

RENOVATION AND ADAPTIVE REUSE OF THE CROSLLEY BUILDING CINCINNATI, OHIO



TWG DEVELOPMENT
1301 E WASHINGTON ST
SUITE 100
INDIANAPOLIS, IN 46202
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CONSULTANT

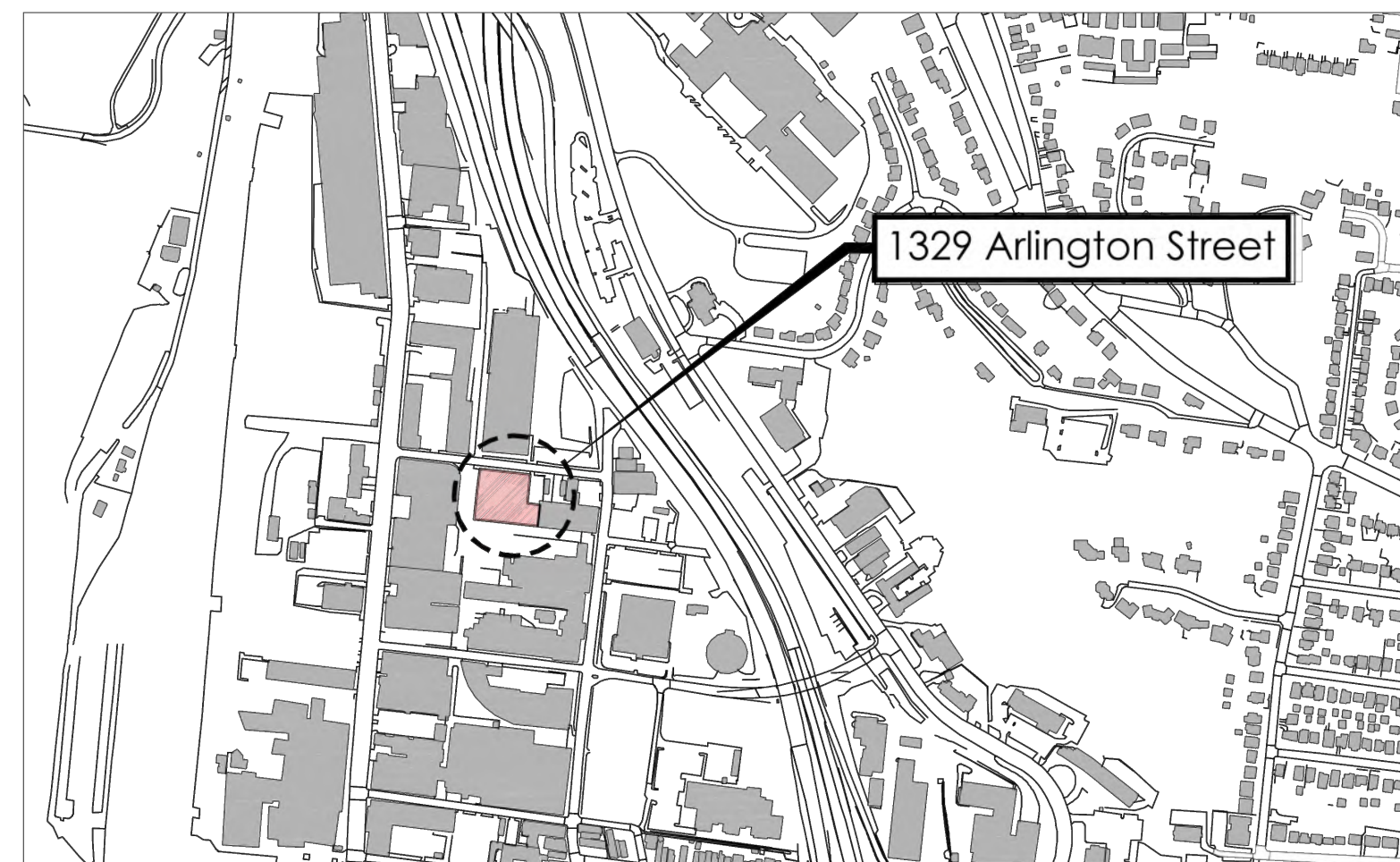


SEAL

PROJECT TITLE

RENOVATION AND ADAPTIVE REUSE OF
THE CROSLLEY BUILDING
1239 ARLINGTON STREET
CINCINNATI, OH 45225

LOCATION MAP



CONTEXT MAP



PROJECT DESCRIPTION

CHANGE OF USE OF AN EXISTING MANUFACTURING BUILDING INTO A MULTI-FAMILY RESIDENTIAL BUILDING WITH PARKING GARAGE ON THE FIRST TWO LEVELS. THE NUMBER OF PROPOSED RESIDENTIAL UNITS HAS NOT YET BEEN FINALIZED. RENOVATION WORK TO INCLUDE SELECTIVE DEMOLITION, EXTERIOR REHABILITATION, ROOF REPLACEMENT, WINDOW REPLACEMENT, INTERIOR REHABILITATION, AND THE CREATION OF NEW APARTMENT DWELLING UNITS AND ASSOCIATED AMENITY AND LEASING SPACE. NEW MECHANICAL, ELECTRICAL, PLUMBING, AND FIRE PROTECTION SYSTEMS WILL ALSO BE CONSTRUCTED THROUGHOUT.

ZONING

EXISTING	PROPOSED
MG - MANUFACTURING GENERAL	PDD - PLANNED DEVELOPMENT DISTRICT

USE GROUP

EXISTING	PROPOSED
F-1	PARKING AREAS: S-2 APARTMENTS AND ASSOCIATED SPACES: R-2

AREA MATRIX

FLOOR	AREA
BASEMENT	15,336 SF
1ST FLOOR	39,715 SF
2ND FLOOR	39,715 SF
3RD FLOOR	44,043 SF
4TH FLOOR	44,043 SF
5TH FLOOR	44,043 SF
6TH FLOOR	44,043 SF
7TH FLOOR	24,460 SF
8TH FLOOR	24,460 SF
9TH FLOOR	10,571 SF
ROOF DECK	2,996 SF
TOTAL	333,425 SF

CURRENT PROPOSED UNIT MATRIX

TYPE	1ST FLOOR	2ND FLOOR	3RD FLOOR	4TH FLOOR	5TH FLOOR	6TH FLOOR	7TH FLOOR	8TH FLOOR	9TH FLOOR	TOTAL
STUDIO			2	2	2	2				8
1-BEDROOM			18	18	18	18	6	6		84
1-BEDROOM ACCESSIBLE			1	1	1	1	1	1		6
2-BEDROOM			12	12	12	12	11	11		70
2-BEDROOM ACCESSIBLE			1	1	1	1	1	1		6
3-BEDROOM			2	2	2	2				8
TOTAL			36	36	36	36	19	19		182

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CIVIL	
C100	SITE PLAN
ARCHITECTURAL	
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A102	SECOND FLOOR BUILDING PLAN
A103	THIRD FLOOR BUILDING PLAN
A104	FOURTH FLOOR BUILDING PLAN
A105	FIFTH FLOOR BUILDING PLAN
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A107	SEVENTH FLOOR BUILDING PLAN
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DESIGN REVIEW	11/13/2020

