

ATLANTIC =CROSSING=

NE 1ST ST.

Luxury Apartments

*First two buildings take shape
above underground parking*

NE 6TH AVE -
FEDERAL HWY

Class A offices above shops and restaurants

ATLANTIC AVE.

KNAUER

Le Colonial | Delray Beach

Le Colonial



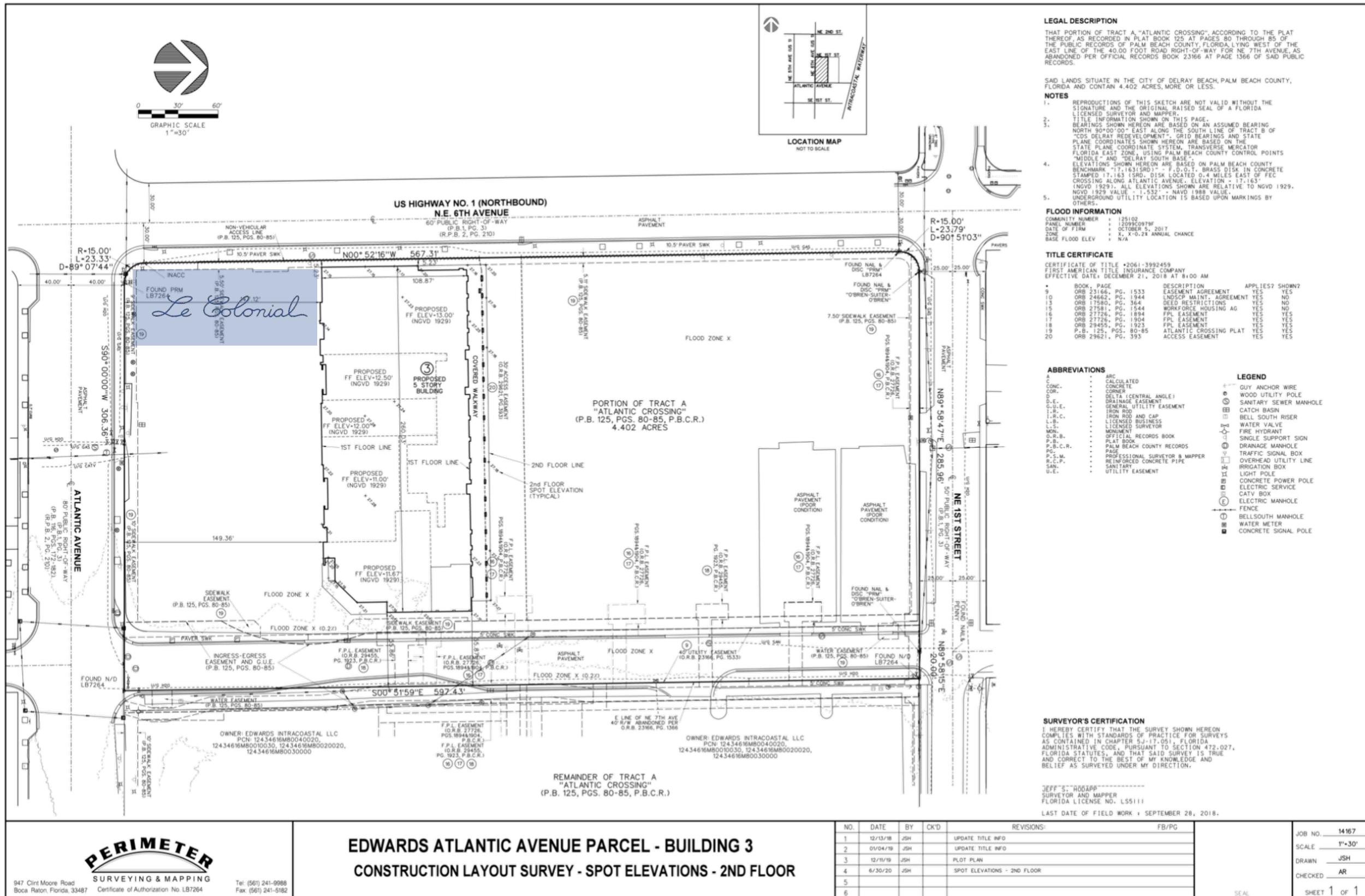
Le Colonial

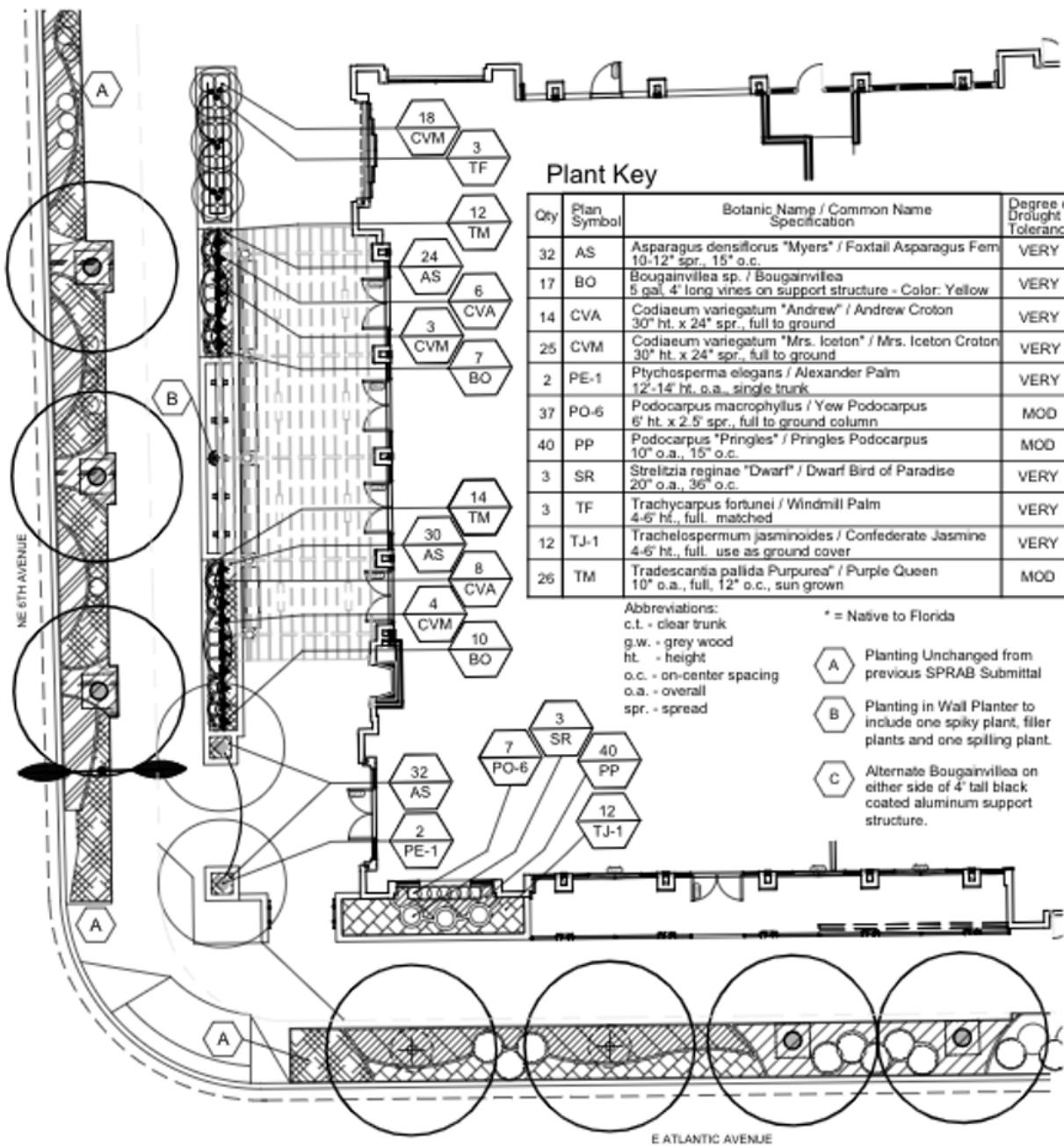
ATLANTIC
=CROSSING=

Recent Photos

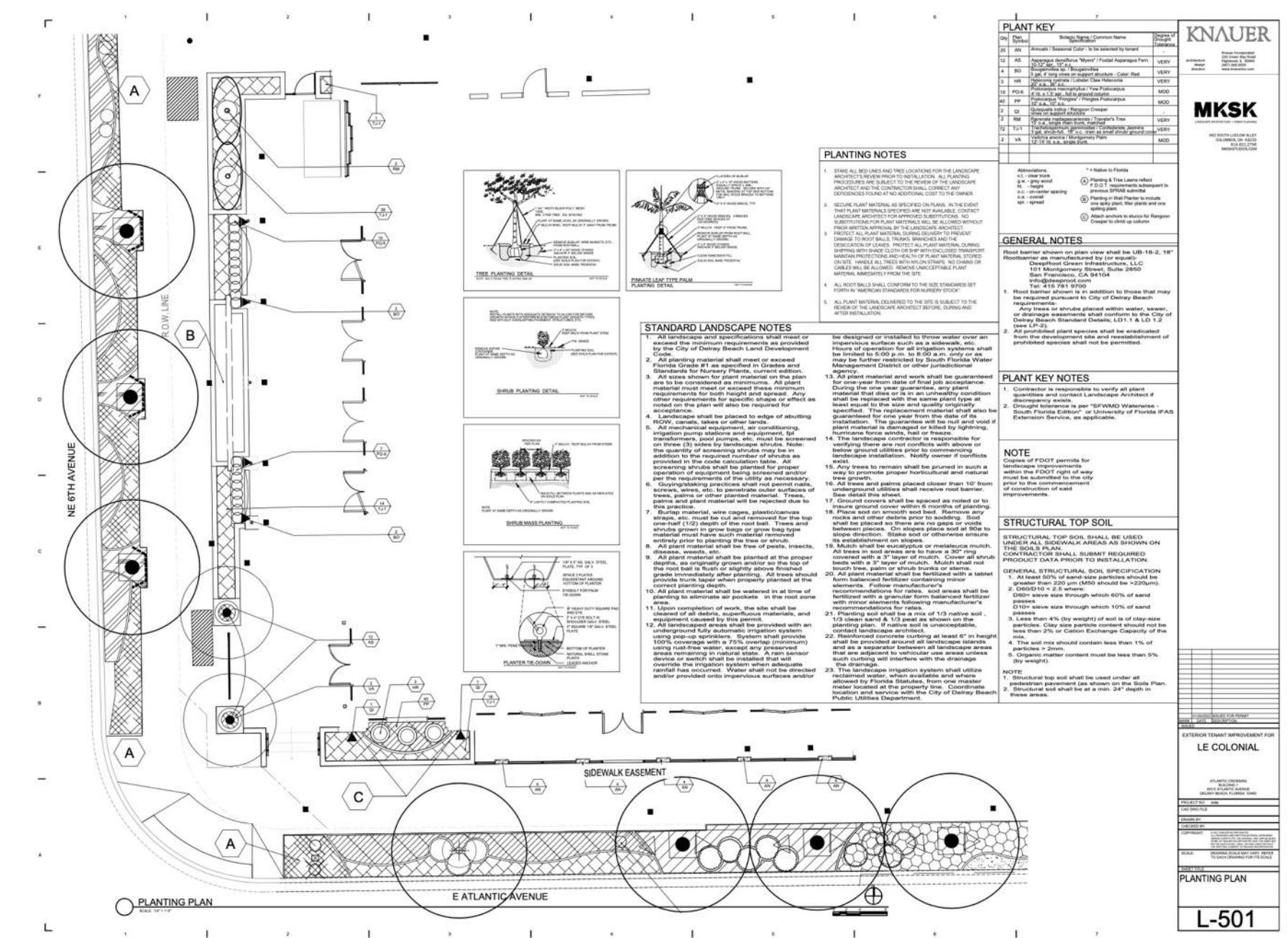
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Previously Approved



