



1030 15th Street, Miami Beach, Florida

City of Miami Beach - Development Application

Cover Sheet

03/21/2016

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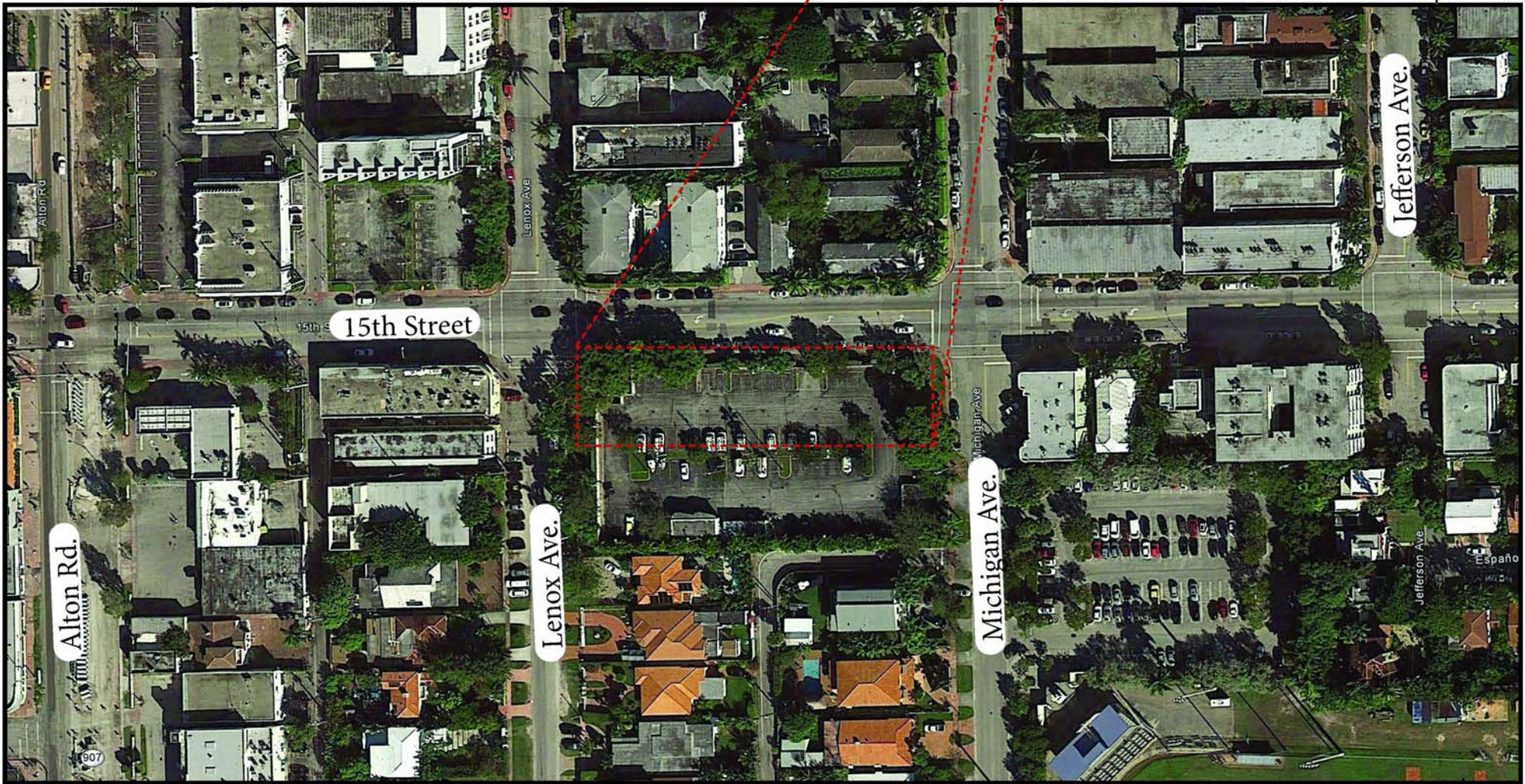
100 N Biscayne Blvd., 27th Fl
Miami, FL 33132-2304
t 305.372.5222 f 305.577.4521

