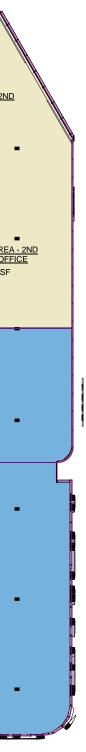


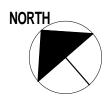
2ND FLOOR PLAN

CENTREPOINTE

1/32" = 1'-0"

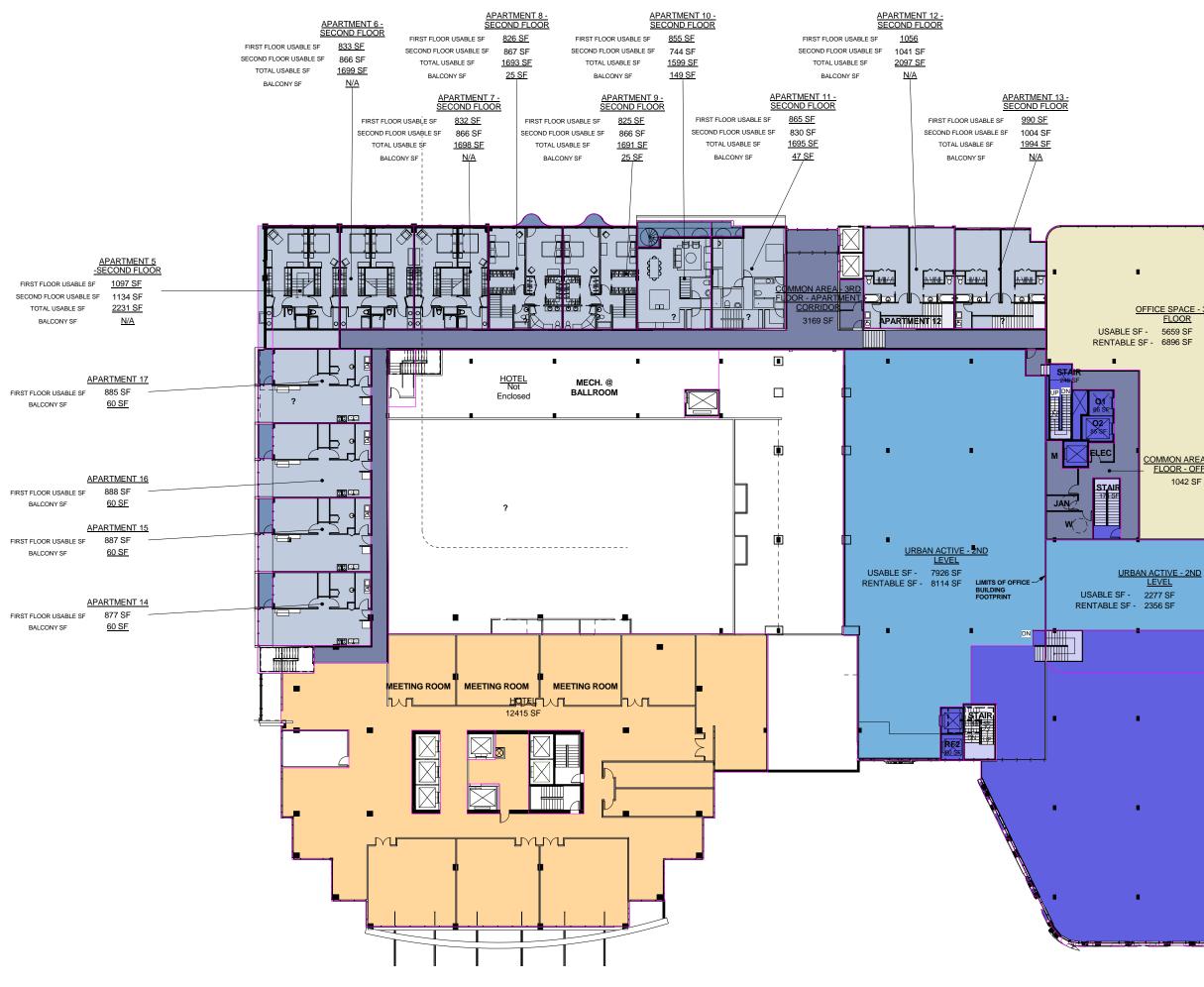








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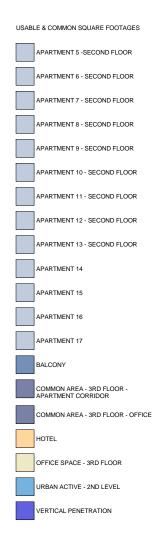


