



PORTFOLIO 2

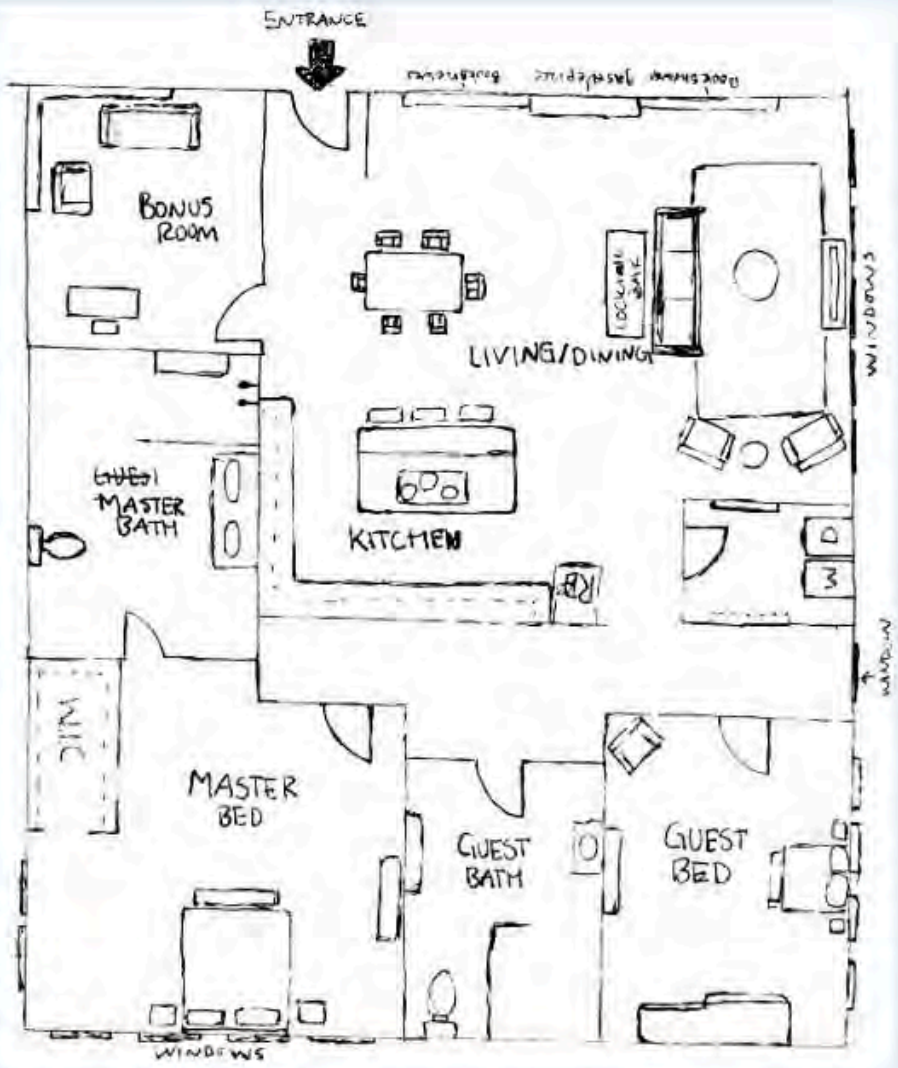
PRELIMINARY SCHEMATICS

BRIANNE BARKER

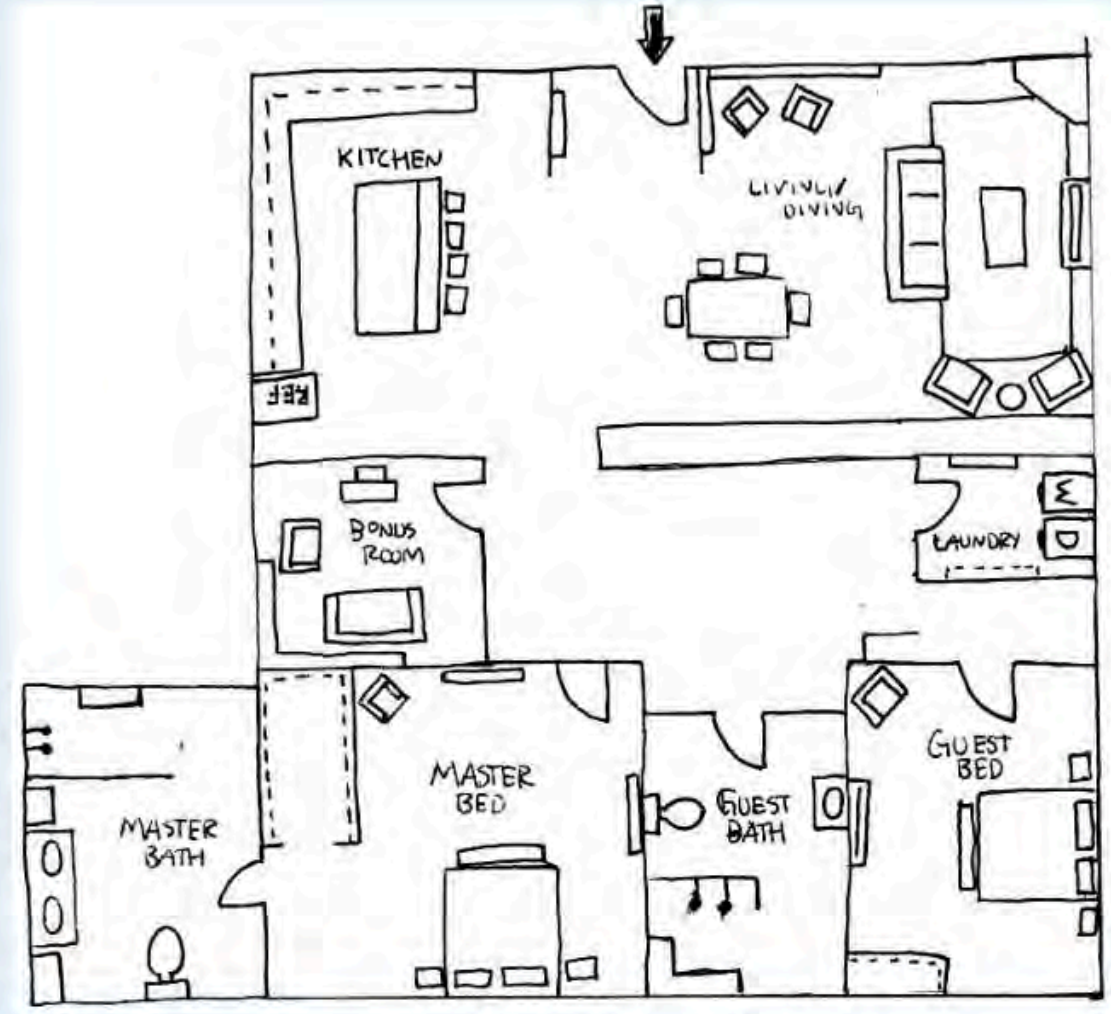
3102 FALL 2019
PROF CHARLES GUSTINA



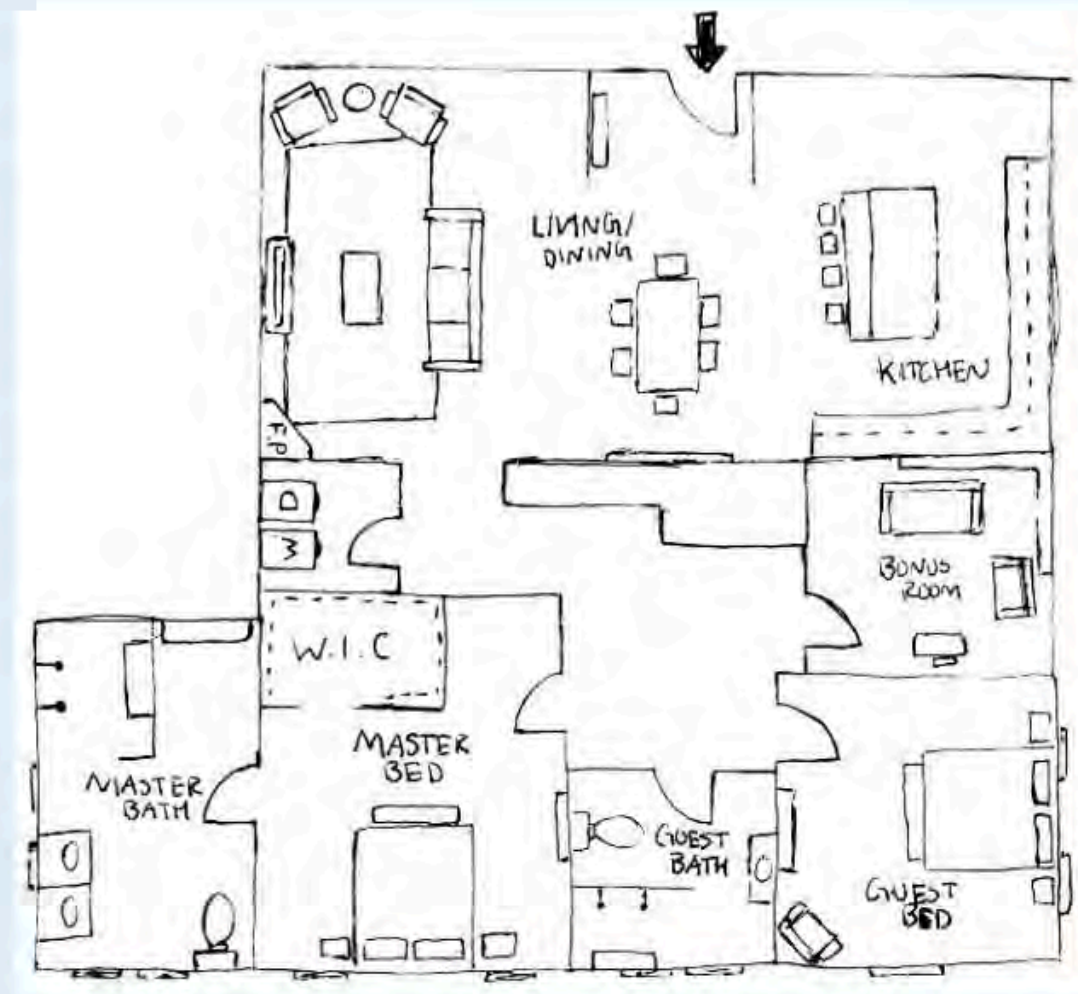
SPACE PLANNING SKETCHES



SPACE PLANNING OPTION 1



SPACE PLANNING OPTION 2

