



**CFZ DESIGN**

03/09/2025

Permit Number : DRB24-1059

Site Address: : **1425 Marseille Drive**

### **1. APPLICATION COMPLETENESS**

**CITY:** LOI: 2/11/15: NOT ADRESSED Include the cost of estimate under a separate cover or in the letter of intent.

**CFZ Response:**

### **2. ARCHITECTURAL REPRESENTATION**

**CITY:** Add "FINAL SUBMITTAL" and DRB File No. to front cover title for heightened clarity.

**CFZ Response:** [Please see sheet DRB\\_A0.00](#)

**CITY:** Final submittal drawings need to be DATED, SIGNED AND SEALED.

**CFZ Response:** [Understood](#)

**CITY:** 2/11/15: INSUFFICIENT: what is MTL 2 and where is applied ? provide window frame material. Provide material legend and images on elevations

**CFZ Response:** [Please see sheet DRB\\_A1.6a / DRB\\_A1.6b / DRB\\_A1.7a / DRB\\_A1.7b / DRB\\_A1.8a / DRB\\_A1.8b / DRB\\_A1.9a / DRB\\_A1.9b](#)

### **3. ZONING COMMENTS**

**CITY:** 2/11/15: INSUFFICIENT: Zoning Data proposed unit size and lot coverage still differs from diagrams on A0.10b and c. correct and revise calculations. For example, Proposed lot coverage at 2,058 SF is not 25% //

**CFZ Response:** [Please see sheet DRB\\_A0.10b & DRB\\_A0.10c](#) **To be addressed at building permit. Lot coverage and unit size comply with code**

**CITY:** 2/11/15: Not addressed, Zoning Data: proposed front setback, required second level front setback are incorrect.

**CFZ Response:** [Please see sheet DRB\\_A0.02](#) **To be addressed at building permit. Proposed setbacks comply with code.**

**CITY:** 2/11/15: Missing yard sections only one provided (rear) A0.13b. Provide elevation datums, provide the sections from the building setbacks not from pool setback. The minimum yard elevation is future adjusted grade. Future adjusted grade means the midpoint elevation between the future crown of the road and the base flood elevation plus minimum freeboard for

a lot or lots. Provide written confirmation from the Public Works Department that identifies the future crown of the road for further review of compliance the minimum yard elevation.

**CFZ Response:** [Please see email on sheet DRB\\_A0.02 and DRB\\_A0.13a](#)

## 5. NOTES

**CITY:**All variances and waivers have been identified in the LOI.

**CFZ Response:** [Understood.](#)

A handwritten signature in black ink, appearing to read 'Christopher Fernandez', written over a horizontal line.

Christopher Fernandez, AIA

CFZ Design, LLC

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