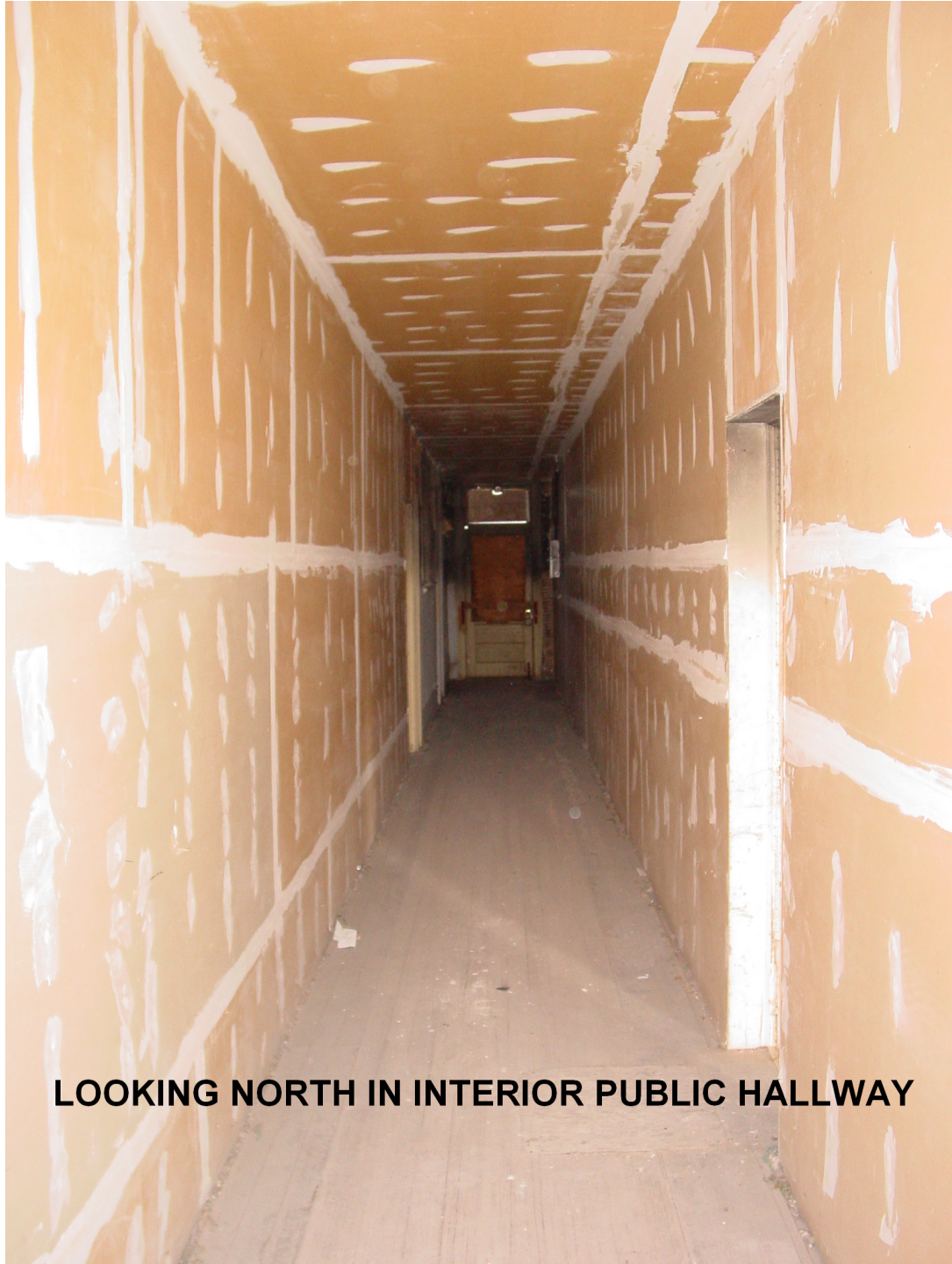




CEILING OF EAST UNITS



LOOKING NORTH IN THE NORTHWEST UNIT



LOOKING NORTH IN INTERIOR PUBLIC HALLWAY



LOOKING FROM SOUTHWEST CORNER



INTERIOR SOUTHWEST CORNER



Aj's  WICKED
SALON & SPA

ALEX JOHNSON
MERCANTILE

610

