

Planning Department, 1700 Convention Center Drive, 2nd Floor
 Miami Beach, Florida 33139, www.miamibeachfl.gov
 305.673.7550

MULTIFAMILY - COMMERCIAL - ZONING DATA SHEET

ITEM #	Project Information			
1	Address:	2100 Collins Avenue Miami Beach FL 33139		
2	Board and file numbers :	HPB22-0505		
3	Folio number(s):	02-3226-001-0370		
4	Year constructed:	1962	Zoning District:	GU; Adjacent Zoning CD-3
5	Based Flood Elevation:	AE 8.0'	Grade value in NGVD:	6.75' (Building Level 8.75')
6	Adjusted grade (Flood+Grade/2):	7.375'	Lot Area:	248,000 (Park Lot Only); Total 469,200
7	Lot width:	400'	Lot Depth:	620'
8	Minimum Unit Size	N/A	Average Unit Size	N/A
9	Existing use:	Cultural Facility	Proposed use:	Cultural Facility

	Zoning Information / Calculations	Maximum	Existing	Proposed	Deficiencies
10	Height	75'	21'-0"	21'-0"	-
11	Number of Stories	N/A	1	1	-
12	FAR	2.75			
13	Gross square footage	682,000			
14	Square Footage by use	(less Bass) 641,695	1,960	2,855	-
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	233	233	-

	Setbacks	Required	Existing	Proposed	Deficiencies
	Subterranean:	CD-3			
19	Front Setback:	0'	71'-10"	71'-10"	-
20	Side Setback:	0'	N/A	N/A	-
21	Side Setback:	0'	N/A	N/A	-
22	Side Setback facing street:	0'	86'-6"; 267'-3"	72'-9"; 267'-3"	-
23	Rear Setback:	5'	497'-7"	459'-4"	-
	At Grade Parking:				
24	Front Setback:	5'	N/A	N/A	
25	Side Setback:	5'	N/A	N/A	
26	Side Setback:	5'	N/A	N/A	
27	Side Setback facing street:	5'	N/A	N/A	
28	Rear Setback:	5'	N/A	N/A	
	Pedestal:				
29	Front Setback:	0'	N/A	N/A	
30	Side Setback:	0'	N/A	N/A	
31	Side Setback:	0'	N/A	N/A	
32	Side Setback facing street:	0'	N/A	N/A	
33	Rear Setback:	5'	N/A	N/A	
	Tower:				
34	Front Setback:	0'	N/A	N/A	
35	Side Setback:	0'	N/A	N/A	

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ITEM #	Setbacks	Required	Existing	Proposed	Deficiencies
36	Side Setback:	10'	N/A	N/A	
37	Side Setback facing street:	10'	N/A	N/A	
38	Rear Setback:	25% of lot depth	N/A	N/A	

	Parking	Required	Existing	Proposed	Deficiencies
39	Parking district	9. Collins Park District	9	9	
40	Total # of parking spaces	N/A	N/A	N/A	
41	# of parking spaces per use (Provide a separate chart for a breakdown calculation)				
42	# of parking spaces per level (Provide a separate chart for a breakdown calculation)				
43	Parking Space Dimensions				
44	Parking Space configuration (45o, 60o, 90o, Parallel)				
45	ADA Spaces				
46	Tandem Spaces				
47	Drive aisle width				
48	Valet drop off and pick up				
49	Loading zones and Trash collection areas	N/A			
50	Bicycle parking, location and Number of racks	4 - Existing in park Collins & 22nd St.			

	Restaurants, Cafes, Bars, Lounges, Nightclubs	Required	Existing	Proposed	Deficiencies
51	Type of use	N/A			
52	Number of seats located outside on private property	N/A			
53	Number of seats inside	N/A			
54	Total number of seats	N/A			
55	Total number of seats per venue (Provide a separate chart for a breakdown calculation)	N/A			
56	Total occupant content	N/A			
57	Occupant content per venue (Provide a separate chart for a breakdown calculation)	N/A			
58	Proposed hours of operation	N/A			
59	Is this an NIE? (Neighborhood Impact establishment, see CMB 141-1361)	N/A			
60	Is dancing and/or entertainment proposed? (see CMB 141-1361)	N/A			
61	Is this a contributing building?			NO	
62	Located within a Local Historic District?			YES	
	Additional data or information must be presented in the format outlined in this section				

Notes:

If not applicable write N/A