

MIAMI BEACH DESIGN REVIEW BOARD FINAL SUBMITTAL 10.12.20

NEW RESIDENCE | 6089 ALTON ROAD | MIAMI BEACH, FLORIDA

CLIENT / PROPERTY INFORMATION

PROPERTY ADDRESS
6089 ALTON ROAD
MIAMI BEACH, FL 33140

EXISTING VEGETATION SUMMARY

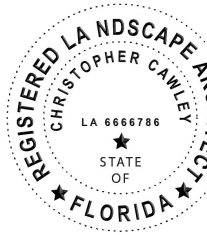
The existing vegetation located on the property is composed of a large mahogany tree, a large native ficus tree, an invasive umbrella tree and a sabal palm. There are small native clusia trees and large native mahogany trees located in the public R.O.W. Please note that the Landscape Architect intends to preserve all trees located in the R.O.W. and inside the property, with the exception of the umbrella tree which is prohibited.

SCOPE OF WORK

- Preservation of existing trees on site
- New landscape design to complement new residence + site plan

INDEX OF SHEETS

- L-0.0 Landscape Cover Page + Sheet Index
L-1.0 Landscape Plan
L-1.1 Rendered Landscape Plan
L-2.0 Existing Tree Survey + Disposition Plan
L-3.0 Tennis Court Details + Tweener Lighting Information
L-3.1 Landscape Planting Details
L-3.2 Landscape Legend + Notes + Tree Disposition Chart + Mitigation Summary



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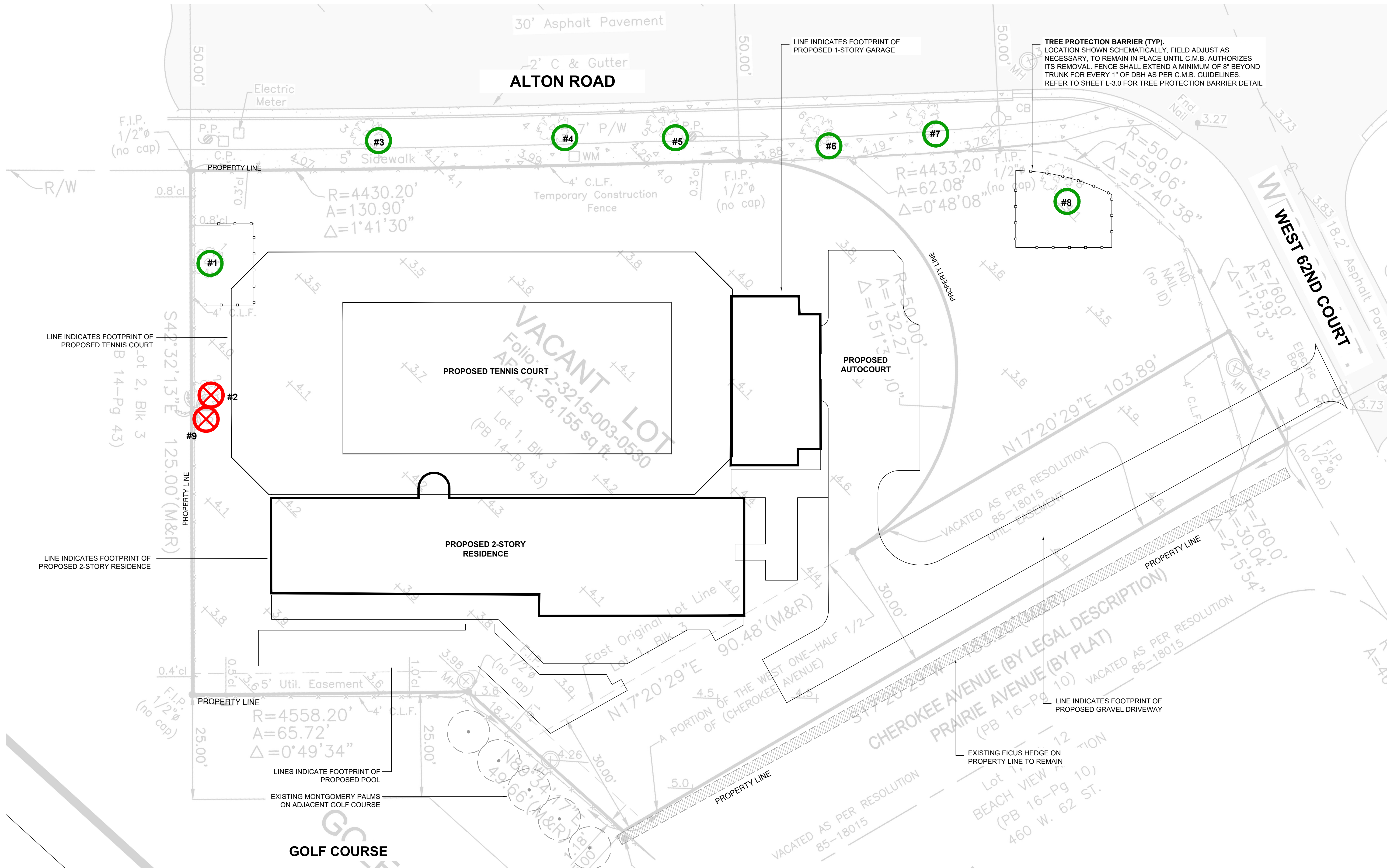
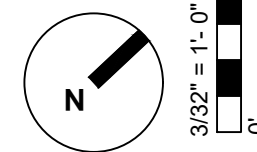
SCALE + NORTH ARROW:

DATE:

SEPTEMBER 21, 2020

SHEET NO:

L-0.0



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

1. 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.
2. 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 07.10.20
3. THE INFORMATION AS PRESENTED HEREIN HAS BEEN FIELD VERIFIED BY THE LANDSCAPE ARCHITECT ON 08.12.20
4. MIAMI BEACH P+Z MUST APPROVE LANDSCAPE PLANS PRIOR TO REMOVING ANY TREES OR PALMS WITH A DBH BETWEEN 3" AND 12" INCHES. A WRITTEN TREE REMOVAL PERMIT IS REQUIRED FROM CITY OF MIAMI BEACH GREENSPACE MANAGEMENT / P/W FOR THE REMOVAL OF ALL TREES / PALMS WITH A DBH GREATER THAN 12" INCHES OR IN THE R.O.W.
5. 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 3" AND HEIGHT OF 12' WITHOUT OBTAINING A TREE REMOVAL PERMIT.
6. 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.

C.M.B. EXISTING TREE SURVEY LEGEND

- TREE or PALM TO BE REMOVED. SEE CHART L-3.0
- TREE TO REMAIN. PRESERVE + PROTECT
- TREE PROTECTION FENCE



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REVISION SCHEDULE

B FIRST CAP SUBMITTAL 09.21.20
B FINAL CAP SUBMITTAL 10.12.20

SHEET TITLE:

TENNIS COURT FENCE + LIGHTING DETAILS + ELEVATIONS

PROJECT INFO:

NEW RESIDENCE
6089 ALTON ROAD
MIAMI BEACH , FL 33140

CHRISTOPHER CAWLEY, RLA
Florida, U.S.A. 0000700

SCALE + NORTH ARROW:

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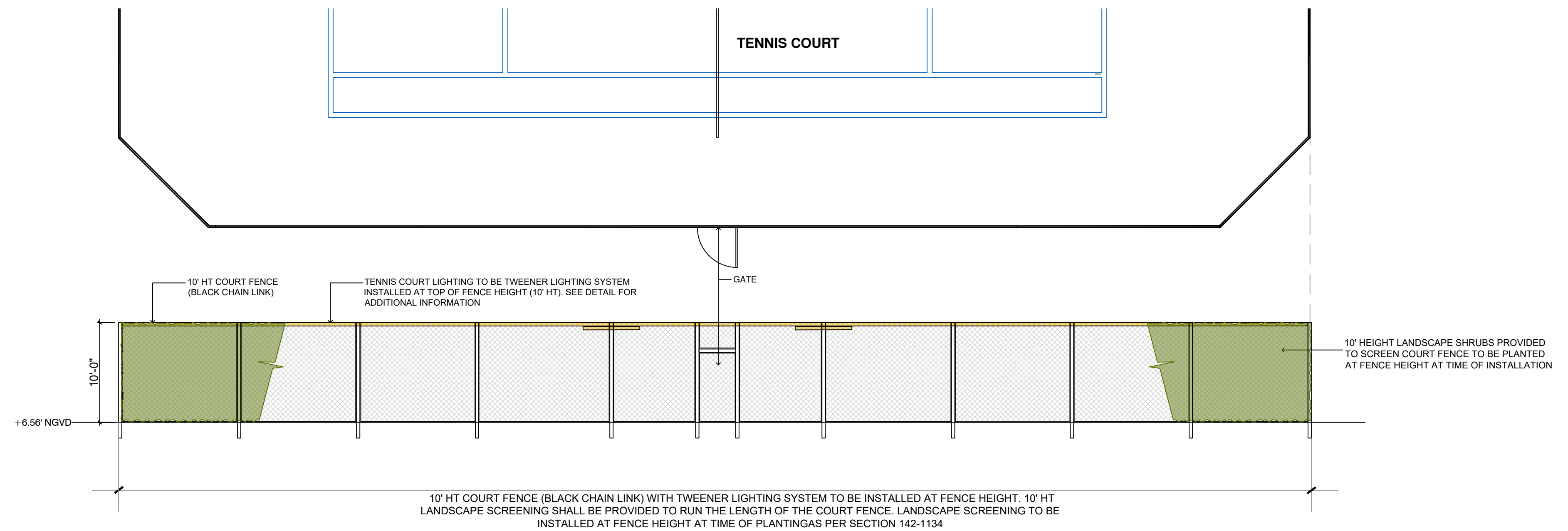
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TWEENER LIGHTING SYSTEM DEATAILS

