



## The Kilpatrick Renaissance

4655 W. Berteau Avenue  
Chicago, IL 60641



**Sterling Renaissance, Inc.**  
430 E. Illinois Route 22  
Lake Zurich, IL 60047

**Phone: 847-307-4400**  
**Fax: 847-307-4410**  
**[www.buildwithsterling.com](http://www.buildwithsterling.com)**  
**Email: [info@buildwithsterling.com](mailto:info@buildwithsterling.com)**





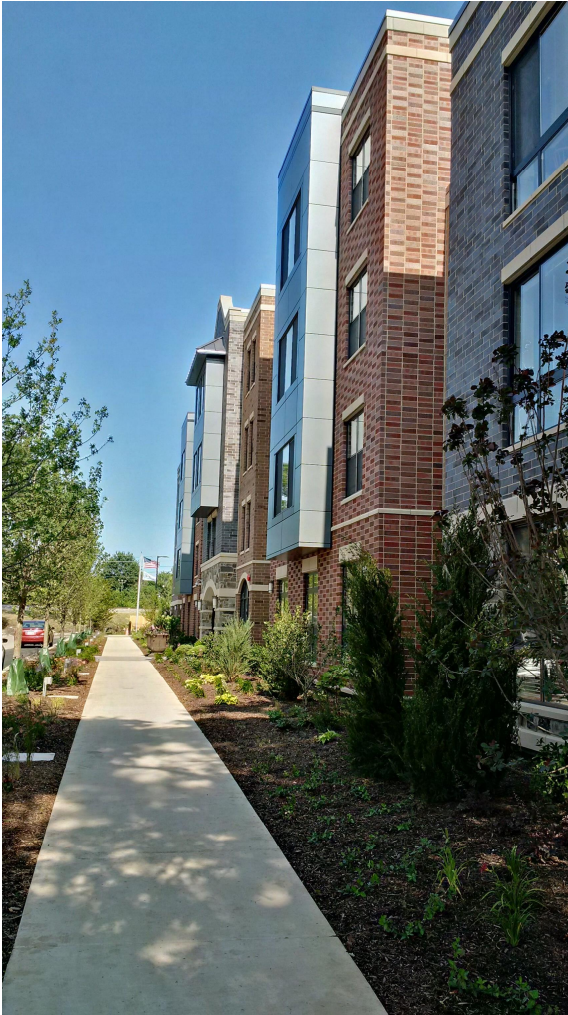
## Project highlights:

- A four story new construction building with 80,000 square feet of floor space and ninety-eight units of senior apartments including a 34 car parking lot and related site construction.
- Common area amenities include exterior lounge areas, a pocket park with planter beds, laundry areas, a Clubroom, Clubroom kitchen, library / computer room, fitness room, first floor sunroom and 4th floor terrace lounge.
- Precast concrete exterior and interior bearing walls with hollow core precast concrete plank floors.
- All of the common areas and all of the living units received a new state of the art VRF (variable refrigerant flow) energy efficient heating and air conditioning system. Each unit has an individual zone with direct control.
- First floor management offices and conference room.
- The building has been designed to meet the requirements of the Energy Star Multi-Family High Rise Code and the Chicago Green Buildings Code, creating a highly energy efficient building.
- Financing was provided through the Federal Housing Low Income Tax Credit, Federal Home Bank, National Equity Fund ,Chicago Low Income Housing Trust Fund and BMO Harris N.A.
- Subcontracted companies doing the work include 24% Minority Business Enterprises and 4% Woman Owned Business Enterprises. All labor at the site has been paid Davis Bacon prevailing wages, with 50% of all labor coming from City of Chicago residents.
- Completed in June of 2015.
- Received the 2015 Senior Housing News Architecture & Design Award in the Affordable category.





## North and West Elevations







## Model Unit Kitchen



## Model Unit Living





## Entry and Mail Area



## Clubroom Media Area







## Clubroom Media Area



## Library and Computer Room







**Courtyard**



**Sunroom**



**Apartment Corridor**



**Courtyard Pergola**

