



THE MANOR *at Montvale*

ARCHITECTURAL DESIGN PACKAGE

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Ridge Crest Real Estate, LLC

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 ARCHITECTS AND PLANNERS

MARCH 3, 2020 REVISED
 MAY 9, 2019 REVISED
 JANUARY 2, 2019 REVISED
 NOVEMBER 9, 2018 REVISED
 JUNE 13, 2018

Borough of Montvale

Bergen County, New Jersey



ENTRANCE SIGN
SCALE: 1" = 20'-0"

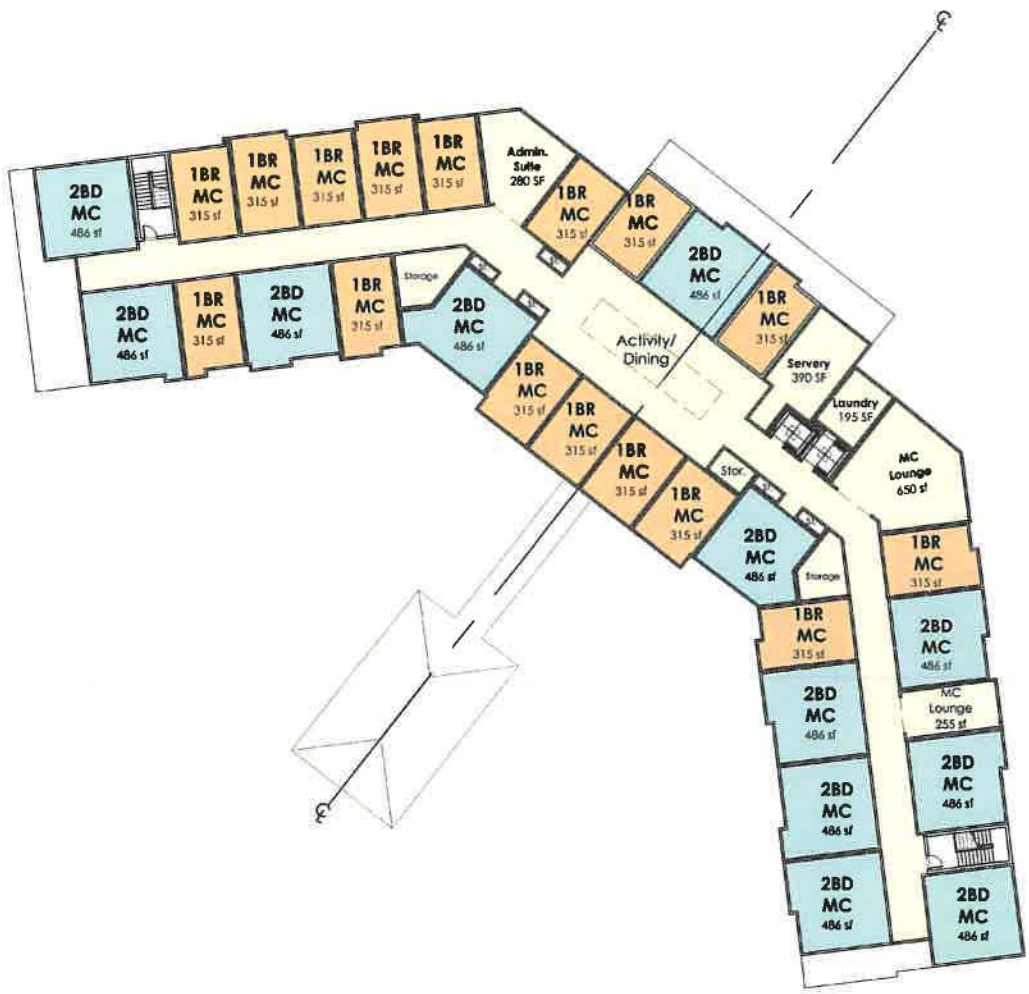
| SITE DATA | | | | |
|------------|-----|-----|-----|-------|
| UNIT COUNT | 1ST | 2ND | 3RD | TOTAL |
| 1BR AL | 13 | 0 | 19 | 32 |
| 2BD AL | 4 | 0 | 2 | 6 |
| 1BR MC | 0 | 16 | 0 | 16 |
| 2BD MC | 0 | 12 | 0 | 12 |
| 1BD AFF | 0 | 0 | 1 | 1 |
| 2BD AFF | 0 | 0 | 3 | 3 |
| TOTAL | 17 | 28 | 25 | 70 |