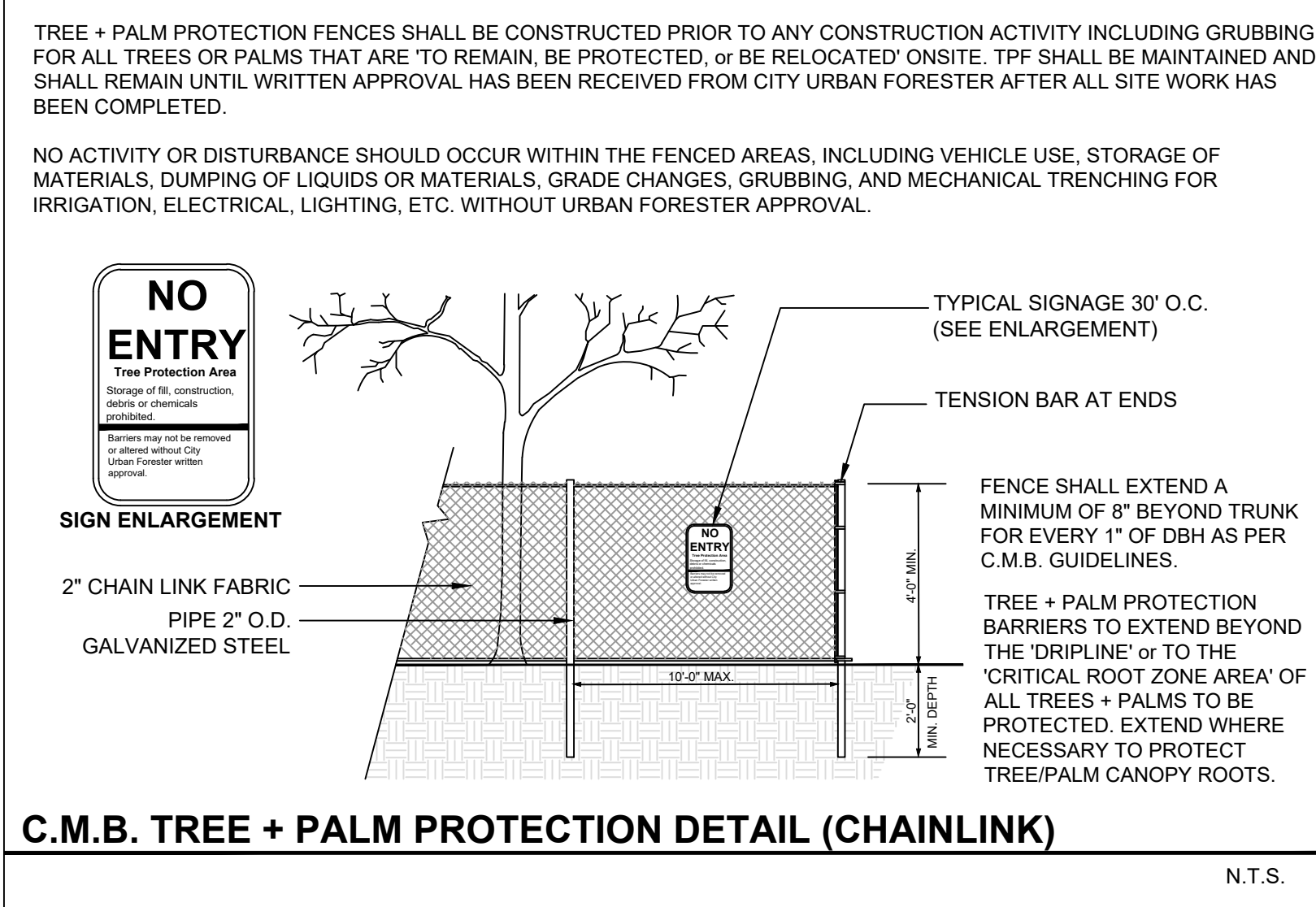
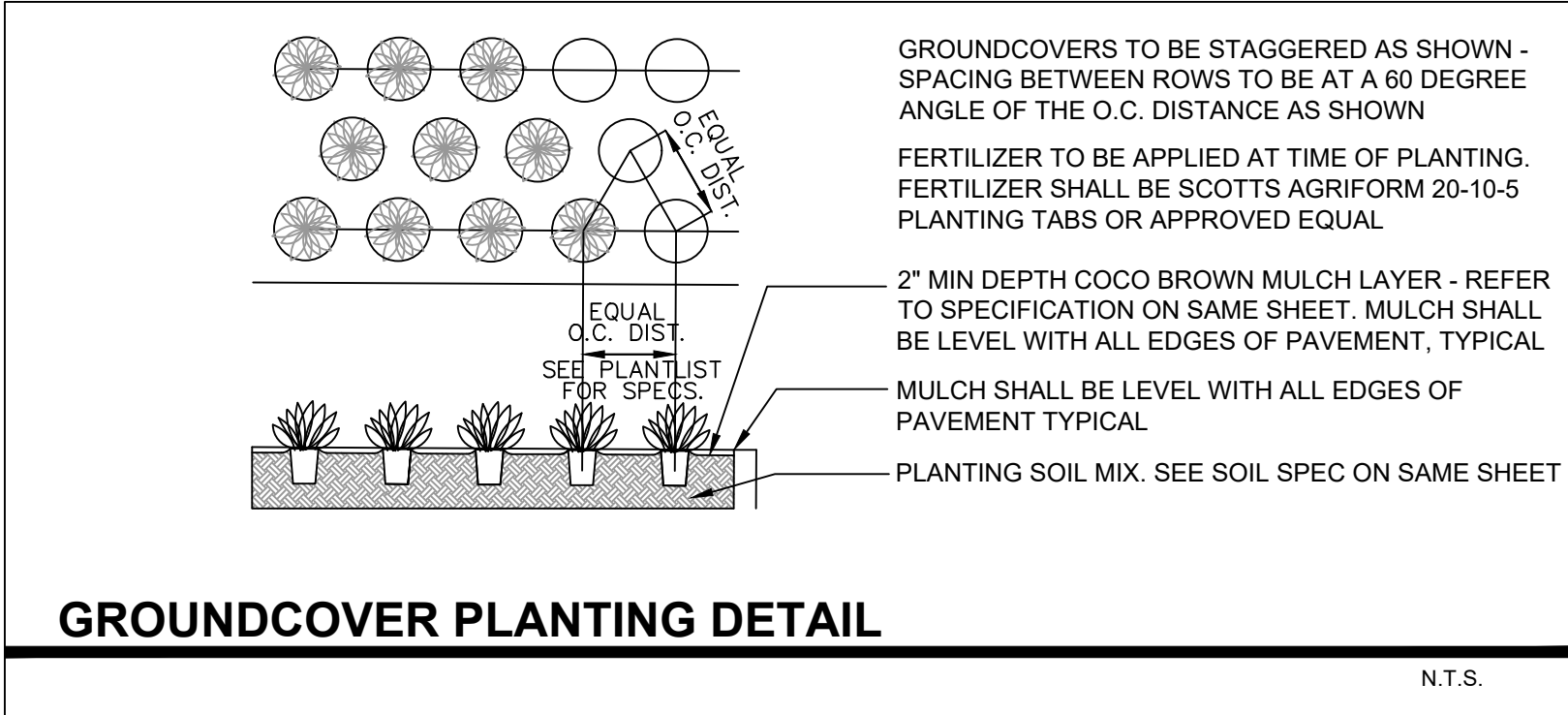
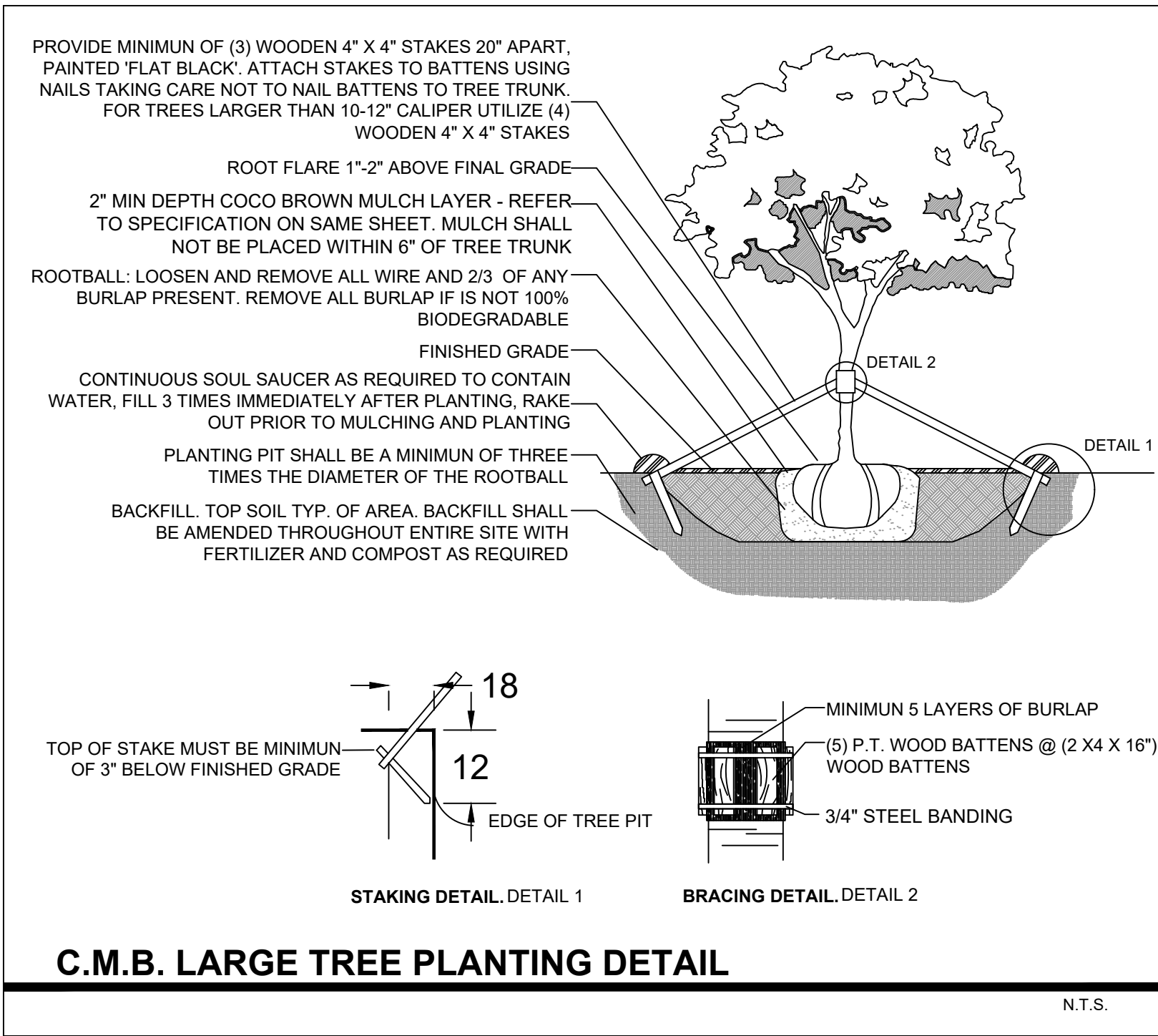
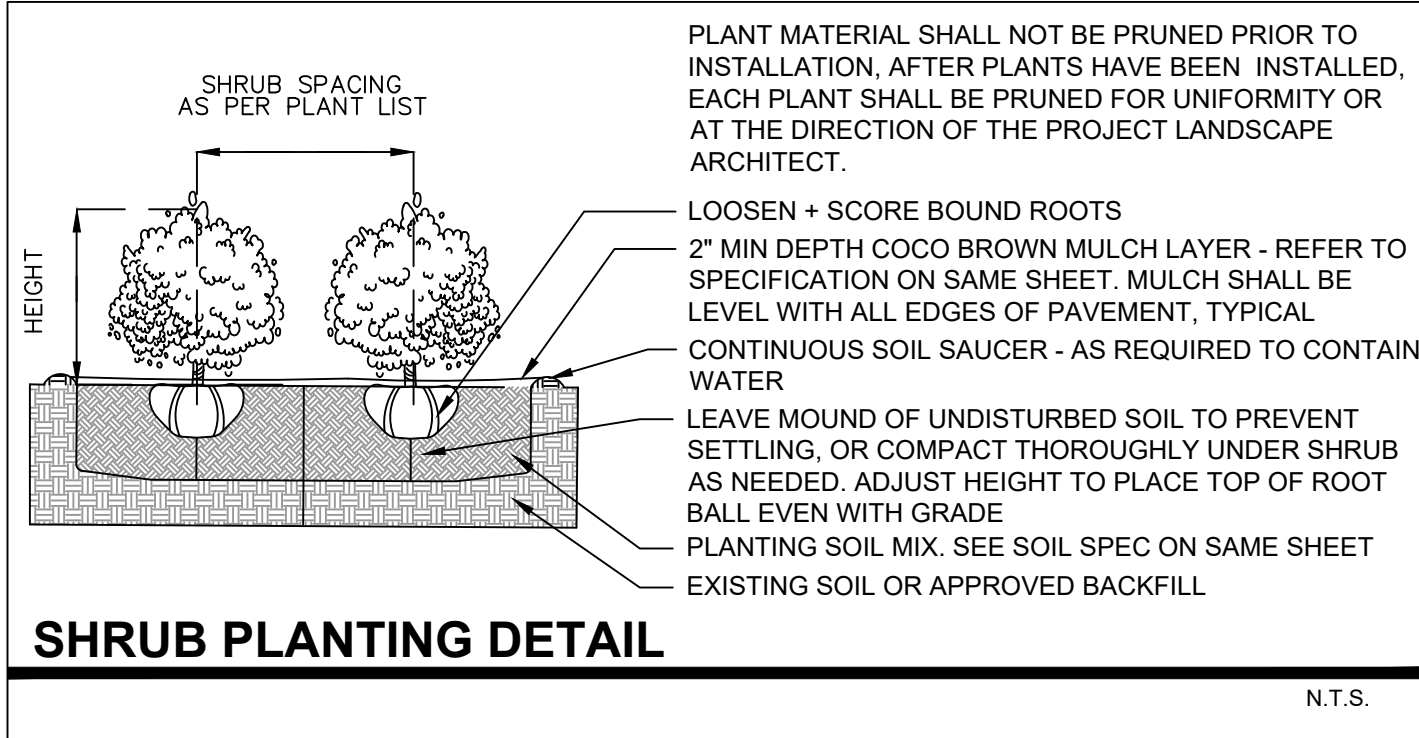
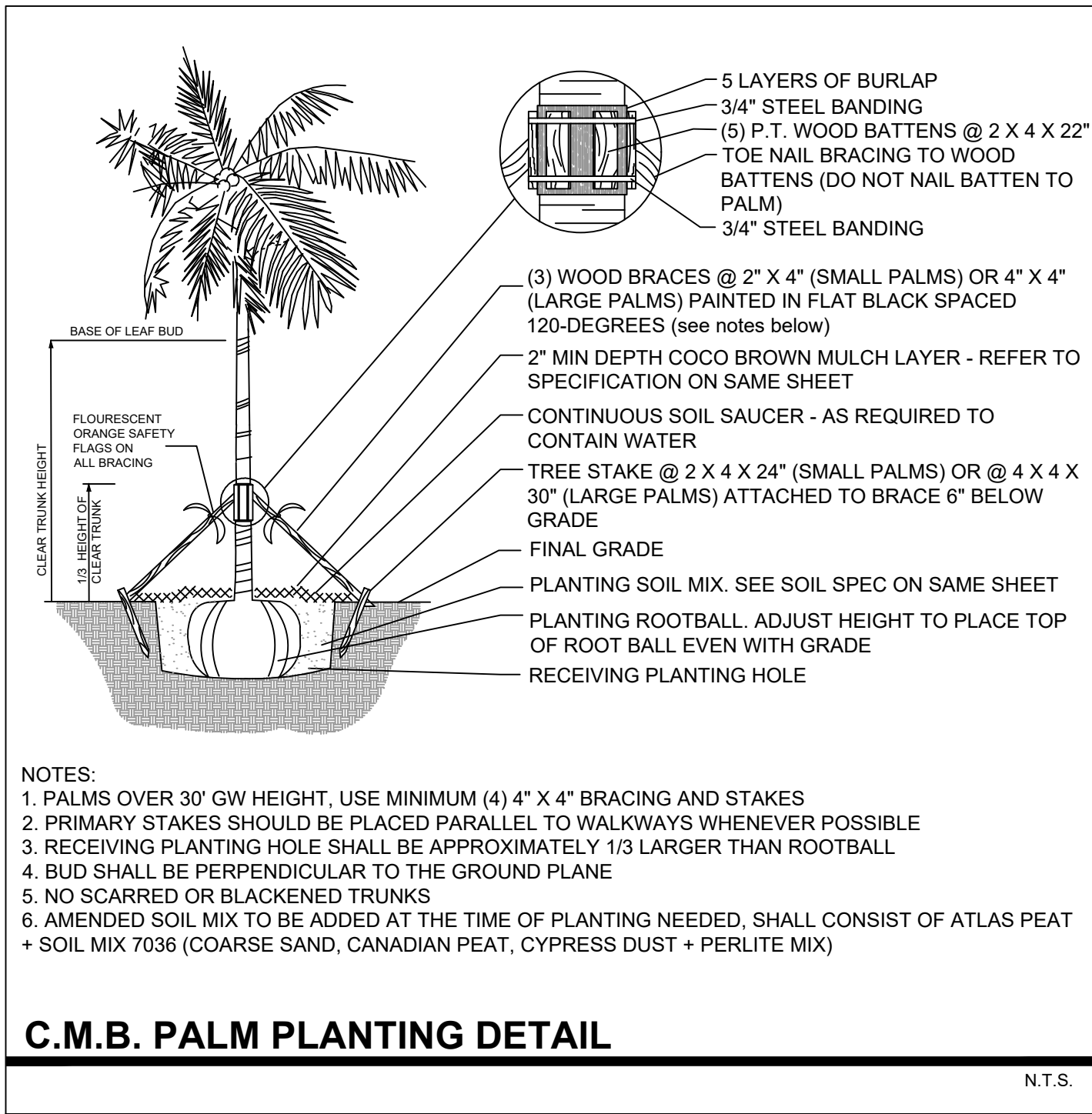


TWEENER LIGHTING SYSTEM - INSTALLED AT 10'HT ALONG TOP OF COURT FENCE



10' HEIGHT TENNIS COURT FENCING (BLACK CHAIN LINK) WITH TWEENER LIGHTING SYSTEM ELEVATION

SCALE: 1/8" = 1'



C.M.B. EXISTING TREE INVENTORY + DISPOSITION CHART - 6089 ALTON ROAD

NUMBER	COMMON NAME	BOTANICAL NAME	SPECIMEN	D.B.H. (IN)	HEIGHT (FT)	SPREAD (FT)	CONDITION	DISPOSITION	MITIGATION	COMMENTS	PERMIT REQUIREMENTS P-2 - OPM / PW - N/A
#1	Strangler Fig	Ficus aurea	YES	+/- 8"	+/- 50'	+/- 50'	FAIR	REMAIN	N/A	PRESERVE + PROTECT	GREEN SPACE MANGMT / PW
#2	Umbrella Tree	Schefflera arboricola	NO	+/- 36"	+/- 30'	+/- 25'	FAIR	REMOVE	36"	INVASIVE SPECIES, MITIGATION PROVIDED	GREEN SPACE MANGMT / PW
#3	Pitch Apple Tree	Clusia rosea	NO	+/- 6"	+/- 12'	+/- 8'	FAIR	REMAIN	N/A	PRESERVE + PROTECT	GREEN SPACE MANGMT / PW
#4	Mahogany	Swietenia mahagoni	YES	+/- 30"	+/- 40'	+/- 40'	FAIR	REMAIN	N/A	PRESERVE + PROTECT	GREEN SPACE MANGMT / PW
#5	Pitch Apple Tree	Clusia rosea	NO	+/- 6"	+/- 12'	+/- 8'	FAIR	REMAIN	N/A	PRESERVE + PROTECT	GREEN SPACE MANGMT / PW
#6	Mahogany	Swietenia mahagoni	YES	+/- 24"	+/- 40'	+/- 50'	FAIR	REMAIN	N/A	PRESERVE + PROTECT	GREEN SPACE MANGMT / PW
#7	Pitch Apple Tree	Clusia rosea	NO	+/- 6"	+/- 12'	+/- 8'	FAIR	REMAIN	N/A	PRESERVE + PROTECT	GREEN SPACE MANGMT / PW
#8	Mahogany	Swietenia mahagoni	NO	+/- 18"	+/- 20'	+/- 40'	FAIR	REMAIN	N/A	PRESERVE + PROTECT	GREEN SPACE MANGMT / PW
#9	Sabal Palm	Sabal palmetto	YES	+/- 12"	+/- 20'	+/- 15'	FAIR	REMOVE	1 REP. TREE	IN CONFLICT WITH SITE DESIGN, MITIGATION PROVIDED	GREEN SPACE MANGMT / PW

TOTAL TREE DBH LOSS: 36" + THE REMOVAL OF (1) PALM
TREE MITIGATION REQUIRED: (12) REPLACEMENT TREES @ 12'HT x 2" DBH X 6' SPREAD
PALM MITIGATION REQUIRED: (1) REPLACEMENT TREES @ 12'HT x 2" DBH X 6' SPREAD

LANDSCAPE NOTES

- ALL PLANT MATERIAL SHALL BE FLORIDA GRADE NO. 1 OR BETTER.
- CONTRACTOR SHALL BECOME FAMILIAR WITH THE LOCATION OF, AVOID, AND PROTECT ALL UTILITY LINES, BURIED CABLES, AND OTHER UTILITIES.
- TREE, PALM, ACCENT AND BED LINES ARE TO BE LOCATED IN THE FIELD AND APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.
- ALL PLANTING SOIL SHALL BE 50:50 TOPSOIL:SAND MIX, FREE OF CLAY, STONES, ROCKS, OR OTHER FOREIGN MATTER. THIS SPECIFICATION INCLUDES ALL BACKFILL FOR BERMS AND OTHER LANDSCAPE AREAS.
- THE SITE CONTRACTOR SHALL BE RESPONSIBLE TO BRING ALL GRADES TO WITHIN 2" OF FINAL GRADES. THIS SHALL INCLUDE A 2" APPLICATION OF 50:50 TOPSOIL:SAND MIX FOR ALL LANDSCAPE AND AREAS TO BE SODDED.
- ALL PLANTING BEDS SHALL BE MULCHED TO A DEPTH OF 2" WITH A SMALL GRAY GRANITE AGGREGATE FREE FROM WEEDS AND PESTS. NO 'CYPRESS MULCH' OR 'RED DYED MULCH' TO BE ACCEPTED. KEEP MULCH 3" AWAY FROM TREE OR PALM TRUNKS AS PER INDUSTRY RECOMMENDATIONS.
- SOD SHALL BE 'EMPIRE TURF' ZOYSIA GRASS IN ALL LAWN AREAS AS SHOWN ON THE PLANS. SOD SHALL BE STRONGLY ROOTED, FREE FROM WEED, FUNGUS, INSECTS AND DISEASE. CONTRACTOR SHALL SOD ALL AREAS AS INDICATED ON THE PLANS OR AS DIRECTED. PAYMENT SHALL BE DETERMINED BY THE TOTAL MEASURED SODDED AREAS X THE UNIT PRICE SUBMITTED AND FIELD VERIFIED. SOD SHALL CARRY A 5-MONTH WARRANTY.
- ALL TREES, PALMS, SHRUBS AND GROUNDCOVERS, AND SOD / LAWN SHALL CARRY A ONE-YEAR WARRANTY FROM THE DATE OF FINAL ACCEPTANCE.
- IRRIGATION SHALL PROVIDE FOR A 100% COVERAGE WITH 50% OVERLAP MINIMUM AND BE PROVIDED BY A FULLY AUTOMATIC IRRIGATION SYSTEM W/ RAIN MOISTURE SENSOR ATTACHED TO CONTROLLER. ALL FLORIDA BUILDING CODE APPENDIX "E" 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.
- SHEETS L-0.0 thru L-3.0 TO BE UTILIZED FOR LANDSCAPE PURPOSES ONLY. ALL SITE IMPROVEMENTS INCLUDING GRADING AND DRAINAGE TO BE BY OTHERS. REFER TO ARCHITECTURE AND ENGINEERING PLANS FOR ALL ADDITIONAL INFORMATION. FULL IRRIGATION DRAWINGS TO BE PROVIDED AT TIME OF PERMIT

LANDSCAPE LEGEND

MIAMI BEACH LANDSCAPE ORDINANCE CHAPTER 26 (RS1 - RS4 Single Family Home Residential)

ZONING: RS-2 LOT SIZE: 20,545 SF ACRES: 0.63

TREES

FRONT YARD - 2 TREES REQUIRED / 2 TREES PROVIDED
REAR YARD - 3 TREES REQUIRED / 3 TREES PROVIDED

TOTAL OF 5 TREES REQUIRED FOR LOTS UP TO 6,000 SF.
1 ADDITIONAL TREE IS REQUIRED FOR EACH ADDITIONAL 1,000 SF OF LOT AREA.

20,545 SF - 6000 SF = 14,545 SF = 14 ADDITIONAL TREES + 5 REQUIRED TREES =
19 TOTAL TREES REQUIRED / 20 TREES PROVIDED. (1 EXISTING NATIVE MAHOGANY TREE + 1 EXISTING NATIVE STRANGLER FIG TREE + 3 NATIVE GUMBO LIMBO TREES + 6 NATIVE PIGEON PLUM TREES + 1 NATIVE SILK FLOSS TREES + 3 NATIVE SILVER BUTTONWOOD TREES + 4 NATIVE BLACK IRONWOOD TREES + 2 NATIVE WILD TAMARIND TREES PROVIDED)

DIVERSITY REQUIREMENT

21-30 REQUIRED TREES = 6 TREE SPECIES / 7 SPECIES PROVIDED

NATIVE TREES

30% OF REQUIRED TREES OR .30 X 30 = 9 NATIVE TREES REQUIRED / 12 NATIVE TREES PROVIDED (1 EXISTING NATIVE MAHOGANY TREE + 1 EXISTING NATIVE STRANGLER FIG TREE + 3 NATIVE GUMBO LIMBO TREES + 1 NATIVE LIVE OAK TREE + 6 NATIVE SIMPSONS STOPPER TREES PROVIDED)

LOW MAINTENANCE TREES

50% OF REQUIRED TREES OR .50 X 30 = 15 LM TREES REQUIRED / 17 LM TREES PROVIDED

(1 EXISTING NATIVE MAHOGANY TREE + 1 EXISTING NATIVE STRANGLER FIG TREE + 14 BRIDAL VEIL TREES + 3 NATIVE GUMBO LIMBO TREES + 1 NATIVE LIVE OAK TREE + 6 NATIVE SIMPSONS STOPPER TREES + 5 BAY RUM TREES PROVIDED)

STREET TREE REQUIREMENT

AVERAGE STREET TREE SPACING 20' ON CENTER

ALTON ROAD: 192 LF / 20 = 9.6 STREET TREES REQUIRED / 10 STREET TREES PROVIDED

(2 EXISTING MAHOGANY TREES + 3 EXISTING PITCH APPLE TREES + 3 SIMPSONS STOPPER TREES + 1 NATIVE SILVER BUTTONWOOD TREE PROVIDED)

WEST 62ND COURT: 55 LF / 20 = 3 STREET TREES REQUIRED / 3 STREET TREES PROVIDED
(2 NATIVE WILD TAMARIND TREES + 1 NATIVE SILK FLOSS TREE PROVIDED)

SHRUBS

12 SHRUBS (OR VINES) REQUIRED FOR EACH REQUIRED LOT AND STREET TREE OR 12 X (43) = 516 SHRUBS REQUIRED / GREATER THAN 516 SHRUBS PROVIDED (300 NATIVE SPANISH STOPPER SHRUBS + EXISTING FICUS SHRUBS)

NATIVE SHRUBS

50% OF TOTAL SHRUBS REQUIRED MUST BE NATIVE OR .50 X 516 = 258 NATIVE SHRUBS REQUIRED / 280 NATIVE SHRUBS PROVIDED (300 NATIVE SPANISH STOPPER SHRUBS PROVIDED)

LARGE SHRUBS / SMALL TREES

10% OF TOTAL SHRUBS REQUIRED MUST BE LARGE SHRUBS OR SMALL TREES OR .10 X 516 = 51.6 LARGE SHRUBS REQUIRED / GREATER THAN 51.6 LARGE SHRUBS PROVIDED (160 NATIVE SPANISH STOPPER SHRUBS PROVIDED)

NATIVE LARGE SHRUBS / SMALL TREES

50% OF TOTAL LARGE SHRUBS REQUIRED MUST BE NATIVE OR .50 X 52 = 26 NATIVE LARGE SHRUBS REQUIRED / 160 NATIVE LARGE SHRUBS PROVIDED (160 NATIVE SPANISH STOPPER SHRUBS PROVIDED)

LAWN AREA

50% MAXIMUM OF LANDSCAPE AREA: NEW LAWN AREAS ARE LESS THAN 50% OF LANDSCAPE AREA

IRRIGATION SYSTEM

100% COVERAGE PROVIDED PURSUANT TO CMB REQUIREMENTS SET IN CHAPTER 126

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

TOTAL TREE DBH LOSS: 36" / TOTAL NATIVE TREES LOST: 0

REPLACEMENT TREES REQUIRED:

(12) REPLACEMENT TREES REQUIRED @ 12' HEIGHT + 2" DBH + 6' SPREAD OR (6) REPLACEMENT TREES REQUIRED @ 16' HEIGHT + 4" DBH + 8' SPREAD

REPLACEMENT TREES PROVIDED: (35) REPLACEMENT TREES PROVIDED @ 12'HT + 2" DBH

BREAKDOWN:

- (3) NATIVE GUMBO LIMBO TREES @ 18' HEIGHT + 6" DBH + 8' SPREAD = 9 REPLACEMENT TREES
- (2) NATIVE SILK FLOSS TREES @ 16' HEIGHT + 6" DBH + 8' SPREAD = 6 REPLACEMENT TREES
- (6) NATIVE PIGEON PLUM TREES @ 12' HEIGHT + 2" DBH + 6' SPREAD = 6 REPLACEMENT TREES
- (4) NATIVE SILVER BUTTONWOOD TREES @ 12' HEIGHT + 2" DBH + 8' SPREAD = 4 REPLACEMENT TREES
- (4) NATIVE WILD TAMARIND TREES @ 12' HEIGHT + 2" DBH + 6' SPREAD = 4 REPLACEMENT TREES
- (3) NATIVE SIMPSONS STOPPER TREES @ 12' HEIGHT + 2" DBH + 6' SPREAD = 3 REPLACEMENT TREES
- (3) NATIVE BLACK IRONWOOD TREES @ 12' HEIGHT + 2" DBH + 6' SPREAD = 3 REPLACEMENT TREES

TOTAL PALMS REMOVED: 1 PALM

REPLACEMENT TREES REQUIRED:

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

REPLACEMENT TREES PROVIDED: 1 REPLACEMENT TREE PROVIDED @ 12'HT + 2" DBH

BREAKDOWN:

- (1) NATIVE BLACK IRONWOOD TREES @ 12' HEIGHT + 2" DBH + 6' SPREAD = 1 REPLACEMENT TREES

PLANT LIST - 6089 ALTON ROAD

KEY	QTY.	NATIVE	COMMON NAME	BOTANICAL NAME	HEIGHT, SPECIFICATION, & NOTES
TREES					
BS	3	YES	GUMBO LIMBO TREE	Bursera simarubra	18' ht min, 8' spread min, 6" dbh min, equal to Treeworld Wholesale
CD	6	YES	PIGEON PLUM TREE	Coccoloba diversifolia	12' height min, 6' spread min, 2.5" dbh min, standard, equal to Treeworld Wholesale
CH	2	YES	SILK FLOSS TREE	Chorissa speciosa	16' height min, 8' spread min, 6" dbh min, standard, equal to Treeworld Wholesale
CS	4	YES	SILVER BUTTONWOOD TREE	Conocarpus erectus 'Sericeus'	12' height min, 6' spread min, 3" dbh min, multi tree form, 4' ct min, equal to Treeworld
KF	4	YES	BLACK IRONWOOD TREES	Krugiodendron ferreum	12' height min, 6' spread min, 2.5" dbh min, standard, equal to Treeworld Wholesale
MF	3	YES	SIMPSON STOPPER TREE	Myrcianthes fragrens	12' height min, 6' spread min, 2.5" dbh min, standard, equal to Treeworld Wholesale
LL	4	YES	WILD TAMARIND TREE	Lysiloma latissiliquum	12' height min, 6' spread min, 2.5" dbh min, standard, equal to Treeworld Wholesale
PALMS					
RX	22	YES	LADY PALMS	Rhapis excelsa	15 gallon, 4-5' height
TR	3	YES	THATCH PALM	Thrinax radiata	10-12' overall height min, multi trunks , 3-4" of clear trunk
TM	4	YES	KEYS THATCH PALM	Thrinax morrisii	10-12' overall height min, multi trunks , 3-4" of clear trunk
SP	8	YES	SABAL PALM	Sabal palmetto	8'-10' of clear trunk, slick
SR	14	YES	SILVER SAW PALMETTO	Serenoa repens 'Cinerea'	25 gallon, 2'-3' height, full
SHRUBS					
CHR	35	YES	COCOPLUM SHRUB	Chrysobalanus icaco	5-6' height min, 24" spread min, full to base, space 24" on center
EUF	160	YES	SPANISH STOPPER SHRUBS	Eugenia foetida	4' height min, 24" spread min, full to base, space 24" on center
EUF2	115	YES	SPANISH STOPPER SHRUBS	Eugenia foetida	10' height min, 24" spread min, full to base, space 24" on center
PSL	ALT	YES	BAHAMA COFFEE SHRUBS	Psychotria ligustrifolia	24" height min, 18" spread min, full to base, space 18" on center
GYL	35	YES	CRABWOOD SHRUBS	Gymnanthes lucida	5-6' height min, 24" spread min, full to base, space 18" on center
TROPICALS, GROUNDCOVERS, + ACCENTS					
CAA	as req.	NO	AMERICAN BEAUTY BERRY	Callicarpa americana	3 gallon, full, 18" on center
CAM	as req.	NO	DWARF NATAL PLUM	Carissa microcarpa	3 gallon, full, 18" on center
ERL	as req.	NO	GOLDEN BEACH CREEPER	Ernodea littoralis	3 gallon, full, 18" on center
HEL	as req.	YES	BEACH DUNE SUNFLOWER	Helianthus debilis	1 gallon, full, 18" on center
MIC	as req.	NO	WART FERN	Microsorium scolopendrium	1 gallon, full, 18" on center
LIR	as req.	NO	LILYTURF	Liriope muscari	3 gallon, full, 24" on center
PHX	as req.	NO	PHILODENDRON 'XANADU'	Same	3 gallon, full, 24" on center
PGC	as req.	NO	PHILODENDRON 'GREEN CONGO'	Same	3 gallon, full 24" on center
TRF	as req.	YES	DWARF FAKAHATCHEE	Tripsacum floridana	3 gallon, full, 24" on center
SOD, AGGREGATE & MULCH					
MLC			DARK BROWN 'FLORI MULCH' SHREDDED ORGANIC MULCH (NO CYPRESS), TO BE DETERMINED		
SOD			NATIVE SEASHORE PASMALUM - OVER 2" TOPSOIL BED, SEE PLANTING SPECS		