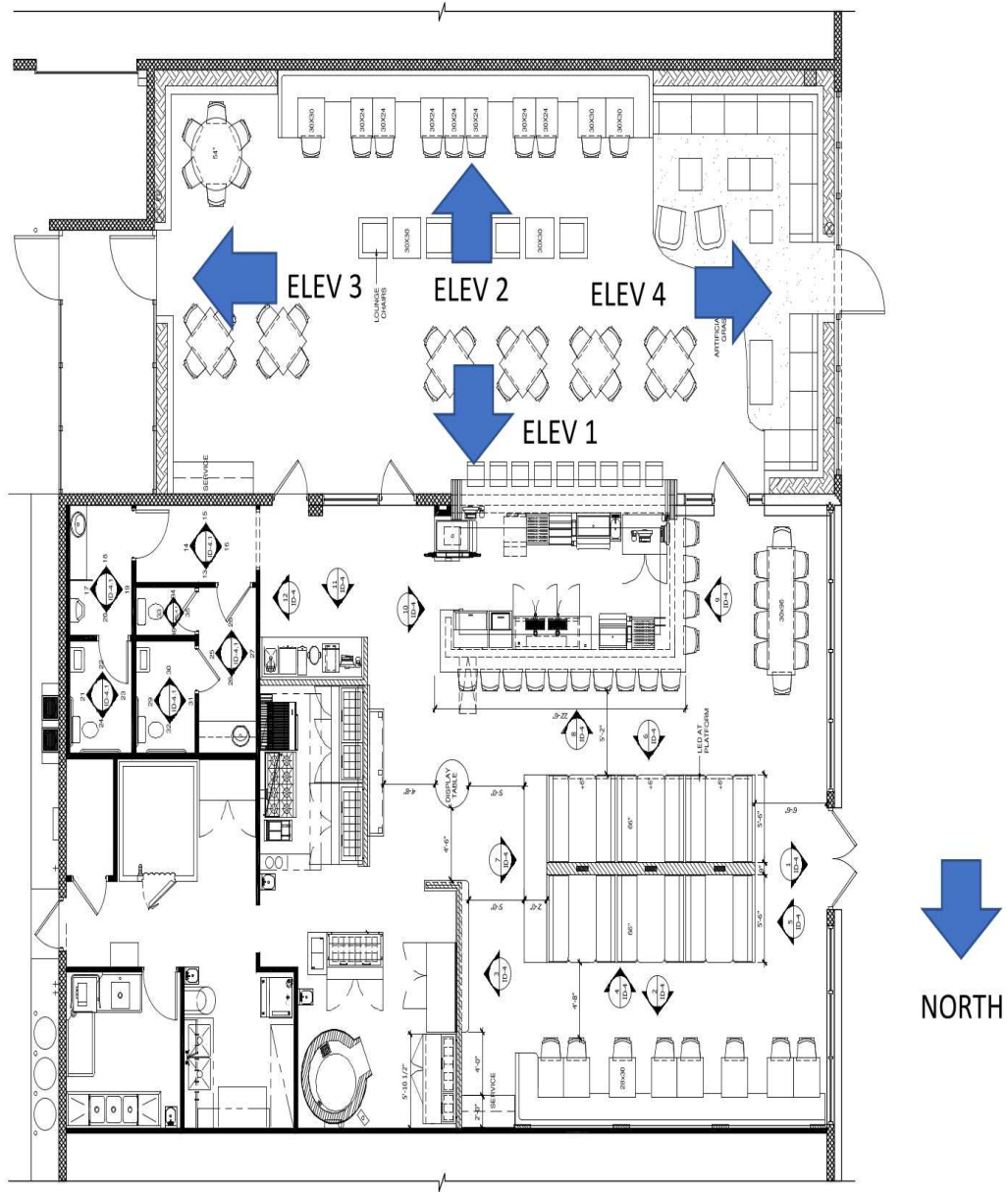


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PATIO CONCEPT





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FLOOR PLAN





VIEW FROM US 1 HIGHWAY



VIEW FROM FRONT SIDEWALK



INTERIOR VIEW FACING US 1 HIGHWAY



INTERIOR VIEW FACING BAR WALL

