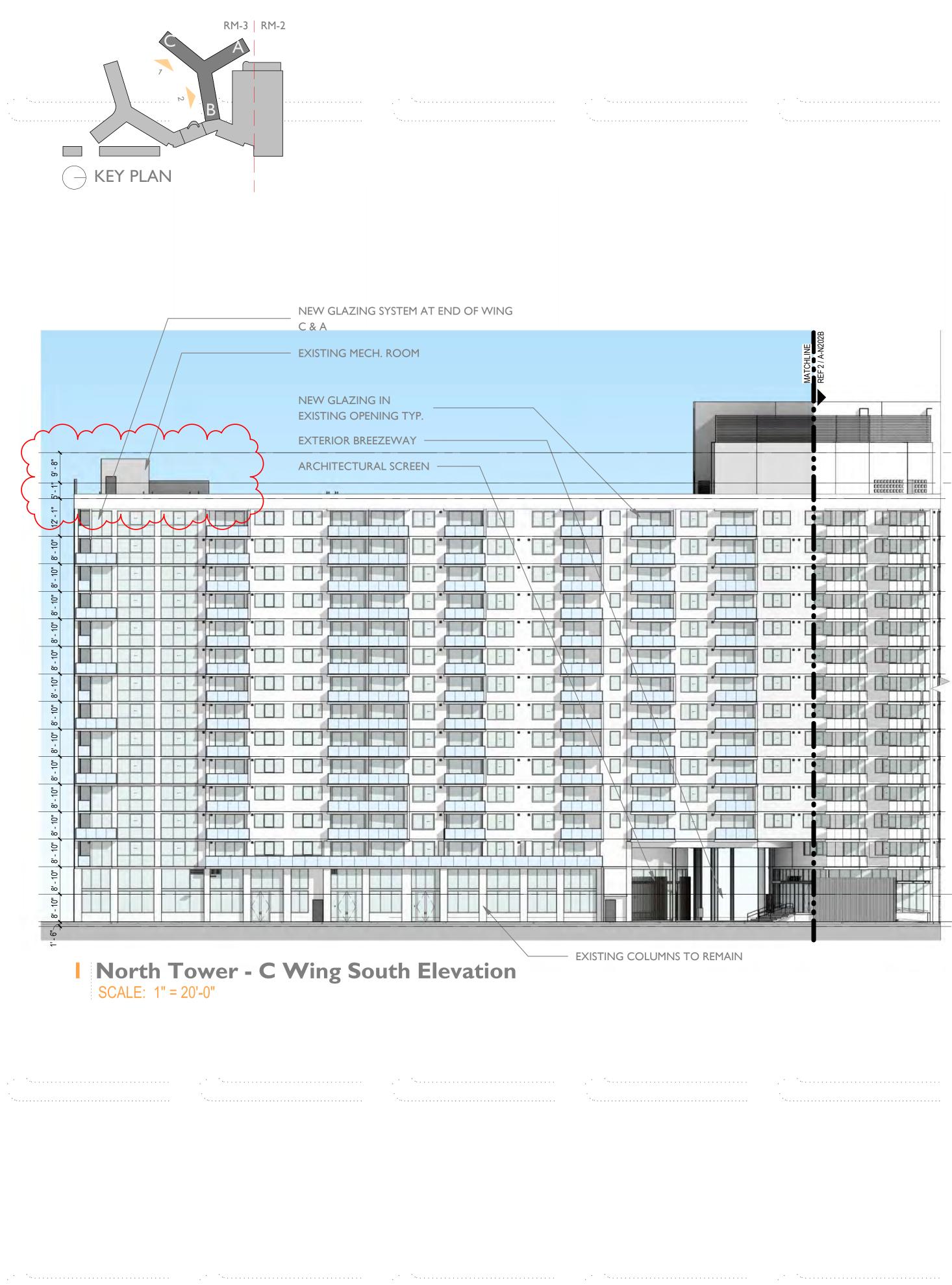


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Note: When printed on 11 x 17 paper scale is halfed



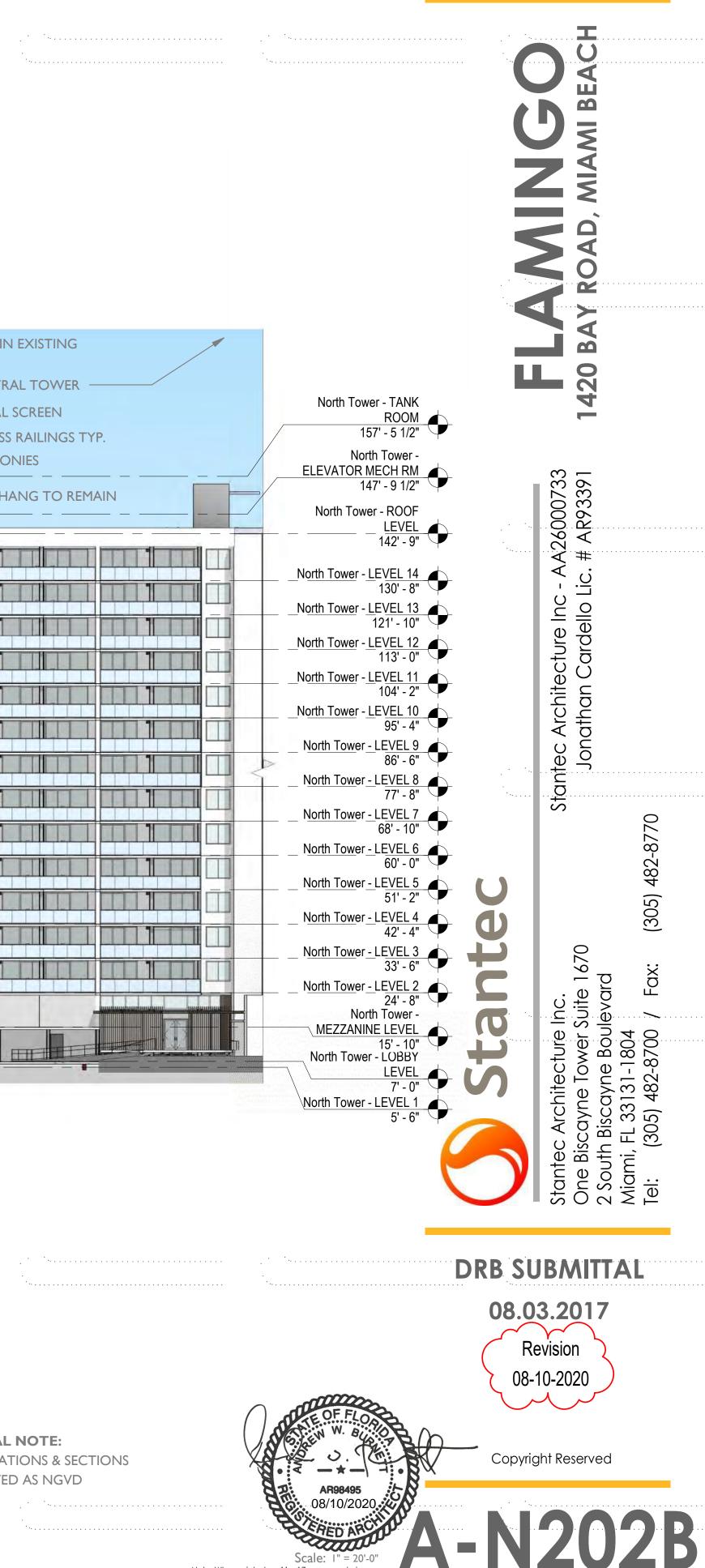
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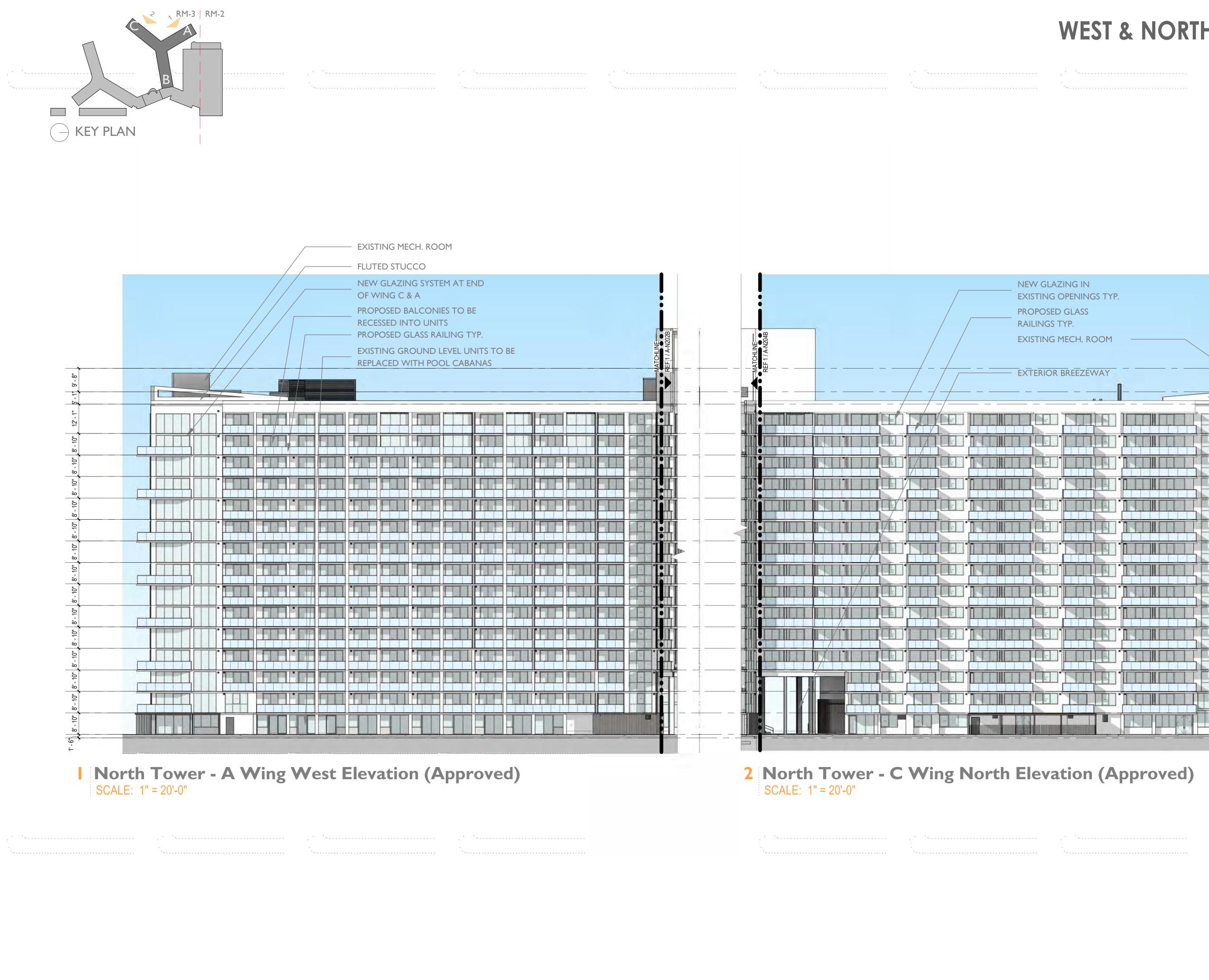
2 North Tower - B Wing South Elevation SCALE: 1" = 20'-0"

