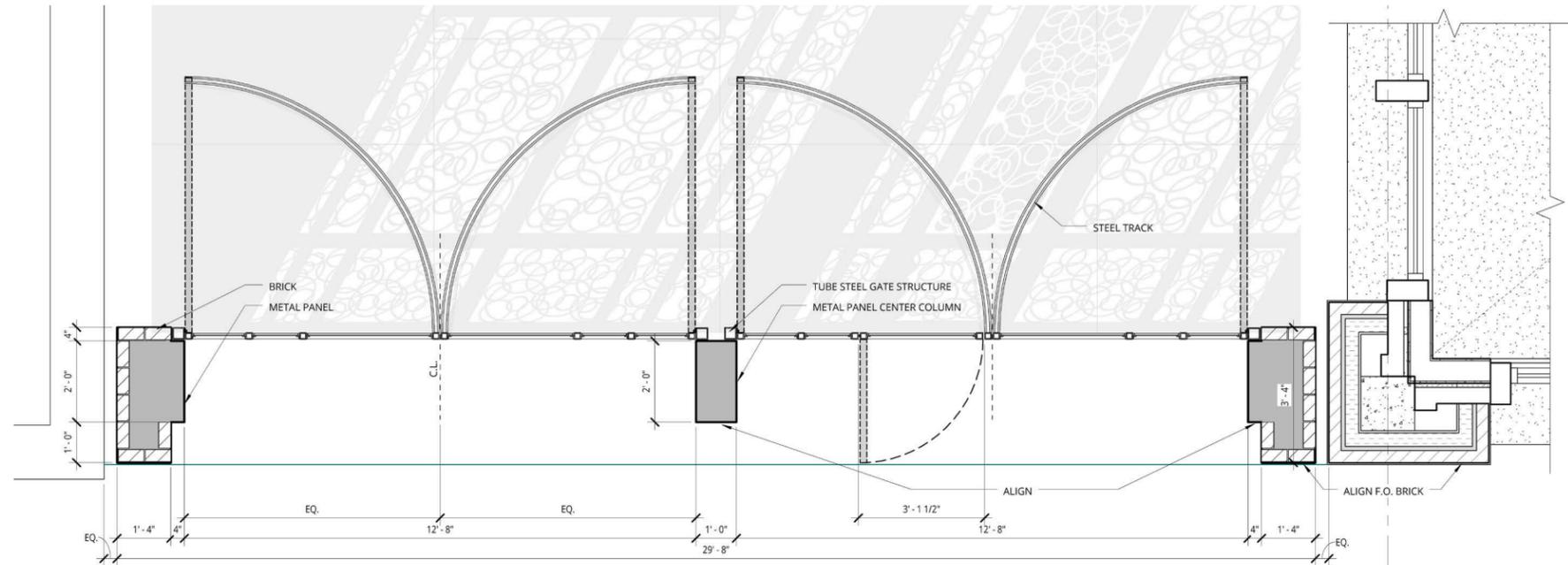
GATE PANEL - STEEL DECORATIVE INFILL PANEL - POWDER COAT COLOR "RUST"



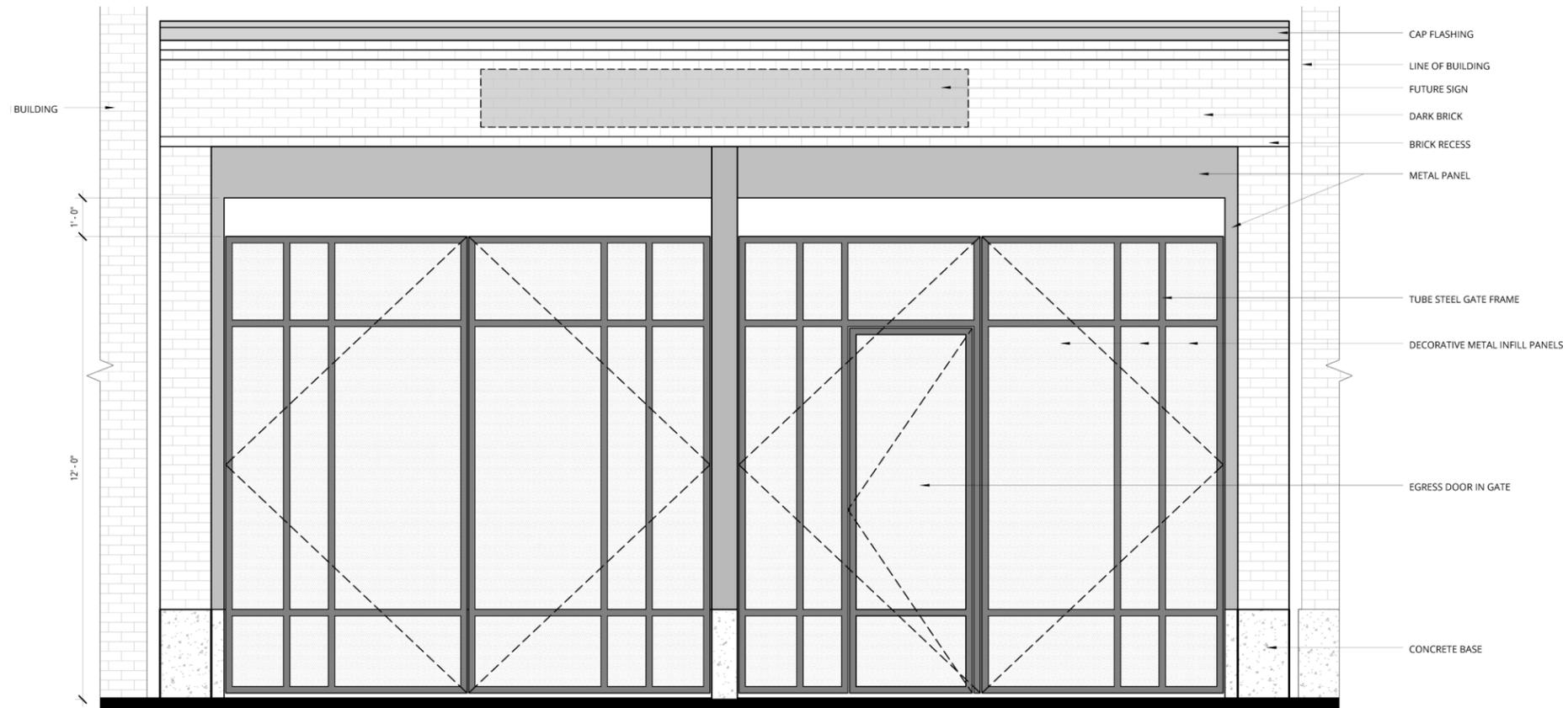
# CONCEPT

## PEDESTRIAN ALLEY GATE ENLARGED ELEVATION / TYPICAL DETAILS

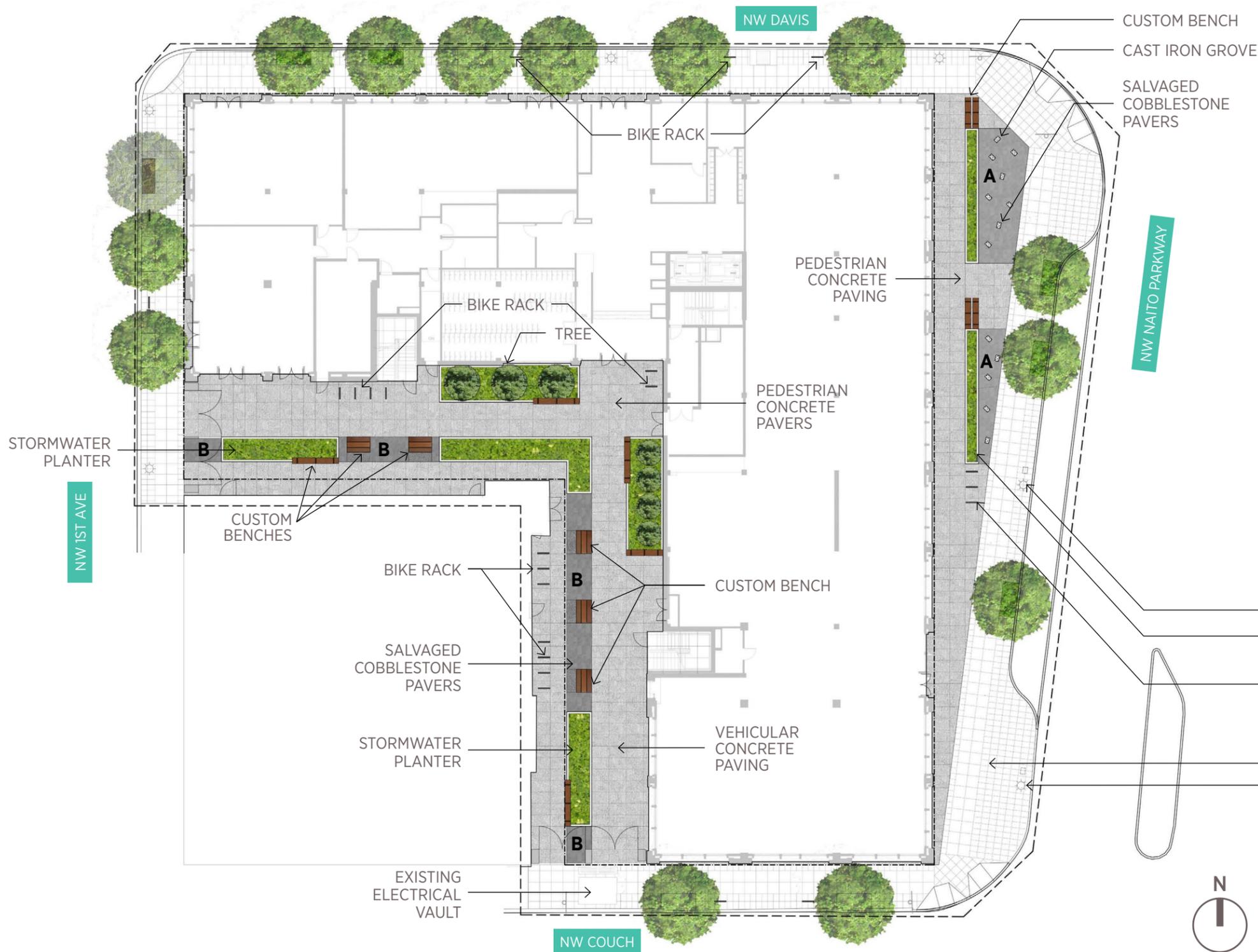
### PLAN



### ELEVATION



**CONCEPT**  
**LANDSCAPE PLAN**



**PARKING AND LOADING STANDARDS:  
CHAPTER 33.266**

	PROPOSED USE - QUANTITY	AUTOMOBILE PARKING SPACES	SHORT TERM BIKE REQUIRED	LONG TERM BIKE REQUIRED
RESIDENTIAL	58 UNITS	NO MIN.	(2) OR 1 PER 20 UNITS 3 SHORT TERM REQUIRED	1.5 PER UNIT 87 LONG TERM REQUIRED
RETAIL SALES & SERVICE	4,873 SQ. FT.		(2) OR 1 PER 5,000 SQ. FT. 2 SHORT TERM REQUIRED	(2) OR 1 PER 12,000 SQ. FT. 1 LONG TERM REQUIRED
OFFICES	79,978 SQ. FT.		(2) OR 1 PER 40,000 SQ. FT. 2 SHORT TERM REQUIRED	(2) OR 1 PER 10,000 SQ. FT. 8 LONG TERM REQUIRED
COLLEGES	10,749		(2) OR 1 PER 10,000 SQ. FT. OF NET BLDG. AREA OR PER CU OR IMP REVIEW 2 SHORT TERM REQUIRED	(2) OR 1 PER 20,000 SQ. FT. OF NET BLDG. AREA OR PER CU OR IMP REVIEW NO LONG TERM REQUIRED
<b>TOTAL PROPOSED</b>		NO PARKING STALLS REQ.	<b>9 SHORT TERM REQUIRED</b> <b>32 SHORT TERM PROPOSED</b>	<b>96 LONG TERM REQUIRED</b> <b>125 LONG TERM PROPOSED</b>

**SPECIALTY PAVING AREAS:**

<b>A</b> (R.O.W.)	590 S.F.
<b>B</b> (SITE)	470 S.F.
<b>TOTAL</b>	<b>1,255 S.F.</b>

- NEW LIGHT POLE
- STORMWATER PLANTER
- BIKE RACK
- R.O.W. PAVING
- EXISTING LIGHT POLE



**CONCEPT**  
**LANDSCAPE MATERIALS**



**BIKE RACK**



**HANGING LIGHTS**



**PLATFORM TIMBER BENCH**



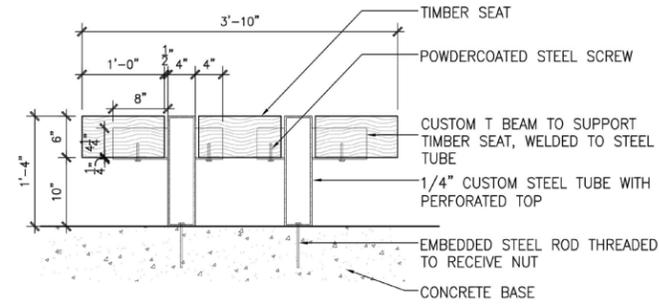
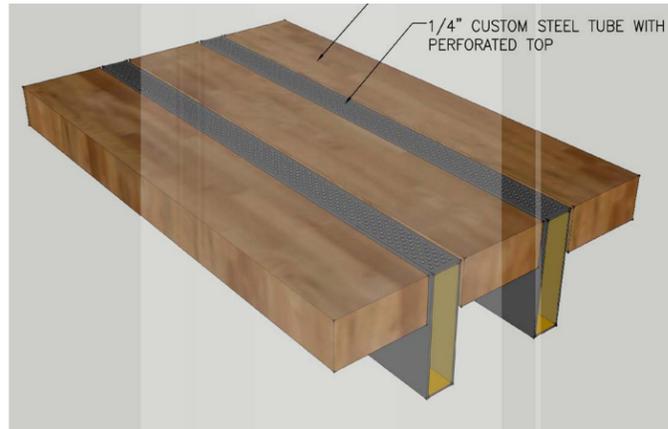
**COBBLE PAVING**



