

1795 Eustis Senior Housing

Lauderdale



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18-09-C -Unit Mix by Type					
Name	Unit Type	Count	Area	Level	Total Area
1BR/1BA					
Unit 1-0	1BR/1BA	89			68,794 ft ²
		89			68,794 ft ²
2BR/2BA					
Unit 3-0	2BR/2BA	12	1,142 ft ²		13,703 ft ²
Unit 3-1	2BR/2BA	6	1,283 ft ²		7,699 ft ²
Unit 3-2	2BR/2BA	3	1,115 ft ²		3,345 ft ²
Unit 3-3	2BR/2BA	4	1,106 ft ²		4,424 ft ²
		25			29,171 ft ²
Grand total		114			97,965 ft ²

18-09-C -Unit Mix by Floor					
Name	Unit Type	Count	Area	Level	Unit Type
Level 1					
Unit 1-0	1BR/1BA	22	773 ft ²	Level 1	1BR
Unit 3-0	2BR/2BA	4	1,142 ft ²	Level 1	2BR
Unit 3-1	2BR/2BA	2	1,283 ft ²	Level 1	2BR
Unit 3-2	2BR/2BA	1	1,115 ft ²	Level 1	2BR
Unit 3-3	2BR/2BA	1	1,106 ft ²	Level 1	2BR
		30			
Level 2					
Unit 1-0	1BR/1BA	27	773 ft ²	Level 2	1BR
Unit 3-0	2BR/2BA	4	1,142 ft ²	Level 2	2BR
Unit 3-1	2BR/2BA	2	1,283 ft ²	Level 2	2BR
Unit 3-2	2BR/2BA	1	1,115 ft ²	Level 2	2BR
Unit 3-3	2BR/2BA	1	1,106 ft ²	Level 2	2BR
		35			
Level 3					
Unit 1-0	1BR/1BA	27	773 ft ²	Level 3	1BR
Unit 3-0	2BR/2BA	4	1,142 ft ²	Level 3	2BR
Unit 3-1	2BR/2BA	2	1,283 ft ²	Level 3	2BR
Unit 3-2	2BR/2BA	1	1,115 ft ²	Level 3	2BR
Unit 3-3	2BR/2BA	1	1,106 ft ²	Level 3	2BR
		35			
Level 4					
Unit 1-0	1BR/1BA	13		Level 4	1BR
Unit 3-3	2BR/2BA	1	1,106 ft ²	Level 4	2BR
		14			
Grand total		114			

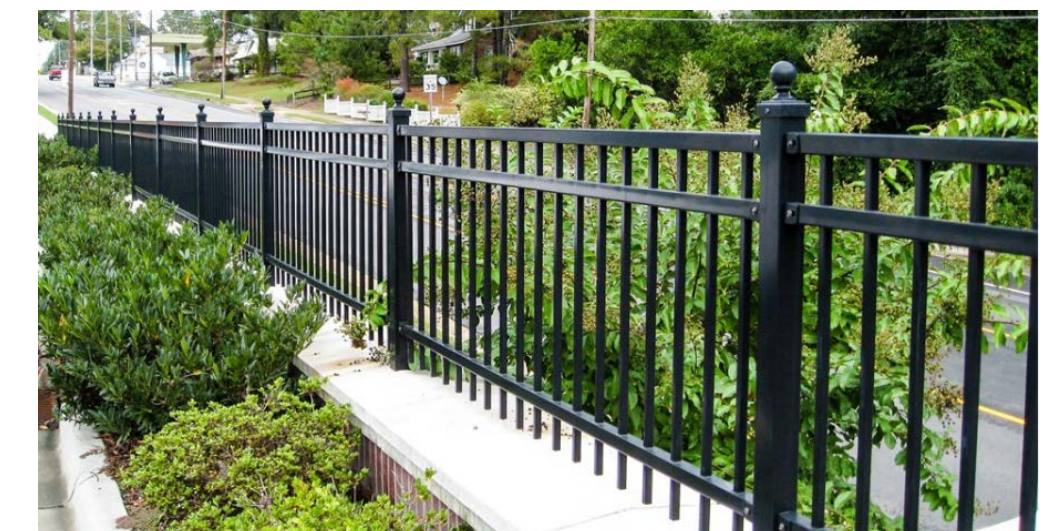
18-09-C -Total Gross Area	
Level	Area
Level 4	16,220 ft ²
Level 3	35,644 ft ²
Level 2	35,644 ft ²
Level 1	35,641 ft ²
Level -1	36,223 ft ²
Grand total	159,373 ft ²

18-09-C -Parking Schedule	
Level	Count
Level -1	98
Level 1	24
Grand total	122

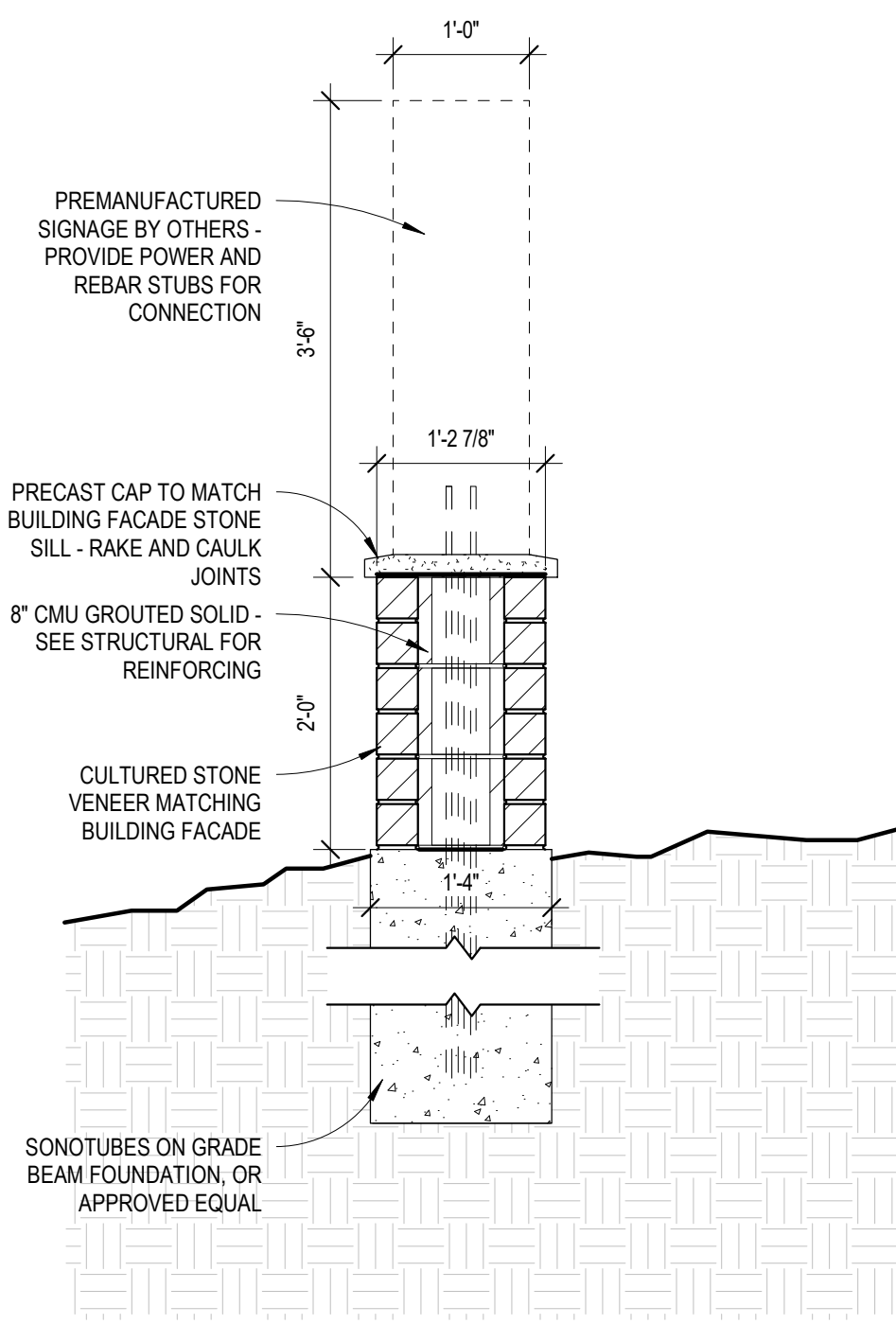
6'-0" High Privacy Fencing:
Sentinel, Vinyl, Privacy Fence, 6" Pickets, White