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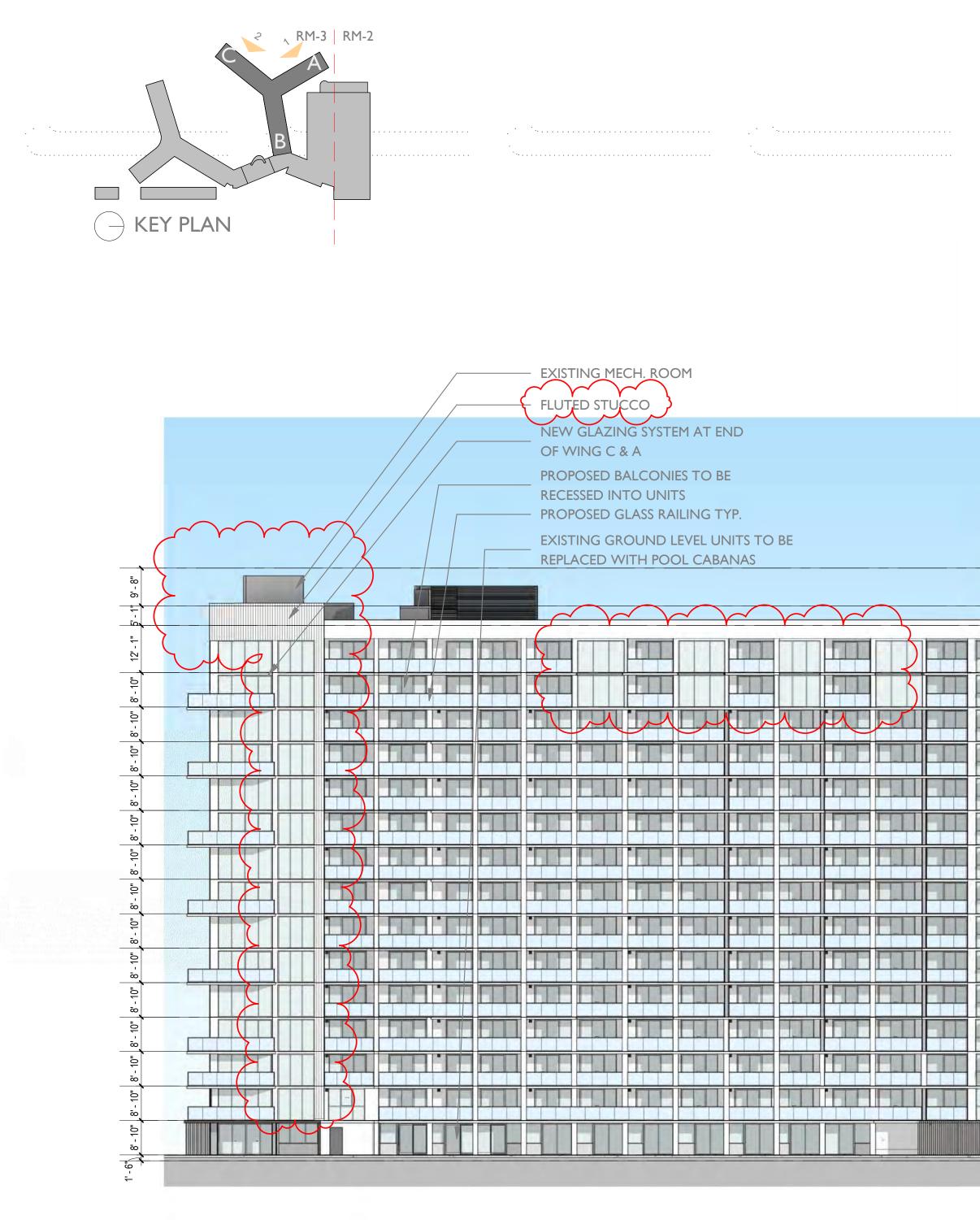
SOUTH ELEVATIONS - PROPOSED



Note: When printed on 11 x 17 paper scale is halfed



			DADON MAM BEACH
	North Tower - TANK ROOM 157' - 5 1/2" North Tower - ELEVATOR MECH RM 147' - 9 1/2" North Tower - ROOF LEVEL 142' - 9" North Tower - LEVEL 14 130' - 8" North Tower - LEVEL 13 121' - 10" North Tower - LEVEL 12 113' - 0" North Tower - LEVEL 12 North Tower - LEVEL 10 95' - 4" North Tower - LEVEL 9 86' - 6" North Tower - LEVEL 9 86' - 6" North Tower - LEVEL 9 86' - 6" North Tower - LEVEL 7 68' - 10" North Tower - LEVEL 7 68' - 10" North Tower - LEVEL 5 51' - 2" North Tower - LEVEL 4 42' - 4" North Tower - LEVEL 3 33' - 6" North Tower - LEVEL 2 24' - 8" North Tower - LEVEL 2 North Tower - LEVEL 2 15' - 10" North Tower - LEVEL 1 5' - 6"		Stantec Architecture Inc. AA26000733 One Biscayne Tower Suite 1670 2 South Biscayne Boulevard Miami, FL 33131-1804 Tel: (305) 482-8700 / Fax: (305) 482-8770
Not halt	AR98495 08/10/2020 ECAL: 1" = 20'-0" e: When printed on 11 x 17 paper scale is	08.03 Re	BMITTAL 3.2017 vision



North Tower - A Wing West Elevation SCALE: 1" = 20'-0"

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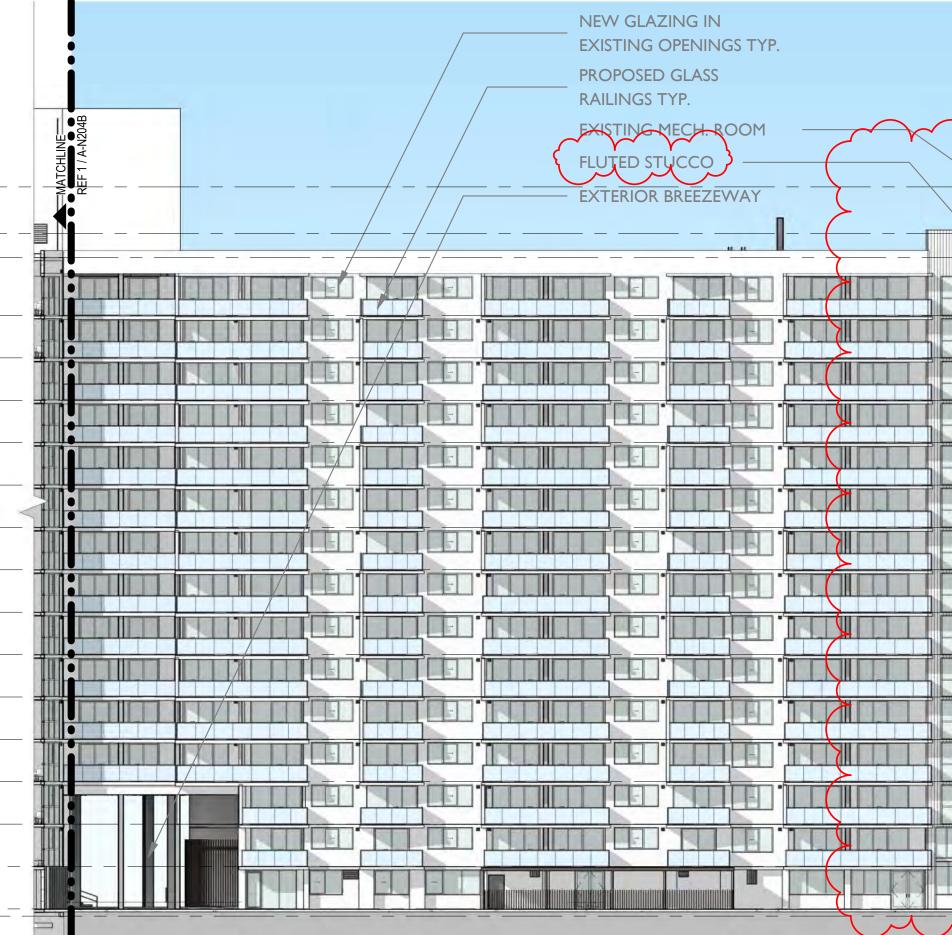
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2 North Tower - C Wing North Elevation SCALE: 1" = 20'-0"

GENERAL ALL ELEVA ARE NOTE

	North Tower - TANK	1420 BAY ROAD, MAMI BEACH
	157' - 5 1/2" North Tower - ELEVATOR MECH RM $147' - 9 1/2"$ North Tower - ROOF $LEVEL . 142' - 9"$ North Tower - LEVEL 14 $130' - 8"$ North Tower - LEVEL 13 $121' - 10"$ North Tower - LEVEL 13 $121' - 10"$ North Tower - LEVEL 12 $113' - 0"$ North Tower - LEVEL 11 $104' - 2"$ North Tower - LEVEL 10 $95' - 4"$ North Tower - LEVEL 9 $86' - 6"$ North Tower - LEVEL 8 $77' - 8"$ North Tower - LEVEL 7 $68' - 10"$ North Tower - LEVEL 5 $51' - 2"$ North Tower - LEVEL 5 $51' - 2"$ North Tower - LEVEL 3 $33' - 6"$ North Tower - LEVEL 3 $33' - 6"$ North Tower - LEVEL 2 $24' - 8"$ North Tower - LEVEL 2 $7' - 0"$ North Tower - LEVEL 1 $5' - 6"$	Stantec Architecture Inc. Stantec Architecture Inc. A A26000733 One Biscayne Boulevard Miami, FL 33131-1804 Tei. (2051 A82-8700 / Ecv. (2051 A82-8700
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Scale: 1" = 20'-0" Note: When printed on 11 x 17 paper scale is halfed



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2 North Tower - A Wing East Elevation (Approved) SCALE: 1" = 20'-0"



Revision

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Note: When printed on 11 x 17 paper scale is halfed

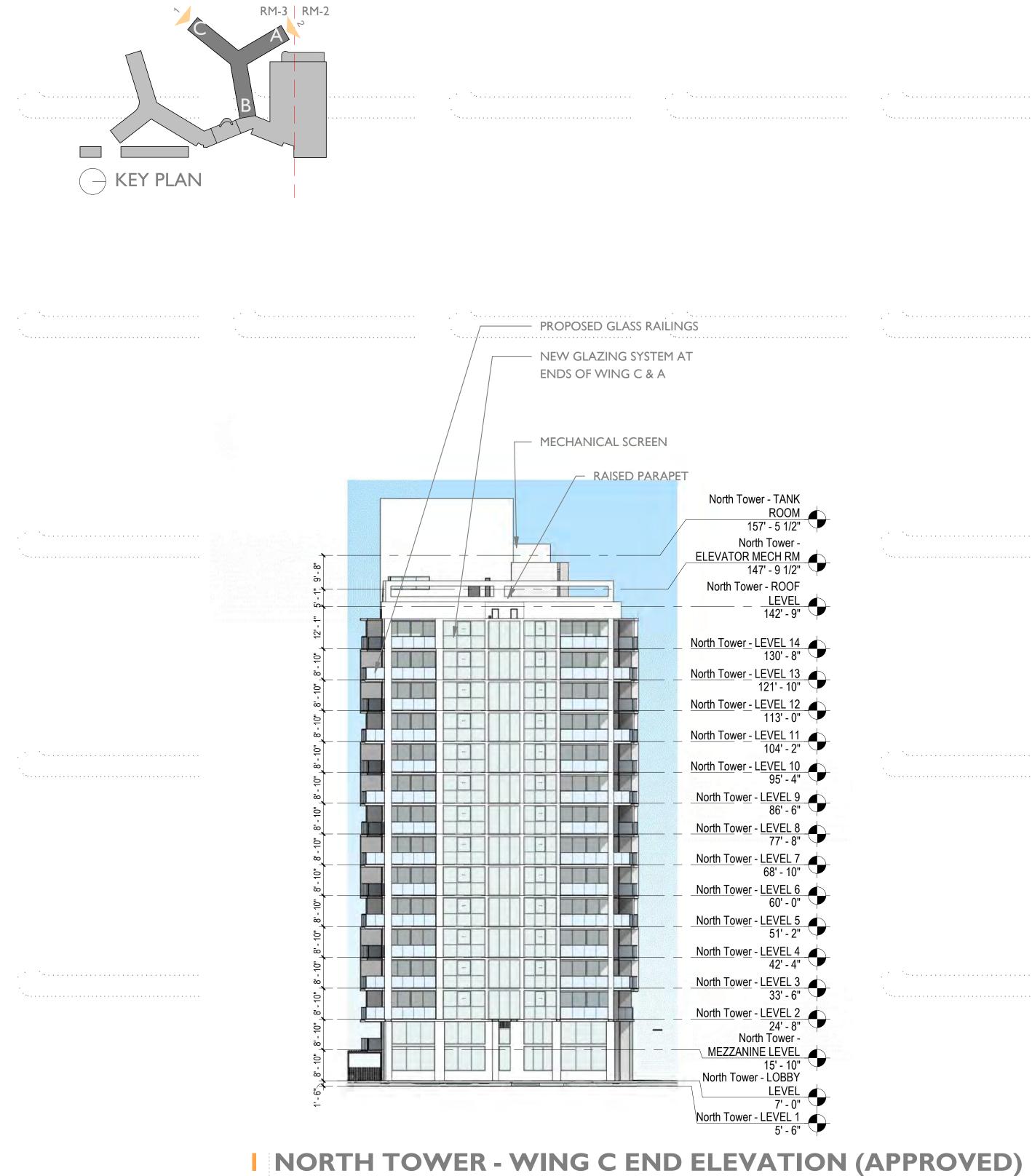


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2 North Tower - A Wing East Elevation SCALE: 1" = 20'-0"

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North Tower- LEVATOR MECH RW North Tower - ROVE LEVEL 14 130'-8' North Tower - LEVEL 13 121'-10' North Tower - LEVEL 13 121'-10' North Tower - LEVEL 12 131'-0' North Tower - LEVEL 10 95'-4'' North Tower - LEVEL 10 96'-6'' North Tower - LEVEL 10 97'-6'' North Tower - LEVEL 10 98'-10'' North Tower - LEVEL 10 98'-10'' North Tower - LEVEL 10 98'-10'' North Tower - LEVEL 2 North Tower - LEVEL 2 North Tower - LEVEL 2 North Tower - LEVEL 1 15'-10'' North Tower - LEVEL 1 15'-10'' North Tower - LEVEL 1 15'-10'' North Tower - LEVEL 1 5'-6'''	Stantec Architecture Inc. Stantec Architecture Inc - AA26000733 One Biscayne Tower Suite 1670 2 South Biscayne Boulevard Miami, FL 33131-1804 Tel: (305) 482-8700 / Fax: (305) 482-8770 Tel: (305) 482-8700 / Fax: (305) 482-8770
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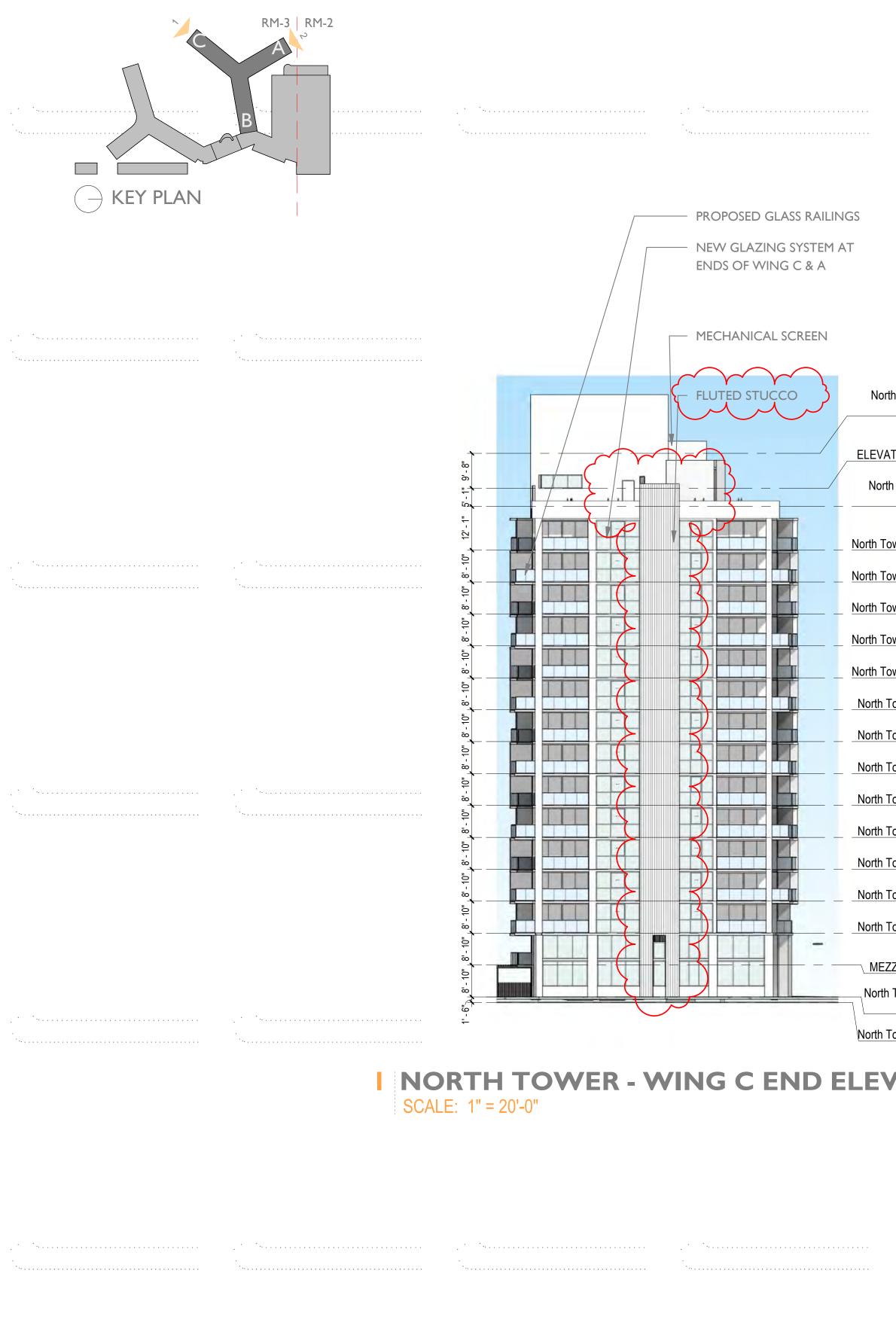
SCALE: 1" = 20'-0"

WING A & C END ELEVATIONS - PREVIOUSLY APPROVED

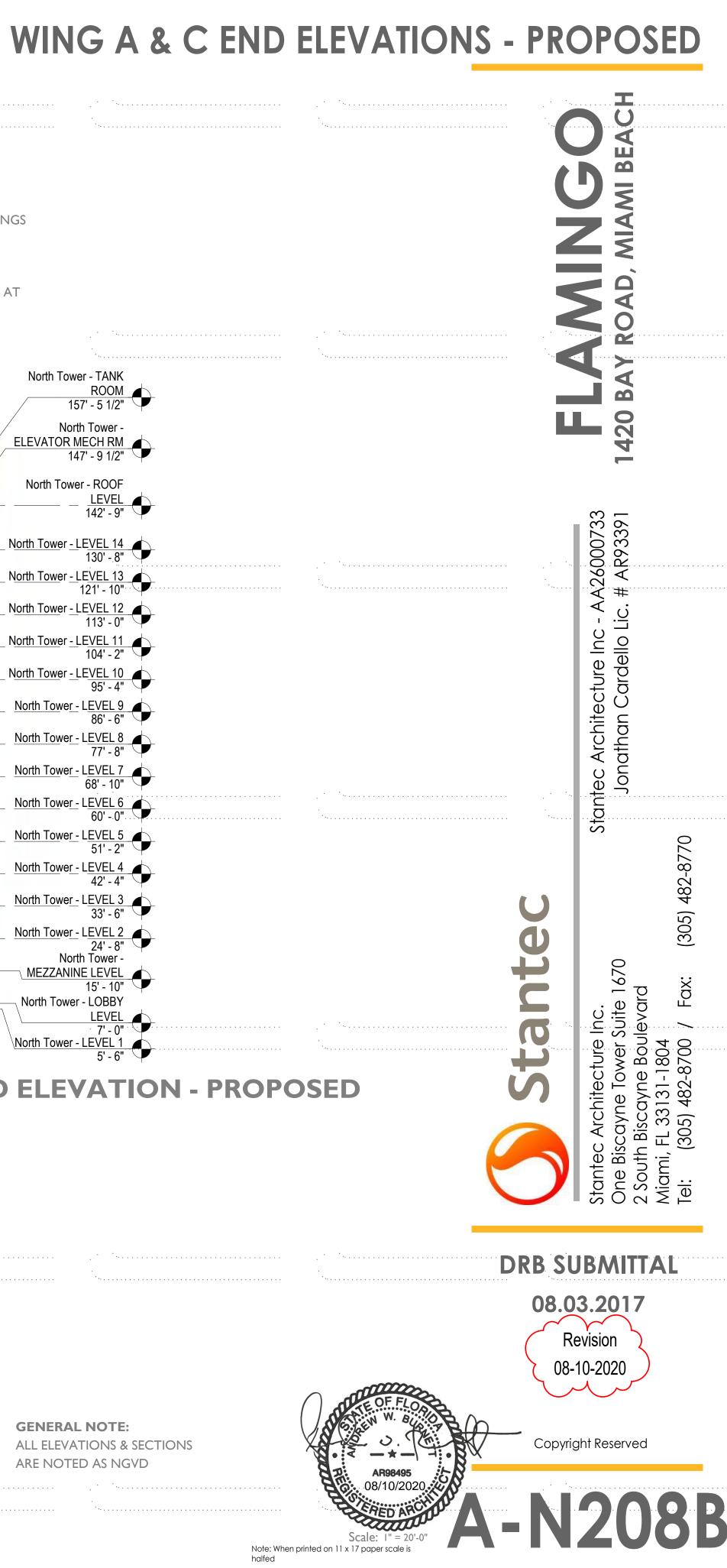
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2 NORTH TOWER - WING A END ELEVATION (APPROVED) SCALE: 1" = 20'-0"





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			 PROPOSED GLASS RAILINGS MECHANICAL SCREEN NEW GLAZING SYSTEM AT ENDS OF WING C & A
orth Tower - TANK ROOM 157' - 5 1/2" North Tower- VATOR MECH RM 147' - 9 1/2" orth Tower - ROOF - LEVEL A 130' - 8" Tower - LEVEL 13 121' - 10" Tower - LEVEL 12 13' - 0" Tower - LEVEL 12 13' - 0" Tower - LEVEL 12 13' - 0" Tower - LEVEL 12 104' - 2" Tower - LEVEL 12 0 Tower - LEVEL 12 104' - 2" Tower - LEVEL 12 104' - 2" 100wer - LEVEL 12 104' - 2" 100wer - LEVEL 12 100wer - LEVEL 12 100wer - LEVEL 12 100wer - LEVEL 12 100wer - LEVEL 2 24' - 8" North Tower - LEVEL 2 15' - 6" VATION - PROPO		THE TOYLER - W THE TOYLER - W	FLUTED STUCCO 157 North Tower 147 North Tower 147 <t< td=""></t<>
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GARDEN APARTMENTS

- GARDEN APARTMENT LOBBY GROUND AND TYPICAL FLOOR PLANS
- LEVEL 08 AND LEVEL 09 FLOOR PLANS A-GAI0I
 - GARDEN APARTMENT ELEVATIONS
 - GARDEN APARTMENT ELEVATIONS

GARDEN APARTMENT PLANS AND ELEVATIONS

FLAMING 1420 BAY ROAD, MIAMI BI Stantec Architecture Inc - AA26000733 Andrew Burnett Lic. # AR98495 (305) 482-8770 1670 Fax: σ Star Φ Inc -8700 Φ

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DRB SUBMITTAL 08.10.2020

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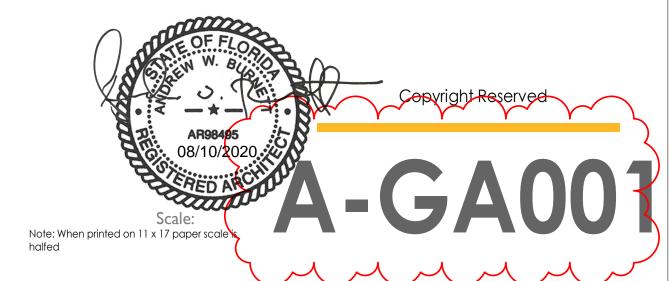
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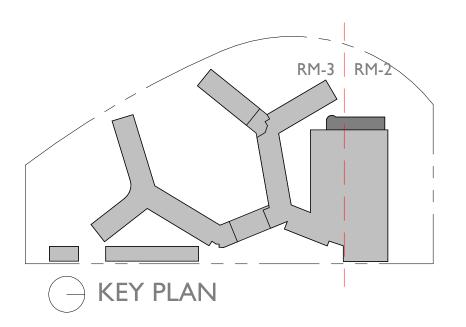
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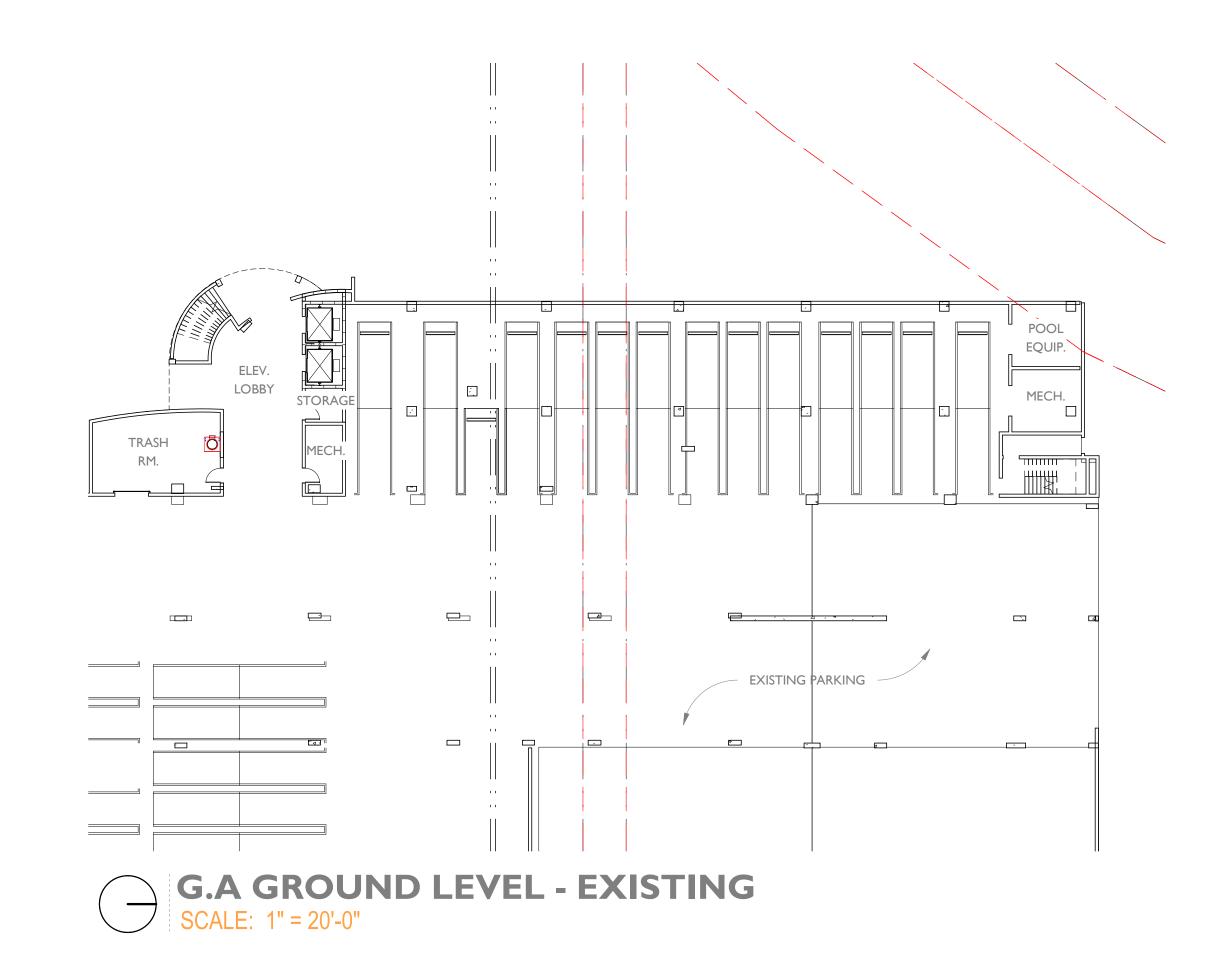


PROPOSED PROGRAM

BACK OF HOUSE AREAS

EXISTING STRUCTURE, WALLS, AND PARTITION

PROPOSED STRUCTURE, WALLS, AND PARTITION

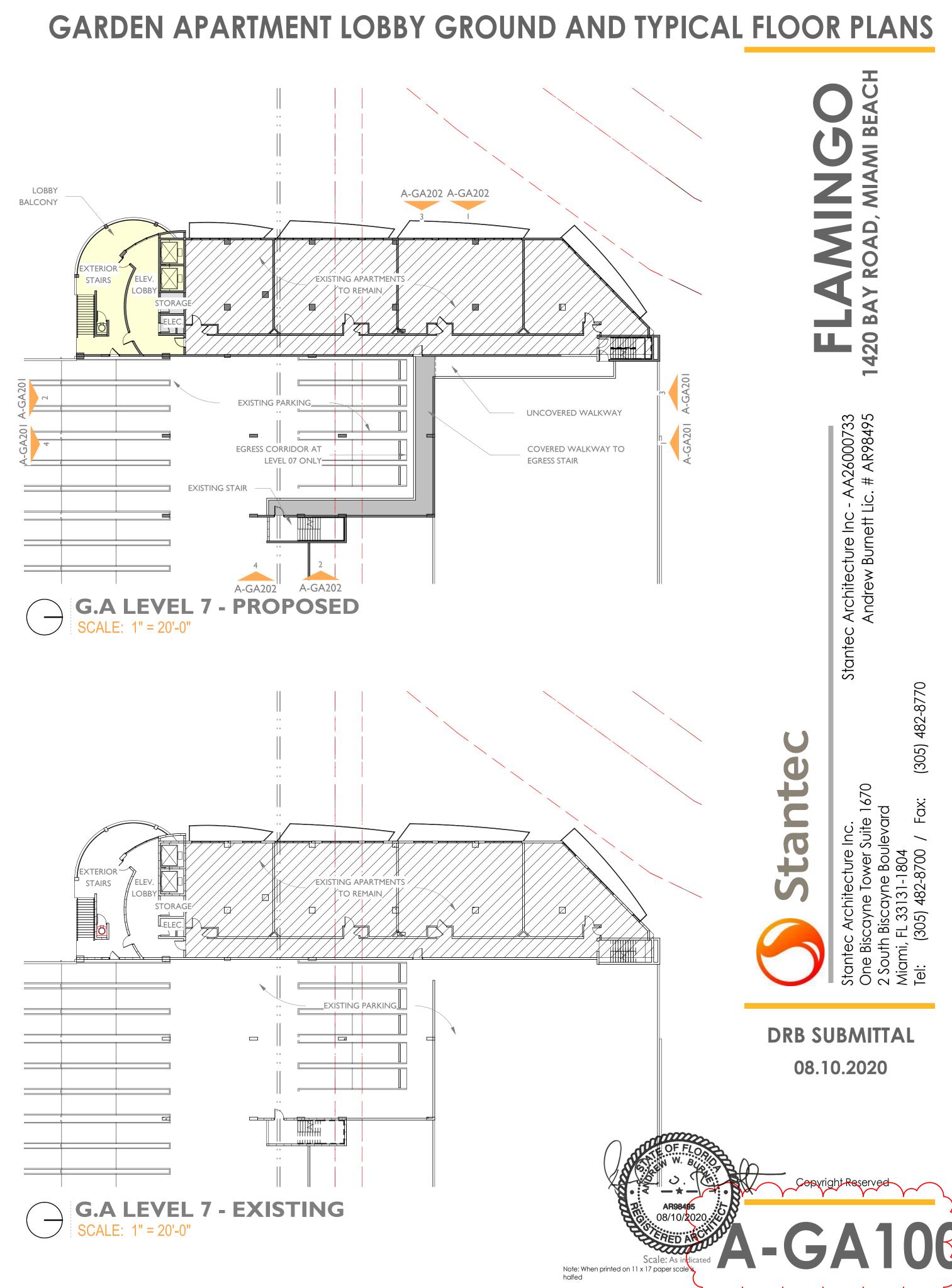


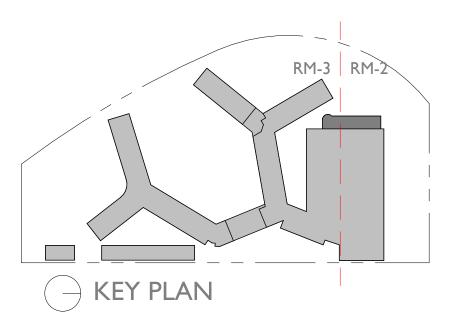


TO BE DEMOLISHED EXISTING STRUCTURE, WALLS, AND

PARTITION TO REMAIN

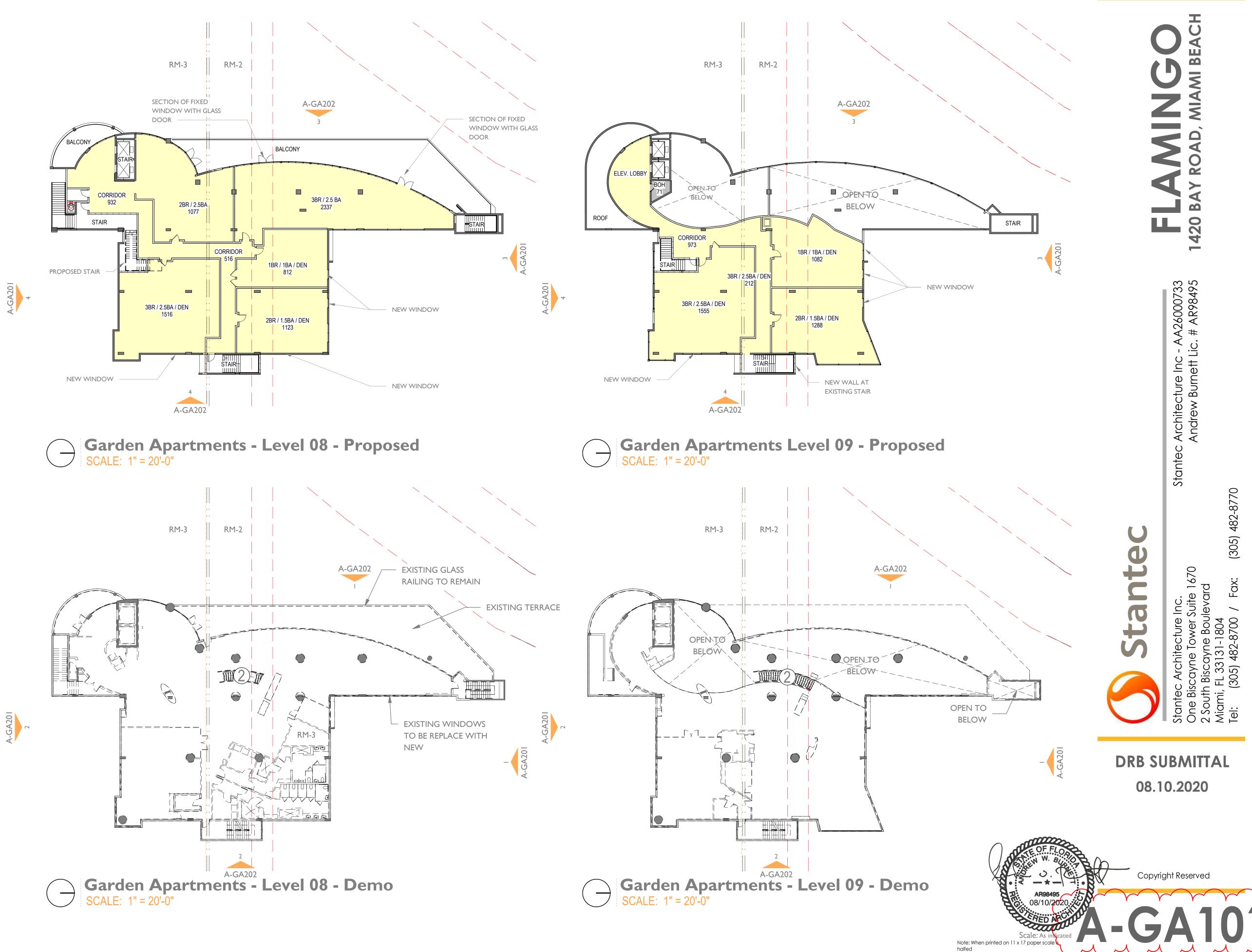
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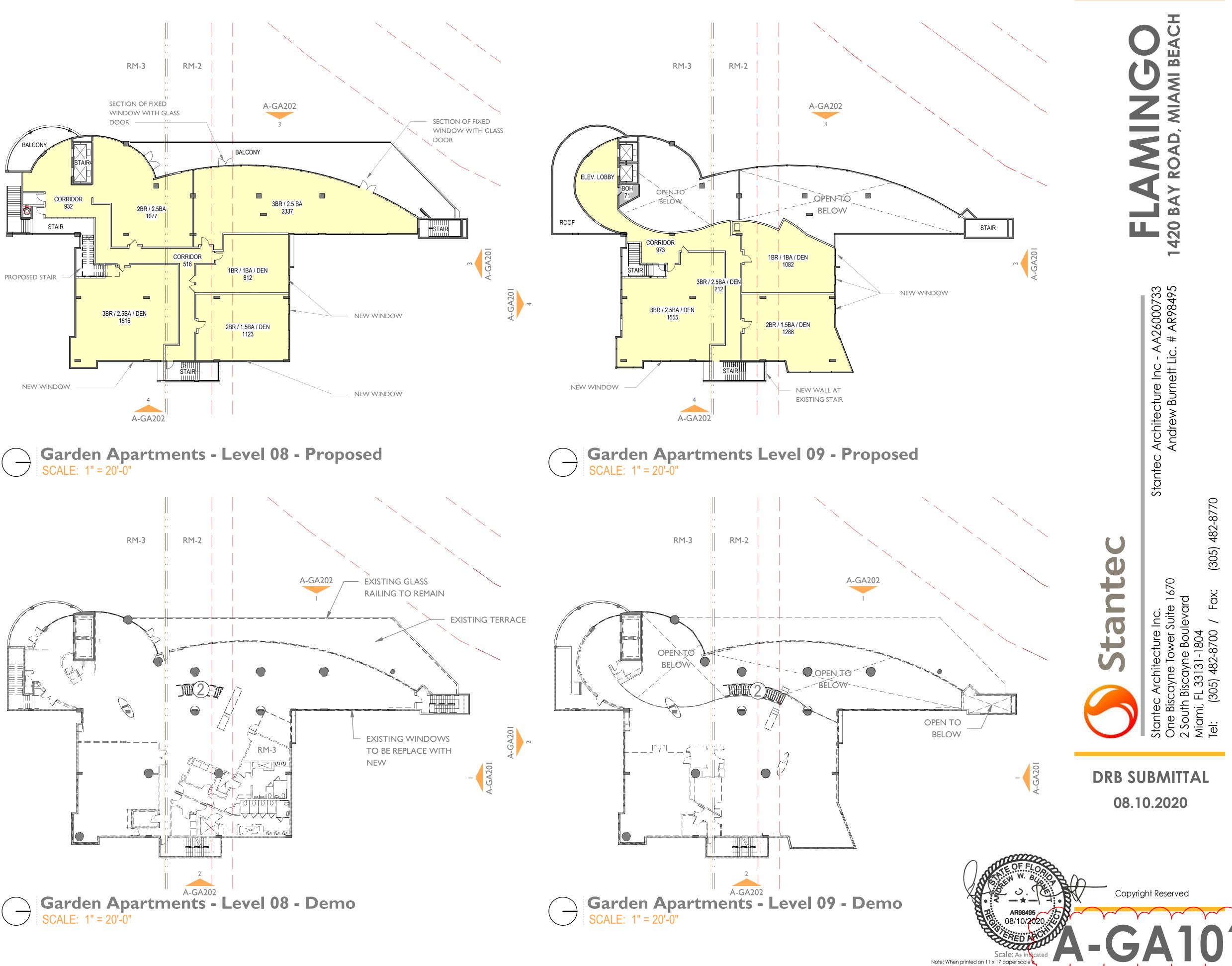


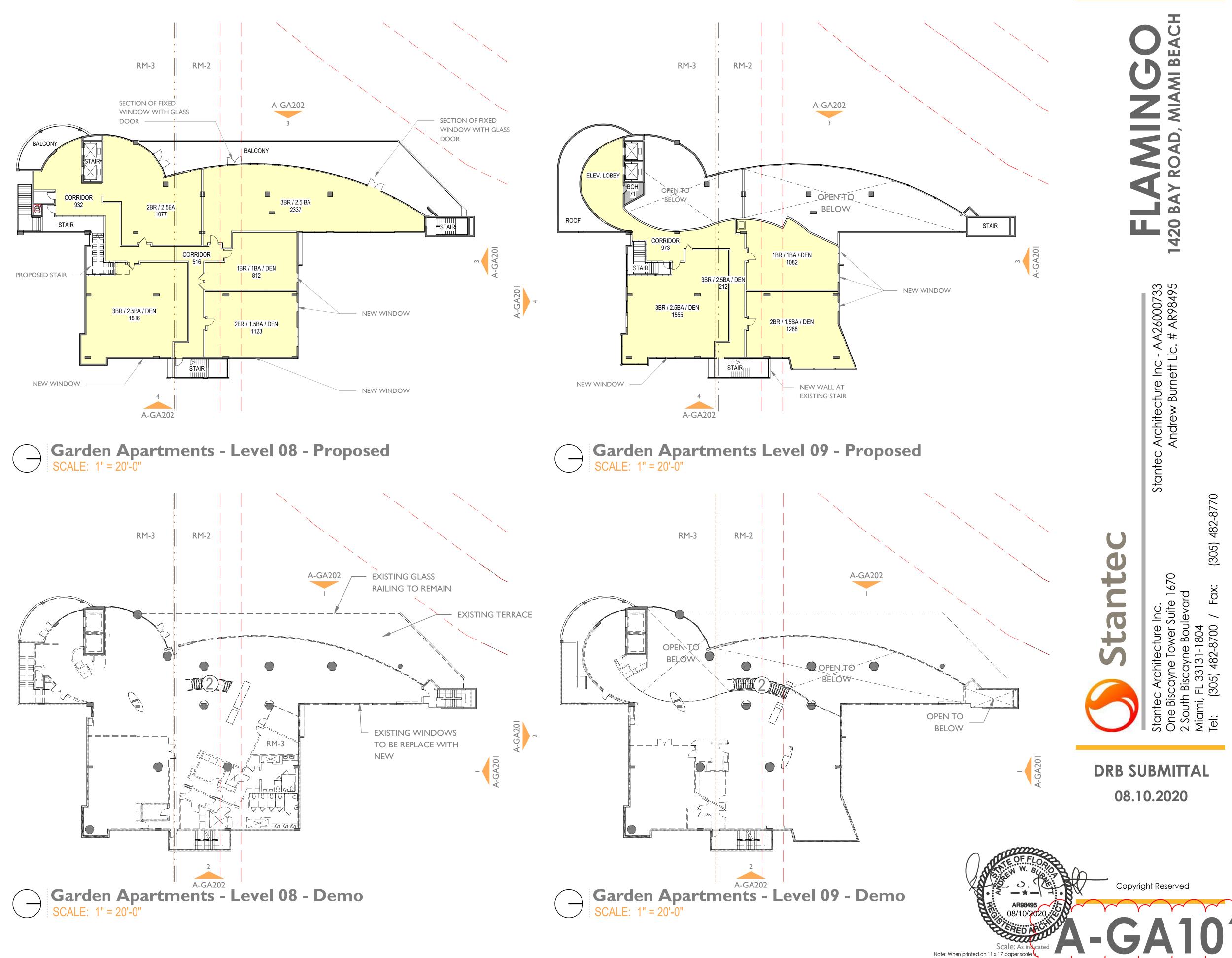


Gar	den Apt. Sheet Notes - PROPOSED
I	Proposed Storefront/Glazing
2	Relocated Stairs
3	Proposed Elevator To Mezzanine Level
	PROPOSED PROGRAM
	BACK OF HOUSE AREAS
	EXISTING STRUCTURE, WALLS, AND PARTITION

PROPOSED STRUCTURE, WALLS, AND PARTITION







Garden Apt. Sheet Notes - DEMO			
Key Value	Description		
I	Existing stair to be relocated		
2	Existing stair to be demolished		
	0		



AREA NOT PART OF RENOVATION

TO BE DEMOLISHED

EXISTING STRUCTURE, WALLS, AND PARTITION TO REMAIN



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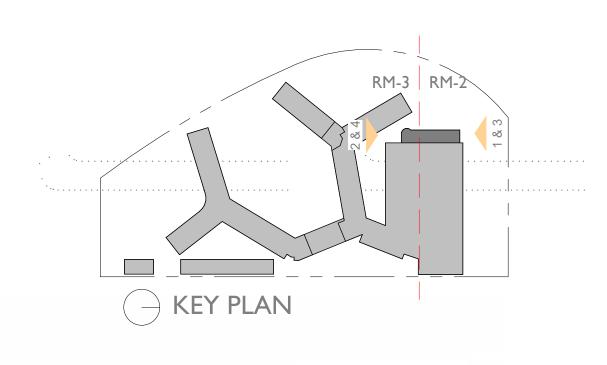
3	GARDEN APARTMENTS - NORTH ELEVATION - PROPOSED
	SCALE: 1" = 20'-0"

TOP OF PARAPET				NEW WIN	
				EXISTING \	WALL
<u>TOP OF ROOF SLAB</u> 97' - 9 1/2"				<u>N</u> EW WIN EXISTING V	
TOP OF MEZZANINE 83' - 11 1/2"				STAIR TO I	BE ENCLOSED
GARAGE LEVEL 8 71' - 9 1/2"					
GARAGE LEVEL 7					
59' - 7 1/2"				1000000 100000 100000 100000	
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GARAGE LEVEL 5			EXISITI	١G	
41' - 11 1/2"		1000	LEVEL		
GARAGE LEVEL 4			BELO	N	
GARAGE/N.T. LEVEL 3 24' - 3 1/2"					19141
GARAGE/N.T. LEVEL 2					
·── 15' - 5 1/2"					
GARAGE/N.T. LEVEL 1 5' - 10 1/2"					

SCALE: 1" = 20'-0"

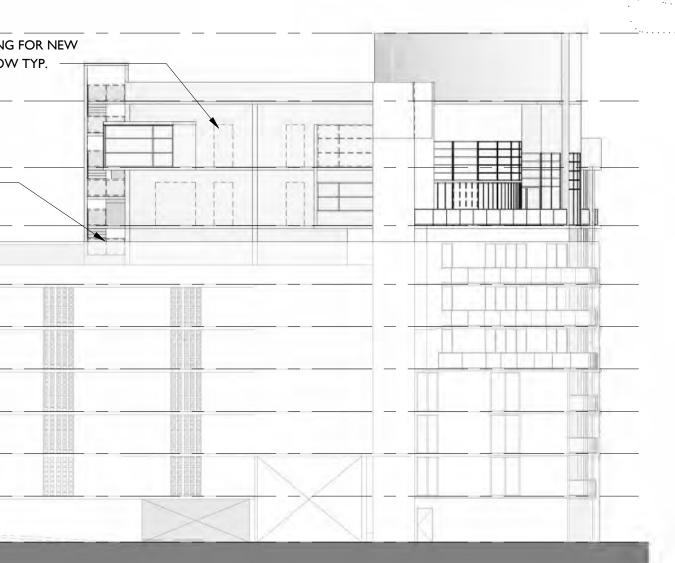
GARDEN APARTMENTS - NORTH ELEVATION - EXISTING

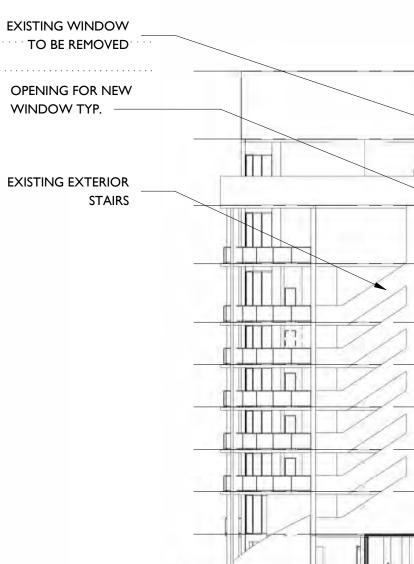
TOP OF PARAPET (HIGHER)			······	· · · ·	
	<u></u> <u></u>	<u></u> <u></u> .	· <u> </u>	·····	OPENING I WINDOW
<u>TOP OF ROOF SLAB</u> 97' - 9 1/2"					
<u>TOP</u> OF MEZZANINE 83' - 11 1/2"				EXISTING	OPEN STAIR
GARAGE LEVEL 8 71' - 9 1/2"					
GARAGE LEVEL 7		THEFT			
GARAGE LEVEL 6					
GARAGE LEVEL 5					
GARAGE LEVEL 4 33' - 1 1/2"			BELC	w	
GARAGE/N.T. LEVEL 3 24' - 3 1/2"					
GARAGE/N.T. LEVEL 2 15' - 5 1/2"					
GARAGE/N.T. LEVEL 1 5' - 10 1/2"					



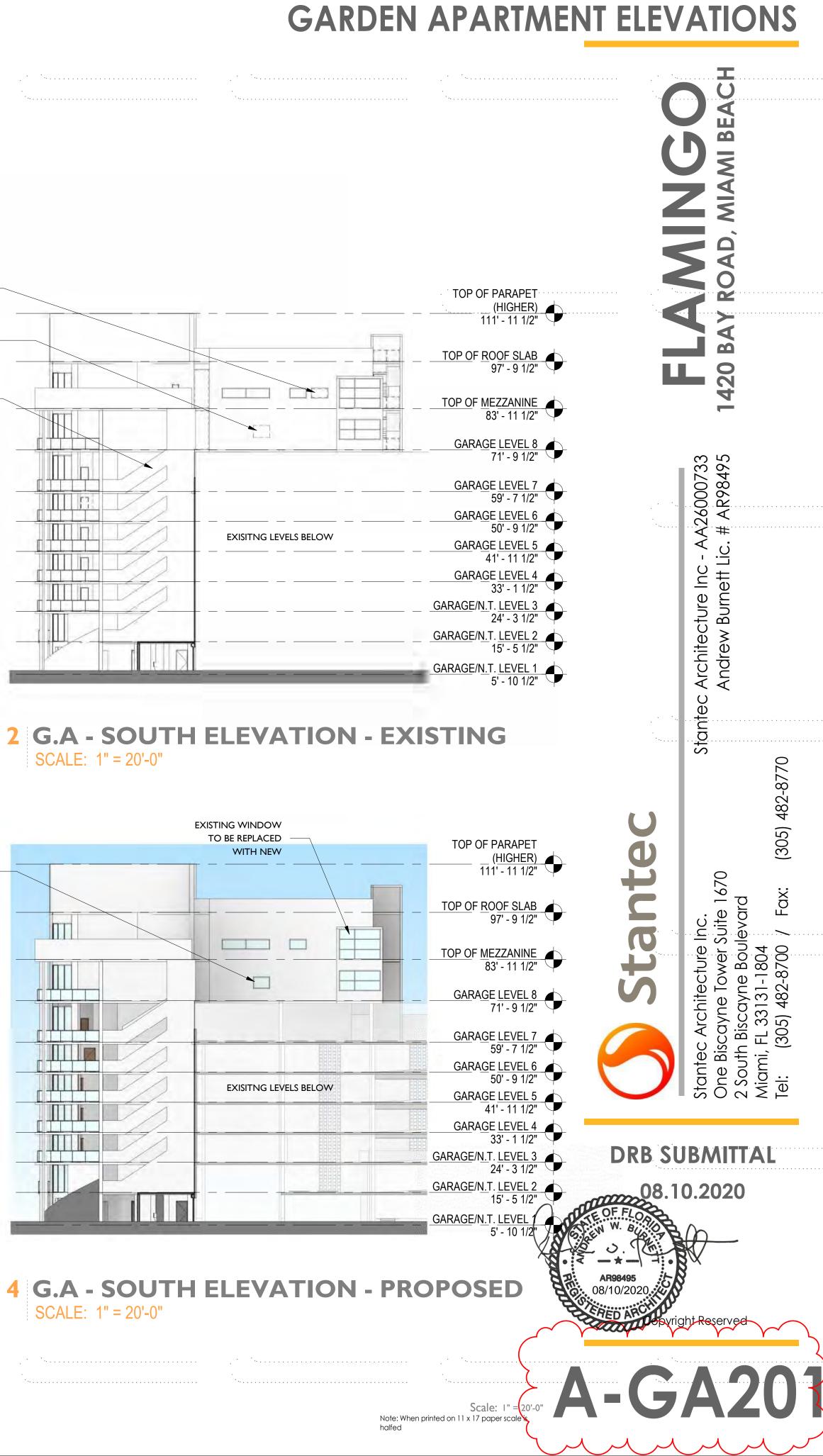
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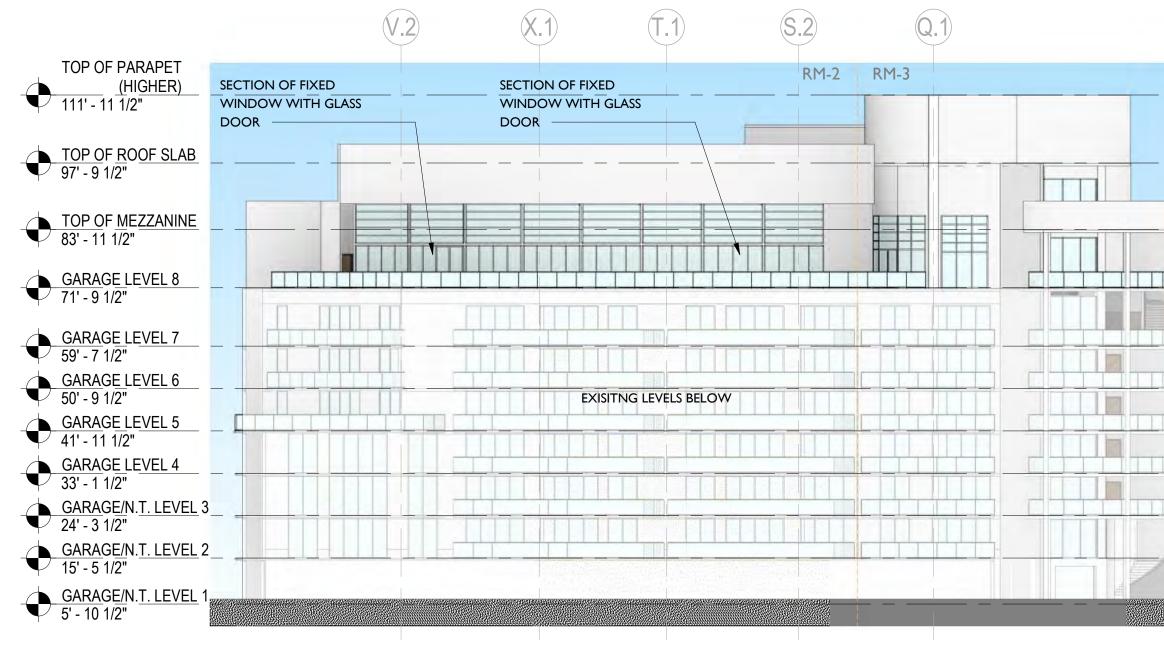
SCALE: 1" = 20'-0"



