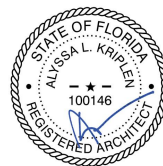




5757 La Gorce Drive  
Miami Beach, FL

Scope:  
Replace pre-1942 single family home with:  
- new landscaping  
- new paving  
- new fencing



## Design Review Board Final Submittal

May 9, 2022

File # DRB22-0824

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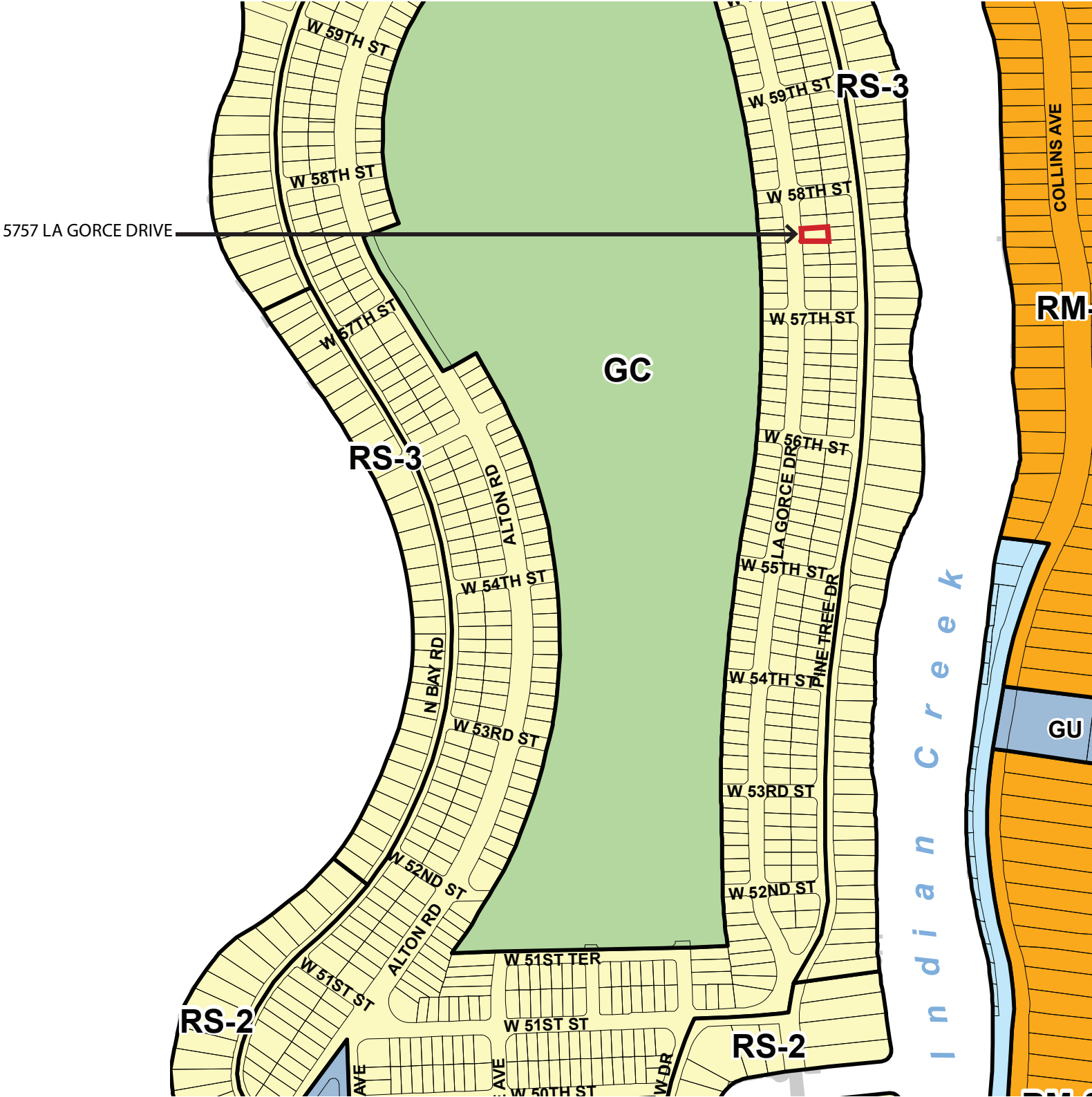
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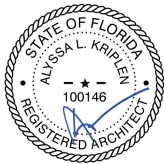
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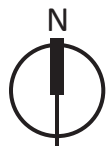
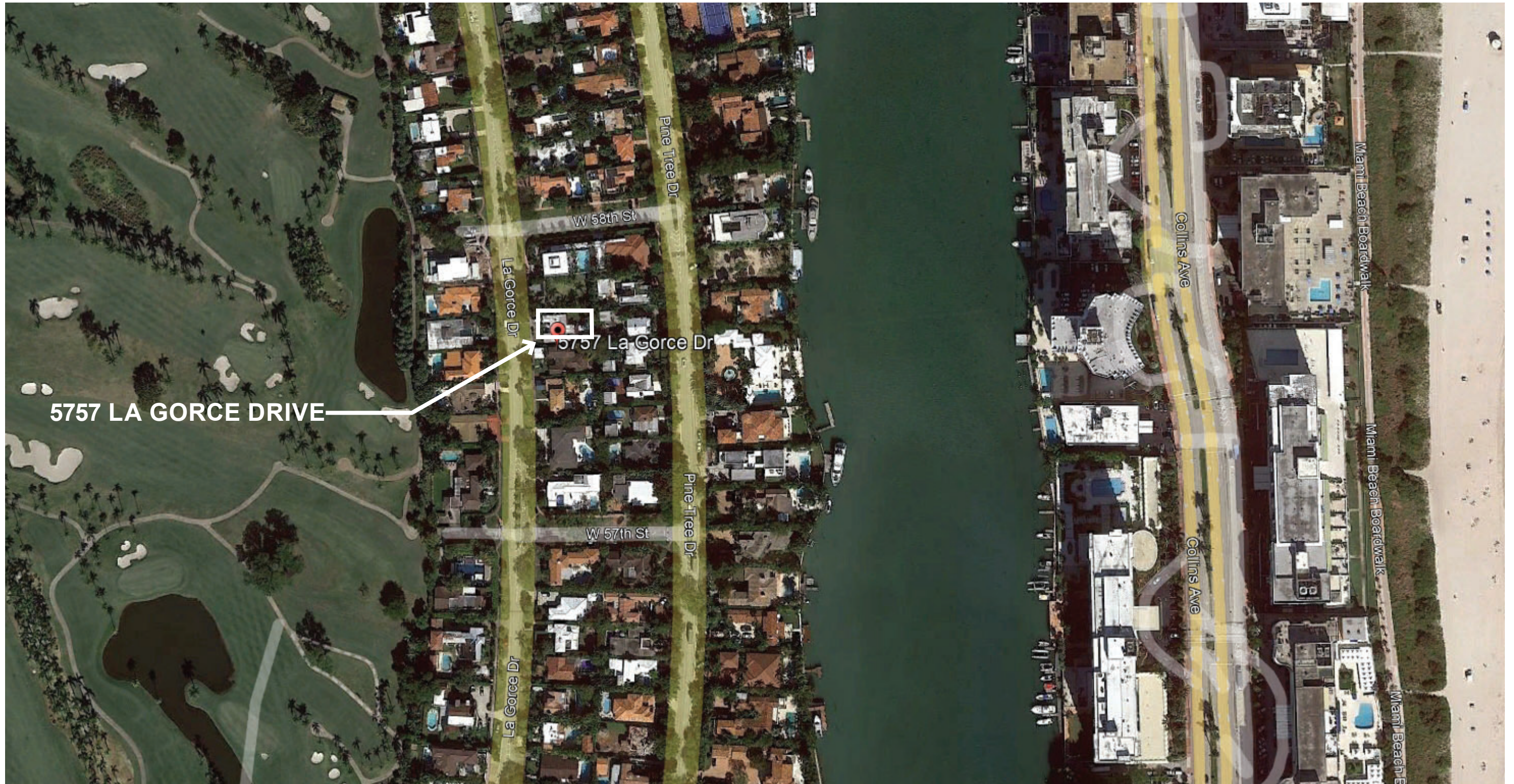
ITEM #	Project Information				
1	Address:	5757 La Gorce Drive			
2	Folio number(s):	02-3214-003-0540			
3	Board and file number(s) :				
4	Year built: 1936	Zoning District:	RS-4		
5	Located within a Local Historic District (Yes or No):	No			
6	Individual Historic Single Family Residence Site (Yes or No):	No			
7	Home determined Architecturally Significant by CMB (Yes or No):				
