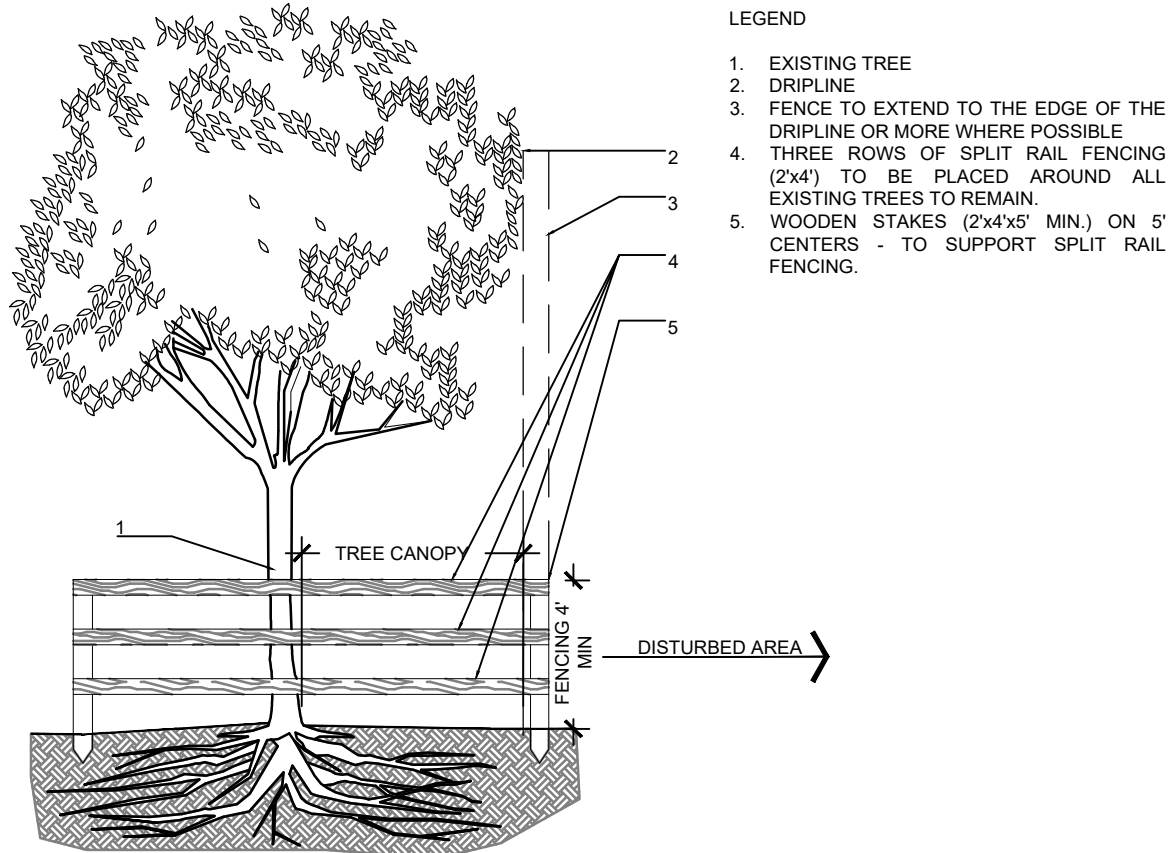


- LEGEND
- PROPOSED BUILDING & HARDSCAPE FOOTPRINT
 - TREE PROTECTION FENCE
 - TREE NUMBER
 - EXISTING TREE TO REMAIN
 - EXISTING PALM TO BE REMOVED
 - EXISTING TREE TO BE REMOVED

- NOTES:
- THE APPROXIMATE LOCATION, SIZE AND CONDITIONS OF THE EXISTING TREES/PALMS WITHIN THE PROJECT LIMITS HAS BEEN COLLECTED FROM THE EXISTING TREE SURVEY PREPARED BY:
LANDMARK SURVEYING AND ASSOCIATES, INC
8532 S.W. 8 ST, SUITE #282, MIAMI, FL 33144
Ph: 305.556.4002
AND THE ARBORIST REPORT PREPARED BY:
ALISON WALKER
FL. CERTIFIED ARBORIST FL-9317A ISA TRAQ
Ph: 786.525.7883
 - CONTRACTOR SHALL OBTAIN A TREE REMOVAL PERMIT PRIOR TO THE REMOVAL OF TREES/PALMS PROPOSED TO BE REMOVED.
 - CONTRACTOR TO REMOVE ALL EXISTING SHRUBS AND GROUNDCOVERS UNLESS NOTED IN LANDSCAPE PLAN AS EXISTING TO REMAIN.

