

# ***BARNHARDT-CRAMER HOUSE***



**PROPOSED ADDITION**

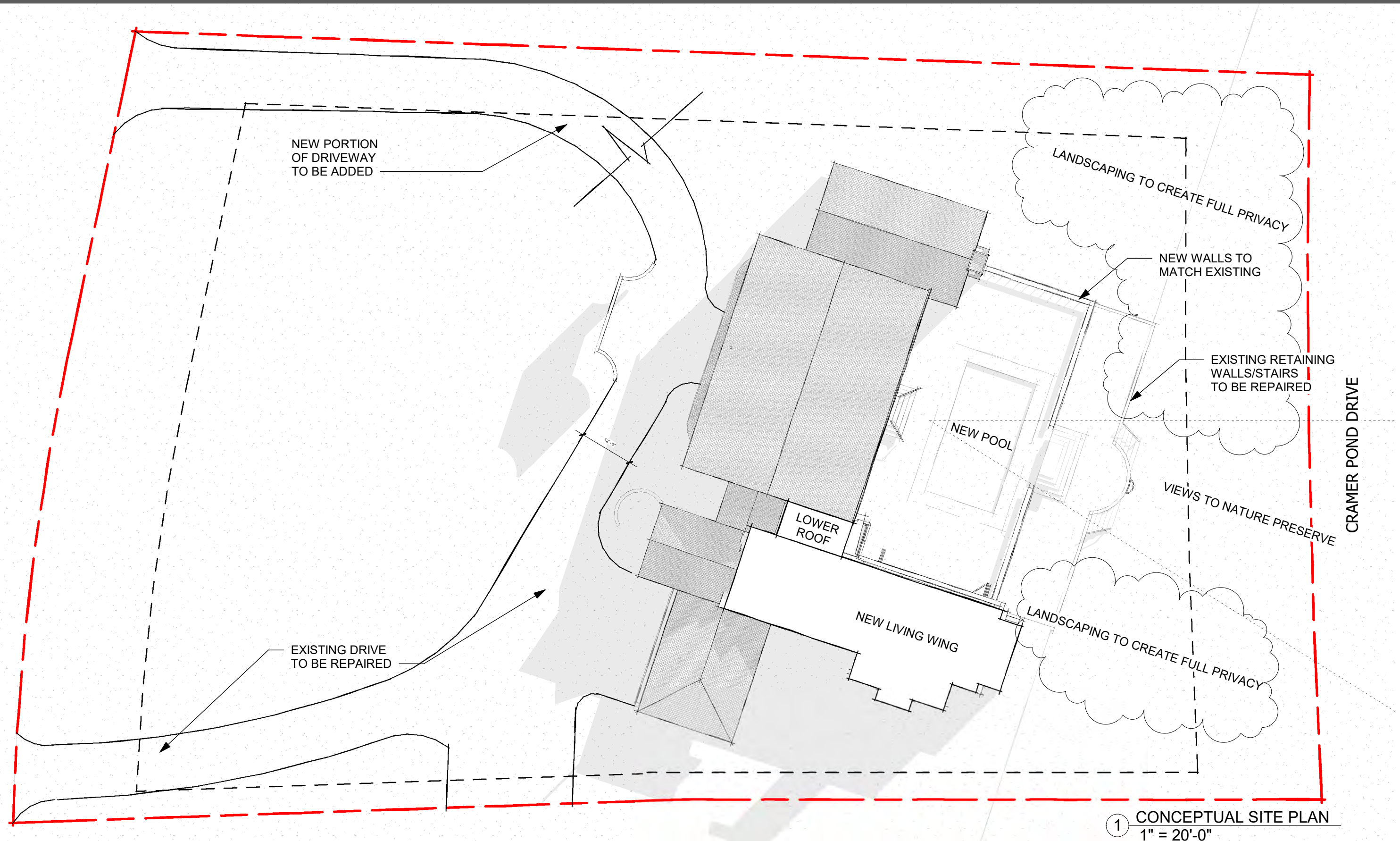
**CONCEPT PLANS FOR A RENOVATION AT**  
**3217 MAYMONT PLACE, CHARLOTTE, NC**

**JULY 31, 2019**

**MERMANS ARCHITECTURE**  
& DESIGN, PLLC



# BARNHARDT-CRAMER HOUSE



1 CONCEPTUAL SITE PLAN  
1" = 20'-0"

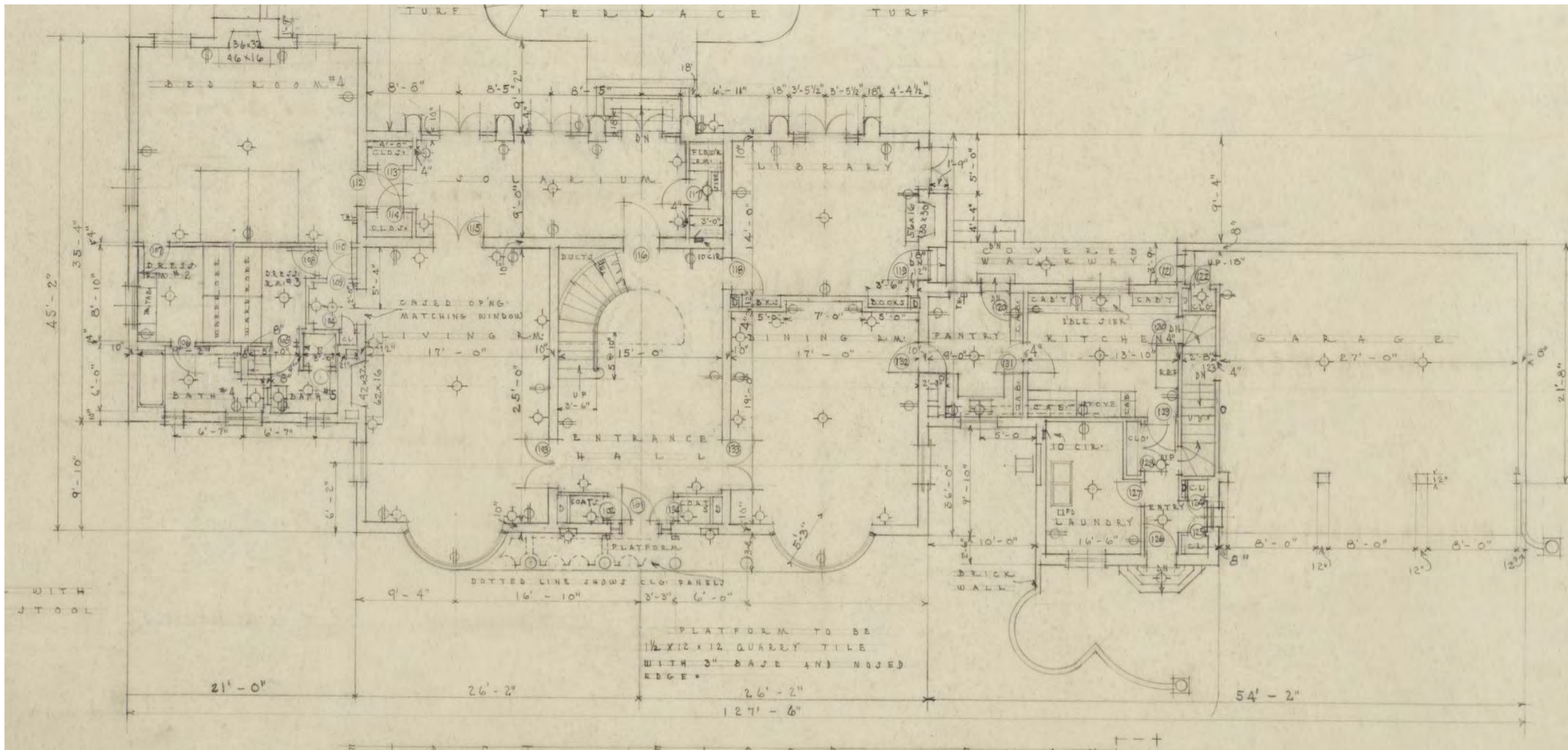
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JULY 31, 2019

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# BARNHARDT-CRAMER HOUSE



FIRST FLOOR ORIGINAL PLAN

\*NOT TO SCALE

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JULY 31, 2019

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This architectural floor plan illustrates a single-story residence with a complex layout. The plan includes a large rear terrace with a circular feature and a curved path. The main living area consists of a living room with a fireplace, a dining room with a large table, and a kitchen with a breakfast nook. A central entrance hall provides access to various rooms, including a bedroom, two bathrooms, a laundry room, and a two-car garage. The plan also shows a covered walkway connecting the main house to the garage. Dimensions are provided for various rooms and overall sections, and a north arrow is located in the upper right corner.

