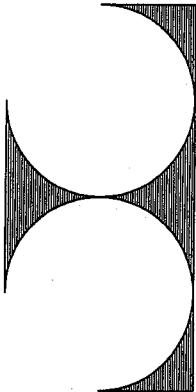


PROJECT :

GORDON KNOLL

1220 E. LOCUST STREET
MILWAUKEE, WISCONSIN

ARCHITECT :



TDI ASSOCIATES, INC.
ARCHITECTS, ENGINEERS, PLANNERS
1285 SUNNYRIDGE ROAD
PEWAUKEE, WI 53072
(262) 691-3400

OWNER / DEVELOPER:

GORDON KNOLL, L. L. C.

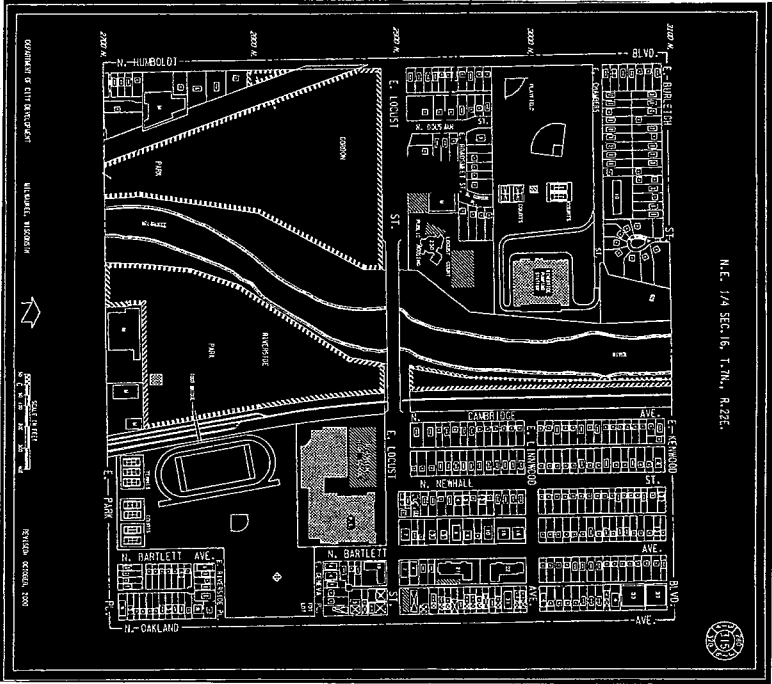
6100 N. EXECUTIVE DRIVE, SUITE J
MEQUON, WISCONSIN 53042

DRAWING INDEX :

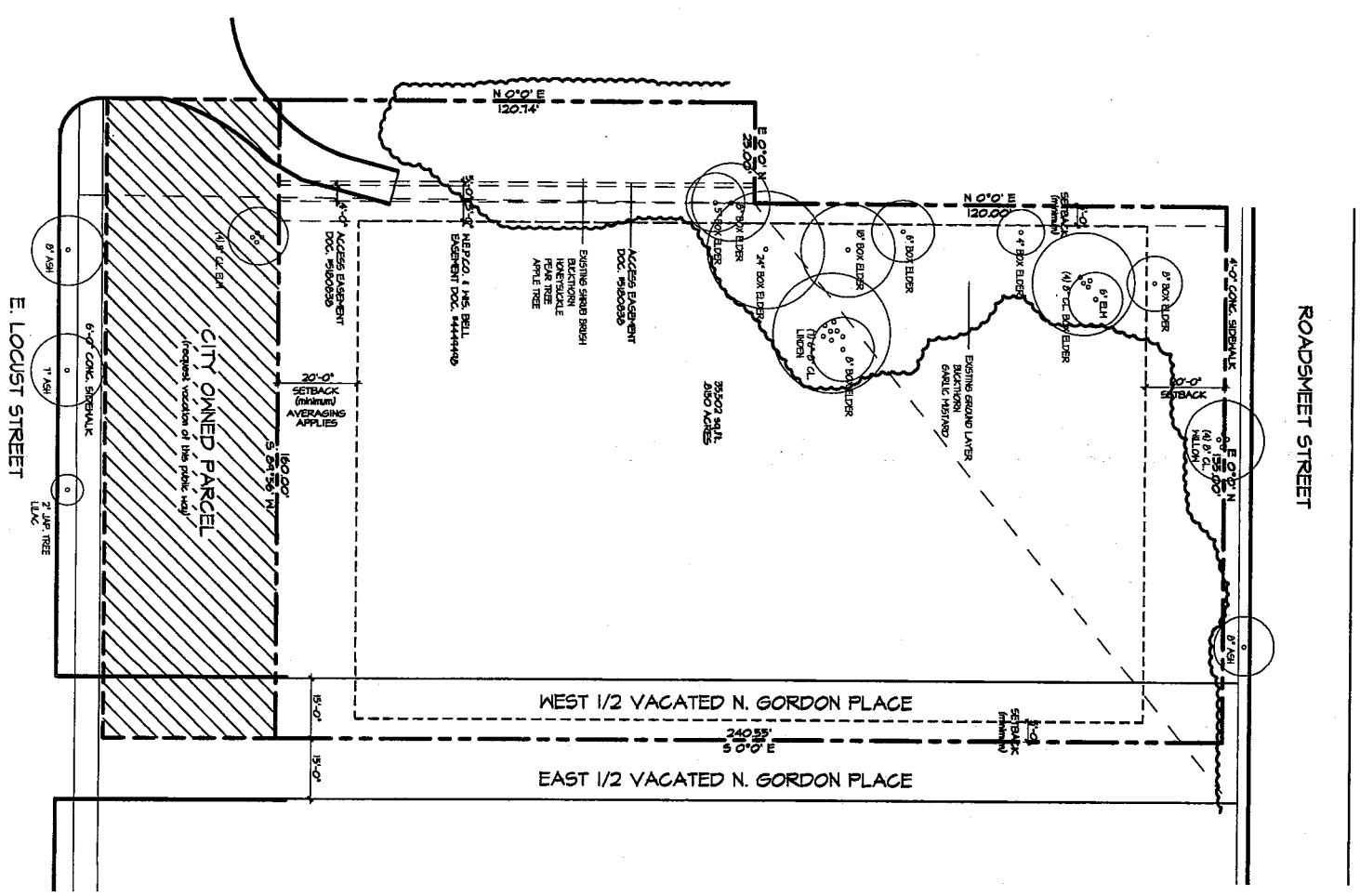
T-1	TITLE SHEET
C-1	EXISTING SITE PLAN
C-2	SITE DEVELOPMENT PLAN
C-3	SITE GRADING PLAN
C-4	SITE UTILITY PLAN
L-1	SITE LANDSCAPE PLAN & DETAILS
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A-2	FIRST FLOOR PLAN
A-3	SECOND FLOOR PLAN
A-4	THIRD FLOOR PLAN
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A-12	EXTERIOR ELEVATIONS
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A-96	EXTERIOR ELEVATIONS
A-97	EXTERIOR ELEVATIONS
A-98	EXTERIOR ELEVATIONS
A-99	EXTERIOR ELEVATIONS
A-100	EXTERIOR ELEVATIONS

