



EXTERIOR RENDERING

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DRB23-0994 - Final Submittal

THE STANDARD

40 ISLAND AVE, MIAMI BEACH  
MIAMI BEACH, FL 33139

**Owner**  
Nomade Lido LLC  
2340 Collins Ave.  
Miami Beach, FL 33139  
Tel:  
Email:

**Landscape Architect:**  
Christopher Cawley  
780 NE 69th Street, Suite 200  
Miami, Florida 33138  
Tel: 786.536.2961 / 305.979.1585  
Email: christophercawley.com

**Structure:**  
B&J Consulting Engineers  
Jaime H. Jaramillo PH  
7955 NW 12th Street S-418  
Doral, FL 33126  
786-703-9243  
Email:

**Interior Design:** INTERIOR DESIGN: NOT PART OF PERMIT SET  
FOX Fox Studio  
3306 Middle Fiskville RD,  
Suite B Austin, Texas 78751  
Hypelink  
Willi@Foxfoxstudio.com

**Architect:**  
Kobi Karp Architecture and Interior Design, Inc.  
571 NW 28th Street  
Miami, Florida 33127 USA  
Tel: +1(305) 573 1818  
Fax: +1(305) 573 3766



EXTERIOR RENDERINGS

THE STANDARD	
Date: 08/04/2024	Sheet No. A0.63
Scale:	
Project:	



THE STANDARD. MIAMI BEACH, FLORIDA

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THE STANDARD	
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Scale:	A0.64
Project:	-



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EXTERIOR RENDERINGS

THE STANDARD	
Date: 08/04/2024	Sheet No. A0.65
Scale:	
Project:	



1 INTERIOR RENDERING / LOBBY VIEW  
NTS

Rev.	Date	Rev.	Date

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**Owner:**  
Nomade Lido LLC  
2340 Collins Ave  
Miami Beach, FL 33139  
Tel:  
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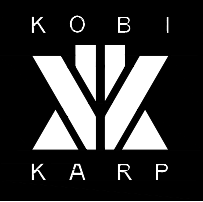
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571 NW 28th Street  
Miami, Florida 33127 USA  
Tel: +1(305) 573 1818  
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INTERIOR RENDERINGS

THE STANDARD

Date	04/07/2024	Sheet No.
Scale	NTS	A0.80
Project		



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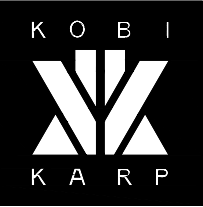
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571 NW 28th Street  
Miami, Florida 33127 USA  
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INTERIOR RENDERINGS

THE STANDARD

Date	04/07/2024	Sheet No.
Scale	NTS	A0.81
Project		



1 INTERIOR RENDERING / LOBBY VIEW

NTS

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Miami Beach, FL 33139  
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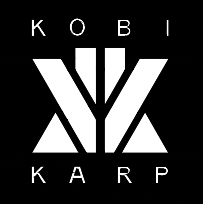
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Miami, Florida 33127 USA  
Tel: +1(305) 573 1818  
Fax: +1(305) 573 3766



INTERIOR RENDERINGS

THE STANDARD

Date	04/07/2024	Sheet No.
Scale	NTS	A0.82
Project		



1 INTERIOR RENDERING / RESTAURANT VIEW  
NTS

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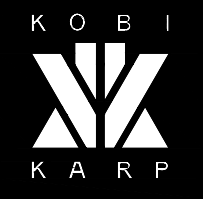
**Landscape Architect:**  
Christopher Cawley  
780 NE 69th Street Suite 200  
Miami, FL 33138  
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**Structure:**  
B&J Consulting Engineers  
Jaime H. Jaramillo PH  
7955 NW 12th Street S-418  
Doral, FL 33126  
786-703-9243  
Email:

**Interior Design:**  
FOX Fox Studio  
5306 Middle Fiskville RD,  
Suite B Austin, Texas 78751  
Hypelink  
Will@Foxfoxstudio.com

INTERIOR DESIGN: NOT PART OF PERMIT SET

**Architect:**  
Kobi Karp Architecture and Interior Design, Inc.  
571 NW 28th Street  
Miami, Florida 33127 USA  
Tel: +1(305) 573 1818  
Fax: +1(305) 573 3766



INTERIOR RENDERINGS  
THE STANDARD

Date	04/07/2024	Sheet No.
Scale	NTS	A0.83
Project		



1 INTERIOR RENDERING / GUEST ROOM VIEW  
NTS

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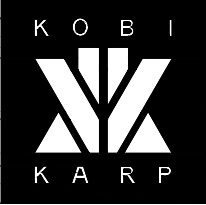
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Christopher Cawley  
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Miami, FL 33138  
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Jaime H. Jaramillo PH  
7955 NW 12th Street S-418  
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786-703-9243  
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FOX Fox Studio  
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INTERIOR RENDERINGS

THE STANDARD

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Project		



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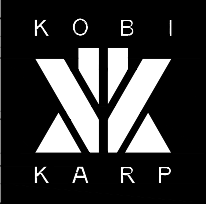
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Miami, FL 33138  
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Jaime H. Jaramillo PH  
7955 NW 12th Street S-418  
Doral, FL 33126  
786-703-9243  
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5306 Middle Fiskville RD,  
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**Architect:**  
Kobi Karp Architecture and Interior Design, Inc.  
571 NW 28th Street  
Miami, Florida 33127 USA  
Tel: +1(305) 573 1818  
Fax: +1(305) 573 3766



INTERIOR RENDERINGS

THE STANDARD

Date	04/07/2024	Sheet No.
Scale	NTS	A0.85
Project		



1 INTERIOR RENDERING / LOBBY

NTS

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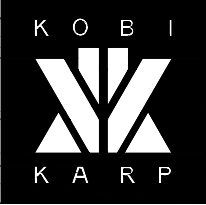
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Christopher Cawley  
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Miami, FL 33138  
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INTERIOR RENDERINGS

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Scale	NTS	A0.86
Project		



1 INTERIOR RENDERING / LOBBY LOUNGE

NTS

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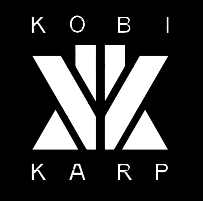
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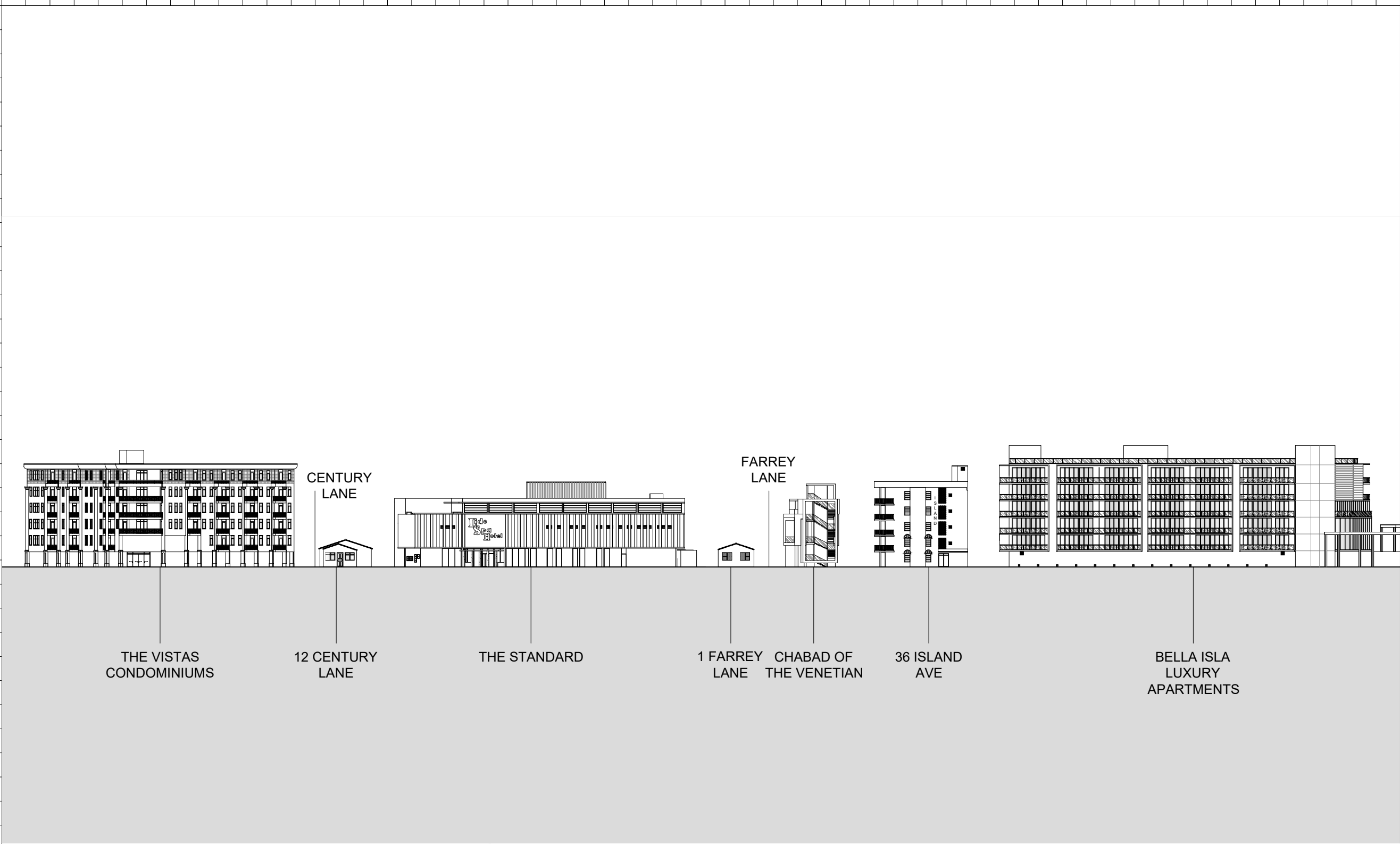
**Architect:**  
Kobi Karp Architecture and Interior Design, Inc.  
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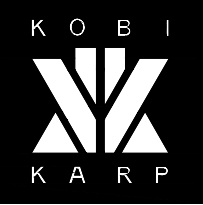
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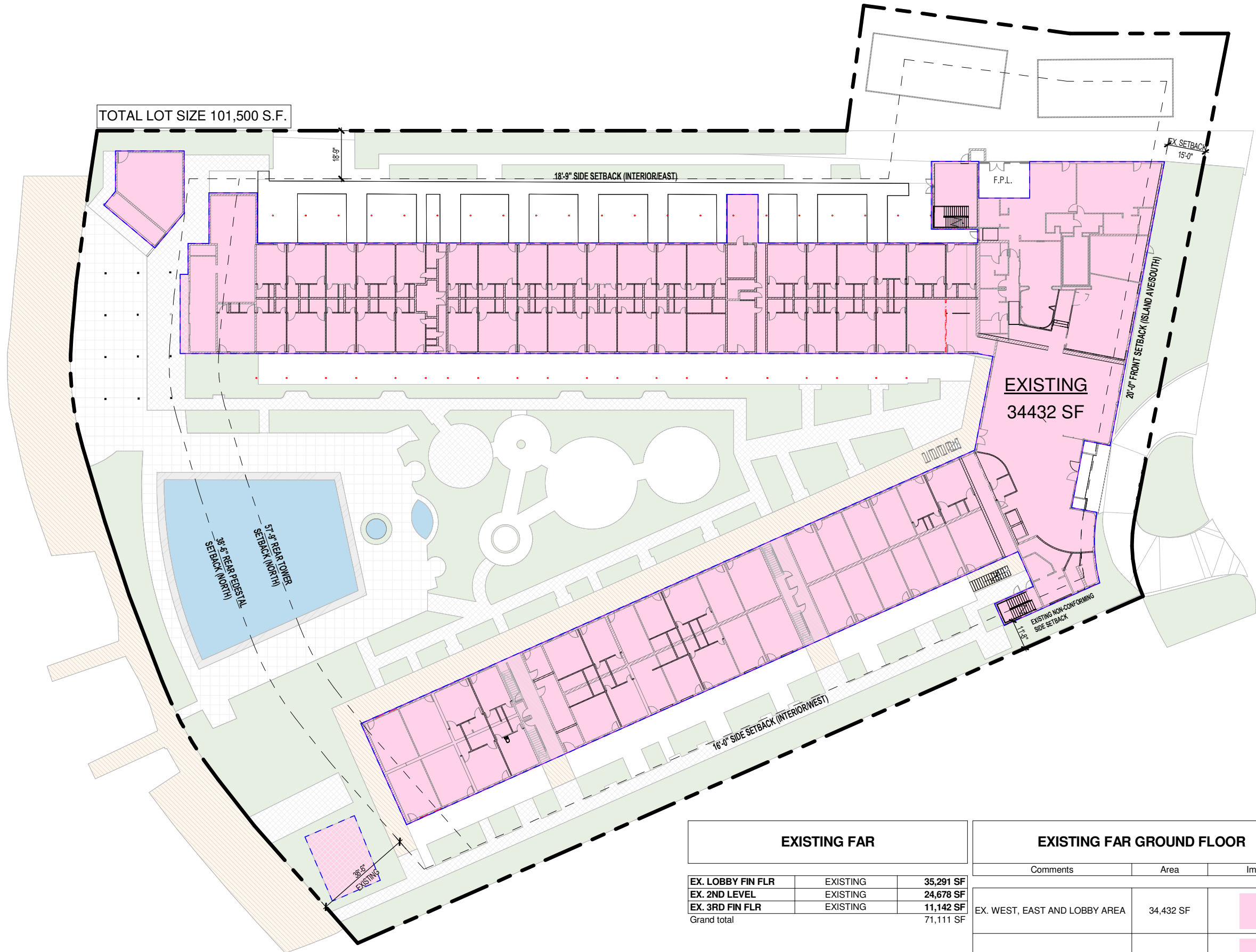


CONTEXT ELEVATION

THE STANDARD

Date	04/07/2024	Sheet No.
Scale	NTS	A0.90
Project		

2 EXISTING FAR - GROUND FLOOR  
1" = 40'-0"



EXISTING FAR		
EX. LOBBY FIN FLR	EXISTING	35,291 SF
EX. 2ND LEVEL	EXISTING	24,678 SF
EX. 3RD FIN FLR	EXISTING	11,142 SF
Grand total		71,111 SF

EXISTING FAR GROUND FLOOR		
Comments	Area	Image
EX. WEST, EAST AND LOBBY AREA	34,432 SF	
EX. RESTAURANT	859 SF	
Grand total: 2		35,291 SF

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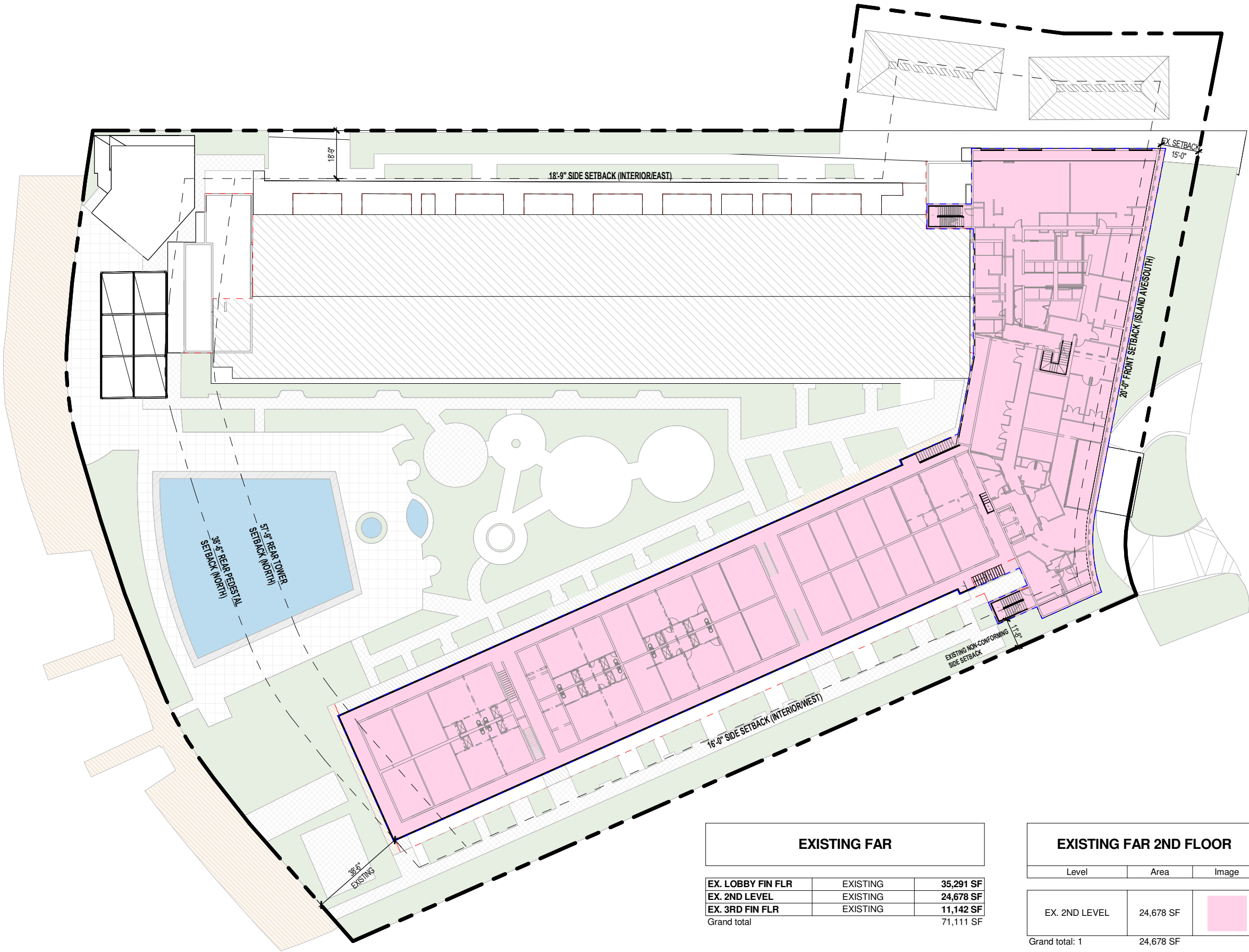
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Fax: +1(305) 573 3766



EXISTING FAR GROUND  
PLAN

Date: 04/07/2024	Sheet No.
Scale: 1" = 40'-0"	A1.00
Project: -	



EXISTING FAR		
EX. LOBBY FIN FLR	EXISTING	35,291 SF
EX. 2ND LEVEL	EXISTING	24,678 SF
EX. 3RD FIN FLR	EXISTING	11,142 SF
Grand total		71,111 SF

EXISTING FAR 2ND FLOOR		
Level	Area	Image
EX. 2ND LEVEL	24,678 SF	
Grand total: 1		24,678 SF

1 EXISTING FAR 2ND FLOOR PLAN  
1" = 40'-0"

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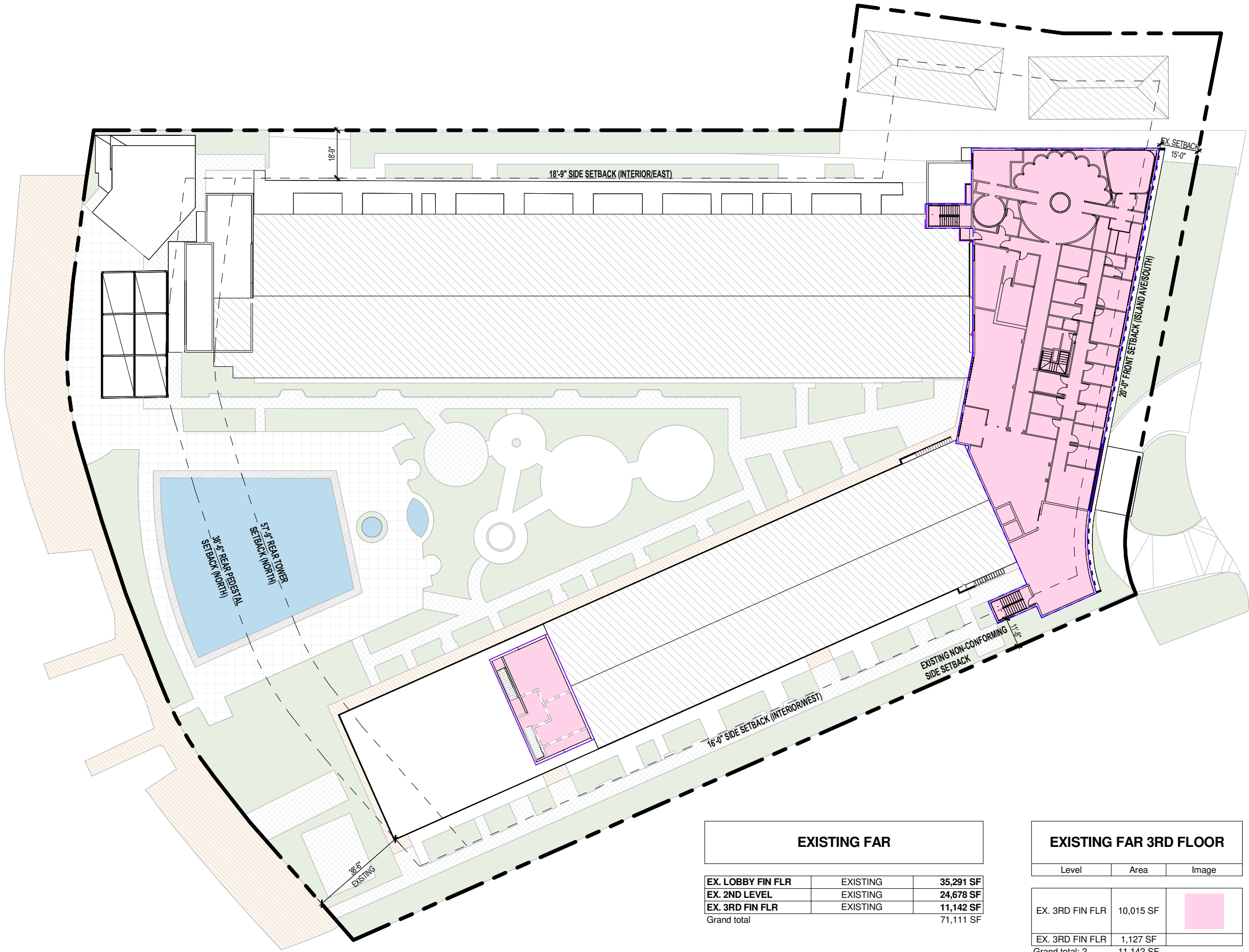
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Kobi Karp Architecture and Interior Design, Inc.  
571 NW 28th Street  
Miami, Florida 33127 USA  
Tel: +1(305) 573 1818  
Fax: +1(305) 573 3766



EXISTING SECOND FLOOR  
PLAN

Date: 04/07/2024	Sheet No.
Scale: 1" = 40'-0"	A1.01
Project: -	



EXISTING FAR		
EX. LOBBY FIN FLR	EXISTING	35,291 SF
EX. 2ND LEVEL	EXISTING	24,678 SF
EX. 3RD FIN FLR	EXISTING	11,142 SF
Grand total		71,111 SF

EXISTING FAR 3RD FLOOR		
Level	Area	Image
EX. 3RD FIN FLR	10,015 SF	
EX. 3RD FIN FLR	1,127 SF	
Grand total: 2		11,142 SF

1 EXISTING FAR 3RD FLOOR PLAN  
1" = 40'-0"

Rev.	Date	Rev.	Date

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DRB23-0994 - Final Submittal

THE STANDARD  
40 ISLAND AVE, MIAMI BEACH  
MIAMI BEACH, FL 33139

Owner  
Nomade Lido LLC  
2340 Collins Ave,  
Miami Beach, FL 33139  
Tel:  
Email:

Landscape Architect:  
Christopher Cawley  
780 NE 69th Street, Suite 200  
Miami, Florida 33138  
Tel: 786.536.2961 / 305.979.1585  
Email: christophercawley.com

Structure:  
B&J Consulting Engineers  
Jaime H. Jaramillo PH  
7955 NW 12th Street S-418  
Doral, FL 33126  
786-703-9243  
Email:

Interior Design: INTERIOR DESIGN: NOT PART OF PERMIT SET  
FOX Fox Studio  
5306 Middle Fiskville RD,  
Suite B Austin, Texas 78751  
Hypelink  
Will@Foxfoxstudio.com

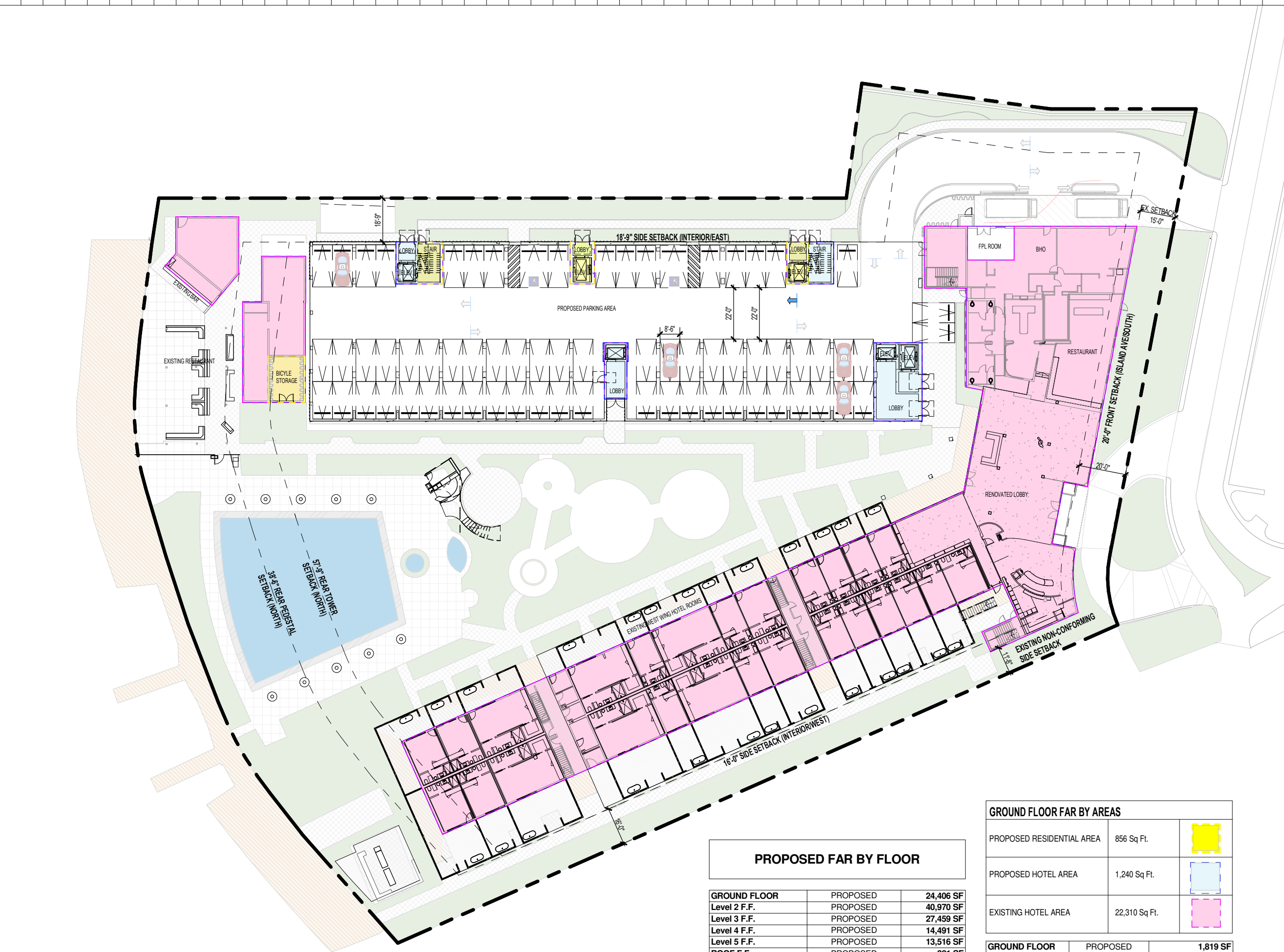
Architect:  
Kobi Karp Architecture and Interior Design, Inc.  
571 NW 28th Street  
Miami, Florida 33127 USA  
Tel: +1(305) 573 1818  
Fax: +1(305) 573 3766



EXISTING FAR 3RD PLAN

THE STANDARD		Sheet No. A1.02
Date:	04/07/2024	
Scale:	1" = 40'-0"	
Project:	-	

1 PROPOSED FAR GROUND FLOOR  
1" = 40'-0"



PROPOSED FAR BY FLOOR

GROUND FLOOR	PROPOSED	24,406 SF
Level 2 F.F.	PROPOSED	40,970 SF
Level 3 F.F.	PROPOSED	27,459 SF
Level 4 F.F.	PROPOSED	14,491 SF
Level 5 F.F.	PROPOSED	13,516 SF
ROOF F.F.	PROPOSED	331 SF
Grand total		121,174 SF

GROUND FLOOR FAR BY AREAS		
PROPOSED RESIDENTIAL AREA	856 Sq Ft.	
PROPOSED HOTEL AREA	1,240 Sq Ft.	
EXISTING HOTEL AREA	22,310 Sq Ft.	

GROUND FLOOR	PROPOSED	1,819 SF
Grand total		1,819 SF
GROUND FLOOR	EXISTING + PROPOSED	24,406 SF
Grand total		24,406 SF

Rev.	Date	Rev.	Date

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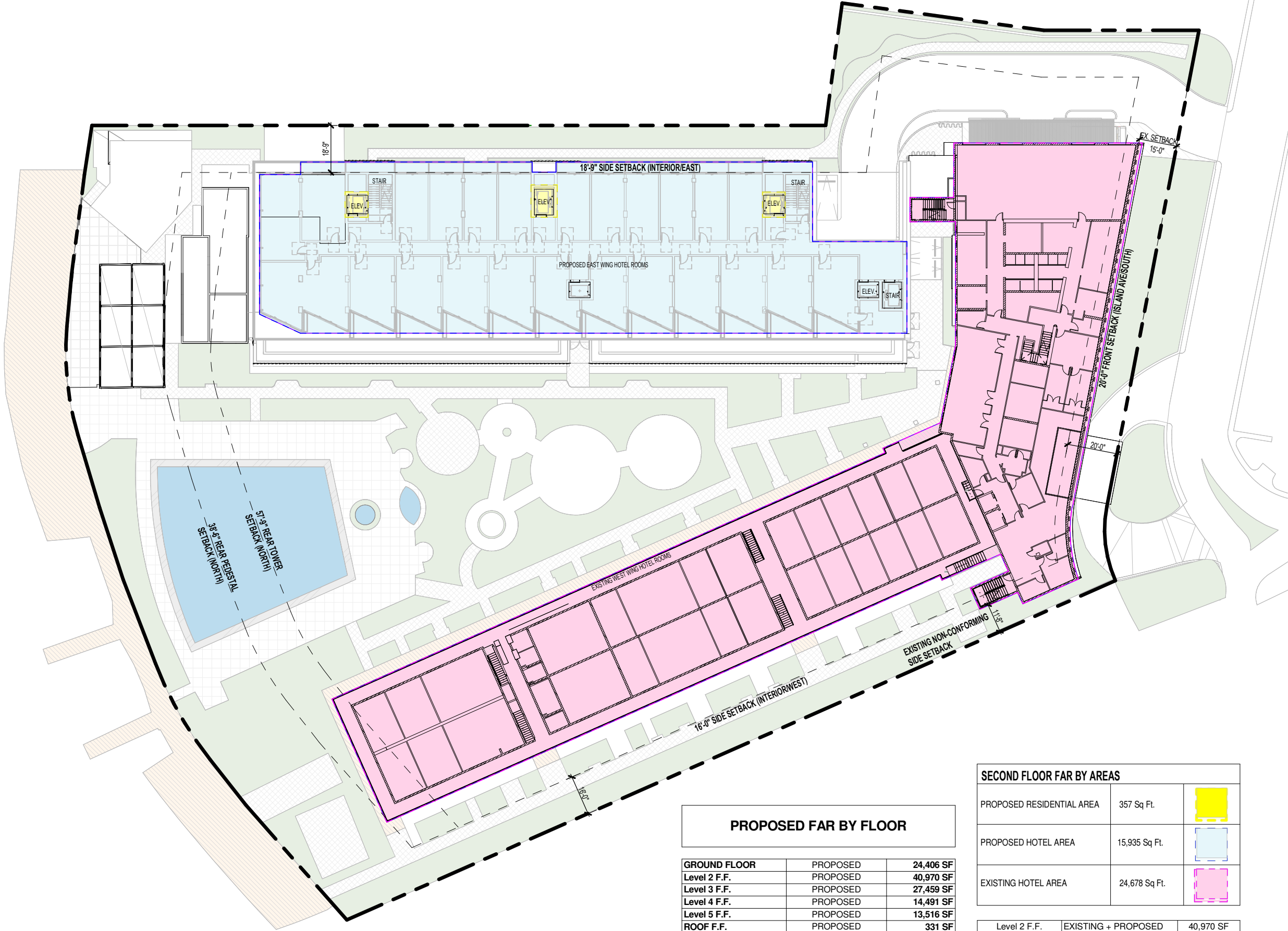
Architect:  
Kobi Karp Architecture and Interior Design, Inc.  
571 NW 28th Street  
Miami, Florida 33127 USA  
Tel: +1(305) 573 1818  
Fax: +1(305) 573 3766



PROPOSED FAR GROUND PLAN




Date:	04/07/2024	Sheet No.
Scale:	As indicated	A1.03
Project:	-	

1 PROPOSED FAR 2ND FLOOR PLAN  
1" = 40'-0"



PROPOSED FAR BY FLOOR

GROUND FLOOR	PROPOSED	24,406 SF
Level 2 F.F.	PROPOSED	40,970 SF
Level 3 F.F.	PROPOSED	27,459 SF
Level 4 F.F.	PROPOSED	14,491 SF
Level 5 F.F.	PROPOSED	13,516 SF
ROOF F.F.	PROPOSED	331 SF
Grand total		121,174 SF

SECOND FLOOR FAR BY AREAS		
PROPOSED RESIDENTIAL AREA	357 Sq Ft.	
PROPOSED HOTEL AREA	15,935 Sq Ft.	
EXISTING HOTEL AREA	24,678 Sq Ft.	

Level 2 F.F.	EXISTING + PROPOSED	40,970 SF
Grand total		40,970 SF

Rev.	Date	Rev.	Date

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DRB23-0994 - Final Submittal

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786-703-9243  
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Suite B Austin, Texas 78751  
Hypelink  
Will@Foxfoxstudio.com

INTERIOR DESIGN: NOT PART OF PERMIT SET

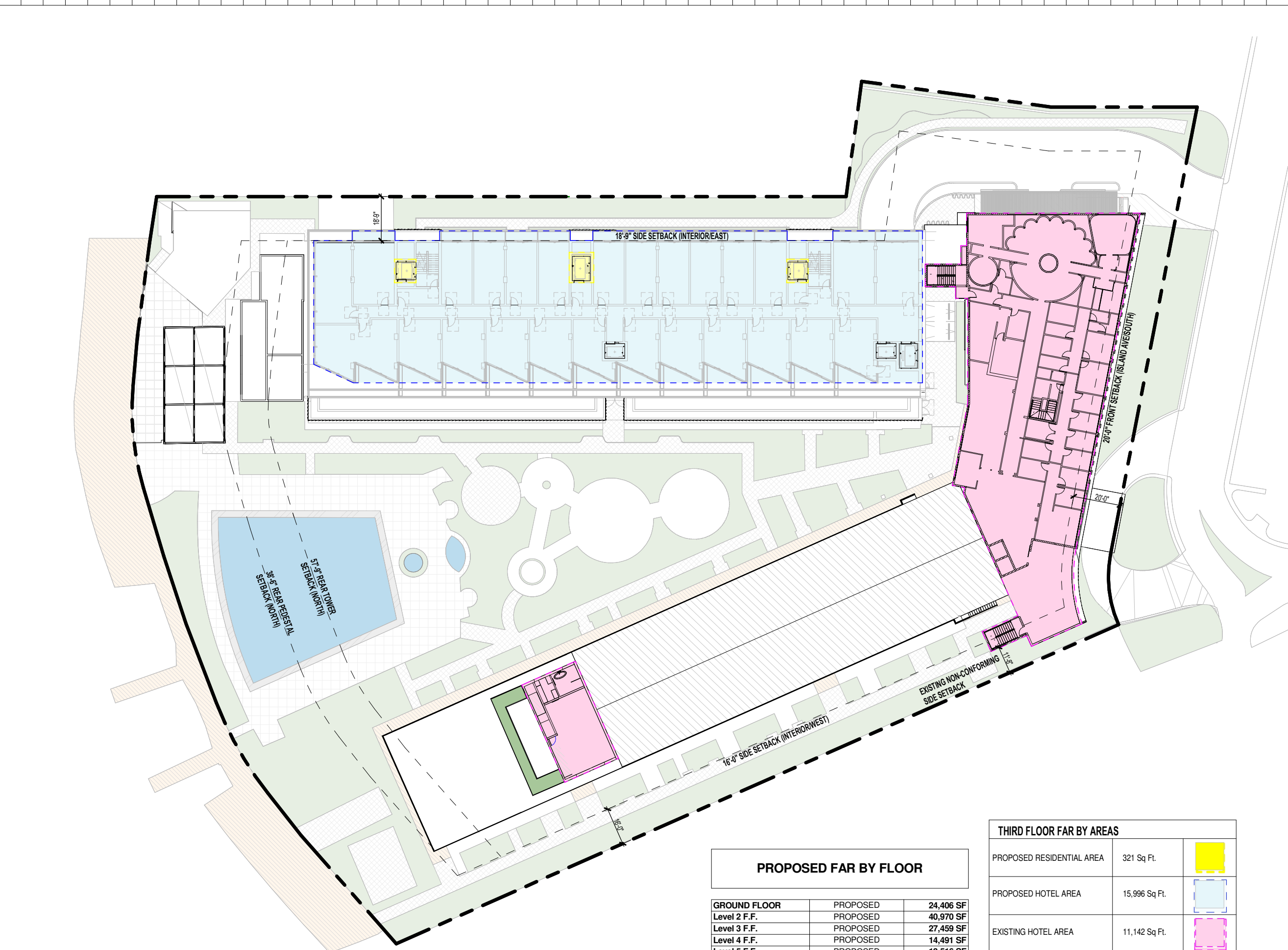
Architect:  
Kobi Karp Architecture and Interior Design, Inc.  
571 NW 28th Street  
Miami, Florida 33127 USA  
Tel: +1(305) 573 1818  
Fax: +1(305) 573 3766



PROPOSED FAR 2ND PLAN

THE STANDARD	
Date: 04/07/2024	Sheet No.
Scale: As indicated	A1.04
Project: -	

1 PROPOSED FAR 3RD FLOOR PLAN  
1" = 40'-0"



PROPOSED FAR BY FLOOR		
GROUND FLOOR	PROPOSED	24,406 SF
Level 2 F.F.	PROPOSED	40,970 SF
Level 3 F.F.	PROPOSED	27,459 SF
Level 4 F.F.	PROPOSED	14,491 SF
Level 5 F.F.	PROPOSED	13,516 SF
ROOF F.F.	PROPOSED	331 SF
Grand total		121,174 SF

THIRD FLOOR FAR BY AREAS		
PROPOSED RESIDENTIAL AREA	321 Sq Ft.	
PROPOSED HOTEL AREA	15,996 Sq Ft.	
EXISTING HOTEL AREA	11,142 Sq Ft.	

Level 3 F.F.	EXISTING + PROPOSED	27,459 SF
Grand total		27,459 SF

Rev.	Date	Rev.	Date

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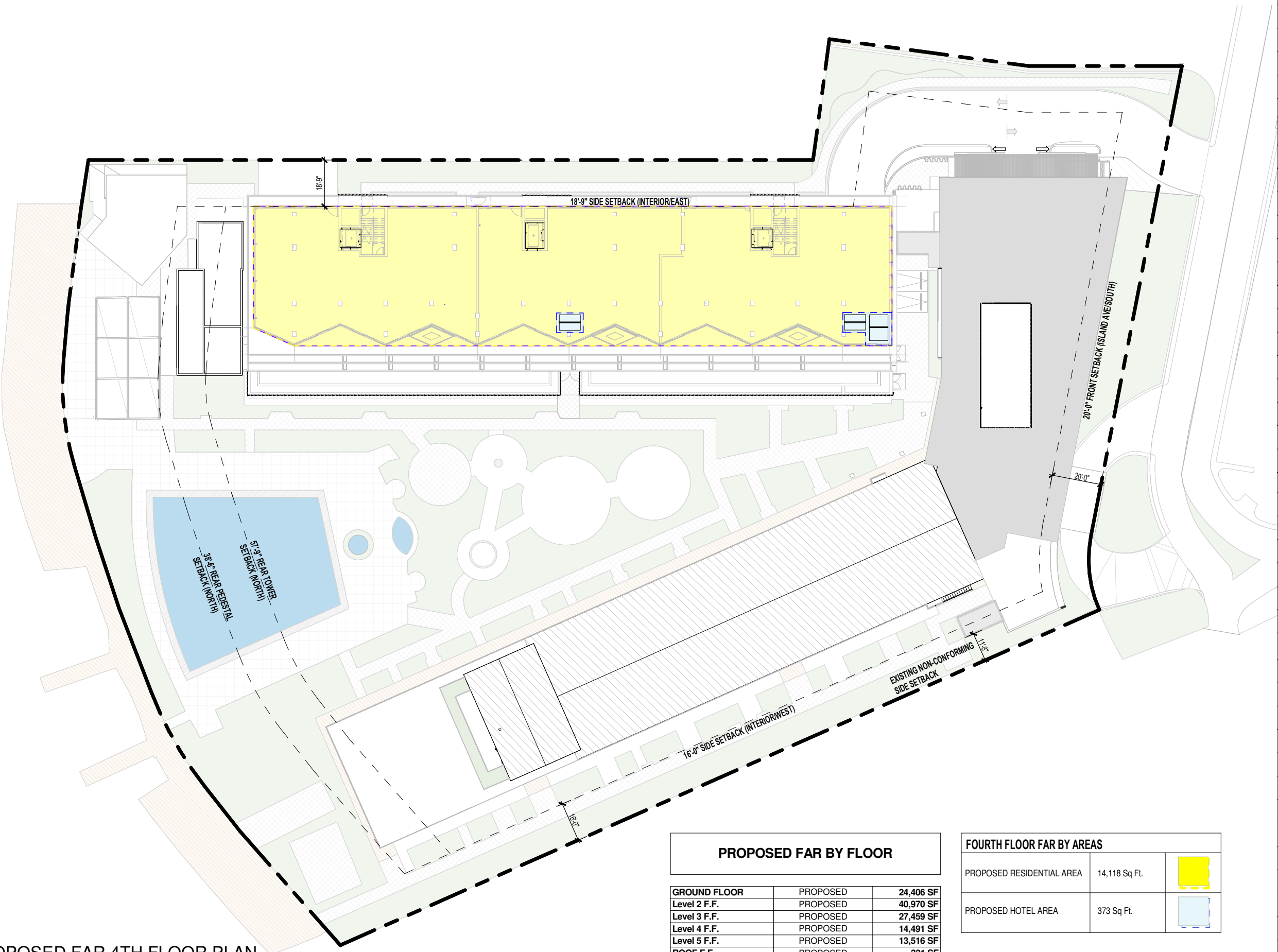
Architect:  
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PROPOSED FAR 3RD  
PLAN

THE STANDARD		Sheet No.
Date: 04/07/2024	Scale: As indicated	A1.05
Project: -		

1 PROPOSED FAR 4TH FLOOR PLAN  
1" = 40'-0"



PROPOSED FAR BY FLOOR

GROUND FLOOR	PROPOSED	24,406 SF
Level 2 F.F.	PROPOSED	40,970 SF
Level 3 F.F.	PROPOSED	27,459 SF
Level 4 F.F.	PROPOSED	14,491 SF
Level 5 F.F.	PROPOSED	13,516 SF
ROOF F.F.	PROPOSED	331 SF
Grand total		121,174 SF

FOURTH FLOOR FAR BY AREAS

PROPOSED RESIDENTIAL AREA	14,118 Sq Ft.	
PROPOSED HOTEL AREA	373 Sq Ft.	

Level 4 F.F.	PROPOSED	14,491 SF
Grand total		14,491 SF

Rev.	Date	Rev.	Date

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Suite B Austin, Texas 78751  
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Will@Foxfoxstudio.com

Architect:  
Kobi Karp Architecture and Interior Design, Inc.  
571 NW 28th Street  
Miami, Florida 33127 USA  
Tel: +1(305) 573 1818  
Fax: +1(305) 573 3766



PROPOSED FAR 4TH  
PLAN



Date: 04/07/2024	Sheet No.
Scale: As indicated	A1.06
Project: -	

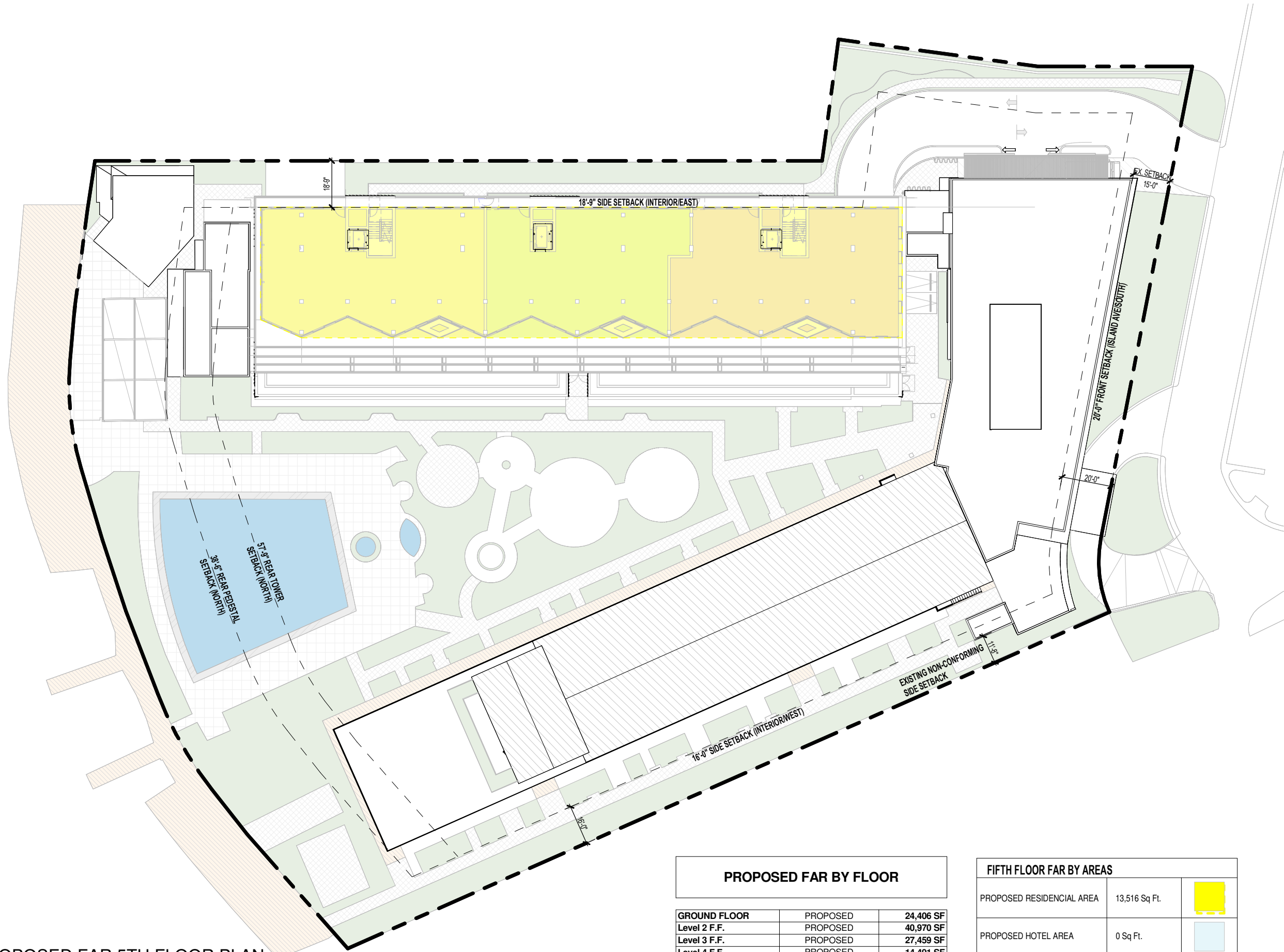
1 PROPOSED FAR 5TH FLOOR PLAN  
1" = 40'-0"

PROPOSED FAR BY FLOOR

GROUND FLOOR	PROPOSED	24,406 SF
Level 2 F.F.	PROPOSED	40,970 SF
Level 3 F.F.	PROPOSED	27,459 SF
Level 4 F.F.	PROPOSED	14,491 SF
Level 5 F.F.	PROPOSED	13,516 SF
ROOF F.F.	PROPOSED	331 SF
Grand total		121,174 SF

FIFTH FLOOR FAR BY AREAS

PROPOSED RESIDENCIAL AREA	13,516 Sq Ft.	
PROPOSED HOTEL AREA	0 Sq Ft.	
Level 5 F.F.	PROPOSED	13,516 SF
Grand total		13,516 SF



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INTERIOR DESIGN: NOT PART OF PERMIT SET

**Architect:**  
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571 NW 28th Street  
Miami, Florida 33127 USA  
Tel: +1(305) 573 1818  
Fax: +1(305) 573 3766



PROPOSED FAR 5TH  
PLAN

Date: 04/07/2024	Sheet No.
Scale: As indicated	A1.07
Project: -	