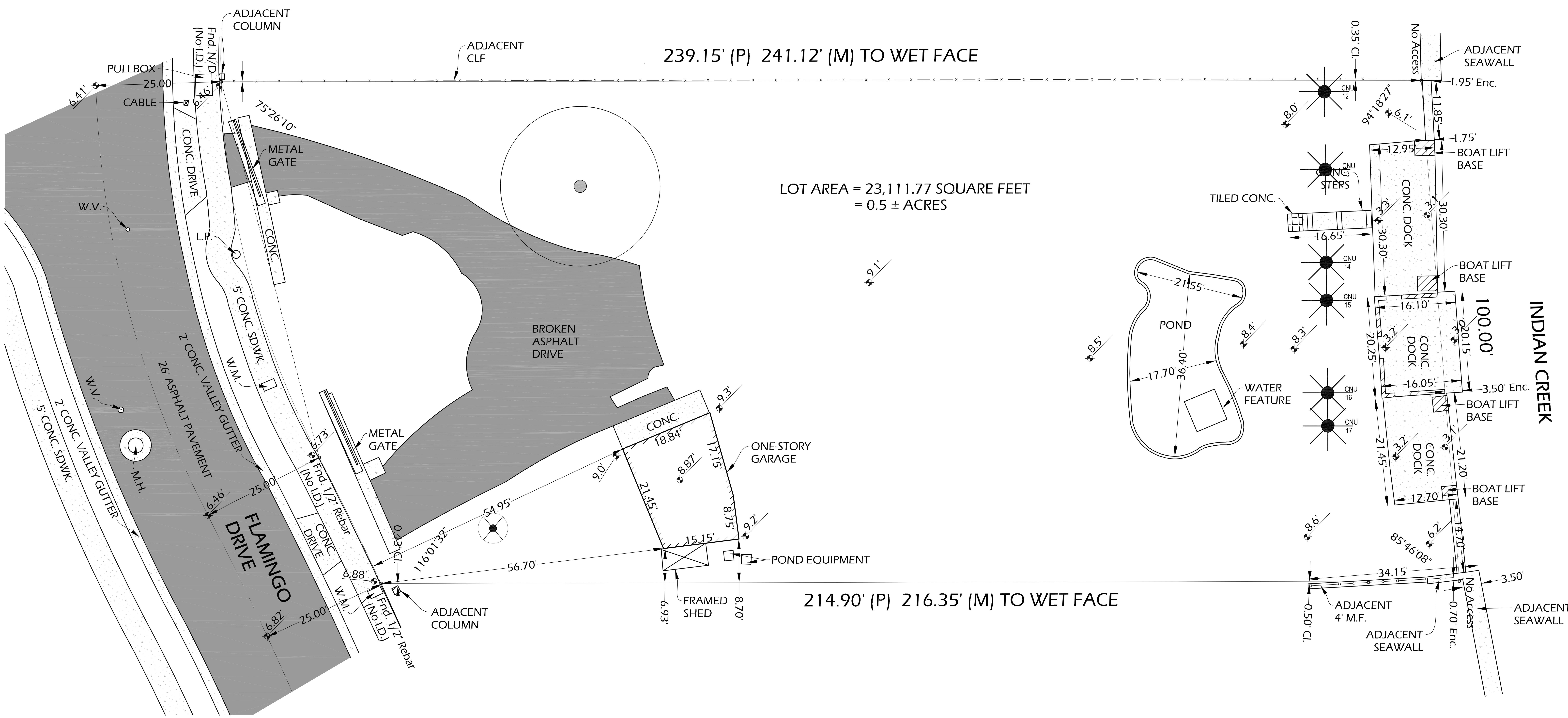


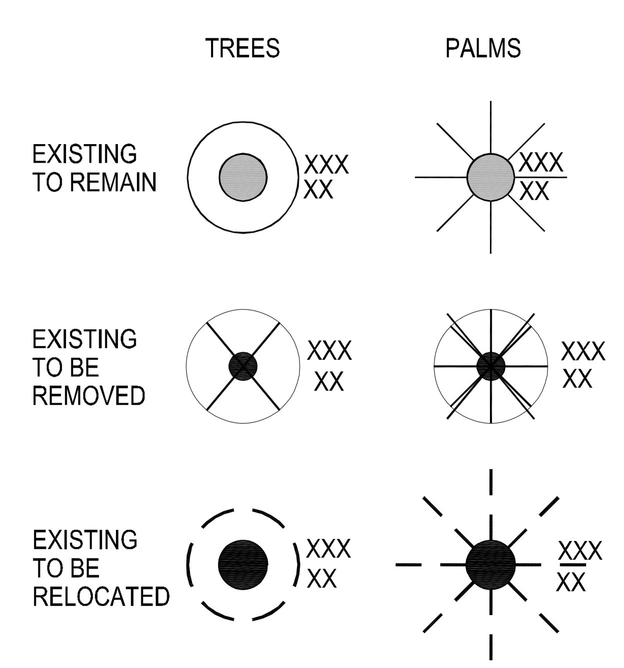
MADORSKY - RICHARD RESIDENCE

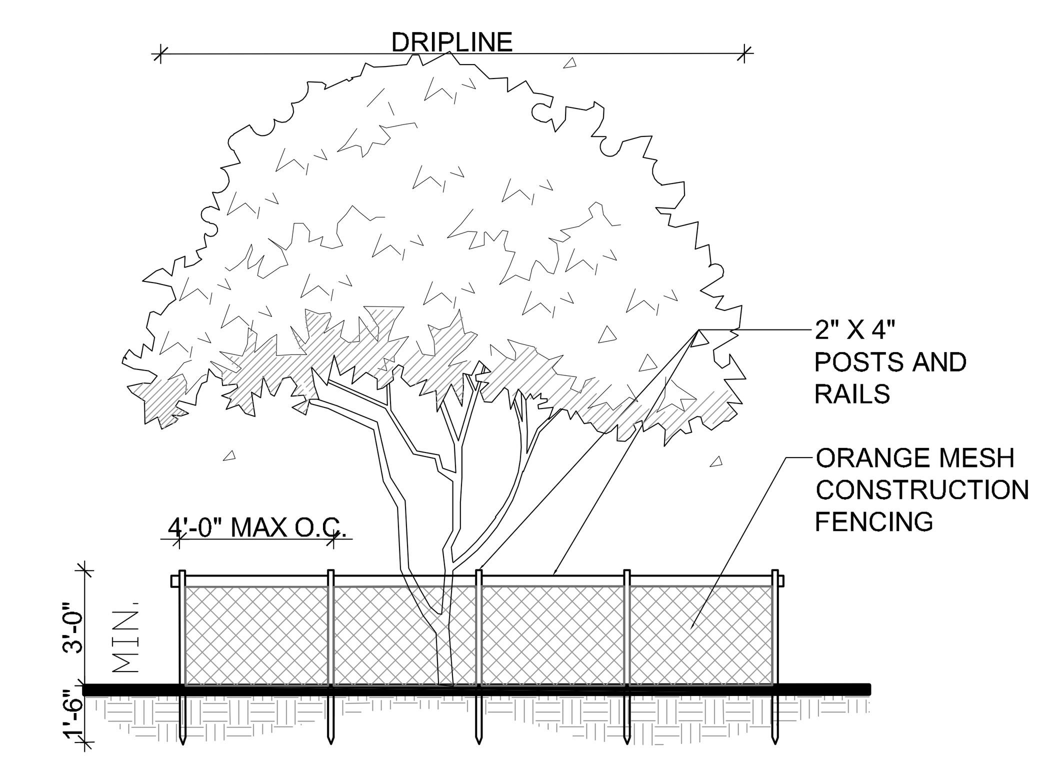
TREE DISPOSITION PLAN

SCALE: 1" = 10'-0"

0 5' 10' 20'

LEGEND





TREE DISPOSITION SCHEDULE

PLANT ID	COMMON NAME	BOTANICAL NAME	DBH	HT	SPREAD	DISPOSITION	NATIVE	CONDITION
1	Mango	*Mangifera indica*	36"	30'	40'	REMAIN	NO	GOOD
2	Coconut Palm	*Cocos nucifera*	9"	40'	16'	RELOCATE	NO	GOOD
3	Coconut Palm	*Cocos nucifera*	9"	40'	16'	RELOCATE	NO	GOOD
4	Coconut Palm	*Cocos nucifera*	9"	40'	16'	RELOCATE	NO	GOOD
5	Coconut Palm	*Cocos nucifera*	9"	40'	16'	RELOCATE	NO	GOOD
6	Coconut Palm	*Cocos nucifera*	9"	40'	16'	RELOCATE	NO	GOOD
7	Coconut Palm	*Cocos nucifera*	9"	40'	16'	RELOCATE	NO	GOOD
8	Royal Poinciana	*Delonix regia*	48"	30'	20'	REMOVE	NO	POOR

1. A BARRIER SHALL BE INSTALLED AROUND EXISTING TREES IN ORDER TO PROTECT THEM DURING CONSTRUCTION.
2. THE AREA SURROUNDING A TREE WITHIN A CIRCLE DESCRIBED BY A RADIUS OF ONE FOOT FOR EACH INCH OF THE TREE TRUNK DIAMETER AT DBH.
3. FOR GROUPS OF TREES, PLACE BARRICADES BETWEEN TREES AND CONSTRUCTION ACTIVITY. TREE PROTECTION BARRICADES SHALL BE LOCATED TO PROTECT A MINIMUM OF 75% OF THE CRITICAL ROOT ZONE.
4. TREE PROTECTION NOTE: NO EQUIPMENT ACCESS IS ALLOWED WITHIN TREE PROTECTION FENCE. ONLY EQUIPMENT WITH RUBBER TIRES ALLOWED WITHIN DESIGNATED CRZs.

NOTE:
* SURVEY INFORMATION BASED ON SURVEY PERFORMED BY MOJARENA & ASSOCIATES, INC. DATED JUNE 6, 2020

HAMED RODRIGUEZ ARCHITECT INC.
IN ASSOCIATION WITH: JOSE GELABERT-NAVIA
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JAMES R. PHILLIPS, LANDSCAPE ARCHITECT
LA 6667503
REGISTERED LANDSCAPE ARCHITECT JAMES R. PHILLIPS LA 6667503 STATE OF FLORIDA

REVISION NO. | DATE | COMMENTS

NEW RESIDENCE FOR:

2675 FLAMINGO DRIVE

2675 FLAMINGO DRIVE, MIAMI BEACH, FL 33140

COMM. NO.:	-
ISSUE DATE:	11-23-2020
PLOT DATE:	11-23-2020
SCALE:	AS NOTED
DRAWN BY:	HRA
CHECKED BY:	HR

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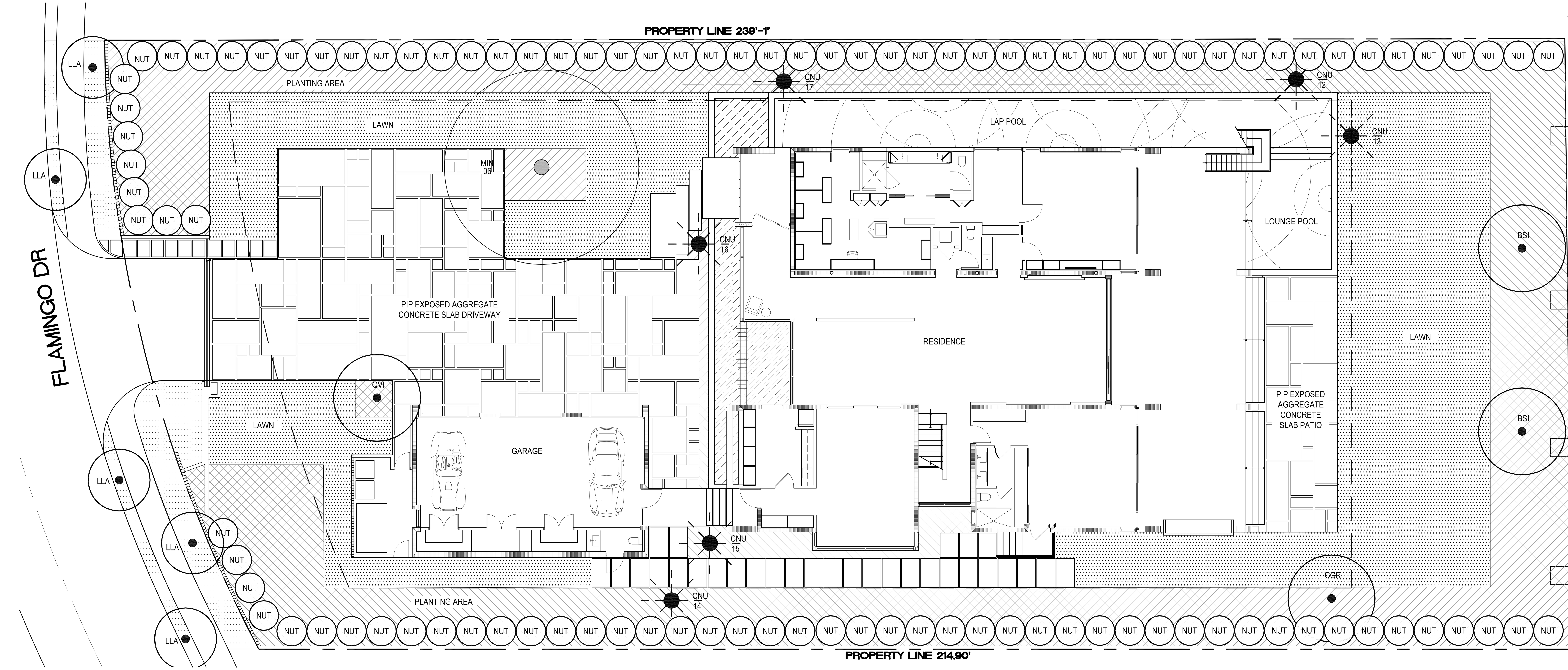
SHEET L-1.00



