

JUNO HOSPITALITY
CONSULTING

BUILT BY CREATORS. GUIDED BY EXPERIENCE.

Architecture & Interior Design
Construction Management
Operations Management
Brand Development

RAY PAYNE
Chief Executive Officer
Founding Partner
917-242-1004

ray@junohospitalityconsulting.com
www.junohospitalityconsulting.com





**WELCOME TO
JUNO HOSPITALITY CONSULTING**



WHO WE ARE

WHERE BUSINESS MEETS CREATIVITY

We are a multi-disciplined business consultancy and design firm; but not your typical firm. With a combined 75+ years of experience ranging from restaurants, franchise, financial and real estate, our core team brings an exceptional level of in depth and deep knowledge conceptualizing, building and executing all facets of growth across a multitude of industries.

In addition to our core team, our access to a roster of subject matter expert partners allows us to provide a suite of turn-key services for our clients. Together with our clients and collaborative partners we wear many hats. We draw on those unique perspectives, hobbies, hidden skills and passions to deliver results and create uniquely beautiful work.

We are not only a creative group; we bring a varied and diverse background having successfully built many of the same businesses we work with. As former owner operators, we get it. We recognize the drive, passion and commitment you have in building and growing your business.

Our goal has and always will be to deliver results driven creative work with an eye toward the bottom line, work that expresses your passion, and work that becomes part of the fabric of your business. Our style pulls on that thread, that itch, and combines your experience and our experience and delivers a shared vision.

Ray Payne

CEO & Founder

ray@junohospitalityconsulting.com



ABOUT US

SERVICES WE PROVIDE

**HOSPITALITY &
RETAIL
ARCHITECTURAL &
INTERIOR DESIGN**



Hospitality and retail design and architecture are the cornerstones of our firm. We recognize and deliver beautifully designed spaces that elevate the guest experience while providing for operational efficiencies for owners.

**HOSPITALITY &
RETAIL
CONSTRUCTION
MANAGEMENT**



Missed deadlines, and rising budgets are often the two most quoted fears of ownership. With a transparent approach when providing construction management services, we bring a wealth of knowledge, and ally both of these fears.

**HOSPITALITY &
RETAIL
OPERATIONS
MANAGEMENT**



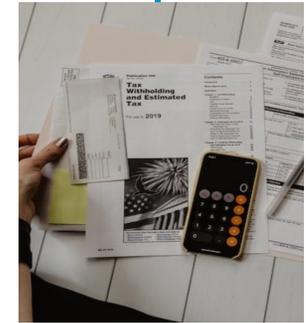
We provide financial guidance and on-site management of existing and new businesses to ensure the financial foundation of your business is built for consistent growth. We provide new and established businesses the tools in the toolbox to build a profitable and scalable business.

**HOSPITALITY &
RETAIL BRAND
MANAGEMENT**



We are adept at developing the essence of a brand and creating a brand story. We are equally adept at communicating the brand and brand story across all media formats as well as the physical spaces we design and build.

**FINANCIAL
CONSULTING –
FORECASTING,
MODELING &
CAPITAL**



Financially focused design is where our expertise merges heads and hearts to ensure you can continue to dream big while achieving measurable and realistic results. We ensure the financial foundation of your business is in place before, during and throughout the lifecycle of your business.



ARCHITECTURAL DESIGN

ARCHITECTURAL DESIGN & DEVELOPMENT



Hospitality and retail design and architecture are the cornerstones of our firm. We recognize and deliver beautifully designed spaces that elevate the guest experience while providing for operational efficiencies for owners maximizing profitability.

We've built a reputation not only throughout New York and Connecticut, as well as on an international level having successfully introduced and established European and Latin American flagship locations, providing true, turn-key project design and management.

Our services encompass design, construction management, construction budgeting, and vendor sourcing for all trades as well as budgeting for equipment, furniture and equipment.

We always look for new ways to approach our work, with a shared goal of incorporating exceptional design, new technologies, and efficiencies in the design phase that translate into cost savings during construction.

We provide a comprehensive suite of architectural and design services that strive for a constant evolution of design which provides individualized solutions to each client's distinctive needs that are innovative, yet purposeful.

Through our in-house and outsourced partners, we provide a set of full, turn-key suite of architectural design services to assist in all facets of architectural planning, design, development, and sourcing.

This process is intended to improve the effectiveness of the final construction documents. With our, and our outsourced partners expertise, we are able to interpret the design intent early to avoid constructability issues. Our design review is a starting point as a transition to our building process with our service offering to include.



ARCHITECTURAL DESIGN

SERVICES WE PROVIDE

ARCHITECTURAL PLAN DEVELOPMENT

Development of comprehensive Architectural plans and construction documents to ensure consistency between plans and site conditions.

ELECTRICAL PLANNING & DESIGN

Electrical planning and design inclusive of product sourcing, and pricing.

PROJECT SCHEDULING

Defined and detailed project scope and schedules to meet client deadlines for completion.

EQUIPMENT PACKAGES

Equipment package selection, sourcing, operational efficiency design, and pricing.

ARCHITECTURAL PLAN SUBMISSION

Assistance with application preparation, and submittals of final construction documents to local municipalities for permitting inclusive of health department applications and approvals.

ARCHITECTURAL INTERIOR & EXTERIOR DESIGN

Interior design inclusive of furniture and material selection, sourcing and pricing. Exterior design inclusive of material selection, sourcing and pricing.





CONSTRUCTION MANAGEMENT

CONSTRUCTION MANAGEMENT



Missed deadlines, and rising budgets are often the two most quoted fears of ownership.

With a transparent approach coupled with a wealth of knowledge and experience developed over decades managing a variety of construction projects across a variety of industry types, we provide a comprehensive suite of construction management services.

Our construction management process is broken into two phases; Architectural Design Build and Construction.

Upon selection as your Construction Manager, we undertake an in-depth review of all existing schematic designs, plans, budgets, material selections, etc. and advise the Owner and Architect of record as to any potential high-cost areas, constructability issues, alternate materials and methods to maintain schedule deadlines, and potential current and forecasted issues relating to availability of labor and/or materials needed to execute the proposed design.

In addition, and concurrent with the Architectural design review, an itemized unit cost budget will be prepared for discussion, review and approval by the Architect of record and Owner.

The itemized budget will be cross-checked with a parameter estimate prepared by us based on recently constructed buildings of a similar scope, size, and type.

As the development of design documents progresses, we will assist in creating an itemized, detailed estimate. Our project baseline estimate will become a tool to create the team's schedule that will build the project from Pre-Construction through Construction to Owner occupancy.



BRAND DEVELOPMENT

BRAND DEVELOPMENT



BRAND GUIDE LINES

We are adept at developing the essence of a brand, and creating a brand story. We are equally adept at communicating the brand and brand story across different media from branded collateral material, exterior and interior signage, menus, posters, flyers, product packaging and everything in-between.

The result is a brand strategy, design and visual identity delivered seamlessly and beautifully. We provide a full suite of services from brand identity/logo design, brand guidelines, and brand positioning, as well as packaging design, copywriting, photography, interior and exterior signage, menus, collateral material, marketing material, designs for print, and online advertisements.

The competitive landscape , regardless of industry type, requires best in class content not only visually, but also through concise messaging, engaging campaigns, and detailed copywriting.

Establishing a strong brand foundation will allow you to become recognizable, ownable, memorable and drive recognition and profitability.

We work effortlessly in developing brands, delivering a clear and concise brand message and communicating that brand through tone of voice, value proposition, messaging pillars and tag lines.

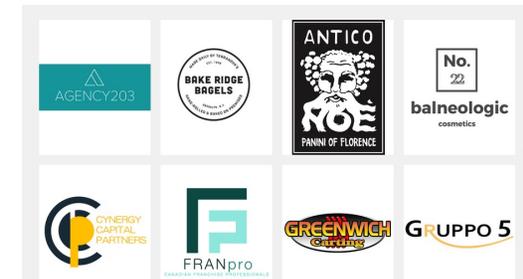
LOGO DESIGN CAPABILITIES

A great logo is distinctive, appropriate, memorable, practical and simple in form. The function of a logo is to identify and represent your business, and what it stands for, in one simple graphic. It is a means of communicating with your potential target audience and customer. We've developed logos for a variety of clients across a multitude of industries.

Our process when developing client logos begins by determining whether a logo (icon) and/or logotype (typographic logo) will best fit. As we develop marks, we measure the viability of each logo candidate against the established parameters as well as compare the mark against those of competitors to identify potential conflicts.

Different mediums (print, web and video) and formats (size of the application) often require a variety of logo configurations. In order to maintain consistency of application, we develop a system of logo 'lockups' that become the standard for the new logo. Common configurations include horizontal, stacked, positive and reverse.

As we move to the final development stage, we present a variety of logo types for client review and approval at which time we develop a Brand Guideline Document which outlines the final logo type, uses, color palette, primary and secondary font type configurations and asset mockups.



