

# JW CONGREGATION OF SOUTH MIAMI BEACH INC.

300 WEST 40 STREET  
MIAMI BEACH FL. 33140



SCOPE OF WORK :

D.R.B. : 23-0943

- FULL DEMOLITION 19,235.0 SF. 2 STORY RELIGIOUS BUILDING
- NEW ONE STORY 4,901.0 SF. RELIGIOUS BUILDING
- SIDE YARD VARIANCE OF 35.54% OPEN AREA IN LIEU OF 50%

COVER

FINAL SUBMITTAL: 07.10.23

Revisions

NEW JW CONGREGATION BUILDING

JW CONGREGATION

300 WEST 40th STREET

MIAMI BEACH, FL 33140

**J.C.D. ARCHITECT , Inc.**

JUAN C. DAVID R. A. # 0015344

LEED ACCREDITED PROFESSIONAL

Design & Development

Architecture    Interiors    Planning    Construction

1385 Coral Way, Suite 404 Miami, FL 33145  
Ph: (305) 285-4343 Fax: (305) 285-4330



Job No.

Date : 06.20.23

Scale : SHOWN

Seal

AA-26001560

Sheet No.

DRB.0

# INDEX OF SHEETS

ARCHITECTURAL:	LANDSCAPING:
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<b>ADDITIONAL DOCUMENTS:</b>	
<ul style="list-style-type: none"> <li>- SURVEY S&amp;S</li> <li>- PRE-APPLICATION CHECKLIST</li> <li>- LAND USE BOARD APPLICATION</li> <li>- LETTER OF INTENT</li> <li>- MAILING LABELS</li> <li>- PROPERTY OWNER LIST</li> <li>- CERTIFIED LETTER</li> <li>- 375' RADIUS MAP</li> <li>- MICROFILMS</li> </ul>	

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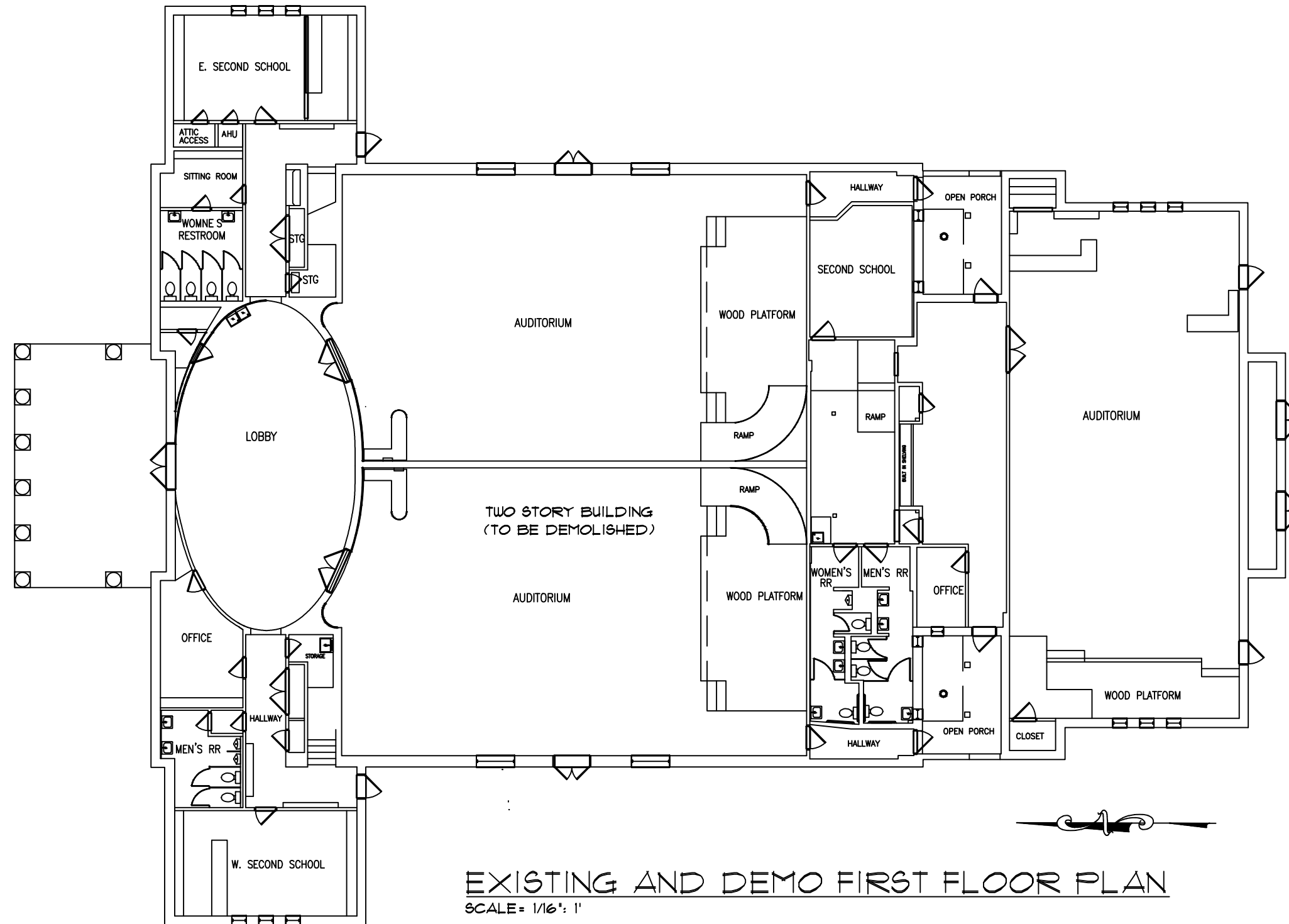
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**EXISTING AND DEMO FIRST FLOOR PLAN**  
 SCALE = 1/16" = 1'

**NOTE :**  
 ENTIRE TWO STORY BUILDING TO BE DEMOLISHED  
 INCLUDING DRIVEWAY, PARKING SPACES, SIDEWALK,  
 STEPS, RAILING, CONCRETE, ETC.

<b>EXISTING ZONING CALCULATION :</b>	
LOT SIZE = 36,065.4 SF.	
LOT COVERAGE : ALLOWED	EXISTING
UNIT SIZE : 18,032.7 SF. (50% LOT SIZE)	19,235.0 SF. (53.33% LOT SIZE)

