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Florida E.B. Reg. No. 7958

pgigroup
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PritzLapin Assoc. LLC
Pelayo J. Caliente Mechanical PE 53629
PGI Group Plumbing
Fire Protection
Elias Crespo Electrical PE 59205
PGI Group Fire Alarm
Kevin McCabe Civil CE 36841
EDC Corp.
Barry Miller Landscape LA 000895

NO. ISSUE DATE

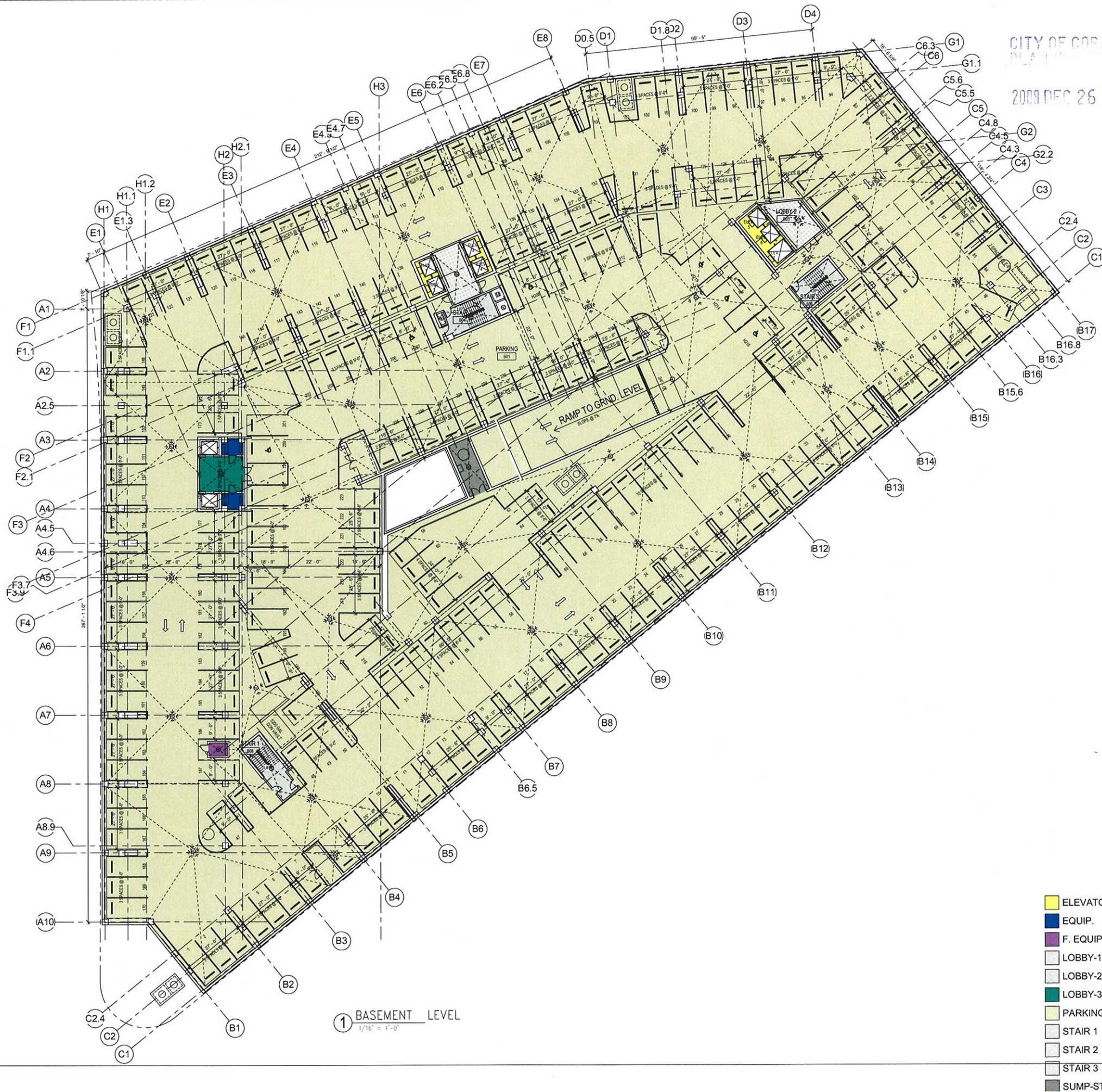
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Date 11.14.08
Job Number 810167.000
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Approved Approver