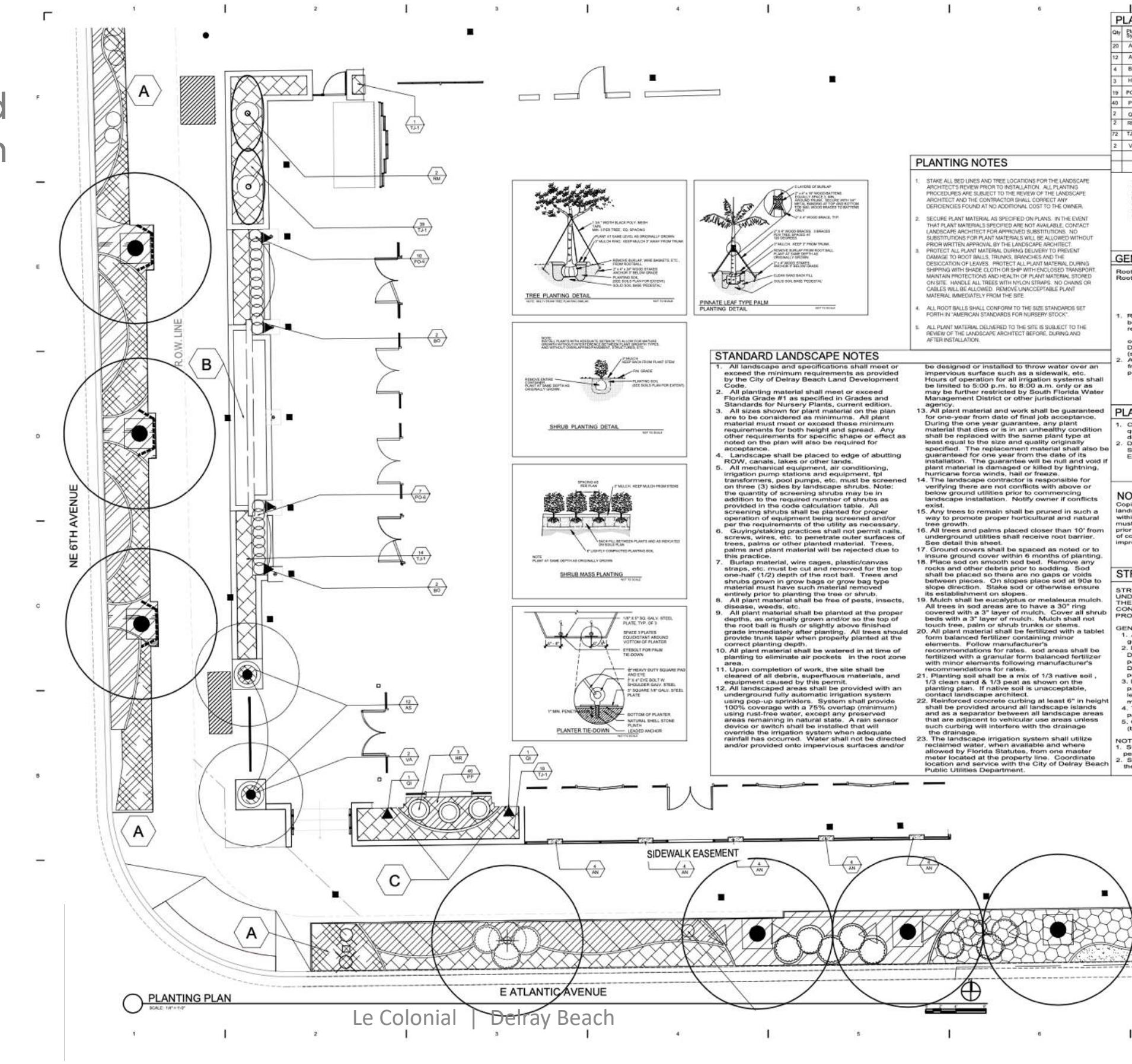
Planting Plan

Le Colonial | Delray Beach

MKSK

Enlarged Proposed Planting Plan

MKSK



PLANT KEY		
Qty	Plan	Botanical Name / Common Name
20	AN	Annuals / Seasonal Color - to be selected by tenant
12	AS	Asplenium nidus 'Merry' / Foxtail Asplenium Fern
4	BO	Bougainvillea sp. / Bougainvillea
3	HR	20' o.a. 3d' o.c. / Common Glaze Heliotrope
19	PO-6	Platycerium bifurcatum 'Var. Polycarpa' / Tree Fern
40	PP	Podocarpus 'Pringles' / Pringles Podocarpus
2	QI	Quiesquia indica / Rangoon Creeper
2	RM	Rosemary madagascariensis / Traveler's Tree
72	TJ-1	Trachelospermum jasminoides 'Confederate Jasmine' / Confederate Jasmine
2	VA	Velutia arvensis / Montgomery Palm

Abbreviations: * = Native to Florida

① Planting & Tree Lawns reflect F.D.O.T. requirements subsequent to review of the FDOT/NAS submittal.

② Planting in the Planter include one spiky plant, fine plants and one spiky plant.

③ Attach anchors to stumps for Rangoon Creeper to climb up column.

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MKSK

Landscape Architecture / Urban Planning

462 SOUTH LUDWIG ALLEY
COLUMBUS, OH 43225
(614) 213-7796
MKSK@LERS.COM

PLANTING NOTES

1. STAKE ALL BED LINES AND TREE LOCATIONS FOR THE LANDSCAPE ARCHITECT'S REVIEW PRIOR TO PLANTING. ALL PLANTING MATERIALS DELIVERED TO THE SITE ARE THE PROPERTY OF THE LANDSCAPE ARCHITECT AND THE CONTRACTOR SHALL COMPENSATE ANY DEFICIENCIES FOUND AT NO ADDITIONAL COST TO THE OWNER.
2. SECURE PLANT MATERIAL AS SPECIFIED ON PLANS. IN THE EVENT THAT PLANT MATERIALS SPECIFIED ARE NOT AVAILABLE, CONTACT LANDSCAPE ARCHITECT FOR APPROVED SUBSTITUTIONS. NO SUBSTITUTIONS SHALL BE MADE WITHOUT THE LANDSCAPE ARCHITECT'S PRIOR WRITTEN APPROVAL BY THE LANDSCAPE ARCHITECT.
3. PROTECT ALL PLANT MATERIAL DURING DELIVERY TO PREVENT DAMAGE TO ROOT BALLS. PLANTS SHALL BE HANDLED GENTLY AND DROPPED LEAVES, PROTECTOR PLASTIC, ETC. SHALL NOT BE LEFT ON PLANT MATERIAL. DO NOT ALLOW PLANT MATERIAL TO SIT ON GROUND FOR LONG PERIODS OF TIME. SOIL SOIL AND FOLIAGE
4. ALL ROOT BALLS SHALL CONFORM TO THE SIZE STANDARDS SET FORTH IN AMERICAN STANDARDS FOR NURSERY STOCK.
5. ALL PLANT MATERIAL DELIVERED TO THE SITE IS SUBJECT TO THE REVIEW OF THE LANDSCAPE ARCHITECT BEFORE, DURING AND AFTER INSTALLATION.

