FIRST FLOOR RENNOVATION PLAN

BATHROOM

MASTER CLOSET

GYM

MASTER BEDROOM

COVERED OUTDOOR AREA

LIVINGROOM

ENTRY AREA

PANTRY

DINING ROOM

MUDROOM
AREA

KITCHEN

REPLACE DOORS

KEEPING ROOM

6.50

BUILT-IN SHELVES

BUILT-IN DRAWERS

HIS

BUILT-IN SHELVES

18.00

UPPER SHELVES

UTILITY BASIN

LOWER CABINET

approx. 41"

underneath countertop
is cabinet opening to gym on RIGHT
and towel drop on LEFT BESIDE BASIN
above are some shelves
ON GYM SIDE

TOWEL DROP
through to master
under utility counter,
upper shelves/cabinets

TVS

PILATES

workbench with tools above
shelves below

WORK BENCH

GYM

EQUIP. STORAGE
(lower only? check code)

beverage counter /
may contain fountain;
waterbottle storage / supplement storage
towels.
Water source (spigot)
is outside on this same wall.

GLASS FRONT GARAGE

GLASS FRONT GARAGE

HIS

BUILT-IN
SHELVES

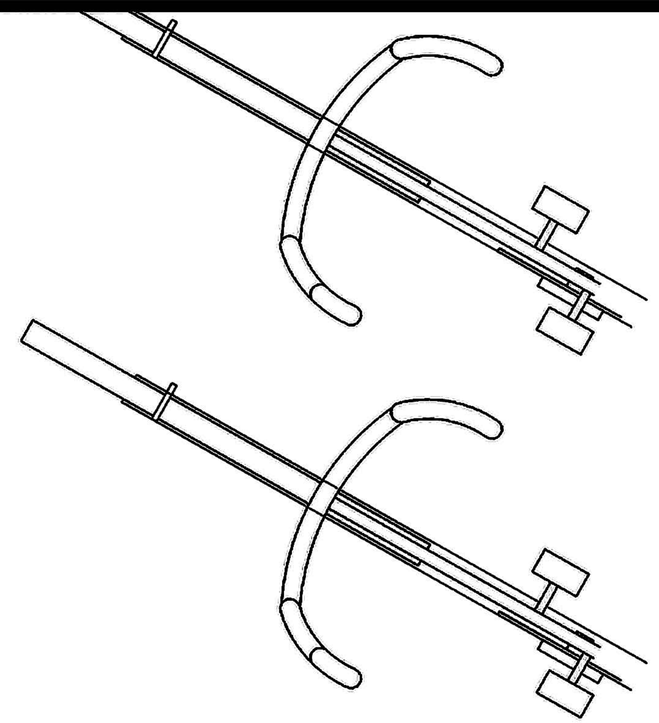
18.00

UPPER SHELVES

UTILITY
BASIN

LOWER CABINET

approx. 41"



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is cabinet opening to gym on RIGHT
and towel drop on LEFT BESIDE BASIN
above are some shelves
ON GYM SIDE

TOWEL DROP
through to master
under utility counter,
upper shelves/cabinets

GYM ENTRY AREA WITH TOWEL DROP

beverage counter /
may contain fountain;
waterbottle storage / supplement storage
towels.
Water source (spigot)
is outside on this same wall.

