

5775 COLLINS AVE

RENDERED PLAN

2017.07.17 L1-01

MULTIPLAN

0 5 30



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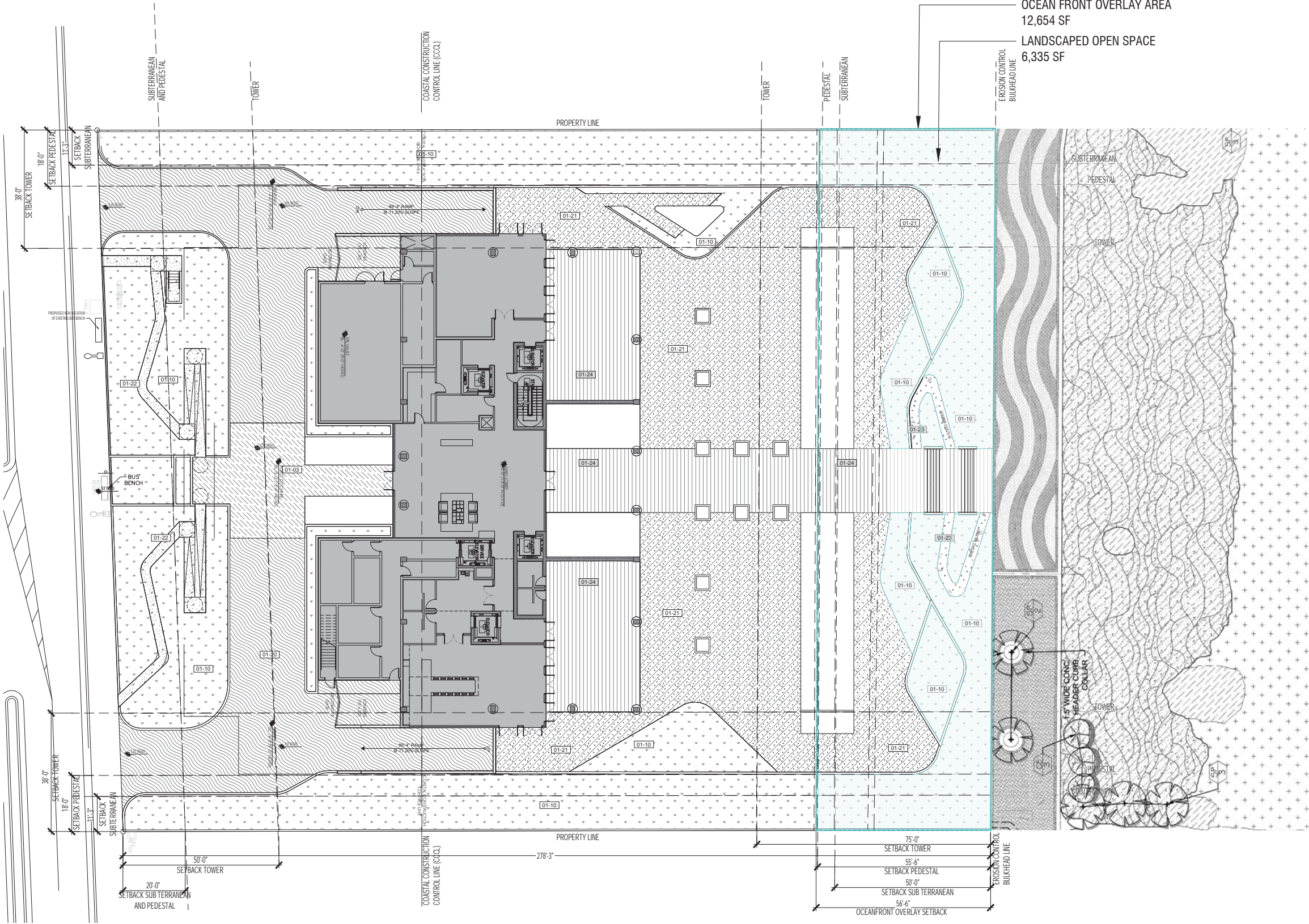
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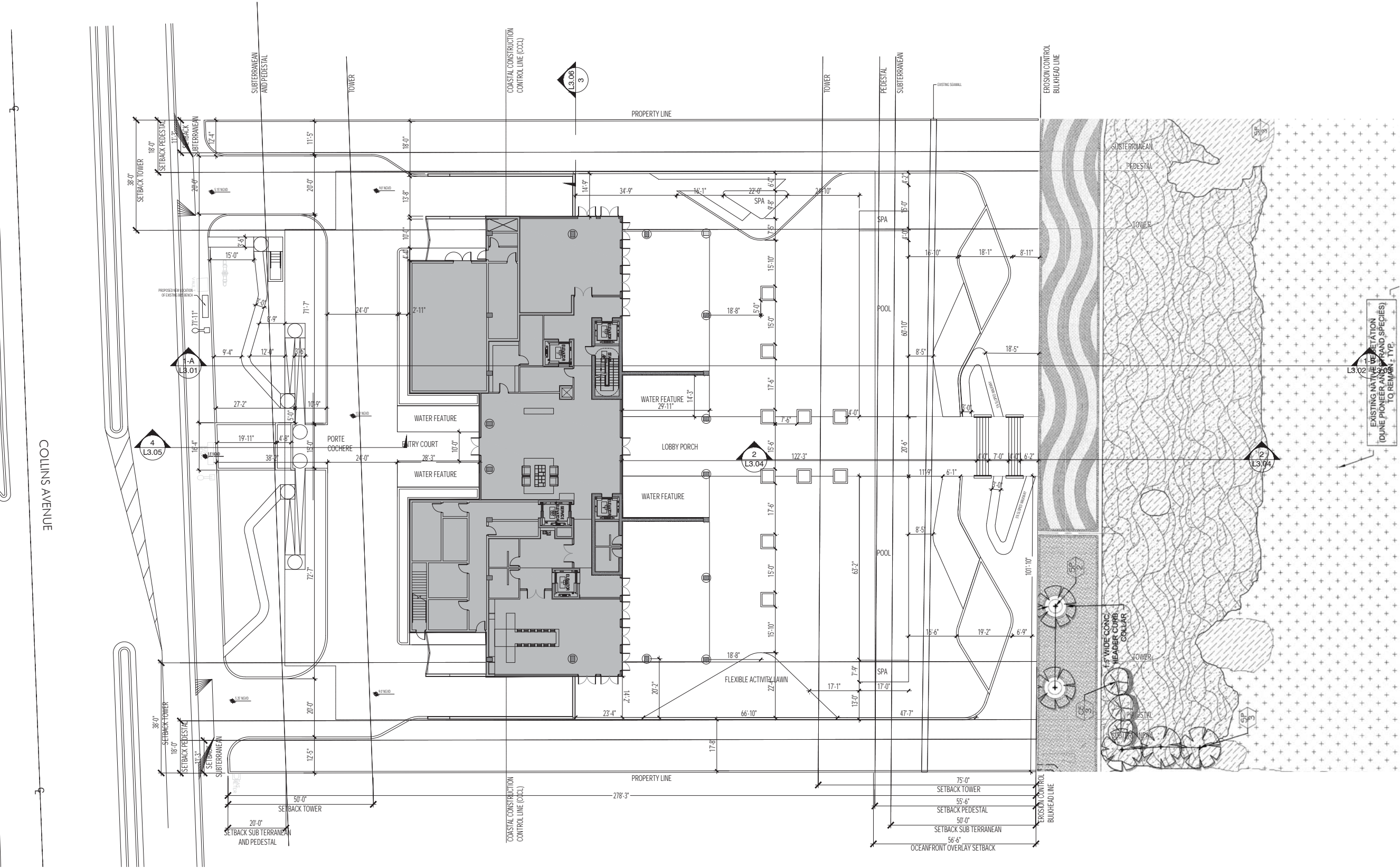
REFERENCE NOTES SCHEDULE			
CODE	SYMBOL	01 GENERAL DESCRIPTION	QTY
01-03		ITEM: CONCRETE PLANK PAVER	1,348 sf
01-10		ITEM: PLANTING	16,503 sf
01-20		ITEM: CONCRETE PAVERS	8,075 sf
01-21		ITEM: STONE TILE	11,796 sf
01-22		ITEM: BRUSHED CONCRETE	994 sf
01-23		ITEM: STABILIZED ADA ACCESSIBLE CRUSHED SHELL	308 sf
01-24		ITEM: SYNTHETIC WOOD DECK	5,726 sf

OPEN SPACE CALCULATION

LANDSCAPED, UNOBSTRUCTED OPEN SPACE -
50% OF OCEAN OVERLAY AREA REQUIRED

OCEANFRONT OVERLAY SETBACK AREA: 12,654 SF
50% REQUIRED TO BE LANDSCAPED AND OPEN TO SKY: 6,327 SF
50% PROVIDED LANDSCAPED & OPEN TO SKY: 6,335 SF
REQUIREMENT: MET







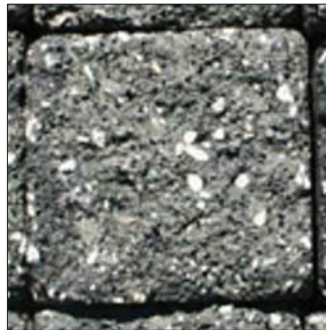
STONE TILE



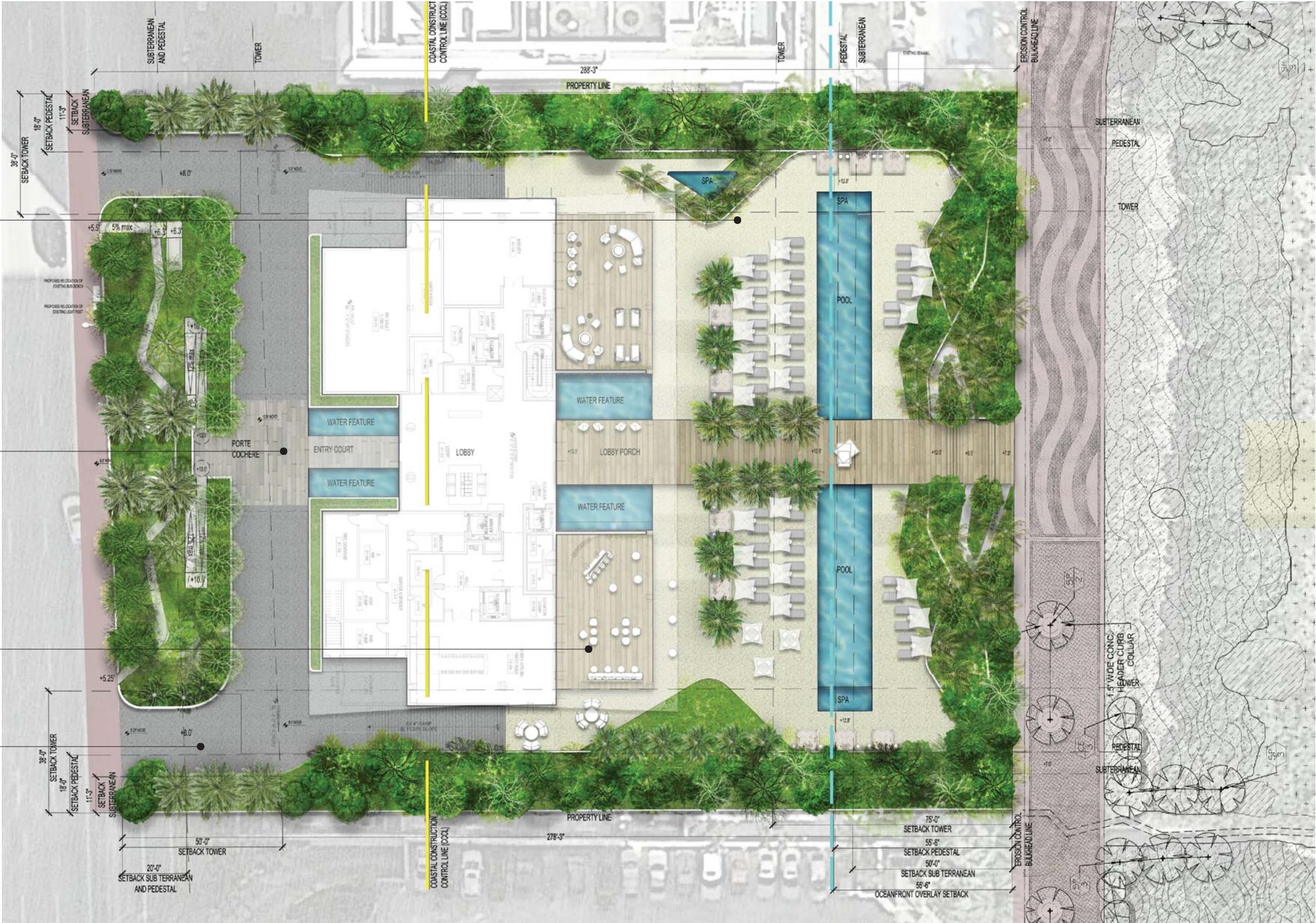
CONCRETE PLANK PAVER

















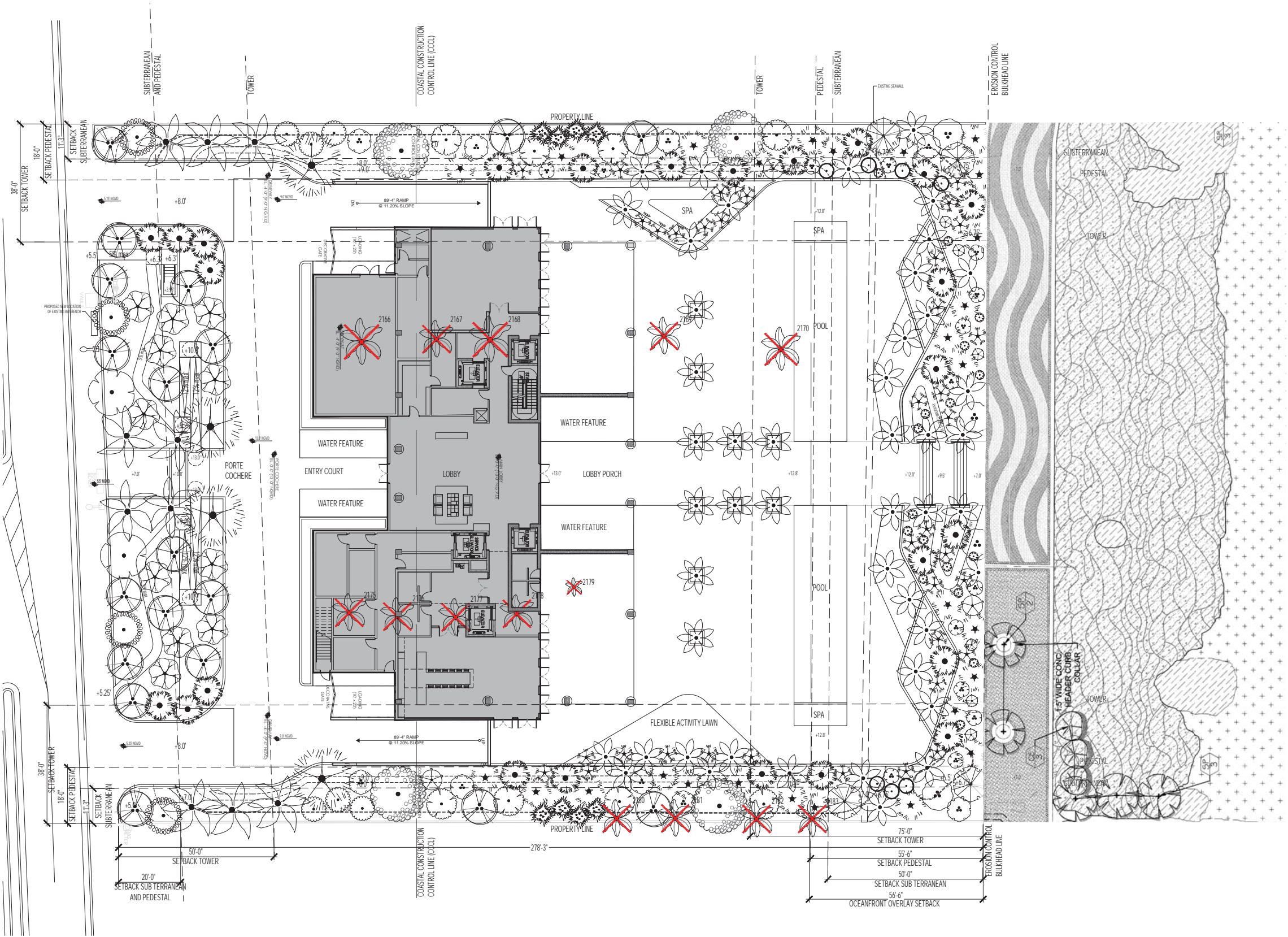
WOOD



CONCRETE PAVER



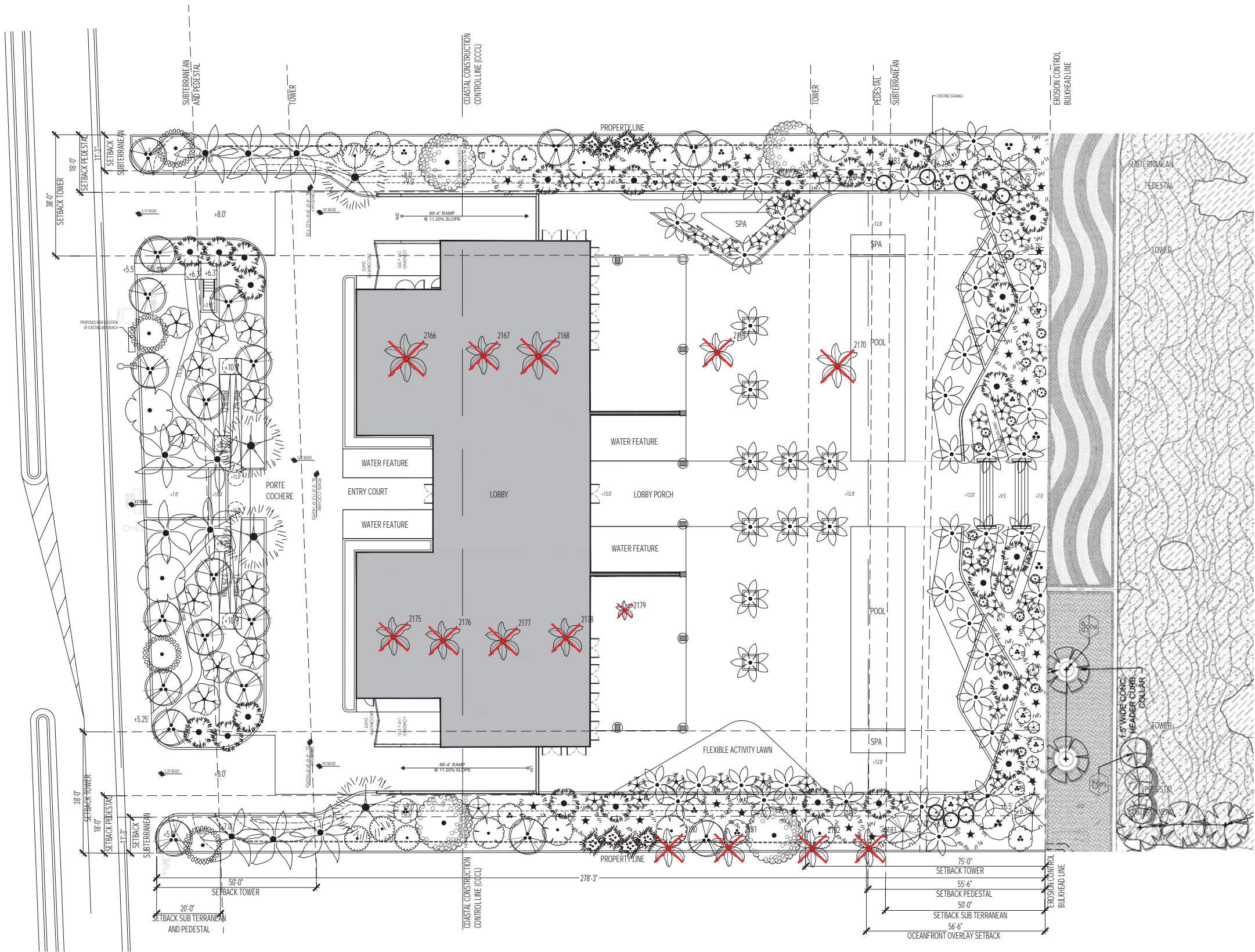
CANOPY CALCULATION										
TREES	CODE	QTY	BOTANICAL NAME	COMMON NAME	HEIGHT (FT)	SPREAD (FT)	DBH	CANOPY (SQ.FT.)	CONDITION	STATUS
	2166	1	Adonia merrilli	Christmas Palm	18	15		177	Good	REMOVE
	2167	1	Adonia merrilli	Christmas Palm	22	12		113	Good	REMOVE
	2168	1	Adonia merrilli	Christmas Palm	16	15		177	Good	REMOVE
	2169	1	Adonia merrilli	Christmas Palm	20	12		113	Good	REMOVE
	2170	1	Adonia merrilli	Christmas Palm	20	14		154	Good	REMOVE
	2175	1	Adonia merrilli	Christmas Palm	16	12		113	Good	REMOVE
	2176	1	Adonia merrilli	Christmas Palm	16	12		113	Good	REMOVE
	2177	1	Adonia merrilli	Christmas Palm	16	12		113	Good	REMOVE
	2178	1	Adonia merrilli	Christmas Palm	16	12		113	Good	REMOVE
	2179	1	Adonia merrilli	Christmas Palm	12	6		28	Good	REMOVE
	2180	1	Adonia merrilli	Christmas Palm	16	12		113	Good	REMOVE
	2181	1	Adonia merrilli	Christmas Palm	16	12		113	Good	REMOVE
	2182	1	Adonia merrilli	Christmas Palm	16	12		113	Good	REMOVE
	2183	1	Adonia merrilli	Christmas Palm	16	12		113	Good	REMOVE
TOTAL CANOPY SQ.FT. REMOVED								1667		



CANOPY CREDIT FORMULA		
REPLACEMENT CANOPY TYPE	MIN. HEIGHT AT PLANTING	CANOPY CREDIT (SQ.FT.)
CATEGORY 1 TREE	12' OAH*	300
CATEGORY 2 TREE	10' OAH	150
CATEGORY 3 TREE	8' OAH	100
CATEGORY 4 PALM	6' CT	50
*OAH: OVER ALL HEIGHT *CT: CLEAR TRUNK		

CANOPY CALCULATION											
TREES	CODE	QTY	BOTANICAL NAME	COMMON NAME	HEIGHT (FT)	SPREAD (FT)	DBH	CANOPY CREDIT (SQ.FT.)	CONDITION	STATUS	
	2166	1	Adonidia merrillii	Christmas Palm	18	15		177	Good	REMOVE	
	2167	1	Adonidia merrillii	Christmas Palm	22	12		113	Good	REMOVE	
	2168	1	Adonidia merrillii	Christmas Palm	16	15		177	Good	REMOVE	
	2169	1	Adonidia merrillii	Christmas Palm	20	12		113	Good	REMOVE	
	2170	1	Adonidia merrillii	Christmas Palm	20	14		154	Good	REMOVE	
	2175	1	Adonidia merrillii	Christmas Palm	16	12		113	Good	REMOVE	
	2176	1	Adonidia merrillii	Christmas Palm	16	12		113	Good	REMOVE	
	2177	1	Adonidia merrillii	Christmas Palm	16	12		113	Good	REMOVE	
	2178	1	Adonidia merrillii	Christmas Palm	16	12		113	Good	REMOVE	
	2179	1	Adonidia merrillii	Christmas Palm	12	6		28	Good	REMOVE	
	2180	1	Adonidia merrillii	Christmas Palm	16	12		113	Good	REMOVE	
	2181	1	Adonidia merrillii	Christmas Palm	16	12		113	Good	REMOVE	
	2182	1	Adonidia merrillii	Christmas Palm	16	12		113	Good	REMOVE	
	2183	1	Adonidia merrillii	Christmas Palm	16	12		113	Good	REMOVE	
TOTAL CANOPY SQ.FT. REMOVED								1667			

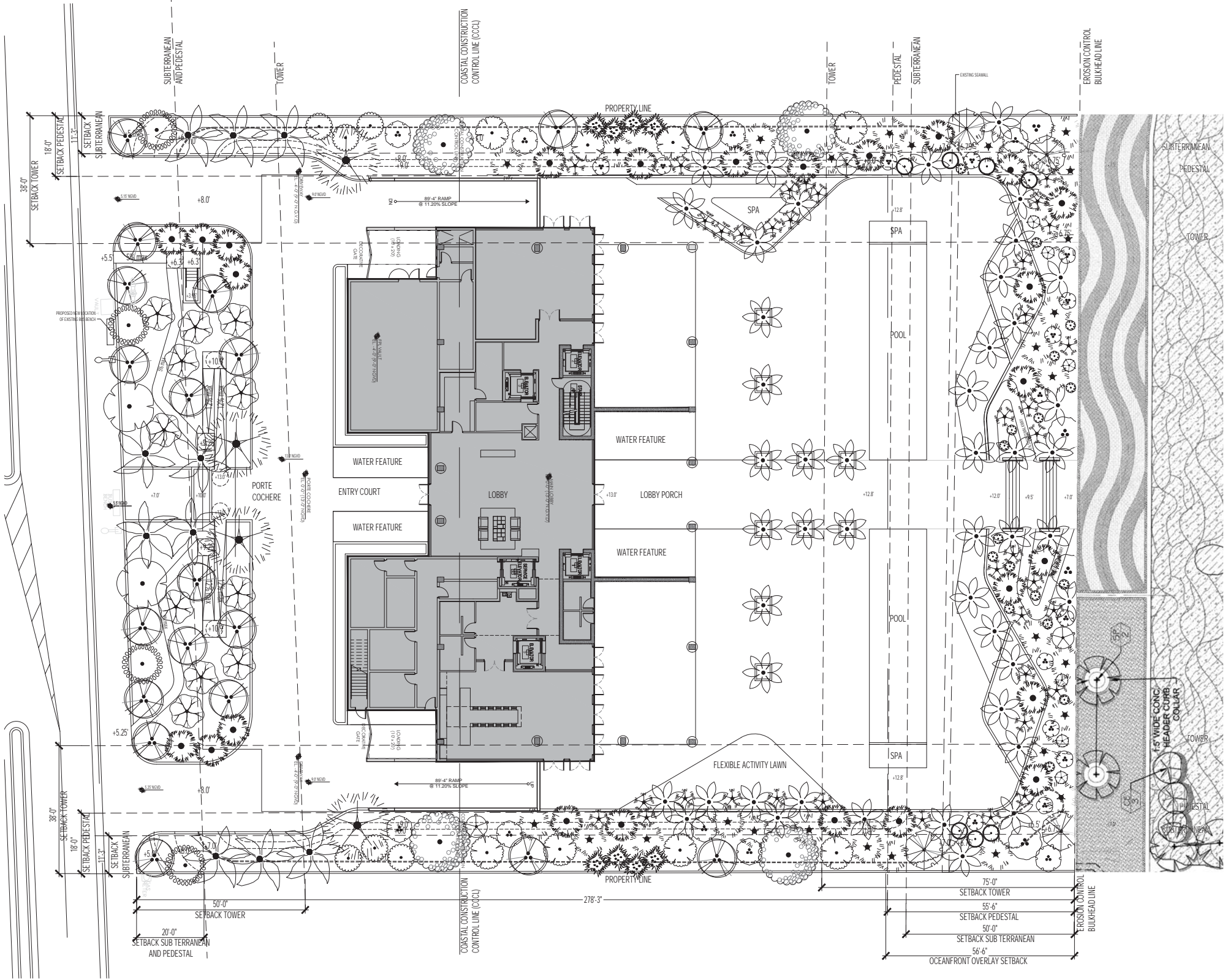
PROPOSED TREE TABLE										
TREES	CODE	QTY	BOTANICAL NAME	COMMON NAME	REPLACEMENT CANOPY TYPE	MINIMUM SIZE AT PLANTING	CANOPY CREDIT (SQ.FT.)	TOTAL CANOPY SQ.FT. REPLACED		
	BS3	2	Chrysophyllum oliviforme	Bursera simaruba Specimen	Category 1 Tree	12' OAH*	300	600		
	CO	4	Chrysophyllum oliviforme	Satinleaf Tree	Category 1 Tree	12' OAH	300	1200		
	CR	4	Clusia rosea	Autograph Tree	Category 2 Tree	10' OAH	150	600		
	CD	8	Coccoloba diversifolia	Pigeon Plum	Category 1 Tree	12' OAH	300	2400		
	CU	4	Coccoloba uvifera	Sea Grape	Category 3 Tree	8' OAH	100	400		
	CN	47	Cocos nucifera	Coconut Palm	Category 4 Palm	6' CT*	50	2350		
	CS	19	Conocarpus erectus "Sericeus"	Silver Buttonwood	Category 2 Tree	10' OAH	150	2850		
	CS2	9	Conocarpus erectus "Sericeus"	Silver Buttonwood	Category 2 Tree	10' OAH	150	1350		
	CE	11	Conocarpus erectus	Buttonwood	Category 2 Tree	12' OAH	300	3300		
	EF	7	Eugenia foetida	Spanish Stopper	Category 2 Tree	10' OAH	150	1050		
	JI	4	Jatropha integerrima	Spicy Jatropha	Category 2 Tree	10' OAH	150	600		
	AW2	8	Acoelorrhaphe wrightii	Paurotis Palm	Category 4 Palm	6' CT	50	400		
	BN	4	Bismark nobilis "Silver"	Silver Bismark palm	Category 4 Palm	6' CT	50	200		
	RR	10	Roystonea regia	Royal Palm	Category 4 Palm	6' CT	50	500		
	SS	27	Sabal Palmetto	Cabbage Palm	Category 4 Palm	6' CT	50	1350		
	SS2	25	Sabal Palmetto	Cabbage Palm	Category 4 Palm	6' CT	50	1250		
	TR	37	Thrinax radiata	Florida Thatch Palm	Category 4 Palm	6' CT	50	1850		
TOTAL CANOPY SQ.FT. REPLACED								21650		
*CT = Clear Trunk, OAH = Overall Height										



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PLANT SCHEDULE							
TREES	CODE	QTY	BOTANICAL NAME	COMMON NAME	HEIGHT	SPREAD	DBH
	BS3	2	Bursera simaruba Specimen	Gumbo Limbo	18' OA	10' - 15'	6"
	CO	4	Chrysophyllum oliviforme 45 gal	Satinleaf	14'	8' - 8'	4"
	OR	4	Clusia rosea 45 gal	Autograph Tree	12' - 14'	6' - 8'	2" min
	CD	8	Coccoloba diversifolia 45 gal, Standard	Pigeon Plum	14' - 16'	5' - 7'	3" - 4"
	CU	4	Coccoloba uvifera 30 gal, Multi Trunk	Sea Grape	6' - 8'	5' - 6'	1.5" - 2"
	CE	11	Conocarpus erectus 45 gal	Butterwood	15'	5' - 7'	2"-3"
	CS	19	Conocarpus erectus - Sericeus 200 gal, Multi	Silver Buttonwood	10' - 14'	6' - 8'	2" min
	CS2	9	Conocarpus erectus - Sericeus 30 gal, Multi Trunk	Silver Buttonwood	8'-10'	4' - 6'	1.5" - 2"
	EF	7	Eugenia forsteri 25 gal	Spanish Stopper	10' - 12'	4' - 5'	2.5"
	JI	4	Jatropha integririma 45 gal, Multi or Standard	Spicy Jatropha	8' - 10'	6' - 8'	3" min
PALM TREES	CODE	QTY	BOTANICAL NAME	COMMON NAME	HEIGHT	SPREAD	DBH
	AW2	8	Acrocomia wrightii 45 gal	Pauritis Palm	6' - 8'	6' - 8'	
	BN	4	Bismarckia nobilis - Silver	Silver Bismarck Palm	10' GW		
	CN	47	Cocos nucifera	Coconut Palm	16' - 18'	10'	
	RR	10	Roystonea regia	Royal Palm	15' GW		
	SS	27	Sabal palmetto	Cabbage Palmetto	10' - 20' GW		
	SS2	25	Sabal palmetto Character, Collected, C/S-Curved	Cabbage Palmetto	14' - 18'	5' - 7'	
	TR	37	Thrinax radiata 30 gal	Florida Thatch Palm	5' - 6'	6'	

CITY OF MIAMI BEACH LANDSCAPE LEGEND INFORMATION REQUIRED TO BE PERMANENTLY AFFIXED TO PLANS			
Zoning District: RM-3 Lot Area: 7000 SF Min. Acres: 1.46			
OPEN SPACE		REQUIRED/ ALLOWED	PROVIDED
A.	Square feet of required Open Space as indicated on site plan: Lot Area = (7000) s.f. * (9.5) % = _____ s.f.	6046 SF	44094 SF
B.	Square feet of parking lot open space required as indicated on site plan: Number of parking spaces: (183) x 10 s.f. parking space = (1830) SF	0	0
C.	Total square feet of landscaped open space required: A+B=	6046 SF	21013 SF
LAWN AREA CALCULATION			
A.	Square feet of landscaped open space required	6046 SF	21013 SF
B.	Maximum lawn area (sod) permitted= (30) % x (2495) s.f.	1814 SF	0 SF
TREES			
A.	Number of trees required per lot or net lot acre, less existing number of trees meeting minimum requirements= (28) trees x (1.46) net lot acres - number of existing trees=	41 TREES	59
B.	% Natives required: Number of trees provided x 30% =	18 TREES	55
C.	% Low maintenance / drought and salt tolerant required: Number of trees provided x 50%=	30 TREES	59
D.	Street Trees (maximum average spacing of 20' o.c.) (255) linear feet along street divided by 20'=	13 TREES	14
E.	Street tree species allowed directly beneath power lines: (maximum average spacing of 20' o.c.): _____ linear feet along street divided by 20'=	NA	NA
SHRUBS			
A.	Number of shrubs required: Sum of lot and street trees required x 12=	648 SHRUBS	1490
B.	% Native shrubs required: Number of shrubs provided x 50%=	745 SHRUBS	1490
LARGE SHRUBS OR SMALL TREES			
A.	Number of large shrubs or small trees required: Number of required shrubs x 10%=	65 SHRUBS	135
B.	% Native large shrubs or small trees required: Number of large shrubs or small trees provided x 50%=	35 SHRUBS	135

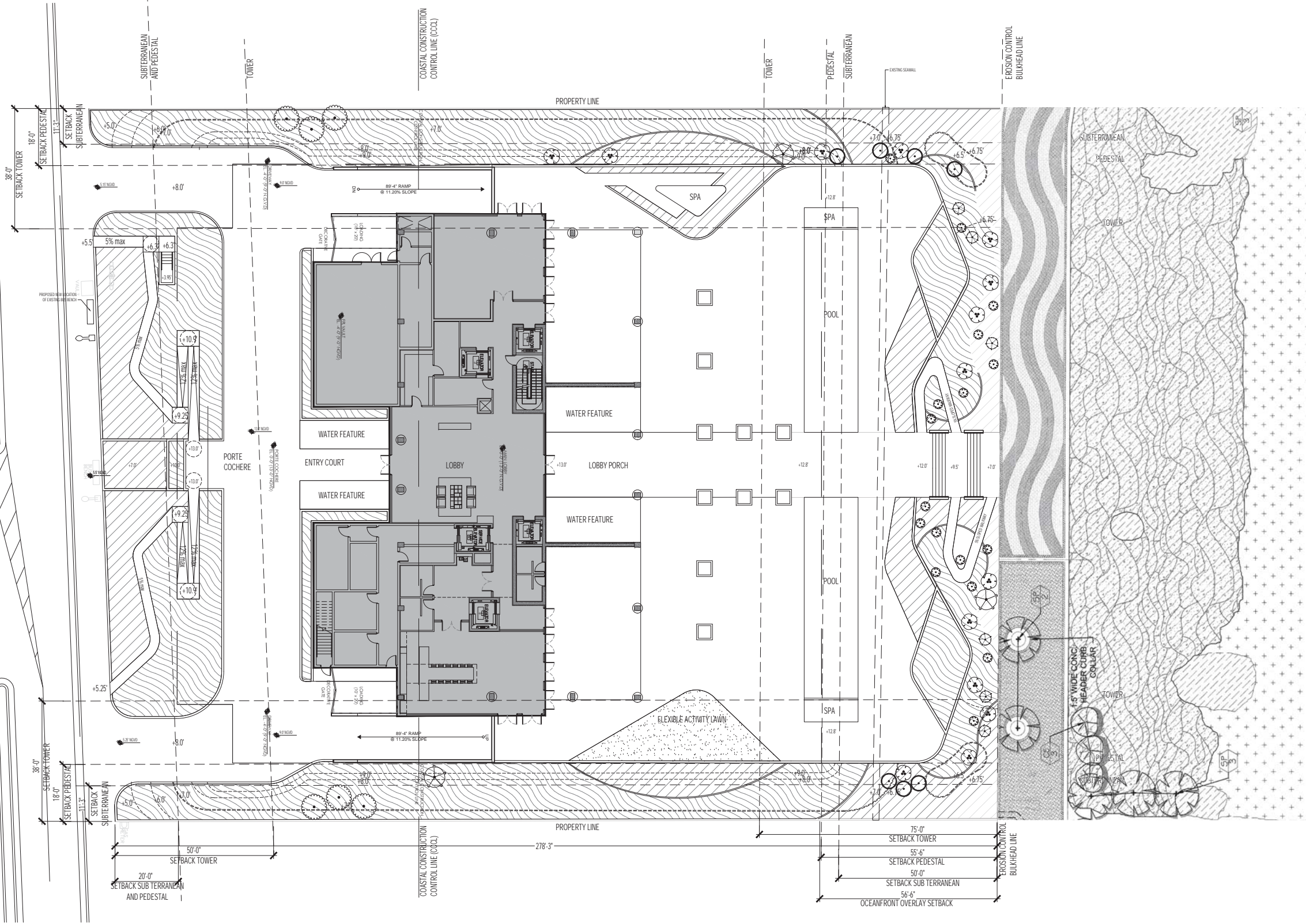


CONCEPT PLANT SCHEDULE

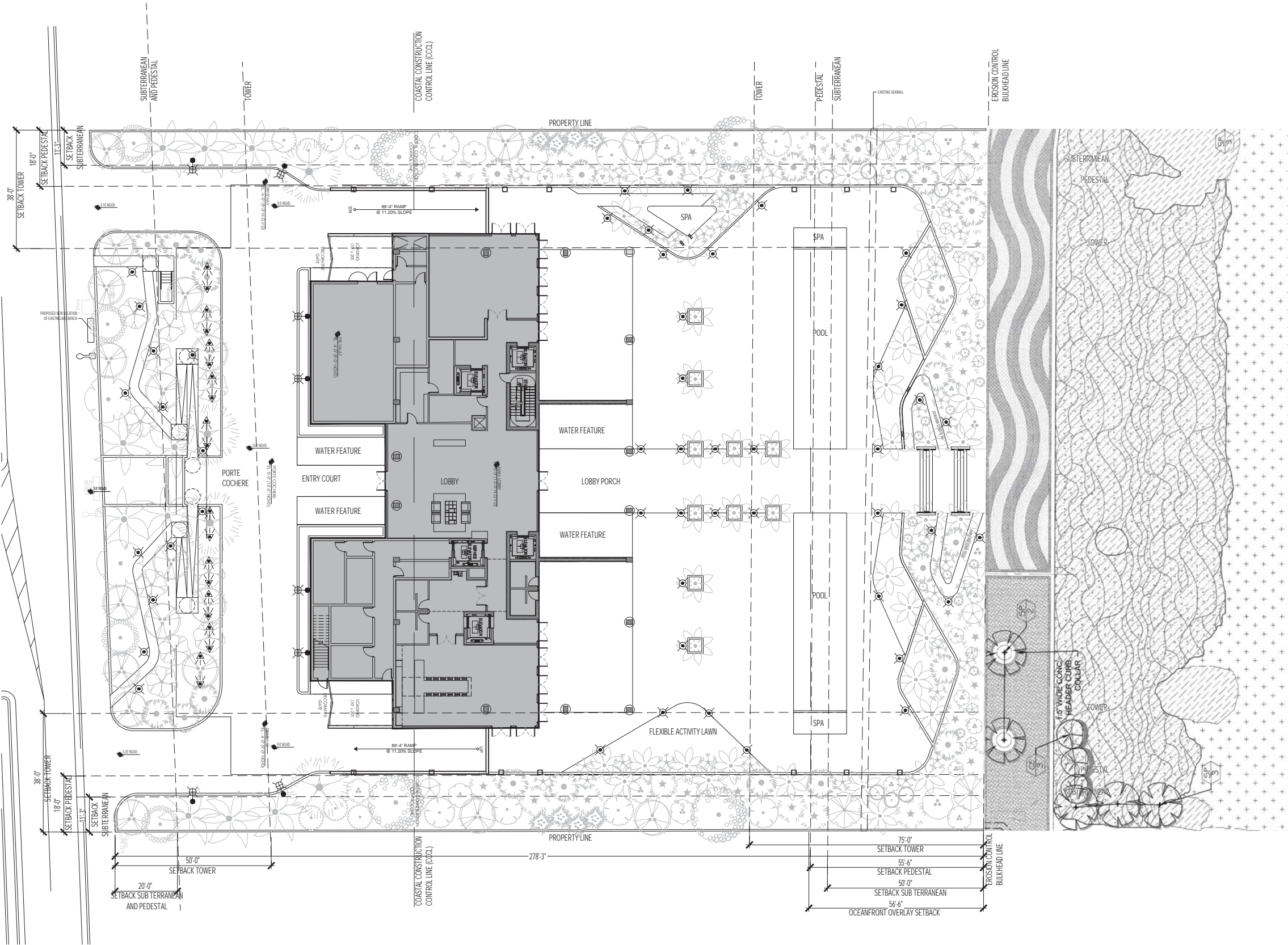
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	SMALL GROUND COVER MIX 2" - 18" HT.		6,449 sf
	Arachis glabrata / Perennial Peanut		477
	Aster carolinianus / Carolina Aster		6,703
	Coreopsis leavenworthii / Tickseed		
	Crinum americanum / Seven Sisters		2,979
	Ernodea littoralis / Golden Creeper		1,676
	Ipomoea pes-caprae / Railroad Vine		1,676
	Ipomoea pes-caprae brasiliensis / Beach Morning Glory		6,703
	Lantana montevidensis / Trailing Lantana		1,073
	Liatris chapmanii / Chapman's Blazing Star		
	Licania michauxii / Gopher Apple		1,676
	Paspalum vaginatum / Seashore Paspalum		6,703
	Peperomia obtusifolia / Baby Rubber Plant		
	MEDIUM GROUNDCOVER MIX 20" - 40"		11,577 sf
	Baccharis halimifolia / Saltbush		121
	Baccharis halimifolia / Eastern Baccharis		54
	Byrsionima lucida / Locustberry		31
	Chrysobalanus icaco 'Horizontalis' / Horizontal Cocoplum		31
	Eragrostis spectabilis / Purple Love Grass		121
	Erithalis fruticosa / Black Torch		31
	Hamelia patens / Firebush		31
	Iva frutescens / Marsh Elder		31
	Muhlenbergia capillaris / Pink Muhly		77
	Randia aculeata / White Indigo Berry		54
	Savia bahamensis / Maidenhair Bush		54
	Scaevola plumieri / Native Inkberry		121
	Serenoa repens 'Cinerea' / Saw Palmetto		121
	Sophora tomentosa / Yellow Necklacepod		54
	Spartina bakeri / Sand Cord Grass		121
	Suriana maritima / Bay Cedar		121
	Tournefortia gnaphalodes / Sea Lavender		482
	Tripsacum floridana / Fakahatchee Grass		482
	Tripsacum floridanum / Florida Gama Grass		963
	Uniola paniculata / Sea Oats		856
	Zamia pumila / Coontie		174

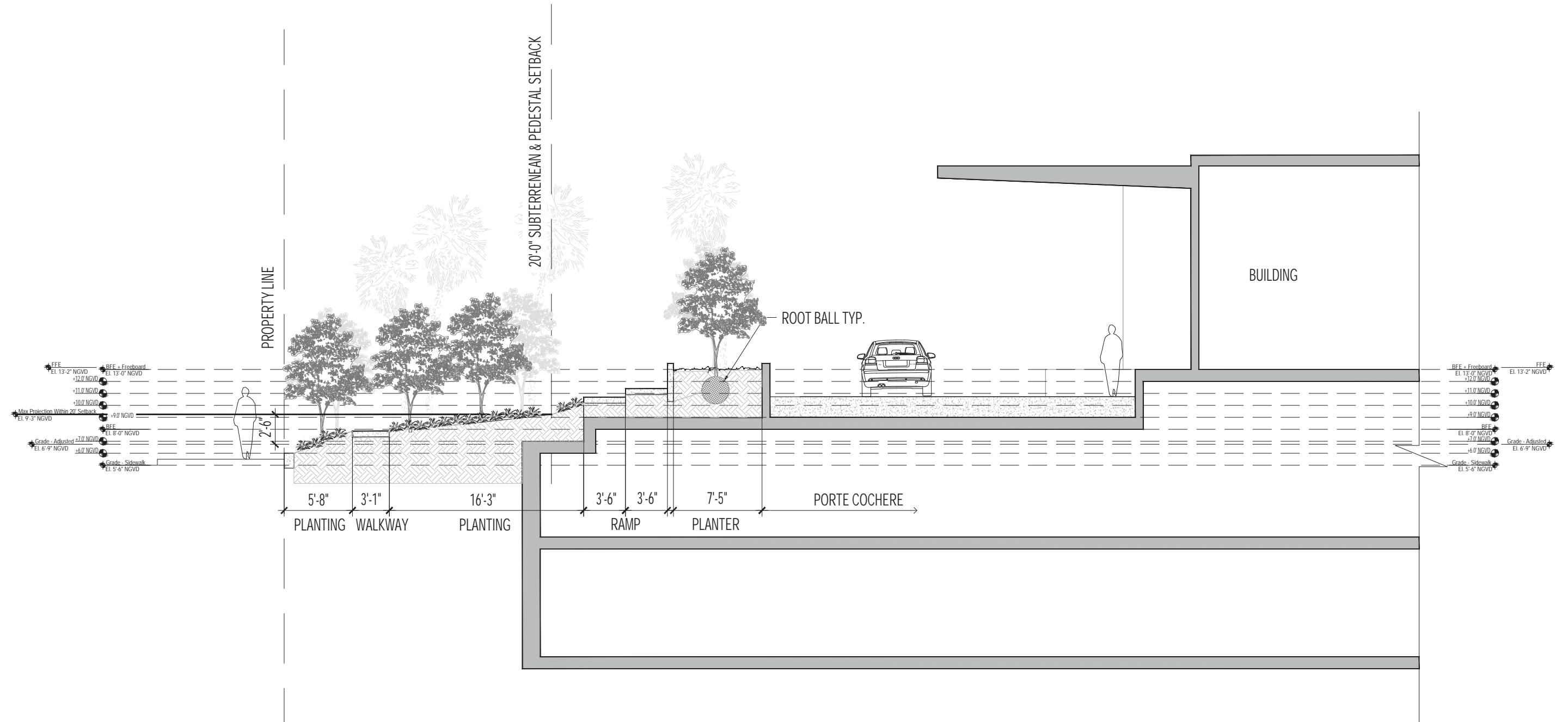
PLANT SCHEDULE

SHRUBS	CODE	QTY	BOTANICAL NAME	COMMON NAME	HEIGHT	SPREAD	GAL	
	CLR	6	Clusia rosea	Autograph Tree	3' - 4'	3' - 4'	15G	
	DH	17	Dodonaea viscosa	Varnish Leaf	4'	2'	15G	
	JK	3	Jacquinia keyensis	Joewood	5'	3'	10G	
	SUM	14	Suriana maritima	Bay Cedar	4'-6'	3' - 4'	15G	
	YUA	6	Yuca aloifolia	Spanish Bayonet	1' - 2'	1' - 2'	5G	
GROUND COVERS	CODE	QTY	BOTANICAL NAME	COMMON NAME	HEIGHT	SPREAD	NATIVE	SPACING
	TRF	807 sf	Turf	Turf Grass	flat			

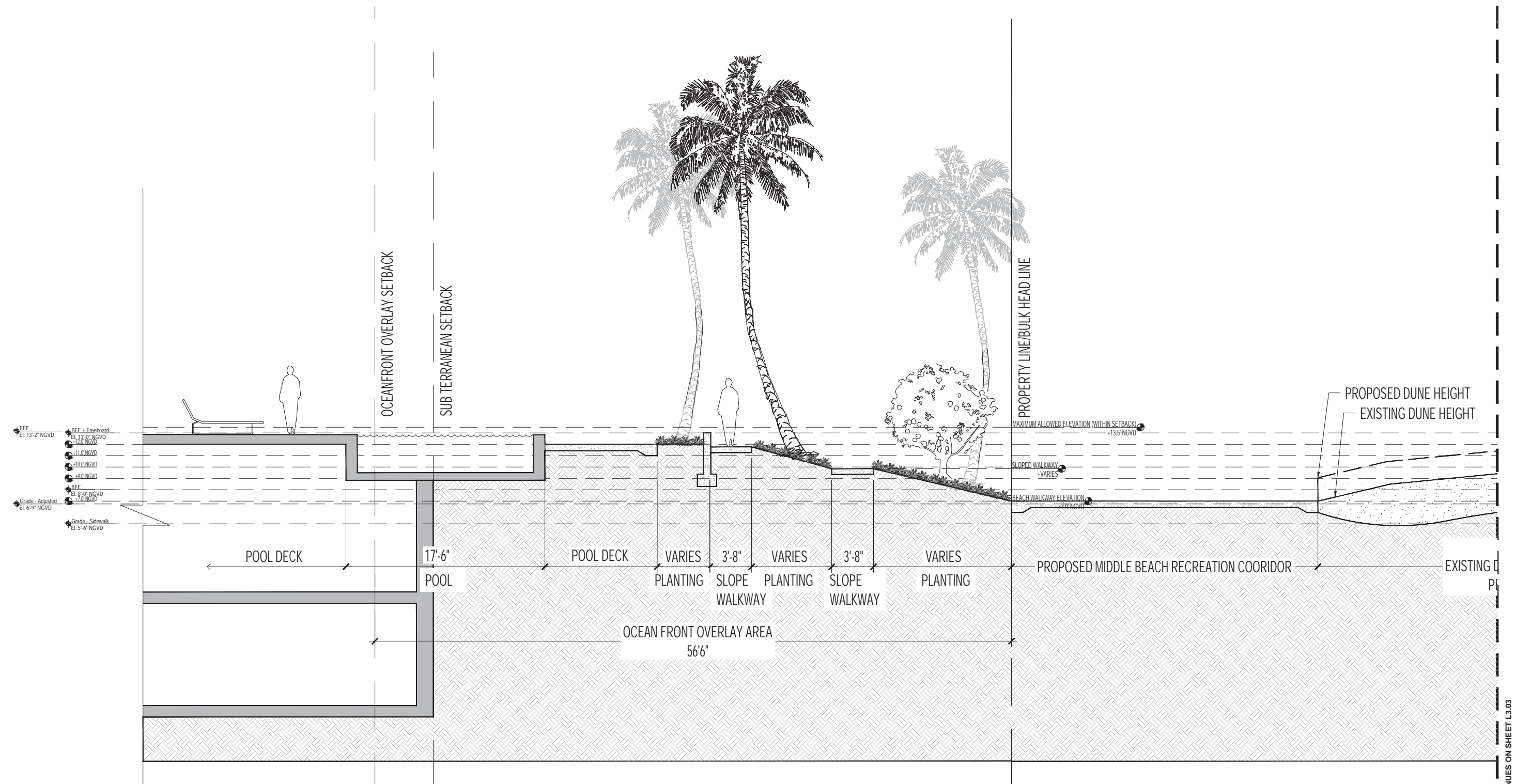


LIGHTING SCHEDULE			
SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY	DETAIL
	ITEM: 7' AFF POLE LIGHT	8	
	ITEM: 24" AFF BOLLARD	49	
	ITEM: WALL MOUNTED LIGHTS BACKYARD	8	
	ITEM: PLANTER UP LIGHTS	20	
	ITEM: WALL MOUNTED RECESSED LIGHT	14	

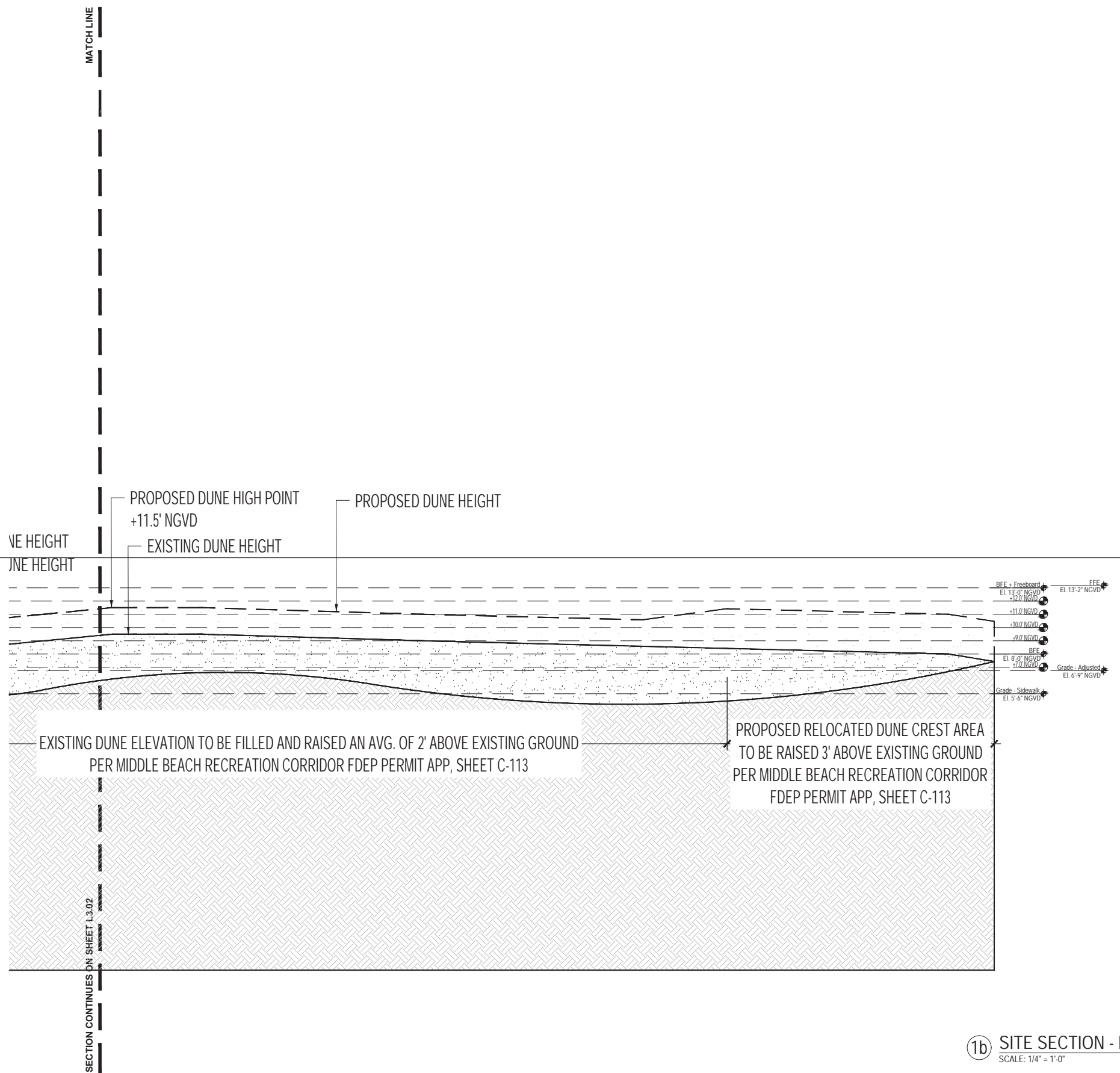




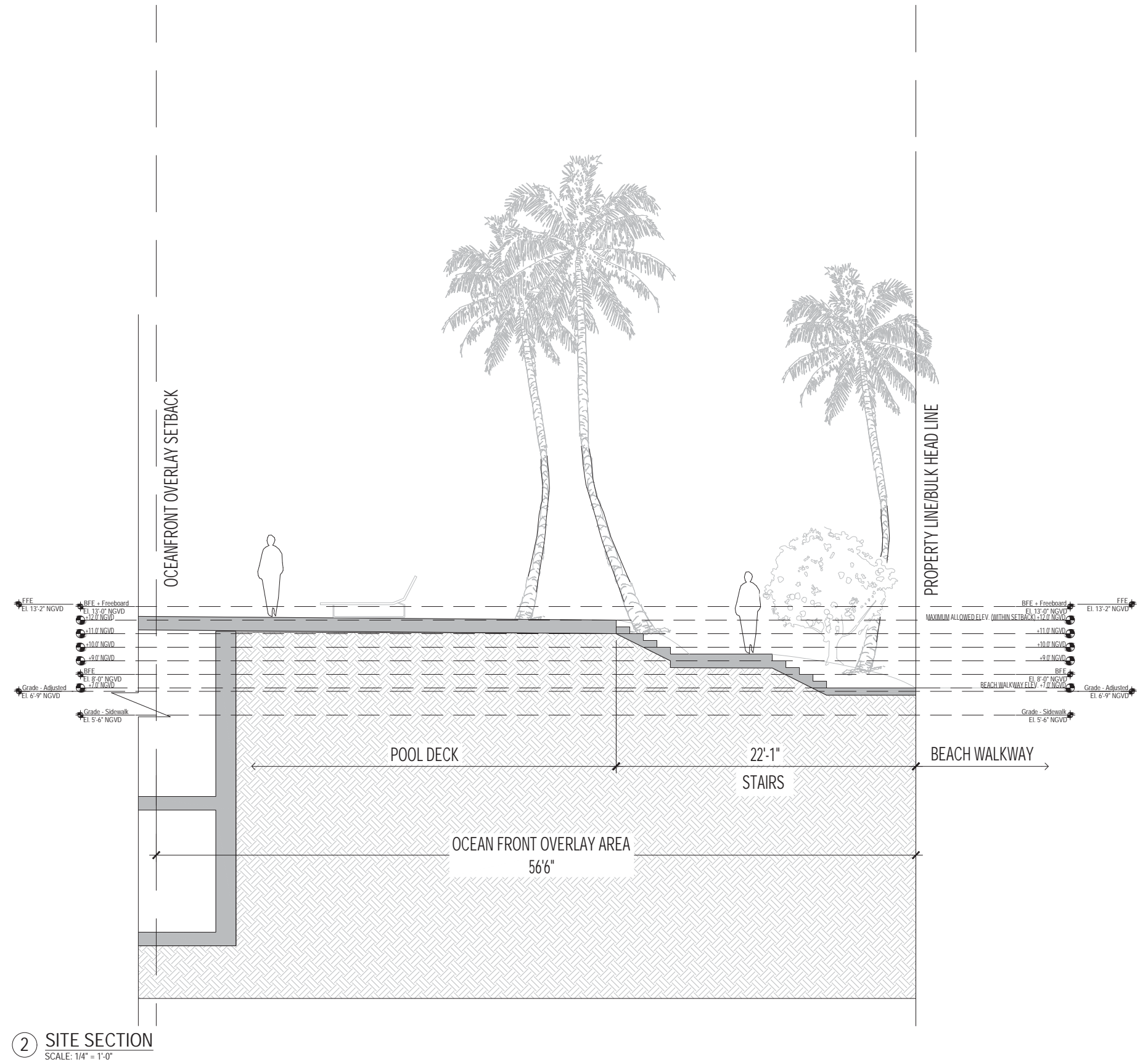
1a SITE SECTION - A
SCALE: 1/4" = 1'-0"

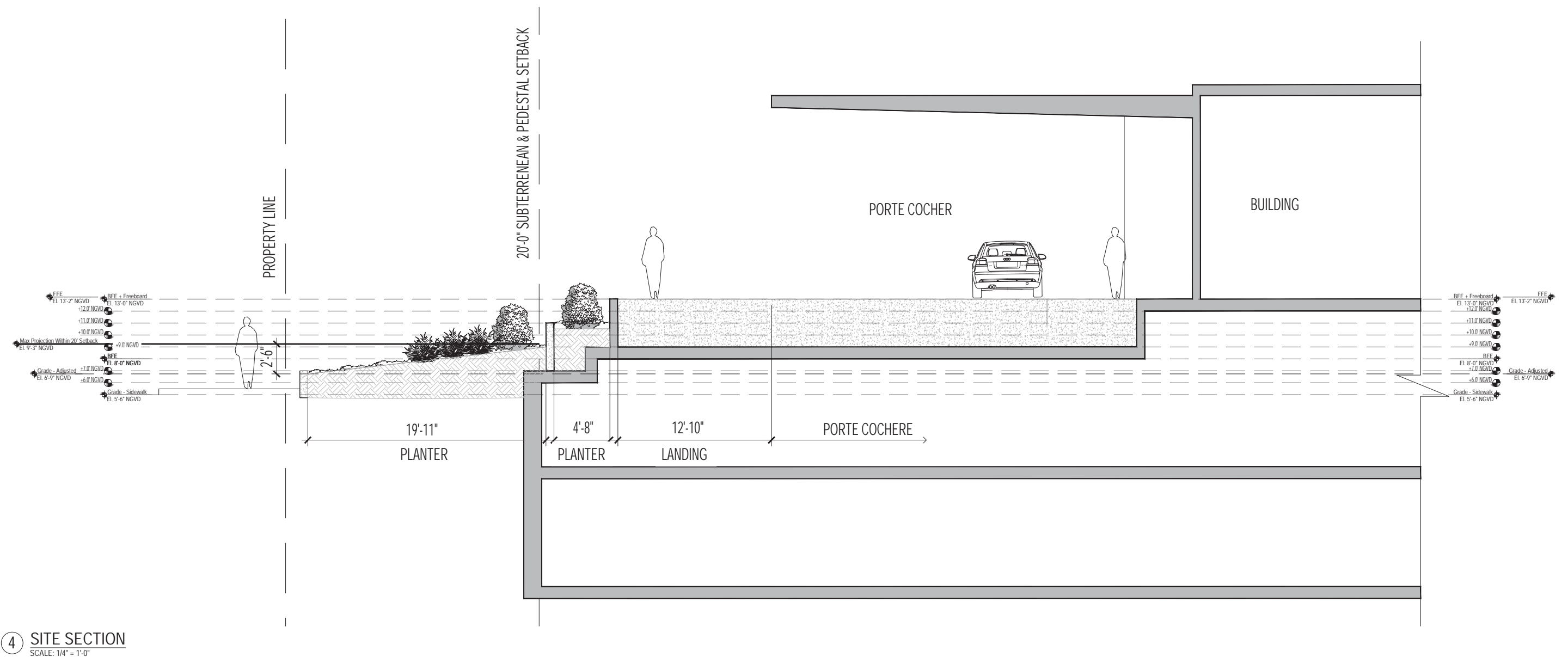


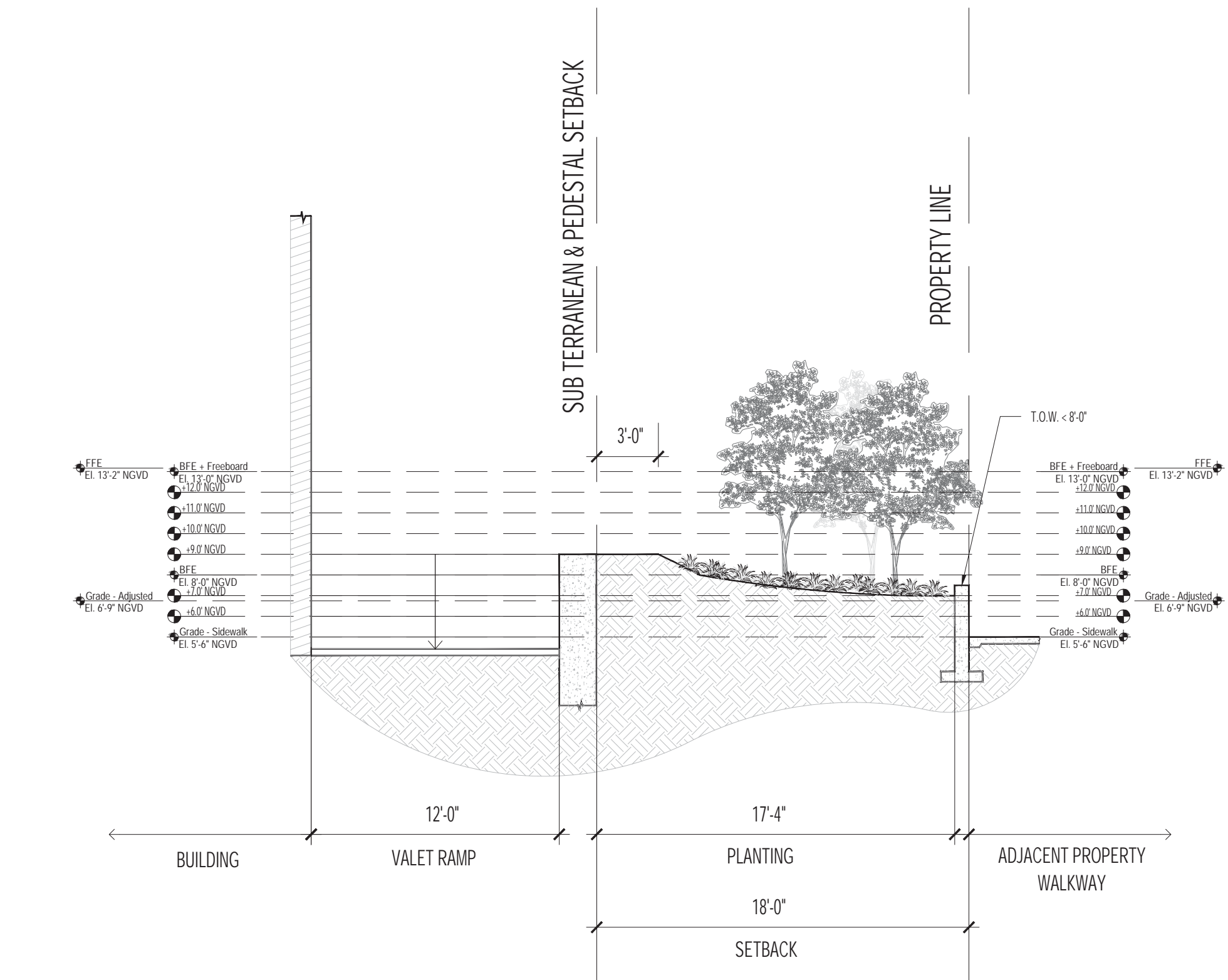
1b) SITE SECTION - B
SCALE: 1/4" = 1'-0"



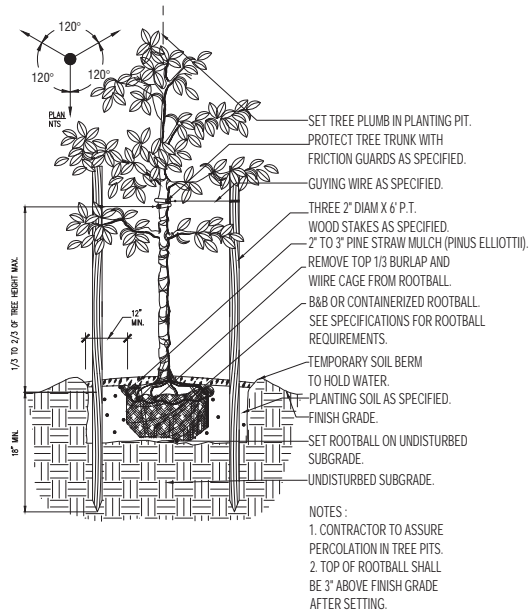
1b SITE SECTION - B
SCALE: 1/4" = 1'-0"



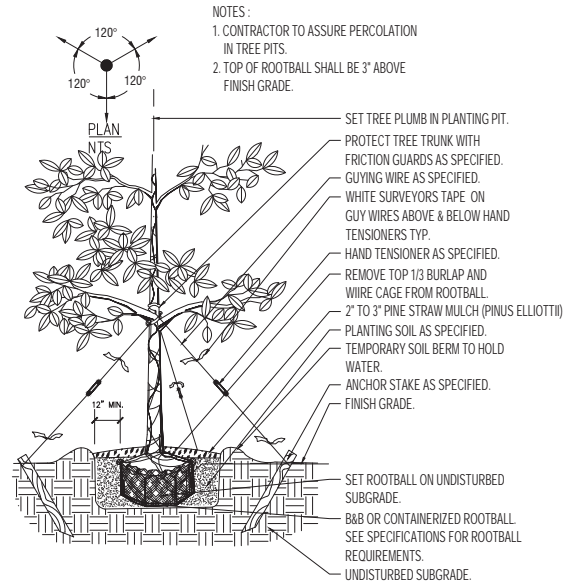




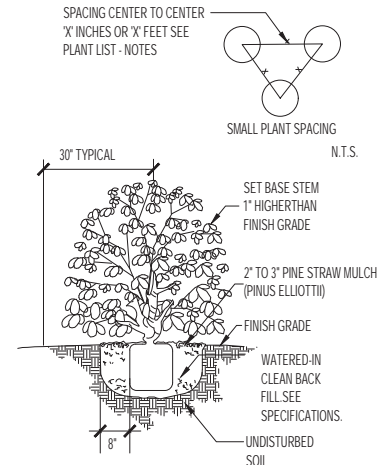
③ SIDE YARD SECTION TYP. - OPTION 1
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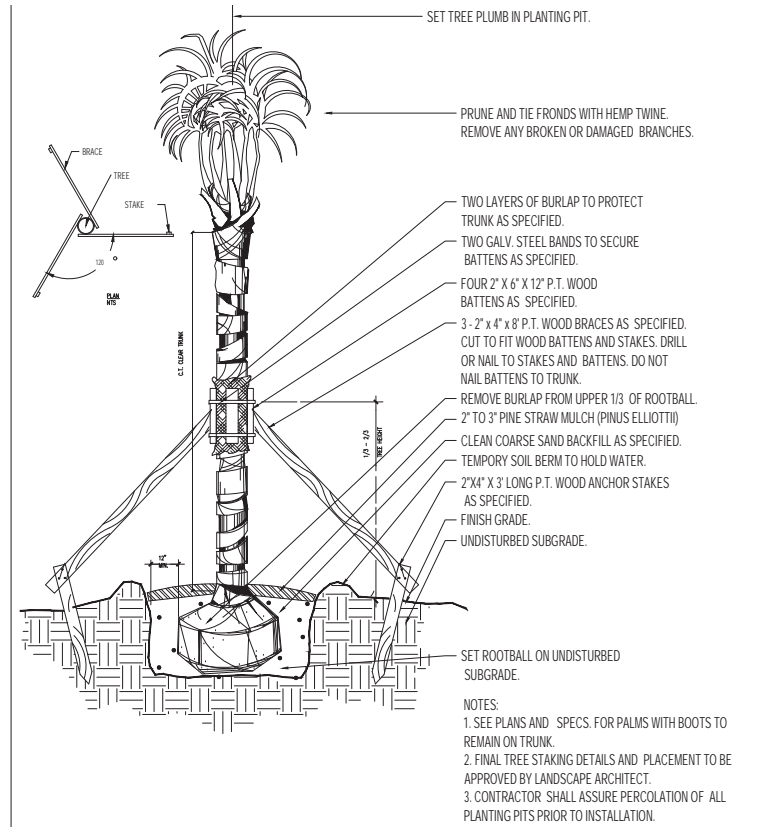
① TYP. SMALL TREE PLANTING
SCALE: 1/4" = 1'-0"



② TYP. LARGE TREE PLANTING
SCALE: 1/4" = 1'-0"



③ TYP. SHRUB & GROUNDCOVER PLANTING
SCALE: 1/2" = 1'-0"



④ TYP. PALM TREE PLANTING
SCALE: 1/4" = 1'-0"