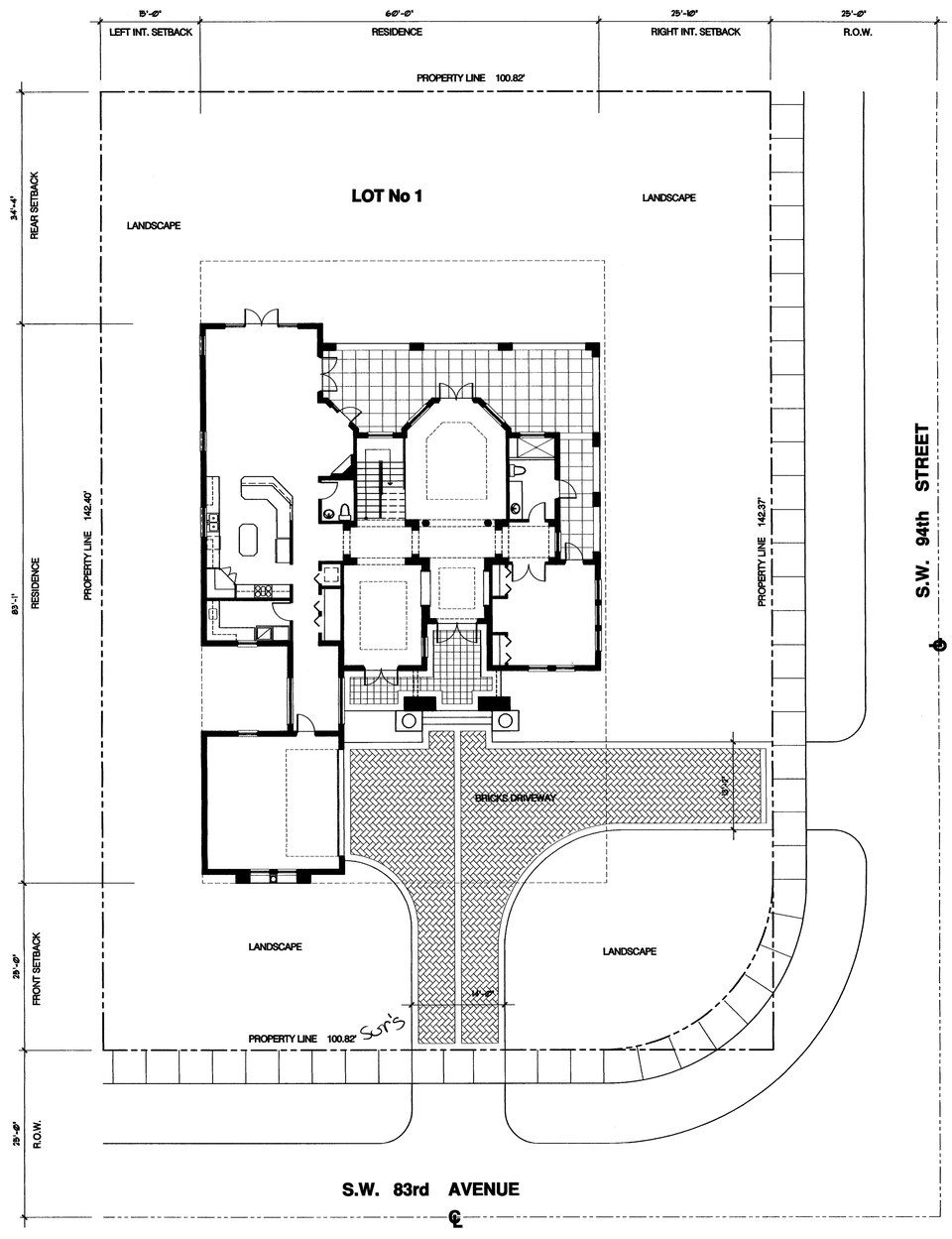


Site Plan

Scale: 3/32" = 1'-0"

