

ROMEOVILLE APARTMENTS

SEC NORMANTOWN RD. & DALHART AVE.



VIEW FROM SOUTHWEST CORNER

KORU

ARCHITECTS | ENGINEERS | PLANNERS

Koru Group, PLLC

2135 CityGate Lane, STE 330

Naperville, IL 60563

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CONSULTING ENGINEERS:

New Construction:

Romeoville Apartments

SEC NORMANTOWN RD. & DALHART AVE.
ROMEOVILLE, ILLINOIS

| REVISIONS | | |
|-----------|----------------|----------|
| | VILLAGE REVIEW | 12/20/24 |
| | CLIENT REVIEW | 03/11/25 |
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FILE NAME: 24110 Romeooville Apartments

DRAWN BY: LMB REVIEWED BY: ERC

SHEET TITLE:

Renderings

SHEET NO.

T100



VIEW FROM SOUTHEAST CORNER



VIEW FROM NORTHWEST CORNER

KORU

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CONSULTING ENGINEERS:

New Construction:

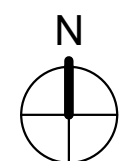
Romeoville Apartments
SEC NORMANTOWN RD. & DALHART AVE.
ROMEIOVILLE, ILLINOIS

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FILE NAME: 24110 Romeooville Apartments
DRAWN BY: LMB REVIEWED BY: ERC
SHEET TITLE:
Renderings
SHEET NO.
T110



1 FIRST FLOOR PLAN
1" = 20'-0"



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CONSULTING ENGINEERS:

CLIENT:

New Construction:
Romeoville Apartments
SEC NORMANTOWN RD. & DALHART AVE.
ROMEIOVILLE, ILLINOIS

REVISIONS

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FILE NAME: 24110 Romeooville Apartments
DRAWN BY: LMB/KM REVIEWED BY: ERC
SHEET TITLE:

FIRST FLOOR PLAN

SHEET NO.

A100



1 SECOND FLOOR PLAN
1" = 20'-0"

| ROOM COUNT BY FLOOR | | |
|-----------------------------|----------|--|
| FIRST FLOOR | QUANTITY | |
| 1-BED UNITS 755 SF | 7 | |
| 1-BED UNITS 780 SF | 2 | |
| 1-BED PLUS DEN UNITS 880 SF | 9 | |
| TOTAL ROOMS FIRST FLOOR | 18 | |
| SECOND FLOOR | | |
| 1-BED UNITS 745 SF | 5 | |
| 1-BED UNITS 780 SF | 4 | |
| 1-BED UNITS 800 SF | 1 | |
| 1-BED UNITS 820 SF | 1 | |
| 1-BED UNITS 875 SF | 1 | |
| 1-BED PLUS UNITS 880 SF | 1 | |
| 1-BED PLUS UNITS 940 SF | 4 | |
| 1-BED PLUS UNITS 955 SF | 12 | |
| 1-BED PLUS UNITS 985 SF | 1 | |
| 2-BED UNITS 1060 SF | 2 | |
| 2-BED UNITS 1300 SF | 2 | |
| TOTAL ROOMS SECOND FLOOR | 34 | |
| THIRD FLOOR | | |
| 1-BED UNITS 745 SF | 5 | |
| 1-BED UNITS 780 SF | 4 | |
| 1-BED UNITS 800 SF | 1 | |
| 1-BED UNITS 820 SF | 1 | |
| 1-BED UNITS 875 SF | 1 | |
| 1-BED PLUS UNITS 880 SF | 1 | |
| 1-BED PLUS UNITS 940 SF | 4 | |
| 1-BED PLUS UNITS 955 SF | 12 | |
| 1-BED PLUS UNITS 985 SF | 1 | |
| 2-BED UNITS 1060 SF | 2 | |
| 2-BED UNITS 1300 SF | 2 | |
| TOTAL ROOMS THIRD FLOOR | 34 | |
| FOURTH FLOOR | | |
| 1-BED UNITS 745 SF | 5 | |
| 1-BED UNITS 780 SF | 4 | |
| 1-BED UNITS 800 SF | 1 | |
| 1-BED UNITS 820 SF | 1 | |
| 1-BED UNITS 875 SF | 1 | |
| 1-BED PLUS UNITS 880 SF | 1 | |
| 1-BED PLUS UNITS 940 SF | 4 | |
| 1-BED PLUS UNITS 955 SF | 12 | |
| 1-BED PLUS UNITS 985 SF | 1 | |
| 2-BED UNITS 1060 SF | 2 | |
| 2-BED UNITS 1300 SF | 2 | |
| TOTAL ROOMS FOURTH FLOOR | 34 | |
| FIFTH FLOOR | | |
| 1-BED UNITS 780 SF | 4 | |
| 1-BED UNITS 800 SF | 1 | |
| 1-BED UNITS 820 SF | 1 | |
| 1-BED UNITS 875 SF | 1 | |
| 1-BED PLUS DEN UNITS 940 SF | 3 | |
| 1-BED PLUS DEN UNITS 955 SF | 5 | |
| 2-BED UNITS 1060 SF | 2 | |
| 2-BED UNITS 1120 SF | 1 | |
| 2-BED UNITS 1300 SF | 1 | |
| TOTAL ROOMS FIFTH FLOOR | 19 | |

