

Architectural Review Board Staff Report

Project Type:	Amended Architectural Elevations
Meeting Date:	May 14, 2020
From:	Chris Dietz, Planner
Location:	Southeast of the intersection of Long Road and Chesterfield Airport Road.
Description:	<u>Steve W Wallace, Lot 1 (McDonald's) AAE:</u> Amended Architectural Elevations and Architectural Statement of Design for a 2.26-acre tract of land zoned "PC" - Planned Commercial District, located southeast of the intersection of Long Road and Chesterfield Airport Road.

PROPOSAL SUMMARY

The Farnsworth Group, on behalf of McDonald's Corporation, has submitted a request for Amended Architectural Elevations for a building containing both a fast food restaurant and convenience store, located at the southeast corner of the intersection of Long Road and Chesterfield Airport Rd. Proposed changes to the site entail updating the building materials and color scheme of the building to reflect the corporate rebranding campaign currently underway throughout the country. Wall-mounted lighting fixtures, accent lighting, and updated drive-thru canopies in the ordering area are also included in this proposal.

HISTORY OF SUBJECT SITE

Prior to the City of Chesterfield's incorporation, a 0.91-acre portion of the site was zoned C-8, Planned Commercial District. The entire site was rezoned into the C-8 Planned Commercial district, including a 2.03-acre tract of land zoned "NU" – Non-Urban District, in 1997 through City Ordinance 1248. This allowed the development of a convenience store/restaurant, a drive-thru, and a three-bay oil and lube facility on this site. Later that same year, the Site Development



Figure 1: Subject Site Aerial

Section Plan was approved, with Ordinance 1328 shortly after to correct errors in Ordinance 1248 pertaining to the square footage of signage permitted and the centerline distance for an entrance from Chesterfield Airport Rd. In 2006, the Site Development Section Plan was amended to add a second drive-thru lane for the fast-food restaurant. In 2015, Ordinance 2841 was passed, which added the Vehicle Service Facility as a permitted use, and updated the permitted square footage and parking setbacks for Lot 2. The development conditions were again revised in 2017 under Ordinance 2975 to allow for further expansion of the structure on Lot 2, which serves as the governing ordinance for this subdivision today.

STAFF ANALYSIS

General requirements for Site Design:

A. Site Relationships

This development is located at the intersection of Chesterfield Airport Rd. and Long Rd. The Convenience Store/fast food restaurant and drive-thru are located on Lot 1 of this development, along with a gas station canopy. The adjacent development on Lot 2 of the Steve W Wallace subdivision includes an automotive service facility. Both developments are single-story, pedestrian oriented structures with similar building materials being utilized on each structure. The surrounding area encompassing the intersection of Chesterfield Airport Rd. and Long Road is comprised of primarily single-story retail commercial uses with limited office and light industrial uses.



Figure 2: Site Relationships

B. Circulation and Access

Lot 1 has vehicular access from Chesterfield Airport Road as well as two (2) access points along Long Road. Lots 1 and 2 share the southern full access from Long Road, while the northern access from Long Road serves only northbound traffic. Circulation along the eastern side of Lot 1 is one-way only and follows the direction of the drive-thru. The drive-thru stacking lane begins on the southeast corner of the building before splitting into two ordering lanes and converging back into one at the southeast corner of the building.

Primary pedestrian access is located on the north, east and west of the building. There is currently no pedestrian sidewalk along the perimeter of the site. However, the restaurant currently features a patio for outdoor seating and bicycle parking rack. This proposal includes striping a pedestrian path from the north accessible parking to the eastern entrance of the building to enhance ADA accommodations.

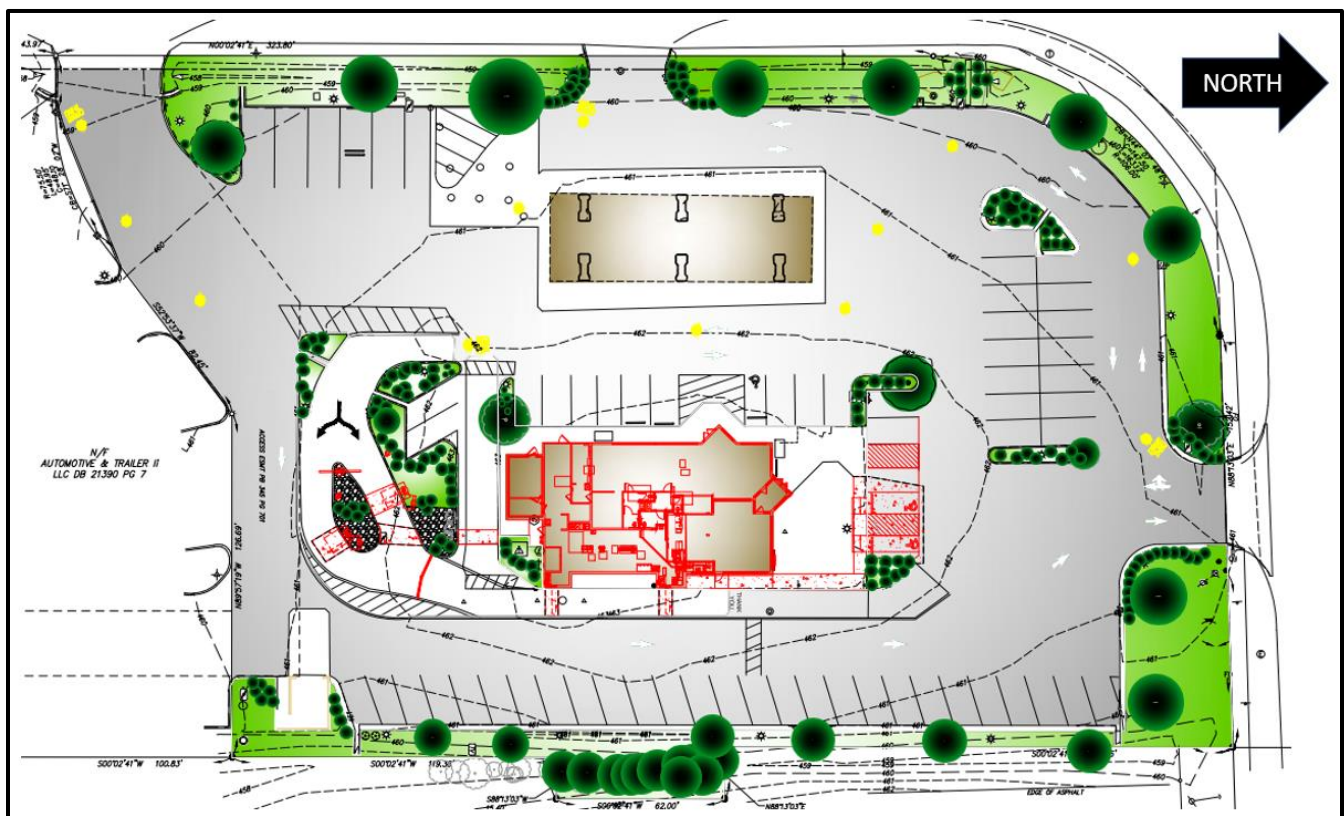


Figure 3: Color Site Plan

C. Topography and Parking

The site's topography is generally flat. Parking for Lot 1 serves both the fast-food restaurant and gas station/convenience store uses on site and includes 70 vehicular spaces, three (3) of which are ADA-accessible. No changes to the location or amount of parking is being proposed with this request.

General Requirements for Building Design

A. Scale

The building on Lot 1 is a one-story structure with a height of 18.5 feet at the top of the structure's parapet. The building is consistent with the pedestrian-scale of other commercial developments in the vicinity. The proposed amended elevations will retain the large ground-level windows and multiple pedestrian access points around the building while adding a trellis and canopy system at pedestrian scale.

B. Design

UDC Section 31-04-01 D:.
Design and coordinate all facades with regard to color, types and numbers of materials, architectural form and detailing.
Chesterfield Valley Building Design Requirements
<u>Facades:</u> <ul style="list-style-type: none">• Utilize architectural elements from the front facade on the side and rear of the structure.• Utilize accent lighting and avoid floodlighting for facades of buildings facing I-64/US 40.• Screen trash enclosures and construct with materials consistent to the building.

Each elevation of the restaurant/convenience store building will be redesigned to reflect the modern rebranding efforts of the restaurant's parent company throughout the country. Namely, the red mansard roof parapet will be replaced with a vertical flat-top parapet flush with the exterior walls, capped with a metal coping around each elevation of the building. The design will include an accent corrugated metal fascia band located on the south and east elevations, further accentuated by trellis lighting. The north and west elevations will feature synthetic wood paneling returns to accommodate pedestrian access into the building. No changes to the gas canopy are being proposed at this time.



Figure 4: North Elevation



Figure 5: South Elevation



Figure 6: East Elevation



Figure 7: West Elevation

C. Materials and Color

The building on Lot 1 is composed of split faced CMU, aluminum garage doors, and a storefront painted standing seam roof. Most of the existing building will remain with repair of brick painted "Fairview Taupe". New dark-toned stucco EIFS will replace the old mansard parapet also in "Fairview Taupe". Corrugated metal paneling, metal trellis and synthetic wood accent features will be used sparingly around the building so as to complement the dark color scheme of the overall design. A limited gold accent feature will be placed beneath the drive-thru window and ordering canopies.

D. Landscape Design and Screening

No changes to the landscaping are proposed with this development. However, the Applicant intends to bring the site into compliance with the approved Landscape Plan.

E. Signage

Signage is reviewed under a separate City approval process.