Top

48" centered in wall

20.00

18.50

6.00

28.00

6.00

20.00

20.00

4.50

4.50

53.25

PRIMARY TOILET ROOM

17.5

22.14

24.75

built-in
shelves
/ cabinet

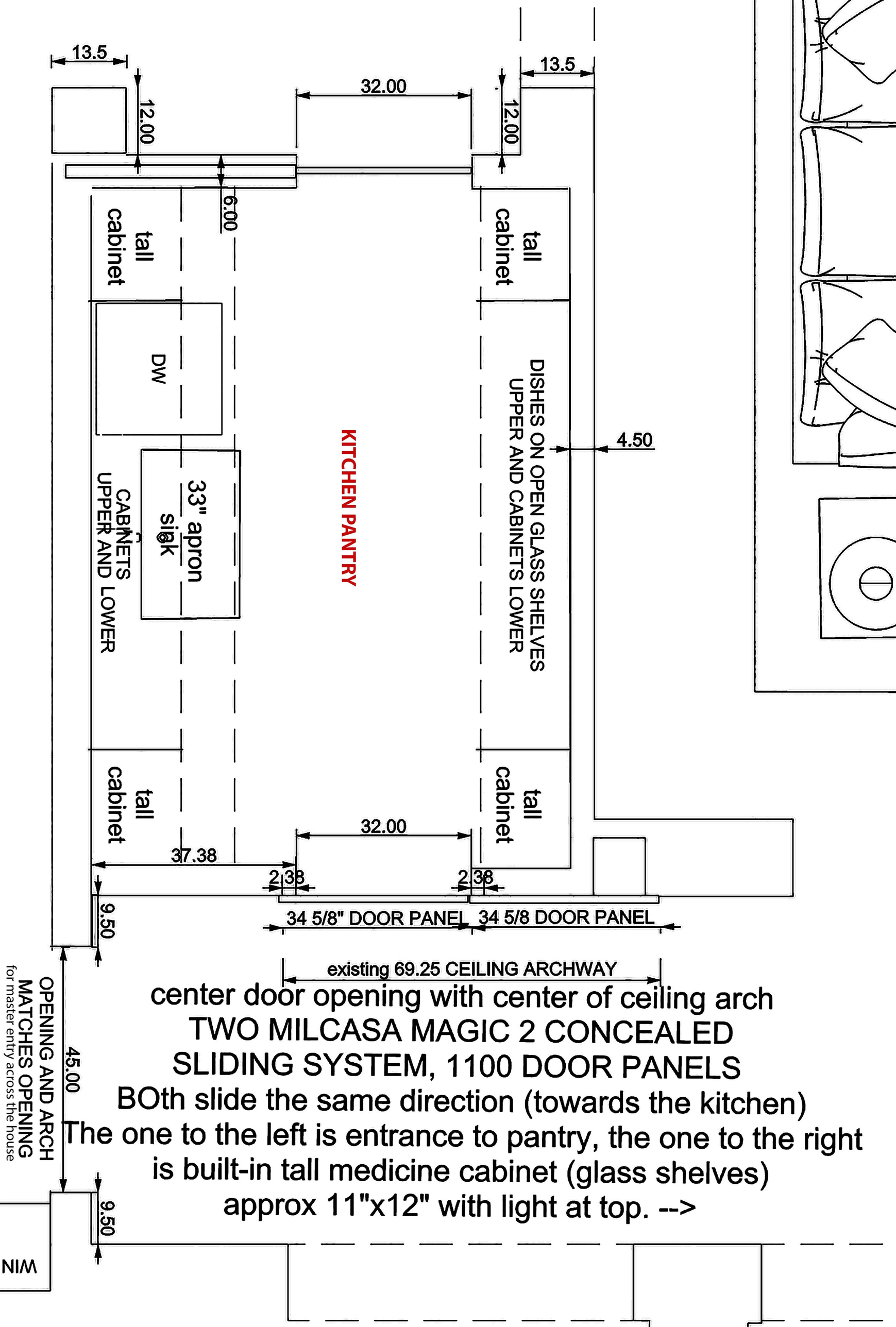
trash
bin

21

Approx 40.25"

POWDER ROOM

28" door



center door opening with center of ceiling arch
TWO MILCASA MAGIC 2 CONCEALED
SLIDING SYSTEM, 1100 DOOR PANELS
BOth slide the same direction (towards the kitchen)
The one to the left is entrance to pantry, the one to the right
is built-in tall medicine cabinet (glass shelves)
approx 11"x12" with light at top. -->

REPLACE DOORS

110

QUARTZITE ISLAND, 7.5" dr

70.50

KEEPING ROOM

8

16.07

CEILING BECOMES FLOOR
OF SECOND FLOOR
READING ROOM
& STORAGE AREA
OFF LAUNDRY ROOM

RAISE FIREPLACE
DISCUSS HEARTH
requirements

8

7

KITCHEN

12.00
13.5
tall cabinet
DISHES ON OPEN GLASS SHELVES
UPPER AND CABINETS LOWER
tall cabinet
9.50
45.00
9.50
BO
The or
WINE
REF
15" panel icemaker
espresso machine
lower drawer(s)
thin sink
lower cabinet for coffee mugs that are tall
DOUB.
OVEN
OPENING AND ARCH MATCHES OPENING AND ARCH FOR MASTER BEDROOM ENTRANCE OPPOSITE THIS ACROSS THE HOUSE
WINE GLASS OPEN SHELVING UPPER & LOWER IS TRASH & RECYCLE BIN AREA
approx 152"
50.50
MICRO
4"
48" RANGE
4
HALF DW
SINK
4
4
QUARTZITE ISLAND, 7.5" drop on three sides
110
50.50
2.50
Approx 123"
Mudroom Drop
70.50
30.00
42.00
Approx. 104"
25.50
24

PANORAMA DOORS, 3 PANEL?

