



COLLINS AVENUE LOBBY:

LEFT: CIRCA 1950's VIEW (20)

RIGHT: 2021 VIEW (24)



ARCHITECTS

MELVIN GROSSMAN ARCHITECT

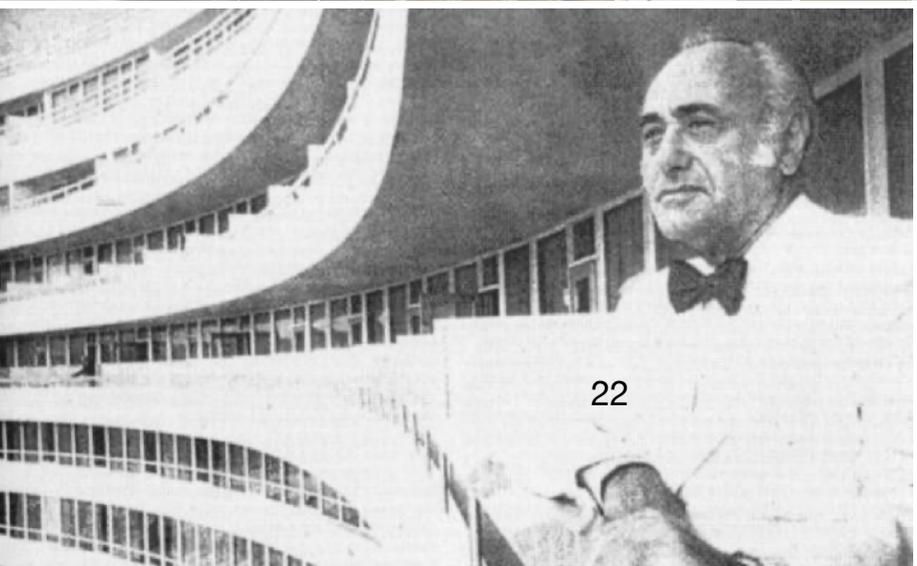
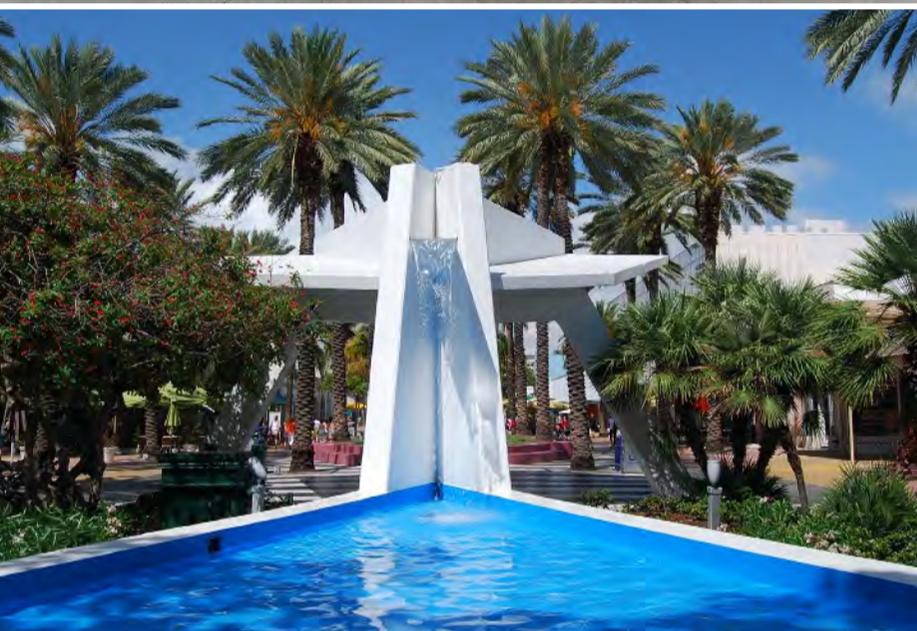
Melvin Grossman (1914–2003) worked with architect Albert Anis in 1950 and was also a protégé of the architect Morris Lapidus, prior to forming his own architecture firm. All three collaborated on the Nautilus Hotel (now the Riande, 1825 Collins Ave.) in 1950 and a year later on the Biltmore Terrace hotel, prior to collaborating on the DiLido Hotel.

Grossman and Lapidus partnered in designing the DiLido Hotel in 1953. Influenced by both Anis and Lapidus, Grossman would go on to design the Seville hotel in 1955, the 593-room Deauville in 1957, and the Doral Beach hotel. He also exported the MiMo style in designing the original Caesar’s Palace in Las Vegas and the Acapulco Princess Hotel in Mexico.

REPRESENTATIVE PROJECTS

- Acapulco Princess Hotel
- Algiers Hotel w/ Henry Hohausser & Morris Lapidus
- Americana Hotel, Bal Harbour (Demolished)
- Biltmore Terrace Hotel
w/Albert Anis & Morris Lapidus (Demolished)
- Caesar’s Palace Hotel, Las Vegas
- Deauville Hotel, Miami Beach 1957
- DiLido Hotel with Morris Lapidus, Miami Beach
- Doral Beach Hotel
- Doral Country Club
- Imperial House - 5255 Collins Avenue 1963
- International Inn, Miami Beach 1956
- King Cole Condominium, Miami Beach 1961
- Nautilus Hotel, Miami Beach 1950
- Seville Hotel, Miami Beach 1955
- 5600 Collins Avenue, Miami Beach

PHOTOGRAPHS COURTESY OF INTERNET SEARCH FOR MELVIN GROSSMAN ARCHITECT



MORRIS LAPIDUS ARCHITECT (1902-2001)

was born in Russia and emigrated to New York as a child. He graduated from Columbia University and began working in New York City as a retail designer. His storefronts were noted for their innovative shapes, curving forms and receding show windows to draw in shoppers.

He first visited Miami Beach in 1929 on his honeymoon and then returned after World War II to design hotels'. His first major project was the interior of the Sans Souci Hotel, with additional interior work on the Algiers, Nautilus, DiLido and Biltmore Terrace Hotels.

In 1954 Lapidus was retained to design an entirely new hotel on the site of the former Firestone estate on the ocean. The Fontainebleau Hotel was destined to become one of Miami Beach's most famous hotels. His designs were initially panned by the architecture critics as being overly decorative, yet the public loved the fantasy environments Lapidus created.

In 1955 Lapidus designed the Eden Roc Hotel next door to the Fontainebleau. This began a famous battle between the owners of both properties. In 1958 the Fontainebleau constructed a new high-rise North Tower designed by A. Herbert Mathes with a blank wall facing the Eden Roc property, blocking the sun from the Eden Roc pool. This new North Tower became nicknamed as the 'Spite Wall.'

Lapidus became one of Miami Beach's most well known and respected architects. The titles of two of his books summarize his approach to design; "The Architecture of Joy" and "Too Much is Never Enough."

REPRESENTATIVE PROJECTS

- Algiers Hotel, Miami Beach
- Americana Hotel, Bal Harbour (demolished)
- Aruba Caribbean Hotel, Aruba
- Biltmore Terrace aka Dezerland Hotel, Miami Beach
- Crystal House, Miami Beach
- Daniel Tower Hotel, Israel
- Eden Roc Hotel, Miami Beach
- Fontainebleau Hotel, Miami BEach
- International Inn, Washington D.C.
- Lincoln Road Pedestrian Mall, Miami Beach (upper middle photo) (24)
- Sans Souci Hotel, Miami Beach with Roy France Architect
- Saxony Hotel, Miami Beach
- Seacoast Towers, Miami Beach
- Shelborne Hotel - West Tower (top photo) (24)
- Summit Hotel, New York, New York. 1962
- Temple Menorah, Miami Beach (lower middle photo) (24)
- Trelawny Hotel, Jamaica

PHOTO LEFT: MORRIS LAPIDUS AT THE FONTAINEBLEAU HOTEL

NICHOLS BROSCH WURST WOLFE & ASSOCIATES ARCHITECTS

“Founded in 1967, NBWW has been involved in the design and planning of more than five billion dollars in new construction and renovations encompassing more than 40,000 hotel rooms. The firm is internationally recognized for its architectural design and planning of luxury hotels and resorts, luxury spas, multi-family residential, mixed-use centers, and high-end office building and retail projects throughout the United States, Mexico, South and Central America, the Caribbean, and the Bahamas.” (23)

“The firm is most known for its restoration and redesign of many of Miami’s most legendary historic properties. Over the decades, the NBWW has been tasked with polishing some of the finest and most iconic buildings in Miami Beach into marvelous gems, including the restoration of the Morris Lapidus-designed Fontainebleau, Eden Roc, Loews, and the Ritz-Carlton DiLido South Beach.” (23)

“Most recently, NBWW served as the architect for the restoration and design of the newly-opened Ian Schrager hotel – The EDITION Miami Beach, formerly the 1950’s Seville Hotel, in addition to the Opal Sands Resort on Clearwater Beach, FL” (23)

REPRESENTATIVE PROJECTS

Angler’s Hotel, Miami Beach

Auberge Beach Residences on the site of the former Ireland’s Inn, Fort Lauderdale (top photo)

Diplomat Resort and Convention Center, Hollywood

Edition aka Seville Hotel, Miami Beach

J W Marriott Tampa

JW Marriott Miami Turnberry Resort & Spa, Aventura

Loews Miami Beach Hotel, Miami Beach (middle photo)

Metropolitan Miami 2 mixed use project consisting of offices, retail / restaurant plus two luxury hotels, Downtown Miami

Miami Worldcenter block E, Downtown Miami

Miami Riverside Center, Downtown Miami

Ritz Carlton DiLido Hotel, Miami Beach

W South Beach Hotel, Miami Beach (lower photo)