F. Lighting

Proposed lighting included with this request is primarily utilitarian in nature, and includes soffit lighting beneath the canopies in the drive-thru and entrance areas of the building. Wall-mounted fixtures will adorn each side of the building, with emergency lighting fixtures located at each entrance of the building. A downward trellis lighting fixture intended to accentuate the aluminum paneling wrapping around the top of each elevation is also part of this proposal. This particular type of fixture will require Planning Commission review. No changes are proposed to the pole-mounted fixtures in the parking area. Complete cutsheets for these lighting fixtures are included in the ARB packet attached.

G. Exterior Rendering

Below is a rendering of the east elevation as one would exit the drive-thru.



Figure 10: Rendering

DEPARTMENT INPUT

This project is currently under staff review and will not proceed to the Planning Commission until all outstanding items have been addressed. All recommendations made by the Architectural Review Board will be included in Staff's report to the Planning Commission. Staff requests review and recommendation by the Architectural Review Board on the Amended Architectural Elevations for the Steve W Wallace subdivision, Lot 1 (McDonalds).

MOTION

The following options are provided to the Architectural Review Board for consideration relative to this application:

- 1) "I move to forward the Amended Architectural Elevations and Architectural Statement of Design for Steve W Wallace, Lot 1 (McDonald's), as presented, with a recommendation for approval (or denial) to the Planning Commission."
- 2) "I move to forward the Amended Architectural Elevations and Architectural Statement of Design for Steve W Wallace, Lot 1 (McDonald's) to the Planning Commission with the following recommendations..."

Attachments: Architectural Review Board Packet



April 27, 2020

City of Chesterfield
 690 Chesterfield Pkwy W
 Chesterfield, MO 63017

RE: The intent of this project is to provide an updated design to fit in with modern design to the existing McDonald's store located at 110 Long Road, Chesterfield, MO.

To Whom It May Concern,

Please accept this letter on how we are modifying the existing building to conform with the Chapter 31 Unified Development Code.

Chapter 31 Unified Development Code Requirement; Article 04; Section 31-04-01		Response to Requirement
B	Submittal requirements and procedures	We have referenced the section and followed the set list of requested submittal requirements in conjunction with inquiries to the City of Chesterfield's planning representatives to provide acceptable materials for the City's review for the proposed project.
C1	Site Relationships	Pedestrian movement has been considered and accessible pathing is to be provided at the site to allow safe movement. Existing conditions remain with an on-site outdoor seating area at the front façade of the building. Landscaping is incorporate to enhance views.
C2	Bicycle Circulation	Existing bike rack with locking opportunity to remain
C2	Pedestrian Circulation	A designated striped area will be provided highlighting accessible route to access the site
C2	Vehicular Circulation	Existing side-by-side drive through to remain which minimizes site vehicular congestion within the paved area.
C2	Parking	Existing side, rear, and front parking to remain. Existing landscaped areas with seating are provided in front of the building.
C2	Pedestrian Orientation	An existing outdoor seating area is present at the front of the building. A trellis and canopy system is implemented in the design to bring focus toward the front façade at and between the two main entry locations through the use of a taller brand wall design which extends beyond the main building wall to create a hierarchy at the entry process



C3	Topography	Existing conditions are being improved upon to provide a more accessible site. The screening and transitions will remain similar to the existing site design.
C4	Retaining Walls	Not in scope of project. No work to be done.
D1	Building scale	Compatibility is shown through elevations/rendering to show similar scale at adjacent tenant building of the gas station/convenience store.
D1	Human scale	Demonstrated through the use of brand wall features to provide a sense of entry and a trellis/canopy design at consistent levels to lead into the brand wall
D1	Generic scale	With the topographic difference between the McDonald's site and the rest of the constructed site, the level at which the elements change is similar where the original height the existing mansard roof element aligned closely with the roof element of the adjacent tenant. With the proposed design the same level similarity will exist but will be a material change from masonry to stucco.
D2(a)	Design and coordinate all facades with regard to color, types and numbers of materials, architectural form and detailing	Proposed façade color is consistent throughout with an accent color located at brand walls and minor elements.
D2(b)	Avoid linear repetitive streetscapes	Varying landscape and change in architectural features around the building will keep similar elements from appearing repetitive
D2(c)	Avoid stylized corporate and/or franchise designs that use the building as advertising	The architectural features will help in bringing your attention to attached signage but the building itself will not serve as an advertisement to the McDonald's franchise.
D2(d)	Provide architectural details particularly on facades at street level	Most of the building will be existing to remain at street level with repair of face brick and replacing glazing at street level. At brand walls, the walls will be detailed with the wall construction including finish
D2(e)	Encourage art elements, such as wall sculptures, murals, and artisans-created details, etc., throughout a project	Exterior tiled brand walls and a continuous corrugated metal parapet rooftop band encourage an artistic element to the design of the building.
D2(f)	Encourage designs that enhance energy efficiency	The proposed design will improve upon the energy efficiency by providing more efficient glass covering less of the building envelope along with the installment of high-efficiency LED exterior surface mounted sconces and exterior LED strip lighting within the new trellis & canopy attachments.



D2(g)	Encourage the use of environmentally conscious building techniques and materials	The building will retain existing materials that are in good condition and the new materials used will be higher quality and installed per manufacturer's recommendation.
D2(h)	Provide entry recesses, plazas, roof overhangs, wall fins, projecting canopies or other similar features indicating the building's entry points while providing protection	The design introduces canopies and a brand wall design at the building's entry points.
D2(i)	Paint and trim temporary barriers/walls to complement the permanent construction excluding tree protection fencing	Any temporary barrier/wall will complement the building's design.
D2(j)	Screen rooftop equipment on all visible sides with materials that are an integral part of the architecture. Parapet walls or screen walls shall be treated as an integral part of the architecture and shall not visually weaken the design of the structure	Rooftop equipment will be screened by a new consistent roof parapet wall system.
D3	Materials and colors	Materials and colors used for the building design will be per McDonald's MRP prototype with existing face brick, stucco, and tile with the colors being grays and charcoal in color with white canopies and some gold underscoring specific to drive thru canopies.
D4	Development Landscaping	Existing landscaped areas to remain. Grouping of any new trees and shrubs should be consistent with existing landscaping.
D4	Building Landscaping	Landscaping exists at both streets separating from the building. There is an additional landscaped setback separating the front of the building from the parking area.
D4	Parking Area Landscaping	Any landscaped areas adjacent to parking is separated through use of a curb or retaining wall.
D4	Wall and Fences	Existing masonry walls used as a dumpster enclosure.
D5	Signage	Signage will be provided by a separate permit set. Proposed sign locations attached to the building are indicated in the proposed plans graphically.
D6	Lighting	Lighting will adhere to the UDC and cut sheets will be provided. New lighting will be installed on both the interior and exterior of the building.



E	Facades	The new parapet stucco wall system is continuous around the entire building mass. There are (2) brand wall elements that are located on the front of the building and non-drive-thru side. A trellis/canopy system is continuous around the entire building. Accent lighting will be implemented within the canopy/trellis system and on the brand walls. The existing trash enclosure is built with masonry walls that match the base building color.
E	Storage	Any outdoor storage is concealed within an existing masonry trash enclosure.
E	Utilities	Any new site utilities will be installed underground. All existing utilities to remain underground.
E	Parking	The main parking area is located to the side and rear of the building. The loading area is constructed with the same masonry and base building color as the main building.

To conform to the standards of applicability and compliance, we have submitted to the City of Chesterfield the list of documents to accompany this statement to adhere to guidelines set by the City for the proposed project's compliance with the adopted code. The documents submitted include: This statement of design, a fully signed and sealed permit set of construction documents, a 2D color rendering of all exterior proposed elevations, a 3D perspective color rendering, and exterior & interior electrical lighting cut sheets.

Sincerely,

Ken Mackenzie



- 1/ BRAND WALL
ELEV. +19'-5 1/2"
- 1/ PARAPET
ELEV. +18'-1 1/2"
- 6/ CORRUGATED METAL
ELEV. +15'-1 1/2"
- 8/ DT TRELLIS
ELEV. +10'-11"
- 1/ EXIST. STOREFRONT
ELEV. +9'-4" (V.I.P.)
- 8/ EXIST. STOREFRONT
ELEV. +9'-8" (V.I.P.)
- 1/ EXIST. SLAB
ELEV. +0'-0"



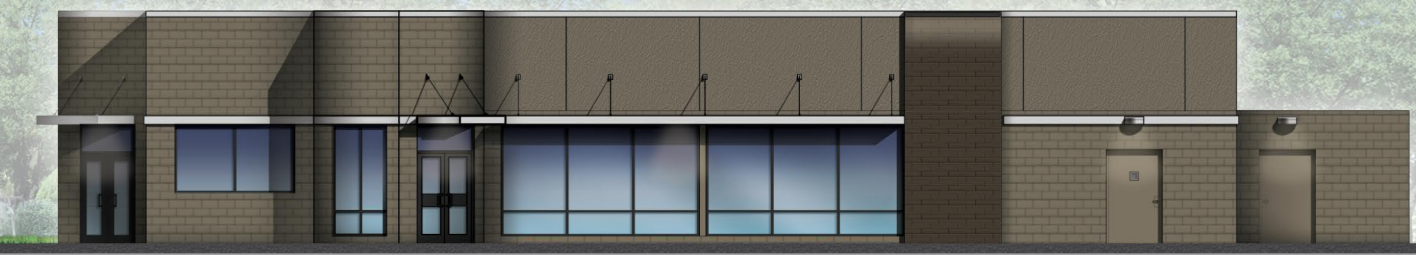
Front Elevation

- 1/ PARAPET
ELEV. +18'-1 1/2"
- 6/ CORRUGATED METAL
ELEV. +15'-1 1/2"
- 1/ EXIST. ROOF
ELEV. +13'-0" (V.I.P.)
- 8/ DT TRELLIS
ELEV. +10'-11"
- 8/ EXIST. COOLER
ELEV. +9'-3" (V.I.P.)
- 1/ EXIST. SLAB
ELEV. +0'-0"