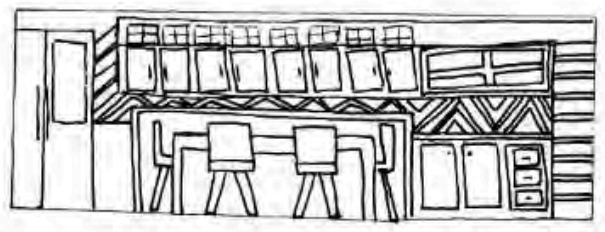


SPACE PLANNING OPTION 3

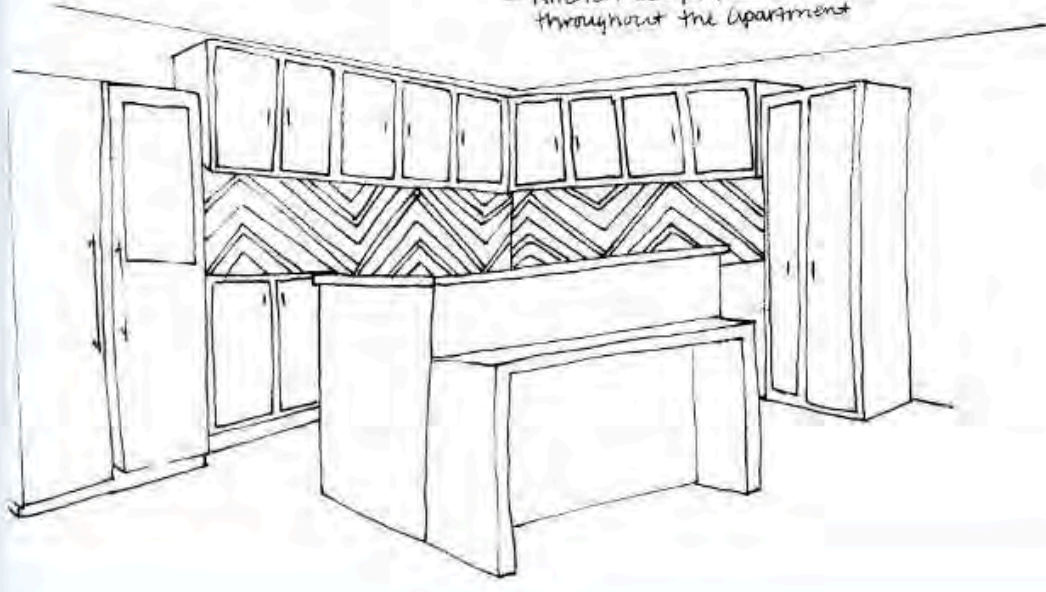


PROBLEM RESOLUTION
SKETCHES

WAYFINDING

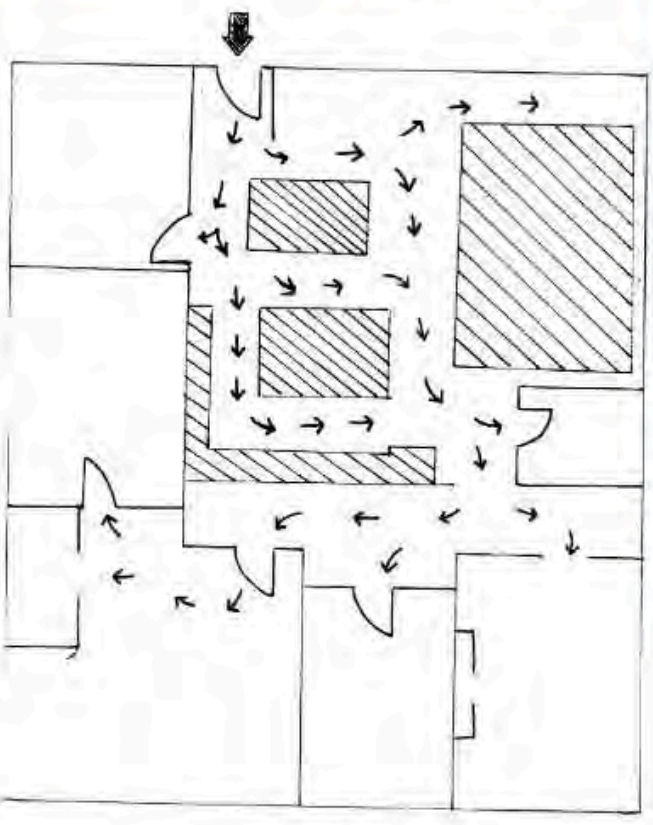


- Backsplash pattern draws attention to the space, create interest
 - Kitchen design promotes flow throughout the apartment



