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By elyn at 1:41 pm, May 13, 2022

ZON-22-085
FINAL SUBMITTAL

Club Colette

211 Peruvian Ave

215 Peruvian Ave

Palm Beach, FL 33480

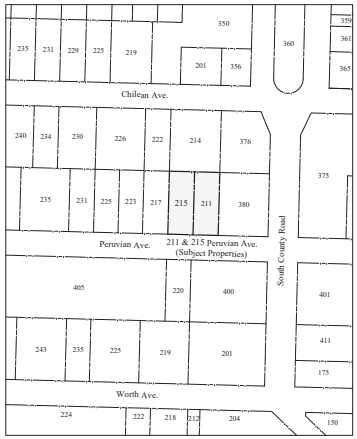
Scope of Work:
- Proposed Exterior Seating Plan

Drawing Sheet Index

No.	Description	Scale
Index	Index & Location Map	
A000	Site Plan	3/16"=1'-0"
A000.1	Vicinity Map	1:60
A001	Site Photos	
A002	Site Photos	
A003	Site Photos	
A004	Site Photos	
A005	Site Photos	
A100	Existing and Proposed Seating Plan - Inclement Weather	1/4"=1'-0"
A100.1	Proposed Floor Seating Plan - Fair Weather	1/4"=1'-0"
	Survey	

Project Team

CONSULTANT	CONTACT INFORMATION
Architect	Smith Architectural Group 205 Phipps Plaza Palm Beach, Florida (561) 832-0202



Location Map
Scale: NTS

THE AMERICAN INSTITUTE OF ARCHITECTS

COMM. NO.
22113

PHASE
OUTDOOR SEATING

ISSUED
April 11, 2022

REVISIONS

NO.	MODIFICATION	DATE
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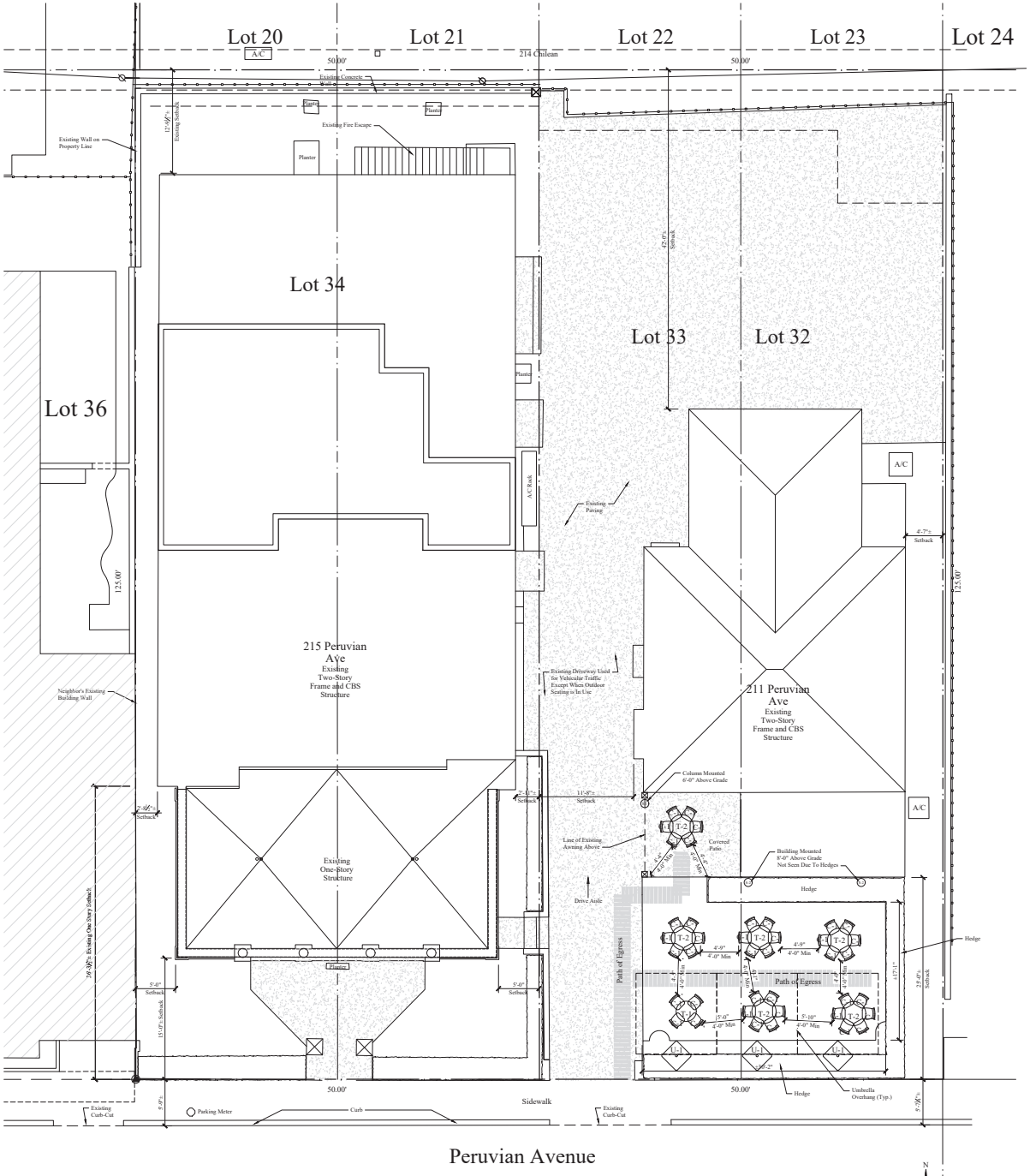
SMITH ARCHITECTURAL GROUP, INC.
205 PHIPPS PLAZA
PALM BEACH, FL 33480
561-832-0202

Outdoor Seating For
Club Colette
211 Peruvian Avenue & 215 Peruvian Avenue
Palm Beach, FL 33480

SHEET NO.
Index
Overall Site Plan

Proposed Site Plan



Existing Site Plan Showing Existing & Proposed Outdoor Seating

Scale: 3/16"=1'-0"

SYMBOL	ITEM TYPE	QTY	SPEC	IMAGE	NOTES
C-1	Dining Chair	40	Resin Chiavari Stackable Dining Chair w/steel core		silver
T-1	Table	1	30" round table top on Grosfillex alpha pecestal base		white
T-2	Table	6	36" round table top on Grosfillex alpha pecestal base		white
U-1	Umbrella	3	Cantilevered Umbrella base is 2'-4" x 3'-4"		stainless steel
P-1	Mveable Partition On Wheels	7	38"x14" footprint faux boxwood partition on wheels		faux boxwood
S-1	Outdoor Speaker	1	Sonance 13"wx7.5"hx8"d		white
S-2	Outdoor Speaker	2	JBL 11"wx15"hx8.5"d		black

Outdoor Seating = 40 Seats Total

Line #	Zoning Legend			
1	Property Address:	211 Peruvian Avenue		
2	Zoning District:	C-TS TOWN-SERVING COMMERCIAL		
3	Structure Type:	Two story frame & cbs		
4		Required/Allowed	Existing	Proposed
5	Lot Size (sq ft)	4000	6250	N/C
6	Lot Depth	90.0'	125.0'	N/C
7	Lot Width	30.0'	50.0'	N/C
8	Lot Coverage	70%	67%	N/C
9	Front Yard Setback	5.0'	25.0'	N/C
10	* Side Yard Setback (1st Story)	0'	11.7'W, 4.6'E	N/C
11	* Side Yard Setback (2nd Story)	5.0	11.7'W, 4.6'E	N/C
12	Rear Yard Setback	10.0'	42.0'	N/C
13	Angle of Vision	N/A	N/A	N/A
14	Building Height	25.0'	18.17'	N/C
15	Overall Building Height	29.0'	23.5'	N/C
16	Finished Floor Elev. (FFE)(NAVD)	7.0'	4.2'	N/C
17	Zero Datum for pt. of Meas. (NAVD)	7.0	N/A	N/C
18	Base Flood Elevation (BFE)(NAVD)	7.0	N/A	N/C
19	Landscape Open Space (LOS)	25%	13.6%	N/C
20	Perimeter LOS	N/A	N/A	N/C
21	Front Yard LOS	35%	80%	N/C
22	Native Plant Species %	35%	N/A	N/C

Line #	Zoning Legend			
1	Property Address:	215 Peruvian Avenue		
2	Zoning District:	C-TS TOWN-SERVING COMMERCIAL		
3	Structure Type:	Two story frame & cbs		
4		Required/Allowed	Existing	Proposed
5	Lot Size (sq ft)	4000	6250	N/C
6	Lot Depth	90.0'	125.0'	N/C
7	Lot Width	30.0'	50.0'	N/C
8	Lot Coverage	70%	67%	N/C
9	Front Yard Setback	5.0'	15.0'	N/C
10	* Side Yard Setback (1st Story)	3'	2.5'W, 2.7'E	N/C
11	* Side Yard Setback (2nd Story)	5.0'	2.5'W, 2.7'E	N/C
12	Rear Yard Setback	10.0'	10.75'	N/C
13	Angle of vision	N/A	N/A	N/A
14	Building Height	25.0'	20.3'	N/C
15	Overall Building Height	29.0'	22.9'	N/C
16	Finished Floor Elev. (FFE)(NAVD)	7.0'	4.4'	N/C
17	Zero Datum for pt. of Meas. (NAVD)	7.0'	N/A	N/C
18	Base Flood Elevation (BFE)(NAVD)	7.0'	N/A	N/C
19	Landscape Open Space (LOS)	25%	25%	N/C
20	Perimeter LOS	N/A	N/A	N/C
21	Front Yard LOS	33%	88.3%	N/C
22	Native Plant Species %	33%	33%	N/C

