

PROPOSED SITE PLAN
SCALE: 1" = 10'-0"

SITE DATA:

TOTAL SITE AREA: ±14,556.09 SQ.FT
 LAND USE: HCT
 FLOOD ZONE: AEB

SETBACKS

FRONT:
 REQUIRED 5 FT
 EXISTING ±27'-6" (ROOF)
 PROPOSED NO CHANGE

STREET SIDE:
 REQUIRED 5 FT
 EXISTING ±26'-4" (ROOF)
 PROPOSED NO CHANGE

SIDE:
 REQUIRED 5 FT
 EXISTING ±5'-2" (HOUSE)
 PROPOSED NO CHANGE

REAR:
 REQUIRED 10 FT
 EXISTING ±9'-9" (HOUSE)
 PROPOSED NO CHANGE

CONSUMPTION AREA & BAR: 10 BAR SEATS (8 REGULAR + 2 ADA)
 10 SEATS * 15SQ.FT. = 150 SQ.FT.
PRE-EXISTING CONSUMPTION AREA (HOTEL BREAKFAST):
 24 SEATS
 24 SEATS * 15SQ.FT. = 360 SQ.FT.
OFF-STREET PARKING REQUIREMENT: SEC. 108-572.
 HOTEL (1327 DUVAL ST): 10 TRANSIENT ROOMS
 HOTEL (407 SOUTH ST): 3 TRANSIENT UNITS + 1 NON TRANSIENT
 14 CAR SPACES + 5 BIKE (35%)
 PROPOSED BAR 1 PARKING FOR 45 SQ.FT OF CONSUMPTION AREA
 3 CAR SPACES + 1 BIKE (25%)
 EXISTING 24 SEATS - 360 SQ.FT. CONSUMPTION AREA
 8 CAR SPACES + 2 BIKES (25%)