DINING ROOM

MUD ROOM

Mudroom Drop

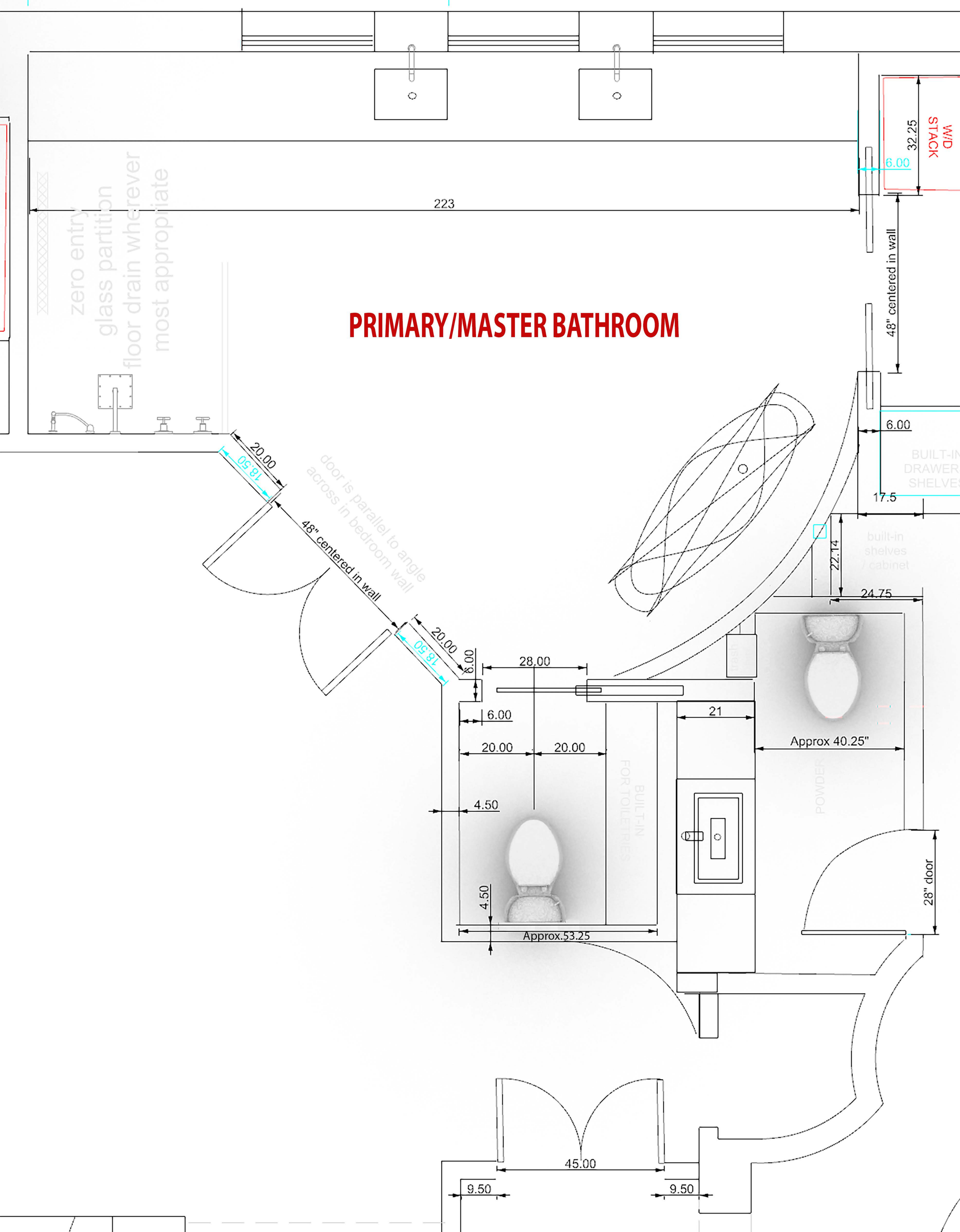
RAISE FIREPLACES

MIN. 16"

