LANDSCAPE NOTES

1. ONE PERMITTED TREE FOR EVERY 50' OF FRONTAGE. TWO (2) TREES REQUIRED
2. A MINIMUM OF 20% OF THE REQUIRED FRONT YARD AREA SHALL BE LANDSCAPED PERVIOUS SPACE WITH SOD OR LANDSCAPED LIVING PLANT MATERIAL SUCH AS GROUND COVER AND/OR SHRUBS. EIGHT (8) TREES REQUIRED
3. SHRUBS: 15 SHRUBS IN FRONT HALF OF THE LOT AND ONE (1) ONE TREE AND TEN (10) SHRUBS IN THE REAR HALF OF THE LOT
4. SELECT SWALE TREE SPECIES FROM THE CITY'S STREET TREE LIST OR ONES RECOMMENDED BY THE CITY'S LANDSCAPE INSPECTOR. SELECT SWALE TREES THAT RELATE TO EXISTING STREET TREES WITHIN THE SAME BLOCK OR NEIGHBORHOOD
5. ONE TREE PER 1,250 SQ. FT. OF FRONT YARD AREA
6. IRRIGATION PROVIDE 100% IRRIGATION COVERAGE.
7. USE PLANT SPECIES THAT ARE COMPATIBLE WITH HIGHLY SALINE AREAS.
8. ALL EXISTING TREES SHALL REMAIN. ANY TREES IN WAY OF CONSTRUCTION WILL BE RELOCATED ON PROPERTY.
9. NO CHANGES WILL BE MADE TO PROPOSED LANDSCAPING WITHOUT APPROVAL OF CITY STAFF.

NOTE: FINAL LANDSCAPE DRAWINGS WILL BE SUBMITTED BY SEPARATE PROFESSIONAL.

SITE DATA

ADDRESS:
1007 SOUTH NORTHLAKE DRIVE
HOLLYWOOD, FL 33020

ZONING:
RS-4

BUILDING SETBACKS:
FRONT SETBACK: 60'-0"
SIDE SETBACKS: 10'-0"
REAR SETBACK: 25'-0"
REAR SETBACK: 25'-0"

POOL SETBACKS:
NOT PERMITTED IN FRONT YARD SETBACK
SIDE SETBACKS: 6'-0"
REAR SETBACK: 6'-0"

PARKING REQUIREMENTS:
5 PARKING SPACES REQUIRED
6 PARKING SPACES PROVIDED

SITE DATA:
TOTAL LOT AREA - 23,210 SQUARE FEET

LOT COVERAGE:

BUILDING	3,969 S.F.
DRIVEWAY	3,213 S.F.
FRONT STAIRS & DECK	327 S.F.
REAR DECK	174 S.F.
POOL AND DECK	558 S.F.
TOTAL LOT COVERATE	9,283 S.F.
PERCENTAGE OF LOT	39.9%

IMPERVIOUS/PERVIOUS CALCULATIONS:

IMPERVIOUS AREA:

BUILDING FOOTPRINT	3,969 S.F.
DRIVEWAY, POOL DECK, POOL DECK	5,314 S.F.
TOTAL IMPERVIOUS AREA	9,283 S.F.

PERVIOUS AREA:

TOTAL PERVIOUS AREA	13, 927 S.F.
PERCENTAGE OF LOT	60.1%

BUILDING HEIGHT:
(MEASURED FROM MEAN GRADE AT FRONT OF HOUSE)