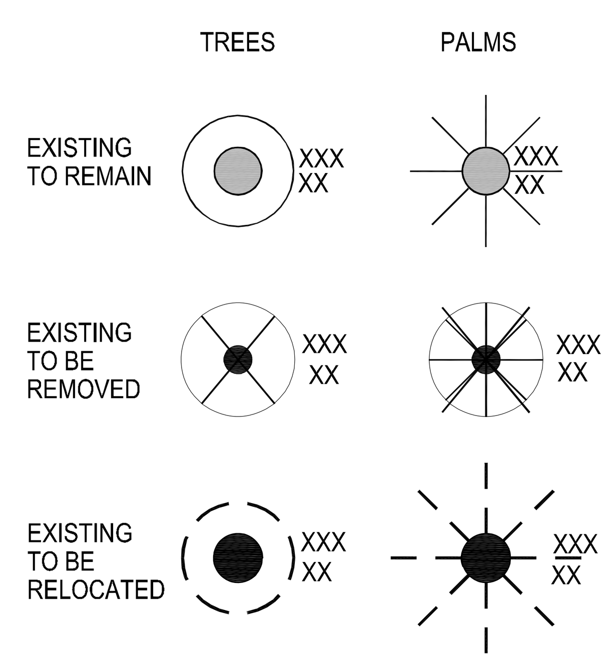
MADORSKY - RICHARD RESIDENCE

TREE DISPOSITION PLAN

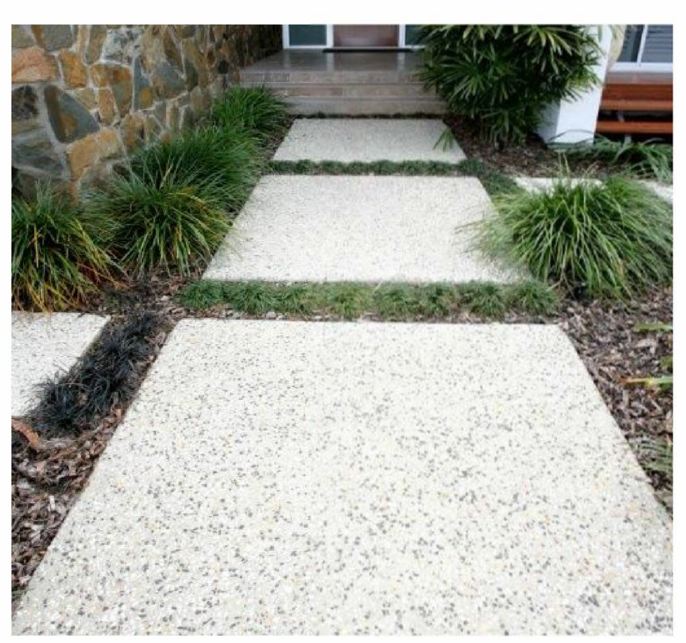
SCALE: 1/8" = 1'-0"

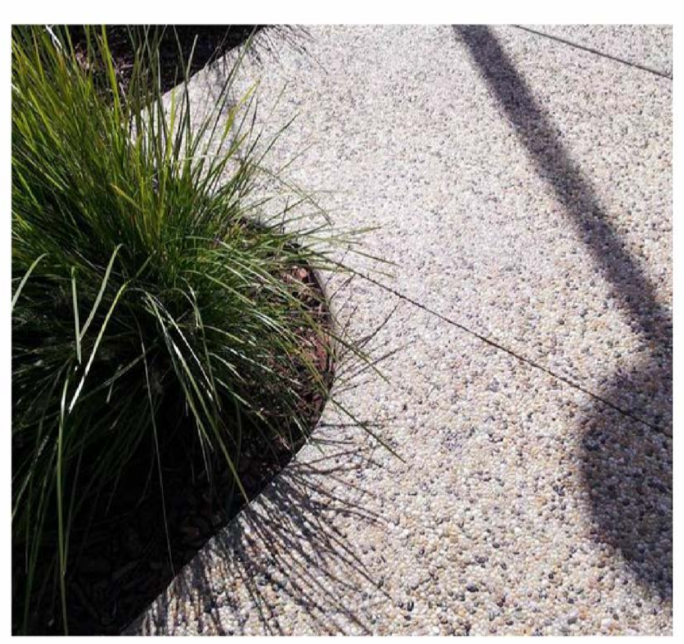
0 4' 8' 16'

LEGEND



HARDSCAPE MATERIALS





EXPOSED AGGREGATE CONCRETE SLABS

CITY OF MIAMI BEACH

LANDSCAPE LEGEND

INFORMATION REQUIRED TO BE PERMANENTLY AFFIXED TO PLANS

Zoning District RS-2 Lot Area 23,151 Acres .531

	REQUIRED/ ALLOWED	PROVIDED
OPEN SPACE		
A. Square feet of required Open Space as indicated on site plan: Lot Area = 23,151 s.f.x 50 % = 11,575 s.f.	11,575	14,604
B. Square feet of parking lot open space required as indicated on site plan: Number of parking spaces N/A x 10 s.f. parking space =	N/A	N/A
C. Total square feet of landscaped open space required: A+B=	11,575	14,604
LAWN AREA CALCULATION		
A. Square feet of landscaped open space required	11,575	14,604
B. Maximum lawn area (sod) permitted= 50 % x 11,575 s.f.	5,787	4,750
TREES		
A. Number of trees required per lot or net lot acre, less existing number of trees meeting minimum requirements= ______ trees x ______ net lot acres - number of existing trees=	4	4
B. % Natives required: Number of trees provided x 30% =	2	3
C. % Low maintenance / drought and salt tolerant required: Number of trees provided x 50%=	2	3
D. Street Trees (maximum average spacing of 20' o.c.) ______ linear feet along street divided by 20'=	5	5
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=	120	120
B. % Native shrubs required: Number of shrubs provided x 50%=	60	120
LARGE SHRUBS OR SMALL TREES		
A. Number of large shrubs or small trees required: Number of required shrubs x 10%=	12	12
B. % Native large shrubs or small trees required: Number of large shrubs or small trees provided x 50%=	6	12

Plant Schedule - Madorsky - Richard Residence

12.11.2020

All plants shall be Florida Fancy or Florida No. 1 grade as outlined by FDACS in the Florida Grades and Standards for Nursery Plants * = Native

QTY	KEY	Botanical Name	Common Name	Specification
TREES				
2	BSI	*Bursera simaruba*	Gumbo Limbo*	45 gal., 14' Ht, 6' Sp.
1	CGR	*Caesalpinia granadillo*	Bridalveil Tree	45 gal., 14' Ht, 6' Sp.
5	LLA	*Lysiloma latisiliquum*	Wild Tamarind*	45 gal., 3" Cal., 12' Ht, Branched to min. 4'
1	QV-2	*Quercus virginiana*	Live Oak*	45 gal., 14' Ht, 6' Sp.
UNDERSTORY TREES AND PALMS				
QTY	KEY	Botanical Name	Common Name	Specification
(100) Native Understory Tree				
10	NUT	*Ardesia escallonoides*	Marlberry*	15 gal., 4-5' ht. x 3-4' sp., bush form, full to base
10	NUT	*Canella winterana*	Cinnamon Bark*	15 gal., 4-5' ht. x 3-4' sp., bush form, full to base
16	NUT	*Capparis cynophallophora*	Jamaican Caper*	15 gal., 4-5' ht. x 3-4' sp., bush form, full to base
12	NUT	*Cocoloba diversifolia*	Pigeon Plum*	15 gal., 6'-8' ht. x 3-4' sp., bush form, full to base
12	NUT	*Eugenia foetida*	Spanish Stopper*	15 gal., 4-5' ht. x 3-4' sp., bush form, full to base
10	NUT	*Leucohrinax morrisii*	Key thatch palm*	4'-5' HT, ht., single trunk
14	NUT	*Myrcianthes fragrans*	Simpson Stopper*	15 gal., 4-5' ht. x 3-4' sp., bush form, full to base
16	NUT	*Thrinax radiata*	Green Tatch Palm*	4'-5' HT, ht., single trunk
UNDERSTORY (6,150 SF)				
QTY		Botanical Name	Common Name	Specification
		Croton linearis	Pineland Croton*	3 gal. 18" x 18"
		Ernodea littoralis	Golden Creeper*	1 gal. @ 18" O.C.
		Heleconia sp.	Lobster Claw	7 gal.
		Mulenbergia capillaris	Muhly Grass*	1 gal. @ 18" O.C.
		Microsorum scolopendrium	Wart Fern	3 gal. @ 18" O.C.
		Monstera deliciosa	Swiss Cheese Plant	7 gal.
		Neomarica regina 'Caerulea'	Giant Apostle's Iris	1 gal. @ 18" O.C.
		Peperomia obtusifolia	Baby Rubber Plant*	1 gal. @ 18" O.C.
		Philodendron 'Burle Marx'	Burle Marx Philodendron	3 gal. @ 18" O.C.
		Portea 'Jungles'	Portea Jungles	3 gal., sungrown
		Psychotria ligustrifolia	Bahama Wild Coffee*	7 gal.
		Serenoa repens 'Cinerea'	Silver Saw Palmetto*	25 gal., 6' x 6', full to base
		Spartina bakeri	Sand Cordgrass*	1 gal. @ 18" O.C.
		Tripsacum dactyloides	Fakahatchee Grass*	1 gal. @ 18" O.C.
		Zamia pumila	Coontie*	7 gal., 2' x 2', @ 30" O.C.
SOD (4,750 SF)				
QTY	KEY	Botanical Name	Common Name	Specification
	ZE	*Zoysia* 'Empire'	Empire Zoysia	Sod

HAMED RODRIGUEZ ARCHITECT INC.

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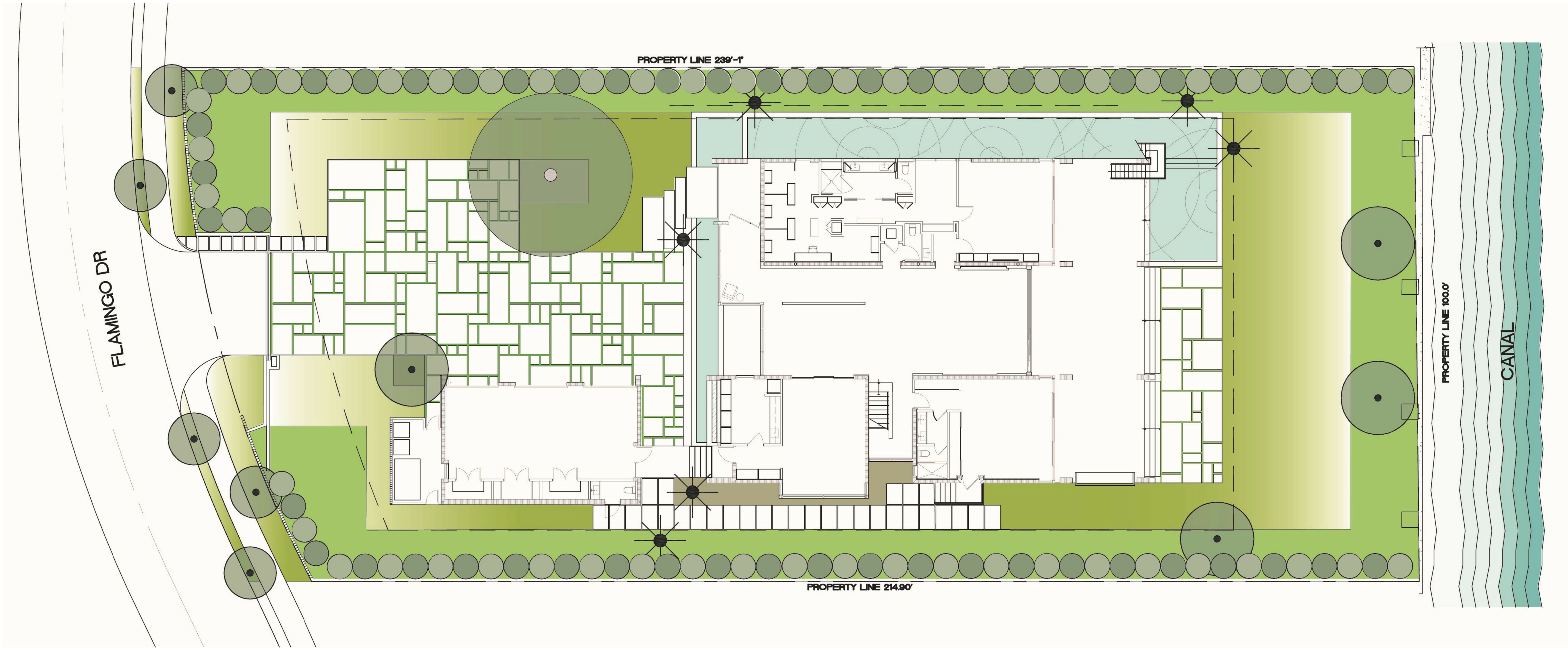
SHEET L-2.00



MADORSKY - RICHARD RESIDENCE

RENDERED SITE PLAN

SCALE: 1" = 10'-0"

0 5' 10' 20'

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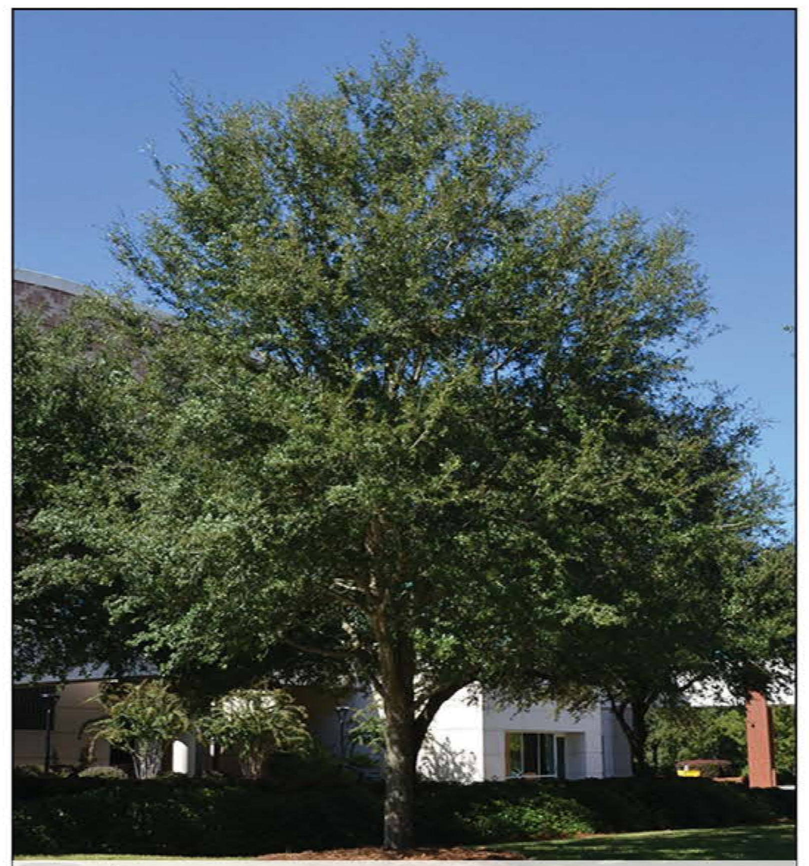
SHEET L-2.01

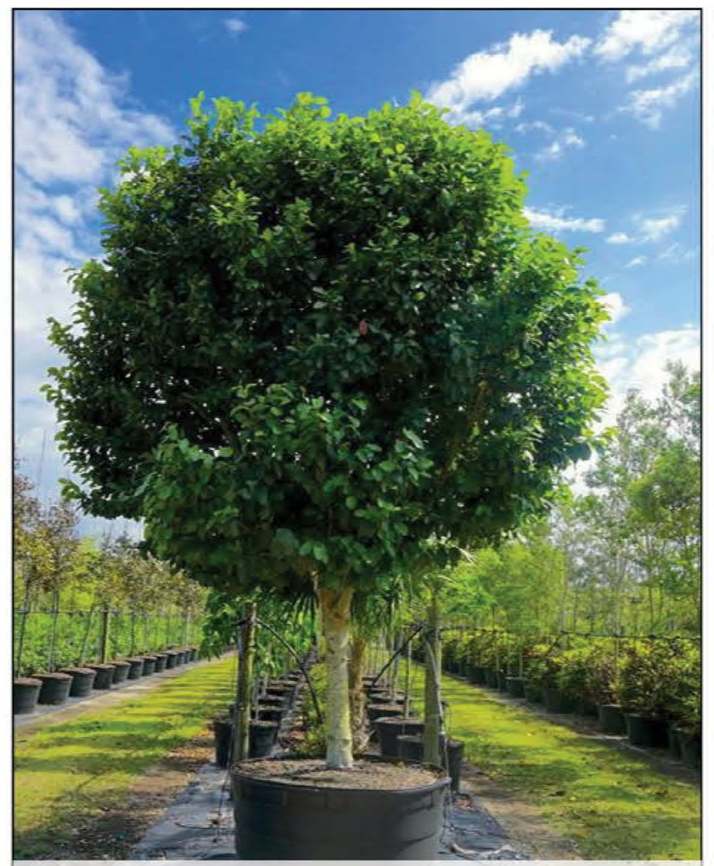

Gumbo Limbo


Live Oak


Bridalvail


False Tamarind


Simpson Stopper


Pigeon Plum


Wild Cinnamon Bark


Marlberry


Jamaican Caper


Keys Thatch Palm


Florida Thatch Palm


Silver Saw Palmetto

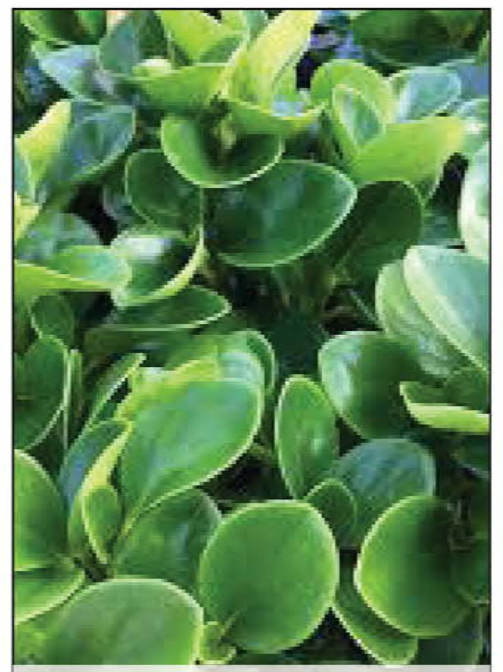

Wild Coffee


Lobster Claw Heliconia

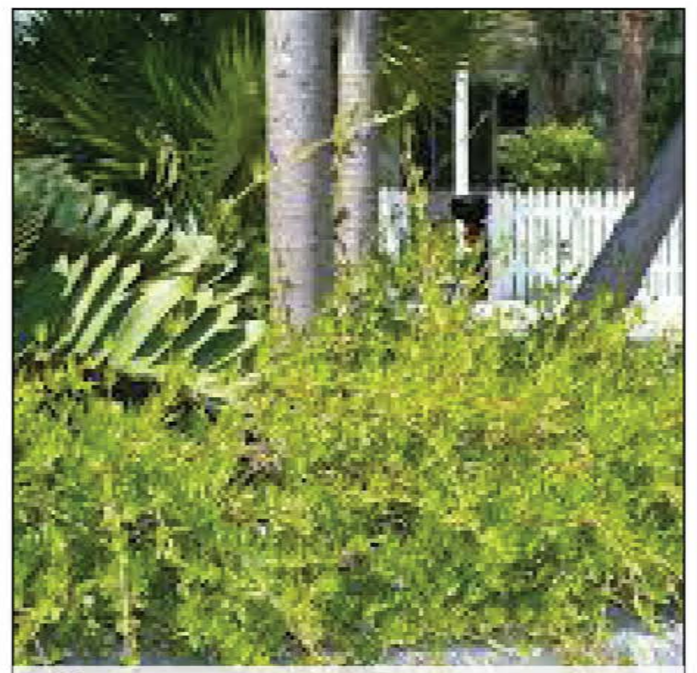

Monstera


Coontie


Portea Jungles


Pepperomia


Wart Fern


Golden Creeper


Burle Marx Philodendron


Fakahatchee Grass


Muhly Grass


Spartina Grass


Zoysia Sod

MADORSKY - RICHARD RESIDENCE

PLANT IMAGERY

HAMED RODRIGUEZ ARCHITECT INC.
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JAMES R. PHILLIPS, LANDSCAPE ARCHITECT
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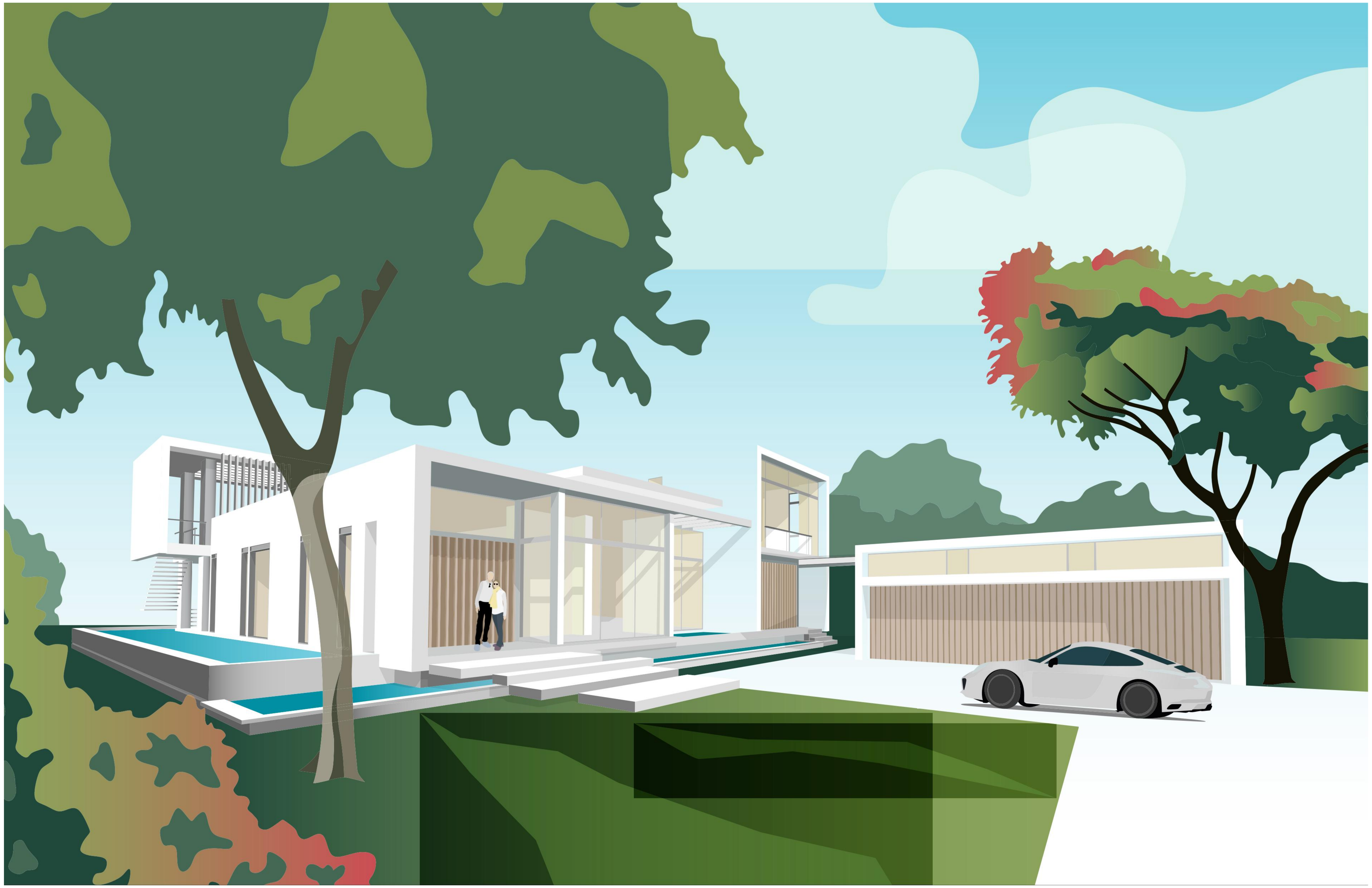
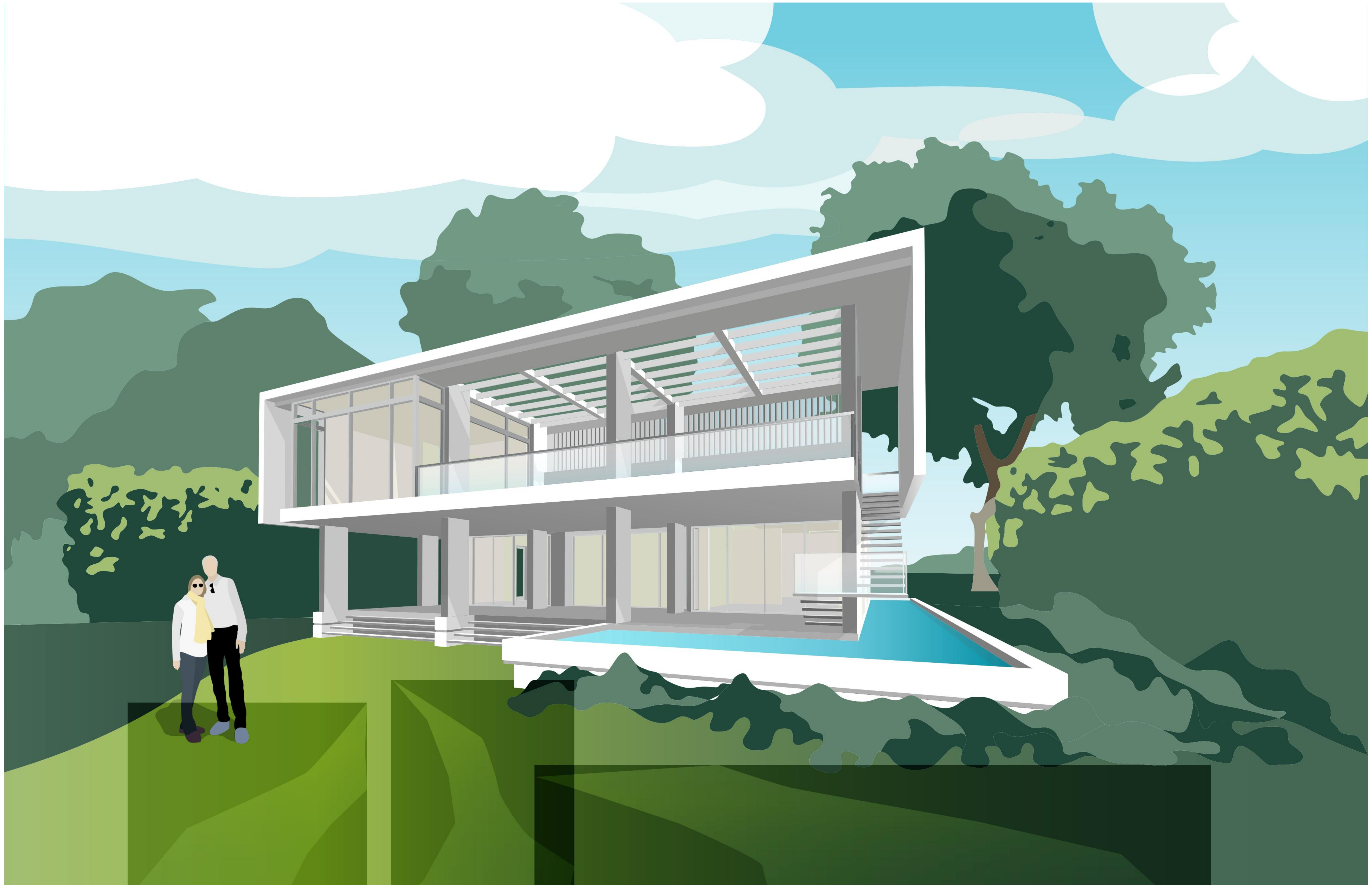
SHEET L-2.10



