

Davis Residence
3020 NE 42nd Street Fort Lauderdale, FL 33062

Scope of Work
New construction two story single family residence with 3 car garage

Legal Description
CORAL RIDGE COUNTRY CLUB ADD NO 3 52-14 B LOT 3 BLK L

Items Under Separate Permit
Pool
Paving
Railings
Stairs
Fencing
Dock
Retaining wall

Zoning Data	
Zoning	RS-8
Lot size	115' x 90'
Lot area	10,350 sqft
Maximum lot coverage	45% x 10,349= 4,657 sqft
Proposed lot coverage	4,369 sqft
Minimum Primary Frontage Setback	25 ft
Minimum Side Setback	7.5' ft - up to 22 ft in height
Minimum Rear Water Setback	25 ft
Max building height	35 ft

Floodplain Data	
Flood zone	X lot / AE canal
Panel #	FEMA Panel # 12011C 0386H
Base Flood Elevation	5 ft NAVD
Proposed FFE Top of Slab	7 ft NAVD

Equipment pads to be 2' above BFE 7 ft

The subject property is located within the FEMA floodplain and requires two (2) approved elvation certificates before the structure can be occupied

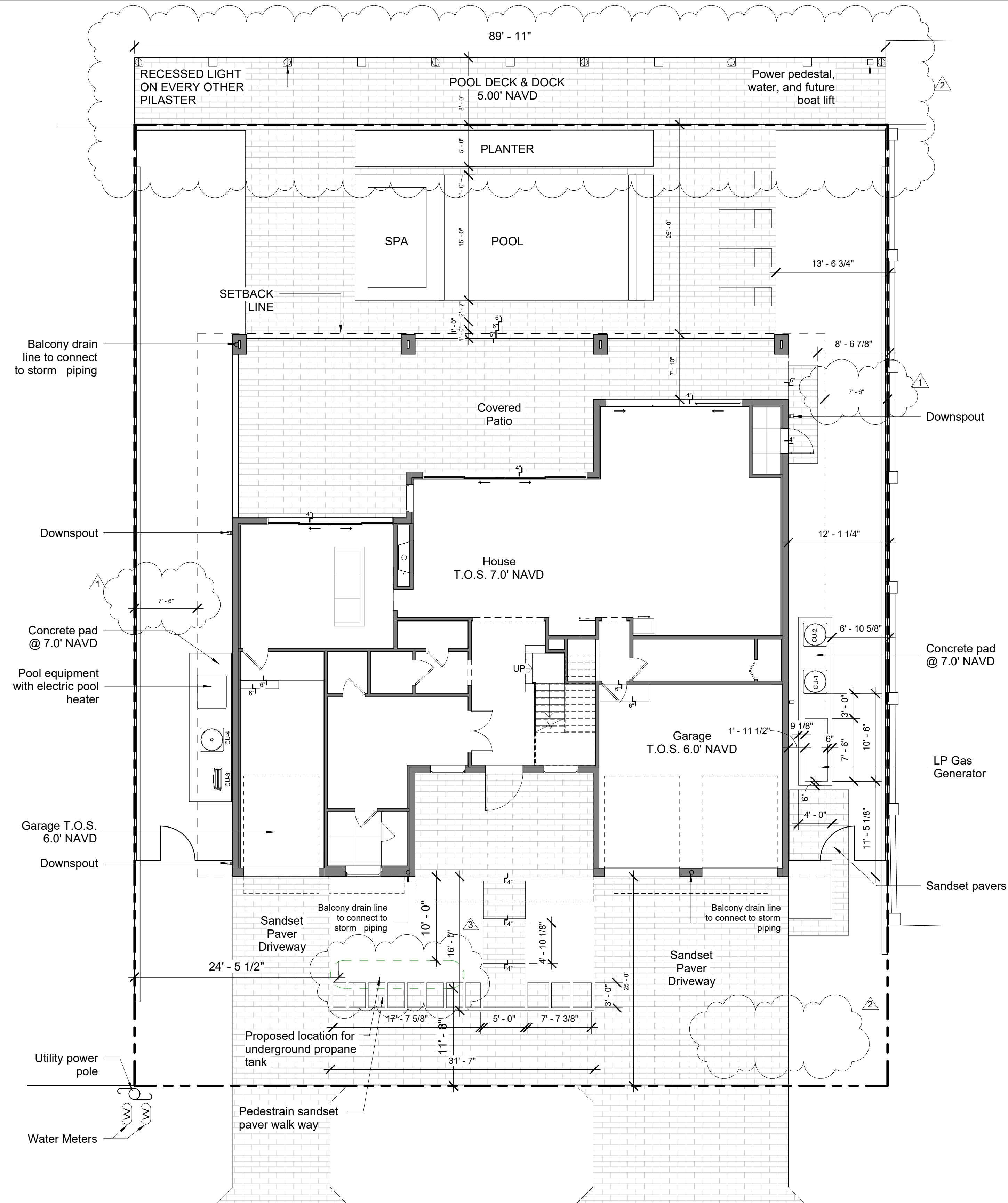
Area Calculations	
1st Floor Air Conditioned Space SF	2,196
2nd Floor Air Conditioned Space SF	3,107
Total Air Conditioned Space SF	5,303