e info@zyscovich.com
w www.zyscovich.com

HPB Index of Drawings

Sheet Name

Cover Sheet
Drawing Index and Location Map
Data Sheets
Render 15th Street
North & South Elevations, Prior Submittal
North & South Elevations, Prior Submittal
North & South Elevations, Revised
North & South Elevations, Revised
Render - Lenox View
Context Photos (1)
Context Photos (2)
Context Photos (3)
Context Photos (4)
Context Photos (5)
Boundary Survey
Boundary Survey
Context Elevations
Site Plan
End Unit Section
South Elevation - Screen
End Unit West and East Elevation
Heights Diagram
End Unit Section



Location Map N.T.S

Location Map N.T.S

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Drawing Index and Location Map

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MULTIFAMILY - COMMERCIAL - ZONING DATA SHEET

ITEM #	Zoning Information			
1	Address:	1030 15th Street, Miami Beach, Florida, 33139		
2	Board and file numbers :			
3	Folio number(s):	02-4203-009-6980		
4	Year constructed:		Zoning District:	RM-1
5	Based Flood Elevation:	8'-0"	Grade value in NGVD:	4.18 FEET NGVD
6	Adjusted grade (Flood+Grade/2):		Lot Area:	31,901 SQ. FT.
7	Lot width:	320'-0"	Lot Depth:	100'-0"
8	Minimum Unit Size	3,592 SQ. FT.	Average Unit Size	3,611 SQ. FT.
9	Existing use:	Commercial Parking Lot	Proposed use:	Townhomes

		Maximum	Existing	Proposed	Deficiencies
10	Height	35'-0"	N/A	35'-0"	
11	Number of Stories	3	N/A	3	
12	FAR	1.25	N/A	1.245	
13	Gross square footage	39,880 SQ. FT.		39,737 SQ. FT.	
14	Square Footage by use	N/A		N/A	
15	Number of units Residential	N/A	N/A	11	
16	Number of units Hotel	N/A		N/A	
17	Number of seats	N/A		N/A	
18	Occupancy load	N/A		N/A	

	Setbacks	Required	Existing	Proposed	Deficiencies
	Subterranean:	N/A	N/A	N/A	N/A
19	Front Setback:	N/A	N/A	N/A	N/A
20	Side Setback:	N/A	N/A	N/A	N/A
21	Side Setback:	N/A	N/A	N/A	N/A
22	Side Setback facing street:	N/A	N/A	N/A	N/A
23	Rear Setback:	N/A	N/A	N/A	N/A
	At Grade Parking:				
24	Front Setback:	N/A	N/A	N/A	N/A
25	Side Setback:	N/A	N/A	N/A	N/A
26	Side Setback:	N/A	N/A	N/A	N/A
27	Side Setback facing street:	N/A	N/A	N/A	N/A
28	Rear Setback:	N/A	N/A	N/A	N/A
	Pedestal:				
29	Front Setback:	20'-0"	20'-0"	20'-0"	N/A
30	Side Setback: 15th STREET	8'-0"	N/A	8'-0"	N/A
31	Side Setback:	N/A	N/A	N/A	N/A
32	Side Setback facing street:	8'-0"	N/A	8'-0"	N/A
33	Rear Setback:	N/A	N/A	N/A	N/A
	Tower:				
34	Front Setback:				
35	Side Setback:				

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

	Parking	Required	Existing	Proposed	Deficiencies
39	Parking district	District 1	District 1	District 1	
40	Total # of parking spaces				
41	# of parking spaces per use (Provide a separate chart for a breakdown calculation)	2 per Unit		2 per Unit	
42	# of parking spaces per level (Provide a separate chart for a breakdown calculation)			N/A	
43	Parking Space Dimensions			Garage - 24'-4" x 21'-4"	
44	Parking Space configuration (45o,60o,90o,Parallel)	90°			
45	ADA Spaces	N/A	N/A	N/A	
46	Tandem Spaces	None		None	
47	Drive aisle width	22'-0" - Oneway drive			
48	Valet drop off and pick up	N/A	None	None	
49	Loading zones and Trash collection areas	1- Trash collection		1- Trash collection	
50	racks	N/A	None	None	

