

PROPOSED PROJECT FOR:
SCHOONER RESORT
 14500-14550 GULF BOULEVARD, MADEIRA BEACH, FLORIDA



JOHN A. BODZIAK
 AIA, ARCHITECT, PA
 ARCHITECTURE, DESIGN, AND CONSTRUCTION
 MANAGEMENT
 FLORIDA REGISTRATION NO. AR0005065
 743 49th STREET NORTH
 SAINT PETERSBURG, FLORIDA 33710
 TEL: (727)327-1966 FAX: (727)826-0968
 EMAIL: JACK@JABODZIAK.COM

CIVIL ENGINEER:
 MONTECKI ASSOCIATES,
 PATRICIA P. MONTECKI
 STRUCTURAL ENGINEER:
 STM ENGINEERING, P.A.
 Scott Martinez, PE
 727-421-1294
 stmengineering.scott@gmail.com

LEGAL DESCRIPTION:

LOTS 1, 2, 71, 72, 73, AND 74, SUNNY SHORES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 24, PAGE 15, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

AND

LOT 3, TOGETHER WITH ALL LAND LYING BETWEEN THE SAID LOT 3 AND THE WATERS OF THE GULF OF MEXICO, SUNNY SHORES, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 24, PAGE 15, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

AND

LOTS 1, 2, 3, AND 4, MADEIRA SHORES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 22, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

INDEX OF DRAWINGS

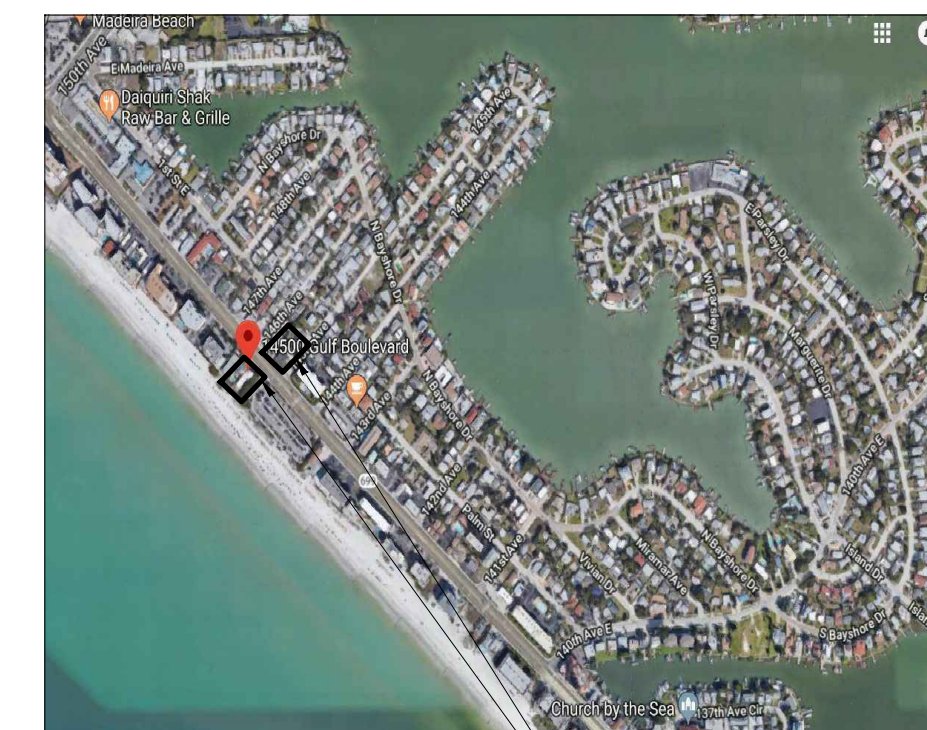
ARCHITECTURAL

CO	COVER PAGE
CR	RENDERING
1 OF 2	SURVEY EAST
2 OF 2	SURVEY WEST
D-1.0	DEMOLITION PLAN
C-1	PRELIMINARY CIVIL ENGINEERING
ADP-1.0	ARCHITECTURAL SITE PLAN
ADP-1.1	LANDSCAPE PLAN
ADP-1.2	IRRIGATION PLAN
A-1.0	GROUND FLOOR PLAN (GARAGE)
A-1.0B	GROUND FLOOR RETAIL AND PARKING PLAN (GARAGE)
A-1.10	SECOND FLOOR PARKING PLAN (GARAGE) 142TH
A-1.20	THIRD FLOOR PARKING PLAN (GARAGE) 142TH
A-1.2	2ND FLOOR PLAN (GARAGE) 142TH
A-1.3	3RD - 6TH FLOOR PLAN
A-1.4	ROOF TOP PLAN
A-5.0	EAST ELEVATION
A-5.1	NORTH ELEVATION
A-5.2	SOUTH ELEVATION
A-5.3	WEST ELEVATION

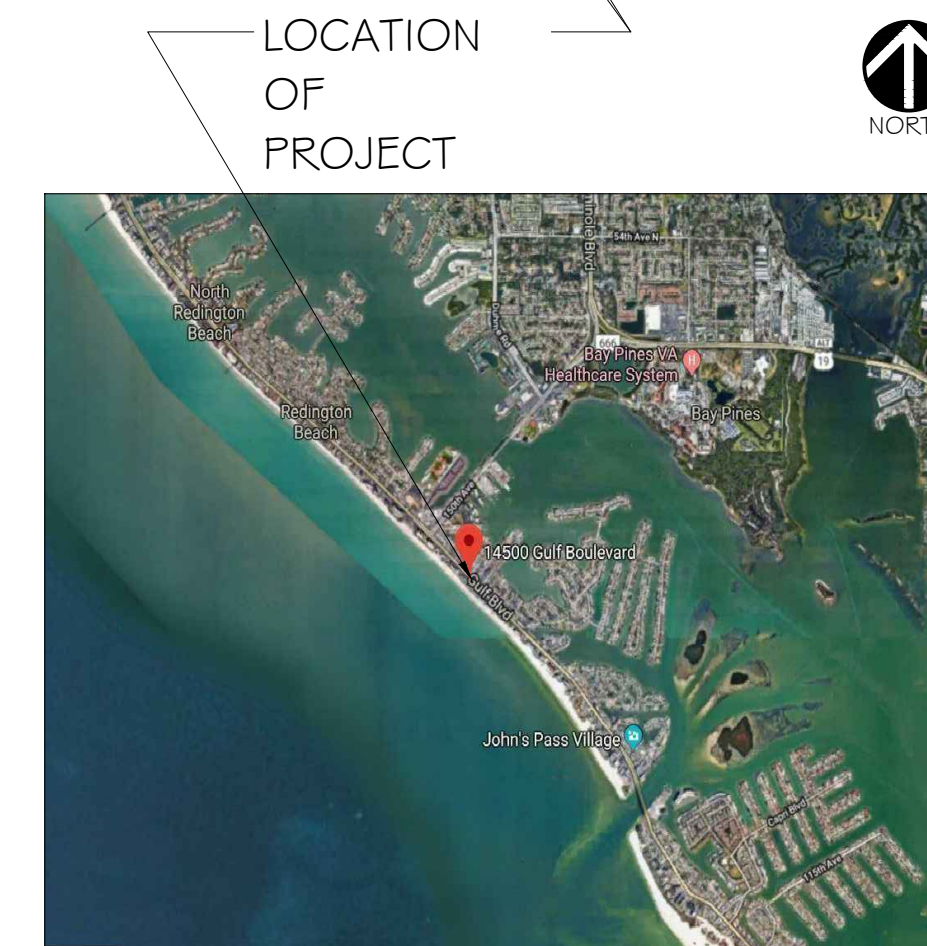
SCOPE OF WORK:

THESE DOCUMENTS ARE FOR THE BUILD OUT OF A NEW 5G UNIT, 8-STORY, OVER PARKING BUILDING, WITH BAR, RESTAURANT, CLUB, FITNESS CENTER, MEETING ROOM AND ROOF TOP DECK ON THE GULF SIDE.
 THE GULF PARCEL ACCESS THE STREET FROM 146TH AVENUE IS NOW A 5G SPACE PARKING LOT.
 THE EXISTING 2G & 21' HIGH 2-STORY HOTEL UNITS ON THE GULF FRONT PARCEL AND THE 31' HIGH 2-STORY OFFICES WITH APARTMENTS ABOVE & 14' HIGH 1-STORY BUILDING ARE TO BE DEMOLISHED PER DEMOLITION PLAN (PAGE D-1.0.)
 THE BUILDING IS A 8-STORY STRUCTURE OVER ONE OF PARKING ON THE GULF SIDE AND THERE ARE NO ENVIRONMENTAL OR SOILS CONDITIONS THAT REQUIRE REMEDIATION OR SPECIAL CONDITIONS.

- THE PLANS COMPLY TO ALL PROVISIONS OF CHAPTER 11 FBC 2017 AS TO ACCESSIBILITY.
 - ELECTRICAL, MECHANICAL, AND PLUMBING TO BE INSTALLED IN ACCORDANCE WITH PLANS AND COMPLY TO:
 - FBC 2017
 - FBC-PLUMBING 2017
 - FBC-MECHANICAL 2017
 - NEC 2017
 - ROOFING ENCOMPASSES A NEW ROOF IN ITS ENTIRETY IN COMPLIANCE WITH FBC 2010 CHAPTER 15 (ROOFING).
 - BUILDING AS PROPOSED IS FULLY SPRINKLED AND MEETS ALL APPLICABLE ASPECTS OF THE FOLLOWING:
 - NFPA 13R 2017 EDITION
 - NFPA 14 2017 EDITION
 - NFPA 20 2017 EDITION
 - NFPA 101 2017 EDITION
- INCLUDING BUT NOT LIMITED TO FIRE PROTECTION, EGRESS, LIFE SAFETY, FIRE SEPARATION OF ELEMENTS, RATINGS OF ALL APPLICABLE ELEMENTS.
 THE CONSTRUCTION OF ALL ASPECTS OF THE BUILDING WILL CONFORM TO ALL COUNTY, STATE, AND FEDERAL REGULATIONS AS REQUIRED.



LOCATION MAP



VICINITY MAP

BUILDING CODE SUMMARY - COMMERCIAL PROJECTS:

BUILDING DATA:	
OCCUPANCY:	<input type="checkbox"/> ASSEMBLY <input type="checkbox"/> BUSINESS <input type="checkbox"/> EDUCATIONAL <input type="checkbox"/> MERCANTILE (M) <input type="checkbox"/> HAZARDOUS <input type="checkbox"/> FACTORY-INDUSTRIAL <input type="checkbox"/> INSTITUTIONAL <input checked="" type="checkbox"/> RESIDENTIAL (R-1) <input type="checkbox"/> UTILITY MISCELLANEOUS
MIXED OCCUPANCY:	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO SEPARATION: N/A
CONSTRUCTION TYPE:	<input type="checkbox"/> I (A) <input type="checkbox"/> I (B) <input type="checkbox"/> II (A) <input checked="" type="checkbox"/> II (B) <input type="checkbox"/> III (A) <input type="checkbox"/> III (B) <input type="checkbox"/> IV (H.T.) <input type="checkbox"/> V (A) <input type="checkbox"/> V (B)
MIXED CONSTRUCTION:	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO TYPE: _____
BUILDING HEIGHT (BUILDING #1):	08'-0" ABOVE BFE + 2.0' FREEBOARD 0 NUMBER OF STORES OVER PARKING
BASE FLOOD ELEVATION:	FLOOD ZONE "VE" 1' 4" W/ 2-FOOT FREEBOARD
MEZZANINE:	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO
HIGH RISE:	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO
ZONING DISTRICT:	RS 4 C-3 / PD (PLANNED DEVELOPMENT)
(BUILDING #1 & BUILDING 2):	
MAIN BUILDING AREA (FOOTPRINT):	13,403 S.G. S.F. (66-45%)
SITE AREA OF BUILDING #1:	20,170 S.F.
SITE AREA OF BUILDING #2:	29,300 S.F.
TOTAL SITE AREA:	49,470 S.F. (1.13 ACRES)
AC AREA:	
TOTAL AC AREA:	56,668 S.F. FAR _____
LIFE SAFETY SYSTEM:	
EMERGENCY LIGHTING AND EXIT SIGNAGE:	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
FIRE ALARM AND SMOKE DETECTION SYSTEMS:	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
PANIC HARDWARE:	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO

APPLICABLE CODES:

FLORIDA BUILDING CODE (F.B.C.) 4TH EDITION (2017)
 DESIGNED IN ACCORDANCE WITH F.B.C. 4TH EDITION (2017) SECTION 1406 FOR DESIGN PRESSURES GENERATED BY A WIND DESIGN VELOCITY OF 150 MPH
 CONTRACTOR SHALL SECURE FROM BLOCK MANUFACTURER DOCUMENTATION OF EQUIVALENT THICKNESS AND TYPE OF MATERIALS, OR PROOF OF TESTED HOURLY RATING FOR BLOCK DELIVERED TO THE JOB SITE AS PER 3.0 C.C. TABLE 708.3.1
 DESIGN SHALL BE IN ACCORDANCE WITH THE 2010 FLORIDA FIRE PREVENTION CODE & NFPA 1 2009 FOR FIRE DEPARTMENT ACCESS & UNDERGROUND UTILITIES

ABBREVIATIONS:

A.F.C.	ABOVE FINISH CEILING	H.M.	HOLLOW METAL
A.F.F.	ABOVE FINISH FLOOR	IMAG.	IMAGE
A.C.T.	ACOUSTICAL CEILING TILE	INSUL.	INSULATION
ALUM.	ALUMINUM	JT.	JOINT
B.K.	BLOCK	K.O.	KNOCK OUT
BOTT.	BOTTOM	LK.	LOCK
BTM.	BOTTOM	MANUF.	MANUFACTURER
BLDG.	BUILDING	M.C.	MEDICAL CLOSET
CLG.	CEILING	M.C.J.	MASONRY CONTROL JOINT
C.B.	CERAMIC TILE	M.O.	MASONRY OPENING
CHALK BOARD		MAX.	MAXIMUM
COL.	COLUMN	MECH.	MECHANICAL
CONC.	CONCRETE	MTL.	METAL
C.J.	CONTROL JOINT	M.L.	METAL LATH
C.M.U.	CONCRETE MASONRY UNIT	MIN.	MINIMUM
DN.	DOWN	MIRR.	MIRROR
D.S.	DOWN SPOUT	N.	NORTH
D.F.	DRINKING FOUNTAIN	N.I.C.	NOT IN CONTRACT
ELEV.	ELEVATION	N.T.S.	NOT TO SCALE
ELAST.	ELASTOMERIC	NO.	NUMBER
EQ.	EQUAL	O.C.	ON CENTER
EQ.	EQUAL	PAINT	PAINT
EXIST.	EXISTING	PLAST.	PLASTER
EXP.	EXPANSION	P.T.	PRESSURE TREATED
E.J.	EXPANSION JOINT	Q.T.	QUARRY TILE
EXSTG.	EXISTING	R.F.	REINFORCING
E.I.F.S.	EXTERIOR INSULATION & FINISH SYSTEM	REIN.	REINFORCING
FIN.	FINISH	R.D.	ROOFING
F.E.	FIRE EXTINGUISHER	RM.	ROOM
F.A.	FIRE ALARM	R.T.	RUBBER TILE
PLAS.	PLASTER	SPECS.	SPECIFICATIONS
FL.	FLOOR	STL.	STEEL
FLR.	FLOOR	T.B.	TACK BOARD
FTG.	FOOTING	TYP.	TYPICAL
FT.	FOOT OR FEET	U.N.O.	UNLESS NOTED OTHERWISE
FDN.	FOUNDATION	VERT.	VERTICAL
GALV.	GALVANIZED	V.C.T.	VINYL COMPOSITION TILE
GA.	GAUGE	WG.	WEIGHT
G.W.B.	GYP-SUM WALL BOARD	W.C.	WATER CLOSET
HDW.	HARDWARE	WDW.	WINDOW
HGT.	HEIGHT	W.	WITH
		WD.	WOOD

WINDS:

WINDS APPLIED PER ASCE7-08, BUILDINGS OF ALL HEIGHTS	
ANALYTICAL METHOD	
BASIC WIND SPEED:	150 MPH
WIND IMPORTANCE FACTOR (CATEGORY 2):	1.0
WIND EXPOSURE:	D
APPLICABLE INTERNAL PRESSURE COEFFICIENT:	+/- .10 (ENCLOSED)

CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND COORDINATE ALL FIELD CONDITIONS. ALL DISCREPANCIES AND CONFLICTS SHALL BE REPORTED TO THE ARCHITECT IN WRITING PRIOR TO PROCEEDING OR CONTINUING WITH CONSTRUCTION. UNREPORTED DISCREPANCIES AND CONFLICTS SHALL REMAIN THE RESPONSIBILITY OF THE CONTRACTOR.

PROFESSIONAL STATEMENT TO THE BEST OF HIS ARCHITECT'S KNOWLEDGE, ENCLOSED PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES AND THE APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 635 AND 636, LAWS OF FLORIDA.

DATE: 11/18/2020
 REVISIONS: 04/05/2021

ADJUSTMENTS PER CITY COMMENTS
 REVISIONS TO SITE DATA TABLE

JOHN A. BODZIAK
 ARCHITECT AIA, PA
 ARCHITECTURE, DESIGN, AND CONSTRUCTION MANAGEMENT
 FLORIDA REGISTRATION NO. AR0005065
 EMAIL: JACK@JABODZIAK.COM
 743 49th STREET N. SAINT PETERSBURG, FLORIDA 33710
 TEL: (727) 327-1966 FAX: (727) 826-0968

TT-AT-JB-CS
 Jun. 24, 21
 OCT - 2018
 2018-029
 CO



CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND COORDINATE ALL FIELD CONDITIONS. ALL DISCREPANCIES AND CONFLICTS SHALL BE REPORTED TO THE ARCHITECT IN WRITING PRIOR TO PROCEEDING OR CONTINUING WITH CONSTRUCTION. UNREPORTED DISCREPANCIES AND CONFLICTS SHALL REMAIN THE RESPONSIBILITY OF THE CONTRACTOR.

DESIGNED BY: TT-AT-JB-CS
 UPDATED ON: Jun. 24, 21
 DATE: OCT - 2018
 JOB PROJECT #: 2018-029
 SHEET #

RE

JOHN A. BODZIAK
 ARCHITECT AIA, PA
 ARCHITECTURE, DESIGN, AND CONSTRUCTION MANAGEMENT
 FLORIDA REGISTRATION NO. AR0005065
 EMAIL: JACK@JOBODZIAK.COM
 743 49th STREET N. SAINT PETERSBURG, FLORIDA 33710
 TEL: (727) 327-1966 FAX: (727) 826-0968

SEAL

PROJECT
SCHOONER RESORT
 14550 - 14550 GULF BOULEVARD
 MADEIRA BEACH, FLORIDA
 RENDERING

CLIENT

NO.	DATE	REVISIONS
△	11/18/2020	ADJUSTMENTS PER CITY COMMENTS
	04/5/2021	REVISIONS TO SITE DATA TABLE

PROFESSIONAL STATEMENT TO THE BEST OF THIS ARCHITECT'S KNOWLEDGE, ENCLOSURE PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES AND THE APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 63S AND 63L, LAWS OF FLORIDA.