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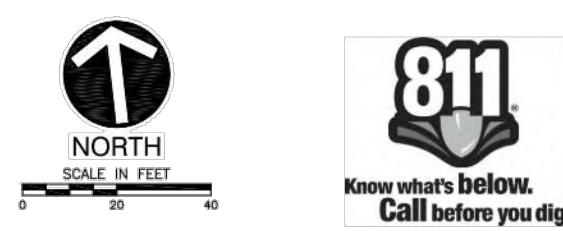
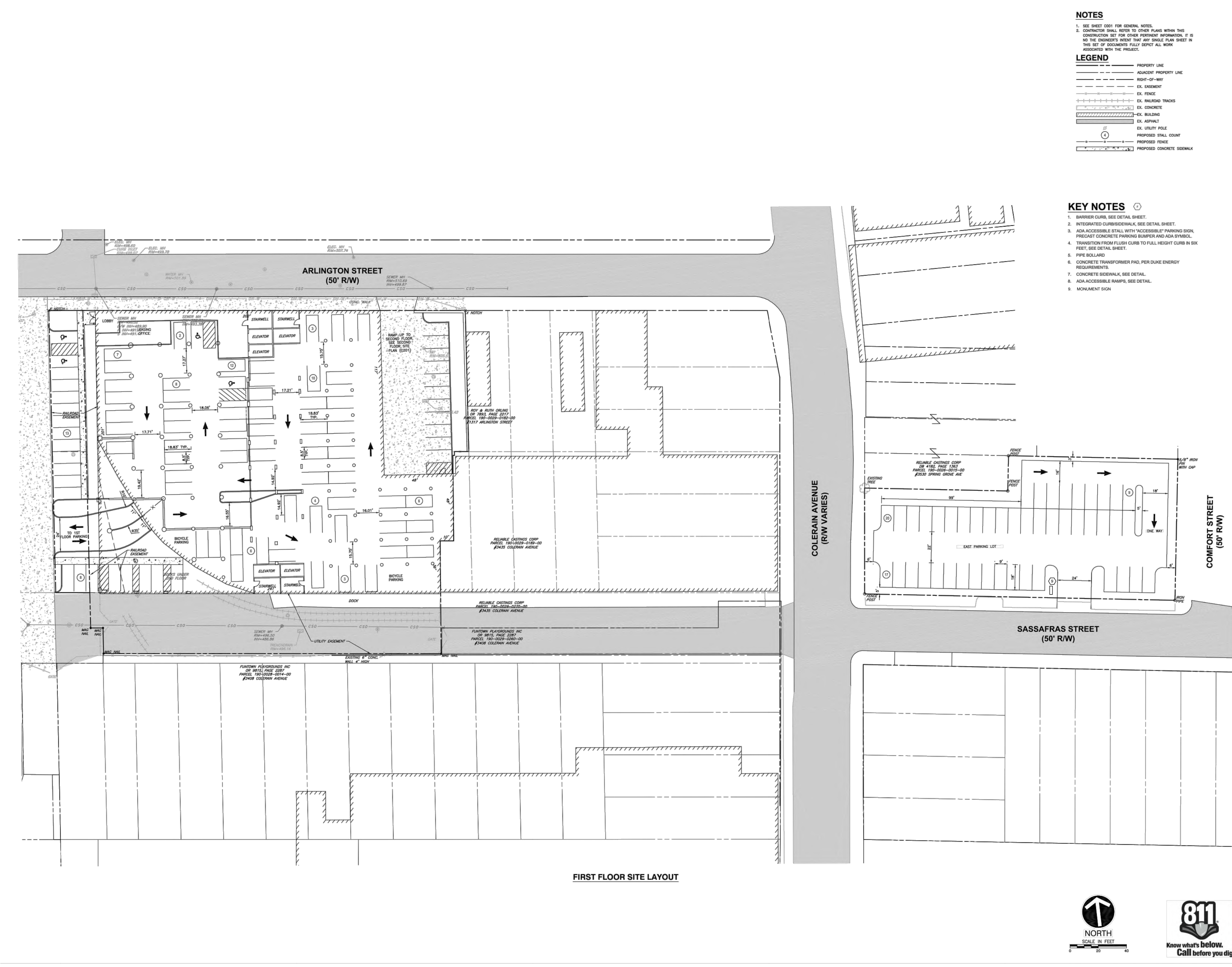
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COVER SHEET

SHEET NUMBER

G000



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SHEET TITLE
SITE PLAN

SHEET NUMBER
C100



1 FIRST FLOOR BUILDING PLAN
 SCALE: 3/32" = 1'-0"

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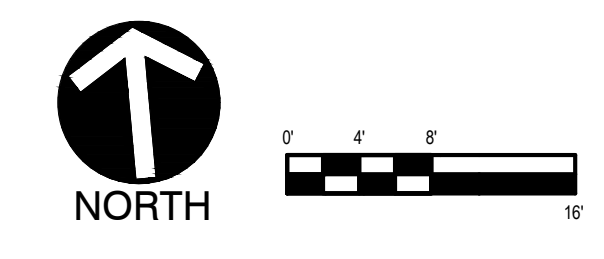
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 FIRST FLOOR PLAN