INCLUDES 7 AFFORDABLE BEDS / CREDITS

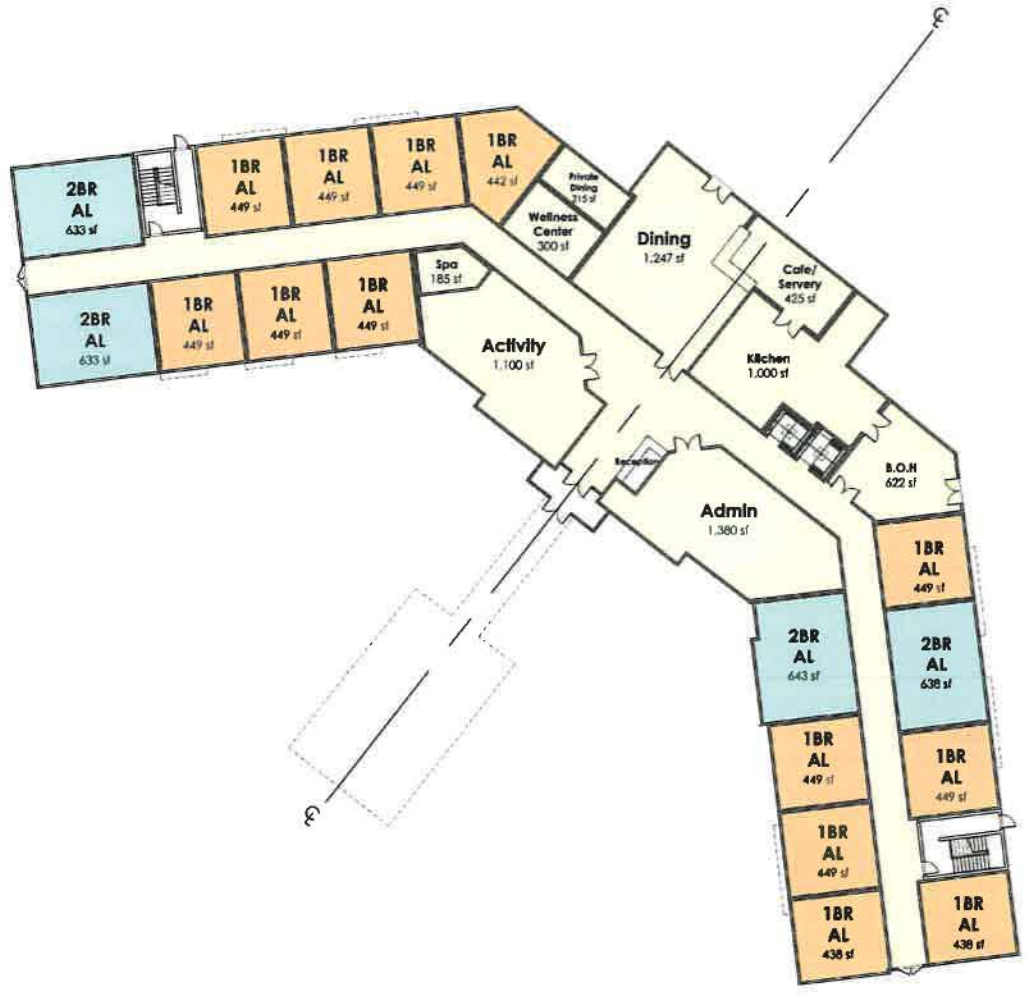
- AMENITIES**
- ADMINISTRATION/PUBLIC
 - URGENT CARE/DOCTOR OFFICE
 - DINING ROOM
 - ACTIVITY LOUNGE
 - ATRIUM HALLWAY ENTRANCE
 - DEDICATED RECEPTION DESK AND SITTING AREA
 - DISPLAY GALLERY GREAT HALL
 - VISITING OFFICES/BUSINESS CENTER
 - STAFF LOUNGE
 - PRIVATE DINING/BOARDROOM
 - FAMILY DINING ROOM/EVENT SPACE
 - MAIN DINING HALL
 - MAIN LOUNGE WITH GREAT LODGE FIREPLACE
 - MAIN ACTIVITY CENTER
 - ALWAYS OPEN CAFE
 - WINE BAR AND RESIDENT PANTRY
 - FITNESS CENTER
 - SALON AND SPA
 - READING ROOM/DEN
 - MEDICAL SUPPLY OFFICE
 - COVERED TERRACE WITH CEILING FANS
 - OUTDOOR TERRACE WITH GARDENING TABLES