OPTION 1

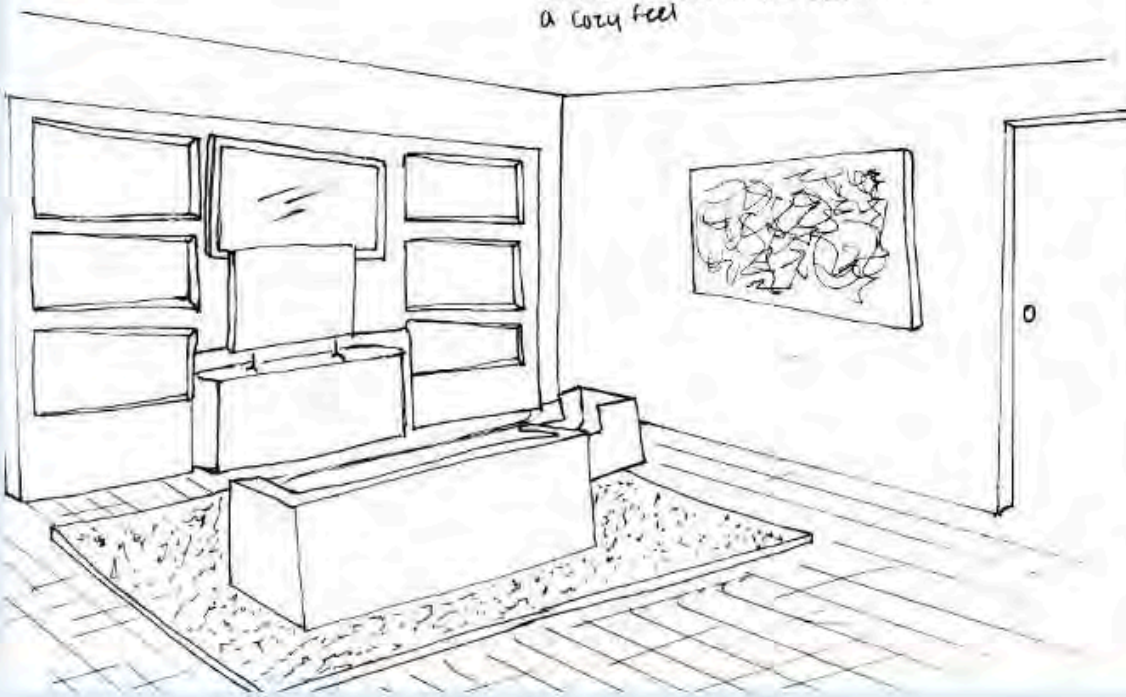
- Layout promotes good flow throughout spaces



PROBLEM RESOLUTION WAYFINDING 1

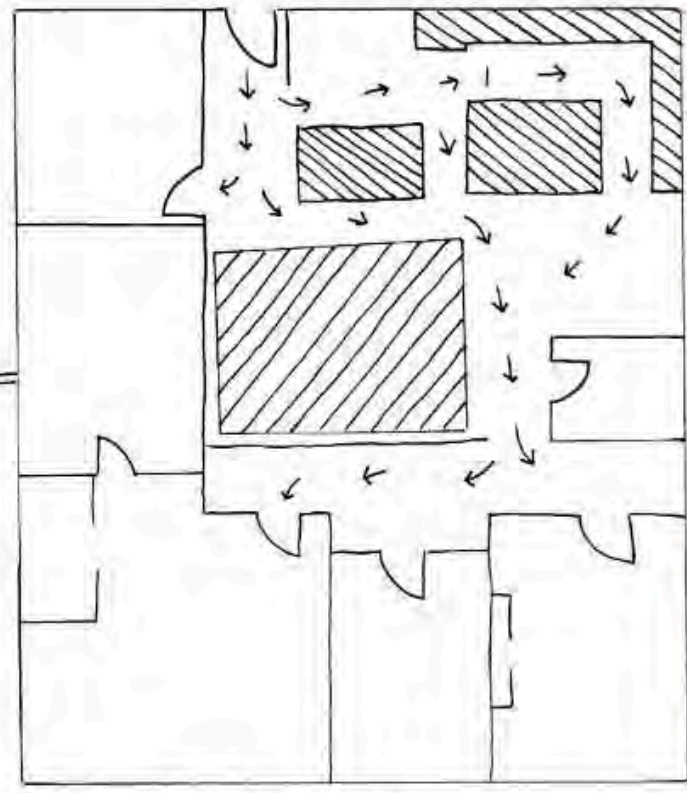


- Built in benches create a statement in the room, draw the space in for a cozy feel



OPTION 2

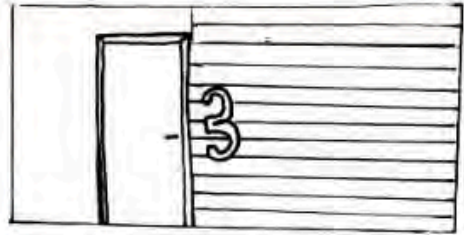
As you enter the space
 - draws you into the living room and throughout the apartment



