PERSPECTIVE
DESIGN, INC.
11525 W. North Avenue
Wauwatosa, WI 53226
Tel (414) 302-1780 Fax (414) 302-1781

Boucher Village Ford

101 N. Main Street
Thiensville, WI

Village Approvals - Supporting Documents

January 17, 2020

COMMERCIAL ARCHITECTS

Boucher Village Ford
101 N Main St
Thiensville, WI 53092

January 17, 2020

Proposed Showroom
Narrative Description of Exterior Alterations

Boucher Village Ford is proposing a showroom at 101 N Main St (NW corner of Buntrock Ave / Green Bay Rd and N Main St). The interior alteration will include a floor level change (lowering) of the first floor to allow vehicle access into the showroom with open sales areas adjacent and new restrooms for employees and customers. Exterior improvements are also proposed and include:

- **Exterior Painting** – All existing painted surfaces on the building are proposed to be repaired and repainted with new blue paint (specifically Sherwin Williams SW9149, "Inky Blue"). These surfaces include trim and frieze boards, siding, window sills, gutters and downspouts, and wood doors. Refer to attached color exterior elevations and sample materials.
- **Repairs and Maintenance** – Overall the building is in excellent condition, however, we propose to replace windows due to deteriorated condition and to meet today's energy code requirements (further details on windows in the windows section below). The existing paint is chipped and cracking and not complementary to the existing brick, so the new painting outlined above will refresh the exterior with a more complimentary color. New condensing units are proposed as part of the new HVAC system. These units will be on the west side of the building and we propose to screen them with a low cedar fence that will be stained a gray blue to compliment the proposed Sherwin Williams paint color above. Due to lowering the first floor, several of the basement windows will need to be modified, however the window openings will remain and an insulated wall infill will be on the interior. The windows will need to move outward to be more in line with the exterior wall to accomplish this. At locations of masonry infill, it's proposed to use salvaged brick or similar brick to match the historical brick as closely as possible. Refer to attached floor plan and exterior elevations.
- **Replacement of Windows & Doors** – As mentioned above, we propose to replace windows due to deterioration and to meet today's energy code requirements:
    - **Double Hung Windows** – The windows on the northwest portion of the building (the one story "L" of the building) are newer windows and are to remain, however all other double hung windows on the 2-story portion of the building are proposed to be removed and replaced with new replacement windows. Specifically these windows are Marvin Ultimate Double Hung window with wood interior (stained to match existing) and extruded aluminum exterior cladding ("Cascade Blue" which closely matches the Sherwin Williams paint color), with half-screen, clear insulating glass with Low E and argon gas fill, and between-the-glass divided lite grilles in the top sash to closely match the original windows. Refer to floor plans, exterior elevations, and sample material board.
    - **Storefront Windows & Doors** – The existing storefront windows will also be replaced to accommodate the new first floor elevation, be more historically proportioned, and to meet today's energy code requirements. Specifically these windows will be Kawneer

black aluminum storefront windows with clear insulating glass with Low E and argon gas fill, and between-the-glass divided lite grilles in the top transom portion of the windows (window panes above 7'-0"). An additional storefront window is proposed on the south elevation adjacent to the existing storefront window (centered with the bay window on the second floor). A new storefront window is proposed on the east elevation where the existing entrance and stair to the second floor apartment currently resides. A new accordion-style storefront door is proposed on the north elevation to accommodate moving vehicles in and out of the building and to match as closely as possible to the other storefront window proportions. Two storefront personnel doors are proposed – one at the existing angled entry at the southeast corner of the building and a new opening next to the accordion-style door.

  - **Doors** – A new wood door to the second floor apartment is proposed on the north elevation, painted the Sherwin Williams blue.