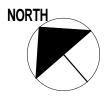
CENTREPOINTE

3RD FLOOR PLAN

1/32" = 1'-0"

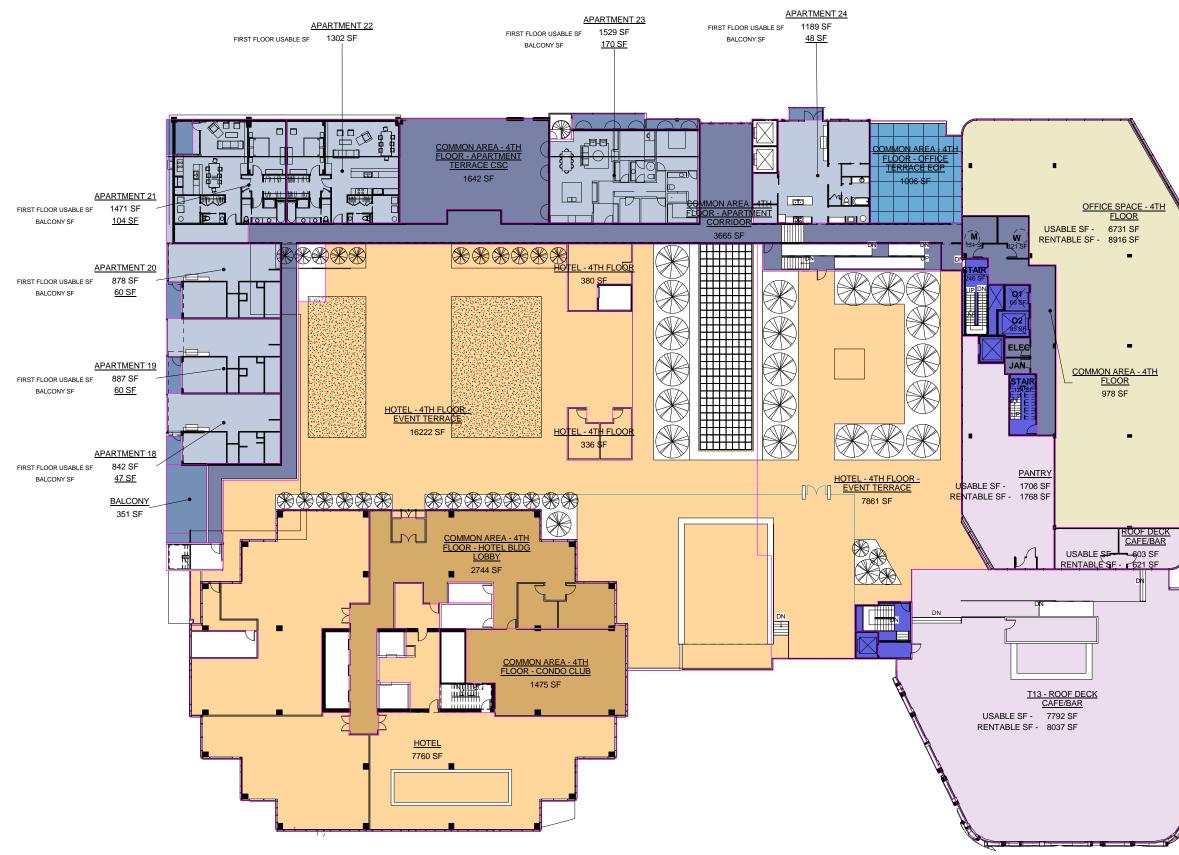








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USABLE & COMMON SQUARE FOOTAGES