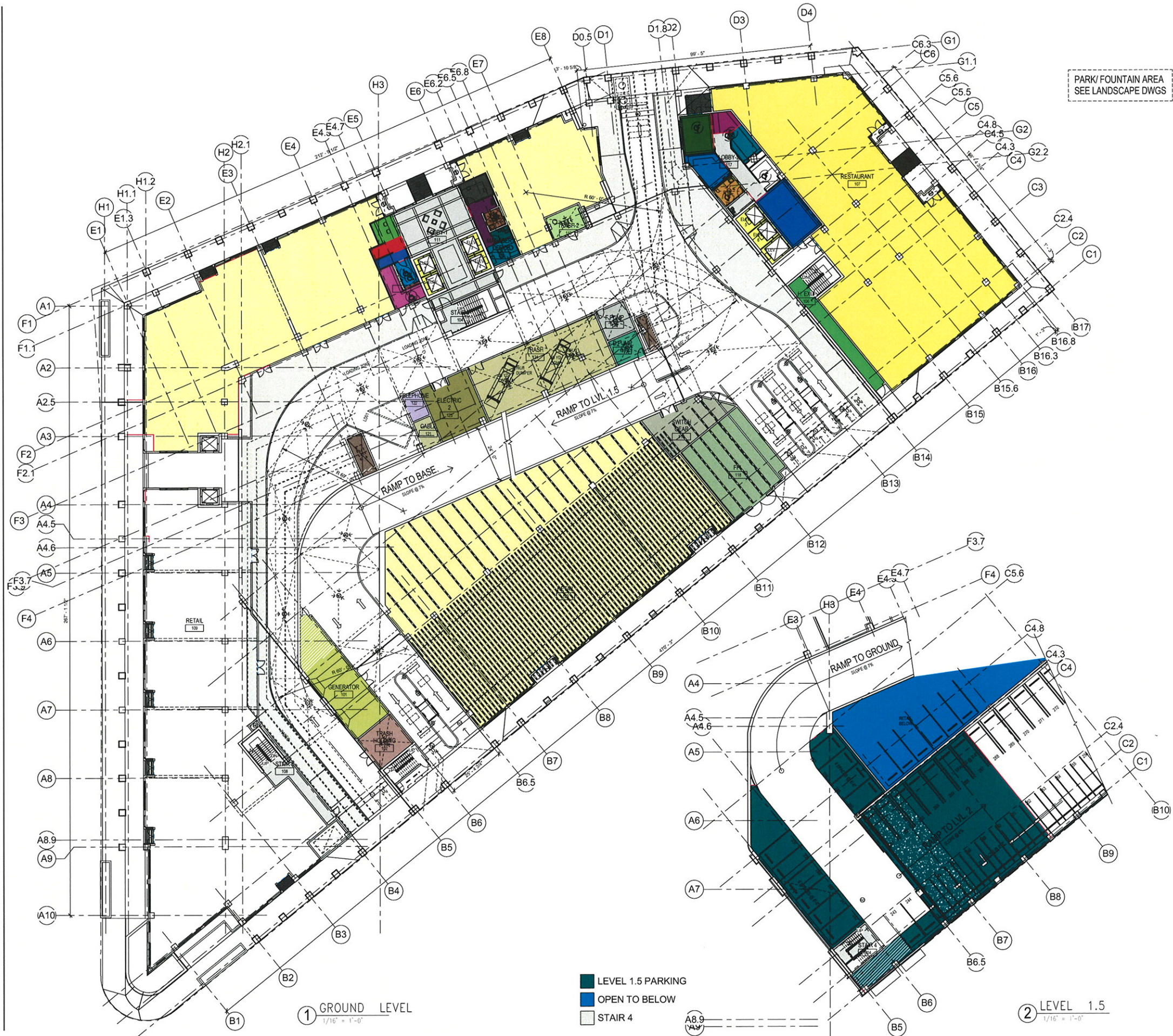
BASEMENT LEVEL

Sheet
A 109

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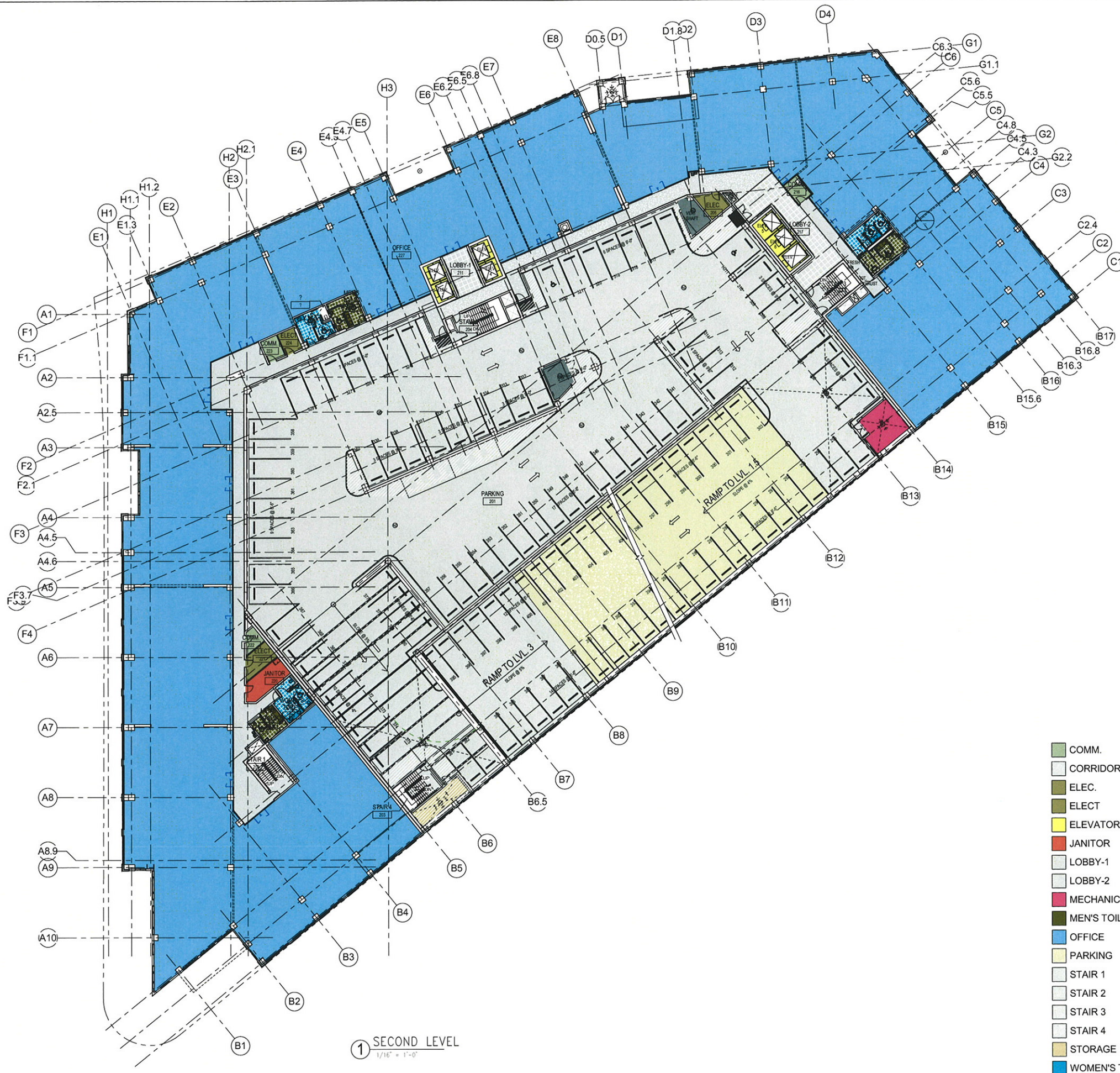
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**GROUND LEVEL /
LEVEL 1.5**