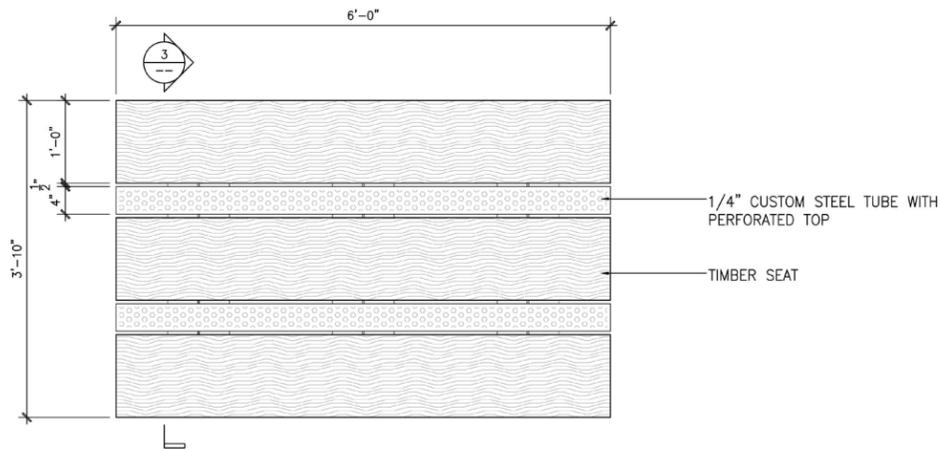
**LINEAR TIMBER BENCH**

**CONCEPT**  
**LANDSCAPE DETAILS**

**CUSTOM BENCH, TYPE 1**

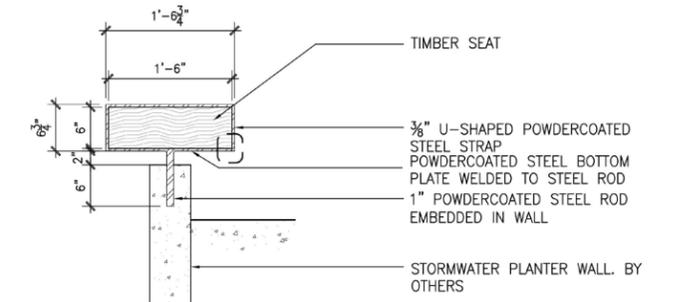


CROSS SECTION

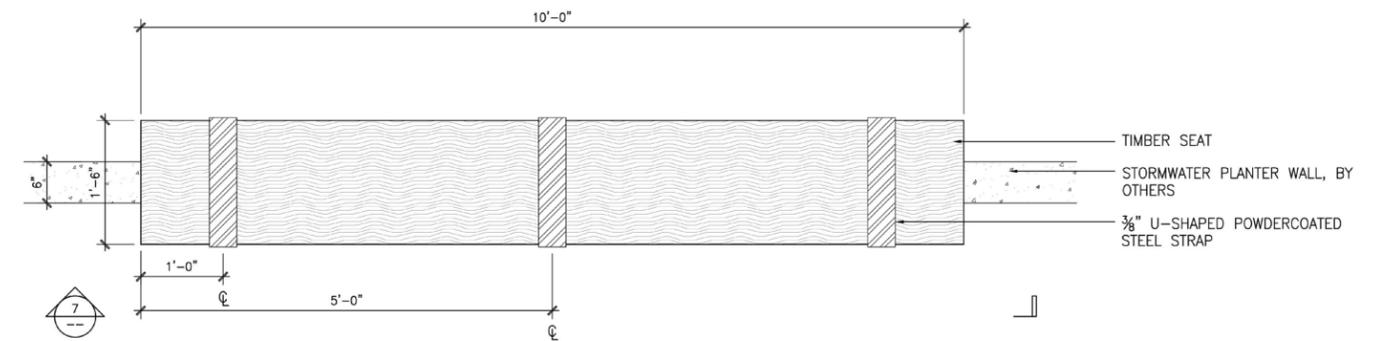


PLAN

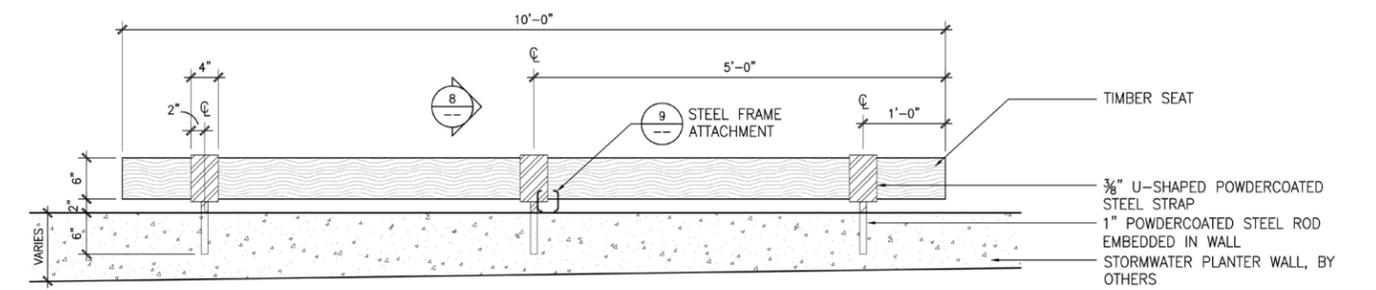
**CUSTOM BENCH, TYPE 2**



CROSS SECTION



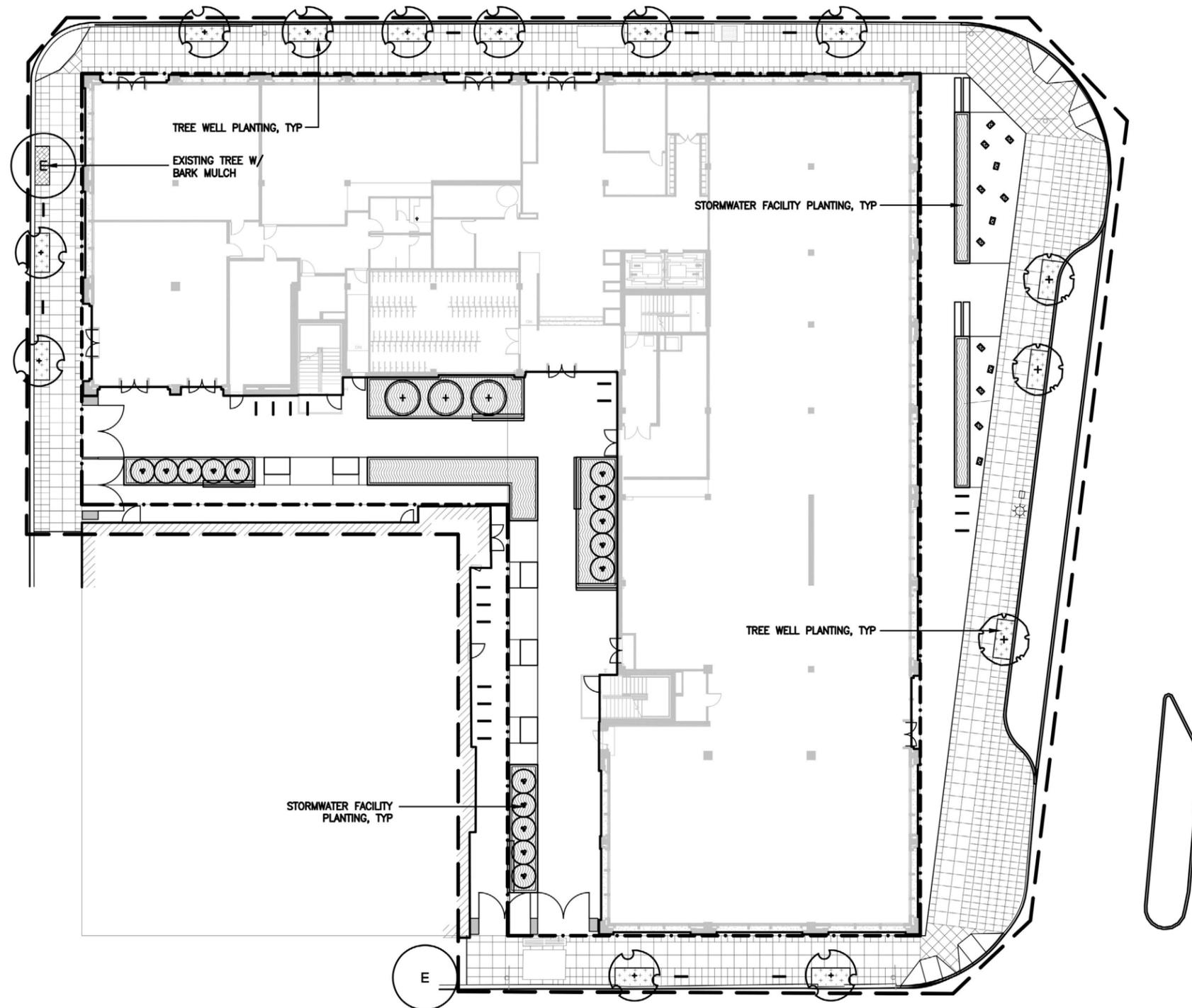
PLAN



LONGITUDINAL SECTION

# CONCEPT

## LANDSCAPE PLANTING PLAN



### LEGEND

- LIMIT OF WORK
- PROPERTY LINE/RIGHT-OF-WAY
- BARK MULCH
- EXISTING TREE TO REMAIN
- CUSTOM BENCH, TYPE 1
- CUSTOM BENCH, TYPE 1
- BIKE RACK
- SALVAGED CAST-IRON COLUMN ART, TBD

TREE WELL PLANTING				
SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE/COND	SPACING
STREET TREES				
	<i>Quercus robur</i> 'Skyrocket'	Skyrocket Oak	2" CAL/ B&B	AS SHOWN
	<i>Ulmus propinqua</i> 'JFS-Bieberich'	Emerald Sunshine Elm	2" CAL/ B&B	AS SHOWN
SHRUBS, GRASSES AND GROUNDCOVERS				
	<i>Mahonia repens</i>	Low Oregon Grape	#1/CONT	12" O.C.

STORMWATER FACILITY PLANTING				
SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE/COND	SPACING
TREE				
	<i>Fraxinus americana</i> 'Empire'	Empire White Ash	3" CAL/ B&B	AS SHOWN
SHRUBS, GRASSES AND GROUNDCOVERS				
	<i>Acer circinatum</i>	Vine Maple	12' MIN. HT.	AS SHOWN
	<i>Camassia quamash</i>	Common Camas	#1/CONT	12" O.C.
	<i>Cornus sericea</i>	Red Twig Dogwood	#5/CONT	4' O.C.
	<i>Deschampsia cespitosa</i>	Tufted Hair Grass	#1/CONT	12" O.C.
	<i>Juncus patens</i>	Spreading Rush	#1/CONT	12" O.C.
	<i>Polypodium glycyrrhiza</i>	Licorice Fern	#1/CONT	12" O.C.
	<i>Polystichum munitum</i>	Sword Fern	#5/CONT	24" O.C.

CONCEPT

LANDSCAPE PLANT IMAGES



VINE MAPLE



CAMAS



LICORICE FERN



EMPIRE WHITE ASH



SKYROCKET OAK



WESTERN SWORD FERN



TUFTED HAIR GRASS



COMMON RUSH



EMERALD SUNSHINE ELM



RED-TWIG DOGWOOD



RED-TWIG DOGWOOD



LOW OREGON GRAPE

**CONCEPT**  
**SITE LIGHTING**

**SOFFIT/STAIRWELL WALLGRAZE**



Wallgraze Selux M60 fixture mounted underneath the soffit washes the facade with light. Same fixture used beneath landing washes backwall of stairs with light.

**STAIRWELL LANDINGS**

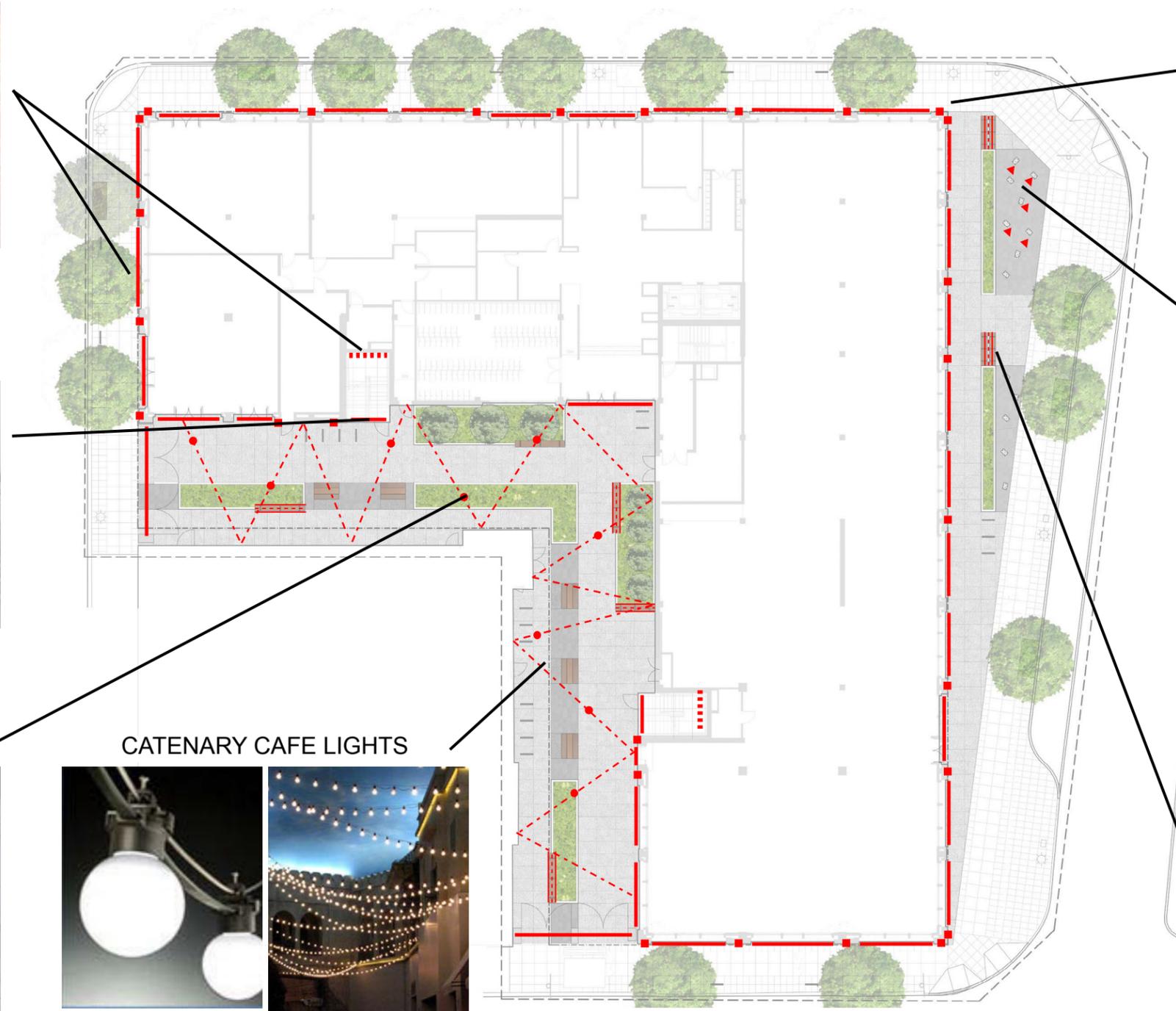


Selux M60 LED mounted beneath the stair landings to illuminate the ascending and descending trends.

