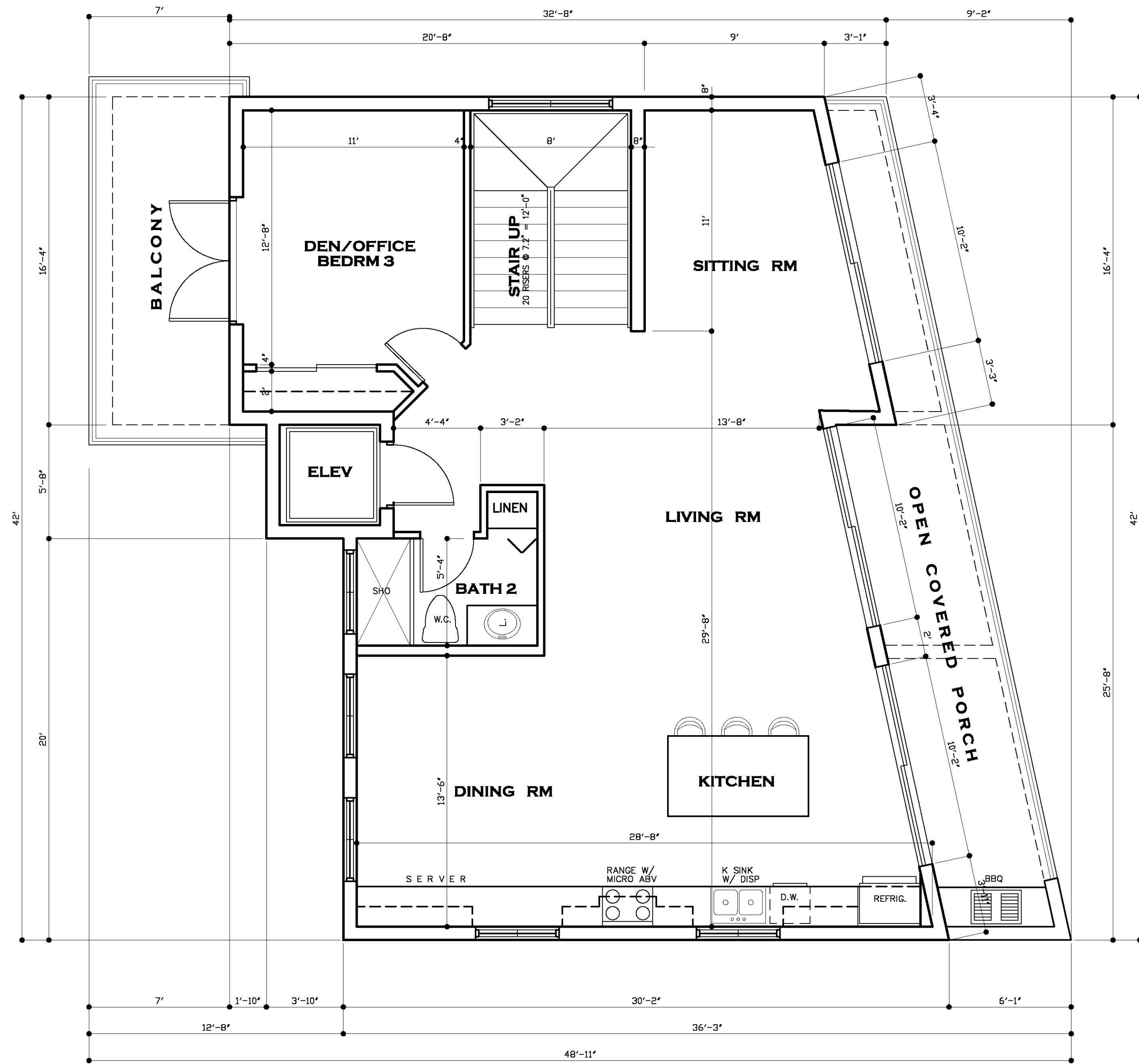
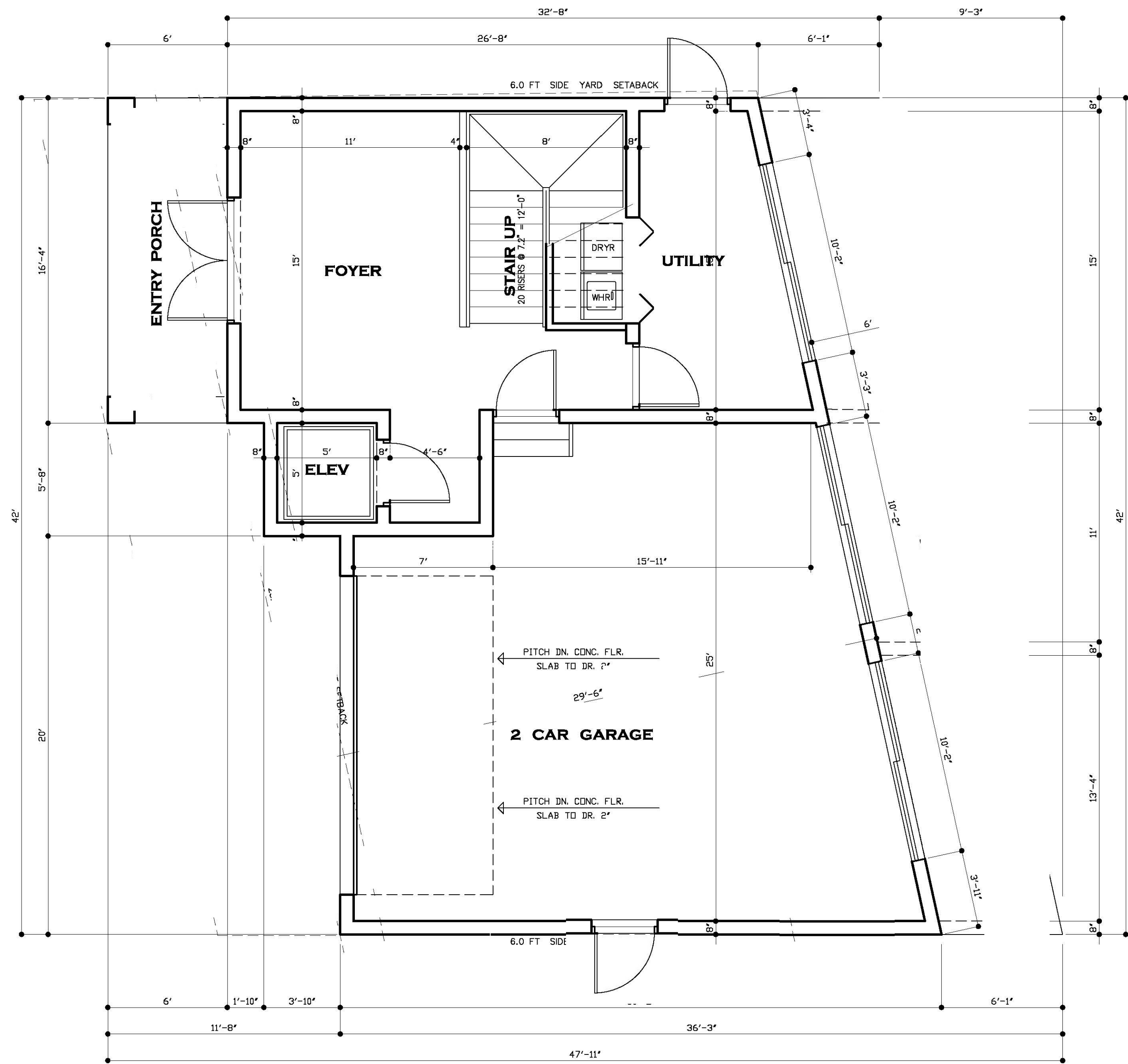
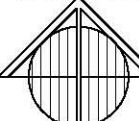