PACKAGE DESIGN CAPABILITIES

Given our deep relationships with our clients, our breadth of expertise enable us to work arm-in-arm with our clients as they embark on extending their product offering to retail.

We provide a comprehensive suite of graphic design services for all consumer-packaged products for sale at wholesale, retail and direct to consumer.

We assist our clients in navigating not only the research, design and development challenges of product design, but also the financial forecasting required to ensure a successful product launch in the marketplace.



PHOTOGRAPHY & VIDEO

CAPABILITIES

With the advent of social media playing an integral part of a brand's guest experience, we provide food photography services for our clients as a value added to ensure the brands we develop and the physical spaces we design marry with the aesthetic of the food and beverages served.

In concert with our outsourced partners, we can assist in developing and executing on-site or in-studio photography shoots as well as full video production capabilities.

We do whatever it takes to get that perfect shot; whether that means working tirelessly to find the proper lens or perfect light during a shoot or working into the wee hours of the morning in post-production editing - you will find our passion, dedication and drive in each of our client's images.



Transportation
Mortgage
Other: _____

TAX-DEDUCTIBLE ITEM

1509

BALANCE
FORWARD

THIS ITEM
BALANCE

DEPOSIT
OTHER

BALANCE
FORWARD

NOT NEGOTIABLE

Chapter 2. Estimated Tax for 2019 . . . 21

Who Does Not Have To Pay . . . 21

Estimated Tax . . . 21

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How To Figure Estimated Tax . . . 23

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Withholding . . . 43

Estimated Tax . . . 44



Get forms and other information faster and easier at:

- IRS.gov (English)
- IRS.gov/Korean (한국어)
- IRS.gov/Spanish (Español)
- IRS.gov/Russian (Русский)



Home mailing address (if different from above, include apartment, suite, or box number)

Date of birth (mm/dd/yyyy)

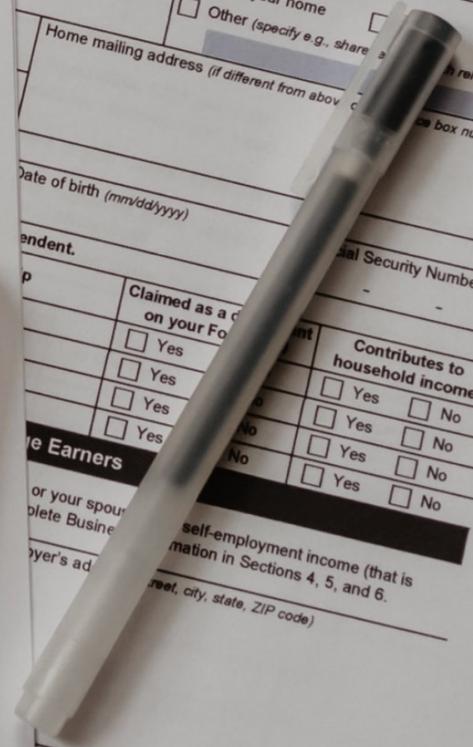
Dependent.

Claimed as a dependent on your Form 1040

Contributes to household income

Self-employment income (that is information in Sections 4, 5, and 6)

Address (street, city, state, ZIP code)



FINANCIAL CONSULTING

FINANCIAL CONSULTING



We provide strategic consulting services on a broad and deep basis to businesses across a variety of industry verticals with a systematic and measurable approach to long term value creation for our clients and their partners.

Our deep expertise and extensive relationship networks enable us to assist clients in developing and executing sound business planning models that produce stable cash flow, revenue growth, expense control and long-term capital appreciation, irrespective of their operating industry.

We design, develop and assist in raising capital for early stage, mid-market, and emerging growth companies.

Our team's deep expertise and extensive relationship networks enable us to assist clients in developing and executing sound business planning models that produce stable cash flow, revenue growth, expense control and long-term capital appreciation, irrespective of their operating industry.

When providing strategic business planning services, we employ a model that ensures the long term viability of our clients' businesses by providing a core competency of services.



FINANCIAL CONSULTING

SERVICES WE PROVIDE



FORECASTING & MODELING

We provide financial modeling to early stage, mid-market and emerging growth companies inclusive of sales projections, P&L forecasting, growth planning, budgeting, etc.



CAPITALIZATION & RE-CAPITALIZATION & FUNDING

We provide capital structuring, restructuring, inclusive of debtor or equity capital raises.



DEAL STRUCTURE MODELING

We provide strategic insight to developing the right deal structures for our clients and their investor pool.



INVESTOR DECK PREPARATION

We design, develop and assist in raising capital for early stage, mid-market, and emerging growth companies.



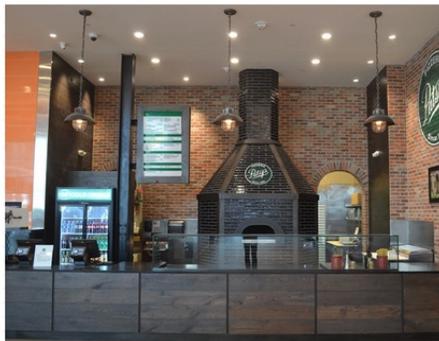
RESTAURANT DESIGN PORTFOLIO

PATSY'S PIZZERIA

RESTAURANT DESIGN PORTFOLIO

Patsy's Pizzeria first opened its New York City location at 2287-91 1st Avenue in 1933, having been the dream of a pair of immigrant newlyweds Pasquale 'Patsy' and Carmella Lancieri. Patsy's Pizzeria quickly established itself as a family style, old-fashioned neighborhood restaurant. New Yorkers who wished to taste authentic Italian cuisine and newly developed brick oven pizza flocked to Patsy's Pizzeria, which became the first restaurant to offer pizza by the slice. Every year thousands of tourists from around the world plan their trips to New York around a visit to Patsy's Pizzeria and a slice. Being world renowned has not deterred the locals, entertainers and athletes from dining at the legendary establishment.

By executing a brand re-fresh and establishing brand standards and a solid infrastructure, we've ensured this iconic NY institution will continue to live on in infamy.



- Architectural Renderings & Prototype
- Brand Development
- Design/Build Construction Management
- Financial Modeling & Construction Budgeting

CALCUTTAS RESTAURANT & TAVERN

RESTAURANT DESIGN PORTFOLIO

Located at Fox Run Golf Club, Calcuttas is the perfect spot for lunch, dinner or cocktails or to enjoy one of our signature craft cocktails while enjoying our rotating schedule of live music and entertainment.

With a spacious dining room, bar and expansive outdoor patio, offering breathtaking views of the 18-hole championship golf course as well as stunning views of Okemo Mountain, Calcuttas is the perfect destination after a round of golf, lunch, dinner or evening drinks.

In addition, it offers private dining space in the The Gold Room which can accommodate meetings, private dinners, and social functions.



- Architectural Renderings & Prototype
- Brand Development
- Design/Build Construction Management
- Financial Modeling & Construction Budgeting

THE BARN AT FOX RUN

RESTAURANT DESIGN PORTFOLIO

With a breathtaking backdrop of Okemo Mountain and our award-winning Fox Run Golf Club, our venues can host all that you need in one place – pre ceremony drinks, ceremony, reception, late-night dancing, and dining in our portfolio of restaurants, all conveniently located in the town of Ludlow, VT.

The Barn At Fox Run is committed to providing a comprehensive wedding experience for you to share with your family and friends – we are more than just a venue.



- Architectural Renderings & Prototype
- Brand Development
- Design/Build Construction Management
- Financial Modeling & Construction Budgeting

OFF THE RAILS

RESTAURANT DESIGN PORTFOLIO

Conveniently located at the base of the entrance to Okemo Mountain, Off The Rails is a cool, fun, hip and casual spot to enjoy one of our signature pizzas, sandwiches, and burgers along with our our rotating craft beer , wine, spirits and craft cocktail menu.

With a family friendly dining room, bar, multiple outdoor patios, and a game room for the kids, Off The Rails is a great place to kick back, relax and unwind, anytime of year.



- Architectural Renderings & Prototype
- Brand Development
- Design/Build Construction Management
- Financial Modeling & Construction Budgeting

TERRA ITALIAN STEAKHOUSE

RESTAURANT DESIGN PORTFOLIO

As you walk through the doors into Terra Italian Steakhouse, you are greeted with stunning 100+ year old barnwood clad walls, and decor that marries the warmth of Vermont with the intimacy of the rustic Italian countryside.

With a rotating menu of casual and approachable Italian dishes and fresh pasta, as well as a “butcher block” featuring Vermont sourced prime meats, and chops, is our way of carrying forward the legacy and history of Sam’s Steakhouse, a former Ludlow staple.



