

1. Provide narrative to comments

Comments addressed on page 3

2. Lot Coverage Diagram - Covered outdoor terrace in rear: offset 5’ from exterior wall - onl calculate the sf of covered space beyond that 5’

Diagram updated on page 25.

3. Clarify open spaces in rear yard. Not sure what the northern extent of the deck is; includ plans the elevations of the slabs and grade clarification.

Updated plan on page 28.

4. Elevations: Include a dimension from Design Floor Elevation (1st habitable floor) to top o slab

Addressed on pages 31,33, 35 and 37.

5. Accessory building - height is measured from Base Flood Elevation +1’, or 9FT NGVD - pro dimensions string to show height. Also, confirm with flood that gym finished floor does not to be at BFE plus min. Freeboard6

Addressed on page 39, gym finished floor is +9.17’.

6. Proposed fence shall be measure from Grade, See Sec. 142-106(b)(7)

See updated elevations and colored elevations from page 31 to page 41.

7. Add “FINAL SUBMITTAL” to front cover title for heightened clarity of reference for next deadline. Also cover sheet and drawings need to be dated the final submittal date.

Addressed on front page and on each drawing.

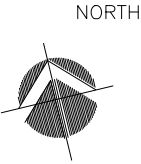
DESIGN COMMENTS

1. Soften the ground floor front elevation facing the street / corten facade : some fenestr; to break up its severity?

Addressed on renderings on pages 10, 11 and 12.

2. Staff recommends incorporating fenestration to the design of the blank north and sout elevation walls

Addressed on renderings on pages 10 and 11 and on elevations located on p 33 and 37.



SHAMOSH
STUDIO

PROJECT
2444 PRAIRIE

PLAN
FIRST SUBMITTAL COMMENTS

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|--|--------------------|
| SPECIALITY Architecture | KEY CODE |
| OWNERS | |
| ADDRESS 2444 Prairie Ave, Miami Beach, FL 33140, EE. UU. | PLAN NUMBER 3 |
| REVISION | DIMENSIONS FEET |
| ISSUE DATE: 01/03/22 | |