

- LEGEND**
- 1. Building
 - 2. Driveway
 - 3. Pedestrian Entrance
 - 4. Sidewalk
 - 5. Private Patio (typ)
 - 6. Existing Oak Tree
 - 7. Shade Tree
 - 8. Medium Tree
 - 9. Slender Trunk Palm
 - 10. Privacy Hedge
 - 11. Sod
 - 12. Decorative Crushed Shell

ANDRES MONTERO, P.L.A., A.S.L.A.
 STATE OF FLORIDA
 REGISTRATION NO. LA6666973

SEAL / SIGNATURE

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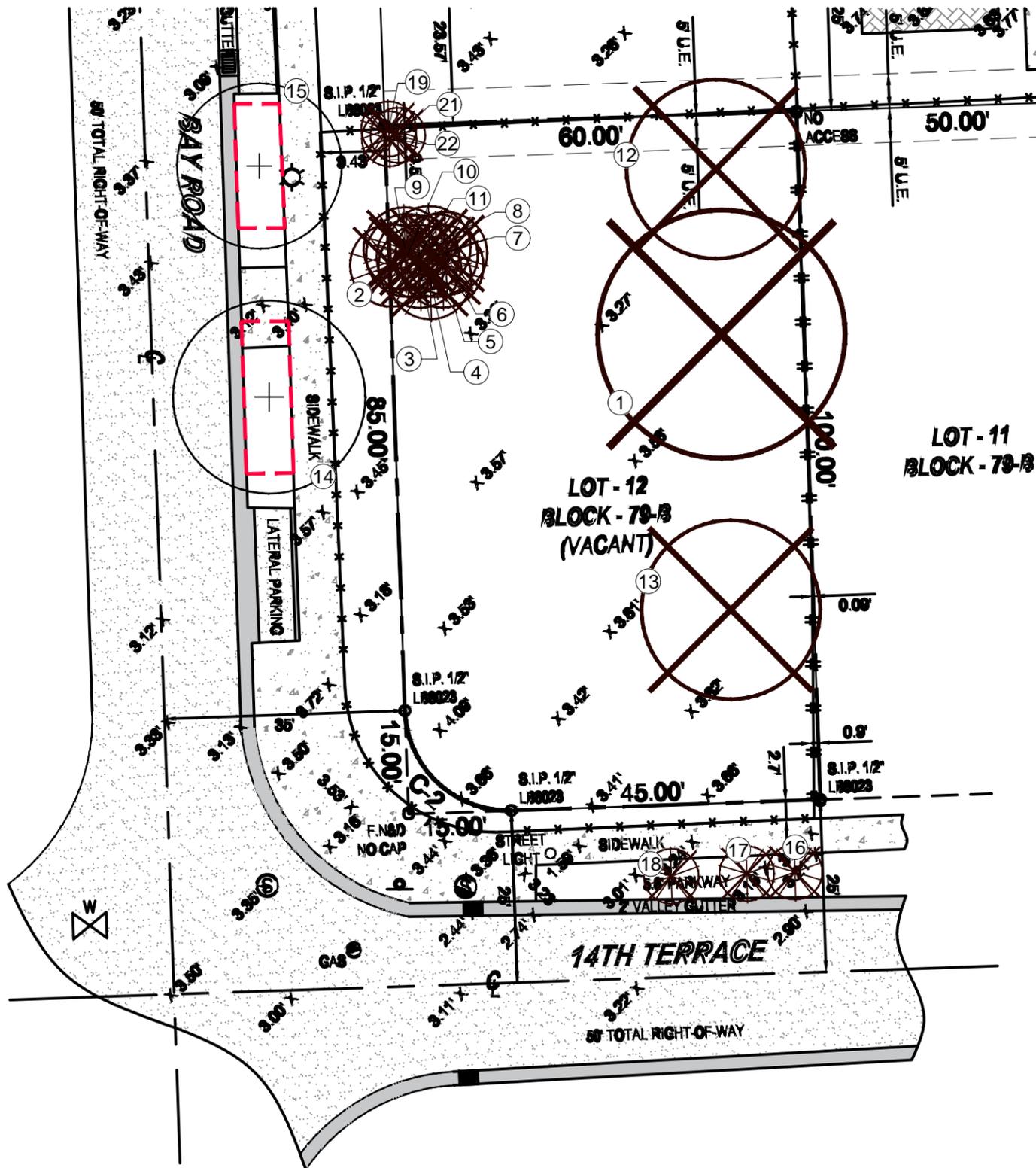


