



ZONING INFORMATION

FOLIO NUMBER: 02-3227-016-0530
PRIMARY ZONING: 0100- SINGLE FAMILY RESIDENCE
USE DESIGNATION: RESIDENTIAL (RS-4: SINGLE FAMILY)

LOT AREA: 9,750 SF
ADJ SQUARE FOOTAGE: 1,877 SF (EXIST.) + 102 SF (PROP.) = 1,989 SF
LOT COVERAGE (MAX 30%): 1,989 / 9,750 = 20.5%

SCOPE OF WORK: ALTERATION LEVEL 2
(AS PER 2010 FBG: EXISTING BUILDING, CH.4, SEC.403):

- ADDITION OF 84 SF FOYER WITH NEW IMPACT RESISTANT ENTRY DOOR,
- ADDITION OF 105 SF COVERED PORCH
- 3 NEW/REPLACEMENT IMPACT RESISTANT WINDOWS IN NEW/RECONFIGURED OPENINGS.

BUILDING CODE IN EFFECT: FLORIDA BUILDING CODE, RESIDENTIAL/ EXISTING 2010
COMPLIANCE METHOD: WORK AREA COMPLIANCE METHOD

LOCATION PLAN

SCALE: NTS



LEGAL DESCRIPTION
BLOCK 7, LOT 7, FIRST ADDITION TO MID GOLF SUBDIVISION,
ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK
7, PAGE161 OF THE PUBLIC RECORDS OF DADE COUNTY, FLORIDA.

REQUIRED SETBACKS

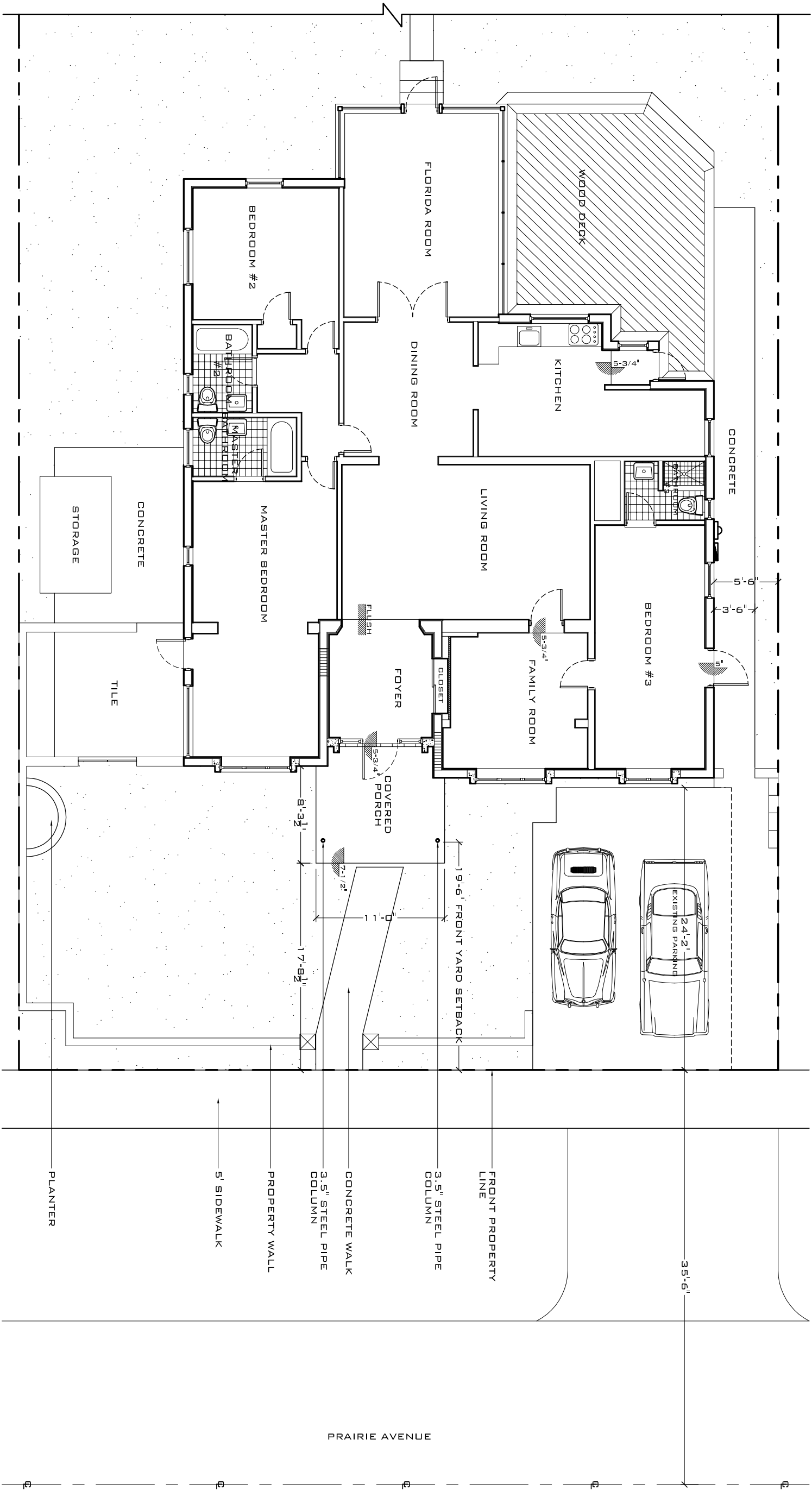
FRONT: 20 FT
SIDE YARD: 7.5 FT
REAR: 22.5 FT