- Architectural Renderings & Prototype
- Brand Development
- Design/Build Construction Management
- Financial Modeling & Construction Budgeting

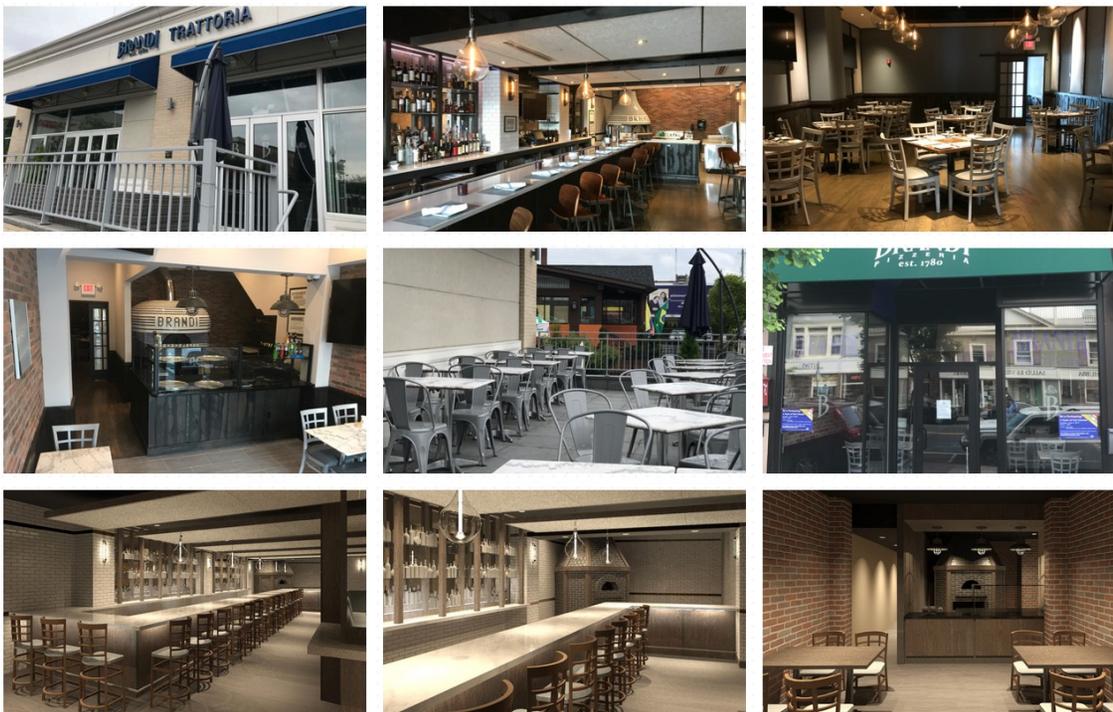


BRANDI'S TRATTORIA & PIZZERIA

RESTAURANT DESIGN PORTFOLIO

In June 1889, the new sovereigns of Italy were in Naples for the Reclamation of the City. Queen Margherita of Savoy expressed her desire to try the favorite dish of the people. So, the Head of Dining Services at the Royal Palace, Camillo Galli, called for the most famous pizza chef of the period, Raffaele Esposito, husband of Maria Giovanna Brandi. Esposito went to Capodimonte and prepared three different types of pizza. The Queen especially liked the one he had prepared with tomato, mozzarella and basil, a pizza which also brought to mind the colors of the Savoy flag and in which, in her honor, was christened the "Margherita".

In 1889, Queen Margherita penned her historic letter paying homage to Pizzeria Brandi as the originator of the Margherita Pizza, and thus, history was born. Several centuries later, our work has just begun as this historic brand makes its way across the pond to the United States.



- Architectural Renderings & Prototype
- Design/Build
- Brand Development
- Construction Management
- Financial Modeling & Construction Budgeting
- Staffing
- Menu Concepting



BAR ZEPOLI

RESTAURANT DESIGN PORTFOLIO

Located in the Marriott Hotel in the business epicenter of Stamford, CT sits Bar Zepoli.

We worked with our client, an accomplished Executive Chef, and his investor group to create Bar Zepoli, an Italian-American Grill.

The warm and inviting space pays homage to Italy while capturing the spirit of being a second-generation Italian-American both in the physical space as well as in the menu.



- Architectural Renderings & Prototype
- Design/Build
- Construction Management
- Financial Modeling & Construction Budgeting
- Staffing
- Management Oversight
- Brand Development

RACHEL'S TAQUERIA

RESTAURANT DESIGN PORTFOLIO

The owner, a West Coast transplant, moved from California to New York, and went into withdrawal pains craving the pintos and poblanos he left behind. He bought a pushcart, wheeled it downtown Brooklyn and started selling Burritos. The pushcart was wildly successful and spawned a small storefront named La Taqueria. After outgrowing the space, the next move was to bigger digs in Park Slope, Brooklyn.

After a much needed trip out West sampling hundreds of burritos in the name of research, we created Rachel's, a nod in name to his mother. The space melds the laid back vibe of hip Taqueria's dotting the beaches of Southern California with a touch of old world Mexican architecture.

This IS your mother's Mexican joint.



- Architectural Renderings & Prototype
- Design/Build Construction Management
- Financial Modeling & Construction Budgeting
- Franchise System Development

PAPAYA KING

RESTAURANT DESIGN PORTFOLIO

Today, say the words "Papaya King" and franks and tropical drinks will instantly come to mind.

Papaya King has been called by Zagat the "best, cheapest (stand-up) lunch in the city" and "more vital than the subway." Critic Ed Levine of New York Eats calls it the "best hot dog in the world" and Julia Child and Anthony Bourdain both agree it's the best hot dog in New York.

Over the years, Papaya King has played host to movie stars, rock stars, presidents, business titans, and most importantly, New Yorkers and visitors from all walks of life.



- Architectural Renderings & Prototype
- Design/Build Construction Management
- Financial Modeling & Construction Budgeting
- Franchise System Development

HARUKI JAPANESE

RESTAURANT DESIGN PORTFOLIO

Located in the Waypointe Development in Norwalk, CT, Haruki, an authentic Japanese dining experience featuring cocktails and izakaya, Haruki incorporates a cozy atmosphere with a modern Japanese style of authentic cuisine.

Offering a casual menu with dishes such as 8-hour Ramen, authentic Japanese curry, and seasonal cocktails all within a traditional Japanese setting known as 'Izakaya', Haruki provides both a unique menu and an exquisite dining experience.



- Architectural Renderings & Prototype
- Design/Build Construction Management
- Financial Modeling & Construction Budgeting
- Brand Development
- Staffing
- Operations Management

CACTUS CAFE

RESTAURANT DESIGN PORTFOLIO

Since they first opened back in 1999, Cactus Cafe' goal has been to serve delicious, authentic Tex-Mex cooking for our friends and neighbors using the freshest ingredients in a fun, upbeat setting that makes you want to return again and again. All food is prepared daily in house, even our chips and salsa.

Every morning their crew starts early, cooking soups, baking empanadas, smoking brisket, making house made guacamole to make sure your taste buds are satisfied.



- Architectural Renderings & Prototype
- Design/Build Construction Management
- Financial Modeling & Construction Budgeting
- Brand Development
- Staffing
- Operations Management

ROMANACCI'S PIZZA BAR

RESTAURANT DESIGN PORTFOLIO

Romanacci is an Italian restaurant owned and operated by brothers Graziano and Maurizio Ricci. The Romanacci Cafe offers all types of "Italian Eats & Treats" for our patrons. Stop by for exquisite coffees, panini sandwiches, pizza, pastries, and much, more. You, too, can be a "Romanacci" and enjoy unique items that are distinctly Italian.

With locations in Norwalk, CT, Trumbull, CT, Westport, CT, we assisted in designing and building their newest location in the SONO Mall Collection located in Norwalk, CT.



- Architectural Renderings & Prototype
- Design/Build Construction Management
- Financial Modeling & Construction Budgeting
- Brand Development
- Staffing
- Operations Management



UNCLE LOUIE G'S ITALIAN ICES & ICE CREAM

RESTAURANT DESIGN PORTFOLIO

Remember we talked about experiencing 'sweat equity'? Well, this one is a prime example. During a long hot summer, in our delirium, we decided to buy an Italian ices and ice cream business. So, we bought a Brooklyn, NY institution, Uncle Louie G's.

Over the course of a year, we took an eclectic and iconic brand and built a powerhouse brand which we had the exciting fortune of launching their franchise and growing into a 50+ store powerhouse. We had a ton of fun, learned a lot and of course gained a few pounds along the way.



- Architectural Renderings & Prototype
- Design/Build Construction Management
- Financial Modeling & Construction Budgeting
- Franchise System Development

THE MUSIC ROOM

RESTAURANT DESIGN PORTFOLIO

Combining a wild passion for music of all genres and world class libations The Music Room is bringing a synchronized artistic vision to Cape Cod, MA. This inviting and enchanting venue built specifically for intimate live musical performances, offers a unique atmosphere that allows for its patrons to get up close and personal with Nationally recognized performers.