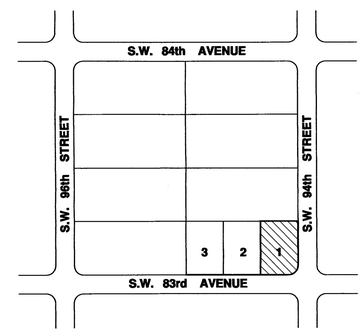
MODEL "C" (TWO STORY)

SITE USE DATA

ZONING :	EU-M
NET LAND AREA - ACRES :	.334
NET LAND AREA - SQUARE FEET :	14,065.87 Sq. Ft.
LOT COVERAGEL ALLOWED (30% MAX.) :	4,219.50 Sq. Ft.
LOT COVERAGE PROVIDED (24.9%) :	3,507.82 Sq. Ft.
MAXIMUM BUILDING HEIGHT ALLOWED :	35'-0"
BUILDING HEIGHT PROVIDED :	34'-0"

SETBACKS:

	REQUIRED	PROVIDED
FRONT	25'-0"	25'-0"
REAR	25'-0"	34'-4"
SIDE STREET	25'-0"	25'-10"
INTERIOR SIDE (LEFT)	15'-0"	15'-0"



Location Map

N.T.S.

LEGAL DESCRIPTION

LOT 1 OF THE EAST 1/2 OF THE NE 1/4 OF THE SW 1/4 OF THE SE 1/4 OF THE NW 1/4 OF SECTION 3 TOWNSHIP 55 SOUTH, 40 RANGE LESS THE NORTH 25 ft. FOR RIGHT OF WAY PURPOSES ALL LYING AND BEING IN MIAMI-DADE COUNTY, FLORIDA.

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CONSULTING DESIGNERS

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Date	09-17-07
Scale	AS NOTED
Drawn	ET-LA
Proj.	
Drawing	C-1.1

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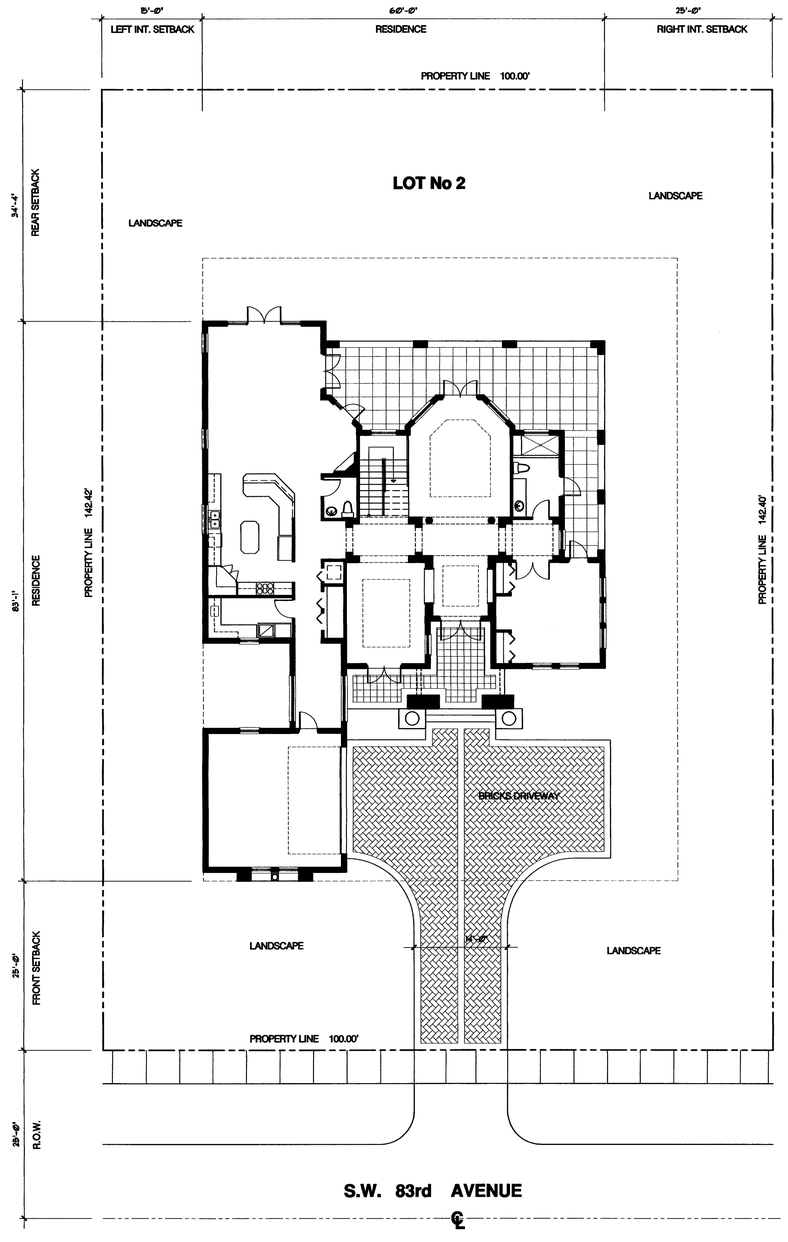