- MINOR FEATURES**
- ART DISPLAY NOOKS
 - HALLWAY SCONCE LIGHTING
 - RESIDENT GALLERY DISPLAY WALL

| | |
|-------|----------|
| TOTAL | 8,040 SF |
|-------|----------|

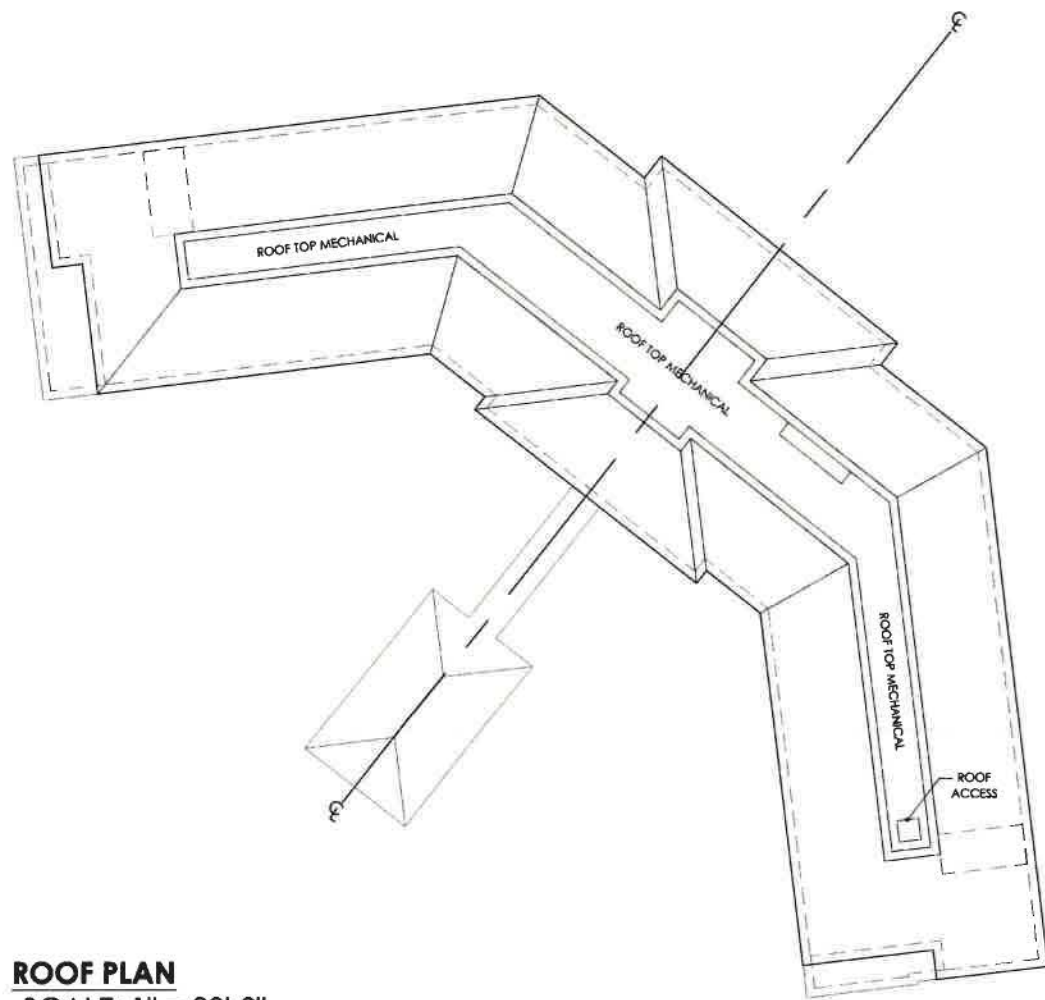


SECOND FLOOR PLAN
SCALE: 1" = 20'-0"