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COMM. NO.
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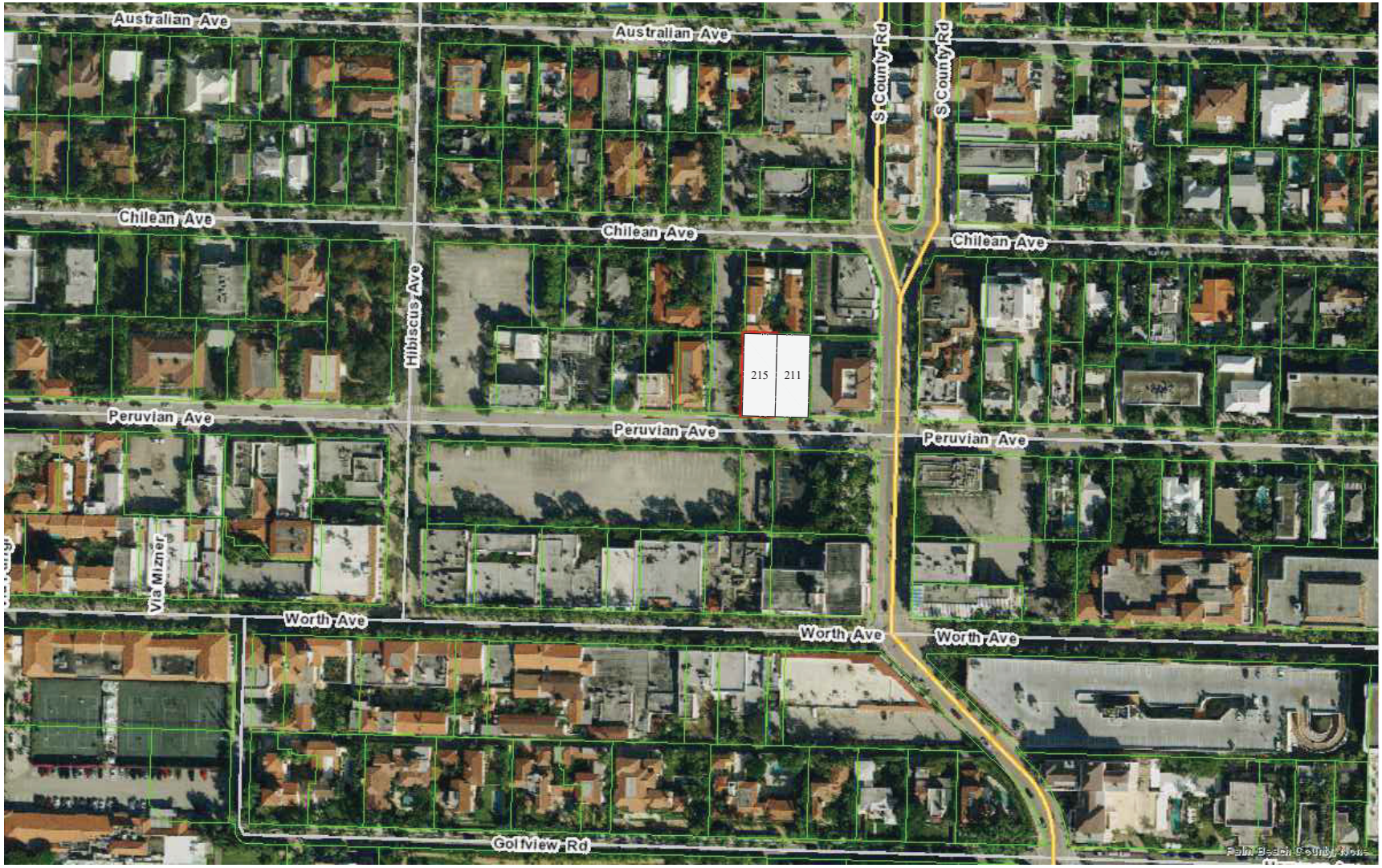
SMITH ARCHITECTURAL GROUP, INC.
205 PHIPPS PLAZA
PALM BEACH, FL 33480
561-832-0202

Outdoor Seating For
Club Colette
211 Peruvian Avenue & 215 Peruvian Avenue
Palm Beach, FL 33480

STATE OF FLORIDA
JEFFREY M. SMITH
AR0017772

SHEET NO.
A000
Overall Site Plan

Vicinity Map



Vicinity Map
Scale:

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STATE OF FLORIDA
JEFFREY M. SMITH
AR0017172
REGISTERED ARCHITECT

SHEET NO.
A000.1

Streetscape Photos

View Looking Northwest from Intersection of S. County Rd. and Peruvian Ave.

Scale: As noted

380 S. County Rd. - Looking North from Peruvian Avenue

Scale: As noted

211 Peruvian Ave - Looking North

Scale: As noted

215 Peruvian Ave - Looking North

Scale: As noted

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JEFFREY M. SMITH
AR0017172
REGISTERED ARCHITECT

