

Addition to 428 Chilean Ave

428 Chilean Ave

428 Chilean Ave,Palm Beach, FI 33480

HSB: 22-012

ZON: 22-121



Scope of Work

HISTORICAL RENOVATION TO
EXISTING 2BR. BUNGALOW AND
ADDITION OF MASTER BEDROOM,
STUDY, GARAGE AND LOGGIA

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First Submittal
02.06.2023

Second Submittal
02.27.2023

Final Submittal
03.14.2023

SHEET NO.

C1

Design Architect/Interiors

Landscape Architectural Design

VCvitalinicorazzini
ARCHITECTS

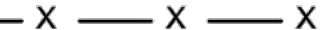
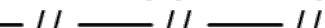
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ABBREVIATIONS / SYMBOLS:

OVERHEAD CABLES		CONVERSION INCHES TO DECIMAL
	METAL FENCE	1" = 0.08'
	METAL FENCE	2" = 0.17'
	WOOD FENCE	3" = 0.25'
	WOOD FENCE	4" = 0.33'
	PLASTIC FENCE	5" = 0.42'
	PLASTIC FENCE	6" = 0.50'
	EASEMENT LINES	7" = 0.58'
	CENTERLINE (C/L)	8" = 0.67'
	CENTERLINE (C/L)	9" = 0.75'
	FIRE HYDRANT	10" = 0.83'
	WATER VALVE	11" = 0.92'
	UTILITY POLE	12" = 1.0'
	WATER METER	

PROPERTY ADDRESS:

428 CHILIAN AVENUE, PALM BEACH, FLORIDA 33480

LEGAL DESCRIPTION:

LOT 43, 44, AND 45, BLOCK 12, REVISED MAP OF ROYAL PARK ADDITION TO PALM BEACH, FLORIDA, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 4, PAGE 1. PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA

CERTIFICATIONS:

- VITALINI CORZZINI ARCHITECTS

FLOOD DATA:

FLOOD ZONE: AE

COMMUNITY NUMBER: 120220

COMMUNITY NAME: TOWN OF PALM BEACH

PANEL NUMBER: 12099C0583F

GENERAL NOTES:

- THIS SURVEY IS BASED UPON RECORDED INFORMATION AS PROVIDED BY CLIENT. NO SPECIFIC SEARCH OF THE PUBLIC RECORD HAS BEEN MADE BY THIS OFFICE.
- UNDERGROUND IMPROVEMENTS HAVE NOT BEEN LOCATED.
- ELEVATION ARE BASED UPON NORTH AMERICAN VERTICAL DATUM 1988 (N.A.V.D. 1988) UNLESS OTHERWISE NOTED.
- IN SOME CASES, GRAPHIC REPRESENTATIONS HAVE BEEN EXAGGERATED FOR CLEARER ILLUSTRATION. MEASURED RELATIONSHIP SHALL HAVE PRECEDENCE OVER SCALE POSITIONS.
- ALL DIMENSIONS SHOWN ARE FIELD MEASURED AND CORRESPOND TO RECORD INFORMATION UNLESS SPECIFICALLY NOTED OTHERWISE.
- WELL-IDENTIFIED FEATURES IN THIS SURVEY AND MAP HAVE BEEN MEASURED TO AN ESTIMATED HORIZONTAL POSITIONAL ACCURACY OF 0.10 (FT)
- **"ADDITIONS OR DELETIONS TO THIS SURVEY MAP BY OTHER THAN THE SIGNING PARTY OR PARTIES IS PROHIBITED WITHOUT THE WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES." (CHAPTER 61G17-6.003 OF THE FLORIDA ADMINISTRATIVE CODE PURSUANT TO SECTION 472.027 OF THE FLORIDA STATUTES)**

**** "5J-17.052 STANDARDS OF PRACTICE: SPECIFIC SURVEY, MAP, AND REPORT REQUIREMENTS.**

(b) BOUNDARY MONUMENTS:

f. WHEN A CORNER FALLS IN A HARD SURFACE SUCH AS ASPHALT OR CONCRETE, ALTERNATE MONUMENTATION MAY BE USED THAT IS DURABLE AND IDENTIFIABLE. (EXAMPLES: FENCE POST, BLDG. CORNERS, ETC.)



1660 SOUTHERN BLVD. UNIT K
WEST PALM BEACH
FLORIDA 33406-1747
OFFICE: 561-753-0353
FAX: 561-753-0342
E-MAIL gtsurveying@gmail.com

I HEREBY CERTIFY THAT THIS **MAP OF BOUNDARY SURVEY** WAS PREPARED UNDER MY DIRECTION AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. FURTHERMORE, THIS SURVEY SKETCH MEETS THE INTENT OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN THE STATE OF FLORIDA, PURSUANT TO RULE 5J-17 OF THE FLORIDA ADMINISTRATIVE CODE AND ITS IMPLEMENTING RULE, CHAPTER 472.027 OF THE FLORIDA STATUTES.

SIGNED: GINO FURLANO
GINO FURLANO SURVEYOR and MAPPER
FLORIDA LICENSE NO.: 5044

NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF THE
FLORIDA LICENSED SURVEYOR/MAPPER NAMED ABOVE.



3/32"

PROJECT	No. 22008
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Addition to
428 Chilean Ave

428 Chilean Ave
Palm Beach, FL 33480
HSB: 22-012
ZON: 22-121

OWNER

David Mooney

428 Chilean Ave
Palm Beach, FL 33480

Luigi Vitalini	AR - 13513
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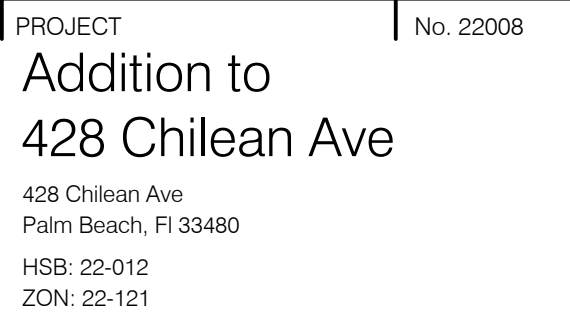
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8538 S.E. Sharon Street Hobe Sound, Florida 33455
Tel: 888-888-2222

VC vitalin corazzini
ARCHITECT

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SHEET NO

C2



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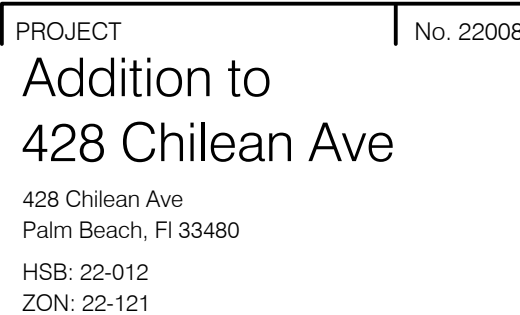
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1/128"

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C-3



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OWNER'S REVIEW	04/15/22
PRELIMINARY REVIEW	04/21/22
LANDMARK REVIEW	02/06/23

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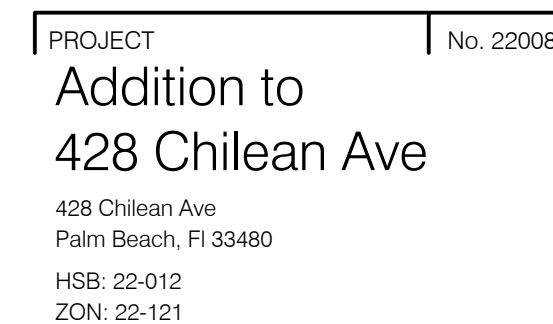


1/32"

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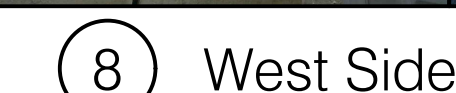
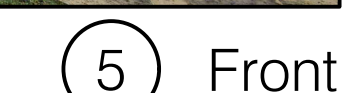
C-4

