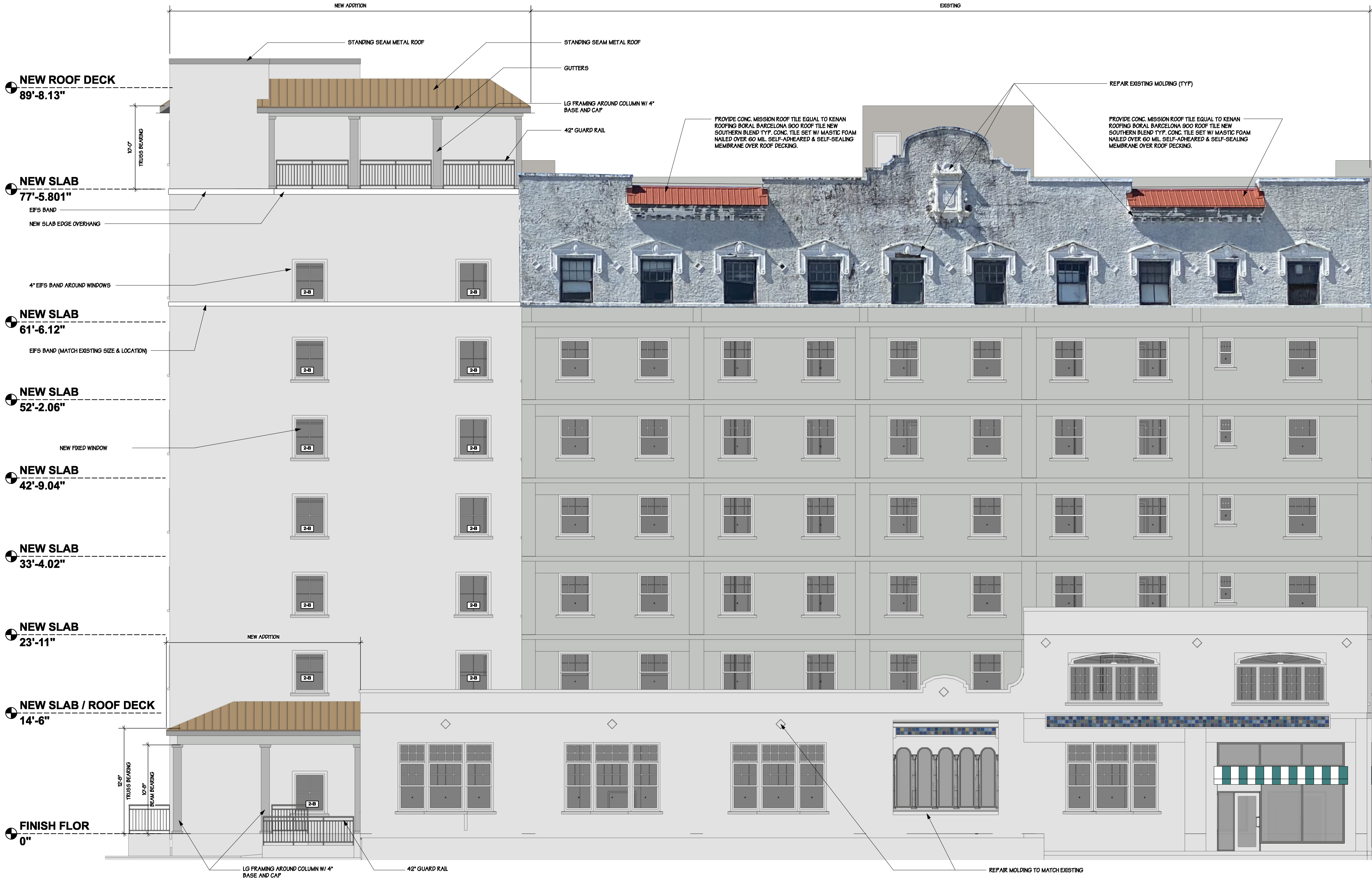




REVISIONS		
REV.	DATE	DESCRIPTION
B	8/22/25	NEW ELEVATIONS
S	9/30/24	PERMIT COMMENT RESPONSES
B	8/14/24	PERMIT COMMENT RESPONSES
A	7/15/24	ADDENDUM #1 RFI RESPONSES

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036623

DA

South Elevation

A New Remodel for
The Hotel Marion

108 North Magnolia Ave,
Ocala, FL 34475

DATE: 6/19/24
JOB: D_22061
DRAWN BY: JAD
CHECKED BY: JAD

A201

PERMIT / PRICING 90%

22

OF

59

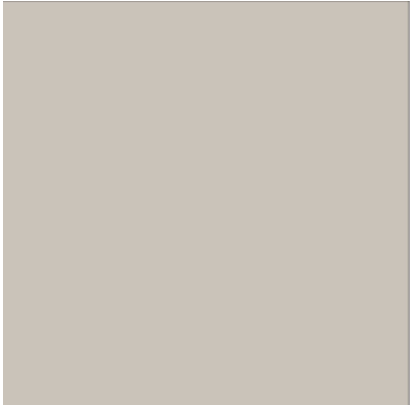
1 SOUTH ELEVATION
Scale: 3/16" = 1'-0"