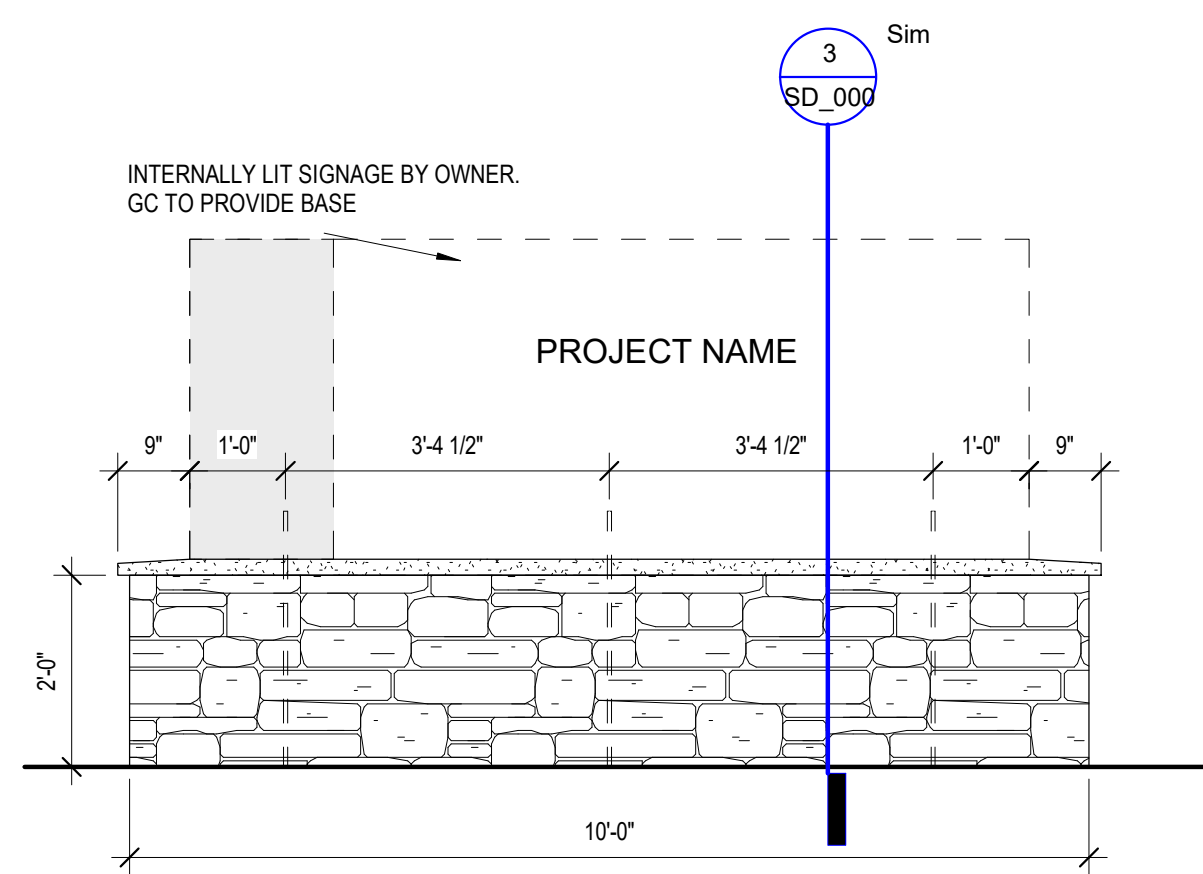
3'-6" High Guardrail Fencing:
Ameristarfence, Aegis Plus, Majestic, 3-Rail Panels, Ball Caps, White