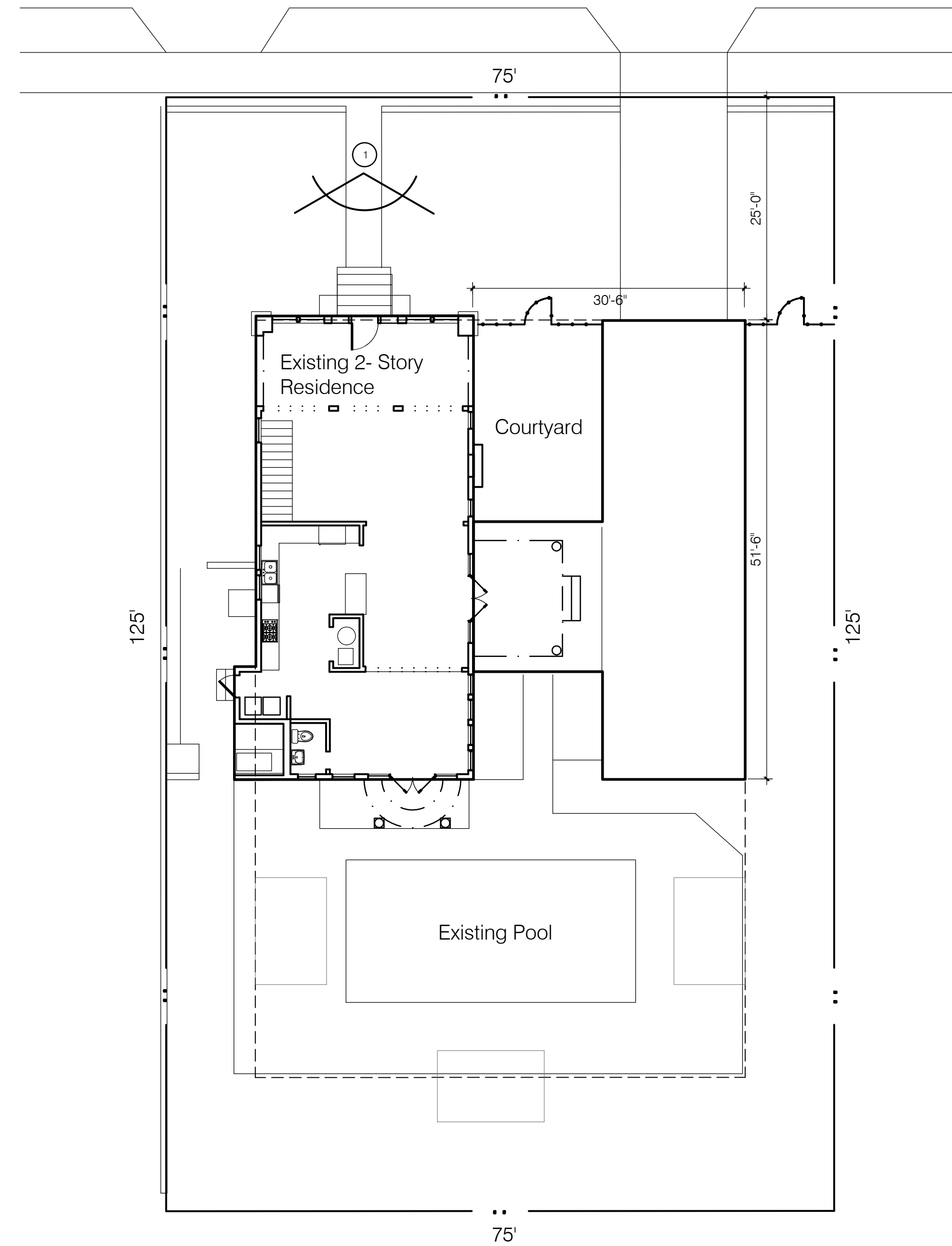
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① Historical Entry Photo

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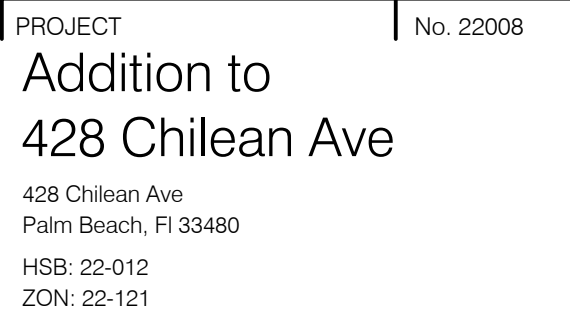
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C-5.2

Photo Sheet



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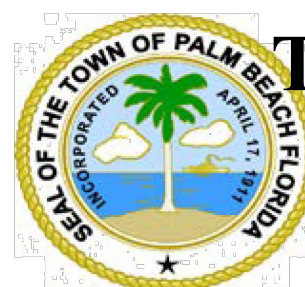
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C6



SHEET PLOTTED 3/13/2023 12:10 PM



Planning Zoning and Building
360 S County Rd
Palm Beach, FL 33480
www.townofpalmbeach.com

* Indicate each yard area with cardinal direction (N,S,E,W)	If value is not applicable, enter N/A
** Provide Native plant species calculation per category as required by Ord. 24-2021 on separate table	If value is not changing, enter N/C

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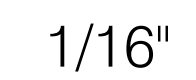
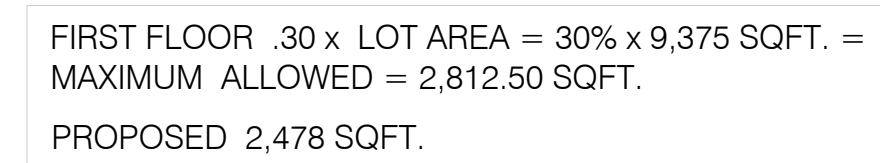
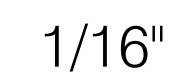
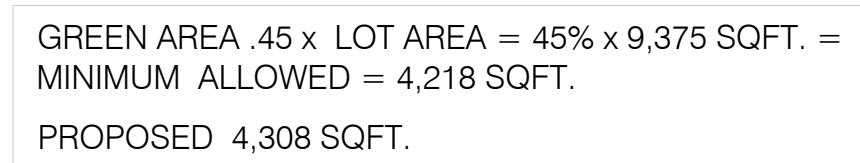
C7



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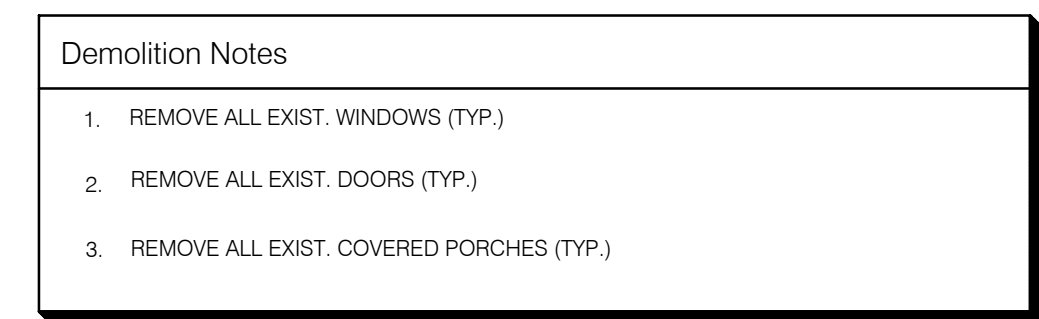
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F1



PROJECT	No. 22008
Addition to 428 Chilean Ave 428 Chilean Ave Palm Beach, Fl 33480 HSB: 22-012 ZON: 22-121	

428 Chilean Ave
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F2.1

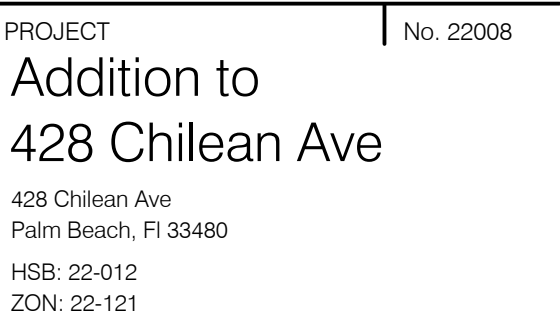


1/4"



1/4"

Demolition Plans



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F2.2



Demolition Elevations

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Addition to 428 Chilean Ave 428 Chilean Ave Palm Beach, Fl 33480 HSB: 22-012 ZON: 22-121	

