

EXISTING LEGAL DESCRIPTION

LOTS 14 & 15, BLOCK 18, REVISED PLAT OF CORAL GABLES SECTION 8, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 5 AT PAGE 111 OF THE PUBLIC RECORDS OF MIAMI DADE COUNTY, FLORIDA.

ZONING LEGEND LOT 14

LOT AREA	5,625 SQ.FT	
SETBACKS:	REQ	PROVIDED
FRONT	25'	26'-1" (MATCH EXISTING)
INTERIOR SIDE	20% 5' MIN	20% 5'-0" MIN (4'-6" TO CHIMNEY)
SIDE STREET	15'	15'
REAR	10'	5' TO EQUIP. 8'-6" TO HOUSE

FAR:	
PROPOSED	1,921 SQ.FT
ALLOWED	2,618 SQ.FT

LOT COVERAGE :	
TOTAL PROPOSED:	
MAIN HOUSE	2,110 SQ.FT 37%
MAX ALLOWED (TYP)	1,969 SQ.FT 35%
MAX. ALLOWED (HISTORIC DESIGNATION)	2,531 SQ.FT. 45%

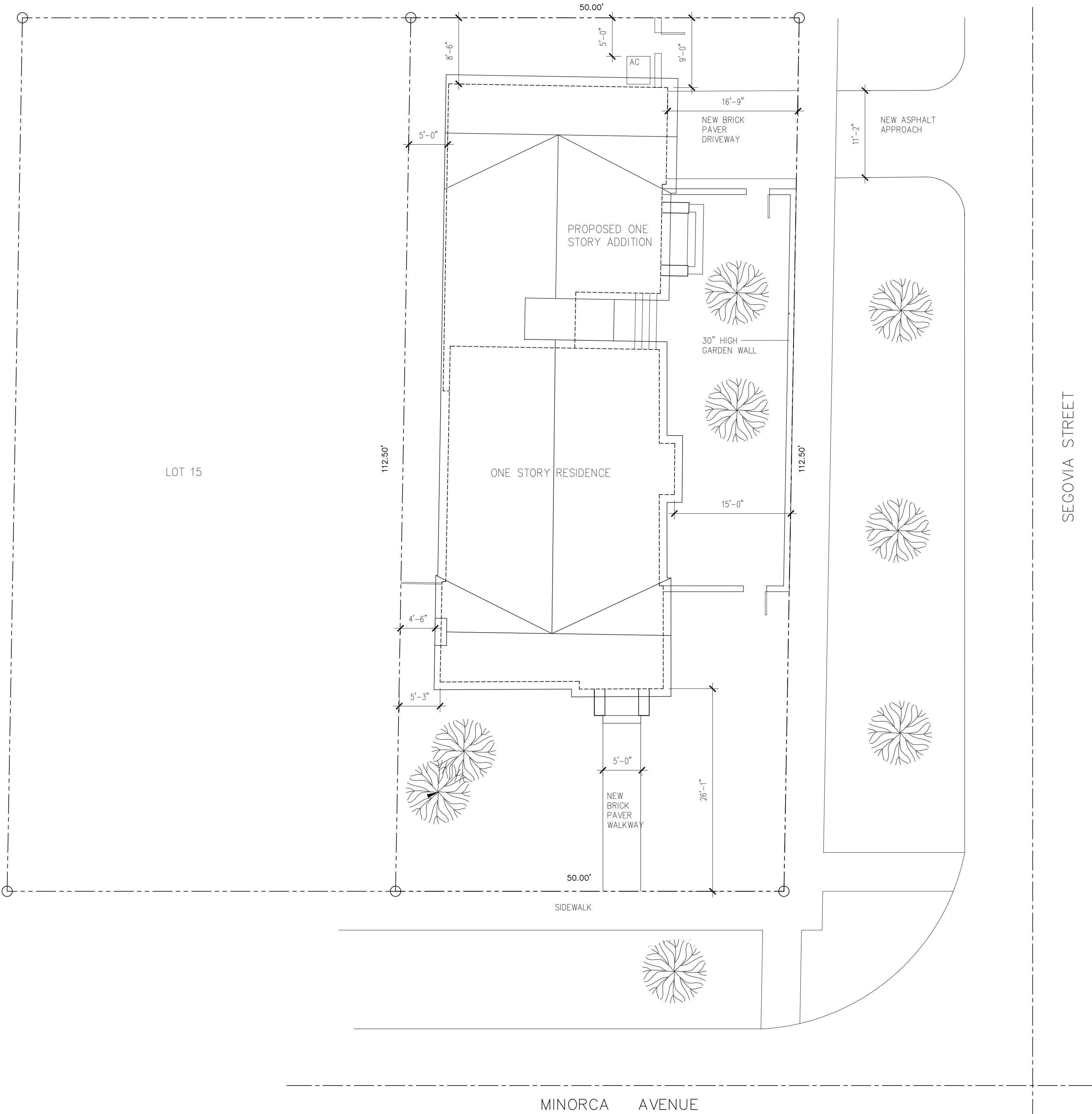
GREEN AREA :	
TOTAL PROPOSED:	3,064 SQ.FT 54%
REQUIRED:	2,250 SQ.FT 40%

FRONT YARD GREEN AREA % REQUIRED :

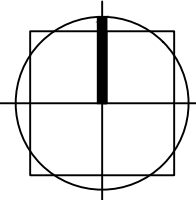
PROPOSED:	1,123 SQ.FT
MINIMUM 20% OF 40% OF LOT:	450 SQ.FT



LOCATION MAP



LOT 14 SITE PLAN 1/8"



DRAWING NOTES

DRAWING REVISIONS

THE
GOLDSTEIN RES
603 MINORCA AVE
PROJECT NO: 18-11.14

LOT 14
SITE PLAN
SCALE: 1 / 8"

A.1.2
DATE: MAY 2020

CALLUM GIBB ARCHITECT P A
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