- **Roof** – The roof is existing to remain as is.
- **Exterior Grounds** – The site does not afford much space for landscaping; however, planter boxes are proposed to provide some landscaping to dress up the north sales area and apartment entrance. Three planters are proposed on the north elevation adjacent to the accordion-style door, customer entry, and apartment entry. Planters will have colorful perennial plantings. Refer to attached floor plan and exterior elevations for planter locations.
- **Signs** – An existing sign on the north, 1 story portion of the building will remain. This sign is approximately 28 square feet. A new sign stating "BOUCHER" with white, individual letters attached to a matching blue sign field is proposed above the storefront window on the south elevation. This sign field is approximately 18 square feet. A new sign stating "BOUCHER VILLAGE FORD" with white, individual letters attached to a matching blue sign field is proposed above the storefront window on the east elevation. This sign field is approximately 37 square feet. Two smaller sign areas will display the building address "101" with white, individual letters attached to a matching blue sign field above the storefront entry door on the southeast corner and on the east elevation above the smaller storefront window. The font for the new signage is Cambria and the letters/numbers are 10" tall. The drawings depict a "Ford" oval logo above the entry door on the southeast corner. This rendering of the sign is only a "place-holder" in the drawings; the owner is searching for a "period" Ford sign to hang above the street entrance door. To illuminate these signs, we propose to install discrete, LED recessed can lights tilted toward the signage and located in the existing projecting trim above the new sign field. One can light is proposed per vertical pane of glass. Refer to attached exterior elevations for sign and light locations.

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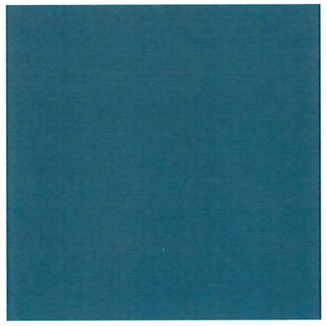
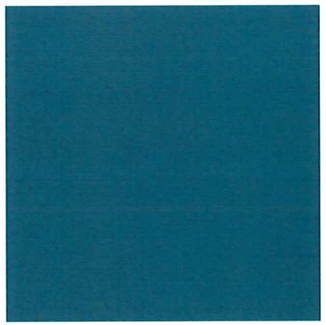
Boucher Village Ford

Exterior Paint Colors

January 17, 2020



Marvin Double Hung Window Color – Cascade Blue



Sherwin Williams (Fascia, Soffits, Gutters/Downspouts, Trim) – Inky Blue

COMMERCIAL ARCHITECTS

LITHONIA LIGHTING®

Catalog Number	
Notes	
Type	

FEATURES & SPECIFICATIONS

INTENDED USE — The OneUp™ recessed direct-wire LED downlight includes integrated junction box, trim, pre-installed non-metallic bushings and 3-port push wire quick connectors in one package. The OneUp is the most economical means to create a well lit environment with exceptional energy efficiency and near zero maintenance.

CONSTRUCTION — Aluminum die cast, adjustable gimbal trim. Integrated galvanized steel junction box with captive door for easy access. Suitable for daisy chaining (pulling wires). Available in 3000K color temperature LEDs.

OPTICS — Round adjustable gimbal with 180 degrees of rotation and 35 degrees of adjustable tilt in both directions. Diffused lens provides even light distribution for general illumination, equivalent to 65W incandescent flood lamp. Wide flood beam angle at >90°. CRI >90. Maintains at least 70% light output for 50,000 hours.

INSTALLATION — Tool-less installation. Secure trim retention with two side-mounted spring clips for easy installation in plaster, sheet rock, or plywood ceilings. The integrated junction box - with pre-installed non-metallic bushing - allows non-metallic cable to be fed through without the hassle of knockouts. The captive junction box door provides easy access to pre-installed 3-port push wire quick connectors for straight-forward wiring. Rated for Type IC installations. Maximum of 4 No. 12AWG through branch circuit conductor suitable for 90°C permitted in box. Ground wire provided.

ELECTRICAL SYSTEM — LED module with high-efficiency on board driver. Dimming down to 10%. For compatible dimmers, refer to: Compatible dimmers chart.

Actual wattage may differ by +/-5% when operating at 120V +/-10%.

LISTINGS — ETL certified to US and Canadian safety standards. Can be used to comply with California Title 24 Part6 High Efficacy LED Light Source Requirements. ENERGY STAR® certified. Damp location listed.