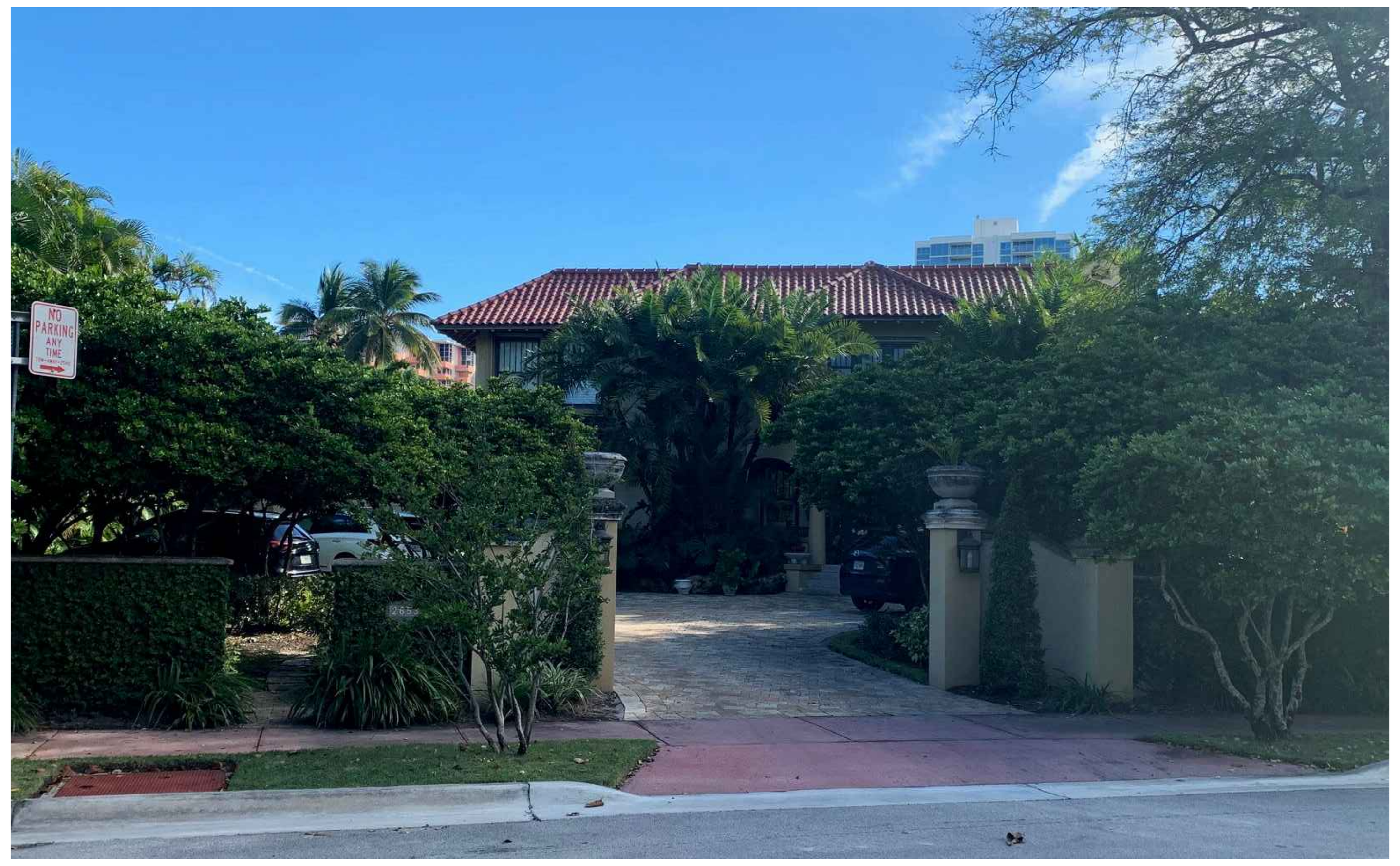
MADORSKY- RICHARD RESIDENCE

2675 FLAMINGO DRIVE,
MIAMI BEACH, FL 33140



HamedRodriguez
architects

IN ASSOCIATION WITH JOSE GELABERT-NAVIA



NEIGHBOR TO THE SOUTH OF LOT

VIEW OF NEIGHBOR FROM THE LOT

2ND HOUSE TO THE SOUTH OF LOT

3RD HOUSE TO THE SOUTH OF LOT

NEIGHBOR ACROSS THE STREET
WEST OF LOT

PROPERTY TO THE NORTH OF LOT

LOT TO THE NORTH OF LOT

INTERSECTION OF FLAMINGO AND PINE TREE

HAMED RODRIGUEZ ARCHITECT INC.
IN ASSOCIATION WITH: JOSE GELABERT-NAVIA

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SHEET A0.2

EXISTING POINCIANA TREE ON LOT

EXISTING MANGO TREE ON LOT

HAMED RODRIGUEZ ARCHITECT INC.

IN ASSOCIATION WITH: JOSE GELABERT-NAVIA

HAMED RODRIGUEZ ARCHITECT
AR93261
AA 26002034

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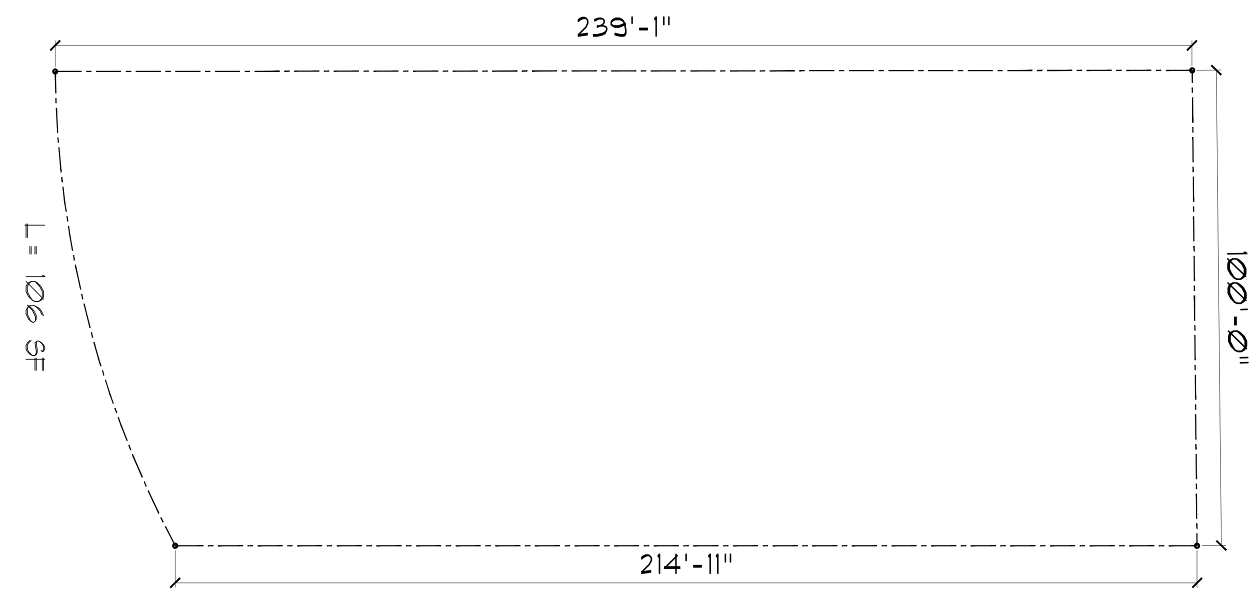
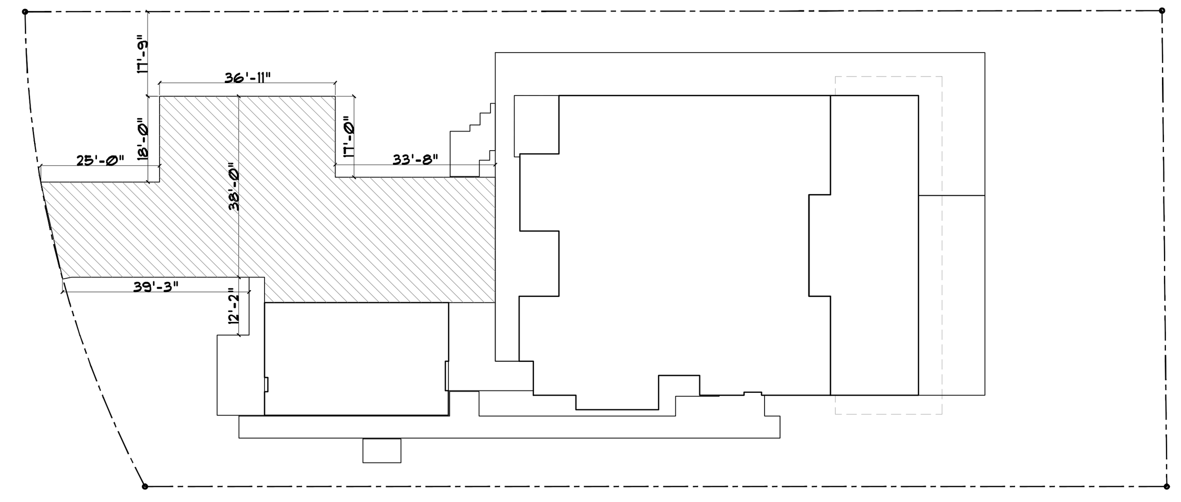
SHEET

