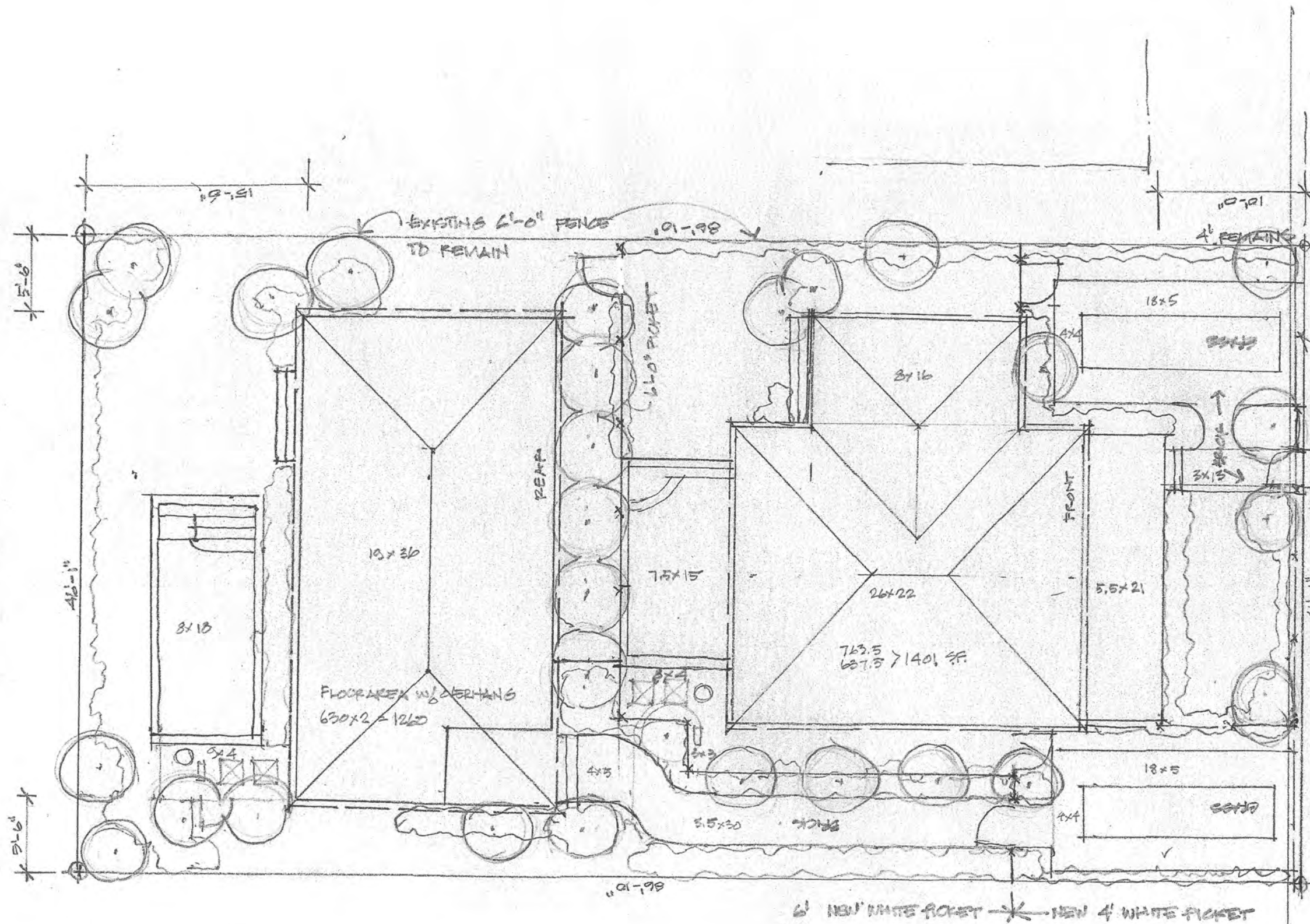


# PROPOSED DESIGN



HMDR - ZONE  
 FAR 1.10 = 3999.74  
 ✓ ACTUAL PROPOSED = 2661 (.665)  
 ✓ OPEN @ 35% = 1400  
 SHOWN = 1901.74 = 49.5%  
 LOT = 3999.74 #

IMPERV. CALC.

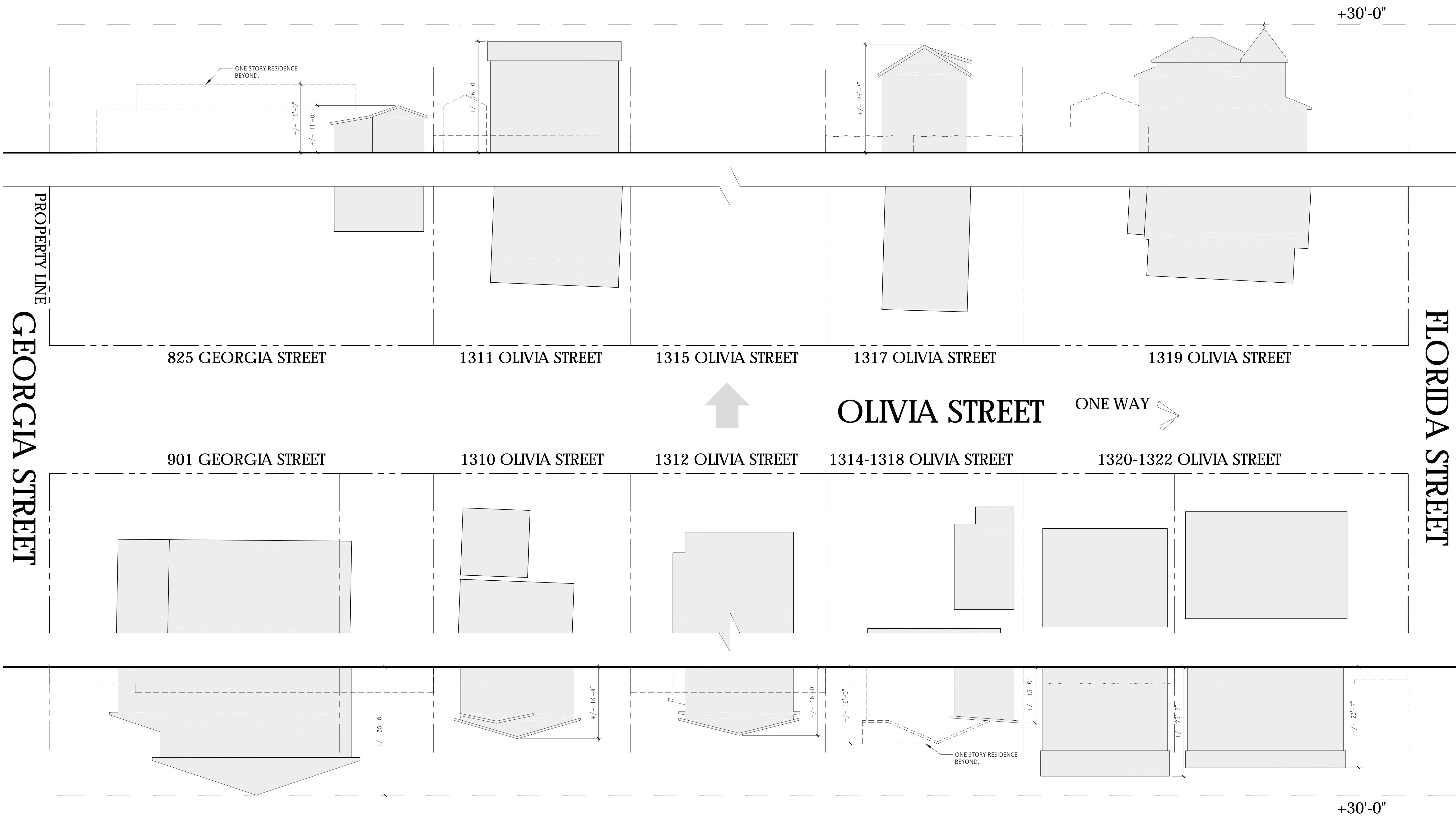
8x18	144	
19x5.5	570	W/OVERHANG
4x5	20	
3.5x30	105	
4x4	16	
18x5	90	945
7.5x15	112.5	
26x22	572	W/OVERHANG
8x18	128	
5.5x21	115.5	
3x13	39	
4x4	16	
18x5	90	1073
		2010 #

ALLOWED .6x 46.08x36.3  
 2399.8 #  
 ✓ UNDER 331.84 # (50.4%)

✓ HGT. ALLOWED = 30'  
 MAX = 26.5'

✓ SETBACKS:

FRONT	REQ 10	PROPOSED 10
SIDES	5	5
REAR	15	15



PROPERTY LINE  
GEORGIA STREET

FLORIDA STREET

**OLIVIA STREET** ONE WAY →

**1** EXISTING STREET-SCAPE  
ROUGH SCALE: 3/32"=1'-0" 1300 BLOCK OF OLIVIA STREET

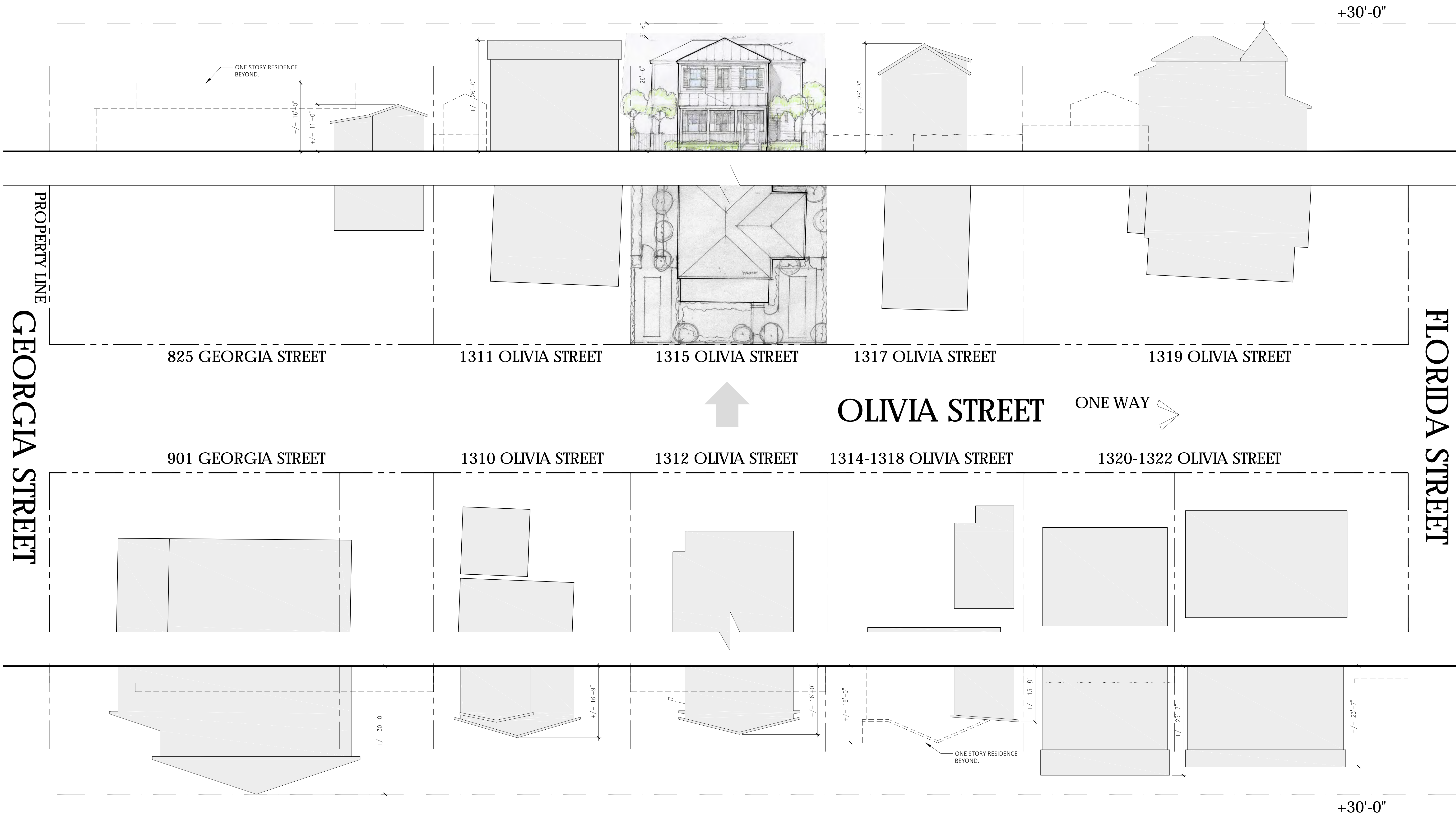
1315 OLIVIA STREET

MASSING STUDY

M.B. INGRAM  
JUNE 1, 2016

A1





1 PROPOSED STREET-SCAPE  
 ROUGH SCALE: 3/32"=1'-0" 1300 BLOCK OF OLIVIA STREET

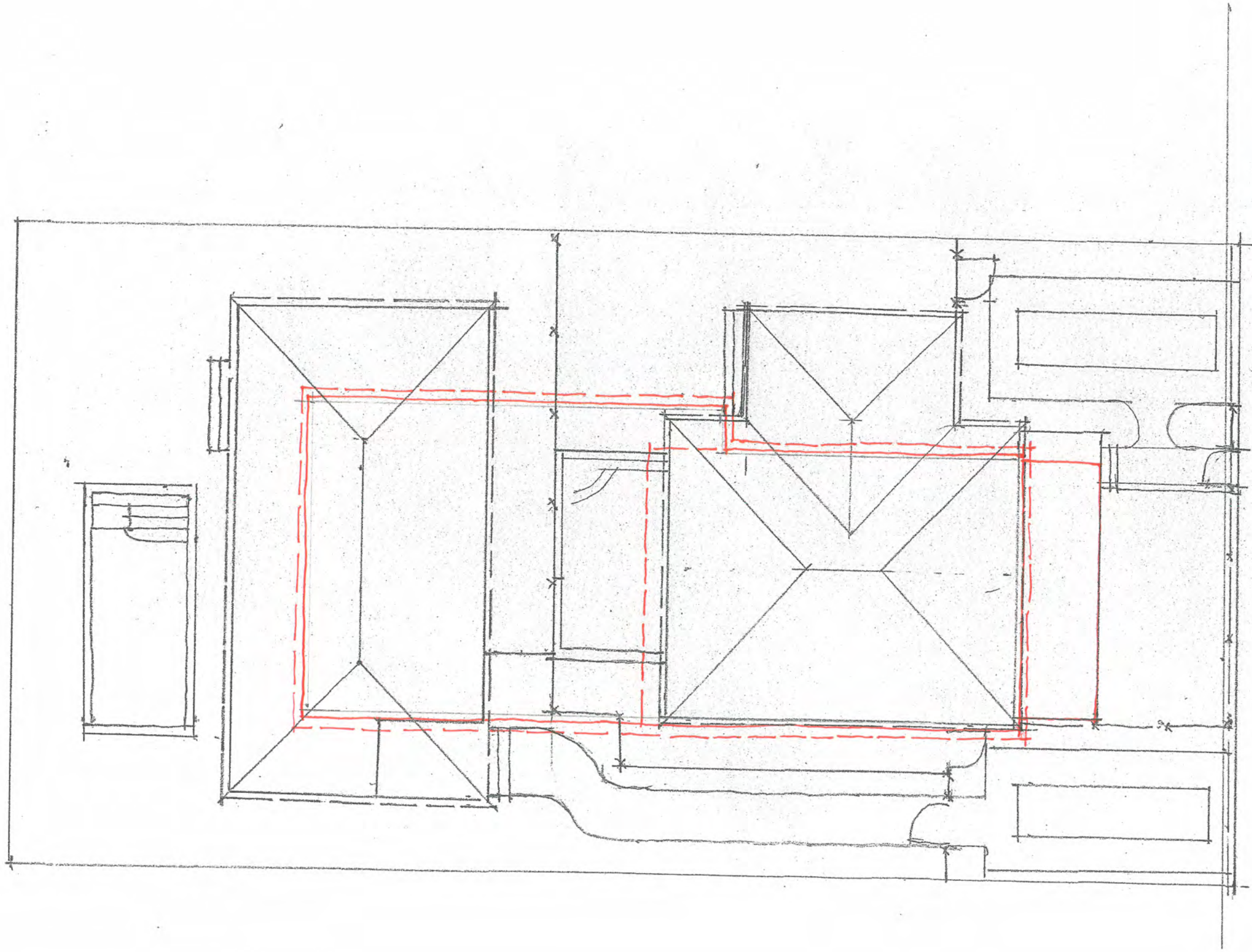
1315 OLIVIA STREET

MASSING STUDY

M.B. INGRAM  
 JUNE 1, 2016

A2





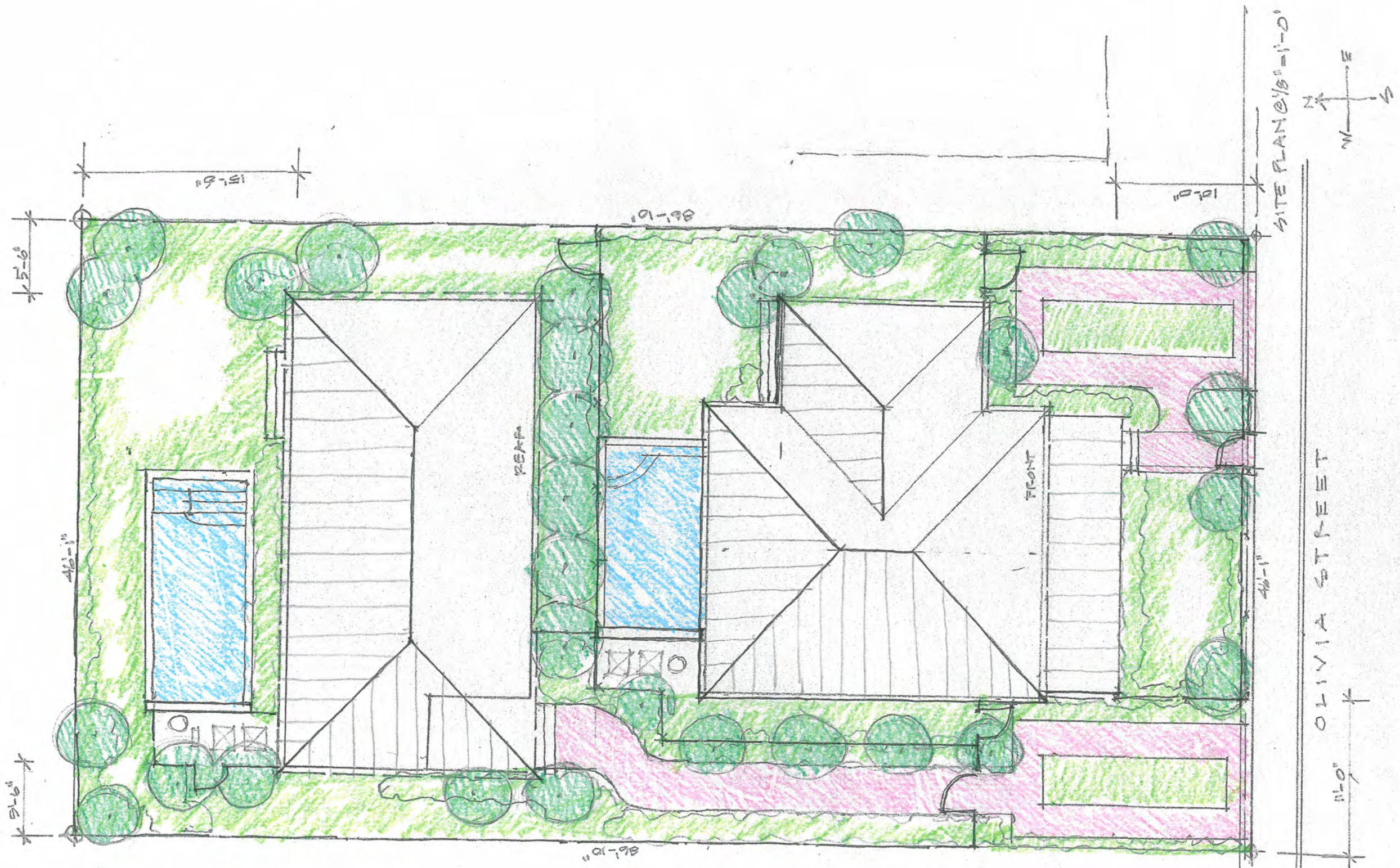