SECOND FLOOR LEVEL ARCHITECTURAL FLOOR PLAN

SCALE: 1/4" = 1'-0"

NORTH



FIRST FLOOR LEVEL ARCHITECTURAL FLOOR PLAN

SCALE: 1/4" = 1'-0"

NORTH



WIND PRESSURE

-44.4# 37.5#
-47.8# 43.8#
-48.1# 44.2#
-47.8# 43.8#
-48.1# 44.1#

ROUGH OPENINGS

192"X120" M.D.
38"X98" M.D.
14"X98" M.D.
38"X98" M.D.
34"X98" M.D.

DOORS:

- 160100 ROLL-UP GARAGE DR.
- 3080 FRNT. ENTRY DR.
- 1080 SIDELITE (TEMP. GL.)
- 3080 FRCH DR (TEMP. GL.)
- 2880 MTL DR.
- 3080 S.C. WD. DR.
- 3080 WD. DR.
- 2880 WD. DR.
- 2880 PKT. DR.
- 2880 WD. DR.
- 2480 WD. DR.
- 6080 BI-PASS DRS.
- 6080 BI-FOLD DRS.
- 4080 BI-FOLD DRS.
- 2080 BI-FOLD DRS.

(CONTRACTOR RESPONSIBLE TO VERIFY ROUGH OPNG.
SIZE W/ W.D.W. MFG. INSTALLATION INSTRUCTIONS)
ALL EGRESS W.D.W. OPNGS. TO BE MIN. 24" HI & 20"
WIDE AND MIN. 5.7 S.F. OF OPNG.

WINDOW GLAZING NOTE:

- PROVIDE ALUMINUM "APPROVED" IMPACT
GLAZING FOR ALL GLAZED OPENINGS IN EXT.
WALL, W/IMPACT RESISTANT W.D.W.S. & DRS. AS
PER F.B.C. SECTION #1606
- GLAZING TO BE TINTED DBL PANE

AREA CALCS:

LIVING-1ST FLR: 530 S.F.
LIVING-2ND FLR: 1,236 S.F.
LIVING-3RD FLR: 1,236 S.F.
LIVING-4TH FLR: 444 S.F.
TOTAL LIVING: 3,446 S.F.
GARAGE: 658 S.F.
ENTRY PORCH: 98 S.F.
COVERED PORCHS: 666 S.F.
ROOF DECK: 1002 S.F.
UNCOVERED BALC: 98 S.F.
TOTAL: 5,968 S.F.

WIND PRESSURE

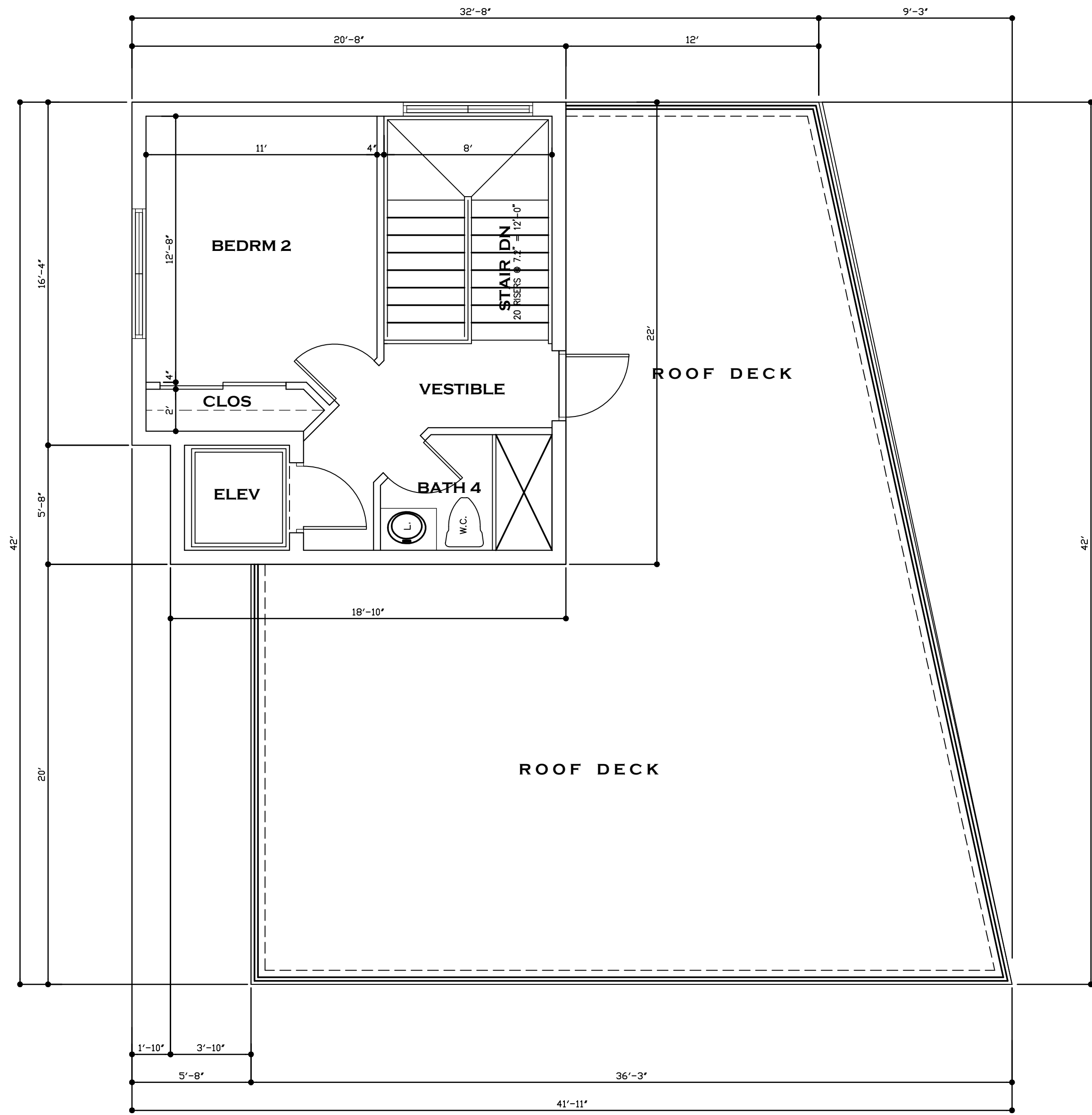
-56.0# 43.4#
-57.1# 43.9#
-59.5# 45.1#
-48.5# 44.5#
-62.2# 46.5#

