

NORTHEAST ARCHITECTURAL

208 BELLEVUE AVE. MONTCLAIR, NJ

PROJECT PHASE: Montclair Historic Preservation Commission Filing
Friday, November 17, 2023



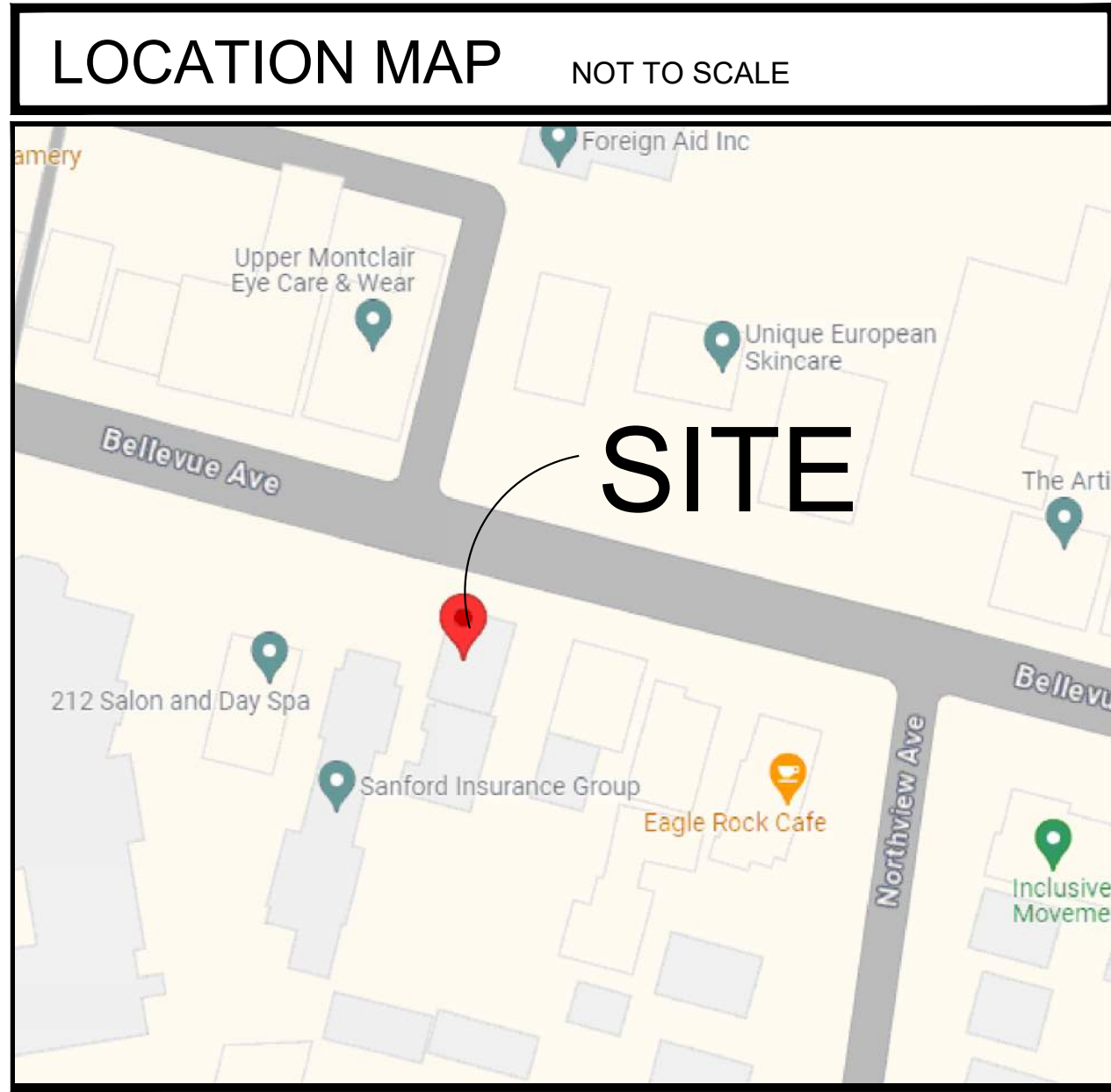
studio rai
Architectural Design P.C.
50 FIFTH AVE.
PELHAM, NY 10803
914.273.6843
WWW.STUDIORAI.COM

ARCHITECT
DAVE BARBUTI ARCHITECT
LICENSE
NJ #14554

ARCHITECT
PROJECT:
PROPOSED ALTERATIONS
AT: 208 BELLEVUE AVE.
MONTCLAIR, NJ

LIST OF DRAWINGS	
No.	DRAWING NAME
CS	COVER SHEET
A-100	EXISTING CONDITIONS
A-101	FIRST FLOOR PLAN & EXTERIOR VIEWS
A-200	ELEVATIONS
A-300	SECTION
A-400	DETAILS
A-401	DETAILS
A-600	REFLECTED CEILING PLAN

Rev No.	Date	Description
1	11-17-23	MONTCLAIR HISTORIC PRESERVATION COMMISSION FILING
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-



DRAWINGS AND SPECIFICATIONS AS INSTRUMENTS OF PROFESSIONAL SERVICE ARE AND SHALL REMAIN THE PROPERTY OF STUDIO RAI ARCHITECTS. WITHOUT THE WRITTEN AUTHORIZATION OF STUDIO RAI ARCHITECTURAL DESIGN P.C. THIS DOCUMENT IS INTENDED SOLELY FOR THE CONSTRUCTION OF THE PROJECT NAMED HEREIN AND SHALL NOT BE USED BY ANY OTHER PARTIES FOR ANY OTHER CONSTRUCTION WITHOUT THE WRITTEN CONSENT OF STUDIO RAI ARCHITECTS.