Sheet
A 110

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- COMM.
- CORRIDOR
- ELEC.
- ELECT
- ELEVATOR
- JANITOR
- LOBBY-1
- LOBBY-2
- MECHANICAL
- MEN'S TOILET
- OFFICE
- PARKING
- STAIR 1
- STAIR 2
- STAIR 3
- STAIR 4
- STORAGE
- WOMEN'S TOILET

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Perkins + Will Assoc. LLC	
Perkins + Will Mechanical	PE 53029
Perkins + Will Plumbing	
Perkins + Will Fire Protection	
Das Crespo Electrical	PE 59295
Perkins + Will Fire Alarm	
Kevin McCabe Civil	CE 35841
EDC Corp	
Berry Miller Landscape	LA 000886

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SECOND LEVEL

Sheet

A 111

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1 FOURTH LEVEL
1/16" = 1'-0"

- COMM.
- CORRIDOR
- ELEC.
- ELECT
- ELEVATOR
- JANITOR
- LOBBY 2
- LOBBY-1
- MEN'S TOILET
- OFFICE
- PARKING
- STAIR 1
- STAIR 2
- STAIR 3
- STAIR 4
- STORAGE
- WOMEN'S TOILET

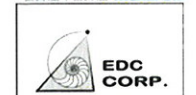
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Pelajo J. Caliente Mechanical	PE 5329
PGI Group	
Plumbing	
Fire Protection	
Elias Crespo Electrical	PE 50295
PGI Group	
Fire Alarm	
Kevin McCabe Civil	CE 36841
EDC Corp.	
Barry Miller Landscape	LA 000866

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FOURTH LEVEL

Sheet A 113

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PGI Group	PE 53829
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	Fire Protection
Elan Crespo	Electrical
PGI Group	PE 59095
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Kevin McCabe	Civil
EDC Corp.	CE 36841
Barry Miller	Landscape
	LA 000996

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FIFTH LEVEL

Sheet

A 114

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① SIXTH LEVEL
1/16" = 1'-0"

- | | |
|------------|---------|
| COMM. | STORAGE |
| CORRIDOR | TRASH-1 |
| CORRIDOR-3 | UNIT 1A |
| ELECT | UNIT 1B |
| ELECT. | UNIT 1C |
| ELEVATOR | UNIT 1D |
| JANITOR | UNIT 1E |
| LOBBY-1 | UNIT 1F |
| LOBBY-2 | UNIT 2A |
| MECHANICAL | UNIT 2B |
| PARKING | UNIT 2C |
| STAIR 1 | UNIT 2D |
| STAIR 2 | UNIT 2E |
| STAIR 3 | UNIT 2F |
| STAIR 4 | UNIT 2G |

- | |
|---------|
| UNIT 2H |
| UNIT 2I |
| UNIT 3A |
| UNIT 3B |
| UNIT 3C |

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SIXTH LEVEL

Sheet
A 115

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Elias Crespo PGI Group	Electrical	Fire Alarm	PE 50295	
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Barry Miller	Landscape		LA 00080	

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SEVENTH LEVEL

Sheet

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CONSTRUCTION: TYPE I-A



① SEVENTH LEVEL
 $1/16" = 1'-0"$



① EIGHT LEVEL
1/16" = 1'-0"

- | | |
|------------|-----------|
| COM | STORAGE |
| CORRIDOR | TH 2A-MID |
| CORRIDOR 4 | TH 2B-MID |
| ELEC | TH 3A-MID |
| ELECT. | TRASH-1 |
| ELEVATOR | UNIT 1B |
| JAN | UNIT 1C |
| LOBBY-1 | UNIT 1D |
| LOBBY-2 | UNIT 1E |
| PARKING | UNIT 2C |
| SPA / GYM | UNIT 2E |
| STAIR 2 | UNIT 2G |
| STAIR 3 | UNIT 3D |
| STAIR 4 | |

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Plumbing	
Fire Protection	
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PGI Group	
Fire Alarm	
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EDC Corp	
Berry Miller Landscape	LA 000896