	Restaurants, Cafes, Bars, Lounges, Nightclubs	Required	Existing	Proposed	Deficiencies
51	Type of use				
52	Total # of seats				
53	Total # of seats per venue (Provide a separate chart for a breakdown calculation)				
54	Total occupant content				
55	Occupant content per venue (Provide a separate chart for a breakdown calculation)				

56	Is this a contributing building?	Yes or no	No
57	Located within a Local Historic District?	Yes or no	No

Notes:

If not applicable write N/A

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

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Data Sheets

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ARCHITECTS100 N Biscayne Blvd., 27th Fl
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Render 15th Street

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Context Elevations

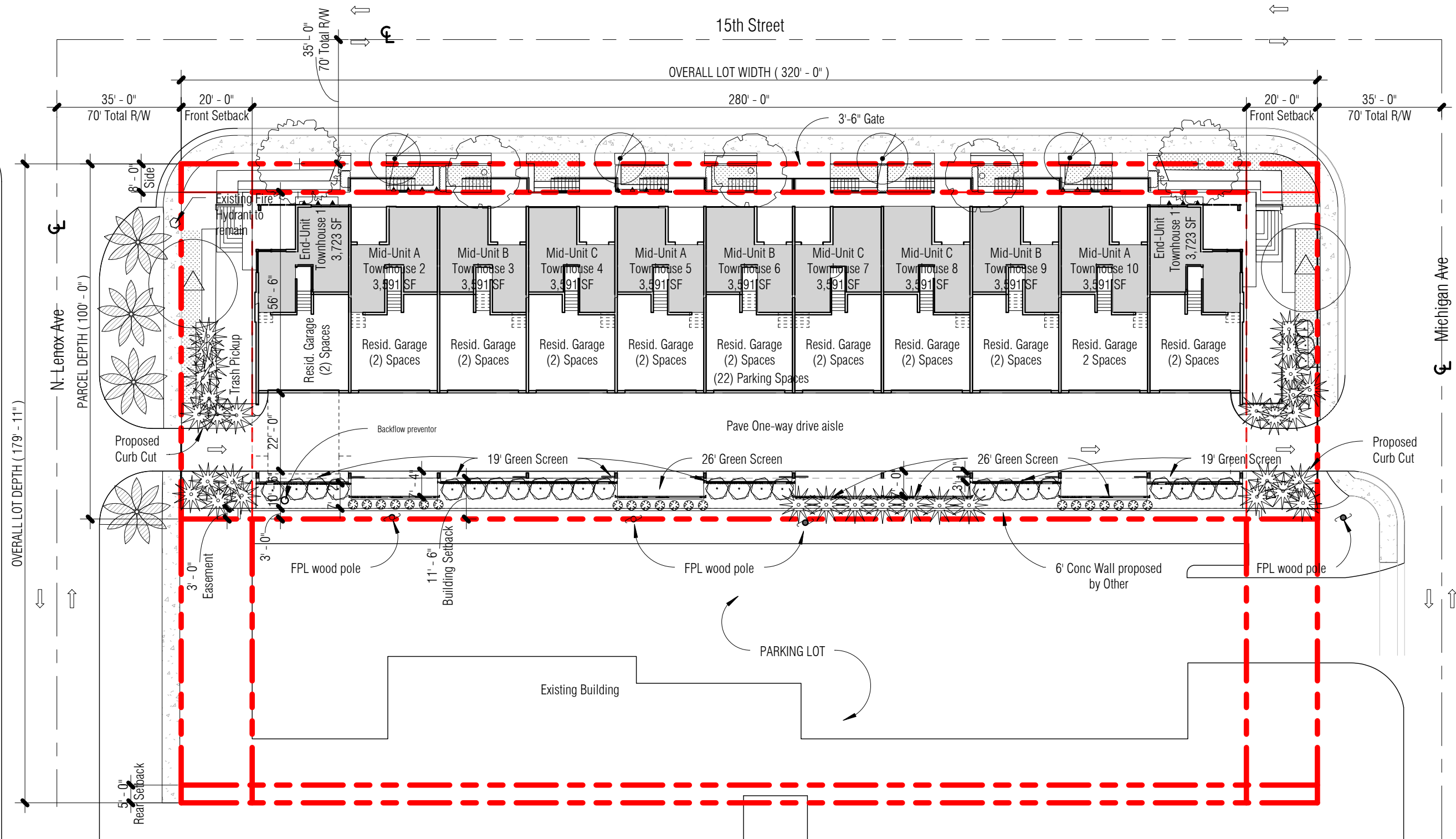
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Site Plan