KEY PLAN

ZONE DISTRICT: 4A COMMERCIAL
BLOCK & LOT NUMBER: 2604 LOT 4

COVER SHEET
DRAWING TITLE

C-1
DRAWING NUMBER

OWNER
NORTHEAST ARCHITECTURAL
1452 BARNUM AVENUE
BRIDGEPORT, CT 06610
203-366-4757 EXT 1221

ARCHITECT
STUDIO RAI ARCHITECTURAL DESIGN P.C.
(DAVE BARBUTI ARCHITECT)
50 FIFTH AVE.
PELHAM, NY 10803
914-273-6843

NOT FOR CONSTRUCTION

SEAL/SIGNATURE

ISSUE DATE: 04-24-19
DRAWN BY: RB
BY: LDJ
PROJECT NO: 180717
SCALE: AS NOTED

ARCHITECT

DAVE BARBUTI ARCHITECT

LICENSE
 NJ #14554

ARCHITECT

PROJECT:

PROPOSED ALTERATIONS

AT: 208 BELLEVUE AVE.
 MONTCLAIR, NJ

Rev No.	Date	Description
1	11-17-23	MONTCLAIR HISTORIC PRESERVATION COMMISSION FILING
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-

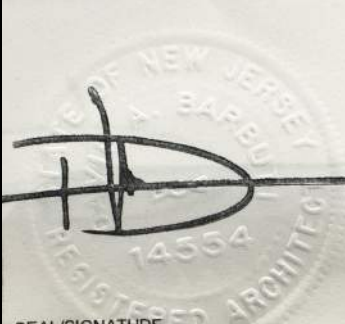
DRAWINGS AND SPECIFICATIONS AS INSTRUMENTS OF PROFESSIONAL SERVICE ARE AND SHALL REMAIN THE PROPERTY OF STUDIO RAI ARCHITECTS. WITHOUT THE WRITTEN AUTHORIZATION OF STUDIO RAI ARCHITECTURAL DESIGN P.C. THIS DOCUMENT IS INTENDED SOLELY FOR THE CONSTRUCTION OF THE PROJECT NAMED HEREIN AND SHALL NOT BE USED BY ANY OTHER PARTIES FOR ANY OTHER CONSTRUCTION WITHOUT THE WRITTEN CONSENT OF STUDIO RAI ARCHITECTS ©