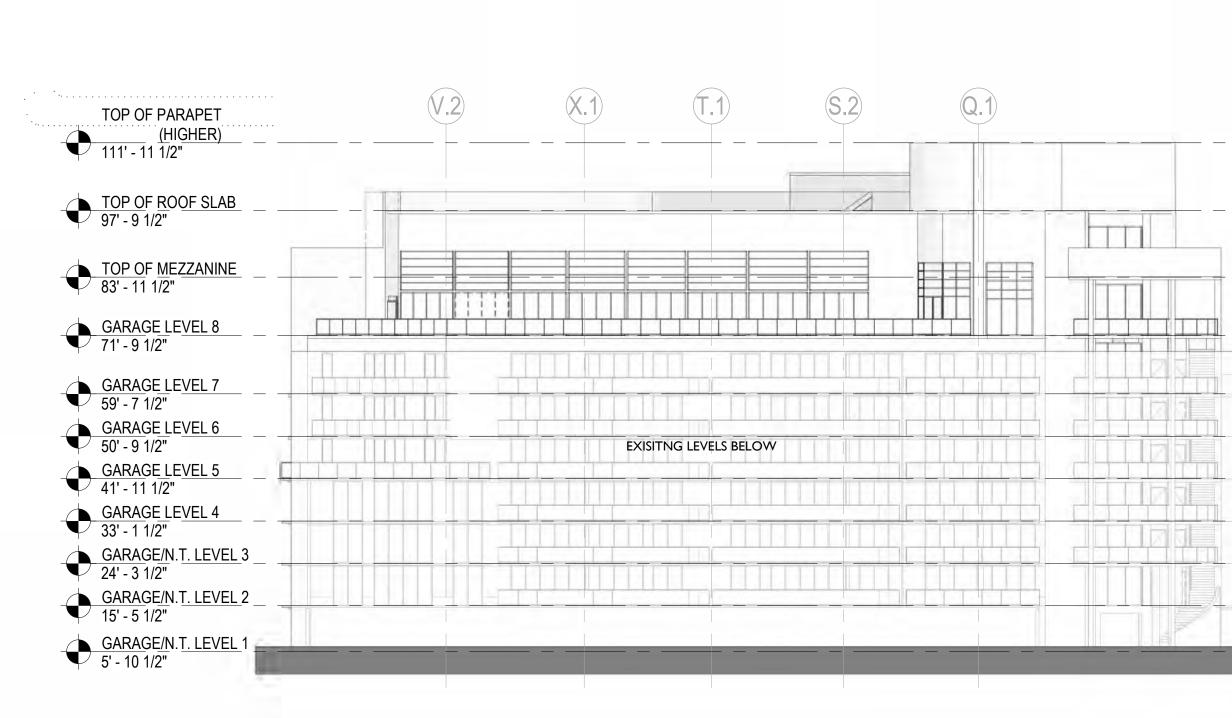
NEW WINDOW IN EXSITING WALL



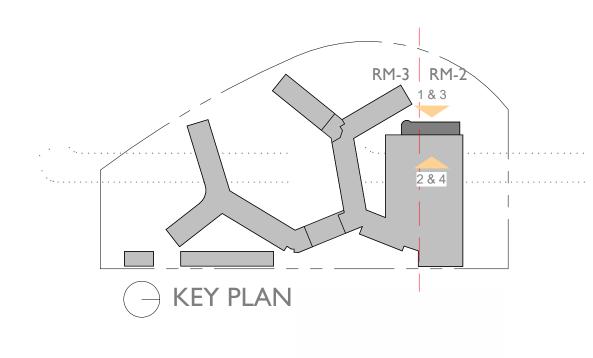
3 GARDEN APARTMENTS - WEST ELEVATION - PROPOSED SCALE: 1" = 20'-0"



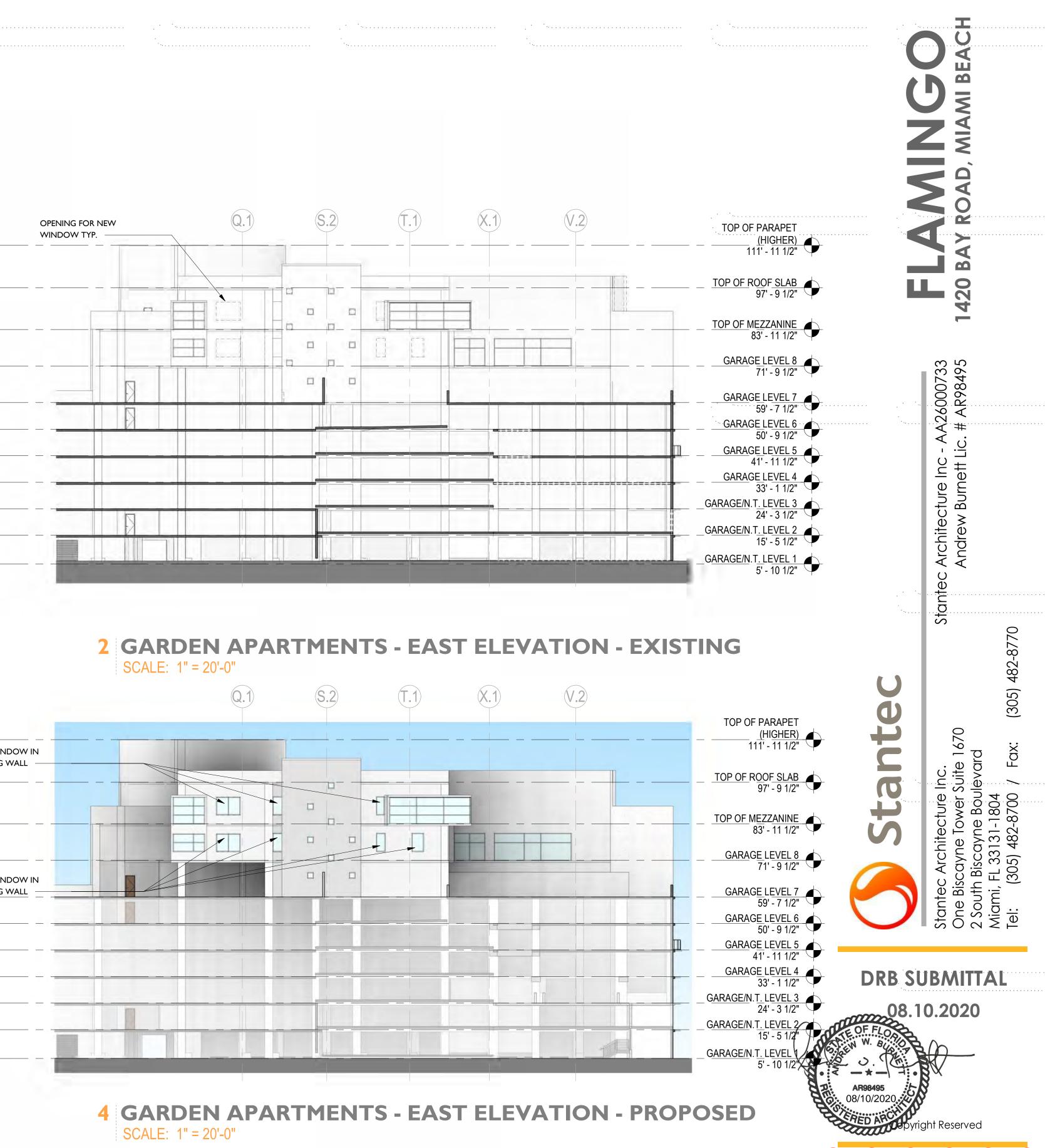
SCALE: 1" = 20'-0"

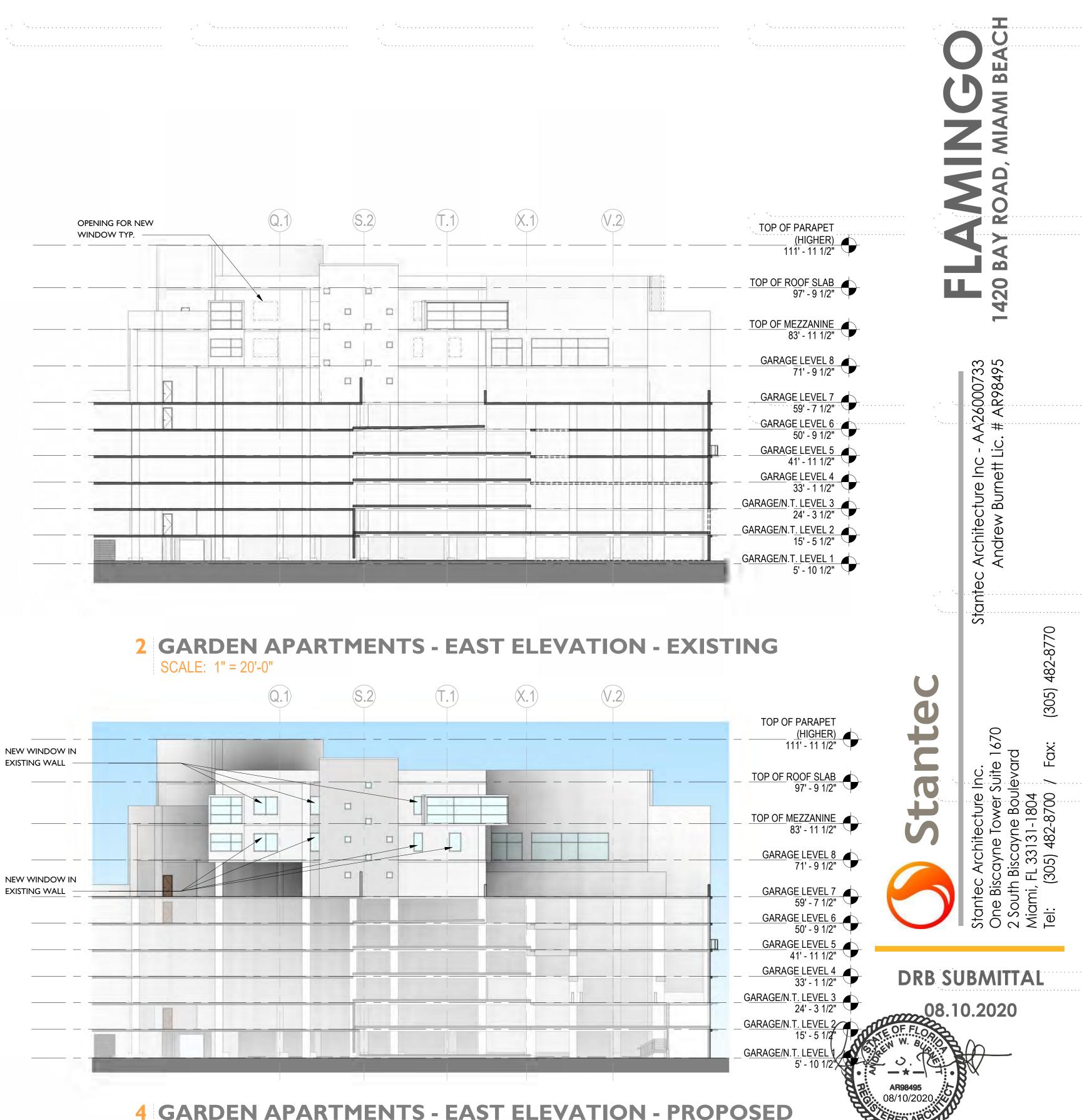


GARDEN APARTMENTS - WEST ELEVATION EXISTING



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SCALE: 1" = 20'-0"

GARDEN APARTMENT ELEVATIONS

Scale: 1" = 2 Note: When printed on 11 x 17 paper scale is halfed