

APPLICABLE CODES:
FLORIDA BUILDING CODE 7TH EDITION (2020)

TREE TABLE							
DIAMETER (IN) DRIPLINE (FT)	NUMBER RETAINED ON SITE	MULTIPLIER FOR CREDIT	CREDIT	DIAMETER (IN) DRIPLINE (FT)	NUMBER REMOVED ON/OFF SITE	MULTIPLIER FOR DEBIT	DEBIT
5" TO 7" 10' TO 15'		0		5" TO 7" 10' TO 15'	2	0	0
8" TO 12" 20' TO 25'		1		8" TO 12" 20' TO 25'	2	1	2
13" TO 19" 30' TO 35'		2		13" TO 19" 30' TO 35'	2	2	4
20" TO 29" 40' TO 55'		4		20" TO 29" 40' TO 55'		4	
30" OR MORE 60' OR MORE		INCH PER INCH		30" OR MORE 60' OR MORE		10	
ALL PALMS	4	1	4	ALL PALMS	12	1	12
TOTAL:			4	TOTAL:			18

TREE TABLE NOTE:
A 14" OAK SHALL BE REMOVED OFFSITE TO FACILITATE THE TRANSPORT OF THE STRUCTURE TO THIS LOCATION, AND HAS BEEN ADDED TO THE TREE TABLE ACCORDINGLY.

<u>FLOOR AREA RATIO:</u>	<u>IMPERVIOUS SURFACE RATIO:</u>	<u>VEHICULAR USE AREA:</u>
BUILDING SF - 2,120	IMPERVIOUS SURFACE SF - 4,823	VEHICULAR USE SF - 2,829
SITE SF - 7,155	SITE SF - 7,155	SITE SF - 7,155
RATIO - 30%	RATIO - 67%	RATIO - 40%

TREE REQUIREMENTS FOR VEHICULAR USE AREA:
1 TREE PER 1,500 SF = 2 TREES REQUIRED
1 TREE PER 40 LF = 2 TREES REQUIRED

REQUIREMENTS FOR VEHICULAR USE AREA GREEN SPACE:
 VEHICULAR USE AREA SF - 2,829
 (2,829 SF x .20 = 566 SF REQUIRED)
 VEHICULAR USE AREA GREEN SPACE SF - 624 SF PROVIDED

FEMA: THE PROPERTY LIES WITHIN FLOOD ZONES "X" AS PER FLOOD INSURANCE RATE MAP, PANEL # 12057C0353H, EFFECTIVE 8/28/2008.

SITE DATA:

TOTAL ACREAGE:	.16 ACRES
CURRENT ZONING:	PD
PROPOSED ZONING:	PD
CURRENT USE:	VACANT COMMERCIAL
FOLIO NUMBER:	1941810000
ADDRESS:	2111 W. CLEVELAND STREET
FUTURE LAND USE:	RESIDENTIAL - 20
PROPOSED USE:	OFFICE, BUSINESS/PROFESSIONAL
SETBACKS:	7' - NORTH, 10' - SOUTH, 10' - WEST, 60' - EAST
BUILDING HEIGHT:	30'
EXISTING BUILDING SQUARE FOOTAGE:	1,892
PROPOSED BUILDING SQUARE FOOTAGE:	2,120
REQUIRED PARKING:	2,120 SF x 3.3/1000 = 7 SPACES
PROVIDED PARKING:	9 SPACES PROVIDED

PROPOSED DEVELOPMENT:
RELOCATE EXISTING STRUCTURE TO SITE AND CONVERT TO OFFICE, BUILDING PROFESSIONAL

GENERAL NOTES:

- 3) THE APPLICANT SHALL COMPLY WITH CHAPTER 26 - SOLID WASTE
- 4) SOLID WASTE COLLECTION SERVICE SHALL BE CURBSIDE, ON-SITE PERSONNEL SHALL BE RESPONSIBLE FOR THE PLACEMENT OF THE REFUSE CART AT THE CURB ON COLLECTION DAYS AS WELL AS PLACING THE REFUSE CART WITHIN THE OFFICE AFTER THE COLLECTION PROCESS. ALL REFUSE CARTS SHALL BE STORED WITHIN THE OFFICE IN A PLACE NOT VISIBLE FROM RIGHT OF WAY OR ADJACENT PROPERTIES ON NON-COLLECTION DAYS.
- 5) DESIGN STANDARDS TABLE:
- 6) ALL DEVELOPMENT ON SITE IS SUBJECT TO AND SHALL COMPLY WITH THE FOLLOWING CITY OF TAMPA CODE OF ORDINANCES, CHAPTERS 5, 13, 17.5, 22, 26, AND 27, INCLUDING ALL SUPPLEMENTAL REGULATIONS AND TECHNICAL STANDARDS.
- 7) ALL UTILITY WORK PERFORMED WITHIN THE CITY RIGHT-OF-WAY SHALL BE PERMITTED THROUGH THE PLANNING DIVISION. PLEASE SUBMIT AN APPLICATION, PLANS, CERTIFICATE OF INSURANCE AND MOT PLAN ONLINE VIA [HTTPS://ACAT.TAMPA.GOV.NET/CITIZENACCESS/DEFAULT.ASPX](https://acat.tampagov.net/citizenaccess/default.aspx)
- 8) DEVELOPMENT SHALL COMPLY WITH CITY OF TAMPA STORMWATER TECHNICAL STANDARDS.