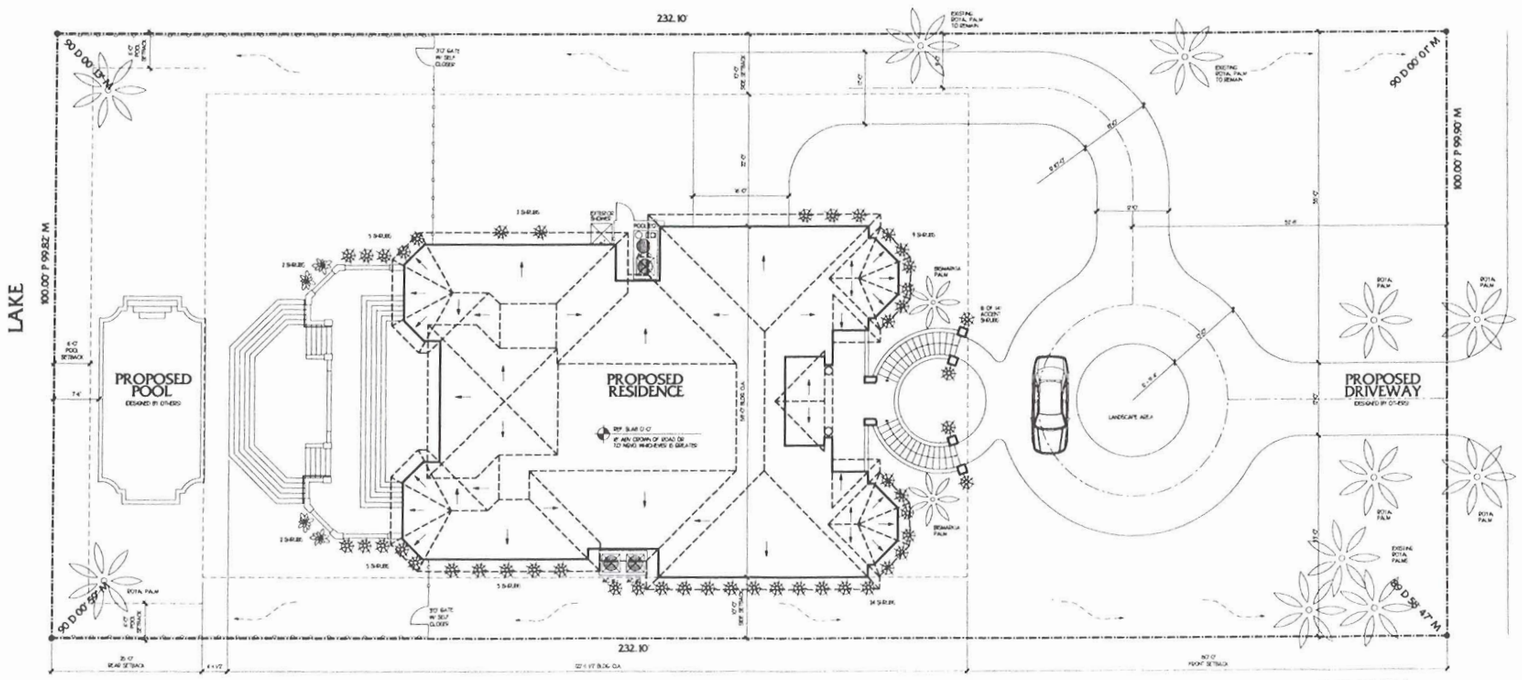
TOP OF MAIN ROOF	29'-5"
ROOF AT MID POINT	27'-2"
TOP OF PARAPET	30'-6"

PERVIOUS AREA:

RESIDENCE	3,969 S.F.
DRIVEWAY	3,213 S.F.
FRONT STAIRS AND DECK	327 S.F.
REAR DECK	174 S.F.
POOL & DECK	558 S.F.
TOTAL COVERAGE	9,283 S.F.
ALLOWABLE (40% OF LOT)	9,284 S.F.
PERCENTAGE AS DRAWN	39.9%
LOT SIZE	23,210 S.F.

NORTH ARROW

SEE ATTACHED SURVEY FOR LEGAL DESCRIPTION



SITE PLAN

MINAS RESIDENCE
1007 SOUTH NORTHLAKE DRIVE
HOLLYWOOD, FLORIDA

PROJECT NUMBER: 09144
REVISIONS:

CITY COMMISSION SUBMISSION SET

AFFINITI architecture
6100 Broken Sound Pkwy.NW - Suite 8 - Boca Raton FL - 33487
affinitiarchitects.com Boca Raton - Tampa - Bahamas AA0002340
tel.561.750.0445 fax.561.750.7872

Drawing Title
SITE PLAN

Date
Drawn by
Checked
Red Lines
Scale
Approval
Permit
Construction

Mitchell F. Kunik
Registered Architect
AR # 0009782

A1.0