



TOWN OF SURFSIDE

9293 HARDING AVENUE
SURFSIDE, FLORIDA 33154
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Development review requirements for submittals other than single-family and two-family for DRG and planning and zoning board per Sec. 90-20(3).

- a. Application. An application is required for site plan approval. This application shall include the following where applicable:
- b. Site Plan. A site plan, the overall size of which shall be 24" x 36", drawn at a scale not less than 1" = 20' and shall include the following:
 - i. A legal description, including the section, township, and range or subdivision lot and block.
 - ii. Site boundaries clearly identified, and ties-to-section corners.
 - iii. Proposed uses.
 - iv. Location and height of all structures and total floor area with dimensions to lot lines, and designations of use.
 - v. Building separations.
 - vi. Vehicular circulation system for cars, bicycles, and other required vehicle types, with indication of connection to public rights-of-way. Location of all parking and loading areas.
 - vii. All adjacent rights-of-way, with indication of ultimate right-of-way line, center line, width, paving width, existing median cuts and intersections, street light poles, and other utility facilities and easements. Location of all cross streets and driveways within three hundred fifty (350) feet of property limits.
 - viii. Pedestrian circulation system.
 - ix. Provider of water and wastewater facilities.
 - x. Existing and proposed fire hydrant locations.
 - xi. The following computations:
 - Gross acreage.

- Net acreage. Gross acreage covered by the property excluding road easements and rights-of-way, if any.
 - Number of dwelling units and density for residential uses only.
 - Square footage of ground covered by buildings or structures and designation of use.
 - Required number of parking spaces.
 - Number of parking spaces provided.
 - Pervious, impervious and paved surface, in square footage and percentage.
- xii. Site Plan location sketch, including section, township, and range, showing adjacent property owners.
 - xiii. Geometry of all paved areas including centerlines, dimensions, radii, and elevations.
 - xiv. Location of trash and garbage disposal system and provisions for accessibility to garbage trucks.
 - xv. Loading areas and provisions for accessibility to vehicles of the required type.
 - xvi. Areas for emergency vehicles and fire engines, and provisions for accessibility to vehicles of the required type.
 - xvii. Number of sets required shall be determined by Town Staff.
 - xviii. Other such information as required by the Town.
- c. Survey. A survey less than one (1) year old (including owner's affidavit that no changes have occurred since the date of the survey). The survey shall be prepared by a Florida registered land surveyor, certified as to meeting the requirements of the applicable Section of the Florida Administrative Code, reflecting existing natural features, such as topography, vegetation, existing paving, existing structures, and water bodies.
 - d. Landscape Plan and Irrigation Plan. Landscape plan and irrigation plan with landscape calculations, existing tree survey with indication of existing native vegetation that will be preserved, as required herein.
 - e. Lighting Plan. Lighting plan showing photometric measurements, lighting details and spillage onto adjacent properties and rights-of-way.
 - f. Sign Plan for all signs which will be on site.
 - g. Pavement markings and traffic signing plan.
 - h. Schematic water and sewer plan. Plans shall include the location and size of all mains and lift stations (Note: Final engineering plans must be submitted and approved).

- i. Paving and drainage plans. Plans shall show the location of all drainage features and retention areas, if any.
- j. Architectural Elevations (Minimum scale of 1/8" = 1'):
 - i. Show separate elevations of all sides of existing and proposed buildings with all dimensions, including height.
 - ii. Label exterior materials, color, texture and trim, roof material, roof color and pitch, windows, doors, screens, skylights and all exposed mechanical equipment and screening
 - iii. Provide color elevations, showing all material finishes, textures and landscaping for all elevations of the proposed building(s) and structure(s), which should include at a minimum:
 - All exterior materials, colors and finishes, keyed to samples provided
 - Roof slopes and materials including specifications and color
 - Detail of doors, windows, garage doors
 - Dimensions of structure(s) – height, width, and length
 - Deck, railing, stairs details including materials, colors, finishes, and decorative details
 - Exposed foundation treatment
 - Gutters and eaves
- k. Signs
 - i. Show dimensioned locations and mounting details of signs on building elevations and locations of signs on site plan
 - ii. Note colors, materials, lighting and dimensions
 - iii. Show dimensions and square footages (proposed and existing)
 - iv. Identify materials and colors – background, trim/border, and copy
 - v. Show fonts and graphics