COLOR LEGEND

- Roof Tiles - Gold Dust



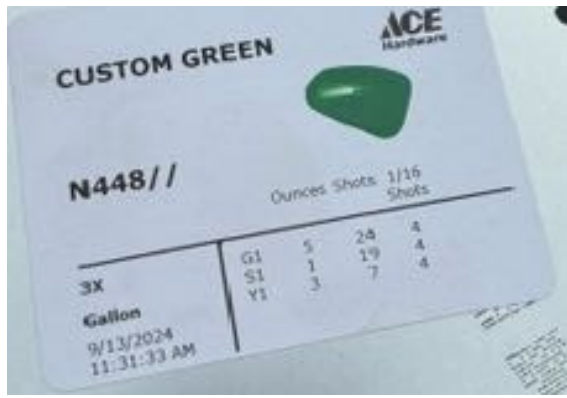
- Cornices and Accent Trim - SW6072 Versatile Grey



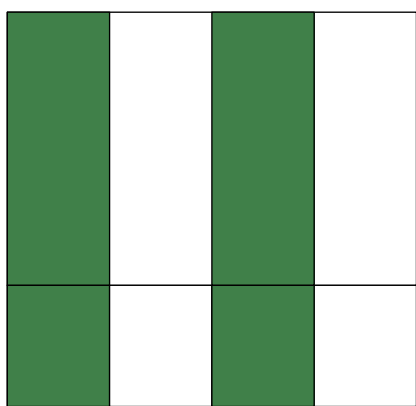
- Exterior Stucco - DRYVIT Alabaster



- Window Sill, Sashes, & Frame - Dark Green (Color Match to original paint)



- Awnings - Dark Green (same color as windows) with white stripes



- Ironwork - Black

3



ELEVATION NOTES:

- CLEAN, REPAIR AND REPLACE STUCCO AS PER REPAIR INSTRUCTIONS.
- REPAIR EXISTING WINDOWS AND PROVIDE NEW AS INDICATED. PROVIDE A SAMPLE WINDOW FROM EACH MANUFACTURER AND SUBMIT FOR REVIEW. COLOR AND TRIM ACCESSORIES ARE TO MATCH EXISTING.
 - REPAIR AND RE-PAINT EXISTING WINDOWS.
 - ACCOYA WOOD WINDOWS (BY AUSTIN HISTORICAL) WITH EXPOSED MUNTIN GRID TO MATCH EXISTING DESIGN. FLORIDA PRODUCT APPROVALS BY DELEGATED ENGINEER THROUGH AUSTIN HISTORICAL.
 - EXISTING WINDOWS TO REMAIN CLEAN EXISTING METAL FRAMES AND GLASS. RE-SEAL, PRIME AND PAINT.
- REMOVE METAL BALCONIES. STRIP METAL OF ALL PAINT, RUST AND COATINGS. ALL RUSTED OR DETERIORATED MATERIAL SHOULD BE REPLACED (TO MATCH EXISTING). ALL METAL SHOULD BE PRIMED AND PAINTED WITH SERIES 66 EPOXY TNEMEC COATING WITH HIGH DISPERSEMENT ACRYLIC FINISH COAT. RE-INSTALL BALCONIES AFTER COMPLETION OF STUCCO REPAIRS.
- EXTERIOR STAIRS:
 - CLEAN AND STRIP ALL PAINT, RUST AND COATINGS TO BARE METAL. ALL CONNECTIONS AND PENETRATIONS SHOULD BE INSPECTED, REPAIRED AND SEALED. ALL RUSTED OR DETERIORATED MATERIAL SHOULD BE REPLACED. ALL METAL SHOULD BE PRIMED AND PAINTED WITH SERIES 66 EPOXY TNEMEC COATING WITH HIGH DISPERSEMENT ACRYLIC FINISH COAT.
- CLEAN, REPAIR OR REPLACE ALL DAMAGED CAST TRIM TO MATCH EXISTING BASED ON U.S. DEPARTMENT OF THE INTERIOR NATIONAL PARK SERVICE RECOMMENDATION FOR REPAIR AND REPLACEMENT OF HISTORIC CAST STONE - PRESERVATION BRIEF #42
- DEMO METAL ROOF MATERIAL. REPAIR OR REPLACE SHEATHING. PROVIDE CONC. MISSION ROOF TILE EQUAL TO KENAN ROOFING BORAL BARCELONA 900 ROOF TILE NEW SOUTHERN BLEND TYP. CONC. TILE SET W/ MASTIC FOAM NAILED OVER 60 MIL SELF-ADHEARED & SELF-SEALING MEMBRANE OVER ROOF DECKING.
- PROVIDE NEW AWNINGS AND FRAMES. COORDINATE COLOR SELECTION WITH OWNER.
- DEMO UNUSED COMMUNICATIONS EQUIPMENT AND PATCH ALL PENETRATIONS. COORDINATE WITH OWNER.

