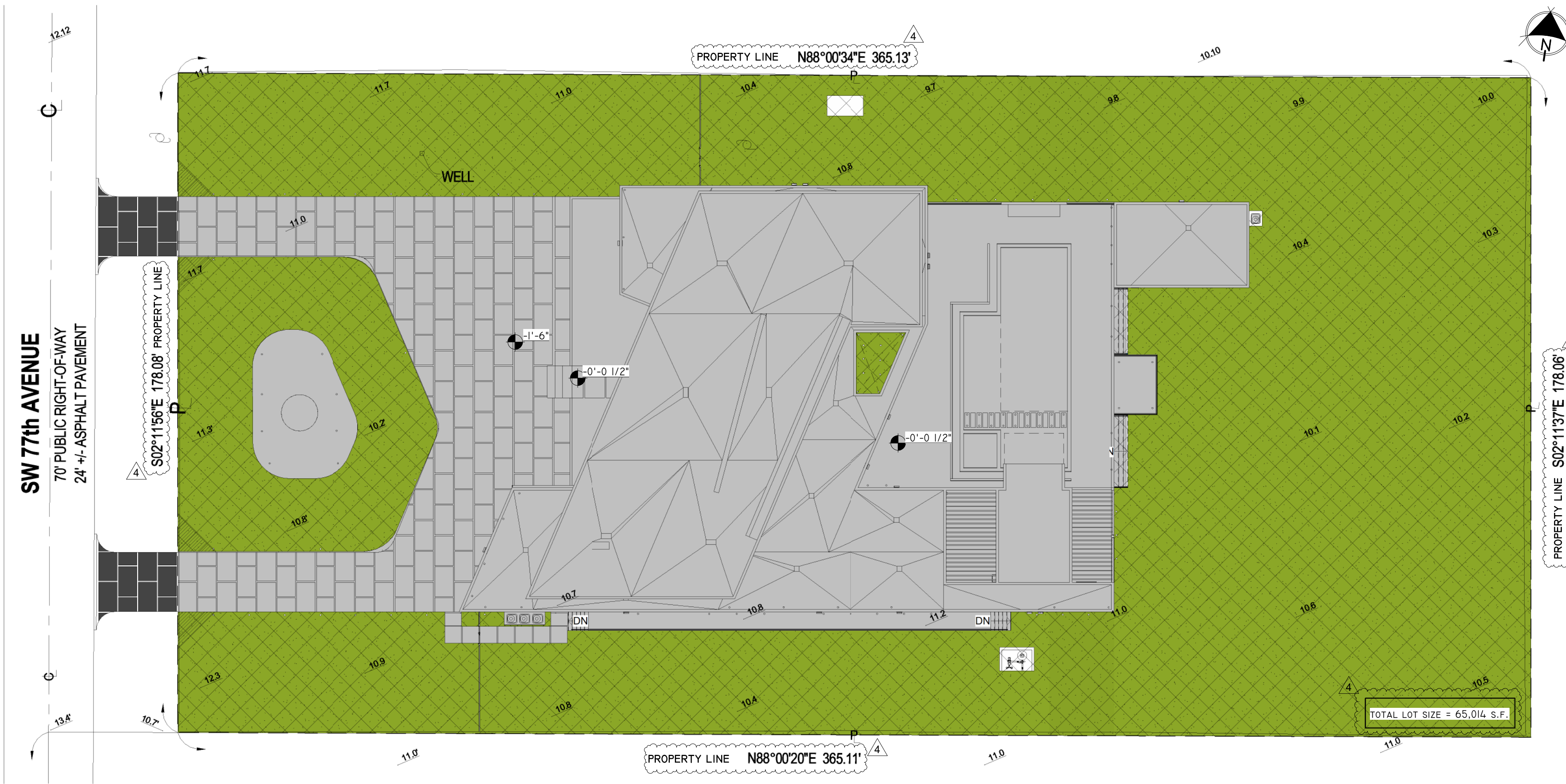




IMPERVIOUS/ PERVIOUS CALCULATION			
HOUSE FOOTPRINT	=	12,125 SQ. FT.	
GYM	=	840 SQ. FT.	
POOL	=	1,628 SQ. FT.	
POOL DECK	=	2,760 SQ. FT.	
WATER FEATURE	=	918 SQ. FT.	
DRIVEWAY	=	6,202 SQ. FT.	
CONCRETE PATH	=	1,927 SQ. FT.	
TOTAL IMPERVIOUS AREA = 26,400 SQ. FT. (40.61%)			
TOTAL PERVIOUS AREA = 38,614 SQ. FT. (59.39%)			
TOTAL LOT SIZE = 65,014 SQ. FT. (100%)			

LEGEND

IMPERVIOUS AREA

PERVIOUS AREA (GRASS AREA)

