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Owner: Di Lido Beach Resort LLC.
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Tel:
Email:

Consultant: STUDIO MUNGE.
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Tel: 416.588.1668
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Consultant: LANDSCAPE ARCHITECT
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Address: Coral Gables, FL 33143
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Consultant: MEP
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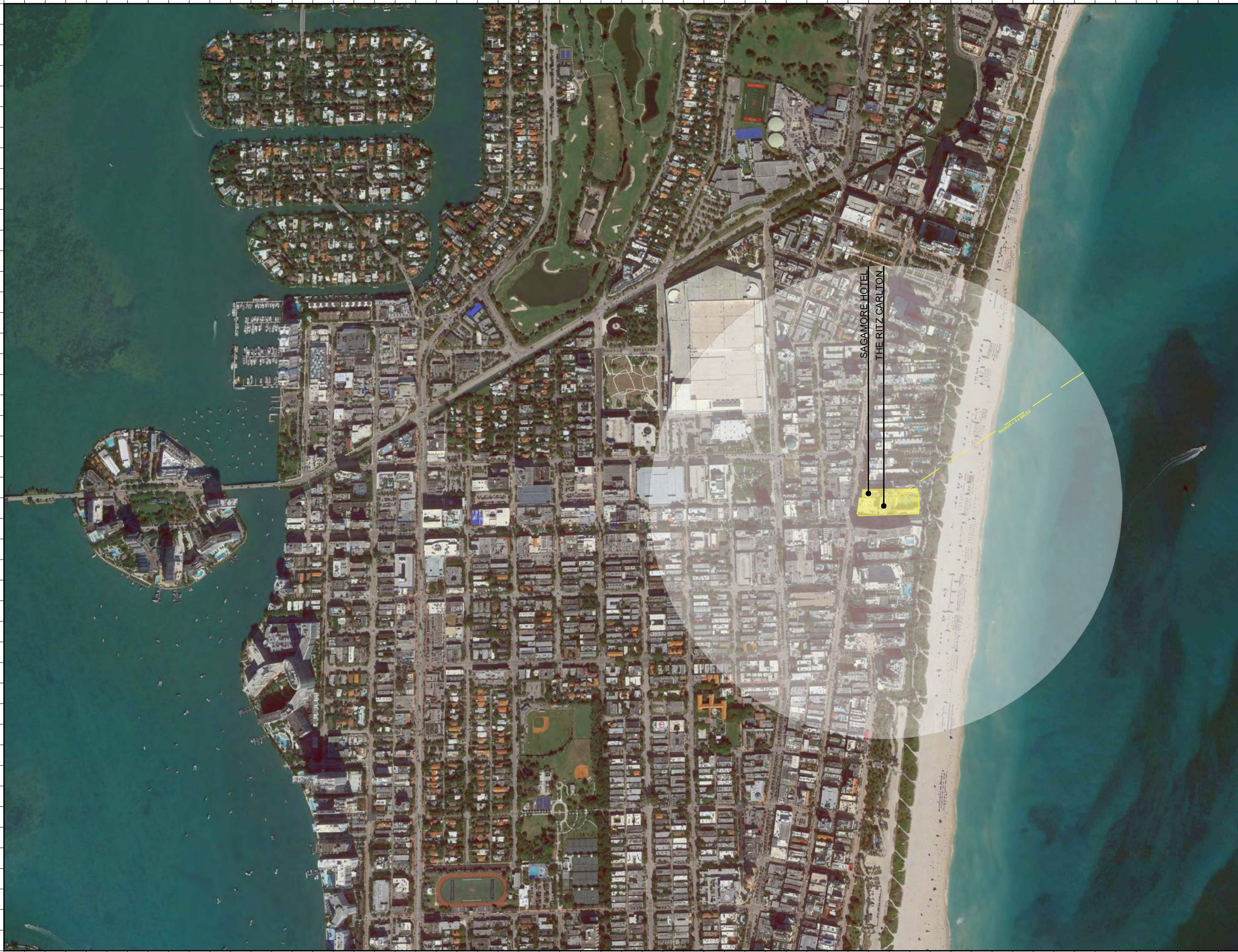
RITZ-SAGAMORE



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 Lic. # AR0012578

COVER
 RITZ-SAGAMORE

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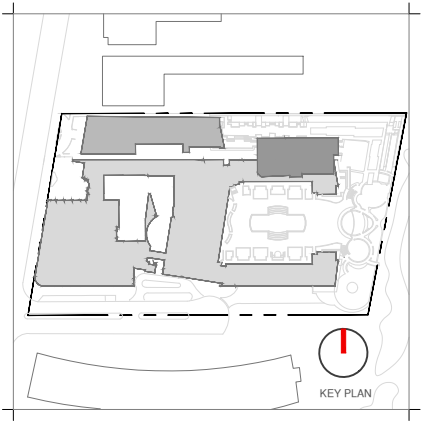
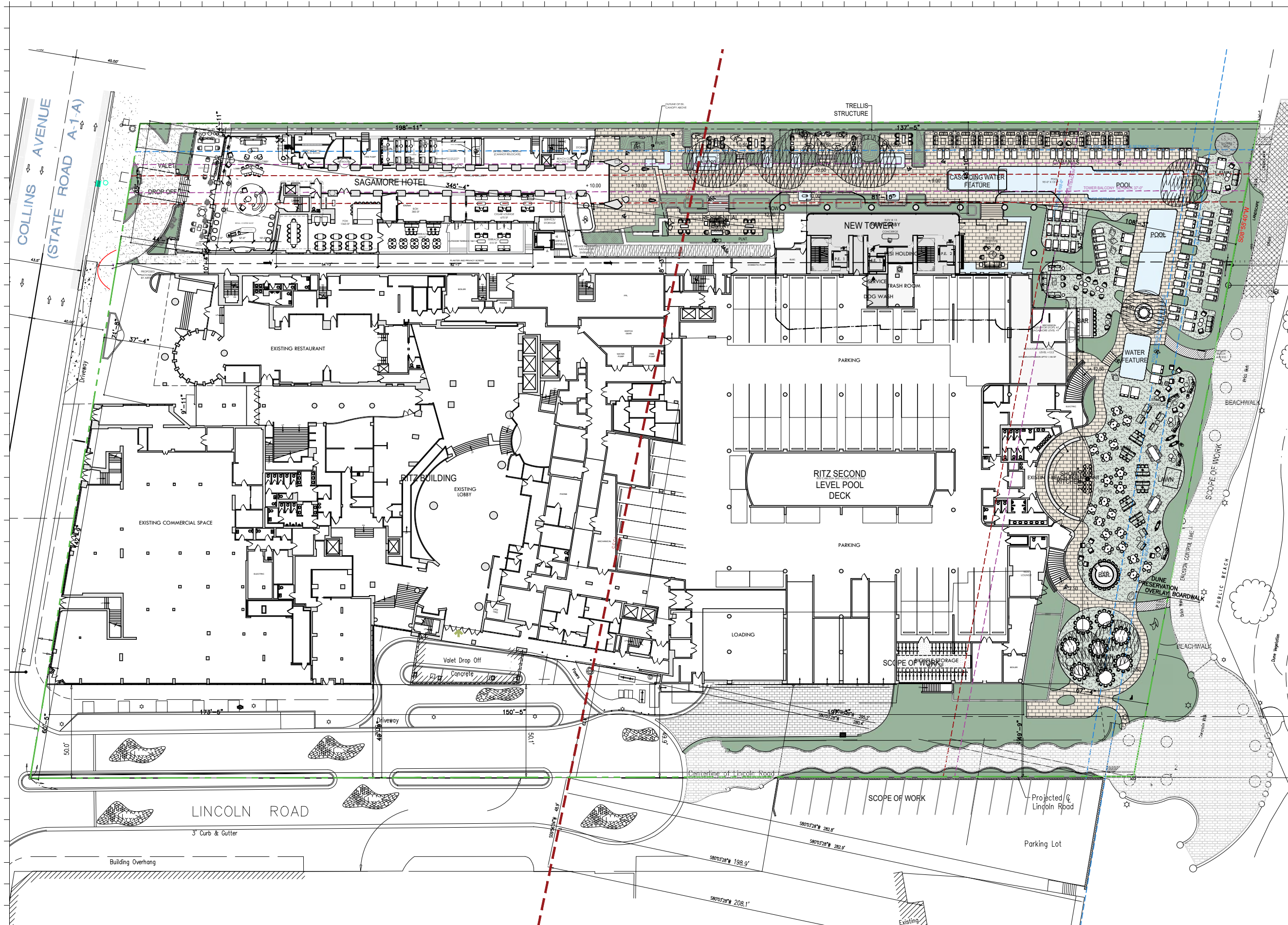
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KOBİ KARP
 Lic. # AR0012578

LOCATION PLAN/ AERIAL VIEW
RITZ-SAGAMORE

Date	11-12-2021	Sheet No.	A0.04
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Project	2018		



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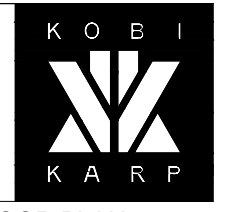
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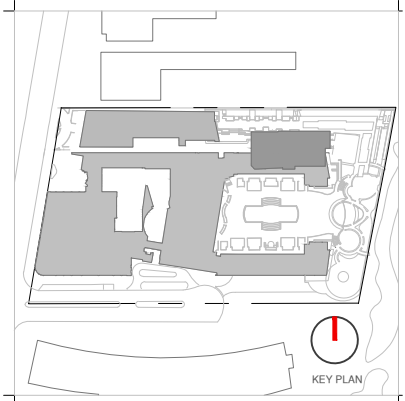
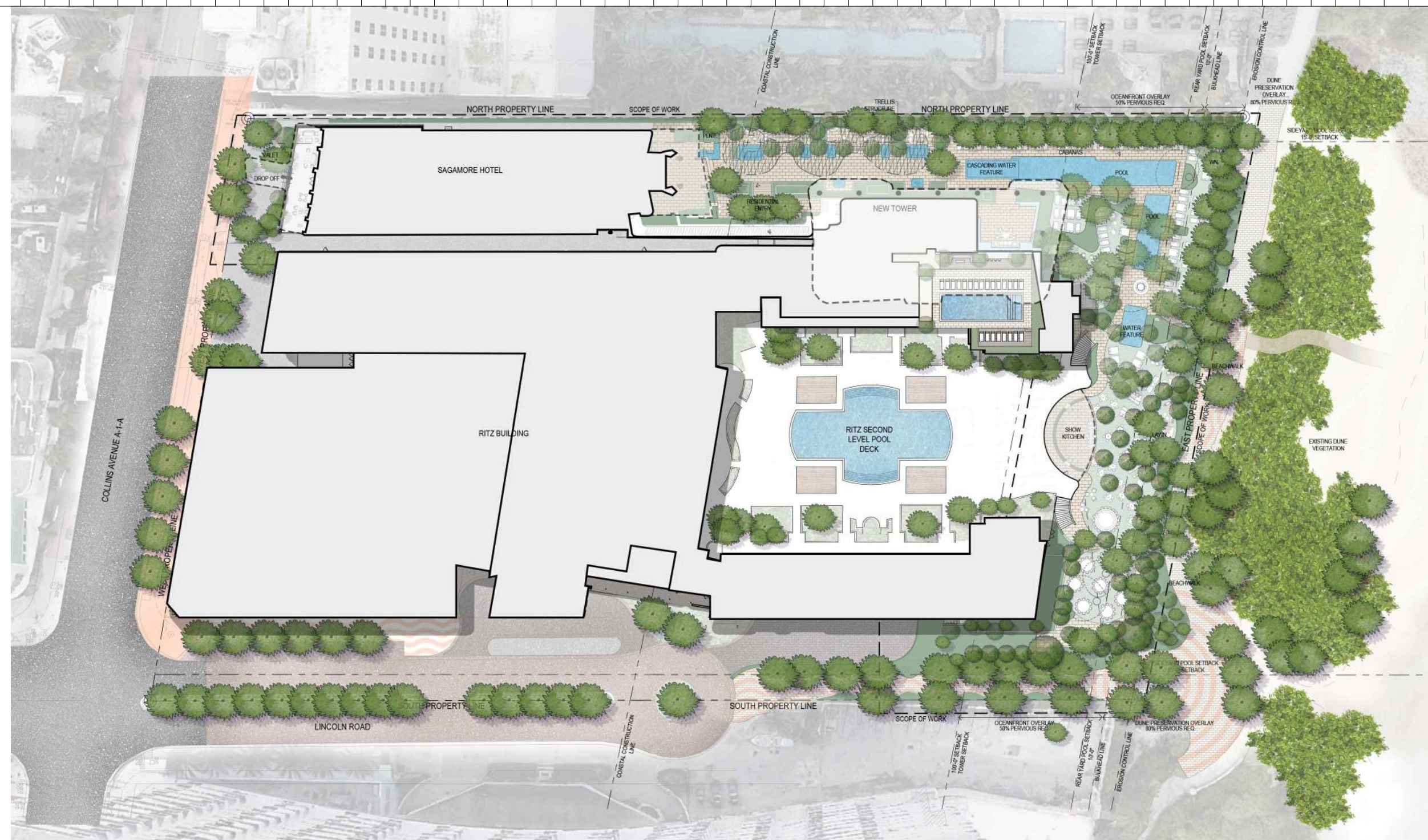


KOBI KARP
 Lic. # AR0012578
PROPOSED FLOOR PLAN
 RITZ-SAGAMORE

NEW FAR 3,962 S.F.

1 PROPOSED GROUND FLOOR PLAN
 SCALE: 1" = 50'-0"

Date	11-12-2021	Sheet No.	A2.01
Scale	AS SHOWN		
Project	2018		



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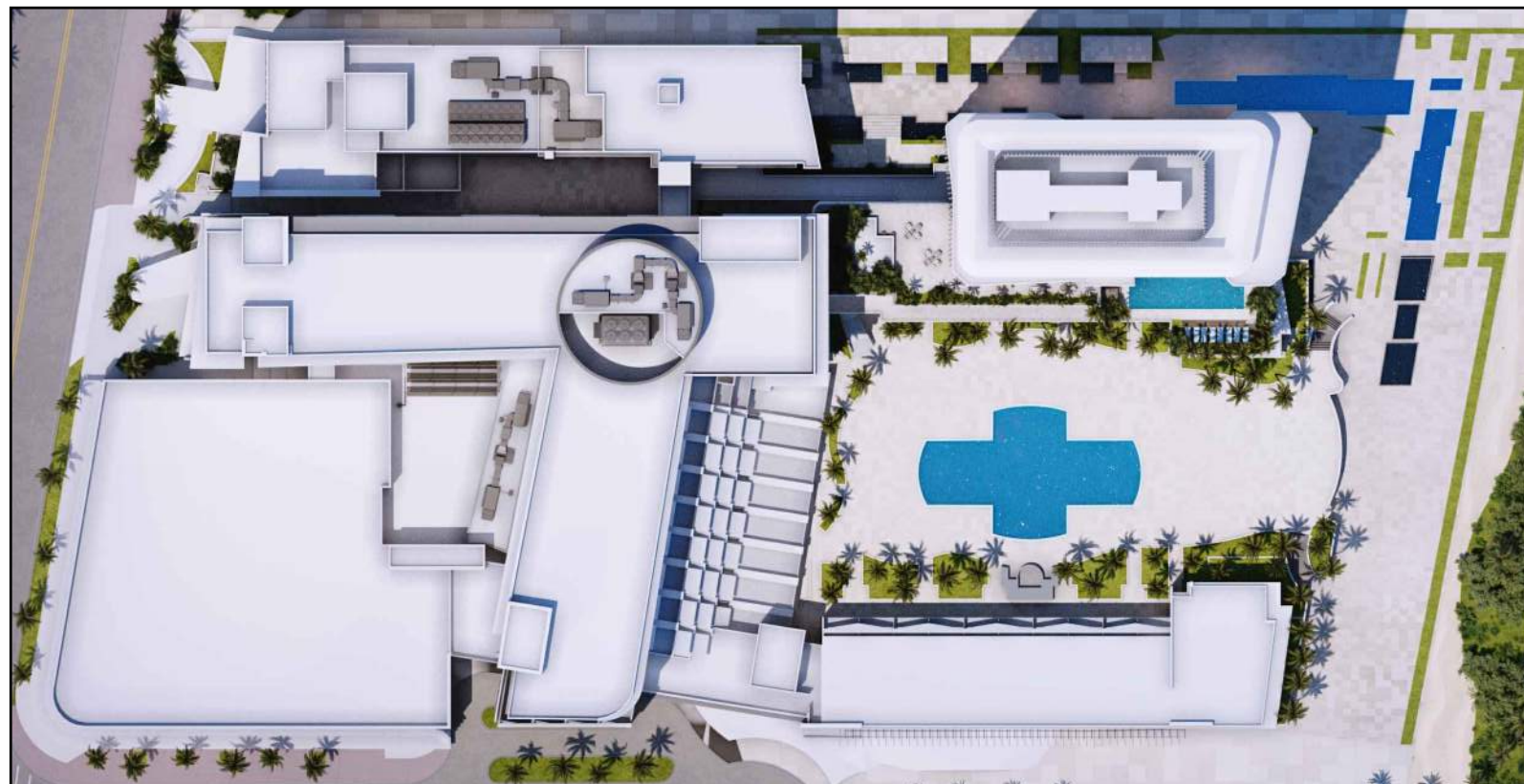
Peter Anselmo
 R.L.A. FL #6667221

ILLUSTRATIVE SITE PLAN

Date	11-12-2021	Sheet No.	L-0.00B
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Project	Ritz Sagamore		



1 EXISTING



2 PROPOSED



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LOCATION MAP
RITZ-SAGAMORE

Date	11-12-2021	Sheet No.	A0.05
Scale	NTS		
Project	2018		

HISTORIC OVERVIEW

The Sagamore and the Ritz Hotel are both located in the Collins Avenue / Ocean Drive Local Historic District and the National Register Historic District in the City of Miami Beach.

The Miami Beach Architectural District, a National Register District, was established in 1979 through the efforts of the Miami Design Preservation League. The district is commonly referred to as the Art Deco Historic District. Four of the local Miami Beach Historic Districts (Espanola Way, Ocean Drive / Collins Avenue, Museum, and Flamingo Park) together comprise the National Register District.

“The subject structure (Sagamore) is an excellent example of the evolution of the City's resort architecture from the fashionable Art Deco styles of the pre-World War II era Art Deco to the Modern style(s) following the war (sometimes referred to collectively as the International style).”

The Sagamore Hotel was built in 1948 on the northern portion of the former Seiberling estate property, . The Sagamore was originally constructed with 113 hotel rooms and one apartment suite according to the City of Miami Beach Building Card.

The original Dilido Hotel building was 8 stories tall and contained 303 hotel rooms plus a Coffee Shop, Dining Room and Cocktail Lounge, one 1-bedroom apartment plus 15 efficiency apartments.

Both Structures are located in the ‘Fisher’s First Subdivision’ as platted by Miami Beach in 1915. This was the first platted subdivision of the lands owned by Carl Fisher.



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THE SAGAMORE HOTEL
1671 COLLINS AVENUE MIAMI BEACH, FL 33139



THE RITZ CARLTON DILIDO HOTEL
1669 COLLINS AVENUE MIAMI BEACH, FL 33139

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1 Lincoln Road
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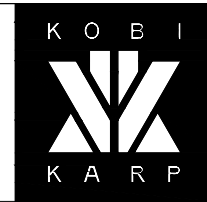
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Lic. # AR0012578

HISTORIC OVERVIEW

RITZ-SAGAMORE

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K O B I

 K A R P
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EXTERIOR RENDERINGS

RITZ-SAGAMORE

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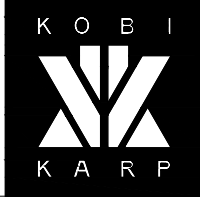
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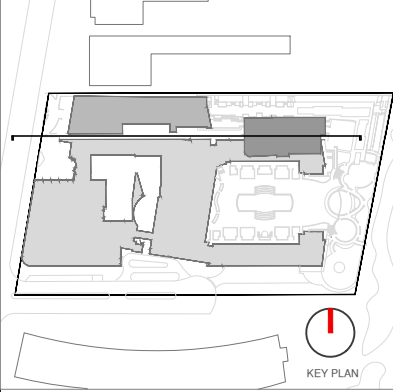


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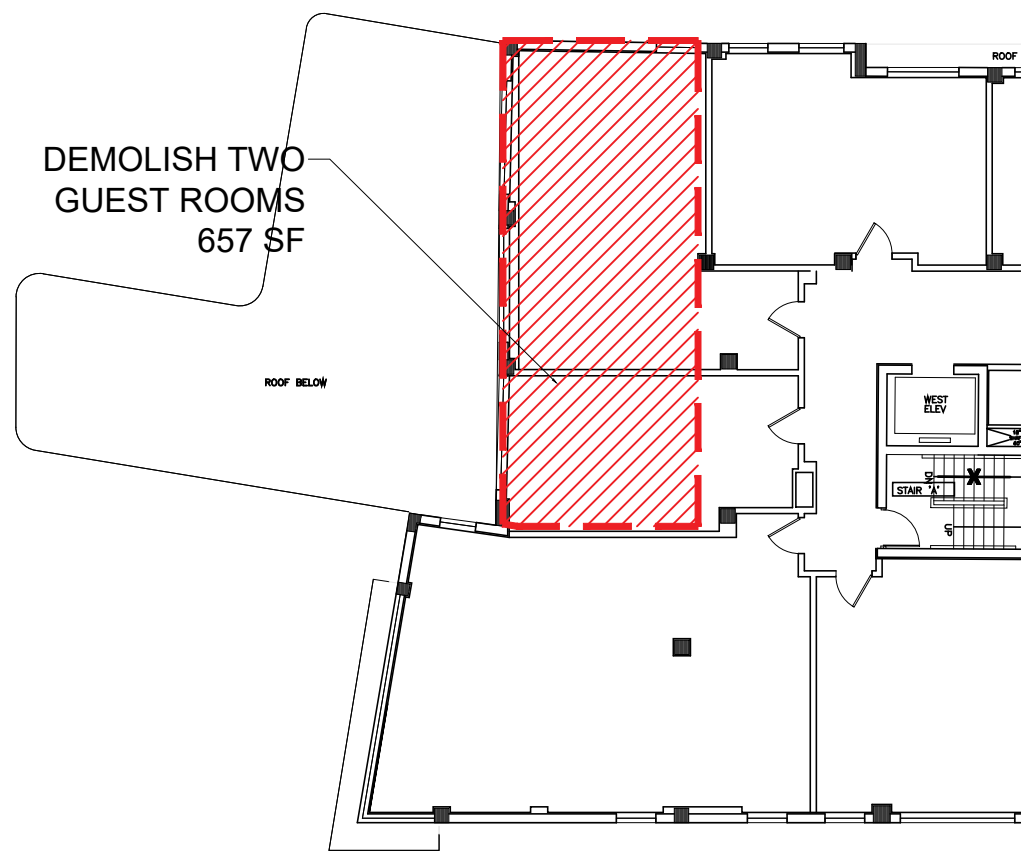


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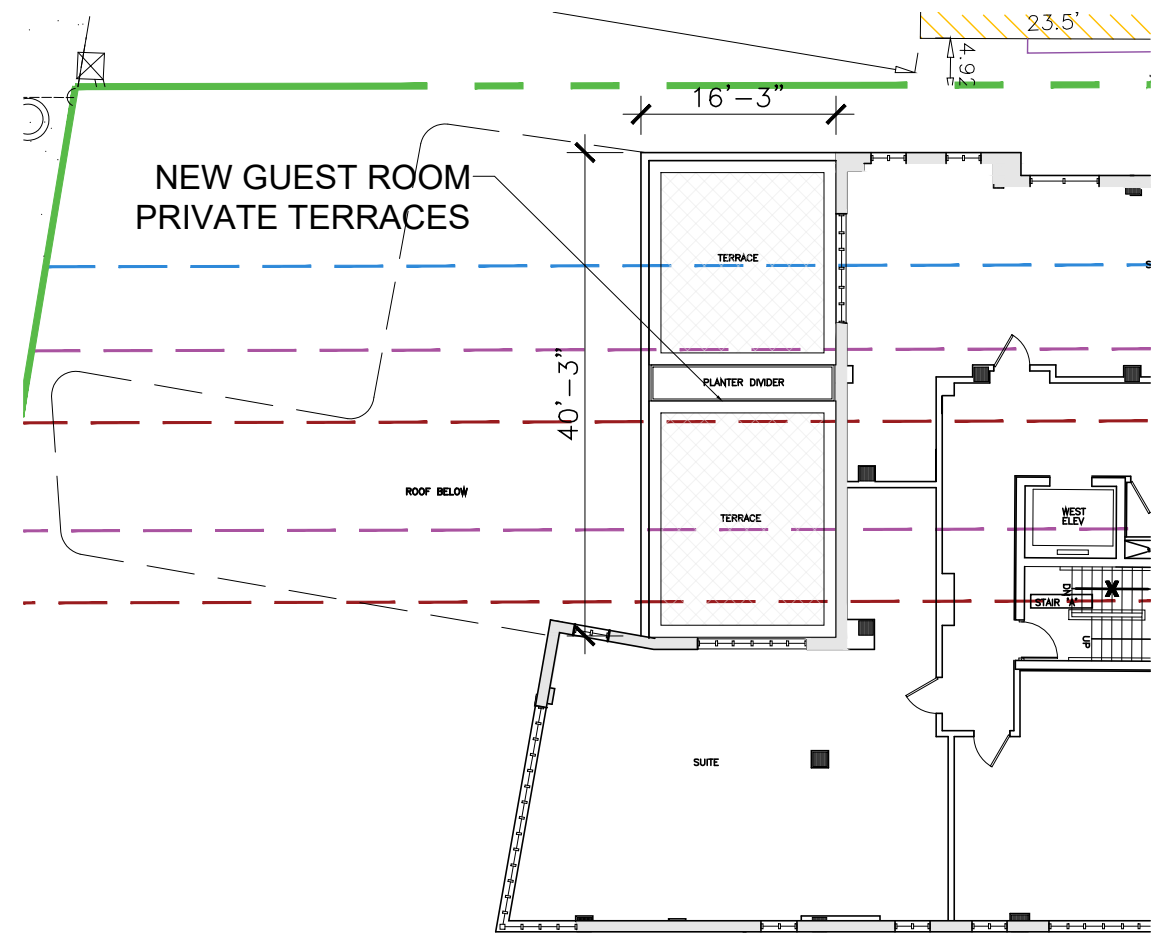
SAGAMORE HISTORIC FACADE

SAGAMORE PLAN

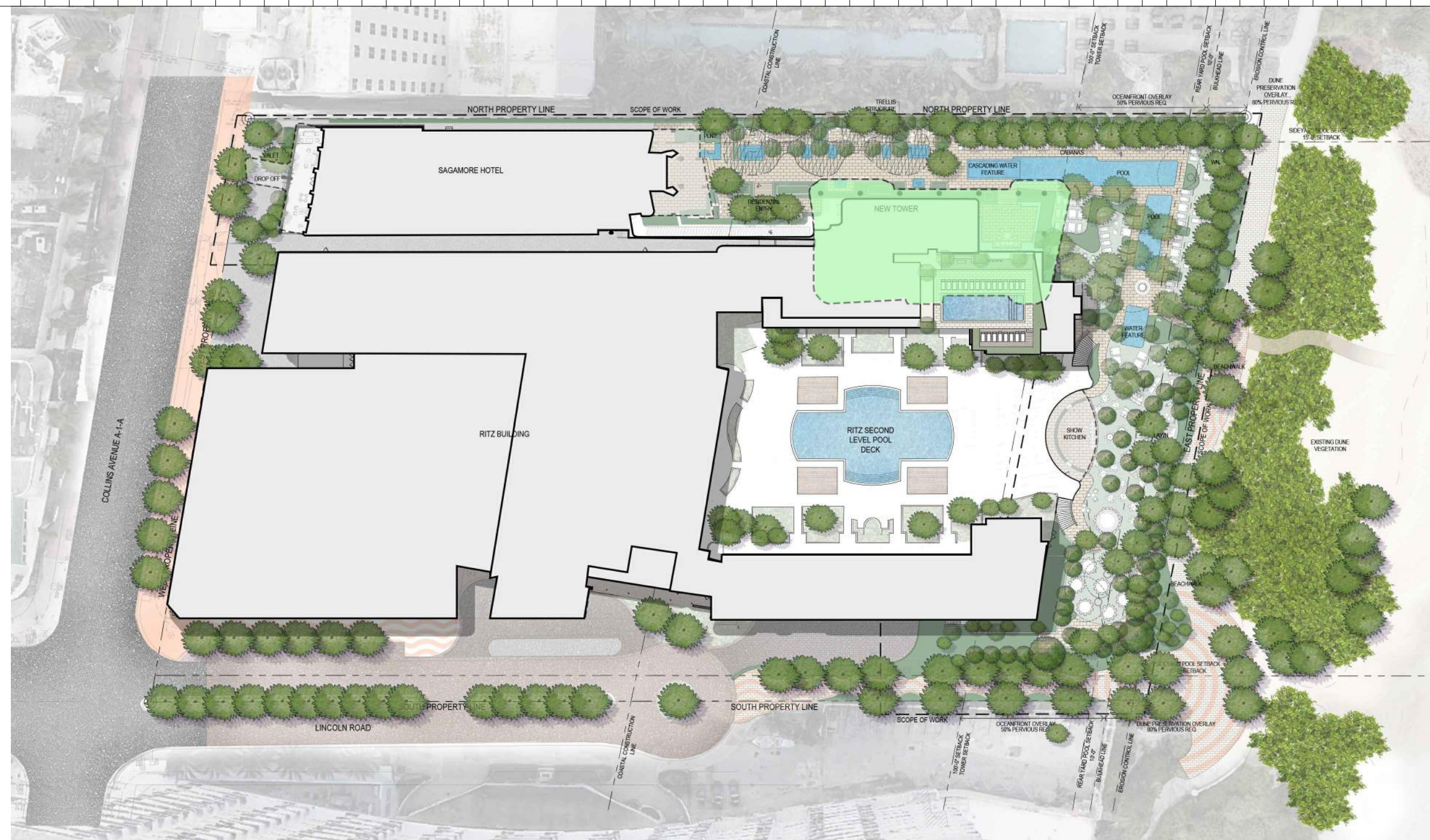
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Project	2018		



2 EXISTING FACADE
 SCALE: 1/16" = 1'-0"



1 PROPOSED HISTORIC FACADE
 SCALE: 1/16" = 1'-0"



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Peter Anselmo
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ILLUSTRATIVE SITE PLAN

Date	11-12-2021	Sheet No.	L-0.00B
Scale	NTS		
Project	Ritz Sagamore		



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EXTERIOR RENDERINGS

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Consultant: Desimore Consulting Engineering
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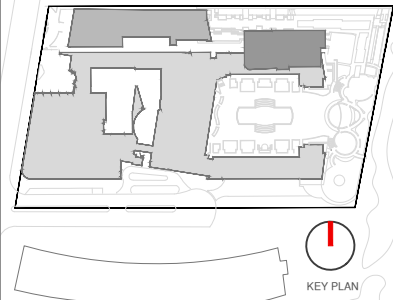


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EXTERIOR RENDERINGS

RITZ-SAGAMORE

Date	11-12-2021	Sheet No.	A0.68
Scale	1"=50'-0"		
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Ritz-Sagamore
 1 Lincoln Road
 Miami Beach, FL 33139

Owner: Di Lido Beach Resort LLC.
Name: EBJ Sagamore LLC.
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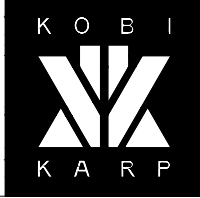
Consultant: STUDIO MUNGE.
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Address: 416.588.1668
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Consultant: LANDSCAPE ARCHITECT
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EXTERIOR RENDERINGS

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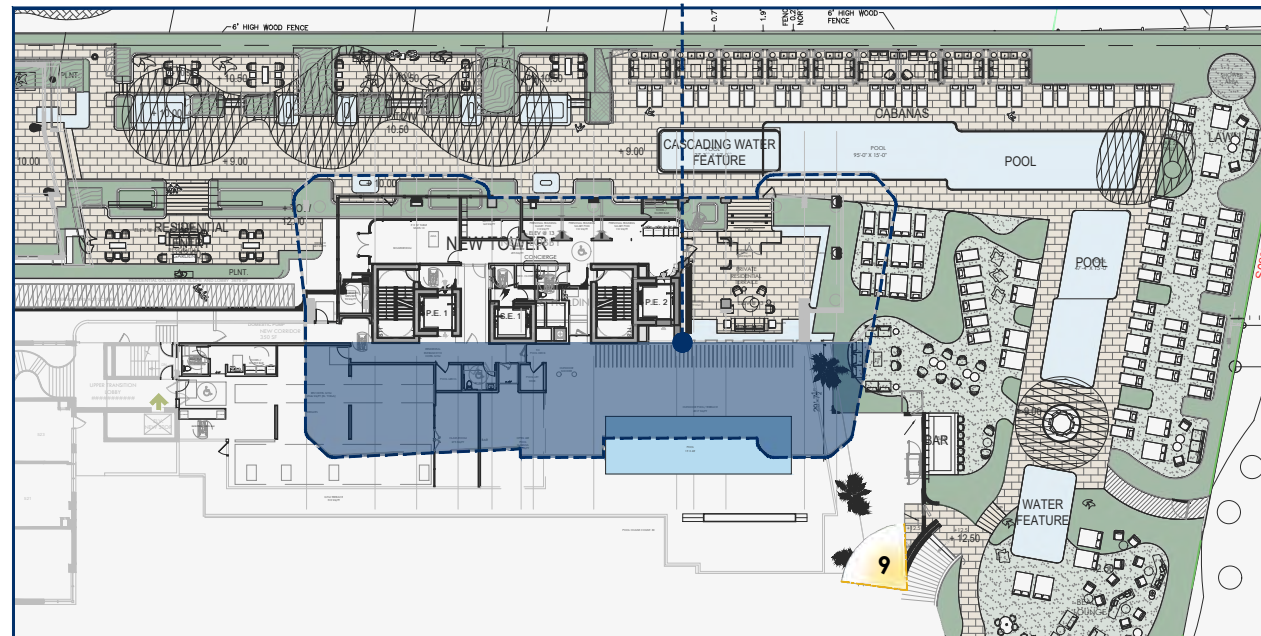
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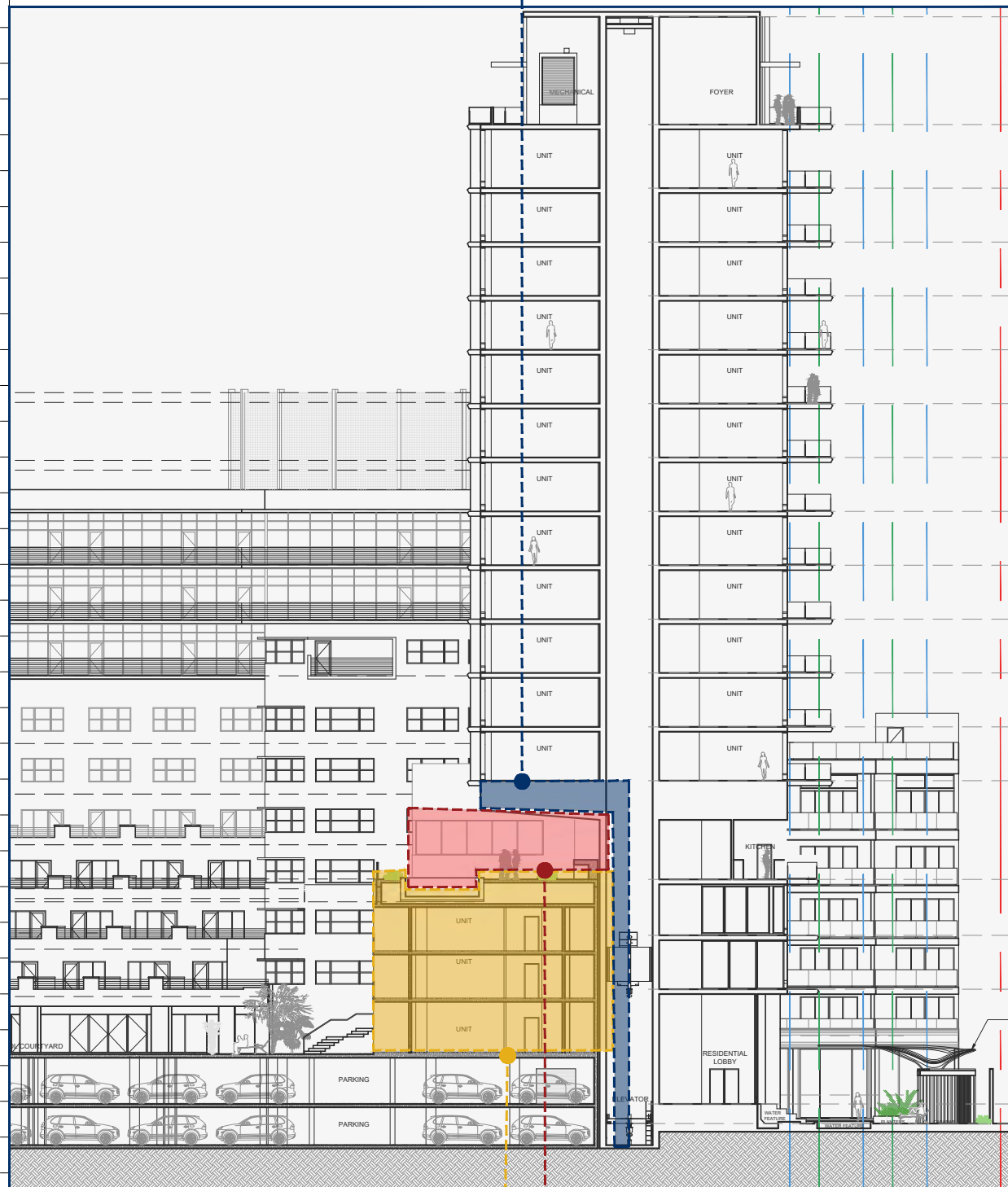
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5th Floor Plan N/S



9. New Tower over existing cabana building.



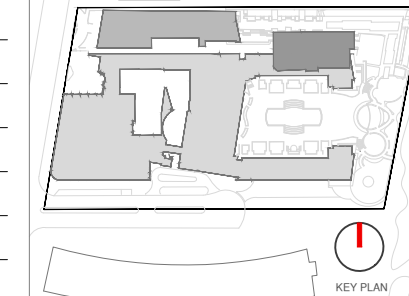
Diagrammatic section N/S

GROUND UP ADDITION

NON CONTRIBUTING PORTION

EXTERIOR SCOPE OF WORK AREAS (Exhibit 1)

10-Cantilever over existing Non-Contributing portion of the Ritz. (Cabana Building)



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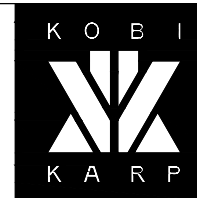
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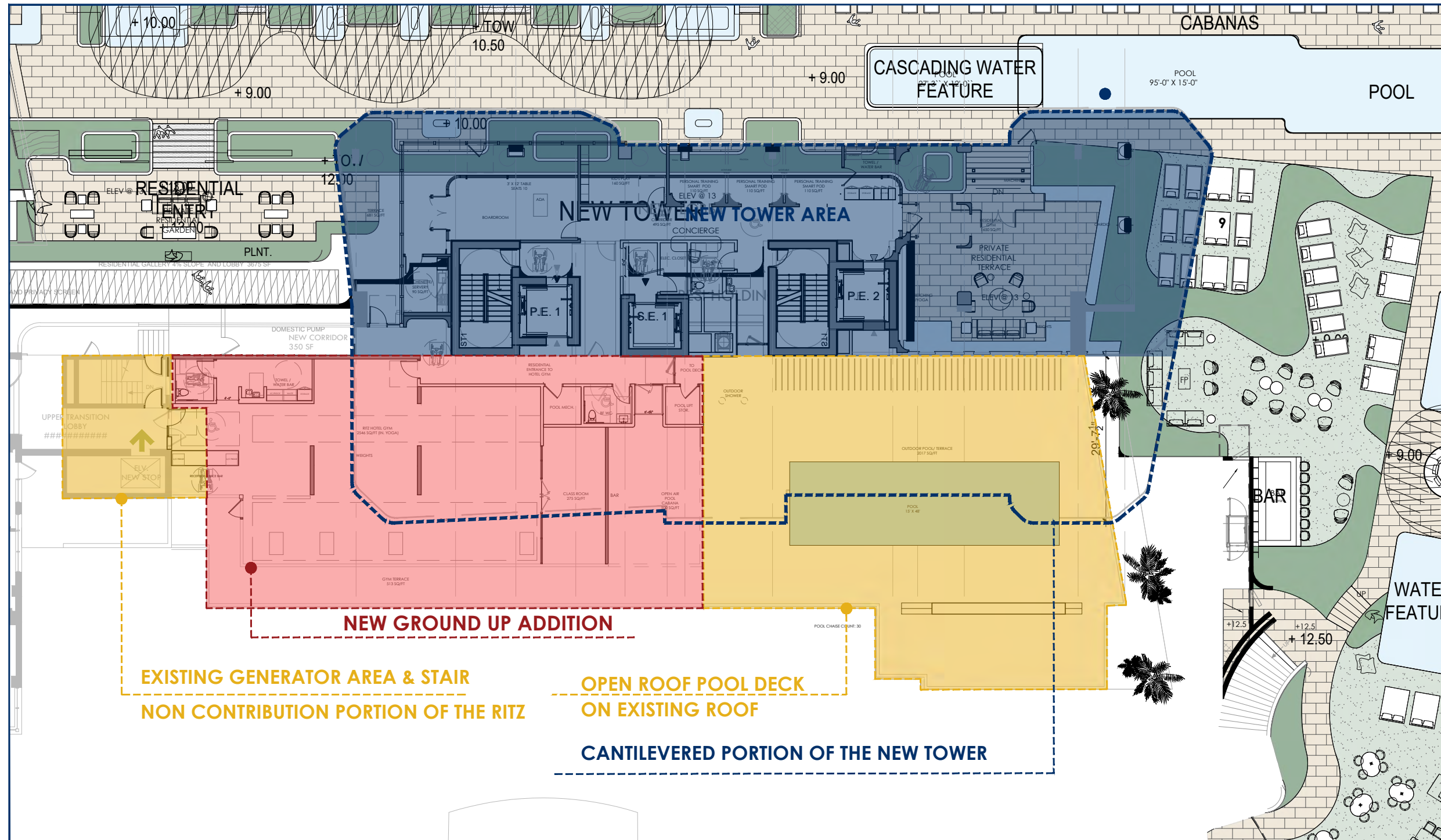
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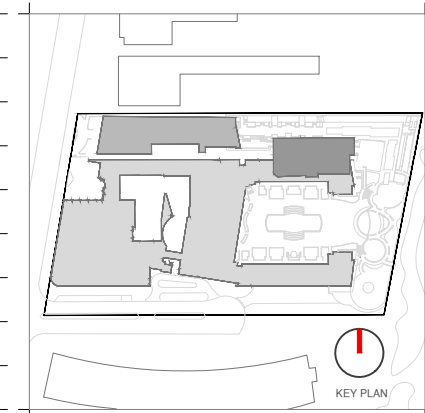
CANTILEVER EXHIBIT

RITZ-SAGAMORE

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5th Floor Plan N/S



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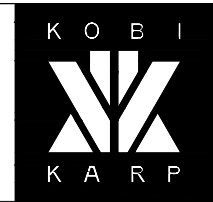
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CANTILEVER EXHIBIT

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Date	11-12-2021	Sheet No.	A0.57
Scale	1"=50'-0"		
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EXTERIOR SCOPE OF WORK AREAS (Exhibit 2)

10-Cantilever over existing Non-Contributing portion of the Ritz. (Cabana Building)



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EXTERIOR RENDERINGS

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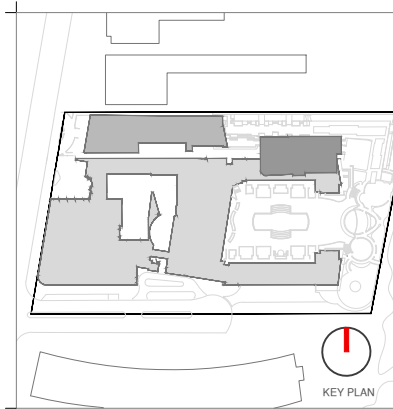
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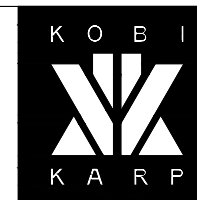
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EXTERIOR RENDERINGS

RITZ-SAGAMORE

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Ritz-Sagamore

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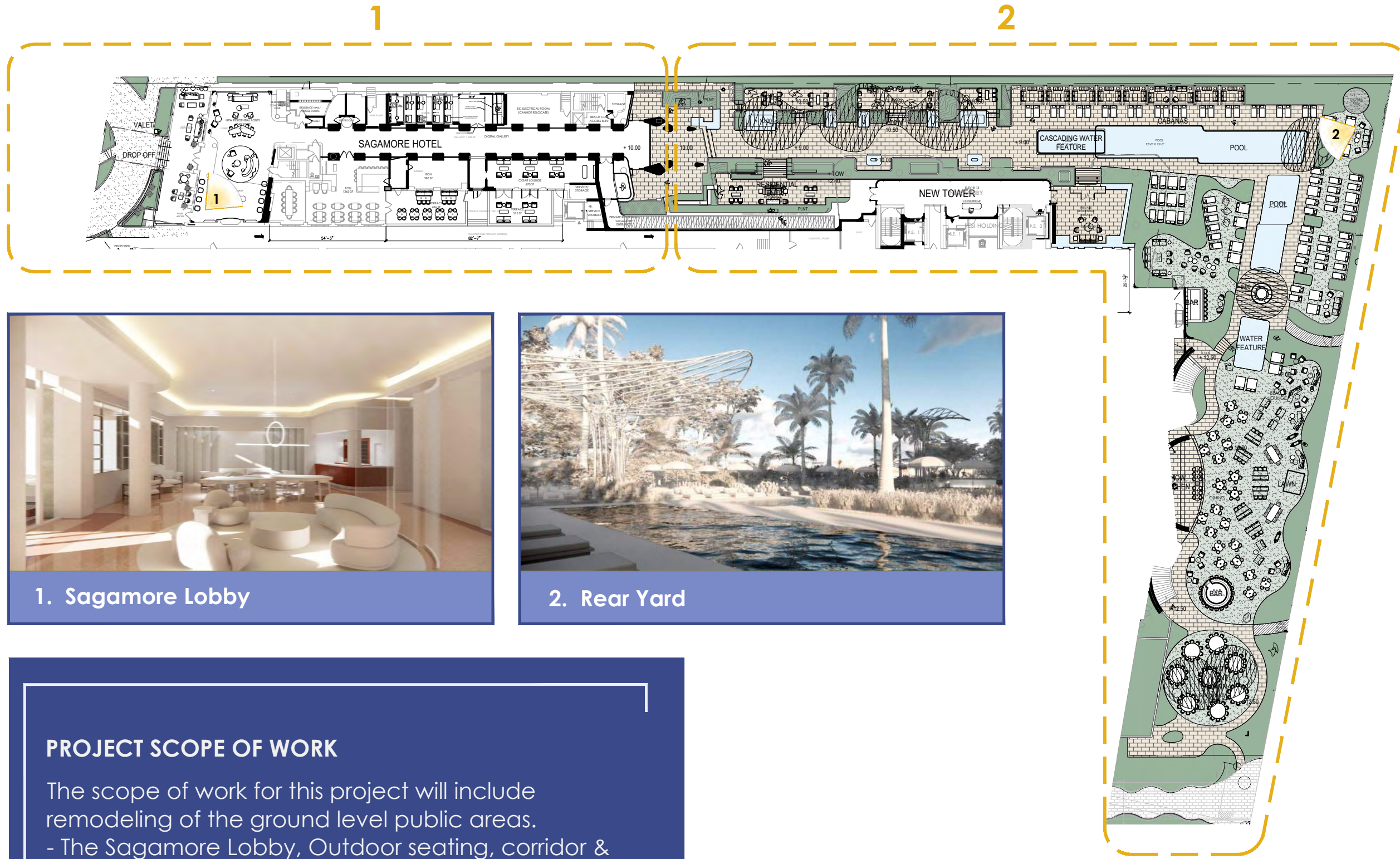
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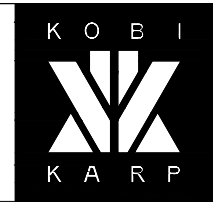
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SCOPE OF WORK
 RITZ-SAGAMORE

Date	11-12-2021	Sheet No.	A0.51
Scale	1"=50'-0"		
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1. Sagamore Lobby



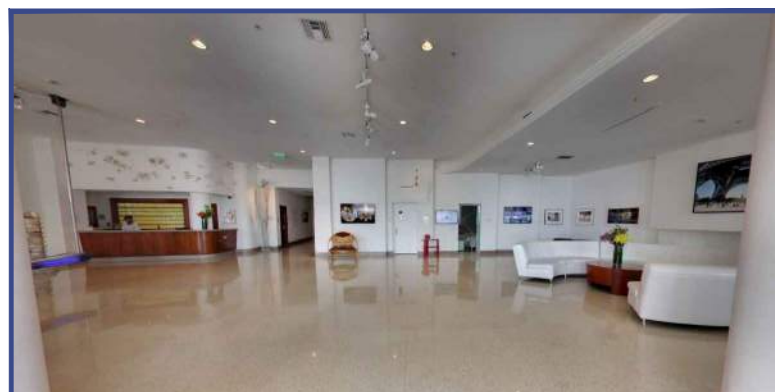
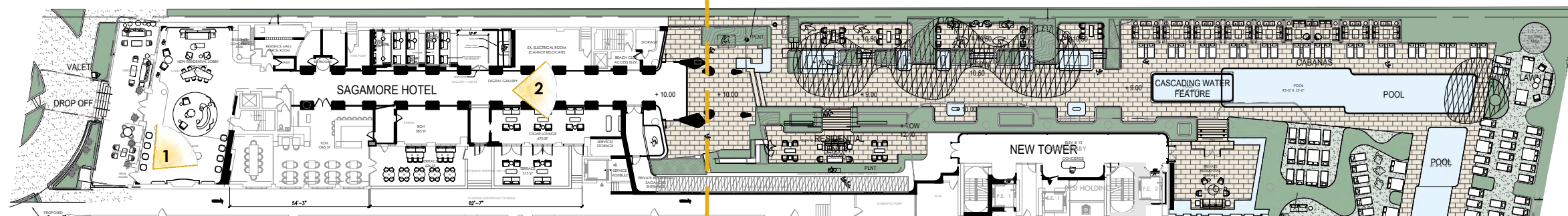
2. Rear Yard

PROJECT SCOPE OF WORK

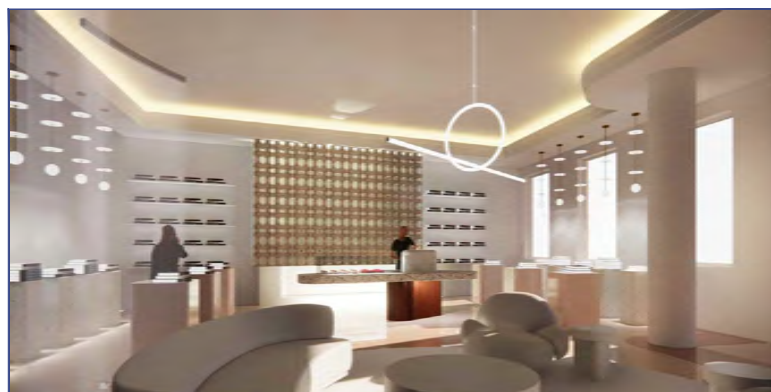
The scope of work for this project will include remodeling of the ground level public areas.

- The Sagamore Lobby, Outdoor seating, corridor & slab.
- New rear yard, Pool deck, and beach restaurant.
- New Tower to replace existing Cabana.

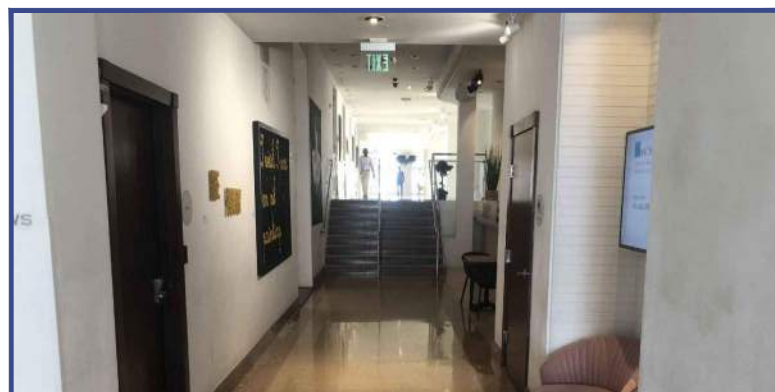
INTERIOR & EXTERIOR SCOPE OF WORK AREAS
 1-Existing Sagamore Area
 2-Existing Rear yard & pool deck Area



1. Sagamore Lobby (existing)



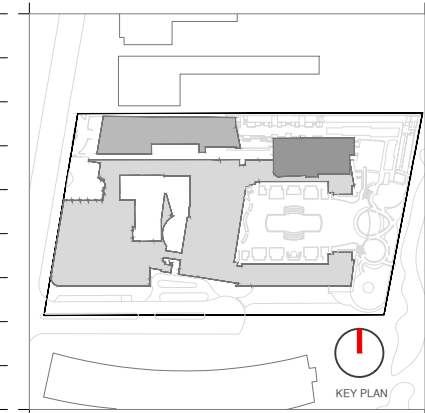
1. Sagamore Lobby (Proposed)



2. Corridor (existing)



2. Corridor (proposed)



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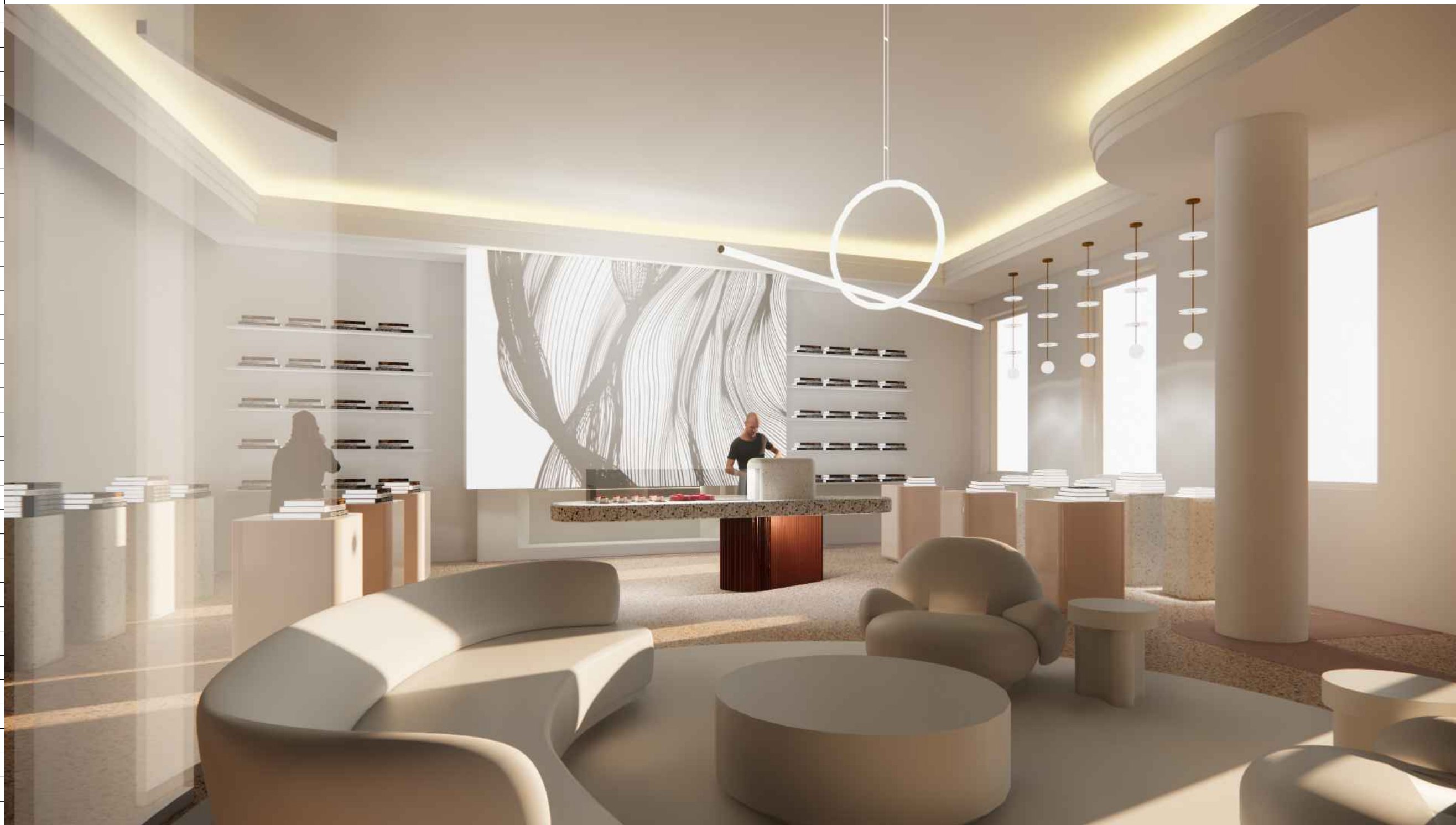
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SCOPE OF WORK
 RITZ-SAGAMORE

Date	11-12-2021	Sheet No.	A0.52
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INTERIOR SCOPE OF WORK AREAS

- 1-Remodeling Sagamore Lobby Area.
- 2-Lower Corridor Slab align corridor floor with lobby level.



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 1 Lincoln Road
 Miami Beach, FL 33139

Owner: Di Lido Beach Resort LLC.
Name: EBJ Sagamore LLC.
Address: Sobe Sky Development LLC.
Address: Di Lido Beach Resort Hotel Corporation
Tel:
Email:

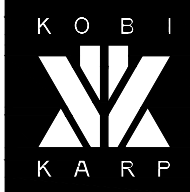
Consultant: STUDIO MUNGE.
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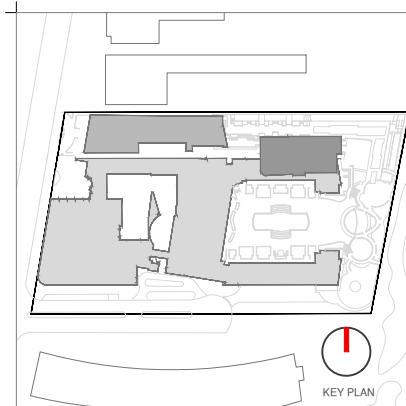


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INTERIOR RENDERINGS
RITZ-SAGAMORE

Date	11-12-2021	Sheet No.	A0.80
Scale	1"=50'-0"		
Project	2018		

THE SAGAMORE
LOBBY EAST VIEW 



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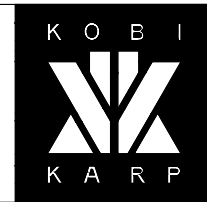
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INTERIOR RENDERINGS

RITZ-SAGAMORE

Date	11-12-2021	Sheet No.	A0.81
Scale	1"=50'-0"		
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THE SAGAMORE
LOBBY WEST VIEW





LOBBY EAST VIEW



LOBBY WEST VIEW



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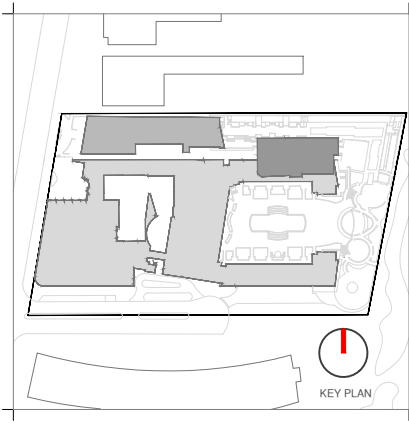
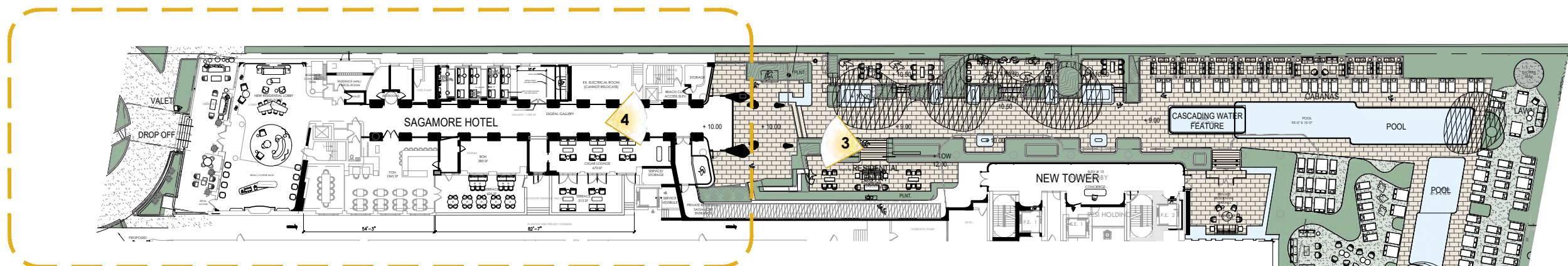


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INTERIOR RENDERINGS

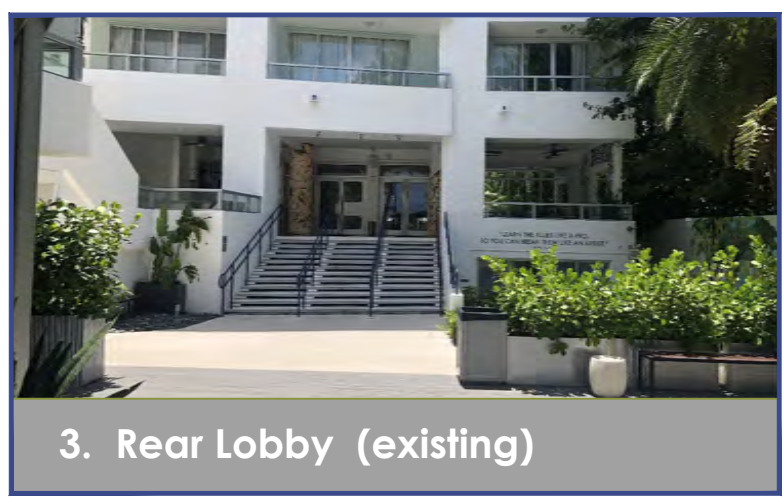
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Project	2018		



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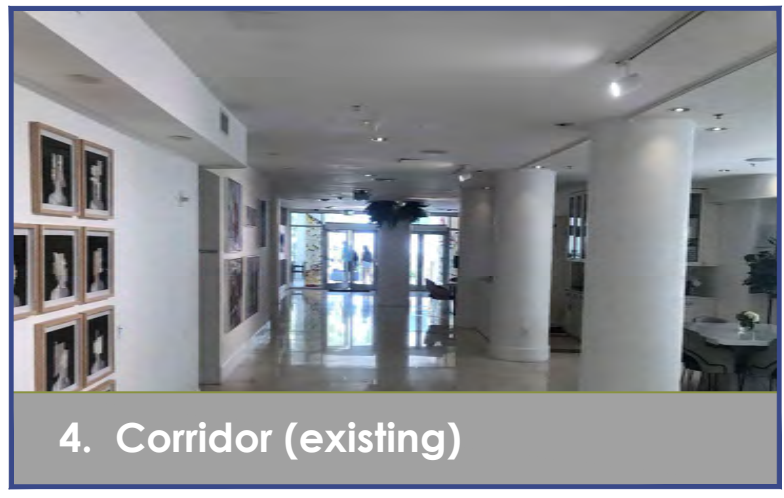
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3. Rear Lobby (existing)



3. Rear Lobby (proposed)



4. Corridor (existing)



4. Corridor (proposed)

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SCOPE OF WORK

RITZ-SAGAMORE

Date	11-12-2021	Sheet No.	A0.53
Scale	1"=50'-0"		
Project	2018		

INTERIOR SCOPE OF WORK AREAS

- 3-Remodeling Sagamore Rear Lobby
- 4-Remodeling Lobby corridor.



5. Pool Deck (existing)



5. Pool Deck (proposed)



6. Beach Restaurant (existing)



6. Beach Restaurant (proposed)

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SCOPE OF WORK

RITZ-SAGAMORE

Date	11-12-2021	Sheet No.
Scale	1"=50'-0"	A0.54
Project	2018	

EXTERIOR SCOPE OF WORK AREAS

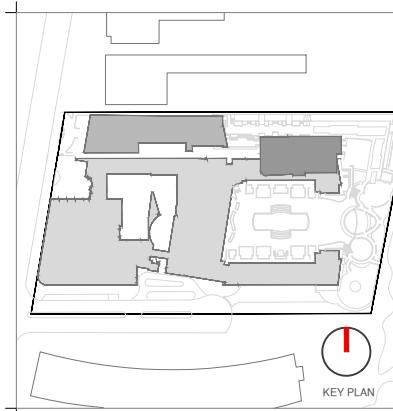
- 5-Remodeling Pool Deck Area
- 6-New Beach Restaurant



Ritz-Sagamore

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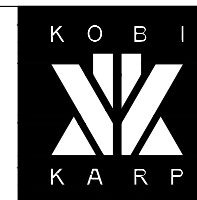
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EXTERIOR RENDERINGS

RITZ-SAGAMORE

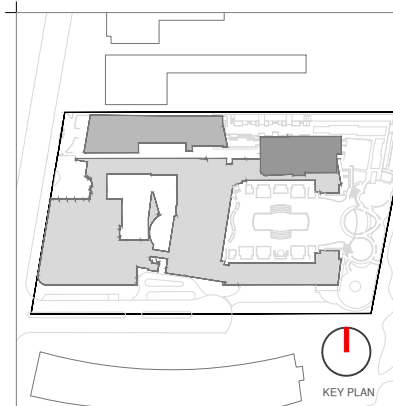
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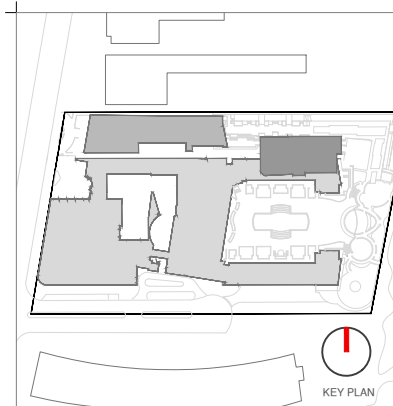
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EXTERIOR RENDERINGS

RITZ-SAGAMORE

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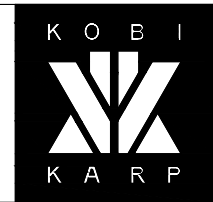
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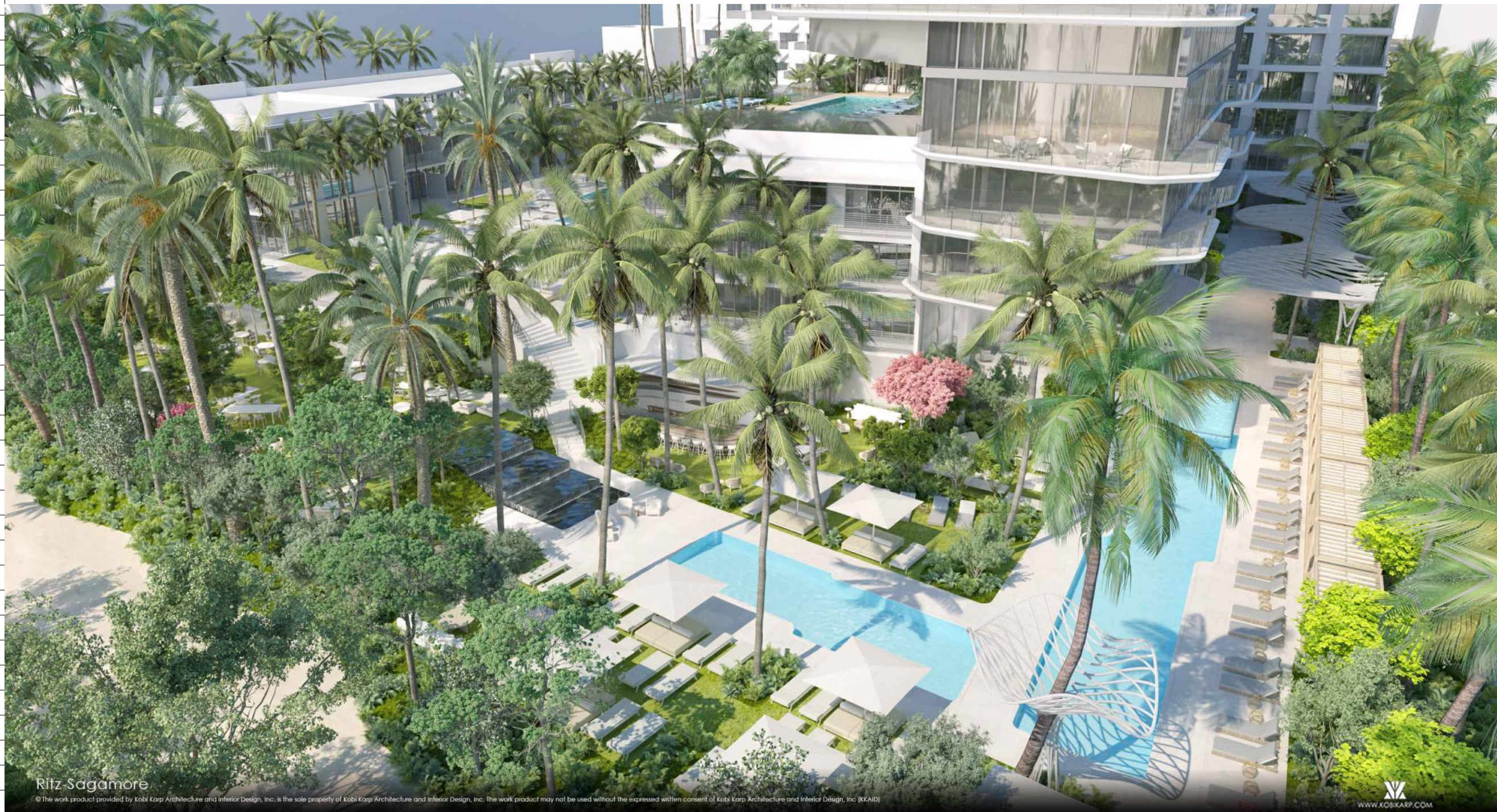
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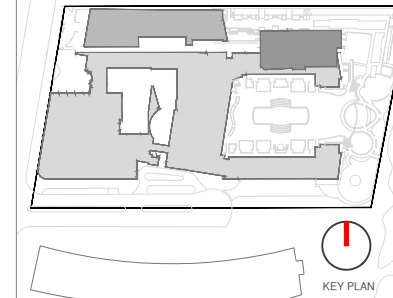
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 Lic. # AR0012578

EXTERIOR RENDERINGS

RITZ-SAGAMORE

Date	11-12-2021	Sheet No.	A0.69
Scale	1"=50'-0"		
Project	2018		