STUCCO REPAIR PROCEDURE:

- PRESSURE WASH THE ENTIRE EXTERIOR TO REMOVE THE EXISTING COATING AND DELAMINATED STUCCO.
- SOUNDING OF THE EXISTING STUCCO WALLS IS NEEDED ON THE ENTIRE EXTERIOR TO DETERMINE BONDING AND EXTENT OF WORK NEEDED. PROVIDE AN ALLOWANCE CONSIDERING THE UNIT PRICING (\$/S.F.) FOR THE REPAIRS NEEDED.
- CONFIRM ALL AREAS THAT ARE STILL BONDED TO THE CONCRETE SUBSTRATE OR CLAY TILE (TERRA COTTA UNITS) UNITS SUBSTRATE TO ENSURE THEY ARE WELL BONDED.
- CLEAN AND SQUARE OFF ALL EDGES OF WELL BONDED STUCCO ADJACENT TO DELAMINATED STUCCO.
- GRIND THE STUCCO SURFACE TO FLATTEN THE EXISTING STUCCO TEXTURE AND EXPOSE AS MUCH OF THE MASONRY SURFACE AS REASONABLY POSSIBLE.
- PROVIDE MOCKUPS FOR BONDING, MATERIAL MIX, COATINGS, SEALANTS, ETC. ADHESION OF THE STUCCO DIRECTLY TO THE CONCRETE SUBSTRATE CAN BE CONFIRMED BUT ONLY AFTER FULL CURING OF THE STUCCO OVER TIME. HISTORIC TYPE STUCCO WITH PORTLAND CEMENT SHOULD DAMP CURE AS LONG AS POSSIBLE BUT NO LESS THAN 14 DAYS.
- NEW TEXTURE TO MATCH APPROVED MOCKUP.
- REPAIR AND REBUILD ALL AREAS OF DELAMINATED STUCCO WITH HISTORIC STUCCO MIX TO MATCH AS CLOSE AS POSSIBLE TO THE ORIGINAL WITH THE USE OF PORTLAND CEMENT, SAND, WATER, AND LIME. CRITICAL MIX PROPORTIONS SHOULD BE EVALUATED BASED ON EXISTING STUCCO STRENGTH. NEW STUCCO TO MATCH SHOULD BE EQUAL TO OR LESS THAN THE ORIGINAL MIX WHEN POSSIBLE. INSTALLER MUST BE EXPERIENCED IN THIS WORKUP AND MUST INSTALL MOCKUPS IN A 4' X 4' APPLICATION. THE NEW STUCCO SHOULD DUPLICATE THE OLD AS CLOSELY AS POSSIBLE IN STRENGTH, COMPOSITION, COLOR, AND TEXTURE. ONE EXAMPLE FOR A MIX IS AS FOLLOWS:
 - AMERICAN PORTLAND CEMENT STUCCO SPECIFICATIONS (C. 1929)
 - BASE COATS:
 - 5 POUNDS, DRY, HYDRATED LIME
 - 1 BAG PORTLAND CEMENT (94 LBS.)
 - NOT LESS THAN 3 CUBIC FEET (3 BAGS) SAND (PASSED THROUGH A #8 SCREEN)
 - WATER TO MAKE A WORKABLE MIX.
 - FINISH COAT:
 - USE WHITE PORTLAND CEMENT IN THE MIX IN THE SAME PROPORTIONS AS ABOVE.
 - TO COLOR THE STUCCO ADD NOT MORE THAN 10 POUNDS PIGMENT FOR EACH BAG OF CEMENT CONTAINED IN THE MIX.
- ALL AREAS OF STUCCO REPAIR SHOULD PROPERLY DAMP CURE A MINIMUM OF 14 DAYS BEFORE INSTALLATION OF A EXTERIOR COATING SYSTEM. ALL STUCCO REMAINING SHOULD BE CLEANED AND PREPARED FOR COATING APPLICATION WHEN THE ENTIRE WALL IS COATED.