KEY PLAN

EXISTING CONDITIONS FLOOR PLAN

A-100

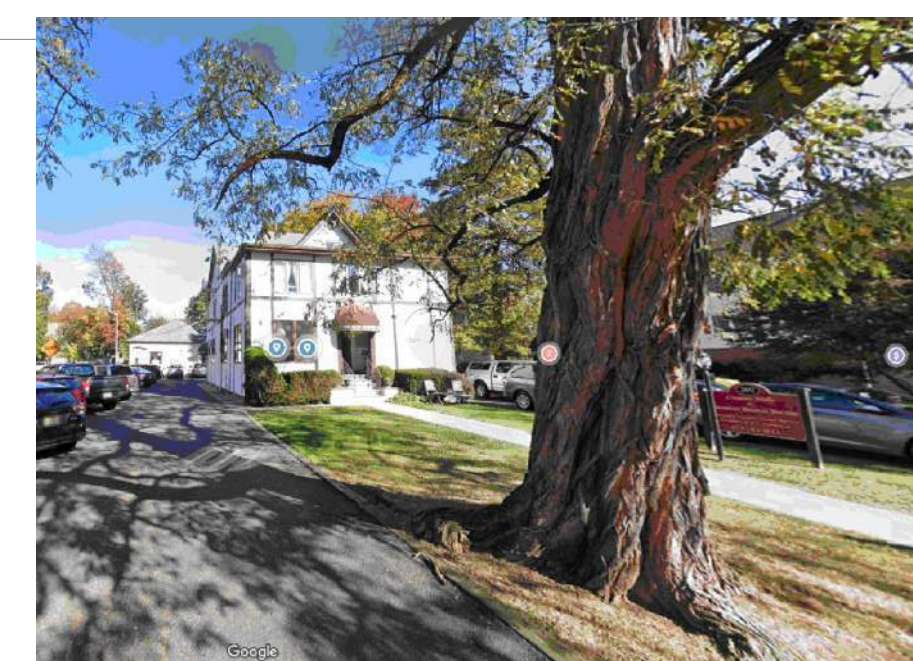
DRAWING NUMBER

	ISSUE DATE: 04-04-19
	DRAWN BY: MB
	BY: LDL
	PROJECT NO: 180717
	SCALE: AS NOTED