reeting Cards



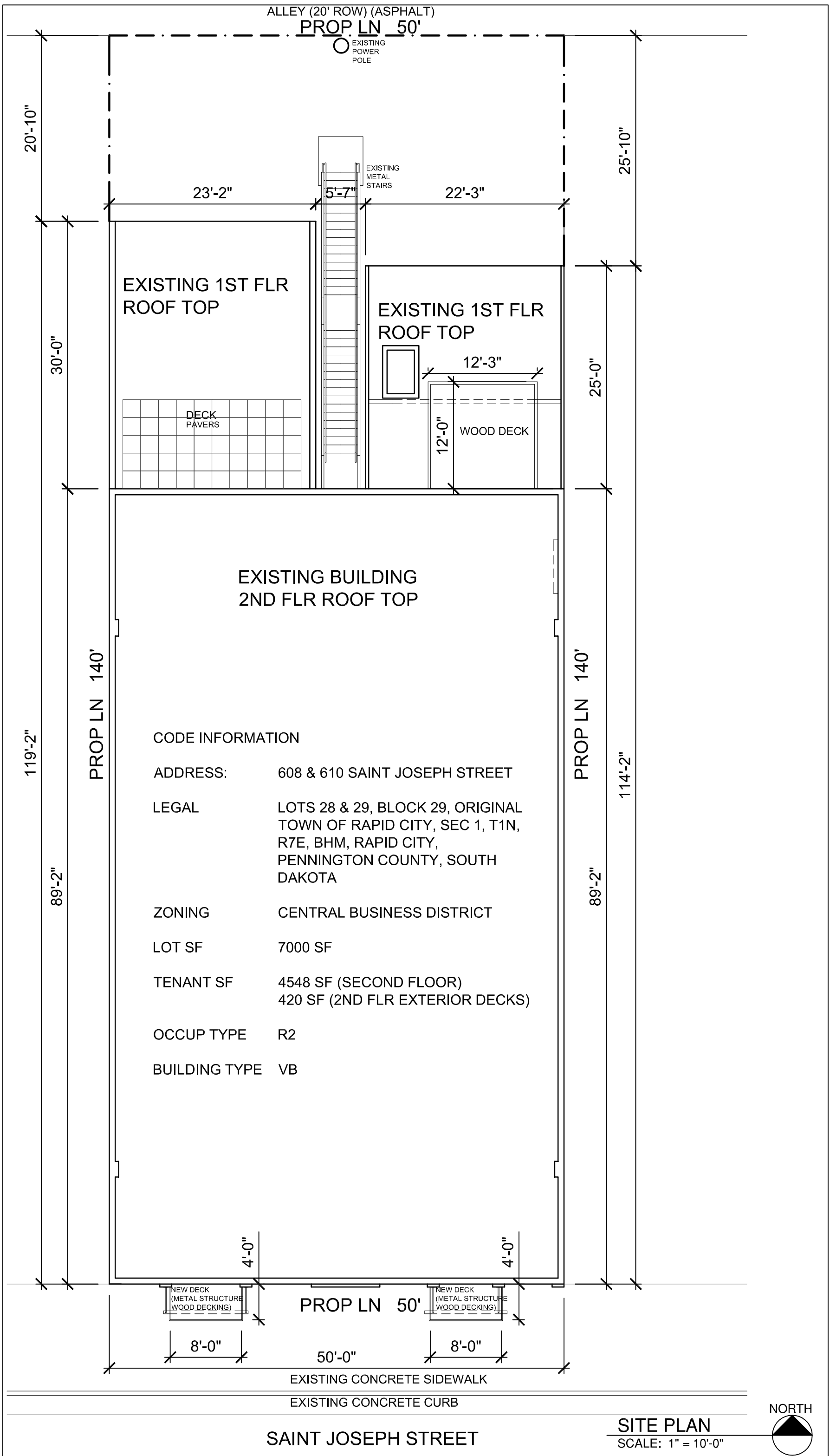
EAST WALL OF EAST UNITS



EXTERIOR REAR VIEW



FRONT (SOUTH) EXTERIOR ELEVATION



KDGI
KENNEDY DESIGN GROUP, INC.
4955 ENCHANTED PINES DRIVE
RAPID CITY, SD 57701
605.394.0189 or 605.431.5358
kent@kennedydesigninc.com

