

PROJECT TEAM

OWNER

BRUCE AND REGINA GOODMAN

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ARCHITECT

KSK ARCHITECTS

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CONTRACTOR

FRENCH COUNTRY PINE & DESIGN

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PROJECT INFORMATION

PROJECT ADDRESS	GRAHAM ROW CONDOS 1501-1507 N MARSHALL ST MILWAUKEE, WI 53202
TAXKEY	3601451000
ZONING	RT4
PARCEL AREA	1,840 SF (PER CITY ASSESSOR'S DATA)
TOTAL FINISHED AREA	2,756 SF (PER CITY ASSESSOR'S DATA)
PROPOSED WORK AREA	225 SF (REFER TO 1/ A02)

SHEET INDEX

SHEET NUMBER	SHEET NAME
GENERAL	
G001	COVER SHEET AND INDEX
ARCHITECTURAL	
A01	FIRST FLOOR DEMO AND REFERENCE PLANS
A02	FIRST FLOOR NEW WORK PLAN
A03	ENLARGED KITCHEN PLAN
A04	REFLECTED CEILING PLAN
A05	INTERIOR ELEVATIONS
A06	SECTION

PROJECT DESCRIPTION

SCOPE OF WORK INCLUDES ALTERATIONS TO A SINGLE RESIDENTIAL KITCHEN, INCLUDING REMOVAL OF NON-LOAD BEARING WALLS AND RECONFIGURATION OF MECHANICALS AND PLUMBING.

BUILDING IS AN R-2 CONDO BUILDING, UNSPRINKLED WITH (3) RESIDENTIAL UNITS SEPARATED BY MASONRY PARTY WALLS. DUE TO UNIT COUNT AND THRESHOLD OF 50,000 CUBIC FEET FOR ENTIRE BUILDING, THIS IS BEING SUBMITTED AS A COMM-ALT PERMIT THOUGH THE WORK IS LIMITED TO A SMALL AREA WITHIN THE INTERIOR OF ONE RESIDENTIAL UNIT.

BUILDING WAS CONSTRUCTED IN 1889 AND IS ON THE NATIONAL REGISTER OF HISTORIC PLACES AS WELL AS LOCALLY DESIGNATED. SCOPE OF EXTERIOR WORK IS A SINGLE EXHAUST VENT FOR A RESIDENTIAL RANGE HOOD.



KEY PLAN
NOT TO SCALE



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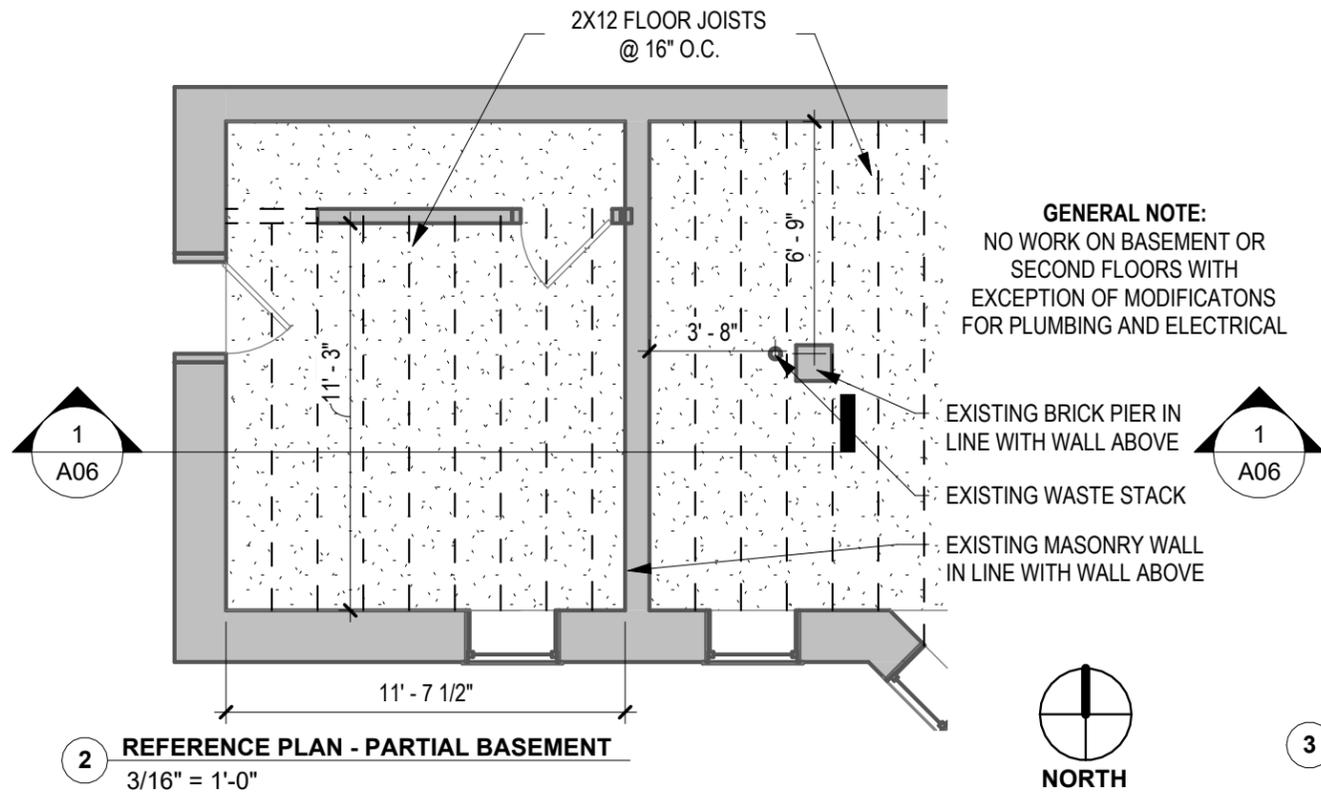
RESIDENTIAL KITCHEN ALTERATIONS