PREVIOUS STRUCTURE





FRONT - SOUTH  $\frac{1}{4}'' = 1'-0''$





1315 OLIVIA STREET

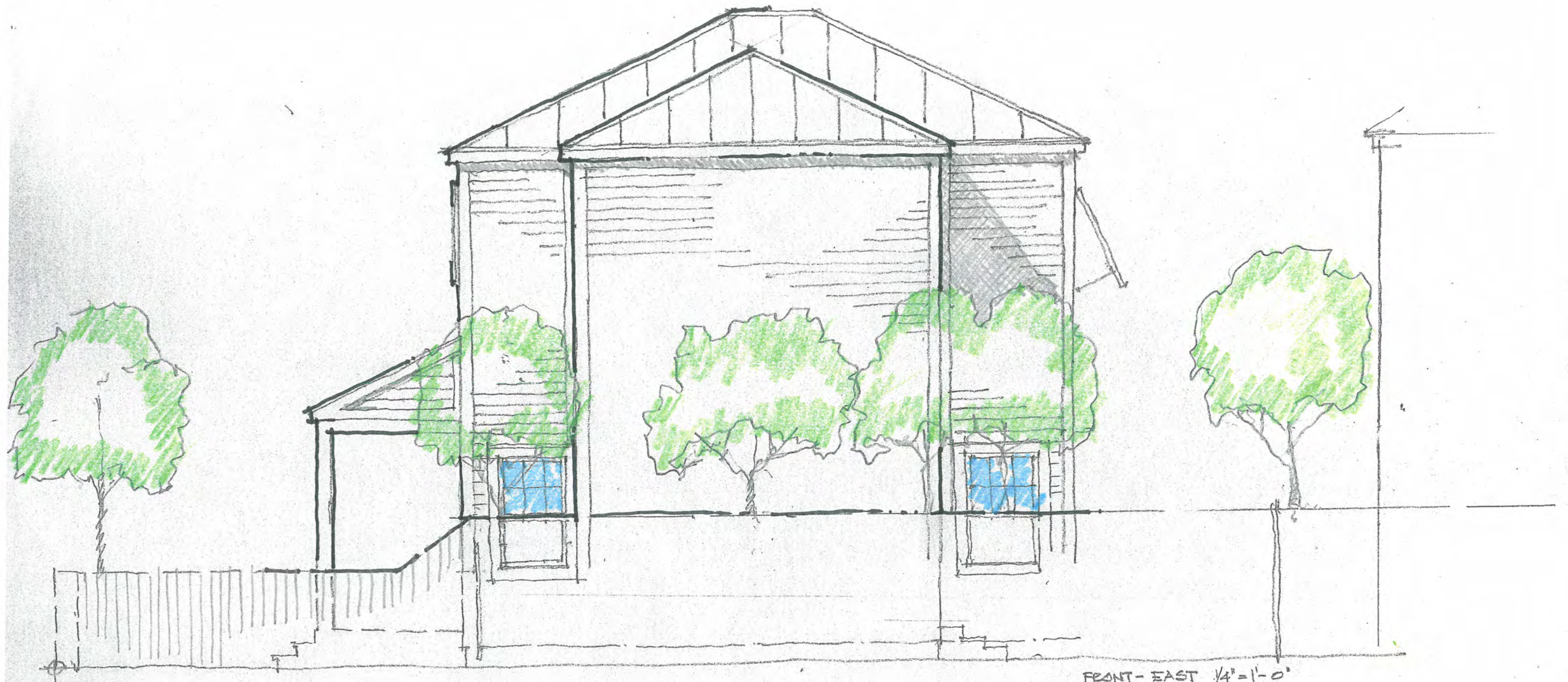




1315 OLIVIA STREET

5.20.16





FRONT - EAST  $\frac{1}{4}'' = 1'-0''$

1315 OLIVIA STREET

5.20.16

3.13





ELHAM  
STYLE

FRONT-NORTH 1/4" = 1'-0"

1315 OLIVIA STREET

5.20.16

4.13





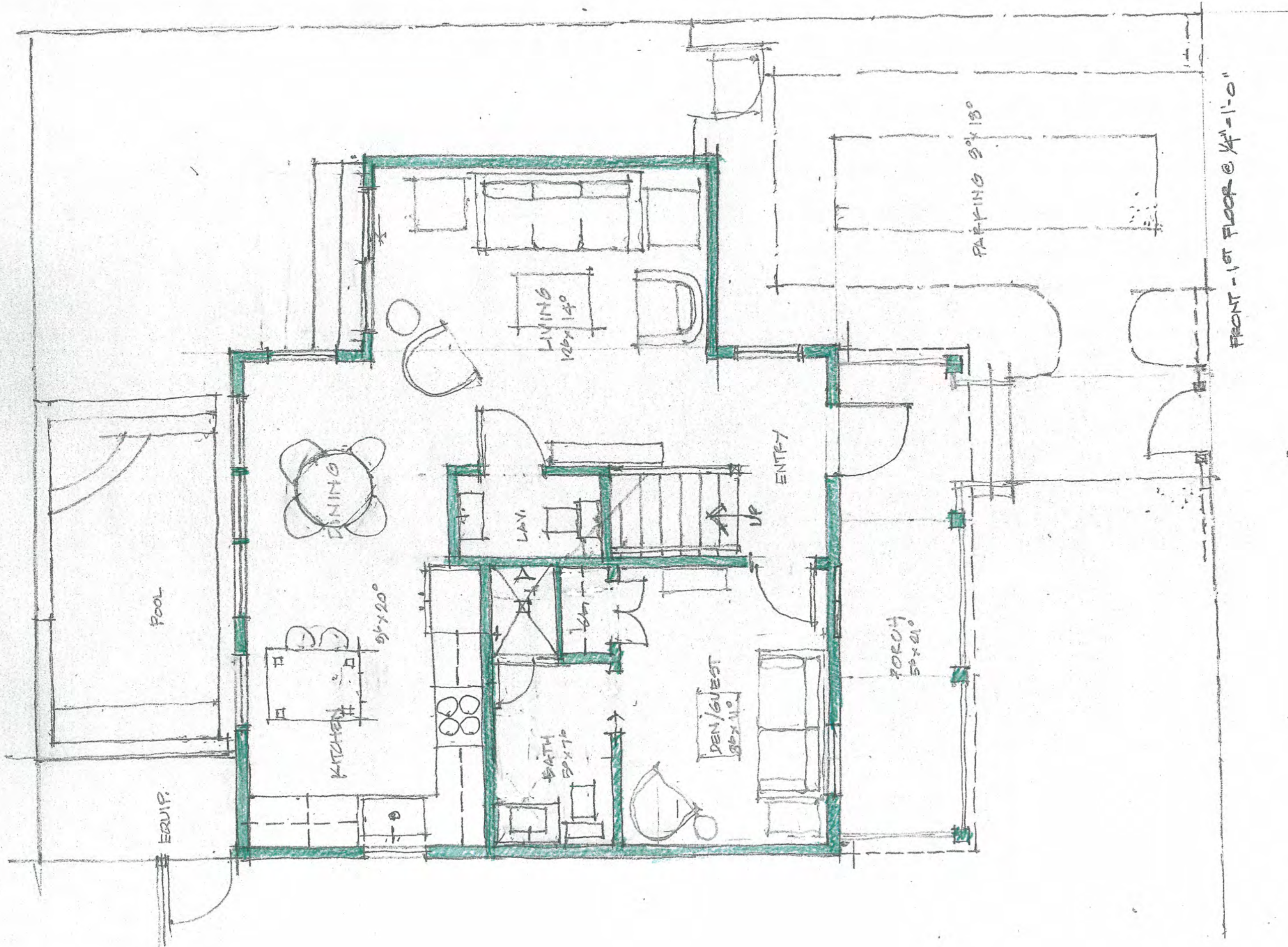
FRONT-WEST  $\frac{1}{4}'' = 1'-0''$

1315 OLIVIA STREET

5.20.16

5.13





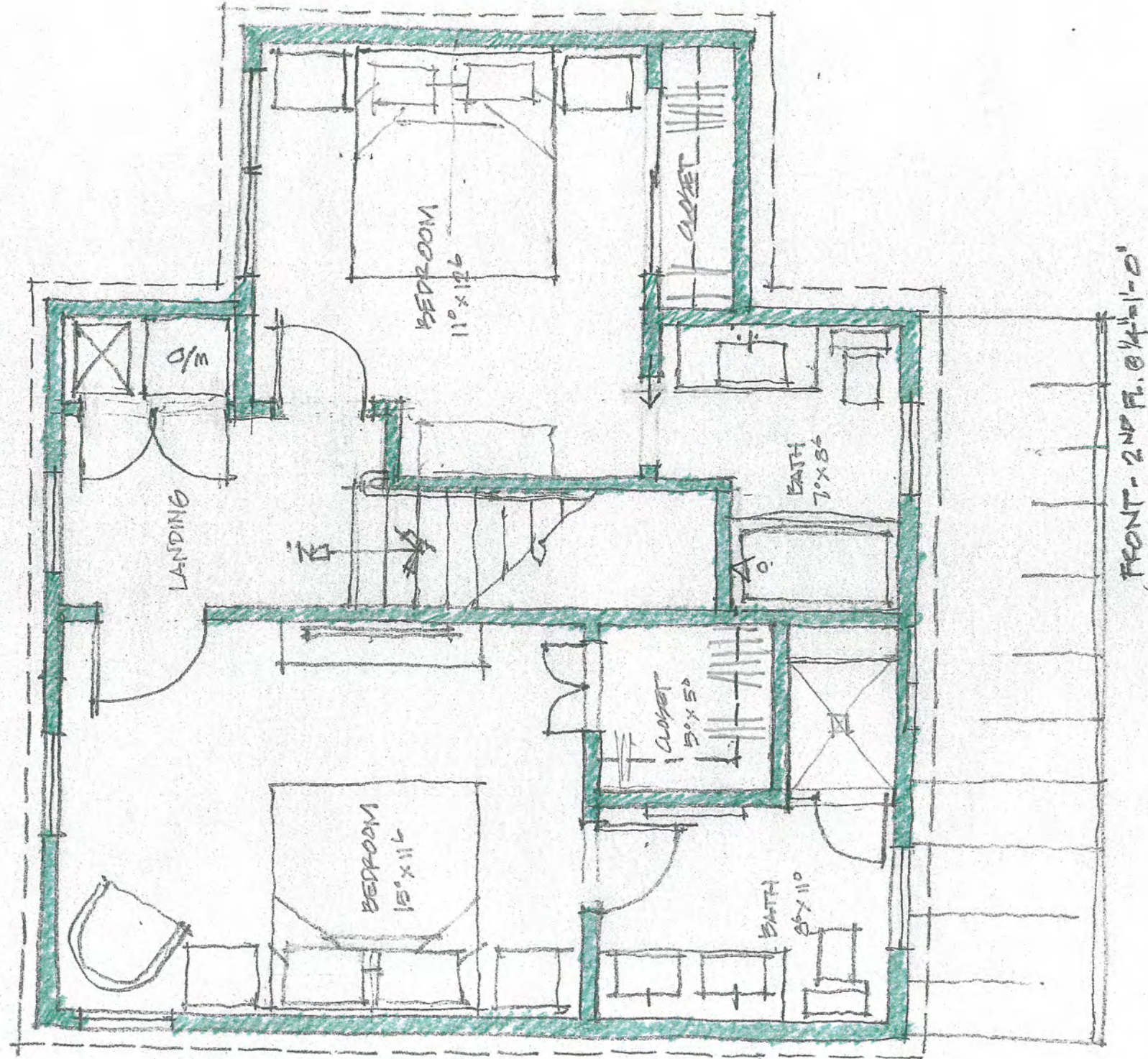
FRONT - 1st FLOOR @ 1/4" = 1'-0"