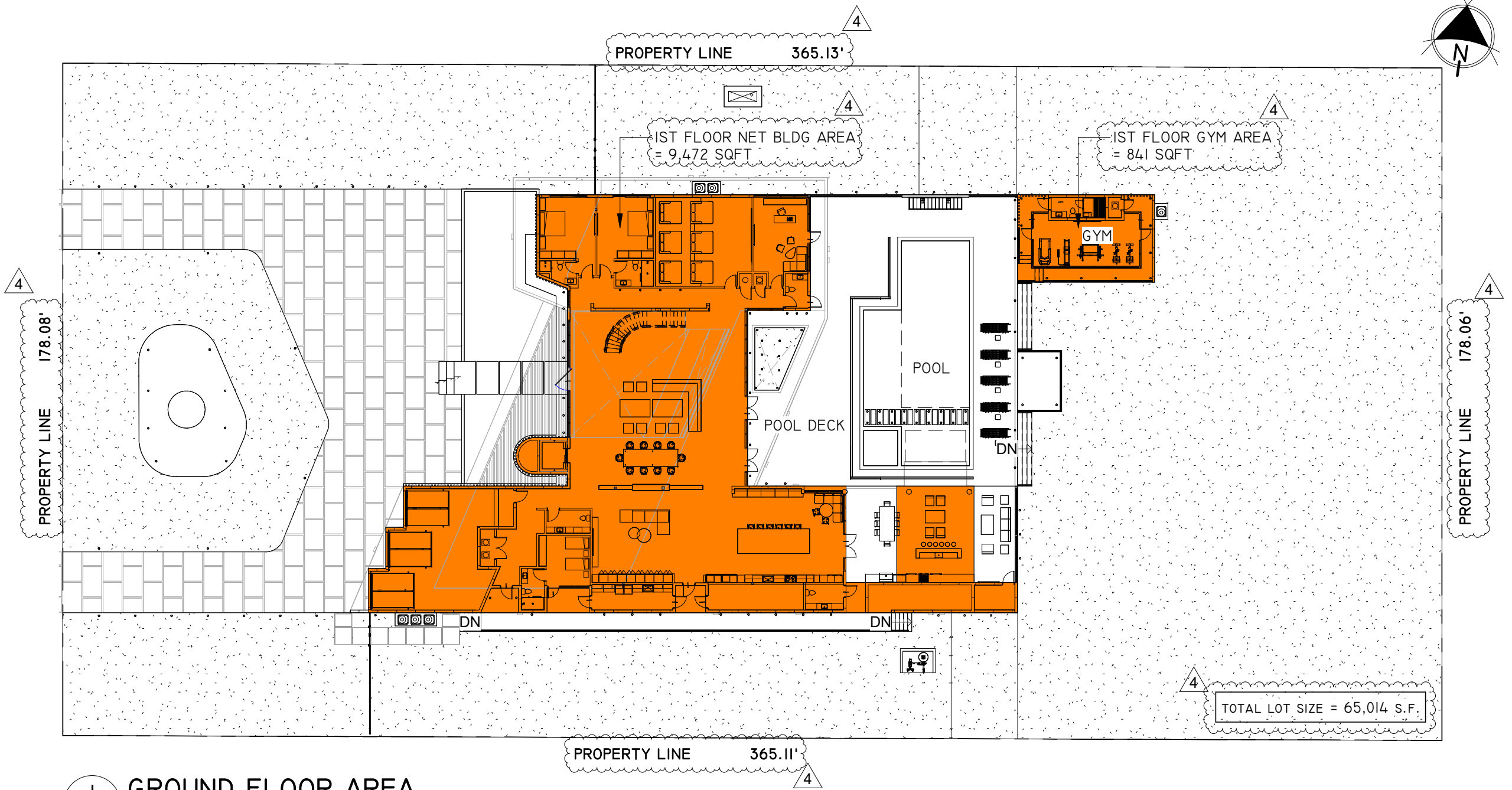
JORGE L VILLAVICENCIO

Digitally signed by JORGE L VILLAVICENCIO