VICINITY MAP :

PROJECT LOCATION —
1220 E. LOCUST



2NDICE
EXHIBIT A
File No. 010535
revised



NORTH
1
EXISTING SITE PLAN
1" = 20'

ZONING DISTRICT: R/C/60
LOT COVERAGE = 50%
ALDERMANIC DISTRICT: #3

SITE INFORMATION

42362 sq. ft.	LOT AREA (.473 ACRES)
16320 sq. ft.	BUILDING AREA (43.8%)
1231 sq. ft.	PAVING AREA (7%)
16631 sq. ft.	GREEN AREA (39.2%)

TABULATION

1	BUILDINGS - TOTAL
35	CONDOMINIUMS PER BUILDING
35	TOTAL CONDOMINIUMS
125	PARKING SPACES PER UNIT
48	GARAGE PARKING SPACES
15	SURFACE / VISITOR PARKING SPACES
63	TOTAL PARKING SPACES

N. HUMBOLDT BLVD.

EAST LINE OF N. HUMBOLDT BLVD

ROADSMEET STREET

E. LOCUST STREET
(FORMERLY 120' ROW)

PROPOSED GORDON KNOLL CONDOMINIUMS
35 UNITS
GROUND FLOOR 662.25
FIRST FLOOR 672.00
basement parking 48 stalls

1 SITE DEVELOPMENT PLAN

ZONING DISTRICT: R/C/60
LOT COVERAGE = 50%
ALDERMANIC DISTRICT: #3

SHEET
C-2
PROJECT NO.
01-482

DATE ISSUED
DATE DRAWN
31 OCTOBER 01
DRAWN BY
REN

PROJECT
GORDON KNOLL
1220 E LOCUST STREET
MILWAUKEE, WISCONSIN
TITLE
SITE DEVELOPMENT PLAN



TDI ASSOCIATES, INC.
ARCHITECTS, ENGINEERS, PLANNERS
1285 SUNNYRIDGE ROAD
PEWAUKEE, WI 53072 (262) 691-3400

REVISIONS

N. HUMBOLDT BLVD.

EAST LINE OF N. HUMBOLDT BLVD

42'

1200
BRICK AND FRAME DWELLING
ACCESS EASEMENT
DOC. 1580830
N 0°0' E 120.74'
30'0" S

CONC. BLOCK
GARAGE

FRAME
GARAGE

1200
BRICK AND FRAME DWELLING

EXISTING
ROAD

10'-0"
ACTUAL SETBACK-10'-0"

4'-0" CONC. SIDEWALK
E 0°0' N 135.00'

17'-6"
SETBACK (minimum)

PROPOSED GORDON KNOLL CONDOMINIUMS
35 UNITS
GROUND FLOOR 662.25
FIRST FLOOR 672.00
basement parking 48 stalls

1 2 3 4 5 6 7 8 9 10 11 12
EXISTING WATER MAIN
5 0°0' E 240.35'

10'-0"
SETBACK (minimum)

33'-0" S

ACTUAL SETBACK-33'-0"

1200
STONE CONCRETE BLOCK & BRICK BUILDING

6" SANITARY SEWER LATERAL

ACCESS EASEMENT

40'-0"
SETBACK

6'-0" CONC. SIDEWALK

15'-0"

15'-0"

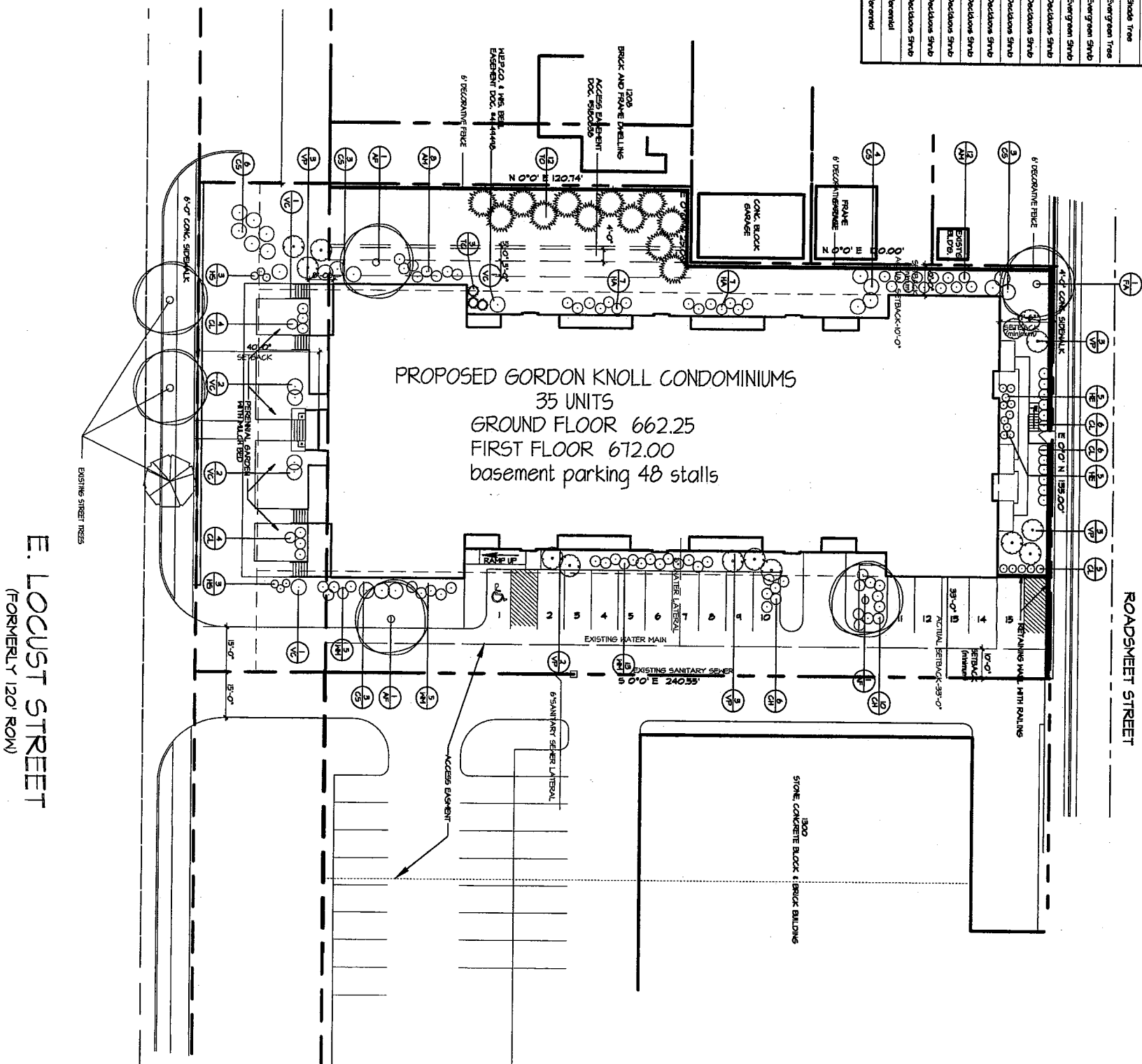
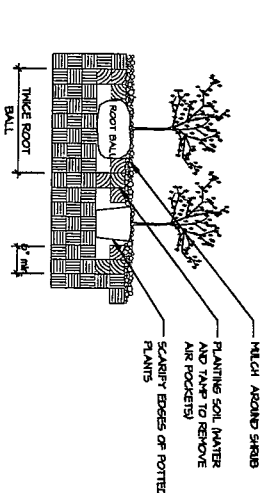
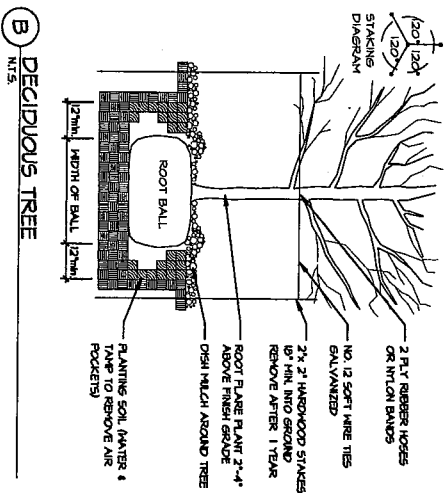
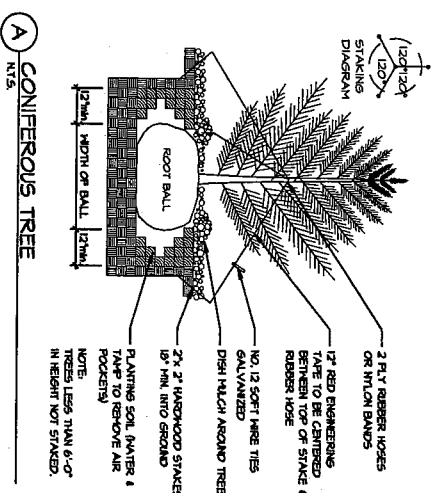
E. LOCUST STREET
(FORMERLY 120' ROW)