- 1315 OLIVIA STREET

5.20.16

6.13





1315 OLIVIA STREET

5.20.16

7.13





1315 OLIVIA STREET

5.20.16

0.13



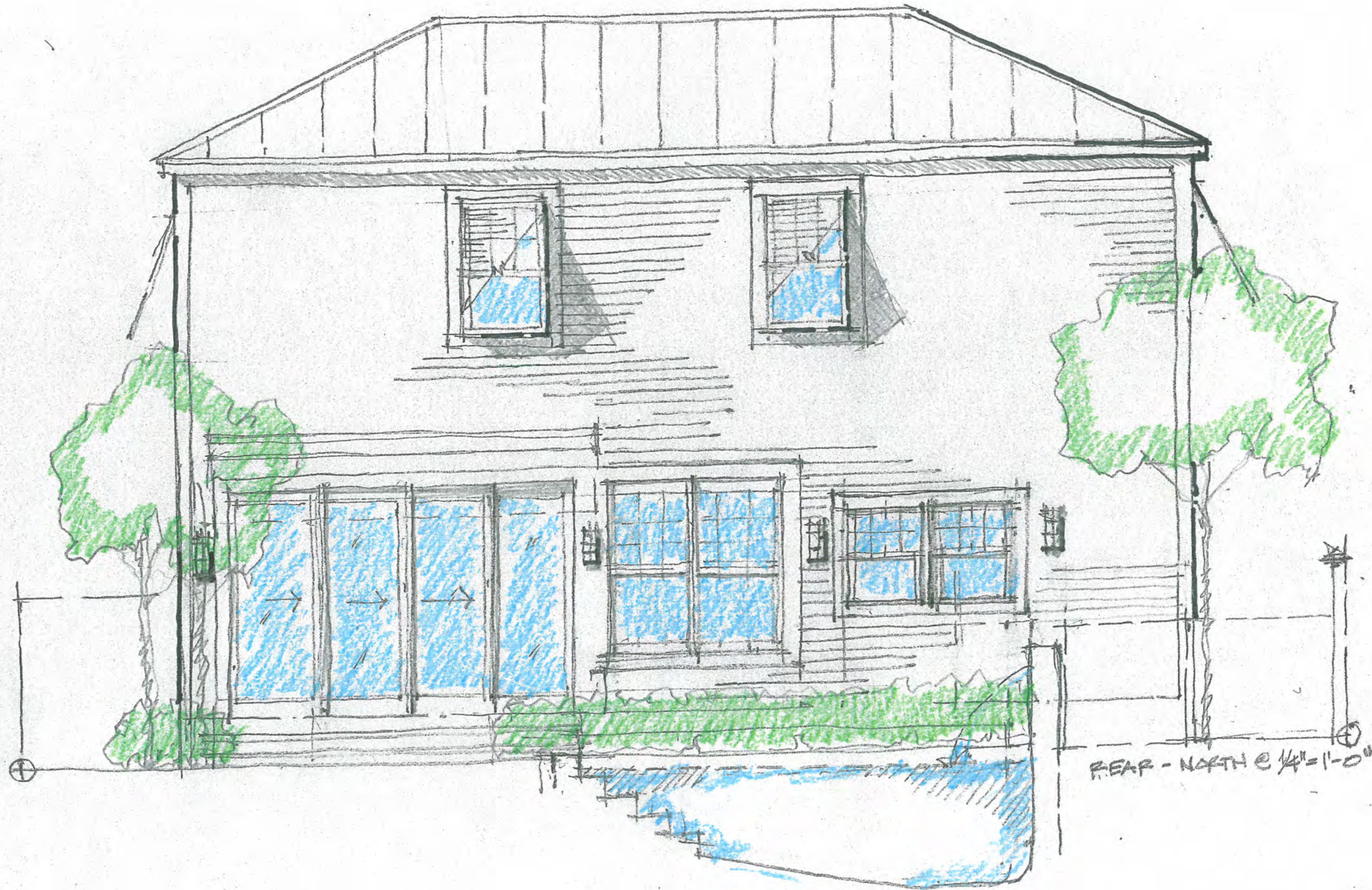


1315 OLIVIA STREET

5.20.16

9.13





135 OLIVIA STREET

5.20.16

10.13