Date: 2024.07.11 11:47:10 -04'00'

3 SITE PLAN IMPERVIOUS / PERVIOUS

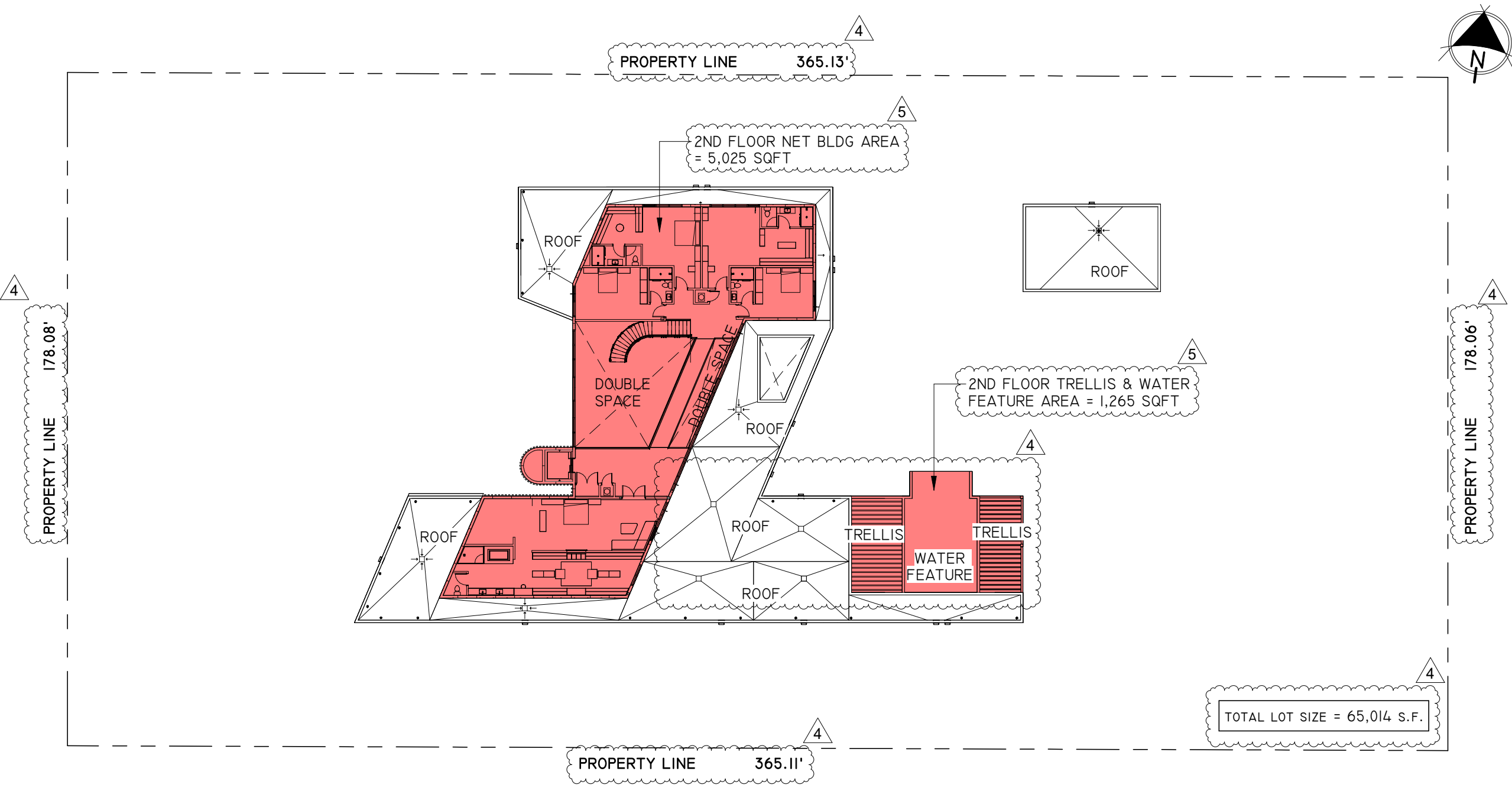
A-0.3 3/64" = 1'-0"



