

Architectural Review Board Application
Full Board Review

CONCEPTUAL

EDULEM

CONCE	Application Date: August 31, 2017					
Project Address:	400 Block Cevallos					
Applicant:	200 Office Complex, LLC, Brian Spencer					
Applicant's Address:	260 S. Tarragona St., Suite 240-D, Pensacola, FL 32502					
Email:	brian@smp-arch.com Phone: 850-712-2612					
Property Owner:	Buyer:200 Office Complex,LLC; Owner:Williams Theckla Elizabeth White					
District:	PHD NHPD OEHPD PHBD GCD					
	nade for the project as described herein:					
	mestead – \$50.00 hearing fee					
	ther Residential – \$250.00 hearing fee					
* An application shall be	ne scheduled to be heard once all required materials have been submitted and it is the Secretary to the Board. You will need to include eleven (11) copies of the					
required information.	Please see pages 3 – 4 of this application for further instruction and information.					
Project specifics/descr	iption:					
Parcel Zoning: HC-1						
Residential (2 attached residences + studio/guest suite); 3-story						
Exterior: HardiePlank + HardiePanel Siding						
that no refund of these	licant, understand that payment of these fees does not entitle me to approval and e fees will be made. I have reviewed the applicable zoning requirements and the present on the date of the Architectural Review Board meeting.					
17/8	7/11/17					
Applic	cant Signature Date					

Planning Services
222 W. Main Street * Pensacola, Florida 32502

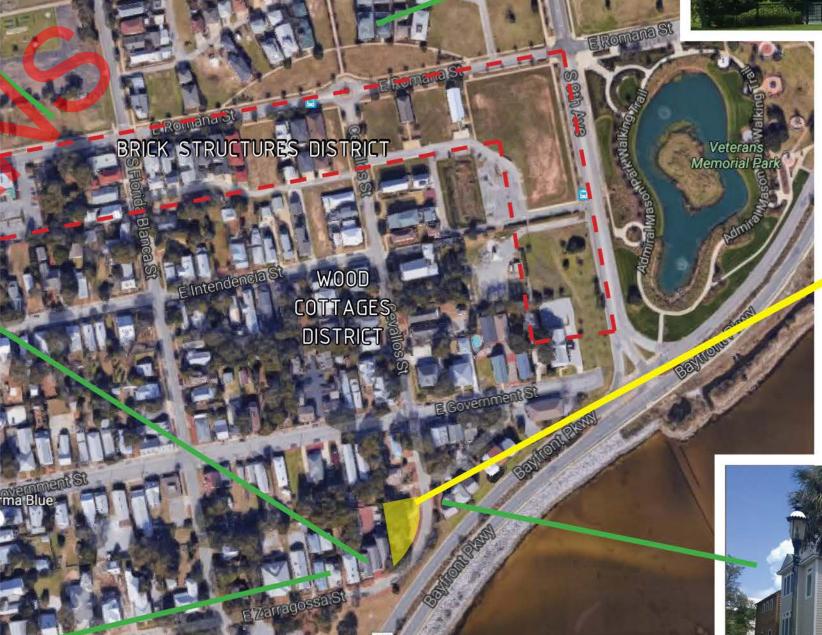


Examples of Existing Three Story Structures





520 E Zarragossa (HC-1)



Site Location: Vacant Lot, HC-1

601 Crown Cove (SSD)





View of Site (South)



View of Site (West)



Adjacent Property (East)



View of Site (North)





PROJECT LOCATION —

PROJECT TEAM:

OWNER: NO OWNER 400 BLK CEVALLOS ST PENSACOLA, FL. 32501

ARCHITECT:

SMP ARCHITECTURE 40 S. PALAFOX PLACE, SUITE 202 PENSACOLA, FL 32502 (850) 432-7772 p (850) 432-7057 f BRIAN@SMP-ARCH.COM CONTACT: BRIAN SPENCER

CIVIL: XXX XXX XXX

(850) XXX-XXXX (0)www.XXX.COM CONTACTS: >

STRUCTURAL ENGINEER:

XXX XXX (850) XXX-XXXX (0) www.XXX.COM CONTACTS: XXX

BUILDING / SITE INFORMATION

SITE ADDRESS: 400 BLK CEVALLOS ST BUILDING USE

BUILDING SQ. FT. BUILDING HGT. LIMITATIONS: ACTUAL BUILDING HGT.