SEAL/SIGNATURE	

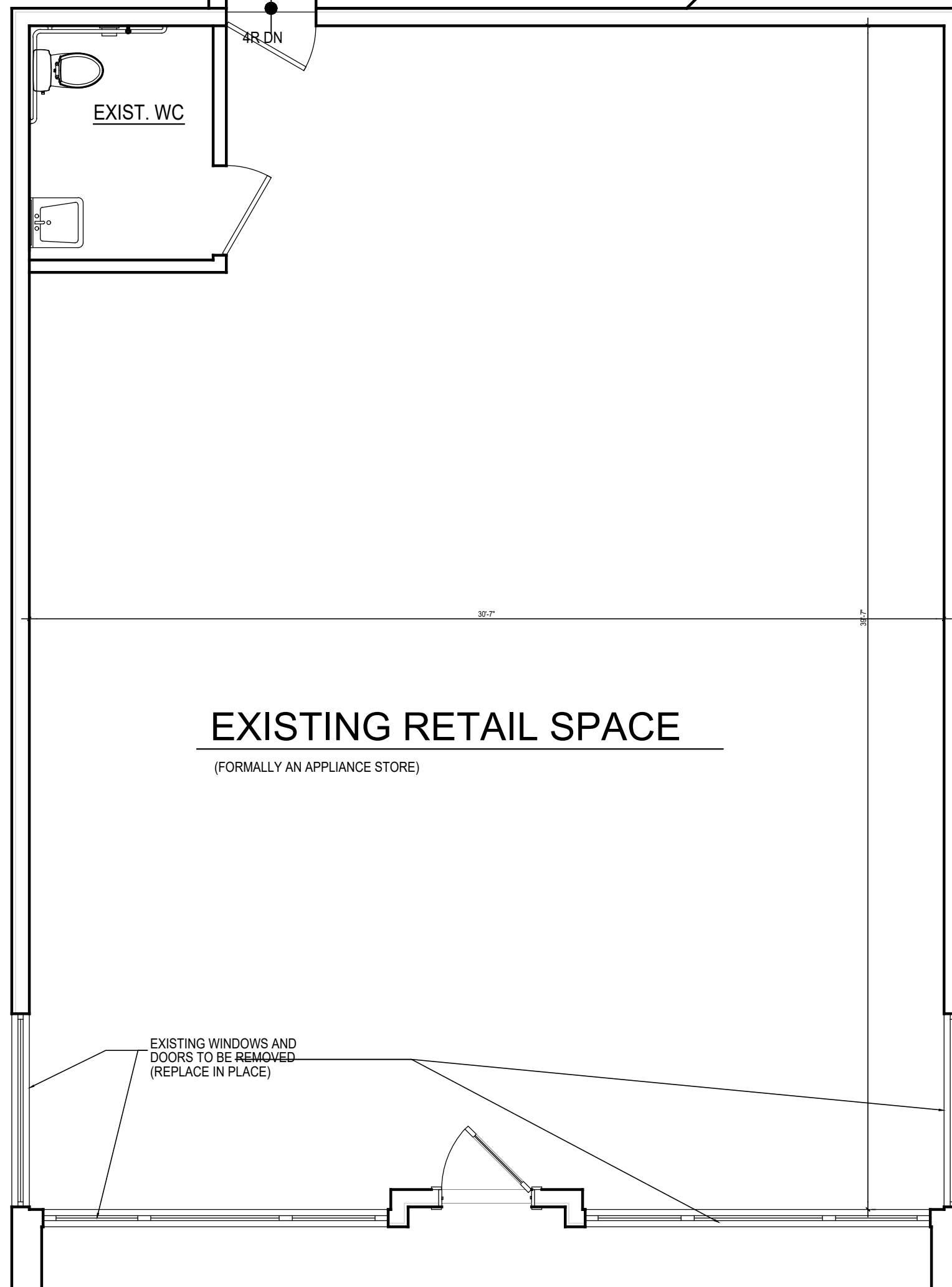
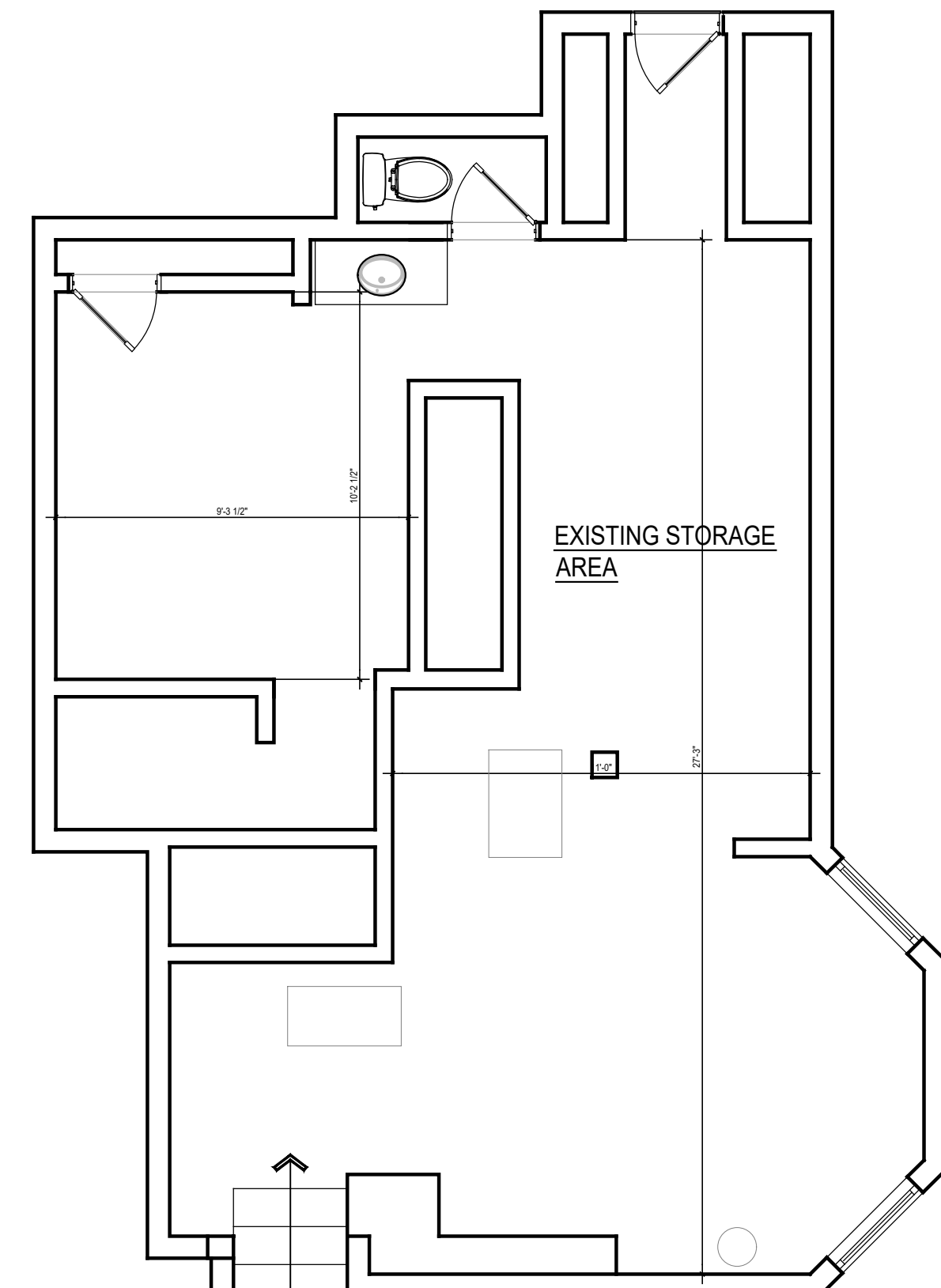
EXISTING AWNING AND WOODWORK TO BE REMOVED
 EXISTING WINDOWS AND DOOR TO BE REPLACED