WARRANTY — 5-year limited warranty. Complete warranty terms located at: www.acuitybrands.com/CustomerResources/Terms_and_conditions.aspx

Note: Actual performance may differ as a result of end-user environment and application.
All values are design or typical values, measured under laboratory conditions at 25 °C.
Specifications subject to change without notice.

Direct-Wire LED Recessed Downlight

4JBK ADJ

IC
Remodel

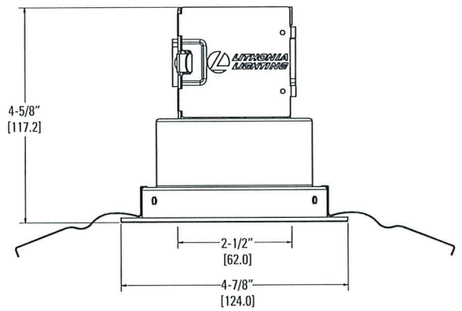
Brushed nickel

Oil-rubbed bronze

Specifications

Aperture:	2-1/2" (62.0)
Overlap Trim:	4-7/8" (124.0)
Height:	4-5/8" (117.2)
Ceiling Opening:	4-5/8" (117)
Min Ceiling Thickness:	1/2" (12.7)
Max Ceiling Thickness:	1-1/2" (38.1)

All dimensions are inches (millimeters).



ORDERING INFORMATION For shortest lead times, configure product using **standard options (shown in bold).**

Example: 4JBK ADJ 30K 90CRI MW

Series	Shape	CCT/Watts/Lumens[1]	CRI	Finish
4JBK	**ADJ** Round Adjustable	**27K** 2700K/8.2W/595L **30K** 3000K/8.2W/620L **40K** 4000K/8.2W/635L **50K** 5000K/8.2W/640L	**90CRI** 90 CRI	**MW** Matte White **BN** Brushed Nickel **ORB** Oil Rubbed Bronze

Accessories: *Order as separate catalog number.*	
OUJBK643 PAN U	Universal Construction Pan

Universal Construction Pan

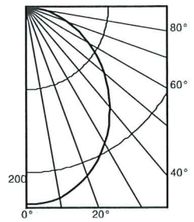
Notes
1 Total System Delivered Lumens.

4JBK ADJ OneUP™ Direct Wire LED

PHOTOMETRICS

Distribution Curve | **Distribution Data** | **Output Data** | **Coefficient of Utilization** | **Illuminance Data at 30" Above Floor for a Single Luminaire**

4JBK ADJ 30K, 3000 K LEDs, input watts: 8.12, delivered lumens: 614.2, LM/W=75.6, test no. ISF 35023



	Ave	Lumens
0	238	
5	238	23
15	227	64
25	205	94
35	175	109
45	142	109
55	107	95
65	71	70
75	37	39
85	9	10
90	0	

Zone	Lumens	% Lamp
0° - 30°	180.5	29.4
0° - 40°	289.9	47.2
0° - 60°	494.2	80.5
0° - 90°	613.6	100.0
90° - 120°	0.0	0.0
90° - 130°	0.0	0.0
90° - 150°	0.0	0.0
90° - 180°	0.0	0.0
0° - 180°	613.6	*100.0

*Efficiency

pf	80%			70%			50%		
pc				20%					
pw	50%	30%	10%	50%	30%	10%	50%	30%	10%
0	119	119	119	116	116	116	111	111	111
1	104	100	96	102	98	95	98	95	92
2	91	85	79	89	83	78	86	81	76
3	80	72	66	79	71	65	76	70	64
4	71	63	56	70	62	56	68	61	55
5	64	55	49	63	55	48	61	53	48
6	58	49	43	57	48	42	55	48	42
7	52	44	38	52	43	38	50	43	37
8	48	40	34	47	39	34	46	39	33
9	44	36	30	43	36	30	42	35	30
10	41	33	28	40	33	28	39	32	28

