

Owner Dov Dunaevsky
 Lot 19,20 Block 109 Subdivision Ocean Beach No. 3
 General Contractor M. Chorowski
 Architect Jaime Salles
 Zoning Regulations: Use Area
 Building Size: 12,200 S.F. Front 100 Ft. Depth 71 Ft.
 Certificate of Occupancy No.
 Type of Construction CBS III-P Foundation Pile & G.B. Roof Date 8-4-87

Permit No. 92196 Cost \$219,000.00
 Address 1427-31 Alton Road
 Bond No.
 Engineer Str. Ruben Baren P.E.
 Lot Size 100 X 150
 Height 31 Ft. Stories 2
 Use

3554

PLUMBING Contractor

Sewer Connection Date
 Temporary Water Closet

Water Closets
 Lavatories
 Bath Tubs
 Showers
 Urinals
 Sinks
 Dish Washing Machine
 Laundry Trays
 Laundry Washing Machines
 Drinking Fountains
 Floor Drains
 Grease Traps
 Safe Wastes
 AIR CONDITIONING Contractor
 SEPTIC TANK Contractor
 OIL BURNER Contractor
 SPRINKLER Contractor

Swimming Pool Traps
 Steam or Hot Water Boilers
 ROUGH APPROVAL
 FINAL APPROVAL

GAS Contractor Date
 Gas Ranges Gas Frylators
 Gas Water Heaters Gas Pressing Machine
 Gas Space Heaters Gas Vents for Stove
 Gas Refrigerators
 Gas Steam Tables
 Gas Broilers
 GAS Rough APPROVAL
 GAS FINAL APPROVAL

ELECTRICAL Contractor

OUTLETS Switches Ranges
 Lights Irons
 Receptacles Refrigerators
 Fans
 Motors
 HEATERS Water Appliances
 Space
 FIXTURES Electrical Contractor

Date
 Temporary Service
 Neon Transformers
 Sign Outlets
 Meter Change
 Centers of Distributions
 Service
 Violations

FINAL APPROVAL

By Date

BUILDING PERMIT # ()
(Office Form)

PROCESS NO: 475
COST: 219,000
FEE: _____
DATE: 7/28/87

ADDRESS: 1427-31 Alton Rd
OWNER: Dor Dunaevsky
ARCHITECT: Jaime Salles
CONTRACTOR: M. Chorowski

E, M & P. SDM Consulting Engr.
ENGINEER: Str. Ruben Baren P.E.
PLAN SUBMITTED: 6/1/87
(date)

PROPOSED USE: G ZONING DISTRICT: _____ TYPE OF PERMIT: (new construction, addition, remodeling, etc.)

PART OF LOT: — LOT: 13-20 BLOCK: 109 SUBDIVISION: Ocean Beach Addition #3

TYPE OF FOUNDATION: Pl & GB TYPE OF CONSTRUCTION: CBS III-P ROOF: APPLY BU LOT SIZE: 100x150 STATE HOTEL & RESTAURANT
COMMISSION APPROVAL DATE: X

FRONT: 100 DEPTH: 71 HEIGHT: 31 SQUARE FOOTAGE OF BUILDING: 12,200 NUMBER OF STORIES: 2

DESCRIPTION OF WORK TO BE DONE: New Const New 2 sty CBS Commercial Bldg

COASTAL CONTROL ZONE

CUMULATIVE COST OF CONSTRUCTION OF PERMITS ISSUED

1427 ALTON RD

3554

6553

DATE	PROCESS	DESCRIPTION	WORK	CUMULATIVE	APPRAISED BLDG.		BUILDING
ISSUED	NO.	OF WORK	COST	WORK COST	VALUE BEFORE REMODEL	%	PERMIT NO.
12-8-88		Install Flat Channel letter sign	\$2,000.00				B8800092
3-23-89		Install channel letter illuminated sign	\$800.00				B8890711
5-3-89		New sign "TRAVEL" 13.5 ft.	\$300.00				B8890859
6-20-89		Flat sign channel letters neon	\$1,200.00				B8880384

BUILDING PERMITS: #B8800092 - 12-8-88 - J. Amor Signs - Install flat channel letter sign -
\$2,000.00

#5431 - Temporary Certificate of Occupancy - Stuart Graver-Mismi Beach Bingo
12-20-88

#5433 - Certificate of Occupancy - Convenience Store - 12-20-88

#M8800264 - Mr. Stainless Inc. - Mechanical ventilation from oven - 12-28-88

#M8900349 - Frialco A/C - Walk in cooler Ref. - 1-23-89 Violation, double fine,
mandatory 303.3

#5438 - Certificate of Occupancy - Bagel Factory, Inc. - 1-31-89

#M8900395 - Moore A/C - Mechanical ventilation, hood and 2 fans - 2-7-89

#5441 - Certificate of Occupancy - Stuart Grauer-Miami Beach Bingo - 2-9-89

#5443 - R,D and B Partnership - Certificate of Occupancy - 2-13-89

#M8900467 - Miami Water Treatment - Mechanical ventilation, duct system for dryer and heater -
3-7-89

#SB890711 - 3-23-89 - American Sign - Install channel letter illuminated sign - \$800.00

ELECTRICAL PERMITS: #E8800267 - Jose Amor - New electrical sign - 11-30-88

#E8800331 - J Amor Signs - Change sign - 12-13-88

#E8900780 American Sign - Sign tubes - 3-27-89

#BE891021 - Luis Fors - Burglar alarm, 1 master, 9 devices - 5-10-89

PLUMBING PERMITS: #P8800209 - Freddys Plumbing - Ruf and set water cooler - 12-14-88

#P8900520 - Novo & Son - New gas service to pizza store - 3-10-89

BUILDING PERMITS: #M8801064 - Frialco A/C - 5ton A/C central - 6-15-88-Bay #5

#B8801062 - 6-16-88 - M. Chorowski Gen. Cont. - Interior remodeling for Bingo Hall - \$10,000.00

#M8801091 - Frialco A/C Inc. - 24kw Central heating, 30ton A/C central, duct work only, mechanical ventilation - 6-24-88

#B8801095 - 7-1-88 - Moises Chorowski - Interior remodeling for a coin laundry - \$15,000.00

#M8801300 - Frialco A/C - 10kw Space heater, 10ton A/C central, duct work only - 8-8-88

#B8801169 - 8-15-88 - Moises Chorowski Fen. Cont. Inc. - Tenant space-convenient store - \$8,000.00

#SB881416 - 8-18-88 - Samuel Richards Jr. - 3000 sq. ft. new flat roof - \$8,000.00

#M8801402 - Frialco A/C - 10kw Central heating, 10ton A/C central, duct work - 9-8-88 - #112

#B8801232 - 9-27-88 - Moises Chrowski Gen. Cont. - Remodeling for take out restaurant - \$35,000.00

#M8800117 - Frialco A/C - 10kw Central heating, 7.5ton A/C central, duct work, mechanical ventilation - 10-31-88 - #50

#M8800128 - Icee Corp. - Refrigeration and walk in cooler - 11-3-88

#SB880243 - 11-28-88 - J. Amor Signs - Flat sign channel letters 20 sqs. - \$1,500.00

#SB880285 - 11-28-88 - Two Star Paving - Paving parking lot - \$2,800.00

#5513 - Certificate of Occupancy - Dr. Luis Suarez (Coin Laundry) - 4-5-89

ELECTRICAL PERMITS: #E8801088 - Saad Electric - 5 Switch outlets, 15 light outlets, 1 water heater, 1 motors, 1-3ton A/C, 10kw strip heater, 2 special purpose, 14 outlets commercial, 1 sign time clock, 17 fixtures-double fee & \$100.00 - 6-17-88

#E8801130 - Saad Electric - 18 Switch outlets, 20 light outlets, 21 receptacles, 400A service size in amp's, 4-7ton A/C, 4-5kw strip heater, 68 fixtures - 6-27-88

#E8800030 - Saad Electric - 6 Switch outlets, 20 light outlets, 15 receptacles, 225amp service size in amp's, 3 appliance outlets, 3 motors, 2-2ton A/C, 2-10kw strip heater 20 fixtures - 10-6-88-Bay 1&2

#E8800031 - Saad Electric - 6 Switch outlets, 24 light outlets, 10 receptacles, 300amps service size in amp's, 30 appliance outlets, 3 motors, 2-2ton A/C, 2-10kw strip heater, 24 fixtures - 10-6-88 - Bay 3&4

#E8800193 - Saad Electric - 1 Switch outlets, 4 light outlets, 10 receptacles, 2 special purpose, 4 fixtures - 11-9-88- Bay #6

#E8800200 - New burglar alarm installation - 11-10-88- Delta Alarm System Inc.

PLUMBING PERMITS: #P8800035 - Professional Plumbing - 1 Floor drain, 28 clothes washer, 1 heater-installation, 1 water service, 1 sewer connection, 1 lint trap, 1 gas piping- 10-14-88

#P8800036 - Professional Plumbing - 1 floor drain, 2 sink, pot, 1 sink, slop, 4 indirect wastes, 1 heater-new installation, 1 water service, 1 sewer connection, 1 ice maker - 10-14-88

#P8800070 - Two Star Paving - 180 LF Soakage pit, catch basin - 10-25-88

#P8800107 - Professional Plumbing - 15 Gas dryers, 1 gas water heater - 11-4-88

#P8800132 - Benny's Plumbing - New kitchen fixtures - 11-16-88

COASTAL CONTROL ZONE

CUMULATIVE COST OF CONSTRUCTION OF PERMITS ISSUED

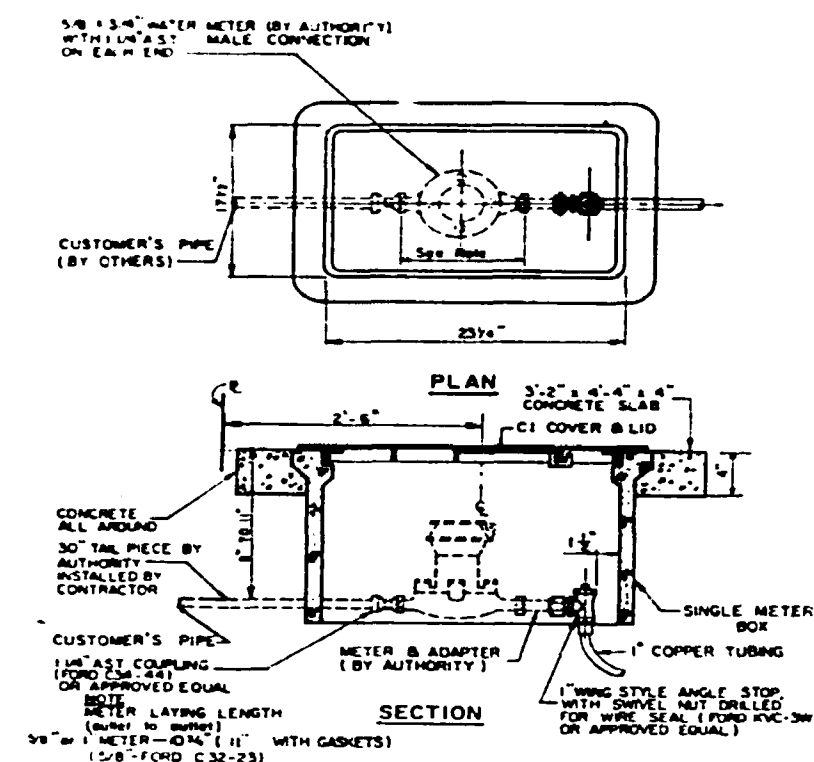
DATE	PROCESS	DESCRIPTION	WORK	CUMULATIVE	APPRAISED BLDG.			BUILDING
ISSUED	NO.	OF WORK	COST	WORK COST	VALUE BEFORE REMODEL	%	COMMENTS	PERMIT NO.
6-16-88	199	INTERIOR REMODELING	\$10,000.00					B8801062
7-1-88		INTERIOR REMODELING FOR COIN LAUNDRY	\$15,000.00					B8801095
8-15-88		REMODELING-TENANT SPACE (CONVENIENT STORE)	\$8,000.00					B8801169
8-18-88		3000 SQ. FT. - NEW FLAT ROOF	\$8,000.00					B8801416
9-27-88		REMODELING FOR TAKE OUT RESTAURANT	\$35,000.00					B8801232
11-28-88		PAVING PARKING LOT	\$2,800.00					B8802285
11-28-88		FLAT SIGN CHANNEL LETTERS 20 SFS.	\$1,500.00					B880245
6-26-89		FLAT NEON SIGN CHANNEL LETTERS	\$2,000.00					B8891507

495-

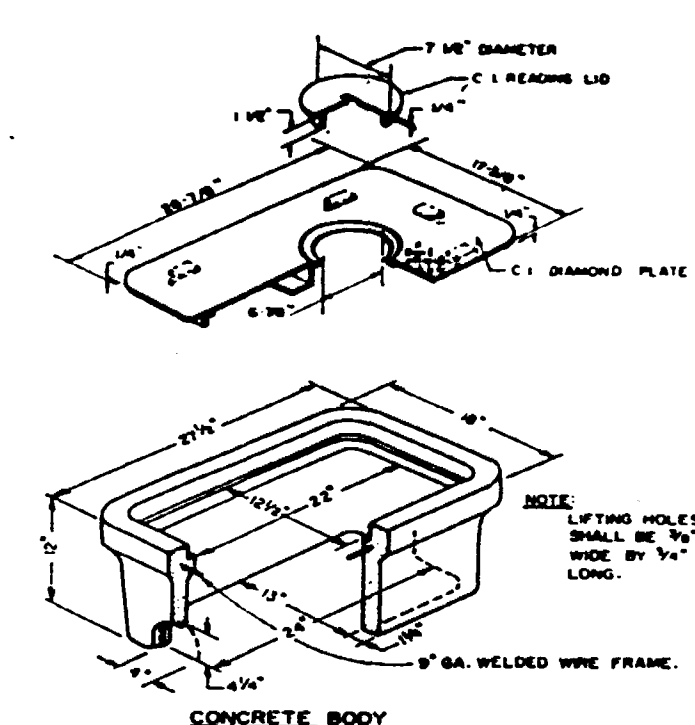
96/96

495

92196



SINGLE METER BOX
NO SCALE

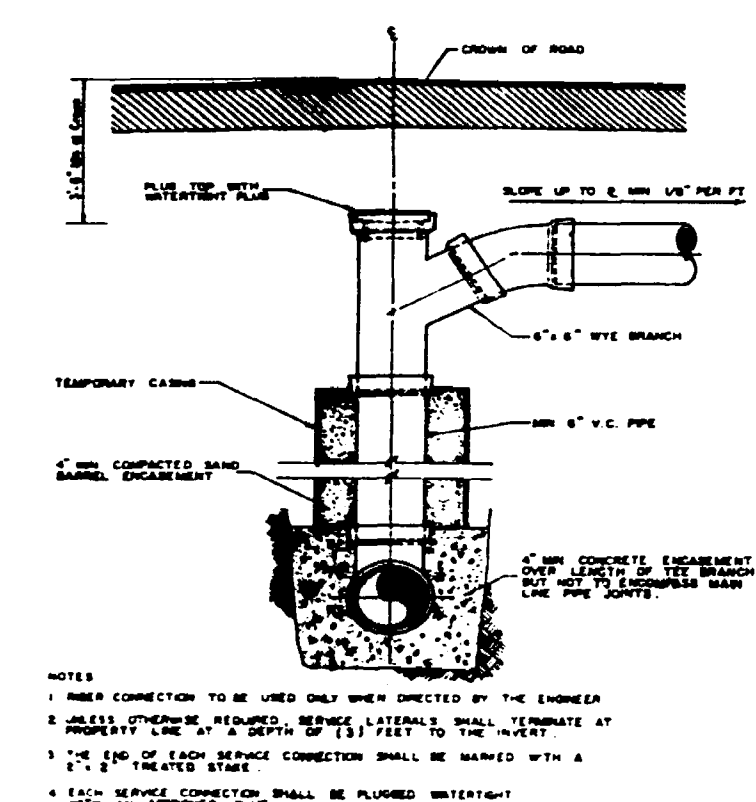


13'x24' METER BOX (FOR 1' SINGLE SERVICE)
NO SCALE

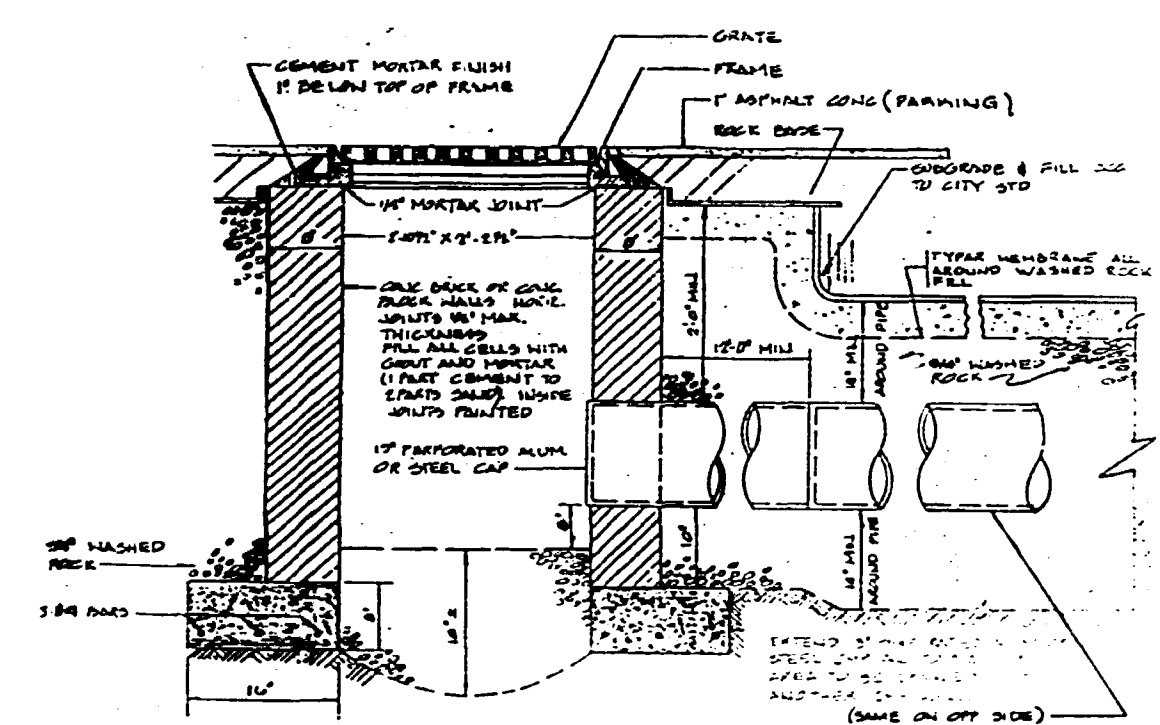
- PLUMBING NOTES:**
1. ALL WORK SHALL BE IN COMPLIANCE WITH THE FLORIDA BUILDING CODE AND ALL LOCAL ORDINANCES AND REGULATIONS.
 2. DRAINAGE SYSTEM SHALL BE INSTALLED TIGHT AGAINST STRUCTURE WITH 1/4" GUTTER, STOPS, UNLESS OTHERWISE SPECIFIED.
 3. PROVIDE 1" MIN. COUPLED WATER PIPE IN ALL ELECTRICAL INTERFERENCE AND METER BURNING FOR MET. WORK.
 4. ALL MATERIALS INSTALLED SHALL BE NEW AND AS FOLLOWS:
 - A. DRAINAGE PIPING: 80 M.B. CAST IRON OR SCH. 40 PVC.
 - B. WATER PIPING: TYPE "L" COPPER ARMY GRADE, TYPE "A" WITH SHIRT FITTINGS AND BITUMINOUS COATING.
 - C. CONDENSATE DRAIN: SCH. 40 PVC.
 - D. PLUMBING FITTINGS: AMERICAN STANDARD, BRASS, CRANE.
 - E. FLOOR AND DRAIN: J.B. SMITH, 1/2" OR 3/4" OR 1" EQUAL.
 5. ALL SISTERS SHALL BE PROTECTED WITH AIR CHAMBERS AND EQUIPPED WITH INDIVIDUAL SHUT-OFF VALVES.
 6. ALL FLOOR DRAINS SHALL BE PROVIDED WITH TRAP RESILE.
 7. PROVIDE HYDRASTATIC TESTING - ALL PIPING BY TYPE.
 8. DISINFECT WATER PIPING AS PER HEALTH DEPT. REGULATIONS.
 9. GUARANTEE ALL PLUMBING MATERIAL AND WORK IN A PERIOD OF ONE YEAR FROM DATE OF ACCEPTANCE.
 10. BITUMINOUS PIPE COATING: THOROUGHLY CLEAN PIPE AND FITTINGS AND COAT WITH TWO COATS OF BRUSH-APPLIED BITUMINOUS COATING TO A MINIMUM THICKNESS OF ONE-EIGHTH (1/8) INCH MINIMUM. GIVE ALL EXPOSED THREADS A HEAVY COAT OF ZINC-CHROMATE PRIMER BEFORE APPLYING THE BITUMINOUS COAT.

PLUMBING SYMBOLS LEGEND

---	VENT
---	COLD WATER
---	SANITARY WASTE
---	CLEANOUT
WC	WATER CLOSURE
LAV	LAVATORY
F.L.	FLOOR DRAIN



RISER CONNECTION WHERE TOP OF SEWER IS 7'-0\"/>



STANDARD DRAINFIELD
NO SCALE

OFFICE COPY
CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY
THE FOLLOWING:
ENGINEER: [Signature]
PLUMBING: [Signature]
ELECTRICAL: [Signature]
MECHANICAL: [Signature]
FIRE PREVENTION: [Signature]
ENGINEERING: [Signature]

SINAI CONSULTING ENGINEERS, INC.
2121 DOUGLAS RD.
MIAMI, FLORIDA 33145
(305) 446-2788

SHEET NO. P-3 OF 3	
ARCHITECT: JAMES SALLES	
CONSULTANT: RUDOLFO BUGIAS	
DRAWN BY:	DATE:
NEW TWO STORY COMMERCIAL BUILDING AT 1431 TO 1427 ALTON ROAD MIAMI BEACH FLORIDA	

92196

PHONE 538-4157

RUBEN BARAN, P. E.
STRUCTURAL ENGINEER

118 E. 4TH CT., HIBISCUS ISLAND
MIAMI BEACH, FLORIDA 33139

July 6/87

MIAMI BEACH BLDG. DEPT.