EXISTING BUILDING



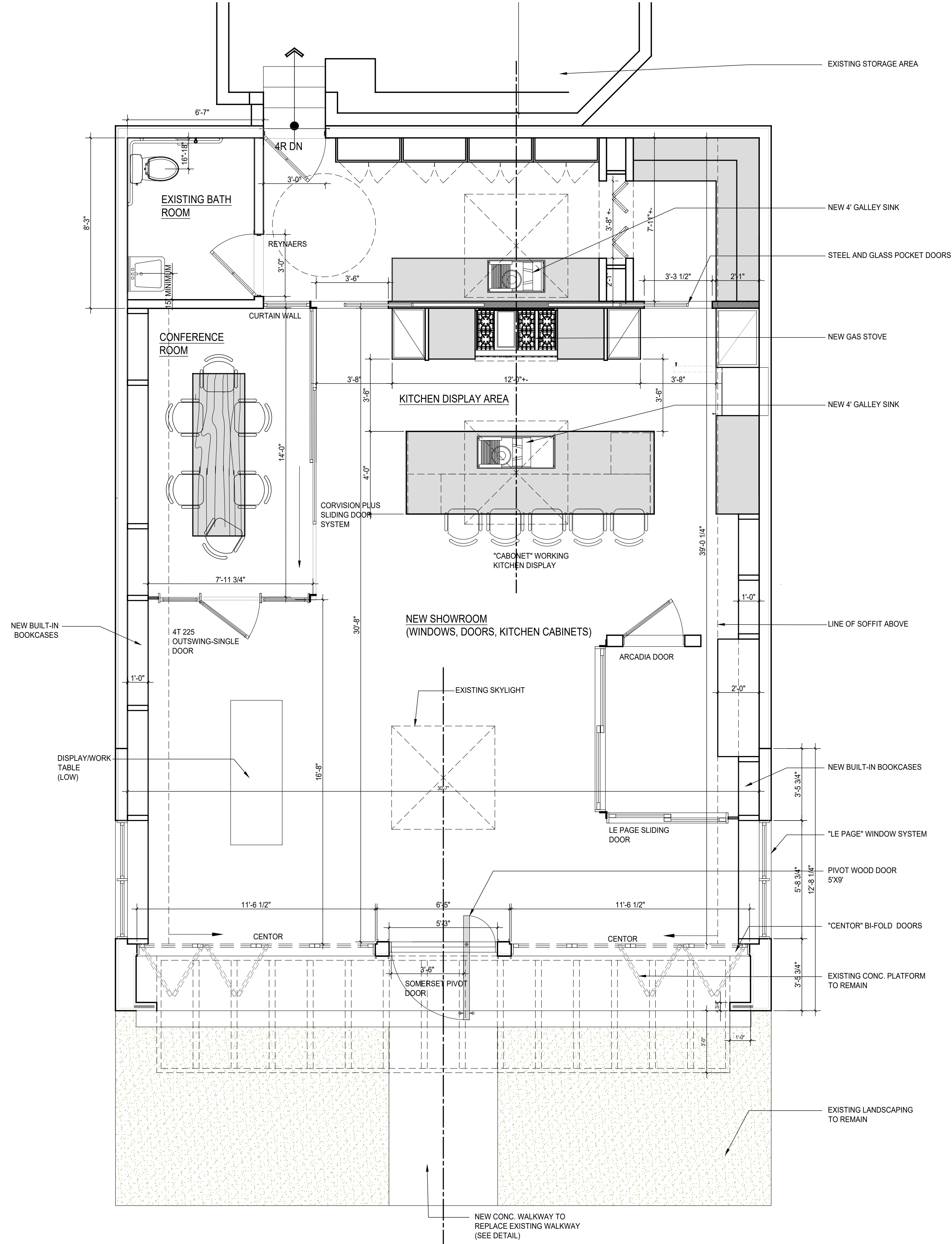
NEIGHBORING AREAS



PROPOSED FIRST FLOOR PLAN

SCALE: 1/4"=1'-0"

NOT FOR CONSTRUCTION



PROPOSED FIRST FLOOR PLAN

SCALE: 1/4" = 1'-0"



PROPOSED EXTERIOR VIEWS

- Benjamin Moore 2062-10 Polo Blue
- White Lettering for Sign
- Soft Black For Windows

NOT FOR CONSTRUCTION

studio rai
Architectural Design P.C.
50 FIFTH AVE.
PELHAM, NY 10803
914.273.6843
WWW.STUDIORAI.COM