Weston Rhode Island, Providence, RO 1450 Brickell, Miami

PHOTOGRAPHS COURTESY OF NBWW WEBSITE



DILIDO HOTEL BUILDING CARD

Owner DI LIDO HOTEL - SIRKIN FAMILY
 Lot 1, 2, 3, 4, 1 Block 29
 & So. 1/2 of 15 & 16
 General Contractor Robert L. Turchin, Inc. 5050
 Architect M. Grossman & Morris Lapidus, Associate
 Use REE & BAA Area 12, 15, & 41
 Zoning Regulations: 1954 Front
 Building Size: 27' x 107' Depth
 Final #2357 Temp #2299-12/22/53: Elevator-over
 Certificate of Occupancy No. 5050
 One 1-bedroom apt - & 15 EFFICIENCY APTS: POOL-over--Use HOTEL: 303 HOTEL ROOMS & BATHS; COFFEE SHC
 Type of Construction #1 CBS Fireproof Foundation spread footing Date: COCKTAIL LOU
 PLUMBING Contractor #35150 Markowitz Bros: Sewer Connection 1 (8") Date May 26, 1953
 #3065 #35462 A.J. Hill 10/20/53 Temporary Water Closet
 1---Swimming Pool Traps
 Steam or Hot Water Boilers
 ROUGH APPROVAL E. Cox, 10-30-53
 FINAL APPROVAL OK, E. Cox, 2-3-54
 Water Closets 376
 Lavatories 378
 Bath Tubs 329
 Showers 12
 Urinals 7
 Sinks 30 & 15 'Pullman' sinks & 21 slop sinks
 Dish Washing Machine 3
 Laundry Trays
 Laundry Washing Machines
 Drinking Fountains 4
 Floor Drains 99
 Grease Traps 2
 Safe Wastes 15
 AIR CONDITIONING Contractor #42694 - 344-tons: Airtemp Constr. Corp: \$103,200: Sept 17, 1953 Plaag, 1/18
 SEPTIC TANK Contractor
 OIL BURNER Contractor #35396 Bell Oil Co: 4,000-gal: Oct 6, 1953
 SPRINKLER Contractor
 ELECTRICAL Contractor #40378 Otis Elevator Co: Sept 10, 1953* OK, H. Rosser, 7-6
 #41063 Flamingo Elec. Con. Co: Dec 18, 1953 Flamingo Electric: June 1, 1955
 Switches 659 Ranges 20 Temporary Service
 Lights 2016 Irons 1 Neon Transformers
 Receptacles 1600 Refrigerators 20 Sign Outlets 20
 Fans 312 Meter Change
 --39, (1HP Motors) 4 (1HP), 5 (6-10HP)* Centers of Distributions 44
 Appliances 16 Service
 HEATERS Water Space Violations
 25, 2-5 HP: 5 (6-10 HP): 8, 11-25 HP: 4 (over 25 HP)
 Electrical Contractor
 FIXTURES 2355
 Date Feb. 10, 1954
 By P. McGinnis
 FINAL APPROVAL
 Alterations or Repairs--Over

ALTERATIONS & ADDITIONS

Building Permits: # 42645 Install 4, Passenger-Elevators 2500 lbs 16 people -and- 1, Freight-Elevator 2000-lbs (with permit #41630): Otis Elev Co: \$107,000: Sept 10, 1953

#42916 SWIMMING POOL 22' x 50' Riley & Ross, engineers: \$ 14,000: Oct.14,1953
Bunnel Pools

Note: Pumping equipment to be installed in old Cabana

#43267 Fourteen (14) Refrigerating Units: Beach York Corp: Plaag,1/18/53 \$ 15,000: Nov 12,1953

#43470 Two Flat Wall Signs, 40 sq ft & 10 sq ft: Tropicalites: \$ 5,000: Dec 1, 1953

48231 ADDITION OF GROIN, 125 feet: Zurwelle and Whittaker, engineers: \$ 10,000 August 3, 1955
George E. Bunnell, cont

55681, Bond Construction: Alterations & remodeling - \$500 - March 11, 1958

58364 Claude Southern: Flat wall neon sign - \$100 - Jan 26, 1959

50420 Gordon Roofing & Sheet Metal Co: Repair to roof, \$350, 10/28/59

Plumbing Permits: #35382 Futch Plumbing: 9 Safe Waste Drains (for air cond): Oct 5, 1953

#35610 Acme Septic Tank: 2 Grease Traps, 500 gal, each: Dec 2, 1953 Cox, 12-21-53

#35579 Hurst Well Drilling: one 2 1/2" Well: Nov 23, 1953

#35673 A.Gans Pressing Machine Co: 1 Pressing Machine: Dec 23, 1953 E.Cox, 12-29-53

Electrical Permits: #40909 Tropicalites - 12 Neon transformers, Dec.1,1953 OK, Meginniss, 2/18/54

#40998 Emanuel Elec: 2 Switch Outlets, 1 Receptacle, 1 Light Outlet, 1 Fixture, Meginniss, 1/27/54

#41268 American Antenna: 1 Television Antenna: Jan 20, 1954 Meginniss, 1/20/54

#44099 Astor Electric: 1 receptacle, 5 fixtures March 9, 1955 OK, Rosser 3/9/1955

#44390 Ben Shepard: temporary lighting May 3, 1955

46060 Lysinger & Wirick: 3 receptacles, 6 light outlets, 60 fixtures Nov. 3, 1955

OK, Fidler 2/3/1956-- 46558 Astor Electric: one motor, 2-5hp January 16, 1956

47375 Electro Neon: twelve neon transformers May 4, 1956

47517 B. & W. Electric: two sign outlets May 21, 1956

48797 Astor Electric: one feeder October 24, 1956

49037 Astor Electric Service, Inc.: 10 Receptacles: December 5, 1956

49053 Astor Electric Service, Inc.: 2 Range Outlets, 4 Motors, 0-1 H.P.: December 6, 1956

OK 12/5/56 Fidler OK 5/7/57 Rosser

9523 Astor Elec: 4 Appliance Outlets - March 4, 1957 OK 3/18/57 Fidler

1114 Astor Elec: 1 Temporary Christmas Lights: December 13, 1956

1114 Astor Elec: 1 Temporary Wiring - October 24, 1957

Lot

Block

Subdivision

ALTERATIONS & ADDITIONS

Building Permits: #1070 Bolster Refrigeration - type 5051 refrigeration - 1 - 1 HP 4/23/70
#87509 - Kammer Signs - replace sign (1) 9/7/71

Plumbing Permits:

Electrical Permits:

#69082 - Arrow Sign Service - 2 ballast - 4 lamps 9/7/71

Lot 1-2-3 Block 29 Subdivision Fishers First 1665 Collins Ave.

ALTERATIONS & ADDITIONS

Building Permits:

- #62422 Appliance Consumer Service: 2 - 1 HP window air conditioners - \$400 - July 15, 1960
- #70749 Albert Harris: Exterior painting - \$2,000. - 12/9/63
- #74693 Lee Turzillo Construction Co.: Repair sea wall - \$20,000 - 8/31/65

Plumbing Permits:

- #45541 Tremont Plumbing: 2 lavatories - 10/10/66

Electrical Permits:

- #52592 Lyon Elec: 2 Motors (1HP), 1 Motor (6-10HP) Aug. 29, 1958 OK 9/11/58 Newbold
- #53856 Kammer & Wood, Inc.: 1 service-equipment, 6/24/59
- (#1 Linc.) #54014 Kammer & Wood: 1 center of distrib, 1 meter change - July 27, 1959 OK Fidler 8/13/59
- 1657 Collins #57487 Burns & Jaeger, Inc.: 2 switch outlets; 1 receptacle; 20 refig. outlets - 10/18/61

1,2,3,4,17
 Lot & Sub of 5 Block 29
 & 16

Subdivision Fisher's First (125 Lincoln Road and 1669 Collins Ave.)

ALTERATIONS & ADDITIONS

Building Permits: #63099 Gordon Roofing & Sheet Metal Co.: Repairs to roof, \$800, 10/3/60

#66120 Claude Southern Corp.: 3' x 15' marquis sign on marquis at Lincoln Road side. Changeable letters on slimline tubes - \$200. - 10/13/61

#68889 Gordon Roofing Co.: Reroof - \$900. - 2/22/63

ON JUNE 5, 1964, ZONING BOARD OF ADJUSTMENT granted VARIANCE TO PERMIT CONSTRUCTION OF PARKING STRUCTURE IN TWO-STORY CABANA DISTRICT. SEE FILE #283 FOR DETAILS. ON JUNE 19, 1964, CITY COUNCIL APPROVED VARIANCE

#75840 Gordon Roofing Co.: Repair roof - \$350 - 2/18/66

#76699 Owner, Dilido Hotel: 50 lin ft 8' high privacy wall - \$500 - 7/22/66

#76769 Thermo Air Service, Inc.: ~~one~~ hundred h.p. condensing units (A.C.) replacements - \$21,000 - 8/2/66 OK FLAG 12/5/66

#77167 Ed Green, Inc.: 10 x 10 12" deep kiddie pool, Fla. Bd. Health SP 91 A 10/10/66 - \$1150 - 10/13/66

#77510 Gordon Roofing Co.: Repair roof - \$300 - 12/7/66

#78207 Thermo Air Service Inc.: Replace 1 - 200 hp chilled water condensing unit - \$21,000 - 5/4/67

#78718 C. A. Davis, Inc.: 99' x 71' roof over service area - \$29,000 - 8/8/67 - Bond No. 7448

PLUMBING PERMITS: #43996 Edwin M. Green, Inc.: 1 swimming pool repair - 11/1/63

#45066 Kuznik Well Drilling: 1 - 8" supply well - 12/7/65

#45509 Ed Green: Repair pool piping - 9/26/66

#45546 Ed M. Green, Inc.: Kiddie pool piping - 10/13/66

#46286 Atlas Plbg., Co.: 2 down spouts-roof drains - 12/1/67

#54476 Kammer & Wood: 3 receptacles, 20 light outlets, 20 fixtures - 11/17/59 - OK Newbold

Electrical Permits: #54687 Lyon Elec: 1 appliance outlet, 1/15/60 OK 2/2/60 Newbold

#57469 Claude Southern Corp.: 8 fixtures - 10/13/61

125 Linc. Rd. #57932 Jones Elec. Serv: Install telephone booth - 2/22/62

1 Linc. Rd. #58140 Kammer & Wood, Inc.: 7 space heaters (other); 1 cent. of dist.; 1 serv. equip.; 4 motors, 0-1 hp; 2 motors, 2-5 hp - 4/27/62

#58218 Kammer & Wood, Inc.: 1 cent. of dist. - 5/18/62 (1 Linc. Rd. Bldg.)