This three-thousand square-foot retro-space, inspired by an era now lost in time and draped in rare black and white photography, autographed memorabilia of the pioneers of music that changed our culture, with exotic art both local and global will prepare you for an adventure unlike no other taking you on an experiential journey to a much simpler time in history. With a renovated lounge-style design merging chic, industrial and rustic elements, The Music Room strives to represent wines with a distinct point of view to educate as you sip while creating a mood with a true sense of joy. For the oenophile minded as well as the laymen our wine lists will include a dozen poured labels along with twenty to thirty different bottles from around the globe, guaranteeing eloquence and an incomparable experience defined by an incredible glass of wine.



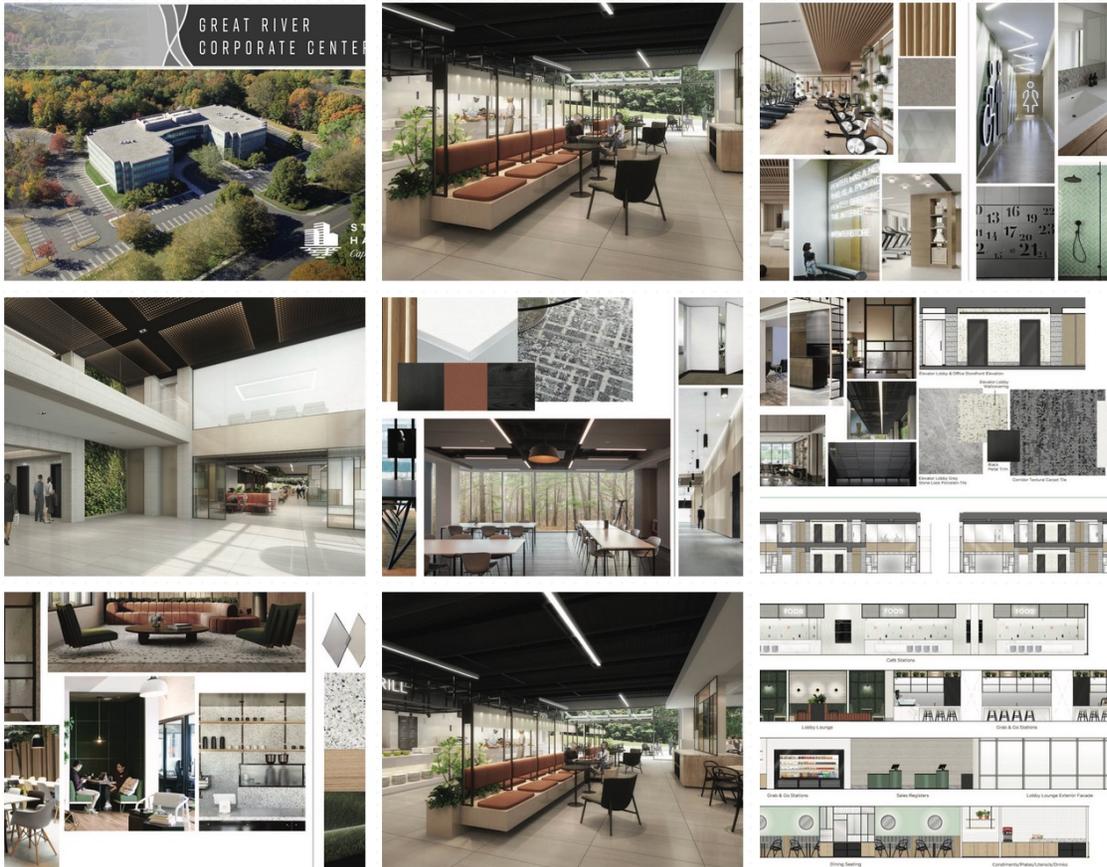
- Architectural Renderings & Prototype
- Design/Build Construction Management
- Financial Modeling & Construction Budgeting
- Brand Development
- Staffing
- Operations Management

GREAT RIVER CORPORATE CENTER

RESTAURANT DESIGN PORTFOLIO

New ownership transformed 440 Wheelers Farms Road in Milford, CT into the fully renovated Great River Corporate Center. Plans include a full suite of all new tenant amenities with a comprehensive upgrade of building finishes and systems all designed to enhance the tenant experience as well as a seven-stall food hall, which we provided comprehensive design build.

Project was completed in conjunction with Granoff Architects based in Greenwich, CT.



- Architectural Renderings & Prototype
- Design/Build
- Construction Management
- Financial Modeling & Construction Budgeting
- Brand Development
- Staffing
- Operations Management
- Kitchen Design



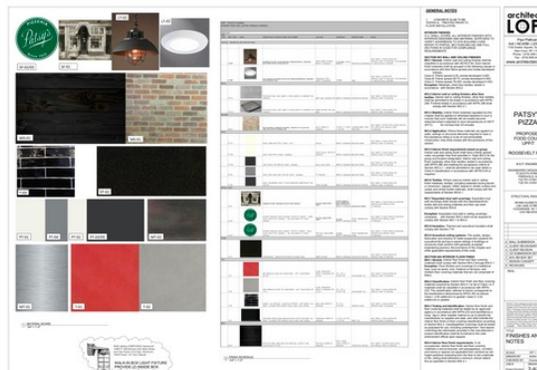
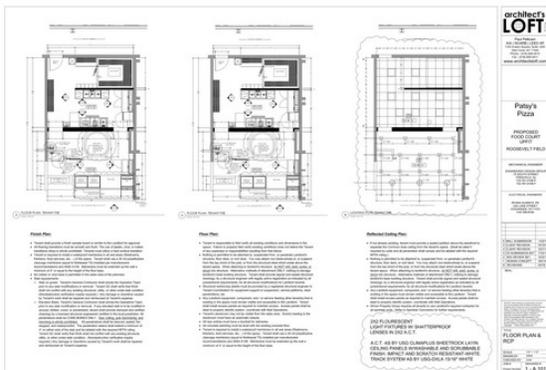
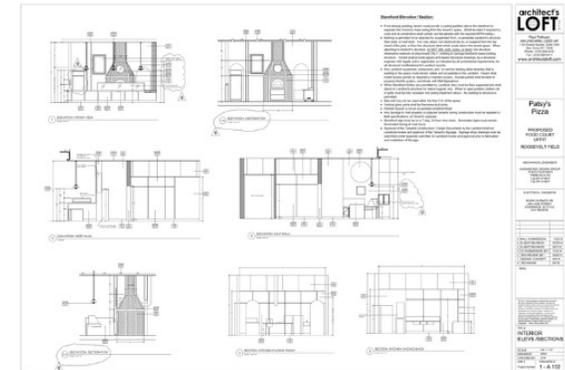
ARCHITECTURAL DESIGN PORTFOLIO

PASTSY'S PIZZERIA

RESTAURANT DESIGN PORTFOLIO



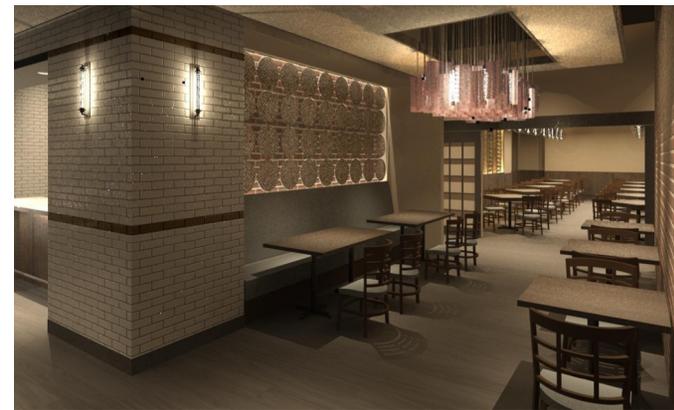
1 ELEVATION: FRONT VIEW
SCALE: 1/4"=1'-0"