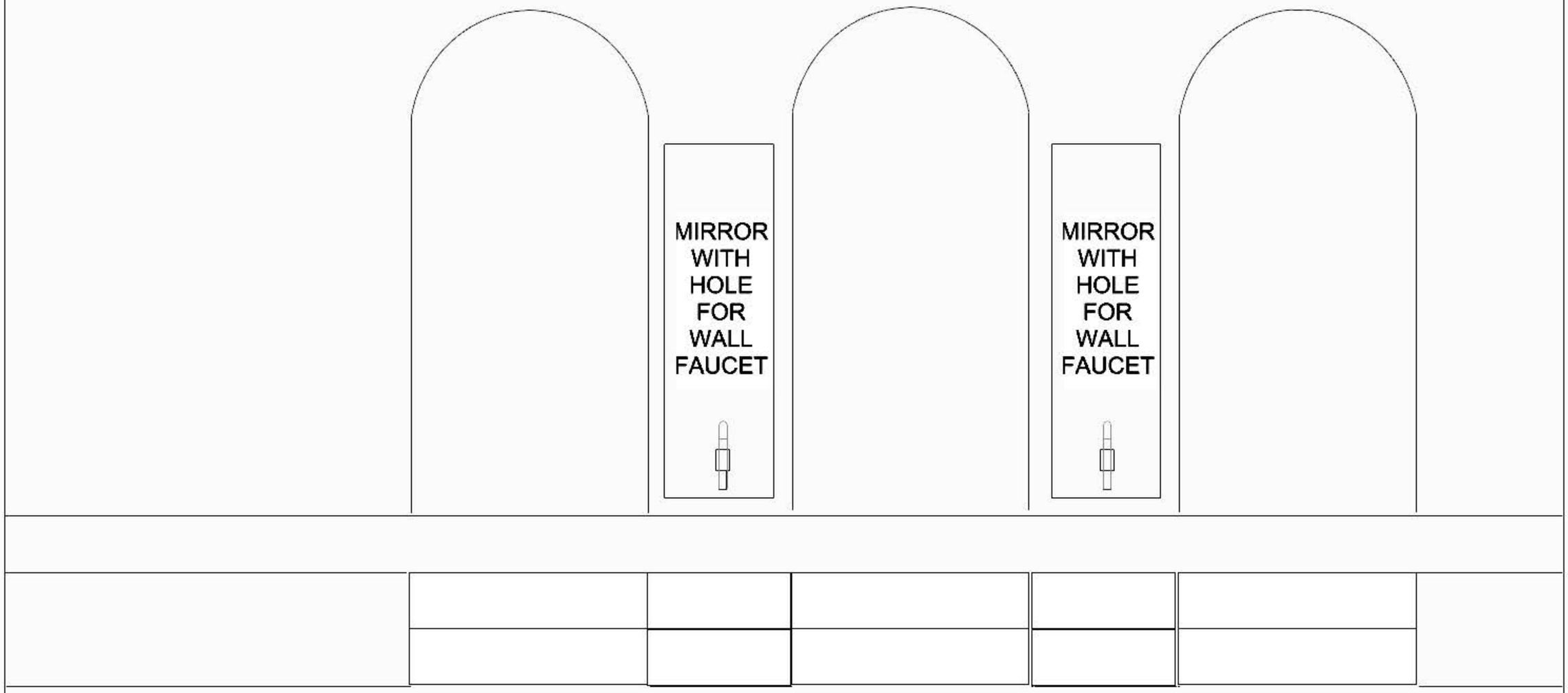
DISCUSS HEARTH REQUIREMENTS

LIVINGROOM

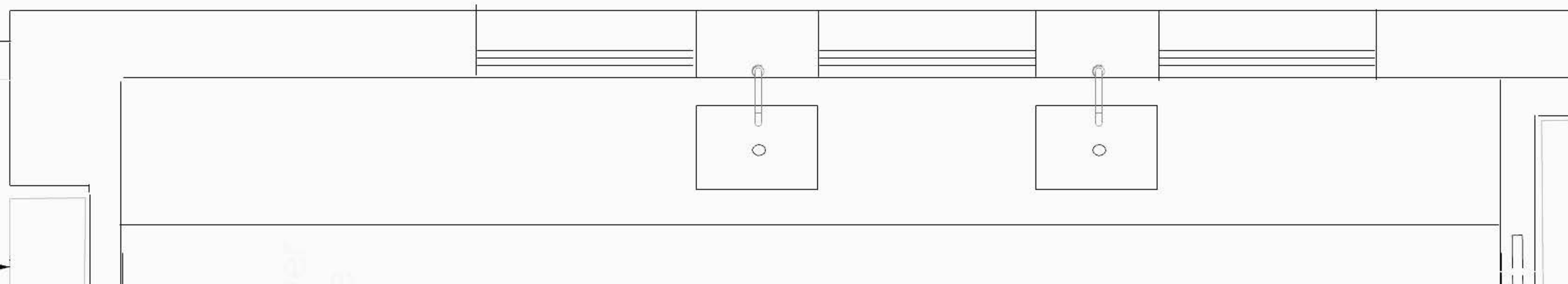
PRIMARY/MASTER BATHROOM



PRIMARY/MASTER BATHROOM VANITY AREA



Add two windows, shorten middle window to height appropriate for vanity height.



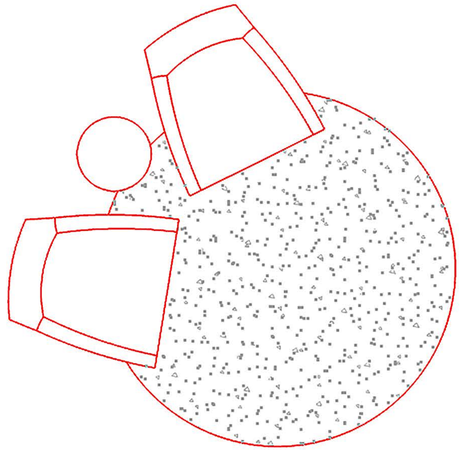
Top

MOVED UPPER WINDOW AND
NEW LOWER PORTION
CASEMENT
WINDOW

MOVE DOORWAY TO HERE
USE EXISITNG CONCRETE OPENING
FROM SIDE TO SIDE
ID AT TOP. TAKE BOTTOM TO APPROPRIATE LEVEL FOR DOOR
WILL HOUSE CUSTOM
ARCHED DOOR
MOVE WINDOW ABOVE
OVER TO NEW WINDOW LOCATION.

OPEN OUT

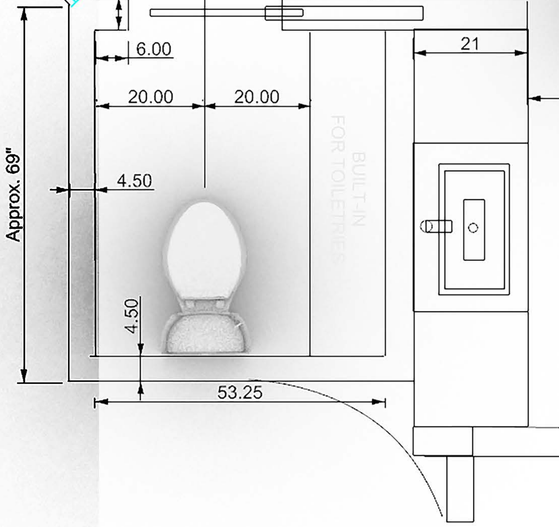
PRIMARY/MASTER BEDROOM

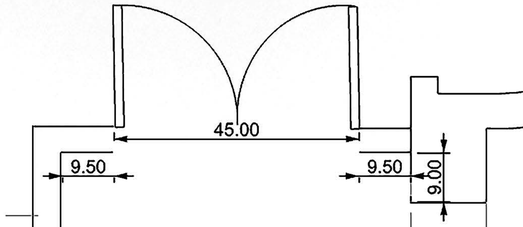


NEW
LOWER PORTION
CASEMENT
WINDOWS

RAISE FIREPLACES

20.00
18.50
48" centered in wall
20.00
18.50
door is parallel to angle
across in bedroom wall





6.50

W/D STACK

32.25

6.00

HERS

BUILT-IN SHELVES

BUILT-IN DRAWERS

48" centered in wall

PRIMARY/MASTER CLOSET

6.00

BUILT-IN DRAWERS/ SHELVES

HIS

18.00

BUILT-IN SHELVES

17.5

built-in shelves / cabinet

22.14

24.75

UPPER SHELVES

UTILITY BASIN

LOWER CABINET

approx. 41"

RUN TRELLIS UP HERE
SLATTED WOODEN WALL
cabbana type look
WALL INSET TO SAVE COSTS

52.00

16.00 16.00

FRENCH DOORS
(AVOIDING BRICK WORK)

OUTDOOR SHOWER /
CHANGING WET ROOM
BATHROOM
overhead SHOWER FIXTURE
FLOOR DRAIN UNDER IT
CONSIDER ELEVATED TEAK OR IPE WOODEN FLOOR
DRAIN UNDER IT IN FLOOR