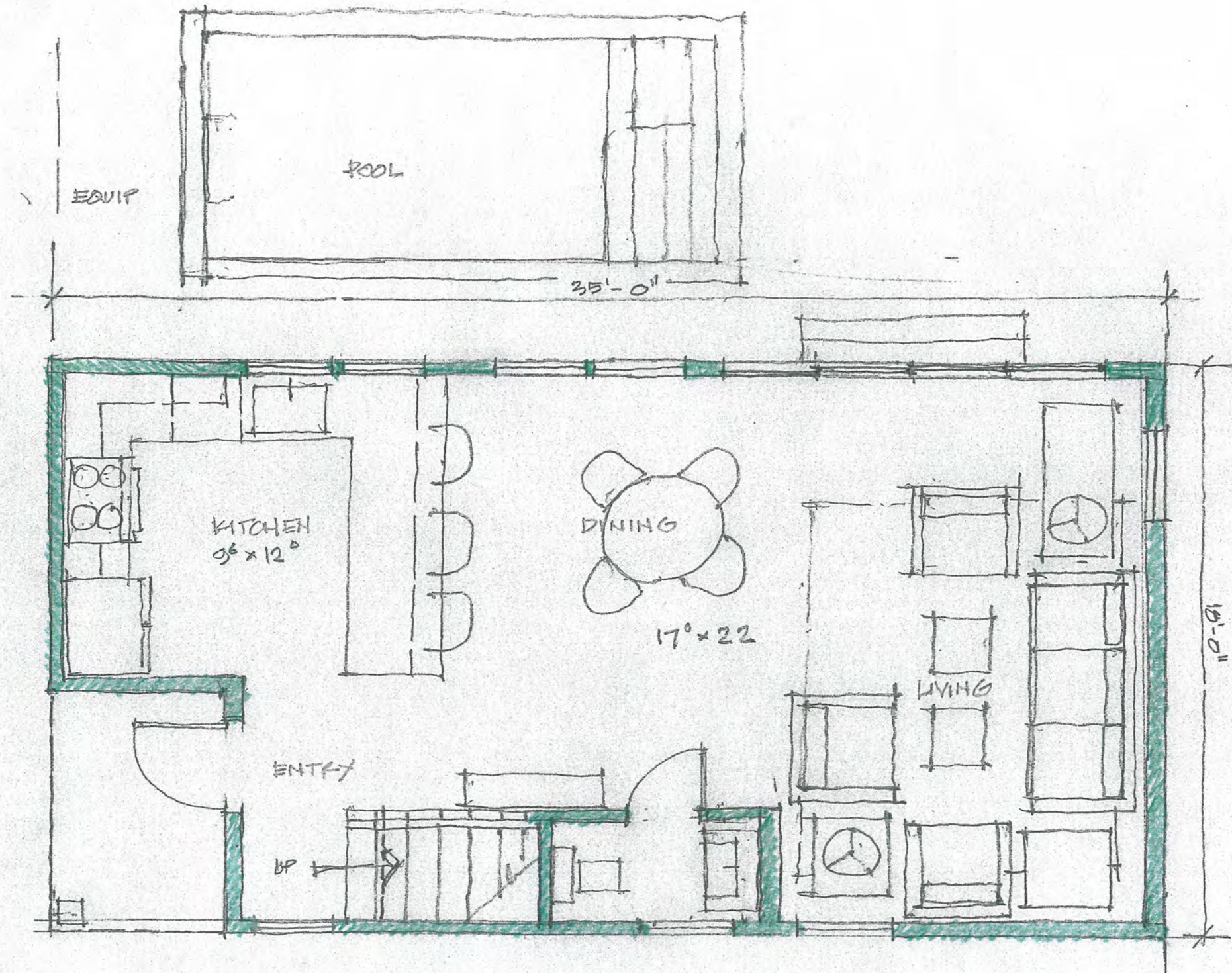


1315 OLIVIA STREET

5.20.16

11.13





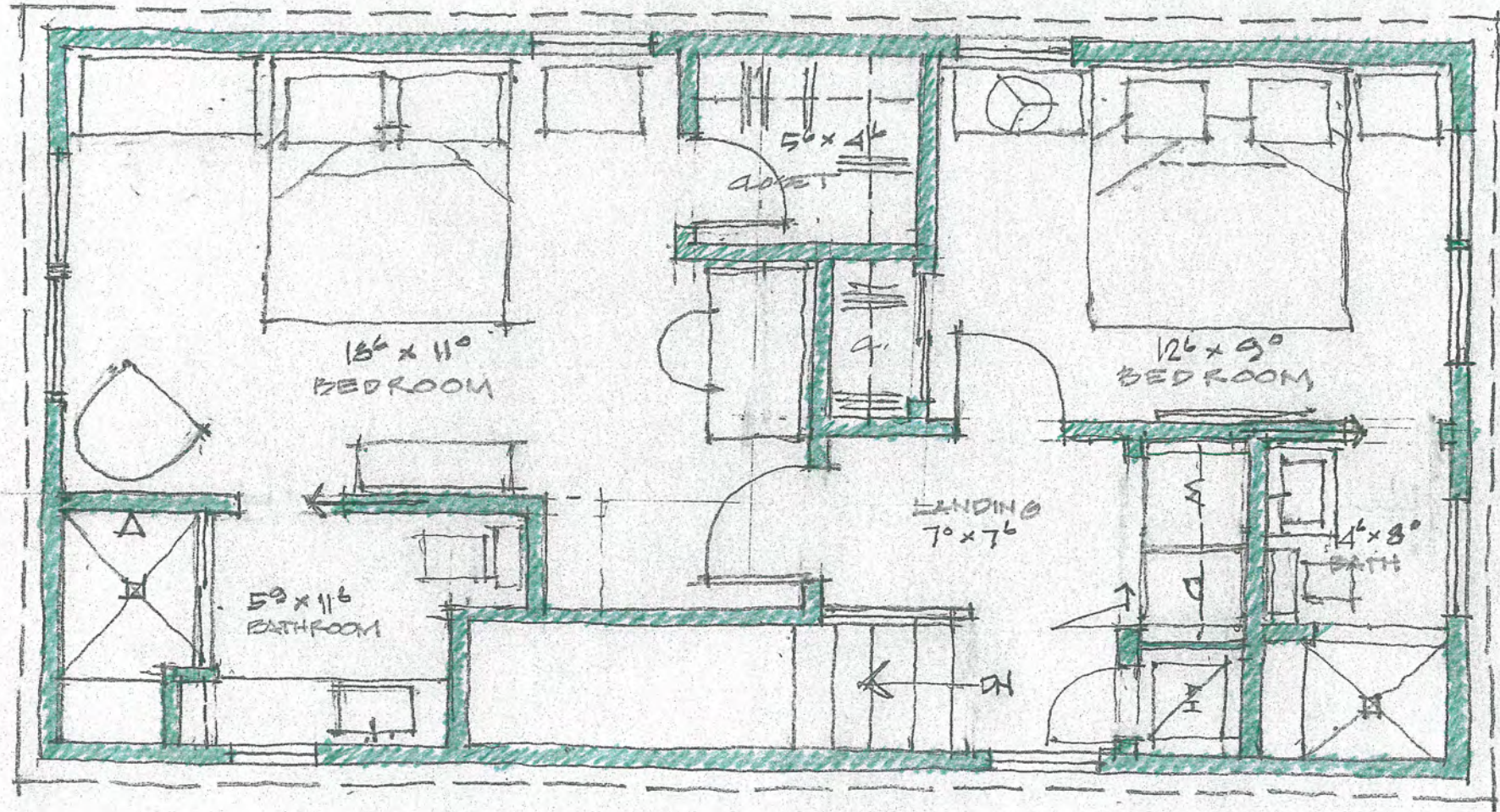
1ST FLOOR - REAR

1315 OLIVIA STREET

5.20.16

12.13

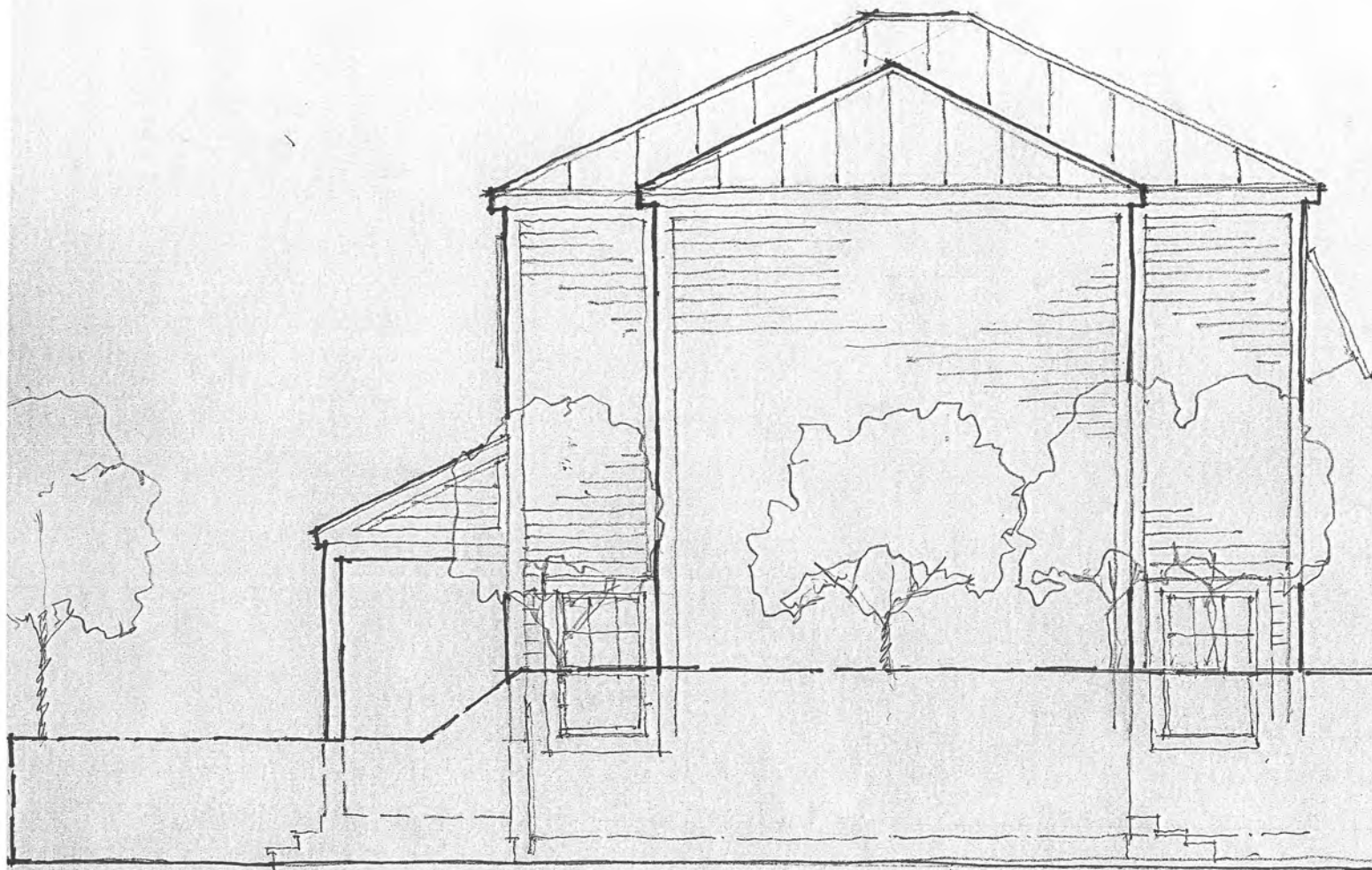




2ND FLOOR - REAR