REVISIONS

REV.	DATE	DESCRIPTION
6	8/22/25	ELEVATION REVISIONS
3	9/30/24	PERMIT COMMENT RESPONSES
2	8/14/24	PERMIT COMMENT RESPONSES
1	7/15/24	ADDENDUM #1 RFI RESPONSES

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036853

DA

West Elevation

A New Remodel for
The Hotel Marion

108 North Magnolia Ave,
Ocala, FL 34475

DATE: 6/19/24

JOB: D_22061

DRAWN BY: JAD

CHECKED BY: JAD

2

A202

West Elevation

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

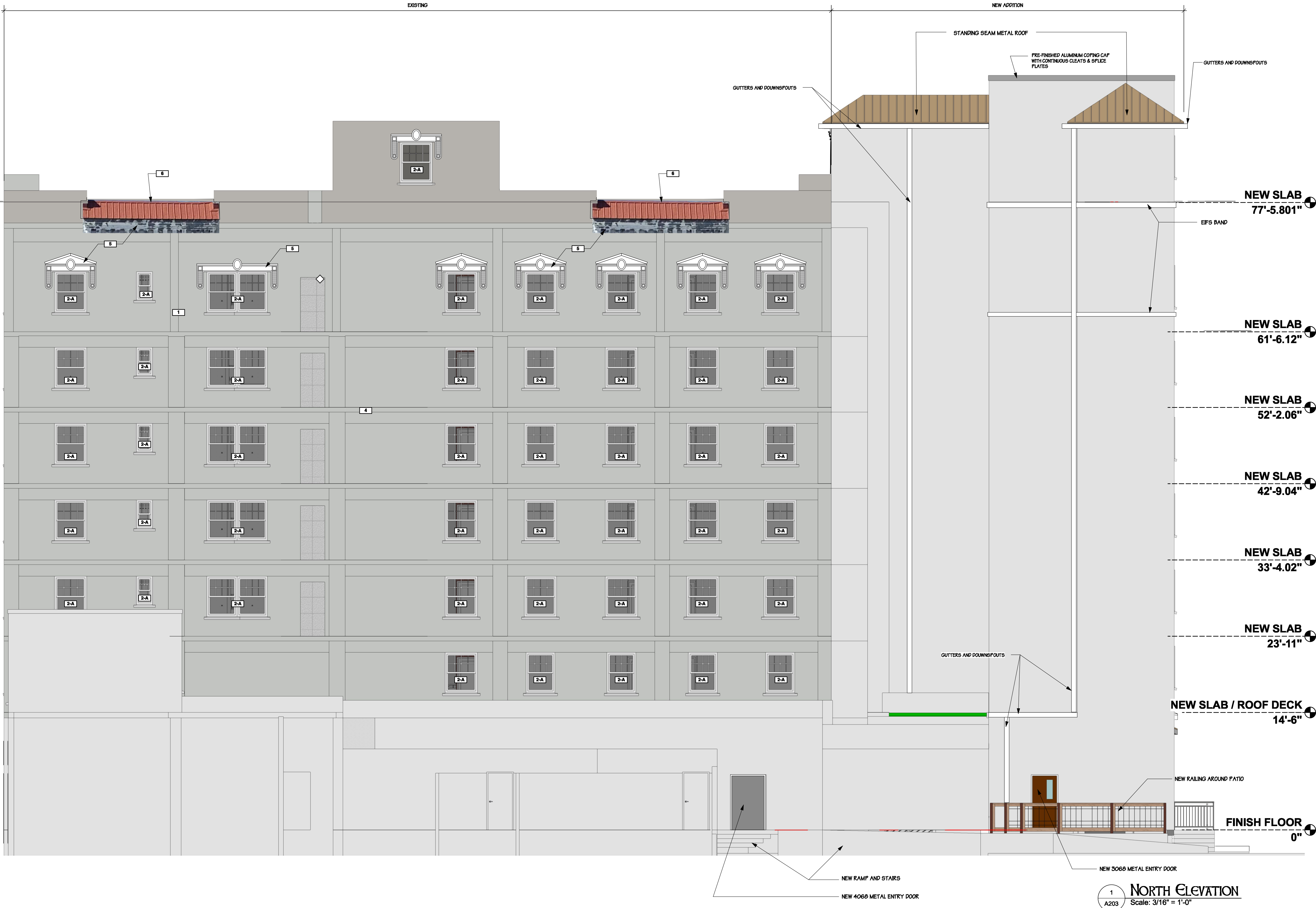
23

OF

A202

PERMIT / PRICING 90%

59



REVISIONS		
REV.	DATE	DESCRIPTION
6	8/22/25	ELEVATION REVISIONS
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North Elevation		
A New Remodel for The Hotel Marion 108 North Magnolia Ave, Ocala, FL 34475		
DATE: 6/19/24 JOB: D_22061 DRAWN BY: JAD CHECKED BY: JAD	1 A203 NORTH ELEVATION Scale: 3/16" = 1'-0"	
A203 PERMIT / PRICING 90%	24 OF 59	