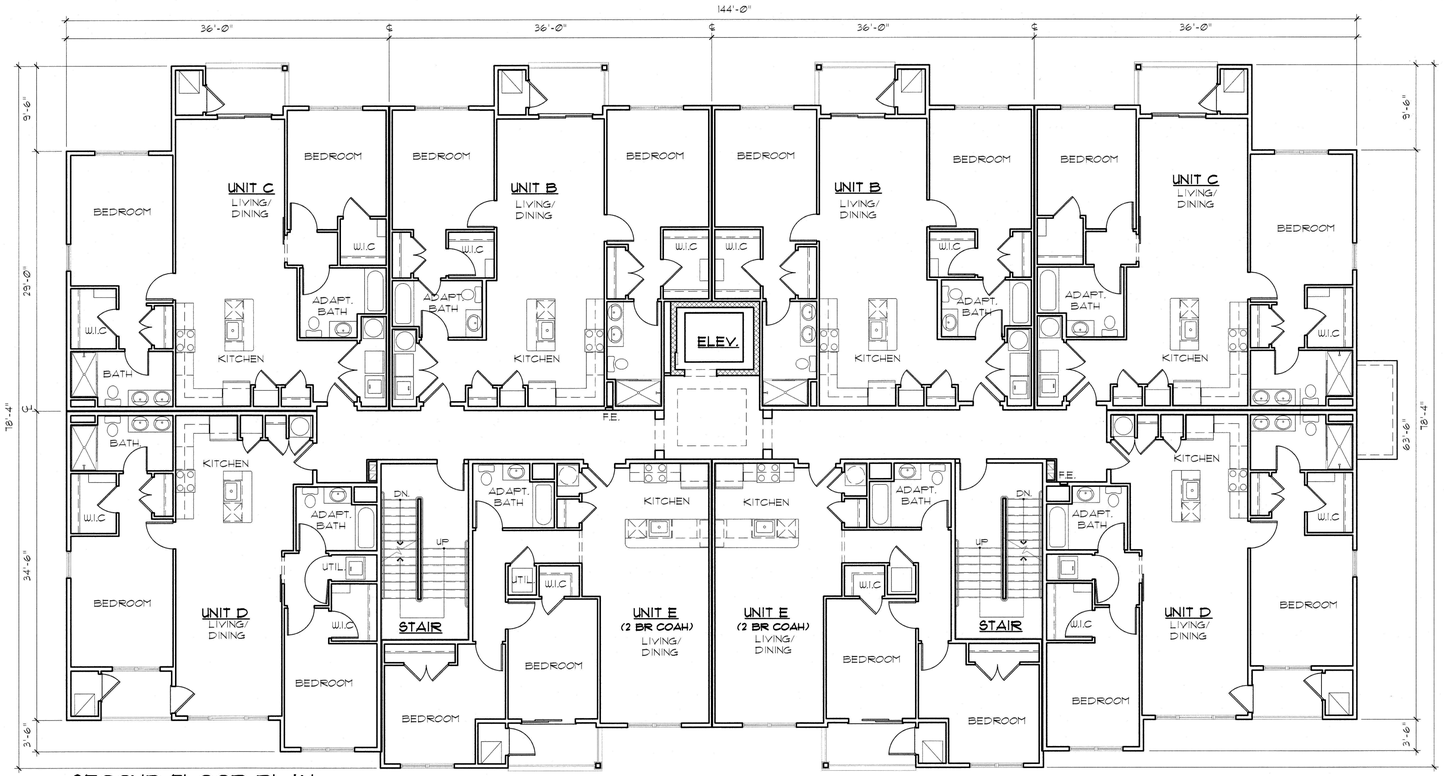
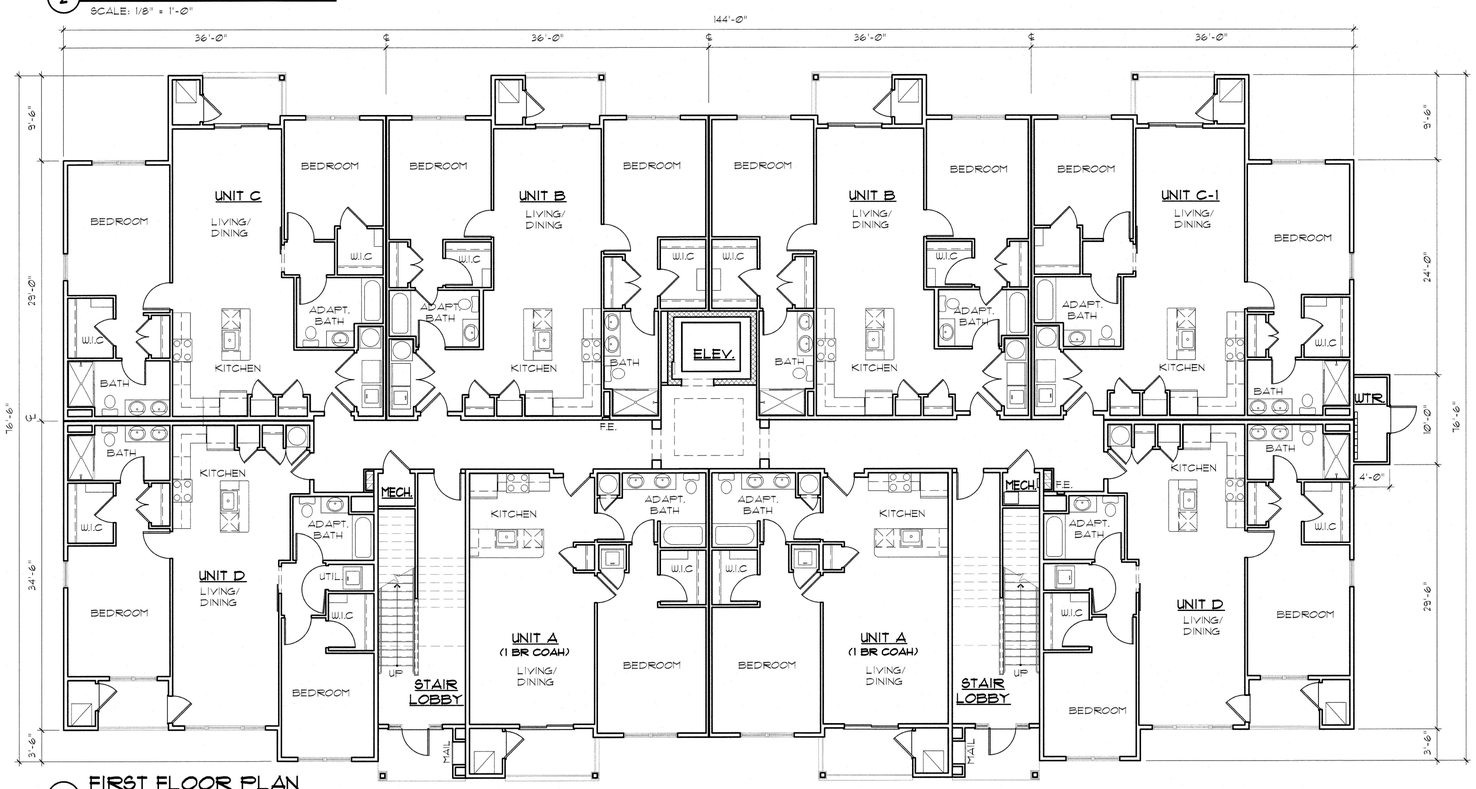


2 SECOND FLOOR PLAN

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



1 FIRST FLOOR PLAN

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

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BUILDING SQUARE FOOTAGES:

24- ELEVATOR BLDG	AREA
FIRST FLOOR	9,891 s.f.
SECOND FLOOR	9,382 s.f.
THIRD FLOOR	9,382 s.f.
TOTAL BLDG. AREA	29,655 s.f.

UNIT SQUARE FOOTAGES:

UNIT	TYPE	AREA	PATIO/ BALC.	NO. OF UNITS	TOTAL (2 BLDGS)
A	1B COAH	817 s.f.	64 s.f.	2	4
B	2B MRKT.	1,164 s.f.	58 s.f.	6	12
C	2B MRKT.	1,112 s.f.	53 s.f.	6	12
D	2B MRKT.	1,144 s.f.	41 s.f.	6	12
E	2B COAH	954 s.f.	64 s.f.	4	8
TOTAL NO. OF UNITS				24	48

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Tel 732.946.7777
Fax 732.946.7474
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24-UNIT MULTIFAMILY ELEVATOR BLDG.
FOR
OTR EAST WINDSOR INVESTORS, LLC
EAST WINDSOR, NEW JERSEY

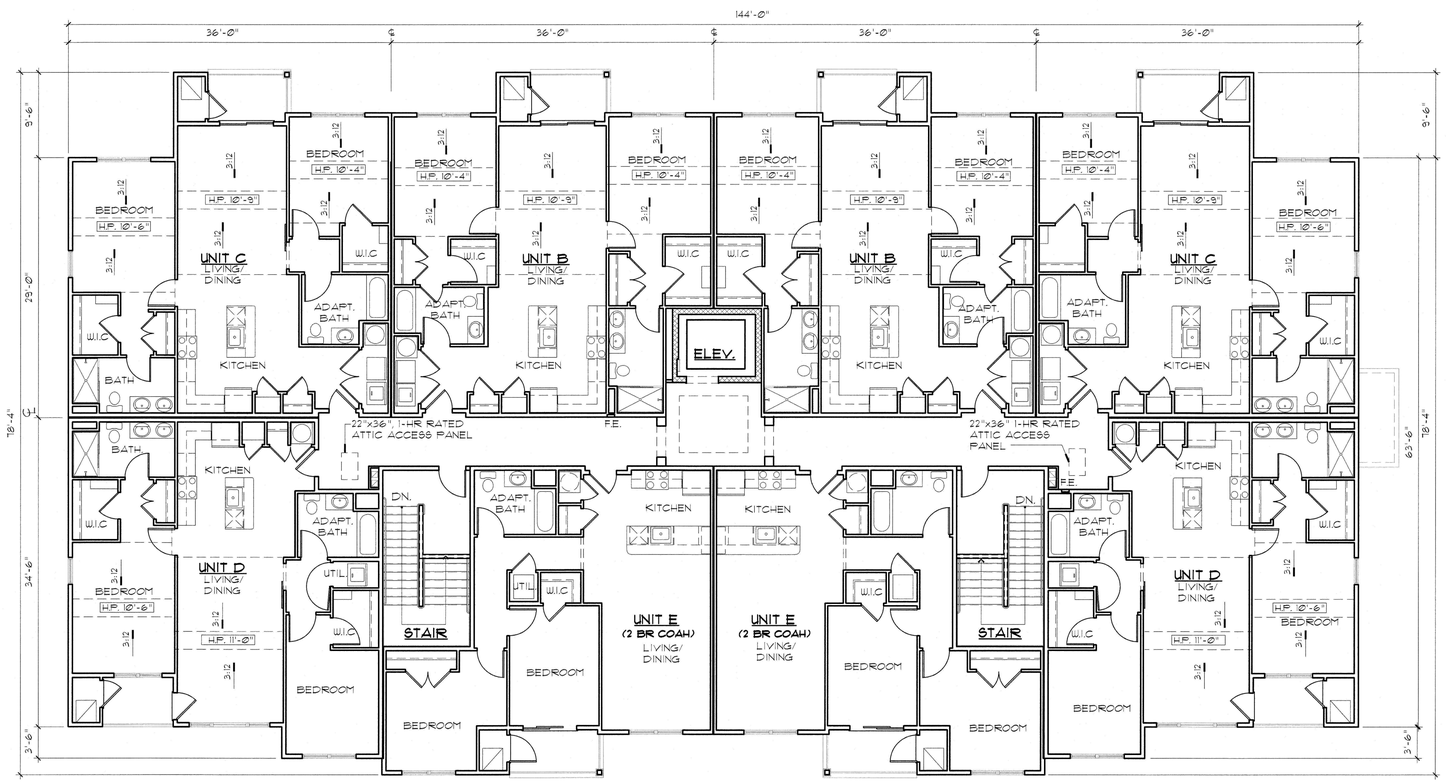
GREGG S. SONNENFELD, AIA
NJ AI1087

ANDREW F. TROCCHIA JR., AIA
NJ AI10887

NO.	DATE	DESCRIPTION
REVISIONS		

TITLE:
24-UNIT ELEVATOR BLDG: FLOOR PLANS

COMM. NO.:	1244.1824
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH
CHECKED BY:	STT
SHEET:	A-1.0