Mounting Height	Inital FC Center Beam	50% beam - 61.7° Diameter	50% beam - 61.7° FC	10% beam - 106.8° Diameter	10% beam - 106.8° FC
8.0	7.9	6.6	3.9	14.8	0.8
10.0	4.2	9.0	2.1	20.2	0.4
12.0	2.6	11.3	1.3	25.6	0.3
14.0	1.8	13.7	0.9	31.0	0.2
16.0	1.3	16.1	0.7	36.3	0.1

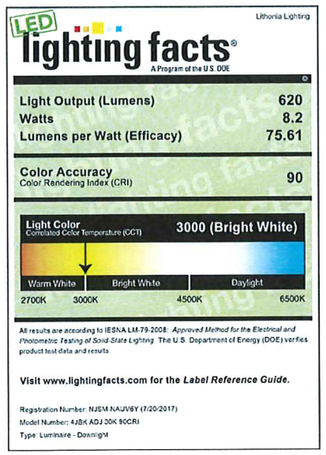
ENERGY DATA

4" ADJUSTABLE GIMBAL ENERGY DATA				
Color Temperature	2700K	3000K	4000K	5000K
Lumens	595	620	635	640
CRI	90			
Lumens/Watt	72.56	75.61	77.44	78.05
Min. starting temperature	-18°C (-0°F)			
EMI/RFI	FCC Title 47 CFR, Part 15, Class B			
Sound rating	Class A Standards			
Input voltage	120V AC			
Min. power factor	0.9			
Input frequency	50/60HZ			
Rated wattage	8.2W			
Input power	8.2W			
Input current	0.07A			

DIMMER COMPATIBILITY

COMPATIBLE DIMMERS				
Lutron	**Leviton**	**Pass & Seymour**	**Synergy/Leviton**	**Sensorswitch**
DV-603P-LA	6633-PA	HCL453PTCCCV6	ISD 600 I 120 / IPI06	nSP5 PCD 2W
CT-603PR-WH	6615-P	LS 603 PWV	ISD 1000 I 120 / IPI10	nSP5 PCD ELV 120
DVELV-300P			ISD 400 ELV 120 / IPE04	
300P SELV				
DV-600P				
NTELV-300P				
NLV-600				
Caseta PD-6WCL dimmer (requires Lutron Smart Bridge L-BDG2-WH which is sold separately from the dimmer)				

LIGHTING FACTS



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Product Information

Planter
TF 4307

Size:	30” Dia. x 20“H
Weight:	330 Lbs.
Material:	Reinforced concrete
Reinforcing:	1/4” Dia. steel rebar
Drain Hole:	(1) 2” Dia. drain hole
Hardware:	(4) 5/8” Dia. lifting inserts

Note:
Lifting inserts are to ONLY be used
when planter is EMPTY

Finish Options

Standard
-Exposed Aggregate
-Weatherstone

Charcoal

WAUSAU MADE℠
A WAUSAU TILE INC. BRAND
PO Box 1520, Wausau, WI 54402-1520
(800 388-8728)
Email: wtile@wausautile.com
Web: wausaumade.com

Date: 7/24/15

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Window Details

January 17, 2020

COMMERCIAL ARCHITECTS

Typical Alum
Storefront
Framing

Typical Between-the-Glass Muntin Bar

KAWNEER
AN ARCONIC COMPANY

Kawneer Anodize finishes
Kawneer gives you a wide variety of anodized finishes with attractive alternatives. The benefit of a durable, anodized finish is married to the beauty of some very dynamic and exciting colors.

At the start of every design, there's a choice of how you want to finish. Contact your Kawneer sales rep for the information on these and other finishes available from Kawneer.