1 Site Development Plan
1" = 30'-0"



3 Site - Monument Sign - Section1
3/4" = 1'-0"



2 Site - Monument Sign - Elevation1
1/2" = 1'-0"

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Real Estate Equities

Project Number 18-09-C

Date

Drawn By Author

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Date

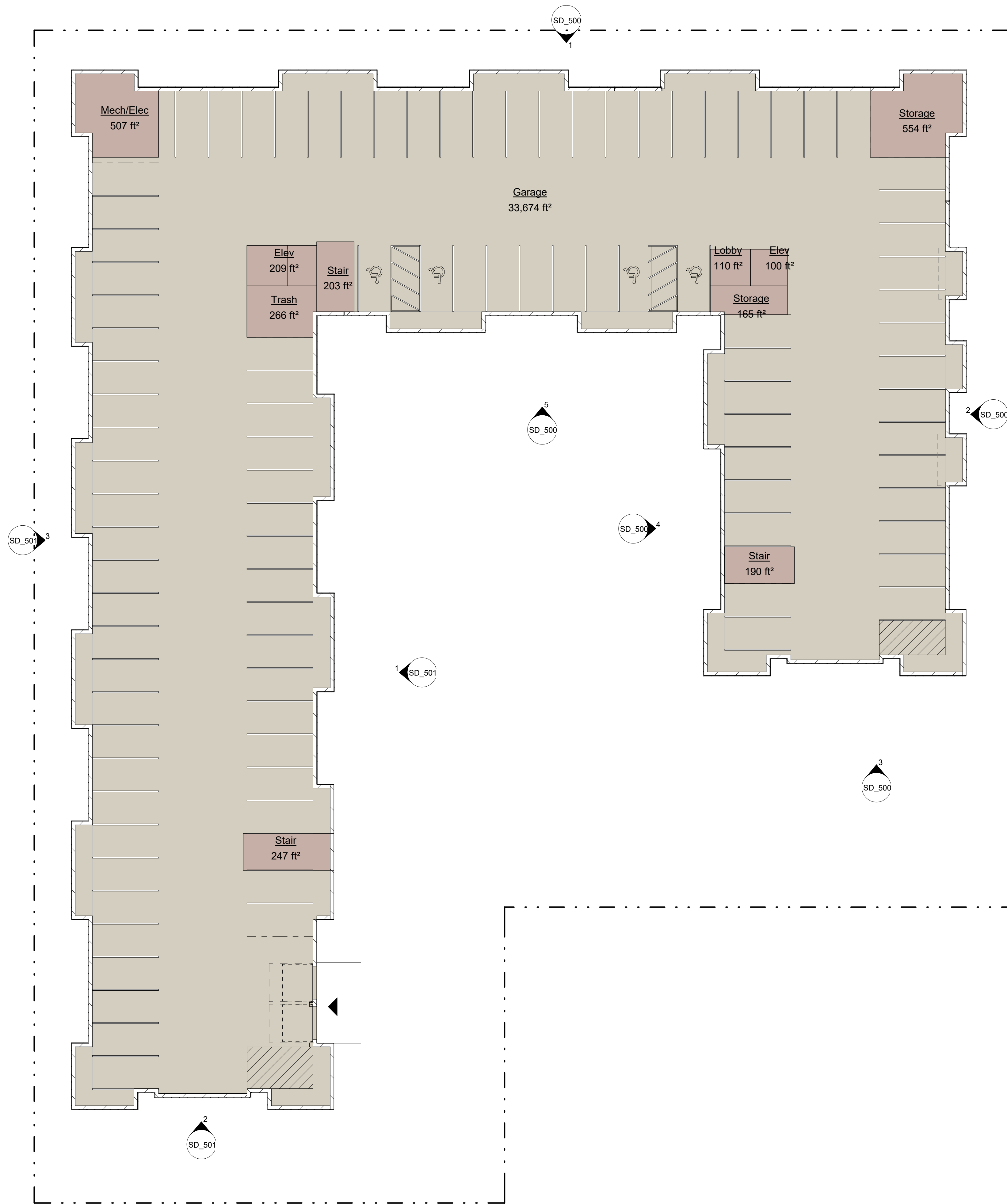
Revision

Rev. No.

Project Data

As indicated

SD_000



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Revision

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Level -1

1/16" = 1'-0"

SD_101

① Level -1
1/16" = 1'-0"

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Level 1

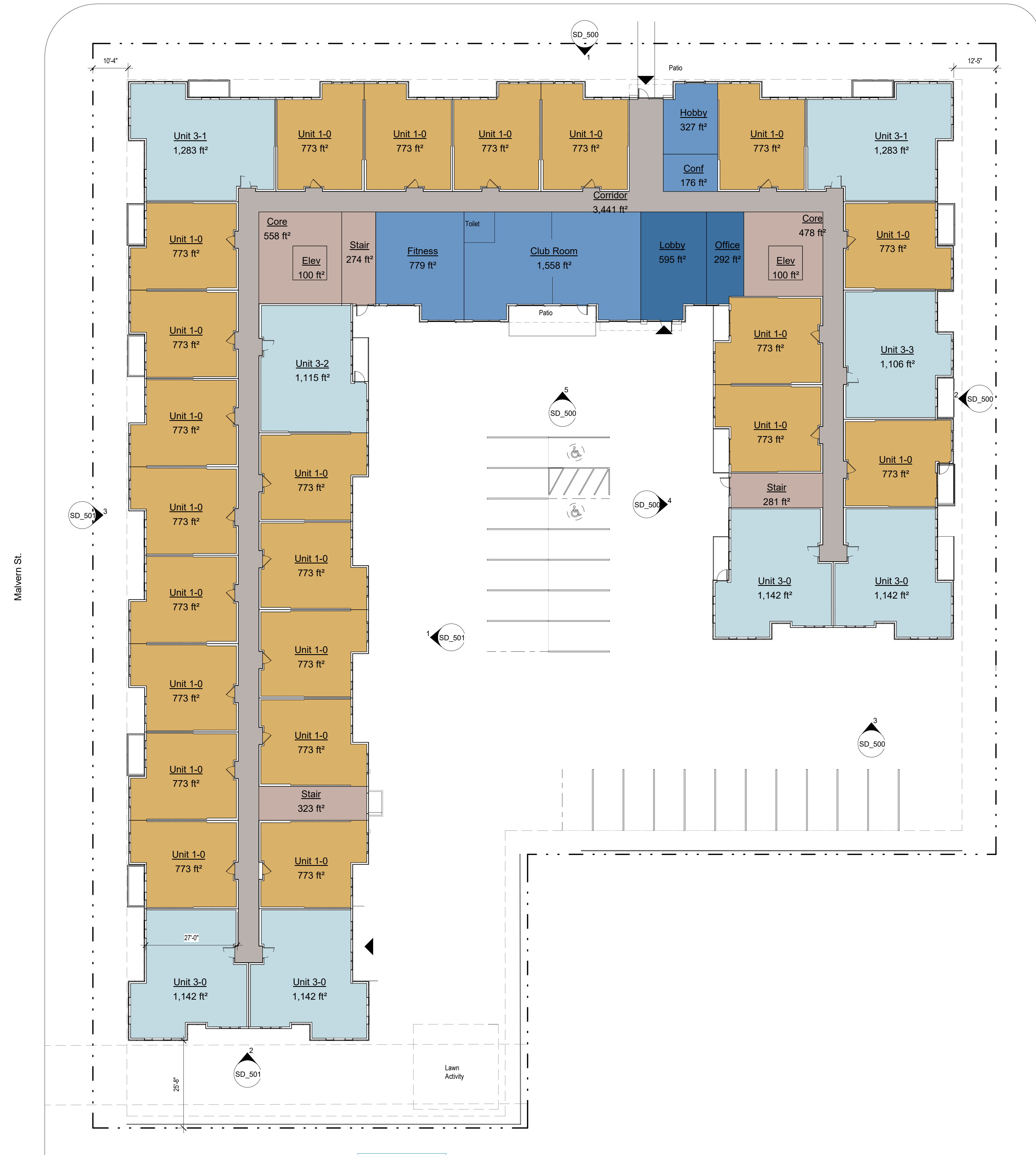
1/16" = 1'-0"