1 THIRD FLOOR PLAN

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

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FOR
OTR EAST WINDSOR
INVESTORS, LLC
EAST WINDSOR, NEW JERSEY

GREGG S. TROCCHIA, AIA
NJ AI10817

ANDREW F. TROCCHIA JR., AIA
NJ AI10887

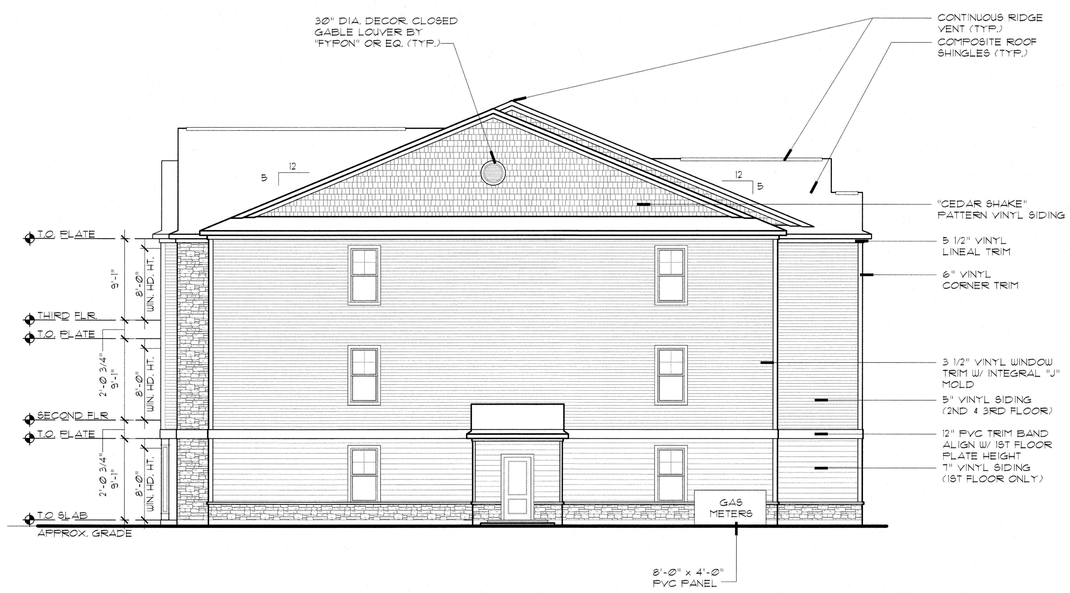
NO.	DATE	DESCRIPTION
REVISIONS		

TITLE:
24-UNIT ELEVATOR BLDG:
FLOOR PLANS

COMM. NO.:	1244.1824
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH
CHECKED BY:	STT
SHEET:	A-1.1

1 FRONT ELEVATION

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



2 RIGHT SIDE ELEVATION

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

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Tel 732.946.7777
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FOR
OTR EAST WINDSOR INVESTORS, LLC
EAST WINDSOR, NEW JERSEY

GREGG S. SONNENFELD, AIA
NJ A/10817

ANDREW F. TROCCHIA JR., AIA
NJ A/10887

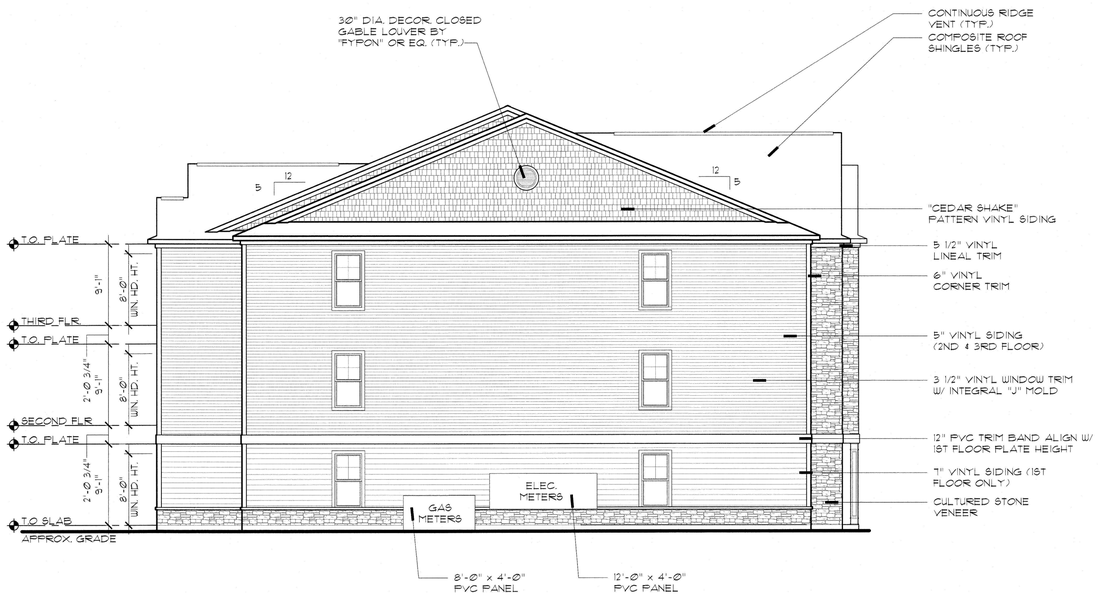
NO.	DATE	DESCRIPTION
REVISIONS		

TITLE:
24-UNIT ELEVATOR BLDG:
BLDG. ELEVATIONS

COMM. NO.:	1244.1824
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH
CHECKED BY:	STT
SHEET:	A-1.2

1 REAR ELEVATION

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



2 LEFT SIDE ELEVATION

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

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53 Main Street
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Tel 732.946.7777
Fax 732.946.7474
www.sonnenfeldandtrocchia.com

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FOR
OTR EAST WINDSOR INVESTORS, LLC
EAST WINDSOR, NEW JERSEY

GREGG S. SONNENFELD, A.I.A
NJ AI10817

ANDREW F. TROCCHIA JR., AIA
NJ AI10887

NO.	DATE	DESCRIPTION

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TITLE:
24-UNIT ELEVATOR BLDG:
BLDG. ELEVATIONS

COMM. NO.:	1244.1824
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH
CHECKED BY:	STT
SHEET:	A-1.3

1 FIRST FLOOR PLAN

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

BUILDING SQUARE FOOTAGES:

36- ELEVATOR BLDG	AREA
FIRST FLOOR	14,824 s.f.
SECOND FLOOR	14,892 s.f.
THIRD FLOOR	14,892 s.f.
TOTAL BLDG. AREA	44,608 s.f.

UNIT SQUARE FOOTAGES:

UNIT	TYPE	AREA	PATIO/ BALC.	NO. OF UNITS
A	1B MRKT.	817 s.f.	64 s.f.	2
A-1	1B COAH	817 s.f.	64 s.f.	1
A-2	1B+ D MRKT	961 s.f.	64 s.f.	2
E	2B COAH	939 s.f.	64 s.f.	4
F	3B COAH	1,248 s.f.	42 s.f.	3
G	1B MRKT.	910 s.f.	54 s.f.	3
H	2B MRKT.	1,180 s.f.	42 s.f.	12
I	1B MRKT.	961 s.f.	54 s.f.	3
J	2B MRKT.	1,243 s.f.	42 s.f.	2
K	2B COAH	+/- 920 s.f.	54 s.f.	3
L	2B COAH	1,152 s.f.	42 s.f.	1
TOTAL NO. OF UNITS				36

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www.sonnenfeldandtrocchia.com

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FOR
OTR EAST WINDSOR INVESTORS, LLC
EAST WINDSOR, NEW JERSEY

GREGG S. SONNENFELD, AIA
NJ A#10817

ANDREW F. TROCCHIA JR., AIA
NJ A#10887

NO.	DATE	DESCRIPTION
REVISIONS		

TITLE:
36-UNIT ELEVATOR BLDG A:
FIRST FLOOR PLAN

COMM. NO.:	1244.1824
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH
CHECKED BY:	STT
SHEET:	A-2.0

1 SECOND FLOOR PLAN

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

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Tel 732.946.7777
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FOR
OTR EAST WINDSOR
INVESTORS, LLC
EAST WINDSOR, NEW JERSEY

GREGG S. SONNENFELD, AIA
NJ AI10817

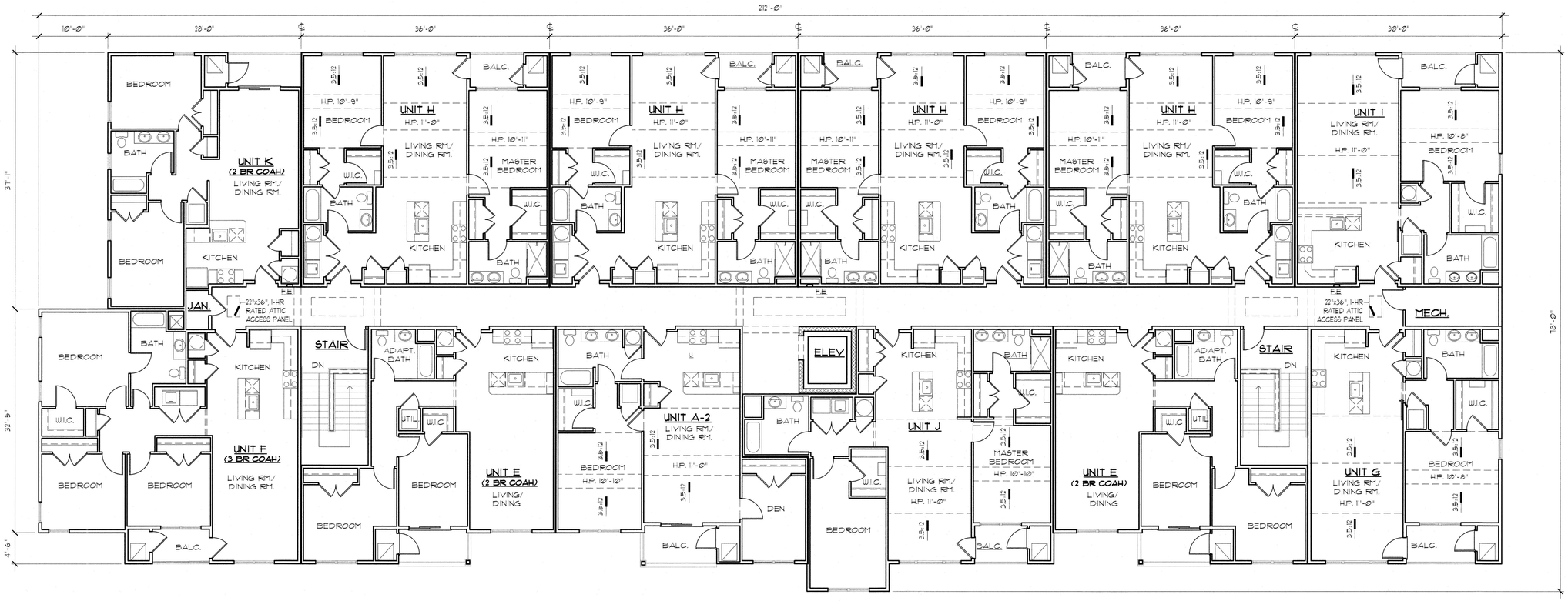
ANDREW F. TROCCHIA JR., AIA
NJ AI10887

NO.	DATE	DESCRIPTION

REVISIONS

TITLE:
36-UNIT ELEVATOR
BLDG A:
SECOND FLOOR PLAN

COMM. NO.:	1244.1824
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH
CHECKED BY:	STT
SHEET:	A-2.1