INTERSTITIAL
SPACE
DATE
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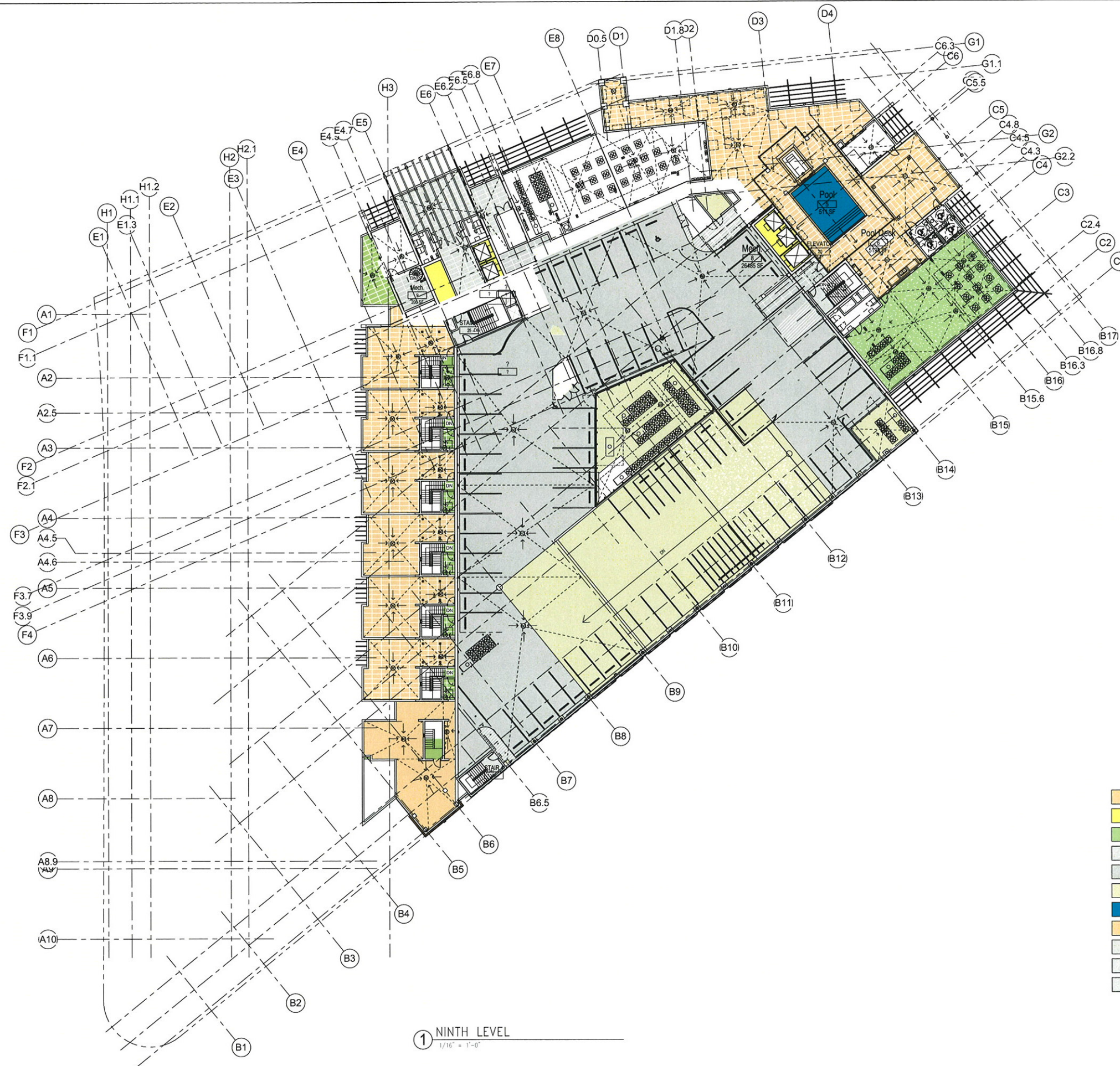
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EIGHT LEVEL

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1 NINTH LEVEL
1/16" = 1'-0"

- DECK
- ELEVATOR
- Green Roof
- LOBBY-1
- Mech.
- PARKING
- Pool
- Pool Deck
- STAIR 2
- STAIR 3
- STAIR 4

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PGI Group	Fire Alarm
Kevin McCabe	Civil CE 36841
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Sunny Minor	Landscape LA 000886

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NINTH LEVEL

Sheet A 118

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1 ROOF LEVEL
1/16" = 1'-0"

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Fire Protection	
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PGI Group Fire Alarm	
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Berry Miller Landscape	LA 000866