JOHN A. BODZIAK, ARCHITECT AIA, PA - MEMBER REGISTERED PROFESSIONAL ARCHITECTS AND OTHER PROFESSIONAL SOCIETIES. THIS ARCHITECTURE IS THE PROPERTY OF JOHN A. BODZIAK ARCHITECT AIA, PA. THIS ARCHITECTURE IS NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF JOHN A. BODZIAK ARCHITECT AIA, PA. CONTRACTOR SHALL VERIFY AND BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROPRIATE COORDINATION TO ALL APPLICABLE LOCAL, STATE, AND FEDERAL REGULATIONS. CONTRACTOR SHALL VERIFY AND BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROPRIATE COORDINATION TO ALL APPLICABLE LOCAL, STATE, AND FEDERAL REGULATIONS. CONTRACTOR SHALL VERIFY AND BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROPRIATE COORDINATION TO ALL APPLICABLE LOCAL, STATE, AND FEDERAL REGULATIONS. CONTRACTOR SHALL VERIFY AND BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROPRIATE COORDINATION TO ALL APPLICABLE LOCAL, STATE, AND FEDERAL REGULATIONS.

BOUNDARY AND TOPOGRAPHIC SURVEY

LEGAL DESCRIPTION:

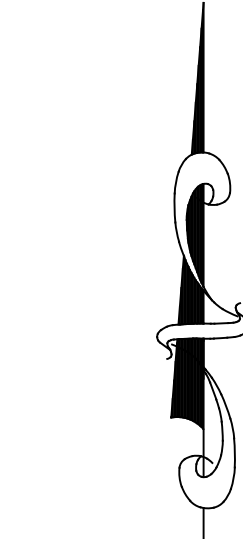
LOTS 1, 2, 71, 72, 73, AND 74, SUNNY SHORES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 24, PAGE 15, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

AND

LOT 3, TOGETHER WITH ALL LAND LYING BETWEEN THE SAID LOT 3 AND THE WATERS OF THE GULF OF MEXICO, SUNNY SHORES, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 24, PAGE 15, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

AND

LOTS 1, 2, 3, AND 4, MADEIRA SHORES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 22, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.



SYMBOL LEGEND

- Backflow Preventor
- Cable Box
- Centerline
- Cleanout
- Decorative Light
- Drainage Manhole
- Fire Hydrant
- Guy Anchor
- Grease Trap
- Handicap
- Lightpole
- Mailbox
- Power Box
- Sanitary Manhole
- Sign
- Spot Elevation
- Telephone Box
- Utility Pole
- Water Meter
- Water Valve
- Well

TREE LEGEND

- oak
- oak
- NORFOLK PINE
- BANYON

NOTE: ALL SIZES ARE IN INCHES

LEGEND

- (C) = Calculated Data
- (D) = Data per Description
- (F) = Field Determined
- (M) = Measured Data
- (P) = Data per Plat
- +/- = Plus or Minus
- AC = Air Conditioner
- BWF = Barbed Wire Fence
- BFE = Base Flood Elevation
- BFP = Backflow Preventor
- CB = Chord Bearing
- CH = Chord
- C.H. = Condominium Plat Book
- CC = Concrete
- C.S. = Concrete Slab
- CSW = Concrete Sidewalk
- CCCL = Concrete Construction Control Line
- CL = Centerline
- CLF = Chainlink Fence
- COV = Covered
- CLP = Concrete Light Pole
- CMP = Corrugated Metal Pipe
- CONC. = Concrete
- A = Delta Angle
- D.B. = Dead Book
- D.W. = Driveway
- DMH = Drainage Manhole
- EP = Edge of Pavement
- EL = Elevation
- EW = Edge of Water
- F = Found
- FCR = Found Iron Rod & Cap
- FCM = Found Concrete Monument
- FDOT = Florida Department of Transportation
- F.F.E. = Finished Floor Elevation
- FIP = Found Iron Pipe
- FR = Found Iron Rod No Cap
- FRN = Found Rebar
- FND = Found Nail & Disk
- FRP = Found Pinched Pipe
- FRD = Found Rivet & Disk
- G.I. = Gate Inlet
- GV = Gate Valve
- HYD = Fire Hydrant
- I.E. = Invert Elevation
- LB = Corporate Certificate Number
- LP = Light Pole
- LFE = Lowest Floor Elevation
- M.O.L. = More or Less
- MES = Mitered End Section
- N&D = Nail & Disk
- NFNS = Not Found and Not Set
- OCS = Outfall Control Structure
- OHW = Overhead Wire
- O.R. = Official Records Book
- P.B. = Plat Book
- PCP = Permanent Control Point
- PG(s) = Page(s)
- PLS = Professional Land Surveyor
- POB = Point of Beginning
- POC = Point of Commencement
- PRC = Point of Reverse Curvature
- PRM = Permanent Reference Monument
- R = Radius
- RGE = Range
- R.W. = Right-of-way
- RCF = Reinforced Concrete Pipe
- SCF = Set Concrete Monument PLS #2865
- SCIR = Set Iron Rod & Cap 5/8" PLS #2865
- SMH = Sanitary Manhole
- SMN = Set May Nail
- SND = Set Nail & Disc PLS #2865
- TBM = Temporary Benchmark
- TOB = Top of Bank
- TOS = Toe of Slope
- TWP = Township
- TYP = Typical
- UB = Utility Box
- UP = Utility Pole
- VF = Vinyl Fence
- WF = Wood Fence
- WM = Water Meter
- W.O. = Work Order
- WV = Water Valve

LINE LEGEND

- Boundary Lines
- Water Line
- Telephone Line
- Gas Line
- Sanitary Sewer Line
- Storm Sewer Line
- Overhead Wire Lines
- Fence - Wire
- Fence - Chain Link
- Fence - Vinyl
- Fence - Wood
- Reclaimed Water Main



SURVEY NOTES:

1. THIS SURVEY WAS PERFORMED WITH THE BENEFIT OF:
 - A TITLE COMMITMENT ISSUED BY FIDELITY NATIONAL TITLE INSURANCE COMPANY, COMMITMENT NO. FTPA15-16038, EFFECTIVE DATE: SEPTEMBER 1, 2015 AT 11:00 PM. PERTAINS TO LOT 4, MADEIRA SHORES ONLY.
 - AND
 - A TITLE COMMITMENT ISSUED BY OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY, FILE REFERENCE: 019673-000008, EFFECTIVE DATE: 03/14/14 11:00 PM. PERTAINS TO LOTS 1, 2, 71, 72, 73, AND 74, SUNNY SHORES ONLY.
- NO DOCUMENTS REFERENCED BY THESE COMMITMENTS WERE PROVIDED TO THIS SURVEYOR.
2. PLANIMETRIC FEATURES SHOWN HEREON WERE DETERMINED BY STANDARD FIELD SURVEYING METHODS.
3. BEARING BASIS IS THE SOUTHWESTERLY RIGHT-OF-WAY OF GULF BOULEVARD BEING N46°09'54"W PER PLAT.
4. ALL INSTRUMENTS SHOWN HEREON ARE OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, UNLESS OTHERWISE SPECIFIED.
5. UNDERGROUND UTILITIES SHOWN HEREON ARE BASED ON SURFACE MARKINGS AND OR STRUCTURES. NO EXCAVATION WAS PERFORMED FOR THE LOCATION OF SUCH UTILITIES.
6. ADDITIONS OR DELETIONS TO THIS SURVEY MAP AND/OR REPORT BY OTHER THAN THE SIGNING PARTY OR PARTIES IS PROHIBITED WITHOUT WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES.
7. THIS PARCEL APPEARS TO BE IN FLOOD ZONES "VE (EL 16)", "VE (EL 15)", "VE (EL 14)", "VE (EL 13)", "AE (EL 12)" AND "AE (EL 11)" ACCORDING TO THE FLOOD INSURANCE RATE MAP, MAP NUMBER: 121030D191G, MAP EFFECTIVE DATE: SEPTEMBER 3, 2003, AS PROVIDED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY.
8. BLANKET EASEMENTS, COVENANTS, MORTGAGES, TAXES, RESTRICTIONS, CROSS EASEMENT AGREEMENTS LISTED ON A TITLE POLICY CAN BE CALLED OUT ...I.E. OR BOOK AND PAGE AND LABELED AS A NON PLOTTABLE ENTITY BUT DOES NOT APPLY TO THE SURVEY DRAWING.
9. FLOOD ZONE LINES SHOWN ON THIS SURVEY DRAWING HAS BEEN TRANSFERRED FROM FLOOD INSURANCE RATE MAP, MAP NUMBER: 121030D191G. THIS TRANSFER HAS BEEN ACCOMPLISHED BY GRAPHIC METHODS AND SUBJECT TO ANY INHERENT ERRORS THIS PROCEDURE MIGHT PRODUCE.
10. LOCATIONS OF TREES SHOWN HEREON WERE LIMITED TO TREES 4" DIAMETER AT BREAST HEIGHT (DBH) OR LARGER.
11. GEODATA SERVICES INC. CAN ACCEPT NO RESPONSIBILITY FOR THE IDENTIFICATION OF THE TREE SPECIES SHOWN HEREON. ALTHOUGH EVERY EFFORT HAS BEEN MADE TO PROPERLY IDENTIFY THE TREES SHOWN HEREON, TREE IDENTIFICATION IS OUTSIDE THE EXPERTISE OF A PROFESSIONAL LAND SURVEYOR. THE TREE TYPES SHOWN HEREON ARE FOR INFORMATIONAL PURPOSES ONLY AND SHOULD BE USED AFTER CONFIRMATION BY A CERTIFIED ARBORIST OR OTHER SUCH PROFESSIONAL.
12. THE MEAN HIGH WATER LINE ELEVATION SHOWN HEREON IS BASED UPON TIDE INTERPOLATION POINTS ID:100112, AND ID:100113, AS PUBLISHED BY THE LAND BOUNDARY INFORMATION SYSTEM OF THE STATE OF FLORIDA.
13. ELEVATION BASIS: NORTH AMERICAN VERTICAL DATUM 1988 (NAVD88). BENCHMARK UTILIZED: DNR "15-90-DA-25A", WITH AN ELEVATION OF 4.28 FEET.

SURVEYOR'S CERTIFICATION:

I, DENNIS J. EYRE, THE SURVEYOR IN RESPONSIBLE CHARGE, HEREBY CERTIFY THAT THE SURVEY REPRESENTED HEREON AND THAT SAID ABOVE GROUND SURVEY AND SKETCH ARE ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF. SURVEY NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

DENNIS J. EYRE, P.L.S. FLA. REG. NO. 2865
DATE: OCTOBER 19, 2018

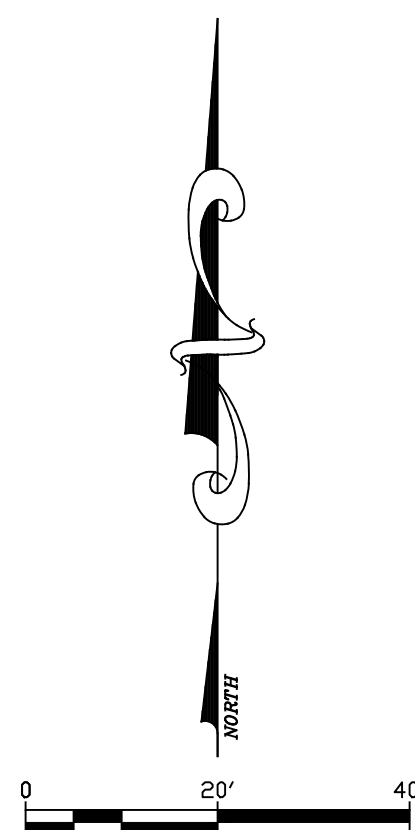
THIS SURVEY CONSISTS OF 2 SHEETS, IT IS NOT FULL, OR COMPLETE, WITHOUT BOTH SHEETS.
AN UNSIGNED SURVEY DRAWING IS FOR INFORMATIONAL PURPOSES ONLY.

W.O. # 5686	FIELD DATE: OCTOBER 3, 2018
DRAWN BY: EJ, P.T.	
CHECKED BY: DJE	
SCALE: 1" = 20'	
FIELD BOOK / PAGE(S): 7-17/72-78	
SHEET 1 OF 2	

GEODATA SERVICES INC.
1166 KAPP DRIVE
CLEARWATER, FL 33765
PHONE: (727) 447-1763



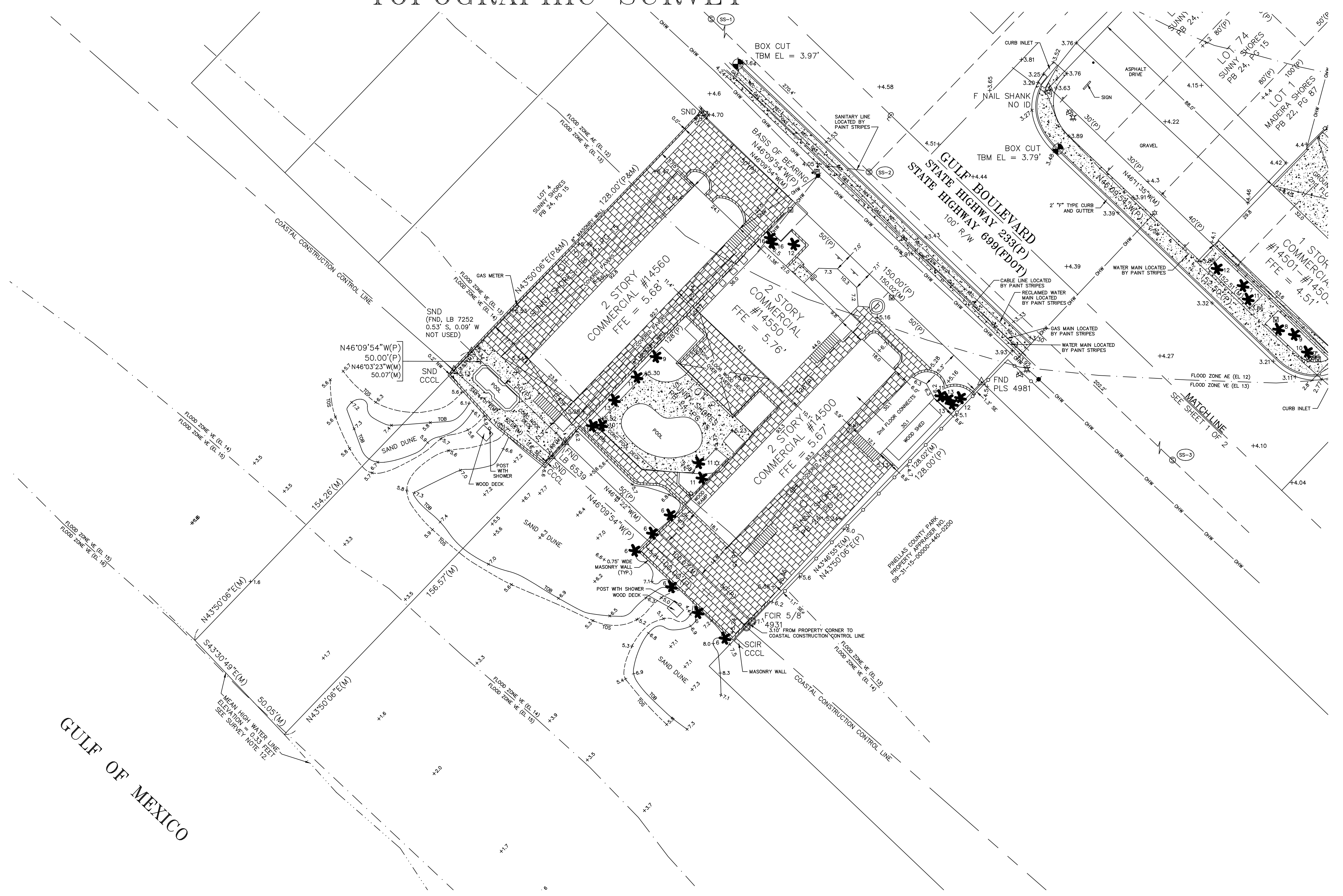
BOUNDARY AND TOPOGRAPHIC SURVEY



- SYMBOL LEGEND**
- Backflow Preventor
 - Cable Box
 - Centerline
 - Cleanout
 - Decorative Light
 - Drainage Manhole
 - Fire Hydrant
 - Grease Trap
 - Guy Anchor
 - Handicap
 - Lightpole
 - Mailbox
 - Power Box
 - Sanitary Manhole
 - Sign
 - Spot Elevation
 - Telephone Box
 - Utility Pole
 - Water Meter
 - Water Valve
 - Well
- TREE LEGEND**
- OAK
 - PALM
 - NORFOLK PINE
 - BANYON
- NOTE:**
ALL SIZES ARE IN INCHES

- LEGEND**
- (C) = Calculated Data
 - (D) = Data per Description
 - (F) = Field Determined
 - (M) = Measured Data
 - (P) = Data per Plat
 - +/- = Plus or Minus
 - A/C = Air Conditioner
 - B/W/F = Barbed Wire Fence
 - BFE = Base Flood Elevation
 - BFP = Backflow Preventor
 - CB = Chord Bearing
 - CH = Chord
 - C.A.B. = Condominium Plat Book
 - CC = Concrete
 - C/S = Concrete Slab
 - CSW = Concrete Sidewalk
 - CCCL = Coastal Construction Control Line
 - CL = Centerline
 - CLF = Chainlink Fence
 - COV = Covered
 - CLP = Concrete Light Pole
 - CMP = Corrugated Metal Pipe
 - CONC. = Concrete
 - A = Delta Angle
 - D.B. = Dead Book
 - D/W = Driveway
 - DMH = Drainage Manhole
 - E/P = Edge of Pavement
 - EL = Elevation
 - EW = Edge of Water
 - F = Found
 - FCR = Found Iron Rod & Cap
 - FCM = Found Concrete Monument
 - FDOT = Florida Department of Transportation
 - FPE = Finished Floor Elevation
 - FIP = Found Iron Pipe
 - FR = Found Iron Rod No Cap
 - FMN = Found Metal Nail
 - FND = Found Nail & Disk
 - FRD = Found Ripped Pipe
 - FRD = Found Rives & Disk
 - G.I. = Gate Inlet
 - GV = Gate Valve
 - HYD = Fire Hydrant
 - I.E. = Invert Elevation
 - LB = Corporate Certificate Number
 - LP = Light Pole
 - LFE = Lowest Floor Elevation
 - M.O.L. = More or Less
 - MES = Mitered End Section
 - N&D = Nail & Disk
 - NFNS = Not Found and Not Set
 - OCS = Outfall Control Structure
 - OWH = Overhead Wire
 - O.R. = Official Records Book
 - P.B. = Plat Book
 - PCP = Permanent Control Point
 - PG(s) = Page(s)
 - PLS = Professional Land Surveyor
 - POB = Point of Beginning
 - POC = Point of Commencement
 - PRC = Point of Reverse Curvature
 - PRM = Permanent Reference Monument
 - R = Radius
 - RGE = Range
 - R/W = Right-of-way
 - RCF = Reinforced Concrete Pipe
 - SCM = Set Concrete Monument PLS #2865
 - SCIR = Set Iron Rod & Cap 5/8" PLS #2865
 - SMH = Sanitary Manhole
 - SMN = Set Metal Nail
 - SND = Set Nail & Disc PLS #2865
 - TBM = Temporary Benchmark
 - TOB = Top of Bank
 - TOS = Toe of Slope
 - TWP = Township
 - TYP = Typical
 - UB = Utility Box
 - UP = Utility Pole
 - V/F = Vinyl Fence
 - WM = Water Meter
 - W.O. = Work Order
 - WV = Water Valve

- LINE LEGEND**
- Boundary Lines
 - Water Line
 - Telephone Line
 - Gas Line
 - Sanitary Sewer Line
 - Storm Sewer Line
 - Overhead Wire Lines
 - Fence - Wire
 - Fence - Chain Link
 - Fence - Vinyl
 - Fence - Wood
 - Reclaimed Water Main



THIS SURVEY CONSISTS OF 2 SHEETS, IT IS NOT FULL, OR COMPLETE, WITHOUT BOTH SHEETS.
AN UNSIGNED SURVEY DRAWING IS FOR INFORMATIONAL PURPOSES ONLY.