1 THIRD FLOOR PLAN

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

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INVESTORS, LLC
EAST WINDSOR, NEW JERSEY

GREGG S. SONNENFELD, AIA
NJ AI10817

ANDREW F. TROCCHIA JR., AIA
NJ AI10887

NO.	DATE	DESCRIPTION

REVISIONS

TITLE:
36-UNIT ELEVATOR
BLDG A:
THIRD FLOOR PLAN

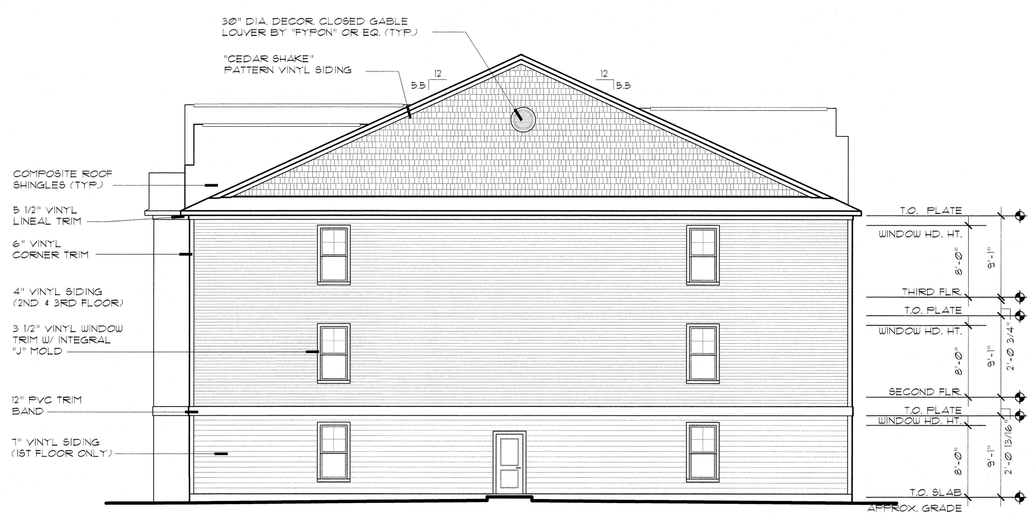
COMM. NO.:	1244.1824
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH
CHECKED BY:	STT

SHEET:

A-2.2

1 FRONT ELEVATION

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



2 RIGHT SIDE ELEVATION

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

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Tel 732.946.7777
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FOR
OTR EAST WINDSOR INVESTORS, LLC
EAST WINDSOR, NEW JERSEY

GREGG S. SONNENFELD, AIA
NJ AI10817

ANDREW F. TROCCHIA JR., AIA
NJ AI10887

NO.	DATE	DESCRIPTION

REVISIONS

TITLE:
36-UNIT ELEVATOR BUILDING A:
BLDG. ELEVATIONS

COMM. NO.:	1244.1824
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH
CHECKED BY:	STT
SHEET:	A-2.3

1 REAR ELEVATION

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

2 LEFT SIDE ELEVATION

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

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OTR EAST WINDSOR INVESTORS, LLC
EAST WINDSOR, NEW JERSEY

GREGG S. SONNENFELD, AIA
NJ AI10817

ANDREW F. TROCCHIA JR., AIA
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NO.	DATE	DESCRIPTION
REVISIONS		

TITLE:
36-UNIT ELEVATOR BUILDING A: BLDG. ELEVATIONS

COMM. NO.:	1244.1824
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH
CHECKED BY:	STT
SHEET:	A-2.4

1 FIRST FLOOR PLAN

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

BUILDING SQUARE FOOTAGES:

36- ELEVATOR BLDG	AREA
FIRST FLOOR	14,824 s.f.
SECOND FLOOR	14,892 s.f.
THIRD FLOOR	14,892 s.f.
TOTAL BLDG. AREA	44,608 s.f.

UNIT SQUARE FOOTAGES:

UNIT	TYPE	AREA	PATIO/ BALC.	NO. OF UNITS
A	1B COAH	817 s.f.	64 s.f.	1
A	1B MRKT.	817 s.f.	64 s.f.	1
A-1	1B COAH	817 s.f.	64 s.f.	1
A-3	2B COAH	961 s.f.	64 s.f.	2
E	2B COAH	939 s.f.	64 s.f.	4
F	3B COAH	1,248 s.f.	42 s.f.	6
G	1B MRKT.	910 s.f.	54 s.f.	3
H	2B MRKT.	1,180 s.f.	42 s.f.	12
I	1B MRKT.	961 s.f.	54 s.f.	3
J	2B MRKT.	1,243 s.f.	42 s.f.	2
L	2B MRKT.	1,152 s.f.	42 s.f.	1
TOTAL NO. OF UNITS				36

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NJ AI10817

ANDREW F. TROCCHIA JR., AIA
NJ AI10887

NO.	DATE	DESCRIPTION

REVISIONS

TITLE:
36-UNIT ELEVATOR BLDG B:
FIRST FLOOR PLAN

COMM. NO.:	1244.1824
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH
CHECKED BY:	STT
SHEET:	A-2.5

1 SECOND FLOOR PLAN

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

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INVESTORS, LLC
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NJ AI10817

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NJ AI10887

NO.	DATE	DESCRIPTION

REVISIONS

TITLE:
36-UNIT ELEVATOR
BLDG B:
SECOND FLOOR PLAN

COMM. NO.:	1244.1824
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH
CHECKED BY:	STT
SHEET:	A-2.6

1 THIRD FLOOR PLAN

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

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FOR
OTR EAST WINDSOR INVESTORS, LLC
EAST WINDSOR, NEW JERSEY

GREGG S. SONNENFELD, AIA
NJ AI10817

ANDREW F. TROCCHIA JR., AIA
NJ AI10887

NO.	DATE	DESCRIPTION

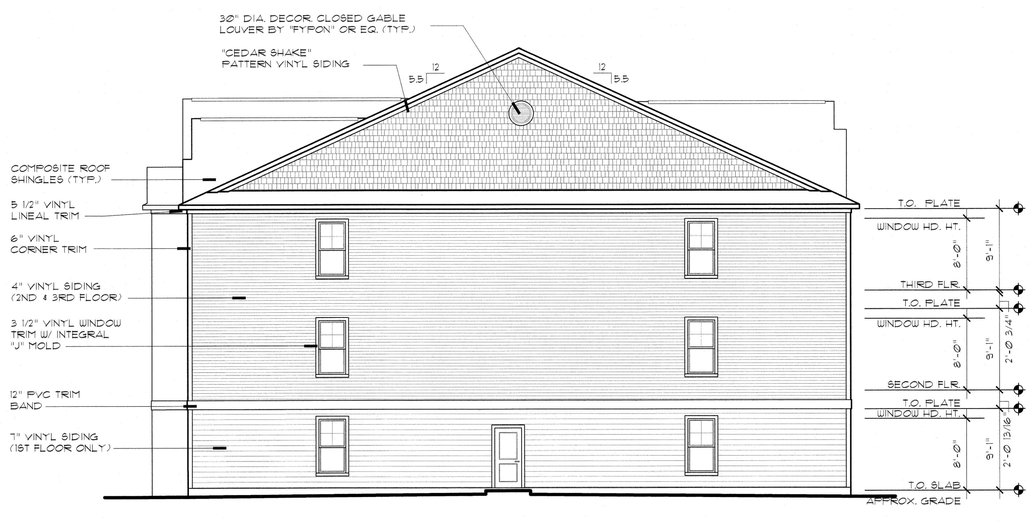
REVISIONS

TITLE:
36-UNIT ELEVATOR
BLDG B:
THIRD FLOOR PLAN

COMM. NO.:	1244.1824
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH
CHECKED BY:	STT
SHEET:	A-2.1

1 FRONT ELEVATION

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



2 RIGHT SIDE ELEVATION

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

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FOR
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EAST WINDSOR, NEW JERSEY

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NJ AI10817

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NJ AI10887

NO.	DATE	DESCRIPTION

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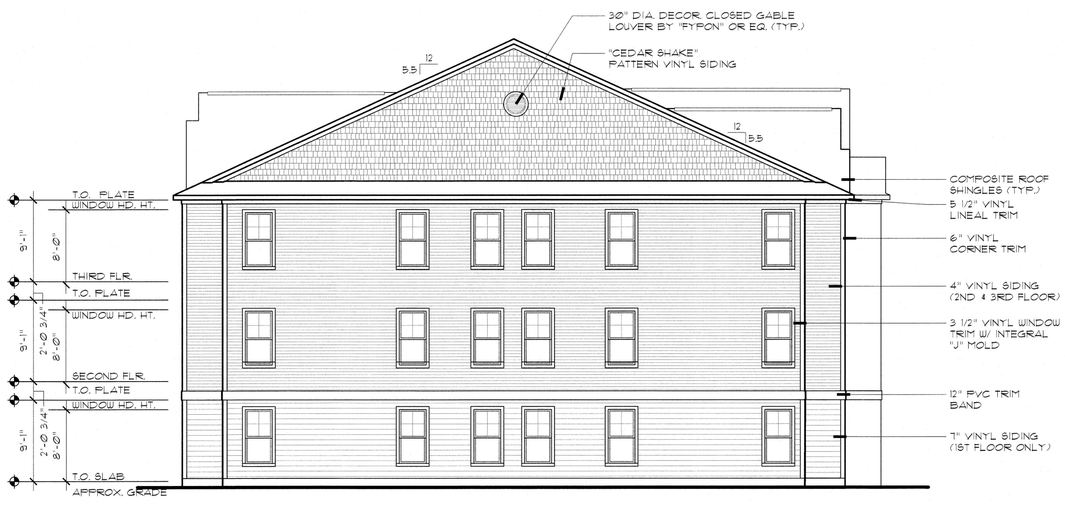
TITLE:
36-UNIT ELEVATOR BLDG. B:
BLDG. ELEVATIONS

COMM. NO.:	1244.1824
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH
CHECKED BY:	STT
SHEET:	A-2.8

1 REAR ELEVATION

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



2 LEFT SIDE ELEVATION

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

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Tel 732.946.7777
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FOR
OTR EAST WINDSOR INVESTORS, LLC
EAST WINDSOR, NEW JERSEY

