NOT FOR CONSTRUCTION

SIDE ST. SETBACK

SIDE SETBACK

PROPERTY LINE 107.82'

REARYARD

F.I.P. 1/2"Ø

25.00'

3.73'

10.00'

F.H.

15'-4" REAR SETBACK

15'-4" REAR SETBACK - 10% OF LOT DEPTH
(MEASURED AT CENTER OF LOT)

LOT-10
BLOCK-F

PARK AVENUE

50.00' TOTAL R/W (PLAT)

34' ASPHALT PAVEMENT

OFF STREET PARKING

2' CURB & GUTTER

6' CONC. SIDEWALK

SIGN

VEHICULAR ENTRY/EXIT BELOW

PROPERTY LINE 129.504'
SIDE STREET YARD

3'-0" ALLOWABLE PROJECTION

11'-10 1/2" SIDE STREET SETBACK - 8% OF LOT WIDTH

+4'-0" N.G.V.D.
T.O.S.

4.43'

ROOM
A: 351.75 SF

ROOM
A: 335.5 SF

ROOM
A: 300 SF

ROOM
A: 304.5 SF

E.G.
A: 207.75 SF

OPEN

S.G.R.
A: 207.75 SF

PLANTER

+13'-0" N.G.V.D.
T.O.S.

ROOM
A: 335.5 SF

ROOM
A: 300 SF

PLANTER

PLTR

STAIR 1

ELEV. 1

POND

ELEV. 2

STAIR 2

COURTYARD

PUMPS
A: 215.25 SF

UP

+5'-10" N.G.V.D.
T.O.S.

+13'-0" N.G.V.D.
T.O.S.

LIFT

+10'-0" N.G.V.D.
T.O.S.

OPEN TO
LOBBY
BELOW

+5'-10" N.G.V.D.
T.O.S.

OPEN TO
GYM
BELOW

+5'-10" N.G.V.D.
T.O.S.

+7'-0" N.G.V.D.
T.O.S.

4'-6" N.G.V.D.

20'-0" FRONT SETBACK

5'-0" ALLOWABLE PROJECTION

20'-0"

SIDE INTERIOR YARD
PROPERTY LINE 122.50'

122.50'

90'-2 3/4"

152'-8"
Rear Setback 10% of lot depth =15'-4"

161.73'(P)

FRONT YARD
PROPERTY LINE 107.82'

19TH STREET

5' CONC. SIDEWALK

2' CURB & GUTTER

26' ASPHALT PAVEMENT

40.00' TOTAL R/W (PLAT)

148'-4 3/4"

S.M.H.

M.L.P.

E.B.

W.M.

C_L

3.84'

3.97'

3.98'

3.66'

3.7'

3.83'

4.57'

4.51'

4.05'

4.10'

4.15'

5.39'

5.45'

20.00'

25.00'

F.I.R. 1/2"Ø

COURTYARD LEVEL / GUESTROOMS | 1

SCALE 1/8"=1'-0"

N

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File: Elliwood Rev. BIM Server_1_Elliwood Revs for RECHECK 22-Feb_PARK AVE HOTEL_By Katrina_Date 3/5/2019

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PARK AVE. HOTEL

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Revisions

Owner Information

BUSLAM

960 ARTHUR GODFREY Rd. # 206
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1.888.515.3107

Consultant

Luis O. Revuelta
AR-0007972

SCHEMATIC PHASE

Date
2/18/2019

Scale
AS SHOWN

Project No.
1822

Sheet Name
BUILDING FLOOR PLAN

Sheet No.
A-102

LEVEL 2 - GUESTROOMS | 1

SCALE 1/8"=1'-0"

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SCHEMATIC PHASE

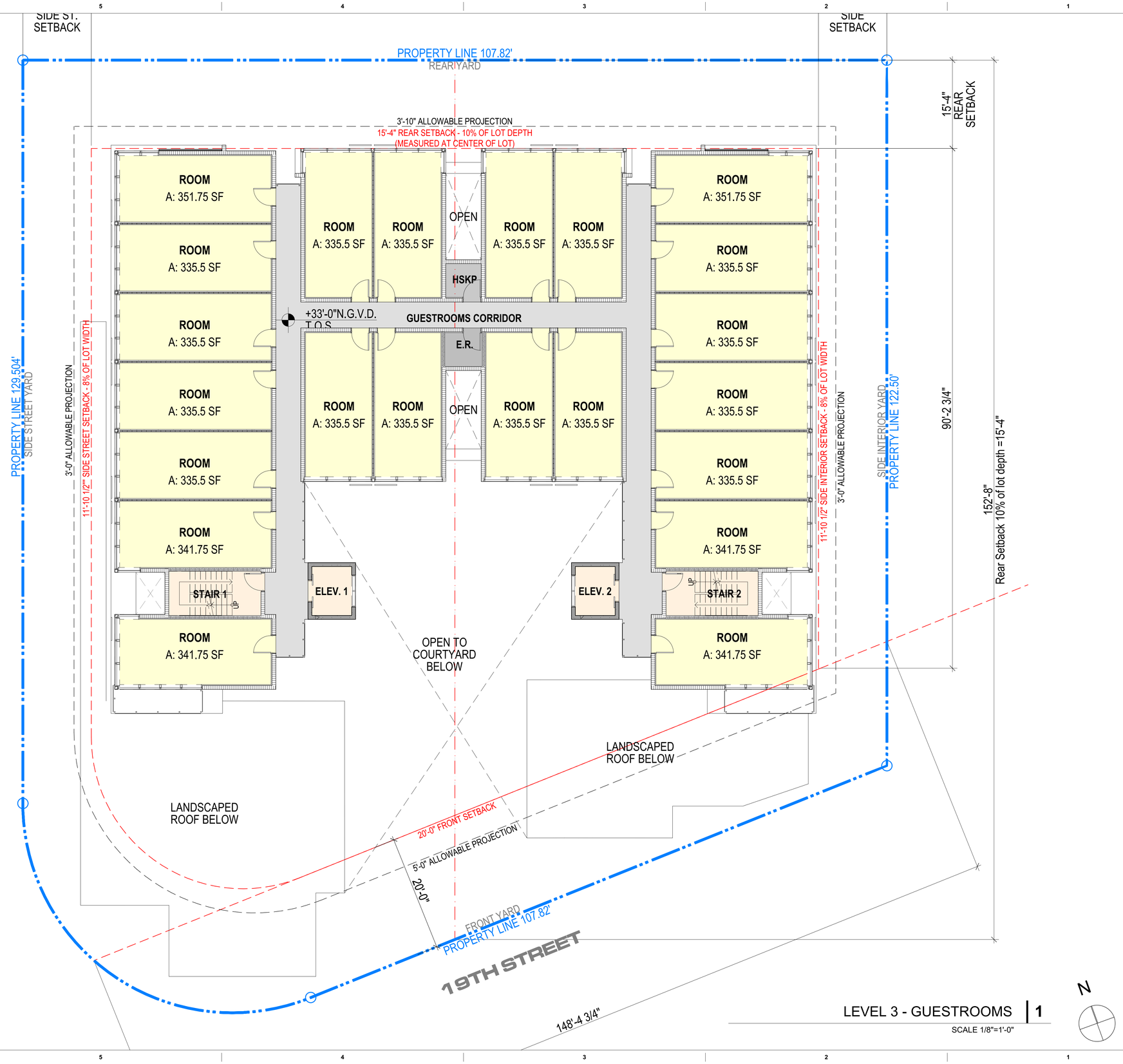
Date
2/18/2019

Scale
AS SHOWN

Project No.
1822

Sheet Name
BUILDING FLOOR PLAN

Sheet No.
A-103



LEVEL 3 - GUESTROOMS | 1

SCALE 1/8"=1'-0"

N

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File: Elliwood Rd. East Side Lot - Lakefront Lots for Architect\A-104 FLOOR PLANS.rvt Plot Date: 2/18/2019 - By Katrina - Date: 2/6/2019

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Date
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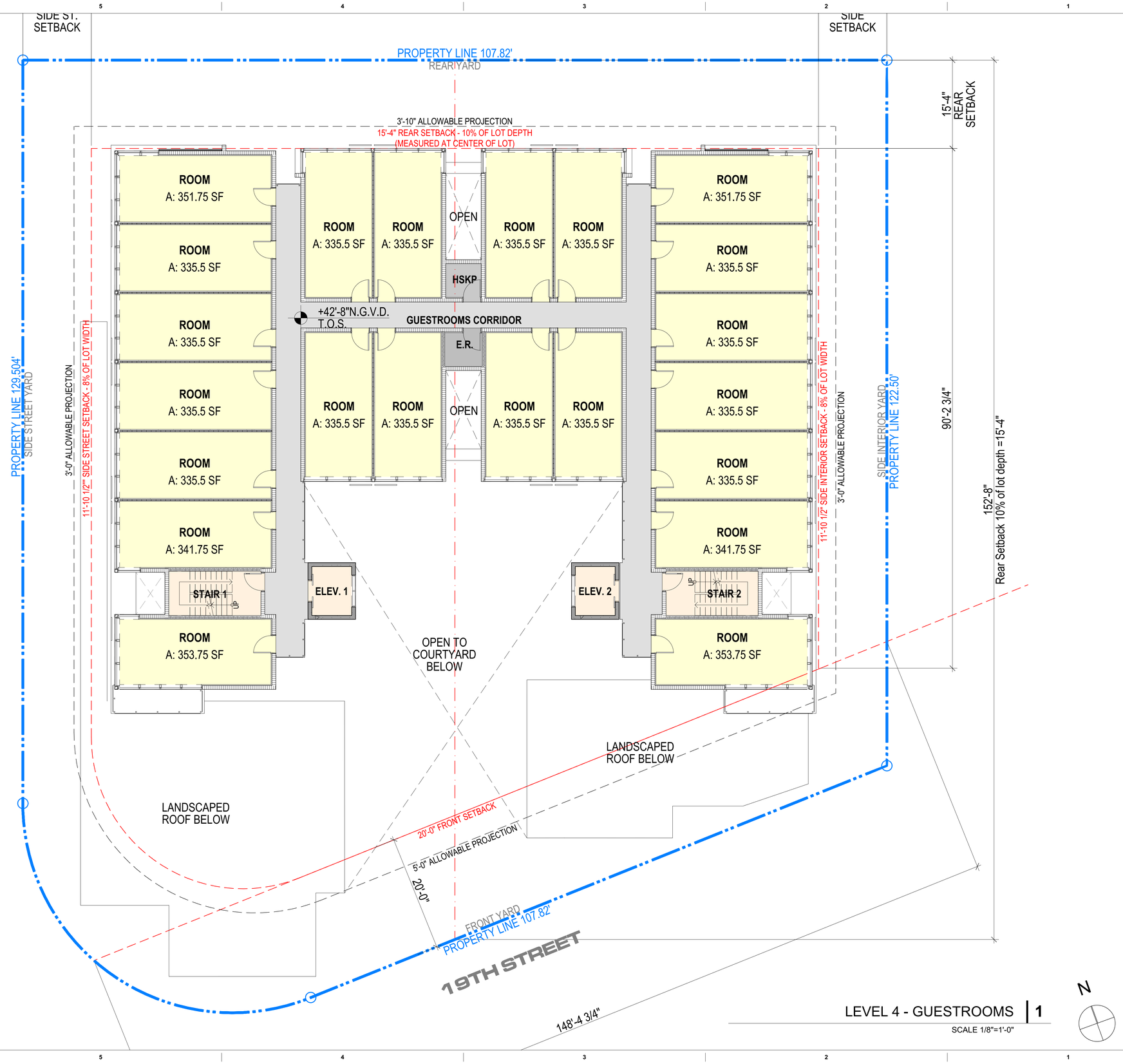
Scale
AS SHOWN

Project No.
1822

Sheet Name
BUILDING FLOOR PLAN

Sheet No.
A-104



LEVEL 4 - GUESTROOMS | 1

SCALE 1/8"=1'-0"

N

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File: Elliwood Rd. East Side - L:\Elliwood Files for Architect\0 2017\02_PARK AVENUE HOTEL - By Katrina - Date: 3/2/2018

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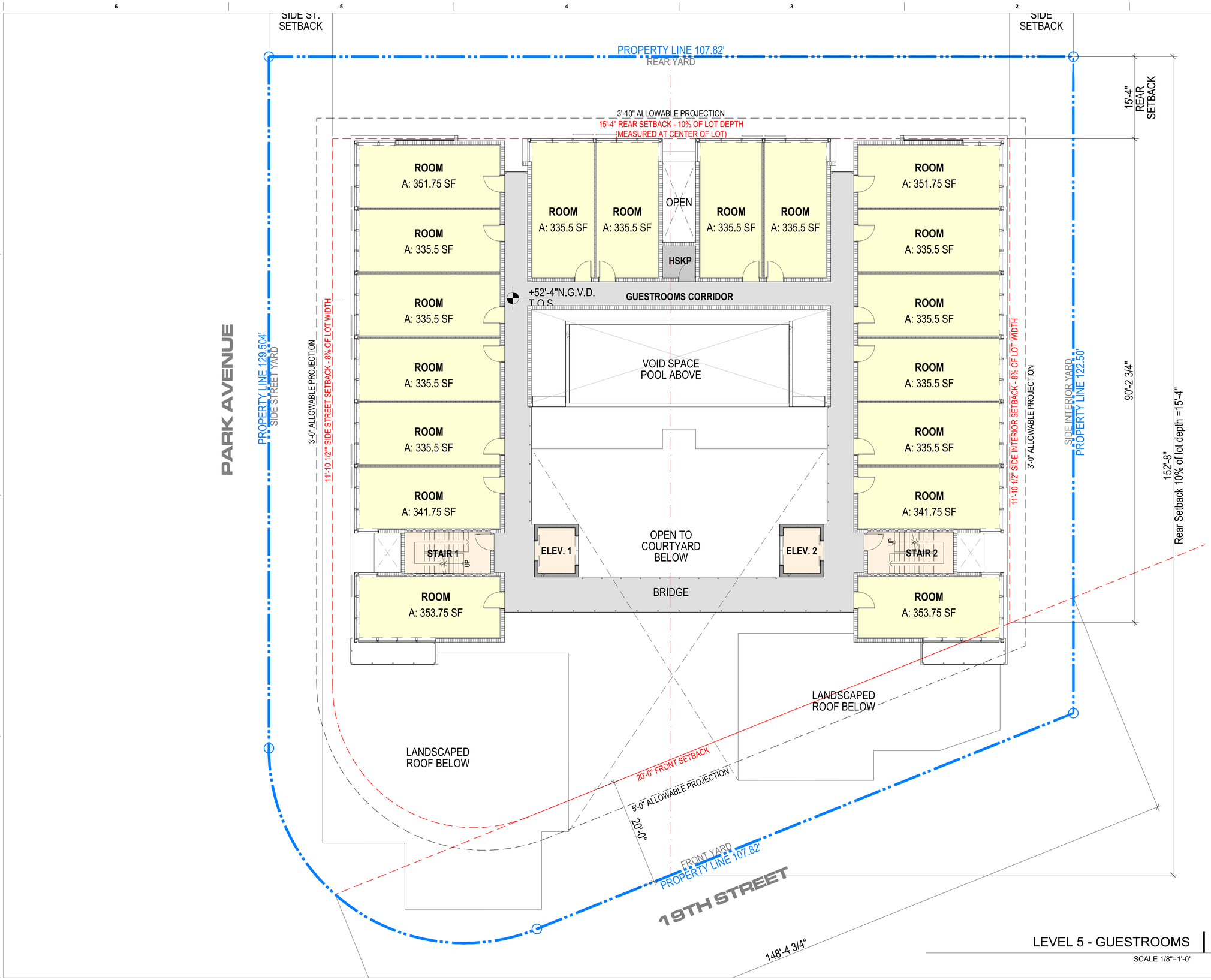
Project No.
1822

Sheet Name
BUILDING FLOOR PLAN

Sheet No.
A-105



LEVEL 5 - GUESTROOMS | 1

SCALE 1/8"=1'-0"

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File: Elliwood Rd. East Side - Lt. Method Bres for Architect 2017.pln - Plotted: 2/21/2019 - Park Ave Hotel - By: katrina - Date: 2/20/19

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Date
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Scale
AS SHOWN

Project No.
1822

Sheet Name
BUILDING FLOOR PLAN

Sheet No.
A-106

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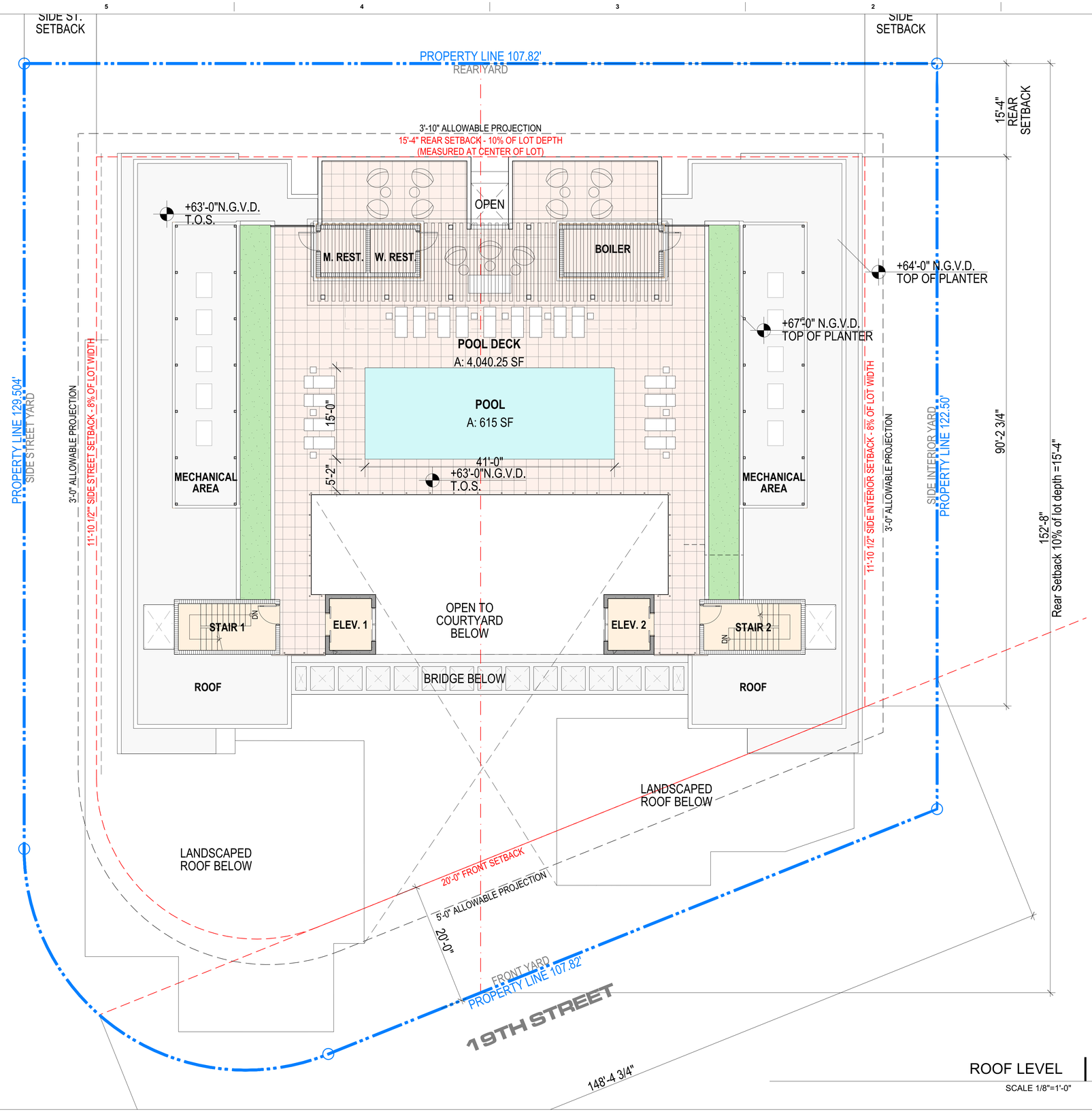

ROOF LEVEL | 1

SCALE 1/8"=1'-0"

N

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File: Billboard_Rev - 8th Street_1_Billboard Based On Architect\2-22-2012_Park Ave\1822_Park Ave_Arch.rvt Date: 2/8/2019

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Scale
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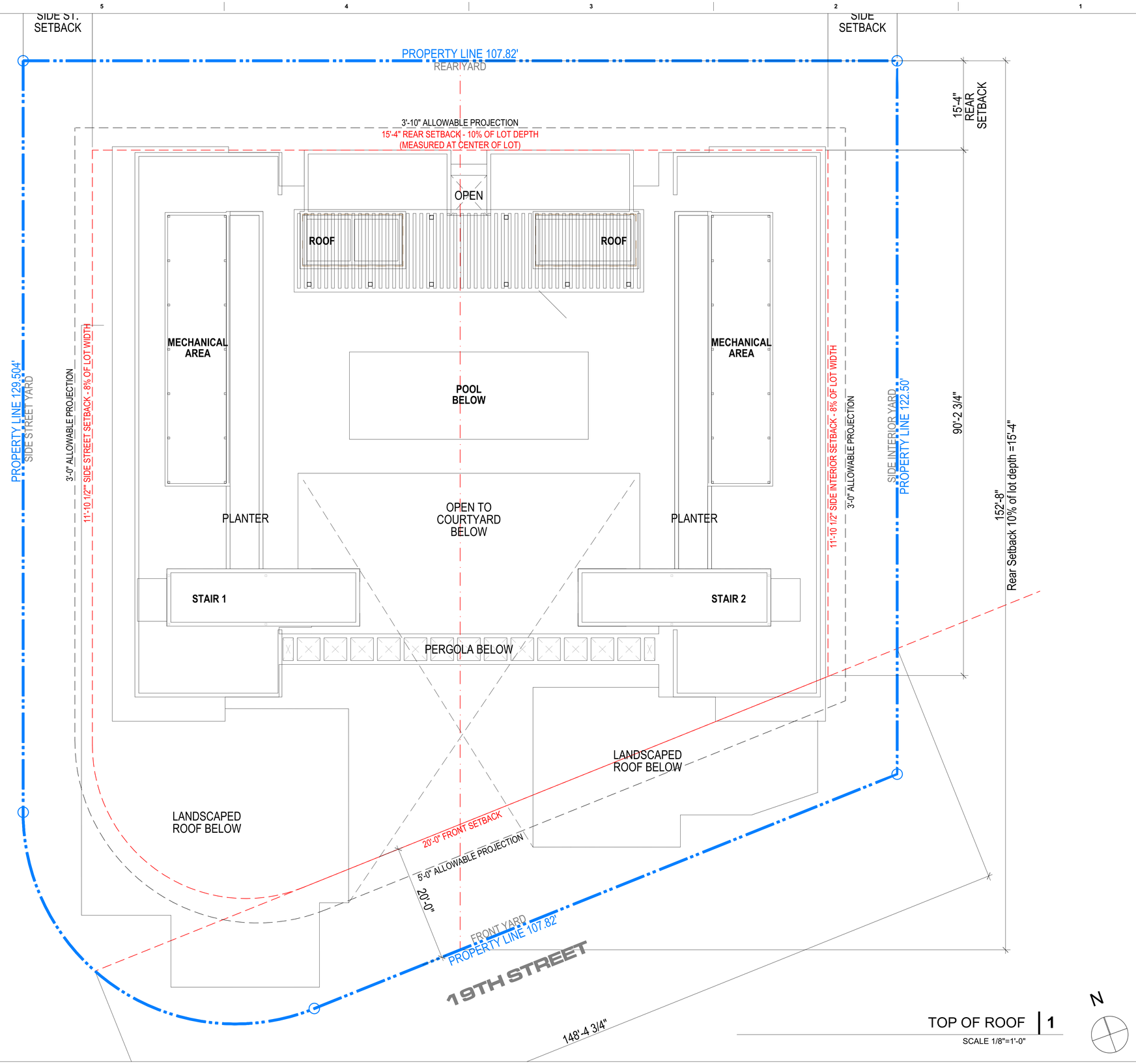
Project No.
1822

Sheet Name
BUILDING FLOOR PLAN

Sheet No.
A-107



TOP OF ROOF | 1

SCALE 1/8"=1'-0"

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File: Billboard_Rev - 8th Street_1_Billboard Base On Architect\2-22-2019_Park Ave Hotel_Park Ave Hotel.rvt Date: 2/8/2019

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Date
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Scale
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Project No.
1822

Sheet Name
BUILDING FLOOR PLAN

Sheet No.
A-108

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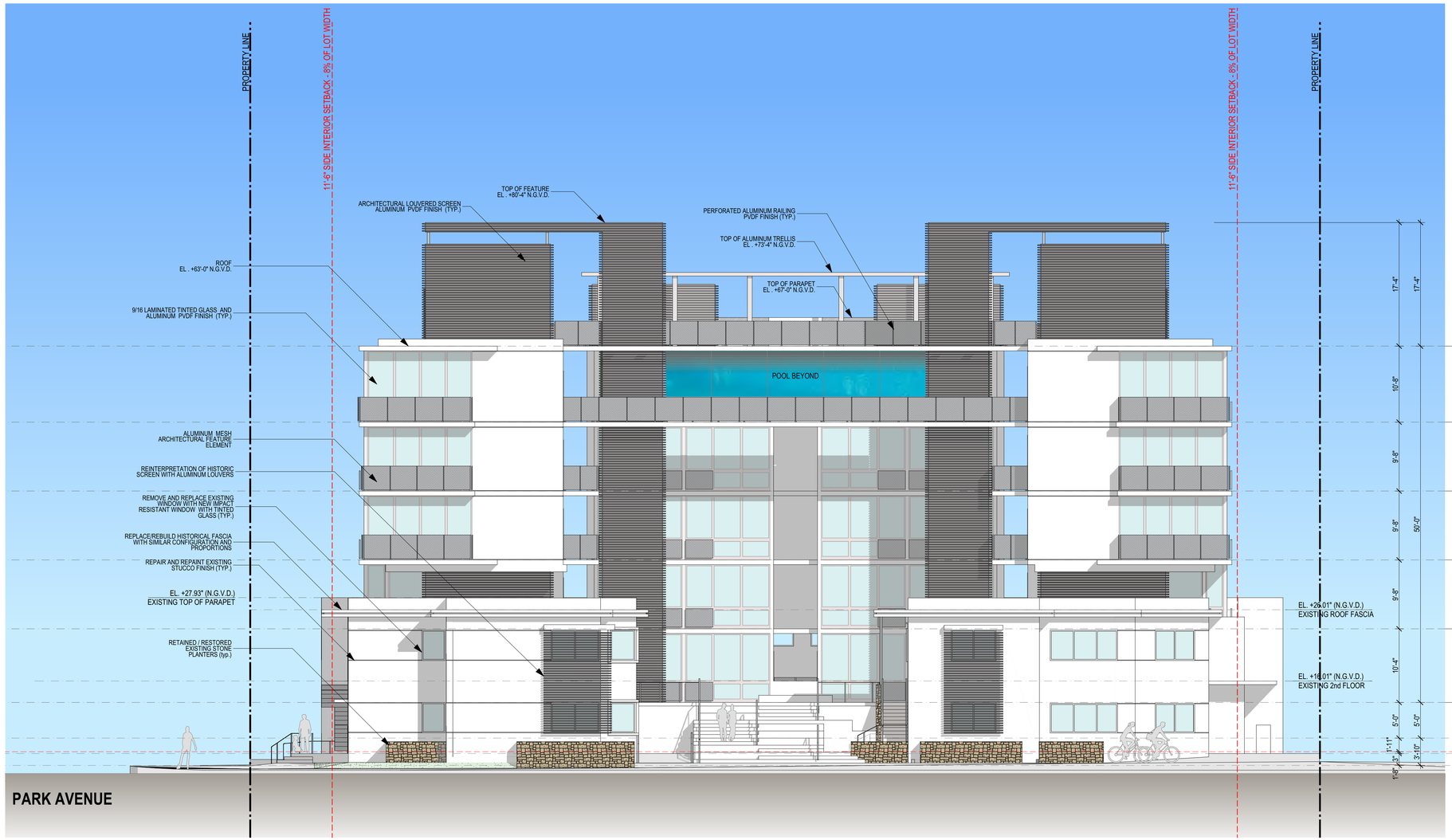

SOUTH ELEVATION | 1

SCALE 1/8"=1'-0"

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File: Milwaukee 19th - Bella Center 1 - Milwaukee Blvd.rvt Central 2017 Model_Park Ave Hotel_Architecture_By Juanma - Date: 2/8/2019

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SCHEMATIC PHASE

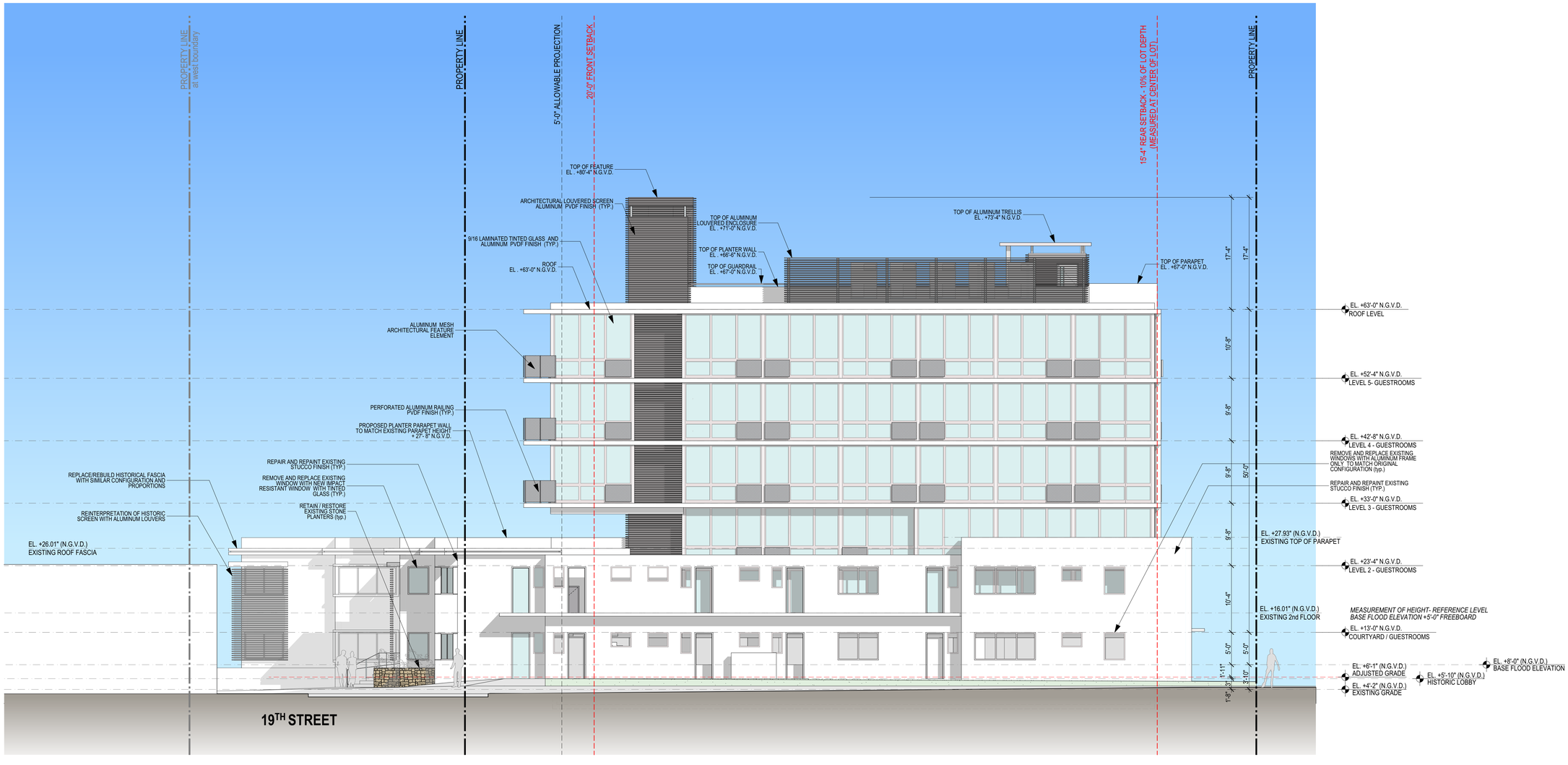
Date
2/18/2019

Scale
AS SHOWN

Project No.
1822

Sheet Name
SOUTH ELEVATION

Sheet No.
A-401



EAST ELEVATION | 1

SCALE 1/8"=1'-0"

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File: Elliwood Res. Bld Sheet - Elliwood Res. Bld Sheet - Elliwood Res. Bld.rvt Central: 2018-2019 Archive\1822_PARK AVE HOTEL - By sushma - Date: 3/5/2019

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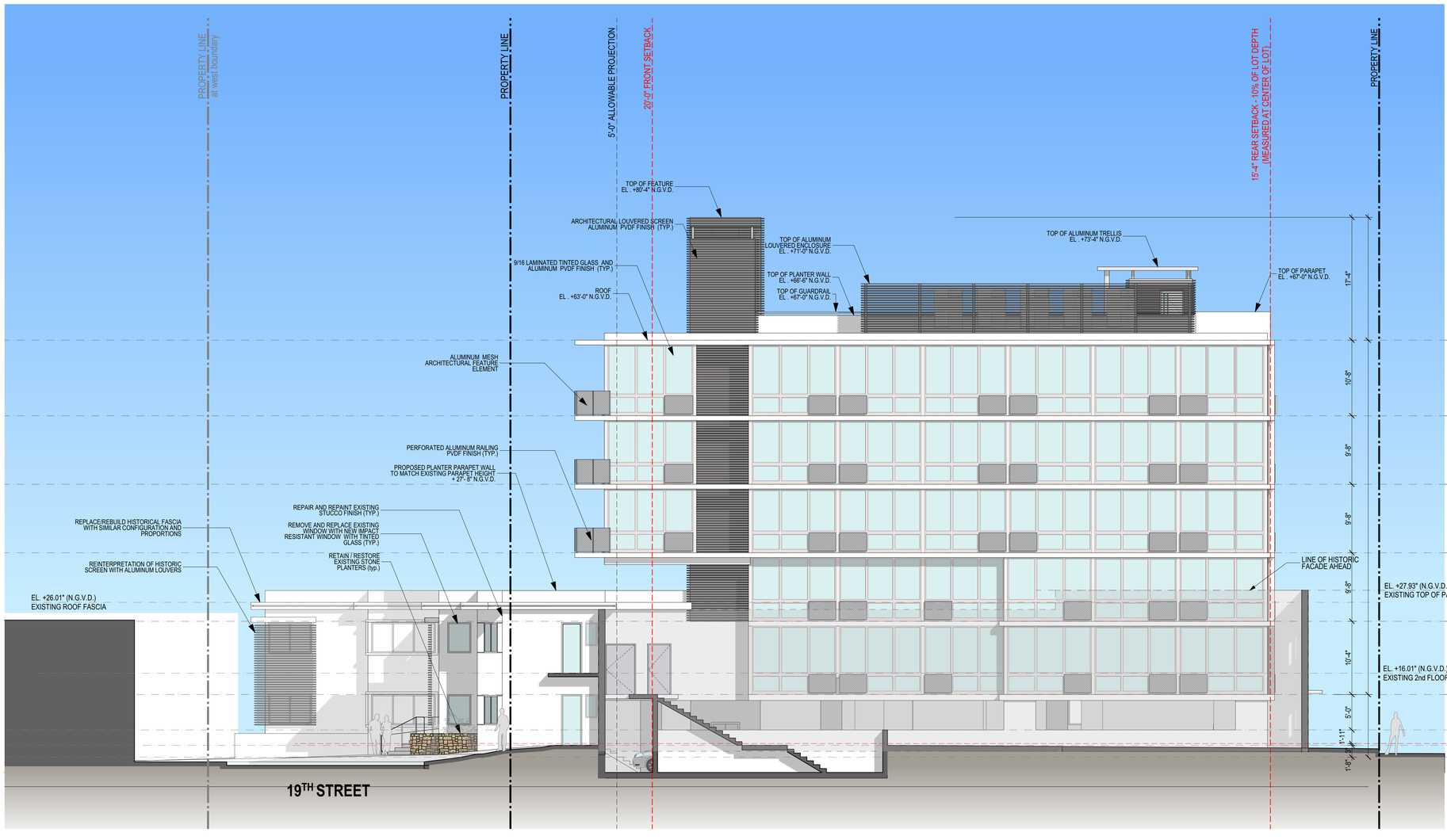
SCHEMATIC PHASE

Date
2/18/2019
Scale
AS SHOWN
Project No.
1822
Sheet Name
EAST ELEVATION
Sheet No.
A-402

NOT FOR CONSTRUCTION



EAST SECTION/ ELEVATION- HISTORIC FACADE REMOVED | 1

SCALE 1/8"=1'-0"

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File: Elliwood Res. Bld Sheet - Elliwood Res. Bld Model Files for Sheet\A-402.pln 2/18/2019 4:07:56 PM By sabrina - Date: 3/5/2019

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Date
2/18/2019
Scale
AS SHOWN
Project No.
1822
Sheet Name
EAST SECTON/ ELEVATION
Sheet No.
A-402a

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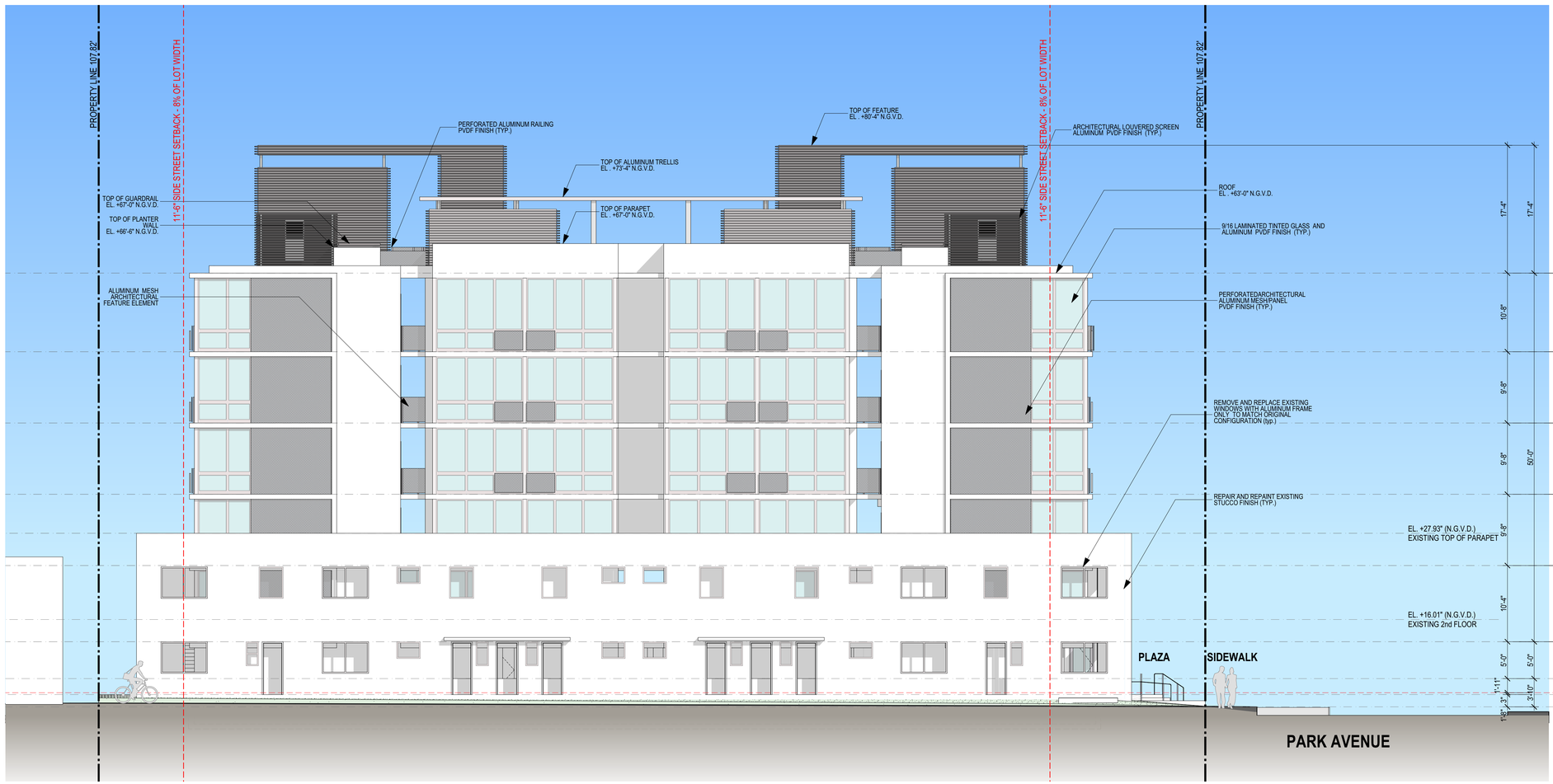

NORTH ELEVATION | 1

SCALE 1/8"=1'-0"

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File: Elliwood Rev. BM Server_1_Elliwood Revs for RECHECK 2017\02_PARK AVE HOTEL_2018\A1 HOTEL_By sabina_Date: 9/24/19

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Date
2/18/2019

Scale
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Project No.
1822

Sheet Name
NORTH ELEVATION

Sheet No.
A-403

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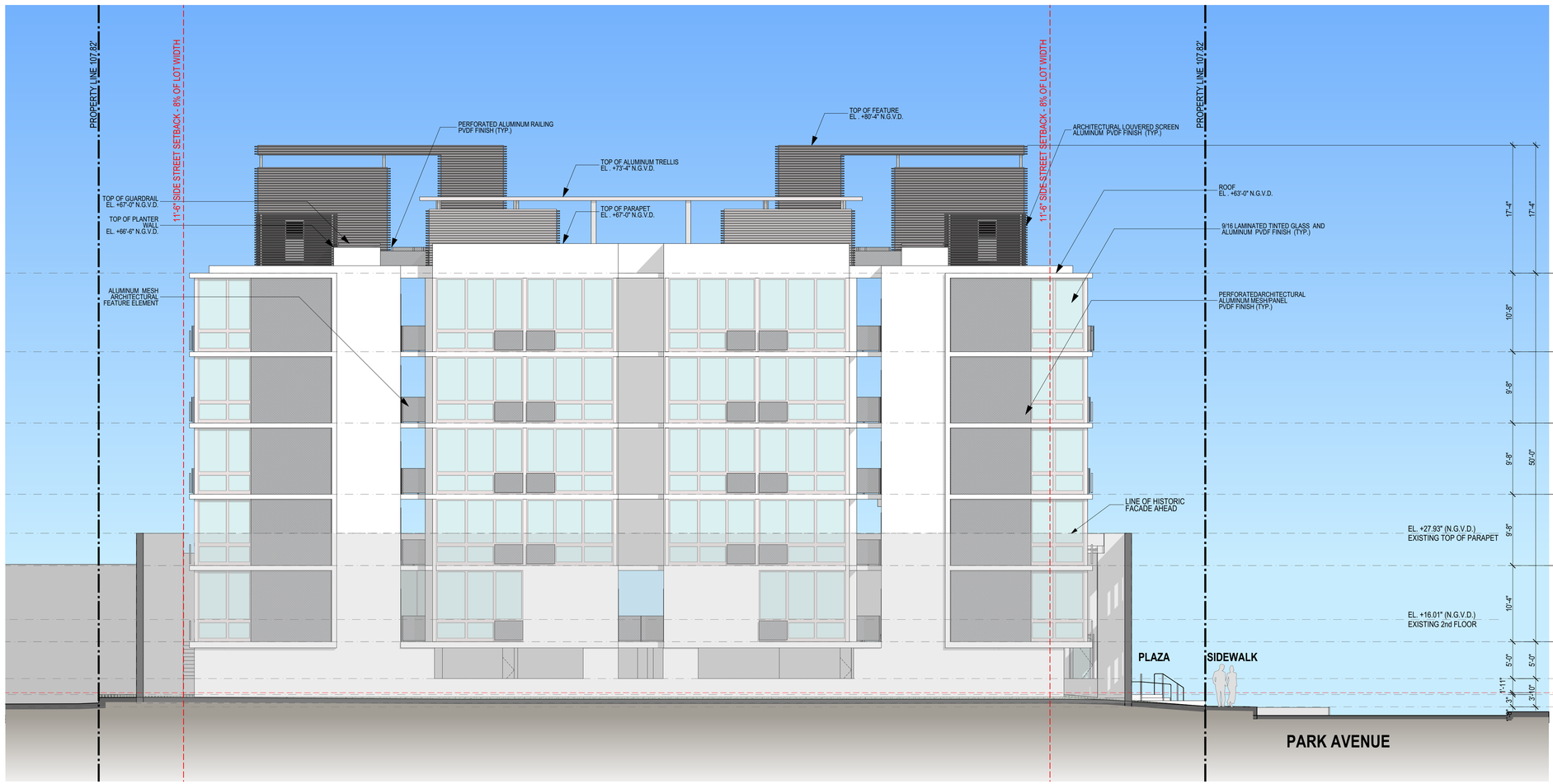

NORTH SECTION/ ELEVATION- HISTORIC FACADE REMOVED | 1

SCALE 1/8"=1'-0"

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File: Elliwood Rel: BIM Server://_Elliwood Projects for RECHECK/ 2018 Park Ave Hotel_2018-01-16/PARK AVE HOTEL_Brayanna_Date: 3/5/2019

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Date
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Project No.
1822

Sheet Name
NORTH SECTION/ ELEVATION

Sheet No.
A-403a

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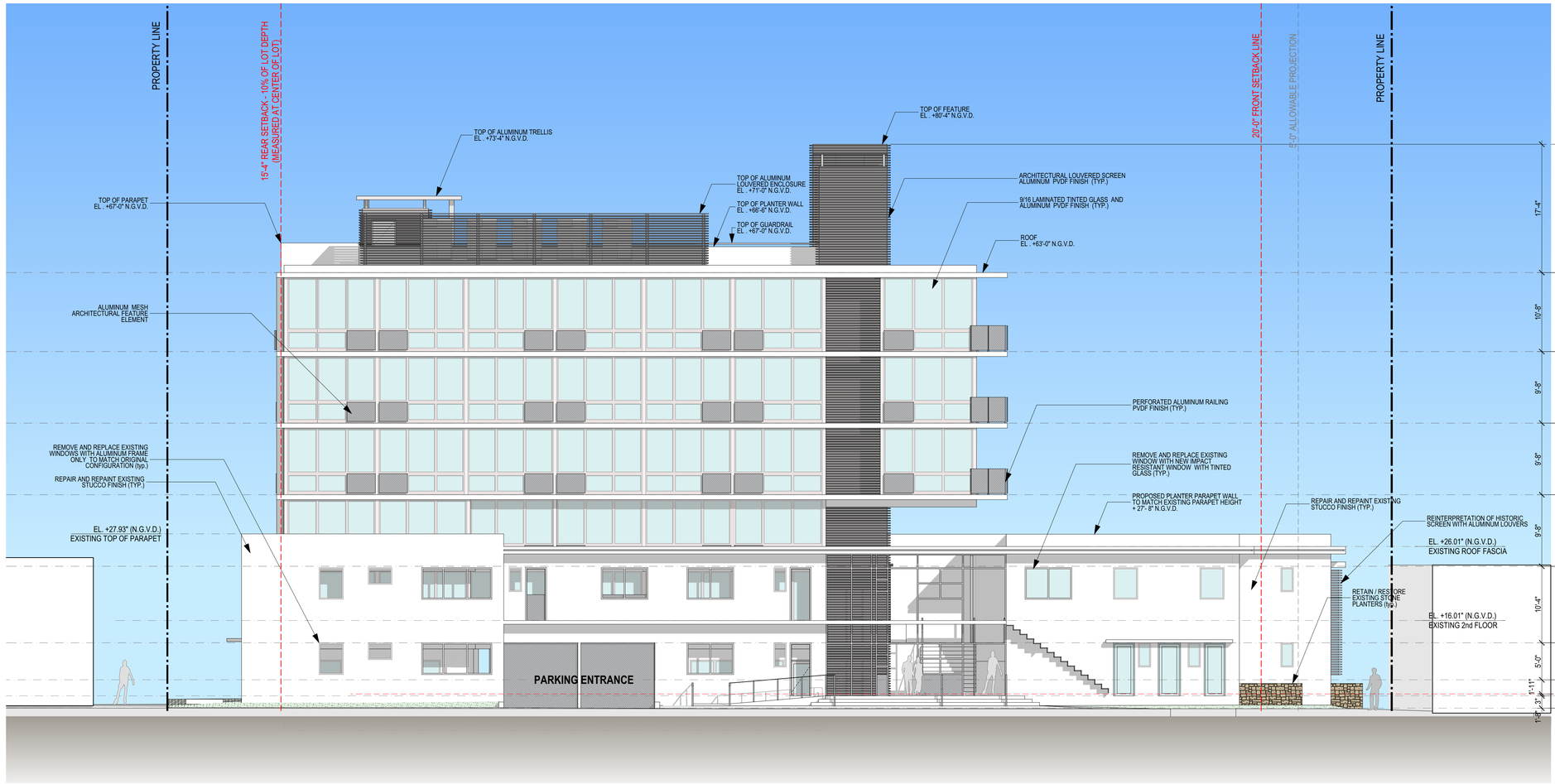

WEST ELEVATION | 1

SCALE 1/8"=1'-0"

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File: Elliptical Rail Stair Cover_1_Elliptical Base for Reflected Ceiling Plan_PARK AVE HOTEL_2018-03-19.rvt - By katrina - Date: 3/26/19

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Date
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Scale
AS SHOWN
Project No.
1822
Sheet Name
WEST ELEVATION
Sheet No.
A-404

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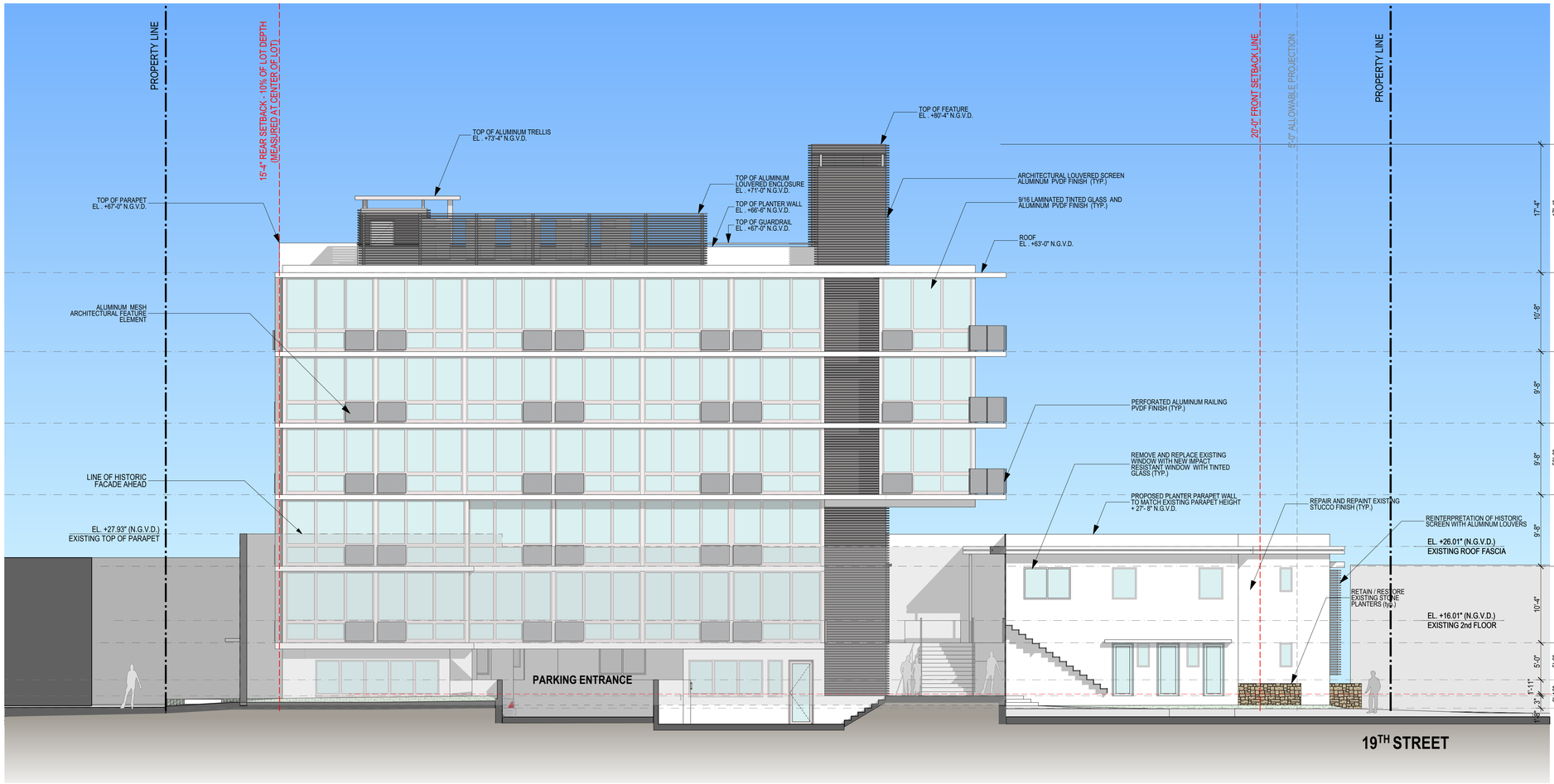

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File: Elliwood Rev. BIM Server_1_Elliwood Revit for Architect 20 2018_PARK AVE HOTEL_Brian.rvt

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Revisions

Owner Information

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960 ARTHUR GODFREY Rd. # 206
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Consultant

Luis O. Revuelta
AR-0007972

SCHEMATIC PHASE

Date
2/18/2019

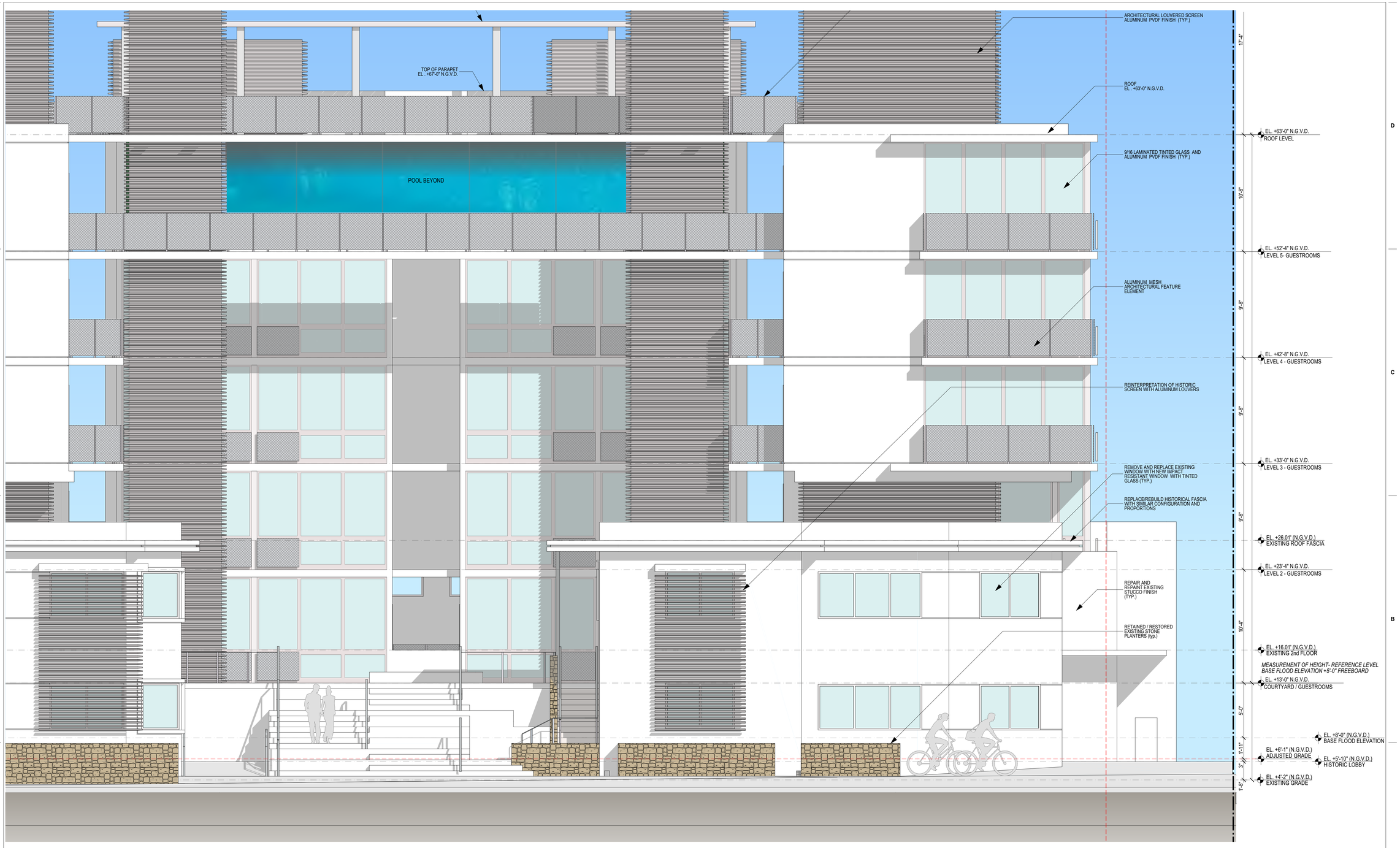
Scale
AS SHOWN

Project No.
1822

Sheet Name
WEST SECTION/ ELEVATION

Sheet No.
A-404a

NOT FOR CONSTRUCTION



ENLARGED SOUTH ELEVATION | 1

SCALE 1/8"=1'-0"

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File: 6thStand Rest. Bld Sewer_1_6thStand Rest For Rec\Cad 2018\2_PARK AVE HOTEL_By sabrina - 2/6/2019

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Project

PARK AVE. HOTEL

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SCHEMATIC PHASE

Date
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Scale
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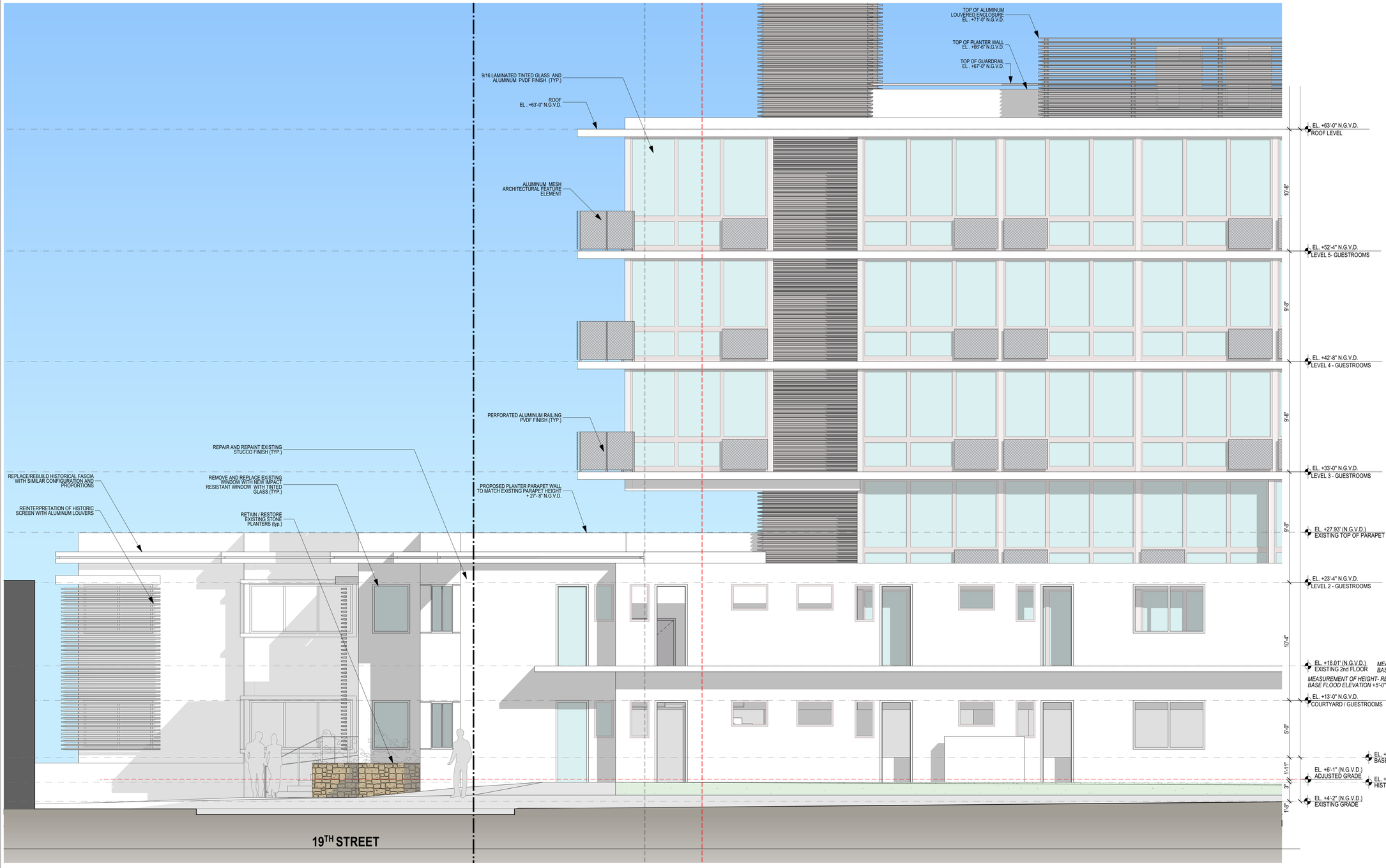
Project No.
1822

Sheet Name
ENLARGED SOUTH ELEVATION

Sheet No.
A-405

NOT FOR CONSTRUCTION



ENLARGED EAST ELEVATION | 1

SCALE 1/8"=1'-0"

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File Software: Rvt - Sheet Layer - Blocked Based on Architectural 2018 Revit Addin 1902 - Park Ave Hotel - 19 portfolio - Date: 2/8/2019

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SCHEMATIC PHASE

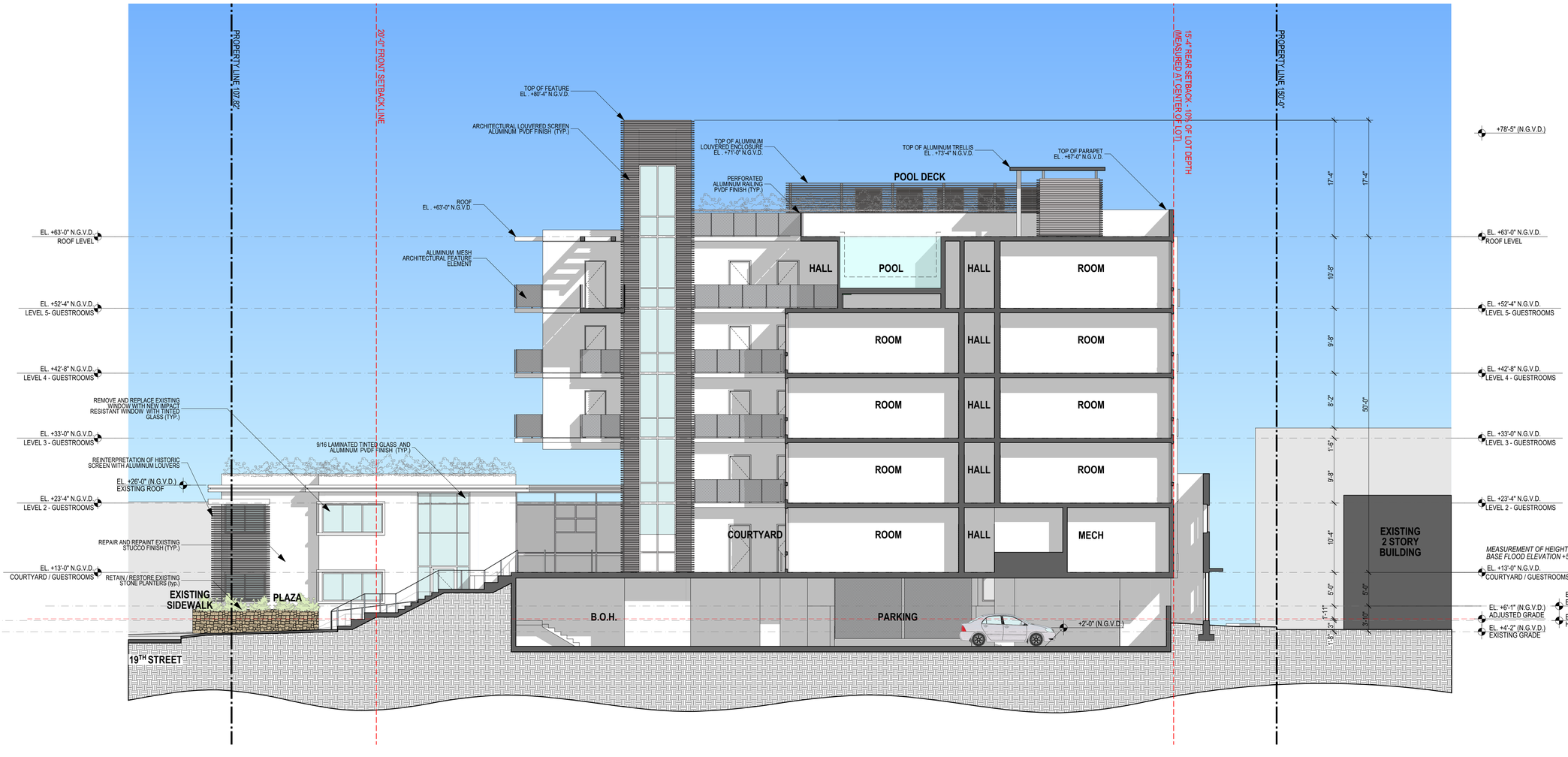
Date
2/18/2019

Scale
AS SHOWN

Project No.
1822

Sheet Name
ENLARGED EAST ELEVATION

Sheet No.
A-406



SECTION A | 1

SCALE 1/8"=1'-0"

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File: Bilsboad Park Side Street_1_Bilsboad Based on Architect 2019 Revit Models 2019 PARK AVE HOTEL - 19 portina - Date: 2/8/2019

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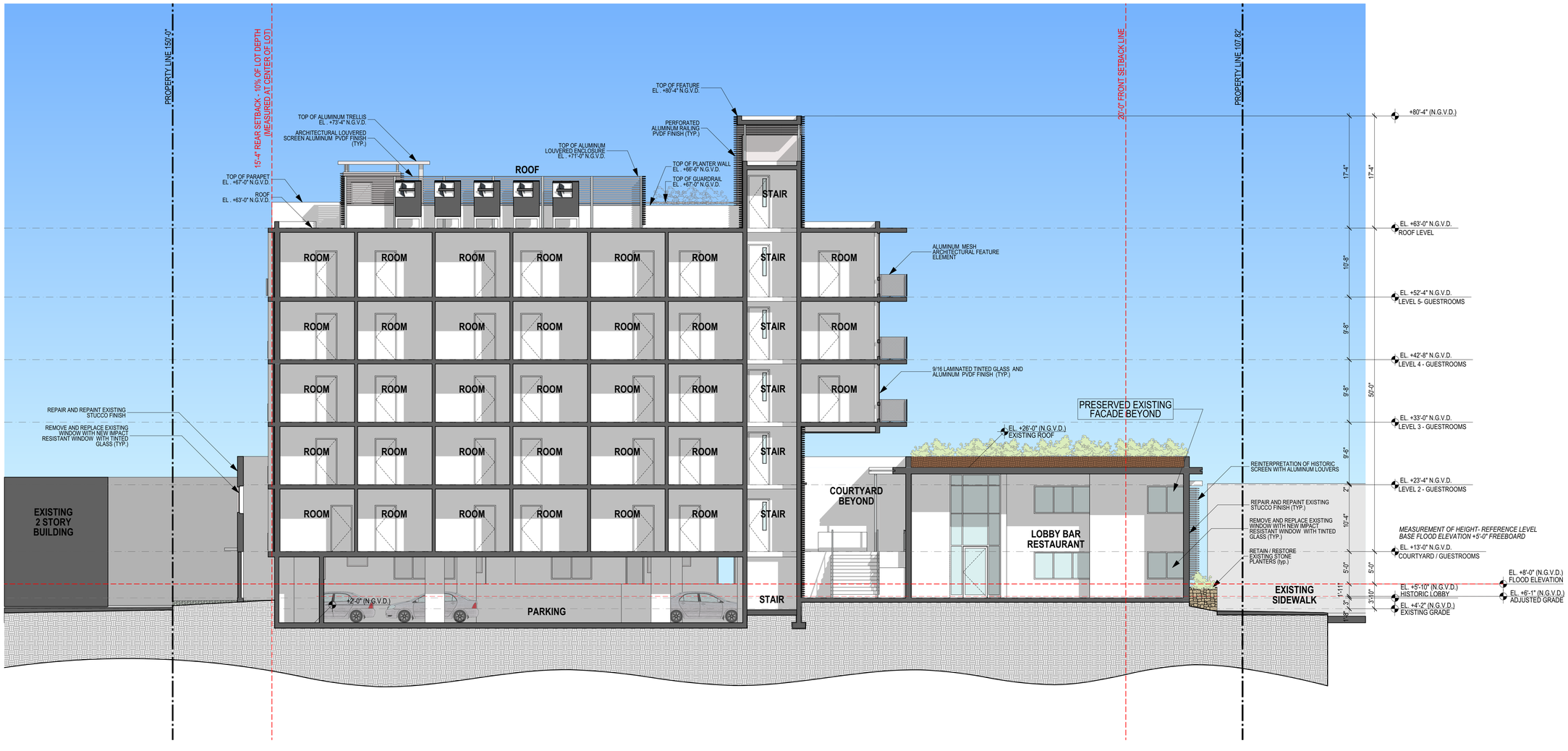
SCHEMATIC PHASE

Date
2/18/2019
Scale
AS SHOWN
Project No.
1822
Sheet Name
SECTION A
Sheet No.
A-501

NOT FOR CONSTRUCTION



SECTION B | 1

SCALE 1/8"=1'-0"

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File: Billfold: Ref.: Bill Stand_1 Billfold Base For Architect 2d / RVC_Parks Art Hotel_ Sly.rvtRev. Date: 3/6/2019

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Project

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SCHEMATIC PHASE

Date
2/18/2019
Scale
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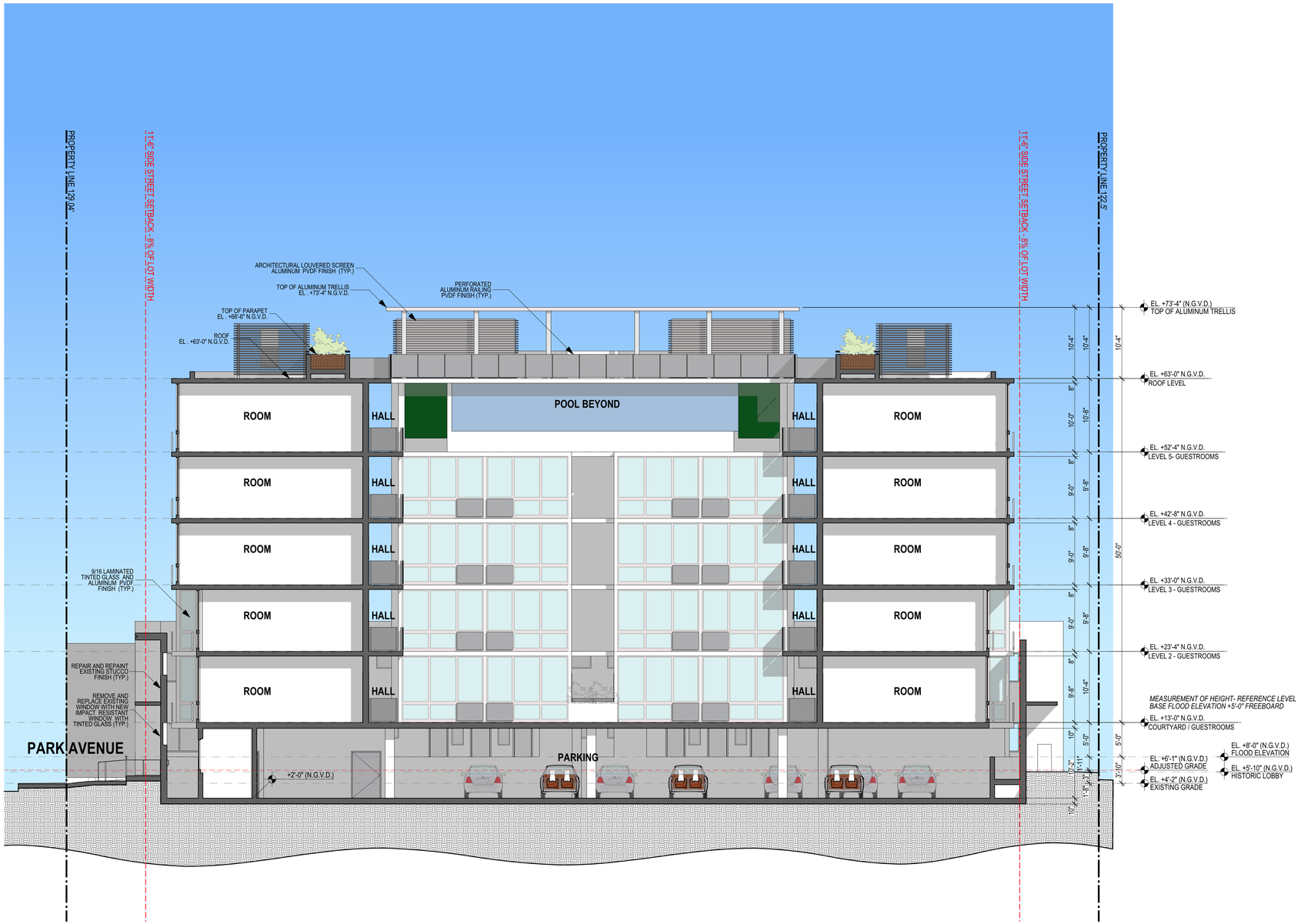
Project No.
1822
Sheet Name
SECTION B
Sheet No.
A-502



SECTION C | 1

SCALE 1/8"=1'-0"

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File: Bifolded Rev. BIM Server_1 Bifolded Back Up Files\1822 2017 PARK AVE HOTEL_Park Ave Hotel_Luis_3.6.2019

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Project

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Date
2/18/2019

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Project No.
1822

Sheet Name
SECTION C

Sheet No.
A-503

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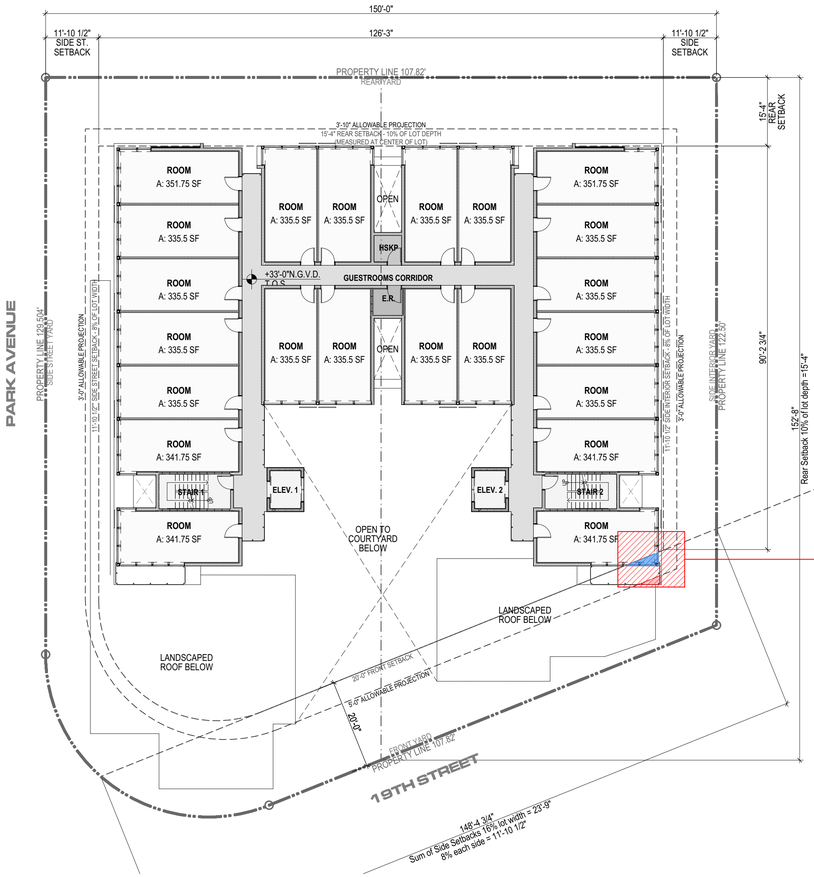
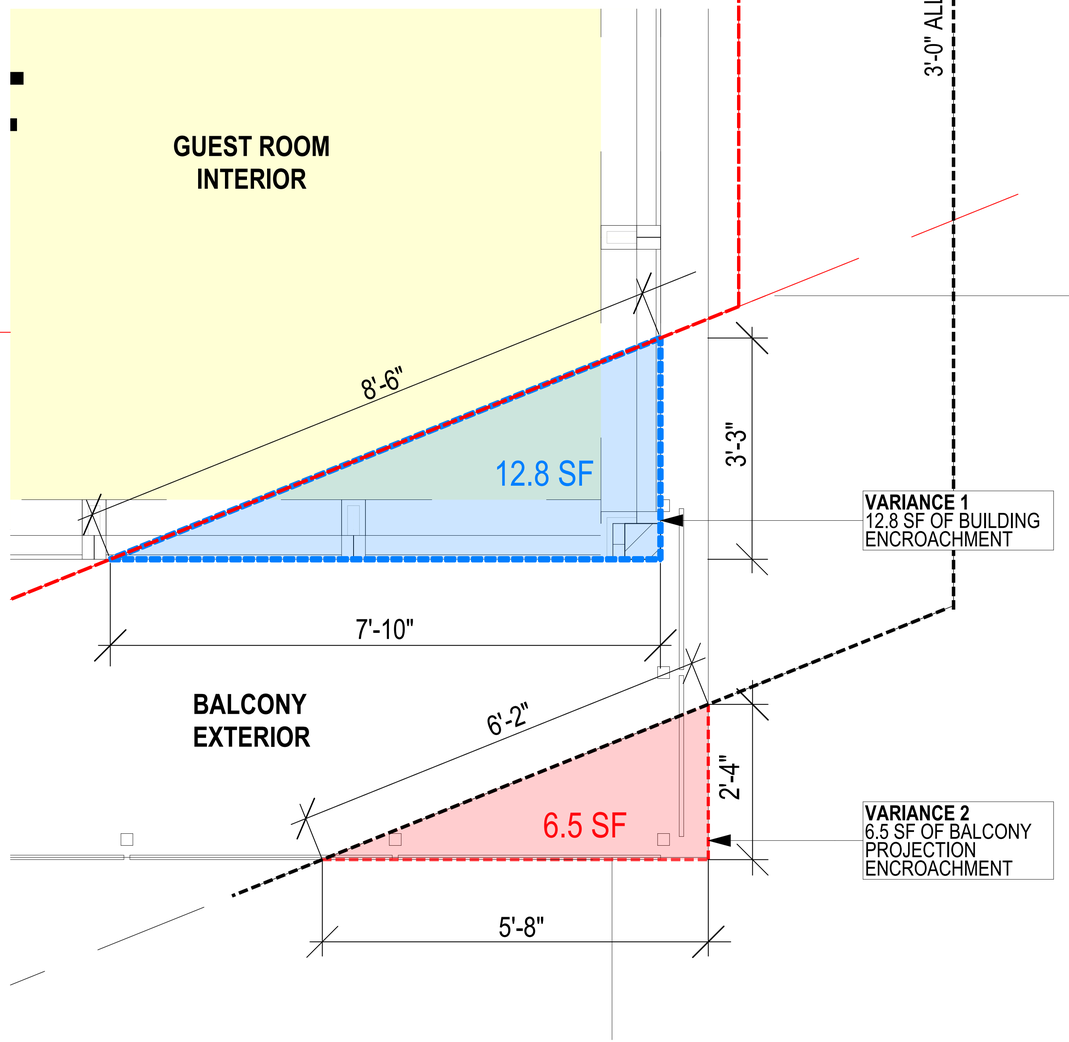


THIS CONDITION OCCURS AT 3RD LEVEL, 4TH LEVEL, 5TH LEVEL, AND ROOF LEVEL AFFECTING THE FRONT SETBACK.



VARIANCE | 1

SCALE 1"=1'-0"

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SCHEMATIC PHASE

Date
2/18/2019

Scale
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Project No.
1822

Sheet Name
VARIANCE

Sheet No.
A-601

COCONUT PALM

SABAL PALM

CABADA PALM

MACARTHUR PALM

SIMPSON'S STOPPER

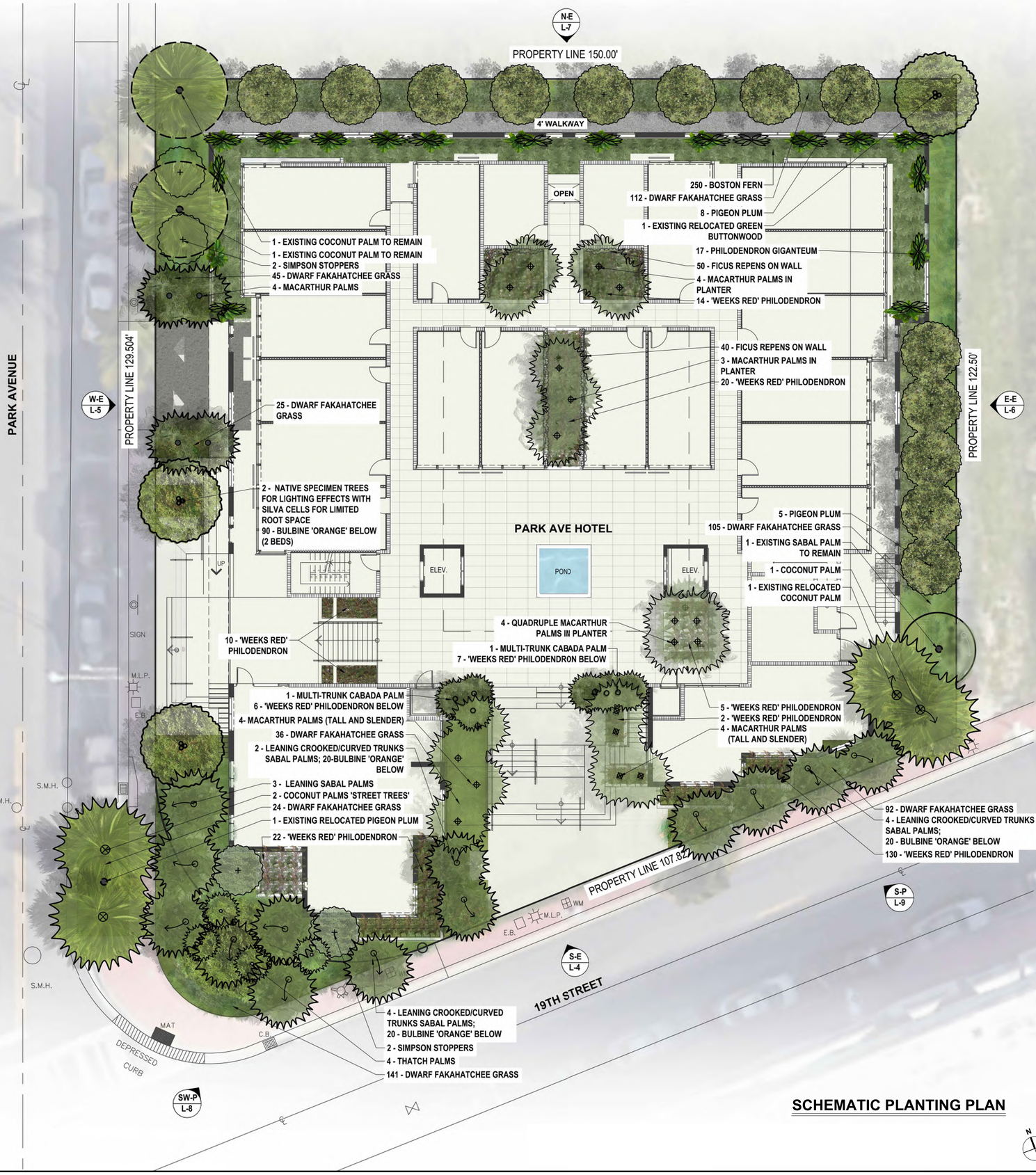
GUMBO LIMBO TREE

PIGEON PLUM TREE

THATCH PALM

PHILODENDRON 'WEEKS RED'

DWARF FAKAHATCHEE GRASS



SCHEMATIC PLANTING PLAN

david o.
landscape architecture

DAVID J. ODISHOO
RLA #6666969

p.o. box 331615
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CONSULTANT:

FOR HPB SUBMITTAL ONLY

PARK AVE HOTEL

355 19TH ST
MIAMI BEACH, FL 33139

PROJECT PHASE:
PROJECT NAME:
PROJECT ADDRESS:

Revisions:

SEAL:

PROJECT NO:
SCALE: 1/8"=1'-0"
DATE: 03/08/2018
DRAWN: CG, CP, RR
CHECKED: D.O.
CADD FILE:

DRAWING TITLE:
SCHEMATIC PLANTING PLAN

SHEET NO.
L-1

THATCH PALM

MACARTHUR PALM

SPARTINA GRASS

PROPERTY LINE 150.00'

LANDSCAPE BELOW

4' WALKWAY

LANDSCAPE BELOW

LANDSCAPE BELOW

PROPERTY LINE 129.504'

PARK AVENUE

M. REST.

W. REST.

BOILER

POOL DECK

POOL

MECHANICAL AREA

MECHANICAL AREA

6 - MACARTHUR PALMS IN PLANTER
40 - SPARTINA GRASS

6 - MACARTHUR PALMS IN PLANTER
40 - SPARTINA GRASS

STAIRS 1

ELEV. 1

OPEN TO COURTYARD

ELEV. 2

STAIRS 2

BRIDGE BELOW

LANDSCAPE BELOW

PROPERTY LINE 122.50'

GREEN ROOF SPACE BELOW WITH HYDROTECH WATERPROOFING

4 - THATCH PALM
78 - SPARTINA GRASS

5 - THATCH PALM
169 - SPARTINA GRASS

PROPERTY LINE 107.82'

LANDSCAPE BELOW

19TH STREET

MAT

DEPRESSED CURB

C.B.

F.H.

S.M.H.

M.L.P.

E.B.

WM

SIGN

SCHEMATIC PLANTING PLAN

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landscape architecture

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PARK AVE HOTEL

PROJECT PHASE:

PROJECT NAME: 355 19TH ST

PROJECT ADDRESS: MIAMI BEACH, FL 33139

Revisions:

SEAL:

PROJECT NO:

SCALE: 1/8"=1'-0"

DATE: 03/08/2018

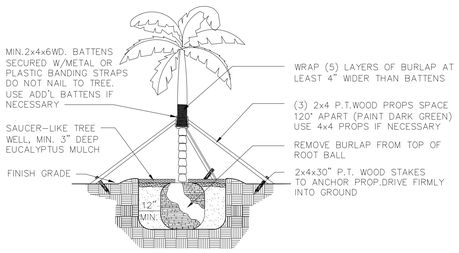
DRAWN: CG, CP, RR

CHECKED: D.O.

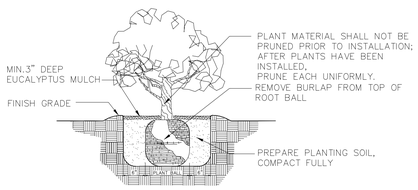
CADD FILE:

DRAWING TITLE: SCHEMATIC PLANTING PLAN

SHEET NO. L-2

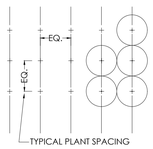


SPECIMEN TREE AND TALL PALMS SUPPORT DETAIL

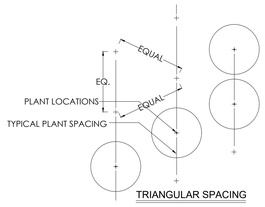


TYPICAL SHRUB PLANTING DETAIL

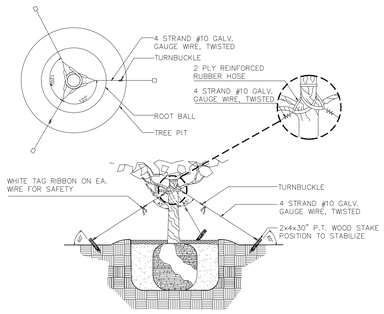
NOTE
IN MOST CASES TRIANGULAR SPACING IS PREFERRED. USE SQUARE SPACING ONLY IN SMALL RECTILINEAR AREAS.



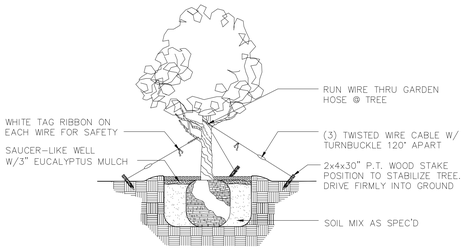
SQUARE SPACING



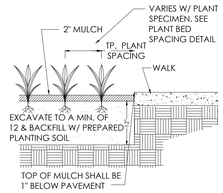
TRIANGULAR SPACING



TREE PLANTING AND GUYING DETAIL



SMALL TREE SUPPORT DETAIL



PLANTING DETAIL

PLANT LIST

Qty	Botanical/Common Name	Specifications	Native
	TREES & PALMS		
13	Coccoloba diversifolia Pigeon Plum	8'-10' ht. x 6'-8' sp.	Y
3	Cocos nucifera 'Green Malayan' Coconut Palm	8' wd., 2 Street Trees	N
2	Dypsis cabadae Cabada Palm	3 trunks each cluster 6'-8' wd.	N
4	Myrcianthes fragrans Simpson Stopper	10'-12' ht. x 8'-10' sp., field grown, 2 Street Trees	Y
2	Native tree Native Tree	12'-14' ht. x 10'-12' sp., field grown	Y
35	Ptychosperma macarthurii Macarthur Palm	8'-12' wd., mixed heights, field grown	N
13	Sabal Palmetto Sabal Palm	crooked, curved trunks, planted as per plan 8'-22' wd., regenerated heads, 3 Street Trees	Y
13	Thrinax radiata Florida Thatch Palm	8'-12' ht. x 6'-8 sp.	Y

Qty	Botanical/Common Name	Specifications	
	SHRUBS AND GROUND COVERS		
155	Bulbine frutescens 'Orange' Bulbine 'Orange'	1 gal. 12" o.c.	N
90	Ficus repens Climbing Fig	1 gal. 18" o.c.	N
250	Nephrolepis exaltata Boston Fern	3 gal. 24" o.c.	Y
17	Philodendron giganteum Giant Philodendron	10 gal. 36" o.c.	N
216	Philodendron 'Weeks Red' Weeks Red Philodendron	10 gal. 36" o.c.	N
580	Tripsacum dactyloides (dwarf) Dwarf Fakahatchee Grass	7 gal. 36" o.c.	Y
327	Spartina alterniflora Cordgrass	3 gal. 36" o.c.	Y
	RELOCATED MATERIAL		
1	Coccoloba diversifolia Pigeon Plum		
1	Cocos Nucifera 'Green Mayalan' Coconut Palm		
1	Conocarpus erectus Green Buttonwood		

CITY OF MIAMI BEACH
LANDSCAPE LEGEND

INFORMATION REQUIRED TO BE PERMANENTLY AFFIXED TO PLANS

Zoning District RM - 2 Lot Area 22,236 sq.ft Acres 0.51 acres

	REQUIRED/ ALLOWED	PROVIDED
OPEN SPACE		
A. Square feet of required Open Space as indicated on site plan: Lot Area = 22,236 s.f.x 30 % = 6,670 s.f.	6,670 s.f.	12,855 s.f.
B. Square feet of parking lot open space required as indicated on site plan: Number of parking spaces N/A x 10 s.f. parking space =	N/A	N/A
C. Total square feet of landscaped open space required: A+B=	6,670 s.f.	12,855 s.f.
LAWN AREA CALCULATION		
A. Square feet of landscaped open space required	6,670 s.f.	12,855 s.f.
B. Maximum lawn area (sod) permitted= 30 % x 6,670 s.f.	2001 s.f.	0 s.f.
TREES		
A. Number of trees required per lot or net lot acre, less existing number of trees meeting minimum requirements= 28 trees x 0.51 net lot acres - number of existing trees=	12	19
B. % Natives required: Number of trees provided x 30% =	6	19
C. % Low maintenance / drought and salt tolerant required: Number of trees provided x 50%=	10	20
D. Street Trees (maximum average spacing of 20' o.c.) 237 linear feet along street divided by 20'=	12	14 (05 TREES 18 PALMS)
E. Street tree species allowed directly beneath power lines: (maximum average spacing of 20' o.c.): N/A linear feet along street divided by 20'=	N/A	N/A
SHRUBS		
A. Number of shrubs required: Sum of lot and street trees required x 12=	276	340
B. % Native shrubs required: Number of shrubs provided x 50%=	170	250
LARGE SHRUBS OR SMALL TREES		
A. Number of large shrubs or small trees required: Number of required shrubs x 10%=	28	30
B. % Native large shrubs or small trees required: Number of large shrubs or small trees provided x 50%=	15	30

GENERAL LANDSCAPE NOTES:

1. ALL PLANT MATERIAL IS TO BE FLORIDA NO. 1 OR BETTER. FLORIDA DEPARTMENT OF AGRICULTURE GRADES AND STANDARDS, PARTS I & II 1973, 1975 RESPECTIVELY.
2. ALL PLANTING BEDS TO BE TOPPED WITH 2"MIN. "GRADE A" CYPRESS OR EUCALYPTUS MULCH, UNLESS OTHERWISE NOTED.
3. ALL TREES TO BE STAKED IN A GOOD WORKMANLIKE MANNER. NO NAIL STAKING PERMITTED. (REFER TO PLANTING DETAILS .)
4. LANDSCAPE PLAN SHALL BE INSTALLED IN COMPLIANCE WITH ALL LOCAL CODES.
5. ALL TREE HOLDS TO BE BACK FILLED AROUND AND UNDER ROOT BALL WITH PLANTING SOIL. ALL SHRUB BEDS TO BE INSTALLED WITH PLANTING SOIL. (SEE SPECS)
6. SOD SHALL BE "FLORATAM" ST. AUGUSTINE (UNLESS OTHERWISE NOTED) SOLID SOD LAID WITH ALTERNATIVE AND ABUTTING JOINTS, WITH 2" TOP SOIL MINIMUM IF REQUIRED. (SEE SPECS)
7. ALL TREES, SHRUBS AND GROUND COVERS SHALL BE GUARANTEED FOR TWELVE MONTHS FROM DATE OF FINAL ACCEPTANCE. ALL PALMS ARE TO BE GUARANTEED FOR ONE YEAR.
8. ALL PLANTING BEDS SHALL BE WEED AND GRASS FREE.
9. ALL TREES, PALMS, SHRUBS AND GROUNDCOVER PLANTS SHALL BE FERTILIZED AT INSTALLATION WITH LONG LASTING FERTILIZER, ACCORDING TO MANUFACTURES RECOMMENDATIONS. (SUBMIT SAMPLE FOR APPROVAL.) (SEE SPEC)
10. PLANTING PLAN SHALL TAKE PRECEDENCE OVER PLANT LIST IN CASE OF DISCREPANCIES. (NOTIFY LANDSCAPE ARCHITECT FOR DIRECTION.)
11. LANDSCAPE CONTRACTOR SHALL LOCATE AND VERIFY ALL UNDERGROUND UTILITIES PRIOR TO DIGGING.
12. NO CHANGE SHALL BE MADE WITHOUT THE PRIOR CONSENT OF THE LANDSCAPE ARCHITECT.
13. ALL MATERIAL IS SUBJECT TO AVAILABILITY AT TIME OF INSTALLATION. SUBSTITUTIONS MAY BE MADE AFTER CONSULTATION WITH LANDSCAPE ARCHITECT.
14. ALL NEWLY PLANTED AREAS TO RECEIVE 100% COVERAGE BY AUTOMATIC IRRIGATION SYSTEM. (REFER TO IRRIGATION PLAN.)
15. ALL PLANTING BEDS TO RECEIVE NEW PLANTING SOIL (1/3 EVERGLADES PEAT, 1/3 SAND, 1/3 CYPRESS SAWDUST & CHOPS) MINIMUM 6" DEEP. (REFER TO PLANTING DETAILS.)
16. CONTRACTOR WILL VISIT SITE TO FAMILIARIZED HIMSELF WITH THE SCOPE OF WORK PRIOR TO SUBMITTING A BID.
17. LANDSCAPE CONTRACTOR TO COORDINATE HIS WORK WITH THE GENERAL CONTRACTOR, THE IRRIGATION CONTRACTOR, AND THE ELECTRICAL CONTRACTOR.
18. ALL EXISTING PLANT MATERIAL TO REMAIN SHALL BE PROTECTED. (REFER TO DEMOLITION PLAN.)
19. ALL TREES TO BE RELOCATED WILL GET ROOT PRUNED 30 DAYS MIN. (OR MORE IF REQUIRED BY THE SPECIES). UPON RELOCATION, THIN OUT (UNDER LANDSCAPE ARCHITECT'S DIRECTION) 30% OF THE TREE CANOPY TO BE RELOCATED.
20. AFTER REMOVAL OR RELOCATION OF EXISTING TREES AND PALMS, BACKFILL TREE PIT WITH PLANTING SOIL AND SOD DISTURBED AREA, AS REQUIRED.
21. ALL TREES ON SOD AREAS SHALL RECEIVE A MULCH RING 2' IN DIAMETER TYPICAL.
22. ALL TREES SHALL HAVE A 2" CALIPER AT D.B.H. MINIMUM FOR A 10' HEIGHT TREE.
23. ALL 1 GALLON MATERIAL TO HAVE A 12" SPREAD MINIMUM, ALL 3 GALLON MATERIAL TO HAVE A 20-24" SPREAD MINIMUM.

TREE BRACING NOTES:

2" AND LARGER CALIPER TREES BRACED BY GUYING -

1. CHOOSE THE CORRECT SIZE AND NUMBER OF STAKES AND SIZE OF HOSE AND WIRE. GUYING SHALL BE COMPLETED WITHIN 48 HOURS OF PLANTING THE TREE.
2. CUT LENGTHS OF STAKING HOSE TO EXTEND 2 INCHES PAST TREE TRUNK WHEN WRAPPING AROUND.
3. SPACE STAKES EVENLY ON OUTSIDE OF WATER RING AND DRIVE EACH FIRMLY INTO THE GROUND. STAKES SHOULD BE DRIVING AT A 30 DEGREE ANGLE WITH THE POINT OF THE STAKE TOWARD THE TREE UNTIL 4 TO 5 INCHES ARE LEFT SHOWING.
4. PLACE THE HOSE AROUND THE TREE TRUCK JUST ABOVE THE LOWEST BRANCH.
5. THREAD THE WIRE THROUGH THE HOSE AND PAST THE STAKE, ALLOWING APPROXIMATELY 2 FEET OF EACH OF THE TWO ENDS BEYOND THE STAKE BEFORE CUTTING THE WIRE.
6. TWIST WIRE AT RUBBER HOSE TO KEEP IT IN PLACE.
7. PULL WIRE DOWN AND WIND BOTH ENDS AROUND STAKE TWICE. TWIST WIRE BACK ONTO ITSELF TO SECURE IT BEFORE CUTTING OFF THE EXCESS.
8. THE ABOVE PROCEDURES ARE TO BE FOLLOWED FOR EACH STAKE, KEEPING THE TREE STRAIGHT AT ALL TIMES. THERE SHOULD BE A 1 TO 3 INCH SWAY IN THE TREE (THE WIRES SHOULD NOT BE PULLED TIGHT) FOR BEST ESTABLISHMENT.
9. FLAG THE GUY WIRES WITH SURVEYOR'S FLAGGING OR APPROVED EQUAL FOR SAFETY.
10. GUYS ARE NOT TO BE REMOVED UNTIL APPROVED BY LANDSCAPE CONTRACTOR.

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PROJECT PHASE:
PROJECT NAME:
PROJECT ADDRESS:

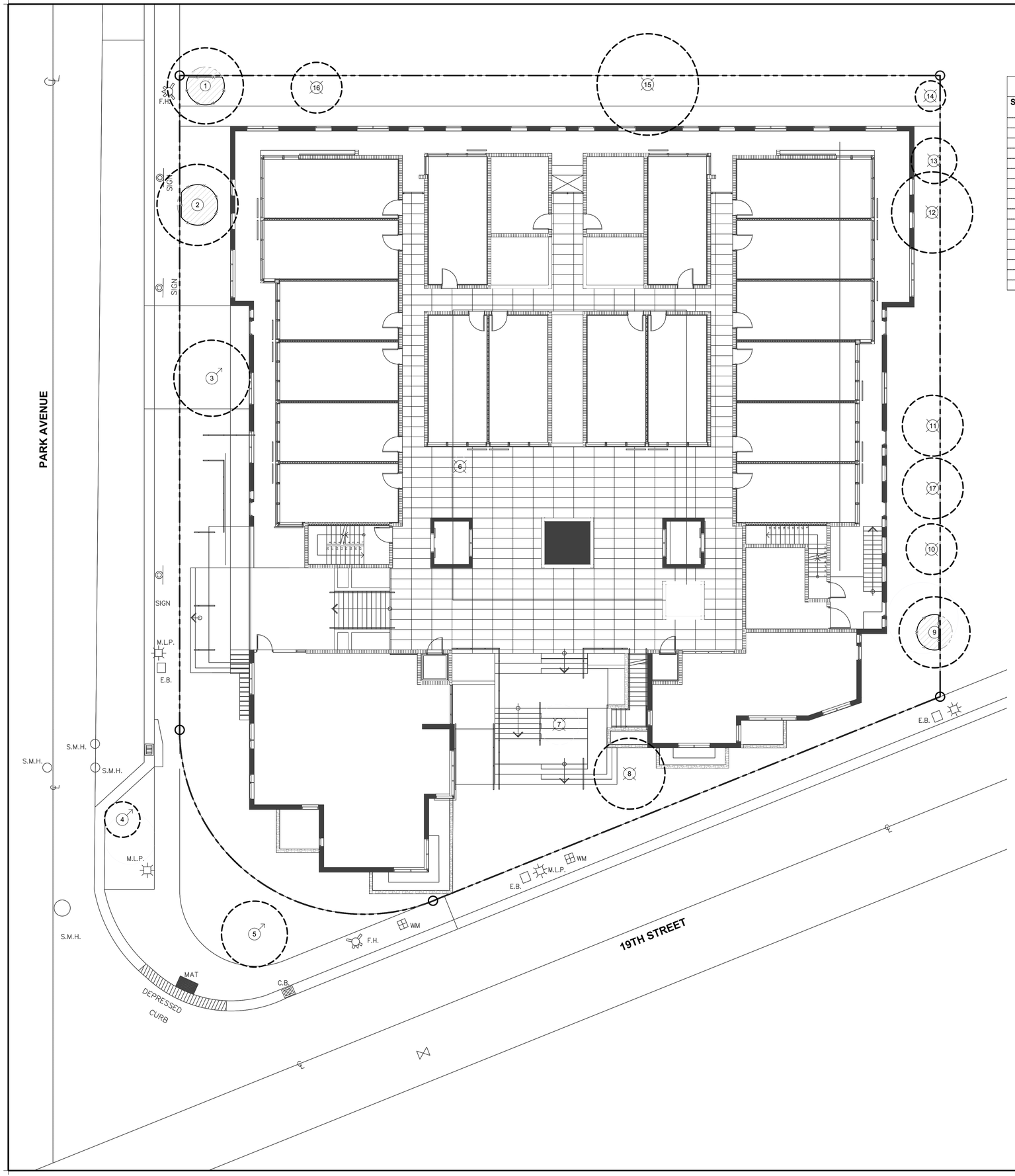
Revisions:

SEAL:

PROJECT NO:
SCALE:
DATE: 03/08/2018
DRAWN: CG, CP, RR
CHECKED: D.O.
CADD FILE:

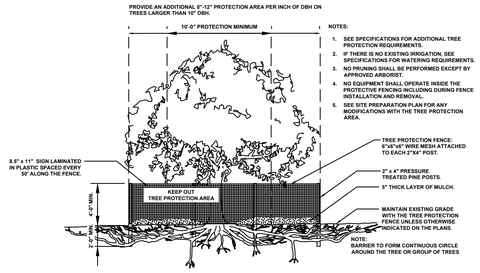
DRAWING TITLE:
PLANTING DETAILS & NOTES

SHEET NO.
L-3



EXISTING TREE INVENTORY

SURVEY NO.	COMMON NAME	BOTANICAL NAME	DBH (IN.)	HT (FT.)	SP. (FT.)	T.P.Z. (FT.)	STATUS
1	Coconut Palm	*Cocos nuicifera ' Green Malayan'*	10.5	28	15	7.5	REMAIN
2	Coconut Palm	*Cocos nuicifera ' Green Malayan'*	9	25	16	8	REMAIN
3	Coconut Palm	*Cocos nuicifera ' Green Malayan'*	9.5	26	15		RELOCATE
4	Pigeon Plum Tree	*Coccoloba diversifolia*	5	9	10		RELOCATE
5	Green Buttonwood	*Conocarpus erectus*	7	12	15		RELOCATE
6	Areca Palms	*Dypsis lutescens*	3	10			REMOVE
7	Washingtonia Palm	*Washingtonia robusta*	14	45	8		REMOVE
8	Coconut Palm	*Cocos nuicifera ' Green Malayan'*	10	21	14		REMOVE
9	Sabal Palm	*Sabal palmetto*	16	20	14	7	REMAIN
10	Gumbo Limbo	*Bursera simaruba*	10	19	10		REMOVE
11	Sabal Palm	*Sabal palmetto*	15	18	12		REMOVE
12	Strangler Fig	*Ficus aurea*	14	20	20		REMOVE
13	Sabal Palm	*Sabal palmetto*	14	19	12		REMOVE
14	Florida Thatch Palm	*Thrinax radiata*	5	19	6		REMOVE
15	Strangler Fig	*Ficus aurea*	7.3	16	20		REMOVE
16	Gumbo Limbo	*Bursera simaruba*	4	15	10		REMOVE
17	Sabal Palm	*Sabal palmetto*	16	18	12		REMOVE



NOTES:

1. SEE SPECIFICATIONS FOR ADDITIONAL TREE PROTECTION REQUIREMENTS.
2. IF THERE IS NO EXISTING IRRIGATION, SEE SPECIFICATIONS FOR WATERING REQUIREMENTS.
3. NO PRUNING SHALL BE PERFORMED EXCEPT BY APPROVED ARBORIST.
4. NO EQUIPMENT SHALL OPERATE INSIDE THE PROTECTIVE FENCING INCLUDING DURING FENCE INSTALLATION AND REMOVAL.
5. SEE SITE PREPARATION PLAN FOR ANY MODIFICATIONS WITH THE TREE PROTECTION AREA.

TREE PROTECTION FENCE DETAIL

1 - YEAR MAINTENANCE PLAN

1. MAINTAIN A WIRE MESH FENCE AROUND ALL PERIMETER TREES TO REMAIN DURING THE CONSTRUCTION PERIOD.
2. MAINTAIN A 5" LAYER OF MULCH IN THE PROTECTION AREA. ROUTINELY REMOVE ANY WEEDS WHICH MAY GROW IN THE MULCH. REFER TO GENERAL NOTES FOR FURTHER SPECIFICATIONS REGARDING MULCH.
3. NO EQUIPMENT SHALL BE DRIVEN IN THE TREE PROTECTION AREA.
4. FERTILIZER WILL BE APPLIED ROUTINELY AS PER GENERAL NOTES.
5. A TEMPORARY IRRIGATION SYSTEM OR HAND WATERING WILL BE APPLIED A MINIMUM OF THREE TIMES PER WEEK, DURING TIME OF CONSTRUCTION.
6. ANY RELOCATED TREES OR PALMS SHALL BE STAKED AS PER GENERAL NOTES.
7. ANY TREES OR PALMS TO BE RELOCATED SHALL HAVE 50/50 PLANTING SOIL.
8. ANY HOLES FROM THE REMOVAL OR RELOCATION OF TREES OR PALMS SHALL BE FILLED AND GRADED WITH 50/50 PLANTING SOIL.

EXISTING TREE & PALM LEGEND

(#)	= TREE OR PALM TO REMAIN
(#)	= TREE OR PALM TO RELOCATE
(#)	= TREE OR PALM TO REMOVE
	= TREE PROTECTION AREA (TPZ)
	= CRITICAL ROOT ZONE (CRZ)

EXISTING TREE DISPOSITION PLAN

SCALE: 1/8" = 1'-0"

0 5' 10' 25' 50'

N

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DRAWING TITLE: TREE DISPOSITION

SHEET NO. L-4