#59043 Astor Electric Service, Inc.: 1 switch outlet; 1 receptacle; 2 fixtures. 11/16/62

#59057 Jones Elec: 155 Lincoln Rd. install telephone 11/20/62

#59169 C. J. Kay Elec. Co.: Temp. lighting - 12/20/62

#62405 Eastern Elevator Co.: 1 elevator control - 6/17/65

#63831 Jones Elec. Emerg. Serv: Raceway for TV cable - 8/16/66

#63919 Kammer & Wood, Inc.: 1 motor, 2-5 hp; 4 motors, 11-25 hp; 5 motor, over 25 hp; 1 meter change; 1 serv. equip. 9/13/66

#64375 M. B. Electrical Exhibition Service: 1 violation - 1/25/67

Lot Block Subdivision

ALTERATIONS & ADDITIONS

Building Permits:

#83129 - Gordon Roofing Co. re-roof 4 squares \$250.00 10/14/69

#00842-E.G. Signs-Sign as per plan-\$155-4-7-72

#02055-Gunn and Thompson-Repair due to fire damage to room 664-\$10000-11-13-72

#06094-King Fence- 20' of 7' high chain link fence-\$350-8-21-74

#06962-Owner-Hanging ceiling-\$200-3-7-75

Plumbing Permits:

#47499 - Byron Shirley Plumbers, Inc. - 20 water lavatories, 20 water closets, 20 bath tubs, 20 sinks,
20 Air cond. drains- 11/5/69

Electrical Permits:

#72455-Kammer and Wood, Inc.- 2 receptacles-7-29-75

BOARD OF ADJUSTMENT - FILE NO: 1385 - DI LIDO HOTEL - 133 Lincoln Road & 1669 Collins Avenue -
December 5, 1980: Applicant requests the installation of a heated, fiberglass spa pool, ovalshaped,
of approximately 13 ft. long by 7 ft. wide, to be located within the required 50 ft. rear yard setback
(25 ft. from existing bulkhead). APPROVED WITH THE FOLLOWING CONDITIONS: (1) Applicant agrees to
landscape his easterly property line in conjunction with the City's Beachfront Promenade Plan; (2) Appli-
cant shall deed a 10 to 15 foot strip of land at the end of Lincoln Road adjacent to the southerly
property line to the City. (such action would enable the City to improve this strip of property and
create a pedestrian linkage between the City's beachfront promenade and the Lincoln Road shopping area).

Lot Block Subdivision
 ALTERATIONS & ADDITIONS

Building Permits:

Wolfies Rest-#13726-Owner-Repair front of \$1058-\$1700-8-21-78
 M 04244-~~244~~ DeMotts Boiler- 1 steam boiler-\$3000-9-15-78
 M04274-Superior Elevator- 1 elevator-10-26-78
 #15260-Eddys Painting-Painting exterior-\$4000-6-29-79
 #15912-Gordon Roofing and Sheet Metal- Re-roof 80 sqs-\$2500-11-1-79
 #18071 Owner pave 240 sq. ft. \$500. 5-15-80
 #M04877 Thermo Air Service/replace 4 chilled water air handling units/10-24-80

Plumbing Permits:

56694-Peoples Gas- 1 meter set(gas)-11-28-78
 #57036-DeMott Boiler- 200 ft. meter to boiler-3-2-79
 #57174-S and R Plumbing- pool filter-4-10-79
 #57205-Peoples Gas System- meter set gas 4-24-79
 # 58310 1 discharge well 3-28-80

Electrical Permits:

#74725-Jerguson Electric, Inc.-7 lightoutlet , 10 receptacles, 2 motors, 0-1HP,
 1 motors, over 1-3HP-5-11-78

Lot 5¹⁻⁴, 17, Block 29 Di Lido Hotel 125 Lincoln & 1669 Collins
Subdivision Fishers First

ALTERATIONS & ADDITIONS

Building Permits: #83784 - ~~x~~ Gordon Roofing Co. - Repair roof job - 3 squares \$150.00 2/20/70
#83833 - Gordon Roofing - Roof Repairs - \$2,000.00 3/4/70
#87842 - De Lido Hotel - owner - remodeling coffee shop \$5,000.00 10/28/71
#08251-Campbell & Gunitite under canopies close to pool-Di Lido Hotel-\$1200-11-21-75
#09093-Eddys Painting-Exterior painting-\$900-5-14-76
#3633-Boiler inspection-5-21-76
#10411-Eddys Painting-Exterior painting and pressure cleaning-\$14,000-12-13-76

Plumbing Permits:

#54397-Hernandez Plumbing- 1 sink, residence-12-14-76
#54419-Hernandez Plumbing- 2 cap lavatory; 2 to cap water closet-12-16-76
#55363-Peoples Gas- meter set(gas)10-18-77

Electrical Permits:

#73348-Dan Inc.- repair. replace starter motor 3-8-10-76
#73636-Dan Inc.- 10 fixtures-11-12-76(20 tubes)
#73737-Dan Inc.- repairs-12-20-76
#74374-Dan Inc.- 10 lights-10-10-77

BUILDING PERMITS:

- 12-15-80/#90286/install pre-fab whirlpool spa on pool deck(variance file 1385)/McGill & Associates/\$7,000
- #21298 12/4/81 Dan Inc. - replace existing guards columns in parking areas and rehaors \$1,000.
- #21307 12/7/81 Quirino Const - demolition east portion of canopy on north side 1000 sq \$6,000.
- #22968 10/26/82 Quiaino Const - remove slab entrance and side for landscaping approx 1000 sqft. \$2,500.
- #23147 12/7/82 Bavarian Painting - exterior paint 17a-b \$8,500 (double fee)
- #23216 12/22/82 Pioneer Roofing - reroof 950 sq.ft. \$1,250.
- #24944 1/17/84 Dan Inc - remove concrete overhang south cabana 2nd fl east end. \$300.
- #MO7134 1/18/85 Thermo Air Service - 1 cooling towers, exact replacement of 150 tons cooling tower located on roof of exist office bldg value \$16,500.
- #MO7287 4/30/85 Thermo Air Serv - install of flue exhaust system for 2 new gas powered hot water heaters located in exist machine room 2-1,300,000 each btu
- #27724 12/5/85 Henry DeLuca base for TV satellite disc on roof as per plans \$500.
- #62614 5/12/86 Dennis Plumb - rain water line repair

PLUMBING PERMITS:

- 12-15-80/#59080/spa piping/McGill & Associates/\$10
- 1-2-81/#59124/1 water supply(swimming pool, drain for spa/All Temp Plumbing/\$10
- #61991 3/1/85 Lone Star Plumb - 2 heater replace
- #62044 4/17/85 Dennis Plumb - 2 heater, replace
- #62387 12/20/85 Dennis Plumbing - 1 pool heater, 1 gas piping pool heater
- #62100 - Silver Plumbing - Gas Repair - 8-24-87

ELECTRICAL PERMITS:

- 12-24-80/#76828/2 light outlets, 1 water heater, (3) 1-3hp motors, 1 time clock/Campbell Electric/\$28
- #78352 12/27/82 Dan Inc. - 10 receptacles
- #78443 2/22/83 County Wide Elect - 1 telephone booths
- #81111 6/6/86 Dan Inc - 36 fire alarm pull stations, 36 fire alarm horns central

Building Permits - #M9711 - Biscayne Fire Equip. - Dry Chemical Fire System - 1-15-88 C.F.
 #M9733 - Ringemann Plumbing Serv. - 1 Installation of Anso Valve -
 1-22-88 C.F.
 #M8801090 - Acme Chute Co. - Replacement of 7/8 doors - 6-24-88 C.F.
 #M8801412 - Thermo Air - 180 ton A/C central, replace chiller - 9-13-88 C.F.

Electrical Permits - #E8801406 - Orme Electric - 180 ton A/C - 9-15-88 C.F.
 #E8900713 - Precision Eng. Inc. - New smoke installation - 3-13-89 C.F.

TOWN & COUNTRY CABANA CLUB - BUILDING CARD

Owner Harry Sirkin - TOWN AND BEACH CLUB Permit No. 28152 (all plans Cost \$ 200,000 see over
 Lot 1,2,3,18, Block 29 Subdivision FISHER'S FIRST Address 1 Lincoln Road
 General Contractor Arkin Construction Company Bond No. 3957 3234-19-057
 Architect Igor Polevitsky 5051 Engineer Zurwelle & Whitaker, Inc.
 Zoning Regulations: Use BAA & RE Area 19 & 7 Lot Size
 Building Size: Front Depth
 Certificate of Occupancy No. Height
 Type of Construction #1 C B S Foundation Concrete Piling Roof CABANAS & see over Date Sept. 1, 1948
 PLUMBING Contractor #27445 Harry Markowitz, Inc. Sewer Connection 1, Date Nov. 5, 1948
 #27450 Harry Markowitz, Inc. Temporary Water Closet 2, Nov. 8, 1948
 #27668 Harry Markowitz, Inc. (addition to Permit #27445) Swimming Pool Traps Dec. 22, 1948
 Water Closets 24 - 2* Down Spouts
 Lavatories 24 - 2* Wells
 Bath Tubs Steam or Hot Water Boilers
 Showers 140 ROUGH APPROVAL
 Urinals 7 FINAL APPROVAL Sump Pump 2
 Sinks 4 - 1*
 Dish Washing Machine GAS Contractor Date
 Laundry Trays Gas Ranges Gas Frylators
 Laundry Washing Machines 1 Gas Water Heaters 1 Gas Pressing Machine
 Drinking Fountains Gas Space Heaters Gas Vents for Stove
 Floor Drains 11, Sand Tap 1* Gas Refrigerators
 Grease Traps 6, Gas Steam Tables
 Safe Wastes ----- 1 Sand interceptors (showers) 2, GAS Rough APPROVAL T. A. O'Neill March 3, 1949
 AIR CONDITIONING Contractor - see over - GAS FINAL APPROVAL
 SEPTIC TANK Contractor
 OIL BURNER Contractor #27806 Florida Fuel Oil Co: 1 (550 gals) Jan. 20, 1949
 SPRINKLER Contractor
 ELECTRICAL Contractor #27424 B. Haskell Co Date Oct. 18, 1948
 *67 Switches 123 Ranges Temporary Service
 *82 Lights 278 Irons Neon Transformers
 *52 Receptacles 118 Refrigerators Sign Outlets
 #28341-B. Haskell Co: 3/1/'49* Fans Meter Change
 Motors 19* Centers of Distributions 7*
 Appliances 7* Service
 HEATERS Water Space Violations
 FIXTURES 384* Electrical Contractor Date
 on LOTS 4 & 17 & S 25' of 5 & 16, BLK 29, DINING ROOM & 20 one-story CABANAS COST INCLUDED IN ABOVE see over for 25 Additional cabanas Alterations or Repairs—Over

LOYS 1,2,3,4, & S 25' of 5: BLOCK 29: Permit 22655 STEEL BULKHEAD & GROYNES \$ 30,000 June 21, 1948
Zurwelle & Whitaker, engineers: Ebsary Foundation Co:
ALTERATIONS & ADDITIONS
#27989 STEEL SEAWALL: M.F. Comber Bridge & Foundation Co: \$ 22,000 Aug. 9, 1948

Building Permits: #28563 ADDITION of 25 Cabanas in the second story:

Arkin Construction Co:
#29249 Flat wall sign: 30-sq-ft Tropicalites, contractor \$ 40,000 Oct. 25, 1948
#29481 Awning: 25' x 43' (aluminum) Kool Vent Products Co. \$ 700 Jan. 10, 1949
#38685 Repair old groin & extend the existing groin 75' seaward: \$ 2,500 Feb. 24, 1949
Approved by City Council 6/11/1952

