

Trowbridge Court Apartments

Multifamily Housing – Spencerport, NY

67 Lyell Avenue
Spencerport, New York



Client:

Richard Gollel and Companies, Inc.
630 East Avenue
Rochester, New York

Owner Contact:

Mr. Frank Gollel
(585) 338-3450



Architect: ADG Architecture

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

Design Consultants:

Structural Engineers: Jensen Engineering

Construction Cost: est. \$1,600,000

Schedule:

Design: 7 Weeks
Construction: 15 months
Completion: December 2004

Project Description:

The project consists of the conversion of the existing two story gymnasium of the former Spencerport High School into multifamily apartment facility containing 14-units and amenities. The existing gymnasium is steel truss roof framing with exterior masonry bearing walls. The design approach was to use existing openings in the first and second floor to accommodate a maximized unit layout per floor. Additional openings were punched into the first floor to accommodate proper light and ventilation. The existing large window openings on the second floor were infilled with wood stud construction with new vinyl single hung windows framed within and an E.I.F.S. system applied to the remainder. Structural beams were used to open floor plans at the first to second floor transitions. Steel lintels were inserted for new window openings on the first floor. The height of the gymnasium allowed for the framing of a two story wood frame structure inside the existing shell.



Scope of Services:

Design services included development of floor plans and elevations that maximized unit count and mix, along with the desired ancillary spaces. Floor plans, elevations, section, framing plans, interior elevations and schedules were all provided for construction, permit and bidding. Coordination was provided with Town of Spencerport to obtain the building permit.

