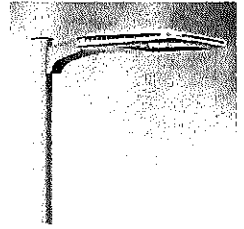
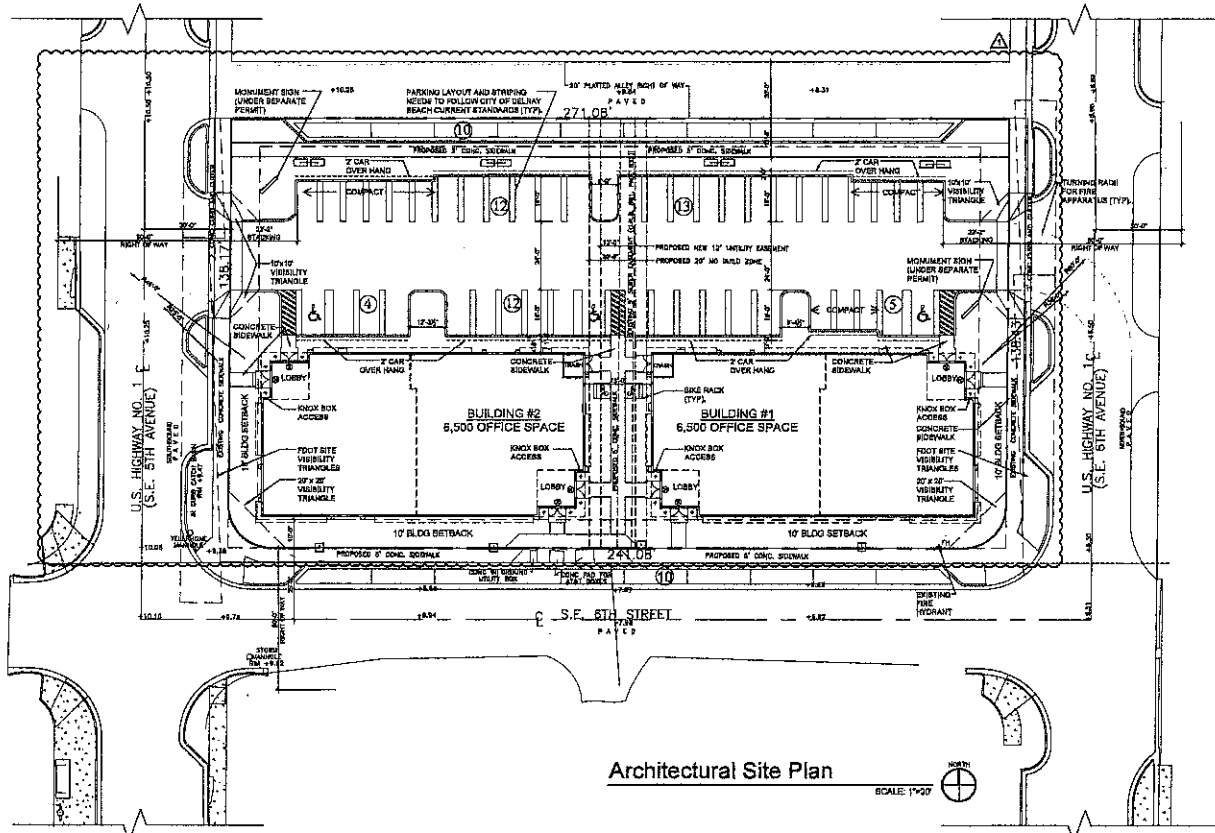
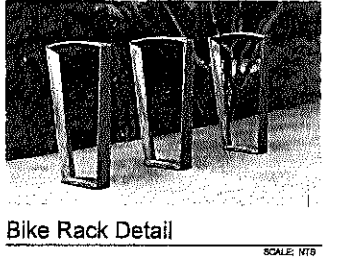
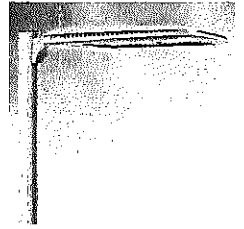


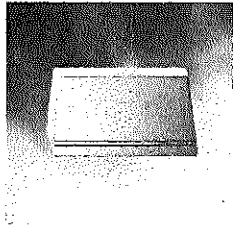
SITE DATA	
ZONING DESIGNATION:	GC
PROPOSED PROJECT:	CLASS -A MEDICAL OFFICE
GOVERNING CODES:	FBC 2010 EDITION FPFC 2010 EDITION NFPA 1 UFC FLORIDA 2009 EDITION NFPA 101 LBC FLORIDA 2009 EDITION
TOTAL SITE AREA (POST DEDICATION):	41,458 SQ.FT. .952 AC
TOTAL BLDG FOOTPRINT:	13,000 SQ.FT. .298 AC
WALKPARK/OTHER:	16,858 SQ.FT. .414 AC
TOTAL IMPERVIOUS:	31,056 SQ.FT. (74%) 7.13 AC
TOTAL PERVIOUS:	10,402 SQ.FT. (25.1%) 2.39 AC
OPEN SPACE:	10,402 SQ.FT. (25.1%) 2.39 AC
LOT COVERAGE:	13,000 SQ.FT. (31.3%) 2.98 AC
PARKING REQUIREMENTS	
REQUIRED: MEDICAL OFFICES	13,000 SQ. FT. @ 5 PER 1000 = 65 REQUIRED
PROVIDED:	48 PARKING SPACES
TOTAL PROVIDED:	66 SPACES
INCLUDES (15) COMPACT AND 3 HANDICAPPED	
BUILDING DATA	
BUILDING SETBACK PURSUANT TO LOR SECTION 4.4.13 (F)	REQUIRED/ALLOWED
EAST/WEST (SIDE STREET)	10'-0" / 10'-0"
NORTH (REAR)	10'-0" / 66'-2"
SOUTH (FRONT)	10'-0" / 10'-0"
HEIGHT	48'-0" / 21'-0"
LEGAL DESCRIPTION	
LOT 5, LESS THE RIGHT OF WAY OF ESTATE ROAD NO. 5 (U.S. HIGHWAY 1) AS CONVEYED TO THE STATE OF FLORIDA BY DEED RECORDED IN OFFICIAL RECORDS BOOK 514, PAGE 285 AND LOTS 6 AND 7 AND LOT 8, LESS THE RIGHT OF WAY OF ESTATE ROAD NO. 5 (U.S. HIGHWAY 1) AS CONVEYED TO THE STATE OF FLORIDA BY DEED RECORDED IN OFFICIAL RECORDS BOOK 403, PAGE 154. ALL IN BLOCK 1, OCEOLA PARK, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 3, PAGE 2, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.	



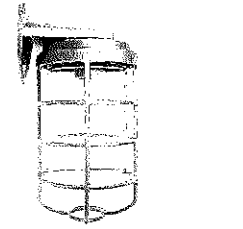
Gardco PureForm
FET MODEL SCALE: NTS
SLEEK LOW PROFILE DESIGN. DIE CAST ALUMINUM HOUSING. MAXIMUM PROFILE OF JUST 3". FEATURES A STATE OF THE ART INTEGRAL THERMAL CONTROL SYSTEM. PROVIDES FULL CUTOFF PERFORMANCE.



Gardco PureForm
FSL MODEL SCALE: NTS
SLEEK LOW PROFILE DESIGN. DIE CAST ALUMINUM HOUSING. MAXIMUM PROFILE OF JUST 3". FEATURES A STATE OF THE ART INTEGRAL THERMAL CONTROL SYSTEM. PROVIDES FULL CUTOFF PERFORMANCE.



Gardco 101 Performance
VERGE LOWHANG SCALE: NTS
VERGE LOWHANG POWDERCOAT FINISH WHITE HOUSING. DOOR FRAME AND BACK PLATE ARE ALL PRECISION DIE CAST ALUMINUM. LENS IS OPTICALLY CLEAR TEMPERED BOCA LIME GLASS. COMPLETELY SEALED AND GASKETED AT EVERY POINT OF ENTRY AND AT ALL POINTS OF MATERIAL.



RAB Lighting
VERGE0407E SCALE: NTS
DIE CAST ALUMINUM CONSTRUCTION. WEATHERY WALL MOUNTING BRACKET.

RICHARD JONES ARCHITECTURE
110 S.E. FIRST AVENUE (SUITE 101)
DELRAY BEACH, FLORIDA 33483
V. 562.358.1511 F. 562.358.1544
A.A.30001417 | H.B.30001056

DOWNTOWN DELRAY MEDICAL CENTRE
DELRAY BEACH, FLORIDA 33483
CASTER DEVELOPERS
290 SE 6th AVENUE, DELRAY BEACH, FL 33483

FLORIDA LICENSE #
A.A.30001417 | H.B.30001056
COLLABORATION # 13-021
DRAWN BY: J.C.
PLAN REVIEW: J.C.

