

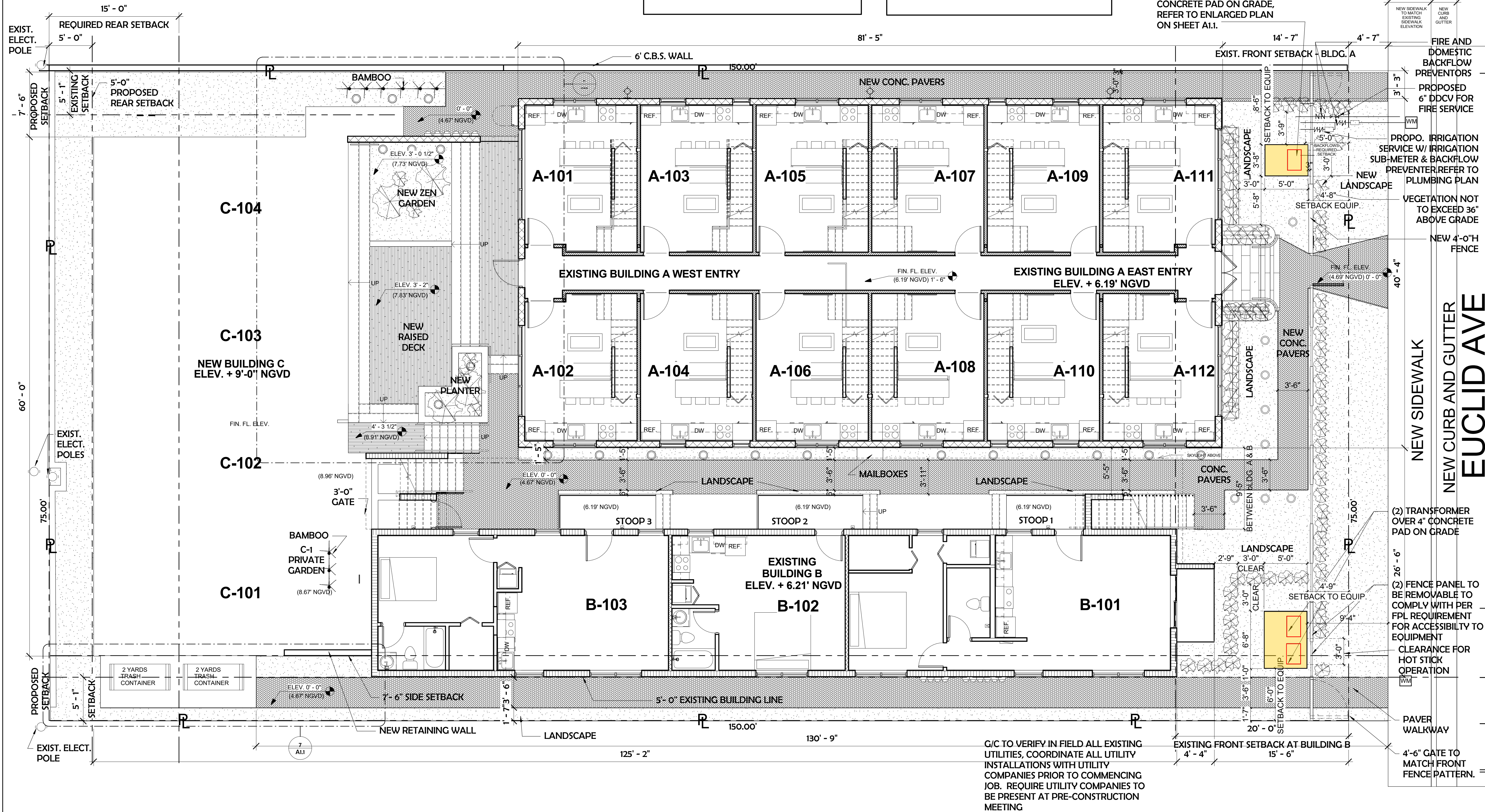
**SITE PLAN NOTES:**

1. "ENCLOSED AREA BELOW THE BFE SHALL BE USED SOLELY FOR PARKING, BUILDING ACCESS OR STORAGE".
2. ALL CONSTRUCTION AND FINISH MATERIAL BELOW THE DESIGN FLOOD ELEVATION SHALL BE FLOOD-DAMAGE-RESISTANT MATERIAL ACCORDING TO TABLE 5-1 AND TABLE 1-1 OF ASCE 24-05.
3. ALL UTILITIES AND EQUIPMENTS AND ACCESSORIES (ELECTRICAL, MECHANICAL AND PLUMBING) SERVICING ALL BUILDING IN THE PROPERTY SHALL BE INSTALLED ABOVE DFE ACCORDING TO THE TABLE 7-1 AND TABLE 1-1 OF THE ASCE 24-05.

**CMB PUBLIC WORKS NOTES:**

- A. REMOVE AND REPLACE SIDEWALK ALONG THE ENTIRE PROPERTY.
- B. MILL AND RESURFACE 2 INCHES AVERAGE USING TYPE 5-III ASPHALT MIX DESIGN ON THE DRIVING LANE (10 FOOT WIDE) ALONG THE ENTIRE PROPERTY.
- C. ANY WORK AND /OR IMPROVEMENTS FROM/ TO THE RIGHT-OF-WAY INCLUDING LANDSCAPING AND IRRIGATION REQUIRE A SEPARATE CMB PUBLIC WORKS DEPARTMENT RIGHT-OF-WAY CONSTRUCTION PERMIT.
- D. ALL CONSTRUCTION AND/ OR USE OF EQUIPMENT IN THE RIGHT-OF-WAY WILL REQUIRE A SEPARATE CITY OF MIAMI BEACH PUBLIC WORKS DEPARTMENT RIGHT-OF-WAY PERMIT PRIOR TO START CONSTRUCTION.

(1) TRANSFORMER OVER 4"  
CONCRETE PAD ON GRADE,  
REFER TO ENLARGED PLAN  
ON SHEET A1.1.



NEW SIDEWALK  
NEW CURB AND GUTTER  
**EUCLID AVE**

(2) TRANSFORMER  
OVER 4" CONCRETE  
PAD ON GRADE

(2) FENCE PANEL TO  
BE REMOVABLE TO  
COMPLY WITH PER  
FPL REQUIREMENT  
FOR ACCESSIBILITY TO  
EQUIPMENT  
CLEARANCE FOR  
HOT STICK  
OPERATION

PAVER  
WALKWAY  
4'-6" GATE TO  
MATCH FRONT  
FENCE PATTERN.

G/C TO VERIFY IN FIELD ALL EXISTING  
UTILITIES, COORDINATE ALL UTILITY  
INSTALLATIONS WITH UTILITY  
COMPANIES PRIOR TO COMMENCING  
JOB. REQUIRE UTILITY COMPANIES TO  
BE PRESENT AT PRE-CONSTRUCTION  
MEETING

NEW TOWNHOMES & HISTORIC RENOVATION OF EXISTING BUILDING FOR  
**1610 EUCLID AVE.**

1610 Euclid Avenue,  
Miami Beach FL 33139

- ☐ REVIEW SET
- ☐ PRELIMINARY
- ☐ NOT FOR CONSTRUCTION
- ☐ DRY RUN PERMIT SET
- ☐ PERMIT SET
- ☐ BID SET
- ☐ FINAL SUBMITTAL

SUBMITTAL DATE: 08-29-17

DRAWN BY:

Author

CHECKED BY:

ARI SKLAR

**PROPOSED SITE PLAN**

**A1.0**

PROJECT #: 16-006

DATE: 03-29-16

**1** PROPOSED SITE PLAN  
3/16" = 1'-0"





1610 EUCLID AVE.

- REVIEW SET  
PRELIMINARY  
NOT FOR CONSTRUCTION  
DRY RUN PERMIT SET  
PERMIT SET  
BID SET  
FINAL SUBMITTAL

SUBMITTAL DATE: 08-29-17

DRAWN BY:  
 Author  
 CHECKED BY:  
 RRI SKLAR

**PROPOSED PROPERTY  
FRONT ELEVATION**

## A1.1

PROJECT #: 16-006

DATE : 03-29-16 /