

RM-3 RESIDENTIAL MULTIFAMILY / CD-2 COMMERCIAL MEDIUM INTENSITY DISTRICT - ZONING DATA SHEET

ITEM #	Project Information							
1	Address:	1790 Purdy Avenue Maurice Gibb Memorial Park Miami Beach, FL 33139						
2	Board and file numbers :							
3	Folio number(s):	02-3233-012-0390						
4	Year constructed:	1991				Zoning District:	GU; Adjacent Zoning RM-3, CD-2	
5	Based Flood Elevation:	AE 8.0'				Grade value in NGVD:	4.0' NGVD	
6	Adjusted grade (Flood+Grade/2):	10.0' NGVD				Lot Area:	148,376 SF	
7	Lot width:	756.91'				Lot Depth:	187.96'	
8	Minimum Unit Size	N/A				Average Unit Size	N/A	
9	Existing use:	Critical Facility				Proposed use:	Critical Facility	
	Zoning Information / Calculations	Maximum	Maximum	Average	Existing	Proposed	Deficiencies	
10	Height	150'	50'	100'	28'-0"	48'-0"	-	
11	Number of Stories	N/A	N/A		2	3	-	
12	FAR	2.75	1.5	2.125				
13	Gross square footage	N/A	N/A		2,500 SF	9,650 SF		
14	Square Footage by use	N/A	N/A				-	
15	Number of units Residential	N/A	N/A					
16	Number of units Hotel	N/A	N/A					
17	Number of seats	N/A	N/A					
18	Occupancy load	N/A	N/A		233	233	-	
	Setbacks	Required	Required	Average	Existing	Proposed	Deficiencies	
	Subterranean:	RM-3	CD-2					
19	Front Setback:	20'	0				-	
20	Side Setback:	7.5' or 8% of lot width, whichever is greater	10' (abutting a residential district, otherwise none)				-	
22	Side Setback facing street:	7.5' or 8% of lot width, whichever is greater	10' (abutting a residential district, otherwise none)				-	
23	Rear Setback:	10% of lot depth	5'				-	
	At Grade Parking:							
24	Front Setback:	20'	5'					
25	Side Setback:	5' or 5% of lot width, whichever is greater	5'					
26	Side Setback:	5' or 5% of lot width, whichever is greater	5'					
27	Side Setback facing street:	5' or 5% of lot width, whichever is greater	5'					
28	Rear Setback:	5'	5'					
	Pedestal:							
29	Front Setback:	20'	0					
31	Side Setback:	7.5' or 8% of lot width, whichever is greater	10' (abutting a residential district, otherwise none)					
32	Side Setback facing street:	7.5' or 8% of lot width, whichever is greater	10' (abutting a residential district, otherwise none)					
33	Rear Setback:	10% of lot depth	5'					
	Tower:							
34	Front Setback:	20'	0					
35	Side Setback:	Pedestal setback + height of tower	10' (abutting a residential district, otherwise none)					
	Side Setback facing street:	7.5' or 8% of lot width, whichever is greater	10' (abutting a residential district, otherwise none)					
	Rear Setback:	10% of lot depth	5'					
	Setbacks	Required	Required	Average	Existing	Proposed	Deficiencies	
	Building (non-oceanfront):							
36	Front Setback:	20'	0	10'	97'-11"	77'-10"		
36	Side Setback:	7.5' or 8% of lot width, whichever is greater = 60'-8"	10' (abutting a residential district, otherwise none)	35'-4"	144'-4"	133'-11"		
37	Side Setback facing street:	7.5' or 8% of lot width, whichever is greater = 60'-8"	0	30'-4"	597'-2"	593'-3"		
38	Rear Setback:	10% of lot depth = 18'-10"	5'	11'-11"	45'-11"	19'-6"		
	Parking	Required			Existing	Proposed	Deficiencies	
39	Parking district	Parking District 1						
40	Total # of parking spaces	N/A			44	53		
41	# of parking spaces per use (Provide a separate chart for a breakdown calculation)	N/A					ED	

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42	# of parking spaces per level (Provide a separate chart for a breakdown calculation)	N/A				
43	Parking Space Dimensions	8'-6" x 18'-0"				
44	Parking Space configuration (45o, 60o, 90o, Parallel)			45 degrees	45 & 90 degrees	
45	ADA Spaces			2	3	
46	Tandem Spaces	N/A				
47	Drive aisle width			22'-0"	22'-0"	
48	Valet drop off and pick up	N/A				
49	Loading zones and Trash collection areas					
50	Bicycle parking, location and Number of racks					
	Restaurants, Cafes, Bars, Lounges, Nightclubs	Required		Existing	Proposed	Deficiencies
51	Type of use	N/A				
52	Number of seats located outside on private property	N/A				
53	Number of seats inside	N/A				
54	Total number of seats	N/A				
55	Total number of seats per venue (Provide a separate chart for a breakdown calculation)	N/A				
56	Total occupant content	N/A				
57	Occupant content per venue (Provide a separate chart for a breakdown calculation)	N/A				
58	Proposed hours of operation	N/A				
59	Is this an NIE? (Neighborhood Impact establishment, see CMB 141-1361)	N/A				
60	Is dancing and/or entertainment proposed ? (see CMB 141-1361)	N/A				
61	Is this a contributing building?			NO		
62	Located within a Local Historic District?			NO		
Additional data or information must be presented in the format outlined in this section						

Notes:

If not applicable write N/A