

LOT 6  
BLOCK 5  
(P.B. 46, PG. 51)

LOT 7  
BLOCK 5  
(P.B. 46, PG. 51)

LOT 8  
BLOCK 5  
(P.B. 46, PG. 51)

LOT 9  
BLOCK 5  
(P.B. 46, PG. 51)

WEST  
200.00'(M)(P)

NOT SUBDIVIDED  
(PER PLAT)

S00°05'20"W  
116.00'(M)(P)

ONE STORY  
COMMERCIAL  
BUILDING  
# 6701

10.97  
F.F.

175.04'(M)(P)  
EAST  
S.W. 8th STREET  
(STATE ROAD No. 90)  
(U.S. 41)

54' ASPHALT PAVEMENT  
(70' TOTAL R/W)

(WEST BOUND)

S.W. 67th AVENUE  
54' ASPHALT PAVEMENT  
(70' TOTAL R/W)

*Drainage  
approach  
under city curb  
MISC 35 85 22*

**SITE PLAN**

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



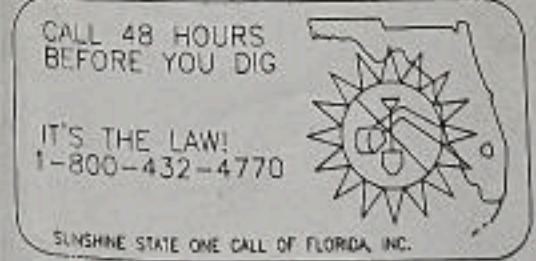
CITY OF MIAMI  
PUBLIC WORKS DEPARTMENT

Date: 8/17/17  
Project: 171015806

APPROVED  
 APPROVED SUBJECT TO NOTATIONS AND CONDITIONS AS INDICATED  
 APPROVED WITH REVISIONS AS INDICATED BY NOTATIONS AND CONDITIONS AND RESUBMIT

APPROVED FOR: [Signature]  
Checked: [Signature]

City Engineer: [Signature]  
Permit Number: [Blank]



*8/17/17*  
Approval does not release the permit holder from compliance with all requirements that are not specifically covered in the process of plans examining

*8/17/17*



**LOCATION MAP**

HATCHED AREA ON LOCATION MAP DENOTES GROSS LOT AREA PER DEFINITION IN SECTION 2502 OF THE CITY OF MIAMI ZONING CODE

Lot area, gross. The net area of the lot, as defined herein, plus half of adjoining street right-of-way and seventy (70) feet of any other public open space such as parks, lakes, rivers, bays, public transit right-of-way and the like. For lots included in applicable Special Districts (SD-5, 6, 7, 10, 11, 14, 15), the gross lot area shall include net area of the lot plus half of adjoining street right-of-way and ninety (90) feet of any other public open space such as parks, lakes, rivers, bays, public transit right-of-way and the like. In both cases, where such area adjoins lots on two (2) adjacent sides, the area thus added shall include the area required to complete the gap otherwise left at the intersection.

NOTE: ALL CROSS SLOPES ALONG ACCESSIBLE ROUTES, ACCESSIBLE RAMP, ACCESSIBLE AISLES, ACCESSIBLE SPACES, COMMON AREAS AND ACCESSIBLE PARKING SHALL BE A MAXIMUM OF 1:50. ALL FINISH SLOPES OF SAME SHALL BE 1:20 MAXIMUM, EXCEPT FOR RAMPS, WHICH SHALL BE 1:12 MAXIMUM.

THIS PROPERTY DESCRIBED AS:  
TRAFFIC: F.A.R.'S PLAT  
ACCORDING TO THE PLAT THEREOF  
AS SHOWN IN PLAT BOOK 150, PAGE 51,  
D. PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA.

OWNER:  
CARLOS B. FARACO AND YOMARA B. FARACO TRUST  
6701 SW 8th STREET, MIAMI, FL 33144

ELEVATIONS SHOWN REFER TO N.G.V.D. 1929.  
B.M. 1527 (MIAMI-PAGE)  
ELEVATION = 10.25 FT

Approved for CODE COMPLIANCE  
City of Miami

SCHEDULE OF AREAS	Signature	Date
LOT AREA	P. Works	
EXISTING BLDG. AREA	Fire Prev.	
EXISTING OFFICE AREA	Planning	
SETBACKS	Electrical	
FRONT	Plumbing	
SIDE	Mech.	
REAR	REQUIRED	PROVIDED
	Elevator	10 FT
		33 FT
(MAX.) F.A.R.	1.72(G.L.A.)=61,034 SF	6,356 SF
(MAX.) BLDG. FT. PRINT	0.40(G.L.A.)=14,194 SF	6,356 SF
(MAX.) GREEN SPACE	1/10(G.L.A.)=3,548 SF	3,996 SF
PARKING SPACES	21 SPACES	24 SPACES

NO ELECTRICAL WORK APPROVED  
NO MECHANICAL WORK APPROVED BY THIS PERMIT AND/OR PLANS

THESE PLANS ARE NOT TO BE CONSTRUED AS CONSTRUCTION DOCUMENTS UNTIL ALL BUILDING DEPARTMENT APPROVALS ARE OBTAINED.

**DISCLAIMER**

OWNER/CONTRACTOR SHALL NOTIFY, IN WRITING, TO ENGINEER/ARCHITECT ANY PROPOSED CHANGE OR DEVIATION FROM APPROVED PLANS DURING THE INSTALLATION PROCESS. ANY UNAUTHORIZED CHANGE WILL BE CONSIDERED A BREACH OF CONTRACT AND AN END OF ENGINEER/ARCHITECT OBLIGATIONS TO THE PROJECT.

ROBERT A. GUTMAN, P.E.  
CONSULTING ENGINEER  
15966 S.W. 98TH STREET  
MIAMI, FL 33196  
MIAMI, FL 33196-4357

CONSULTING ENGINEER:  
ROBERT A. GUTMAN, P.E.  
FLA REG. NO. 22847



This drawing is the property of the engineer and is not to be reproduced without his written consent.

PROJECT:  
BATHROOM  
PARKING  
COMPL.

6701 SW 8th STREET, MIAMI, FL 33144

IMPORTANT NOTE:  
THESE PLANS ARE THE PROPERTY OF CARLOS B. FARACO AND YOMARA B. FARACO TRUST. ANY UNAUTHORIZED REPRODUCTION OR USE OF THESE PLANS WITHOUT THE WRITTEN CONSENT OF THE ENGINEER/ARCHITECT SHALL BE CONSIDERED A BREACH OF CONTRACT AND AN END OF ENGINEER/ARCHITECT OBLIGATIONS TO THE PROJECT.

CONS. DOC.