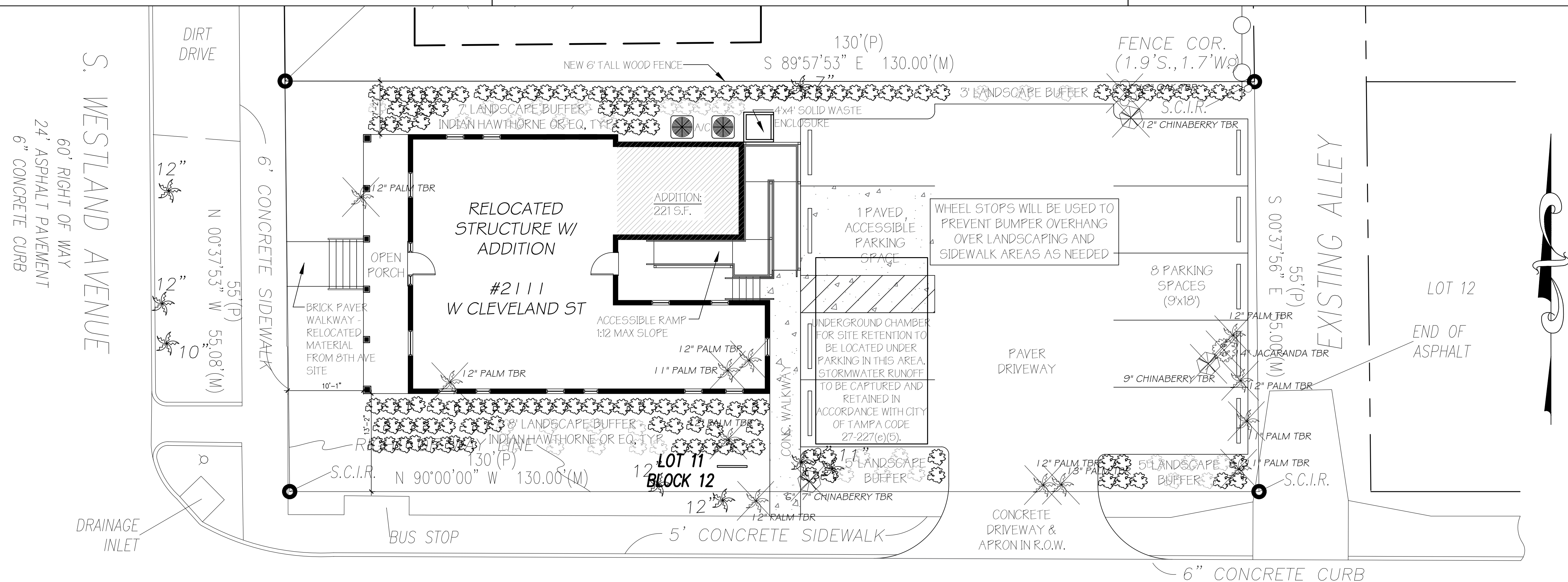
2111 W CLEVELAND ST - FOLIO # 184181-0000							
LOT SIZE	MAX BLDG SF	LAND USE	SETBACKS	MAX HT	ACCESS	MIN PARKING	GREENSPACE
7,155 SF	2,120 SF	OFFICE	FRONT: 10' SIDE: 7' CORNER: 10' REAR: 60'	35'	DRIVEWAY ON W CLEVELAND ST	7 SPACES REQUIRED 9 SPACES PROVIDED	33%

APPROVED WAIVERS:

SECTION 27-283.12: TO REDUCE THE REQUIRED BACKUP DISTANCE FROM 6' TO 2' ALONG THE NORTHERN EDGE OF THE PARKING AREA.

SECTION 27-284: TO REDUCE THE REQUIRED USE TO USE BUFFER ALONG THE NORTHERN PROPERTY LINE FROM 15'; WITH A 6' CMU WALL TO 3' WITH A 6' PVC FENCE.

SECTION 27-285: TO REDUCE THE REQUIRED VEHICULAR USE AREA BUFFER FROM 8' TO 5' ALONG W. CLEVELAND STREET AND FROM 8' TO 1' ALONG THE ALLEY, WITH A PAYMENT OF FEE IN LIEU AT THE TIME OF PERMITTING.



W. CLEVELAND STREET
RIGHT OF WAY WIDTH VARIES
ASPHALT PAVEMENT WIDTH VARIES

 PALM TREE
  JACARANDA TREE
  OAK TREE
  CHINESE BANYAN TREE
 TBR = TO BE REMOVED

PROPOSED SITE PLAN

1
1/8"=1'0"

PROJECT NAME
1 W CLEVELAND ST

ISSUE DATE
05/05/23

SHEET NAME
AO.1

City of Tampa CONSTRUCTION SERVICES DIVISION		10/9/2023	
APPROVAL		10/9/2023	
REVISIONS		10/9/2023	
THE SET OF PLANS MUST BE KEPT ON THE PROJECT SITE AT ALL TIMES.			
IT IS UNLAWFUL TO MAKE CHANGES OR ALTERATIONS WITHOUT WRITTEN APPROVAL FROM THE CITY OF TAMPA CONSTRUCTION SERVICES DIVISION.			
THE STAMPING OF THIS PLAN SHALL BE HELD TO PERMIT OR APPROVE THE CONSTRUCTION OF ANY CITY OR STATE CODE COMPLIANT REVIEWED FOR CODE COMPLIANCE			

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