



FINAL LANDSCAPE DRB SUBMITTAL 04.06.20
1910 ALTON ROAD | MIAMI BEACH, FLORIDA

CLIENT / PROPERTY INFORMATION

PROPERTY ADDRESS
 1910 ALTON ROAD
 MIAMI BEACH, FL 33139

SCOPE OF WORK

- New streetscape design for Alton Road
- New landscape design to complement new contemporary commercial building

INDEX OF SHEETS

L0.00	Landscape Cover Page + Sheet Index + Landscape Legend
L0.01	General Notes + Landscape Notes
L1.00	Existing Tree Survey + Disposition Plan
L2.00	Ground Floor Landscape Plan
L2.01	Level 2 + Level 3 Landscape Plan
L2.02	Level 4 + Roof Landscape Plan
L3.00	Plant List + Landscape Details
L4.00	Plant Material Image Board

MIAMI BEACH LANDSCAPE LEGEND

CITY OF MIAMI BEACH
LANDSCAPE LEGEND
 INFORMATION REQUIRED TO BE PERMANENTLY AFFIXED TO PLANS
 Zoning District: **CD-2** Lot Area: **8,000 SF** Acres: **.184**

	REQUIRED/ ALLOWED	PROVIDED
OPEN SPACE		
A. Square feet of required Open Space as indicated on site plan: Lot Area = 8,000 s.f. x 20 % = 2,400 s.f.	1,600	1,600
B. Square feet of parking lot open space required as indicated on site plan: Number of parking spaces _____ x 10 s.f. parking space =	N/A	N/A
C. Total square feet of landscaped open space required: A+B=	N/A	N/A
LAWN AREA CALCULATION		
A. Square feet of landscaped open space required	N/A	N/A
B. Maximum lawn area (sod) permitted: _____ % x _____ s.f.	N/A	N/A
TREES		
A. Number of trees required per lot or net lot acre, less existing number of trees meeting minimum requirements: _____ trees x .184 net lot acres = number of existing trees=	4 TREES	4 TREES
B. % Natives required: Number of trees provided x 30% =	1 TREE	4 TREES
C. % Low maintenance / drought and salt tolerant required: Number of trees provided x 50% =	2 TREES	4 TREES
D. Street Trees (maximum average spacing of 20' o.c.): 50 LF linear feet along street divided by 20' =	3 TREES	3 TREES
E. Street tree species allowed directly beneath power lines: (maximum average spacing of 20' o.c.): _____ linear feet along street divided by 20' =	N/A	N/A
SHRUBS		
A. Number of shrubs required: Sum of lot and street trees required x 12=	84	90
B. % Native shrubs required: Number of shrubs provided x 50% =	22	90
LARGE SHRUBS OR SMALL TREES		
A. Number of large shrubs or small trees required: Number of required shrubs x 10% =	9	10
B. % Native large shrubs or small trees required: Number of large shrubs or small trees provided x 50% =	5	10

4 CODE TREES PROVIDED:
 4 NATIVE SPANISH STOPPER TREES
 3 STREET TREES PROVIDED:
 3 BRIDAL VEIL TREES

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**MIXED USE - COMMERCIAL -
 OFFICE - RESIDENCE**

