



AlexAllen Studio Architects PLLC

302 3rd Avenue
Brooklyn, NY 11215
T: (919) 909-0405

info@alexallenstudio.com
www.alexallenstudio.com

PHASE	REVISION No.	DATE
100% Issued for Permit		03/18/2022
Owner Revision		12/12/2022
Owner Revision		05/04/2023
Site Entry Door Revisions		10/29/2024

100% ISSUED FOR PERMIT

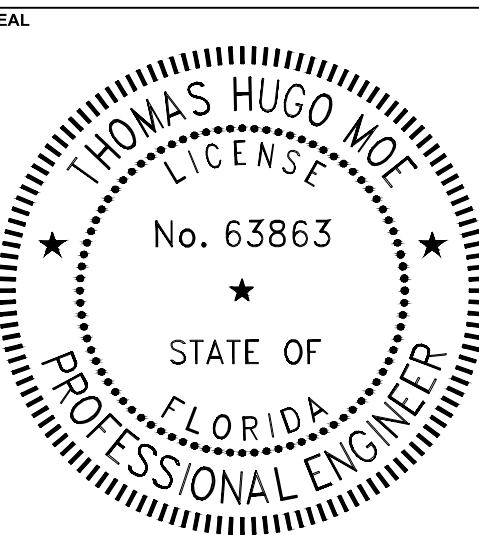
THM
STRUCTURAL CONSULTING

Ph: 305.699.3652
CA 36548
9719 South Dixie Hwy. #2
Miami, FL 33156

This item has been digitally signed and sealed by:

THOMAS MOE

on the date below the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.



PROJECT
PINECREST RESIDENCE
12020 SW 77th Avenue
Pinecrest, FL 33156

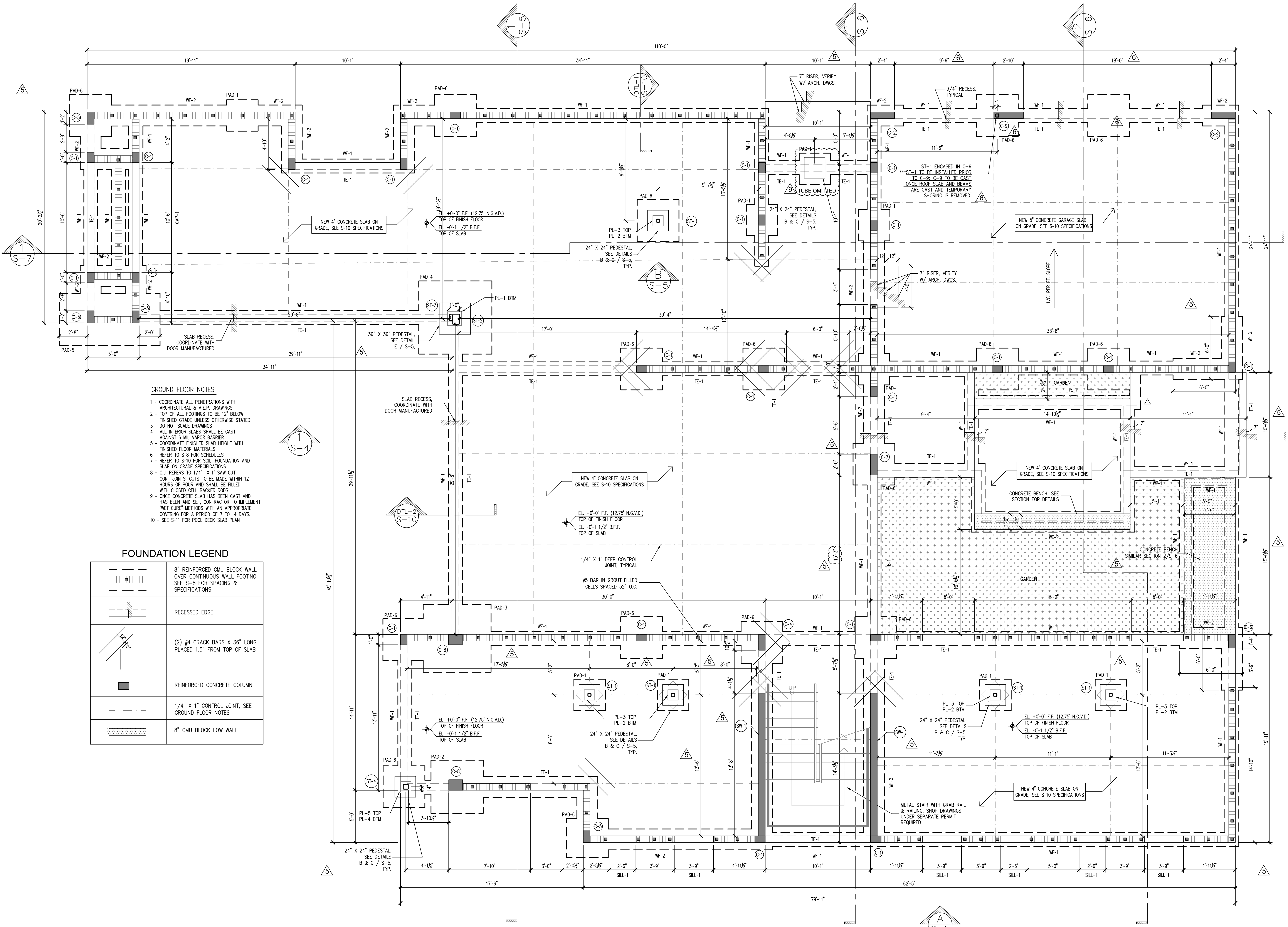
OWNER
KEVIN HUBER & MILA KHOMIAK
12020 SW 77th Avenue
Pinecrest, FL 33156

TITLE
FOUNDATION PLAN

SCALE
PROJECT NUMBER
SHEET

S-1

DATE
03/18/2022
DRAWING NUMBER



NORTH
FOUNDATION PLAN
SCALE: 1/4" = 1'-0"

NORTH
SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"



AlexAllen Studio Architects PLLC

302 3rd Avenue
Brooklyn, NY 11215
T: (919) 909-0405

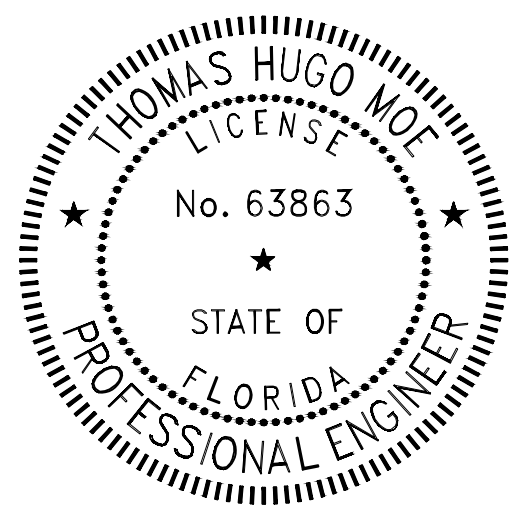
info@alexallenstudio.com
www.alexallenstudio.com

PHASE:	REVISION No.	DATE:
100% Issued for Permit		03/18/2022
Revision #1		05/02/2022
Owner Revision		12/12/2022
Owner Revision		05/04/2023
Owner Revision Beam Adjustment		07/24/2023
Owner Revision Beam Adjustment		08/23/2023
Big Dig Comments		01/21/2026
Owner Front Door Rev.		04/10/2026

100% ISSUED FOR PERMIT

THM
STRUCTURAL CONSULTING
9719 South Dixie Hwy. #2
Miami, FL 33156
Ph: 305.609.3652
CA 28548