Abbreviations:
c.l. - canopy line
g.w. - grey wood
ht. - height
o.c. - on-center spacing
o.s. - overall spacing
sp. - spread

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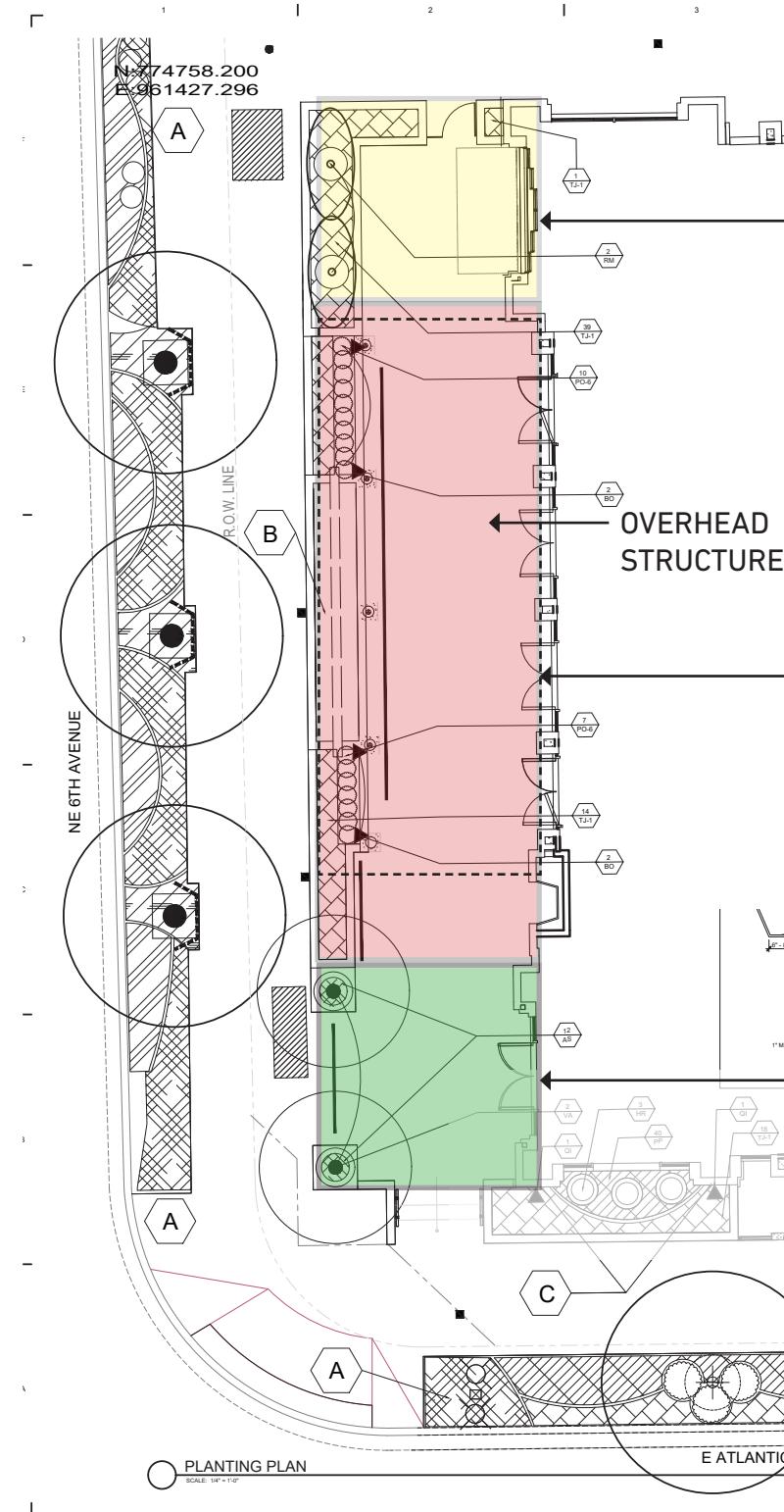
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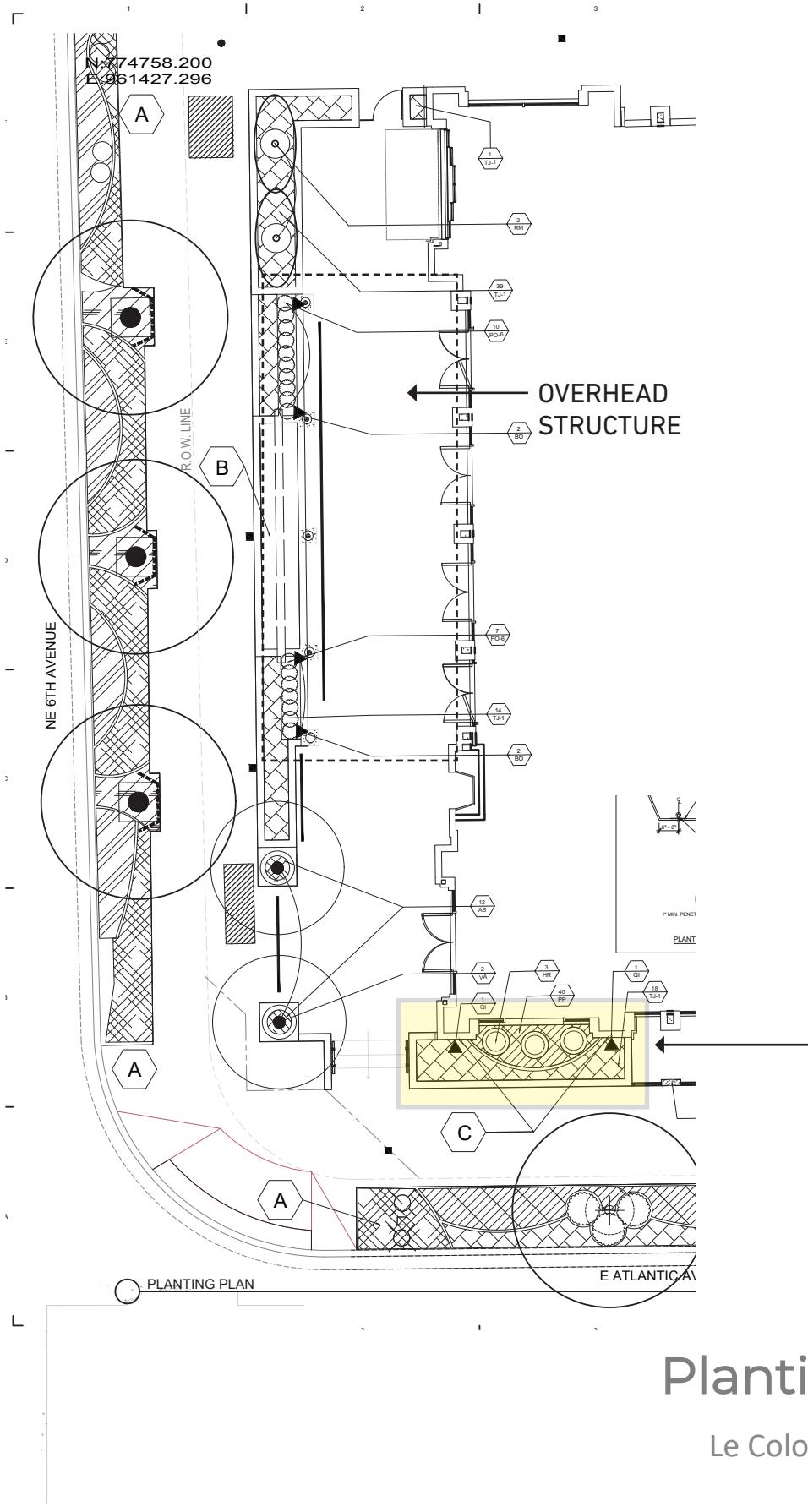
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Aqua Pots

Planting Materials & Pots

Le Colonial | Delray Beach



QI- RANGOON CREEPER



SR- LOBSTER CLAW
HELECONIA



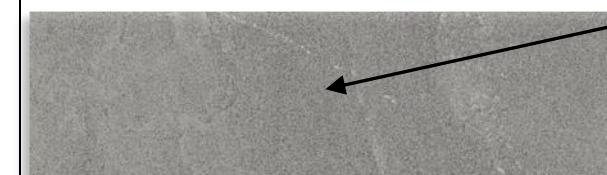
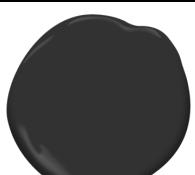
TJ-1- STAR JASMINE



PP- PRINGLES PODOCARPUS

Planting Materials

Le Colonial | Delray Beach

BUILDING MATERIALS AND COLOR SAMPLE FORM	
NOTE THE TYPE OF MATERIAL AND COLOR SPECIFICATION PROPOSED INCLUDING TYPES OF FINISHES. CAN ATTACH IMAGES OR PHOTOS OF MATERIALS. ATTACH ACTUAL PAINT COLOR SAMPLES WITH DETAILS OF MANUFACTURER	
ROOF	WALLS
Existing No Change	
FASCIA	TRIM/OTHER
Existing No Change	
WINDOWS	SHUTTERS/AWNING
	