SHEET NO.
A001

Streetscape Photos

217 and 223 Peruvian Ave - Looking North

Scale: As noted

223 and 225 Peruvian Ave - Looking North

Scale: As noted

405 Hibiscus Ave - Looking South

Scale: As noted

220 Peruvian Ave - Looking South

Scale: As noted

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STATE OF FLORIDA
JEFFREY M. SMITH
AR0017172
LICENSED ARCHITECT

SHEET NO.
A002

Streetscape Photos

400 South County Road - Looking South

Scale: As noted

400 South County Road - Looking South

Scale: As noted

THE AMERICAN INSTITUTE OF ARCHITECTS

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STATE OF FLORIDA
JEFFREY M. SMITH
AR0017172
REGISTERED ARCHITECT

SHEET NO.
A003

Streetscape Photos

P-1 - 215 Perivian - Front Facade

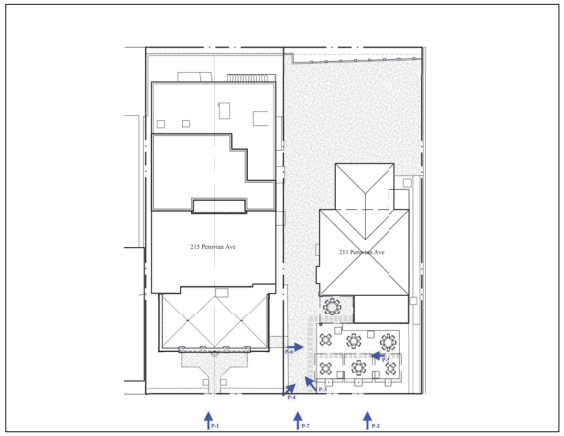
Scale: As noted

P-2 - 211 Perivian - Front Facade

Scale: As noted

P-3 - 215 Perivian - East Facade (Outdoor Seating not in Use)

Scale: As noted



Key Plan

Scale: As noted

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STATE OF FLORIDA
JEFFREY M. SMITH
AR0017172
REGISTERED ARCHITECT

SHEET NO.
A004

Streetscape Photos

P-4 - 211 Perivian - West Facade (Outdoor Seating not in Use)

Scale: As noted

P-5 - 215 Perivian - East Facade (Outdoor Seating in Use)

Scale: As noted

P-6 - 211 Perivian - West Facade (Outdoor Seating in Use)

Scale: As noted

P-7 - 211 Perivian - Front (Outdoor Seating in Use)

Scale: As noted

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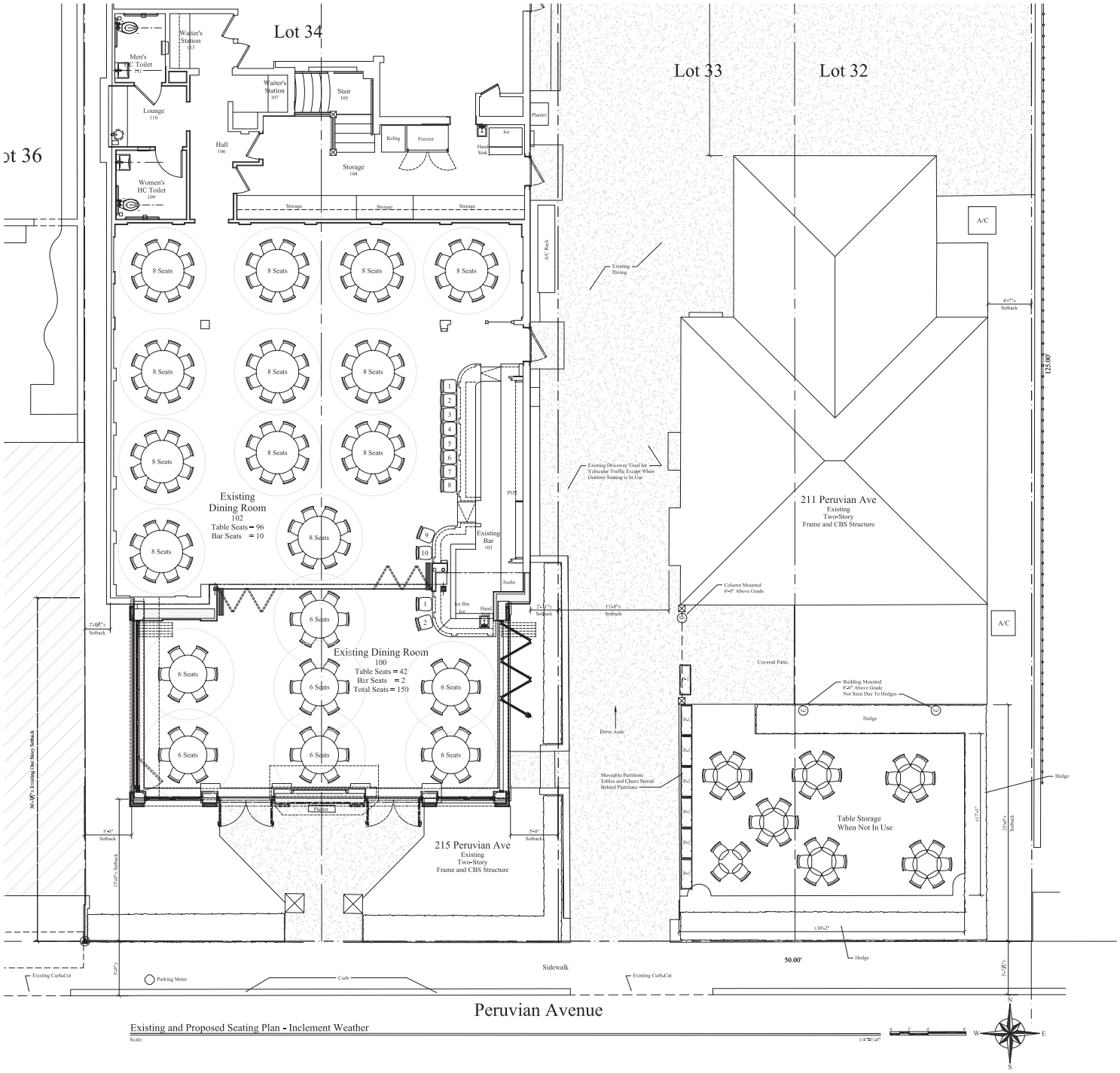
STATE OF FLORIDA
JEFFREY M. SMITH
AR0017172
REGISTERED ARCHITECT

