

*Part IV*

# ELEVATIONS & SECTIONS

*223 Sunset Avenue*

ARCHITECTURE AND DESIGN  
PROGETTO DI ARCHITETTURA

**THE PLAZA CENTER**  
51A ROYAL PALM WAY, PENTHOUSE 600A  
PALM BEACH, FLORIDA 33480  
T: 561 461 0108  
F: 561 461 0106  
L LIC. # AA26003943

ARTHOLEMENPARTNERS.COM

## CONSULTANTS

**PROMETHIAN BUILDERS**  
ADDRESS: 477 S ROSEMARY AVENUE  
WEST PALM BEACH, FL, 33401  
PHONE: (212) 655-9812  
E-MAIL:

**AE CONSULTING**  
ADDRESS: 300 LOCK RD.  
DEERFIELD BEACH, FL. 33442  
PHONE: (561) 391-9292  
E-MAIL:

ES ENGINEERING  
ADDRESS: N/A  
PHONE: (561) 866-5552  
E-MAIL: TRENT@ES-ENGINEERS.COM

**ENVIRONMENTAL DESIGN GROUP**  
ADDRESS: 139 N COUNTY RD # 20B,  
PALM BEACH, FL 33480  
PHONE: (561) 832-4600  
E-MAIL:  
AUSTIN@ENVIRONMENTALDESIGNGROUP.COM

**COCHMAN & ZISKA PLC**  
ADDRESS: 222 LAKEVIEW AVENUE, SUITE 1500,  
WEST PALM BEACH, FL, 33401  
PHONE: (561) 809-8860  
E-MAIL: MZISKA@FLORIDAWILLS.COM

**SIMMONS & WHITE**  
ADDRESS: 2581 METROCENTRE BLVD. SUITE 3,  
WEST PALM BEACH, FL, 33407  
PHONE: (561) 478-7848  
E-MAIL: [BRYAN@SIMMONSANDWHITE.COM](mailto:BRYAN@SIMMONSANDWHITE.COM)

**TYLE B FANT ARCHITECT # AR99255**  
**INTERIOR DESIGNER # ID6422**  
**FLA # 30425933 NCARB # 87929**

Revisions

[illegible]

Project no: 24.04.128  
Date: 12.04.23  
Drawn by: S. Simmons  
Project Manager: F. Rodriguez

**223 SUNSET AVE**

Project Address:  
23 Sunset Ave, Palm Beach, FL  
33480

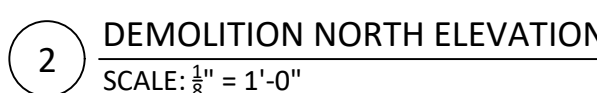
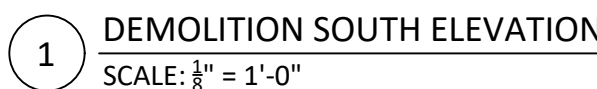
HEET NAME

DEMOLITION SOUTH &  
NORTH ELEVATION

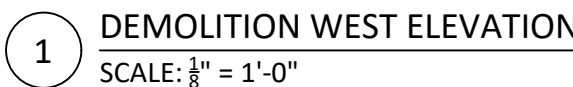
SHEET NUMBER

## D3.0

ARCOM



**ZON: 24-007**  
**ARC-23-162**



Project no: 24.04.128  
Date: 12.04.23  
Drawn by: S. Simmons  
Project Manager: F. Rodriguez

Project Address:  
223 Sunset Ave, Palm Beach, FL  
33480

SHEET NAME

DEMOLITION WEST  
ELEVATION

SHEET NUMBER

ARCOM



CONSULTANTS

**PROMETHAN BUILDERS**  
ADDRESS: 477 S ROSEMARY AVENUE,  
WEST PALM BEACH, FL 33401  
PHONE: (212) 655-9812  
E-MAIL:

**FAE CONSULTING**  
ADDRESS: 300 LOCK RD,  
DEERFIELD BEACH, FL 33442  
PHONE: (561) 391-5252  
E-MAIL:

**ES ENGINEERING**  
ADDRESS: N/A  
PHONE: (561) 895-5552  
E-MAIL: TRENT@ES-ENGINEERS.COM

**ENVIRONMENT DESIGN GROUP**  
ADDRESS: 139 N COUNTY RD # 20B,  
PALM BEACH, FL 33480  
PHONE: (561) 833-4600  
E-MAIL: DUSTIN@ENVIRONMENTALDESIGNGROUP.COM

