

COLOR LEGEND

- EIFS #1: Medium sand texture, Color match to Benjamin Moore:1031 Carlisle Cream
- EIFS #2: Medium sand texture, Color match to Benjamin Moore:1036 Deer Trail
- STONE VENEER: Coronado Stone "Quick Stack - Coastal Brown". Install over continuous insulation as per NCMA ASTM C1780 installation guide, figure 4b or equal.
- SIDING: Centria CS-620, Horizontal Orientation, Color match to Benjamin Moore: 1033 Hillsborough Beige
- WINDOW TRIM: Color match to Benjamin Moore: OC-65 - Chantilly Lace
- ACCENT: Fascia, Soffits, trim, gutters and downspouts: Color match to Benjamin Moore: 2111-20 Grizzly Bear Brown
- ROOFING: Asphalt Shingle, GAF Timberline HDZ, Color "Mission Brown"

GENERAL NOTES:

- See door and window schedules for door and window types. Doors, windows and louvers to be prefinished. All windows to be bronze aluminum with thermally broken frames.
- Provide blocking and power for all exterior signage. All signage shall be as per hotel standards (size, color, etc.). Signage shall be aluminum channels, internally lit (L.E.D.), with colored acrylic faces. Final sign package shall be submitted under separate sign permit for approval. Coordinate installation of exterior signage prior to closing up the walls.
- Sluice system to be EIFS typical. Provide "V" joints as shown. Install as per manufacturers' requirements and details. Colors shall match paint colors noted.
- Moisture resistant barrier (MRB) shall be liquid applied, typical throughout. Install as per manufacturers' requirements based on the finishes to be used. Utilize sheathing tape, flashing membrane, drain edge tape, and other accessories as necessary for a complete single source system.
- Install stone as per manufacturers' recommendations. Provide a 30# felt slip barrier between stone base coat and MRB if required by MRB manufacturer.
- Metal gutters and downspouts shall be pre-finished and shall match fascia color, typical. Pitch outlets away from building foundation.
- Building lighting is primarily via wall mounted surface L.E.D. lights.

