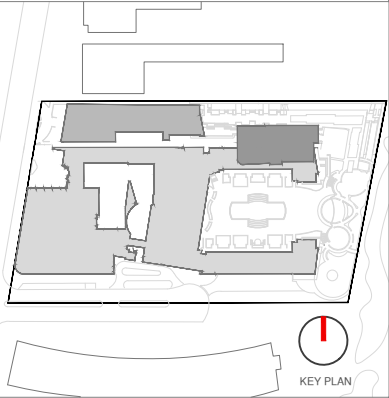


Exhibit I



RITZ-SAGAMORE



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Ritz-Sagamore
1 Lincoln Road
Miami Beach, FL 33139

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

Consultant: STUDIO MUNGE.
Name: 25 Wingold Avenue.
Address: Toronto, ON Canada M6B 1P8
Tel: 416.588.1668
Email:

Consultant: LANDSCAPE ARCHITECT
Name: Naturalifical.
Address: 6915 Red Road, Suite 224
Tel: Coral Gables, FL 33143
Email: 786.717.6564

Consultant: MEP
Name: MG Engineering.
Address: 6915 Red Road, Suite 224
Tel: 2800 Biscayne Blvd
Email: Miami, FL 33137
305.755.3833

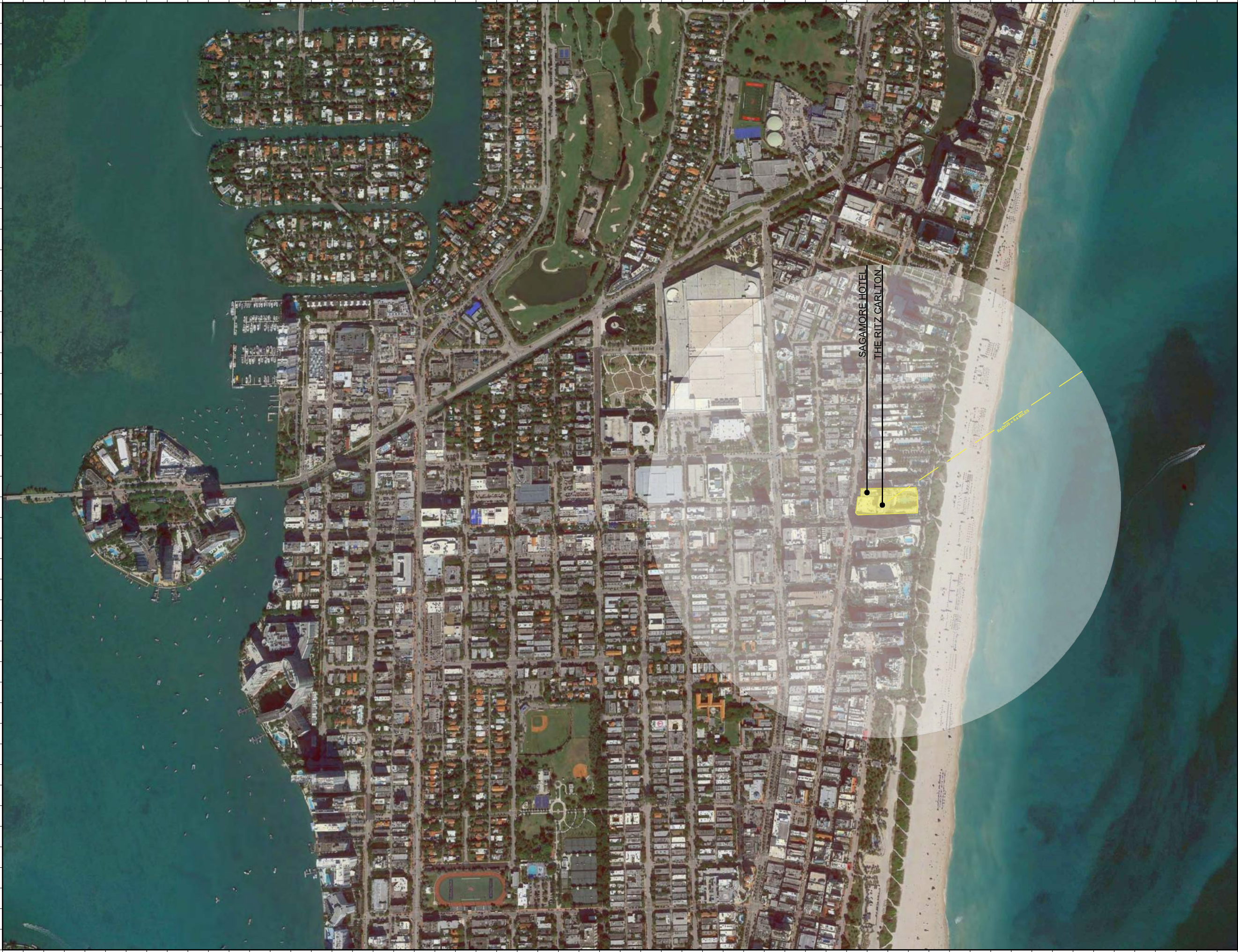
Consultant: Desimore Consulting Engineering
Name: 800 Brickell Avenue, 6th Floor
Address: Miami, FL 33131
Tel: 305.441.0755
Email:

Architect of Record:
Kobi Karp Architecture and Interior Design, Inc.
571 NW 28TH ST
Miami, Florida 33137 USA
Tel: +1(305) 573 1818
Fax: +1(305) 573 3766

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COVER
RITZ-SAGAMORE

Date	11-12-2021	Sheet No.
Scale	-	A0.00
Project	2018	



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Name: Naturalifical.
Address: 6915 Red Road, Suite 224
Address: Coral Gables, FL 33143
Tel: 786.717.6564
Email:

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Address: 2800 Biscayne Blvd
Tel: Miami, FL, 33137
Email: 305.755.3833

Consultant:
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Tel: 305.441.0755
Email:

Architect of Record:
Kobi Karp Architecture and Interior Design, Inc.
571 NW 26TH ST
Miami, Florida 33137 USA
Tel: +1(305) 573 1818
Fax: +1(305) 573 3766

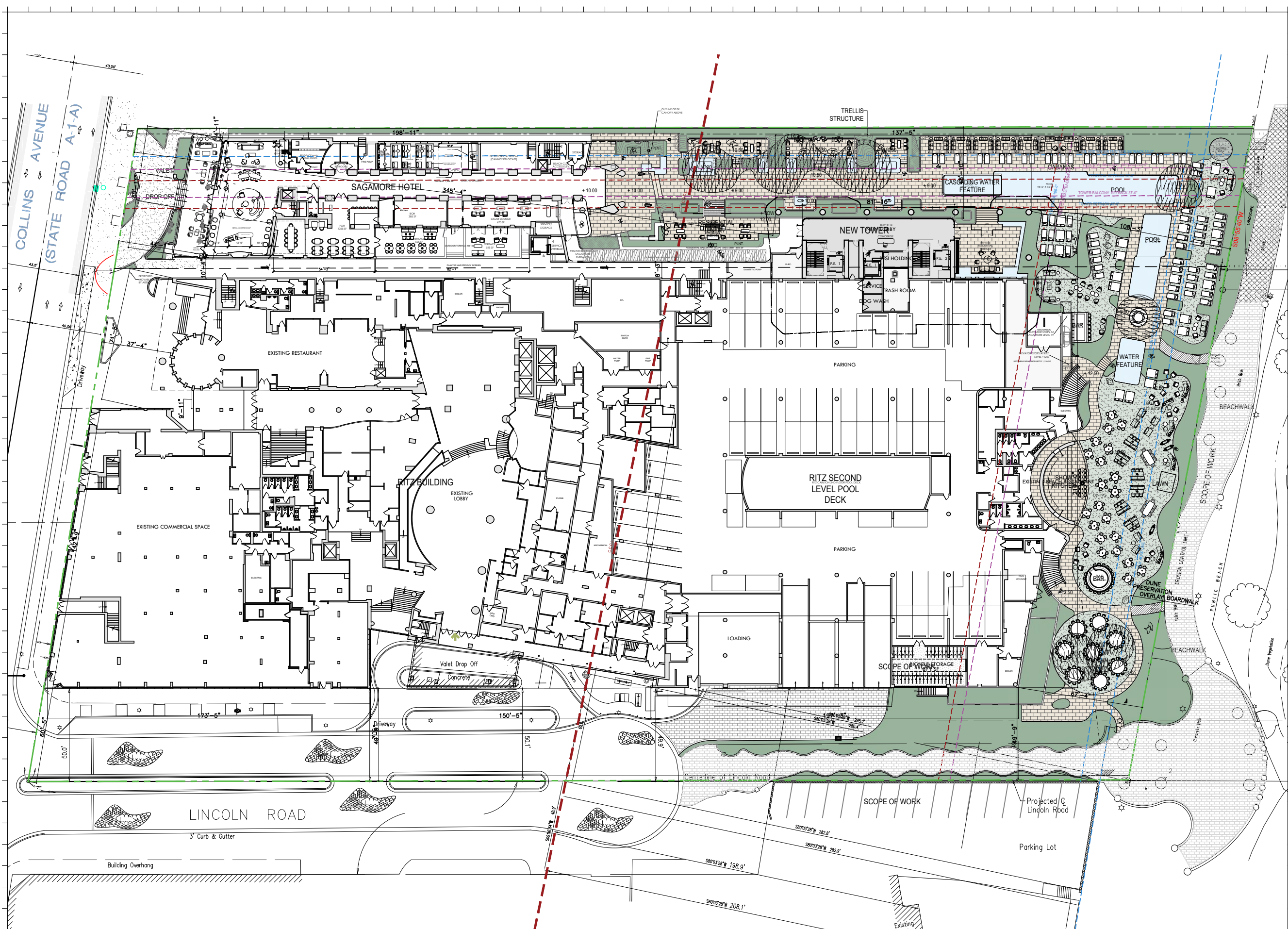


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LOCATION PLAN/ AERIAL VIEW

RITZ-SAGAMORE

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



NEW FAR 3,962 S.F.

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



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1 Lincoln Road
Miami Beach, FL 33139

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Name: 25 Wingold Avenue.
Address: Toronto, ON Canada M6B 1P8
Address:
Tel: 416.588.1668
Email:

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Name: Naturalia.
Address: 6915 Red Road, Suite 224
Address: Coral Gables, FL 33143
Tel: 786.717.6564
Email:

Consultant: MEP
Name: MG Engineering.
Address: 6915 Red Road, Suite 224
Address: 2800 Biscayne Blvd
Tel: Miami, FL, 33137
Email: 305.755.3833

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Name: 800 Brickell Avenue, 6th Floor
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Address:
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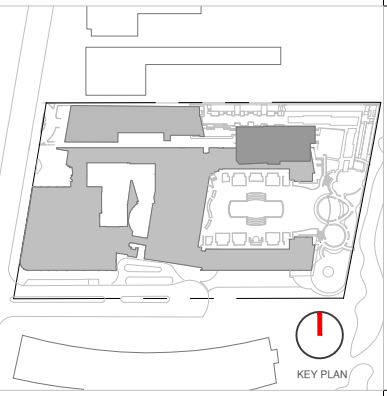
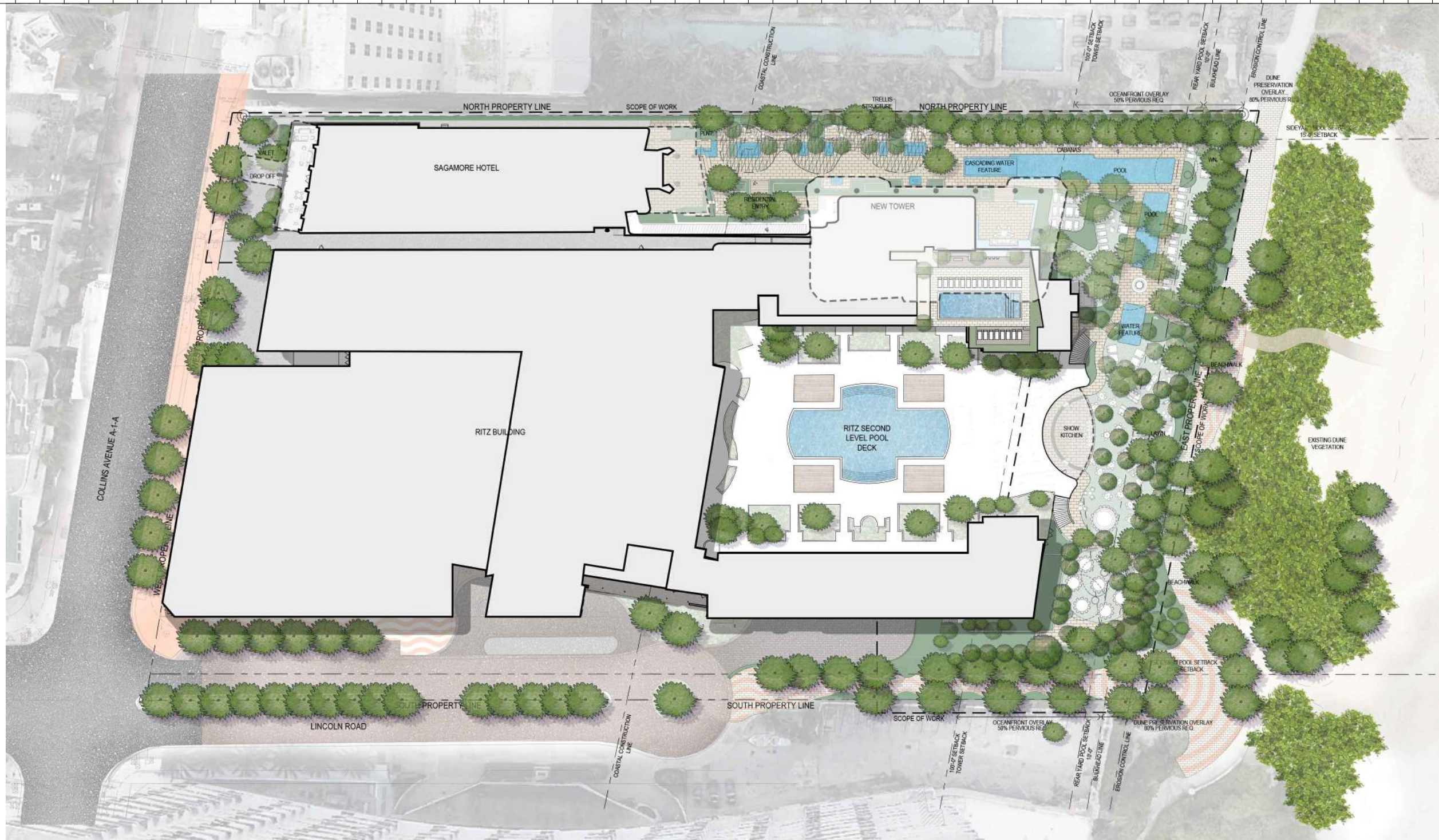
Architect of Record: Kobi Karp Architecture and Interior Design, Inc.
Name: 571 NW 28TH ST
Address: Miami, Florida 33137 USA
Tel: +1(305) 573 1818
Fax: +1(305) 573 3766



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PROPOSED FLOOR PLAN

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Project	2018	



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Ritz-Sagamore
1 Lincoln Road
Miami Beach, FL 33139

Owner:
Name: Di Lido Beach Resort LLC.
Address: EBJ Sagamore LLC.
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Email:

Consultant:
Name: STUDIO MUNGE
Address: 25 Wingold Avenue,
Tel: Toronto, ON Canada M6B 1P8
Email: 416.588.1668

Consultant:
Name: LANDSCAPE ARCHITECT
Address: 6915 Red Road, Suite 224
Tel: Coral Gables, FL 33143
Email: 786.717.6564

Consultant:
Name: MEP
Address: MG Engineering,
Tel: 6915 Red Road, Suite 224
Email: 2800 Biscayne Blvd
Miami, FL 33137
305.755.3833

Consultant:
Name: Desimore Consulting Engineering
Address: 800 Brickell Avenue, 6th Floor
Tel: Miami, FL 33131
Email: 305.441.0755

Architect of Record:
Kobi Karp Architecture and Interior Design, Inc.
571 NW 28TH ST
Miami, Florida 33137 USA
Tel: +1(305) 573 1818
Fax: +1(305) 573 3766

Peter Anselmo
R.L.A. FL #6667221

ILLUSTRATIVE SITE PLAN

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



1 EXISTING



2 PROPOSED



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Email:

Architect of Record:
Kobi Karp Architecture and Interior Design, Inc.
571 NW 25TH ST
Miami, Florida 33137 USA
Tel: +1(305) 573 1818
Fax: +1(305) 573 3766

K O B I
K A R P

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LOCATION MAP

RITZ-SAGAMORE

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

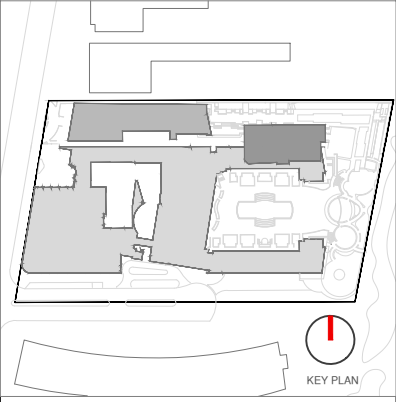
Both Structures are located in the ‘Fisher’s First Subdivision’ as platted by Miami Beach in 1915. This was the first platted subdivision of the lands owned by Carl Fisher.



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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Miami Beach, FL 33139

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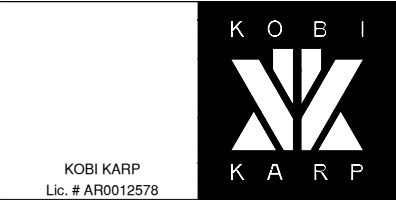
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Name: 25 Wingold Avenue.
Address: Toronto, ON Canada M6B 1P8
Tel: 416.588.1668
Email:

Consultant: LANDSCAPE ARCHITECT
Name: Naturalistic.
Address: 6915 Red Road, Suite 224
Tel: Coral Gables, FL 33143
Email: 786.717.6564

Consultant: MEP
Name: MG Engineering.
Address: 6915 Red Road, Suite 224
Tel: 2800 Biscayne Blvd
Email: Miami, FL, 33137
305.755.3833

Consultant:
Name: Desimore Consulting Engineering
Address: 800 Brickell Avenue, 6th Floor
Tel: Miami, FL 33131
Email: 305.441.0755

Architect of Record:
Kobi Karp Architecture and Interior Design, Inc.
571 NW 28TH ST
Miami, Florida 33137 USA
Tel: +1(305) 573 1818
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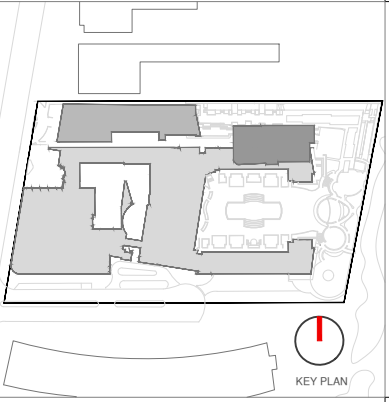


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HISTORIC OVERVIEW

RITZ-SAGAMORE

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



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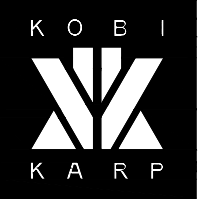
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Name: 25 Wingold Avenue.
Address: Toronto, ON Canada M6B 1P8
Address:
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Name: Naturalifical.
Address: 6915 Red Road, Suite 224
Address: Coral Gables, FL 33143
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Name: MG Engineering.
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Name: 800 Brickell Avenue, 6th Floor
Address: Miami, FL 33131
Address:
Tel: 305.441.0755
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Architect of Record: Kobi Karp Architecture and Interior Design, Inc.
571 NW 25TH ST
Miami, Florida 33137 USA
Tel: +1(305) 573 1818
Fax: +1(305) 573 3766



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EXTERIOR RENDERINGS

RITZ-SAGAMORE

Date	11-12-2021	Sheet No.
Scale	1"=50'-0"	A0.66
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1 Lincoln Road
Miami Beach, FL 33139

Owner:
Name: Di Lido Beach Resort LLC.
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Tel: Di Lido Beach Resort Hotel Corporation
Email:

Consultant:
Name: STUDIO MUNGE.
Address: 25 Wingold Avenue.
Address: Toronto, ON Canada M6B 1P8
Tel: 416.588.1668
Email:

Consultant:
Name: LANDSCAPE ARCHITECT
Address: Naturalifical.
Address: 6915 Red Road, Suite 224
Tel: Coral Gables, FL 33143
Email: 786.717.8564

Consultant:
Name: MEP
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Tel: 2800 Biscayne Blvd
Email: Miami, FL 33137
305.755.3833

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Architect of Record:
Kobi Karp Architecture and Interior Design, Inc.
571 NW 25TH ST
Miami, Florida 33137 USA
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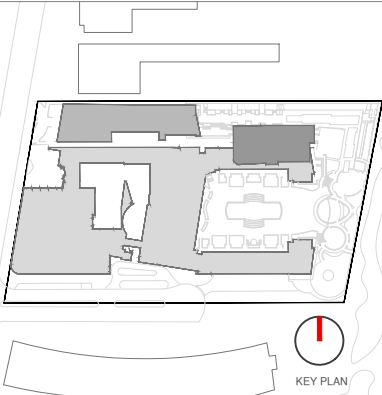
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Scale	1"=50'-0"	A0.67
Project	2018	



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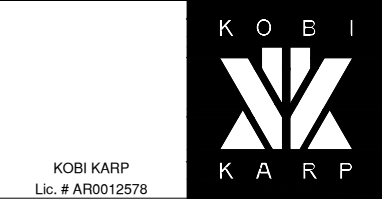
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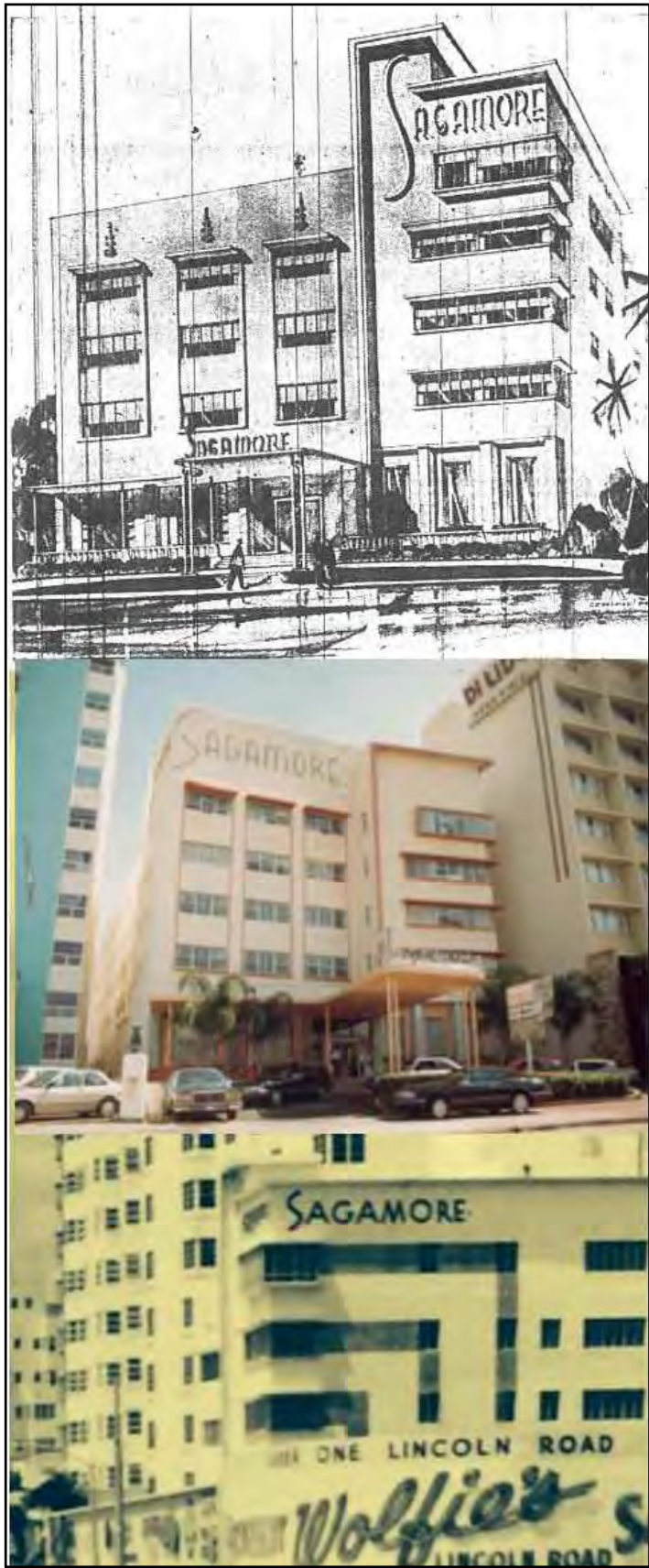


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EXTERIOR RENDERINGS

RITZ-SAGAMORE

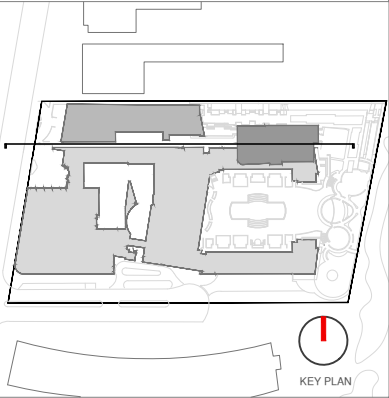
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Project	2018	



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



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



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Email:

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Name: Naturalistic.
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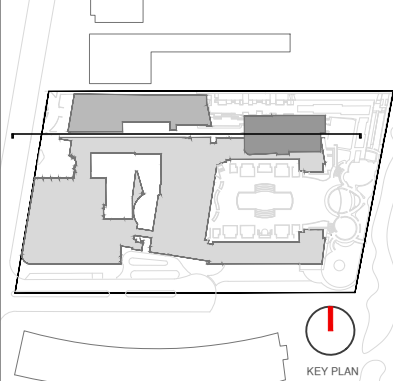
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Name: 571 NW 28TH ST
Address: Miami, Florida 33137 USA
Tel: +1(305) 573 1818
Fax: +1(305) 573 3786



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Lic. # AR0012578
SAGAMORE HISTORIC FACADE

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Project	2018	



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Miami Beach, FL 33139

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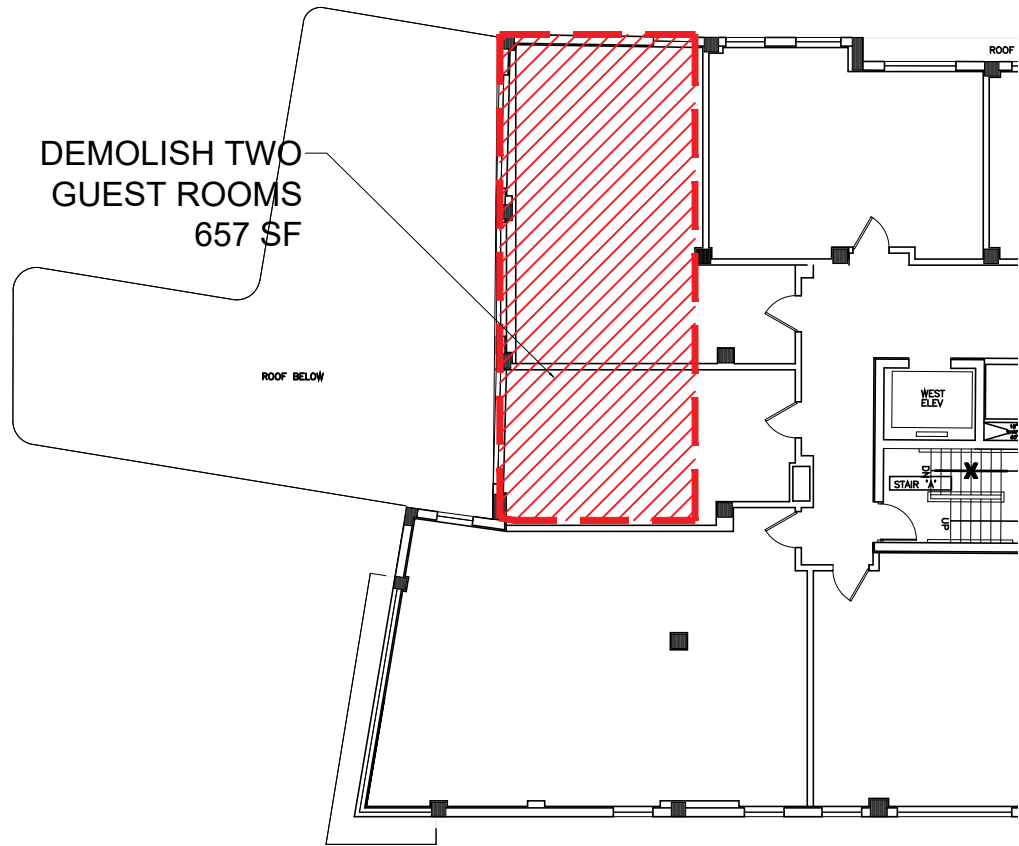


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SAGAMORE HISTORIC FACADE

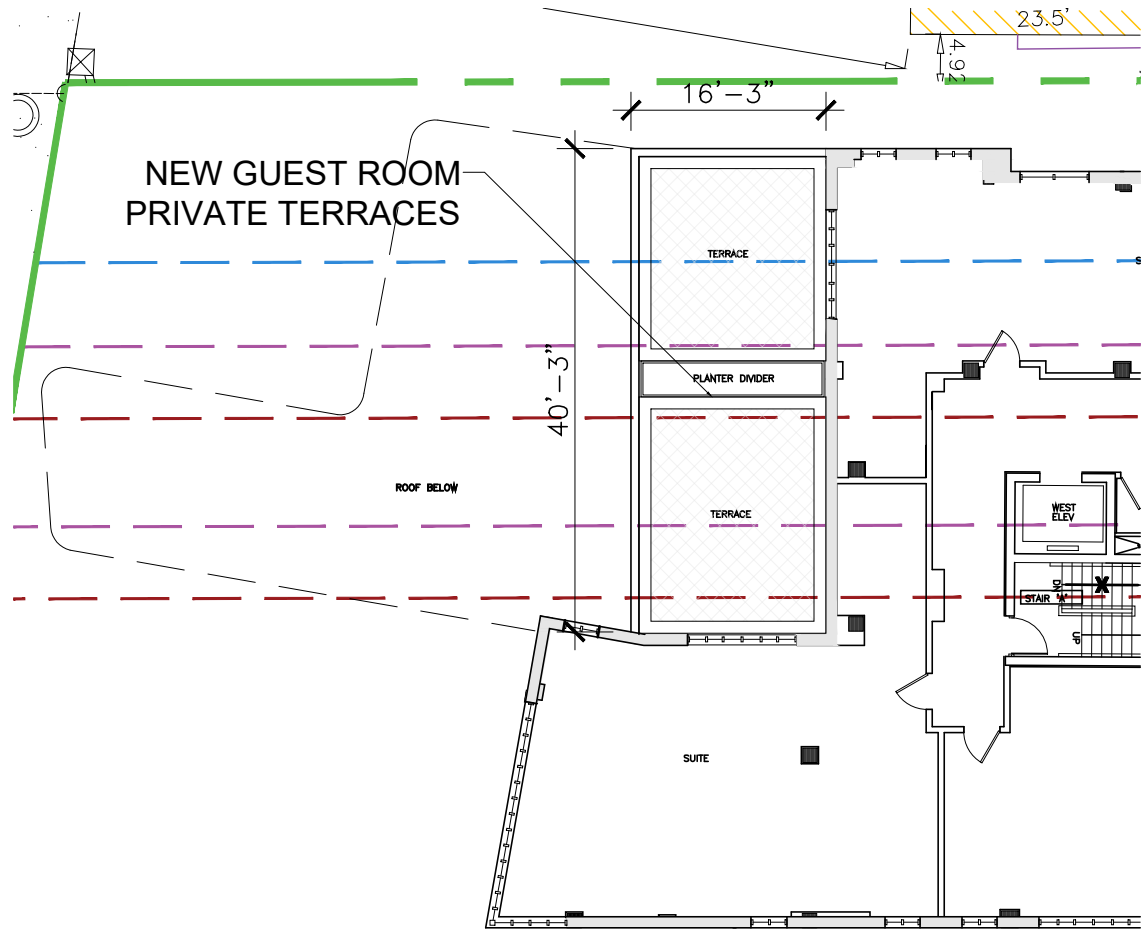
SAGAMORE PLAN

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Project	2018	



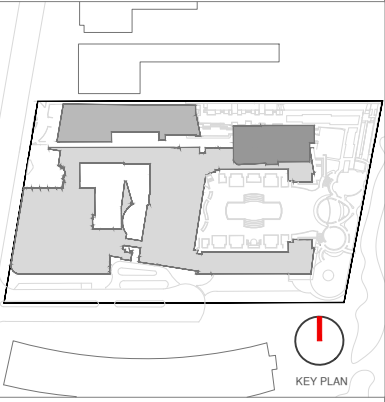
2 EXISTING FACADE

SCALE: 1/16" = 1'-0"



1 PROPOSED HISTORIC FACADE

SCALE: 1/16" = 1'-0"



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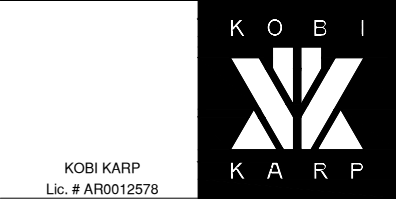
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Email:

Architect of Record:
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571 NW 28TH ST
Miami, Florida 33137 USA
Tel: +1(305) 573 1818
Fax: +1(305) 573 3766



EXTERIOR RENDERINGS

RITZ-SAGAMORE

Date	11-12-2021	Sheet No.
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Ritz-Sagamore
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.
Name: 25 Wingold Avenue.
Address: Toronto, ON Canada M6B 1P8
Address:
Tel: 416.588.1668
Email:

Consultant: LANDSCAPE ARCHITECT
Name: Naturaliffical.
Address: 6915 Red Road, Suite 224
Address: Coral Gables, FL 33143
Tel: 786.717.6564
Email:

Consultant: MEP
Name: MG Engineering.
Address: 6915 Red Road, Suite 224
Address: 2800 Biscayne Blvd
Tel: Miami, FL, 33137
Email: 305.755.3833

Consultant: Desimore Consulting Engineering
Name: 800 Brickell Avenue, 6th Floor
Address: Miami, FL 33131
Address:
Tel: 305.441.0755
Email:

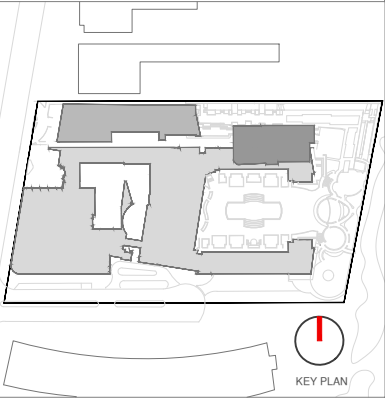
Architect of Record: Kobi Karp Architecture and Interior Design, Inc.
571 NW 25TH ST
Miami, Florida 33137 USA
Tel: +1(305) 573 1818
Fax: +1(305) 573 3766

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EXTERIOR RENDERINGS

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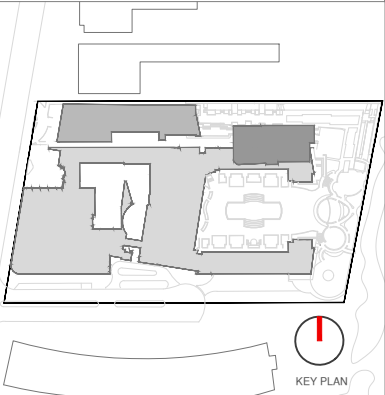
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Miami Beach, FL 33139

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Name: 25 Wingold Avenue.
Address: Toronto, ON Canada M6B 1P8
Tel: 416.588.1668
Email:

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Name: Naturalifical.
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Email:

Architect of Record:
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571 NW 25TH ST
Miami, Florida 33137 USA
Tel: +1(305) 573 1818
Fax: +1(305) 573 3766

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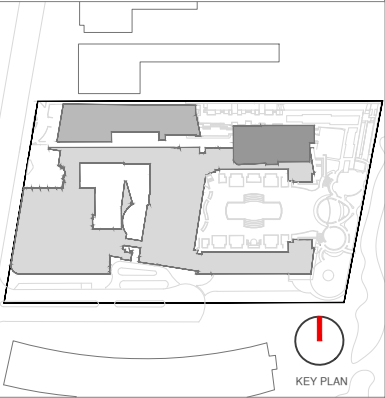
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1 Lincoln Road
Miami Beach, FL 33139

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Name: Di Lido Beach Resort LLC.
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Tel: Di Lido Beach Resort Hotel Corporation
Email:

Consultant:
Name: STUDIO MUNGE.
Address: 25 Wingold Avenue.
Address: Toronto, ON Canada M6B 1P8
Tel: 416.588.1668
Email:

Consultant: LANDSCAPE ARCHITECT
Name: Naturalifical.
Address: 6915 Red Road, Suite 224
Address: Coral Gables, FL 33143
Tel: 786.717.6564
Email:

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Name: MG Engineering.
Address: 6915 Red Road, Suite 224
Address: 2800 Biscayne Blvd
Tel: Miami, FL 33137
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Consultant:
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Address: 800 Brickell Avenue, 6th Floor
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Tel: 305.441.0755
Email:

Architect of Record:
Kobi Karp Architecture and Interior Design, Inc.
571 NW 25TH ST
Miami, Florida 33137 USA
Tel: +1(305) 573 1818
Fax: +1(305) 573 3766

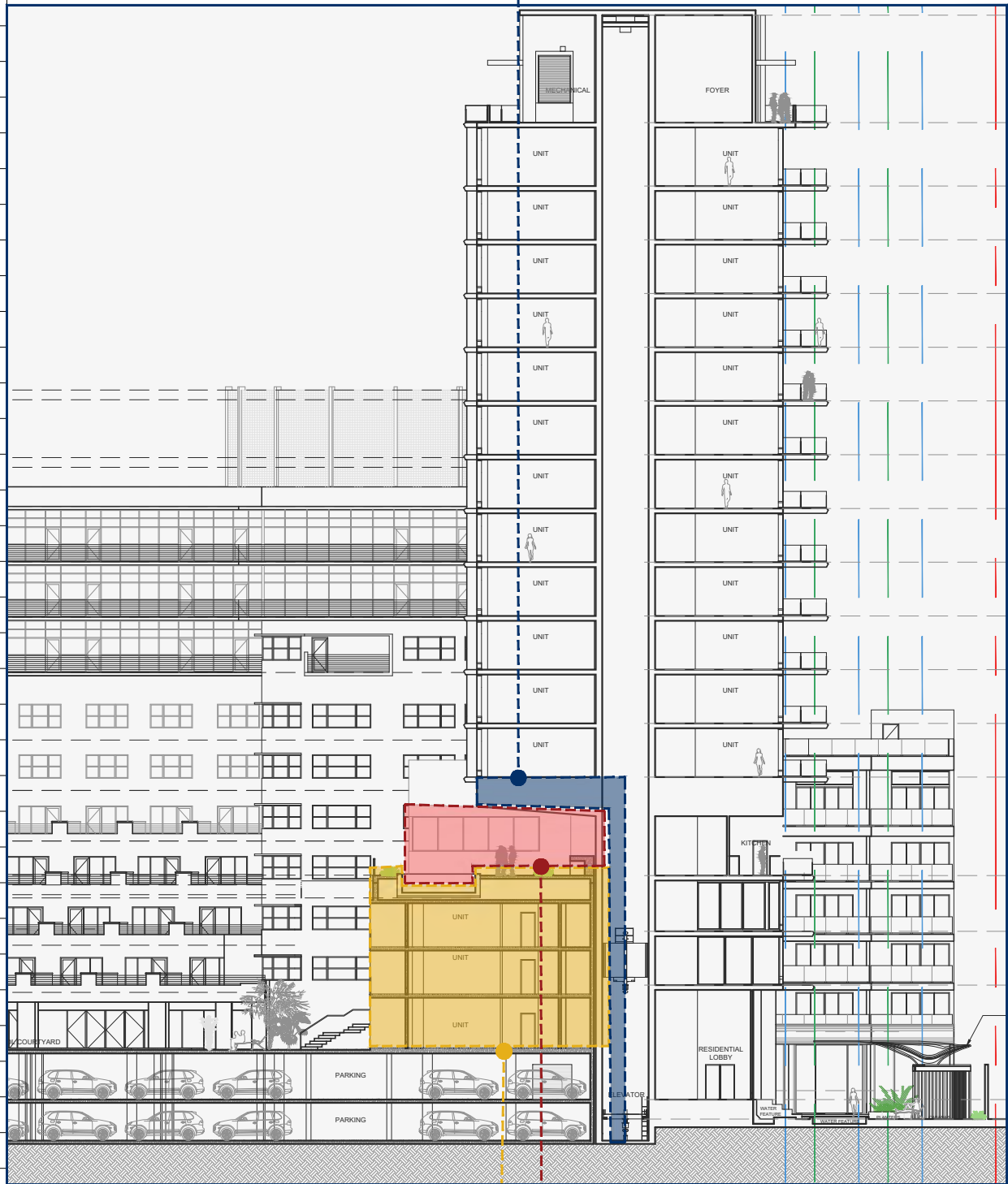
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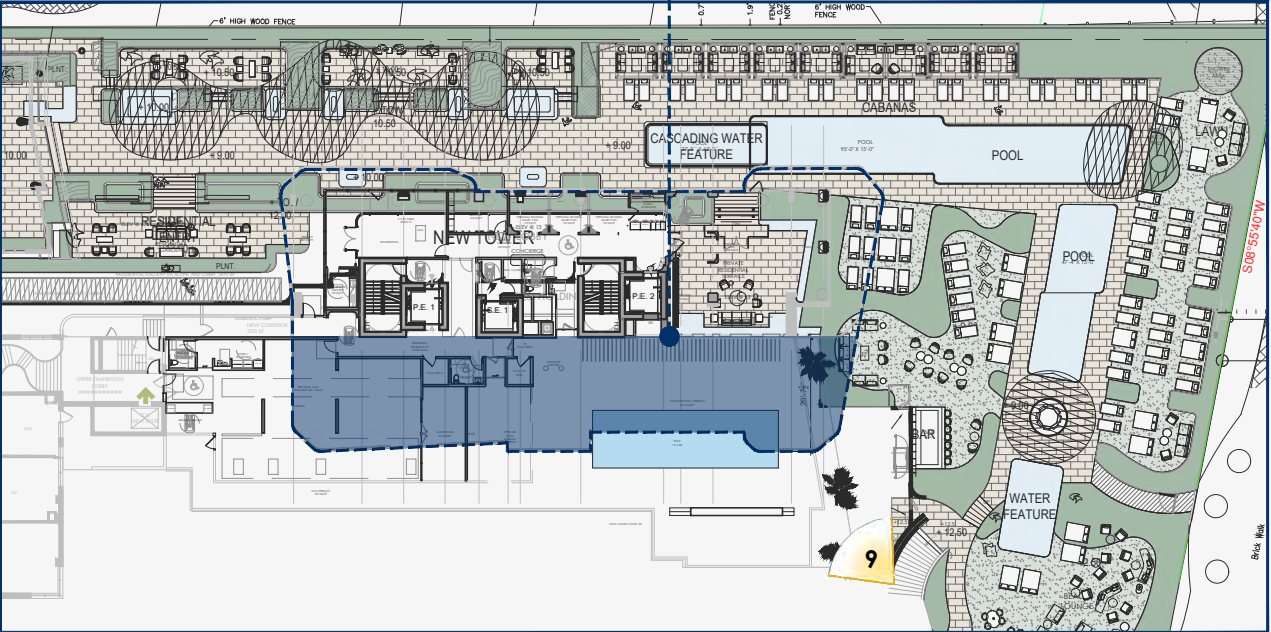
29'-7" CANTILEVERED STRUCTURE



Diagrammatic section N/S

GROUND UP ADDITION

NON CONTRIBUTING PORTION



5th Floor Plan N/S



9. New Tower over existing cabana building.

EXTERIOR SCOPE OF WORK AREAS (Exhibit 1)

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

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Ritz-Sagamore
1 Lincoln Road
Miami Beach, FL 33139

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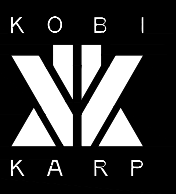
Consultant: STUDIO MUNGE.
Name: 25 Winged Avenue.
Address: Toronto, ON Canada M6B 1P8
Tel: 416.588.1668
Email:

Consultant: LANDSCAPE ARCHITECT
Name: Naturalistic.
Address: 6915 Red Road, Suite 224
Tel: Coral Gables, FL 33143
Email: 786.717.6564

Consultant: MEP
Name: MG Engineering.
Address: 6915 Red Road, Suite 224
Tel: 2800 Biscayne Blvd
Email: Miami, FL, 33137
305.755.3833

Consultant: Desimore Consulting Engineering
Name: 800 Brickell Avenue, 6th Floor
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Email:

Architect of Record:
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571 NW 28TH ST
Miami, Florida 33137 USA
Tel: +1(305) 573 1818
Fax: +1(305) 573 3766

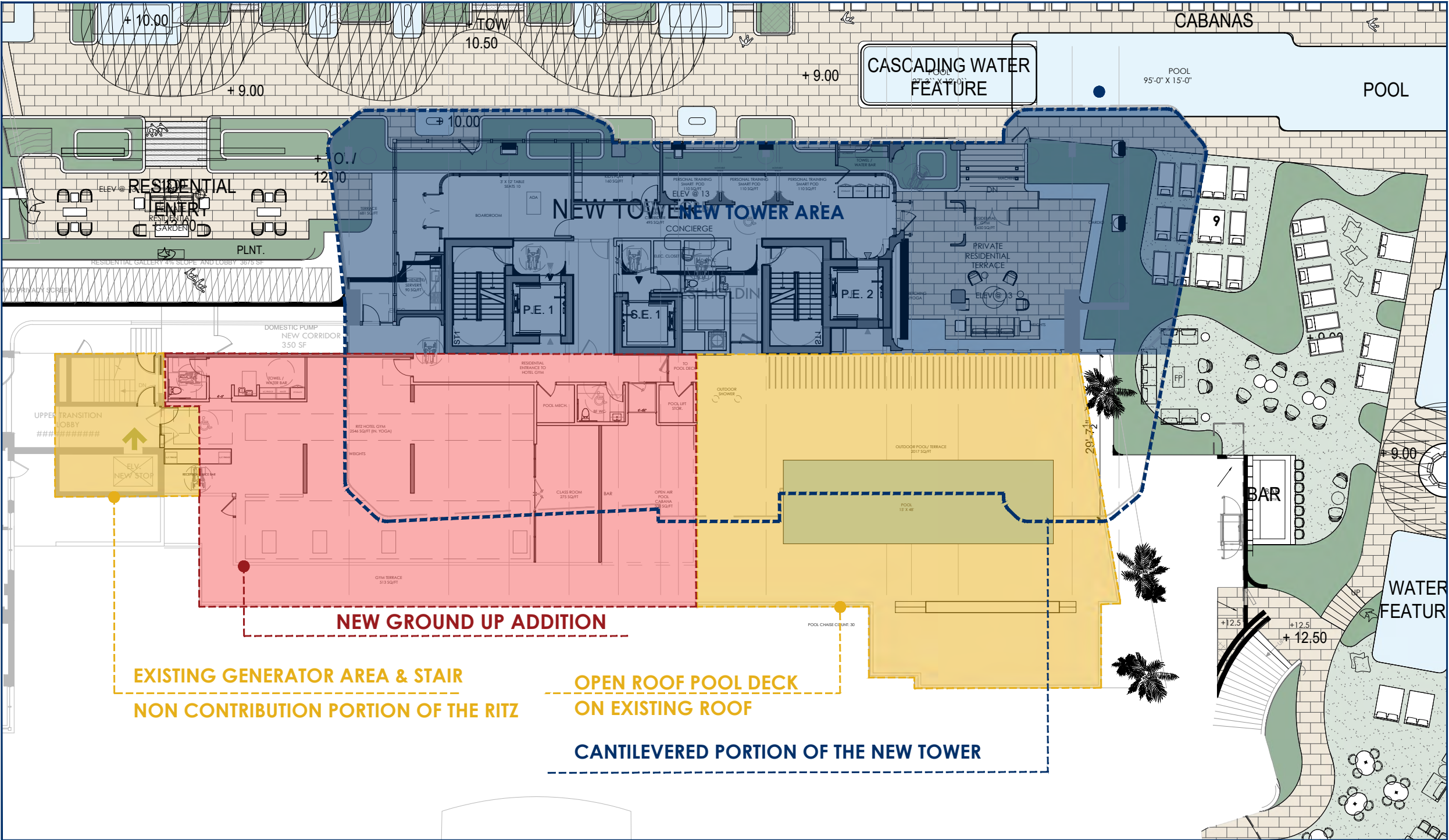


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CANTILEVER EXHIBIT

RITZ-SAGAMORE

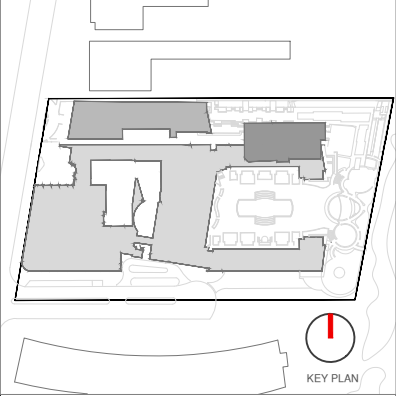
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5th Floor Plan N/S

EXTERIOR SCOPE OF WORK AREAS (Exhibit 2)

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



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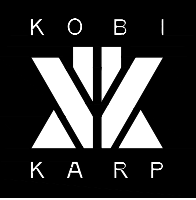
Consultant: STUDIO MUNGE.
Name: 25 Wingold Avenue.
Address: Toronto, ON Canada M6B 1P8
Tel: 416.588.1668
Email:

Consultant: LANDSCAPE ARCHITECT
Name: Naturalistic.
Address: 6915 Red Road, Suite 224
Tel: Coral Gables, FL 33143
Email: 786.717.6564

Consultant: MEP
Name: MG Engineering.
Address: 6915 Red Road, Suite 224
Tel: 2800 Biscayne Blvd
Email: Miami, FL, 33137
305.755.3833

Consultant: Desimore Consulting Engineering
Name: 800 Brickell Avenue, 6th Floor
Address: Miami, FL 33131
Tel: 305.441.0755
Email:

Architect of Record:
Kobi Karp Architecture and Interior Design, Inc.
571 NW 28TH ST
Miami, Florida 33137 USA
Tel: +1(305) 573 1818
Fax: +1(305) 573 3766

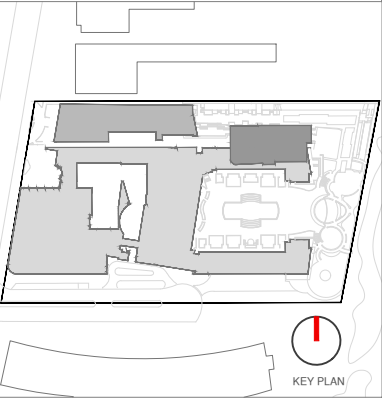


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CANTILEVER EXHIBIT

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Ritz-Sagamore
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:

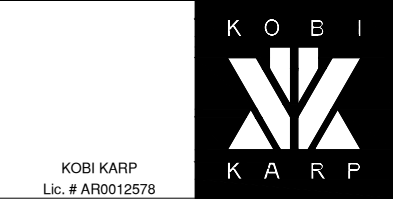
Consultant: STUDIO MUNGE.
Name: 25 Wingold Avenue.
Address: Toronto, ON Canada M6B 1P8
Address:
Tel: 416.588.1668
Email:

Consultant: LANDSCAPE ARCHITECT
Name: Naturalifical.
Address: 6915 Red Road, Suite 224
Address: Coral Gables, FL 33143
Tel: 786.717.6564
Email:

Consultant: MEP
Name: MG Engineering.
Address: 6915 Red Road, Suite 224
Address: 2800 Biscayne Blvd
Tel: Miami, FL, 33137
Email: 305.755.3833

Consultant:
Name: Desimore Consulting Engineering
Address: 800 Brickell Avenue, 6th Floor
Address: Miami, FL 33131
Tel: 305.441.0755
Email:

Architect of Record:
Kobi Karp Architecture and Interior Design, Inc.
571 NW 25TH ST
Miami, Florida 33137 USA
Tel: +1(305) 573 1818
Fax: +1(305) 573 3766

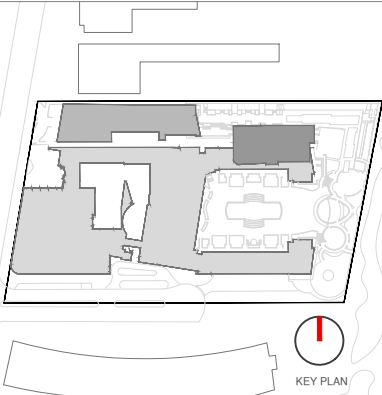


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EXTERIOR RENDERINGS

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Ritz-Sagamore
1 Lincoln Road
Miami Beach, FL 33139

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

Consultant:
Name: STUDIO MUNGE.
Address: 25 Wingold Avenue.
Address: Toronto, ON Canada M6B 1P8
Tel: 416.588.1668
Email:

Consultant:
Name: LANDSCAPE ARCHITECT
Address: Naturalifical.
Address: 6915 Red Road, Suite 224
Tel: Coral Gables, FL 33143
Email: 786.717.6564

Consultant:
Name: MEP
Address: MG Engineering.
Address: 6915 Red Road, Suite 224
Tel: 2800 Biscayne Blvd
Email: Miami, FL 33137
305.755.3833

Consultant:
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Email: 305.441.0755

Architect of Record:
Kobi Karp Architecture and Interior Design, Inc.
571 NW 25TH ST
Miami, Florida 33137 USA
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Fax: +1(305) 573 3766

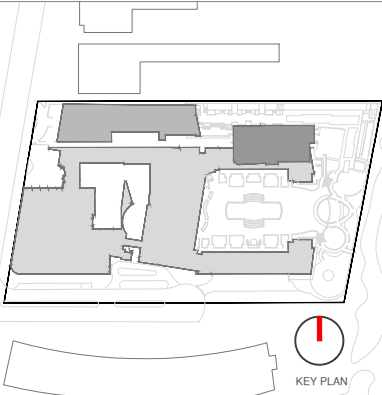
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Miami Beach, FL 33139

Owner: Di Lido Beach Resort LLC.
Name: EBJ Sagamore LLC.
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Name: 25 Wingold Avenue.
Address: Toronto, ON Canada M6B 1P8
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Name: Naturaliffical.
Address: 6915 Red Road, Suite 224
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Email: 786.717.6564

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Email: Miami, FL 33137
305.755.3833

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Name: 800 Brickell Avenue, 6th Floor
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Tel: 305.441.0755
Email:

Architect of Record:
Kobi Karp Architecture and Interior Design, Inc.
571 NW 28TH ST
Miami, Florida 33137 USA
Tel: +1(305) 573 1818
Fax: +1(305) 573 3766

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Address: 6915 Red Road, Suite 224
Tel: Coral Gables, FL 33143
Email: 786.717.8564

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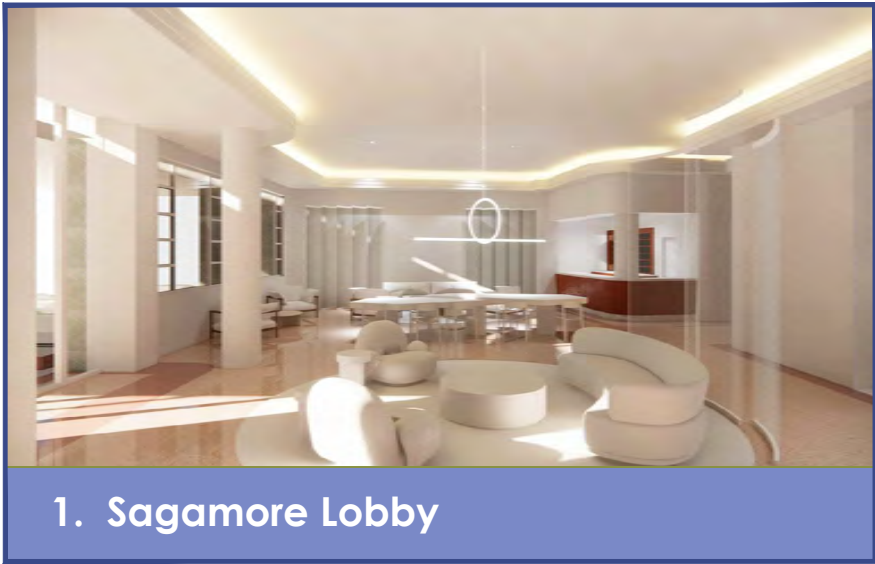
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Miami, Florida 33137 USA
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1. Sagamore Lobby



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

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Ritz-Sagamore
1 Lincoln Road
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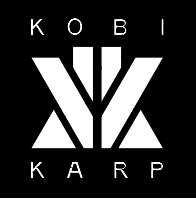
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Email:

Architect of Record: Kobi Karp Architecture and Interior Design, Inc.
Address: 571 NW 28TH ST
Tel: Miami, Florida 33137 USA
Fax: +1(305) 573 1818
+1(305) 573 3766



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SCOPE OF WORK
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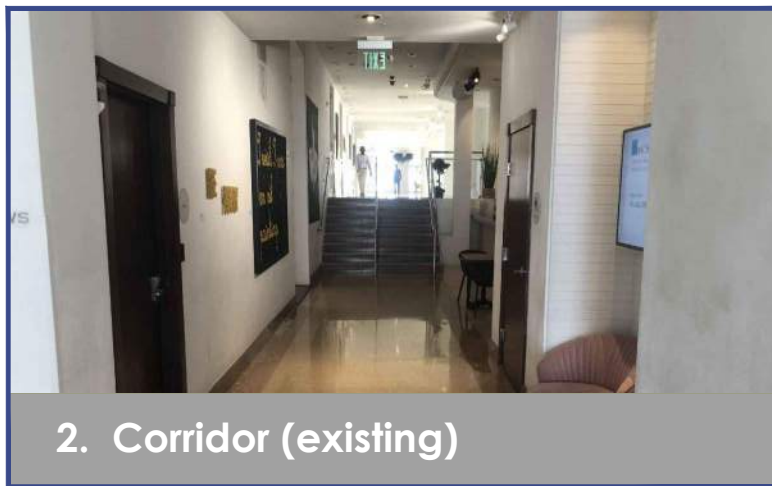
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1. Sagamore Lobby (existing)



1. Sagamore Lobby (Proposed)



2. Corridor (existing)



2. Corridor (proposed)

INTERIOR SCOPE OF WORK AREAS

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

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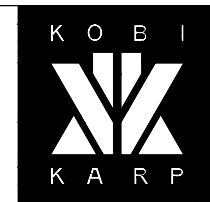
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571 NW 28TH ST
Miami, Florida 33137 USA
Tel: +1(305) 573 1818
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Lic. # AR0012578

SCOPE OF WORK

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Address: Toronto, ON Canada M6B 1P8
Tel: 416.588.1668
Email:

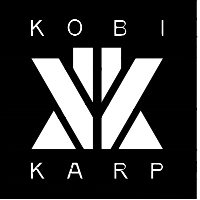
Consultant: LANDSCAPE ARCHITECT
Name: Naturalifical.
Address: 6915 Red Road, Suite 224
Tel: Coral Gables, FL 33143
Email: 786.717.6564

Consultant: MEP
Name: MG Engineering.
Address: 6915 Red Road, Suite 224
Tel: 2800 Biscayne Blvd
Email: Miami, FL 33137
305.755.3833

Consultant: Desimore Consulting Engineering
Name: 800 Brickell Avenue, 6th Floor
Address: Miami, FL 33131
Tel: 305.441.0755
Email:

Architect of Record:
Kobi Karp Architecture and Interior Design, Inc.
571 NW 28TH ST
Miami, Florida 33137 USA
Tel: +1(305) 573 1818
Fax: +1(305) 573 3766

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INTERIOR RENDERINGS

RITZ-SAGAMORE

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Scale	1"=50'-0"	A0.80
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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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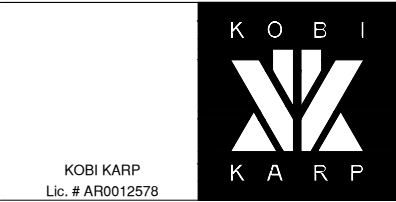
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Name: 25 Wingold Avenue.
Address: Toronto, ON Canada M6B 1P8
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Name: Naturalistic.
Address: 6915 Red Road, Suite 224
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571 NW 25TH ST
Miami, Florida 33137 USA
Tel: +1(305) 573 1818
Fax: +1(305) 573 3766



INTERIOR RENDERINGS

RITZ-SAGAMORE

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

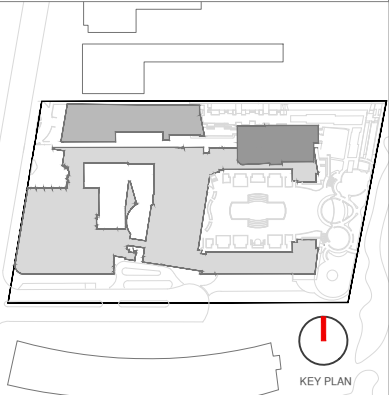




LOBBY EAST VIEW



LOBBY WEST VIEW



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Miami Beach, FL 33139

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305.755.3833

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Address: 571 NW 28TH ST
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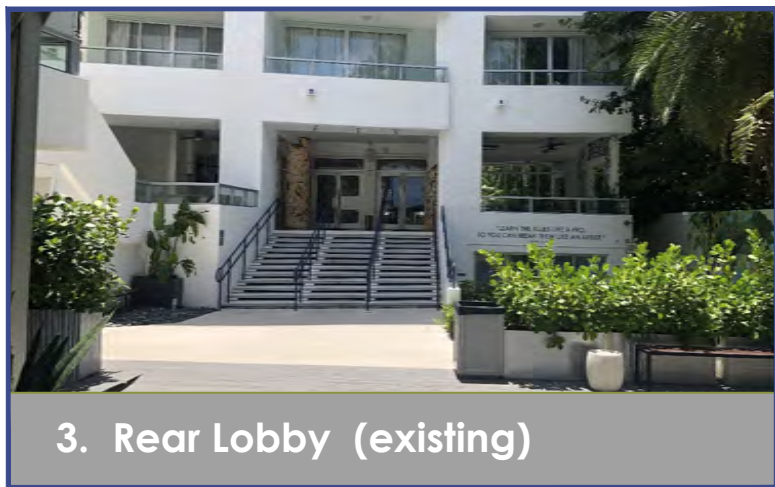


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INTERIOR RENDERINGS

RITZ-SAGAMORE

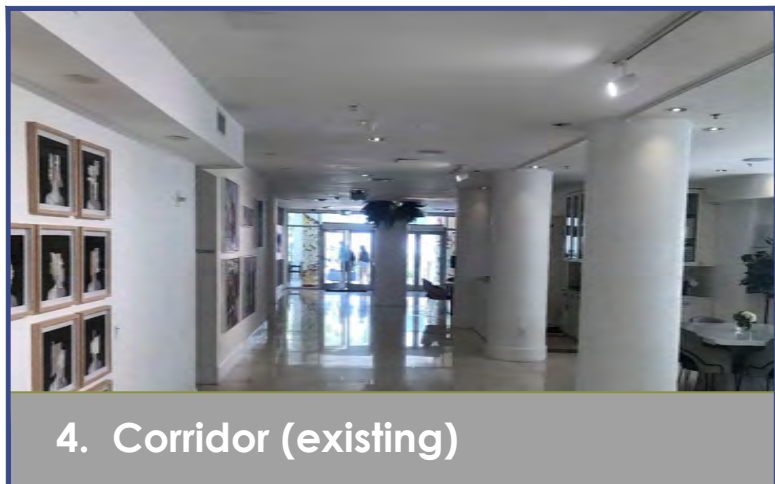
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Project	2018	



3. Rear Lobby (existing)



3. Rear Lobby (proposed)



4. Corridor (existing)



4. Corridor (proposed)

INTERIOR SCOPE OF WORK AREAS

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

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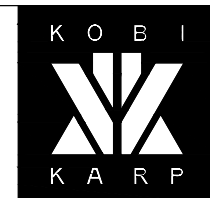
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305.755.3833

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Address: Miami, Florida 33137 USA
Tel: +1(305) 573 1818
Fax: +1(305) 573 3766



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SCOPE OF WORK

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5. Pool Deck (existing)



5. Pool Deck (proposed)



6. Beach Restaurant (existing)



6. Beach Restaurant (proposed)

EXTERIOR SCOPE OF WORK AREAS

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

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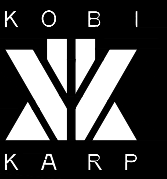
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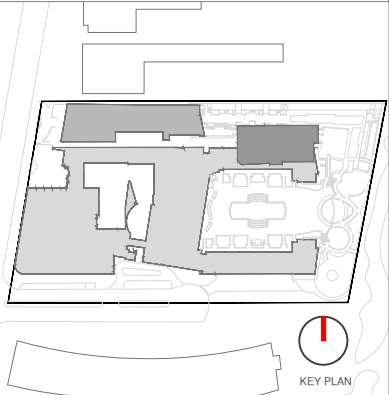


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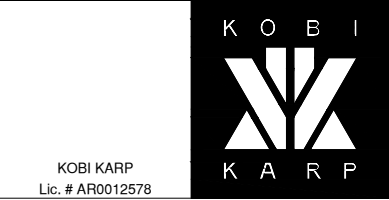
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Address: Toronto, ON Canada M6B 1P8
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Tel:
Email:

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Name: Naturaliffical.
Address: 6915 Red Road, Suite 224
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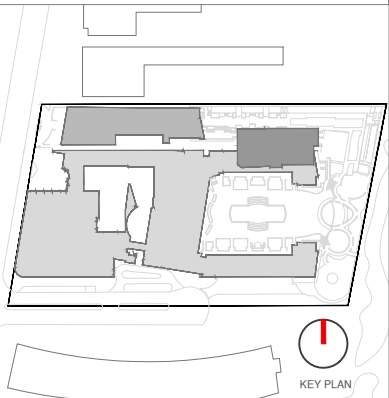
Architect of Record:
Kobi Karp Architecture and Interior Design, Inc.
571 NW 25TH ST
Miami, Florida 33137 USA
Tel: +1(305) 573 1818
Fax: +1(305) 573 3766



EXTERIOR RENDERINGS

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Scale	1"=50'-0"	A0.76
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1 Lincoln Road
Miami Beach, FL 33139

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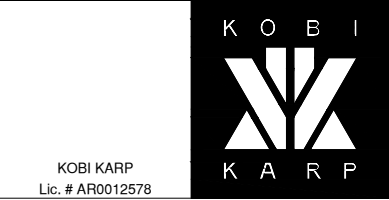
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Address: Toronto, ON Canada M6B 1P8
Address: 416.588.1668
Tel:
Email:

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Name: Naturaliffical.
Address: 6915 Red Road, Suite 224
Address: Coral Gables, FL 33143
Tel: 786.717.6564
Email:

Consultant: MEP
Name: MG Engineering.
Address: 6915 Red Road, Suite 224
Address: 2800 Biscayne Blvd
Tel: Miami, FL, 33137
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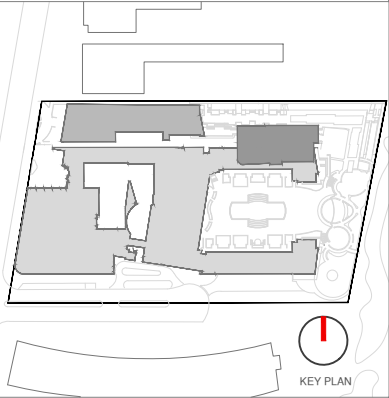
Architect of Record: Kobi Karp Architecture and Interior Design, Inc.
571 NW 25TH ST
Miami, Florida 33137 USA
Tel: +1(305) 573 1818
Fax: +1(305) 573 3766



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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.
Name: 25 Wingold Avenue.
Address: Toronto, ON Canada M6B 1P8
Address:
Tel: 416.588.1668
Email:

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Name: Naturaliffical.
Address: 6915 Red Road, Suite 224
Address: Coral Gables, FL 33143
Tel: 786.717.6564
Email:

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Name: MG Engineering.
Address: 6915 Red Road, Suite 224
Address: 2800 Biscayne Blvd
Tel: Miami, FL 33137
Email: 305.755.3833

Consultant: Desimore Consulting Engineering
Name: 800 Brickell Avenue, 6th Floor
Address: Miami, FL 33131
Address:
Tel: 305.441.0755
Email:

Architect of Record: Kobi Karp Architecture and Interior Design, Inc.
Name: 571 NW 28TH ST
Address: Miami, Florida 33137 USA
Tel: +1(305) 573 1818
Address:
Fax: +1(305) 573 3766

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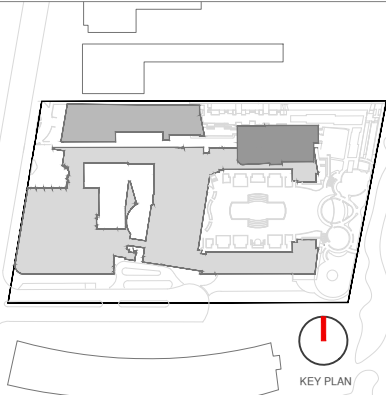
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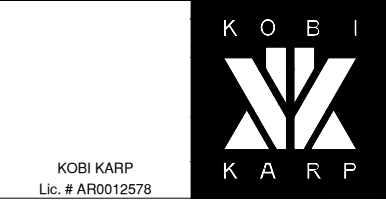
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571 NW 28TH ST
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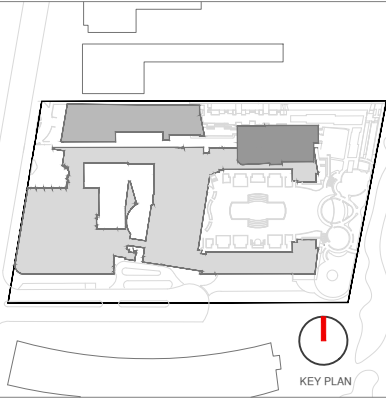
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Miami Beach, FL 33139

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

Consultant:
Name: STUDIO MUNGE.
Address: 25 Wingold Avenue.
Address: Toronto, ON Canada M6B 1P8
Tel: 416.588.1668
Email:

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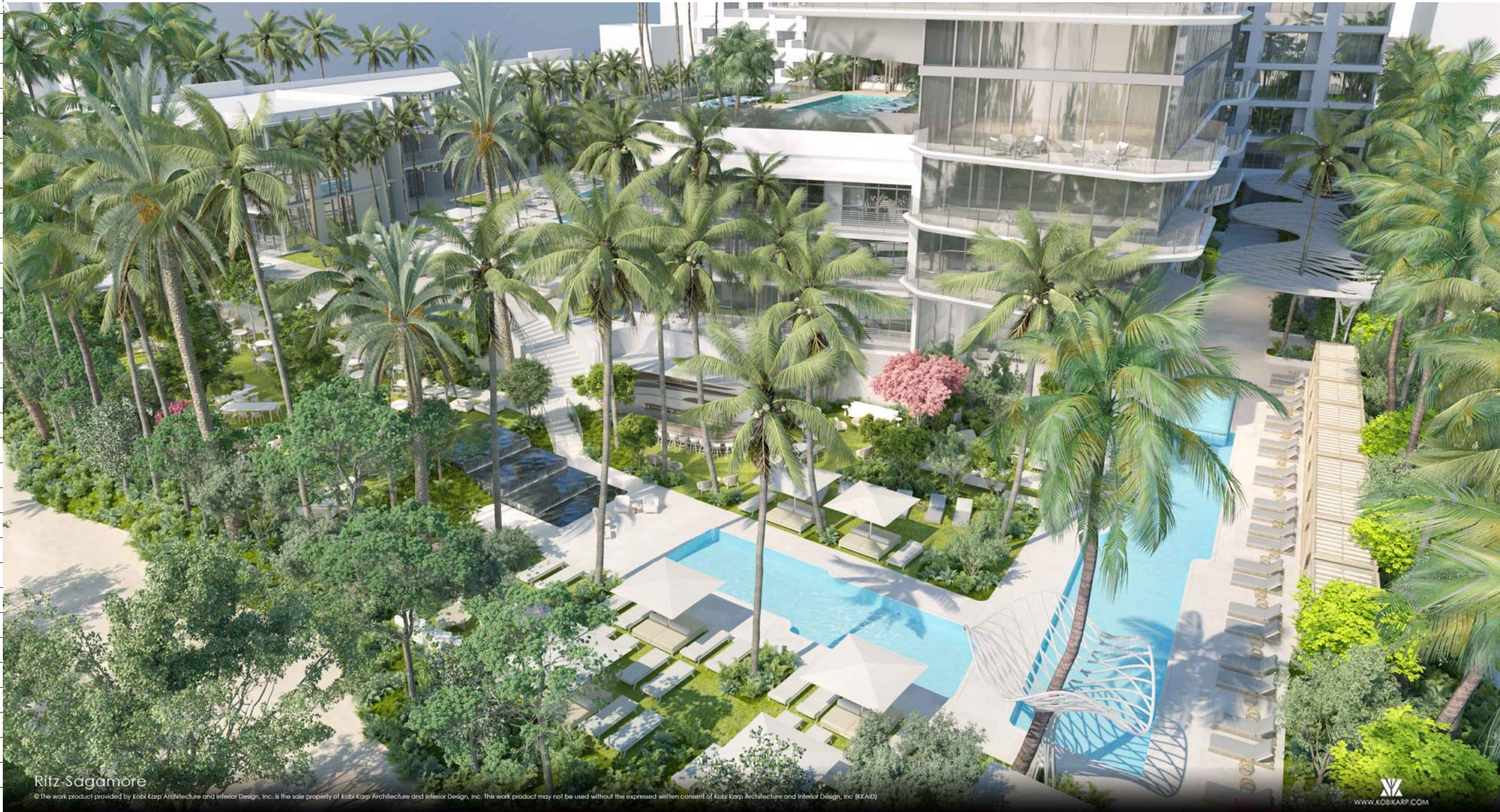
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Miami, Florida 33137 USA
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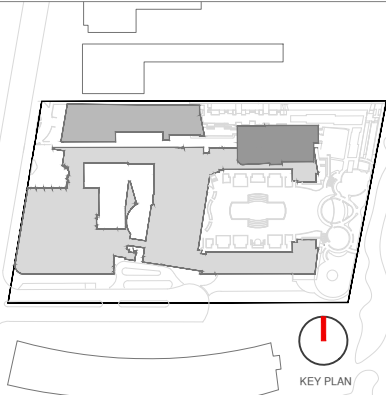
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Lic. # AR0012578



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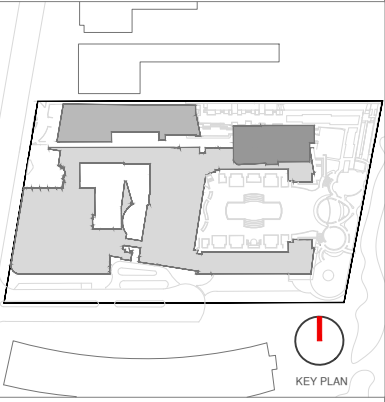
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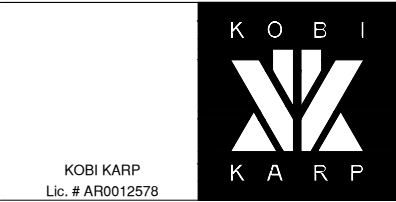
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