W.O. # 5686	FIELD DATE OCTOBER 3, 2018
DRAWN BY: E.J. P.T.	
CHECKED BY: D.J.E.	
SCALE: 1" = 20'	
FIELD BOOK / PAGE(S): 7-17/72-78	
SHEET 2 OF 2	

GEODATA SERVICES INC.
1166 KAPP DRIVE
CLEARWATER, FL 33765
PHONE: (727) 447-1763

NOTE THAT THIS DRAWING MAY HAVE BEEN ALTERED IN SCALE BY REPRODUCTION.

DEMOLITION NOTES:

1. IN COMPANY WITH THE OWNER, VISIT THE SITE AND VERIFY THE EXTENT AND LOCATION OF SELECTIVE DEMOLITION REQUIRED.
 - 1.1) CAREFULLY IDENTIFY LIMITS OF SELECTIVE DEMOLITION.
 - 1.2) MARK INTERFACE SURFACES AS REQUIRED TO ENABLE WORKMEN ALSO TO IDENTIFY ITEMS TO BE REMOVED AND ITEMS TO BE LEFT IN PLACE.
2. SHUT OFF, CAP, AND OTHERWISE PROTECT EXISTING PUBLIC UTILITY LINES IN ACCORDANCE WITH THE REQUIREMENTS OF THE PUBLIC AGENCY OR UTILITY HAVING JURISDICTION.
3. COMPLETELY REMOVE ITEMS SCHEDULED TO BE SO DEMOLISHED AND REMOVED, LEAVING SURFACES CLEAN, SOLID, AND READY TO RECEIVE NEW MATERIALS SPECIFIED ELSEWHERE.
4. IN ALL ACTIVITIES, COMPLY WITH PERTINENT REGULATIONS OF GOVERNMENTAL AGENCIES HAVING JURISDICTION.
5. ALL DEMOLISHED MATERIAL SHALL BE CONSIDERED TO BE PROPERTY OF THE CONTRACTOR AND SHALL BE COMPLETELY REMOVED FROM THE JOB SITE. (CLEAN AND REUSE EXISTING SPEAKERS AND REMOTE)
6. IN THE EVENT OF DEMOLITION OF ITEMS NOT SO SCHEDULED TO BE DEMOLISHED, PROMPTLY REPLACE SUCH ITEMS TO THE APPROVAL OF THE ARCHITECT AND AT NO ADDITIONAL COST TO THE OWNER.
7. ASBESTOS AND HAZARDOUS MATERIALS DEMOLITION OR REMOVAL WORK IS NOT PART OF THIS CONTRACT.
8. THE DEMOLITION WORK IS NOT LIMITED TO DEMOLITION ITEMS LISTED OR SPECIFICALLY IDENTIFIED ON THE CONSTRUCTION DOCUMENTS, BUT SHALL INCLUDE THOSE ITEMS NECESSARY FOR A FINISHED AND COMPLETE PROJECT.
9. GENERAL CONTRACTOR TO INCLUDE ALL INTERIOR AND EXTERIOR PATCHING, REPAIRING AND PAINTING TO PROVIDE A PROFESSIONAL AND COMPLETELY FINISHED PROJECT ACCEPTABLE TO THE OWNER.

-  TREE TO BE REMOVED
-  BUILDING TO BE DEMOLISHED



1
D-1.0 **DEMOLITION PLAN**
SCALE: 1" = 20'-0"
 NORTH

CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND COORDINATE ALL FIELD CONDITIONS. ALL DISCREPANCIES AND CONFLICTS SHALL BE REPORTED TO THE ARCHITECT IN WRITING PRIOR TO PROCEEDING OR CONTINUING WITH CONSTRUCTION. UNREPORTED DISCREPANCIES AND CONFLICTS SHALL REMAIN THE RESPONSIBILITY OF THE CONTRACTOR.

NO.	DATE	REVISIONS	DESCRIPTION
1	11/18/2020	ADJUSTMENTS PER CITY COMMENTS	
	04/05/2021	REVISIONS TO SITE DATA TABLE	

JOHN A. BODZIAK ARCHITECT AIA, PA
 ARCHITECTURE, DESIGN, AND CONSTRUCTION MANAGEMENT
 FLORIDA REGISTRATION NO. AR0005065
 EMAIL: JACK@JABODZIAK.COM
 743 49th STREET N. SAINT PETERSBURG, FLORIDA 33710
 TEL: (727) 327-1966 FAX: (727) 826-0968

PROJECT: **SCHOONER RESORT**
 14500 - 14550 GULF BOULEVARD
 MADEIRA BEACH, FLORIDA
 CLIENT: **DEMOLITION PLAN**

DRAWN BY: TT-AT-JB-CS
 UPDATED ON: Jun. 24, 21
 DATE: OCT - 2018
 JOB PROJECT #: 2018-029
 SHEET: **D-1.0**

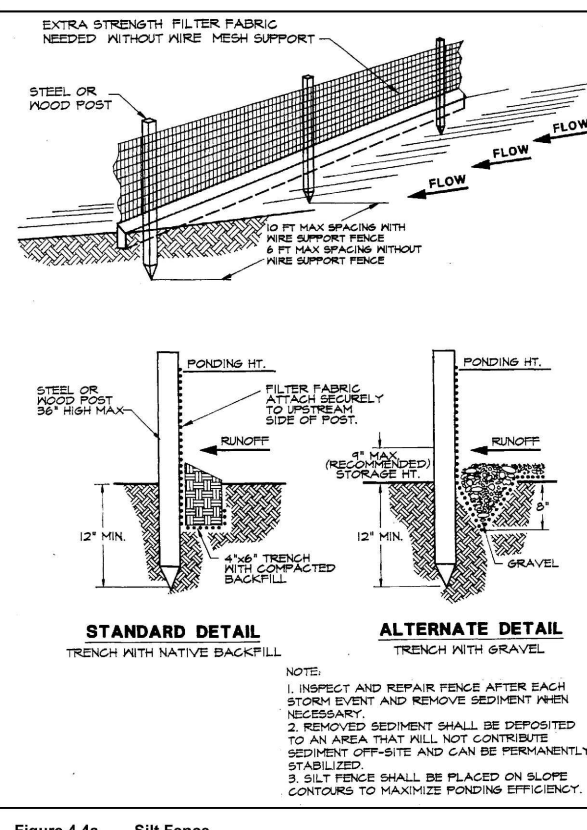
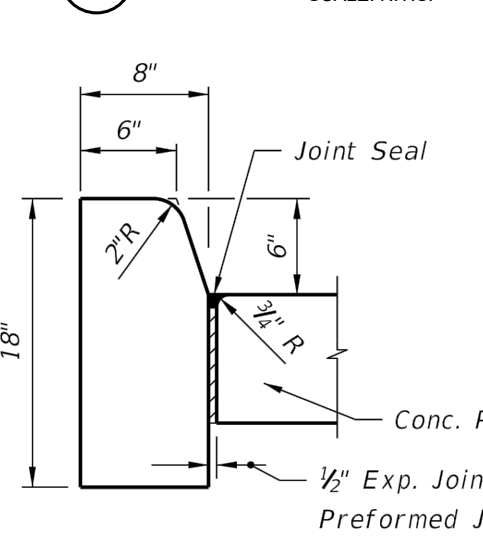


Figure 4.4a. Silt Fence
Source: Erosion Control



LEGAL DESCRIPTION:
LOTS 1, 2, 71, 72, 73, AND 74, SUNNY SHORES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 24, PAGE 15, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

AND
LOT 3, TOGETHER WITH ALL LAND LYING BETWEEN THE SAID LOT 3 AND THE WATERS OF THE GULF OF MEXICO, SUNNY SHORES, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 24, PAGE 15, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

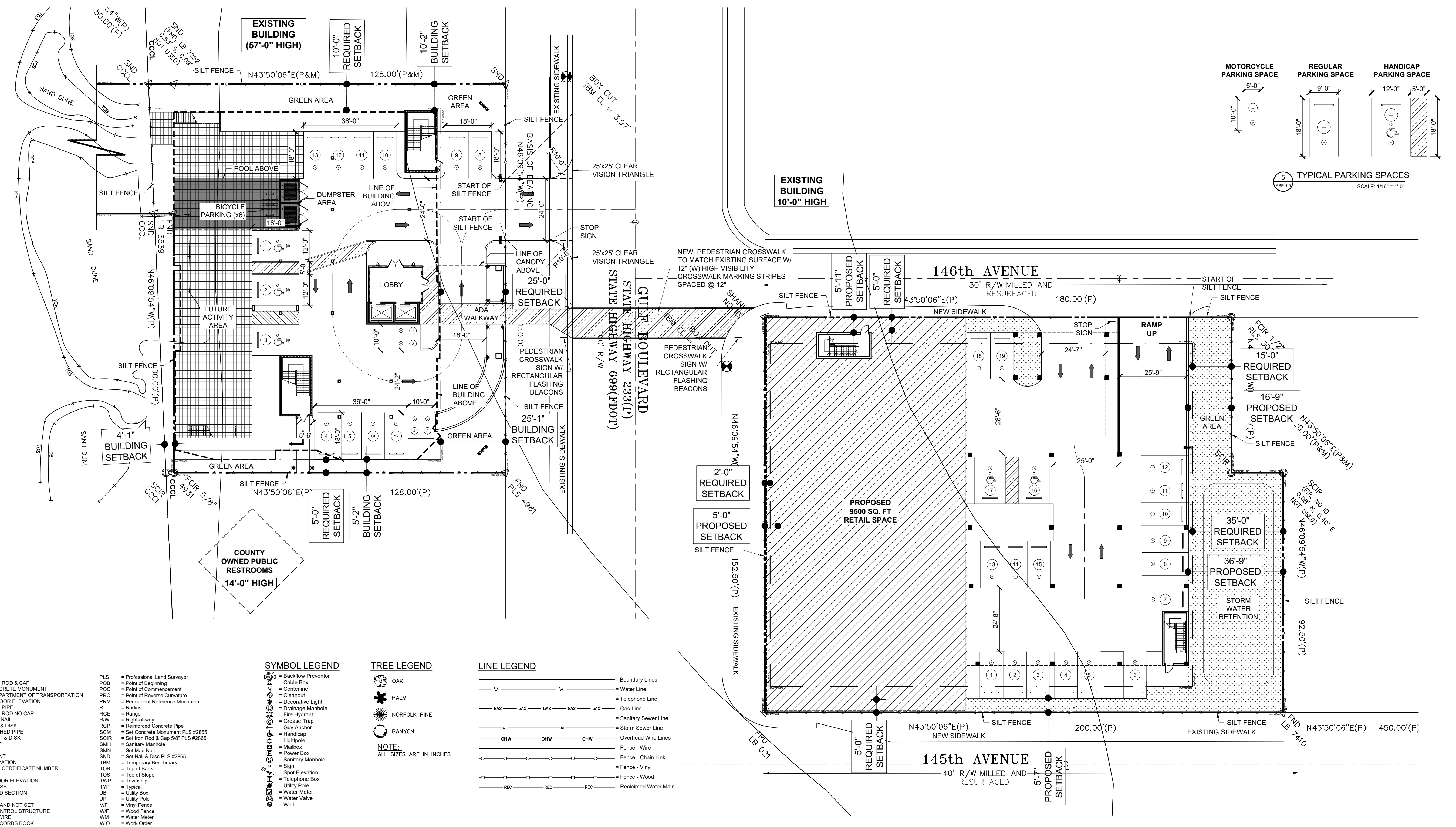
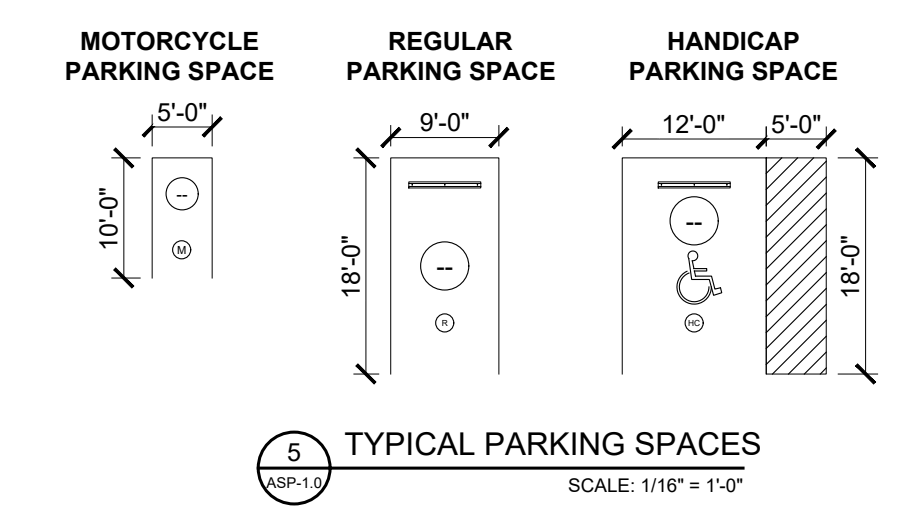
AND
LOTS 1, 2, 3, AND 4, MADEIRA SHORES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 22, PAGE 87, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

- LIGHTING LEGEND**
- LED CANOPY LED FIXTURE WITH REQUIRED MOUNTING HARDWARE
 - EXTERIOR DOWN LIGHT WALL SCONCE WITH REQUIRED MOUNTING HARDWARE
 - BOLLARD LIGHT (LED)
 - LIGHT POLE LED (SINGLE LAMP)
 - LIGHT POLE LED (DOUBLE LAMP)

- NOTES:**
- ALL LIGHTING TO BE PROPERLY "TURTLE" SHIELDED IN COMPLIANCE WITH LOCAL, STATE, AND FEDERAL STATUTES PER SECTION 110-506 - LIGHTING IN BEACH AREA.
 - ALL LIGHTS TO BE LED TECHNOLOGY.

- SIGNAGE NOTES:**
- ALL SIGNAGE TO BE CONFORMED WITH THE CODE OF ORDINANCES OF MADEIRA BEACH, PART II, CHAPTER 102 - SIGNS, SEC. 102.1 THRU 102-96.

CATEGORY	SITE DATA TABLE:					
	ALLOWABLE	EXISTING (WEST LOT)	EXISTING (EAST LOT)	PROPOSED (WEST LOT)	PROPOSED (EAST LOT)	TOTAL PROPOSED (WEST LOT + EAST LOT)
ZONING	R-3 / C-3	R-3	C-3	PD	R-3	PD
LAND USE DISTRICT	MEDIUM DENSITY MULTIFAMILY RESIDENTIAL / RETAIL COMMERCIAL	MEDIUM DENSITY MULTIFAMILY RESIDENTIAL	RETAIL COMMERCIAL	PLANNED DEVELOPMENT	PLANNED DEVELOPMENT	PLANNED DEVELOPMENT
SETBACKS	FRONT	2'-0"	7'-0"	FRONT (EAST)	20'-11"	20'-11"
	REAR	15'-0" & 35'-0"	WEST FROM COGL	7'-0"	REAR FROM COGL (WEST)	4'-11"
	SIDE	10'-0"	NORTH	8'-0"	SIDE (NORTH)	10'-2"
	SIDE	10'-0"	SOUTH	1'-0"	SIDE (SOUTH)	10'-2"
B.F.E.	-	AE-12, VE-13, VE-14	AE-11, AE-12	AE-12, VE-13, VE-14	AE-11, AE-12	VE-14-2'-0" OF FREEBOARD
FINISHED FLOOR ELEVATION	-	5.87, 5.88 & 5.76 NAVD	4.51 & 4.52 NAVD	17.0' NAVD	4.5' NAVD (GROUND FLOOR)	-
SITE AREA	49,470.00 sq. ft.	20,170.00 sq. ft.	29,300.00 sq. ft.	20,170.00 sq. ft.	29,300.00 sq. ft.	49,470.00 sq. ft.
DENSITY	-	0.48 acres	0.87 acres	0.87 acres	0.87 acres	1.74 acres
BUILDING FOOTPRINT / COVERAGE	-	9,261.69 sq. ft.	5,076.46 sq. ft.	13,403.36 sq. ft.	0.00 sq. ft.	13,403.36 sq. ft.
BUILDING HEIGHT / FLOORS	-	45.92%	17.33%	66.45%	0.00%	66.45%
FLOOR AREA RATIO (FAR)	-	BUILDING #1 = 2-STORY (21' TO ROOF TOP) BUILDING #2 = 2-STORY (20' TO ROOF TOP) BUILDING #3 = 2-STORY (21' TO ROOF TOP)	BUILDING #1 = 2-STORY (21' TO ROOF TOP) BUILDING #2 = 1-STORY (14' TO ROOF TOP)	54'-0" ABOVE FREEBOARD TO ROOF DECK 63'-0" ABOVE GRADE TO ROOF DECK	-	88'-0" ABOVE FREEBOARD TO ROOF 78'-0" ABOVE FREEBOARD TO ROOF DECK
IMPERVIOUS SURFACE RATIO (ISR)	74,200.00 Max. / 150.00% Max.	1.50 Max. / 70.00% Max.	-	-	-	58,669.00 sq. ft. / 118.59%
LANDSCAPE & GREEN SPACE	SECTION 46.11 LANDSCAPING SHALL BE IN ACCORDANCE WITH THE REQUIREMENTS OF DIVISION 22	-	-	-	-	-
VEHICULAR & PEDESTRIAN USE	-	-	-	-	-	-
PARKING SPACES (P.S.)	TEMPORARY LODGING = 1 PARKING SPACE PER UNIT 56 P.S. REQUIRED BICYCLE CREDIT = 1 PER 1 UP TO 3 1 HOCP PARKING SPACE REQUIRED PER 25 PARKING SPACES	16 PARKING SPACES	73 PARKING SPACES	10 PARKING SPACES (STANDARD P.S. 9x18) 3 HOCP PARKING SPACES (STANDARD HOCP 17x18) 6 BICYCLE PARKING SPACES (3 CREDITS) 4 MOTORCYCLE SPACES (STANDARD P.S. 5x10)	102 PARKING SPACES (STANDARD P.S. 9x18) 2 HOCP PARKING SPACES (STANDARD HOCP 17x18)	5 HOCP PARKING SPACES (STANDARD HOCP 17x18) TOTAL OF 117 P.S. 6 BICYCLE PARKING SPACES (3 CREDITS) 4 MOTORCYCLE SPACES (STANDARD P.S. 5x10)



- LEGEND**
- (C) = Calculated Data
 - (D) = Data per Description
 - (F) = Field Determined
 - (M) = Measured Data
 - (P) = Data per Plat
 - +/- = Plus or Minus
 - A/C = Air Conditioner
 - BWF = Barbed Wire Fence
 - BFE = Base Flood Elevation
 - BFP = Backflow Preventer
 - CB = Chord Bearing
 - CH = Chord
 - C.A.B. = Condominium Plat Book
 - C.C. = Covered Concrete
 - CIS = Concrete Slab
 - CISW = Concrete Sidewalk
 - CCCL = Coastal Construction Control Line
 - CL = Centerline
 - CLF = Chain Link Fence
 - COV = Covered
 - CLP = Concrete Light Pole
 - CMP = Corrugated Metal Pipe
 - CONC = Concrete
 - A = Delta Angle
 - D.B. = Deed Book
 - D/W = Driveway
 - DMH = Drainage Manhole
 - E/P = Edge of Pavement
 - EL = Elevation
 - EW = Edge of Water

- SYMBOL LEGEND**
- Backflow Preventer
 - Cable Box
 - Centerline
 - Cleanout
 - Decorative Light
 - Drainage Manhole
 - Fire Hydrant
 - Grease Trap
 - Handicap
 - Lighthouse
 - Mailbox
 - Power Box
 - Sanitary Manhole
 - Sign
 - Spot Elevation
 - Telephone Box
 - Utility Pole
 - Water Meter
 - Water Valve

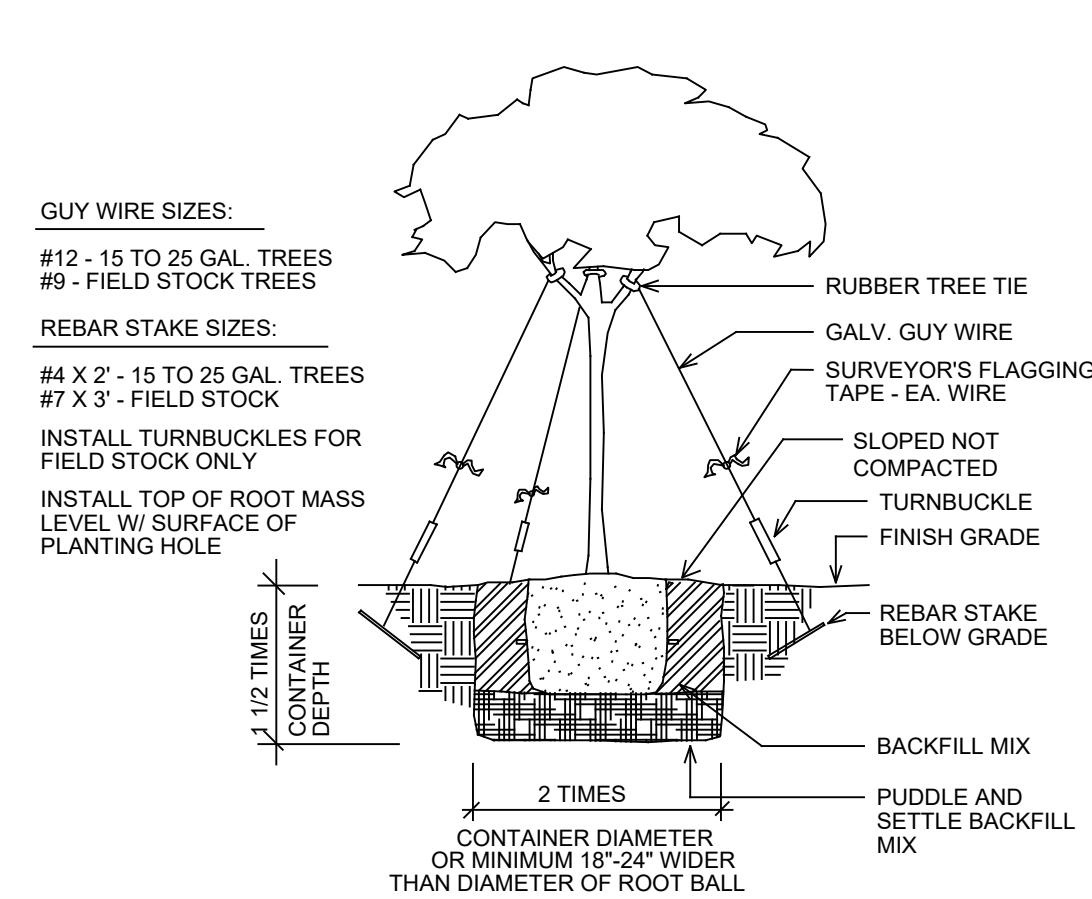
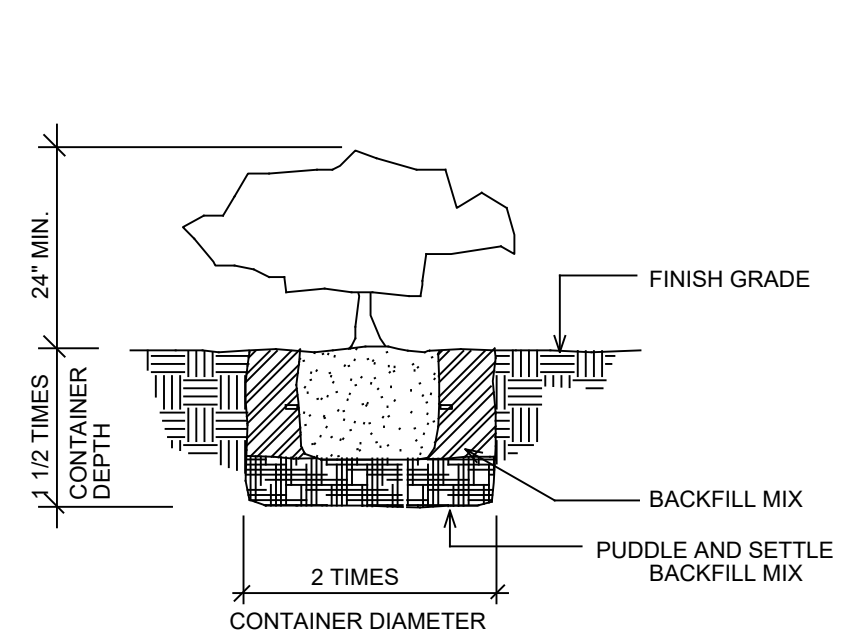
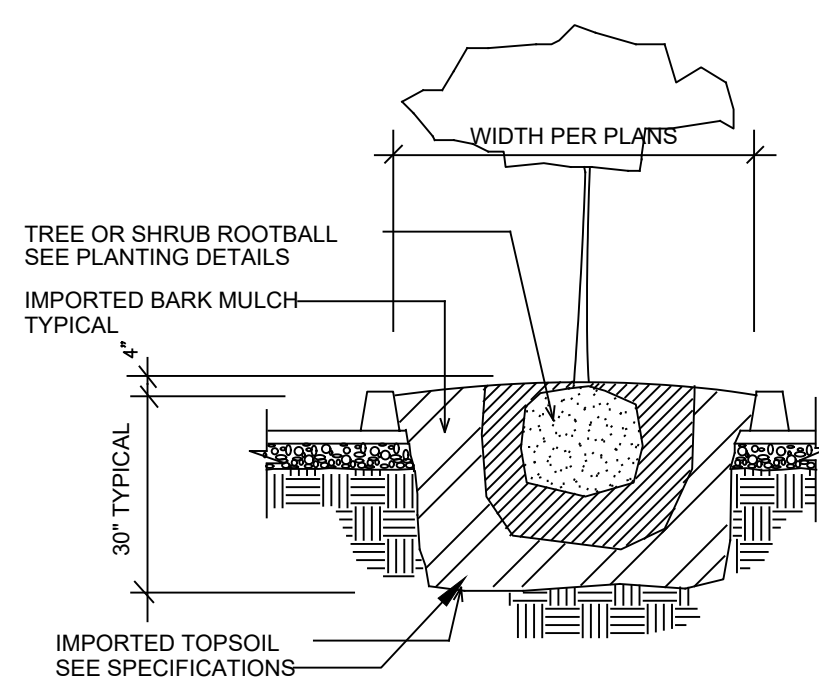
- TREE LEGEND**
- OAK
 - PALM
 - NORFOLK PINE
 - BANYON

- LINE LEGEND**
- Boundary Lines
 - Water Line
 - Telephone Line
 - Gas Line
 - Sanitary Sewer Line
 - Storm Sewer Line
 - Overhead Wire Lines
 - Fence - Wire
 - Fence - Chain Link
 - Fence - Vinyl
 - Fence - Wood
 - Reclaimed Water Main

JOHN A. BODZIAK
ARCHITECT AIA, PA
ARCHITECTURE, DESIGN, AND CONSTRUCTION MANAGEMENT
FLORIDA REGISTRATION NO. AR0005065
EMAIL: JACK@ABODZIAK.COM
743 48th STREET N. SAINT PETERSBURG, FLORIDA 33710
TEL: (727) 327-1966 FAX: (727) 826-0968

SCHOONER RESORT
14500 - 14550 GULF BOULEVARD
MADEIRA BEACH, FLORIDA
ARCHITECTURAL SITE PLAN

DRAWN BY: TT-AT-JB-CS
UPDATED ON: Jun. 24, 21
DATE: OCT 2018
JOB PROJECT #: 2018-029
SHEET #: ASP-1.0



LEGEND:

- "VM" CHRISTMAS PALM
- "CE" - SILVER BUTTONWOOD
- "SR" - BIRD OF PARADISE
- "IH" - INDIAN HAWTHORN BUSH
- "HS" - HIBISCUS
- LANTANA GROUND COVER
- "SOD" ST. AUGUSTINE
- EXISTING PALM
- TREE TO BE REMOVED

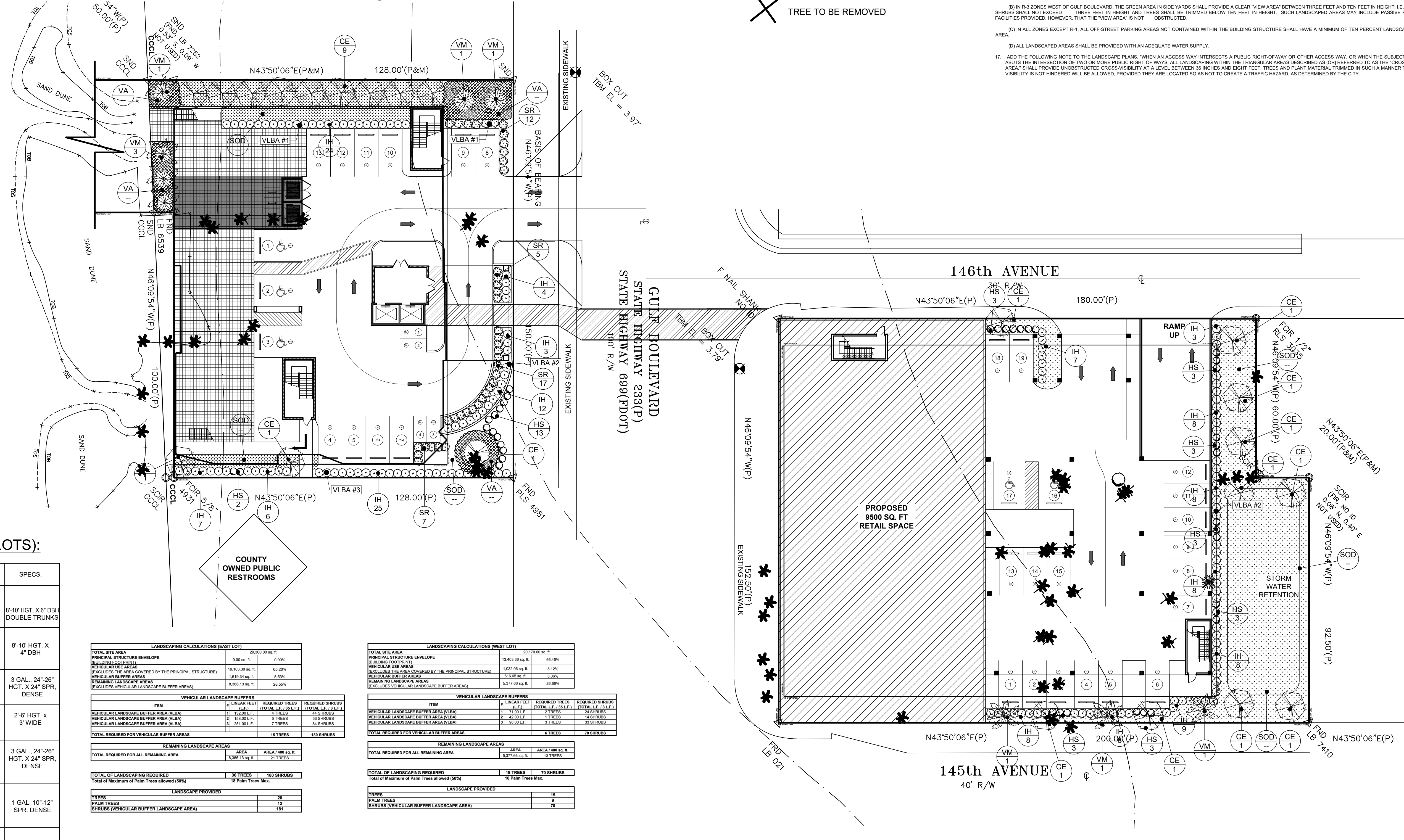
GENERAL LANDSCAPE NOTES:

1. ALL PLANT MATERIALS TO BE FLORIDA #1 OR BETTER QUALITY, INSTALLED TO HIGHEST NURSERY STANDARDS.
2. MULCH TO BE "FLORAMULCH" AVAILABLE AT GOMALCH.COM OR 866.466.8524 / 866.GOMULCH. MULCH SHALL BE INSTALLED TO A MINIMUM OF 3" THICK IN ALL PLANTING AREAS.
3. SOD TO BE 90% WEED FREE: ST. AUGUSTINE FLORATUM. SOD TO BE INSTALLED WITH TIGHT JOINTS, ROLLED AND FERTILIZED AT TIME OF INSTALLATION. ALL AREAS OF THE PROJECT SITE DISTURBED DURING CONSTRUCTION SHALL BE SOOED UNLESS SPECIFICALLY LABELED OTHERWISE. ALL AREAS WITHIN THE PROJECT LIMITS SHALL BE PROVIDED WITH SOD OR OTHER SPECIFIED GROUND COVER.
4. ALL DIMENSIONS TO BE FIELD CHECKED BY THE LANDSCAPE CONTRACTOR PRIOR TO CONSTRUCTION. WITH ANY DISCREPANCIES REPORTED IMMEDIATELY TO THE LANDSCAPE ARCHITECT.
5. ALL MATERIALS MUST BE AS SPECIFIED ON THE LANDSCAPE CONTRACT. IF MATERIALS OR LABOR DO NOT ADHERE TO SPECIFICATIONS, THEY WILL BE REJECTED BY THE LANDSCAPE ARCHITECT WITH PROPER INSTALLATION CARRIED OUT BY THE LANDSCAPE CONTRACTOR AT NO ADDITIONAL COST.
6. NO SUBSTITUTIONS OR CHANGES OF ANY KIND WILL BE MADE AT TIME OF BIDDING, SO AS TO PROVIDE FOR EQUAL AND FAIR COMPARISONS.
7. ALL PERMITS NECESSARY ARE TO BE PROVIDED BY THE INSTALLING CONTRACTOR UNLESS OTHERWISE SPECIFICALLY STATED IN THE SPECIFICATIONS.
8. NO CONTRACTOR IDENTIFICATION SIGNS SHALL BE PERMITTED ON THE PROJECT.
9. ALL QUESTIONS CONCERNING THE PLANS AND SPECIFICATIONS ARE TO BE DIRECTED TO THE ARCHITECT.
10. CAREFULLY REVIEW THE LANDSCAPE SPECIFICATIONS. THE INSTALLING CONTRACTOR WILL BE HELD RESPONSIBLE FOR ALL ITEMS CONTAINED THEREIN.
11. ALL PLANT MATERIAL SHALL BE PLANTED WITH "TERRASORB" AGSM IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS FOR THE RATE OF APPLICATION.
12. THE CONTRACTOR SHALL BE RESPONSIBLE TO PROVIDE STORM WATER POLLUTION PREVENTION PLANS AND APPROPRIATE CONSTRUCTION SITE RUNOFF CONTROLS TO MEET EPA'S NATURAL POLLUTANT DISCHARGE ELIMINATION SYSTEM RULE ON CONSTRUCTION SITES WHERE MORE THAN ONE ACRE OF LAND IS DISTURBED.
13. SEC. 106-36 - XERISCAPE REQUIREMENTS. THE XERISCAPE DESIGN PRINCIPLE OF PLANT SELECTION AND PLACEMENT BASED UPON FUNCTION, WATER REQUIREMENTS AND SUSTAINABLE ENVIRONMENTAL EXPOSURE OF PLANT MATERIALS SHALL BE USED IN ALL VEHICULAR-USE AREAS. IN ADDITION, THE FOLLOWING XERISCAPE TECHNIQUES SHALL BE REQUIRED:
 1. FIFTY PERCENT OF THE PLANTS USED IN ALL VEHICULAR-USE AREAS LANDSCAPE DESIGNS SHALL BE DROUGHT TOLERANT AND LOCATED IN GROUPINGS ACCORDING TO WATER REQUIREMENTS.
 2. SEVENTY-FIVE PERCENT OF THE PLANTS USED IN ALL VEHICULAR-USE AREA LANDSCAPE DESIGNS SHALL BE A COMBINATION OF NATIVE AND DROUGHT TOLERANT.
 3. ALL PLANTINGS SHALL BE GROUPED IN ZONES ACCORDING TO WATER REQUIREMENTS AND SHALL BE IRRIGATED IN ZONES SEPARATING HIGH WATER USE LAWN AREA FROM DROUGHT TOLERANT ZONES.
 4. ALL IRRIGATION SYSTEMS SHALL BE AUTOMATIC WITH CYCLING CAPACITY AND SHALL BE DESIGNED TO AVOID IRRIGATION OF UNPLANTED SURFACES.
14. SEC. 106-40 - SCREENING OF BACKFLOW PREVENTERS. BACKFLOW PREVENTERS SHALL BE SCREENED BY DENSE EVERGREEN SHRUBBERY A MINIMUM OF 30 INCHES IN HEIGHT, PLANTED TWO FEET ON CENTER. SUCH SHRUBBERY SHALL BE PLANTED FAR ENOUGH AWAY FROM THE UNIT SO AS TO PROVIDE A MINIMUM OF A THREE-FOOT CLEARED AREA ON THE TWO SIDES OF THE UNIT FOR MAINTENANCE PURPOSES.
15. SEC. 106-42 - SEA OATS / SAND DUNES. THE REMOVAL OR RELOCATION OF SEA OATS OR SAND DUNES ON ANY PROPERTY LANDWARD OF THE COUNTY COASTAL CONSTRUCTION CONTROL LINE WILL BE COORDINATED WITH THE BUILDING AND ZONING DIRECTOR PRIOR TO THE START OF WORK.
16. SECTION 110-670 - LANDSCAPING / GREEN AREA.
 - (A) ONE OF THE PURPOSES OF THE DEVELOPMENT CONTROLS IS TO ENCOURAGE THE PROVISION OF ADEQUATE LANDSCAPING/GREEN AREA IN R-3 ZONES WEST OF GULF BOULEVARD. A MINIMUM OF TEN PERCENT OF THAT PORTION OF THE LOT LOCATED EAST OF THE COUNTY COASTAL CONSTRUCTION CONTROL LINE AS ESTABLISHED BY THE STATE SHALL BE DESIGNATED FOR AND MAINTAINED AS LANDSCAPED GREEN AREA IN SIDE AND FRONT YARDS.
 - (B) IN R-3 ZONES WEST OF GULF BOULEVARD, THE GREEN AREA IN SIDE YARDS SHALL PROVIDE A CLEAR "VIEW AREA" BETWEEN THREE FEET AND TEN FEET IN HEIGHT. I.E. BUSHES OR SHRUBS SHALL NOT EXCEED THREE FEET IN HEIGHT AND TREES SHALL BE TRIMMED BELOW TEN FEET IN HEIGHT. SUCH LANDSCAPED AREAS MAY INCLUDE PASSIVE RECREATION FACILITIES PROVIDED, HOWEVER, THAT THE "VIEW AREA" IS NOT OBSTRUCTED.
 - (C) IN ALL ZONES EXCEPT R-1, ALL OFF-STREET PARKING AREAS NOT CONTAINED WITHIN THE BUILDING STRUCTURE SHALL HAVE A MINIMUM OF TEN PERCENT LANDSCAPED GREEN AREA.
 - (D) ALL LANDSCAPED AREAS SHALL BE PROVIDED WITH AN ADEQUATE WATER SUPPLY.
17. ADD THE FOLLOWING NOTE TO THE LANDSCAPE PLANS: "WHEN AN ACCESS WAY INTERSECTS A PUBLIC RIGHT-OF-WAY OR OTHER ACCESS WAY, OR WHEN THE SUBJECT PROPERTY ADJUTS THE INTERSECTION OF TWO OR MORE PUBLIC RIGHTS OF WAY, ALL LANDSCAPING WITHIN THE TRIANGULAR AREAS DESCRIBED AS (B) OR DESCRIBED AS THE "CROSS-VISIBILITY AREA" SHALL PROVIDE UNOBSTRUCTED CROSS-VISIBILITY AT A LEVEL BETWEEN 36 INCHES AND EIGHT FEET. TREES AND PLANT MATERIAL TRIMMED IN SUCH A MANNER THAT CROSS VISIBILITY IS NOT HINDERED WILL BE ALLOWED, PROVIDED THEY ARE LOCATED SO AS NOT TO CREATE A TRAFFIC HAZARD, AS DETERMINED BY THE CITY."

