

GENERAL NOTE:

Refer to signed and sealed survey completed by a Professional Surveyor or Mapper in the State of Florida for more information. Architect assumes no responsibility for any discrepancy regarding any real property or lot boundary. Do not scale drawings. Drawings are for illustrative purposes only.

POOL BARRIER REQUIREMENTS:

CONTRACTOR IS TO PROVIDE COMPLIANCE WITH CODE REQUIREMENTS BELOW IF EXISTING FENCE INSTALLATION IS NOT IN COMPLIANCE.

Access gates [within existing fence], when provided, shall be self-closing and shall comply with the requirements of Sections R4501.17.1.1 through R4501.17.1.7 and shall be equipped with a self-latching locking device located on the pool side of the gate. Where the device release is located no less than 54 inches from the bottom of the gate, the device release mechanism may be located on either side of the gate and so placed that it cannot be reached by a young child over the top or any opening or gap from the outside.

The maximum vertical clearance between grade and the bottom of the barrier shall be 2 inches measured on the side of the barrier which faces away from the swimming pool - FBC R4501.17.1.1.

Where the barrier is composed of horizontal and vertical members and the distance between the tops of the horizontal members is less than 45 inches, the horizontal members shall be located on the swimming pool side of the fence. Spacing between vertical members shall not exceed 1-3/4 inches in width. Where there are decorative cutouts within vertical members, spacing within the cutouts shall not exceed 1-3/4 inches in width - FBC R4501.17.1.4.

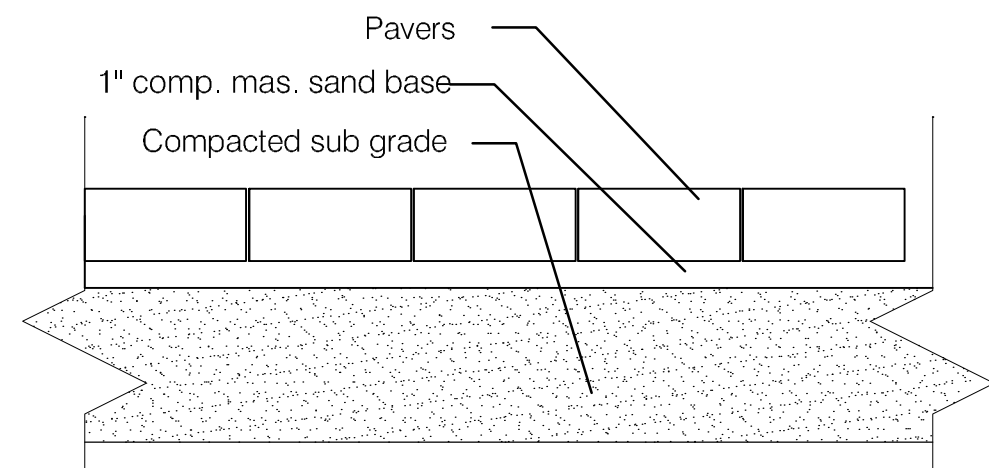
Gates that provide access to the swimming pool must open outward away from the pool. The gates and barrier shall have no opening greater than 1/2 inch within 18 inches of the release mechanism.

All doors and windows providing direct access from the home to the pool shall be equipped with an exit alarm complying with UL-2020 that has a minimum sound pressure rating of 85 dB at 10 feet. Any deactivation switch shall be located at least 54" above threshold for access - FBC R4501.17.19.1.

DRY DETENTION/RETENTION NOTE:

Dry detention/retention facilities designed for storage in open impoundments shall have side slopes not steeper than 4(H):(1)V, and shall be fully grassed or otherwise protected from erosion.

Contractor to field verify accordance of existing drainage conditions with applicable codes and ordinances.



TYPICAL PAVER DETAIL  
N.T.S.

SITE INFORMATION

**SITE DATA:**  
LOT SIZE: +/- 0.11 ACRES OR +/- 4,738.25 S.F.

AREA CALCULATIONS:

**FIRST FLOOR:**  
LIVING FLOOR AREA: +/- 739 S.F.  
GARAGE (ATTACHED): +/- 538 S.F.  
COVERED LOGGIA: +/- 148 S.F.  
COVERED PATIO: +/- 93 S.F.

**SECOND FLOOR:**  
LIVING FLOOR AREA: +/- 1,466 S.F.  
FRONT BALCONY: +/- 50 S.F.

TOTAL BUILDING AREA: +/- 3,034 S.F.  
TOTAL BUILDING FOOTPRINT: +/- 1,518 S.F.

TOTAL AREA UNDER AIR: +/- 2,205 S.F.  
TOTAL AIR NOT UNDER AIR: +/- 829 S.F.

ZONING LEGEND

**ZONING DISTRICT:**  
R-1-A: SINGLE FAMILY RESIDENTIAL DISTRICT  
(CITY OF DELRAY BEACH)

**SITE DATA:**  
LOT SIZE: +/- 0.11 ACRES OR +/- 4,738.25 S.F.

**PROPERTY SETBACKS:**  
BUILDING FRONT: 25'-0"  
SIDE (STREET): 15'-0"  
SIDE (INTERIOR): 7'-6"  
REAR: 10'-0"

MINIMUM DEVELOPMENT AREA: N/A  
MAXIMUM BUILDING HEIGHT: 35'-0"  
MAXIMUM DENSITY: N/A

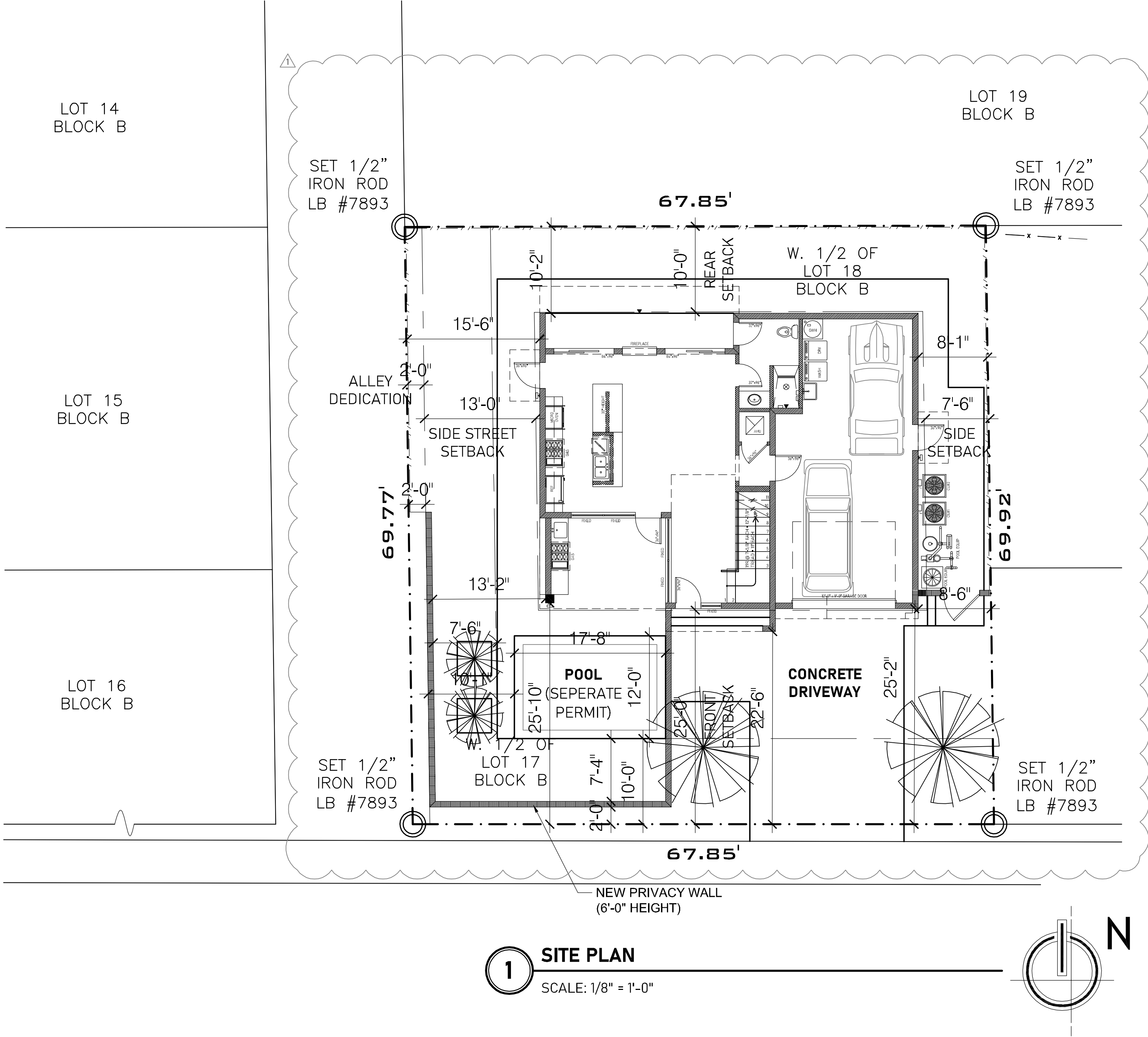
**MAXIMUM ALLOWABLE LOT COVERAGE:** N/A  
[BLDG AREA UNDER ROOF @ GROUND LEVEL / TOTAL LOT AREA]

**IMPERVIOUS AREA:**  
POOL & POOL PATIO +/- 236 S.F. 4.9%  
WALKS & DRIVEWAY +/- 1,274 S.F. 26.9%  
BUILDING FOOTPRINT +/- 1,518 S.F. 32.1%  
TOTAL 63.9%

**PERVIOUS AREA:**  
GREEN SPACE +/- 1,518 S.F. 36.1%  
TOTAL 36.1%

WATER METER NOTE:

3/4' WATER METER WILL NEED TO BE UPGRADED TO 1" WITH PVB BACKFLOW FOR IRRIGATION. IF SERVICE LINE IS GALVANIZED OR LESS THAN ONE INCH FOR NEW METER, IT WILL NEED TO BE CHANGED OUT BY OWNER.



1 SITE PLAN  
SCALE: 1/8" = 1'-0"