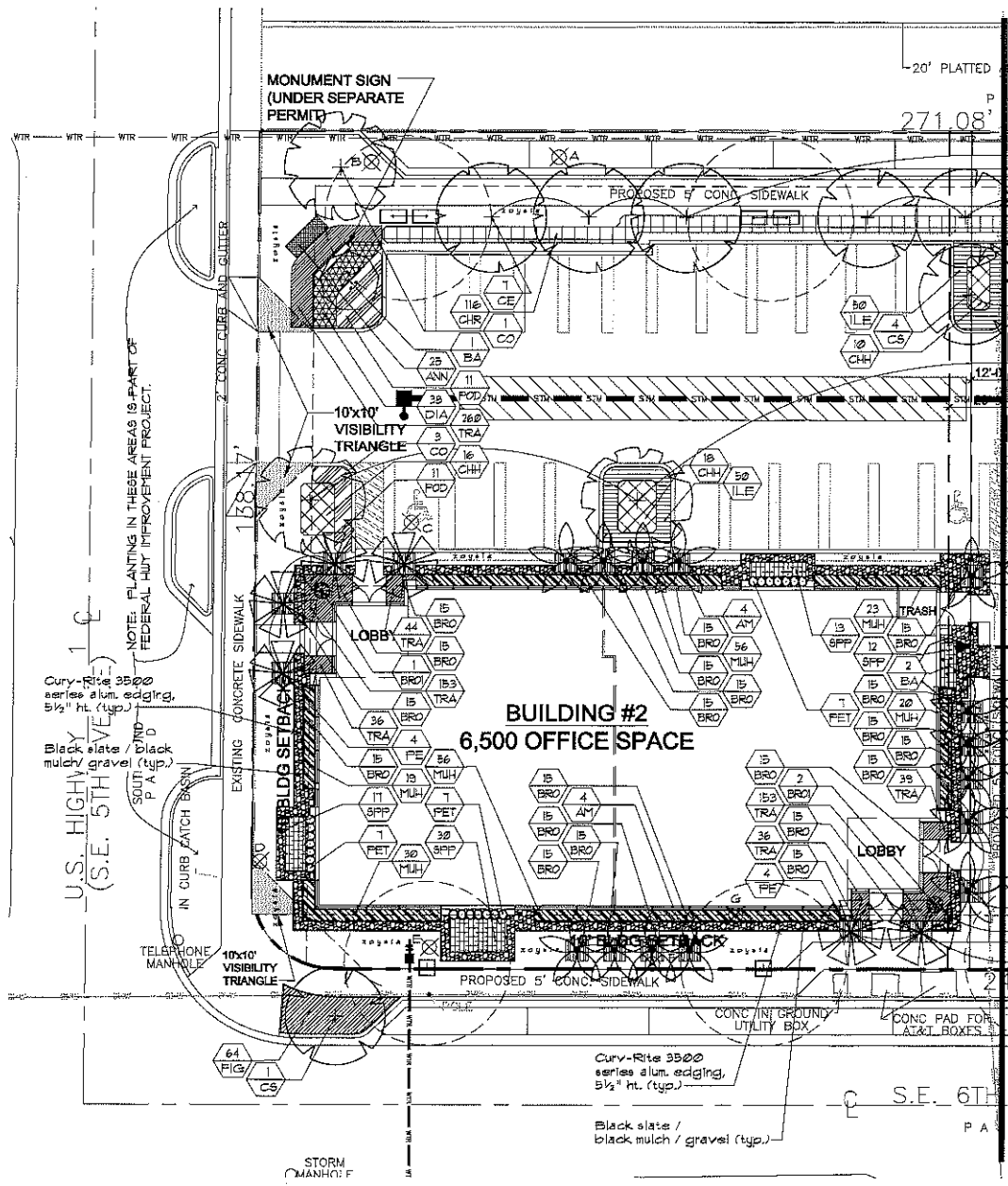
REVISIONS
A. TACO COMMENT: 11.14.13

ARCHITECTURAL SITE PLAN

SP-1

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NOTE: PLANTING IN THESE AREAS IS PART OF FEDERAL HIGHWAY IMPROVEMENT PROJECT.

U.S. HIGHWAY (S.E. 5TH AVE)

20' PLATTED
271.08'

BUILDING #2
6,500 OFFICE SPACE

MATCH LINE SEE SHEET L-2

Curv-Rite 3500 series alum. edging, 3 1/2" ht. (typ.)
Black slate / gravel (typ.)
Black mulch / gravel (typ.)
SOUTH SIDEWALK
IN CURB PATCH BASIN
TELEPHONE MANHOLE
STORM MANHOLE

Curv-Rite 3500 series alum. edging, 3 1/2" ht. (typ.)
Black slate / black mulch / gravel (typ.)

S.E. 6TH
P A

project:
**downtown
delay
medical
centre**
500 S.E. 6th Avenue
33576 S.E. 6th Avenue
dallas, texas 75208

dave bodker
landscape architecture/planning inc.
601 n. congress ave., suite 102-a
dallas, texas, florida 33445
251-276-6311
#LA0000999

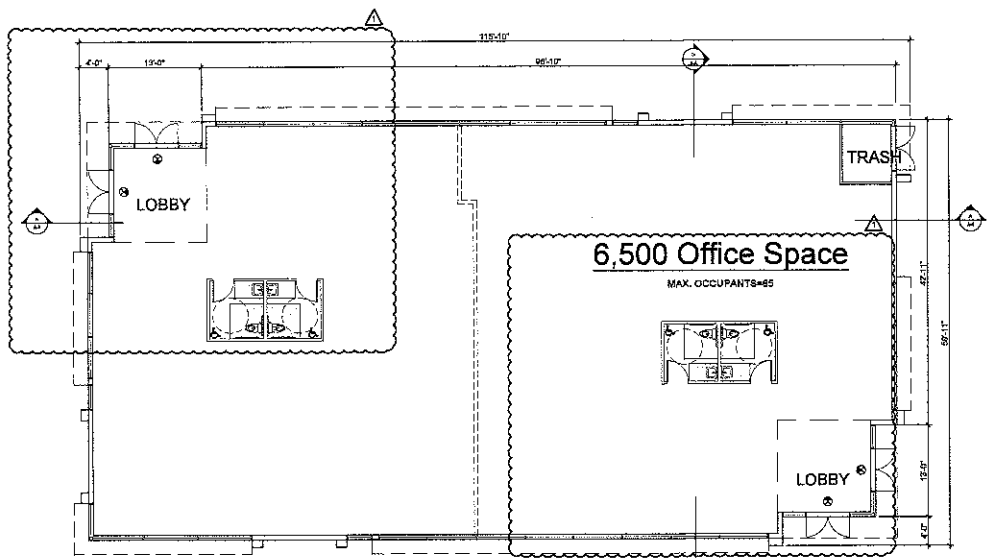
sheet title:
**planting plan
building 2**