BRANDI'S TRATTORIA & PIZZERIA

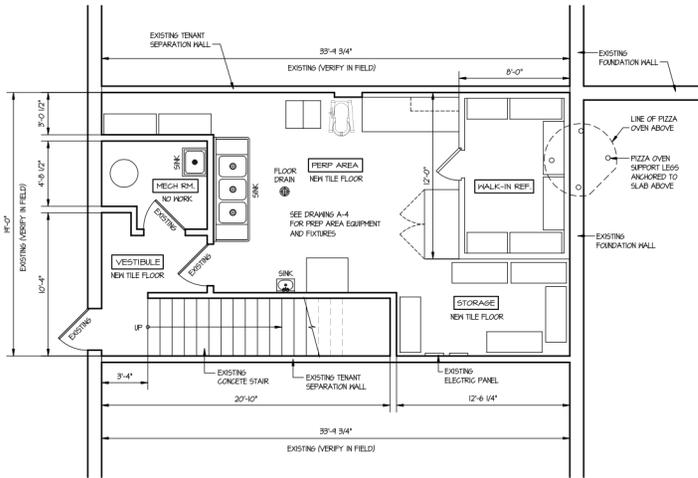
RESTAURANT DESIGN PORTFOLIO





BRANDI'S TRATTORIA & PIZZERIA

RESTAURANT DESIGN PORTFOLIO



1 BASEMENT PLAN
1/4" = 1'-0"

DOOR SCHEDULE

NO.	MANUF.	DESCRIPTION	SIZE (W X H)	REMARKS
101	SEE DESIGNERS SPECIFICATION	INTERIOR ENTRY DOOR	3'-0" X 6'-8"	ENTRY VESTIBULE
102	SEE DESIGNERS SPECIFICATION	INTERIOR HOOD DOOR SELF-CLOSING	3'-0" X 6'-8"	WOMEN'S ROOM
103	SEE DESIGNERS SPECIFICATION	INTERIOR HOOD DOOR SELF-CLOSING	3'-0" X 6'-8"	MEN'S ROOM
104	SEE DESIGNERS SPECIFICATION	INTERIOR HOOD DOOR	3'-0" X 6'-8"	STAIR
105	SEE DESIGNERS SPECIFICATION	INTERIOR HOOD DOOR	3'-0" X 6'-8"	KITCHEN
106	SEE DESIGNERS SPECIFICATION	INTERIOR HOOD DOOR	3'-0" X 6'-8"	PIZZA BAR
107	SEE DESIGNERS SPECIFICATION	INTERIOR HOOD DOOR	3'-0" X 6'-8"	STAIR
108	SEE DESIGNERS SPECIFICATION	INTERIOR HOOD DOOR SELF-CLOSING	3'-0" X 6'-8"	STAFF TOILET

KEY

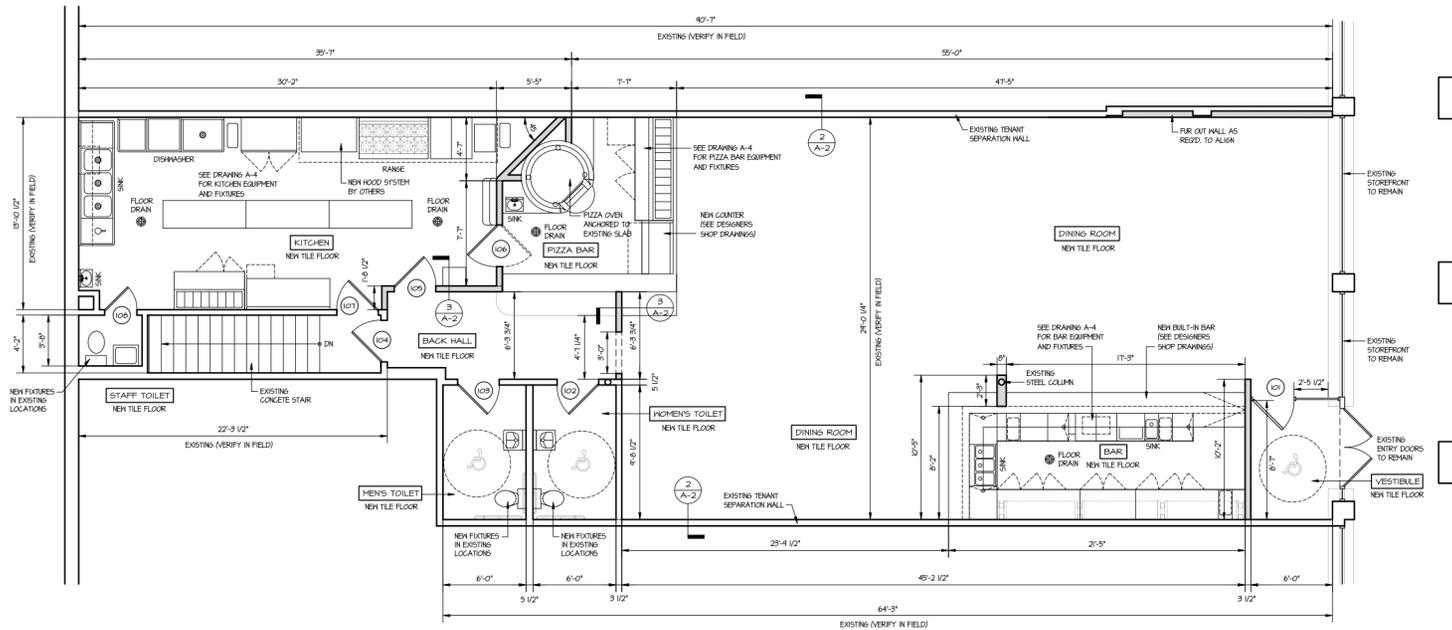
- EXISTING WALLS
- NEW WALLS

MECHANICAL NOTES

- SEE MECHANICAL ENGINEER DRAWINGS FOR THE FOLLOWING:
- KITCHEN HOOD AND PIZZA OVEN VENTING DETAILS.
 - FIRE SPRINKLER LAYOUT AND HEAD LOCATIONS.
 - HVAC DUCT LAYOUT AND REGISTER LOCATIONS.
 - PLUMBING SUPPLY LINES AND DRAIN LOCATIONS.

HARDWARE SCHEDULE

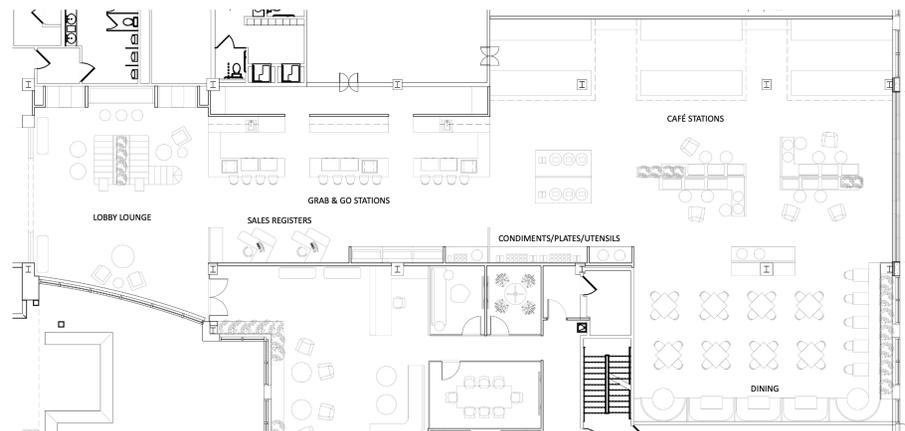
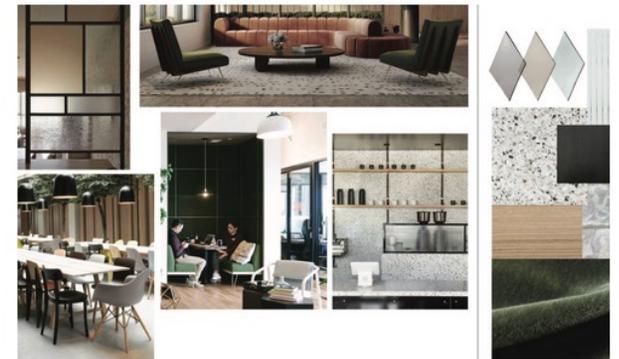
DOOR TYPE	DESCRIPTION	MANUFACTURER	MODEL	FINISH	REMARKS
PASSAGE DOOR	LEVER	SCHLAGE	ALIOS	TO BE SELECTED	HANDICAP COMPLIANT HARDWARE
TOILET RM. DOOR	LEVER	SCHLAGE	AL405	TO BE SELECTED	HANDICAP COMPLIANT HARDWARE