ARCHITECT

DAVE BARBUTI ARCHITECT

LICENSE
NJ #14554

ARCHITECT

PROJECT:

PROPOSED
ALTERATIONS

AT: 208 BELLEVUE AVE.
MONTCLAIR, NJ

Rev No.	Date	Description
1	11-17-23	MONTCLAIR HISTORIC PRESERVATION COMMISSION FILING
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-

DRAWINGS AND SPECIFICATIONS AS INSTRUMENTS OF PROFESSIONAL SERVICE ARE AND SHALL REMAIN THE PROPERTY OF STUDIO RAI ARCHITECTS. WITHOUT THE WRITTEN AUTHORIZATION OF STUDIO RAI ARCHITECTURAL DESIGN P.C. IS THIS DOCUMENT IS INTENDED SOLELY FOR THE CONSTRUCTION OF THE PROJECT NAMED HEREIN AND SHALL NOT BE USED BY ANY OTHER PARTIES FOR ANY OTHER CONSTRUCTION WITHOUT THE WRITTEN CONSENT OF STUDIO RAI ARCHITECTS.

KEY PLAN

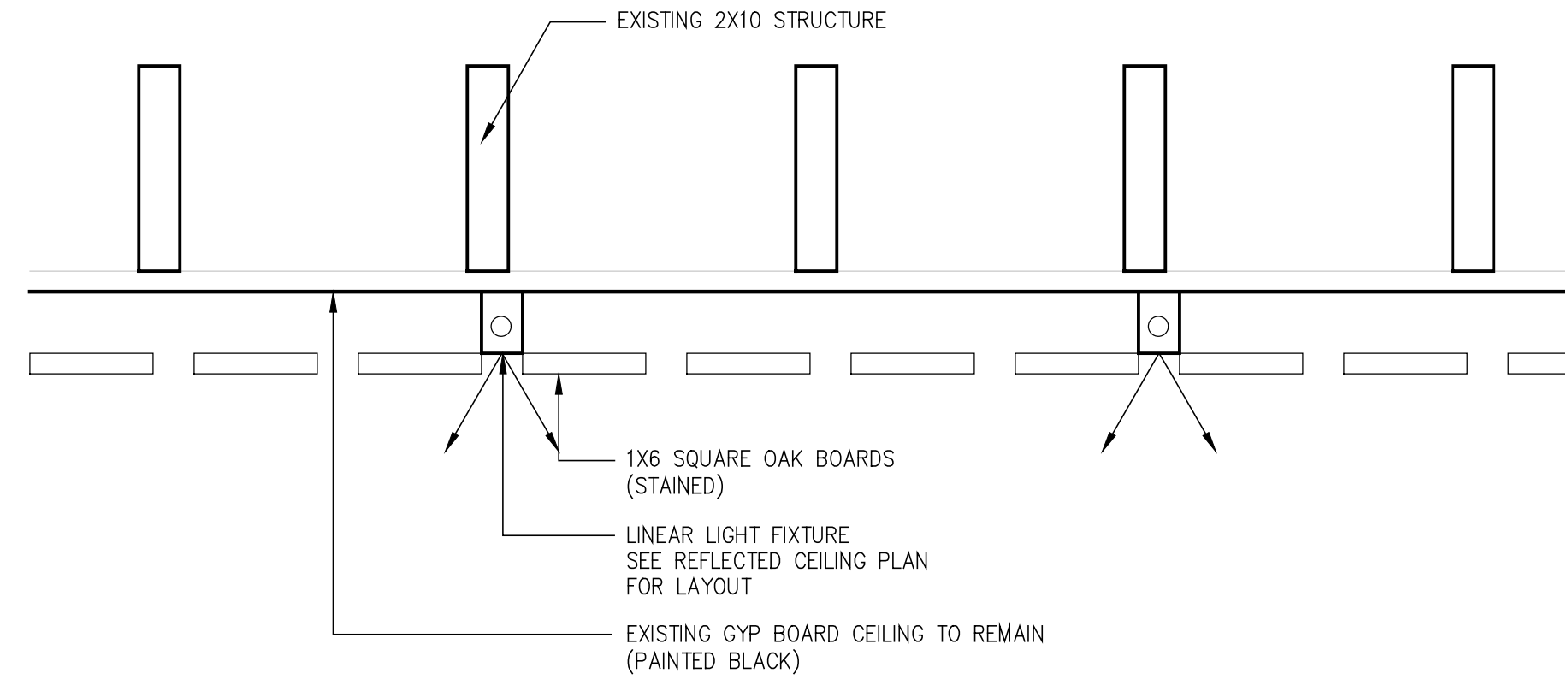
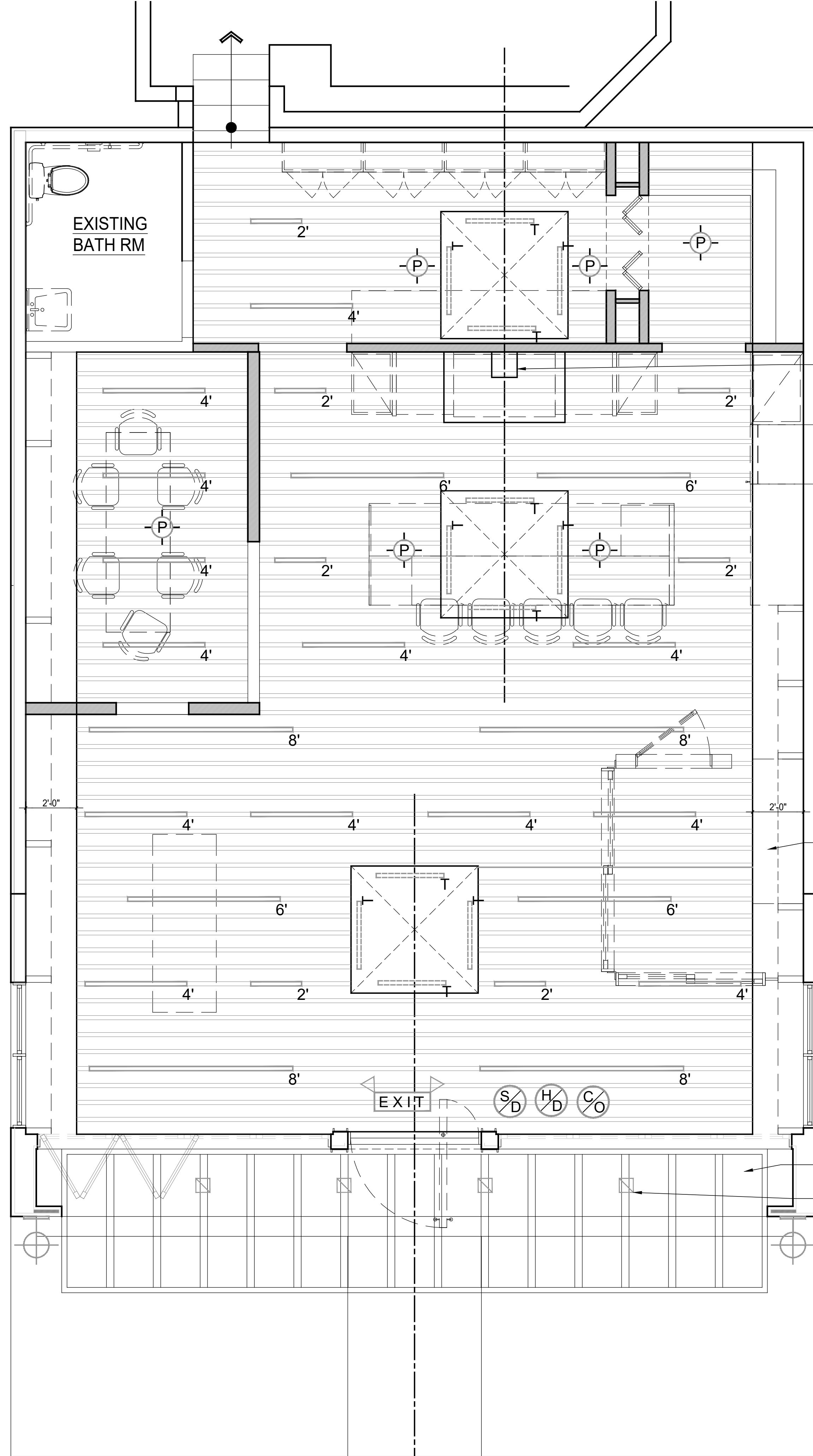
PROPOSED
FIRST FLR. PLAN
EXTERIOR VIEWS