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EXISTING CONDITIONS





DINING CHAIR



CONCRETE BAR TOP



QUARTZ TABLE TOPS



BARSTOOL



PORCELAIN TILE
@ FACE OF PATIO BAR



BANQUETTE

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PATIO FURNITURE & FINISHES





LOUNGE FURNITURE



TOPIARY WALL PANELS



LOUNGE FURNITURE

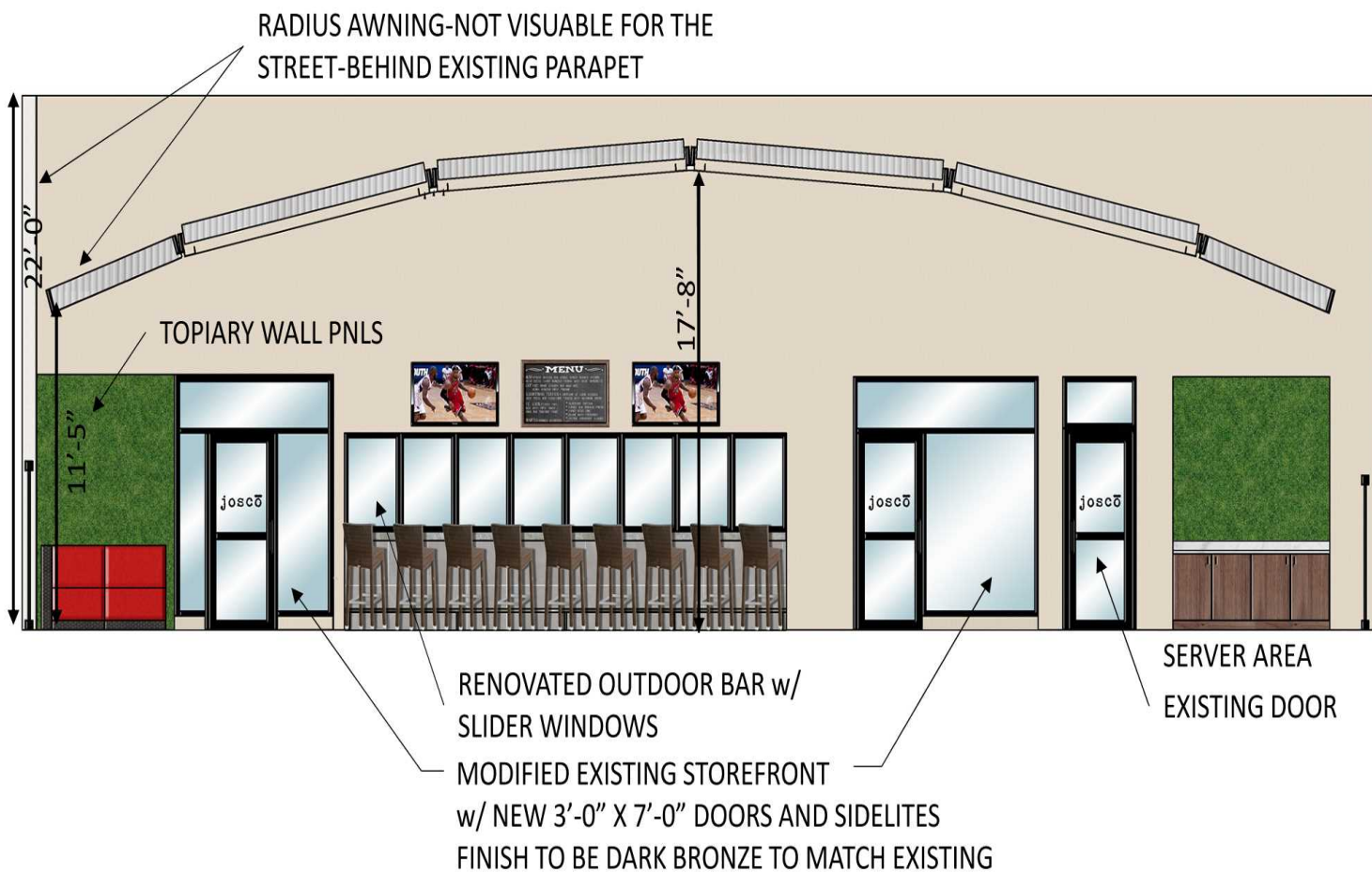


ARTIFICIAL GRASS

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PATIO FURNITURE & FINISHES

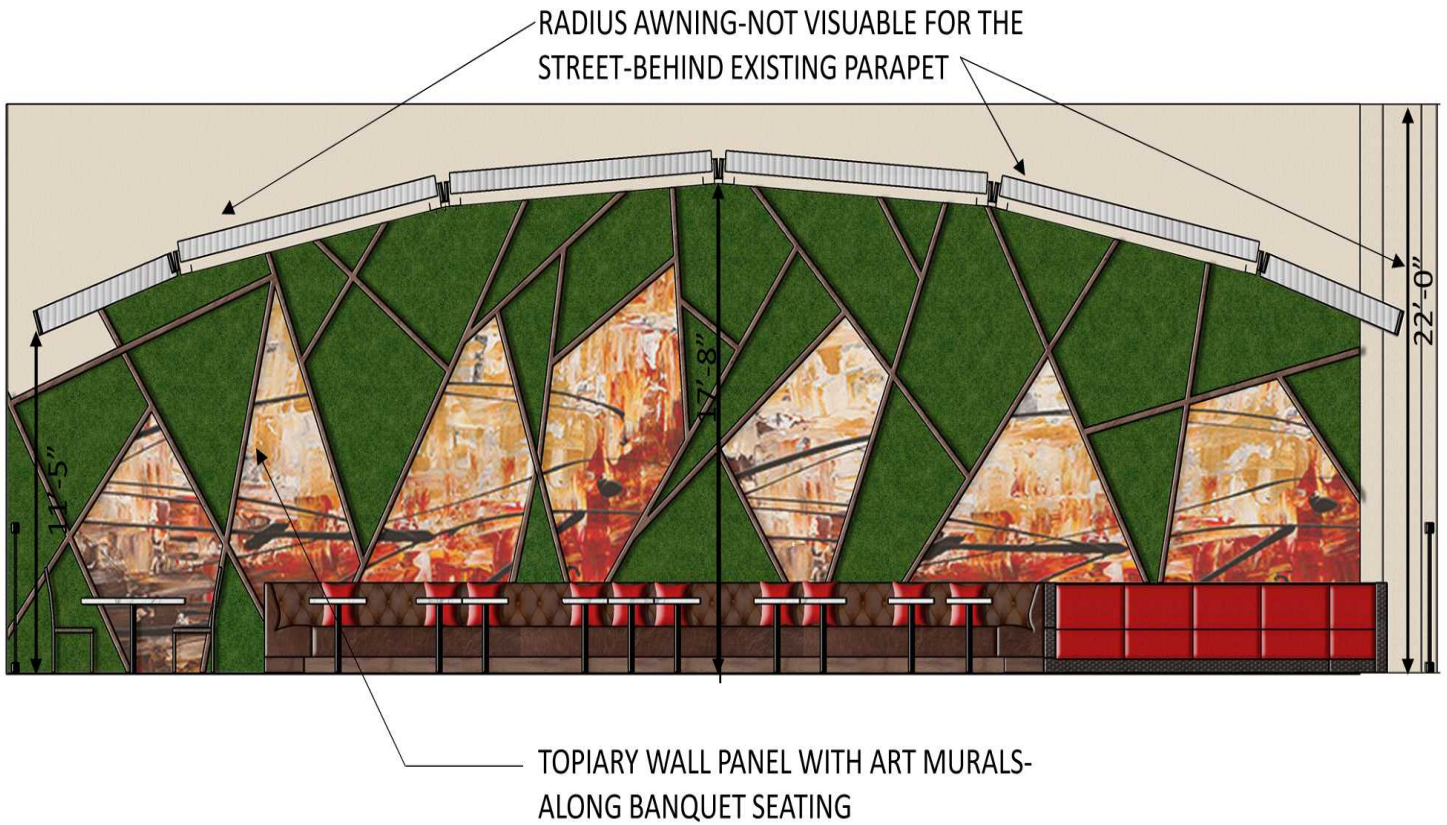




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NORTH PATIO ELEVATION 1