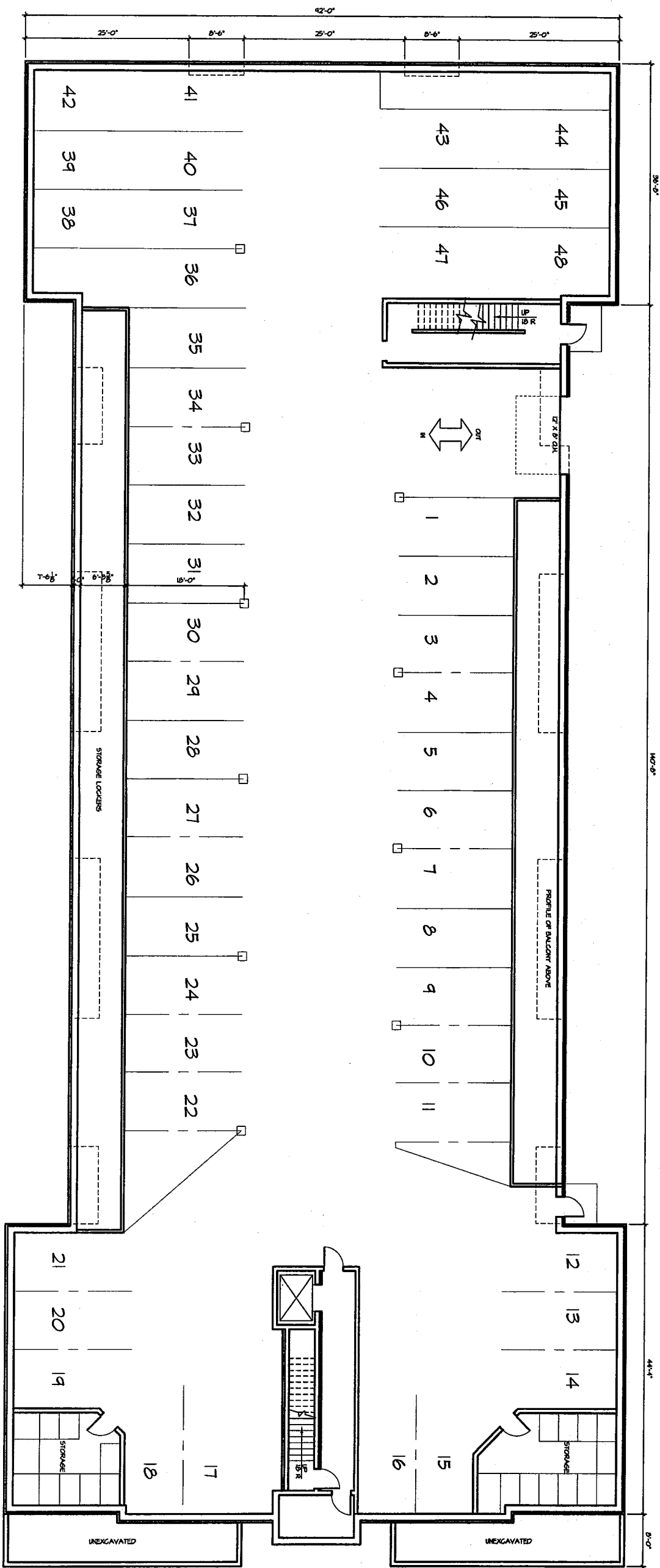
ROADSIDE STREET

1 SITE UTILITY PLAN
1" = 20'

SHEET C-4	DATE ISSUED 11	PROJECT GORDON KNOLL 1220 E. LOCUST STREET MILWAUKEE, WISCONSIN TITLE SITE UTILITY PLAN	TDI ASSOCIATES, INC. ARCHITECTS, ENGINEERS, PLANNERS 1285 SUNNYRIDGE ROAD PEWAUKEE, WI 53072 (262) 691-3400	REVISIONS
	DATE DRAWN 31 OCTOBER 01			
PROJECT NO. 01-492	DRAWN BY REM	DESIGNER RESERVES ALL COPYRIGHTS TO THESE DRAWINGS WHICH ARE NOT TO BE REPRODUCED, CHANGED, COPIED OR ASSIGNED TO ANY THIRD PARTY IN ANY FORM OR MANNER WITHOUT FIRST OBTAINING THE EXPRESSED WRITTEN PERMISSION OF TDI ASSOCIATES, INC. ©		

PLANT SCHEDULE					COMMON NAME	MAINT. SIZE	PLANTING	SEC.	TYPE
QUANTITY	SPECIES	ORNAMENTAL	WATER						
3	AF	Acer x Freeman's Yewling			Armiting Freeman Yewling	35'-40'	B / B	3'	Shade Tree
1	PA	Fuchsia americana 'Malam Purple'			Asplen Purple Ash	30'-60'	B / B	3 1/2'	Shade Tree
12	TO	Thys occidentalis 'Sungro®'			Emerald Arbor-vita	12'-18'	B / B	6'	Evergreen Tree
6	LC	Japanea chinensis 'Tensei'			Many Junper	6'-8'	POT	5' 6d	Evergreen Shrub
6	TC	Torreia cuneolata 'Tidalor'			Tidalor Fern	3'-4'	POT	18"	Evergreen Shrub
20	AM	Artemis melleocarpa			Black Chokeberry	3'-5'	POT	24"	Deciduous Shrub
16	CH	Calceolaria x 'Tessell'			Heisel Calceolaria	1'x 4'	POT	2' 6d	Deciduous Shrub
25	CL	Calceolaria Nidula			Heisel Calceolaria	4'-6'	POT	30"	Deciduous Shrub
24	CS	Cornus sericea			Red Dog Dogwood	4'-6'	POT	30"	Deciduous Shrub
14	HA	Hypericum adpressum 'Amabile'			Amabile Hypericum	3'-5'	POT	2' 6d	Deciduous Shrub
8	VC	Viburnum cerasifol			Konopnick Viburnum	4'-6'	POT	30"	Deciduous Shrub
17	VP	Viburnum plicatissim			Buckhorn Viburnum	5'-7'	B / B	3'	Deciduous Shrub
23	HM	Heptaglo x 'Tessell'			Heisel Heptaglo	2'-3'	POT	2' 6d	Deciduous Shrub
6	HS	Hemerocallis x 'Stella Dor'			Stella Dor Daylily	18"-24"	POT	4 1/2'	Perennial
10	HE	Heuchera x 'Elegance'			Blue Steel Heuchera	24"-30"	POT	1' 6d	Perennial





GROUND FLOOR PLAN
1/8" = 1'-0"

SHEET

A-2

PROJECT NO.
01-482

DATE ISSUED

DATE DRAWN
31 OCTOBER 01

DRAWN BY
REM

PROJECT

GORDON KNOLL

1220 E. LOCUST STREET
MILWAUKEE, WISCONSIN

TITLE

GROUND FLOOR PLAN



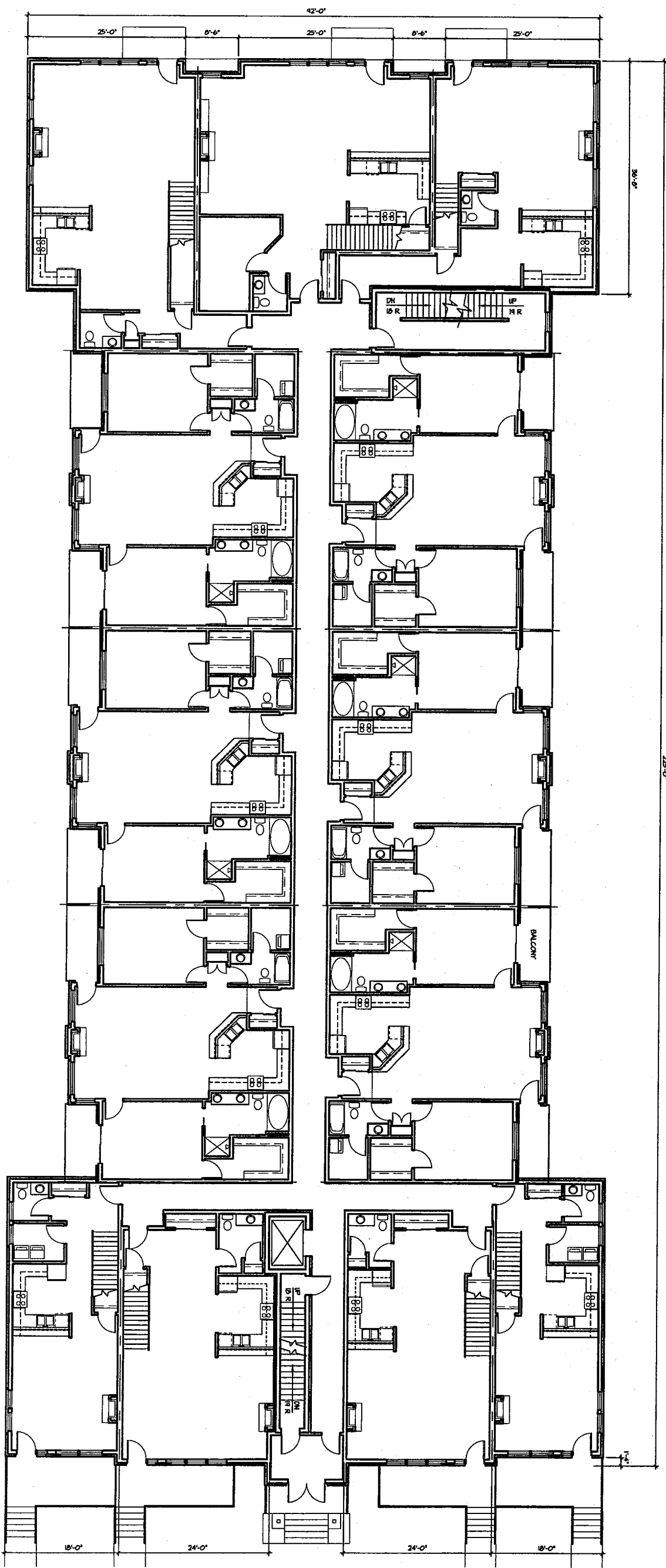
TDI ASSOCIATES, INC.