Site Plan

Scale: 3/32" = 1'-0"

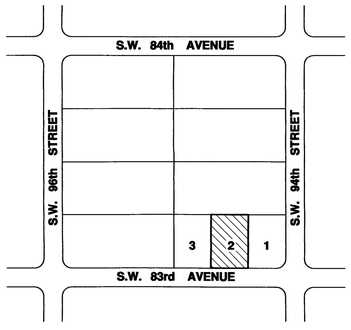
MODEL "C" (TWO STORY)

SITE USE DATA

ZONING :	EU-M
NET LAND AREA - ACRES :	.326
NET LAND AREA - SQUARE FEET :	14,240.00 Sq. Ft.
LOT COVERAGEL ALLOWED (30% MAX.) :	4,272.00 Sq. Ft.
LOT COVERAGE PROVIDED (24.6%) :	3,507.82 Sq. Ft.
MAXIMUM BUILDING HEIGHT ALLOWED :	35'-0"
BUILDING HEIGHT PROVIDED :	34'-0"

SETBACKS:

	REQUIRED	PROVIDED
FRONT	25'-0"	25'-0"
REAR	25'-0"	34'-4"
RIGHT SIDE	15'-0"	25'-0"
LEFT SIDE	15'-0"	15'-0"



Location Map

N.T.S.

LEGAL DESCRIPTION

LOT 2 OF THE EAST 1/2 OF THE NE 1/4 OF THE SW 1/4 OF THE SE 1/4 OF THE NW 1/4 OF SECTION 3 TOWNSHIP 55 SOUTH, 40 RANGE LESS THE NORTH 25 ft. FOR RIGHT OF WAY PURPOSES ALL. LYING AND BEING IN MIAMI-DADE COUNTY, FLORIDA.