| ROOM TOTALS | | | |
|-----------------------------|-----|-----------|------------|
| | | TOTAL RMS | PERCENTAGE |
| 1-BED UNITS 745 SF | 15 | 52 | 37% |
| 1-BED UNITS 755 SF | 7 | | |
| 1-BED UNITS 780 SF | 18 | | |
| 1-BED UNITS 800 SF | 4 | | |
| 1-BED UNITS 820 SF | 4 | | |
| 1-BED UNITS 875 SF | 4 | 71 | 51% |
| 1-BED PLUS DEN UNITS 880 SF | 12 | | |
| 1-BED PLUS DEN UNITS 940 SF | 15 | | |
| 1-BED PLUS DEN UNITS 955 SF | 41 | | |
| 1-BED PLUS DEN UNITS 985 SF | 3 | | |
| 2-BED UNITS 1060 SF | 8 | 16 | 12% |
| 2-BED UNITS 1120 SF | 1 | | |
| 2-BED UNITS 1300 SF | 7 | | |
| TOTAL UNITS | 139 | 139 | 100% |

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|-------------------------------|------------|
| TOTAL BUILDING SQUARE FOOTAGE | 179,872 SF |
| TOTAL LEASABLE SQUARE FOOTAGE | 125,370 SF |

CONSULTING ENGINEERS:

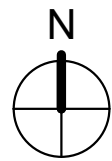
CLIENT:

New Construction:
Romeoville Apartments
SEC NORMANTOWN RD. & DALHART AVE.
ROMEEOVILLE, ILLINOIS

| REVISIONS | | |
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1 THIRD FLOOR PLAN
1" = 20'-0"



ARCHITECTS | ENGINEERS | PLANNERS

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CLIENT:

Romeoville Apartments

SEC NORMANTOWN RD. & DALHART AVE.
ROMEIOVILLE, ILLINOIS

REVISIONS

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FILE NAME: 24110 Romeooville Apartments

DRAWN BY: LMB/KM REVIEWED BY: ERC

SHEET TITLE:

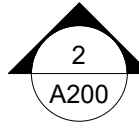
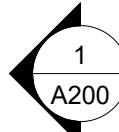
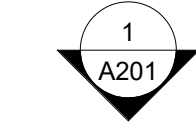
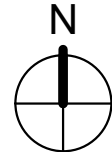
THIRD FLOOR PLAN

SHEET NO.

A102



1 FOURTH FLOOR PLAN
1" = 20'-0"





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CONSULTING ENGINEERS:

CLIENT:

New Construction:

Romeoville Apartments

SEC NORMANTOWN RD. & DALHART AVE.
ROMEIOVILLE, ILLINOIS

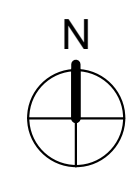
| REVISIONS | | |
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FILE NAME: 24110 Romeooville Apartments
DRAWN BY: LMB/KMREVIEWED BY: ERC
SHEET TITLE:
FOURTH FLOOR PLAN
SHEET NO.

A103



① FIFTH FLOOR PLAN
1" = 20'-0"



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CONSULTING ENGINEERS:

CLIENT:

New Construction:

Romeoville Apartments
SEC NORMANTOWN RD. & DALHART AVE.
ROMEIOVILLE, ILLINOIS

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FILE NAME: 24110 Romeooville Apartments
DRAWN BY: LMB/KMREVIEWED BY: ERC
SHEET TITLE:
FIFTH FLOOR PLAN
SHEET NO.
A104

CONSULTING ENGINEERS:

CLIENT:

New Construction:

Romeoville Apartments

SEC NORMANTOWN RD. & DALHART AVE.
ROMEIOVILLE, ILLINOIS

REVISIONS

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1 EXTERIOR ELEVATION - EAST
1/16" = 1'-0"



2 EXTERIOR ELEVATION - SOUTH
1/16" = 1'-0"

CONSULTING ENGINEERS:

CLIENT:

New Construction:

Romeoville Apartments

SEC NORMANTOWN RD. & DALHART AVE.
ROMEIOVILLE, ILLINOIS

REVISIONS

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| FILE NAME: 24110 Romeoville Apartments |
| DRAWN BY: LMB/KMREVIEWED BY: ERC |
| SHEET TITLE: |
| EXTERIOR ELEVATIONS |
| SHEET NO. |
| A201 |