RAILINGS	PAVER SYSTEM
	
Pergola Framing	PAVER SYSTEM
	

Windows
Benjamin Moore
Black – 2132-10

Railings
Benjamin Moore
Black – 2132-10

Pergola Framing
Benjamin Moore
Black – 2132-10

Walls & Pergola Columns
Sherwin Williams
Origami White – SW 7636

Wainscoting
Benjamin Moore
Platinum Gray – HC 179

Navy Blue Awning
Sunbrella Navy
5439-137

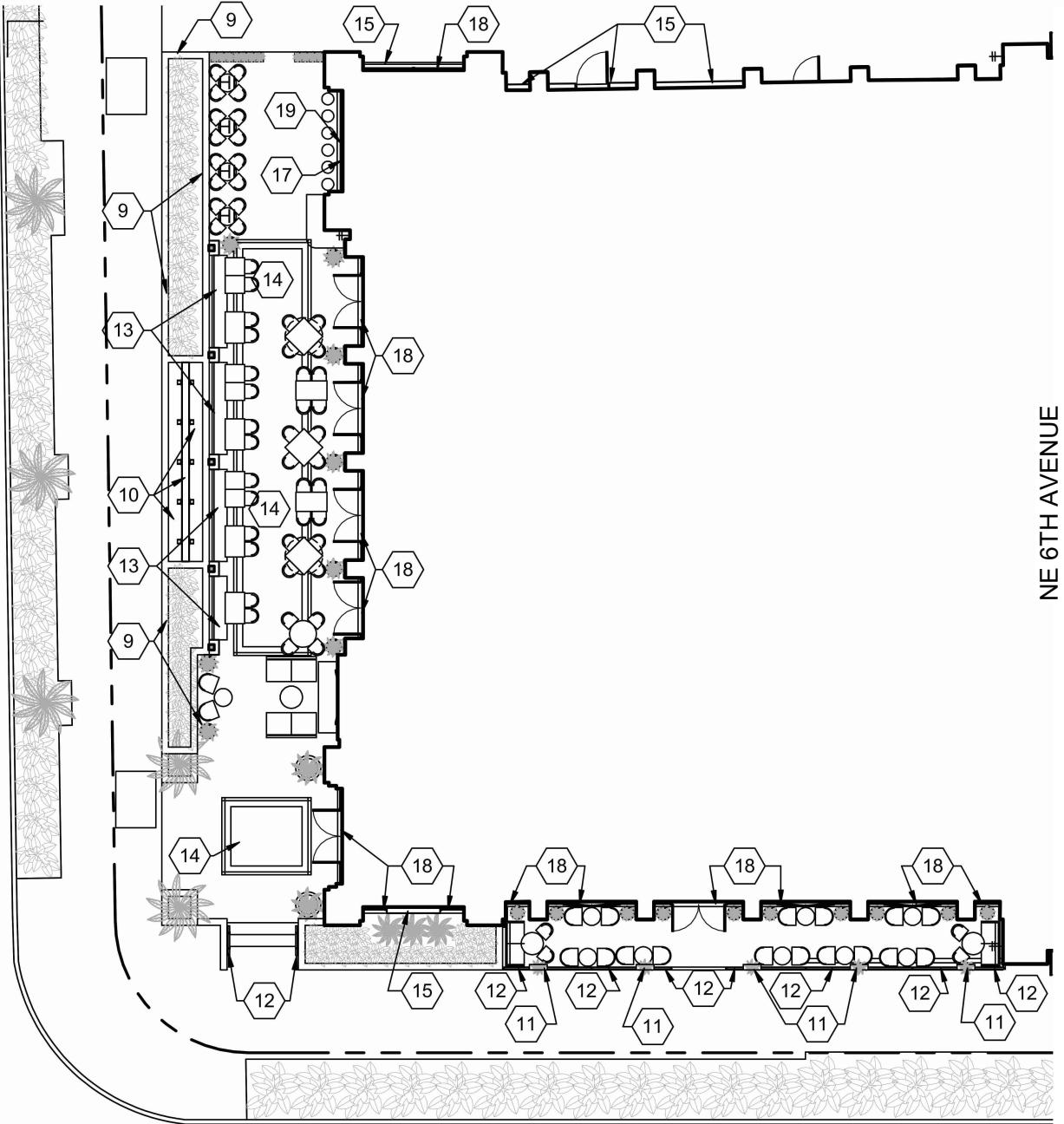
Enhanced Paving
Porcelain Tile Floor
Kronos Pennsylvania Bluestone
True Blue

Encaustic Tile Floor
Carocim
Custom Le Colonial Pattern

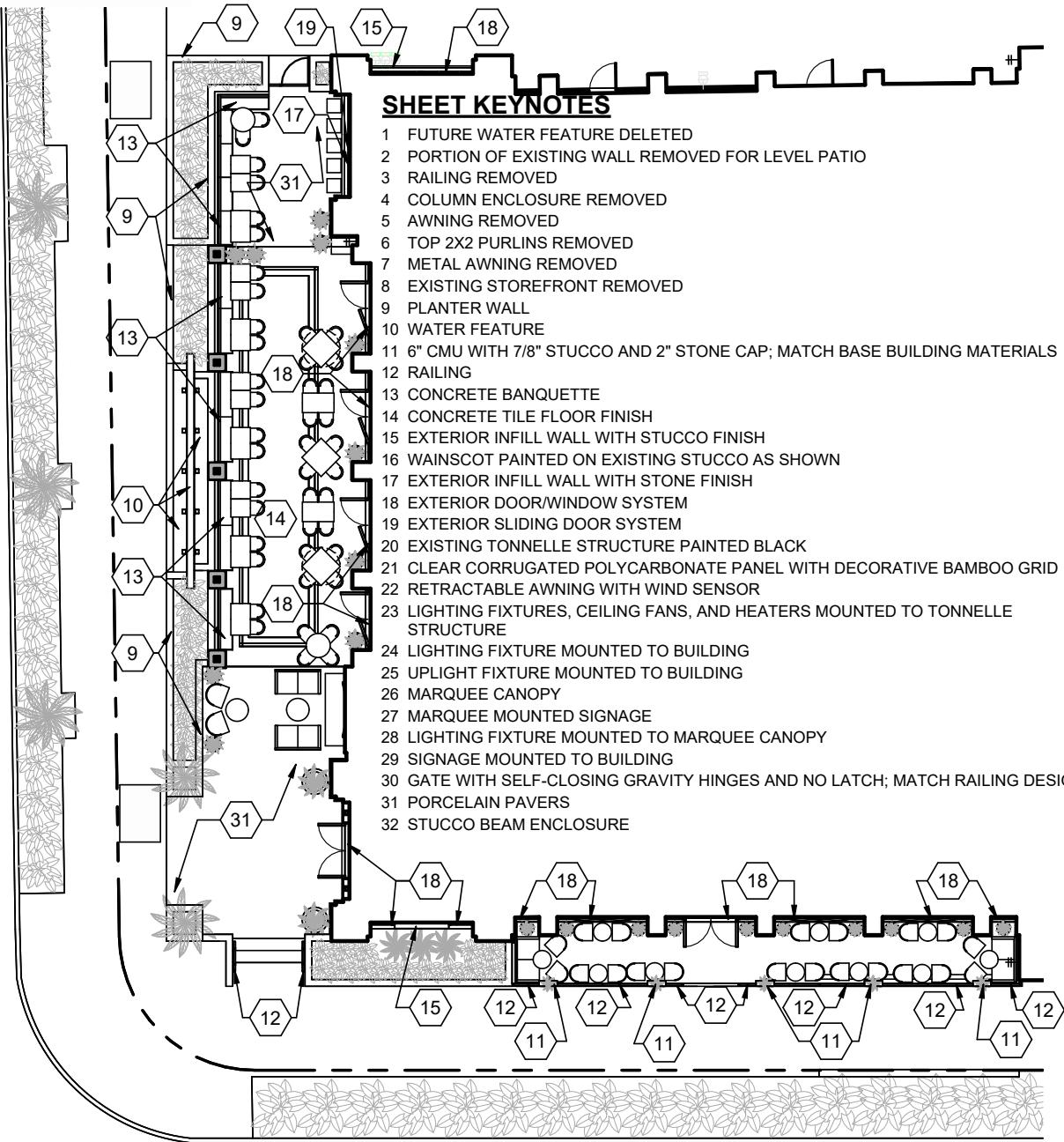
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NE 6TH AVENUE



Floor Plan
Le Colonial | Delray Beach

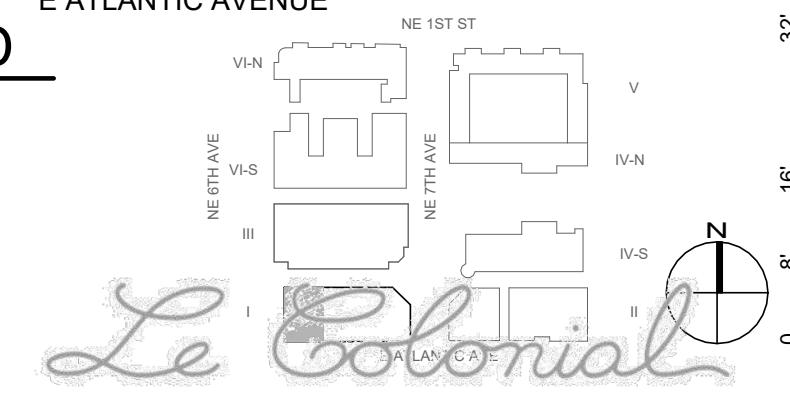


SHEET KEYNOTES

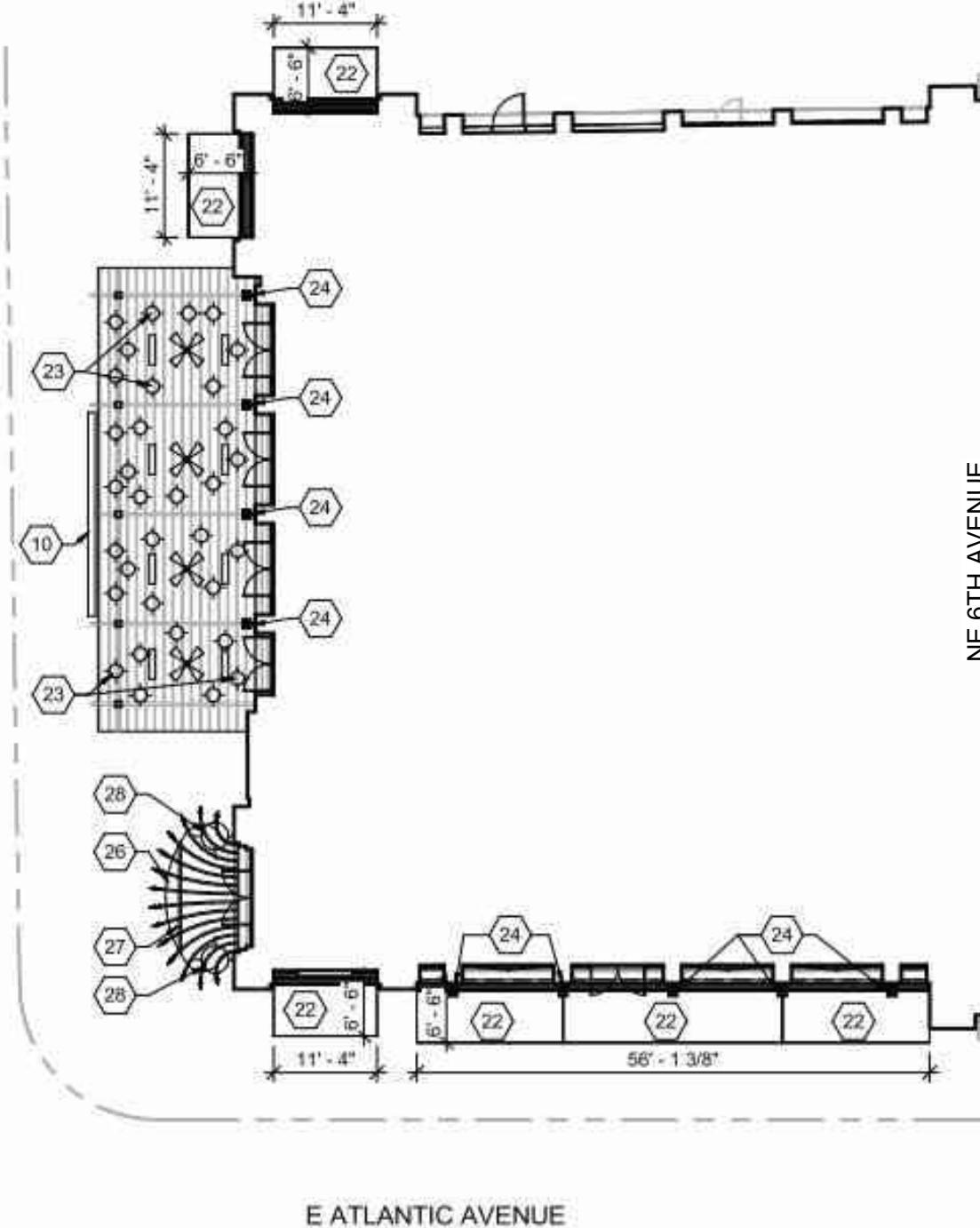
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- 27 MARQUEE MOUNTED SIGNAGE
- 28 LIGHTING FIXTURE MOUNTED TO MARQUEE CANOPY
- 29 SIGNAGE MOUNTED TO BUILDING
- 30 GATE WITH SELF-CLOSING GRAVITY HINGES AND NO LATCH; MATCH RAILING DESIGN
- 31 PORCELAIN PAVERS
- 32 STUCCO BEAM ENCLOSURE