EXIST. & DEMO 1ST FLOOR PLAN

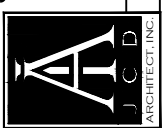
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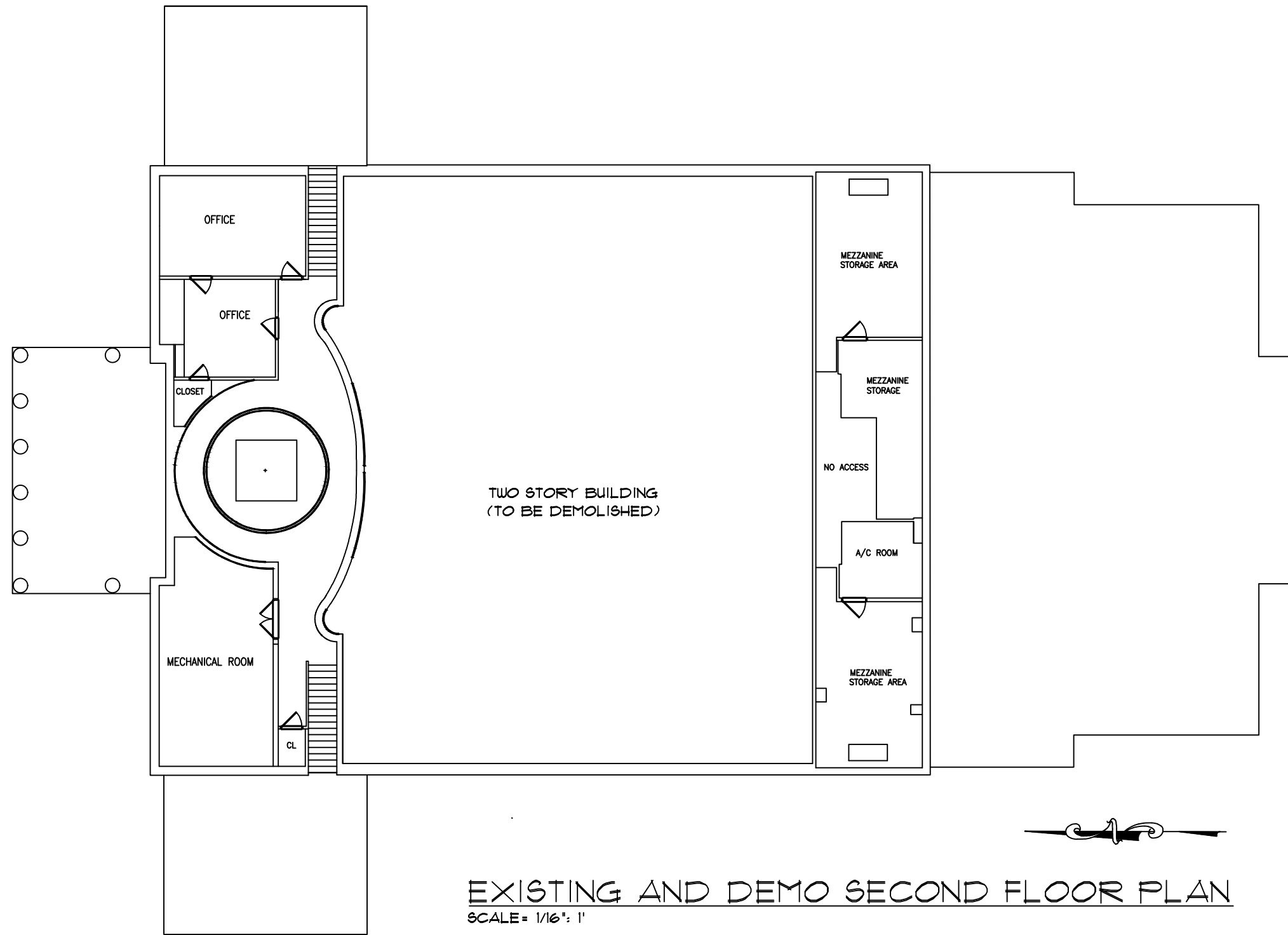
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**EXISTING AND DEMO SECOND FLOOR PLAN**  
 SCALE = 1/16" = 1'

**NOTE :**  
 ENTIRE TWO STORY BUILDING TO BE DEMOLISHED  
 INCLUDING DRIVEWAY, PARKING SPACES, SIDEWALK,  
 STEPS, RAILING, CONCRETE, ETC.

EXIST. & DEMO 2ND FLOOR PLAN

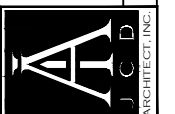
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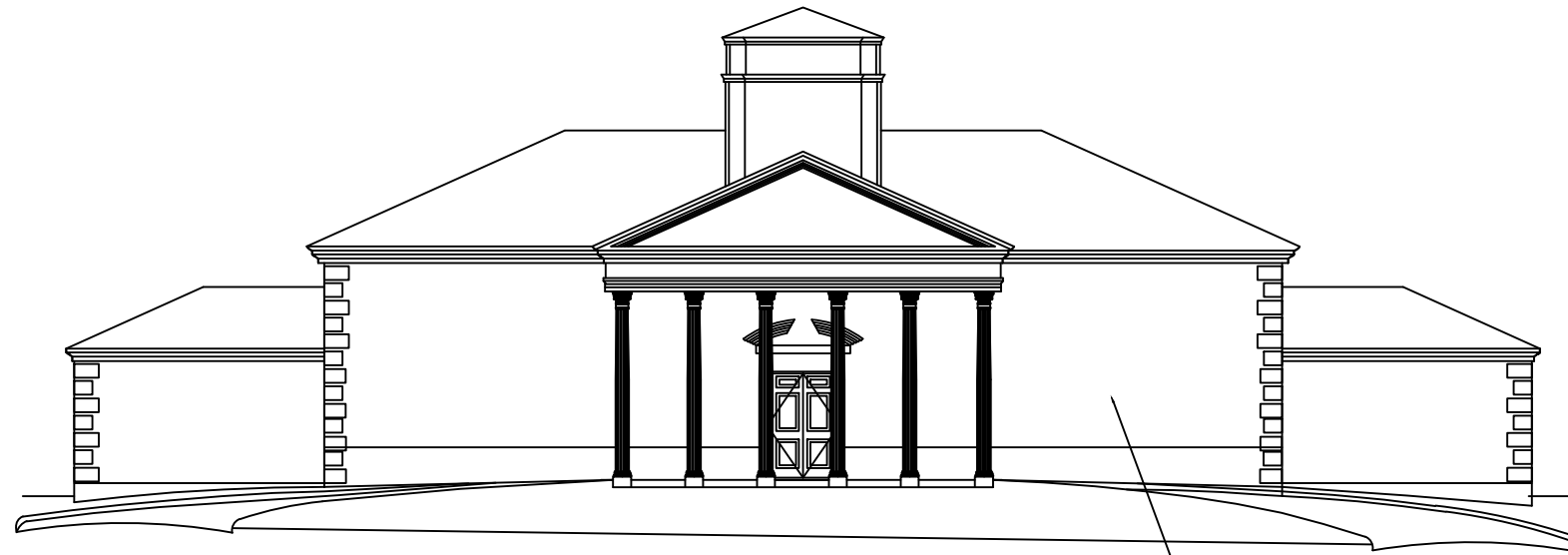
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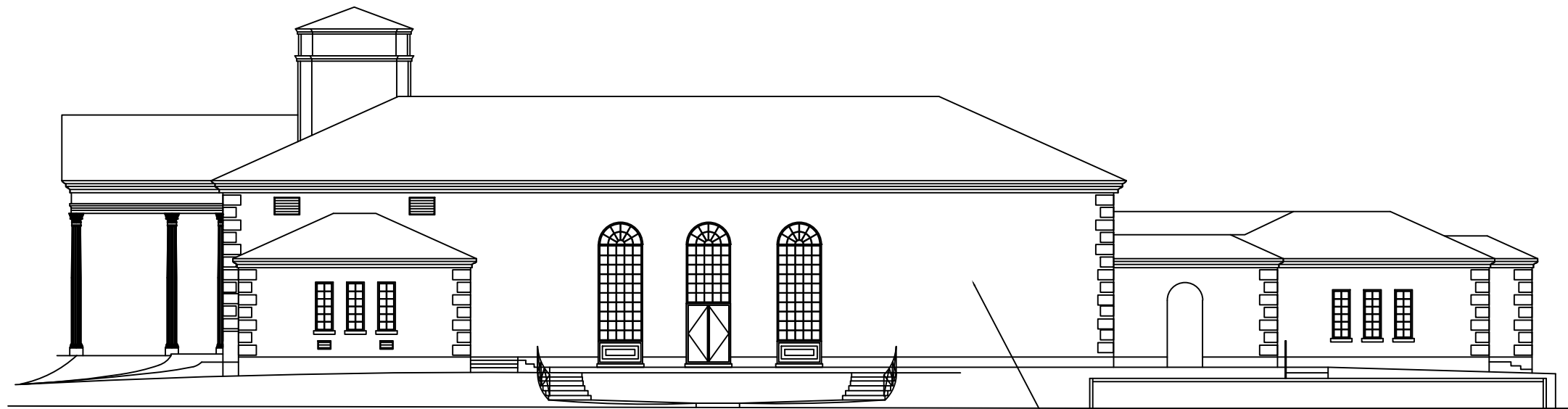
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**DRB.1.2**