SHEET NO.
A005

Proposed First Floor Seating Plans



Existing and Proposed Seating Plan - Inclement Weather

Scale: 1/4" = 1'-0"

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Outdoor Seating For
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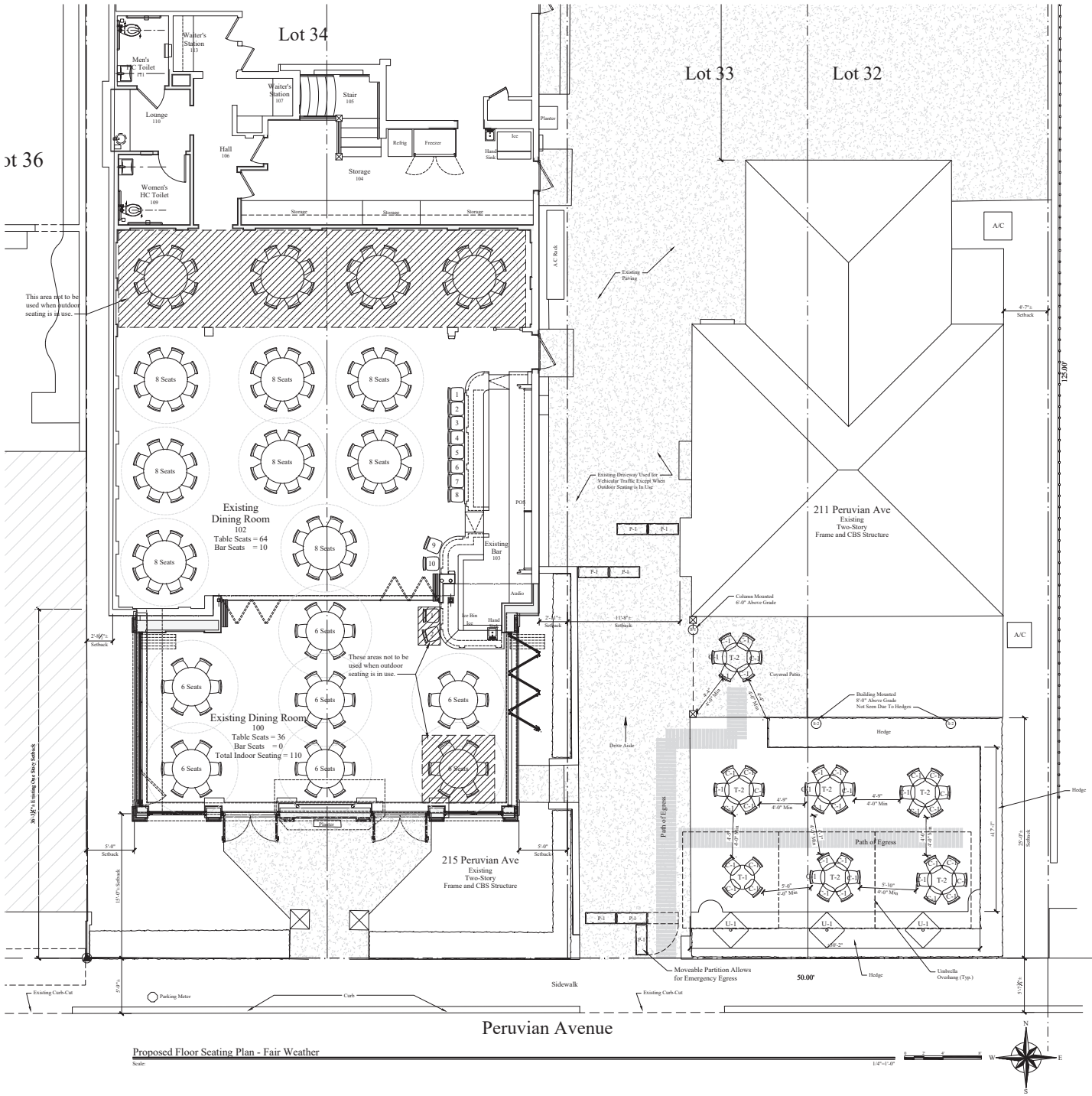
STATE OF FLORIDA
BEVERLY M. SMITH
AR0772
LICENSED ARCHITECT

SHEET NO.
A100

Proposed First Floor Seating Plan

Proposed First Floor Seating Plans



Proposed Floor Seating Plan - Fair Weather

Scale: 1/4"=1'-0"