FLOOR PLANS		PROJECT NO: 35588	DRAWN BY: JK	SPRAB SUBMITTAL	LE COLONIAL	MARK	DATE: 03/22/2022	DESCRIPTION
© 2022 KNAUER INCORPORATED	CHECKED BY: SO	603 E ATLANTIC AVENUE DELRAY BEACH, FLORIDA 33483	DELRAY BEACH, FLORIDA 33483	ATLANTIC CROSSING BUILDING 1	603 E ATLANTIC AVENUE DELRAY BEACH, FLORIDA 33483			

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228 Green Bay Road
Highwood, IL 60040
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NE 6TH AVENUE



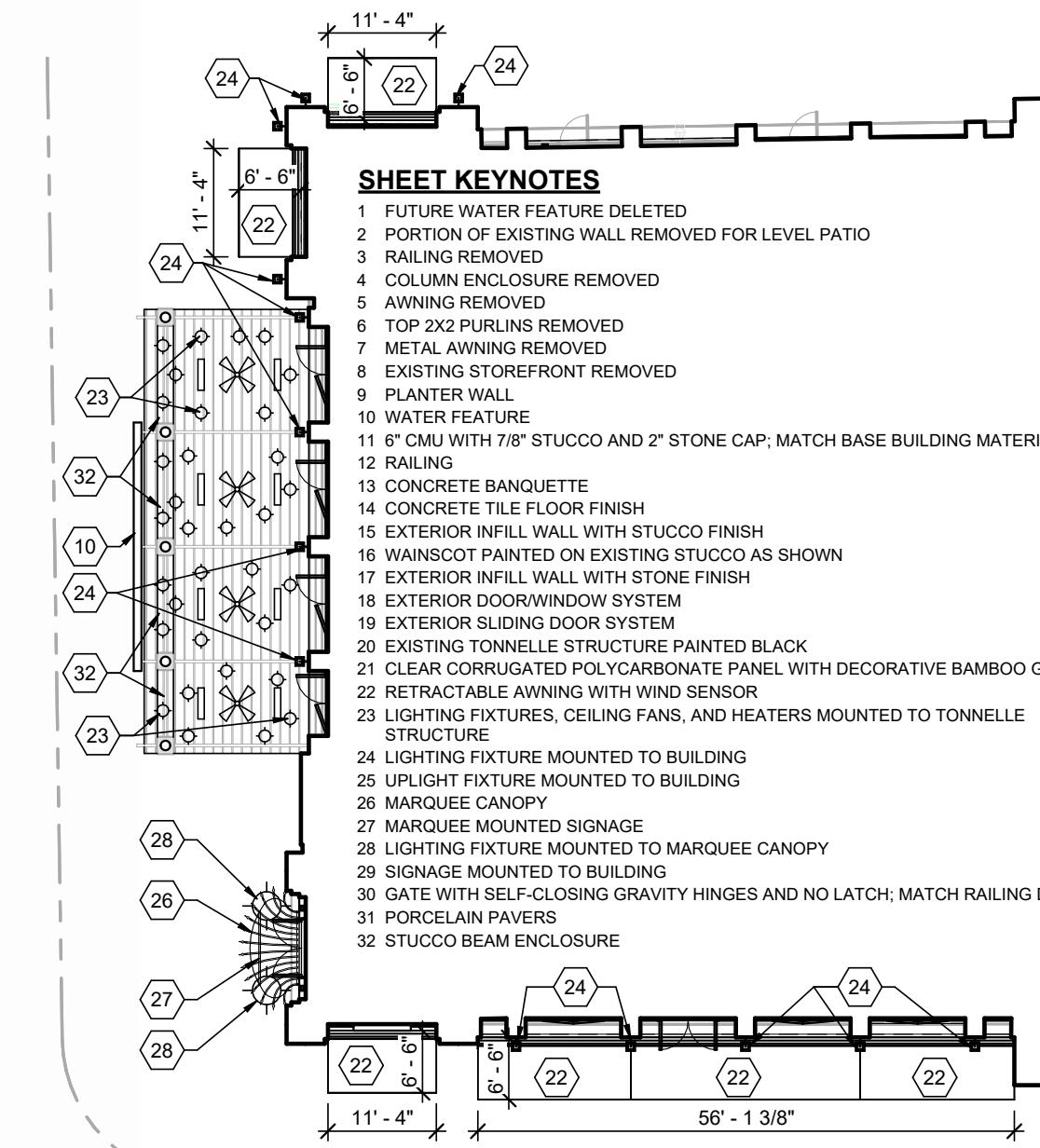
PREVIOUSLY APPROVED

SCALE: 1/16" = 1'-0"

KNAUER

Reflected Ceiling Plan

Le Colonial | Delray Beach



PROPOSED

SCALE: 1/16" = 1'-0"

Le Colonial

REFLECTED CEILING PLANS		PROJECT NO: 3588	SPRAB SUBMITTAL	LE COLONIAL	ATLANTIC CROSSING	BUILDING 1	603 E ATLANTIC AVENUE	DELRAY BEACH, FLORIDA 33483	© 2022 KNAUER INCORPORATED
REFLECTED CEILING PLANS	1.2	DRAWN BY: JK	CHECKED BY: SO	MARK	DATE	DESCRIPTION			