PROPOSED SETBACKS

FRONT: 19.5 FT
SIDE YARD: 5.5 FT+14.1 FT=19.6' (EXISTING TO REMAIN)
REAR: 67.3 FT (EXISTING TO REMAIN)

FINAL SUBMITTAL

THE LIBMAN/KORNFELD RESIDENCE 3766 PRAIRIE AVENUE MIAMI BEACH, FLORIDA 33140	
SCALE: AS NOTED	DATE: 02-17-2016
SER DESIGN ASSOCIATES, INC. 1326 FIFTEENTH STREET, SUITE 4 MIAMI BEACH, FLORIDA 33139 AA 260000607	
DAVID SER, ARCHITECT LICENSE # AR93584	A-0



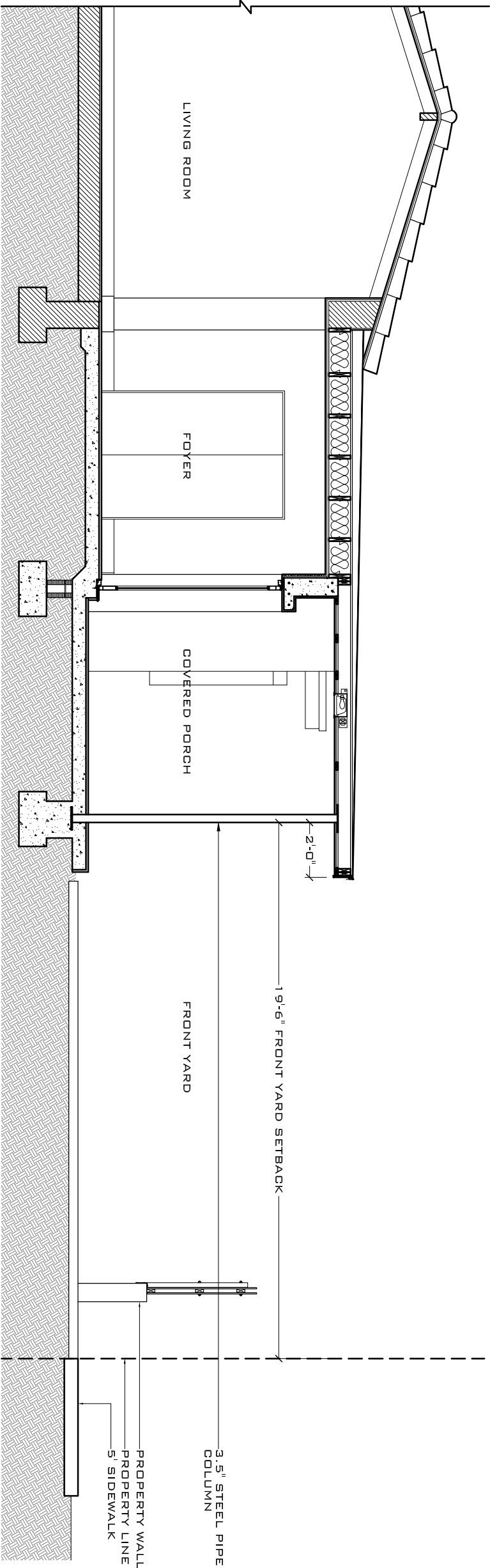
EXISTING/ AS BUILT SITE PLAN

SCALE: 1/8"=1'-0"

N

FINAL SUBMITTAL

THE LIBMAN/KORNFELD RESIDENCE	
3766 PRAIRIE AVENUE	
MIAMI BEACH, FLORIDA 33140	
SER DESIGN ASSOCIATES, INC.	
1326 FIFTEENTH STREET, SUITE 4	
MIAMI BEACH, FLORIDA 33139	
AA 260000607	
DAVID SER, ARCHITECT	A-1
LICENSE # AR93584	



EXISTING/ AS BUILT BUILDING SECTION

SCALE: 1/2"=1'-0"

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DAVID SER, ARCHITECT LICENSE # AR93584	A-2



FRONT VIEW - EAST (PHOTO TAKEN ON JANUARY 27TH, 2016)



FRONT VIEW - EAST (PHOTO TAKEN ON JANUARY 27TH, 2016)



FRONT VIEW - EAST (PHOTO TAKEN ON JANUARY 27TH, 2016)

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DAVID SER, ARCHITECT	A-3
LICENSE # AR93584	



SIDE VIEW - NORTH (PHOTO TAKEN ON JANUARY 27TH, 2016)



SIDE VIEW - NORTH (PHOTO TAKEN ON JANUARY 27TH, 2016)



SIDE VIEW - SOUTH (PHOTO TAKEN ON JANUARY 27TH, 2016)



SIDE VIEW - SOUTH (PHOTO TAKEN ON JANUARY 27TH, 2016)

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LICENSE # AR93584	