ARCHITECTS, ENGINEERS, PLANNERS

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SHEET
A-3
PROJECT NO.
01-482

DATE ISSUED
DATE DRAWN
31 OCTOBER 01
DRAWN BY
OHL/REN

PROJECT
GORDON KNOLL
1220 E. LOCUST STREET
MILWAUKEE, WISCONSIN
TITLE
FIRST FLOOR PLAN

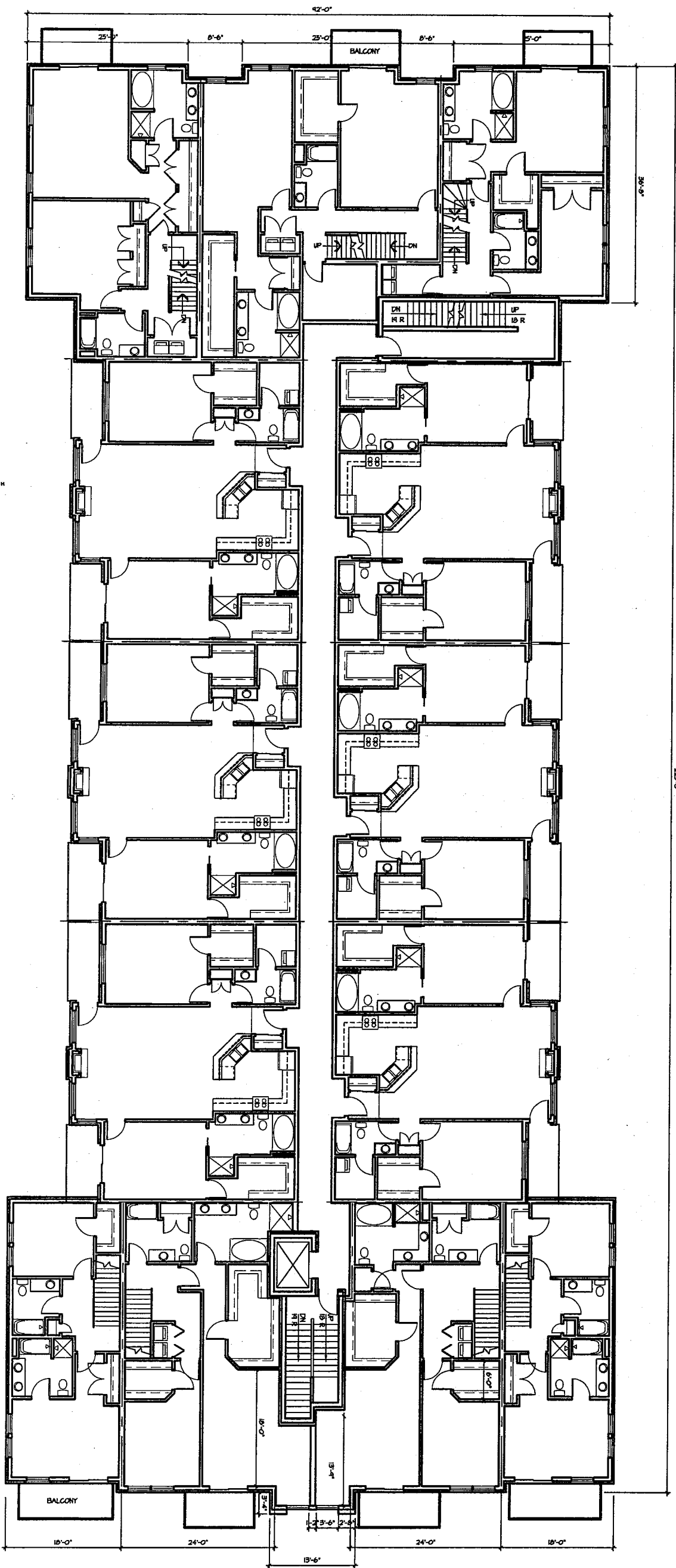


TDI ASSOCIATES, INC.
ARCHITECTS, ENGINEERS, PLANNERS
1285 SUNNYRIDGE ROAD
PEWAUKEE, WI 53072 (262) 691-3400

REVISIONS



SECOND FLOOR PLAN



SHEET

A-4

DATE ISSUED

DATE DRAWN
31 OCTOBER 01

DRAWN BY
REN

PROJECT

GORDON KNOLL

1220 E. LOCUST STREET
MILWAUKEE, WISCONSIN

TITLE

SECOND FLOOR PLAN



TDI ASSOCIATES, INC.

