

FLOOR	FtF (ft)
Roof	
5	13'-2"
4	11'-6"
3	11'-6"
2	11'-6"
1	11'-8 3/4"
TOTAL	

FLOOR	FtF (ft)
Roof	
5	13'-2"
4	11'-6"
3	11'-6"
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1	11'-8 3/4"
TOTAL	

AMBASSADOR TOTAL

COVERAGE
BUILDING COVERAGE*
LOT COVERAGE

BLDG 1											
GSF Floor (sf)	GSF Enclosed(sf)	Residential (sf)	Amenity (sf)	Core (sf)	Exterior(sf)	Units	2BD	3BD	4BD	4BD+	PH
16,625	13,865	12,992	0	873	2,760	2	0	0	0	0	2
16,625	13,865	12,992	0	873	2,760	2	0	0	0	2	0
16,625	13,865	12,992	0	873	2,760	2	0	0	0	2	0
16,625	13,865	12,992	0	873	2,760	2	0	0	0	2	0
16,625	13,865	7,738	2,089	1,120	2,760	2	0	1	1	0	0
83,125	69,325	59,706	2,089	4,612	13,800	10	0	1	1	6	2

BLDG 2											
GSF Floor (sf)	GSF Enclosed(sf)	Residential (sf)	Amenity (sf)	Core (sf)	Exterior (sf)	Units	2BD	3BD	4BD	4BD+	PH
15,869	12,477	11,064	0	1,413	3,392	3	0	3	0	0	0
15,869	12,477	11,064	0	1,413	3,392	3	0	3	0	0	0
15,869	12,477	11,064	0	1,413	3,392	3	0	3	0	0	0
15,869	12,477	11,064	0	1,413	3,392	3	0	3	0	0	0
15,869	12,477	5,817	2,801	1,175	3,392	2	1	1	0	0	0
79,345	62,385	50,073	2,801	6,827	16,960	14	1	13	0	0	0

162,470	131,710	109,779	4,890	11,439	30,760	24	1	14	1	6	2
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Area	Percentage
32,494	24.66%
57,935	43.97%

*excluding canopies & parking

01

AREA TABLE: BUILDINGS 1 & 2

FLOOR	FtF (ft)
Roof	
5	13'-1"
4	11'-6"
3	11'-6"
2	11'-6"
1	11'-10"
EDGEWATER TOTAL	

COVERAGE
BUILDING COVERAGE*
LOT COVERAGE%

BLDG 3											
GSF Floor (sf)	GSF Enclosed(sf)	Residential (sf)	Amenity (sf)	Core (sf)	Exterior (sf)	Units	D	D	4BD +		PH
23,073	17,395	15,810		1,585	5,678	3	0	0	0	0	3
23,073	18,596	17,036		1,560	4,477	4	0	0	4	0	0
23,073	18,596	17,036		1,560	4,477	4	0	0	4	0	0
23,073	18,596	17,036		1,560	4,477	4	0	0	4	0	0
23,073	18,596	8,164	4,628	2,751	4,477	2	0	2	0	0	0
115,363	91,777	75,082	4,628	9,015	23,586	17	0	2	12	0	3

Area	Percentage
23,072	28.32%
25,125	30.84%

*excluding canopies & parking

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AREA TABLE: BUILDING 3

TOTAL

GSF Floor (sf)	GSF Enclosed(sf)	Residential (sf)	Amenity (sf)	Core (sf)	Terraces (sf)	Units	2BD	3BD	4BD	4BD+	PH
277,832.5	223,487	184,861	9,518	20,454	54,346	41	1	16	13	6	5

TOTAL COVERAGE
BUILDING COVERAGE*
LOT COVERAGE

Area	Percentage
55,566	26.06%
83,060	38.95%

*excluding canopies & parking

03

AREA SUMMARY

PARKING AMBASSADOR
PARKING EDGEWATER
PARKING TOTAL

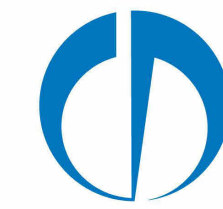
AREA (sf)	SPOTS	UNITS	SPOTS/UNIT
51,673	87	24	3.6
21,986	38	17	2.2
73,659	125	41	3.0

04

PARKING SUMMARY

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Revisions:
FINAL SUBMITTAL 03-10-2025