SD_102

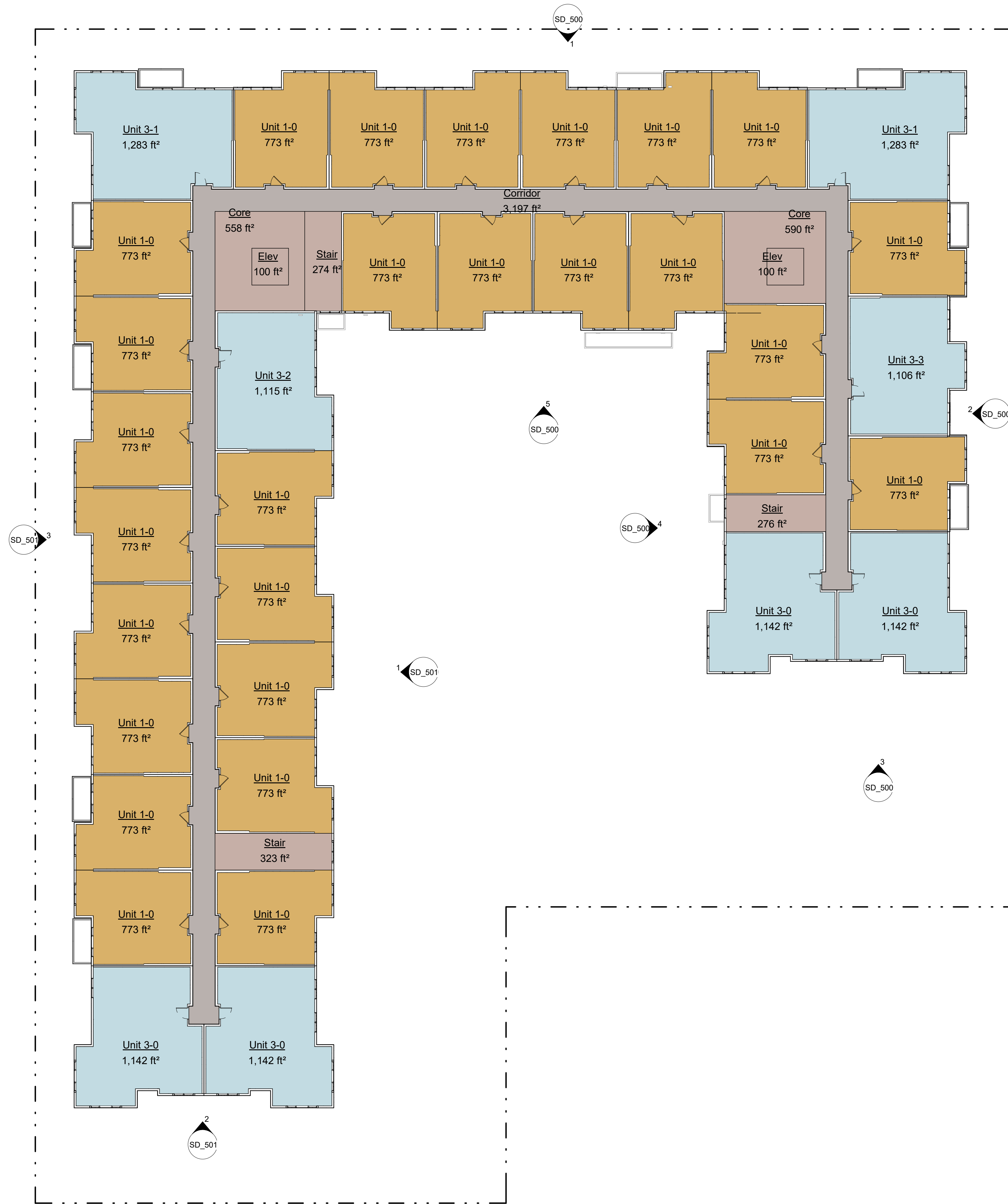
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Spring St.



① Level 1
1/16" = 1'-0"



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Levels 2-3

1/16" = 1'-0"

SD_103



Schema 1 Legend

- 1BR/1BA
- 2BR/2BA
- Amenity
- Core/Stairs
- Corridor
- Patio

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Level 4

1/16" = 1'-0"

SD_104

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Shadow Study

1" = 100'-0"

SD_105

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10 Site Area Plan - January 21st 9am
1" = 100'-0"



1 Site Area Plan - Winter Solstice 9am
1" = 100'-0"



4 Site Area Plan - Equinox 9am
1" = 100'-0"



7 Site Area Plan - Summer Solstice 9am
1" = 100'-0"



11 Site Area Plan - January 21st 12pm
1" = 100'-0"



2 Site Area Plan - Winter Solstice 12pm
1" = 100'-0"



5 Site Area Plan - Equinox 12pm
1" = 100'-0"



8 Site Area Plan - Summer Solstice 12pm
1" = 100'-0"



12 Site Area Plan - January 21st 3pm
1" = 100'-0"



3 Site Area Plan - Winter Solstice 3pm
1" = 100'-0"



6 Site Area Plan - Equinox 3pm
1" = 100'-0"



9 Site Area Plan - Summer Solstice 3pm
1" = 100'-0"

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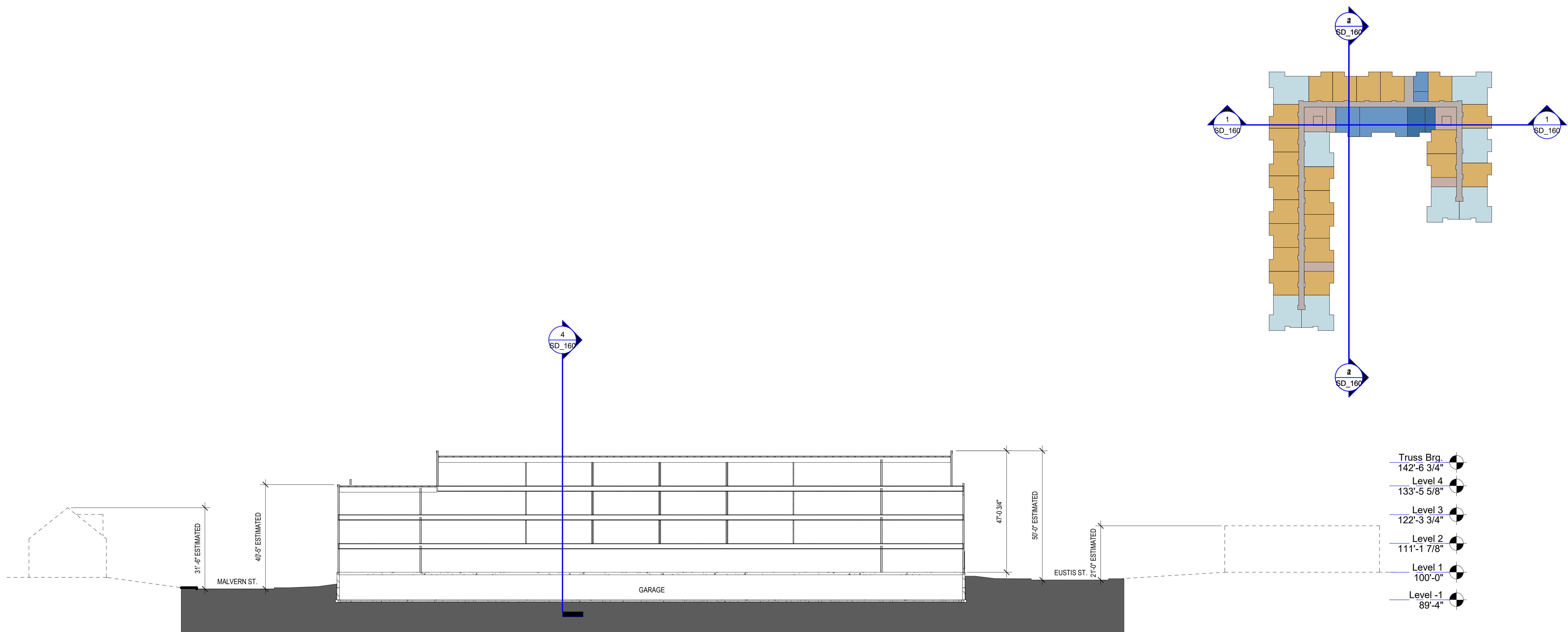
Site Sections

As indicated

SD_160

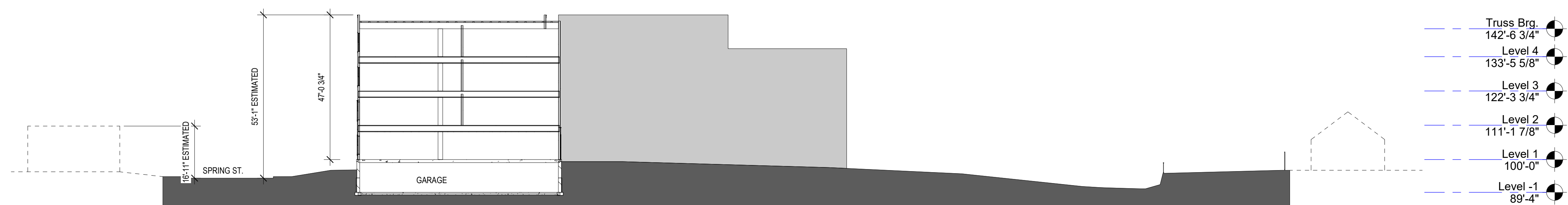
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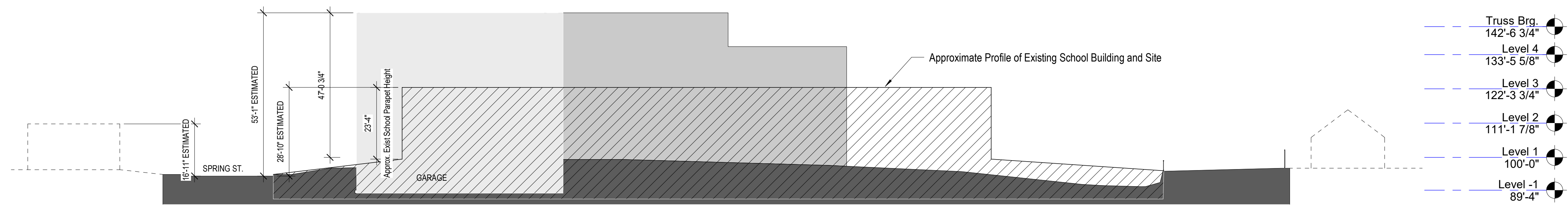
1 Site Section 1
3/64" = 1'-0"

- Truss Brg. 142'-6 3/4"
- Level 4 133'-5 5/8"
- Level 3 122'-3 3/4"
- Level 2 111'-1 7/8"
- Level 1 100'-0"
- Level -1 89'-4"



2 Site Section 2
3/64" = 1'-0"

- Truss Brg. 142'-6 3/4"
- Level 4 133'-5 5/8"
- Level 3 122'-3 3/4"
- Level 2 111'-1 7/8"
- Level 1 100'-0"
- Level -1 89'-4"



4 Site Section 3 Existing Building Profile
3/64" = 1'-0"

- Truss Brg. 142'-6 3/4"
- Level 4 133'-5 5/8"
- Level 3 122'-3 3/4"
- Level 2 111'-1 7/8"
- Level 1 100'-0"
- Level -1 89'-4"