Rear Elevation

- 1/ BRAND WALL
ELEV. +19'-5 1/2"
- 1/ PARAPET
ELEV. +18'-1 1/2"
- 6/ CORRUGATED METAL
ELEV. +15'-1 1/2"
- 1/ EXIST. STOREFRONT
ELEV. +9'-4" (V.I.P.)
- 8/ EXIST. STOREFRONT
ELEV. +9'-8" (V.I.P.)
- 1/ EXIST. SLAB
ELEV. +0'-0"



Non-Drive-Thru Side Elevation

- 1/ BRAND WALL
ELEV. +19'-5 1/2"
- 1/ PARAPET
ELEV. +18'-1 1/2"
- 6/ CORRUGATED METAL
ELEV. +15'-1 1/2"
- 8/ DT TRELLIS
ELEV. +10'-11"
- 1/ EXIST. DT OPENING
ELEV. +9'-0" (V.I.P.)
- 8/ EXIST. DT OPENING
ELEV. +9'-3" (V.I.P.)
- 1/ EXIST. SLAB
ELEV. +0'-0"



Drive-Thru Side Elevation

Materials Legend	
	Existing Material (Main Building) "Fairview Taupe"
	Stucco (Accent) "Fairview Taupe"
	E-Wood Tile (Brand Wall) "R9 Black"
	Aluminum Canopy (Prefinished Metal) "White"
	Aluminum Trellis (Prefinished Metal) "Cityscape"
	Aluminum Trellis (Prefinished Metal) "Charcoal"
	Aluminum Trellis (Prefinished Metal) "Gold"
	Corrugated Metal (Prefinished Metal) "Cityscape"
	Corrugated Metal (Prefinished Metal) "Charcoal"
	Window Glazing
	Metal Coping "Cityscape"
	Metal Coping "RAL 7022"



110 LONG ROAD CHESTERFIELD MISSOURI McDONALD'S

OWNER/DEVELOPER

McDONALD'S REAL ESTATE COMPANY
C/O DAVID R HUMAN ESQ
110 NORTH CARPENTER ST
CHICAGO IL 60607

DEVELOPER

McDONALD'S USA LLC
10801 MASTIN BLVD
OVERLAND PARK KS 66210

SITE INFORMATION

LOCATOR NUMBER 17U-14-0461
ZONING DISTRICT C-8
SITE ADDRESS 110 LONG ROAD CHESTERFIELD MO 63005

EXISTING AREA BREAKDOWN

RESTAURANT BUILDING AREA	2,330 SQUARE FEET
C-STORE BUILDING AREA	1,320 SQUARE FEET
SHARED BUILDING AREA	600 SQUARE FEET
FREEZER/COOLER AREA	214 SQUARE FEET
TOTAL BUILDING AREA	4,464 SQUARE FEET
EXISTING PAVED AREA	78,808 SQUARE FEET
EXISTING LANDSCAPE AREA	15,059 SQUARE FEET
TOTAL LOT AREA	98,331 SQUARE FEET OR 2.26 ACRES

PROPOSED AREA BREAKDOWN

PROPOSED BUILDING AREA	4,464 SQUARE FEET
PROPOSED PAVED AREA	78,808 SQUARE FEET
PROPOSED LANDSCAPE AREA	15,059 SQUARE FEET
TOTAL LOT AREA	98,331 SQUARE FEET OR 2.26 ACRES

PARKING CALCULATIONS

NUMBER OF SEATS (McDONALD'S) 60
EMPLOYEES PER SHIFT (McDONALD'S) 15

REQUIRED

C-STORE = 3.33 SPACES/1000 SQUARE FEET
FAST FOOD RESTAURANT = 1 SPACE/2 SEAT
+ 2 SPACES/3 EMPLOYEES
C-STORE = (3.33/1000)*(1320+300)(SHARED)
= 1620 = 6 SPACES
FAST FOOD RESTAURANT = (1/2)(60) +
(2/3)(15) = 40
TOTAL PARKING REQUIRED = 46 SPACES

PROVIDED
70 SPACES
(INCLUDES 3 HANDICAP SPACES)

FLOOD PLAIN NOTE

WE HAVE EXAMINED COMMUNITY PANEL NUMBER 290896-0165-K (MAP NUMBER 29189C0165K, DATED FEBRUARY 4TH, 2015) OF THE FLOOD INSURANCE RATE MAPS, PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, FOR THE AREA CONTAINING THE SUBJECT PROPERTY. SAID PROPERTY APPEARS TO BE LOCATED IN ZONE "X", AREA OF 0.2% ANNUAL CHANCE FLOOD OR AREAS PROTECTED BY LEVEES. THIS AREA IS SHOWN AS BEING PROTECTED BY A LEVEE SYSTEM FROM THE 1-PERCENT-ANNUAL-CHANCE OR GREATER FLOOD HAZARD.

LEGAL DESCRIPTION

A TRACT OF LAND BEING LOT 1 OF STEVE W. WALLACE SUBDIVISION, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 345 PAGE 701 OF THE ST. LOUIS COUNTY RECORDS, SITUATED IN THE WEST HALF OF U.S. SURVEY 126 TOWNSHIP 45 NORTH, RANGE 4 EAST, CITY OF CHESTERFIELD, ST. LOUIS COUNTY, MISSOURI AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

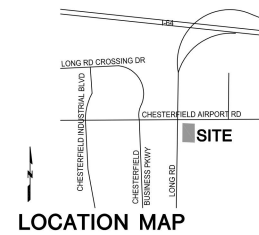
BEGINNING AT A POINT ON THE SOUTH RIGHT OF WAY LINE OF CHESTERFIELD AIRPORT ROAD (100%) AT ITS INTERSECTION WITH THE NORTHEAST CORNER OF LOT 2 OF SAID SUBDIVISION, AND THE NORTHWEST CORNER OF A PARCEL CONVEYED TO ST. LOUIS FAMILY CHURCH, INC. BY DEED BOOK 18820, PG 1770, OF THE ST. LOUIS COUNTY RECORDS; THENCE CONTINUING ALONG SAID EAST LINE AND WEST LINE SOUTH 00 DEGREES 02 MINUTES 41 SECONDS WEST, 188.25 FEET; THENCE NORTH 88 DEGREES 15 MINUTES 03 SECONDS, 19.30 FEET; THENCE SOUTH 00 DEGREES 02 MINUTES 41 SECONDS WEST, 82.00 FEET; THENCE SOUTH 89 DEGREES 19 MINUTES 03 SECONDS WEST, 15.40 FEET; THENCE SOUTH 00 DEGREES 02 MINUTES 41 SECONDS WEST, 119.36 FEET; TO THE SOUTHEAST CORNER OF LOT 1 AND THE NORTHEAST CORNER OF LOT 2 OF SAID SUBDIVISION; THENCE WITH SAID LOT LINES, NORTH 89 DEGREES 57 MINUTES 19 SECONDS WEST A DISTANCE OF 126.69 FEET; THENCE SOUTH 02 DEGREES 53 MINUTES 57 SECONDS WEST A DISTANCE OF 82.45 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 75.50 FEET, A CHORD WHICH BEARS SOUTH 71 DEGREES 28 MINUTES 02 SECONDS WEST 48.10 FEET, AN ARC DISTANCE OF 48.95 FEET; THENCE NORTH 89 DEGREES 57 MINUTES 19 SECONDS WEST, 20.86 FEET TO THE INTERSECTION OF THE SOUTHWEST CORNER OF LOT 1, THE NORTHWEST CORNER OF LOT 2 AND THE EAST RIGHT OF WAY ROAD; THENCE ALONG SAID EASTERN RIGHT OF WAY LINE NORTH 00 DEGREES 02 MINUTES 41 SECONDS EAST, 323.80 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 106.00 FEET, A CHORD WHICH BEARS NORTH 44 DEGREES 07 MINUTES 48 SECONDS EAST 147.50 FEET, AN ARC DISTANCE OF 163.12 FEET TO THE SOUTH RIGHT OF WAY LINE OF CHESTERFIELD AIRPORT ROAD; THENCE ALONG SAID RIGHT OF WAY NORTH 88 DEGREES 15 MINUTES 03 SECONDS EAST A DISTANCE OF 182.62 FEET TO THE POINT OF BEGINNING, CONTAINING 98,331 SQUARE FEET OR 2.26 ACRES MORE OR LESS.

BENCHMARK INFORMATION

SITE BENCHMARK: O IN OPEN IN THE TOP OF A FIRE HYDRANT, LOCATED ROUGHLY ONE HUNDRED FEET NORTH AND TWELVE FEET WEST OF THE SOUTHWEST CORNER OF THE SUBJECT PARCEL (LOT 1). ELEVATION = 461.92 FEET ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88), OBTAINED BY PROCESSING STATIC GPS SURVEY OBSERVATIONS THROUGH THE NATIONAL GEODETIC SURVEY ONLINE POSITIONING USER SERVICE (OPUS).