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ROOF LEVEL

Sheet A 119

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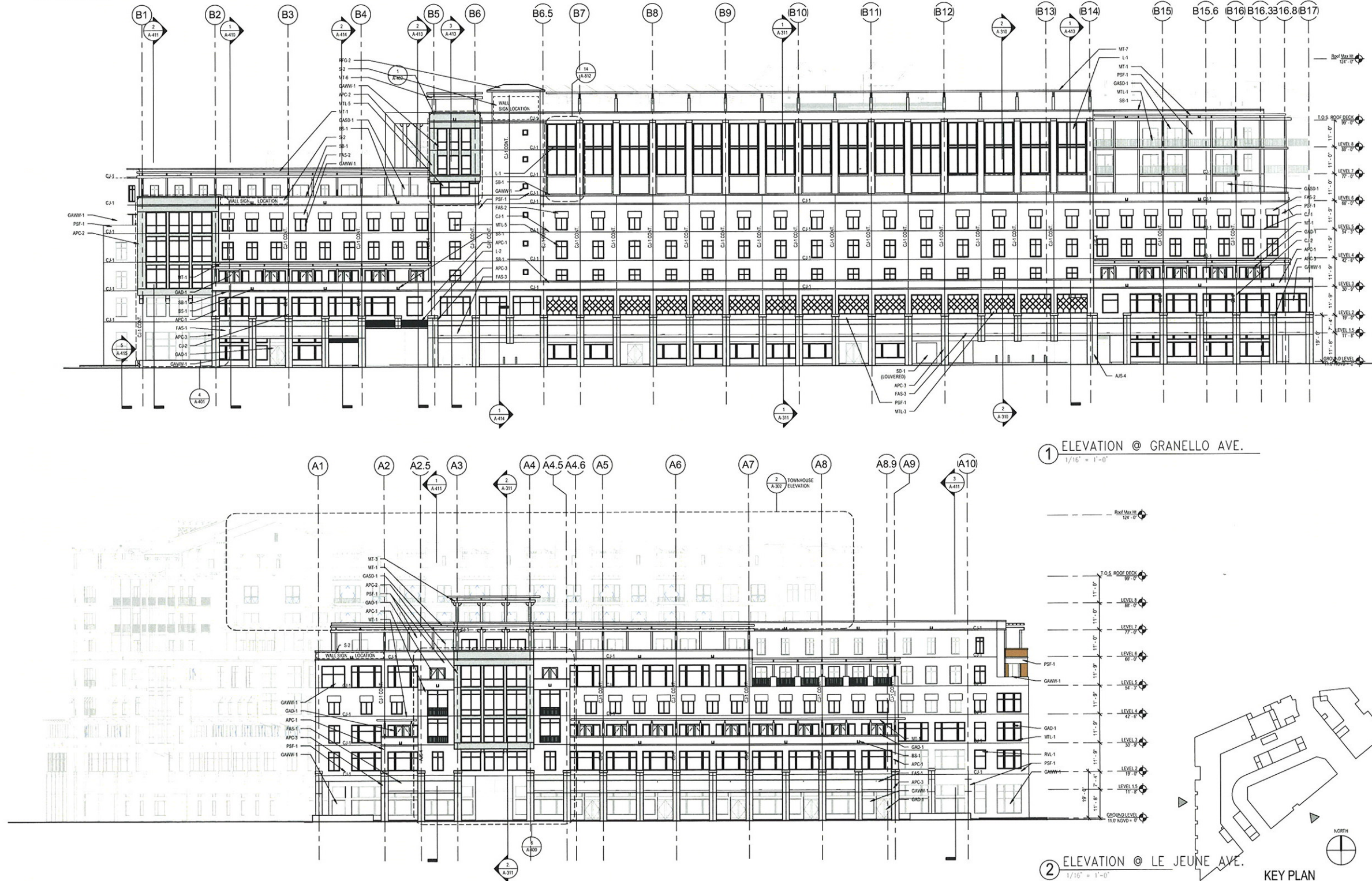
LEGEND: EXTERIOR WALL MATERIALS

(NOTE: SEE SPECIFICATIONS FOR COMPLETE MATERIAL AND SYSTEM DESCRIPTIONS)