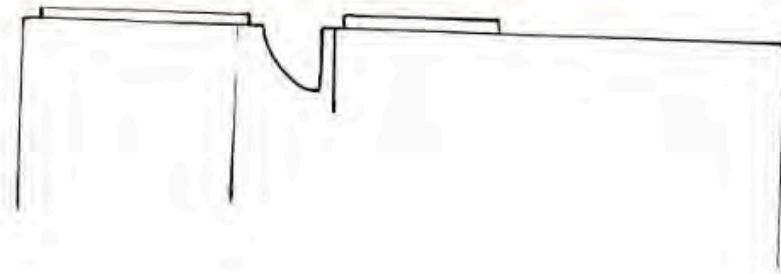
PROBLEM SOLVING: WAYFINDING 2

ENTRY

OPTION 1

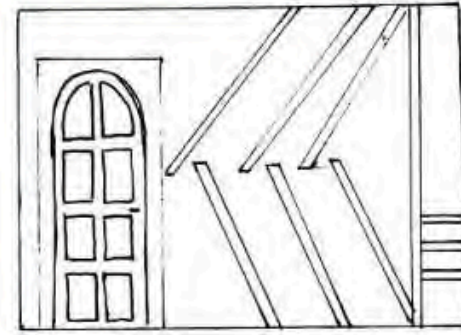


↑ large numbers help seniors locate their condo



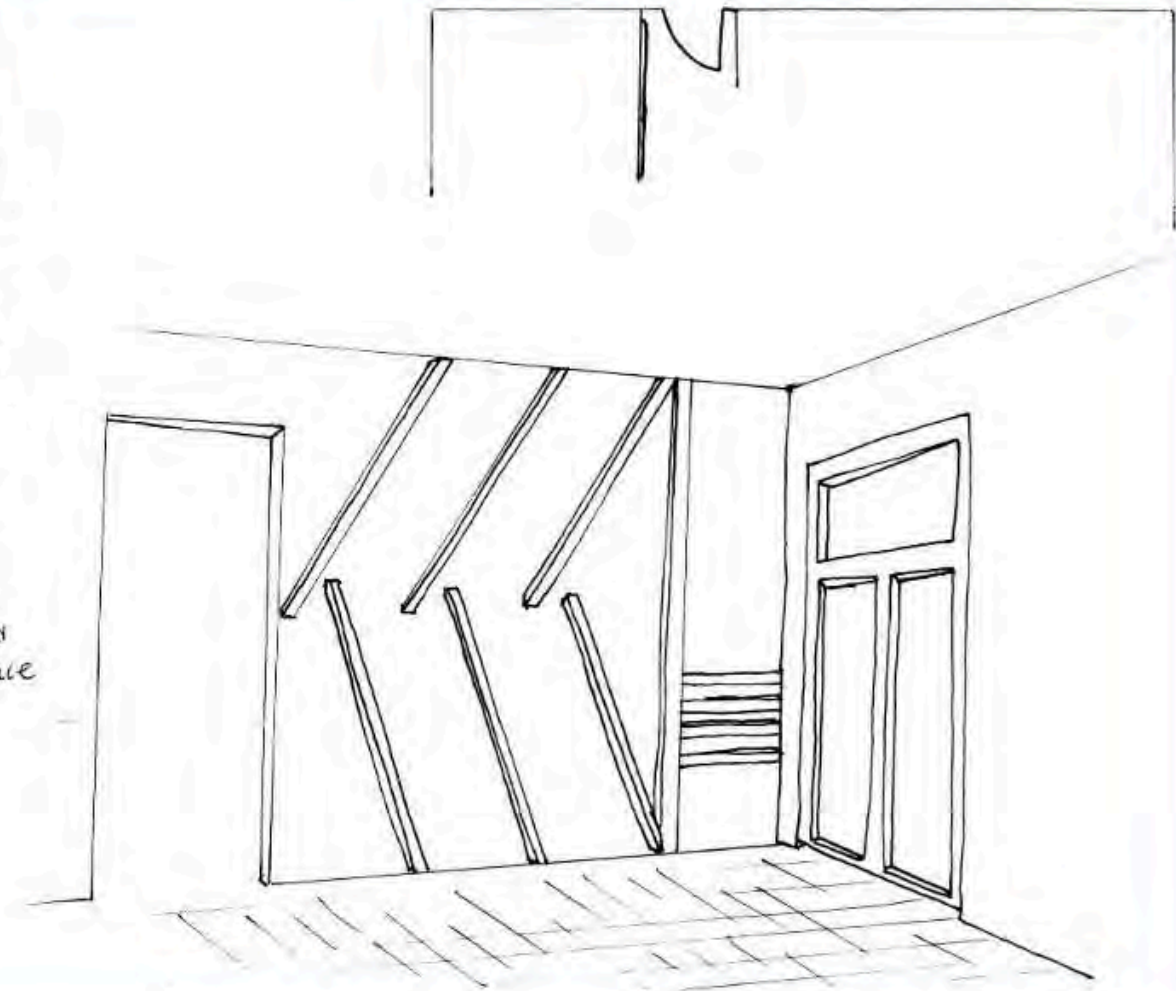
PROBLEM RESOLUTION ENTRY 1

↳ large wood planks on wall draw attention horizontal direction leads person towards entry

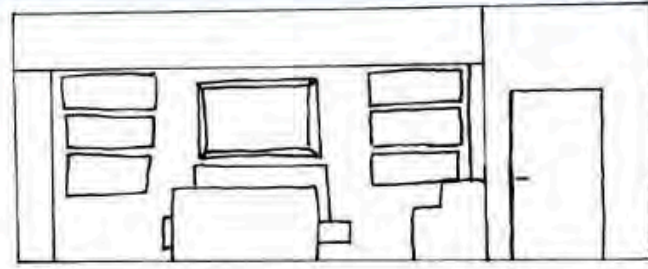


PROBLEM RESOLUTION ENTRY 2

- feature wall when entering the space
- painted dark color to add depth
- directional to lead persons into the space

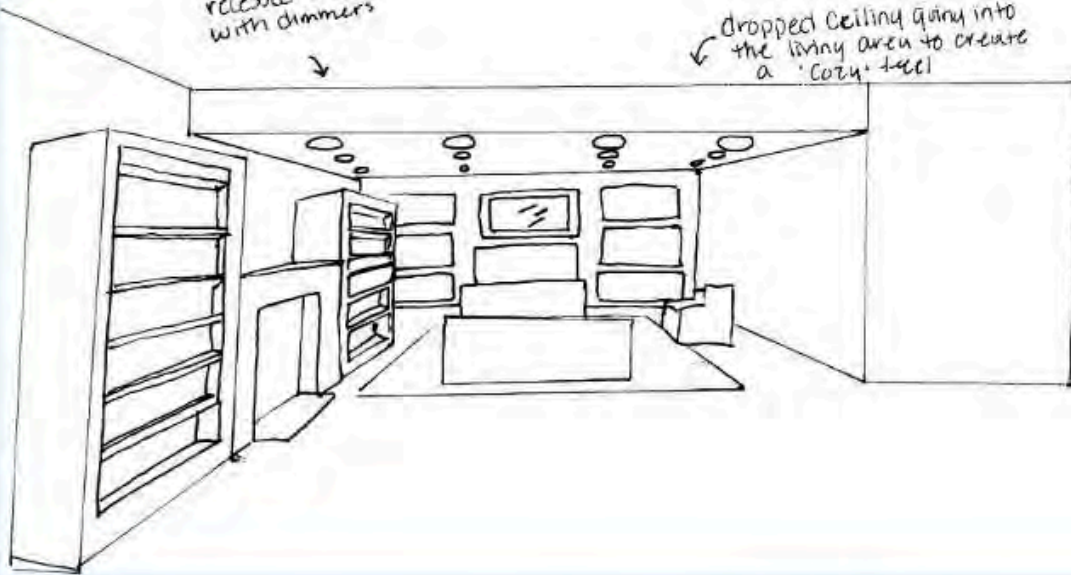


OPTION 2

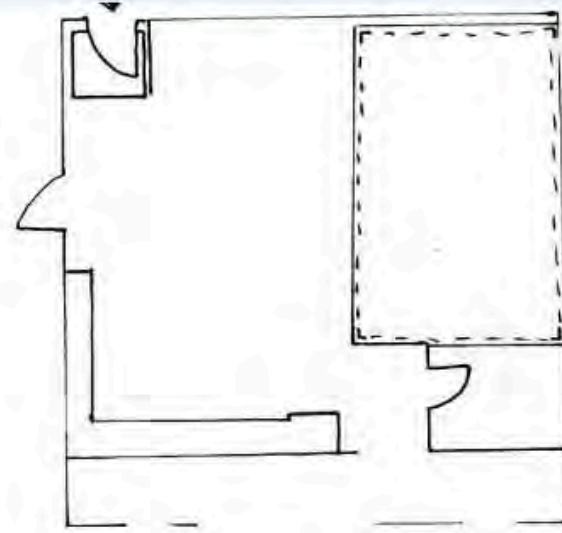


recessed lighting with dimmers

dropped ceiling going into the living area to create a 'cozy' feel



OPTION 1



PROBLEM RESOLUTION
CEILING/DAYLIGHT 1

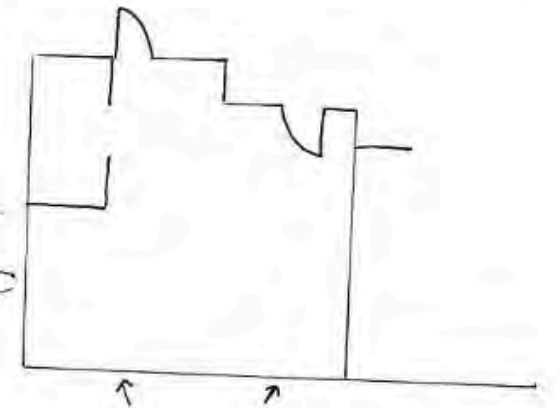
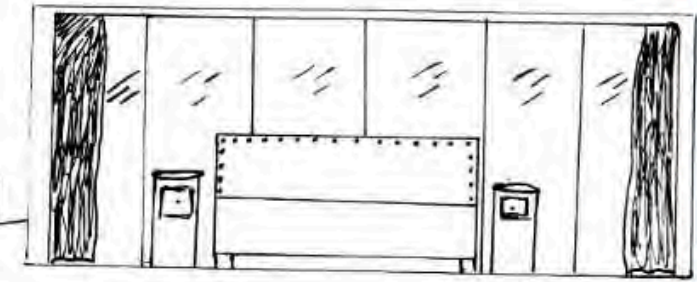
CEILING/DAYLIGHT