ARCHITECTS, ENGINEERS, PLANNERS

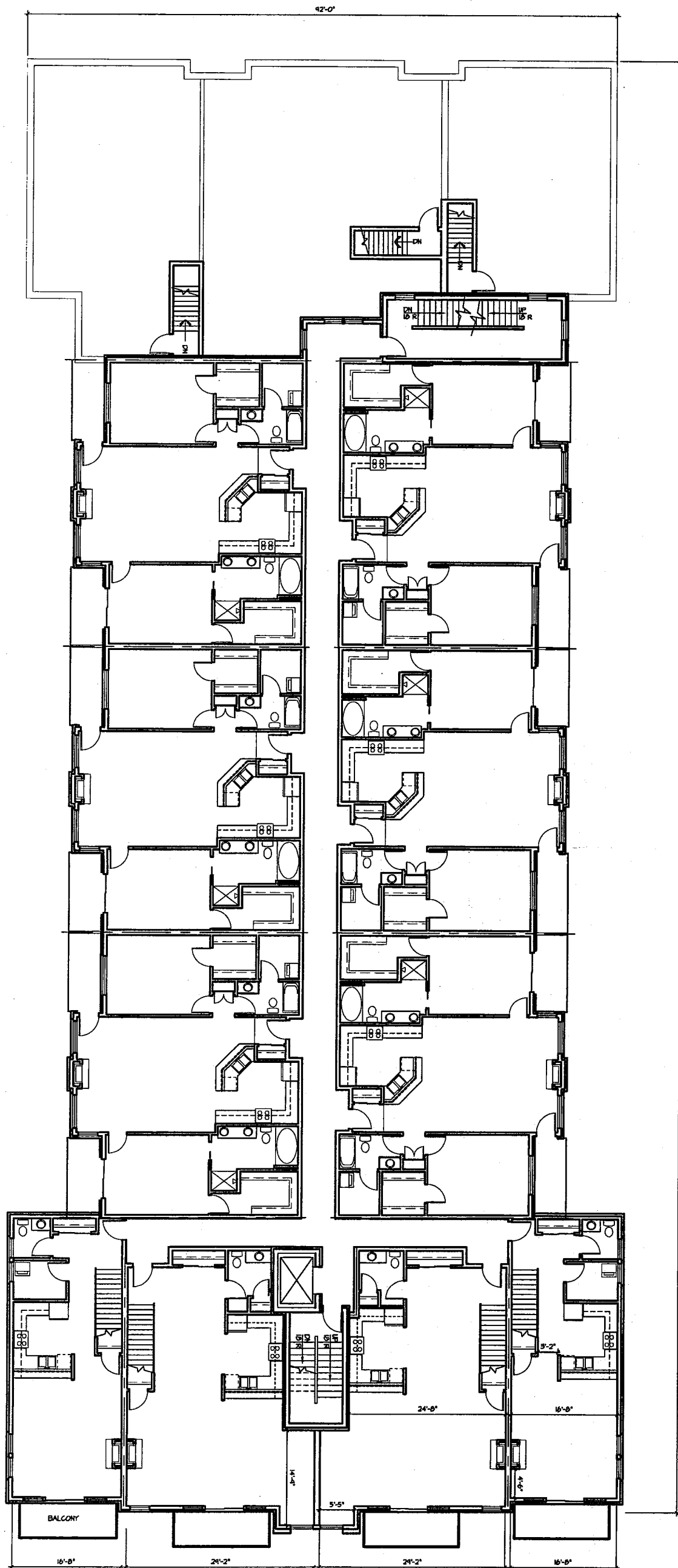
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1/8" = 1'-0"
THIRD FLOOR PLAN



SHEET
A-5
PROJECT NO.
01-482

DATE ISSUED
DATE DRAWN
51 OCTOBER 01
DRAWN BY
REN

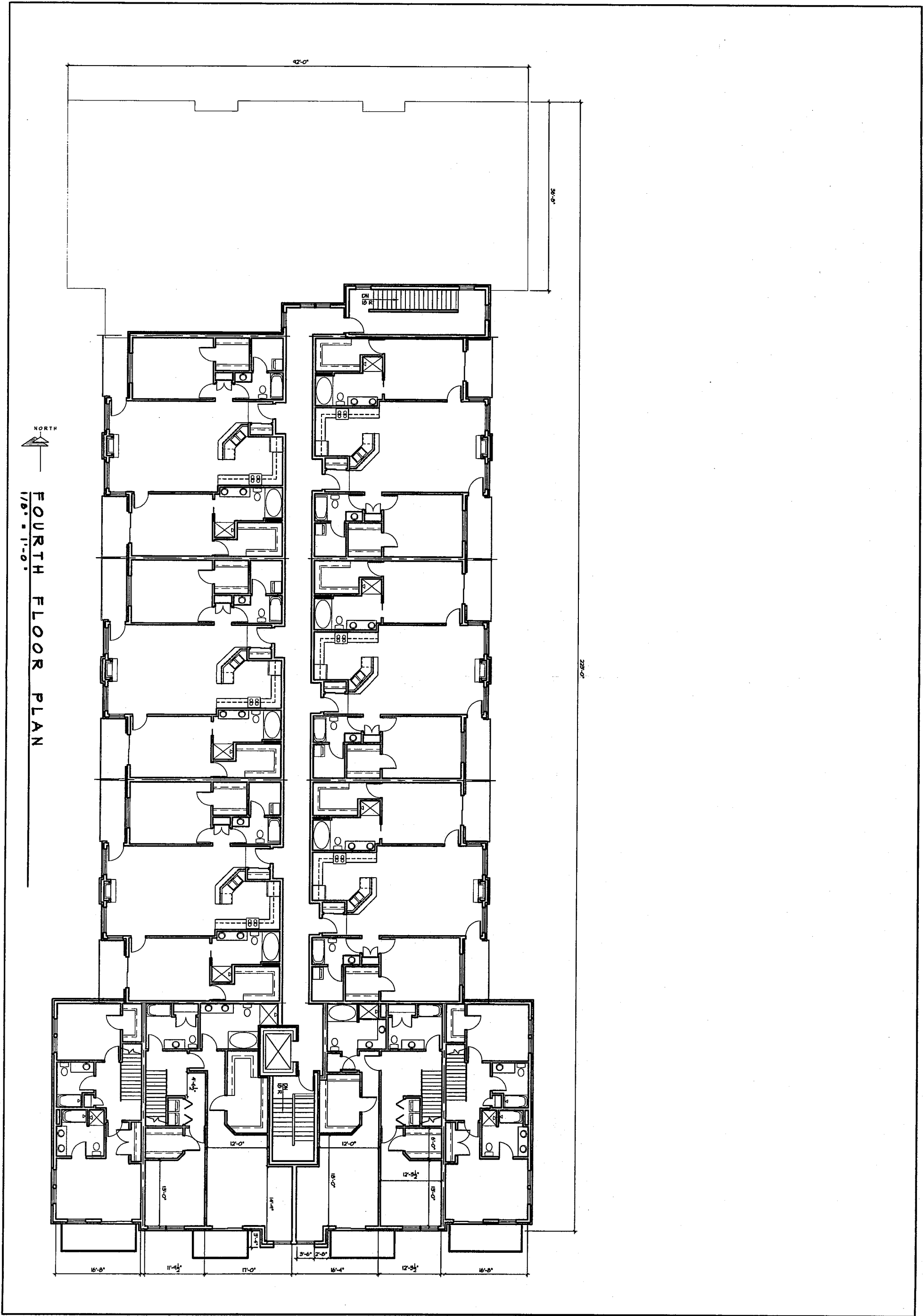
PROJECT
GORDON KNOLL
1220 E. LOCUST STREET
MILWAUKEE, WISCONSIN
TITLE
THIRD FLOOR PLAN