1315 OLIVIA STREET





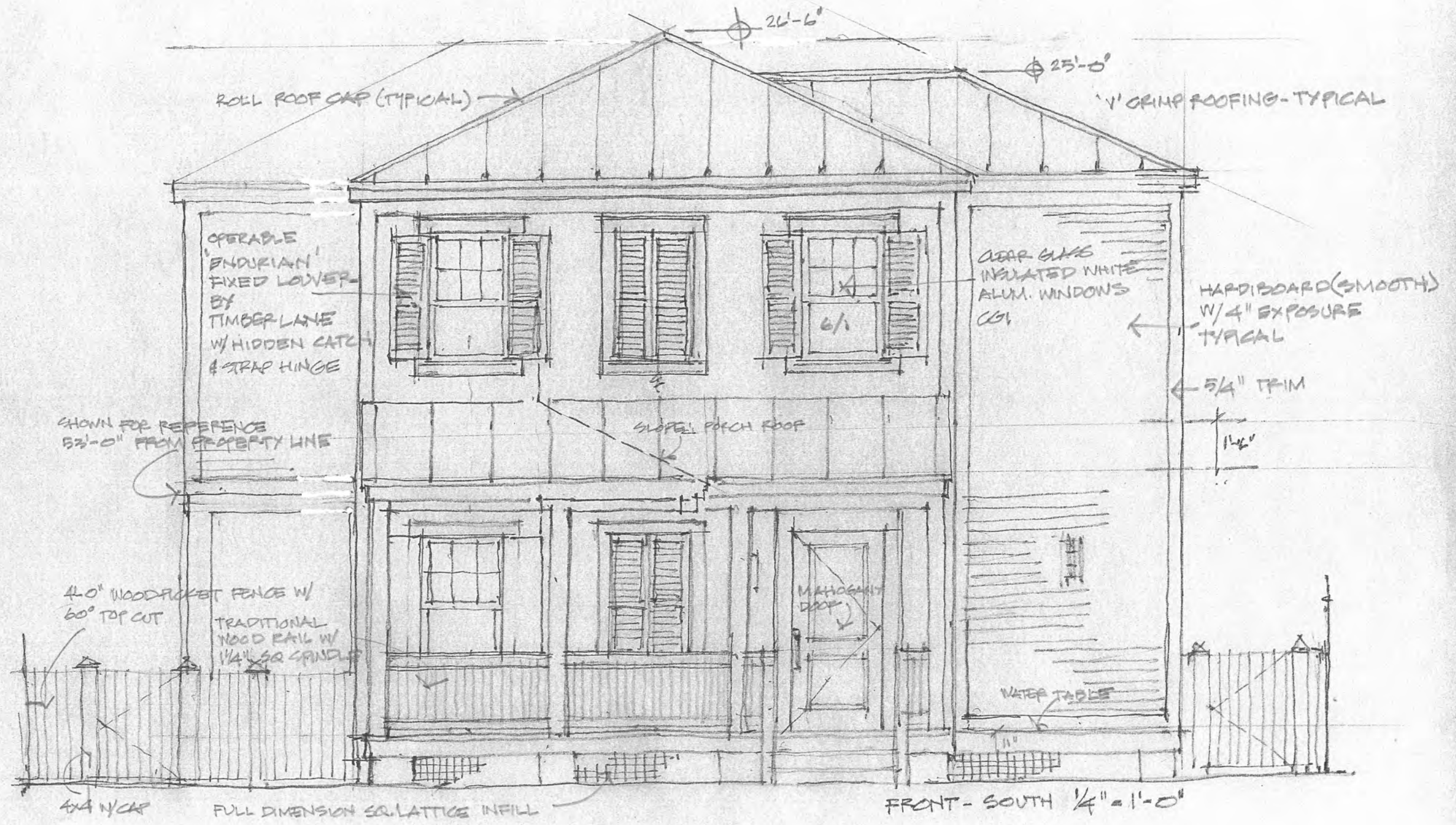
FRONT - EAST



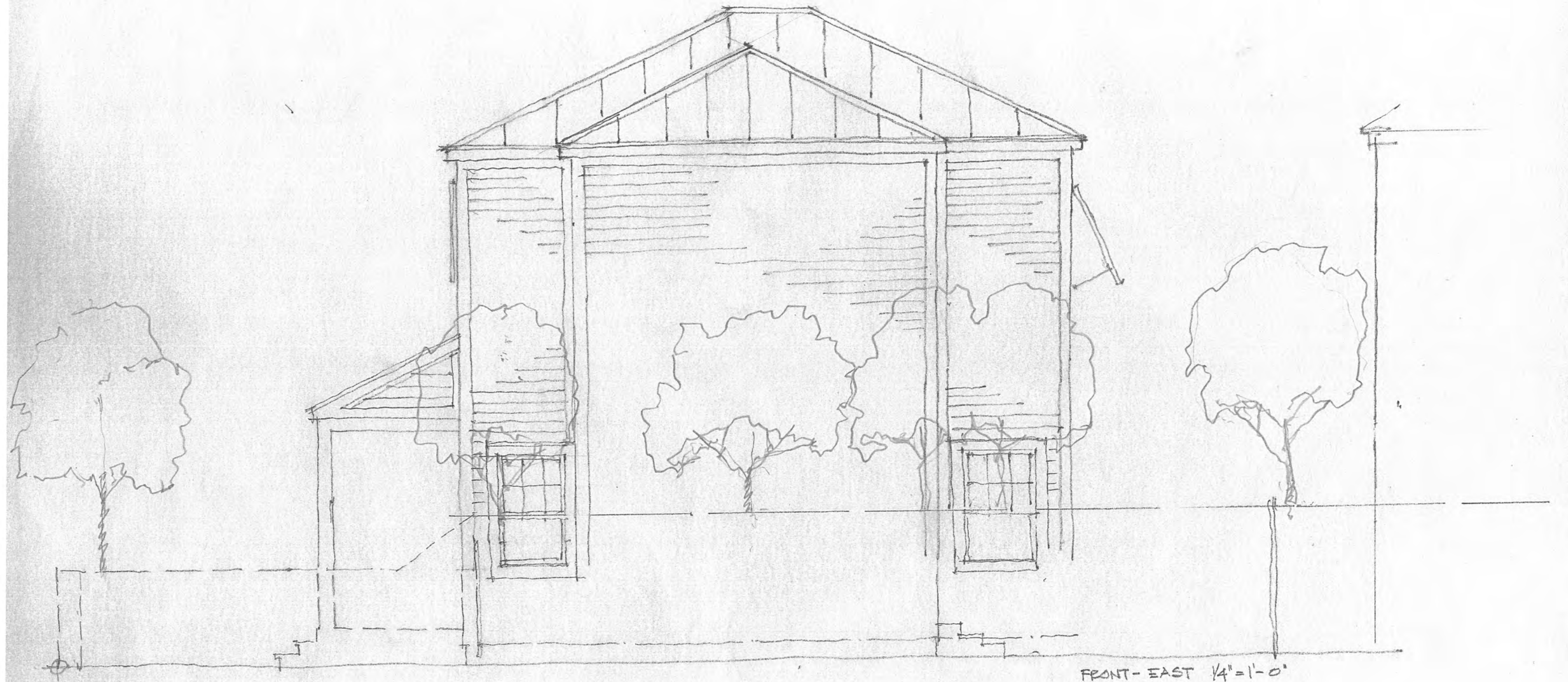
REAR - EAST

1315 OLIVIA ST



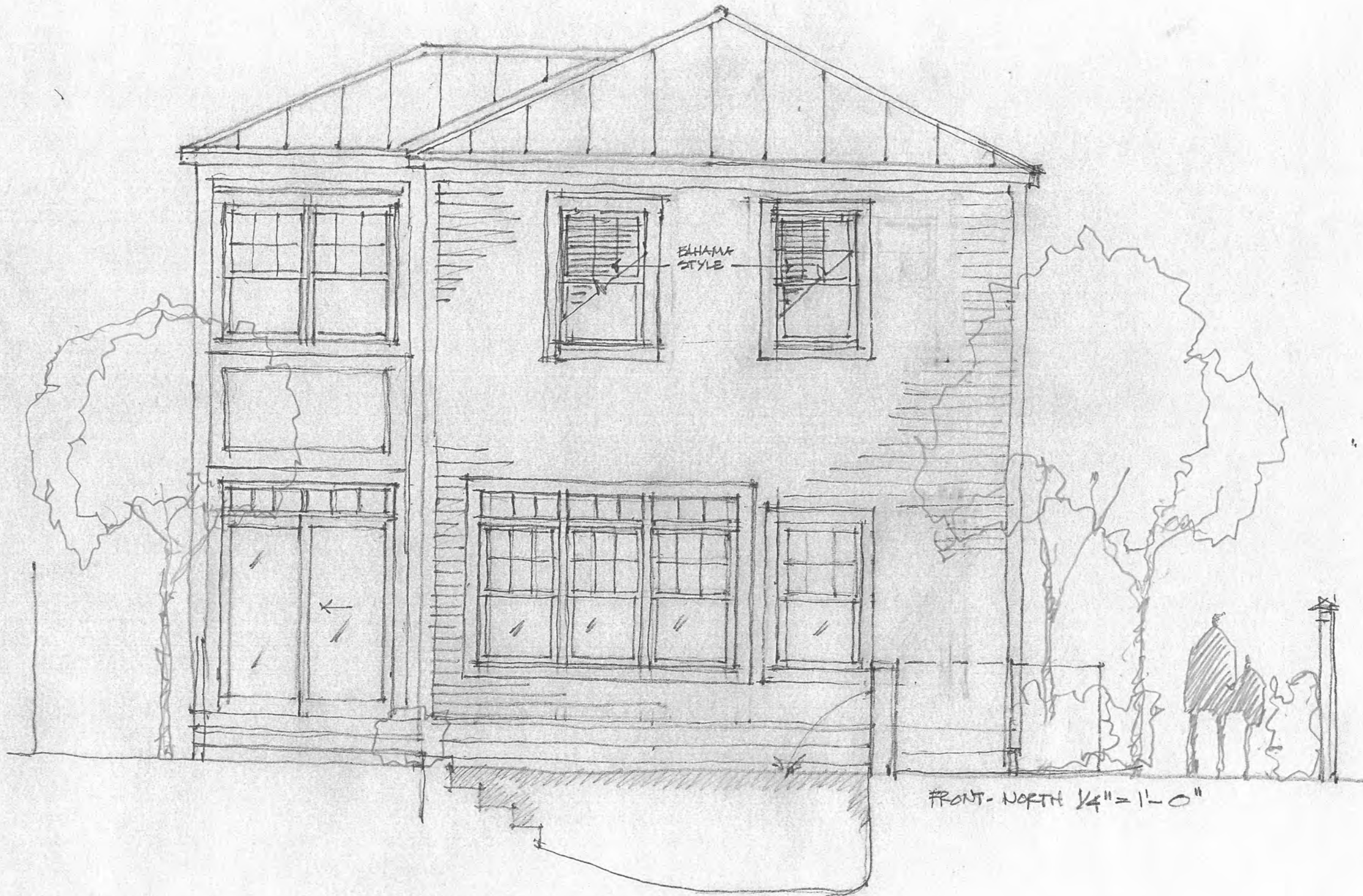






FRONT - EAST 1/4" = 1'-0"