OUTDOOR WET ROOM

SECOND FLOOR

SECOND FLOOR RENNOVATION PLAN

ANGELA'S WORKSPACE

LOUNGE/PRAYER

GUEST BATHROOM

GUEST ROOM

ART CLOSET

HVAC

ART STUDIO

HVAC

CHRIS'S OFFICE

PATRICK'S ROOM

TALL BUILT-IN

READINGROOM

LAUNDRY

PATRICK'S BATHROOM

ANDREW'S BATHROOM

ANDREW'S BEDROOM

STORAGE

tell us what size we need for door

36.00

reinforce wall in elevator shaft to reduce risk of falls through drywall

3.125

remove dry wall to ceiling in this area as wide as possible

6.00

69.00

4.50

tell us what size we need for door

4.50

SLIDING POCKET DOOR
(framed frosted glass to let in light)

--> SLIDING GLASS DIVIDER

71 3/16

INCLUDE FLOOR DRAIN
perhaps UNDER VANITY IN CASE OF FUTURE OVERFLOW
(vanity will have legs on floor
--FYI old utility sink drain already exisits in floor)

38 5/8

34 3/4

34 3/4

34 3/8

Vanity surface extends into window area.
Vanity width matches window opening.

108 3/16

BUILT-IN SHELVES

ANDREW'S BATHROOM

tell us what size
we need for door

36.00

reinforce wall in elevator
shaft to reduce risk of falls
through drywall

remove dry wall to ceiling
in this area
as wide as possible

3.125

6.00

69.00

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tell us what size
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38 5/8

34 3/4

34 3/4

34 3/8

Vanity surface extends
into window area.
Vanity width matches
window opening.

108 3/16

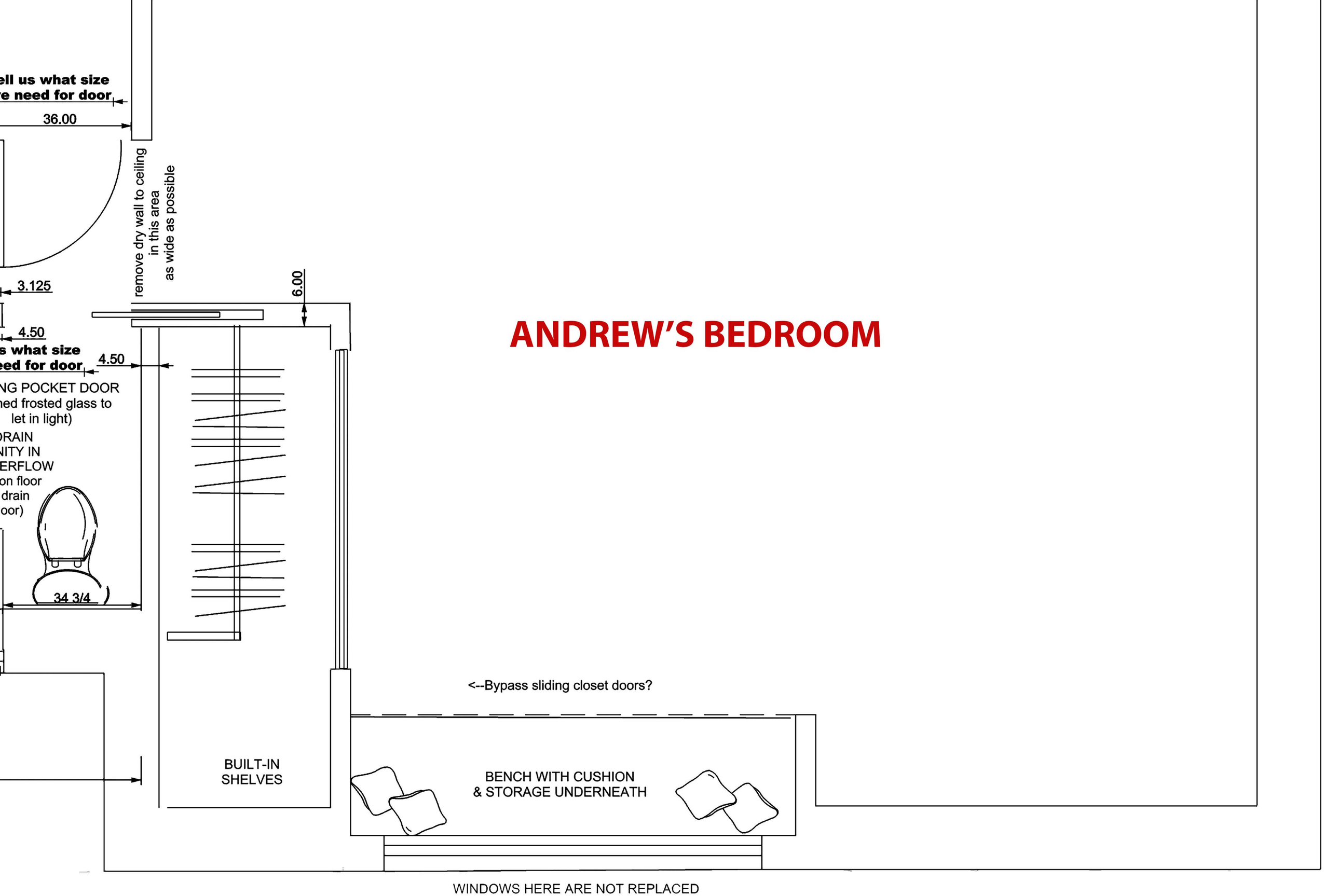
<--Bypass sliding closet

BUILT-IN
SHELVES

BENCH WITH CUSH
& STORAGE UNDERN

ANDREW'S BATHROM

ANDREW'S BEDROOM



ANGELA'S OFFICE

BUILT-IN DRAWERS

MOVE WINDOW FROM
MASTER SHOWER TO HERE

24.00

APPROX. 42"X72"
MARBLE TABLE

30"X80" UPLIFT DESK

APPROX 105.25

35

12

STORAGE
DRAWERS,
& CABINET
WITH SINKs
INSIDE
(keep 220 just in case needed some other time)