TOTAL REQUIRED:
 25 CAR SPACES + 8 BIKE RACKS

TOTAL PARKING PROVIDED:
 15 CAR SPACES (INCLUDING 1 ADA)
 6 BIKE RACKS, 4 SCOOTER SPACES

F.A.R. CALCULATION:
 REQUIRED MAXIMUM 1.0 (14,556.09 SQ.FT.)
 EXISTING 0.39 (5,660.0 SQ.FT.)
 PROPOSED NO CHANGES



HISTORIC PHOTO DRIVEWAY LOCATION

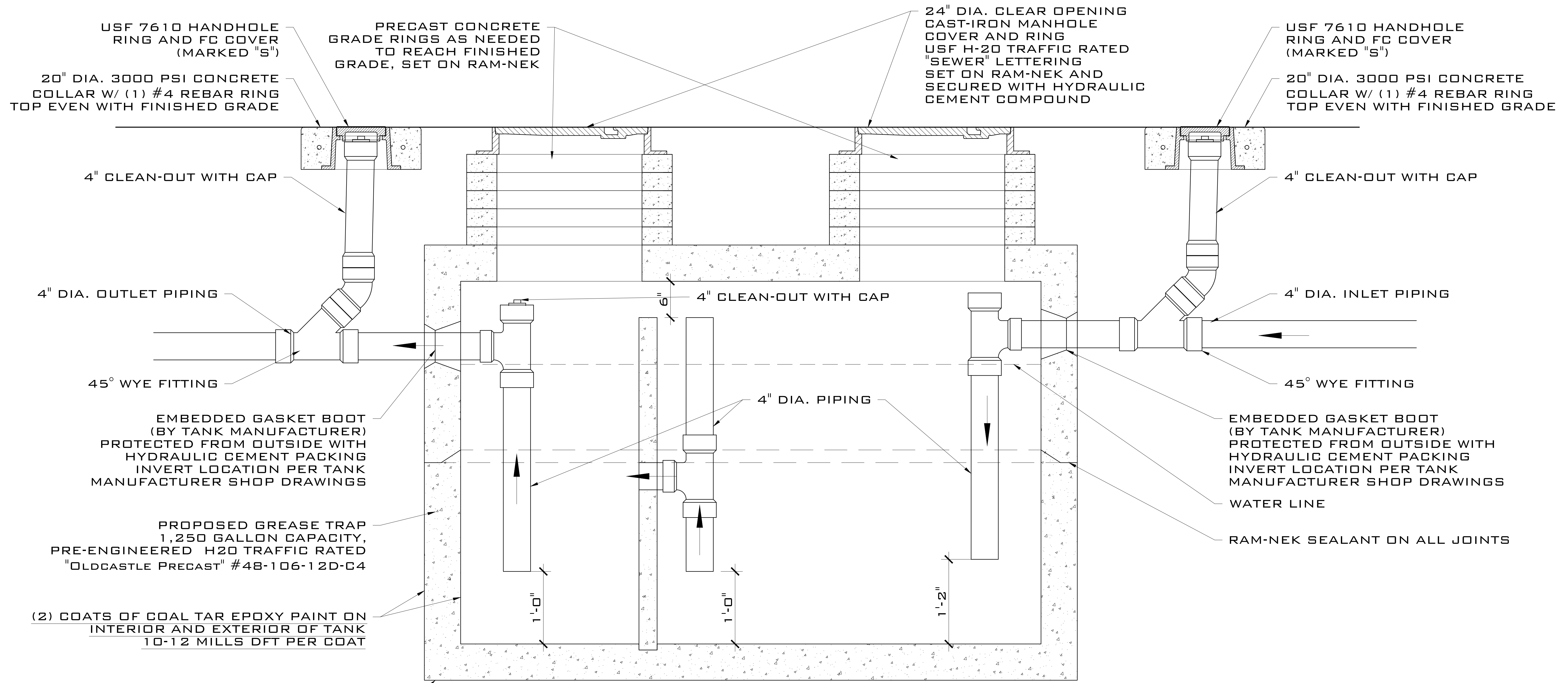
REV	DESCRIPTION	BY	DATE
FINAL			

ARTIBUS DESIGN
 ENGINEERING AND PLANNING

ARTIBUS DESIGN
 3710 N. ROOSEVELT BLVD
 KEY WEST, FL 33040
 (305) 354-3512
 WWW.ARTIBUSDESIGN.COM
 CA # 30825

CLIENT: SANTIAGO FAMILY PARTNERSHIP LTD
 PROJECT: 1327 DUVAL ST FOOD TRUCK
 DATE: 1327 DUVAL ST, KEY WEST, FL 33040
 TITLE: PROPOSED PARKING RELOCATION
 DATE PLOTTED: 12/10/21
 DRAWN: SAMH
 CHECKED: SAMH
 PROJECT NO: 1805-01
 SHEET NO: C-201
 TOTAL SHEETS: 1

SIGNATURE: _____
 DATE: _____
 BEYER MANUFACTORY
 PROFESSIONAL ENGINEER
 STATE OF FLORIDA
 LICENSE NO 71485



**GREASE TRAP
SECTION DETAIL
SCALE: NTS**

INSTALL TANK ON LEVEL LAYER OF #57 STONE 4" THICK MINIMUM

**GRAVITY GREASE INTERCEPTOR SIZING:
(CURRENT AND FUTURE ESTIMATED FIXTURES)**

**KITCHENS AND BARS DRAIN LINE DFU COUNT (PER TABLE 709.1,
FBC PLUMBING 2020)**

1) FLOOR DRAINS	- 1 EA	@ 2 DFUS	2 DFU
2) FOOD PREP SINKS	- 1 EA	@ 3 DFUS	3 DFU
3) MOP SINKS	- 1 EA	@ 3 DFUS	3 DFU
4) DISHWASHERS	- 1 EA	@ 2 DFUS	2 DFU
5) OTHER SINKS	- 2 EA	@ 2 DFUS	2 DFU
TOTAL:			12 DFU

GRAVITY GREASE INTERCEPTOR MIN REQUIRED 1,250 GAL (90 DFU)

