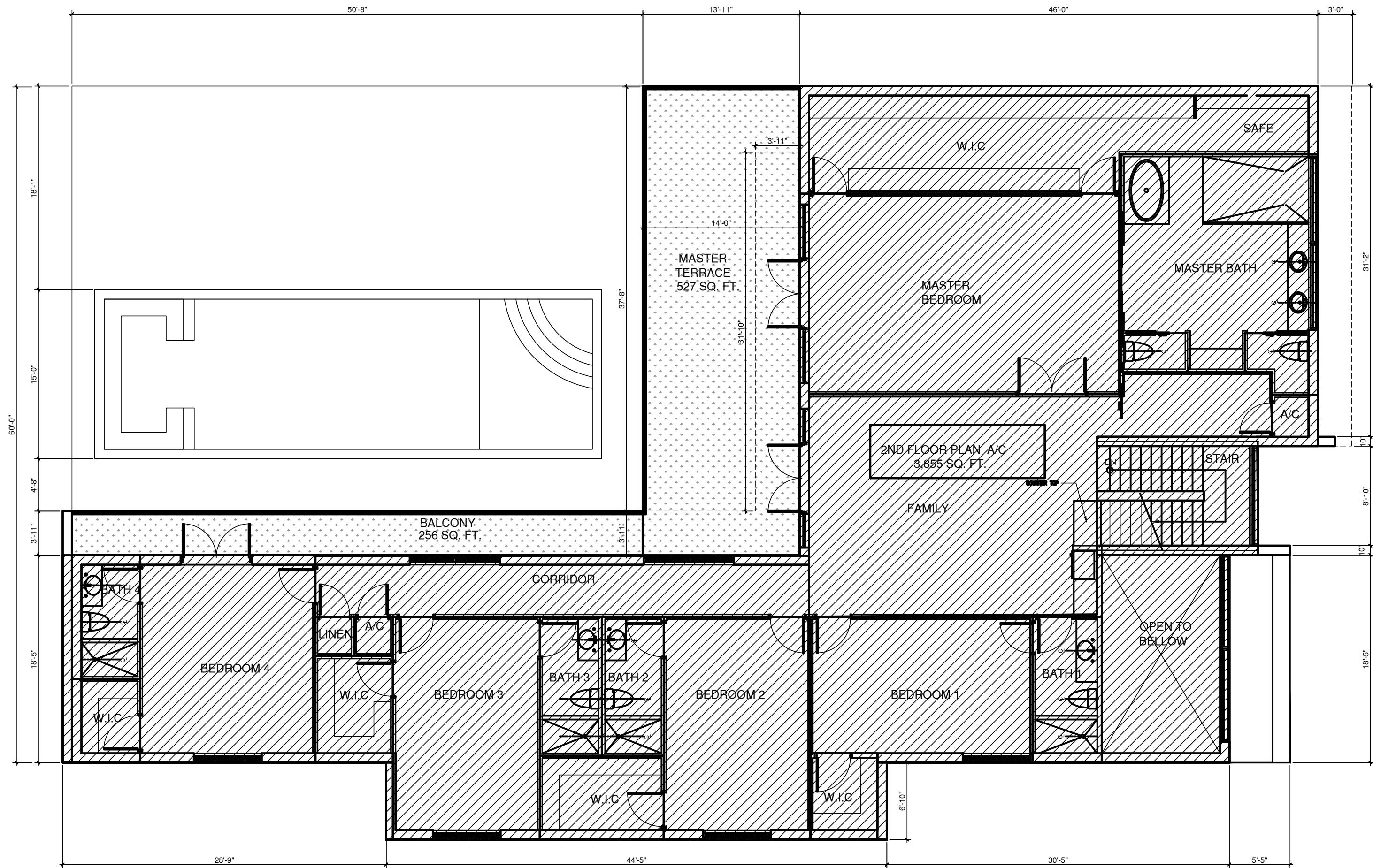




PERIMETER LINE DRAWING SECOND FLOOR PLAN

SCALE: 1/8" = 1'-0"

AREAS COMPUTATION

LOT INFORMATION- EU-M

LOT COVERAGE COMPUTATION

LOT AREA: 21,077 sq.ft.
LOT COVERAGE ALLOWED: 25% = 5,269 sq.ft.
LOT COVERAGE PROPOSED:23.9% = 5,054 sq.ft.