Zurwelle-Whitaker, Inc. engineers: Reed Construction Co. contr \$ 15,500 June 12, 1952
Small Fry #43273 Install one 2-ton Air Cond. Unit: Beach York Corp: \$ 400: Nov 12, 1953
#48080 Repairs to existing groyne with is now 200 feet. Approved by City Council -6/11/1952
Center line of Lincoln Road "Groyne" Zurwelle-Whitaker, Inc., engineers: George E. Bunnell, contractor \$ 8 000 July 19, 1955

#54633 Arkin Bldg. Corp: Remodel interior of Wolfies Rest- \$1800 - Oct 8, 1957
#57036 Miami Air Cond: 1-15 ton pkg air conditioner - \$5000.00 - 8/13/58 Plaag May 6, 1949
Plumbing Permits:
#28170 McGuire Plumbing Co: 2 Lavatories, 4 Showers, 2 Floor drains, 1 Sewer ejector pump:
#28851 Hurst Drilling & Equipment Co: Discharge well (3") for air conditioning: Oct.13,1949
#34226 Service Plumbing Co: 3 Lavatories, 1 Sink, Nov. 17, 1952
XX

#70134-Kling Electric- Fire Repairs-11-16-72

Electrical Permits:

#27168 Haskell: 1 Motor, Sept. 10, 1948 Woodmansell/18/48
#28063 Tropicalites: 5 Neon transformers: Jan. 10, 1949
#28251 Haskell: 1 Temporary service: Feb. 14, 1949
#30311 (Midway Travel Agency) Kenny Electric: 1 Motor, Dec. 5, 1949 OK 12/5/48 Woodmansee
#39887 Kammer & Wood: 40 Switch outlets, 48 Receptacles, 38 Light outlets, ok 2-5-54 HOR
#46217 Lysinger & Wirick: 38 fixtures: Nov. 23, 1955 OK, Fidler 11/25/1955
#74704-Dan, Inc.-Repairs-5-4-78

#74704-Dan, Inc.-Repairs-5-4-78
~~XX~~
county service temp

NOTE: See Lots 6,7,8,9, Blk 55 Fishers First: For other half of this job: Approximately 532 Lineal feet in all...

LOT: 5051 BLOCK: _____ SUBDIVISION: Lincoln Rd ADDRESS: _____

ALTERATIONS & ADDITIONS

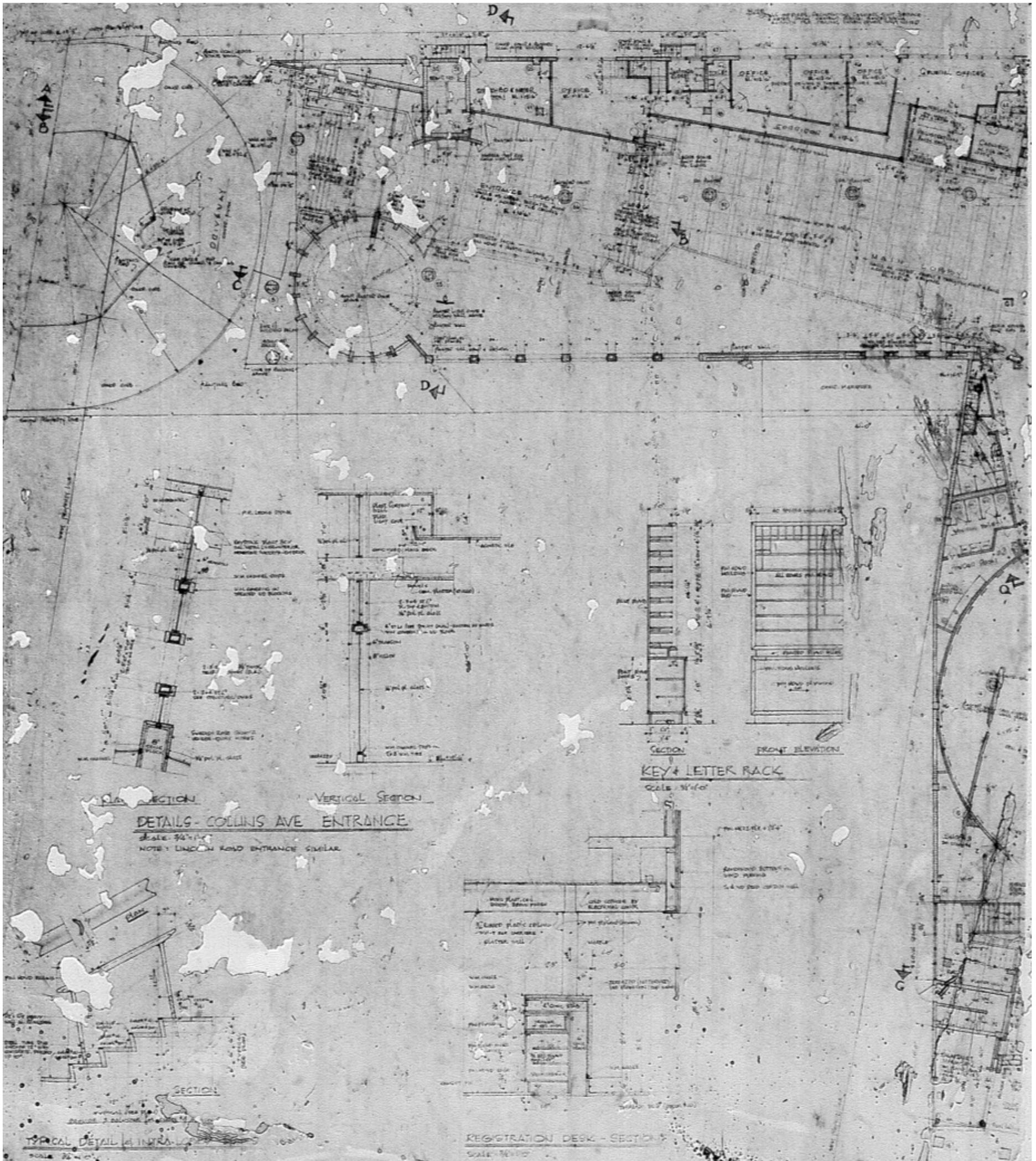
#28607 6/3/86 Quirino Const Co - water tank fiberglass \$2,000.