project number:
11213
date: 10-13
scale: 1" = 10'
drawn by: jao

revisions:
A 11-18-13 per comments
B
C
D

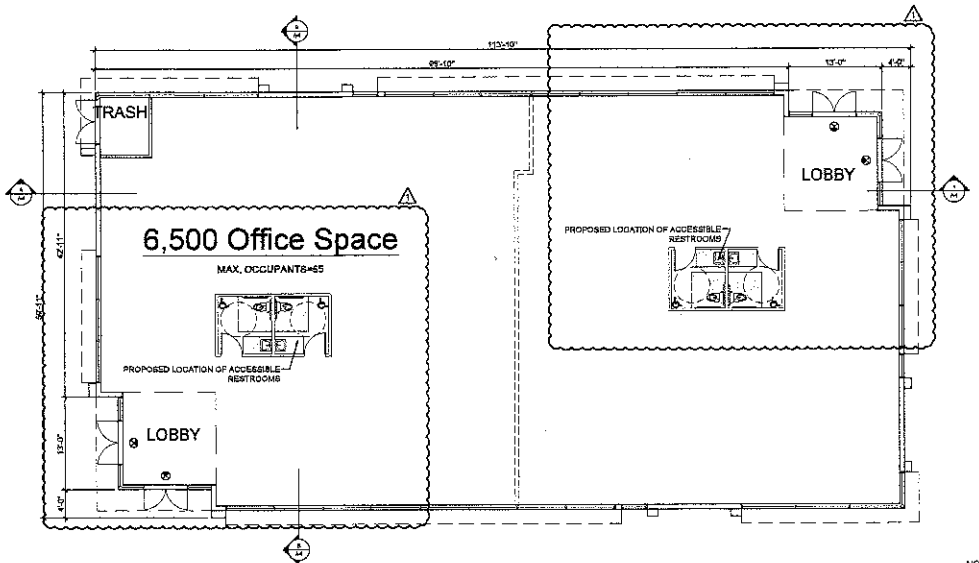


sheet:
L-3
3 of 4 sheets



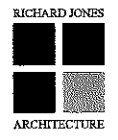
Floor Plan-Building 2

Scale: 1/8"=1'-0" NORTH



Floor Plan-Building 1

Scale: 1/8"=1'-0" NORTH



11 S.W. FIRST AVENUE (SUITE 10)
 DELRAY BEACH, FLORIDA 33404
 P 561.274.1946
 A ARCH001637 | H20001056

WWW.RJAARCHITECTURE.COM

DOWNTOWN DELRAY MEDICAL CENTRE
 DELRAY BEACH, FLORIDA 33483
 CASTER DEVELOPERS
 290 SE 6th AVENUE, DELRAY BEACH, FL 33483