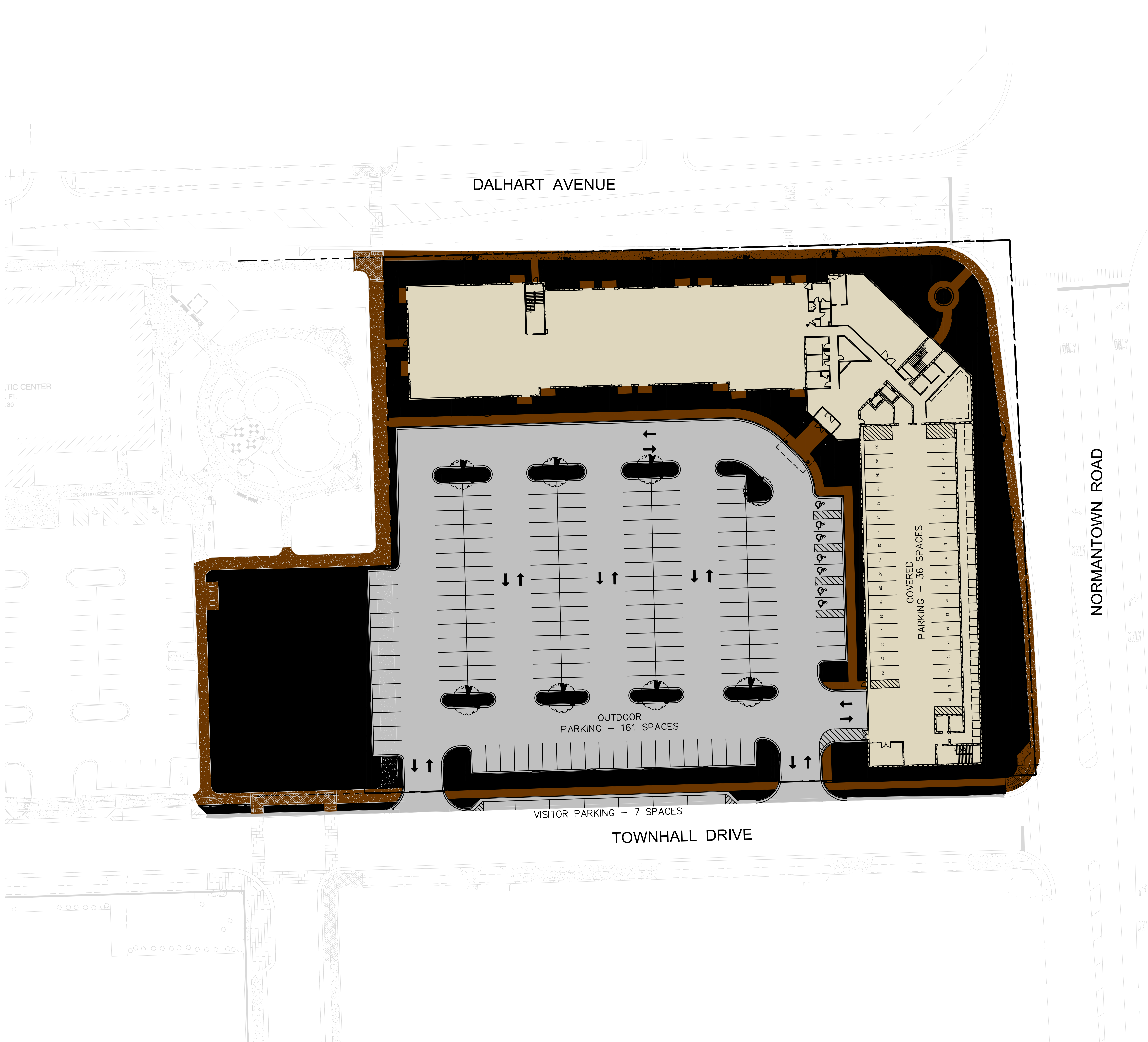
1 EXTERIOR ELEVATION - NORTH
1/16" = 1'-0"



3 EXTERIOR ELEVATION - NORTHWEST CORNER
1/16" = 1'-0"



2 EXTERIOR ELEVATION - WEST
1/16" = 1'-0"



Scale 1"=30'

KORU
2025

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CLIENT:

CONSULTING ARCHITECT:

GENERAL CONTRACTOR:

Proposed Construction:

Romeoville Apartments

SWC Normantown Road & Dalhart Avenue
Romeoville, Illinois

PROJECT NUMBER: 24110

DRAWN BY: SRK

REVIEWED BY: SRK

SHEET TITLE:

PRELIMINARY SITE PLAN

SHEET NO.

S1

IF PRINTED TO SCALE, BOTH THESE BARS WILL MEASURE 1"