SYMBOL	ITEM TYPE	QTY	SPEC	IMAGE	NOTES
C-1	Dining Chair	40	Resin Chiavari Stackable Dining Chair w/steel core		silver
T-1	Table	1	30" round table top on Grosfillex alpha pecestal base		white
T-2	Table	6	36" round table top on Grosfillex alpha pecestal base		white
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P-1	Moveable Partition On Wheels	7	38"x14" footprint faux boxwood partition on wheels		faux boxwood
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S-2	Outdoor Speaker	2	JBL 11"wx15"hx8.5"d		black

Outdoor Seating = 40 Seats Total

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STATE OF FLORIDA
JEFFREY M. SMITH
AR0017172
LICENSED ARCHITECT

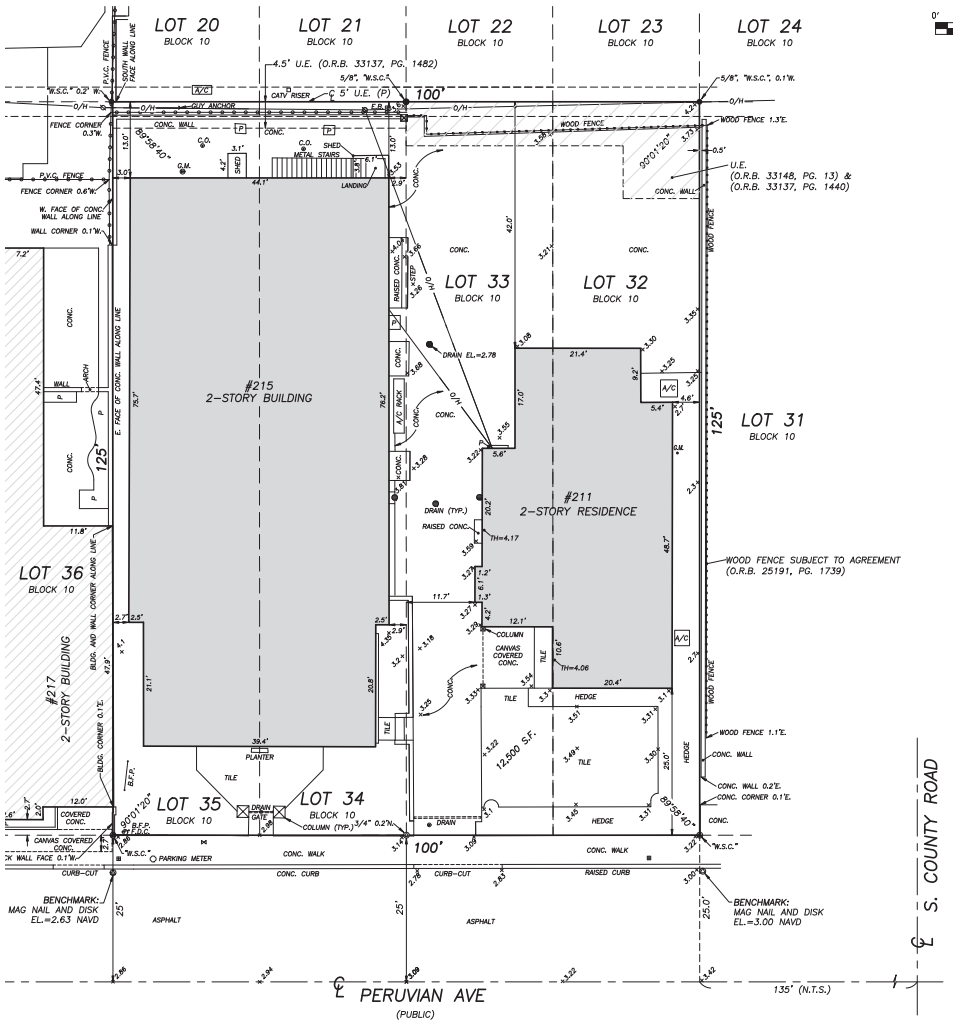
SHEET NO.
A100.1
Proposed First Floor Seating Plan

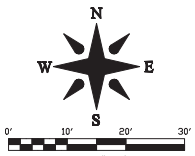
Boundary Survey For:

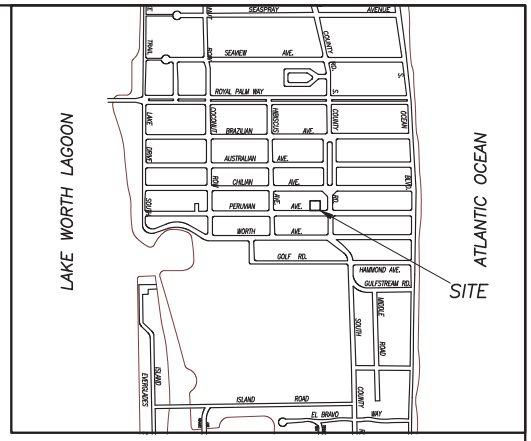
RISOTTO REALTY

LEGEND

A	= ARC LENGTH
A/C	= AIR CONDITIONING
A.E.	= ACCESS EASEMENT
A.K.A.	= ALSO KNOWN AS
ASPH.	= ASPHALT
BLDG.	= BUILDING
B.M.	= BENCHMARK
B.O.C.	= BACK OF CURB
B.O.W.	= BACK OF WALK
(C)	= CALCULATED
CATV	= CABLE ANTENNA TELEVISION
C.B.	= CHORD BEARING
C.B.S.	= CONCRETE BLOCK STRUCTURE
C.C.C.L.	= COASTAL CONSTRUCTION CONTROL LINE
CH	= CHORD
C.L.F.	= CHAIN LINK FENCE
CLR.	= CLEAR
C.M.P.	= CORRUGATED METAL PIPE
CONC.	= CONCRETE
(D)	= DESCRIPTION DATUM
D.B.	= DEED BOOK
D.E.	= DRAINAGE EASEMENT
D.H.	= DRILL HOLE
E.B.	= ELECTRIC BOX
EL.	= ELEVATION
ENC.	= ENCROACHMENT
E.O.P	= EDGE OF PAVEMENT
E.O.W.	= EDGE OF WATER
ESM'T	= EASEMENT
F.F.	= FINISH FLOOR
FND.	= FOUND
F.O.C.	= FACE OF CURB
G.M.	= GAS METER
INV.	= INVERT
I.T.W.C.D.	= INDIAN TRAIL WATER CONTROL DISTRICT
L.A.E.	= LIMITED ACCESS EASEMENT
L.B.	= LICENSE BOARD
L.W.D.D.	= LAKE WORTH DRAINAGE DISTRICT
(M)	= FIELD MEASUREMENT
M.H.	= MANHOLE
M.H.W.L.	= MEAN HIGH WATER LINE
M.L.W.L.	= MEAN LOW WATER LINE
N.A.V.D.	= NORTH AMERICAN VERTICAL DATUM
N.G.V.D.	= NATIONAL GEODETIC VERTICAL DATUM
N.P.B.C.I.D.	= NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT
N.T.S.	= NOT TO SCALE
O.A.	= OVERALL
O.D.	= OUTSIDE DIAMETER
O/H	= OVERHEAD UTILITY LINE
O.R.B.	= OFFICIAL RECORD BOOK
P	= PLANTER
(P)	= PLAT DATUM
P.B.	= PLAT BOOK
P.B.C.	= PALM BEACH COUNTY
P.C.	= POINT OF CURVATURE
P.C.C.	= POINT OF COMPOUND CURVATURE
P.C.P.	= PERMANENT CONTROL POINT
PG.	= PAGE
P.I.	= POINT OF INTERSECTION
P/O	= PART OF
P.O.B.	= POINT OF BEGINNING
P.O.C.	= POINT OF COMMENCEMENT
P.R.C.	= POINT OF REVERSE CURVATURE
P.R.M.	= PERMANENT REFERENCE MONUMENT
PROP.	= PROPOSED
P.T.	= POINT OF TANGENCY
PVM'T	= PAVEMENT
(R)	= RADIAL
R	= RADIUS
RGE.	= RANGE
R.P.B.	= ROAD PLAT BOOK
R/W	= RIGHT OF WAY
(S)	= SURVEY DATUM
S.B.	= SETBACK
SEC.	= SECTION
S/D	= SUBDIVISION
S.F.	= SQUARE FEET
S.F.W.M.D.	= SOUTH FLORIDA WATER MANAGEMENT DISTRICT
S.I.R.W.C.D.	= SOUTH INDIAN RIVER WATER CONTROL DISTRICT
S.R.	= STATE ROAD
STA.	= STATION
STY.	= STORY
TH	= THRESHOLD ELEVATION
T.O.B.	= TOP OF BANK
T.O.C.	= TOP OF CURB
TWP.	= TOWNSHIP
TYP.	= TYPICAL
U/C	= UNDER CONSTRUCTION
U.E.	= UTILITY EASEMENT
U.R.	= UNRECORDED
W.C.	= WITNESS CORNER
W.M.E.	= WATER MANAGEMENT EASEMENT
W.M.M.E.	= WATER MANAGEMENT MAINTENANCE EASEMENT
W.M.T.	= WATER MANAGEMENT TRACT
℄	= BASELINE
℄	= CENTERLINE
△	= CENTRAL ANGLE/DELTA
■	= CONCRETE MONUMENT FOUND (AS NOTED)
□	= CONCRETE MONUMENT SET (LB #4569)
●	= ROD & CAP FOUND (AS NOTED)
○	= 5/8" ROD & CAP SET (LB #4569)
⊙	= IRON PIPE FOUND (AS NOTED)
◉	= IRON ROD FOUND (AS NOTED)
▲	= NAIL FOUND
●	= NAIL & DISK FOUND (AS NOTED)
⊗	= MAG NAIL & DISK SET (LB #4569)
℄	= PROPERTY LINE
	= UTILITY POLE
	= FIRE HYDRANT
	= WATER METER
	= WATER VALVE
	= LIGHT POLE







VICINITY SKETCH N.T.S.

This survey is made specifically and only for the following parties for the purpose of a permit on the surveyed property.

Risotto Realty
Old Republic National Title Insurance Company

The undersigned surveyor assumes no responsibility or liability for any other purpose or to any other party other than stated above.

