

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:	1570 Alton Road, Miami Beach, FL 33139		
2	Board and file numbers :			
3	Folio number(s):	Folio ID 02-3234-018-0520		
4	Year constructed:		Zoning District:	CD-2 Commercial, Medium Intensity
5	Based Flood Elevation:	8 FT NGVD	Grade value in NGVD:	February 2000: FFE +5.12 FT NGVD
6	Adjusted grade (Flood+Grade/2):		Lot Area:	7,952 SF
7	Lot width:	45'-4"	Lot Depth:	40'-0"
8	Minimum Unit Size	N/A	Average Unit Size	N/A
9	Existing use:	Restaurant/Retail	Proposed use:	Business

		Maximum	Existing	Proposed	Deficiencies
10	Height		33'-0"		
11	Number of Stories		1		
12	FAR				
13	Gross square footage		4,245 SF		
14	Square Footage by use		1,546 SF		
15	Number of units Residential		0		
16	Number of units Hotel		0		
17	Number of seats		0		
18	Occupancy load		40	15	

	Setbacks	Required	Existing	Proposed	Deficiencies
	Subterranean:				
19	Front Setback:				
20	Side Setback:		8'		
21	Side Setback:				
22	Side Setback facing street:		0		
23	Rear Setback:		5.01'		
	At Grade Parking:				
24	Front Setback:		40'-0"		
25	Side Setback:		16'-9"		
26	Side Setback:				
27	Side Setback facing street:		0		
28	Rear Setback:		2'-7"		
	Pedestal:				
29	Front Setback:				
30	Side Setback:				
31	Side Setback:				
32	Side Setback facing street:				
33	Rear Setback:				
	Tower:				
34	Front Setback:				
35	Side Setback:				

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

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	Parking	Required	Existing	Proposed	Deficiencies
39	Parking district		ZONE 3	ZONE 3	
40	Total # of parking spaces		8	8 (5 designated for TD)	
41	# of parking spaces per use (Provide a separate chart for a breakdown calculation)		See site plan	See site plan	
42	# of parking spaces per level (Provide a separate chart for a breakdown calculation)		8	8 (5 designated for TD)	
43	Parking Space Dimensions		9'-0" / 16'-0"	9'-0" / 16'-0"	
44	Parking Space configuration (45o,60o,90o,Parallel)		90o	90o	
45	ADA Spaces		1	1	
46	Tandem Spaces		N/A	N/A	
47	Drive aisle width		21'-6"	21'-6"	
48	Valet drop off and pick up		N/A	N/A	
49	Loading zones and Trash collection areas		At south end of parking lot	At south end of parking lot	
50	Bicycle parking, location and Number of racks		N/A	N/A	

	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?		No
57	Located within a Local Historic District?		No

Notes:

If not applicable write N/A

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

MULTYFAMILY - COMMERCIAL - ZONING CHECK LIST

CHECK LIST of required Items	Included	PAGE # (s)
Survey (signed and sealed in the last 6 months)	Yes/No	
Final Recorded Order to be delivered to our department	Yes/No	
ZONING DATA SHEET	Yes/No	
Unit size (provide table)	Yes/No	
Parking Spaces (Provide Table)	Yes/No	

Site plan showing:

Required setbacks with dimensions	Yes/No	
Accessory structures with setbacks with dimensions	Yes/No	
Mechanical/pool equipment setbacks with dimensions	Yes/No	
Backflowpreventor and Siamese pipes	Yes/No	
Projections into required setbacks with dimensions	Yes/No	
Driveways, walkways, decks with setbacks and dimensions	Yes/No	
Swimming pool, decks with setbacks and dimensions	Yes/No	
Docks with setbacks and dimensions	Yes/No	
Elevations showing dimensions from flood to maximum height	Yes/No	
Section showing dimensions from flood to maximum height	Yes/No	

Landscape plan	Yes/No	
Irrigation plan	Yes/No	

Notes:

If not applicable write N/A

This check list is only a part of all Items and plans that are required for permit approval

A complete set of plans shall be submitted for permit approval

Upon review of the submitted material it may be deemed that further information be required