AUS-1 ARCH. JOINT SYSTEM: SLAB TO SLAB & WALL TO WALL HORIZONTAL-EXTERIOR	FAS-2 FABRIC AWNING STRUCTURE w/ LIGHT	L-1 HURRICANE RESISTANT LOUVER	PCI-1 PORCELAIN CERAMIC TILE	WP-1 RUBBERIZED ASPHALT WATERPROOFING
AUS-2 ARCH. JOINT SYSTEM: SLAB TO SLAB w/ PAVINGS - EXTERIOR	FAS-3 FABRIC AWNING STRUCTURE	L-2 MECHANICAL LOUVER	PT-1 EXTERIOR PAINT: HIGH PERFORMANCE COATING	WP-2 CEMENTITIOUS WATERPROOFING
AUS-3 ARCH. JOINT SYSTEM: SLAB TO WALL - INTERIOR WITH CARPET ABOVE	FAS-4 FABRIC AWNING STRUCTURE	L-3 LOUVER w/ WOODZED DAMPER w/ SCREEN	PT-2 EXTERIOR PAINT: COLOR 1	WP-3 BENTONITE WATERPROOFING
AUS-4 ARCH. JOINT SYSTEM: WALL TO WALL - VERTICAL - EXTERIOR	FAS-5 FABRIC AWNING STRUCTURE (RETRACTABLE)	L-4 EQUIPMENT SCREEN	PT-3 EXTERIOR PAINT: COLOR 2	WP-4 TWO PART URETHANE WATERPROOF COATING
AUS-5 ARCH. JOINT SYSTEM: WALL TO WALL - VERTICAL - INTERIOR	FRU-1 FIRE-RESISTANT JOINT	L-5 ARCHITECTURAL SCREEN	PSF-1 PAINTED STUCCO FINISH	
AUS-6 ARCH. JOINT SYSTEM: FLOOR TO FLOOR - INTERIOR AT FINISHED FLOOR		L-6 EQUIPMENT SCREEN	PSF-2 PAINTED STUCCO FINISH - APPLIED TO FRAMED OR SUSPENDED SUBSTRATE ASSEMBLY	
AL-1 ALUMINUM LOUVERS (STORM RESISTANT): FINISH TO MATCH GAWW-1	GASD-1 GLAZED ALUM. SLIDING BALCONY DOOR INTEGRAL w/ GAWW	L-7 EQUIPMENT SCREEN	RF-1 SINGLE PLY VENTURIAN ROOFING SYSTEM	
AL-2 ALUMINUM LOUVER: FINISH TO MATCH GAWW-1	GAWW-1 GLAZED ALUM. WINDOW WALL SYSTEM: TO MEET HIGH VELOCITY WIND AND PROTECTIVE REQUIREMENTS PER THE FLORIDA BUILDING CODE AND MAM DADE PRODUCTS CONTROL APPROVAL	L-8 EQUIPMENT LOUVER w/ FIRE DAMPER	RF-2 BARS: THE ROOF	
APC-1 ARCHITECTURAL PRECAST CONCRETE: WHITE		LSC-1 LIGHTWEIGHT STRUCTURAL CONCRETE	RF-3 STEEL TRELLIS w/ PC	
APC-2 ARCHITECTURAL PRECAST CONCRETE: BROWN		MT-1 PAINTED METAL TRELLIS	RF-4 PRECAST CONCRETE SCURPER	
APC-3 ARCHITECTURAL PRECAST VENEER SYSTEM: WHITE		MT-2 PAINTED METAL TRELLIS	RVL-1 4" DEEP DECORATIVE REVEAL	
BS-1 PRECAST CONCRETE SCURPER		MT-3 PAINTED METAL TRELLIS	S-1 PROTECTION SIGN ONE PER RETAIL ENTRY: SEPARATE PERMIT	
CAB-1 POST TENSIONED CABLE AUTO BARRIER SYSTEM		MTL-1 ALUMINUM ORNAMENTAL RAILING	S-2 WALL SIGN PROVIDE SEPARATE PERMIT	
CJ-1 CONTROL JOINT - STUCCO		MTL-2 AUTO RESTRAINT BARRIER CABLES	S-3 STUCCO BAND	
CJ-2 CONTROL JOINT - PRECAST		MTL-3 ORNAMENTAL ORNL	SC-1 SHOTCRETE SKYWALK OVER ROCK FLOAT FINISH	
CJA-1 ACoustical CEILING		MTL-4 ALUMINUM PICKET DESIGN RAILING	SC-2 SMOOTH	
CP-1 PAINTED CEMENT PARGE COAT		MTL-5 DECORATIVE METAL SCREEN	SC-3 BALCONY DIVIDER PRIVACY SCREEN	
CT-1 CERAMIC TILE		OC-1 OVERHEAD COILING DRILL	SD-1 IMPACT STEEL DOOR WITH MAM DADE AQA PRODUCT APPROVAL	
CJ-1 CONTROL JOINT		OC-2 OVERHEAD COILING DOOR	TC-1 VEHICULAR TRAFFIC COATING	
CP-1 PAINTED CEMENT PARGE COAT			TC-2 PEDESTRIAN TRAFFIC COATING	
DR-1 DUAL ROOF DRAIN				
DR-1 B-LEVEL DRAIN				
DT-1 TRENCH DRAIN				
DT-2 TRENCH DRAIN (PARKING)				

ELEVATION LEGEND	
	PSF-1 CUSTOM COLOR 1
	APC-1 CUSTOM COLOR 2
	APC-2 CUSTOM COLOR 3
	APC-3 CUSTOM COLOR 4

GENERAL NOTES:
1. REFER TO STRUCTURAL DRAWINGS FOR REINFORCING, LAYOUT AND SIZE OF ALL ELEMENTS OF THE PRIMARY AND SECONDARY STRUCTURAL ENVELOPE.
2. PRECAST SUPPLIER TO PROVIDE ENGINEERED SYSTEM SIGNED AND SEALED BY A FLORIDA REGISTERED ENGINEER. ALL ANCHORAGE DETAILING BY PRECAST SUPPLIER.



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Checked Checker

Approved Approver

Title

Building Elevations

Sheet

A-300

CONSTRUCTION: TYPE I-A

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LEGEND: EXTERIOR WALL MATERIALS

(NOTE: SEE SPECIFICATIONS FOR COMPLETE MATERIAL AND SYSTEM DESCRIPTIONS)

AJS-1 ARCH. JOINT SYSTEM SLAB TO SLAB & WALL TO WALL HORIZONTAL EXTERIOR
AJS-2 ARCH. JOINT SYSTEM SLAB TO SLAB & WALL TO WALL VERTICAL EXTERIOR
AJS-3 ARCH. JOINT SYSTEM SLAB TO WALL - INTERIOR WITH CARPET ABOVE
AJS-4 ARCH. JOINT SYSTEM WALL TO WALL - VERTICAL - EXTERIOR
AJS-5 ARCH. JOINT SYSTEM WALL TO WALL CEILING - VERTICAL - INTERIOR
AJS-6 ARCH. JOINT SYSTEM FLOOR TO FLOOR - INTERIOR AT FINISHED FLOOR
AL-1 ALUMINUM LOUVERS (STORM RESISTANT) FINISH TO MATCH GAWW-1
AL-2 ALUMINUM LOUVER FINISH TO MATCH GAWW-1
APC-1 ARCHITECTURAL PRECAST CONCRETE - WHITE
APC-2 ARCHITECTURAL PRECAST CONCRETE - BROWN
APC-3 ARCHITECTURAL PRECAST CONCRETE - WHITE
BS-1 PRECAST CONC. SCUPPER
CBL-1 POST TENSIONED CABLE AUTO BARRIER SYSTEM
CJ-1 CONTROL JOINT - STUCCO
CJ-2 CONTROL JOINT - PRECAST
CJA-1 CONTROL JOINT - PRECAST
CP-1 PAINTED CEMENT FARGE COAT
CT-1 CERAMIC TILE
CT-2 CONTROL JOINT
CP-1 PAINTED CEMENT FARGE COAT
DR-1 DUAL ROOF DRAIN
DB-1 B-LEVEL DRAIN
DT-1 TRENCH DRAIN
DT-2 TRENCH DRAIN (PARKING)