GREAT RIVER CORPORATE CENTER

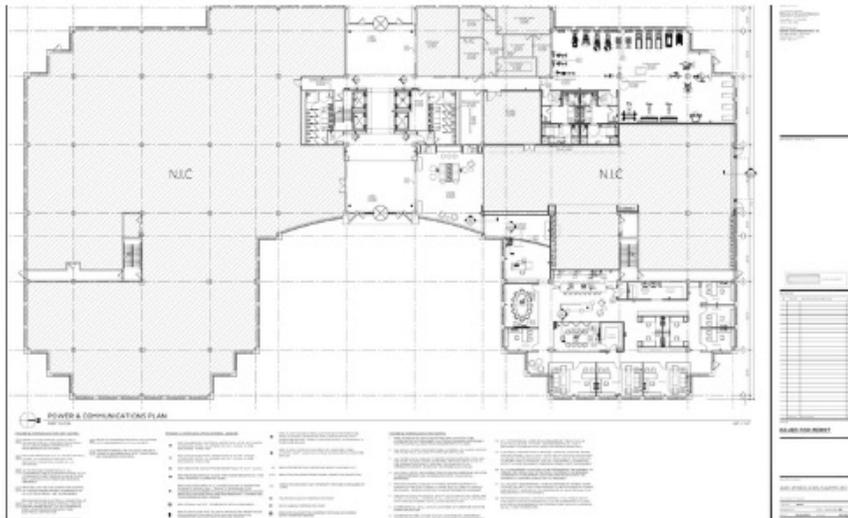
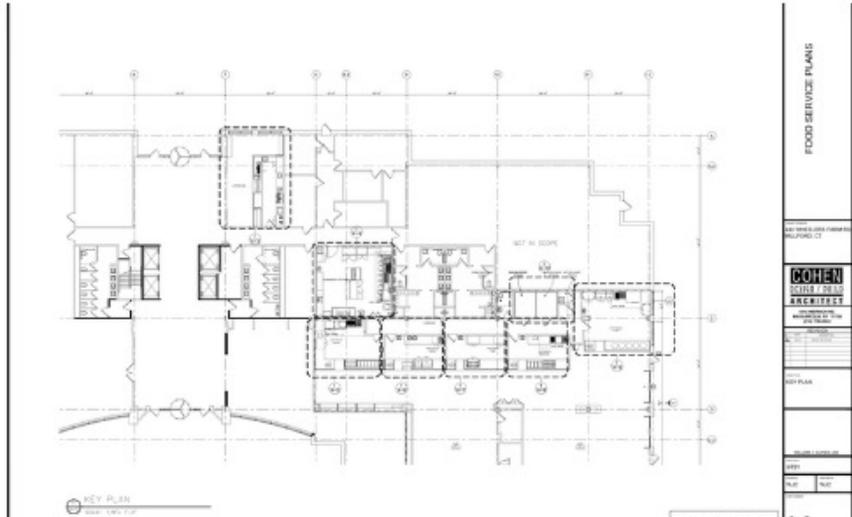
RESTAURANT DESIGN PORTFOLIO





GREAT RIVER CORPORATE CENTER

RESTAURANT DESIGN PORTFOLIO



Site Location - NOT TO SCALE

Key Plan - NOT TO SCALE

DECKING ELEC. FIRST FLOOR

NO.	DESCRIPTION	QTY	UNIT	PRICE	TOTAL
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BRANDI'S TRATTORIA & PIZZERIA

RESTAURANT DESIGN PORTFOLIO

ABENDROTH AVENUE

NORTH MAIN STREET

FIRE SPRINKLERING NOTES

1. ALL PLUMBING SHALL BE IN FULL COMPLIANCE WITH THE CITY OF MINNEAPOLIS FIRE DEPARTMENT REQUIREMENTS.
2. ALL PLUMBING SHALL BE IN FULL COMPLIANCE WITH THE CITY OF MINNEAPOLIS FIRE DEPARTMENT REQUIREMENTS.
3. ALL PLUMBING SHALL BE IN FULL COMPLIANCE WITH THE CITY OF MINNEAPOLIS FIRE DEPARTMENT REQUIREMENTS.
4. ALL PLUMBING SHALL BE IN FULL COMPLIANCE WITH THE CITY OF MINNEAPOLIS FIRE DEPARTMENT REQUIREMENTS.

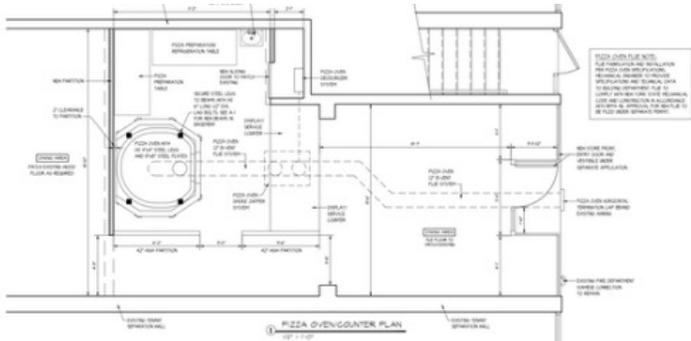
REQUIRED PERMITS

1. ALL PLUMBING SHALL BE IN FULL COMPLIANCE WITH THE CITY OF MINNEAPOLIS FIRE DEPARTMENT REQUIREMENTS.
2. ALL PLUMBING SHALL BE IN FULL COMPLIANCE WITH THE CITY OF MINNEAPOLIS FIRE DEPARTMENT REQUIREMENTS.
3. ALL PLUMBING SHALL BE IN FULL COMPLIANCE WITH THE CITY OF MINNEAPOLIS FIRE DEPARTMENT REQUIREMENTS.
4. ALL PLUMBING SHALL BE IN FULL COMPLIANCE WITH THE CITY OF MINNEAPOLIS FIRE DEPARTMENT REQUIREMENTS.

LIGHTING NOTE

ALL LIGHTING SHALL BE IN FULL COMPLIANCE WITH THE CITY OF MINNEAPOLIS FIRE DEPARTMENT REQUIREMENTS.

1 FIRST FLOOR REFLECTED CEILING PLAN



1 PIZZA OVEN/GREATER PLAN



1 PIZZA OVEN SPECIFICATION



1 SMOKE ZIPPER SPECIFICATION



1 SMOKE DECOGIZER SPECIFICATION

ABENDROTH AVENUE

NORTH MAIN STREET

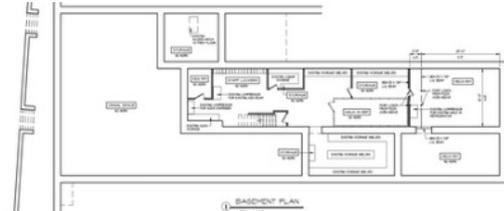
FIRE EQUIPMENT NOTES

1. ALL FIRE EQUIPMENT SHALL BE IN FULL COMPLIANCE WITH THE CITY OF MINNEAPOLIS FIRE DEPARTMENT REQUIREMENTS.
2. ALL FIRE EQUIPMENT SHALL BE IN FULL COMPLIANCE WITH THE CITY OF MINNEAPOLIS FIRE DEPARTMENT REQUIREMENTS.
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6. ALL FIRE EQUIPMENT SHALL BE IN FULL COMPLIANCE WITH THE CITY OF MINNEAPOLIS FIRE DEPARTMENT REQUIREMENTS.
7. ALL FIRE EQUIPMENT SHALL BE IN FULL COMPLIANCE WITH THE CITY OF MINNEAPOLIS FIRE DEPARTMENT REQUIREMENTS.
8. ALL FIRE EQUIPMENT SHALL BE IN FULL COMPLIANCE WITH THE CITY OF MINNEAPOLIS FIRE DEPARTMENT REQUIREMENTS.
9. ALL FIRE EQUIPMENT SHALL BE IN FULL COMPLIANCE WITH THE CITY OF MINNEAPOLIS FIRE DEPARTMENT REQUIREMENTS.
10. ALL FIRE EQUIPMENT SHALL BE IN FULL COMPLIANCE WITH THE CITY OF MINNEAPOLIS FIRE DEPARTMENT REQUIREMENTS.

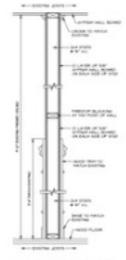
1 BASEMENT CODE COMPLIANCE PLAN

SYMBOL	DESCRIPTION	SYMBOL	DESCRIPTION
⬇	EXIT SIGN	⊙	EXIT SIGN
⬆	EXIT SIGN	⊙	EXIT SIGN
⬇	EXIT SIGN	⊙	EXIT SIGN
⬆	EXIT SIGN	⊙	EXIT SIGN
⬇	EXIT SIGN	⊙	EXIT SIGN
⬆	EXIT SIGN	⊙	EXIT SIGN
⬇	EXIT SIGN	⊙	EXIT SIGN
⬆	EXIT SIGN	⊙	EXIT SIGN
⬇	EXIT SIGN	⊙	EXIT SIGN
⬆	EXIT SIGN	⊙	EXIT SIGN