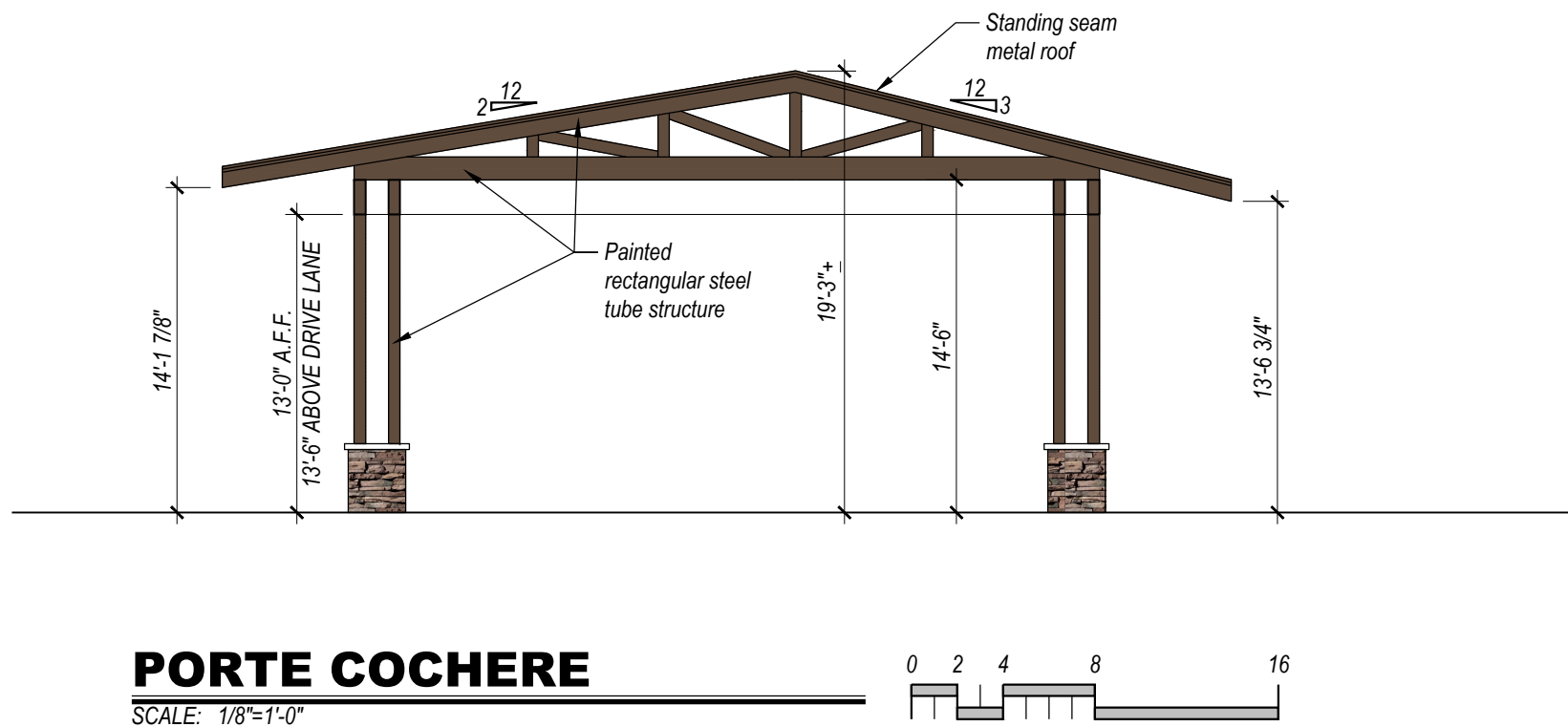
TRANSPARENCY CALCULATIONS

NOTE: STORY HEIGHT MEASUREMENTS TAKEN FROM FINISH FLOOR TO BOTTOM OF FLOOR/CEILING OR ROOF CEILING ASSEMBLY ABOVE.

GROUND FLOOR FRONT FACADE (US 40) = 40% REQUIRED
TOTAL SURFACE AREA = 184' X 12.17' (STORY HEIGHT) = 2,239.3 SQ. FT.
TOTAL TRANSPARENT AREA PROVIDED = 898.7 SQ. FT. (40.1 %)

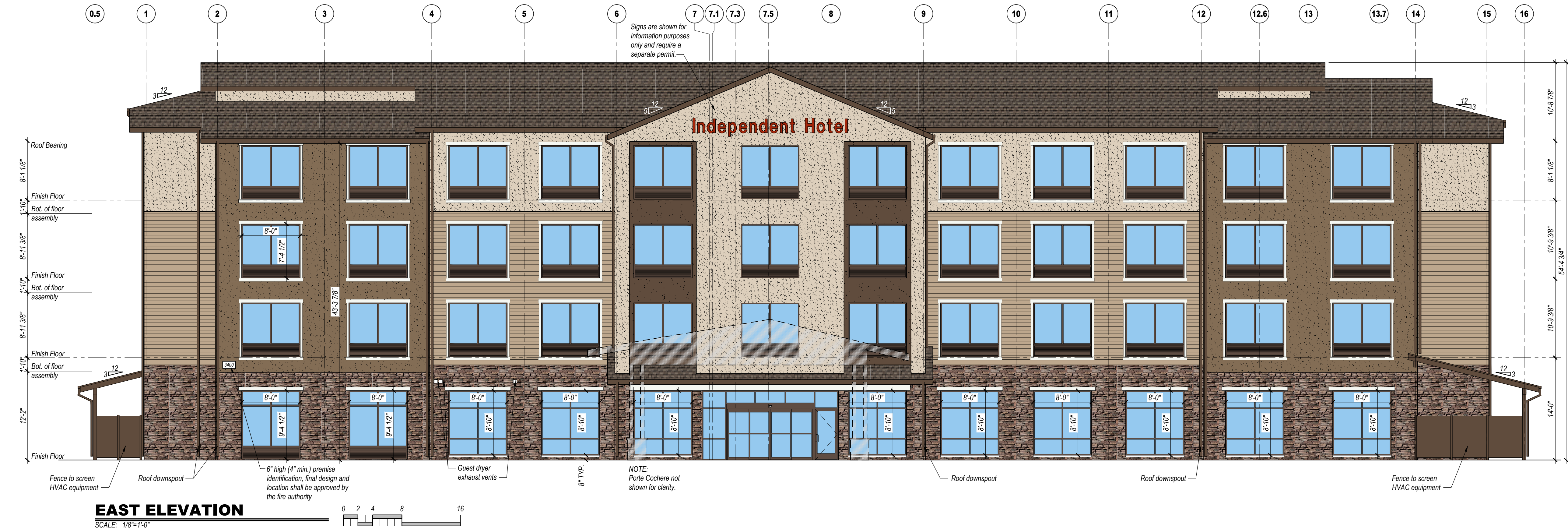
GROUND FLOOR OTHER FACADES = 30% REQUIRED
TOTAL SURFACE AREA = 348' X 12.17' (STORY HEIGHT) = 4,235.2 SQ. FT.
TOTAL TRANSPARENT AREA PROVIDED = 1,275.9 SQ. FT. (30.1 %)

UPPER FLOOR FACADES (ALL SIDES, 2ND STORY CALCULATIONS) = 25% REQUIRED
TOTAL SURFACE AREA = 532' x 9' (STORY HEIGHT) = 4,788 SQ. FT.
TOTAL TRANSPARENT AREA PROVIDED = 1,233.4 SQ. FT. (25.8 %)



PORTE COCHERE

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



EAST ELEVATION

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

Independent Hotel B
Site Development Package
3300 S. LINCOLN AVE
STEAMBOAT SPRINGS, CO 80487

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* Due to variation in printing techniques, only printed dimension shall be used. Contractors shall verify all layouts, dimensions and other related information prior to bidding or construction.

DRAWING ISSUE DATES:
2/20/23 Site Development Package
5/19/23 SDP Revisions

DRAWING REVISION DATES:
7/5/23 SDP Elevation Color Change

PROJECT MANAGER:
NICK PIRKL

DRAWN BY:
NAP

SHEET TITLE:
SOUTH AND EAST ELEVATIONS

A2.1B

SHEET: 18 OF 20