SHEET NUMBER

A101





1 SECOND FLOOR BUILDING PLAN
 SCALE: 3/32" = 1'-0"

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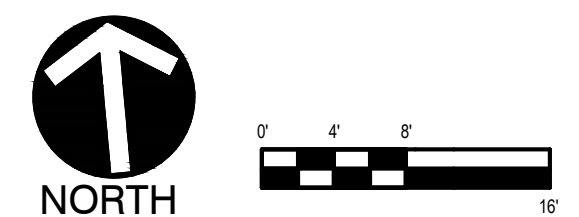
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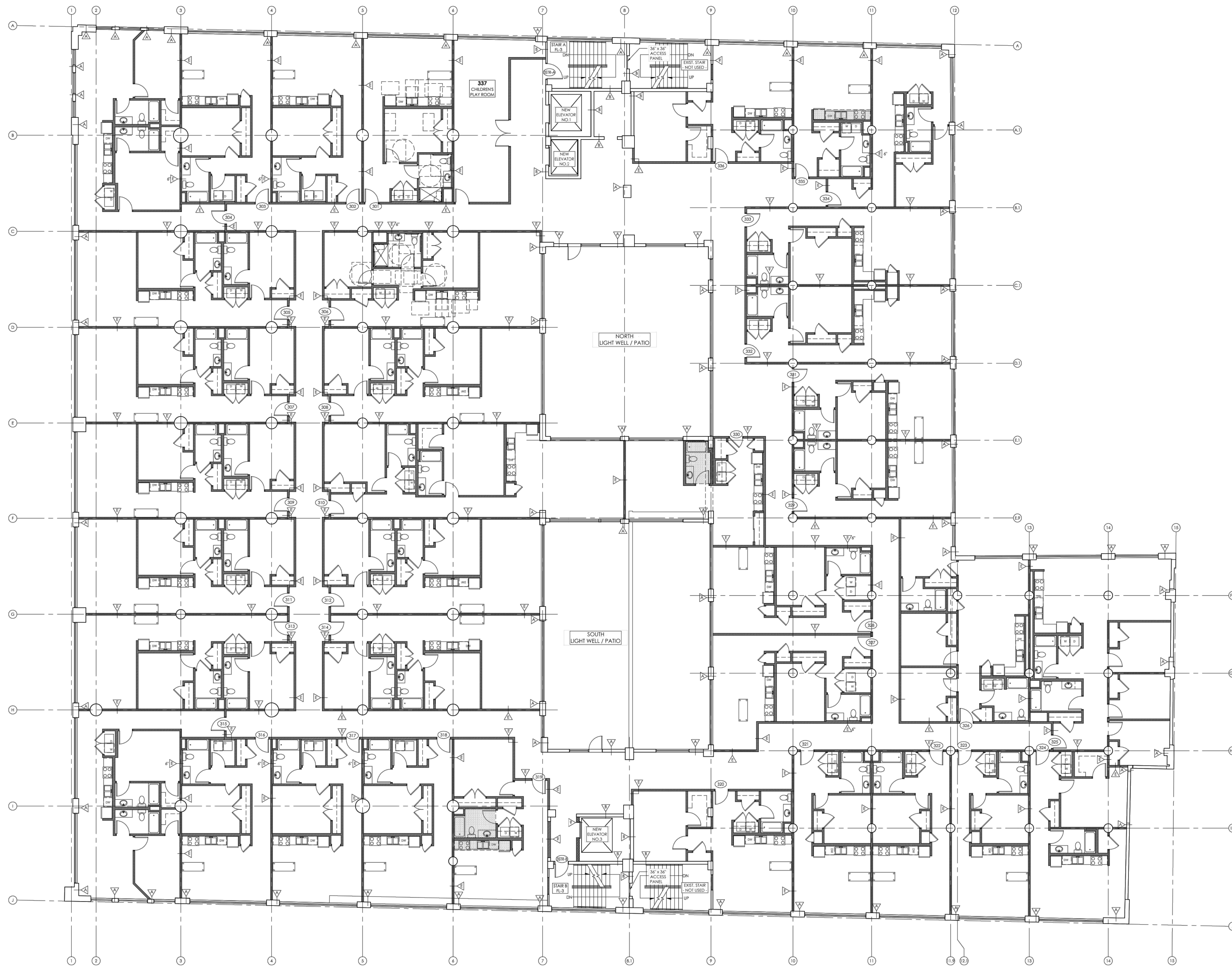
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SHEET TITLE
 SECOND FLOOR
 PLAN

SHEET NUMBER

A102





1 THIRD FLOOR BUILDING PLAN
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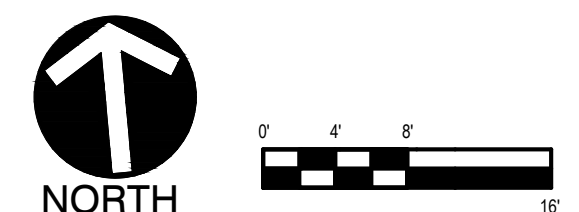
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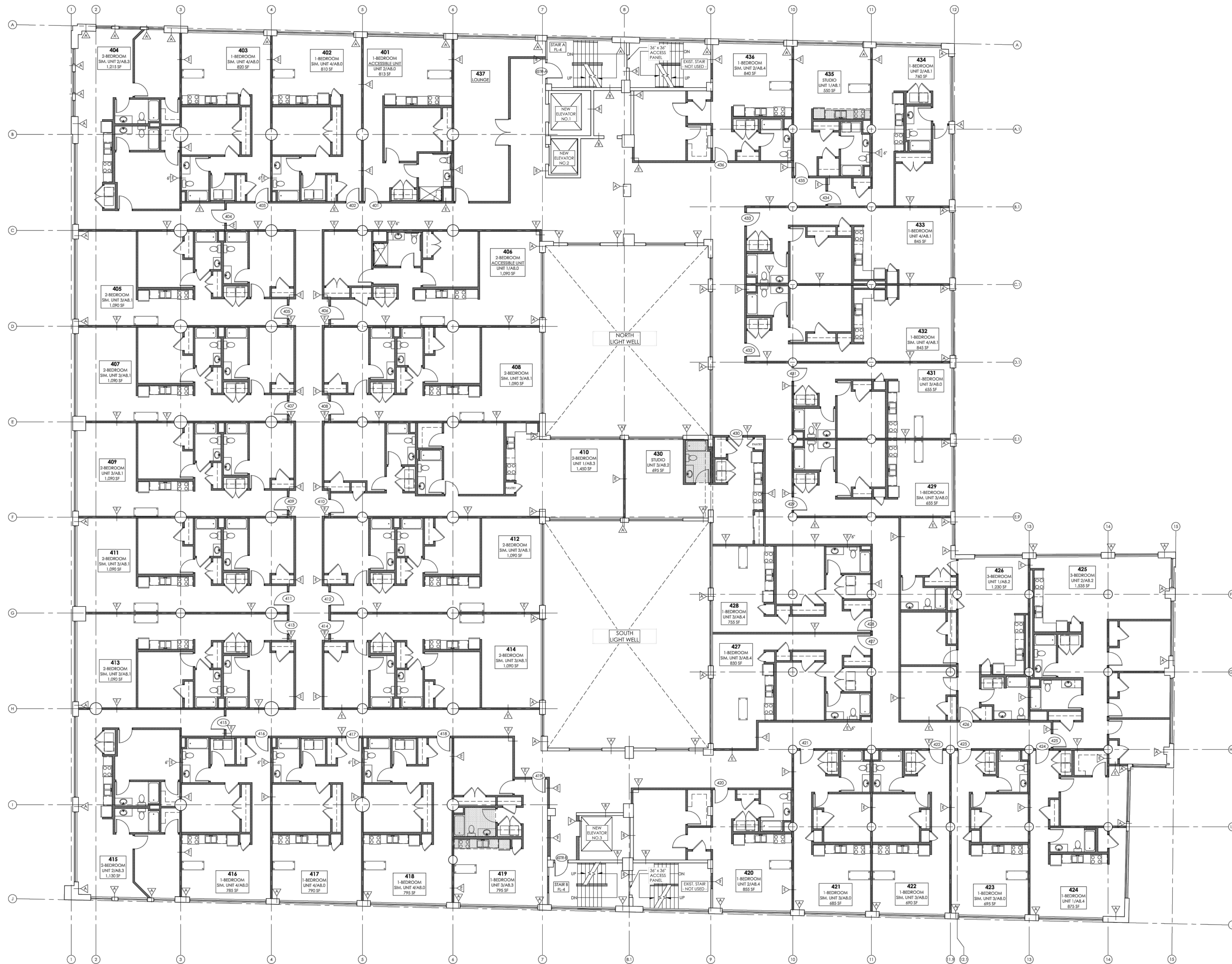
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SHEET TITLE
 THIRD FLOOR PLAN

