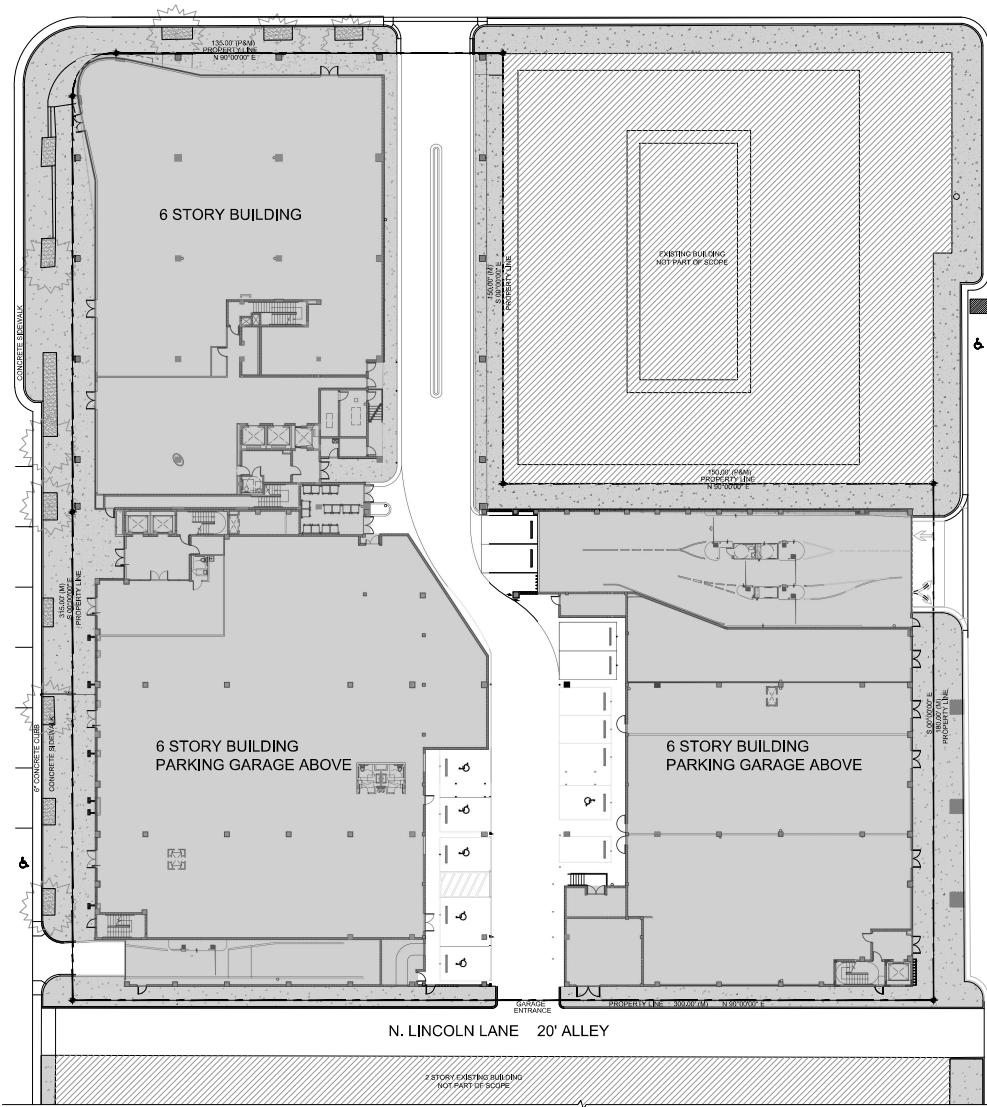


17th STREET
70' WIDE PUBLIC RIGHT OF WAY

MICHIGAN AVENUE
70' WIDE RIGHT OF WAY

JEFFERSON AVENUE
70' WIDE RIGHT OF WAY



- SITE PLAN LEGEND**
- EXISTING BUILDING
 - EXISTING WALKWAY AND CORRIDOR
 - ASPHALT/PARKING
 - EXISTING ADJACENT BUILDINGS (NO PART OF THE SCOPE)

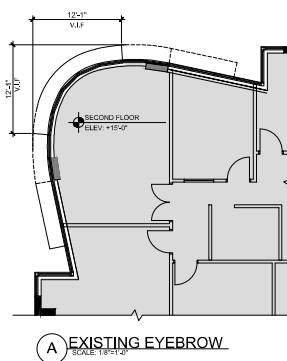
N. LINCOLN LANE 20' ALLEY

THE LINCOLN BL
1801 MICHELAN
MIAMI BEACH, FL 33139

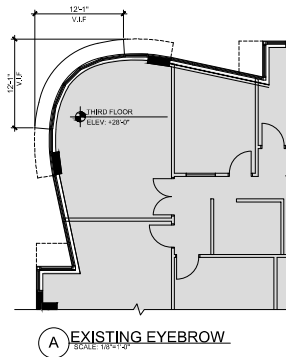
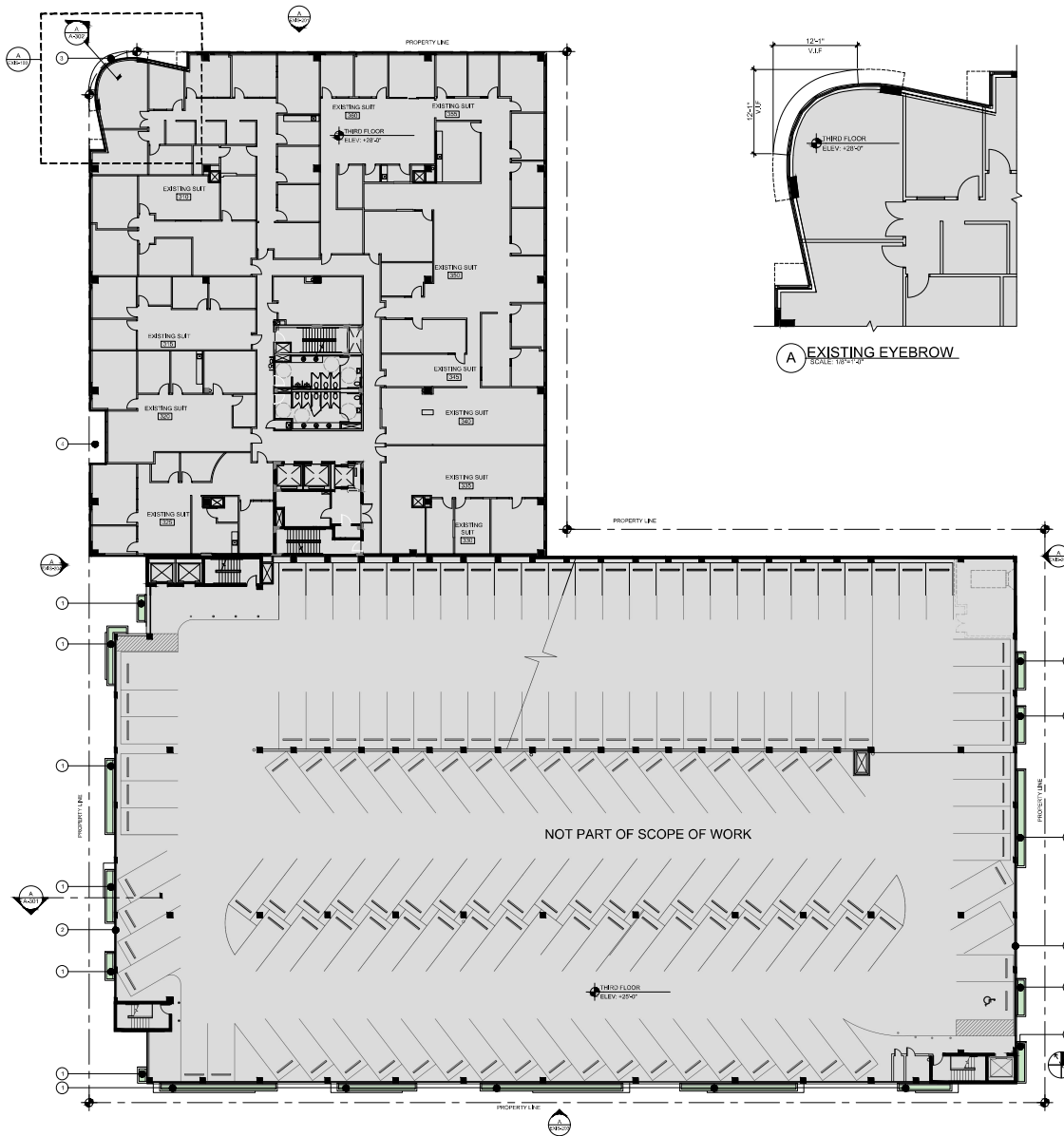