1 PLANTER ISLAND (TYP. DETAIL)
SCALE: N.T.S.

2 SHRUB PLANTING (TYP. DETAIL)
SCALE: N.T.S.

3 TREE GUYING (TYP. DETAIL)
SCALE: N.T.S.



PLANT MATERIAL SCHEDULE (BOTH LOTS):

	QTY.	CODE	BOTANICAL NAME	COMMON NAME	SPECS.
SHADE TREES	21	VM	VEITCHIA MERRILLI	CHRISTMAS PALM	8'-10" HGT. X 6" DBH DOUBLE TRUNKS
ORNAMENTAL TREES	35	CE	CONOCARPUS ERECTUS	SILVER BUTTONWOOD	8'-10" HGT. X 4" DBH
SHRUBS	110	SR	STRELITZIA REGINAE	BIRD OF PARADISE	3 GAL., 24"-28" HGT. X 24" SPR. DENSE
	171	IH	RHAPHIOLEPIS INDICA	INDIAN HAWTHORN BUSH	2'-6" HGT. X 3' WIDE
GROUND COVER	47	HS	HIBISCUS SPP. (NATIVES & THEIR HYBRIDS ONLY)	HIBISCUS	3 GAL., 24"-28" HGT. X 24" SPR. DENSE
	2,514 S.F.	VA	TRACHELOSPERM ASIATICUM VARIEGATED	VARIEGATED ASIAN JASMINE	1 GAL. 10"-12" SPR. DENSE
	8,706 S.F.	SOD	ST. AUGUSTINE FLORATUM	ST. AUGUSTINE SOD	-

LANDSCAPING CALCULATIONS (EAST LOT)

TOTAL SITE AREA	28,200.00 sq. ft.
PRINCIPAL STRUCTURE ENVELOPE (BUILDING FOOTPRINT)	0.00 sq. ft. 0.00%
VEHICULAR-USE AREAS (EXCLUDES THE AREA COVERED BY THE PRINCIPAL STRUCTURE)	18,700.00 sq. ft. 66.31%
REMAINING LANDSCAPE AREAS (INCLUDES VEHICULAR-LANDSCAPE BUFFER AREAS)	1,670.00 sq. ft. 5.92%
TOTAL REQUIRED FOR VEHICULAR BUFFER AREAS	8,368.13 sq. ft. 29.55%

LANDSCAPING CALCULATIONS (WEST LOT)

TOTAL SITE AREA	26,170.00 sq. ft.
PRINCIPAL STRUCTURE ENVELOPE (BUILDING FOOTPRINT)	13,403.36 sq. ft. 51.22%
VEHICULAR-USE AREAS (EXCLUDES THE AREA COVERED BY THE PRINCIPAL STRUCTURE)	1,002.66 sq. ft. 3.83%
REMAINING LANDSCAPE AREAS (INCLUDES VEHICULAR-LANDSCAPE BUFFER AREAS)	8,776.98 sq. ft. 33.38%

VEHICULAR LANDSCAPE BUFFERS

ITEM	LINEAR FEET	REQUIRED TREES	REQUIRED SHRUBS
VEHICULAR LANDSCAPE BUFFER AREA (VLBA)	11,132.00 L.F.	4 TREES	44 SHRUBS
VEHICULAR LANDSCAPE BUFFER AREA (VLBA)	21,190.00 L.F.	5 TREES	52 SHRUBS
VEHICULAR LANDSCAPE BUFFER AREA (VLBA)	3,251.00 L.F.	7 TREES	64 SHRUBS
TOTAL REQUIRED FOR VEHICULAR BUFFER AREAS		16 TREES	160 SHRUBS

VEHICULAR LANDSCAPE BUFFERS

ITEM	LINEAR FEET	REQUIRED TREES	REQUIRED SHRUBS
VEHICULAR LANDSCAPE BUFFER AREA (VLBA)	11,132.00 L.F.	2 TREES	24 SHRUBS
VEHICULAR LANDSCAPE BUFFER AREA (VLBA)	21,190.00 L.F.	1 TREE	14 SHRUBS
VEHICULAR LANDSCAPE BUFFER AREA (VLBA)	3,251.00 L.F.	3 TREES	33 SHRUBS
TOTAL REQUIRED FOR VEHICULAR BUFFER AREAS		6 TREES	79 SHRUBS

REMAINING LANDSCAPE AREAS

TOTAL REQUIRED FOR ALL REMAINING AREA	AREA	AREA
	8,368.13 sq. ft.	31 TREES
TOTAL OF LANDSCAPING REQUIRED	36 TREES	180 SHRUBS
Total of Maximum of Palm Trees allowed (50%)	18 Palm Trees Max.	

REMAINING LANDSCAPE AREAS

TOTAL REQUIRED FOR ALL REMAINING AREA	AREA	AREA
	4,377.66 sq. ft.	13 TREES
TOTAL OF LANDSCAPING REQUIRED	19 TREES	79 SHRUBS
Total of Maximum of Palm Trees allowed (50%)	10 Palm Trees Max.	

LANDSCAPE PROVIDED

TREES	36
PALM TREES	12
SHRUBS (VEHICULAR BUFFER LANDSCAPE AREA)	181

LANDSCAPE PROVIDED

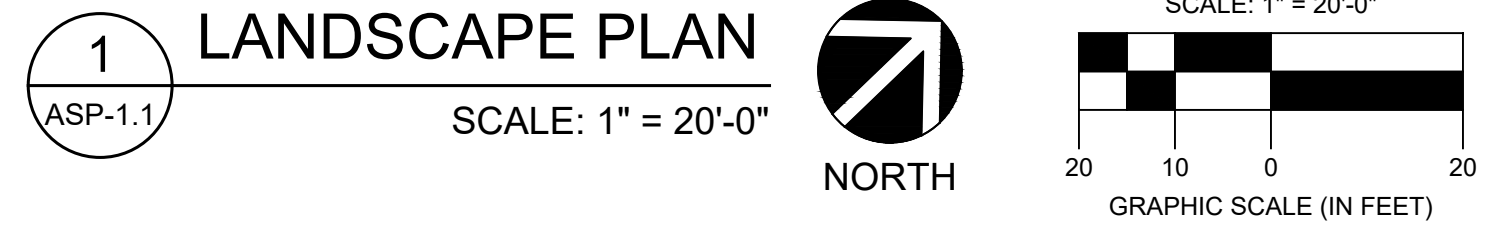
TREES	19
PALM TREES	6
SHRUBS (VEHICULAR BUFFER LANDSCAPE AREA)	79

CHARACTERISTICS:
N-NATIVE, F-FLOWERING, E-EVERGREEN, D-DECIUOUS
ALL TREES AND BASE PLANTS REQUIRE MULCH AT PLANTING OVER THE ROOT ZONE.

PROJECT: **SCHOONER RESORT**
 14500 - 14550 GULF BOULEVARD
 MADEIRA BEACH, FLORIDA
 LANDSCAPE PLAN

JOHN A. BODZIAK
 ARCHITECT AIA, PA
 ARCHITECTURE, DESIGN, AND CONSTRUCTION MANAGEMENT
 FLORIDA REGISTRATION NO. AR00050065
 EMAIL: JACK@BODZIAK.COM
 743 48th STREET N. SAINT PETERSBURG, FLORIDA 33710
 TEL: (727) 327-1966 FAX: (727) 826-0968

DRAWN BY: TT-AT-JB-CS
 UPDATED ON: Jun. 24, 21
 DATE: OCT - 2018
 JOB PROJECT #: 2018-029
 SHEET #: **ASP-1.1**



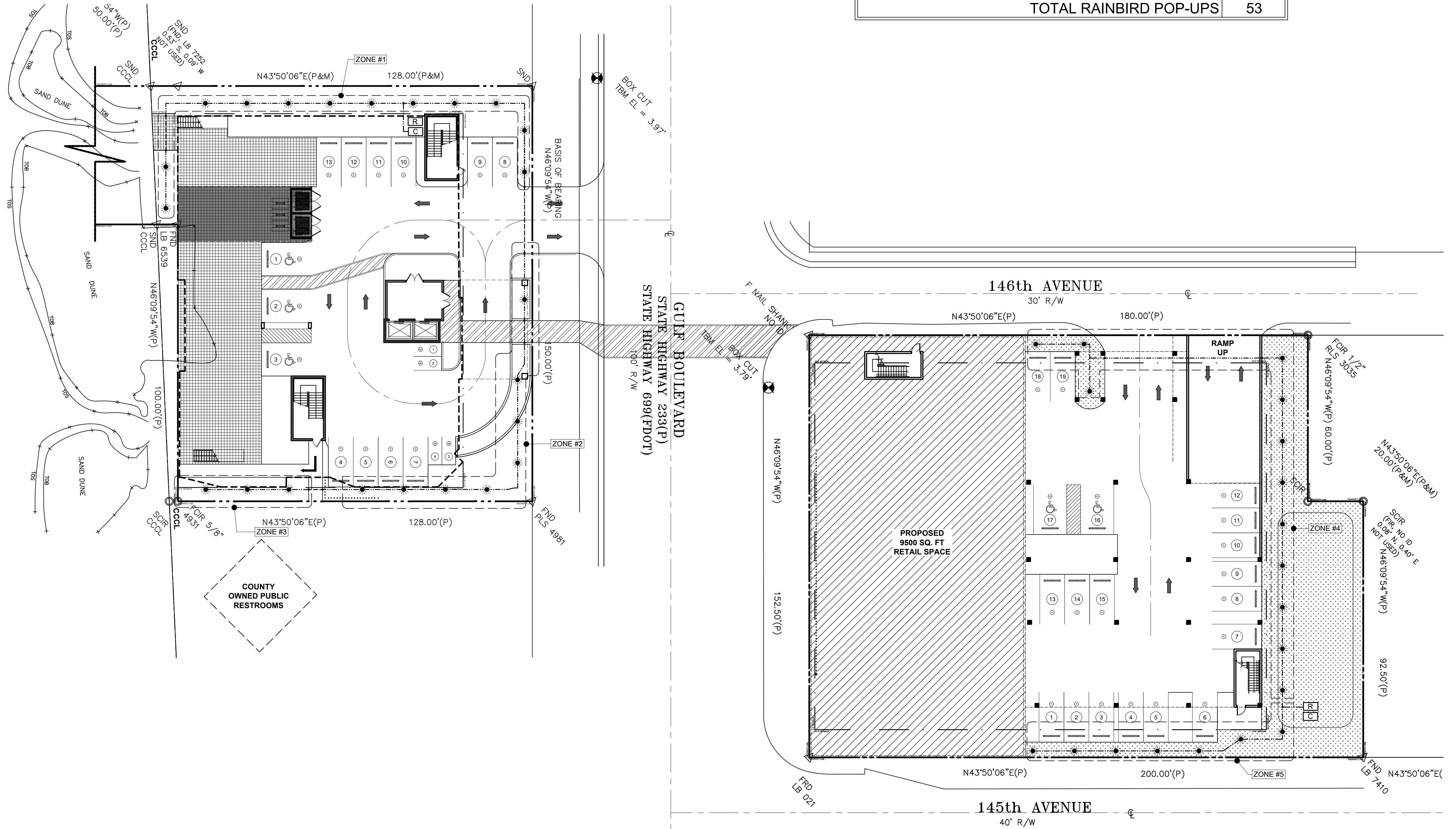
NO.	DATE	DESCRIPTION	ADJUSTMENTS PER CITY COMMENTS	REVISIONS TO SITE DATA TABLE
1	11/18/2020			
2	04/5/2021			

GENERAL IRRIGATION NOTES:

- THE CONTRACTOR SHALL PROVIDE A 100% COVERAGE AUTOMATIC IRRIGATION SYSTEM ACCORDING TO THE IRRIGATION SPECIFICATIONS. IN ALL CASES COMPLY WITH THE WRITTEN IRRIGATION SPECIFICATIONS AND THE GENERAL IRRIGATION NOTES.
- ALL QUESTIONS CONCERNING SPECIFICATIONS ARE TO BE DIRECTED TO THE ARCHITECT.
- SHRUB RISERS SHALL ONLY BE INSTALLED IN HEDGES OR MASS PLANTINGS NOT TO EXTEND MORE THAN 3" ABOVE THE INSTALLED HEIGHT OF THE SHRUB. IN NO CASE SHALL SHRUB RISERS BE INSTALLED DIRECTLY ADJACENT TO CURBS, WALKS OR OTHER VEHICULAR ACCESS WAYS. IF RISERS ARE TO BE USED IN HEDGES ABUTTING PARKING AREAS, THEY MUST BE PLACED A MINIMUM OF 30" AWAY FROM BACK OF CURB AND EMBEDDED IN THE HEDGE SO AS NOT TO BE SEEN OR DAMAGED BY VEHICULAR OVERHANG. ALL SHRUB RISERS SHALL BE PAINTED BLACK OR DARK GREEN.
- ALL PLANTED GROUND COVER AREAS, INCLUDING MASS PLANTINGS OF DWARF SHRUBS NOT EXCEEDING 22", SHALL BE IRRIGATED WITH 12" POP-UP SPRAY HEADS (UNLESS OTHERWISE NOTED) AND EXTENDERS (IF REQUIRED).
- ALL SODDED AREAS SHALL BE IRRIGATED WITH 6" POP-UP SPRAYS (OR POP-UP ROTORS WHERE APPROPRIATE), UNLESS OTHERWISE NOTED.
- PIPE, VALVES AND OTHER IRRIGATION EQUIPMENT MAY BE SHOWN IN BUILDINGS, DRIVES AND WALKS FOR CLARITY ONLY. LOCATE ALL VALVES AND OTHER IRRIGATION EQUIPMENT IN PLANT BED AREAS FOR BEST CONCEALMENT AND ACCESSIBILITY.
- VALVES ARE TO BE INSTALLED IN VALVE BOXES LARGE ENOUGH TO ACCOMMODATE MAINTENANCE AND OPERATION OF VALVES. VALVE PIT SHALL BE FREE FROM MUD OR OTHER DEBRIS WHICH MAY COVER VALVE. PROVIDE 12" DIAMETER RIVER GRAVEL SUMP 3" THICK AT THE BOTTOM OF VALVE PIT.
- ALL IRRIGATION MATERIALS AND INSTALLATION SHALL MEET FEDERAL, STATE AND LOCAL CODES, REGULATIONS AND ORDINANCES CONCERNING IRRIGATION CONSTRUCTION.
- FLEXIBLE POLYETHYLENE SWING JOINTS SHALL BE USED FOR ALL POP-UP SPRAY HEADS. ROTOR HEADS SHALL HAVE RIGID PVC SWING JOINTS. CONCRETE DONUTS SHALL BE INSTALLED AT ALL HEAD LOCATIONS ADJACENT TO OR IN VEHICULAR USE AREAS.
- ALL SLEEVES ARE TO BE SCHEDULE 40 PVC LOCATED A MINIMUM OF 14" BELOW FINISH GRADE.
- ADJUST ALL HEADS TO PROVIDE MAXIMUM COVERAGE AND MINIMUM OVERTHROW.
- CONTRACTOR SHALL ADJUST HEADS AS NEEDED IN VEHICULAR AREAS TO INSURE THAT PARKED VEHICLES DO NOT INTERFERE WITH THE OPERATION OF THE IRRIGATION SYSTEM. NOTIFY THE LANDSCAPE ARCHITECT AND OBTAIN WRITTEN APPROVAL PRIOR TO ADJUSTING IRRIGATION HEAD LAYOUT SO THAT 100% COVERAGE IS NOT COMPROMISED.
- EQUIPMENT AND HEADS SHALL BE MANUFACTURED BY "RAINBIRD" OR "HUNTER" OR AS OTHERWISE STATED ON THE PLANS.
- CONTRACTOR SHALL FIELD VERIFY CAPABILITY OF WATER SOURCE TO DELIVER PROPER PRESSURE PER SQUARE INCH (PSI) AND GALLONS PER MINUTE (GPM) AS REQUIRED BY THE IRRIGATION SYSTEM. NOTIFY THE LANDSCAPE ARCHITECT PRIOR TO CONTRACT IF THERE IS ANY DISCREPANCY.
- IRRIGATION WATER SOURCE SHALL BE RECLAIMED WATER, IF AVAILABLE. COORDINATE NEW IRRIGATION WORK WITH EXISTING IRRIGATION TO REMAIN.
- ALL PERMITS NECESSARY ARE TO BE PROVIDED BY THE INSTALLING CONTRACTOR UNLESS OTHERWISE SPECIFICALLY STATED.
- REFER TO THE LANDSCAPE DRAWINGS WHEN LOCATING ALL IRRIGATION EQUIPMENT. ALLOW AMPLE ROOM NEAR PIPE, VALVES AND OTHER EQUIPMENT FOR THE PLANTING OF TREES AND HEDGES.
- ALL WIRES SHALL BE INSTALLED IN WIRE SLEEVES UNDER WALKS AND DRIVES.
- IF THERE IS A CONFLICT BETWEEN THE IRRIGATION PLAN AND SPECIFICATIONS, CONTACT THE LANDSCAPE ARCHITECT IMMEDIATELY.
- CAREFULLY REVIEW THE IRRIGATION SPECIFICATIONS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL ITEMS CONTAINED THEREIN.
- CONTRACTOR SHALL FURNISH OWNER WITH 2 COPIES OF OPERATION MANUALS AND WATER SCHEDULING TIMES AS REQUIRED TO SUSTAIN THE PLANT MATERIAL. CONTRACTOR SHALL INSTRUCT THE OWNER AS TO THE PROPER OPERATION AND MAINTENANCE OF THE ENTIRE IRRIGATION SYSTEM PRIOR TO FINAL ACCEPTANCE.
- THE IRRIGATION SYSTEM SHALL INCLUDE A RAIN SENSOR / SHUT-OFF DEVICE TO AVOID IRRIGATION DURING PERIODS OF SUFFICIENT RAINFALL.