**Room Schedule:**

- BEDROOM #1
- BATH #1
- BATH #2
- BATH #3
- BATH #4
- BATH #5
- BATH #6
- BATH #7
- BATH #8
- BATH #9
- BATH #10
- BATH #11
- BATH #12
- BATH #13
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- BATH #15
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- BATH #20
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- BATH #99
- BATH #100

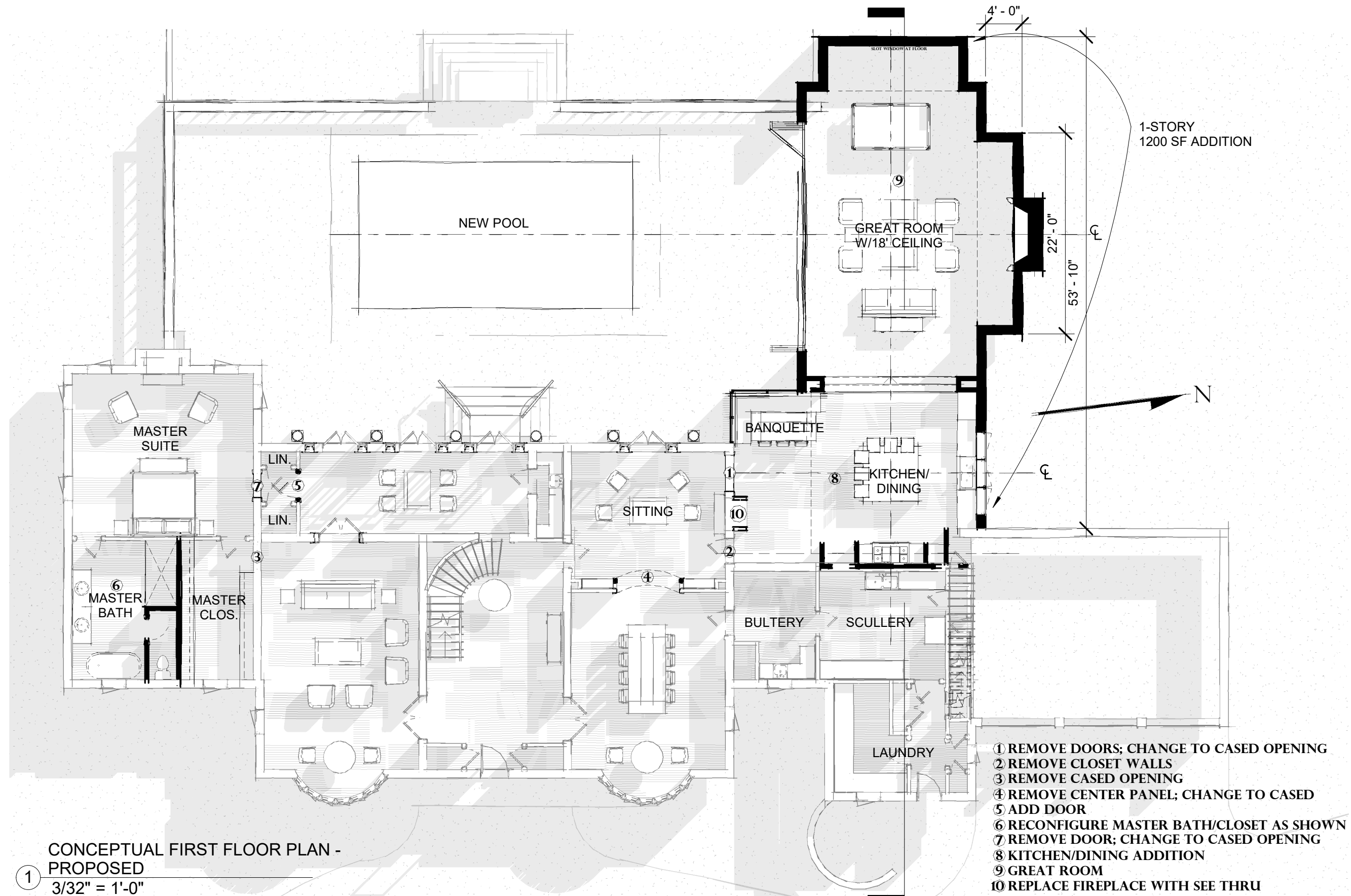
**Dimensions:**

- Overall Width: 21'-0"
- Overall Depth: 26'-2"
- Living Room: 15'-0" x 15'-0"
- Dining Room: 16'-0" x 10'-0"
- Kitchen: 13'-0" x 10'-0"
- Garage: 27'-3 1/2" x 21'-0"
- Bedroom: 12'-0" x 12'-0"
- Bathroom: 5'-0" x 6'-0"
- Laundry: 5'-0" x 6'-0"
- Entry: 5'-0" x 6'-0"
- Hall: 5'-0" x 6'-0"
- Staircase: 5'-0" x 6'-0"