SEAL



PROJECT
PINECREST RESIDENCE
12020 SW 77th Avenue
Pinecrest, FL 33156

OWNER
KEVIN HUBER & MILA KHOMIAK
12020 SW 77th Avenue
Pinecrest, FL 33156

TITLE

BUILDING SECTION
& SOFFIT DETAILS

SCALE

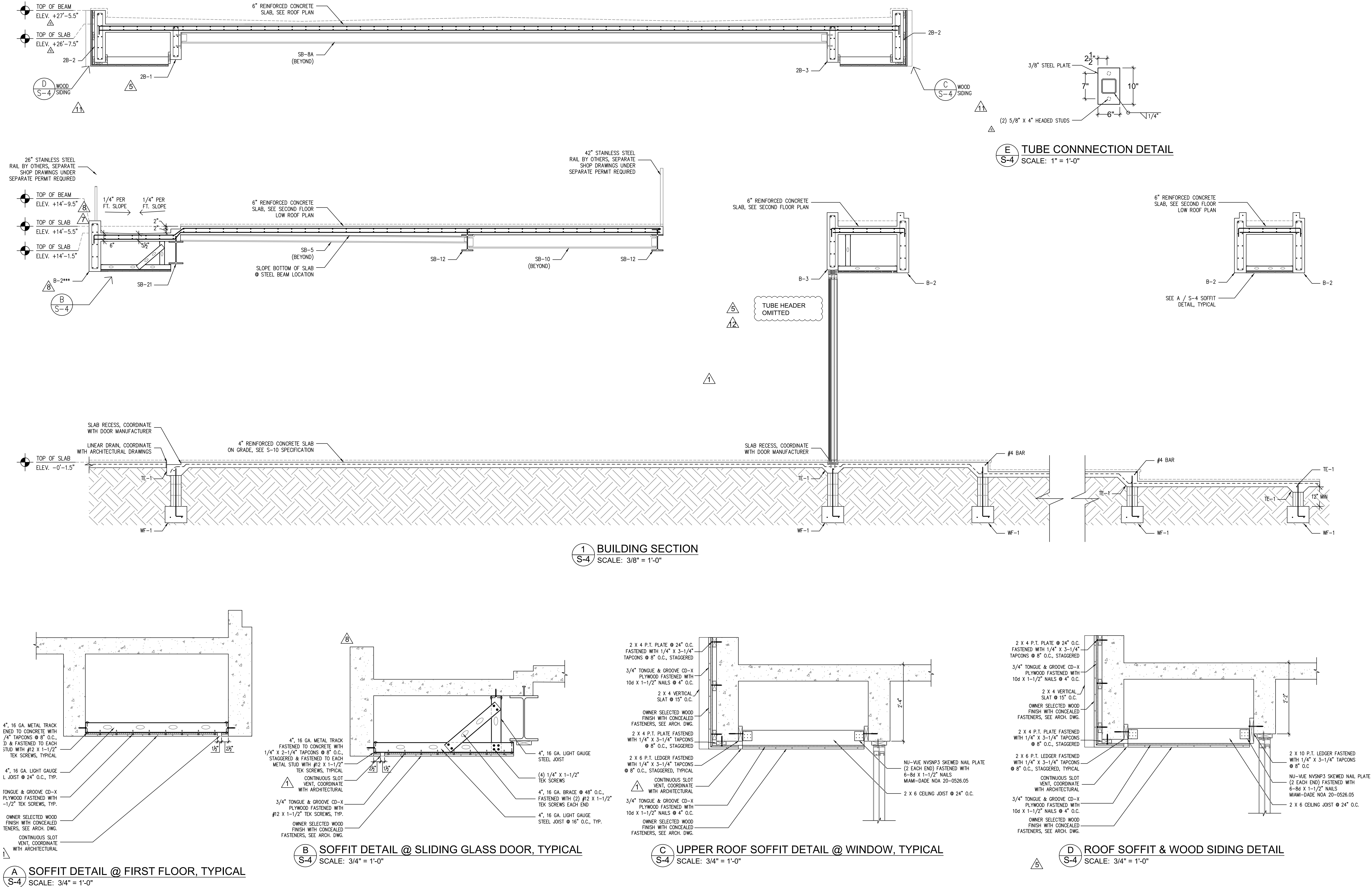
PROJECT NUMBER

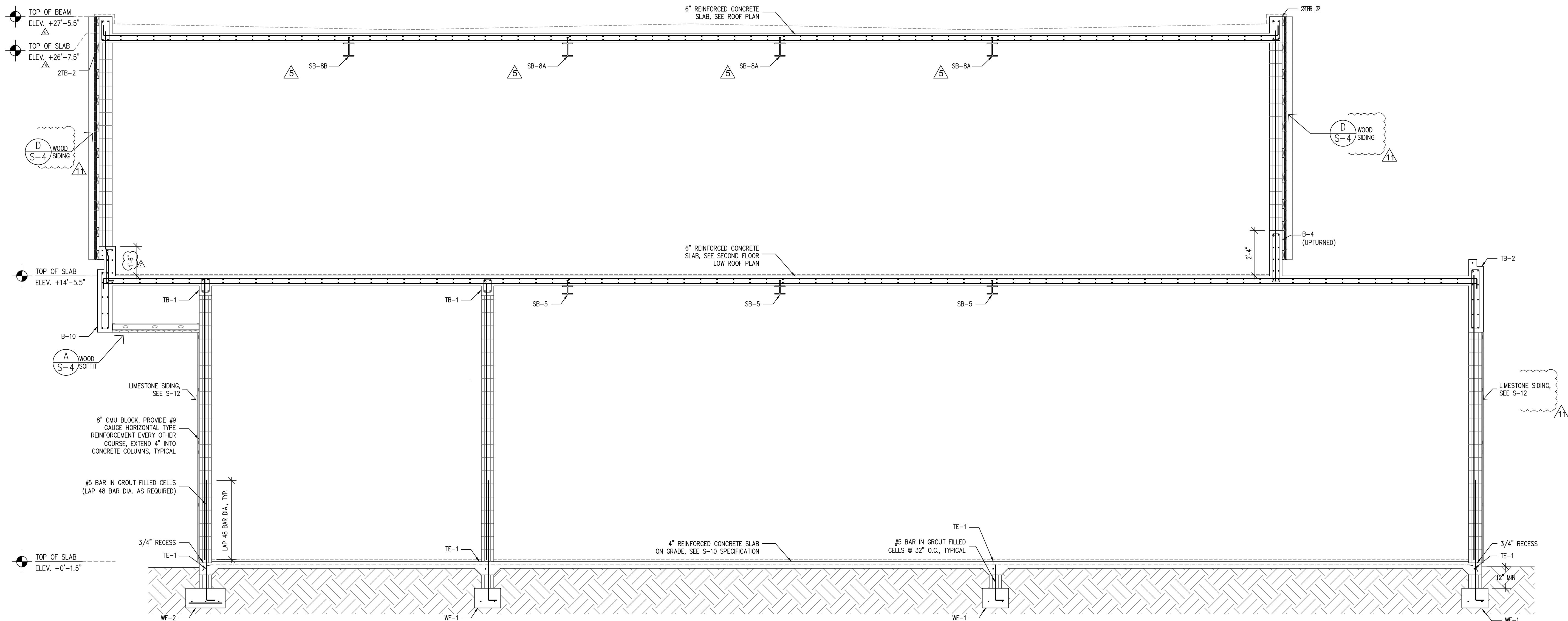
SHEET

S-4

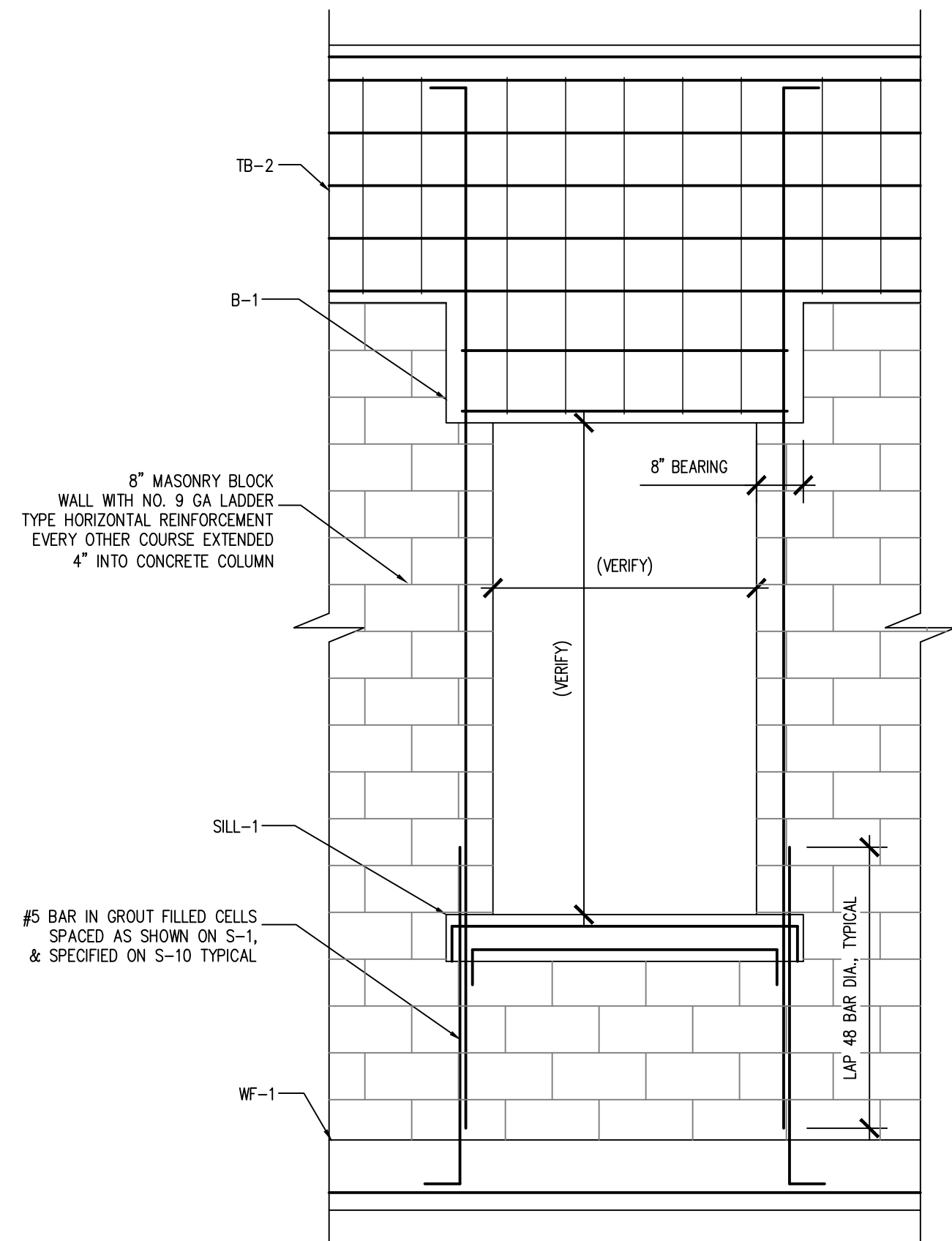
DATE
03/18/2022

DRAWING NUMBER

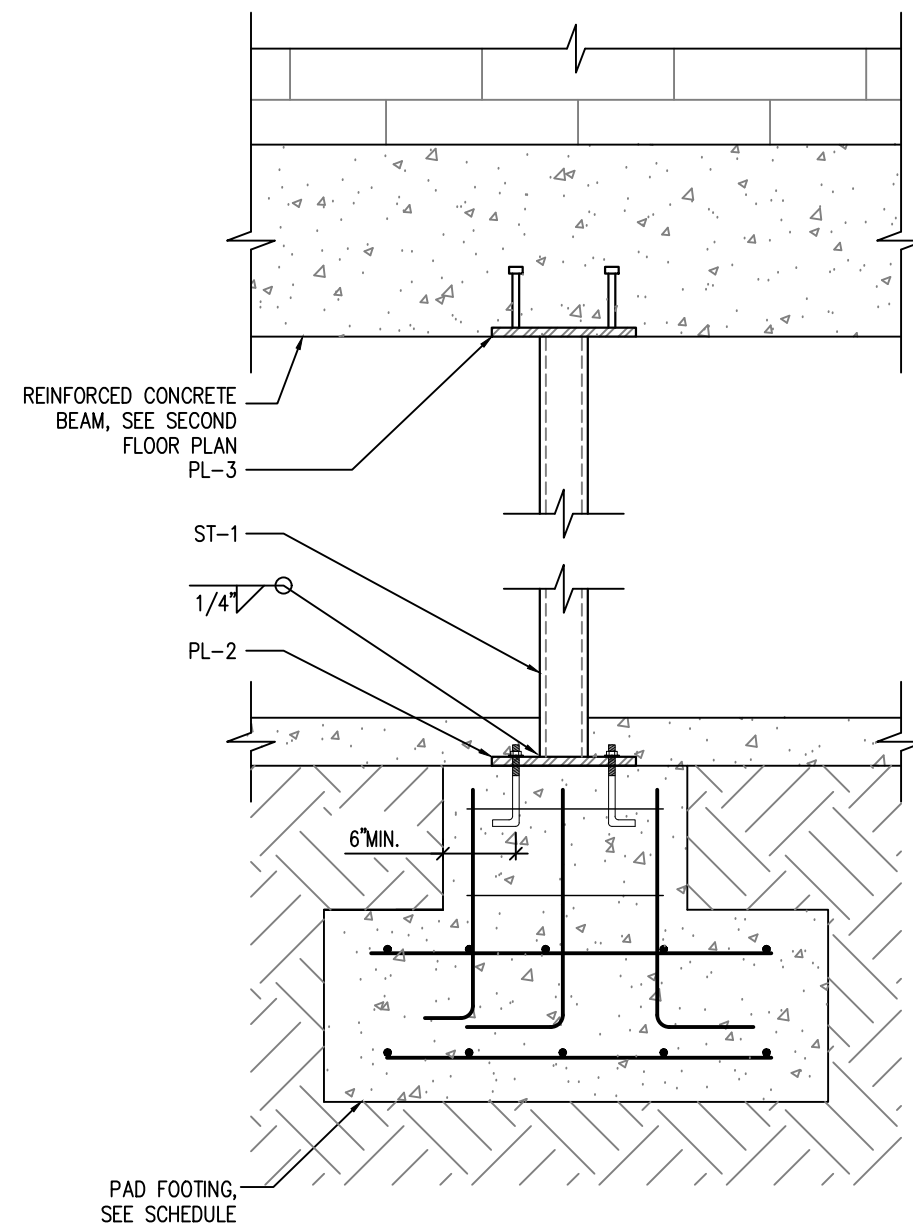




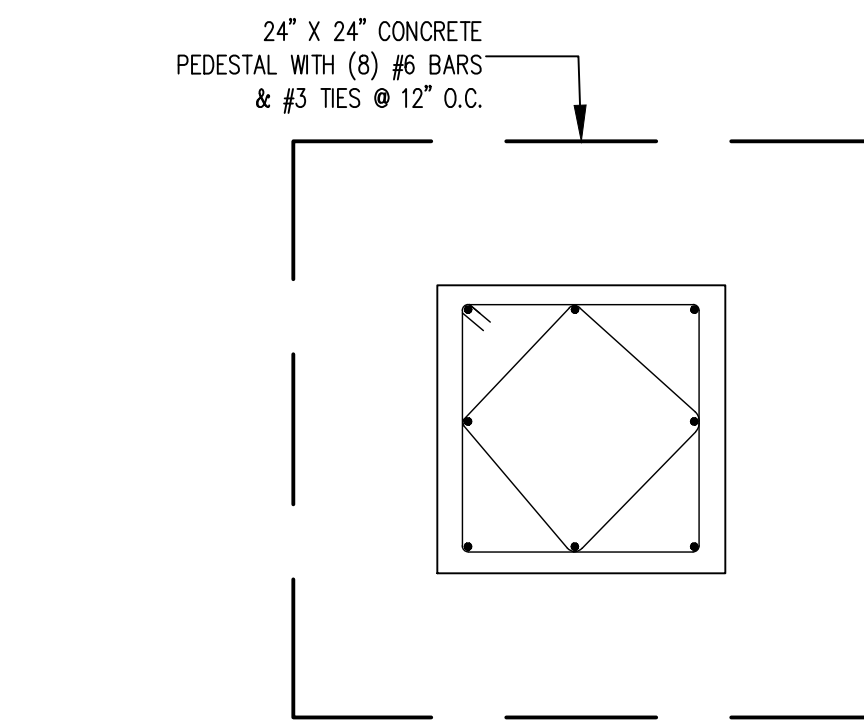
1 BUILDING SECTION
SCALE: 3/8" = 1'-0"



