

ANDERSON RESIDENCE

BOARD OF ARCHITECTS SUBMITTAL

3809 ANDERSON ROAD
CORAL GABLES, FL 33134

SCOPE:
NEW CONSTRUCTION SINGLE FAMILY RESIDENCE

PROJECT NUMBER:
02000760

DATE:
AUGUST 4, 2021

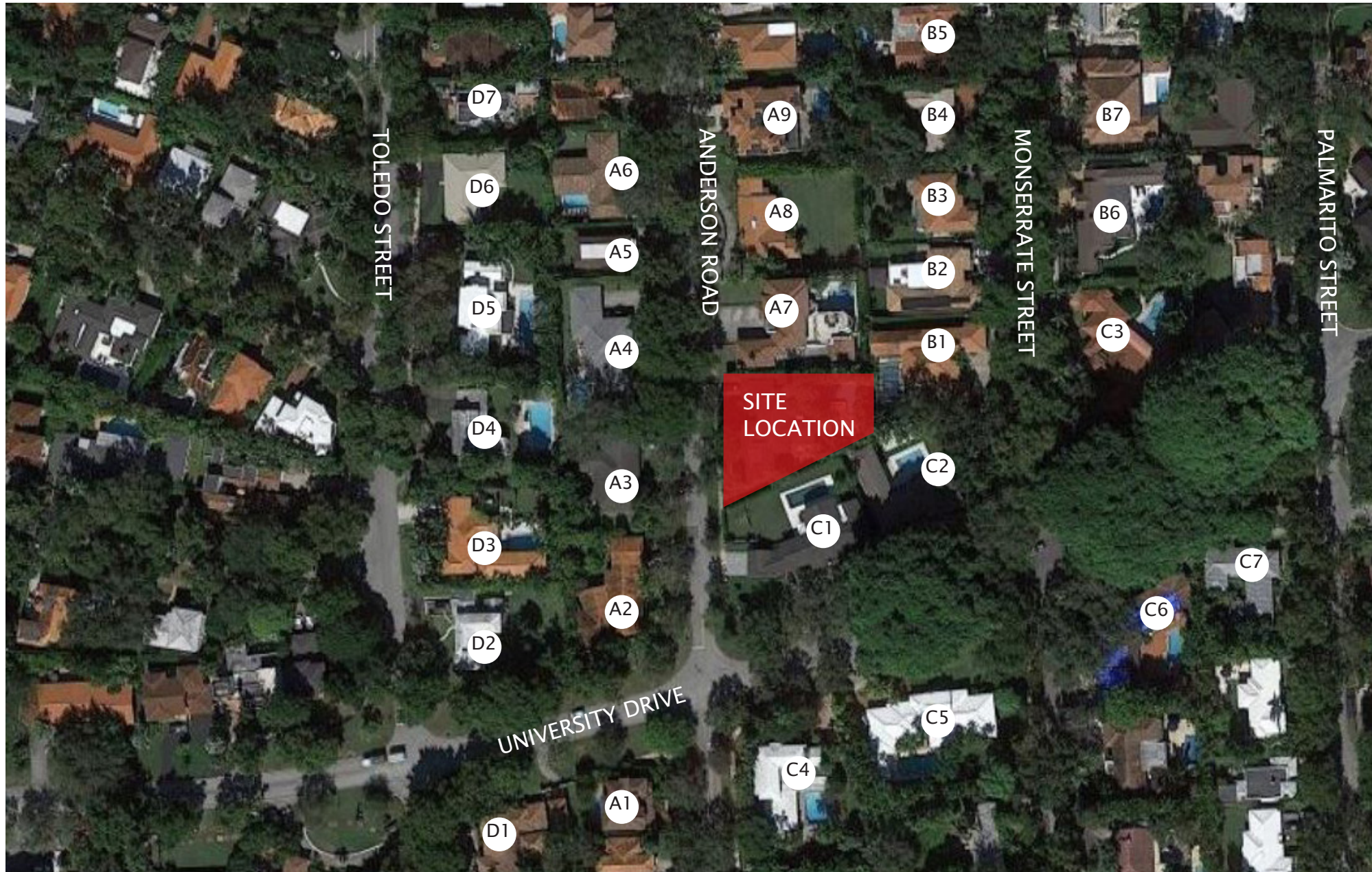
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NEIGHBORING STRUCTURES MAP

A1. 3900 ANDERSON DR	A7. 3801 ANDERSON RD	B4. 3704 MONSERRATE ST	C3. 717 UNIVERSITY DR	D2. 3825 TOLEDO ST
A2. 3820 ANDERSON RD	A8. 3711 ANDERSON RD	B5. 3624 MONSERRATE ST	C4. 758 UNIVERSITY DR	D3. 3815 TOLEDO ST
A3. 3810 ANDERSON RD	A9. 3703 ANDERSON RD	B6. 3705 MONSERRATE ST	C5. 750 UNIVERSITY DR	D4. 3801 TOLEDO ST
A4. 3714 ANDERSON RD	B1. 3804 MONSERRATE ST	B7. 3709 MONSERRATE ST	C6. 730 UNIVERSITY DR	D5. 3717 TOLEDO ST
A5. 3712 ANDERSON RD	B2. 3718 MONSERRATE ST	C1. 755 UNIVERSITY DR	C7. 718 UNIVERSITY DR	D6. 3707 TOLEDO ST
A6. 3704 ANDERSON RD	B3. 3710 MONSERRATE ST	C2. 741 UNIVERSITY DR	D1. 3901 TOLEDO ST	D7. 3701 TOLEDO ST

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NEIGHBORING STRUCTURES PICTURES

NEIGHBORING STRUCTURES



A1 – Anderson Road West side



A2 – Anderson Road West side



A3 – Anderson Road West side



A4 – Anderson Road West side

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NEIGHBORING STRUCTURES PICTURES

NEIGHBORING STRUCTURES



A5– Anderson Road West side



A6– Anderson Road West side



A7 – Anderson Road East side, adjacent to project site



A8– Anderson Road East side

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NEIGHBORING STRUCTURES PICTURES

NEIGHBORING STRUCTURES



A9 – Anderson Road East side



B1 – Monserrate Street West side



B2– Monserrate Street West side



B3– Monserrate Street West side

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NEIGHBORING STRUCTURES PICTURES

NEIGHBORING STRUCTURES



B4- Monserrate Street West side



B5- Monserrate Street West side



B6- Monserrate Street East side



B7- Monserrate Street East side

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NEIGHBORING STRUCTURES PICTURES