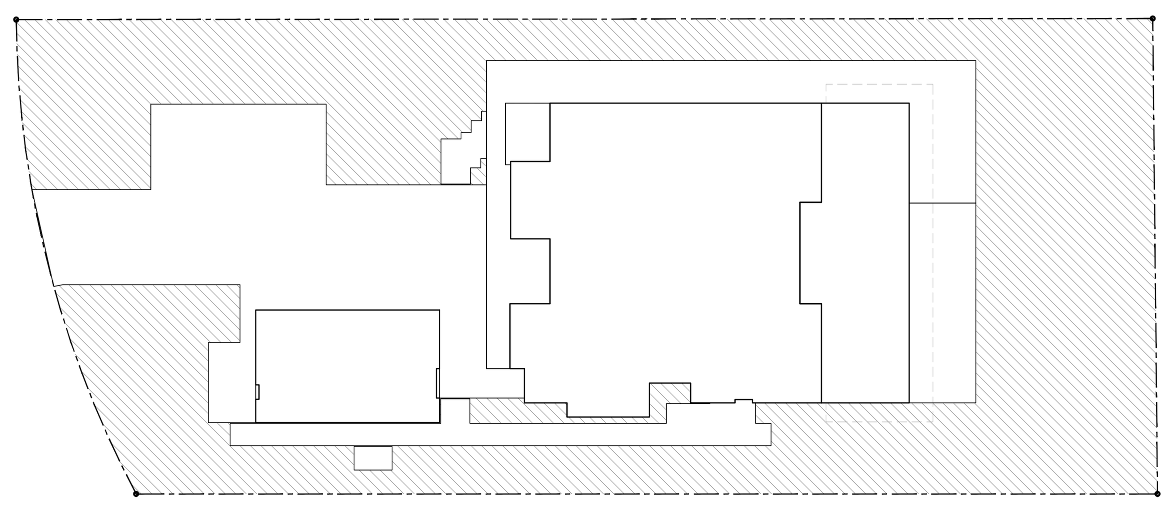
A0.3



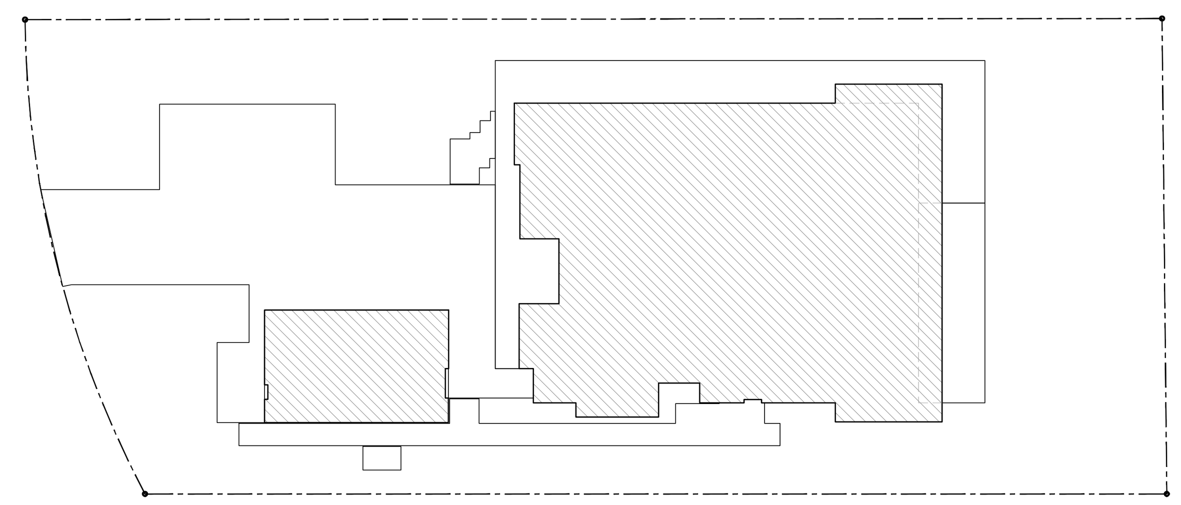
LOT SIZE : 22,676 SF



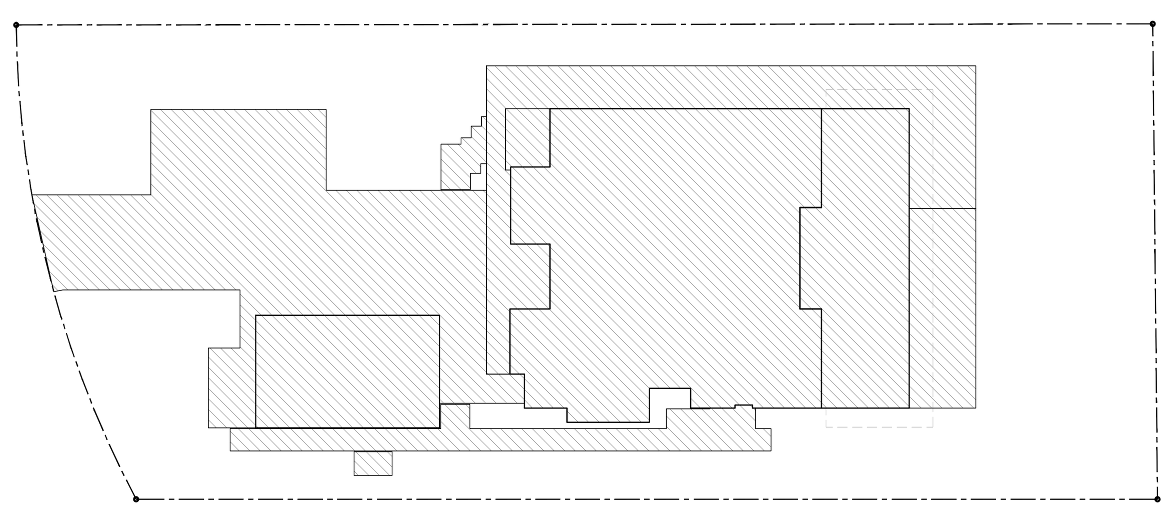
PROPOSED DRIVEWAY: 2,824 SF



MINIMUM GREEN SPACE REQUIRED : 40% = 9,070 SF
GREEN SPACE PROPOSED : 47% = 10,758 SF



MAXIMUM BUILDING GROUND (LOT) COVERAGE : 30% = 6,803 SF
BUILDING COVERAGE PROPOSED : 29% = 6,583 SF



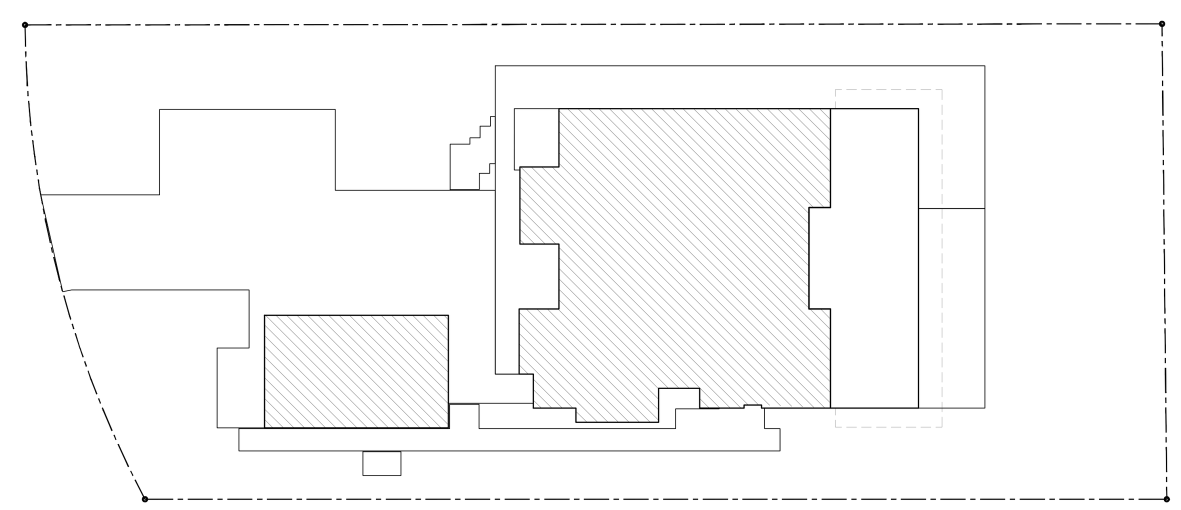
COVERED AREAS:

MAIN HOUSE	3,802 SF	COVERED AREAS 6,088 SF = 26%
GARAGE	909 SF	
REAR COVERED TERRACE	1,262 SF	
COVERED ENTRANCE	115 SF	

NON-COVERED AREAS: FOR CALCULATING MAXIMUM IMPERVIOUS

LAP POOL+ REFL. POOL	1,605 SF	NON-COVERED AREAS 6,236 SF = 27%
DRIVEWAY,WALKWAYS, A/C PADS	4,631 SF	

TOTAL IMPERVIOUS SURFACE PROPOSED: 12,163 = 53%



MAXIMUM BUILDING FAR: 50%

AIR CONDITIONED AREAS:

1ST FLOOR = 3,802 SF
2ND FLOOR = 1,901 SF
GARAGE = 909 SF

PROPOSED AREA 6,612 SF OR 29%

ZONING DATA (RS-2, SINGLE FAMILY)

SET BACKS:	REQUIRED (MIN)	PROVIDED
FRONT:		
1 STORY	20'-0"	N/A
2 STORY (ADD. 10')	30'-0"	32'- 4"
REAR	35'-0"	47'- 1"
SIDE (NORTH)	16'-0"	17'- 8"
SIDE (SOUTH)	10'-0"	15' - 0"
SWIMMING POOL:		
REAR SETBACK	6'- 0"	37'- 3"
INTERIOR SIDE SETBACK	7'- 6"	8'- 9"

LOT COVERAGE:	ALLOWED (MAX)	PROPOSED
LOT AREA: 22,676 sf	30% OR 6,803 sf	29% OR 6,583 sf

AIR-CONDITION AREAS:
1ST FLOOR : 3,802 SF
2ND FLOOR: 1,901 SF

NON AIR-CONDITION AREAS:
GARAGE : 909 SF
COVERED ENTRY: 115 SF
1ST FLOOR COVERED TERRACE: 1,262 SF
2ND FLOOR COVERED TERRACE: 1,039 SF

MAXIMUM F.A.R. : 50%

1ST FLOOR AREA : 3,802 SF
2ND FLOOR AREA: 1,901 SF
GARAGE : 909 SF
TOTAL OF MAX. AREAS ALLOWED: 50% OR 11,338 sf 29.1% OR 6,612 sf

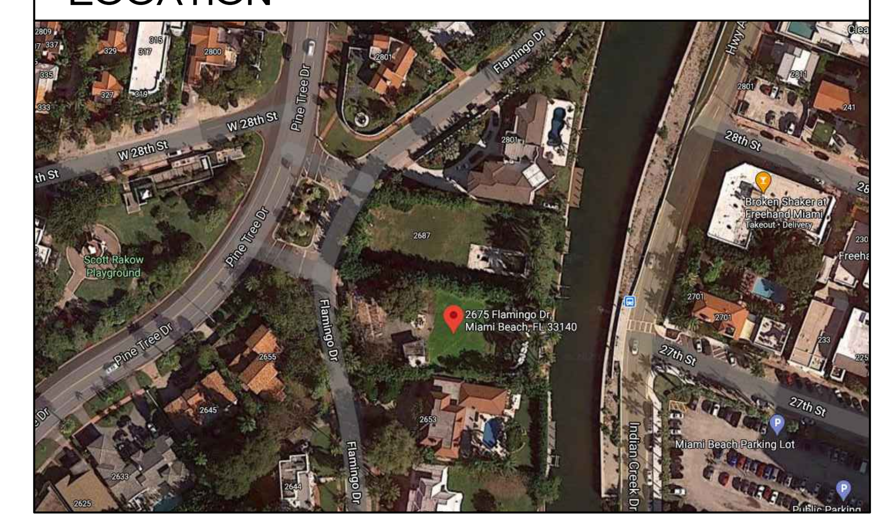
MAX. ALLOWABLE HEIGHT:	REQUIRED (MAX)	PROPOSED
2 STORIES MAX.	28'- 0" (ABOVE GRADE)	26'- 0"

FLOOD ZONE : AE

LEGAL DESCRIPTION

FOLIO: 02-3226-002-0100
FLAMINGO TERRACE SUB PB 10-3
LOT 3 BLK 2
LOT SIZE 100.000 X 227

LOCATION

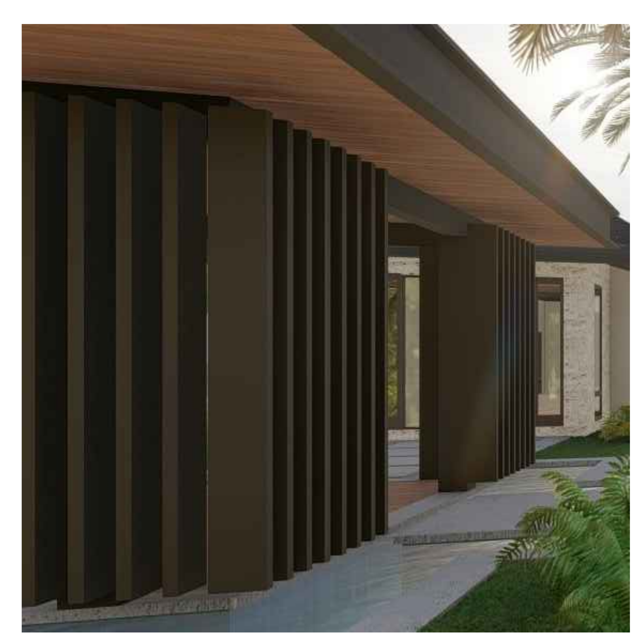


RESAWN TIMBER CO.
VETTE // CHARRED KEBONY WOOD

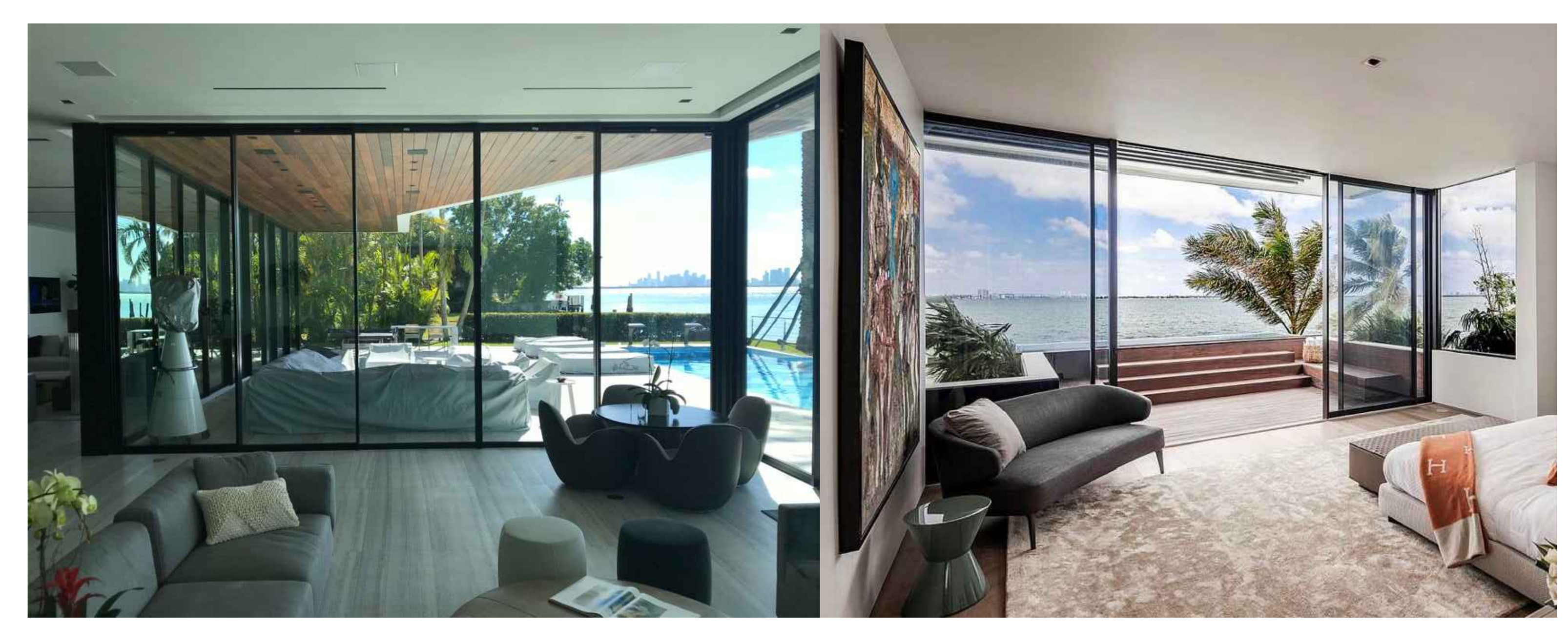
PROPOSED FINISH FOR GARAGE DOORS AND ENTRY WALLS.