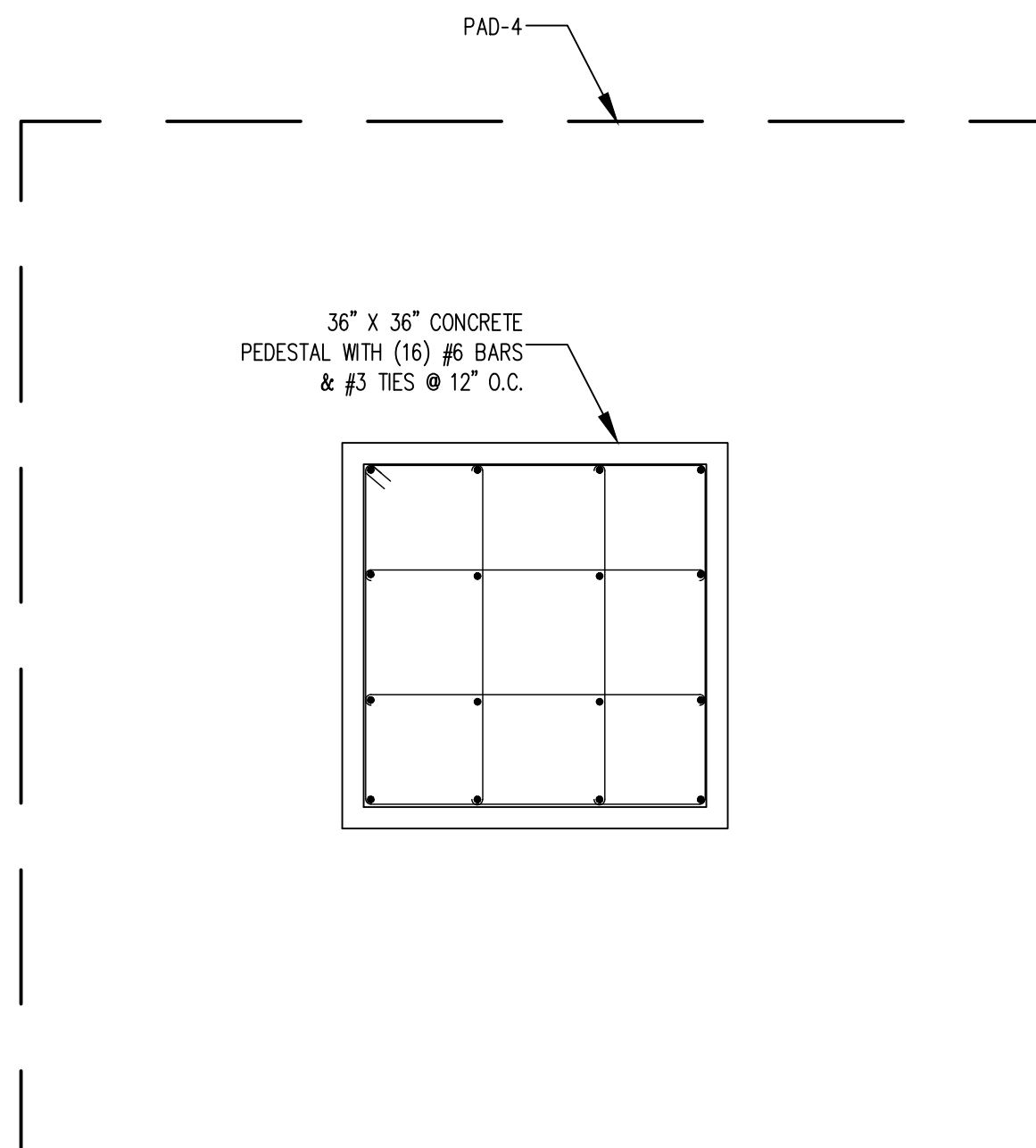
A MASONRY OPENING DETAIL
SCALE: 1/2" = 1'-0"



B PEDESTAL / STEEL COLUMN DETAIL
SCALE: 3/4" = 1'-0"



C 24" X 24" PEDESTAL DETAIL (PLAN VIEW)
SCALE: 3/4" = 1'-0"



E 36" X 36" PEDESTAL DETAIL (PLAN VIEW)
SCALE: 3/4" = 1'-0"

OMIT ARCH
DETAIL
D TYPICAL ARCH ELEVATION
SCALE: 1/2" = 1'-0"



AlexAllen Studio Architects PLLC

302 3rd Avenue
Brooklyn, NY 11215
T: (919) 909-0405

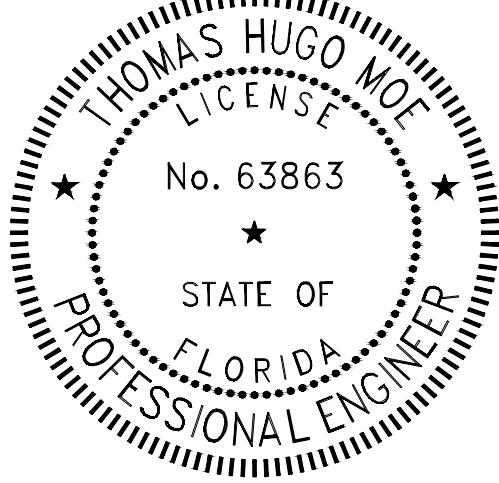
info@alexallenstudio.com
www.alexallenstudio.com

