



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 FBC: 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

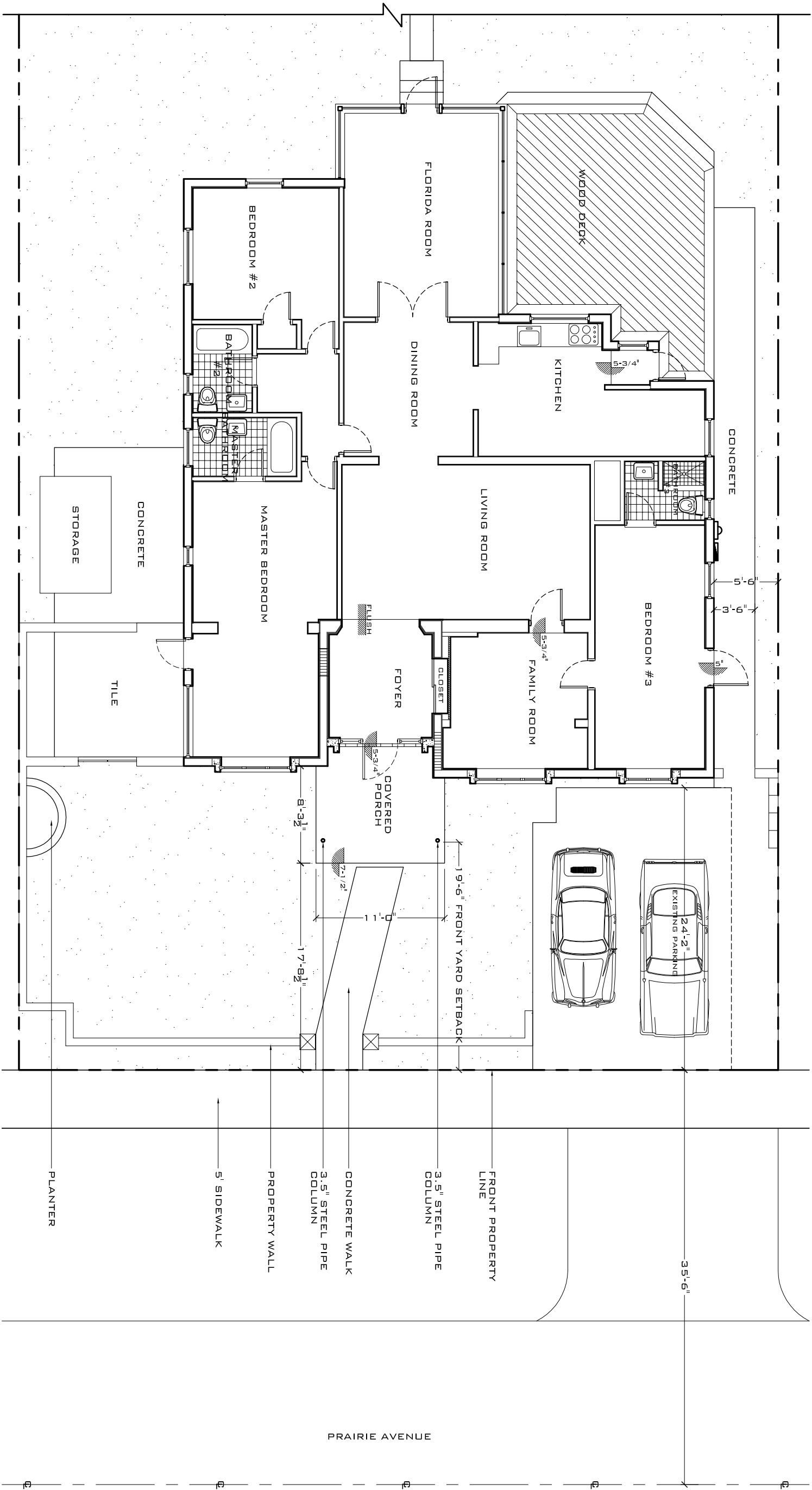
FRONT: 20 FT  
SIDE YARD: 7.5 FT  
REAR: 22.5 FT

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



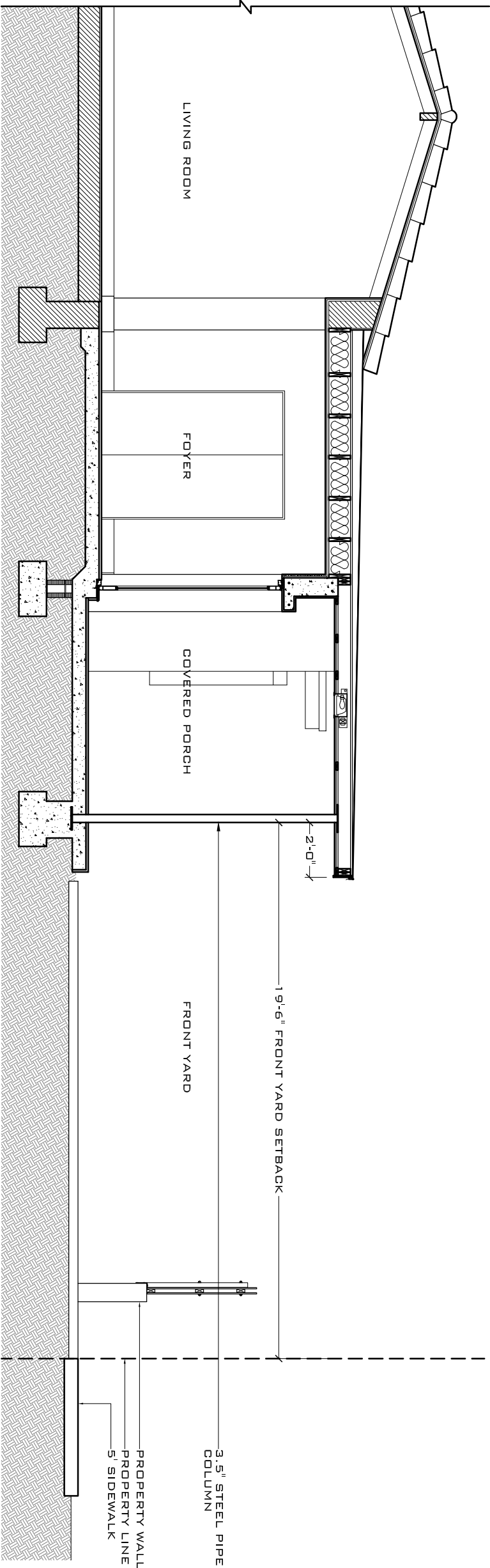
EXISTING/ AS BUILT SITE PLAN

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           |  |     |
| LICENSE # AR93584              |  | A-1 |



**EXISTING/ AS BUILT BUILDING SECTION**

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

**FINAL SUBMITTAL**

|   |                  |
|---|------------------|
| THE LIBMAN/KORNFELD RESIDENCE<br>3766 PRAIRIE AVENUE<br>MIAMI BEACH, FLORIDA 33140                          |                  |
| SCALE: AS NOTED   | DATE: 02-17-2016 |
| SER DESIGN ASSOCIATES, INC.<br>1326 FIFTEENTH STREET, SUITE 4<br>MIAMI BEACH, FLORIDA 33139<br>AA 260000607 |                  |
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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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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)

FINAL SUBMITTAL

|                                |                  |
|--------------------------------|------------------|
| THE LIBMAN/KORNFELD RESIDENCE  |                  |
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| MIAMI BEACH, FLORIDA 33140     |                  |
| SCALE: AS NOTED                | DATE: 02-17-2016 |
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| MIAMI BEACH, FLORIDA 33139     |                  |
| AA 260000607                   |                  |
| DAVID SER, ARCHITECT           | A-4              |
| LICENSE # AR93584              |                  |