GREGG S. SONNENFELD, AIA
NJ AI10817

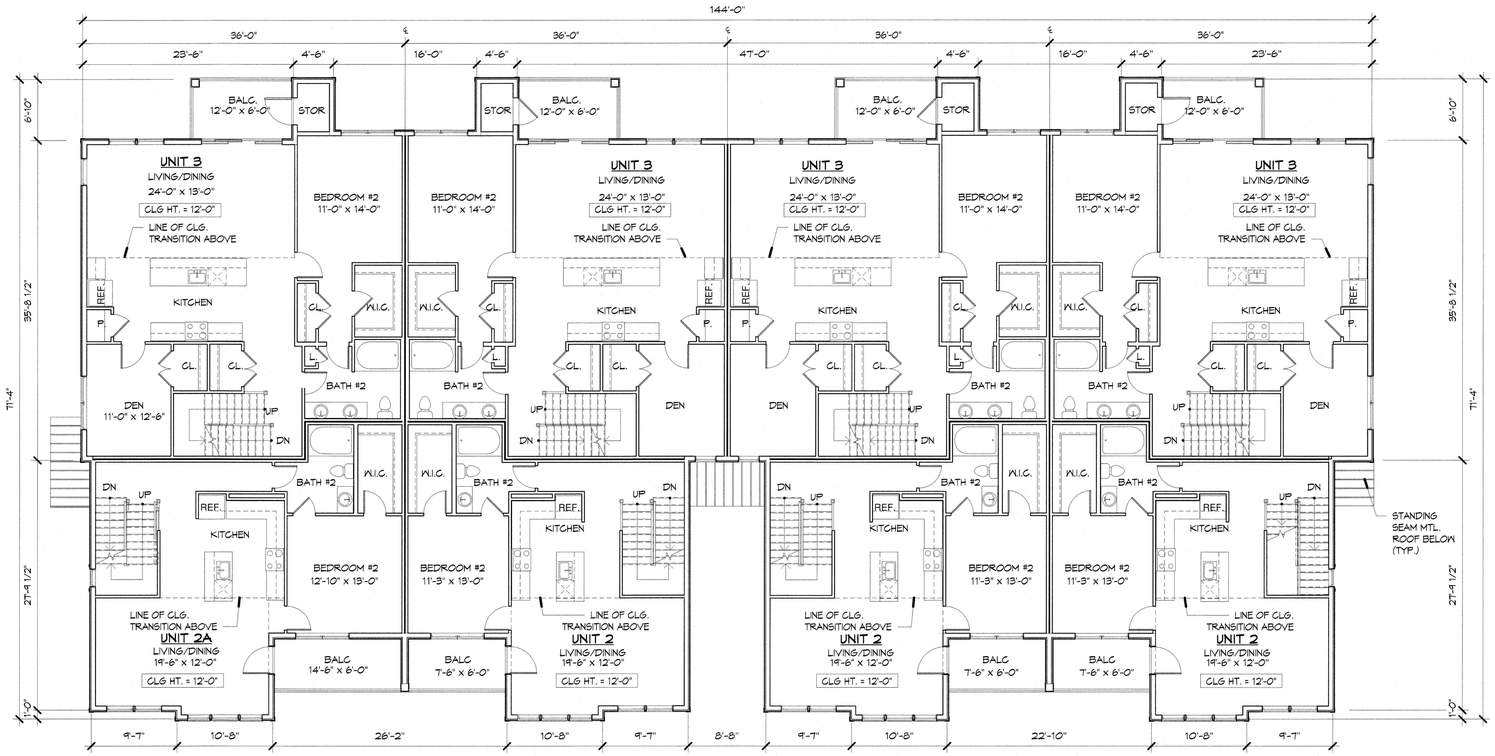
ANDREW F. TROCCHIA JR., AIA
NJ AI10887

NO.	DATE	DESCRIPTION

REVISIONS

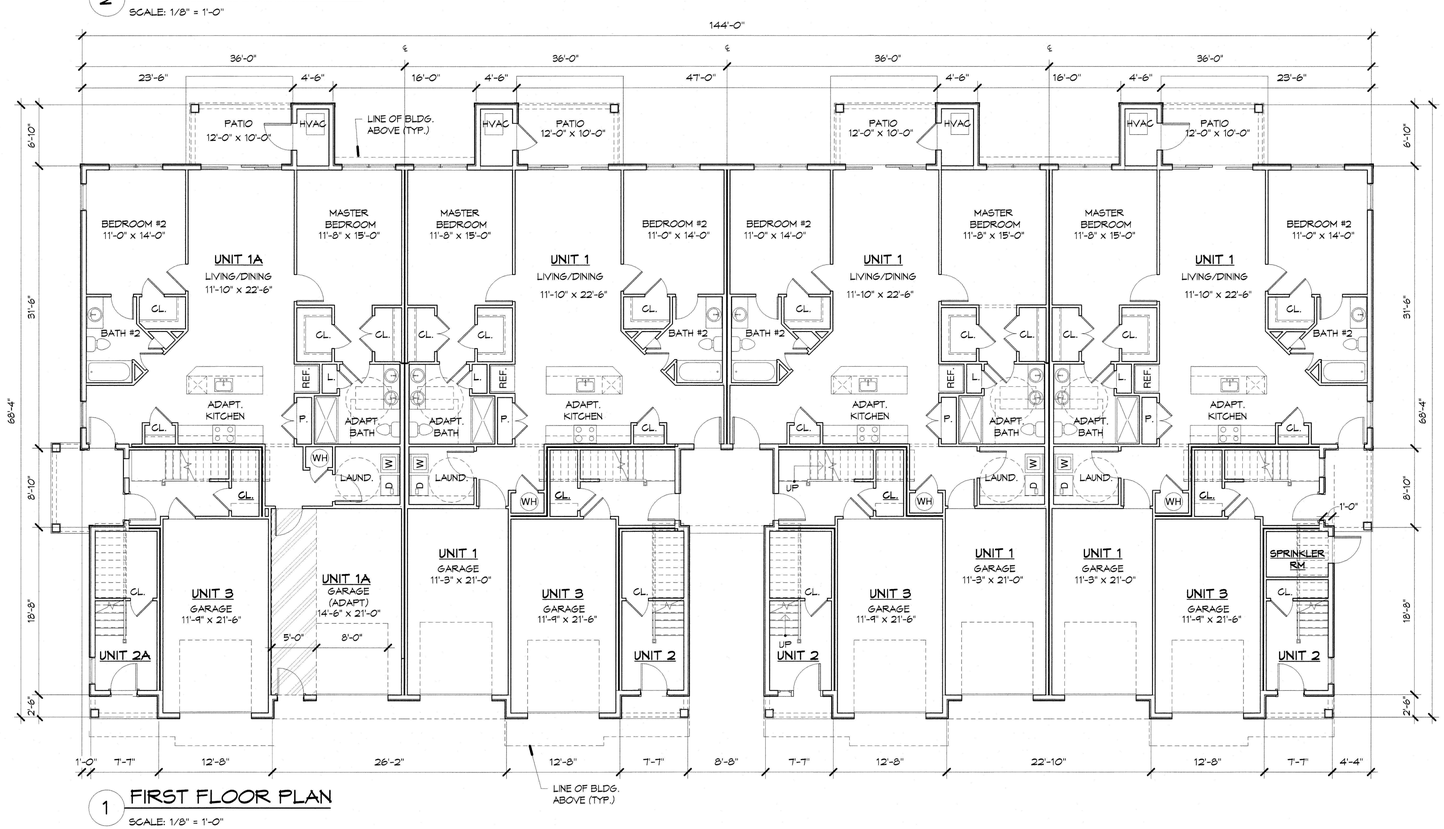
TITLE:
36-UNIT ELEVATOR BUILDING B: BLDG. ELEVATIONS

COMM. NO.:	1244.1824
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH
CHECKED BY:	STT
SHEET:	A-2.9



2 SECOND FLOOR PLAN

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



1 FIRST FLOOR PLAN

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

BUILDING SQUARE FOOTAGES:

12-UNIT CARRIAGE BLDG	
FIRST FLOOR	8,257 s.f.
SECOND FLOOR	8,458 s.f.
THIRD FLOOR	5,016 s.f.
TOTAL BLDG. AREA	21,731 s.f.

UNIT SQUARE FOOTAGES:

UNIT	TYPE	AREA	PATIO/ BALC.	GARAGE	NO. OF UNITS
1	2B	1,262 s.f.	120 s.f.	249 s.f.	4
2	2B	1,466 s.f.	42 s.f.	---	4
3	2B+D	1,979 s.f.	72 s.f.	282 s.f.	4
TOTAL NO. OF UNITS					12

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MULTIFAMILY CARRIAGE HOME BLDG.
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NJ AI10817

ANDREW F. TROCCHIA JR., AIA
NJ AI10887

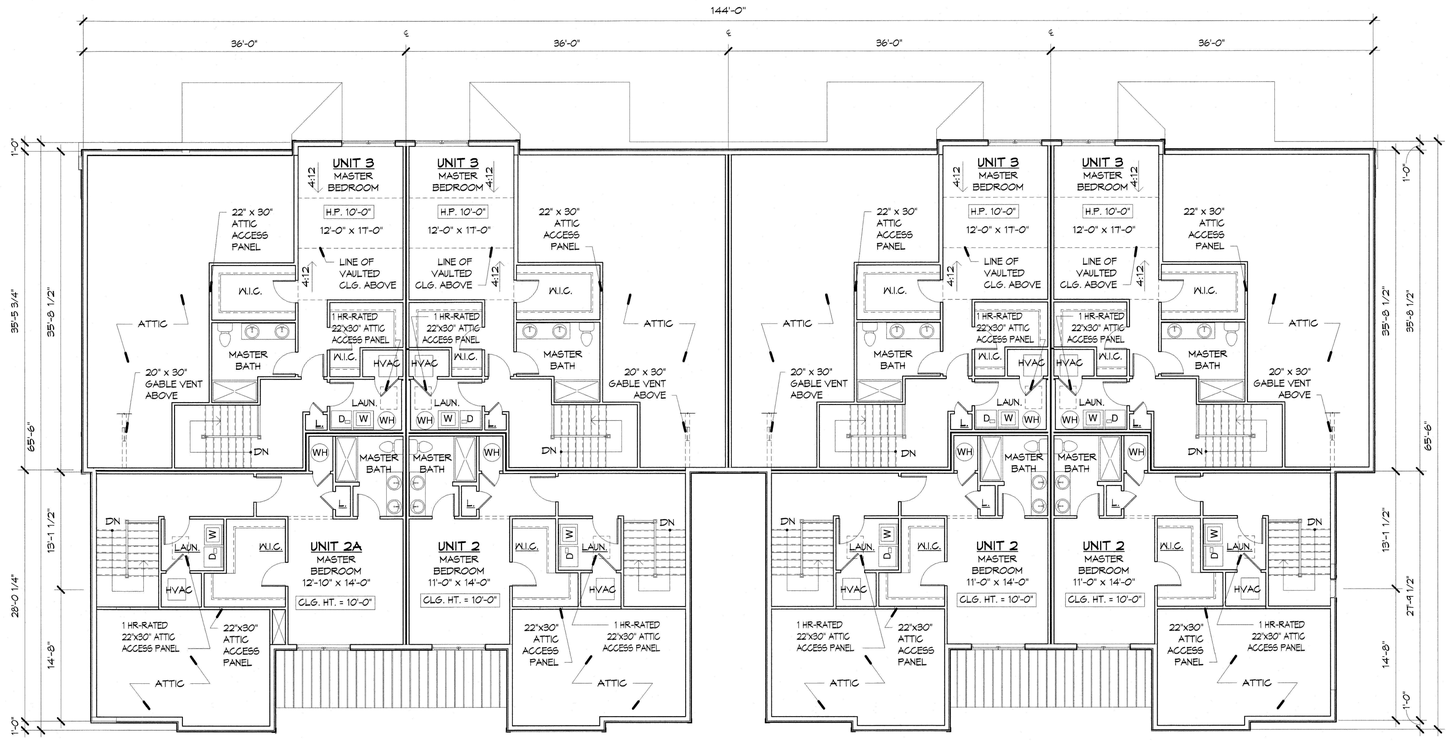
NO.	DATE	DESCRIPTION

REVISIONS

TITLE:

12-UNIT CARRIAGE HOMES BLDG - FLOOR PLANS

COMM. NO.:	1244.1842
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	CP
CHECKED BY:	STT
SHEET:	A-3.0



1 THIRD FLOOR PLAN

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

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MULTIFAMILY CARRIAGE HOME BLDG.
FOR
OTR EAST WINDSOR INVESTORS, LLC
EAST WINDSOR , NEW JERSEY