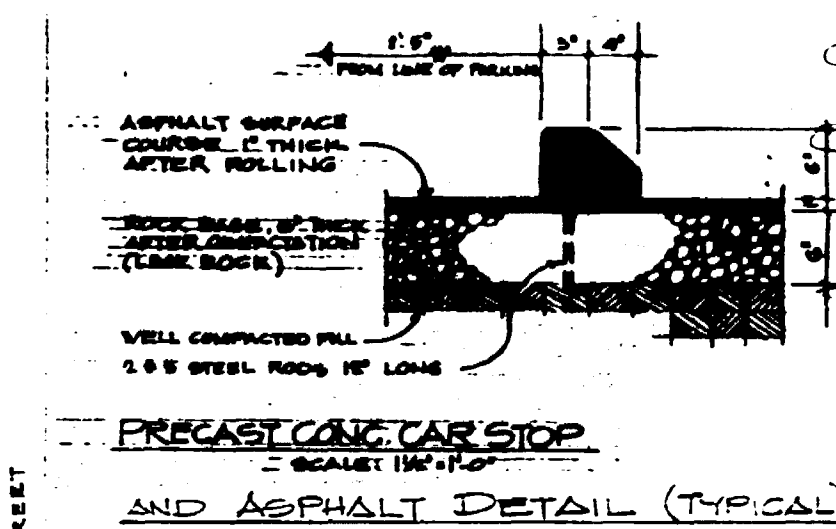
Ref: Two Story Commercial Bldg AT 1431 & 1437
ALTON ROAD

Sir:

I authorize Rodolfo Buigas to add to
structural plans the notes required by
the Bldg. Official

R. Baran

921 96



DEPT. OF AGRICULTURE

SCALE: 1" = 20'

SEE FLOOR PLAN SCALE 1/8" = 1'-0"
 DIMENSIONS AND FISH POOL ELEVATIONS.
 FLOOD CRITERIA: 9.0' E.L.



70-247-1-5.

LOTS 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20 ~~WITHIN~~ IN BLOCK 109
OF OCEAN BEACH ADDITION #3. RECORDED IN PLAT
BOOK 2 AT PAGE 81 OF THE PUBLIC RECORDS OF
DADE COUNTY, FLORIDA.

SCHEDULE OF AREAS AND QUANTITIES:

REGULAR PARKING SPACES PROVIDED : 61 ps
REGULAR PARKING SPACES PROVIDED : 62 ps
PARKING SPACES PROVIDED 43

ASPHALT AREA

NEW BUILDING	4720 SF
EXISTING BUILDING	23130 SF
TOTAL:	27850 SF

BLACK OLIVE - BUCIDA BUCERAS
D'NT GUESS TRUNK.

COCOLUM OR BITTIFORUM VARA
VARIEGATA - 42" HT 3 3/4"

SOD AREA (SAN AUGUSTINE - DINTER
BLUE)

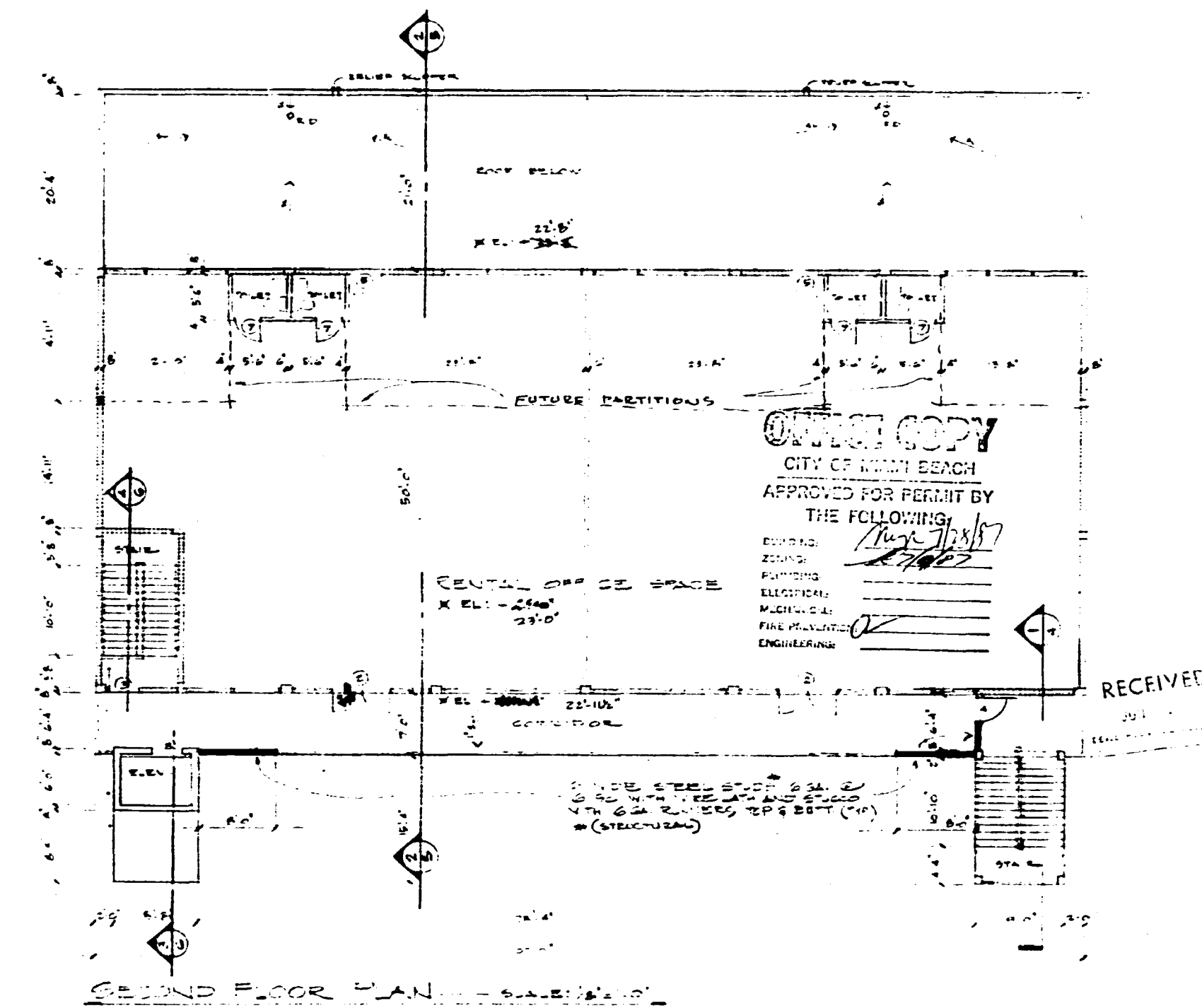
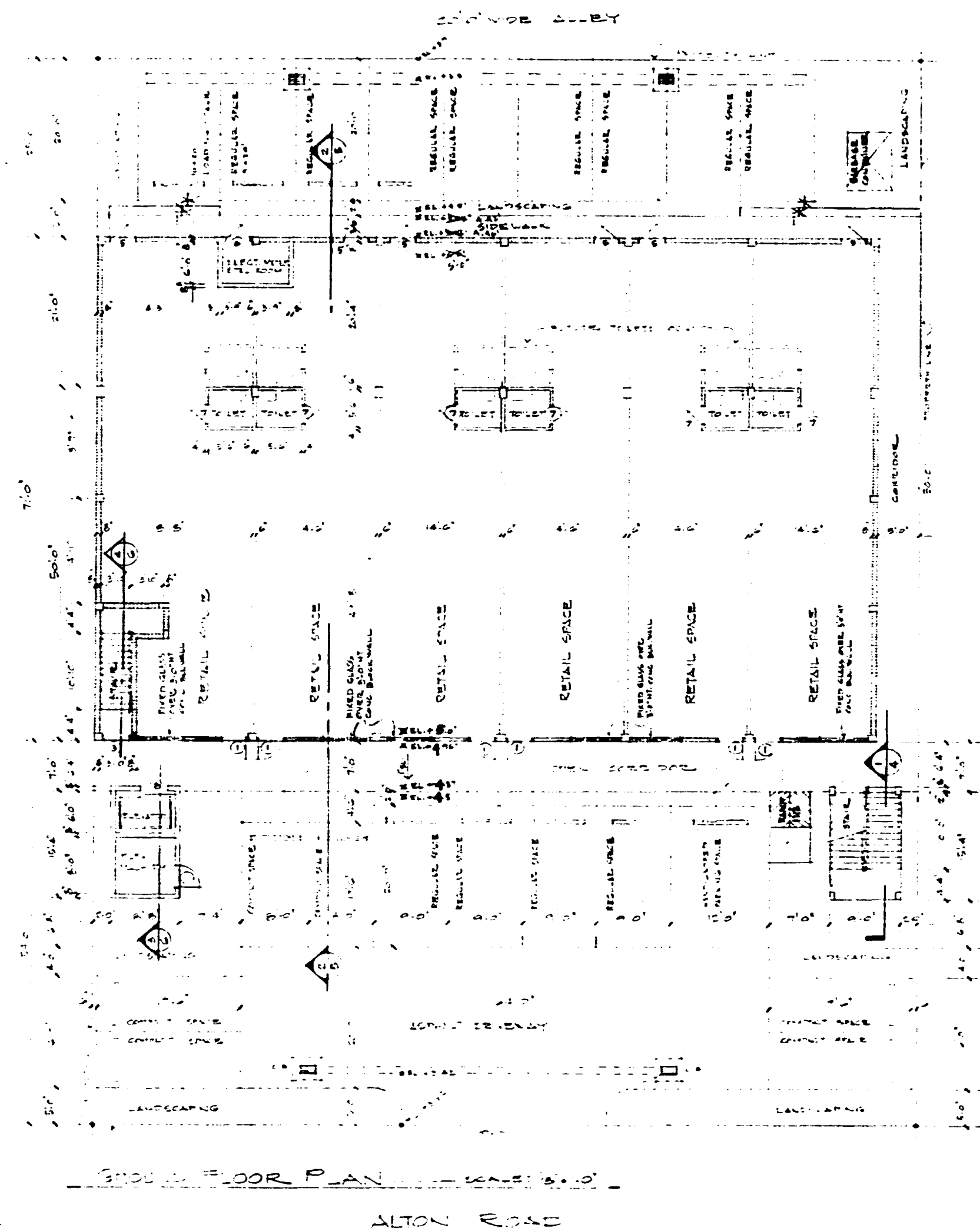
PROVIDE 100% COVERAGE BRIGHTON
SYSTEM
TREES TO BE PROPERLY BRACED, WITH
WOOD STAKES AND BURLAP FABRIC AROUND
TREES, PPE PROTECTION.

ENGINEERING *typical - security*

43. TO 1427 ALTON ROAD
MIAMI BEACH
FLORIDA

DATE: MAY-25-1967

921 96



DOOR SCHEDULE										WALL SCHEDULE									
NO.	TYPE	DESCRIPTION	SIZE	LOCATION	REMARKS	NO.	TYPE	DESCRIPTION	SIZE	LOCATION	REMARKS	NO.	TYPE	DESCRIPTION	SIZE	LOCATION	REMARKS	NO.	TYPE
1	1	DOOR	3'0" x 7'0"	ENTRANCE	GLASS	1	1	WALL	8'0" x 10'0"	REAR	CONCRETE	1	1	WALL	8'0" x 10'0"	REAR	CONCRETE	1	1
2	1	DOOR	3'0" x 7'0"	ENTRANCE	GLASS	2	1	WALL	8'0" x 10'0"	REAR	CONCRETE	2	1	WALL	8'0" x 10'0"	REAR	CONCRETE	2	1
3	1	DOOR	3'0" x 7'0"	ENTRANCE	GLASS	3	1	WALL	8'0" x 10'0"	REAR	CONCRETE	3	1	WALL	8'0" x 10'0"	REAR	CONCRETE	3	1
4	1	DOOR	3'0" x 7'0"	ENTRANCE	GLASS	4	1	WALL	8'0" x 10'0"	REAR	CONCRETE	4	1	WALL	8'0" x 10'0"	REAR	CONCRETE	4	1
5	1	DOOR	3'0" x 7'0"	ENTRANCE	GLASS	5	1	WALL	8'0" x 10'0"	REAR	CONCRETE	5	1	WALL	8'0" x 10'0"	REAR	CONCRETE	5	1
6	1	DOOR	3'0" x 7'0"	ENTRANCE	GLASS	6	1	WALL	8'0" x 10'0"	REAR	CONCRETE	6	1	WALL	8'0" x 10'0"	REAR	CONCRETE	6	1
7	1	DOOR	3'0" x 7'0"	ENTRANCE	GLASS	7	1	WALL	8'0" x 10'0"	REAR	CONCRETE	7	1	WALL	8'0" x 10'0"	REAR	CONCRETE	7	1
8	1	DOOR	3'0" x 7'0"	ENTRANCE	GLASS	8	1	WALL	8'0" x 10'0"	REAR	CONCRETE	8	1	WALL	8'0" x 10'0"	REAR	CONCRETE	8	1
9	1	DOOR	3'0" x 7'0"	ENTRANCE	GLASS	9	1	WALL	8'0" x 10'0"	REAR	CONCRETE	9	1	WALL	8'0" x 10'0"	REAR	CONCRETE	9	1
10	1	DOOR	3'0" x 7'0"	ENTRANCE	GLASS	10	1	WALL	8'0" x 10'0"	REAR	CONCRETE	10	1	WALL	8'0" x 10'0"	REAR	CONCRETE	10	1

ARCHITECT: JAMES GALLER, JR.
 CONSULTANT: RODOLFO BUGAS
 DRAWN BY: S.B.
 DATE: MAY 25, 1967

NEW TWO STORY COMMERCIAL BUILDING AT
 1000 TO 1001 ALTON ROAD
 MIAMI BEACH, FLORIDA

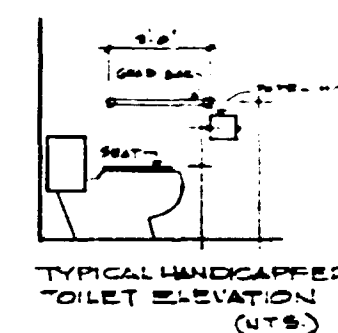
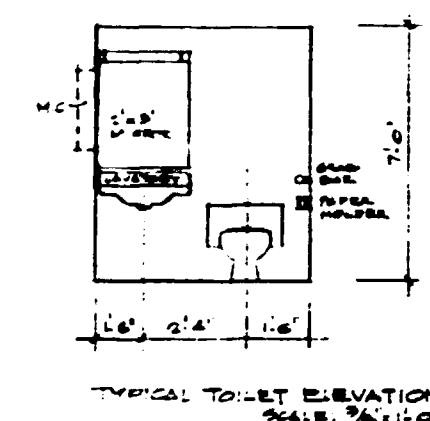
RECEIVED
 MAY 25 1967

92196



EXTERIOR DOORS AND DOORS AND EXISTING SHALL COMPLY WITH THE REQUIREMENT OF SECTION 6C.3 OF THE CHAPTER 6C OF METROPOLITAN CODE OF Dade COUNTY. FOR DISTANCE AND TO SECURITY AGAINST BURGLARY & INTENSIFY. EXISTING EXTERIOR DOORS SHALL BE CAPABLE OF RESISTING A FORCE OF 200 LBS. APPLIED IN ANY MOVABLE DIRECTION AND IN ACCORDANCE WITH CHAPTER 6C. ALL SINGLE EXTERIOR DOORS (EXTERIOR) SHALL HAVE A KEYED LOCK TO BE OPERATED BY THE PERSONS AUTHORIZED TO ENTER. IF THE DOOR IS DESIGNED WITH AN OBSERVATION WINDOW, IF KEY-IN-KNOB LOCK IS USED, THERE SHALL BE AN AUXILIARY SINGLE DEAD BOLT WITH HIDDENED BOLTS OR INSERTS. HINGES ON EXTERIOR DOOR (OUT HINGES) SHALL HAVE SCREWS CONCEALED WHEN DOORS ARE IN CLOSED POSITION. EXPOSED PINNLS SHALL BE NON-REMOVABLE. EXTERIOR DOORS SHALL COMPLY WITH THE AMERICAN NATIONAL STANDARDS INSTITUTE (ANSI).

EXISTING PANELS SHALL BE PROVIDED IN EXTERIOR DOOR OR SCOPE.

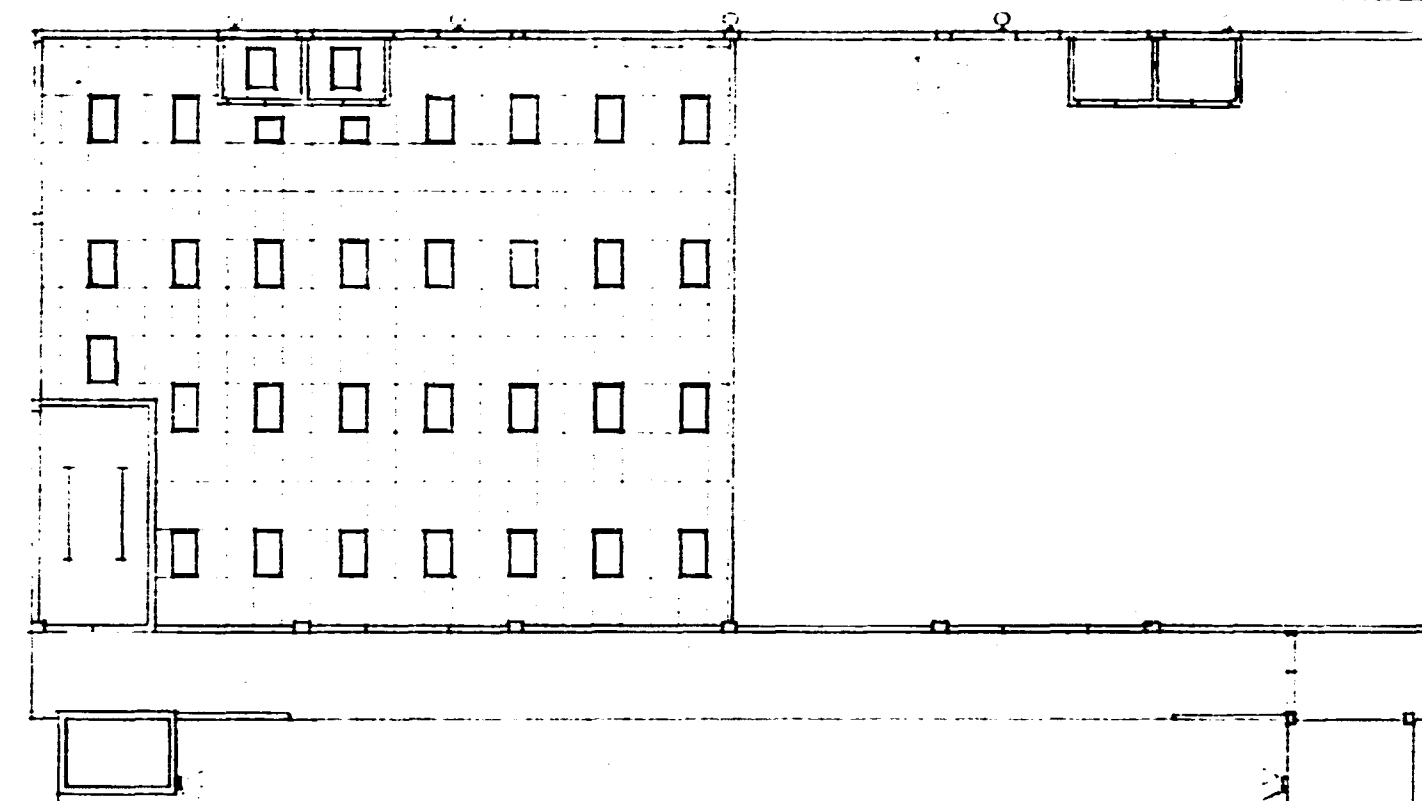


CERTIFICATE

CITY OF CHICAGO
APPROVED FOR PERFORMING THE FOLLOWING:

Mechanical Work

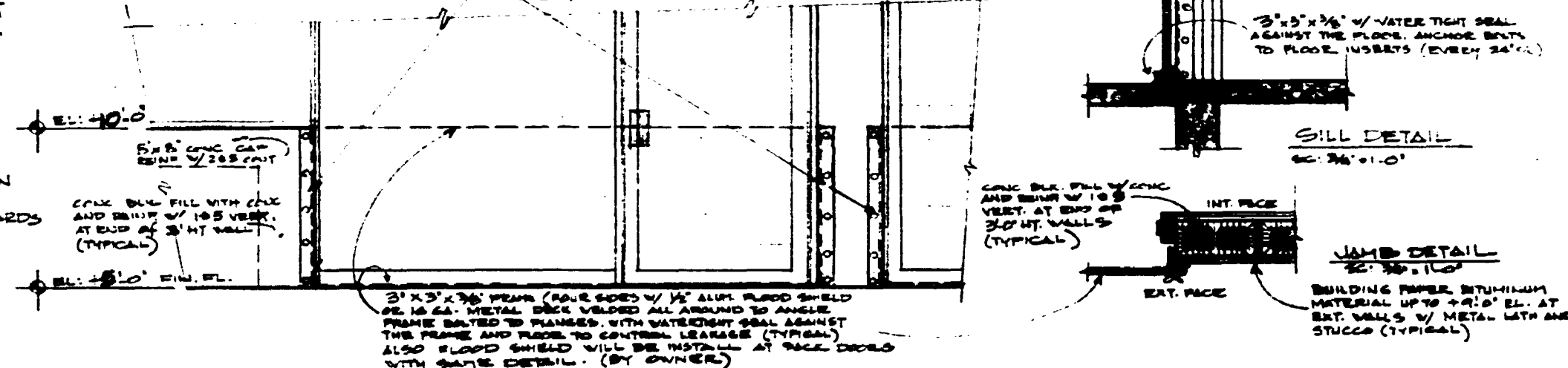
FIND TRUE AND CORRECT.
ENGINEERING.



RECEIVED

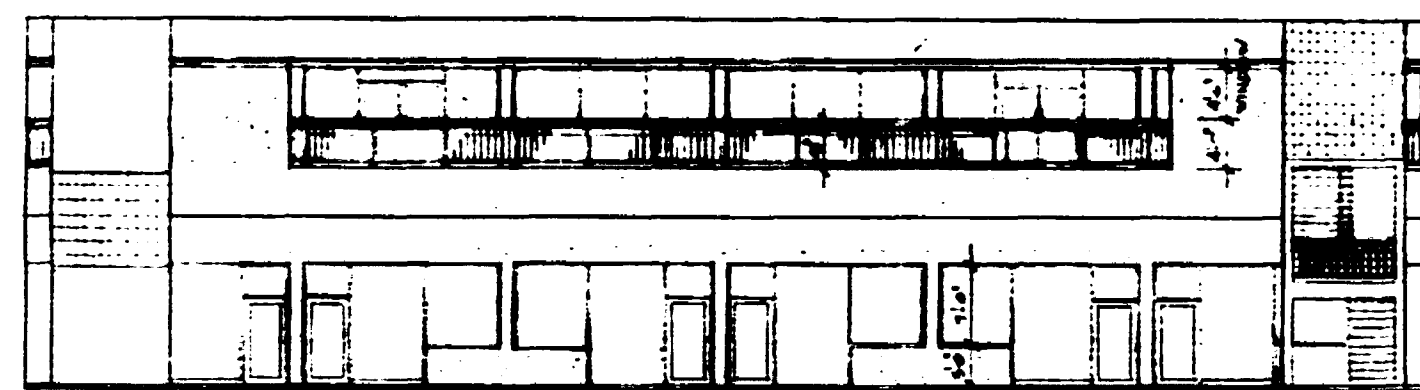


3'x3'x3/8" STEEL ANGLE BOLTED TO CONC. BLOCK FILL
WITH CONC AT 8" SPART EACH SIDE W/ 3/8" Ø BOLTS
ALSO THREE BOLTS NEEDED TO FLANGE TO RECEIVE
THE FLOOD CRITERIA SHIELD.

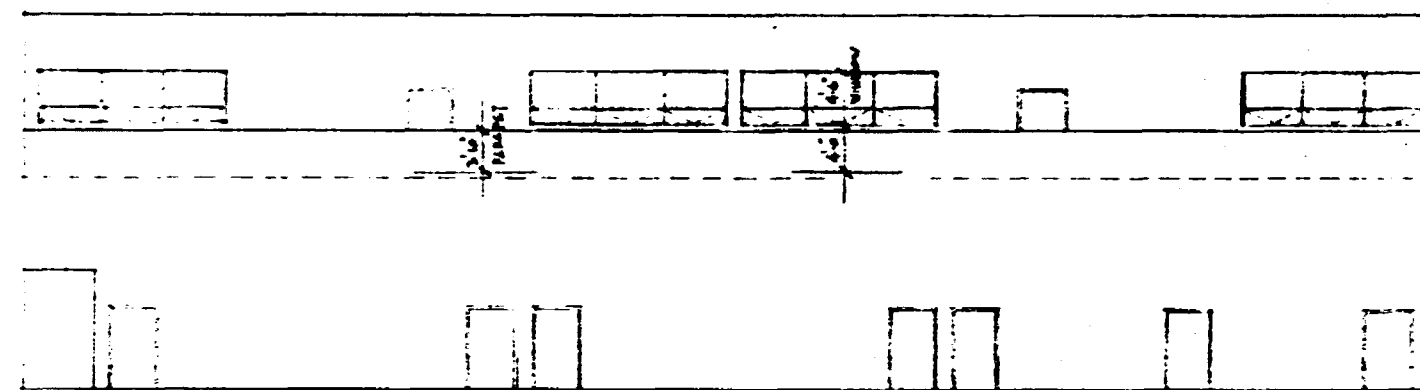


DETAILS OF FLOOD SHIELD AT ENTRANCES FRONT & BACK OF STORE.
SCALE: 3/4" = 1'-0"

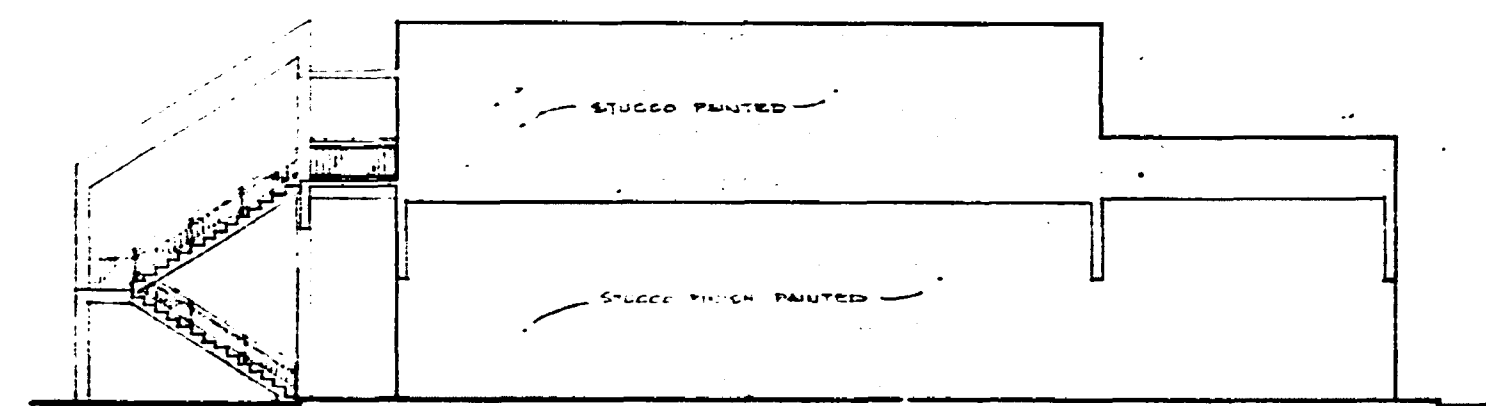
NEW TWO STORY COMMERCIAL BUILDING AT 1431 TO 1427 ALTON ROAD MIAMI BEACH FLORIDA	ARCHITECT: JAYNE SALLIS CONSULTING CONSULTANT: RODOLFO BUGAS DRAWN BY: R.B. DATE: MAY 25, 1967	2' 0"
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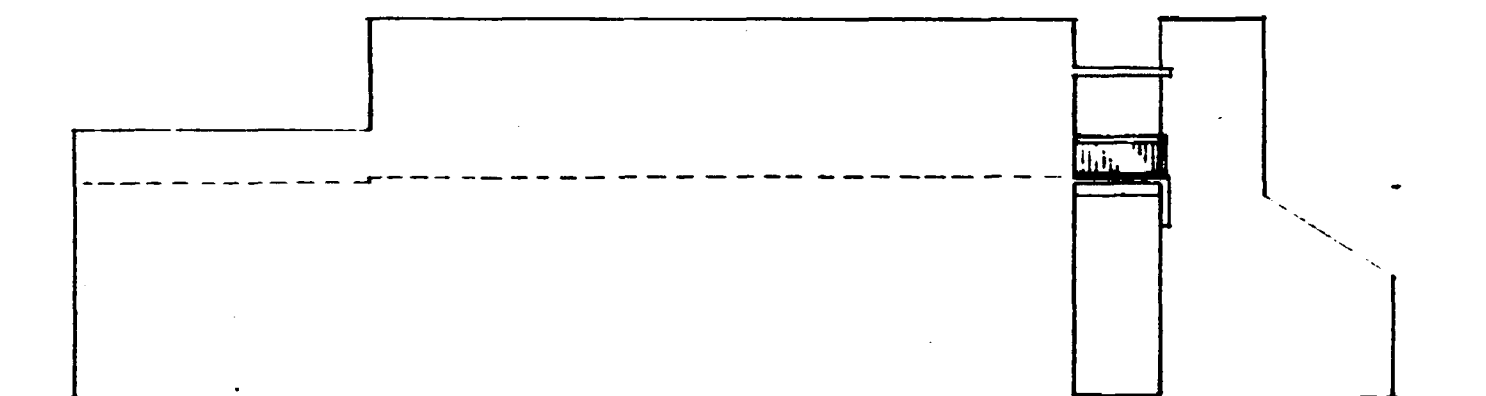
WEST ELEVATION — SCALE: 1/8"=1'-0"



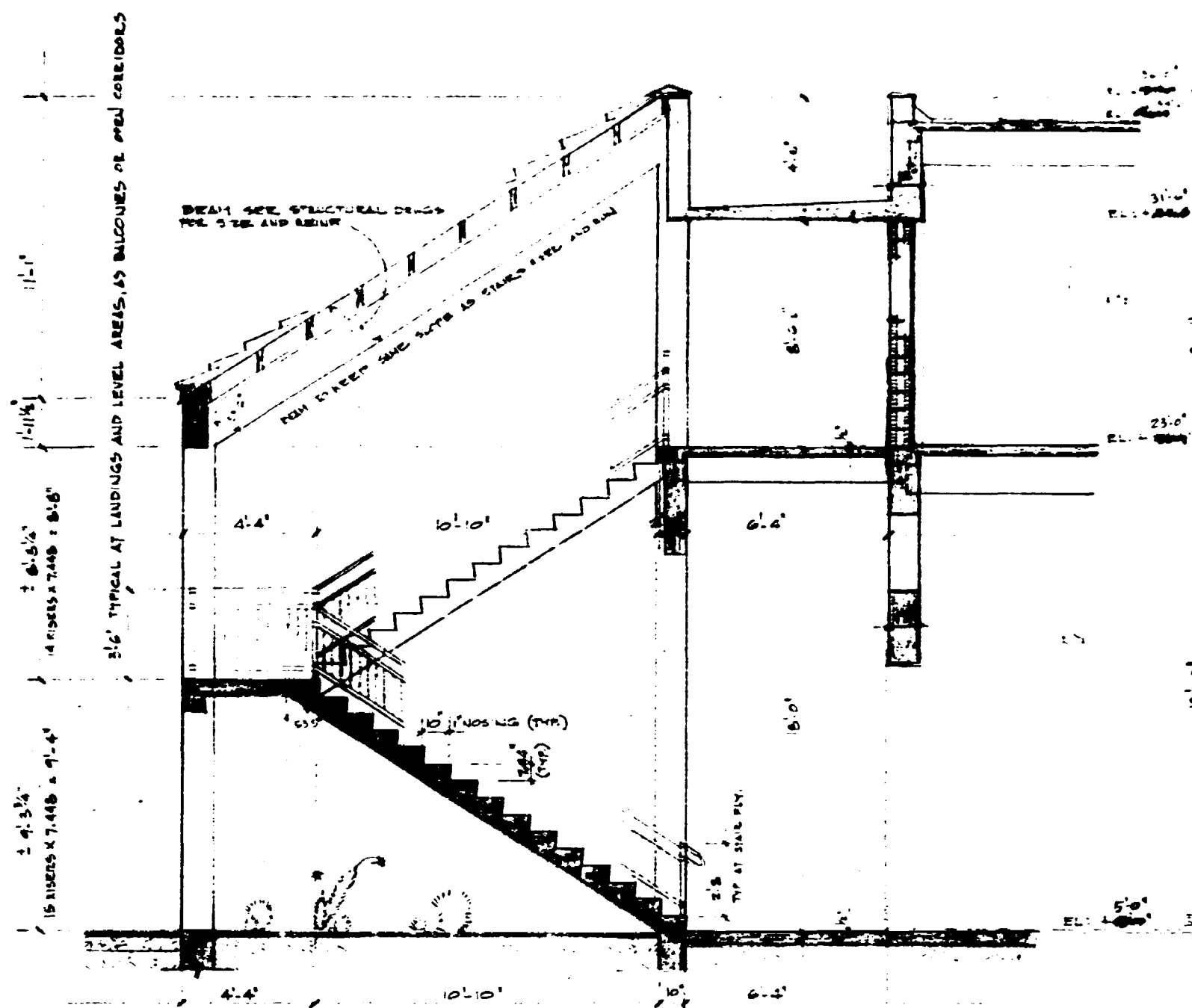
EAST ELEVATION — SCALE: 1/8"=1'-0"



SOUTH ELEVATION — SCALE: 1/8"=1'-0"



NORTH ELEVATION — SCALE: 1/8"=1'-0"



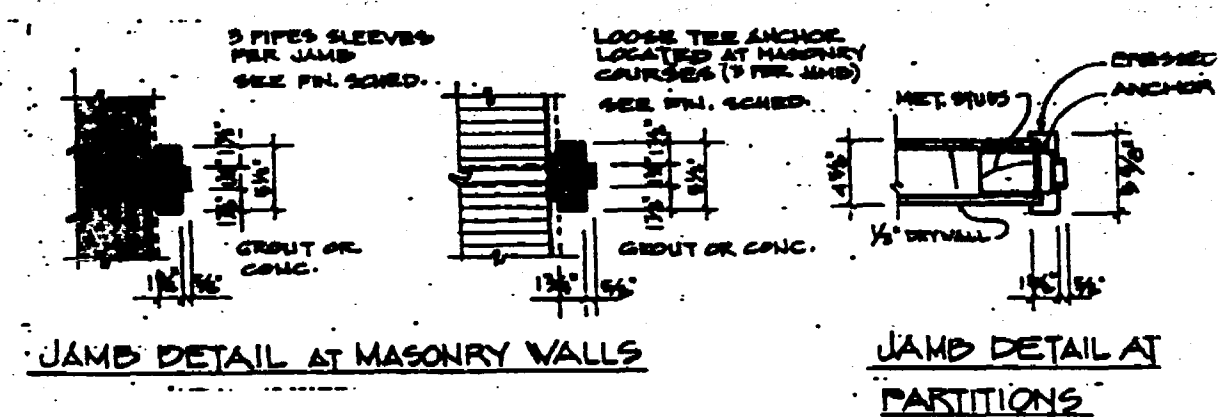
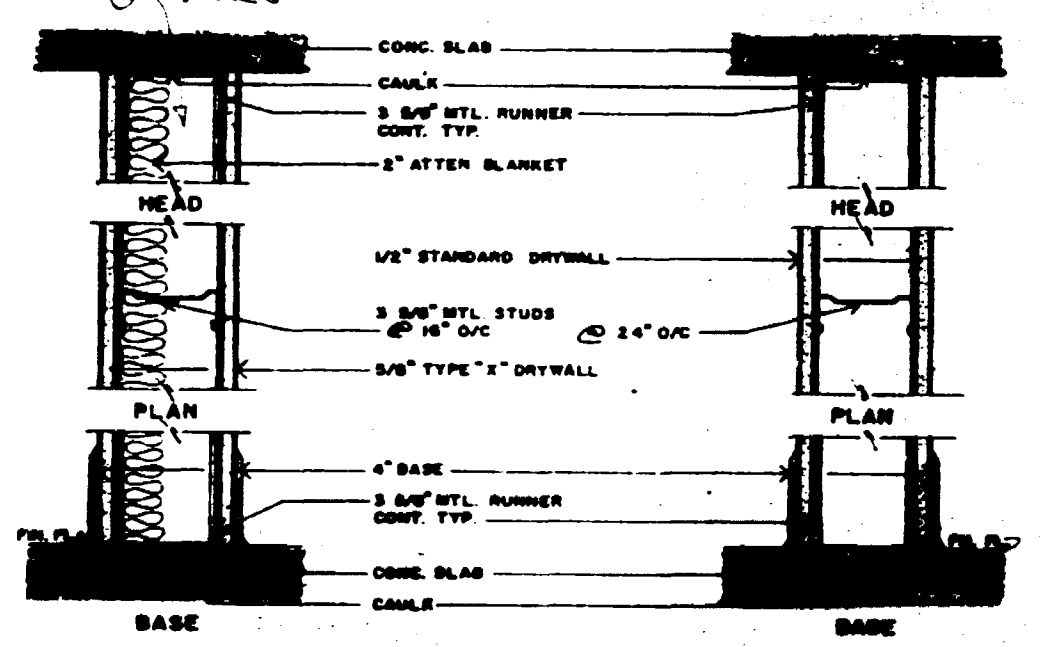
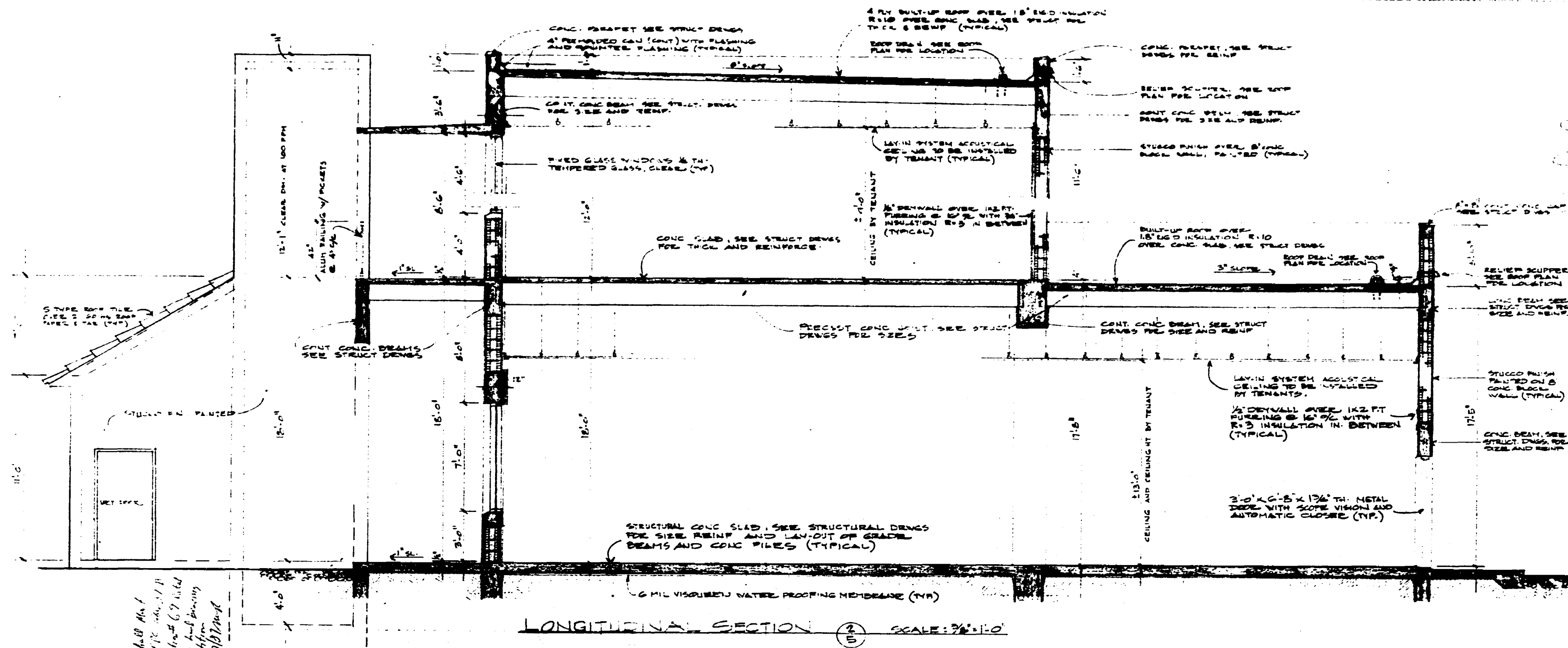
SECTION THRU STAIR — SCALE: 3/8"=1'-0"

OFFICE COPY
CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY
THE FOLLOWING:
CIVIL ENGINEER
ELECTRICAL
MECHANICAL
FIRE PREVENTION
ENGINEERING

RECEIVED
MAY 25 1967

PROJECT: JAYE SALES BUILDING	4
201 S.W. 10TH AVE. MIAMI BEACH, FLA.	
OWNER: JAYE SALES	
DATE: MAY 25 1967	
LEWIS CLARK COMMERCIAL BUILDING	
201 S.W. 10TH AVE. MIAMI BEACH, FLA.	

92196



NOTES:

ALL INTERIOR FINISHES TO BE CLASS "C" FLAME SPREAD RATING (TYPICAL)

PROVIDE ONE ABC FIRE EXTINGUISHER FOR EACH 1000 SF OF AREA IN EACH STORES OR OFFICES (TYPICAL)

OFFICE COPY

CITY OF MIAMI BEACH

APPROVED FOR PERMIT BY THE FOLLOWING:

ARCHITECT: *[Signature]*

ENGINEER: *[Signature]*

PLUMBING: *[Signature]*

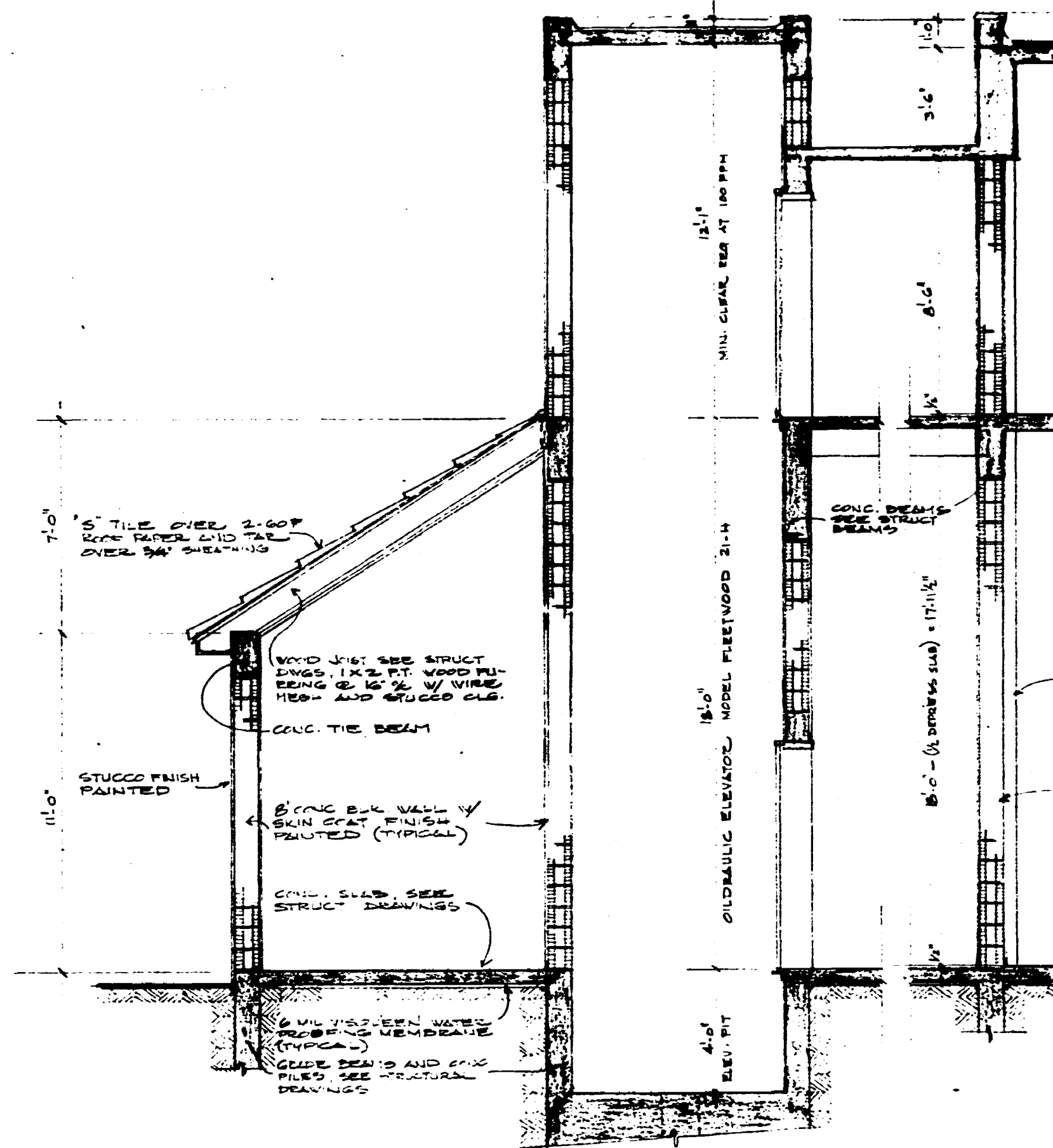
ELECTRICAL: *[Signature]*

Mechanical: *[Signature]*

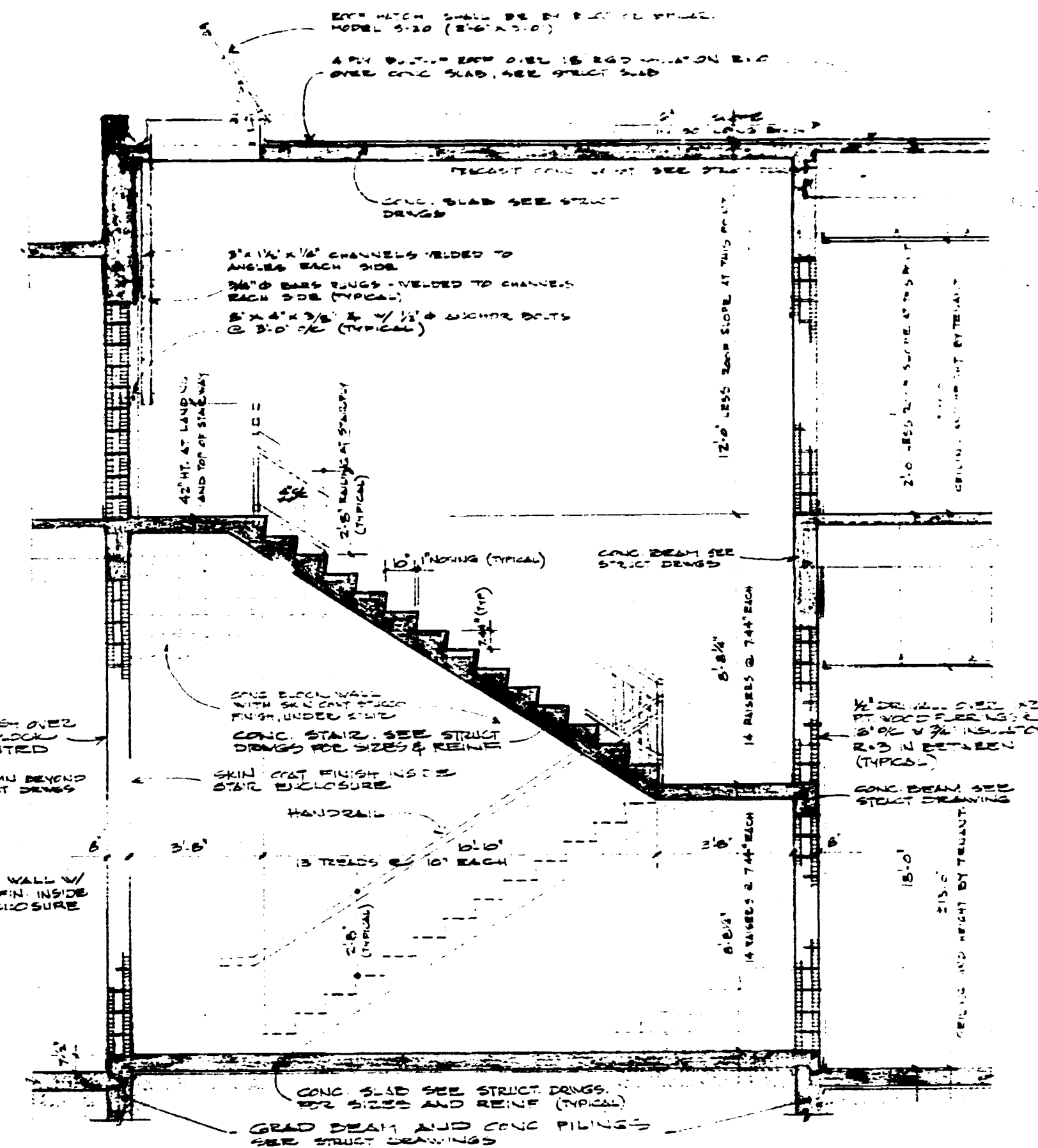
Fire Prevention: *[Signature]*

ARCHITECT: NAME SALLER (UNRECORDED) CONSULTANT: RODOLFO BUGAS DRAWN BY: R.B. DATE: MAY-25-1957		56 DE.
NEW TWO STORY COMMERCIAL BUILDING AT 1010 1ST ALON ROAD MIAMI BEACH FLORIDA		

92196



SECTION THRU ELEVATOR (3) SCALE: 1/4" = 1'-0"

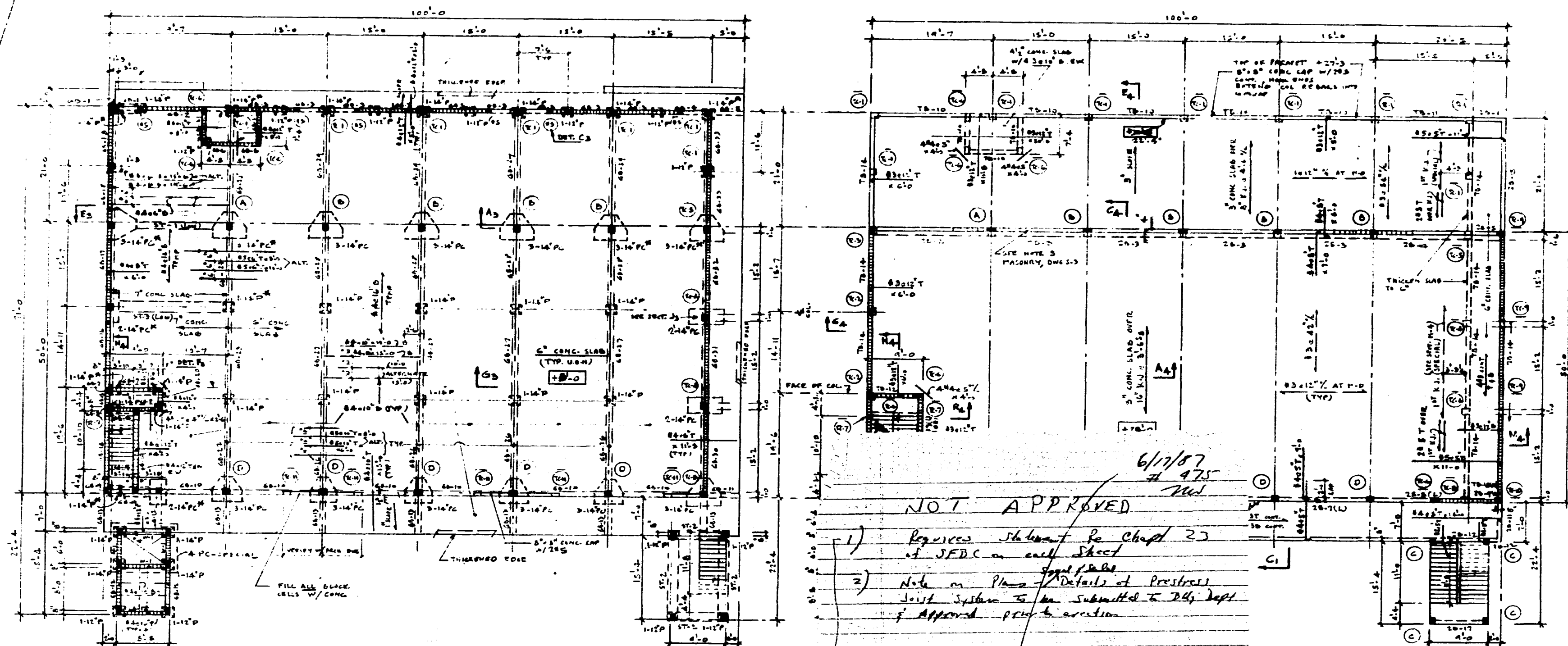


SECTION THRU STAIR (4) SCALE: 1/4" = 1'-0"

OFFICE COPY
CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY
THE FOLLOWING:
BUILDING
ZONING
PLUMBING
ELECTRICAL
MECHANICAL
FIRE PROTECTION
ENGINEERING

ARCHITECT: JAMES GALLER	DATE: MAY-15-1967
CONSULTANT: RODOLFO BU GAC	
DRAWN BY: R.B.	
FLORIDA	
NEW TWO STORY COMMERCIAL BUILDING AT 1431 TO 1441 ALTON ROAD MIAMI BEACH	

92196



FOUNDATION & GROUND FLOOR FRAMING PLAN
 18' x 110'
 DESIGN FLOOR DESIGNED FOR LL=125 PSF
 R_c = 3000 PSI

6/7/87
 # 975
 NOT APPROVED

1) Review sheet re Chap 23
 of S.F.D.C. on each sheet

2) Note on Plans / Details of Prestress
 Joint System to be submitted to D.C. Dept.
 of approved prior to erection

Structures shown on this sheet have been
 designed in accordance with S.F.D.C. Chap 23
 As Revised to comply with Dade County
 Coastal Construction Code of 1987
 Signed: *[Signature]*

7/11/87 Corrections made

REFER TO ARCHITECTURAL
 DRAWINGS FOR ELEVATIONS.
 IF ANY DISCREPANCY, CONTACT
 ARCHITECT OR ENGINEER HAVE
 SIGNED ANY WORK.

CITY COPY
 CITY OF MIAMI BEACH
 APPROVED FOR PERMIT BY
 THE FOLLOWING:

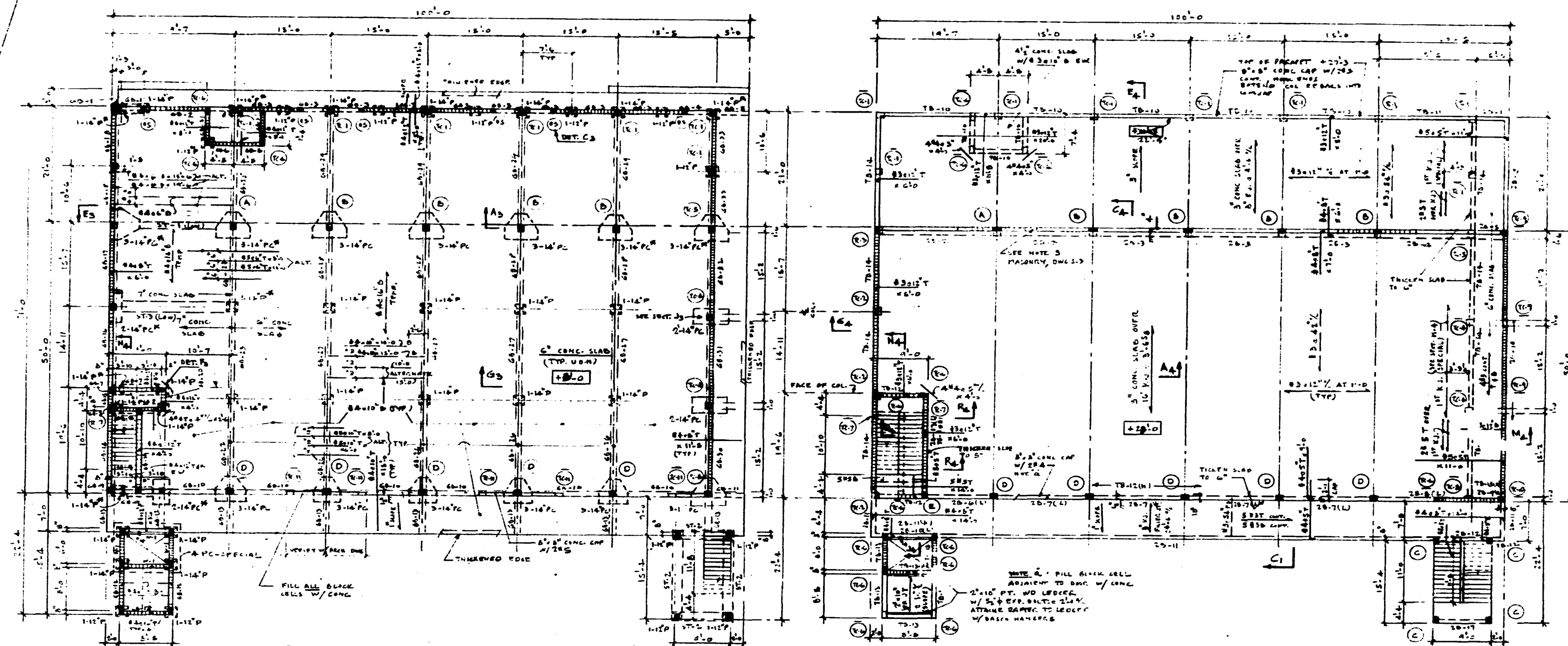
OWN ON
 BEEN DESIGNED
 WITH S.F.D.C.
 REVISED TO
 DE COUNTY
 TION ACT

10-1187
[Signature]

RUBEN BARAN
 STRUCTURAL ENGINEER

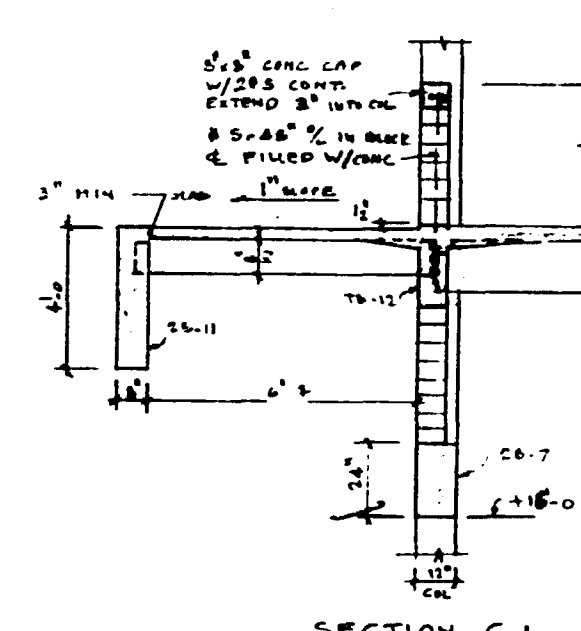
SHEET NO S-1		ARCHITECT: JAIME SALLES	NEW TWO STORY COMMERCIAL BUILDING AT 1431 TO 1427 ALTON ROAD MIAMI BEACH FLORIDA
DATE: MAY 26/87		CONSULTANT: RODOLFO BUIGAS	
		DRAWN BY: R.B.	

92196



FOUNDATION & GROUND FLOOR FRAMING PLAN
1" = 10'-0"
DESIGNED FOR LL=125 PSF

SECOND FLOOR & LOW ROOF FRAMING PLAN
1" = 10'-0"
DESIGNED FOR FILL, OFFICE LOAD OR 50 PSF LIVE LOAD + 20 PSF FLOOR FINISH



DETAILS OF PRESTRESS JOIST SYSTEM TO BE SUBMITTED TO BLDG. DEPT. & APPROVED PRIOR TO ERECTION.

REFER TO ARCHITECTURAL DRAWINGS FOR ELEVATIONS. IF ANY DISCREPANCY, CONTACT ARCHITECT OR ENGINEER HAVE SIGNED AND SEALED.

CITY COPY
CITY OF MIAMI BEACH

STRUCTURES SHOWN ON THIS SET HAVE BEEN DESIGNED IN ACCORDANCE WITH S.F.B.C. CHAPTER 23 AS REVISED TO COMPLY WITH DADE COUNTY CAPITAL CONSTRUCTION ACT OF 1987

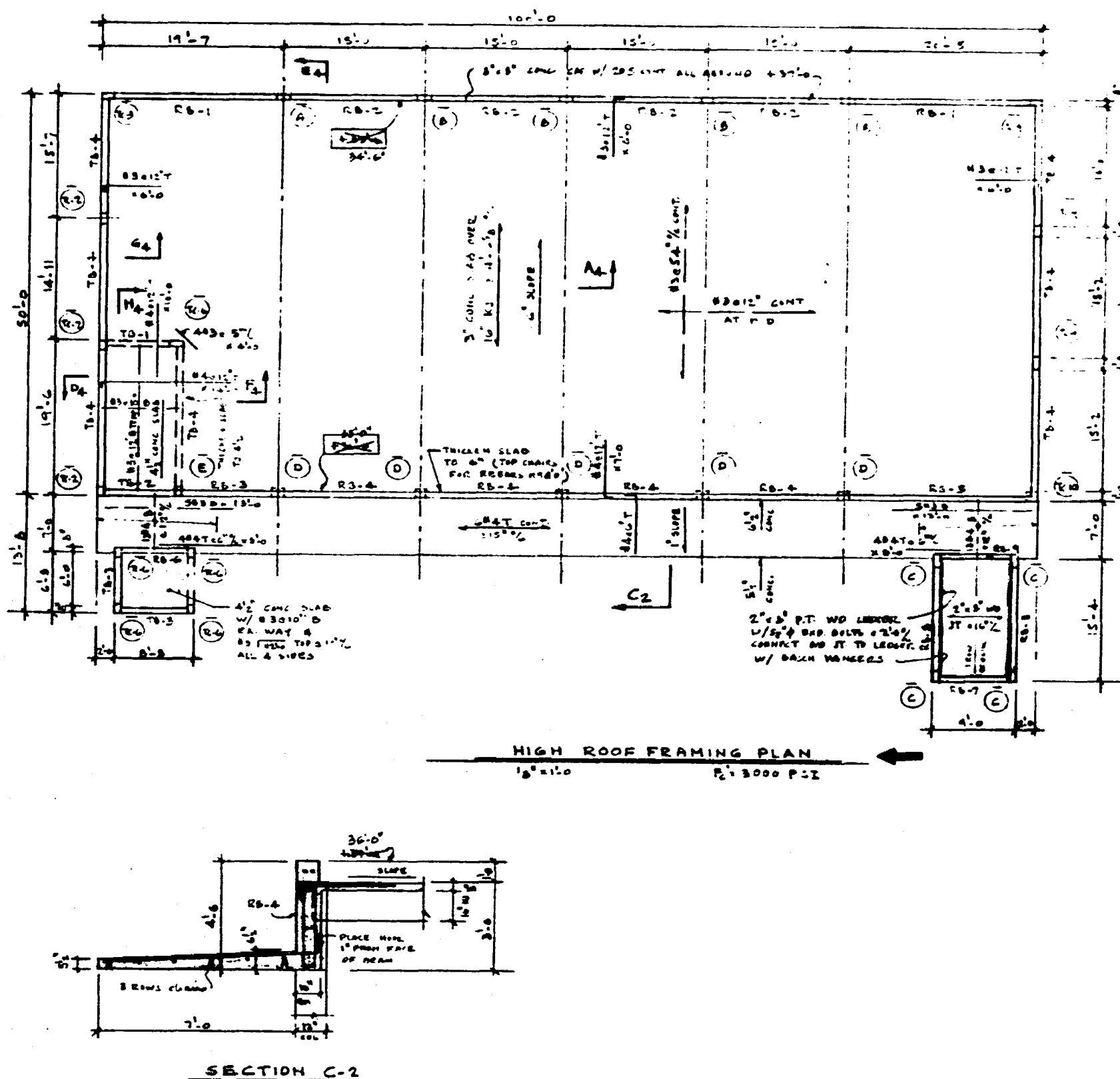
APPROVED FOR PERMIT BY THE FOLLOWING:
ENGINEER: *[Signature]*
ARCHITECT: *[Signature]*
ELECTRICAL: *[Signature]*
MECHANICAL: *[Signature]*
FIRE PREVENTION: *[Signature]*

JULY 25-1987
Rodolfo Buigas

RUBEN BARAN
STRUCTURAL ENGINEER

ARCHITECT: JAIME SALLES		SHEET NO. S-1	OF 4
CONSULTANT: RODOLFO BUIGAS			
DRAWN BY: R.B.		DATE: MAY 24/87	
NEW TWO STORY COMMERCIAL BUILDING AT 1431 TO 1427 ALTON ROAD MIAMI BEACH		FLOOR: 4	

92196

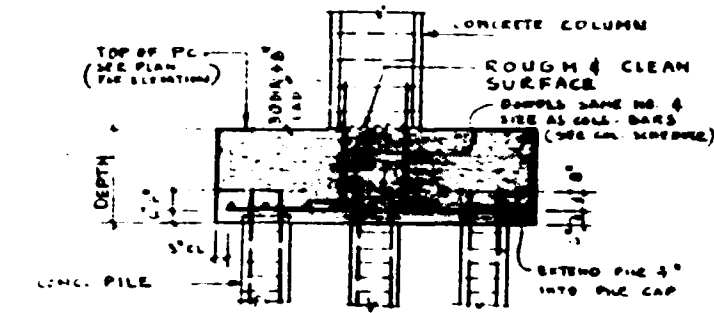
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OFFICE COPY
CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY
THE FOLLOWING:
BUILDING _____
ZONING _____
FLOODING _____
ELECTRICAL _____
MECHANICAL _____
FIRE PREVENTION _____
ENGINEERING _____

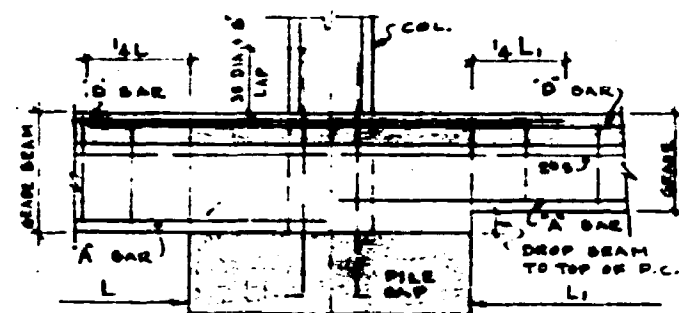
RUBEN BARAN
STRUCTURAL ENGINEER

NEW TWO STORY COMMERCIAL BUILDING AT 1431 TO 1427 ALTON ROAD MIAMI BEACH FLORIDA	ARCHITECT: JAIMÉ SALLES CONSULTANT: RODOLFO BUIGAS DRAWN BY: R.B. DATE: MAY 26/67	SHEET NO. 5-2 OF 5
---	--	-----------------------

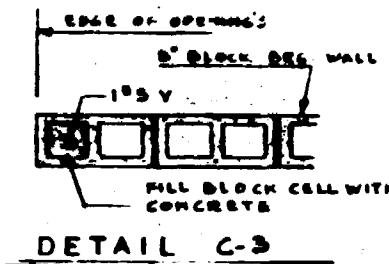
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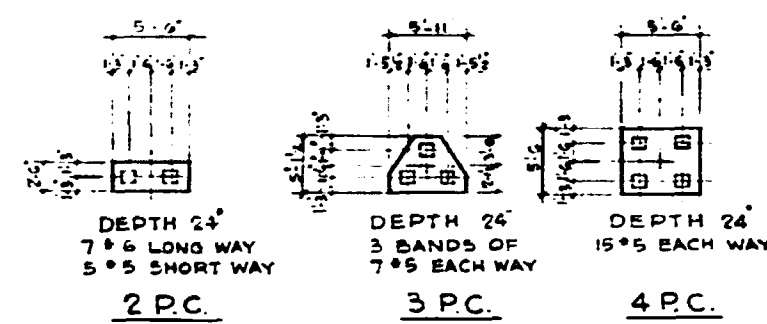
TYPICAL COLUMN PILE CAP DETAIL
SECTION A-B



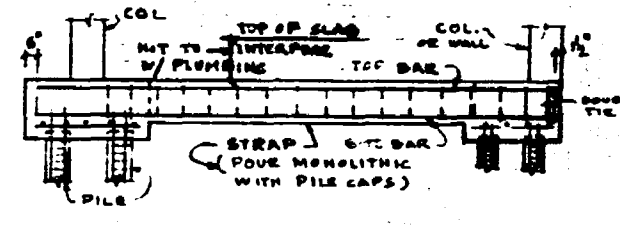
TYPICAL GRADE BEAM SUPPORT DETAIL
DETAIL B-3



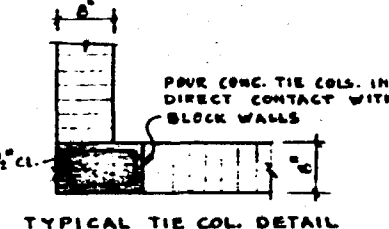
DETAIL C-3
FULL TYPICAL DETAIL



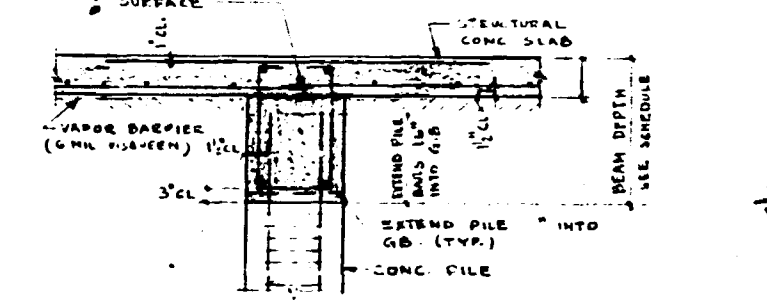
PILE CAP DETAIL



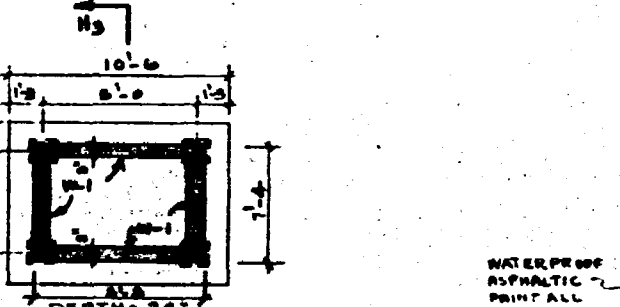
SECTION E-3



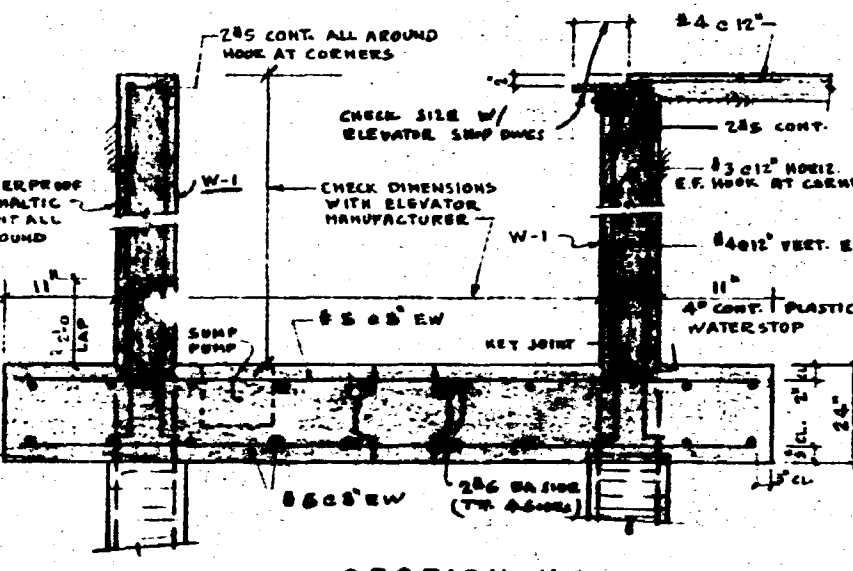
TYPICAL TIE COL. DETAIL
DETAIL F-3



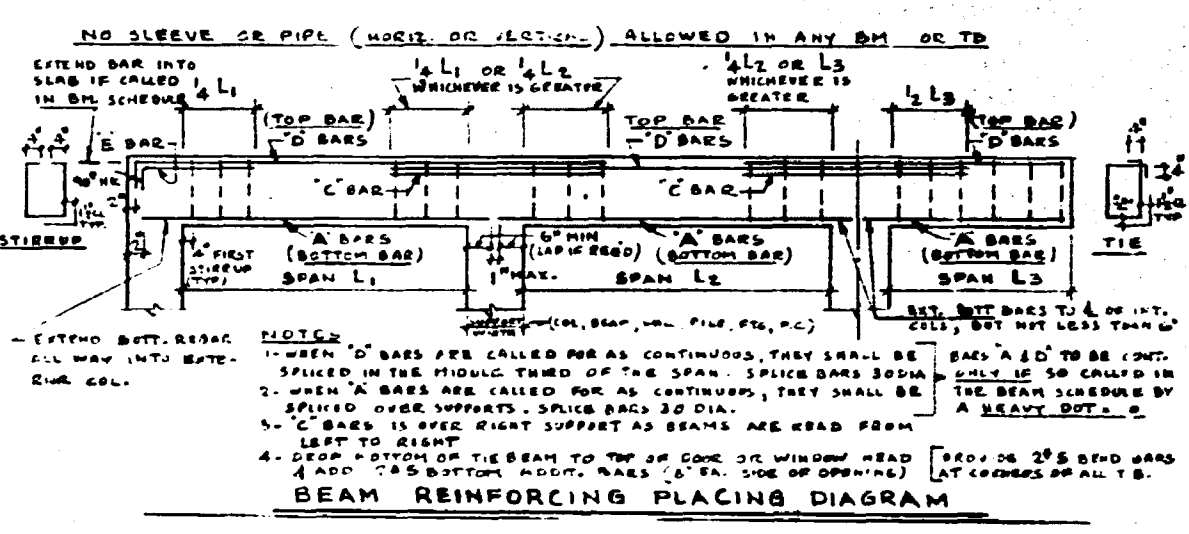
SECTION G-3



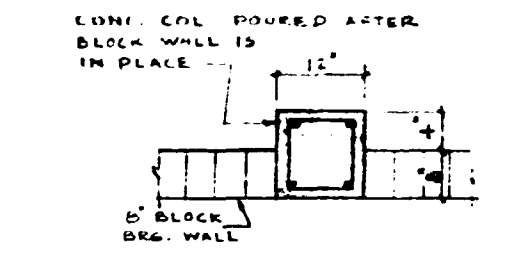
ELEVATED PILE CAP



SECTION H-3



BEAM REINFORCING PLACING DIAGRAM



SECTION J-3

- REINFORCING**
1. MINIMUM CLEAR COVER FOR REBARS TO BE AS FOLLOWS:
COLUMN = 1 1/2" TO 3 1/2" FOOTING = 4"
SLAB ON FILL = 2" FROM TOP SLAB = 4"
 2. ALL REINFORCING SHALL BE HELD PROPERLY IN POSITION WITH STANDARD ACCESSORIES
 3. CLEAR REINFORCING COVER SHALL BE:
TOP REBAR IN CONT. TOP REBAR SHALL BE MADE AT MIDSPAN, SPLICES IN CONT. BOTTOM REBAR SHALL BE OVER SUPPORT
 4. SPLICES IN REINFORCING, WHEN PERMITTED, SHALL BE AS FOLLOWS:
COLUMN VERT. BARS = 30" MIN. HORIZ. BARS = 12" MIN.
FOOTING VERT. BARS = 30" MIN. HORIZ. BARS = 12" MIN.
SLAB VERT. BARS = 30" MIN. HORIZ. BARS = 12" MIN.
 5. ALL REINFORCING SHALL BE HELD PROPERLY IN POSITION WITH STANDARD ACCESSORIES

- CONCRETE**
1. ALL CONCRETE WORK SHALL BE IN ACCORDANCE WITH ACI-309 SPEC.
 2. NO JUMP OVER 5" SHALL BE PERMITTED FOR ANY STRUCTURAL CONCRETE
 3. MAXIMUM SIZE OF CONCRETE AGGREGATE = 3/4"
 4. ALL CLAIMS, ON FILL OR STRUCTURAL, SHALL BE CURED FOR 5 DAYS
 5. NO WATER SHALL BE ADDED TO CONCRETE AT JOBSITE
 6. NO CONCRETE BATCH SHALL BE EFFICIENT OR POURS AFTER SETTING TIME IS OVER 90 MINUTES
 7. REMOVAL OF FORMWORK SHALL BE IN ACCORDANCE WITH ACI-309 - "RECOMMENDED PRACTICE FOR CONCRETE FORMWORK"
 8. IF PEA GRAVEL CONCRETE IS USED, CONCRETE STRENGTH SHALL BE INCREASED BY 200 PSI OF THE STRENGTH SPECIFIED IN THESE SPEC. (NOT ALLOWED AT SLABS & BEAMS)

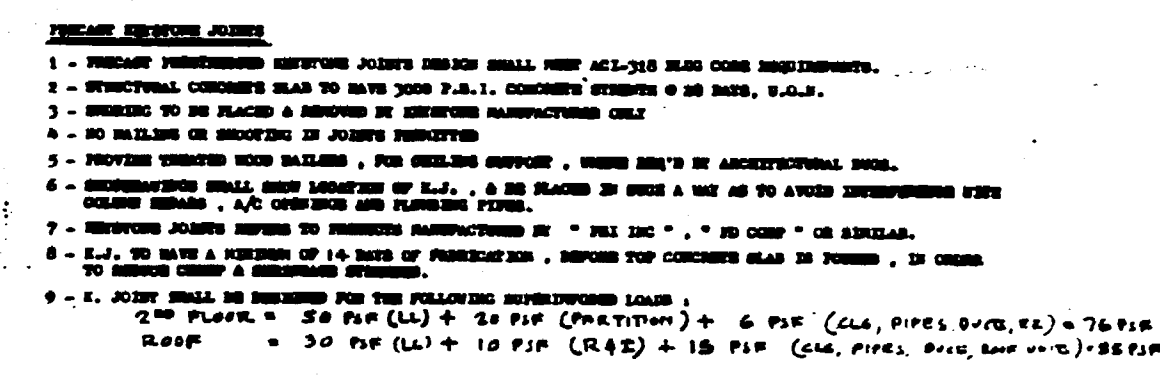
- GENERAL**
1. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE SPECIFICATIONS OF THE CITY OF MIAMI BEACH
 2. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE SPECIFICATIONS OF THE CITY OF MIAMI BEACH
 3. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE SPECIFICATIONS OF THE CITY OF MIAMI BEACH
 4. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE SPECIFICATIONS OF THE CITY OF MIAMI BEACH
 5. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE SPECIFICATIONS OF THE CITY OF MIAMI BEACH

- REVISIONS**
1. ALL REVISIONS SHALL BE MADE IN ACCORDANCE WITH THE SPECIFICATIONS OF THE CITY OF MIAMI BEACH
 2. ALL REVISIONS SHALL BE MADE IN ACCORDANCE WITH THE SPECIFICATIONS OF THE CITY OF MIAMI BEACH
 3. ALL REVISIONS SHALL BE MADE IN ACCORDANCE WITH THE SPECIFICATIONS OF THE CITY OF MIAMI BEACH
 4. ALL REVISIONS SHALL BE MADE IN ACCORDANCE WITH THE SPECIFICATIONS OF THE CITY OF MIAMI BEACH
 5. ALL REVISIONS SHALL BE MADE IN ACCORDANCE WITH THE SPECIFICATIONS OF THE CITY OF MIAMI BEACH

- NOTES**
1. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE SPECIFICATIONS OF THE CITY OF MIAMI BEACH
 2. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE SPECIFICATIONS OF THE CITY OF MIAMI BEACH
 3. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE SPECIFICATIONS OF THE CITY OF MIAMI BEACH
 4. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE SPECIFICATIONS OF THE CITY OF MIAMI BEACH
 5. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE SPECIFICATIONS OF THE CITY OF MIAMI BEACH

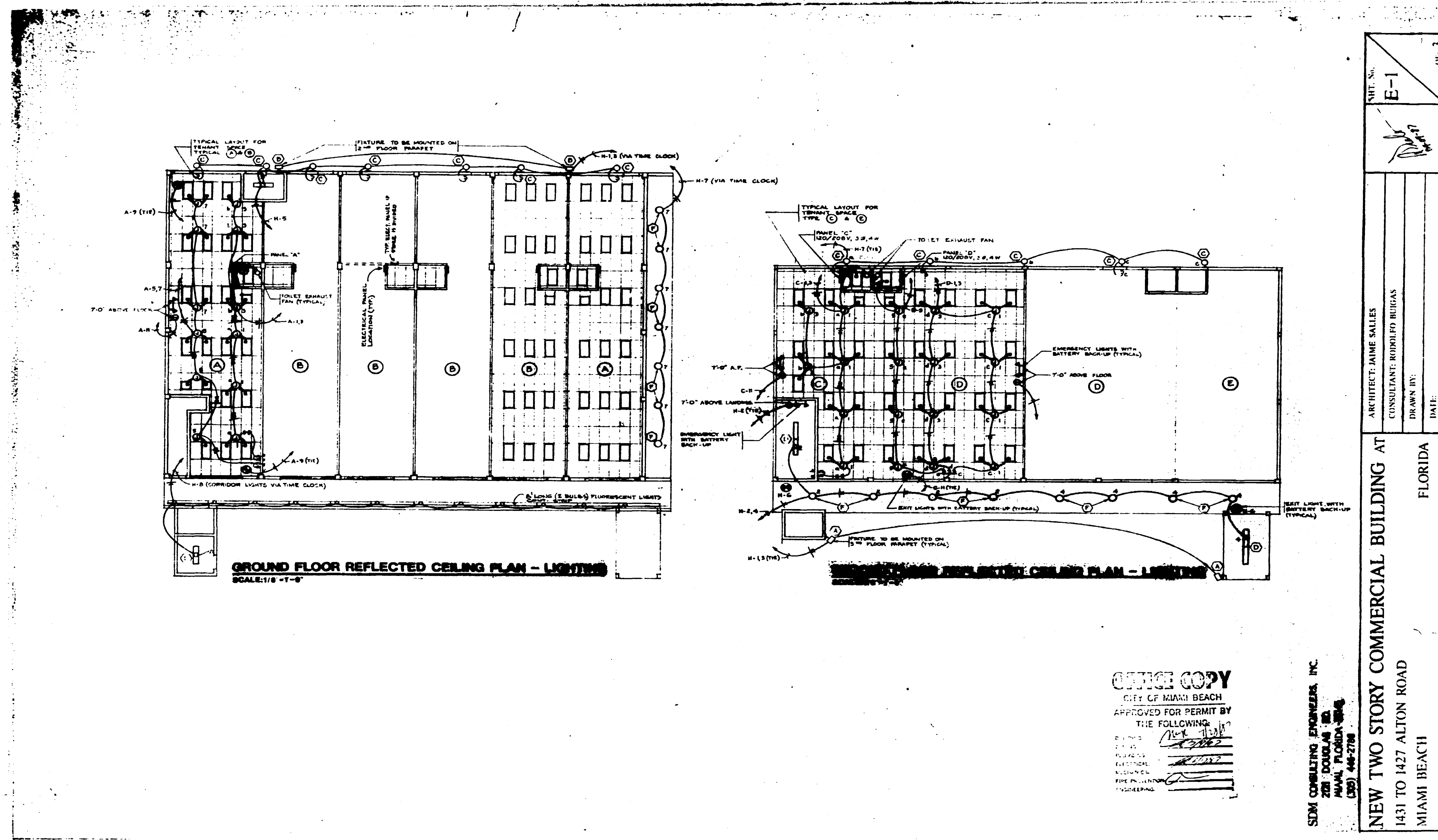
SMT NO. S3
 ARCHITECT: JAMES SALES
 CONSULTANT: RODOLFO BUGAS
 DRAWN BY: D.B.
 DATE: MAY 26/87
 NEW TWO STORY COMMERCIAL BUILDING AT
 1431 TO 1427 ALTON ROAD
 MIAMI BEACH
 FLORIDA