BUILDING PERMITS

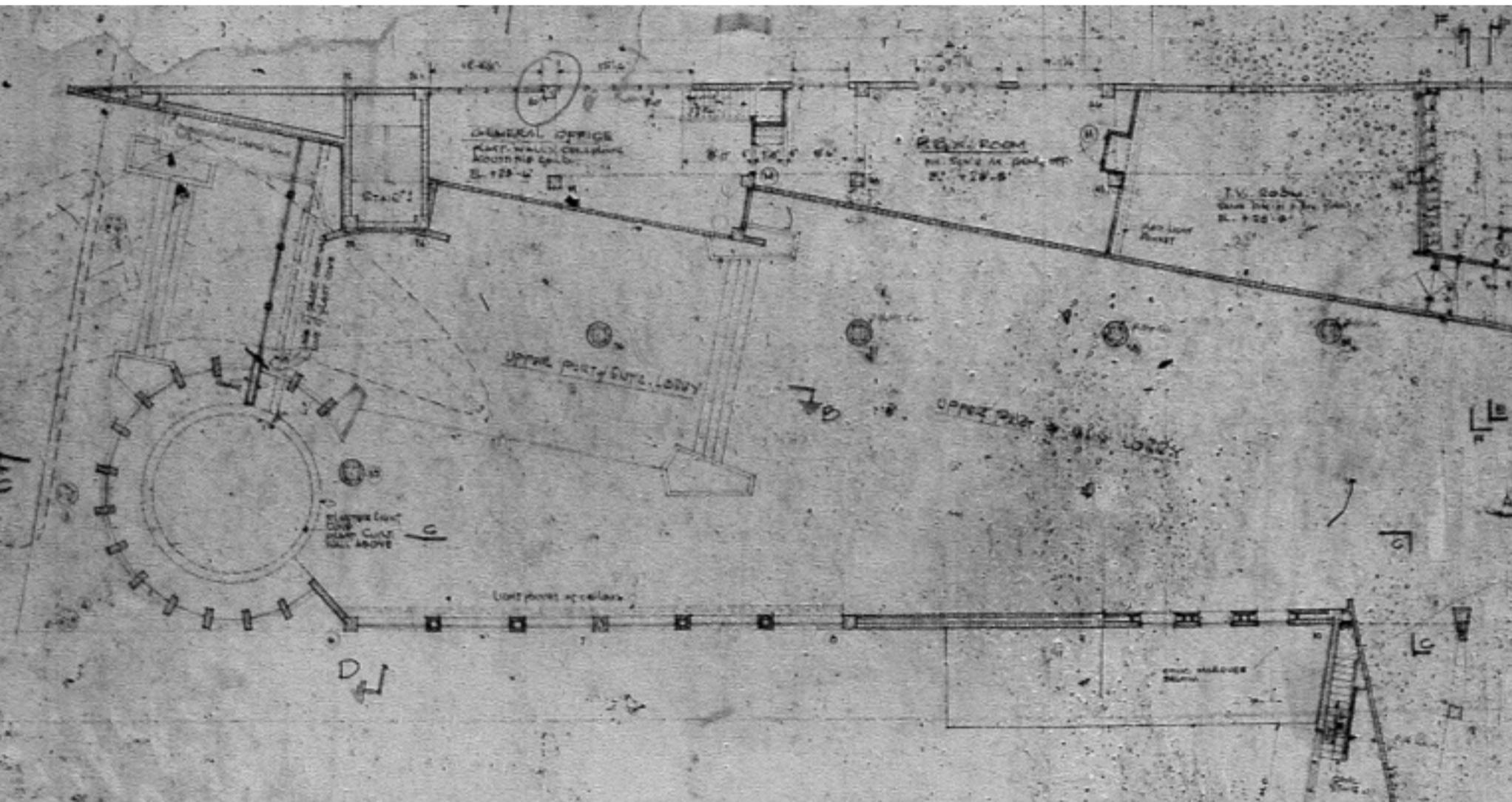
PLUMBING PERMITS

ELECTRICAL PERMITS

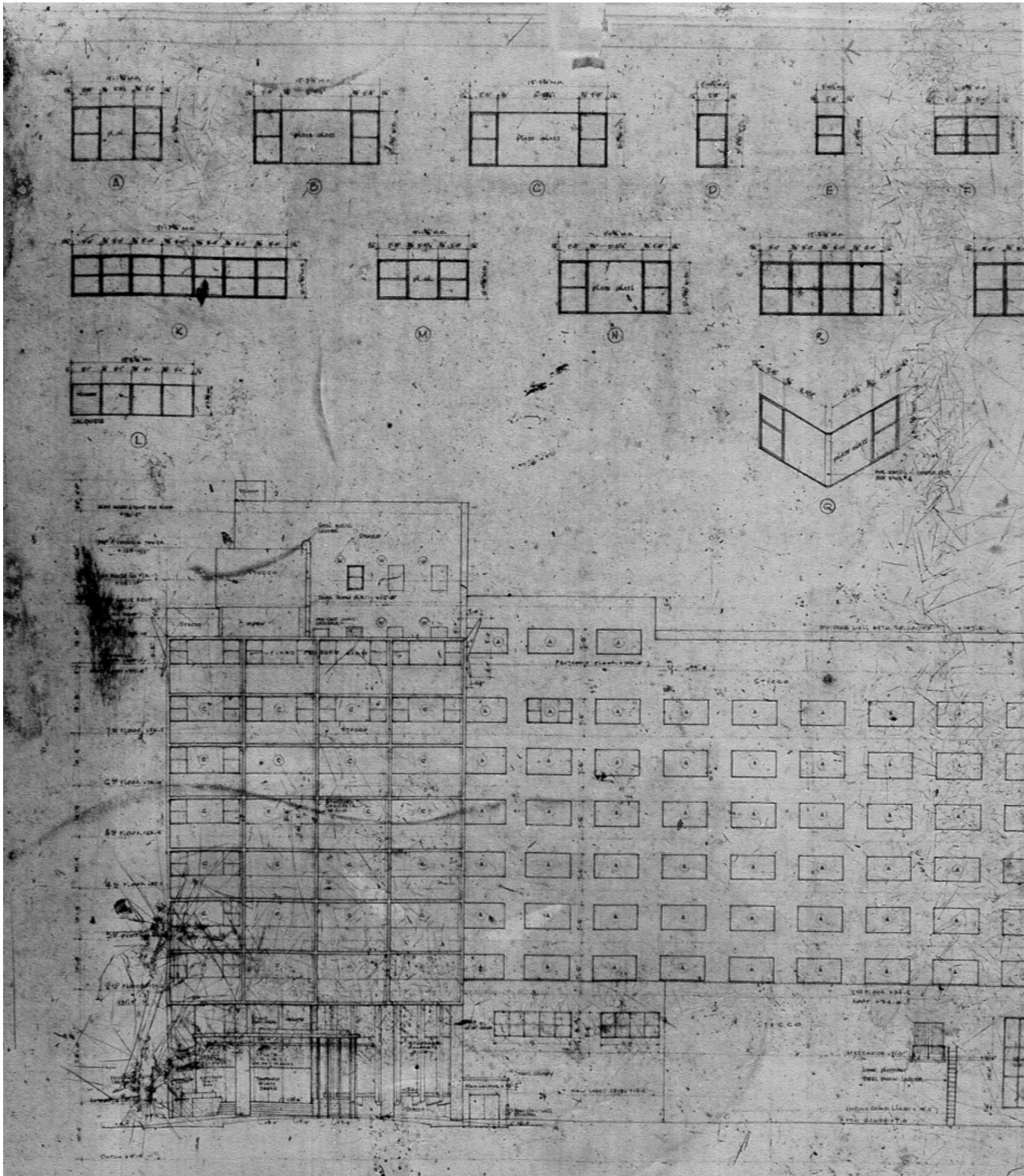
1953 ARCHITECTURAL DRAWINGS



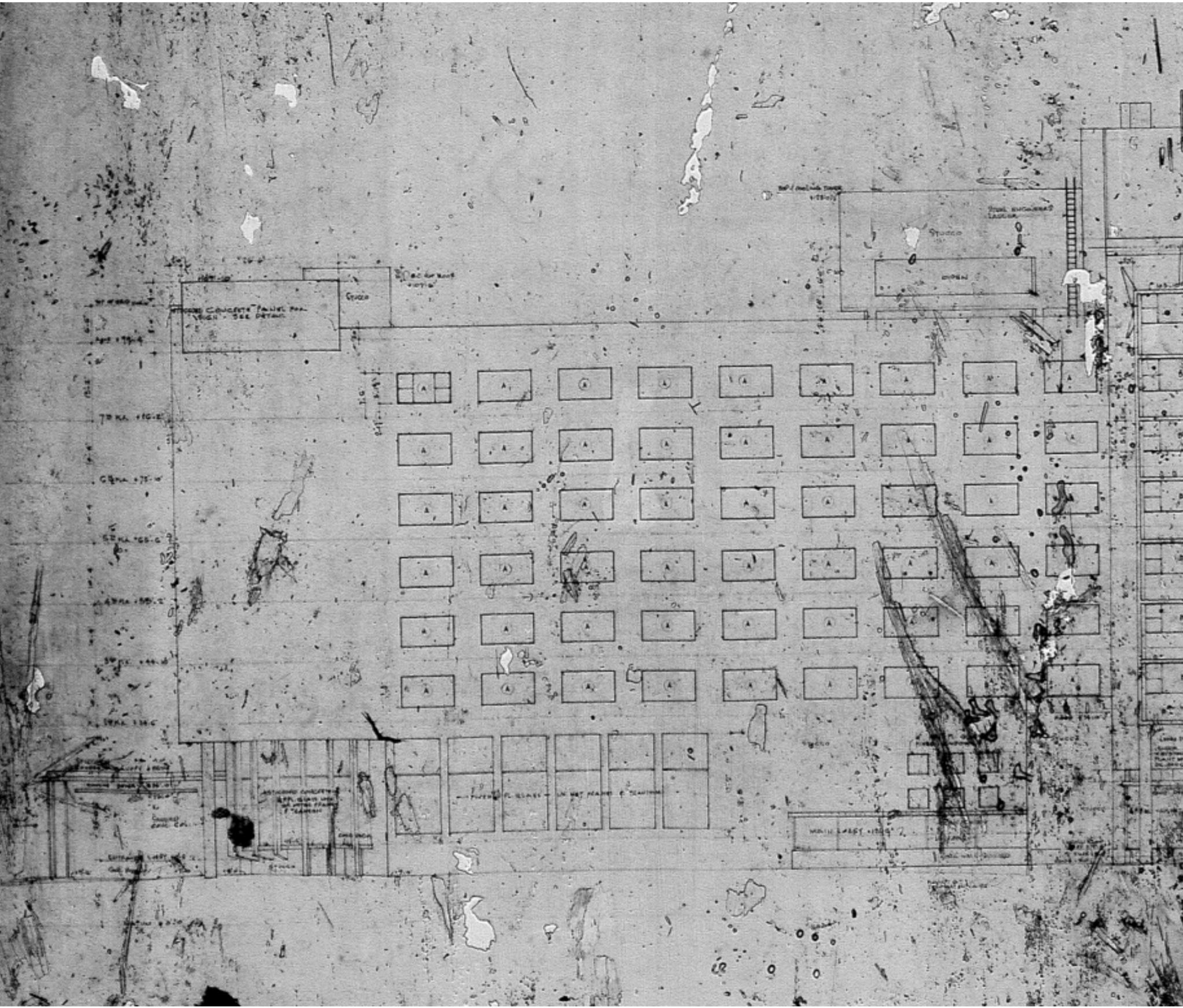
PARTIAL FIRST FLOOR PLAN SHOWING THE ORIGINAL INTERCONNECTED LOBBIES WITH A DETAILED LOOK AT THE COLLINS AVENUE LOBBY.



PARTIAL FIRST FLOOR PLAN SHOWING THE ORIGINAL COLLINS AVENUE LOBBY.



PARTIAL WEST ELEVATION FACING COLLINS AVENUE

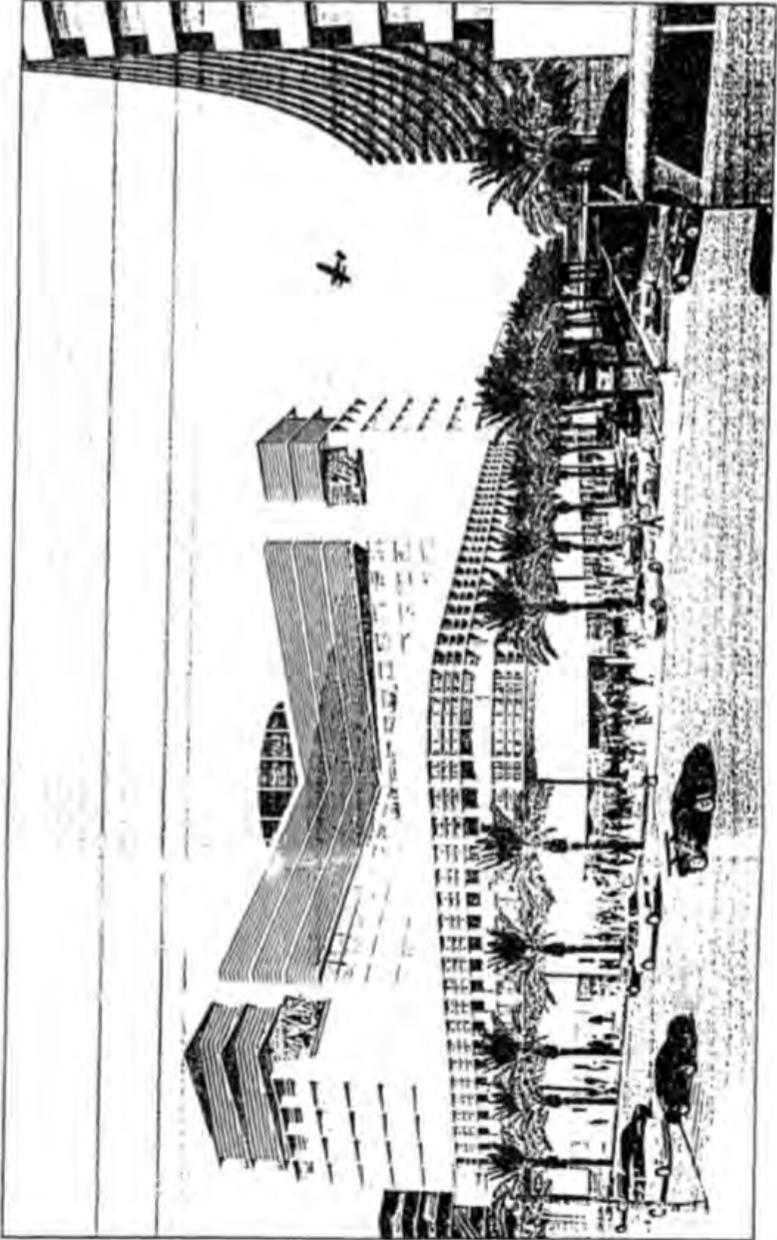


PARTIAL SOUTH ELEVATION



PARTIAL FIRST FLOOR PLAN SHOWING THE NIGHTCLUB WITH DANCE FLOOR

2002 ARCHITECTURAL DRAWINGS



THE RITZ-CARLTON DILIDO (RETAIL)
MIAMI BEACH, FLORIDA




OFFICE COPY
CITY OF MIAMI BEACH

APPROVED FOR PERMIT BY THE FOLLOWING:

PLANNING	_____
ZONING	_____
ENVIRONMENTAL	_____
TECHNICAL	_____
PERMISSION	_____
INSPECTION	_____
SALES	_____
RECORDS	_____
COMMUNITY DEVELOPMENT	_____
CONSTRUCTION	_____

BOARD 132

INDEX OF DRAWINGS

NICHOLS
BROSCH
SANDOVAL & ASSOCIATES, INC.

