



(C) EXISTING RESTAURANT
NOT TO SCALE



(B) EXISTING RESTAURANT
NOT TO SCALE



(A) EXISTING RESTAURANT
NOT TO SCALE



(F) PROPOSED RESTAURANT
NOT TO SCALE



(E) PROPOSED RESTAURANT
NOT TO SCALE



(D) PROPOSED RESTAURANT
NOT TO SCALE



OWNER:
LINCOLN DREXEL, LTD AND
LINCOLN DREXEL, LTD.
3621 ALTON ROAD #463
MIAMI BEACH, FL 33140

DEVELOPER:

ARCHITECT:
FORM GROUP, INC.
4300 SW 73 AVE. #106
MIAMI, FL 33155
PH: 305-443-4244

INTERIOR DESIGNER:

PLANNING APPLICATION FOR:

**ANDRÉS
CARNE DE RES**

LINCOLN DREXEL BUILDING
455 LINCOLN ROAD
MIAMI BEACH, FL 33139

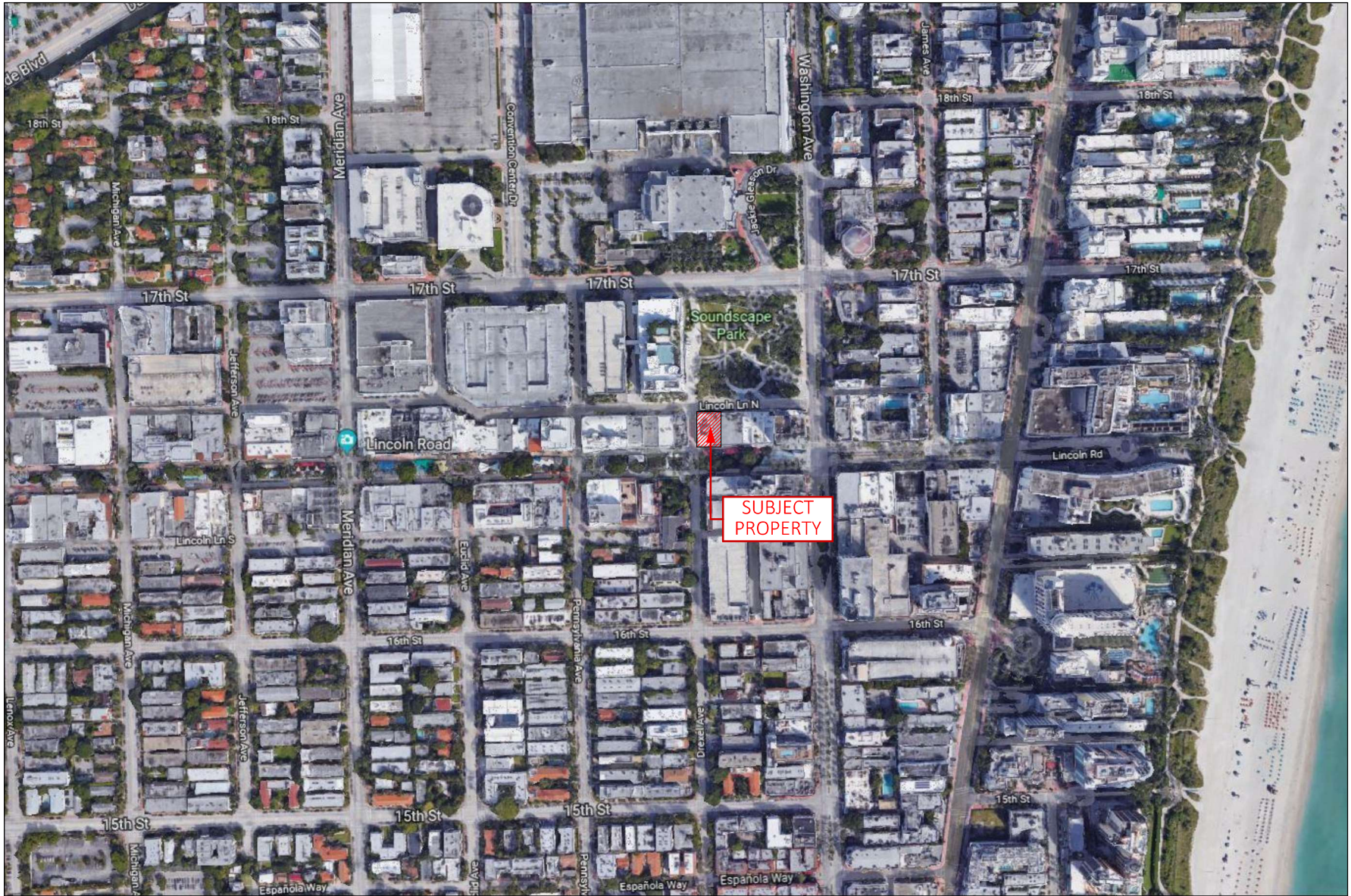
REVISIONS:

HPB SUBMITTAL 07-06-21
1. REV 1 (8-31-22)
PLANNING SUBMITTAL 9-2-22
2. REV 2 (9-26-22)
PLANNING SUBMITTAL 9-26-22

FORMGROUP
architecture . planning

FORM GROUP, INC.,
4300 SW 73 AVE. SUITE 106, MIAMI, FL 33155
TEL: 305.443.4244
ARCHITECT OF RECORD: CARNE DE RES, LLC
MIAMI, FL

PROJECT NO.: 19-1057
DATE: DECEMBER 2, 2019
SCALE: AS SHOWN
TITLE: EXISTING & PROPOSED RENDERING
DRAWING NO.: **G-04**



A LOCATION MAP
NOT TO SCALE



OWNER:
LINCOLN DREXEL LTD AND
LINCOLN DREXEL, LTD.
3621 ALTON ROAD #463
MIAMI BEACH, FL 33140

DEVELOPER:

ARCHITECT:
FORM GROUP INC
4300 SW 73 AVE #106
MIAMI, FL 33155
PH: 305-443-4244

INTERIOR DESIGNER:

PLANNING APPLICATION FOR:
**ANDRÉS
CARNE DE RES**

LINCOLN DREXEL BUILDING
455 LINCOLN ROAD
MIAMI BEACH, FL 33139

REVISIONS:
HPB SUBMITTAL 07-06-21
1. REV 1 (8-31-22)
PLANNING SUBMITTAL 9-2-22
2. REV 2 (9-26-22)
PLANNING SUBMITTAL 9-26-22

FORMGROUP
architecture . planning

FORM GROUP, INC.,
4300 SW 73 AVE, SUITE 106, MIAMI, FL 33155
TEL: 305.443.4244 FAX: 305.443.4248
ARCHITECT OF RECORD: QUINN MORRIS, AIA
REGISTERED

PROJECT NO: 18-1057 TITLE: LOCATION MAP
DATE: DECEMBER 2, 2018
SCALE: AS SHOWN DRAWING NO: **G-05**

2



OWNER:
LINCOLN DREXEL LTD AND
LINCOLN DREXEL LTD
3621 ALTON ROAD #463
MIAMI BEACH, FL 33140

DEVELOPER:

ARCHITECT:
FORM GROUP INC
4300 SW 73 AVE #106
MIAMI, FL 33155
PH: 305-443-4244

INTERIOR DESIGNER:

PLANNING APPLICATION FOR:

**ANDRÉS
CARNE DE RES**

LINCOLN DREXEL BUILDING
455 LINCOLN ROAD
MIAMI BEACH, FL 33139

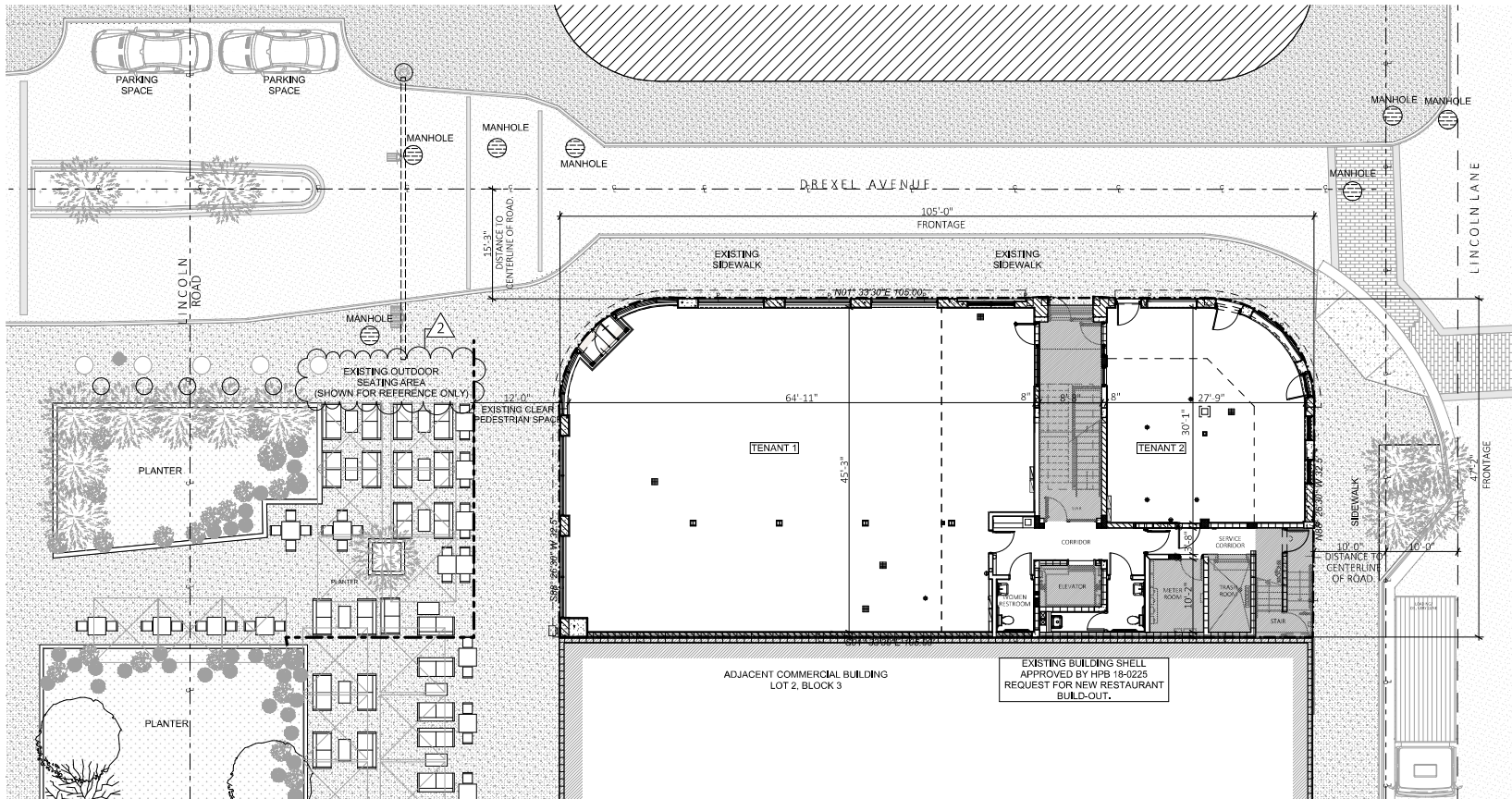
REVIEWS:

HPB SUBMITTAL 07-06-21
1, REV 1 (8-31-22)
PLANNING SUBMITTAL 9-2-22
2, REV 2 (9-26-22)
PLANNING SUBMITTAL 9-26-22

FORMGROUP
architecture . planning

FORM GROUP INC.
4300 SW 73 AVE SUITE 106 MIAMI, FL 33155
TEL: 305-443-4244 FAX: 305-443-4245
ARCHITECT OF RECORD/OWNER'S ARCHITECT
ANDRES

PROJECT NO: 19-1057 TITLE: EXISTING SITE PLAN
DATE: DECEMBER 2, 2019
SCALE: AS SHOWN DRAWING NO: A-100



A SITE PLAN-EXISTING CONDITION
SCALE: 1/16" = 1'-0"



| EXISTING BUILDING INFORMATION | |
|-------------------------------|---|
| MUNICIPALITY: | CITY OF MIAMI BEACH |
| ZONING DESIGNATION: | CD-3 |
| OCCUPANCY: | LEVEL 1&2 ASSEMBLY (EXISTING) LEVEL 3 ASSEMBLY (EXISTING) LEVEL 4 ROOF-ASSEMBLY (EXISTING) |
| LOT AREA: | 4,890 SF |
| CONSTRUCTION TYPE: | EXISTING IIIA |
| EXISTING AREA CALCULATION: | GROUND LEVEL ASSEMBLY: 4,589.26 S.F. MEZZANINE LEVEL ASSEMBLY: 1,698.22 S.F. THIRD LEVEL ASSEMBLY: 4,345.83 S.F. FOURTH LEVEL ASSEMBLY: 333.4 S.F. TOTAL BUILDING: 10,946.71 S.F. |