	KAWNEER FINISH NO.	COLOR	ALUMINUM ASSOCIATION SPECIFICATION	OTHER COMMENTS
	#14	CLEAR	AA-M10C21A41 / AA-M45C22A41	Architectural Class I (.7 mils minimum)
	#17	CLEAR	AA-M10C21A31	Architectural Class II (.4 mils minimum)
	#18	CHAMPAGNE	AA-M10C21A44	Architectural Class I (.7 mils minimum)
	#26	LIGHT BRONZE	AA-M10C21A44	Architectural Class I (.7 mils minimum)
	#28	MEDIUM BRONZE	AA-M10C21A44	Architectural Class I (.7 mils minimum)
	#40	DARK BRONZE	AA-M10C21A44 / AA-M45C22A44	Architectural Class I (.7 mils minimum)
→	#29	BLACK	AA-M10C21A44	Architectural Class I (.7 mils minimum)

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ULTIMATE DOUBLE HUNG NEXT GENERATION

NO DETAIL OVERLOOKED

Engineered for performance and designed to inspire, each aspect of the Ultimate Double Hung Next Generation Window was made with purpose. Our engineers consider every detail from the most innovative features to the most minute subtleties, all because the windows in your home help illuminate the most important parts of your life.

INTERIOR FEATURES AND PERFORMANCE

RICH WOOD INTERIOR

Offers beauty and warmth with six wood species and ten interior finish options.

NARROW CHECKRAIL

Provides a sleek aesthetic at 1 15/16" to maximize daylight opening while maintaining historical accuracy.

TILT WASH

Allows easy access to exterior glass for cleaning and maintenance.

RETRACTABLE SCREEN

A screen option that easily retracts out of sight when not in use and provides smooth, quiet operation.

INTERIOR SHADES

Integrate seamlessly into the window without visible cords or pulleys. The fit is precise with virtually no light bleed.

EXCLUSIVE AUTOLOCK

Activates when the sashes are closed, locking the window.

FIRST-RATE ENERGY EFFICIENCY

Meets ENERGY STAR® standards in energy efficiency with multiple glass options for various regions, climates and weather needs.

SASH BALANCE SYSTEMS

Enables smooth operation at the largest sizes.

ULTIMATE DOUBLE HUNG NEXT GENERATION

GENERATIONS OF TIMELESS DESIGN

EXTERIOR FEATURES AND PERFORMANCE

DURABLE CLADDING

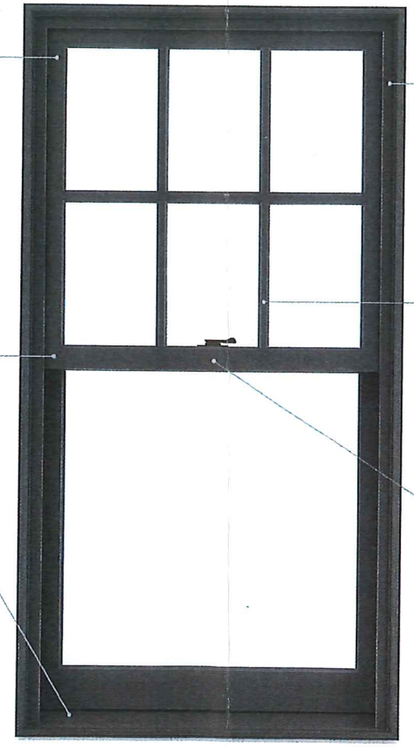
Exterior cladding made with the industry's highest level of certification, AAMA 2605, extruded aluminum and backed by a 20-year warranty against chalking and fading.

EXPANSIVE SIZES

Up to 5 feet wide by 10 feet high.

TRADITIONAL SILL BEVEL

The 14-degree bevel provides optimal water management while maintaining a classic look.



SUPERIOR WEATHER PERFORMANCE

LC-PG50 on most sizes, and optional Commercial (CW) Performance and IZ3 certified coastal performance on most sizes.

DESIGN VERSATILITY

An array of simulated divided lite patterns, interior and exterior color options, ten hardware finishes and archtop models.

ALUMINUM INTER-LOCK

Eliminates drafts and improves the window's overall structural integrity.