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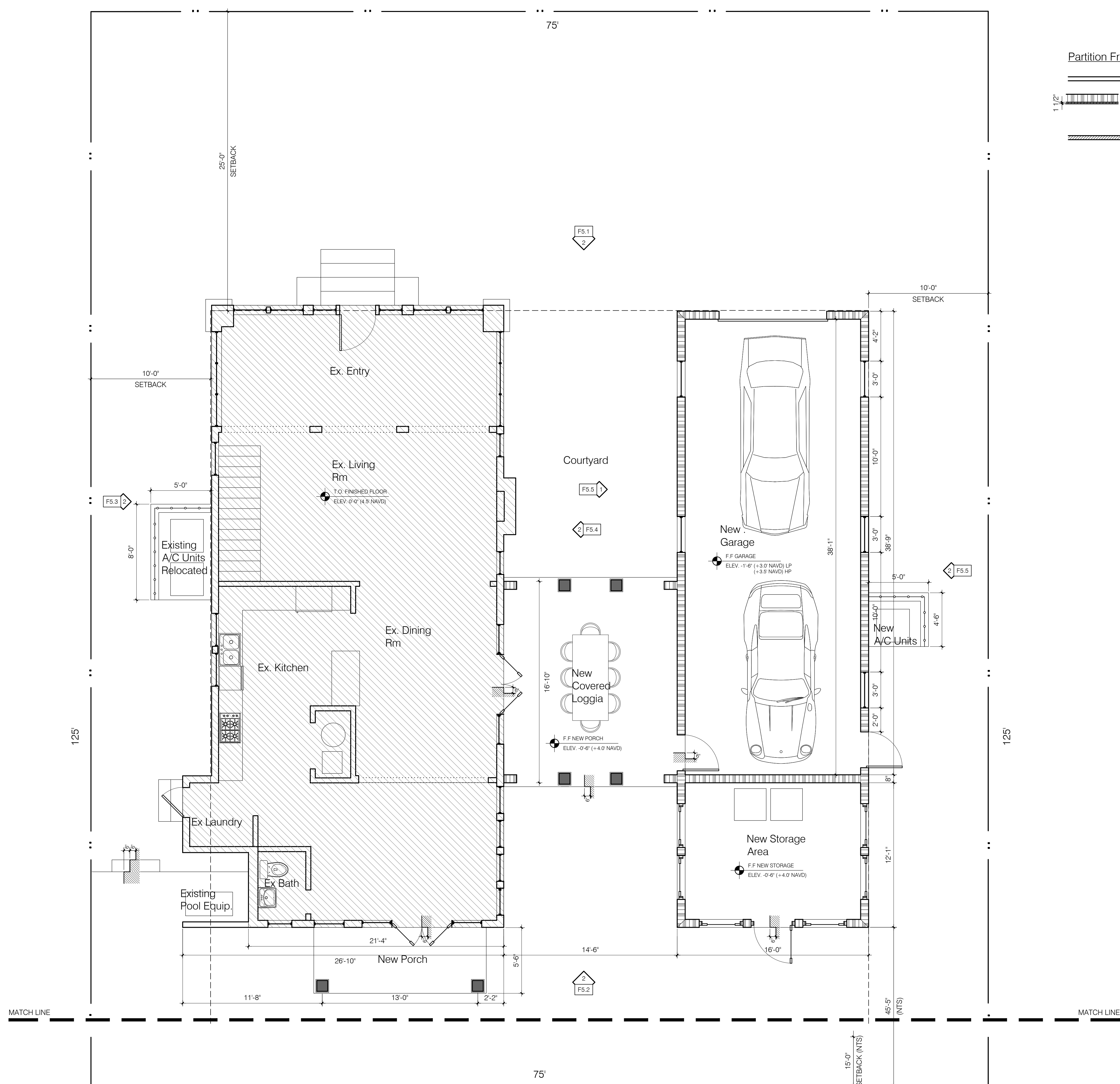
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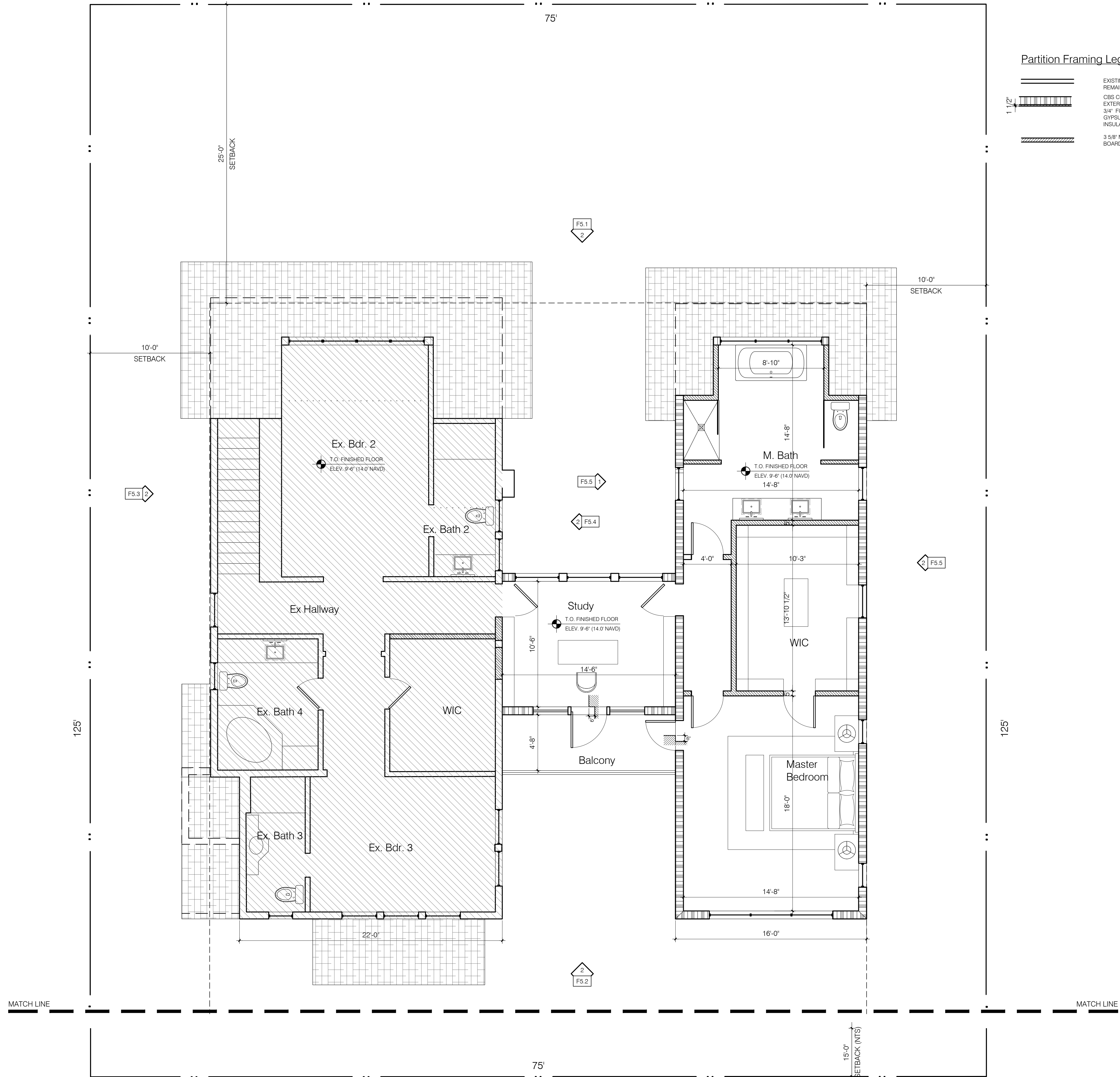
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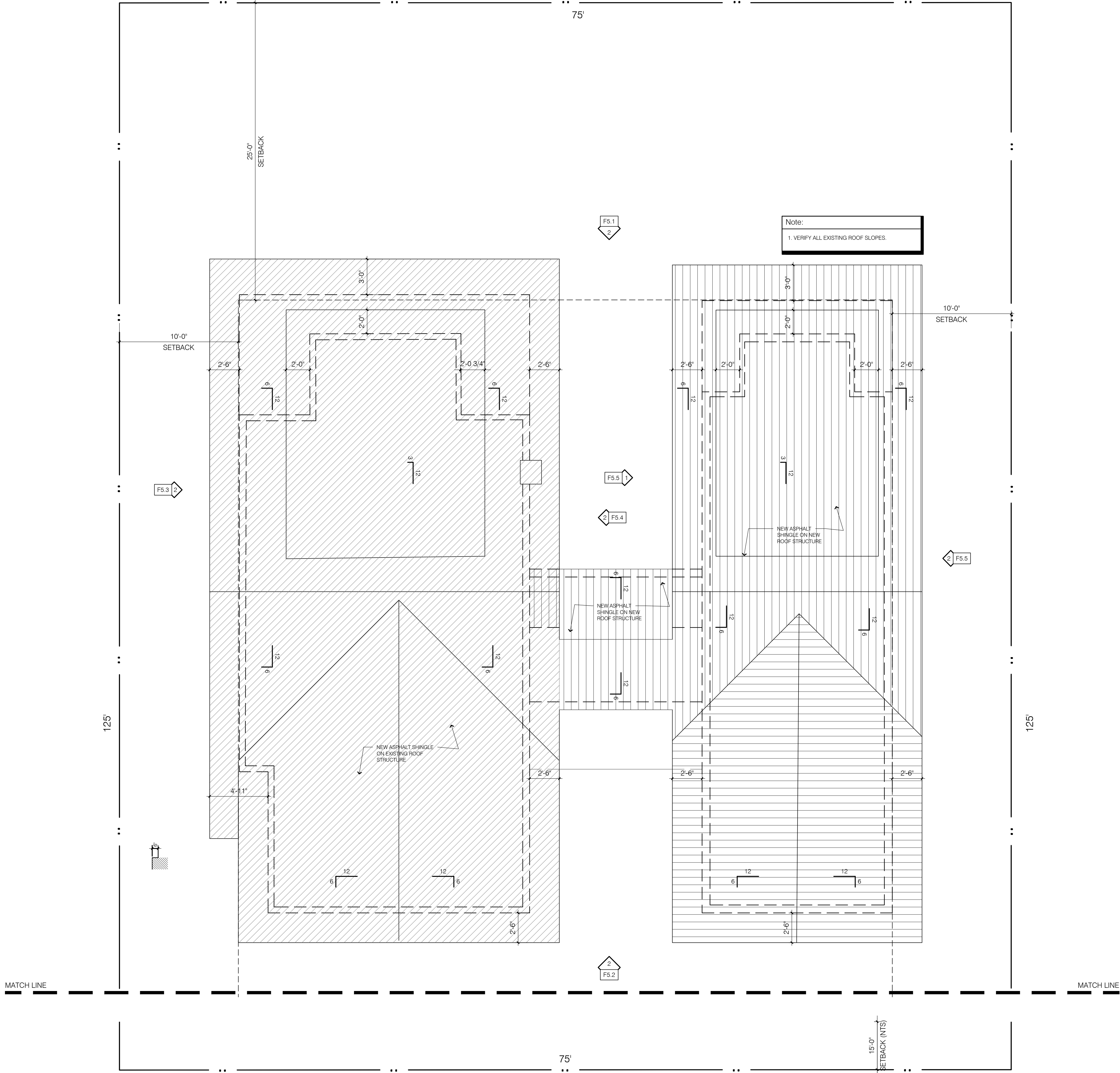
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PROJECT
Addition to
428 Chilean Ave
428 Chilean Ave
Palm Beach, FL 33480
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ZON: 22-121

OWNER
David Mooney
428 Chilean Ave
Palm Beach, FL 33480

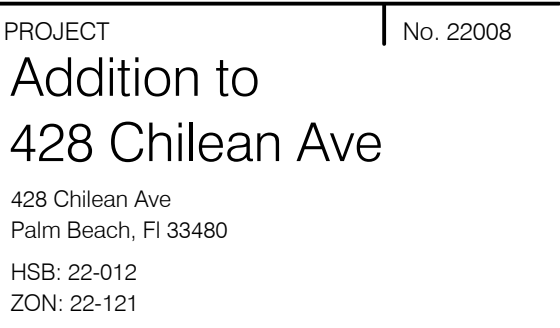
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F4



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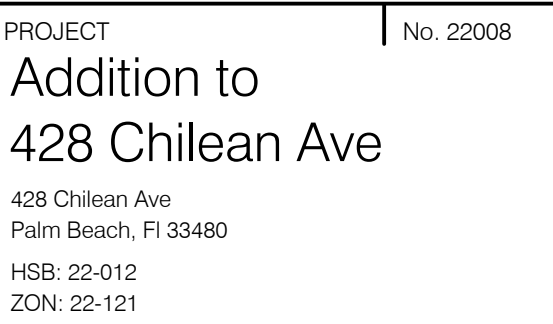


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F-5.1



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Architectural elevation drawing of a two-story building facade. The drawing includes various annotations for setbacks, heights, and materials. Key features include a central entrance with a porch, a balcony, and multiple windows. The drawing is divided into sections labeled 'EXISTING' and 'NEW'.

