



SUNSET PARK | 1759 PURDY AVENUE | MIAMI BEACH, FLORIDA
SUNSET PARK FINAL PB CAP SUBMITTAL - AUGUST 24, 2018

CLIENT / PROPERTY INFORMATION

PROPERTY ADDRESS
SUNSET PARK
1759 PURDY AVENUE
MIAMI BEACH, FL 33139

EXISTING VEGETATION SUMMARY

The existing vegetation located on the property is composed primarily of invasive alexander palms, small trees and palms. No specimen trees are proposed to be removed as part of this development project. Please see sheets L1.0 for additional information

SCOPE OF WORK

- New streetscape designs to be provided for multi-use Sunset Park building + condominiums along Bay Road and Purdy Avenue.
- Upper level gardens will be provided with raised planters.

INDEX OF SHEETS

- L0.0 Landscape Cover Page + Sheet Index
- L1.0 Existing Tree Survey + Disposition Plan
- L1.1 Existing Vegetation Context Images
- L2.0 Ground Level Landscape Plan
- L2.1 Third Level Landscape Plan
- L2.2 Fourth Level Landscape Plan
- L2.3 Fifth Level Landscape Plan
- L2.4 Roof Deck Landscape Plan
- L2.5 Landscape Legend, Plant List, Landscape Notes + Details
- L3.0 Plant Material Images: Trees + Palms
- L3.1 Plant Material Images: Shrubs, Accents + Groundcovers

APPROVED (FOR REFERENCE ONLY - NO CHANGES PROPOSED
TO HARDSCAPE MATERIALS AND/OR PLANTING SPECIES)

SUNSET PARK
1759 PURDY AVENUE, MIAMI BEACH, FLORIDA

CHRISTOPHER CAWLEY | CC | LA
LANDSCAPE ARCHITECTURE LLC
Florida Landscape Architecture Business License LC 260004500
780 NE 68th Street | Suite 1106 | Miami, FL 33138
T 305.979.1585 | www.christophercawley.com

CHRISTOPHER CAWLEY, RLA
Florida License LA 99978

DATE
08.24.2018

SHEET NO

L0.0



CHRISTOPHER CAWLEY | CC
LANDSCAPE ARCHITECTURE LLC | LA
Florida Landscape Architecture Business LC 26000460
780 NE 68th Street | Suite 1106 | Miami, FL 33138
305.979.1585 | www.christophercawley.com

CHRISTOPHER CAWLEY, RUSSELL

DATE
08.24.2018

L1.0

C.M.B. EXISTING TREE SURVEY LEGEND	
	TREE or PALM TO BE REMOVED. SEE CHART SAME SHEET
	TREE TO REMAIN, PRESERVE + PROTECT

EXISTING TREE SURVEY + DISPOSITION PLAN



GREEN BUTTONWOOD TREES #22 + 23



ALEXANDER PALMS #10 - 14



WILD TAMARIND #16 + ARECA PALM CLUSTER #15



GUMBO LIMBO TREES IN MEDIAN ON PURDY AVENUE



GUMBO LIMBO TREES IN MEDIAN ON PURDY AVENUE



GREEN BUTTONWOOD TREE #7

SUNSET PARK
1759 PURDY AVENUE, MIAMI BEACH, FLORIDA

CHRISTOPHER CAWLEY | CC
LANDSCAPE ARCHITECTURE LLC | LA
Florida Landscape Architecture Business LC 26000460
780 NE 69th Street | Suite 1106 | Miami, FL 33138
T 305.379.1585 | www.christophercawley.com