1 GROUND FLOOR AREA

A-0.3 1" = 30'-0"

TOTAL GROUND FLOOR (F.A.R.)= 10,313 S.F.	
PROVIDED: 18.0%	= 10,313 SQ. FT.
REQUIRED: TOTAL LOT SIZE 65,014 SQ. FT /20% MIN.	= 13,002 SQ. FT. MIN.



2 SECOND FLOOR AREA

A-0.3 1" = 30'-0"

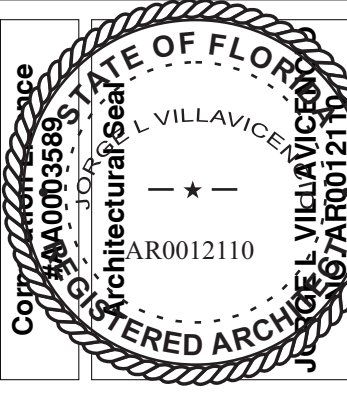
NET BLDG AREA	=	5,025 SQFT
TRELLIS & WATER FEATURE AREA	=	1,265 SQFT
TOTAL SECOND FLOOR (F.A.R.) = 6,290 S.F.		
PROVIDED: 9.67%	=	6,290 SQ. FT.
REQUIRED: TOTAL LOT SIZE 65,014 SQ. FT / 10% MIN.	=	6,501 SQ. FT. MIN.

REVISIONS			
Date	Description	Building Comment	Zoning Comment
10-20-2023	1		
06-07-2024	4		
07-07-2024	5		

FIDANZA'S FAMILY HOUSE

NEW CONSTRUCTION

11041 SW 77TH AVE, VILLAGE OF PINECREST, FL 33156



VILLA & ASSOCIATES INC.

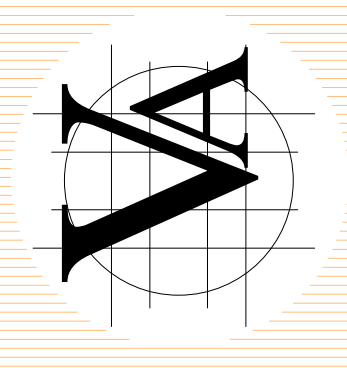
ARCHITECTURE PLANNING INTERIOR DESIGN

5801 SW 69 AVENUE MIAMI, FLORIDA 33155

TEL. 305-613-0865 - E-Mail Jvillarchitect@gmail.com

CONSULTANT: ARCHI-TEK STUDIO CORP.

TEL. 305-799-8016 - E-Mail maguilar@architekstudio.com



DATE:	SCALE:
10-20-2022	AS SHOWN
PROJECT NO:	
SITE PLAN-ZONING DATA	
DRAWING NO:	
A-0.3	