GENERAL NOTES

- ALL DIMENSIONS ARE TO FRONT FACE OF CURB UNLESS NOTED OTHERWISE.
- THE CONTRACTOR SHALL REFER TO ARCHITECTURAL DRAWINGS FOR EXACT LOCATION AND DIMENSIONS OF NEW EXITS PORCHES, RAMPS, PATIOS, PRECISE BUILDING DIMENSIONS AND UTILITY ENTRANCE LOCATIONS.
- THE CONTRACTOR SHALL KEEP ALL ACCESS ROADS FREE FROM MUD AND DEBRIS AT ALL TIMES.
- THE CONTRACTOR SHALL SAWCUT ALL EDGES OF EXISTING PAVEMENT THAT IS TO BE REMOVED. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO CREATE A SMOOTH WORKING EDGE AND TO PLACE BACKFILL AND PAVEMENT SUCH THAT SETTLEMENT DOES NOT OCCUR.
- REFER TO SITE LAYOUT PLAN FOR DIMENSIONAL CONTROL OF NEW IMPROVEMENTS.
- ALL MATERIALS AND WORKMANSHIP ASSOCIATED WITH THE SITE IMPROVEMENTS SHALL COMPLY WITH THE LATEST STANDARDS AND SPECIFICATIONS OF THE CITY OF CHESTERFIELD.
- PROPOSED UTILITIES ARE SHOWN IN SCHEMATIC ONLY. EXACT LOCATIONS SHALL BE DETERMINED TO ALLOW FOR THE MOST ECONOMICAL AND PRACTICAL INSTALLATION.
- THE CONTRACTOR SHALL COORDINATE WITH ALL UTILITY COMPANIES TO DETERMINE EXACT CONNECTION POINTS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL FEES AND CONSTRUCTION COSTS RELATED TO INSTALLATION AND CONNECTION OF ALL UTILITIES FROM LOCAL UTILITY COMPANY SOURCES TO THE NEW FACILITY.
- EXISTING UTILITIES SHOWN HEREON ARE FROM INFORMATION PROVIDED BY UTILITY COMPANIES AND MUST BE CONSIDERED AS APPROXIMATE. CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING EXACT LOCATION PRIOR TO COMMENCING WORK.
- ALL MATERIALS AND WORKMANSHIP ASSOCIATED WITH THE ELECTRIC SERVICE CONSTRUCTION SHALL CONFORM WITH THE LATEST STANDARDS AND SPECIFICATIONS OF LOCAL GOVERNING AUTHORITY.
- BACKFILL ALL UTILITY TRENCHES UNDER PAVEMENT WITH GRANULAR MATERIAL. REFER TO DETAIL ON SD SHEETS.
- REFER TO SHEET C1.2 FOR DIMENSIONS AND SHEET C1.2 FOR IDENTIFICATION OF EXISTING AND PROPOSED IMPROVEMENTS.
- REFER TO SHEET C2.1 FOR GRADING AND C3.1 FOR ABOVE AND BELOW GROUND SEWERS AND UTILITIES.
- REFER TO SHEET C4.1 FOR LANDSCAPE MATERIALS.
- ALL LANDSCAPE AREAS SHALL BE ROUGH GRADED TO 6" BELOW TOP OF ALL WALKS AND CURBS, AFTER INITIAL GRADING TO SIX INCHES (6") BELOW SUBGRADE.
- TOP SOIL TO BE ADDED TO THE LEVEL OF THE WALKS OR CURBS.
- FINISH SPOT ELEVATIONS AND CONTOURS ARE SHOWN TO TOP OF NEW PAVEMENT, WALKS, SOD, ETC. (AND NOT FINISH ROAD) TO TOP OF NEW PAVEMENT.
- FINISH SPOT ELEVATIONS AT THE FACE OF CURBS ARE SHOWN TO TOP OF NEW PAVEMENT AT THE GUTTER LINE UNLESS OTHERWISE NOTED.
- ALL GRADING AND DRAINAGE SHALL CONFORM TO THE LATEST STANDARDS AND SPECIFICATIONS OF THE CITY OF CHESTERFIELD.
- NO SLOPE SHALL EXCEED 3:1 MAXIMUM.
- ALL ELEVATIONS SHOWN ARE IN REFERENCE TO THE BENCHMARK AND MUST BE VERIFIED BY THE GENERAL CONTRACTOR AT GROUND/BREAK. FINISH WALK AND CURB ELEVATIONS SHALL BE 6" ABOVE FINISH PAVEMENT. ALL LANDSCAPE AREAS SHALL BE ROUGH GRADED TO 6" BELOW TOP OF ALL WALKS AND CURBS. FINISH GRADING, LANDSCAPING, AND SPRINKLER SYSTEMS ARE BY THE OWNER/OPERATOR.
- BASES, ANCHOR BOLTS, CONDUIT, AND WIRING FOR ALL SIGNS ARE BY THE GENERAL CONTRACTOR.
- WHERE NATURAL VEGETATION IS REMOVED DURING GRADING, VEGETATION SHALL BE REESTABLISHED IN SUCH A DENSITY AS TO PREVENT EROSION.
- WHEN CLEARING AND/OR GRADING OPERATIONS ARE COMPLETED FOR MORE THAN 30 DAYS, ALL NECESSARY PRECAUTIONS SHALL BE TAKEN TO RETAIN SOIL MATERIALS ON SITE. PROTECTIVE MEASURES MAY BE REQUIRED BY THE DIRECTOR OF PUBLIC WORKS SUCH AS PERMANENT SEEDING, PERIODIC MOWING, MULCHING, OR OTHER SUITABLE MEANS.
- PROVIDE WEEPHOLES ON CURBS AT ALL LANDSCAPE AREAS LOCATIONS.
- STORM WATER PIPES, OUTLETS AND CHANNELS SHALL BE PROTECTED BY SILT BARRIERS AND KEPT FREE OF WASTE AND SILT AT ALL TIMES PRIOR TO FINAL SURFACE STABILIZATION AND/OR PAVING.
- SEALANT FENCES SHALL BE INSPECTED PERIODICALLY FOR DAMAGE AND FOR THE AMOUNT OF SEDIMENT WHICH HAS ACCUMULATED. REMOVAL OF SEDIMENT WILL BE REQUIRED WHEN IT REACHES 1/2 THE HEIGHT OF THE SITUATION FENCE.
- NOTIFY CITY OF CHESTERFIELD 48 HOURS PRIOR TO THE COMMENCEMENT OF GRADING AND/OR PRIOR TO THE COMMENCEMENT OF CONSTRUCTION.
- PARKING ON NON-SURFACED AREAS IS PROHIBITED IN ORDER TO ELIMINATE THE CONDITION WHEREBY MUD FROM CONSTRUCTION AND EMPLOYEE VEHICLES IS TRACKED ONTO THE PAVEMENT CAUSING HAZARDOUS ROADWAY AND DRAINING CONDITIONS. CONTRACTOR SHALL KEEP ROAD CLEAR OF MUD AND DEBRIS.
- ALL FILLS PLACED UNDER PROPOSED STORM AND SANITARY SEWER LINES AND/OR PAVED AREAS, INCLUDING TRENCH BACKFILLS WITHIN AND OFF THE ROAD RIGHT-OF-WAY, SHALL BE COMPACTED TO 90% OF MAXIMUM DENSITY AS DETERMINED BY THE "MODIFIED AASHTO T-180 COMPACTION TEST" (ASTM D-1557) FOR THE ENTIRE DEPTH OF THE FILL.
- COMPACTED GRANULAR BACKFILL IS REQUIRED IN ALL TRENCH EXCAVATION WITHIN THE STREET RIGHT-OF-WAY AND UNDER ALL PAVED AREAS PER CITY OF CHESTERFIELD SPECIFICATIONS. ALL TESTS SHALL BE PERFORMED UNDER THE DIRECTION OF AND VERIFIED BY A SOILS ENGINEER CONCURRENT WITH GRADING AND BACKFILLING OPERATIONS.
- NO EXCAVATION SHALL BE MADE SO CLOSE TO THE PROPERTY LINE AS TO ENDANGER ANY ADJOINING PROPERTY OF ANY PUBLIC OR PRIVATE STREET WITHOUT SUPPORTING AND PROTECTING SUCH PUBLIC OR PRIVATE STREET OR PROPERTY FROM SETTLING, CRACKING OR OTHER DAMAGE.
- CONCRETE AND ASPHALTIC CONCRETE SURFACES SHALL CONFORM TO THE APPROPRIATE SECTIONS OF THE PROJECT SPECIFICATIONS.
- THICKEN EDGE OF ASPHALT PER SITE DETAILS WHEREVER ASPHALT PAVEMENT ADJACES CONCRETE PAVEMENT.
- THE CONTRACTOR SHALL FURNISH, MAINTAIN AND REMOVE TRAFFIC CONTROL DEVICES FOR THE PURPOSE OF REGULATING, WARNING AND DIRECTING TRAFFIC DURING ALL PHASES OF CONSTRUCTION IN/ADJACENT TO ROADWAYS. USE OF ALL FLAGMEN, BARRICADES, WARNING SIGNS, ETC SHALL CONFORM TO GUIDELINES ESTABLISHED IN THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES, LATEST EDITION.
- APPROVAL OF THIS PLAN BY THE CITY OF CHESTERFIELD DOES NOT CONSTITUTE AUTHORITY TO CONDUCT CONSTRUCTION OPERATIONS OR ENCROACH ON ADJACENT PROPERTY FOR ANY REASON. IT IS THE OWNER'S RESPONSIBILITY TO SECURE PERMISSION AND/OR OBTAIN ALL NECESSARY EASEMENTS FROM AFFECTED PROPERTY OWNERS FOR ANY OFF-SITE WORK.
- ALL HANDICAPPED APPURTENANCES, INCLUDING STRIPING, SIGNING, RAMPS, RAILS, DETECTORS ECT. MUST COMPLY WITH IBC 2003 CHAPTER 11 AND ICC/ANSI 117.1-1998.