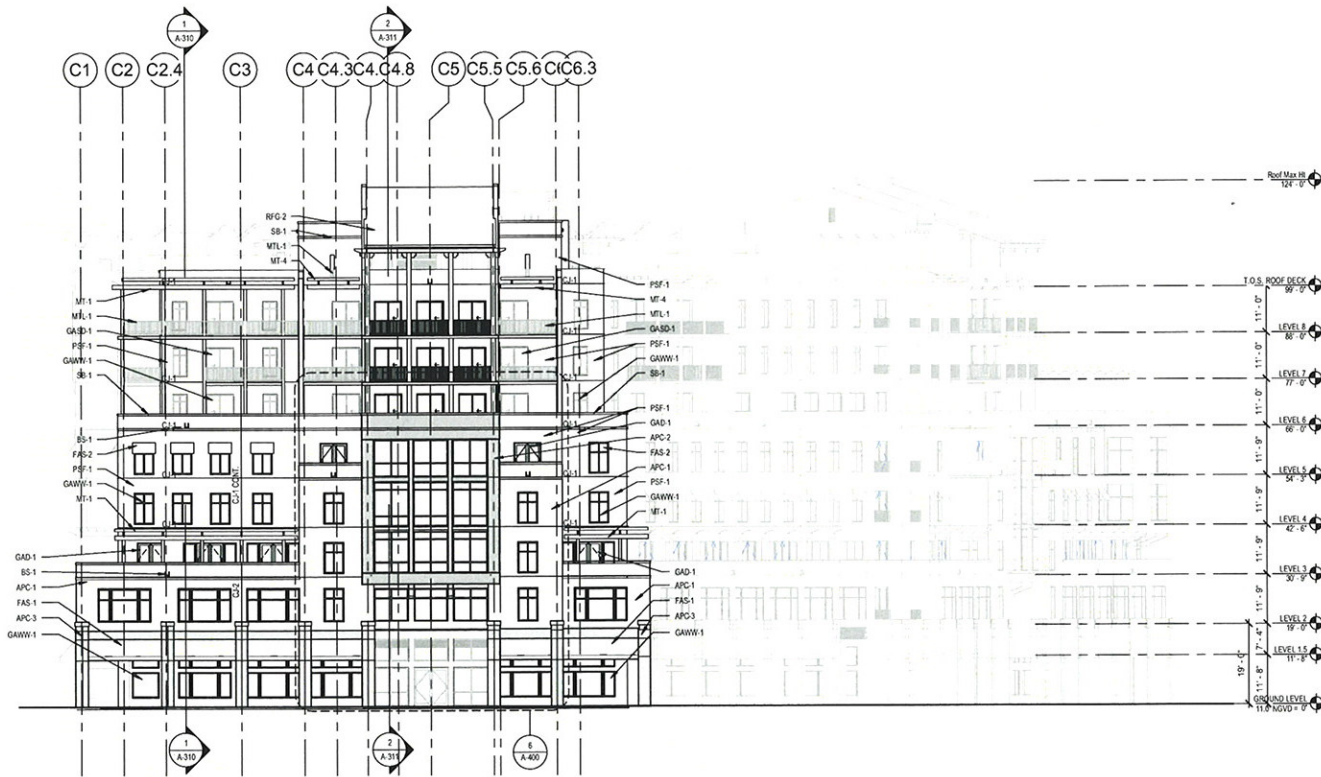
FAS-1 FABRIC AWNING STRUCTURE - LIGHT
FAS-2 FABRIC AWNING STRUCTURE
FAS-3 FABRIC AWNING STRUCTURE
FAS-4 FABRIC AWNING STRUCTURE (RETRACTABLE)
FR-1 FIRE RESISTANT JOINT
GASD-1 GLAZED ALUM. SLIDING BALCONY DOOR INTEGRAL W/ GAWW
GAWW-1 GLAZED ALUM. WINDOW WALL SYSTEM, TO MEET HIGH VELOCITY WIND AND PROJECTILE REQUIREMENTS PER THE FLORIDA BUILDING CODE AND MAJOR DAE PRODUCTS CONTROL APPROVAL
GL-1 LAMINATED LOW E GLASS
GL-2 LAMINATED SPHAGNE GLASS
GL-3 CLEAR LAMINATED GLASS
GR-1 VEGETATED ROOF ASSEMBLY (GREEN ROOF)
INSUL-1 RIGID ROOF INSULATION
INSUL-2 RIGID BOARD INSULATION, MIN. R-5
INSUL-3 SPRAY APPLIED INSULATION UNDER SLAB MIN. R-10
INSUL-4 UNFACED FIBERGLASS BATT
INSUL-5 MAXIMA WOOL BLANKET
INSUL-6 POLYISOCYANURATE HOLEY BOARD INSULATION
INSUL-7 CERAMIC INSULATING COATING R-19

L-1 HURRICANE RESISTANT LOUVER
L-2 MECHANICAL LOUVER
L-3 LOUVER W/ MOTORIZED DAMPER W/ SCREEN
L-4 EQUIPMENT SCREEN
L-5 ARCHITECTURAL SCREEN
L-6 EQUIPMENT SCREEN
L-7 EQUIPMENT SCREEN
L-8 EQUIPMENT LOUVER W/ FIRE DAMPER
LSC-1 LIGHTWEIGHT STRUCTURAL CONCRETE
MT-1 STEEL TRELLIS W/ WPC
MT-2 PAINTED METAL TRELLIS
MT-3 PAINTED METAL TRELLIS
MTL-1 ALUMINUM ORNAMENTAL RAILING
MTL-2 AUTO RESTRAINT BARRIER CABLES
MTL-3 ORNAMENTAL GRILL
MTL-4 ALUMINUM POCKET DESIGN RAILING
MTL-5 DECORATIVE METAL SCREEN
ODG-1 OVERHEAD COILING GRILL
ODD-1 OVERHEAD COILING DOOR