GREGG S. SONNENFELD, AIA
NJ AI10817

ANDREW F. TROCCHIA JR., AIA
NJ AI10887

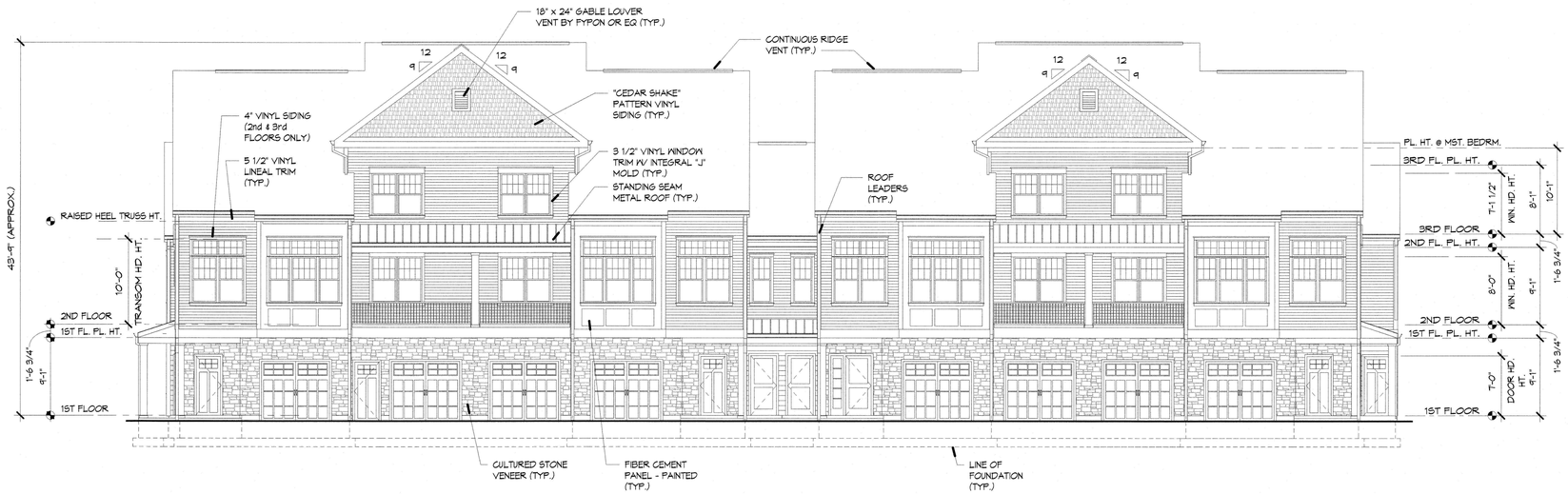
NO.	DATE	DESCRIPTION

REVISIONS

TITLE:

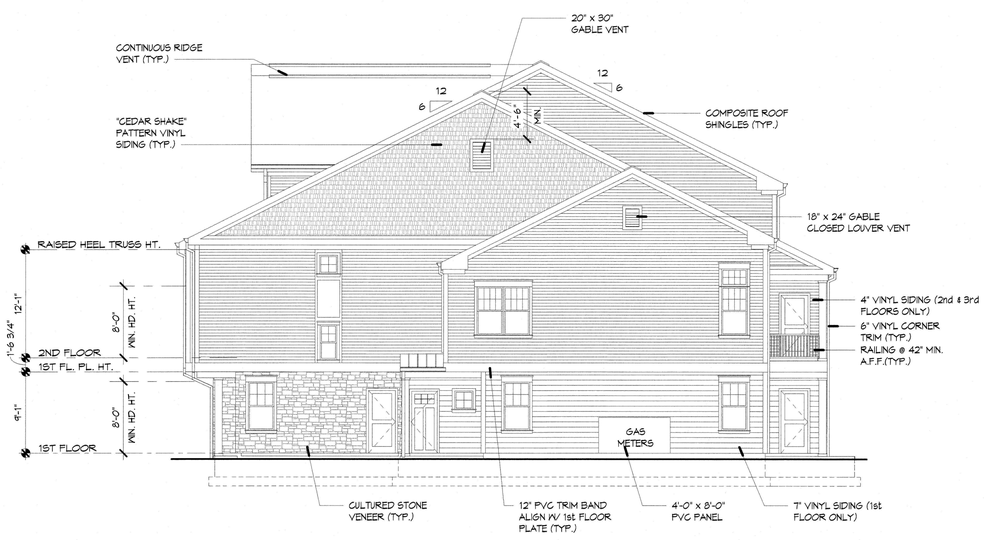
12-UNIT CARRIAGE HOMES BLDG - THIRD PLAN

COMM. NO.:	1244.1842
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH/CP
CHECKED BY:	STT
SHEET:	A-3.1



1 FRONT ELEVATION

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



2 RIGHT ELEVATION

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

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NO.	DATE	DESCRIPTION

REVISIONS

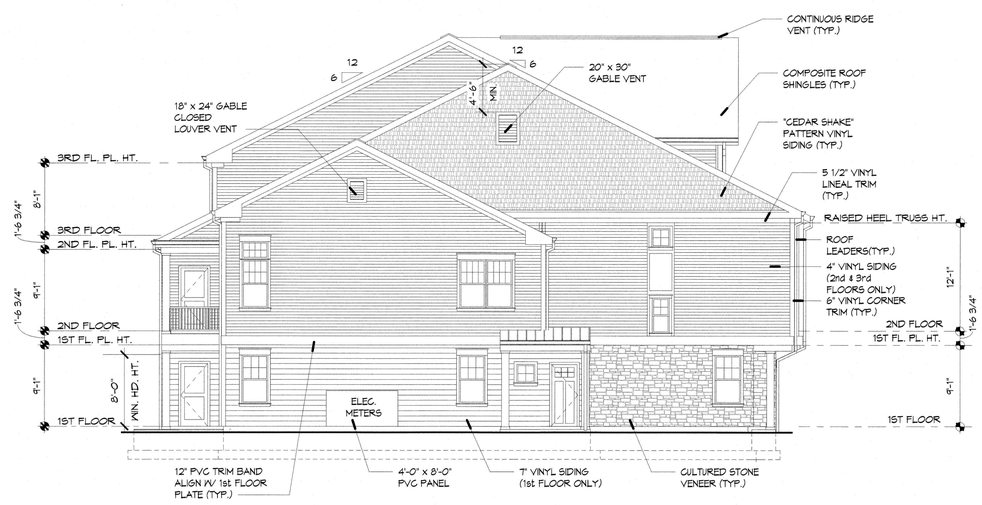
TITLE:

12-UNIT CARRIAGE HOMES
BLDG - BLDG. ELEVATIONS

COMM. NO.:	1244.1842
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH/CP
CHECKED BY:	STT
SHEET:	A-3.2

1 REAR ELEVATION

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



2 LEFT ELEVATION

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

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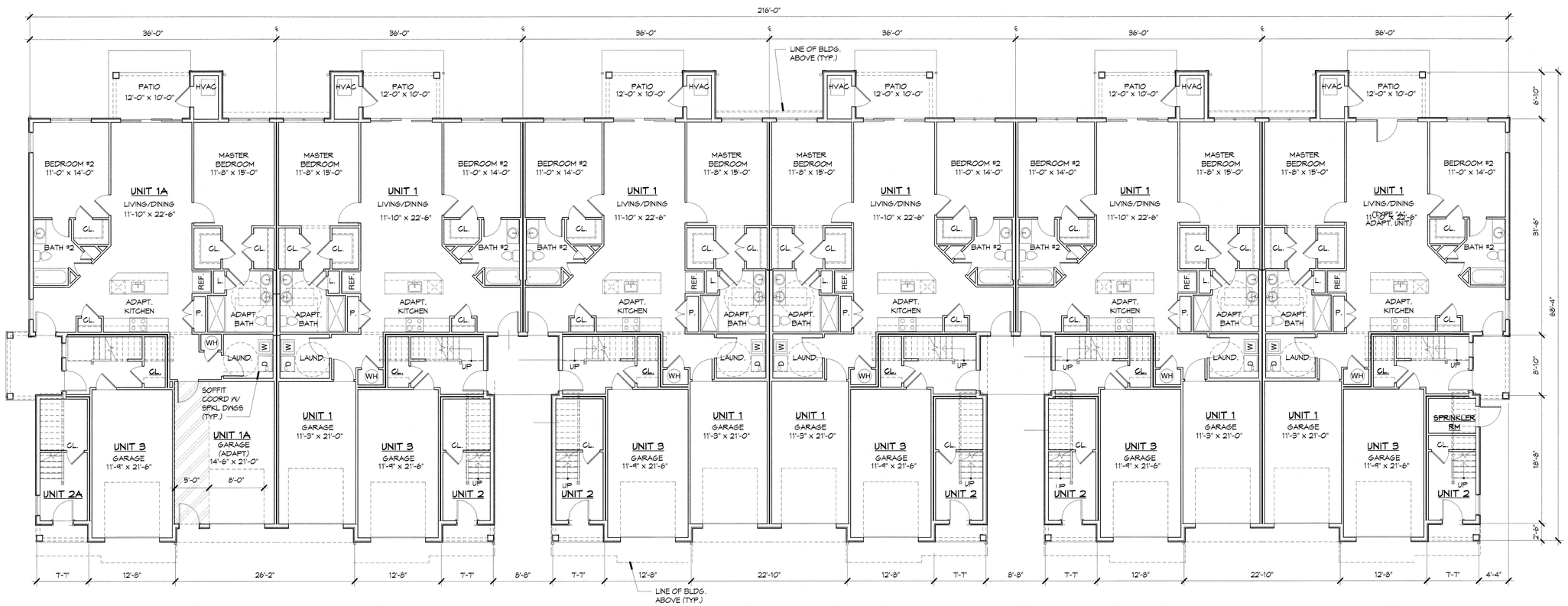
NO.	DATE	DESCRIPTION

REVISIONS

TITLE:
12-UNIT CARRIAGE HOMES
BLDG - BLDG. ELEVATIONS

COMM. NO.:	1244.1842
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	CP
CHECKED BY:	STT
SHEET:	A-3.3



1 FIRST FLOOR PLAN

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

BUILDING SQUARE FOOTAGES:

18-UNIT CARRIAGE BLDG	
FIRST FLOOR	12,385 s.f.
SECOND FLOOR	12,660 s.f.
THIRD FLOOR	7,523 s.f.
TOTAL BLDG. AREA	32,568 s.f.

UNIT SQUARE FOOTAGES:

UNIT	TYPE	AREA	PATIO/ BALC.	GARAGE	NO. OF UNITS
1	2B	1,262 s.f.	120 s.f.	249 s.f.	6
2	2B	1,466 s.f.	42 s.f.	---	6
3	2B+D	1,979 s.f.	72 s.f.	282 s.f.	6
TOTAL NO. OF UNITS					18

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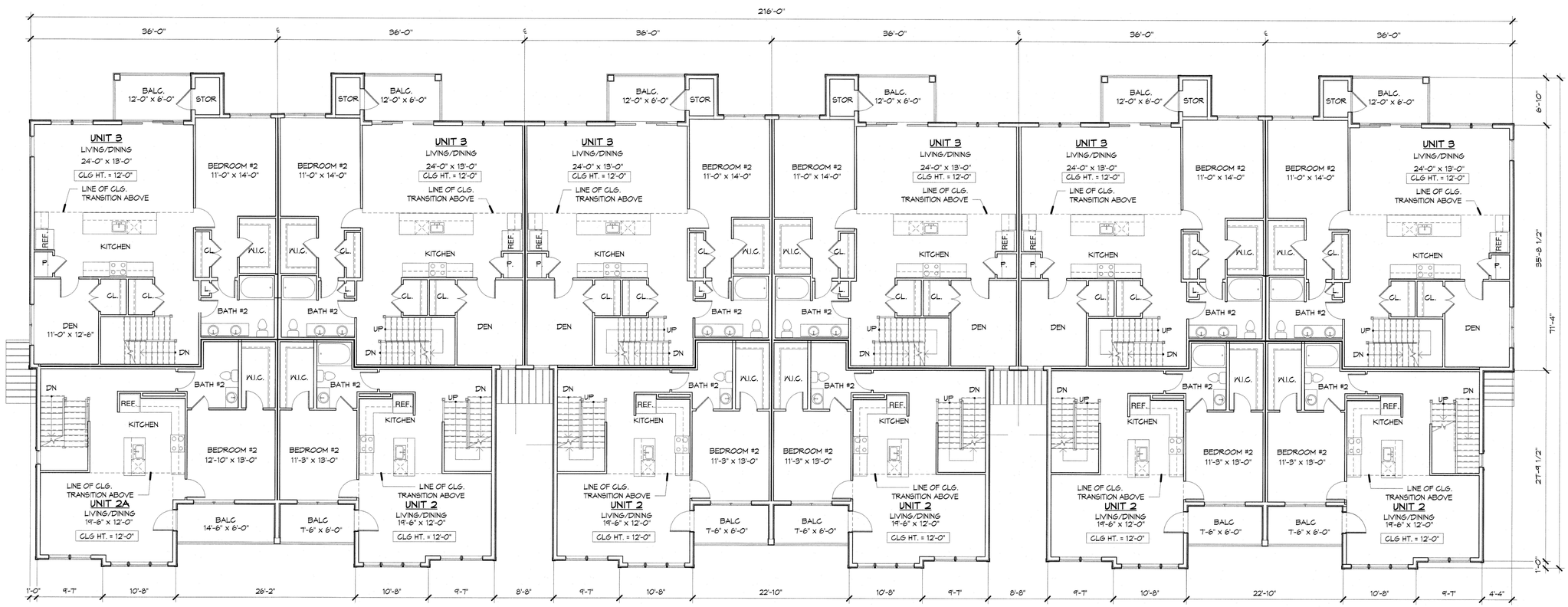
NO.	DATE	DESCRIPTION