SHEET NUMBER

A103





1 FOURTH FLOOR BUILDING PLAN
 SCALE: 3/32" = 1'-0"

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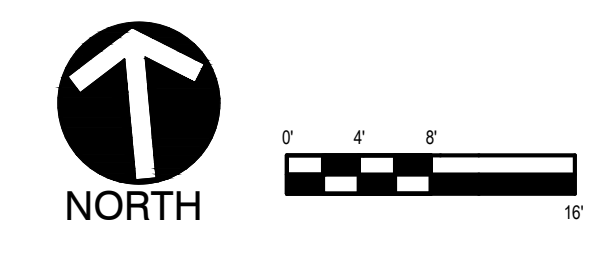
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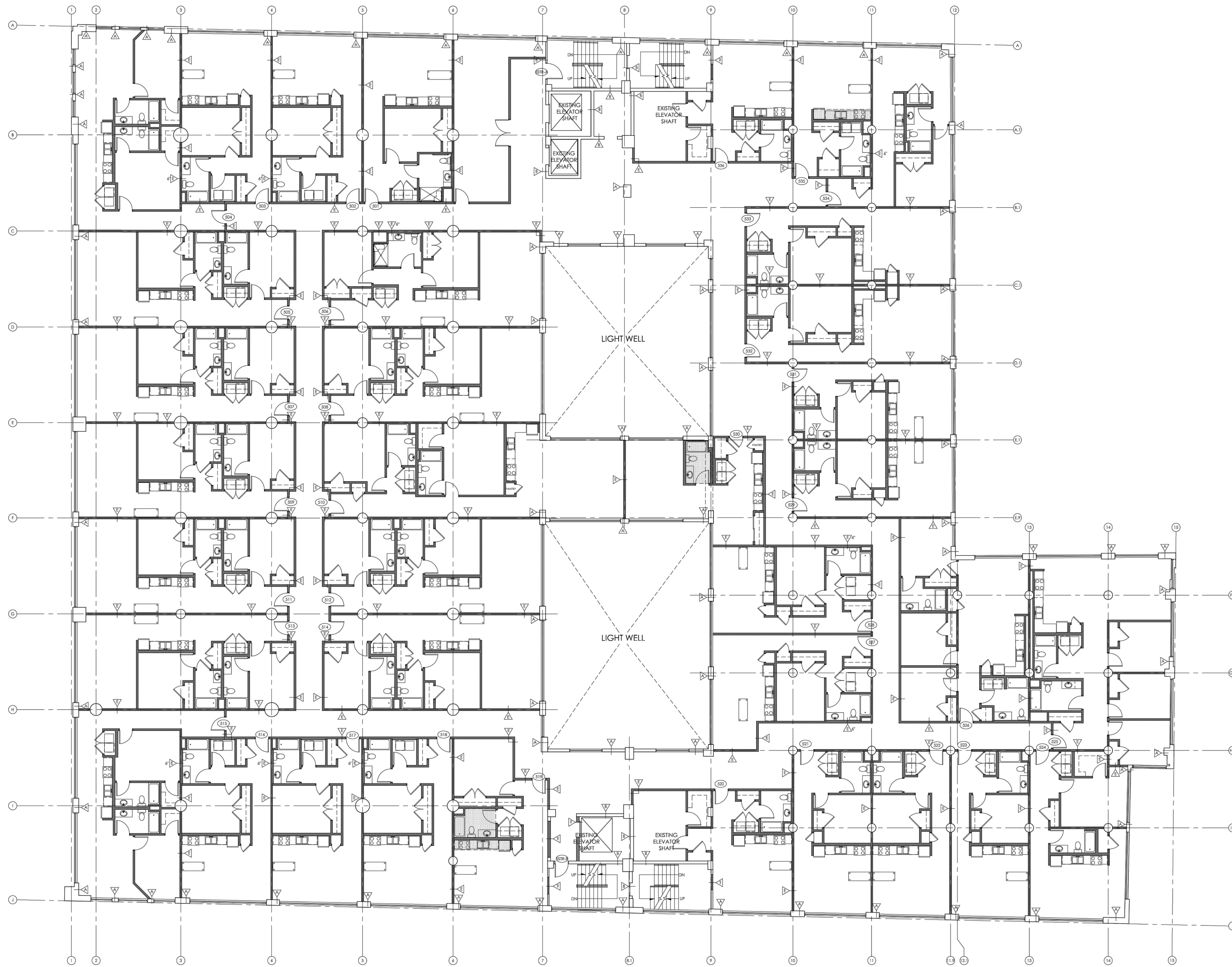
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SHEET TITLE
 FOURTH FLOOR
 PLAN

SHEET NUMBER

A104





1 FIFTH FLOOR BUILDING PLAN
 SCALE: 3/32" = 1'-0"

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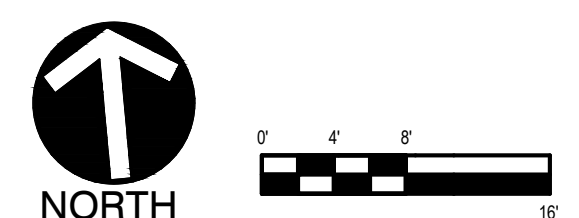
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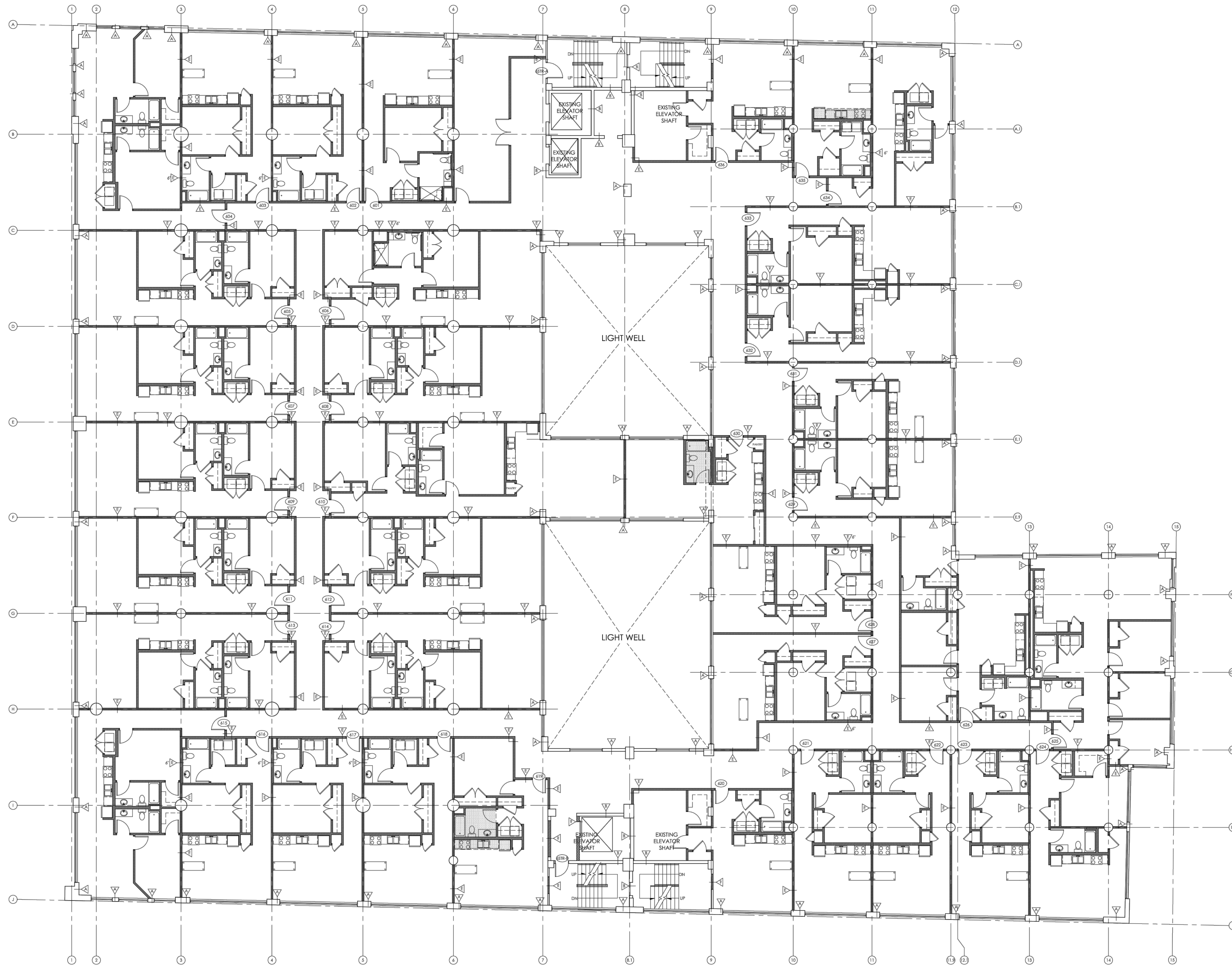
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SHEET TITLE
 FIFTH FLOOR PLAN

SHEET NUMBER

A105





1 SIXTH FLOOR BUILDING PLAN
 SCALE: 3/32" = 1'-0"

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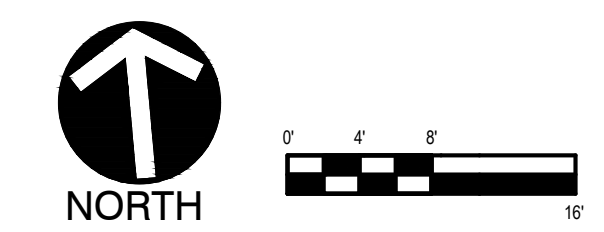
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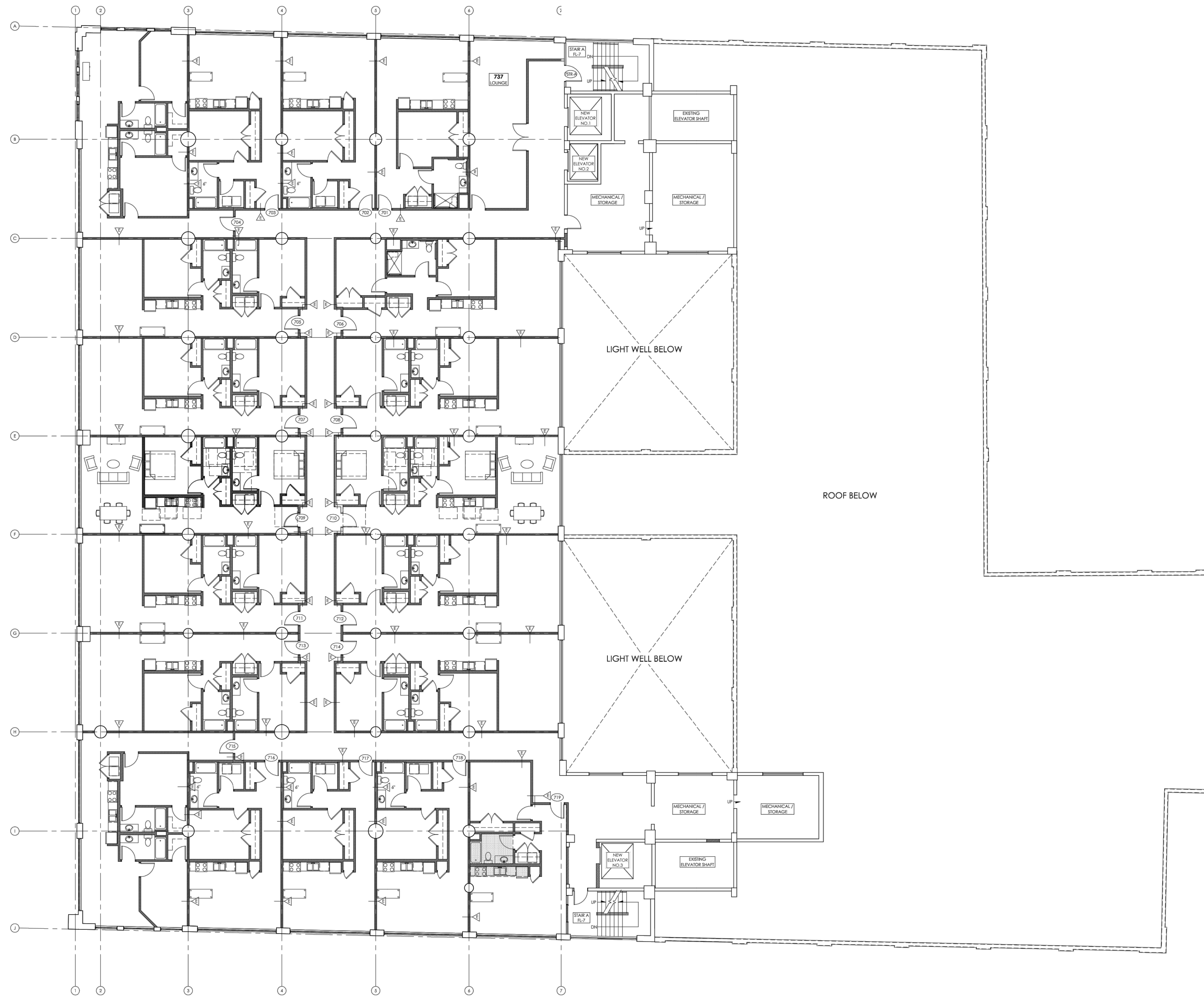
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 SIXTH FLOOR PLAN

SHEET NUMBER

A106





1 SEVENTH FLOOR BUILDING PLAN
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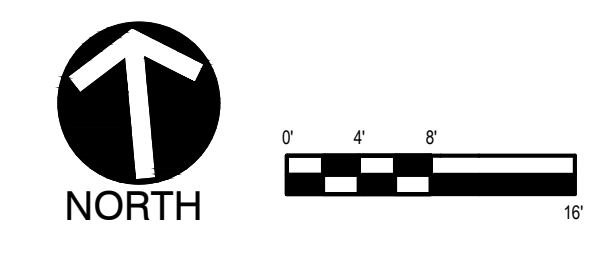
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SHEET TITLE
 SEVENTH FLOOR PLAN

SHEET NUMBER

A107





1 EIGHTH FLOOR BUILDING PLAN
 SCALE: 3/32" = 1'-0"

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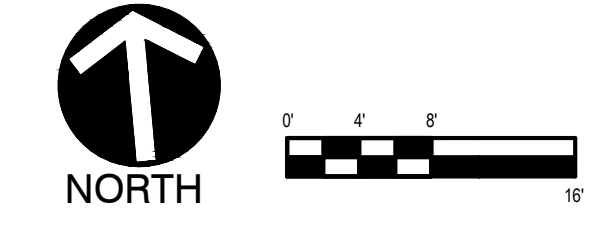
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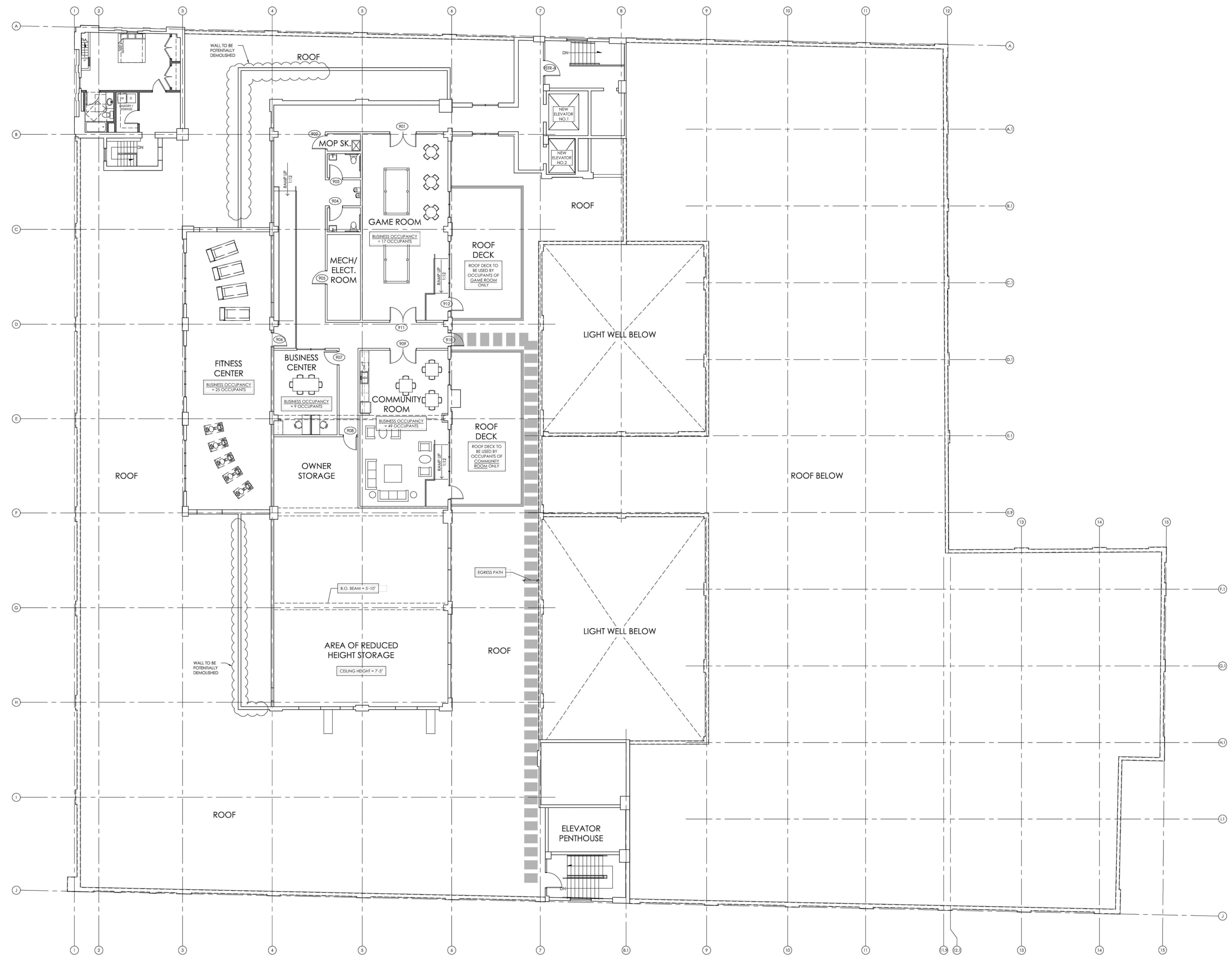
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SHEET TITLE
 EIGHT FLOOR PLAN

SHEET NUMBER

A108





1 NINTH FLOOR BUILDING PLAN
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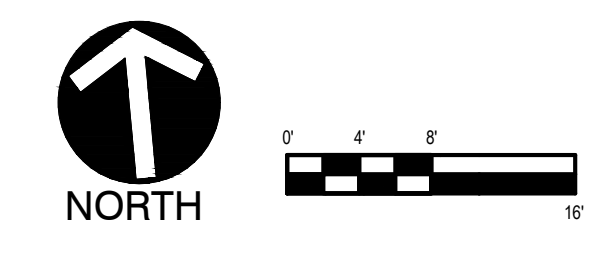
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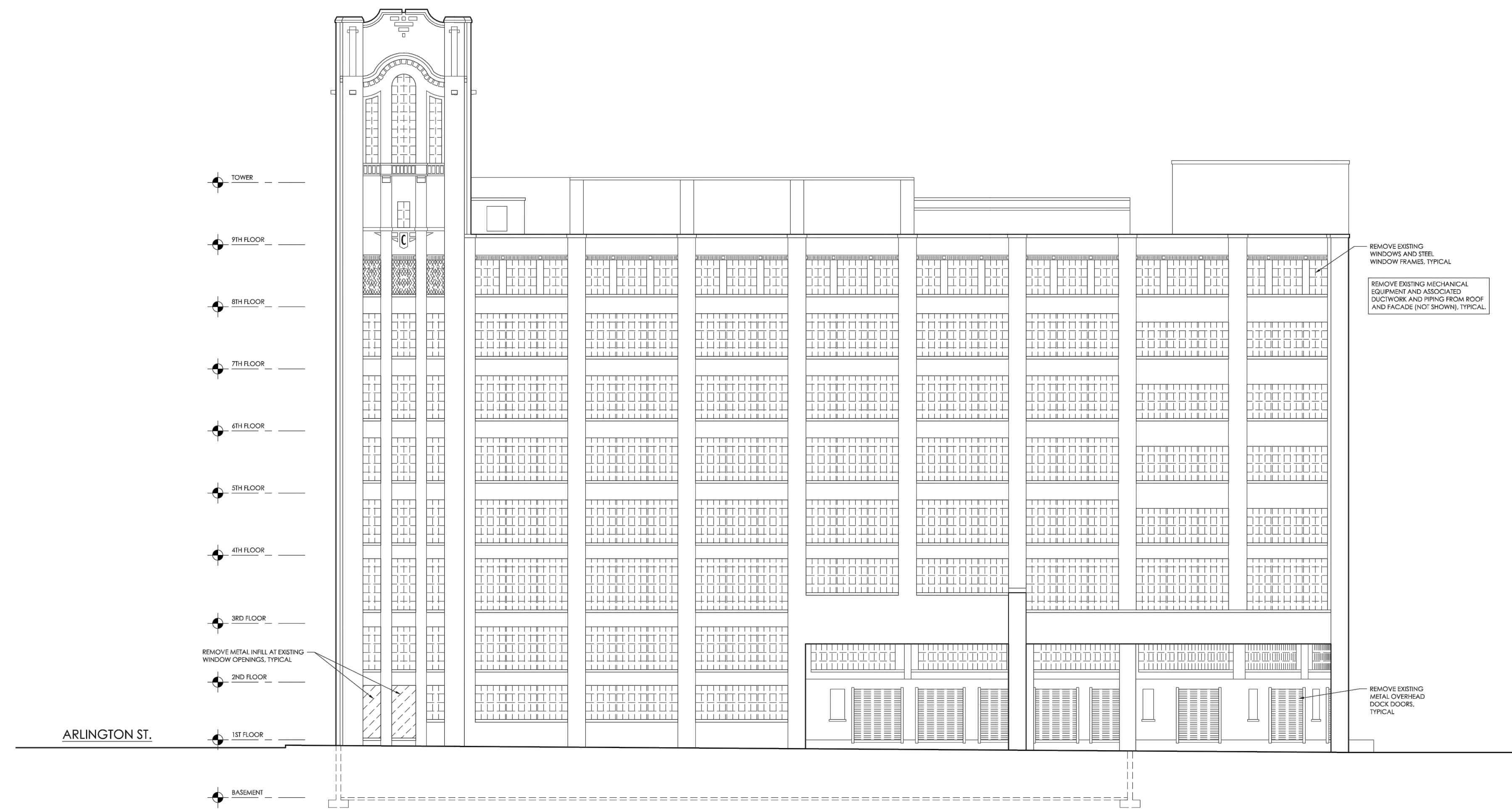
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 NINTH FLOOR PLAN

SHEET NUMBER

A109

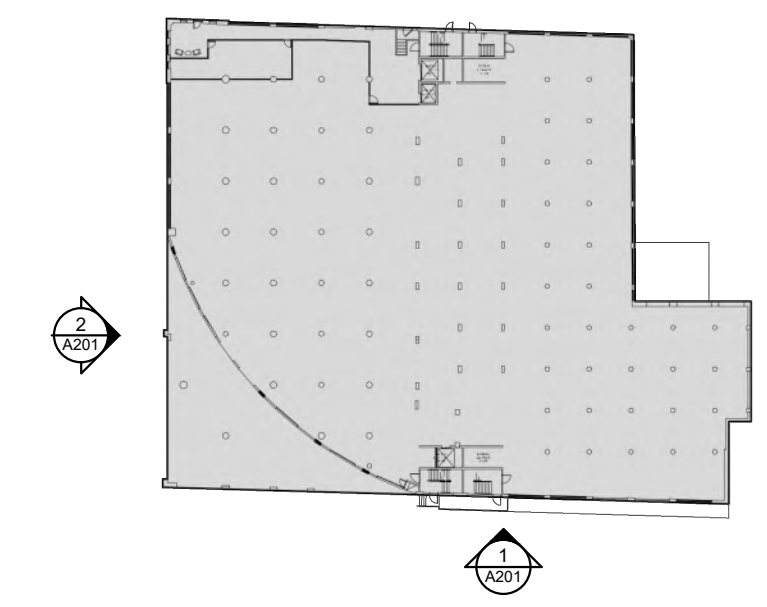




2 DEMOLITION WEST ELEVATION
SCALE: 1/16" = 1'-0"



1 DEMOLITION SOUTH ELEVATION
SCALE: 1/16" = 1'-0"



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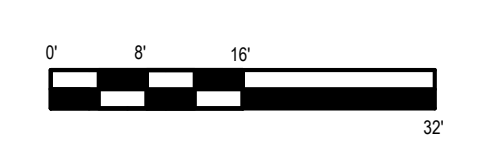
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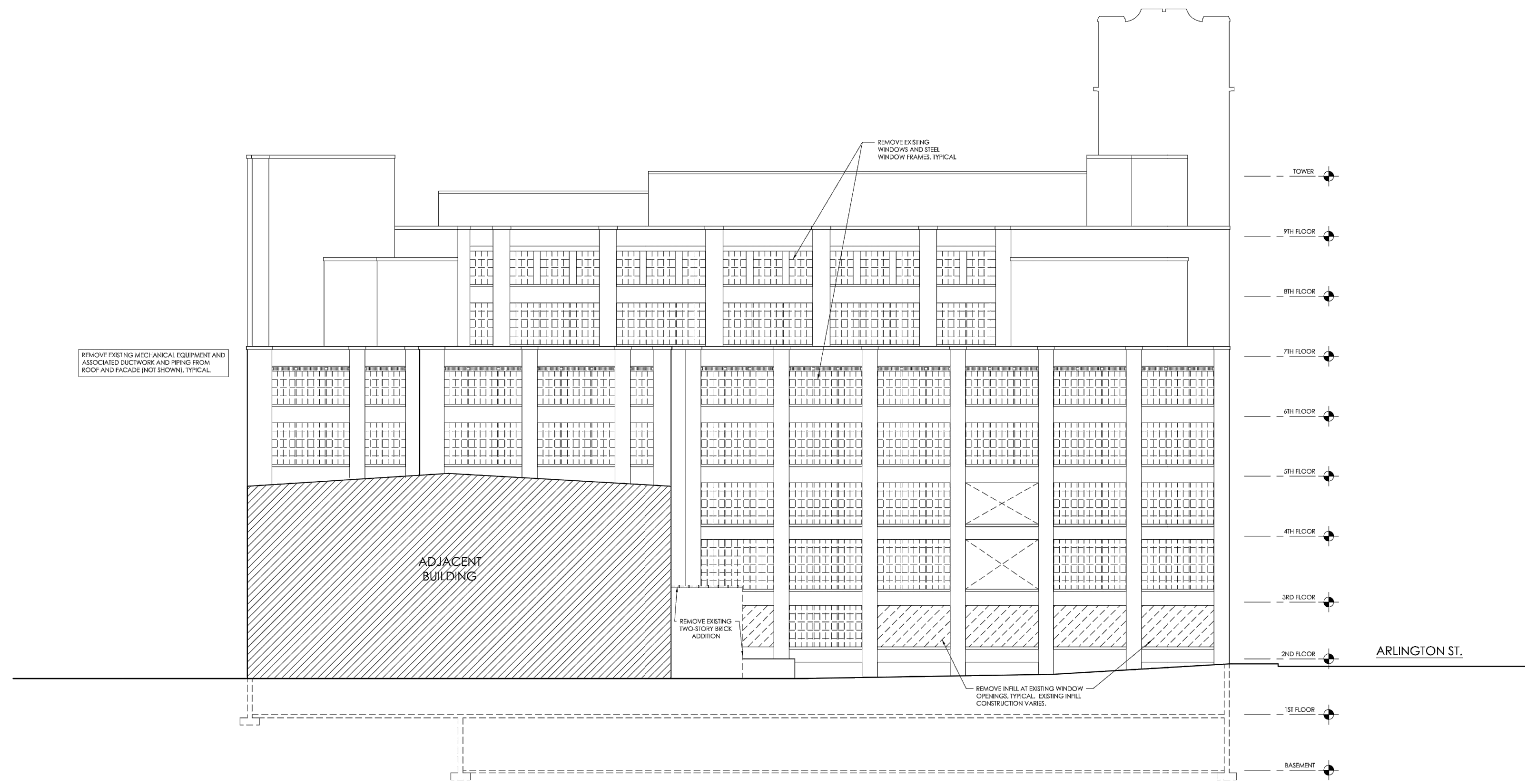
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SHEET TITLE
EXTERIOR DEMO ELEVATIONS

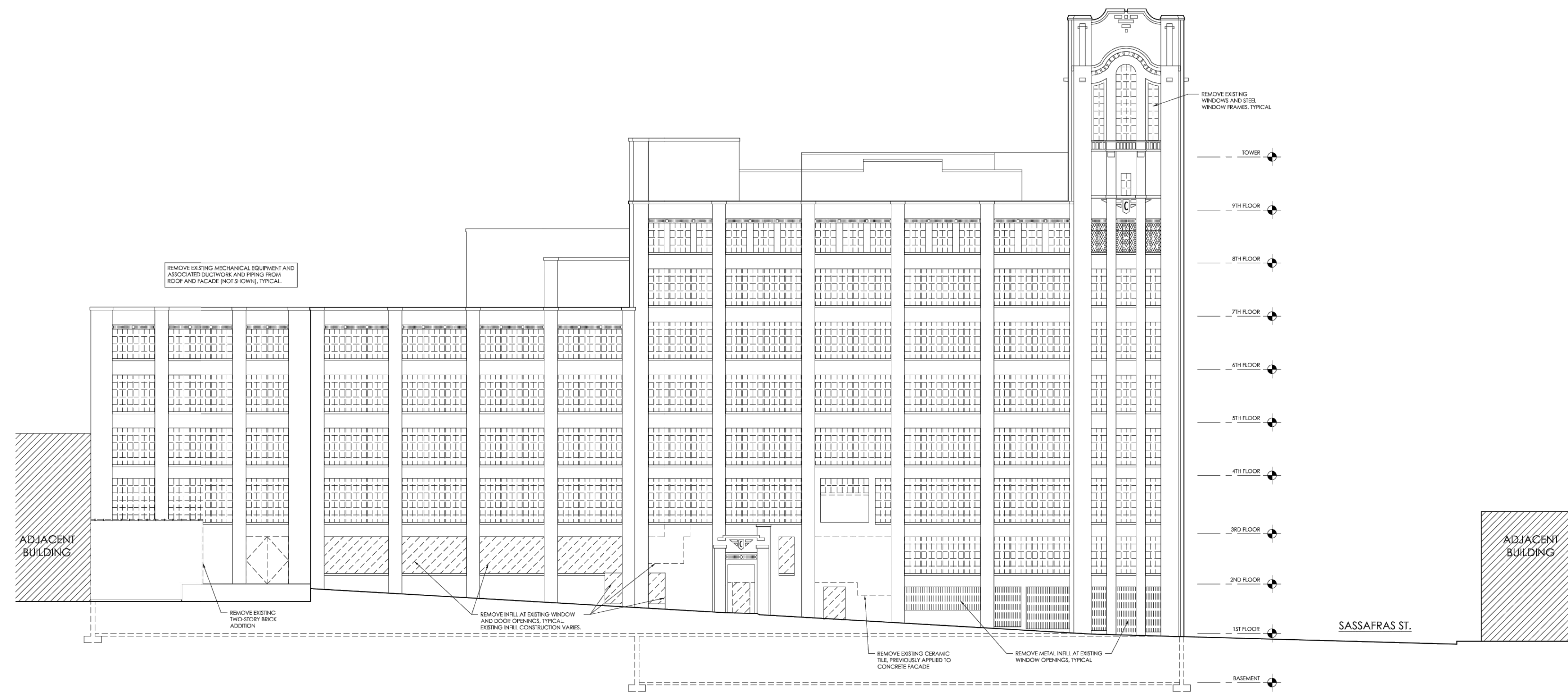
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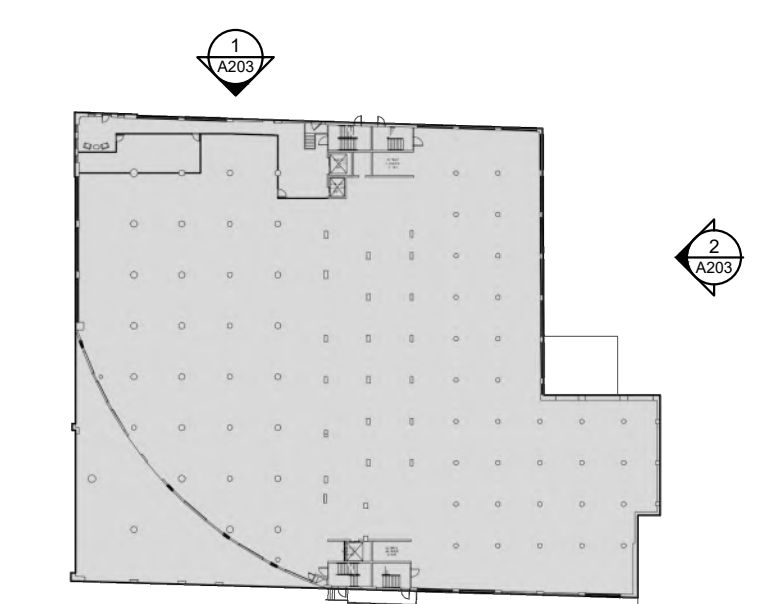




2 DEMOLITION EAST ELEVATION
 SCALE: 1/16" = 1'-0"



1 DEMOLITION NORTH ELEVATION
 SCALE: 1/16" = 1'-0"



KEY PLAN

**RENOVATION AND ADAPTIVE REUSE OF
 THE CROSLY BUILDING**
 1239 ARLINGTON STREET
 CINCINNATI, OH 45225

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SHEET TITLE
EXTERIOR DEMO ELEVATIONS

SHEET NUMBER

A202