**CATENARY PENDANTS**



Atlantic catenary from Ligman suspended along the same support cables as the Catenary Cafe Lights.



**CATENARY CAFE LIGHTS**



Cafe lights from American Lighting along catenary cables provide sparkle to the courtyard area.

**WALL SCONCES**



Align X3 wall sconces at 2' tall and 4' tall wrap around the building.

**ART UPLIGHT**



The small wet listed Lightvault ingrade LED from Kim Lighting will provide the uplight for the artwork.

**BENCH LIGHTING**



Integrated beneath bench the Tivoli wet listed LED fixture illuminates the ground.

CONCEPT  
SITE LIGHTING



Typical bay lighting scheme



The Cast Iron Grove at night



Typical column light



Typical lights at entry

**CONCEPT**  
**SITE LIGHTING**



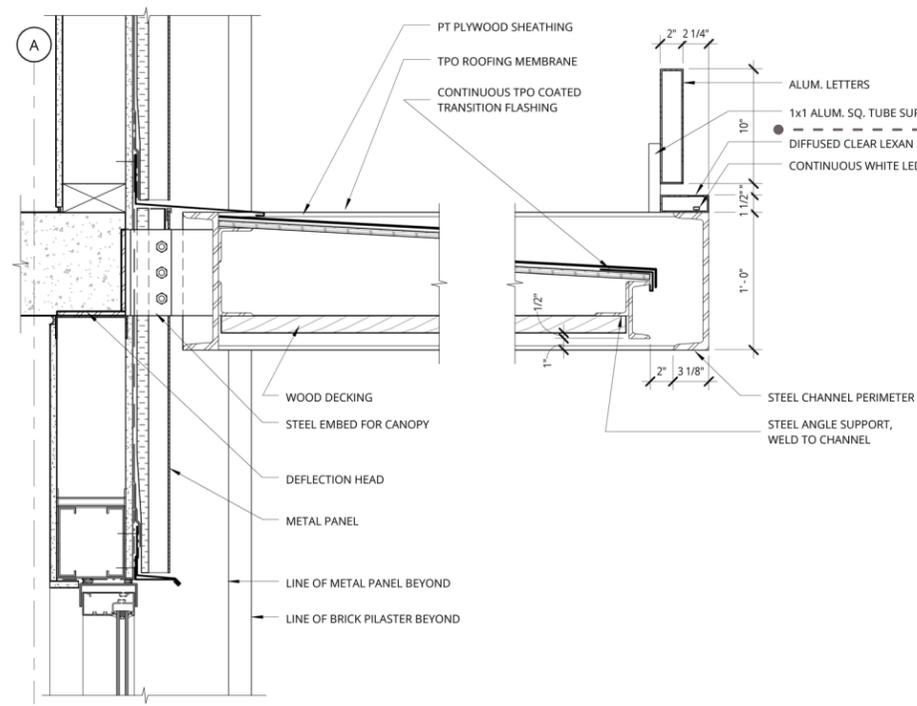
Catenary Cafe lights with pendants in pedestrian alley

CONCEPT  
SITE LIGHTING

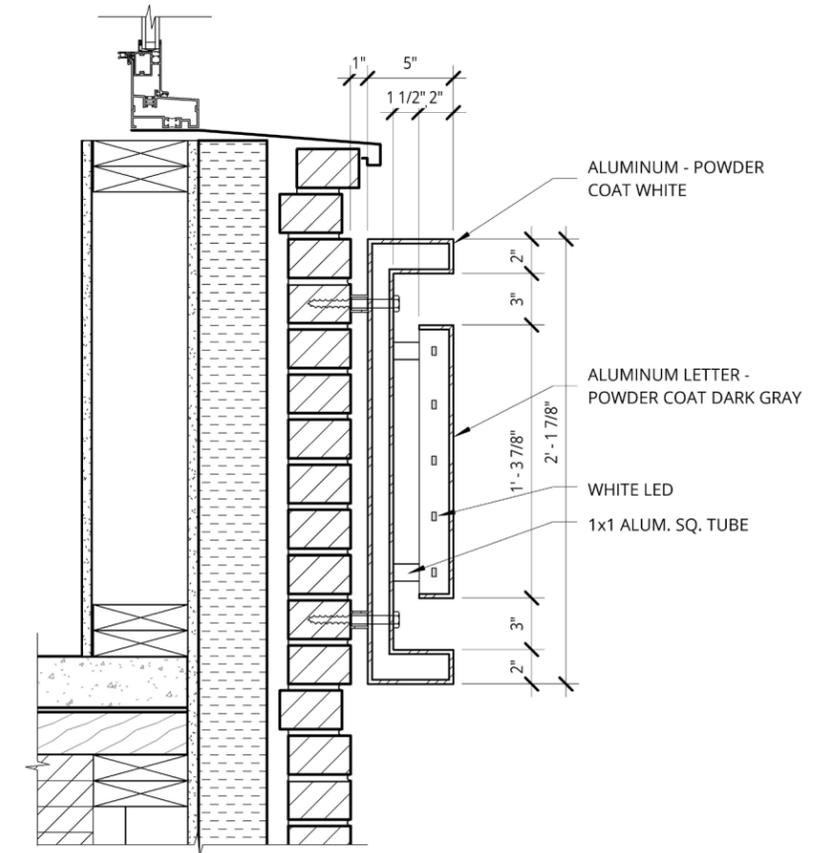


Catenary Cafe lights with pendants in pedestrian alley

**CONCEPT  
SIGNAGE**



**1** ENTRY CANOPY SECTION W/ SIGNAGE LETTERS



**2** FUTURE UPPER MARQUEE SIGN SECTION

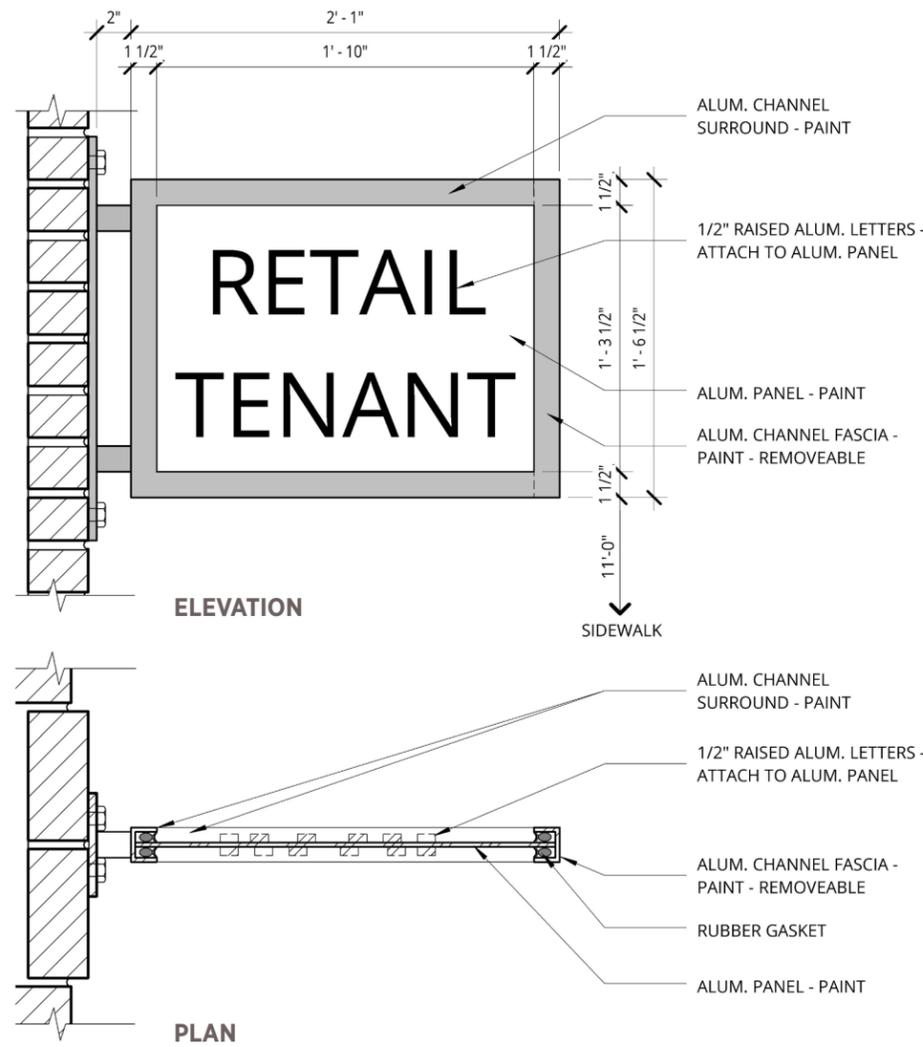
**CONCEPT  
SIGNAGE**

**SIGN COUNTS:**

- (2) UPPER MARQUEE
- (4) POSSIBLE RETAIL BLADE SIGNS
- (1) POSSIBLE RETAIL CORNER PROJECTING SIGN
- (2) ENTRY CANOPY LETTER SIGNS



**FUTURE RETAIL BLADE SIGN**



**CONCEPT**  
**SOLAR HOT WATER**



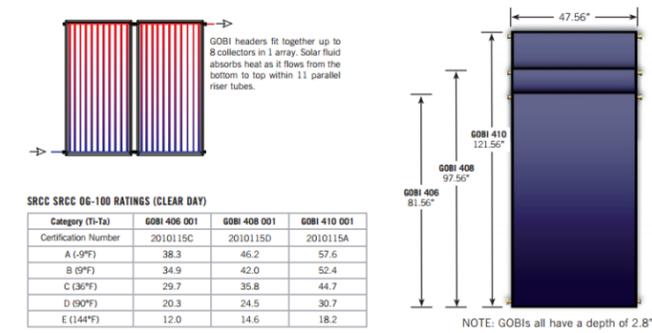
**NORTHWEST CORNER ROOF PLAN**



**SECTION AT SOLAR HOT WATER PANELS**



**ROOF MOUNTED SOLAR HOT WATER PANELS EXAMPLE**



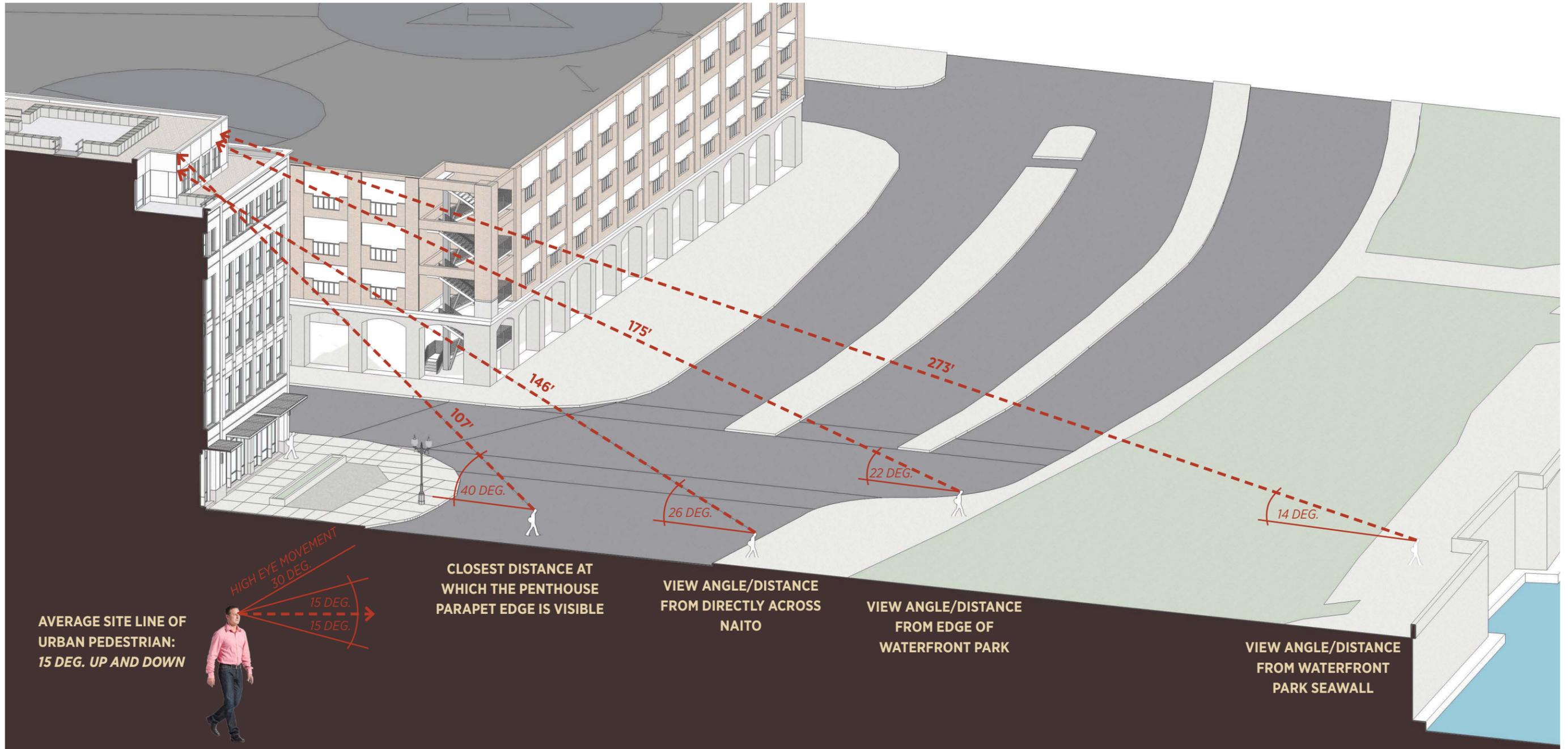
TECHNICAL SPECIFICATIONS	GOBI 406	GOBI 408	GOBI 410
Gross Area	26.94 ft <sup>2</sup>	32.23 ft <sup>2</sup>	40.15 ft <sup>2</sup>
Net Area	24.91 ft <sup>2</sup>	29.83 ft <sup>2</sup>	38.3 ft <sup>2</sup>
Dry Weight	74 lbs.	102 lbs.	127 lbs.
Fluid Capacity	0.6 gal	0.7 gal	0.8 gal
Maximum Operating Pressure	150 psi (10.34 Bar)		
Recommended Design Flow Rate (glycol/water mix)	0.8 gal/min	1.0 gal/min	1.25 gal/min
Recommended Design Flow Rate (water)	0.7 gal/min	0.8 gal/min	1.0 gal/min
Wind Load Certification	50 psf (2.39 kPa)		

