

Site Plan

Scale: 1"=10'  
NORTH

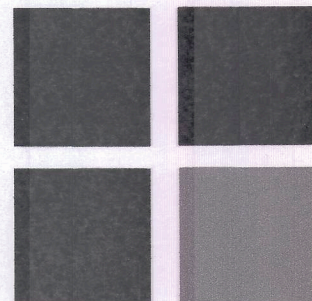
SITE DATA CHART	
BUILDING FOOTPRINT	3,321 SQ. FT.
TOTAL SITE AREA	12,000 SQ. FT.
BUILDING HEIGHT	28'-0" (TO TOP OF PARAPET)

LAKE IDA DISTRICT DATA CHART		
	ALLOWED	PROVIDED
FLOOR AREA RATIO (MAX. 40%)	4,800 SQ. FT.	4,559 SQ. FT.
PROPERTY WITH FRONTAGE ON LAKE IDA	3,600 SQ. FT.	3,321 SQ. FT.
LOT COVERAGE (MAX. 30%)	3,600 SQ. FT.	3,321 SQ. FT.
AREA OF UPPER FLOOR TO LOWER FLOOR RATIO (MAX. 100% OF LOWER FLOOR)	3,3014 SQ. FT.	1,086 SQ. FT.
PROPERTY WITH FRONTAGE ON LAKE IDA		
LOT WIDTH	75'-0"	
LOT DEPTH	160.00'	
LOT FRONTAGE	75'-0"	
BUILDING HEIGHT (TOP OF PARAPET)	28'-0"	
TOTAL BUILDING FLOOR AREA	4,559 SQ. FT.	

SETBACK DATA		
	REQUIRED	PROVIDED
FRONT SETBACK	30'-0"	31'-4"
REAR SETBACK	10'-0"	58'-1"
SIDE INTERIOR SETBACK (EAST SIDE)	10'-0"	10'-0 3/4"
SIDE INTERIOR SETBACK (WEST SIDE)	10'-0"	10'-0 1/4"

LEGAL DESCRIPTION  
PROPOSED LOT B FROM LOT 11, LAKE EDEN SUBDIVISION PLAT NO. 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 28, PAGE 216, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

BUILDING AREA CALCULATIONS	
GROUND FLOOR A/C	2,505 SQ. FT.
SECOND FLOOR A/C	1,086 SQ. FT.
TOTAL A/C	3,591 SQ. FT.
2 CAR GARAGE	509 SQ. FT.
LOGGIA	281 SQ. FT.
ENTRY	26 SQ. FT.
BALCONY	152 SQ. FT.
TOTAL BUILDING FLOOR AREA	4,559 SQ. FT.

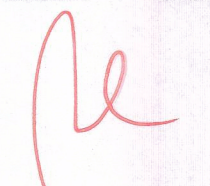


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FLORIDA LICENSURE  
  
JAN 25 2013  
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COMMISSION # 17-045  
DESIGNER: RJ  
DRAWN BY: JH/RB  
PLAN REVIEW: RJ

SUBMITTALS:  
ISSUE FOR PERMIT 01.25.18

REVISIONS:

SITE PLAN

SP-1