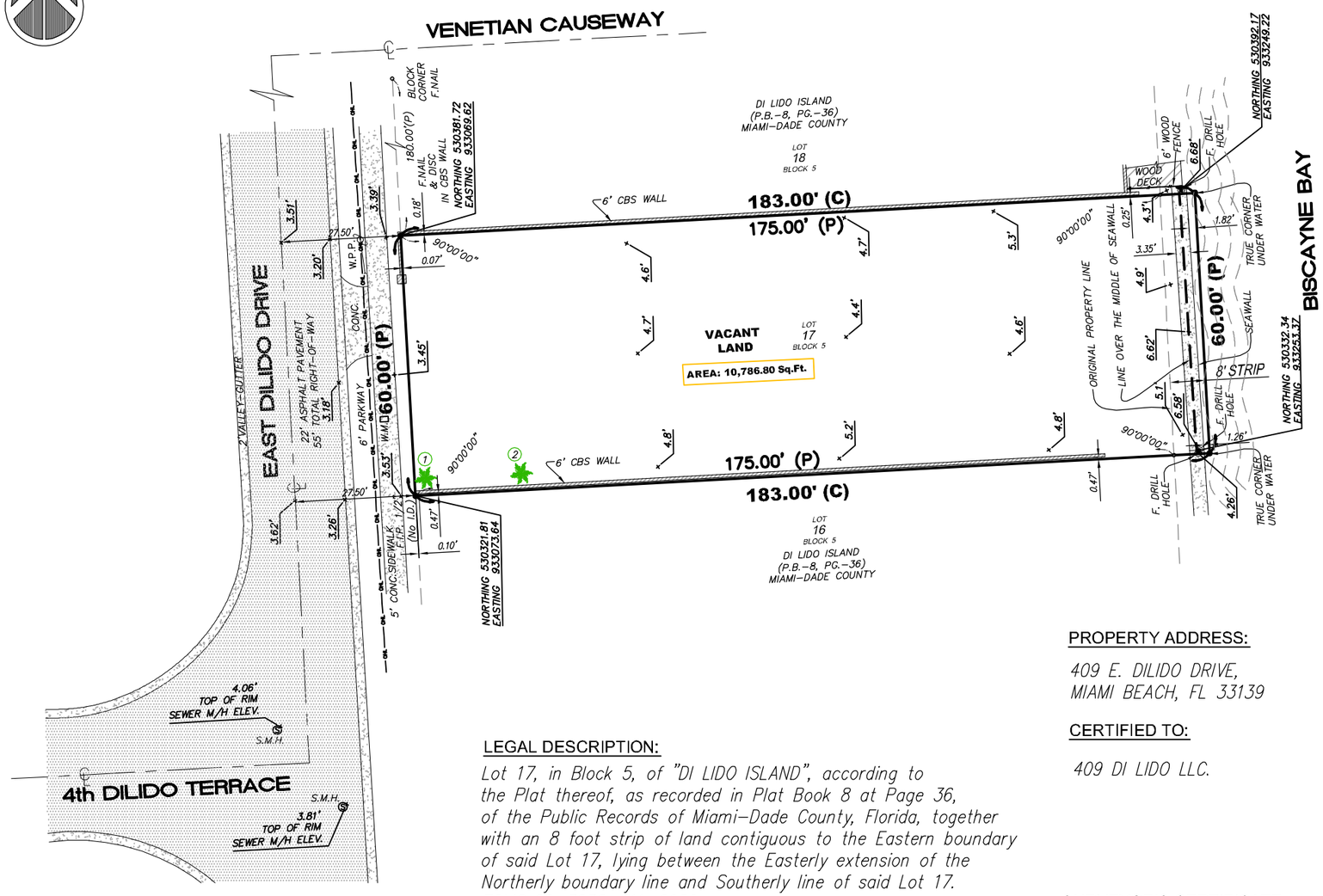
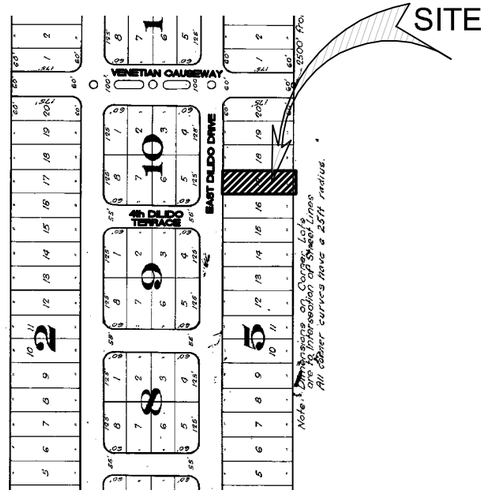
SKETCH OF BOUNDARY SURVEY





LOCATION MAP
NOT TO SCALE

PROPERTY ADDRESS:

409 E. DILIDO DRIVE,
MIAMI BEACH, FL 33139

CERTIFIED TO:

409 DI LIDO LLC.

EXISTING TREES					
No	COMMON NAME	SCIENTIFIC NAME	DBH	OH	SP
1	ROYAL PALM	ROYSTONEA REGIA	1.8'	30'	24'
2	COCONUT PALM	COCOS NUCIFERA	2.0'	20'	32'

DBH=Diameter breast height (4.5 feet from ground) OH=Overall Height SP=Spread

LEGAL DESCRIPTION:

Lot 17, in Block 5, of "DI LIDO ISLAND", according to the Plat thereof, as recorded in Plat Book 8 at Page 36, of the Public Records of Miami-Dade County, Florida, together with an 8 foot strip of land contiguous to the Eastern boundary of said Lot 17, lying between the Easterly extension of the Northerly boundary line and Southerly line of said Lot 17.
FOLIO: 02-3232-011-0950

SURVEYOR'S NOTES:

1) The above captioned Property was surveyed and described based on the above Legal Description: Provided by Client.
2) All bearings and distances shown heron are recorded and measured unless otherwise shown.
3) The lands shown heron were not abstracted for easements or same, if any may not be shown on this section.
4) Foundations and/or footings that may cross beyond the boundary lines of the parcel herein described are not shown (UNDERGROUND).
5) Elevations are based on the National Geodetic Vertical Datum (N.G.V.D.) 1929.
6) Fence ties are to be the center line of the fence.
7) Wall ties are to face of the wall.
8) Ownership subject to opinion of the Title.
9) Underground utilities are not depicted hereon.
10) Zoning and Setbacks are not verified by this survey.
11) Benchmark : D-170-R Elevation= 7.80' N.G.V.D. 1929
12) The Area of 10,786.80 SQ.-FT. corresponds to the line over the middle of the seawall.

L E G E N D		
ABREVIATION	SYMBOL	DEFINITION
C		Calculated
C.B.S.		Concrete Block Structure
℄	℄	Center Line
Elev.	x	Elevation
F.F. ELEV.		Finished Floor Elevation
F		Found
F.I.P.		Found Iron Pipe
M		Measured
P		Plat
W.P.P		Wood Power Pole
W.Fence		Wood Fence
W.M.		Water Meter
	OHL	Overhead Line
S.M.H.	Ⓢ	Sewer Man Hole
ON PL		On Property Line
Sq.Ft.		Square Feet

SURVEYOR'S CERTIFICATE:

I hereby certify that this survey meets the minimum technical standards as set forth by the Florida Board of Surveyors and Mappers in Chapter 5J-17 Florida Administrative Code, pursuant to section 472.027, Florida Statutes. And is true and correct to the best of my knowledge and belief.

NOT VALID UNLESS SEALED AND EMBOSSED WITH SURVEYOR'S SEAL
Date of filed work: 09-15-2023

0 15 30 60
(IN FEET)
1 inch = 30 ft.

EFRAIN LOPEZ
CERTIFICATE NO. PSM 6792
PROFESSIONAL SURVEYOR AND MAPPER
Digitally signed by Efrain Lopez
Date: 2023.09.15 08:51:40-05'00'

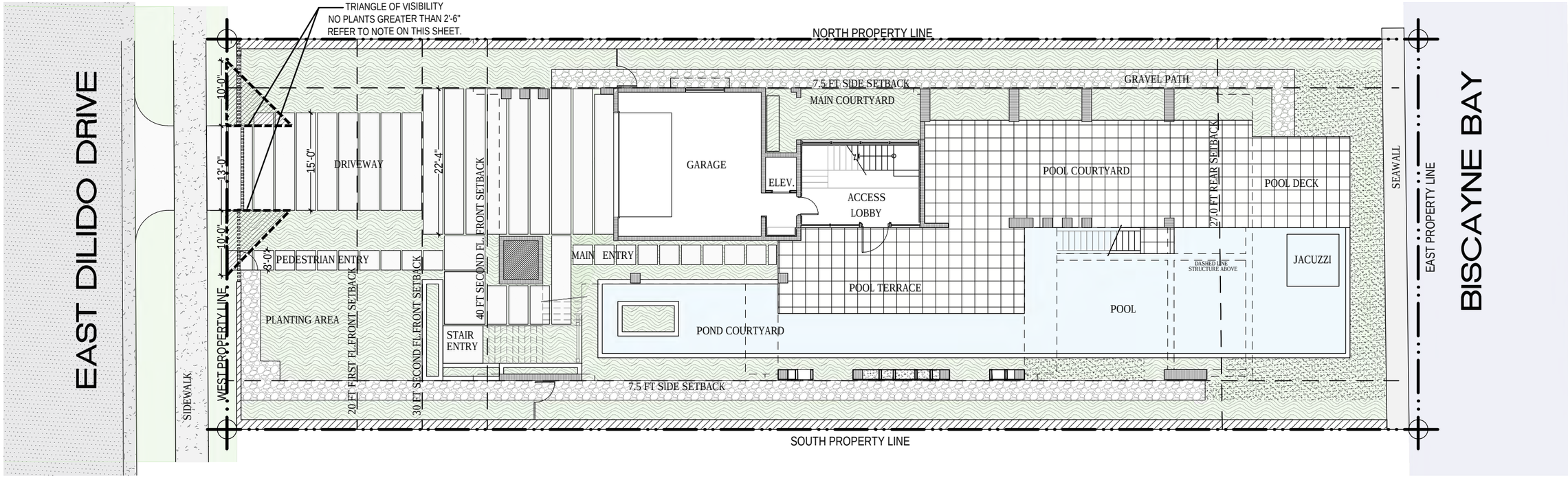
Address: 13801 SW 10th Terrace
Miami. Fl 33184
Phone: (305) 345-9083

EFRAIN LOPEZ
Professional Surveyor and Mapper # 6792
State of Florida.

PSM
Lopez
ENGINEERS - SURVEYORS
PLANNERS - DESIGNS
email.lopezefrain@hotmail.com
305-345-9083

DATE OF FIRM : 09-11-2009
SCALE : 1"=30'
JOB No. 20-1118
PANEL NUMBER : 0316
BASE FLOOD ELEVATION : 9'
REVISED : E.L.
COMMUNITY NUMBER : 120651
FIRM ZONE : AE
DATE :09-15-2023
SUFFIX : L
DRAWN BY : M.M.

SHEET 1 OF 1



N

HARDSCAPE PLAN

Scale: 0'-1/16" = 1'-0"

PLAN KEY

- LAWN
- PLANTING
- HARDSCAPE
- DECK HARDSCAPE
- WATER FEATURE
- GRAVEL

VISIBILITY TRIANGLE NOTE

3.8.4,1 INTENT: " MATERIAL IMPEDIMENT TO VISIBILITY" CONSTRUED. IT IS THE INTENT OF THEE REGULATIONS TO PROVIDE PROTECTION FROM TRAFFIC AT INTERSECTION FOR AUTOMOTIVE VEHICLES AND THEIR PASSENGERS, AND FOR CYCLISTS AND PEDESTRIANS, INCLUDING SMALL CHILDREN. GIVEN THIS INTENT, THE PHASE" MATERIAL IMPEDIMENT TO VISIBLY " OBSTRUCTION TO VISIBILITY WHICH WOULD RESULT IN CONCEALMENT OF A CHILD OVER TWO AND ONE HALF (2 1/2) FEET IN HEIGHT APPROACHING AUTOMOTIVE VEHICLE CYCLIST FROM SUCH A CHILD DETERMINATIONS AS TO WETHER OR NOT THERE MATERIAL IMPEDIMENT TO VISIBLY, THE SPEED, DIRECTION, AND DURATION OF MOVEMENT TO POINT OF POTENTIAL COLLISION OF CONTACT SHALL BE CONSIDERED.

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LANDSCAPE LEGEND

MUNICIPALITY: City of Miami Beach

ZONING CLASS: **RS-3** AREA Sq. Ft.: 10,787

OPEN SPACE

			ALLOWED	PROVIDED
A.	Sq. Ft. of required Open Space			
	Front Lot area: 1,800	Front:	1,260	1,260
	Rear Lot area: 1,630	Rear:	1,141	1,141
	Multiplier: 70%			

LAWN AREA

A.	Total Sq. Ft. of landscaped Open Space	2,401	2,401
B.	Maximum Lawn Area (sod) permitted-	1,201	482
	Open space required: 2,401		
	Multiplier: 50%		

TREES

A.	Number of trees required per lot	5	8
	Required Trees/Lot: 5		
	Net lot acres: 0.2476		
C.	Native required	2	5
	Trees provided: 8		
	Multiplier: 30%		
D.	Drought tolerant and low maintenance species required	4	5
	Trees provided: 8		
	Multiplier: 50%		

STREET TREES

		REQUIRED/ ALLOWED	PROVIDED
A.	Street trees (maximum average spacing of 20' o.c.)	3	3
	Linear ft of street frontage: 60		
	Multiplier: 20		
	Required: 3		
	Existing trees: 0		
B.	Street trees directly below power lines	0	0
	Linear ft of street frontage: 0		
	Multiplier: 20%		

SHRUBS

A.	Number of shrubs required	96	98
	Lot and street trees required: 8		
	Multiplier: 12		
B.	Native species required	49	71
	Shrubs provided: 98		
	Multiplier: 50%		

LARGE SHRUBS OR SMALL TREES

A.	Number of large shrubs or small tree required	10	81
	Shrubs required: 96		
	Multiplier: 10%		
B.	Native species required	41	71
	Shrubs provided: 81		
	Multiplier: 50%		

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MAK WORK
MARSH KIPLEN
1251 SW 20TH ST.
MIAMI, FL 33145
T: 305-607-8168
F: 305-860-5984

MAURICIO DEL VALLE
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MIAMI BEACH, FL 33139
T: 305-607-8168

MARSH KRIPLEN
FL 6667007

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OWNER: 409 DI LIDO LLC.

REVISION & DATE

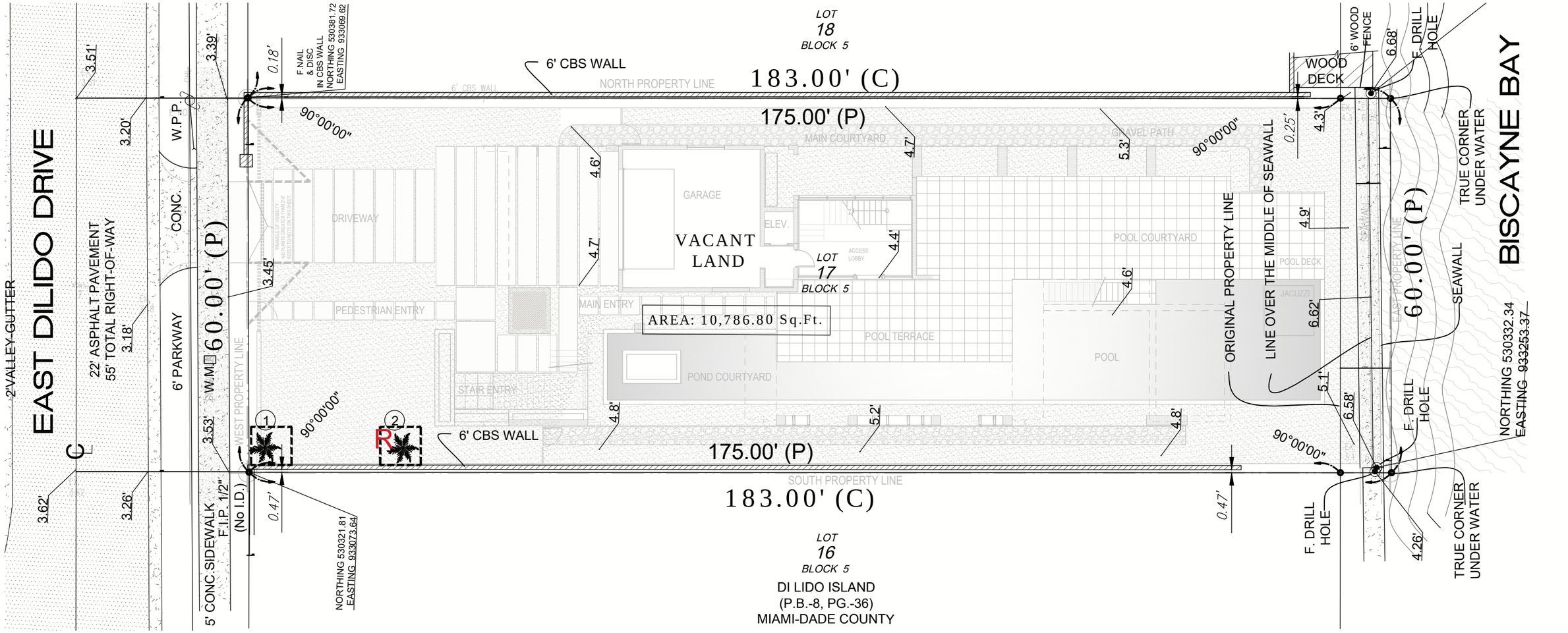
DRAWING TITLE

HARDSCAPE PLAN

SCALE: AS SHOWN
DATE: 09-11-2023

SHEET NUMBER

L200



N

TREE DISPOSITION PLAN

Scale: 0'-1/16" = 1'-0"

PLAN KEY

- EXISTING PALM TO REMAIN IN PLACE
- R — EXISTING PALM TO BE RELOCATED ON-SITE
- X — EXISTING PALM TO BE REMOVED
- TREE PROTECTION BARRIER

EXISTING - TREE DISPOSITION TABLE

#	SCIENTIFIC NAME	COMMON NAME	DBH	HEIGHT	SPREAD	DISPOSITION
1	*Roystonea Regia*	Royal Palm	1.8'	30'	24'	To remain in place
2	*Cocos Nucifera*	Coconut Palm	2.0'	20'	32'	To be relocated

EXISTING-TREE MITIGATION NOTES

1. OF ALL EXISTING PALMS AND TREES, PALM #1 WILL REMAIN IN PLACE AND PALM #2 WILL BE RELOCATED.

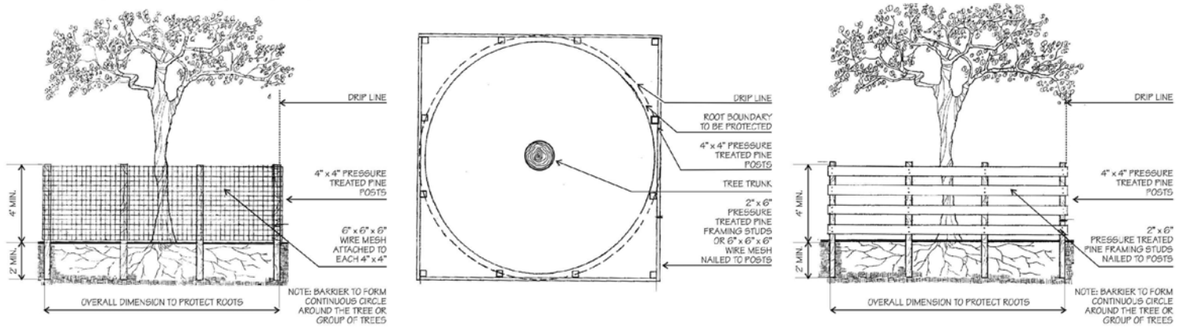
   REFER TO LANDSCAPE SHEET L300, FOR NEW-TREE SPECIFICATIONS AND RELOCATION.

2. CODE REQUIRES THE PROVISION OF THREE (3) STREET TREES, WHICH WILL BE PROVIDED WITH: (3) "*Coccoloba diversifolia*" 2" DBH, 6' CLEAR TRUNK, 12' HEIGHT, AND 6' SPREAD IN CANOPY.

   REFER TO LANDSCAPE PLANTING PLAN ON SHEET L300, FOR STREET TREE LOCATIONS.

3. EXISTING TREES THAT REMAIN AT THE SITE WILL BE PROTECTED DURING DEMOLITION AND CONSTRUCTION PER CODE REQUIREMENTS. REFER TO EXISTING-TREE PROTECTION BARRIER DETAILS ON THIS SHEET.

EXISTING-TREE PROTECTION BARRIER DETAILS



EXISTING-TREE PROTECTION BARRIER NOTES

1. PROTECTION FENCE SHALL BE GALVANIZED CHAIN LINK STANDARD 2"X2" MESH. PROVIDE HINGED GATE.
2. TREE PROTECTION FENCE SHALL BE INSTALLED PRIOR TO ANY SITE WORK, CLEARING OR DEMOLITION AND MAINTAINED FOR THE DURATION OF CONSTRUCTION. REMOVE ONLY AFTER RECEIVING WRITTEN PERMISSION FROM THE URBAN FORESTER.
3. POSTS MAY BE SHIFTED TO AVOID ROOTS.
4. NO CONSTRUCTION ACTIVITIES, STORAGE, DEBRIS, VEHICULAR TRAFFIC OR EQUIPMENT CLEANING IS ALLOWED WITHIN THE PROTECTED AREA.
5. REFER TO MUNICIPAL REQUIREMENTS FOR ADDITIONAL INFORMATION.

NOTE: PER CITY REQUIREMENTS, THE CERTIFIED ARBORIST OF RECORD WILL VERIFY AND CONFIRM THAT THE TREE PROTECTION BARRIERS ARE INSTALLED CORRECTLY PRIOR TO DEMOLITION AND CONSTRUCTION OF FOUNDATION, SYSTEMS, AND UTILITY TRENCH.

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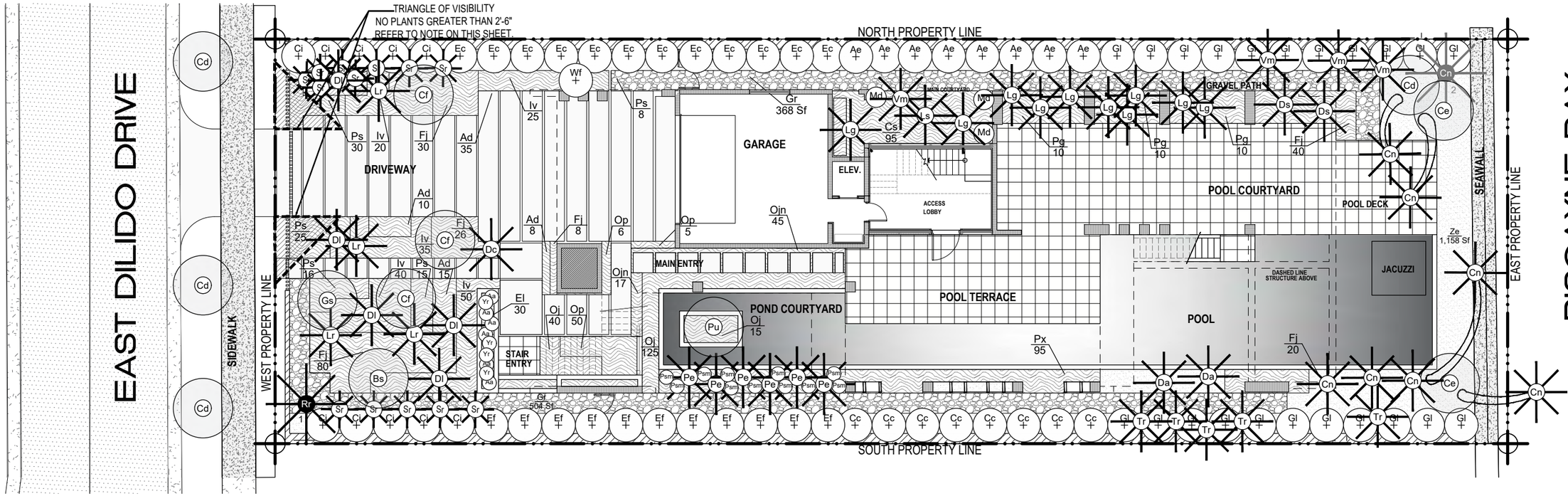
DRAWING TITLE

TREE DISPOSITION PLAN

SCALE: AS SHOWN
DATE: 09-11-2023

SHEET NUMBER

L300



LANDSCAPE PLAN

Scale: 0'-1/16" = 1'-0"

PLAN KEY

- EXISTING PALM TO REMAIN IN PLACE
- EXISTING RELOCATED PALM
- PROPOSED PALM
- LAWN
- GROUND COVER PLANTING
- WATER FEATURE
- PROPOSED TREE
- PROPOSED LARGE SHRUBS
- PROPOSED SHRUBS
- GROUND COVERS
- HARDSCAPE
- GRAVEL

VISIBILITY TRIANGLE NOTE

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LANDSCAPE PLANT LIST

Symb.	Quant.	Botanical Name	Common Name	Description
TREES				
Bs	1	*Bursera simaruba*	Gumbo Limbo	Ct 6', 8" DBH, 10' Sp, 20' HT, Ch, Full
Cd	4	*Coccoloba diversifolia*	Pigeon Plum	Ct 6', 6" DBH, 10' Sp, 16' HT, Full
Ce	2	*Conocarpus erectus sericeus*	Silver Buttonwood	Ct 6', 12" DBH, 10' Sp, 15' HT, Mt, Full
Cf	3	*Caesalpinia ferrea*	Brazilian Ironwood	Ct 6', 6" DBH, 8' Sp 14' HT, Full
Gs	1	*Guaiacum sanctum*	Lignum Vitae	Ct 4', 3" DBH, 6' Sp, 10' HT, Full
PALMS				
Cn	7	*Cocos nucifera 'Green Malayan'*	Green Malayan Coconut	12'-25' Gw, Stg. Ht (1 Existing)
Da	2	*Dictyosperma alBushm*	Princess Palm	6' GW, Full
Dc	1	*Dypsis cabadae*	Cabada Palm	10-12' HT, Cluster, Full
Dl	5	*Dypsis lastelliana*	Teddy Bear Palm	8-15' Stg. HT, Full
Lg	8	*Licuala grandis*	Ruffled Fan Palm	4'-6' Sp, 4'-10' Ht, Shade Grown, Full
Lr	4	*Livistonia rotundifolia*	Footstool Palm	10-20' Stg. HT, Full
Ls	1	*Licuala spinosa*	Spiny Licuala Palm	8' Sp, 15" HT, Cluster, Shade Grown, Full (From Signiture Trees)
Pe	6	*Ptycohsperma elegans*	Alexander Palm	Single, 14'-18' Stg. HTS
Rr	1	*Roystonea regia*	Royal Palm	Existing
Sr	13	*Serenoa repens*	Saw Palmetto	36" x 36"
Tr	5	*Thrinax radiata*	Florida Thatch Palm	6'-12' Gw, Stg Hts
Vm	4	*Veitchia montgomeryana*	Montgomery Palm	10'-15' Stg Hts
LARGE SHRUBS + SMALL TREES				
Ae	8	*Ardisia escallonioides*	Marlberry	3' Sp, 6' HT, Bush, Full
Cc	8	*Capparis cynophallophora*	Jamaicn Caper	3' Sp, 8' HT, Bush, Full
Ci	10	*Chrysobalanus icaco*	Cocoplum	3' Sp, 7' HT, Bush, Full
Ds	2	*Dioon spinulosum*	Giant Dioon	6' Sp, 5' HT, Full
Ec	12	*Eugenia conFullsa*	Redberry Stopper	3' Sp, 8' HT, Bush, Full
Ef	11	*Eugenia foetida*	Spanish Stopper	3' Sp, 8' HT, Bush, Full
Gl	22	*Gymnanthes lucida*	Crabwood	3' Sp, 8' HT, Bush, Full
Pu	1	*Pandanus utilis*	Screw Pine	10' Sp, 20' HT, Specimen, Full
Yr	4	*Yucca rostrata*	Beaked Yucca	4'-6' Ht, Full
SHRUBS				
Aa	6	*Agave attenuata*	Spineless Century Plant	24"x24", Full
Md	3	*Monstera deliciosa*	Mexican Breadfruit	30"x30", Full
Psm	11	*Philodendron Selloum*	Philodendron Selloum	30"x30", Full

Symb.	Quant.	Botanical Name	Common Name	Description
VINES				
Wf	1	*Wisteria frutescens*	American Wisteria	15" HT, Trellis, Full
GROUNDCOVER				
Ad	70	*Asparagus densiflorus myers*	Foxtail Fern	1G, 12" x 12", Full
Cs	95	*Calathea setosa*	Calathea setosa	1G, 18"x18", Full
El	30	*Ernodea littoralis*	Golden Beach Creeper	1G, 12" x 12", Full
Fj	114	*Farfugium japonicum*	Leopard Plant	1G, 18"x18", Full
Nc	170	*Neomarcia caerulea*	Tweleve Apostles Iris	1G, 12" x 12", Full
Oj	180	*Ophiopogon japonicus*	Mondo Grass	1G, 6" x 6", Full
Ojn	62	*Ophiopogon japonicus 'Nana'*	Dwarf Mondo Grass	1G, 4" x 4", Full
Op	65	*Ophiopogon planiscapus 'Nigrescens'*	Black Mondo Grass	1G, 6" x 6", Full
Pg	30	*Philodendron gloriosum*	Philodendron Gloriosum	24"x24" HT, Full
Ps	78	*Pilea serpyllacea*	Pilea serpyllacea	12" x 12", Full
Px	95	*Philodendron Xanadu*	Philodendron Xanadu	18"x18", Full
GRASSES				
Ze	482 Sf	*Zoysia Empire*	*Zoysia Empire*	
GRAVEL				
	872 Sf	*Grey Granite Screenings*		3/8"

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REVISION & DATE

DRAWING TITLE

GROUND LEVEL PLANTING PLAN

SCALE: AS SHOWN
DATE: 09-11-2023

SHEET NUMBER

L400