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T: 510.237.9614 • F: 510.237.7018 www.heliodyne.com  
Information and Support: info@heliodyne.com



**CONCEPT**

**FIBER CEMENT PANEL AT 6TH FLOOR**



HARDIE PANEL COMMERCIAL 2.0 REVEAL SYSTEM WITH EXPOSED FASTENERS

LU 14-211555 / BLOCK 8L MIXED-USE  
DESIGN REVIEW GERDING EDLEN DEVELOPMENT

**CONCEPT**

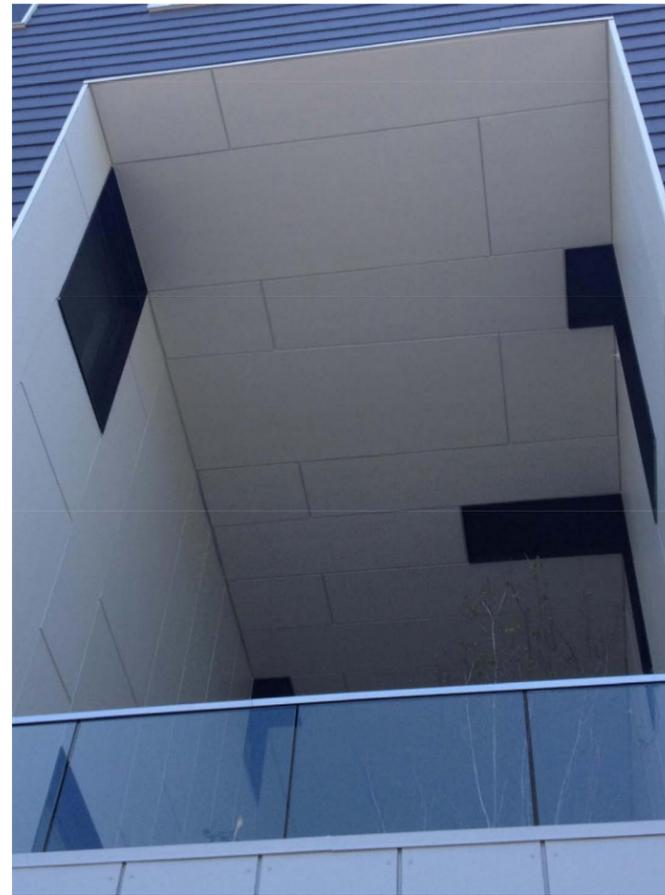
**FIBER CEMENT PANEL AT 6TH FLOOR**



**VIEW OF 6TH FLOOR FROM BICKEL BUILDING W/ EXPOSED FASTENER FIBER CEMENT PANEL SYSTEM**



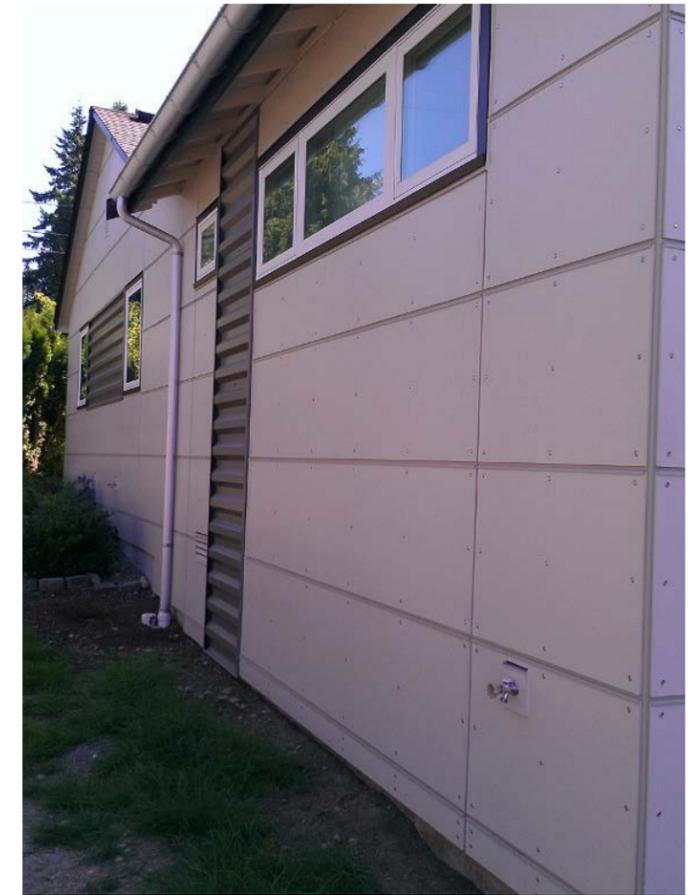
**3360 SE DIVISION AT GROUND FLOOR**



**3360 SE DIVISION AT LEVEL 2-3**



**THE SYSTEM UP CLOSE**



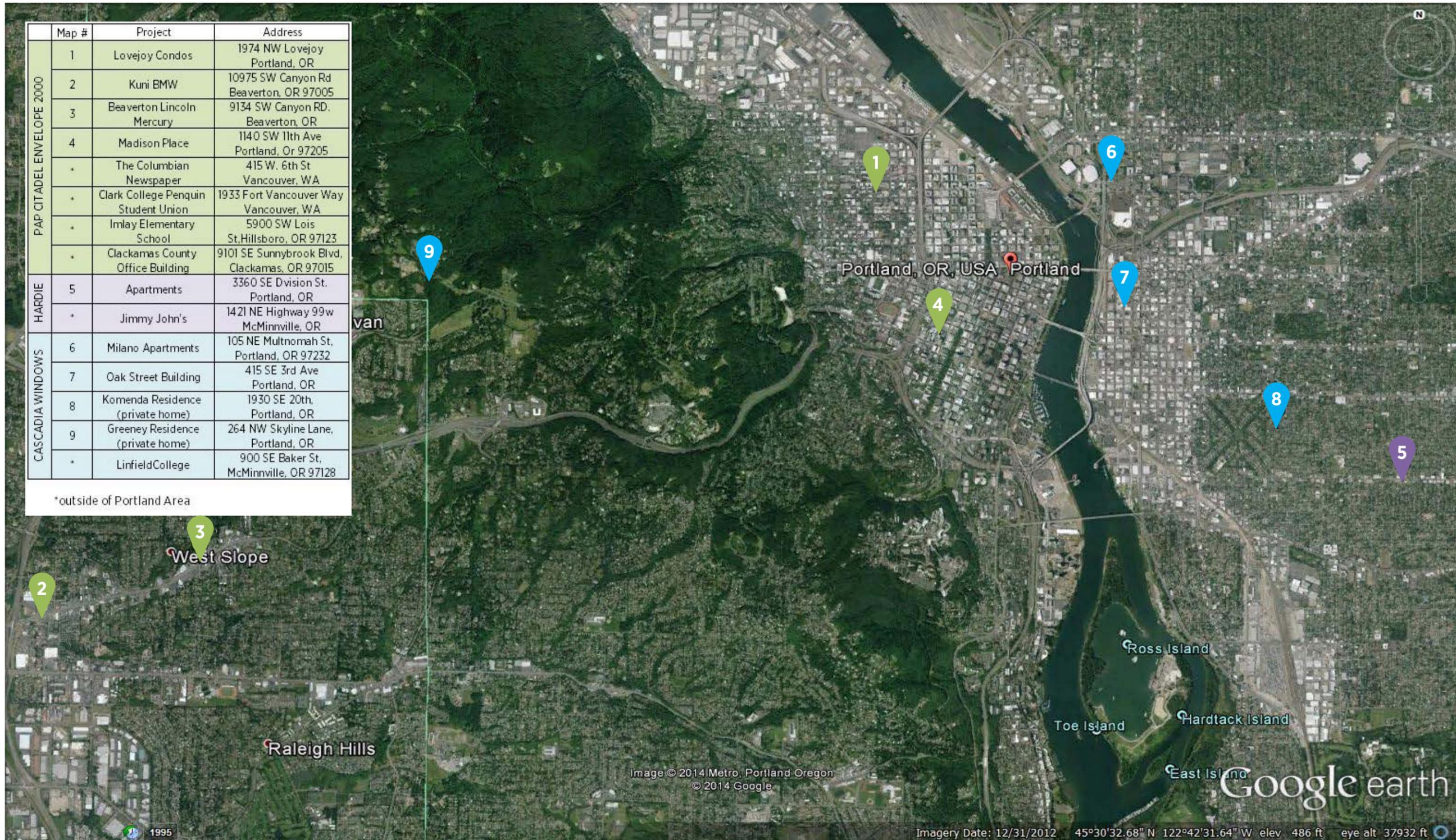
**THE SYSTEM UP CLOSE AND AT DISTANCE**

**PORTLAND**  
**OFFICE**  
6720 MACADAM  
SUITE 100  
PORTLAND, OR  
9 7 2 1 9  
503.245.7100

**SEATTLE**  
**OFFICE**  
117 S. MAIN  
SUITE 400  
SEATTLE, WA  
9 8 1 0 4  
206.576.1600

# CONCEPT

## LOCAL EXAMPLES OF PROPOSED MATERIALS



# CONCEPT

## LOCAL EXAMPLES OF PROPOSED MATERIALS

	Map #	Project	Address	System	Color and SF
PAP CITADEL ENVELOPE 2000	1	Lovejoy Condos	1974 NW Lovejoy Portland, OR	RS	Terra Cotta, Colonial Red 1,350 SF
	2	Kuni BMW	10975 SW Canyon Rd Beaverton, OR 97005	RV	Reserve White 7,650 SF
	3	Beaverton Lincoln Mercury	9134 SW Canyon Rd. Beaverton, OR	RS	Charcoal Grey 2,360 SF
	4	Madison Place	1140 SW 11th Ave Portland, Or 97205	RS	Clear Anodized, Orange, Blue 14,000 SF
	*	The Columbian Newspaper	415 W. 6th St Vancouver, WA	RS	Gun Metal 12,076 SF
	*	Clark College Penquin Student Union	1933 Fort Vancouver Way Vancouver, WA	RS	Clear Anodized 5,250 SF
	*	Imlay Elementary School	5900 SW Lois St.Hillsboro, OR 97123	RV	Shasta White 12,540 SF
	*	Clackamas County Office Building	9101 SE Sunnybrook Blvd, Clackamas, OR 97015	RV	North Sea Mist Clear Anodized 10,000 SF
HARDIE	5	Apartments	3360 SE Dvision St. Portland, OR	Reveal 2.0 Exposed fastners	
	*	Jimmy John's	1421 NE Highway 99w McMinnville, OR	Reveal 2.0 hidden fastners	
CASCADIA WINDOWS	6	Milano Apartments	105 NE Multnomah St, Portland, OR 97232	300B Series	
	7	Oak Street Building	415 SE 3rd Ave Portland, OR	300 series	Tilt + Turns
	8	Komenda Residence (private home)	1930 SE 20th, Portland, OR	300 and 300A	
	9	Greeney Residence (private home)	264 NW Skyline Lane, Portland, OR	300 and 300A	
	*	LinfieldCollege	900 SE Baker St, McMinnville, OR 97128	300A	