Project no: 22049
Date: 03/10/2025
Drawn by: Author
Project Architect: Checker

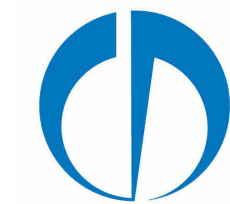
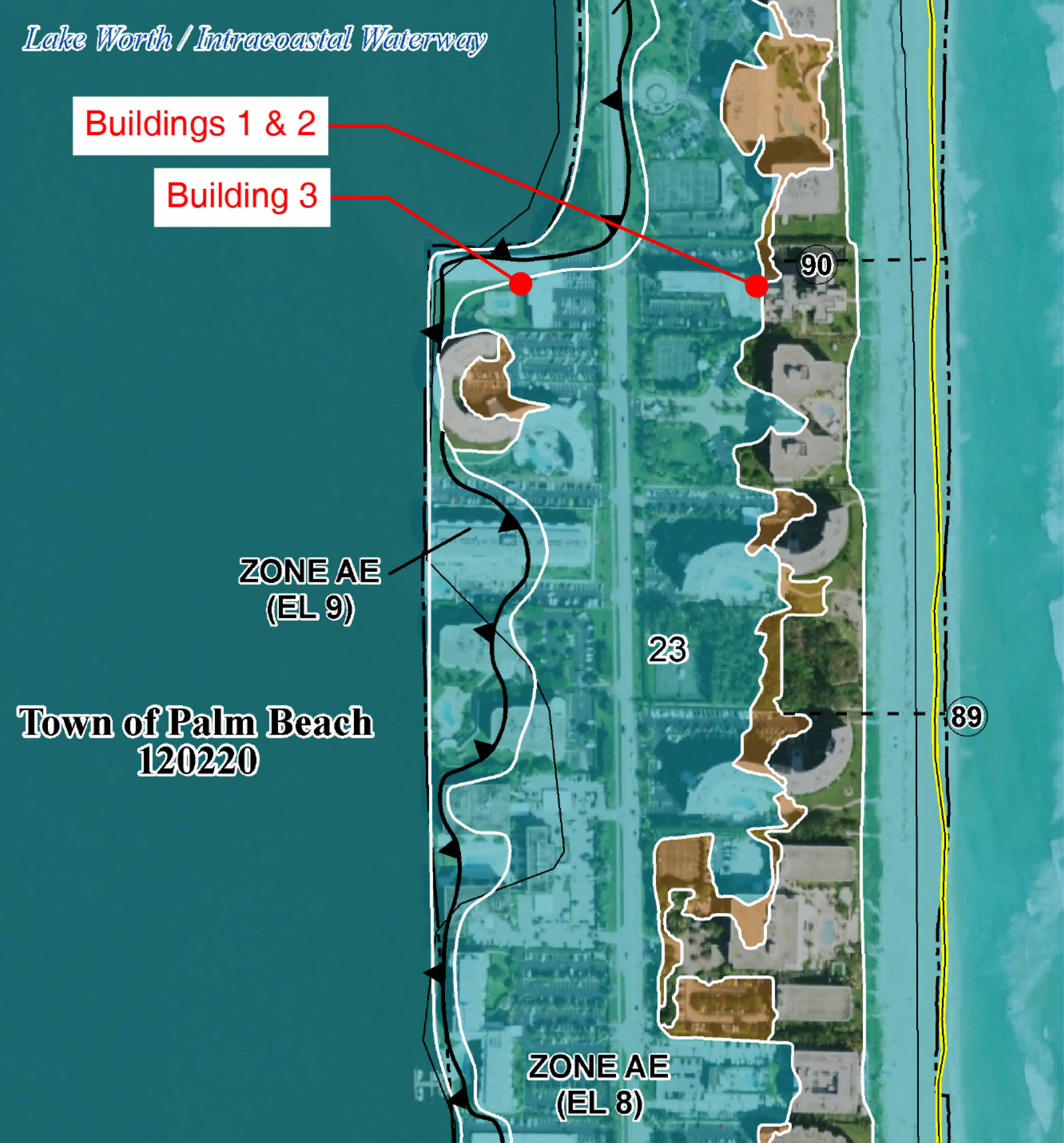
G-014
AREA SUMMARY

7/3/2025 18:13:30

01 FLOOD ZONE COMPLIANCE TABLE

Buildings 1&2 "Ambassador"		Building 3 "Edgewater"
Flood Zone Information		
Flood Map	Snip from here: https://map1.msc.fema.gov/firm?id=12099C0781G	
FEMA Flood Zone	AE	AE
Base Flood Elevation	EL 8ft	EL 9ft
FEMA Design Flood Elevation	EL 9ft	EL 10ft
Coastal Construction Control Line	Yes, construction to comply with Florida Building Code, 8th Edition, Section 3109	N/A (Landward of CCCL)
DEP 100-Year Elevation	EL 13.86ft	N/A (Landward of CCCL)
Lowest Floor Elevation	EL 17ft	EL 13ft
Floodproofing Certification		
Elevation Certification - ASCE24-14, Chapter 1, Section 110	In flood hazard areas, upon placement ofthe lowest floor, including basement, and prior to further vertical construction, the elevation certification shall be submitted to the authority having jurisdiction.	
Wet Floodproofing Certification	The areas below the DFE are certified to be wet floodproofed in accordance with FBC and ASCE24. All building materials including finishes below the design flood elevation shall be flood damage-resistant per ASCE24. The design provides for the automatic entry and exit of floodwaters for equalization of hydrostatic flood forces in accordance with ASCE24.	
Enclosures Below DFE - ASCE 24-14, Chapter 15, Section 2.7.1	Required wet floodproof coverage = 51,709 SF Area of Flood Vent coverage = 52,000 SF ## Flood Vents provided = 260	Required wet floodproof coverage = 21,972 SF Area of Flood Vent coverage = 22,000 SF ## Flood Vents provided = 110
Design Engineered Openings (Flood Vents) - ASCE24-14, Chapter 16, Section 2.7.2.2	- Each opening provides automatic entry and exit of floodwaters - Each opening is greater than 3in. In each direction	
Installation of Openings - ASCE24-14, Chapter 16, Section 2.7.3	- Flood vents are provided on north and south exterior walls (2 walls)	- Flood vents are provided on north, east, and south exterior walls (3 walls)
	- There are 2 or more vents per wall	
	- Bottom of vents are within 1ft of grade (EL 4.5ft)	- Bottom of vents are within 1ft of grade (EL 4.0ft)

02 FEMA FIRM PANEL 12099C0781G



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Project Architect: Checker

G-015
FLOOD ZONE



FLOOD ZONE