8	Base Flood Elevation:	AE 8.00 NGVD	Grade value in NGVD:		4.31' NGVD
9	Adjusted grade (Flood+Grade/2):	6.155' NVGD	Free board:		NA
10	30" above grade:	6.81' NGVD	Lot Area:		7583.75 SF
11	Lot width:	60'	Lot Depth:		125'
12	Max Lot Coverage SF and %:		Proposed Lot Coverage SF and %:		0 SF
13	Existing Lot Coverage SF and %:	2054 SF (27%)	Net Lot coverage (garage-storage)		NA
14	Front Yard Open Space SF and %:	SURVEY	Rear Yard Open Space SF and %:		1226 SF
15	Max Unit Size SF and %:	3,792 SF (50%)	Proposed Unit Size SF and %:		0 SF
16	Existing First Floor Unit Size:	2054 SF	Proposed First Floor Unit Size:		0 SF
17	Proposed Roof Deck Area SF and % (Note: Maximum is 25% of the enclosed floor area immediately below):	0 sf			
18	Signed and sealed Landscape Plans (Tree/Vegetation Survey, Tree Disposition Plan, and Irrigation Plan).		Yes or No:	yes	
	ZONING INFORMATION / CALCULATION	Required	Existing	Proposed	Deficiencies
19	Height measured from B.F.E. plus freeboard	24'	16'-1"	0'	
20	Front Setbacks:	20'	19.93'	0'	
	Front First level:	NA	19.93'	0'	
	Front second level:	NA	NA	NA	
21	Front second level if lot coverage is 25% or greater:	NA	NA	NA	
	a) At least 35% of the front façade shall be setback 5' from the minimum required setback.	NA	NA	NA	
	b) At least 50% of the second floor along a side elevation facing a street shall be setback 5' from the minimum required setback.	NA	NA	NA	
22	Sum of side yard :	15'	10.58'	NA	
23	Side 1:	7.5'	5.05'	NA	
24	Side 2 or (facing street):	7.5'	5.53'	NA	
25	Rear:	20'	46.42'	NA	
26	Accessory Structure Side 1:	7.5'	NA	NA	
27	Accessory Structure Side 2 or (facing street) :	7.5'	NA	NA	
28	Accessory Structure Rear:	7.5'	NA	NA	
30	Additional data or information that may be applicable to the project shall be provided in the following fields. <div>NO NEW CONSTRUCTION PROPOSED BEYOND LANDSCAPING, FENCING AND DRIVE PAVING</div>				