\*outside of Portland Area

LOVEJOY CONDOS



OAK STREET



MILANO APARTMENTS



KUNI BMW



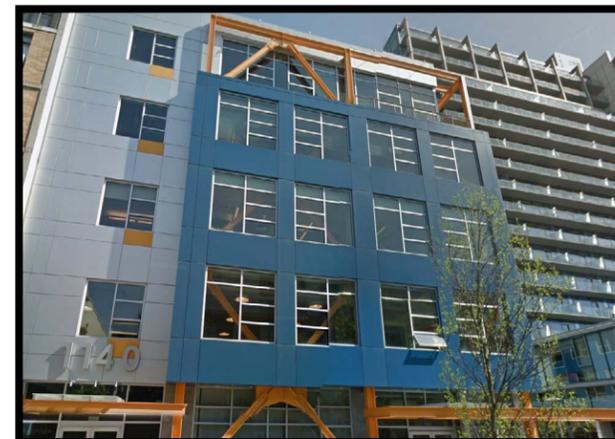
IMLAY ELEMENTARY



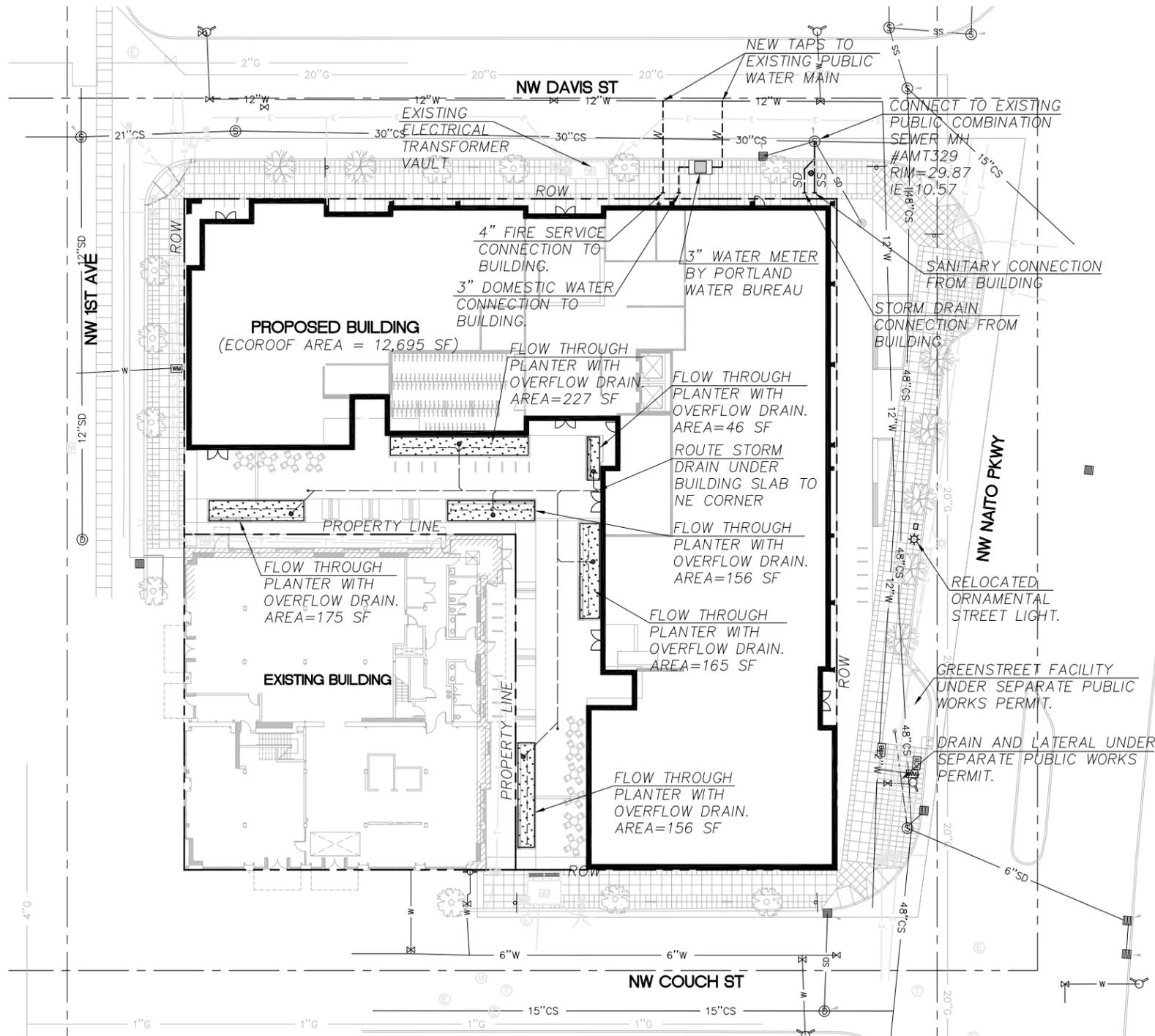
JIMMY JOHN'S



MADISON PLACE



**CONCEPT**  
**SITE UTILITY PLAN**



**STORMWATER NARRATIVE**

WATER QUALITY AND WATER QUANTITY  
WATER QUALITY AND WATER QUANTITY ARE MET WITH A COMBINATION OF ECOROOF (12,695 SF) AND STORMWATER FLOW THROUGH PLANTERS (925 SF). THE STORMWATER FLOW THROUGH PLANTERS WILL TREAT ROOF AREA THAT IS NOT ECOROOF AND THE RUNOFF FROM THE COURTYARD.

DISPOSAL  
INFILTRATION IS NOT FEASIBLE ON THIS SITE DUE TO CONTAMINATED SOILS. THERE IS NO STORM-ONLY SYSTEM AVAILABLE TO THE SITE. THE PROJECT WILL FALL UNDER CATEGORY 4 OF THE STORMWATER DISPOSAL HEIRARCHY WITH A CONNECTION TO THE PUBLIC COMBINED SEWER SYSTEM IN NW DAVIS.

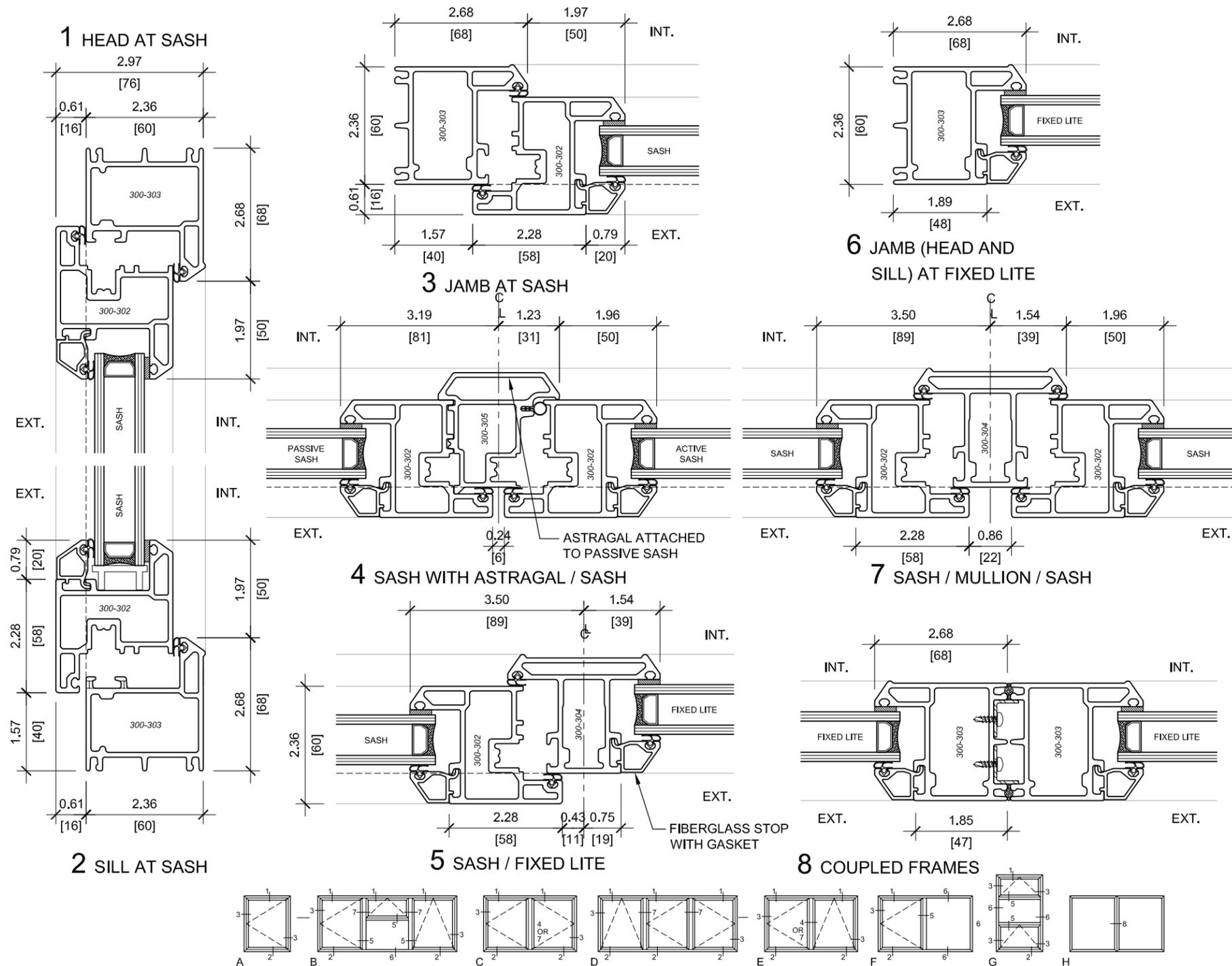
PUBLIC STREET IMPROVEMENTS  
THE CURB ON NW NAITO PARKWAY WILL BE SHIFTED TO PROVIDE ON STREET PARKING. A GREENSTREET FLOW THROUGH PLANTER WILL BE LOCATED AT THE SOUTH END OF NW NAITO PARKWAY AND WILL MANAGE STORMWATER RUNOFF FROM ALL NEWLY CONSTRUCTED IMPERVIOUS AREA ON NW NAITO PARKWAY. THE EXISTING CURB LOCATION ON NW FIRST, NW DAVIS, AND NW COUCH WILL REMAIN AND THEREFORE STORMWATER MANAGEMENT IS NOT REQUIRED.



# CONCEPT

## WINDOW MANUFACTURER'S CUTSHEETS

### FIBERGLASS WINDOW CUT SHEET



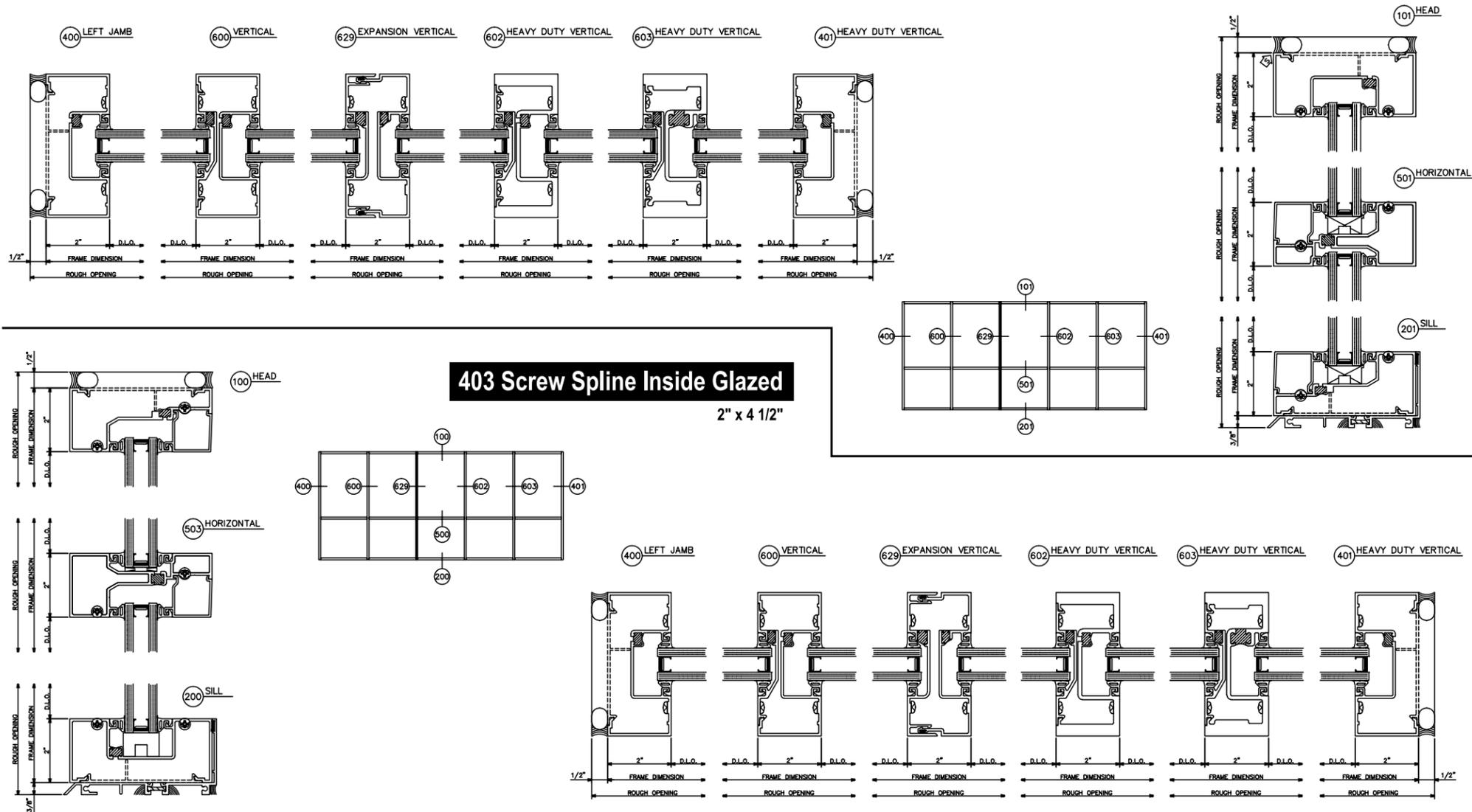
CONCEPT

WINDOW MANUFACTURER'S CUTSHEETS

STOREFRONT WINDOW SYSTEM CUT SHEET - FIRST FLOOR

403 Screw Spline Outside Glazed

2" x 4 1/2"



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# CONCEPT

## LIGHTING MANUFACTURER'S CUTSHEETS

### IN GRADE UPLIGHT



### Lightvault® LTV8FF Flat Frame

1/15/14 • kl\_lv8ff\_spec.pdf

Type:  
Job:  
Fixture Catalog number:

Lens King Distribution Source Color Temp. Voltage

Ordering Example: LTV81FF/SP/36L5KUV/SR/HL/RCA81

Optional Features:

Approvals:

Date:  
Page: 1 of 3

Lens Options: Ordered separately from fixture. See page 3.  
**CAUTION:** Options must be installed at factory.  
Opening component module on site will void warranty.

### Specifications

Pour Box rough-in housing ships separately and as a quick-ship if requested.



#### DEBRIS SHIELDS



#### LIGHT DISTRIBUTIONS:

LTV81FF, LTV82FF, LTV83FF



**HOUSING:** Pour Box rough-in housing for installation below grade. High temperature UV resistant thermal plastic, 3/16" minimum wall, black. Includes a splice box with molded plastic splice cover and silicone gasket. Three 1" NPT in bottom for through wiring on LTV81 and LTV82. Two 1" NPT in bottom for through wiring on LTV83. 107 cu. in. splice area for LTV81. 52 cu. in. splice area for LTV82. 24 cu. in. splice area for LTV83. Housing supplied with protective aluminum debris shield mask with orientation label for proper installation alignment for clean and easy installation in concrete pad or soil. Ships separately and as a quick-ship if requested.

**COMPONENT MODULE:** One-piece impregnated cast bronze, fully sealed component module secured to the face trims from the underside. A high temperature, IP67 sealed cable extends from the component module to the splice box inside the housing. The fully assembled component module is secured to the housing with (4) 1/4"-20 tamper-resistant high grade stainless steel fasteners.

**FACE TRIM:** One-piece cast bronze lens ring fastened to the component module from the underside shall provide a flat surface.

**OPTICAL MODULES:** Spot (SP), Narrow Flood (NF), and Wall Wash (WW) optical modules are adjustable up to 15° utilizing a Bluetooth enabled motor assembly.

**BLUETOOTH:** Integral Bluetooth module used to adjust optics and dim fixture to desired setting when paired with KIM LTV8 Remote App via cellular/tablet device. Fully qualified Bluetooth 1.1, 1.2, 2.0, 2.1. Bluetooth v2.0+EDR compatible with Android devices running Android Gingerbread API level 9 forward. Bluetooth 4.0 LE compatible with iOS devices - iPhone 4S and later, 5th generation iPod touch, the iPad Mini and the 3rd generation and later of the full size iPad with iOS 5 or later. Bluetooth Apps are available for Apple iOS and Google Android mobile devices and are downloadable via the internet at Apple App Store or Google Play.

**LENS:** Clear 5/16" thick tempered glass lens and silicone gasket is retained securely within the component module.

**OPTIONS:** Slip Resistant Lens (SR), Hex Cell Louver (HL), Prismatic Lens (PL), Rebar Cage Anchor (RCA8x). See page 3 for details.

**ELECTRICAL EQUIPMENT:** All electronic components are UL and CSA recognized and mounted directly to the component module for maximum heat dissipation and modularity. Driver is IP67 with -30°C minimum temperature rating.

**DRIVE-OVER DURABILITY:** When installed in concrete, fixture will withstand drive-over by vehicles weighing up to 10,000 lb.

**CERTIFICATION:** (UL1598, UL8750).

U.S. Patents Pending.



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### UNDER BENCH LED TAPE LIGHTS

CAT:	FEET:
TYPE:	PROJECT:

### TIVOTAPE™ OUTDOOR SB STANDARD BRIGHTNESS

Static IP68 LED tape light strip emits sharp, pure color for unique effects in outdoor niche, cove and architectural applications



#### FEATURES

- Flexible flat conductor strip with closely spaced LEDs encased in rectangular IP68 molded jacket allows for wide range of installation possibilities
- Ideal for exterior cove, under-bar/cabinet, landscape lighting accents
- Sold per foot manufactured in continuous lengths and shipped manufactured to specified lengths with factory attached end preps
- Max continuous lengths: up to 22' per run
- Smooth 0% to 100% range dimming capability with commercially available 0V-10V dimming protocol or MLV (magnetic) and ELV (electronic) low voltage dimming control. (See page 4)

#### SPECIFICATIONS

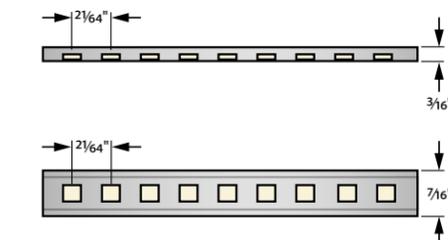
TIVOTAPE SB 3.0 WATT OUTDOOR TAPELIGHT	EFFICACY LM/WT	CRI	LM/FT	WT/FT
Delux Warm White 2400°K	<b>55.00</b>	75.7	165	3.0
Delux Warm White 2700°K	<b>47.34</b>	79.4	142	3.0
Warm White 3000°K	<b>49.00</b>	80.5	147	3.0
Neutral White 3500°K	<b>57.34</b>	79.8	172	3.0

Items in bold denote Title 24 High efficacy rating. Measurements are based on 24V DC power design calculations will vary based on power supply and run lengths

LED DATA	WATTAGE	LED LIFE* / COLOR TEMP	VIEWING ANGLE
Tivotape SB 3.0 Outdoor Tapelight	0.085W per LED	<b>40,000 hrs</b> Delux Warm White 2400°K +/-100°K Delux Warm White 2700°K +/-100°K Warm White 3000°K +/-100°K Neutral White 3500°K +/-100°K	120°

\*LEDs operate at 70% of LED manufacturers maximum current spec rating

#### PROFILES



- Spacing—LED spacing: 2 1/8" OC
- LEDs—36 LEDs per foot
- Mounting—Includes installation-ready 3M tape adhesive for simplified installation directly to mounting channel or application surface
- Installation—Optional clear Polycarbonate and Aluminum Channels (for damp weather protected areas only) may be used separately or with decorative, protective covers
- End Preps—Factory attached end preps available (see Page 2)
- Field Trimmable—2" cuttable sections (See page 3 for cut zones)
- Power Supply—Listed Class II 24V DC power supply required
- Listing—cETLus listed file #4008134
- Compliance—ROHS compliant
- Warranty—3 year warranty



#### TIVOTAPE SB 3.0 OUTDOOR TAPELIGHT ORDER SPECIFICATION GUIDE

EXAMPLE: TPL-SB-3.0-O-24-C-24

PRODUCT CODE	INTENSITY	WATTAGE	INSTALL	LED COLOR	CONTINUOUS	VOLTAGE	REQUIRED POWER SUPPLY
TPL - SB - 3.0 - O -							
Tivotape™ SB-Standard Brightness	3.0=3.0 watts per foot	O=Outdoor IP66	24 = Delux Warm White (2400°K +/-100°K) 27 = Delux Warm White (2700°K +/-100°K) 30 = Warm White (3000°K +/-100°K) 35 = Neutral White (3500°K +/-100°K)	C = Continuous	24=24V DC	PSU	See power supply & dimmer selection guide on page 4

#### REQUIRED POWER SUPPLY OPTIONS

- ADN-120-1-4-24-D
- ADN-240-2-4-24-D
- ADN-320-3-4-24-D
- JTH-100-1-4-24-D
- JTH-100-1-4-24-D
- JT-300-3-4-24-D
- JTH-300-3-4-24-D
- MT-100-1-4-24-D
- MW-120-1-4-24-D

#### OPTIONAL DIMMERS

- N-600
- NH-600
- N-1000
- NH-1000
- DIM-OT-1-4-D

See power dimming specifications for more information

See power supply specifications for more information



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# CONCEPT

## LIGHTING MANUFACTURER'S CUTSHEETS

### SUSPENDED PENDANT



IP55 : Suitable for Wet Locations  
IK07 : Impact Resistant (Vandal Resistant)

### LUMINAIRE SPECIFICATION

Head Office: Tel: 503-645-0500  
7144 NW Progress Ct Fax: 503-645-8100  
Hillsboro, Oregon 97124  
www.ligmanlightingusa.com

#### UAA-95091

#### Atlantic medium shade pendant LED

A pendant luminaire with a small and medium size shade decorative lantern and symmetrical light distribution using energy saving compact fluorescent as well as metal halide and high pressure sodium lamps. Developed to compliment the Atlantic wall light, Atlantic bollard and Atlantic pillar light. Designed for lighting entrances, retail outlets, malls and showrooms. Painted galvanized steel pendant rod, low copper content die cast housing with high corrosion resistance. Stainless steel screws. Durable silicone rubber gasket and opal glass diffuser. Housing is treated with a chemical chromated protection before powder coating, ensuring high corrosion resistance. Integral control gear.

#### Physical Data

Diameter: 19.69"  
Height: 38.86"/39.37"  
Weight: 17.8 lbs

#### Lamp

41w - 1875lm - White - LED ©

#### LED Color (Please Specify)

W27 - 2700K  
 W30 - 3000K  
 W40 - 4000K

#### Voltage (Please Specify)

120V  
 277V  
 Other \_\_\_\_\_

#### Options (Please Specify)

#### Color (Please Specify)

01-Black - RAL 9011  
 03-White - RAL 9003  
 05-Matt Silver - RAL 9006  
 06-Bronze - RAL 6014  
 02- Dark Grey - RAL 7043  
 04 - Metallic Silver - RAL 9006  
 07- Custom - RAL \_\_\_\_\_

#### Shade Style

(1) Swept Shade  
 (2) Straight Shade

#### Top Style

(1) Dome  
 (2) Cone Top

Cage - A90621

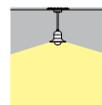
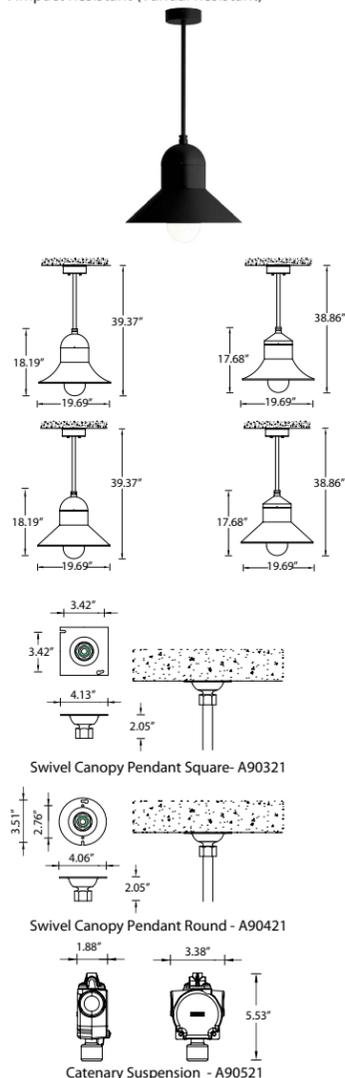
Swivel Canopy Pendant Square - A90321

Swivel Canopy Pendant Round - A90421

Catenary Suspension - A90521

50w LED COB

90w LED COB



Ordering Example : UAA - 95091 - White- 41w - 120v - Options



PROJECT: \_\_\_\_\_ DATE: \_\_\_\_\_

TYPE: \_\_\_\_\_ QUANTITY: \_\_\_\_\_ NOTE: \_\_\_\_\_

Ligman Lighting USA reserves the right to change specifications without prior notice, please contact factory for latest information. Due to the continual improvements in LED technology data and components may change without notice.



### SLOT LIGHT FOR STAIR LANDINGS

## M60 LED

Linear LED Direct  
Surface, Pendant & Wall



Project: \_\_\_\_\_

Type: \_\_\_\_\_

Qty: \_\_\_\_\_

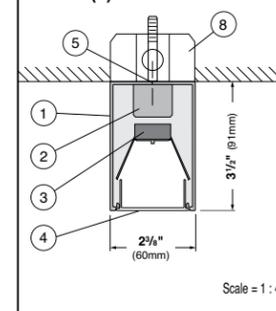
L60	1L35		LW				
Series	Light Engine	CCT	Shielding	Mounting	Nominal Length	Finish	Voltage

#### Options

Series	Light Engine	CCT	Shielding	Mounting	Nominal Length	Finish	Voltage	Options
L60 M60 Direct Linear LED Multi-Mount Form	1L35 Single Linear LED	27 2700K 30 3000K 35 3500K 40 4000K	LW LED optimized white lens	C Cable S Swivel Stem RS Rigid Stem W Wall Mount F Surface Mount	01 1 ft. 02 2 ft. 03 3 ft. 04 4 ft. 05 5 ft. 06 6 ft. 07 7 ft. 08 8 ft. RUN Create Run Runs can be pre-configured using various combinations in 1/4" steps, starting at 8ft.	WH White BK Black SV Silver SP Specify Premium Color	120 277	DM <sup>1</sup> Dimming (0-10V) Linear DML <sup>1</sup> Dimming (0-10V) Logarithmic DCE <sup>1</sup> Lutron Eco-System Dimming CCR DC3 <sup>1</sup> Lutron 3-Wire Dimming CCR DMD <sup>1</sup> Digital Addressable (DALI) Dimming DL Damp Location

<sup>1</sup> Consult factory for less than 2 ft. fixture length.

#### Surface (F)



1. **Housing** - Continuous, 6063-T6 extruded aluminum profile up to 12 feet long. Joined with Connector Plus Joining System for ease of installation and to ensure a uniform appearance. For use in insulated ceilings, designed for direct contact with thermal insulation.

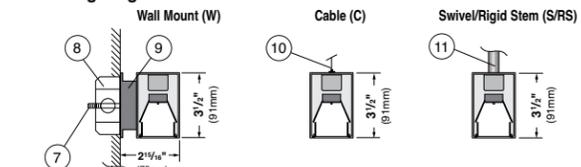
2. **Driver** - Electronic Class 2 driver, universal for 120/277V, high efficiency, PFC>0.95, soft start. Lutron A-Series (DC3/DCE), 0-10V Linear (DM) and 0-10V Logarithmic (DML) or DALI (DMD) dimming may be specified as well.

3. **LED Light Engine** - High efficiency LED light engine equipped with brand-name LEDs, available in 2700K, 3000K, 3500K, or 4000K. CCT tolerance within a 3-step MacAdam ellipse.

4. **Shielding** - LED Optimized white acrylic diffuser lens.

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L60U-041-01 (ss+Q4)

#### Mounting Diagrams



5. **Ø 7/8" Feed Hole** - Drilled at factory. See p. 3 for details.

6. **Ø 9/32" Mounting Hole** - (not shown) Drilled at factory. See p. 3 for details. Mounting hardware supplied and installed by others.

7. **Ø 1/4" Threaded Rod and Mounting Hardware** - To anchor End Cap Support Bracket/Wall Bracket, supplied and installed by others.

8. **Outlet Box** - Supplied and installed by others. Use 2" x 4" outlet box.

9. **Wall Bracket** - 4" square aluminum wall bracket provided. See layout pages for details.

10. **1/16" Aircraft Cable Suspension** - Supplied with chrome gripper for easy adjustment. 48" max suspension from ceiling to top of luminaire.

11. **5/8" Steel Swivel Stem or Rigid Stem Suspension** - Swivel Stem provides 30° swivel rotation and can be

cut in field; Rigid Stem can not be cut in field. 48" max suspension from ceiling to top of luminaire.

**Linear Runs** - Continuous run configurations are available in 1/4" steps, starting at 8ft. Round up length to nearest nominal foot to generate order code. Suspension points might not be symmetrical for certain run length. Please consult factory if symmetrical suspension locations are required.

**Interior Luminaire Finish** - Selux utilizes a high quality Polyester Powder Coating. All Selux luminaires are finished in our Tiger Drylac certified facility and undergo a five stage intensive pretreatment process where product is thoroughly cleaned, phosphated, and sealed. Selux powder coated products provide excellent salt and humidity resistance as well as ultra violet resistance for color retention. All products are tested in accordance with test specifications for coatings from ASTM and PCI.

Standard interior colors are White (WH), Black (BK), and Silver (SV).

Selux premium colors (SP) are available, please specify from your Selux color selection guide.

**5 Year Limited LED Luminaire Warranty** - Selux offers a 5 Year Limited Warranty to the original purchaser that the M60 LED luminaire shall be free from defects in material and workmanship for up to five (5) years from date of shipment. This limited warranty covers the fixture, LED driver and LED light engine when installed and operated according to Selux instructions. Fixture suitable for ambient temperature of 35° C (95° F). For details and exclusions, see "Selux Terms and Condition of Sale."

