

MIAMI BEACH

1 of 2

Planning Department, 1700 Convention Center Drive
Miami Beach, Florida 33139, www.miamibeachfl.gov
305.673.7550

MULTIFAMILY - COMMERCIAL - ZONING DATA SHEET

ITEM #	Zoning Information			
1	Address:	828 4 th STREET		
2	Board and file numbers :	HPB17 - 0182		
3	Folio number(s):	02-4203 - 009 - 5290		
4	Year constructed:	1938	Zoning District:	RPS2
5	Based Flood Elevation:	8 NGVD	Grade value in NGVD:	5.05
6	Adjusted grade (Flood+Grade/2):	6.525 NGVD	Lot Area:	2500
7	Lot width:	50'	Lot Depth:	50'
8	Minimum Unit Size	N/A	Average Unit Size	N/A
9	Existing use:	SINGLE FAMILY	Proposed use:	SINGLE FAMILY

		Maximum	Existing	Proposed	Deficiencies
10	Height	40'-0"	15'-7 1/2"	33'-5 1/2"	N/A
11	Number of Stories	4	1	3	"
12	FAR				
13	Gross square footage	N/A	N/A	N/A	N/A
14	Square Footage by use	N/A	"	"	"
15	Number of units Residential	N/A	"	"	"
16	Number of units Hotel	N/A	"	"	"
17	Number of seats	N/A	"	"	"
18	Occupancy load	N/A	"	"	"

	Setbacks	Required	Existing	Proposed	Deficiencies
	Subterranean:				
19	Front Setback:	N/A	N/A	N/A	N/A
20	Side Setback:	"	"	"	"
21	Side Setback:	"	"	"	"
22	Side Setback facing street:	"	"	"	"
23	Rear Setback:	"	"	"	"
	At Grade Parking:				
24	Front Setback:	N/A	N/A	N/A	N/A
25	Side Setback:	"	"	"	"
26	Side Setback:	"	"	"	"
27	Side Setback facing street:	"	"	"	"
28	Rear Setback:	"	"	"	"
	Pedestal:				
29	Front Setback:	5'-0"	2'-9 1/2"	15'-9 1/2"	N/A
30	Side Setback:	5'-0"	18'-9"	5'-0"	N/A
31	Side Setback:	N/A	N/A	N/A	N/A
32	Side Setback facing street:	5'-0"	3'-0 1/2"	3'-0 1/2"	1'-11 1/2"
33	Rear Setback:	5'-0"	5'-0"	5'-0"	N/A
	Tower:				
34	Front Setback:	N/A	N/A	N/A	N/A
35	Side Setback:	"	"	"	"

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ITEM #	Setbacks	Required	Existing	Proposed	Deficiencies
36	Side Setback:	N/A	N/A	N/A	N/A
37	Side Setback facing street:	"	"	"	"
38	Rear Setback:	"	"	"	"

	Parking	Required	Existing	Proposed	Deficiencies
39	Parking district	0	0	1	N/A
40	Total # of parking spaces	N/A	N/A	N/A	N/A
41	# of parking spaces per use (Provide a separate chart for a breakdown calculation)	N/A	N/A	N/A	N/A
42	# of parking spaces per level (Provide a separate chart for a breakdown calculation)	"	"	"	"
43	Parking Space Dimensions	8.5' x 18'	"	8.5' x 18'	"
44	Parking Space configuration (45o, 60o, 90o, Parallel)	90d	"	90d	"
45	ADA Spaces	N/A	N/A	N/A	N/A
46	Tandem Spaces	"	"	"	"
47	Drive aisle width	"	"	"	"
48	Valet drop off and pick up	"	"	"	"
49	Loading zones and Trash collection areas	"	"	"	"
50	racks	"	"	"	"

	Restaurants, Cafes, Bars, Lounges, Nightclubs	Required	Existing	Proposed	Deficiencies
51	Type of use	N/A	N/A	N/A	N/A
52	Number of seats located outside on private property	"	"	"	"
53	Number of seats inside	"	"	"	"
54	Total number of seats	"	"	"	"
55	Total number of seats per venue (Provide a separate chart for a breakdown calculation)	"	"	"	"
56	Total occupant content	"	"	"	"
57	Occupant content per venue (Provide a separate chart for a breakdown calculation)	"	"	"	"

58	Proposed hours of operation	N/A			
59	Is this an NIE? (Neighborhood Impact establishment, see CMB 141-1361)	No			
60	Is dancing and/or entertainment proposed ? (see CMB 141-1361)	No			
61	Is this a contributing building?	YES		Yes or No	
62	Located within a Local Historic District?	YES		Yes or No	

Notes:

If not applicable write N/A

All other data information may be required and presented like the above format.