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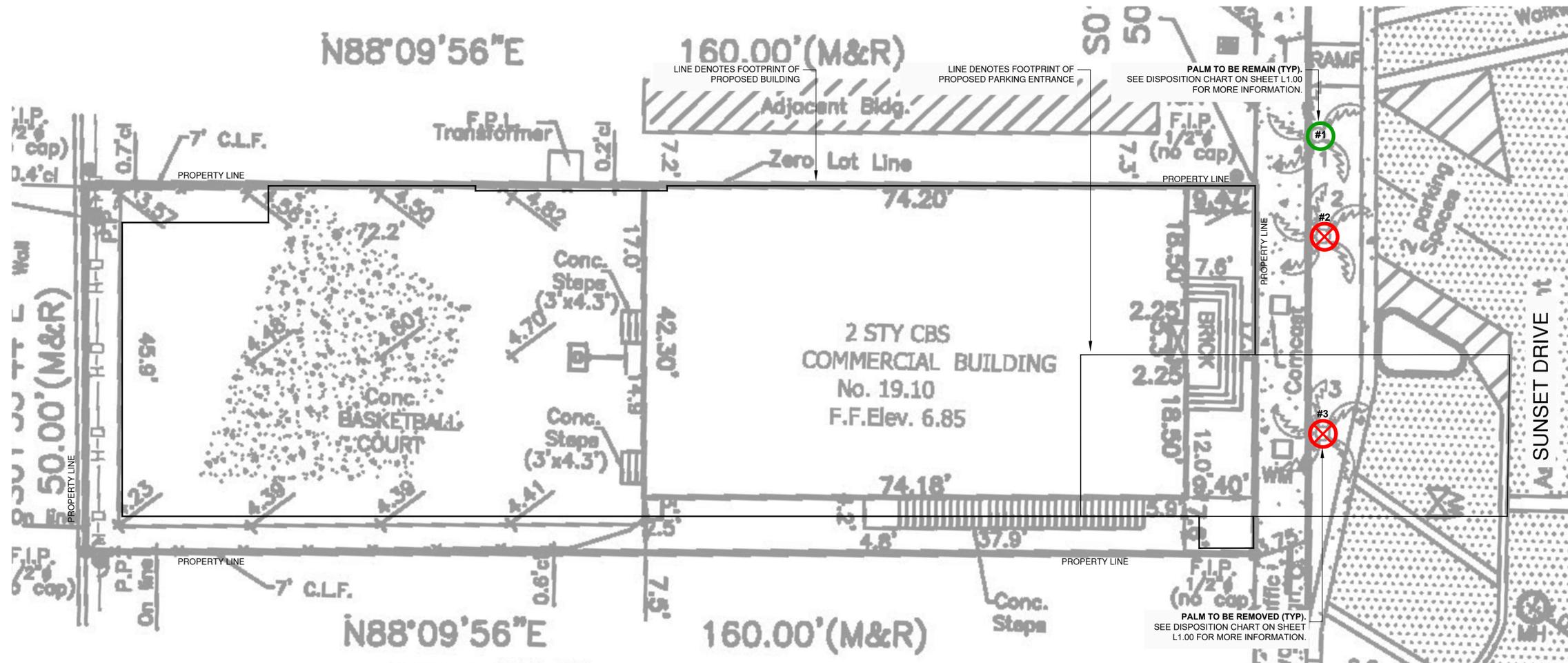
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CITY OF MIAMI BEACH CHAPTER 46 MITIGATION REQUIREMENTS:

REMOVAL OF 2 PALM (ROYAL PALMS #3)
PALMS MAY BE MITIGATED AT 1 REPLACEMENT TREE PER PALM

REPLACEMENT TREES REQUIRED:
2 REPLACEMENT TREES REQUIRED AT 12' HEIGHT, 2" DBH

C.M.B. EXISTING TREE INVENTORY + DISPOSITION CHART - 1910 ALTON ROAD

NUMBER	COMMON NAME	BOTANICAL NAME	SPECIMEN	D.B.H. (IN)	HEIGHT (FT)	SPREAD (FT)	CONDITION	DISPOSITION	D.B.H. LOSS	COMMENTS
#1	Royal Palm	Roystonea elata	NO	+/- 15"	+/- 30'	+/- 25'	FAIR	REMAIN	0 SF	NOT LOCATED ON SITE. PRESERVE + PROTECT DURING CONSTRUCTION
#2	Royal Palm	Roystonea elata	NO	+/- 15"	+/- 30'	+/- 25'	FAIR	REMOVE	0 SF	IN CONFLICT WITH PROPOSED SITE DESIGN
#3	Royal Palm	Roystonea elata	NO	+/- 15"	+/- 30'	+/- 25'	FAIR	REMOVE	0 SF	IN CONFLICT WITH PROPOSED SITE DESIGN
TOTAL DBH LOSS: 0"										
+ THE REMOVAL OF 2 PALM (ROYAL PALM #2,3)										

CH. 46 TREE PRESERVATION + PROTECTION / TREE + PALM MITIGATION SUMMARY

TOTAL PALMS REMOVED: 2 PALM

REPLACEMENT TREES REQUIRED:

(2) REPLACEMENT TREES REQUIRED @ 12' HEIGHT + 2" DBH + 6" SPREAD

REPLACEMENT TREES PROVIDED: 8 REPLACEMENT TREES PROVIDED @ 12HT + 2" DBH + 6" SPREAD

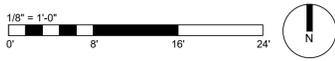
BREAKDOWN:

-(2) BRIDAL VEIL TREES @ 18' HEIGHT + 4" DBH + 10' SPREAD = 4 REPLACEMENT TREES
-(4) NATIVE SPANISH STOPPER TREES @ 14' HEIGHT + 3" DBH + 6" SPREAD = 4 REPLACEMENT TREES

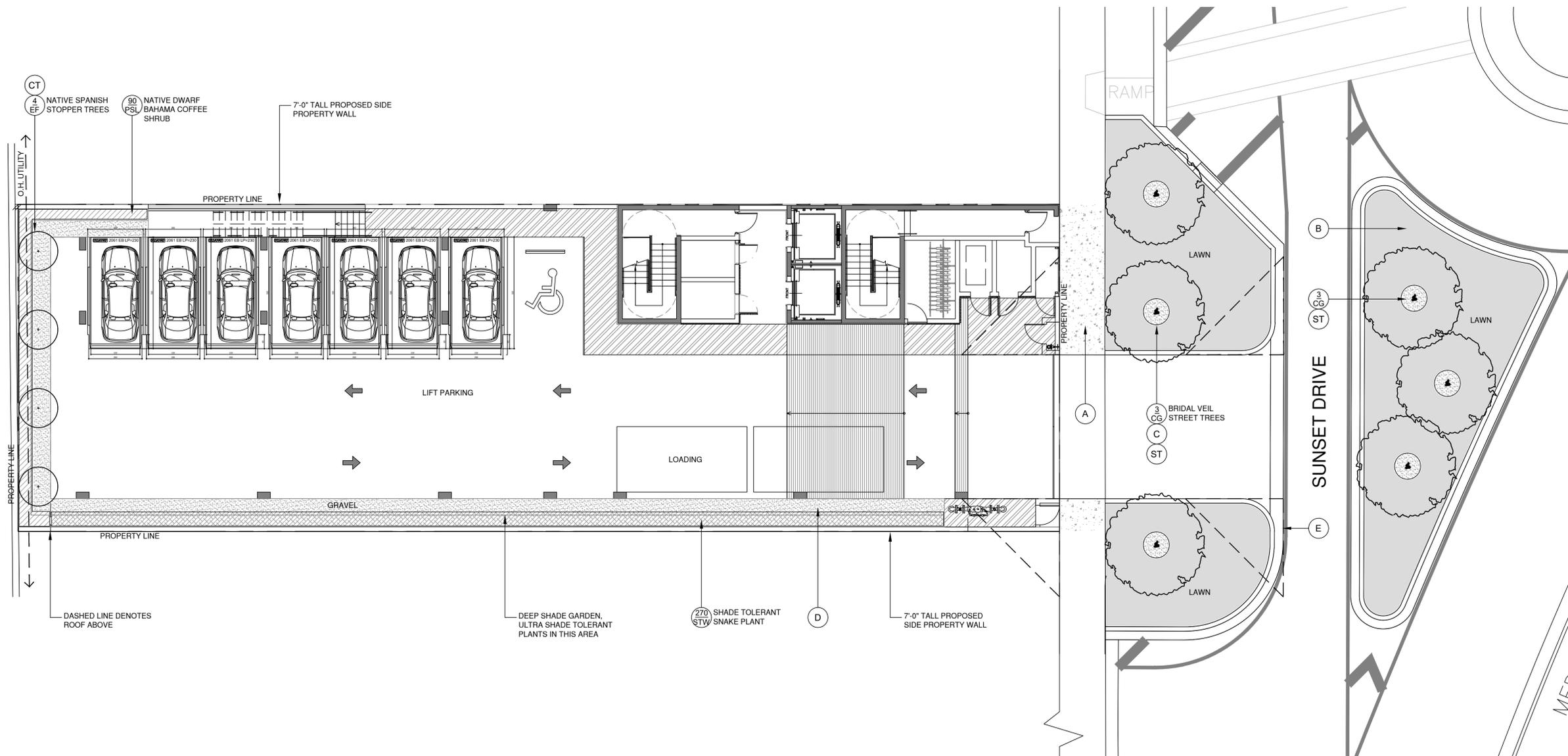
C.M.B. CHAPTER 46, DIVISION 2 - TREE INVENTORY + DISPOSITION PLAN NOTES

- THIS 'EXISTING TREE INVENTORY + DISPOSITION PLAN' HAS BEEN PREPARED IN ACCORDANCE WITH THE CITY OF MIAMI BEACH, CHAPTER 46 - ENVIRONMENT, DIVISION 2, TREE PRESERVATION and PROTECTION ORDINANCE.
- EXISTING TREE, PALM, AND VEGETATION INFORMATION AS INDICATED HAS BEEN PREPARED AS AN OVERLAY ON THE SURVEY PREPARED BY AMERICAN SERVICES OF MIAMI, CORP., DATED 01.07.20.
- THE INFORMATION AS PRESENTED HEREIN HAS BEEN FIELD VERIFIED BY THE LANDSCAPE ARCHITECT ON 02.18.20.
- MIAMI BEACH P+Z MUST APPROVE LANDSCAPE PLANS PRIOR TO REMOVING ANY TREES OR PALMS WITH A DBH BETWEEN 6" AND 12" INCHES. A WRITTEN TREE REMOVAL PERMIT IS REQUIRED FROM CITY OF MIAMI BEACH GREENSPACE MANAGEMENT / P.W FOR THE REMOVAL OF TREES / PALMS WITH A DBH GREATER THAN 12" INCHES OR IN THE R.O.W.
- THE OWNER RESERVES THE RIGHT TO REMOVE ANY VEGETATION NOT LOCATED WITHIN THE CITY R.O.W. w/ a D.B.H. OF LESS THAN 6" WITHOUT OBTAINING A TREE REMOVAL PERMIT.
- THERE ARE NO TREES OR PALMS LOCATED ON THIS PROPERTY THAT WILL REQUIRE TEMPORARY IRRIGATION. ALL EXISTING TREES + PALMS ARE MATURE AND ARE CURRENTLY THRIVING WITHOUT SUPPLEMENTAL IRRIGATION WATER.

EXISTING TREE SURVEY + DISPOSITION PLAN



Date 04-06-2020	Sheet No.
Scale	
Project 2001	L1.00



LANDSCAPE PLAN LEGEND

- | | |
|--|---------------------------------|
| (A) MIAMI BEACH 'RED' CONCRETE SIDEWALK. TO BE LEVEL AND SLIP-RESISTANT AS PER FFPC 6TH ED | (E) CMB 15' VISIBILITY TRIANGLE |
| (B) NATIVE SEA SHORE PASPALUM LAWN - OVER 2" TOPSOIL BED. SEE PLANTING SPECS | (CT) CODE TREE |
| (C) AMERIGROW 'PREMIUM PINEBARK BROWN' SHREDDED MULCH | (ST) STREET TREE |
| (D) 3/8" GREY DECOMPOSED GRANITE AGGREGATE OVER FILTER FABRIC | |

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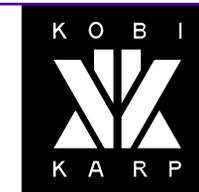
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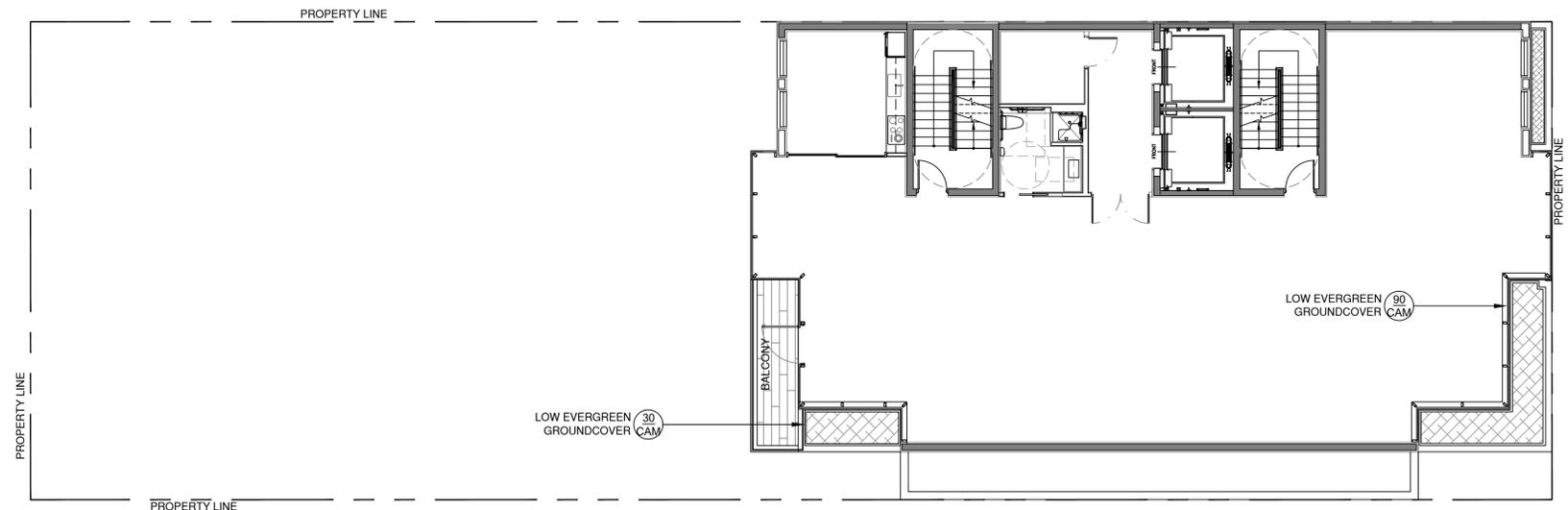
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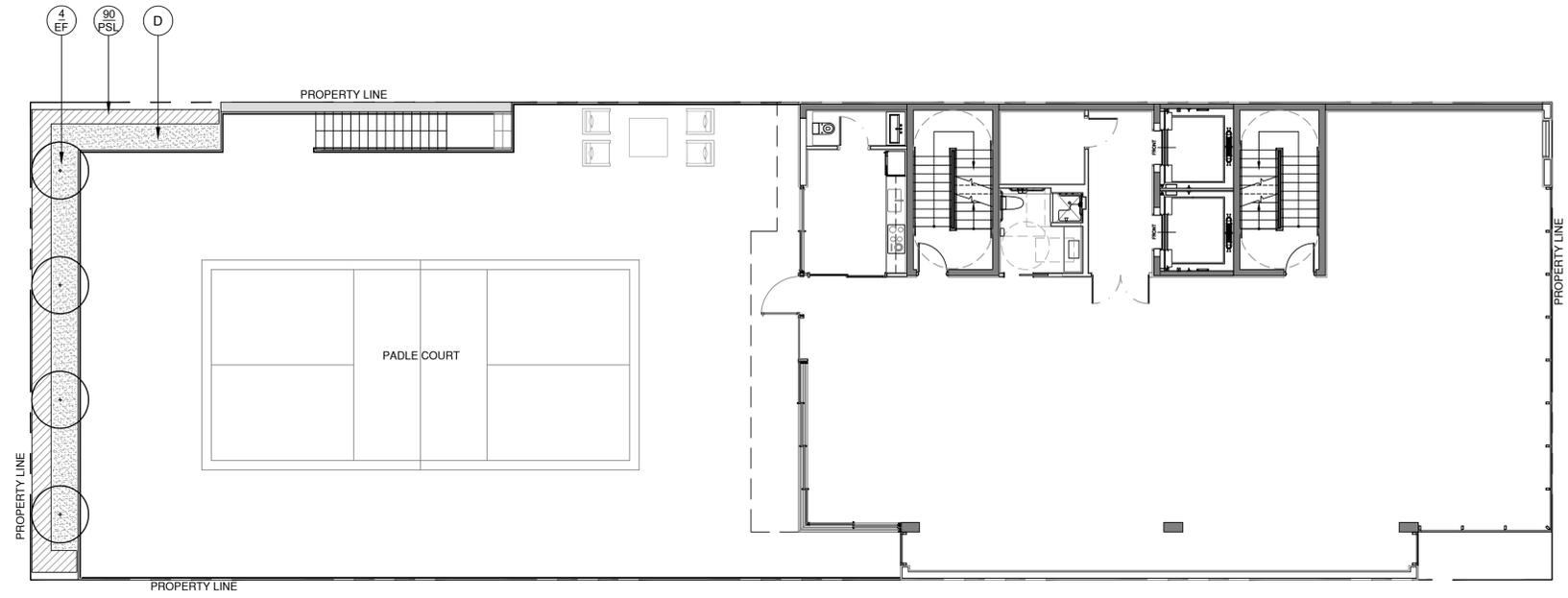
GROUND FLOOR LANDSCAPE PLAN



Date 04-06-2020	Sheet No.
Scale	L2.00
Project 2001	

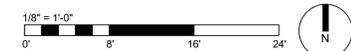


LEVEL 3



LEVEL 2

LEVEL 2 + LEVEL 3 FLOOR LANDSCAPE PLAN



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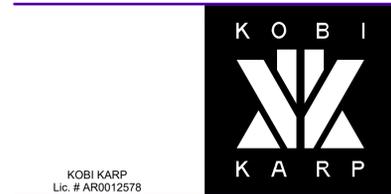
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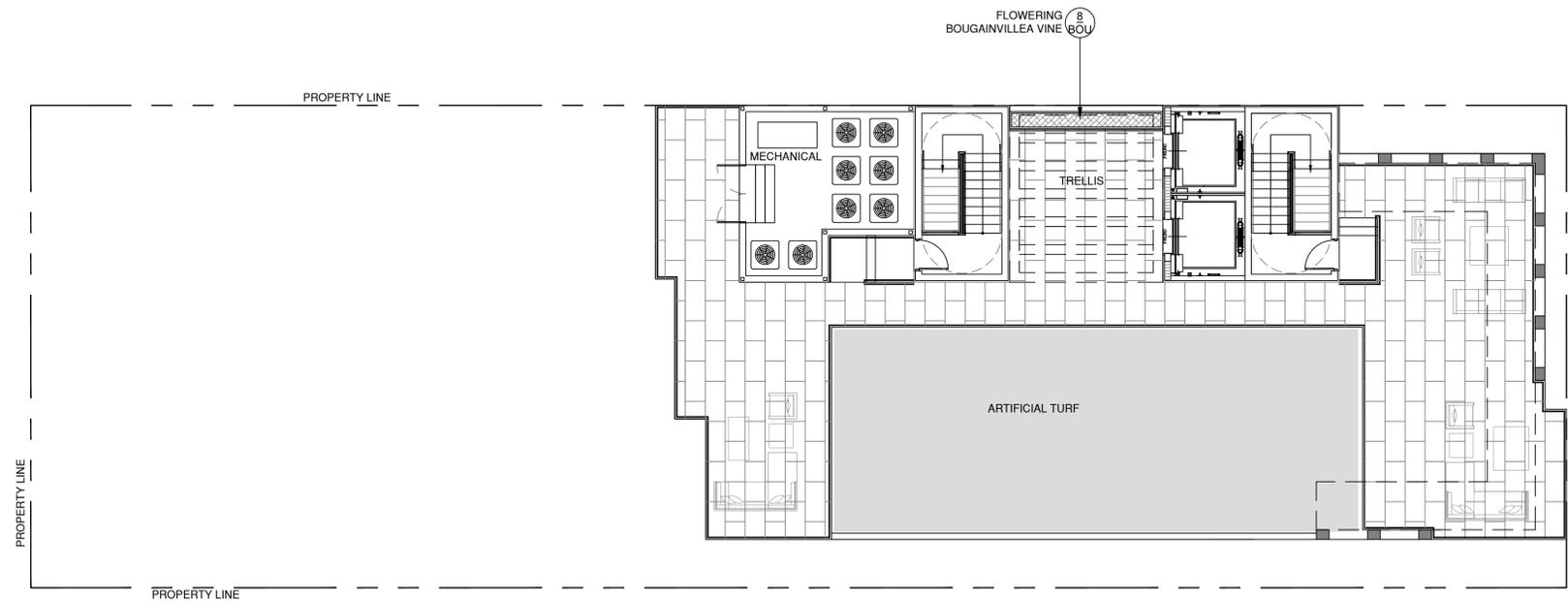
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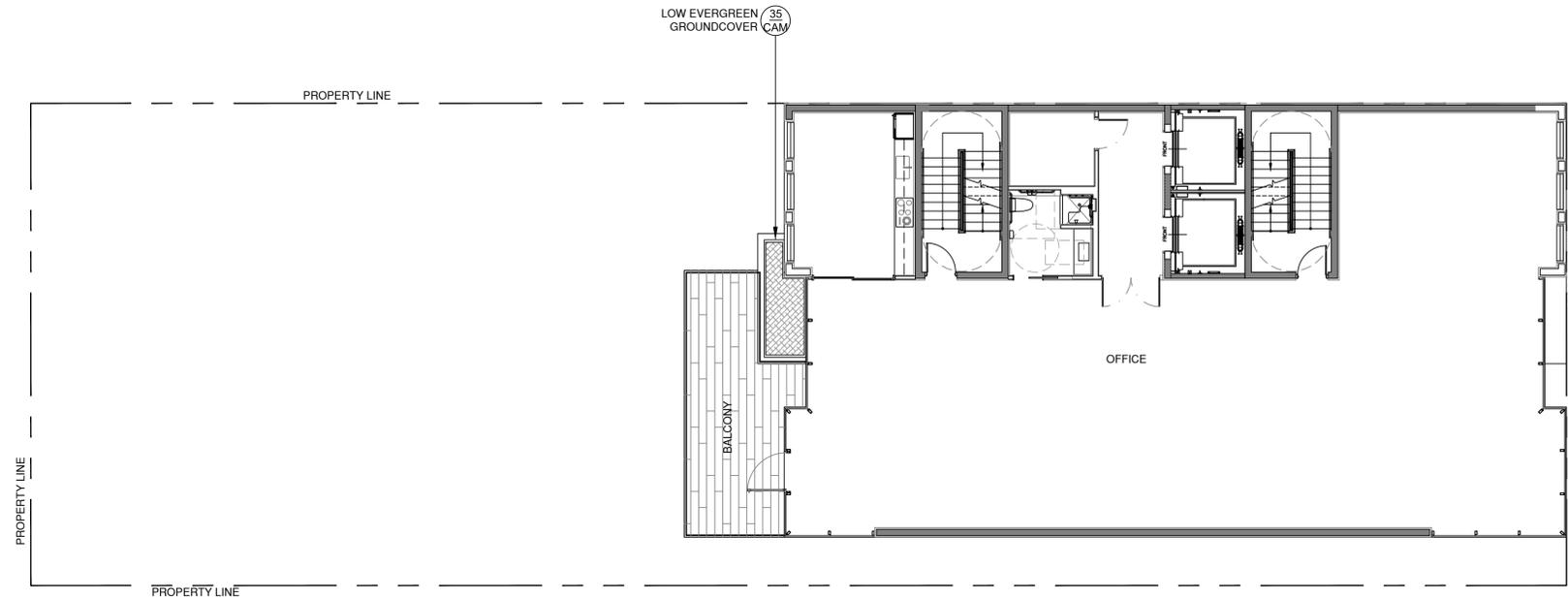
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Project 2001	



ROOF



LEVEL 4

LEVEL 4 + ROOF FLOOR LANDSCAPE PLAN



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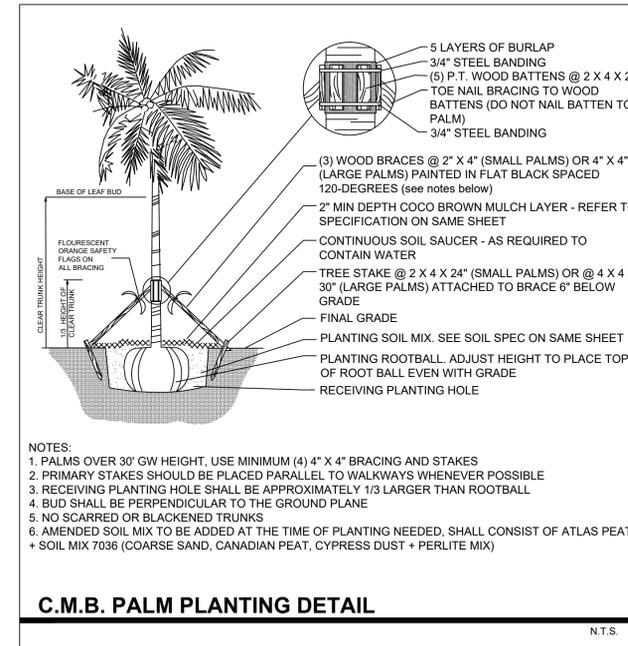
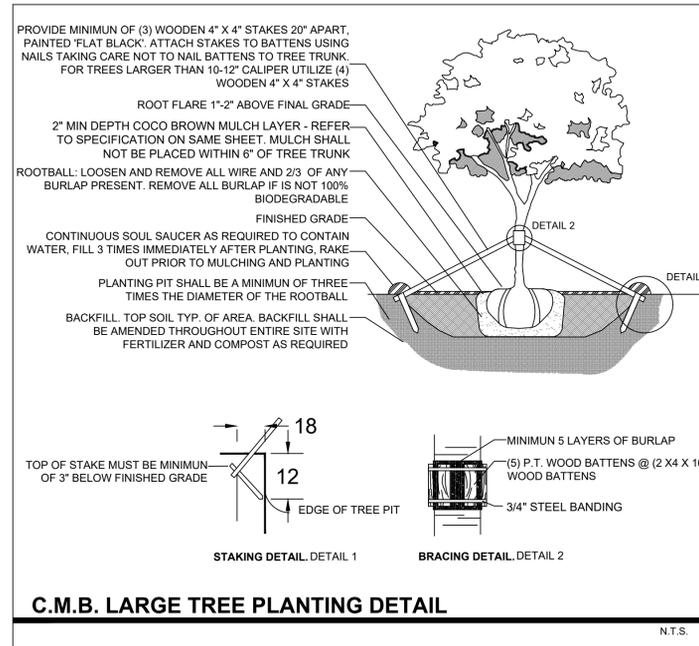
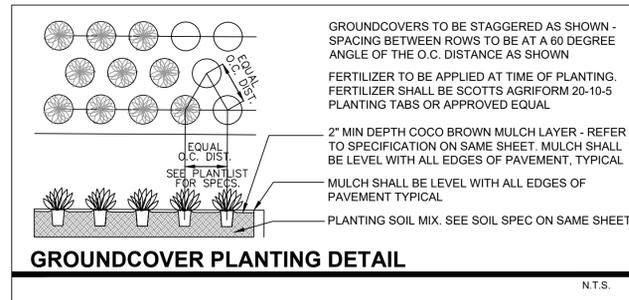
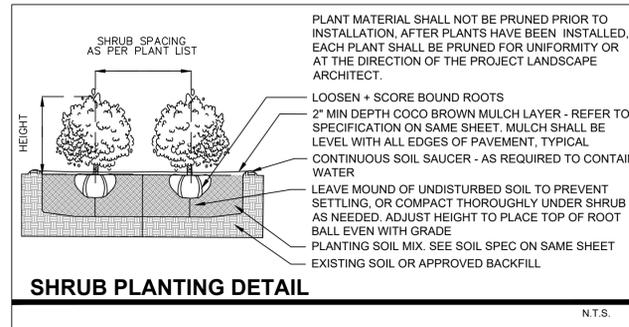
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PLANT LIST - 1910 ALTON ROAD