1501 N MARSHALL ST
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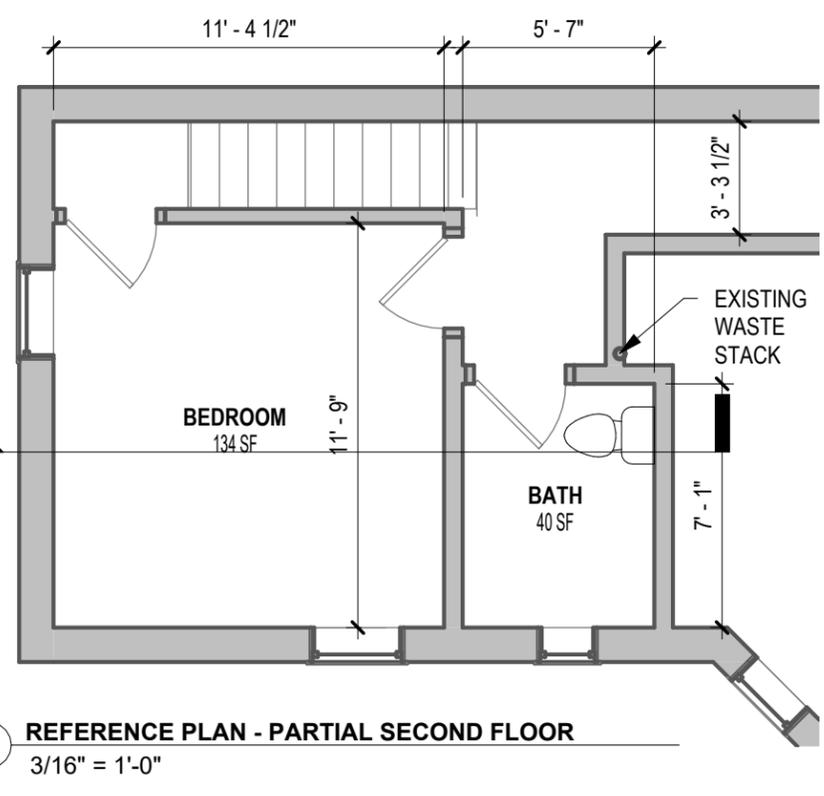
KSK PROJECT # 25K-29

PERMIT SET
JULY 25, 2025





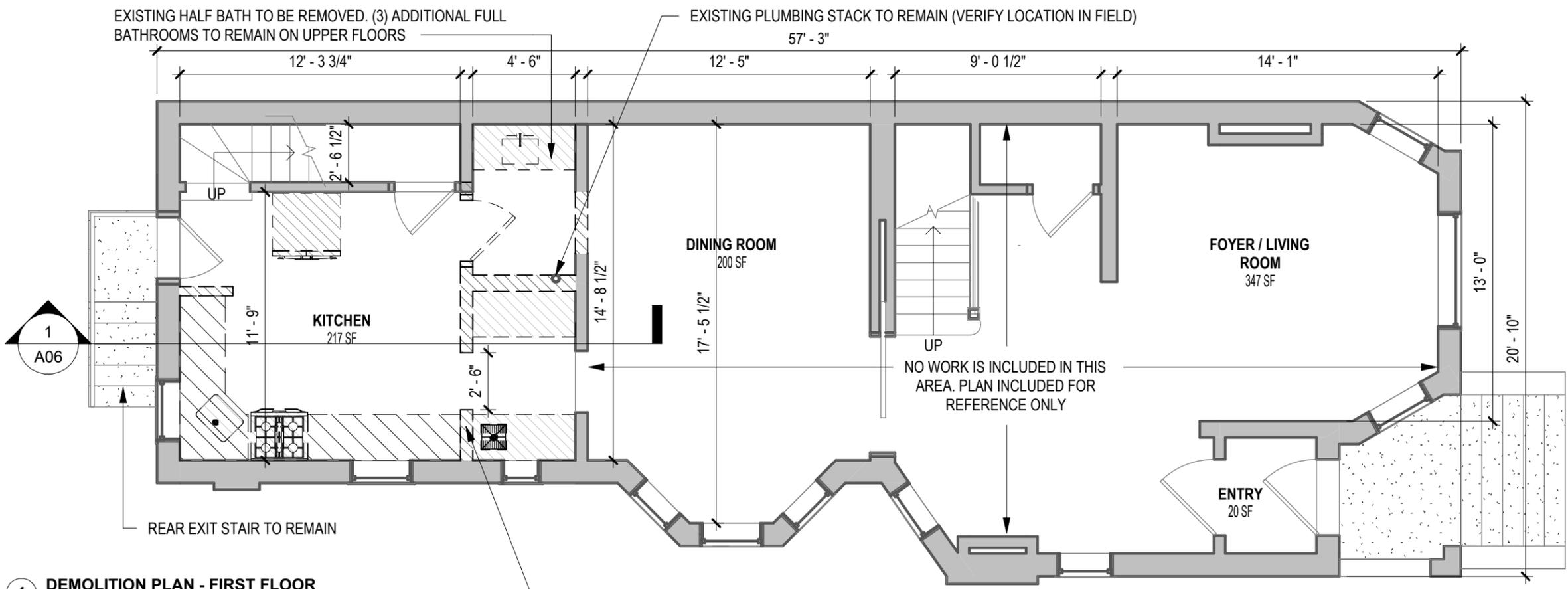
2 REFERENCE PLAN - PARTIAL BASEMENT
3/16" = 1'-0"