BUILDING AREAS COVERAGE BREAKDOWN
GROUND FLOOR

AIR CONDITIONED AREAS: 3,480 sq.ft.
GARAGE: 692 sq.ft.
COVERED TERRACE: 527 sq.ft.
BALCONY: 256 sq.ft.
COVERED ENTRY: 99 sq.ft.
TOTAL COVERAGE AREA PROPOSED : 5,054 sq.ft.

BUILDING AREAS COVERAGE BREAKDOWN
SECOND FLOOR

AIR CONDITIONED AREAS: 3,855 sq.ft.
TERRACE: 527 sq.ft.
BALCONY: 256 sq.ft.
TOTAL COVERAGE AREA PROPOSED : 4,638 sq.ft.

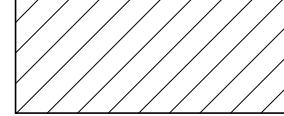
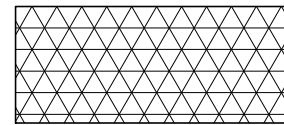
IMPERVIOUS CALCULATION AREAS

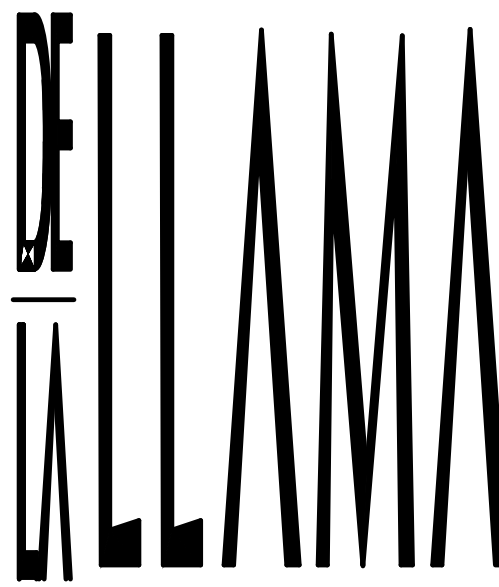
TOTAL COVERAGE AREA : 5,054 sq.ft.
DRIVEWAY MOTOR COURT:3,478 sq.ft.
POOL DECK & POOL:1,908 sq.ft.
SLAB A/C: 251 sq.ft.
TOTAL IMPERVIOUS AREA PROVIDED: ..(50.7%).....10,691 sq.ft.
MAX. IMPERVIOUS AREA ALLOWED: ..(65%).....13,700.05 sq.ft.

PERVIOUS CALCULATION AREAS

MIN. GREEN AREA REQUIRED: ..(35%)..... 7,376.95 sq.ft.
GREEN AREA PROVIDED: ..(49.3%)..... 10,386 sq.ft.

AREAS LEGEND

-  DIAGONAL HATCHING INDICTES
AIR CONDITIONED AREA
-  NET HATCHING INDICTES POOL
AND POOL DECK AREA



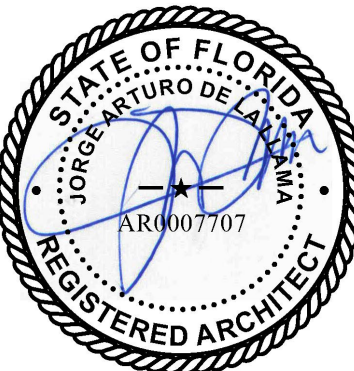
ARCHITECTURE
PLANNING
INTERIOR DESIGN

JORGE A. DE LA LLAMA

STATE OF FLORIDA - AR0007707
STATE OF COLORADO - ARC.00404538

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CONSULTANTS



JORGE A. DE LA LLAMA

STATE OF FLORIDA - AR0007707
STATE OF COLORADO - ARC.00404538

PROJECT NAME

P8
PINECREST
EIGHT

13100 SW 80TH AVE
PINECREST, FLORIDA 33156

FILE NAME

JUNCO
RESIDENCE

DATE
DEC 16, 2024

REVISION DATE BY
REVISION 11-24-25

DRAWING NAME

DESIGN BY:

ZECKY DA COSTA

DRAWN BY:

HUMBERTO LANTIGUA

SHEET NO.

PERIMETER LINE
SECOND FLOOR
PL-2