REVISIONS

TITLE:
18-UNIT CARRIAGE HOMES BLDG - FIRST FLOOR PLAN

COMM. NO.:	1244.1842
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH/CP
CHECKED BY:	STT
SHEET:	A-4.0



1 SECOND FLOOR PLAN

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

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ARCHITECTS, P.A.
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Holmdel, NJ 07733

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NJ AI10817

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NJ AI10887

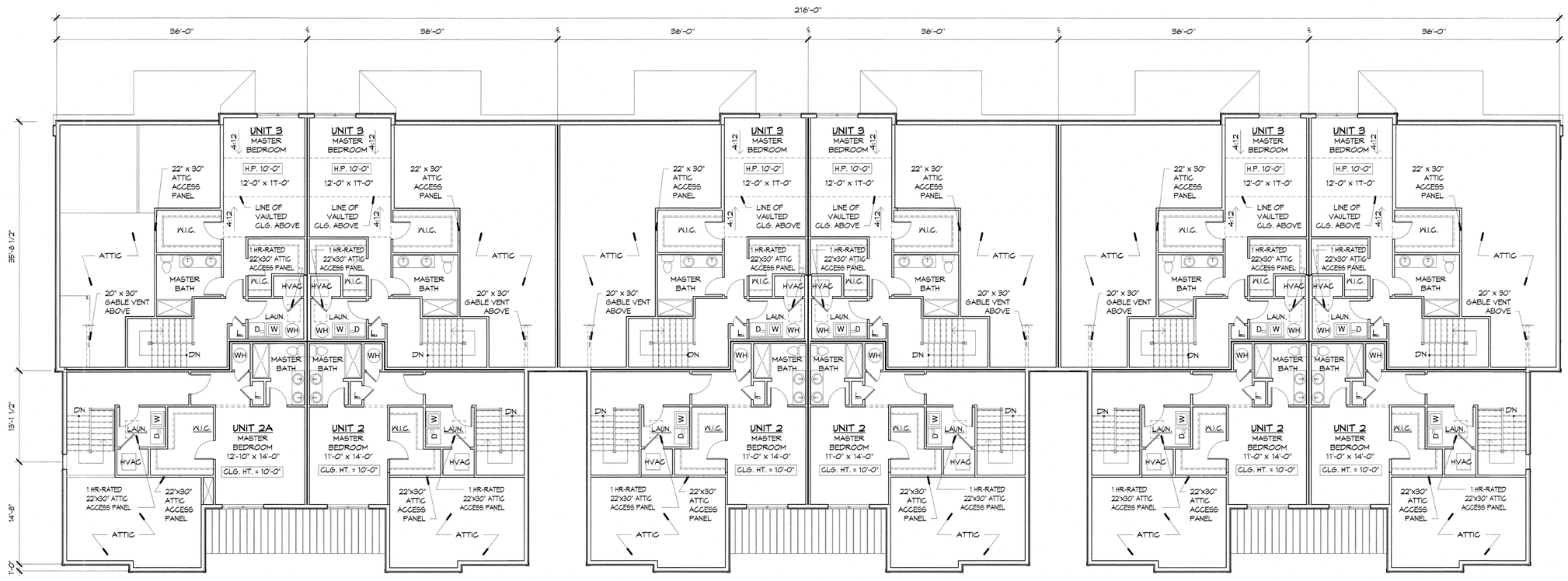
NO.	DATE	DESCRIPTION

REVISIONS

TITLE:

18-UNIT CARRIAGE HOMES BLDG - SECOND FLOOR PLAN

COMM. NO.:	1244.1842
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH/CP
CHECKED BY:	STT
SHEET:	A-4.1



1 THIRD FLOOR PLAN

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

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NO.	DATE	DESCRIPTION

REVISIONS

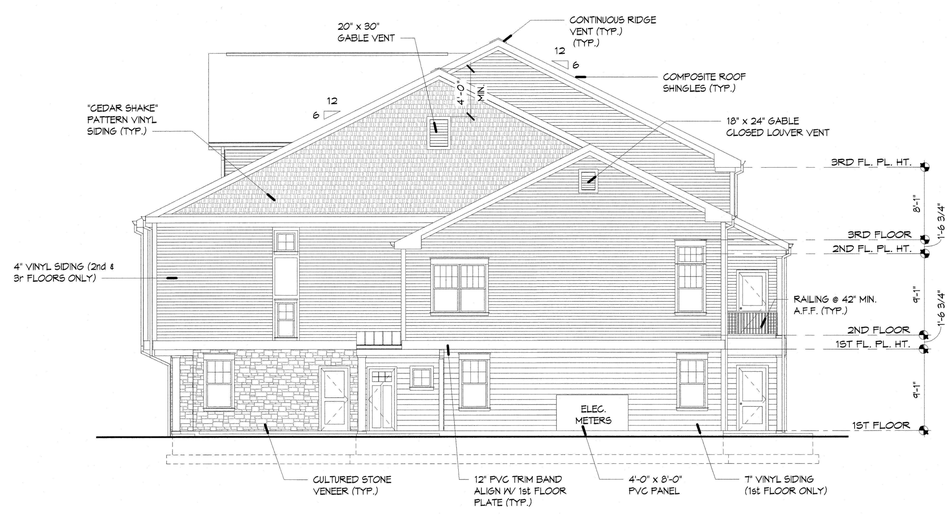
TITLE:

18-UNIT CARRIAGE HOMES BLDG - THIRD FLOOR PLAN

COMM. NO.:	1244.1842
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH/GP
CHECKED BY:	STT
SHEET:	A-4.2

1 FRONT ELEVATION

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



2 RIGHT ELEVATION

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

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NJ AI10817

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NJ AI10887

NO.	DATE	DESCRIPTION

REVISIONS

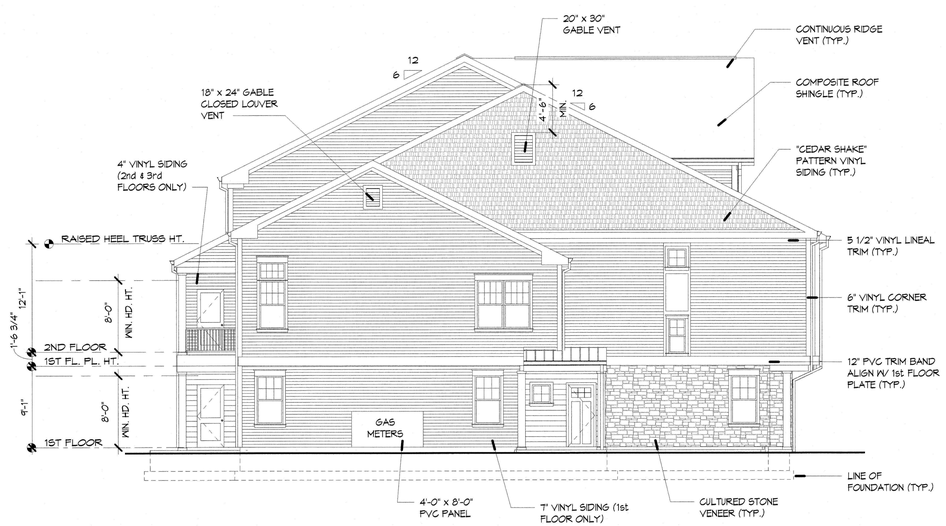
TITLE:

18-UNIT CARRIAGE HOMES
BLDG - BLDG. ELEVATIONS

COMM. NO.:	1244.1842
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH/CP
CHECKED BY:	STT
SHEET:	A-4.3

1 REAR ELEVATION

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



2 LEFT ELEVATION

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

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NJ AI10887

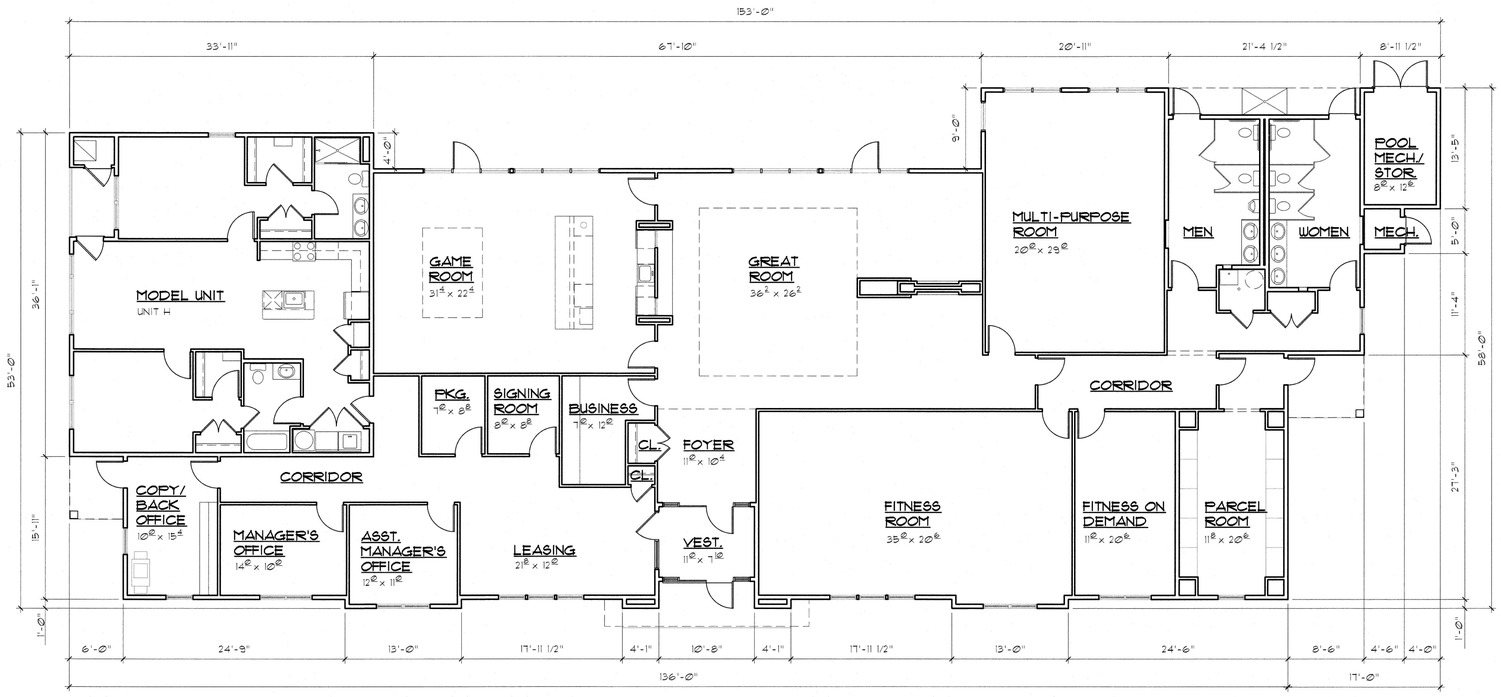
NO.	DATE	DESCRIPTION

REVISIONS

TITLE:

18-UNIT CARRIAGE HOMES BLDG - BLDG. ELEVATIONS

COMM. NO.:	1244.1842
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH/CP
CHECKED BY:	STT
SHEET:	A-4.4



1 FLOOR PLAN

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

TOTAL BLDG. AREA 7,220 s.f.

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CLUBHOUSE BUILDING
FOR
OTR EAST WINDSOR INVESTORS, LLC
EAST WINDSOR, NEW JERSEY

GREGG S. SONNENFELD, AIA
NJ AI10817

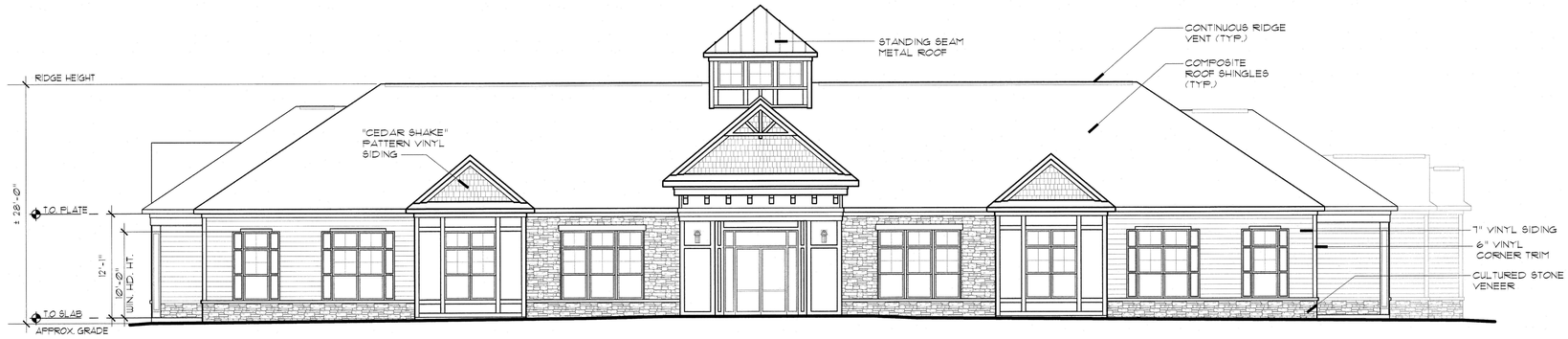
ANDREW F. TROCCHIA JR., AIA
NJ AI10887

NO.	DATE	DESCRIPTION
REVISIONS		

TITLE:

CLUBHOUSE BUILDING:
FLOOR PLAN

COMM. NO.:	1244.1824
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	SH
CHECKED BY:	STT
SHEET:	A-5.0

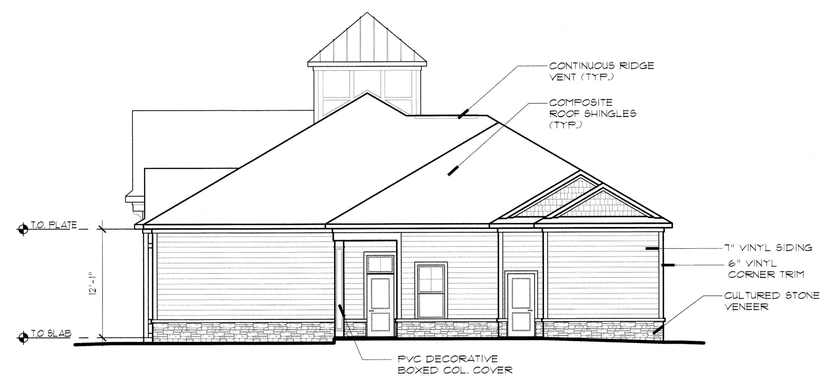


1 FRONT ELEVATION

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

2 LEFT ELEVATION

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



3 RIGHT ELEVATION

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

4 REAR ELEVATION

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

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NJ AI10887

NO.	DATE	DESCRIPTION

REVISIONS

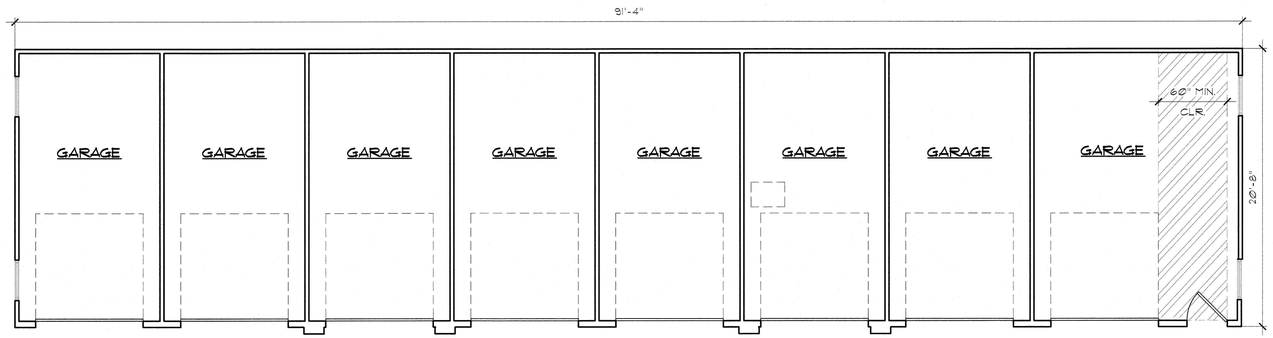
TITLE:

CLUBHOUSE:
BUILDING ELEVATIONS

COMM. NO.:	1244.1824
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	SH
CHECKED BY:	STT

SHEET:

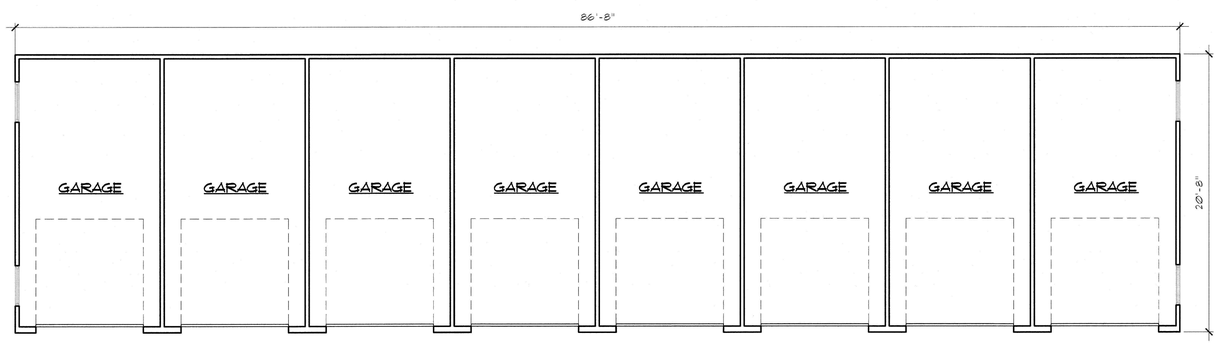
A-5.1



2 FLOOR PLAN

SCALE: 3/16" = 1'-0"
TYPICAL FOR ALL ADA GARAGES

TOTAL GARAGE (ADA) BLDG. AREA 1,885 s.f.



1 FLOOR PLAN

SCALE: 3/16" = 1'-0"
TYPICAL FOR ALL STANDARD GARAGES

TOTAL GARAGE (STD.) BLDG. AREA 1,790 s.f.

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8-BAY GARAGE BUILDING
FOR
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EAST WINDSOR, NEW JERSEY

GREGG S. SONNENFELD, AIA
NJ A10817

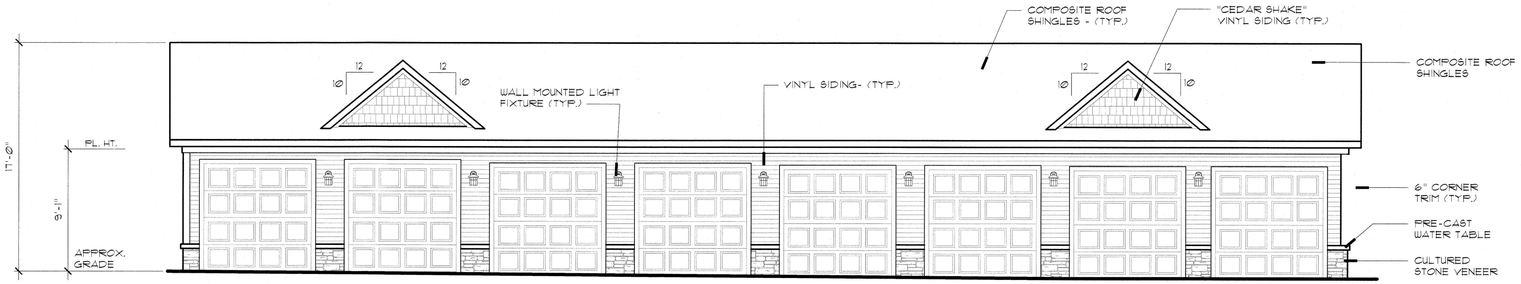
ANDREW F. TROCCHIA JR., AIA
NJ A10887

NO.	DATE	DESCRIPTION

REVISIONS

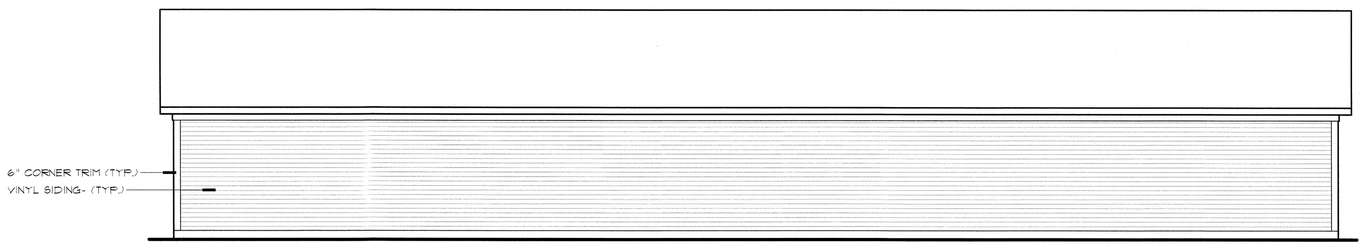
TITLE:
8-BAY GARAGE BLDG. - FLOOR PLANS

COMM. NO.:	1244.1824
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH
CHECKED BY:	STT
SHEET:	A-6.0