3 REFERENCE PLAN - PARTIAL SECOND FLOOR
3/16" = 1'-0"



PLAN LEGEND		



1 DEMOLITION PLAN - FIRST FLOOR
3/16" = 1'-0"



WALL PRESUMED NON-LOAD BEARING BASED ON VISIBLE CONDITIONS. CONTRACTOR TO INVESTIGATE TOP PLATE AND ANY BEARING ATTACHMENT BEFORE FULL REMOVAL



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FIRST FLOOR DEMO AND REFERENCE PLANS
A01



EXTERIOR STAINLESS STEEL THROUGH WALL VENT - PAINTED TO MATCH EXISTING TRIM PAINT

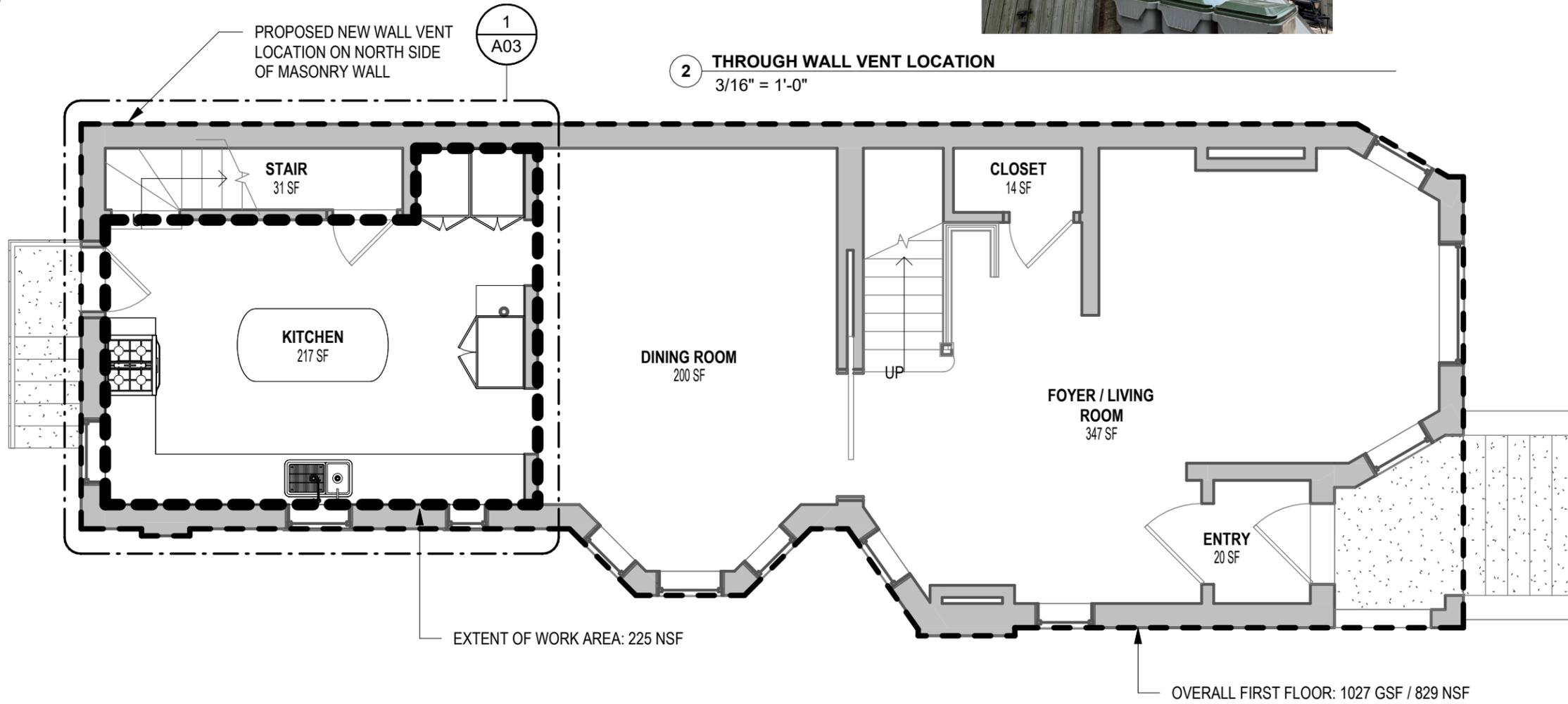
PROPOSED NEW WALL VENT LOCATION ON NORTH SIDE OF MASONRY WALL

ALTERNATE INTENDED LOCATION WOULD BE WITHIN 3'-0" OF AN OPERABLE WINDOW/DOOR



PLAN LEGEND		
EXISTING DOOR TO REMAIN	EXISTING DOOR TO BE REMOVED	NEW DOOR
EXISTING WALL TO REMAIN	EXISTING WALL TO BE REMOVED	NEW WALL
EXISTING WINDOW TO REMAIN	EXISTING WINDOW TO BE REMOVED	NEW WINDOW