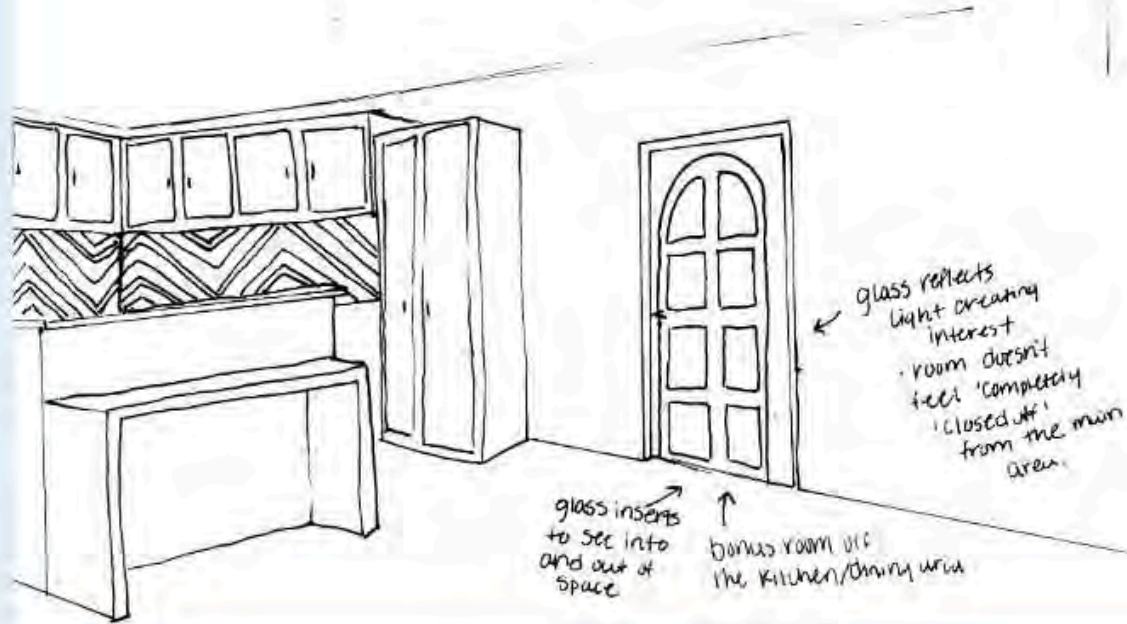
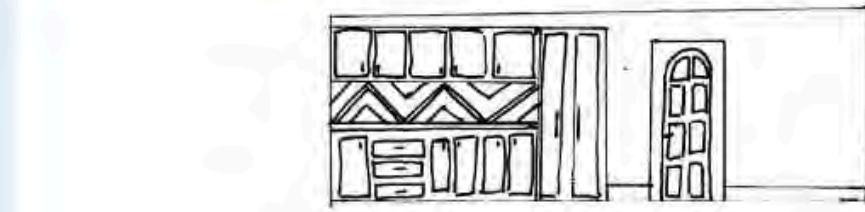
OPTION 2

PROBLEM RESOLUTION
CEILING/DAYLIGHT 2

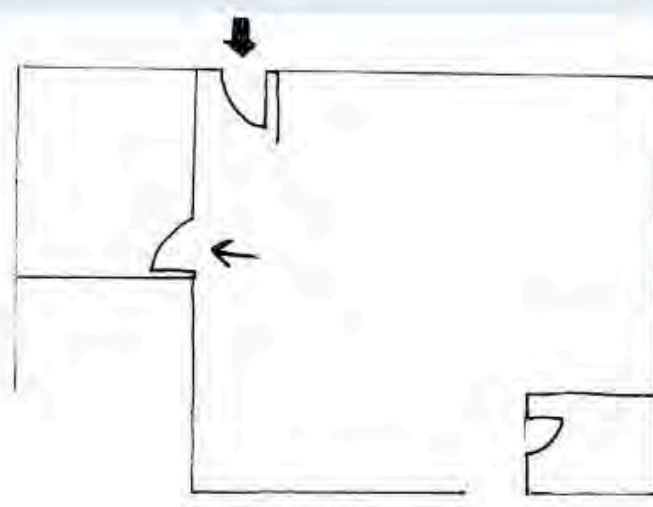
Floor to ceiling windows let in as much light as possible