ROUGH OPENINGS

70"X26" M.D.
50"X50" M.D.
74"X62" M.D.
96"X62" M.D.
38"X62" M.D.

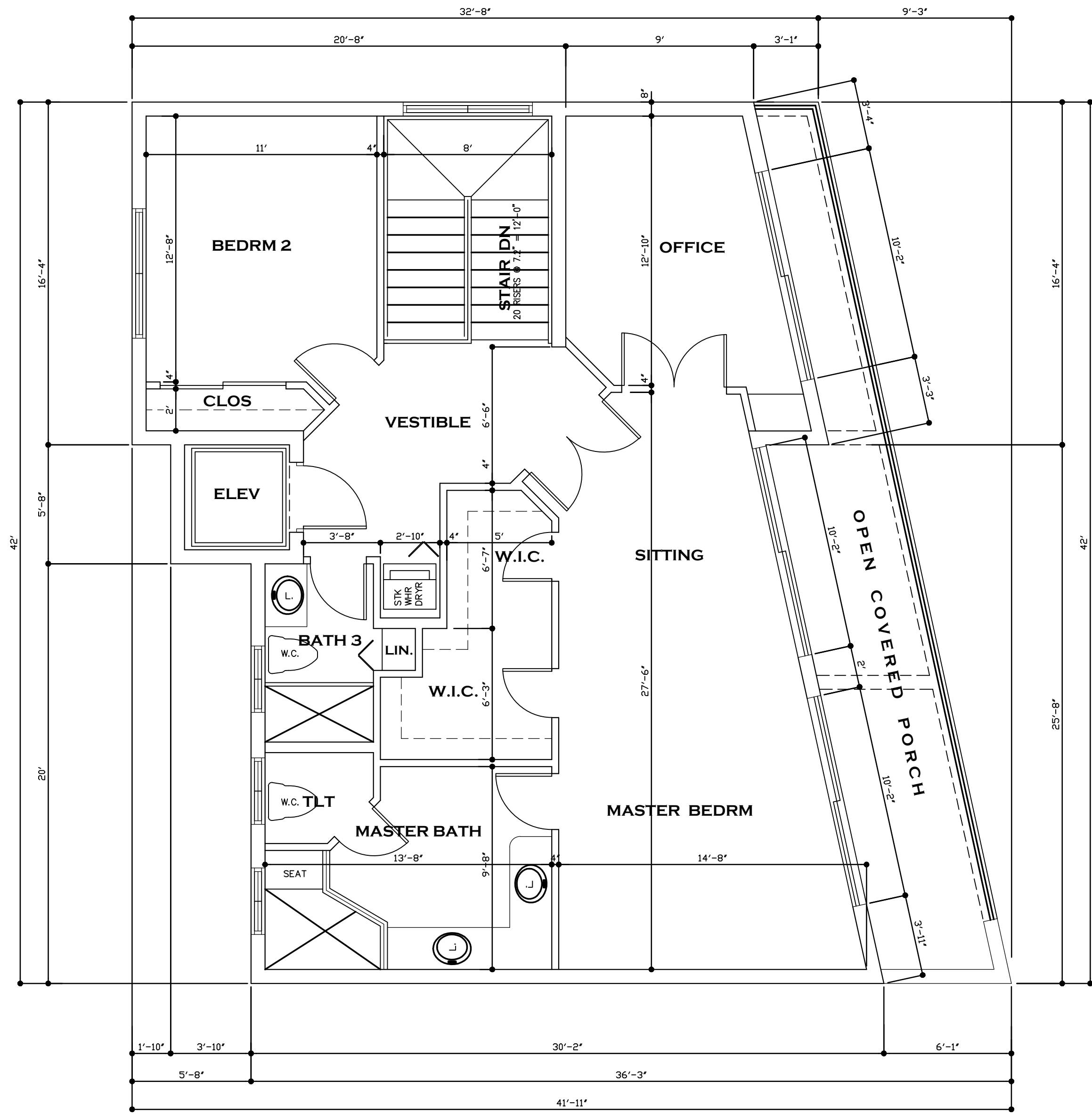
WINDOWS:

- 36 SH WDW
- 35 SH WDW
- 25 SH WDW
- 34 SH WDW
- 23 SH WDW



FOURTH FLOOR / ROOF LEVEL
ARCHITECTURAL FLOOR PLAN

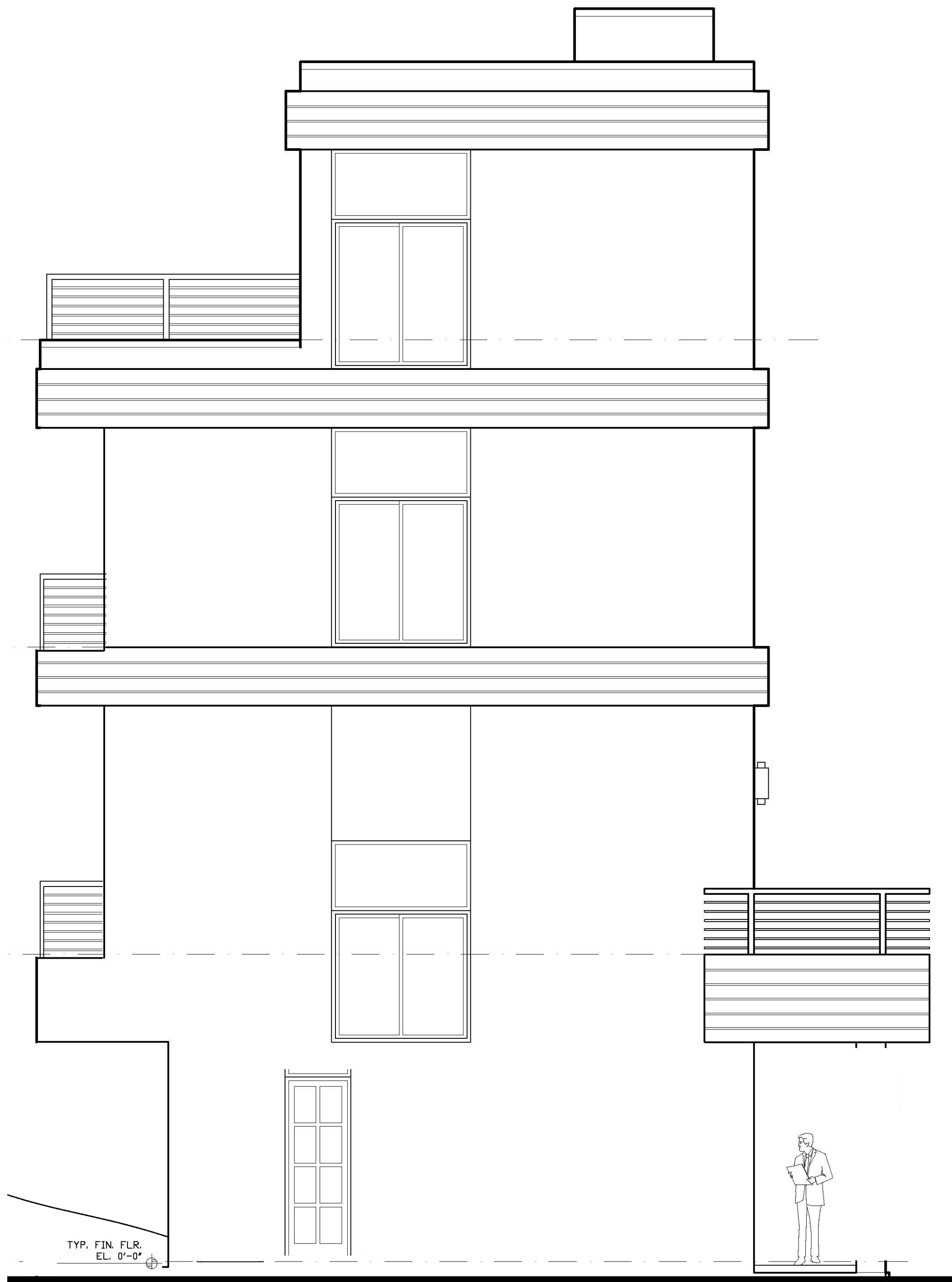
SCALE: 1/4" = 1'-0"