DWG. TITLE	EXISTING SITE PLAN
SCALE	N.T.S.
PROJECT NO.	
DATE	2023-33
SHEET NUMBER	06-07-24
DATE	REVISION

EXIST-101



		DWG. TITLE
		EXISTING SECOND FLOOR PLAN
		SCALE
		N.T.S.
		PROJECT NO.
		2023-33
		DATE
		06-07-24
		SHEET NUMBER
		EXIST-102
DATE	REVISION	



KEY NOTES

- EXISTING CONCRETE SLAB PER TO BE REMOVED (REFER TO WALL SECTION AND EXISTING ELEVATION FOR EYEBROW DETAIL) (1)
 - EXISTING ALUMINUM PANELS TO BE REMOVED (2)
 - EYEBROW EYEBROW TO BE DEVELOPED (REFER TO WALL SECTION AND EXISTING ELEVATION FOR EYEBROW DETAIL) (3)
 - EXISTING CANOPY TO BE REPLACED (4)
- AREA NOT PART OF SCOPE OF WORK

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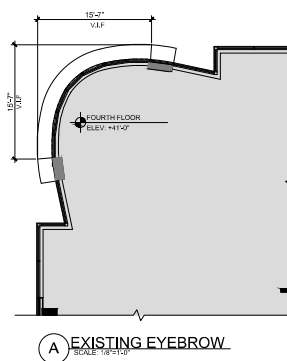


DWG. TITLE	EXISTING THIRD FLOOR PLAN
SCALE	N.T.S.
PROJECT NO.	2023-32
DATE	06-07-24
SHEET NUMBER	EXIST-103

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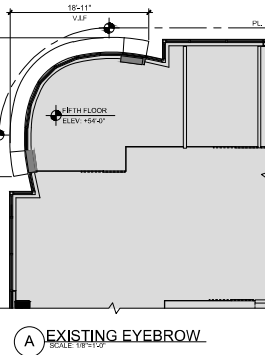
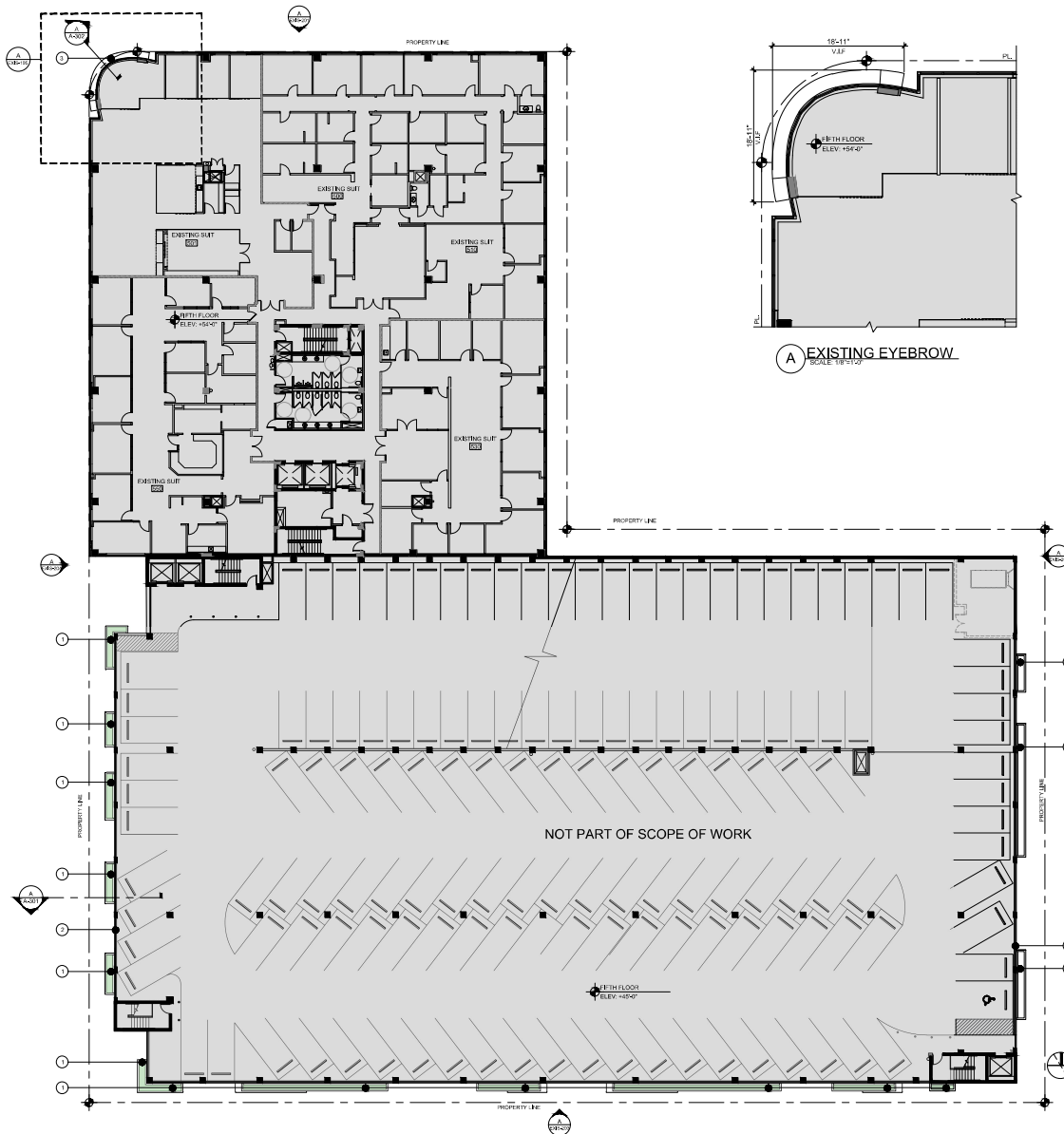
DATE REVISION



		DWG. TITLE
		EXISTING FOURTH FLOOR PLAN
		SCALE
		N.T.S.
		PROJECT NO.
		2023-33
		DATE
		06-07-24
		SHEET NUMBER
		EXIST-104
DATE	REVISION	

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KEY NOTES

- 1 EXISTING CONCRETE SLAB FLOOR TO BE REMOVED (REFER TO WALL SECTION AND EXISTING ELEVATION FOR EYEBROW DETAIL) (10N)
- 2 EXISTING ALUMINUM PANELS TO BE REMOVED (REFER TO WALL SECTION AND EXISTING ELEVATION FOR EYEBROW DETAIL) (10N)
- 3 EXISTING EYEBROW TO BE DEMOLISHED (REFER TO WALL SECTION AND EXISTING ELEVATION FOR EYEBROW DETAIL) (10N)

AREA NOT PART OF SCOPE OF WORK

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DWG. TITLE	EXISTING FIFTH FLOOR PLAN
SCALE	1/16"=1'-0"
PROJECT NO.	2023-33
DATE	06-07-24
SHEET NUMBER	EXIST-105

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① ALUMINUM GRILL



② EXISTING OFFICE BUILDING EYEBROW



③ SMOOTH TEXTURE STUCCO FINISH



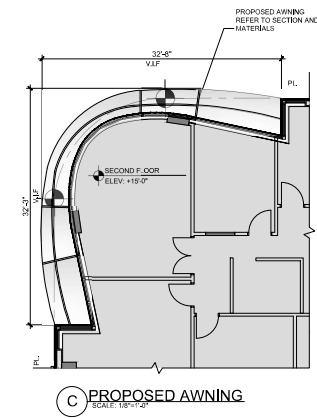
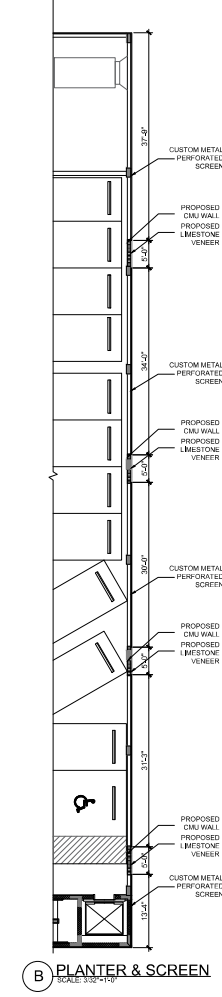
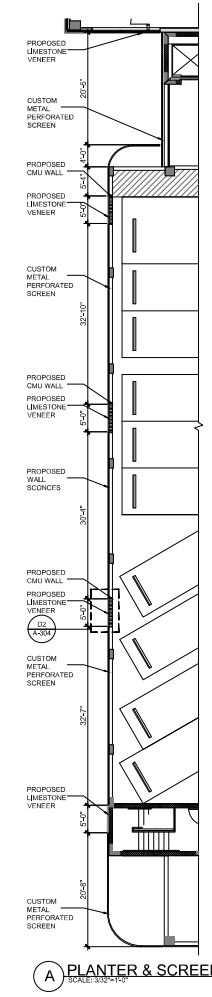
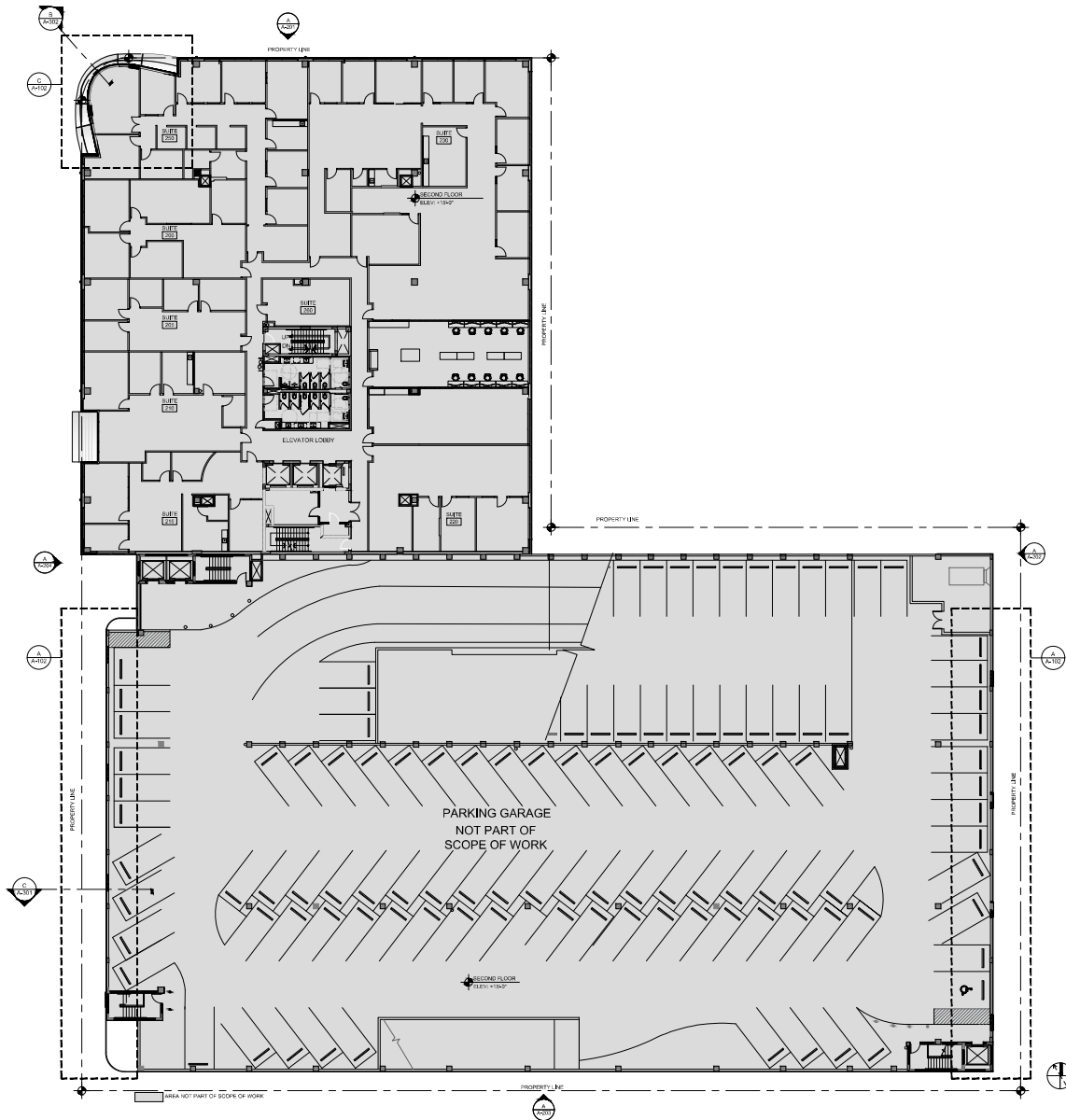
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		DWG. TITLE
		EXISTING MATERIALS
		SCALE
		N.T.S.
		PROJECT NO.
		2023-33
		DATE
		06-07-24
		SHEET NUMBER
		EXIST-401
DATE	REVISION	



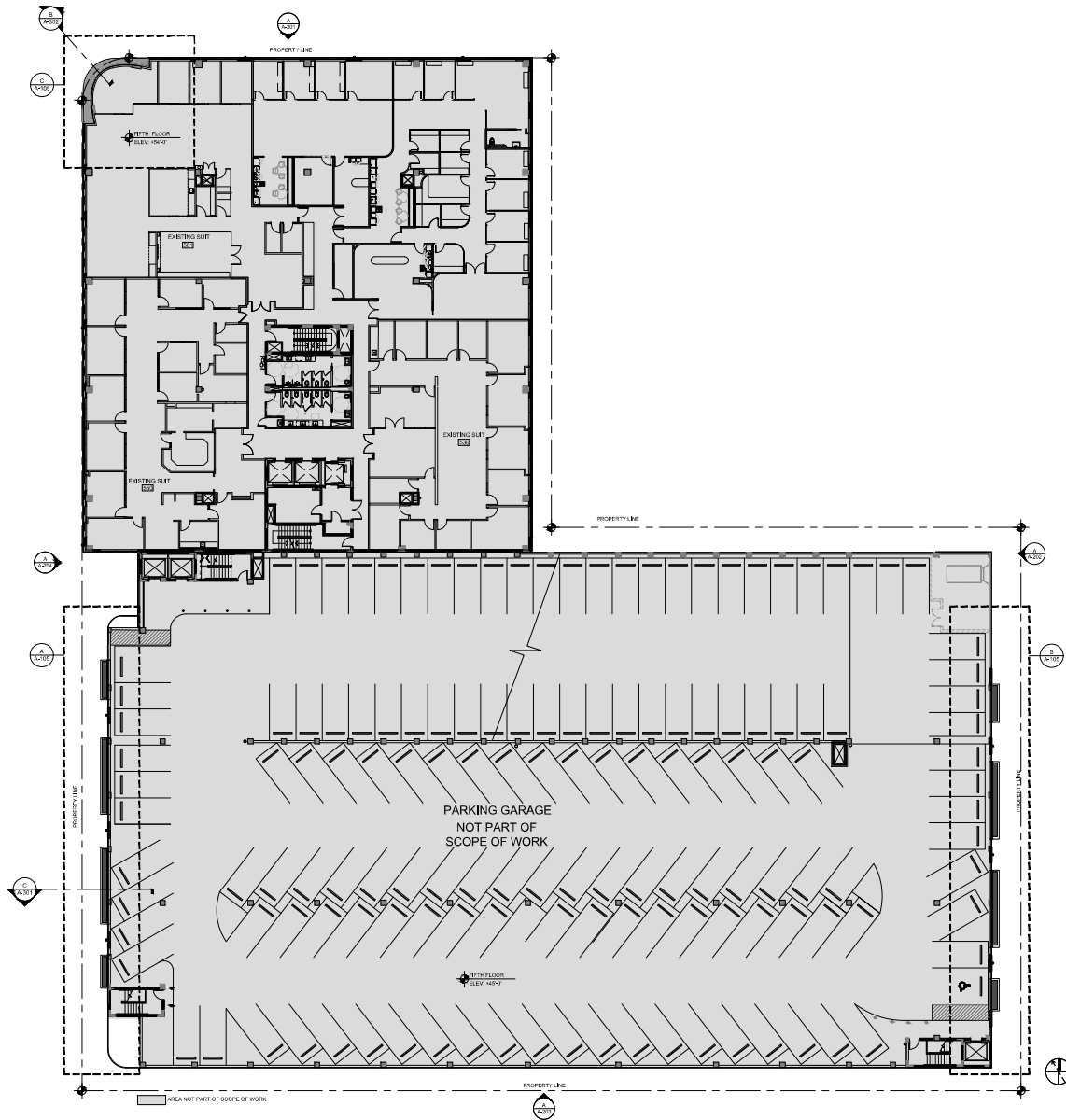
THE LINCOLN BL
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MIAMI BEACH, FL 33139



DWG. TITLE	PROPOSED SECOND FLOOR
SCALE	AS SHOWN
PROJECT NO.	2023-33
DATE	06-07-24
SHEET NUMBER	A-102

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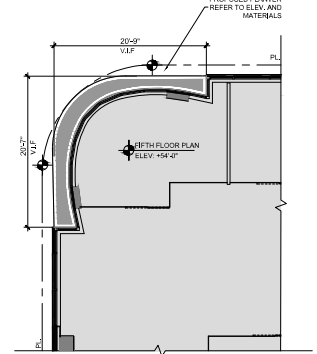
THE LINCOLN BL
1891 MICHELAN
MIAMI BEACH, FL 33139



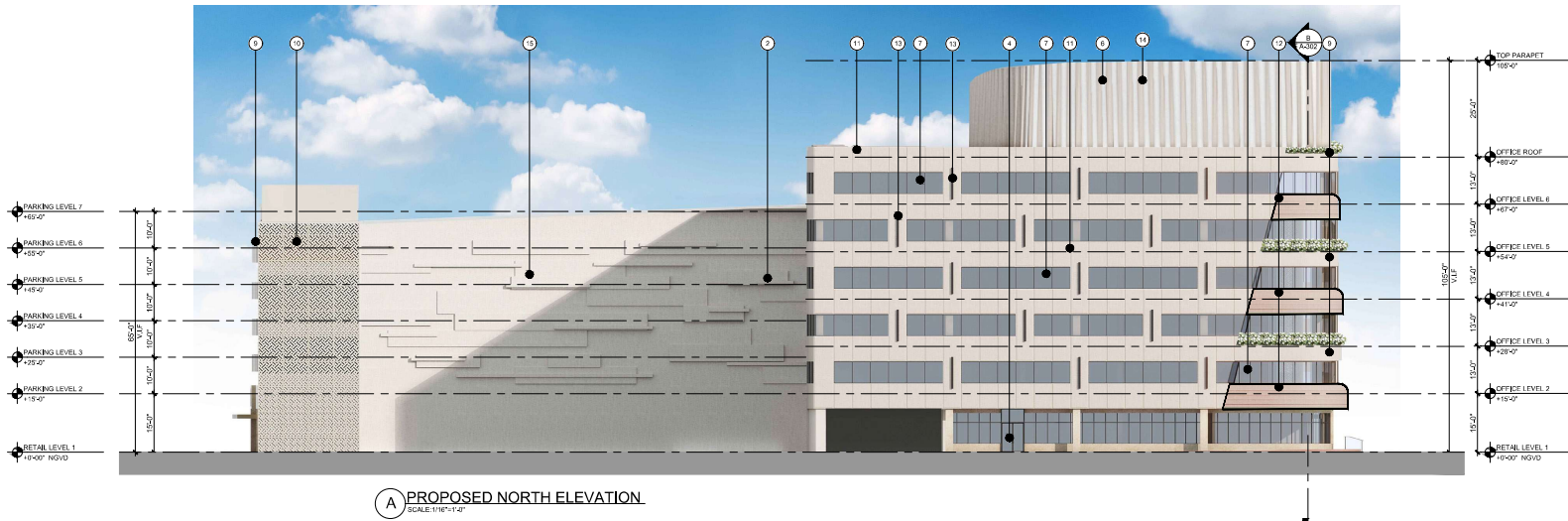
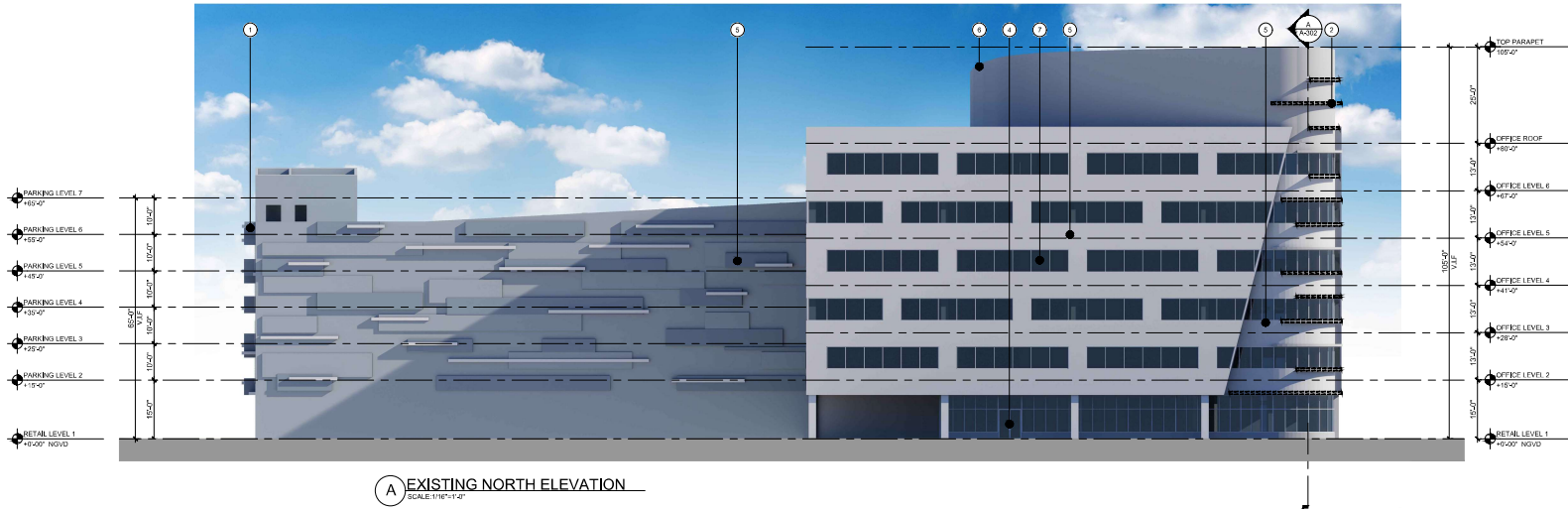
A PLANTER & SCREEN
SCALE 3/32" = 1'-0"

B PLANTER & SCREEN
SCALE 3/32" = 1'-0"

C PROPOSED PLANTER
SCALE 1/8" = 1'-0"



DWG. TITLE	PROPOSED FIFTH FLOOR
SCALE	AS SHOWN
PROJECT NO.	
DATE	2023-33
SHEET NUMBER	06-07-24
DATE	REVISION



KEY NOTES

- EXISTING CONCRETE PLANTER
 - EXISTING CONCRETE EYEBROW
 - EXISTING ALUMINUM GRILLE
 - EXISTING ALUMINUM STOREFRONT DOOR
 - EXISTING SMOOTH TEXTURE STUCCO FINISH
 - EXISTING PARAPET (MECHANICAL EQUIP. SCREEN)
 - EXISTING WINDOWS
 - EXISTING ALUMINUM SCREEN - TO BE REMOVED (TYP.)
 - PROPOSED CONC. PLANTER W/ TEXTURED STUCCO
 - PROPOSED CUSTOM MTL. PERFORATED SCREEN
 - PROPOSED LIMESTONE VENEER
 - PROPOSED AWNING
 - PROPOSED WALL SCONES
 - PROPOSED DECORATIVE METAL CLADDING ON EXISTING PARAPET
 - PANT TO MATCH WITH LIMESTONE VENEER
- EYEBROWS / PLANTERS TO BE DEMOLISHED

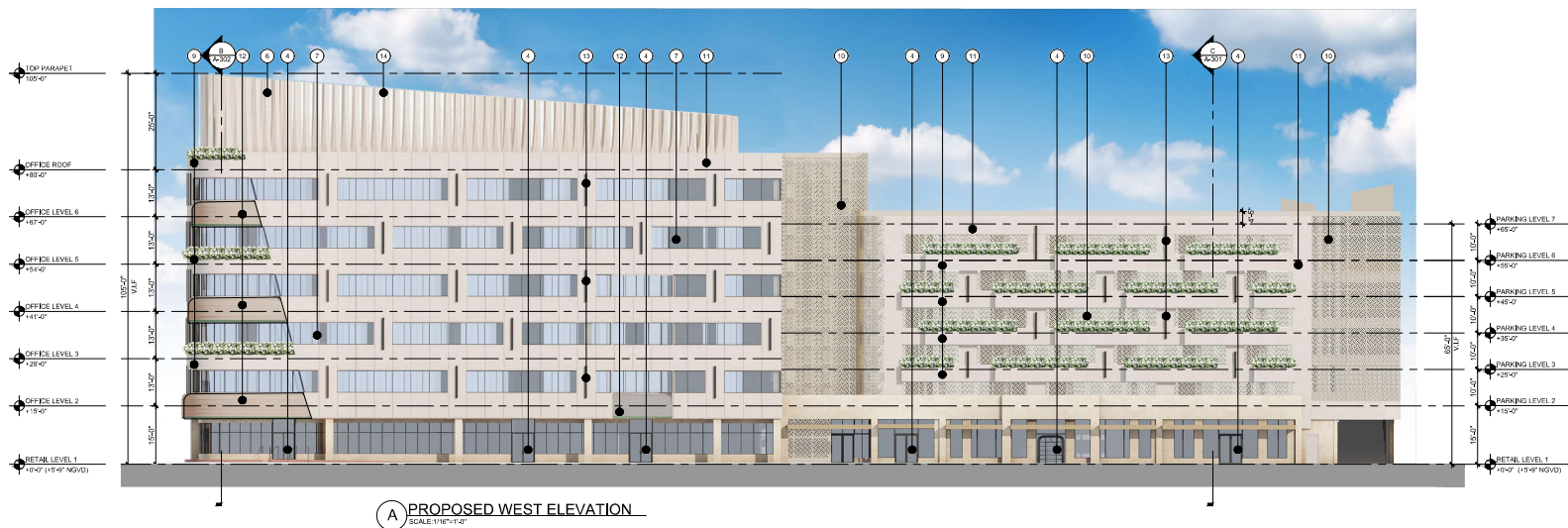
THE LINCOLN BL
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MIAMI BEACH, FL 33139



	DWG. TITLE	PROPOSED NORTH ELEVATION
	SCALE	1/8"=1'-0"
	PROJECT NO.	2023-33
	DATE	06-07-24
	SHEET NUMBER	A-201
DATE	REVISION	

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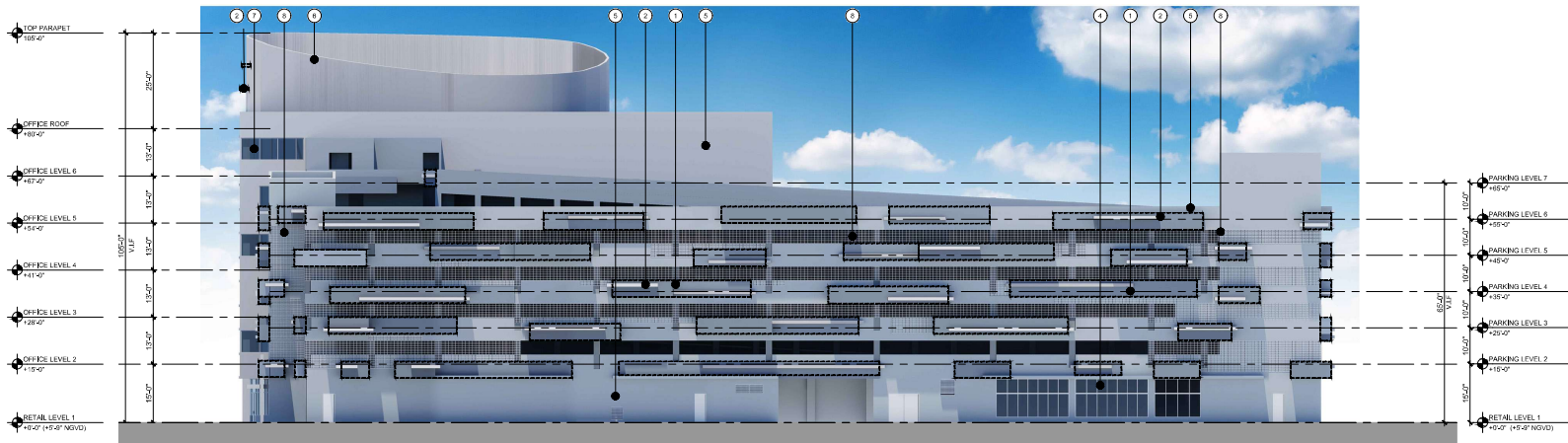


		DWG. TITLE
		PROPOSED WEST ELEVATION
		SCALE
		1/16"=1'-0"
		PROJECT NO.
		2023-33
		DATE
		06-07-24
		SHEET NUMBER
		A-204
DATE	REVISION	

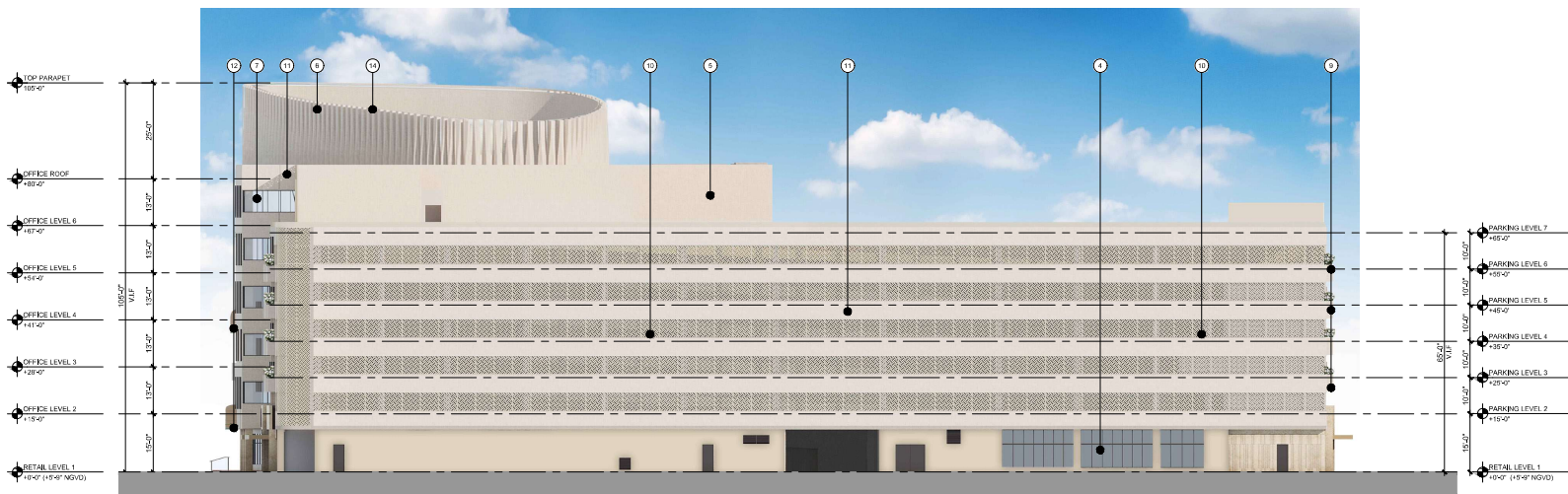


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A EXISTING SOUTH ELEVATION
SCALE: 1/16"=1'-0"



A PROPOSED SOUTH ELEVATION
SCALE: 1/16"=1'-0"

KEY NOTES

- 1 EXISTING CONCRETE PLANTER
 - 2 EXISTING CONCRETE EYEBROW
 - 3 EXISTING ALUMINUM GRILLE
 - 4 EXISTING ALUMINUM STOREFRONT DOOR
 - 5 EXISTING SMOOTH TEXTURE STUCCO FINISH
 - 6 EXISTING PARAPET (MECHANICAL EQUIP. SCREEN)
 - 7 EXISTING WINDOWS
 - 8 EXISTING ALUMINUM SCREEN TO BE REMOVED (TYP.)
 - 9 PROPOSED CONC. PLANTER WITH UNED STUCCO
 - 10 PROPOSED CUSTOM MTL. PERFORATED SCREEN
 - 11 PROPOSED LIMESTONE VENEER
 - 12 PROPOSED AWNING
 - 13 PROPOSED WALL SCANCES
 - 14 PROPOSED DECORATIVE METAL CLADDING ON EXISTING PARAPET
- 15 EYEBROWS / PLANTERS TO BE DEMOLISHED

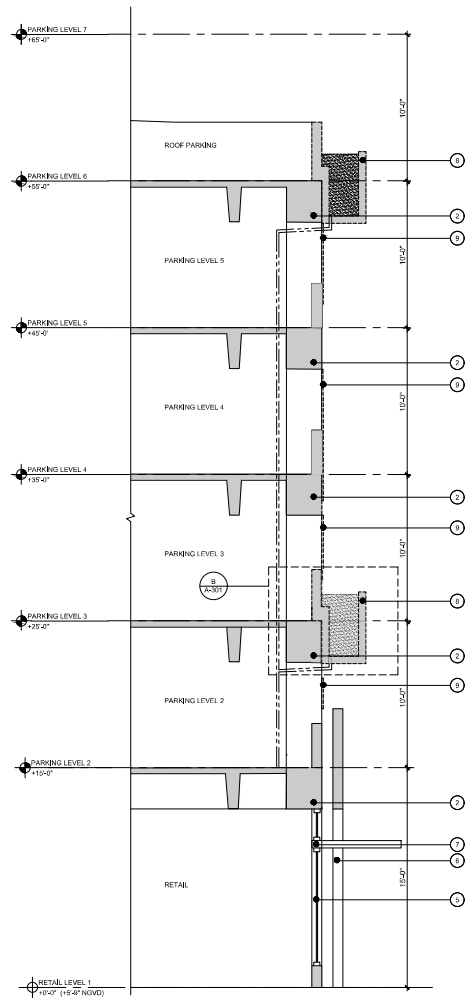
THE LINCOLN BL
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MIAMI BEACH, FL 33139



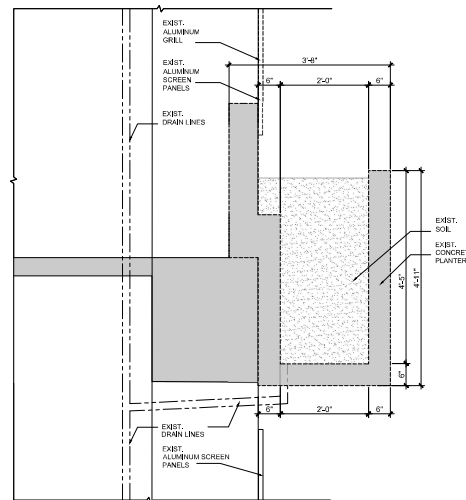
DWG. TITLE	PROPOSED SOUTH ELEVATION
SCALE	1/16"=1'-0"
PROJECT NO.	2023-33
DATE	06-07-24
SHEET NUMBER	A-203

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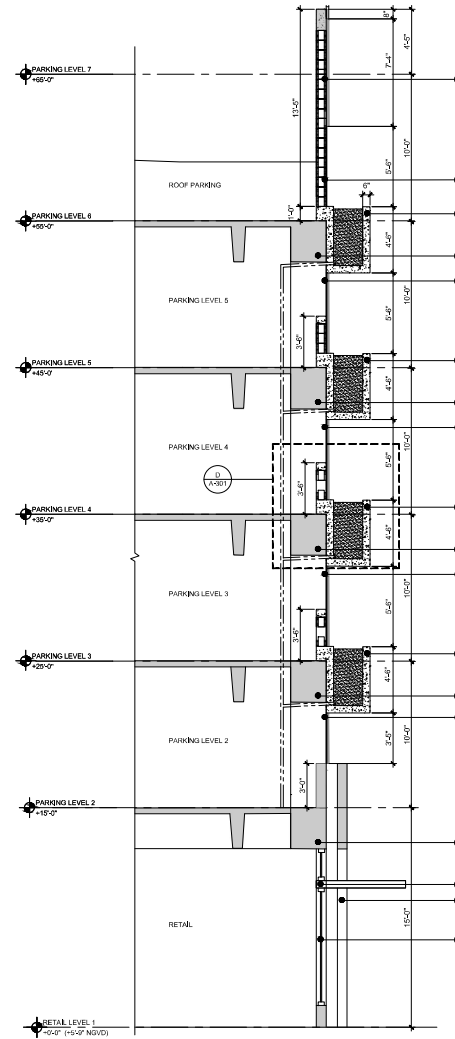
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A EXISTING WALL SECTION
SCALE: 1/4"=1'-0"

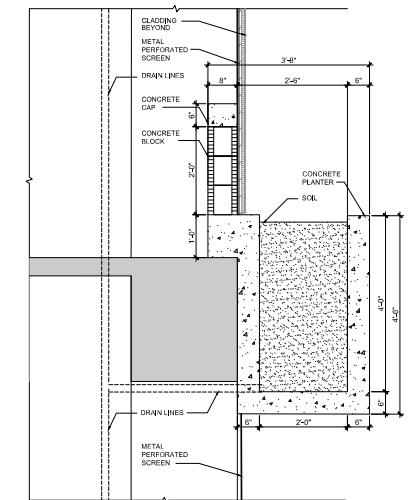


B EXISTING SECTION TYPICAL PLANTER
SCALE: 3/4"=1'-0"



C PROPOSED WALL SECTION
SCALE: 1/4"=1'-0"

- LEGEND**
- ① PROPOSED CONCRETE PLANTER
 - ② EXISTING STRUCTURE
 - ③ PROPOSED CUSTOM METAL PERFORATED SCREEN
 - ④ PROPOSED DRAIN
 - ⑤ EXISTING STOREFRONT
 - ⑥ EXISTING WALL
 - ⑦ EXISTING CANOPY
 - ⑧ EXISTING CONCRETE PLANTER TO BE DEMOLISHED
 - ⑨ EXIST. ALUMINUM SCREEN TO BE REMOVED (TYP.)
 - ⑩ PROPOSED CLADDING (TYP.)
- PROPOSED CONCRETE
 EXISTING STRUCTURE/CMU
 CONCRETE PLANTER TO BE DEMOLISHED



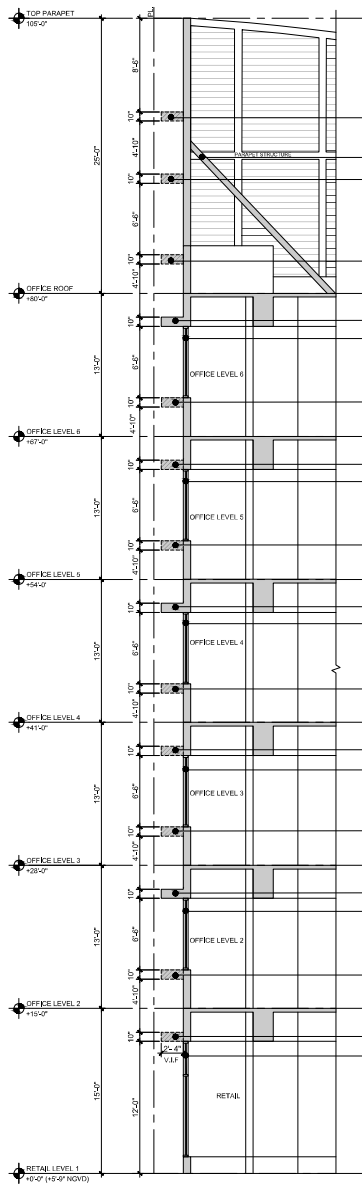
D PROPOSED SECTION TYPICAL PLANTER
SCALE: 3/4"=1'-0"

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DWG. TITLE	PARKING PLANTER SECTION
SCALE	AS SHOWN
PROJECT NO.	
DATE	2023-03
SHEET NUMBER	06-07-24
DATE	REVISION

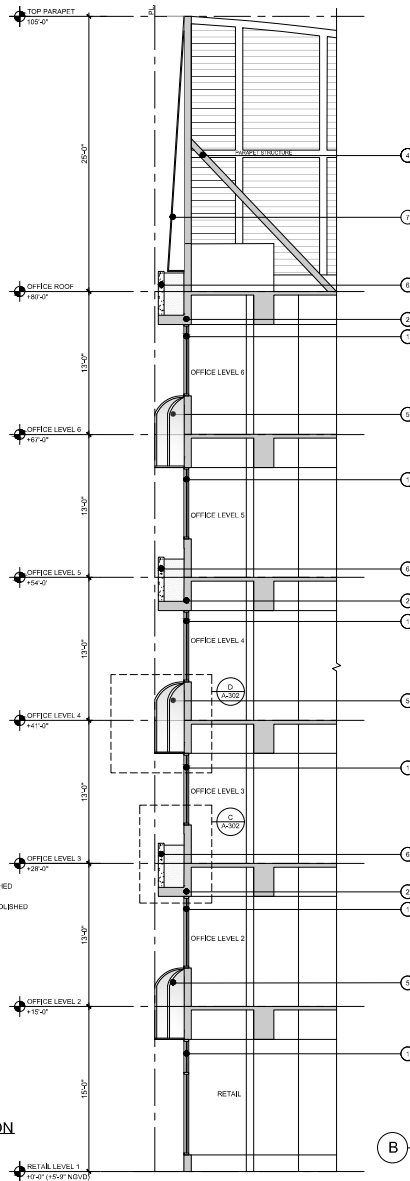
A-301



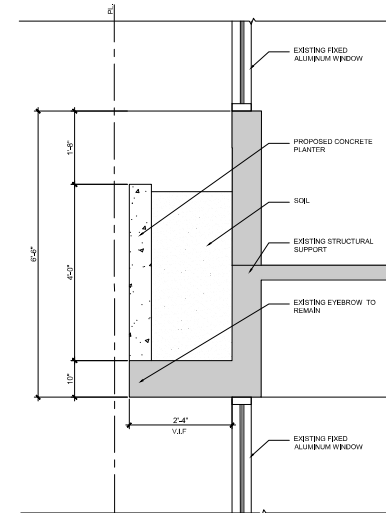
LEGEND

- 1 EXISTING FIXED ALUMINUM WINDOW
- 2 EXISTING CONCRETE EYEBROW TO REMAIN
- 3 EXISTING METAL EYEBROW TO BE DEMOLISHED
- 4 EXISTING CONCRETE EYEBROW TO BE DEMOLISHED
- 5 PROPOSED AWNING
- 6 PROPOSED CONCRETE PLANTER
- 7 PROPOSED DECORATIVE METAL CLADDING
- 8 PROPOSED CONCRETE
- 9 EXISTING STRUCTURE/CMU
- 10 EXISTING EYEBROW TO REMOVE

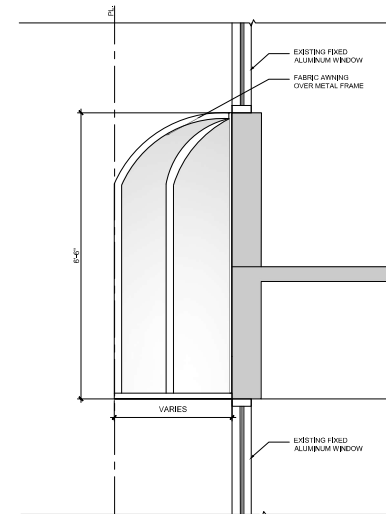
A EXIST/DEMO WALL SECTION
SCALE 3/8"=1'-0"



B PROPOSED WALL SECTION
SCALE 3/8"=1'-0"



C PROPOSED SECTION PLANTER
SCALE 3/4"=1'-0"



D PROPOSED SECTION AWNING
SCALE 3/4"=1'-0"

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DWG. TITLE	OFFICE PLANTER SECTION
SCALE	AS SHOWN
PROJECT NO.	
DATE	2023-33
SHEET NUMBER	06-07-24
DATE	REVISION

A-302

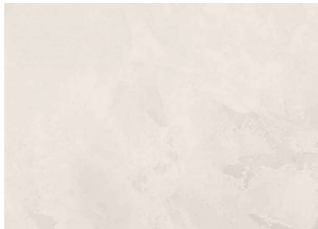
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① CUSTOM METAL PERFORATED SCREEN PANELS



② PROPOSED LIMESTONE VENEER

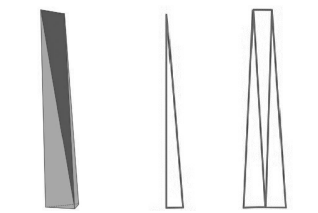


③ PROPOSED FINISH ON PLANTER
IVORY ROMAN CLAY



④ PROPOSED DECORATIVE METAL
CLADDING ON EXISTING PARAPET

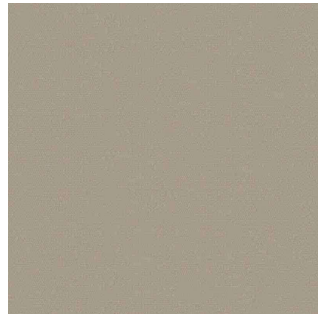
④A



PERSPECTIVE VIEW SIDE ELEVATION FRONT ELEVATION
④A TYPICAL PATTERN DETAIL



⑤ PROPOSED LIGHT SCONCES
ELVI | OUTDOOR LONG STRIP
MODERN WALL SCONCE LIGHT



⑥ PROPOSED AWNINGS
PROPOSED FABRIC: FAWN/ SUNBRELLA MAYFIELD
SKU: 6080-0000

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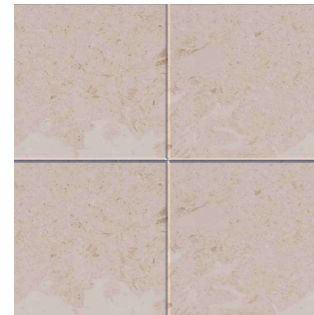
DWG. TITLE	MATERIAL S
SCALE	N.T.S
PROJECT NO.	2023-33
DATE	06-07-24
SHEET NUMBER	A-401
DATE	REVISION

CONSULTANT

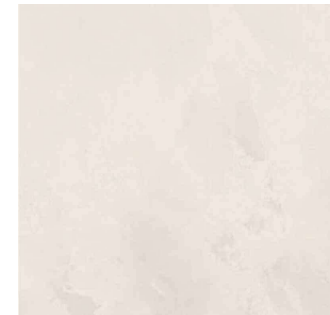
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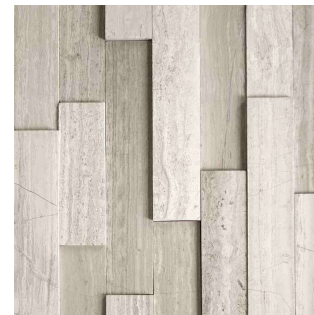
① CUSTOM METAL PERFORATED SCREEN PANELS



② PROPOSED LIMESTONE VENEER



③ PROPOSED FINISH ON PLANTER
IVORY ROMAN CLAY



④ PROPOSED STACKED STONE
PANEL



⑤ PROPOSED LIGHT SCONCES
ELVI | OUTDOOR LONG STRIP MODERN WALL SCONCE LIGHT

THE LINCOLN BL

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DWG. TITLE	MATERIALS
SCALE	N.T.S.
PROJECT NO.	2023-33
DATE	06-07-24
SHEET NUMBER	A-402
DATE	REVISION

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