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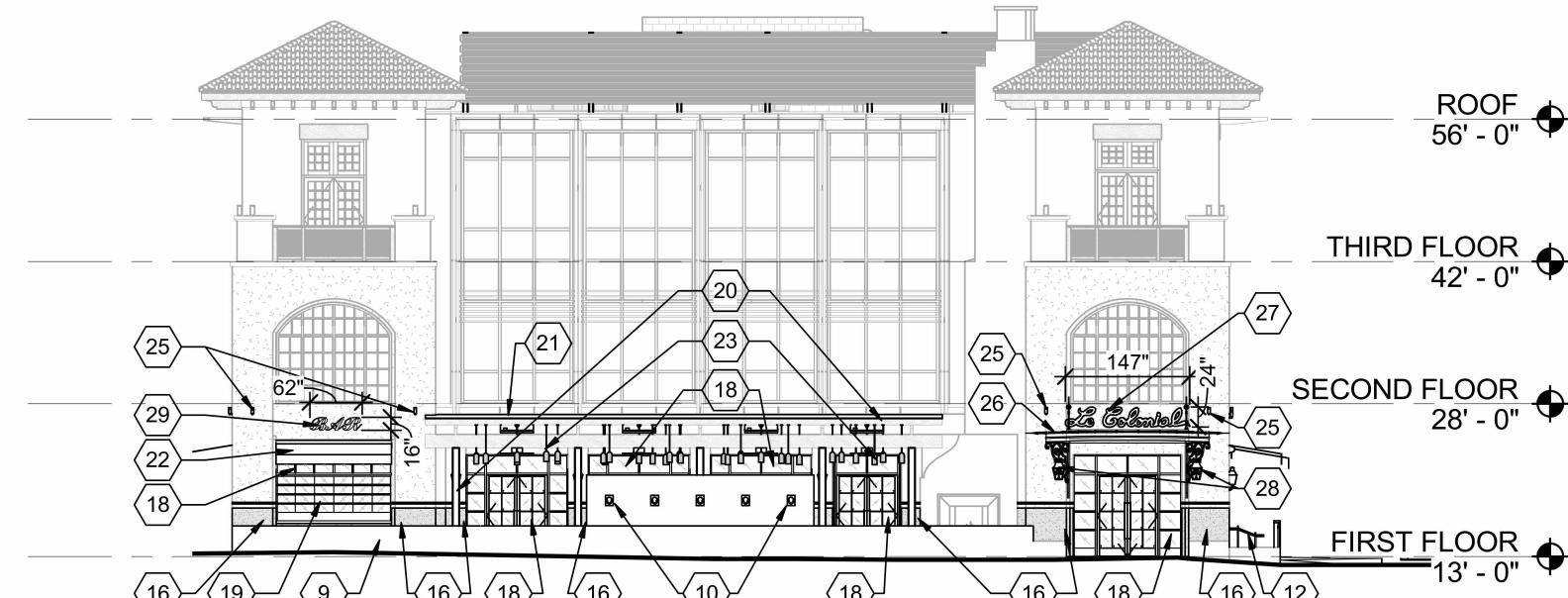
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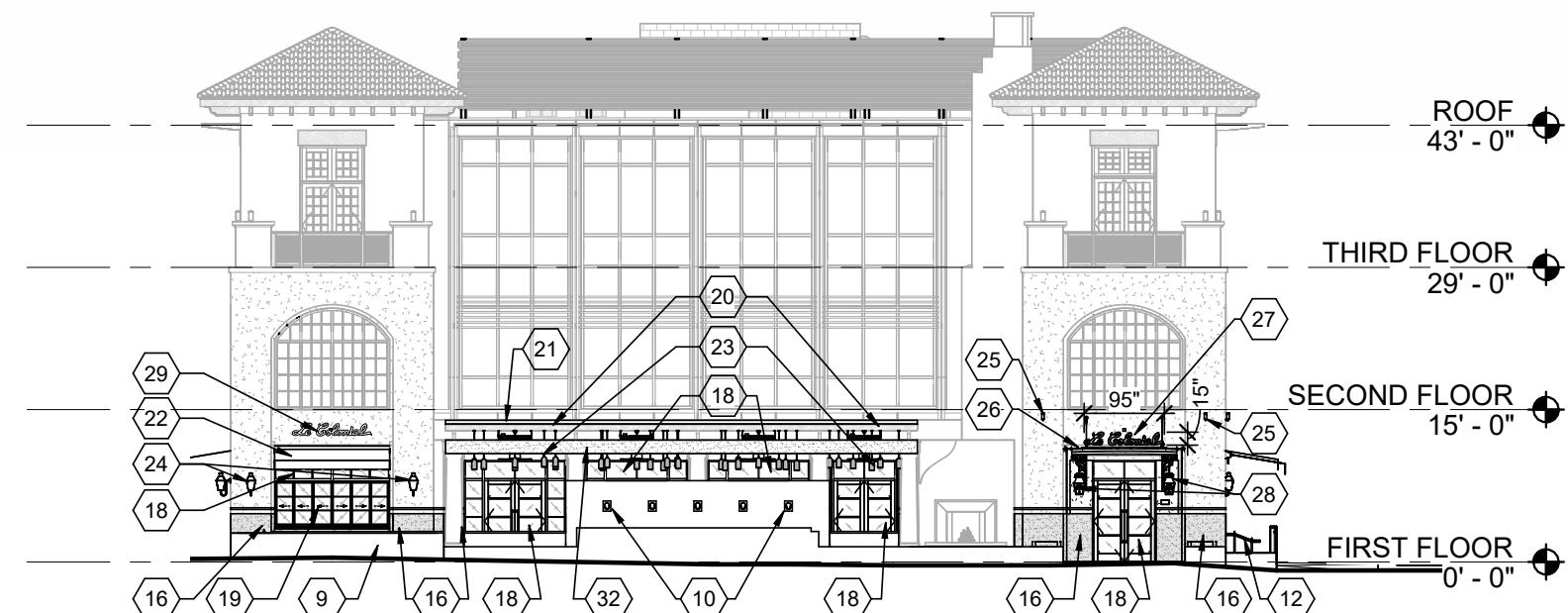
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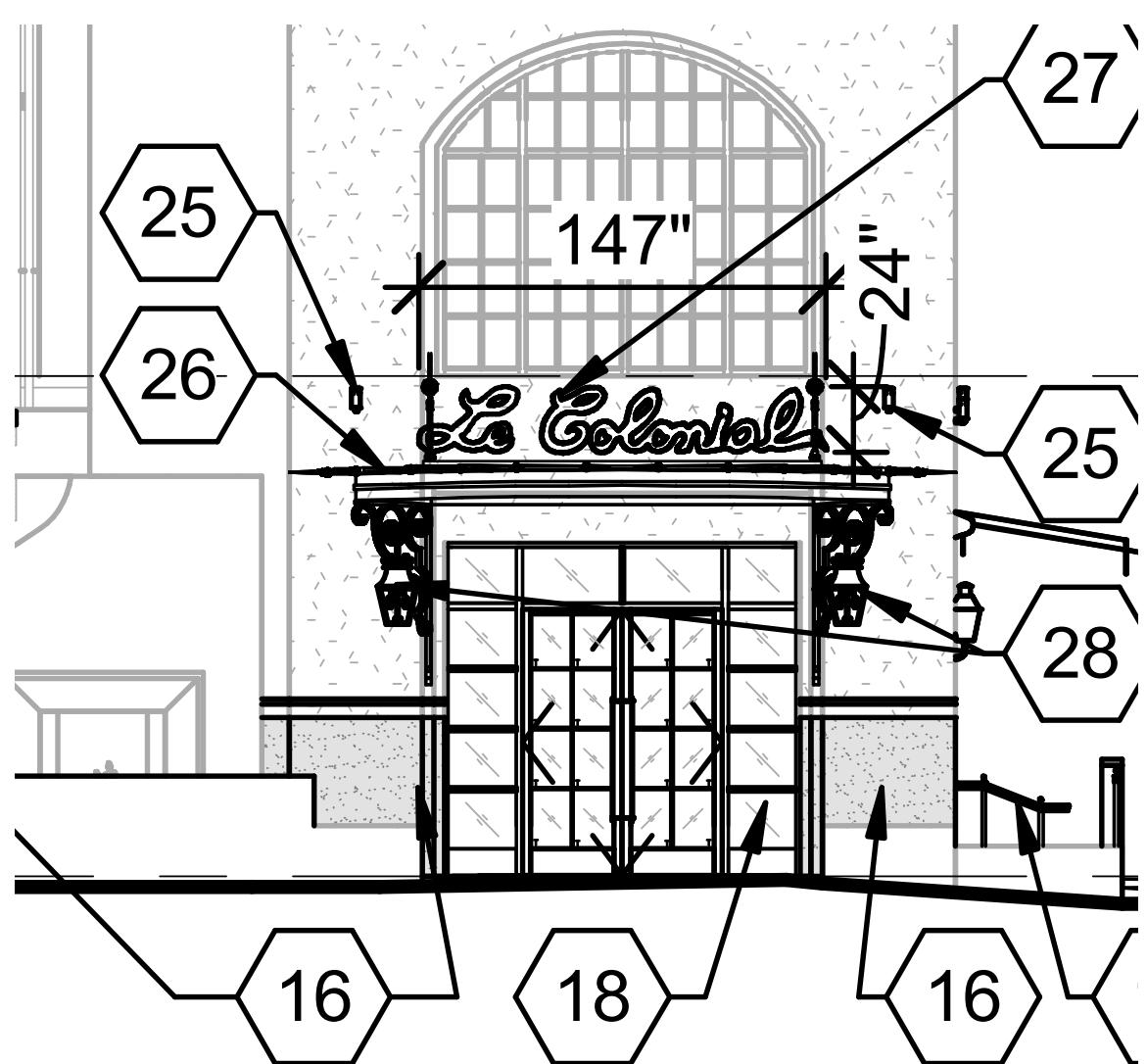
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West Elevations
Le Colonial | Delray Beach

Le Colonial

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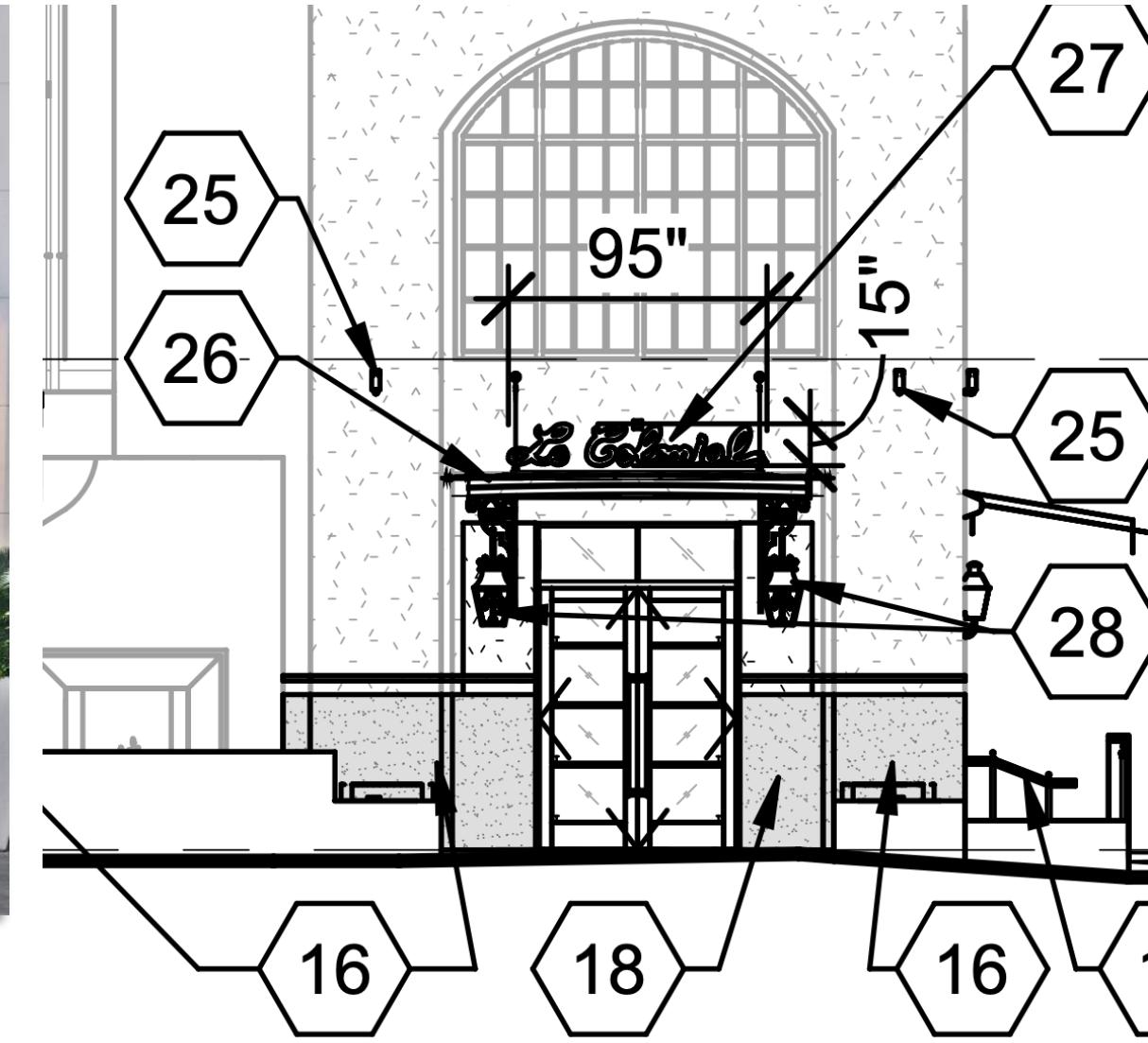
WEST ELEVATIONS	PROJECT NO: 3588	SPRAB SUBMITTAL
MARK	DATE	DESCRIPTION
	03/22/2022	LE COLONIAL
		ATLANTIC CROSSING
		BUILDING 1
		603 E ATLANTIC AVENUE
		DELRAY BEACH, FLORIDA
		33483
		© 2022 KNAUER INCORPORATED