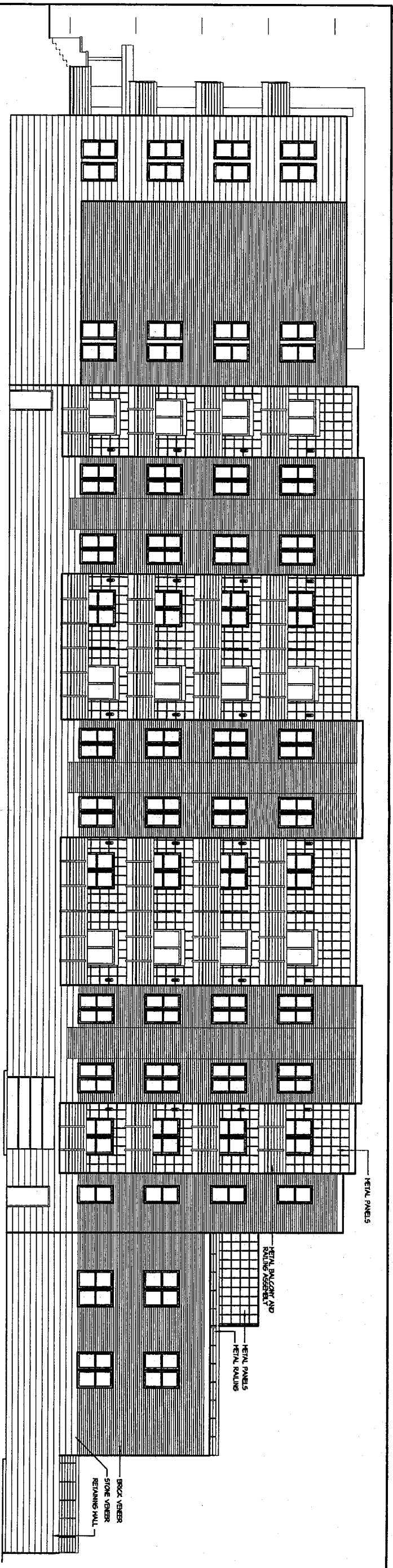


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EAST ELEVATION

(VIEWED FROM LOCUST COURT TOWER)

1/8" = 1'-0"

ROOF
66'25"

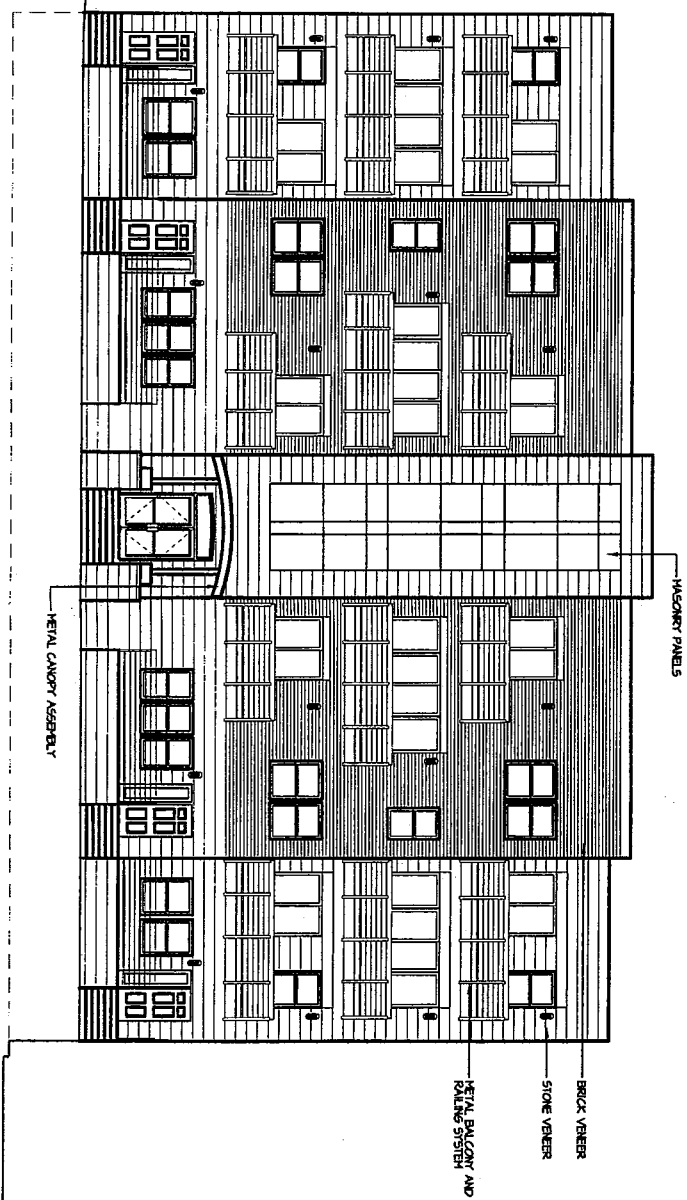
FOURTH FLOOR
70'25"

THIRD FLOOR
68'25"

SECOND FLOOR
66'25"

FIRST FLOOR
67'25"

GROUND FLOOR
64'25"



SOUTH ELEVATION

1/8" = 1'-0"

(VIEWED FROM LOCUST STREET)