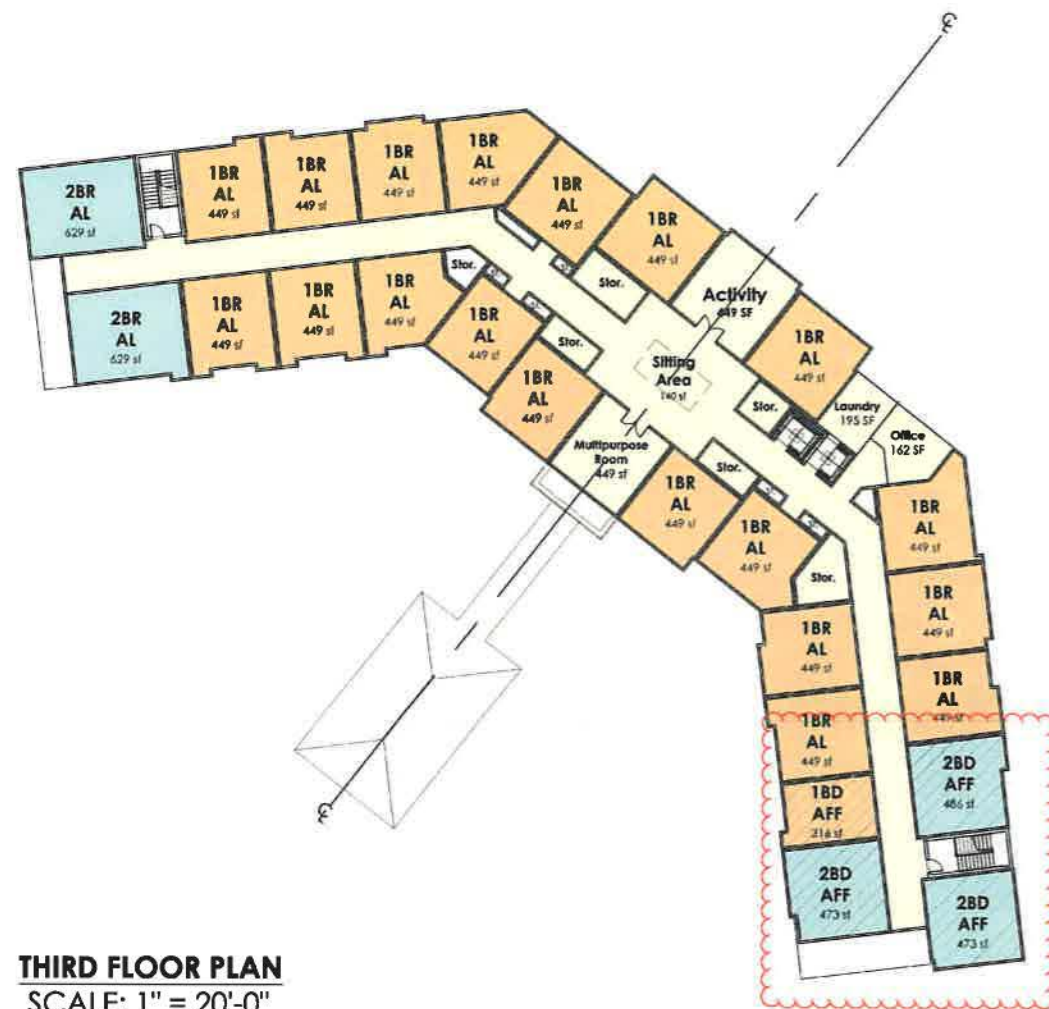


GROUND FLOOR PLAN
SCALE: 1" = 20'-0"

BUILDING PLANS



ROOF PLAN
SCALE: 1" = 20'-0"



THIRD FLOOR PLAN
SCALE: 1" = 20'-0"



A-2

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BUILDING PLANS

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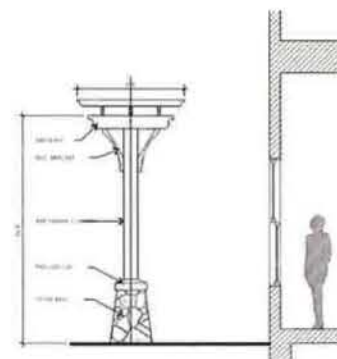
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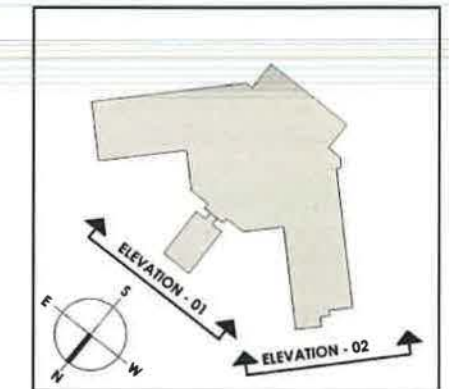
ELEVATION - 02 (View from Phillips Parkway)
SCALE: 3/32" = 1'-0"