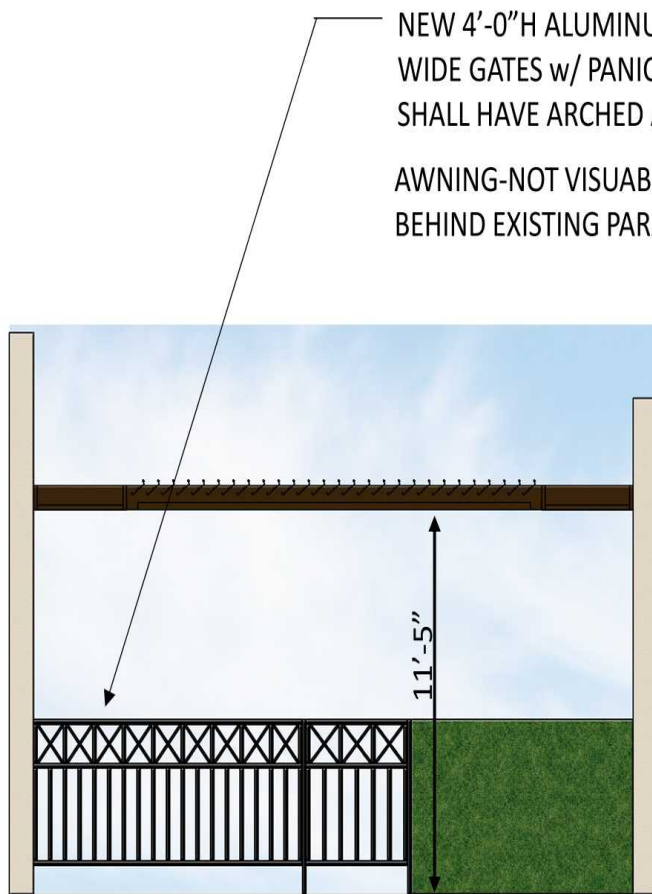




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SOUTH PATIO ELEVATION 2

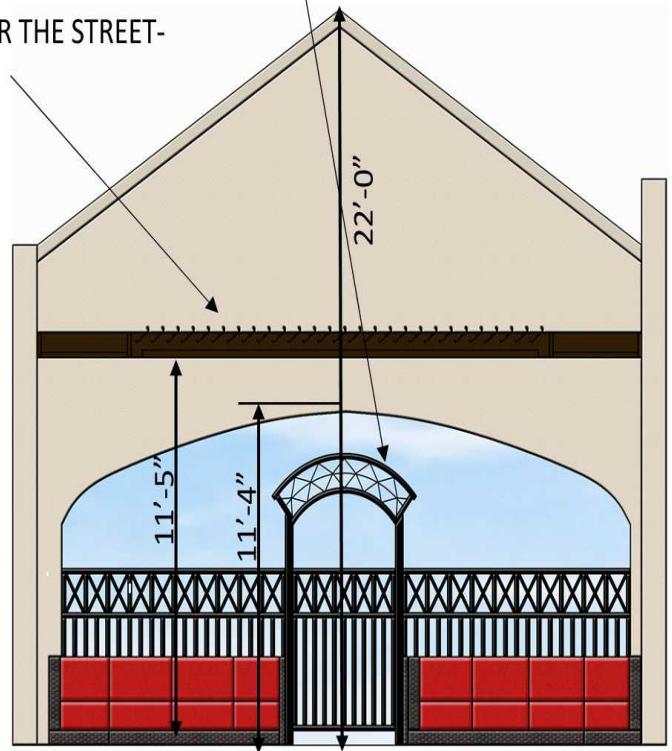




3 - INTERIOR VIEW FACING THE REAR

NEW 4'-0"H ALUMINUM RAILING w/ NEW 4'-0"
WIDE GATES w/ PANIC HARDWARE- FRONT GATE
SHALL HAVE ARCHED AT POSTS APPROX. 8'-0"H

