

NEW  
MODULAR  
BUILDING

BUILDING 2

BUILDING 1

WESTERN  
MANOR  
(N.I.C.)



BUILDING 3

CHRISTOPHER  
SMITH  
TERRACE

MILLIONES  
MANOR  
(N.I.C.)

PROJECT:

**BEDFORD SENIOR  
HOUSING  
DEVELOPMENT**

2851 BEDFORD AVENUE  
PITTSBURGH, PA 15219

DRAWING:

**COVER  
SHEET**

CLIENT:

**CATALYST  
COMMUNITIES,  
LLC**

429 FOURTH AVENUE,  
SUITE 2010,  
PITTSBURGH, PA 15219

**Milton Ogot**

**ARCHITECT**

320 Anthon Drive, Pittsburgh, PA 15235  
Tel: (412) 519-2897 Fax: (412) 798-9428  
e-mail: miltonogot@ogotarchitect.com

SEALS:

DRAWN:

OTIS

PROJECT NO:

MOA1706

CHECKED:

MO

DATE:

10.12.2020

DRAWING NO:

**CS-1**

1 AERIAL PHOTOGRAPH OF WESTERN RESTORATION CAMPUS

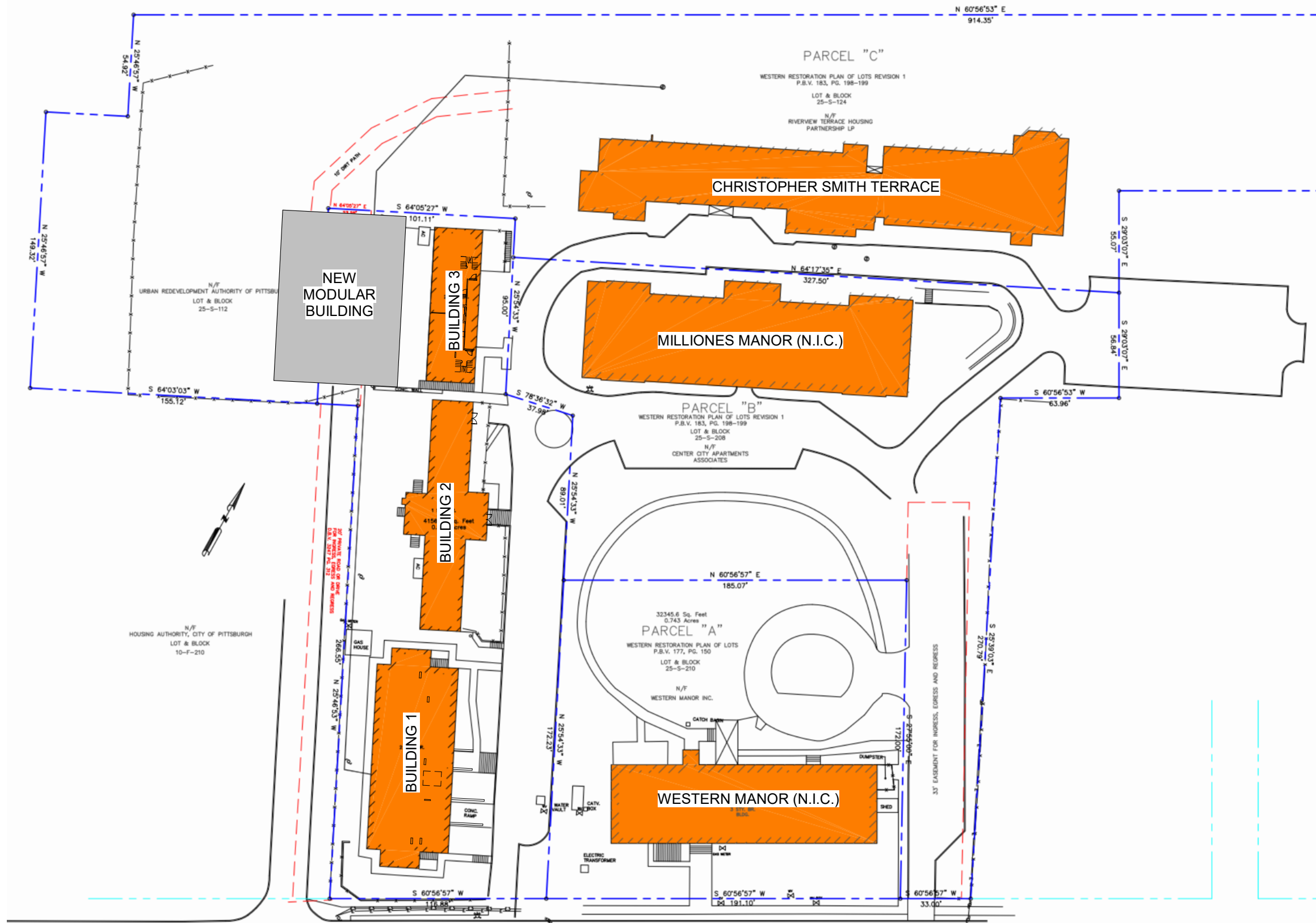
APT. UNIT COUNT:

|                  | 1 BR APTS | 1 BR UFAS APT | 2 BR APTS | TOTAL     |
|------------------|-----------|---------------|-----------|-----------|
| BUILDING 1       | 8         | 5             | 0         | 13        |
| BUILDING 2       | 0         | 0             | 0         | 0         |
| BUILDING 3       | 4         | 0             | 0         | 4         |
| MODULAR BLDG.    | 18        | 6             | 0         | 24        |
| C. SMITH TERRACE | 35        | 0             | 1         | 36        |
| <b>TOTAL</b>     | <b>65</b> | <b>11</b>     | <b>1</b>  | <b>77</b> |

BUILDING AREA:

|                  |                  |
|------------------|------------------|
| BUILDING 1       | 14,370 SF        |
| BUILDING 2       | 3,312 SF         |
| BUILDING 3       | 6,474 SF         |
| MODULAR BLDG.    | 27,200 SF        |
| C. SMITH TERRACE | 38,637 SF        |
| <b>TOTAL</b>     | <b>89,993 SF</b> |

HACP SUBMISSION



PROJECT:  
**BEDFORD SENIOR HOUSING DEVELOPMENT**  
 2851 BEDFORD AVENUE  
 PITTSBURGH, PA 15219

DRAWING:  
**SITE PLAN**

CLIENT:  
**CATALYST COMMUNITIES, LLC**  
 429 FOURTH AVENUE, SUITE 2010,  
 PITTSBURGH, PA 15219

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**ARCHITECT**  
 320 Anthon Drive, Pittsburgh, PA 15235  
 Tel: (412) 519-2897 Fax: (412) 798-9428  
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SEALS:

|                       |                               |
|-----------------------|-------------------------------|
| DRAWN:<br><b>OTIS</b> | PROJECT NO:<br><b>MOA1706</b> |
| CHECKED:<br><b>MO</b> | DATE:<br><b>10.12.2020</b>    |