Enlarged Trellis Detail
SCALE: 1/4" = 1'-0"



KEY PLAN



MATERIAL KEY

1. Fiberglass Asphalt Shingle
2. Fiber Cement Panel
3. Fiber Cement Trim
4. Fiber Cement Siding Color #1
5. Fiber Cement Siding Color #2
6. Fiber Cement Window Trim
7. Fiber Cement Accent Band
8. Double Hung Window
9. Cast Stone
10. Cast Stone Accent



ELEVATION - 01 (Front Elevation)
SCALE: 3/32" = 1'-0"

A-3

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ELEVATIONS

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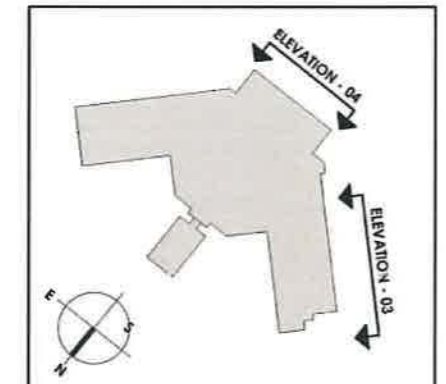


ELEVATION - 04 (Rear Elevation)
SCALE: 3/32" = 1'-0"



ELEVATION - 03 (View from KFT Office Building Parking Lot - Kidde Fire Trainers)
SCALE: 3/32" = 1'-0"

KEY PLAN



MATERIAL KEY

1. Fiberglass Asphalt Shingle
2. Fiber Cement Panel
3. Fiber Cement Trim
4. Fiber Cement Siding Color #1
5. Fiber Cement Siding Color #2
6. Fiber Cement Window Trim
7. Fiber Cement Accent Band
8. Double Hung Window
9. Cast Stone
10. Cast Stone Accent

A-4

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ELEVATIONS

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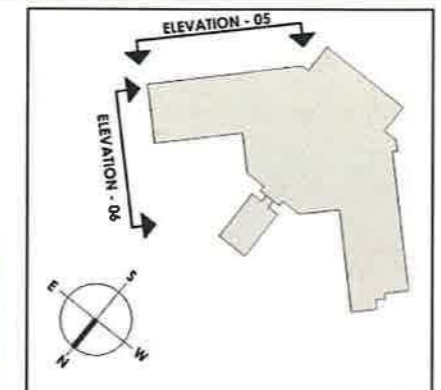
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ELEVATION - 06 (View from Empire Corporate Center)
SCALE: 3/32" = 1'-0"

KEY PLAN



MATERIAL KEY

1. Fiberglass Asphalt Shingle
2. Fiber Cement Panel
3. Fiber Cement Trim
4. Fiber Cement Siding Color #1
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6. Fiber Cement Window Trim
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ELEVATION - 05 (View from Bear's Nest Town homes)
SCALE: 3/32" = 1'-0"