TREE DISPOSITION TABLE									
TREE #	BOTANICAL NAME	COMMON NAME	DBH (in)	HEIGHT (ft)	SPREAD (ft)	CRZ/TPZ (ft)	CONDITION	STATUS	COMMENTS
1	Persea americana	Avocado	5.9	11	12	5	Moderate	REMOVE	Under Regulation Size
2	Syagrus romanzoffiana	Queen Palm	8.4	15	12	3	Moderate	REMOVE	Under Regulation Size
3	Cocos nucifera	Coconut Palm	14.2	50	20	3	Fair	REMOVE	
4	Mangifera indica	Mango	24*	18	16	8	Fair	REMOVE	Multi-trunked
5	Phoenix roebelenii	Pygmy Date Palm	5	8	5	3	Moderate	REMOVE	Under Regulation Size
6	Adonidia merrillii	Christmas Palm	3.5,4,5,5	18	10	3	Fair	REMOVE	Triple
7	Adonidia merrillii	Christmas Palm	5.5,5,5,5,5	18	12	3	Fair	REMOVE	Triple
8	Cocos nucifera	Coconut Palm	10.2	40	20	3	Fair	REMOVE	
9	Syagrus romanzoffiana	Queen Palm	DEAD					REMOVE	
10	Dypsis lutescens	Areca palm	3	6	6	3	Moderate	REMOVE	Under Regulation Size
11	Dypsis lutescens	Areca palm	12	10	10	3	Moderate	REMOVE	Under Regulation Size
12	Dypsis lutescens	Areca palm	~30	24	20	3	Mod-Fair	REMOVE	
13	Cocos nucifera	Coconut Palm	7.1	34	18	3	Fair	REMOVE	
14	Cocos nucifera	Coconut Palm	11.6	25	18	3	Fair	REMOVE	
15	Cocos nucifera	Coconut Palm	9.9	30	18	3	Fair	REMOVE	
16	Dypsis lutescens	Areca palm	10	10	8	3	Fair	REMOVE	Under Regulation Size
17	Adonidia merrillii	Christmas Palm	5.5,5	20	12	3	Fair	REMOVE	Triple
18	Dypsis lutescens	Areca palm	16	12	8	3	Fair	REMOVE	Under Regulation Size
19	Swietenia mahagoni	Mahogany	~15	40	28	12	Mod-Fair	REMOVE	
20	Cocos nucifera	Coconut Palm	7.3	45	18	3	Fair	REMOVE	
21	Cocos nucifera	Coconut Palm	8	45	18	3	Fair	REMOVE	
22	Veitchia arecina	Montgomery Palm	8.1	40	15	3	Good	REMOVE	
23	Veitchia arecina	Montgomery Palm	~9	35	16	3	Fair-Good	REMOVE	
24	Ficus benjamina	Weeping Fig	40	30	35	15	Moderate	REMOVE	
25	Dypsis lutescens	Areca palm	22	10	10	3	Fair	REMOVE	Under Regulation Size
26	Cocos nucifera	Coconut Palm	8.3	40	18	3	Fair	REMOVE	
27	Dypsis lutescens	Areca palm	22	12	12	3	Fair	REMOVE	Under Regulation Size
28	Veitchia arecina	Montgomery Palm	7.3	40	16	3	Good	REMOVE	
29	Veitchia arecina	Montgomery Palm	7.6	40	14	3	Fair	REMOVE	
30	Veitchia arecina	Montgomery Palm	10.3	40	16	3	Good	REMOVE	
31	Veitchia arecina	Montgomery Palm	5.5	14	12	3	Fair	REMOVE	Under Regulation Size
32	Veitchia arecina	Montgomery Palm	5.2	14	12	3	Fair	REMOVE	Under Regulation Size
33	Swietenia mahagoni	Mahogany	26	28	28	15	Moderate	REMOVE	R.O.W
34	Conocarpus erectus 'Sericeus'	Silver Buttonwood	2,2,3.5	9	10	5	Fair	REMAIN	Triple - R.O.W - Under Regulation Size



- NOTES:
- ALL EXPOSED ROOTS WITHIN ROOT PROTECTION ZONE SHALL BE HAND PRUNED TO HAVE A SMOOTH, CLEAN CUT WITHOUT TEARING OR SPLITTING.
 - BARRIER TO FORM A CONTINUOUS CIRCLE AROUND THE TREE OR GROUP OF TREES.
 - CONTRACTOR TO INSTALL PROTECTIVE FENCE BARRIER AROUND ALL EXISTING TREES TO REMAIN - AT THE START OF THE PROJECT - FENCE TO REMAIN IN PLACE THROUGHOUT THE DURATION OF THE PROJECT.
 - CONTRACTOR SHALL TAKE EXTRA CARE DURING EARTHWORK AND UTILITY OPERATIONS TO PROTECT ALL EXISTING TREES - AND SHALL BE RESPONSIBLE TO REPLACE ANY TREES DAMAGED DURING CONSTRUCTION.