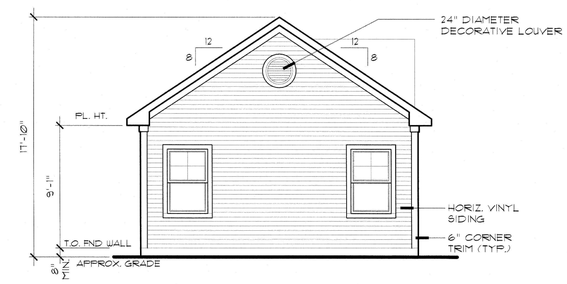
1 FRONT ELEVATION

SCALE: 3/16" = 1'-0" STD. GARAGES



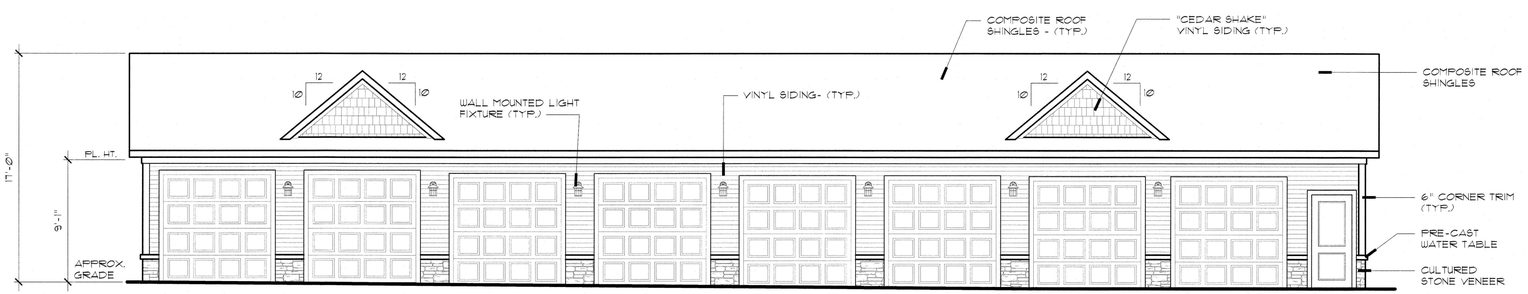
2 REAR ELEVATION

SCALE: 3/16" = 1'-0" STD. GARAGES



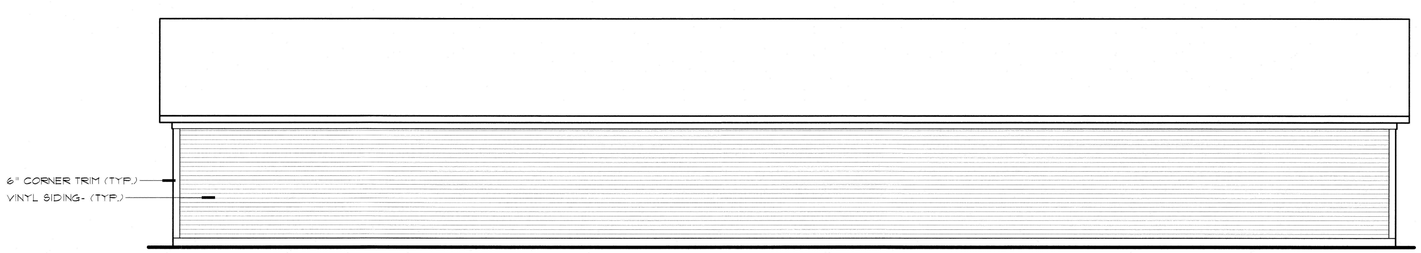
3 TYP. SIDE ELEVATION

SCALE: 3/16" = 1'-0"



1 FRONT ELEVATION

SCALE: 3/16" = 1'-0" ADA GARAGES



2 REAR ELEVATION

SCALE: 3/16" = 1'-0" ADA GARAGES

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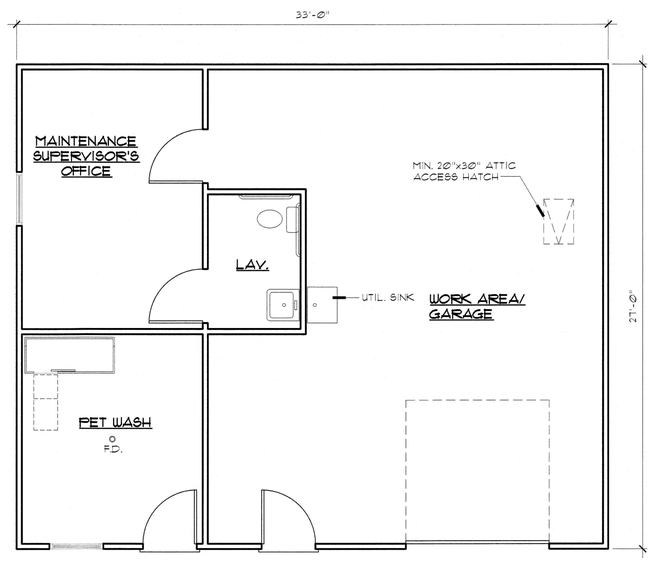
NJ AI10817

ANDREW F. TROCCHIA JR., AIA
NJ AI10887

NO.	DATE	DESCRIPTION
REVISIONS		

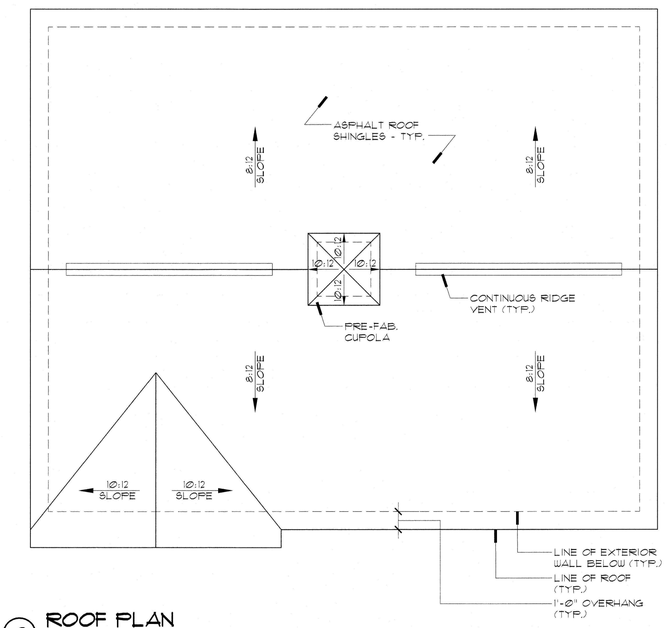
TITLE:
8-BAY GARAGE BLDG. - BLDG. ELEVATIONS

COMM. NO.:	1244.1824
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH
CHECKED BY:	STT
SHEET:	A-6.1



2 FIRST FLOOR PLAN

SCALE: 1/4" = 1'-0"



3 ROOF PLAN

SCALE: 1/4" = 1'-0"

PET WASH AREA	118 s.f.
TOTAL BLDG. AREA	891 s.f.

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MAINTENANCE BUILDING.
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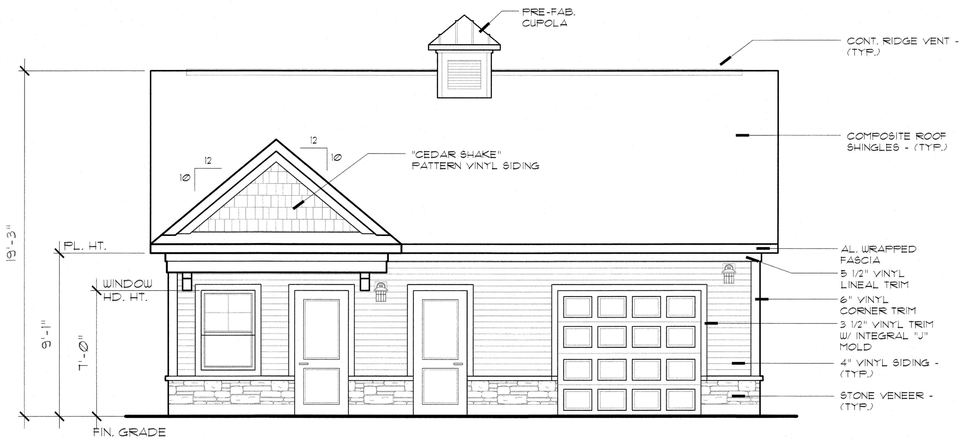
NO.	DATE	DESCRIPTION

REVISIONS

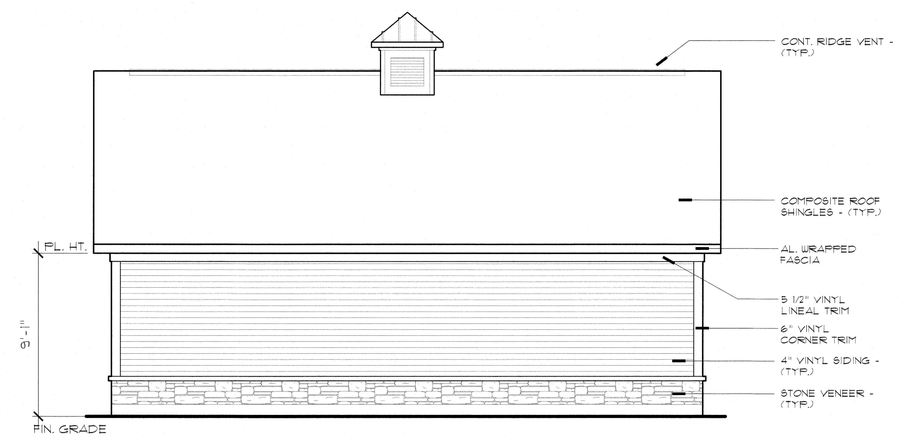
TITLE:
MAINTENANCE BLDG - FLOOR PLANS

COMM. NO.:	1244.1824
DATE:	23 OCT., 2019
SCALE:	AS NOTED
DRAWN BY:	STH
CHECKED BY:	STT
SHEET:	A-7.0



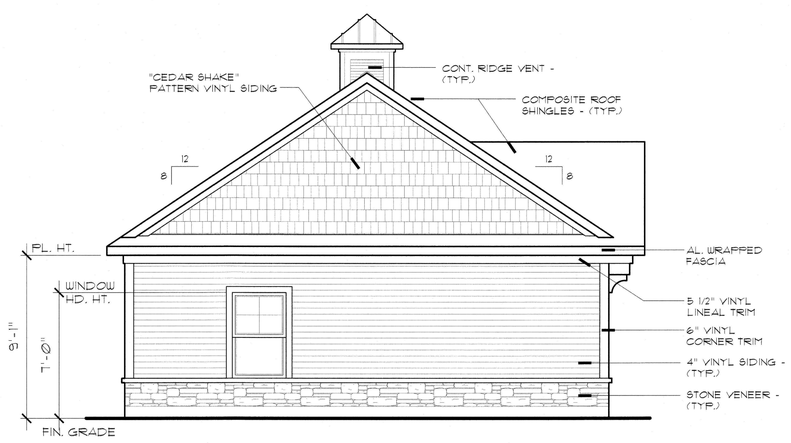
1 FRONT ELEVATION

SCALE: 3/16" = 1'-0"



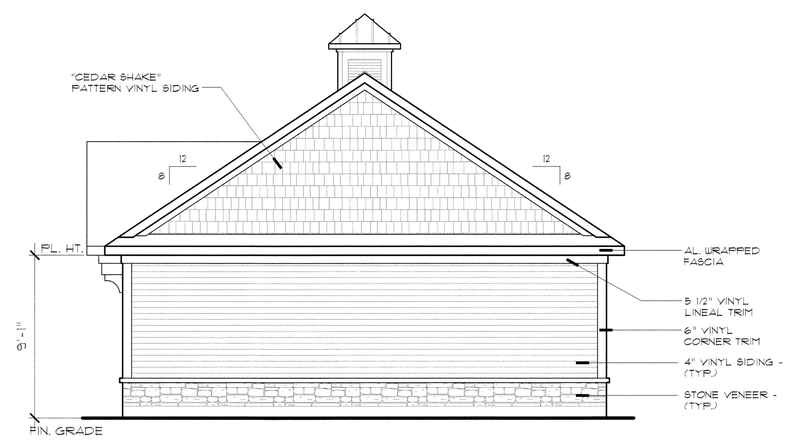
2 REAR ELEVATION

SCALE: 3/16" = 1'-0"



3 LEFT SIDE ELEVATION

SCALE: 3/16" = 1'-0"



4 RIGHT SIDE ELEVATION

SCALE: 3/16" = 1'-0"

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NO.	DATE	DESCRIPTION
REVISIONS		

TITLE:
MAINTENANCE BLDG - ELEVATIONS

COMM. NO.:	1244.1824
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SCALE:	AS NOTED
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SHEET:	A-7.1