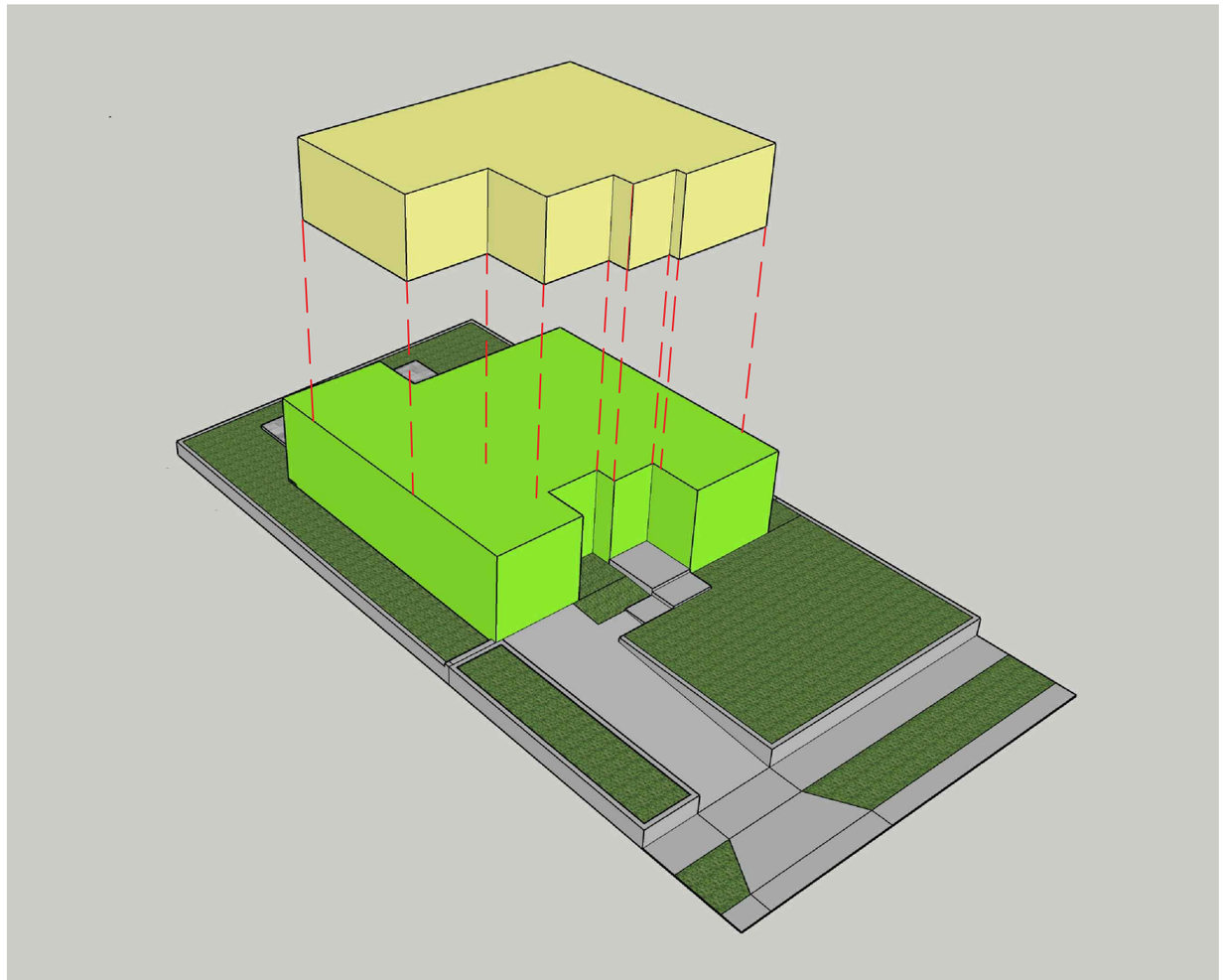
ALSABBAGH RESIDENCE

DESIGN REVIEW BOARD FINAL SUBMITTAL

JANUARY 4, 2021



RELEVANT CODE INFORMATION:

FOR TWO STORIES HOMES WITH OVERALL LOT COVERAGE OF 25% GREATER, PHYSICAL COLUMN OF THE SECOND FLOOR SHALL NOT EXCEED 75% OF THE FIRST FLOOR, INCLUSIVE OF ANY ENCLOSED PARKING STRUCTURE. (142-105 (b) (4) c.

PHYSICAL VOLUME OF SECOND FLOOR 1,281 SQ. FT. (66.8%)

70 % OF GROUND FLOOR - 1,918 X 70% = 1,343 SQ. FT. MAXIMUM ALLOWABLE

PHYSICAL VOLUME OF GROUND FLOOR 1,918 SQ. FT. (100.0%)

VOLUMETRIC DIAGRAM

GERALD BELGRAVE AR0015085

Gerald Belgrave AR0015085 Digitally signed by Gerald Belgrave AR0015085 Date: 2020.12.28 13:54:57 -05'00'

ALL IDEAS, ARRANGEMENT AND PLANS INDICATED OR REPRESENTED BY THIS DRAWING ARE OWNED BY AND THE PROPERTY OF THIS OFFICE AND WERE CREATED, EVOLVED AND DEVELOPED FOR USE ON AND IN CONNECTION WITH THE SPECIFIED PROJECT AND PROJECT SITE. NONE OF SUCH IDEAS, DESIGNS, ARRANGEMENTS OR PLANS MAY BE USED OR DISCLOSED TO ANY PERSON, FIRM OR CORPORATION FOR ANY PURPOSE WHATSOEVER WITHOUT THE PRIOR WRITTEN PERMISSION OF THIS OFFICE. WRITTEN DIMENSIONS ON THESE DRAWINGS SHALL HAVE PRECEDENCE OVER SCALED DIMENSIONS. CONTRACTORS SHALL VERIFY AND BE RESPONSIBLE FOR ALL DIMENSIONS AND CONDITIONS ON THE JOB AND THIS OFFICE MUST BE NOTIFIED OF ANY VARIATIONS BETWEEN THE DRAWINGS AND WHAT IS SHOWN BY THESE DRAWINGS. SHOP DETAILS OF ADEQUATE SCALE MUST BE SUBMITTED TO THIS OFFICE FOR APPROVAL BEFORE PROCEEDING WITH FABRICATION OR ITEMS SO NOTED.

NEST PLANS

ARCHITECTURE & INTERIOR DESIGN

2601 E Oakland Park Blvd. Ste 203

Fort Lauderdale Florida 33306

954.529.9000 nestplans.com

ALSABBAGH RESIDENCE

4625 ALTON ROAD

MIAMI BEACH, FL 33140

REVISIONS

Job No: NEST - 2025

Date: 01/04/2021

Drawn by: SAR

Checked by: GB

DESIGN REVIEW BOARD

Drawing No.

A-025