DRAWING NO:  
**SP.1**

1 SITE PLAN -  
 1" = 60'-0"



① FRONT VIEWED FROM BEDFORD AVENUE



② REAR VIEWED FROM BEDFORD AVENUE



③ FRONT VIEWED FROM NORTH - EAST

| <u>BUILDING AREA</u> |           | <u>UNIT COUNT</u> |                    |
|----------------------|-----------|-------------------|--------------------|
| LOWER LEVEL          | 4,790 SF  | LOWER LEVEL       | 3 - 1 BR UFAS APTS |
| FIRST FLOOR          | 4,790 SF  | FIRST FLOOR       | 4 - 1 BR APTS      |
| SECOND FLOOR         | 4,790 SF  | SECOND FLOOR      | 1 - 1 BR UFAS APTS |
| TOTAL                | 14,370 SF | SECOND FLOOR      | 4 - 1 BR APTS      |
|                      |           |                   | 1 - 1 BR UFAS APTS |
|                      |           | TOTAL             | 13 APTS            |

PROJECT:  
**BEDFORD SENIOR  
 HOUSING DEVELOPMENT**  
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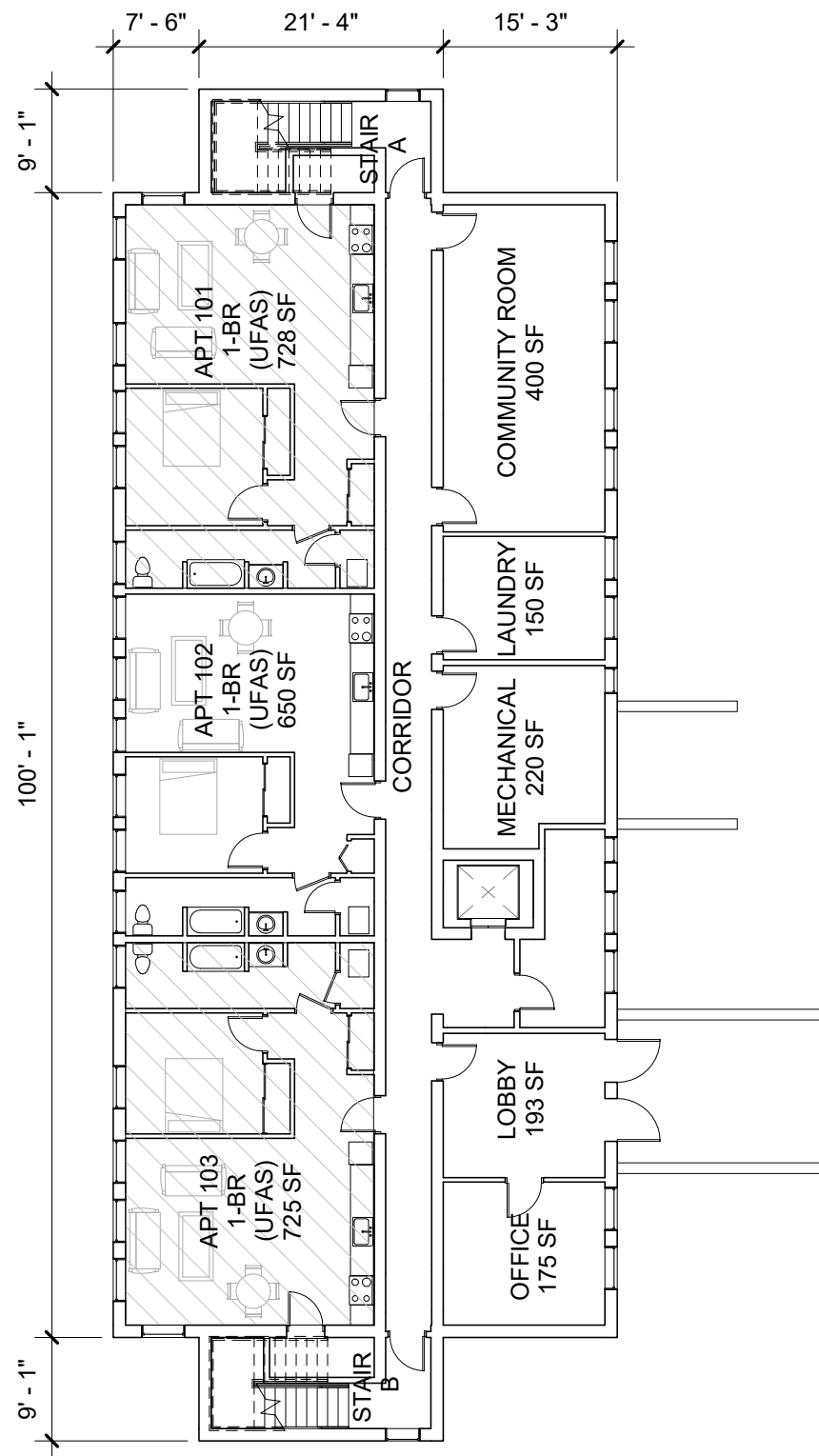
DRAWING:  
**BUILDING 1  
 EXTERIOR PHOTOGRAPHS**

**Milton Ogot**  
**ARCHITECT**  
320 Anthon Drive, Pittsburgh, PA 15235  
 Tel: (412) 519-2897 Fax: (412) 798-9428  
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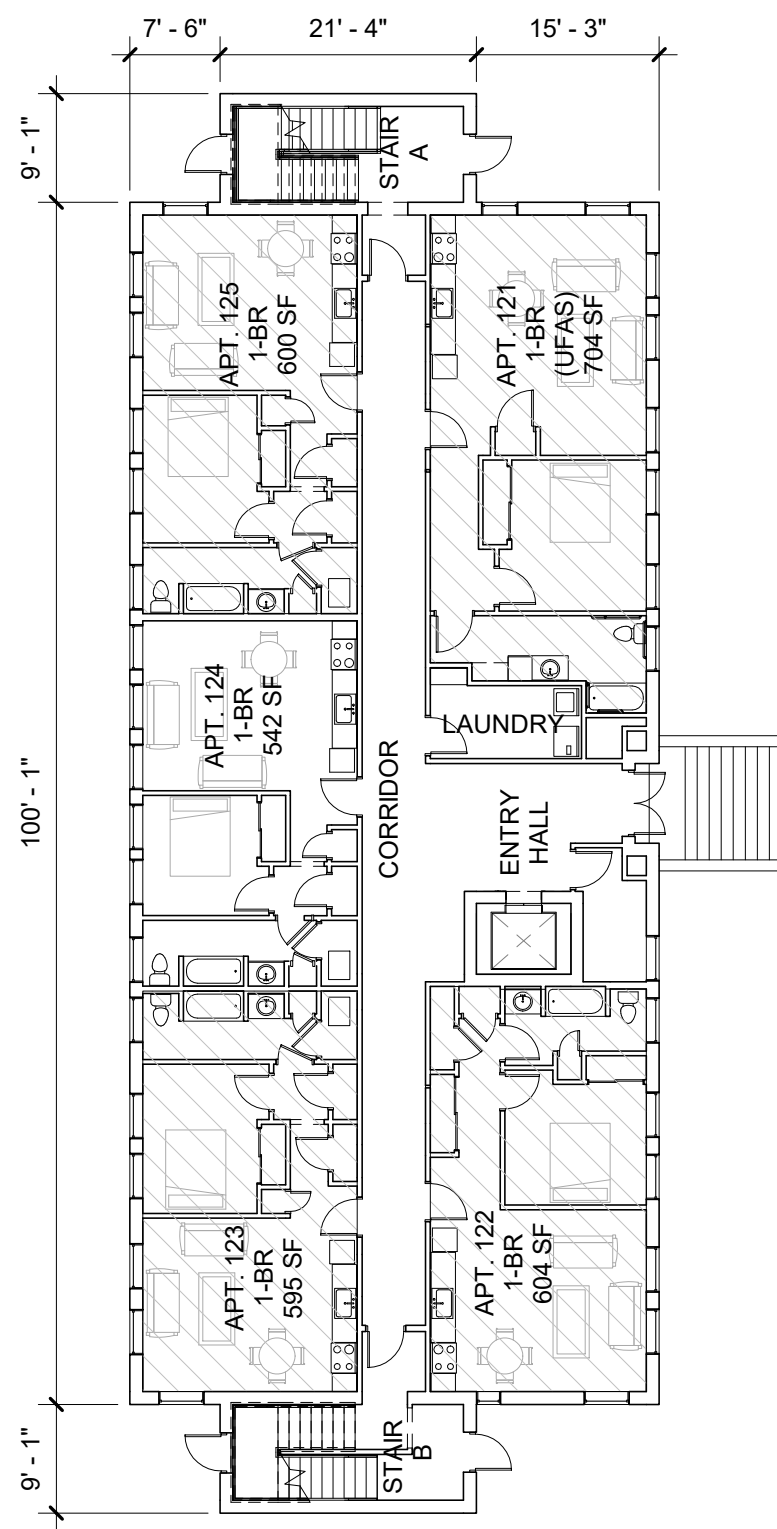
CLIENT:  
**CATALYST COMMUNITIES, LLC**  
 429 FOURTH AVENUE, SUITE 2010,  
 PITTSBURGH, PA 15219