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Date	09-17-07
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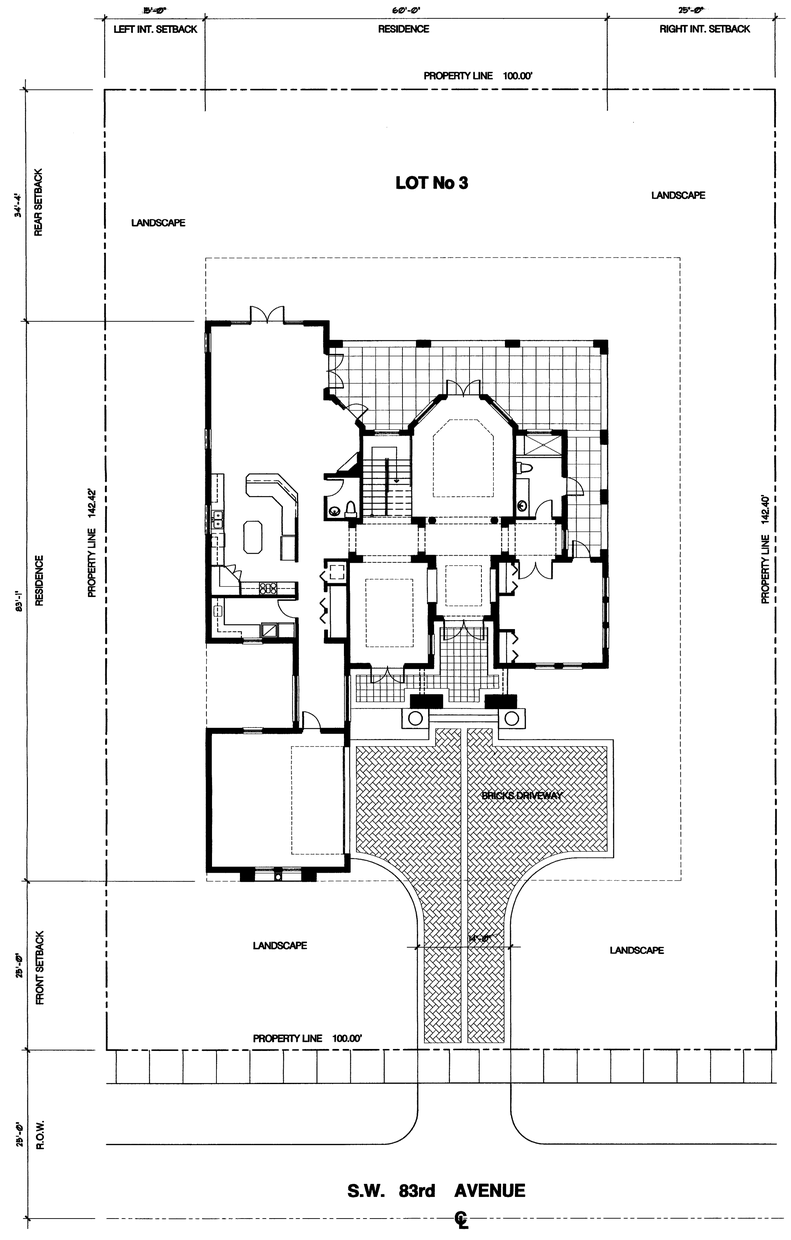


Site Plan

Scale: 3/32" = 1'-0"

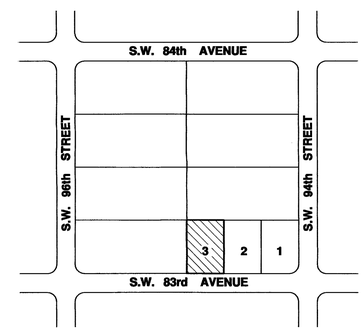
MODEL "C" (TWO STORY)

SITE USE DATA

ZONING :		EU-M
NET LAND AREA - ACRES :		.326
NET LAND AREA - SQUARE FEET :		14,240.00 Sq. Ft.
LOT COVERAGEL ALLOWED (30% MAX.) :		4,272.00 Sq. Ft.
LOT COVERAGE PROVIDED (24.6%) :		3,507.82 Sq. Ft.
MAXIMUM BUILDING HEIGHT ALLOWED :		35'-0"
BUILDING HEIGHT PROVIDED :		34'-0"

SETBACKS:

	REQUIRED	PROVIDED
FRONT	25'-0"	25'-0"
REAR	25'-0"	34'-4"
RIGHT SIDE	15'-0"	25'-0"
LEFT SIDE	15'-0"	15'-0"



Location Map

N.T.S.

LEGAL DESCRIPTION

LOT 3 OF THE EAST 1/2 OF THE NE 1/4 OF THE SW 1/4 OF THE SE 1/4 OF THE NW 1/4 OF SECTION 3 TOWNSHIP 55 SOUTH, 40 RANGE LESS THE NORTH 25 ft. FOR RIGHT OF WAY PURPOSES ALL LYING AND BEING IN MIAMI-DADE COUNTY, FLORIDA.

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Scale	AS NOTED
Drawn	ET-LA
Proj.	
Drawing	C-1.3

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