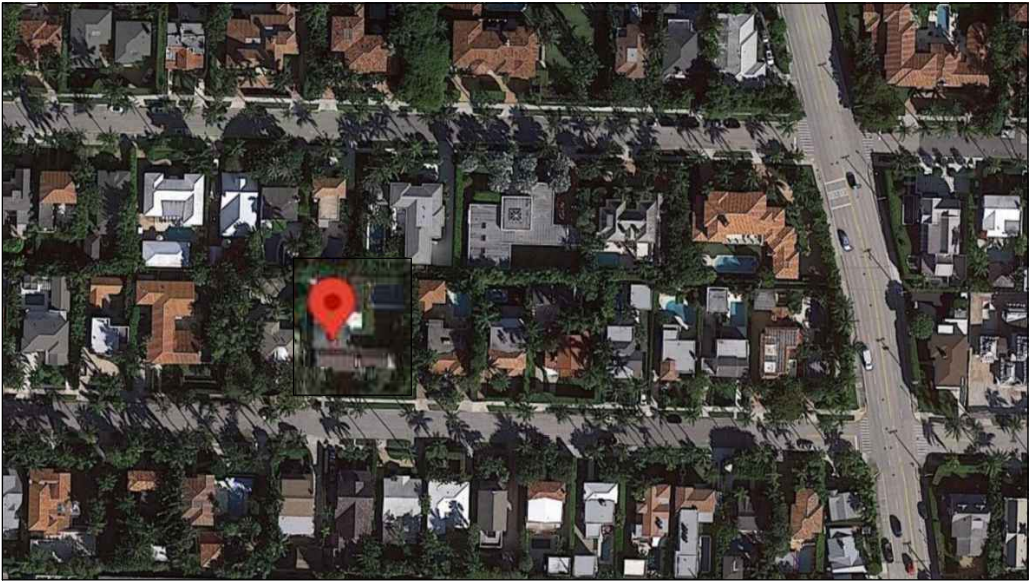


243 SEASPRAY AVE RESIDENCE

243 SEASPRAY AVE, PALM BEACH - FLORIDA - 33480

RECEIVED

By yfigueroa at 10:27 am, Dec 08, 2023



LOCATION MAP

FINAL SUBMITTAL

12/07/2023

PROJECT No.: 2023-13

DATE OF HEARING: 01/24/2024

ARCOM# ARC-24-010



PORTUONDO PEROTTI ARCHITECTS, INC.

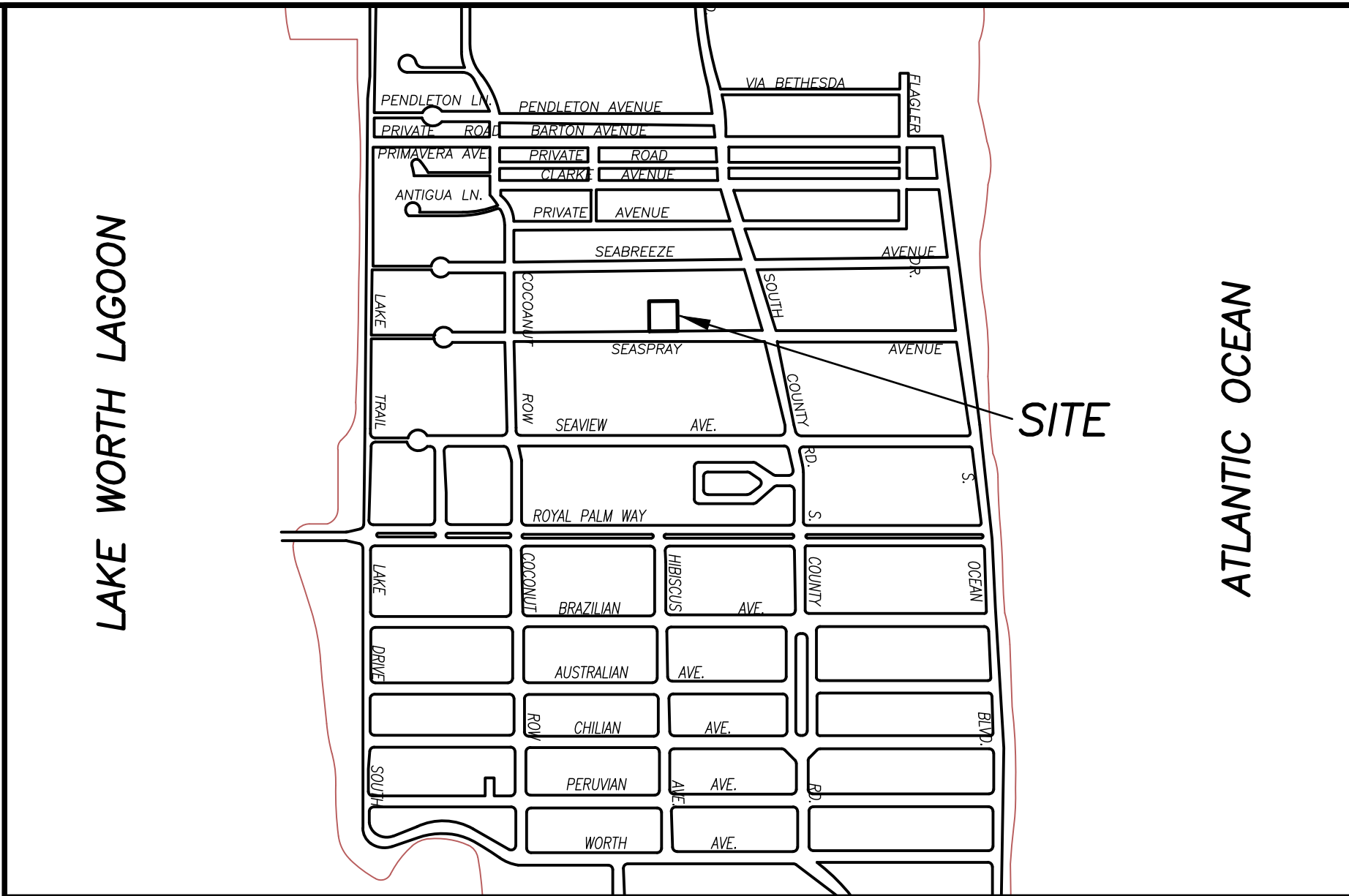
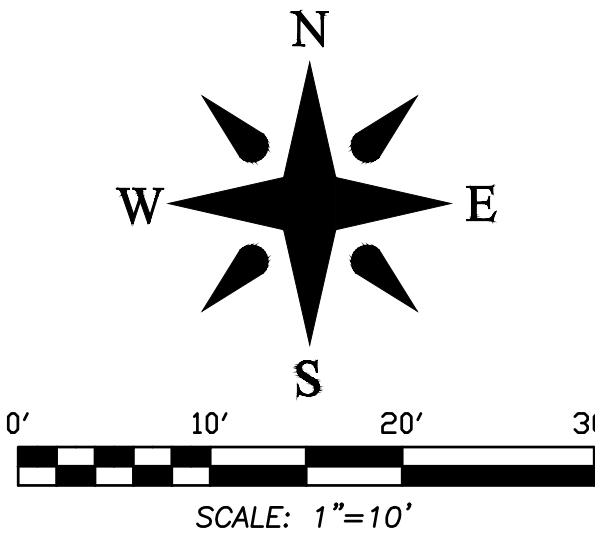
5717 S.W. 8th STREET
MIAMI, FLORIDA 33144
PH: (305) 260 -9331
FAX: (305) 260 -9318

E-MAIL: info@PORTUONDO-PEROTTI.COM

PROJECT DIRECTORY		INDEX OF DRAWINGS			
OWNER		ARCHITECTURE		SECOND SUBMITTAL	REV-01
		SHEET NO.	TITLE	11/20/2023	
2. PORTUONDO PEROTTI ARCHITECTS 5717 SW 8th STREET MIAMI, FLORIDA. 33144 PHONE (305) 260-9331 FAX (305) 260 9318 LICENSE # AAC001407	ARCHITECT		COVER SHEET	X	
			SURVEY	X	
		A-001.1A	GROUND LEVEL SETBACK DIAGRAM	X	
		A-001.1B	UPPER LEVEL SETBACK DIAGRAM	X	
		A-001.1C	ROOF LEVEL SETBACK DIAGRAM	X	
		A-100	SITE PLAN	X	
		A-001.2A	ZONING DATA	X	
		A-001.2B	LOT COVERAGE DIAGRAM	X	
		A-001.3	CUBIC CONTENT DIAGRAM	X	
		A-001.4	AREA DIAGRAM	X	
3. ENVIRONMENTAL DESIGN GROUP 139 NORTH COUNTY ROAD #20-B PALM BEACH, FL. 33480 PH:(561) 832-4600 LICENSE # RLA 6666784	LANDSCAPE ARCHITECT	A-001.5	YARD SECTION DIAGRAM	X	
		A-001.6	YARD SECTION DIAGRAM	X	
		A-002	NEIGHBORHOOD VICINITY PLAN	X	
		A-002.1	NEIGHBORHOOD VICINITY PLANS & ELEVATIONS	X	
		A-002.2	NEIGHBORHOOD RESIDENCES PICTURES	X	
		A-002.3	VICINITY LOCATION MAP	X	
		A-002.4	VICINITY LOCATION MAP (1/4 MILE)	X	
		A-003	TRUCK LOGISTIC PLAN	X	
		A-101	MAIN LEVEL FLOOR PLAN	X	
		A-102	UPPER LEVEL FLOOR PLAN	X	
4. GRUBER CONSULTING ENGINEERS INC. 2475 MERCER AVE., SUITE 305 WEST PALM BEACH, FL. 33401 PHONE: (561) 312-2041 LICENSE # FL. PE. #57466	CIVIL ENGINEER	A-103	ROOF PLAN	X	
		A-200	NORTH & SOUTH ELEVATIONS	X	
		A-201	EAST & WEST ELEVATIONS	X	
		A-201.1	MASSING COMPARISON SKETCH	X	
		A-202	RENDERED ELEVATION	X	
		A-202.1	RENDERED ELEVATION	X	
		A-203	RENDERED ELEVATION	X	
		A-204	RENDERED ELEVATION	X	
		A-205	RENDERED ELEVATION	X	
		A-206	MATERIALS AND COLORS	X	
5. TOWN OF PALM BEACH BUILDING DEPARTMENT 360 SOUTH COUNTY ROAD PALM BEACH, FL. 33480 PH: (561) 838-5400	BUILDING DEPARTMENT	A-300	BUILDING SECTIONS	X	
		A-400	ELEVATION DETAIL	X	
		A-401	ELEVATION DETAIL	X	
		A-402	DETAILS	X	
		A-403	DETAILS	X	
		A-404	WALL SECTIONS/ DETAILS	X	
		A-405	EQUIPMENT SCREENING DETAILS	X	

POINCIANA PARK

127 |
3' U.E. (P), D.B. 99, PG. 419,
D.B. 146, PG. 493, D.B. 186,
PG. 123 & D.B. 460, PG. 467



BOUNDARY SURVEY FOR:

**243 SEASPRAY, LLC,
A FLORIDA LIMITED LIABILITY COMPANY**

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

243 Seaspray, LLC, A Florida Limited Liability Company
KHRE SMA Funding, LLC, a Delaware limited liability company, ISAOA ATIMA
Old Republic National Title Insurance Company
Rabideau Klein

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

PROPERTY ADDRESS:
243 Seaspray Ave
Palm Beach, FL 33480

LEGAL DESCRIPTION:
Lots 420, 422, 424, 426 and the West one-half of Lot 428, **POINCIANA PARK, SECOND ADDITION**, according to the Plat thereof on file in the office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, in Plat Book 6, Page 86.

<u>TITLE COMMITMENT REVIEW</u>						
CLIENT: 243 Seaspray, LLC, a Florida limited liability company		COMMITMENT NO. : 1200083	DATE: 12/27/21			
REVIEWED BY: Craig Wallace		JOB NO. : 21-1658.1				
B2 ITEM NO.	DOCUMENT	DESCRIPTION	AFFECTS AND PLOTTED	AFFECTS AND NOT PLOTT-ABLE	DOES NOT AFFECT	NOT A SURVEY MATTER
1-4	N/A	Standard Exceptions.				●
5	PB 6, PG 86	All matters contained on the Plat of Poinciana Park 2nd Addition.	●			
6	D.B. 99, PG 419	Easements for utilities contained Warranty Deeds (as to lots 424 and 426)	●			
6a	D.B. 146, PG 493	Easements for utilities contained Warranty Deeds (as to Lots 420 and 422)	●			
6b	D.B. 186, PG 123	Easements for utilities contained Warranty Deeds. (as to Lot 428)	●			
6c	D.B. 460, PG 467	Easements for utilities contained Warranty Deeds. (as to Lots 420, 422 and West 1/2 of 424).	●			
7	N/A	Standard Exceptions.				●

02/10/23 SURVEY AND TIE-IN UPDATE L.E./M.B.21-1658-3 PB342/75

05/10/22 SPOT ELEVATIONS B.M./M.B. 21-1658-2 PB332/23

REVISIONS

BOUNDARY SURVEY FOR:

243 SEASPRAY, LLC,

A FLORIDA LIMITED LIABILITY COMPANY



WALLACE

5553 VILLAGE BOULEVARD, WEST PALM BEACH, FLORIDA 33407 • (561) 640-4551

SURVEYING

CORP. LICENSED SURVEYOR # 4569

FIELD:	B.M.	JOB NO:	21-1658.1	F.B.:	LW143	PG. 42
OFFICE:	M.B.	DATE:	12/28/21	DWG. NO.:	21-1658	
C'K'D:	C.W.	REF:	21-1658.DWG	SHEET	1	OF 1

CERTIFICATION:
I HEREBY ATTEST that the survey shown hereon conforms to 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: 2/10/2023

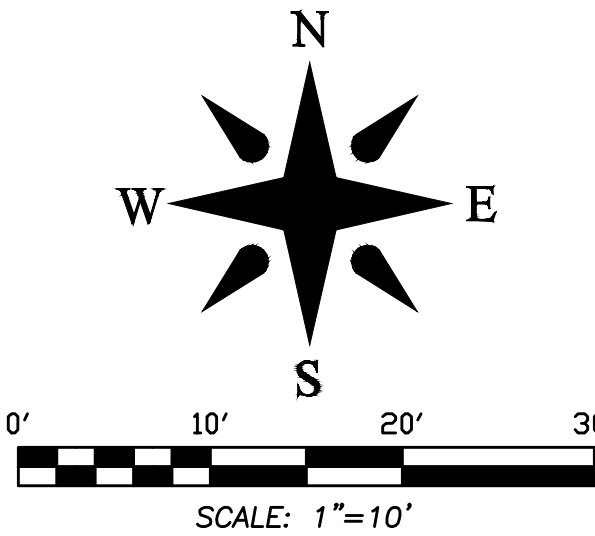
Craig L. Wallace
Professional Surveyor and Mapper
Florida Certificate No. 3357

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 1200083, issued by Old Republic National Title Insurance Company, dated December 27, 2021. 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. Evisions 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'.

= 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
 D/W = DRIVEWAY
 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
 I.D. = INSIDE DIAMETER
 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
 O/S = OFFSET
 (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
 P/V/M/T = PAVEMENT
 (R) = RADIAL
 R. = RADII
 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
 Δ = 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)
 ℙ = PROPERTY LINE
 ⚡ = UTILITY POLE
 ⚓ = FIRE HYDRANT
 ⚖ = WATER METER
 ⚗ = WATER VALVE
 ✨ = LIGHT POLE
 🌲 = PINE TREE
 🌴 = SABAL PALM



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

243 Seaspray, LLC, A Florida Limited Liability Company
KHRE SMA Funding, LLC, a Delaware limited liability company, ISAOA ATIMA
Old Republic National Title Insurance Company
Rabideau Klein

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

PROPERTY ADDRESS:
243 Seaspray Ave
Palm Beach, FL 33480

LEGAL DESCRIPTION:
Lots 420, 422, 424, 426 and the West one-half of Lot 428, **POINCIANA PARK, SECOND ADDITION**, according to the Plat thereof on file in the office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, in Plat Book 6, Page 86.

TITLE COMMITMENT REVIEW						
CLIENT: 243 Seaspray, LLC, a Florida limited liability company		COMMITMENT NO. : 1200083	DATE: 12/27/21			
REVIEWED BY: Craig Wallace		JOB NO. : 21-1658.1				
B2 ITEM NO.	DOCUMENT	DESCRIPTION	AFFECTS AND PLOTTED	AFFECTS AND NOT PLOTTABLE	DOES NOT AFFECT	NOT A SURVEY MATTER
1-4	N/A	Standard Exceptions.				●
5	PB 6, PG 86	All matters contained on the Plat of Poinciana Park 2nd Addition.	●			
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14. The expected horizontal accuracy of the information shown hereon is +/- 0.10'.

CRAIG L
WALLACE

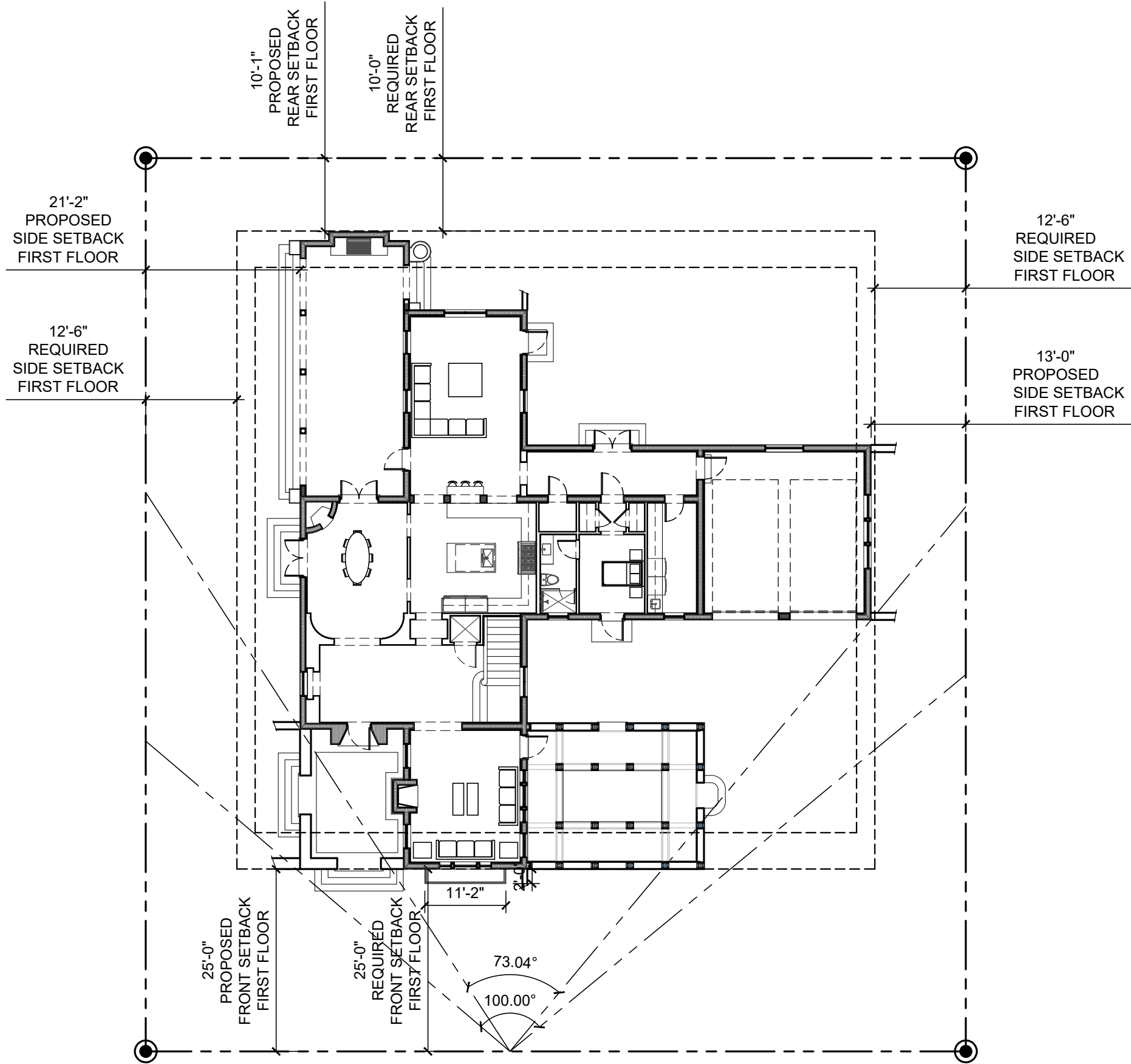
Digitally signed by CRAIG L
WALLACE
Date: 2023.01.20 09:04:31
-05'00'

CERTIFICATION:
I HEREBY ATTEST that the survey shown hereon conforms to 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: 12/28/2021

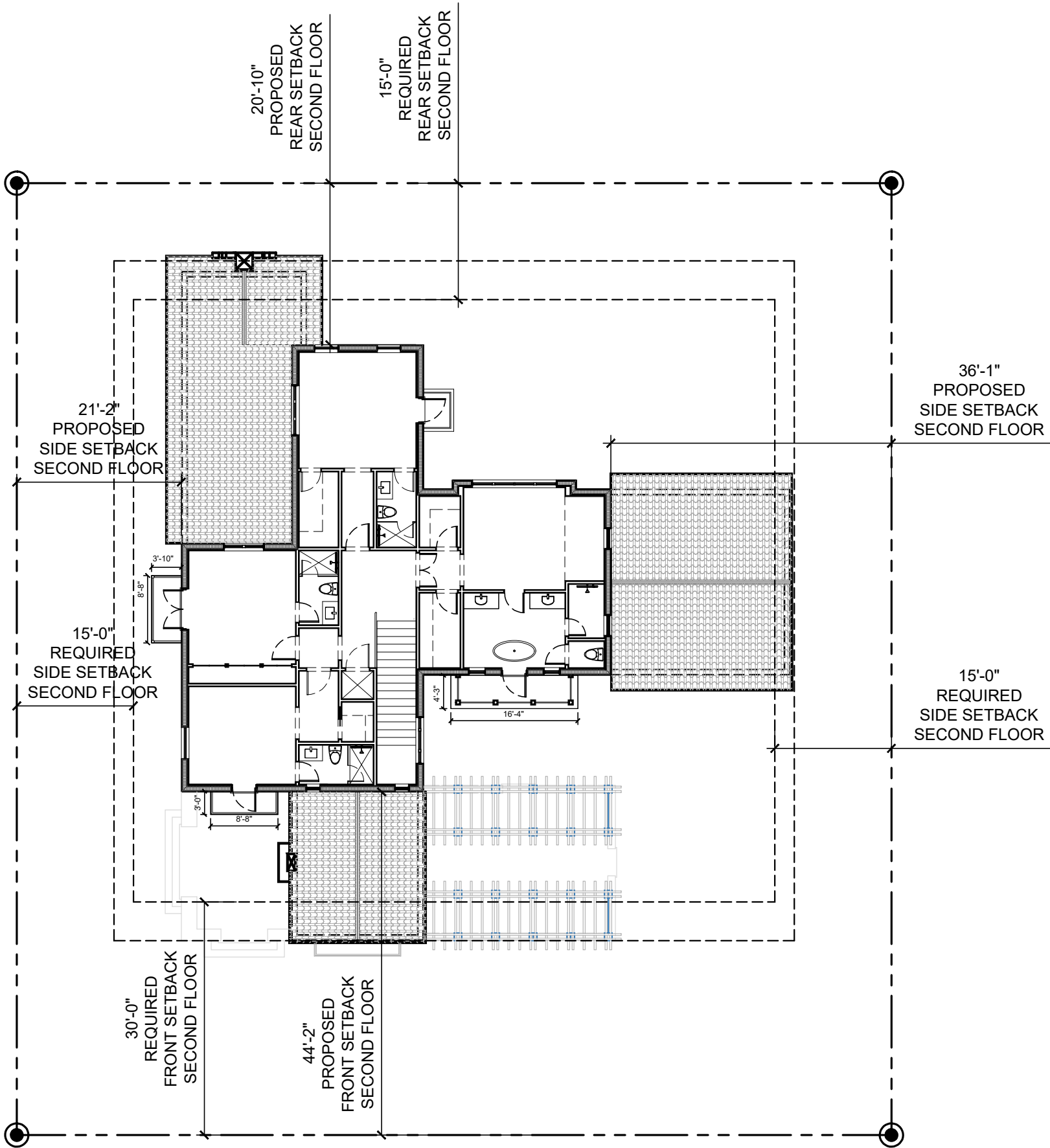
Craig L. Wallace
Professional Surveyor and Mapper
Florida Certificate No. 3357

REVIEWS			
05/10/22 SPOT ELEVATIONS B.M./M.B. 21-1658.2 PB332/23			
BOUNDARY SURVEY FOR:			
243 SEASPRAY, LLC, A FLORIDA LIMITED LIABILITY COMPANY			
			
5555 VILLAGE BOULEVARD, WEST PALM BEACH, FLORIDA 33407 • (561) 640-4551			
FIELD#	B.M.	JOB NO. 21-1658.1	F.B. LW143 PG. 42
OFFICE#	M.B.	DATE: 12/28/21	DWG. NO. 21-1658
C'K'D#	C.W.	REF: 21-1658.DWG	SHEET 1 OF 1



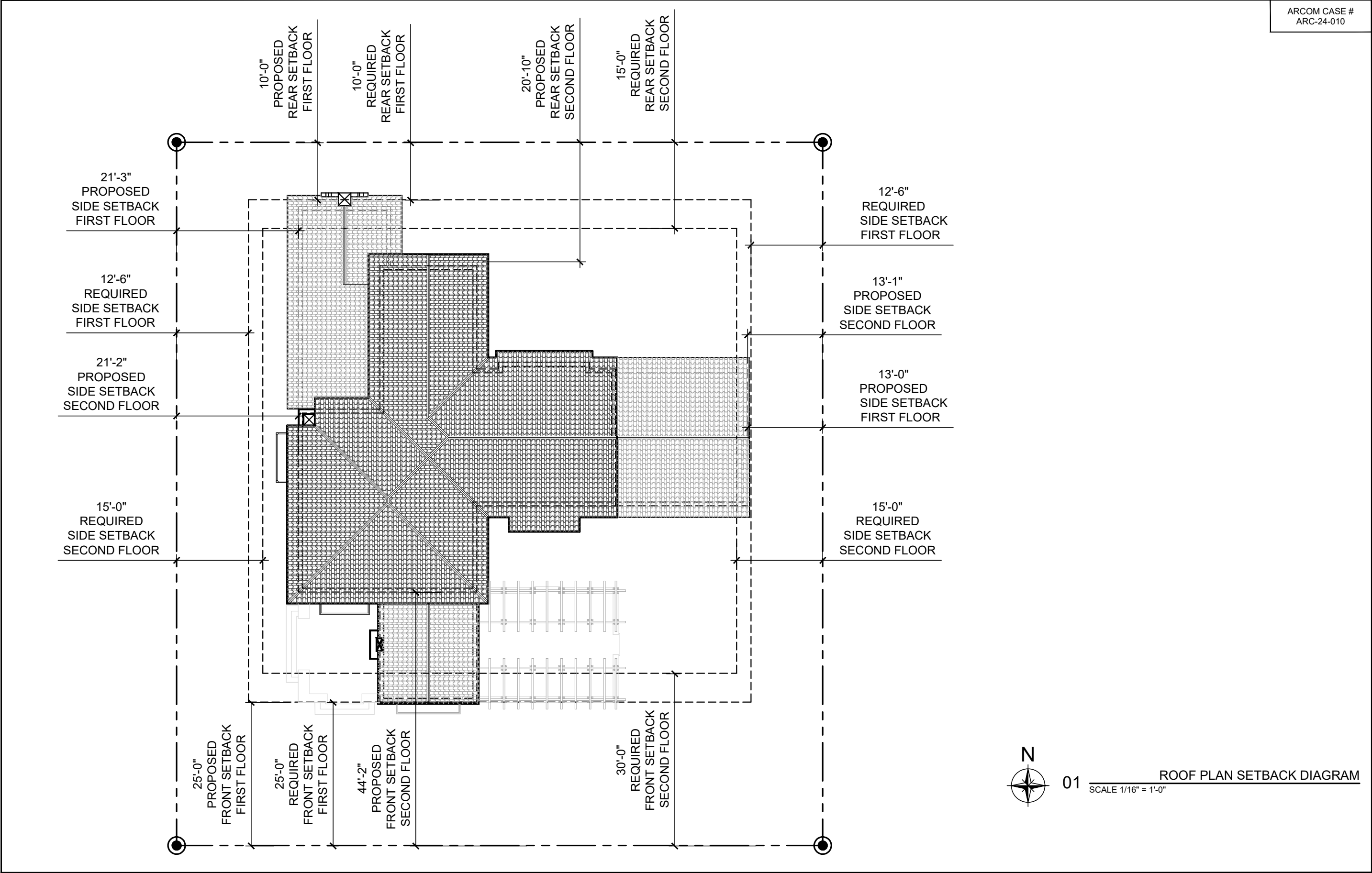
01 GROUND LEVEL SETBACK DIAGRAM
SCALE 1/16" = 1'-0"

SHEET: A-001.1A C/F	TITLE: GROUND LEVEL SETBACK DIAGRAM SCALE: N.T.S.	OWNER: 243 SEASPRAY AVE PALM BEACH, FL 33480	ARCHITECTS: PORTUONDO PEROTTI ARCHITECTS INC. Architecture Planning Interior Design 5717 E. US Highway 1, Suite 100, Palm Beach, FL 33480 Tel: (561) 838-9333 Fax: (561) 838-1518 http://www.portuondo-perotti.com	REVISIONS: PROJECT NUMBER: 2023-13 DATE: 12/07/2023 DRAWN BY: GOR/L CHECKED BY: J/LP
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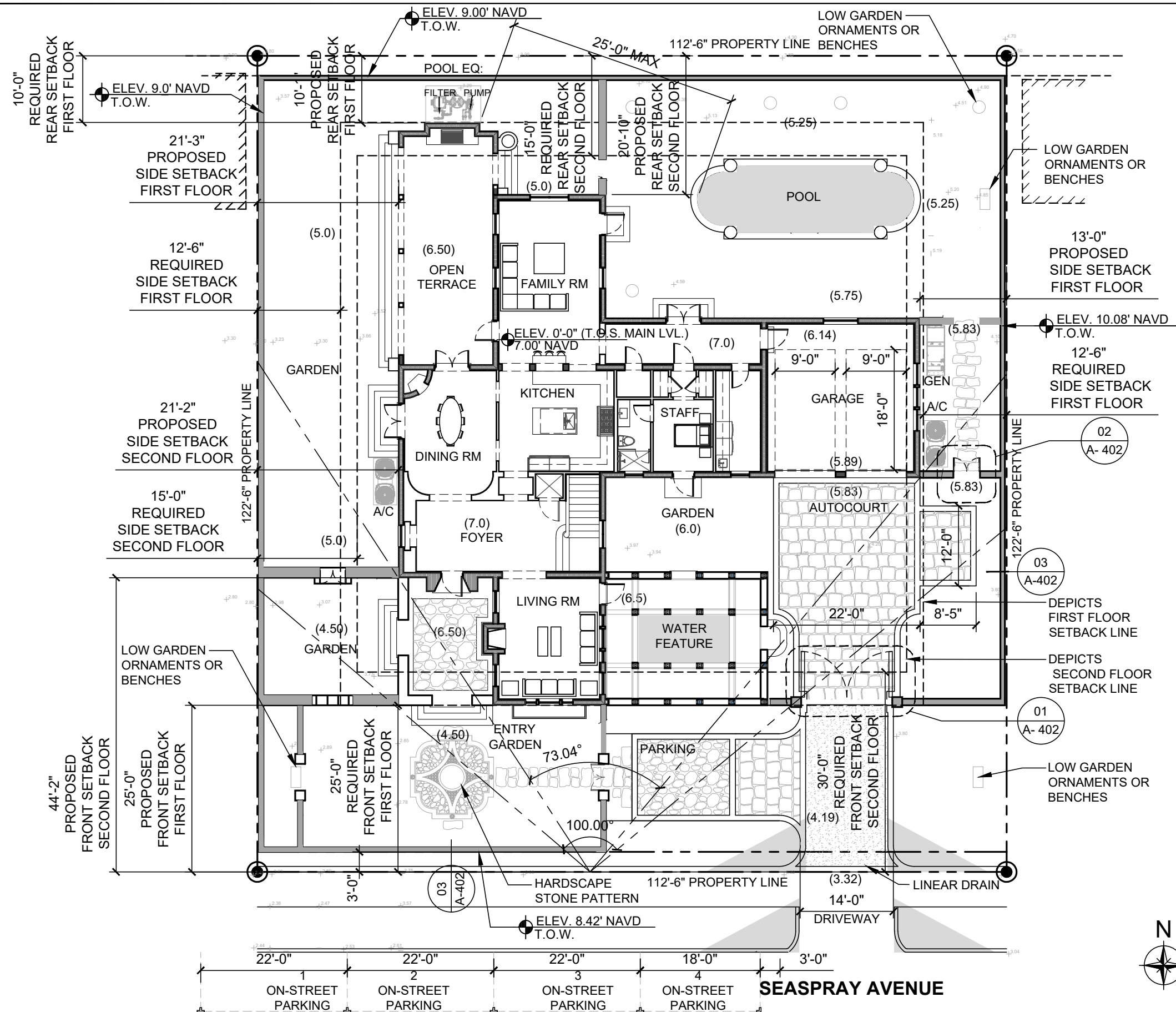
01 UPPER LEVEL SETBACK DIAGRAM
SCALE 1/16" = 1'-0"

SHEET: A-001.1B C/F	TITLE: UPPER LEVEL SETBACK DIAGRAM SCALE: N.T.S.	OWNER: 243 SEASPRAY AVE PALM BEACH, FL 33480	ARCHITECTS: PORTUONDO PEROTTI ARCHITECTS INC. Architecture Planning Interior Design 5717 15th Street, Suite 100, Palm Beach, FL 33480 Tel: 561.833.3333 Fax: 561.833.3334 http://www.portuondo-perotti.com	REVISIONS: PROJECT NUMBER: 2023-13 DATE: 12/07/2023 DRAWN BY: GORL CHECKED BY: JLG
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SHEET: A-001.1C C/F	TITLE: ROOF PLAN SETBACK DIAGRAM SCALE: N.T.S.	OWNER: 243 SEASPRAY AVE PALM BEACH, FL 33480	ARCHITECTS: PORTUONDO PEROTTI ARCHITECTS INC. Architecture Planning Interior Design 5717 156th Street, Suite 100, Palm Beach, FL 33480 Tel: 561.838.3333 Fax: 561.838.1518 http://www.portuondo-perotti.com	REVISIONS: PROJECT NUMBER: 2023-13 DATE: 12/07/2023 DRAWN BY: GORL CHECKED BY: JLG
------------------------	---	---	---	--

THE ABOVE FORM, TECHNIQUE AND OBSERVANCE THE PROPERTY OF PORTUONDO PEROTTI ARCHITECTS INC. NO PART THEREOF SHALL BE COPIED, REPRODUCED OR OTHERWISE USED WITHOUT THE WRITTEN CONSENT OF THE ARCHITECT.



ARCOM CASE #
ARC-24-010

SHEET: A-100	TITLE SITE PLAN	SCALE SCALE 1/16" = 1'-0"	OWNER 243 SEASPRAY AVE 243 SEASPRAY AVE PALM BEACH, FL 33480 PALM BEACH, FL 33480	ARCHITECTS PORTUONDO PEROTTI ARCHITECTS INC. Architecture Planning Interior Design 5717 S.W. 8th Street Miami, Florida 33144, USA Tel: (305) 250 - 0331 Fax: (305) 260 - 9318 http://www.portundo-perotti.com	REVISIONS: PROJECT NUMBER: 2023-13 DATE: 12/07/2023 DRAWN BY: GORL CHECKED BY: J.LGP



01

SITE PLAN RENDERING

ARCOM CASE #
ARC-24-010

SHEET:
A-100.1

SCALE:
1" = 10'

DATE:
12/07/2023

TITLE:
SITE PLAN RENDERING

OWNER:
243 SEASPRAY AVE

243 SEASPRAY AVE
PALM BEACH, FL 33480

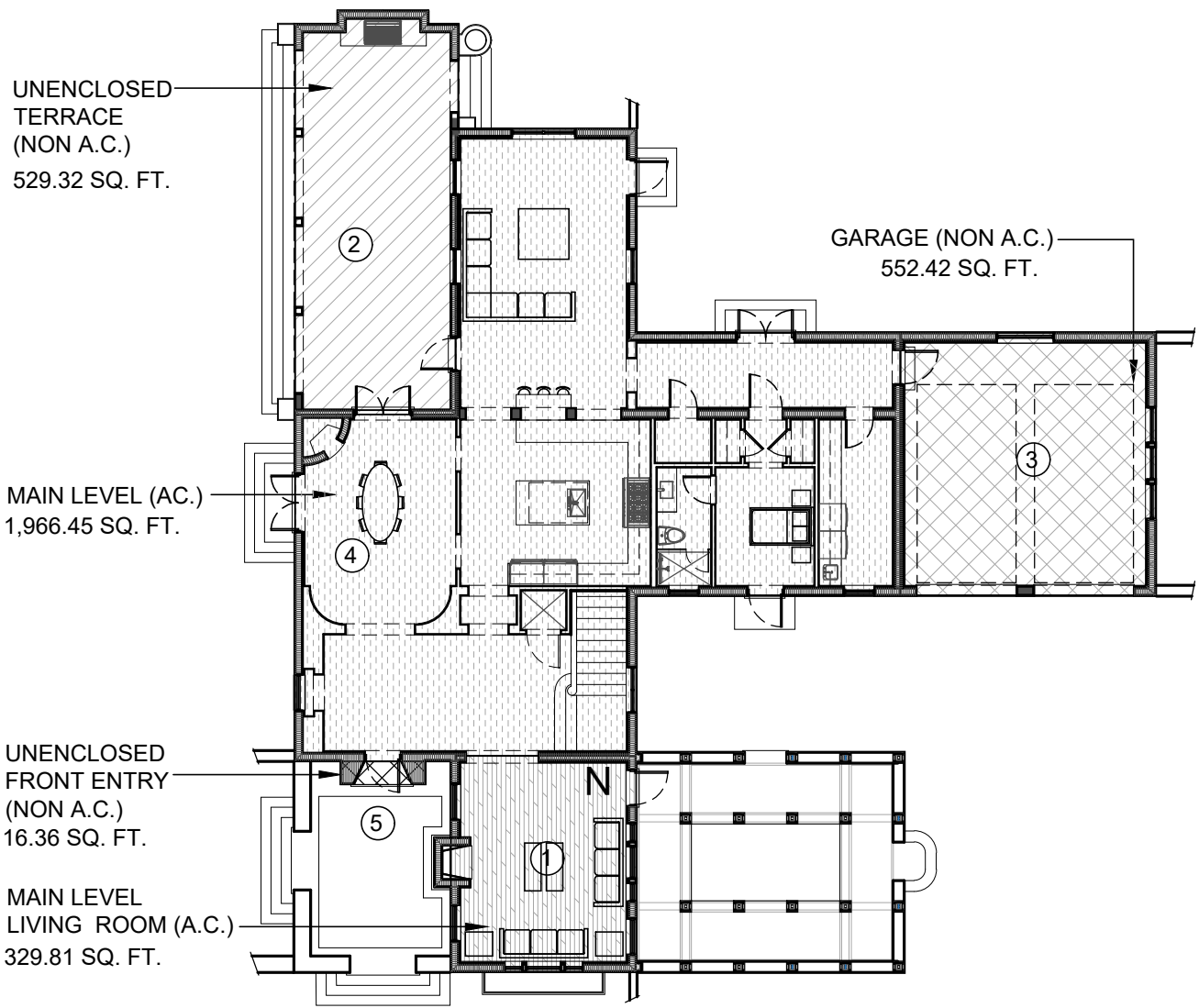
243 SEASPRAY AVE

PALM BEACH, FLORIDA 33480

ARCHITECTS
PORTUONDO PEROTTI ARCHITECTS INC.
Architecture Planning Interior Design
5711 E. 15th Ave., Suite 100, Fort Lauderdale, FL 33305
Tel: (305) 326-0033 Fax: (305) 261-1518
http://www.portuondo-perotti.com

PROJECT NUMBER: 2023-13
DATE: 12/07/2023
DRAWN BY: GORL
CHECKED BY: JLG

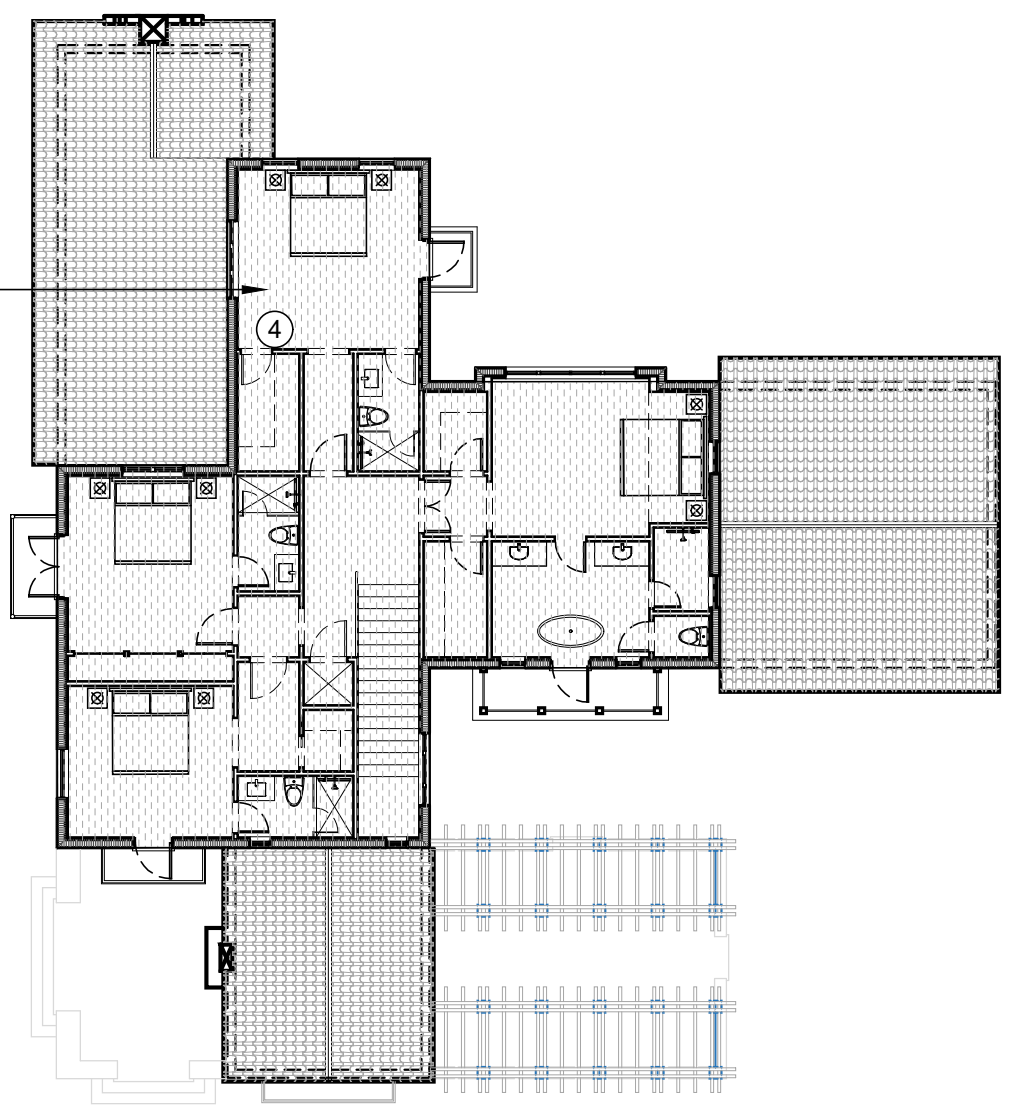
THIS ARCHITECTURAL DRAWING IS THE PROPERTY OF PORTUONDO PEROTTI ARCHITECTS, INC. NO PART THEREOF SHALL BE COPIED, REPRODUCED, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, WITHOUT THE WRITTEN CONSENT OF THE ARCHITECT.



01

SCALE 1/16" = 1'-0"

MAIN LEVEL AREA DIAGRAM



02

SCALE 1/16" = 1'-0"

UPPER LEVEL AREA DIAGRAM

SHEET:
A-001.4
C/F

TITLE
AREA DIAGRAM
SCALE
N.T.S.

OWNER
243 SEASPRAY AVE
PALM BEACH, FL 33480

243 SEASPRAY AVE
PALM BEACH, FLORIDA 33480

ARCHITECTS
PORTUONDO PEROTTI ARCHITECTS INC.
Architecture Planning Interior Design
5717 S.W. 15th Avenue, Suite 100, Fort Lauderdale, FL 33315
Tel: 305.328.0331 Fax: 305.261.1518
http://www.portuondo-perotti.com

PROJECT NUMBER: 2023-13
DATE: 12/07/2023
DRAWN BY: GORL
CHECKED BY: JLG

REVISIONS:



Town of Palm Beach

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

Line #	Zoning Legend			
1	Property Address:	243 Seaspray Ave, Palm Beach, Florida 33480		
2	Zoning District:	R-B LOW DENSITY RESIDENTIAL		
3	Lot Area (sq. ft.):	13,781.25		
4	Lot Width (W) & Depth (D) (ft.):	112.50' X 122.5'		
5	Structure Type: (Single-Family, Multi-Family, Comm., Other)	SINGLE FAMILY RESIDENCE		
6	FEMA Flood Zone Designation:	AE 6.0		
7	Zero Datum for point of meas. (NAVD)	7.0 NAVD		
8	Crown of Road (COR) (NAVD)	3.25 NAVD (Highest Crown)		
9		REQ'D / PERMITTED	EXISTING	PROPOSED
10	Lot Coverage (Sq Ft and %)	30% (4,134.37)	N/A	28% (3,797.92)
11	Enclosed Square Footage (1st & 2nd Fl., Basement, Accs. Structure, etc)			4,715.45
12	*Front Yard Setback (Ft.)	25'-0" (S)	N/A	25'-0" (S)
13	* Side Yard Setback (1st Story) (Ft.)	12'-6"	N/A	21'-2"(W) / 13'-0" (E)
14	* Side Yard Setback (2nd Story) (Ft.)	15'-0"	N/A	21'-2" (W) / 36'-1" (E)
15	*Rear Yard Setback (Ft.)	10'-0" (N)	N/A	10'-0" (N)
16	Angle of Vision (Deg.)	100 Deg	N/A	73.04 Deg
17	Building Height (Ft.)	22'-0"	N/A	21'-0"
18	Overall Building Height (Ft.)	30'-0"	N/A	26'-7"
19	Cubic Content Ratio (CCR) (R-B ONLY)	54,603.90 (3.96)	N/A	53,560.22 (3.88)
20	** Max. Fill Added to Site (Ft.)	1'-10"	N/A	1'-9"
21	Finished Floor Elev. (FFE)(NAVD)	N/A	N/A	7.0'
22	Base Flood Elevation (BFE)(NAVD)	N/A	6.0'	7.0'
23	Landscape Open Space (LOS) (Sq Ft and %)	45% (6,201.56 SF)	N/A	49.4% (6,816 SF)
24	Perimeter LOS (Sq Ft and %)	50% (3,100.73 SF)	N/A	84.6% (3,638 SF)
25	Front Yard LOS (Sq Ft and %)	40% (1,125 SF)	N/A	64.9% (1,824 SF)
26	*** Native Plant Species %	Please refer to TOPB Landscape Legend.		

* Indicate each yard area with cardinal direction
(N,S,E,W)

** Difference of Fin. Floor Elev. (FFE) and
highest Crown of Rd (COR) divided by two. (FFE -
COR) / 2 = Max. Fill [\(Sec. 134-1600\)](#)

*** Provide Native plant species info per
category as required by [Ord. 003-2023](#) on
separate TOPB Landscape Legend

Enter N/A if value is not applicable.

Enter N/C if value is not changing.

REV BF 20230626

LEGAL DESCRIPTION

Lots 420, 422, 424, 426 and the West one-half of Lot 428, POINCIANA PARK, SECOND ADDITION, according to the Plat thereof on file in the office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, in Plat Book 6, Page 86.

PROPERTY ADDRESS

243 SEASPRAY AVE, PALM BEAH, FL 33480

ZONING CLASSIFICATION

R-B- LOW DENSITY RESIDENTIAL

FLOOD CRITERIA

FLOOD ZONE:

AE

BASE FLOOD ELEVATION:

6.00' NAVD

PROPOSED MAIN LEVEL T.O. SLAB ELEVATION (P.O.M):

7.00' NAVD

LOT AREA

GROSS LOT AREA = 13,781.25 SQ.FT.

LANDSCAPE OPEN SPACE

MINIMUM REQUIRED:

45% OF LOT AREA= 6,201.56 SQ.FT.

PROVIDED:

50.3% OF LOT AREA= 6,931.00 SQ.FT.

FRONT YARD AREA:

2,813.00 SQ. FT

40% OF FRONT YARD = 1,125 SQ.FT.

71.9% PROPOSED: 2,022.00 SQ.FT.

LOT COVERAGE AREA

2 STORY BUILDINGS

30% ALLOWED:

4,134.38 SQ.FT.

PROPOSED MAIN LEVEL

28% PROPOSED :

3,881.00 SQ.FT.

BUILDING SETBACKS

GROUND FLOOR

SECOND FLOOR

FRONT:

REQUIRED 25'-0"

PROPOSED 25'-0"

REQUIRED 30'-0"

PROPOSED 44'-2"

SIDE:

12'-6"

21'-2"

15'-0"

21'-2"

SIDE:

12'-6"

13'-0"

15'-0"

34'-6"

REAR:

10'-0"

10'-1"

15'-0"

21'-10"

BUILDING HEIGHT

BUILDING HEIGHT :

ALLOWED: 22'-0"

PROPOSED: 21'-0"

MAXIMUM OVERALL HEIGHT ALLOWED

ALLOWED: 22'-0"+8'-0"= 30'-0"

PROPOSED: 21'-0"+8'-1"= 26'-7"

AREA TABULATION

	A/C	NON A/C	LOT COVERAGE
MAIN LEVEL	2,296.25 SQ. FT.		2296.25 SQ. FT.
COVERED ENTRY		16.36 SQ. FT.	16.36 SQ. FT.
GARAGE		552.42 SQ. FT.	552.42 SQ. FT.
OPEN TRELLIS		486.65 SQ. FT.	486.65 SQ. FT.
COVERED TERRACE		529.32 SQ. FT.	529.32 SQ. FT.
UPPER LEVEL	2,037.67 SQ. FT.		
TOTALS	4,333.92 SQ. FT.	1,584.75 SQ. FT.	3,881.00 SQ. FT.
ENCLOSED SQUARE FOOTAGE	4,333.92 SQ. FT.	552.42 SQ. FT.	4,886.34 SQ. FT.

ARCOM CASE #
ARC-24-010

PROJECT NUMBER 2023-13
DATE 12/07/2023
DRAWN BY: GORL
CHECKED BY: JLG

ARCHITECTS
PORTUONDO PEROTTI ARCHITECTS INC.
Architecture Planning Interior Design
5717 NW 28th Street, Suite 100, Fort Lauderdale, FL 33309
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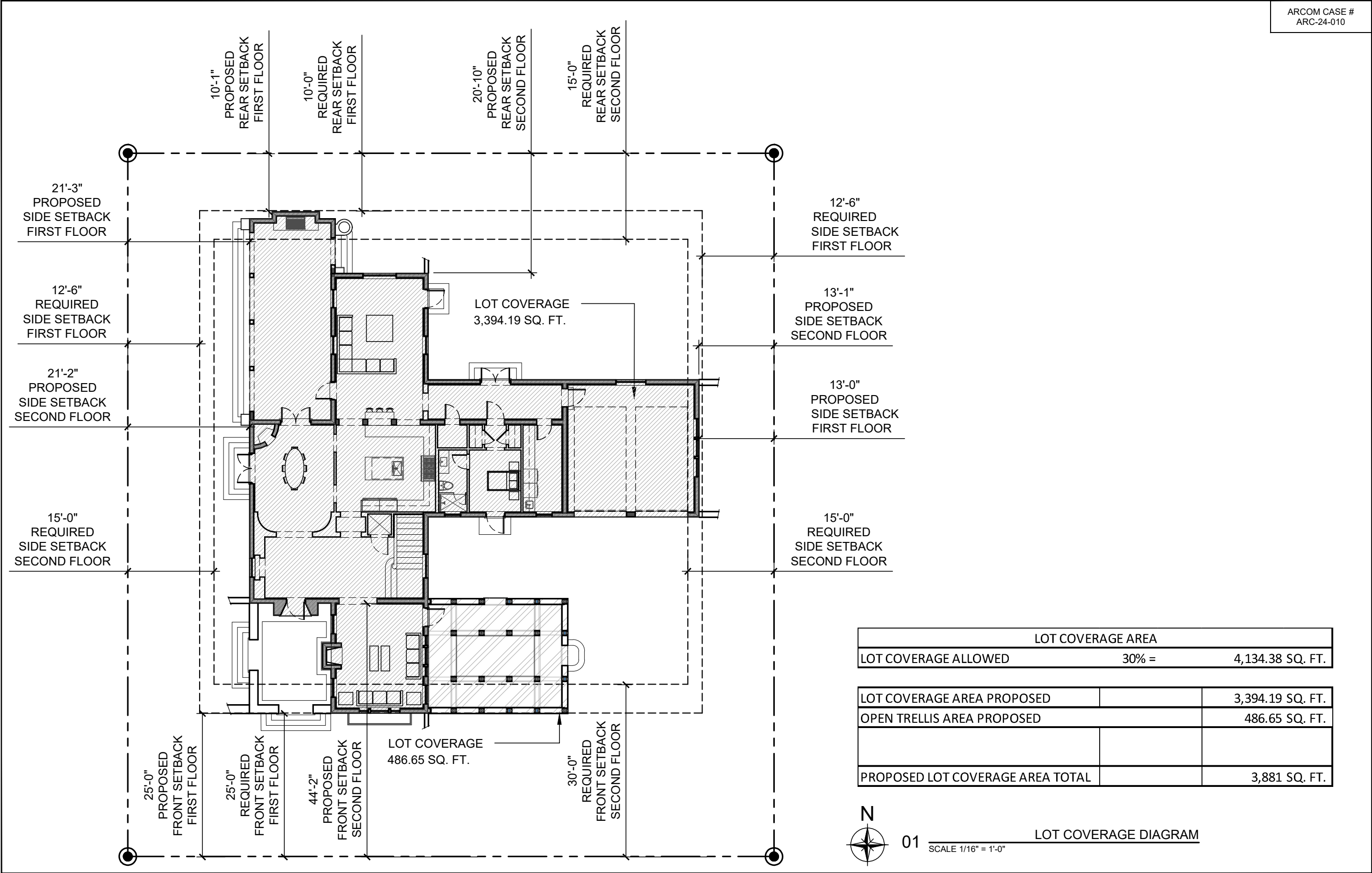
OWNER
243 SEASPRAY AVE
PALM BEACH, FL 33480

TITLE ZONING DATA
SCALE N.T.S.

SHEET: A-001.2A
OF

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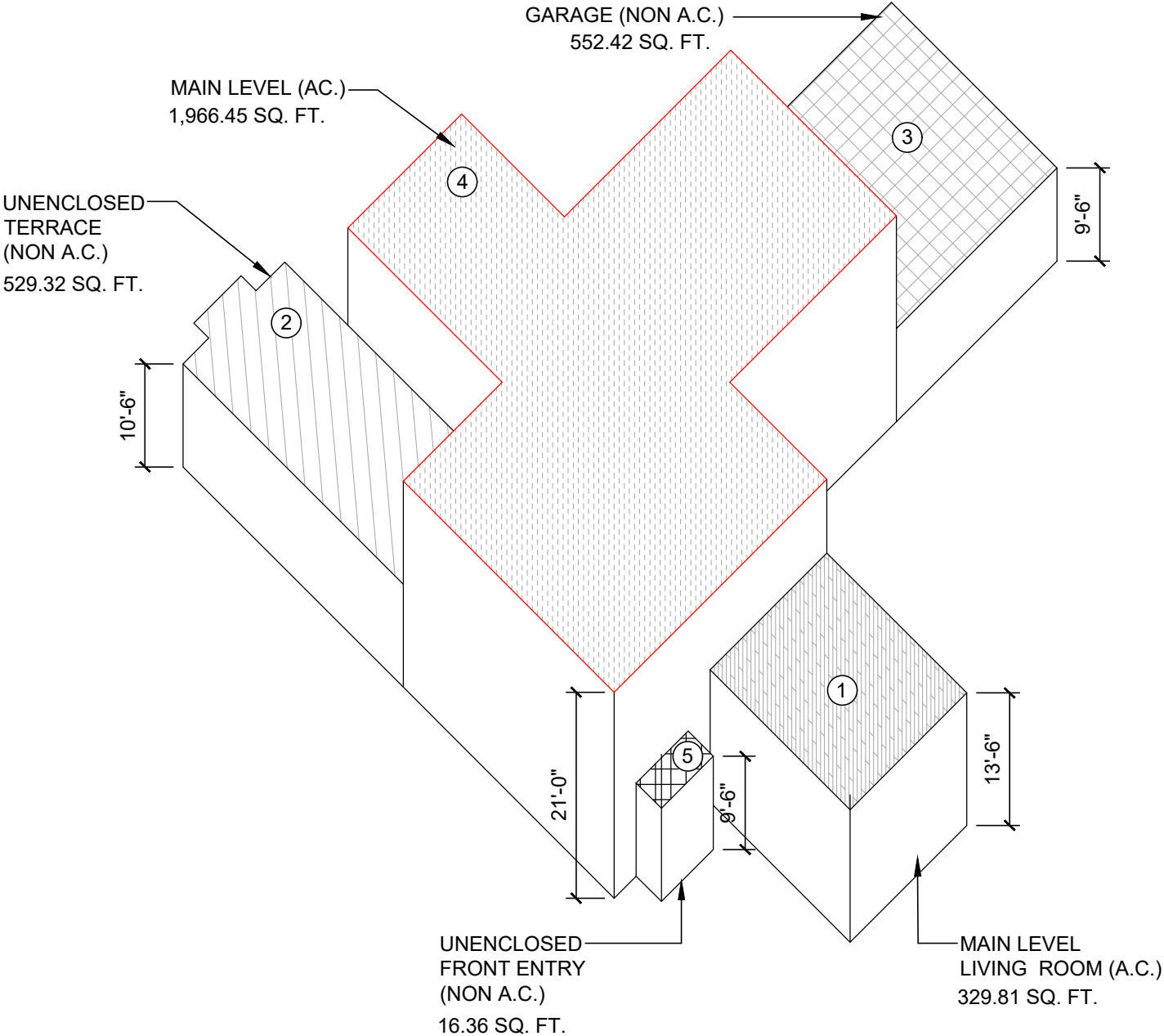
PROJECT NUMBER: 2023-13
DATE: 12.07.2023
DRAWN BY: CO/RL
CHECKED BY: JLGP

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OWNER
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PALM BEACH, FL 33480

TITLE: LOT COVERAGE DIAGRAM
SHEET: A-001.2B
SCALE: N.T.S.
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01

SCALE 1/16" = 1'-0"

CUBIC CONTENT DIAGRAM

2023-13 243 SEASPRAY RESIDENCE					
CUBIC CONTENT CALCULATION (PER SURVEY)					
ZONE	DESCRIPTION	AREA	BLDG HT. (From TOPB POM)	VOLUME	TOTAL
1	Main House (1-Story)	327.99 SF	13.00 FT	4,263.87 CF	56,290.42
2	UnEnclosed Terrace (1-Story)	529.32 SF	10.00 FT	5,293.20 CF	
3	Garage (1-Story)	556.05 SF	9.50 FT	5,282.48 CF	
4	Main House (2-story)	1,966.45 SF	21.00 FT	41,295.45 CF	
5	UnEnclosed Front Entry	16.36 SF	9.50 FT	155.42 CF	
				TOTAL	56,290.42
				*134-893 B(13)(5)	
LOT AREA:			13,781.25 SF		
C.C.R. (MAX):		3.96	54,603.90 CF		
SUBTRACT 5% FOR UNENCLOSED LOGGIAS*:		0.198	2,730.19 CF		
TOTAL VOLUME PROPOSED:		3.886	53,560.22 CF		

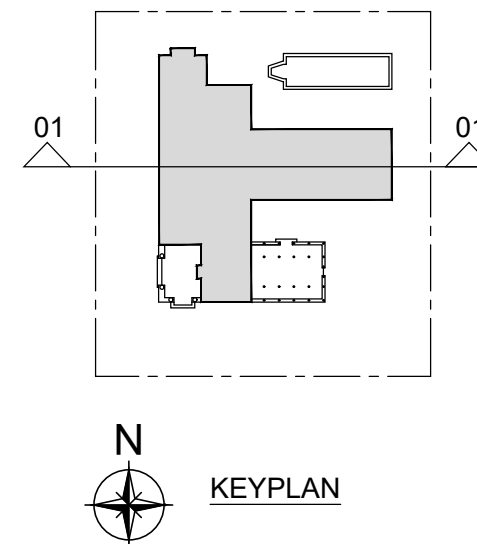
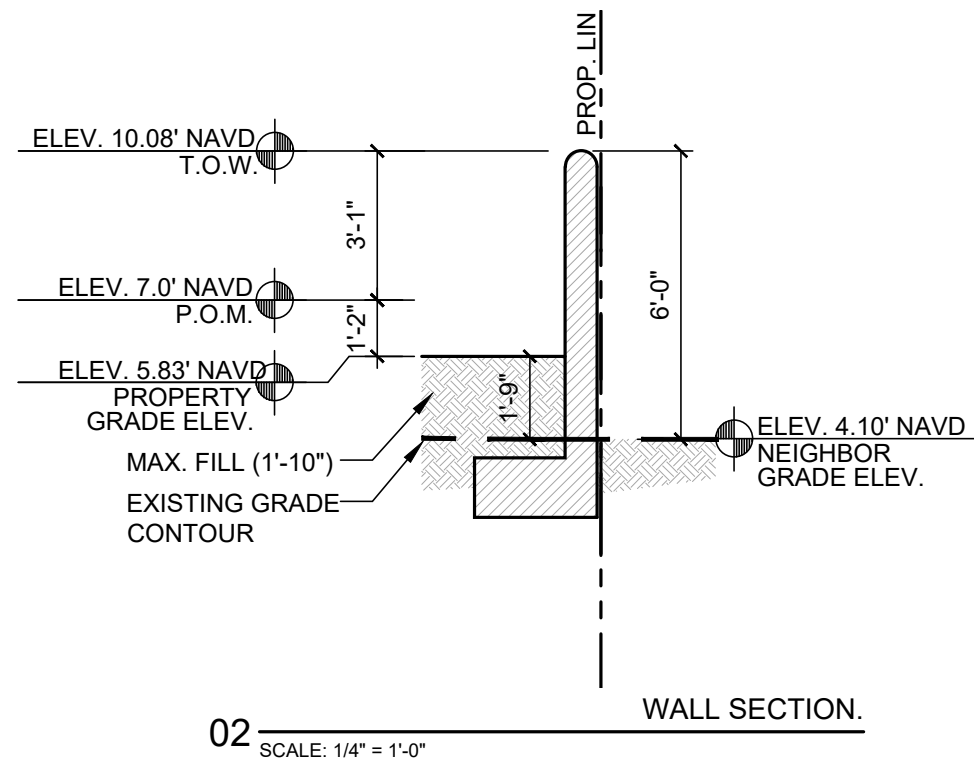
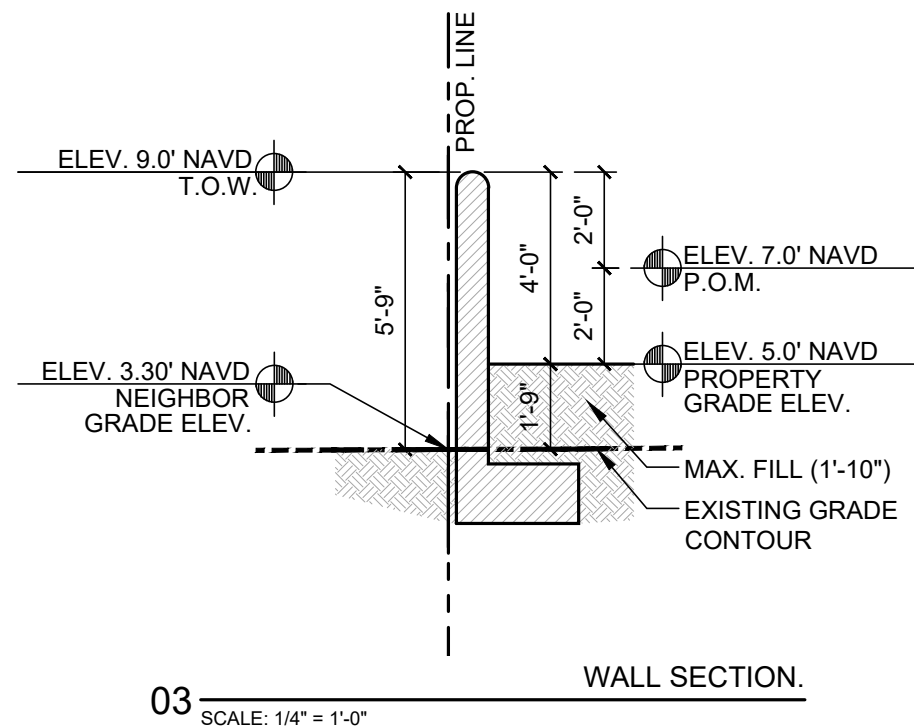
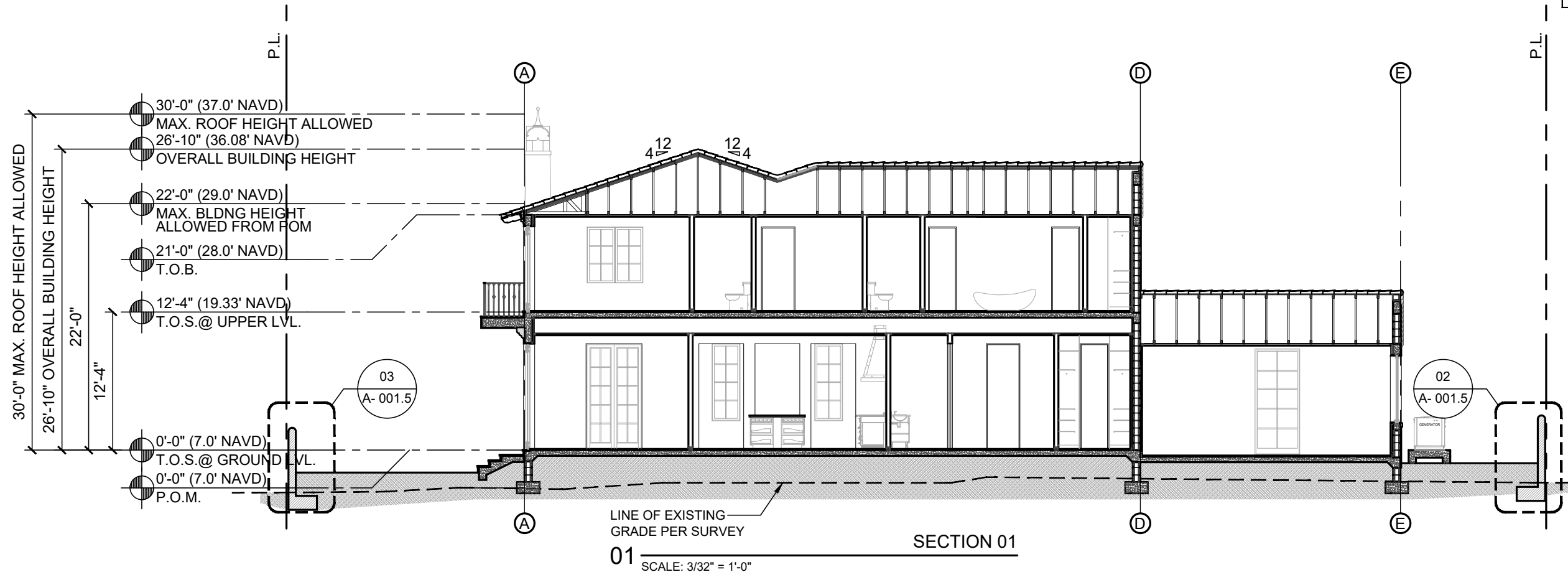
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DATE: 12/07/2023
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CHECKED BY: JLG

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Architecture Planning Interior Design
5717 154th Avenue, Suite 100, Palm Beach, FL 33480
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http://www.portuondo-perotti.com

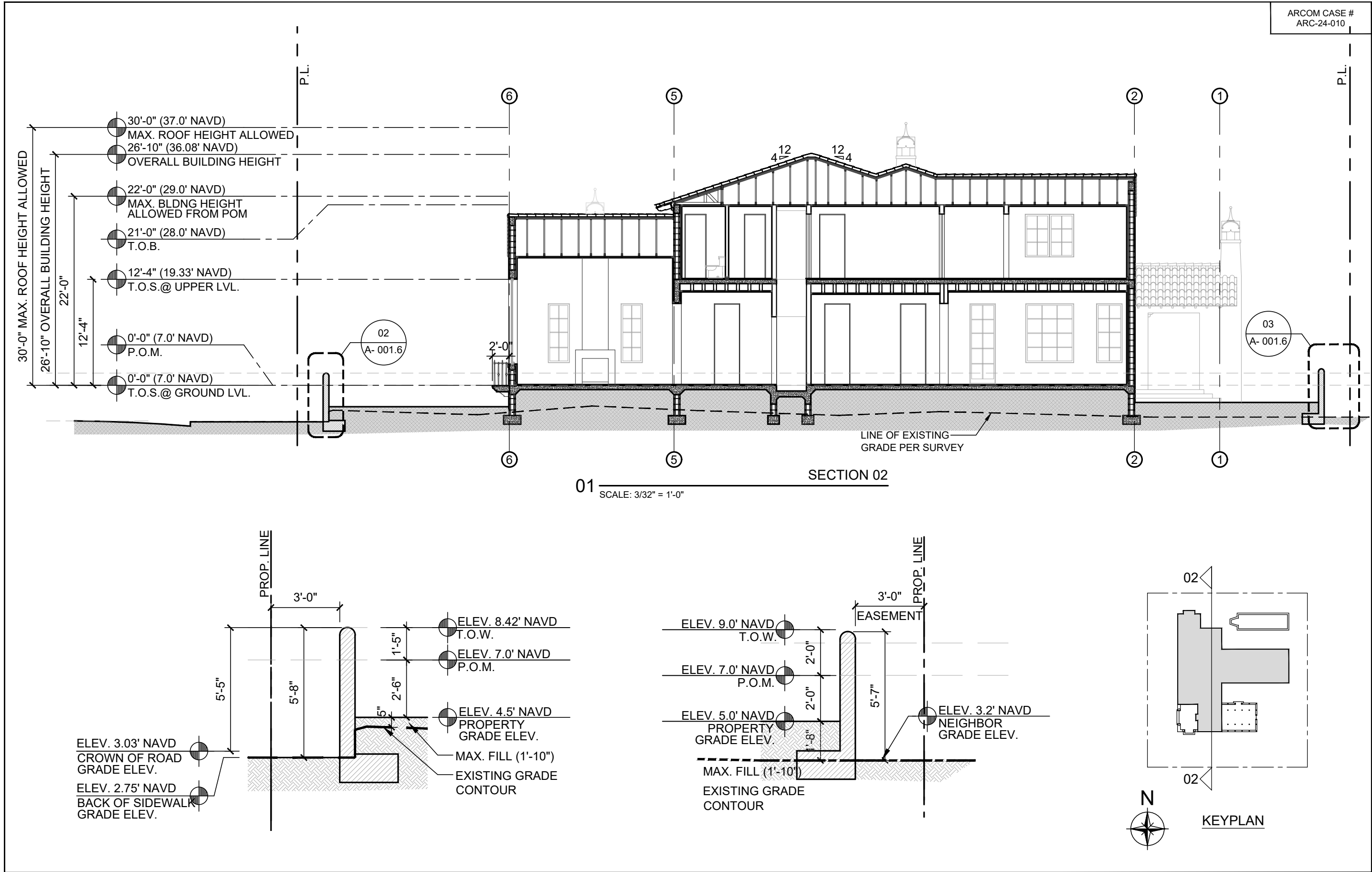
OWNER
243 SEASPRAY AVE
243 SEASPRAY AVE
PALM BEACH, FL 33480

TITLE: CUBIC CONTENT DIAGRAM
SCALE: N.T.S.

SHEET: A-001.3
CF
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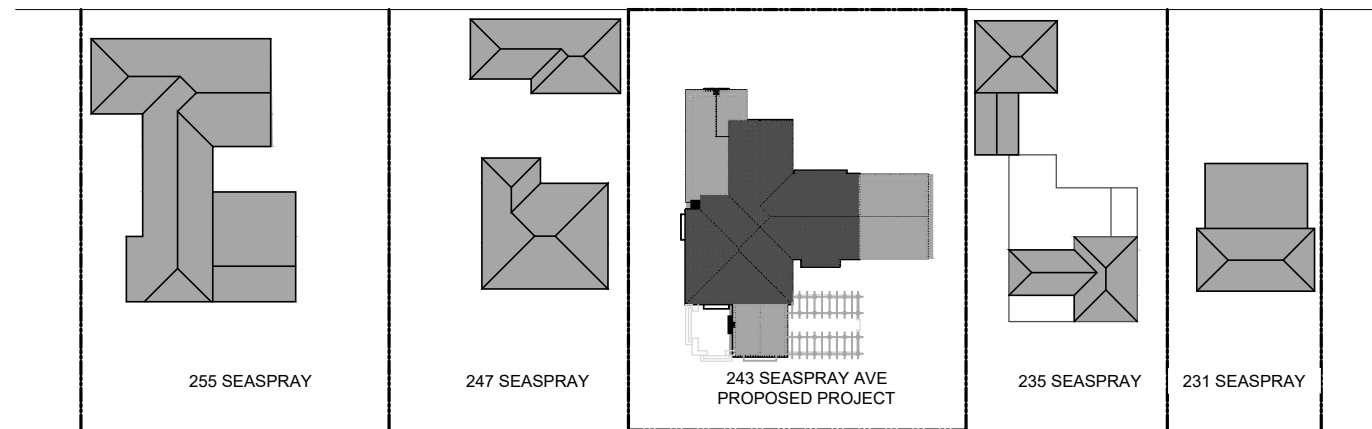


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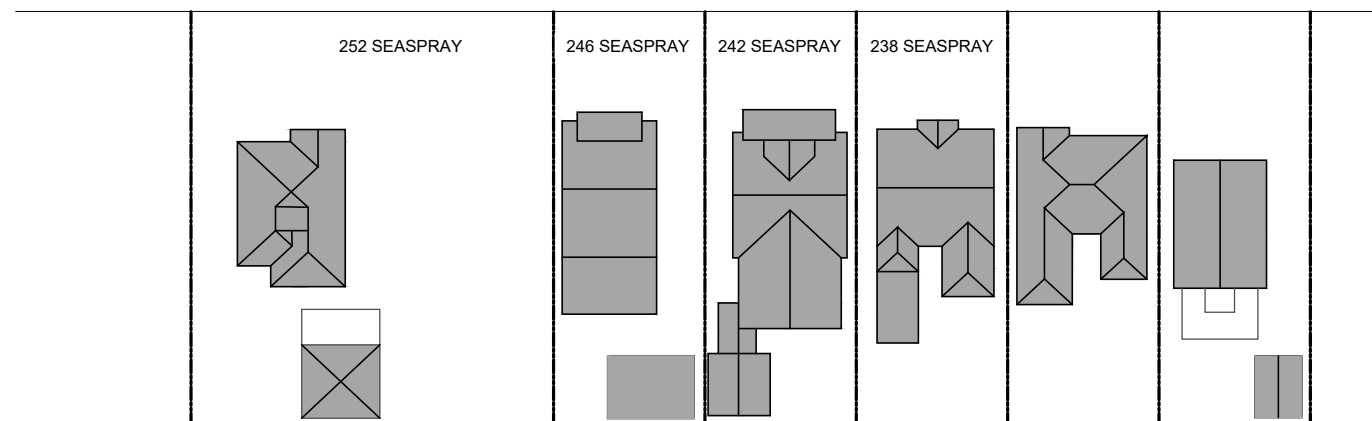


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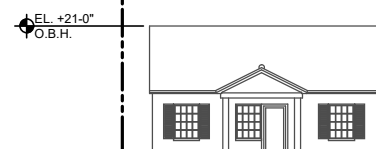
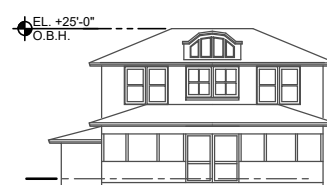
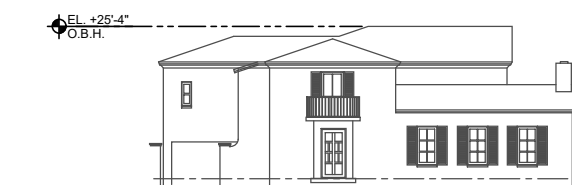
SEASPRAY AVENUE



- 01

SCALE 1/64" = 1'-0"

LOCATION PLAN



ARCOM CASE #
ARC-24-010

SHEET: A-002

TITLE: NEIGHBORHOOD
VICINITY PLAN

SCALE: N.T.S.

OWNER
243 SEASPRAY AVE
243 SEASPRAY AVE
PALM BEACH, FL, 33480

243 SEASPRAY AVE
PALM BEACH, FLORIDA 33480

PORTUONDO PEROTTI ARCHITECTS INC.
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Architecture Planning Interior Design
5717 S.W. 8th Street, Miami, Florida 33144, USA
Tel: (305) 260-9331 • Fax: (305) 260-9318
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DATE: 12.07.2023
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Palm Beach, FL 33480
Tel: 561.838.9333 Fax: 561.838.1518
http://www.portuondo-perotti.com

OWNER
243 SEASPRAY AVE
PALM BEACH, FL 33480

TITLE: NEIGHBORHOOD VICINITY
PLANS & ELEVATIONS
SCALE: N.T.S.

SHEET: A-002.1
CF

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ADJACENT RESIDENCES

ARCOM CASE #
ARC-24-010



238 SEASPRAY



242 SEASPRAY



246 SEASPRAY



255 SEASPRAY



247 SEASPRAY



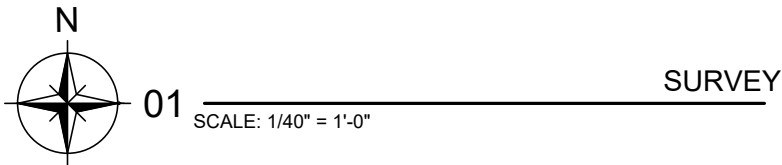
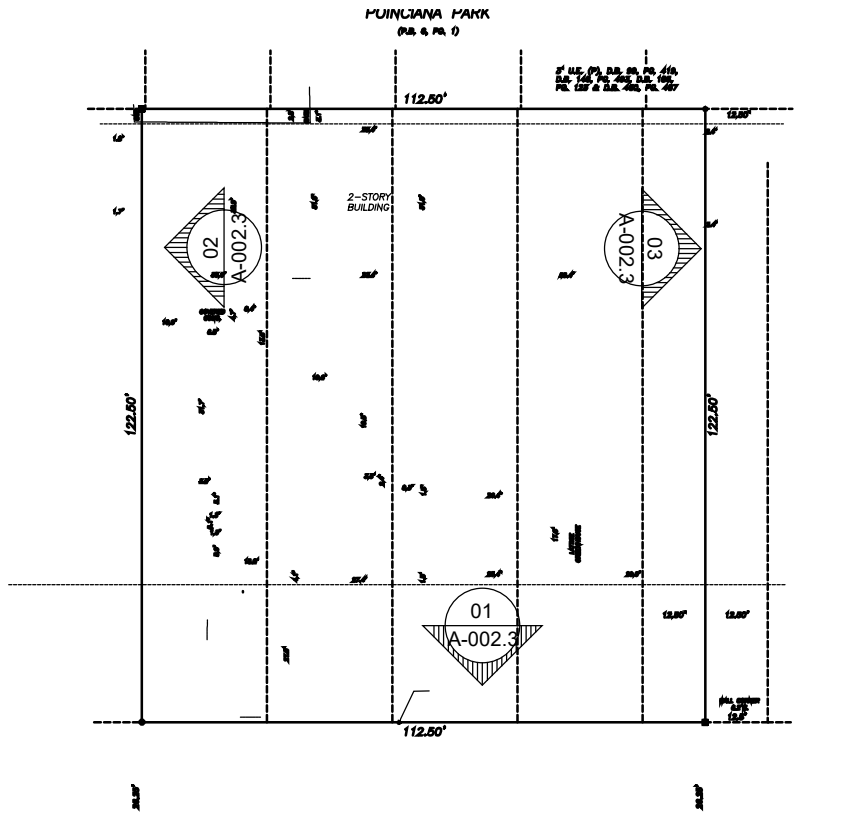
235 SEASPRAY

PROJECT NUMBER: 2023-13 DATE: 12/07/2023 DRAWN BY: GORL CHECKED BY: JLG	
ARCHITECTS PORTUONDO PEROTI ARCHITECTS INC. Architecture Planning Interior Design 5717 156th Street, Suite 100, Palm Beach, FL 33480 Tel: 561.833.3333 Fax: 561.833.3333 http://www.portuondo-peroti.com	
OWNER 243 SEASPRAY AVE PALM BEACH, FL 33480	
TITLE NEIGHBORHOOD RESIDENCES PICTURES SCALE: 1/16" = 1'-0"	
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SUBJECT PROPERTY EXISTING PHOTOS

ARCOM CASE #
ARC-24-010



VIEW 03



VIEW 01



VIEW 02

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OWNER 243 SEASPRAY AVE PALM BEACH, FL 33480	
TITLE VICINITY LOCATION MAP SCALE: 1/16" = 1'-0"	
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01

VICINITY LOCATION MAP (1/4 MILE)
N.T.S.

SHEET: A-002.4
C/F

TITLE
VICINITY LOCATION MAP
SCALE: 1/16" = 1'-0"

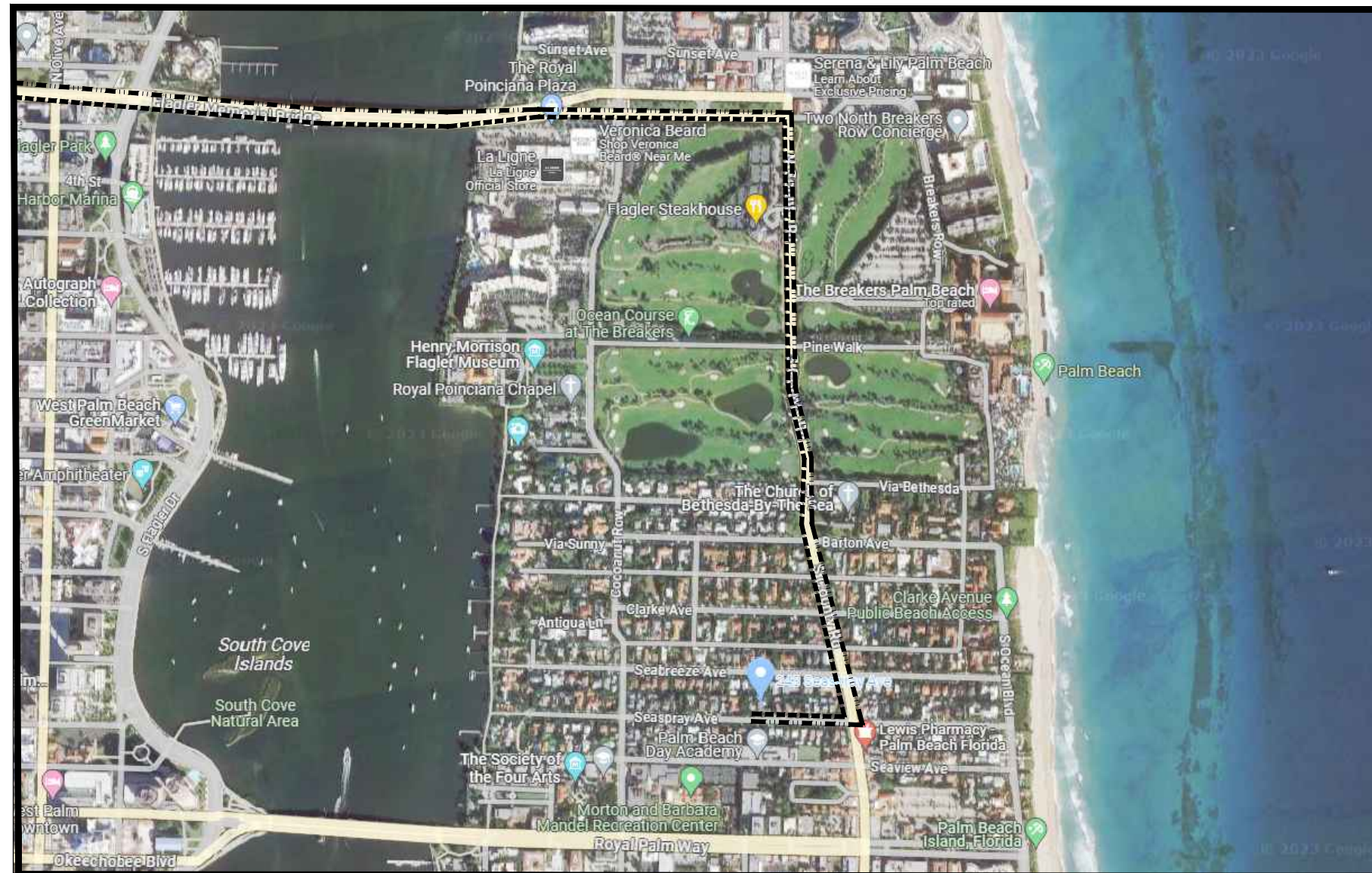
OWNER
243 SEASPRAY AVE
PALM BEACH, FL 33480

243 SEASPRAY AVE
PALM BEACH, FLORIDA 33480

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PROJECT NUMBER: 2023-13
DATE: 12/07/2023
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CHECKED BY: JLG

REVISIONS:



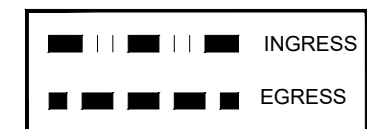
ROUGH SCHEDULE OF CONSTRUCTION	
TASK:	DURATION (MONTHS)
SITE/BUILDING PREPARATION:	1
REINFORCING FOUNDATION:	2
BLOCK / STEEL DELIVERIES & CONCRETE POURS:	2
ROOF TRUSS DELIVERIES & TRUSS SETTING:	1
WINDOW/DOOR DELIVERIES & INSTALLATION:	1
DRY-IN:	2
INTERIOR FRAMING:	3
ROUGH-IN:	1
DRY WALL:	2
FINISHES:	4
LANDSCAPE/HARDSCAPE INSTALLATION:	2
FINAL INSPECTIONS:	1
TOTAL PROPOSED CONSTRUCTION TIME	
(FOLLOWING ISSUANCE OF BUILDING PERMIT):	22

PROPOSED TRUCK INGRESS/EGRESS ROUTES MAP

SCHEDULE:
MONTH 1: DEMOLITION AND
CLEAN UP (3-5 DAYS)

LARGEST TRUCK:

10-15 DUMP TRUCKS FOR
DEBRIS REMOVAL TRAILER
FOR EXCAVATOR/
DEMOLITION LANDSCAPE
TRUCKS :
SOD
IRRIGATION



01
N.T.S.

TRUCK LOGISTIC PLAN

SHEET: A-003

TITLE: TRUCK LOGISTIC PLAN

SCALE: N.T.S.

OWNER
243 SEASPRAY AVE
243 SEASPRAY AVE
PALM BEACH, FL 33480

243 SEASPRAY AVE
DALLAS BEACH, FLORIDA 33480

PORTUONDO PEROTTI ARCHITECTS INC.
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5717 S.W. 8th Street, Miami, Florida 33144, USA
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Architecture, Planning, Interior Design

PROJECT NUMBER: 2023-13
DATE: 12.07.2023
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REVISIONS:

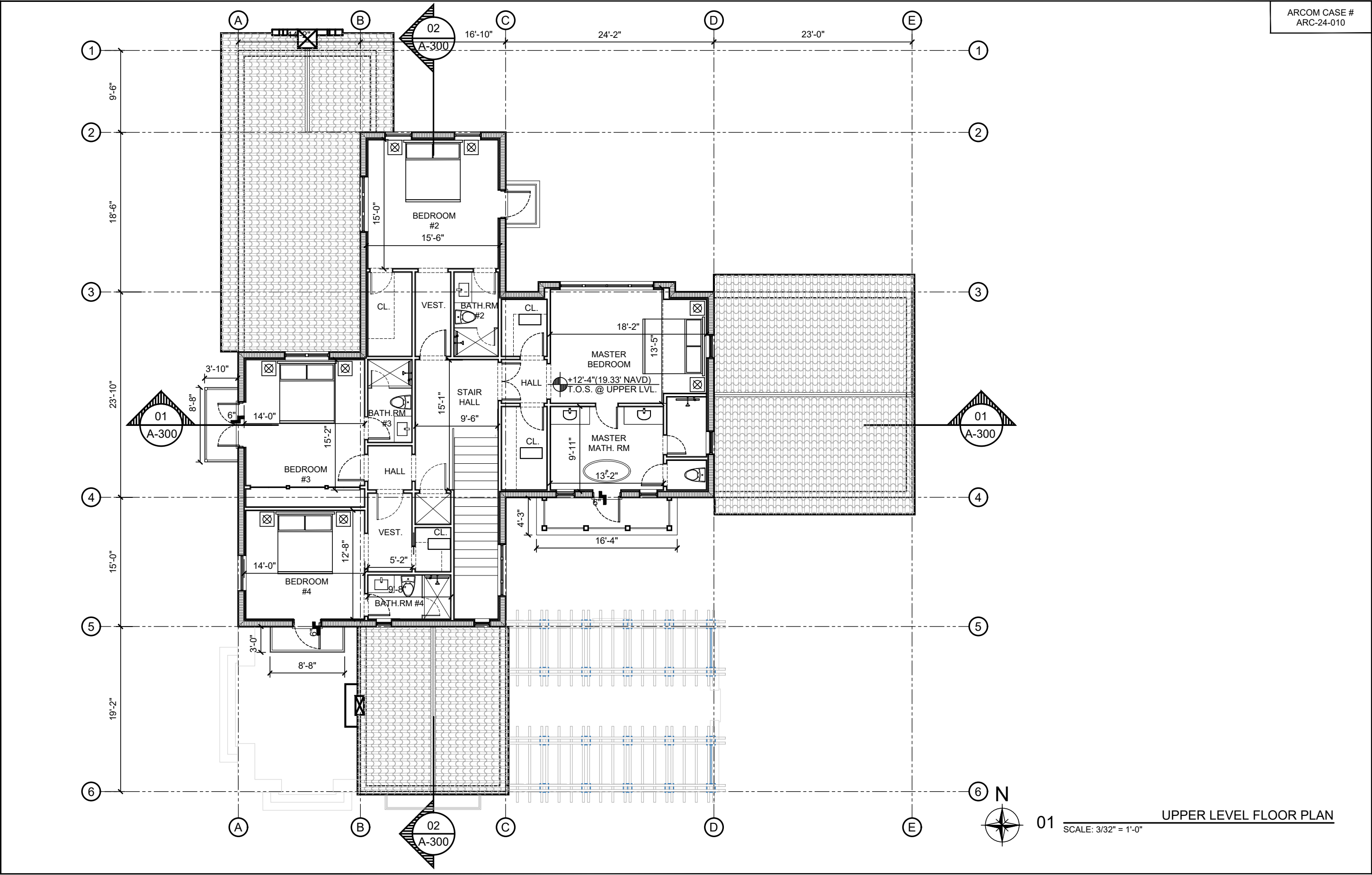


01

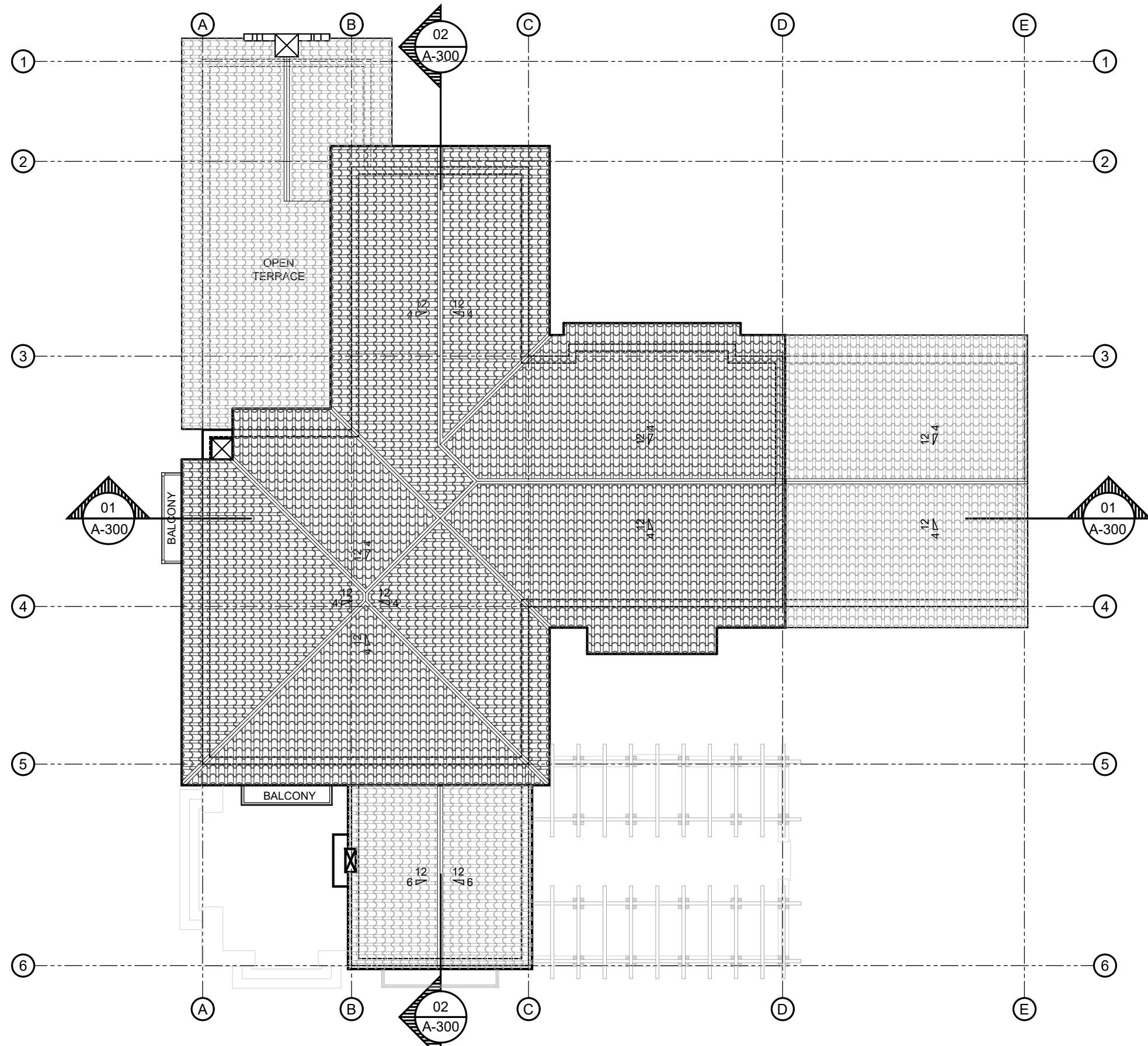
SCALE: 3/32" = 1'-0"

MAIN LEVEL FLOOR PLAN

ABOVE-ECONOMY TECHNOLOGY AND OVERMADE LAB DISCOVERY OF BOTTLENECK REDUCTIONS, AND NO BOTTLE NECKS OF SMALL SIZE COULD BE COVERED. PROPOSED TO COVER, OR LIFT UP, IF THE AVERAGE



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---	--	---	---	---



01 SCALE: 3/32" = 1'-0"

ROOF PLAN

SHEET: A-103

TITLE: ROOF PLAN

SCALE: 3/32" = 1'-0"

OWNER
243 SEASPRAY AVE
243 SEASPRAY AVE
PALM BEACH, FL, 33480

243 SEASPRAY AVE
PALM BEACH, FLORIDA 33480

ARCHITECTS

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Architecture • Planning • Interior Design

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PROJECT NUMBER	2023-13	REVISIONS:
DATE:	12.07.2023	
DRAWN BY:	GO/RL	
CHECKED BY:	JLGP	

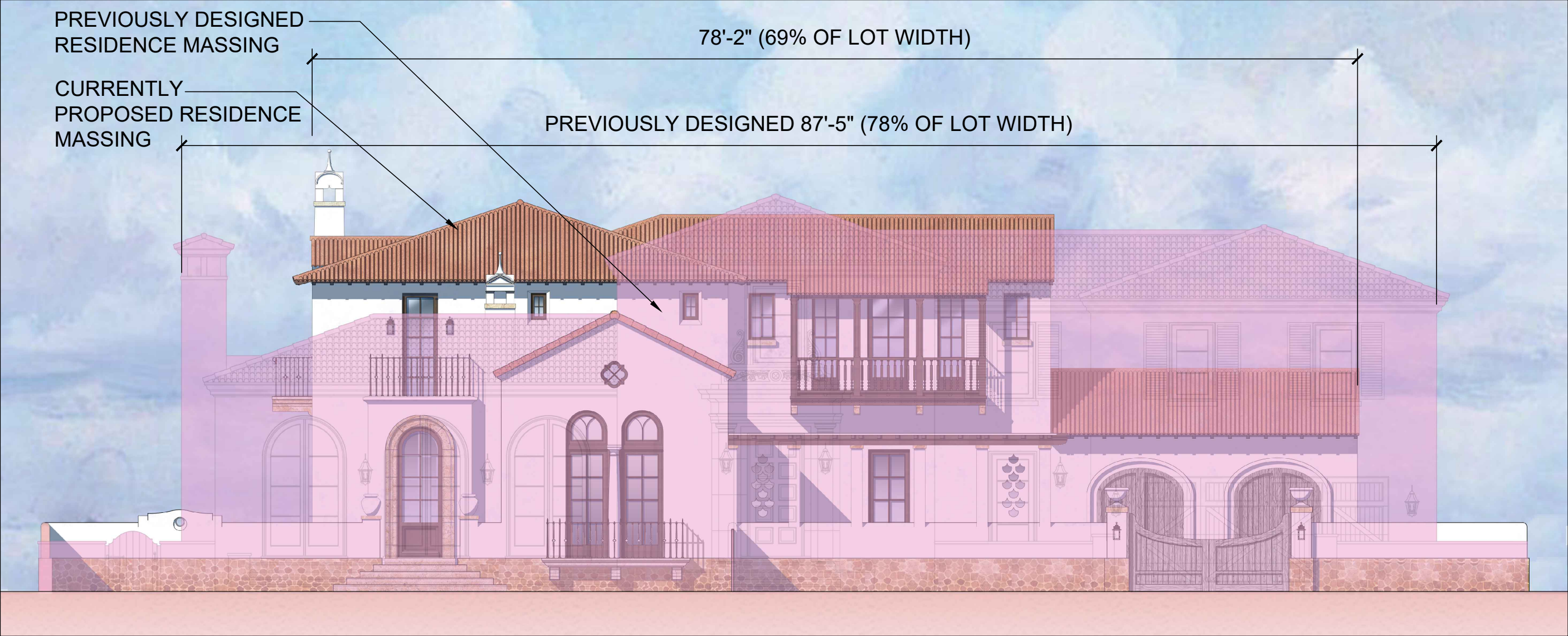




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OWNER: 243 SEASPRAY AVE 243 SEASPRAY AVE PALM BEACH, FL 33480	
TITLE: ELEVATIONS SCALE: 3/32" = 1'-0"	
SHEET: A-201 CF © COPYRIGHT 2009	

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243 SEASPRAY - LOT WIDTH: 112'-6"



243 SEASPRAY / MASSING COMPARISON SKETCH

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--	--	---	---	----------------------



01 FRONT STREET ELEVATION - SOUTH

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REVISIONS:		243 SEASPRAY AVE PALM BEACH, FLORIDA 33480		©COPYRIGHT 2023



01 FRONT COURT YARD ELEVATION - SOUTH

PROJECT NUMBER: 2023-13 DATE: 12/07/2023 DRAWN BY: GORL CHECKED BY: JLG	ARCHITECTS PORTUONDO PEROTTI ARCHITECTS INC. Architecture Planning Interior Design 5717 154th Street, Suite 100, Fort Lauderdale, FL 33305, USA Tel: 305.328.3333 Fax: 305.328.1518 http://www.portuondo-perotti.com
OWNER 243 SEASPRAY AVE 243 SEASPRAY AVE PALM BEACH, FL 33480	243 SEASPRAY AVE PALM BEACH, FLORIDA 33480
TITLE RENDERED ELEVATION SCALE SHOWN	
SHEET: A-202.1 OF	©COPYRIGHT 2009



01 REAR ELEVATION - NORTH

SHEET: A-203 OF		TITLE RENDERED ELEVATION SCALE SHOWN		OWNER 243 SEASPRAY AVE 243 SEASPRAY AVE PALM BEACH, FL 33480		ARCHITECTS PORTUONDO PEROTTI ARCHITECTS INC. Architecture Planning Interior Design 5717 E. US Highway 1, Suite 100, Palm Beach, FL 33480 USA Tel: 561.835.1518 Fax: 561.835.1518 http://www.portuondo-perotti.com		PROJECT NUMBER: 2023-13 DATE: 12/07/2023 DRAWN BY: GORL CHECKED BY: JLG		REVISIONS:	

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01 SIDE ELEVATION - WEST

SHEET: A-204 OF		TITLE RENDERED ELEVATION SCALE SHOWN		OWNER 243 SEASPRAY AVE PALM BEACH, FL 33480		243 SEASPRAY AVE PALM BEACH, FL 33480		ARCHITECTS PORTUONDO PEROTTI ARCHITECTS INC. Architecture Planning Interior Design 5717 SW 24th Street, Suite 100, Palm Beach, FL 33480 Tel: 561.835.2833 Fax: 561.835.2831 http://www.portuondo-perotti.com		PROJECT NUMBER: 2023-13 DATE: 12/07/2023 DRAWN BY: GORL CHECKED BY: JLG		REVISIONS:	

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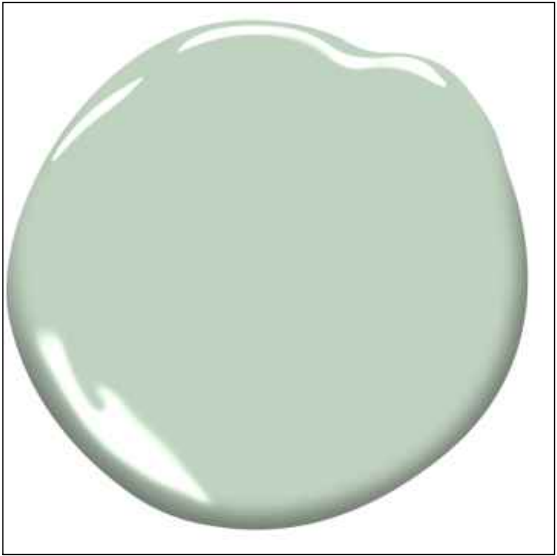


01 SIDE ELEVATION - EAST

PROJECT NUMBER: 2023-13 DATE: 12/07/2023 DRAWN BY: GORL CHECKED BY: JLG	ARCHITECTS PORTUONDO PEROTTI ARCHITECTS INC. Architecture Planning Interior Design 5717 SW 12th Street, Suite 100, Fort Lauderdale, FL 33304, USA Tel: 305.328.3333 Fax: 305.261.1518 http://www.portuondo-perotti.com	OWNER 243 SEASPRAY AVE PALM BEACH, FL 33480	TITLE RENDERED ELEVATION SCALE SHOWN	SHEET: A-205 OF
REVISIONS:		243 SEASPRAY AVE PALM BEACH, FLORIDA 33480		©COPYRIGHT 2023



PAINTED STUCCO
BENJAMIN MOORE CHINA WHITE



PAINTED GATES
BENJAMIN MOORE NOB HILL SAGE



DARK BRONZE
WINDOWS & EXT. DOORS, METALWORK



COPPER
ROOF RIDGES, RAIN GUTTERS

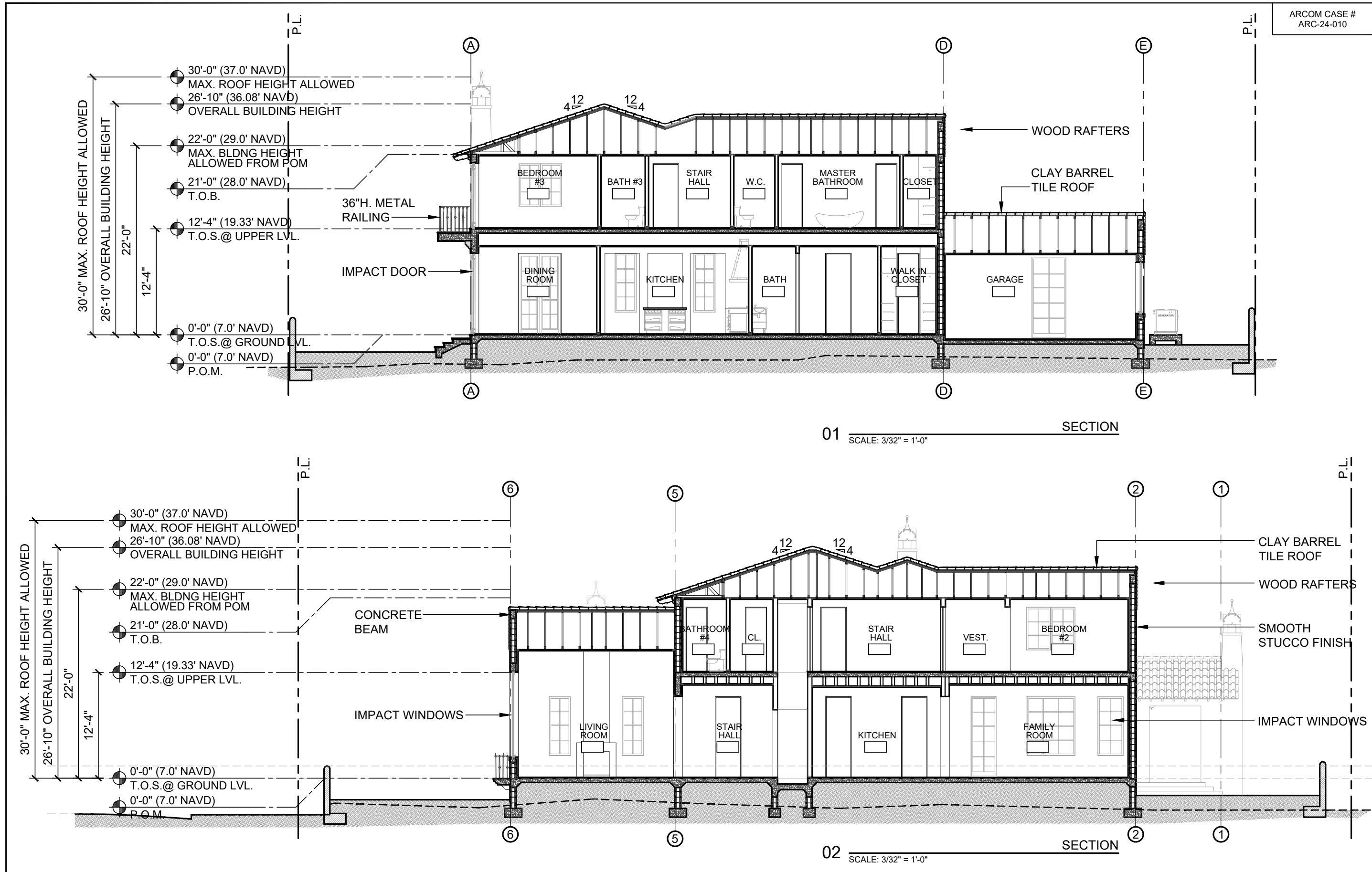


CORAL STONE
EXTERIOR WALLS



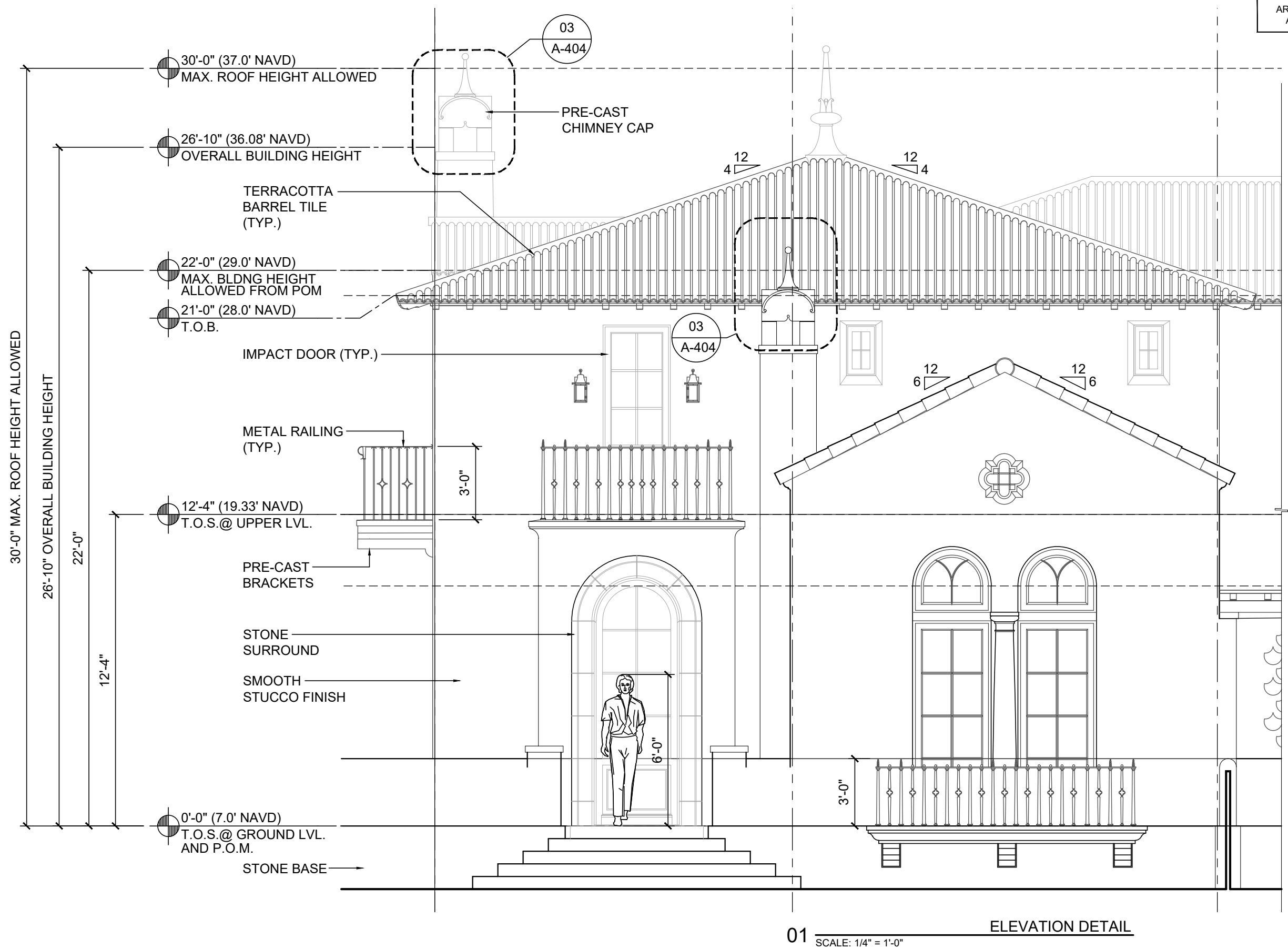
TERRACOTA BARREL TILE
SLOPED ROOFS

ARCOM CASE #
ARC-24-010



PROJECT NUMBER: 2023-13 DATE: 12/07/2023 DRAWN BY: JGP CHECKED BY: JGP	ARCHITECTS PORTUONDO PEROTTI ARCHITECTS INC. Architecture Planning Interior Design 5717 194th Street, Suite 100, Palm Beach, FL 33480 Tel: 305.326.3333 Fax: 305.361.5118 http://www.portuondo-perotti.com	243 SEASPRAY AVE PALM BEACH, FLORIDA 33480	OWNER 243 SEASPRAY AVE PALM BEACH, FL 33480	TITLE: SECTIONS SCALE: 3/32" = 1'-0" SHEET: A-300 C/F
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01

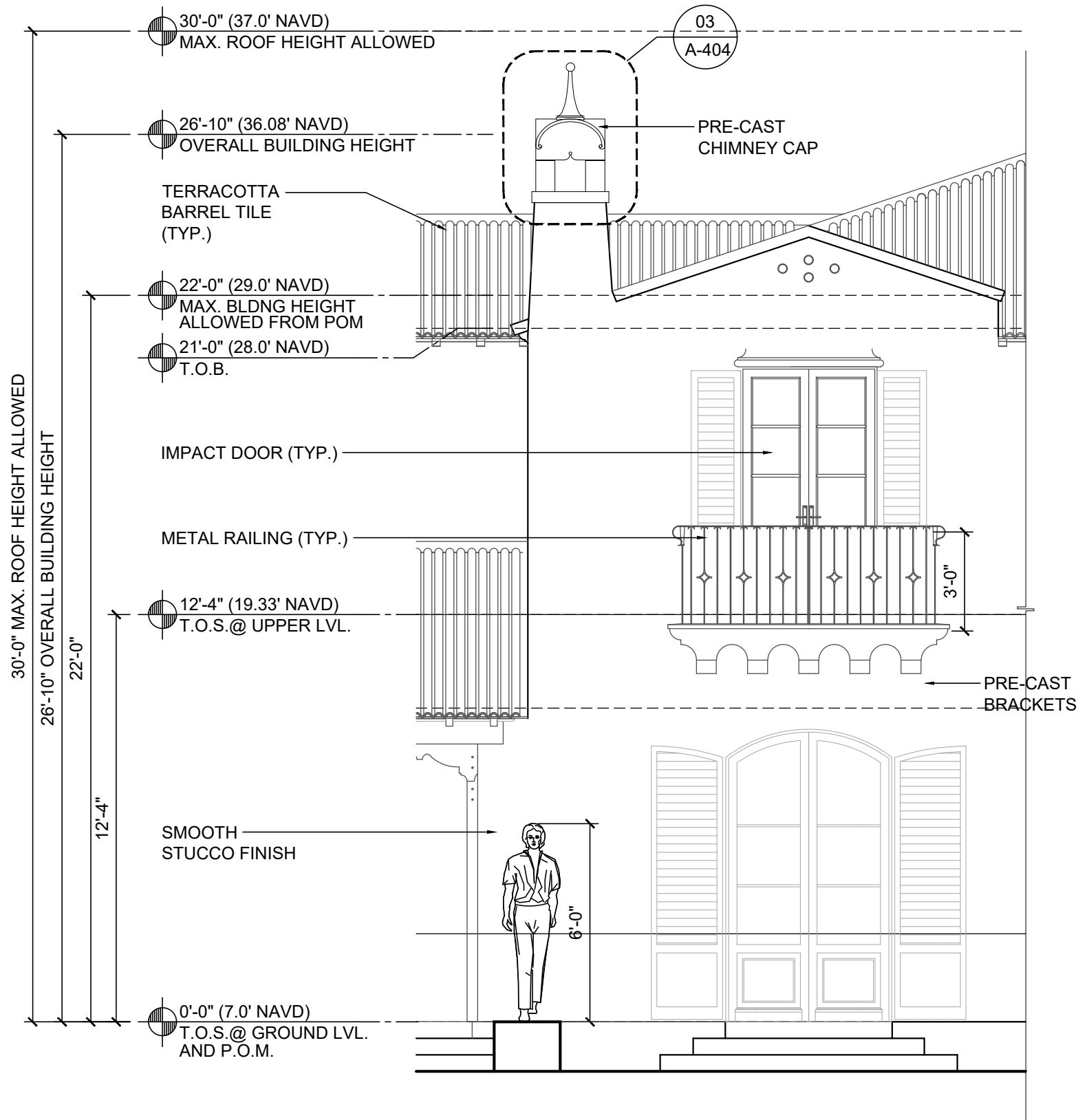
SCALE: 1/4" = 1'-0"

ELEVATION DETAIL

ARCOM CASE #
ARC-24-010

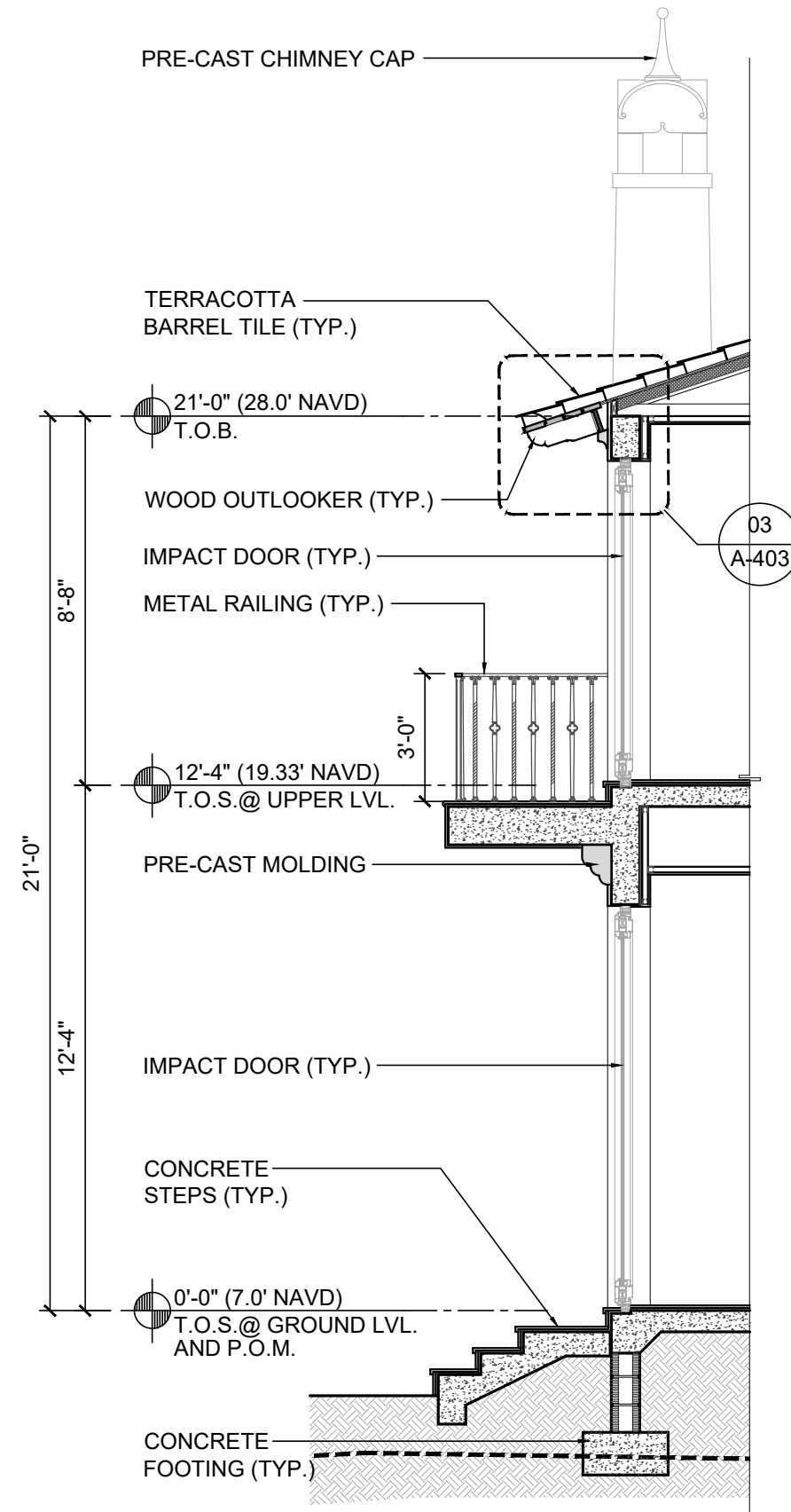
SHEET: A-400 C/F	TITLE ELEVATION DETAIL SCALE AS SHOWN	OWNER 243 SEASPRAY AVE 243 SEASPRAY AVE PALM BEACH, FL 33480	ARCHITECTS PORTUONDO PEROTTI ARCHITECTS INC. Architecture Planning Interior Design 5717 15th Street NW, Suite 100 Ft. Lauderdale, FL 33305 Tel: 305.398.0333 Fax: 305.261.1518 http://www.portuondo-perotti.com	REVISIONS: PROJECT NUMBER: 2023-13 DATE: 12/07/2023 DRAWN BY: GORL CHECKED BY: JLG
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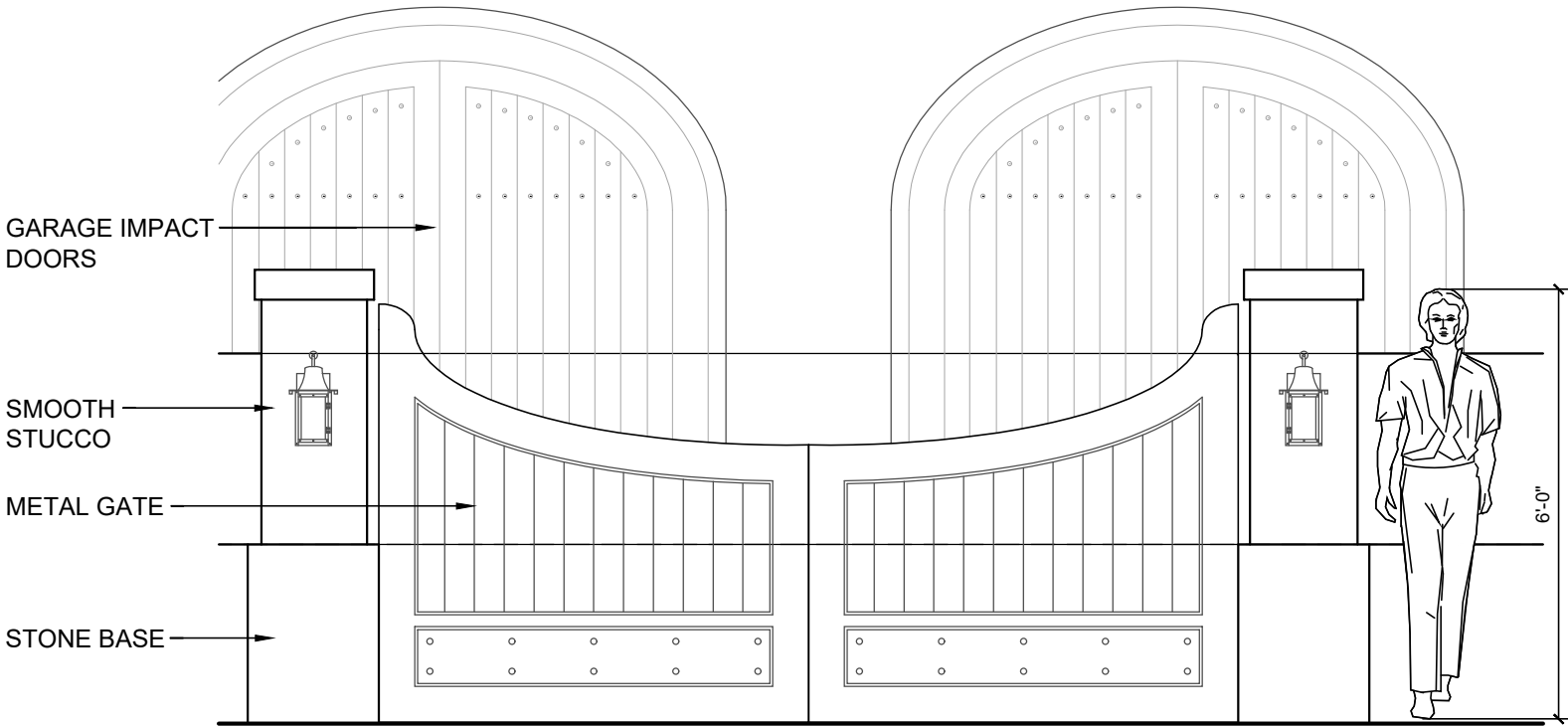
01 SCALE: 1/4" = 1'-0"

ELEVATION DETAIL

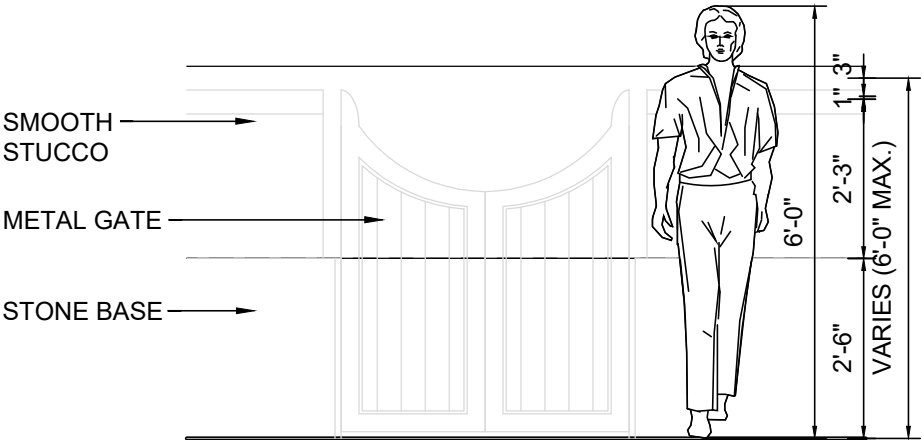


02 SCALE: 1/4" = 1'-0"

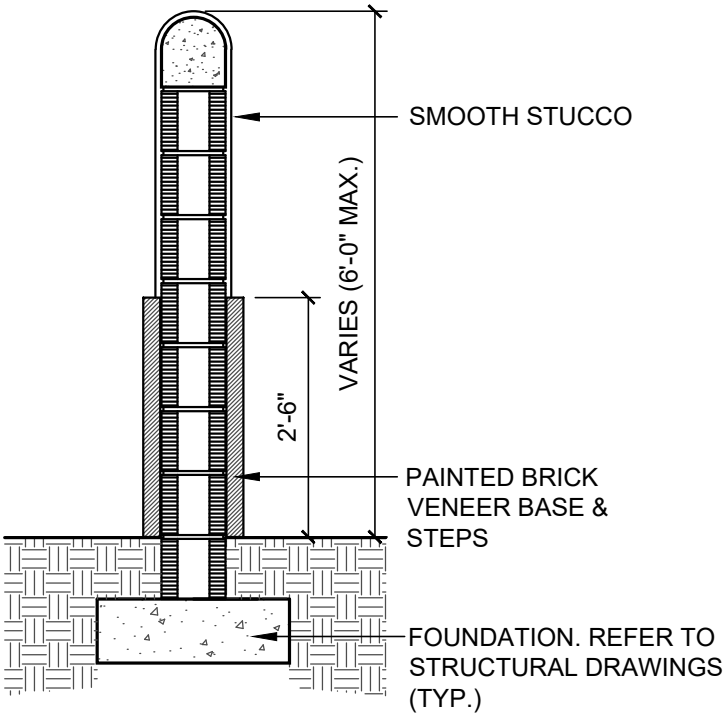
SECTION DETAIL



02 GATE DETAIL
SCALE: 3/8" = 1'-0"

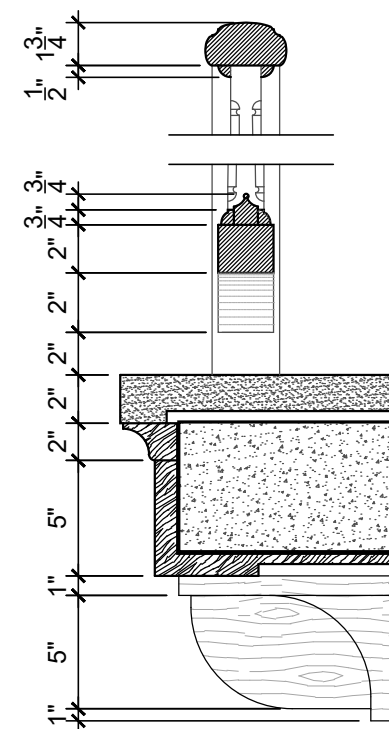


01 GATE DETAIL
SCALE: 3/8" = 1'-0"



03 GATE DETAIL
SCALE: 1/2" = 1'-0"

03 BALCONY DETAIL
SCALE: 1-1/2" = 1'-0"



ARCOM CASE #
ARC-24-010

SHEET: A-403

TITLE: DETAILS

SCALE: AS SHOWN

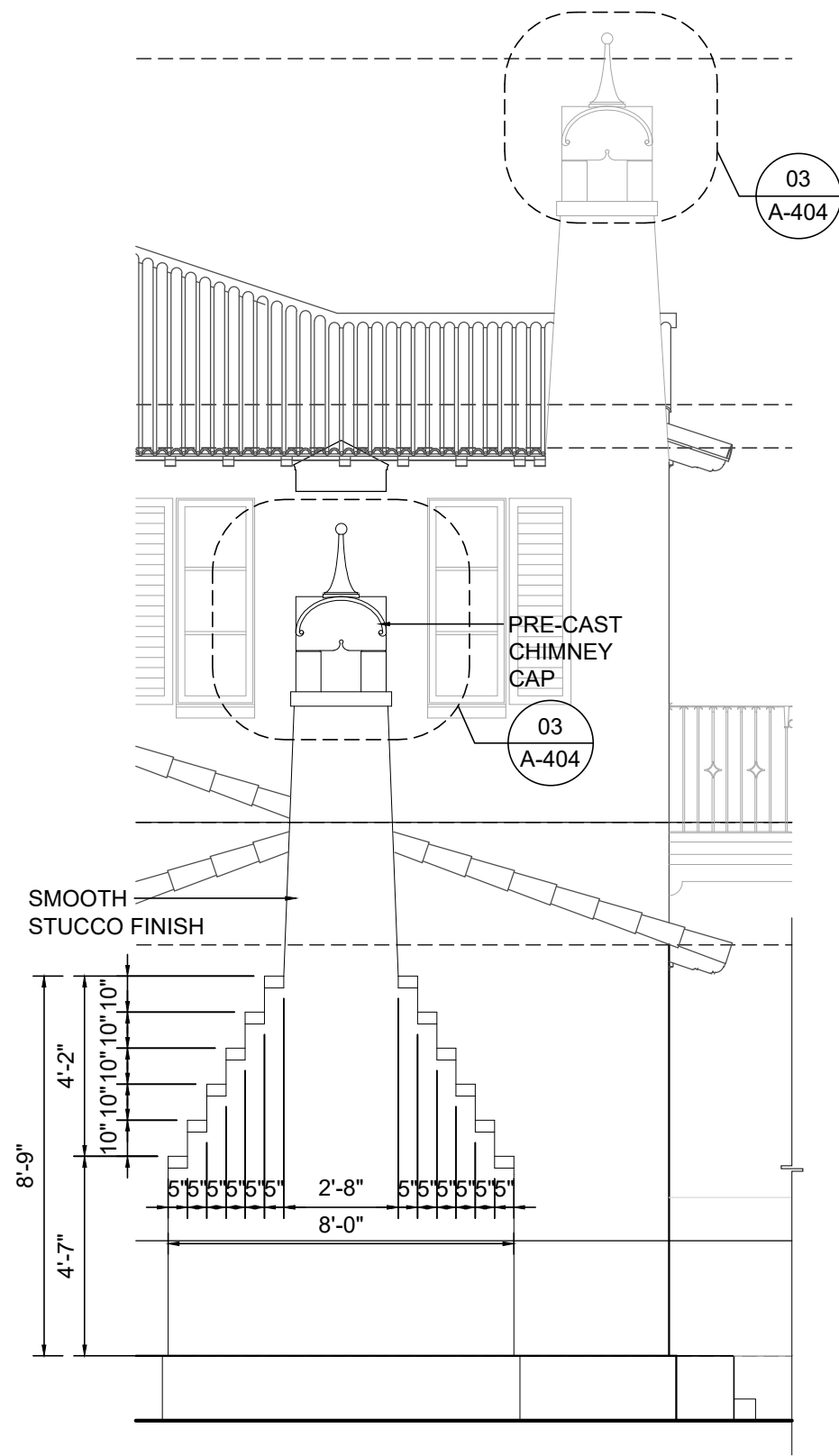
OWNER
243 SEASPRAY AVE
DALL BEACH, FL 33400

243 SEASPRAY AVE
PALM BEACH, FL 33480

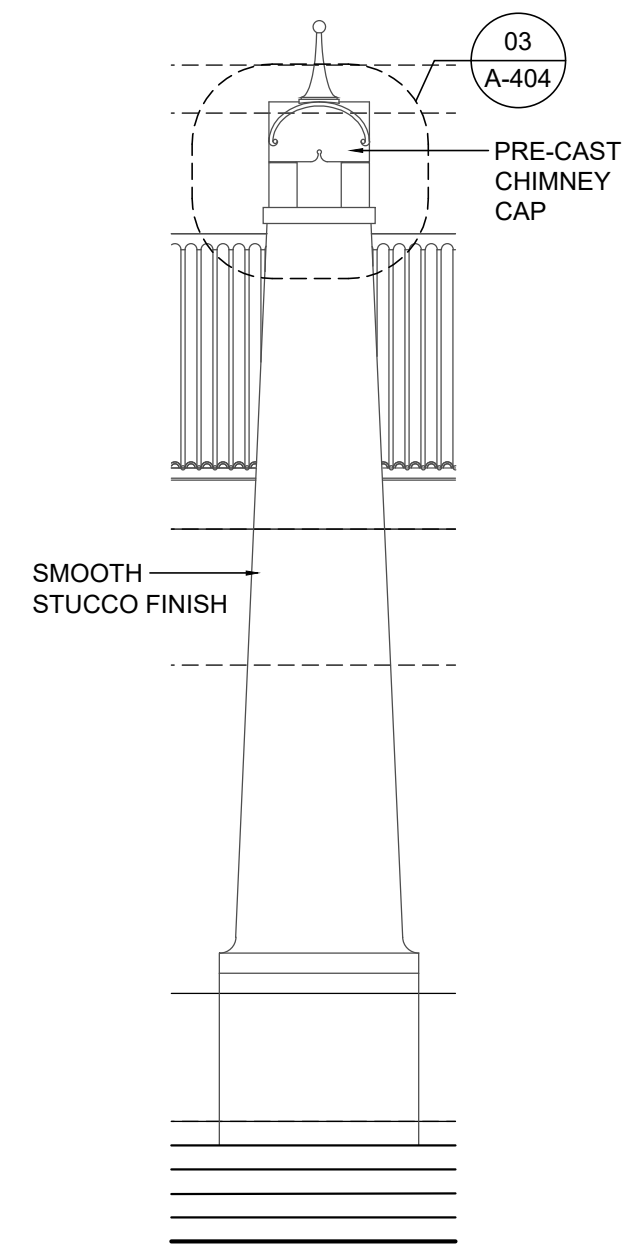
ARCHITECTS
POR TUONDO PEROTTI ARCHITECTS INC.
Architecture, Planning, Interior Design
5717 S.W. 8th Street, Miami, Florida, 33144, USA
Tel: (305) 200 - 9331, Fax: (305) 260 - 9318
<http://www.porttundo-perotti.com>

PROJECT NUMBER: 2023-13
DATE: 12.07.2023
DRAWN BY: GO/R/L
CHECKED BY: J/LGP

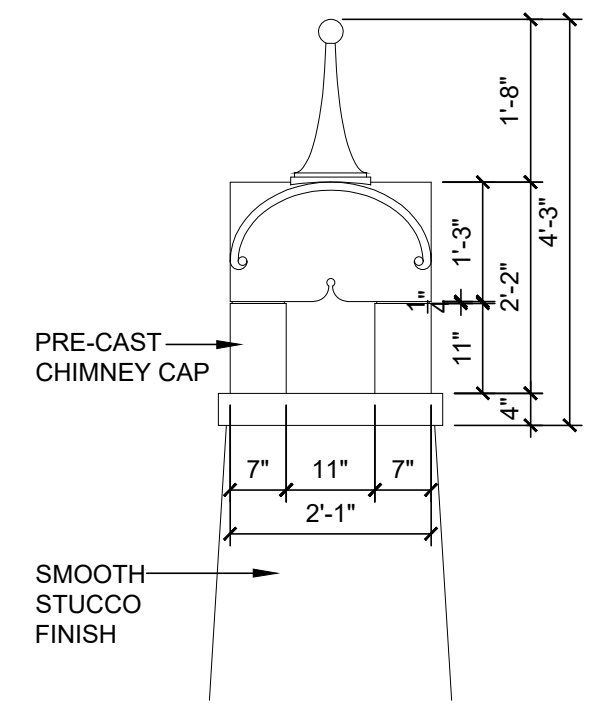
Author	Year	Country	Sample Size	Study Design	Findings
Smith et al.	2015	USA	1,200	Longitudinal	Increased risk of depression in children of parents with mental illness.
Johnson et al.	2016	UK	800	Cross-sectional	Higher levels of anxiety in children of parents with anxiety disorders.
Lee et al.	2017	Canada	1,500	Longitudinal	Increased risk of substance use in children of parents with substance use disorders.
Chen et al.	2018	China	2,000	Cross-sectional	Higher levels of depression in children of parents with depression.
Miller et al.	2019	Australia	900	Longitudinal	Increased risk of conduct problems in children of parents with conduct disorders.
Wong et al.	2020	USA	1,100	Cross-sectional	Higher levels of anxiety in children of parents with anxiety disorders.
Patel et al.	2021	India	1,300	Longitudinal	Increased risk of depression in children of parents with depression.
Kim et al.	2022	South Korea	1,400	Cross-sectional	Higher levels of anxiety in children of parents with anxiety disorders.
Nguyen et al.	2023	Vietnam	1,600	Longitudinal	Increased risk of substance use in children of parents with substance use disorders.
Alvarez et al.	2024	Spain	1,700	Cross-sectional	Higher levels of depression in children of parents with depression.
Costa et al.	2025	Portugal	1,800	Longitudinal	Increased risk of conduct problems in children of parents with conduct disorders.
Nguyen et al.	2026	Vietnam	1,900	Cross-sectional	Higher levels of anxiety in children of parents with anxiety disorders.
Chen et al.	2027	China	2,100	Longitudinal	Increased risk of depression in children of parents with depression.
Miller et al.	2028	Australia	2,200	Cross-sectional	Higher levels of anxiety in children of parents with anxiety disorders.
Wong et al.	2029	USA	2,300	Longitudinal	Increased risk of substance use in children of parents with substance use disorders.
Patel et al.	2030	India	2,400	Cross-sectional	Higher levels of depression in children of parents with depression.
Kim et al.	2031	South Korea	2,500	Longitudinal	Increased risk of conduct problems in children of parents with conduct disorders.
Nguyen et al.	2032	Vietnam	2,600	Cross-sectional	Higher levels of anxiety in children of parents with anxiety disorders.
Chen et al.	2033	China	2,700	Longitudinal	Increased risk of depression in children of parents with depression.
Miller et al.	2034	Australia	2,800	Cross-sectional	Higher levels of anxiety in children of parents with anxiety disorders.
Wong et al.	2035	USA	2,900	Longitudinal	Increased risk of substance use in children of parents with substance use disorders.
Patel et al.	2036	India	3,000	Cross-sectional	Higher levels of depression in children of parents with depression.
Kim et al.	2037	South Korea	3,100	Longitudinal	Increased risk of conduct problems in children of parents with conduct disorders.
Nguyen et al.	2038	Vietnam	3,200	Cross-sectional	Higher levels of anxiety in children of parents with anxiety disorders.
Chen et al.	2039	China	3,300	Longitudinal	Increased risk of depression in children of parents with depression.
Miller et al.	2040	Australia	3,400	Cross-sectional	Higher levels of anxiety in children of parents with anxiety disorders.
Wong et al.	2041	USA	3,500	Longitudinal	Increased risk of substance use in children of parents with substance use disorders.
Patel et al.	2042	India	3,600	Cross-sectional	Higher levels of depression in children of parents with depression.
Kim et al.	2043	South Korea	3,700	Longitudinal	Increased risk of conduct problems in children of parents with conduct disorders.
Nguyen et al.	2044	Vietnam	3,800	Cross-sectional	Higher levels of anxiety in children of parents with anxiety disorders.
Chen et al.	2045	China	3,900	Longitudinal	Increased risk of depression in children of parents with depression.
Miller et al.	2046	Australia	4,000	Cross-sectional	Higher levels of anxiety in children of parents with anxiety disorders.
Wong et al.	2047	USA	4,100	Longitudinal	Increased risk of substance use in children of parents with substance use disorders.
Patel et al.	2048	India	4,200	Cross-sectional	Higher levels of depression in children of parents with depression.
Kim et al.	2049	South Korea	4,300	Longitudinal	Increased risk of conduct problems in children of parents with conduct disorders.
Nguyen et al.	2050	Vietnam	4,400	Cross-sectional	Higher levels of anxiety in children of parents with anxiety disorders.
Chen et al.	2051	China	4,500	Longitudinal	Increased risk of depression in children of parents with depression.
Miller et al.	2052	Australia	4,600	Cross-sectional	Higher levels of anxiety in children of parents with anxiety disorders.
Wong et al.	2053	USA	4,700	Longitudinal	Increased risk of substance use in children of parents with substance use disorders.
Patel et al.	2054	India	4,800	Cross-sectional	Higher levels of depression in children of parents with depression.
Kim et al.	2055	South Korea	4,900	Longitudinal	Increased risk of conduct problems in children of parents with conduct disorders.
Nguyen et al.	2056	Vietnam	5,000	Cross-sectional	Higher levels of anxiety in children of parents with anxiety disorders.
Chen et al.	2057	China	5,100	Longitudinal	Increased risk of depression in children of parents with depression.
Miller et al.	2058	Australia	5,200	Cross-sectional	Higher levels of anxiety in children of parents with anxiety disorders.
Wong et al.	2059	USA	5,300	Longitudinal	Increased risk of substance use in children of parents with substance use disorders.
Patel et al.	2060	India	5,400	Cross-sectional	Higher levels of depression in children of parents with depression.
Kim et al.	2061	South Korea	5,500	Longitudinal	Increased risk of conduct problems in children of parents with conduct disorders.
Nguyen et al.	2062	Vietnam	5,600	Cross-sectional	Higher levels of anxiety in children of parents with anxiety disorders.
Chen et al.	2063	China	5,700	Longitudinal	Increased risk of depression in children of parents with depression.
Miller et al.	2064	Australia	5,800	Cross-sectional	Higher levels of anxiety in children of parents with anxiety disorders.
Wong et al.	2065	USA	5,900	Longitudinal	Increased risk of substance use in children of parents with substance use disorders.
Patel et al.	2066	India	6,000	Cross-sectional	Higher levels of depression in children of parents with depression.
Kim et al.	2067	South Korea	6,100	Longitudinal	Increased risk of conduct problems in children of parents with conduct disorders.
Nguyen et al.	2068	Vietnam	6,200	Cross-sectional	Higher levels of anxiety in children of parents with anxiety disorders.
Chen et al.	2069	China	6,300	Longitudinal	Increased risk of depression in children of parents with depression.
Miller et al.	2070	Australia	6,400	Cross-sectional	Higher levels of anxiety in children of parents with anxiety disorders.
Wong et al.	2071	USA	6,500	Longitudinal	Increased risk of substance use in children of parents with substance use disorders.



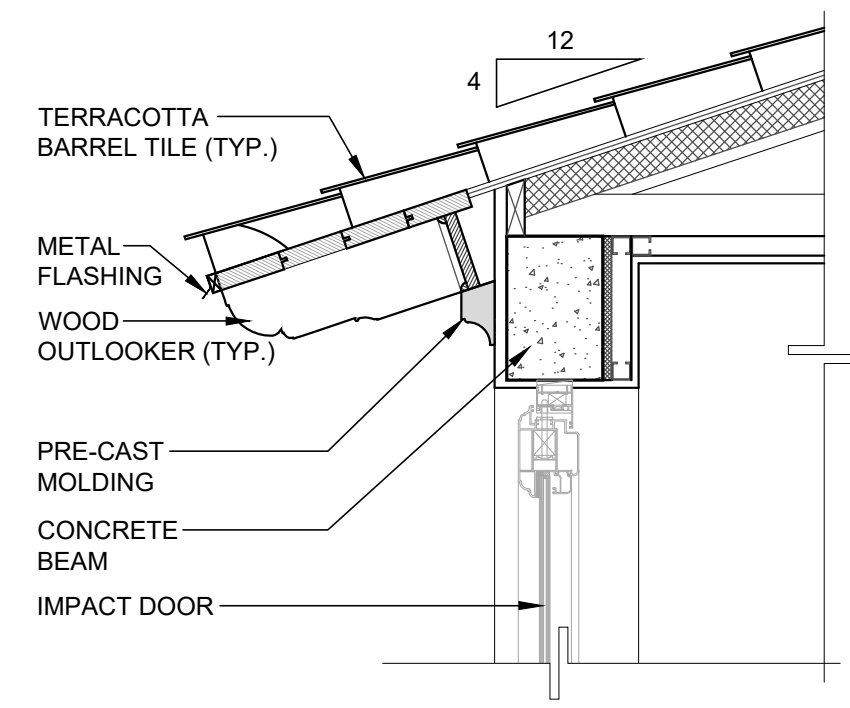
01 ELEVATION DETAIL
SCALE: 1/4" = 1'-0"



02 ELEVATION DETAIL
SCALE: 1/4" = 1'-0"



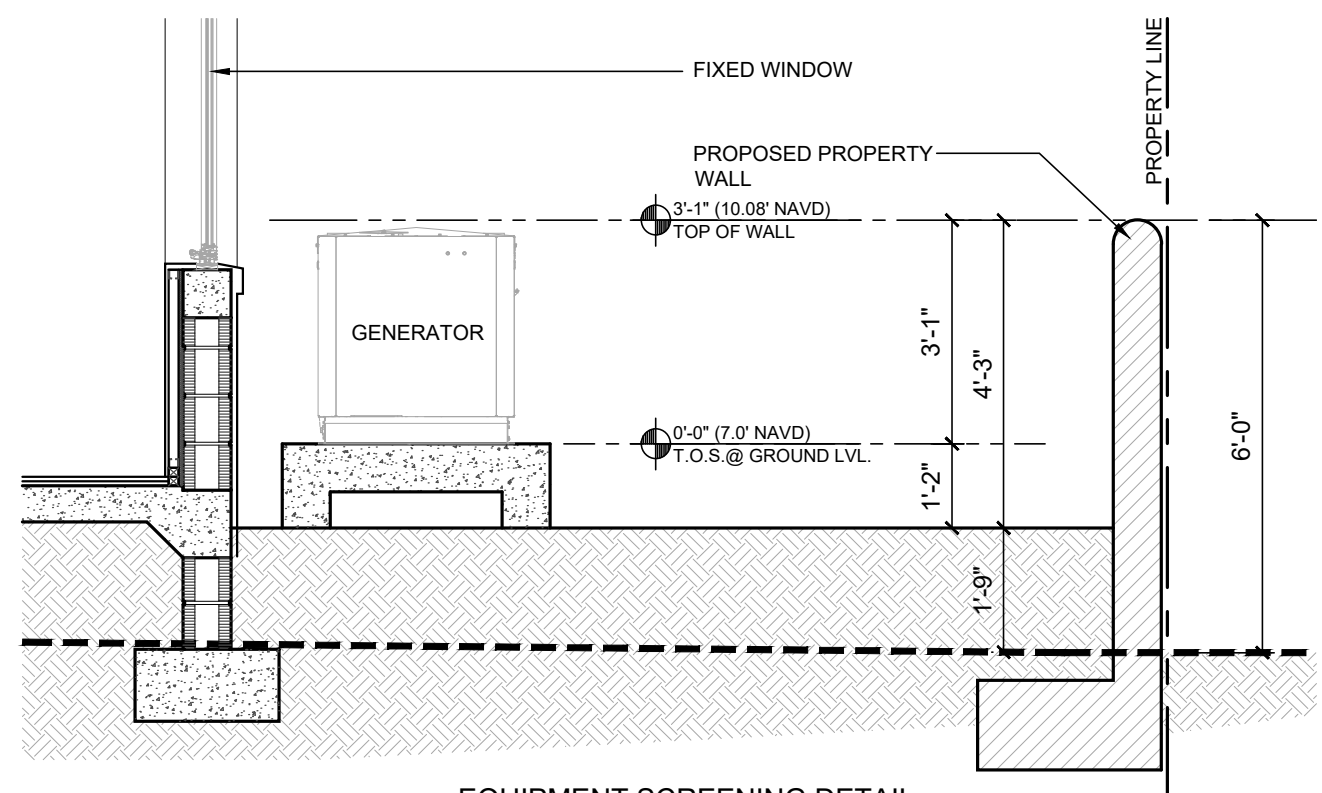
03 CHIMNEY CAP DETAIL
SCALE: 1/2" = 1'-0"



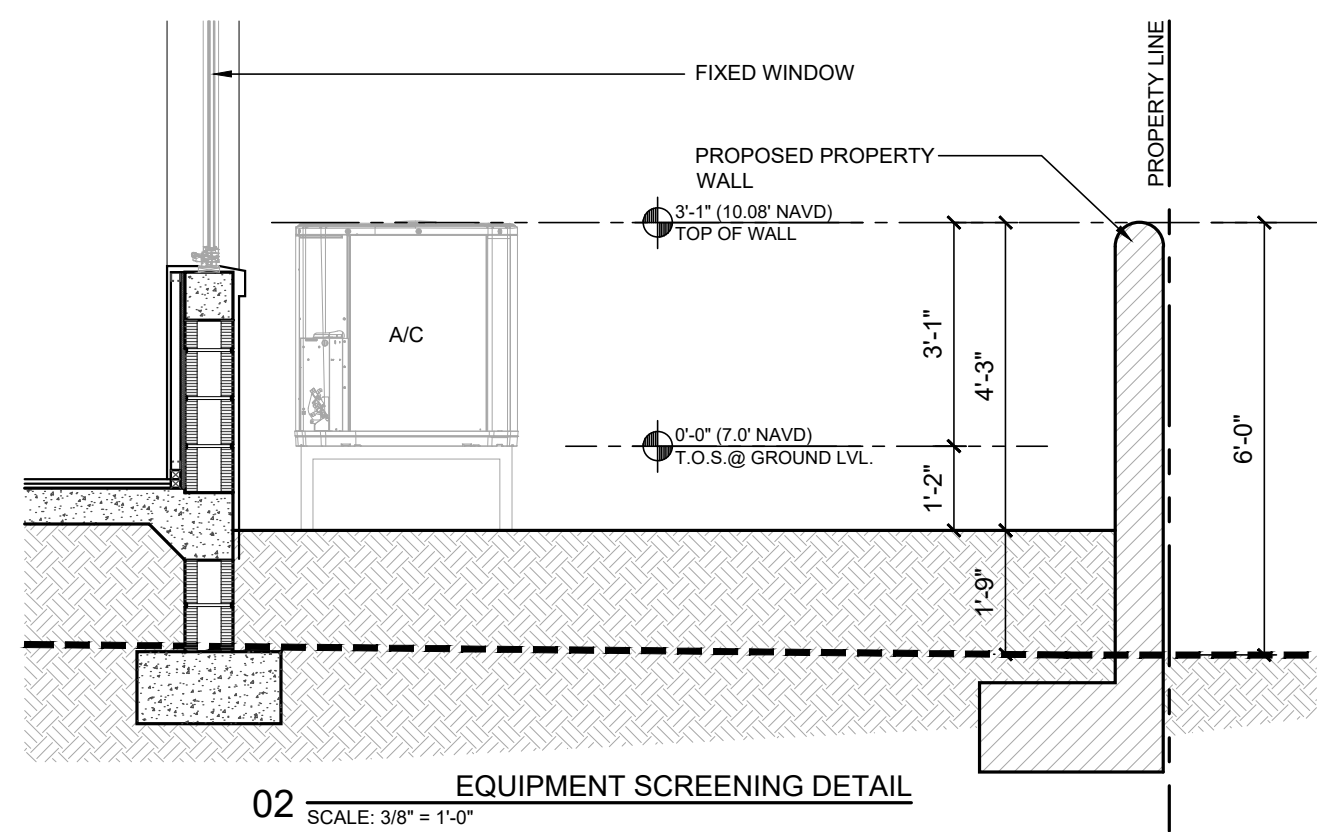
04 EAVE DETAIL
SCALE: 3/4" = 1'-0"

PROJECT NUMBER: 2023-13 DATE: 12/07/2023 DRAWN BY: GORL CHECKED BY: JLG	ARCHITECTS PORTUONDO PEROTTI ARCHITECTS INC. Architecture Planning Interior Design 5717 15th Avenue North, Suite 100 Tampa, FL 33613 Tel: (813) 288-0033 Fax: (813) 288-1518 http://www.portuondo-perotti.com	243 SEASPRAY AVE PALM BEACH, FLORIDA 33480	OWNER 243 SEASPRAY AVE PALM BEACH, FL 33480	TITLE: WALL SECTIONS/DETAILS SCALE: AS SHOWN	SHEET: A-404 CF
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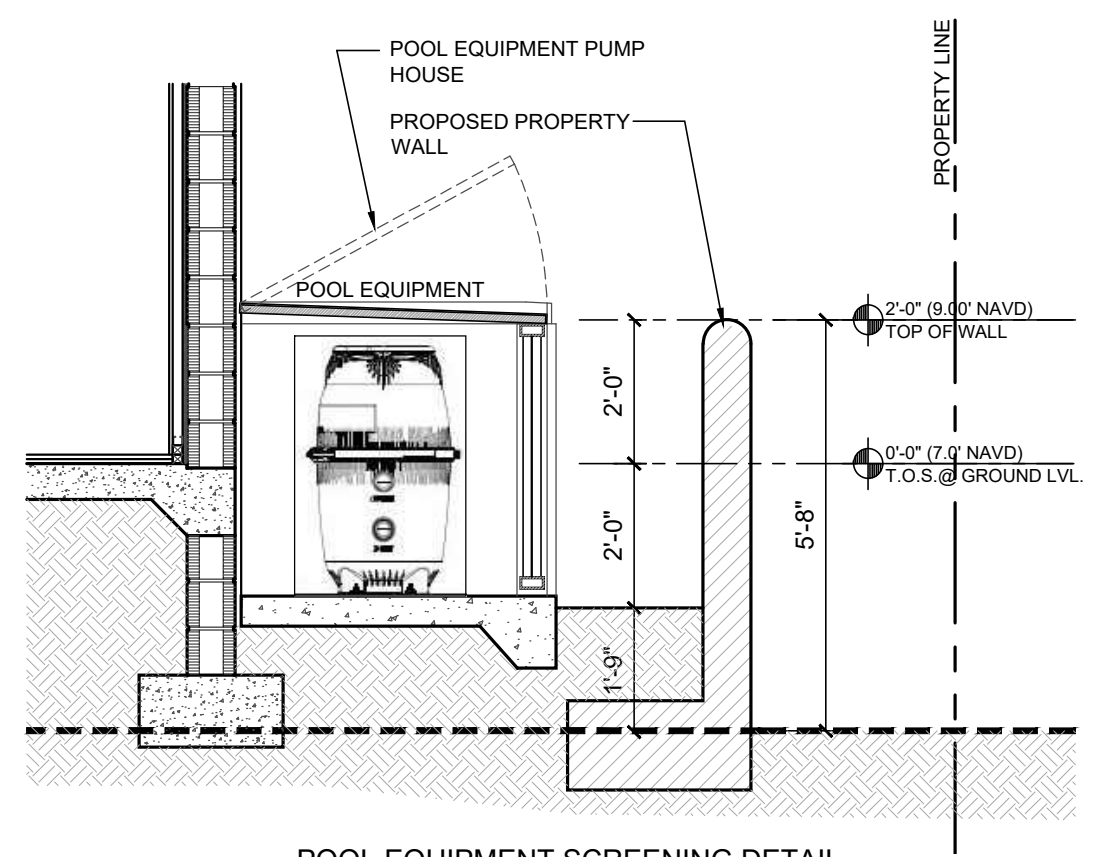
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01 EQUIPMENT SCREENING DETAIL
SCALE: 3/8" = 1'-0"



02 EQUIPMENT SCREENING DETAIL
SCALE: 3/8" = 1'-0"



03 POOL EQUIPMENT SCREENING DETAIL
SCALE: 3/8" = 1'-0"

SHEET: A-405 C/F	TITLE: WALL SECTIONS/DETAILS SCALE: AS SHOWN	OWNER: 243 SEASPRAY AVE PALM BEACH, FL 33480	ARCHITECTS: PORTUONDO PEROTTI ARCHITECTS INC. Architecture Planning Interior Design 5717 15th Street West Palm Beach, FL 33411 USA Tel: 305.328.3333 Fax: 305.261.1518 http://www.portuondo-perotti.com	REVISIONS:
				PROJECT NUMBER: 2023-13 DATE: 12/07/2023 DRAWN BY: GORL CHECKED BY: JLG