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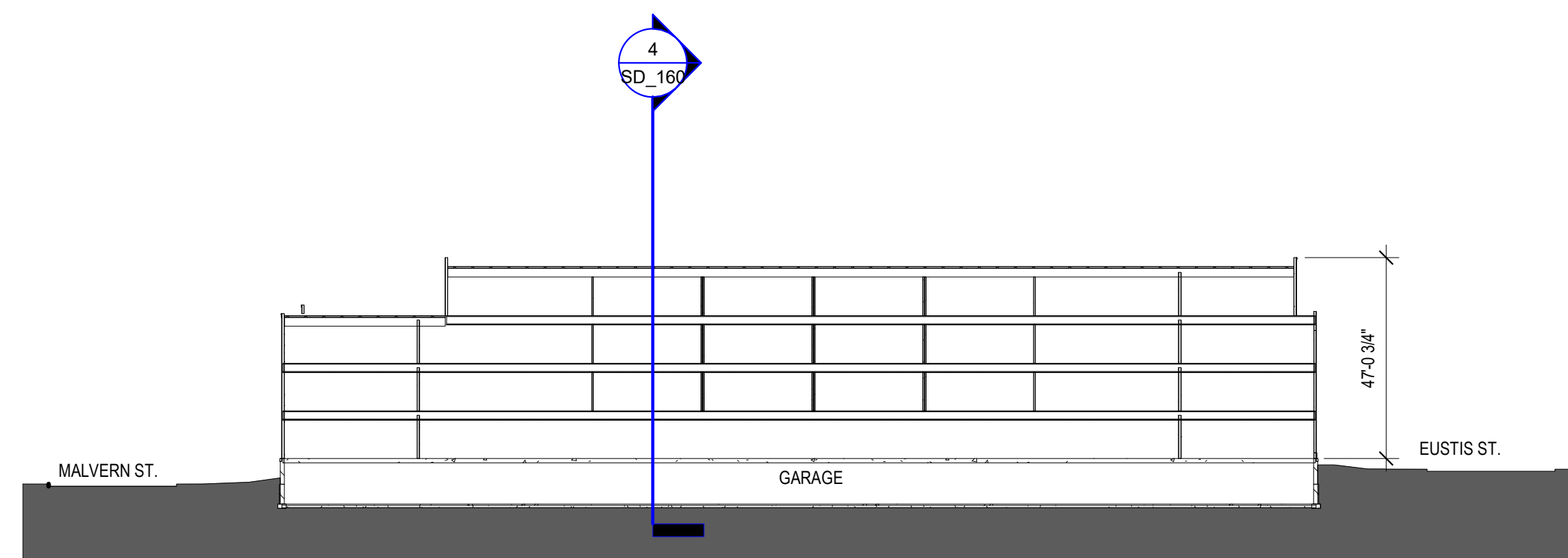
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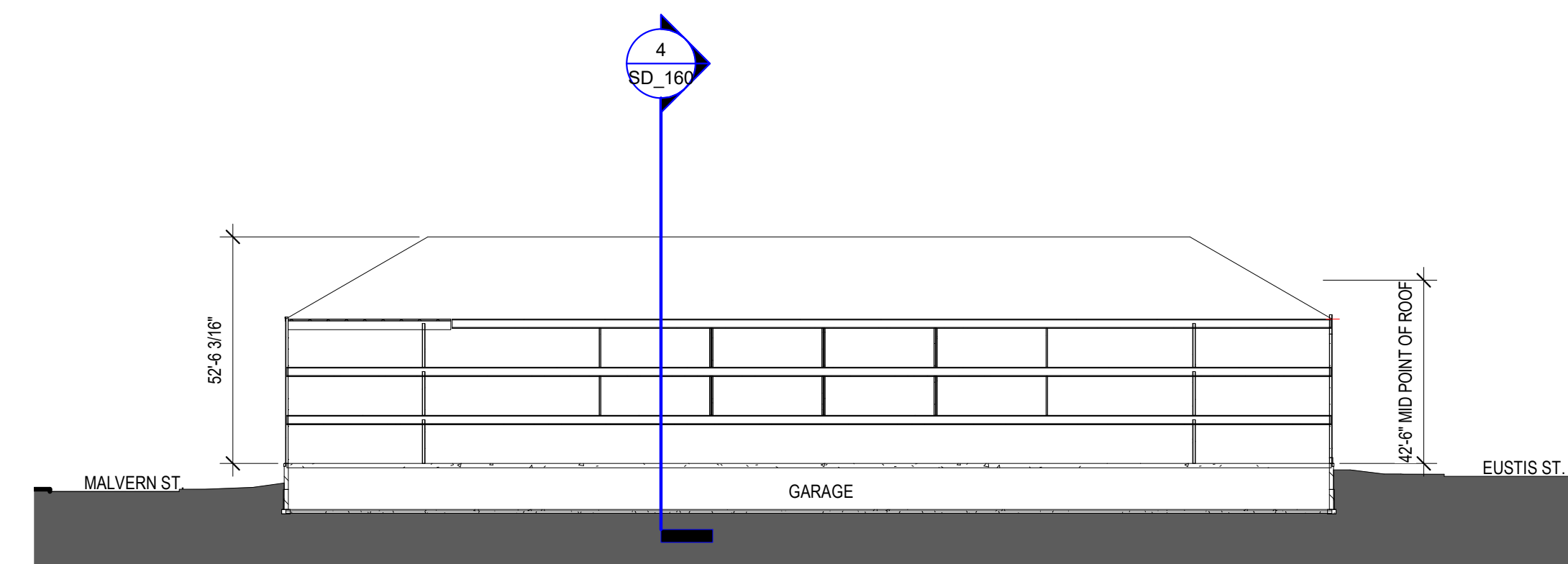
**Sections
Comparisons**

1/32" = 1'-0"

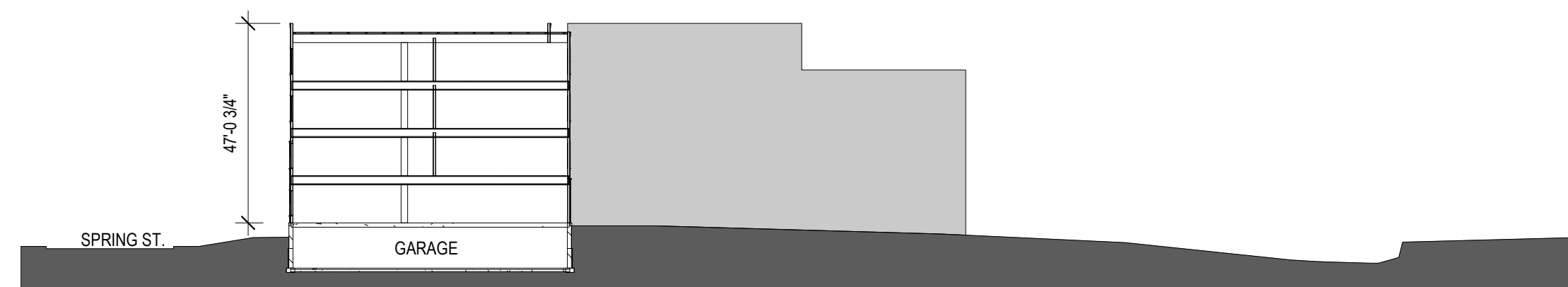
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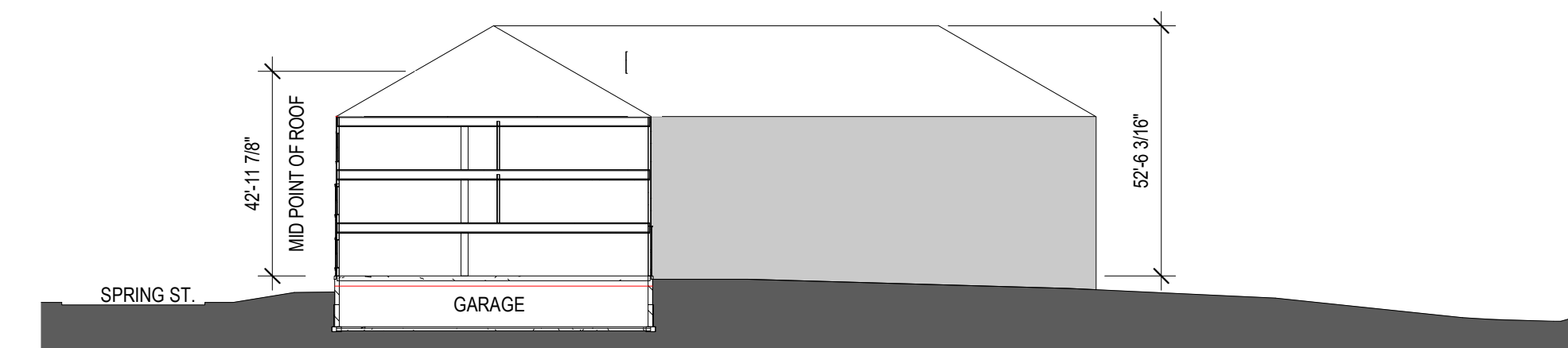
① Site Section 1 - Four Story - Flat Roof
1/32" = 1'-0"