PHASE	REVISION No.	DATE
100% Issued for Permit		03/18/2022
Owner Revision		12/12/2022
Owner Revision		05/04/2023
Owner Revision Beam Adjustment		07/04/2023
88g Dept Comments		01/21/2024

100% ISSUED FOR PERMIT

THM
STRUCTURAL CONSULTING
9719 South Dixie Hwy. #2
Miami, FL 33156
Ph: 305.607.3452
CA 28348

SEAL



PROJECT

PINECREST RESIDENCE
12020 SW 77th Avenue
Pinecrest, FL 33156

OWNER

KEVIN HUBER & MILA KHOMIAK
12020 SW 77th Avenue
Pinecrest, FL 33156

TITLE

BUILDING SECTION
& DETAILS

SCALE

PROJECT NUMBER

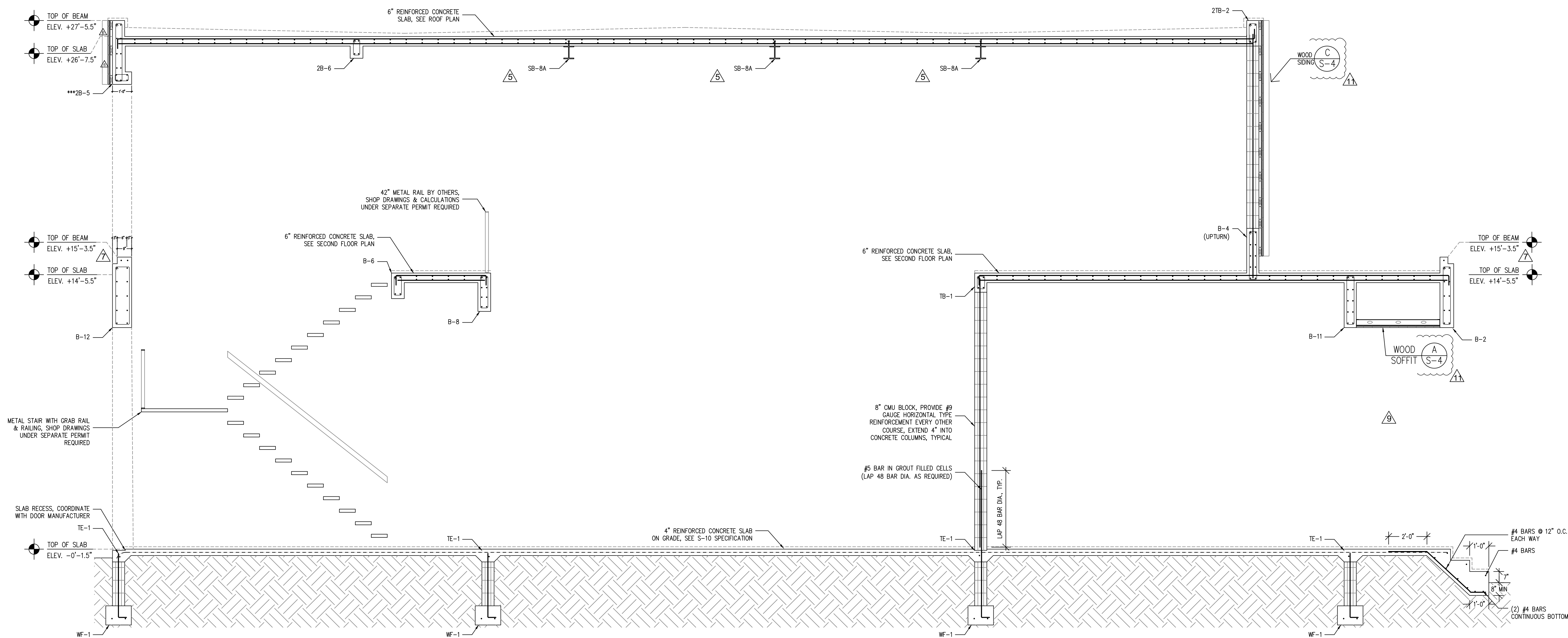
SHEET

S-5

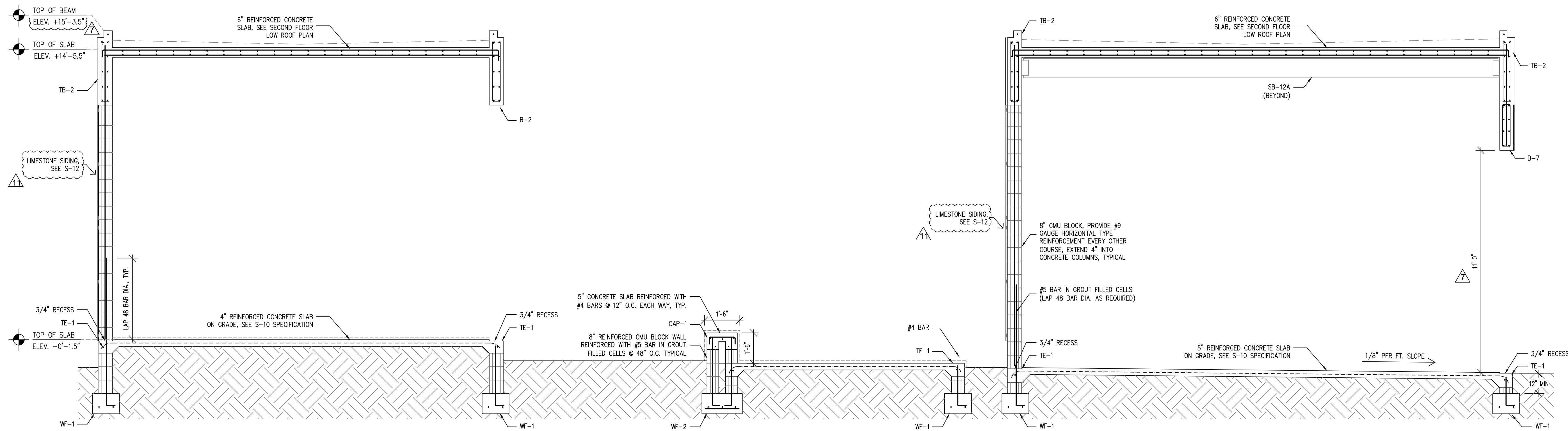
DATE

03/18/2022

DRAWING NUMBER



1 BUILDING SECTION
SCALE: 3/8" = 1'-0"



2 BUILDING SECTION
SCALE: 3/8" = 1'-0"



AlexAllen Studio Architects PLLC

302 3rd Avenue
Brooklyn, NY 11215
T: (919) 909-0405

info@alexallenstudio.com
www.alexallenstudio.com

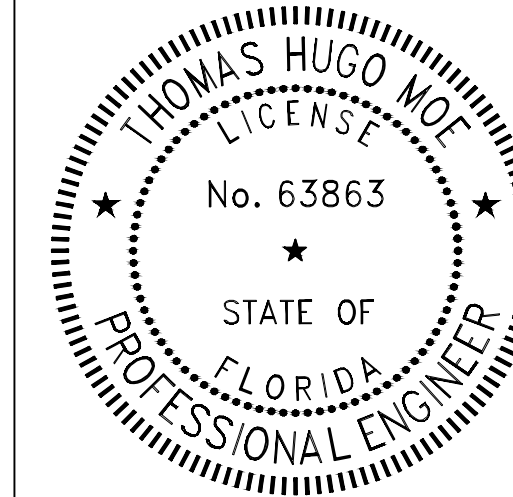
PHASE	REVISION No.	DATE
100% Issued for Permit		03/18/2022
Owner Revision	1	12/12/2022
Owner Revision	2	05/04/2023
Owner Revision Beam Adjustment	3	07/24/2023
Side Entry Door Revisions	4	10/26/2024
Big Dip Comments	5	01/21/2025

100% ISSUED FOR PERMIT

THM
STRUCTURAL CONSULTING

Ph: 305.607.3452
CA 28348
9719 South Dixie Hwy. #2
Miami, FL 33156

SEAL



PROJECT

PINECREST RESIDENCE
12020 SW 77th Avenue
Pinecrest, FL 33156

OWNER

KEVIN HUBER & MILA KHOMIAK
12020 SW 77th Avenue
Pinecrest, FL 33156

TITLE

BUILDING SECTION

SCALE

PROJECT NUMBER

SHEET

S-6

DATE

03/18/2022

DRAWING NUMBER



info@alexallenstudio.com
www.alexallenstudio.com

100% ISSUED FOR PERMIT

THM
STRUCTURAL CONSULTING
7719 South Dixie Hwy., #2
Ph: 305.609.3652

A circular professional engineer seal for the State of Florida. The outer ring contains the text "THOMAS HUGO WOLFE" at the top and "PROFESSIONAL ENGINEER" at the bottom, separated by two stars. Inside this ring is a smaller circle with the word "LICENSE" at the top, the license number "No. 63863" in the center, a single star below the number, and the words "STATE OF" and "FLORIDA" at the bottom. The entire seal is surrounded by a dashed rectangular border.