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TREE DISPOSITION TABLE

TREE #	BOTANICAL NAME	COMMON NAME	DBH (in)	HEIGH (ft)	CANOPY (ft)	CRZ/TPZ (ft)	CONDITION	STATUS
1	Mangifera indica	Mango Tree	20	40	36	20	Good	REMOVE
2	Ptychosperma elegans	Alexander Palm	3	35	12	3	Good	REMOVE
3	Ptychosperma elegans	Alexander Palm	5	35	12	5	Good	REMOVE
4	Ptychosperma elegans	Alexander Palm	5	40	12	5	Good	REMOVE
5	Ptychosperma elegans	Alexander Palm	4	38	12	4	Good	REMOVE
6	Ptychosperma elegans	Alexander Palm	5	38	12	5	Good	REMOVE
7	Ptychosperma elegans	Alexander Palm	4	35	12	4	Good	REMOVE
8	Ptychosperma elegans	Alexander Palm	3	35	12	3	Good	REMOVE
9	Ptychosperma elegans	Alexander Palm	5	40	12	5	Good	REMOVE
10	Ptychosperma elegans	Alexander Palm	5	40	12	5	Good	REMOVE
11	Ptychosperma elegans	Alexander Palm	5	35	12	5	Good	REMOVE
12	Schinus terebinthifolia	Brazilian Pepper	15	20	26	15	Fair-Good - Invasive	REMOVE
13	Schinus terebinthifolia	Brazilian Pepper	15	20	26	15	Fair-Good - Invasive	REMOVE
14	Quercus virginiana	Live Oak	11	34	28	11	Good - R.O.W.	REMAIN
15	Quercus virginiana	Live Oak	9	34	24	9	Good - R.O.W.	REMAIN
16	Adonidia merrillii	Christmas Palm	5	13	8	5	Good - R.O.W.	REMOVE
17	Adonidia merrillii	Christmas Palm	6	13	8	6	Good - R.O.W.	REMOVE
18	Adonidia merrillii	Christmas Palm	5	13	8	5	Good - R.O.W.	REMOVE
19	Ptychosperma elegans	Alexander Palm	6	35	8	6	Good	REMOVE
20	Ptychosperma elegans	Alexander Palm	3	35	8	3	Good	REMOVE
21	Ptychosperma elegans	Alexander Palm	3	25	8	3	Good	REMOVE



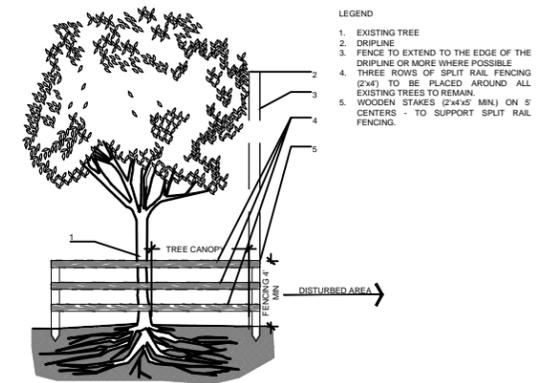
LEGEND

- EXISTING TREE TO REMAIN
- EXISTING TREE TO BE REMOVED
- EXISTING PALM TO BE REMOVED
- TREE NUMBER
- TREE PROTECTION FENCE

NOTES:

- BOUNDARY SURVEY OF THE PROPERTY PREPARED BY:
SURVEY PROS, INC.
4348 SW 74th AVE, MIAMI, FL 33155
ph: 305.767.6802
www.survey-pros.com
- THE APPROXIMATE LOCATION, SIZE AND CONDITIONS OF THE EXISTING TREES/PALMS WITHIN THE PROJECT LIMITS HAS BEEN COLLECTED FROM THE EXISTING TREE SURVEY AND THE ARBORIST REPORT PREPARED BY:
PEDRO J. PARTIDAS CORDERO
CERTIFIED ARBORIST ISA FL-9963A
Ph: 786.218.8478
- CONTRACTOR SHALL OBTAIN A TREE REMOVAL PERMIT PRIOR TO THE REMOVAL OF TREES/PALMS PROPOSED TO BE REMOVED.
- CONTRACTOR TO REMOVE ALL EXISTING SHRUBS AND GROUNDCOVERS UNLESS NOTED IN LANDSCAPE PLAN AS EXISTING TO REMAIN.

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- NOTES:**
- ALL EXPOSED ROOTS WITHIN ROOT PROTECTION ZONE SHALL BE HAND PRUNED TO HAVE A SMOOTH, CLEAN CUT WITHOUT TEARING OR SPLITTING.
 - BARRIER TO FORM A CONTINUOUS CIRCLE AROUND THE TREE OR GROUP OF TREES.
 - CONTRACTOR TO INSTALL PROTECTIVE FENCE BARRIER AROUND ALL EXISTING TREES TO REMAIN - AT THE START OF THE PROJECT - FENCE TO REMAIN IN PLACE THROUGHOUT THE DURATION OF THE PROJECT.
 - CONTRACTOR SHALL TAKE EXTRA CARE DURING EARTHWORK AND UTILITY OPERATIONS TO PROTECT ALL EXISTING TREES - AND SHALL BE RESPONSIBLE TO REPLACE ANY TREES DAMAGED DURING CONSTRUCTION.