Wall of windows in master bedroom with blackout curtains





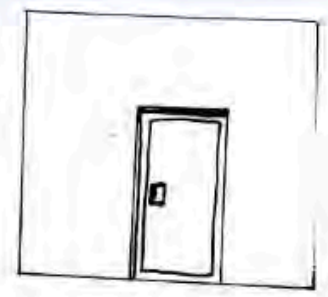
OPTION 1



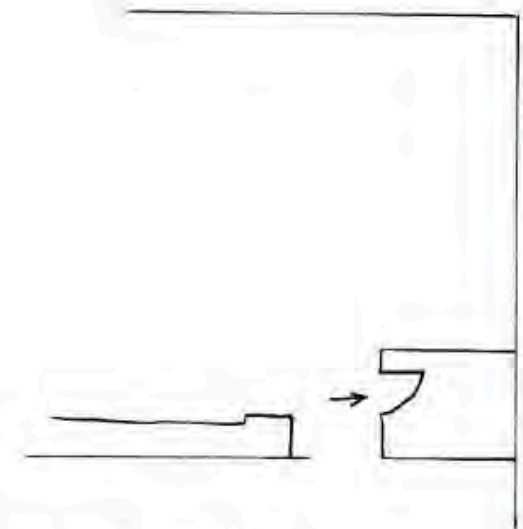
PROBLEM RESOLUTION
SUPPORT SPACES 2

SUPPORT SPACES

OPTION 2



PROBLEM RESOLUTION
SUPPORT SPACES 2

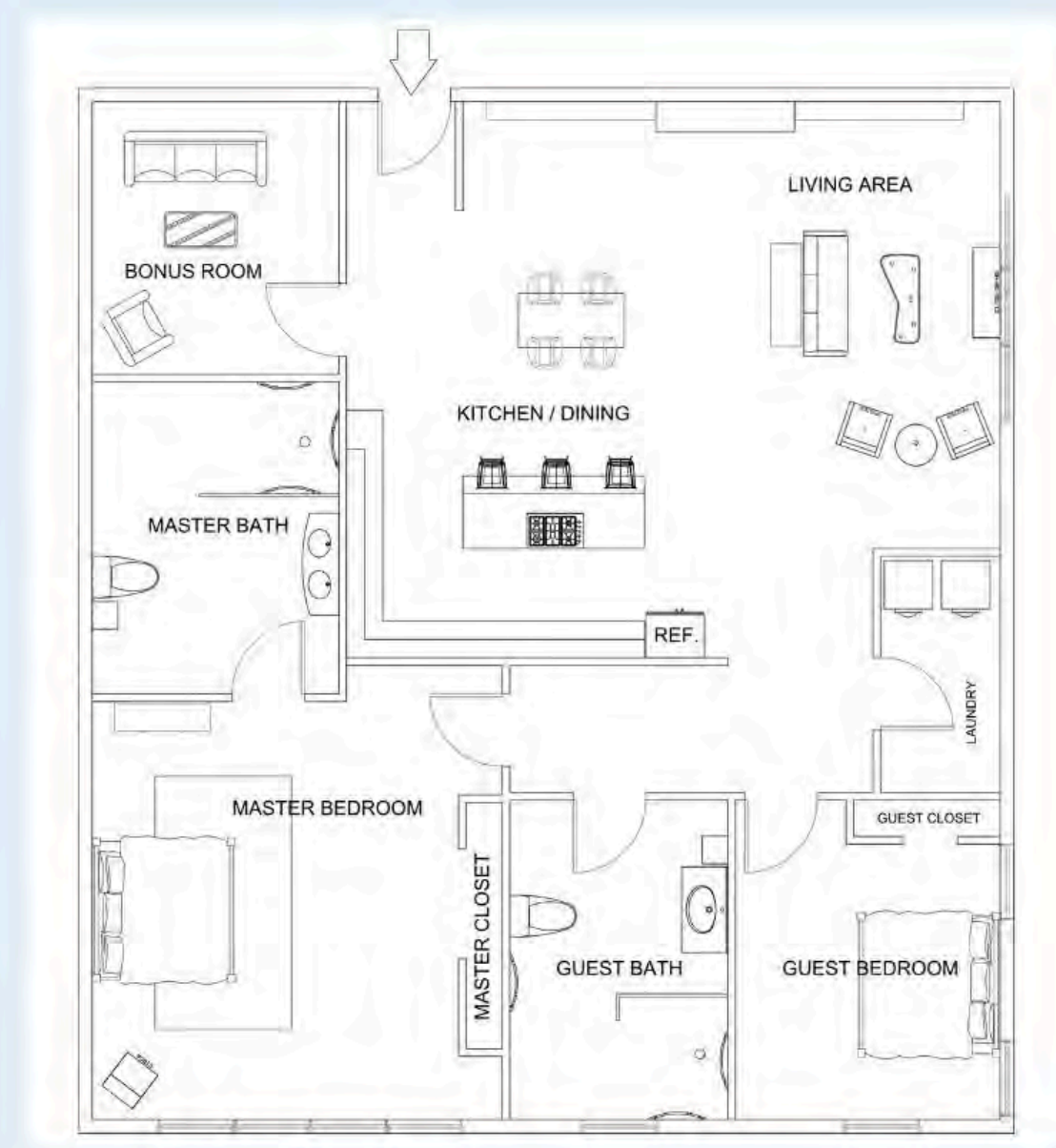




FURNITURE PLAN & ELEVATIONS

AUTOCAD

FURNITURE PLAN



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

ELEVATIONS



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



SKETCHUP MODEL

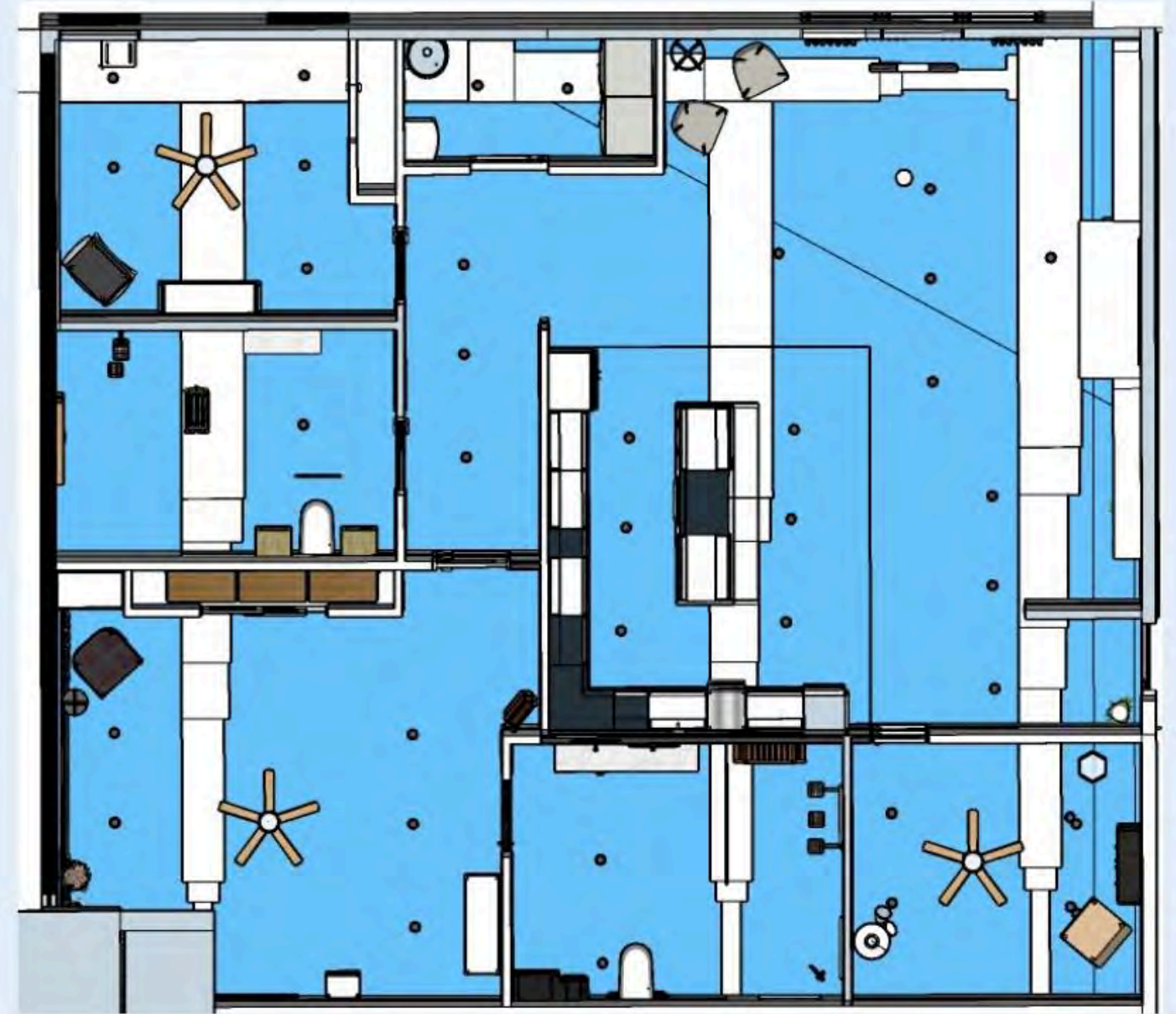
EXTERIOR VIEW



BUILDING IMAGE NOT TO SCALE



Sketchup Paralell Projection & RCP



PLAN NOT TO SCALE

CORRIDOR





KITCHEN





LIVING/DINNING



BONUS ROOM





GUEST BED & BATH





MASTER BEDROOM



MASTER BATHROOM



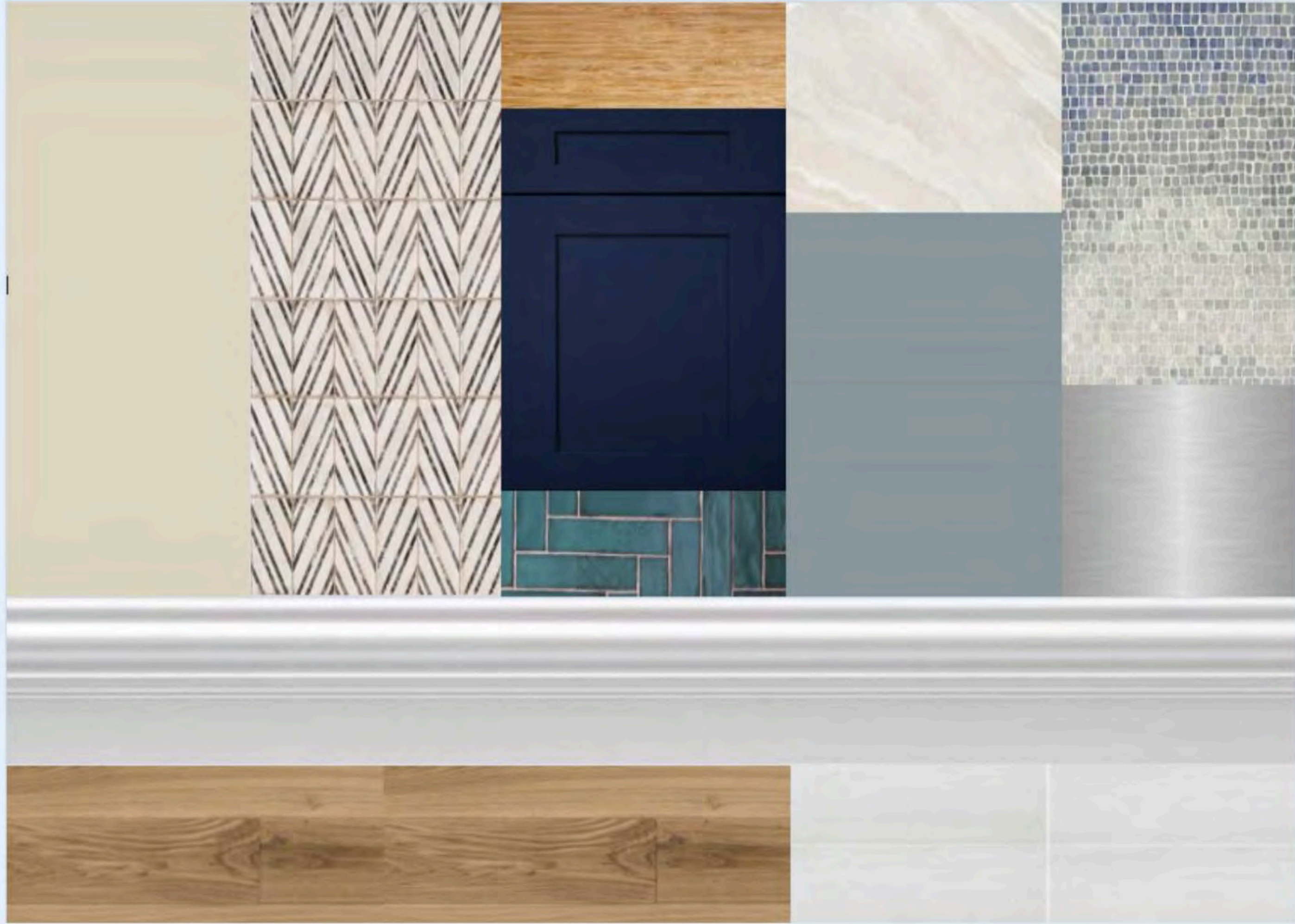


FINISHES

OPTION 1



OPTION 2





ACCESSIBILITY & LIFE
SAFETY

ACCESSIBILITY

*ALL 4FT WIDE DOORWAYS HIGHLIGHTED IN RED

*ALL WHEELCHAIR TURN AROUND SPACES HIGHLIGHTED IN GREEN