THIRD FLOOR LEVEL
ARCHITECTURAL FLOOR PLAN

SCALE: 1/4" = 1'-0"





**NORTH
LEFT SIDE ELEVATION**

SCALE: 1/4" = 1'-0"

ARCHITECTURAL EMBELLISHMENTS

57.38' NAVD

TOP OF FLAT ROOF

54.00' NAVD

FOURTH FLOOR

43.72' NAVD

THIRD FLOOR

31.06' NAVD

SECOND FLOOR

18.40' NAVD

FIRST FLOOR

9.08' NAVD

GARAGE FLOOR

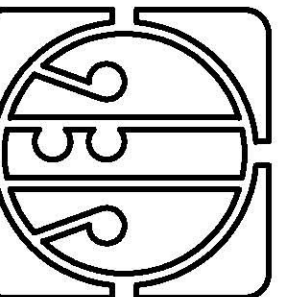
45.00' MAX
BUILDING HEIGHT

RC
RC



**WEST
FRONT ELEVATION**

SCALE: 1/4" = 1'-0"



**JAMES E. GILGENBACH
ARCHITECTURE & PLANNING**
SUITE 107 NEWPORT COMMERCE CENTER
1239 E NEWPORT CENTER DR DEERFIELD BEACH
(954) 426 - 1652 FLORIDA 33442

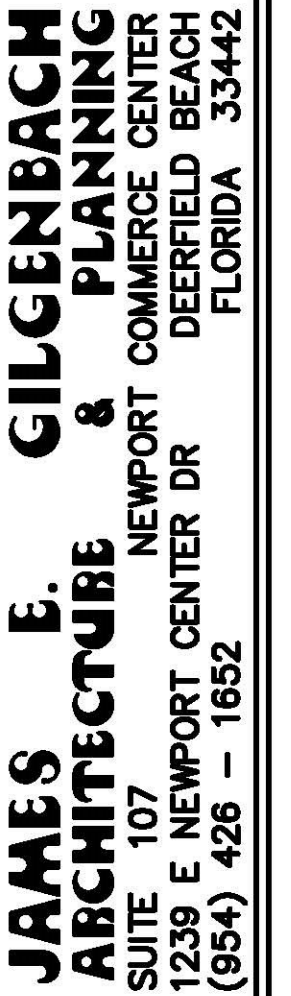
ARCHITECT
AR-7457

REVISIONS:

1. DRAWINGS ARE NOT TO BE
SCALED. WRITTEN DIMENSIONS
HAVE PRECEDENCE OVER ALL
SCALED DIMENSIONS.
2. CONTRACTOR TO VERIFY ALL
DIMENSIONS & ADVISE ARCHITECT
OF ANY DISCREPANCIES.
CONSTRUCTION SHALL NOT PROCEED
UNTIL SAID DISCREPANCIES HAVE
BEEN RESOLVED BY ARCHITECT.
3. NO MATERIALS OR SYSTEMS ARE
TO BE FABRICATED UNTIL
4. ALL DIMENSIONS HAVE BEEN
VERIFIED BY THE CONTRACTOR.
5. SHOP DRAWINGS HAVE BEEN
REVIEWED & ACCEPTED BY
THE ARCHITECT.

NEW SINGLE FAMILY RESIDENCE
MANDEL RESIDENCE
324 SOUTH OCEAN DRIVE, 'ST LUCIE COUNTY,
FORT PIERCE, FLORIDA

DATE:
01 NOV '16
PROJECT NO:
16 - G144
SHEET:
of 4 **A3**



REVISIONS:

NEW SINGLE FAMILY RESIDENCE
MANDEL RESIDENCE
324 SOUTH OCEAN DRIVE, LOT 12, BLOCK 3, REVMED MAP
FORT PEIRCE, ST LUCIE COUNTY, FLORIDA

DATE:
01 NOV '16
PROJECT NO:
15 - G144
SHEET:
A4
of 4



SCALE: $1/4" = 1'-0"$

**GARAGE FLOOR** 

S C A L E: $1/4" = 1'-0"$