CHRISTOPHER CAWLEY, R.L.A.
Florida License LA 9886786

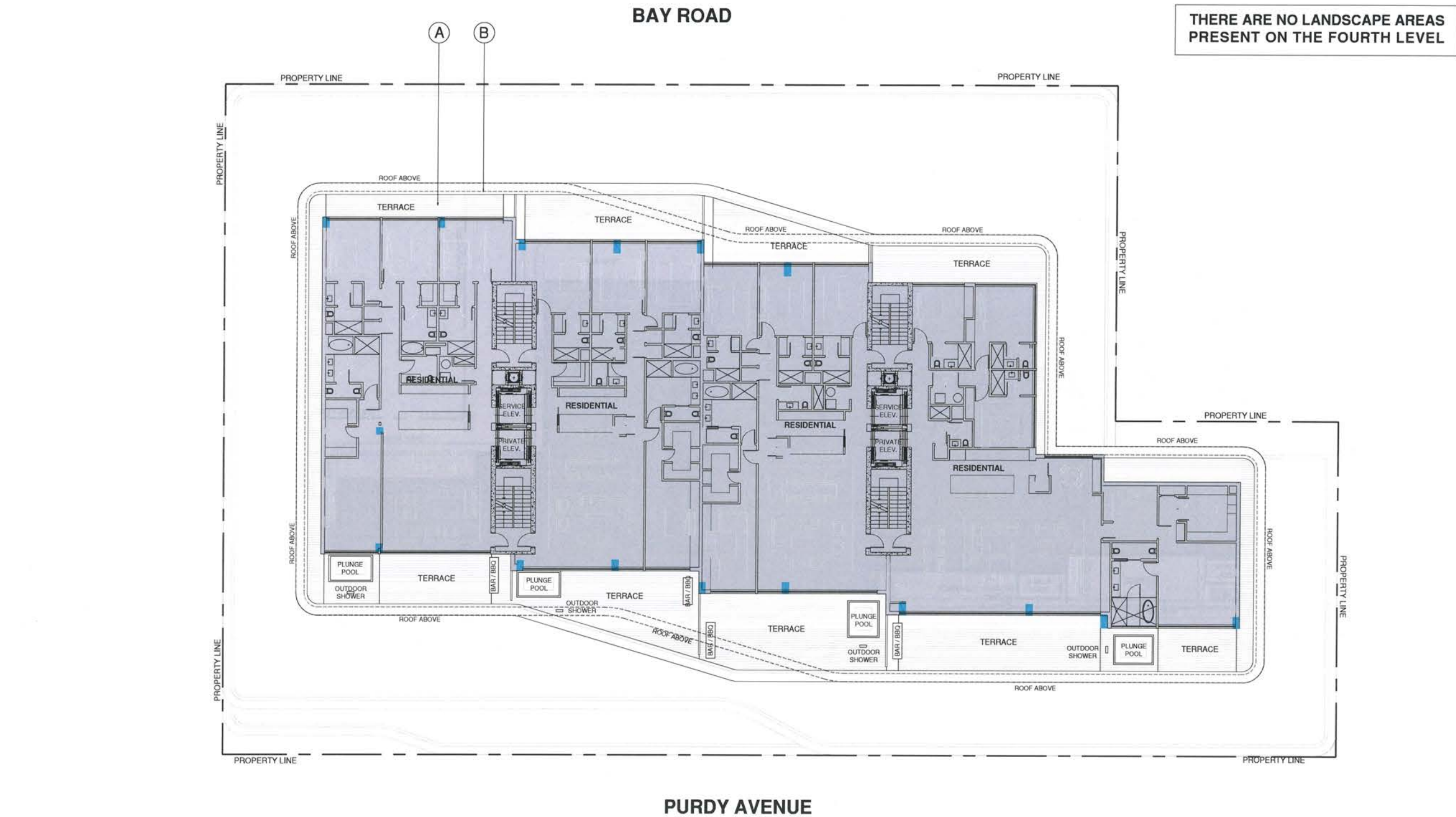
DATE
08.24.2018

SHEET NO

EXISTING VEGETATION CONTEXT IMAGES

L1.1

APPROVED (FOR REFERENCE ONLY - NO CHANGES PROPOSED)



SUNSET PARK
 1759 PURDY AVENUE, MIAMI BEACH, FLORIDA

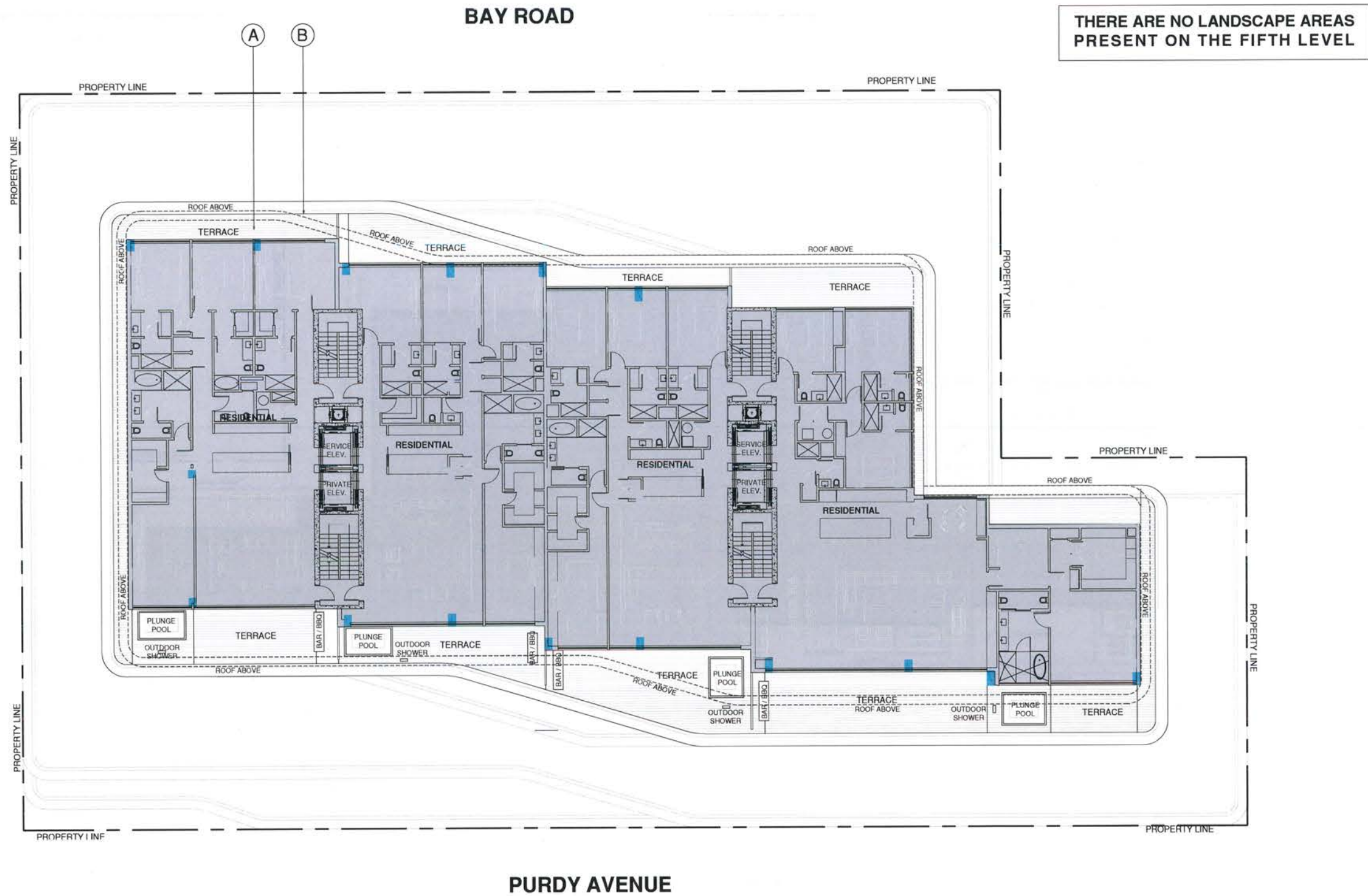
CHRISTOPHER CAWLEY | CC LA
 LANDSCAPE ARCHITECTURE LLC
 Florida Landscape Architecture Business LC 26000460
 780 NE 68th Street | Suite 1106 | Miami, FL 33136
 T 305.979.1585 | www.christophercawley.com

LANDSCAPE PLAN LEGEND

- (A) MATERIAL TO BE SELECTED
- (B) 42" HEIGHT PARAPET WALL, REFER TO ARCHITECTURE



APPROVED (FOR REFERENCE ONLY - NO CHANGES PROPOSED)



LANDSCAPE PLAN LEGEND

- (A) MATERIAL TO BE SELECTED
- (B) 42" HEIGHT PARAPET WALL, REFER TO ARCHITECTURE

FIFTH LEVEL LANDSCAPE PLAN
 3/32" = 1'-0"
 0' 10' 20' 30'

SUNSET PARK
 1759 PURDY AVENUE, MIAMI BEACH, FLORIDA

CHRISTOPHER CAWLEY CC LA
 LANDSCAPE ARCHITECTURE LLC
 Florida Landscape Architecture Business LC 26000460
 780 NE 68th Street | Suite 1106 | Miami, FL 33138
 T 305.379.1585 | www.christophercawley.com

CHRISTOPHER CAWLEY, RLA
 Florida License LA 986078

DATE
 08.24.2018

SHEET NO

L2.3

APPROVED (FOR REFERENCE ONLY - NO CHANGES PROPOSED)



LANDSCAPE PLAN LEGEND

- | | | |
|--|---|---|
| (A) MATERIAL TO BE SELECTED | (C) STONE PAVERS TO BE SELECTED | (E) OVERHEAD TRELLIS, REFER TO ARCHITECTURE |
| (B) 42" HEIGHT PARAPET WALL, REFER TO ARCHITECTURE | (D) RAISED PLANTER, REFER TO ARCHITECTURE | (CT) CODE TREE |

ROOF DECK LANDSCAPE PLAN
 3/32" = 1'-0"
 0 10 20 30
 N

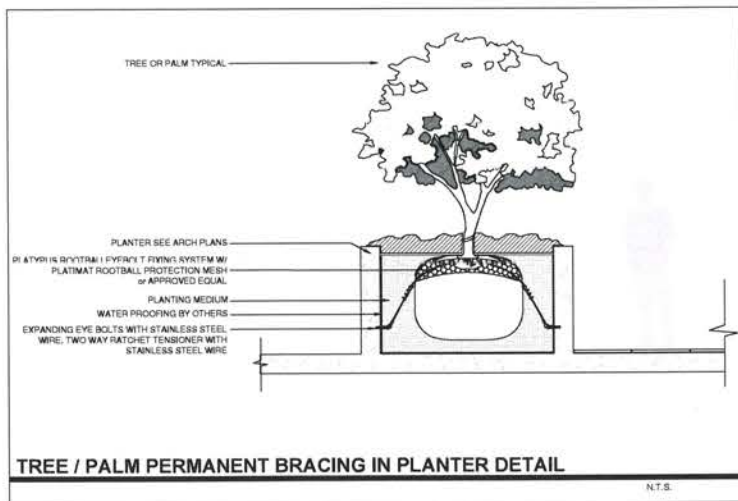
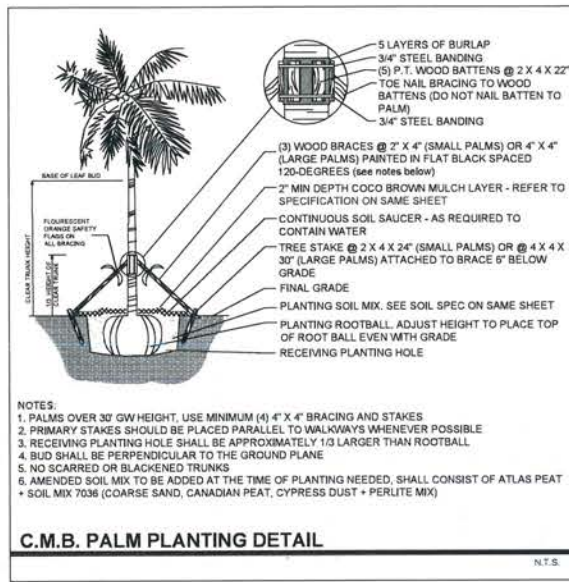
CHRISTOPHER CAWLEY | CC LA
 LANDSCAPE ARCHITECTURE LLC
 Florida Landscape Architecture Business, LC 26000460
 780 NE 69th Street | Suite 1106 | Miami, FL 33138
 T 305.979.1585 | www.christophercawley.com

CHRISTOPHER CAWLEY, RLA
 Florida License # LA 688678

DATE
 08.24.2018

SHEET NO
L2.4

APPROVED (FOR REFERENCE ONLY - NO CHANGES PROPOSED)



PLANT LIST - SUNSET PARK ROOF DECK					
KEY	QTY.	NATIVE	COMMON NAME	BOTANICAL NAME	HEIGHT, SPECIFICATION, & NOTES
TREES					
CR	1	YES	PITCH APPLE TREE	<i>Clusia rosea</i>	100 gallon, 12" ht, 6-8" spread, 3" dbh, multi, equal to Treeworld
LJ	5	NO	JAPANESE PRIVET TREE	<i>Ligustrum lucidum</i>	12" ht min x 8-10" spread, multi trunk, limbed up for bonsai effect
PALMS					
PR	19	NO	PYOMY DATE PALM	<i>Phoenix rostrata</i>	25 gallon, 6" min oah, 4" min spr, full, multi
TR	23	YES	THATCH PALM	<i>Thrinax radiata</i>	25 gallon, 6" min oah, 6" min spr, boots on, trunks as shown, full
SHRUBS					
BOU	as req	NO	BOUGAINVILLEA 'BARBARA KARST'	Same	25 gallon, 6" height, trellis
JUN	465	NO	SHORE JUNIPER	<i>Juniperus conferta</i>	3 gallon, full, space 18" on center, double staggered rows
SER	150	YES	SILVER SAW PALMETTO	<i>Serenoa repens 'Cinerea'</i>	7 gallon, full, space 30" on center
GROUNDCOVERS, TROPICALS + ACCENTS					
AEC	as req	NO	BROMELIAD	<i>Aechmea spp.</i>	7 gallon, 36" height x 36" spread, full, sun grown
AGA	as req	NO	BLUE AGAVE	<i>Agave americana 'Blue'</i>	15 gallon, 36" - 42" ht x spread, full
CAM	as req	NO	NATAL PLUM	<i>Cassia macrocarpa</i>	3 gallon, full, 18" on center, double staggered rows
PHX	as req	NO	PHILODENDRON 'XANADU'	Same	3 gallon, full, 18" on center
TRF	as req	YES	DWARF FAKAHATCHEE GRASS	<i>Tripsacum floridanum</i>	3 gallon, full, 24" on center, double staggered rows

1. ALL PLANT MATERIAL SHALL BE FLORIDA GRADE NO. 1 OR BETTER.
2. CONTRACTOR SHALL BECOME FAMILIAR WITH THE LOCATION OF, AVOID, AND PROTECT ALL UTILITY LINES, BURIED CABLES, AND OTHER UTILITIES.
3. TREE, PALM, ACCENT AND BED LINES ARE TO BE LOCATED IN THE FIELD AND APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.
4. IRRIGATION SHALL PROVIDE FOR A 100% COVERAGE WITH 50% OVERLAP MINIMUM AND BE PROVIDED BY A FULLY AUTOMATIC IRRIGATION SYSTEM WITH RAIN MOISTURE SENSOR ATTACHED TO CONTROLLER. ALL FLORIDA BUILDING CODE APPENDIX "F" IRRIGATION REQUIREMENTS SHALL BE STRICTLY ADHERED TO FOR INSTALLATION AND PREVAILING WATER MANAGEMENT DISTRICT RESTRICTIONS AND REGULATIONS SHALL BE IN COMPLIANCE FOR POST-INSTALLATION WATERING SCHEDULES. CONTRACTOR SHALL COORDINATE WITH THE IRRIGATION CONTRACTOR AND LEAVE PROVISIONS FOR ALL SLEEVING AND PIPE ROUTING. ALL UNDERGROUND UTILITIES TO BE LOCATED BY DIALING 811 AS REQUIRED BY LAW.
5. ALL TREES, PALMS, SHRUBS AND GROUNDCOVERS, AND SO/D / LAWN SHALL CARRY A ONE-YEAR WARRANTY FROM THE DATE OF FINAL ACCEPTANCE.
6. ALL TREES AND PALMS SHALL BE STAKED PER ACCEPTED STANDARDS BY THE FLORIDA NURSERYMEN & GROWERS LANDSCAPE ASSOCIATION (FNGLA) AND ANSI A-300 (PART 6)-2012 TREE, SHRUB, AND OTHER WOODY PLANT MANAGEMENT STANDARD PRACTICES (PLANTING AND TRANSPLANTING). CONTRACTOR SHALL ENSURE THAT THE PLANS, DETAILS, SPECIFICATIONS AND NOTES HAVE BEEN ADHERED TO AND THAT THE LANDSCAPE AND IRRIGATION INSTALLATION IS COMPLIANT TO ALL ITEMS AS DIRECTED ON THE PLANS PRIOR TO SCHEDULING OF THE FINAL INSPECTION. CONTRACTOR SHALL REMOVE ALL STAKES, POLES, WELLINGTON TAPE AND OR BRACING MATERIALS FROM ALL PALMS, TREES AND SHRUBS WITHIN 1 YEAR OF INSTALLATION.
7. FERTILIZATION: ONE COMPLETE APPLICATION OF GRANULAR FERTILIZER SHALL BE APPLIED PRIOR TO FINAL ACCEPTANCE AND APPROVAL BY THE LANDSCAPE ARCHITECT. FERTILIZER SHALL BE SCOTTS AGRIFORM 26-10-5 PLANTING TABS OR APPROVAL EQUAL.
10. MULCH SHALL NOT BE APPLIED WITHIN 6" OF ANY TREE OR PALM TRUNK THAT IS INSTALLED OR INCORPORATED INTO THE PROJECT.