NO MORE THAN 62.25"

70.87

MILCASA MAGIC 2 CONCEALED
SLIDING SYSTEM DOOR, 1800
DOOR PANEL WILL HAVE ART
CENTER UNDER ARCH
(MAKE OPENING MATCH WINDOW
OPENING AND CENTER UNDER ARCH
--IF THAT WORKS OUT,
AND ARCH THE OPENING TO MATCH CEILING)

48.00

NO MORE THAN 62.25"

70.87

MILCASA MAGIC 2 CONCEALED
SLIDING SYSTEM DOOR, 1800
DOOR PANEL WILL HAVE ART
CENTER UNDER ARCH
(MAKE OPENING MATCH WINDOW
OPENING AND CENTER UNDER ARCH
--IF THAT WORKS OUT,
AND ARCH THE OPENING TO MATCH CEILING)

48.00

MILCASA MAGIC 2 CONCEALED
SLIDING SYSTEM DOOR, 1800 -->
DOOR PANEL WILL HAVE ART
CENTER UNDER ARCH
(and arch the opening)

NO MORE THAN 62.25

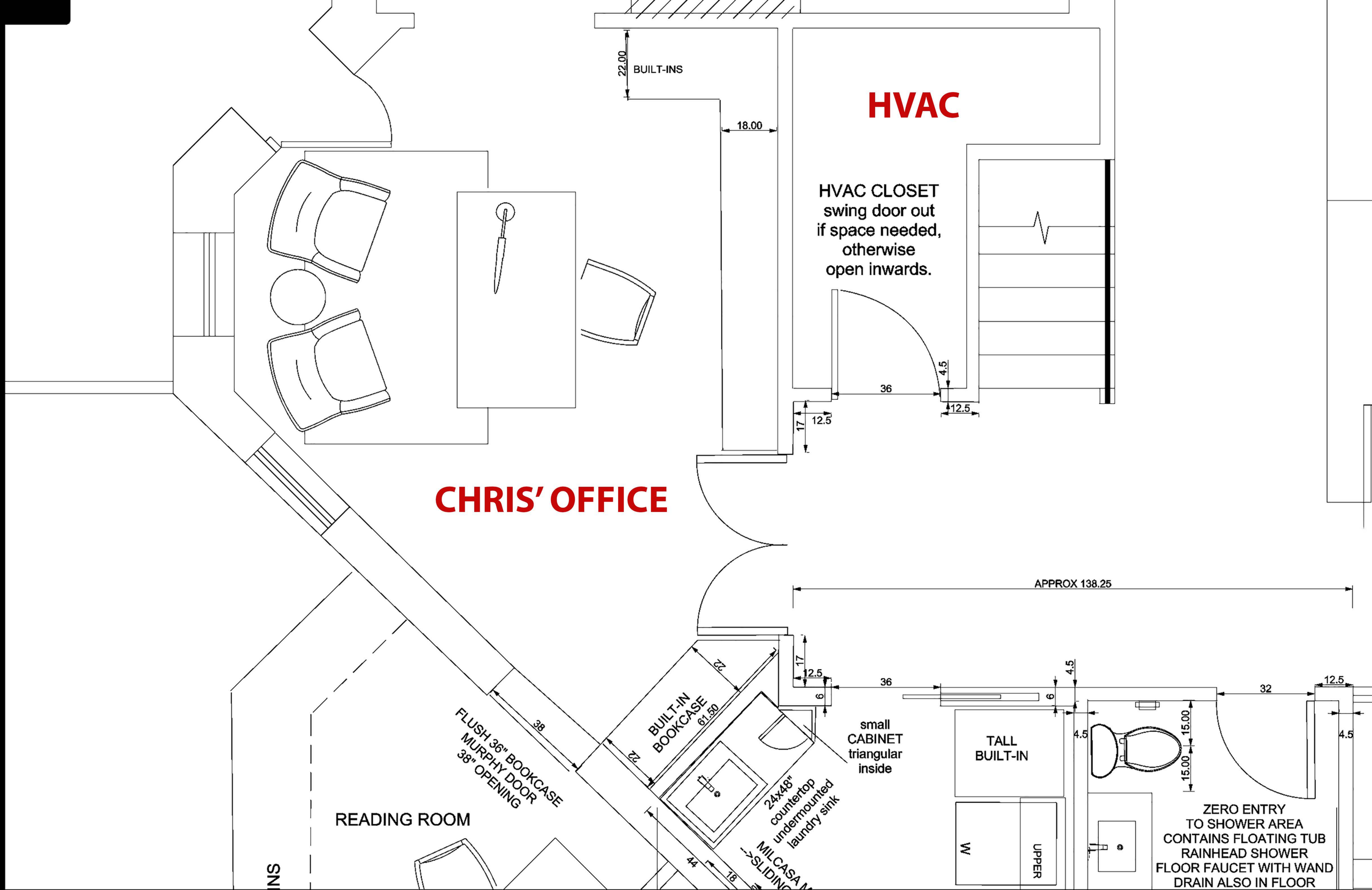
70.87

48.00

ART SPACE

CENTER FIREPLACE UNDER ARCH

CENTER DOORS
REMOVE EMPTY
DRYWALL BOX


HVAC
HVAC CLOSET
swing door out
if space needed,
otherwise
open inwards.
22.00
BUILT-INS
18.00
36
4.5
12.5
17
12.5
CHRIS' OFFICE
READING ROOM
FLUSH 36" BOOKCASE
MURPHY DOOR
38" OPENING
38
22
BUILT-IN
BOOKCASE
61.50
22
24x48"
countertop
undermounted
laundry sink
44
18
small
CABINET
triangular
inside
APPROX 138.25
17
12.5
36
6
4.5
TALL
BUILT-IN
W
UPPER
4.5
15.00
15.00
32
12.5
4.5
ZERO ENTRY
TO SHOWER AREA
CONTAINS FLOATING TUB
RAINHEAD SHOWER
FLOOR FAUCET WITH WAND
DRAIN ALSO IN FLOOR

READING ROOM

BUILT-INS

FLUSH 36" BOOKCASE
MURPHY DOOR
38" OPENING

38

22

BUILT-IN BOOKCASE

61.50

22

17

12.5

6

36

small CABINET triangular inside ?

24x48" countertop undermounted laundry sink

LAUNDRY

44

18

MILCASA MAGIC 2 CONCEALED
-->SLIDING SYSTEM DOOR, 1100-->

43.25

34 5/8"

30" X 80" desk

STORAGE

STORAGE

FLOOR DRAIN
(old tub drain exists somewhere near here)

TALL BUILT-IN

W

UPPER CABINETS

D

4.5

9

4.5

32

12.5

4.5

15.00

15.00

ZERO ENTRY
TO SHOWER AREA
CONTAINS FLOATING TUB
RAINHEAD SHOWER
FLOOR FAUCET WITH WAND
DRAIN ALSO IN FLOOR
SLIDING GLASS DIVIDER <--

6.00

PATRICK'S BATHROOM

floor drain
tiled inset

4.5

3.5

6

222.6

Approx. 82

GUEST BATHROM

EXISTING

INSET - 3/4 UP & STRETCHING FROM SIDE TO SIDE

ZERO ENTRY SHOWER
WITH 8' SIDE TO SIDE INSET

MADE FROM 8' PORCELIN
PIECE AT IVEY LANE, TRIMMED
& POSITIONED SIDEWAYS

BUILT-IN
DRAWERS

12
4.5
3.5
44
1.5
32.00
32.00