92196

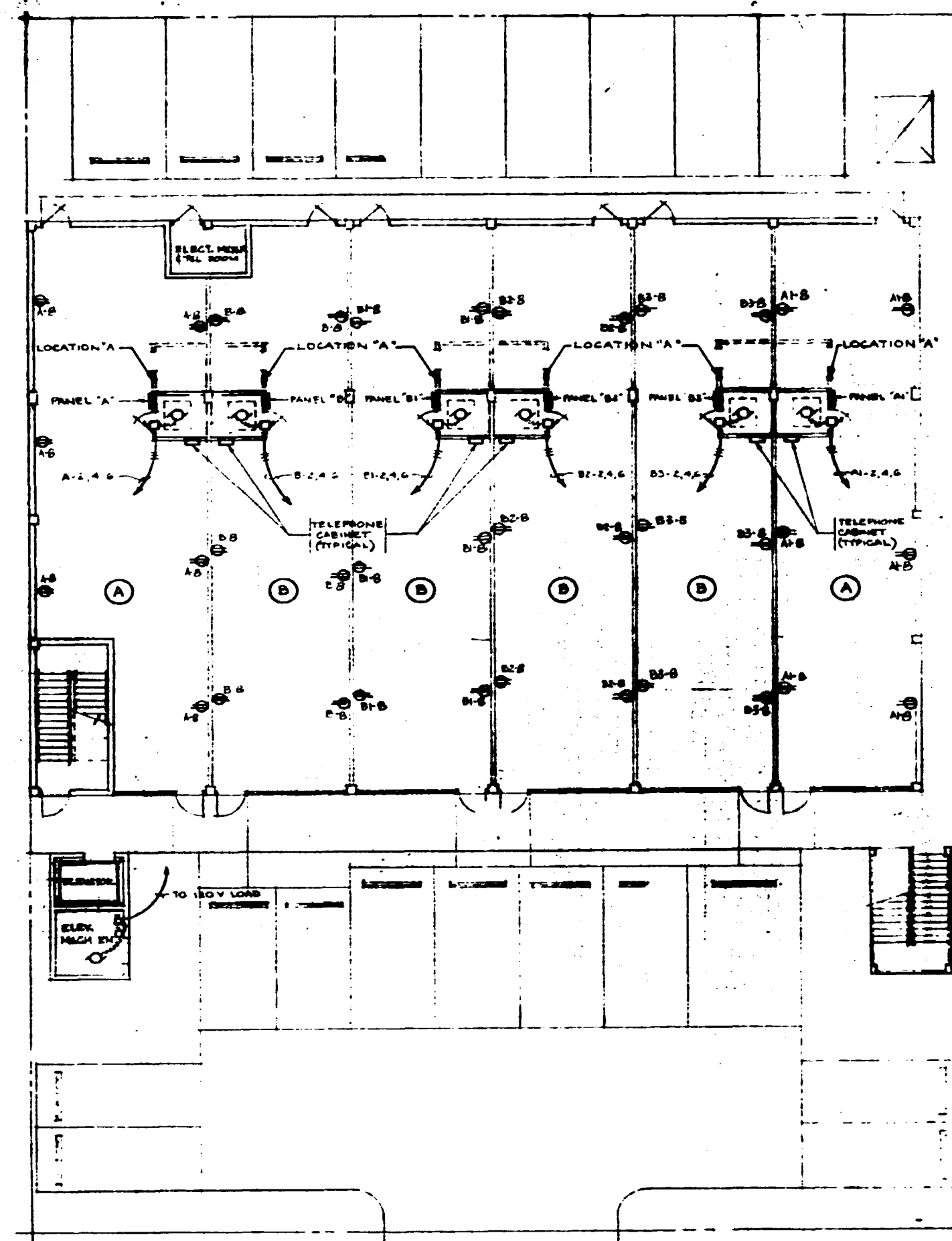


RUBEN BARAN
STRUCTURAL ENGINEER

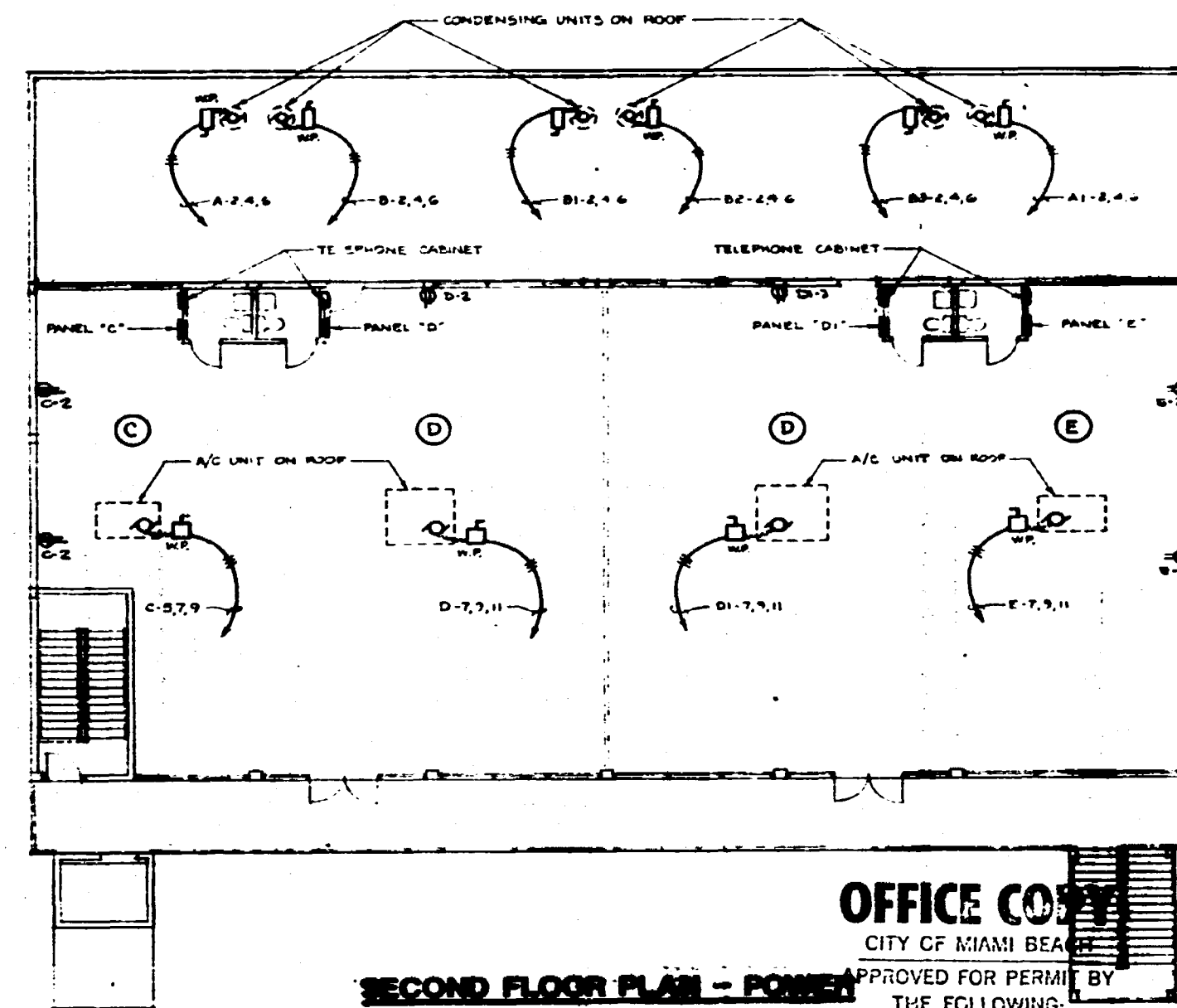
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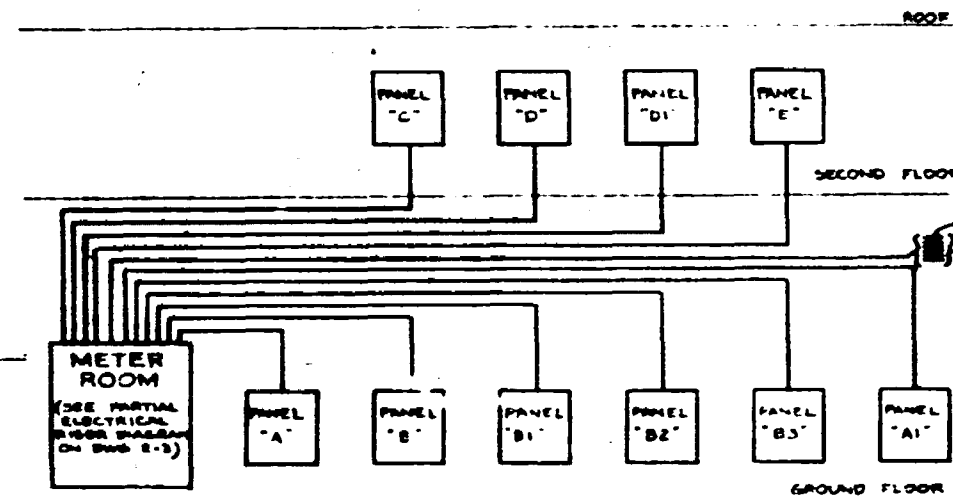
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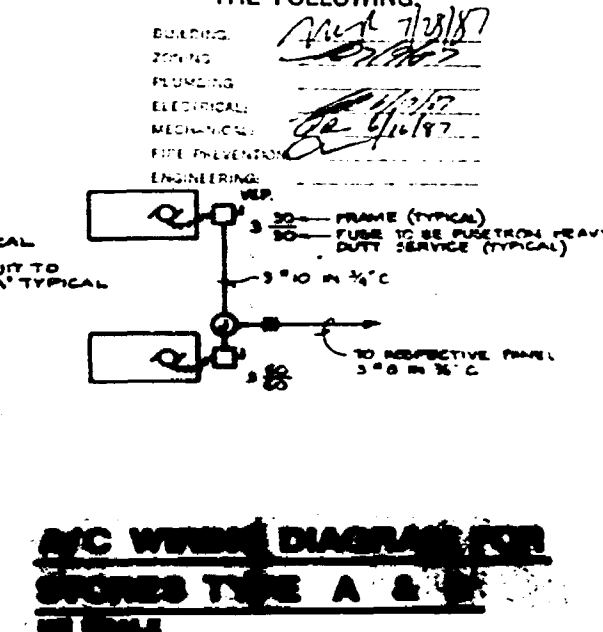
GROUND FLOOR PLAN - POWER
SCALE 1/8" = 1'-0"



SECOND FLOOR PLAN - POWER
SCALE 1/8" = 1'-0"



ELECTRICAL RISER DIAGRAM



A/C WIRING DIAGRAM FOR SYSTEMS TYPE A & B
1/8" SCALE

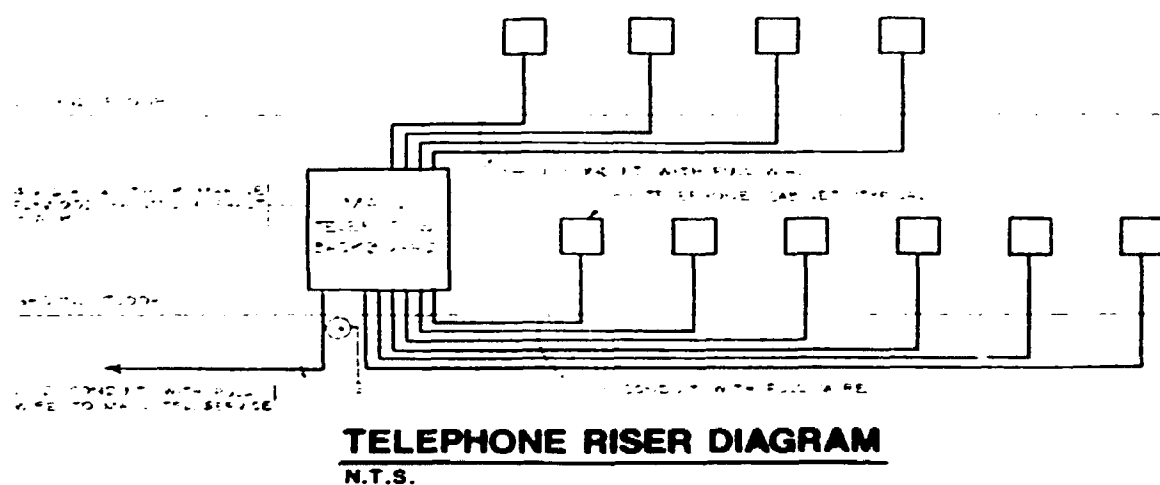
SOM CONSULTING ENGINEERS, INC.
2121 DOUGLAS RD.
MIAMI, FLORIDA 33136
(305) 446-2788

ARCHITECT: JAMES SALLIES CONSULTANT: RODOLFO BURGAS DRAWN BY: DATE:	E-2 OF: 3
	NEW TWO STORY COMMERCIAL BUILDING AT 1431 TO 1427 ALTON ROAD MIAMI BEACH FLORIDA

92 1 96

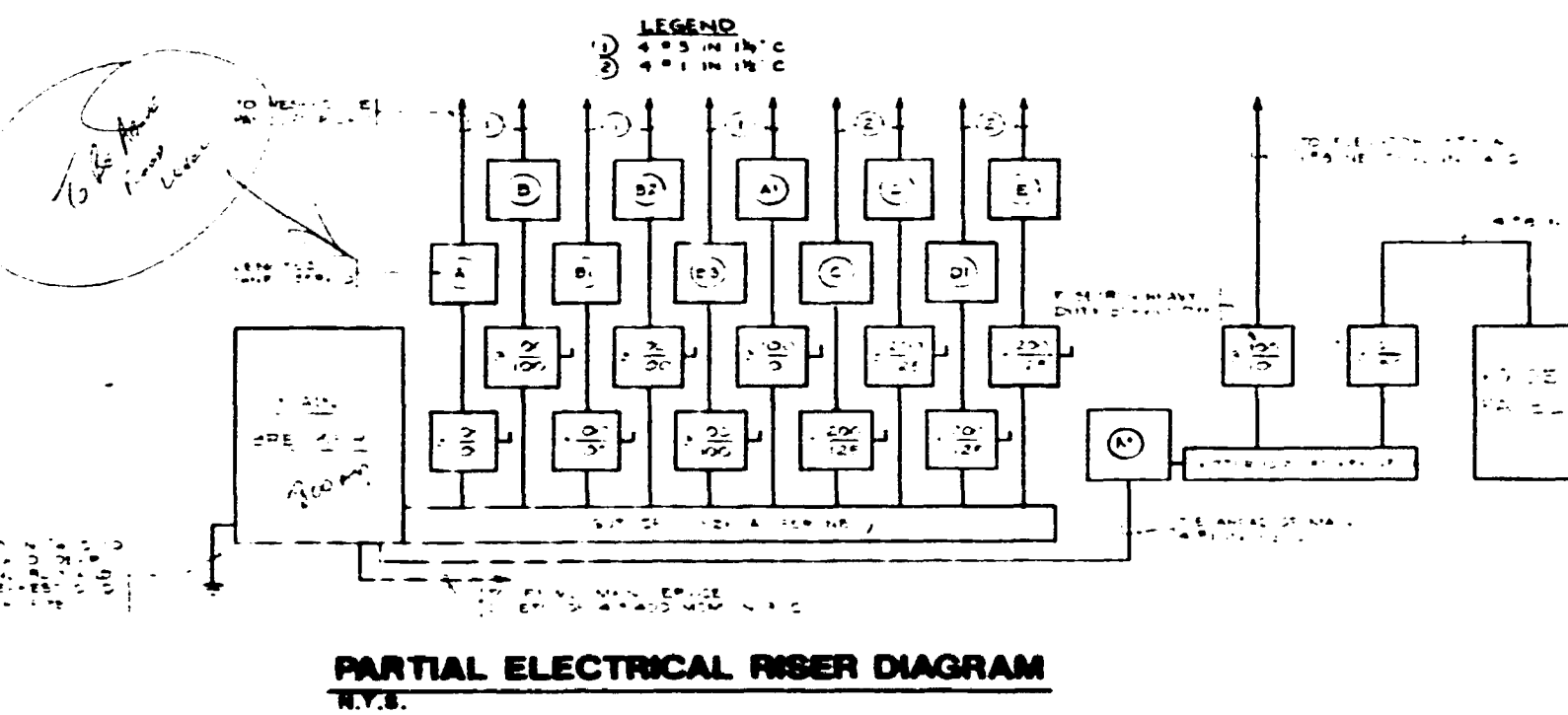
EQUAL TO: SQUARE "D"		VOLTAGE: 120/208 V. 3Ø 4W	
TYPE: NQOB		MAINS: 125 AMP	
MOUNTING: FLUSH		TYPE MAINS: M.L.O.	
PANEL "A"			
IDENTIFICATION		IDENTIFICATION	
LIGHTS	100	7.2	7.2
EMERG. LITE	100	7.2	7.2
SPARE	7.2	7.2	7.2
TOTAL AMPS: A' PHASE 77.0		TOTAL AMPS: B' PHASE 77.0	
TOTAL CONNECTED KVA: 22.6		TOTAL DEMAND KVA: 22.6	

EQUAL TO: SQUARE "D"		VOLTAGE: 120/208 V. 3Ø 4W	
TYPE: NQOB		MAINS: 100 AMP	
MOUNTING: SURFACE		TYPE MAINS: M.L.O.	
PANEL "H"			
IDENTIFICATION		IDENTIFICATION	
LIGHTS	4.1	4.1	4.1
EMERG. LITE	4.1	4.1	4.1
SPARE	4.1	4.1	4.1
TOTAL AMPS: A' PHASE 22.5		TOTAL AMPS: B' PHASE 22.5	
TOTAL CONNECTED KVA: 7.4		TOTAL DEMAND KVA: 7.4	



EQUAL TO: SQUARE "D"		VOLTAGE: 120/208 V. 3Ø 4W	
TYPE: NQOB		MAINS: 225 AMP	
MOUNTING: FLUSH		TYPE MAINS: M.L.O.	
PANEL "C"			
IDENTIFICATION		IDENTIFICATION	
LIGHTS	13.3	5.0	5.0
EMERG. LITE	13.3	5.0	5.0
SPARE	5.0	5.0	5.0
TOTAL AMPS: A' PHASE 31.0		TOTAL AMPS: B' PHASE 31.0	
TOTAL CONNECTED KVA: 32.0		TOTAL DEMAND KVA: 32.0	

EQUAL TO: SQUARE "D"		VOLTAGE: 120/208 V. 3Ø 4W	
TYPE: NQOB		MAINS: 225 AMP	
MOUNTING: FLUSH		TYPE MAINS: M.L.O.	
PANEL "D"			
IDENTIFICATION		IDENTIFICATION	
LIGHTS	13.3	5.0	5.0
EMERG. LITE	13.3	5.0	5.0
SPARE	5.0	5.0	5.0
TOTAL AMPS: A' PHASE 31.0		TOTAL AMPS: B' PHASE 31.0	
TOTAL CONNECTED KVA: 32.0		TOTAL DEMAND KVA: 32.0	



LIGHTING FIXTURE SCHEDULE			
TYPE	MANUFACTURER & MODEL NO.	LAMPS	MOUNTING
(1)	GE GENCO 4' x 8' FLD 100W 100W	2 x 100W	FLUSH
(2)	GE GENCO 4' x 8' FLD 100W 100W	2 x 100W	FLUSH
(3)	GE GENCO 4' x 8' FLD 100W 100W	2 x 100W	FLUSH
(4)	GE GENCO 4' x 8' FLD 100W 100W	2 x 100W	FLUSH
(5)	GE GENCO 4' x 8' FLD 100W 100W	2 x 100W	FLUSH
(6)	GE GENCO 4' x 8' FLD 100W 100W	2 x 100W	FLUSH
(7)	GE GENCO 4' x 8' FLD 100W 100W	2 x 100W	FLUSH
(8)	GE GENCO 4' x 8' FLD 100W 100W	2 x 100W	FLUSH
(9)	GE GENCO 4' x 8' FLD 100W 100W	2 x 100W	FLUSH
(10)	GE GENCO 4' x 8' FLD 100W 100W	2 x 100W	FLUSH

SUMMARY DEMAND LOAD:
 LIGHTING (11 x 100W) = 11.0 KVA
 A/C AT 100% = 13.2 KVA
 ELEVATOR AT 100% = 23.4 KVA
 RECEPTACLES (1000VA @ 50% = 50.0 KVA)
 TOTAL DEMAND KVA = 97.6 KVA

OFFICE COPY
 CITY OF MIAMI BEACH
 APPROVED FOR PERMIT BY
 THE FOLLOWING:

DESIGNED BY: [Signature]
 CHECKED BY: [Signature]
 DRAWN BY: [Signature]
 DATE: [Signature]

SUN CONSULTING ENGINEERS, INC.
 2121 DOUGLAS RD.
 MIAMI, FLORIDA 33145
 (305) 446-2788

NEW TWO STORY COMMERCIAL BUILDING AT
 1431 TO 1427 ALTON ROAD
 MIAMI BEACH
 FLORIDA

ARCHITECT: JAMES SALLIS
 CONSULTANT: RODOLFO BUIAS
 DRAWN BY:
 DATE:

SHT. No.
 E-3
 00 3

92196

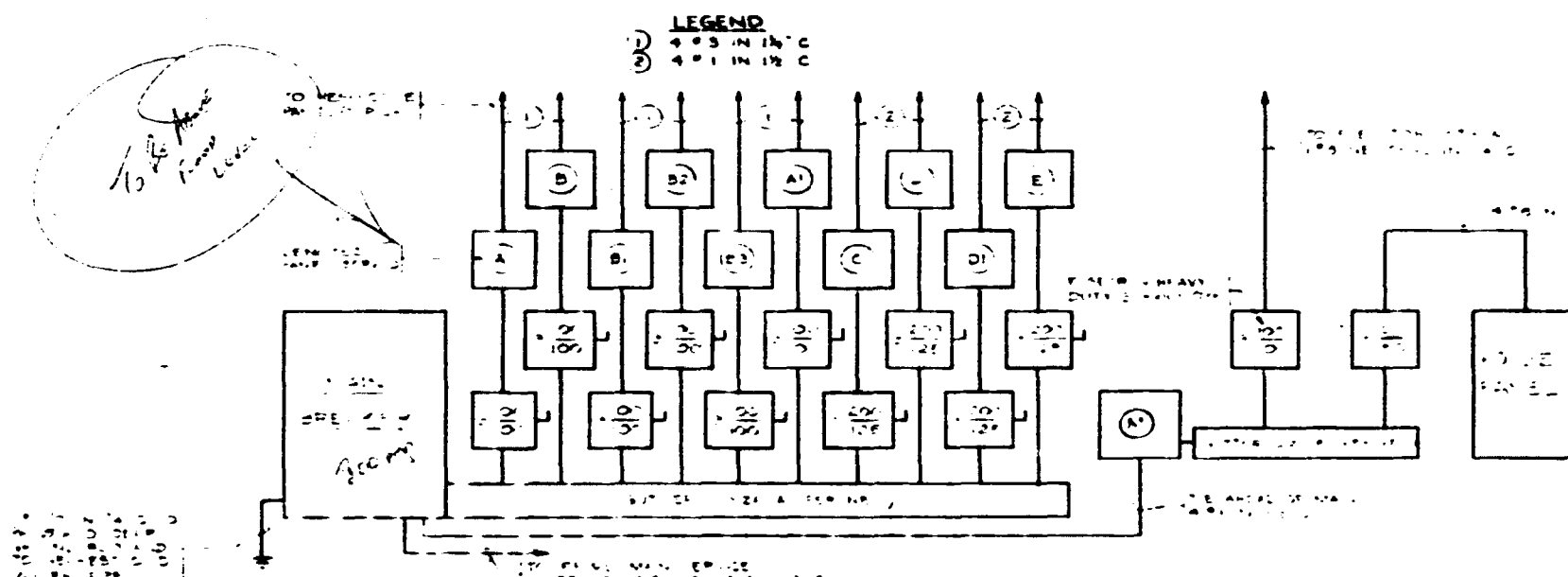
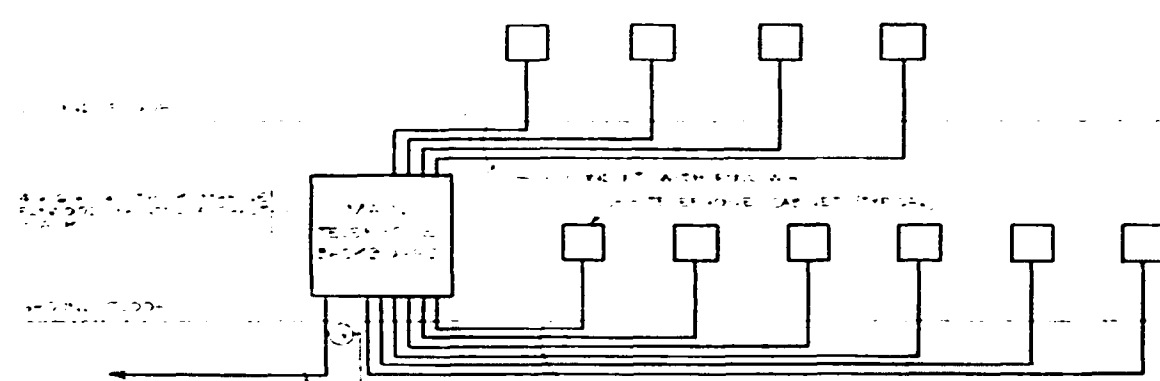
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SUMMARY DEMAND LOAD.