NO.	DESCRIPTION	DATE
1000	GENERAL NOTES	12/11/02
1001	GENERAL NOTES	12/11/02
1002	GENERAL NOTES	12/11/02
1003	GENERAL NOTES	12/11/02
1004	GENERAL NOTES	12/11/02
1005	GENERAL NOTES	12/11/02
1006	GENERAL NOTES	12/11/02
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1100	GENERAL NOTES	12/11/02

RESOURCES

FOR INFORMATION ONLY - NOT TO BE USED FOR CONSTRUCTION

THE RITZ-CARLTON DILIDO HOTEL

ARCHITECT: NICHOLS BROSCH SANDOVAL & ASSOCIATES, INC.

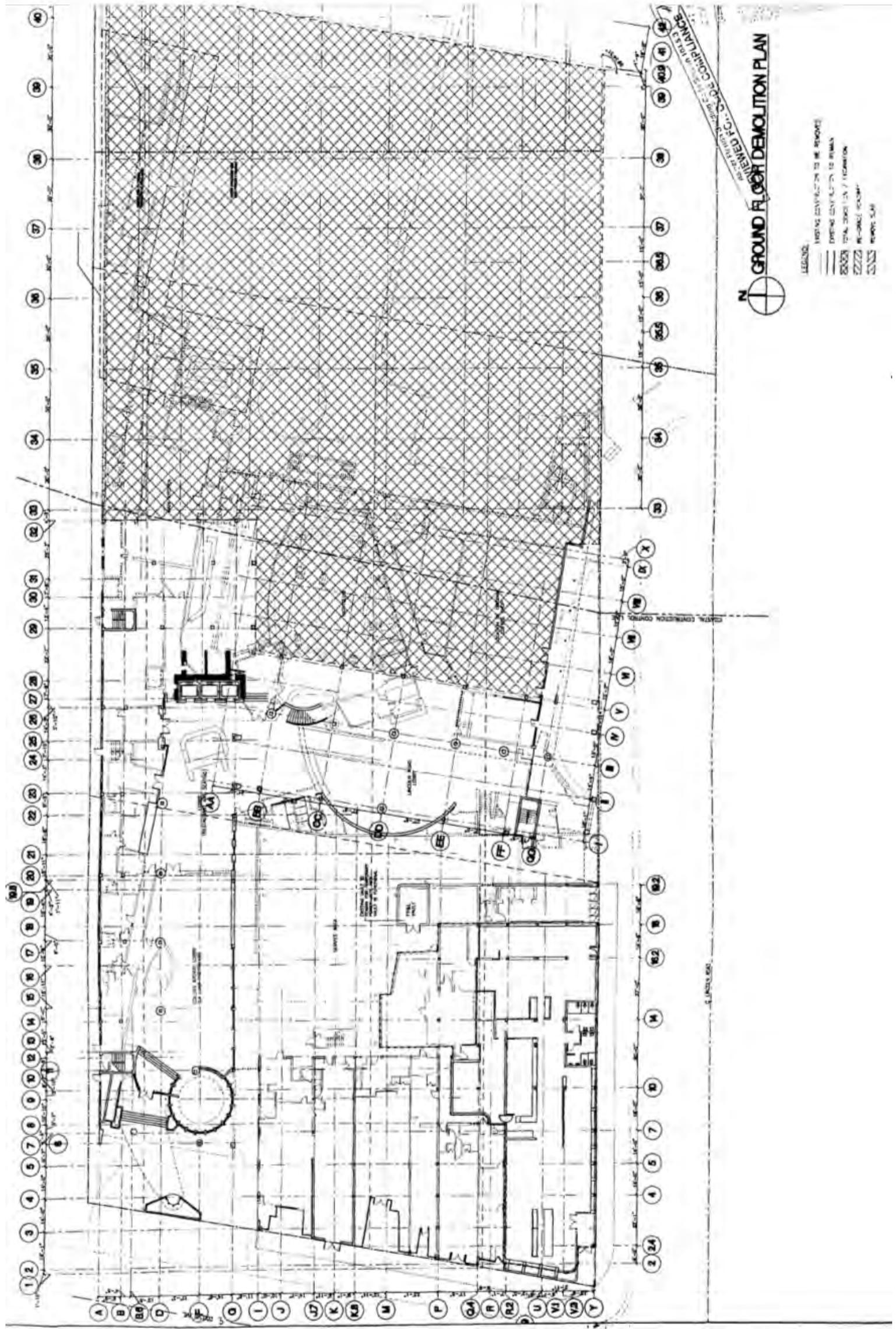
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BY: [Signature]