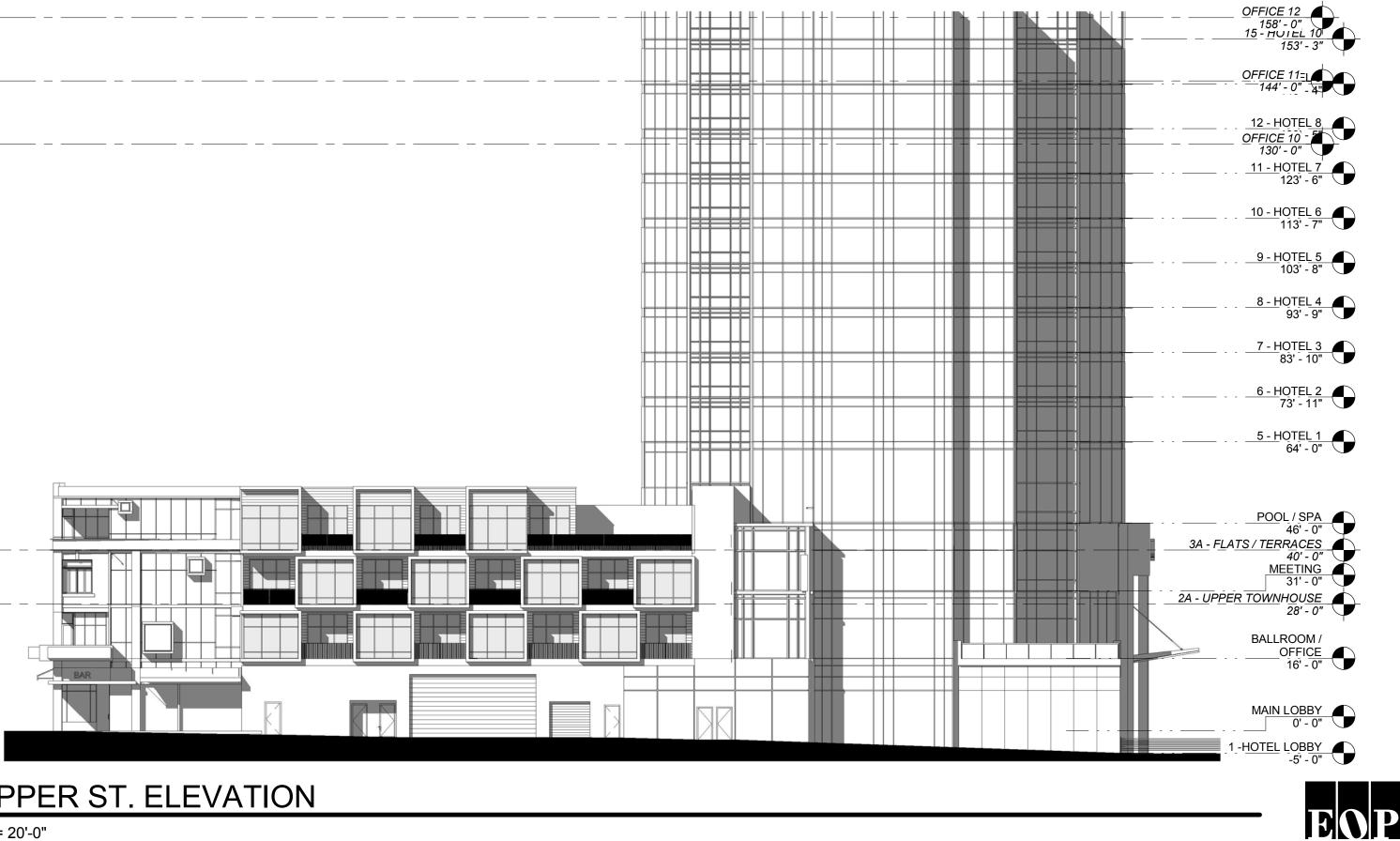




5/2/2012 5:16:48 PM

1" = 20'-0"