1 EXISTING TREE PROTECTION FENCE d-Protection fence 1.dwg
SECTION SCALE: N.T.S

GRAPHIC SCALE
NORTH 0' 10' 20' 30'

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URBAN DESIGN
2308 E OAKLAND PARK BLVD. SUITE 300
FORT LAUDERDALE, FLORIDA 33309 USA
TEL: 864-533-8259
WWW.AMARCH.COM

Rev:	Date:	Description:	By:
1	8/4/24	FINAL DRG SUBMITTAL	AEM/MP
2			
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5			
6			

Sheet Title:
PROPERTY SURVEY
TREE DISPOSITION
PLAN

Project Name:
NEW RESIDENCE
SINGLE FAMILY
1265 NORTH BISCAYNE POINT ROAD
MIAMI BEACH, FL 33141

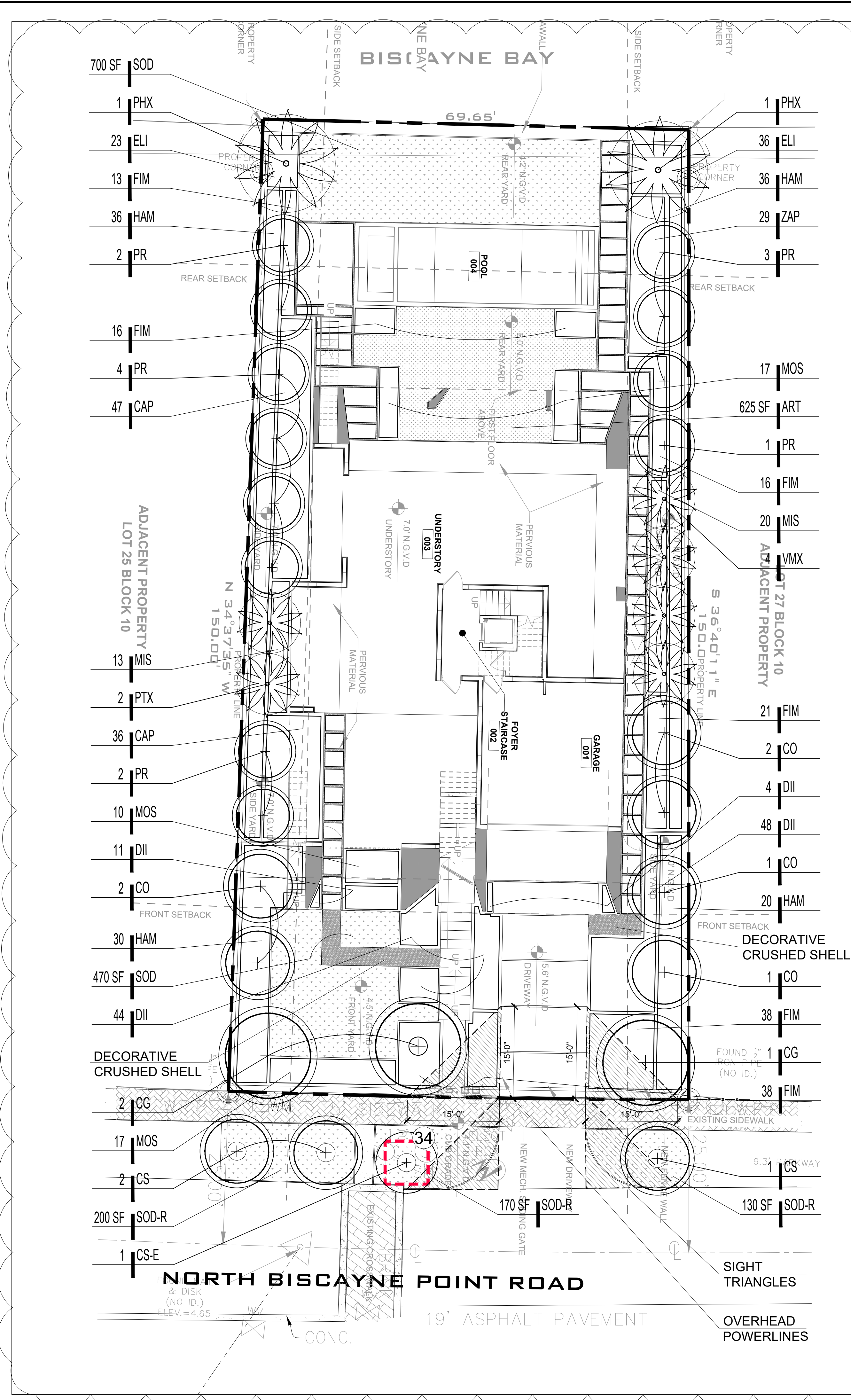
SEAL / SIGNATURE
ANDRES MONTERO P.E.A., A.S.A.
STATE OF FLORIDA
REGISTRATION: LA0606973