A-5

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ELEVATIONS

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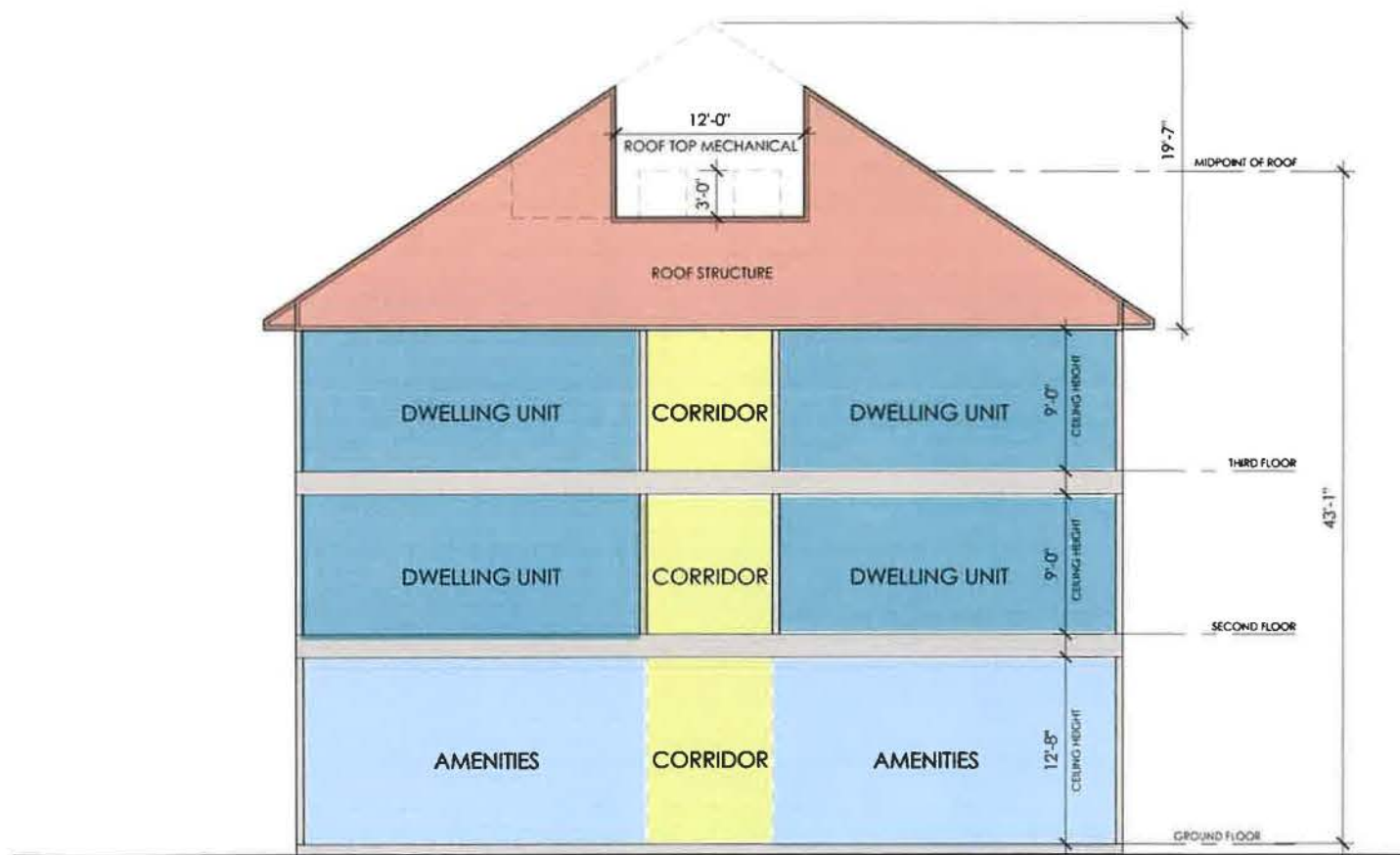
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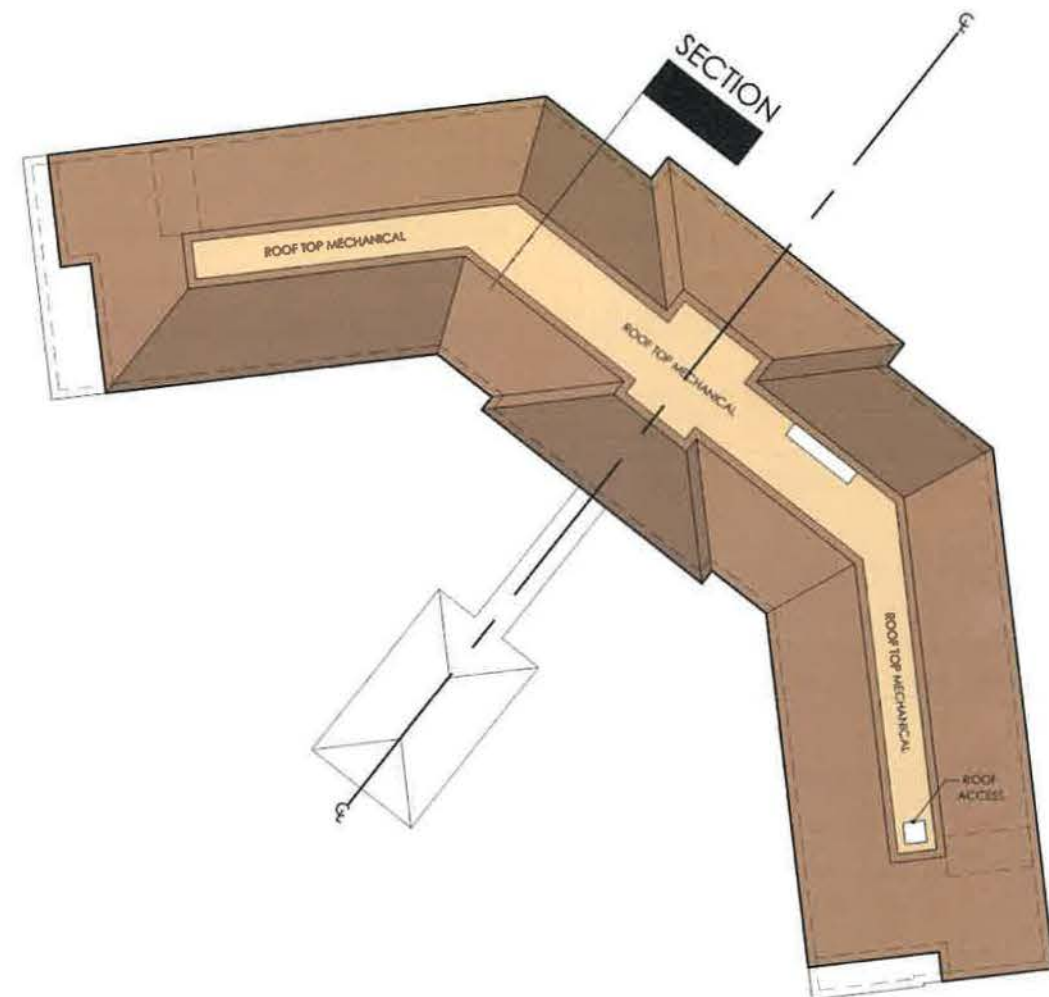
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BUILDING SECTION
SCALE: 3/16" = 1'-0"