IRRIGATION LEGEND

- RAINBIRD 6" POP-UP SPRAY HEADS (53) @ 15' O.C.
- IRRIGATION LINE INDICATION
- IRRIGATION LINE UNDER HARD SURFACE (SLEEVED 3")
- PERFORATED LINE INDICATION
- HUNTER RAIN SYNC DEVICE (1)
- HUNTER I-CORE CONTROLLER (1)



IRRIGATIONS NOTES		
ZONE	DESCRIPTION	QTY.
1	SPRAY ZONE WITH RAINBIRD POP-UPS	12
2	SPRAY ZONE WITH RAINBIRD POP-UPS	8
3	SPRAY ZONE WITH RAINBIRD POP-UPS	3
4	SPRAY ZONE WITH RAINBIRD POP-UPS	12
5	SPRAY ZONE WITH RAINBIRD POP-UPS	7
6	SPRAY ZONE WITH RAINBIRD POP-UPS	11
TOTAL RAINBIRD POP-UPS		53

PROFESSIONAL STATEMENT TO THE BEST OF HIS ARCHITECT'S KNOWLEDGE, ENCLINED TO HIS BEST INTERESTS AND IN ACCORDANCE WITH THE APPLICABLE MINIMUM BUILDING CODES AND THE APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 63 AND 65, LAWS OF FLORIDA.

OWNER: SCHOONER RESORT
 PROJECT: SCHOONER RESORT
 14500 - 14550 GULF BOULEVARD
 MADEIRA BEACH, FLORIDA

CLIENT: SCHOONER RESORT
 IRRIGATION PLAN

DATE: 11/18/2020
 REVISIONS TO CITY COMMENTS: ADJUSTMENTS PER CITY COMMENTS
 REVISIONS TO SITE DATA TABLE: REVISIONS TO SITE DATA TABLE

NO. 1
 DATE: 04/5/2021

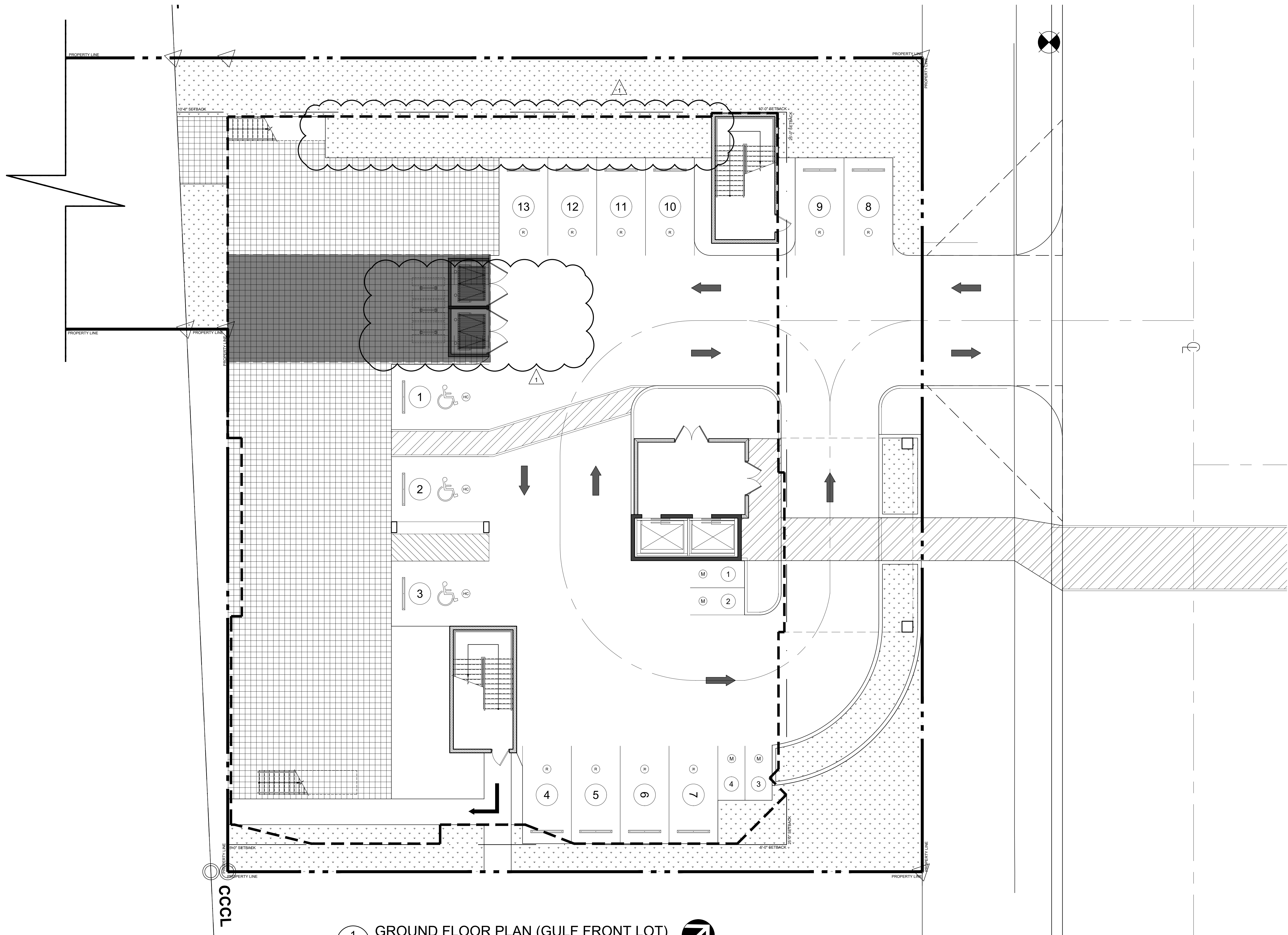
ARCHITECT: JOHN A. BODZIAK
 ARCHITECT AIA, PA
 ARCHITECTURE, DESIGN, AND CONSTRUCTION MANAGEMENT
 FLORIDA REGISTRATION NO. AR00050065
 EMAIL: JACK@JABODZIAK.COM
 743 49th STREET N. SAINT PETERSBURG, FLORIDA 33710
 TEL: (727) 327-1966 FAX: (727) 826-0968

DRAWN BY: TT-AT-JB-CS
 UPDATED ON: Jun. 24, 21
 DATE: OCT - 2018
 JOB PROJECT #: 2018-029
 SHEET #: ASP-1.2

1 IRRIGATION PLAN
 ASP-1.2 SCALE: 1" = 20'-0"

NORTH

SCALE: 1" = 20'-0"
 GRAPHIC SCALE (IN FEET)



1 GROUND FLOOR PLAN (GULF FRONT LOT)
A-1.0 SCALE: 1/8" = 1'-0"



CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND COORDINATE ALL FIELD CONDITIONS. ALL DISCREPANCIES AND CONFLICTS SHALL BE REPORTED TO THE ARCHITECT IN WRITING PRIOR TO PROCEEDING OR CONTINUING WITH CONSTRUCTION. UNREPORTED DISCREPANCIES AND CONFLICTS SHALL REMAIN THE RESPONSIBILITY OF THE CONTRACTOR.

PROFESSIONAL STATEMENT TO THE BEST OF THIS ARCHITECT'S KNOWLEDGE, ENCLOSURE PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES AND THE APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 635 AND 637, LAWS OF FLORIDA.

JOHN A. BODZIAK ARCHITECT AIA, PA
ARCHITECTURE, DESIGN, AND CONSTRUCTION MANAGEMENT
FLORIDA REGISTRATION NO. AR0005065
EMAIL: JACK@JABODZIAK.COM
743 49th STREET N. SAINT PETERSBURG, FLORIDA 33710
TEL: (727) 327-1966 FAX: (727) 826-0968

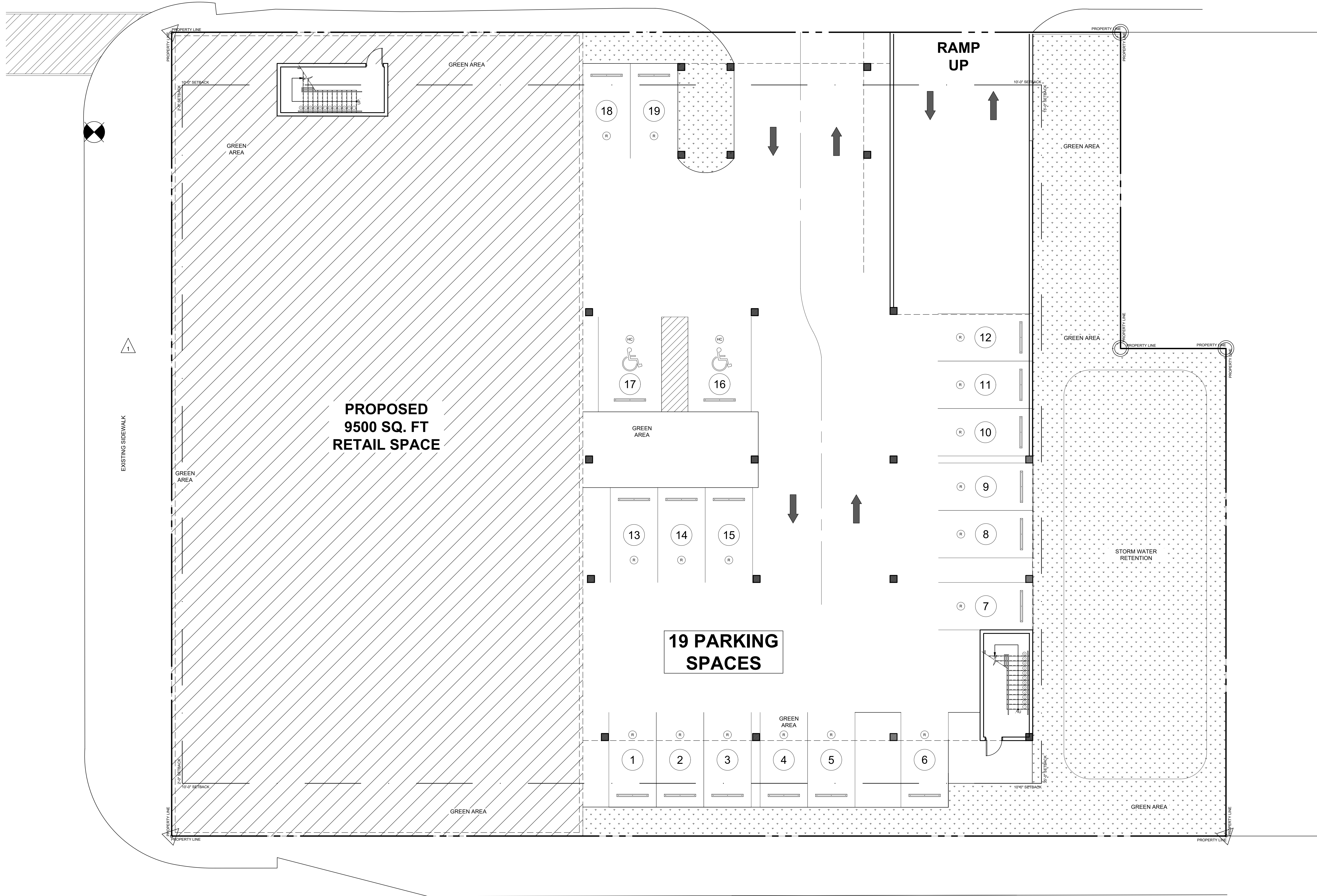
PROJECT: SCHOONER RESORT
14550 - 14550 GULF BOULEVARD
MADEIRA BEACH, FLORIDA

GROUND FLOOR PLAN (GULF FRONT LOT)

NO.	DATE	DESCRIPTION
1	11/18/2020	ADJUSTMENTS PER CITY COMMENTS
2	04/15/2021	REVISIONS TO SITE DATA TABLE

REVISIONS

DRAWN BY: TT-AT-JB-CS
UPDATED ON: Jun. 24, 21
DATE: OCT - 2018
JOB PROJECT #: 2018-029
SHEET #: A-1.0



1
A-1.0B

GROUND FLOOR PARKING PLAN (GARAGE)

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



NORTH

CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND COORDINATE ALL FIELD CONDITIONS. ALL DISCREPANCIES AND CONFLICTS SHALL BE REPORTED TO THE ARCHITECT IN WRITING PRIOR TO PROCEEDING OR CONTINUING WITH CONSTRUCTION. UNREPORTED DISCREPANCIES AND CONFLICTS SHALL REMAIN THE RESPONSIBILITY OF THE CONTRACTOR.

PROFESSIONAL STATEMENT TO THE BEST OF THIS ARCHITECT'S KNOWLEDGE, ENGINEERING AND SKILLS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES AND THE APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 635 AND 637, LAWS OF FLORIDA.

JOHN A. BODZIAK ARCHITECT AIA, PA
 ARCHITECTURE, DESIGN, AND CONSTRUCTION MANAGEMENT
 FLORIDA REGISTRATION NO. AR0005065
 EMAIL: JACK@JABODZIAK.COM
 743 49th STREET N. SAINT PETERSBURG, FLORIDA 33710
 TEL: (727) 327-1966 FAX: (727) 826-0968

PROJECT
SCHOONER RESORT
 14500 - 14550 GULF BOULEVARD
 MADEIRA BEACH, FLORIDA
 GROUND FLOOR PARKING PLAN (GARAGE)

NO.	DATE	DESCRIPTION	ADJUSTMENTS PER CITY COMMENTS	REVISIONS
△	11/18/2020			
	04/5/2021			

REVISIONS

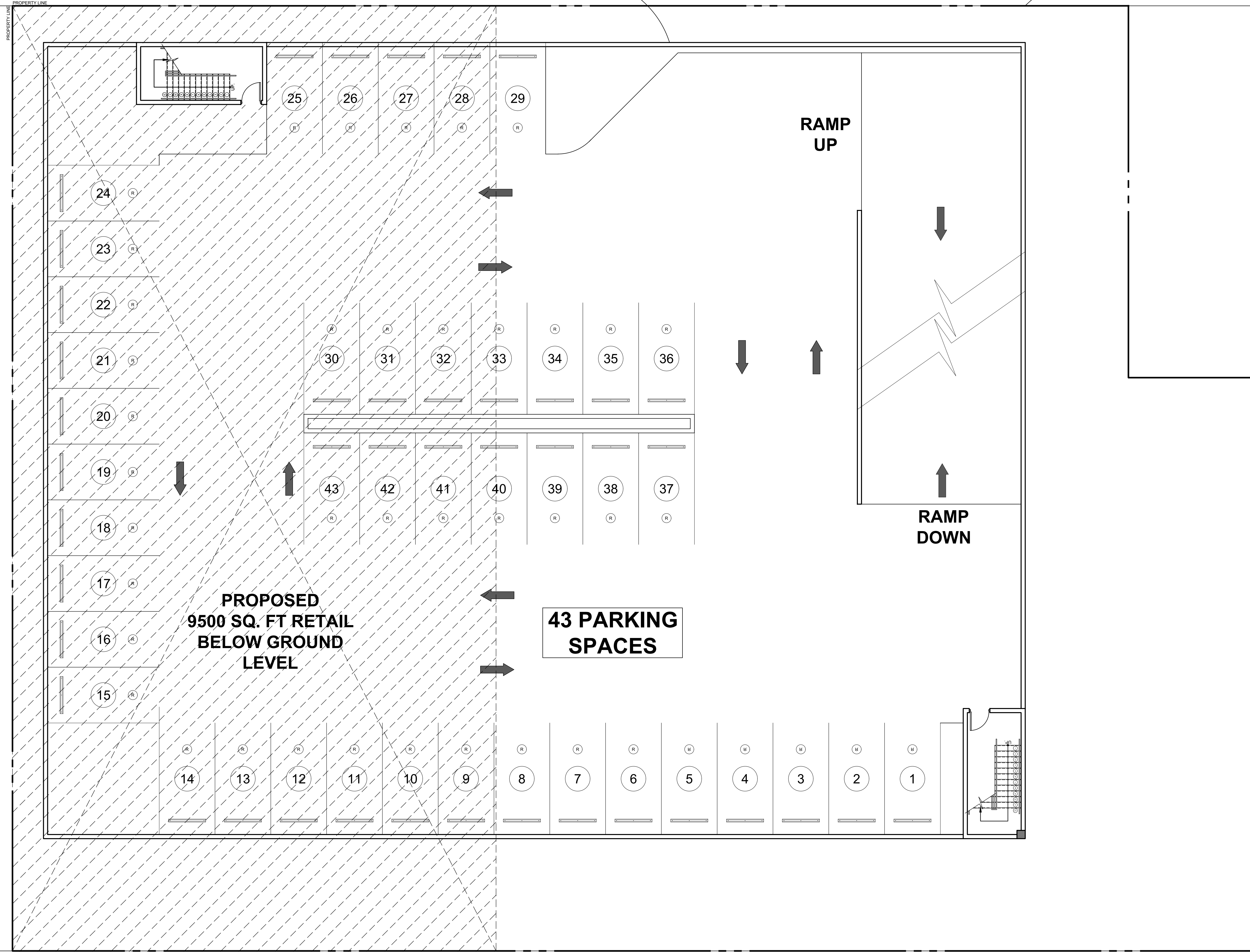
ADJUSTMENTS PER CITY COMMENTS

REVISIONS TO SITE DATA TABLE

DATE

NO.

