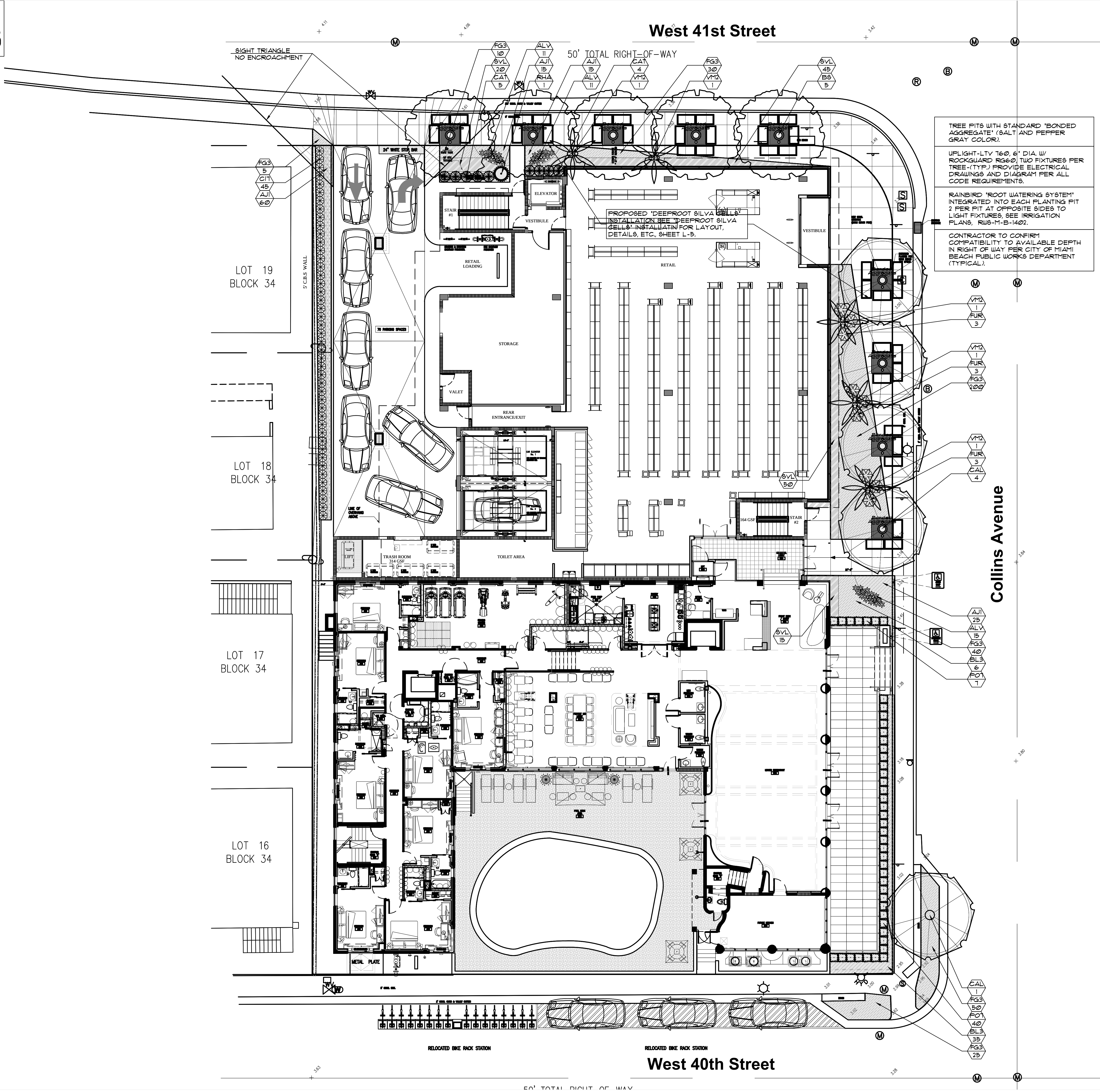




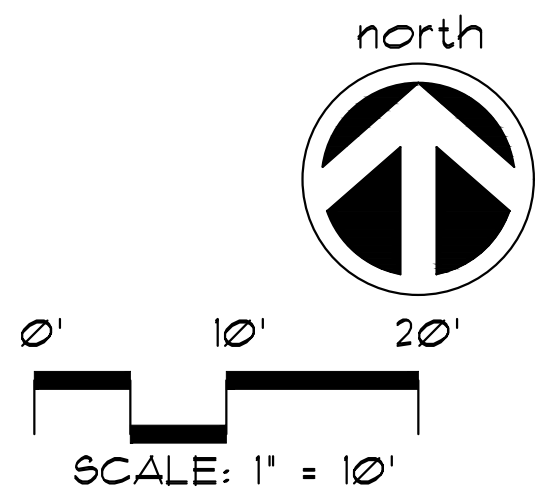
TREE PITS WITH STANDARD 'BONDED AGGREGATE' (SALT AND PEPPER GRAY COLOR).

UPLIGHT-LTY 160, 6" DIA. W/ ROCKGUARD R660. TWO FIXTURES PER TREE-TYPE. PROVIDE ELECTRICAL DRAWINGS AND DIAGRAM FOR ALL CODE REQUIREMENTS.

RAINBIRD 'ROOT WATERING SYSTEM' INTEGRATED INTO EACH PLANTING PIT. 2 PER PIT AT OPPOSITE SIDES TO LIGHT FIXTURES. SEE IRRIGATION PLANS, RUS-11-B-1402.

CONTRACTOR TO CONFIRM COMPATIBILITY TO AVAILABLE DEPTH IN RIGHT OF WAY PER CITY OF MIAMI BEACH PUBLIC WORKS DEPARTMENT (TYPICAL).

PLANTLIST			
SYM.	NATIVE	NAME	SPECIFICATION
PROPOSED TREES			
BS	YES	5 GUMBO LIMBO	Bursera simaruba 16' x 1" spr., 4" cal., 6' c.t.
CAL		5 BRAZIL BEAUTYLEAF	Calophyllum brasiliense 16' x 1" spr., 4" cal., 6' c.t.
PALMS			
VM2		5 MONTGOMERY PALMS	Veitchia montgomeryana DBL. TK, FG, 18' o.a., full hd.
SHRUBS			
CIT	YES	45 COCOPLUM	Chrysobalanus icaco 1 gal., 30" x 24" full, 24" o.c.
PO1		41 PODOCARPUS HEDGE	Podocarpus spp. 1 gal., 30" x 24", full heavy
ACCENT PLANTS AND GROUNDCOVERS			
ALV		31 AECHMEA 'ALVAREZ'	Aechmea spp. 8" pot, 12" o.c., GRANTS FARM
CAT		9 CAT PALMS	Chamaedorea cataractarum 1 gal., 30" x 24", 30" o.c.
BL3		41 BLUEBERRY FLAX LILY	Dianella tasmanica 3 gal., 12" x 18", 18" o.c., full
FG3		360 'GREEN ISLAND' FICUS	Ficus 'Green Island' 3 gal., 18" x 18", 18" o.c., full
FUR		9 GIANT FALSE AGAVE	Furcraea foetida 15 gal., 4' x 4', full specimen
RHA		1 LADY PALM	Rhapis excelsa 5'o.a., FTG, sun acclimated
SVL		130 SANSEVIERIA 'LAURENTII'	Sansevieria trifasciata 3 gal., 18" x 12", 18" o.c. full
AJI		15 ASIATIC JASMINE	Trachelospermum asiaticum 1 gal., 12" o.c.
TOPSOIL:			
		TOPSOIL:SAND MIX	50:50 TOPSOIL:SAND MIX, SPREAD IN PLACE
		30 C.Y.	TREES, PALMS, SHRUBS AND GROUNDCOVERS
MULCHING:			
		15 C.Y./- "FINE BARK" MULCH	3" DEPTH, SPREAD IN PLACE, ATLAS FEAT AND SOIL
			PROVIDE SAMPLE FOR APPROVAL PRIOR TO INSTALLATION
		---	TOPSOIL, SOD AND MULCH QUANTITIES SHOWN ARE APPROXIMATE. CONTRACTOR TO PROVIDE A UNIT PRICE PER UNIT AND WILL BE PAID ON THAT UNIT PRICE BASIS UPON FINAL INSPECTION AND APPROVAL.



A WRITTEN TREE REMOVAL PERMIT IS REQUIRED FROM THE CITY OF MIAMI BEACH PRIOR TO REMOVAL OF ANY TREES OR PALMS FROM THIS SITE.

SEE RESPECTIVE LANDSCAPE PLANS, SHEETS L-2 TO L-5 FOR PLANTLIST, LANDSCAPE DETAILS, NOTES, SPECIFICATIONS, ETC.

LEVEL-1 LANDSCAPE PLAN

These drawings and copies thereof furnished by the architect are his property and are not to be used on other work and are to be returned upon demand at the completion of work. If this drawing or any part thereof is used in any manner without the consent of the architect the user thereof becomes indebted to the architect for full completion.

NEW RETAIL EXPANSION FOR:
CONTINENTAL HOTEL
4000 COLLINS AVE.
MIAMI BEACH, FL. 33140

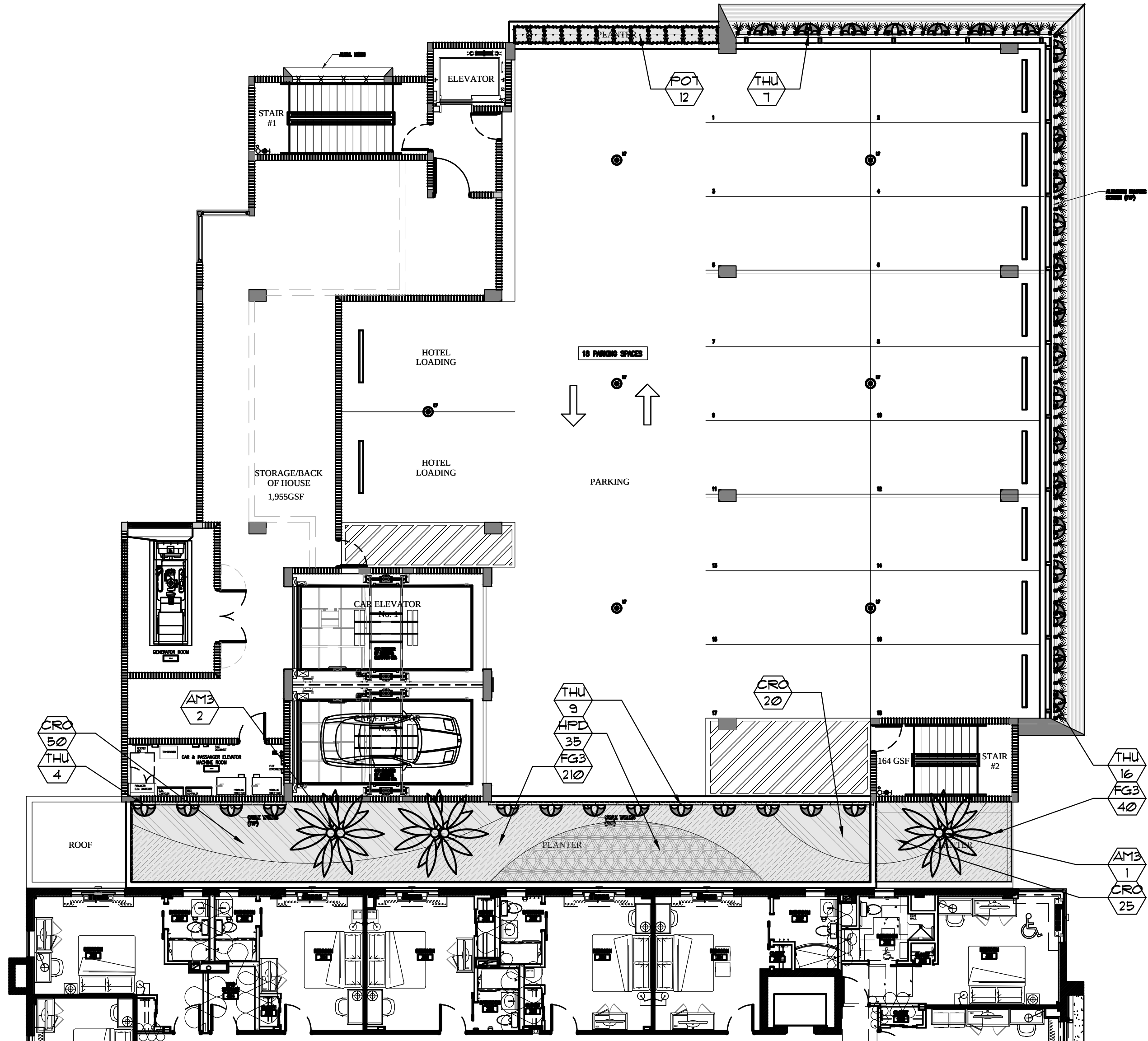
CHARLES H. BENSON & ASSOCIATES ARCHITECTS, P.A.
architect planner interiors
1665 WASHINGTON AVE. 2nd. FLOOR MIAMI BEACH, FLORIDA 33139
ARCHITECTURE LICENSE # AR14022 NCARB CERTIFICATE # 42,136

DRAWN BY
CHARLES BENSON
SCALE
AS SHOWN
DATE
03-03-16

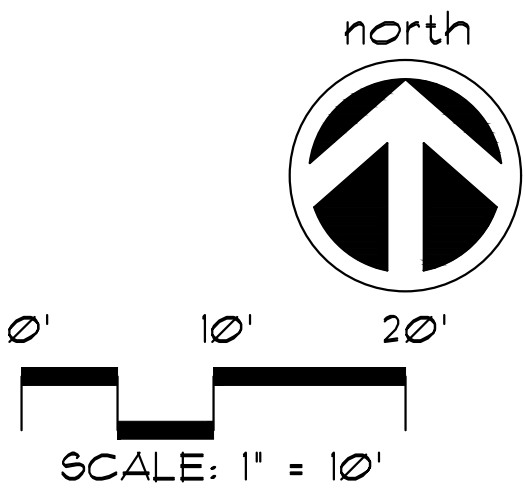
PROJECT NUMBER
21612

L-1
OF

JAMES F. SOGASH
RLA # 0001132



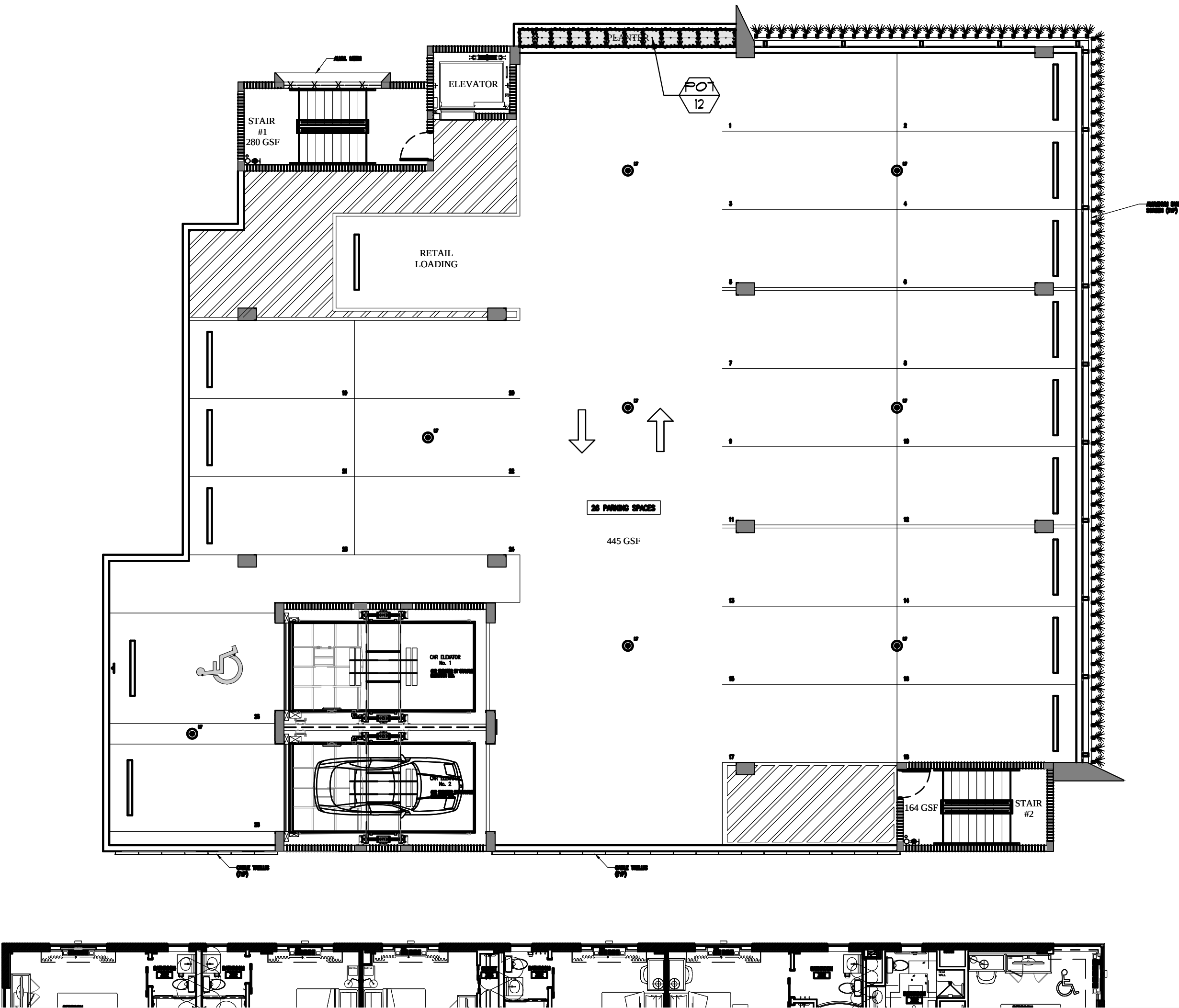
PLANTLIST			
SYM. NATIVE	*	NAME	BOTANICAL NAME SPECIFICATION
PALMS			
AM3	3	CHRISTMAS PALM	Adonidia merrillii FG, 10' o.c., TPL, full head
SHRUBS			
CRO	95	CROTON 'PETRA'	Codiaeum variegatum 3 gal, 18" x 18", 18' o.c., full
HPD YES	35	DWARF FIREBUSH	Hamella nodosa 3 gal, 18" x 18", 18' o.c.
PO1	12	PODOCARPUS HEDGE	Podocarpus spp. 1 gal, 30" x 24", full heavy
GROUNDCOVERS			
FG3	250	'GREEN ISLAND' FICUS	Ficus 'Green Island' 3 gal, 18" x 18", 18' o.c., full
VINES			
THU	36	BLUE SKY THUNBERGIA	Thunbergia grandiflora 3 gal, 24" x 18", full, 2 leaders
13 c.y. '2100 MIX' FOR PLANTING-PER ATLAS FEAT AND SOIL FOR PLANTER BOXES			
BASED UPON 115 LF X 24" DEPTH, X 18" WIDTH / 21 = 13 C.Y.			
TOPSOIL:			
100 c.y. '2100 MIX' FOR PLANTING-PER ATLAS FEAT AND SOIL FOR PLANTER BOXES			
BASED UPON 36" DEPTH, X 915 SF. / 21 = 100 C.Y.			



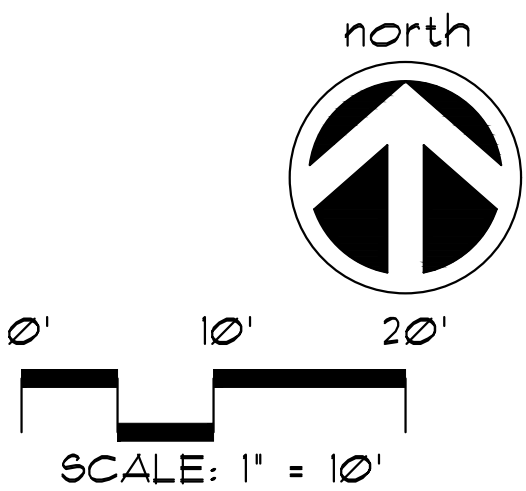
A WRITTEN TREE REMOVAL PERMIT IS REQUIRED FROM THE CITY OF MIAMI BEACH PRIOR TO REMOVAL OF ANY TREES OR PALMS FROM THIS SITE.

SEE RESPECTIVE LANDSCAPE PLANS, SHEETS L-1, L-2, L-4, L-5 FOR PLANTLIST, LANDSCAPE DETAILS, NOTES, SPECIFICATIONS, ETC.

LEVEL-2 LANDSCAPE PLAN



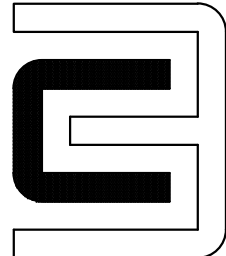
PLANTLIST			
SYM. NATIVE	*	NAME	BOTANICAL NAME SPECIFICATION
SHRUBS			
PO1	12	PODOCARPUS HEDGE	Podocarpus spp. 1 gal, 30" x 24", full heavy
TOPSOIL:			
5 c.y. '2100 MIX' FOR PLANTING-PER ATLAS FEAT AND SOIL FOR PLANTER BOXES			
BASED UPON 36" DEPTH, X 43 SF. / 21 = 5 C.Y.			

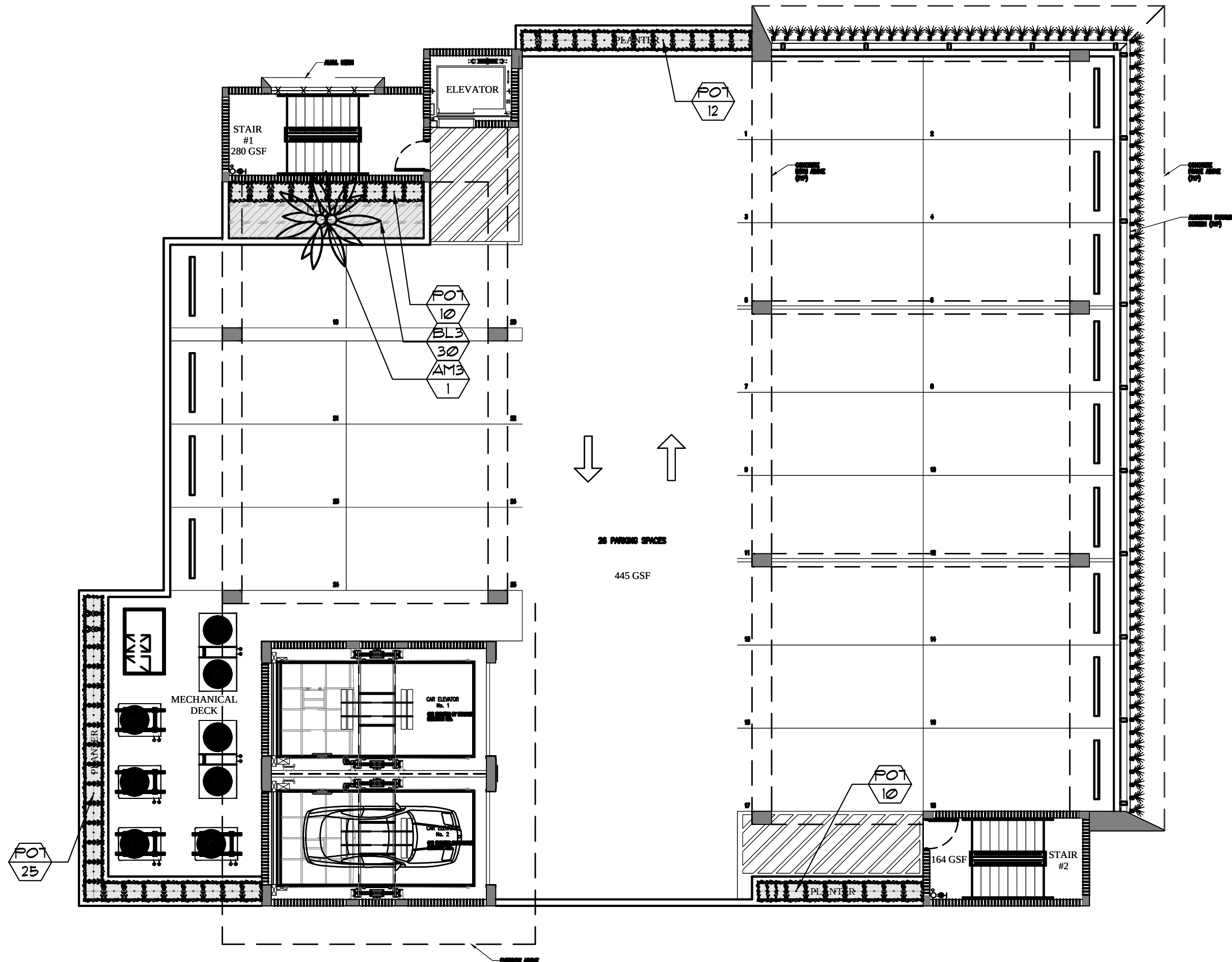


A WRITTEN TREE REMOVAL PERMIT IS REQUIRED FROM THE CITY OF MIAMI BEACH PRIOR TO REMOVAL OF ANY TREES OR PALMS FROM THIS SITE.

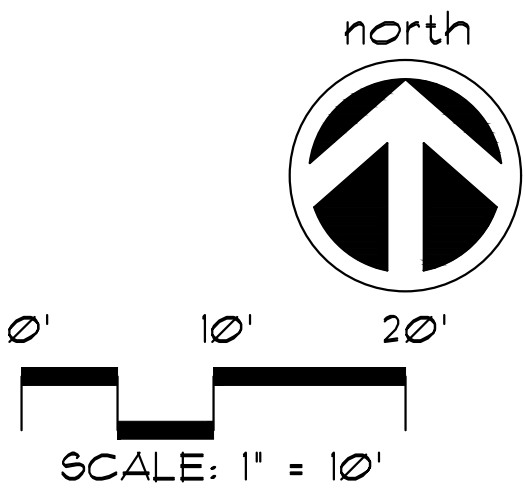
SEE RESPECTIVE LANDSCAPE PLANS, SHEETS L-1, L-2, L-4, L-5 FOR PLANTLIST, LANDSCAPE DETAILS, NOTES, SPECIFICATIONS, ETC.

LEVEL-3 LANDSCAPE PLAN





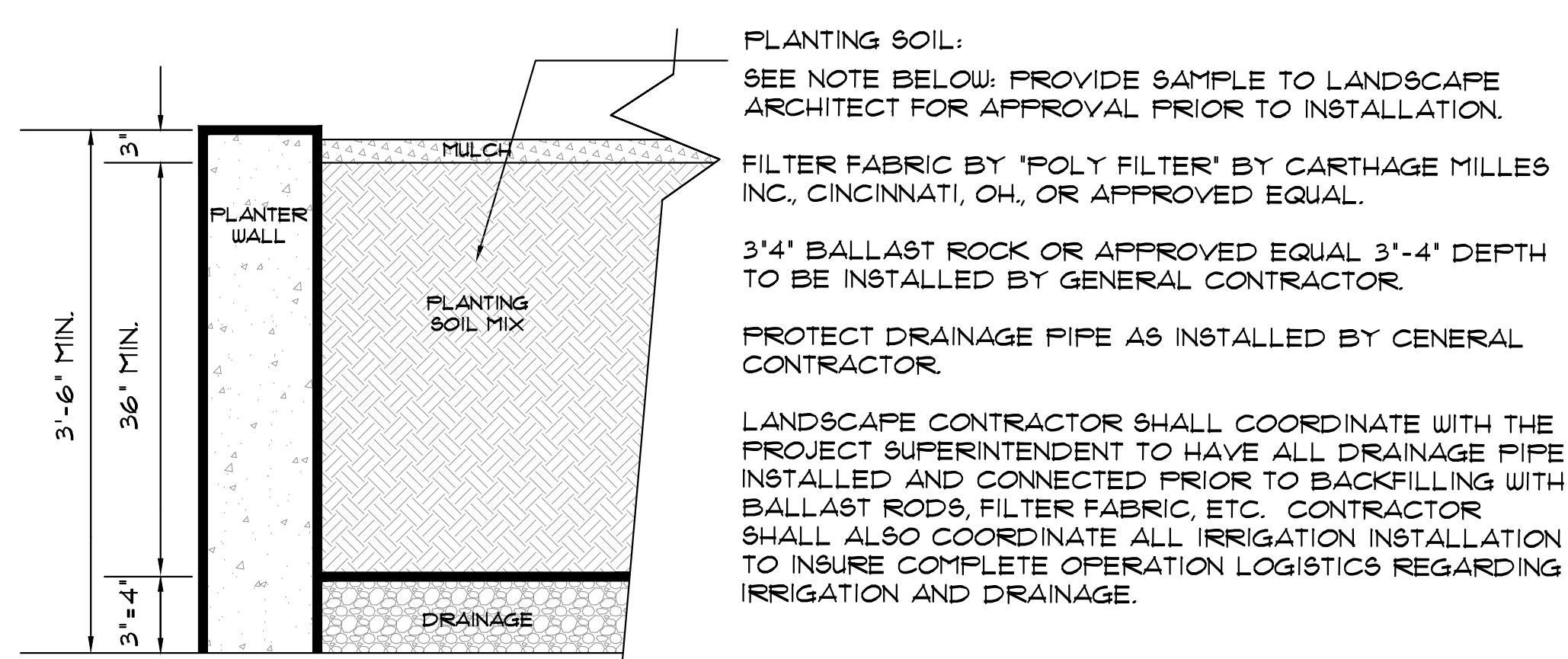
PLANTLIST			
SYM.	NATIVE	NAME	SPECIFICATION
PALMS			
AM3	1	CHRISTMAS PALM	Adonidia merrillii
			FG, 10' o.s., TPL., full head
SHRUBS			
FO1	51	PODOCARPUS HEDGE	Podocarpus spp.
			1 gal, 30" x 24", full heavy
GROUNDCOVERS			
BL3	30	BLUEBERRY FLAX LILY	Dianella tasmanica
			3 gal, 12" x 18", 18" o.c., full
TOPSOIL:			
	30 cy.	"1000 MIX" FOR PLANTING-PER ATLAS FEAT AND SOIL FOR PLANTER BOXES	
		BASED UPON 36" DEPTH, X 265 SF. / 21 = 30 C.Y.	



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SEE RESPECTIVE LANDSCAPE PLANS, SHEETS L-1, L-2, L-4 & L-5 FOR PLANTLIST, LANDSCAPE DETAILS, NOTES, SPECIFICATIONS, ETC.

ROOF LEVEL LANDSCAPE PLAN



TYPICAL LANDSCAPE PLANTER

N.T.S.

THE LANDSCAPE CONTRACTOR SHALL PROVIDE THE PLANTERS WITH AN APPROVED SOIL MIX.

CONTRACTOR SHALL SUBMIT TO THE LANDSCAPE ARCHITECT A SOIL SAMPLE AND A SOIL MATERIAL RATIO CHART FOR APPROVAL PRIOR TO INSTALLATION OF THE SOIL. SOIL MIX SHALL BE A SPECIAL MIX TO PROVIDE POROSITY FOR DRAINAGE, AND CONTAIN AMENDMENTS (PERLITE OR SIMILAR) TO REDUCE SOIL DENSITY AND WEIGHT. SOIL MIX SHALL BE AS PER ATLAS FEAT AND SOIL OR TOM WATERS INC. SOIL MIX OR AN APPROVED EQUAL TO CONTAIN EQUAL OR FORMULATED RATIOS OF THE FOLLOWING:

1. SILICA
2. SOIL
3. COMPOST
4. PERLITE
5. SHAVINGS

THE CONTRACTOR SHALL BE RESPONSIBLE TO FILL THE PLANTING MIX TO A DEPTH WHICH WILL BE 4" FROM THE TOP OF THE PLANTING WALL. SOIL & BALLAST ROCK QUANTITIES ARE APPROX. & WILL BE THE RESPONSIBILITY OF THE CONTRACTOR FOR FINAL GRADE AS PER THIS NOTE.

PLANTING SOIL: SEE NOTE BELOW: PROVIDE SAMPLE TO LANDSCAPE ARCHITECT FOR APPROVAL PRIOR TO INSTALLATION.

FILTER FABRIC BY 'POLY FILTER' BY CARTHAGE MILLES INC., CINCINNATI, OH, OR APPROVED EQUAL.

3'-4" BALLAST ROCK OR APPROVED EQUAL 3'-4" DEPTH TO BE INSTALLED BY GENERAL CONTRACTOR.

PROTECT DRAINAGE PIPE AS INSTALLED BY CENERAL CONTRACTOR

LANDSCAPE CONTRACTOR SHALL COORDINATE WITH THE PROJECT SUPERINTENDENT TO HAVE ALL DRAINAGE PIPE INSTALLED AND CONNECTED PRIOR TO BACKFILLING WITH BALLAST ROCKS, FILTER FABRIC, ETC. CONTRACTOR SHALL ALSO COORDINATE ALL IRRIGATION INSTALLATION TO INSURE COMPLETE OPERATION LOGISTICS REGARDING IRRIGATION AND DRAINAGE.

WALL IMPERMEABILIZATION, DRAINS AND EYE HOOKS SHALL BE PREPARED & INSTALLED BY THE GENERAL CONTRACTOR.

THE LANDSCAPE AND IRRIGATION CONTRACTORS SHALL COORDINATE ALL WORK WITH THE PROJECT MANAGER AND ALL PERTINENT SUBCONTRACTORS TO INSURE A PROFESSIONAL EXPEDITIOUS PROCESS.

ALL PLANTING BEDS SHALL BE MULCHED WITH AN APPROVED RECYCLED MULCH, OR AN APPROVED EQUAL. SEE 'LANDSCAPE NOTES'.

THE CONTRACTOR SHALL SUBMIT PHOTOS FOR ALL SPECIMEN PLANT MATERIAL (ALL PALMS AND TREES) TO THE L.A. FOR APPROVAL PRIOR TO PLANTING.

ROOF LEVEL, PLANTER SECTION