Annotations and Dimensions:

- SETBACK:** 10'-0" (indicated on both sides of the building).
- NEW ARCHITECTURAL ASPHALT SHINGLE. COLOR SLATE**
- NEW WD. FASCIA AND TRIM**
- NEW WD. BRACKETS**
- NEW T & G. WOOD EAVE**
- NEW WD. RAILING**
- NEW STUCCO FINISH**
- NEW WD. TAPERED COLUMNS PAINTED WHITE**
- NEW CABANA**
- NEW PORCH**
- PROPERTY LINE**
- NEW ALUM WINDOWS PAINTED WHITE**
- NEW ALUMINUM LOUVERED DOORS**
- BASE FLOOD** (ELEV. 2'-6" (+7.0' NAVD))
- T.O. FIN FL.** (ELEV. 0'-0" (+4.5' NAVD))
- T.O. 2ND FL.** (ELEV. 9'-6" (+14.0' NAVD))
- BUILDING HEIGHT** (ELEV. 17'-0" (+21.5' NAVD) T.O. TB)
- BUILDING HEIGHT** (ELEV. 18'-4" (+22.8' NAVD) T.O. TB)
- OVERALL BUILDING HEIGHT** (ELEV. 24'-0" (+28.5' NAVD))
- OPEN** (indicated in the central entrance area)
- Dimensions:** 10'-0", 12', 6", 7'-6", 2'-0", 9'-6", 8'-0", 15'-10", 21'-6"

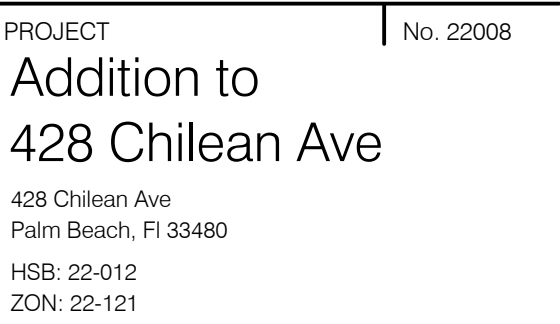
② Proposed South Elevation 1/4"



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SHEET NO.

F-5.2



OWNER

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F-5.4



1/4"

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① Proposed Section Elevation looking East 1/4"



② Proposed East Elevation 1/4"



PROJECT
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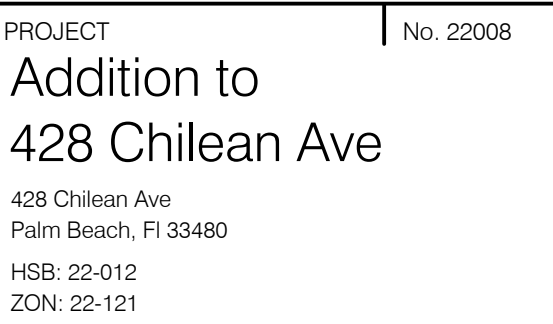
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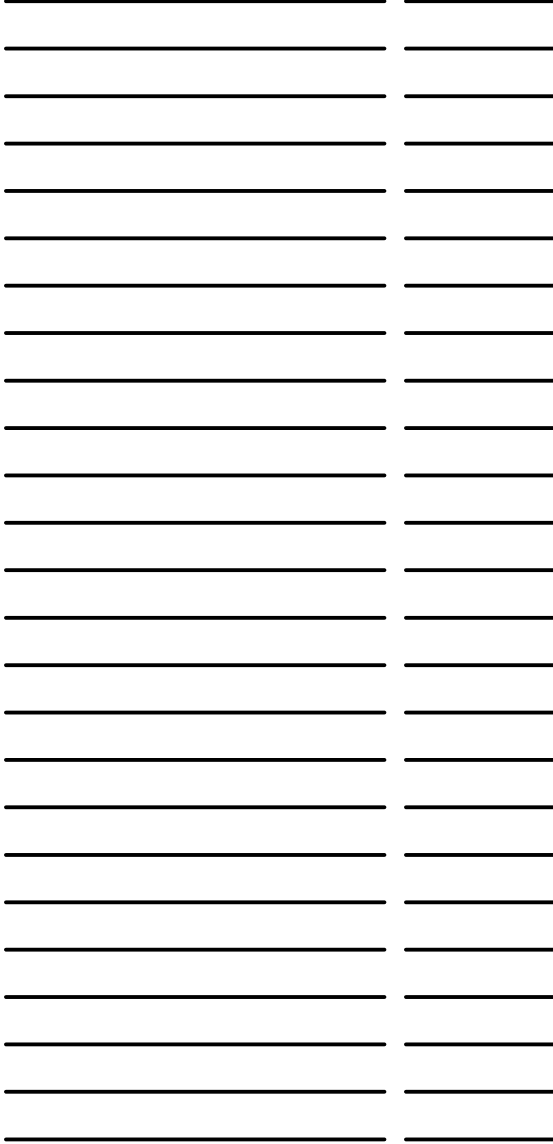
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① Existing North Elevation 1/4"

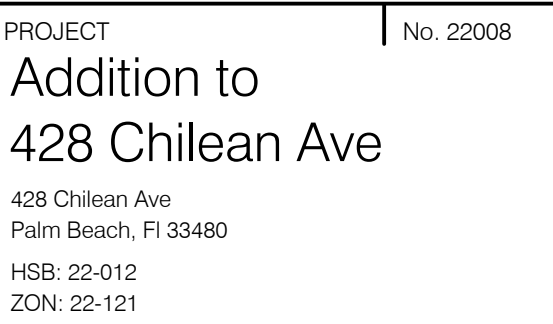


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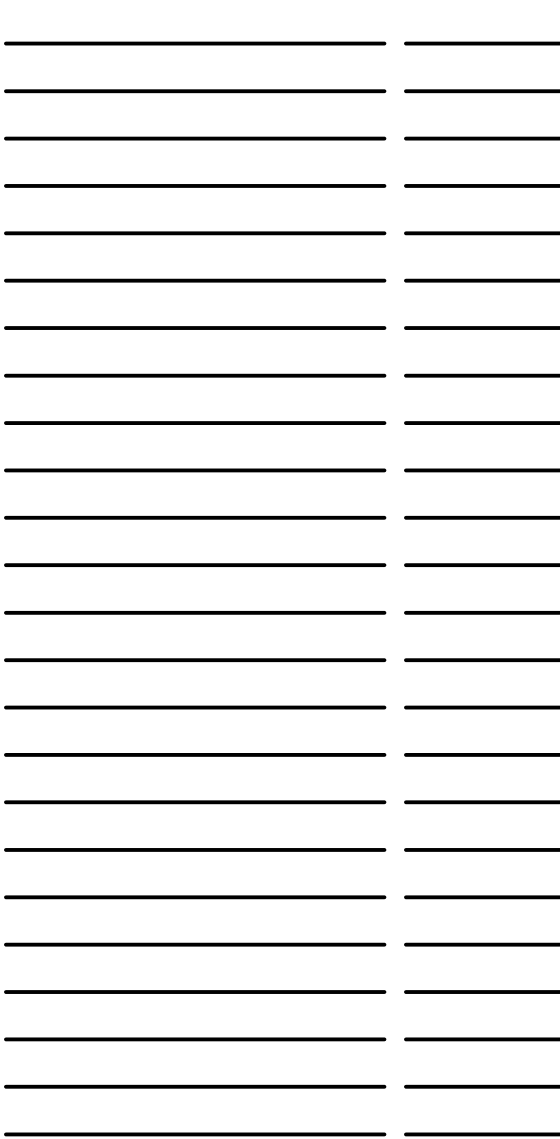
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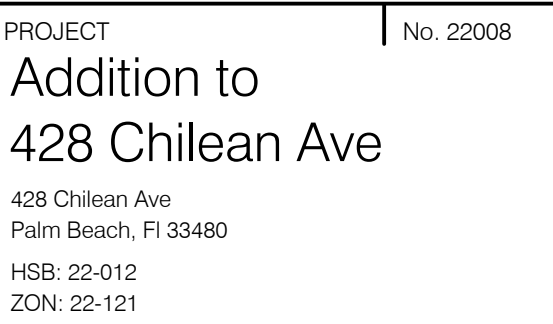
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F-6.2