FLORIDA LICENSEE

AA32691447 | 182801056

COMMISSION # 13-452
 DESIGNER: RJ
 DRAWN BY: TR
 PLAN REVIEW: RJ

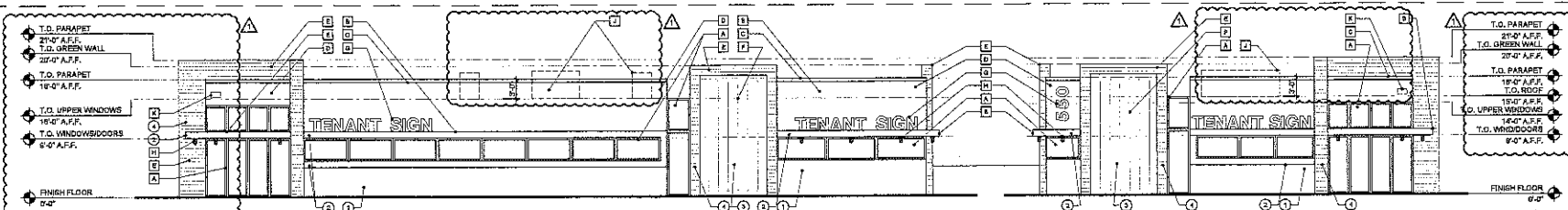
SUBMITTALS:
 SPRAB SUBMITTAL
 10.14.13

REVISIONS:
 TAC COMMENTS:
 11.15.13

FLOOR PLANS

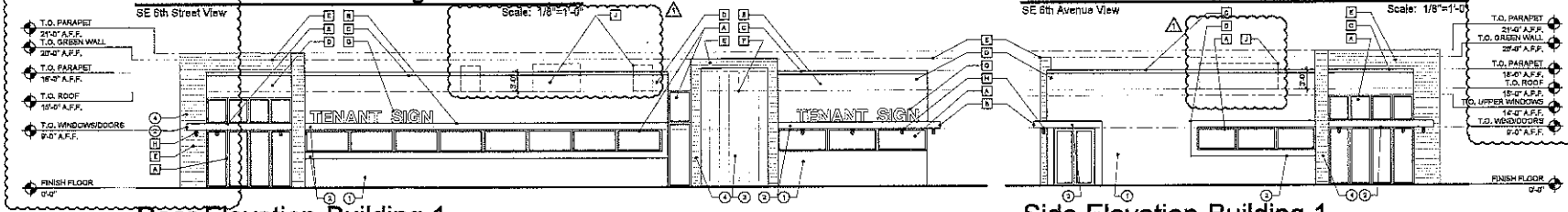
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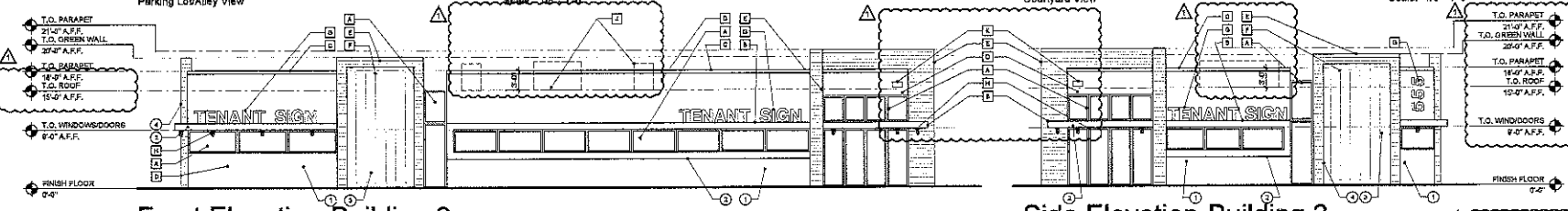
Front Elevation-Building 1
SE 5th Street View

Side Elevation-Building 1
SE 5th Avenue View



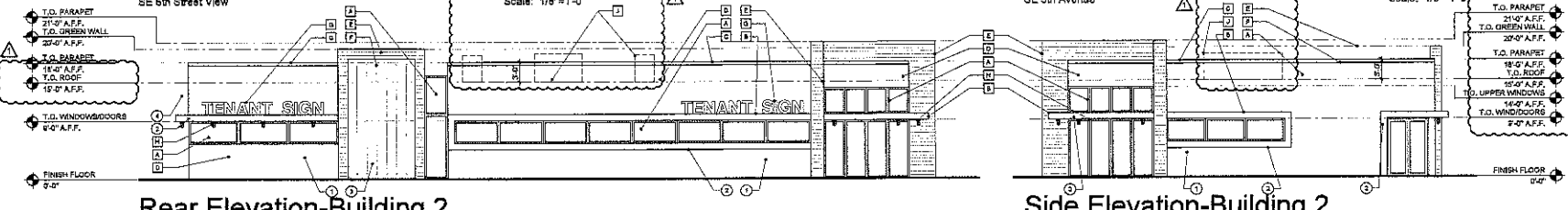
Rear Elevation-Building 1
SE 5th Street View

Side Elevation-Building 1
SE 5th Avenue View



Front Elevation-Building 2
Parking Lot/Alley View

Side Elevation-Building 2
Courtyard View



Rear Elevation-Building 2
SE 5th Street View

Side Elevation-Building 2
SE 5th Avenue View

ELEVATION KEYNOTES	
A	IMPACT RESISTANT STOREFRONT SYSTEM WITH ANODIZED ALUMINUM FRAME
B	PROJECTED EYEBROW
C	ALUMINUM CORING WITH ANODIZED FINISH
D	PAINTED, SMOOTH STUCCO FINISH
E	FIBER CEMENT BOARD WITH FAUX DARK WOOD FINISH OR EQUIVALENT
F	STAINLESS STEEL VERTICAL CABLE RAIL (GREEN WALL)
G	NEW SIGNAGE WITH ANODIZED ALUMINUM LETTERS (UNDER SEPARATE PERMIT)
H	DECORATIVE LIGHT FIXTURE WITH ANODIZED ALUMINUM FINISH
J	ROOFTOP EQUIPMENT
K	PREMISES IDENTIFICATION ADDRESS NUMBERS AT LEAST 5 INCHES ON A CONTRASTING BACKGROUND UNDER SEPARATE PERMIT

ELEVATION FINISHES	
1	WALLS: MAIN STUCCO WALL: SW 7008 EXTRA WHITE, G.C. TO PROVIDE SAMPLE FOR ARCHITECT'S APPROVAL
2	WALLS: PROJECTED EYEBROW: SW 7003 ANSW GREY, G.C. TO PROVIDE SAMPLE FOR ARCHITECT'S APPROVAL
3	WALLS: STAINLESS STEEL VERTICAL CABLES FOR GREEN WALL: SW 7003 ANSW GREY, G.C. TO PROVIDE SAMPLE FOR ARCHITECT'S APPROVAL
4	WALLS: FIBER CEMENT BOARD WITH FAUX DARK WOOD FINISH OR EQUIVALENT, G.C. TO PROVIDE SAMPLE FOR ARCHITECT'S APPROVAL

RICHARD JONES ARCHITECTURE

1432 5TH AVENUE SUITE 100
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TEL: 561.241.1111 FAX: 561.241.1111
AACH01617 | IN3601656

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CASTER DEVELOPERS
290 SE 6TH AVENUE, DELRAY BEACH, FL 33483

FLORIDA LICENSE #

AACH01617 | IN3601656

COMMISSION # 13-482
DESIGNER: 3/27
DRAWN BY: TR
PLAN REVISION:

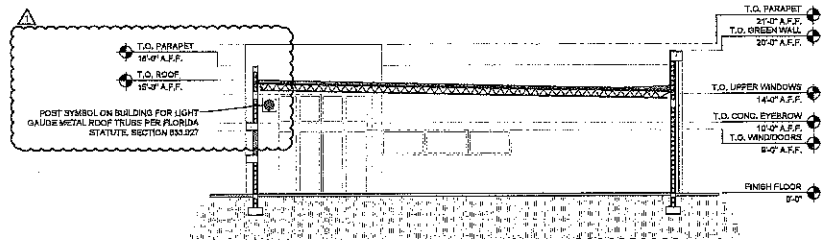
SUBMITTALS:
SPEARS SUBMITTAL 03.14.13

REVISIONS:
TAP COMMENTS 11.15.13

BUILDING ELEVATIONS

A-3

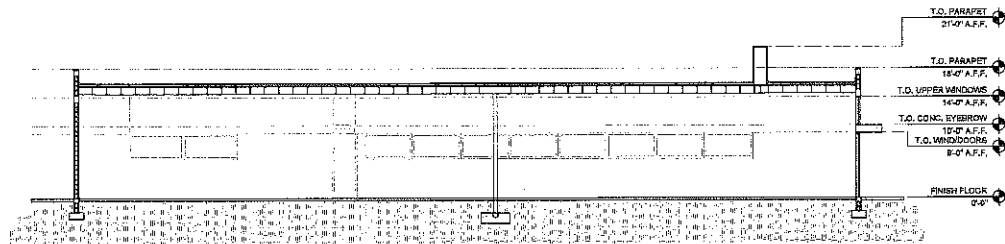
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Building Section B-Building 1 & 2

Building 2 (Opposite)

Scale: 1/8"=1'-0"



Building Section A-Building 1 & 2

Building 2 (Opposite)

Scale: 1/8"=1'-0"

RICHARD JONES
ARCHITECTURE

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V 561 274 9486 | F 561 274 3134
A A22091677 | 032901656

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CASTER DEVELOPERS
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FLORIDA LICENSURE