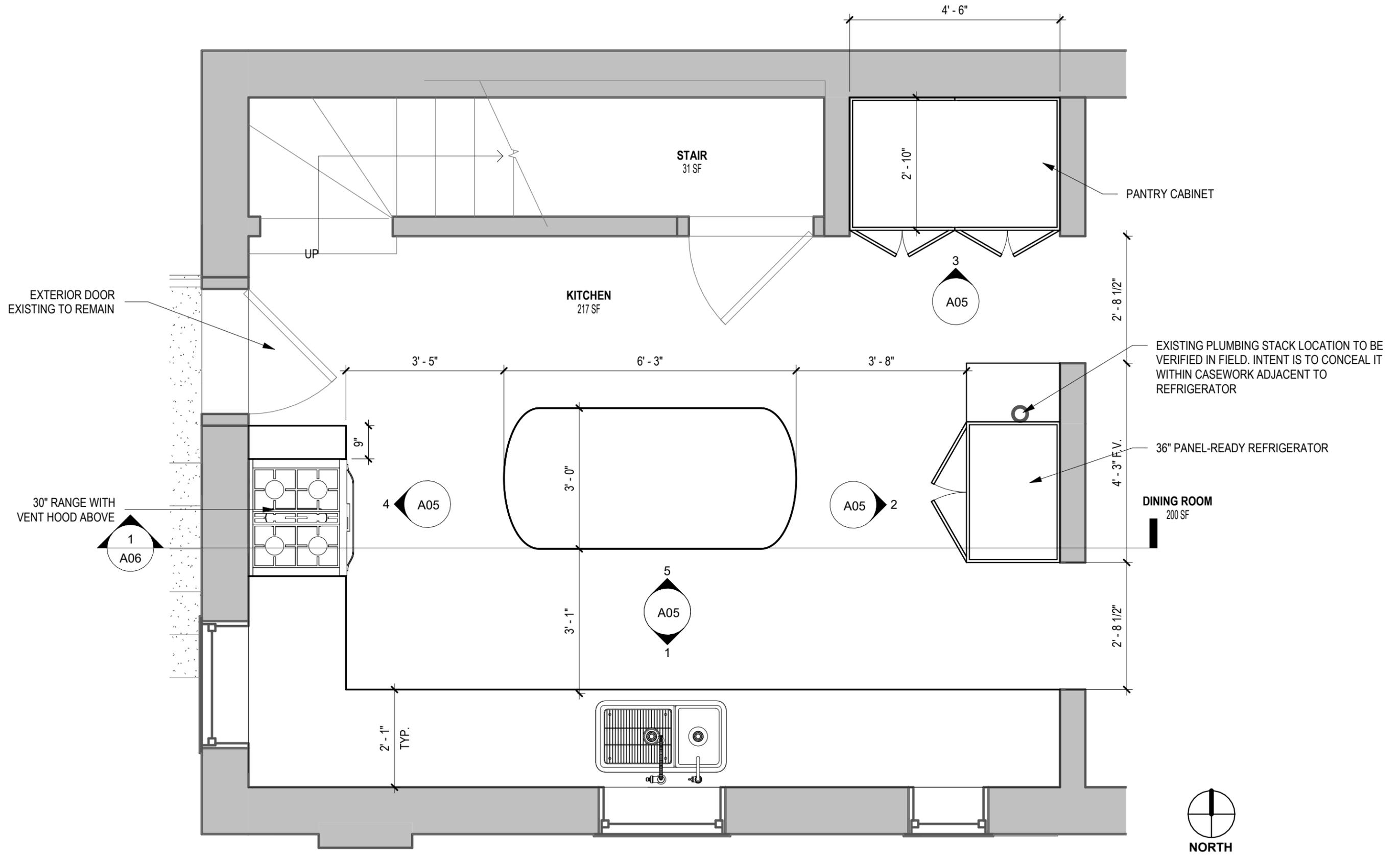
A02
2



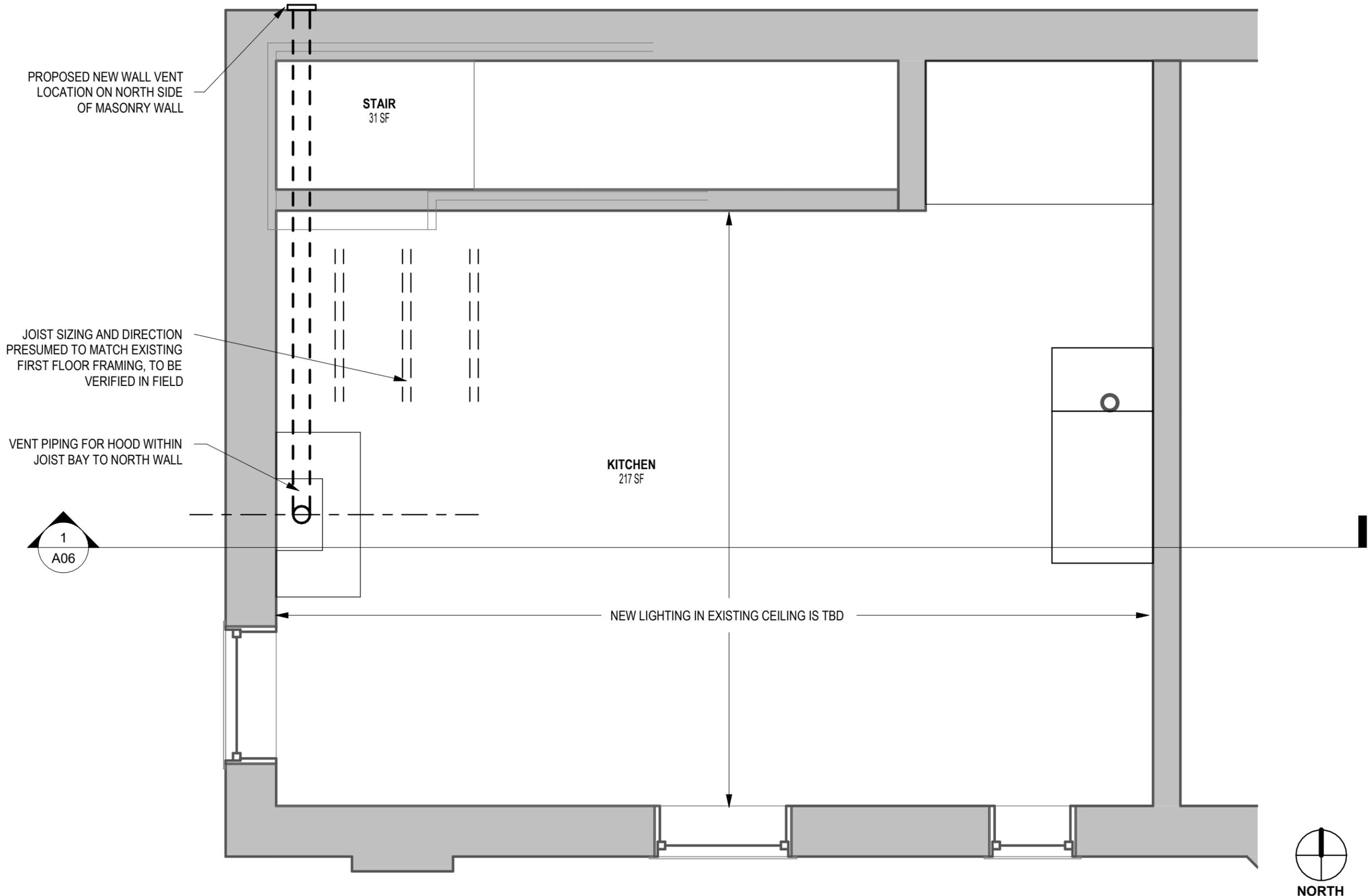
1 NEW WORK PLAN - FIRST FLOOR
3/16" = 1'-0"



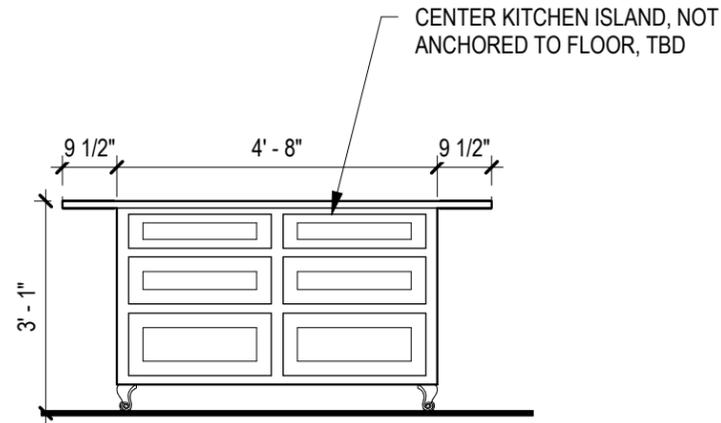
NORTH



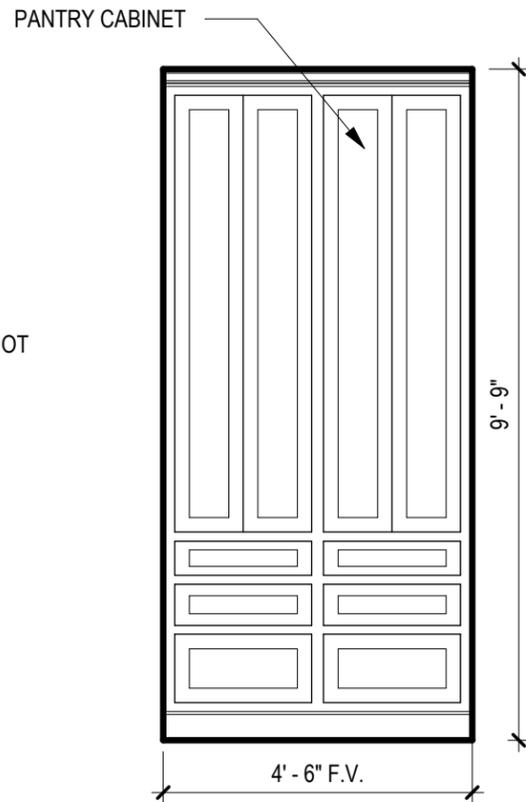
1 ENLARGED KITCHEN PLAN
1/2" = 1'-0"