LANDSCAPE ORDINANCE

MIAMI BEACH LANDSCAPE ORDINANCE CHAPTER 26 (CAT-3)

ZONING: CD-2 **LOT SIZE:** 30,000 SF **ACRES:** .69

TREES
22 TREES REQUIRED PER ACRE / LOT SIZE: 30,000 SF / .69 ACRES
22 x .69 = 15.18 TREES = 15 TREES REQUIRED, 15 TREES PROVIDED
(8 NATIVE SPANISH STOPPER TREES, 1 NATIVE SIMPSONS STOPPER TREE + 1 NATIVE CLUSIA ROSEA TREES + 5 LIGUSTRUM TREES PROVIDED)

DIVERSITY REQUIREMENT
11-15 REQUIRED TREES = 4 TREE SPECIES / 4 SPECIES PROVIDED

NATIVE TREES
30% OF REQUIRED TREES OR .30 X 15 = 4.5 NATIVE TREES REQUIRED / 10 NATIVE TREES PROVIDED
(8 NATIVE SPANISH STOPPER TREES, 1 NATIVE CLUSIA ROSEA TREES + 1 NATIVE SIMPSONS STOPPER TREE PROVIDED)

LOW MAINTENANCE TREES
50% OF REQUIRED TREES OR .50 X 15 = 7.5 LOW MAINTENANCE TREES REQUIRED / 10 LOW MAINTENANCE TREES PROVIDED (8 NATIVE SPANISH STOPPER TREES, 1 NATIVE CLUSIA ROSEA TREES + 1 NATIVE SIMPSONS STOPPER TREE PROVIDED)

STREET TREE REQUIREMENT
PURDY AVENUE: 250 LF / 20 = 12.5 STREET TREES REQUIRED / 13 STREET TREES PROVIDED
DAVEY ROAD: 150 LF / 20 = 7.5 STREET TREES REQUIRED / 7 STREET TREES PROVIDED

SHRUBS
12 SHRUBS REQUIRED FOR EACH REQUIRED LOT AND STREET TREE or 12 X (35) = 420 SHRUBS REQUIRED / 885 SHRUBS PROVIDED (270 NATIVE DWARF BAHAMA COFFEE + 150 NATIVE SAW PALMETTO + 465 SHORE JUNIPER SHRUBS PROVIDED)

NATIVE SHRUBS
50% OF TOTAL SHRUBS REQUIRED MUST BE NATIVE or .50 X 420 = 210 NATIVE SHRUBS REQUIRED / 420 NATIVE SHRUBS PROVIDED (270 NATIVE DWARF BAHAMA COFFEE + 150 NATIVE SAW PALMETTO SHRUBS PROVIDED)

LARGE SHRUBS / SMALL TREES
10% OF TOTAL SHRUBS REQUIRED MUST BE LARGE SHRUBS OR SMALL TREES or .10 X 420 = 42 LARGE SHRUBS REQUIRED / 42 LARGE SHRUBS PROVIDED (23 NATIVE THATCH PALMS + 19 PYGMY DATE PALMS PROVIDED)

NATIVE LARGE SHRUBS / SMALL TREES
50% OF TOTAL LARGE SHRUBS REQUIRED MUST BE NATIVE or .50 X 42 = 21 NATIVE LARGE SHRUBS REQUIRED / 23 NATIVE LARGE SHRUBS PROVIDED (23 NATIVE THATCH PALMS PROVIDED)

LAWN AREA
20% MAXIMUM OF LANDSCAPE AREA: NEW LAWN AREAS ARE LESS THAN 20% OF LANDSCAPE AREA.