Previously Approved



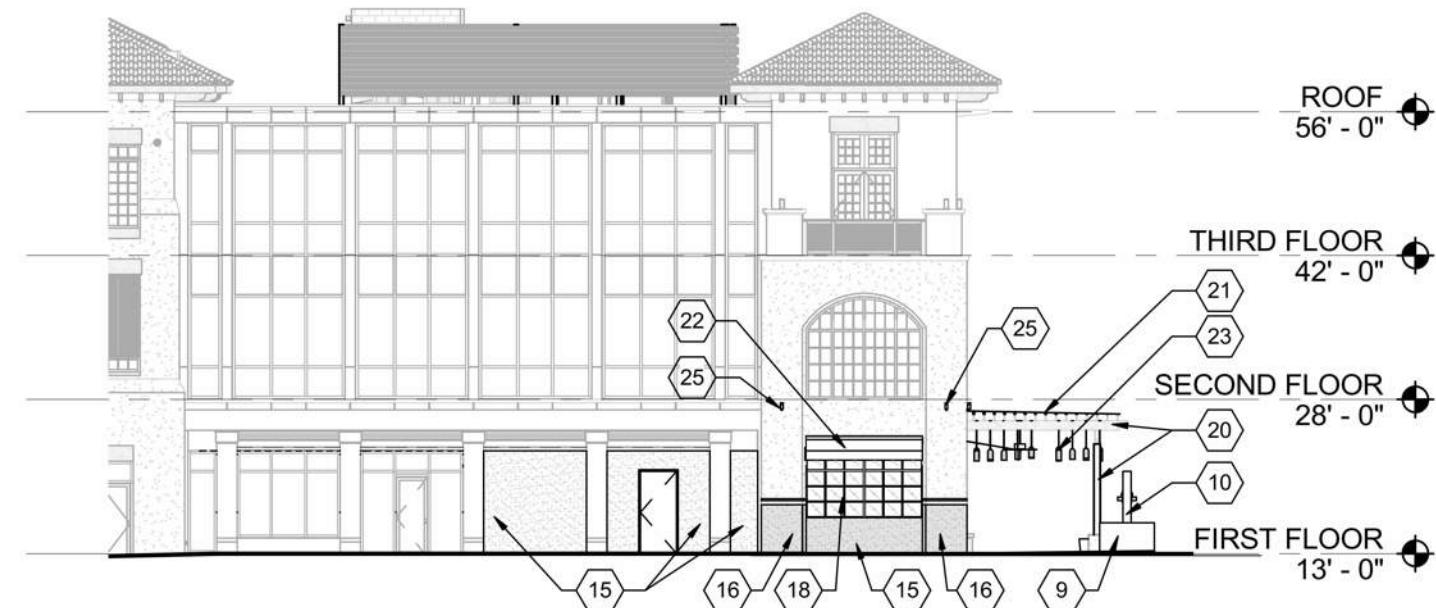
Brand Entrance



Proposed Smaller Marquee & Signage
No Sidelites

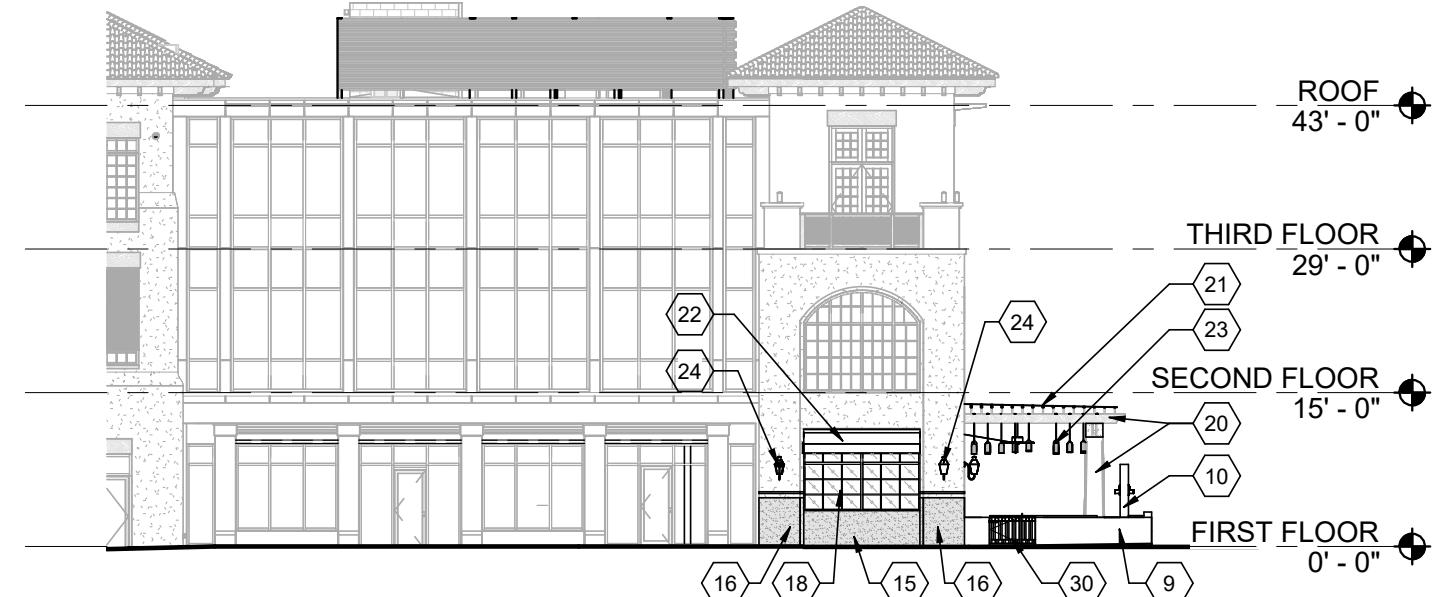
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West Elevations
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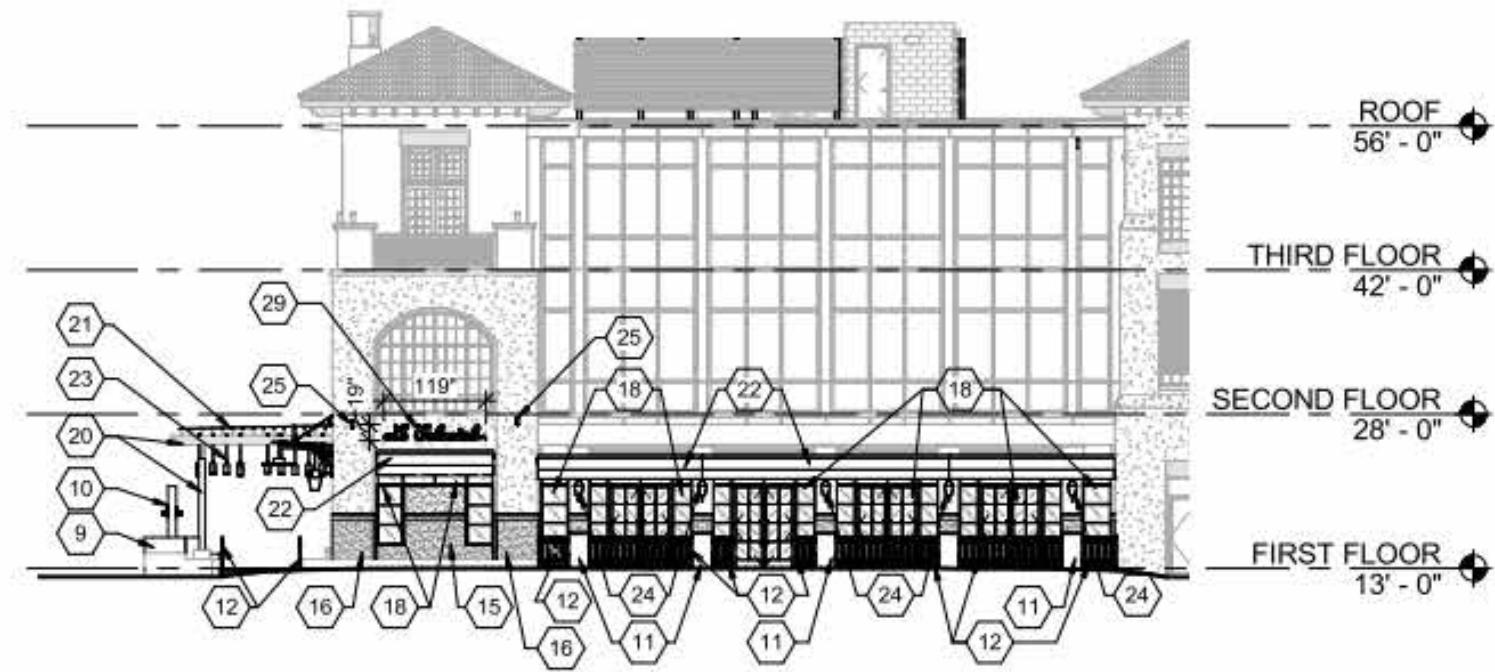
Le Colonial