LIGHTING: 31.2 @ 100% =	31.2 KVA
A/C AT 100% =	132.8 KVA
ELEVATOR AT 100% =	23.4 KVA
RECEPTACLES: 108KVA @ 50% =	54.0 KVA
TOTAL DEMAND KVA =	241.4 KVA

OFFICE COPY

CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY
THE FOLLOWING:
ENGINEER *Miguel J. [Signature]*
DATE *12/16/2*
PROJECT *[Signature]*
SHEET NO. *[Signature]*
SCALE *[Signature]*
BY *[Signature]*
DATE *[Signature]*

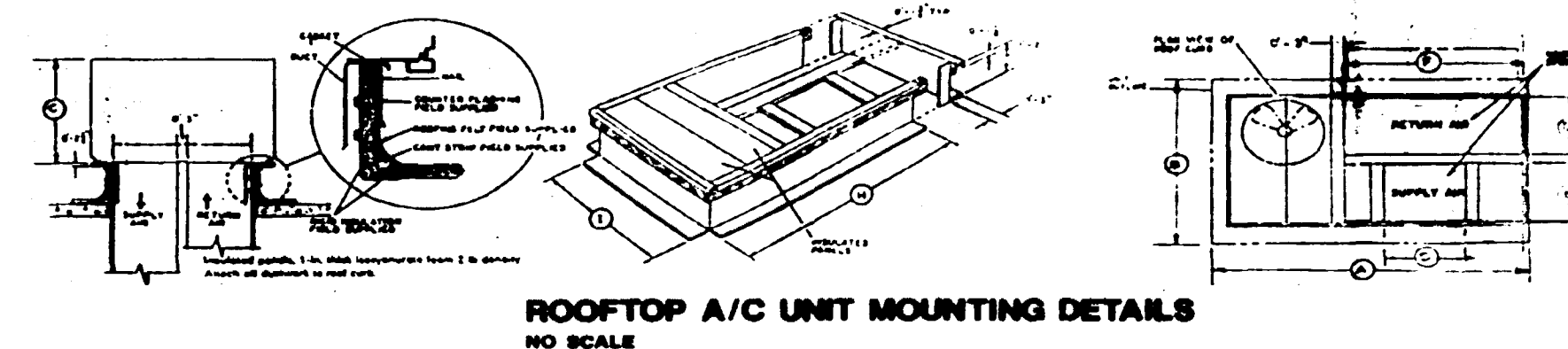
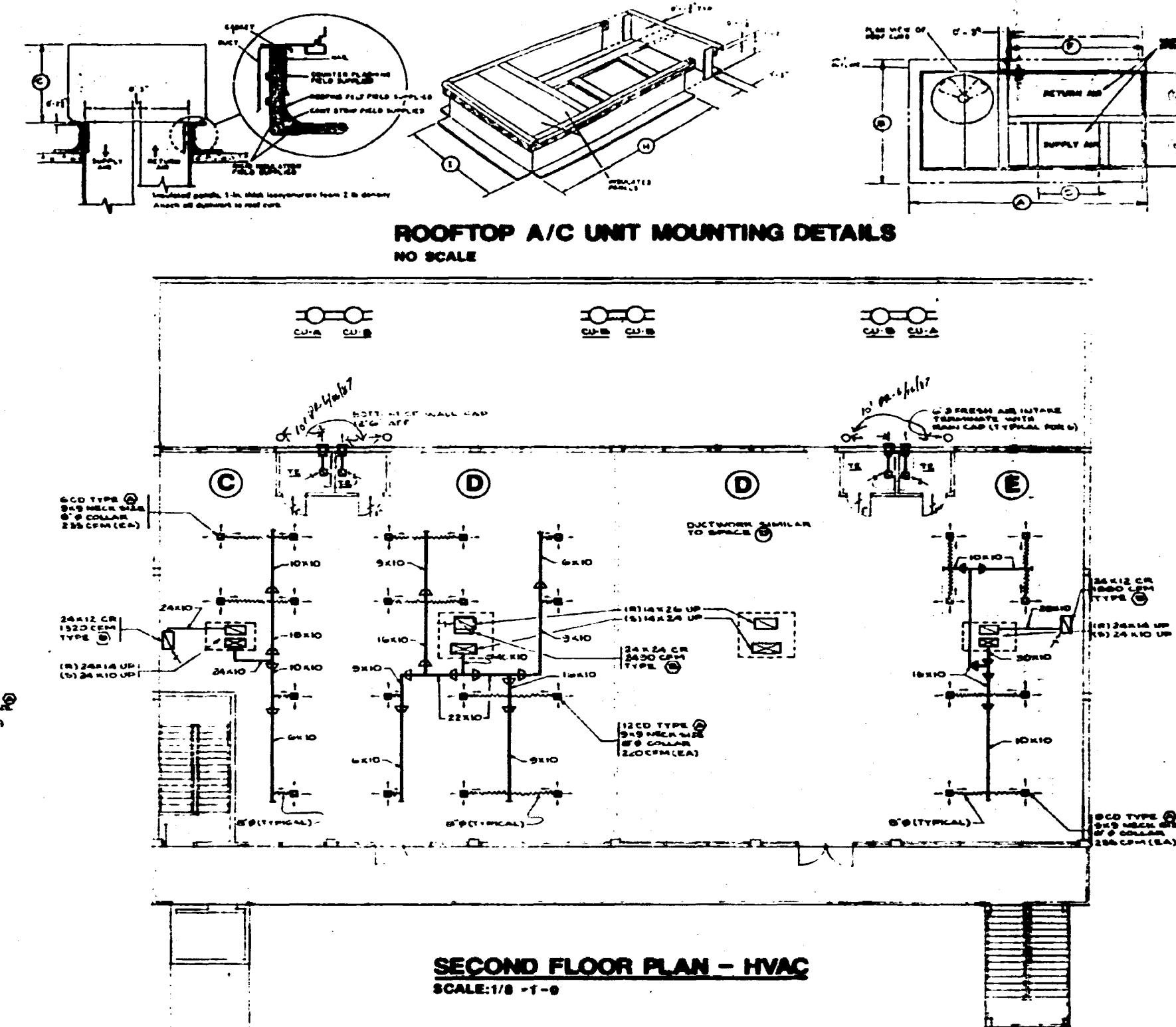
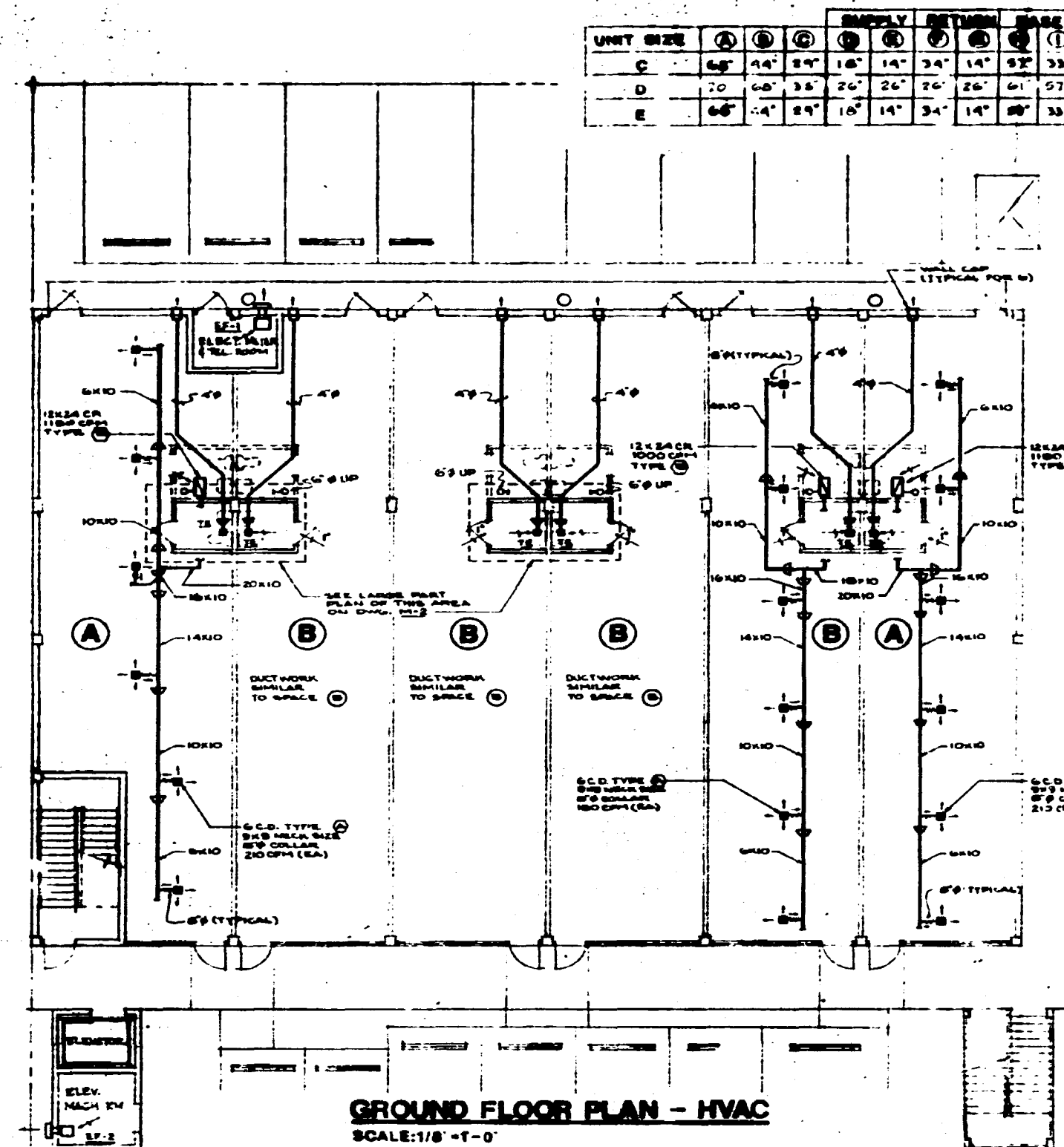


SJW CONSULTING ENGINEERS, INC.
2121 DOUGLAS RD.
MIAMI, FLORIDA-33145
(305) 445-7788

13001 446-2768
NEW TWO STORY COMMERCIAL BUILDING AT
1431 TO 1427 ALTON ROAD
MIAMI BEACH
FLORIDA

ARCHITECT: JAIMESALLES
CONSULTANT: RODOLFO RUIGAS
DRAWN BY:
DATE:

100-99-1040
SHT. No. E-3
CH 3



- [illegible]

512-26-1127

WVAC SYSTEM LE-100

BAG	RETURN AIR GRILLE
1-D	HEATING DIFFUSER
VD	VOLUME DAMPER
ND	SPLITTER DAMPER
①	AIR TERMINAL MARK
②	TRIM/STAT
1-C	UNDESICUT DOOR
AD	ACCESS INBOX
DL	DOWN LOUVER
☑	INDICATES SUPPLY AIR
☑	INDICATES RETURN OR EXHAUST AIR
ET	FRESH AIR FAN
- - -	CONDENSATE DRAINAGE

OFFICE COPY
CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY _____
THE FOLLOWING: _____
DATE: _____
TIME: _____
PERMIT NO. _____
ELECTRICIAN _____
MECHANIC _____
PLUMBING _____
FIRE PROTECTION _____
ENGINEER/ARCHITECT _____

SIDM CONSULTING ENGINEERS, INC.
2121 DOUGLAS RD
MIAMI, FLORIDA 33145
(305) 446-2788

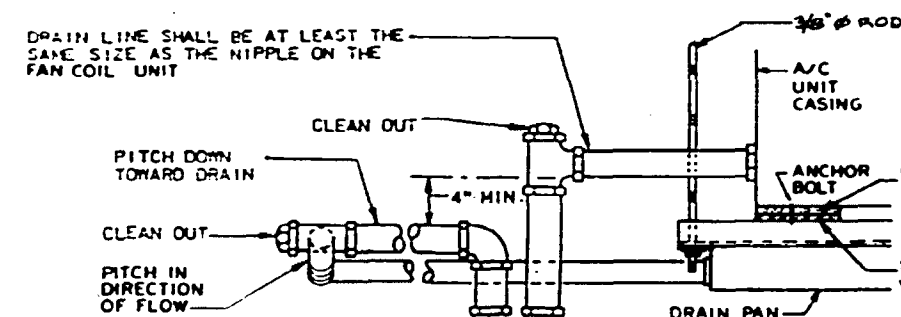
(305) 446-2788
NEW TWO STORY CO
1431 TO 1427 ALTON ROAD
MIAMI BEACH

FAN COIL UNIT SCHEDULE					
Mark No.		A	B	C	D
Supply Air	CFM	1260	1080	1410	2640
Outside Air	CFM	120	100	80	150
Cooling Capacity	MBH	35.015	29.681	40.651	66.588
Ext. Static Pressure	IN H2O	.88	.78	1.0	1.0
Fan Motor	HP	1/3	1/3	.75	1.50
Drive					
Electric Heater	Capacity KW	10	10	15.8	15.8
	No. of Stages	1	1	1	1
Filter Type		PERMANENT 1 INCH	PERMANENT 1 INCH	THROUWASH	THROUWASH
Manufacturer		CARRIER	CARRIER	CARRIER	CARRIER
Model No.		40A094-550	40A094-550	50A094-550	50A094-550
Operating Weight	LBS	114	114	165	165
Remarks		HORIZONTAL, WHITE BRASS FIN			

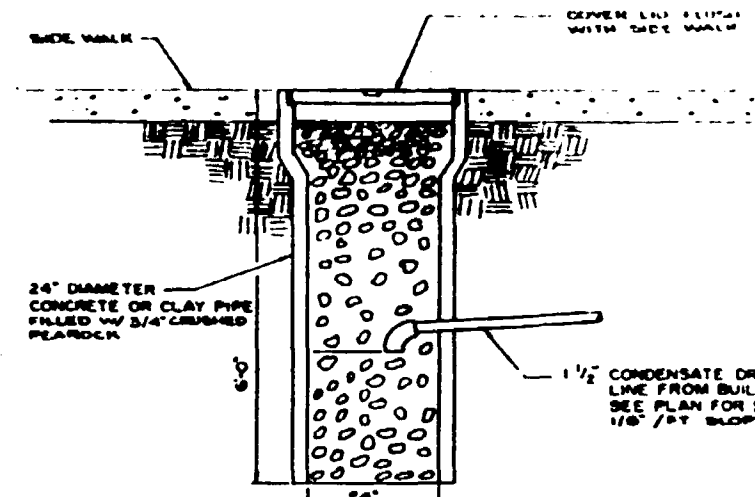
AIR COOLED CONDENSING UNIT SCHEDULE					
Mark No.		A	B	C	D
Nominal Capacity	MBH	35.015	29.681	40.651	66.588
Ambient Air Temp.	°F	90/75	90/75	90/75	90/75
Refrigerant Type		R-22	R-22	R-22	R-22
Saturated Suction Temp.	°F	—	—	—	—
Compressor	RLA	18.1	18.7	18.3	32.5
	LRA	9.5	9.5	9.5	18.5
Condenser Fan FLA		0.9	0.9	0.9	0.9
Electrical Service	4/115V	1/60/208	1/60/208	3/60/208	3/60/208
Accessories					
Manufacturer		CARRIER	CARRIER	CARRIER	CARRIER
Model No.		36KH050-30	36KH050-30	50KH050-30	50KH050-30
Operating Weight	LBS	187	187	280	280
EER/SEER		9.5	9.2	—	—
Remarks		HORIZONTAL, WHITE BRASS FIN			

FAN SCHEDULE							
MARK No.	CAPACITY CFM	FAN RPM	MOTOR HP	ELEC. SERV. 4/115V	MFR.	MODEL No.	ACCESSORIES
TE	80	1750	.75	1/60/120	GREENHECK	GP-27	NEOPRENE GROMMET
EF-1	250	1550	1/15	1/60/120	GREENHECK	GP-27	NEOPRENE GROMMET
EF-2	150	1050	1/40	1/60/120	GREENHECK	GP-25	NEOPRENE GROMMET

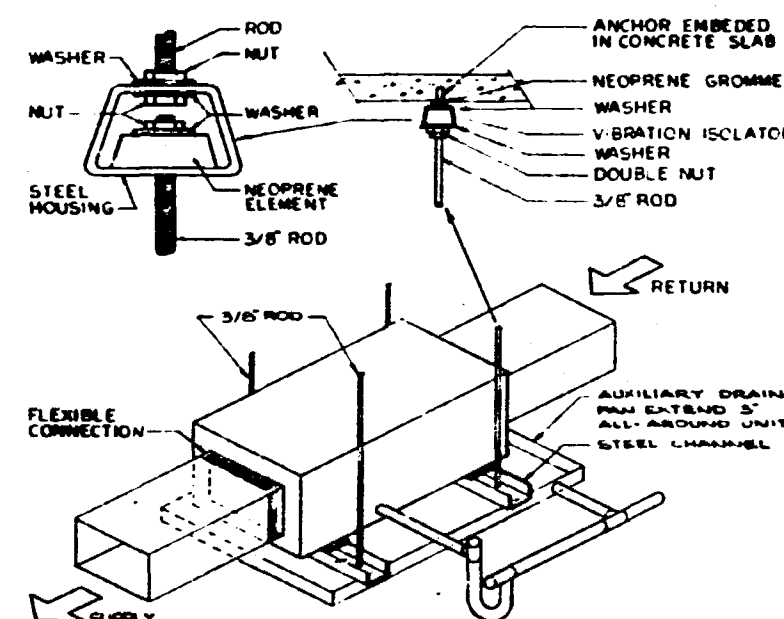
AIR TERMINAL SCHEDULE				
MARK	SERVICE	LOCATION	ACCESSORIES	MODEL No.
⊙	SUPPLY	CEILING	AG-95/95-95	TITUS
⊙	RETURN	CEILING	OB-0	TITUS