- Platform: 5'-0" x 6'-0"
- Coat: 5'-0" x 6'-0"
- Shelving: 5'-0" x 6'-0"
- Library: 5'-0" x 6'-0"
- Solarium: 5'-0" x 6'-0"
- Closet: 5'-0" x 6'-0"
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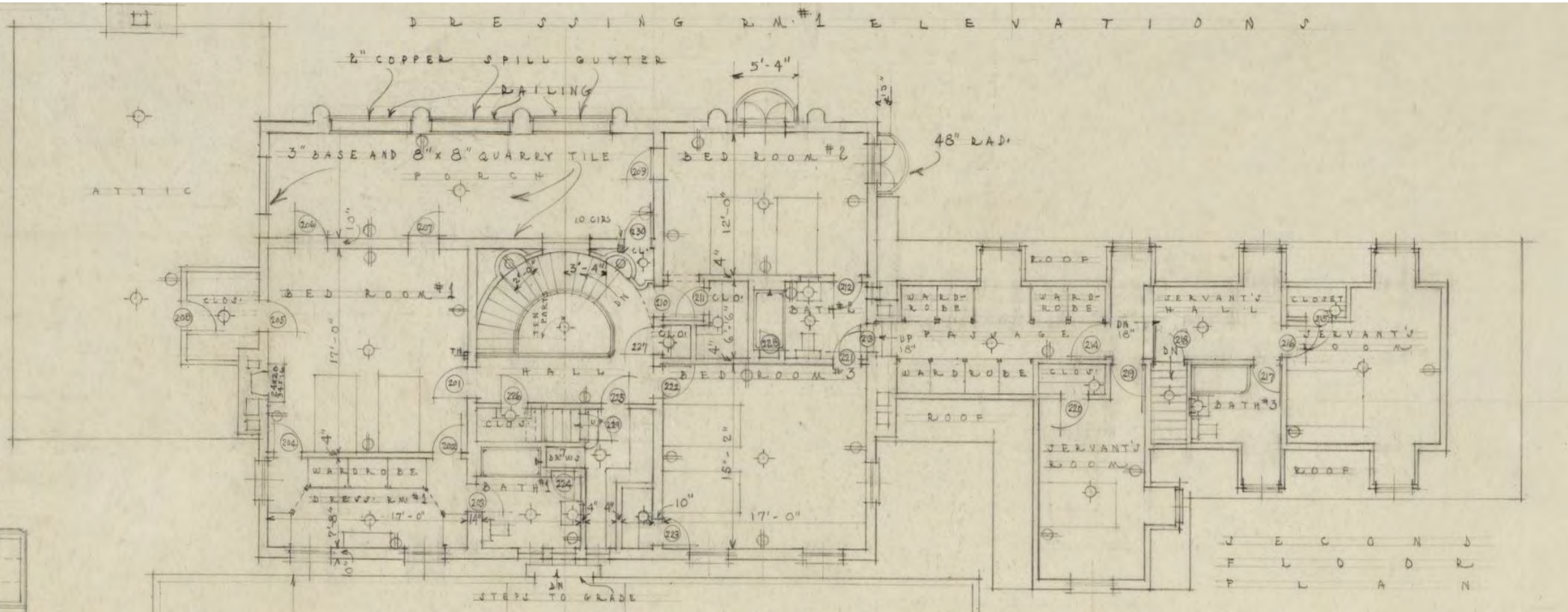
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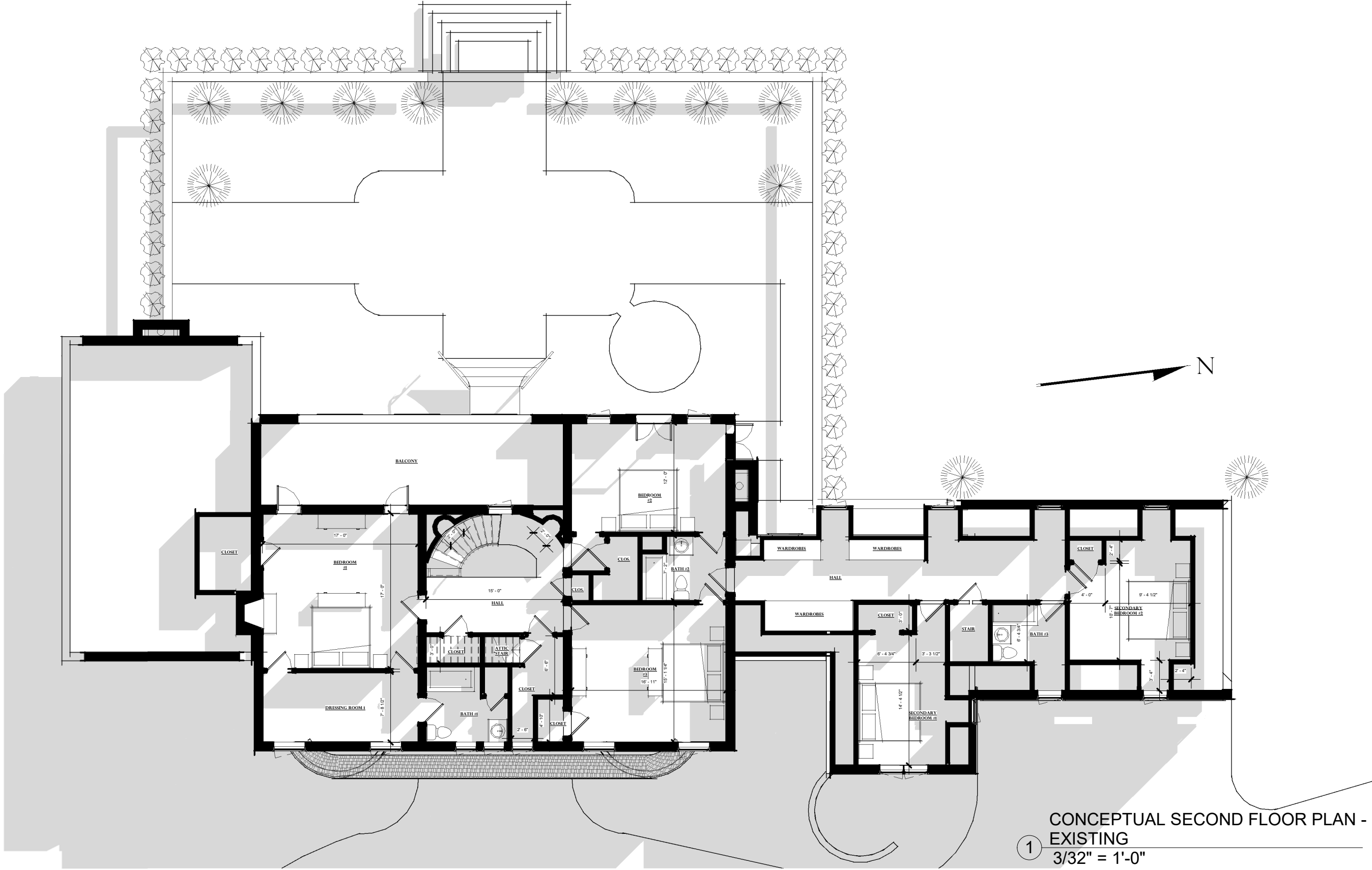
# BARNHARDT-CRAMER HOUSE