**KOCHMAN & ZISKA PLC**  
ADDRESS: 222 LAKEVIEW AVENUE, SUITE 1500,  
WEST PALM BEACH, FL 33401  
PHONE: (561) 809-8960  
E-MAIL: MZISKA@FLORIDAWILLS.COM

**SIMMONS & WHITE**  
ADDRESS: 5351 METROCENTRE BLVD, SUITE 3,  
WEST PALM BEACH, FL 33407  
PHONE: (561) 470-7948  
E-MAIL: BRYAN@SIMMONSANDWHITE.COM

**KYLE B FAIT** ARCHITECT # AR09255  
INTERIOR DESIGNER # 054622  
AIA # 30425933 NCARB # 87529

Revisions:

CONCEPT DESIGN: THESE DRAWINGS ARE THE INSTRUMENT OF SERVICE TO THE PROJECT. THEY ARE THE PROPERTY OF BARTHOLEMEW + PARTNERS. ALL RIGHTS RESERVED. ANY REPRODUCTION OR TRANSMISSION OF THESE DRAWINGS WITHOUT THE WRITTEN PERMISSION OF BARTHOLEMEW + PARTNERS IS PROHIBITED. THE CLIENT AGREES TO INDEMNIFY AND HOLD BARTHOLEMEW + PARTNERS HARMLESS FROM AND AGAINST ALL CLAIMS, DAMAGES, LOSSES AND EXPENSES, INCLUDING REASONABLE ATTORNEY'S FEES, ARISING OUT OF OR FROM THE USE OF THESE DRAWINGS BY THE CLIENT OR ANY THIRD PARTY, WHETHER OR NOT SUCH CLAIMS, DAMAGES, LOSSES AND EXPENSES ARE CAUSED IN WHOLE OR IN PART BY THE NEGLIGENCE OF BARTHOLEMEW + PARTNERS.

Project no: 24.04.128  
Date: 12.04.23  
Drawn by: S. Simmons  
Project Manager: F. Rodriguez

223 SUNSET AVE

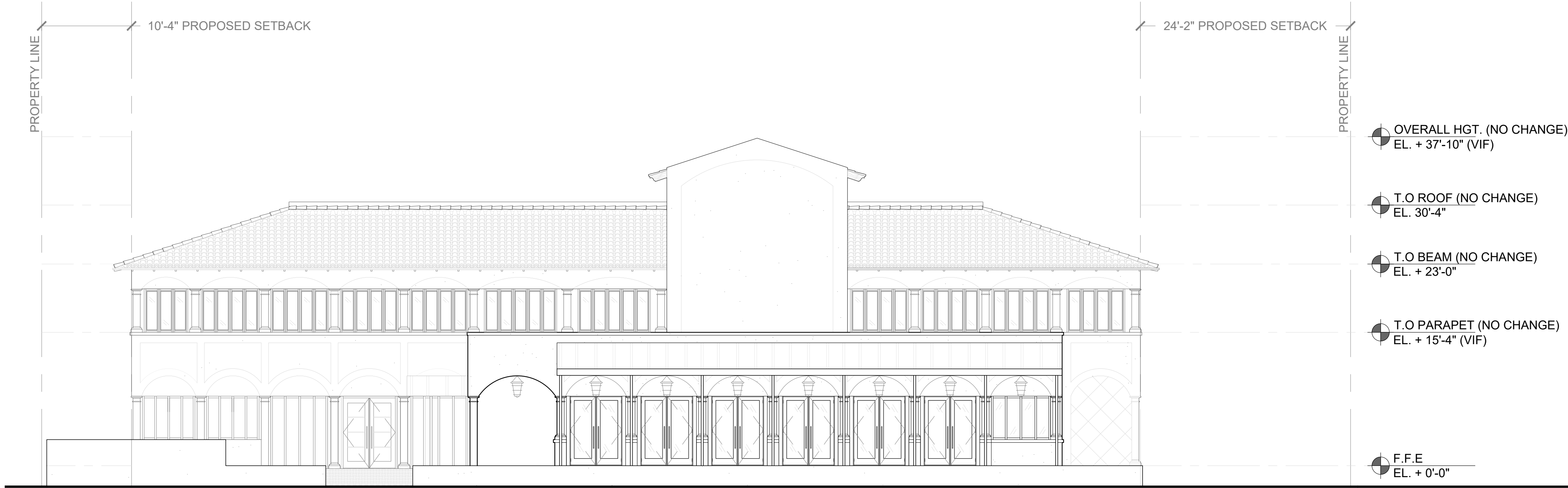
Project Address:  
223 Sunset Ave, Palm Beach, FL  
33480