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Boucher Village Ford

Historic Precedent Photos

January 17, 2020

COMMERCIAL ARCHITECTS

113 T. WALL & SONS LTD 113

PHARMACEUTICAL CHEMIST
FAIRMAN
FAIRMAN
HOMEOPATHIC
728
CHEMIST
FAIRMAN
PHARMACY
PHARMACIST
&
HOMEOPATHIC

"5 AND 10" S. S. KRESGE CO. "5 AND 10"
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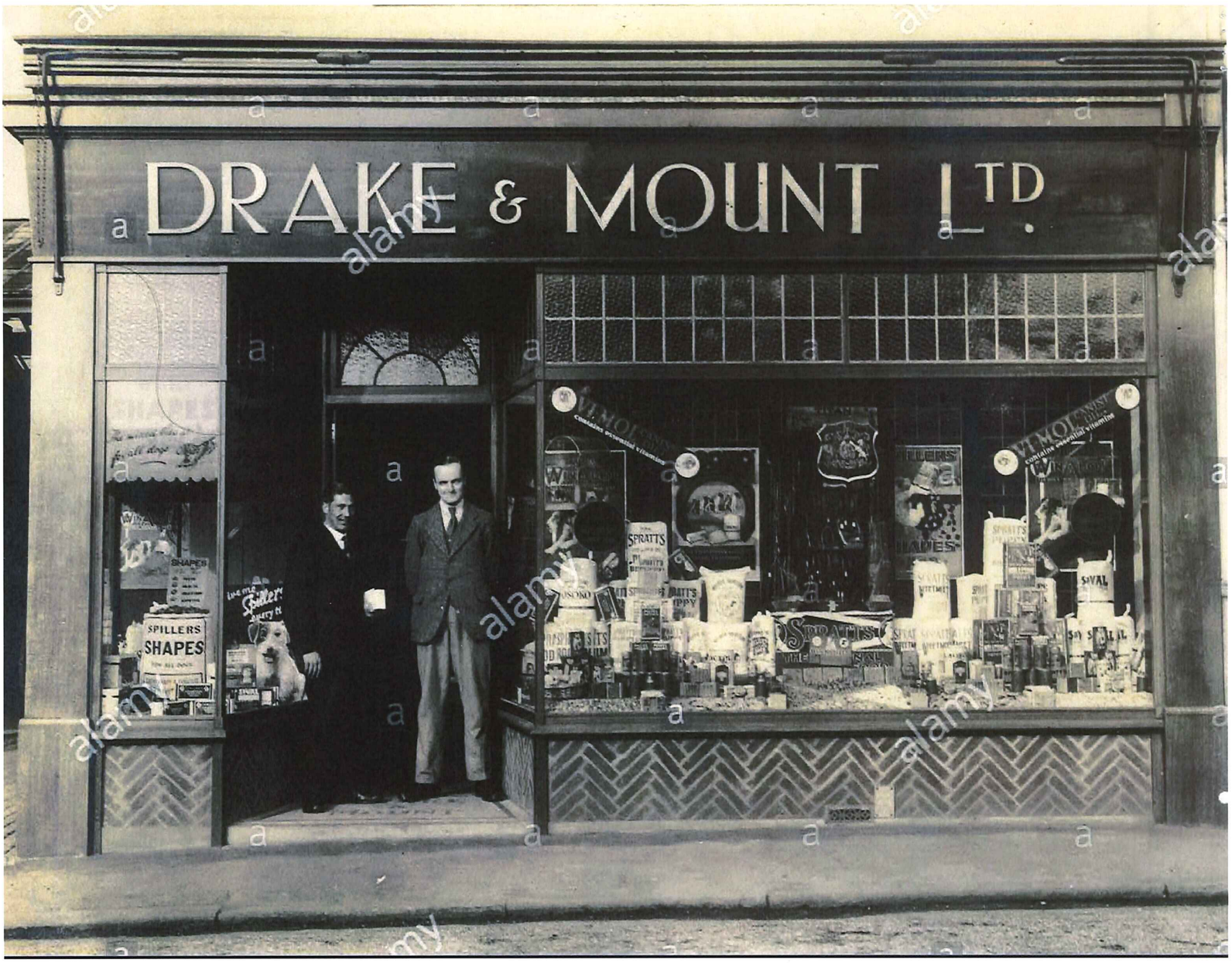
DRAKE & MOUNT LTD
SPILLERS
SHAPES
SPRATTS