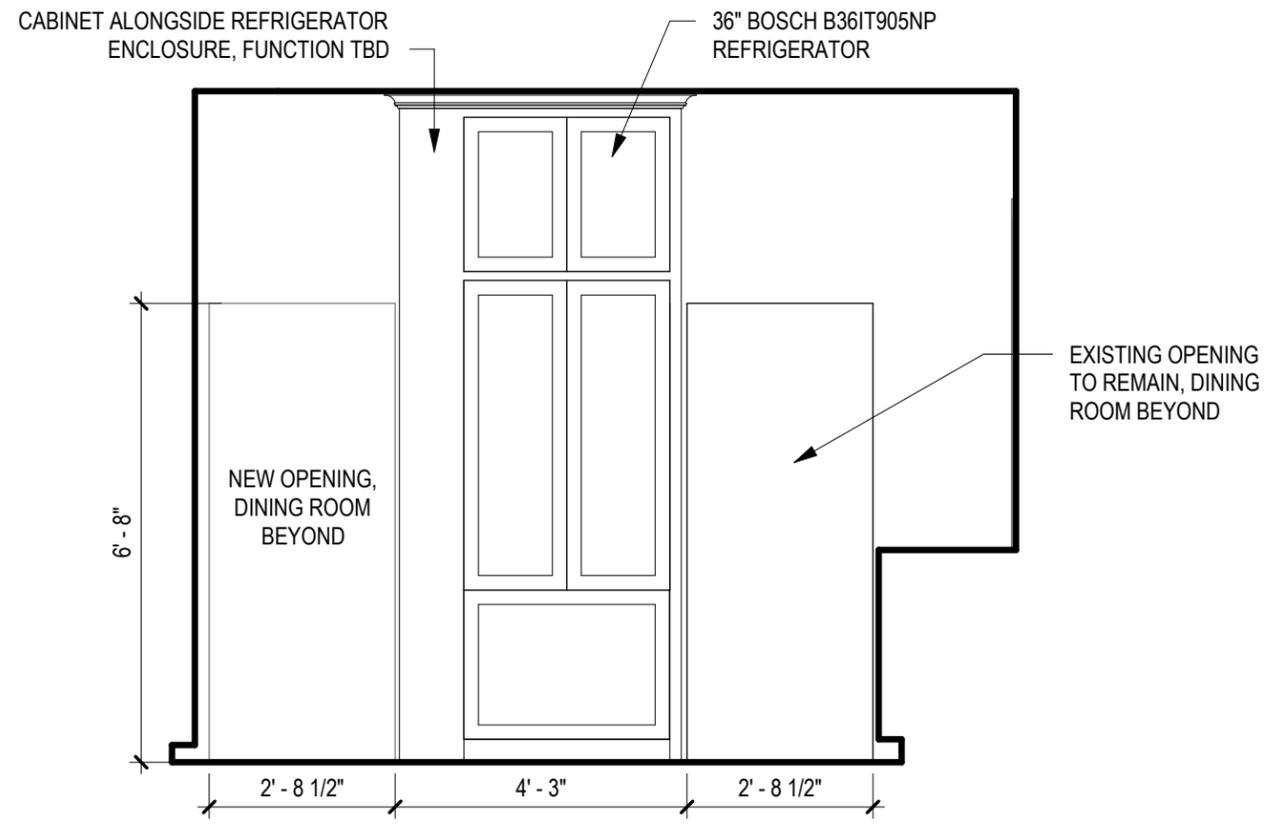
1 REFLECTED CEILING PLAN - FIRST FLOOR
1/2" = 1'-0"