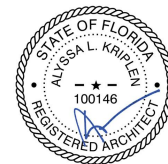
A-001 Zoning Table and Map







## A-002 Location Plan



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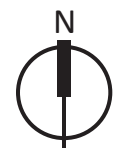
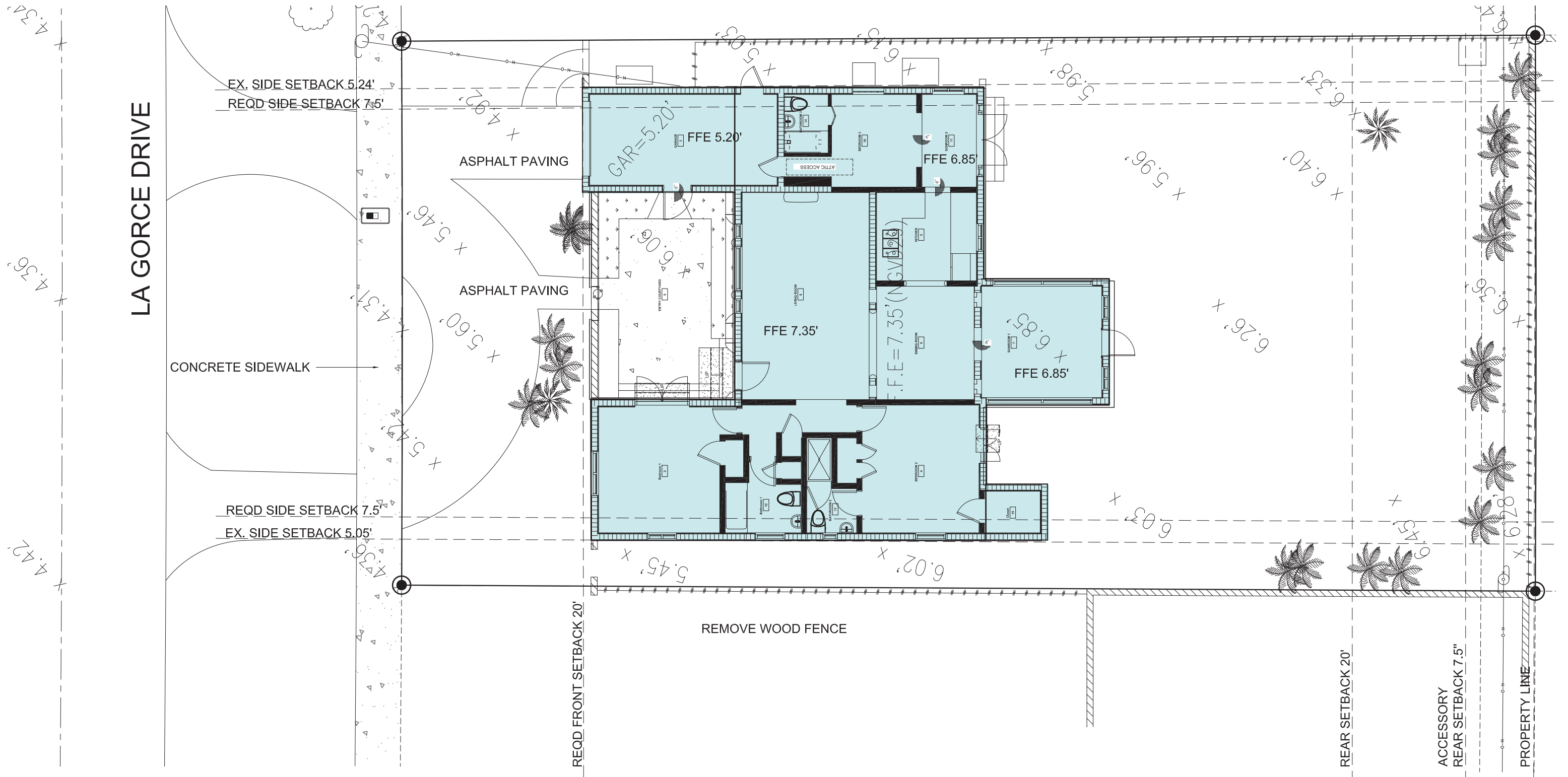
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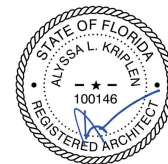
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GROUND FLOOR  
2054 sf FAR

