



1 OVERALL SITE PLAN
SCALE: 1" = 40'-0"
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SITE DATA:	Provided	Required (allowed)
PROPERTY ZONING: BU-1A		
MAX BLDG HEIGHT: MAX NUMBER OF STORIES:	25'-8" 1 STORY	(45') (4 STORIES)
AREA OF SITE: AREA OF LAKE: NET AREA OF SITE:	(8.83 AC) 383,914.00 S.F. (1.94 AC) 84,331.48 S.F. (6.89 AC) 299,582.52 S.F.	
BUILDING AREA: RETAIL BLDG A: RETAIL BLDG B: RETAIL BLDG C: (INCLUDES MTR RM#2) METER ROOM #1: RETAIL BLDG D: (FUTURE DEVELOPMENT) RETAIL BLDG E: RETAIL BLDG F: Gross Building Area (FAR):	12,000.00 S.F. 9,098.00 S.F. 5,200.00 S.F. 220.00 S.F. 1,841.00 S.F. 3,873.00 S.F. 25,380.00 S.F. 57,612.00 S.F.	19.23 (0.40) (57,612.00 S.F.) (119,833.00 S.F.)
LOT COVERAGE: RETAIL BLDG A: covered sidewalks RETAIL BLDG B: covered sidewalks RETAIL BLDG C: covered sidewalks METER ROOM #1: RETAIL BLDG D: (FUTURE DEVELOPMENT) RETAIL BLDG E: (FUTURE DEVELOPMENT) covered drive-thru RETAIL BLDG F: (FUTURE DEVELOPMENT) covered sidewalks TOTAL	12,000.00 S.F. 1,678.00 S.F. 9,098.00 S.F. 1,502.00 S.F. 5,200.00 S.F. 950.00 S.F. 220.00 S.F. 1,841.00 S.F. 3,873.00 S.F. 444.00 S.F. 12,892.00 S.F. 495.00 S.F. 50,193.00 S.F.	16.75% (40%) (50,193.00 S.F.) (119,833.00 S.F.)
LANDSCAPE AREA: (Req. 14% of Net Area plus 1.5% for 2nd. level plus 10 S.F./ 317 spaces) (portion of lake: 20% of required landscape area, per sec.33-251) (NOTE: LANDSCAPE CALCULATIONS DO NOT INCLUDE 5,252.80 S.F. REQUIRED LANDSCAPE AREA FOR SUNTRUST PARCEL).	76,390.00 S.F. 63,857.00 S.F. +12,533.00 S.F.	62,677.00 S.F. (62,677.00 S.F.)
PAVED AREA:	171,652.52 S.F.	16.32% (171,652.52 S.F.)
PARKING CALCULATIONS COMPLETE PROJECT: Parking Provided Break-down: Provided HANDICAP SPACES: 10 CARS Provide Standard SPACES: 299 CARS Provided Spaces = 309 CARS Parking Required Break-down: Retail BLDG A: 4,414 SF/250 Day Care BLDG A: 4822 SF (1 space per staff) 10% OF #STUDENTS= 92 X .10 = 9.2 # OF TEACHERS = 9 # OF ADMIN/STAFF = 1 Martial Arts Studios BLDG A: MATT AREA: 1635 SF / 100 = 16.35 REMAIN OVER OF SPACE: 1129 SF / 250 = 4.51 Retail BLDG B: 9,098 SF/250 Retail BLDG C: 5,200 SF/250 Out-door Dining Areas 1,400 SF/50 Retail BLDG D: (UNDER SEPARATE PERMIT) Indoor Dining Area: 600 SF/50 Retail BLDG E: (UNDER SEPARATE PERMIT) 3,873 SF/250 Retail BLDG F: (UNDER SEPARATE PERMIT) 25,380 SF/250	309 CARS 286.48 CARS	
SETBACK REQUIREMENTS FRONT SETBACK SIDE SETBACK REAR SETBACK	70'-0" 41'-0" 71'-5"	20' 15' OR 25' 0', 5' OR 20'

seal
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ICAPOTE

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Project Information
Martial Arts - Miller Crossing
15766 SW 56th Street
Miami, FL 33185
owner information

project history
03/10/2022 BDC

project information
date:
02/07/22
project number:
21-077

sheet title
OVERALL SITE PLAN,
DETAILS, NOTES &
SITE DATA

sheet number
SP100