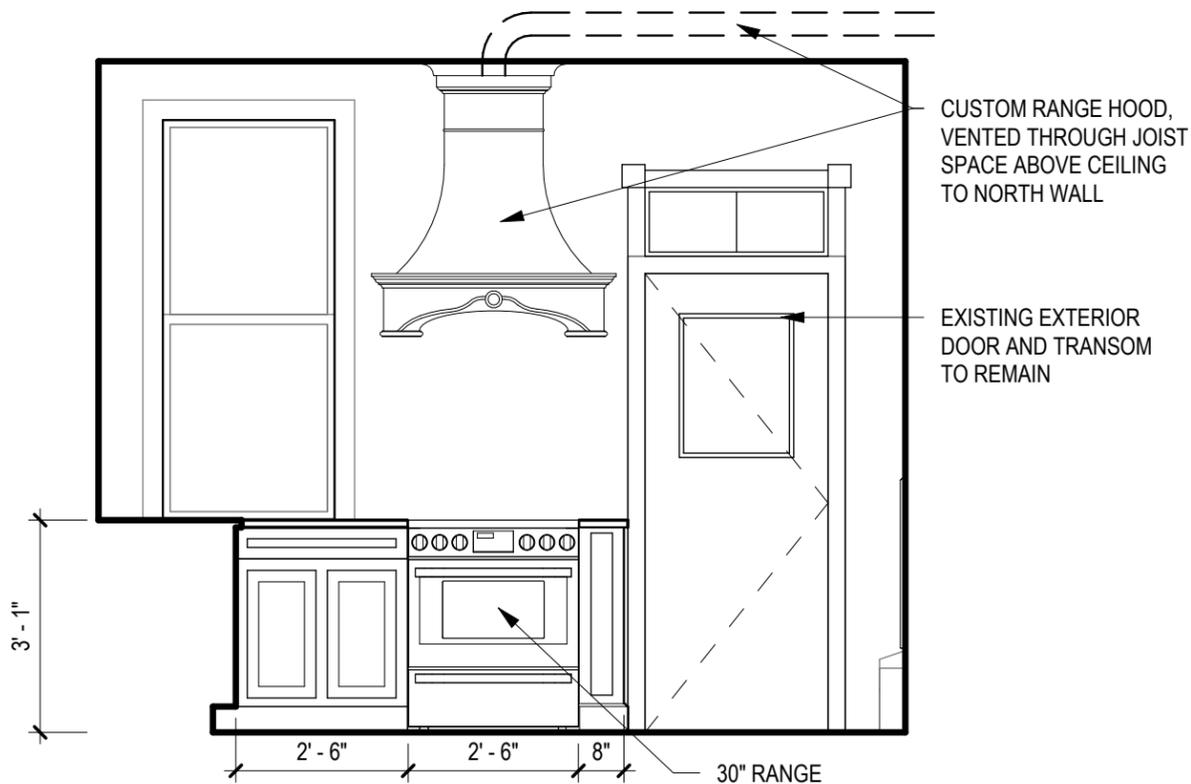
5 KITCHEN ISLAND - SOUTH SIDE
3/8" = 1'-0"



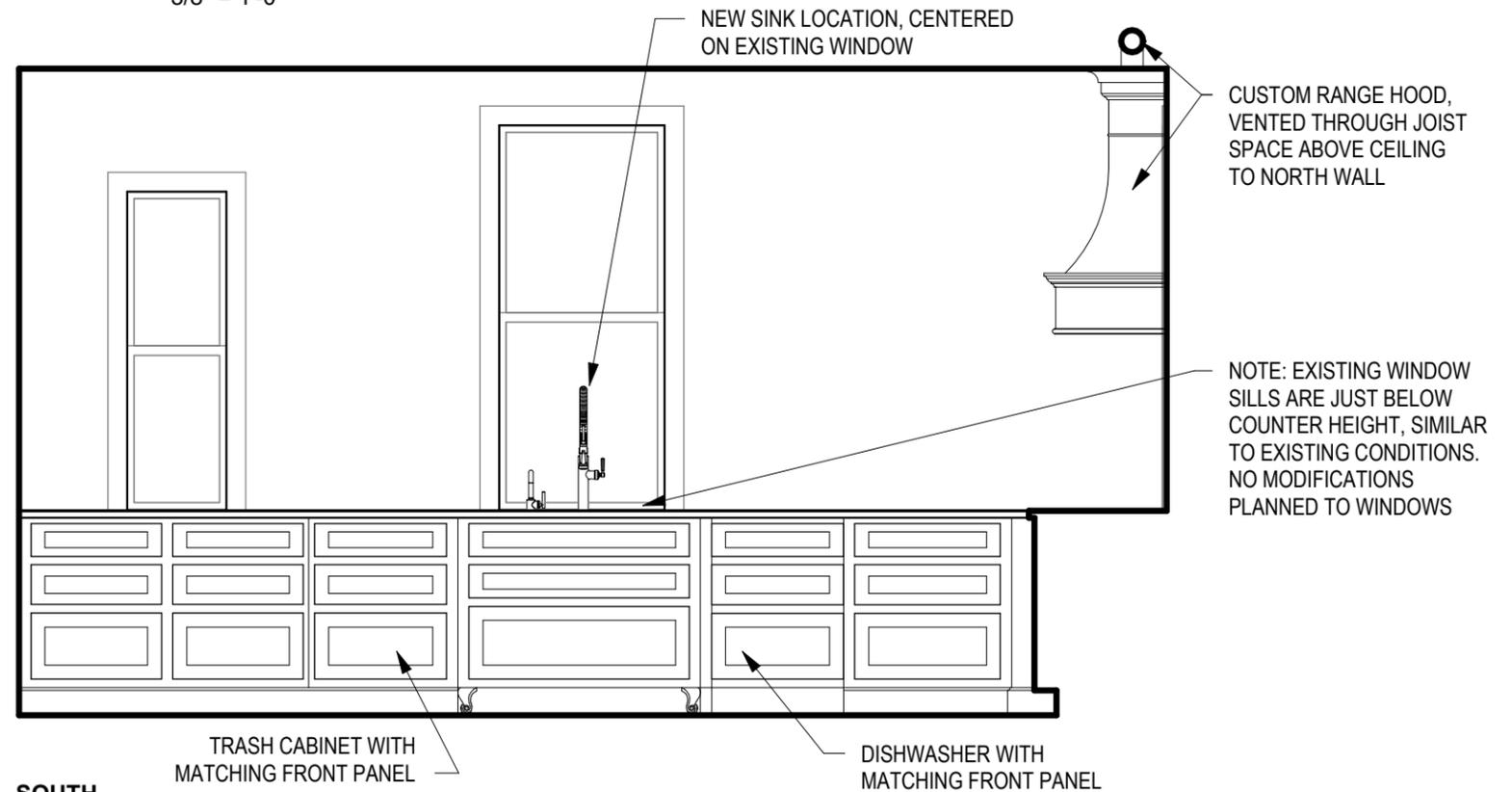
3 KITCHEN - NORTH
3/8" = 1'-0"