SEALS:

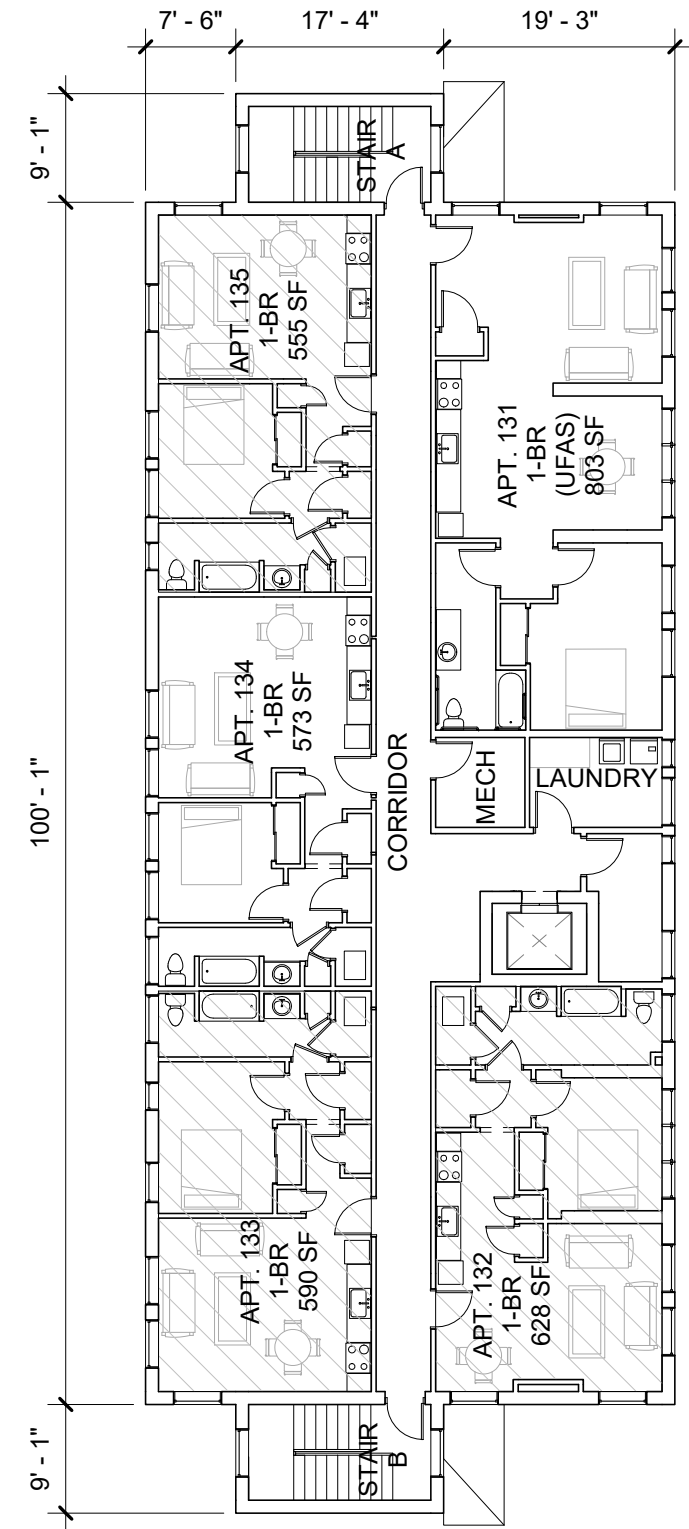
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| DRAWN:<br><b>OTIS</b>         | CHECKED:<br><b>MO</b>      | DATE:<br><b>10.12.2020</b> |
| PROJECT NO:<br><b>MOA1706</b> | DRAWING NO:<br><b>A1.1</b> |                            |



① BUILDING 1 - GROUND FLOOR PLAN  
1/16" = 1'-0"



② BUILDING 1 - FIRST FLOOR PLAN  
1/16" = 1'-0"



③ BUILDING 1 - 2ND FLOOR PLAN  
1/16" = 1'-0"

PROJECT:  
**BEDFORD SENIOR  
HOUSING DEVELOPMENT**  
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DRAWING:  
**BUILDING 1 -  
PRELIMINARY FLOOR PLANS**