SPRB SUBMITTAL		PROJECT NO: 3588	DRAWN BY: JK	CHECKED BY: SO	DATE: 03/22/2022	DESCRIPTION
LE COLONIAL	ATLANTIC CROSSING BUILDING 1 603 E ATLANTIC AVENUE DELRAY BEACH, FLORIDA 33483					
2022-03-22	3588 Le Colonial Delray Beach_R22_jkittridge@knauerinc.com.mt					

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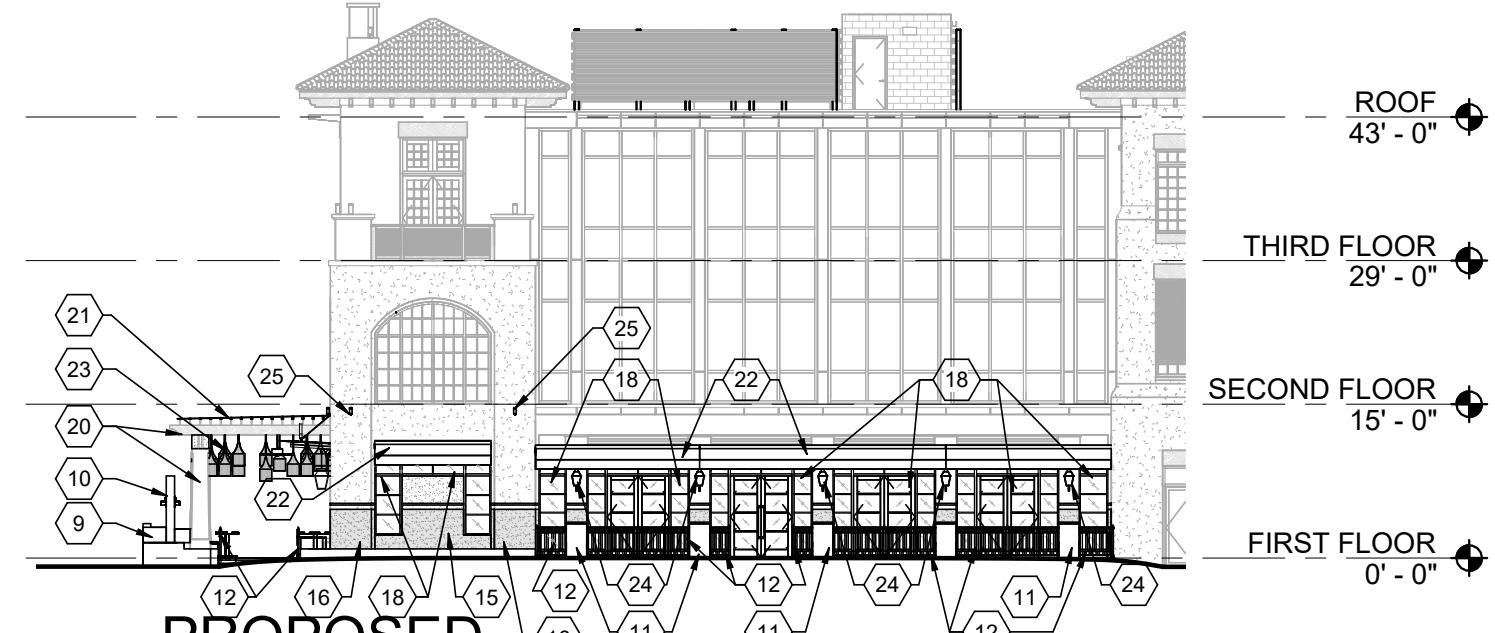
SHEET KEYNOTES

- 1 FUTURE WATER FEATURE DELETED
- 2 PORTION OF EXISTING WALL REMOVED FOR LEVEL PATIO
- 3 RAILING REMOVED
- 4 COLUMN ENCLOSURE REMOVED
- 5 AWNING REMOVED
- 6 TOP 2X2 PURLINS REMOVED
- 7 METAL AWNING REMOVED
- 8 EXISTING STOREFRONT REMOVED
- 9 PLANTER WALL
- 10 WATER FEATURE
- 11 6" CMU WITH 7/8" STUCCO AND 2" STONE CAP; MATCH BASE BUILDING MATERIALS
- 12 RAILING
- 13 CONCRETE BANQUETTE
- 14 CONCRETE TILE FLOOR FINISH
- 15 EXTERIOR INFILL WALL WITH STUCCO FINISH
- 16 WAINTSCOT PAINTED ON EXISTING STUCCO AS SHOWN
- 17 EXTERIOR INFILL WALL WITH STONE FINISH
- 18 EXTERIOR DOOR/WINDOW SYSTEM
- 19 EXTERIOR SLIDING DOOR SYSTEM
- 20 EXISTING TONNELLE STRUCTURE PAINTED BLACK
- 21 CLEAR CORRUGATED POLYCARBONATE PANEL WITH DECORATIVE BAMBOO GRID
- 22 RETRACTABLE AWNING WITH WIND SENSOR
- 23 LIGHTING FIXTURES, CEILING FANS, AND HEATERS MOUNTED TO TONNELLE STRUCTURE
- 24 LIGHTING FIXTURE MOUNTED TO BUILDING
- 25 UPLIGHT FIXTURE MOUNTED TO BUILDING
- 26 MARQUEE CANOPY
- 27 MARQUEE MOUNTED SIGNAGE
- 28 LIGHTING FIXTURE MOUNTED TO MARQUEE CANOPY
- 29 SIGNAGE MOUNTED TO BUILDING
- 30 GATE WITH SELF-CLOSING GRAVITY HINGES AND NO LATCH; MATCH RAILING DESIGN
- 31 PORCELAIN PAVERS
- 32 STUCCO BEAM ENCLOSURE



PREVIOUSLY APPROVED

SCALE: 1/16" = 1'-0"



PROPOSED

SCALE: 1/16" = 1'-0"

South Elevation
Le Colonial | Delray Beach

Le Colonial
2-3
58

PROJECT NO: 3588		DRAWN BY: JK		SPRAB SUBMITTAL LE COLONIAL ATLANTIC CROSSING BUILDING 1 603 E ATLANTIC AVENUE DE RAY BEACH, FLORIDA 33483	
CHECKED BY: SO		DATE: 03/22/2022		MARK	DESCRIPTION
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Pergola – Add White Stucco Beam

Enhanced Paving

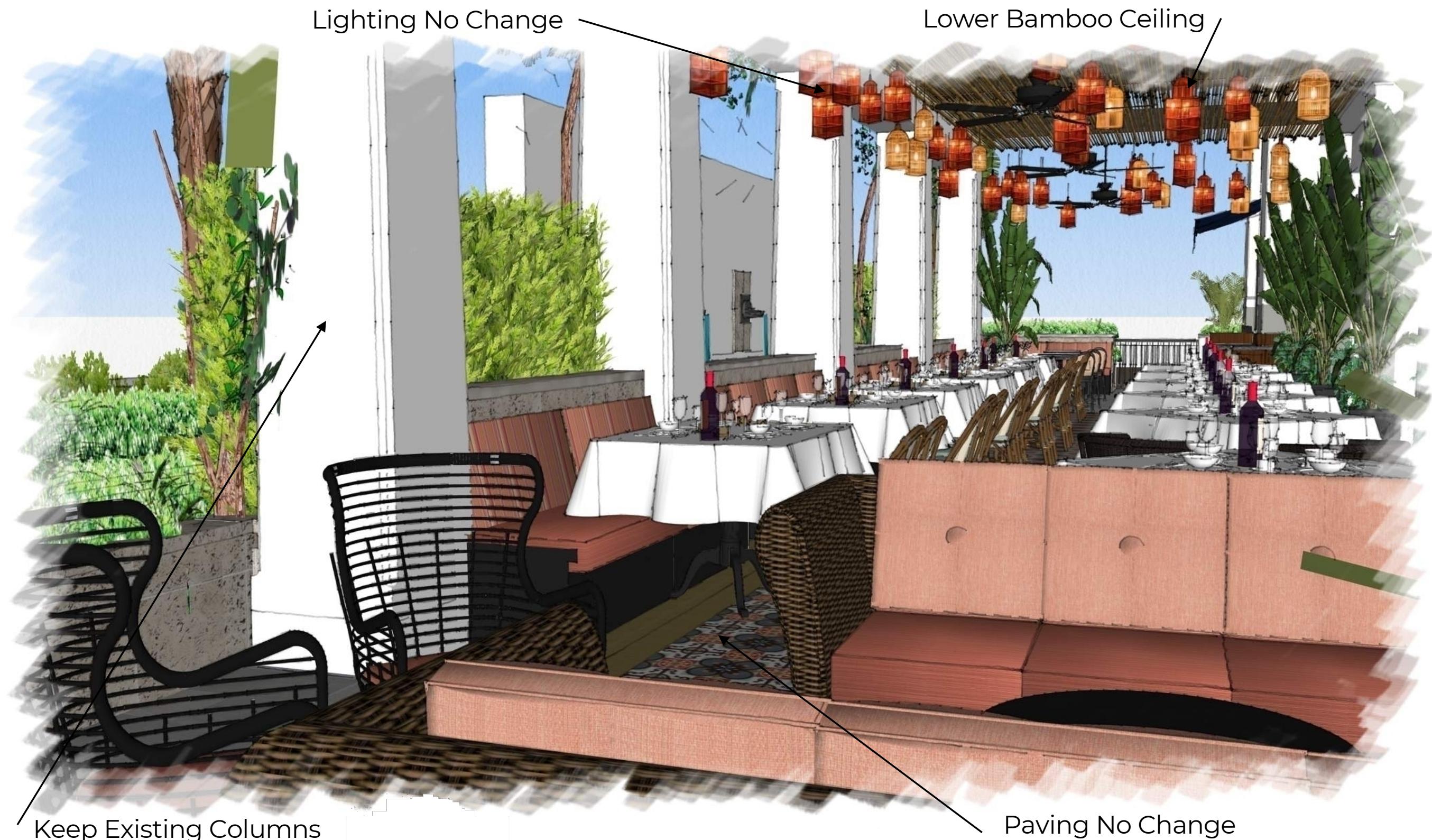
Enhanced Landscaping

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Previously Approved



Built-In Planters

Proposed

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Patio Bar Details
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