A A22091677 | 032901656

COMMISSION # 15-462
DRAWN BY: RJ
PLAN REVIEW: RJ

SUBMITTAL:
SFRAB SUBMITTAL
10-14-13

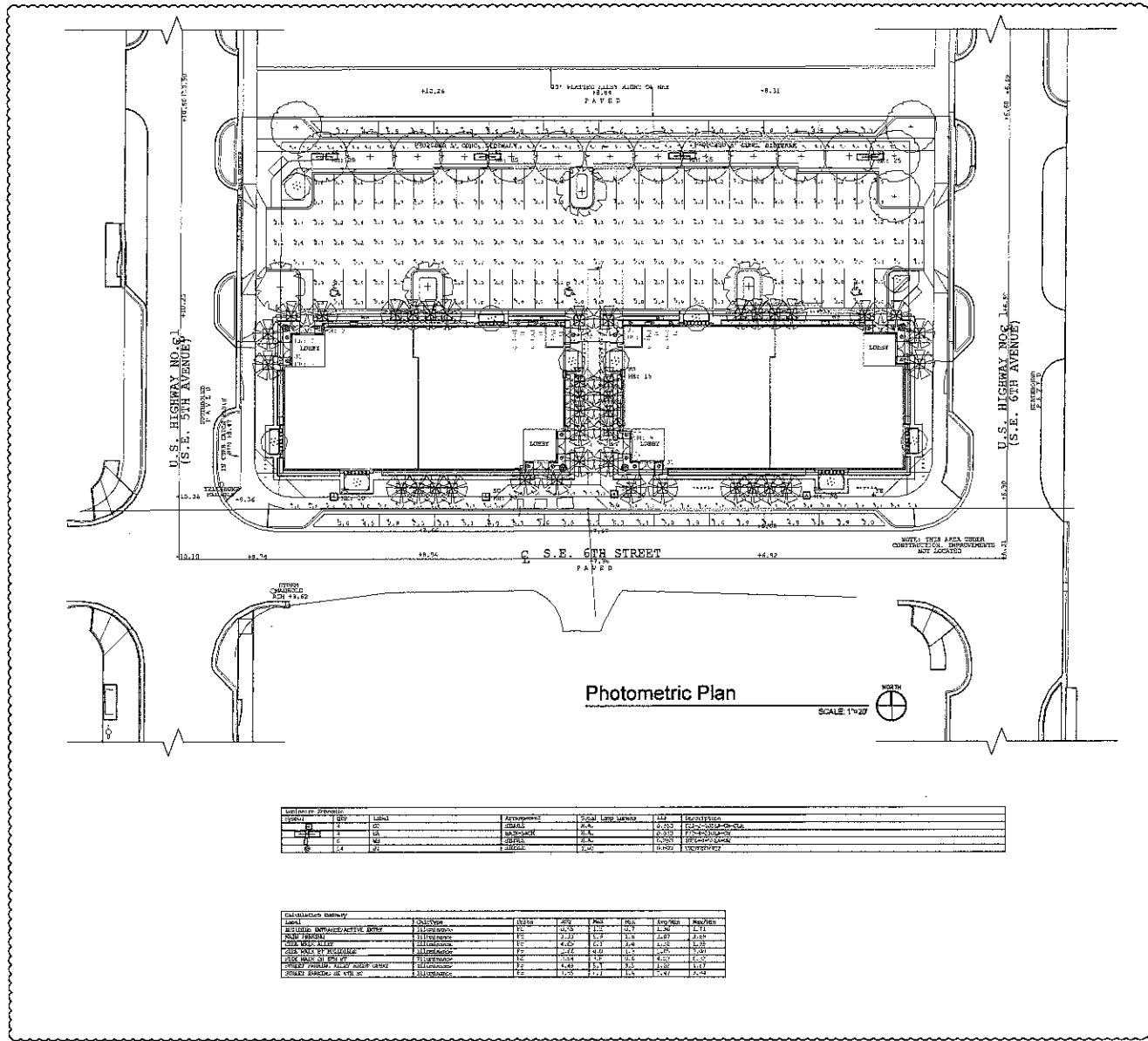
REVISIONS:
TAG COMMENTS:
11-15-13

BUILDING SECTIONS

A-4

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Photometric Plan
SCALE 1/4" = 1'-0"

Reference Symbol	Qty	Label	Approximate	Actual Lamp	Watt	Description
1	1	RE	REAR	2x4	2x20	REAR LIGHT FIXTURES
2	1	US	UNIFORM	2x4	2x20	UNIFORM LIGHT FIXTURES
3	6	MR	MIDDLE	2x4	2x20	MIDDLE LIGHT FIXTURES
4	24	LR	LONG	2x4	2x20	LONG LIGHT FIXTURES

Calculation Summary	Quantity	Watt	LR	MR	US	RE	Avg Watt	Notes
REAR	1	40	0.00	0.00	0.00	1.00	40.00	1.11
UNIFORM	1	40	0.00	0.00	0.00	1.00	40.00	1.11
MIDDLE	6	240	0.00	0.00	0.00	1.00	40.00	1.11
LONG	24	960	0.00	0.00	0.00	1.00	40.00	1.11
TOTAL	32	1240	0.00	0.00	0.00	1.00	40.00	1.11

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V 561.234.1161 F 561.234.1162
AA2601617 | DE2601616

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CASTER DEVELOPERS
290 SE 6th AVENUE, DELRAY BEACH, FL 33483

FLORIDA LICENSE
AA2601617 | DE2601616
COLLISION # 13-412
DESIGNER: RJ
DRAWN BY: TR
PLAN REVIEW: EJ
SUBMITTAL:
SPRINKLER SUBMITTAL
11.14.13
APPROVED:
A. TACKENBROT
11.14.13

PHOTOMETRIC PLAN
PH-1

RICHARD JONES ARCHITECTURE

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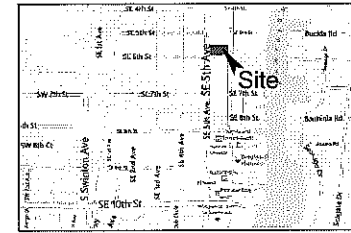
NO PROPOSED IMPROVEMENTS, BUILDINGS OR ANY KIND OF CONSTRUCTION CAN BE PLACED ON OR WITHIN ANY WATER, SEWER OR DRAINAGE EASEMENTS, UNLESS APPROVED BY THE CITY OF DELRAY BEACH CITY ENGINEER.

NOTE: CONTRACTOR TO FIELD VERIFY EXACT LOCATION, SIZE, AND DEPTH OF ALL EXISTING UTILITIES AT TIME OF CONSTRUCTION AND REPORT ANY DISCREPANCIES TO ENVIRODESIGN ASSOCIATES, INC.