**Milton Ogot**  
**ARCHITECT**  
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SEALS:

DRAWN: OTIS  
CHECKED: MO  
DATE: 10.12.2020

PROJECT NO: MOA1706  
DRAWING NO: **A1.2**



1 FRONT VIEWED FROM SOUTH - EAST



2 FRONT VIEWED FROM NORTH - EAST



3 REAR VIEWED FROM SOUTH - WEST



4 SOUTH FACADE

**USE:**

COMMERCIAL SPACE

**BUILDING AREA:**

FIRST FLOOR 3,312 SF

PROJECT:  
**BEDFORD SENIOR HOUSING DEVELOPMENT**  
 2851 BEDFORD AVENUE  
 PITTSBURGH, PA 15219

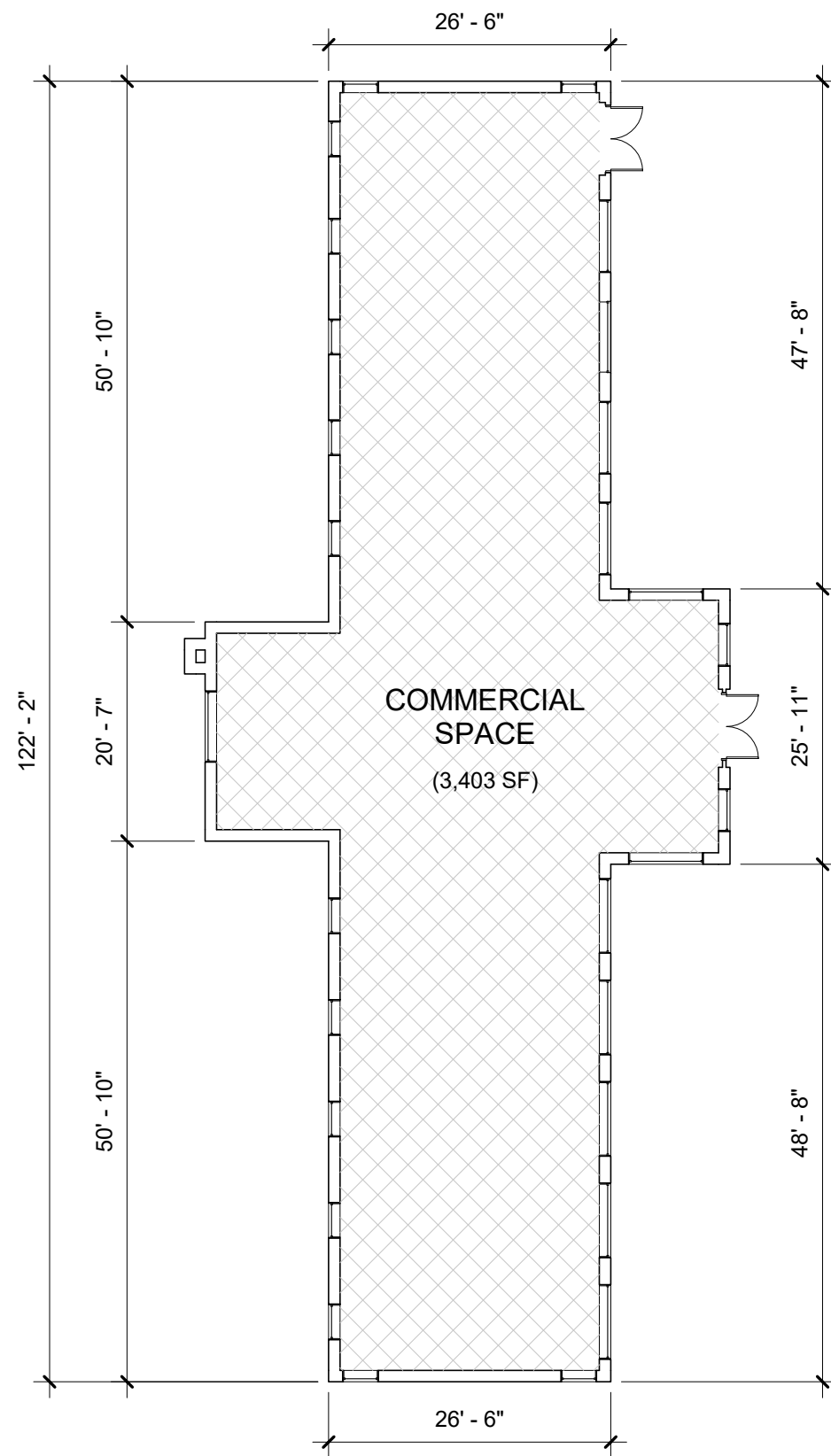
DRAWING:  
**BUILDING 2 EXTERIOR PHOTOGRAPHS**

**Milton Ogot**  
**ARCHITECT**  
 320 Anthon Drive, Pittsburgh, PA 15235  
 Tel: (412) 519-2897 Fax: (412) 798-9428  
 e-mail: miltonogot@ogotarchitect.com

CLIENT:  
**CATALYST COMMUNITIES, LLC**  
 429 FOURTH AVENUE, SUITE 2010,  
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SEALS:

|                        |                |                            |
|------------------------|----------------|----------------------------|
| DRAWN:<br>OTIS         | CHECKED:<br>MO | DATE:<br>10.12.2020        |
| PROJECT NO:<br>MOA1706 |                | DRAWING NO:<br><b>A2.1</b> |



① BUILDING 2 - FIRST FLOOR PLAN  
1/16" = 1'-0"

PROJECT:  
**BEDFORD SENIOR  
HOUSING DEVELOPMENT**  
2851 BEDFORD AVENUE  
PITTSBURGH, PA 15219

DRAWING:  
**BUILDING 2  
FIRST FLOOR PLAN**

**Milton Ogot**  
**ARCHITECT**  
320 Anthon Drive, Pittsburgh, PA 15235  
Tel: (412) 519-2897 Fax: (412) 798-9428  
e-mail: miltonogot@ogotarchitect.com

CLIENT:  
**CATALYST COMMUNITIES, LLC**  
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SEALS:

|                               |                       |                            |
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| DRAWN:<br><b>OTIS</b>         | CHECKED:<br><b>MO</b> | DATE:<br><b>10.12.2020</b> |
| PROJECT NO:<br><b>MOA1706</b> |                       | DRAWING NO:<br><b>A2.2</b> |



① FRONT VIEW



② REAR VIEW



③ VIEW FROM NORTH



④ VIEW FROM SOUTH

**UNIT MIX:**  
 LOWER LEVEL STORAGE  
 FIRST FLOOR 2 - 1 BR APTS  
 SECOND FLOOR 2 - 1 BR APTS  
 TOTAL 4 APTS

**BUILDING AREA:**  
 LOWER LEVEL 2,156 SF  
 FIRST FLOOR 2,156 SF  
 SECOND FLOOR 2,156 SF  
 TOTAL 6,464 SF

PROJECT:  
**BEDFORD SENIOR  
 HOUSING DEVELOPMENT**  
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 PITTSBURGH, PA 15219