1 FIRST FLOOR CODE COMPLIANCE PLAN



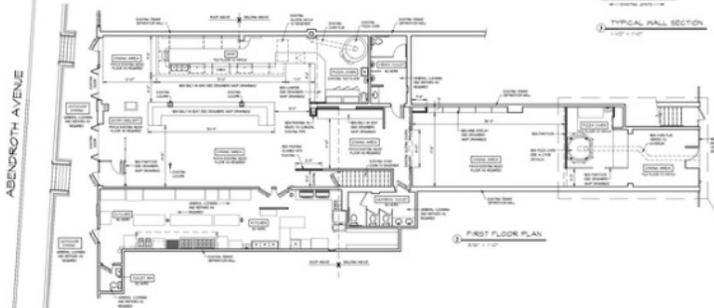
1 BASEMENT PLAN



1 TYPICAL WALL SECTION

ABENDROTH AVENUE

NORTH MAIN STREET

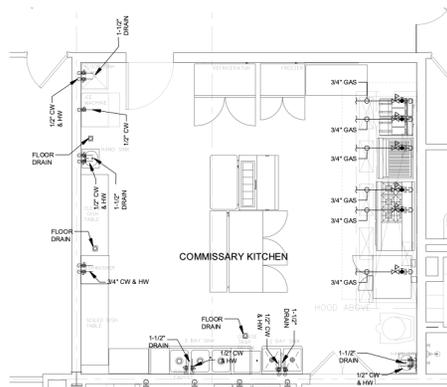
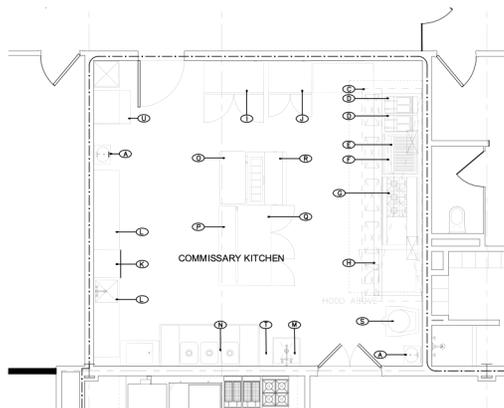
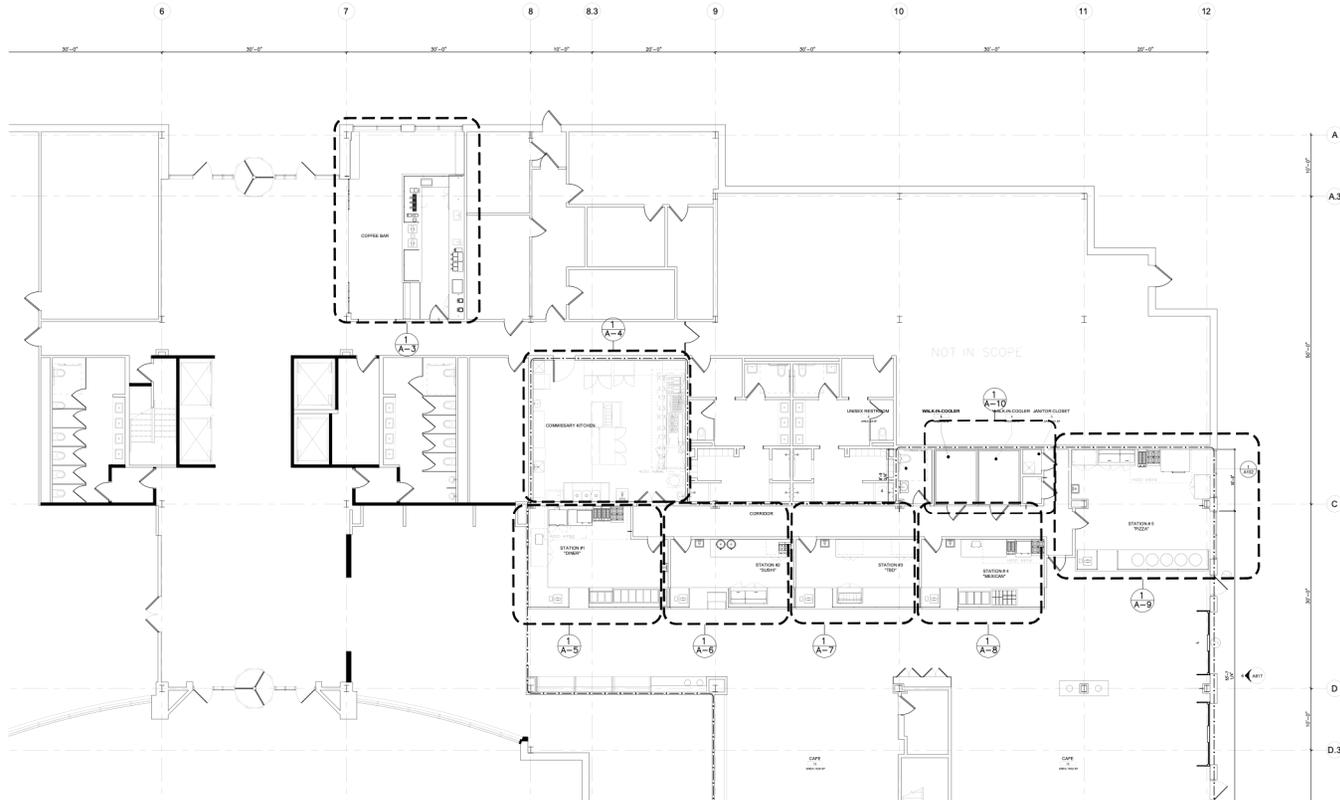


1 FIRST FLOOR PLAN



GREAT RIVER CORPORATE CENTER

RESTAURANT DESIGN PORTFOLIO





DAKOTA BLUE TAP ROOM

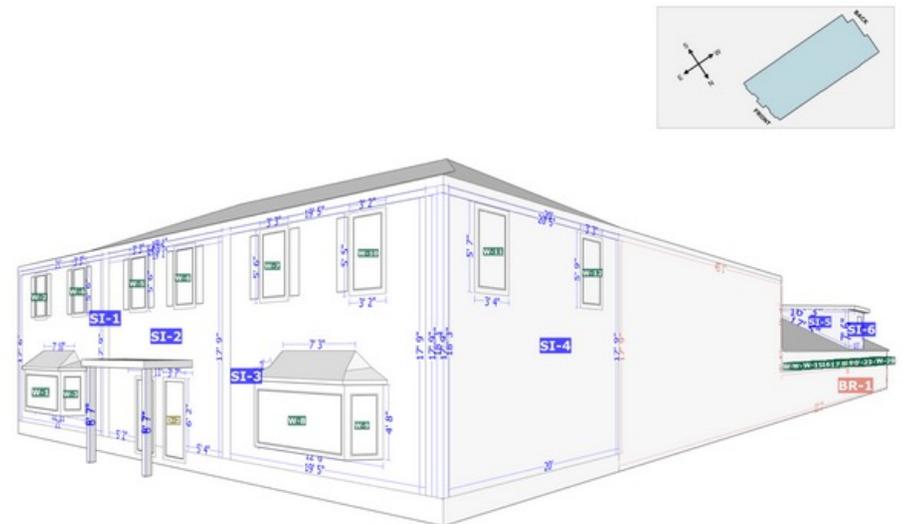
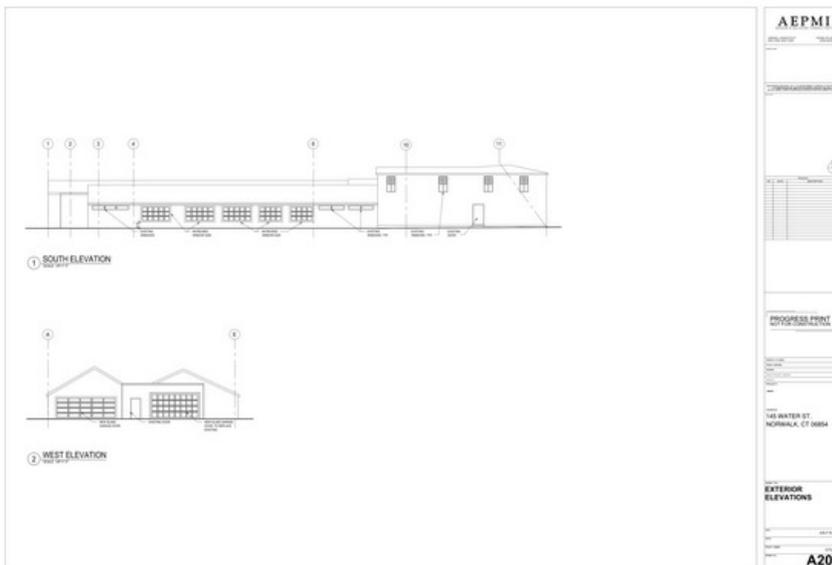
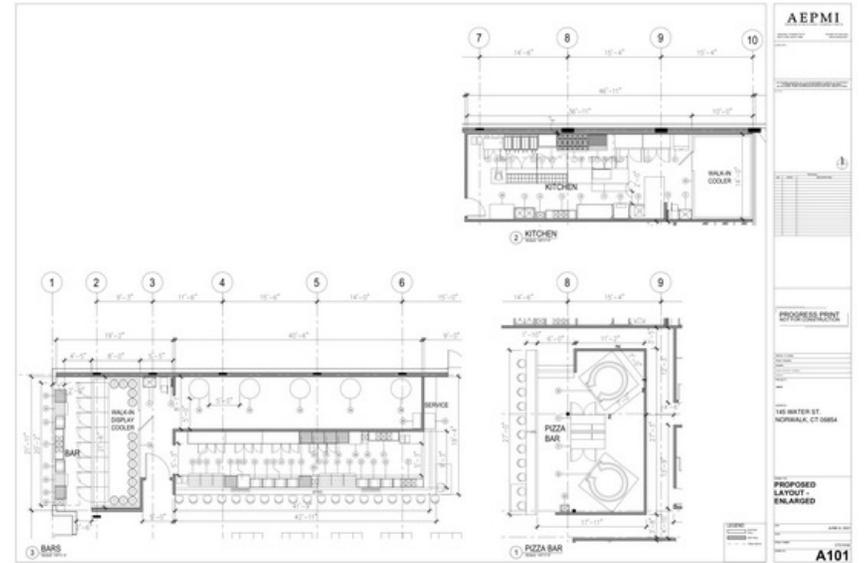
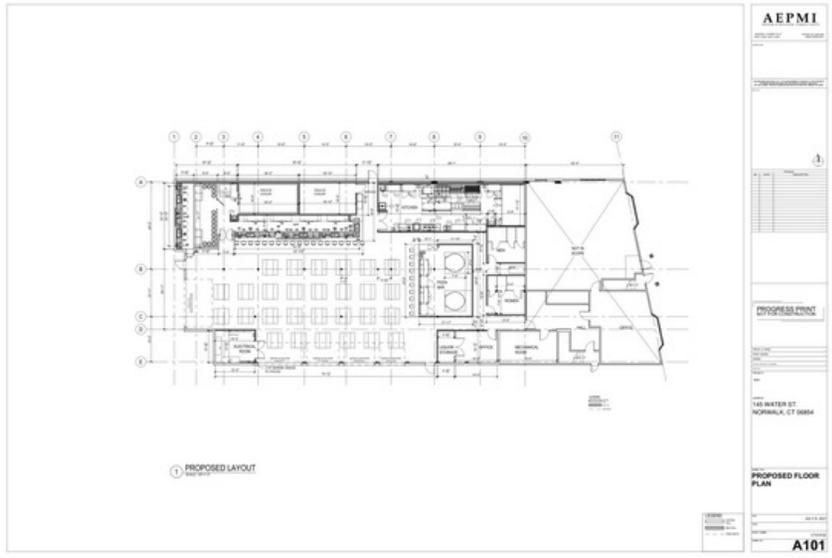
RESTAURANT DESIGN PORTFOLIO