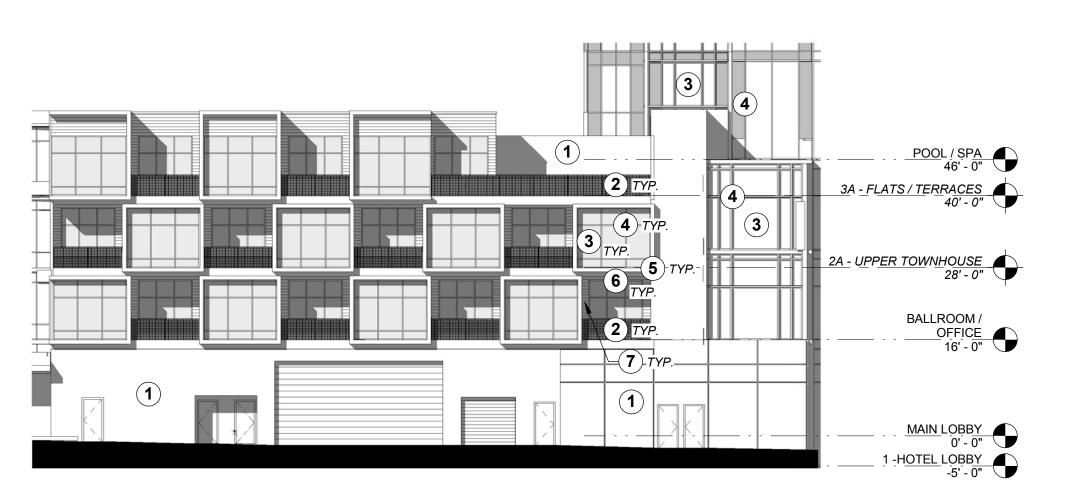
UPPER ST. ELEVATION



architecture | interiors

1/16" = 1'-0"

ENLARGED UPPER ST. ELEVATION



GENERAL		
2.1	Maint	
2.3	New i	
2.4	A nev	
2.5	A nev	
2.0	along	
2.6	Floor-	
2.0	histor	
2.7	Consi	
2.1		
<u> </u>	scale	
2.8	Maint	
2.9	Mater	
2.10	A sim	
	plane	
2.11	Uppe	
2.19	Use li	
	signs	
2.20	Minim	
2.21	Preve	
2.22	Minim	
2.23	Minim	
-		

2.24

2.25

2

3

4

5 6

7

THIS BUILDING MEETS THE FOLLOWING GENERAL DESIGN GUIDELINES:

tain the alignment of buildings at the sidewalk level.

interpretations of traditional building styles are encouraged.

w building should incorporate a base, a middle and a cap.

w building should maintain the alignment of horizontal elements g the block.

-to-floor heights should appear to be similar to those seen rically.

sider dividing a larger building into "modules" that are similar in to buildings seen historically.

tain the established building scale of two to four stories in height. rials should appear similar to those used historically.

nple material finish is encouraged for a large expanse of wall

er-story windows with vertical emphasis are encouraged. lighting to: accent architectural details, building entrances and s and to illuminate sidewalks.

nize the visual impacts of site and architectural lighting. ent glare by using shielded and focused light sources.

Minimize the visual impact of mechanical equipment on the public way. Minimize the visual impacts of utility connections and service boxes. Locate standpipes and other service equipment such that they will not

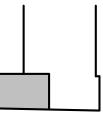
damage historic facade materials.

Minimize the visual impacts of trash storage and service areas.

MATERIALS

STONE PANELS METAL RAILING CLEAR, 1" INSULATING LOW-E GLASS ALUMINUM CURTAINWALL ARCHITECTURAL METAL PANEL - TYPE 1 RECESSED LIGHTING ARCHITECTURAL METAL PANEL - TYPE 2