IRRIGATION SYSTEM
100% COVERAGE PROVIDED PURSUANT TO MIAMI DADE CODE

PLANT LIST - SUNSET HARBOUR GROUND LEVEL					
KEY	QTY.	NATIVE	COMMON NAME	BOTANICAL NAME	HEIGHT, SPECIFICATION, & NOTES
TREES					
BS	18	YES	GUMBO LIMBO TREE	Bursera simaruba	100 gal, 14' Ht, 8" spr, 3-4" cal, 8' ct, equal to Treeworld
EF	8	YES	SPANISH STOPPER TREE	Eugenia foetida	45 gallon, 10' Ht, 4" spr, 2" dbh, equal to Treeworld Wholesale
MF	3	YES	SIMPSON STOPPER TREE	Myrcianthes fragrans	100 gallon, 12' Ht min, multi, equal to 1 reeworld Wholesale
SHRUBS					
PGL	270	YES	DWARF BAHAMA COFFEE	Psychotria ligustrifolia	7 gallon, 18" on center
GROUNDCOVERS, TROPICALS + ACCENTS					
LIR	as req	NO	LILYTURF	Liriope muscaris	3 gallon, full, 18" on center

PLANT LIST - SUNSET PARK THIRD LEVEL						
KEY	QTY.	NATIVE	COMMON NAME	BOTANICAL NAME	HEIGHT, SPECIFICATION, & NOTES	
SHRUBS						
FGI	125	NO	FICUS GREEN ISLAND	Ficus macrocarpa 'Green Island'	7 gallon, full, space 24" on center	



EF / SPANISH STOPPER TREE



TR / THATCH PALM



CR / CLUSIA ROSEA TREE



MF / SIMPSONS STOPPER TREE



PR / PYGMY DATE PALM



BS / GUMBO LIMBO TREE

SUNSET PARK
1759 PURDY AVENUE, MIAMI BEACH, FLORIDA

CHRISTOPHER CAWLEY | CC
LANDSCAPE ARCHITECTURE LLC | LA
Florida Landscape Architecture Business LC 26900460
760 NE 68th Street | Suite 1106 | Miami, FL 33138
T 305.879.1585 | www.christophercawley.com

CHRISTOPHER CAWLEY, RLA
Florida License LA 9588785

DATE
08.24.2018

SHEET NO

L3.0

APPROVED (FOR REFERENCE ONLY - NO CHANGES PROPOSED)

PLANT MATERIAL IMAGES: TREES + PALMS



BOU / BOUGAINVILLEA



PSL / DWARF BAHAMA COFFEE



CYR / KING SAGO



FGI / FICUS GREEN ISLAND



TRF / DWARF FAKAHATCHEE GRASS



LIR / LIRIOPE



JUN / BLUE SHORE JUNIPER



CAM / CARISSA



SER / SILVER SAW PALMETTO

SUNSET PARK
1759 PURDY AVENUE, MIAMI BEACH, FLORIDA

CHRISTOPHER CAWLEY | CC
LANDSCAPE ARCHITECTURE LLC
Florida Landscape Architecture Business License: LC 26000460
780 NE 68th Street | Suite 1106 | Miami, FL 33138
T 305.375.1585 | www.christophercawley.com

CHRISTOPHER CAWLEY, RLA
Florida License LA 1886718

DATE
08.24.2018

SHEET NO

L3.1

APPROVED (FOR REFERENCE ONLY - NO CHANGES PROPOSED)

PLANT MATERIAL IMAGES: SHRUBS, ACCENTS + GROUNDCOVERS



EIGHTEEN SUNSET