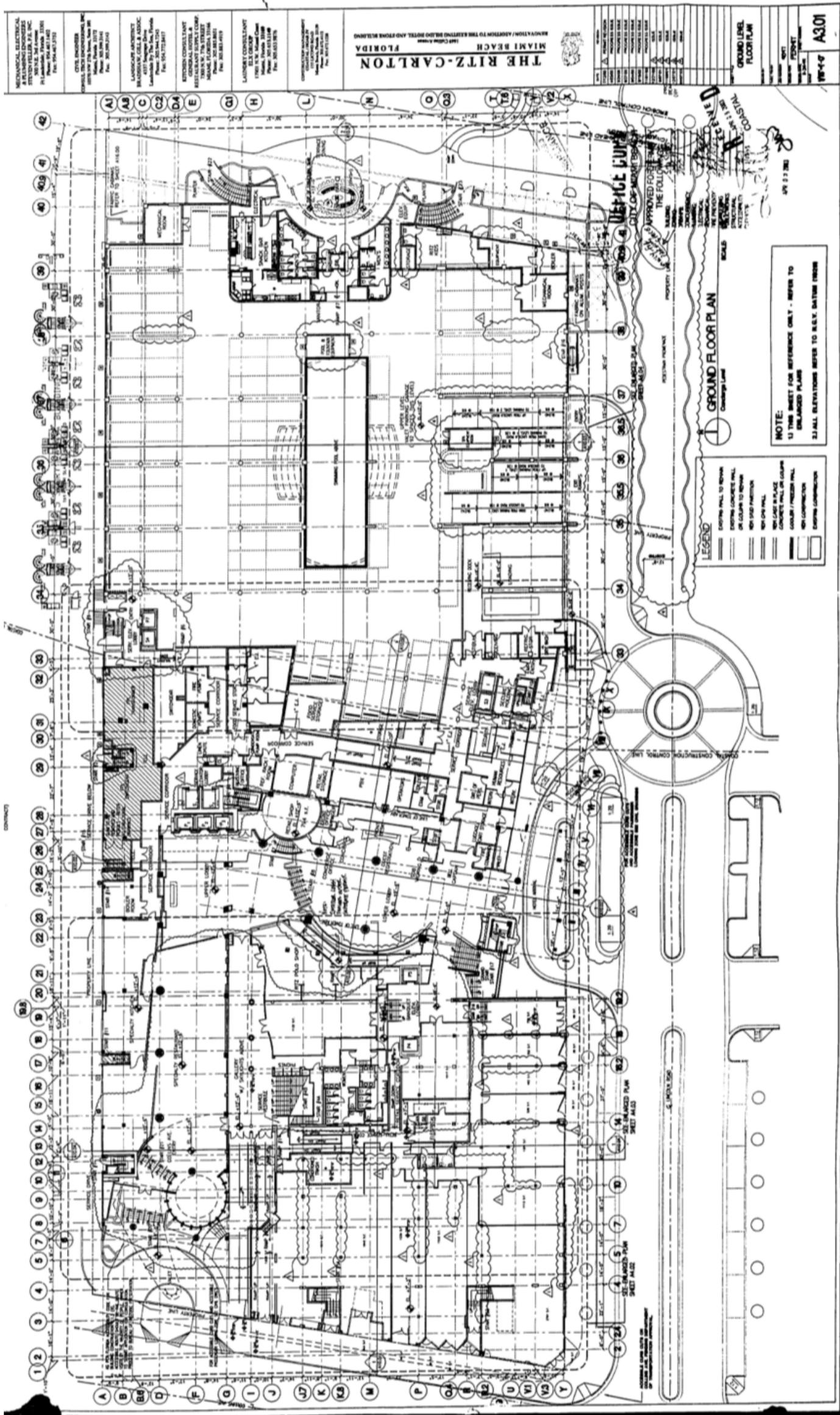
REVIEWED FOR CODE COMPLIANCE

DATE: 12/11/02

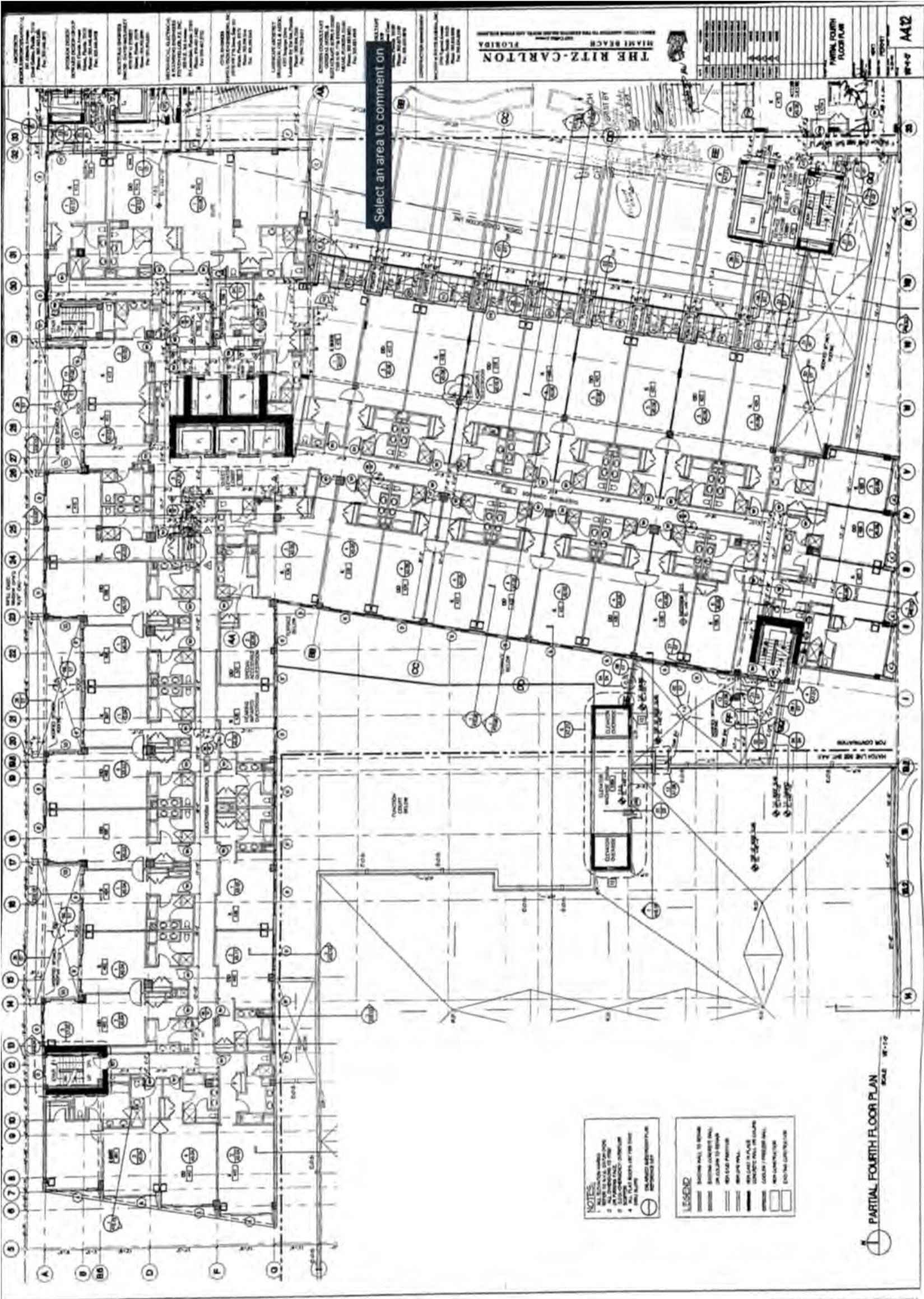
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DEMOLITION PLAN (HATCHED AREA WAS DEMOLISHED)

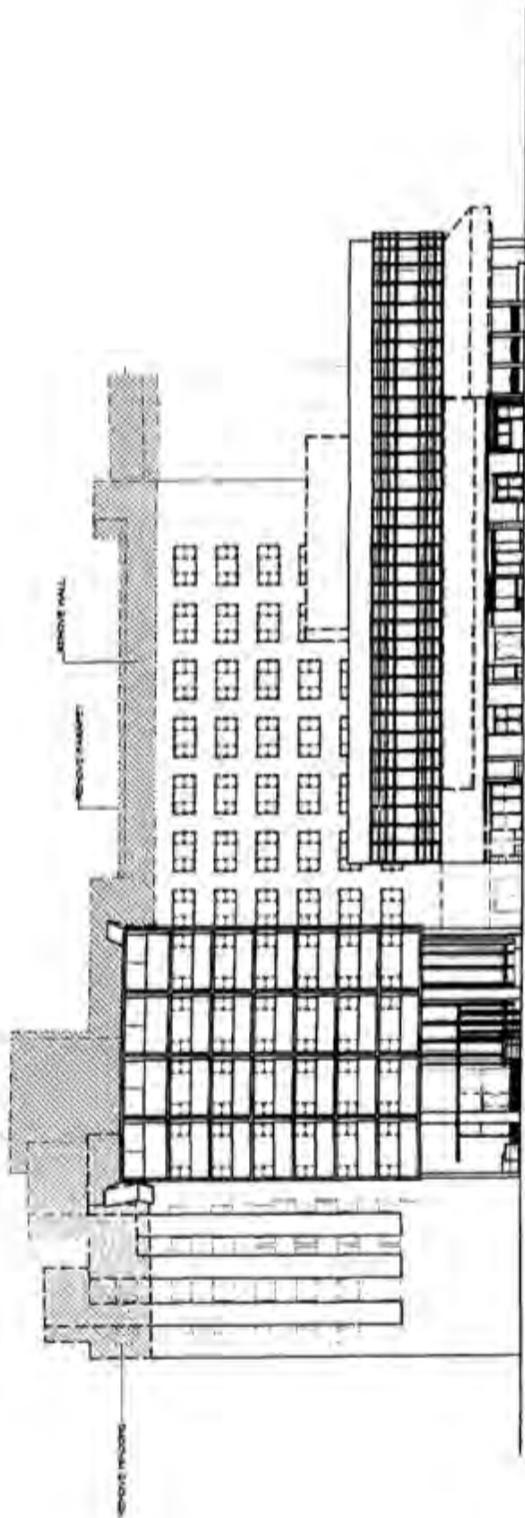


GROUND FLOOR PLAN



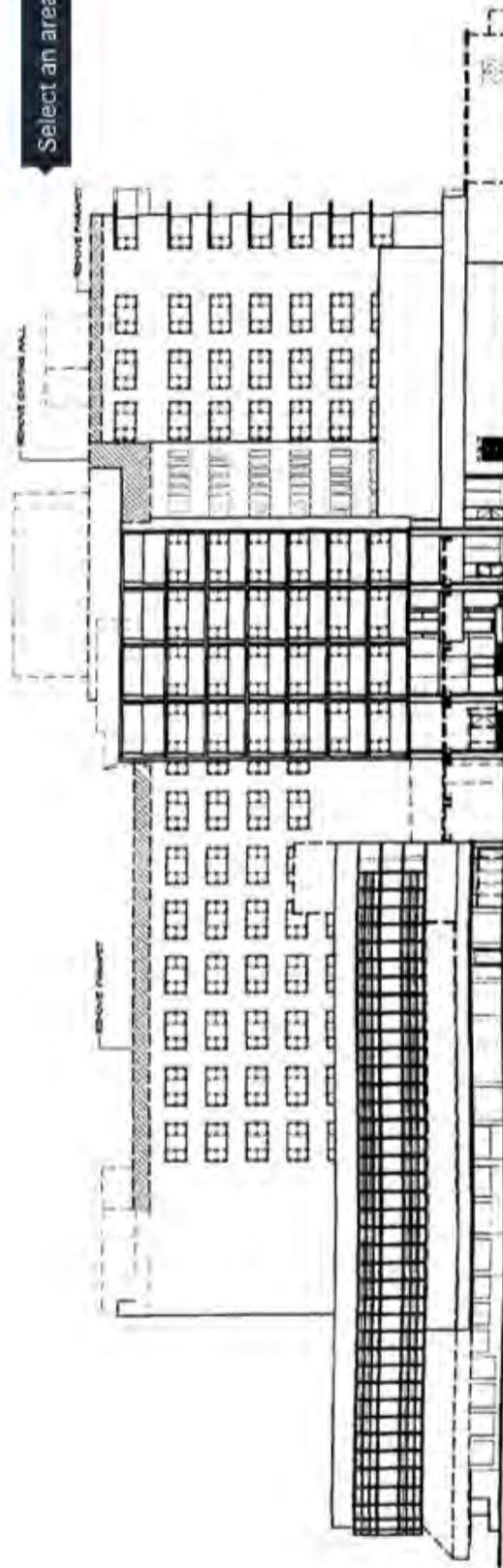
Select an area to comment on

PARTIAL UPPER FLOOR PLAN



WEST ELEVATION (DEMOLITION)

SCALE 1/8"=1'-0"



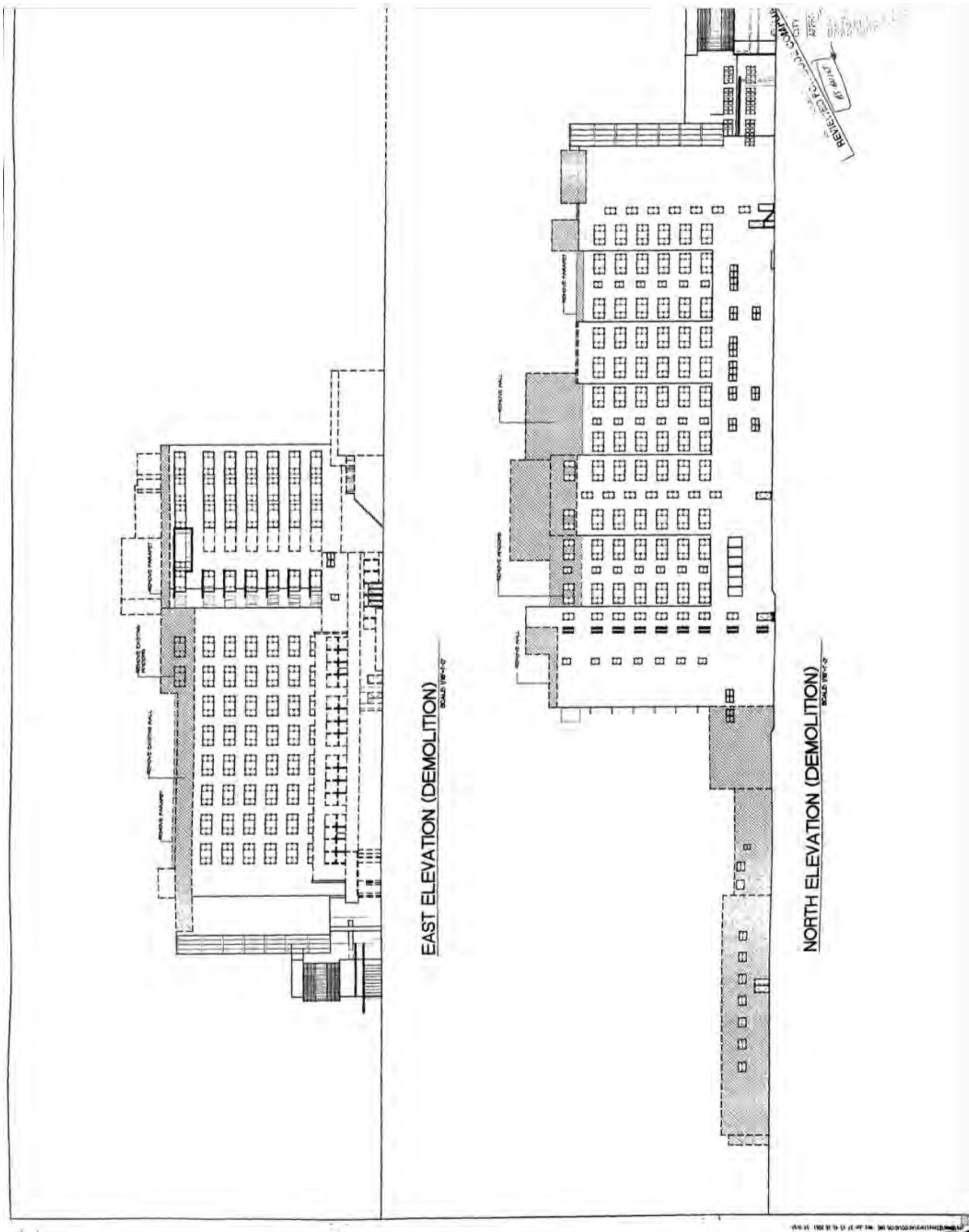
SOUTH ELEVATION (DEMOLITION)