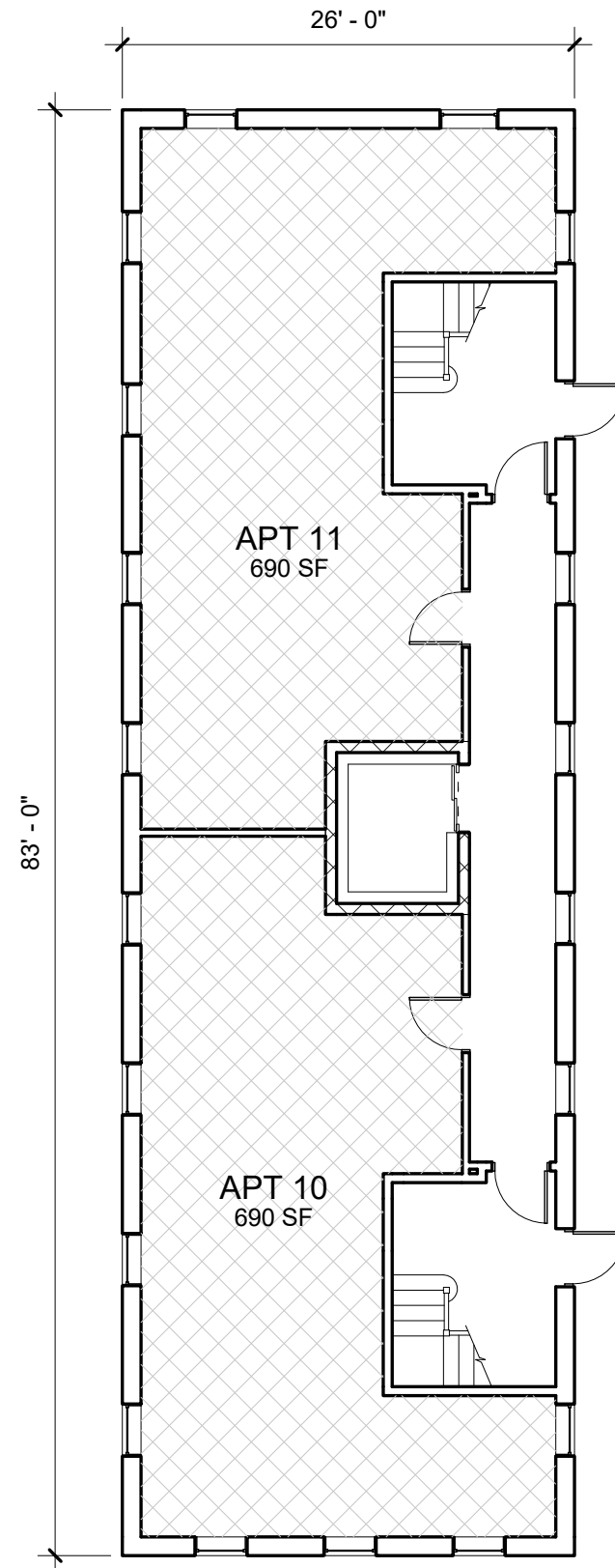
DRAWING:  
**BUILDING 3  
 EXTERIOR PHOTOGRAPHS**

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**ARCHITECT**  
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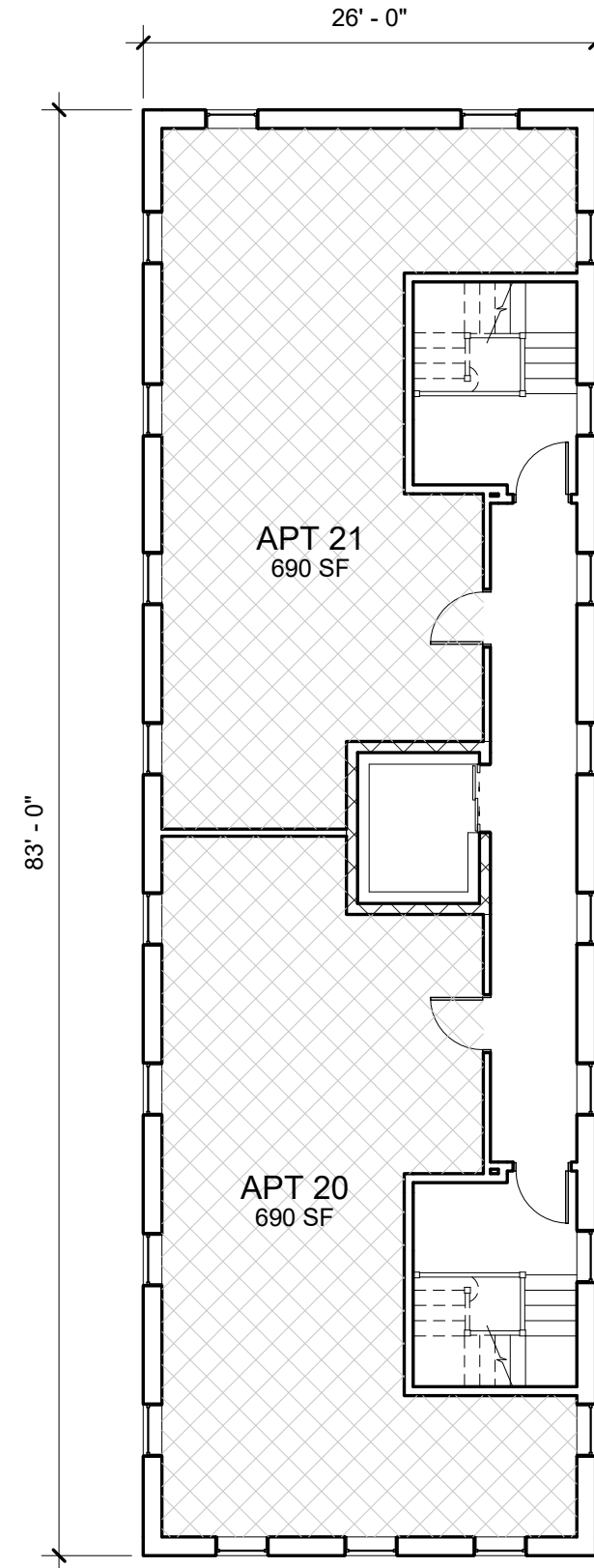
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**CATALYST COMMUNITIES, LLC**  
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SEALS:

|                        |                |                            |
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| DRAWN:<br>OTIS         | CHECKED:<br>MO | DATE:<br>10.12.2020        |
| PROJECT NO:<br>MOA1706 |                | DRAWING NO:<br><b>A3.1</b> |



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



② BUILDING 3 - SECOND FLOOR PLAN  
3/32" = 1'-0"

PROJECT:

**BEDFORD SENIOR HOUSING DEVELOPMENT**

2851 BEDFORD AVENUE  
PITTSBURGH, PA 15219

DRAWING:

**BUILDING 3 - PRELIMINARY FLOOR PLANS**

CLIENT:

**CATALYST COMMUNITIES, LLC**

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**Milton Ogot**

**ARCHITECT**

320 Anthon Drive, Pittsburgh, PA 15235  
Tel: (412) 519-2897 Fax: (412) 798-9428  
e-mail: miltonogot@ogotarchitect.com

SEALS:

DRAWN: PROJECT NO:

OTIS MOA1706

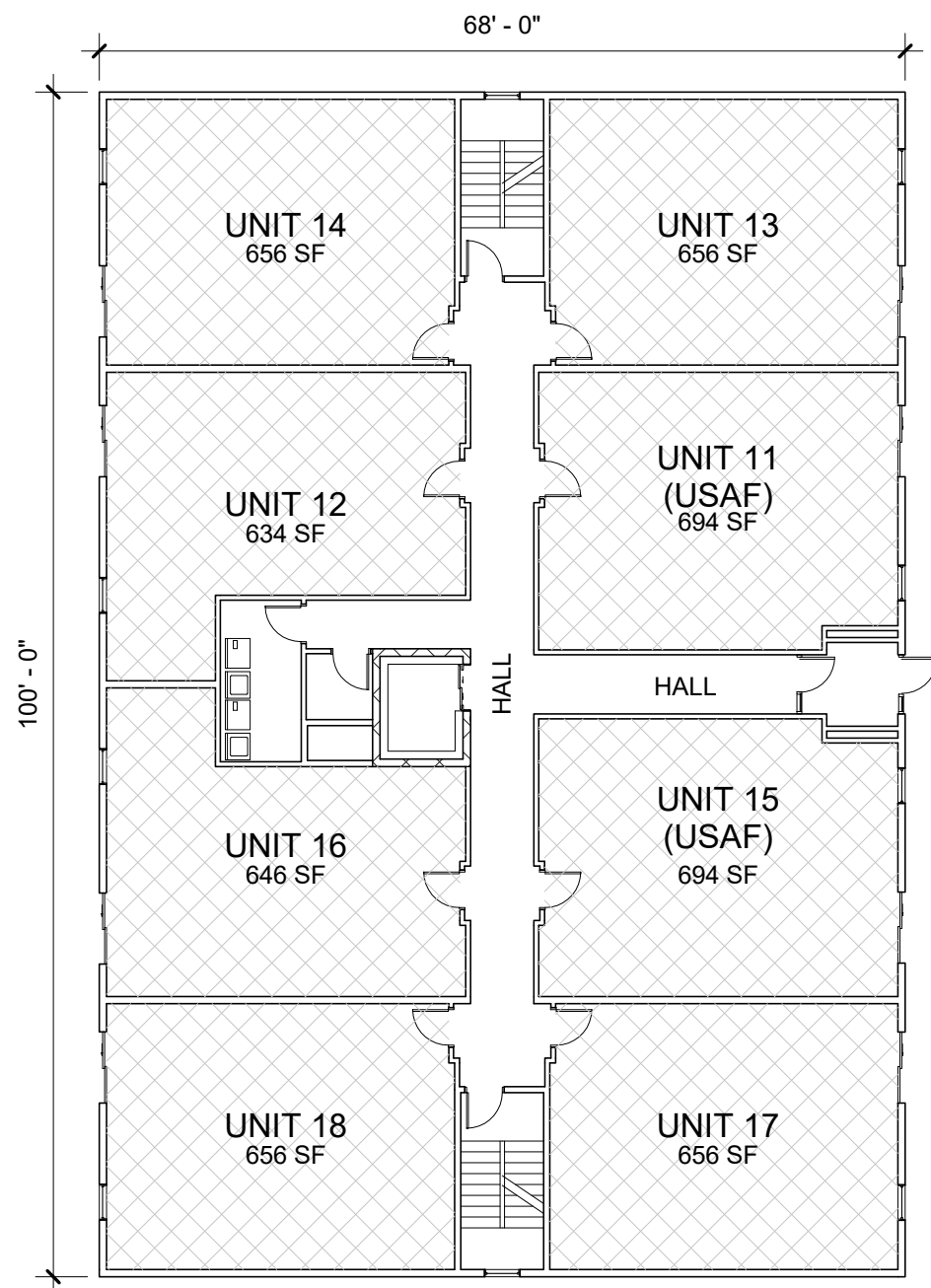
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MO 10.12.2020

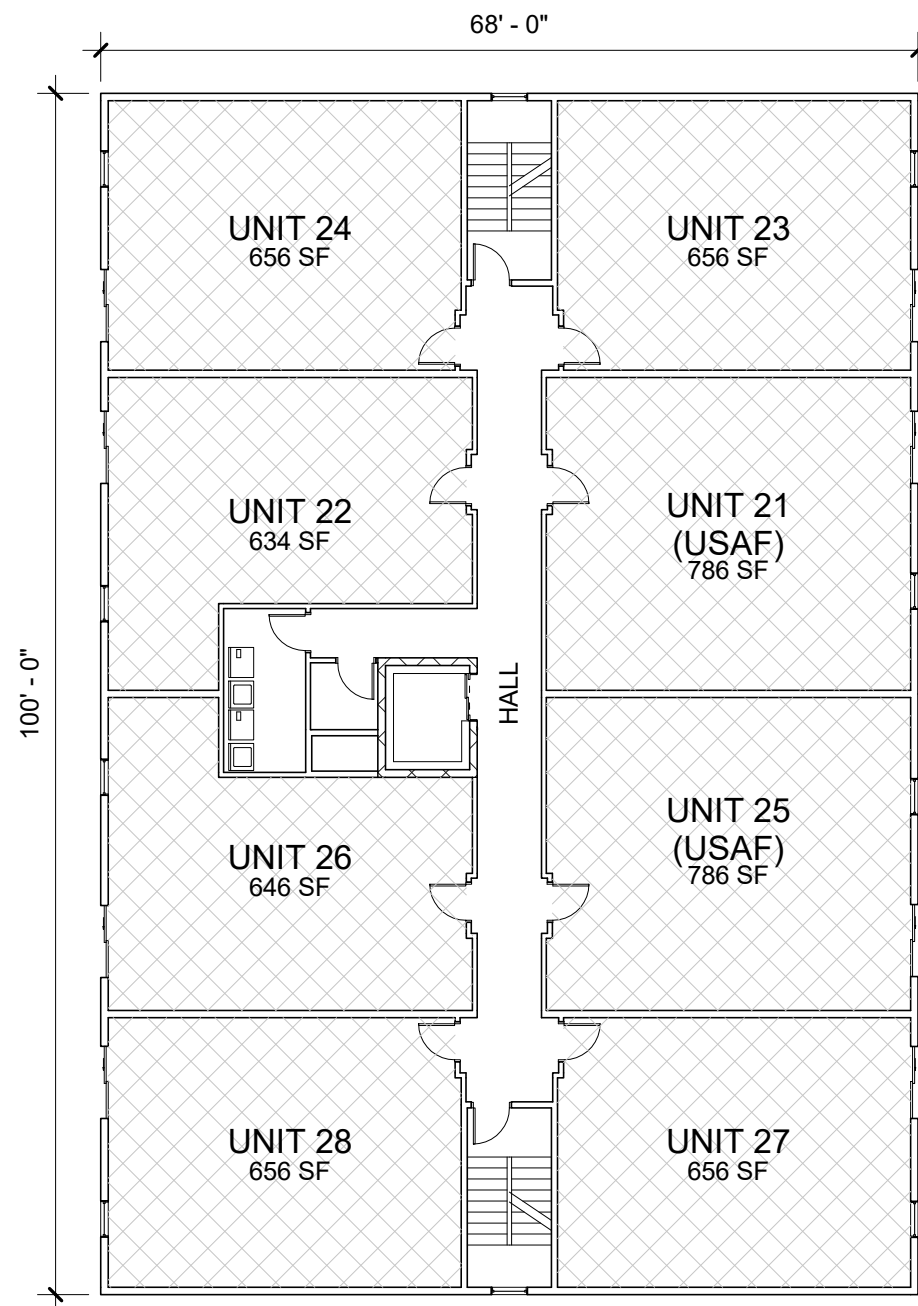
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**A3.2**