PROPERTY ADDRESS:
211 & 215 Peruvian Avenue
Palm Beach, FL 33480

LEGAL DESCRIPTION:
Lots 32, 33, 34 and 35, Block 10, ***ROYAL PARK ADDITION TO PALM BEACH****, according to the Plat thereof, as recorded in Plat Book 4, Page 1, of the Public Records of Palm Beach County, Florida.*

FLOOD ZONE:
This property is located in Flood Zone AE (EL 6), according to F.I.R.M. (Flood Insurance Rate Map) No. 12099C 0583F, dated 10/05/2017.

NOTES:

1. *All information regarding record easements, adjoiners, and other documents that might affect the quality of title to tract shown hereon was gained from commitment number MF6-8222925, issued by Old Republic National Title Insurance Company, dated 05/25/16. This office has made no search of the Public Records.*
2. *Elevations shown hereon, if any, are in feet and decimal parts thereof and are based on NAVD-88. The expected accuracy of the elevations shown hereon is 0.03' for the hard surface elevations (shown thus x 0.00) and 0.1' (shown thus x 0.0) for the soft surface elevations. Elevations shown hereon are U.S. survey feet unless otherwise noted.*
3. *Description furnished by client or client's agent.*
4. *Unless presented in digital form with electronic seal and electronic signature this survey must bear the signature and the original raised seal of a Florida licensed surveyor or mapper this drawing, sketch, plat or map is for informational purposes only and is not valid.*
5. *This survey cannot be transferred or assigned without the specific written permission of Wallace Surveying Corporation. Certificate of Authorization Number LB4569.*
6. *Except as shown, underground and overhead improvements are not located. Underground foundations not located.*
7. *The survey sketch shown hereon does not necessarily contain all of the information obtained or developed by the undersigned surveyor in his field work, office work or research.*
8. *No responsibility is assumed by this surveyor for the construction of improvements, from building ties shown on this survey.*
9. *Revisions shown hereon do not represent a "survey update" unless otherwise noted.*
10. *All dates shown within the revisions block hereon are for interoffice filing use only and in no way affect the date of the field survey stated herein.*
11. *In some instances, graphic representations have been exaggerated to more clearly illustrate the relationships between physical improvements and/or lot lines. In all cases, dimensions shown shall control the location of the improvements over scaled positions.*
12. *It is a violation of Rule 5J-17 of the Florida Administrative Code to alter this survey without the express prior written consent of the Surveyor. Additions and/or deletions made to the face of this survey will make this survey invalid.*
13. *The ownership of fences, perimeter walls and/or hedges shown hereon are not known and thus are not listed as encroachments. Fences, hedges and/or perimeter walls are shown in their relative position to the boundary.*
14. *The expected horizontal accuracy of the information shown hereon is +/- 0.10'.*

TITLE COMMITMENT REVIEW

CLIENT: Risotto Realty, L.L.C, a Florida limited liability company		**COMMITMENT NO. : MF6-8222925**	**DATE: 05/25/16**		
REVIEWED BY: Craig Wallace		**JOB NO. : 20-1067.7**			
B1 ITEM NO.	**DOCUMENT**	**DESCRIPTION**	**AFFECTS AND PLOTTED**	**AFFECTS AND NOT PLOTT-ABLE**	**DOES NOT AFFECT**	**NOT A SURVEY MATTER**
1-5	N/A	Standard Exceptions.				●
6	PB 4, PG 1	All matters contained on the Plat of Revised Map of Royal Park Addition to Palm Beach, Florida.	●			
7	ORB 25191, PG 1739	Fence Agreement.	●			
8	ORB 28321, PG 1785	Mortgage, Security Agreement and Assignment of Rents to FIRST REPUBLIC BANK, mortgagee(s).				●
9	ORB 28321, PG 1801	Assignment of Leases, Rents and Contract Rights.				●
10	ORB 28321, PG 1811	UCC Financing Statement.				●

CERTIFICATION:

I HEREBY ATTEST *that the survey shown hereon meets the Standards of Practice set forth by the Florida Board of Professional Surveyors and Mappers adopted in Rule 5J-17, Florida Administrative Code pursuant to Section 472.027, Florida Statutes, effective September 1, 1981.*

DATE OF LAST FIELD SURVEY: *04/20/2022*

Craig L. Wallace
Professional Surveyor and Mapper
Florida Certificate No. 3357

PROJECT NUMBER: ZON-22-085

PROJECT ADDRESS: 211-215 PERUVIAN AVENUE, PALM BEACH, FL 33480

PROPERTY OWNER: RISOTTO REALTY, L.L.C., & DANIEL E. PONTON, MANAGING MEMBER

APPLICANT: CLASSIC CUSINE INC., d/b/a CLUB COLETTE, DANIEL E. PONTON, PRESIDENT

WALLACE SURVEYING CORP., LICENSED BUSINESS # 4569
5553 VILLAGE BOULEVARD, WEST PALM BEACH, FLORIDA 33407 • (561) 640-4851

FIELD:	B.M.	JOB NO.:	20-1137	F.B. PB289	PG. 69
OFFICE:	M.B.	DATE:	4/6/20	DWG. NO.	20-1137
CK'D:	C.W.	REF:	20-1137.DWG	SHEET	1 OF 1