Revisions	
No.	Date
1	5.23.13
2	
3	
4	
5	
6	
7	
8	
9	
10	

Project Number: 1317
File Name: current.dwg
Drawn By: BRK
Checked By: BRK
Date: 5.23.13

SITE PLAN

BRADSKY 2ND FLOOR CONDOMINIUMS

RAPID CITY, SD

SITE PLAN

BRADSKY 2ND FLOOR CONDOMINIUMS

RAPID CITY, SD

A1
Drawing Number

DATE: 11.4.13

SITE PLAN
SCALE: 1" = 10'-0"

NORTH

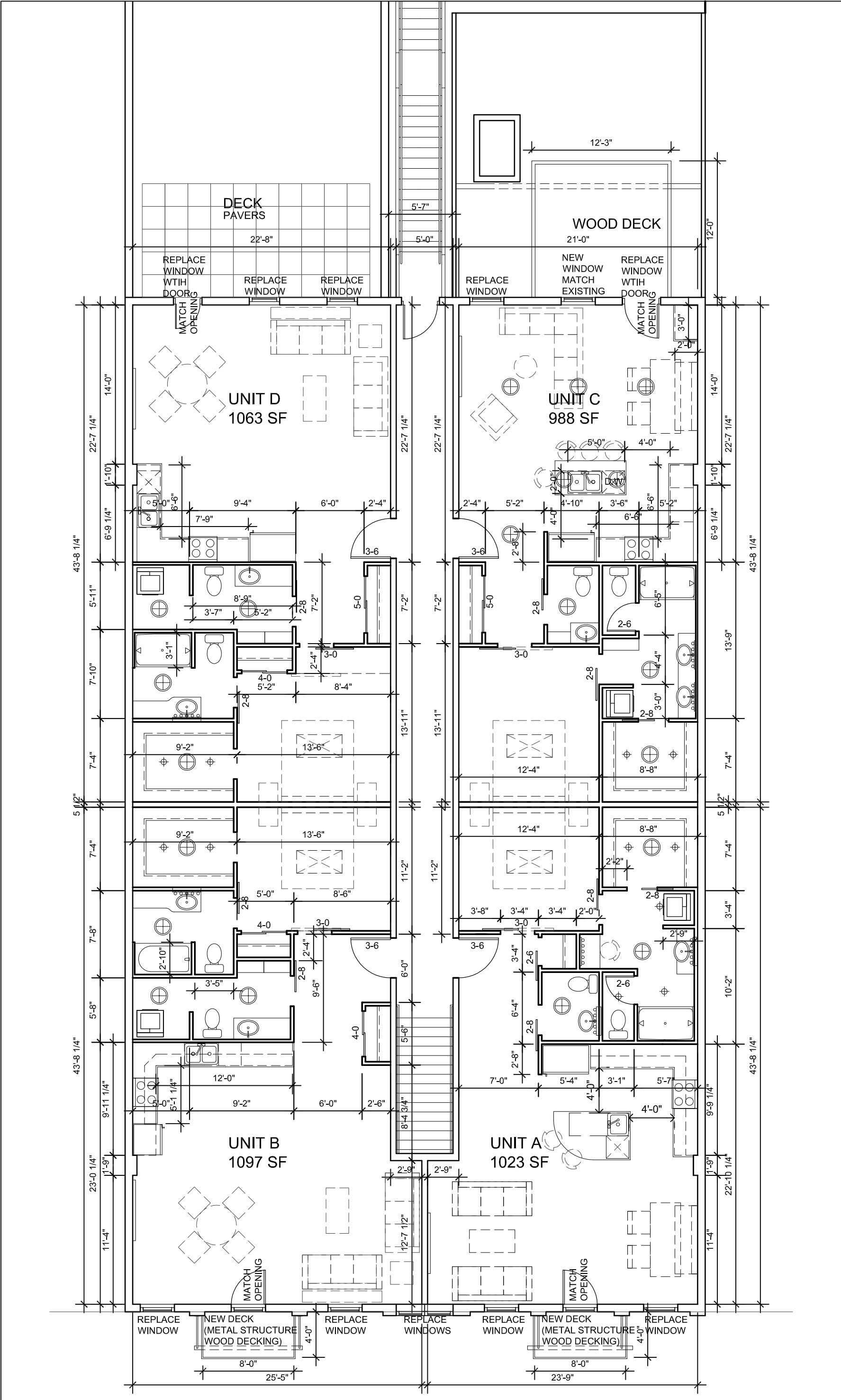
Revisions	
No.	Date

Project Number	1317
File Name	current.drawing
Drawn By	BRK
Checked By	BRK
Date	5.23.13