BIANCO LUNA HONED

PROPOSED FLOOR FINISH FOR ENTRANCE FOYER AND TERRACES.



DARK BRONZE ALUMINUM TUBES PROPOSED ON SECOND LEVEL TERRACE



PROPOSED SLIDERS AND STOREFRONT WINDOWS IN WHITE

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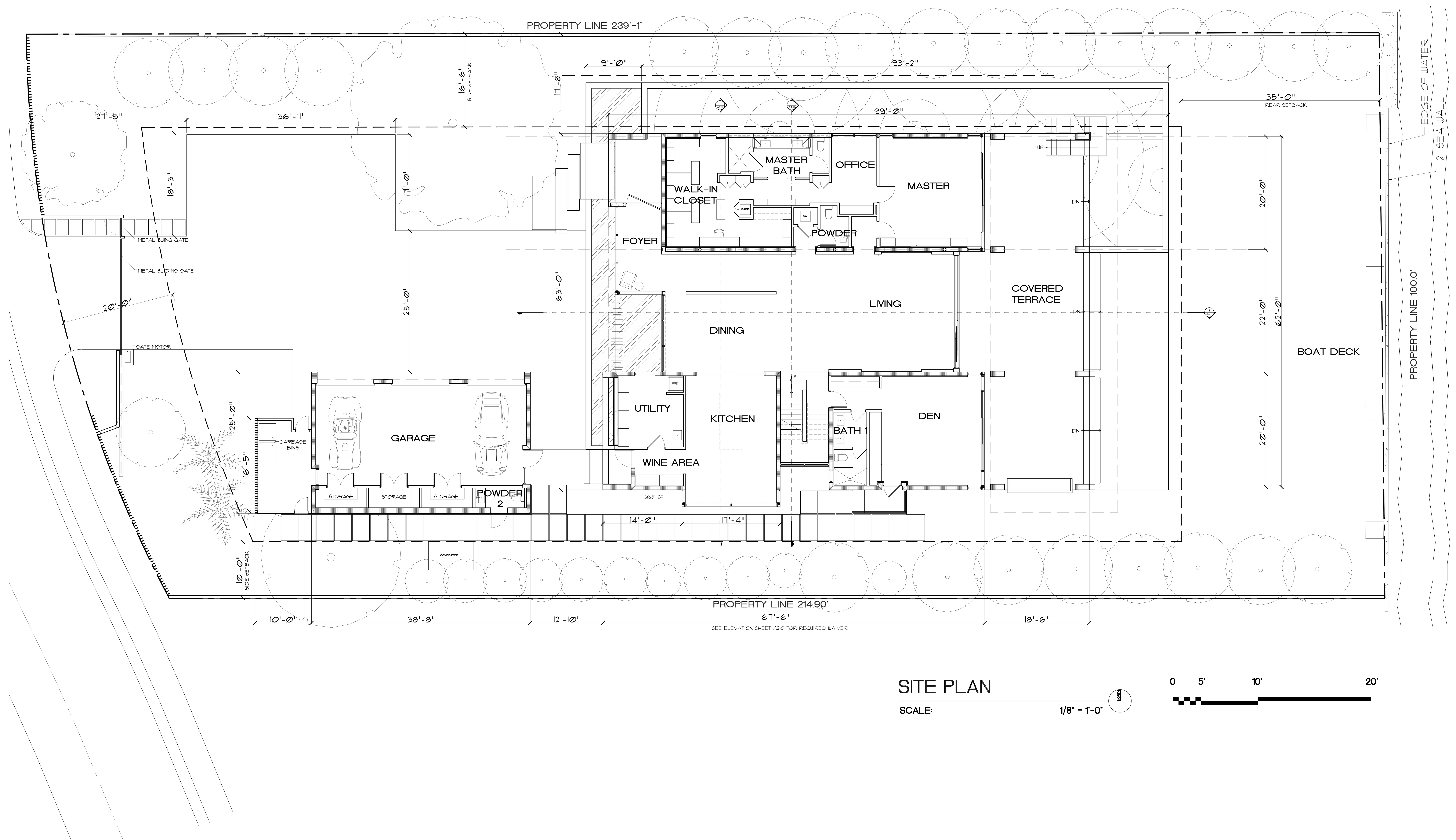
SHEET A0.4



SITE PLAN

SCALE: 1/8" = 1'-0"

0 5' 10' 20'

HAMED RODRIGUEZ ARCHITECT INC.

IN ASSOCIATION WITH: JOSE GELABERT-NAVIA

HAMED RODRIGUEZ ARCHITECT
AR93261
AA 26002034

275 MINORCA AVE, CORAL GABLES, FL 33134
P 305 529 9967
www.hamedrodriguez.com

REVISION NO.	DATE	COMMENTS

NEW RESIDENCE FOR:

2675 FLAMINGO DRIVE

2675 FLAMINGO DRIVE, MIAMI BEACH, FL 33140

OWNERSHIP AND USE OF THESE DOCUMENTS & SPECIFICATIONS AS INSTRUMENTS OF SERVICE ARE AND SHALL REMAIN THE PROPERTY OF THE ARCHITECT WHETHER THE PROJECT THEY ARE MADE FOR IS EXECUTED OR NOT. THEY SHALL NOT BE USED BY THE OWNER OR OTHERS ON OTHER PROJECTS OR FOR ADDITIONS TO THIS PROJECT BY OTHERS, EXCEPT BY AGREEMENT IN WRITING AND WITH APPROPRIATE COMPENSATION TO THE ARCHITECT.

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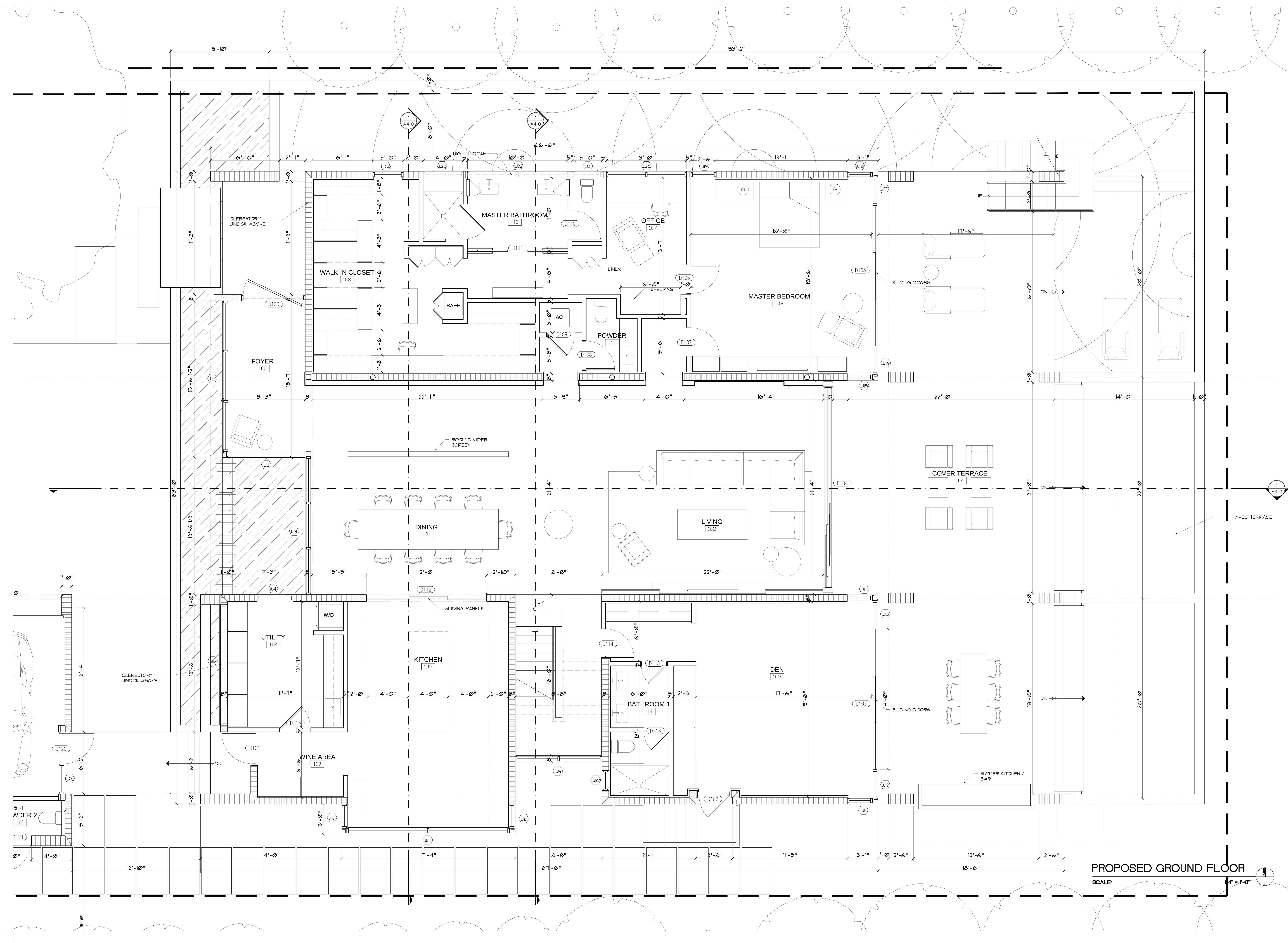
DRAWN BY:	HRA
CHECKED BY:	HR

SHEET

A1.0



PROPOSED GROUND FLOOR

SCALE: 1/4" = 1'-0"

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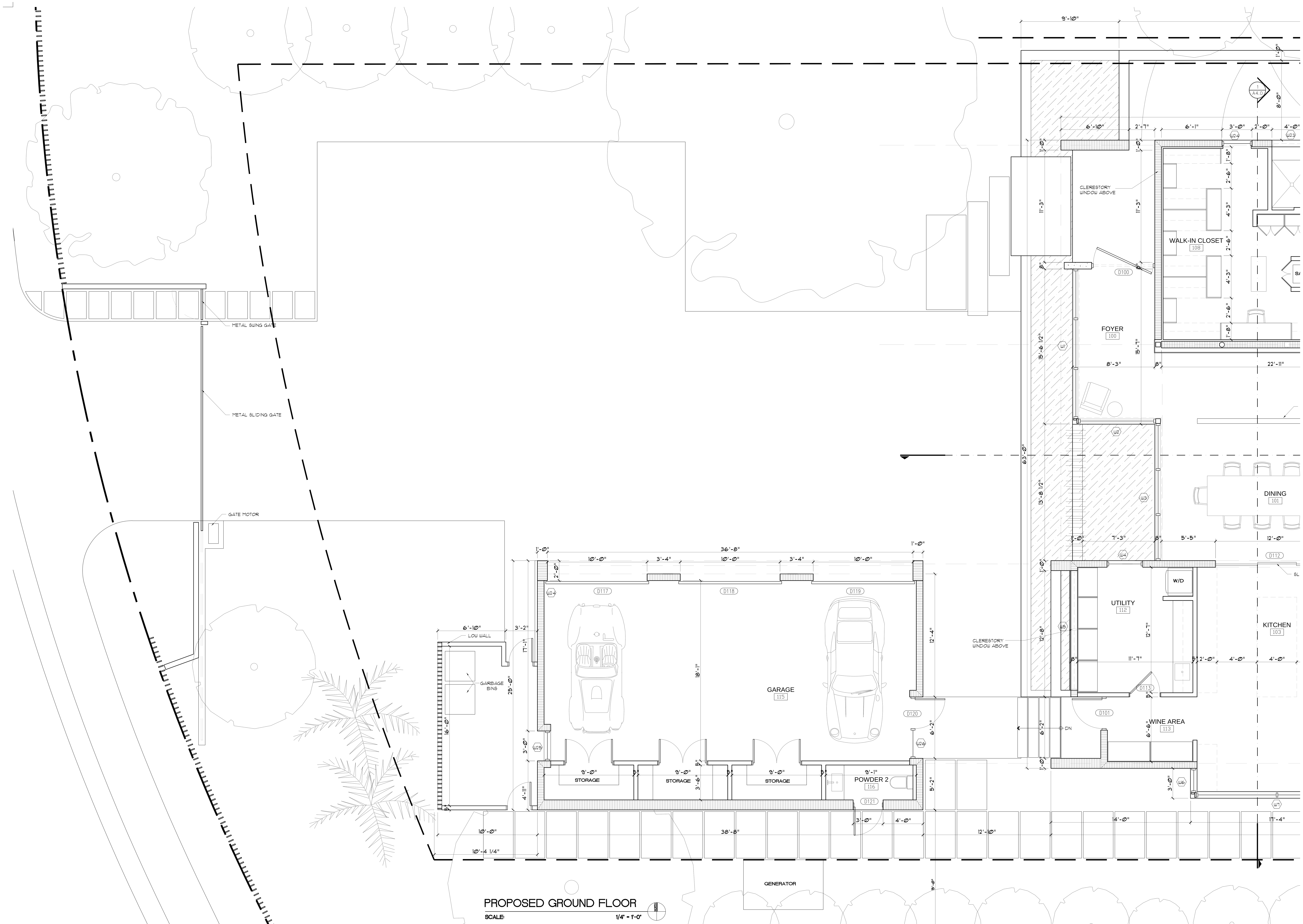
SHEET A1.1



PROPOSED GROUND FLOOR

SCALE: 1/4" = 1'-0"

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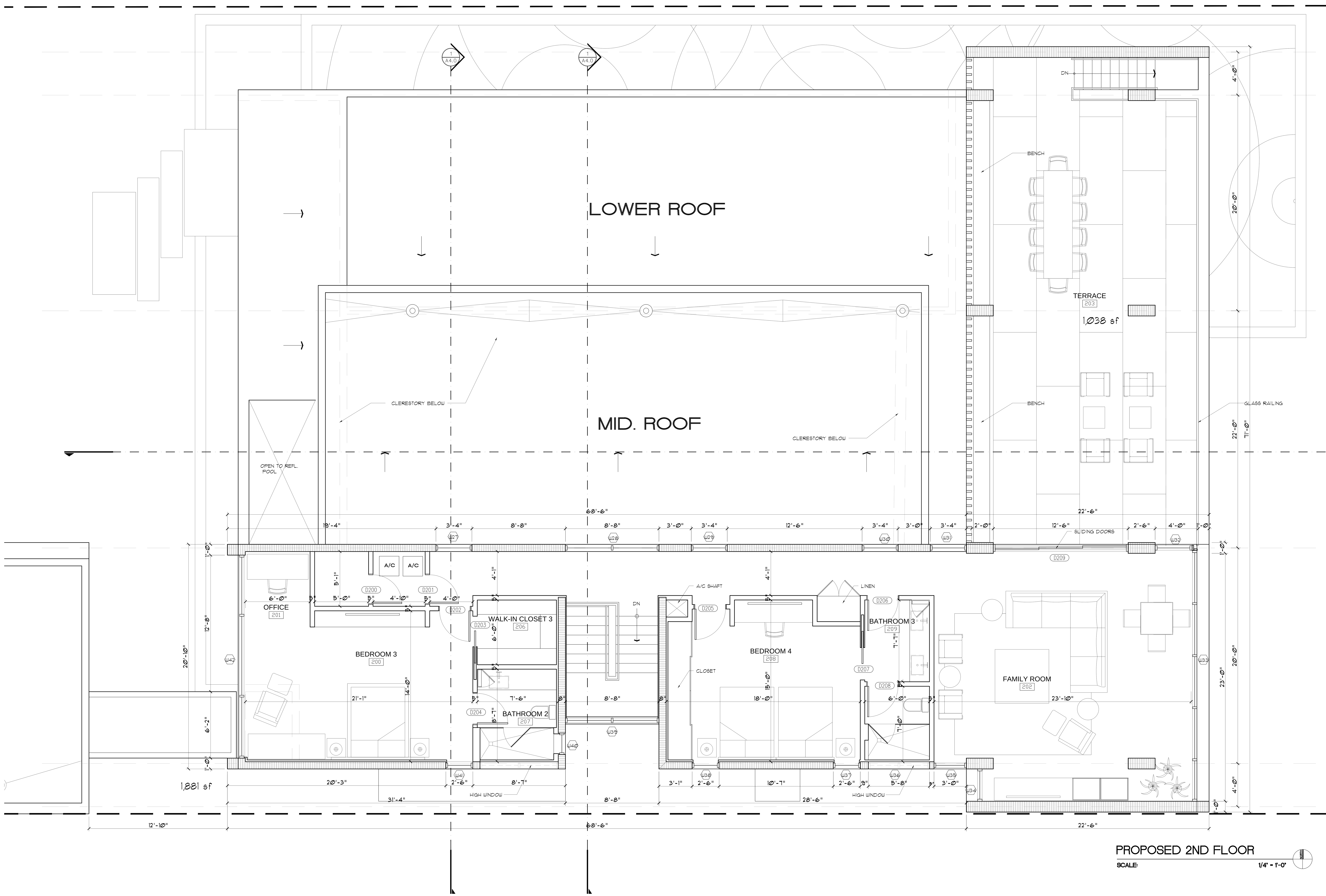
SHEET A1.2



PROPOSED 2ND FLOOR

SCALE: 1/4" = 1'-0"

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SHEET A1.3

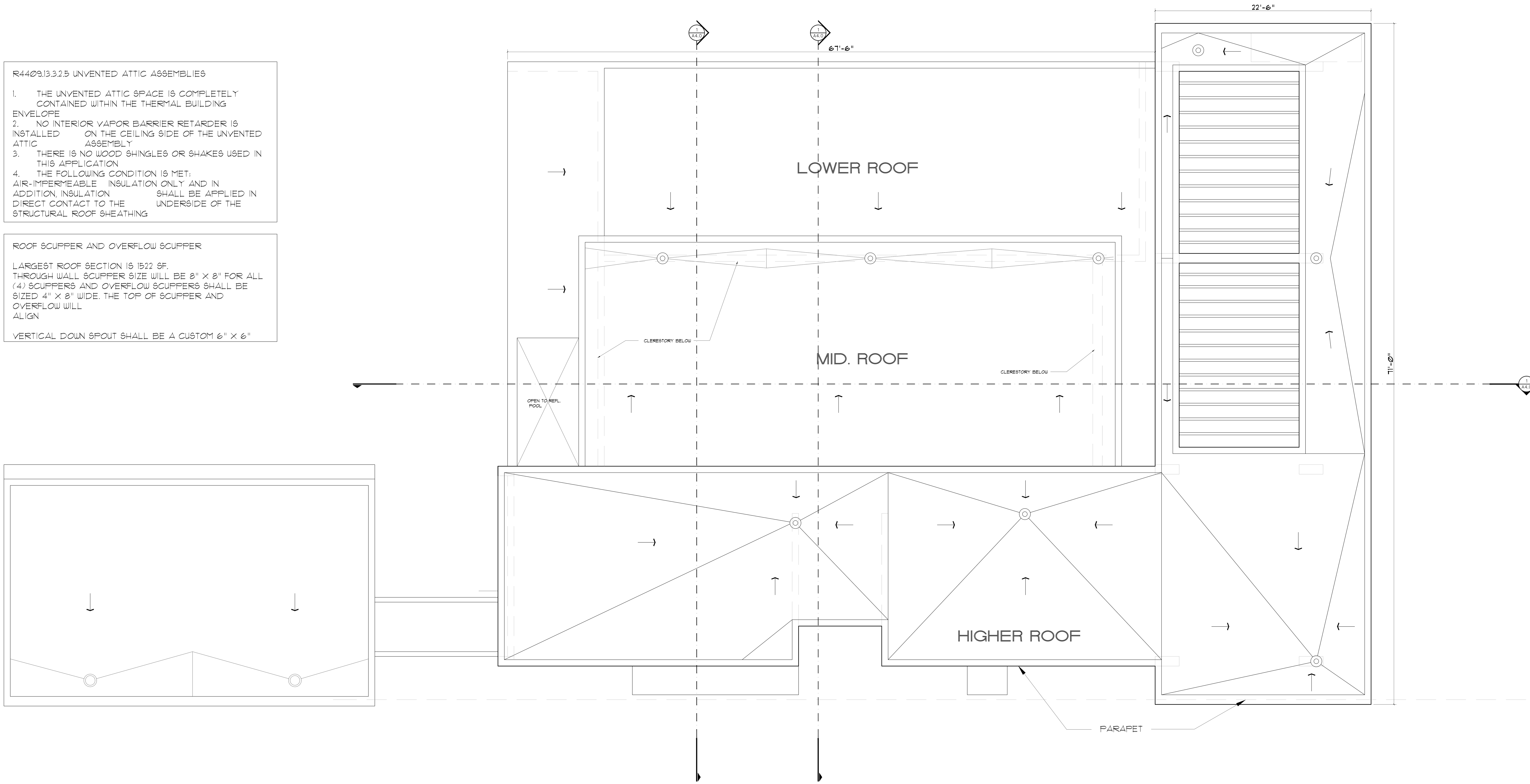
R4409.13.3.2.5 UNVENTED ATTIC ASSEMBLIES

1. THE UNVENTED ATTIC SPACE IS COMPLETELY CONTAINED WITHIN THE THERMAL BUILDING ENVELOPE
2. NO INTERIOR VAPOR BARRIER RETARDER IS INSTALLED ON THE CEILING SIDE OF THE UNVENTED ATTIC ASSEMBLY
3. THERE IS NO WOOD SHINGLES OR SHAKES USED IN THIS APPLICATION
4. THE FOLLOWING CONDITION IS MET: AIR-IMPERMEABLE INSULATION ONLY AND IN ADDITION, INSULATION SHALL BE APPLIED IN DIRECT CONTACT TO THE UNDERSIDE OF THE STRUCTURAL ROOF SHEATHING

ROOF SCUPPER AND OVERFLOW SCUPPER

LARGEST ROOF SECTION IS 1522 SF.
THROUGH WALL SCUPPER SIZE WILL BE 8" X 8" FOR ALL (4) SCUPPERS AND OVERFLOW SCUPPERS SHALL BE SIZED 4" X 8" WIDE. THE TOP OF SCUPPER AND OVERFLOW WILL ALIGN

VERTICAL DOWN SPOUT SHALL BE A CUSTOM 6" X 6"



ROOF PLAN

SCALE: 3/16" = 1'-0"

NORTH

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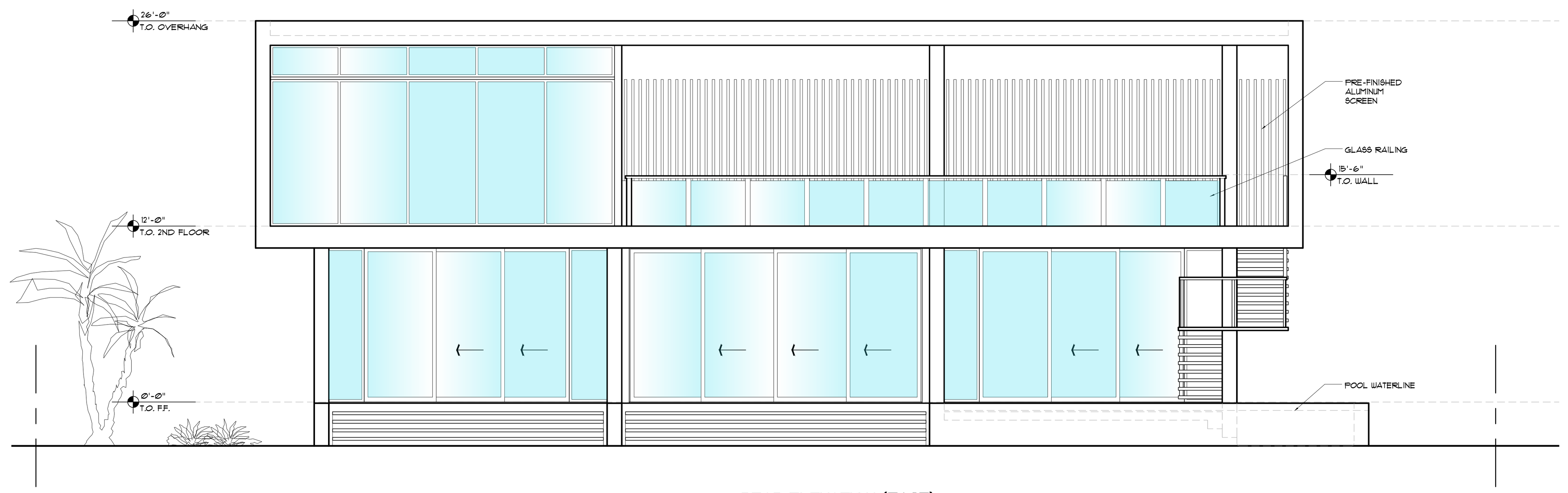
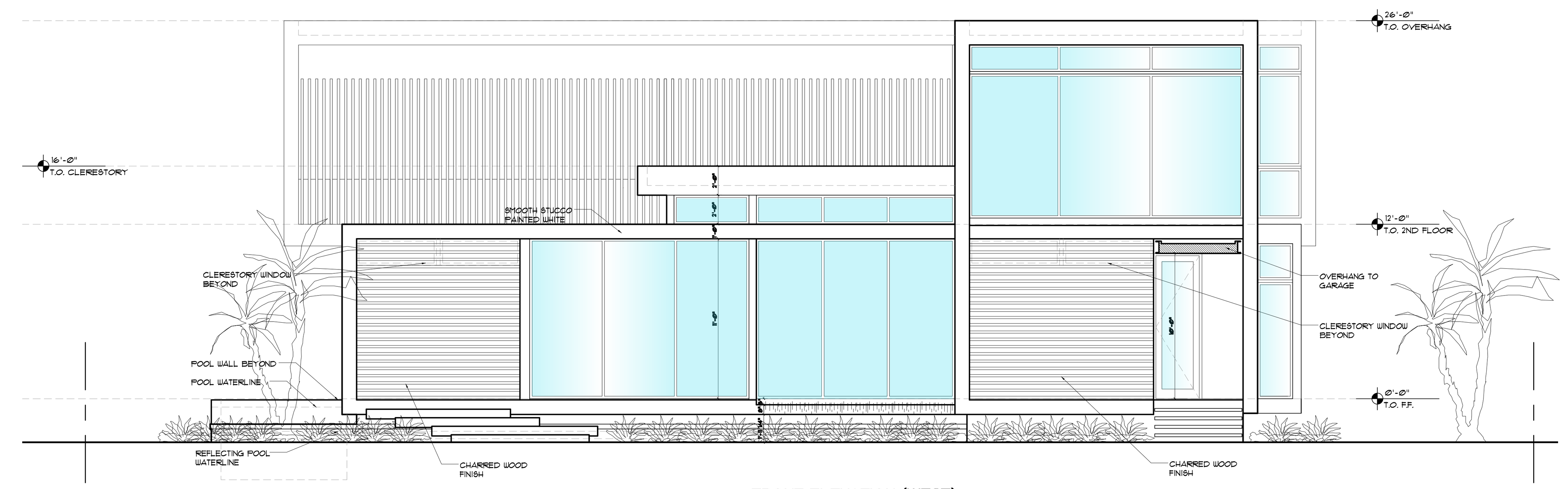
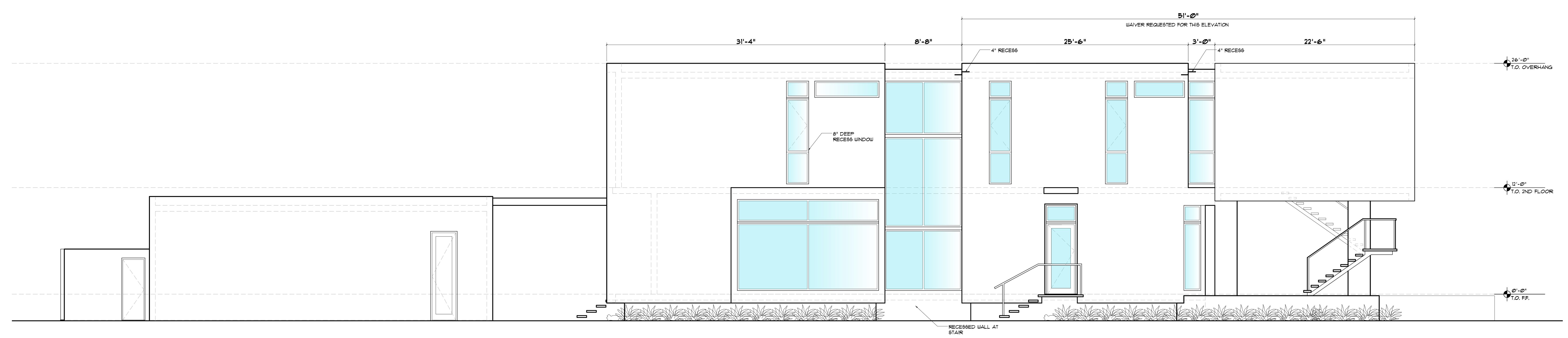
A1.4