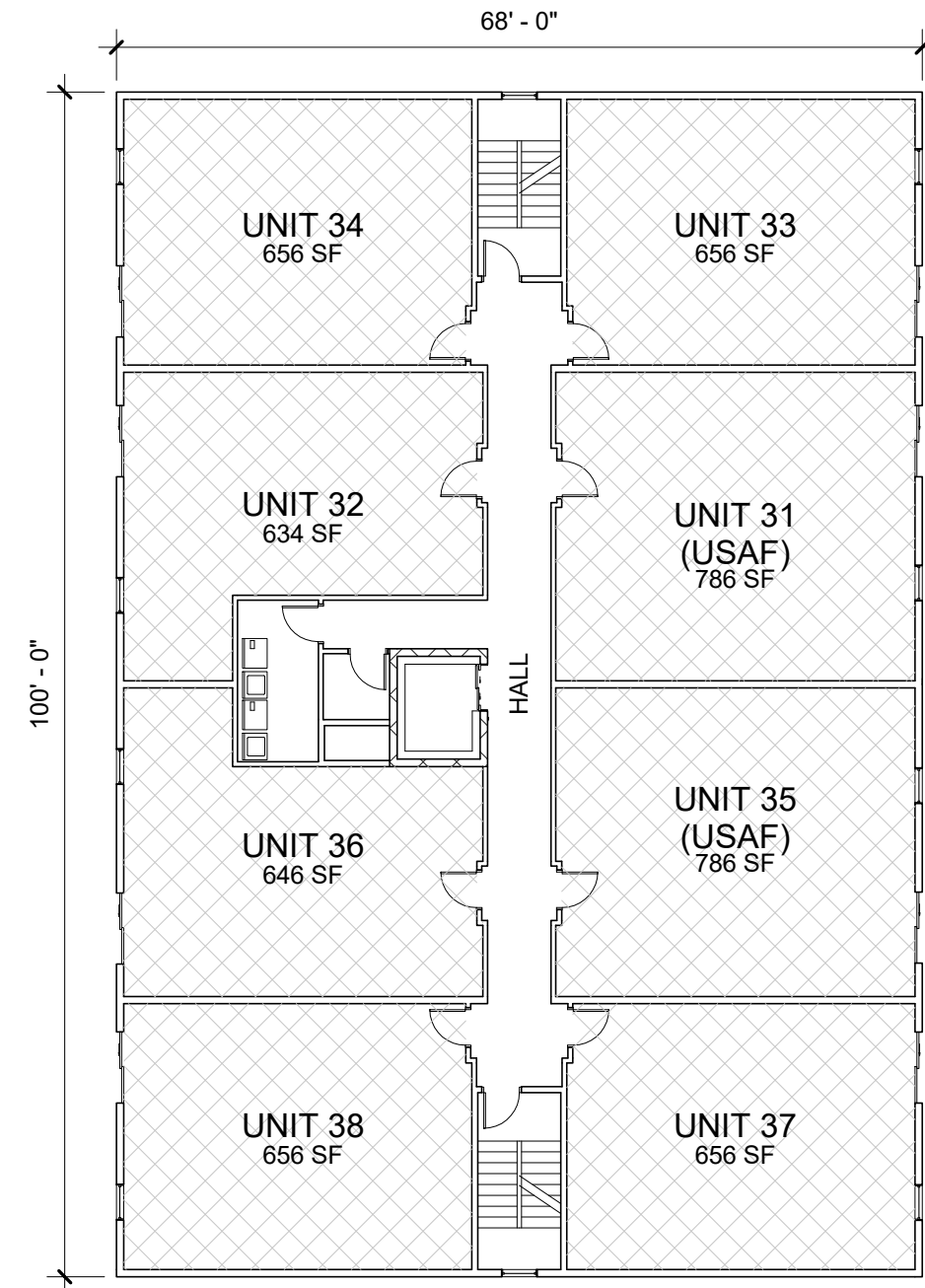




① MODULAR BUILDING - 1ST FLOOR PLAN  
1/16" = 1'-0"



② MODULAR BUILDING - 2ND FLOOR PLAN  
1/16" = 1'-0"



③ MODULAR BUILDING - 3RD FLOOR PLAN  
1/16" = 1'-0"

PROJECT:  
**BEDFORD SENIOR  
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DRAWING:  
**MODULAR BUILDING  
PRELIMINARY FLOOR PLANS**

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**ARCHITECT**  
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e-mail: miltonogot@ogotarchitect.com

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**CATALYST COMMUNITIES, LLC**  
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|                               |                            |
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| PROJECT NO:<br><b>MOA1706</b> | DRAWING NO:<br><b>A4.1</b> |
|-------------------------------|----------------------------|



PROJECT:  
**BEDFORD SENIOR  
 HOUSING DEVELOPMENT**  
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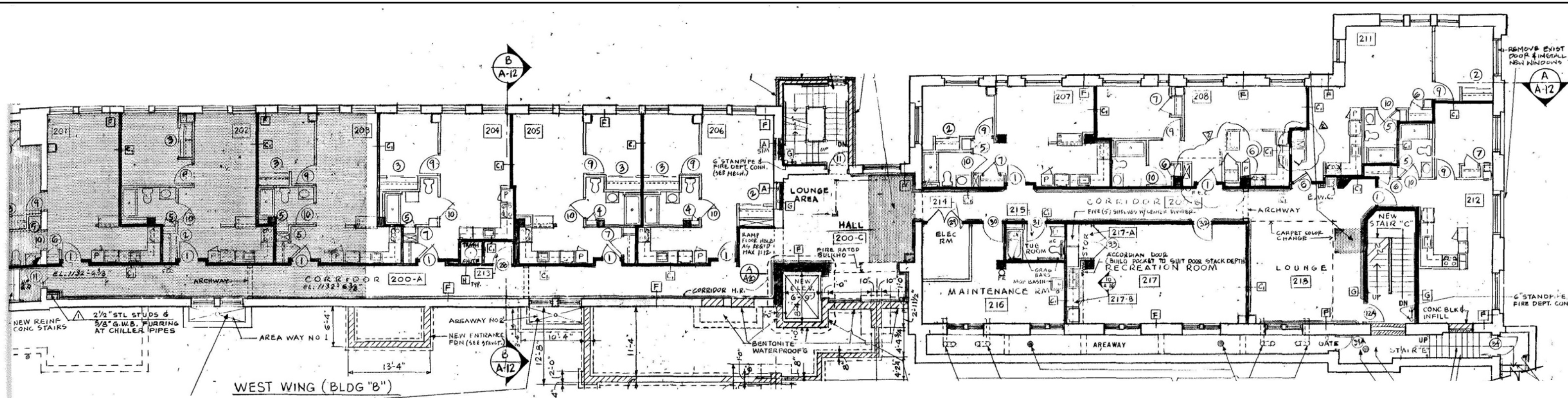
DRAWING:  
**CHRISTOPHER SMITH TERRACE -  
 EXTERIOR PHOTOGRAPHS**

**Milton Ogot**  
**ARCHITECT**  
 320 Anthon Drive, Pittsburgh, PA 15235  
 Tel: (412) 519-2897 Fax: (412) 798-9428  
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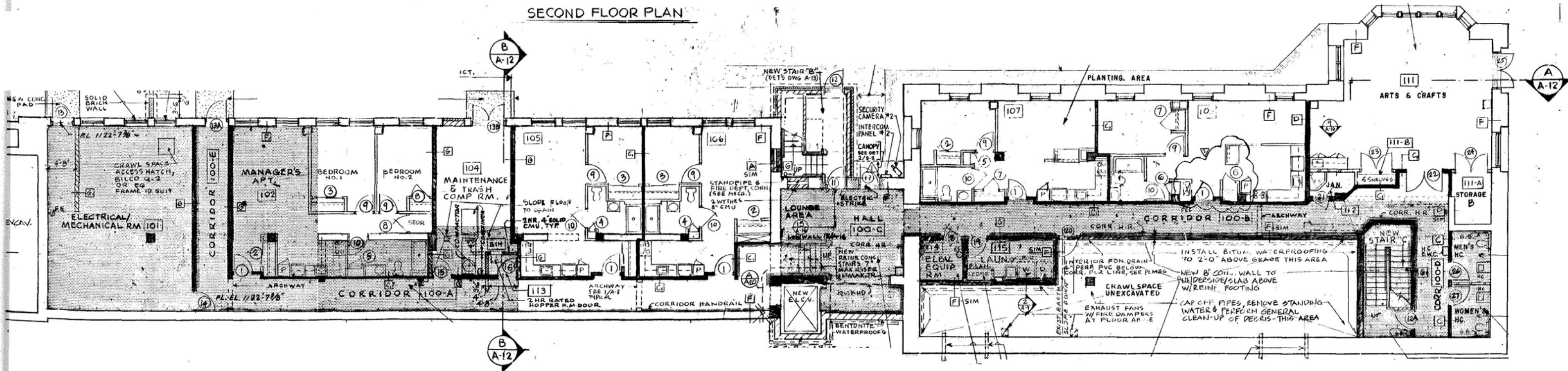
CLIENT:  
**CATALYST COMMUNITIES, LLC**  
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SEALS:

|                               |                       |                            |
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| DRAWN:<br><b>OTIS</b>         | CHECKED:<br><b>MO</b> | DATE:<br><b>10.12.2020</b> |
| PROJECT NO:<br><b>MOA1706</b> |                       | DRAWING NO:<br><b>A5.1</b> |



SECOND FLOOR PLAN



FIRST FLOOR PLAN

(LOWER ENTRANCE LEVEL)

PROJECT:  
**BEDFORD SENIOR HOUSING DEVELOPMENT**  
 2851 BEDFORD AVENUE  
 PITTSBURGH, PA 15219

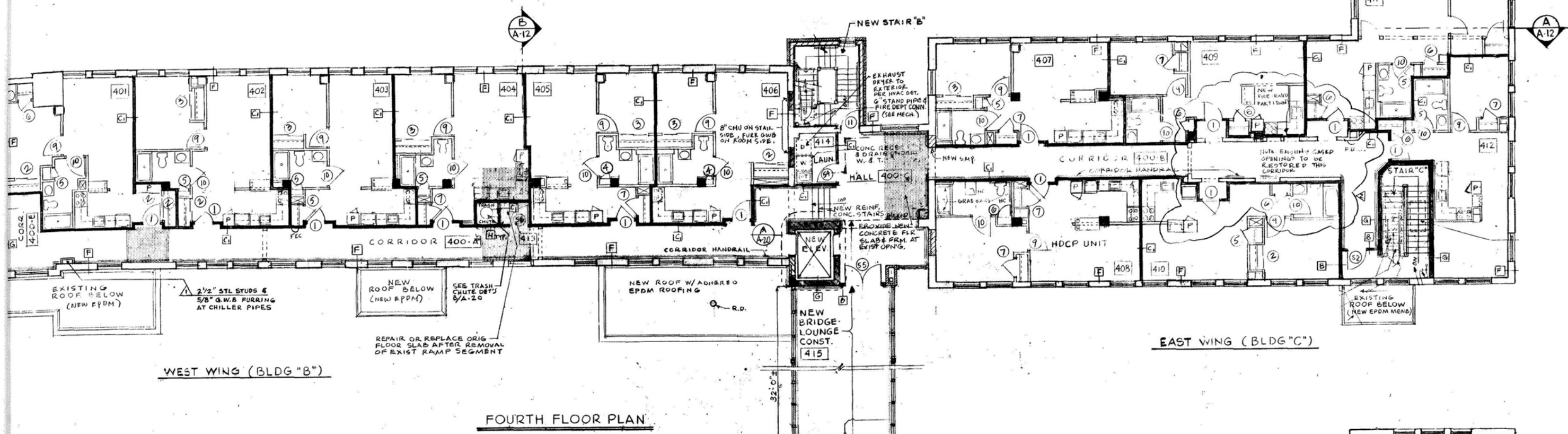
DRAWING:  
**CHRISTOPHER SMITH TERRACE EXISTING FIRST & SECOND FLOOR PLANS**

**Milton Ogot**  
 ARCHITECT  
 320 Anthon Drive, Pittsburgh, PA 15235  
 Tel: (412) 519-2897 Fax: (412) 798-9428  
 e-mail: miltonogot@ogotarchitect.com

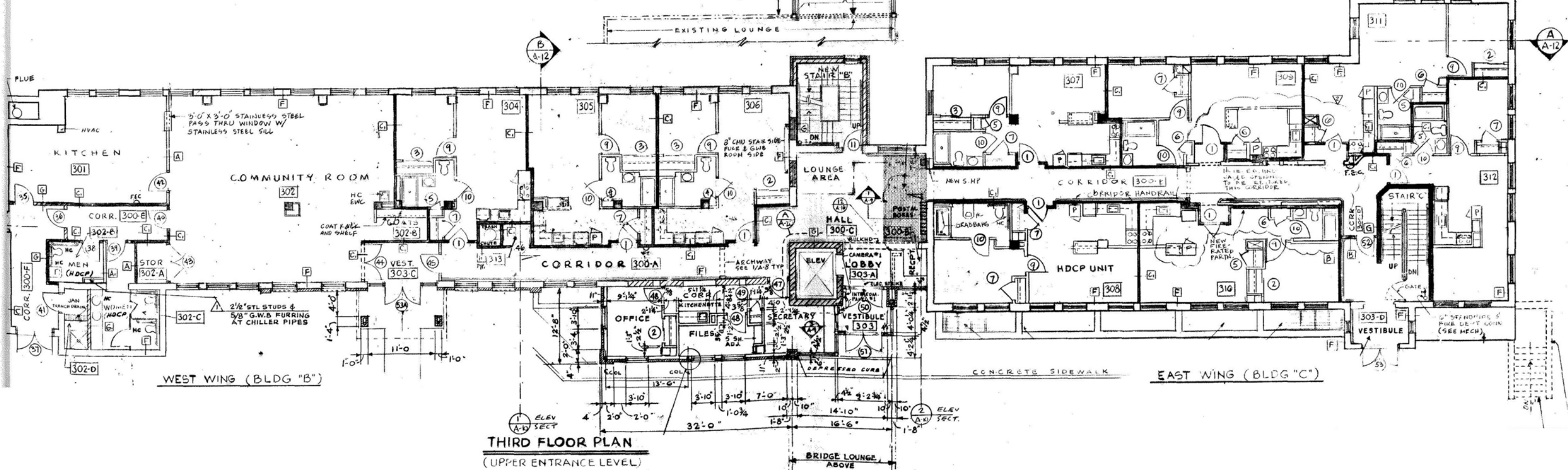
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 429 FOURTH AVENUE, SUITE 2010,  
 PITTSBURGH, PA 15219

SEALS:

DRAWN: OTIS  
 CHECKED: MO  
 DATE: 10.12.2020  
 PROJECT NO: MOA1706  
 DRAWING NO: **A5.2**



FOURTH FLOOR PLAN



THIRD FLOOR PLAN  
(UPPER ENTRANCE LEVEL)

PROJECT:  
**BEDFORD SENIOR HOUSING DEVELOPMENT**  
 2851 BEDFORD AVENUE  
 PITTSBURGH, PA 15219

DRAWING:  
**CHRISTOPHER SMITH TERRACE - EXISTING THIRD & FOURTH FLOOR PLANS**

**Milton Ogot**  
 ARCHITECT  
 320 Anthon Drive, Pittsburgh, PA 15235  
 Tel: (412) 519-2897 Fax: (412) 798-9428  
 e-mail: miltonogot@ogotarchitect.com

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SEALS:

DRAWN: OTIS  
 CHECKED: MO  
 DATE: 10.12.2020

PROJECT NO: MOA1706  
 DRAWING NO: **A5.3**