DAKOTA BLUE TAP ROOM

RESTAURANT DESIGN PORTFOLIO



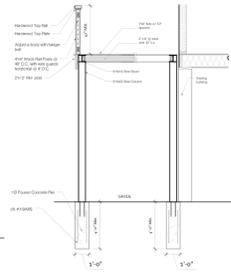


THE BARN AT FOX RUN

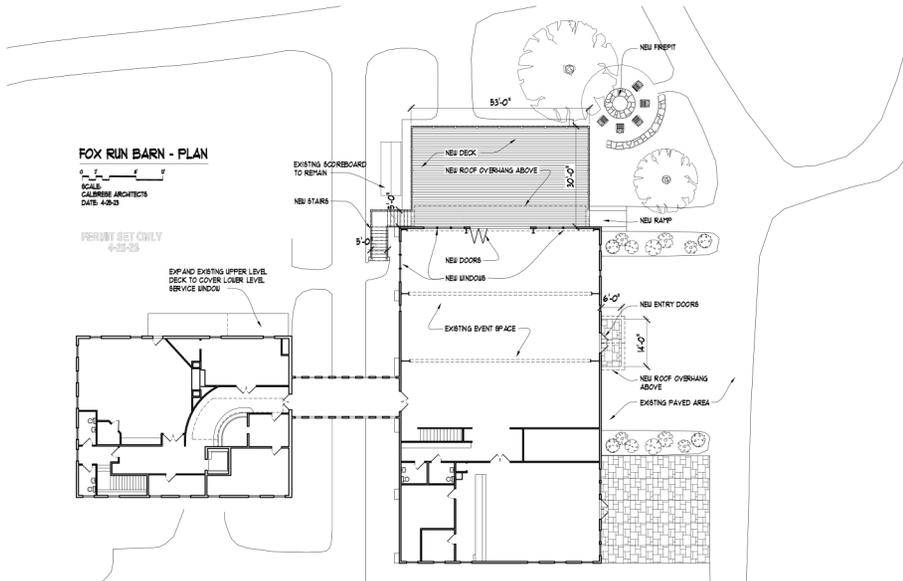
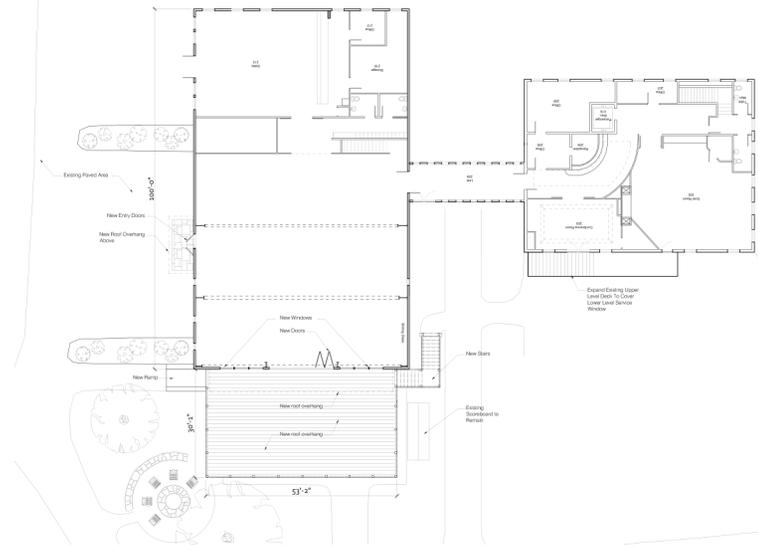
RESTAURANT DESIGN PORTFOLIO



1 Front Elevation
1/8" = 1'-0"



2 Deck Section Detail
1/4" = 1'-0"



FOX RUN BARN - PLAN

SCALE:
CALDWELL ARCHITECTS
DATE: 4-20-23

PERMIT SET ONLY
4-22-23

EXPAND EXISTING UPPER LEVEL
DECK TO COVER LOWER LEVEL
SERVICE UNDOU



NEW ROOF
OVERHANG
NEW WINDOWS
NEW DECK

NEW WINDOWS
NEW DOORS
NEW STAIRS

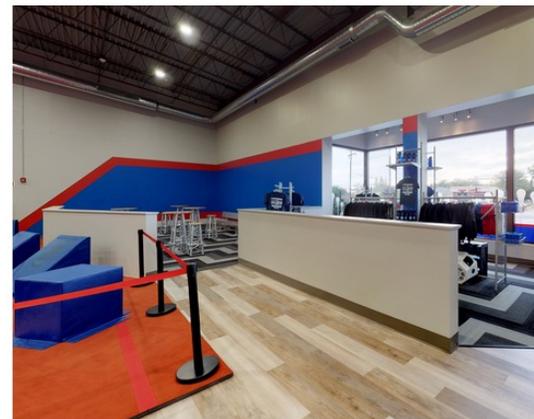


SPORTS & ENTERTAINMENT PORTFOLIO



THE WARRIOR FACTORY

SPORTS & ENTERTAINMENT DESIGN PORTFOLIO



LIQUOR LAB

SPORTS & ENTERTAINMENT DESIGN PORTFOLIO





BRAND GUIDE LINES



BRANDING & PACKAGING PORTFOLIO



PAPAYA KING

BRANDING & PACKAGING PORTFOLIO



UNCLE LOUIE G'S ITALIAN ICES & ICE CREAM

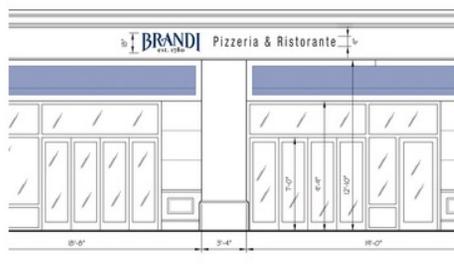
BRANDING & PACKAGING PORTFOLIO

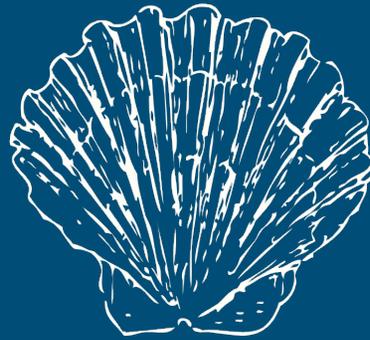




BRANDI TRATTORIA

BRANDING & PACKAGING PORTFOLIO





**JUNO HOSPITALITY
CONSULTING**

RAY PAYNE

Chief Executive Officer

917-242-1004

ray@junohospitalityconsulting.com

www.junohospitalityconsulting.com