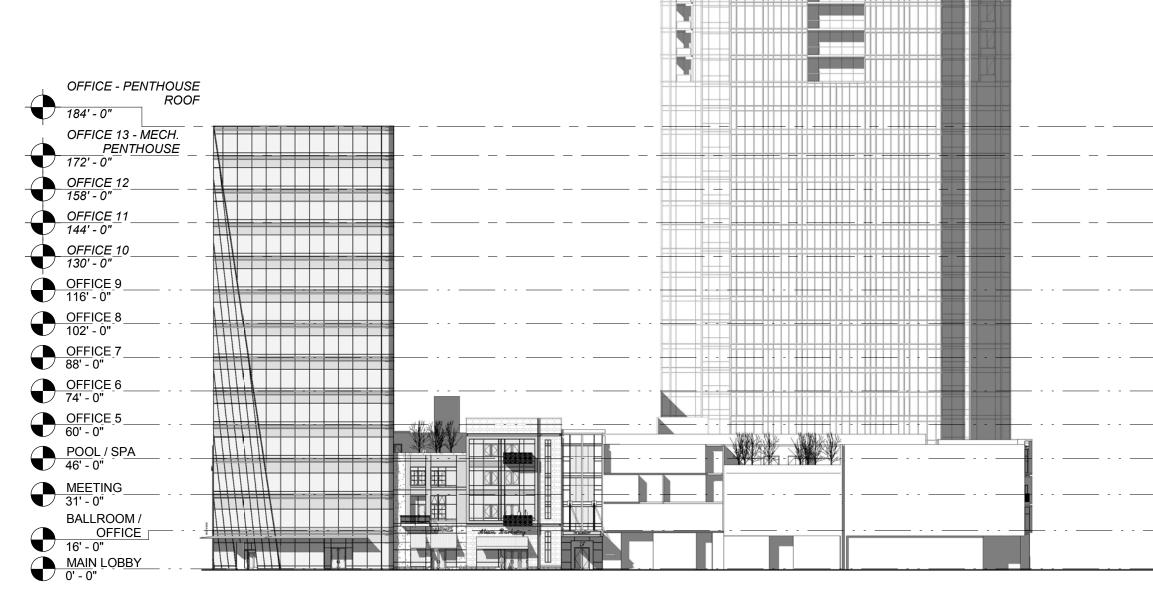






1" = 40'-0"

MAIN STREET ELEVATION







	00010 10 0
2.10	A simple
	plane.
2.11	Upper-sto
2.14	Locate the
2.15	Develop t
	activity.
2.17	A fixed m
2.19	Use lighti
	signs and
2.20	Minimize
2.21	Prevent g
2.22	Minimize
	way.
2.23	Minimize
2.24	Locate sta

MATERIALS

2.25

1	TEMPEF
2	CLEAR,
2a	SPANDF
3	ALUMIN
4	SIGNAG
5	ARCHIT
5	ARCHIT
6	FIXED M
7	RECESS

ELEVATION KEY



			OFFICE - PENTHOUSE ROOF
	(2a)	- (2a)	
		- 2	OFFICE 13 - MECH.
			PENTHOUSE
	(2a)	- (2a)	
		- 2	
	(2a) →	- (2a)	<u>158' - 0"</u>
			· ·
	\ (2)→	◄ (2)	
			<u>OFFICE 11</u> 144' - 0"
	(2a) -	→ (2a)	···· •
		- 2	
	(2a) -	– (2a)	
		-2	
			OFFICE 9 116' - 0"
	(2a) + -	- (2a)	116' - 0"
		- 2	OFFICE 8
	(2a)	- (2a)	102' - 0"
		- (2)	
			OFFICE 7 88' - 0"
	(2a) -	- (2a)	00 - 0
		- 2	
			OFFICE 6
	(2a) - 3	- (2a)	74' - 0"
		- 0	
		- 2	OFFICE 5
		- (2a)	60' - 0"
		- 2	
			<u>POOL / SPA</u> 46' - 0"
	(2a) +	- (2a)	
		- 2	
		- (2a)	31' - 0"
i			OFFICE
		-(2a)	
	2 - 3 7	- (2)	
1			



THIS BUILDING MEETS THE FOLLOWING GENERAL

Maintain the alignment of buildings at the sidewalk edge.

Orient the primary entrance of a building toward the street.

A new building should maintain the alignment of horizontal elements

Floor-to-floor heights should appear to be similar to those seen

Consider dividing a larger building into "modules" that are similar in scale to buildings seen historically.

material finish is encouraged for a large expanse of wall

ory windows with vertical emphasis are encouraged. ne primary building entrance to the face of the street. the ground floor level of a project to encourage pedestrian

netal canopy may be considered on a case-by-case basis. ing to: accent architectural details, building entrances and d to illuminate sidewalks.

the visual impacts of site and architectural lighting.

glare by using shielded and focused light sources.