*ALL TOILETS ARE COMFORT HEIGHT



SPACE ON EITHER SIDE OF THE BED FOR EASY ACCESS

SPACE ON EITHER SIDE OF TOILET

BARRIER FREE SHOWER ENTRY WITH GRAB BARS

4FT WIDE DOORWAYS FOR EASY ENTRY

NO BARRIER SHOWER FOR EASY ENTRY WITH GRAB BARS

ROLL-UNDER KITCHEN SINK

LOWER COUNTER HEIGHT THROUGHOUT KITCHEN

SPACE ON EITHER SIDE ON TOILET

WHEELCHAIR TURN AROUND SPACE

ROLL UNDER BATHROOM SINK

CLEARANCE FOR WHEELCHAIR

SPACE ON EITHER SIDE OF THE BED FOR EASY ACCESS

WHEEL CHAIR TURN AROUND SPACE IN LAUNDRY ROOM

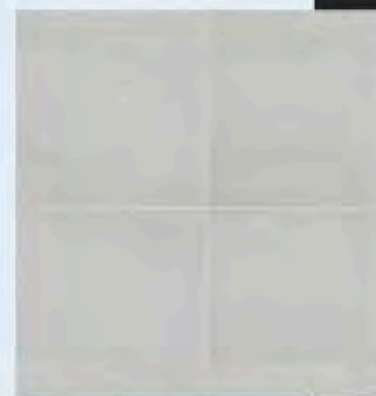




MASTERBEDROOM:
SPACE BESIDE BED FOR ACCESS
SPACE INFRONT OF BED AND BESIDE FOR WHEELCHAIR TURN
AROUND
SLIP RESISTANT WOOD FLOORING



MASTER BATHROOM:
NO BARRIER SHOWER ENTRY
GRAB BARS ON WALLS WITH TUB, SHOWER, AND TOILET
COMFORT HEIGHT TOILET
SPACE BESIDE AND IN FRONT OF TOILET FOR EASY ACCESS
NO SLIP TILE FLOORING THROUGHOUT

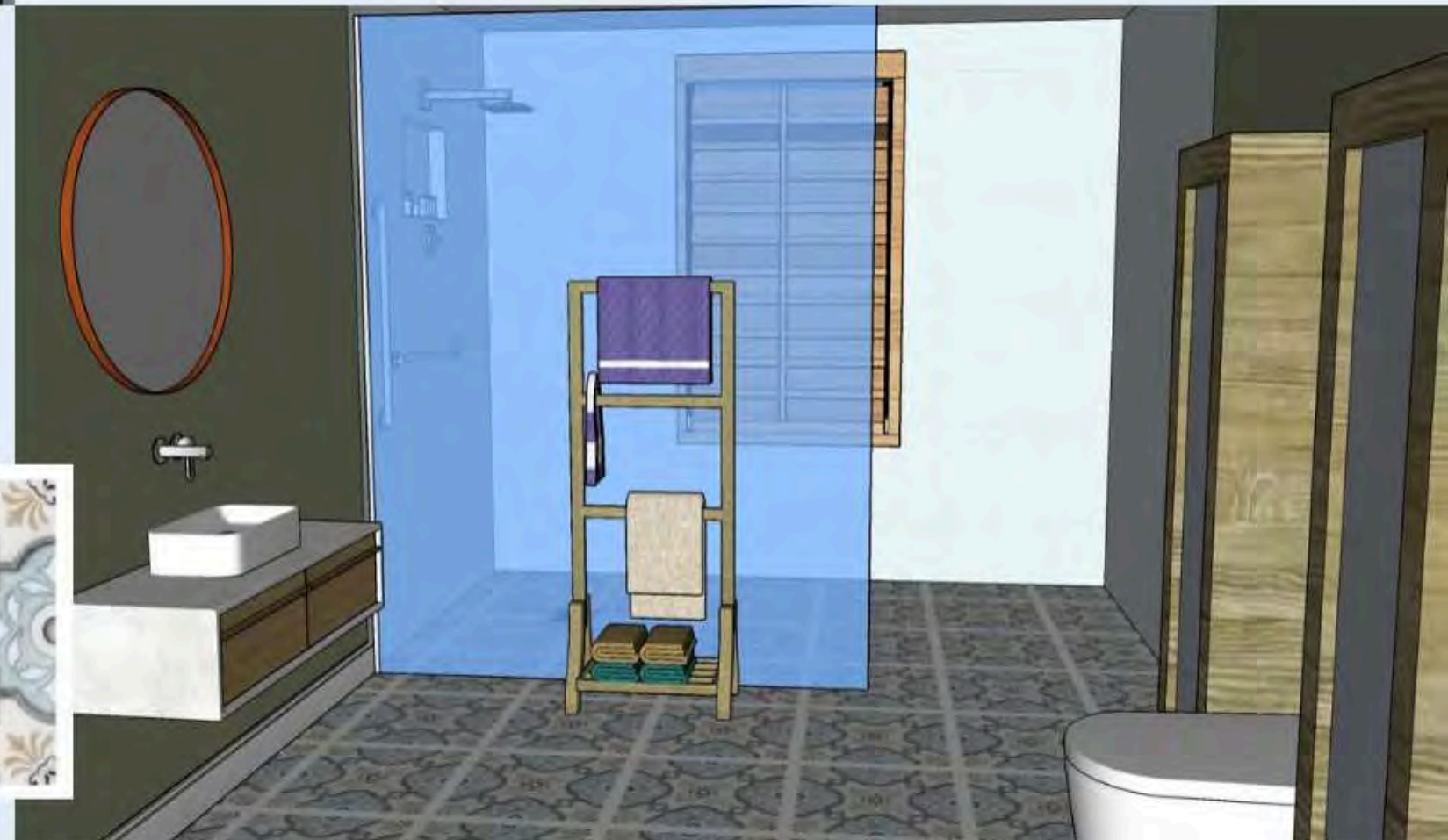
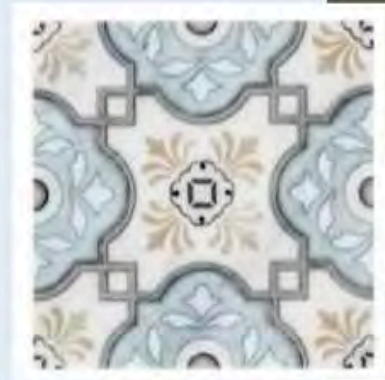