② Site Section 1 - Three Story - Sloped Roof
1/32" = 1'-0"



③ Site Section 2 - Four Story - Flat Roof
1/32" = 1'-0"



④ Site Section 2 - Three Story - Sloped Roof
1/32" = 1'-0"

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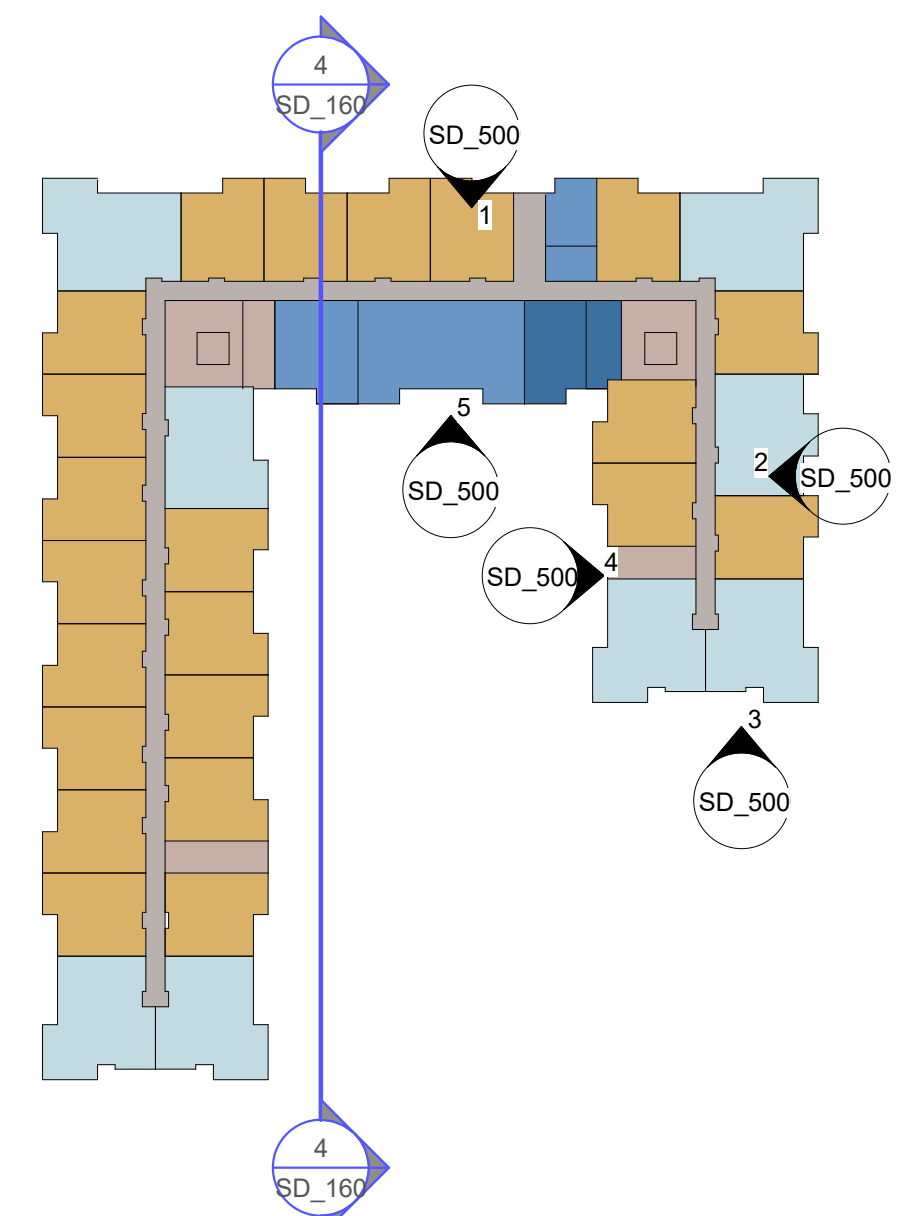
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Exterior Elevations

As indicated

SD_500



EXTERIOR MATERIAL TAG KEY

MASONRY:

- 4.0 CONC. MASONRY UNIT - COLOR: TBD
- 4.4 CULTURED STONE - COLOR: BEIGE
- 4.6 STONE SILL - COLOR: BEIGE

METALS:

- 5.0 PREFIN MTL COPING - COLOR: WHITE
- 5.1 PREFIN MTL CANOPY - WHITE
- 5.5 BALCONY - ALUMINUM - COLOR: WHITE
- 5.7 ALUMINUM ENTRY CANOPY - COLOR: WHITE
- 5.9 METAL RAILING - COLOR: WHITE

WOOD:

- 6.1 WOOD TRELLIS - COLOR: TBD

SIDING:

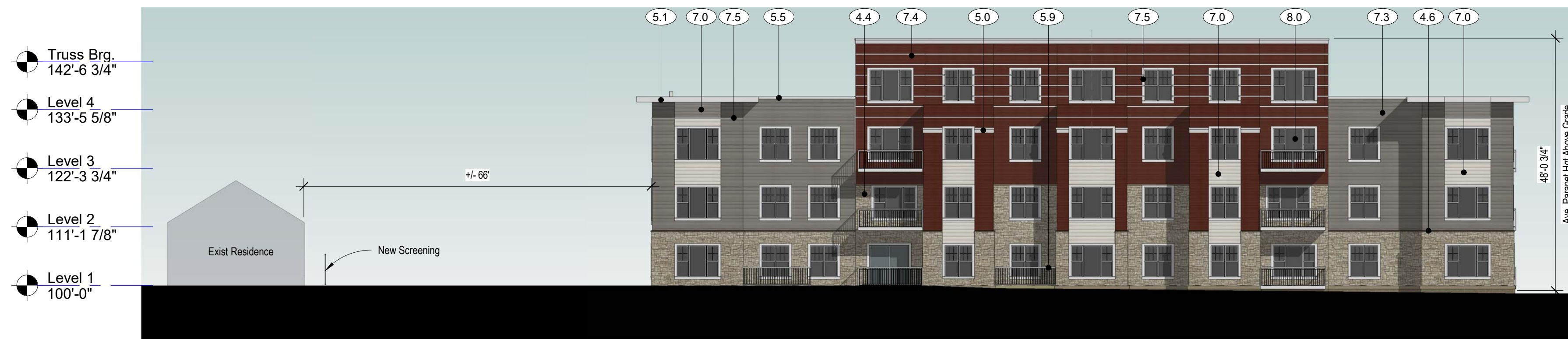
- 7.0 CFB LAP SIDING - 6" EXPOSURE - COLOR: OFF WHITE
- 7.2 CFB PANEL SIDING - COLOR: OFF WHITE
- 7.3 CFB LAP SIDING - 6" AND 4" EXPOSURE - COLOR: TAUPE
- 7.4 CFB LAP SIDING - 6" AND 4" EXPOSURE - COLOR: DEEP RED
- 7.5 CFB TRIM 5/4 BOARD - COLOR: OFF WHITE

OPENINGS:

- 8.0 VINYL WINDOW - COLOR: WHITE
- 8.2 ALUMINUM STOREFRONT GLAZING - COLOR: WHITE



1 Elevation 1 - a
1/16" = 1'-0"



2 Elevation 2 - a
1/16" = 1'-0"



3 Elevation 3 - a
1/16" = 1'-0"



4 Elevation 4 - a
1/16" = 1'-0"



5 Elevation 5 - a
1/16" = 1'-0"

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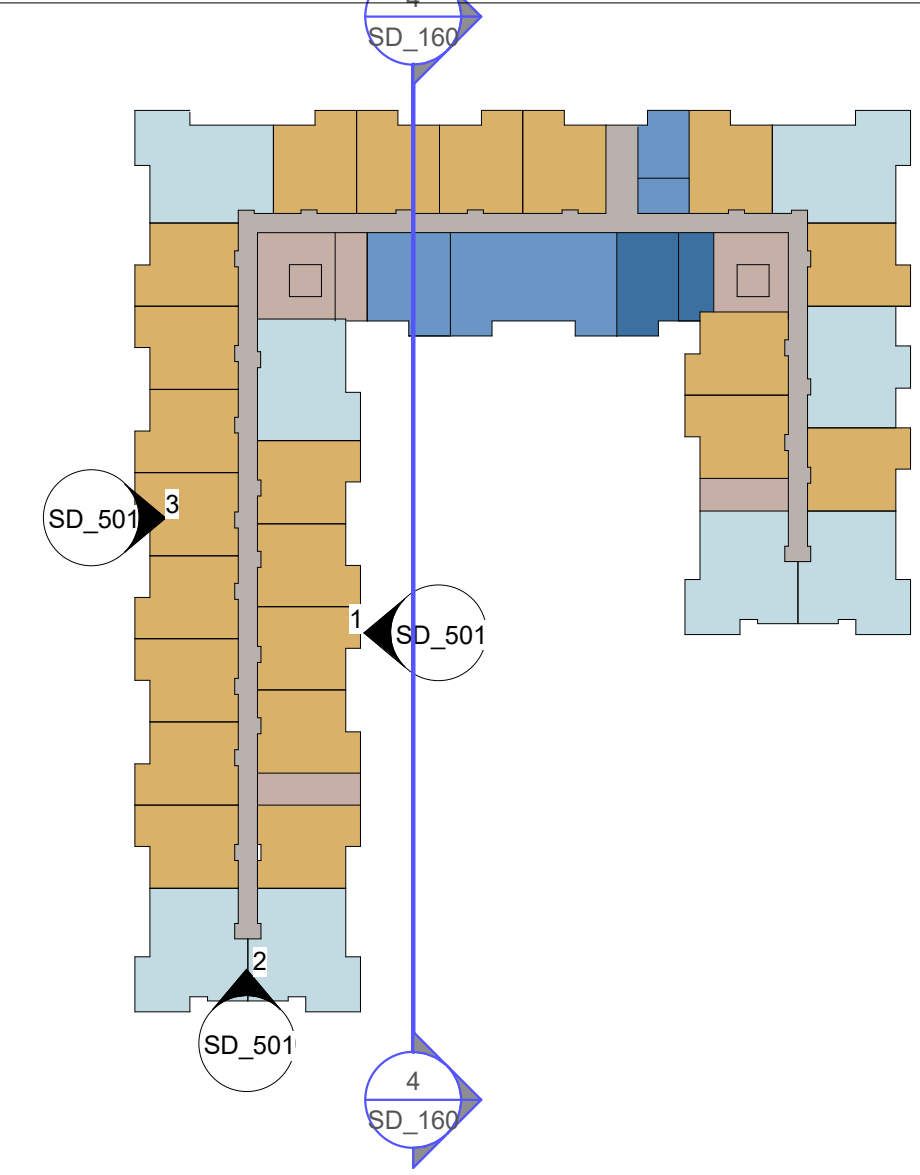
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Exterior Elevations

As indicated

SD_501



① Elevation 6 - a
1/16" = 1'-0"



② Elevation 7 - a
1/16" = 1'-0"

EXTERIOR MATERIAL TAG KEY

MASONRY:
 4.0 CONC. MASONRY UNIT - COLOR: TBD
 4.4 CULTURED STONE - COLOR: BEIGE
 4.6 STONE SILL - COLOR: BEIGE

METALS:
 5.0 PREFIN MTL COPING - COLOR: WHITE
 5.1 PREFIN MTL CANOPY - WHITE
 5.5 BALCONY - ALUMINUM - COLOR: WHITE
 5.7 ALUMINUM ENTRY CANOPY - COLOR: WHITE
 5.9 METAL RAILING - COLOR: WHITE

WOOD:
 6.1 WOOD TRELLIS - COLOR: TBD

SIDING:
 7.0 CFB LAP SIDING - 6" EXPOSURE - COLOR: OFF WHITE
 7.2 CFB PANEL SIDING - COLOR: OFF WHITE
 7.3 CFB LAP SIDING - 6" AND 4" EXPOSURE - COLOR: TAUPE
 7.4 CFB LAP SIDING - 6" AND 4" EXPOSURE - COLOR: DEEP RED
 7.5 CFB TRIM 5/4 BOARD - COLOR: OFF WHITE

OPENINGS:
 8.0 VINYL WINDOW - COLOR: WHITE
 8.2 ALUMINUM STOREFRONT GLAZING - COLOR: WHITE



③ Elevation 8 - a
1/16" = 1'-0"