DRAWN BY TT-AT-JB-CS
 UPDATED ON Jun. 24, 21
 DATE OCT - 2018
 JOB PROJECT # 2018-029
 SHEET # A-1.0B



1
A-1.1B

SECOND FLOOR PARKING PLAN (GARAGE)

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



CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND COORDINATE ALL FIELD CONDITIONS. ALL DISCREPANCIES AND CONFLICTS SHALL BE REPORTED TO THE ARCHITECT IN WRITING PRIOR TO PROCEEDING OR CONTINUING WITH CONSTRUCTION. UNREPORTED DISCREPANCIES AND CONFLICTS SHALL REMAIN THE RESPONSIBILITY OF THE CONTRACTOR.

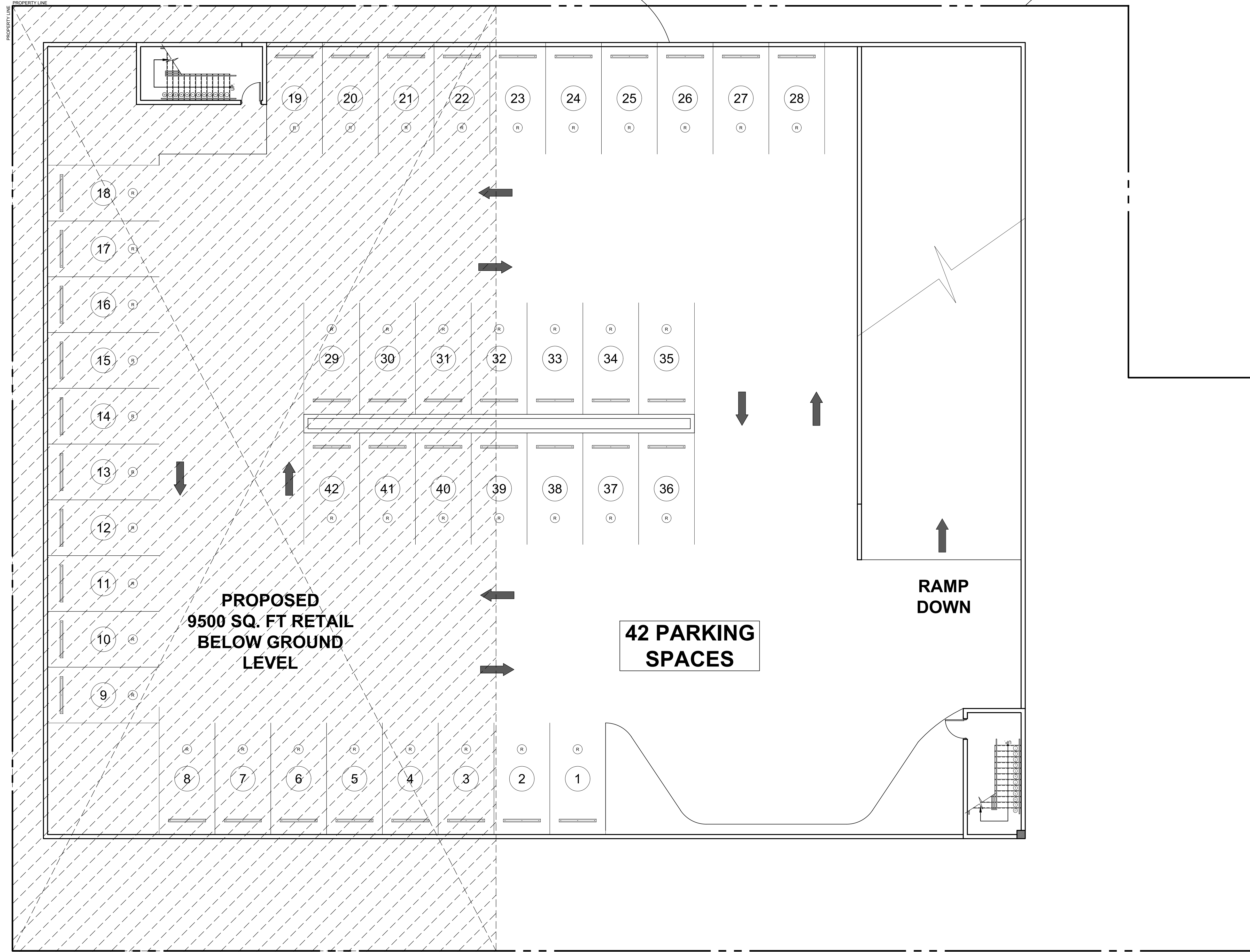
PROFESSIONAL STATEMENT TO THE BEST OF THIS ARCHITECT'S KNOWLEDGE, ENGINEERING AND SKILLS, THIS ARCHITECTURE COMPLIES WITH THE APPLICABLE MINIMUM BUILDING CODES AND THE APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 55 AND 62, LAWS OF FLORIDA.

JOHN A. BODZIAK ARCHITECT AIA, PA
 ARCHITECTURE, DESIGN, AND CONSTRUCTION MANAGEMENT
 FLORIDA REGISTRATION NO. ARO005065
 EMAIL: JACK@JABODZIAK.COM
 743 49th STREET N. SAINT PETERSBURG, FLORIDA 33710
 TEL: (727) 327-1966 FAX: (727) 826-0968

DRAWN BY: TT-AT-JB-CS
 UPDATED ON: Jun. 24, 21
 DATE: OCT - 2018
 JOB PROJECT #: 2018-029
 SHEET #: A-1.1B

NO.	DATE	DESCRIPTION	ADJUSTMENTS PER CITY COMMENTS	REVISIONS
△	11/18/2020		ADJUSTMENTS PER CITY COMMENTS	
	04/5/2021		REVISIONS TO SITE DATA TABLE	

PROJECT: **SCHOONER RESORT**
 14550 - 14550 GULF BOULEVARD
 MADEIRA BEACH, FLORIDA
 SECOND FLOOR PARKING PLAN (GARAGE)
 CLIENT:



1
A-1.2B

THIRD FLOOR PARKING PLAN (GARAGE)

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



CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND COORDINATE ALL FIELD CONDITIONS. ALL DISCREPANCIES AND CONFLICTS SHALL BE REPORTED TO THE ARCHITECT IN WRITING PRIOR TO PROCEEDING OR CONTINUING WITH CONSTRUCTION. UNREPORTED DISCREPANCIES AND CONFLICTS SHALL REMAIN THE RESPONSIBILITY OF THE CONTRACTOR.

JOHN A. BODZIAK ARCHITECT AIA, PA
 ARCHITECTURE, DESIGN, AND CONSTRUCTION MANAGEMENT
 FLORIDA REGISTRATION NO. AR00050065
 EMAIL: JACK@JABODZIAK.COM
 743 49th STREET N. SAINT PETERSBURG, FLORIDA 33710
 TEL: (727) 327-1966 FAX: (727) 826-0968

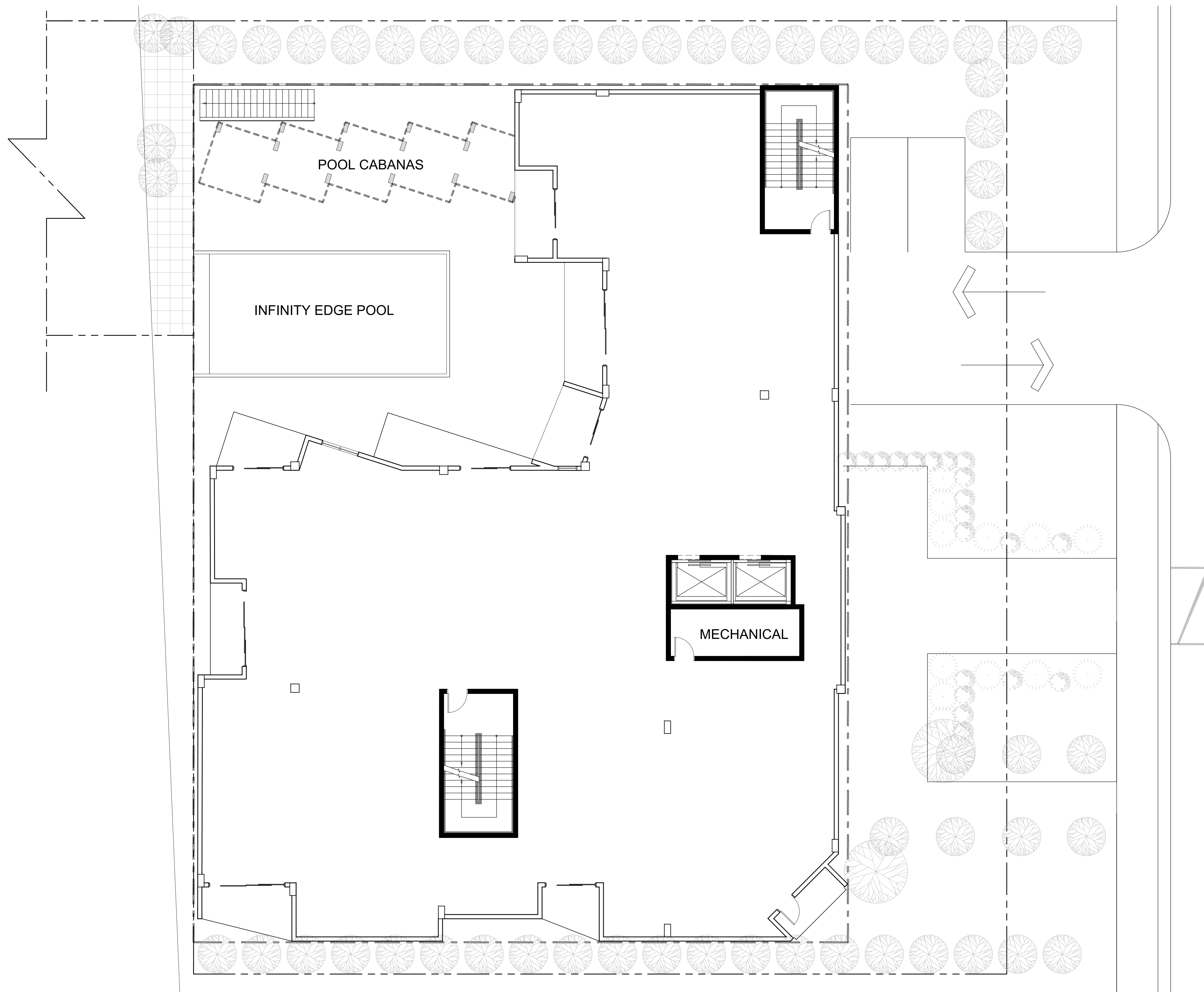
PROJECT
SCHOONER RESORT
 14500 - 14550 GULF BOULEVARD
 MADEIRA BEACH, FLORIDA
 THIRD FLOOR PARKING PLAN (GARAGE)

DRAWN BY TT-AT-JB-CS
 UPDATED ON Jun. 24, 21
 DATE OCT - 2018
 JOB PROJECT # 2018-029
 SHEET # A-1.2B

NO.	DATE	DESCRIPTION
1	11/18/2020	ADJUSTMENTS PER CITY COMMENTS
2	04/05/2021	REVISIONS TO SITE DATA TABLE

PROFESSIONAL STATEMENT TO THE BEST OF THIS ARCHITECT'S KNOWLEDGE, ENGINEERING AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES AND THE APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 553 AND 554, LAWS OF FLORIDA.

JOHN A. BODZIAK, ARCHITECT AIA, PA, MEMBER STATE BOARD OF ARCHITECTS
 COMPANY AND OTHER PROPERTY INFORMATION IS NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF JOHN A. BODZIAK ARCHITECT AIA, PA. CONTRACTOR SHALL VERIFY AND BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROPRIATE COORDINATION TO ALL APPLICABLE LOCAL, STATE, AND FEDERAL REGULATIONS AND ORDINANCES. CONTRACTOR SHALL VERIFY AND BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROPRIATE COORDINATION TO ALL APPLICABLE LOCAL, STATE, AND FEDERAL REGULATIONS AND ORDINANCES. CONTRACTOR SHALL VERIFY AND BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROPRIATE COORDINATION TO ALL APPLICABLE LOCAL, STATE, AND FEDERAL REGULATIONS AND ORDINANCES. CONTRACTOR SHALL VERIFY AND BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROPRIATE COORDINATION TO ALL APPLICABLE LOCAL, STATE, AND FEDERAL REGULATIONS AND ORDINANCES.



1 SECOND FLOOR PLAN (GULF FRONT LOT) SCALE: 1/8" = 1'-0" NORTH

CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND COORDINATE ALL FIELD CONDITIONS. ALL DISCREPANCIES AND CONFLICTS SHALL BE REPORTED TO THE ARCHITECT IN WRITING PRIOR TO PROCEEDING OR CONTINUING WITH CONSTRUCTION. UNREPORTED DISCREPANCIES AND CONFLICTS SHALL REMAIN THE RESPONSIBILITY OF THE CONTRACTOR.

PROFESSIONAL STATEMENT TO THE BEST OF THIS ARCHITECT'S KNOWLEDGE, ENCLOSURE PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES AND THE APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 63 AND 62, LAWS OF FLORIDA.

JOHN A. BODZIAK ARCHITECT AIA, PA
 ARCHITECTURE, DESIGN, AND CONSTRUCTION MANAGEMENT
 FLORIDA REGISTRATION NO. ARO005065
 EMAIL: JACK@JABODZIAK.COM
 743 49th STREET N. SAINT PETERSBURG, FLORIDA 33710
 TEL: (727) 327-1966 FAX: (727) 826-0968

PROJECT: SCHOONER RESORT
 14500 - 14550 GULF BOULEVARD
 MADEIRA BEACH, FLORIDA

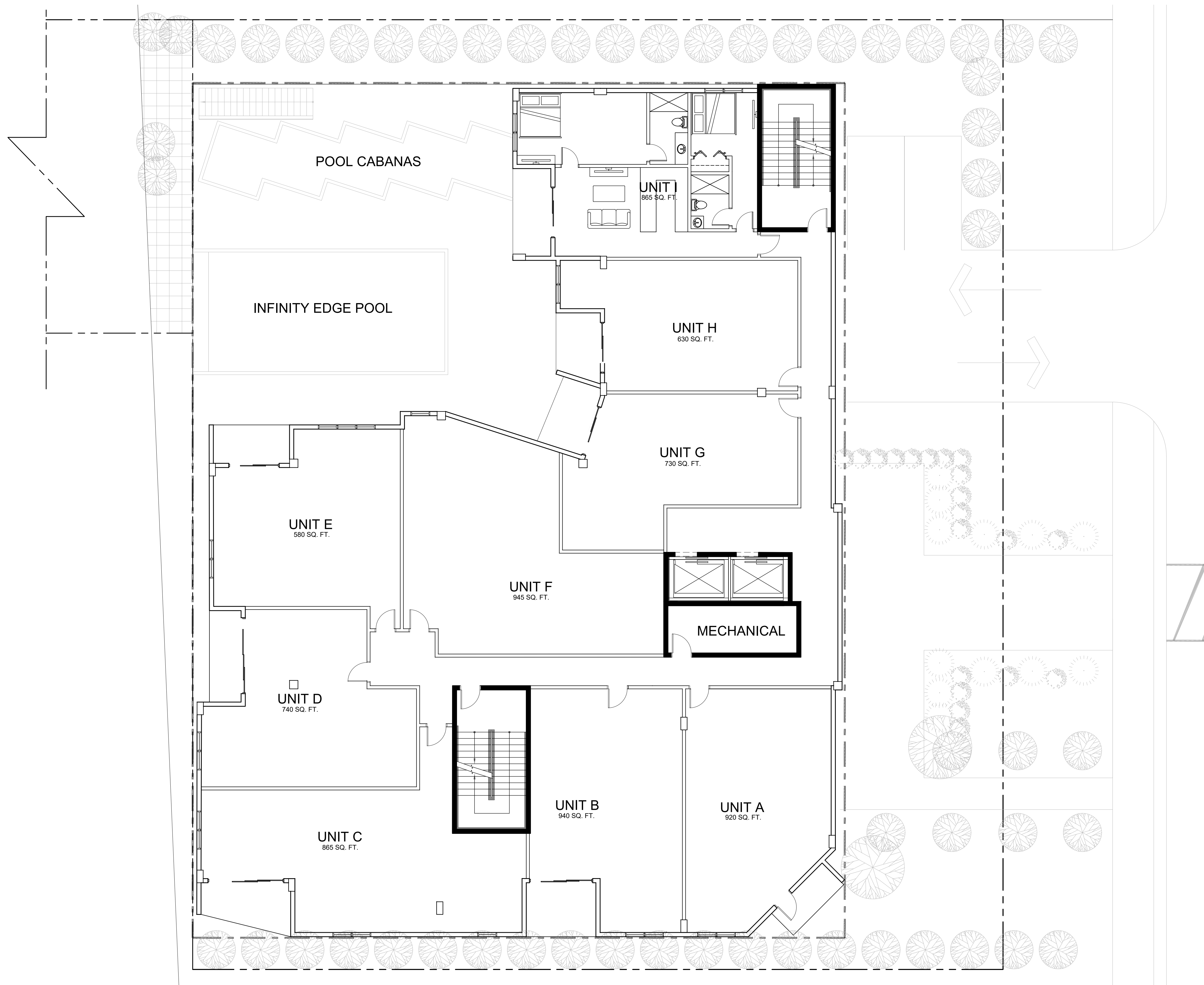
SECOND FLOOR PLAN (GULF FRONT LOT)

NO.	DATE	DESCRIPTION
△	11/18/2020	ADJUSTMENTS PER CITY COMMENTS
	04/5/2021	REVISIONS TO SITE DATA TABLE

REVISIONS

CLIENT

DRAWN BY: TT-AT-JB-CS
 UPDATED ON: Jun. 24, 21
 DATE: OCT - 2018
 JOB PROJECT #: 2018-029
 SHEET #: A-1.2



1 3rd TO 8th FLOOR PLAN
 A-1.3 SCALE: 1/8" = 1'-0" NORTH

CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND COORDINATE ALL FIELD CONDITIONS. ALL DISCREPANCIES AND CONFLICTS SHALL BE REPORTED TO THE ARCHITECT IN WRITING PRIOR TO PROCEEDING OR CONTINUING WITH CONSTRUCTION. UNREPORTED DISCREPANCIES AND CONFLICTS SHALL REMAIN THE RESPONSIBILITY OF THE CONTRACTOR.