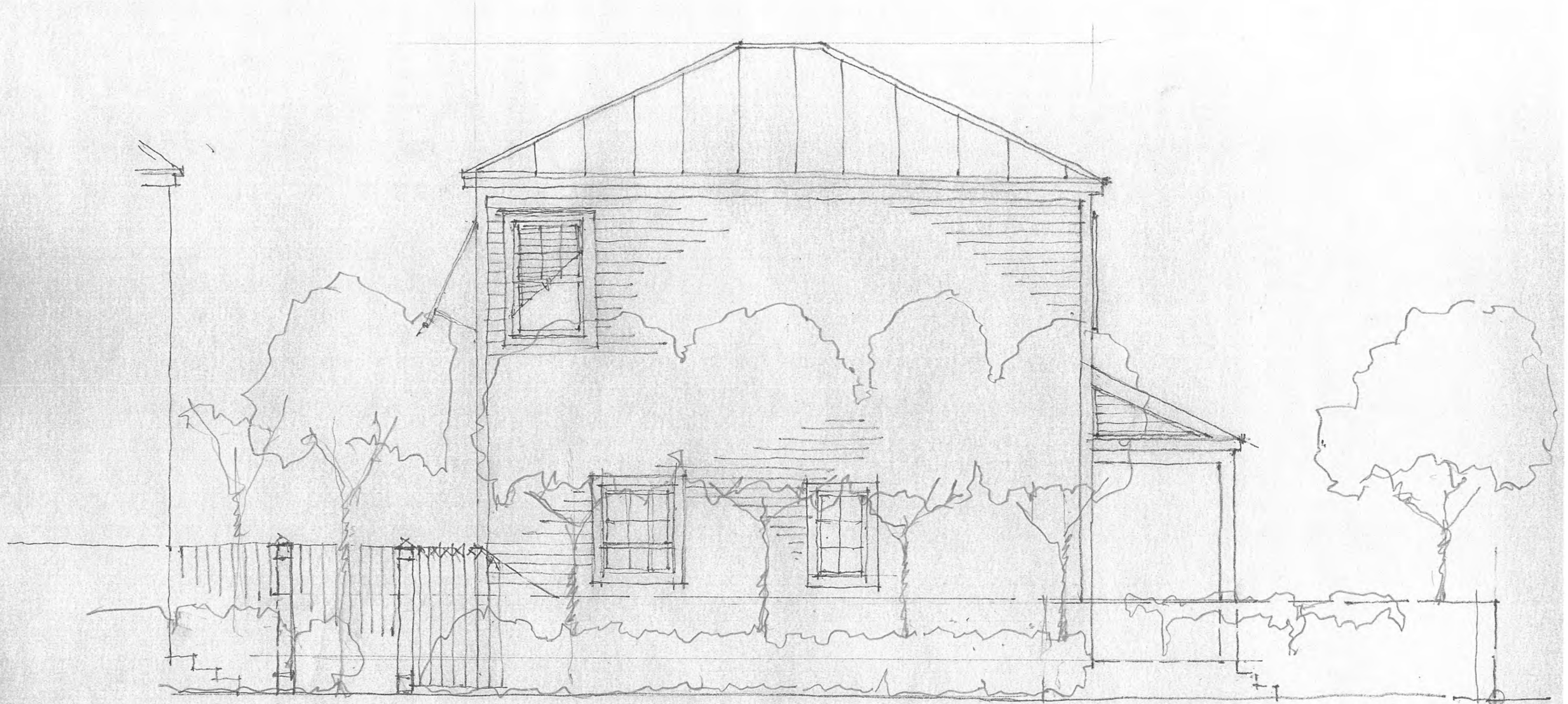




ELHAM  
STYLE

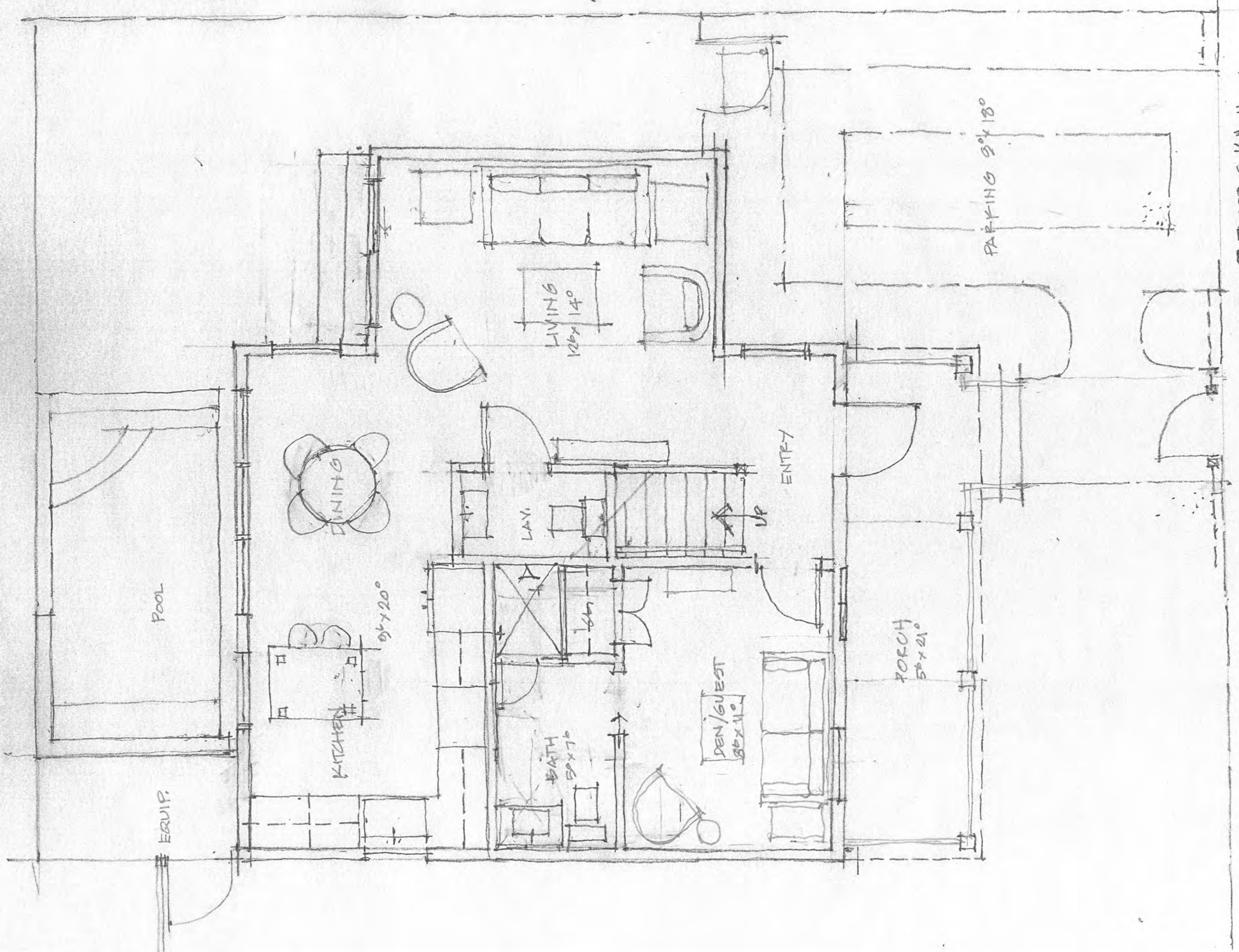
FRONT - NORTH 1/4" = 1'-0"





FRONT-WEST  $\frac{1}{4}'' = 1'-0''$





FRONT - 1ST FLOOR @ 41' - 11-0"

ERUIP

POOL

KITCHEN

9' x 20'

DINING

BATH

5' x 7'

LAV.

DEN/GUEST

8' x 11'

ENTRY

UP

PORCH

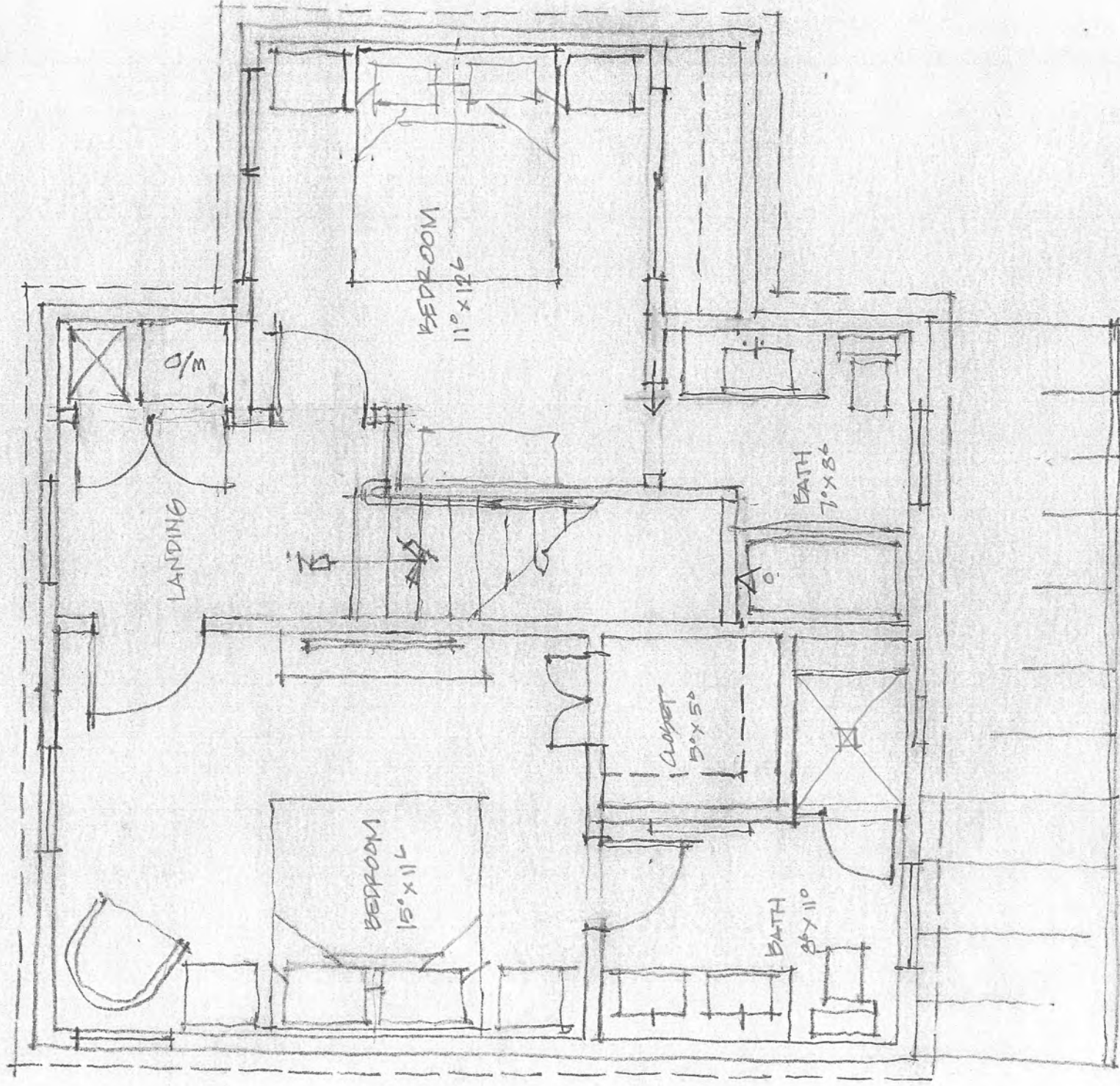
5' x 21'

PARKING 9' x 18'

LIVING

12' x 14'





FRONT - 2ND FL. @ 1/4" = 1'-0"