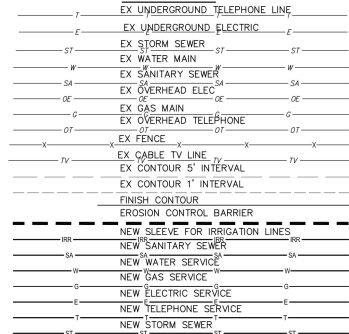


LOCATION MAP

SYMBOLS LEGEND ABBREVIATIONS

SYMBOLS	ABBREVIATIONS	TO REMAIN
	STORM INLET	(TR)
	CLEANOUT	ASPH
	LIGHT STANDARD	BLDG
	GRATE INLET	COR
	GAS VALVE	CONC
	FIRE HYDRANT	CO
	SANITARY MANHOLE	DB
	WATER MANHOLE	FL
	WATER METER	MH
	WATER VALVE	PB
	UTILITY POLE	P.O.B
	UTILITY POLE	P.U.M.I
	UTILITY POLE	R.O.W.
	W/TRANSFORMER	SF
	TRAFFIC PULLBOX	ST
	GAS VALVE	TC
	GAS DRIP	BC
	AREA LIGHT	BW
	STREET LIGHT	TH
	ELECTRIC MANHOLE	TYP
	ELECTRIC METER	UTIL
	GUY WIRE	W
	SIGN	N
	SANITARY MANHOLE	S
	STORM MANHOLE	SE
	BUSH	SA
	DECIDUOUS TREE	ME
	EVERGREEN TREE	G
	FINISH GRADE SPOT ELEVATION	GA
	ANTENNA	UT
	BOLLARD	UTL
	BOREHOLE	W
	BUSH	W
	POWER POLE WITH TRANSFORMER	W
	EXISTING SPOT ELEVATION	W
	TELEPHONE PEDESTAL	W
	TRANSFORMER	W
	HANDICAP STALL MARKER	W
	PARKING STALL INDICATOR	W
	UTILITY KEYED NOTE	W
	DEMOLITION KEYED NOTE	W
	HARDSCAPE KEYED NOTE	W
	FIBER OPTIC CABLE MARKER	W
	GAS METER	W
	MAIL BOX	W
	GRATE TOP MANHOLE	W
	MONITORING WELL	W
	ROCK	W
	TELEPHONE MANHOLE	W
	TRAFFIC SIGNAL	W

LINEWORK



PLAN APPROVAL	DATE	BY	ISSUE REF
SIGNATURE (2 REQUIRED)			
REGIONAL MGR			
CONST. MGR			
PROJECT MANAGER			
REAL ESTATE MGR			
CO-SIGN SIGNATURES			
CONTRACTOR			
OWNER			
STATUS	DATE	BY	
PRELIMINARY	5/1/18	FG	
FINAL PLAN	-	FG	
AS-CONST.			

DATE 5-1-18
THIS SHEET HAS BEEN SEPAED, SEARCHED AND SERVED ELECTRONICALLY BY Ferguson Group, Inc., Missouri State Certificate of Authority #0011321

HEARTLAND REGION
10801 MASTIN BLVD., SUITE 400, OVERLAND PARK, KS 66210

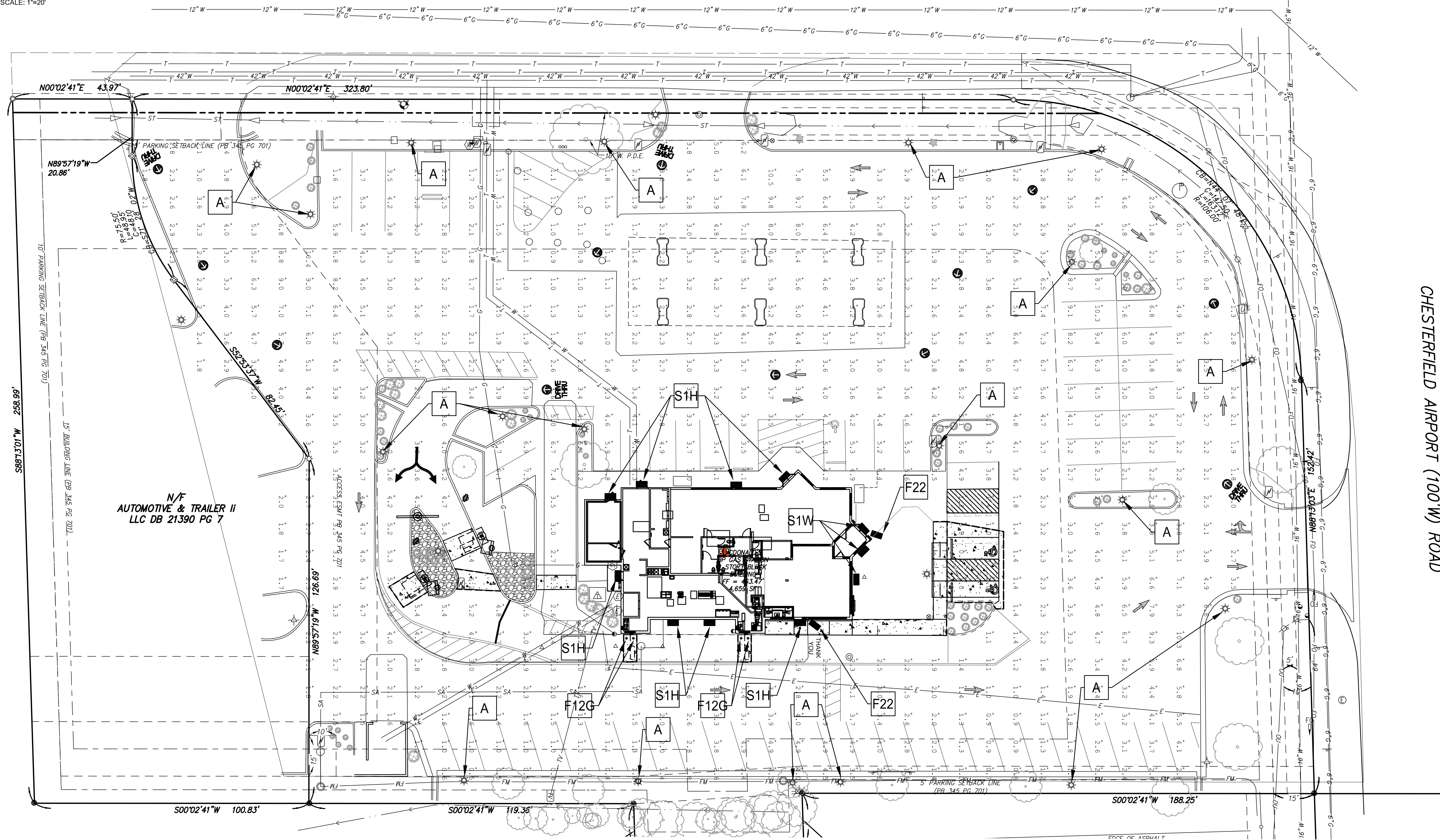
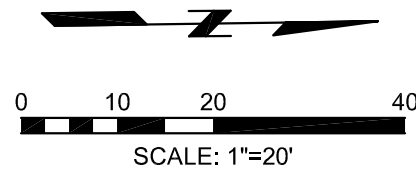
ADDRESS 110 LONG ROAD CHESTERFIELD MO 63005

McDonald's

CO.0

COVER SHEET
FG JOB NO 0171150.00

LONG (60'W) ROAD



EXTERIOR LIGHT FIXTURE SCHEDULE

MARK	DESCRIPTION	QUANTITY	FINISH	REMARKS
A	EXISTING SITE AREA LIGHT	16	EXISTING	NO CUT SHEET AVAILABLE, REFER TO DETAIL ON SHEET C3.3
F12G	LED DOWN LIGHT	4	SILVER	FLAT LENS, FULLY SHIELDED, REFER TO DETAIL ON SHEET C3.3
S1H	WALL SCONCE	8	SILVER	FLAT LENS, FULLY SHIELDED, REFER TO DETAIL ON SHEET C3.3
S1W	WALL SCONCE	3	WHITE	FLAT LENS, FULLY SHIELDED, REFER TO DETAIL ON SHEET C3.3
F22	FLOOD LIGHT	2	WHITE	FLAT LENS, FULLY SHIELDED, REFER TO DETAIL ON SHEET C3.3

Calculation Summary

Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
PAVED SURFACE READINGS	Illuminance	Fc	3.47	10.5	0.5	6.94	21.00



DATE: 5-1-18
 THIS SHEET HAS BEEN SIGNED,
 SEALED, AND DATED ELECTRONICALLY
 Farnsworth Group, Inc.
 Missouri State Certificate of Authority
 #001321

Robert E. Polk, Jr.
 HEARTLAND REGION
 10801 MASTIN BLVD., SUITE 400, OVERLAND PARK, KS 66210
 ADDRESS 110 LONG ROAD CHESTERFIELD, MO 63005

PLAN APPROVAL	DATE
SIGNATURE (2 REQUIRED)	
REGIONAL MGR.	
CONST. MGR.	
PROJECT MANAGER	
REAL ESTATE MGR.	
CO-SIGN SIGNATURES	
CONTRACTOR	
OWNER	

STATUS	DATE	BY
PRELIMINARY	5/1/18	FG
FINAL PLAN	-	FG
AS-CONST.		

C3.2
 LIGHTING PLAN



RWSC

RADIUS LED WALL SCNCE

Type S1H

The RWSC LED radius wall sconce series offers a combination of light distributions that wash the building facade while the radial soft form housing accentuates building architectural design elements in all commercial and residential applications.

The RWSC LED provides excellent illumination with a high efficiency LED light source of 72 or 36 mid power LEDs that deliver up to 2,835 lumens and up to 109 lumens per watt.

The RWSC LED fixture has become a building standard and is stocked as a quick ship item in many colors and distributions.



Features

- Durable cast aluminum housing
- Available in various lighting distributions for maximum versatility
- Integrated design eliminates high angle brightness
- Luminaire finished in weatherproof powder-coat paint
- Completely sealed, flat tempered glass lenses, UL listed for use in wet locations
- DLC, Downlight only, full cut-off
- Dark Sky compliant, Downlight only

Operating Temperature

- -30°C to 40°C

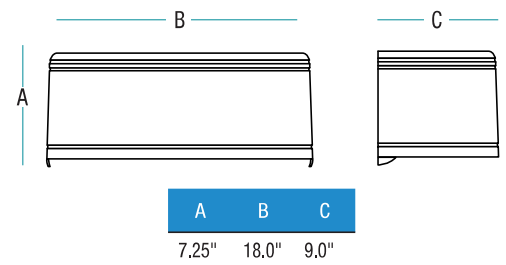
Electrical:

- Dimming is an option (consult factory)

Mounting

RWSC features Intelligent Mounting Bracket which helps save time and money by allowing only one person to easily install. The small mounting bracket is very user friendly and features an integrated level bubble on the bracket ensuring fixture installation will always be perfect.

Dimensions



Certifications/Listings

Ordering Information Ordering Example: RWSC - XXL - XK - XX - U - XX - XX

RWSC

Series	# of LED's	CCT	Distribution	Voltage	Finish	Options
RWSC Radius Wall Sconce	36L¹ 36 Mid-Power LED's 72L² 72 Mid-Power LED's	3K 3000K 5K 5000K	DO Down only UD Up/Down	U Universal 120/277V	DB Dark Bronze WH White BK Black PS Platinum Silver RA RAL Color ⁴ CC Custom Color ⁵	PC Photocontrol

Quick Ship:

- RWSC36LU5KD0BK
- RWSC36LU5KD0WH
- RWSC36LU5KD0DB
- RWSC36LU5KD0PS
- RWSC72L5KUDUWH
- RWSC72LU5KUDBK
- RWSC72LU5KUDDB
- RWSC72LU5KUDPS

Accessories

LG125T	Remote Emergency Inverter (grid mount only) ³
LG125S	Remote Emergency Inverter (surface mount only) ³

¹ 36L Only available in DO distribution
² 72L Only available in UD distribution
³ One remote inverter required to operate every 8 down only or 5 up/down fixtures requiring EM operation
⁴ Must provide RAL color at time of ordering
⁵ Must provide color sample at time of ordering





Performance Data

# of LEDs	Drive Current (Milliamps)	System Watts	Distribution Type	5K (5000K nominal, 80 CRI)					3K (3000K nominal, 80 CRI)				
				Lumens	LPW ¹	B	U	G	Lumens	LPW ¹	B	U	G
36	350	14.4	down	1565	108.7	0	0	0	1561	109.1	0	0	0
72	350	25	up/down	2400	96	n/a	n/a	n/a	2391	97.6	n/a	n/a	n/a

¹Lumen values are from photometric tests performed in accordance with IESNA LM-79-08. Data is considered to be representative of the configurations shown. Actual performance may differ as a result of end-user environment and application.

Photometric Data

LUMINAIRE DATA

RWSC-36L-5K-DO-U-PS

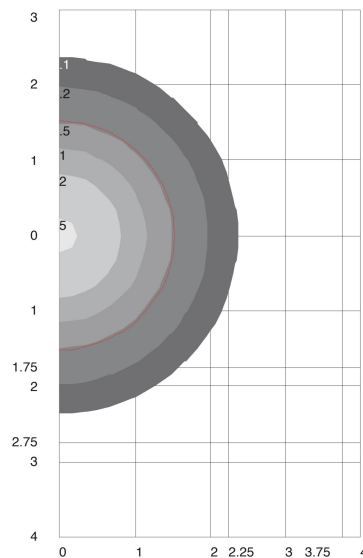
Wall Mounting Outdoor Fixture

DRIVER LED30W-085-C0350

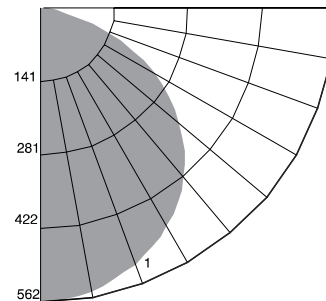
Lamp	LED
Lumens	1565
Watts	14.4
Efficacy	109
Mounting	Wall
Spacing Criterion (0-180)	1.20

ZONE	LUMENS	% FIXT.
Front Low (0-30)	218.6	14.0
Front Medium (30-60)	424.2	27.1
Front High (60-80)	135.5	8.7
Front Very High (80-90)	4.2	0.3
Back Low (0-30)	218.6	14.0
Back Medium (30-60)	424.2	27.1
Back High (60-80)	135.5	8.7
Back Very High (80-90)	4.2	0.3
Uplight Low (90-100)	0.0	0.0
Uplight High (100-180)	0.0	0.0

ISOMETRIC FOOT CANDLES



POLAR GRAPH



LUMINAIRE DATA

RWSC-72L-5K-UD-U-PS

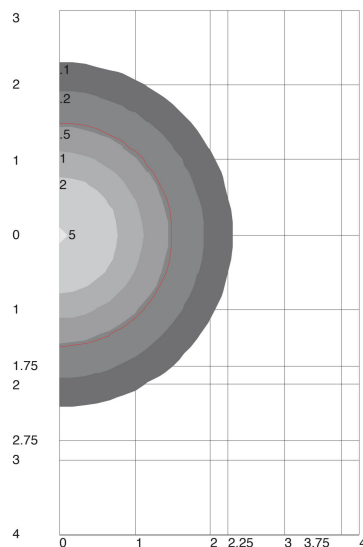
Wall Mounting Outdoor Fixture

DRIVER LED50W-142-C0350

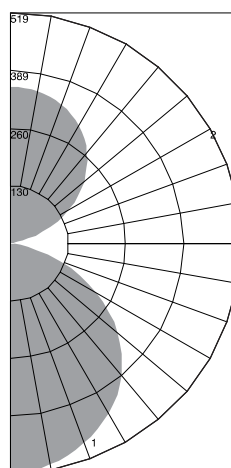
Lamp	LED
Lumens	2400
Watts	25
Efficacy	96
Mounting	Wall
Spacing Criterion (0-180)	1.20

ZONE	LUMENS	% FIXT.
Front Low (0-30)	201.4	8.4
Front Medium (30-60)	387.5	16.1
Front High (60-80)	119.6	5.0
Front Very High (80-90)	3.5	0.1
Back Low (0-30)	201.4	8.4
Back Medium (30-60)	387.5	16.1
Back High (60-80)	119.6	5.0
Back Very High (80-90)	3.5	0.1
Uplight Low (90-100)	5.6	0.2
Uplight High (100-180)	970.7	40.4

ISOMETRIC FOOT CANDLES



POLAR GRAPH



Web: www.securitylighting.com

2100 Golf Road, Suite 460, Rolling Meadows, IL 60008-4704

Phone: 1-800-LIGHT IT, 1-800-544-4848, Fax: 847-279-0642

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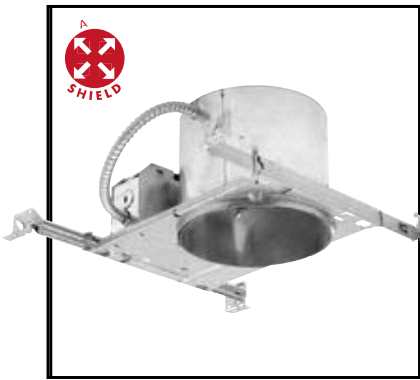




1

SITE LIGHT (A)

Scale: NOT TO SCALE



New & Remodel Construction

IBXS

Line Voltage
Shallow Housing Incandescent
Downlight
Air Shield™
IC/Non-IC Rated
120V

DATE: _____ TYPE: F12T / F12G

FIRM NAME: _____

PROJECT: _____

LiteBox® 6"

Aperture: Nominal 6"
Ceiling Cutout: 6⁷/₈"
Maximum Ceiling Thickness: 1¹/₂"
For conversion to millimeters,
multiply inches by 25.4
Not to Scale

Featuring



APPLICATIONS:

Suitable for new or remodel construction whether or not insulation is present. With a housing height of just 5¹/₂", the IBXS is a good solution for applications where there is limited ceiling joist depth, such as outdoor soffits, overhangs, and foyers.

AIR TIGHT REQUIREMENTS:

The IBXS is Air Shield™ rated with factory kit in compliance with ASTM E283 and the Washington State Energy Code (W.S.E.C.) when used with the G6 ceiling gasket.

REFLECTOR:

Trims feature a rigid flat spring retention method which has a positive upward spring action to ensure a snug fit to the ceiling plane, eliminating unwanted light leak, and sagging over time. Trims come standard with a painted white trim ring.

LAMP/SOCKET:

Porcelain socket with brass or copper screw shell. Socket snaps into trim carrier to place lamp in proper position ensuring consistent appearance and performance. Thermal protector prevents fixture from overheating when improperly installed or over-lamped. Refer to trim for specific lamp information. Lamps furnished by others.

INSTALLATION:

Pro-Nail™ bar hangers with integral real nail compatible with common joist systems and materials. Joist alignment tab for rapid and consistent positioning and convenient nail removal features for easy re-positioning. Integral snap-on T-bar grip-lock feature and rigid 24" telescoping bar hanger design. Auxiliary mounting points for additional fasteners or wire suspension to structure. Bar hangers are captive with positive extension stop and locking feature to fix position, and can be reoriented 90° to housing. Optional sheet metal screw for steel construction with SBH housing option.

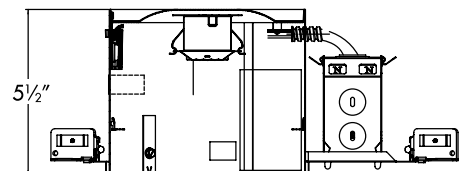
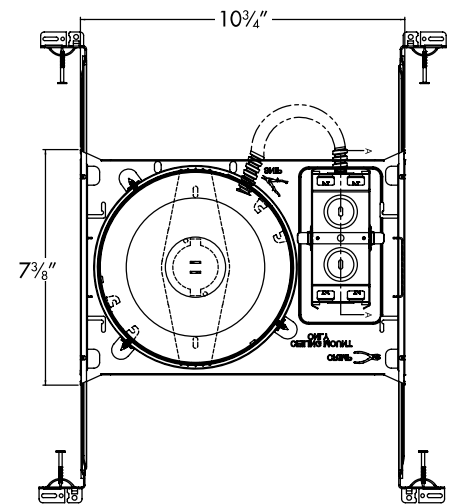
HOUSING:

Aluminum outer housing with full wrap-around galvanized steel plaster frame. Housing adjusts from 1/2" to 1 1/2" for thick ceilings. Notched mounting frame for easy alignment.

Housing includes knock out free integral Romex clamps, overspray protection, universal J-box with snap-out sides, 1/2" and 3/4" knock outs for rigid conduit or BX fittings, thermal protector, and a grounding pigtail. Removable K.O. for remodel use (plaster flange clips required). Rated for 8 #12 90° conductors (4 in/4 out). Removable housing for field inspection of wiring.

LABELS:

IC Rated with baffle and open trims, Non-IC Rated with adjustable and lensed trims. UL, CUL listed for damp location and through wiring. Thermally protected. NYC approved. Air Shield™ rated with factory kit. WSEC compliant.



CATALOG NUMBER: _____

EXAMPLE: IBXS-TO65-RC6

HOUSING	HOUSING OPTIONS	TRIMS	TRIMS	ACCESSORIES
<input checked="" type="checkbox"/> IBXS 6" IC/Non-IC air-tight w/ nail bar hanger	<input type="checkbox"/> SBH Screw bar hanger	ADJUSTABLE <input type="checkbox"/> TA61 BAFFLE <input type="checkbox"/> TB63 <input type="checkbox"/> TBW63 LENSED <input type="checkbox"/> TL68 OPEN <input type="checkbox"/> TO65 LED	<input type="checkbox"/> LB6LEDA SERIES 800 & 1000 lumen LED modules with dimming to 15%, 120V See spec sheet for details.	<input type="checkbox"/> RC6 Remodel clips. Three plaster frame clips for use in new construction frames in finished ceilings. <input type="checkbox"/> GK6 Field-installed Gasket Kit to convert IBXS to Air Shield™ compliant.



In a continuing effort to offer the best product possible we reserve the right to change, without notice, specifications or materials that in our opinion will not alter the function of the product. Web: www.prescolite.com • Tech Support: (888) 777-4832

LB-INC-014

TRIMS & FINISHES

LiteBox® IBXS - Shallow Housing Incandescent

LED



LB6LEDA Series WH

White LED module 800 & 1000 lumens,
See spec sheets for details

Adjustable



TA61

White eyeball.
Max. 75W PAR-30, 65W BR-30
Adj. 358°H x 30°V

Baffle



TB63

Black stepped baffle.
Max. 75W PAR-30, 65W BR-30



TBW63

White stepped baffle.
Max. 75W PAR-30, 65W BR-30

Lensed



TL68

Flush white albalite glass shower lense.
Metal flange. Wet location approved.
Max. Non-IC Applications only:
60W A-19

Open



TO65

White open trim.
Max. 75W PAR-30, 65W BR-30

 Denotes Air Shield™ capability with IBXS.

Refer to www.prescolite.com for photometrics.



Web: www.prescolite.com • Tech Support: (888) 777-4832
701 Millennium Boulevard • Greenville, SC 29607 U.S.A. • Phone (864) 678-1000
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Specifications subject to change without notice. • Printed in U.S.A. • IB4NC-014 • 10/17/13





DUAL LITE®

EV SERIES

Architectural LED Emergency Light

Type F22 LED

FEATURES

Application

The EV Series is a compact architectural emergency lighting unit designed for fast wall mount installation and reliable service. The EV Series has a flame-rated, UV stable thermoplastic housing and a lightly textured white finish. Integral LED based lamp-heads are fully adjustable. Unit provides a full 90 minutes of emergency lighting. Includes micro-controlled pulse charger and nickel metal hydride (NiMH) battery. The EV accepts 120/277VAC input at 60 Hz and optional 220-240VAC input at 50-60 Hz with self-diagnostics option.

Construction

The EV Series housing and back-plate are made from durable injection molded thermoplastic. Lamp-head front halves are made of die-cast aluminum for thermal dissipation. Back half of lamp-head made of ABS thermoplastic. LED lens are made of acrylic.

Installation

Universal mounting template molded in the back plate aids in quick installation. Unit mounts to all single gang and standard 3 1/2" and 4" square or octagonal electrical boxes. Conduit entry through a molded-in knock-out at the top center. Pre-stripped AC input leads provided. Unit may be ceiling or wall mounted.

Illumination

The EV Series provides bright and uniform illumination and increased spacing by using 2 high power LEDs which are mounted in a specially designed heat dissipation lamp-head. Each lamp-head is fully adjustable and positioning is maintained by a friction fit design. Photometrics are available for download at www.dual-lite.com.

Compliances

Listed to UL924 Standard, NFPA 101, NFPA 70
Damp Location Listed Optional
RoHS

Warranty

LED Lifetime Warranty
EV Full 3 year warranty
EV with Spectron® Full 5 year warranty



Patents Pending



ACCESSORIES

- EVR2** 2 LED Remote
- EVO** 2 LED Outdoor Remote
- EVR2B** 2 LED Remote with Black Finish
- WGA1** Wire Guard - 8"H x 12"L x 4"D
- WGLZ** Wire Guard - 6 1/4"H x 14"L x 4"D
- VRS3** Vandal Resistant Shield - 11 1/2"H x 15 1/2"L x 4 1/2"D

Reference "Remote Heads and Fixtures" specification sheet for information on matching LED remote heads



EVR2 Indoor Remote



EVO Outdoor Remote

ORDERING GUIDE

EV	Model	Capacity	Rating	Self-Diagnostics	Options
		2 1W LED Heads 4 1W LED with remote capacity ¹	Blank Standard Model D Damp Location Listed ²	Blank No Self-Diagnostics I Spectron® Self-Diagnostics	B Black Finish 24K 220-240VAC 60Hz with Spectron® ³ 02L 2 watt LED heads ⁵ 0 No-head option to run external remotes only ⁶

¹ Capacity to run 2 head remote
² EV2 available with or with-out damp listing, all other models include damp
³ -24K option only available with damp plus Spectron®
⁴ Not capable of running remote heads
⁵ Can only be run from EV4 model
⁶ -0 No-head option only available with EV4D-02L, with or without Spectron®





EV SERIES

Architectural LED Emergency Light

SPECIFICATIONS

Electronics

Upon failure of normal utility power, a solid-state transfer switch automatically activates the emergency LED lamp-heads. Upon resumption of normal utility power, the battery is disconnected from the load and recharged through a microprocessor controlled pulse charger. The battery is a maintenance-free Nickel Metal Hydride (NiMH) type. The EV series accepts dual-voltage input of 120 or 277VAC at 60 Hz, or an optional 220-240VAC input at 50-60 Hz. A low voltage battery disconnect (LVD) feature protects the battery from severe damage during prolonged power failures. Manual testing is available at any time using the push-to-test button.

Number of Lamps- 2 High Power LEDs at 1 watt each configured so that if 1 lamp malfunctions, the remaining lamp will continue to provide illumination to the -0(no-head) option will power 1 double-head remote (EVR2 or EVODW) at 2 watts per lamp (145 lumens). This option allows the battery to be located in a conditioned environment.

Lamp Color: Cool White

Total Lamp Output: 1W, 88 Lumens per LED
2W (optional), 145 Lumens per LED

System efficacy: 80lm/W

Rated LED lifecycle: greater than 100,000 hrs.

Standard Features Include:

- Intelligent 2-wire input connection
- External push-to-test switch and AC-on indicator
- Battery re-charge within 24 hours
- AC Lock-out circuit
- Low voltage disconnect
- Conduit entry knock-out located at the top center
- Microprocessor controlled pulse charger

Optional Spectron Feature:

- Self-diagnostics monitors LED status, LED load transfer circuit, battery capacity and charger function and displays any fault detection by means of a flashing code
- Self-Test feature automatically runs a 1 minute test once a month and an alternating 30 or 60 minute test once every 6 months. Multi-color LED indicator provides visible fault detection and charging status.
- User initiated 1 or 90-minute system test feature
- 15 minute re-transfer delay
- Automatic unit transfer in brown-out conditions (below 80% of nominal AC input voltage)

Operating Temperature Range:

Standard: 68° to 86°F (20° to 30°C)

Damp Listed: 50° to 104°F (10° to 40°C)

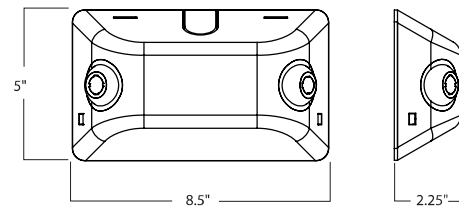
Weight: 2.0 lbs

MAXIMUM POWER CONSUMPTION

	AC Voltage	Hz.	Amps.	Watts	Power Factor
EV2 EV2D	120	60	0.015	1.10	0.61
	240	60	0.009	1.43	0.62
	277	60	0.008	1.45	0.62
EV4D	120	60	0.022	2.00	0.73
	240	60	0.015	2.51	0.65
	277	60	0.014	2.75	0.63

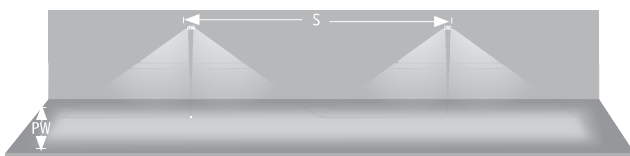
Maintenance mode power consumption less than 0.5 watts.