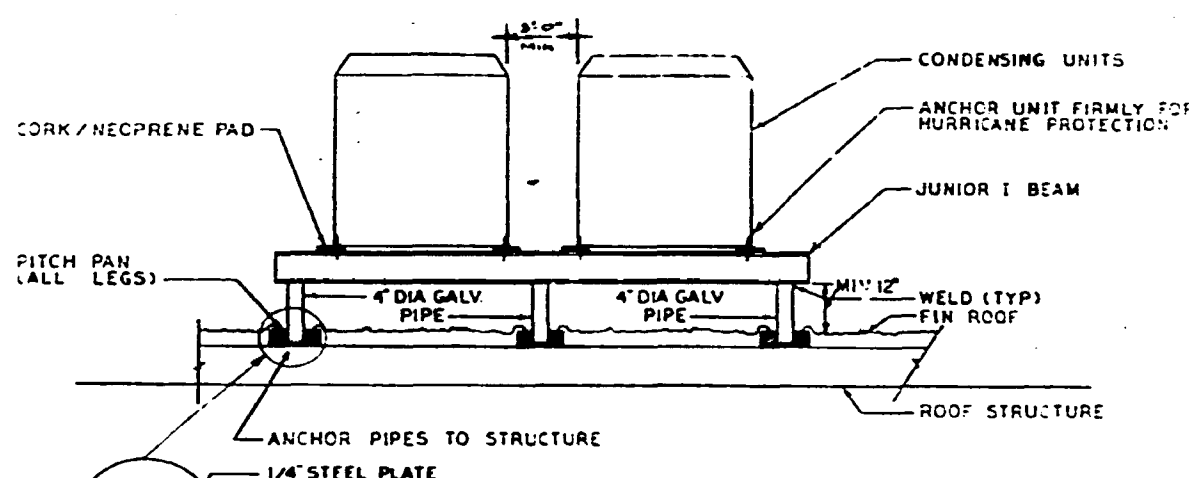
TYPICAL CONDENSATE DRAIN TRAP
NO SCALE



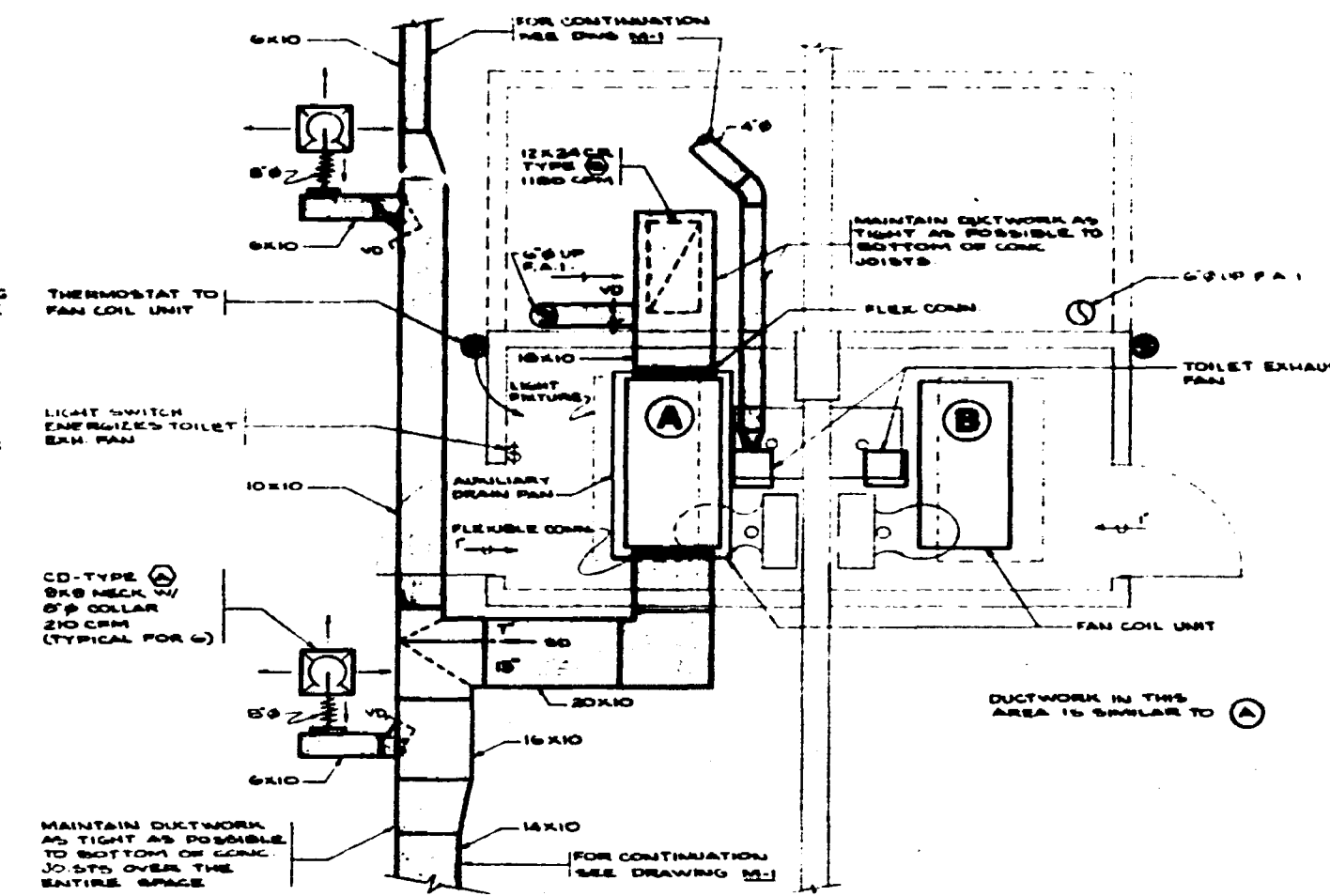
CONDENSATE DRAIN DRYWELL DETAIL
NO SCALE



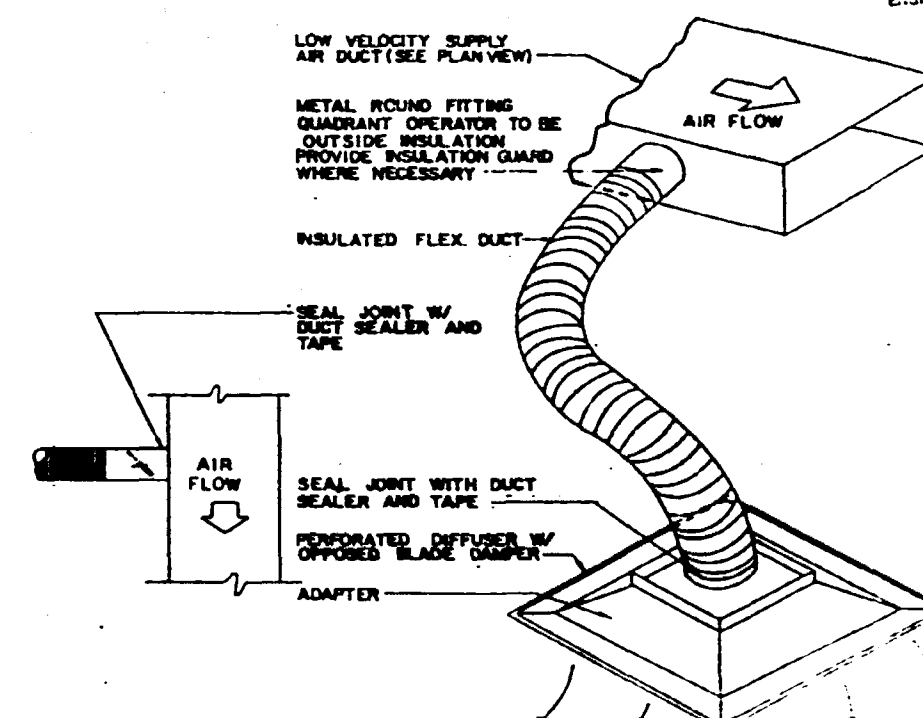
FAN COIL UNIT MOUNTING DETAIL
NO SCALE



CONDENSING UNIT MOUNTING DETAIL
NO SCALE



PARTIAL GROUND FLOOR PLAN - HVAC
SCALE: 1/8" = 1'-0"



FLEXIBLE DUCT CONNECTION DETAIL
NO SCALE

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APPROVED FOR PERMIT BY
THE FOLLOWING:
L.P. 11/18/77
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SDM CONSULTING ENGINEERS, INC.
2121 DOUGLAS RD.
MIAMI, FLORIDA 33145
(305) 446-2788

NEW TWO STORY COMMERCIAL BUILDING AT
1431 TO 1427 ALTON ROAD
MIAMI BEACH
FLORIDA
ARCHITECT: JAMES SALLIS
CONSULTANT: RODOLFO BUJAS
DRAWN BY:
DATE:

92196



CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY
THE FOLLOWING:

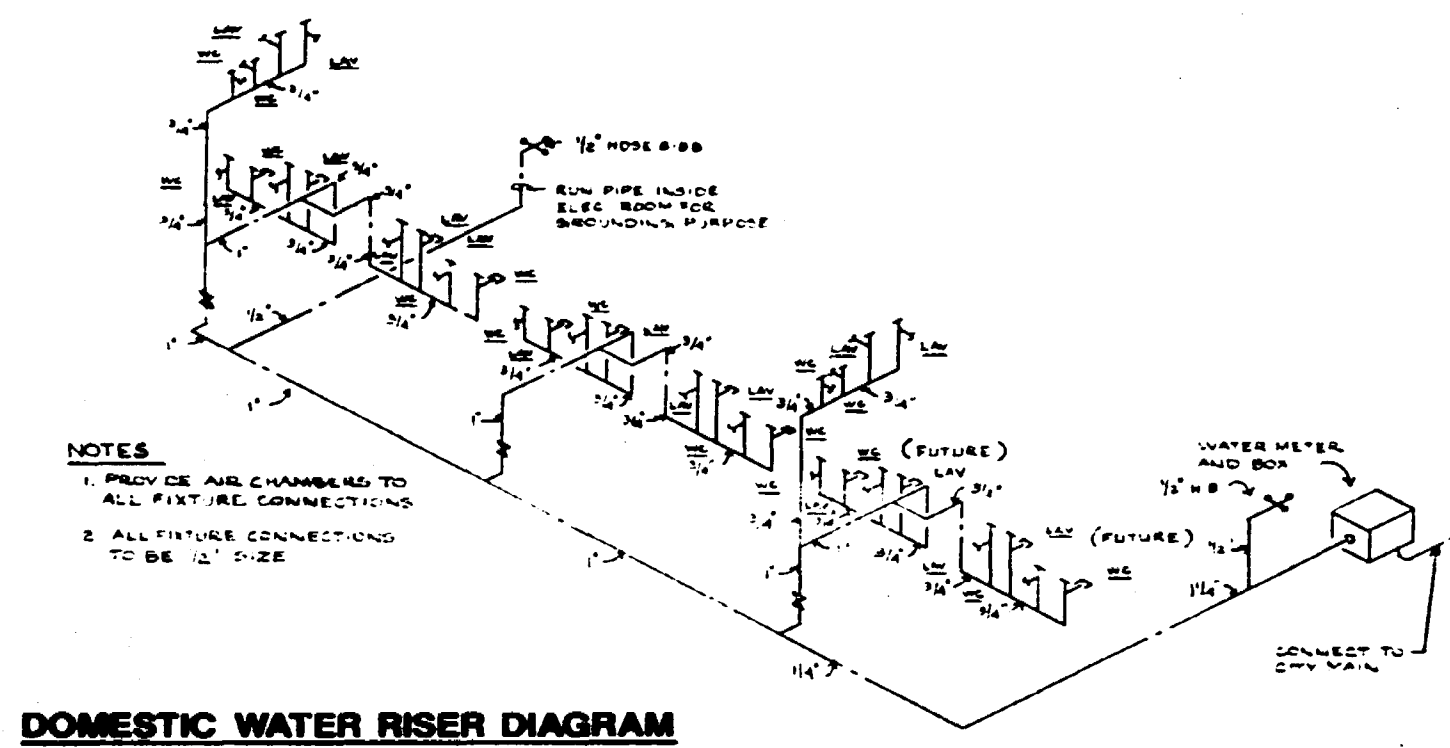
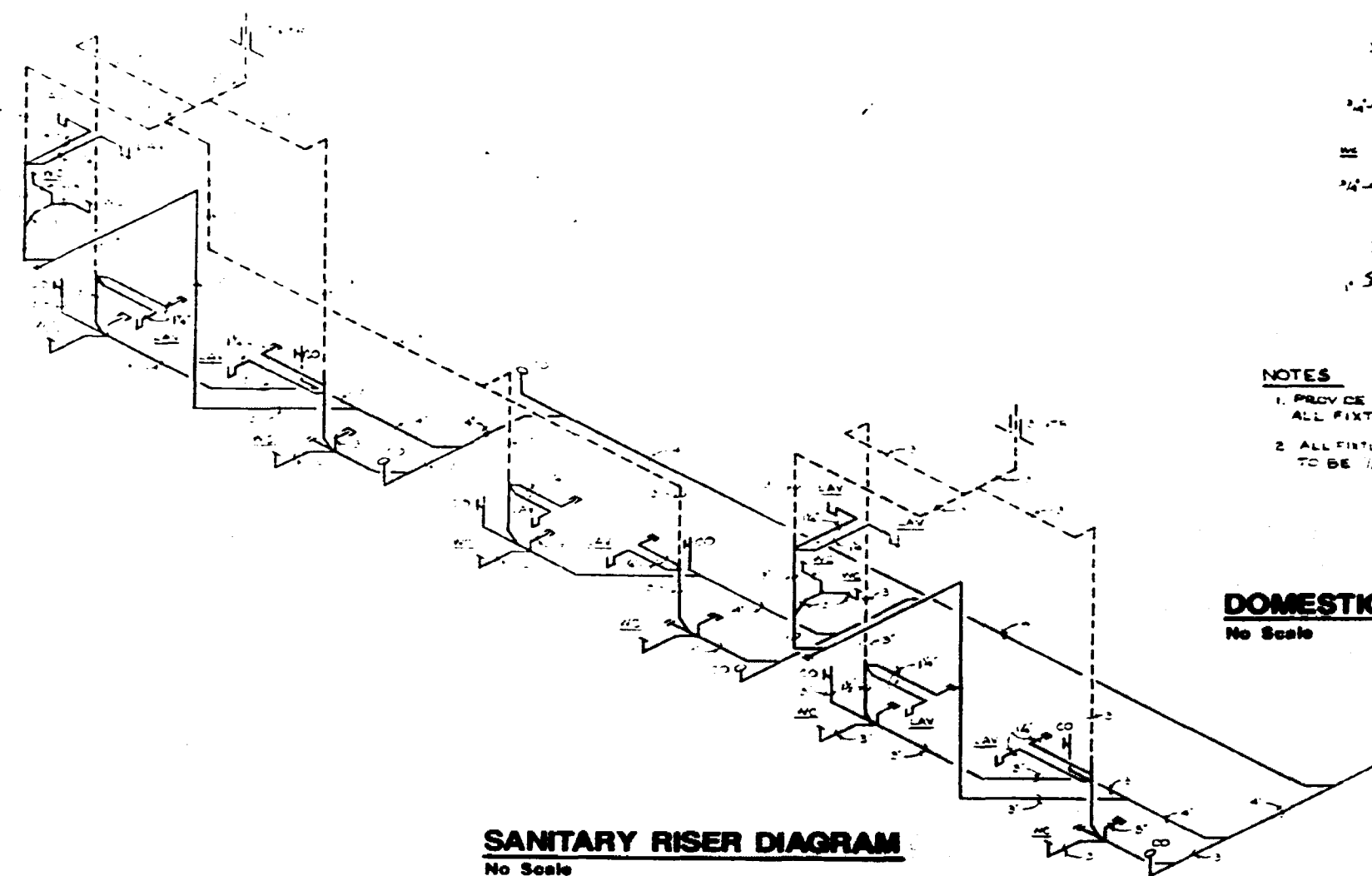
Alvin J. [Signature]
ENGINEER
2/22/87
DATE

ENGINEERING

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MIAMI, FLORIDA 33145
(305) 446-2788

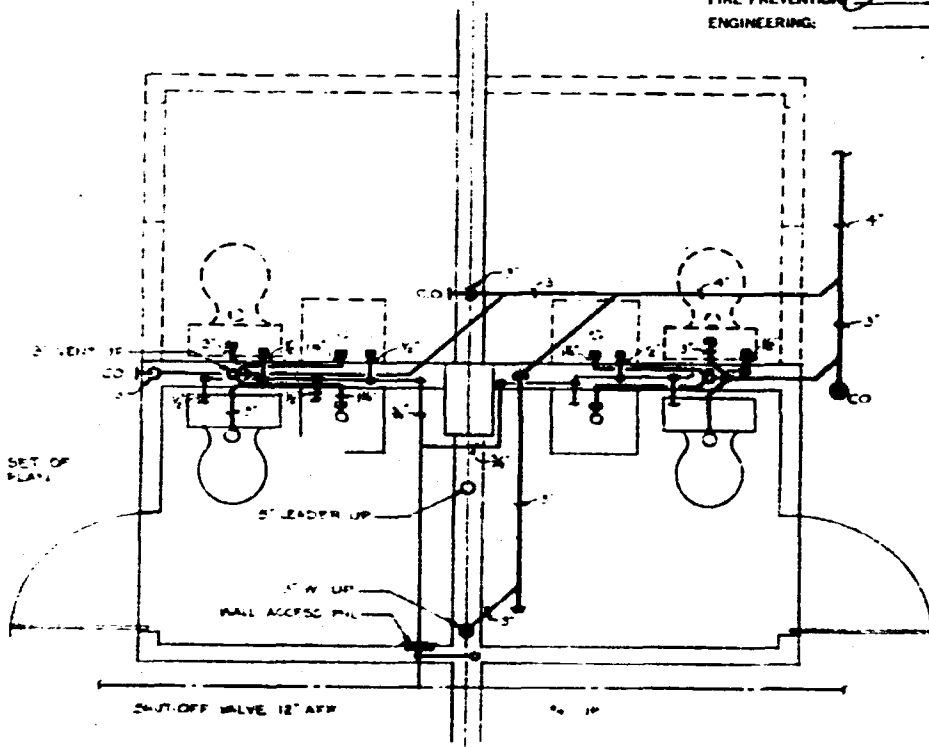
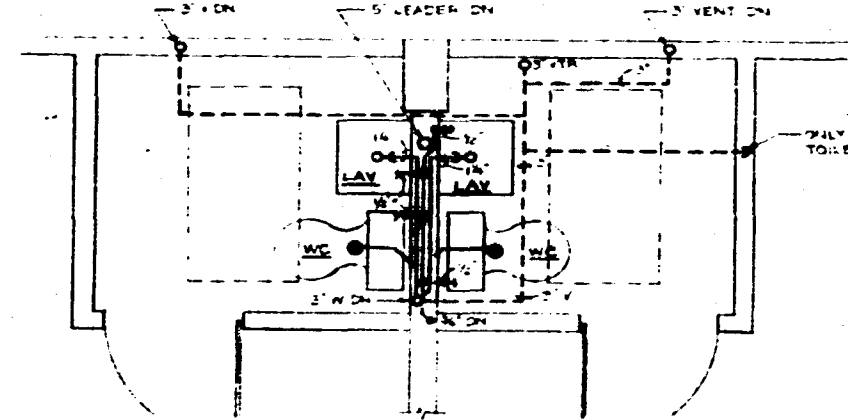
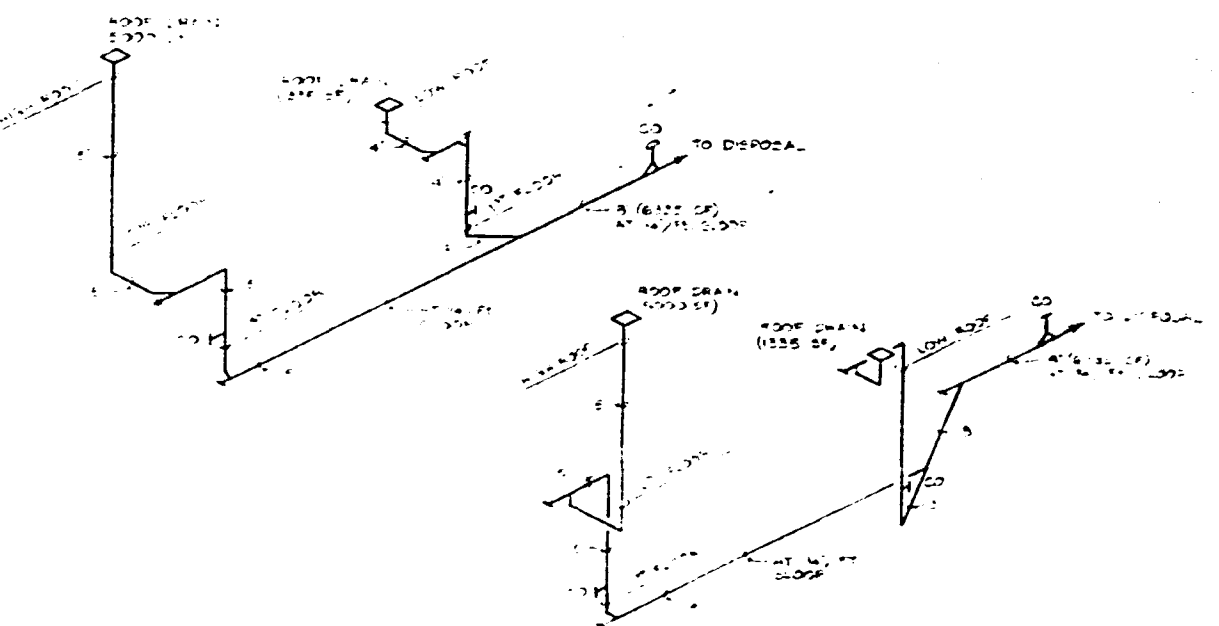
13007 446-2768		ARCHITECT: JAIME SALLIN CONSULTANT: RODOLFO BURGAS DRAW BY: DATE:		SHEET No. P-1 OF: 3
NEW TWO STORY COMMERCIAL BUILDING AT 1431 TO 1427 ALTON ROAD MIAMI BEACH		FLORIDA		

921 96



NOTES:
1. PROVIDE AIR CHAMBER TO ALL FIXTURE CONNECTIONS
2. ALL FIXTURE CONNECTIONS TO BE 1/2" SIZE

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PLUMBING
MECHANICAL
FIRE PREVENTION
ENGINEERING



FIXTURE CONNECTION SCHEDULE						
Mark	Description	Size	Valve	Trap	Test	Remarks
LAV	LAVATORY	1 1/2"	1/4"	1/2"	1/2"	
WC	WATER CLOSET TRAP TYPE	3"	5"	1/2"	1/2"	
HD	HOUSE DRAIN			1/2"	1/2"	

SIM CONSULTING ENGINEERS, INC.
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(305) 446-2788

ARCHITECT: JANE SALLES		CONSULTANT: RODOLFO JUIGAS		DRAWN BY:		DATE:	
NEW TWO STORY COMMERCIAL BUILDING AT		1431 TO 1427 ALTON ROAD		MIAMI BEACH		FLORIDA	

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