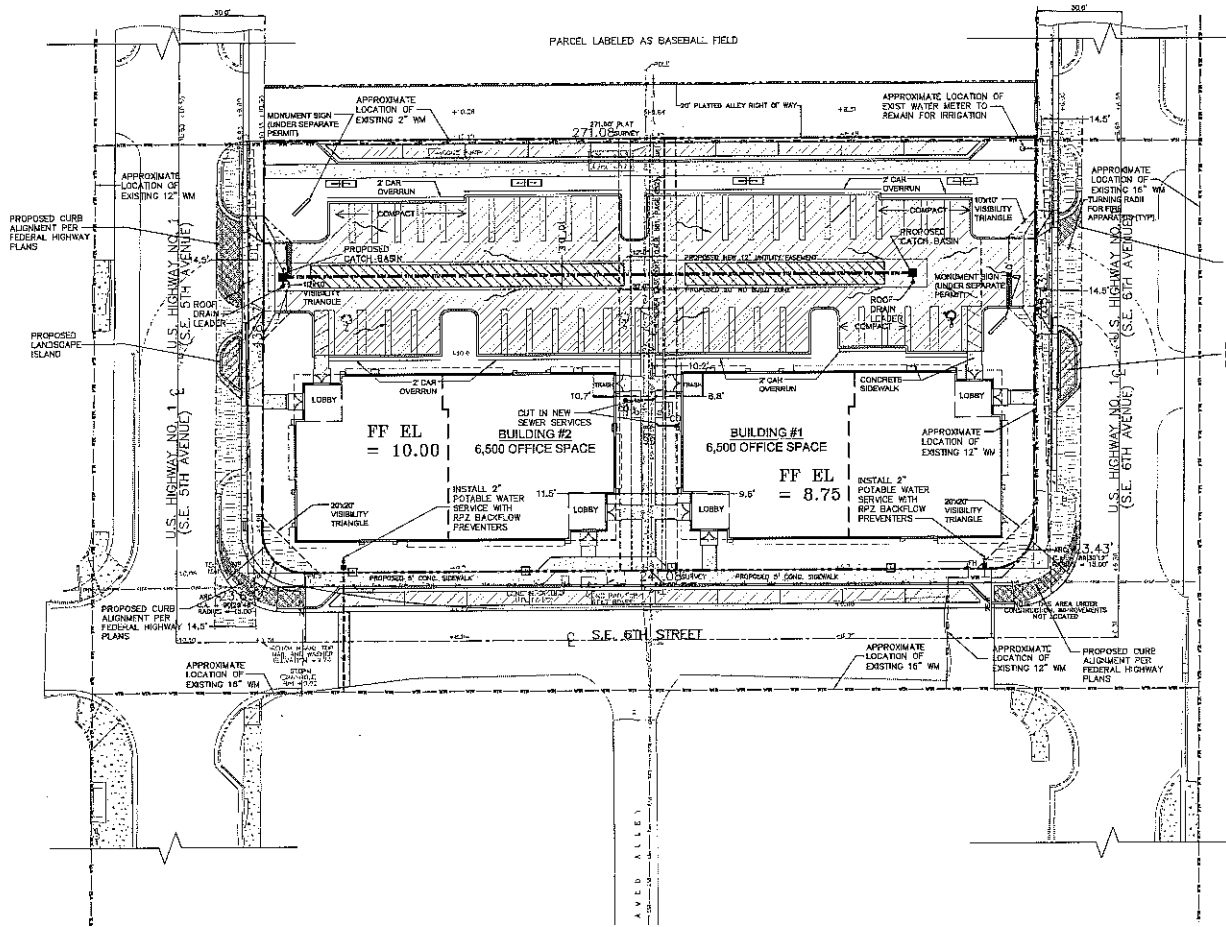
PARKING LAYOUT AND STRIPING NEEDS TO FOLLOW CITY OF DELRAY BEACH CURRENT STANDARDS

NO PROPOSED STRUCTURES SHALL BE INSTALLED WITHIN A HORIZONTAL DISTANCE OF 10- FEET FROM ANY EXISTING OR PROPOSED WATER, SEWER OR DRAINAGE FACILITIES, UNLESS APPROVED BY THE CITY OF DELRAY BEACH CITY ENGINEER.

NOTE: ANY TREES OR SHRUBS PLACED WITHIN WATER, SEWER OR DRAINAGE EASEMENTS, THEY SHALL CONFORM TO THE CITY OF DELRAY BEACH STANDARD DETAILS; LD 1.1 & LD 1.2



LOCATION MAP N.T.S.



LEGEND:

- PROPERTY LINE
- ⊙ SECTION CENTERLINE
- PLAN PAGE DETAIL PAGE
- 16.3 PROPOSED ELEVATION
- 16.7 DIRECTION OF FLOW
- 4.7 EXISTING ELEVATION
- ▨ DENOTES AREA OF PROPOSED ASPHALT PAVING
- ▩ DENOTES AREA OF CONCRETE SIDEWALK
- PROPOSED CATCH BASIN
- HDPE HIGH-DENSITY POLYETHYLENE PIPE
- 15' DENOTES 15" PERF HDPE PIPE IN 8" WIDE X 4" DEEP ROCK TRENCH (BOTTOM EL = 1.0.D.)
- 2.50 STRUCTURE NUMBER
- 2.50 RIM ELEVATION
- 2.50 INVERT ELEVATION
- ⊕ PROPOSED WATER METER
- EXISTING MANHOLE
- SANITARY SEWER CLEANOUT
- ⊕ SINGLE SANITARY SERVICE WITH CLEANOUT

NOTE: ALL WATER METER SIZES TO BE DETERMINED BY CITY OF DELRAY BEACH UTILITY DEPARTMENT

CALL 48 HOURS BEFORE YOU DIG.
IT'S THE LAW
1-800-432-4770
SUNSHINE STATE ONE CALL OF FLORIDA, INC.

SCALE: 1" = 20'
0 10 20 30 40

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NO. 1	DATE	REVISIONS
1	11/12/13	REVISE PER DDC COMMENTS OF 10/26/13
2		
3		
4		
5		
6		

CIVIL SITE IMPROVEMENTS PLAN FOR:
DOWNTOWN DELRAY MEDICAL CENTRE
550 SE 6TH AVE/555 SE 5TH AVE
DELRAY BEACH, FLORIDA

EnviroDesign Associates, Inc.
ENGINEERS & ENVIRONMENTAL CONSULTANTS
298 PINEAPPLE CREEK WAY, DELRAY BEACH, FLORIDA 33444
PHONE: (561) 241-8888 FAX: (561) 241-8888

DRAWN: B.A.B.
CHECKED: J.A.P.
DATE: 10/4/13
JOB NO. 13080-ENG
SHEET NO. 1 OF 6



DOWNTOWN DELRAY MEDICAL CENTRE
DELRAY BEACH, FLORIDA



DOWNTOWN DELRAY MEDICAL CENTRE
DELRAY BEACH, FLORIDA