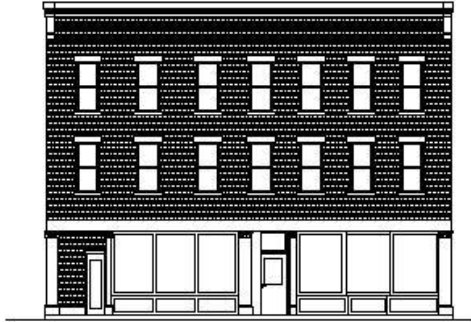


Voter's Block Community – 556-560 West Main

Multifamily Housing – Rochester, NY

556-560 West Main Street
Rochester, New York



Proposed Elevation

Client:

Home Leasing LLC
180 Clinton Square
Rochester, New York

Owner Contact:

Mr. Nelson Leenhouts
(585) 262-6210

Architect: Glasow Simmons Architecture

Principal-In-Charge: Dan Glasow
Project Architect: Jason Simmons

Design Consultants:

Structural Engineers: Jensen Engineering
Mechanical / Electrical Engineers: CW Engineering
Civil Engineers: BME Associates

Construction Cost: \$1,750,000

Schedule:

Design: 15 Weeks
Construction: In Progress
Completion: In Progress

Project Description:

The project consists of the site development and renovation of an existing commercial/residential facility. The completed project will contain 8-units and amenities and also a commercial tenant on the 1st floor. The building is three-stories plus basement. The building is Type IIIB construction classification with masonry bearing walls and wood-frame flooring. The units are all one bedroom with 1 fully accessible units and 7 adaptable units, one of which are hearing impaired. The work also included site improvements, electrical, plumbing, heating and ventilating. The exterior scope included bringing the elevations back to the original character by removing the masonry infills, restoring wood paneling and storefront above, paint removal back to masonry face and new aluminum clad windows to match the original character. Interior framing included major structural improvements and furring of exterior walls to provide insulation of the entire shell. Work also included reclamation and reuse of historic wood trim, doors and balustrades.

Scope of Services:

Design services included development of floor plans and elevations that met the owner's requirements for unit count and mix, along with the desired ancillary spaces. Floor plans, elevations, section, square footage calculations, outline specification, energy analysis and ResCheck were all provided for the funding application process. Construction documents were provided for construction, permit and bidding. Construction administration services were provided throughout the full construction process, including job meetings, site visits, shop drawing review and as-built coordination.



Existing Conditions



Existing Conditions