OWNER
KEVIN HUBER & MILA KHOMIAK
12020 SW 77th Avenue
Pinecrest, FL 33156

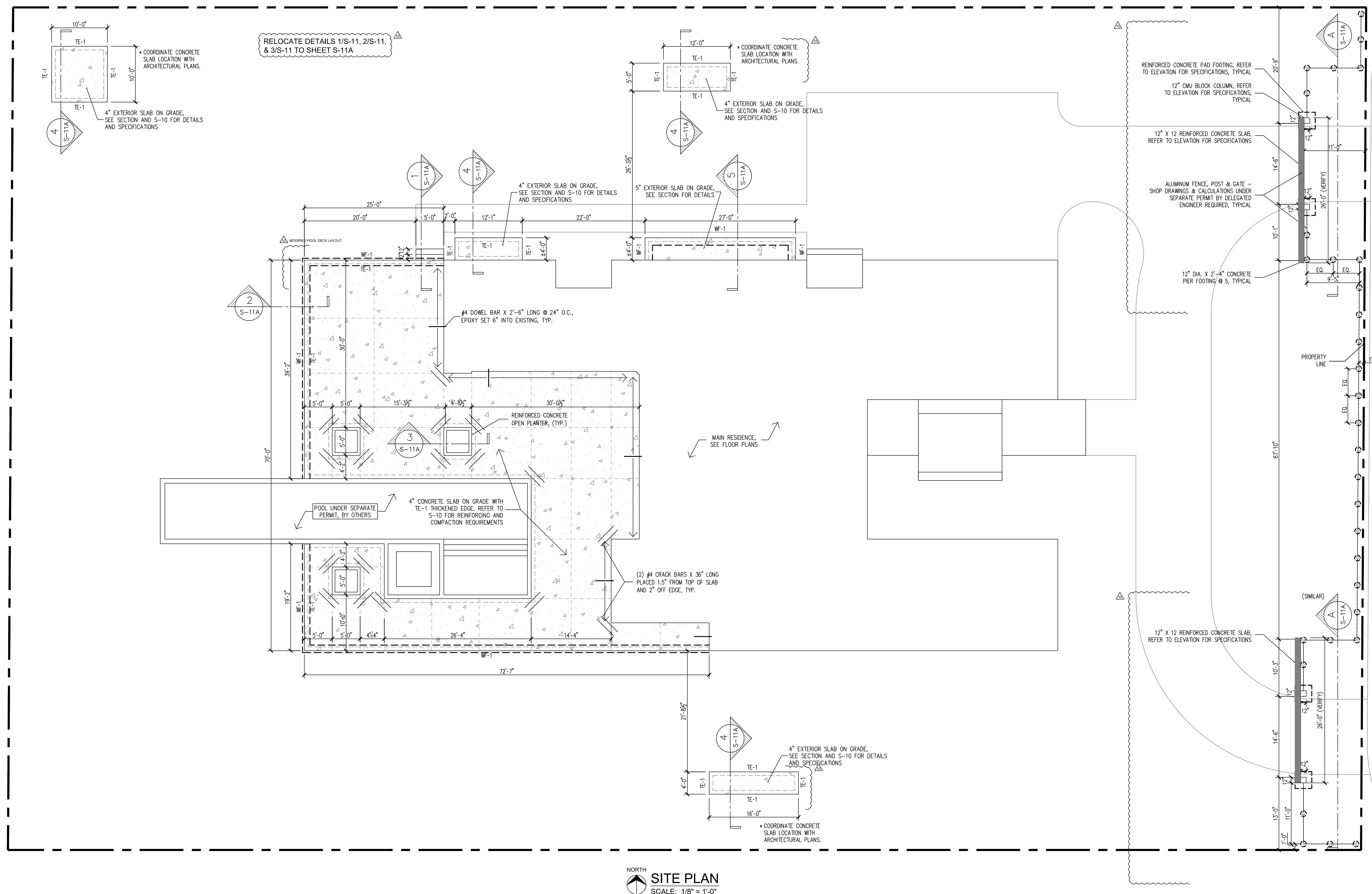
TITLE

SITE PLAN

SCALE	PROJECT NUMBER
SHEET	

S-11

DATE	DRAWING NUMBER
03/18/2022	





AlexAllen Studio Architects PLLC

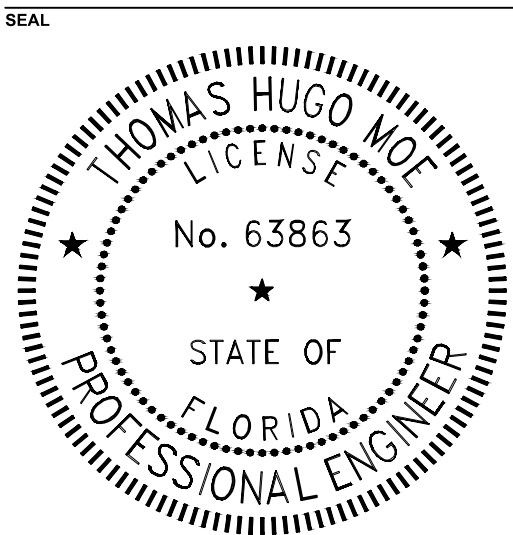
302 3rd Avenue
Brooklyn, NY 11215
T: (919) 909-0405

info@alexallenstudio.com
www.alexallenstudio.com

PHASE:	REVISION No.:	DATE:
100% Issued for Permit		03/18/2022
Owner Revisions		12/15/2025

100% ISSUED FOR PERMIT

THM
STRUCTURAL CONSULTING
9719 South Dixie Hwy., #2
Miami, FL 33156
Ph: 305.699.3652
CA 28548