39.00
4.25
6
28
16
6
6
28
33.75
4.5
6
57

6
6
28
33.75
6
4.5
57
35
GUEST HALLWAY
<--MILCASA MAGIC 2 CONCEALED
SLIDING SYSTEM DOOR, 1800
PANEL WILL HAVE ART
CENTER UNDER ARCH
70.87
28
4.5
38
12.00
4.5
ROUGHLY 60, not more than 62.25
ART CLOSET
Leave laundry connections
COVER THEM
ELECTRICAL
PANEL
FLUSH 36" BOOKCASE
MURPHY DOOR
38" OPENING
into hall
(SAME CENTER AS
OPPOSITE DOOR)
36
80
HVAC
DESK A
with OU

GUEST & PRAYER LOUNGE

EXISTING

APPROX 105.25

MADE WALL 12" TO ACCOMODATE FIRE FEATURE IN WALL. IS THAT CORRECT TO HAVE DONE? GAS LINE ALREADY EXISITS ON THIS WALL ADD FIREPLACE WALL INSERT, VENTLESS. IF TOO COSTLY, REPURPOSE AN EXISTING UNIT AND HAVE IT STICK OUT OF THE WALL SOME.

12

35

48.00

12

4.5

3.5

44

INSET - 3/4 UP & STRETCHING FROM SIDE TO SIDE

ZERO ENTRY SHOWER
WITH 8' SIDE TO SIDE INSET

MADE FROM 8' PORCELIN
PIECE AT IVEY LANE, TRIMMED
& POSITIONED SIDEWAYS

6

57

32.00

1.5

32.00

39.00

BUILT-IN
DRAWERS

4.25

6

28

GUEST BATH

16

6

6

28

33.75

4.5

GUEST HALLWAY

35

<--MILCASA MAGIC 2 CONCEALED SLIDING SYSTEM DOOR, 1800 PANEL WILL HAVE ART CENTER UNDER ARCH-->

70.87

ROUGHLY 60, not more than 62.25

ART CLOSET
Leave laundry connections
COVER THEM IF POSSIBLE

ELECTRICAL PANEL

36

38

28

4.5

12.00

4.5

FLUSH 36" BOOKCASE
MURPHY DOOR
38" OPENING
into hall
(SAME CENTER AS
OPPOSITE DOOR)

80

HVAC

DESK A
with OU

WINDOWS HERE ARE NOT REPLACED

39.00

BUILT-IN
DRAWERS

BENCH WITH CUSHION
& STORAGE UNDERNEATH

39.00

BUILT-IN
DRAWERS

4.25

2

28

GUEST BEDROOM

16

6

4.5

35

4.5

80

LAMPS BESIDE BED WILL NEED WIRING;
OUTLETS NEED TO BE
AVAILABLE ON EACH SIDE OF THE
BED AS WELL

KING BED

DRYWALL BUILD OUT 22" FROM WALL
TO MATCH WINDOW OPENING ON OPPOSIDE
SIDE OF ROOM

22.00

DESK AREA
with OUTLET

DESK AREA
with OUTLET

43.25

34 3/8"

STORAGE & CLOSET

center door opening with highest part of ceiling
MILCASA MAGIC 2 CONCEALED
SLIDING SYSTEM DOOR, 1100
DOOR PANEL WILL HAVE ART
THAT IS WIDER THAN
OPENING FOR VISUAL EFFECT

CLEAN OUT ITEMS AND
REMOVE STORAGE ACCESS
WILL PLACE EXISTING DRESSER

EXISTING

QUEEN BED

EXISTING
BEAN BAG

REPLACE DOORS
FIX OVERHANG

PATRICK'S BEDROOM

12.00

Bypass Sliding closet doors?