SHEET NAME

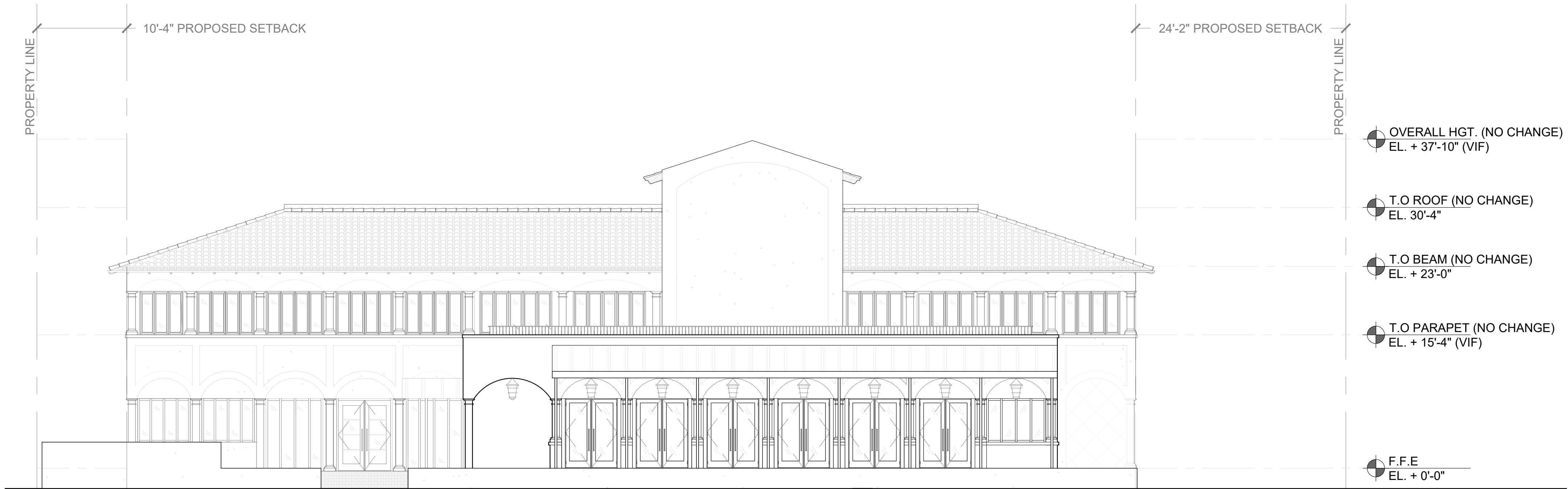
EXISTING AND PROPOSED  
SOUTH ELEVATION

SHEET NUMBER

A3.0



1 EXISTING SOUTH ELEVATION  
SCALE:  $\frac{1}{8}" = 1'-0"$



2 PROPOSED SOUTH ELEVATION  
SCALE:  $\frac{1}{8}" = 1'-0"$

ZON: 24-007  
ARC-23-162



ARCHITECTURE AND DESIGN  
PROGETTO DI ARCHITETTURA

THE PLAZA CENTER  
61A ROYAL PALM WAY, PENTHOUSE 600A  
PALM BEACH, FLORIDA 33480  
561 461 0108  
561 461 0106  
LIC. # AA26003943

ARTHOLEMEWPARTNERS.COM

CONSULTANTS

**ROMETHIAN BUILDERS**  
ADDRESS: 477 S. ROSEMARY AVENUE, WEST  
PALM BEACH, FL, 33410  
PHONE: (212) 655-9812  
MAIL:

FORMICA AND ASSOCIATES  
ADDRESS: 980 N FEDERAL HWY, BOCA  
ATON, FL 33432  
PHONE: (561) 368-3611  
MAIL:  
JEVE.HENDERSON@FORMICAENGINEERING.  
COM

ADDRESS: N/A  
PHONE: (561) 866-5552

ENVIRONMENTAL DESIGN GROUP  
ADDRESS: 139 N. COUNTY ROAD, #20B, PALM  
BEACH, FL, 33480  
PHONE: (561) 832-4600  
EMAIL:  
JUSTIN@ENVIRONMENTALDESIGNGROUP.COM

ADDRESS: 222 LAKEVIEW AVENUE, SUITE  
600, WEST PALM BEACH, FL, 33401  
PHONE: (561) 809-8960  
MAIL: MZISKA@FLORIDAWILLS.COM

ADDRESS: 2581 METROCENTRE BLVD STE 3,  
EAST PALM BEACH, FL 33407  
PHONE: (561) 478-7848  
MAIL: BRYAN@SIMMONSANDWHITE.COM



1 EXISTING SOUTH ELEVATION  
SCALE:  $\frac{1}{8}" = 1'-0"$



2 PROPOSED SOUTH ELEVATION  
SCALE:  $\frac{1}{8}" = 1'-0"$

FILE # FANT ARCHITECT # AR99255  
TERIOR DESIGNER # ID6422  
A # 30425933 NCARB # 87929

#### Divisions:

THESE TERMS ARE NOT PRODUCTS OF DESIGN. ALL IDEAS, DESIGN CONCEPTS, MANAGEMENTS AND PLANS INDICATED OR REPRESENTED BY THESE DRAWINGS OWNED BY AND THE PROPERTY OF BARTHOLOMEW + PARTNERS, AND WRITERS THEREOF, DEVELOPED AND DEVELOPED FOR USE ON AND IN CONNECTION WITH THE PROJECT OF SUCH MANAGEMENTS OR PLANS AND SHALL BE USED OR DISCLOSED TO ANY PERSON, FIRM OR CORPORATION WITHOUT THE WRITTEN PERMISSION OF BARTHOLOMEW + PARTNERS.

INSTRUCTION ADMINISTRATION, AS THE TERM IS GENERALLY UNDERSTOOD, AND THAT BARTHOLOMEW + PARTNERS IS NOT CONTRACTED TO PROVIDE ARCHITECTURAL SERVICES DURING CONSTRUCTION, INCLUDING ON-SITE MONITORING, SITE VISITS, SHOP DRAWING REVIEW, AND CONSTRUCTION ADMINISTRATION, SHALL BE PROVIDED BY AN INDEPENDENT HAZARDOUS BARTHOLOMEW + PARTNERS FROM ANY LIABILITY ARISING FROM OR OMISSIONS IN THE PERFORMANCE OF SAID SERVICES DURING CONSTRUCTION TO THE CLIENT, AND THEIR AGENTS, EMPLOYEES, OR SUBCONTRACTORS.

Project no: 24.04.128  
Date: 12.04.23  
Drawn by: S. Simmons  
Project Manager: F. Rodriguez

23 SUNSET AVE

Project Address:  
23 Sunset Ave, Palm Beach, FL  
33480

SHEET NAME

### EXISTING AND PROPOSED SOUTH ELEVATION

SHEET NUMBER

## A3.0.1

ARCOM

**ZON: 24-007**  
**ARC-23-162**





1 EXISTING SOUTH ELEVATION - WITH EXISTING LANDSCAPE  
SCALE:  $\frac{1}{8}" = 1'-0"$



2 PROPOSED SOUTH ELEVATION - WITH PROPOSED LANDSCAPE  
SCALE:  $\frac{1}{8}" = 1'-0"$

ZON: 24-007  
ARC-23-162

## Bartholemew + Partners

ARCHITECTURE AND DESIGN  
PROGETTO DI ARCHITETTURA

THE PLAZA CENTER  
2514 ROYAL PALM WAY, PENTHOUSE 600A  
PALM BEACH, FLORIDA 33480  
T: 561 461 0106  
F: 561 461 0106  
FL LIC. # AA20003943

BARTHOLEMEEPARTNERS.COM

### CONSULTANTS

PROMETHIAN BUILDERS  
ADDRESS: 477 S. ROSEMARY AVENUE, WEST  
PALM BEACH, FL 33410  
PHONE: (212) 655-9812  
EMAIL:

FORMICA AND ASSOCIATES  
ADDRESS: 980 N FEDERAL HWY, BOCA  
RATON, FL 33432  
PHONE: (561) 368-3611  
EMAIL:  
STEVE.HENDERSON@FORMICAENGINEERING.COM