A-6

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ROOF PLAN & BUILDING SECTION

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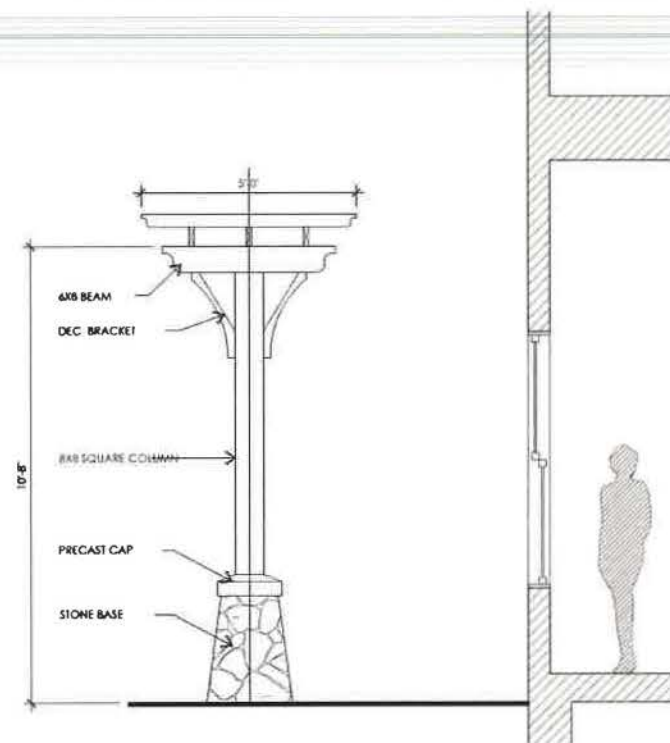
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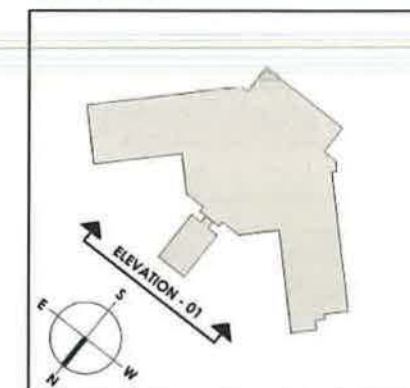


Enlarged Trellis Detail
SCALE: 1/2" = 1'-0"



Inspiration Image

KEY PLAN



MATERIAL KEY

1. Fiberglass Asphalt Shingle
2. Fiber Cement Panel
3. Fiber Cement Trim
4. Fiber Cement Siding Color #1
5. Fiber Cement Siding Color #2
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ELEVATION - 01 (Front Elevation)
SCALE: 3/32" = 1'-0"

