



HARKER·MARTIN·WENTZ·SULLIVAN·RIVIELLO  
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ARCHITECTS & LAND PLANNERS

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**forming new solutions,  
designing new environments**

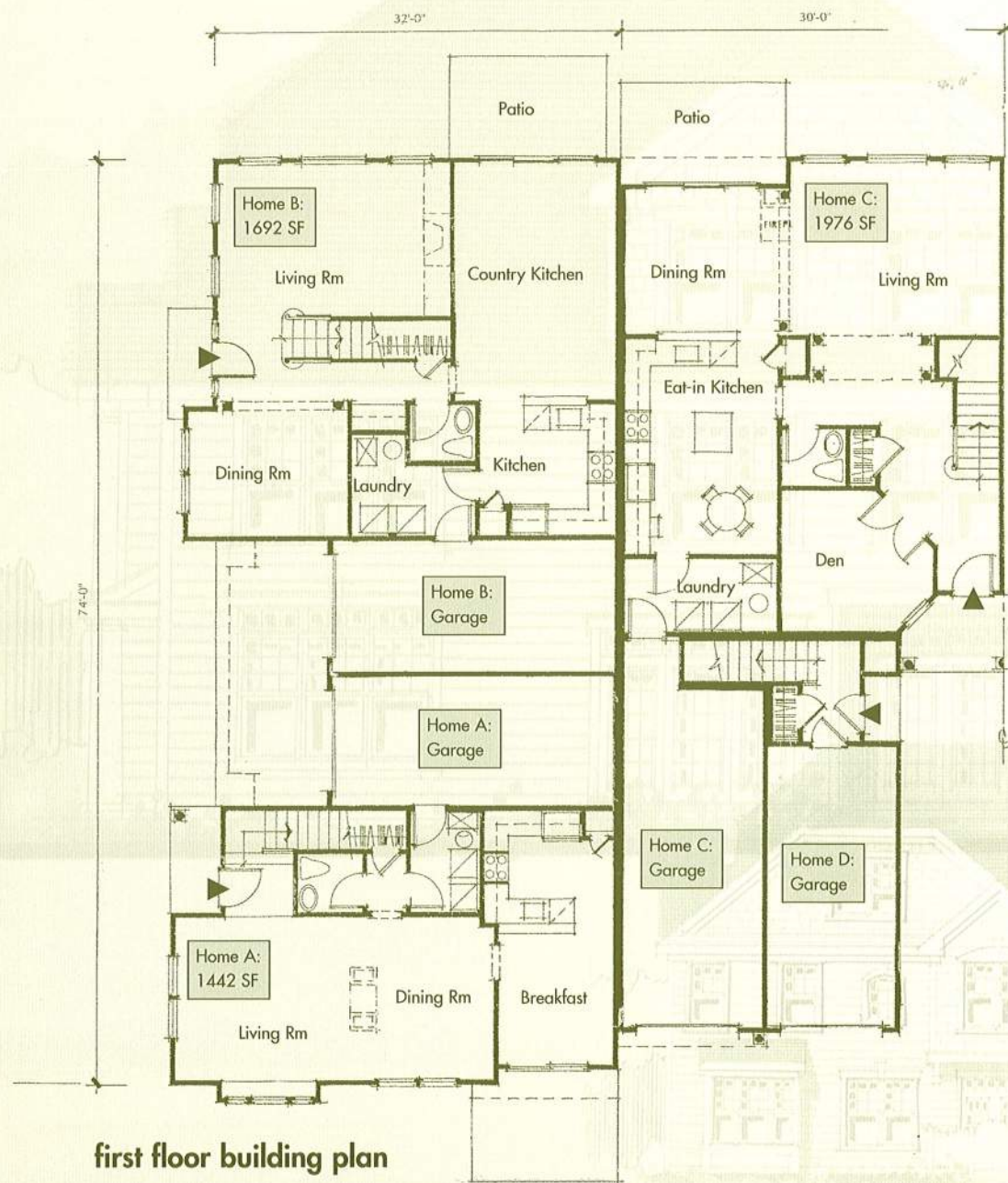


resort-quality living with  
**TEXTURE, ANIMATION, GREAT PLANS**  
for sensitive bay-side parcel

