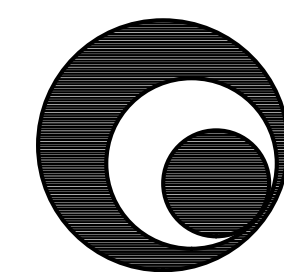


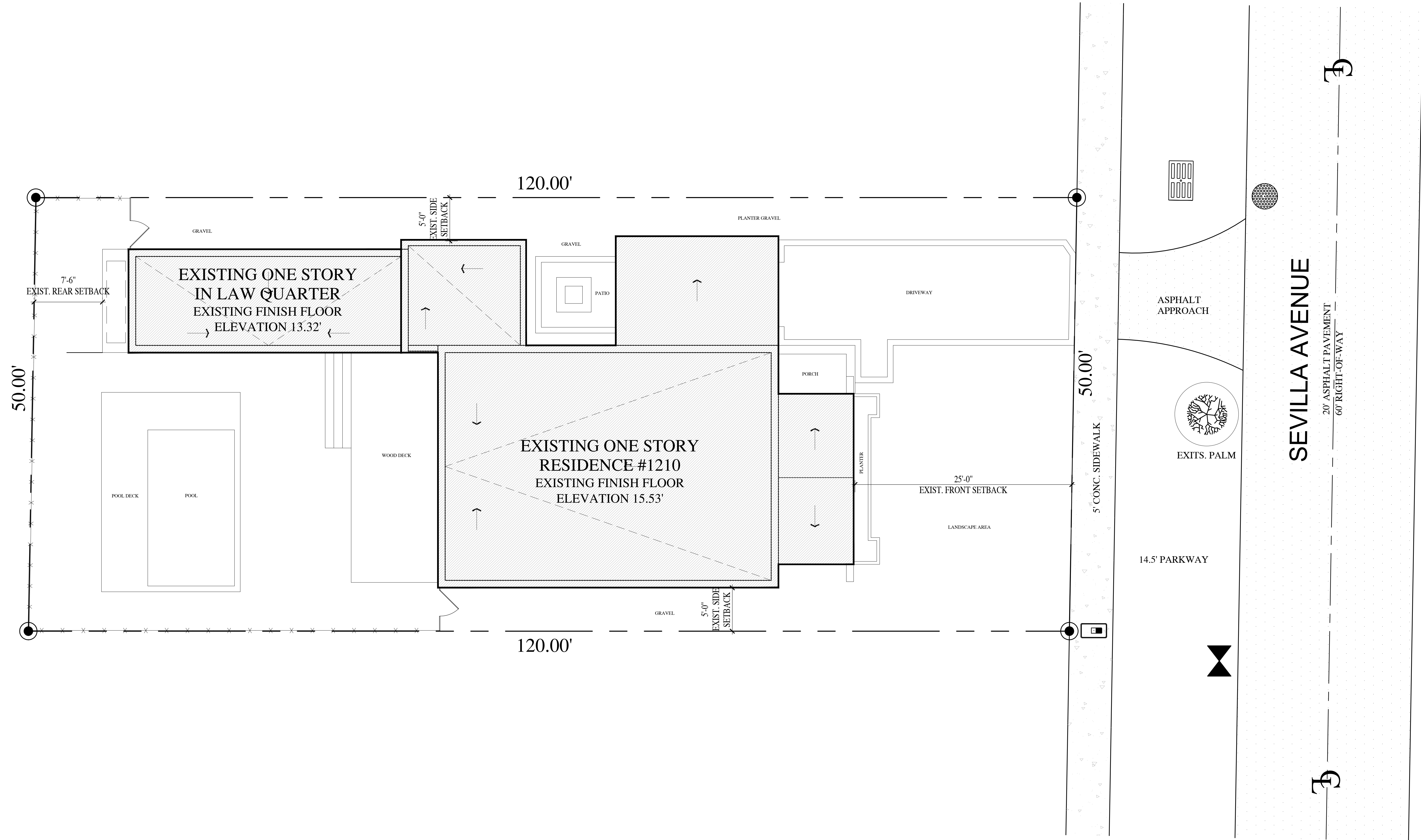
RENOVATION TO RESIDENCE:
1210 SEVILLA AVENUE
CORAL GABLES, FLORIDA 33134



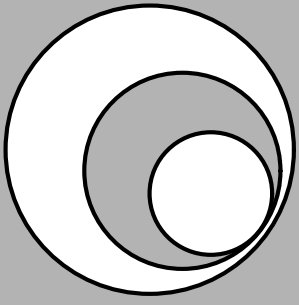
BRAVO ARCHITECTURE

SUBMITTAL:
PERMIT SET
JUNE 28, 2024

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EXISTING SITE PLAN
SCALE = 3/16"=1'-0"



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AA 26000771
IB 26000638

250 CATALONIA, SUITE 404
CORAL GABLES, FLORIDA 33134
TELEPHONE : 305 . 567 . 1977
FACSIMILE : 305 . 567 . 1125

RENOVATION TO RESIDENCE
1210 SEVILLA AVENUE
CORAL GABLES, FLORIDA 33144

REVISIONS:

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SCALE:	AS NOTED
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FILE NAME:	
SUBMITTAL:	

SHEET NUMBER

A-1.0
EXISTING
SITE PLAN

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ZONING DATA

LEGAL DESCRIPTION

FOLIO NUMBER: 03-4118-003-1090

PROPERTY ADDRESS: 1210 SEVILLA AVENUE, CORAL GABLES, FLORIDA, 33144

LOT 12, BLOCK 8, CORAL GABLES COUNTRY CLUB SECTION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 8 AT PAGE 108 OF THE PUBLIC RECORDS OF MIAMI DADE COUNTY, FLORIDA

SETBACKS:

FRONT:

25'-0" REQUIRED
25'-0" PROPOSED

INTERIOR SIDE EAST:

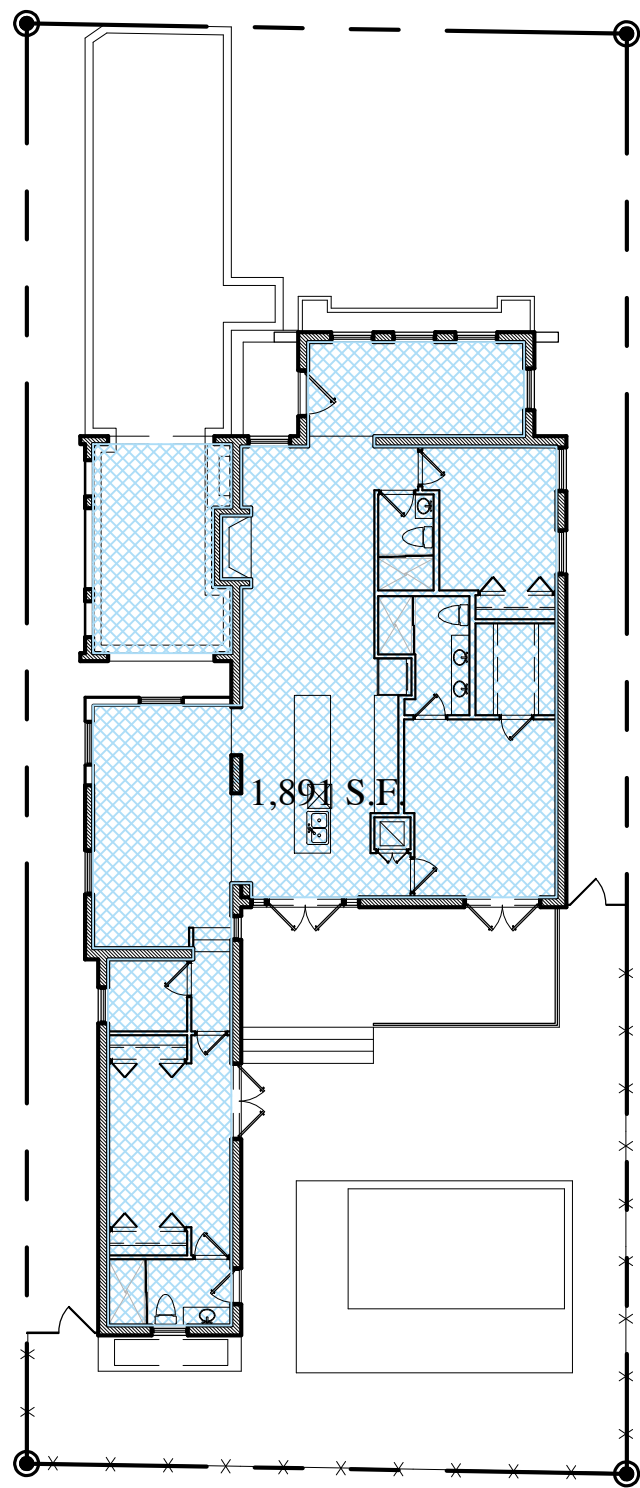
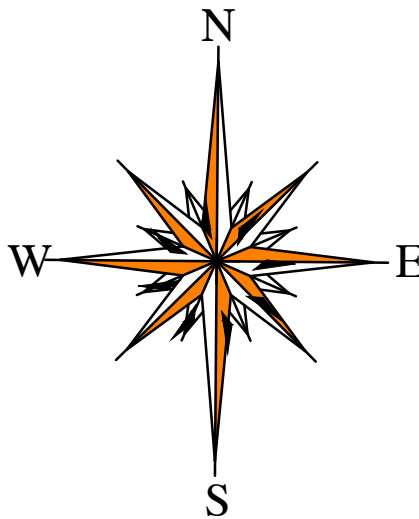
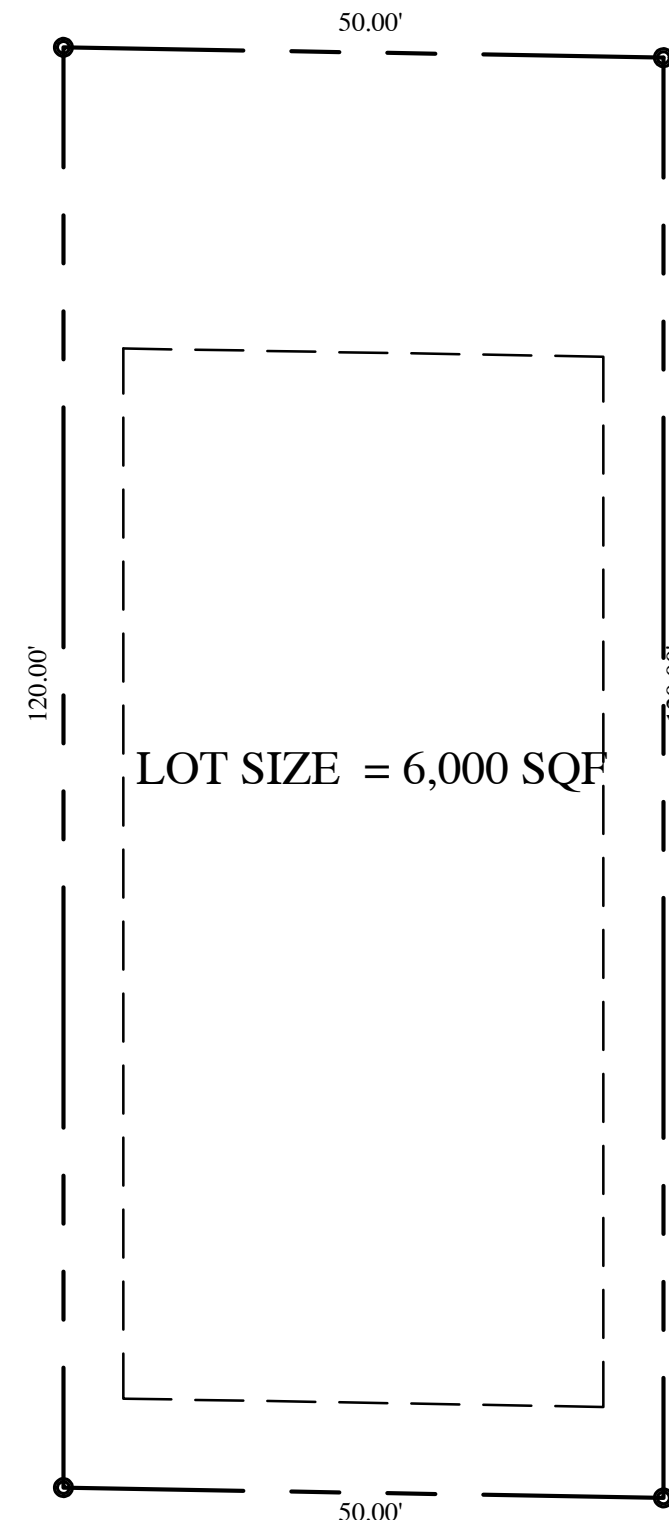
5'-0" REQUIRED
5'-0" PROPOSED

INTERIOR SIDE WEST:

5'-0" REQUIRED
5'-0" PROPOSED

REAR:

7'-6" REQUIRED
7'-6" PROPOSED

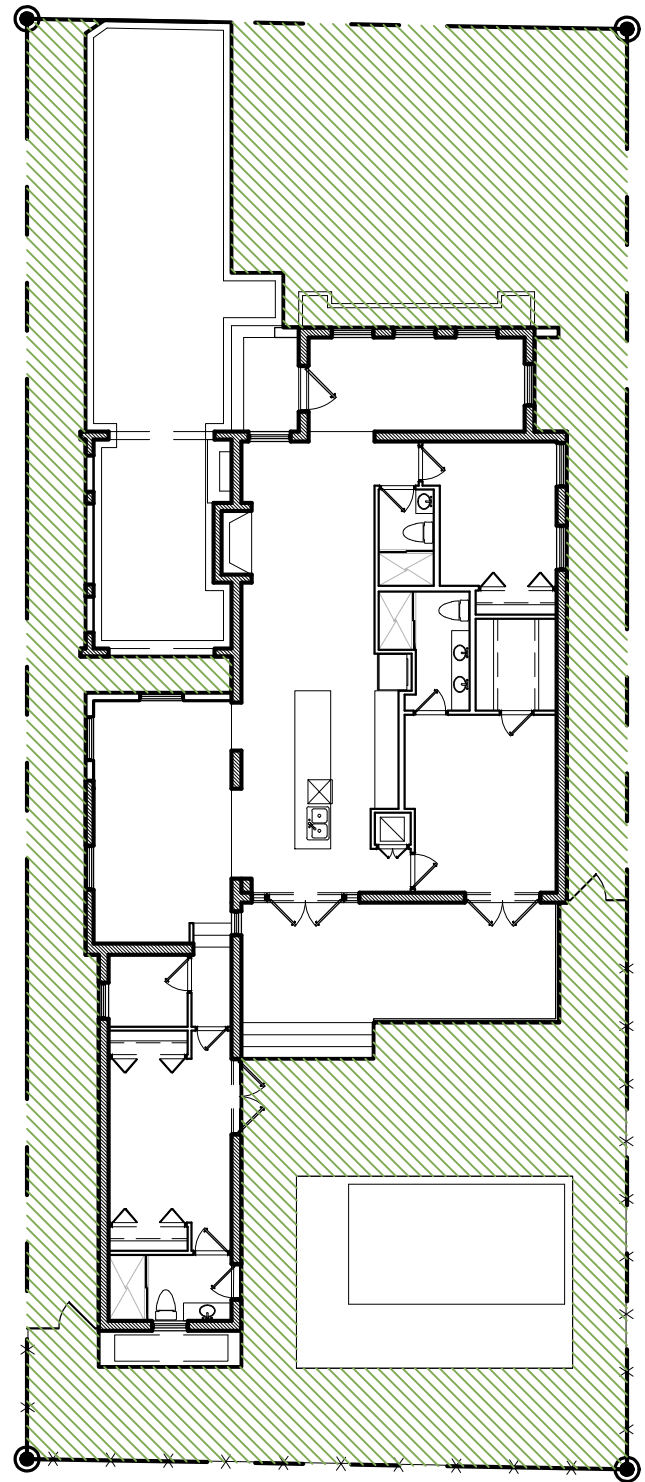


F.A.R. GROUND FLOOR

F.A.R.
5,000 x 48% = 2,400 S.F.
1,000 x 35% = 350 S.F.
0 x 30% = N/A
MAXIMUM ALLOWED = 2,750 S.F.

F.A.R. GROUND FLOOR = 1,891 S.F.
F.A.R. SECOND FLOOR = N/A

TOTAL F.A.R. PROPOSED = 1,891 S.F.

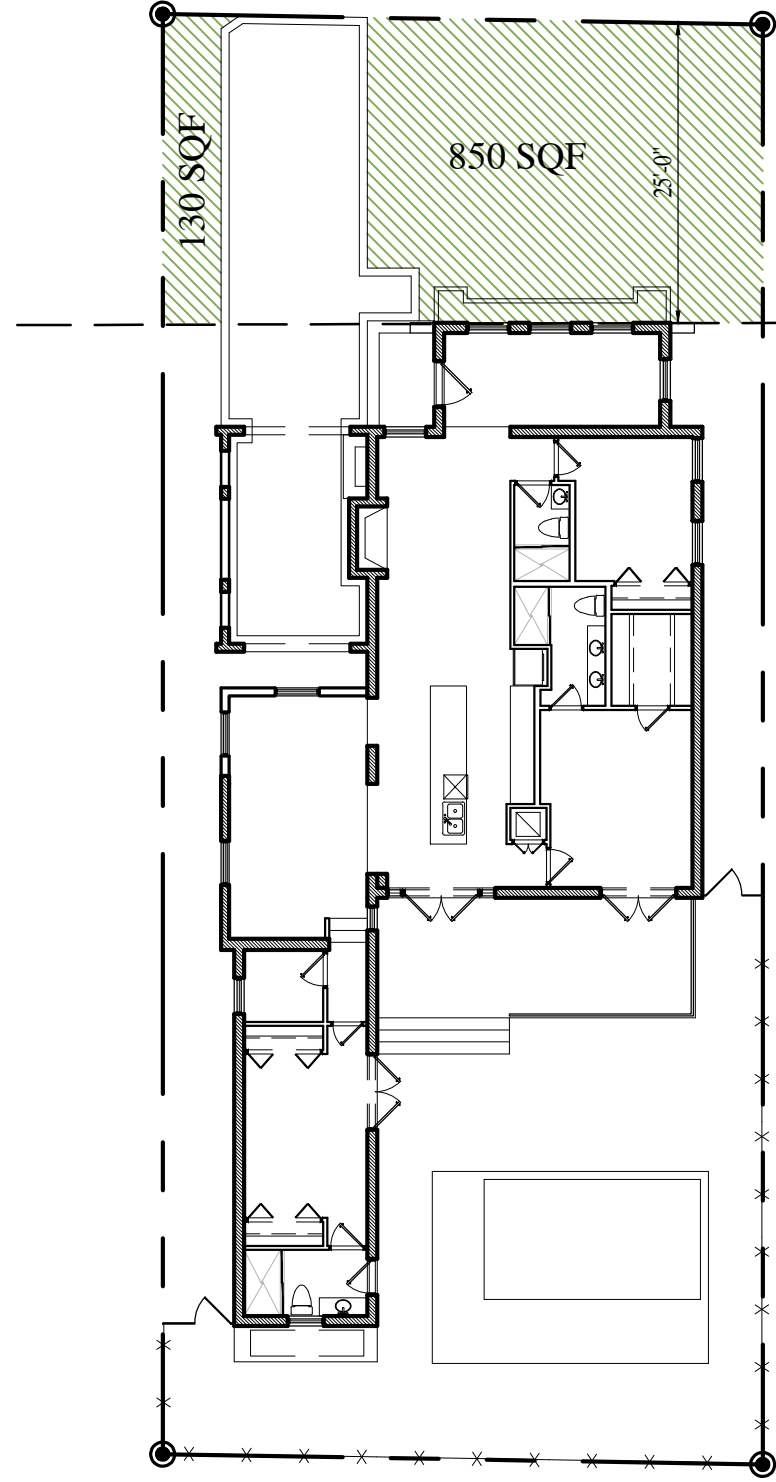


GREEN SPACE

40% MINIMUM LANDSCAPE REQUIREMENT

6,000 x 40% = 2,400
MINIMUM REQUIRED

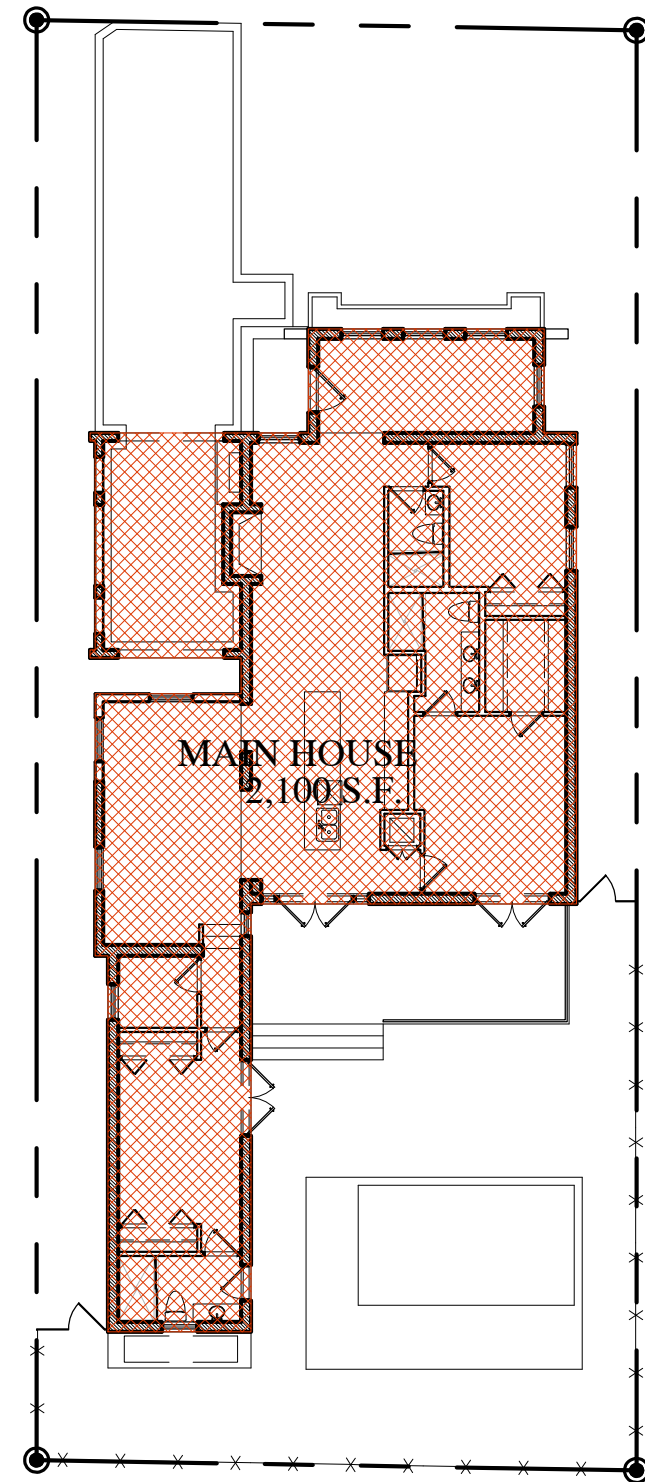
GREEN AREA PROPOSED
2,672 S.F. (44.80%)



FRONT AREA GREEN SPACE

20% OF MINIMUM LANDSCAPE REQUIREMENT LOCATED AT FRONT OF PROPERTY.

6,000 x 20% = 1200 S.F.
MINIMUM FRONT GREEN AREA (NO WORK PROPOSED)
EXISTING FRONT GREEN AREA
980 S.F. (20%)

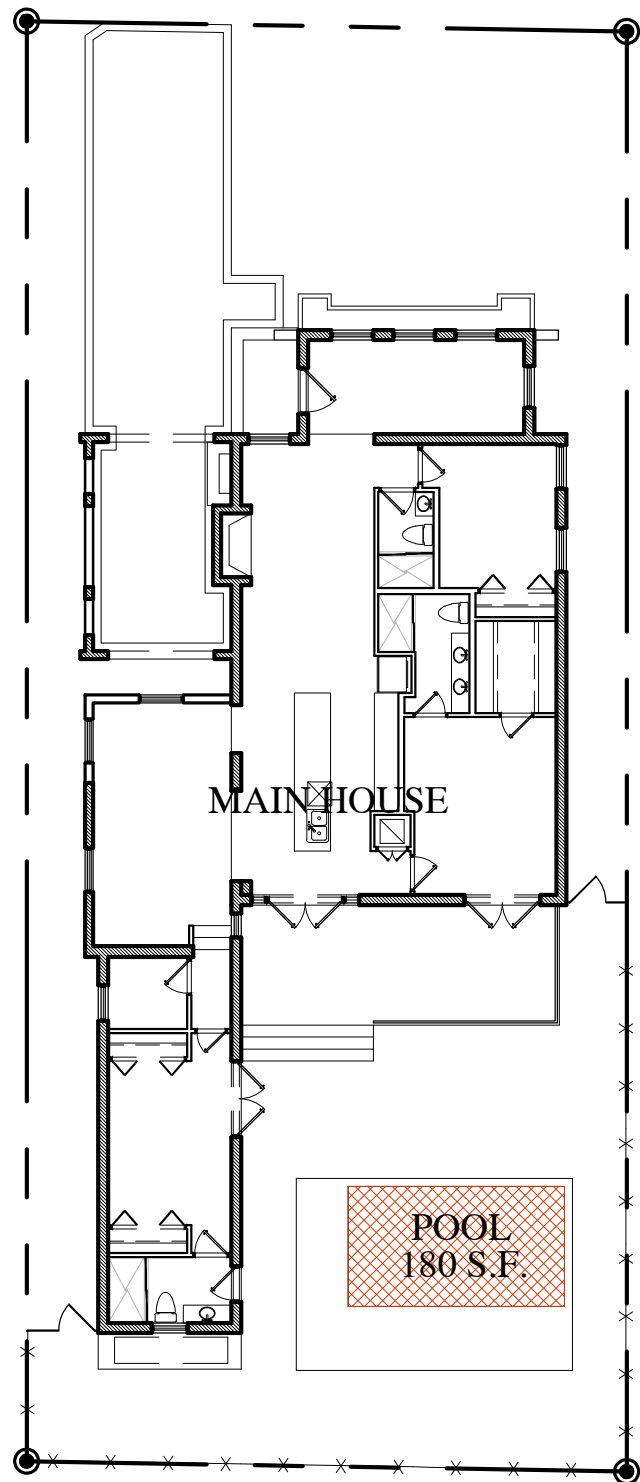


LOT COVERAGE

35% GROUND COVERAGE

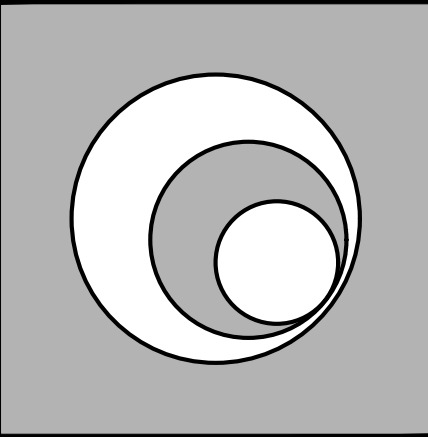
6,000 x 35% = 2,100 S.F.
MAX. ALLOWED

PROPOSED = 2,100 S.F. (35%)