**EXISTING AND DEMO NORTH ELEVATION**  
SCALE = 1/16" = 1'

TWO STORY BUILDING  
(TO BE DEMOLISHED)



**EXISTING AND DEMO WEST ELEVATION**  
SCALE = 1/16" = 1'

TWO STORY BUILDING  
(TO BE DEMOLISHED)

**NOTE :**  
ENTIRE TWO STORY BUILDING TO BE DEMOLISHED  
INCLUDING DRIVEWAY, PARKING SPACES, SIDEWALK,  
STEPS, RAILING, CONCRETE, ETC.

EXIST. & DEMOLITION ELEVATION

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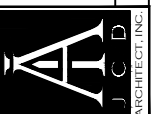
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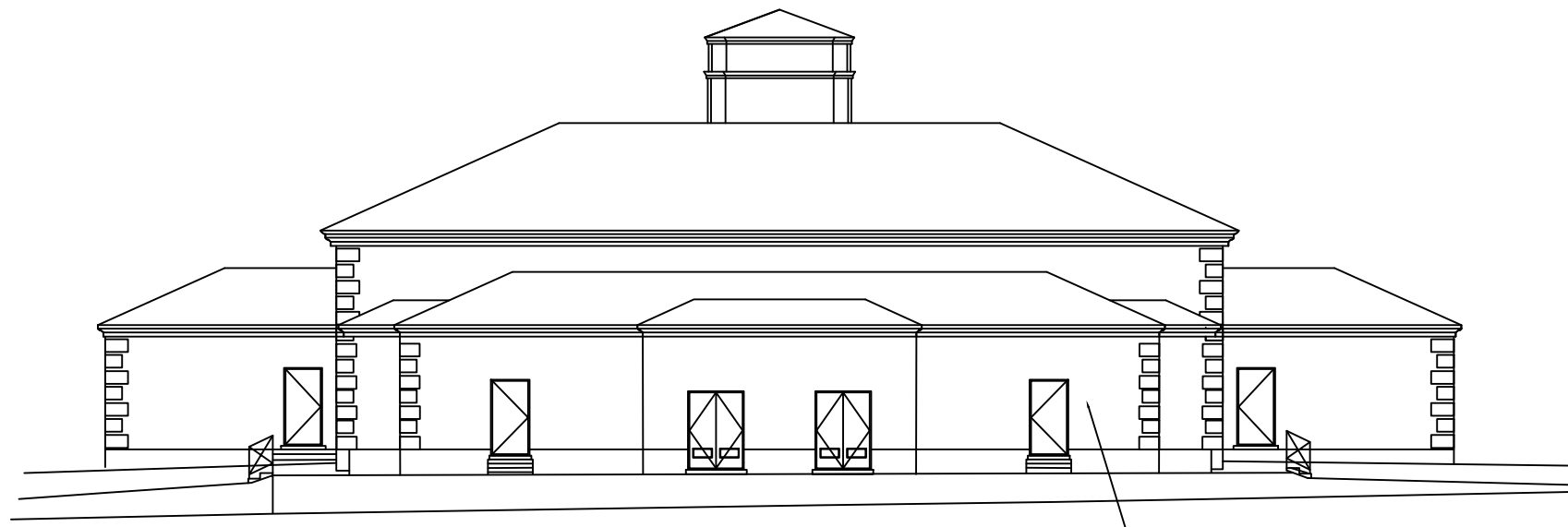
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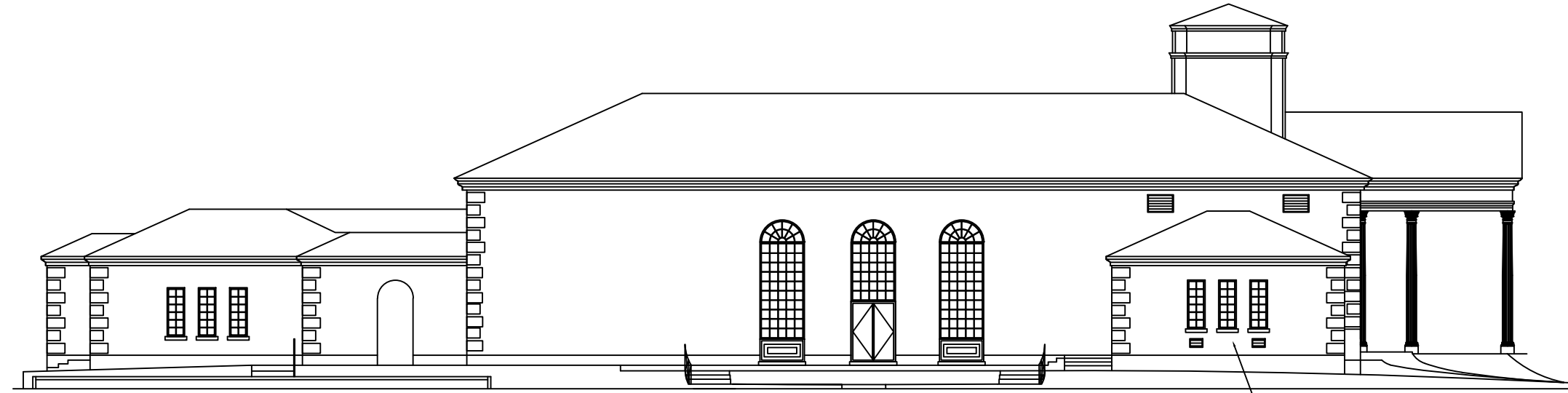
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**DRB.1.3**



**EXISTING AND DEMO SOUTH ELEVATION**  
SCALE = 1/16" = 1'

TWO STORY BUILDING  
(TO BE DEMOLISHED)



**EXISTING AND DEMO EAST ELEVATION**  
SCALE = 1/16" = 1'

TWO STORY BUILDING  
(TO BE DEMOLISHED)

**NOTE :**  
ENTIRE TWO STORY BUILDING TO BE DEMOLISHED  
INCLUDING DRIVEWAY, PARKING SPACES, SIDEWALK,  
STEPS, RAILING, CONCRETE, ETC.

EXIST. & DEMOLITION ELEVATION

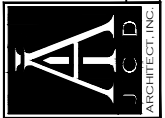
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**DRB.1.4**

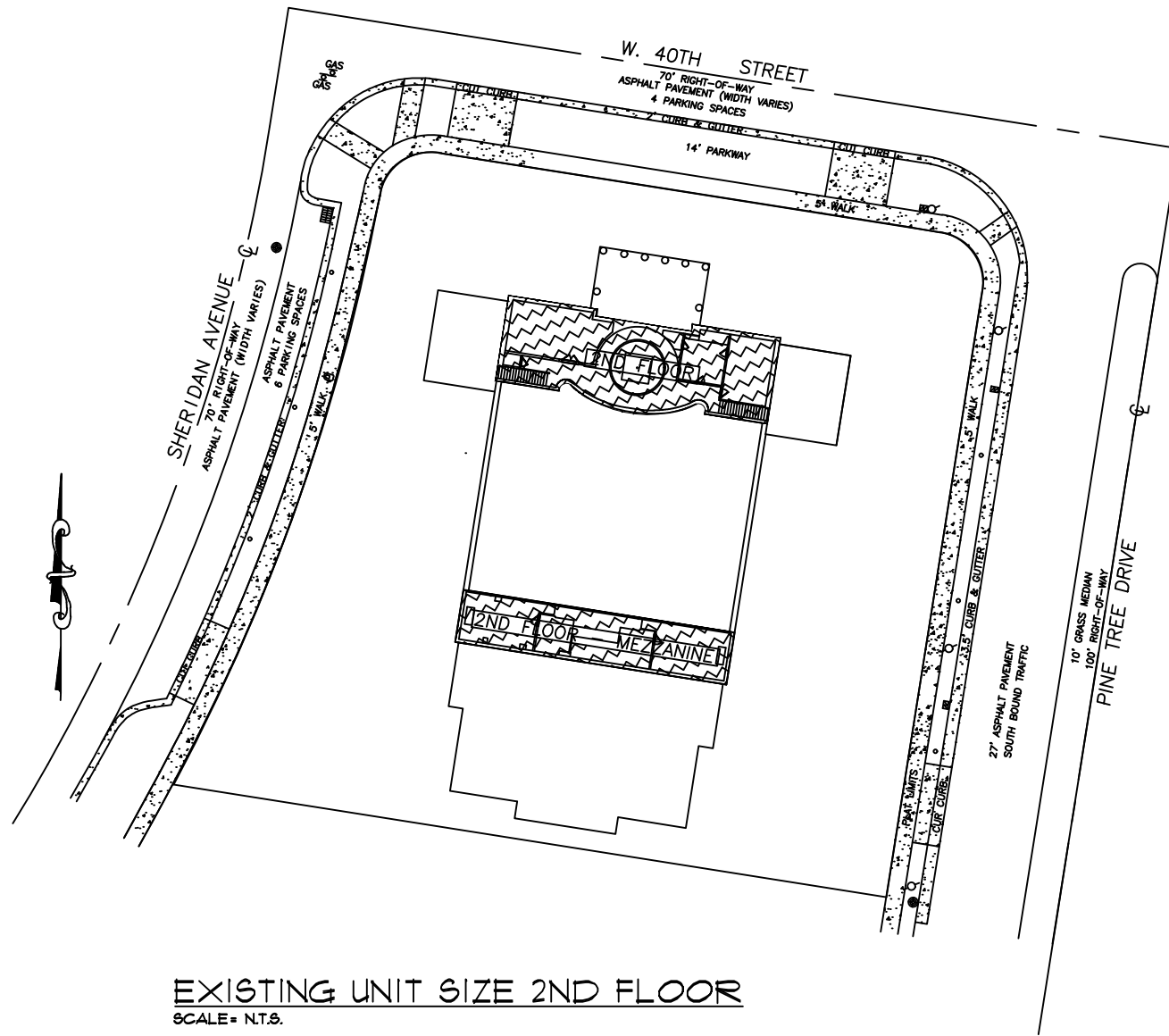
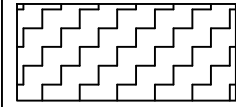


**UNIT SIZE CALCULATION:  
(EXISTING)**

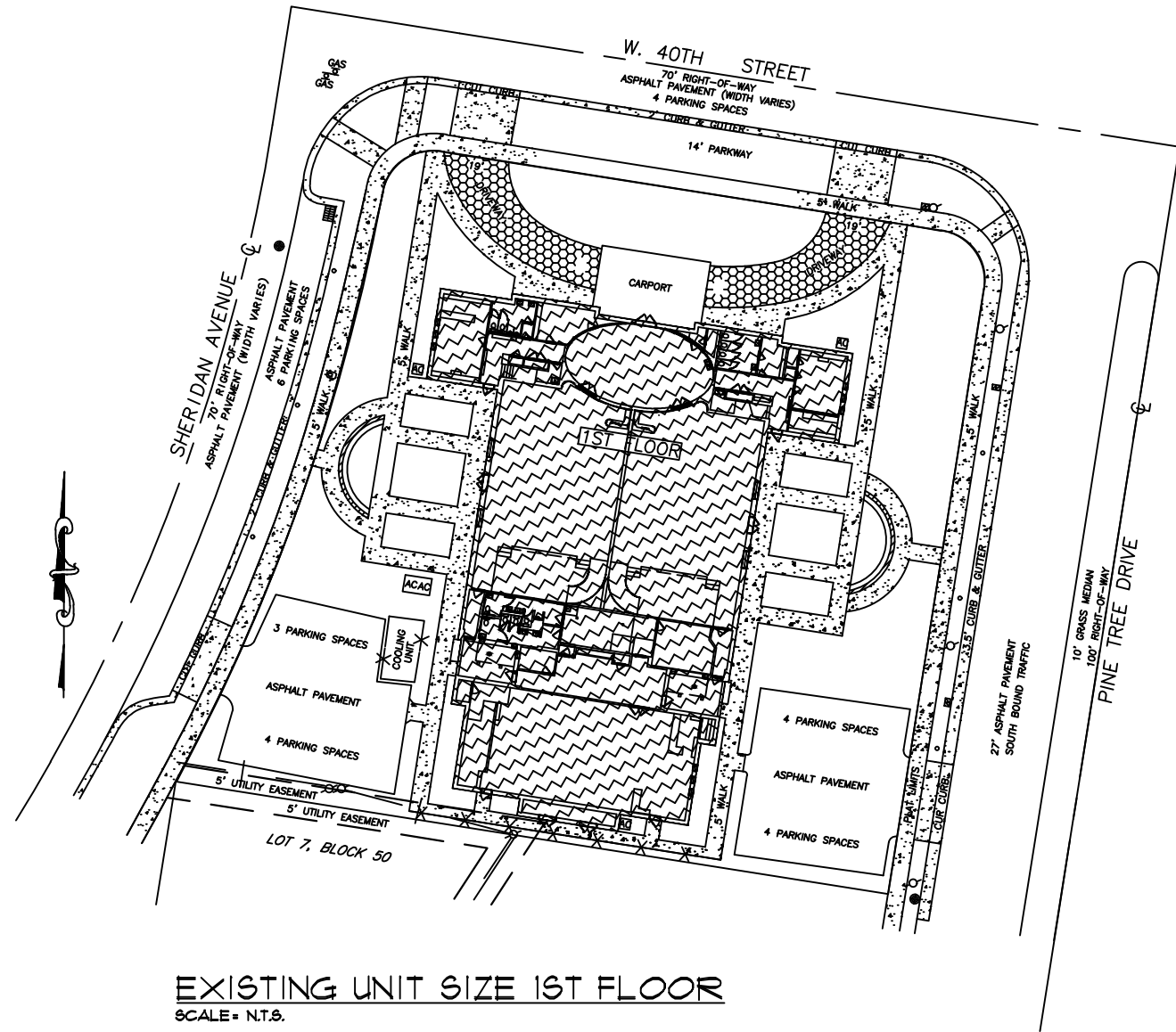
	AREA S.F.
MAIN BUILDING (1st FLOOR)	12,641.98 S.F.
MAIN BUILDING (2nd FLOOR)	6,593.02 S.F.
TOTAL UNIT SIZE EXISTING	19,235 S.F.
MAX. UNIT SIZE ALLOWED 50% OF LOT AREA (LOT AREA X 0.50) = (36,065.40 X 0.50 )	18,032.70 S.F. (50%)
TOTAL UNIT SIZE EXISTING	19,235 S.F. (53.33%)

**LEGEND :**

AREA INCLUDED IN THE  
CALCULATION OF UNIT SIZE



**EXISTING UNIT SIZE 2ND FLOOR**  
SCALE= N.T.S.



**EXISTING UNIT SIZE 1ST FLOOR**  
SCALE= N.T.S.

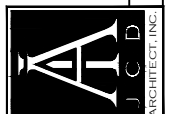
EXISTING SHADED DIAGRAM

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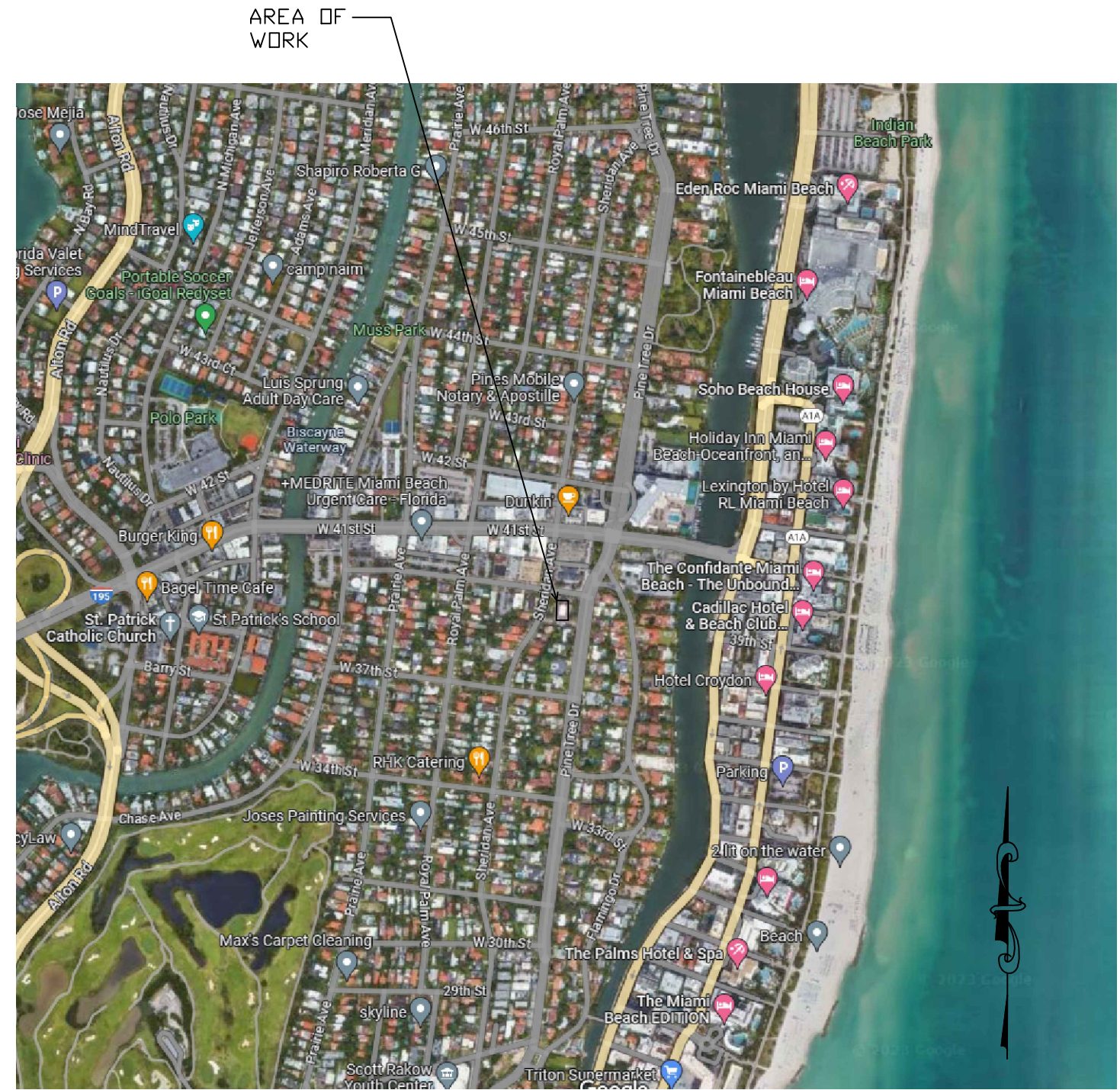
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**DRB.1.6**

**SINGLE FAMILY RESIDENTIAL-ZONING DATA SHEET**

ITEM #	ZONING INFORMATION			
1	ADDRESS:	300 W 40 ST, Miami Beach, Florida 33140		
2	FOLIO NUMBER(S):	02-3221-017-0590		
3	BOARD AND FILE NUMBERS:	DRB23-0943		
4	YEAR BUILT:	1959	ZONING DISTRICT:	RS-2
5	BASED FLOOD ELEVATION	7.00'	GRADE VALUE IN NGVD:	5.80'
6	ADJUSTED GRADE (FLOOD+GRADE)	27.0'+5.8'/2=6.4'	FREE BOARD:	1.00'
7	LOT AREA:	36,065.4 SF		
8	LOT WIDTH (FRONT):	176.25'	LOT DEPTH:	193.90'
		<b>REQUIRED</b>	<b>PROPOSED</b>	<b>DEFICIENCIES</b>
9	MAX LOT COVERAGE SF ( %):	14,426.1 SF (40%)	LOT COVERAGE SF AND %: 5,043.50 SF (13.98%)	
10	EXISTING LOT COVERAGE SF ( %):	14,426.1 SF (40%)	LOT COVERAGE SF AND %: 12,642.2 SF (35.05%)	
11	FRONT YARD OPEN SPACE SF ( %):	1,731.00 SF (50%)	FRONT YARD OPEN SPACE 2,151.71 SF (62.32%)	
12	REAR YARD OPEN SPACE SF ( %):	4,163.86 SF (10%)	REAR YARD OPEN SPACE 4,865.53 SF (81.79%)	
13	SIDE YARD-1 OPEN SPACE SF ( %):	1,933.58 SF (50%)	SIDE YARD-1 OPEN SPACE 1,374.75 SF (35.54%)	VARIANCE
14	SIDE YARD-2 OPEN SPACE SF ( %):	1,270.15 SF (50%)	SIDE YARD-2 OPEN SPACE 1,700.58 SF (66.94%)	
15	MAX UNIT SIZE SF ( %):	18,032.70 SF (50%)	UNIT SIZE SF ( %): 4,900.68 SF (13.58%)	
16	EXISTING UNIT SIZE	18,032.70 SF (50%)	EXISTING UNIT SIZE 19,235 SF (53.33%)	
		<b>REQUIRED</b>	<b>EXISTING</b>	<b>PROPOSED</b>
17	HEIGHT:1 STORY BUILDING	18.0'	30.7'	18.0'
18	SETBACKS:			
19	FRONT FIRST LEVEL:	20.00'	37.70'	20.00'
20	FRONT SECOND LEVEL:	30.00'	37.70'	N/A
21	SIDE 1 (Sheridan): 176.25x15%	26.43'	21.80'	54.75'
22	SIDE 2 (Pine Tree): 176.25x10%	17.63'	34.90'	17.63'
23	REAR: 193.15x15%	29.00'	5.20'	115.75'
24	SUM OF SIDE YARD:	44.06'	56.70'	72.38'
25	PARKING REQTS. - IFKG/6 SEATS	220 SEATS/6=37 P	15 Parking Spaces	46 Parking Spaces
31	LOCATED WITHIN A LOCAL HISTORIC DISTRICT?	NO		
32	DESIGNED AS AN INDIVIDUAL HISTORIC SINGLE FAMILY RESIDENCE SITE?	NO		
33	DETERMINED TO BE ARCHITECTURALLY SIGNIFICANT?	NO		



LOCATION PLAN (AERIAL 1/2 MILE RADIUS)

LOCATION PLAN & ZONING INFO

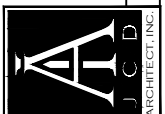
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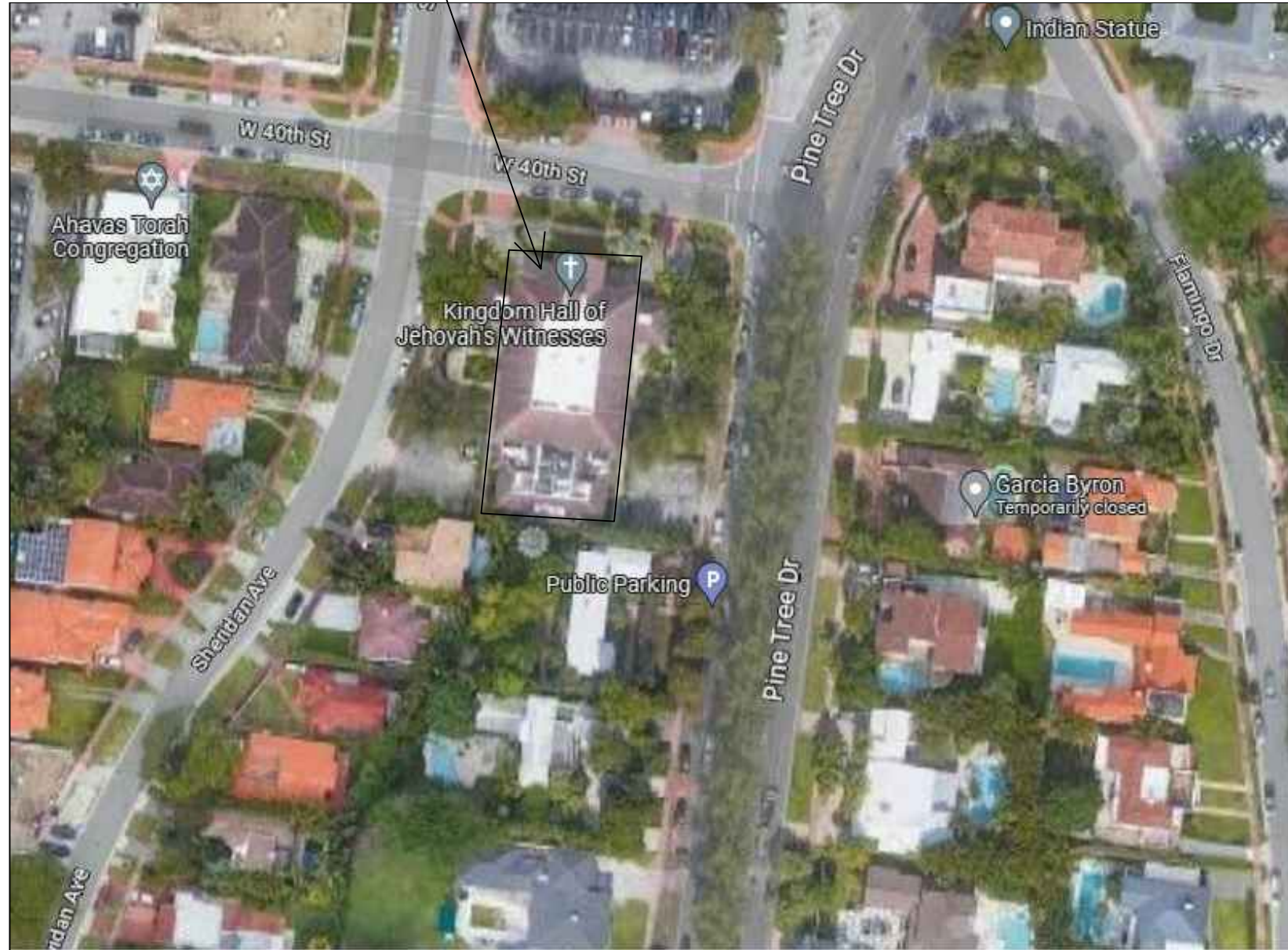


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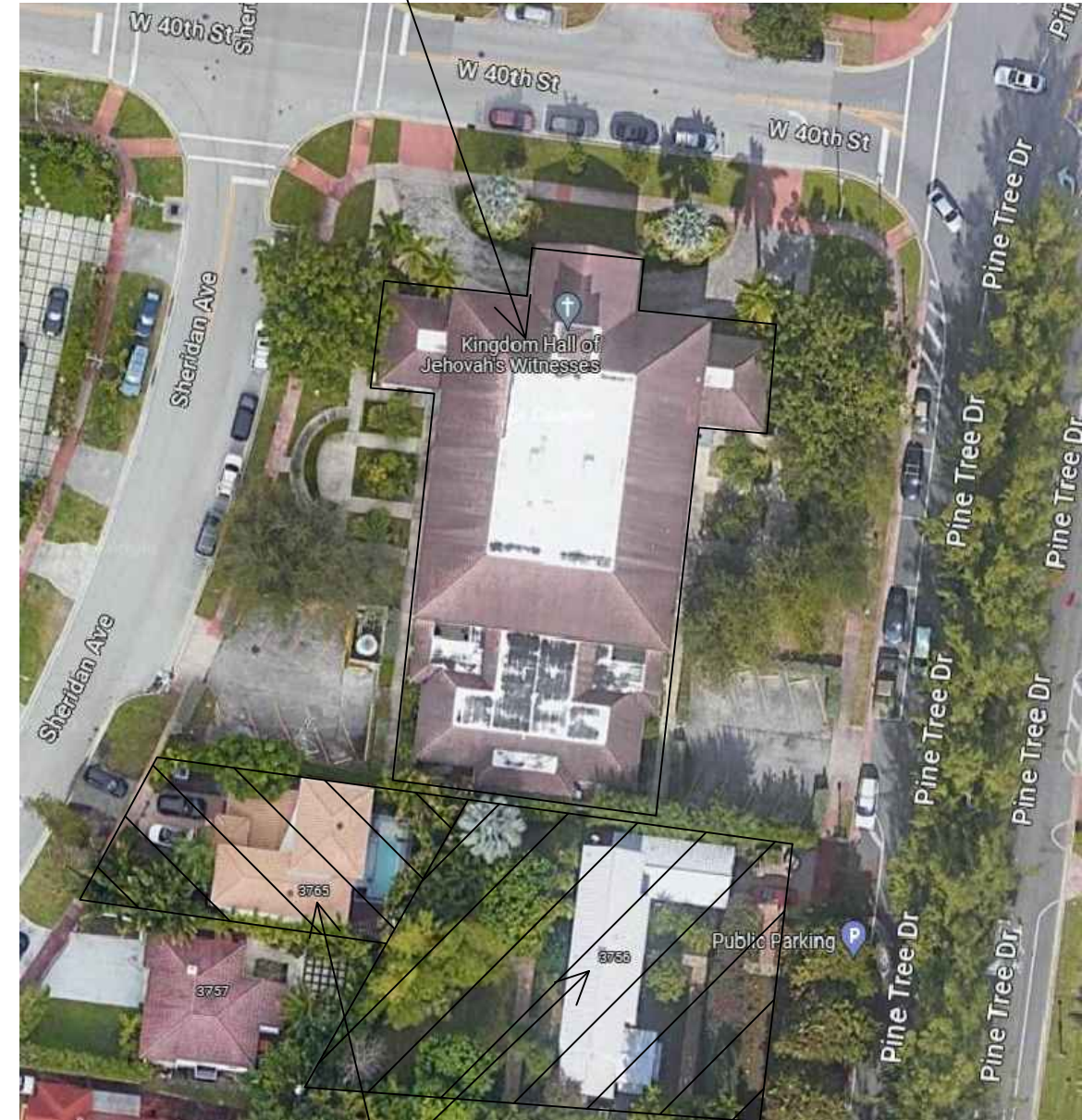
SUBJECT PROPERTY



ENLARGED LOCATION PLAN

ENLARGED LOCATION MAP

SUBJECT PROPERTY



ADJACENT PROPERTIES

ADJACENT PROPERTIES

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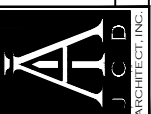
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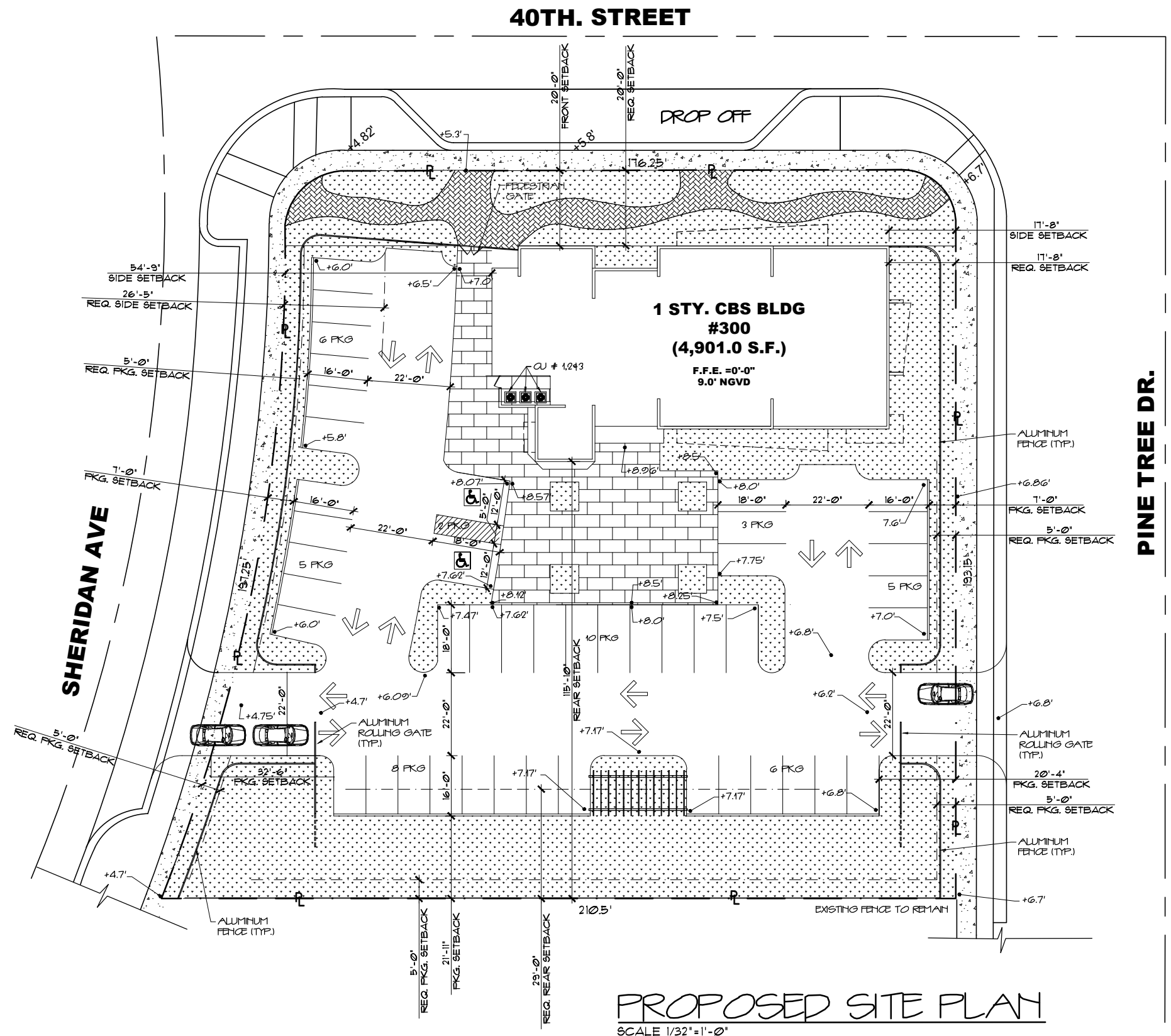
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**PROPOSED SITE PLAN**  
SCALE 1/32" = 1'-0"