Covered Exterior Space	820
Balconies	925
Garage	750
Total House	7,798

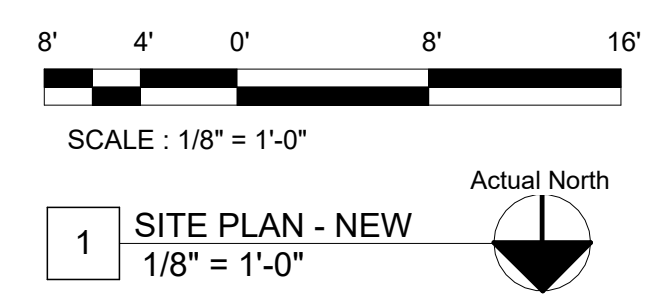
Applicable Codes
Construction Type V-B V-B
Occupancy R-3 Residential R-3 Single Family Residential

This project is designed to meet the requirements of:
Florida Building Code 7th Edition 2020
Florida Plumbing Code 7th Edition 2020
Florida Mechanical Code 7th Edition 2020
National Electric Code 2020
Florida Fire Prevention Code (FFPC) 2020 Edition

Termite Protection Note
Building shall have pre-construction treatment protection against subterranean termite in accordance with the rules and laws established by the Florida Dept of Agriculture and Consumer Services. "Certificate of Compliance" shall be issued to the building department by the licensed pest control company performing the treatment.



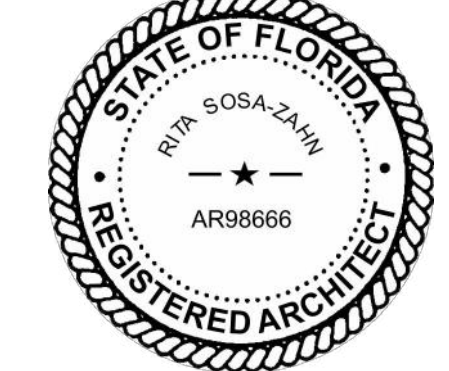
NE 42ND STREET



LP Generator Notes:
Concrete pad approved under master permit BLD-RNC-21120010.
Gas tank permit PLB-GAS-23050028
Gas pipe permit PLB-GAS-21120027
No windows or vents within 5ft min. from generator exhaust
BFE = 5ft
Top of Generator Pad = 7ft

SHEET ISSUE / REVISION LOG:	
NO. SUBMITTAL	DATE
1	CITY COMMENTS 03/02/2022
2	CITY COMMENTS 05/24/2023
3	FIELD REVISION 07/10/2023

PROFESSIONAL SEAL:



RITA SOSA-ZAHN
AR 98666

CONSTRUCTION DOCUMENTS

DAVIS RESIDENCE

3020 NE 42nd Street
Fort Lauderdale, FL 33308

PRINT DATE:

8/18/2023 11:42:49 AM

DRAWN BY:
ARCHITECTURE STUDIO INC. RSZ
SHEET TITLE

SITE PLAN & ZONING

SHEET NO: