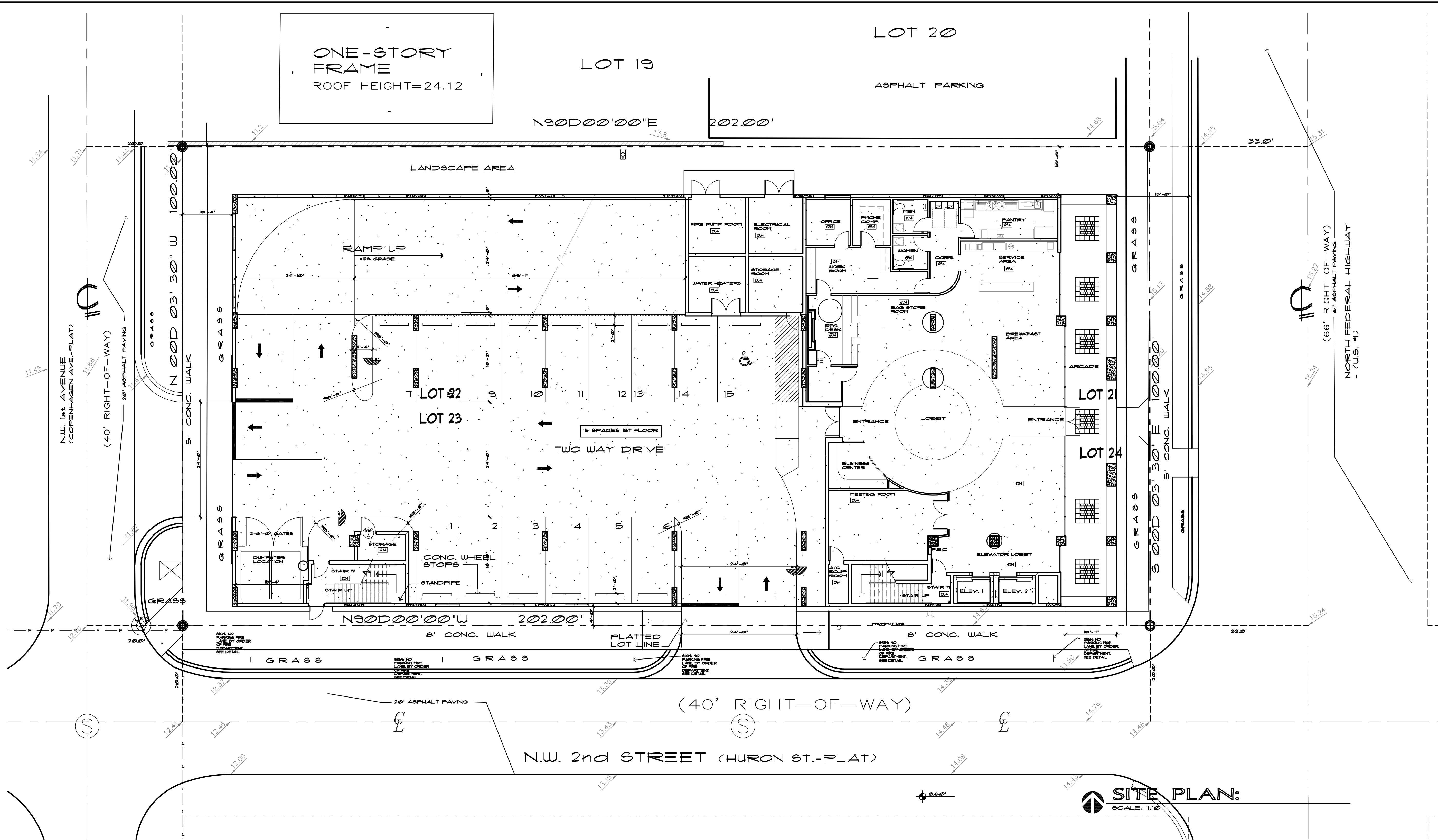
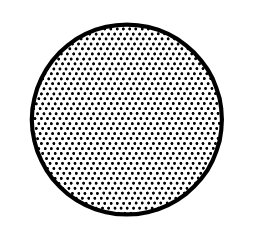


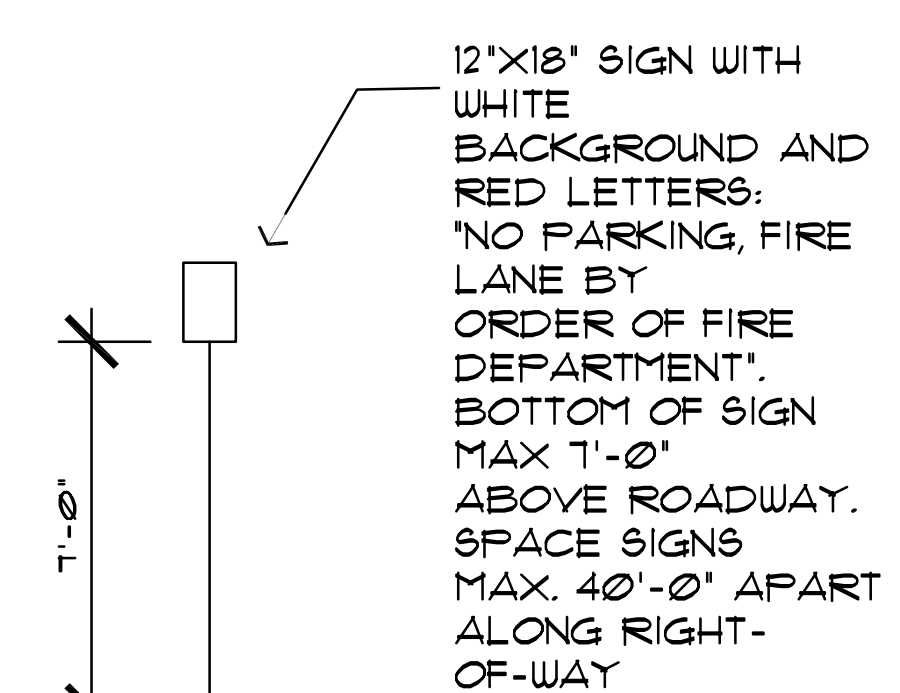
Date: JAN. 18, 2008  
 Project #: 28001  
 Drawn: RJD  
 A.A.C. #: 001299  
 Reg. #: 9531  
 Revisions:  
 APRIL 10, 2008

LUCKEY'S MOTEL INC., HOLIDAY INN EXPRESS & SUITES  
 205 NORTH FEDERAL HIGHWAY  
 DANIA BEACH, FLORIDA

George F. White A.I.A. and Associates, Inc.  
 5455 North Federal Highway Suite F. Boca Raton, Florida 33481 (561) 991 6698



**SITE PLAN:**  
 SCALE: 1/8" = 1'-0"



**LEGAL DESCRIPTION:**  
 Lots 21, 22, 23, and 24, less the East 8 feet of Lot 21 and 24, Block 1, TOWN OF MODELLO, according to the plat thereof, as recorded in Plat Book 'B', Page 49, of the public records of Dade County, Florida.

14	13
15	16
18	17
19	20
22	21
23	24

North Federal Highway (U.S. #1)  
 (Chicago Ave. - Plat.)

**SITE DATA:**

	PROPOSED	REQUIRED
LAND USE DESIGNATION:	COMMERCIAL	N/A
ZONING DESIGNATION:	TOD	N/A
OCCUPANCY:	GROUP R-1	N/A
SITE AREA: NET/GROSS	20,200 SQ. FT. / 30,600 SQ. FT. 0.4637 ACRES/0.713 ACRES	21,780 SQ. FT./0.50 ACRES
BUILDING FOOTPRINT(S) TOTAL:	15,881 SQ. FT.	N/A
LOT COVERAGE (FAR):	78 %	50.00%
PARKING:	67 SPACES TOTAL (ADA SPACES: 3 SPACES)	65 SPACES #11 PER ROOM (ADA SPACES: 4 SPACES)
BUILDING HT. (FT. ABOVE GRADE):	67'-0"	50'-0"
NUMBER OF STORIES:	6	5 (MAX.)
IMPERVIOUS AREA:	15,881 SQ. FT./37 ACRES (78%)	0.29536 ACRES (50.00%)
PERVIOUS AREA:	4,319 SQ. FT./10 ACRES (21%)	0.03282 ACRES (10.00%)

PROPOSED 6 STORY HOTEL, THREE STORIES OF PARKING WITH THREE STORIES OF HOTEL ROOMS  
 TOTAL OF 81 ROOMS, 52 KING GUESTROOMS, 33 DOUBLE QUEEN GUESTROOMS, 3 DOUBLE QUEEN ACCESSIBLE ROOMS  
 3 KING ACCESSIBLE GUESTROOMS, LOBBY AND ACCESSORY SPACES ON FIRST FLOOR.

SETBACKS:	REQUIRED	PROVIDED
NORTH	10'-0"	10'-0"
EAST	15'-0"	15'-0" (FROM CURB)
SOUTH	10'-0"	4'-0"
WEST	15'-0"	10'-4"

VEHICULAR USE AREA: 15,881 / SQ. FT.  
 LANDSCAPE AREA (IN SQ. FT.): 4,319 / SQ. FT.  
 (OPEN SPACE -NON-VEHICULAR USE)

\*\*NOTE: THERE ARE NO KNOWN EASEMENTS OF RECORD OR OTHER MATTERS OF TITLE AFFECTING THE PROPERTY.

PEDESTRIAN ARCADE PROVIDED ALONG EAST PROPERTY LINE (FEDERAL HIGHWAY).