SCALE 1/8"=1'-0"

Select an area to comment on

10.1.14

REVIEWED FOR: CODE COMPLIANCE



EXISTING EAST AND NORTH ELEVATIONS

ARCHITECT
THE RITZ-CARLTON HOTEL
 1000 BAYVIEW DRIVE, SUITE 1000
 MIAMI BEACH, FLORIDA 33139
 TEL: 305.441.2000 FAX: 305.441.2001

INTERIOR DESIGN
HOWARD GILBERT GROUP
 2801 PHOENIX AVENUE
 MIAMI BEACH, FLORIDA 33139
 TEL: 305.441.4000 FAX: 305.441.4001

MECHANICAL, ELECTRICAL & PLUMBING ENGINEER
STANTEC INC.
 1000 BAYVIEW DRIVE, SUITE 1000
 MIAMI BEACH, FLORIDA 33139
 TEL: 305.441.2000 FAX: 305.441.2001

STRUCTURAL ENGINEER
EMERSON ENGINEERING
 1000 BAYVIEW DRIVE, SUITE 1000
 MIAMI BEACH, FLORIDA 33139
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MECHANICAL, ELECTRICAL & PLUMBING ENGINEER
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 1000 BAYVIEW DRIVE, SUITE 1000
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CIVIL ENGINEER
EMERSON ENGINEERING
 1000 BAYVIEW DRIVE, SUITE 1000
 MIAMI BEACH, FLORIDA 33139
 TEL: 305.441.2000 FAX: 305.441.2001

LANDSCAPE ARCHITECT
LANDSCAPE ARCHITECTURE
 1000 BAYVIEW DRIVE, SUITE 1000
 MIAMI BEACH, FLORIDA 33139
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INTERIOR CONSULTANT
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 MIAMI BEACH, FLORIDA 33139
 TEL: 305.441.2000 FAX: 305.441.2001

FACTORY CONSULTANT
FACTORY CONSULTANT
 1000 BAYVIEW DRIVE, SUITE 1000
 MIAMI BEACH, FLORIDA 33139
 TEL: 305.441.2000 FAX: 305.441.2001

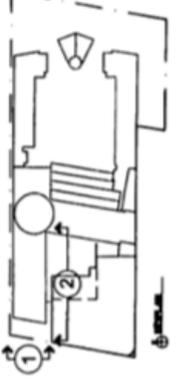
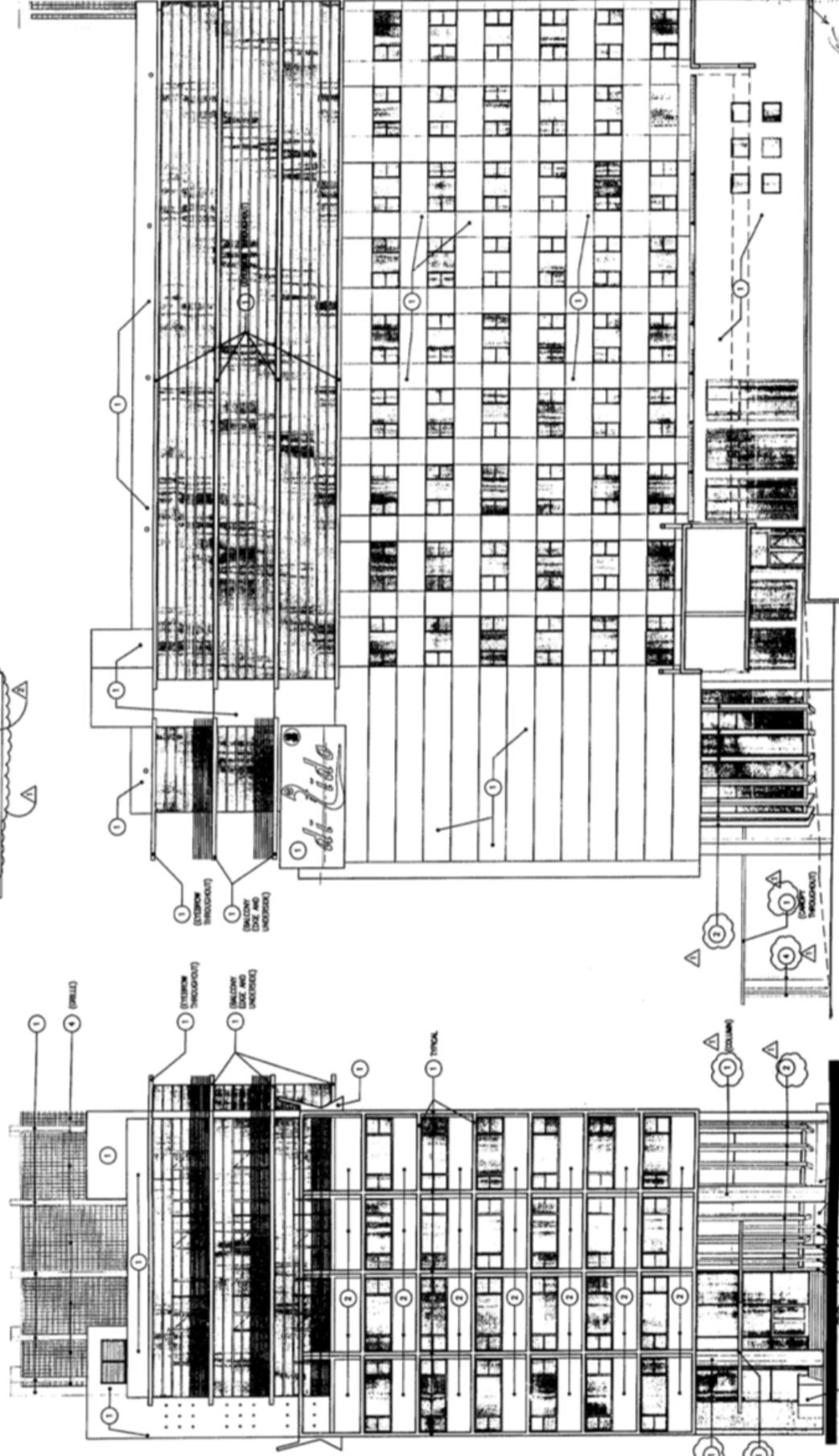
CONSTRUCTION MANAGEMENT
CONSTRUCTION MANAGEMENT
 1000 BAYVIEW DRIVE, SUITE 1000
 MIAMI BEACH, FLORIDA 33139
 TEL: 305.441.2000 FAX: 305.441.2001

THE RITZ-CARLTON
 MIAMI BEACH
 1000 BAYVIEW DRIVE, SUITE 1000
 MIAMI BEACH, FLORIDA 33139
 TEL: 305.441.2000 FAX: 305.441.2001

DATE: 08/12
SCALE: 1/8" = 1'-0"

PAINT COLORS LEGEND

- 1 "WHT" - #2210-01-00 BY IC/OLSON
- 2 "YELLOW" - #1010/282 BY IC/OLSON
- 3 "EGG" - #101 BY BUNNICK MOORE
- 4 SILVER - COLOR TO MATCH CLEAR ANODIZED ALUMINUM FINISH
- 5 LIGHT GREEN - #101 BY BUNNICK MOORE



2 PAINT COLORS - ENLARGED PARTIAL SOUTH ELEVATION
 SCALE: 1/8" = 1'-0"

1 PAINT COLORS - ENLARGED PARTIAL WEST ELEVATION
 SCALE: 1/8" = 1'-0"

NOTE: LOWER AND DOOR COLOR TO MATCH ADJACENT WALL COLOR UNLESS OTHERWISE NOTED.

BIBLIOGRAPHY

- (1) Lost Miami Beach by Carolyn Klepser, 2014 p.95
- (2) Ibid.,
- (3) Courtesy City of Miami Beach Historical Archives
- (4) Courtesy Florida Memory Collection
- (5) Miami Modern Metropolis, Allan T. Shulman Editor; Sail Away: Ocean Liners, Luxury and Morris Lapidus' Early Post-War Resorts, p. 309.
- (6) Ibid., p. 310.
- (7) Miami Modern Metropolis, Allan T. Shulman Editor; Igor Plevitzsky's Architectural Vision for a Modern Miami, pp. 349-350
- (8) Courtesy of City of Miami Beach Public Works
- (9) Lost Miami Beach by Carolyn Klepser, 2014 p.95
- (10) Woggles and Cheese Holes: The History of Miami Beach's Hotels by Howard Kleinberg, p. 116
- (11) Miami Architecture: An AIA Guide Featuring Downtown, the Beaches and Coconut Grove by Allan T. Shulman, Randall C. Robinson Jr., James F. Donnelly. p 274
- (12) Photograph courtesy Images of America: Miami Beach by Seth Bramson, p.103
- (13) Ibid., p.48.
- (14) Photograph courtesy Seth Bramson / Aristotle Ares collection., p. 52.
- (15) Courtesy History Miami
- (16) MiMo: Miami Modern revealed by Randall C. Robinson Jr. and Eric P. Nash. 2004, p. 60.
- (17) Jewish South Florida by Paul M. Kaplan, p.100.
- (18) The Making of Miami Beach 1933-1942 by Allan Shulman and Jean Francois Lejeune, 2000 p.33.
- (19) Ibid., p.57.
- (20) Photograph by Gottscho-Schleisner Inc. Photographers
- (21) Lost Miami Beach by Carolyn Klepser, 2014 p.38
- (22) Courtesy Ritz Carlton DiLido Hotel
- (23) Architect Magazine
- (24) Photograph by Arthur Marcus
- (25) Courtesy Miami Beach Historical Archives
- (26) Igor Plevitzsky's Architectural Vision for a Modern Miami by Allan T. Shulman, as part of Florida 23: The Florida Issue of the Journal of Decorative and Propaganda Arts