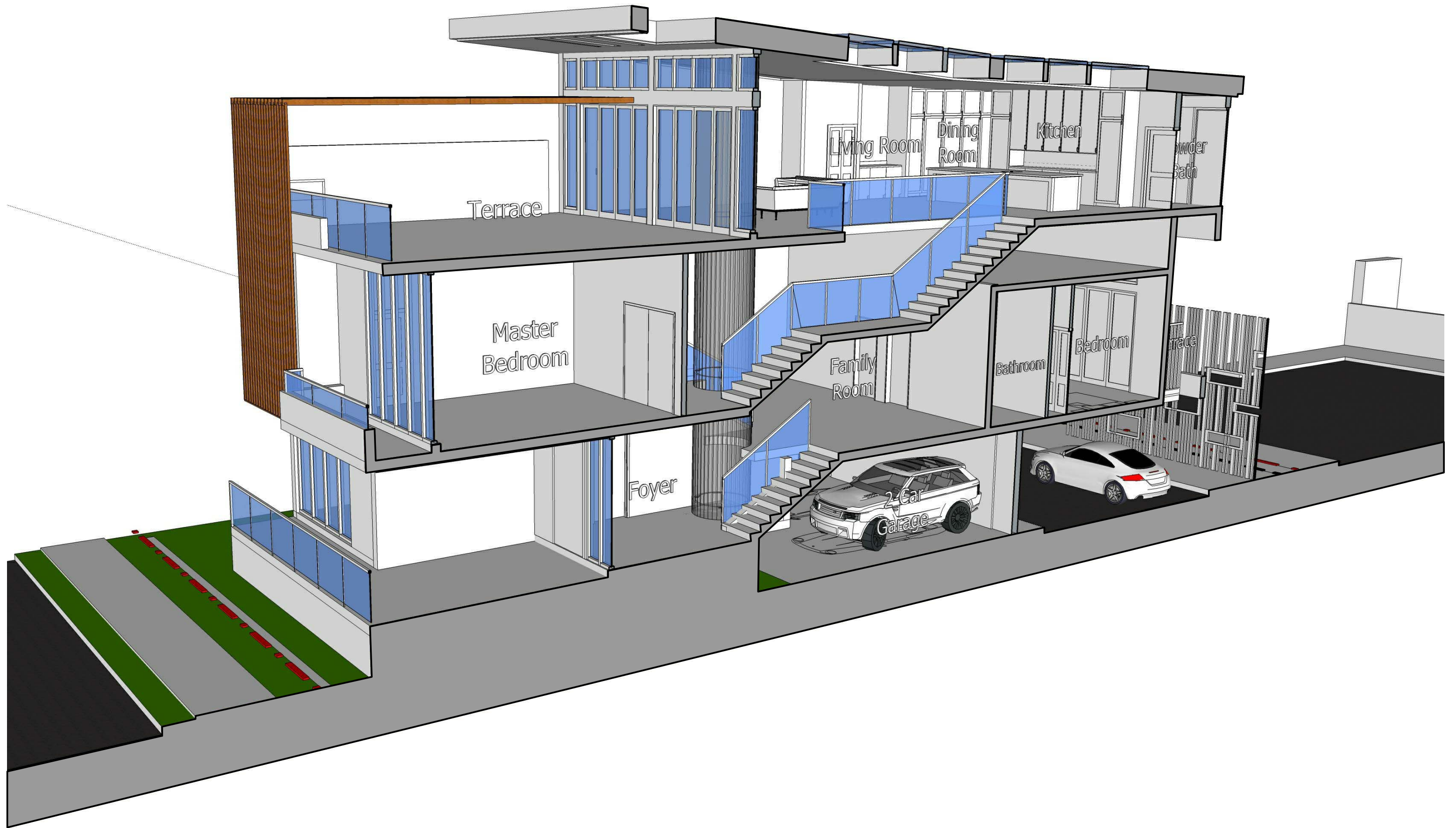
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End Unit Section