1 EXISTING TREE PROTECTION FENCE d-Protection fence 1.dwg SECTION SCALE: N.T.S

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GRAPHIC SCALE
NORTH 0' 20' 40' 60'

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amontero@amlstudio.com FL-LA6666973

DESIGN REVIEW BOARD FINAL SUBMITTAL
1425 BAY ROAD,
MIAMI BEACH FL 33139

TREE DISPOSITION PLAN

DATE:
08/07/2023

L-01

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**CITY OF MIAMI BEACH
LANDSCAPE LEGEND**

INFORMATION REQUIRED TO BE PERMANENTLY AFFIXED TO PLANS
Zoning District RM-1 Lot area 6000 Acres 0.14

OPEN SPACE

A. Square feet of required Open Space as indicated on site plan:
Lot Area= 6000 s.f. x 37.7 % = 2264
B. Square feet of parking lot open space required as indicated on site plan:
Number of parking spaces 8 x 10 s.f. parking space = 80
C. Total square feet of landscape open space required: A+B = 2344

LAWN AREA CALCULATION

A. Square feet of landscape open space required 2344
B. Maximum lawn area (sod) permitted= 30 703 s.f. 703 690

TREES

A. Number of trees required per lot or net lot acre, less existing number or trees meeting minimum requirements = 28 trees x 0.14 net lot acres - number of existing trees = 4 9
B. % Natives required: Number of trees provided x 30% = 3 8
C. % Low maintenance / drought and salt tolerant required: Number of tree provided x 50% = 5 12
D. Street Trees (maximum average spacing of 20' o.c.) 153 linear feet along street divided by 20' = 8 11
E. Street tree species allowed directly beneath power lines: (maximum average spacing of 20' o.c.): 8 11

SHRUBS

A. Number of shrubs required: Sum of lot and street trees required x 12 = 144 266
B. % Native shrubs required: Number of shrubs provided x 50% = 133 166

LARGE SHRUBS OR SMALL TREES

A. Number of large shrubs or small trees required: Number of required shrubs x 10% = 14 92
B. % Native large shrubs or small trees required: Number of large shrubs or small trees provide x 50% = 61 92

TREE MITIGATION TABLE - LIST OF TREES TO BE MITIGATED

TREE #	BOTANICAL NAME	COMMON NAME	DBH (in)
1	Mangifera indica	Mango Tree	20
Total tree DBH to be mitigated			20 DBH (in)
TOTAL NUMBER OF REPLACEMENT TREES REQUIRED (16" DBH)			8 trees (2" DBH x 6' spread in Canopy x 12' ht) or 4 trees (4" DBH x 8' spread in Canopy x 16' ht)

PALMS TO MITIGATE

2	Ptychosperma elegans	Alexander Palm	
3	Ptychosperma elegans	Alexander Palm	
4	Ptychosperma elegans	Alexander Palm	
5	Ptychosperma elegans	Alexander Palm	
6	Ptychosperma elegans	Alexander Palm	
7	Ptychosperma elegans	Alexander Palm	
8	Ptychosperma elegans	Alexander Palm	
9	Ptychosperma elegans	Alexander Palm	
10	Ptychosperma elegans	Alexander Palm	
11	Ptychosperma elegans	Alexander Palm	
16	Adonidia merillii	Christmas Palm	
17	Adonidia merillii	Christmas Palm	
18	Adonidia merillii	Christmas Palm	
19	Ptychosperma elegans	Alexander Palm	
20	Ptychosperma elegans	Alexander Palm	
21	Ptychosperma elegans	Alexander Palm	
Total Palms to be mitigated			16 Palms
TOTAL NUMBER OF REPLACEMENT TREES REQUIRED FOR PALM MITIGATION (32" DBH)			16 trees (2" DBH x 6' spread in Canopy x 12' ht)

TREE #	BOTANICAL NAME	COMMON NAME	DBH (in)
2	Conocarpus erectus	Green Buttonwood	16' ht. Std. 4" DBH. 8' Spr. 6' CT
4	Coccoloba diversifolia	Pigeon Plum	16' ht. Std. 4" DBH. 8' Spr. 6' CT
6	Lagerstroemia natchez	Natchez Crape Myrtle	16' ht. Std. 4" DBH. 8' Spr. 6' CT
Total new tree DBH to mitigate removed trees/palms			48" DBH
MITIGATION SHORTFALL			0

QT	code	species	common name	drought tolerance	native	specifications	container size	spacing
TREES								
2	CE	Conocarpus erectus	Green Buttonwood	High	yes	16' ht. Std. 4" DBH. 8' Spr. 6' CT	FG	as shown
4	CO	Coccoloba diversifolia	Pigeon Plum	High	yes	16' ht. Std. 4" DBH. 8' Spr. 6' CT	FG	as shown
6	LA	Lagerstroemia natchez	Natchez Crape Myrtle	High	no	16' ht. Std. 4" DBH. 8' Spr. 6' CT	FG	as shown
2	QV-E	Quercus virginiana	Live Oak	High	yes	EXISTING #14, #15 R.O.W		as shown
PALMS								
15	VMX	Veitchia montgomeryana	Montgomery Palm	Medium	no	14" O.A./Double- Full head	FG	as shown
SHRUBS, GROUNDCOVERS & VINES								
33	CAP	Capparis cynophallophora	Jamaican Caper	High	yes	18" ht x 18" spr.	3 Gal.	24" O.C.
92	CLF	Clusia flava	Small Leaf Clusia	High	yes	36" Ht.	7 Gal.	30" O.C.
41	DII	Dietes iridioides	African Iris	Medium	no	18" O.A. / Full Clump	1 Gal.	24" O.C.
59	FIM	Ficus microcarpa 'Green Island'	Green Island Ficus	High	no	18" O.A.	7 Gal.	24" O.C.
41	HAM	Hamelia nodosa	Dwarf Firebush	Medium	yes	30" ht x 24" spr.	7 Gal.	36" O.C.
SOD								
690	SOD	Stenotaphrum secundatum	St. Augustine Grass		yes	Staggered Panels		
1055	SOD-R	Stenotaphrum secundatum	St. Augustine Grass		yes	Staggered Panels		

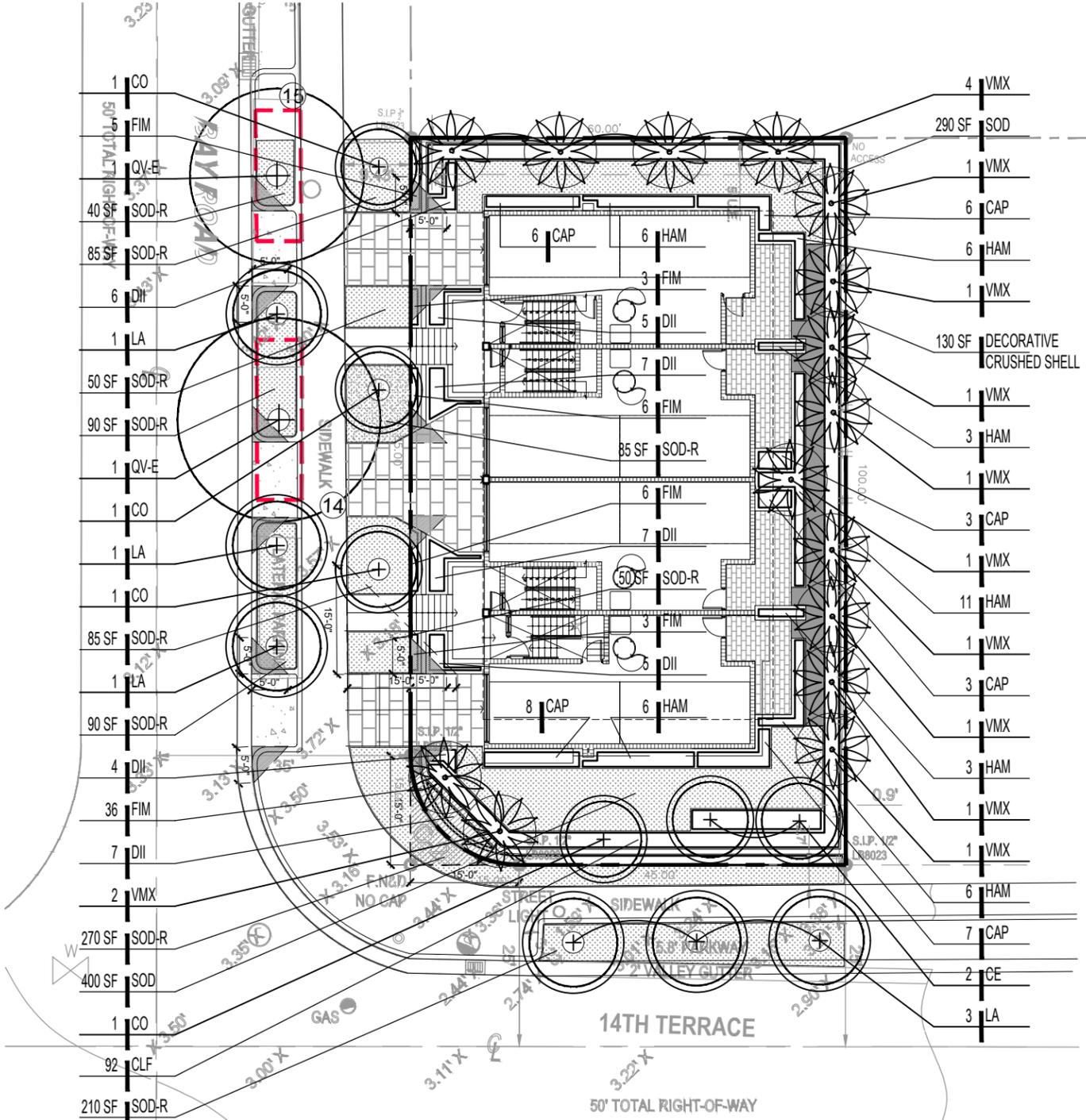
Note: Any tree mitigation shortfall shall be addressed by a monetary contribution to the city's tree trust fund by the property owner

QT	code	species	common name	drought tolerance	native	specifications	container size	spacing
TREES								
2	CE	Conocarpus erectus	Green Buttonwood	High	yes	16' ht. Std. 4" DBH. 8' Spr. 6' CT	FG	as shown
4	CO	Coccoloba diversifolia	Pigeon Plum	High	yes	16' ht. Std. 4" DBH. 8' Spr. 6' CT	FG	as shown
6	LA	Lagerstroemia natchez	Natchez Crape Myrtle	High	no	16' ht. Std. 4" DBH. 8' Spr. 6' CT	FG	as shown
2	QV-E	Quercus virginiana	Live Oak	High	yes	EXISTING #14, #15 R.O.W		as shown
PALMS								
15	VMX	Veitchia montgomeryana	Montgomery Palm	Medium	no	14" O.A./Double- Full head	FG	as shown
SHRUBS, GROUNDCOVERS & VINES								
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92	CLF	Clusia flava	Small Leaf Clusia	High	yes	36" Ht.	7 Gal.	30" O.C.
41	DII	Dietes iridioides	African Iris	Medium	no	18" O.A. / Full Clump	1 Gal.	24" O.C.
59	FIM	Ficus microcarpa 'Green Island'	Green Island Ficus	High	no	18" O.A.	7 Gal.	24" O.C.
41	HAM	Hamelia nodosa	Dwarf Firebush	Medium	yes	30" ht x 24" spr.	7 Gal.	36" O.C.
SOD								
690	SOD	Stenotaphrum secundatum	St. Augustine Grass		yes	Staggered Panels		
1055	SOD-R	Stenotaphrum secundatum	St. Augustine Grass		yes	Staggered Panels		

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LEGEND

- EXISTING TREE TO REMAIN
- NEW TREE
- NEW PALM
- TREE NUMBER
- TREE PROTECTION FENCE



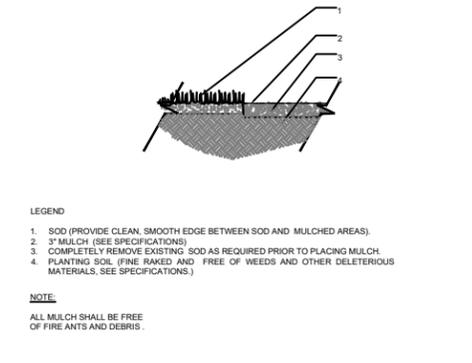
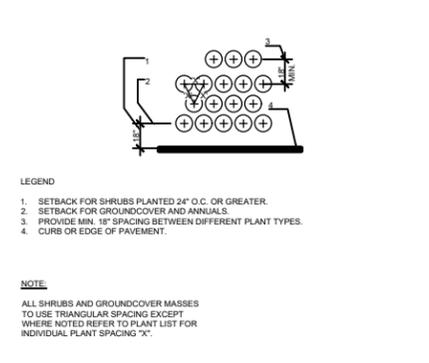
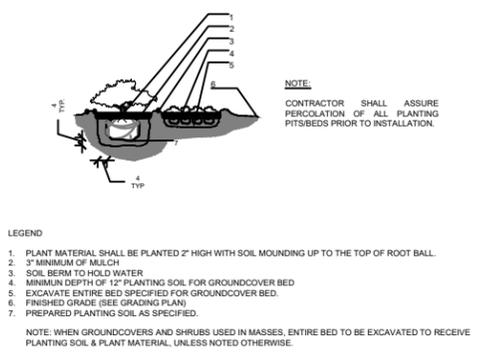
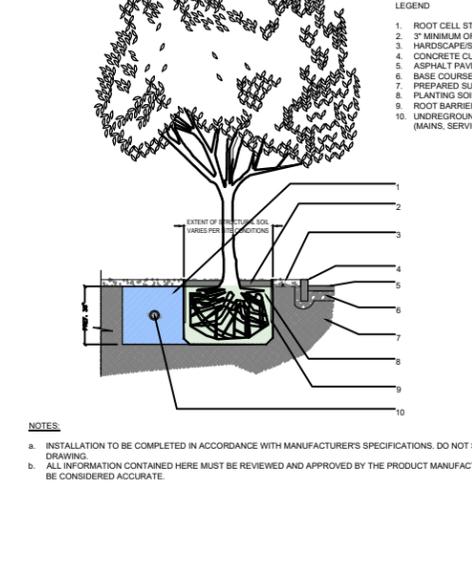
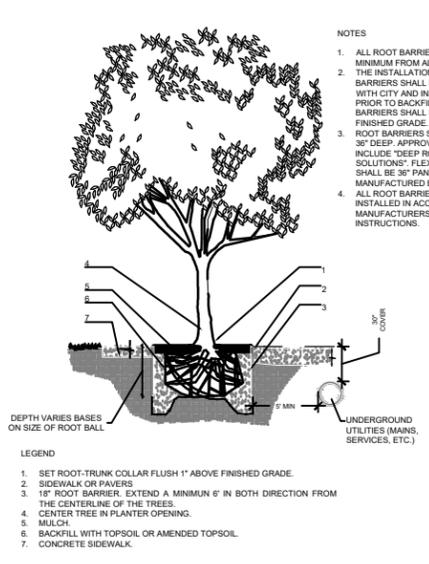
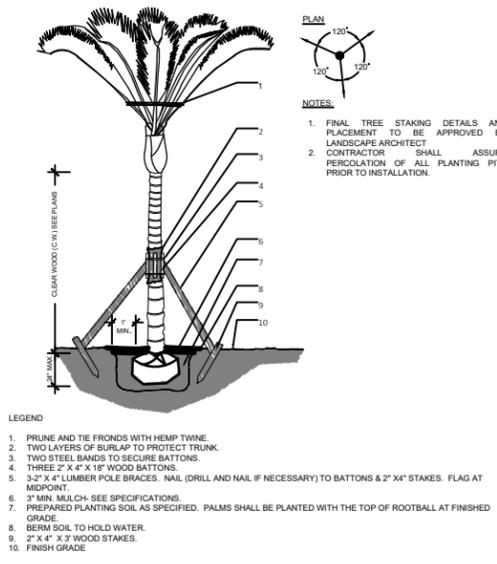
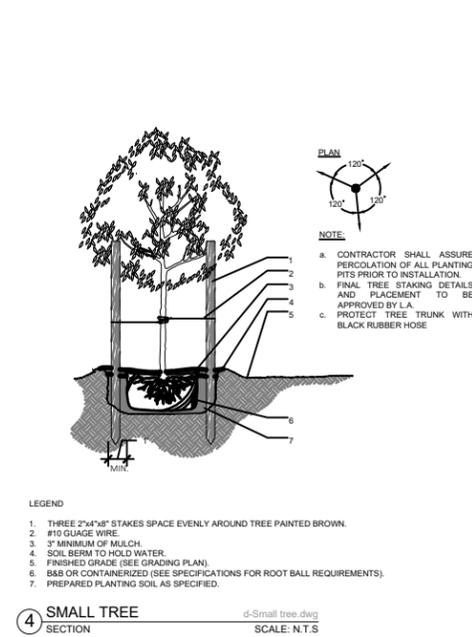
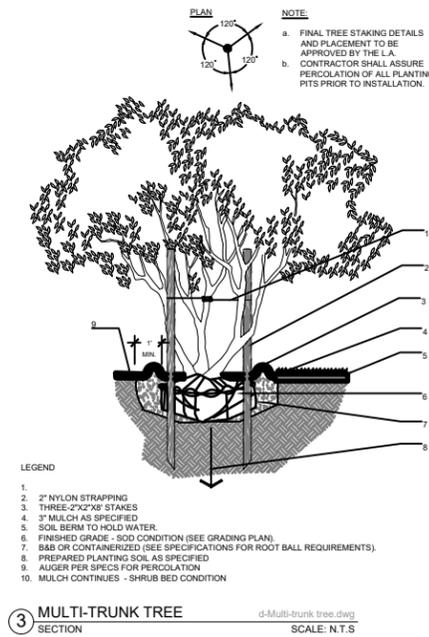
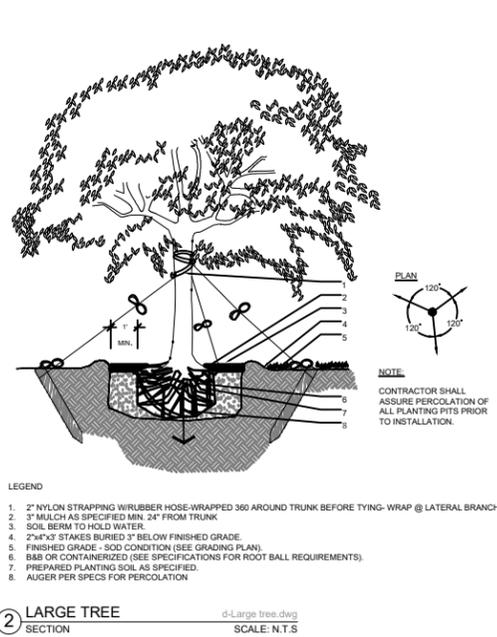
- NOTES:**
- ROOT BARRIERS SHALL BE INSTALLED AT ALL TREES/PALMS THAT ARE PLANTED WITHIN FIVE (5) FEET OF UNDERGROUND UTILITIES OR UTILITY EASEMENT. SEE DETAIL #6 ON SHEET L-03.
 - TREES IN GROUND FLOOR HARDSCAPE AREAS SHALL BE PLANTED IN SUSPENDED PAVER SYSTEM. SEE DETAIL #7 ON SHEET L-03.
 - ALL LANDSCAPE AREAS SHALL BE PROVIDED WITH A FULLY AUTOMATICALLY OPERATED IRRIGATION SYSTEM. IRRIGATION SYSTEM SHALL PROVIDE COMPLETE COVERAGE OF ALL PLANT MATERIALS. THIS SYSTEM SHOULD HAVE RAIN SENSOR AND SHOULD AUTOMATICALLY SHUT OFF WHEN RAINING.
 - WITHIN VISIBILITY TRIANGLES, LANDSCAPE SHALL BE MAINTAIN TO PROVIDE CLEAR VISIBILITY WITHOUT OBSTRUCTION FROM AN AREA BETWEEN TWO (2) FEET AND TEN (10) FEET ABOVE THE STREET CORNER GRADE
 - TREE PROTECTION FENCE MIGHT BE TEMPORARILY ADJUSTED AT TREES #14 AND #15 TO ALLOW FOR THE CONSTRUCTION OF THE WALKWAYS AND THE BUILDING

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GRAPHIC SCALE
NORTH 0' 20' 40' 60'
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GENERAL NOTES

- Before construction begins, the Landscape Contractor is responsible for locating all underground utilities and must avoid damaging any services during construction. If any damage occurs by fault of the Contractor, the necessary repairs must take place at the Landscape Contractor's expense and under the supervision of the Owner's representative.
- All proposed trees and plant materials shall be graded as Nursery Grade Florida No. 1 or better as outlined by the Florida Department of Agriculture and Consumer Services, Division of Plant Industry "Grades and standards for Nursery Plants", most current edition. All planting shall be done in accordance with the Florida Nurserymen's and Grower's Association approved practices.
- In addition to these requirements the Landscape Contractor shall comply with all local landscape codes and requirements as part of this base bid and contract in order to satisfy the review and approval of the governing agency.
- All screening hedges shall be planted and maintained in a way that they form a continuous visual screen. Screening hedges at VUA to be maintained at a minimum height of thirty (30) inches.
- All planting beds shall be excavated to a minimum depth of twenty-four (24") inches and backfilled with a suitable soil. All plant material shall be planted in planting soil that is delivered to the site in a loose, clean and friable condition. The planting soil shall be the approximate proportions as follows: 50% sand and 50% organic material consisting of native peat, well-decomposed sawdust, leaf mold and top soil. It shall provide a good pliable and thoroughly mixed medium with adequate aeration, drainage and water-holding capacity. It shall also be free of all extraneous debris, such as roots, stones, weeds, etc.
- All trees/palms and shrubs shall be fertilized with "Agriform" 20-10-5 planting tablets as per the manufacturers specifications at the time of installation and prior completion of pit backfilling also in conjunction with note #5. Tablets to be placed uniformly around the root mass at a depth that is between the middle and bottom of root mass at an application rate of: One (1) - 21 gram tablet for 1 gal container, two (2)- tablets for 3 gal container, three (3)- tablets for 5 gal container, four (4)-tablets for 7 gal container, three (3)-tablets for each 1/2 inch of tree caliper, and seven (7) tablets for palms. Ground Cover areas shall receive fertilization with "Ozmocone" time release fertilizer as per manufacturer's specification.
- All plant beds shall receive a 3" layer of organic mulch, which is to be watered-in after installation. Mulch should be at least six (6) inches away from any portion of a structure or tree trunk and three (3) inches away from the base of shrubs. Only environmental friendly mulch shall be approved, Cypress mulch shall not be accepted.
- All plant material shall be thoroughly watered in at the time of planting and until landscape material is established. No dry material shall be permitted.
- The plant material schedule is presented for the convenience of the Landscape Contractor. In the event of a discrepancy between the plan and the plant key, the plan shall prevail.
- Plants shall meet size, container, and spacing specifications. Any material not meeting specifications shall be removed and replaced at the contractor's expense.
- All tree and shrub locations shall be approved by Landscape Architect prior to planting.
- The Landscape Contractor shall grade planting beds, as required, to provide positive drainage and promote optimum plant growth.
- The Landscape Contractor shall be responsible for examining fully both the site and bid documents. Discrepancies in the documents or the actual site conditions shall be reported to the Landscape Architect in writing at the time of bidding or discovery. No account shall be made after contract completion for failure by the Landscape Contractor to report such condition or for errors on the part of the Landscape Contractor at the time of bidding.
- The Landscape Contractor shall be responsible for securing all necessary applicable permits and licenses to perform the work set forth in this plan set and the specifications.
- Plant material shall be bid as specified unless unavailable, at which time the Landscape Architect shall be notified in writing of intended changes.
- All questions concerning the plan set and/or specifications shall be directed to the Landscape Architect.
- There shall be no additions, deletions or substitutions without written approval of the Landscape Architect.
- The Landscape Contractor shall guarantee, in writing, plant survivability. Trees and palms for twelve (12) months, shrubs and groundcovers for ninety (90) days and sod for sixty (60) days from final acceptance by the Owner or Owner's representative.
- All dimensions to be field-checked by the Landscape Contractor prior to landscape material installation. Discrepancies shall be reported immediately to the Landscape Architect.
- All materials must be as specified on the landscape plan. If materials or labor do not adhere to specifications, they will be rejected by the Landscape Architect with proper installation carried out by the Landscape Contractor at no additional cost.
- Existing sod shall be removed as necessary to accommodate new plantings
- All existing trees on site shall be protected from damage during construction - See existing tree protection fence detail.
- Any existing landscape and hardscape areas that are unnecessarily disturbed during the landscape installation shall be restored to original conditions by the Landscape Contractor.
- The Landscape Contractor will be responsible for the collection, removal, and proper disposal of any and all debris generated during the installation of this project.
- All landscape areas to have a positive drainage away from buildings and structures. Finished grade of landscape areas to be at or below the grade of adjacent sidewalks, slabs or VUA
- All shade and medium trees installed within 5' of a public infrastructure shall utilize a root barrier system.



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DECORATIVE PAVERS MATERIAL T.B.D

PEDESTRIAN ENTRANCE

RETAINING WALL

PEDESTRIAN ENTRANCE

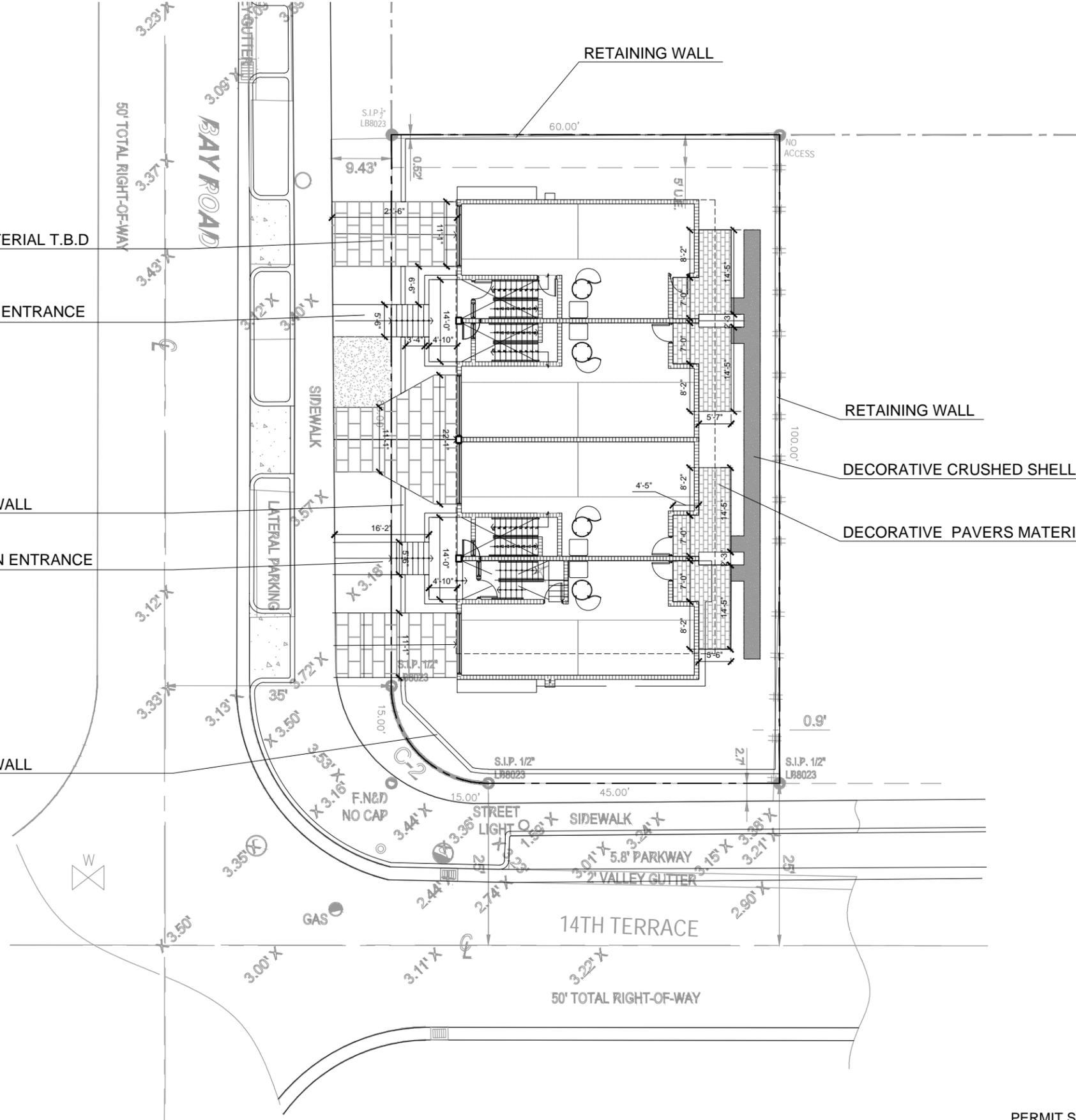
RETAINING WALL

RETAINING WALL

RETAINING WALL

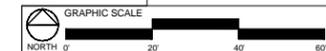
DECORATIVE CRUSHED SHELL

DECORATIVE PAVERS MATERIAL T.B.D



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DESIGN REVIEW BOARD FINAL SUBMITTAL
 1425 BAY ROAD,
 MIAMI BEACH FL 33139

HARDSCAPE PLAN

DATE:
08/07/2023

L-04