NEIGHBORING STRUCTURES



C1 – Intersection of East side of Anderson Road and North side of University Drive



C2 – Intersection of West side of Monserrate Street and North side of University Drive



C3 – Intersection of East side of Monserrate Street and South side of University Drive



C4 – Intersection of East side of Anderson Road and South side of University Drive

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NEIGHBORING STRUCTURES PICTURES

NEIGHBORING STRUCTURES



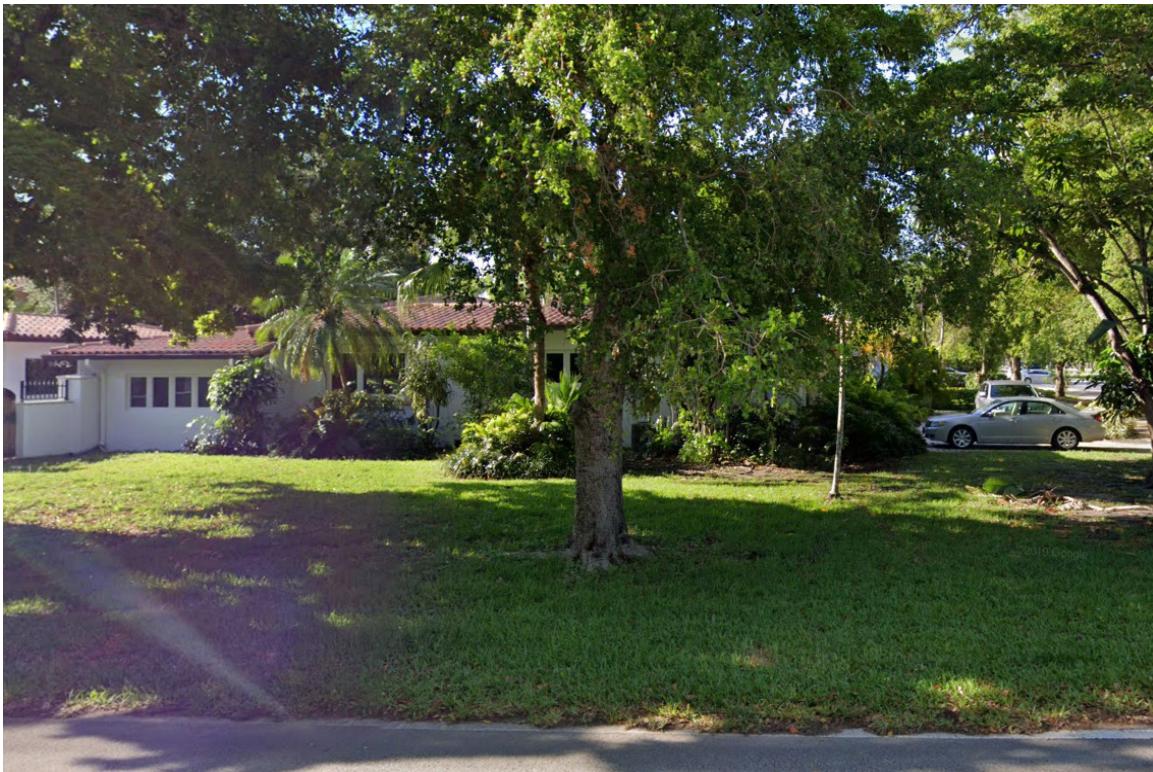
C5– Intersection of West side of Monserrate Street and South side of University Drive



C6– Intersection of East side of Monserrate Street and South side of University Drive



C7– Intersection of West side of Palmeto Street and South side of University Drive



D1– Intersection of East side of Toledo street and South side of University Drive

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NEIGHBORING STRUCTURES PICTURES

NEIGHBORING STRUCTURES



D2– East side of Toledo street



D3– East side of Toledo street



D4– East side of Toledo street



D5– East side of Toledo street

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NEIGHBORING STRUCTURES PICTURES

NEIGHBORING STRUCTURES



D6– East side of Toledo street



D7– East side of Toledo street

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EXISTING SITE PICTURES
3809 ANDERSON ROAD



View of property looking south



View of property looking east towards rear end of lot



View of property looking east towards rear end of lot



RENDERING
STREET VIEW FROM ANDERSON ROAD

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RENDERING
VIEW FROM REAR YARD

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ANDERSON RESIDENCE
BOARD OF ARCHITECTS SUBMITTAL

3809 ANDERSON ROAD
CORAL GABLES, FLORIDA
33134

PROJECT INFORMATION:

ARCHITECTURAL PROJECT NUMBER: 02000760
RELEASE DATE: 07.29.2021

CLIENT:
DIBOMA LLC

ARCHITECT:
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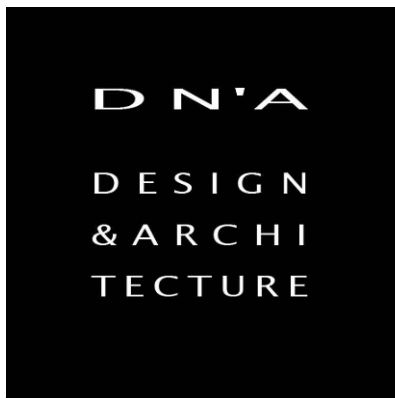
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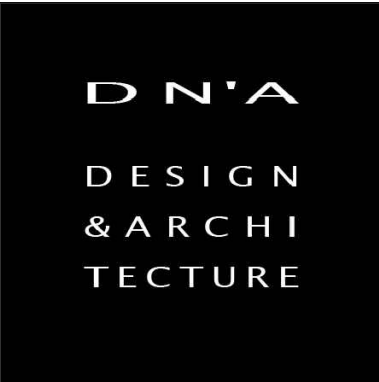
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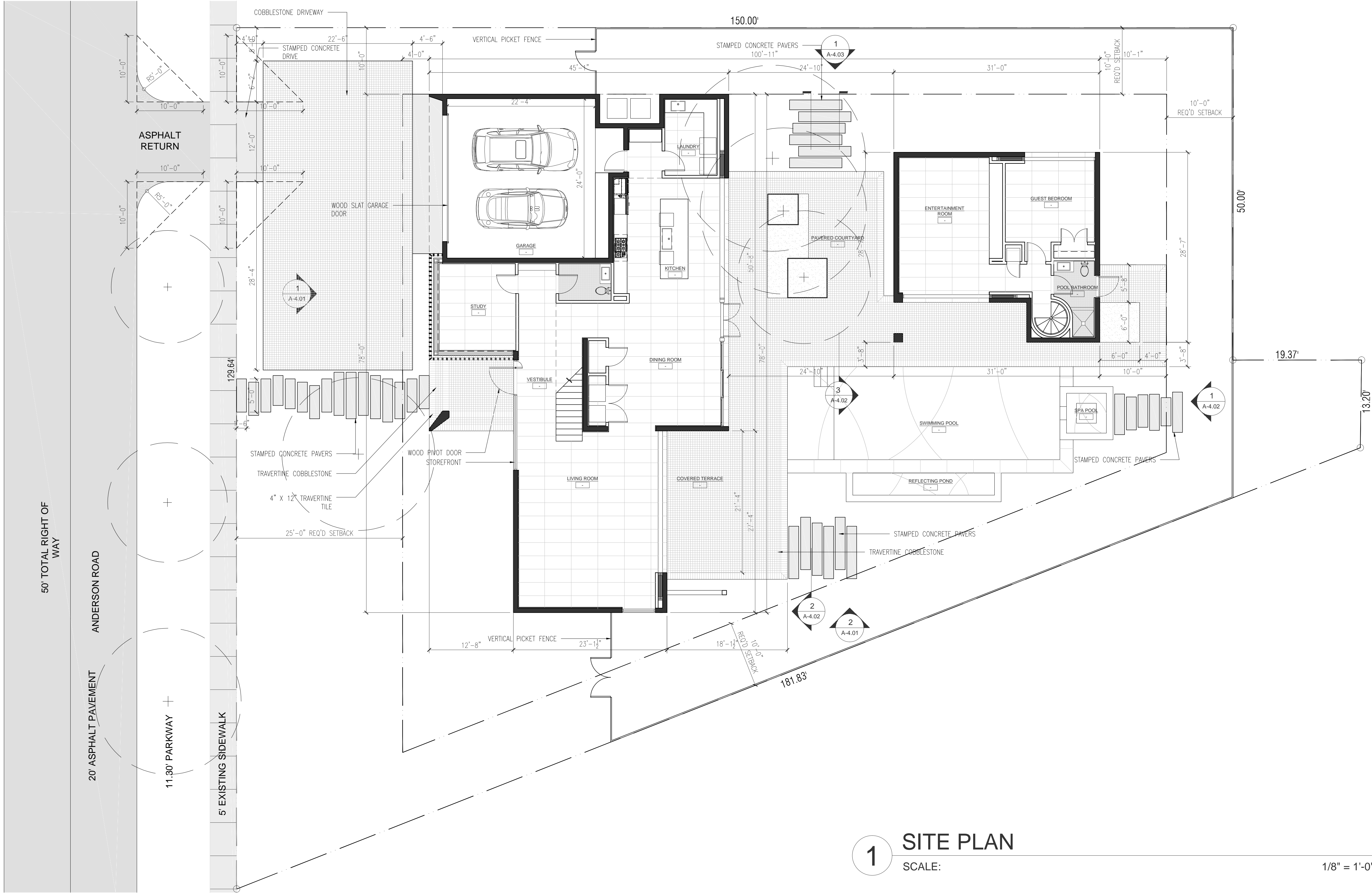
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Rodrigo A. Carrión
Registration No: AR 91744



Date: 08/04/2021
Job Number: 02000760
Drawing History
No.
Sheet Title
SITE PLAN
Sheet
A1-0.1
SCHEMATIC DESIGN
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1 SITE PLAN
SCALE: 1/8" = 1'-0"

ZONING DATA			GROUND FLOOR COVERAGE		ALLOWABLE SQUARE FOOTAGE		LANDSCAPE AREA REQUIREMENT	
Zoning District- Single Family Residential (SFR) District Lot Size- 15,355 sq ft			Allowable Main Building- 35% of lot size or 5,374.25 sq ft		First 5,000 sq ft 48% = 2,400 sq ft		Required Min. Area- 40% x 15,355 sq ft = 6,142 sq ft	
Setbacks			Allowable including auxiliary structures- 45% of lot size or 6,909.75 sq ft		Second 5,000 sq ft 35% = 1,750 sq ft		Landscape Area Provided = 7,871 sq ft	
Front			Provided Floor Coverage-		Remainder 30% = 1,606 sq ft		Required Min. at Front Setback- 20% x 3,117 sq ft = 623 sq ft	
Rear			GFC Main Building- 2,013 sf		Total Allowable = 5,756 sq ft		Area Provided at Front Setback = 2,093 sq ft	
Side			GFC Garage- 649 sf		PROPOSED SQUARE FOOTAGE			
Side			GFC Covered Entry- 144 sf		Ground Floor = 3,428 sq ft			
Height			GFC Living Room Covered Terrace- 254 sf		Second Floor = 2,087 sq ft			
Allowable- 2 stories 29 ft			GFC Entertainment Room- 766 sf		Total Proposed = 5,515 sq ft			
Proposed- 2 stories 29 ft			GFC Covered Terrace- 120 sf					
			GFC Swimming Pool- 574 sf					
			GFC Covered Spa Pool- 36 sf					
			GFC Reflecting Pond- 71 sf					
			TOTAL GFC- 4,627 sf					

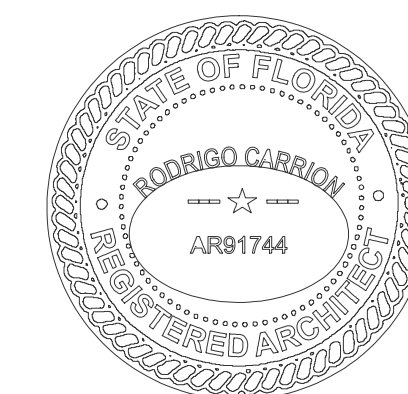
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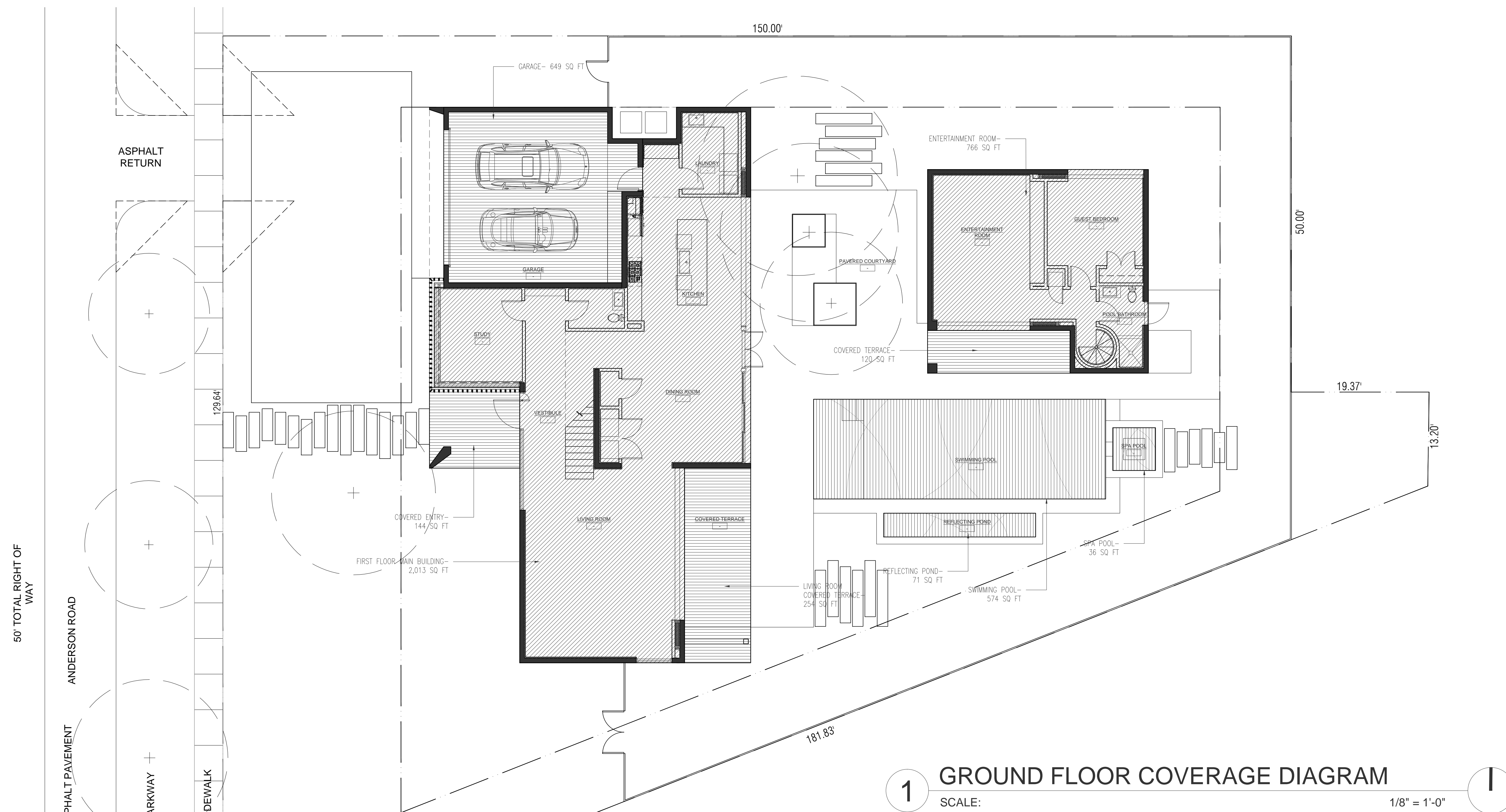
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GROUND FLOOR
COVERAGE DIAGRAM

Sheet

A1-1.1

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1 GROUND FLOOR COVERAGE DIAGRAM

SCALE:

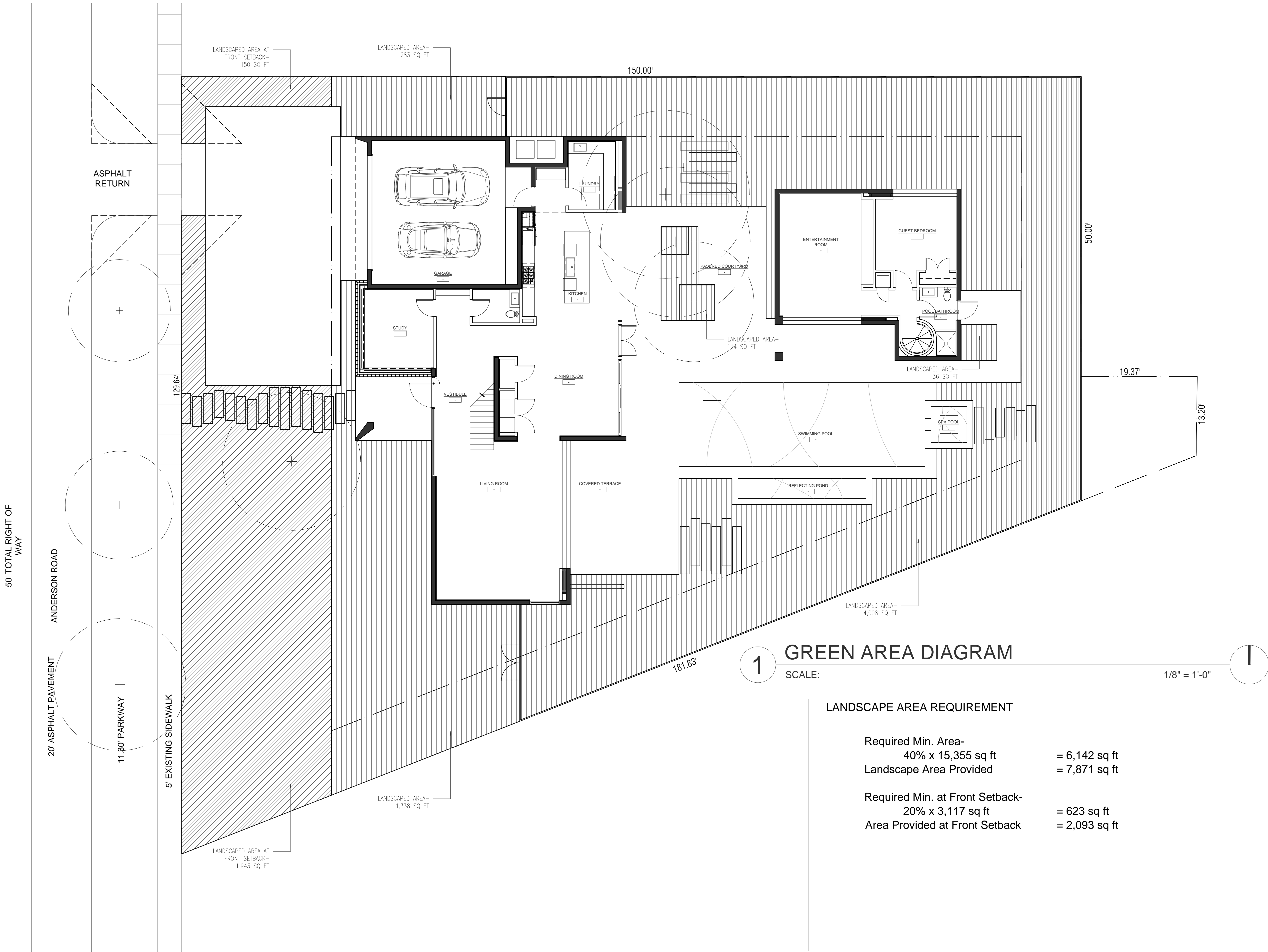
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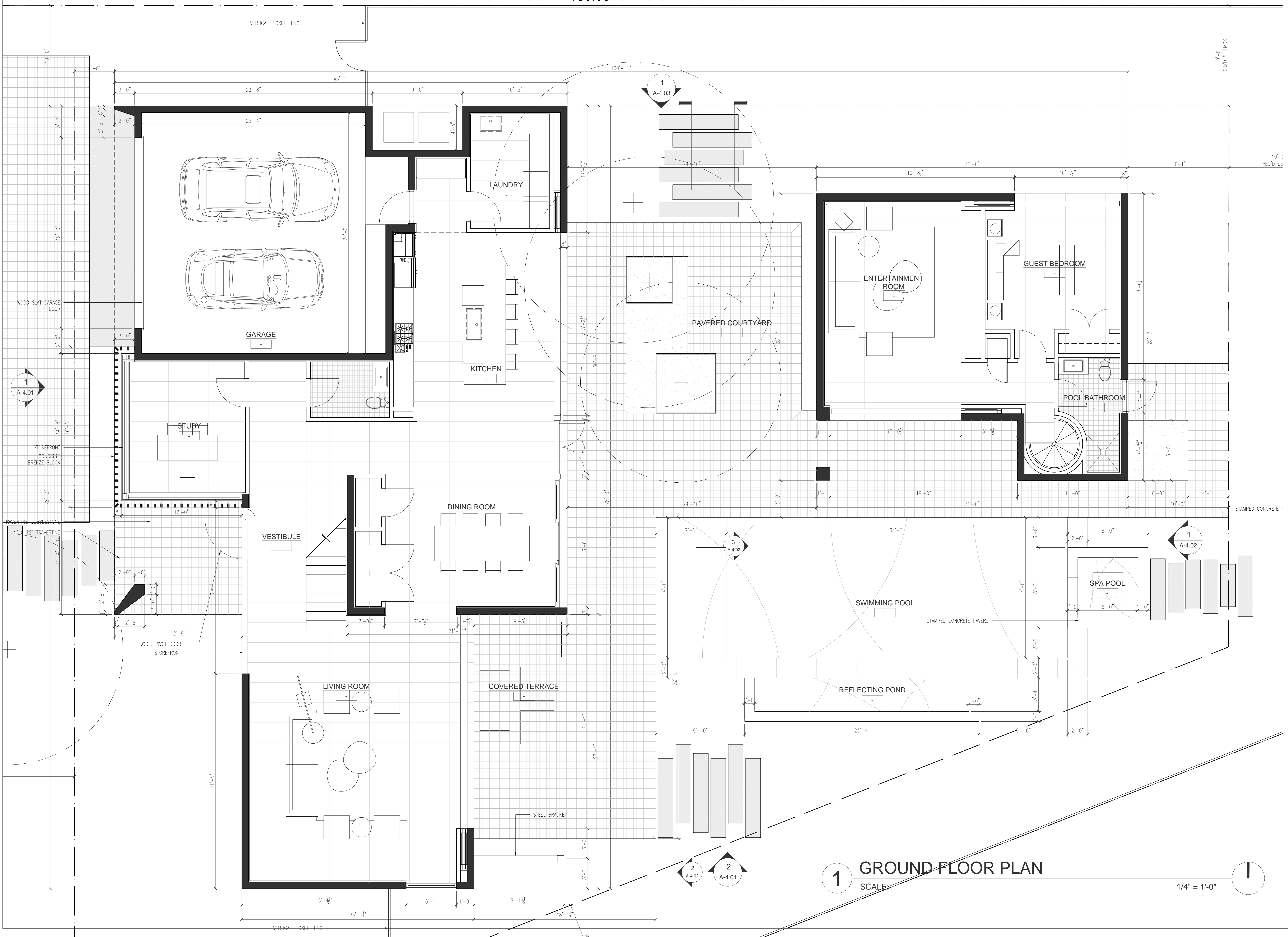
GROUND FLOOR COVERAGE	
Allowable Main Building-	
35% of lot size or 5,374.25 sq ft	
Allowable including auxiliary structures-	
45% of lot size or 6,909.75 sq ft	
Provided Floor Coverage-	
GFC Main Building-	2,013 sf
GFC Garage-	649 sf
GFC Covered Entry-	144 sf
GFC Living Room Covered Terrace-	254 sf
GFC Entertainment Room-	766 sf
GFC Covered Terrace-	120 sf
GFC Swimming Pool-	574 sf
GFC Covered Spa Pool-	36 sf
GFC Reflecting Pond-	71 sf
TOTAL GFC-	4,627 sf

$$1/8'' = 1'-0''$$



Date:	08/04/2021
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Issue	Date
No.	



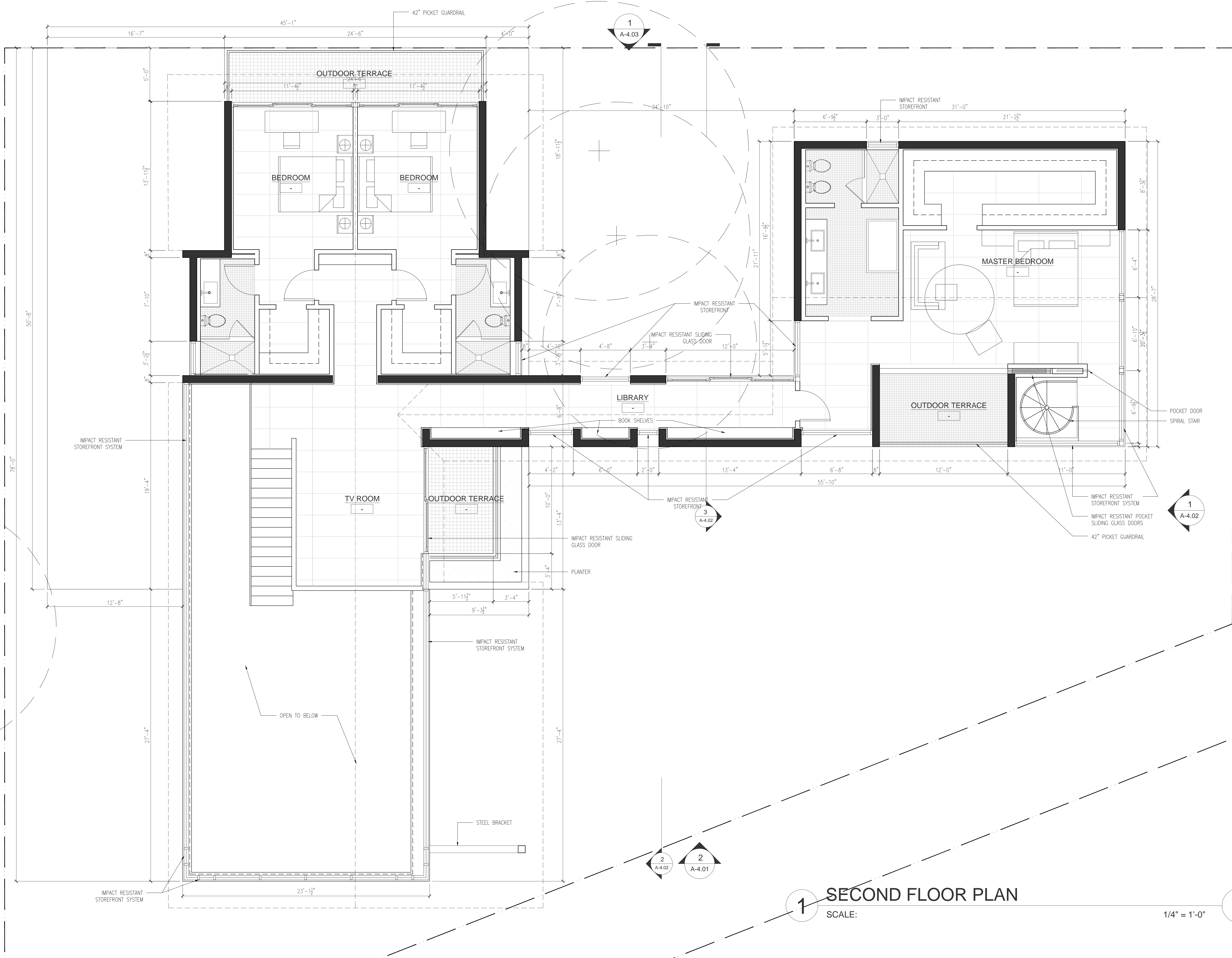




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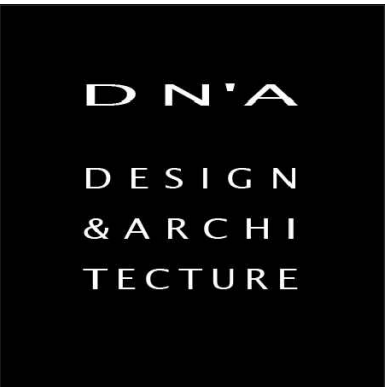
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SECOND FLOOR PLAN

Sheet
A2-0.2
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1 SECOND FLOOR PLAN
SCALE:

1/4" = 1'-0"



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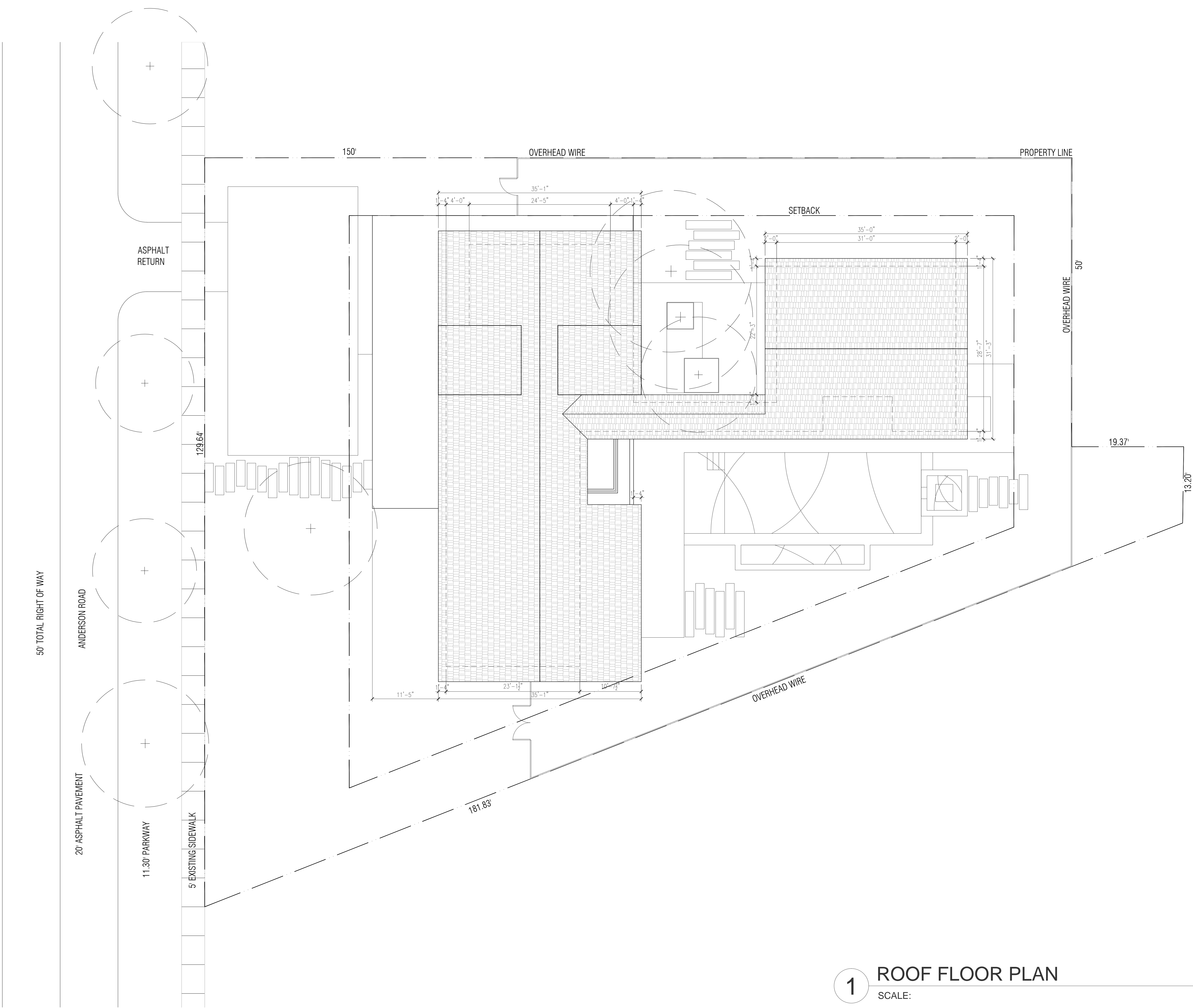
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Job Number:	02000760
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Issue	Date
No.	

Sheet Title
ROOF FLOOR PLAN

Sheet
A2-0.3
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1 ROOF FLOOR PLAN
SCALE:

1/8" = 1'-0"

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Drawing History	

Drawing History	
Issue	Date

Sheet Title

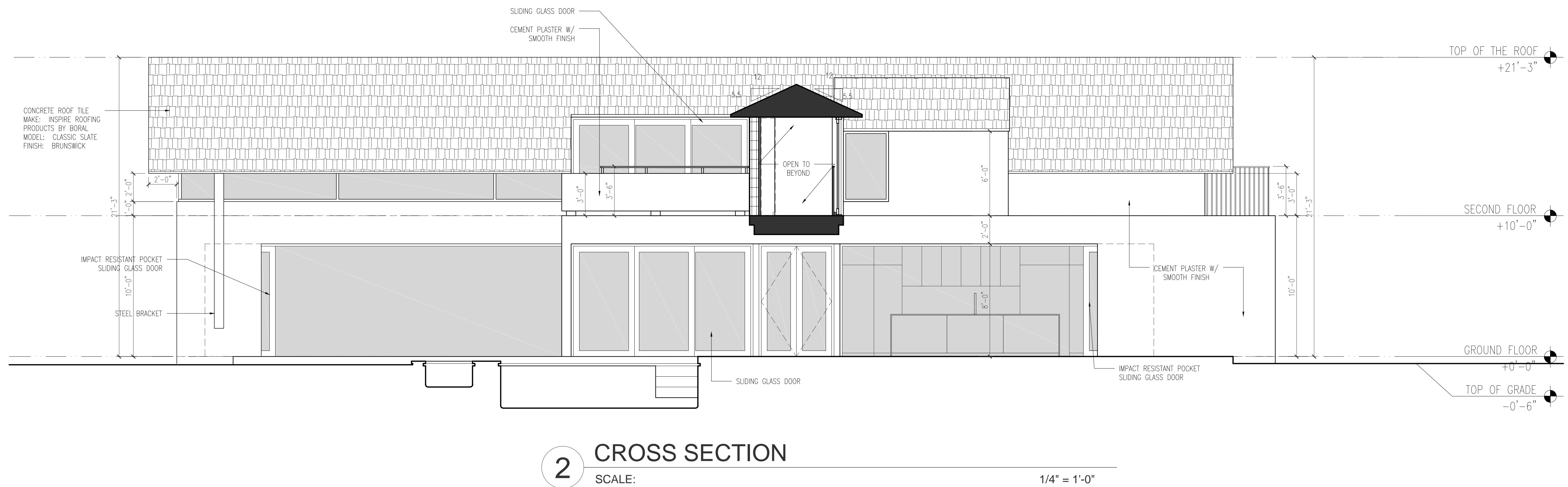
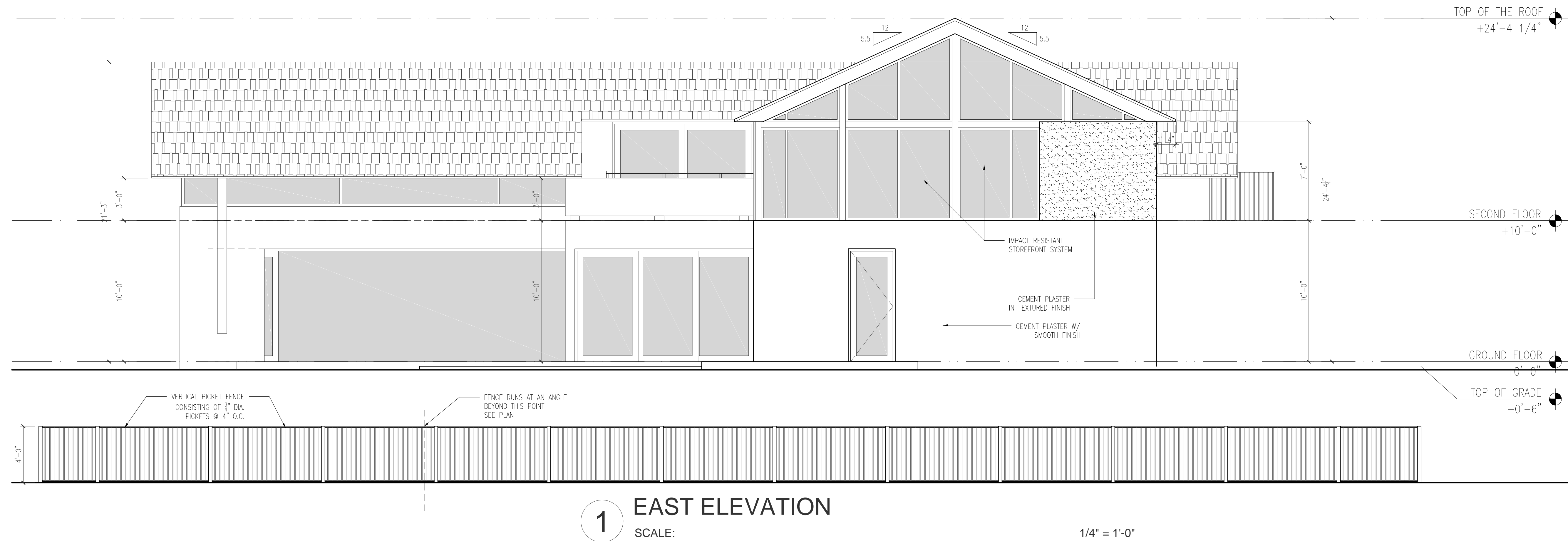
EXTERIOR ELEVATIONS

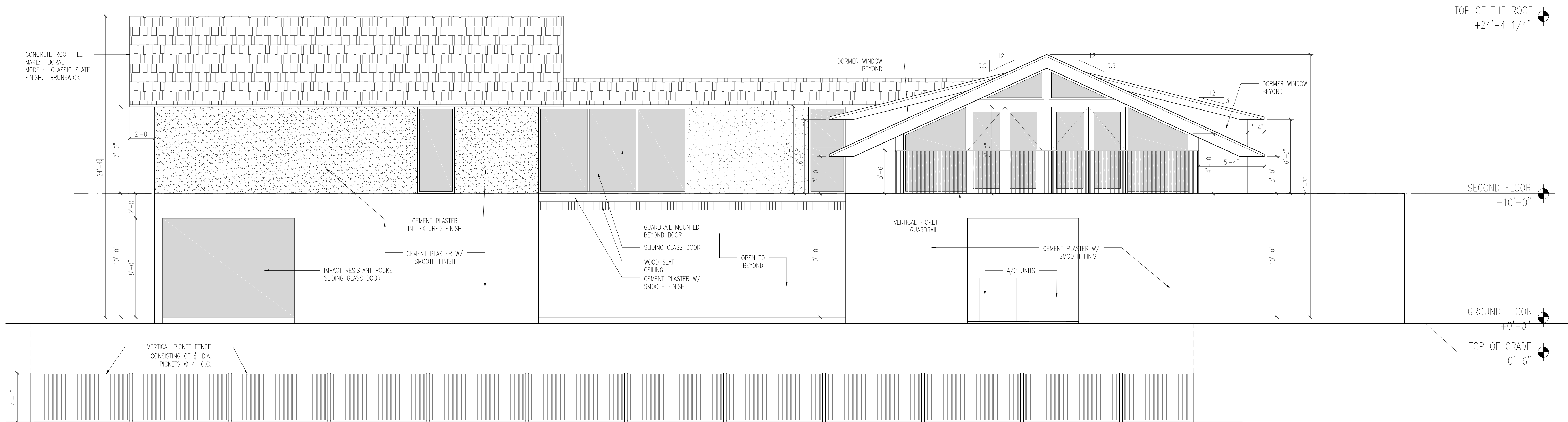
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A4-0.1

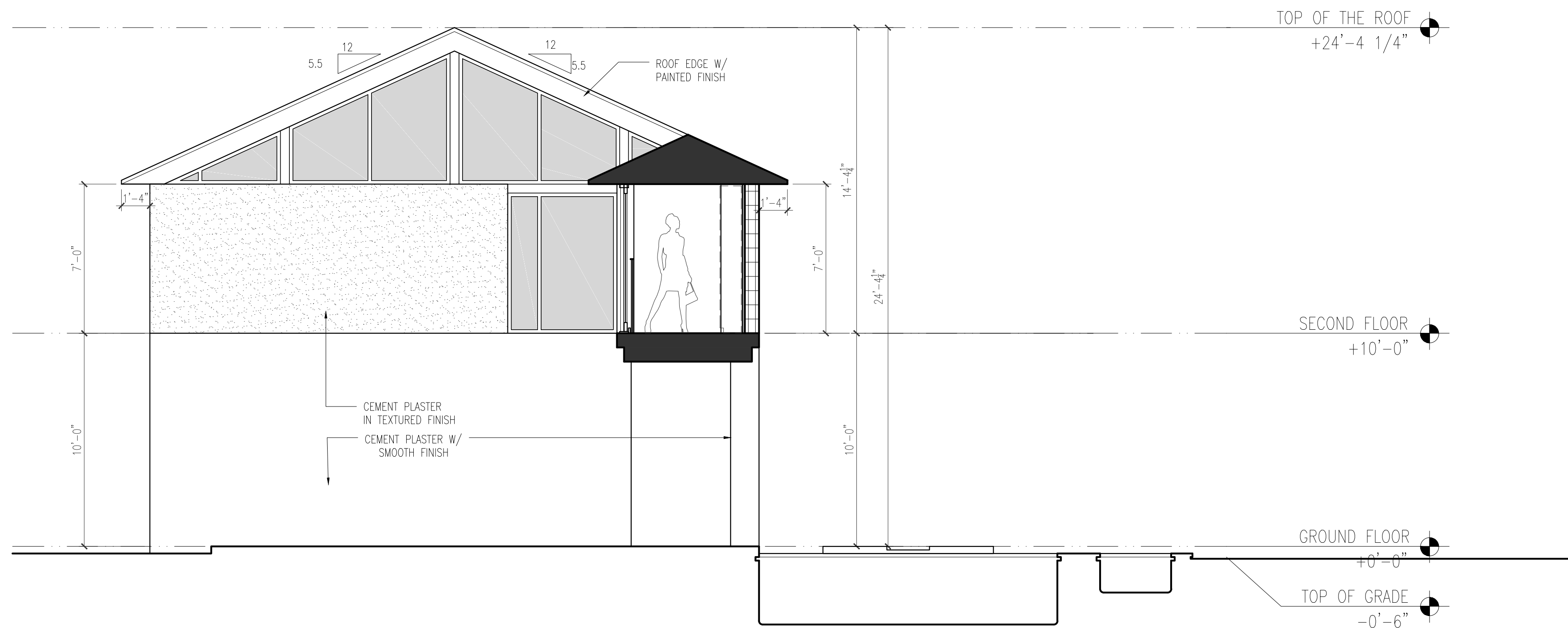
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1 NORTH ELEVATION
SCALE: 1/4" = 1'-0"



2 CROSS SECTION
SCALE: 1/4" = 1'-0"

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Drawing History	
Issue	Date

No.
Sheet Title
EXTERIOR ELEVATIONS

Sheet
A4-0.3
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