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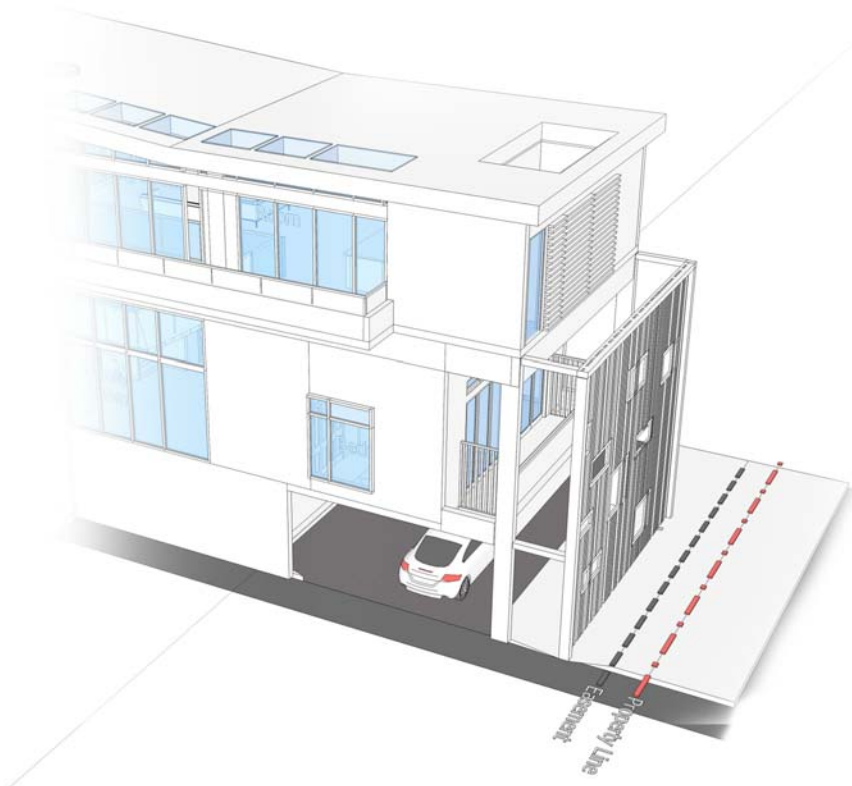
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SCREEN LEGEND	TYPE A - DIMENSION (26'-1" x 19'-0") MATERIALITY: COMPOSITE WOOD & STEEL GREEN SCREEN GREATER THAN 50% OPEN DETAILS: SCREEN WILL HOST VINES.	TYPE B - DIMENSION : 25'-0" x 26'-0" MATERIALITY: COMPOSITE WOOD & STEEL GREEN SCREEN GREATER THAN 50% OPEN	TYPE C - DIMENSION : 25'-0" x 19'-0" MATERIALITY: COMPOSITE WOOD & STEEL GREEN SCREEN GREATER THAN 50% OPEN
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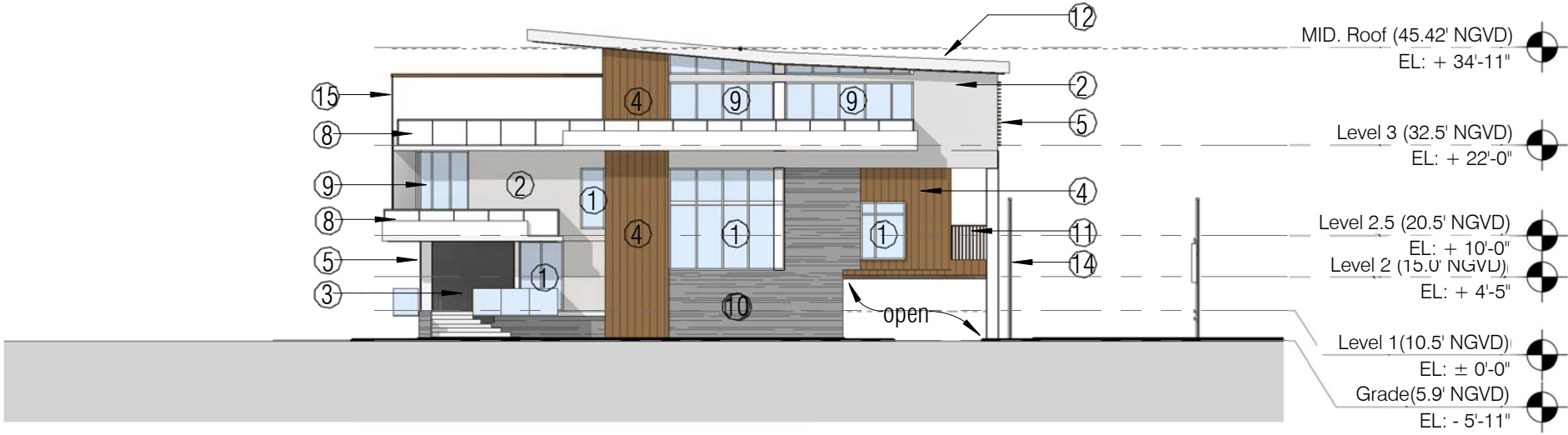