**Listings and Ratings:** Tested to IESNA LM-79-08 and LM-80 test standards at 25° C ambient temperature.



For DoE Lighting Facts labels, see p.2

Union Made Affiliated with IBEW Local 363

NRTL Listed for Damp Location (i.e. UL, CSA)

For IC and Non-IC Construction

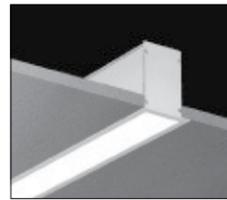
In a continuing effort to offer the best product possible, we reserve the right to change, without notice, specifications or materials that in our opinion will not affect the function of the product. Specification sheets found at www.selux.us are the most recent versions and supercede all other printed or electronic versions

# CONCEPT

## LIGHTING MANUFACTURER'S CUTSHEETS

### RECESSED SLOT AT STOREFRONT

# M60 LED Recessed Linear LED Flanged Extrusion

**Project:** \_\_\_\_\_

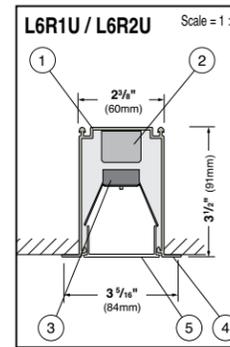
**Type:** \_\_\_\_\_ **Qty:** \_\_\_\_\_

Series: **1L35** Light Engine    CCT: \_\_\_\_\_    Shielding: **LW** LED optimized white lens    Mounting: \_\_\_\_\_    Nominal Length: \_\_\_\_\_    Finish: \_\_\_\_\_    Voltage: \_\_\_\_\_

Options

Series	Light Engine	CCT	Shielding	Mounting	Nominal Length	Finish	Voltage	Options
L6R1U M60 Recessed Linear LED Flanged Extrusion	1L35 Single Linear LED	27	2700K	LW LED optimized white lens	SH Suspension Clips	WH White BK Black SV Silver SP Specify Premium Color	120 277	DM <sup>1</sup> Dimming (0-10V) Linear
		30	3000K		TS 1" Studs (factory installed)			DML <sup>1</sup> Dimming (0-10V) Logarithmic
		35	3500K		RC <sup>2,3</sup> Rotating Crossbars			DCE <sup>1</sup> Lutron Eco-System Dimming CCR
		40	4000K		PM Perimeter Mount			DC3 <sup>1</sup> Lutron 3-Wire Dimming CCR
L6R2U M60 Recessed Linear LED Flush End (Flanged Extrusion / Flangeless Endcaps) (L6R2U not to be used with T-Bar ceiling)	1L35 Single Linear LED	27	2700K	LW LED optimized white lens	SH Suspension Clips	WH White BK Black SV Silver SP Specify Premium Color	120 277	DMD <sup>1</sup> Digital Addressable (DALI) Dimming
		30	3000K		TS 1" Studs (factory installed)			CCEA <sup>4</sup> Chicago Plenum
		35	3500K		RC <sup>2,3</sup> Rotating Crossbars			EMN <sup>1</sup> Battery Pack
		40	4000K		PM Perimeter Mount			TB T-Bar Length (used for RUN only)
					RUN Create Run			DL Damp Location

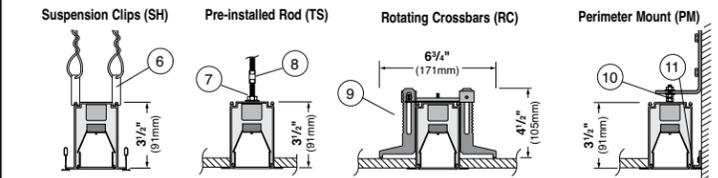
<sup>1</sup> Consult factory for less than 2 ft. fixture length. <sup>2</sup> 3 ft. minimum when using with DM, DML, DMD, or EMN. <sup>3</sup> RC mounting not available for 1' length. <sup>4</sup> Not available in combination with EMN.



- Housing** - Continuous, 6063-T6 extruded aluminum profile up to 12 feet long. Joined with Connector Plus Joining System for ease of installation and to ensure a uniform appearance. For use in insulated ceilings, designed for direct contact with thermal insulation.
- Driver** - Electronic Class 2 driver, universal for 120V/277V, high efficiency, PFC>0.95, soft start. Lutron A-Series (DC3/DCE), 0-10V Linear (DM) and 0-10V Logarithmic (DML) or DALI (DMD) dimming may be specified as well.
- LED Light Engine** - High efficacy LED light engine equipped with brand-name LEDs, available in 2700K, 3000K, 3500K or 4000K. CCT tolerance within a 3-step MacAdam ellipse.

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www.selux.us  
L6R1U-0414-01 (ss+3.4)

#### Mounting Diagrams



- Flange** - 9/16" (14mm) wide flange runs full lengths of both sides and is part of the main extruded body. Specify continuous flange (L6R1U) or flush end (L6R2U). Flush end not to be used with T-Bar ceiling.
- Shielding** - LED Optimized white acrylic diffuser lens.
- Spring Steel Suspension Clips** - Supplied two places, located nominally every 4 ft. Support wires supplied and installed by others.
- Pre-installed 1" 1/4-20 Studs** - Attached to fixture, see p.3 for location details.
- Coupling & Threaded Rod to Structure** - Supplied and installed by others.
- Rotating Crossbar** - For inaccessible ceilings, adjustable for ceiling thicknesses from 1/4" to 2". Supplied, (2-3) per fixture.
- Steel Wall Bracket & 1/4-20 Rod** - Supplied, (2-3) per fixture, see p.3 for location details. (Fasteners to wall and wall anchors by others.)
- Aluminum Wall Bracket** - Secured to wall (fasteners and wall anchors by others) and runs entire length of fixture. Also supplied for width of fixtures when supplied with continuous flange. Allows for 1/8" gap between flange and wall to create shadow line allowing for unevenness of wall. See p.3 for location details.
- Flex Whip** - (not shown) Standard and dimming wiring. See p.4 for details.
- Stand-by Battery Pack** - (not shown) Mounted on top of and accessible through fixture housing. See p.4 for details.
- Linear Runs** - Continuous run configurations are available in 1/4" steps, starting at 8ft. Round up length to nearest nominal foot to generate order code. Suspension points might not be symmetrical for certain run length. Please consult factory if symmetrical suspension locations are required.
- Interior Luminaire Finish** - Selux utilizes a high quality Polyester Powder Coating. All Selux luminaires are finished in our Tiger Drylac certified facility and undergo a five stage intensive pretreatment process where product is thoroughly cleaned, phosphated, and sealed. Selux powder coated products provide excellent salt and humidity resistance as well as ultra violet resistance for color retention. All products are tested in accordance with test specifications for coat-
- 5 Year Limited LED Luminaire Warranty** - Selux offers a 5 Year Limited Warranty to the original purchaser that the M60 LED luminaire shall be free from defects in material and workmanship for up to five (5) years from date of shipment. This limited warranty covers the fixture, LED driver and LED light engine when installed and operated according to Selux instructions. Fixture suitable for ambient temperature of 35° C (95° F). For details, see "Selux Terms and Condition of Sale."
- Listings and Ratings:** Tested to IESNA LM-79-08 and LM-80 test standards at 25° C ambient temperature.

Union Made Affiliated with IBEW Local 363    NRTL Listed for Damp Location (i.e. UL, CSA)    For IC and Non-IC Construction

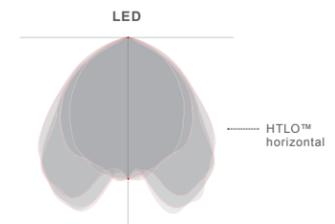
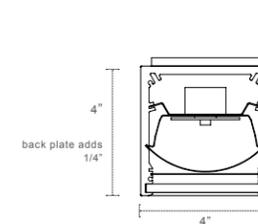
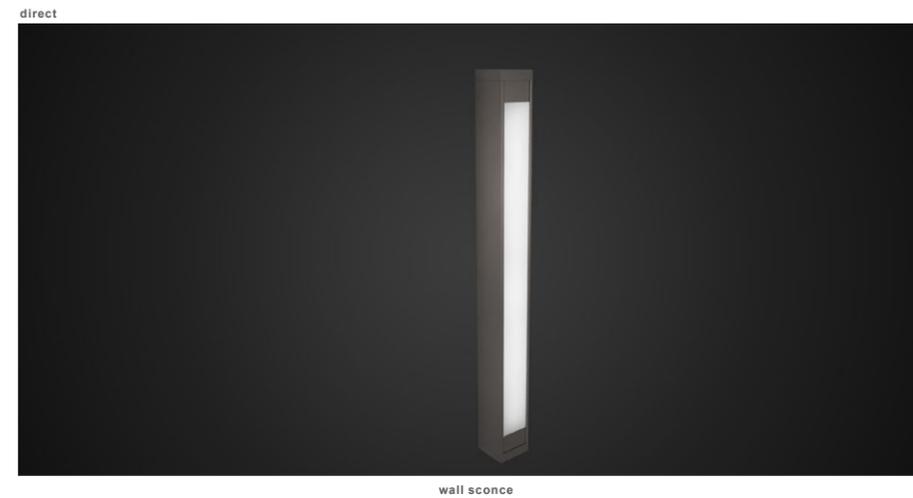
In a continuing effort to offer the best product possible, we reserve the right to change, without notice, specifications or materials that in our opinion will the function of the product. Specification sheets found at www.selux.us are the most recent versions and supercede all other printed or electronic ver-



### SURFACE MOUNTED WALL SCNCE

X4 | aire<sup>4</sup>

elements



LED per foot	1 board in cross	watts/ft	lumens/ft
LL	2	120	
LS	5	600	

specifications subject to change - lumens at 4000K

Available Light Platforms:



Available Mounting:



**CONCEPT**

**MANUFACTURER'S CUTSHEETS**

**ROOF MECHANICAL - DEDICATED OUTSIDE AIR**



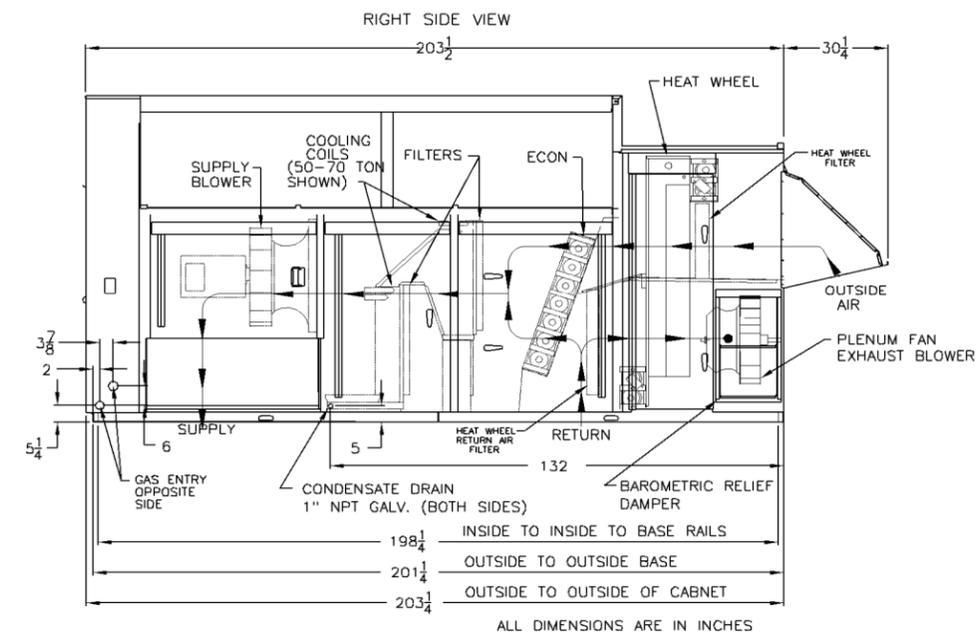
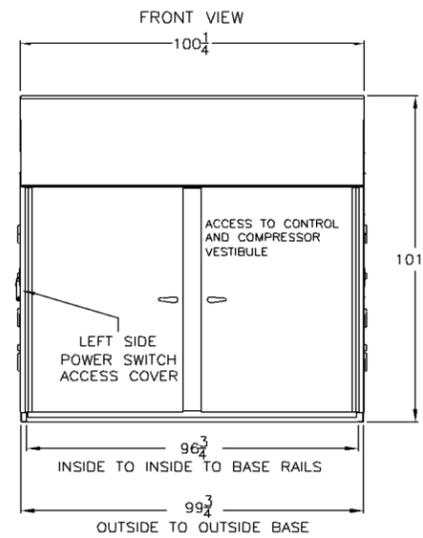
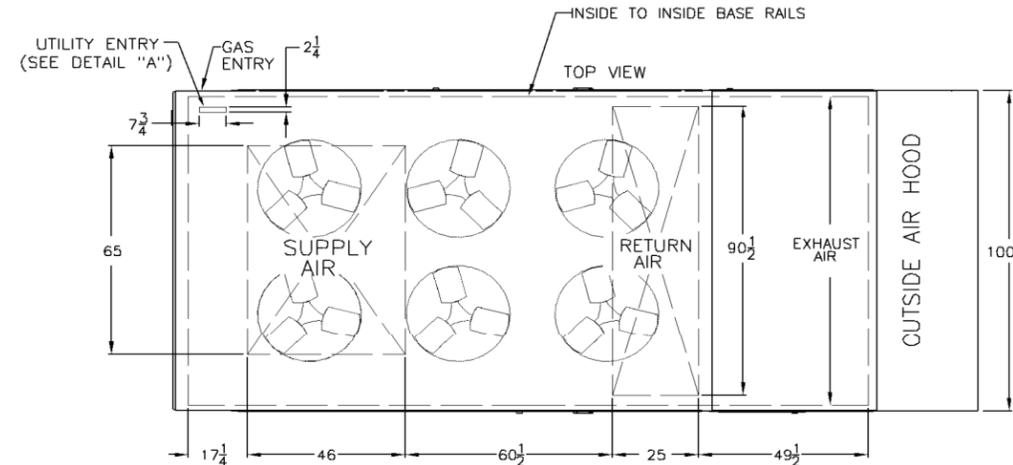
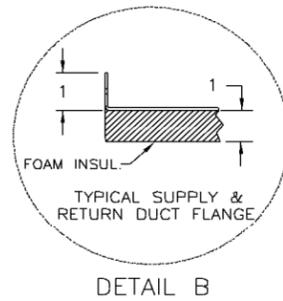
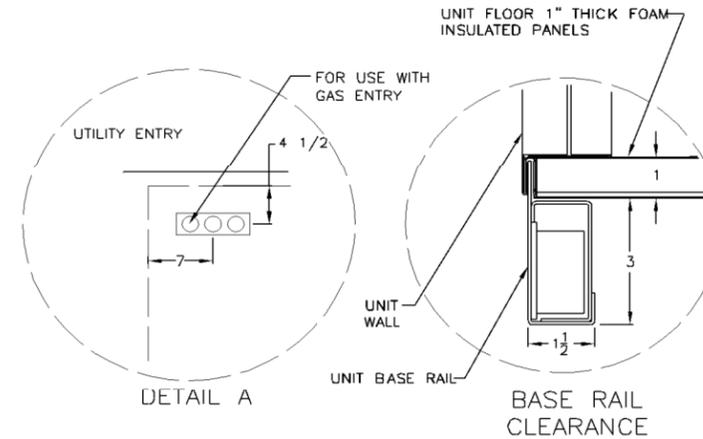
**RN UNITS 26-70 TON**

WITH ECONOMIZER AND HEAT WHEEL RETURN AIR FILTER  
WITH POWER EXHAUST

CLEARANCES	
LOCATION	UNIT SIZE 26-70 TON
RETURN AIR BACK	48
VENT SIDE FRONT	48
LEFT SIDE	48
RIGHT SIDE	70
TOP	UNOBSTRUCTED

NOTE: RIGHT AND LEFT SIDE UNIT CLEARANCES ARE INTERCHANGEABLE ON UNITS THAT DO NOT HAVE THE HYDRONIC HEATING OPTION. (UNITS WITH HYDRONIC HEAT MUST HAVE 70" RIGHT SIDE ACCESS FOR SERVICE.)