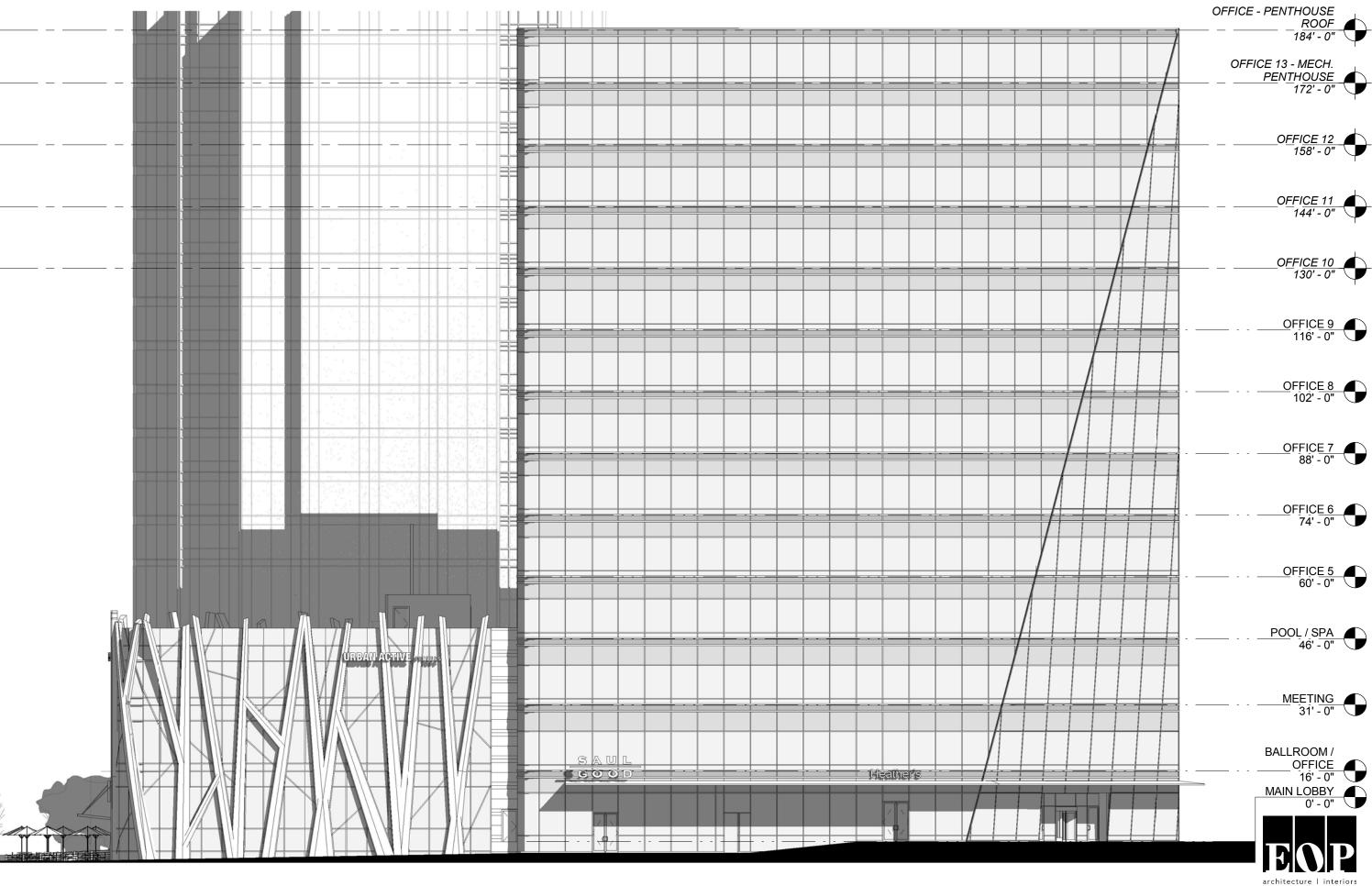
the visual impact of mechanical equipment on the public

the visual impacts of utility connections and service boxes. tandpipes and other service equipment such that they will not damage historic facade materials.