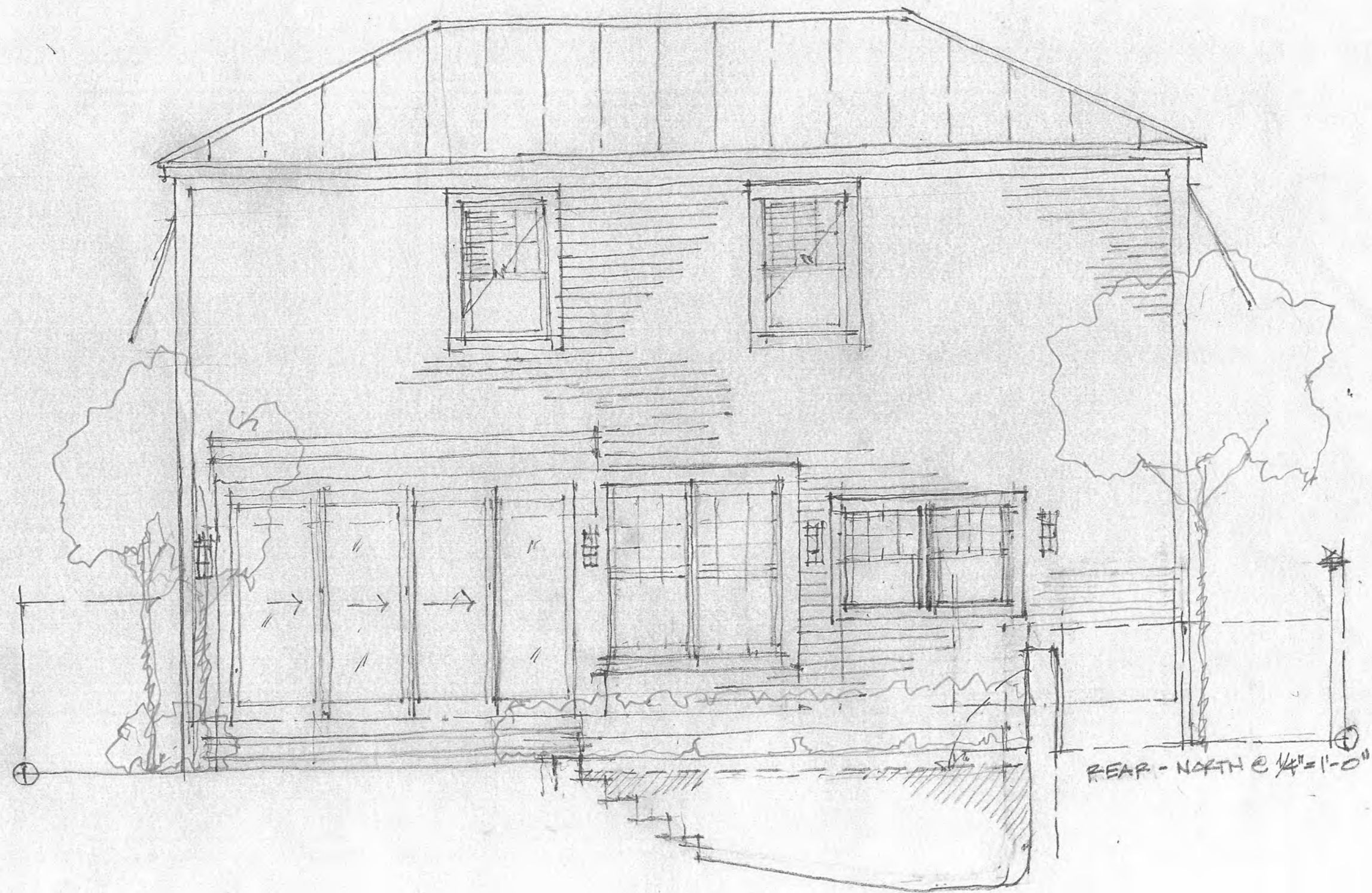






REAR - EAST @  $\frac{1}{4}'' = 1'-0''$





REAR - NORTH @  $\frac{1}{4}'' = 1'-0''$



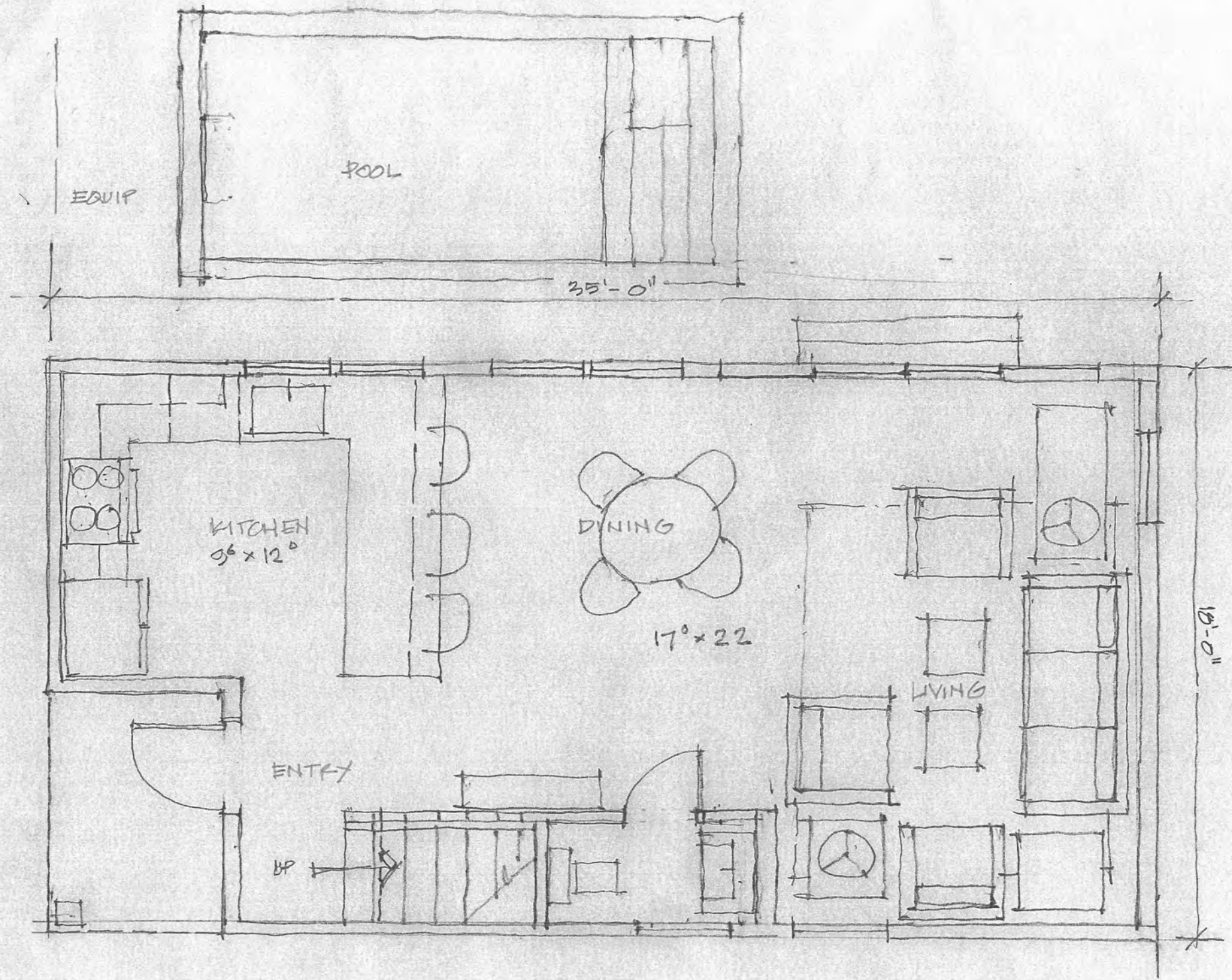


26'-0"

BAHAMA SHUTTER

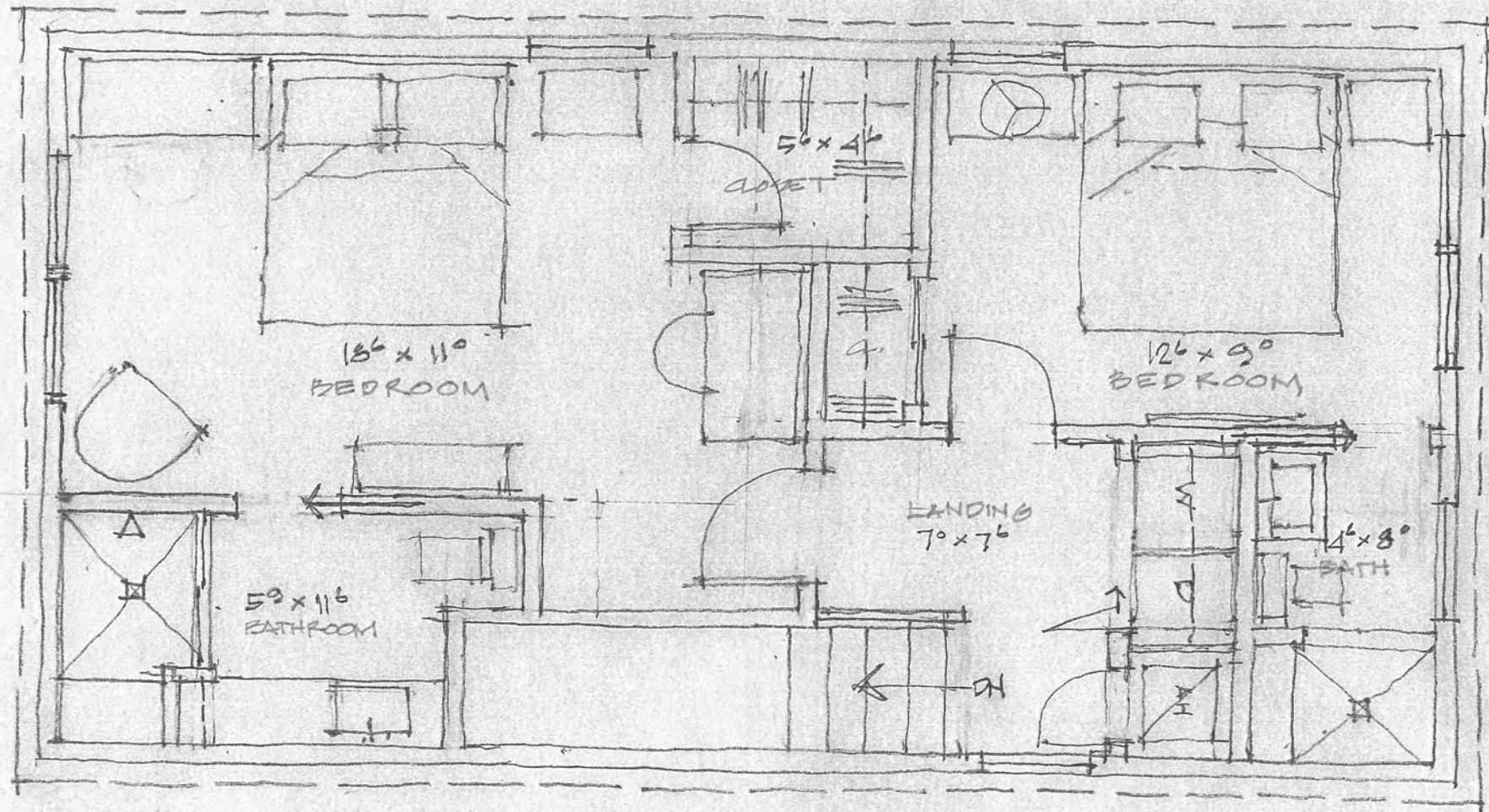
REAR-WEST @ 1/4" = 1'-0"





1ST FLOOR - REAR





2ND FLOOR - REAR