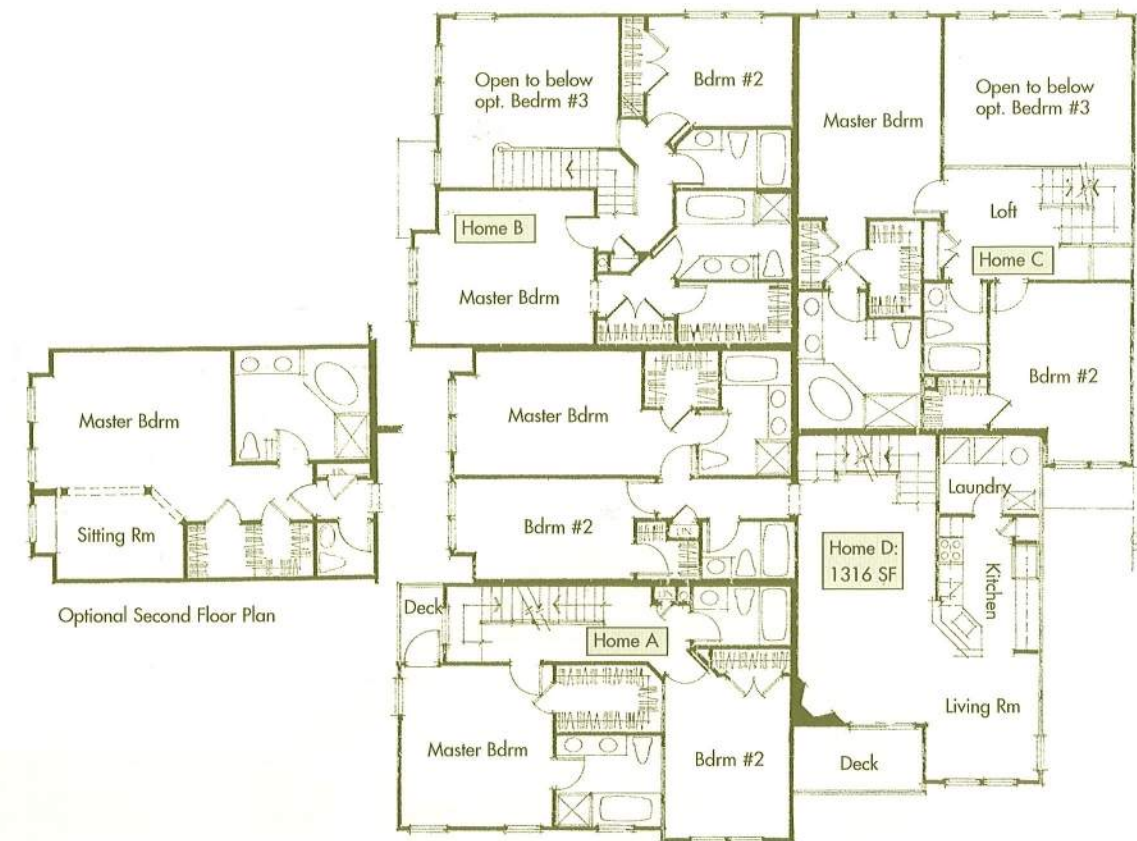
# Smart Options broaden target market

The physical story of this site is fairly typical for a waterfront opportunity: 60 acres gross, 25 acres net. Rather than cram as many units as possible into the buildable portions amidst the dunes, we developed a scheme for a build-out of 120 homes in two stacked product building types, keeping the site and sight-lines as open as possible. The efficient eight-unit building here accounts for 72 of the total and offers buyers an uncommon number of plan options in such a tight, cost-effective building. The reward for the effort is a fast-selling cluster community worthy of the site.

For additional information on this and other pro-active designs for multi-family living, contact The Martin Architectural Group in Philadelphia at 215-665-1080 or in Boca Raton at 561-417-2870. Or see the whole story at [www.MartinAIA.com](http://www.MartinAIA.com).



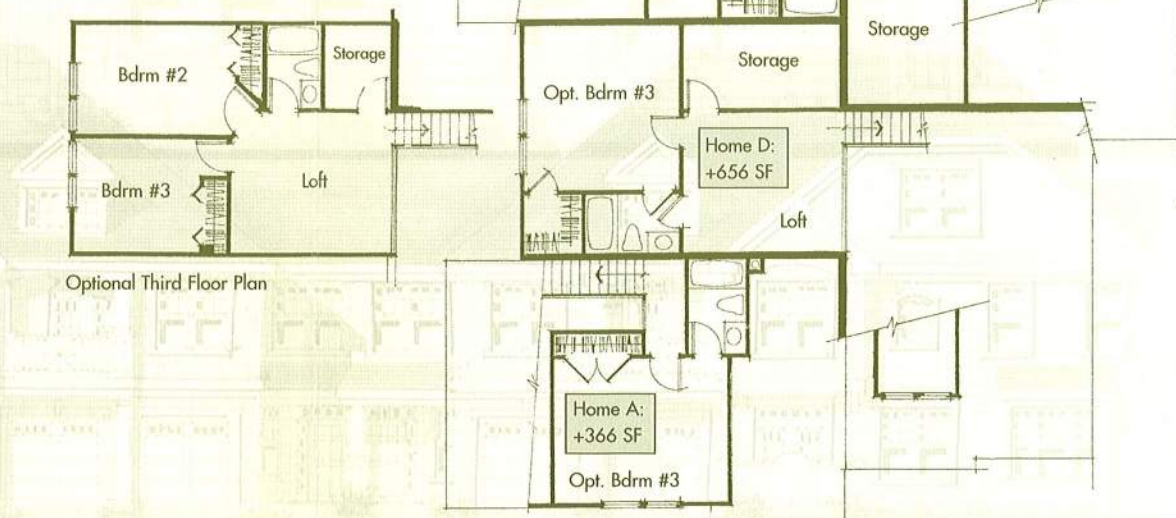
first floor building plan



second floor building plan

Home A:  
2 BR / 2½ BA Townhome; 1442 SF  
Optional Attic BR/BA, +366 SF

Home B:  
2 BR / 2½ BA Townhome; 1692 SF  
Optional 2nd Floor BR 3, + 216 SF



attic floor building plan

Home C:  
2 BR / 2½ BA Townhome; 1976 SF  
Optional Attic BR/BA/Storage, +290 SF

Home D:  
2 BR / 2 BA Flat; 1316 SF  
Optional Attic BR/BA/Loft, +656 SF

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