SECOND FLOOR ORIGINAL PLAN

\*NOT TO SCALE

# BARNHARDT-CRAMER HOUSE



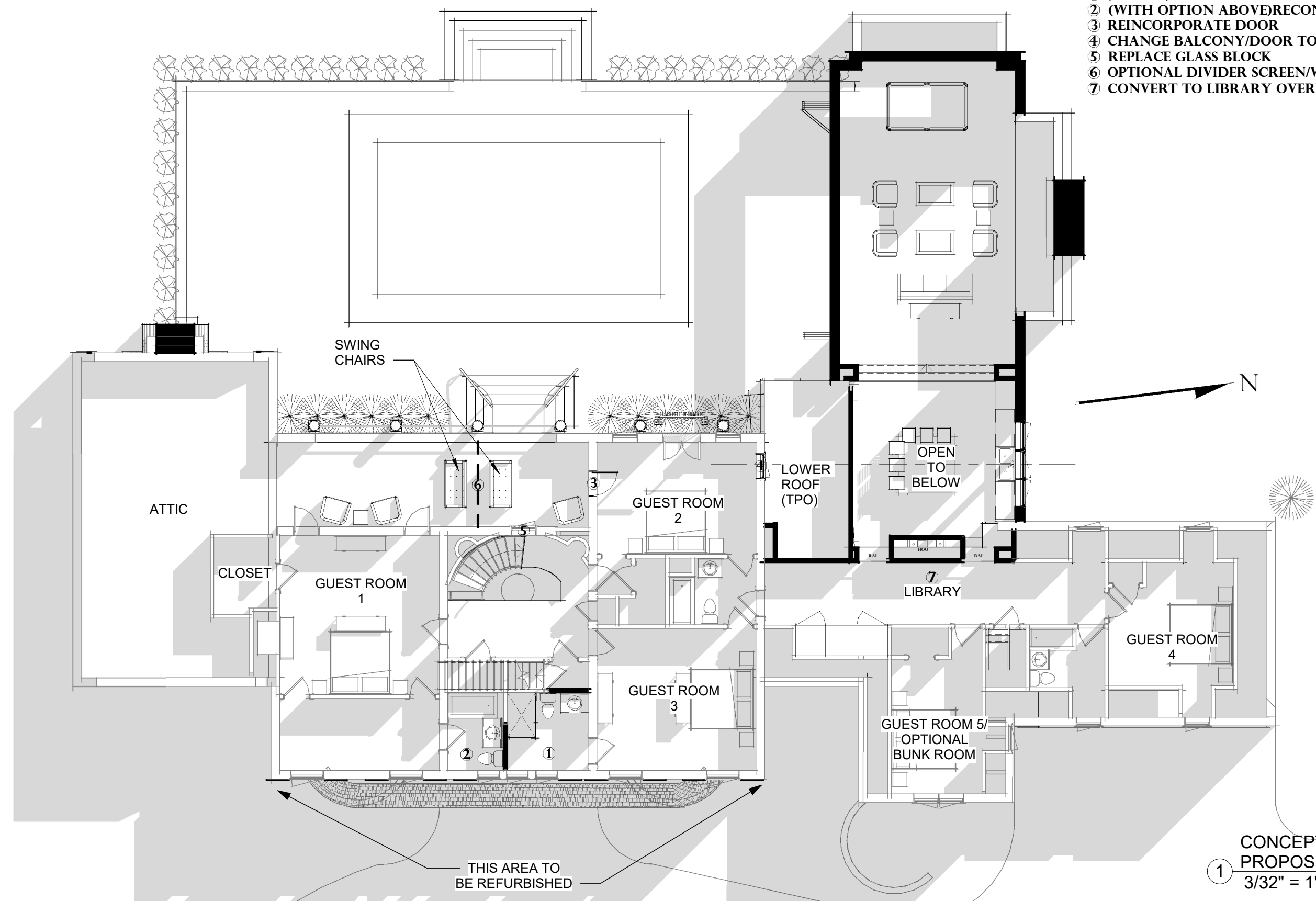
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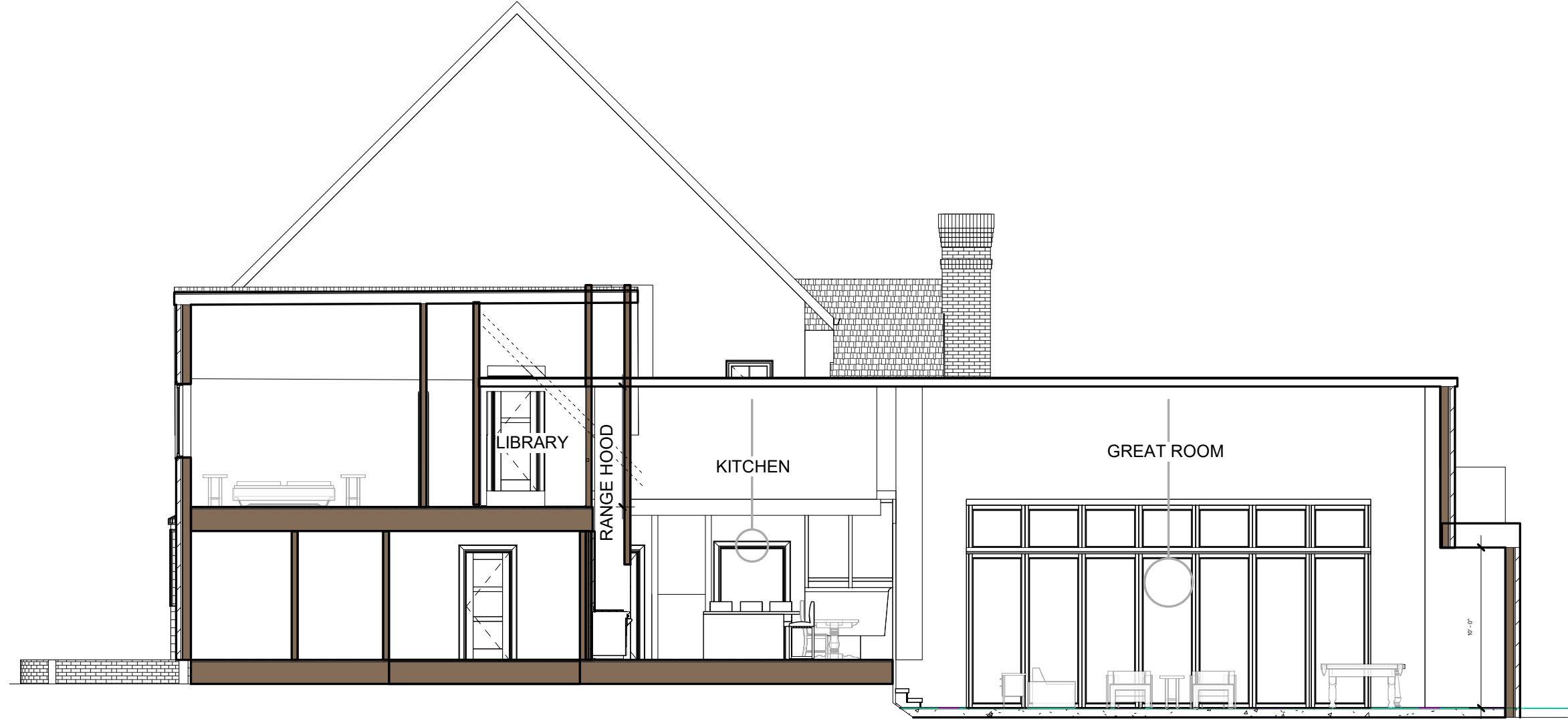
- ① (OPTION) CONVERT TO FULL
- ② (WITH OPTION ABOVE) RECONFIGURE
- ③ REINCORPORATE DOOR
- ④ CHANGE BALCONY/DOOR TO WINDOW
- ⑤ REPLACE GLASS BLOCK
- ⑥ OPTIONAL DIVIDER SCREEN/WALL
- ⑦ CONVERT TO LIBRARY OVERLOOKING KITCHEN



① CONCEPTUAL SECOND FLOOR PLAN - PROPOSED  
3/32" = 1'-0"



# BARNHARDT-CRAMER HOUSE



① Section 17  
1/8" = 1'-0"



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## **EXISTING CONDITIONS**

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# ***BARNHARDT-CRAMER HOUSE***



**VIEW OF GLASS EXISTING BLOCK WINDOW;**  
**TO BE REPLACES WITH STEEL/GLASS WINDOW**



**VIEW CENTER PANEL TO BE MODIFIED/CUT**  
**THROUGH**



**VIEW OF 2 EXISTING WINDOWS**  
**TO BE REMOVED FOR NEW ROOF TIE**