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Date: JULY 12, 2024
Scale: 1" = 10'-0"
Drawn By: AEM/MP
Approved By: AEM
Project No: 202405

Sheet Number:
L-01

PERMIT SET - NOT FOR CONSTRUCTION



1

TREE MITIGATION TABLE - LIST OF TREES TO BE MITIGATED			
TREE #	BOTANICAL NAME	COMMON NAME	DBH
4	Mangifera indica	Mango	24"
19	Swietenia mahagoni	Mahogany	~15"
24	Ficus benjamina	Weeping Fig	40"
33	Swietenia mahagoni	Mahogany	26"
Total free DBH to be mitigated			105" DBH
TOTAL NUMBER OF REPLACEMENT TREES REQUIRED (72" DBH)			36 Trees (2" DBH x 6' spread in Canopy x 12' ht) or 18 Trees (4" DBH x 8' spread in Canopy x 16' ht)
PALMS TO MITIGATE			
3	Cocos nucifera	Coconut Palm	
6	Adonidia merrillii	Christmas Palm	
7	Adonidia merrillii	Christmas Palm	
8	Cocos nucifera	Coconut Palm	
13	Cocos nucifera	Coconut Palm	
14	Cocos nucifera	Coconut Palm	
15	Cocos nucifera	Coconut Palm	
17	Adonidia merrillii	Christmas Palm	
20	Cocos nucifera	Coconut Palm	
21	Cocos nucifera	Coconut Palm	
22	Veitchia arecina	Montgomery Palm	
23	Veitchia arecina	Montgomery Palm	
26	Cocos nucifera	Coconut Palm	
28	Veitchia arecina	Montgomery Palm	
29	Veitchia arecina	Montgomery Palm	
30	Veitchia arecina	Montgomery Palm	
Total Palms to be mitigated			16
TOTAL NUMBER OF REPLACEMENT TREES REQUIRED FOR PALM MITIGATION (32" DBH)			16 Trees (2" DBH x 6' spread in canopy x 12' Ht.)
Total DBH to be mitigated			104" (DBH)
NEW TREES TO MITIGATE			
3	Caesalpinia granadillo	Bridalveil	16' ht., 4" DBH, 8' Sprd, 6'CT, Std.
6	Coccoloba diversifolia	Pigeon Plum	16' ht., 4" DBH, 6' Sprd, 6'CT, Std.
3	Conocarpus erectus "sericeus"	Silver Buttonwood	14' ht., 3" DBH, 6' Sprd, 6' CT, Std.
12	Pimenta racemosa	Bay Rum Tree	16' ht., 4" DBH, 6' Sprd, 6' CT, Std.
2	Phoenix sylvestris	Silvester Date Plam	12' CT/ Heavy/ Straigh trunk
2	Phycosperma elegans	Alexander Palm	16' O.A./Double Trunk
4	Veitchia montgomeriana	Montgomery Palm	16' O.A./Single Trunk
Total new free DBH to mitigate removed trees/palms			
MITIGATION SHORTFALL			
Note: Any tree mitigation shortfall shall be addressed by a monetary contribution to the city's tree trust fund by the property owner			

LEGEND

- TREE PROTECTION FENCE
- TREE NUMBER
- NEW TREE
- NEW PALM
- EXISTING TREE TO REMAIN

NOTES

- ALL LANDSCAPE AREAS SHALL BE PROVIDED WITH A FULLY AUTOMATICALLY OPERATED IRRIGATION SYSTEM. IRRIGATION SYSTEM SHALL PROVIDE COMPLETE COVERAGE OF ALL PLANT MATERIALS. THIS SYSTEM SHOULD HAVE RAIN SENSOR AND SHOULD AUTOMATICALLY SHUT OFF WHEN RAINING.
- ROOT BARRIERS SHALL BE INSTALLED WHEN IT IS NECESSARY, DUE TO SITE LIMITATION, TO PLANT MEDIUM OR LARGE TREE SPECIES WITHIN 3 FEET OR ANY HARDSCAPE, SUCH AS ROADS, DRIVEWAYS, SIDEWALKS, PARKING LOTS, AND CURBING. SEE DETAIL #3, SHEET L-03.
- NURSERY SUPPORT POLES SHALL BE REMOVED AT THE NURSERY, PRIOR TO DELIVERY. TREES DELIVERED WITH THE NURSERY POLES WILL NOT BE ACCEPTED; AND THEREFORE REJECTED, WITH THE EXCEPTION OF THE FOLLOWING TREE SPECIES: CLUSIA ROSEA AND SILVER BUTTONWOOD TREES.
- ALL HEDGE, SHRUBS OR GROUNDCOVERS LOCATED WITHIN ANY CLEAR SIGHT TRIANGLES MUST BE MAINTAINED AT LESS THAN TWENTY FOUR (24) INCHES IN HEIGHT
- THE SAFE SIGHT DISTANCE TRIANGLES AREA SHALL NOT CONTAIN OBSTRUCTIONS TO CROSS-VISIBILITY AT A HEIGHT BETWEEN TWO (2) FEET AND SIX (6) FEET ABOVE PAVEMENT.

CITY OF MIAMI BEACH
LANDSCAPE LEGEND

INFORMATION REQUIRED TO BE PERMANENTLY AFFIXED TO PLANS		REQUIRED/ ALLOWED		PROVIDED	
Zoning District	RS-3	Lot area	11,435	Acres	0.26
OPEN SPACE					
A. Square feet of required Open Space as indicated on site plan:					
Lot Area=	11435	s.f.x	25	%=	2859
B. Square feet of parking lot open space required as indicated on site plan:					
Number of parking spaces		x 10 s.f. parking space=			
C. Total square feet of landscape open space required: A+B=					
LAWN AREA CALCULATION					
A. Square feet of landscape open space required					
B. % Maximum lawn area (sod) permitted=					
TREES					
Minimum 2 trees in the Front yard per lot					
Minimum 3 trees in the Back yard per lot					
Additional trees 1 Tree per each additional 1,000 SF (5,435 SF/1,000 = 5.43)					
B. % Natives required: Number of trees provided x 30%=					
C. % Low maintenance / drought and salt tolerant required:					
Number of tree provided x 50%=					
D. Street Trees (maximum average spacing of 20' o.c.)					
linear feet along street divided by 20'=					
E. Street tree species allowed directly beneath power lines:					
(maximum average spacing of 20' o.c.):					
75 linear feet along street divided by 20'=					
SHRUBS					
A. Number of shrubs required: Sum of lot and street trees required x 12=					
B. % Native shrubs required: Number of shrubs provided x 50%=					
LARGE SHRUBS OR SMALL TREES					
A. Number of large shrubs or small trees required: Number of required shrubs x 10%=					
B. % Native large shrubs or small trees required: Number of large shrubs or small trees provide x 50% =					

PLANT LIST							
QT	code	species	common name	drought tolerance	native	specifications	container size spacing
TREES							
3	CG	Caesalpinia granadillo	Bridalveil	Medium	no	16' ht., 4" DBH, 8' Sprd, 6'CT, Std.	FG as shown
4	CO	Coccoloba diversifolia	Pigeon Plum	High	yes	16' ht., 4" DBH, 6' Sprd, 6'CT, Std.	FG as shown
3	CS	Conocarpus erectus "sericeus"	Silver Buttonwood	High	yes	14' ht., 3" DBH, 6' Sprd, 6' CT, Std	FG as shown
1	CS-E	Conocarpus erectus "sericeus"	Silver Buttonwood	High	yes	Existing Tree #34	
14	PR	Pimenta racemosa	Bay Rum Tree	Medium	no	16' ht., 4" DBH, 6' Sprd, 6' CT, Std.	FG as shown
PALMS							
2	PHX	Phoenix sylvestris	Silvester Date Plam	High	no	12' CT/ Heavy/ Straigh trunk	FG as shown
2	PTX	Phycosperma elegans	Alexander Palm	Medium	no	16' O.A./Double Trunk	FG as shown
4	VMX	Veitchia montgomeriana	Montgomery Palm	Medium	no	16' O.A./Single Trunk	FG as shown
SHRUBS, GROUNDCOVERS & VINES							
83	CAP	Capparis cynophallophora	Jamaican Caper	High	yes	24" ht x 24" spr.	7 Gal. 30" O.C.
107	DII	Dietes iridioides	African Iris	Medium	no	15" O.A./ Full Clump	1 Gal. 24" O.C.
59	ELI	Enodaea littoralis	Golden Beach Creeper	High	yes	12" ht. x 12 sp.	3 Gal. 18" O.C.
142	FIM	Ficus microcarpa 'Green Island'	Green Island Ficus	High	no	18" O.A.	7 Gal. 24" O.C.
122	HAM	Hamelia furciosa	Dwarf Firebush	Medium	yes	30" ht x 30" spr.	7 Gal. 36" O.C.
33	MIS	Miscanthus sinensis 'Adagio'	Adagio Grass	High	no	24" ht x 30" spr.	3 Gal. 30" O.C.
44	MOS	Monarda deliciosa	Swiss Cheese Plant	Low	no	16" O.A.	3 Gal. 30" O.C.
29	ZAP	Zamia pumila	Coontie	High	yes	24" O.A./ Full Clump	3 Gal. 30" O.C.
SOD							
625	ART	Artificial Turf					
1170	SOD	Stenotaphrum secundatum	St. Augustine Grass		yes	Staggered Panels	
500	SOD-R	Stenotaphrum secundatum	St. Augustine Grass		yes	Staggered Panels	

GRAPHIC SCALE
NORTH 0' 10' 20' 30'

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LANDSCAPE ARCHITECTURE
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2308 E. OAKLAND PARK BLVD., SUITE 100
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1	8/4/24	FINAL DRB SUBMITTAL
2		
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4		
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Sheet Title:
LANDSCAPE PLAN

Project Name:
NEW RESIDENCE
SINGLE FAMILY
1265 NORTH BISCAYNE POINT ROAD
MIAMI BEACH, FL 33141

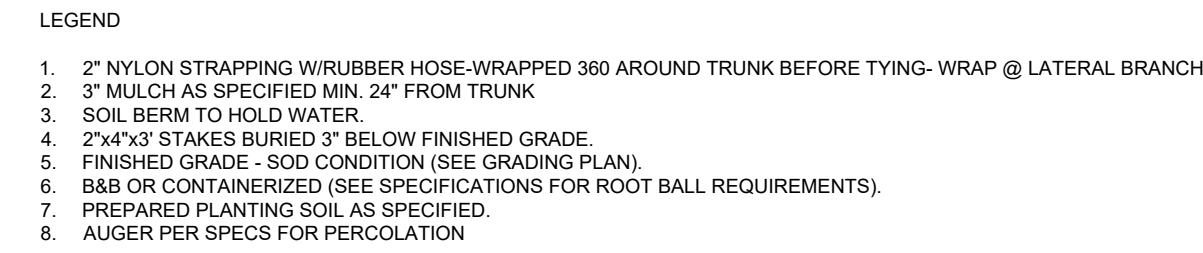
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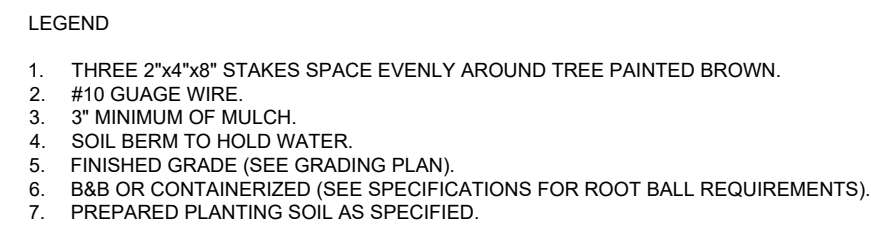
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L-02

PERMIT SET - NOT FOR CONSTRUCTION

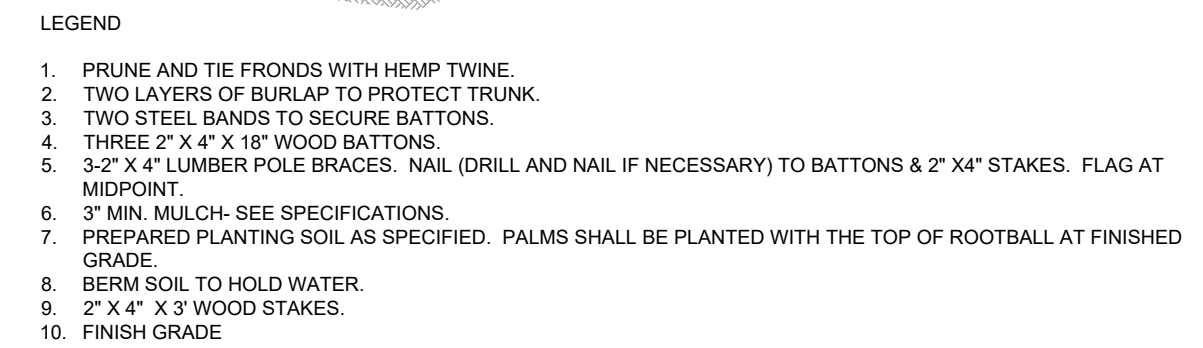
1. Before construction begins, the Landscape Contractor is responsible for locating all underground utilities and must avoid damaging any services during construction. If any damage occurs by the fault of the Contractor, the necessary repairs must take place at the Landscape Contractor's expense and under the supervision of the Owner's representative.
2. The Landscape Contractor shall be responsible for securing all necessary applicable permits and licenses to perform the work set forth in this plan set and the specifications.
3. The Landscape Contractor shall be responsible for examining fully both the site and bid documents. Discrepancies in the documents or the actual site conditions shall be reported to the Landscape Architect in writing at the time of bidding or discovery. No account shall be made after contract completion for failure by the Landscape Contractor to report such condition or for errors on the part of the Landscape Contractor at the time of bidding.
4. All dimensions to be field checked by the Landscape Contractor prior to landscape material installation. Discrepancies shall be reported immediately to the Landscape Architect.
5. Contractor shall be responsible for removing all existing and imported limerock and limerock sub-base from all landscape planting areas to a minimum depth of 36" or to native soil. Contractor is responsible to backfill these planting areas to rough finished grade with clean topsoil from an on-site source or an imported source.
6. All planting beds shall be excavated to a minimum size and depth as shown in the planting details for trees, shrubs, and groundcovers, and backfilled with suitable soil unless specified otherwise. All plant material shall be planted in planting soil that is delivered to the site in a loose, clean, and friable condition. The planting soil shall be of the approximate proportions as follows: 50% sand and 50% organic material consisting of native peat, well-decomposed sawdust, leaf mold and topsoil. It shall provide a good, pliable, and thoroughly mixed medium with adequate aeration, drainage, and water-holding capacity. It shall also be free of all extraneous debris, such as roots, stones, weeds, etc.
7. Contractor to test all tree pits with water before planting to assure proper drainage percolation is available.
8. All proposed trees and plant materials shall be graded as Nursery Grade Florida No. 1 or better as outlined by the Florida Department of Agriculture and Consumer Services, Division of Plant Industry "Grades and standards for Nursery Plants", most current edition. All planting shall be done in accordance with the Florida Nurserymen's and Grower's Association approved practices.
9. All trees/palms and shrubs shall be fertilized with "Agriform" 20-10-5 planting tablets as per the manufacturer's specifications at the time of installation and prior completion of pit backfilling also in conjunction with note #5. Tablets to be placed uniformly around the root mass at a depth that is between the middle and bottom of root mass at an application rate of: One (1) - 21 gram tablet for 1 gal container, two (2)- tablets for 3 gal container, three (3)- tablets for 5 gal container, four (4)-tablets for 7 gal container, three (3)-tablets for each 1/2 inch of tree caliper, and seven (7) tablets for palms. Ground Cover areas shall receive fertilization with "Ozmocote" time release fertilizer as per manufacturer's specification.
10. All plant beds shall receive a 3" layer of organic mulch, which is to be watered-in after installation. Mulch should be at least six (6) inches away from any portion of a structure or tree trunk and three (3) inches away from the base of shrubs. The use of Cypress mulch is discouraged.
11. All plant material shall be thoroughly watered in at the time of planting and until landscape material is established. No dry material shall be permitted.
12. The plant material schedule is presented for the convenience of the Landscape Contractor. In the event of a discrepancy between the plan and the plant list quantities, the contractor shall notify the owner's representative/Landscape Architect prior to bidding or installation of the project.
13. Plants shall meet size, container, and spacing specifications. Any material not meeting specifications shall be removed and replaced at the contractor's expense.
14. All tree and shrub locations shall be approved by Landscape Architect prior to planting.
15. Plant material shall be bid as specified unless unavailable, at which time the Landscape Architect shall be notified in writing of intended changes.
16. All questions concerning the plan set and/or specifications shall be directed to the Landscape Architect.
17. All materials must be as specified on the landscape plan. If materials or labor do not adhere to specifications, they will be rejected by the Landscape Architect with proper installation carried out by the Landscape Contractor at no additional cost.
18. There shall be no additions, deletions, or substitutions without written approval of the Landscape Architect.
19. All screening hedges shall be planted and maintained in a way that they form a continuous visual screen. Screening hedges at VUA to be maintained at a minimum height of thirty (30) inches unless specified otherwise to meet local codes.
20. The Landscape Contractor shall guarantee, in writing, plant survivability. Trees and palms for twelve (12) months, shrubs, and groundcovers for ninety (90) days and sod for sixty (60) days from final acceptance by the Owner or Owner's representative.
21. Existing sod shall be removed as necessary to accommodate new plantings.
22. All existing trees on site shall be protected from damage during construction - See existing tree protection fence detail.
23. Any existing landscape and hardscape areas that are unnecessarily disturbed during the landscape installation shall be restored to their original conditions by the Landscape Contractor.
24. The Landscape Contractor will be responsible for the collection, removal, and proper disposal of all debris generated during the installation of this project.
25. The Landscape contractor shall fine grade all lawn and planting areas prior to plant material installation. Fine grading shall consist of final finished grading of lawn and planting areas that have been rough graded by others.
26. The Landscape Contractor shall grade planting beds, as required, to provide positive drainage and promote optimum plant growth.
27. Prior to sod installation, the Landscape Contractor shall clear the area of debris, weeds and remove any bumps and depressions within the area to be sodded.
28. All landscape areas to have a positive drainage away from buildings and structures. Finished grade of landscape areas to be at or below the grade of adjacent sidewalks, slabs, or VUA
29. All shade and medium trees installed within 5' of a public infrastructure shall utilize a root barrier system unless specified otherwise.
30. In addition to these requirements the Landscape Contractor shall comply with all local landscape codes and requirements as part of this base bid and contract in order to satisfy the review and approval of the governing agency.



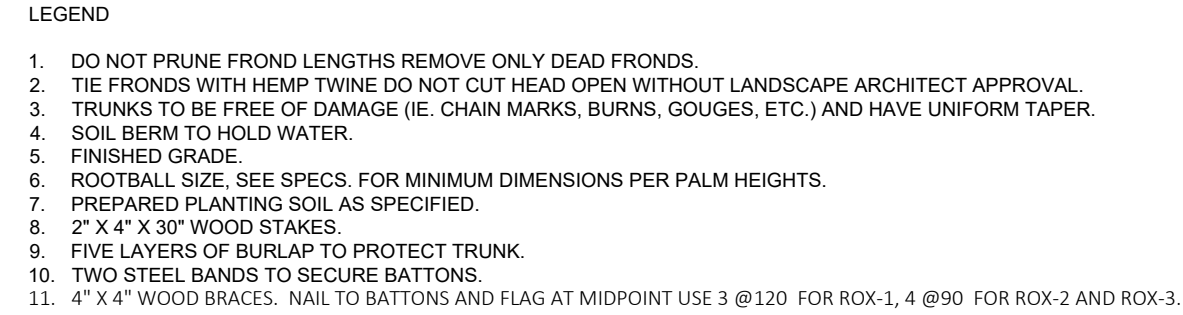
2 LARGE TREE SECTION d-Large tree.dwg
SCALE: N.T.S.



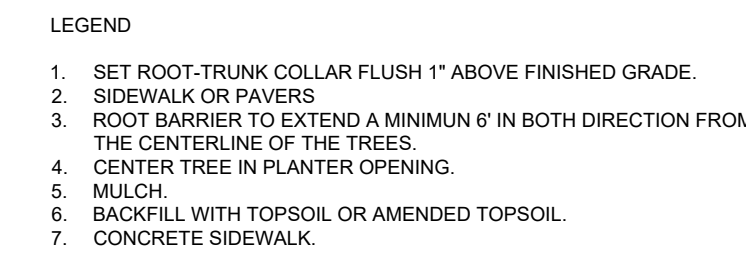
3 SMALL TREE SECTION d-Small tree.dwg SCALE: N.T.S.



5 SMALL PALM SECTION d-Small palm.DWG SCALE: N.T.S



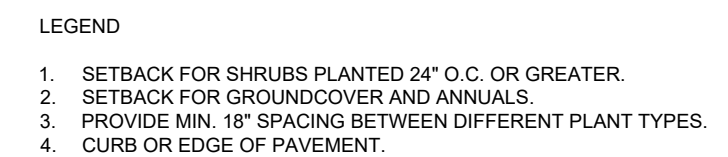
6 SILVESTER DATE PALM D-SILVESTER PALM
SECTION SCALE: N.T.S.



4 ROOT BARRIER INSTALLATION d-2006-Root barrier.dwg
SECTION SCALE: N.T.S.

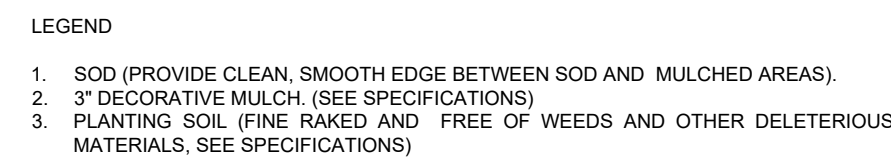


7 SHRUBS & GROUNDCOVERS d-Shrubs and groundcovers.DWG
SECTION SCALE: N.T.S.



8 TYPICAL PLANT SPACING d-Typical spacing.DWG

SECTION SCALE: N.T.S



9 MULCH SECTION d-Mulch.DWG SCALE: N.T.S.



10 DECORATIVE CRUSHED SHELLS PATHWAY
SECTION - Both Sides Landscape

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1	8/4/24	FINAL DRB SUBMITTAL	AEWMP
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Sheet Title: LANDSCAPE DETAILS & GENERAL NOTES

Project Name: **NEW RESIDENCE**
SINGLE FAMILY
1265 NORTH BISCAYNE POINT ROAD
MIAMI BEACH, FL 33141

STATE OF FLORIDA
REGISTRATION LA6666973

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Date:	JULY 12, 2024
Scale:	1" = 10'-0"
Drawn By:	AEM/MEP
Approved By:	AEM
Project No:	202405

Sheet Number:
L-03