KEY	QTY.	NATIVE	COMMON NAME	BOTANICAL NAME	HEIGHT, SPECIFICATION, & NOTES
TREES					
CG	6	NO	BRIDAL VEIL	Caesalpinia granadillo	18' ht min, 10' spread min, 4" dbh, 5' CT, standard trunk, equal to Treeworld Wholesale
EF	4	YES	SPANISH STOPPER	Eugenia foetida	14' ht min, 6' spread min, 3" dbh, standard trunk, equal to Treeworld Wholesale
SHRUBS					
PSL	90	YES	BAHAMA WILD COFFEE SHRUB	Psychotria ligustrifolia	7 gallon, 24" height, 24" spread
GROUNDCOVERS					
CAM	155	NO	CARISSA 'EMERALD BLANKET'	Carissa macrocarpa 'Emerald Blanket'	3 gallon, 18" on center, full
BOU	8	NO	BOUGAINVILLEA	Bougainvillea spp	1 gallon, 18" on center, full
STW	270	NO	SNAKE PLANT 'WINTER GREEN'	Sansevieria 'Winter Green'	3 gallon, 12" on center, full
SOD, AGGREGATE & MULCH					
MLC			AMERIGROW 'PREMIUM PINEBARK BROWN' SHREDDED MULCH		
SOD			NATIVE SEA SHORE PASPALUM LAWN - OVER 2" TOPSOIL BED, SEE PLANTING SPECS		
DGA			3/8" DECOMPOSED GRANITE AGGREGATE OR STONE TO BE SELECTED, INSTALLED OVER FILTER FABRIC AND WEED BARRIER MATERIAL / OLIMAR, 2" MIN. DEPTH		

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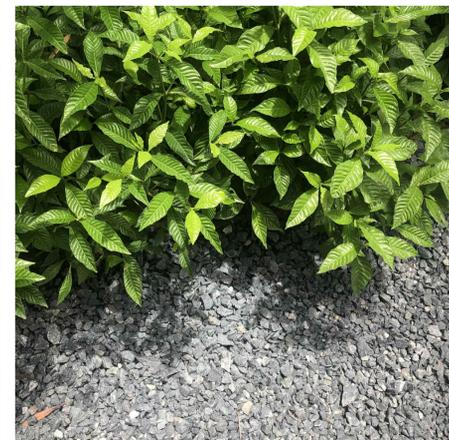
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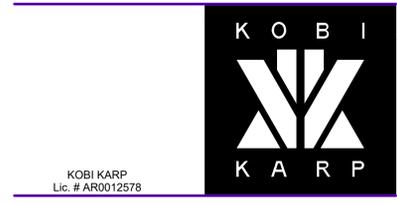
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