Overall South w/ Screen
Scale: 3/64" = 1'-0"

GREEN SCREEN IS USED TO BUFFER THE VIEW
OF ATT&T PARKING LOT IMMEDIATE NORTH.

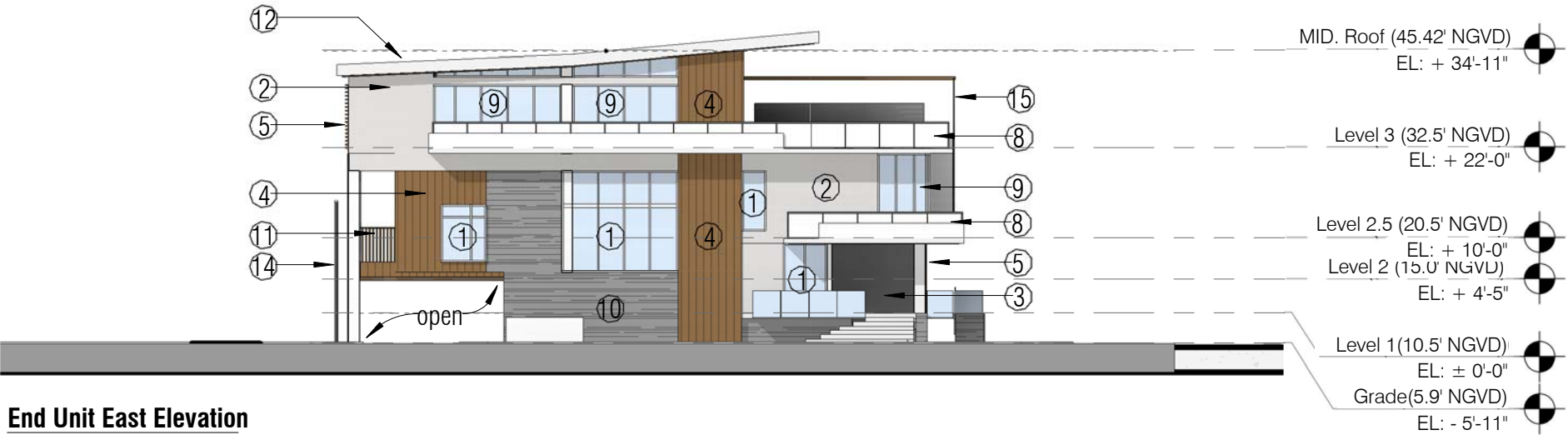


ELEVATION LEGEND	① - CLEAR GLASS PANEL WITH BLACK ALUMINUM FRAMING	⑦ - LIGHT-GREY TRELLIS (50% OPEN)	⑭ - STEEL W/ COMPOSITE WOOD TRELLIS (50% OPEN)
	② - 5/8" SMOOTH WHITE STUCCO	⑧ - LAMINATED GLASS RAILING W/ WHITE TEXTURE	⑮ - TRELLIS (50% OPEN)
	③ - 5/8" SMOOTH LIGHT GREY STUCCO	⑨ - SLIDING GLASS DOOR	
	④ - LIGHT-BROWN TRELLIS (50% OPEN)	⑩ - 5/8" SMOOTH DARK GREY STUCCO	
	⑤ - LIGHT-BROWN TRELLIS (50% OPEN)	⑪ - ALUMINUM PRIVACY SCREEN (50% OPEN)	
	⑥ - LIGHT-GREY TRELLIS (50% OPEN)	⑫ - METAL DECK ROOF	
		⑬ - METAL DOOR W/ WOOD TEXTURE & GLASS OPENING	