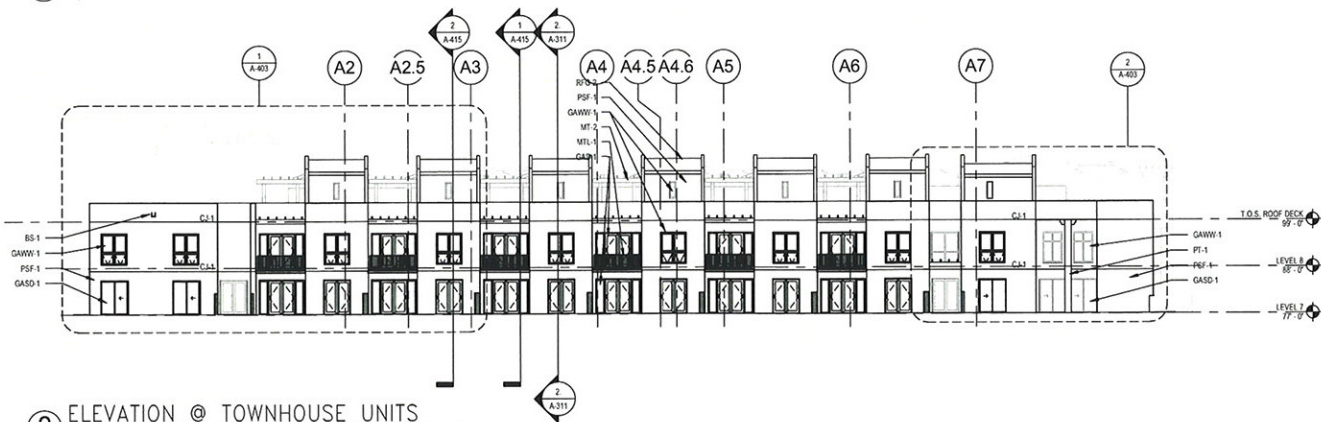
PC-1 PORCELAIN CERAMIC TILE
PT-1 EXTERIOR PAINT - HIGH PERFORMANCE COATING
PT-2 EXTERIOR PAINT COLOR 1
PT-3 EXTERIOR PAINT COLOR 2
PSF-1 PAINTED STUCCO FINISH
PSF-2 PAINTED STUCCO FINISH - APPLIED TO FRAMED OR SUSPENDED SUBSTRATE ASSEMBLY
RFG-1 SINGLE PLY MEMBRANE ROOFING SYSTEM
RFG-2 BARREL TILE ROOF
RS-1 PRECAST CONC. SCUPPER
RV-1 4" DEEP DECORATIVE REVEAL
S-1 PROJECTION SIGN PER RETAIL ENTRY - SEPARATE PERMIT
S-2 WALL SIGN PROVIDE SEPARATE PERMIT
SB-1 1" STUCCO BAND
SC-1 SHOTCRETE SKIMCOAT OVER ROCK FLOAT FINISH SMOOTH
SCR-1 BALCONY DIVIDER PRIVACY SCREEN
SD-1 IMPACT STEEL DOOR WITH MARK MADE NOA PRODUCT APPROVAL
TC-1 VEHICULAR TRAFFIC COATING
TC-2 PEDESTRIAN TRAFFIC COATING

WP-1 RUBBERIZED ASPHALT WATERPROOFING
WP-2 CEMENTITIOUS WATERPROOFING
WP-3 BENTONITE WATERPROOFING
WP-4 TWO PART URETHANE WATERPROOF COATING
GENERAL NOTES:
1. REFER TO STRUCTURAL DRAWINGS FOR REINFORCING, LAYOUT AND SIZE OF ALL ELEMENTS OF THE PRIMARY AND SECONDARY STRUCTURAL ENVELOPE.
2. PRECAST SUPPLIER TO PROVIDE ENGINEERED SYSTEM SIGNED AND SEALED BY A FLORIDA REGISTERED ENGINEER. ALL ANCHORAGE DETAILING BY PRECAST SUPPLIER.

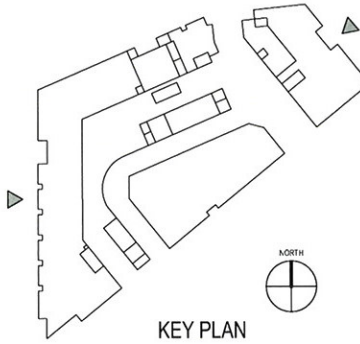
ELEVATION LEGEND	
	PSF-1 CUSTOM COLOR 1
	APC-1 CUSTOM COLOR 2
	APC-2 CUSTOM COLOR 3
	APC-3 CUSTOM COLOR 4



1 ELEVATION @ PARK
1/16" = 1'-0"



2 ELEVATION @ TOWNHOUSE UNITS
1/16" = 1'-0"



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EDC Corp.	
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Sheet Information	
Date	11.14.08
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Drawn	Author
Checked	Checker
Approved	Approver
Title	

Building Elevations

Sheet
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CONSTRUCTION: TYPE I-A
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