DIMENSIONS



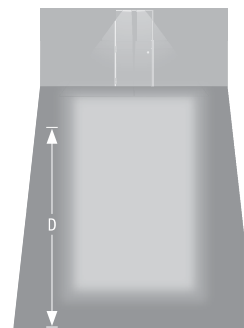
APPLICATION INFORMATION

Multi-Unit Spacing



1 fc Average			1 fc Minimum		
Path Width (PW)	Using 1 Watt Heads Spacing (S)	Using 2 Watt Heads Spacing (S)	Path Width (PW)	Using 1 Watt Heads Spacing (S)	Using 2 Watt Heads Spacing (S)
3'	27'	39'	3'	14'	18'
6'	20'	33'	6'	10'	14'

Single Unit Coverage



1 fc Average	
Using 1 Watt Heads	
Depth (D)	Width (W)
16'	10'
Using 2 Watt Heads	
Depth (D)	Width (W)
26'	10'
1 fc Minimum	
Using 1 Watt Heads	
Depth (D)	Width (W)
6'	10'
Using 2 Watt Heads	
Depth (D)	Width (W)
9'	10'

Meets Life Safety Code minimum illuminance of 0.1 fc and average illuminance of 1.0 fc. Assumes open space with no obstructions, mounting height of 7.5', ceiling height of 9' and reflectances of 80/50/20. Photometry files available on the Dual-Lite web site (www.dual-lite.com).

Web: www.securitylighting.com

2100 Golf Road, Suite 460, Rolling Meadows, IL 60008-4704

Phone: 1-800-LIGHT IT, 1-800-544-4848, Fax: 847-279-0642

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RWSC

RADIUS LED WALL SCNCE

Type S1W

The RWSC LED radius wall sconce series offers a combination of light distributions that wash the building facade while the radial soft form housing accentuates building architectural design elements in all commercial and residential applications.

The RWSC LED provides excellent illumination with a high efficiency LED light source of 72 or 36 mid power LEDs that deliver up to 2,835 lumens and up to 109 lumens per watt.

The RWSC LED fixture has become a building standard and is stocked as a quick ship item in many colors and distributions.



Features

- Durable cast aluminum housing
- Available in various lighting distributions for maximum versatility
- Integrated design eliminates high angle brightness
- Luminaire finished in weatherproof powder-coat paint
- Completely sealed, flat tempered glass lenses, UL listed for use in wet locations
- DLC, Downlight only, full cut-off
- Dark Sky compliant, Downlight only

Operating Temperature

- -30°C to 40°C

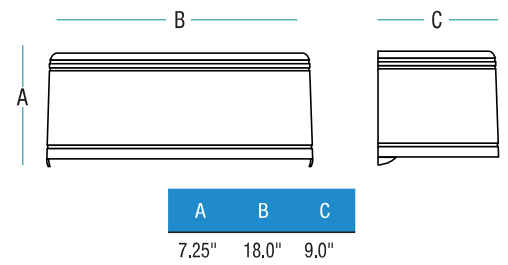
Electrical:

- Dimming is an option (consult factory)

Mounting

RWSC features Intelligent Mounting Bracket which helps save time and money by allowing only one person to easily install. The small mounting bracket is very user friendly and features an integrated level bubble on the bracket ensuring fixture installation will always be perfect.

Dimensions



Certifications/Listings

Ordering Information Ordering Example: RWSC - XXL - XK - XX - U - XX - XX

RWSC		# of LED's		CCT		Distribution		Voltage		Finish		Options	
RWSC	Radius Wall Sconce	36L¹	36 Mid-Power LED's	3K	3000K	DO	Down only	U	Universal 120/277V	DB	Dark Bronze	PC	Photocontrol
		72L²	72 Mid-Power LED's	5K	5000K	UD	Up/Down			WH	White		
										BK	Black		
										PS	Platinum Silver		
										RA	RAL Color ⁴		
										CC	Custom Color ⁵		

Quick Ship:

- RWSC36LU5KD0BK
- RWSC36LU5KD0WH
- RWSC36LU5KD0DB
- RWSC36LU5KD0PS
- RWSC72L5KUDUWH
- RWSC72LU5KUDBK
- RWSC72LU5KUDDB
- RWSC72LU5KUDPS

Accessories

LG125T	Remote Emergency Inverter (grid mount only) ³
LG125S	Remote Emergency Inverter (surface mount only) ³





Performance Data

# of LEDs	Drive Current (Milliamps)	System Watts	Distribution Type	5K (5000K nominal, 80 CRI)					3K (3000K nominal, 80 CRI)				
				Lumens	LPW ¹	B	U	G	Lumens	LPW ¹	B	U	G
36	350	14.4	down	1565	108.7	0	0	0	1561	109.1	0	0	0
72	350	25	up/down	2400	96	n/a	n/a	n/a	2391	97.6	n/a	n/a	n/a

¹Lumen values are from photometric tests performed in accordance with IESNA LM-79-08. Data is considered to be representative of the configurations shown. Actual performance may differ as a result of end-user environment and application.

Photometric Data

LUMINAIRE DATA

RWSC-36L-5K-DO-U-PS

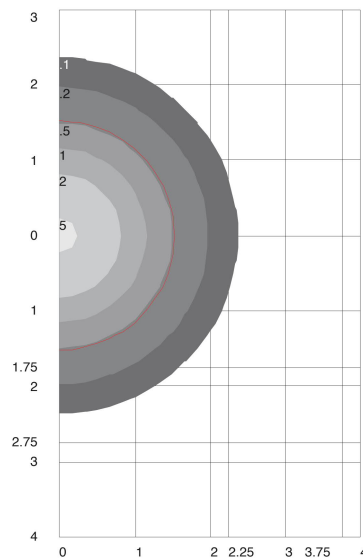
Wall Mounting Outdoor Fixture

DRIVER LED30W-085-C0350

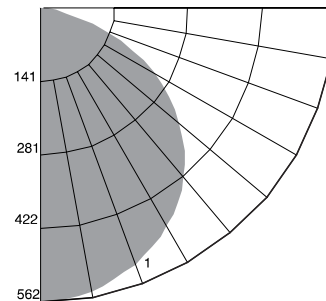
Lamp	LED
Lumens	1565
Watts	14.4
Efficacy	109
Mounting	Wall
Spacing Criterion (0-180)	1.20

ZONE	LUMENS	% FIXT.
Front Low (0-30)	218.6	14.0
Front Medium (30-60)	424.2	27.1
Front High (60-80)	135.5	8.7
Front Very High (80-90)	4.2	0.3
Back Low (0-30)	218.6	14.0
Back Medium (30-60)	424.2	27.1
Back High (60-80)	135.5	8.7
Back Very High (80-90)	4.2	0.3
Uplight Low (90-100)	0.0	0.0
Uplight High (100-180)	0.0	0.0

ISOMETRIC FOOT CANDLES



POLAR GRAPH



LUMINAIRE DATA

RWSC-72L-5K-UD-U-PS

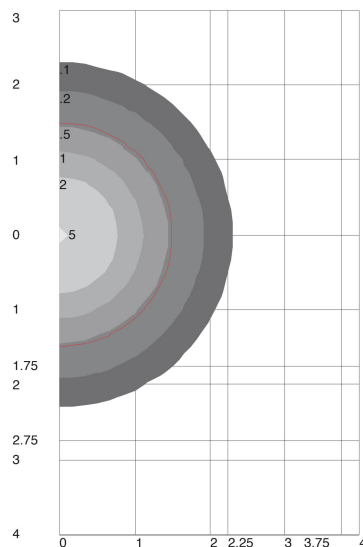
Wall Mounting Outdoor Fixture

DRIVER LED50W-142-C0350

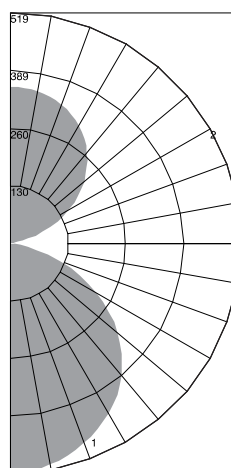
Lamp	LED
Lumens	2400
Watts	25
Efficacy	96
Mounting	Wall
Spacing Criterion (0-180)	1.20

ZONE	LUMENS	% FIXT.
Front Low (0-30)	201.4	8.4
Front Medium (30-60)	387.5	16.1
Front High (60-80)	119.6	5.0
Front Very High (80-90)	3.5	0.1
Back Low (0-30)	201.4	8.4
Back Medium (30-60)	387.5	16.1
Back High (60-80)	119.6	5.0
Back Very High (80-90)	3.5	0.1
Uplight Low (90-100)	5.6	0.2
Uplight High (100-180)	970.7	40.4

ISOMETRIC FOOT CANDLES



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SITE PHOTO SOUTH SIDE