AWNING-NOT VISUABLE FOR THE STREET-
BEHIND EXISTING PARAPET



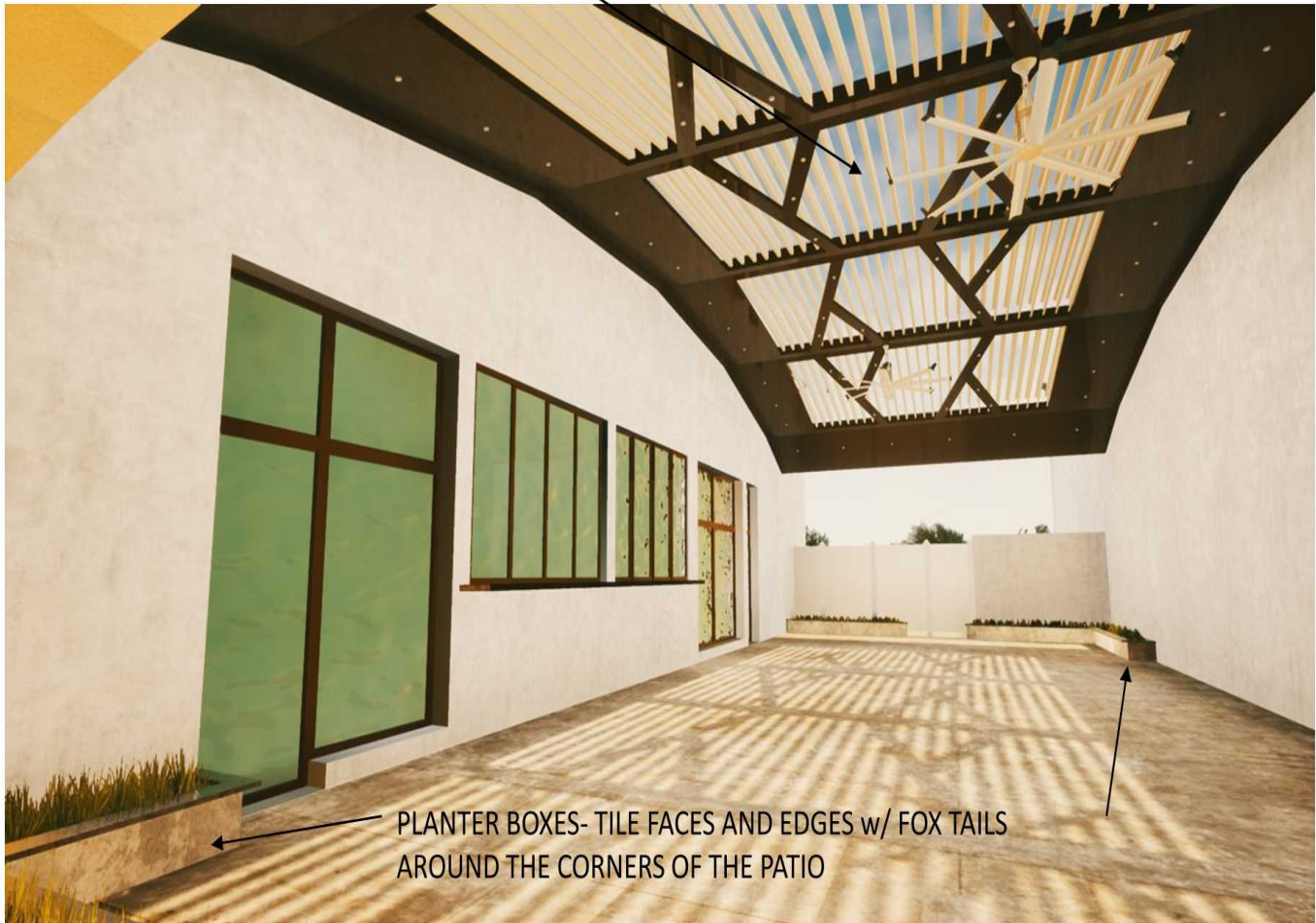
4 - INTERIOR VIEW FACING THE PARKING LOT

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EAST (3) & WEST (4) PATIO ELEVATIONS



METAL AWNING w/ 2'-0" PERIMETER SOLID EDGES ESPRESSO BROWN w/
TRANSLUCENT OPERABLE LOUVERS THAT OPEN AND CLOSE. PERIMETER AND FIELD
SPOT LED LIGHTING AND CEILING FANS



PLANTER BOXES- TILE FACES AND EDGES w/ FOX TAILS
AROUND THE CORNERS OF THE PATIO

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PROPOSED METAL AWNING





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PROPOSED METAL AWNING





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PROPOSED METAL AWNING





FOX TAILS FOR PLANTS-
CONNECT TO EXISTING IRRIGATION
AT PERIMETER



TILE @ TOP EDGE OF
PLANTER BOX



TILE @ SIDES OF
PLANTER BOX

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PLANTERS



AWNING & STOREFRONT:
DARK BRONZE METAL FRAMES
TRANSLUCENT LOUVERS



DARK BRONZE



TRANSLUCENT
METAL LOUVER

OUTSIDE PATIO FLOORING:
STAINED CONCRETE
TURF GRASS



TURF GRASS



GREY STAINED
CONCRETE

EXTERIOR WALLS:
FIELD COLOR TO MATCH EXISTING
TOPIARY WALL PANELS
ART MURALS



PAINT SW 7573



ARTIFICIAL FOLIAGE



ART MURALS

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COLOR SCHEME

