



**SUNSET PARK | 1759 PURDY AVENUE | MIAMI BEACH, FLORIDA**  
SUNSET PARK FINAL PB CAP SUBMITTAL - AUGUST 24, 2018

**CLIENT / PROPERTY INFORMATION**

**PROPERTY ADDRESS**  
SUNSET PARK  
1759 PURDY AVENUE  
MIAMI BEACH, FL 33139

**EXISTING VEGETATION SUMMARY**

The existing vegetation located on the property is composed primarily of invasive alexander palms, small trees and palms. No specimen trees are proposed to be removed as part of this development project. Please see sheets L1.0 for additional information

**SCOPE OF WORK**

- New streetscape designs to be provided for multi-use Sunset Park building + condominiums along Bay Road and Purdy Avenue.
- Upper level gardens will be provided with raised planters.

**INDEX OF SHEETS**

L0.0	Landscape Cover Page + Sheet Index
L1.0	Existing Tree Survey + Disposition Plan
L1.1	Existing Vegetation Context Images
L2.0	Ground Level Landscape Plan
L2.1	Third Level Landscape Plan
L2.2	Fourth Level Landscape Plan
L2.3	Fifth Level Landscape Plan
L2.4	Roof Deck Landscape Plan
L2.5	Landscape Legend, Plant List, Landscape Notes + Details
L3.0	Plant Material Images: Trees + Palms
L3.1	Plant Material Images: Shrubs, Accents + Groundcovers

**SUNSET PARK**  
1759 PURDY AVENUE, MIAMI BEACH, FLORIDA

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08.24.2018

SHEET NO

**L0.0**













GREEN BUTTONWOOD TREES #22 + 23



ALEXANDER PALMS #10 - 14



WILD TAMARIND #16 + ARECA PALM CLUSTER #15



GUMBO LIMBO TREES IN MEDIAN ON PURDY AVENUE



GUMBO LIMBO TREES IN MEDIAN ON PURDY AVENUE



GREEN BUTTONWOOD TREE #7

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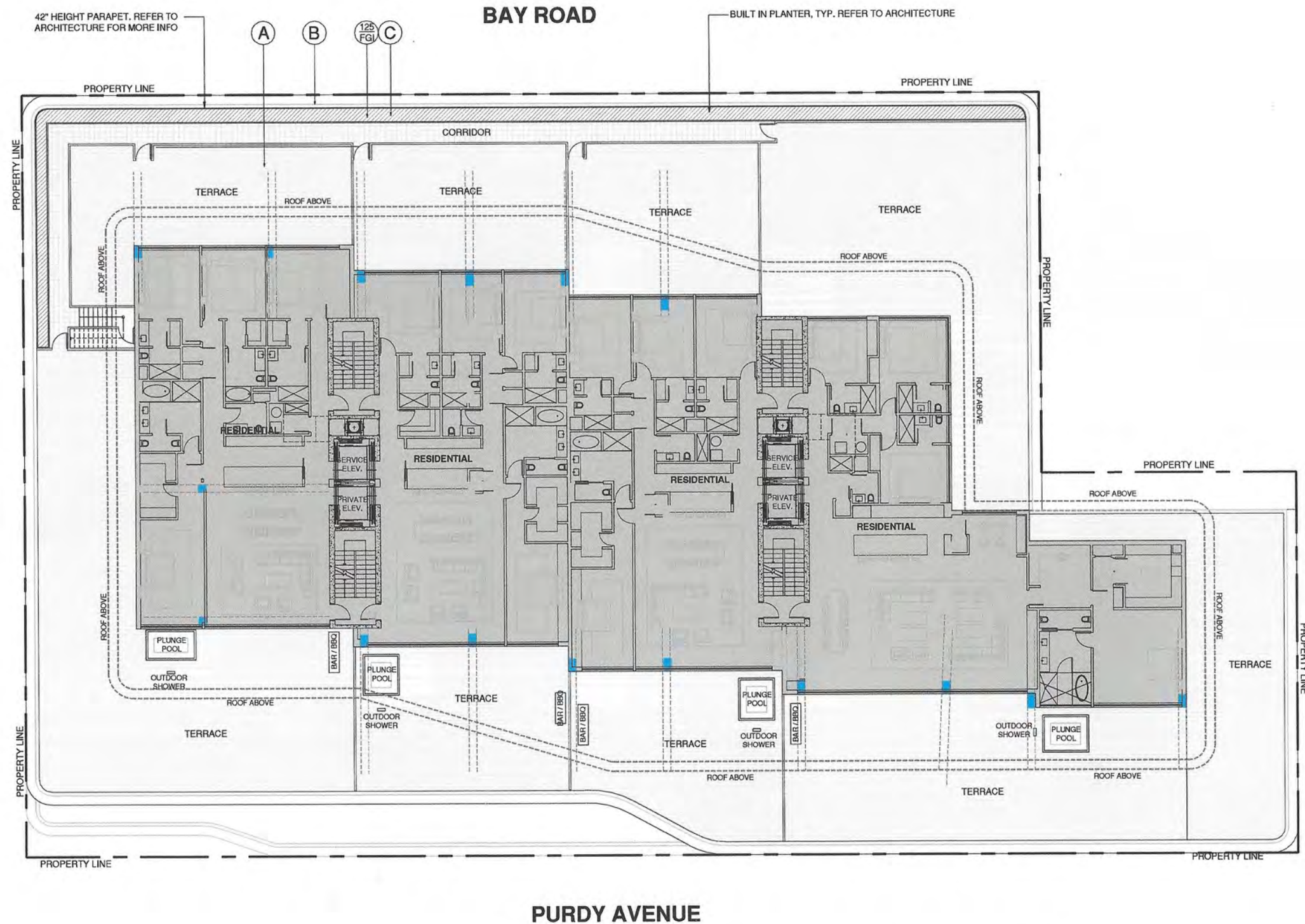
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08.24.2018

SHEET NO





- LANDSCAPE PLAN LEGEND**
- (A) MATERIAL TO BE SELECTED
  - (B) 42" HEIGHT PARAPET WALL, REFER TO ARCHITECTURE
  - (C) PLANTER - REFER TO ARCHITECTURE FOR MORE INFORMATION

**THIRD LEVEL LANDSCAPE PLAN**

3/32" = 1'-0"

0 10 20 30

N

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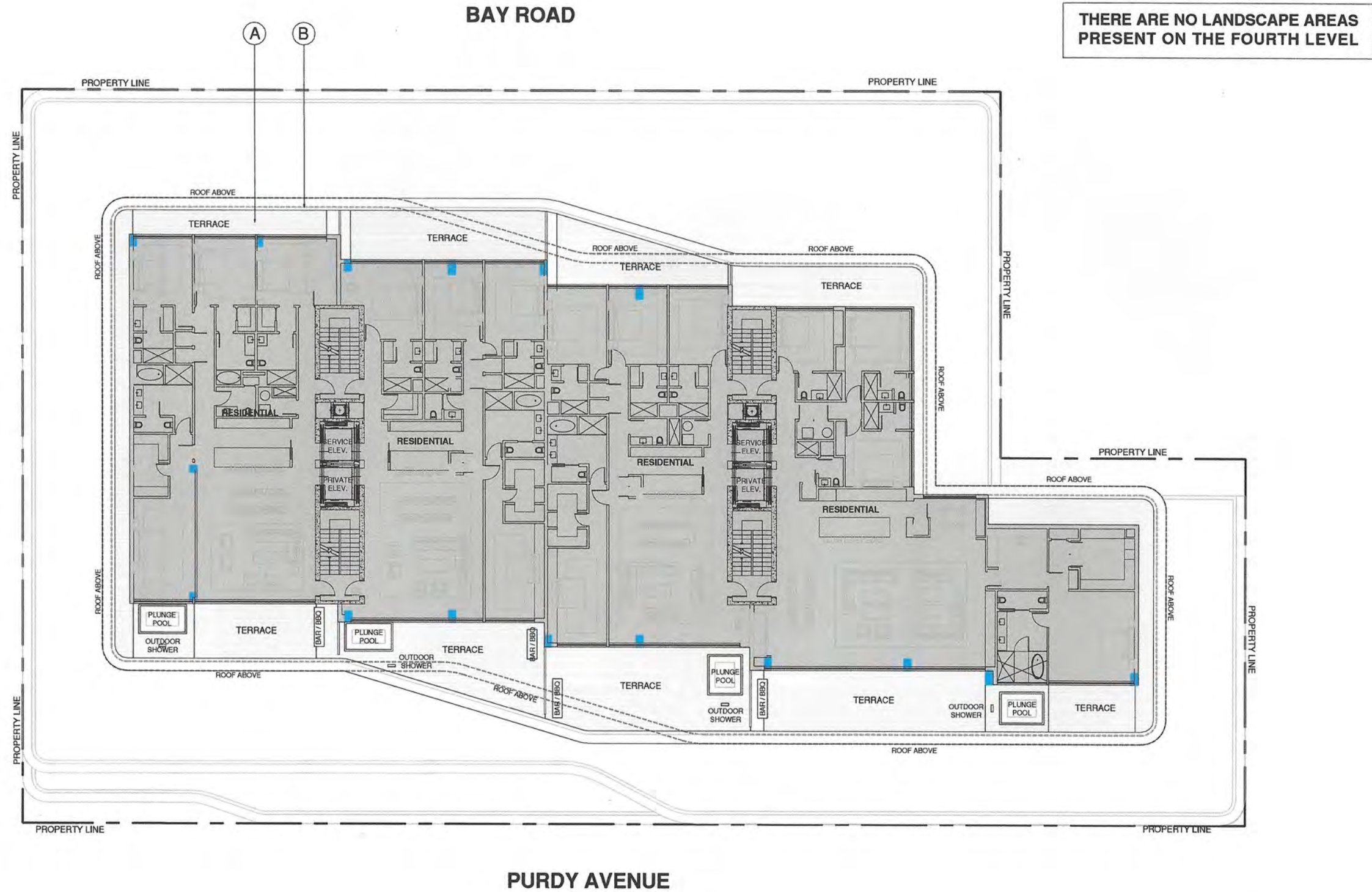
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**L2.1**





#### LANDSCAPE PLAN LEGEND

- A MATERIAL TO BE SELECTED
- B 42" HEIGHT PARAPET WALL, REFER TO ARCHITECTURE

#### FOURTH LEVEL LANDSCAPE PLAN



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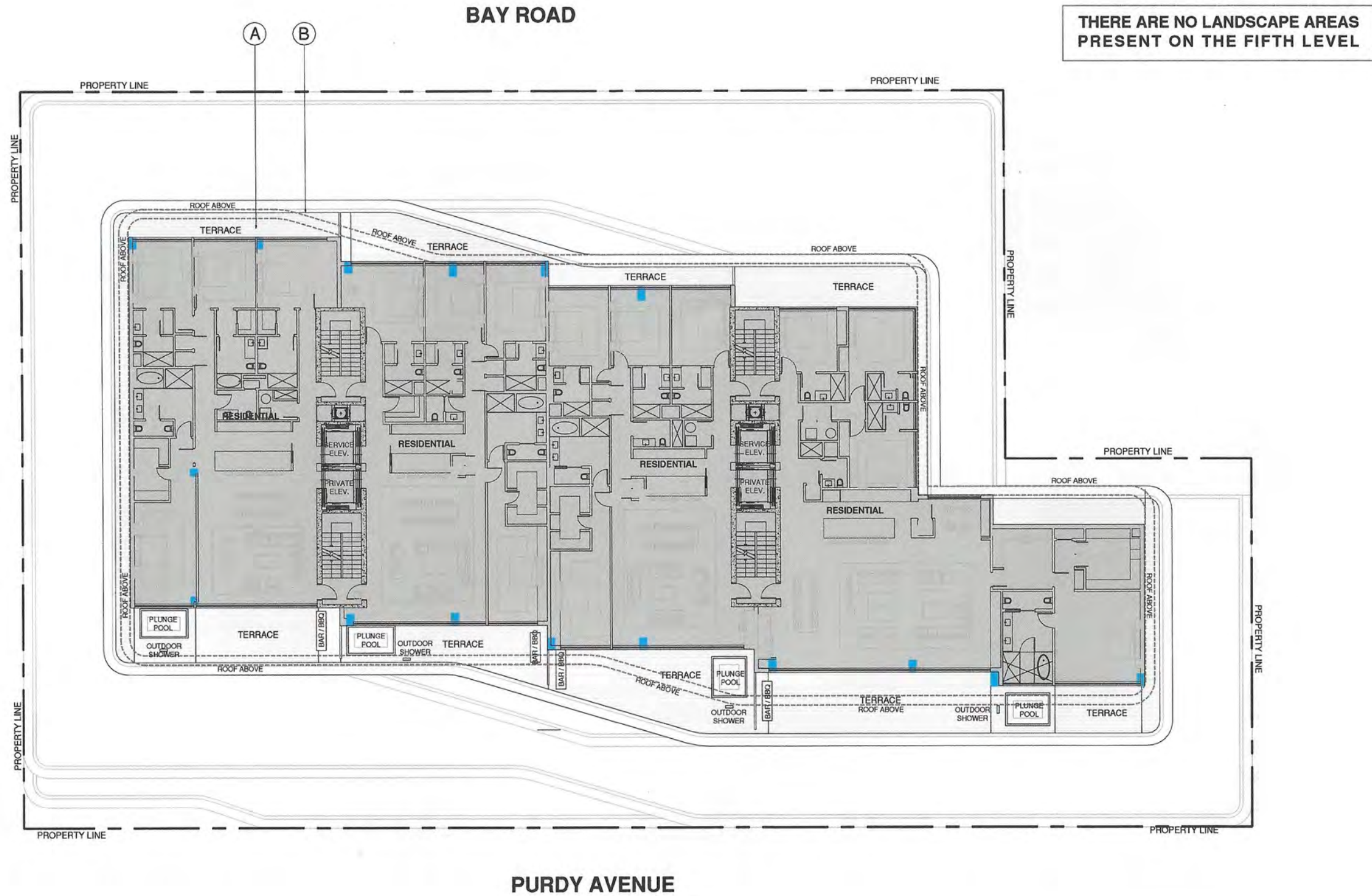
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**L2.2**





#### LANDSCAPE PLAN LEGEND

- A MATERIAL TO BE SELECTED
- B 42" HEIGHT PARAPET WALL, REFER TO ARCHITECTURE

FIFTH LEVEL LANDSCAPE PLAN  
 3/32" = 1'-0"  
 0 10' 20' 30'

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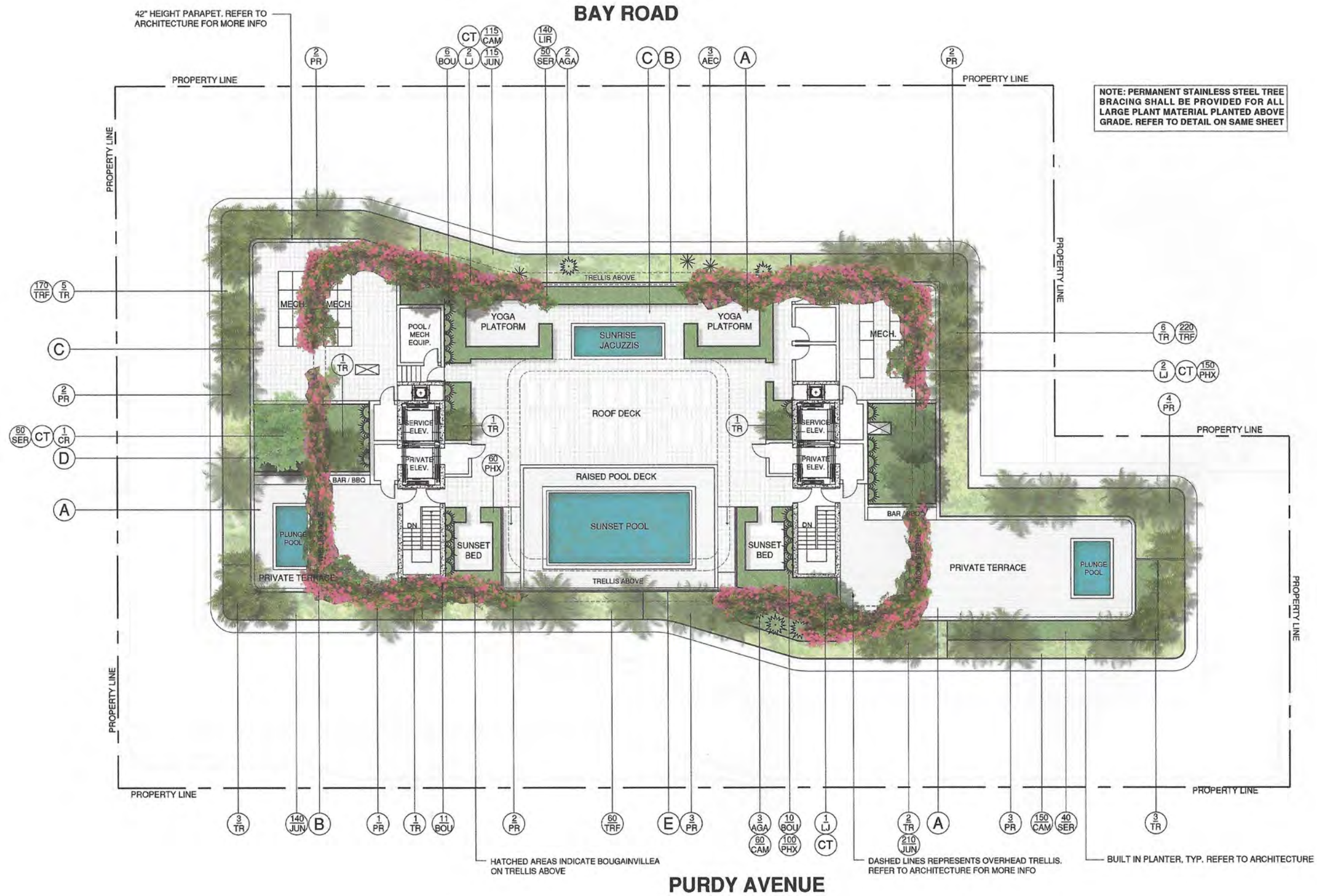
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**L2.3**





# LANDSCAPE PLAN LEGEND

- |  |   |   |
|--|---|---|
| (A) MATERIAL TO BE SELECTED                        | (C) STONE PAVERS TO BE SELECTED           | (E) OVERHEAD TRELLIS, REFER TO ARCHITECTURE |
| (B) 42" HEIGHT PARAPET WALL, REFER TO ARCHITECTURE | (D) RAISED PLANTER, REFER TO ARCHITECTURE | (CT) CODE TREE                              |

## ROOF DECK LANDSCAPE PLAN



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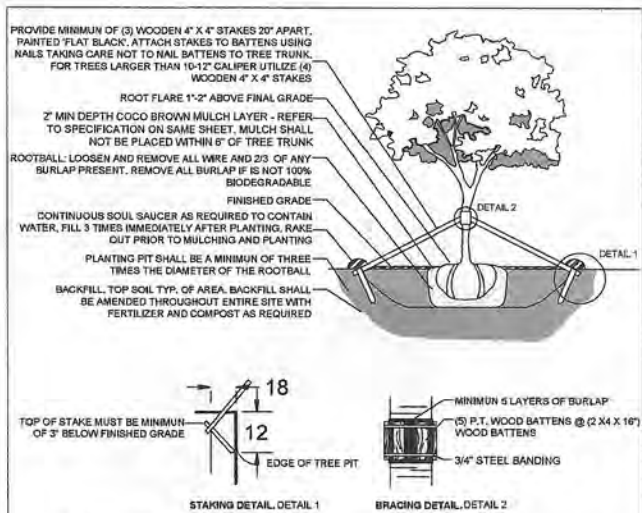
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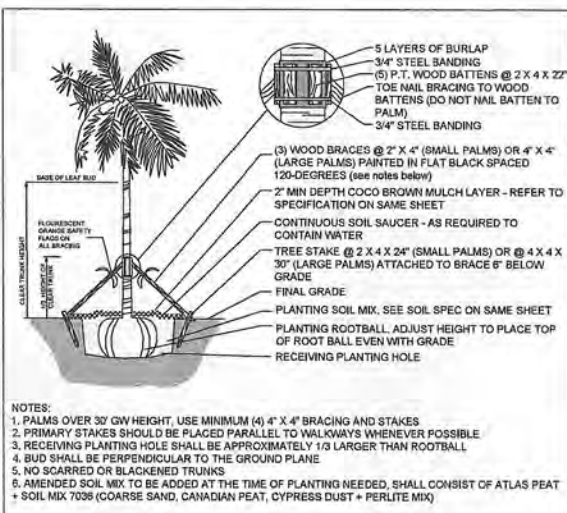
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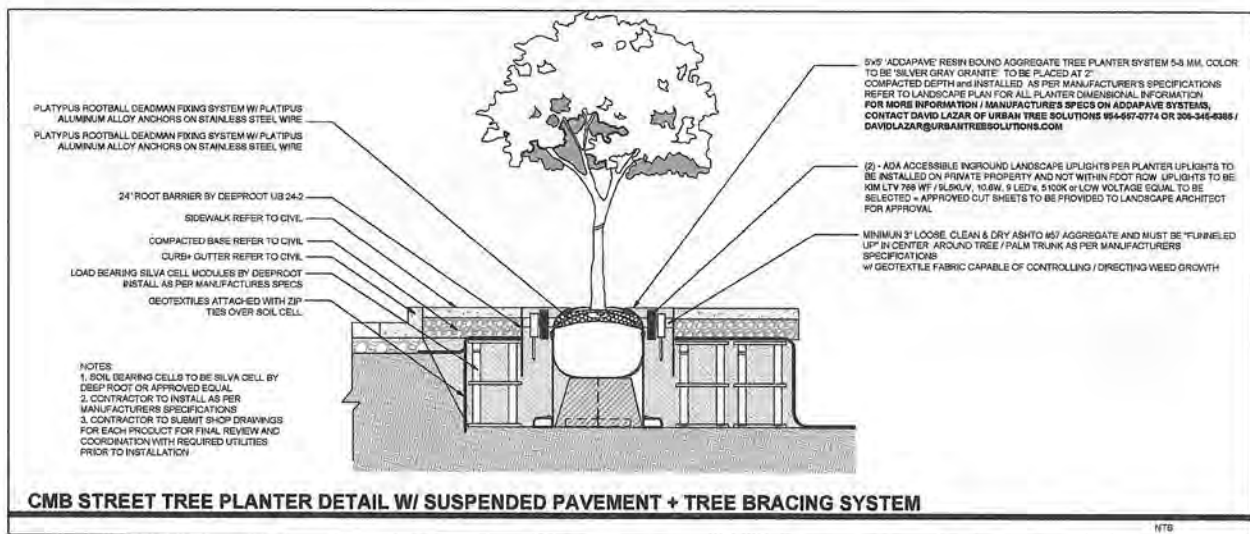




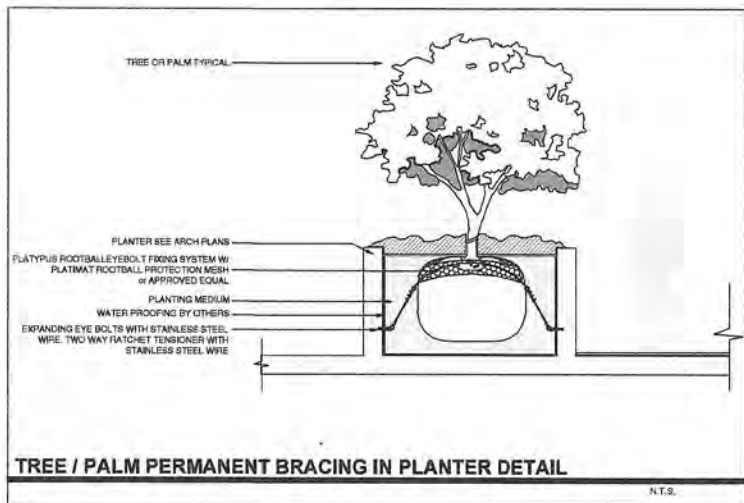
C.M.B. LARGE TREE PLANTING DETAIL



C.M.B. PALM PLANTING DETAIL



CMB STREET TREE PLANTER DETAIL W/ SUSPENDED PAVEMENT + TREE BRACING SYSTEM



TREE / PALM PERMANENT BRACING IN PLANTER DETAIL

#### PLANT LIST - SUNSET PARK ROOF DECK

KEY	QTY.	NATIVE	COMMON NAME	BOTANICAL NAME	HEIGHT, SPECIFICATION, & NOTES
<b>TREES</b>					
CR	1	YES	PITCH APPLE TREE	Clusia rosea	100 gallon, 12' H, 6-8' spread, 3" dbh, multi, equal to Treeworld
LJ	5	NO	JAPANESE PRIVET TREE	Ligustrum lucidum	12' H min x 6-10' spread, multi trunk, limbed up for bonsai effect
<b>PALMS</b>					
PR	19	NO	PYGMY DATE PALM	Phoenix roebelinii	25 gallon, 6' min osh, 4' min spr, full, multi
TR	23	YES	THATCH PALM	Thrinax radiata	25 gallon, 6' min osh, 4' min spr, boots on, trunks as shown, full
<b>SHRUBS</b>					
BOU	as req	NO	BOUGAINVILLEA BARBARA KARST	Same	25 gallon, 6' height, trails
JUN	465	NO	SHORE JUNIPER	Juniperus conferta	3 gallon, full, space 18" on center, double staggered rows
SER	150	YES	SILVER SAW PALMETTO	Serenoa repens 'Cinerea'	7 gallon, full, space 30" on center
<b>GROUNDCOVERS, TROPICALS + ACCENTS</b>					
AEC	as req	NO	BROMELIAD	Aechmea spp.	7 gallon, 36" height x 36" spread, full, sun grown
AGA	as req	NO	BLUE AGAVE	Agave americana 'Blue'	15 gallon, 36" - 42" H x spread, full
CAM	as req	NO	NATAL PLUM	Carissa macrocarpa	3 gallon, full, 18" on center, double staggered rows
PHX	as req	NO	PHILODENDRON 'XANADU'	Same	3 gallon, full, 18" on center
TRF	as req	YES	DWARF FAKAHATCHEE GRASS	Tripsacum floridana	3 gallon, full, 24" on center, double staggered rows

#### LANDSCAPE NOTES

- ALL PLANT MATERIAL SHALL BE FLORIDA GRADE NO. 1 OR BETTER.
- CONTRACTOR SHALL BECOME FAMILIAR WITH THE LOCATION OF, AVOID, AND PROTECT ALL UTILITY LINES, BURIED CABLES, AND OTHER UTILITIES.
- TREE, PALM, ACCENT AND BED LINES ARE TO BE LOCATED IN THE FIELD AND APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.
- IRRIGATION SHALL PROVIDE FOR A 100% COVERAGE WITH 50% OVERLAP MINIMUM AND BE PROVIDED BY A FULLY AUTOMATIC IRRIGATION SYSTEM W/ RAIN MOISTURE SENSOR ATTACHED TO CONTROLLER. ALL FLORIDA BUILDING CODE APPENDIX "F" IRRIGATION REQUIREMENTS SHALL BE STRICTLY ADHERED TO FOR INSTALLATION AND PREVAILING WATER MANAGEMENT DISTRICT RESTRICTIONS AND REGULATIONS SHALL BE IN COMPLIANCE FOR POST-INSTALLATION WATERING SCHEDULES. CONTRACTOR SHALL COORDINATE WITH THE IRRIGATION CONTRACTOR AND LEAVE PROVISIONS FOR ALL SLEEVING AND PIPE ROUTING. ALL UNDERGROUND UTILITIES TO BE LOCATED BY DIALING 811 AS REQUIRED BY LAW.
- ALL TREES, PALMS, SHRUBS AND GROUNDCOVERS, AND SOD / LAWN SHALL CARRY A ONE-YEAR WARRANTY FROM THE DATE OF FINAL ACCEPTANCE.
- ALL TREES AND PALMS SHALL BE STAKED PER ACCEPTED STANDARDS BY THE FLORIDA NURSERYMEN & GROWERS LANDSCAPE ASSOCIATION (FNGLA) AND ANSI A-303 (PART 6)-2012 TREE, SHRUB, AND OTHER WOODY PLANT MANAGEMENT STANDARD PRACTICES (PLANTING AND TRANSPLANTING). CONTRACTOR SHALL ENSURE THAT THE PLANS, DETAILS, SPECIFICATIONS AND NOTES HAVE BEEN ADHERED TO AND THAT THE LANDSCAPE AND IRRIGATION INSTALLATION IS COMPLIANT TO ALL ITEMS AS DIRECTED ON THE PLANS PRIOR TO SCHEDULING OF THE FINAL INSPECTION. CONTRACTOR SHALL REMOVE ALL STAKES, POLES, WELLINGTON TAPE AND OR BRACING MATERIALS FROM ALL PALMS, TREES AND SHRUBS WITHIN 1 YEAR OF INSTALLATION.
- FERTILIZATION: ONE COMPLETE APPLICATION OF GRANULAR FERTILIZER SHALL BE APPLIED PRIOR TO FINAL ACCEPTANCE AND APPROVAL BY THE LANDSCAPE ARCHITECT. FERTILIZER SHALL BE SCOTTS AGRIFORM 20-10-5 PLANTING TABS OR APPROVAL EQUAL.
- MULCH SHALL NOT BE APPLIED WITHIN 6" OF ANY TREE OR PALM TRUNK THAT IS INSTALLED OR INCORPORATED INTO THE PROJECT.

#### LANDSCAPE LEGEND

MIAMI BEACH LANDSCAPE ORDINANCE CHAPTER 26 (CAT-3)

ZONING: CD-2 LOT SIZE: 30,000 SF ACRES: .69

##### TREES

22 TREES REQUIRED PER ACRE / LOT SIZE: 30,000 SF / .69 ACRES  
22 x .69 = 15.18 TREES = 15 TREES REQUIRED. 15 TREES PROVIDED  
(8 NATIVE SPANISH STOPPER TREES, 1 NATIVE SIMPSONS STOPPER TREE + 1 NATIVE CLUSIA ROSEA TREES + 5 LIGUSTRUM TREES PROVIDED)

##### DIVERSITY REQUIREMENT

11-15 REQUIRED TREES = 4 TREE SPECIES / 4 SPECIES PROVIDED

##### NATIVE TREES

30% OF REQUIRED TREES OR .30 X 15 = 4.5 NATIVE TREES REQUIRED / 10 NATIVE TREES PROVIDED  
(8 NATIVE SPANISH STOPPER TREES, 1 NATIVE CLUSIA ROSEA TREES + 1 NATIVE SIMPSONS STOPPER TREE PROVIDED)

##### LOW MAINTENANCE TREES

50% OF REQUIRED TREES OR .50 X 15 = 7.5 LOW MAINTENANCE TREES REQUIRED / 10 LOW MAINTENANCE TREES PROVIDED (8 NATIVE SPANISH STOPPER TREES, 1 NATIVE CLUSIA ROSEA TREES + 1 NATIVE SIMPSONS STOPPER TREE PROVIDED)

##### STREET TREE REQUIREMENT

PURDY AVENUE: 250 LF / 20 = 12.5 STREET TREES REQUIRED / 13 STREET TREES PROVIDED  
BAY ROAD: 150 LF / 20 = 7.5 STREET TREES REQUIRED / 7 STREET TREES PROVIDED

##### SHRUBS

12 SHRUBS REQUIRED FOR EACH REQUIRED LOT AND STREET TREE or 12 X (35) = 420 SHRUBS REQUIRED / 865 SHRUBS PROVIDED (270 NATIVE DWARF BAHAMA COFFEE + 150 NATIVE SAW PALMETTO + 465 SHORE JUNIPER SHRUBS PROVIDED)

##### NATIVE SHRUBS

50% OF TOTAL SHRUBS REQUIRED MUST BE NATIVE or .50 X 420 = 210 NATIVE SHRUBS REQUIRED / 420 NATIVE SHRUBS PROVIDED (270 NATIVE DWARF BAHAMA COFFEE + 150 NATIVE SAW PALMETTO SHRUBS PROVIDED)

##### LARGE SHRUBS / SMALL TREES

10% OF TOTAL SHRUBS REQUIRED MUST BE LARGE SHRUBS OR SMALL TREES or .10 X 420 = 42 LARGE SHRUBS REQUIRED / 42 LARGE SHRUBS PROVIDED (23 NATIVE THATCH PALMS + 19 PYGMY DATE PALMS PROVIDED)

##### NATIVE LARGE SHRUBS / SMALL TREES

50% OF TOTAL LARGE SHRUBS REQUIRED MUST BE NATIVE or .50 X 42 = 21 NATIVE LARGE SHRUBS REQUIRED / 23 NATIVE LARGE SHRUBS PROVIDED (23 NATIVE THATCH PALMS PROVIDED)

##### LAWN AREA

20% MAXIMUM OF LANDSCAPE AREA; NEW LAWN AREAS ARE LESS THAN 20% OF LANDSCAPE AREA

##### IRRIGATION SYSTEM

100% COVERAGE PROVIDED PURSUANT TO MIAMI DADE CODE

#### PLANT LIST - SUNSET HARBOUR GROUND LEVEL

KEY	QTY.	NATIVE	COMMON NAME	BOTANICAL NAME	HEIGHT, SPECIFICATION, & NOTES
<b>TREES</b>					
BS	18	YES	GUMBO LIMBO TREE	Bumelia simarubra	100 gal, 14' H, 8' spr, 3-4" cal, 5' ct, equal to Treeworld
EF	8	YES	SPANISH STOPPER TREE	Eugenia foetida	45 gallon, 10' H, 4' spr, 2" dbh, equal to Treeworld Wholesale
MF	3	YES	SIMPSON STOPPER TREE	Myrcianthes fragrans	100 gallon, 12' H min, multi, equal to Treeworld Wholesale
<b>SHRUBS</b>					
PSL	270	YES	DWARF BAHAMA COFFEE	Psychotria ligustrifolia	7 gallon, 18" on center
<b>GROUNDCOVERS, TROPICALS + ACCENTS</b>					
LIR	as req	NO	LILYTURF	Liriope muscari	3 gallon, full, 18" on center

#### PLANT LIST - SUNSET PARK THIRD LEVEL

KEY	QTY.	NATIVE	COMMON NAME	BOTANICAL NAME	HEIGHT, SPECIFICATION, & NOTES
<b>SHRUBS</b>					
FGI	125	NO	FICUS GREEN ISLAND	Ficus macrocarpa 'Green Island'	7 gallon, full, space 24" on center

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SHEET NO

LANDSCAPE LEGEND, PLANTLIST + NOTES + DETAILS

L2.5





EF / SPANISH STOPPER TREE



TR / THATCH PALM



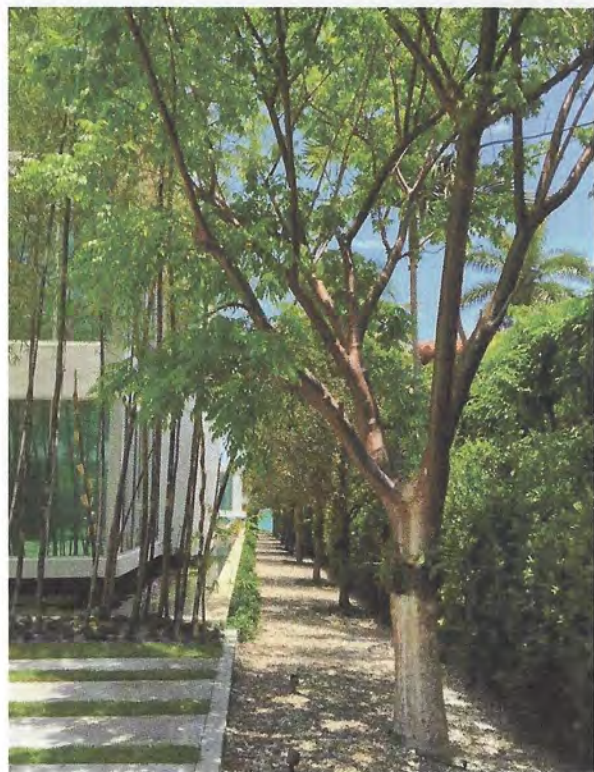
CR / CLUSIA ROSEA TREE



MF / SIMPSONS STOPPER TREE



PR / PYGMY DATE PALM



BS / GUMBO LIMBO TREE

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L3.0





BOU / BOUGAINVILLEA



PSL / DWARF BAHAMA COFFEE



CYR / KING SAGO



FGI / FICUS GREEN ISLAND



TRF / DWARF FAKAHATCHEE GRASS



LIR / LIRIOPE



JUN / BLUE SHORE JUNIPER



CAM / CARISSA



SER / SILVER SAW PALMETTO

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SHEET NO

L3.1

PLANT MATERIAL IMAGES: SHRUBS, ACCENTS + GROUNDCOVERS