



Publix super markets, inc.

FIRST SUBMITTAL – MARCH 16TH, 2018
2017 6TH EDITION FBC – ALTERATION LEVEL 2

STORE No. 0621

47.2

PUBLIX ON THE BAY
1920 WEST AVENUE
MIAMI BEACH, FL 33139

PREPARED BY:

ATKINS

800 WATERFORD WAY SUITE 700
MIAMI, FLORIDA 33126

COA No.: AA000723
FBPE COA No.: 24

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SCOPE OF WORK:

THE SCOPE OF WORK FOR THIS STORE INCLUDES THE FOLLOWING:

1. UPDATING THE EXISTING ELEVATORS.
2. THE ADDITION OF TWO ELEVATORS.
3. REMOVING PEOPLE'S MOVERS AT ALL FLOORS.
4. CREATING NEW ENCLOSED ELEVATOR LOBBIES AT ALL FLOORS.
5. RECONFIGURING THE ENTRY STAIRS AND EXISTING ADA RAMP.
6. ADDITION OF NEW ADA RAMP.
7. RELOCATING THE CUSTOMERS BATHROOM AND EXISTING ENTRANCE/EXIT VESTIBULE IN THE INSIDE OF THE STORE.
8. THE ADDITION/RELOCATION OF EQUIPMENT/FURNITURE.



FINAL SUBMITTAL – AUGUST 3RD, 2018

CMB ZONING LEGEND / ANALYSIS

PROPERTY INFORMATION

PROPERTY ADDRESS:
1920 WEST AVE, MIAMI
BEACH, FL 33139-4411

FOLIO:
02-3233-022-0110

ZONING DISTRICT:
7000 INDUSTRIAL - GENERAL

LOT SIZE:
83,200 SQ. FT.

YEAR BUILT:
1998

LOT WIDTH:
319'-0"

LOT LENGTH:
260'-0"

EXISTING LAND USE:
1411 SUPERMARKET : RETAIL
OUTLET

PROPOSED LAND USE:
1411 SUPERMARKET : RETAIL
OUTLET

HEIGHT:
NO OVERALL INCREASE

F.A.R. CALCULATIONS

LOT SIZE= 83,200 SF
I-1 LIGHT INDUSTRIAL DISTRICT F.A.R. = 1.0 MAX.

EXISTING BUILDING		NEW ADDITION		TOTAL
LOCATION	FLOOR AREA (SQ. FT.)	LOCATION	FLOOR AREA (SQ. FT.)	FLOOR AREA (SQ. FT.)
GROUND FLOOR	51,695 SQ. FT.	GROUND FLOOR	881 SQ. FT.	52,576 SQ. FT.
SECOND FLOOR	4,378 SQ. FT.	SECOND FLOOR	372 SQ. FT.	4,750 SQ. FT.
THIRD FLOOR	1,009 SQ. FT.	THIRD FLOOR	535 SQ. FT.	1,544 SQ. FT.
TOTAL	57,082 SQ. FT.	TOTAL	1,788 SQ. FT.	58,870 SQ. FT.
EXISTING F.A.R.	0.69	NEW ADDITION F.A.R.	0.02	0.71

LEGAL DESCRIPTION

LOT 1 THROUGH 10, IN BLOCK 13A, OF ISLAND VIEW ADDITION OF MIAMI BEACH BAYSHORE COMPANY, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLOT BOOK 9, AT PAGE 144, OF THE PUBLIC RECORDS OF DADE COUNTY, FLORIDA.

PARKING ANALYSIS

EXISTING PARKING BASED ON PRIOR APPROVAL	NEW PARKING	TOTAL PARKING PROVIDED			
I-1 LIGHT INDUSTRIAL DISTRICT = 1 PER 250 SQ. FT.		LOCATION	REGULAR SPACES	H/C SPACES	TOTAL SPACES PER FLOOR
EXISTING TOTAL BUILDING SQUARE FOOTAGE = 48,000 SF	NEW ADDITION TOTAL SQUARE FOOTAGE = 1,788 SF	GROUND FLOOR	0	4	4
EXISTING PARKING REQUIRED = 192	PARKING REQUIRED = 8 SPACES	SECOND FLOOR	92	3	95
		THIRD FLOOR	100	3	103
			192	10	
TOTAL EXISTING + NEW PARKING REQUIRED = 200 SPACES		TOTAL PARKING PROVIDED		202	

ATKINS

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700 MIAMI, FLORIDA 33126
TEL: 305.592.7275

COA No.: AA000723
FBPE COA No.: 24

Publix super markets, inc.
CORPORATE OFFICES, ARCHITECTURE DEPT.
BOX 407, LANDLARK, FL 33402
TELEPHONE (407) 988-1188

STORE No. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL:

ARCHITECT

AR 95254

8/7/18

NOT VALID FOR CONSTRUCTION

EXPIRATION DATE:

SHEET INFORMATION:

JOB NO.: 100056880

DESIGNED/DRAWN BY: A.E./M.J.P.

CHECKED BY: A.E.

QC REVIEW: K.B.

ORIGINAL DATE: 08/03/18

SHEET TITLE:

CMB BUILDING AND

ZONING ANALYSIS

SHEET NUMBER:

G01.01

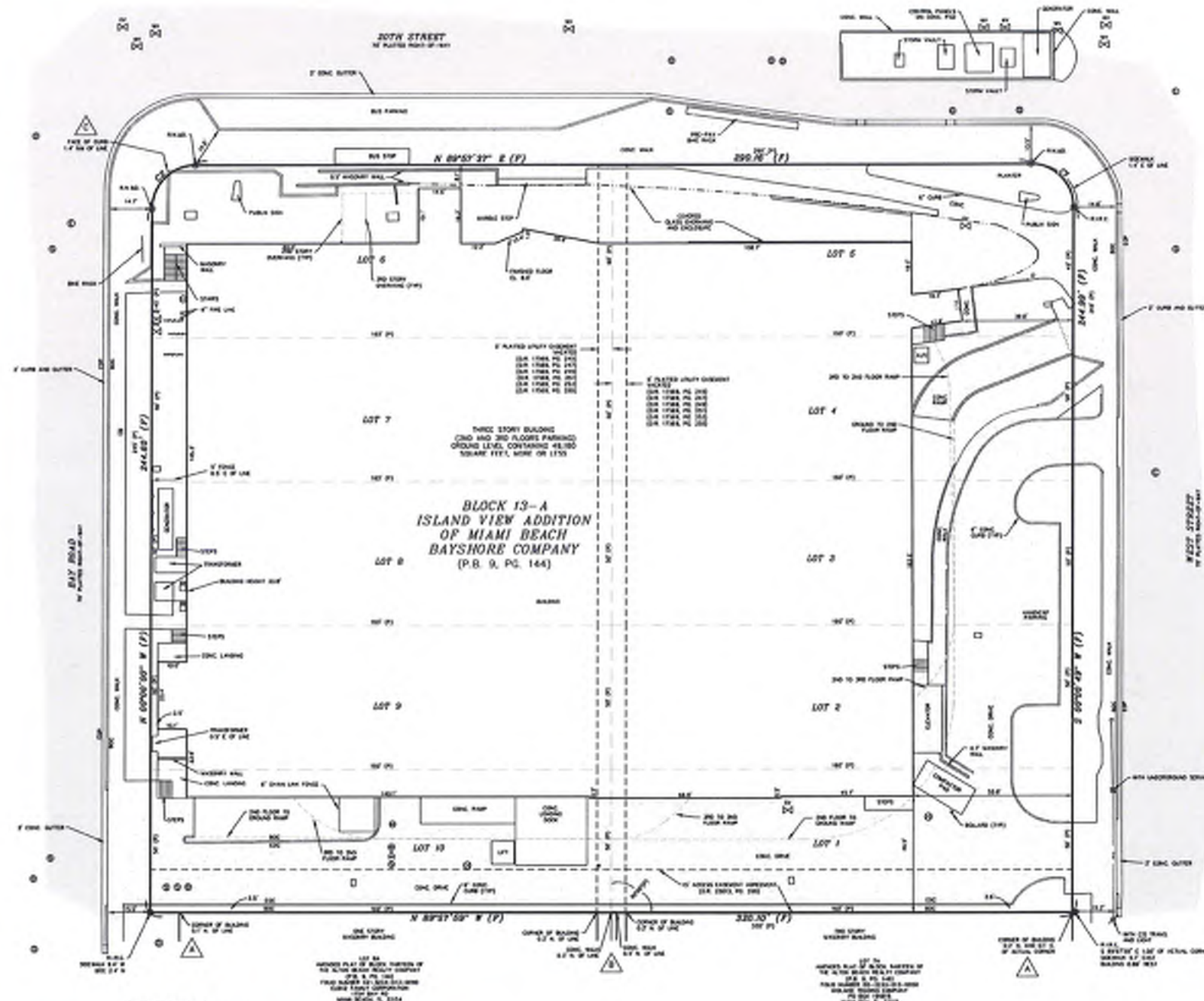
SHEET: 1 OF 1

NOTE: THIS PROJECT IS NOT TO SCALE.
FOR ZONING DEPARTMENT USE ONLY

NOT FOR CONSTRUCTION

CURVE	ANGLE	LENGTH	CHORD	BEARING	AREA
1	135° 00' 00" (P)	21.37 (P)	21.37 (P)	S 45° 00' 00" E (P)	322.71 (P) 322.71 (P)
2	135° 00' 00" (P)	21.37 (P)	21.37 (P)	S 45° 00' 00" E (P)	322.71 (P) 322.71 (P)

ALTA/NSPS LAND TITLE SURVEY BOUNDARY SURVEY



SURVEYOR'S NOTES:

- Bearings based on the east right-of-way line of Bay Road, as shown on the plot of ISLAND VIEW ADDITION OF MIAMI BEACH BAYSHORE COMPANY, as recorded in Plat Book 9, Page 144, Public Records of Miami-Dade County, Florida, being assumed North 0°00'00" West.
 - Deviations based on the Miami-Dade County Benchmark "C-100", elevation 11.05, being on the National Geodetic Vertical Datum of 1929 (NGVD09).
 - The property shown herein lies in Zone "AE" (special flood hazard areas inundated by 100-year flood - base flood elevation 6.00 feet) as shown on the Flood Insurance Rate Map Number 120603017 L, per Community Panel Number 120603 0317 L, as prepared by the Federal Emergency Management Agency, effective date September 11, 2009.
- The above statement is for information only and this surveyor assumes no liability for the correctness of the filed map. In addition, the above statement does not represent this surveyor's opinion of the probability of flooding.
- Underground improvements, if any, have not been located.
 - No zoning or setback information provided by the insurer.
 - On the date of survey there was no observable evidence of earth moving work, building construction, or building additions.
 - Adjacent owners, as shown herein, provided by Miami-Dade County Property Appraiser records.
 - By visible observation, the point of entry for utility services (electric, water, sewer and telephone) has been attempted to be determined, and if determined, the point of entry is indicated on the survey. The point of entry for underground utilities, if not delineated on the surface, was not determined. Utility record drawings were not provided to the surveyor and the use of sophisticated utility location equipment was not included in the scope of this project.
 - Parking spaces within parking garage are not delineated on this survey.
 - No street or sidewalk construction or repairs were observed at the time of the survey.
 - No wetland markers were observed at the time of the survey.
 - Subject site contains 1.90 acres, 83,200 square feet, more or less.
 - See sheet 2 for topographic survey.
- FIELD BOOK 180 PAGES 34-37

TITLE COMMITMENT NOTES:

- The easements and other title matters shown herein were provided by the Property Information Report, Order Number 6734651, issued by Fidelity National Title Insurance Company, dated 12/14/2017 and was relied upon to be complete and correct.
- Matters set forth on the plot of Island View Addition recorded in Plat Book 9, page 144, as affected by Partial Releases and Abandonment of Rights to Easement on plot recorded March 19, 1997 in Official Records Book 17565, Pages 245, 247, 249, 251, 253, and 255. (Shown herein.)
 - Temporary Access Easement recorded June 29, 1995 in Official Records Book 16634, Page 1096. (Shown in nature.)
 - This item is intentionally deleted.
 - Easement by and between Publix Super Markets, Inc. and Royal Empire, LLC recorded July 27, 2007 in Official Records Book 2583, Page 269. (Shown herein.)

ENCUMBRANCE NOTES:

- BLINDING CROSSES BOUNDARY LINE
- BLINDING AND CONCRETE SIGNALLING CROSSES BOUNDARY LINE
- CURBING CROSSES BOUNDARY LINE

LEGEND	SYMBOL	DESCRIPTION
1	Symbol	Part of Condominium
2	Symbol	Part of Condominium
3	Symbol	Part of Condominium
4	Symbol	Part of Condominium
5	Symbol	Part of Condominium
6	Symbol	Part of Condominium
7	Symbol	Part of Condominium
8	Symbol	Part of Condominium
9	Symbol	Part of Condominium
10	Symbol	Part of Condominium
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97	Symbol	Part of Condominium
98	Symbol	Part of Condominium
99	Symbol	Part of Condominium
100	Symbol	Part of Condominium

DESCRIPTION:

(PROVIDED - Property Information Report Number 6734651)
Lot 1 through 10, in Block 13A, of ISLAND VIEW ADDITION OF MIAMI BEACH BAYSHORE COMPANY, according to the Plat thereof, as recorded in Plat Book 9, of Page 144, of the Public Records of Dade County, Florida.

SURVEYOR'S CERTIFICATION:

- The undersigned, on behalf of Chastain Skillman, Inc., (the "Surveyor"), hereby certifies to Publix Super Markets, Inc., a Florida corporation and Fidelity National Title Insurance Company that:
- the survey represented herein is an accurate survey of all of the real property legally described herein;
 - the survey properly and accurately indicates and locates all of the improvements which are shown herein;
 - the survey was prepared under the direct supervision and control of the undersigned from an actual survey made of the real property legally described herein;
 - there are no encroachments either across property lines or zoning restrictions lines in effect as of the date of the survey other than as shown herein;
 - the survey properly designates and locates all visible or recorded easements as shown in Property Information Report Order No. 6734651, issued by Fidelity National Title Insurance Company, dated 12/17/2017 as of the date of the survey;
 - all established building and setback lines or restrictions of record (as disclosed by the Title Commitment), established by law, or known to the surveyor, are accurately indicated and located herein;
 - the property is not used for drainage, ingress or egress, or any other purpose except as is shown herein;
 - utility services for electricity, water, sewer and telephone either enter the property through adjoining public streets, or, if they pass through or are located on private land, do so in accordance with easements lying to the owner of the property which are shown herein;
 - ingress and egress to the subject property is provided by 20th Street, Bay Road and West Road upon which the property abuts, the same being paved and dedicated right-of-way maintained by City of Miami Beach, Florida;
 - the property is located in Flood Zone "AE" in accordance with the Federal Emergency Management Agency Flood Insurance Rate Map;
 - the total number of regular striped parking spaces located on the subject property is 201, and the total number of handicap striped parking spaces located on the subject property is 10.
- This map or plat and the survey on which it is based were made in accordance with the 2016 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Survey, jointly established and adopted by ALTA and NSPS, and includes Items 1, 2, 3, 4, 6a, 7a(3)(c), 8, 9, 11, 16, 17 and 18 of Table A thereto. The field work was completed on June 7, 2018.



CHASTAIN SKILLMAN
C/S FILE NO.: 9353.75A

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Publix Super Markets, Inc.
REAL ESTATE DEPARTMENT
MAIN OFFICE & WAREHOUSE 800 W. LAKELAND, FLORIDA 33602
PHONE (813) 688-1188

STORE NAME:	PUBLIX ON THE BAY	STORE NO.:	0621
LOCATION:	1920 WEST AVENUE, MIAMI BEACH, FLORIDA 33130	COUNTY:	MIAMI-DADE
DATE FLOPPY:	N/A	SECTION, TOWNSHIP, RANGE:	33 53S 42E
		SCALE:	

NOTE: THIS PROJECT IS NOT TO SCALE
FOR ZONING DEPARTMENT USE ONLY

NOT FOR CONSTRUCTION

ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33126
TEL: 305.592.7275

COA No.: AA000723
FBPE COA No.: 24

Publix super markets, inc.
CORPORATE OFFICES ARCHITECTURE DEPT.
BOX 407 LAKELAND, FL 33602
TELEPHONE (813) 688-1188

STORE No. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

MODEL:
47.2

PROFESSIONAL SEAL:
A / E OF RECORD:

NOT VALID FOR CONSTRUCTION
UNLESS SIGNED IN THIS BOX

SHEET INFORMATION:

JOB NO.:	10005680
DESIGNED/DRAWN BY:	
CHECKED BY:	
QC REVIEW:	

ORIGINAL DATE: 08/03/18

SHEET TITLE:

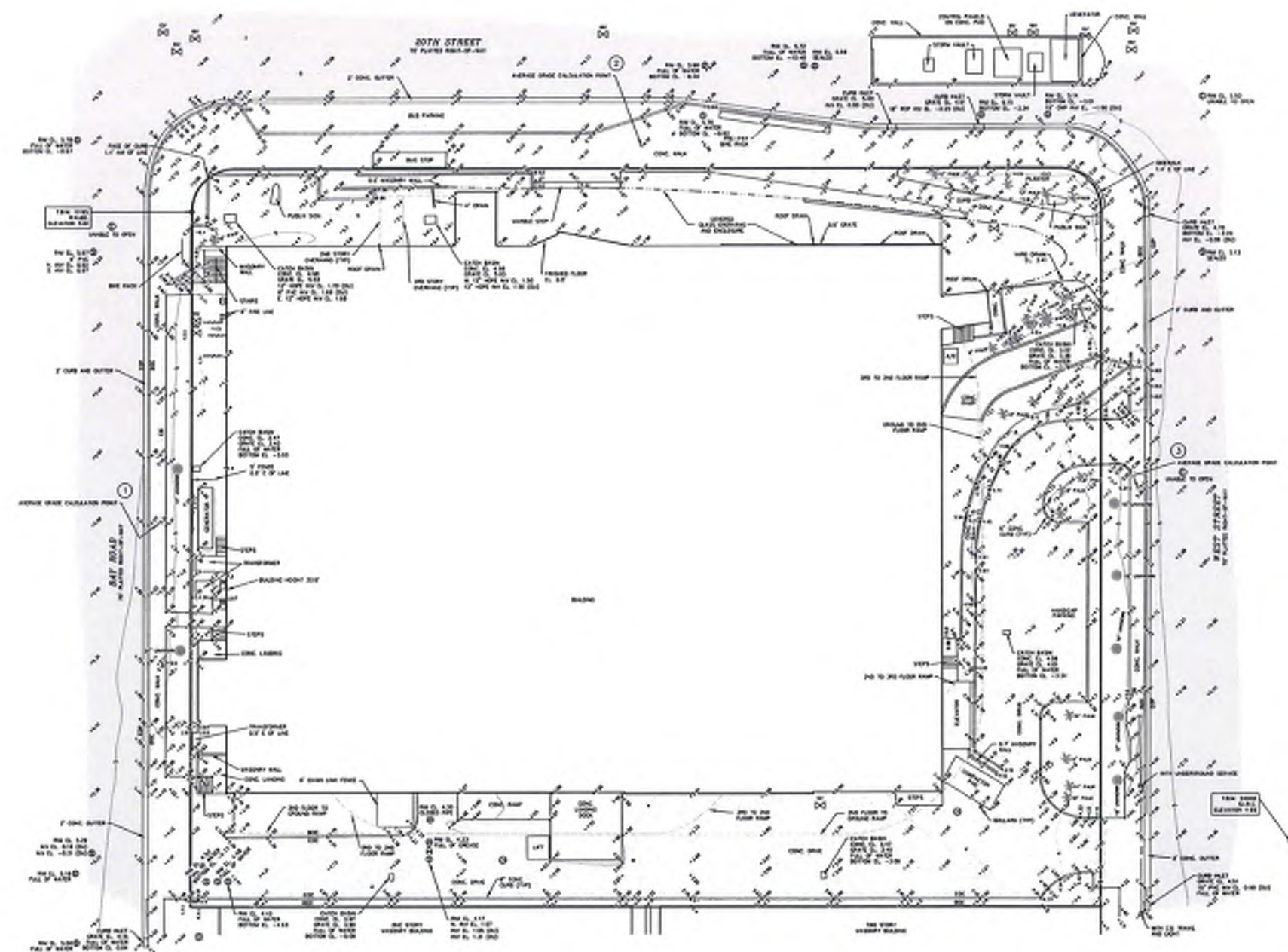
ALTA/NSPS LAND TITLE
SURVEY BOUNDARY
SURVEY

SHEET NUMBER:

\$01.01

SHEET: 1 OF 2

ALTA/NSPS LAND TITLE SURVEY TOPOGRAPHIC SURVEY



SURVEYOR'S NOTES:

- 1) Bearings based on the east right-of-way line of Bay Road, as shown on the plat of PLAND VIEW ADDITION OF MIAMI BEACH BAY SHORE COMPANY, as recorded in Plat Book 8, Page 144, Public Records of Miami-Dade County, Florida, being assumed North 00°00'00" West.
 - 2) Deviations based on the Miami-Dade County Benchmark "C-100", elevation 11.55, being on the National Geodetic Vertical Datum of 1929 (NGVD29).
 - 3) The property shown herein lies in Zone "AE" (Special Flood Hazard Areas) inundated by 100-year flood - base flood elevation 8.00 feet) as shown on the Flood Insurance Rate Map Number 1206551037 L, per Community Flood Number 1206551037 L, as prepared by the Federal Emergency Management Agency, effective date September 11, 2009.
- The above statement is for information only and this surveyor assumes no liability for the correctness of the cited map. In addition, the above statement does not represent this surveyor's opinion of the probability of flooding.
- 4) Underground improvements, if any, have not been located.
 - 5) No zoning or setback information provided by the insurer.
 - 6) On the date of survey there was no observable evidence of earth moving work, building construction, or building additions.
 - 7) Adjacent owners, as shown herein, provided by Miami-Dade County Property Appraiser records.
 - 8) By visible observation, the point of entry for utility services (electric, water, sewer and telephone) has been attempted to be determined, and if determined, the point of entry is indicated on the survey. The point of entry for underground utilities, if not delineated on the surface, was not determined. Utility records drawings were not provided to the surveyor and the use of sophisticated utility location equipment was not included in the scope of this project.
 - 9) Parking spaces within parking garage are not delineated on this survey.
 - 10) No street or sidewalk construction or repairs were observed at the time of the survey.
 - 11) No wetland markers were observed at the time of the survey.
 - 12) Subject site contains 1.91 acres, 83,200 square feet, more or less.
 - 13) See sheet 1 for boundary survey.

APPROXIMATE GRADES:

5.34	Average Grade Point 1
6.19	Average Grade Point 2
5.23	Average Grade Point 3
5.58	Average Grade

FIELD BOOK 180 PAGES 24-37



CH FILE NO.: 9353.75A

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Publix Super Markets, Inc.
REAL ESTATE DEPARTMENT
MAIN OFFICE & WAREHOUSE BOX 451, LAKELAND, FLORIDA 33602
PHONE (813) 688-1188

STORE NAME:	PUBLIX ON THE BAY	STORE NO.:	0621
LOCATION:	1920 WEST AVENUE, MIAMI BEACH, FLORIDA 33130	COUNTY:	MIAMI-DADE
DATE FLORE:	N/A	SECTION, TOWNSHIP, RANGE:	33 53S 42E
		SCALE:	

NOTE: THIS PROJECT IS NOT TO SCALE
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ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33128
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COA No.: AA000723
FBPE COA No.: 24

Publix super markets, inc.
CORPORATE OFFICES ARCHITECTURE DEPT.
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TELEPHONE (941) 688-1188



STORE No. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL:

A / E OF RECORD:

NOT VALID FOR CONSTRUCTION
UNLESS SIGNED IN THIS BOX

SHEET INFORMATION:

JOB NO.: 100056880

DESIGNED/DRAWN BY:

CHECKED BY:

QC REVIEW:

ORIGINAL DATE: 08/03/18

SHEET TITLE:

ALTA/NSPS LAND TITLE
SURVEY TOPOGRAPHY
SURVEY

SHEET NUMBER:

S01.02

SHEET: 2 OF 2

LEGEND



EXISTING AREAS COUNTED TOWARDS
F.A.R. CALCULATIONS



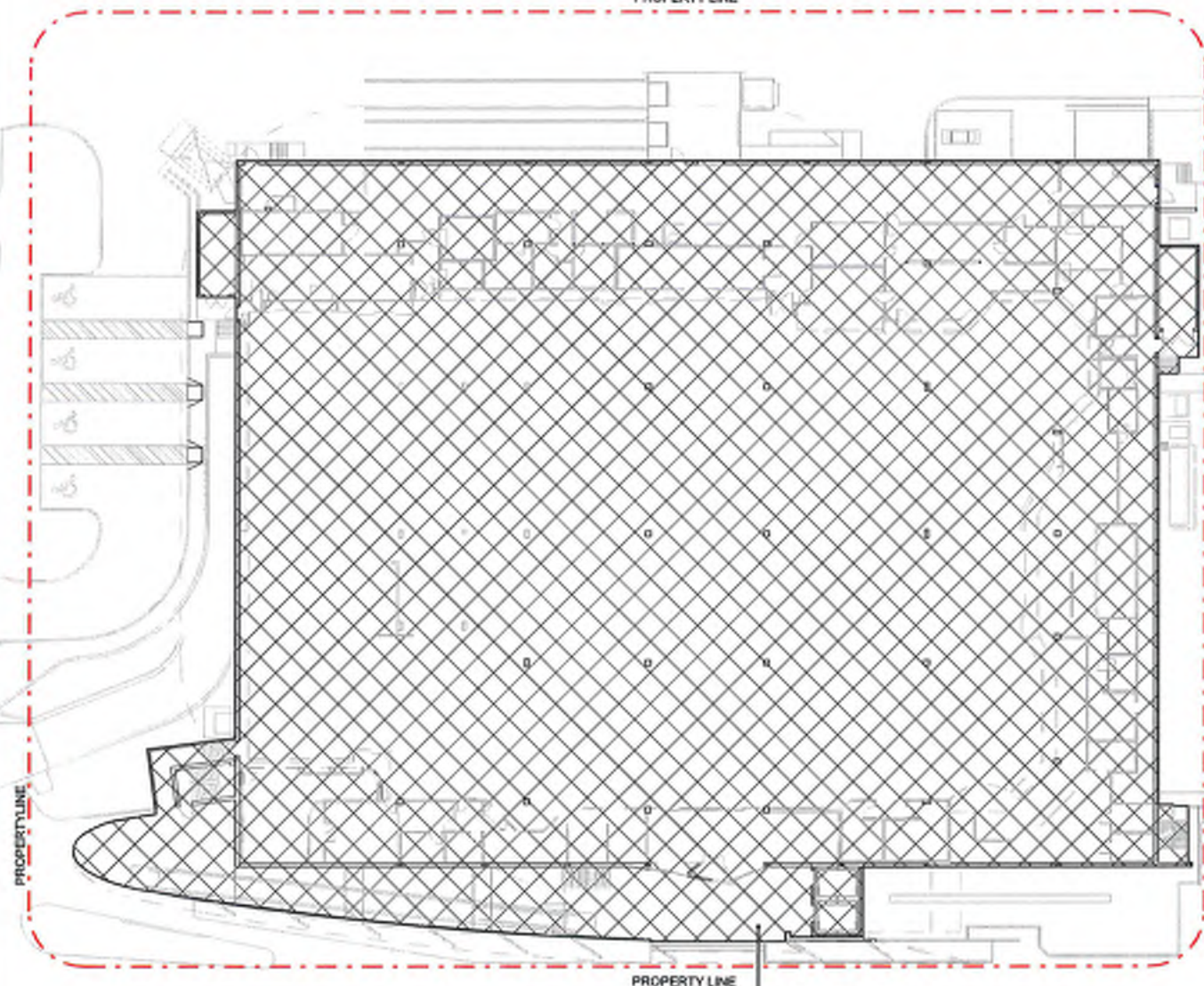
NEW AREAS COUNTED TOWARDS F.A.R.
CALCULATIONS

F.A.R. CALCULATIONS

LOT SIZE = 83,200 SF
1-1 LIGHT INDUSTRIAL DISTRICT F.A.R. = 1.0 MAX.

EXISTING BUILDING		NEW ADDITION		TOTAL
LOCATION	FLOOR AREA (SQ. FT.)	LOCATION	FLOOR AREA (SQ. FT.)	FLOOR AREA (SQ. FT.)
GROUND FLOOR	51,695 SQ. FT.	GROUND FLOOR	881 SQ. FT.	52,576 SQ. FT.
SECOND FLOOR	4,378 SQ. FT.	SECOND FLOOR	372 SQ. FT.	4,750 SQ. FT.
THIRD FLOOR	1,009 SQ. FT.	THIRD FLOOR	535 SQ. FT.	1,544 SQ. FT.
TOTAL	57,082 SQ. FT.	TOTAL	1,788 SQ. FT.	58,870 SQ. FT.
EXISTING F.A.R.	0.69	NEW ADDITION F.A.R.	0.02	0.71

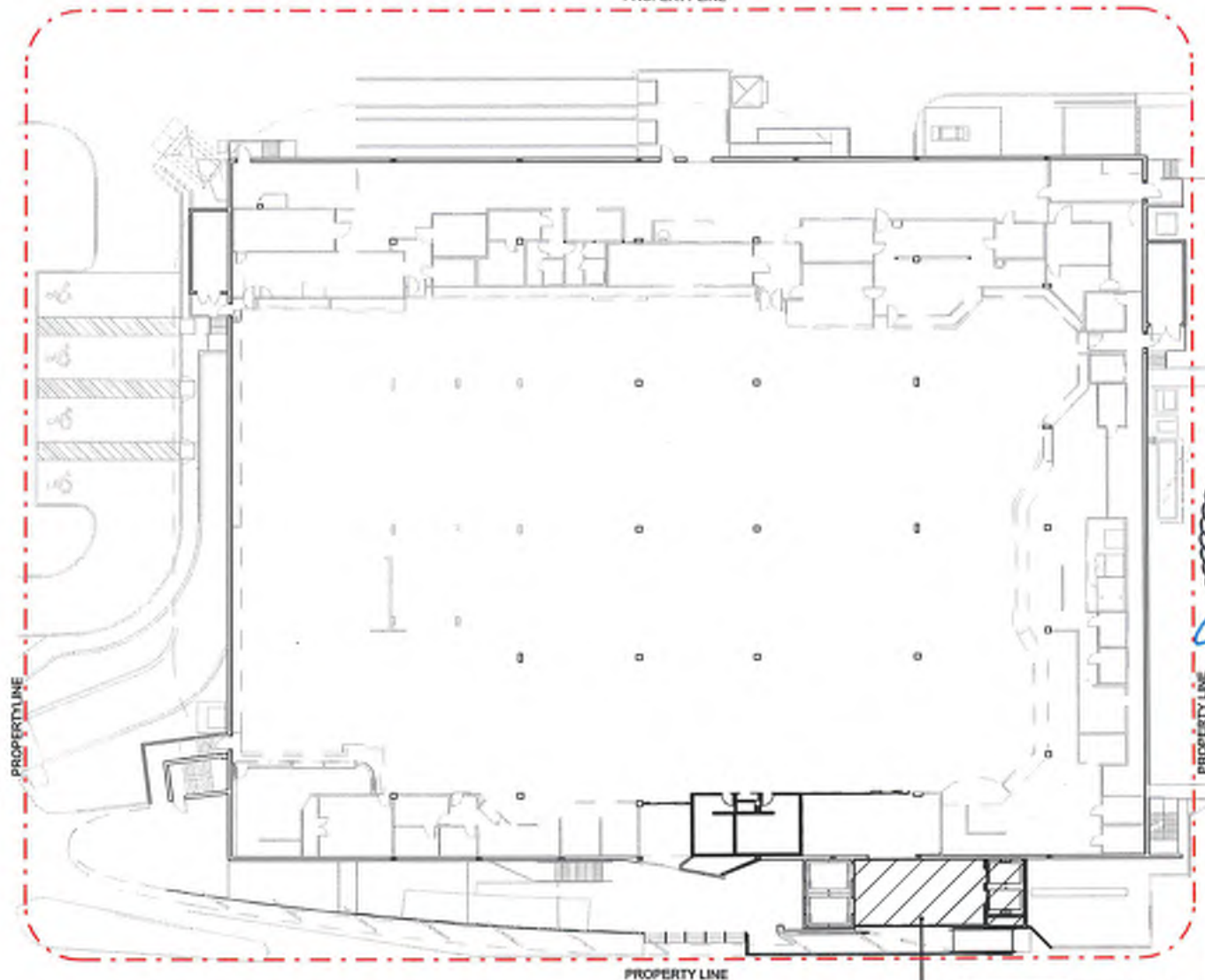
PROPERTY LINE



PROPERTY LINE

GROUND FLOOR
51,695 SQ. FT.

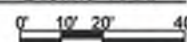
PROPERTY LINE



PROPERTY LINE

GROUND FLOOR ADDITION
881 SQ. FT.

FIRST FLOOR - EXISTING F.A.R.
SCALE: N.T.S.



FIRST FLOOR - PROPOSED F.A.R.
SCALE: N.T.S.



NOTE: THIS PROJECT IS NOT TO SCALE
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ATKINS

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700 MIAMI, FLORIDA 33128
TEL: 305.592.7275

COA No.: AA000723
FBPE COA No.: 24

publix super markets, inc.
CORPORATE OFFICES, ARCHITECTURE DEPT.
BOX 407 LAKELAND, FL 33802
TELEPHONE (813) 688-1383



STORE No. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL:

A.E. RECORD
ALEXANDRO E. JERRE
UCF # AA-095254

STATE OF FLORIDA
ALEXANDRO E. JERRE
AR 95254
8/12/18
NOT VALID FOR CONSTRUCTION
UNLESS SIGNED IN THIS MANNER

SHEET INFORMATION:

JOB NO.: 100056680

DESIGNED/DRAWN BY: A.E./M.J.P.

CHECKED BY: A.E.

QC REVIEW: K.B.

ORIGINAL DATE: 08/03/18

SHEET TITLE:

FIRST FLOOR AREA
CALCULATION

SHEET NUMBER:

FAR01.01

SHEET: 1 OF 3

LEGEND



EXISTING AREAS COUNTED TOWARDS
F.A.R. CALCULATIONS



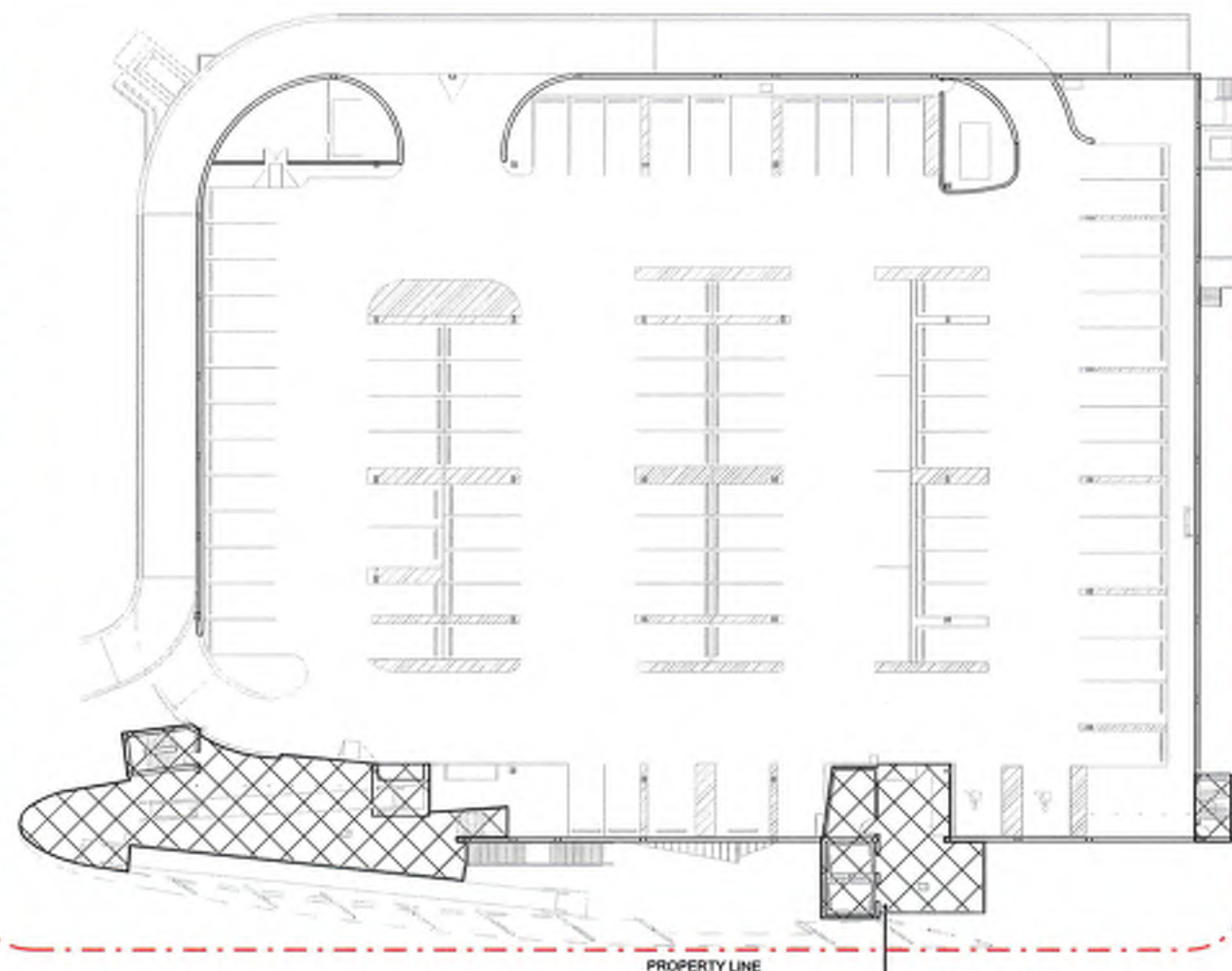
NEW AREAS COUNTED TOWARDS F.A.R.
CALCULATIONS

F.A.R. CALCULATIONS

LOT SIZE = 83,200 SF
1-1 LIGHT INDUSTRIAL DISTRICT F.A.R. = 1.0 MAX.

EXISTING BUILDING		NEW ADDITION		TOTAL
LOCATION	FLOOR AREA (SQ. FT.)	LOCATION	FLOOR AREA (SQ. FT.)	FLOOR AREA (SQ. FT.)
GROUND FLOOR	51,695 SQ. FT.	GROUND FLOOR	881 SQ. FT.	52,576 SQ. FT.
SECOND FLOOR	4,378 SQ. FT.	SECOND FLOOR	372 SQ. FT.	4,750 SQ. FT.
THIRD FLOOR	1,009 SQ. FT.	THIRD FLOOR	535 SQ. FT.	1,544 SQ. FT.
TOTAL	57,082 SQ. FT.	TOTAL	1,788 SQ. FT.	58,870 SQ. FT.
EXISTING F.A.R.	0.69	NEW ADDITION F.A.R.	0.02	0.71

PROPERTY LINE

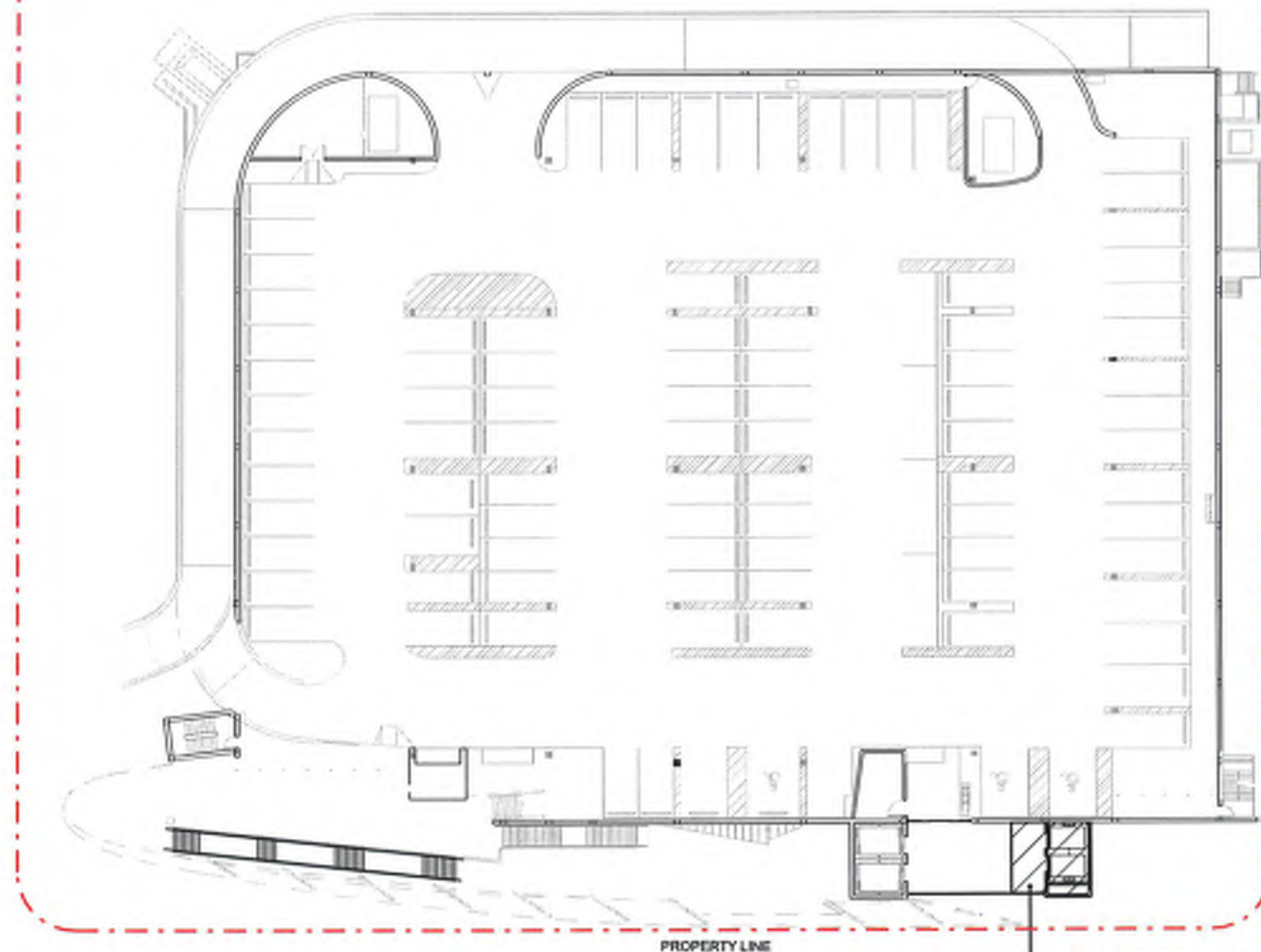


PROPERTY LINE

SECOND FLOOR
4,378 SQ. FT.

SECOND FLOOR - EXISTING F.A.R.
SCALE: N.T.S.

PROPERTY LINE



PROPERTY LINE

SECOND FLOOR ADDITION
372 SQ. FT.

SECOND FLOOR - PROPOSED F.A.R.
SCALE: N.T.S.

NOTE: THIS PROJECT IS NOT TO SCALE
FOR ZONING DEPARTMENT USE ONLY

NOT FOR CONSTRUCTION

ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33126
TEL: 305.592.7275

COA No.: AA000723
FBPE COA No.: 24

Publix super markets, Inc.
CORPORATE OFFICES ARCHITECTURE DEPT.
BOX 407 LAKELAND, FL 33802
TELEPHONE (813) 668-1188



STORE No. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL

ALEJANDRO ECHAVEZ
S.C. # 100056880

FLORIDA

8/7/18

NOT VALID FOR CONSTRUCTION
UNLESS SIGNED BY THE ARCHITECT

8/7/18

PROJECT

8/7/18

8/7/18

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8/7/18

LEGEND



EXISTING AREAS COUNTED TOWARDS
F.A.R. CALCULATIONS



NEW AREAS COUNTED TOWARDS F.A.R.
CALCULATIONS

F.A.R. CALCULATIONS

LOT SIZE = 83,200 SF
1-1 LIGHT INDUSTRIAL DISTRICT F.A.R. = 1.0 MAX.

EXISTING BUILDING		NEW ADDITION		TOTAL
LOCATION	FLOOR AREA (SQ. FT.)	LOCATION	FLOOR AREA (SQ. FT.)	FLOOR AREA (SQ. FT.)
GROUND FLOOR	51,695 SQ. FT.	GROUND FLOOR	881 SQ. FT.	52,576 SQ. FT.
SECOND FLOOR	4,378 SQ. FT.	SECOND FLOOR	372 SQ. FT.	4,750 SQ. FT.
THIRD FLOOR	1,009 SQ. FT.	THIRD FLOOR	535 SQ. FT.	1,544 SQ. FT.
TOTAL	57,082 SQ. FT.	TOTAL	1,788 SQ. FT.	58,870 SQ. FT.
EXISTING F.A.R.	0.69	NEW ADDITION F.A.R.	0.02	0.71

PROPERTY LINE

PROPERTY LINE

THIRD FLOOR
1,009 SQ. FT.

PROPERTY LINE

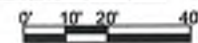
PROPERTY LINE

THIRD FLOOR ADDITION
535 SQ. FT.

THIRD FLOOR - EXISTING F.A.R.
SCALE: N.T.S.



THIRD FLOOR - PROPOSED F.A.R.
SCALE: N.T.S.



NOTE: THIS PROJECT IS NOT TO SCALE
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ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33128
TEL: 305.592.7275

COA No.: AA000723
FBPE COA No.: 24

Publix Super Markets, Inc.
CORPORATE OFFICES ARCHITECTURE DEPT.
BOX 407 LAKELAND, FL 33802
TELEPHONE (813) 688-1383



STORE No. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL

STATE OF FLORIDA

ALEJANDRO ECHEVERRY

ARCHITECT

NO. 0005254

8/7/18

NOT VALID FOR CONSTRUCTION

UNLESS OTHERWISE NOTED

SHEET INFORMATION:

JOB NO.: 100056680

DESIGNED/DRAWN BY: A.E./M.J.P.

CHECKED BY: A.E.

QC REVIEW: K.B.

ORIGINAL DATE: 08/03/18

SHEET TITLE:

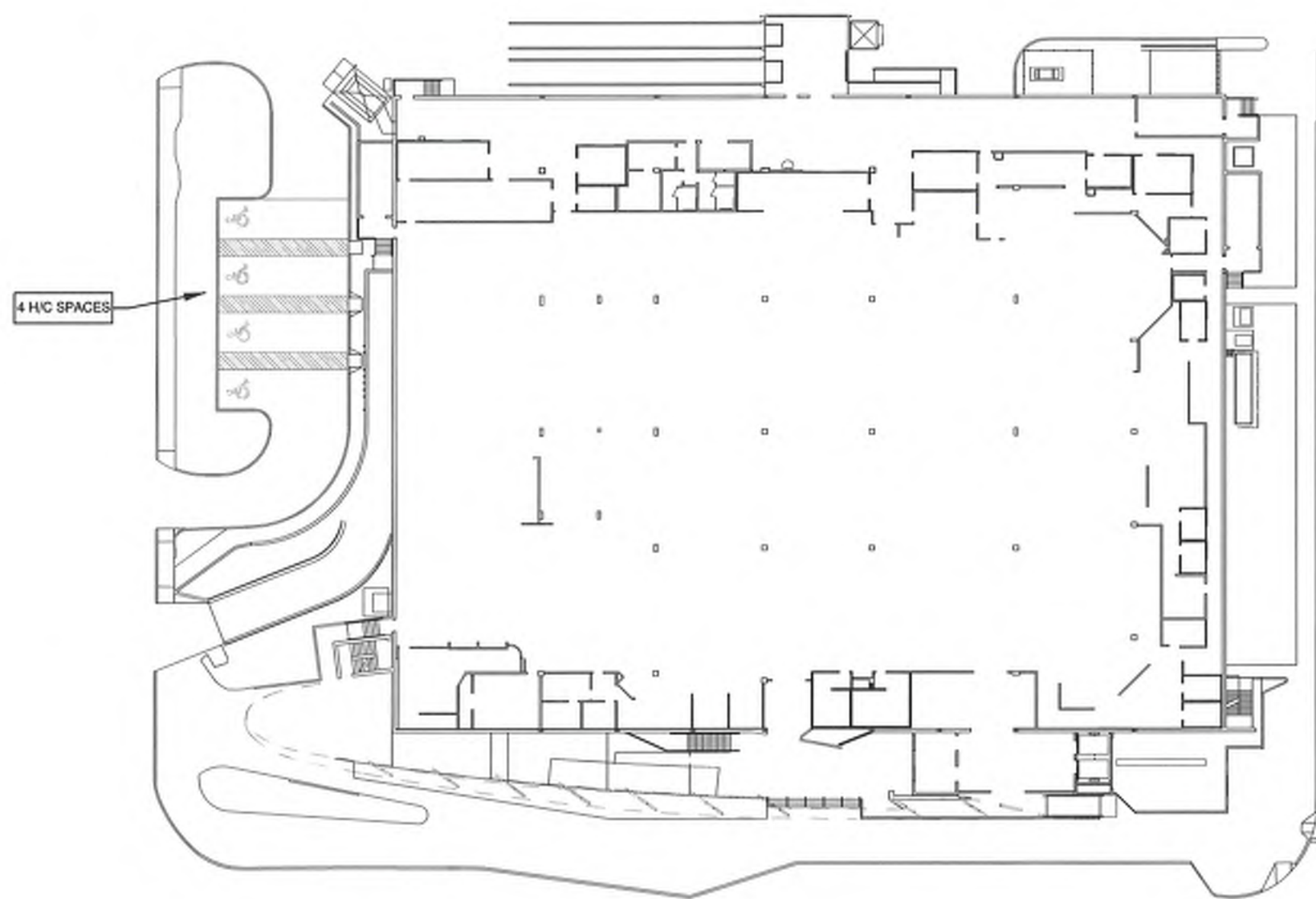
THIRD FLOOR AREA

CALCULATION

SHEET NUMBER:

FAR01.03

SHEET: 3 OF 3



4 H/C SPACES



FIRST FLOOR - PARKING
SCALE: N.T.S.

0' 10' 20' 40'

TOTAL PARKING PROVIDED

LOCATION	REGULAR SPACES	H/C SPACES	TOTAL SPACES PER FLOOR
GROUND FLOOR	0	4	4
SECOND FLOOR	92	3	95
THIRD FLOOR	100	3	103
	192	10	
TOTAL PARKING PROVIDED			202

NOTE: THIS PROJECT IS NOT TO SCALE.
FOR ZONING DEPARTMENT USE ONLY

NOT FOR CONSTRUCTION

ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33126
TEL: 305.592.7275

COA No.: AA000723
FBPE COA No.: 24

Publix super markets, inc.
CORPORATE OFFICES ARCHITECTURE DEPT.
BOX 407, JARVIS, FL 33802
TELEPHONE (813) 988-1188



STORE No. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL

ALEXANDER MEYER

FLORIDA

1895234

8/2/18

PROJECT

NOT FOR CONSTRUCTION

DATE: 08/03/18

SHEET INFORMATION:

JOB NO.: 100056880

DESIGNED/DRAWN BY: A.E./M.J.P.

CHECKED BY: A.E.

QC REVIEW: K.B.

ORIGINAL DATE: 08/03/18

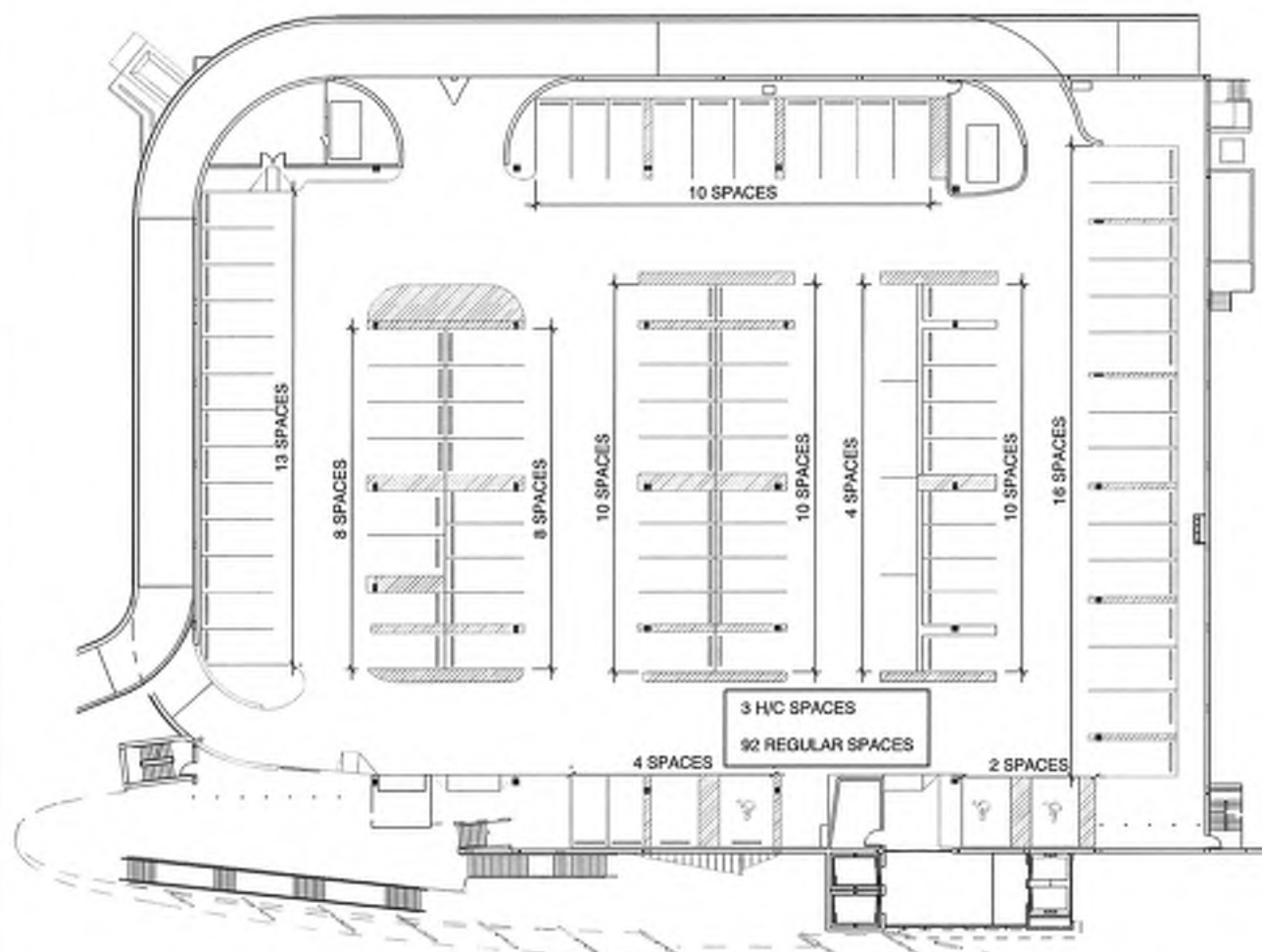
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PARKING CALCULATIONS

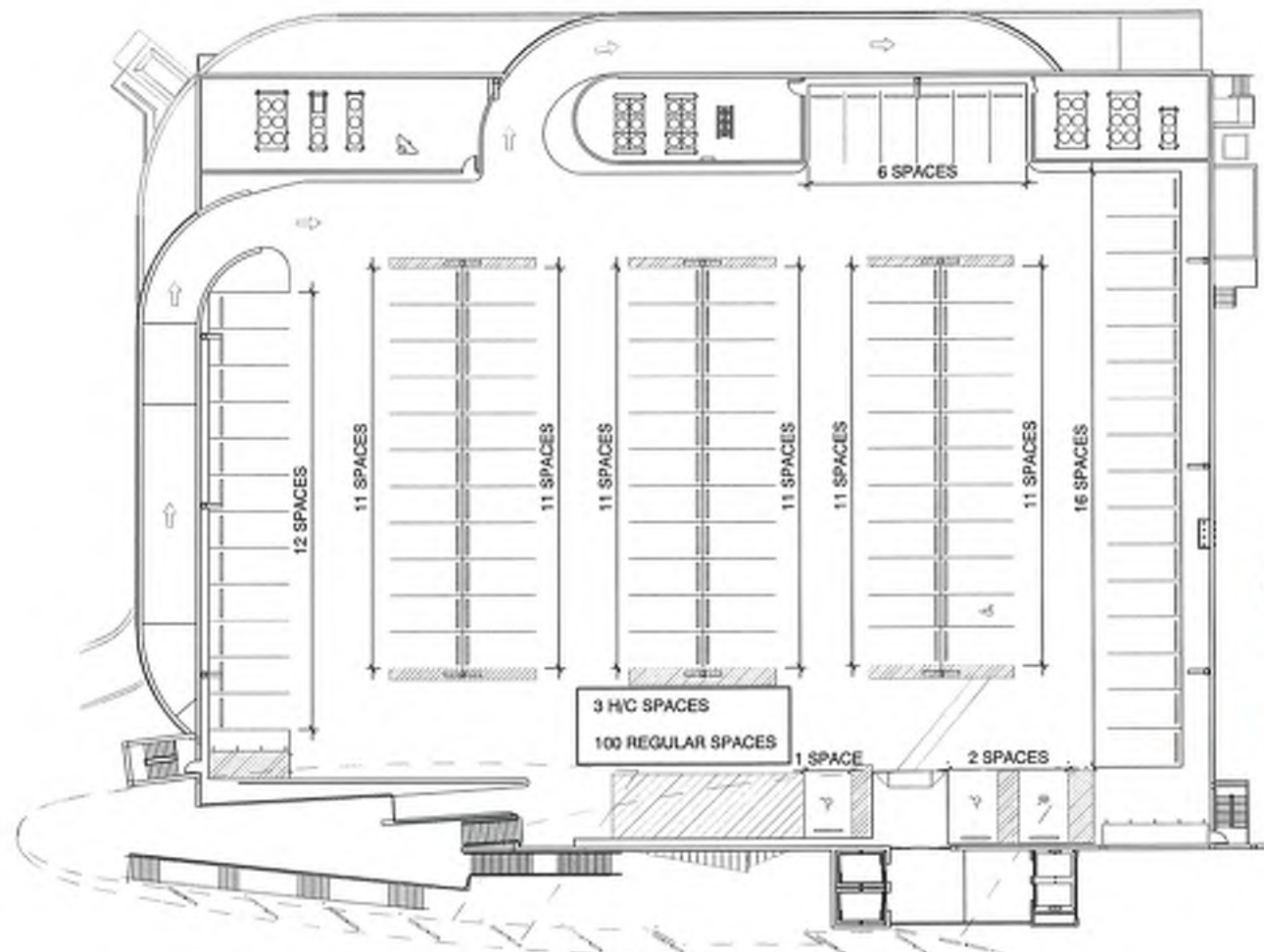
SHEET NUMBER:

PK01.01

SHEET: 1 OF 2



SECOND FLOOR - PARKING
SCALE: N.T.S.



THIRD FLOOR - PARKING
SCALE: N.T.S.

TOTAL PARKING PROVIDED			
LOCATION	REGULAR SPACES	H/C SPACES	TOTAL SPACES PER FLOOR
GROUND FLOOR	0	4	4
SECOND FLOOR	92	3	95
THIRD FLOOR	100	3	103
	192	10	
TOTAL PARKING PROVIDED			202

NOTE: THIS PROJECT IS NOT TO SCALE.
FOR ZONING DEPARTMENT USE ONLY
NOT FOR CONSTRUCTION

ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33126
TEL: 305.592.7275

COA No.: AA000723
FBPE COA No.: 24

Publix Super Markets, Inc.
CORPORATE OFFICES ARCHITECTURE DEPT.
BOX 407 LAKELAND, FL 33802
TELEPHONE (813) 668-1330



STORE No. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROPOSED NAME:

STATE OF FLORIDA
ALEXANDRO ECHEVERRY
P.E. No. 10095254

DATE: 8/17/18

PROJECT NO. 03-2017-00056680

DATE: 8/17/18

DATE: 8/17/18

DATE: 8/17/18

DATE: 8/17/18

DATE: 8/17/18

DATE: 8/17/18

DATE: 8/17/18

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DATE: 8/17/18

DATE: 8/17/18

DATE: 8/17/18

DATE: 8/17/18

DATE: 8/17/18

SHEET INFORMATION:

JOB NO.: 10006680

DESIGNED/DRAWN BY: A.E./M.J.P.

CHECKED BY: A.E.

QC REVIEW: K.B.

ORIGINAL DATE: 08/03/18

SHEET TITLE:

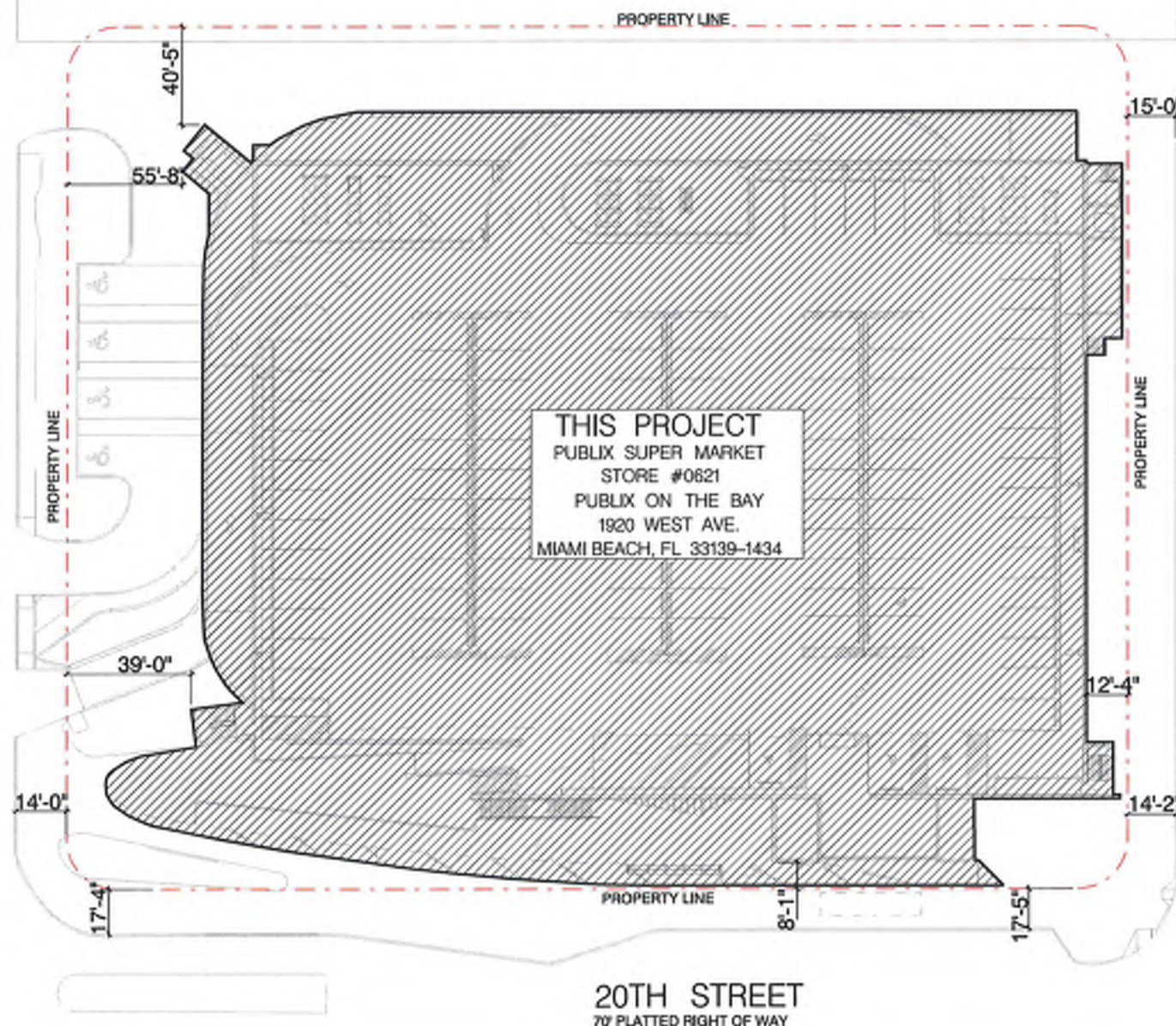
PARKING CALCULATIONS

SHEET NUMBER:

PK01.02

SHEET: 2 OF 2

WEST AVENUE
70' PLATTED RIGHT OF WAY



BAY ROAD
70' PLATTED RIGHT OF WAY



OPEN
COURTYARD



NOTE: THIS PROJECT IS NOT TO SCALE
FOR ZONING DEPARTMENT USE ONLY

NOT FOR CONSTRUCTION

ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33128
TEL: 305.592.7275

COA No.: AA000723
FBPE COA No.: 24

Publix super markets, inc.
CORPORATE OFFICES, ARCHITECTURE DEPT.
BOX 407, LAKELAND, FL 33802
TELEPHONE (813) 688-1988

CLIENT / PROJECT NAME:

MODEL:

STORE No. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

47.2



SHEET INFORMATION:

JOB NO.: 100056680
DESIGNED/DRAWN BY: A.E./M.J.P.
CHECKED BY: A.E.
QC REVIEW: K.B.

ORIGINAL DATE: 08/03/18

SHEET TITLE:

SITE PLAN

SHEET NUMBER:

SP01.02

SHEET: 2 OF 2

ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33126
TEL: 305.592.7275

COA No.: AA000723
FBPE COA No.: 24

Publix super markets, inc.

CORPORATE OFFICES ARCHITECTURE DEPT.
BOX 407 LAKELAND, FL 33802
TELEPHONE (813) 998-1188

STORE No. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL

STATE OF FLORIDA

ALEXANDER E. EVERETT

NO. 18-05536 CA

ARCHITECT

NOT VALID FOR CONSTRUCTION

LESS THAN 180 DAYS

8/18

AR 5294

8/18

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8/18

EXISTING PARTIAL
ARCHITECTURAL
FLOOR PLAN

SHEET NUMBER:

A01.01

SHEET: 1 OF 6

THIRD FLOOR - EXISTING PARTIAL FLOOR PLAN
SCALE: N.T.S.

SECOND FLOOR - EXISTING PARTIAL FLOOR PLAN
SCALE: N.T.S.

FIRST FLOOR - EXISTING PARTIAL FLOOR PLAN
SCALE: N.T.S.

NOTE: THIS PROJECT IS NOT TO SCALE.
FOR ZONING DEPARTMENT USE ONLY

NOT FOR CONSTRUCTION

ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33126
TEL: 305.592.7275

COA No.: AA000723
FBPE COA No.: 24

Publix super markets, inc.

CORPORATE OFFICES ARCHITECTURE DEPT.
BOX 407 LAKELAND, FL 33802
TELEPHONE (813) 888-1188

STORE No. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL

A/E FOR RECORD
ALEXANDER SCHEVCHUK
U.C. # 00000000

NOT VALID FOR CONSTRUCTION
OR REVISED IN THE FIELD

SHEET INFORMATION

JOB NO.: 100056880

DESIGNED/DRAWN BY: A.E./M.J.P.

CHECKED BY: A.E.

QC REVIEW: K.B.

ORIGINAL DATE: 08/03/18

SHEET TITLE:

EXISTING PARTIAL
DEMOLITION PLAN

SHEET NUMBER:

D01.01

SHEET: 1 OF 1

THIRD FLOOR - EXISTING PARTIAL DEMOLITION PLAN
SCALE: N.T.S.

SECOND FLOOR - EXISTING PARTIAL DEMOLITION PLAN
SCALE: N.T.S.

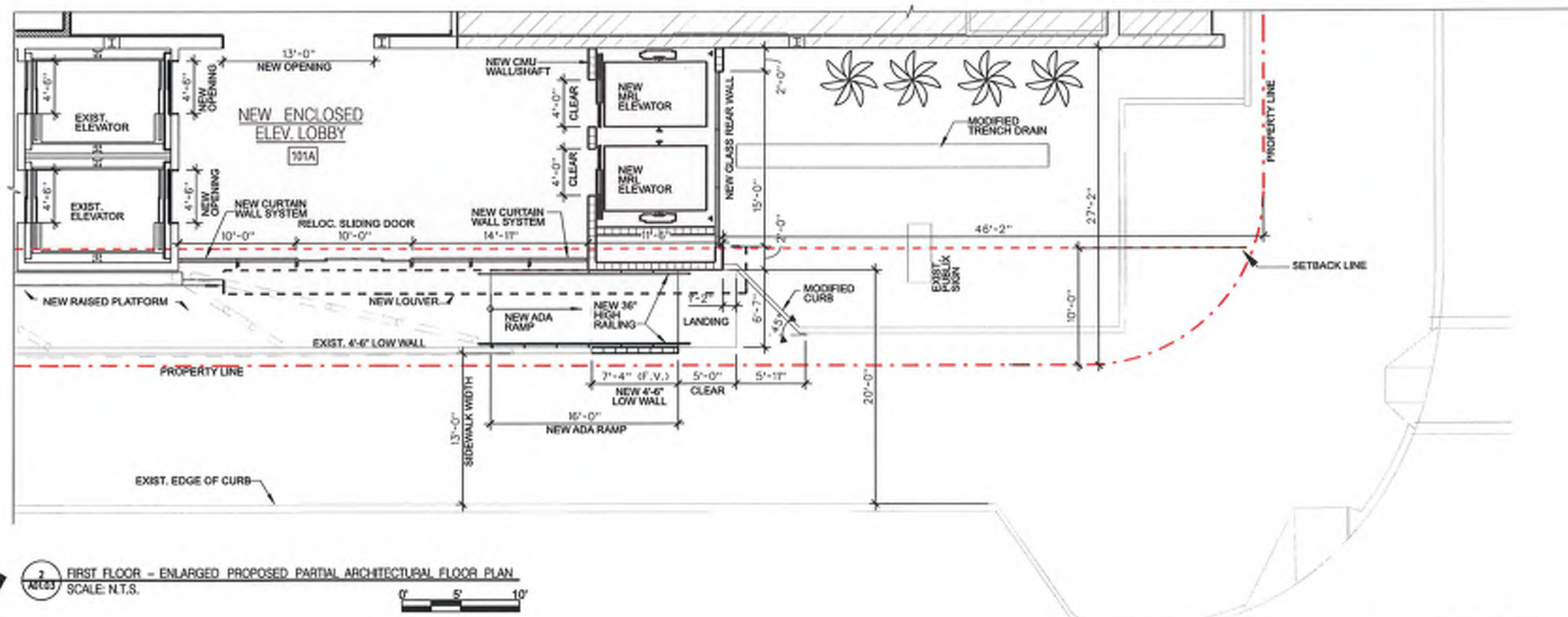
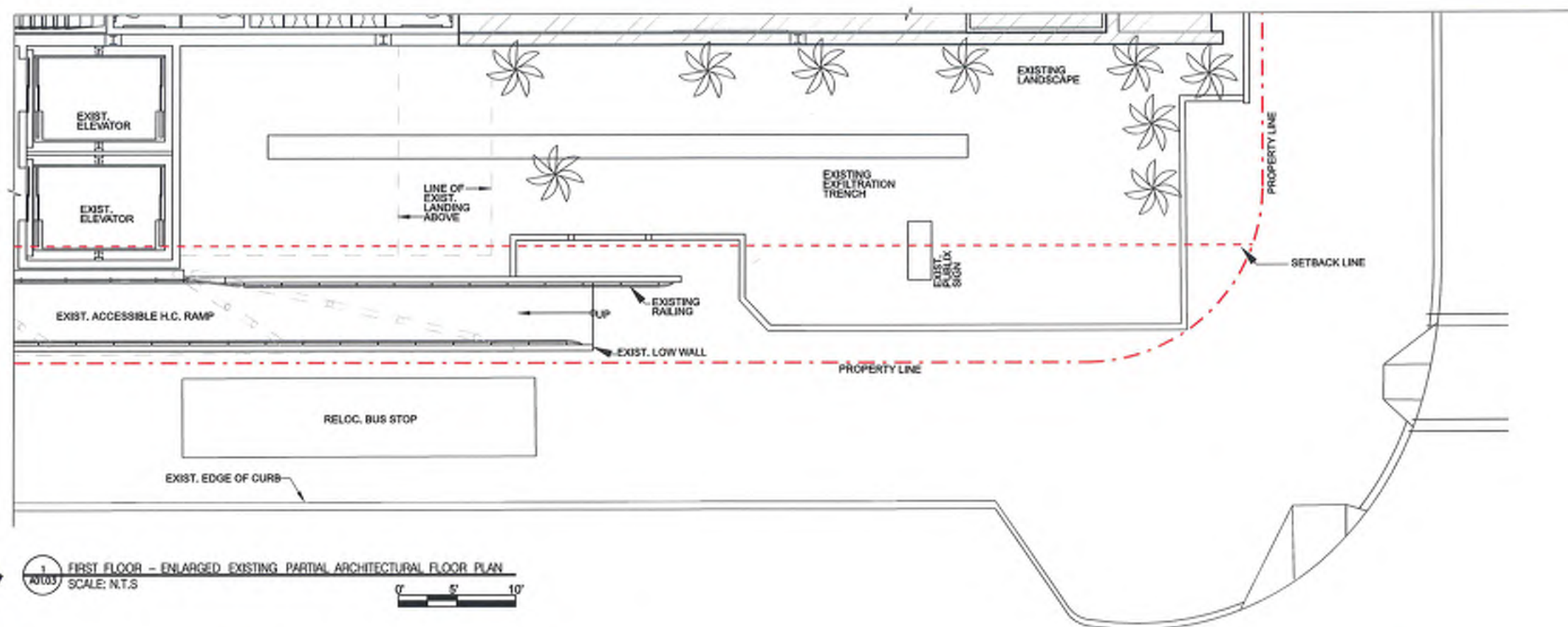
FIRST FLOOR - EXISTING PARTIAL DEMOLITION PLAN
SCALE: N.T.S.

NOTE: THIS PROJECT IS NOT TO SCALE.
FOR ZONING DEPARTMENT USE ONLY

NOT FOR CONSTRUCTION

LEGEND

PROPOSED ADDITION



NOTE: THIS PROJECT IS NOT TO SCALE
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NOT FOR CONSTRUCTION

ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33126
TEL: 305.592.7275

COA No.: AA000723
FBPE COA No.: 24

Publix super markets, inc.
CORPORATE OFFICES, ARCHITECTURE DEPT.
BOX 407, LAKELAND, FL 33852
TELEPHONE (941) 688-1333

STORE No. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL:

A/E OF RECORD
ALEJANDRO ECHIBERT
P.E. 0005254

NOT VALID FOR CONSTRUCTION
UNLESS SIGNED IN THIS BOOK

SHEET INFORMATION:

JOB NO.: 100056680

DESIGNED/DRAWN BY: A.E./M.J.P.

CHECKED BY: A.E.

QC REVIEW: K.B.

ORIGINAL DATE: 08/03/18

SHEET TITLE:

ENLARGED
PARTIAL ARCHITECTURAL
FIRST FLOOR PLAN

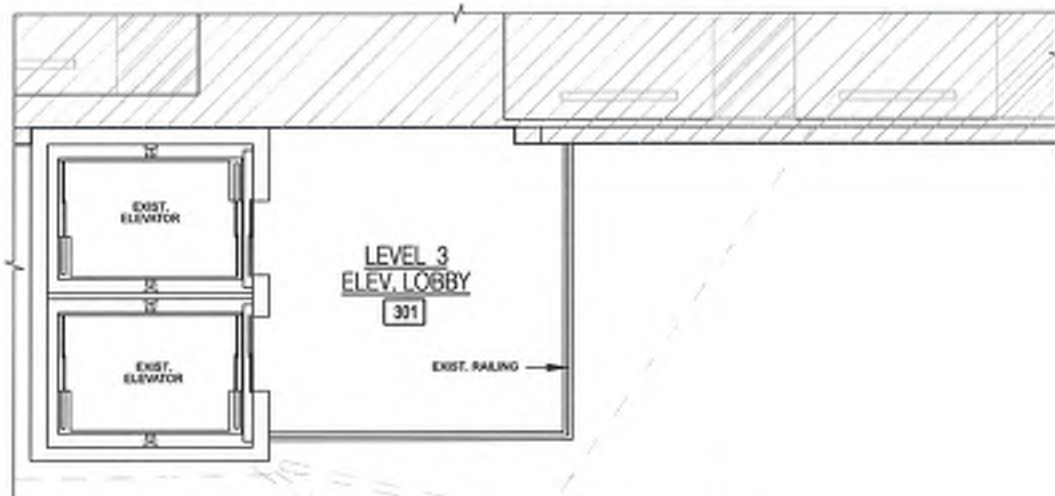
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A01.03

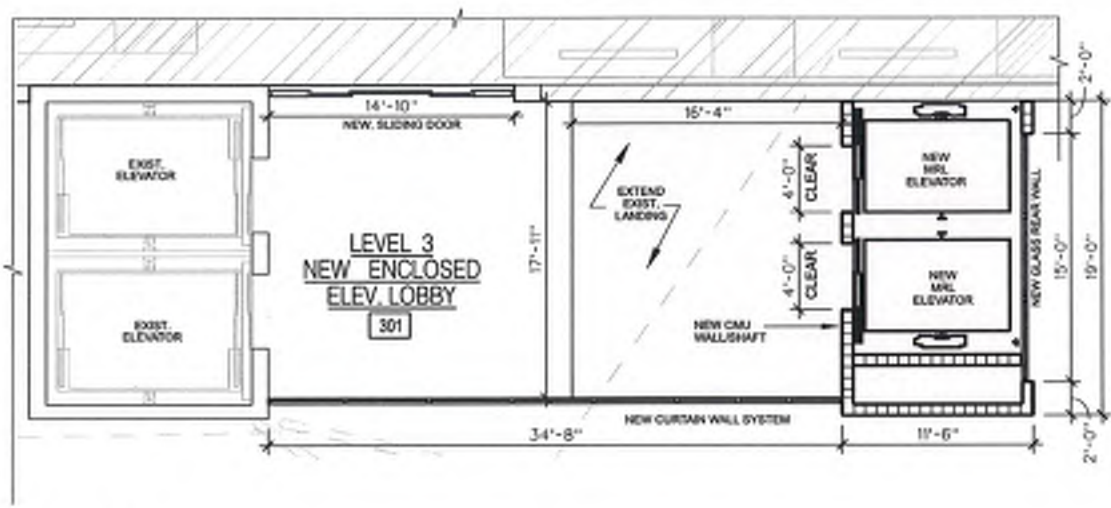
SHEET: 3 OF 6

LEGEND

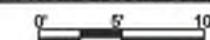
PROPOSED ADDITION



1 THIRD FLOOR - ENLARGED EXISTING PARTIAL ARCHITECTURAL FLOOR PLAN
SCALE: N.T.S.



2 THIRD FLOOR - ENLARGED PROPOSED PARTIAL ARCHITECTURAL FLOOR PLAN
SCALE: 1/4" = 1'-0"



NOTE: THIS PROJECT IS NOT TO SCALE.
FOR ZONING DEPARTMENT USE ONLY

NOT FOR CONSTRUCTION

ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33126
TEL: 305.592.7275

COA No.: AA000723
FBPE COA No.: 24

Publix super markets, inc.
CORPORATE OFFICES, ARCHITECTURE DEPT.
BOX 407, LAKELAND, FL 33802
TELEPHONE (813) 688-1188



STORE No. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL

ALEJANDRO ECHEVERRI
P.E. No. 0005551
STATE OF FLORIDA

8/17/18

NOT VALID FOR CONSTRUCTION

DATE OF RECORD

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DATE OF RECORD

SHEET INFORMATION

JOB NO.: 100056680

DESIGNED/DRAWN BY: A.E./M.J.P.

CHECKED BY: A.E.

QC REVIEW: K.B.

ORIGINAL DATE: 08/03/18

SHEET TITLE:

ENLARGED
PARTIAL ARCHITECTURAL
THIRD FLOOR PLAN

SHEET NUMBER:

A01.05

SHEET: 5 OF 6

SHEET: 5 OF 6

SHEET: 5 OF 6

SHEET: 5 OF 6

ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33126
TEL: 305.592.7275

COA No.: AA000723
FBPE COA No.: 24

PROJECT NAME: Publix super markets, inc.

STORE No. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL ZONE

ADVICE RE 5050 5

ALEJANDRO ECHEVERE

LTS. # AR 0263254E

S. V. D.

14

• J. J. J.

: 山 林 地

AR9525

2015

10. 10.10.2019

10/11

by **Edgardo J. M.**

CUSTOMER INFORMATION

SHEET INFORMATION

ROOF PLAN

SHEET NUMBER:

A-01.06

SHEET: 6 OF 6

NOTE: THIS PROJECT IS NOT TO SCALE.
FOR ZONING DEPARTMENT USE ONLY

NOT FOR CONSTRUCTION

FILE/PATH NAME: C:\HDSVCS\COMMON\Public Supermarkets\ 01-Projects\ 03-Misc Projects\ 0621-2017_1000566800_1.Production\ 01-Works\ 05 Bentley\ 03-Arch\ 0621-A01_06

ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33126
TEL: 305.592.7275

COA No.: AA000723
FBPE COA No.: 24

Publix super markets, inc.
CORPORATE OFFICES ARCHITECTURE DEPT.
BOX 407 LAKELAND, FL 33852
TELEPHONE (941)688-1188



STORE No. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL

STATE OF FLORIDA

ARCHITECT

ALEXANDER ECHEVERRY

NO. 100056680

DATE 08/03/18

8/7/18

NOT VALID FOR CONSTRUCTION

UNLESS SHOWN OTHERWISE

8/7/18

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8/7/18

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8/7/18

SHEET INFORMATION:

JOB NO.: 100056680

DESIGNED/DRAWN BY: A.E./M.J.P.

CHECKED BY: A.E.

QC REVIEW: K.B.

ORIGINAL DATE: 08/03/18

SHEET TITLE:

EXTERIOR ELEVATIONS

SHEET NUMBER:

A02.04A

SHEET: 1 OF 4

NOT FOR CONSTRUCTION

NOTE: THIS PROJECT IS NOT TO SCALE

FOR ZONING DEPARTMENT USE ONLY

NOT FOR CONSTRUCTION

NOT FOR CONSTRUCTION

NOT FOR CONSTRUCTION

NOT FOR CONSTRUCTION

NOT FOR CONSTRUCTION

NOT FOR CONSTRUCTION

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NOT FOR CONSTRUCTION

NOT FOR CONSTRUCTION

A EXISTING EXTERIOR FRONT ELEVATION
A02.04A SCALE: N.T.S.

B PROPOSED EXTERIOR FRONT ELEVATION
A02.04A SCALE: N.T.S.

NOTE: THIS PROJECT IS NOT TO SCALE
FOR ZONING DEPARTMENT USE ONLY
NOT FOR CONSTRUCTION

ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33126
TEL: 305.592.7275

COA No.: AA000723
FBPE COA No.: 24

Publix super markets, inc.
CORPORATE OFFICES ARCHITECTURE DEPT.
BOX 407 LAKELAND, FL 33802
TELEPHONE (813) 688-1788

STORE No. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL

A.E. OF RECORD
ALEJANDRO ECHEVERRY
LIC. # AR-0000354

NOT VALID FOR CONSTRUCTION
UNLESS BASED IN THIS BOOK

REGISTERED PROFESSIONAL ARCHITECT
ALEJANDRO ECHEVERRY
AR 0000354
08/18

NOT VALID FOR CONSTRUCTION
UNLESS BASED IN THIS BOOK

NOT VALID FOR CONSTRUCTION
UNLESS BASED IN THIS BOOK

NOT VALID FOR CONSTRUCTION
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NOT VALID FOR CONSTRUCTION
UNLESS BASED IN THIS BOOK

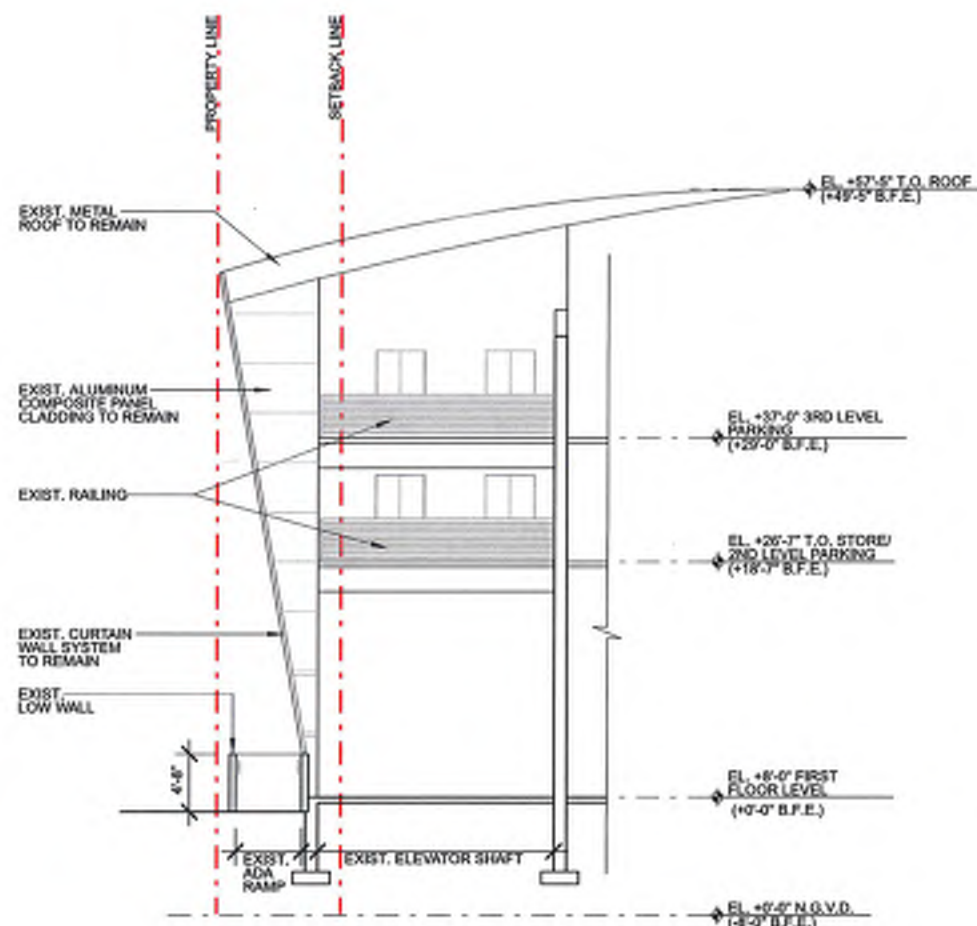
NOT VALID FOR CONSTRUCTION
UNLESS BASED IN THIS BOOK

NOT VALID FOR CONSTRUCTION
UNLESS BASED IN THIS BOOK

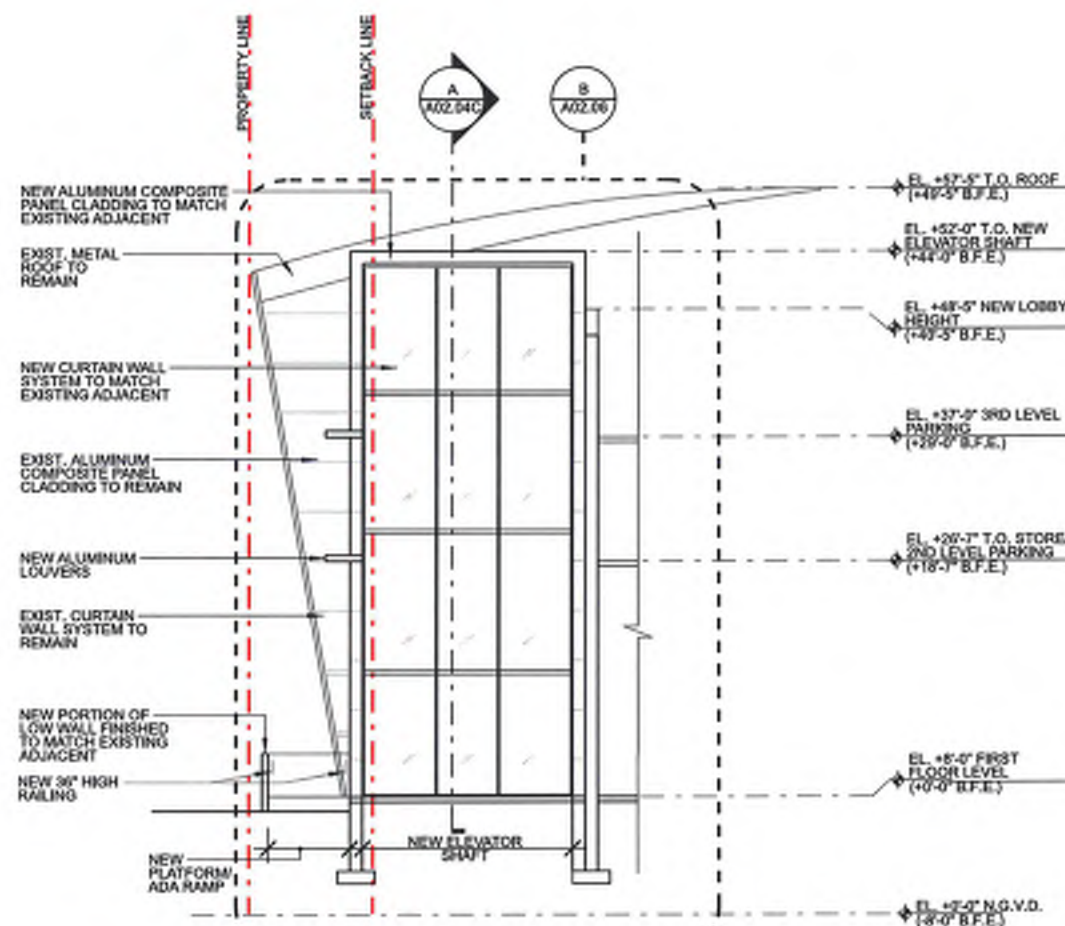
NOT VALID FOR CONSTRUCTION
UNLESS BASED IN THIS BOOK

NOT VALID FOR CONSTRUCTION
UNLESS BASED IN THIS BOOK

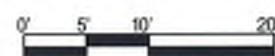
NOT VALID FOR CONSTRUCTION
UNLESS BASED IN THIS BOOK



A EXISTING EXTERIOR SIDE ELEVATION
A02.04B SCALE: N.T.S.



B PROPOSED EXTERIOR SIDE ELEVATION
A02.04B SCALE: N.T.S.



NOTE: THIS PROJECT IS NOT TO SCALE.
FOR ZONING DEPARTMENT USE ONLY

NOT FOR CONSTRUCTION

ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33126
TEL: 305.592.7275

COA No.: AA000723
FBPE COA No.: 24

Publix super markets, inc.

CORPORATE OFFICES ARCHITECTURE DEPT.
BOX 107 LAKELAND, FL 33802
TELEPHONE (813) 988-1188

STORE No. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL

STATE OF FLORIDA

ARCHITECT

AR 95254

8/7/18

NOT VALID FOR CONSTRUCTION

IN EXISTENCE IN THE STATE

DATE OF EXPIRATION

8/7/18

8/7/18

8/7/18

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8/7/18

8/7/18

FRONT SECTION
SCALE: N.T.S.

NOTE: THIS PROJECT IS NOT TO SCALE.
FOR ZONING DEPARTMENT USE ONLY
NOT FOR CONSTRUCTION

BUILDING SECTION

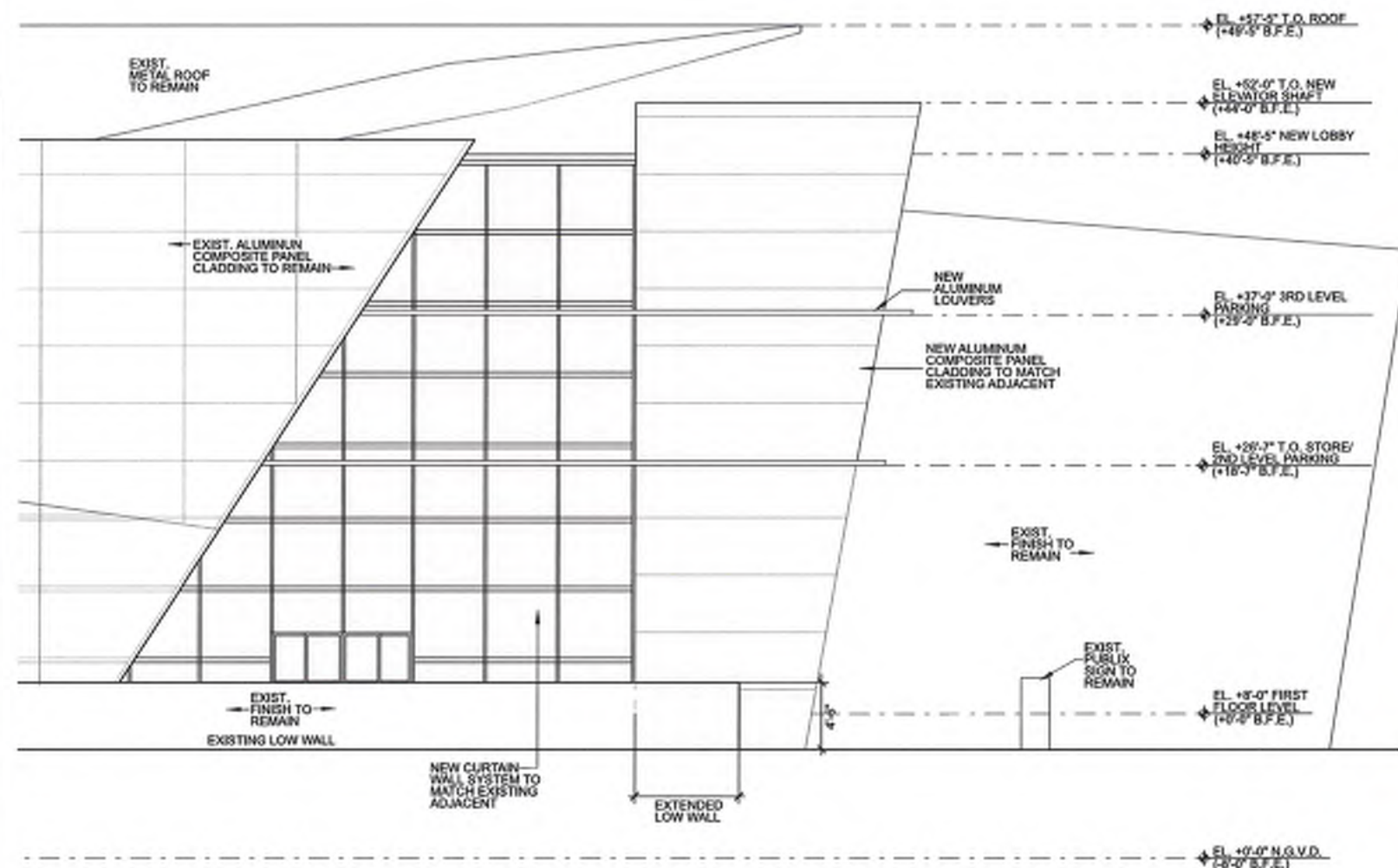
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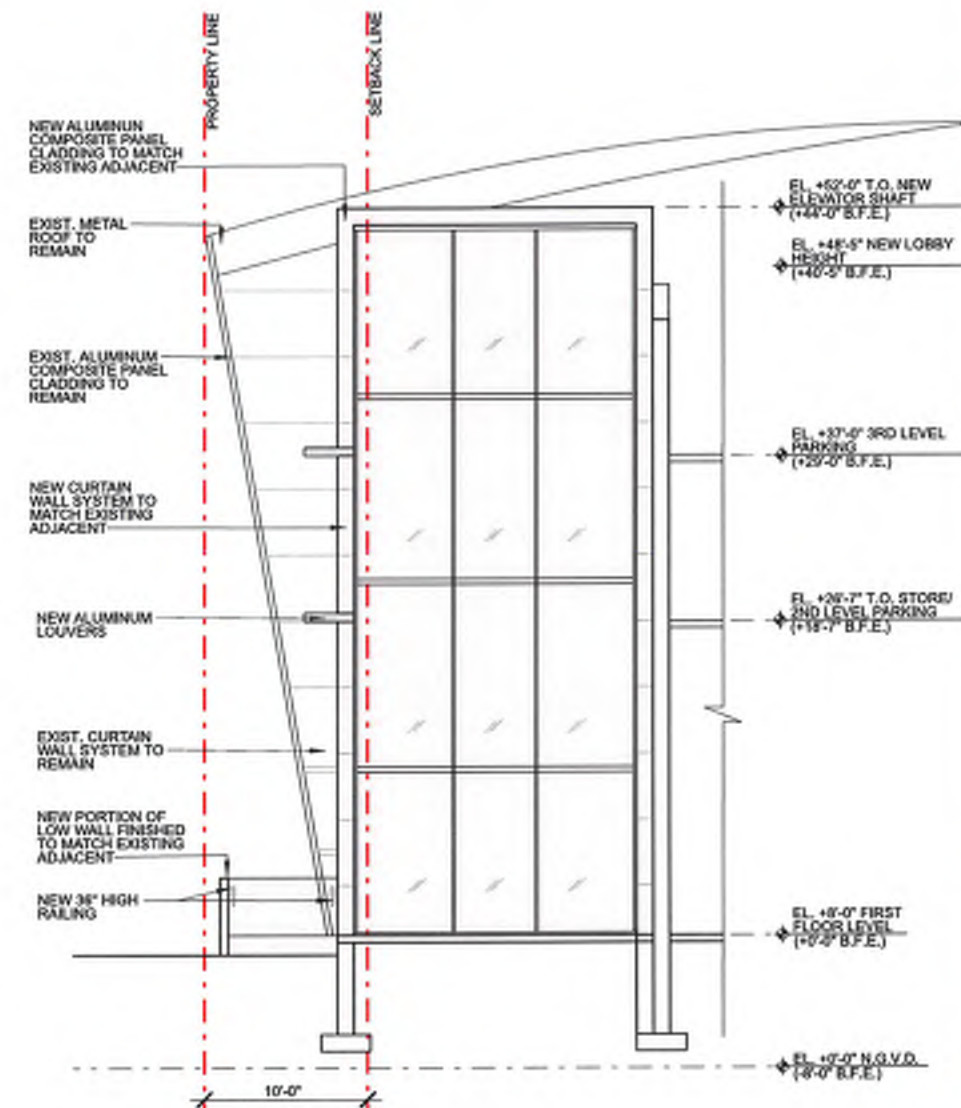
SHEET: 3 OF 4

LEGEND

PROPOSED ADDITION



ENLARGED PROPOSED EXTERIOR FRONT ELEVATION
SCALE: N.T.S.



ENLARGED PROPOSED EXTERIOR SIDE ELEVATION
SCALE: N.T.S.

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NOT FOR CONSTRUCTION

ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33126
TEL: 305.592.7275

COA No.: AA000723
FBPE COA No.: 24

Publix super markets, inc.

CORPORATE OFFICES ARCHITECTURE DEPT.
BOX 407 LANDLORD, FL 33002
TELEPHONE (813) 888-1188



STORE No. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL

STATE OF FLORIDA

ARCHITECT

ANDRE ECHAVEZ

1895154

08/17/18

NOT VALID FOR CONSTRUCTION

UNLESS SIGNED IN THIS BOX

1895154

08/17/18

NOT VALID FOR CONSTRUCTION

UNLESS SIGNED IN THIS BOX

1895154

08/17/18

NOT VALID FOR CONSTRUCTION

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1895154

08/17/18



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FBPE COA No.: 24

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BOX 407 LANDLAKES, FL 33002
TELEPHONE (317) 888-1188



STORE NO. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL

STATE OF FLORIDA

ALEXANDRO E. CHEVARRIA

NO. 1216254

8/7/18

ARCHITECT

NOT VALID FOR CONSTRUCTION

UNLESS SHOWN OTHERWISE

SHEET INFORMATION:

JOB NO.: 100056880

DESIGNED/DRAWN BY: A.E./A.E.

CHECKED BY: A.E.

QC REVIEW: K.B.

ORIGINAL DATE: 08/13/18

SHEET TITLE:

PROJECT

ILLUSTRATIONS

SHEET NUMBER:

A03.01B

SHEET: 2 OF 11



ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33126
TEL: 305.592.7275

COA No.: AA000723
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STORE No. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL:

ALEXANDER E. HERR
FLORIDA ARCHITECT
LIC. #AR95254

NOT VALID FOR CONSTRUCTION
UNLESS SIGNED IN THE BOX

8/17/18

SHEET INFORMATION

JOB NO.: 100056880

DESIGNED/DRAWN BY: A.E./A.E.

CHECKED BY: A.E.

QC REVIEW: K.B.

ORIGINAL DATE: 08/13/18

SHEET TITLE:

PROJECT
ILLUSTRATIONS

SHEET NUMBER:

A03.01C

SHEET: 3 OF 11



ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33126
TEL: 305.592.7275

COA No.: AA000723
FBPE COA No.: 24

CLIENT / PROJECT NAME:
Publix super markets, inc.
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TELEPHONE (813) 688-1788



STORE NO. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

MODEL:

47.2

PROFESSIONAL SEAL

STATE OF FLORIDA

ALEJANDRO ECHEVERRIA

ARCHITECT

NO. 1895254

8/7/18

NOT VALID FOR CONSTRUCTION

USE ONLY FOR THIS PROJECT

SHEET INFORMATION:

JOB NO.: 100056680

DESIGNED/DRAWN BY: A.E./A.E.

CHECKED BY: A.E.

QC REVIEW: K.B.

ORIGINAL DATE: 08/13/18

SHEET TITLE:

PROJECT
ILLUSTRATIONS

SHEET NUMBER:

A03.01D

SHEET: 4

OF 11



ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33126
TEL: 305.692.7275

COA No.: AA000723
FBPE COA No.: 24

CLIENT / PROJECT NAME:
Publix super markets, inc.

CORPORATE OFFICES, ARCHITECTURE DEPT.
BOX 407, LANDLAKES, FL 33002
TELEPHONE (941) 688-1188



STORE NO. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

MODEL:

47.2

PROFESSIONAL SEAL

ALEXANDRO ECHAVEZ
A.E. # 0005255

AR 95254
8/17/18

NO PARTS FOR CONSTRUCTION
UNLESS SO INDICATED

SHEET INFORMATION

JOB NO.: 100056680

DESIGNED/DRAWN BY: A.E./A.E.

CHECKED BY: A.E.

QC REVIEW: K.B.

ORIGINAL DATE: 08/13/18

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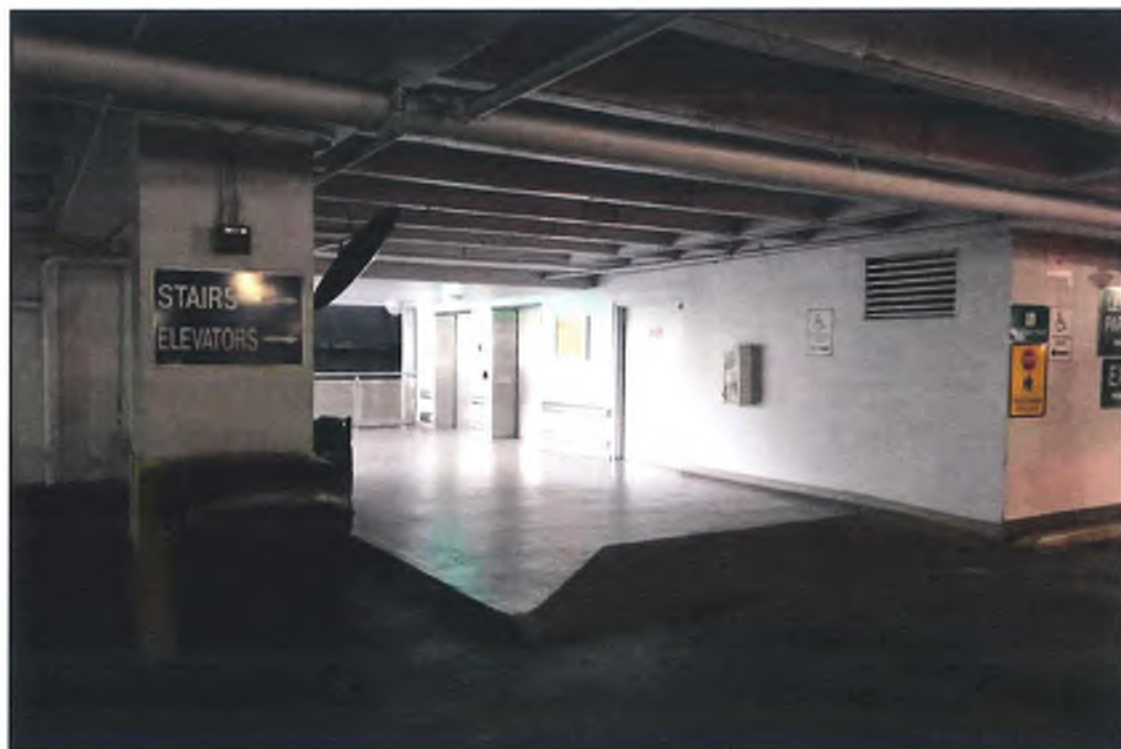
PROJECT
ILLUSTRATIONS

SHEET NUMBER:

A03.01E

SHEET: 5

OF 11



ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33126
TEL: 305.592.7275

COA No.: AA000723
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TELEPHONE (817) 989-1188



STORE NO. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL

A.E. OF RECORD:

ALEJANDRO ECHEVERRY

US # AR05234

8/17/18

AR05234

8/17/18

AR05234

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AR05234

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AR05234

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AR05234

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AR05234

8/17/18

AR05234

8/17/18

AR05234

8/17/18

SHEET INFORMATION:

JOB NO.: 100056880

DESIGNED/DRAWN BY: A.E./A.E.

CHECKED BY: A.E.

QC REVIEW: K.B.

ORIGINAL DATE: 08/13/18

SHEET TITLE:

PROJECT
ILLUSTRATIONS

SHEET NUMBER:

A03.01F

SHEET: 6

OF 11



ATKINS

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TELEPHONE: (813) 688-1188



STORE NO. 0621
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1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL

ALEXANDRO ECHENERRY

A/E/C # 18005254

ARCHITECT

8/13/18

NOT VALID FOR CONSTRUCTION

REPRODUCED IN THIS BOOK

SHEET INFORMATION:

JOB NO.: 100056680

DESIGNED/DRAWN BY: A.E./A.E.

CHECKED BY: A.E.

QC REVIEW: K.B.

ORIGINAL DATE: 08/13/18

SHEET TITLE:

PROJECT
ILLUSTRATIONS

SHEET NUMBER:

A03.01G

SHEET: 7 OF 11



ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33126
TEL: 305.592.7275

COA No.: AA000723
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TELEPHONE (813) 688-1188



STORE No. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL

STATE OF FLORIDA

ALEJANDRO ECHEVERRY

ARCHITECT

NO. 100056880

08/13/18

NOT FOR CONSTRUCTION

ORANGE COUNTY, FLORIDA

08/13/18

08/13/18

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08/13/18

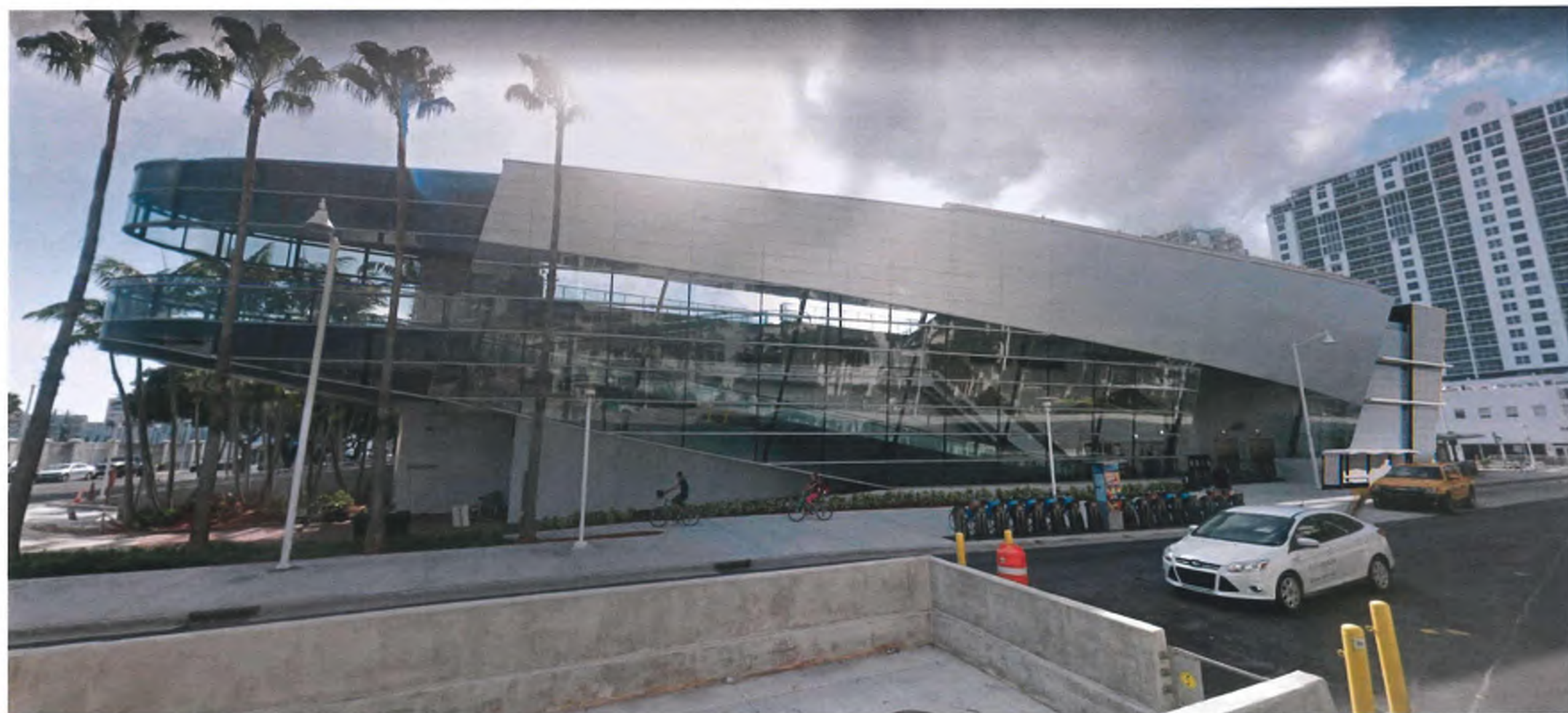
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ILLUSTRATIONS

SHEET NUMBER:

A03.01H

SHEET: 8

OF 11



ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33126
TEL: 305.592.7275

COA No.: AA000723
FBPE COA No.: 24

Publix super markets, inc.
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BOX 407 LAKELAND, FL 33802
TELEPHONE (813) 668-1188



STORE No. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL

STATE OF FLORIDA
ALEJANDRO ECHEVERRY
AIA 0005254



SHEET INFORMATION:

JOB NO.: 100058680

DESIGNED DRAWN BY: A.E./A.E.

CHECKED BY: A.E.

QC REVIEW: K.B.

ORIGINAL DATE: 08/13/18

SHEET TITLE:

PROJECT
ILLUSTRATIONS

SHEET NUMBER:

A03.01J

SHEET: 9 OF 14



ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33126
TEL: 305.592.7275

COA No.: AA000723
FBPE COA No.: 24

CLIENT / PROJECT NAME:
Publix super markets, inc.
CORPORATE OFFICES, ARCHITECTURE DEPT.
BOX 407, LANDLAKES, FL 33002
TELEPHONE (941) 688-1188



STORE NO. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

MODEL:

47.2

PROFESSIONAL SEAL

A/E/C RECORD
ANDREAS SCHEFFER
A/E/C 005254



SHEET INFORMATION

JOB NO.: 100056680

DESIGNED/DRAWN BY: A.E./A.E.

CHECKED BY: A.E.

QC REVIEW: K.B.

ORIGINAL DATE: 08/13/18

SHEET TITLE:

PROJECT
ILLUSTRATIONS

SHEET NUMBER:

A03.01K

SHEET: 10 OF 11



ATKINS

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STORE NO. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL

OF RECORD

ALEJANDRO ECHEVERRY

LIC. # 28-0095254

ARCHITECT

AR 9254

8/17/18

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UNLESS INDICATED IN THIS BOX

SHEET INFORMATION:

JOB NO.: 100056680

DESIGNED/DRAWN BY: A.E./A.E.

CHECKED BY: A.E.

QC REVIEW: K.B.

ORIGINAL DATE: 08/13/18

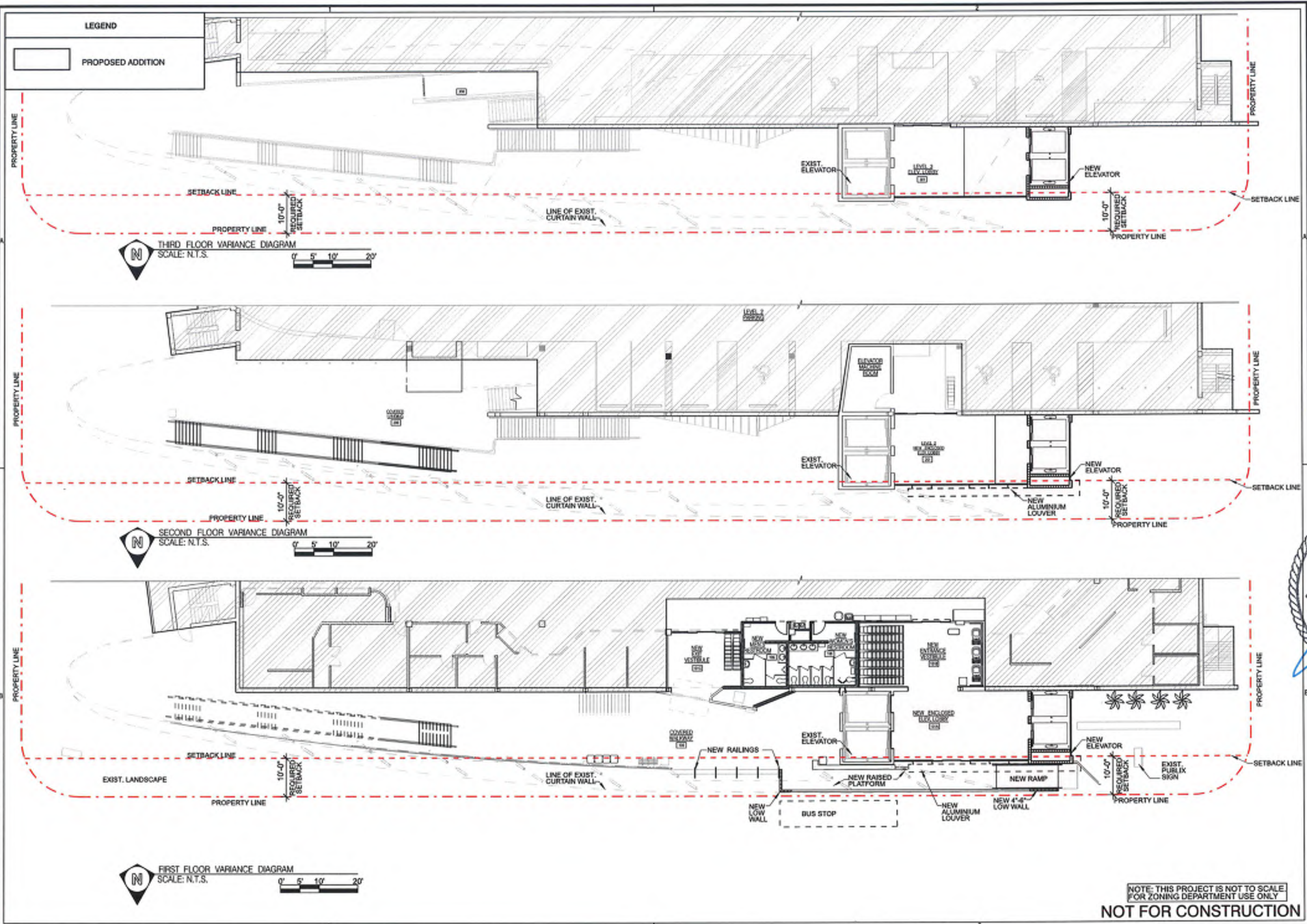
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PROJECT
ILLUSTRATIONS

SHEET NUMBER:

A03.01L

SHEET: 11 OF 11



ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33126
TEL: 305.592.7275

COA No.: AA000723
FBPE COA No.: 24

Publix super markets, inc.
CORPORATE OFFICES ARCHITECTURE DEPT.
BOX 407, LAKELAND, FL 33852
TELEPHONE (813) 688-1183

STORE No. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL:

STATE OF FLORIDA
ALEXANDRO ECHAVEZ
P.E. #14005554
ARCHITECT

SHEET INFORMATION:

JOB NO.: 100056680
DESIGNED/DRAWN BY: A.E./M.J.P.
CHECKED BY: A.E.
QC REVIEW: K.B.
ORIGINAL DATE: 08/03/18
SHEET TITLE:

VARIANCE DIAGRAM

SHEET NUMBER:

V01.01

SHEET: 1 OF 2

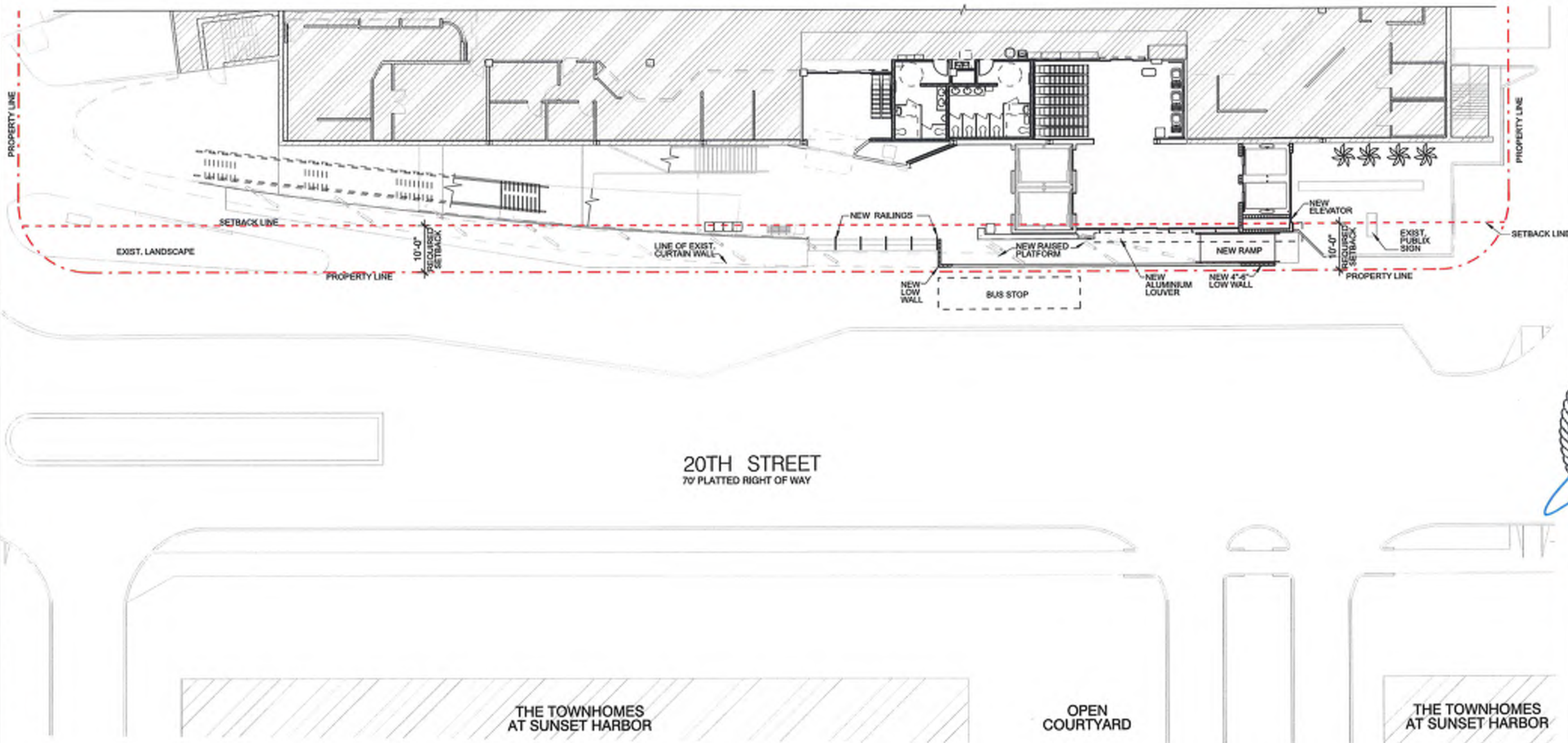
NOTE: THIS PROJECT IS NOT TO SCALE
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NOT FOR CONSTRUCTION

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LEGEND

PROPOSED ADDITION



20TH STREET
70' PLATTED RIGHT OF WAY

THE TOWNHOMES
AT SUNSET HARBOR

OPEN
COURTYARD

THE TOWNHOMES
AT SUNSET HARBOR



FIRST FLOOR - VARIANCE DIAGRAM
SCALE: N.T.S.



NOTE: THIS PROJECT IS NOT TO SCALE
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NOT FOR CONSTRUCTION

ATKINS

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COA No.: AA000723
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TELEPHONE (941) 688-1138



STORE No. 0621
PUBLIX ON THE BAY
1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL

W. E. OF RECORD

ANDRÉS ECHAVERRY

D.C. # 000095254

18/7/18

REGISTERED ARCHITECT

FLORIDA

000095254

18/7/18

REGISTERED ARCHITECT

FLORIDA

000095254

18/7/18

REGISTERED ARCHITECT

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REGISTERED ARCHITECT

FLORIDA

000095254

18/7/18

REGISTERED ARCHITECT

FLORIDA

000095254

SHEET INFORMATION:

JOB NO.: 100056680

DESIGNED/DRAWN BY: A.E./M.J.P.

CHECKED BY: A.E.

QC REVIEW: K.B.

ORIGINAL DATE: 08/03/18

SHEET TITLE:

VARIANCE DIAGRAM

SHEET NUMBER:

V01.02

SHEET: 2 OF 2

ATKINS

800 WATERFORD WAY SUITE
700 MIAMI, FLORIDA 33126
TEL: 305.582.7275

COA No.: AA000723
FBPE COA No.: 24

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CORPORATE OFFICES, ARCHITECTURE DEPT.
BOX 407, LAKELAND, FL 33852
TELEPHONE (941) 688-1188

STORE No. 0621

1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROJECT NO. 2017-00055580



SHEET INFORMATION:

JOB NO.: 100058680

DESIGNED/DRAWN BY: J.K.

CHECKED BY: H.B.

QC REVIEW: H.B.

ORIGINAL DATE: 08/03/18

SHEET TITLE:

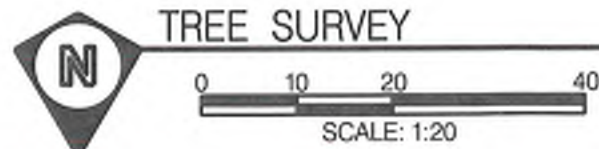
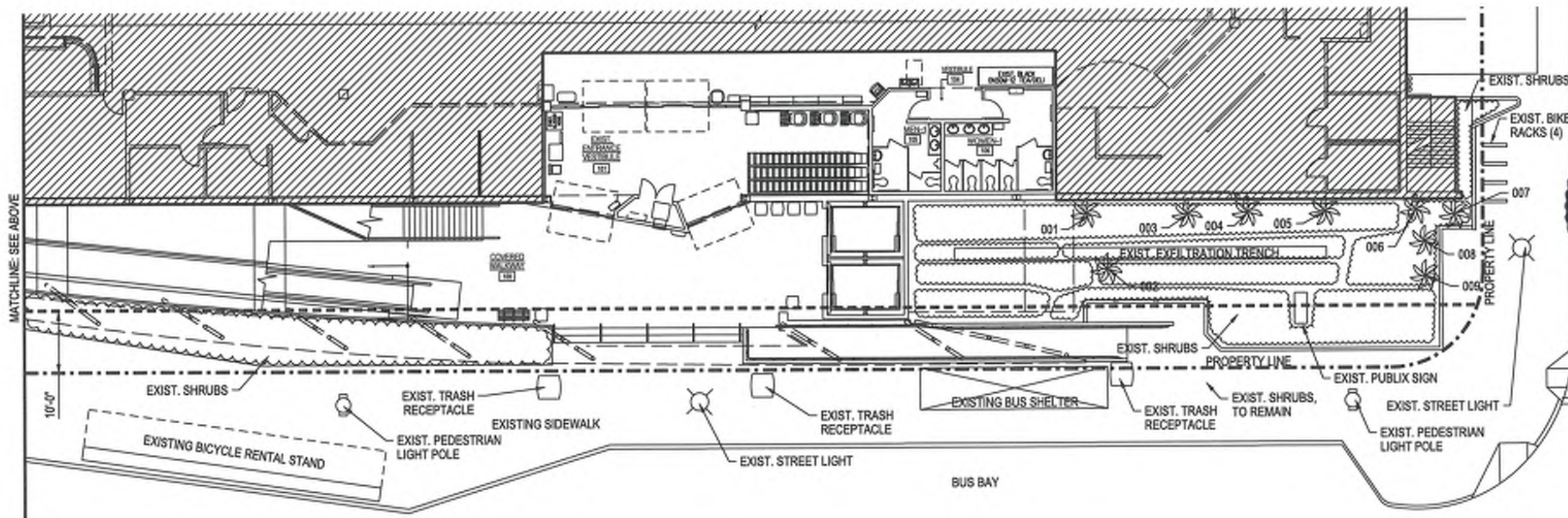
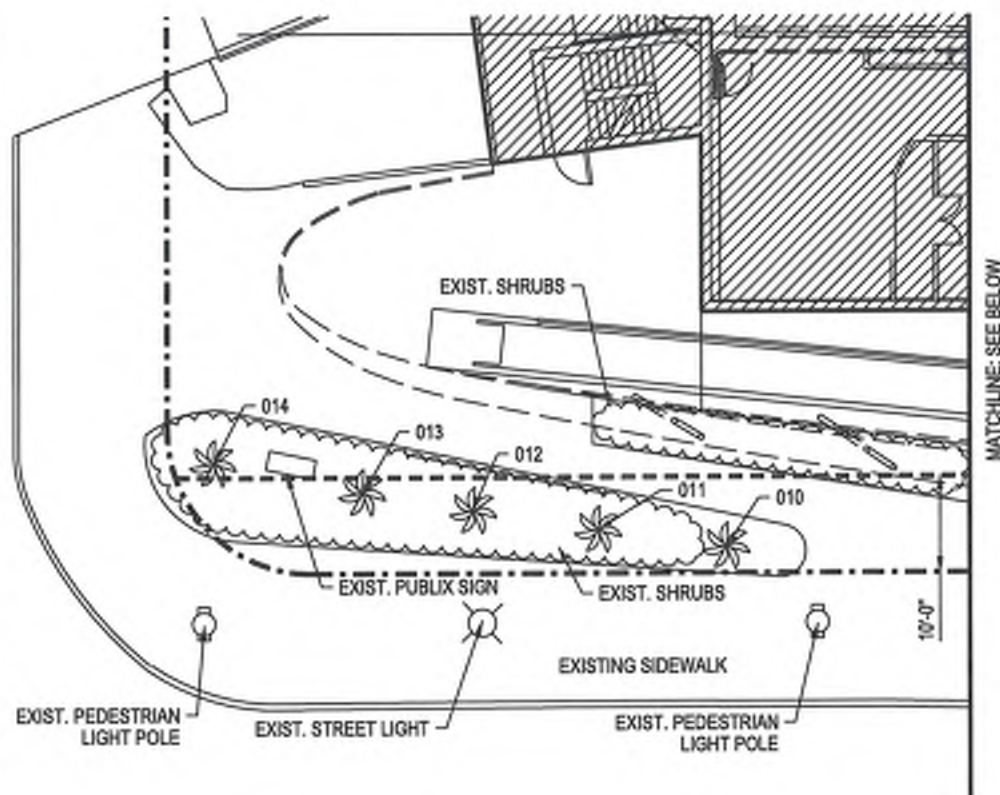
TREE
SURVEY

SHEET NUMBER:

LD01.01

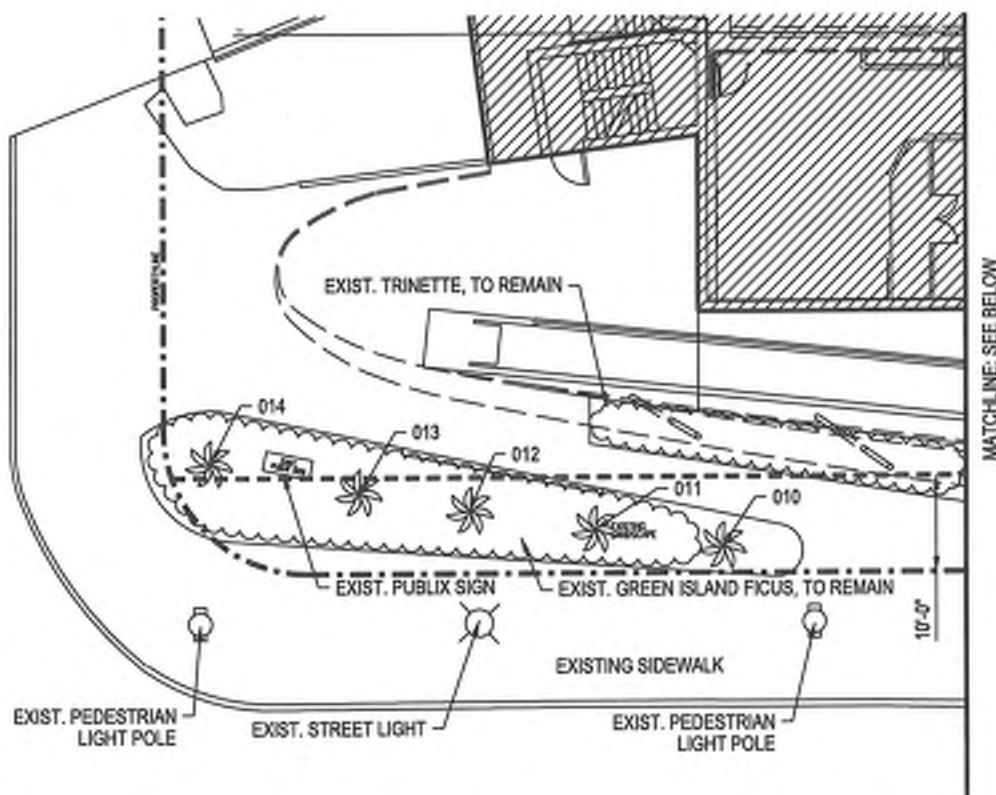
SHEET: X OF 5

EXISTING TREE LIST						
TREE #	BOTANICAL NAME	COMMON NAME	DBH (IN.)	HEIGHT (FT.)	SPREAD (FT.)	NOTES
001	PTYCHOSPERMA ELEGANS	SOLITAIRE PALM	4	18 GW	5	001
002	VEITCHIA MONTGOMERYANA	MONTGOMERY PALM	7	5 GW	7	001
003	DYPHIS CABADAE	CABADA PALM	13	26 OA	8	3 TRUNK CLUMP, 5" AVG.
004	DYPHIS CABADAE	CABADA PALM	28	26 OA	12	6 TRUNK CLUMP, 5" AVG.
005	PTYCHOSPERMA ELEGANS	SOLITAIRE PALM	4	14 GW	12	DOUBLE TRUNK
006	ROYSTONIA REGIA	ROYAL PALM	22	3 GW	14	TOO CLOSE TO BUILDING
007	THRINAX RADIATA	FLORIDA THATCH PALM	8	5 OA	4	
008	THRINAX RADIATA	FLORIDA THATCH PALM	8	5 OA	4	
009	THRINAX RADIATA	FLORIDA THATCH PALM	8	5 OA	4	
010	WASHINGTONIA ROBUSTA	WASHINGTON PALM	15	45	13	
011	WASHINGTONIA ROBUSTA	WASHINGTON PALM	15	45	13	
012	WASHINGTONIA ROBUSTA	WASHINGTON PALM	15	45	13	
013	WASHINGTONIA ROBUSTA	WASHINGTON PALM	15	45	13	
014	WASHINGTONIA ROBUSTA	WASHINGTON PALM	15	45	13	

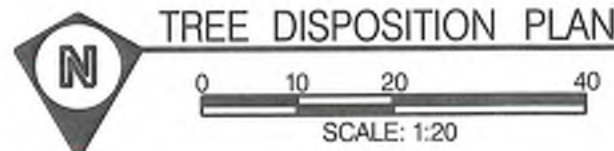
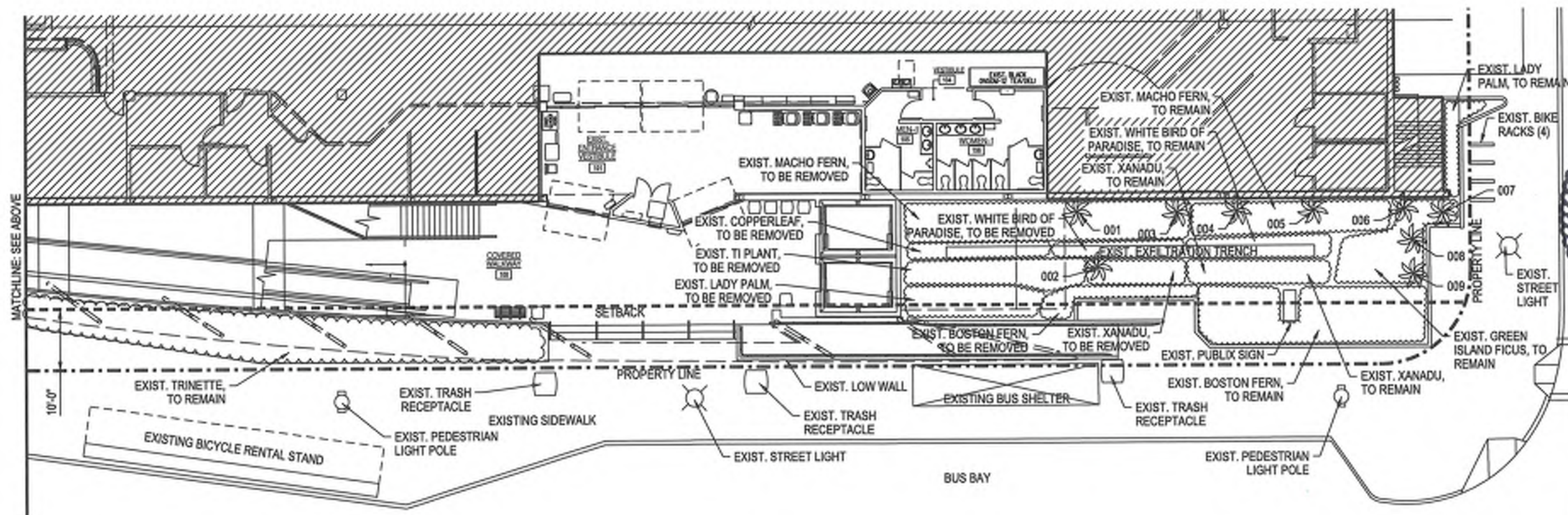


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EXISTING TREE DISPOSITION LIST							
TREE #	BOTANICAL NAME	COMMON NAME	DBH (IN.)	HEIGHT (FT.)	SPREAD (FT.)	NOTES	DISPOSITION
001	PTYCHOSPERMA ELEGANS	SOLITAIRE PALM	4	18 GW	5	001	RELOCATE
002	VEITCHIA MONTGOMERYANA	MONTGOMERY PALM	7	5 GW	7	001	RELOCATE
003	DYPsis CABADAE	CABADA PALM	13	26 QA	8	3 TRUNK CLUMP, 5' AVG.	RELOCATE
004	DYPsis CABADAE	CABADA PALM	28	26 QA	12	6 TRUNK CLUMP, 5' AVG.	REMAIN
005	PTYCHOSPERMA ELEGANS	SOLITAIRE PALM	4	14 GW	12	DOUBLE TRUNK	REMAIN
006	ROYSTONEA REGIA	ROYAL PALM	22	3 GW	14	TOO CLOSE TO BUILDING	REMAIN
007	THRINAX RADIATA	FLORIDA THATCH PALM	8	5 QA	4		REMAIN
008	THRINAX RADIATA	FLORIDA THATCH PALM	8	5 QA	4		REMAIN
009	THRINAX RADIATA	FLORIDA THATCH PALM	8	5 QA	4		REMAIN
010	WASHINGTONIA ROBUSTA	WASHINGTON PALM	15	45	13		REMAIN
011	WASHINGTONIA ROBUSTA	WASHINGTON PALM	15	45	13		REMAIN
012	WASHINGTONIA ROBUSTA	WASHINGTON PALM	15	45	13		REMAIN
013	WASHINGTONIA ROBUSTA	WASHINGTON PALM	15	45	13		REMAIN
014	WASHINGTONIA ROBUSTA	WASHINGTON PALM	15	45	13		REMAIN



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BOX 407 LAKELAND, FL 33802
TELEPHONE: (941) 688-1188

STORE No. 0621

1920 WEST AVE.
MIAMI BEACH, FL 33139-1434

CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL:



SHEET: 002.01

JOB NO.: 100058880

DESIGNED/DRAWN BY: J.K.

CHECKED BY: H.B.

QC REVIEW: H.B.

ORIGINAL DATE: 08/03/18

SHEET TITLE:

**TREE
DISPOSITION PLAN**

SHEET NUMBER:

LD02.01

SHEET: X OF 5

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CLIENT / PROJECT NAME:

MODEL:

47.2

PROJECT NO. 100056680



SHEET INFORMATION:

JOB NO.: 100056680
DESIGNED/DRAWN BY: J.K.
CHECKED BY: H.B.
QC REVIEW: H.B.

ORIGINAL DATE: 08/03/18

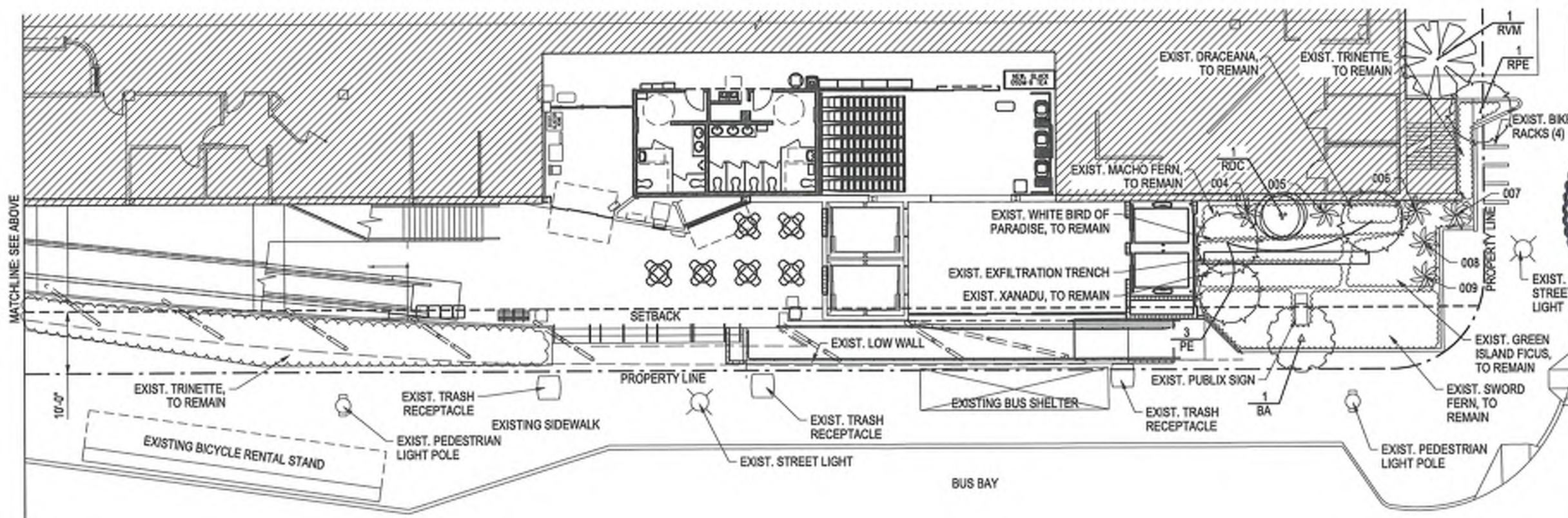
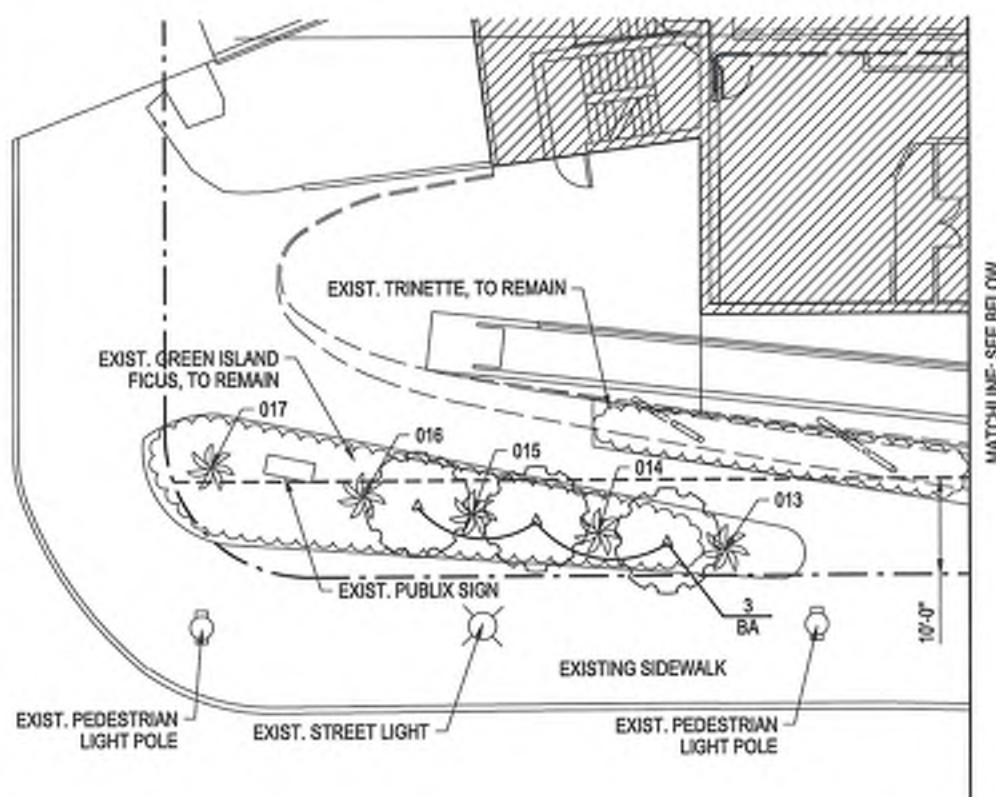
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LANDSCAPE PLAN

SHEET NUMBER:

LD03.01

SHEET: X OF 5



LANDSCAPE PLAN

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SCALE: 1:20

NOTE: THIS PROJECT IS NOT TO SCALE
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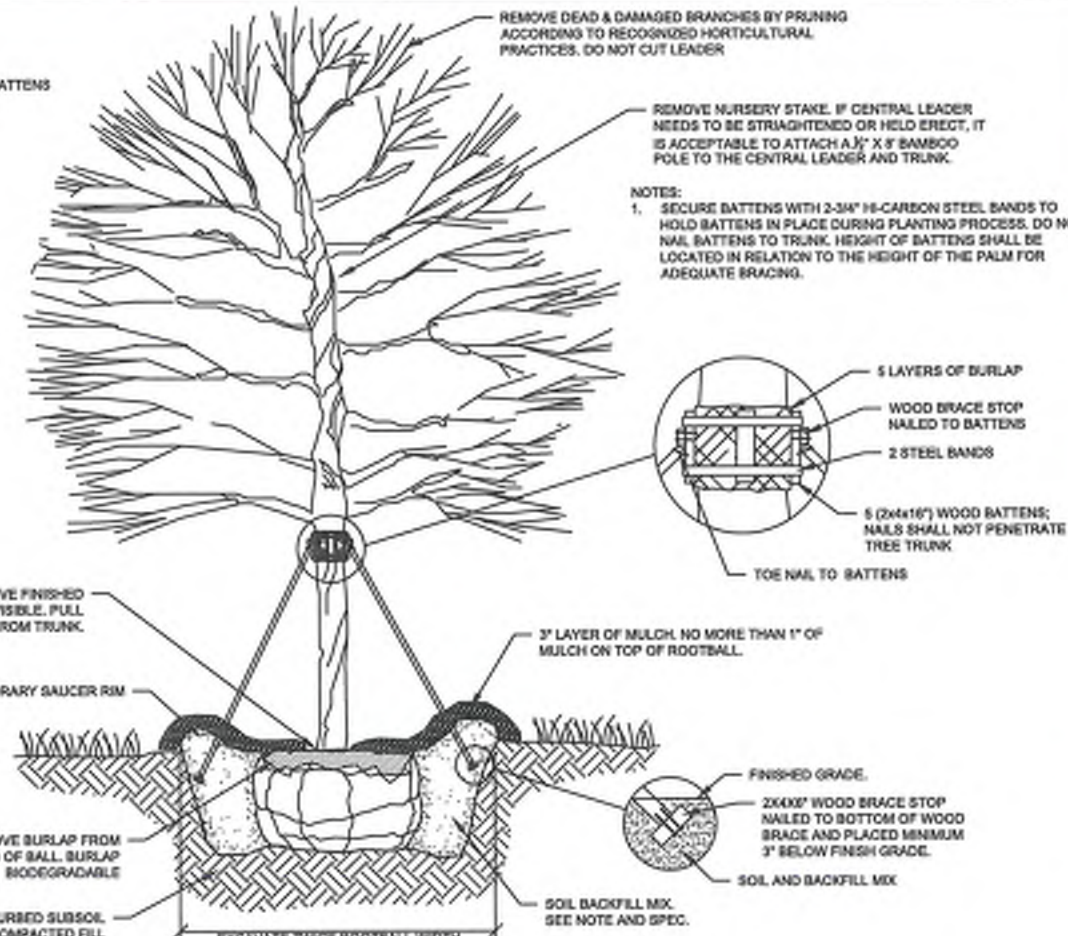
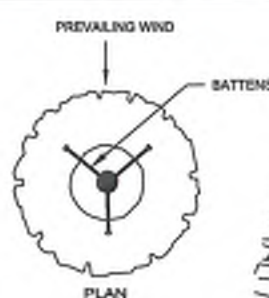
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PLANT SCHEDULE

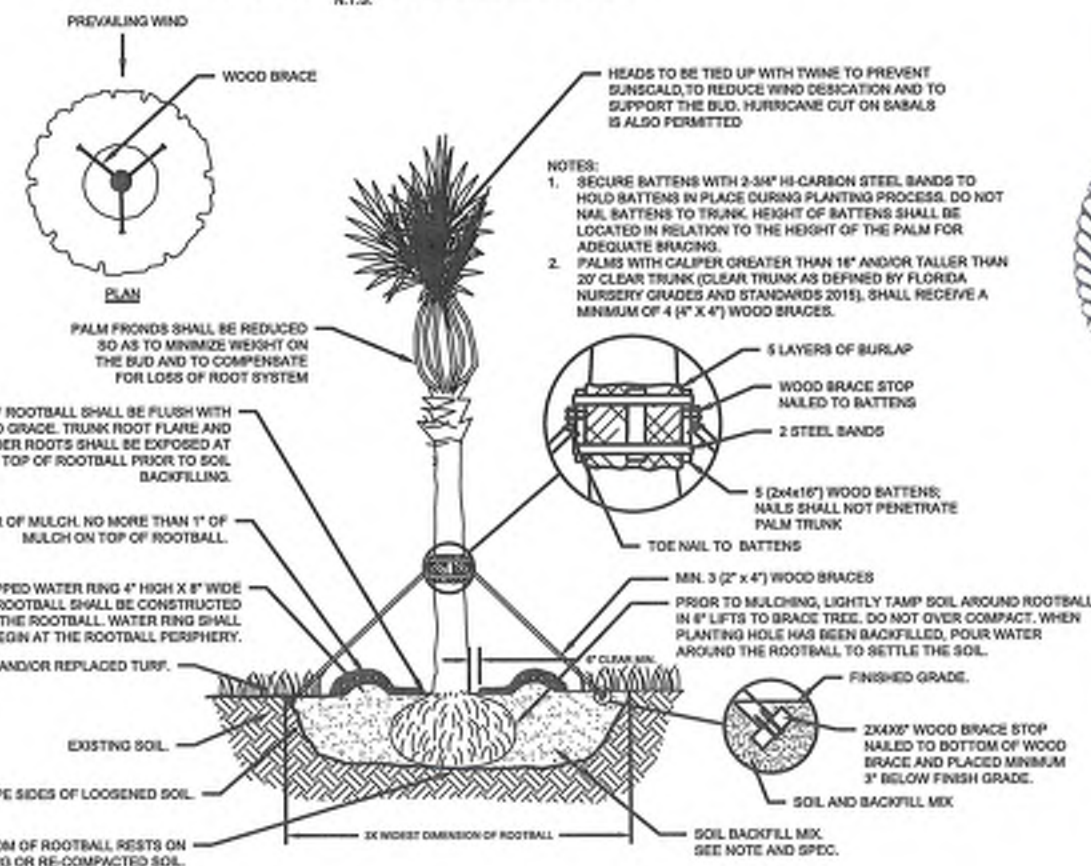
SYM	BOTANICAL NAME	COMMON NAME	INSTALLED SIZE	REMARKS	UNIT	TOTAL
RDC	RELOCATED DYPHIS CARADAE	RELOCATED CARADAE PALM	28' O.A.	RELOCATE	EA	1
RPH	RELOCATED PTYCHOSPERMA ELEGANS	RELOCATED SOLITAIRE PALM	24' O.A.	RELOCATE	EA	1
RVM	RELOCATED VITICOLA MONTGOMERYANA	RELOCATED MONTGOMERY PALM	12' O.A.	RELOCATE	EA	1
PE	PTYCHOSPERMA ELEGANS	SOLITAIRE PALM	18' O.A.		EA	3
BA	BULNESIA ARBOREA	VERAWOOD	12' H.T. X 6" 8" PH.	2" CAL.	EA	2

LANDSCAPE NOTES

- ALL PLANTING TO CONFORM TO ALL APPLICABLE LAWS OF THE CITY OF MIAMI BEACH.
- THE CONTRACTOR SHALL VERIFY SITE CONDITIONS BEFORE BIDDING. INSTALLATIONS MAY REQUIRE ADDITIONAL EQUIPMENT FOR SPECIFIC SITE CONDITIONS.
- ABOVE AND BELOW GRADE UTILITY LOCATIONS SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO COMMENCING WORK. IF UTILITY CONFLICTS BECOME EVIDENT, THE CONTRACTOR SHALL CONTACT THE PROJECT ENGINEER FOR ANY NECESSARY ADJUSTMENTS. WHEN WORKING IN AREAS WHERE UTILITIES ARE KNOWN TO EXIST, UTILITY LOCATIONS MAY NEED TO BE STAKED BY A SURVEYOR OR UTILITY COMPANY. THE CONTRACTOR HAS THE OPTION TO CALL "SUNSHINE ONE CALL" AT 811 TO SCHEDULE LOCATION OF UTILITIES THAT SUBSCRIBE TO THEIR SERVICE.
- THE CONTRACTOR SHALL NOT STAGE OR OPERATE EQUIPMENT WITHIN THE DRIPLINE OF TREES.
- THE CONTRACTOR SHALL REMOVE ALL LIMESTONE, LOOSELY COMPACTED SUBGRADE, AND BACKFILL WITH A 50/50 MIX OF 100 PERCENT DECOMPOSED COMPOST AND EXISTING SOIL. IN ALL PLANTING AREAS ADJACENT TO ROADWAYS AND DRIVES BEFORE INSTALLING ANY PLANT MATERIAL.
- ALL INSTALLED LANDSCAPE MATERIAL SHALL MEET THE GRADE REQUIREMENTS OF "FLORIDA No. 1", AS DEFINED BY THE LATEST EDITION OF "FLORIDA GRADES AND STANDARDS FOR NURSERY PLANTS".
- A FNGLA CERTIFIED LANDSCAPE CONTRACTOR SHALL DIRECT ALL LANDSCAPE OPERATIONS.
- IT WILL BE THE SOLE RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR TO INSURE THAT ALL NEW PLANTING RECEIVE ADEQUATE WATER DURING INSTALLATION AND THROUGHOUT THE PLANT WARRANTY PERIODS. DEEP WATERING OF ALL NEW PLANTS AND ANY SUPPLEMENTARY WATERING THAT MAY BE REQUIRED TO AUGMENT NATURAL RAINFALL OR SITE IRRIGATION IS MANDATORY TO INSURE PROPER PLANT DEVELOPMENT AND SHALL BE PROVIDED AS PART OF THIS CONTRACT. THE LANDSCAPE CONTRACTOR SHALL COORDINATE HIS WORK WITH ALL OTHER TRADES ON THIS PROJECT. MAINTAIN SOIL MOISTURE AT FIELD CAPACITY.
- APPLY AN 8-2-12+4 MG FERTILIZER, PLUS WATER SOLUBLE MICRONUTRIENTS, 100 PERCENT OF THE (N) NITROGEN, (K) POTASSIUM, (MG) MAGNESIUM AND (S) BORON MUST BE IN CONTROLLED RELEASE FORM. APPLY AT A RATE OF 1.5 POUNDS OF ACTUAL FERTILIZER (NOT N) PER 100 SQUARE FEET FROM A CALIBRATED SPREADER. APPLY FERTILIZER AS NECESSARY TO MAINTAIN INSTALLED PLANT MATERIAL IN A THRIVING CONDITION.
- THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR HOLDING THE FINE GRADING OF PLANTING AREAS TO INSURE AT LEAST 3% POSITIVE DRAINAGE AWAY FROM BUILDINGS, STRUCTURES AND HARDSCAPES; AND INTO TURF AREAS, PONDS, STREETS OR OTHER DRAINAGE WAYS. PLANTING BEDS SHALL MEET SIDEWALKS AND FLATWORK AT 2" BELOW THE FLATWORK.
- MAINTAIN A 3" MULCH COVER IN ALL LANDSCAPE AREAS THROUGHOUT THE ESTABLISHMENT PERIOD. MULCH SHALL NOT BE APPLIED WITHIN 6" OF ANY TREE OR PALM TRUNKS THAT ARE INSTALLED OR INCORPORATED INTO THE PROJECT.
- ALL EXISTING TREES ARE TO REMAIN UNLESS OTHERWISE DESIGNATED ON THE PLANS.
- ANY PLANT MATERIAL TO BE STOCKPILED FOR PERIODS GREATER THAN 24 HOURS SHALL BE PROTECTED AND MAINTAIN A GRADE OF "FLORIDA No. 1".
- IF REQUIRED, PRUNING OF EXISTING TREES AS FIELD DIRECTED BY OWNER'S REPRESENTATIVE SHALL BE CONDUCTED UNDER THE DIRECT SUPERVISION OF A CERTIFIED ARBORIST IN THE FIELD. PRUNING IS REQUIRED DURING INSTALLATION AND THROUGHOUT THE ESTABLISHMENT PERIOD FOR INSTALLED MATERIAL TO MAINTAIN "FLORIDA No. 1". A CERTIFIED ARBORIST SHALL DIRECT PRUNING OPERATIONS. FOLLOW ANSI A300 PART 1 PRUNING STANDARDS AND THESE PLANS.
- LANDSCAPE CONTRACTOR SHALL REPAIR, RELOCATE AND/OR REPLACE ANY DAMAGED OR REMOVED LANDSCAPE AFFECTED BY CONSTRUCTION AND NOT DELINEATED ON THE DEMOLITION PLANS. CONTRACTOR SHALL OBTAIN APPROVAL FROM OWNER'S REPRESENTATIVE, PRIOR TO ANY REMEDIATION LANDSCAPE EFFORTS.
- DIMENSIONS SHOWN ON THE PLANS SHALL SUPERSEDE SCALED DIMENSIONS. IF NECESSARY THE CONTRACTOR SHALL REQUEST IN WRITING A CLARIFICATION OF DIMENSIONS FROM THE PROJECT ENGINEER.
- CONTRACTOR SHALL NOTIFY THE PROJECT ENGINEER OF ANY QUANTITY DISCREPANCIES BETWEEN SCHEDULE AND PLAN PRIOR TO CONSTRUCTION.
- PLANT MATERIAL SHALL MEET OR EXCEED ALL SPECIFICATIONS REGARDING SIZING. IT MAY BE NECESSARY TO EXCEED SOME OF THE SPECIFICATIONS TO MEET THE MINIMUM REQUIREMENTS OF OTHERS.
- PLANT MATERIAL SHALL HAVE A ONE YEAR WARRANTY PERIOD, WHICH SHALL COMMENCE AT THE TIME OF PROJECT COMPLETION.
- A FINAL ONSITE INSPECTION SHALL BE REQUIRED WITH URBAN FORESTRY DIVISION STAFF PRIOR TO ANY OFFICIAL ACCEPTANCE OF R.O.W. PLANT MATERIAL. IN ORDER TO VERIFY PROPER PLANTING DEPTH, SPACING AND QUALITY OF THE MATERIAL. FAILURE TO CONDUCT THE INSPECTION COULD RESULT IN REJECTION OF THE PLANT MATERIAL.



TYPICAL CANOPY TREE PLANTING



TYPICAL SINGLE TRUNK PALM PLANTING

NOT FOR CONSTRUCTION

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CLIENT / PROJECT NAME:

MODEL:

47.2

PROFESSIONAL SEAL:



SHEET INFORMATION:

JOB NO.: 100058880
DESIGNED/DRAWN BY: J.K.
CHECKED BY: H.B.
QC REVIEW: H.B.

ORIGINAL DATE: 08/03/18

SHEET TITLE:

LANDSCAPE
SCHEDULE, NOTES,
AND DETAILS

SHEET NUMBER:

LD04.01

SHEET: 1 OF