NOTE: 26-40 TON UNITS INCLUDES A SINGLE COOLING COIL. 50-70 TON UNIT INCLUDE TWO COOLING COILS.

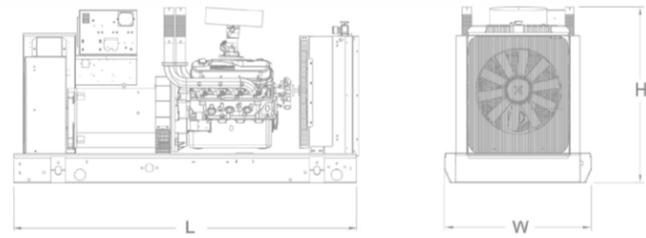


ALL DIMENSIONS ARE IN INCHES

# CONCEPT

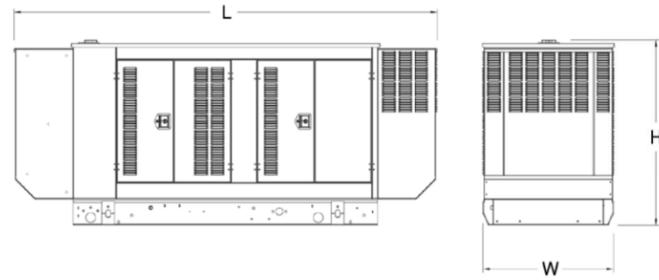
## MANUFACTURER'S CUTSHEETS

### ROOF MECHANICAL - GENERATOR



#### OPEN SET (Includes Exhaust Flex)

L x W x H in (mm)	94.2 (2394) x 40 (1016) x 47.5 (1206)
Weight lbs (kg)	2064 (936.2)
Sound Level (dBA*)	83.5



#### LEVEL 1 ACOUSTIC ENCLOSURE

L x W x H in (mm)	129.42 (3287.2) x 40.46 (1027.8) x 56.18 (1427)
Weight lbs (kg)	Steel: 2798 (1269.2) Aluminum: 2355 (1068)
Sound Level (dBA*)	74.8

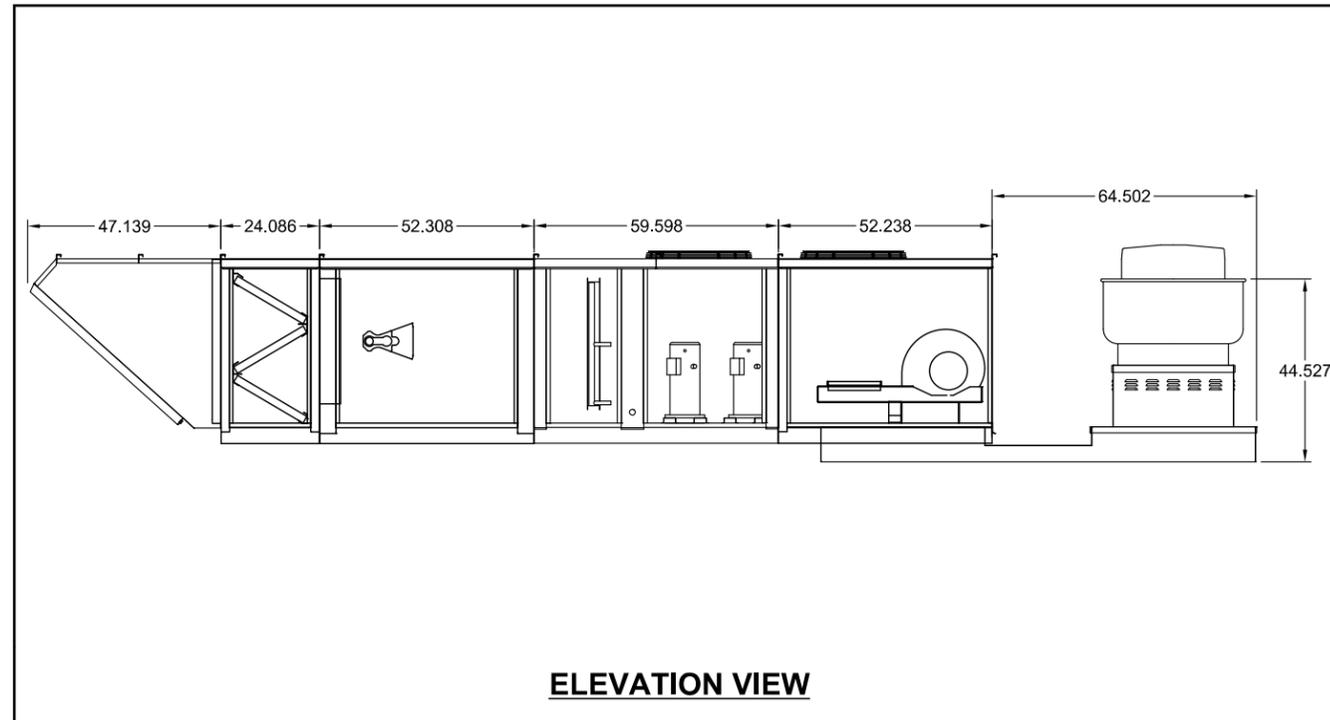
\*All measurements are approximate and for estimation purposes only. Sound levels measured at 23 ft (7 m) and does not account for ambient site conditions.

CONCEPT

MANUFACTURER'S CUTSHEETS

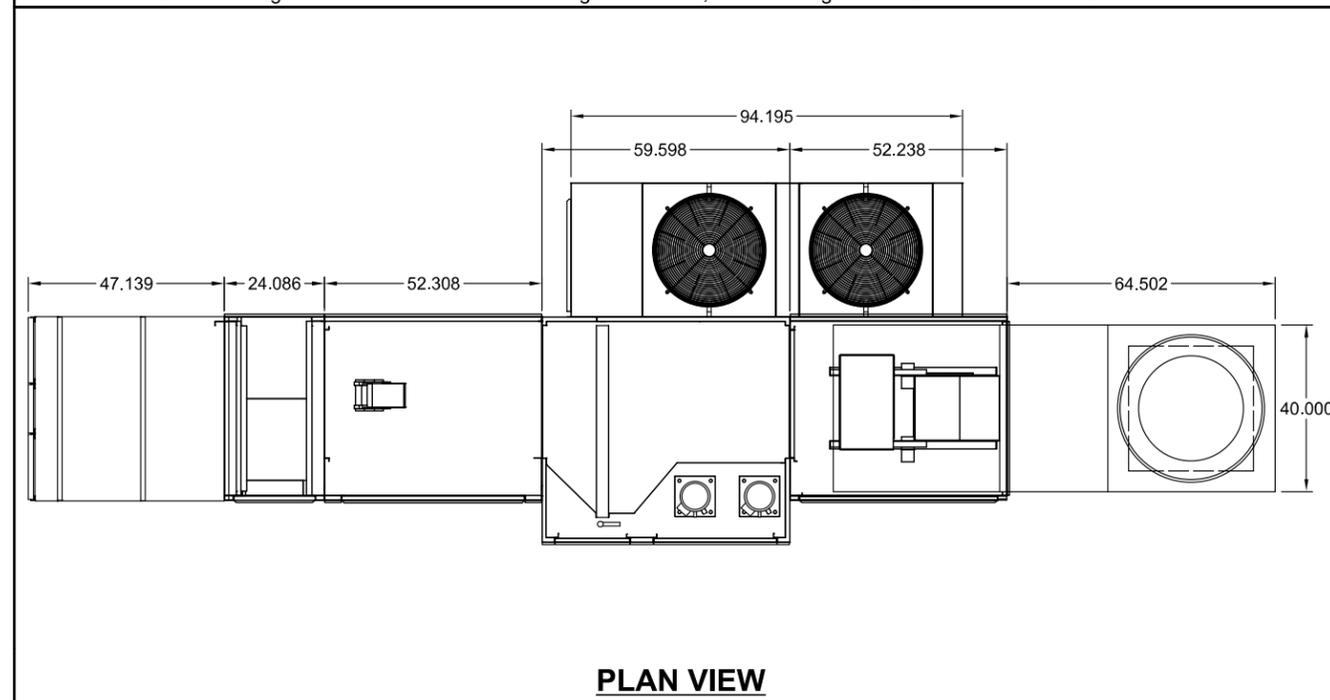
ROOF MECHANICAL - KITCHEN  
MAKEUP AND AIR EXHAUST

DGX-112-H22



**ELEVATION VIEW**

\* Standard configuration for unit access is on the right-hand side, when looking into the unit intake in the direction of airflow.



**PLAN VIEW**

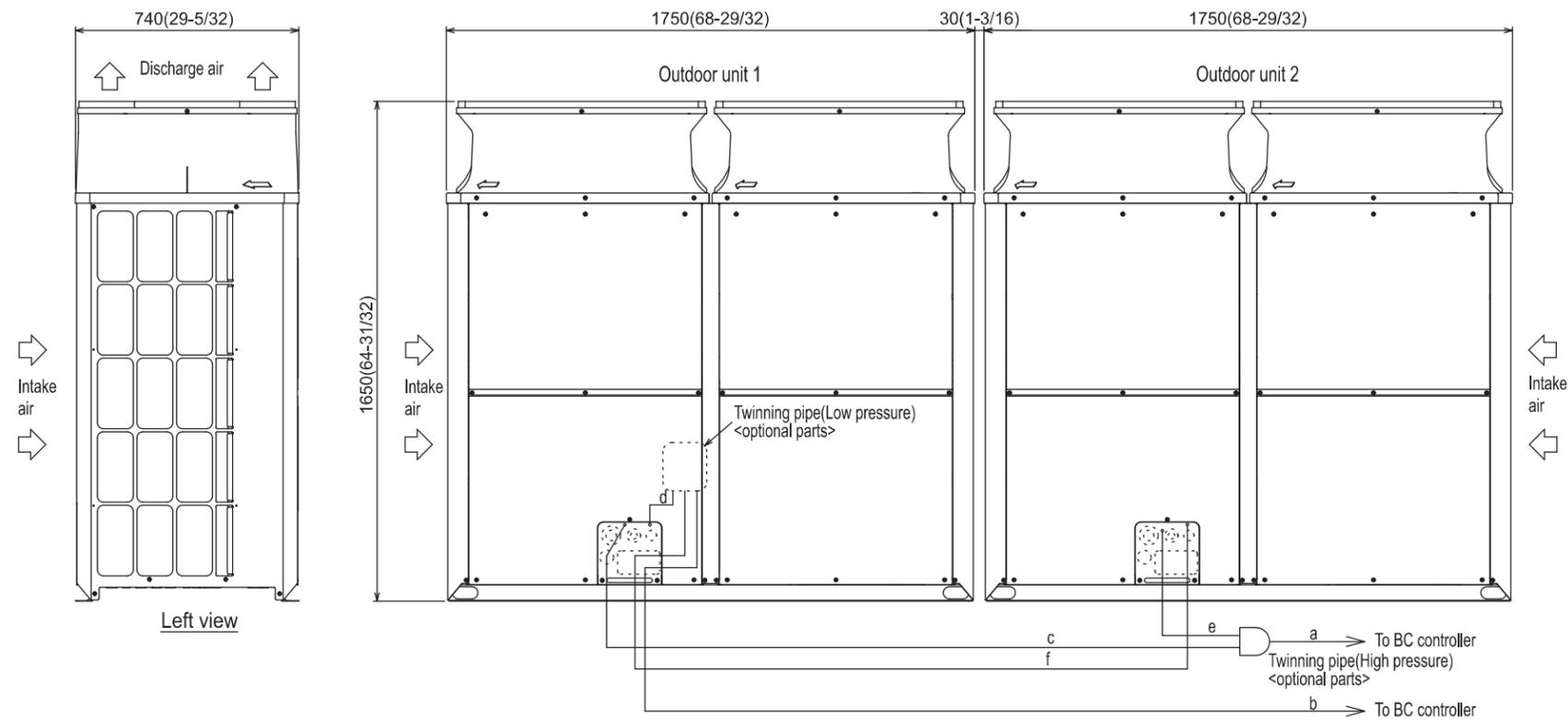
\* Standard configuration for unit access is on the right-hand side, when looking into the unit intake in the direction of airflow.

# CONCEPT

## MANUFACTURER'S CUTSHEETS

### ROOF MECHANICAL - VRF ROOF TOP UNITS - A

Specifications are subject to change without notice.  
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Front view

**Twinning pipe connection size**

Package unit name	PURY-P240YSKMU-A(-BS)	PURY-P264YSKMU-A(-BS)	PURY-P288YSKMU-A(-BS)
Component unit name	Outdoor unit 1	PURY-P120YKMU-A(-BS)	PURY-P144YKMU-A(-BS)
	Outdoor unit 2	PURY-P120YKMU-A(-BS)	PURY-P144YKMU-A(-BS)
Outdoor Twinning Kit(optional parts)	CMY-R100XLCBK		
BC controller-Twinning pipe	High pressure	a	ø28.58(1-1/8)
	Low pressure	b	ø34.93(1-3/8)

Unit model	P240		P264		P288	
	Component unit model	P120	P120	P144	P120	P144
Twinning Kit -Outdoor unit	High pressure	c ø19.05(3/4)	e ø19.05(3/4)	c ø22.2(7/8)	e ø19.05(3/4)	c ø22.2(7/8)
	Low pressure	d - (Note 5)	f ø28.58(1-1/8)	d - (Note 5)	f ø28.58(1-1/8)	d - (Note 5)

- Note 1. Connect the pipes as shown in the figure above. Refer to the table above for the pipe size.  
 2. Twinning pipe (High pressure) should not be tilted more than 15 degrees from the horizontal plane.  
 Be sure to see the Installation Manual for details of Twinning pipe installation.  
 3. The pipe section before the Twinning pipe (section "a" in the figure) must have at least 500mm(19-11/16) of straight section  
 (\*including the straight pipe that is supplied with the Twinning pipe).  
 4. Only use the Twinning pipe by Mitsubishi (optional parts).  
 5. Connect the outdoor unit 1 with the Twinning pipe (Low pressure) (section "d" in the figure).

Unit : mm(in.)

Outdoor Unit: PURY-P288YSKMU-A(-BS) – DIMENSIONS