GUEST BEDROOM:
SPACE ON BOTH SIDES AND INFRONT OF BED
FOR
ACCESS AND WHEEL CHAIR TURN AROUND
SLIP RESISTANT WOOD FLOORING



GUEST BATHROOM:
SPACE ON BOTH SIDES OF THE TOILET FOR
ACCESS
ROOM FOR WHEEL CHAIR TURN AROUND
NO BARRIER SHOWER ENTRY WITH GRAB BARS
ROLL UNDER SINK

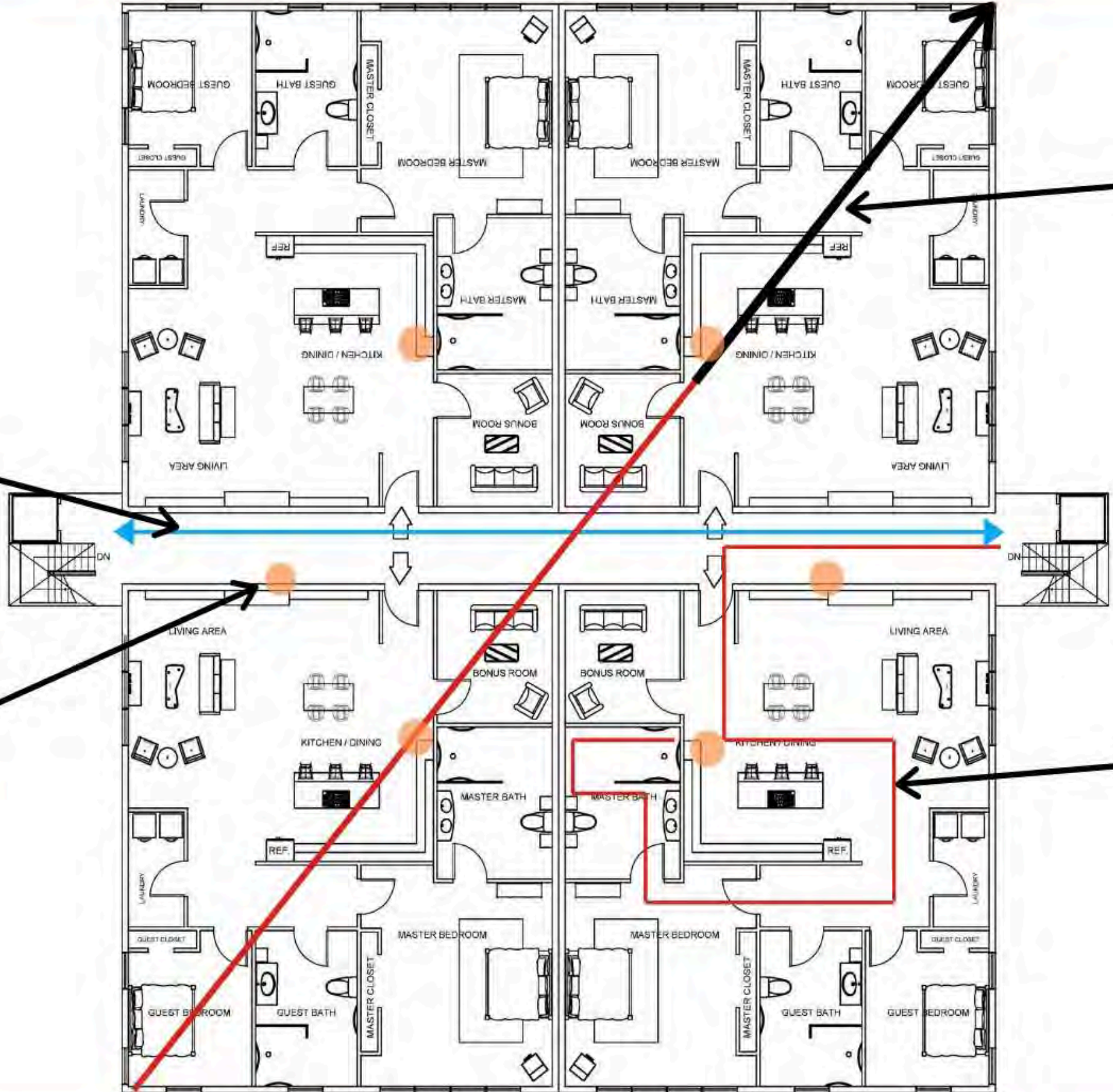


LIFE SAFETY

OCCUPANCY LOAD PER APARTMENT
2800SF / 200
=
14

EXITS ARE 103' 6 1/2" AWAY FROM EACH OTHER

LOCATIONS OF FIRE EXTINGUISHERS HIGHLIGHTED IN ORANGE



DIAGONAL
158' 3" / 1/3
=
52' 9"

TRAVEL DISTANCE IS
155' 3"
LESS THAN 250FT



building is sprinklered

PLAN NOT TO SCALE

Building Construction and Occupancy

Construction Type	Sprinklers?	Occupancy Type				
Type 2	Yes	R2				

Exit Requirements: Number and Arrangement of Exits

Space Designation	# of Exits		Travel Distance		Arrangement: Means of Egress	
	Required	Shown on Plans	Allowable Distance	Actual Distance Shown on Plans	Req'd Distance Between Exits	Actual Distance Shown on Plans
201	2	2	250ft	155.3	52' 9"	103' 6.5"

Notes:

Use Group or Space Designation	(A)	(B)	Calculated Occupant Load = A/B	©		Exit Width (Inches)			
	Area = Sq. Ft.	Area per Occupant		Egress per Occupant		Required Width = (A/B)xC		Actual Width	
				Stair	Level	Stair	Level	Stair	Level
201	2800	200	14	0.3	0.2	3.9	2.8	36	96

Notes: