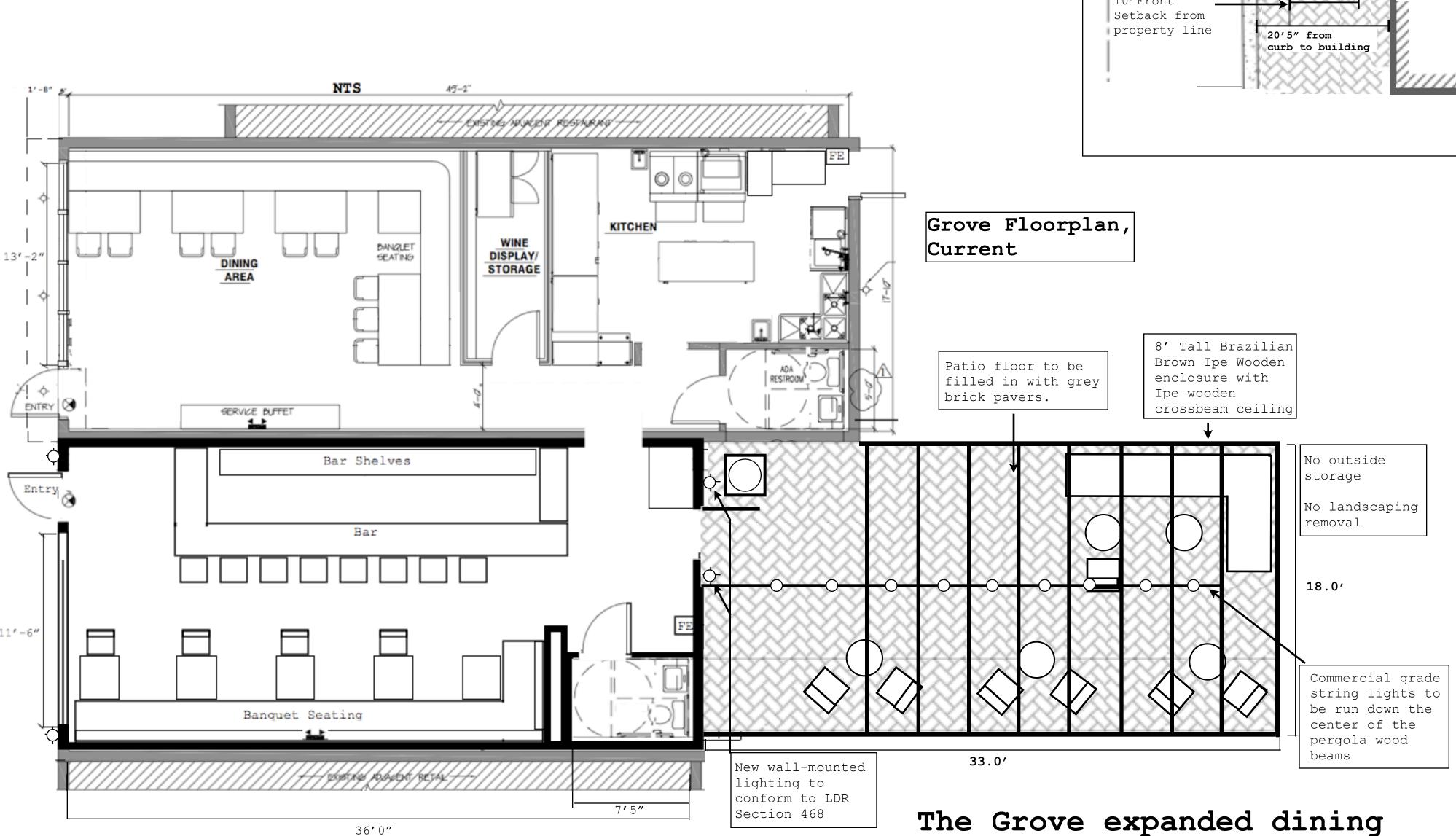


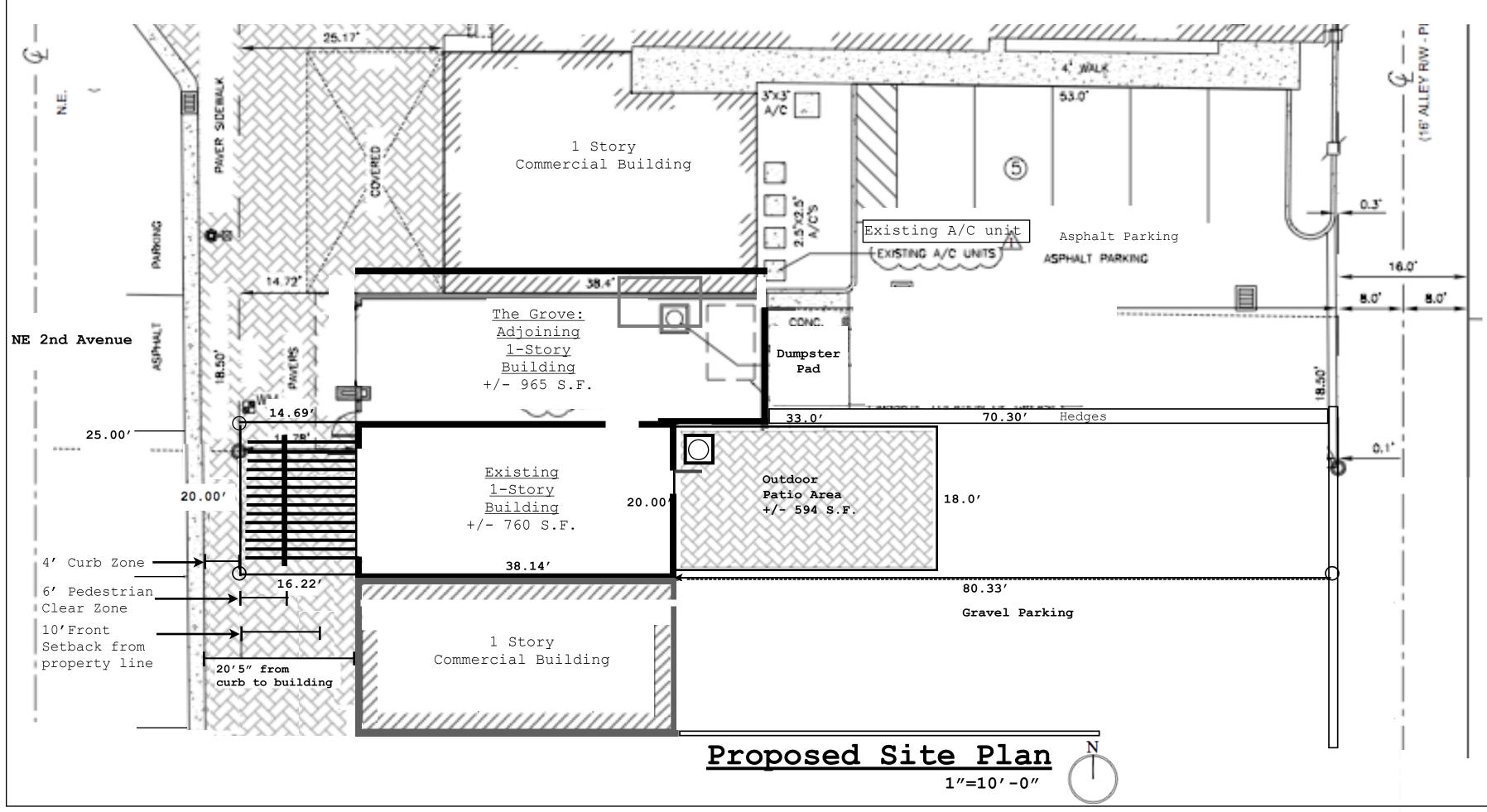
Sidebar, Proposed

Floorplan & Elevation

Proposed Floor Plan

1/4"= 1'





Project Overview

The Grove (restaurant) is looking to expand seating to next door, offering a more 'everyday' atmosphere and menu. The same staff and owners will operate this more casual area, and food will be served out of the same kitchen for dinner.

With the "Sidebar" dining room, this will allow the space for a bar that will service both rooms, as well

space for a bar that will service both rooms, as well as more 'everyday', less expensive menu items.

Project Information

Proposed Project: Group 'M' Mercantile (Restaurant A2 Assembly to Mercantile,

Governing Codes: FBC 2014 Edition
FFPC 2014 Edition
NFPA 1 UFC Florida 2014 Edition

Mean Roof Height: Existing (+/- 10'-0")
Type of Construction: VB-Unsprinklered
Zoning: CBD

Occupant Load

Group 'A-2' Assembly (Restaurant)= 15 Net S.F./Person= 2107 Net S.F. (2319 Gross)/ 15= 155 People

Per FBC1004.1.1, Areas Without Fixed Seating Exception: "Where approved by the building official, the actual number of occupants for whom each occupied space, floor or building is designed, although less than those determined by calculation, shall be permitted to be used in the determination of the design occupant load."

Actual Occupant Load:
Patrons: 40 (Max)

Manager: 1
Bartenders: 1
Waiters: 3
Cooks: 2

room: "Sidebar".

Class III Site Modification

for existing retail space

adjacent to

The Grove Restaurant.

Cooks: 2
Dishwasher 1
Occ. Load 48 Occupants

Parking Requirements

Required 6 Spaces per 1000 Sq./Ft (LDR 4.4.13 (L)) Addition 760 interior + 594 = 1354 Total Sq/Ft 6 Spaces/1000 = 1 space per 166.66 sq/ft 1354 total sq/ft / 166.66 = 8.1 spaces required

The current retail space offers us 1.43 approved spaces, 8.1 Required - 1.43 Existing = 6.67 Needed (7)

These remaining 7 spaces are to be purchased as in-lieu spaces, with approval by the City Commission.



Property owned by Outside the Box

Property owned by Philip and Loretta Haycook-Haught

Vicinity Map

N.T.S.