LOT WIDTH: LOT DEPTH:

FRONT YARD: SIDE YARD: **REAR YARD:**

RESIDENTIAL 9,395 s.f 35'-0" 42'-6" 7,405 s.f / .17 ACRES

> 145 FEET 15' SETBACK (FROM STREET EDGE) 5' SETBACK

> > SETBACK



GENERAL NOTES

- 1. THE WORK CONSIST OF THIS SET OF DRAWINGS, SPECIFICATIONS, ADDENDA, CONSTRUCTION CHANGE DIRECTIVES, CHANGE ORDERS, THE CONTRACT BETWEEN THE OWNER AND CONTRACTOR, AND ANY OTHER INFORMATION WRITTEN AND MUTUALLY AGREED UPON BETWEEN THE OWNER AND CONTRACTOR.
- 2. THE DRAWINGS AND SPECIFICATIONS ARE COMPLEMENTARY AND INTERRELATED. WHAT IS REQUIRED BY ONE ANY ONE SHALL BE REQUIRED BY ALL. WORK OF ANY INDIVIDUAL TRADE IS NOT NECESSARILY CONFINED TO SPECIFIC DOCUMENTS, CHAPTERS OR
- 3. THE CONTRACTOR SHALL TO COMPLY WITH ALL CODES AND ORDINANCES IN EFFECT AT THE TIME THE PERMIT IS ISSUED.
- 4. IF DISCREPANCIES OR INCONSISTENCIES IN THE DOCUMENTS ARE DISCOVERED, THE CONTRACTOR IS TO NOTIFY THE ARCHITECT IMMEDIATELY IN WRITING PRIOR TO BID.
- 5. CONSTRUCTION TECHNIQUES, PROCEDURES, SEQUENCING AND SCHEDULING ARE SOLELY THE RESPONSIBILITY OF THE CONTRACTOR.
- 6. DO NOT SCALE DRAWINGS; USE DIMENSIONS ONLY. ALL DIMENSIONS MUST BE VERIFIED ON THE JOB AND THE ARCHITECT MUST BE NOTIFIED OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK.
- 7. IT IS THE INTENT OF THE DOCUMENTS FOR THE CONTRACTOR TO PROVIDE A COMPLETELY WATERPROOF BUILDING ENVELOPE. REPORT TO ARCHITECT ANY CONDITION THAT WOULD PREVENT THIS IMMEDIATELY.
- 8. COORDINATE LOCATIONS AND/OR ELEVATIONS OF FLOOR DRAINS, REGISTERS, GRILLES, LOUVERS, DUCTS, UNIT HEATERS, PANELS, ETC. WITH MECHANICAL AND ELECTRICAL CONTRACTORS AND ARCHITECTURAL DRAWINGS.
- 9. WHERE A DETAIL IS SHOWN FOR ONE CONDITION, IT SHALL APPLY TO ALL LIKE OR SIMILAR CONDITIONS, EVEN THOUGH NOT SPECIFICALLY MARKED ON THE DRAWINGS.
- 10. FOLLOW MANUFACTURER'S INSTRUCTION SPECIFICATIONS, DETAILS AND INSTRUCTIONS FOR ALL CONSTRUCTION MATERIALS AND SYSTEMS.

40 S. PALAFOX STREET • SUITE 202 PENSACOLA, FLORIDA 32502 P 850.432.777 www.smp-arch.com • AAC001828

Listen. Interpret. Translate

CERTIFICATION

400 Cevallos Block

400 Cevallos Pensacola, Florida

ALL DRAWINGS AND WRITTEN MATERIAL HEREIN CONSTITUTE ORIGINAL AND UN-PUBLISHED WORK OF THE ARCHITECT AND MAY NOT BE DUPLICATED IN ANY PART WITHOUT THE WRITTEN CONSENT OF THE ARCHITECT.

400 CEVALLOS BLOCK RESIDENCE

G-001 GENERAL NOTES & PROJECT DATA	A-100	T		
		ARCHITECTURAL SITE PLAN		
	A-101	FIRST FLOOR PLAN		
	A-102	SECOND FLOOR PLAN		
	A-103	THIRD FLOOR PLAN		
L	A-104	ROOF PLAN		
CIVIL	77 101	NOSI 1 E/NV		
	A-201	EXTERIOR ELEVATIONS — SOUTH & EAST	———— MECH	ANICAL
	A-202	EXTERIOR ELEVATIONS — NORTH & WEST		
			F1 F07	
			ELECT	ΓRICAL
CTDLICTUDAL				
STRUCTURAL				

SYMBOL LEGEND

KEYNOTE

ROOM NAME & NUMBER 101

GLAZING IDENTIFICATION & NUMBER

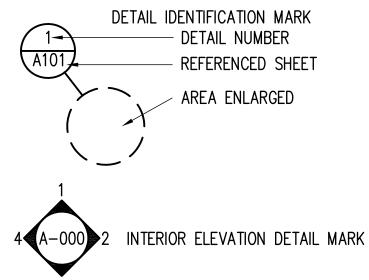
DOOR IDENTIFICATION & NUMBER W8 SCHEDULED WALL TYPE

CEILING HEIGHT DENOTATION

(F.E.C.) SEMI-RECESSED FIRE EXTINGUISHER



SECTION NUMBER SHEET WHERE DRAWN







ELEVATION MARK SYMBOL

G-001

COVER SHEET

AND INDEX OF

DRAWINGS

DRAWN BY: RSK

CHECKED BY: BKS

PROJECT NO. 1000

DATE: 8/31/17

SHEET TITLE:

SHEET NO. :