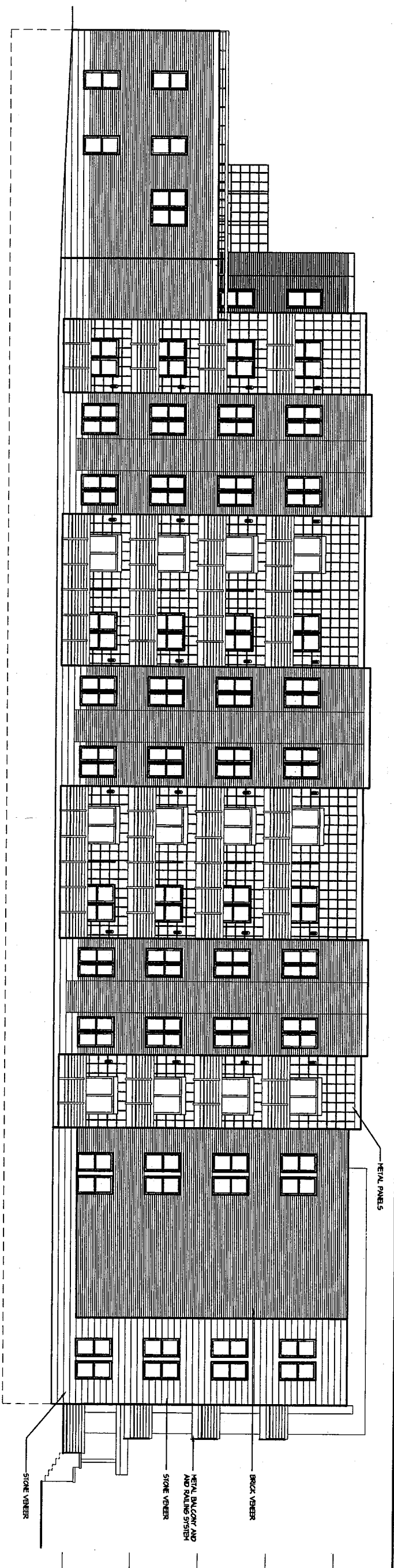
MASONRY PANELS

BRICK VENEER
STONE VENEER
METAL BALCONY AND
RAILING SYSTEM

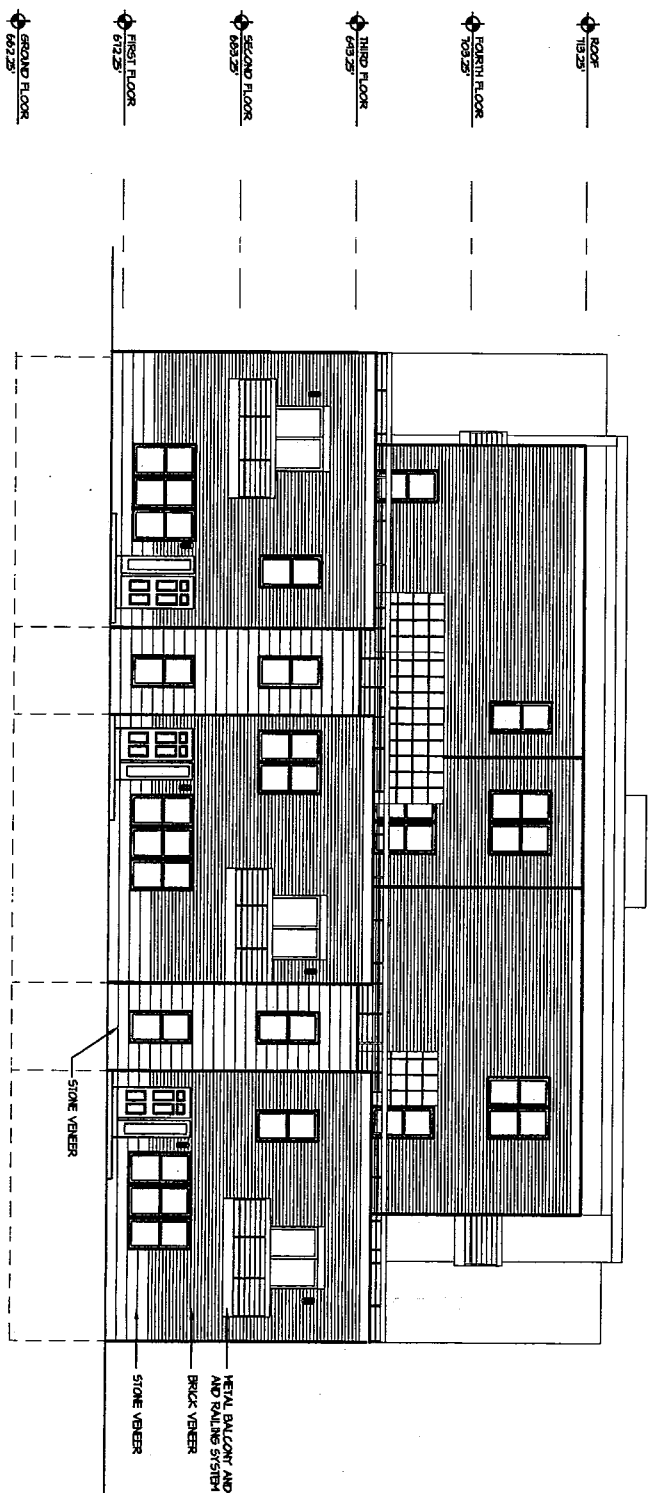
METAL BALCONY AND
RAILING ASSEMBLY

METAL PANELS
METAL RAILING

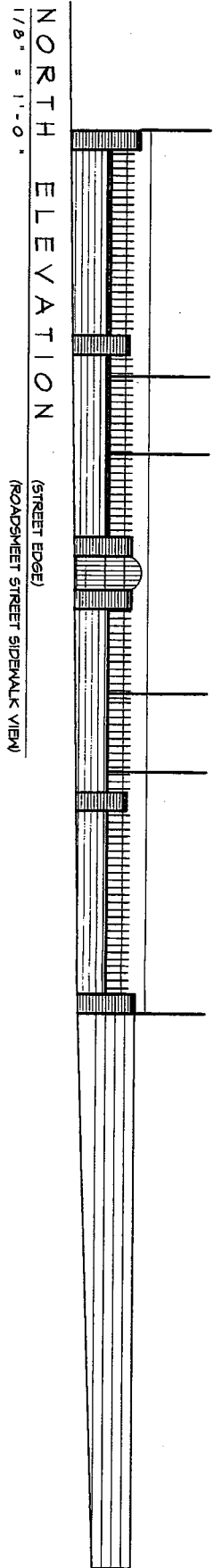
BRICK VENEER
STONE VENEER
RETAINING WALL



WEST ELEVATION
1/8" = 1'-0"



NORTH ELEVATION
1/8" = 1'-0"
(ROADSIDE STREET SIDEWALK VIEW)



NORTH ELEVATION
1/8" = 1'-0"
(STREET EDGE)
(ROADSIDE STREET SIDEWALK VIEW)