PROJECT
PINECREST RESIDENCE
12020 SW 77th Avenue
Pinecrest, FL 33156

OWNER
KEVIN HUBER & MILA KHOMIAK
12020 SW 77th Avenue
Pinecrest, FL 33156

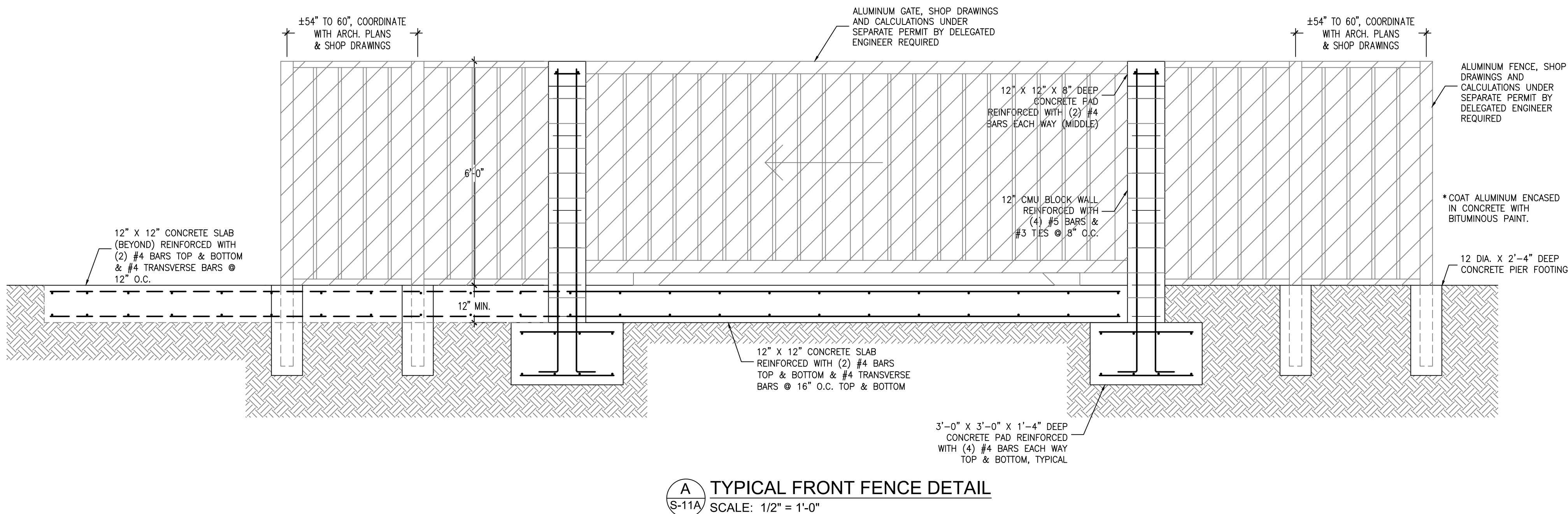
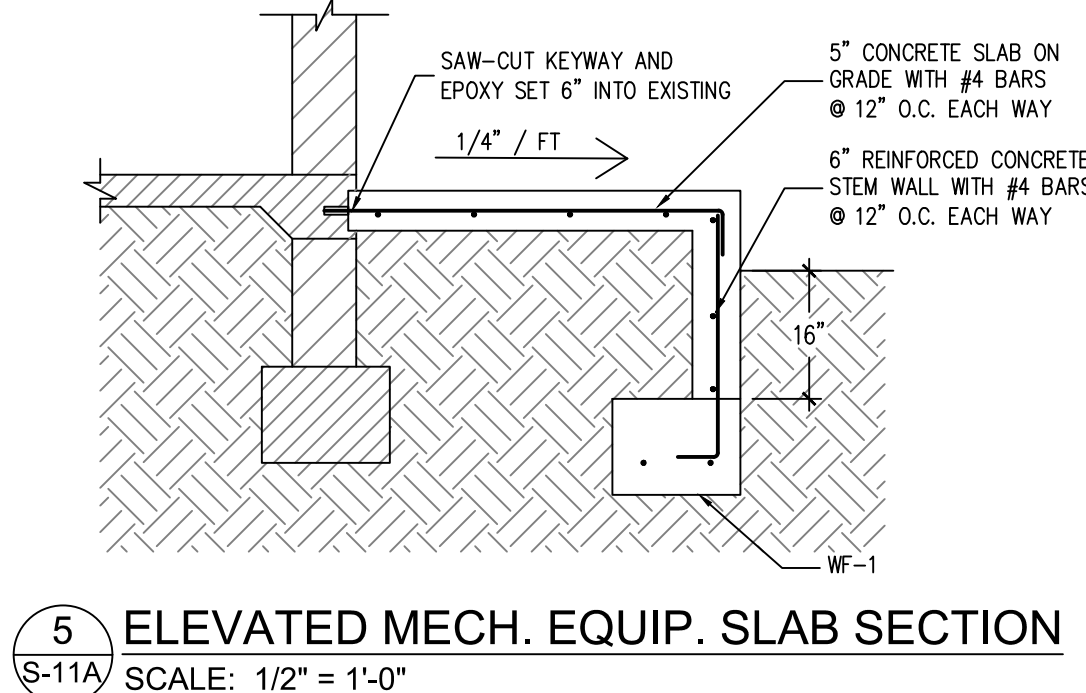
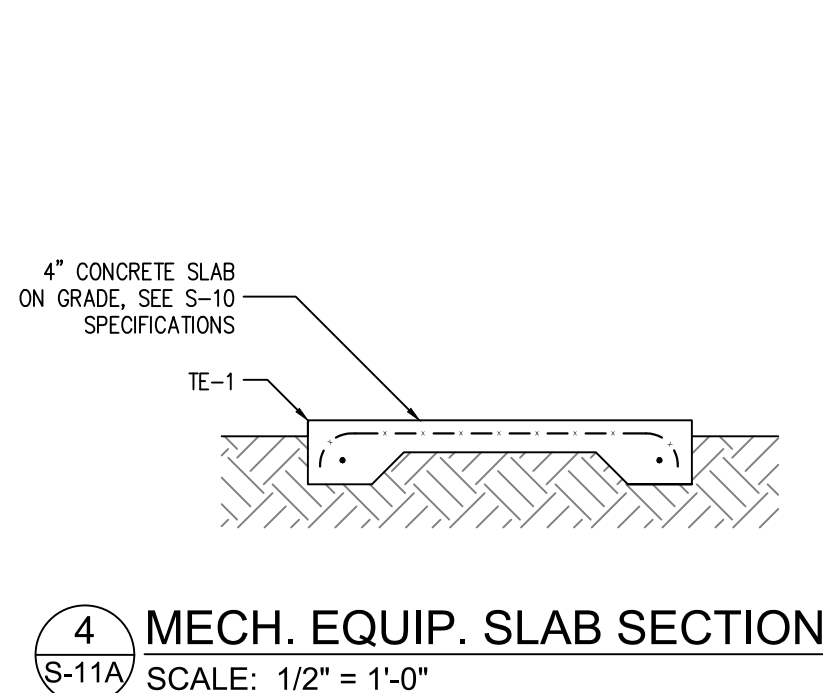
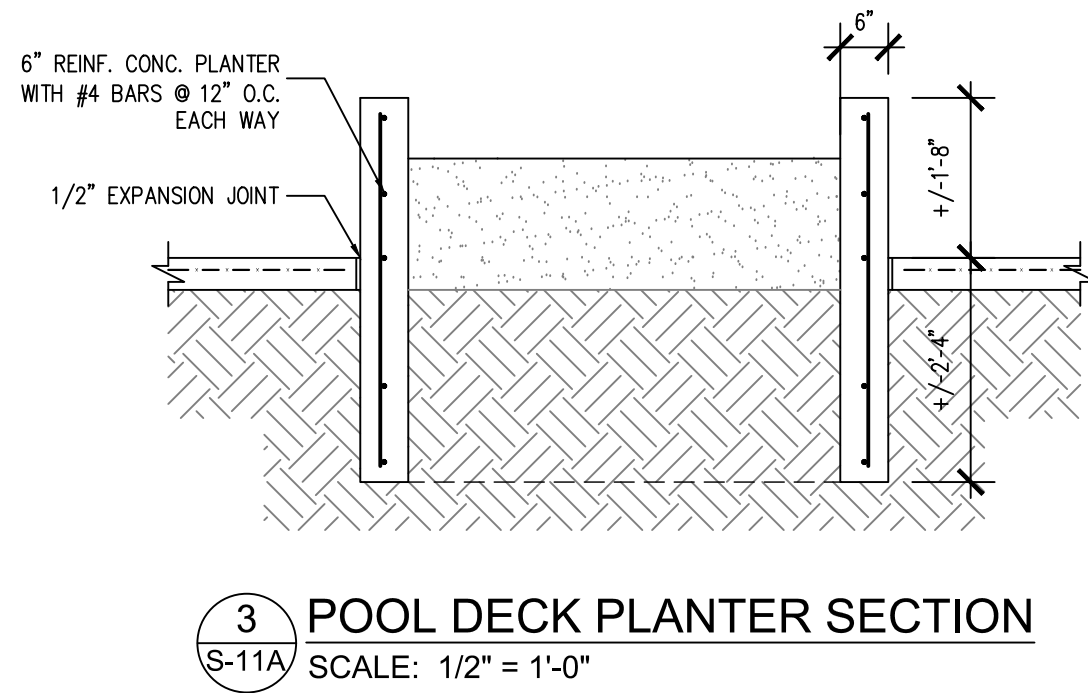
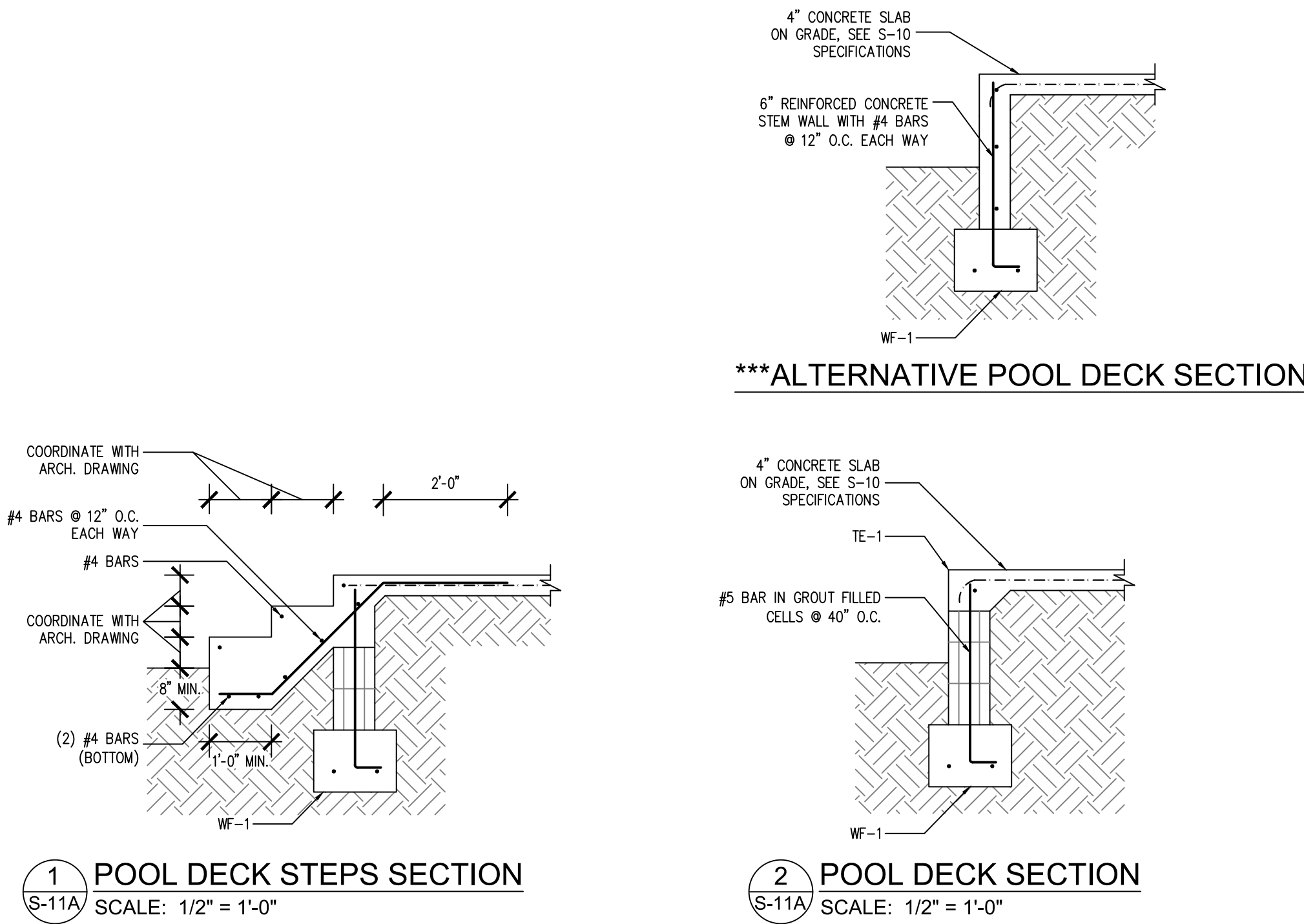
TITLE
SITE PLAN