PROFESSIONAL STATEMENT TO THE BEST OF THIS ARCHITECT'S KNOWLEDGE, ENCLOSURE PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES AND THE APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 633 AND 634, LAWS OF FLORIDA.

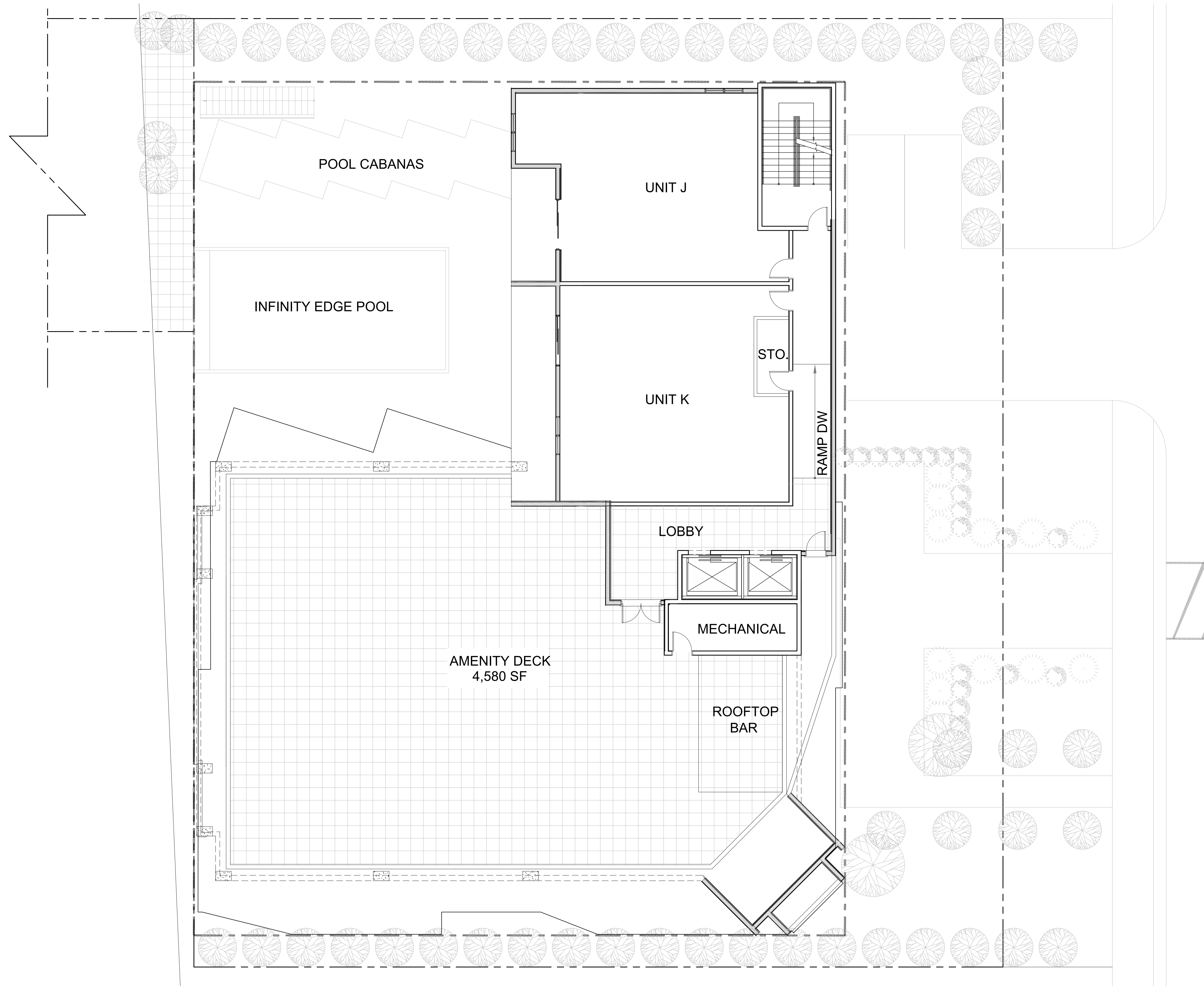
JOHN A. BODZIAK ARCHITECT AIA, PA
 ARCHITECTURE, DESIGN, AND CONSTRUCTION MANAGEMENT
 FLORIDA REGISTRATION NO. AR0005065
 EMAIL: JACK@JABODZIAK.COM
 743 49th STREET N. SAINT PETERSBURG, FLORIDA 33710
 TEL: (727) 327-1966 FAX: (727) 826-0968

PROJECT: **SCHOONER RESORT**
 14500 - 14550 GULF BOULEVARD
 MADEIRA BEACH, FLORIDA
 CLIENT: 3rd TO 8th FLOOR PLAN

NO.	DATE	DESCRIPTION	ADJUSTMENTS PER CITY COMMENTS
△	11/18/2020		
	04/5/2021		

REVISIONS

DRAWN BY: TT-AT-JB-CS
 UPDATED ON: Jun. 24, 21
 DATE: OCT - 2018
 JOB PROJECT #: 2018-029
 SHEET #: A-1.3



1 TOP FLOOR PLAN
A-1.4 SCALE: 1/8" = 1'-0" NORTH

CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND COORDINATE ALL FIELD CONDITIONS. ALL DISCREPANCIES AND CONFLICTS SHALL BE REPORTED TO THE ARCHITECT IN WRITING PRIOR TO PROCEEDING OR CONTINUING WITH CONSTRUCTION. UNREPORTED DISCREPANCIES AND CONFLICTS SHALL REMAIN THE RESPONSIBILITY OF THE CONTRACTOR.

PROFESSIONAL STATEMENT TO THE BEST OF THIS ARCHITECT'S KNOWLEDGE, ENCLINED PLANS AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES AND THE APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 635 AND 637, LAWS OF FLORIDA.

JOHN A. BODZIAK ARCHITECT AIA, PA
ARCHITECTURE, DESIGN, AND CONSTRUCTION MANAGEMENT
FLORIDA REGISTRATION NO. ARO005065
EMAIL: JACK@BODZIAK.COM
743 49th STREET N. SAINT PETERSBURG, FLORIDA 33710
TEL: (727) 327-1966 FAX: (727) 826-0968

PROJECT
SCHOONER RESORT
14550 - 14550 GULF BOULEVARD
MADEIRA BEACH, FLORIDA

TOP FLOOR PLAN

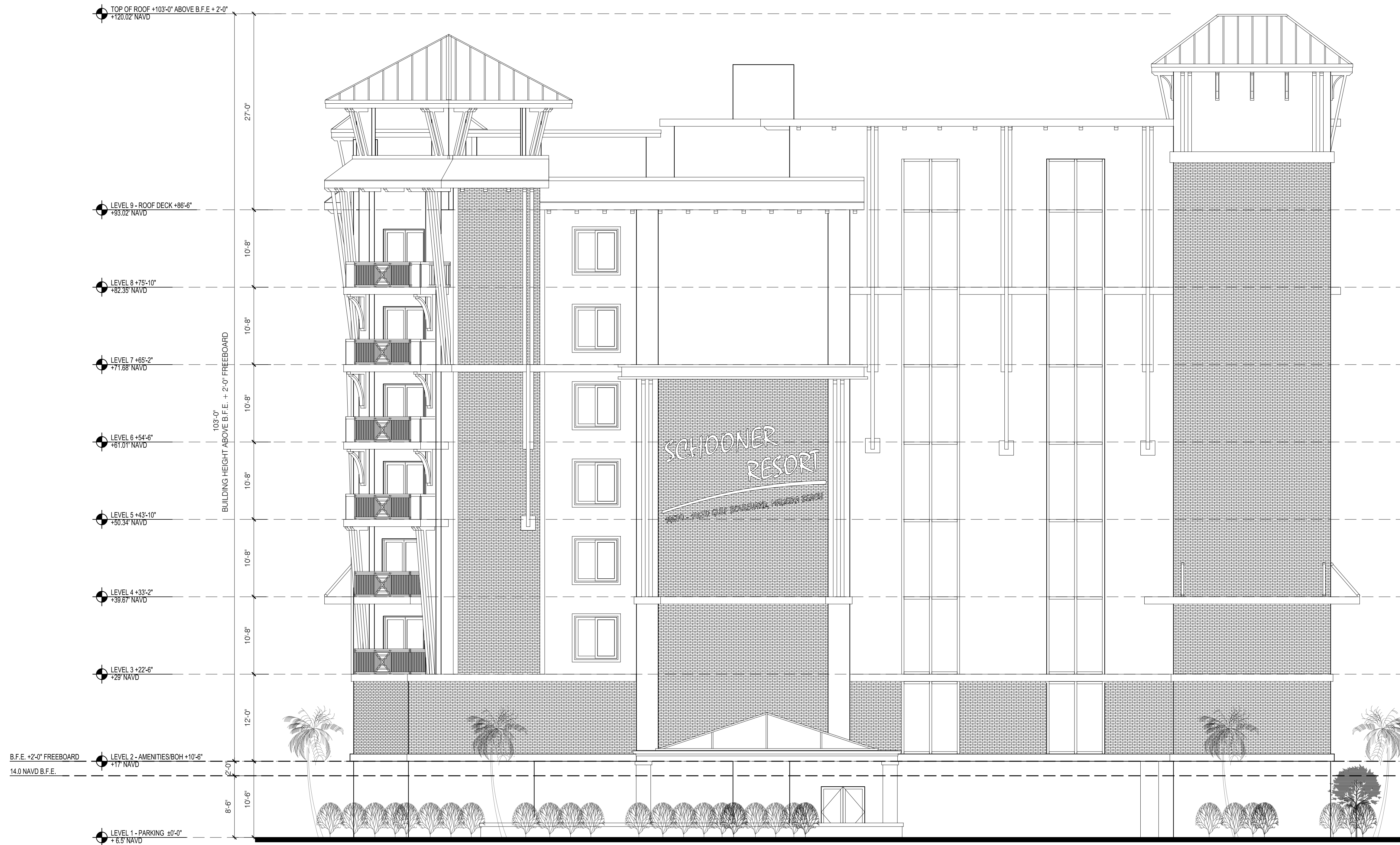
NO.	DATE	DESCRIPTION	ADJUSTMENTS PER CITY COMMENTS
△	11/18/2020		
	04/5/2021		

REVISIONS

CLIENT

SEAL

DRAWN BY TT-AT-JB-CS
UPDATED ON Jun. 24, 21
DATE OCT - 2018
JOB PROJECT # 2018-029
SHEET # A-1.4



1 EAST ELEVATION (FRONT)
A-5.0 SCALE: 1/8" = 1'-0"

CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND COORDINATE ALL FIELD CONDITIONS. ALL DISCREPANCIES AND CONFLICTS SHALL BE REPORTED TO THE ARCHITECT IN WRITING PRIOR TO PROCEEDING OR CONTINUING WITH CONSTRUCTION. UNREPORTED DISCREPANCIES AND CONFLICTS SHALL REMAIN THE RESPONSIBILITY OF THE CONTRACTOR.

PROFESSIONAL STATEMENT TO THE BEST OF THIS ARCHITECT'S KNOWLEDGE, ENGINEERING AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES AND THE APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 55 AND 62, LAWS OF FLORIDA.

JOHN A. BODZIAK, INC. - MEMBER REGISTERED PROFESSIONAL ARCHITECTS AND OTHER PROFESSIONAL SERVICES. THIS DOCUMENT IS THE PROPERTY OF JOHN A. BODZIAK, INC. AND IS NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF JOHN A. BODZIAK, INC. CONTRACTOR SHALL VERIFY AND BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS PRIOR TO CONSTRUCTION. CONTRACTOR SHALL MAINTAIN ACCESS TO ALL UTILITIES AND SERVICES AT ALL TIMES. CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS PRIOR TO CONSTRUCTION. CONTRACTOR SHALL MAINTAIN ACCESS TO ALL UTILITIES AND SERVICES AT ALL TIMES. CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS PRIOR TO CONSTRUCTION.

NO.	DATE	DESCRIPTION
1	11/18/2020	ADJUSTMENTS PER CITY COMMENTS
2	04/05/2021	REVISIONS TO SITE DATA TABLE

PROJECT
SCHOONER RESORT
14550 - 14550 GULF BOULEVARD
MADEIRA BEACH, FLORIDA
EAST ELEVATION (FRONT)

JOHN A. BODZIAK
ARCHITECT AIA, PA
ARCHITECTURE, DESIGN, AND CONSTRUCTION MANAGEMENT
FLORIDA REGISTRATION NO. AR0005065
EMAIL: JACK@JABODZIAK.COM
743 49th STREET N. SAINT PETERSBURG, FLORIDA 33710
TEL: (727) 327-1966 FAX: (727) 826-0968

DRAWN BY TT-AT-JB-CS
UPDATED ON Jun. 24, 21
DATE OCT - 2018
JOB PROJECT # 2018-029
SHEET # A-5.0



1 NORTH ELEVATION (RIGHT SIDE)
A-5.1 SCALE: 1/8" = 1'-0"

CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND COORDINATE ALL FIELD CONDITIONS. ALL DISCREPANCIES AND CONFLICTS SHALL BE REPORTED TO THE ARCHITECT IN WRITING PRIOR TO PROCEEDING OR CONTINUING WITH CONSTRUCTION. UNREPORTED DISCREPANCIES AND CONFLICTS SHALL REMAIN THE RESPONSIBILITY OF THE CONTRACTOR.

PROFESSIONAL STATEMENT TO THE BEST OF THIS ARCHITECT'S KNOWLEDGE, ENGINEERING AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES AND THE APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 55 AND 62, LAWS OF FLORIDA.

JOHN A. BODZIAK ARCHITECT AIA, PA
ARCHITECTURE, DESIGN, AND CONSTRUCTION MANAGEMENT
FLORIDA REGISTRATION NO. AR0005065
EMAIL: JACK@JBODZIAK.COM
743 49th STREET N. SAINT PETERSBURG, FLORIDA 33710
TEL: (727) 327-1966 FAX: (727) 826-0968

PROJECT
SCHOONER RESORT
14550 - 14550 GULF BOULEVARD
MADEIRA BEACH, FLORIDA
NORTH ELEVATION (RIGHT SIDE)

NO.	DATE	DESCRIPTION
△	11/18/2020	ADJUSTMENTS PER CITY COMMENTS
	04/05/2021	REVISIONS TO SITE DATA TABLE

REVISIONS

CLIENT

DRAWN BY TT-AT-JB-CS
UPDATED ON Jun. 24, 21
DATE OCT - 2018
JOB PROJECT # 2018-029
SHEET # A-5.1



1 SOUTH ELEVATION (LEFT SIDE)
A-5.2 SCALE: 1/8" = 1'-0"

CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND COORDINATE ALL FIELD CONDITIONS. ALL DISCREPANCIES AND CONFLICTS SHALL BE REPORTED TO THE ARCHITECT IN WRITING PRIOR TO PROCEEDING OR CONTINUING WITH CONSTRUCTION. UNREPORTED DISCREPANCIES AND CONFLICTS SHALL REMAIN THE RESPONSIBILITY OF THE CONTRACTOR.

PROFESSIONAL STATEMENT TO THE BEST OF THIS ARCHITECT'S KNOWLEDGE, ENGINEERING AND SPECIFICATIONS COMPLY WITH THE APPLICABLE MINIMUM BUILDING CODES AND THE APPLICABLE MINIMUM FIRE SAFETY STANDARDS AS DETERMINED IN ACCORDANCE WITH CHAPTERS 55 AND 62, LAWS OF FLORIDA.

JOHN A. BODZIAK ARCHITECT AIA, PA
ARCHITECTURE, DESIGN, AND CONSTRUCTION MANAGEMENT
FLORIDA REGISTRATION NO. AR0005065
EMAIL: JACK@JABODZIAK.COM
743 49th STREET N. SAINT PETERSBURG, FLORIDA 33710
TEL: (727) 327-1966 FAX: (727) 826-0968

PROJECT: SCHOONER RESORT
14500 - 14550 GULF BOULEVARD
MADEIRA BEACH, FLORIDA
CLIENT: SOUTH ELEVATION (LEFT SIDE)

NO.	DATE	DESCRIPTION
1	11/18/2020	ADJUSTMENTS PER CITY COMMENTS
2	04/05/2021	REVISIONS TO SITE DATA TABLE

DRAWN BY: TT-AT-JB-CS
UPDATED ON: Jun. 24, 21
DATE: OCT - 2018
JOB PROJECT #: 2018-029
SHEET #: A-5.2



1
A-5.3 WEST ELEVATION (REAR)
 SCALE: 1/8" = 1'-0"

CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND COORDINATE ALL FIELD CONDITIONS. ALL DISCREPANCIES AND CONFLICTS SHALL BE REPORTED TO THE ARCHITECT IN WRITING PRIOR TO PROCEEDING OR CONTINUING WITH CONSTRUCTION. UNREPORTED DISCREPANCIES AND CONFLICTS SHALL REMAIN THE RESPONSIBILITY OF THE CONTRACTOR.

NO.	DATE	DESCRIPTION
△	11/18/2020	ADJUSTMENTS PER CITY COMMENTS
	04/5/2021	REVISIONS TO SITE DATA TABLE

REVISIONS	
NO.	DESCRIPTION
△	ADJUSTMENTS PER CITY COMMENTS
	REVISIONS TO SITE DATA TABLE

PROJECT
SCHOONER RESORT
 14550 - 14550 GULF BOULEVARD
 MADEIRA BEACH, FLORIDA
 WEST ELEVATION (REAR)

JOHN A. BODZIAK
 ARCHITECT AIA, PA
 ARCHITECTURE, DESIGN, AND CONSTRUCTION MANAGEMENT
 FLORIDA REGISTRATION NO. AR0005065
 EMAIL: JACK@JABODZIAK.COM
 743 49th STREET N. SAINT PETERSBURG, FLORIDA 33710
 TEL: (727) 327-1966 FAX: (727) 826-0968

DRAWN BY TT-AT-JB-CS
 UPDATED ON Jun. 24, 21
 DATE OCT - 2018
 JOB PROJECT # 2018-029
 SHEET # A-5.3

CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS AND COORDINATE ALL FIELD CONDITIONS. ALL DISCREPANCIES AND CONFLICTS SHALL BE REPORTED TO THE ARCHITECT IN WRITING PRIOR TO PROCEEDING OR CONTINUING WITH CONSTRUCTION. UNREPORTED DISCREPANCIES AND CONFLICTS SHALL REMAIN THE RESPONSIBILITY OF THE CONTRACTOR.