AUXILIARY STRUCTURE

10% TOTAL AUXILIARY STRUCTURE
6,000 S.F. x 10% = 600 S.F. MAX. ALLOWED
EXISTING POOL = 180 S.F. (3%)



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RENOVATION TO RESIDENCE
1210 SEVILLA AVENUE
CORAL GABLES, FLORIDA 33144

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SCALE: AS NOTED

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DATE:

PROJECT NO.:

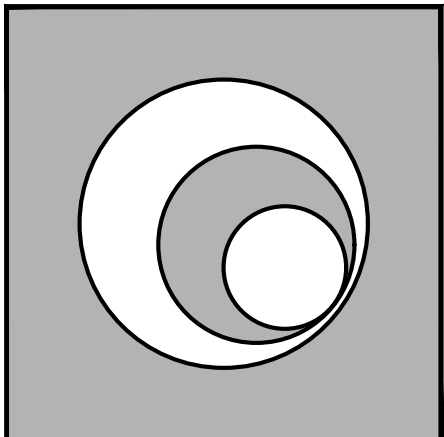
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SUBMITTAL:

SHEET NUMBER

A-5.1

STUDY DIAGRAMS



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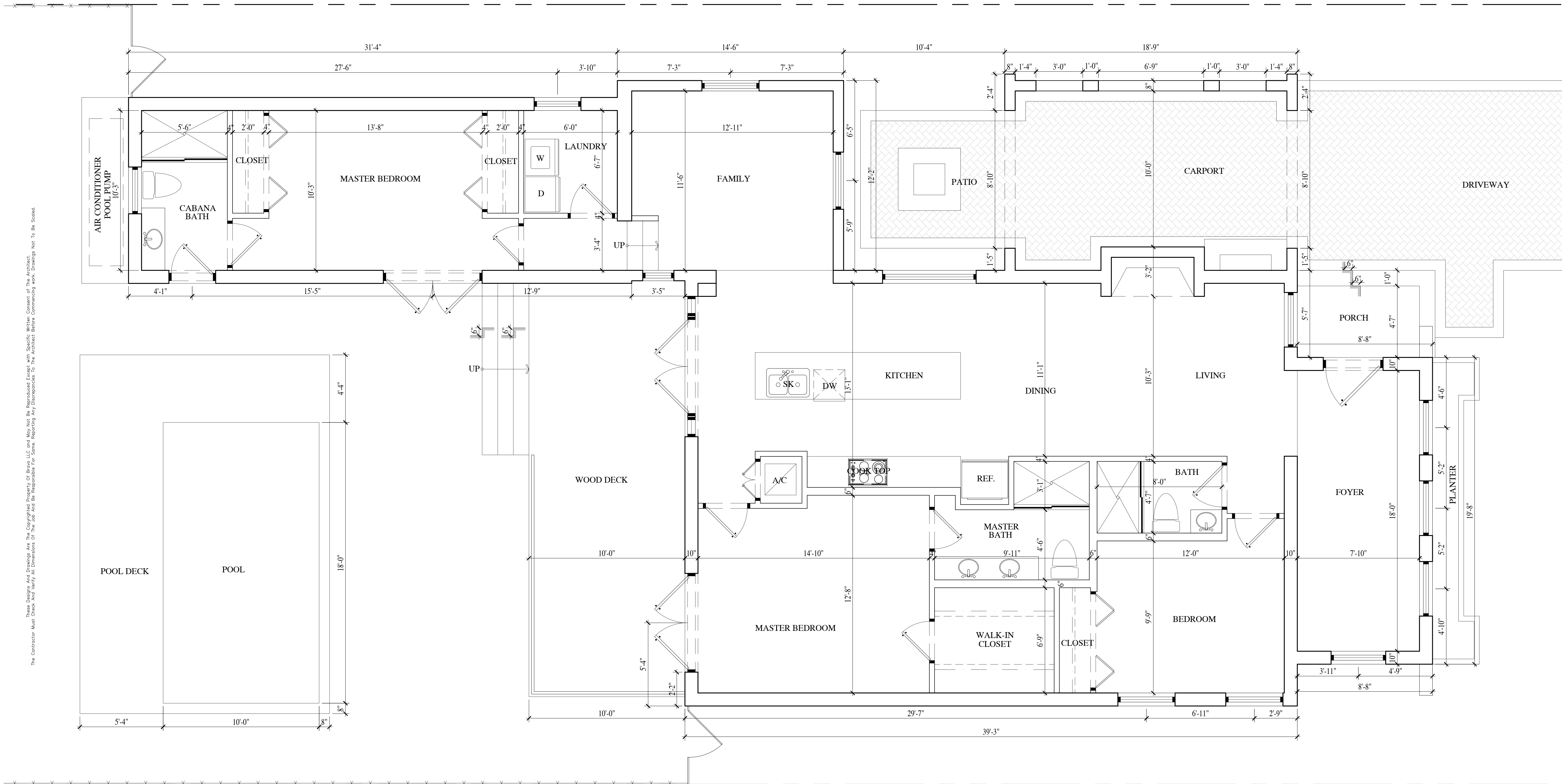
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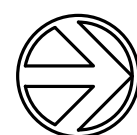
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PROJECT NO.:
FILE NAME:
SUBMITTAL:

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A-2.0
EXISTING
FLOOR PLAN



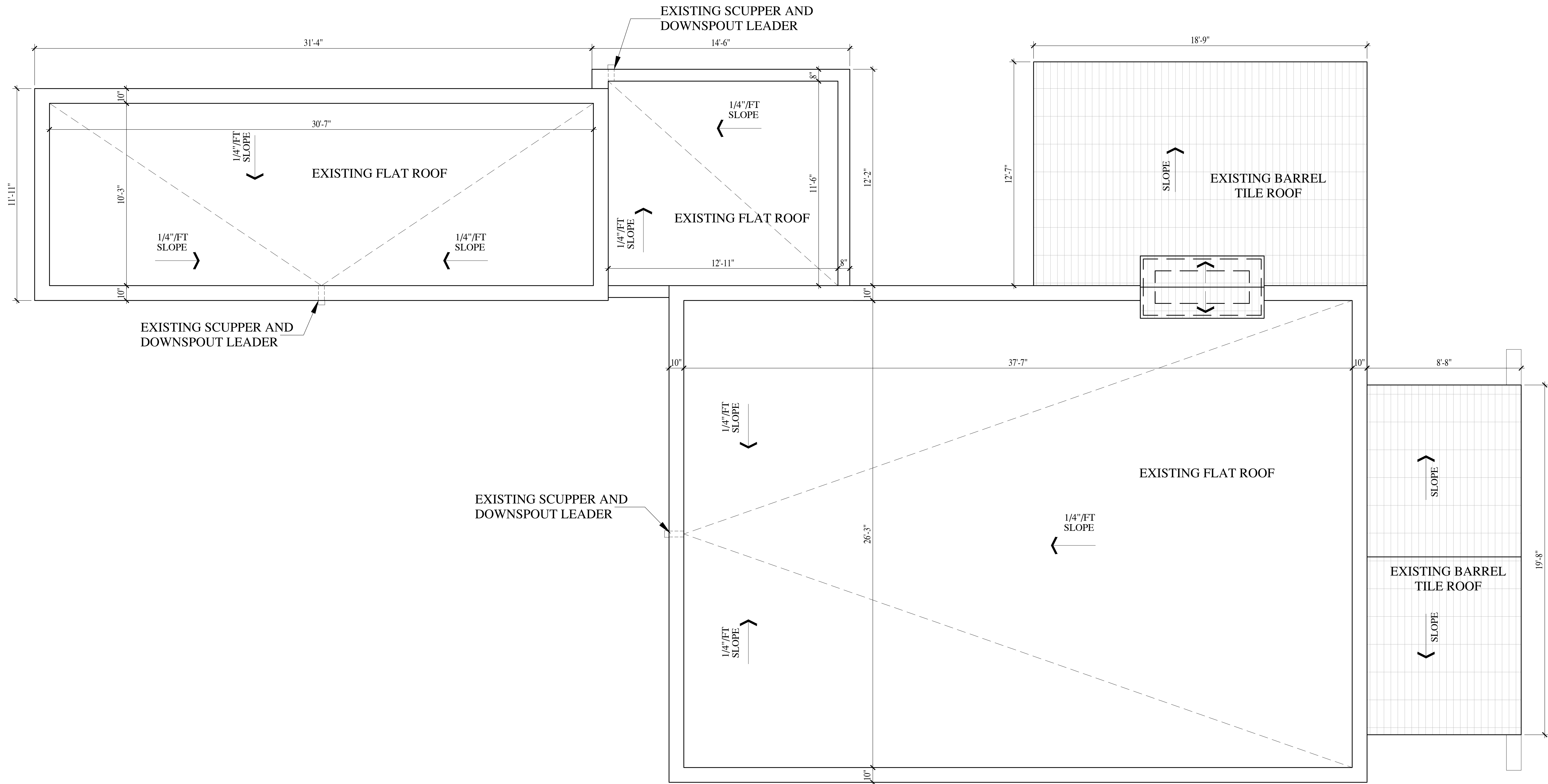
EXISTING GROUND FLOOR PLAN

SCALE = 3/8"=1'-0"



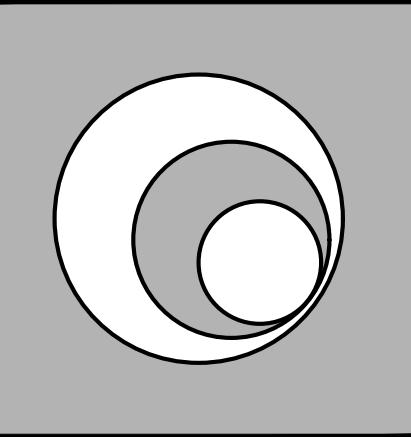
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EXISTING ROOF PLAN

SCALE = 3/8"=1'-0"



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DATE:

PROJECT NO.:

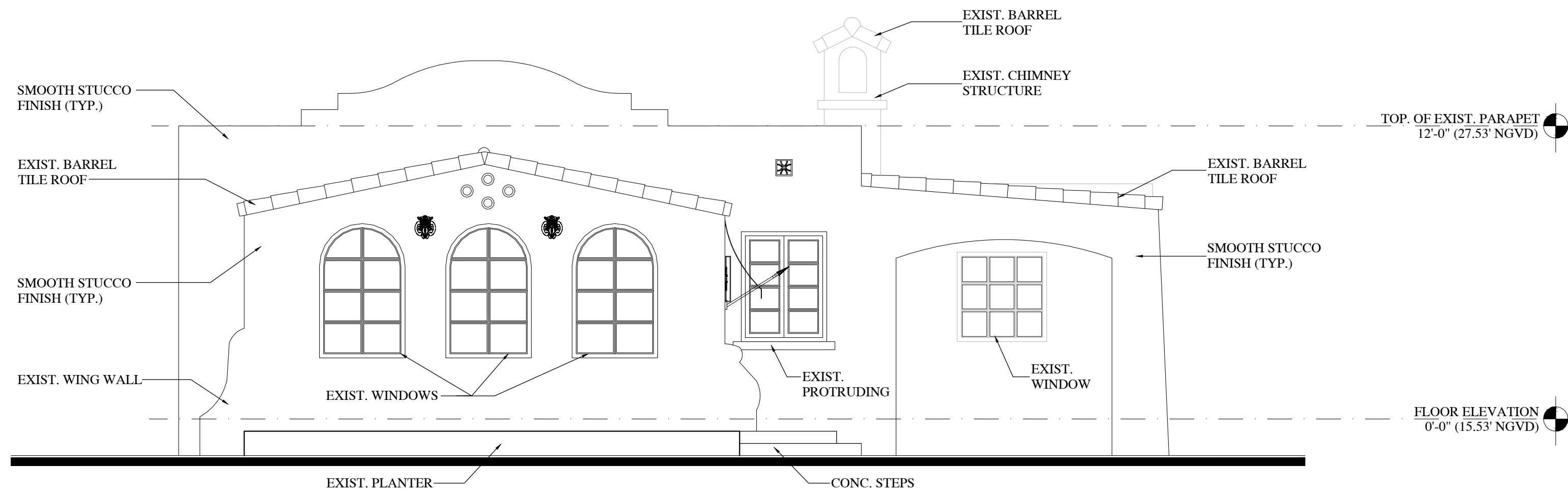
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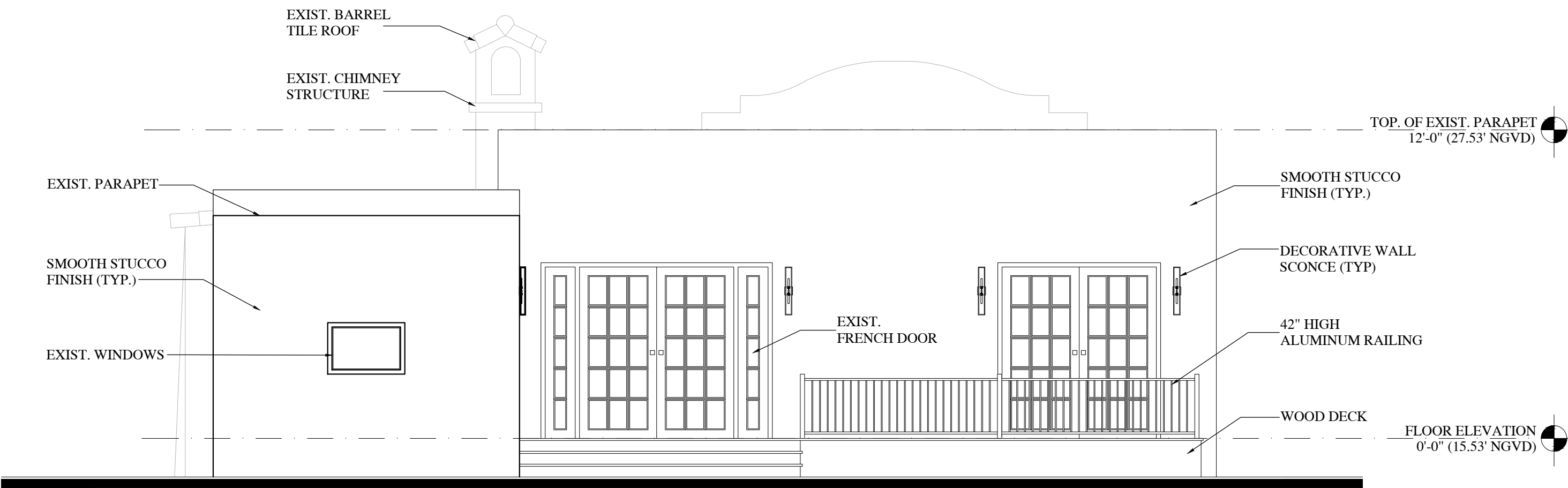
A-3.0
EXISTING
ROOF PLAN

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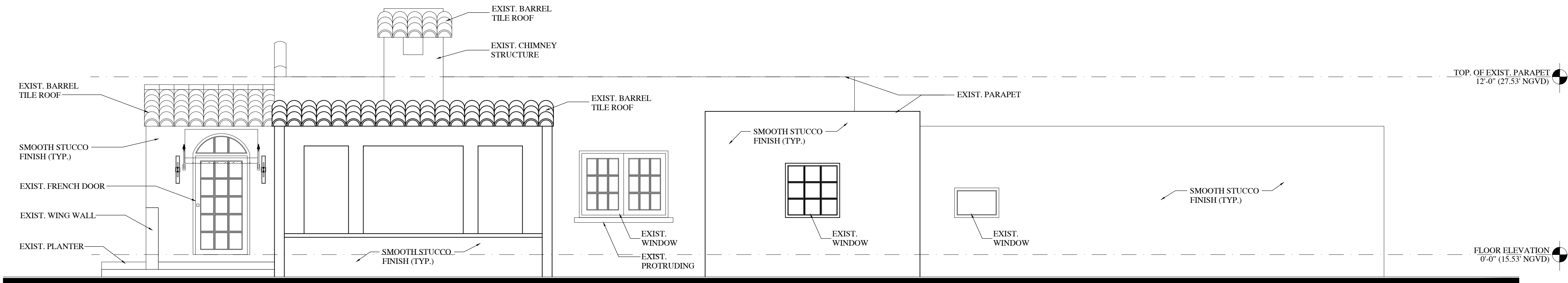
EXISTING NORTH (FRONT) ELEVATION

SCALE = 1/4"=1'-0"



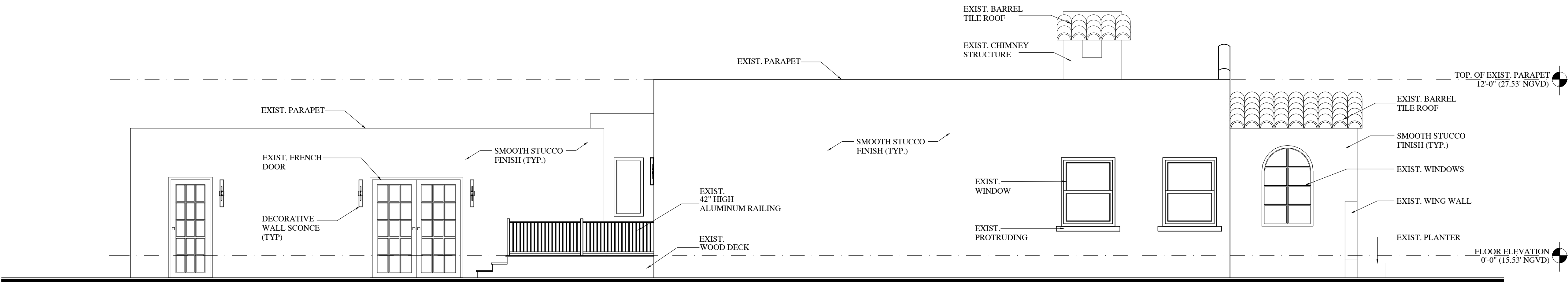
EXISTING SOUTH (REAR) ELEVATION

SCALE = 1/4"=1'-0"



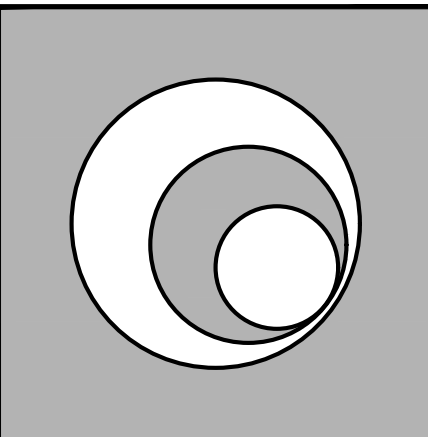
EXISTING WEST (RIGHT) ELEVATION

SCALE = 1/4"=1'-0"



EXISTING LEFT (EAST) ELEVATION

SCALE = 1/4"=1'-0"



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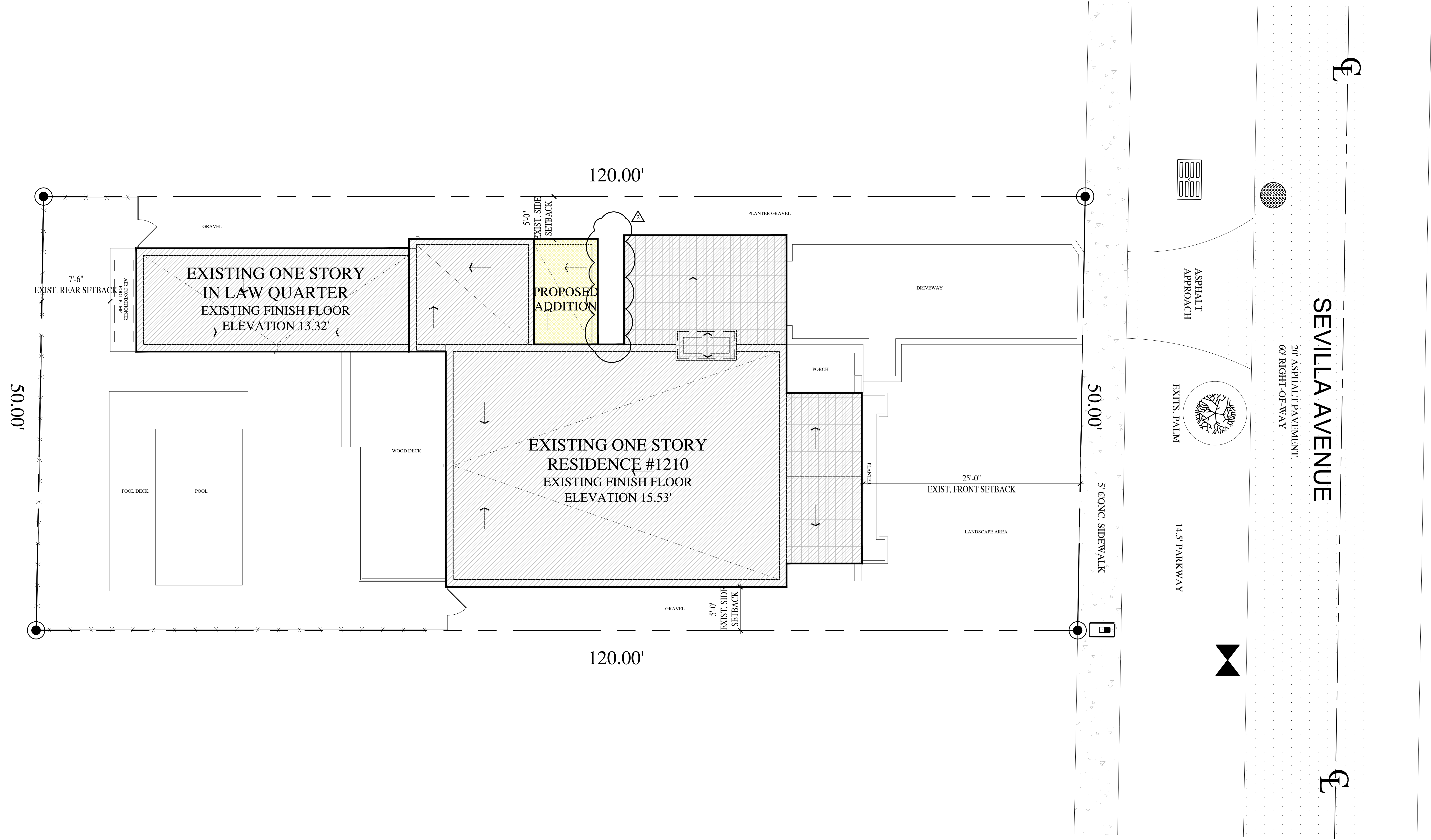
RENOVATION TO RESIDENCE
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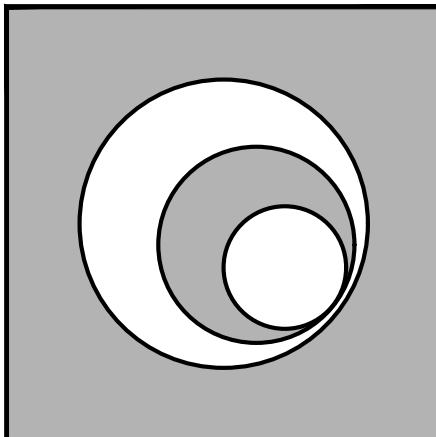
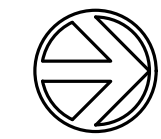
SHEET NUMBER
A-4.0
EXISTING
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PROPOSED SITE PLAN

SCALE = 3/16"=1'-0"



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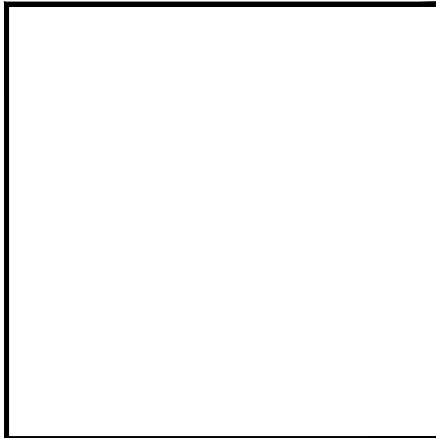
250 CATALONIA, SUITE 404
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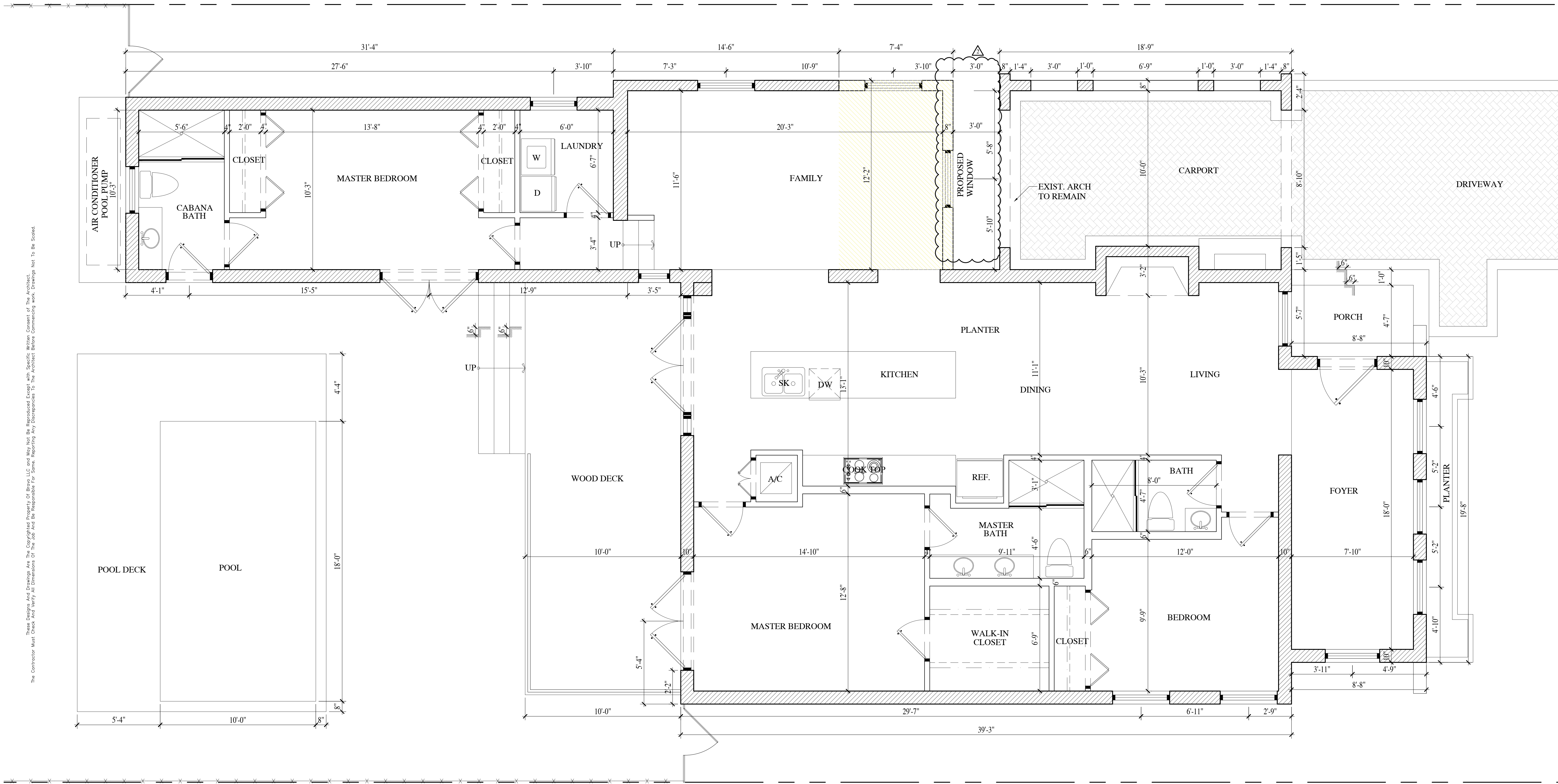
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PROPOSED
SITE PLAN





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PROPOSED FLOOR PLAN

SCALE = 3/8"=1'-0"



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DATE:

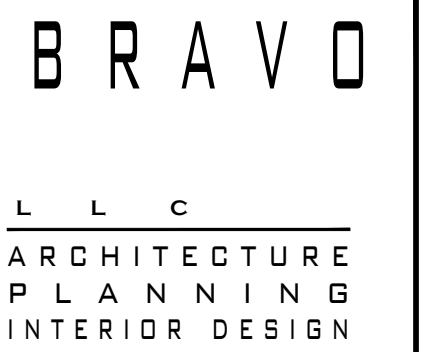
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FILE NAME:

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SHEET NUMBER

A-6.0
PROPOSED
FLOOR PLAN



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B 26000638

150 CATALONIA, SUITE 404
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1210 SEVILLA AVENUE
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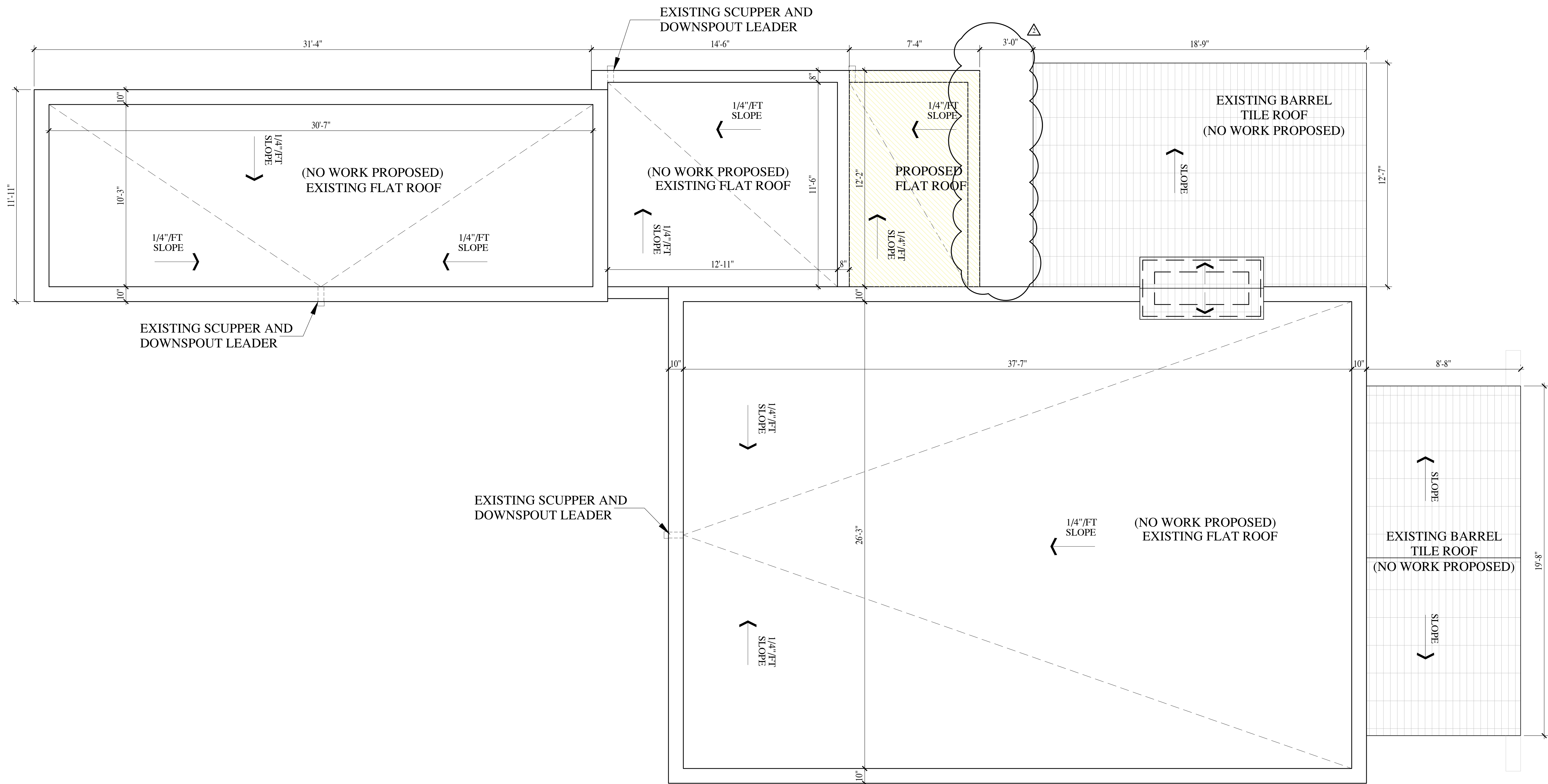
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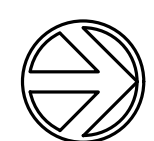
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A-7.0
PROPOSED
ROOF PLAN



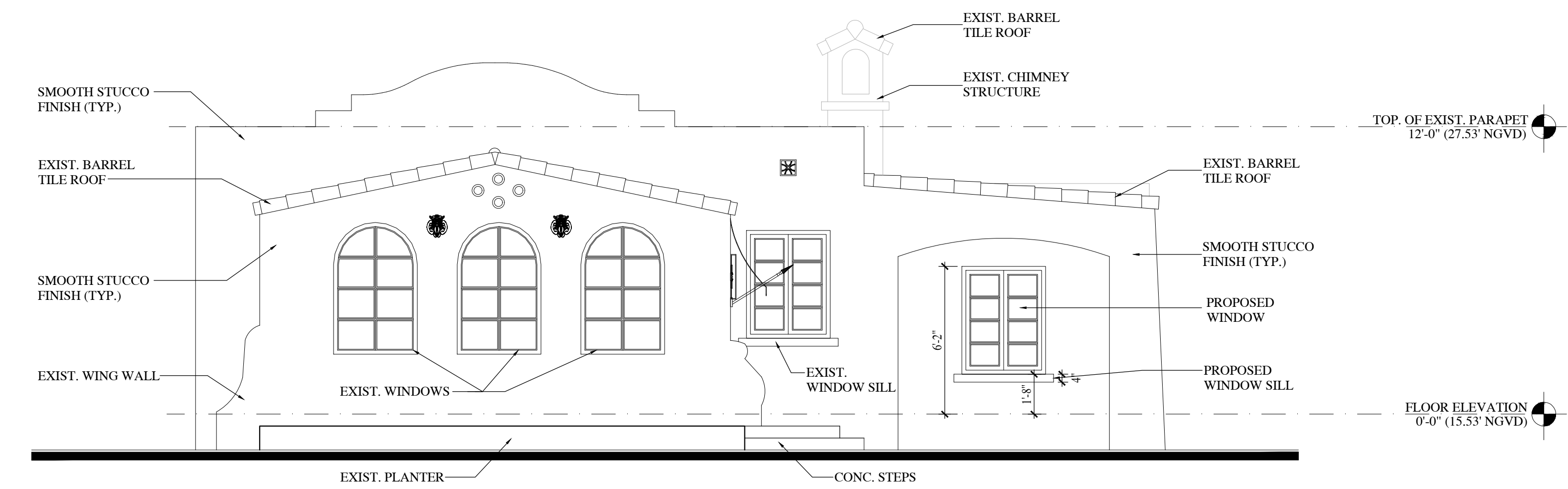
PROPOSED ROOF PLAN

SCALE = 3/8"=1'-0"

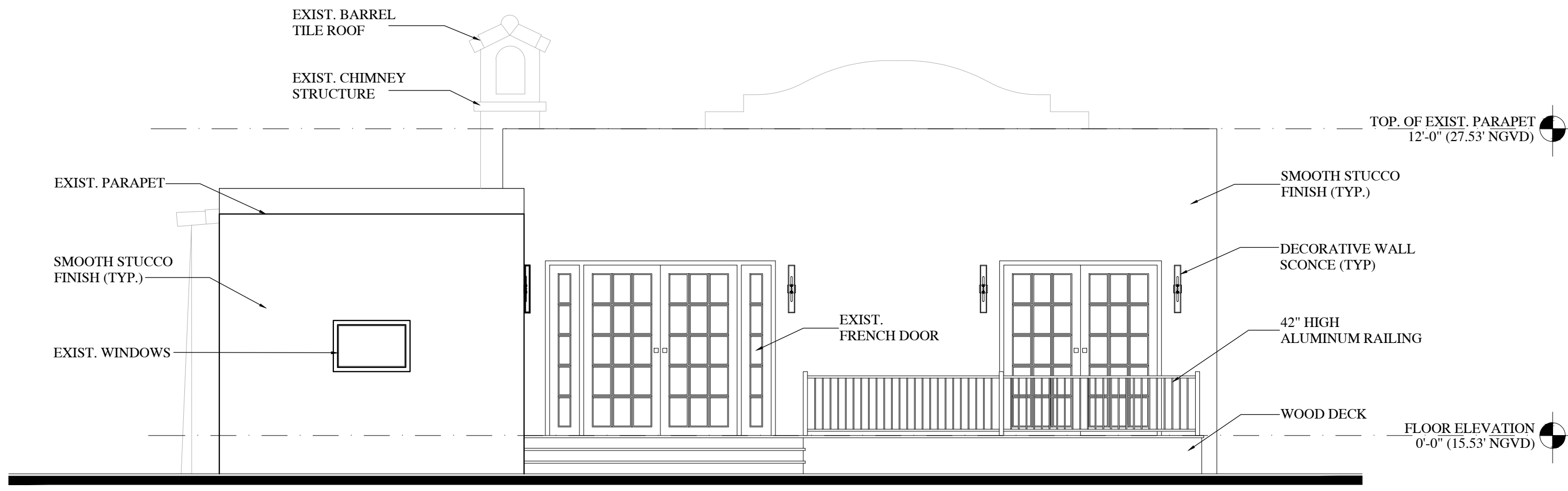


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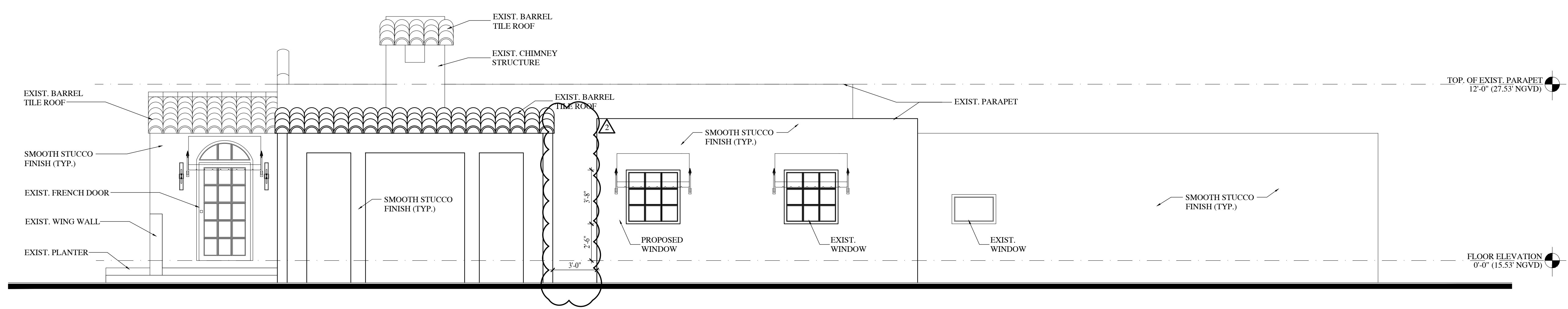
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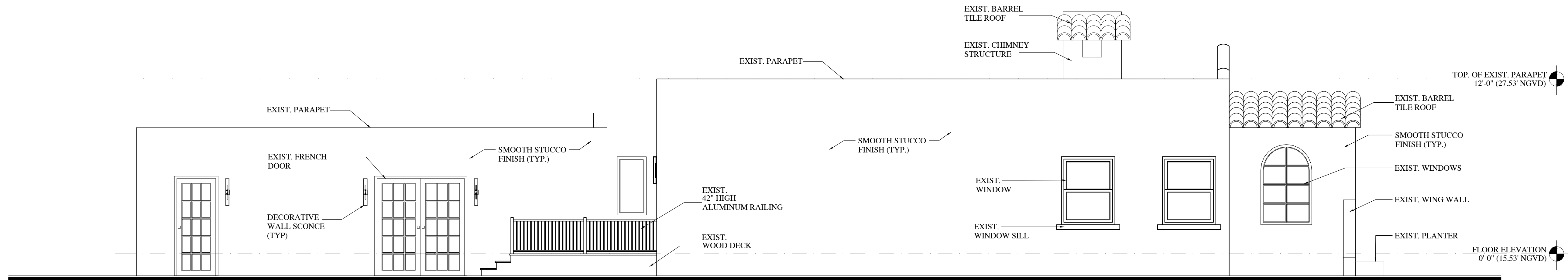
PROPOSED NORTH (FRONT) ELEVATION
SCALE = 1/4"=1'-0"



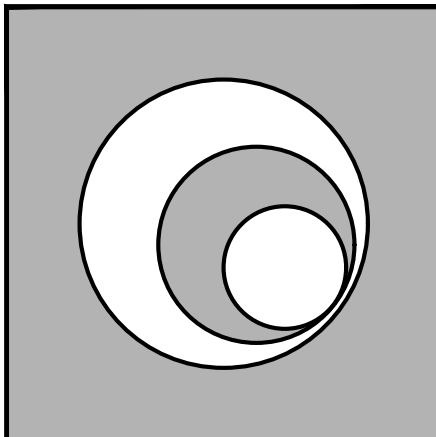
PROPOSED SOUTH (REAR) ELEVATION
SCALE = 1/4"=1'-0"



PROPOSED WEST (RIGHT) ELEVATION
SCALE = 1/4"=1'-0"



PROPOSED LEFT (EAST) ELEVATION
SCALE = 1/4"=1'-0"



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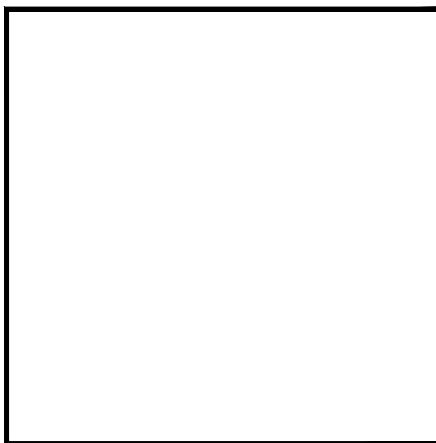
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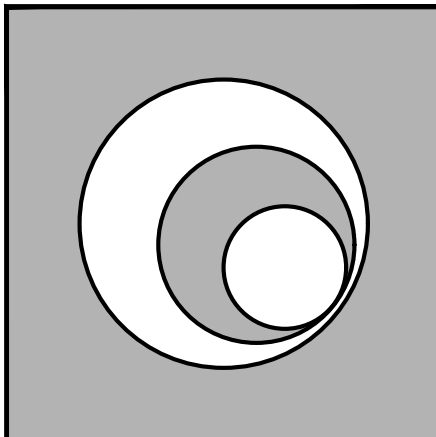
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PROPOSED
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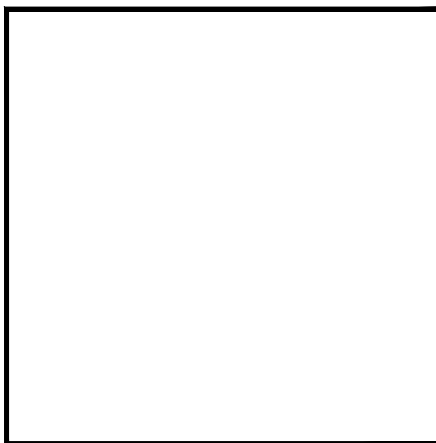
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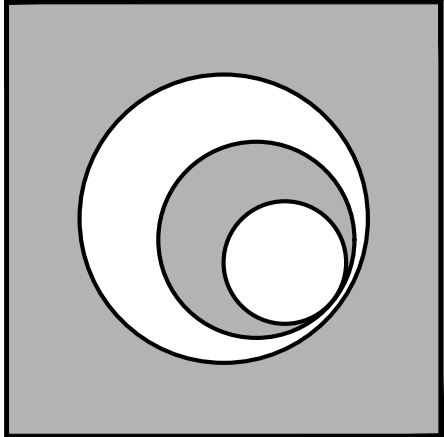
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RENDERINGS



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RENDERINGS

