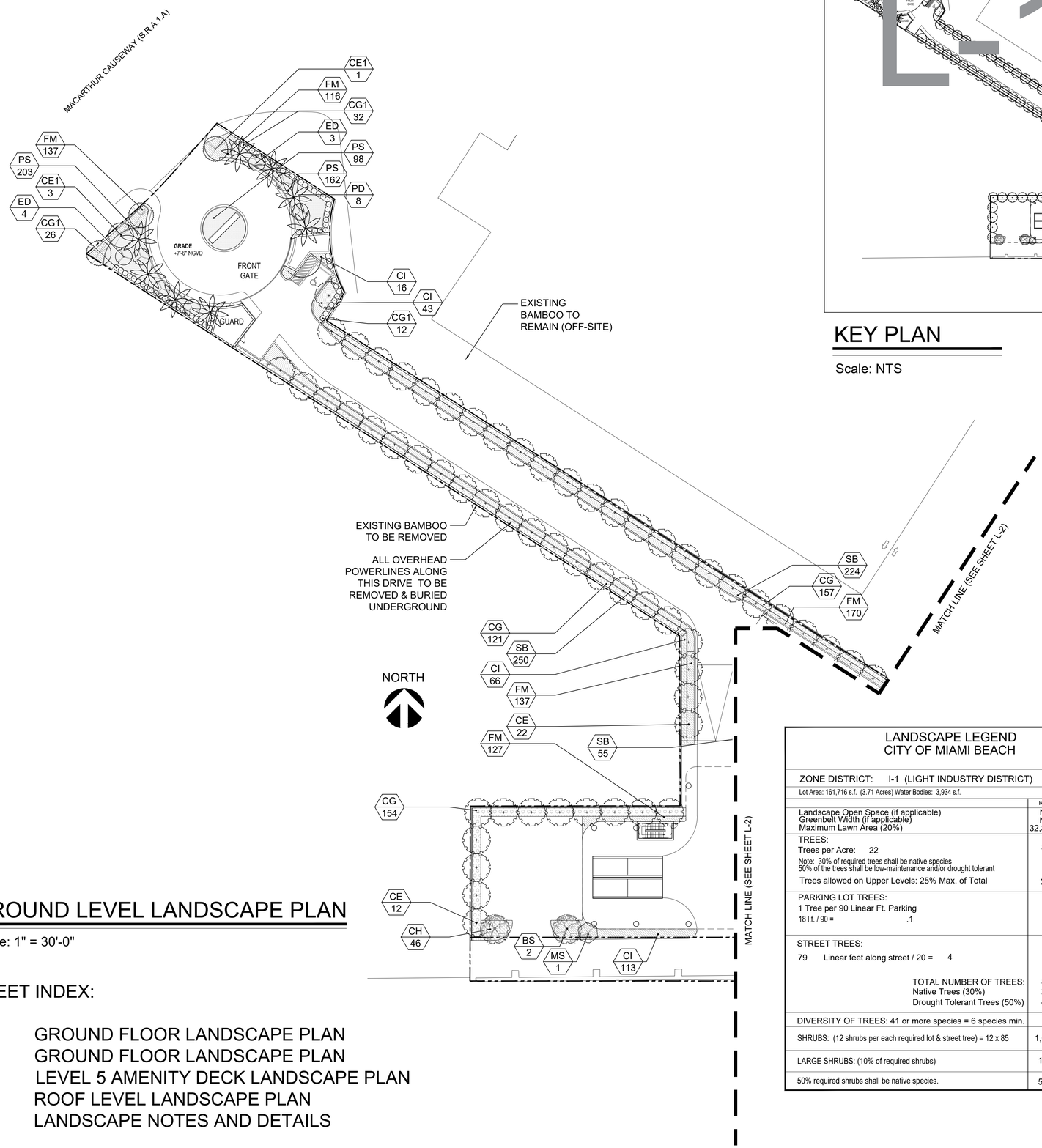
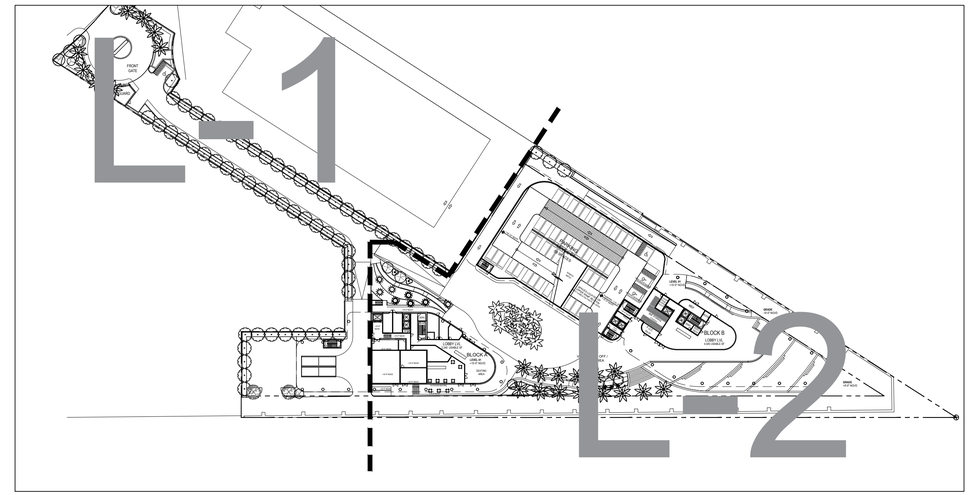



## GROUND LEVEL LANDSCAPE PLAN

Scale: 1" = 30'-0"




## KEY PLAN

Scale: NTS

## SHEET INDEX:


L-1 GROUND FLOOR LANDSCAPE PLAN
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L-3 LEVEL 5 AMENITY DECK LANDSCAPE PLAN
L-4 ROOF LEVEL LANDSCAPE PLAN
L-5 LANDSCAPE NOTES AND DETAILS


## LANDSCAPE LEGEND
## CITY OF MIAMI BEACH

ZONE DISTRICT: I-1 (LIGHT INDUSTRY DISTRICT)

Lot Area: 161,716 s.f. (3.71 Acres) Water Bodies: 3,934 s.f.

| | REQ. | PROV. |
|---|---|---|
| Landscape Open Space (if applicable)<br>Greenbelt Width (if applicable)<br>Maximum Lawn Area (20%) | N/A<br>N/A<br>32,343 s.f. | N/A<br>N/A<br>119 s.f. |
| TREES:<br>Trees per Acre: 22<br>Note: 30% of required trees shall be native species<br>50% of the trees shall be low-maintenance and/or drought tolerant<br>Trees allowed on Upper Levels: 25% Max. of Total | 80<br><br><br>20 | 80<br><br><br>0 |
| PARKING LOT TREES:<br>1 Tree per 90 Linear Ft. Parking<br>18 l.f. / 90 = .1 | 1 | 1 |
| STREET TREES:<br>79 Linear feet along street / 20 = 4 | 4 | 4 |
| TOTAL NUMBER OF TREES:<br>Native Trees (30%)<br>Drought Tolerant Trees (50%) | 85<br>26<br>42 | 85<br>73<br>73 |
| DIVERSITY OF TREES: 41 or more species = 6 species min. | 6 | 6 |
| SHRUBS: (12 shrubs per each required lot & street tree) = 12 x 85 | 1,020 | 1,032 |
| LARGE SHRUBS: (10% of required shrubs) | 102 | 128 |
| 50% required shrubs shall be native species. | 510 | 1,032 |

### TREES/PALMS**

| SYMBOL | QUAN. | PROPOSED MATERIAL | SPECIFICATIONS |
|---|---|---|---|
| AM | 2 | Adonidia merrillii 'double' | 16' OA HT., 4' CT MIN., TRIPLE |
| | | DOUBLE CHRISTMAS PALM | F.G. |
| BS | 8 | *Bursera simaruba | 12' HT. X 6' SPR. 2" CAL. |
| | | GUMBO LIMBO | F.G. |
| CR | 4 | *Clusia guttifera | 12' HT. X 6' SPR. 2" CAL. |
| | | SMALL LEAF CLUSIA | F.G. |
| CD | 2 | *Coccoloba diversiflora | 12' HT. X 6' SPR. 2" CAL. |
| | | PIGEON PLUM | F.G. |
| CE | 64 | *Conocarpus erectus | 12' HT. X 6' SPR. 2" CAL. |
| | | GREEN BUTTONWOOD | F.G. |
| CE1 | 4 | *Conocarpus erectus 'sericeus' | 12-14' HT. X 6' SPR. 3" CAL., 4' MIN. C.T. |
| | | SILVER BUTTONWOOD | F.G. |
| ED | 7 | Elaeocarpus decipiens | 12-14' HT. X 6' SPR. 2" CAL. |
| | | JAPANESE BLUEBERRY | F.G., STANDARD |
| MS | 1 | *Myrcianthes fragrans | 10' HT. X 5' SPR. 1.5" CAL. |
| | | SIMPSON'S STOPPER | F.G. |
| PD | 22 | Phoenix dactylifera 'Medjool' | 12' C.T. TO NUT |
| | | MEDJOOL DATE PALM | F.G., SPECIMEN |
| SP | 8 | *Sabal palmetto | 6-10' C.T., 10-14' O.A. HTS. |
| | | SABAL PALM | F.G., STAGGERED HTS. |
| TR | 2 | *Thrinax radiata | 6-8' O.A., TRIPLE |
| | | FLORIDA THATCH PALM | F.G., TRIPLE TRUNK |
| CN | 26 | Cocos nucifera 'Malayan' | 12-22' C.T., 22-35" O.A. HTS. |
| | | COCONUT PALM | F.G., CURVED, LEAN IN DIRECTION AS. |
| VM | 25 | Veitchia montgomeryana | 14'-18' C.T. |
| | | Montgomery Palm | F.G., TRIPLE TRUNK |

### SHRUBS AND GROUNDCOVERS

| SYMBOL | QUAN. | PROPOSED MATERIAL | SPECIFICATIONS |
|---|---|---|---|
| AD | 3 | Agave desmettiana | 36" HT. X 36" SPR. |
| | | SMOOTH BLUE AGAVE | 15 GAL. |
| CG | 1,063 | *Clusia guttifera | 36" HT. X 30" SPR. / 30" O.C. |
| | | SMALL LEAF CLUSIA | 7 GAL. |
| CG1 | 128 | *Clusia guttifera | 6-7' HT. X 36" SPR. / 36" O.C. |
| | | SMALL LEAF CLUSIA | 25 GAL. |
| CI | 69 | *Chrysobalanus icaco 'Red Tip' | 20" HT. X 18" SPR. / 24" O.C. |
| | | RED TIP COCOPLUM | 3 GAL. |
| CH | 857 | *Chrysobalanus icaco 'Horizontalis' | 18" HT. X 18" SPR. / 24" O.C. |
| | | HORIZONTAL COCOPLUM | 3 GAL. |
| EL | 68 | *Ernodea littoralis | 15" HT. X 12" SPR. / 18" O.C. |
| | | GOLDEN CREEPER | 1 GAL. |
| FM | 1,401 | Ficus microcarpa 'Green Island' | 15" HT. X 15" SPR. / 15" O.C. |
| | | GREEN ISLAND FICUS | 3 GAL. |
| MC | 292 | *Muhlenbergia capillaris | 24" HT. X 24" SPR. / 24" O.C. |
| | | MUHLY GRASS | 3 GAL. |
| PS | 463 | Pennisetum setaceum 'Alba' | 18" HT. X 18" SPR. / 24" O.C. |
| | | WHITE FOUNTAIN GRASS | 3 GAL. |
| SB | 2,115 | *Spartina bakerii | 24" HT. X 24" SPR. / 24" O.C. |
| | | SAND CORDGRASS | 3 GAL. |
| SM | 68 | *Sabal minor | 30" HT. X 30" SPR. / 36" O.C. |
| | | DWARF SILVER STEM PALMETTO | 7 GAL. |
| ZP | 44 | *Zamia pumila | 18" HT. X 18" SPR. / 24" O.C. |
| | | COONTIE | 3 GAL. |
| AO | 6 | Alcantarea 'Odorata' | 15" HT. X 18" SPR. / 18" O.C. |
| | | BROMELIAD | 7 GAL. |
| MD | 155 | Monstera deliciosa | 24" HT. X 24" SPR. / 24" O.C. |
| | | MONSTERA | 7 GAL. |
| MS1 | 1,047 | Microsorum scolopendrium | 6" HT. X 12" SPR. / 12" O.C. |
| | | WART FERN | 3 GAL. |
| LAWN | As Required | Stenotaphrum secundatum 'Floratam' | SOLID EVEN SOD |
| | | ST. AUGUSTINE GRASS | |

* DENOTES NATIVE SPECIES
** ALL PROPOSED PALMS WERE COUNTED AS LARGE SHRUBS FOR CODE PURPOSES


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Project:

# TERMINAL ISLAND
ONE ISLAND PARK, MIAMI BEACH, FLORIDA
GROUND LEVEL LANDSCAPE PLAN

Revisions:

| | Date: | By: |
|---|---|---|
| 1)PB First Submittal | 11.05.2021 | EWS |
| 2) DRB First Submittal | 11.15.2021 | EWS |
| 3) PB Final Submittal | 11.29.2021 | EWS |
| 4) DRB Final Submittal | 12.06.2021 | EWS |
| 5) PB First Submittal | 03.04.2022 | DA |
| 6) PB Final Submittal | 03.28.2022 | DA |

Seal:

Digitally signed by Andrew M Witkin
Date: 2022.03.25 12:55:35 -04'00'

Lic. # LA0000889
Member: A.S.L.A.

Drawing: GROUND LEVEL LANDSCAPE PLAN

Date: 03/28/2022

Scale: See Left

Drawn by: DA

Sheet No.:

L-1

Cad Id.: 2020-020