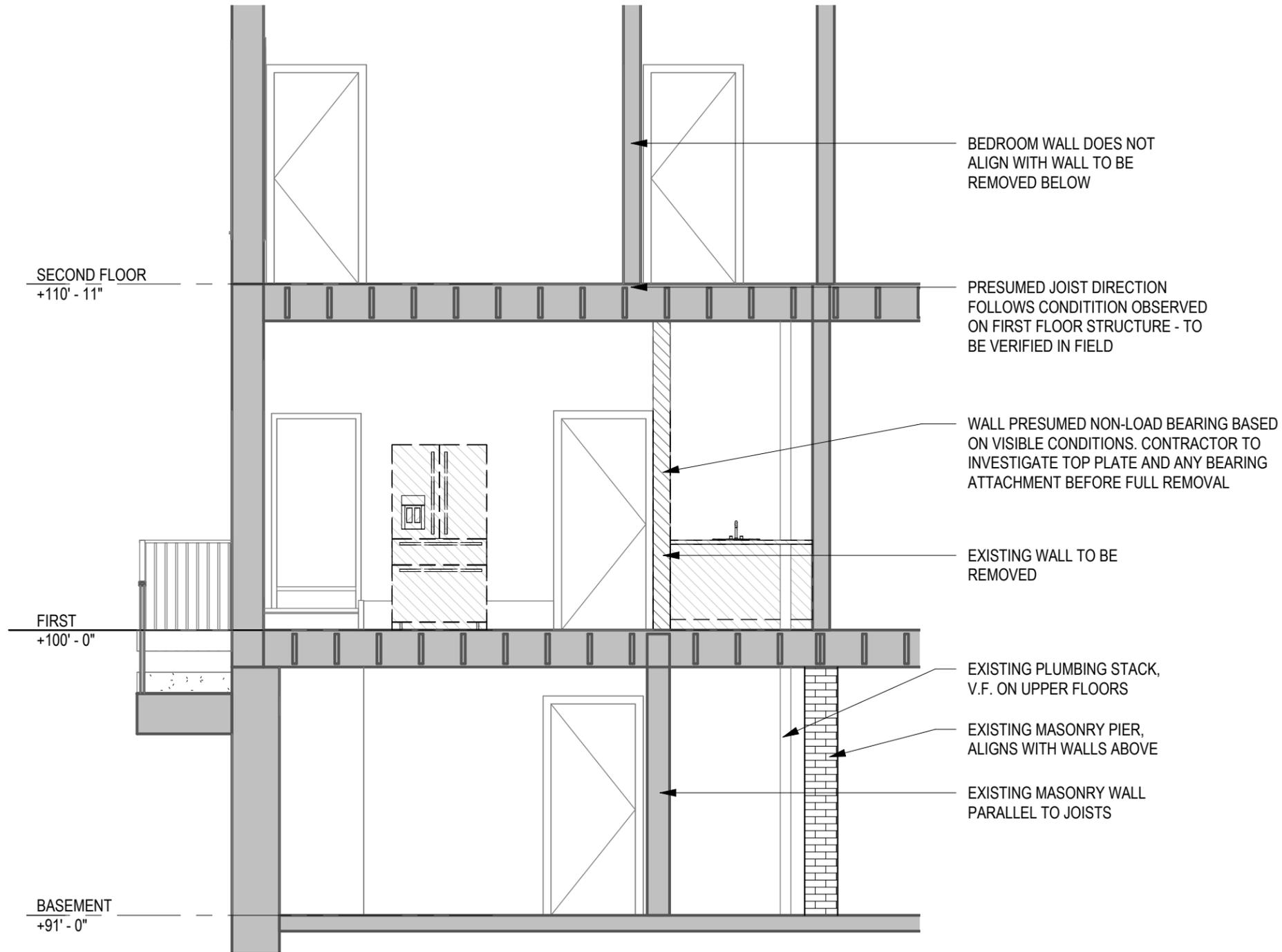
2 KITCHEN - EAST
3/8" = 1'-0"



4 KITCHEN - WEST
3/8" = 1'-0"



1 KITCHEN - SOUTH
3/8" = 1'-0"



1 E-W SECTION THROUGH KITCHEN (SHOWING DEMOLITION)
1/4" = 1'-0"