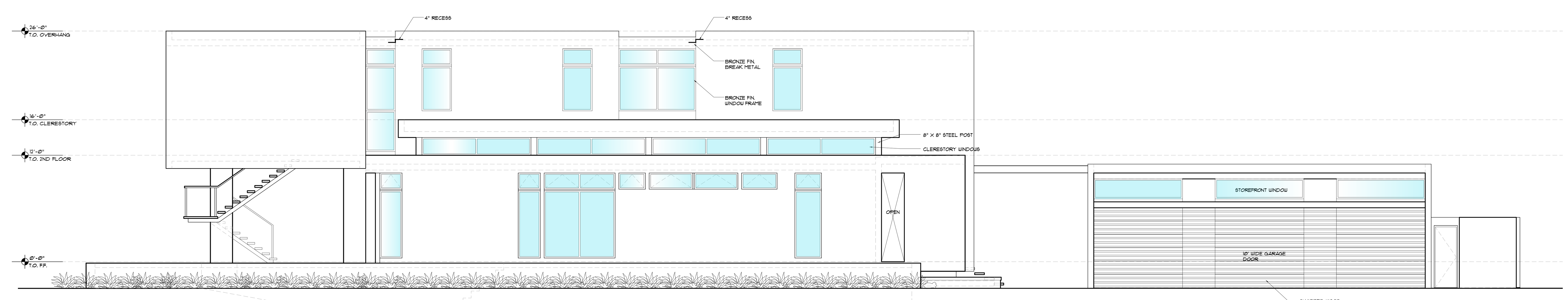
REAR ELEVATION (EAST) ①



FRONT ELEVATION (WEST) ②



SIDE ELEVATION (SOUTH) ③



SIDE ELEVATION (NORTH) ④

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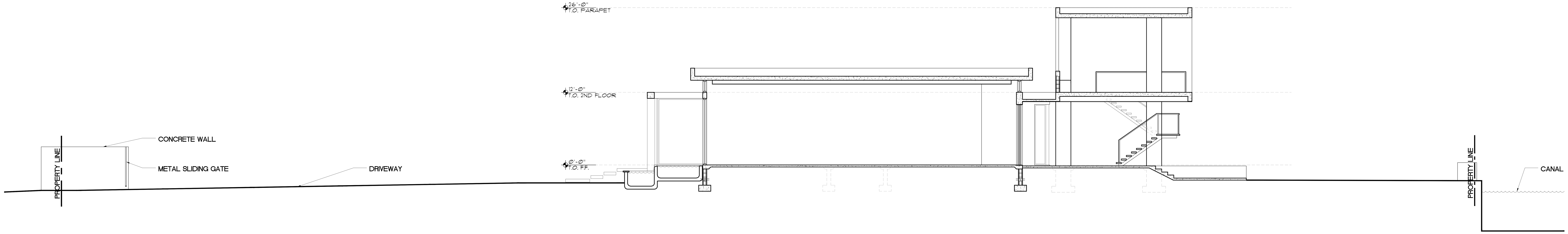
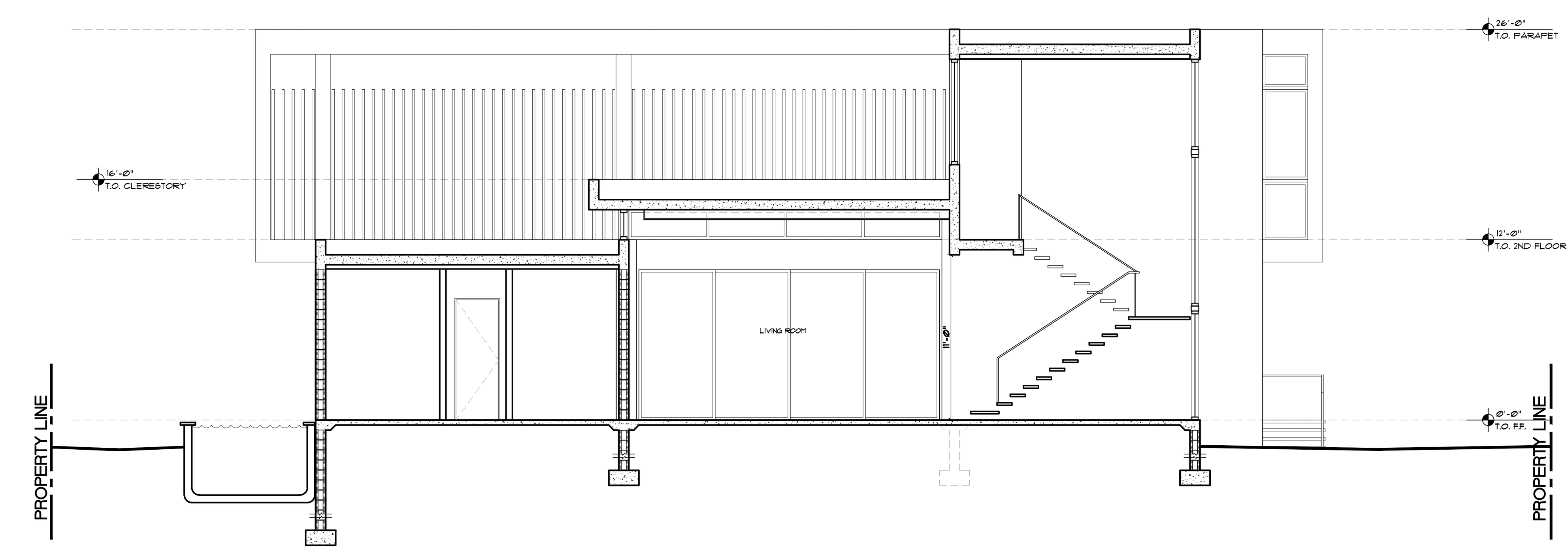
SHEET
A2.0



OVERALL SECTION (1)

SCALE: 1/8" = 1'-0"



SECTION (2)

SCALE: 1/8" = 1'-0"

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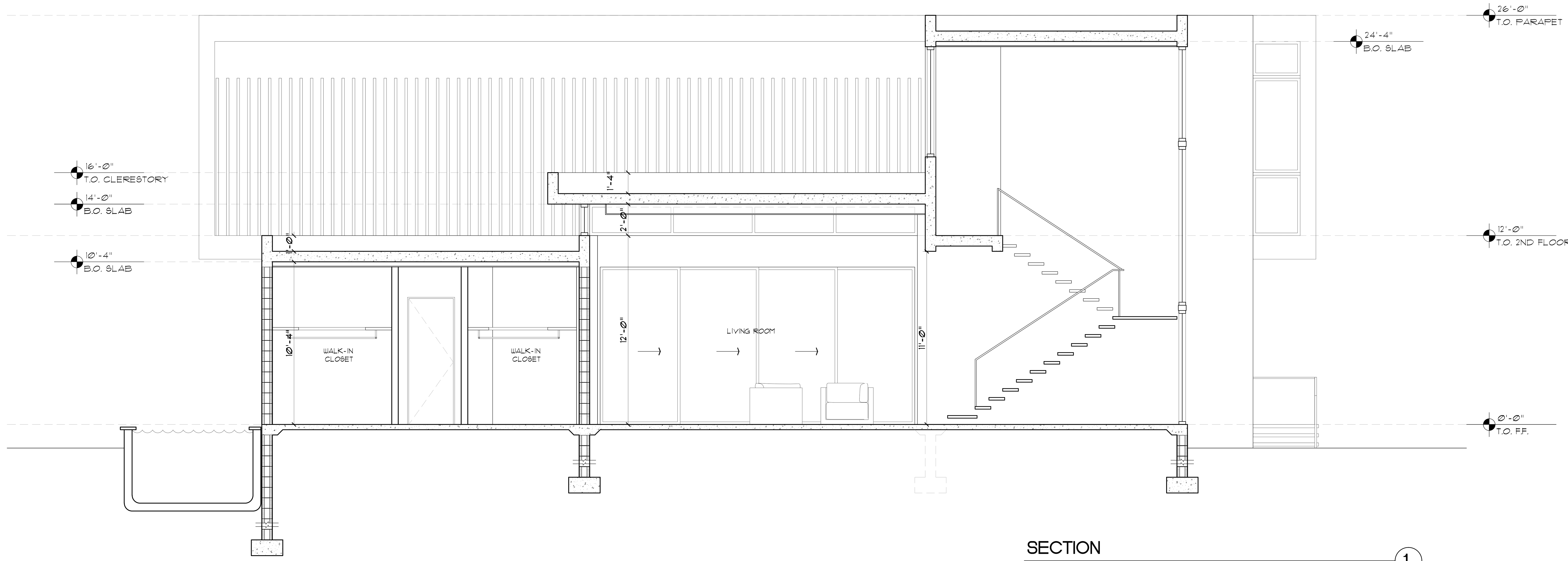
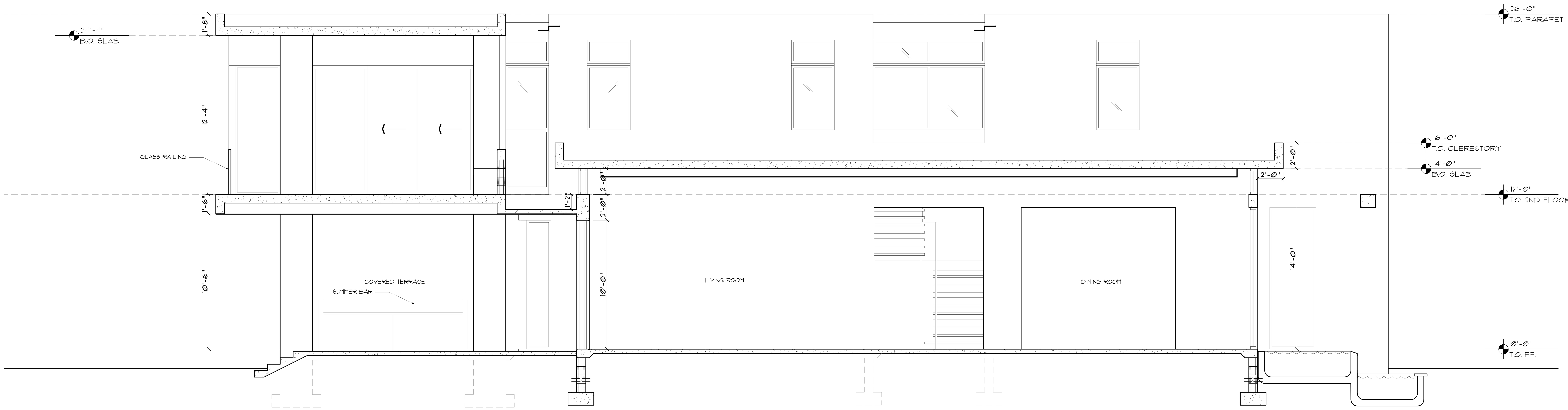
A3.1



SECTION 1
SCALE: 1/4" = 1'-0"



SECTION 2
SCALE: 1/4" = 1'-0"

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A3.0