

Recently Remodeled New Culinary Confines for Unit Owner in 05 Tier Unit!

by Bob Shamo

Here begins a series about improvements owners have made to their living spaces. Some stories will feature complete renovations, top to bottom. Others, like the kitchen described here, will focus on just one important area. And still others will highlight small but significant touches, examples being the vanity counter and window ledges mentioned below.

In 2012, a new owner found himself with this view of his 05 tier kitchen. (See photo 1 at right) Hmm!

John Doe (JD) knew that virtually any interior wall in our residential units can be modified or eliminated. Down came the interior kitchen walls, while leaving electrical and phone wiring temporarily in place.

Aluminum framing for a new soffit containing phone wire and over-counter pendant lights (See photo 2 at right).

While a growing number of residents use cell phones, the building still requires that the main wired lines remain intact, from the ground floor through the 55th floor. So JD couldn't just slice off his section. Rather, he had his electrician splice in a piece of 25 pair phone cable long enough to detour under the counter base cabinets, up the wall, and back through the soffit, to connect again with the main line running up to the unit just above.

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Photos by Unit Owner



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New Kitchen for 05 Unit

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Since JD did not want to continue running a dishwasher in his living room(!), he also had new electrical circuits added for that, a microwave, and additional lighting.

Square ceramic floor tiles were laid next, filling the entire kitchen floor area prior to installing cabinets. While a bit more expensive, a subsequent kitchen remodel would be doable over this tile floor.

When it came time to measure for cabinets, JD found that his walls were not exactly parallel, nor his concrete floors and ceilings exactly level. To be on the safe side, he hired his installer ahead of time, and asked him to measure the intended spaces and approve the cabinet sizes prior to placing the final order.

Appliances arrived while awaiting cabinet delivery. When those cabinets arrived, sure enough, they had to be modified a bit to allow the appliances to slip in with just the right amount of tolerance.

Initially, JD wanted Corian countertops but found granite to be considerably cheaper. It and the wall tile were measured, cut, and installed after the cabinets were finished.

Materials

- Appliances - ABT (Glenview)
- Cabinets - Home Depot (Lincoln Ave)
- Floor & Wall Tile - Tile Shop
- Countertop - American Granite Co.
- Pendant lights - Menards (Morton Gr)
- Faucets - Home Depot (Lincoln Ave)

Labor

- Teardown - NRS Inc.
- Electrician - Artur Rybski (licensed)
- Plumbing - NRS, Inc.
- Soffit & drywall - NRS Inc.
- Tile flooring - NRS Inc.
- Wall tiling - Armando Aranda
- Granite counter - Olivas Granite, LLC
- Carpet trim - Exhibition Carpeting
- Phone rewire - NRS Communications

Summer, 2012 - 6 weeks start to finish

\$19,500 total



Photos by Unit Owner



Bathroom Vanity Countertop

For those of us with the building's original bathroom floor tile, 1-1/4" white ceramic squares, here's a granite that complements it: Luna Pearl. Reasonably priced and readily available (right).

Rotted Windowsills

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Have an experience or tip to contribute? Email Bob at bobshamo@rcn.com.