SECOND LEVEL FLOOR PLAN
 BRADSKY 2ND FLOOR CONDOMINIUMS
 RAPID CITY, SD

A2
 Drawing Number

DATE: 11.4.13



SECOND LEVEL FLOOR PLAN
 SCALE: 1/8" = 1'-0"



ADDENDUM A

BRIEF DESCRIPTION OF PROJECT REQUEST:

THE INTENT IS TO CONSTRUCT ON THE SECOND LEVEL OF THE 608 AND 610 SAINT JOSEPH STREET BUILDING A TOTAL OF FOUR CONDONIMUMS RANGING BETWEEN APPROXIMATELY 980 SQUARE FEET TO 1100 SQUARE FEET. EACH UNIT WOULD BE PROVIDED WITH AN EXTERIOR PRIVATE BALCONY (SOUTH FACING UNITS ON SAINT JOSEPH STREET) OR ROOF TOP DECK (NORTH FACING UNITS ON THE ALLEY). THERE IS NO EXPANSION OF THE BUILDING FOOTPRINT OTHER THAN THE SOUTH FACING BALCONIES INTO THE ROW (ALLOWED BY CODE) OVER EXISTING MARQUEES OR CANOPIES.

INTERIOR CONSTRUCTION MATERIALS WOULD CONSIST OF WOOD FRAMING, GYPSUM BOARD SHEATHING AND WOOD FRAMES AND DOORS.

INTERIOR FINISHES WOULD CONSIST OF REFINISHING THE WOOD FLOORING AND INFILLS WHERE NECESSARY WITH MATCHING MATERIALS, CARPET FLOORING, VINYL AND CERAMIC FLOORING AND WOOD TRIMS. TREATMENTS WOULD BE STAINS FOR WOODS AND PAINTS AND WALL COVERINGS FOR THE GYPSUM BOARD.

ELEMENTS TO BE REPLACED DUE TO MATERIALS DETERIORATION ARE EXTERIOR FRAMES AND DOORS, UNIT ENTRY FRAMES AND DOORS OFF THE PUBLIC HALLWAY, EXTERIOR WINDOW FRAMES AND GLASS, ROOF TOP HVAC UNITS, BUILDING INSULATIONS, SOME INTERIOR WOOD FLOORING, WALL AND ROOF SHEATHINGS, PATCHING ROOF COVERINGS, SOME STRUCTURAL STUDS, ROOF AND FLOOR FRAMING MEMBERS, BRICK RESTORATION AS NECESSARY AND MECHANICAL, PLUMBING AND ELECTRICAL SYSTEMS.

ELEMENTS TO BE ADDED TO THE EXTERIOR OF THE BUILDING WOULD CONSIST OF A NORTH SIDE WOOD DECK OVER AN EXISTING FIRST FLOOR ROOF SYSTEM, A NORTH SIDE EXTERIOR PAVED PATIO ON AN EXISTING FIRST FLOOR ROOF SYSTEM (IF FOR STRUCTURAL ISSUES THE PATIO WOULD BECOME A WOOD DECK), SOUTH FACING METAL BALCONIES PAINTED BLACK WITH STAINED WOOD DECKING OR PAINTED METAL DECKING, DOORS CUT INTO THE EXTERIOR WALLS AT EXISTING WINDOW LOCATIONS TO ACCESS THE DECKS AND BALCONIES AND UP TO TWO NEW WINDOWS ON THE NORTH (REAR) FACING FAÇADE MATCHING SIZE AND MATERIALS OF THE UPGRADE WINDOWS AND SKYLIGHTS IN BEDROOMS (AS PER CODE FOR NATURAL LIGHT) AND SKYSHAFTS IN OTHER LOCATIONS WITHIN THE UNITS.

THE INTENT IS TO MAINTAIN THE EXISTING ELEMENTS, SCALE OF ELEMENTS AND MATERIALS WHERE POSSIBLE.



SOUTH WINDOWS IN SOUTHWEST UNIT



NORTHEAST REAR OF BUILDING



MAIN ENTRY PUBLIC STAIRCASE



LOOKING SOUTH IN WEST UNITS



LOOKING NORTH IN SOUTHEAST UNIT