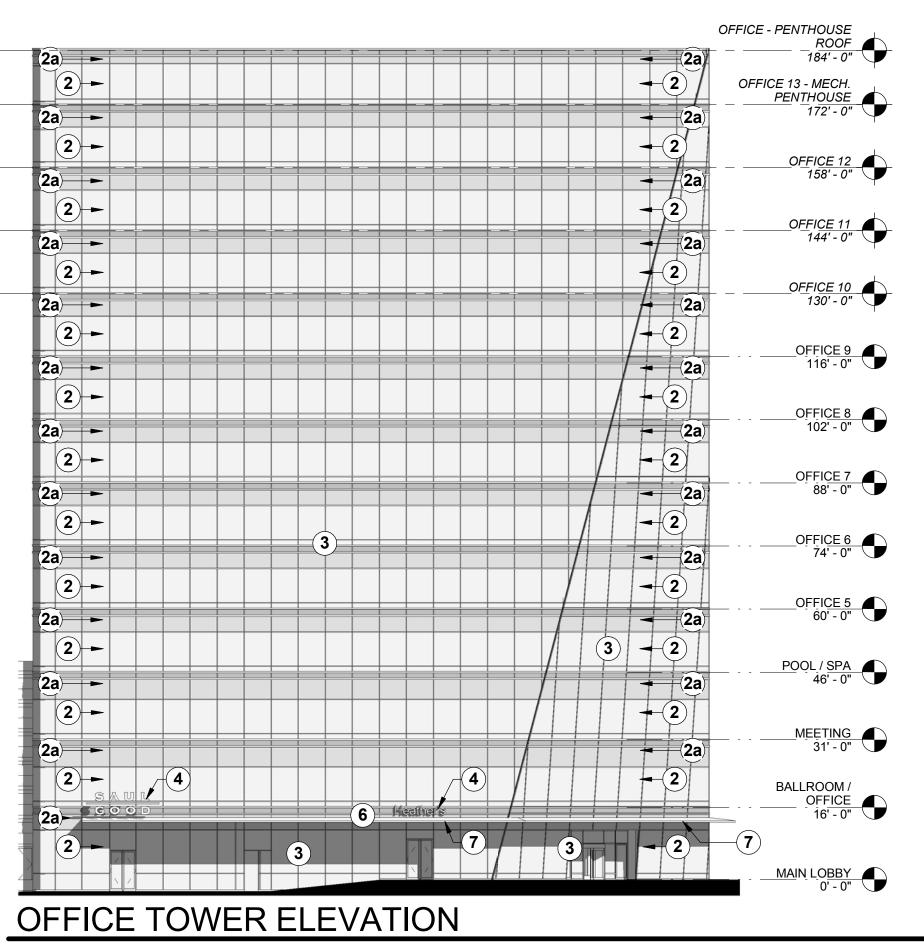
Minimize the visual impacts of trash storage and service areas.

RED, 3/4" CLEAR GLASS RAILING **1" INSULATING LOW-E GLASS** REL, 1" INSULATING LOW-E GLASS IUM CURTAINWALL **GE: NOT-IN-CONTRACT** ECTURAL METAL PANEL METAL CANOPY SED LIGHTING





LIMESTONE ST. ELEVATION



2.5
2.6
2.10
2.11
2.14
2.15
2.17
2.19
2.20
2.21
2.22
2.23
2.24
2.25

7

E

THIS BUILDING MEETS THE FOLLOWING GENERAL DESIGN GUIDELINES:

- 2.1 Maintain the alignment of buildings at the sidewalk edge.
- 2.2 Orient the primary entrance of a building toward the street.
 - 5 A new building should maintain the alignment of horizontal elements along the block.
 - Floor-to-floor heights should appear to be similar to those seen historically.
 - 0 A simple material finish is encouraged for a large expanse of wall plane.
 - 1 Upper-story windows with vertical emphasis are encouraged.
 - Locate the primary building entrance to the face of the street.
 - 5 Develop the ground floor level of a project to encourage pedestrian activity.
 - A fixed metal canopy may be considered on a case-by-case basis.
 Use lighting to: accent architectural details, building entrances and signs and to illuminate sidewalks.
 - Minimize the visual impacts of site and architectural lighting.
 - Prevent glare by using shielded and focused light sources.
 - 2 Minimize the visual impact of mechanical equipment on the public way.
 - 3 Minimize the visual impacts of utility connections and service boxes.
 - Locate standpipes and other service equipment such that they will not damage historic facade materials.
 - 25 Minimize the visual impacts of trash storage and service areas.

MATERIALS

TEMPERED, 3/4" CLEAR GLASS RAILING CLEAR, 1" INSULATING LOW-E GLASS SPANDREL, 1" INSULATING LOW-E GLASS ALUMINUM CURTAINWALL SIGNAGE: NOT-IN-CONTRACT ARCHITECTURAL METAL PANEL FIXED METAL CANOPY RECESSED LIGHTING

ELEVATION KEY