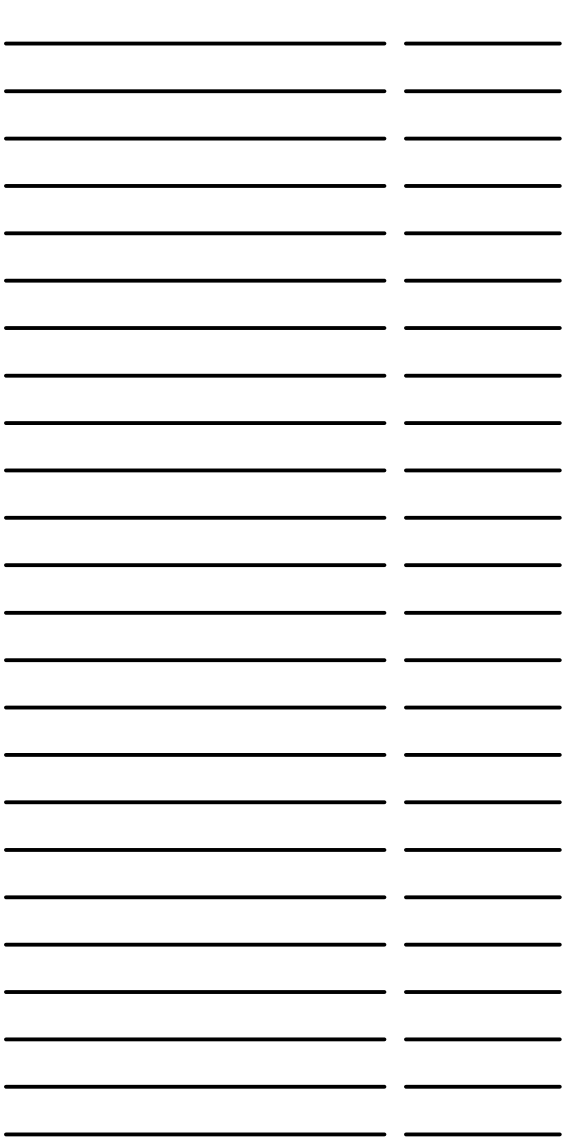


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428 Chilean Ave
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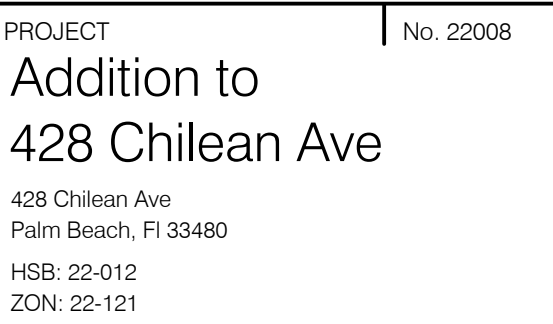
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Landscape Architectural Design
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F-6.3



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① Existing East Elevation 1/4"



② Proposed East Elevation 1/4"

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VC vitaliniorazzini
ARCHITECTS

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F-6.4

1. FIELD VERIFY EXISTING CONDITIONS, DIMENSIONS AND ELEVATIONS BEFORE FABRICATION.
2. VERIFY FINISH FLOOR HEIGHT PRIOR TO FABRICATION.
3. SPACING AND ELEVATION OF RAILING SPACES IN THE RAILING DESIGN MUST RESIST A 4" OBJECT TO COMPLY WITH F.L.C.D.
4. THE DESIGN INTENT OF THE GUARDRAILS IS TO MAXIMIZE THE SPAN BETWEEN SUPPORTS, PROVIDE INTERMEDIATE POST SUPPORT ONLY WHEN NECESSARY TO COMPLY WITH FLORIDA'S BUILDING CODES FOR GUARDRAILS.
5. THE RAILING DESIGN IS REQUIRED TO OBTAINING SHOP DRAWINGS SIGNED AND SEALED BY A FLORIDA REGISTERED ENGINEER AND TO ENSURE THAT THE DESIGN AND CONSTRUCT OF ALL RAILING COMPONENTS WILL WITHSTAND LOADS APPLIED AT ANY POINT DOWNWARD OR HORIZONTALLY AS SPECIFIED BY THE FLORIDA BUILDING CODE.
6. PROVIDE SHOP DRAWINGS TO ARCHITECT FOR DESIGN INTENT APPROVAL.

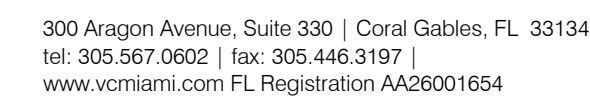
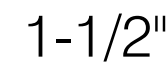
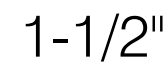
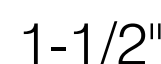


1. ALL WOOD CONNECTIONS TO BE HIDDEN.
2. BOLTED & PINNED CONNECTIONS TO BE PLUGGED W/ MATCHING WD
3. PLATES & BRACKETS TO BE RECESSED AND PLUGGED W/ MATCHING WD
4. ALL END GRAIN TO BE SEALED INCLUDING BUT NOT LIMITED TO COLUMN TOP, BEAM ENDS, BEAM SPLICES
5. ANY EPOXY USED FOR STRUCTURE WOOD COLUMNS OR BEAMS TO BE WODOPEX BY ABATRON.



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1. WINDOWS: SINGLE HUNG WINDOWS AND CASEMENTS BY WINDOOR ESTATE SERIES
2. DOORS: FRENCH DOORS BY WINDOOR ALUMINUM ESTATE SERIES COLOR WHITE
3. ROOFING : ARCHITECTURAL ASPHALT SHINGLES BY GAF (OR SIMILAR) TIMBERLINE HDZ SHINGLES COLOR SLATE
4. PAINT COLORS STUCCO HC 33 MONTGOMERY WHITE BY BENJAMIN MOORE- TRIMS, COLUMNS, FASCIA DECORATIVE WHITE 1-04 BENJAMIN MOORE





PROJECT	No. 22008
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Addition to
428 Chilean Ave

428 Chilean Ave
Palm Beach, FL 33480
HSB: 22-012
ZON: 22-121

OWNER

David Mooney

428 Chilean Ave
Palm Beach, FL 33480

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① Streetscape Elevation

1/16"

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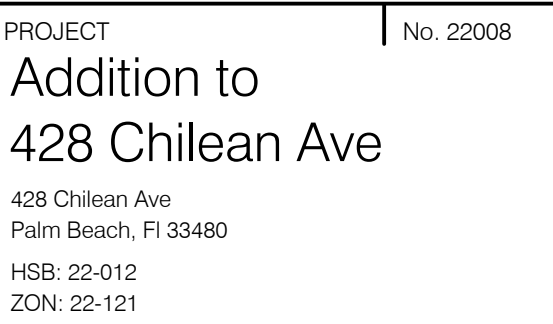
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tel: 305.567.0602 | fax: 305.446.3197 |
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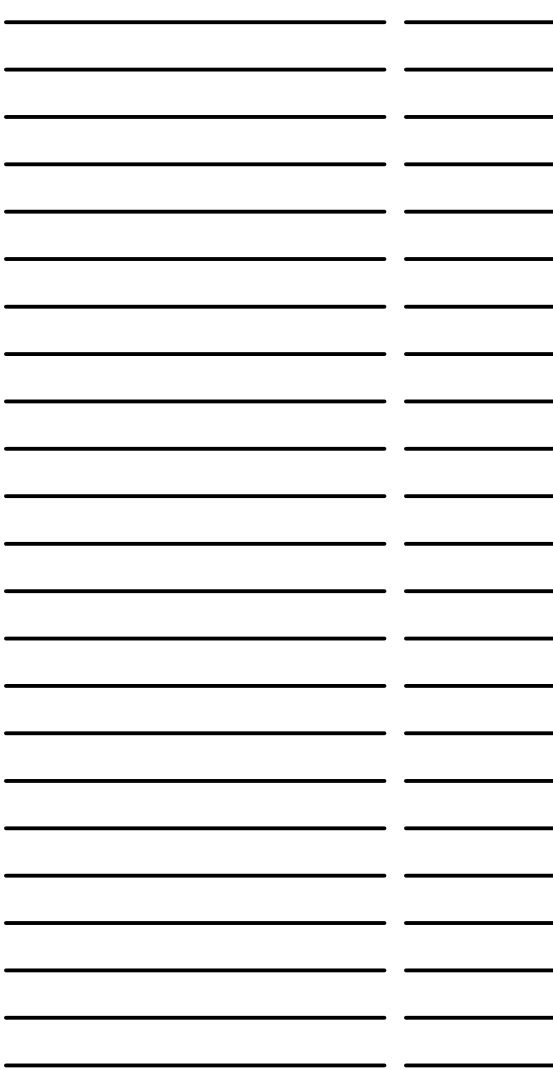
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F8



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F-11.1





PROJECT
Addition to
428 Chilean Ave
428 Chilean Ave
Palm Beach, FL 33480
HSB: 22-012
ZON: 22-121

No. 22008

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② Proposed South - Back View



① Proposed South - Back View



④ Proposed South - Back View



③ Proposed South - Back View

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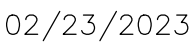
VC vitaliniorazzini
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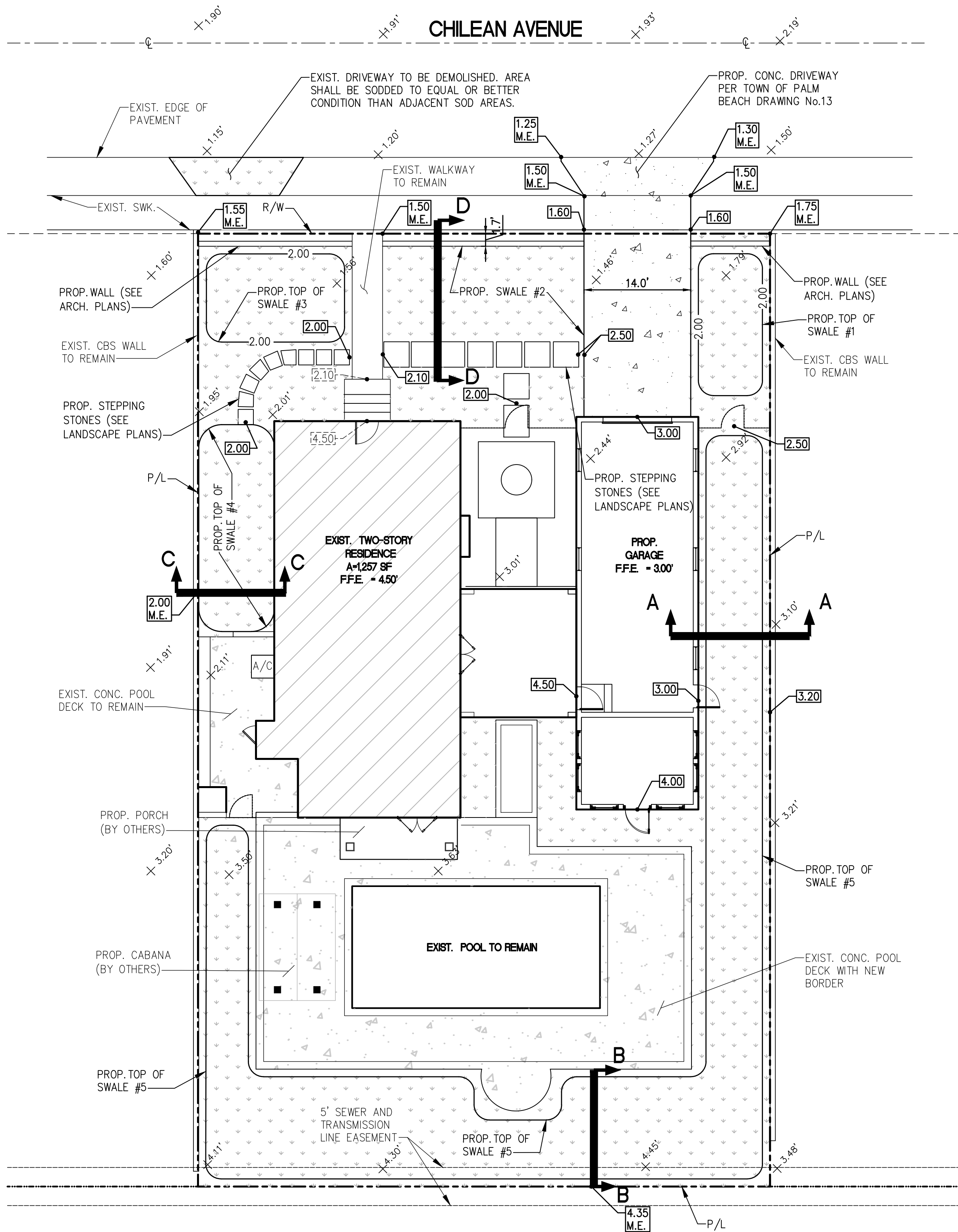
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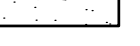


1. ALL CONSTRUCTION AND MATERIALS SHALL CONFORM TO THE STANDARDS AND SPECIFICATIONS OF PALM BEACH COUNTY AND NATIONAL CODES WHERE APPLICABLE.
2. ALL CONSTRUCTION SHALL BE DONE IN A SAFE MANNER, SPECIFICALLY, THE RULES AND REGULATIONS OF THE OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) AND THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES (MUTCD) SHALL BE STRICTLY OBSERVED.
3. ALL ELEVATIONS ON THE PLANS OR REFERENCED IN THE SPECIFICATIONS ARE BASED ON NORTH AMERICAN VERTICAL DATUM NAVD88
4. THE CONTRACTOR SHALL NOTIFY IMMEDIATELY WHEN A CONFLICT BETWEEN THE DRAWING AND ACTUAL CONDITIONS ARE DISCOVERED DURING THE COURSE OF CONSTRUCTION
5. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY PRIOR THE CONSTRUCTION OF THE WORK TO PERFORM SUCH TESTS, STUDIES, AND SURVEYS AS HE DEEMS NECESSARY TO SATISFY HIMSELF AS TO THE ACTUAL CONDITIONS EXISTING AT THE SITE.
6. THE CONTRACTOR SHALL PROVIDE AT LEAST 48 HOURS NOTICE TO THE VARIOUS UTILITY COMPANIES TO PERMIT THE LOCATION OF EXISTING UNDERGROUND UTILITIES IN ADVANCE FOR CONSTRUCTION BY CALLING SUNSHINE STATE ONE CALL 811
7. CONTRACTOR SHALL HAVE A SET OF PLANS WITH CURRENT FIELD CHANGES MARKED THERE-ON AND SHALL DELIVER THESE PLANS TO THE ENGINEER UPON COMPLETION OF CONSTRUCTION.
8. NO CONSTRUCTION ACTIVITY SHALL TAKE COMMENCE PRIOR TO OBTAINING ALL THE REQUIRED PERMITS AND APPROVALS FOR THIS PROJECT. THE CONTRACTOR SHALL OBTAIN ALL REQUIRED CONSTRUCTION PERMITS AND COMPLY WITH APPROVED PLANS/ ALL DIMENSIONS AND ELEVATIONS SHALL BE IN ACCORDANCE WITH THE APPROVED PLANS AND REQUIREMENT OF ALL PERMITTING AGENCIES.
9. PROPOSED BERM IS REQUIRED TO BE CONSTRUCTED OF SUITABLE FILL MATERIAL, NO MUCK OR OPEN GRADED SILICA, COMPACTED TO 92% DENSITY, AND SODDED OR STABILIZED IN AN APPROVED METHOD TO PREVENT EROSION

1. THE FULL DEPTH OF ALL EXISTING ORGANIC AND DETERIUS MATERIALS WITHIN THE RIGHT-OF-WAY AND UTILITY DRAINAGE EASEMENT SHALL BE REMOVED. NO MATERIAL OF FDOT CLASS A-5, A-7 OR A-8 SHALL BE ALLOWED.
2. PRIME COAT SHALL BE APPLIED AT A RATE OF 0.10 GALLON PER SQUARE YARD. PRIME AND TACK COAT FOR BASE SHALL CONFORM TO THE REQUIREMENTS AND SPECIFICATIONS OF SECTION 300- THROUGH 300-7 OF FDOT STANDARDS SPECIFICATIONS.
3. PROCTORS SHALL BE PERFORMED ON ALL MATERIAL, SUBGRADE, AND BASE AND ANY SUBSEQUENT CHANGE IN MATERIALS. LIMEROCK BEARING RATIOS, SIEVES ANALYSIS, AND DENSITIES REQUIRED BY THE CONTRACTOR DOCUMENTS SHALL BE SUBMITTED TO THE CITY AND THE ENGINEER OF RECORD. THE CONTRACTOR SHALL PAY FOR ALL REQUIRED TESTING. TEST RESULTS SHALL BE SIGNED AND SEALED BY THE LABORATORY PROFESSIONAL ENGINEER REGISTER IN THE STATE OF FLORIDA.
4. AS-BUILT DRAWINGS SHALL BE PREPARED AND SUBMITTED TO ENGINEERING OF RECORD TO SHOW FINISH GRADE OF THE SUBGRADE AND ENTIRE SITE ELEVATIONS.
5. ALL FILL IMPORTED/ BORROW MATERIAL SHALL BE CLEAN SANDY SOIL FREE OF ROCKS, CONCRETE AND ORGANIC MATERIAL AND SHALL MEET THE FDOT STANDARDS FOR BORROWED FILL.





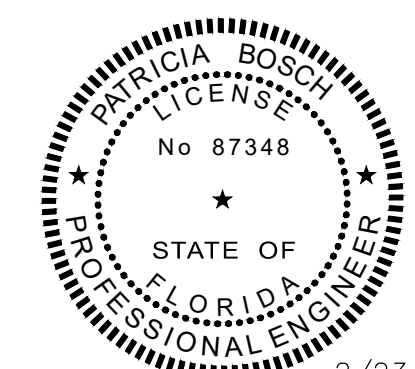
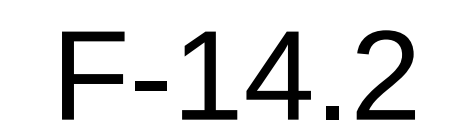
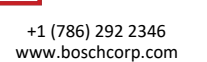


	PROPOSED CONCRETE AREA
	PROPOSED SOD AREA
	EXISTING CONCRETE AREA
	PROPOSED ELEVATION
	EXISTING ELEVATION



$$Q = \frac{(P - 0.2S)^2}{(P + 0.8S)}$$

	IMPERVIOUS	PERVIOUS	BUILDING	TOTAL
Area (Acres)	0.071	0.090	0.054	
Storage Type	L	L	None	
Start (Ft.)	1.50	0.80		
End (Ft.)	4.50	4.50		
Stage (Ft.)	Storage (Ac-Ft)	Storage (Ac-Ft)	Storage (Ac-Ft)	Storage (Ac-Ft)
0.00	0.0000	0.0000	0.0000	0.00
0.50	0.0000	0.0000	0.0000	0.00
1.00	0.0000	0.0018	0.0000	0.00
1.50	0.0000	0.0093	0.0000	0.01
2.00	0.0030	0.0226	0.0000	0.04
2.50	0.0118	0.0417	0.0000	0.07
3.10	0.0303	0.0721	0.0000	0.14
STAGE FOR THE 3 YR-24 HR STORM EVENT IN THE POST-DEVELOPMENT CONDITION IS 2.50 FT NAVD88				

[illegible]

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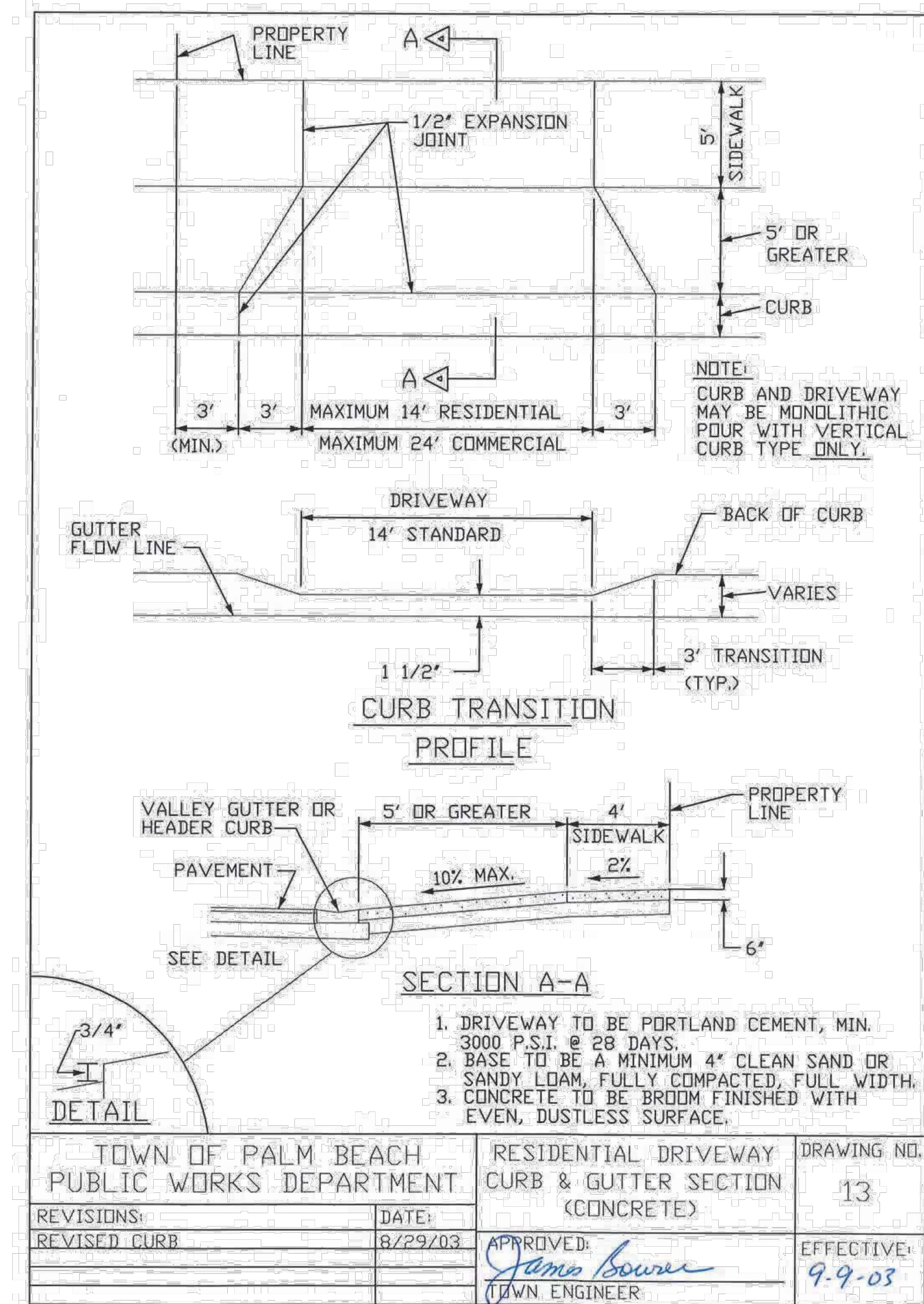
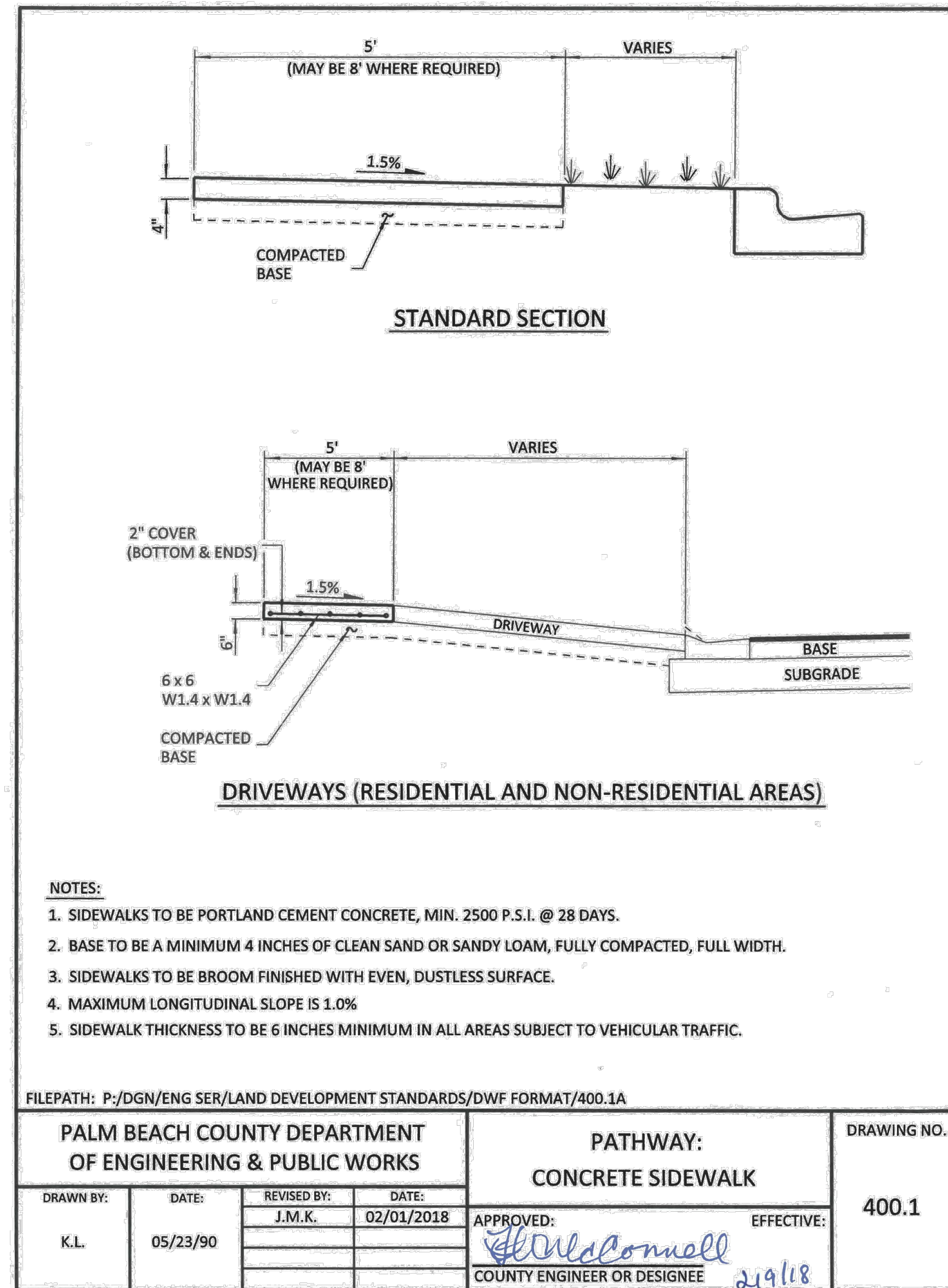
Civil Design Engineering LLC
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www.civildesignengineering.com



PAVING DETAILS

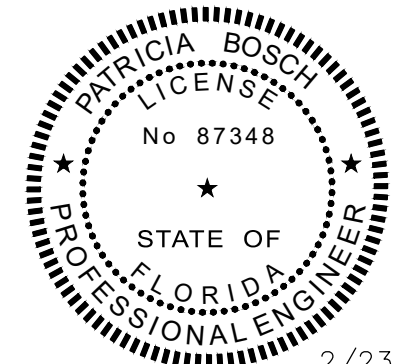
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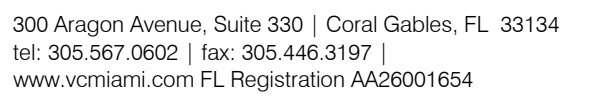
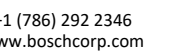
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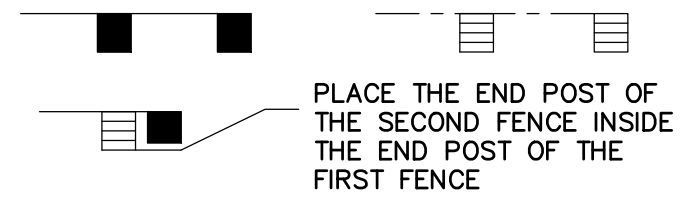
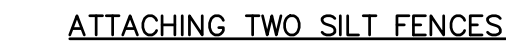
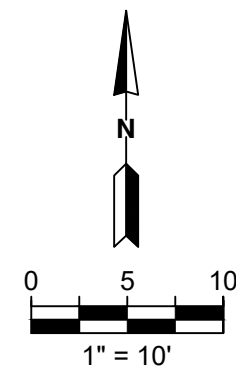
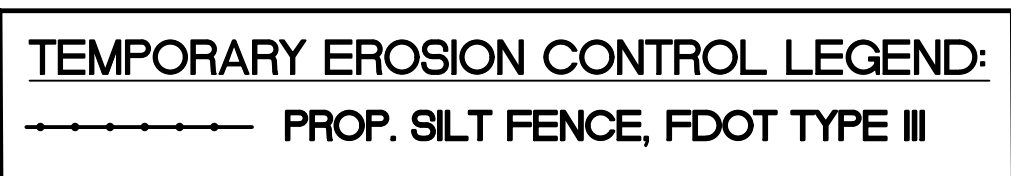
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STORMWATER POLLUTION PREVENTION PLAN AND DETAILS

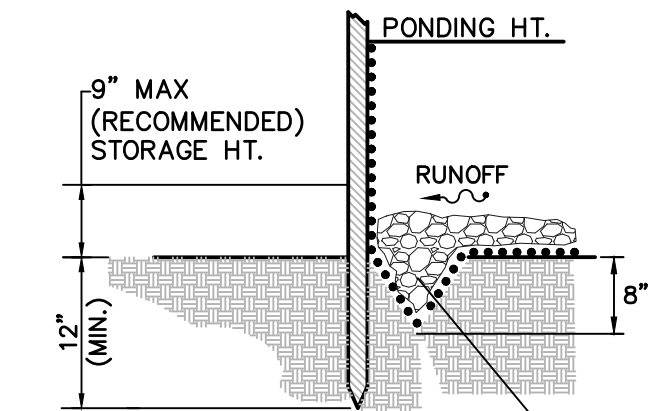
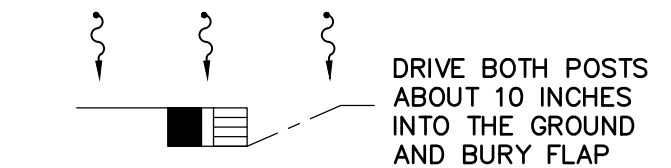
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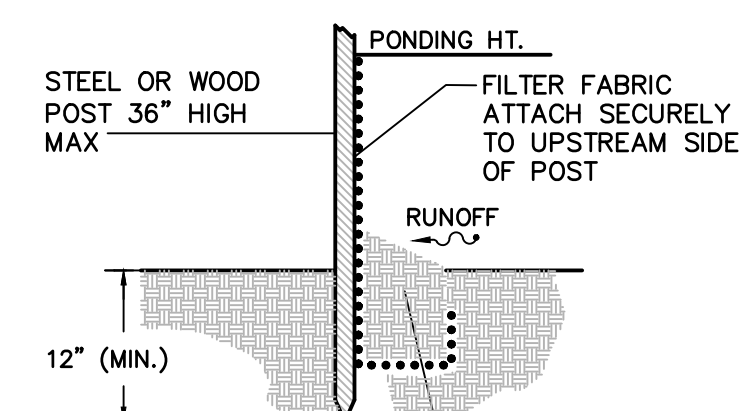
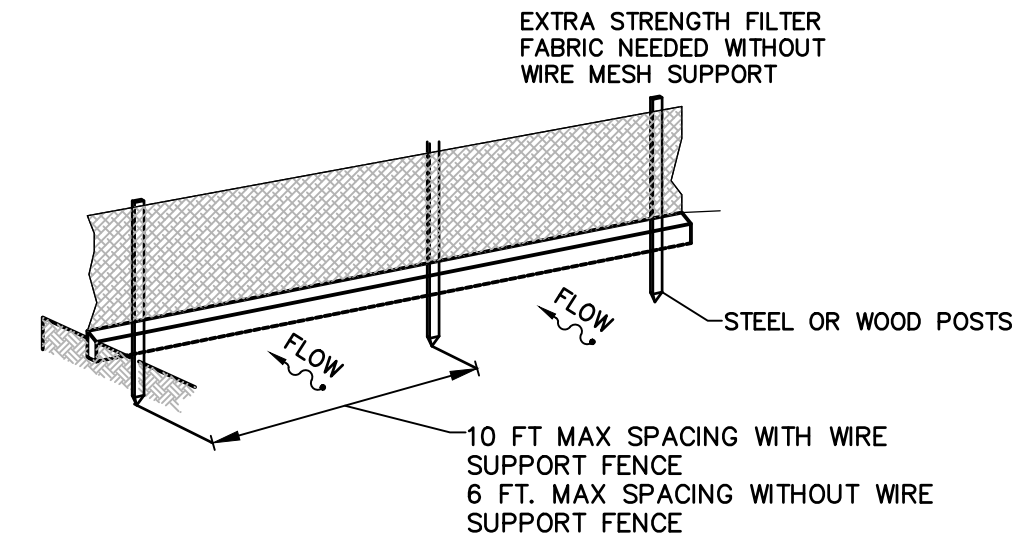


ROTATE BOTH POSTS AT
LEAST 180 DEGREES IN A
CLOCKWISE DIRECTION TO
CREATE A TIGHT SEAL WITH
THE FABRIC MATERIAL

DIRECTION OF RUNOFF WATERS



ALTERNATE DETAIL
TRENCH WITH GRAVEL

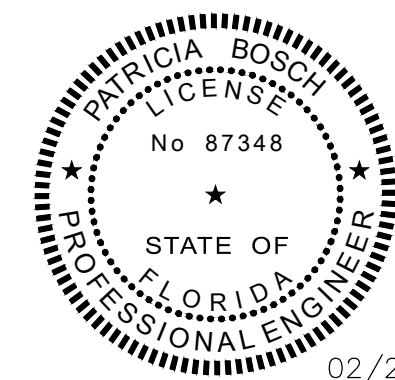
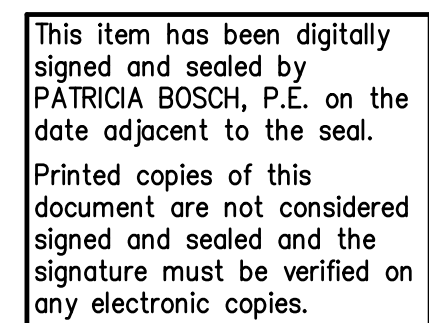


STANDARD DETAIL 4"x 6" TRENCH WITH
TRENCH WITH NATIVE BACKFILL COMPACTED BACKFILL

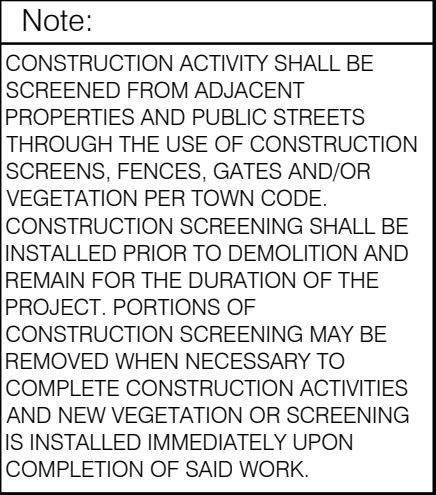
N.T.S.

GENERAL NOTES:

1. TEMPORARY EROSION AND TURBIDITY CONTROL SHALL BE IMPLEMENTED PRIOR TO AND DURING CONSTRUCTION, AND PERMANENT CONTROL MEASURES SHALL BE COMPLETED WITHIN 7 DAYS OF ANY CONSTRUCTION ACTIVITY.
2. SYNTHETIC BALES AND SILT FENCES SHALL BE INSTALLED AND MAINTAINED AT ALL LOCATIONS AS INDICATED ON PLANS. SYNTHETIC BALES AND SILT FENCES SHALL REMAIN IN PLACE IN ALL LOCATIONS UNTIL CONSTRUCTION IS COMPLETED AND SOILS ARE, STABILIZED AND VEGETATION HAS BEEN ESTABLISHED.
3. SYNTHETIC BALES SHALL BE TRENCHED 3" TO 4" AND ANCHORED WITH 2 - 1" x 2" (OR 1" DIAM.) x 4" WOOD STAKES. STAKES OF OTHER MATERIAL OR SHAPE PROVIDING EQUIVALENT STRENGTH MAY BE USED IF APPROVED BY THE ENGINEER.
4. ADJACENT BALES SHALL BE BUTTED FIRMLY TOGETHER. UNAVOIDABLE GAPS SHALL BE PLUGGED WITH HAY OR STRAW TO PREVENT SILT FROM PASSING.
5. SILT FENCES SHALL BE INSTALLED AS INDICATED ON PLANS.
6. SILT FENCES SHALL BE PROVIDED ON EXIST INLETS LOCATED IN C&G, OR VALLEY GUTTER
7. THE FABRIC MATERIAL AND THE WIRE MESH SHALL NOT EXTEND MORE THAN 36" (90 CM) ABOVE THE ORIGINAL GROUND SURFACE.
8. SILT FENCES AND FILTER BARRIERS SHALL BE INSPECTED IMMEDIATELY AFTER EACH RAINFALL AND REMOVE SEDIMENT WHEN NECESSARY.
9. REMOVE SEDIMENT SHALL BE DEPOSITED TO AN AREA THAT WILL NOT CONTRIBUTE SEDIMENT OFF-SITE AND CAN BE PERMANENTLY STABILIZED
10. SILT FENCE SHALL BE PLACED ON SLOPE CONTOURS TO MAXIMIZE PONDING EFFICIENCY



02/23/2023

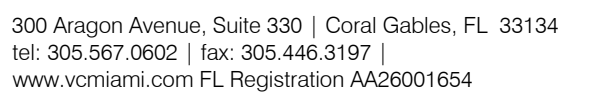


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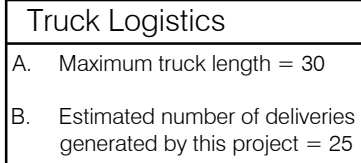
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SHEET NO. F15



1/8"



OWNER

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Palm Beach, Fl 33480

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Luigi Vitalini	AR - 13513
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 $\equiv 16$ 

1/8"