## A-003 Existing Unit Size and Lot Coverage Diagram



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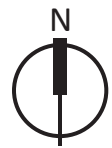
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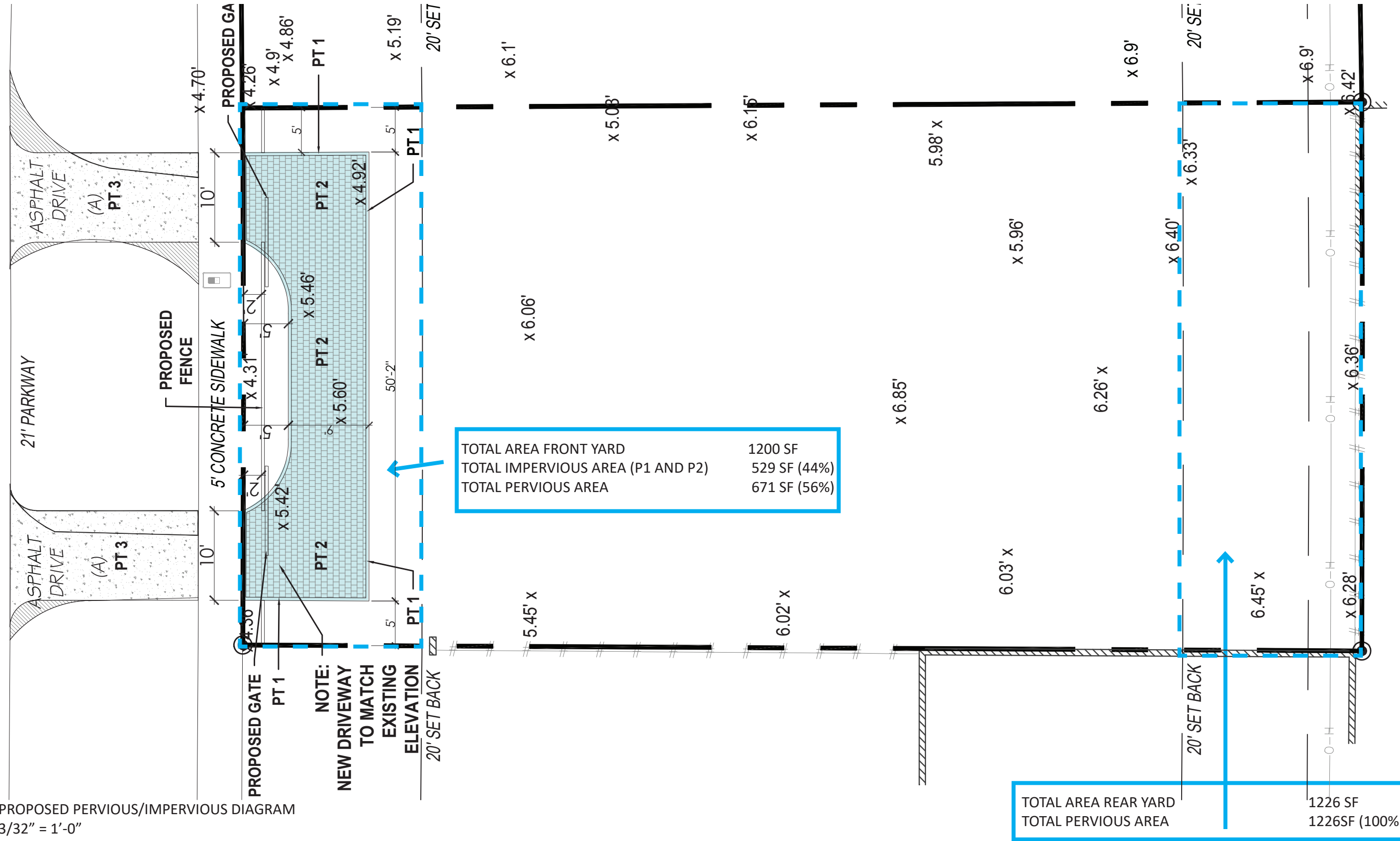
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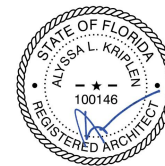




PROPOSED PERVIOUS/IMPERVIOUS DIAGRAM  
3/32" = 1'-0"



A-004 Proposed pervious/impervious diagram



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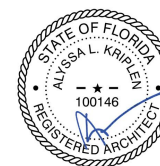
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## A-005 Context Photos



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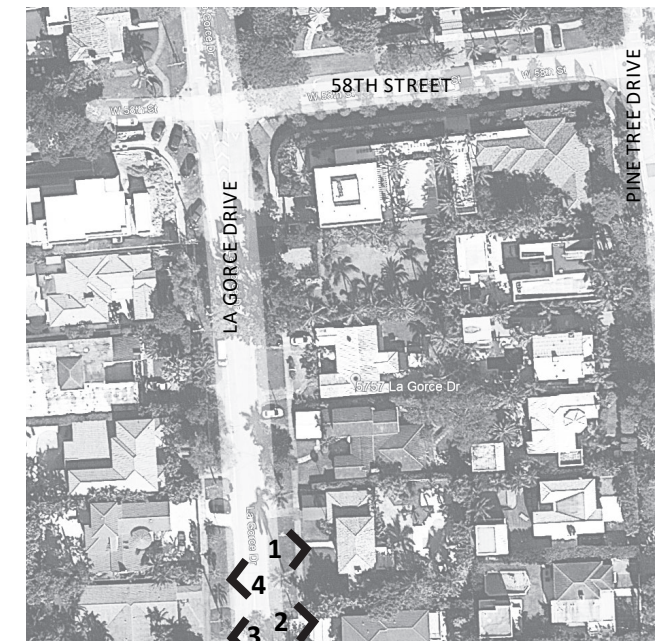
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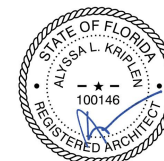
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## A-006 Context Photos



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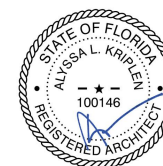
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## A-007 Context Photos



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