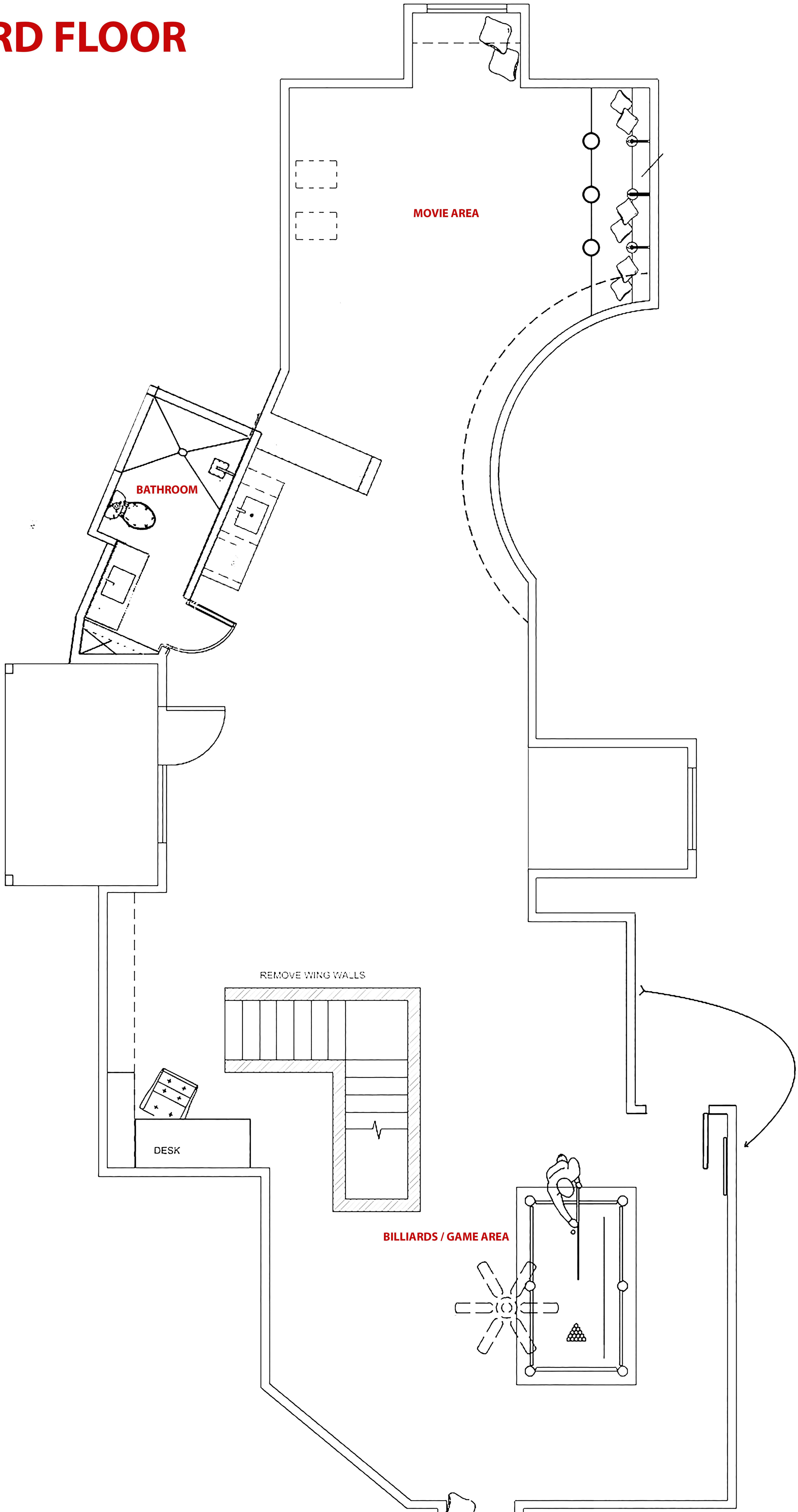
12.00

BOOKCASE

SHELF TO SPLIT HANGING

TALL
BUILT-IN

3RD FLOOR


MOVIE AREA
BATHROOM
REMOVE WING WALLS
DESK
BILLIARDS / GAME AREA

EXPAND TOILET AREA INTO ATTIC
13" or so BACK
(that way a 60x48" shower
area will exist and there
will be enough space between the toilet front and the wall)

40.46

48.00

48

30

30

3RD FLOOR
BATHROOM

60.00

BEV

BAR WILL BE INSIDE WARDROBE
NEED FAUCET AND ELECTRICAL
4 SMALL FRIDGE, MICRO,
AND BAR SINK

opened up by removal of shower

vent in the area

Is fireplace vented or ventless?
-I think I saw a disconnected

Is this a hallow wall?

MOVE HVAC ACCESS DOOR TO THIS WALL INSTEAD

MOVE intake vent to here

reinforce wall in elevator shaft to reduce risk of falls through drywall

3RD FLOOR BILLIARDS / GAME AREA

BUILT-IN BENCH WITH CUSHION & STORAGE UNDERNEATH

3RD FLOOR MOVIE AREA