REV	DESCRIPTION	BY	DATE
	FINAL		

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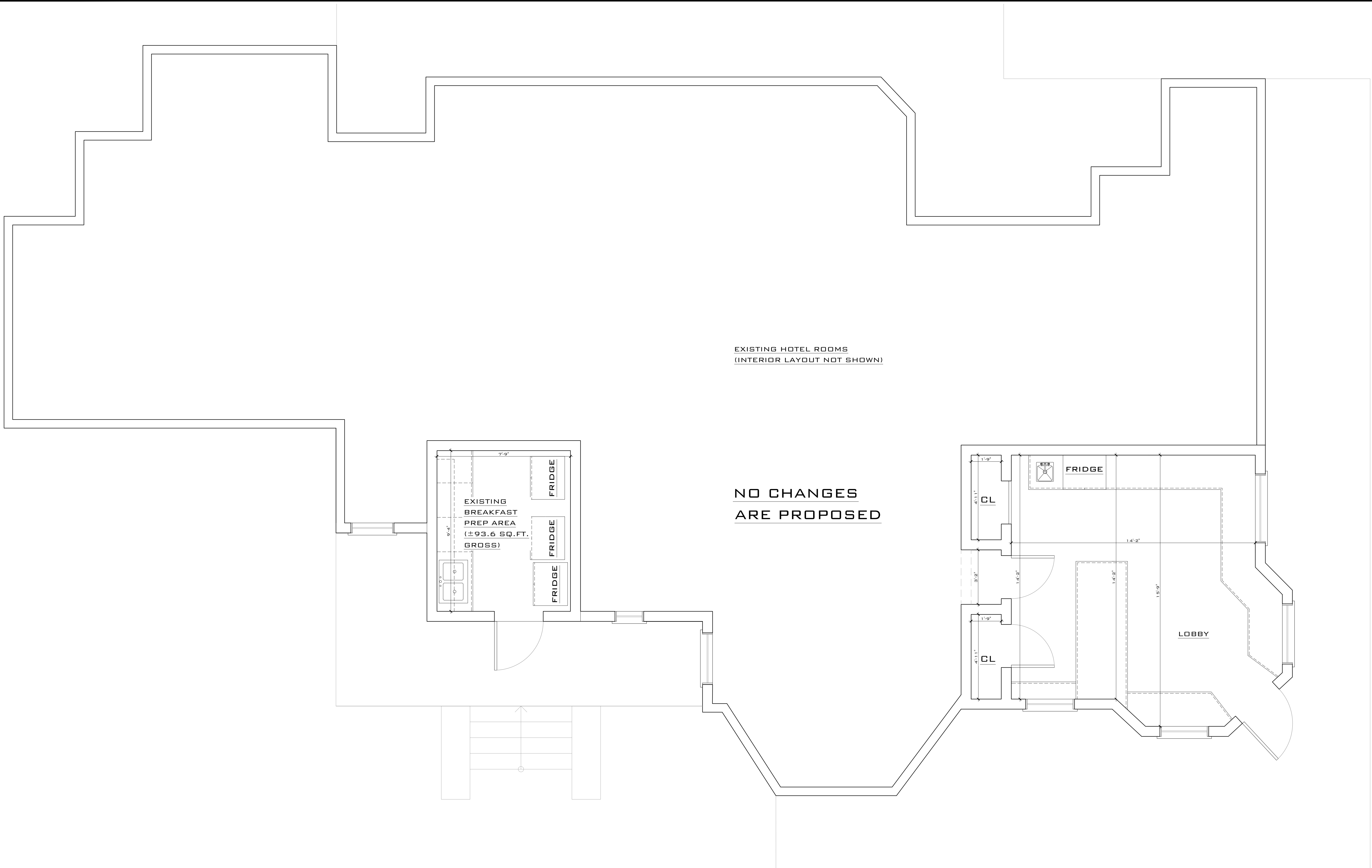
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KEY WEST, FL 33040
(305) 354-3512
WWW.ARTIBUSDESIGN.COM
CA # 30825

CLIENT: SANTIAGO FAMILY PARTNERSHIP LTD
PROJECT: 1327 DUVAL ST FOOD TRUCK
SITE: 1327 DUVAL ST, KEY WEST, FL 33040
TITLE: DETAILS

SIGNATURE: _____
DATE: _____

DESIGNED BY: BRUCE MANIFACRY
PROFESSIONAL ENGINEER
STATE OF FLORIDA
LICENSE NO. 71485

DATE PLOTTED	DATE	DRAWN	CHECKED
AS SHOWN	12/10/21	SAH	SAH
PROJECT NO.	PROJECT NO.	SCALE	REVISION
1805-01	C-202		1



**EXISTING PARTIAL
1ST FLOOR PLAN**
SCALE: 1"=2'-6" (1:30)

REV	DESCRIPTION	BY	DATE
	FINAL		

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ENGINEERING AND PLANNING

ARTIBUS DESIGN
3710 N. ROOSEVELT BLVD
KEY WEST, FL 33040
(305) 304-3512
WWW.ARTIBUSDESIGN.COM
CA # 30835

CLIENT: SANTIAGO FAMILY PARTNERSHIP LTD

PROJECT: 1327 DUVAL ST FOOD TRUCK

DATE: 1327 DUVAL ST, KEY WEST, FL 33040

TITLE: EX. 1ST FLOOR PLAN

DATE:	SCALE:	TITLE:	DATE:	DESIGN:	CHECK:
1805-01	A-101	EX. 1ST FLOOR PLAN	12/10/21	SMH	SMH
DESIGNED BY:	DRAWN BY:	CHECKED BY:	DATE:	SCALE:	TITLE:
BERNE MANFACORY	PROFESSIONAL ENGINEER	STATE OF FLORIDA	LICENSE NO. 21485		

SIGNATURE:

THIS DRAWING IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL SEAL