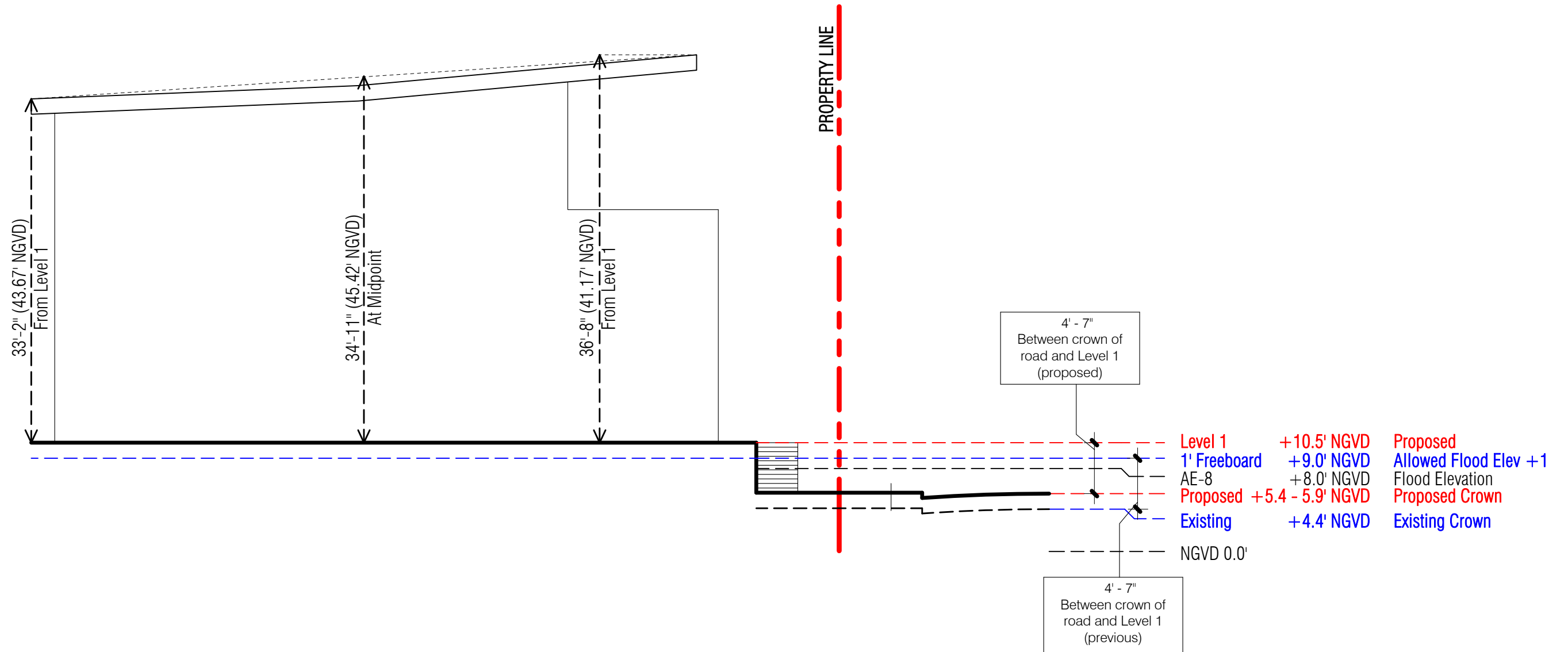
End Unit West Elevation

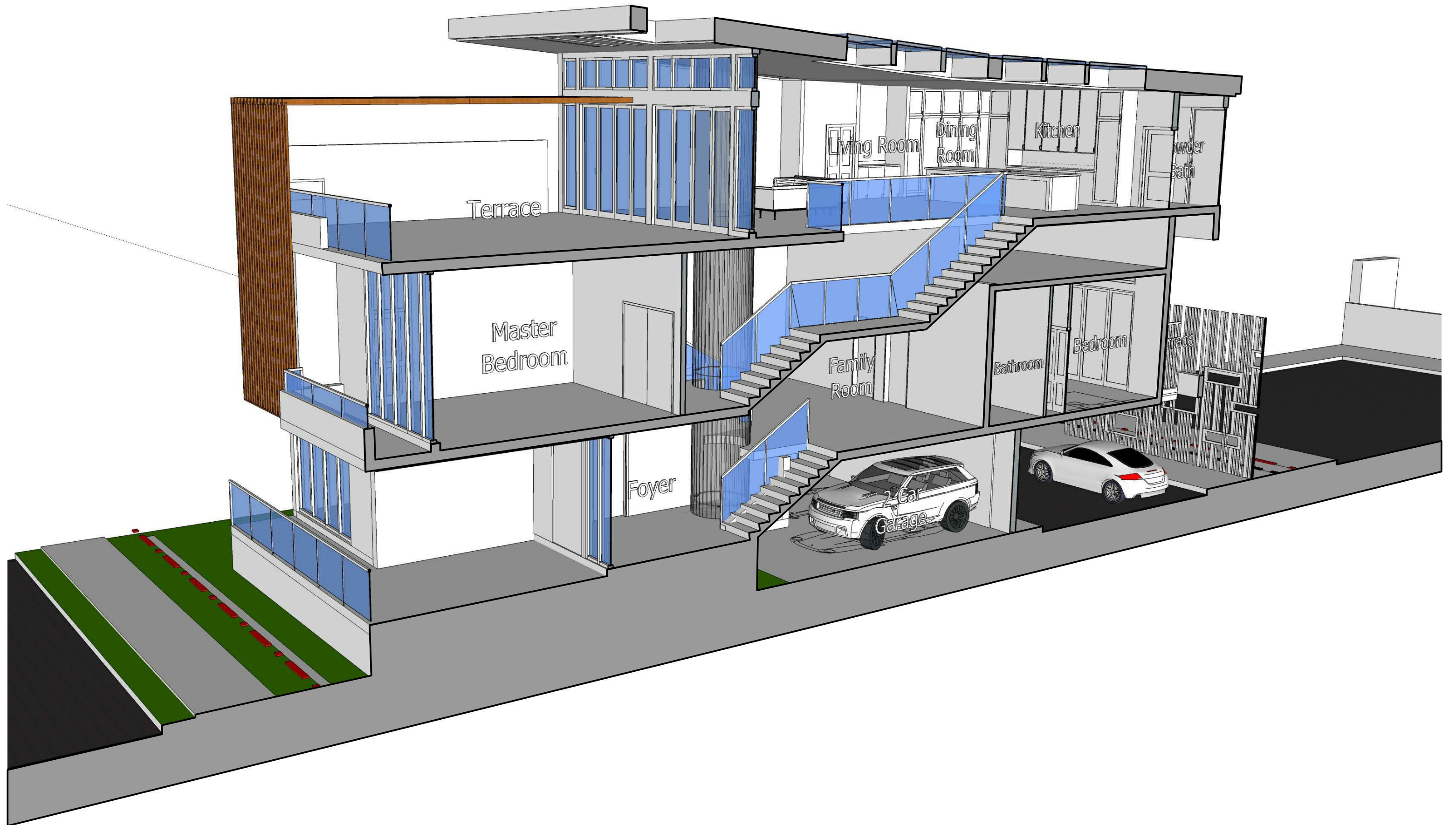
Scale: 3/64" = 1'-0"



End Unit East Elevation

Scale: 3/64" = 1'-0"





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End Unit Section

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