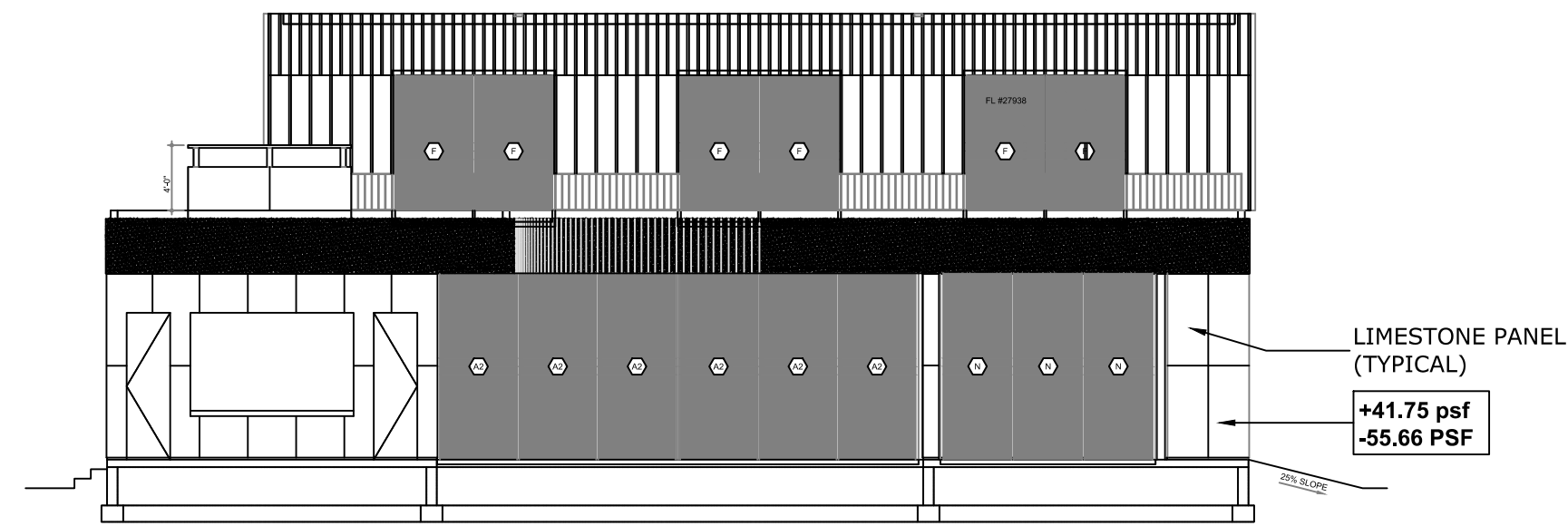
SCALE PROJECT NUMBER

SHEET

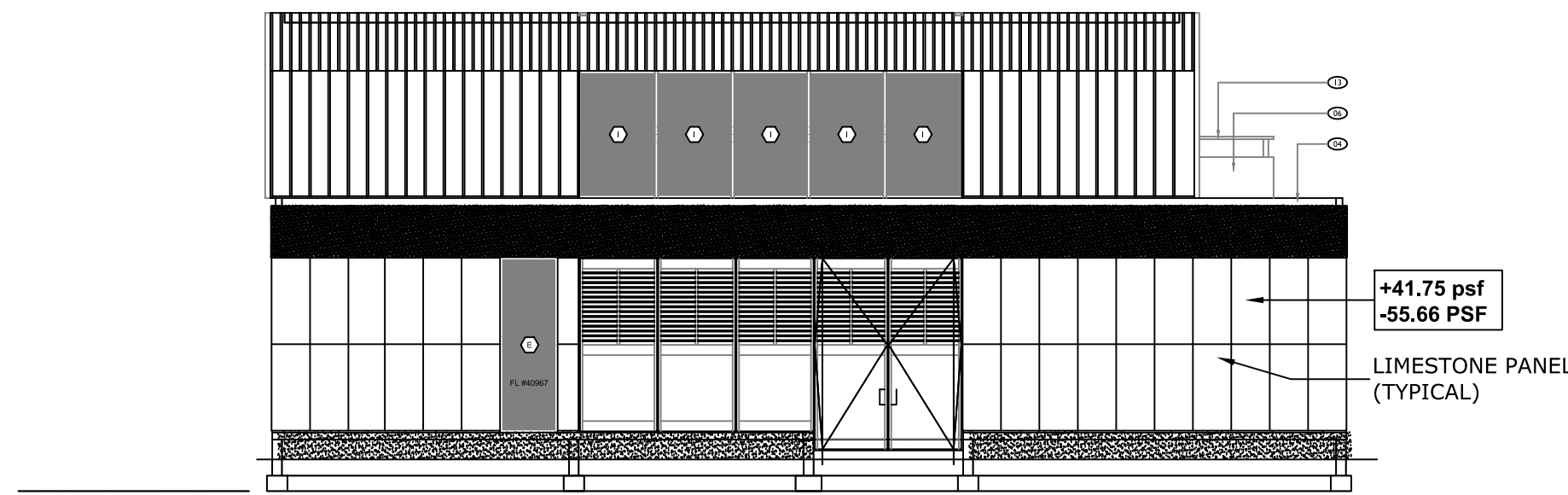
S-11A NEW SHEET

DATE DRAWING NUMBER
03/18/2022

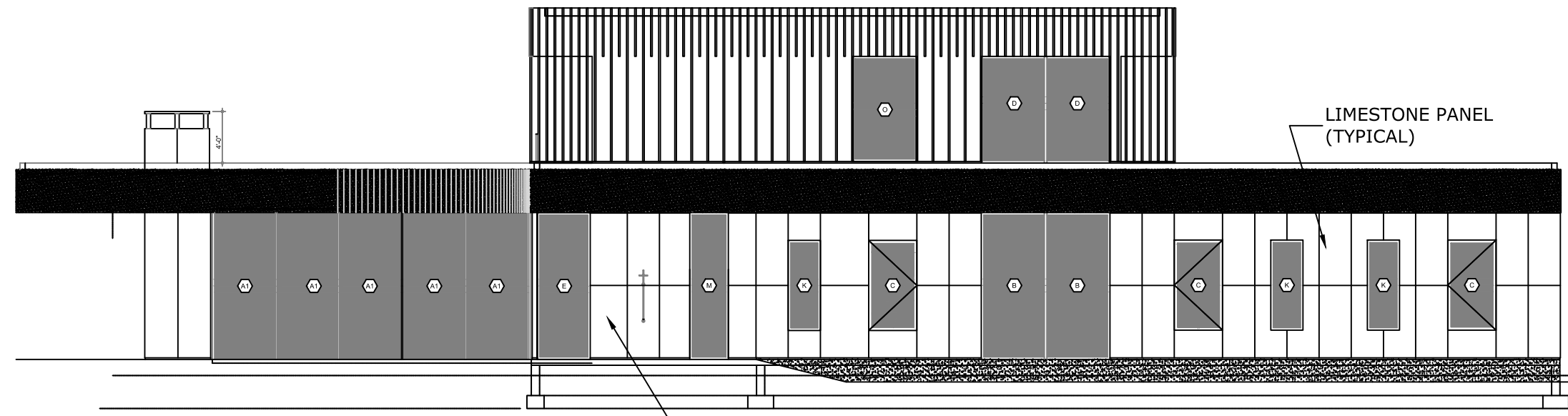




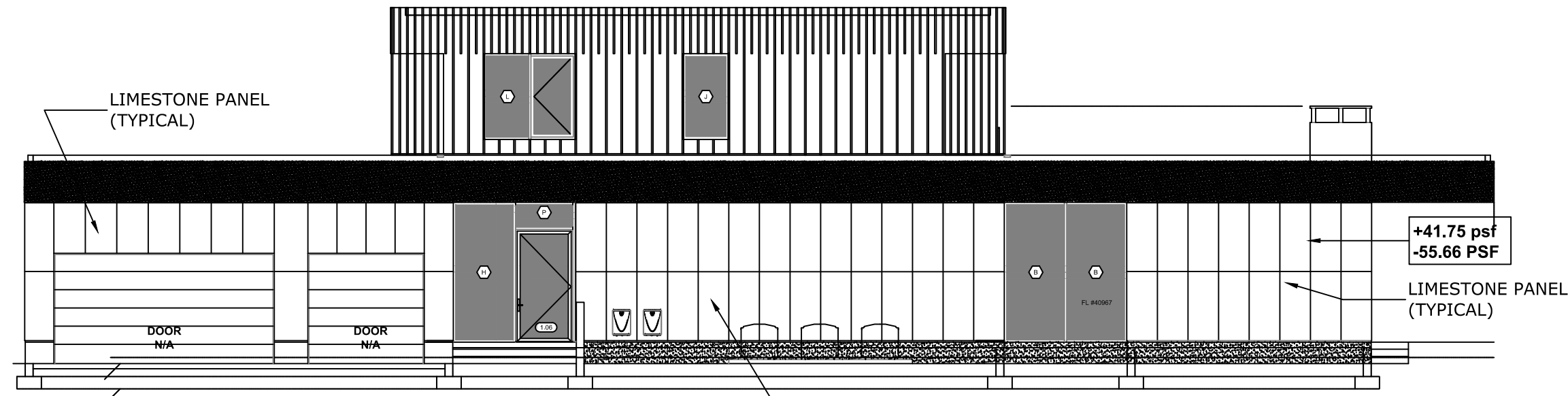
WEST ELEVATION
SCALE: 3/32" = 1'-0"



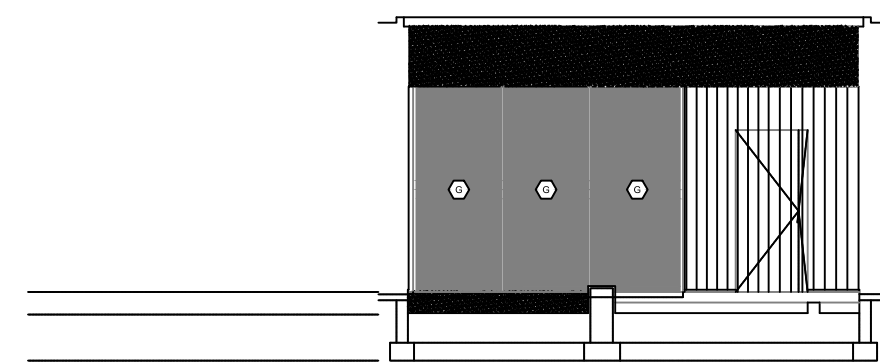
EAST ELEVATION
SCALE: 3/32" = 1'-0"



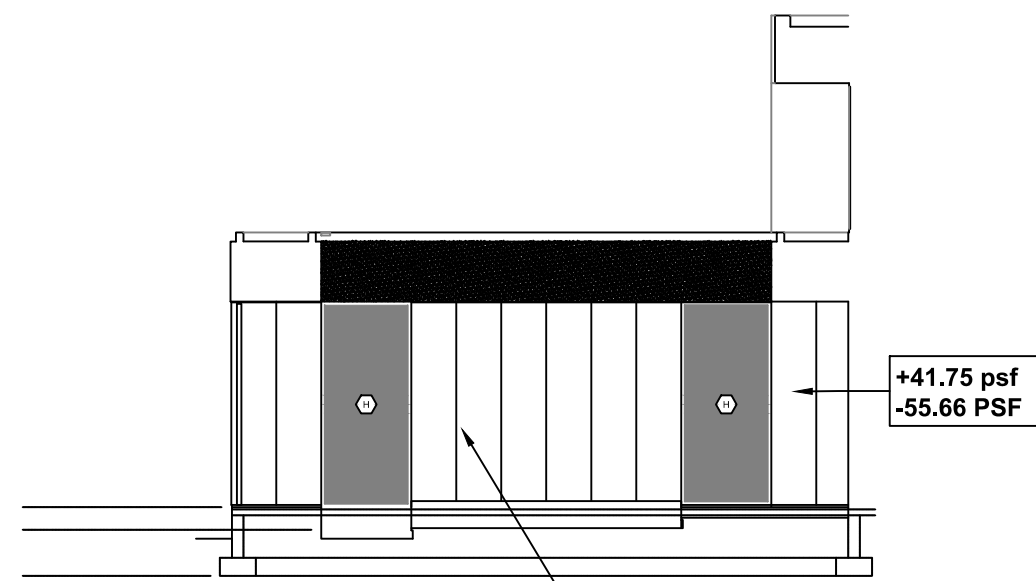
SOUTH ELEVATION
SCALE: 3/32" = 1'-0"



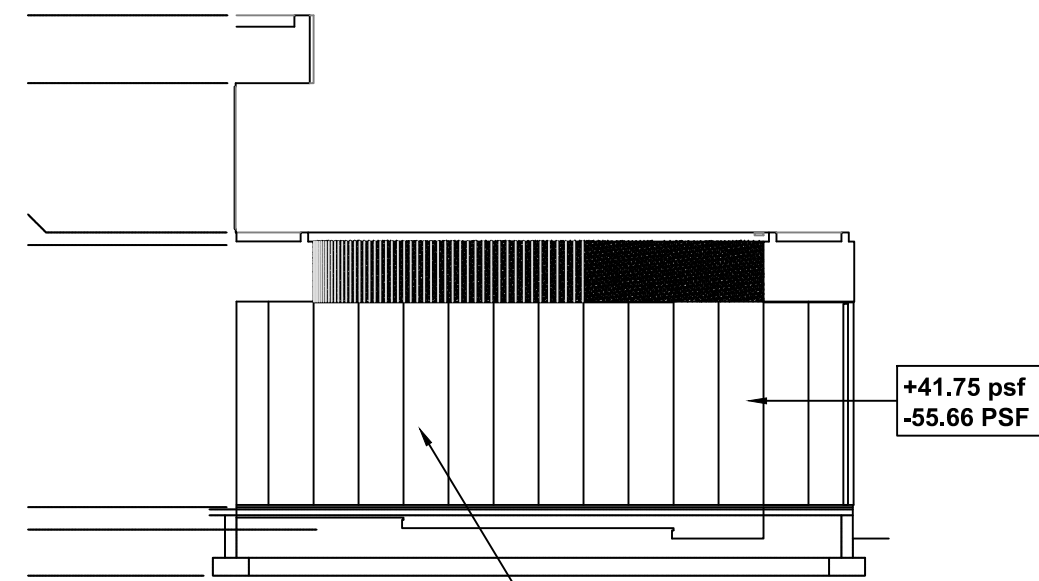
NORTH ELEVATION
SCALE: 3/32" = 1'-0"



EAST COURTYARD ELEVATION
SCALE: 3/32" = 1'-0"



NORTH COURTYARD ELEVATION
SCALE: 3/32" = 1'-0"



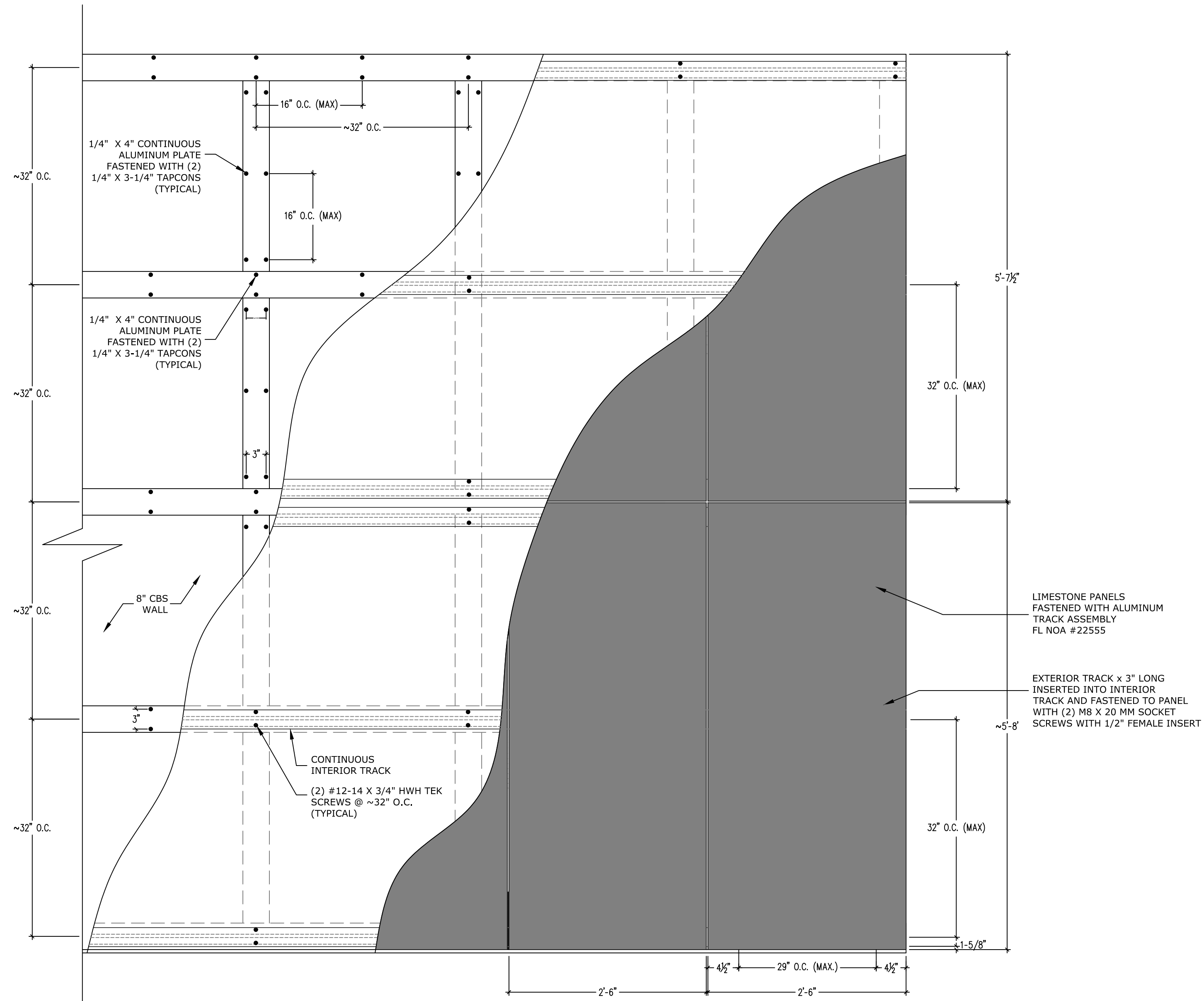
SOUTH COURTYARD ELEVATION
SCALE: 3/32" = 1'-0"

LIMESTONE STONE PANELS WITH ALUMINUM BACKING FASTENED WITH ALUMINUM TRACK ASSEMBLY
FL NOA #22555

TESTED ASD CAPACITY WITH WITH CLIP SPACING @ 29" O.C., AND TRACK SPACING @ 24" O.C. = +/-100 PSF

COMPARATIVE ANALYSIS CAPACITY WITH CLIP SPACING @ 29" O.C. & TRACK SPACING @ 32" O.C. = +/-100 PSF X (24" / 32") = +/-75 PSF

MAXIMUM ASD PRESSURE = +41.75/-55.66 PSF **THEREFORE OK**



LIMESTONE PANEL ELEVATION
SCALE: 1" = 1'-0"

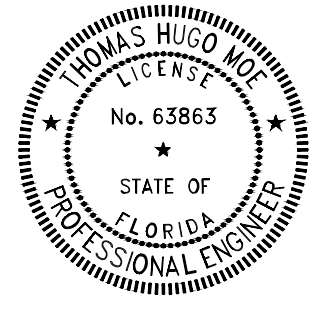
PHASE: 100% Issued for Permit
OWNER REVISIONS

REVISION No. 1
DATE: 03/18/2022

100% ISSUED FOR PERMIT

THM
STRUCTURAL CONSULTING
9719 South Dixie Hwy. #2
Miami, FL 33156
Ph: 305.609.3652
CA 28548

DIGITAL SEAL:



This item has been digitally signed and sealed by:

on the date below the seal. Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

PROJECT

STONE CLADDING
DETAILS FOR

PINECREST RESIDENCE
12020 SW 77th Avenue
Pinecrest, FL 33156

OWNER

KEVIN HUBER & MILA KHOMIAK
12020 SW 77th Avenue
Pinecrest, FL 33156

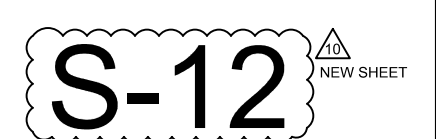
TITLE

PANEL DETAILS

SCALE

PROJECT NUMBER

SHEET



DATE

11/25/2025

DRAWING NUMBER