A-7

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ELEVATIONS

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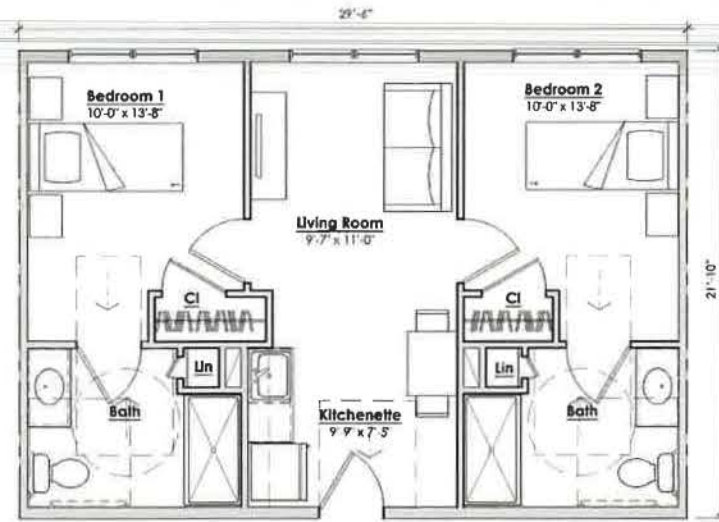
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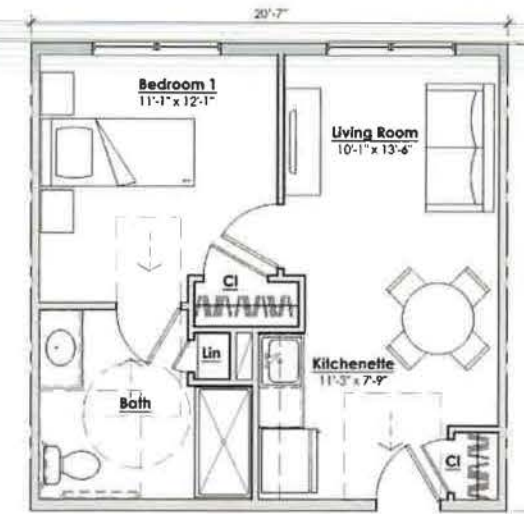
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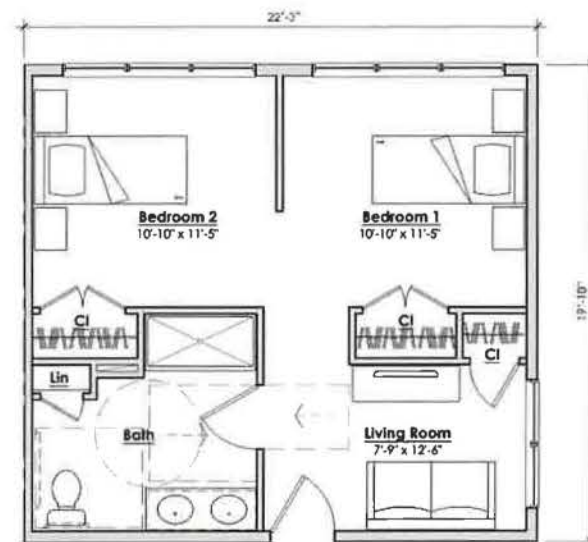
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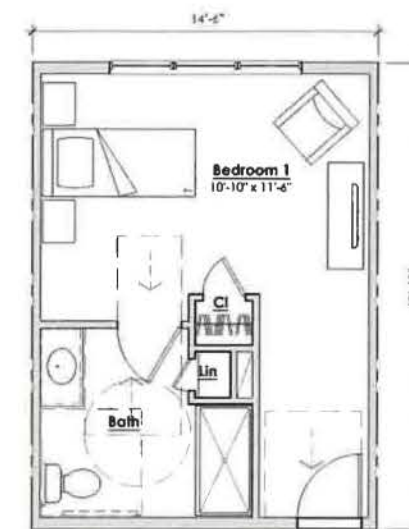
2 Bed Assisted Living Unit
638 SF



1 Bed Assisted Living Unit
459 SF



2 Bed Memory Care / AL Unit
486 SF



1 Bed Memory Care Unit
316 SF

TYPICAL UNIT PLANS

SCALE 1/4" = 1'-0"

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