DRAWING TITLE

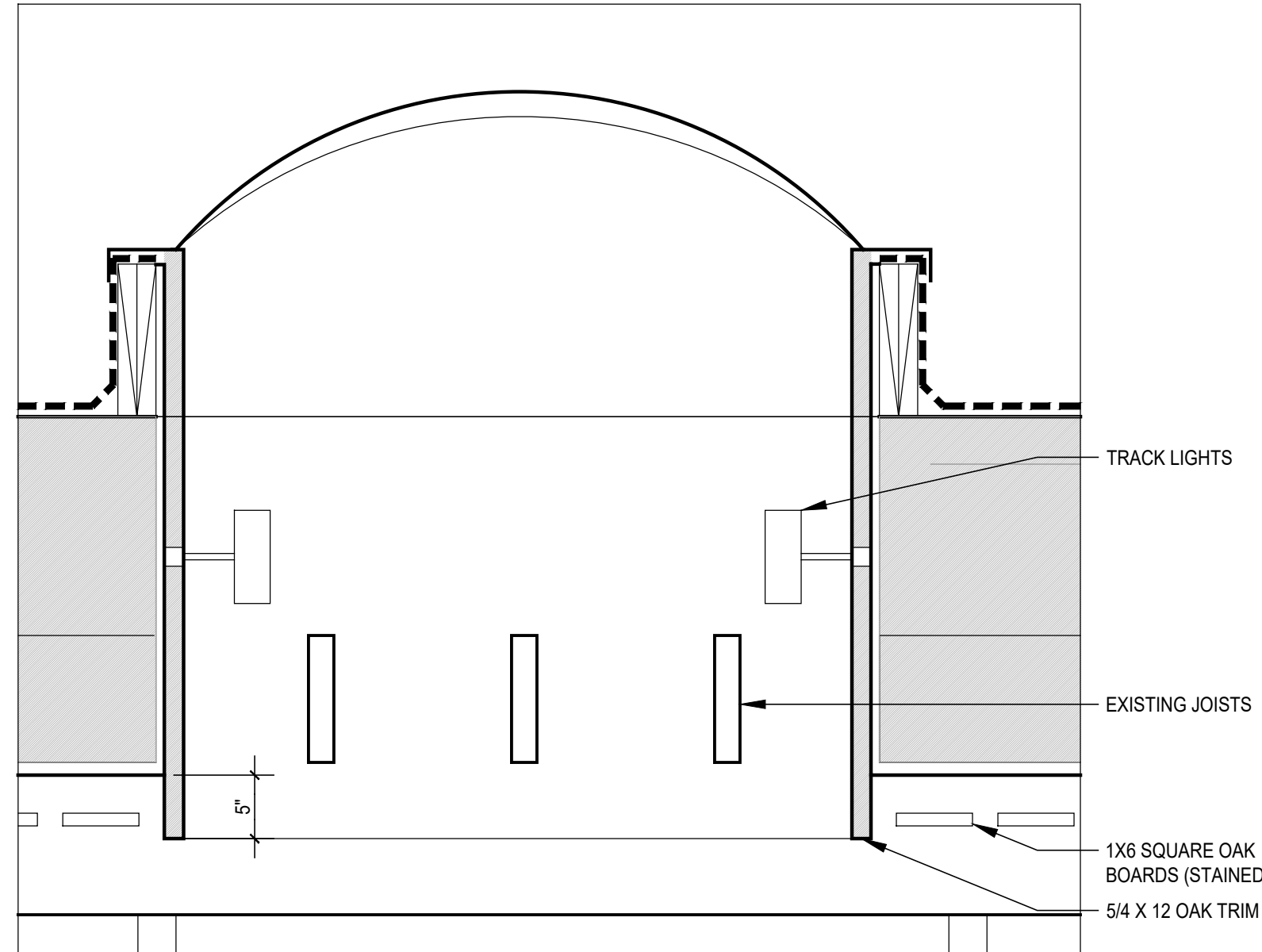
A-101

DRAWING NUMBER

ISSUE DATE: 04-04-19
DRAWN BY: MB
BY: LCL
PROJECT NO: 180717
SCALE: AS NOTED



CEILING DETAIL



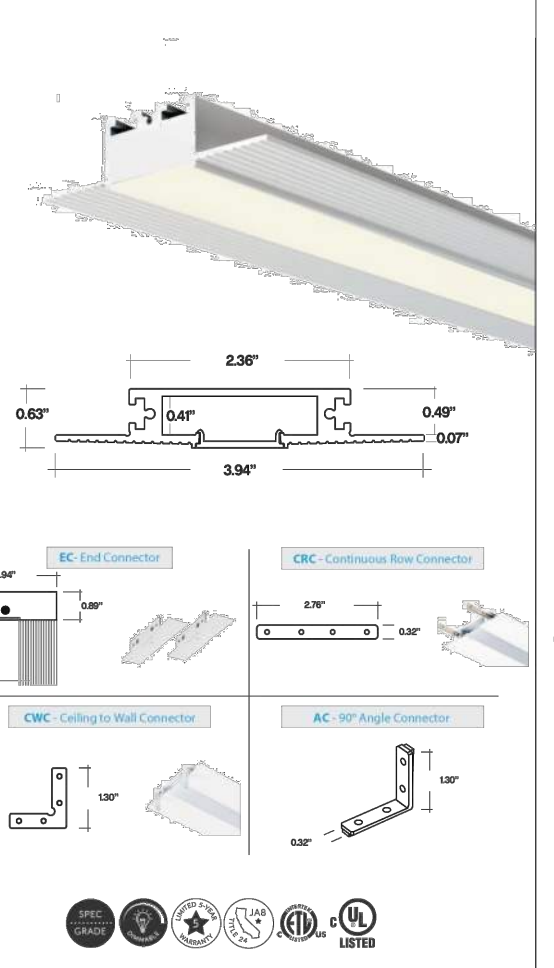
SKYLIGHT DETAIL



FIXTURE SPECIFICATIONS
 INTENDED USE
 The 1-inch aperture low-profile recessed LED light made with durable, military grade aluminum provides architectural-grade linear lighting for today's residential and commercial or hospitality interior spaces. Offering strong performance and versatility in a variety of settings, including offices, classrooms, conference rooms, museums, retail outlets, restaurants and hotels. Featuring a customizable design, this fixture is available in standard lengths of 4', 6', and 8', and may be joined in seamless runs of any length. Equipped with male and female quick connection harnesses, available in pre-fabricated or fully illuminated corners. Glare-free snap-in lens included.

PRODUCT FAMILY
 12100-10-PR | Pendant
 12100-10-S | Surface
 12100-10-R | Recessed
 12100-10-PR | Perimeter Recessed
 12100-10-R-RCRW | Recessed RGBW
 12100-10-PR-RCRW | Perimeter Recessed RGBW

FEATURES
Construction: Durable, Military Grade Aluminum Field Cuttable Inside Within Drywall Depth Can Be Installed in Any Drywall Thickness
Beam Angle: 120°
Lens: Glare-Free Snap-In Frosted Acrylic for Even Distribution
Finish: Matte White
Lengths: 2', 3', 4', 6', 8' or custom lengths available
Shape Design: Fixture profile can be miter cut-in the field-to achieve desired shape design
CR: 90+
Voltage: 24V LED Fixture: 100-277V Tric. ELY, MLY and 0-10V Remote Driver
LED Driver: Remote Transformer is Provided, Home Run Required at Every 16'
Wattage: 11W/FT (2 x 5.5W Strips)
Lumens: 1000lm/FT (2 x 500lm Strips)
Life: 50,000 Hours
Warranty: 5 Years
Listings: cUL Listed, Title 24 JAB Certified



ORDERING INFORMATION Example: (12100-10-LR-S-4-27K-010)

Model	Shape	Length	Color Temp	Dimming Driver
12100-10-LR-S	Single Run	4'	27K	None
12100-10-LR-S	Single Run	4'	27K	None
12100-10-LR-S	Single Run	4'	27K	None
12100-10-LR-S	Single Run	4'	27K	None
12100-10-LR-S	Single Run	4'	27K	None

ELECTRICAL LEGEND

KEY	FIXTURE TYPE	REMARKS
[Symbol]	4"x4" RECESSED DOWNLIGHT LED FIXTURE	
[Symbol]	CEILING MOUNTED LIGHT FIXTURE	
[Symbol]	WALL MOUNTED SCONCE LIGHT FIXTURE	
[Symbol]	WALL MOUNTED SCONCE LIGHT FIXTURE	
[Symbol]	WALL PACK	
[Symbol]	LINEAR LED COVE LIGHT	
[Symbol]	TRACK LIGHTS	
[Symbol]	6" DIAMETER RECESSED DOWNLIGHT (FOR WET LOCATIONS)	LED FIXTURE
[Symbol]	PENDANT LIGHT FIXTURE	
[Symbol]	PENDANT LIGHT FIXTURE 2	
[Symbol]	PENDANT LIGHT FIXTURE	
[Symbol]	EXTERIOR RECESSED WATER PROOF LIGHT	
[Symbol]	LENGTH	ALCON 12100-10-LR RECESSED LINEAR TRIMLESS LOW-PROFILE LED LIGHT
[Symbol]	NEW WALL MOUNTED EXTERIOR LIGHT FIXTURE "AMP LIGHTING" SEE DETAIL #1	
[Symbol]	SMOKE DETECTOR	
[Symbol]	HEAT DETECTOR	
[Symbol]	CARBON MONOXIDE DETECTOR	
[Symbol]	RECESSED CEILING MTD. EXHAUST FAN DUCTED TO EXTERIOR - CONNECTED TO LIGHT SWITCH - SEE PLAN FOR CFM REQUIREMENTS	
[Symbol]	CEILING MOUNTED FAN	
[Symbol]	CEILING MOUNTED OVERHEAD GARAGE DOOR - MOTORIZED OPENER	
[Symbol]	DISCONNECT SWITCH	
[Symbol]	DUPLEX OUTLET	
[Symbol]	DUPLEX OUTLET (ONE PLUG ACTIVATED BY LIGHT SWITCH)	
[Symbol]	DUPLEX OUTLET (44" A.F.F.) WITH GROUND FAULT INTERRUPT	
[Symbol]	DUPLEX OUTLET FOR APPLIANCE (VOLTAGE AS PER MANUF. SPECS)	
[Symbol]	DUPLEX OUTLET (WATERPROOF)	
[Symbol]	QUAD OUTLET	
[Symbol]	APPLIANCE OUTLET-220V	E.C. TO VERIFY APPLIANCE'S VOLTAGE, AMPERAGE, CONDUCTOR SIZE, CIRCUIT BREAKER REQUIREMENTS WITH APPLIANCE MANUFACTURER
[Symbol]	WALL MOUNTED LIGHT SWITCH	
[Symbol]	THREE WAY WALL MOUNTED LIGHT SWITCH	
[Symbol]	WALL MOUNTED LIGHT SWITCH WITH DIMMER	
[Symbol]	THREE WAY WALL MOUNTED LIGHT SWITCH WITH DIMMER	
[Symbol]	DOOR ACTIVATED LIGHT SWITCH	

EXIT AND EMERGENCY LIGHT LEGEND

KEY	FIXTURE TYPE
[Symbol]	COMBINATION 2 HEAD EMERGENCY LIGHT/ILLUMINATED EXIT SIGN WITH BATTERY BACKUP

ELECTRICAL NOTES:

- ALL ELECTRICAL WORK IS TO COMPLY WITH THE NATIONAL ELECTRICAL CODE (N.E.C.), INT. BC, AND ALL OTHER STATE AND LOCAL CODES AND REGULATIONS HAVING JURISDICTION.
- ELECTRICAL LAYOUT INDICATED IS SCHEMATIC AND IS FOR BUDGETING PURPOSES ONLY. THE ELECTRICAL CONTRACTOR IS TO REVIEW FINAL ELECTRICAL LAYOUT WITH OWNER PRIOR TO START OF WORK.
- ALL LIGHTING FIXTURES ARE TO BE SELECTED BY THE OWNER.
- ALL CLOSETS TO HAVE DOOR ACTIVATED SWITCHES FOR CLOSET LIGHTS UNLESS OTHERWISE INDICATED.

studio rai
 Architectural Design P.C.
 50 FIFTH AVE.
 PELHAM, NY 10803
 914.273.6843
 WWW.STUDIORAI.COM

ARCHITECT
DAVE BARBUTI ARCHITECT

LICENSE
 NJ #14554

ARCHITECT

PROPOSED ALTERATIONS

PROJECT:
 AT: 208 BELLEVUE AVE.
 MONTCLAIR, NJ

Rev No.	Date	Description
1	11-17-23	MONTCLAIR HISTORIC PRESERVATION COMMISSION FILING

Rev No.	Date	Description
1	11-17-23	MONTCLAIR HISTORIC PRESERVATION COMMISSION FILING
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-

DRAWINGS AND SPECIFICATIONS AS INSTRUMENTS OF PROFESSIONAL SERVICE ARE AND SHALL REMAIN THE PROPERTY OF STUDIO RAI ARCHITECTS. WITHOUT THE WRITTEN AUTHORIZATION OF STUDIO RAI ARCHITECTS, NO PART OF THIS DOCUMENT IS TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM. DESIGN P.C. IS THIS DOCUMENT IS INTENDED SOLELY FOR THE CONSTRUCTION OF THE PROJECT NAMED HEREIN AND SHALL NOT BE USED BY ANY OTHER PARTIES FOR ANY OTHER CONSTRUCTION WITHOUT THE WRITTEN CONSENT OF STUDIO RAI ARCHITECTS.

KEY PLAN

REFLECTED CEILING PLAN

A-600

DRAWING NUMBER

ISSUE DATE: 04-04-19
 DRAWN BY: HB
 BY: LDL
 PROJECT NO: 180717
 SCALE: AS NOTED

NOT FOR CONSTRUCTION