ES ENGINEERING  
ADDRESS: N/A  
PHONE: (561) 866-5552

ENVIRONMENT DESIGN GROUP  
ADDRESS: 135 N. COUNTY ROAD, #208, PALM  
BEACH, FL 33480  
PHONE: (561) 832-4600  
EMAIL:  
DUSTING@ENVIRONMENTALDESIGNGROUP.COM

KOCHMAN AND ZISKA  
ADDRESS: 222 LAKEVIEW AVENUE, SUITE  
1500, WEST PALM BEACH, FL 33401  
PHONE: (561) 859-8960  
EMAIL: NKZSKA@FLORIDAWILLS.COM

SIMMONS AND WHITE  
ADDRESS: 2581 METROCENTRE BLVD STE 3,  
WEST PALM BEACH, FL 33407  
PHONE: (561) 476-7868  
EMAIL: BRYAN@SIMMONSANDWHITE.COM

KYLE B FAIT ARCHITECT # AR99255  
INTERIOR DESIGNER # 054622  
AIA # 30425933 NCARB # 87509

### Revisions:

CONCEPT DESIGN: THESE DRAWINGS ARE THE INSTRUMENT OF SERVICE TO THE PROJECT. THEY ARE THE PROPERTY OF BARTHOLEMEW + PARTNERS. ALL OTHERS, INCLUDING ANY AND ALL REVISIONS, ARE THE PROPERTY OF BARTHOLEMEW + PARTNERS. ANY AND ALL REVISIONS, INCLUDING ANY AND ALL REVISIONS, ARE THE PROPERTY OF BARTHOLEMEW + PARTNERS. ANY AND ALL REVISIONS, INCLUDING ANY AND ALL REVISIONS, ARE THE PROPERTY OF BARTHOLEMEW + PARTNERS.

CONSTRUCTION ADMINISTRATION: AS THE TERMS GENERALLY UNDERSTOOD, AND THAT A PROFESSIONAL ARCHITECT IS NOT RESPONSIBLE FOR THE CONSTRUCTION OF THE PROJECT. ANY AND ALL REVISIONS, INCLUDING ANY AND ALL REVISIONS, ARE THE PROPERTY OF BARTHOLEMEW + PARTNERS. ANY AND ALL REVISIONS, INCLUDING ANY AND ALL REVISIONS, ARE THE PROPERTY OF BARTHOLEMEW + PARTNERS.

Project no: 24.04.128  
Date: 11.02.23  
Drawn by: S. Simmons  
Project Manager: F. Rodriguez

### 223 SUNSET AVE

Project Address:  
223 Sunset Ave, Palm Beach, FL  
33480

### SHEET NAME

PROPOSED COLORED  
SOUTH ELEVATION - WITH  
LANDSCAPING

### SHEET NUMBER

A3.0.2

ARCOM



ARCHITECTURE AND DESIGN  
PROGETTO DI ARCHITETTURA

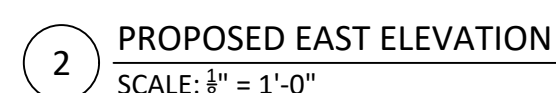
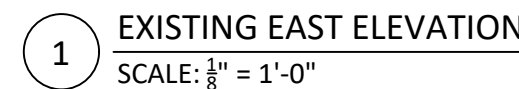
BARTHOLEMEWPARTNERS.COM

**PROMETHIAN BUILDERS**  
ADDRESS: 477 S ROSEMARY AVENUE,  
WEST PALM BEACH, FL, 33401  
PHONE: (212) 655-9812  
E-MAIL:

**ES ENGINEERING**  
ADDRESS: N/A  
PHONE: (561) 866-5552  
E-MAIL: TRENT@ES-ENGINEERS.COM

**KOCHMAN & ZISKA PLC**  
ADDRESS: 222 LAKEVIEW AVENUE, SUITE 1500,  
WEST PALM BEACH, FL. 33401  
PHONE: (561) 809-8960  
E-MAIL: MZISKA@FLORIDAWILLS.COM

10. *Journal of the American Medical Association*, 273:1221-1226, 1995



Revisions:

SHEET NUMBER

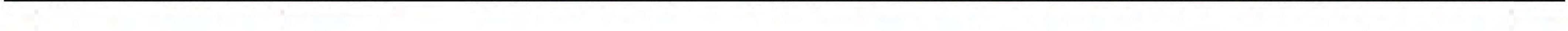
ARCOM

**ZON: 24-007**  
**ARC-23-162**









ARCHITECTURE AND DESIGN  
PROGETTO DI ARCHITETTURA

---

**ES ENGINEERING**  
ADDRESS: N/A  
PHONE: (561) 866-5552

SIMMONS AND WHITE  
ADDRESS: 2581 METROCENTRE BLVD STE 3,  
WEST PALM BEACH, FL 33407  
PHONE: (561) 478-7848  
EMAIL: BRYAN@SIMMONSANDWHITE.COM

---

---

\_\_\_\_\_

CONSTRUCTION ADMINISTRATION, AS THE TERM IS GENERALLY UNDERSTOOD, AND THAT IF BARTHOLOMEW + PARTNERS IS NOT CONTRACTED TO PROVIDE ARCHITECTURAL SERVICES DURING CONSTRUCTION, INCLUDING ON-SITE MONITORING, SITE VISITS, SHOP DRAWING REVIEW, DESIGN CLARIFICATION, ETC., THE CLIENT AGREES TO INDEMNIFY AND HOLD HARMLESS BARTHOLOMEW + PARTNERS FROM ANY LIABILITY ARISING FROM ACTS OR OMISSIONS IN THE PERFORMANCE OF SAID SERVICES DURING CONSTRUCTION BY THE CLIENT, AND THEIR AGENTS, EMPLOYEES, OR SUBCONTRACTORS.

---

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

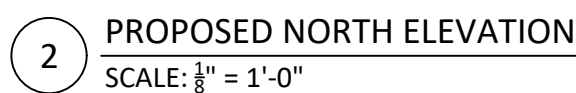
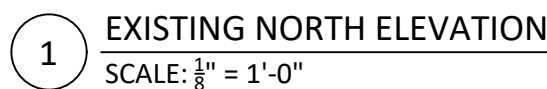
\_\_\_\_\_

\_\_\_\_\_

---

ARCOM





**KYLE B FANT** ARCHITECT # AR99255  
INTERIOR DESIGNER # ID6422  
AIA # 30425933 NCARB # 87929

Revisions:

COPYRIGHT 2021. THESE DRAWINGS ARE THE INSTRUMENT OF SERVICE TO THE PROJECT. THEY ARE NOT PRODUCTS OF DESIGN, ALL IDEAS, DESIGN, ARRANGEMENTS AND PLANS INDICATED OR REPRESENTED BY THESE DRAWINGS ARE OWNED BY AND THE PROPERTY OF BARTHOLOMEW + PARTNERS, AND IDEAS, DESIGN, ARRANGEMENTS AND PLANS NOT INDICATED OR REPRESENTED BY THESE DRAWINGS ARE THE PROPERTY OF BARTHOLOMEW + PARTNERS. NONE OF SUCH IDEAS, DESIGN, ARRANGEMENTS OR PLANS SHALL BE USED OR DISCLOSED TO ANY PERSON, FIRM OR CORPORATION WITHOUT THE WRITTEN PERMISSION OF BARTHOLOMEW + PARTNERS.

CONSTRUCTION ADMINISTRATION, AS THE TERM IS GENERALLY UNDERSTOOD, AND THAT BARTHOLOMEW + PARTNERS IS NOT CONTRACTED TO PROVIDE ARCHITECTURAL, ENGINEERING, OR OTHER CONSULTING SERVICES, INCLUDING BUT NOT LIMITED TO, DRAWING REVIEW, DESIGN CLARIFICATION, ETC., THE CLIENT AGREES TO INDEMNIFY AND HOLD HARMLESS BARTHOLOMEW + PARTNERS FROM ANY LIABILITY ARISING FROM THE PERFORMANCE OF CONSTRUCTION ADMINISTRATION SERVICES BY THE CLIENT, AND THEIR AGENTS, EMPLOYEES, OR SUBCONTRACTORS.

Project no: 24.04.128  
Date: 12.04.23  
Drawn by: S. Simmons  
Project Manager: F. Rodriguez

223 SUNSET AVE

Project Address:  
223 Sunset Ave, Palm Beach, FL  
33480

SHEET NAME

EXISTING AND PROPOSED  
NORTH ELEVATION

SHEET NUMBER

## A3.2

ARCOM