# PROPOSED SITE PLAN

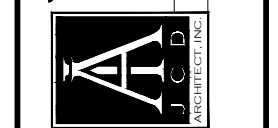
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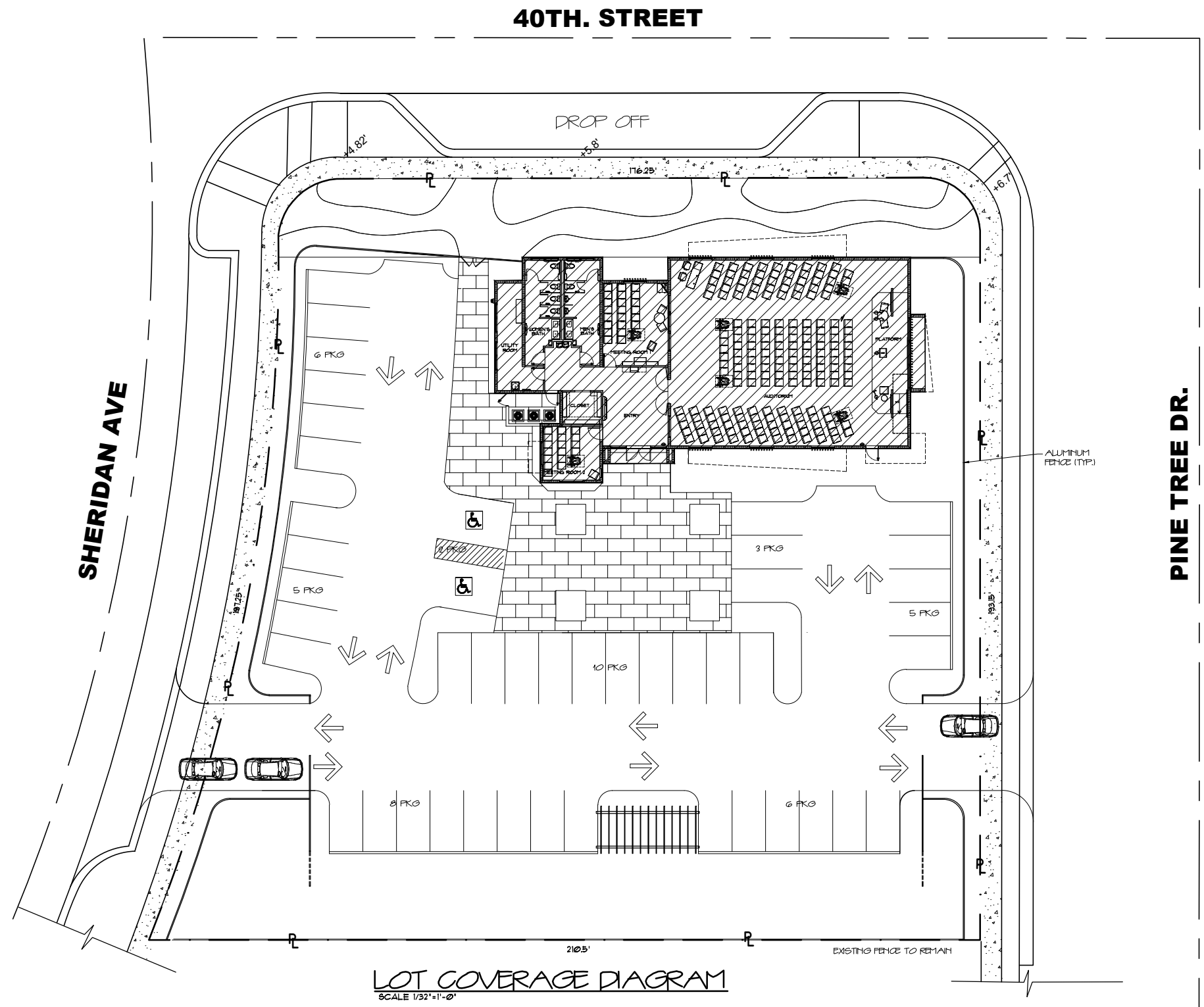
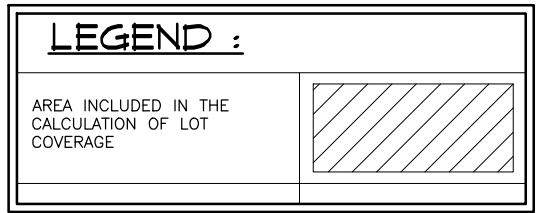


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**LOT COVERAGE CALCULATION:**

	AREA S.F.
MAIN BUILDING	4,900.68 S.F.
EAST COVERED WING WALLS	73.75 S.F.
SOUTH COVERED COLUMN ENTRY	69.07 S.F.
TOTAL LOT COVERAGE PROPOSED	5,043.50 S.F.
MAX. LOT COVERAGE ALLOWED 40% OF LOT AREA (LOT AREA X 0.40) = (36,065.40 X 0.40 )	14,426.16 S.F. (40%)
TOTAL LOT COVERAGE PROVIDED	5,043.50 S.F. (13.98%)



**LOT COVERAGE DIAGRAM**  
SCALE 1/32"=1'-0"

**PROPOSED SHADED DIAGRAMS**

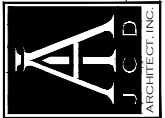
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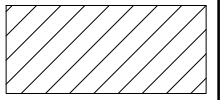
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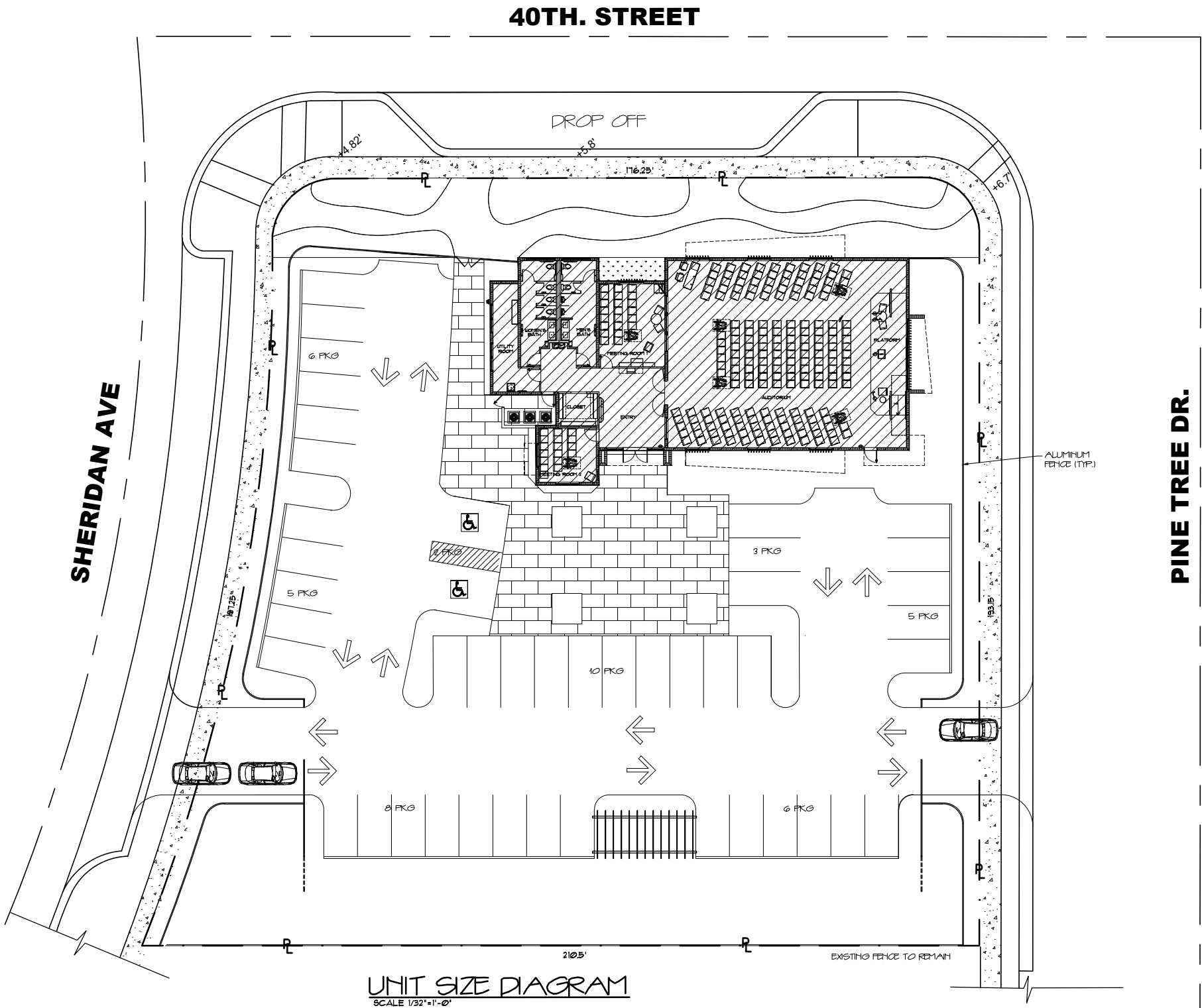
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**UNIT SIZE CALCULATION:**

	AREA S.F.
MAIN BUILDING	4,900.68 S.F.
TOTAL UNIT SIZE PROPOSED	4,900.68 S.F.
MAX. UNIT SIZE ALLOWED 50% OF LOT AREA (LOT AREA X 0.50) = (36,065.40 X 0.50 )	18,032.70 S.F. (50%)
TOTAL UNIT SIZE PROVIDED	4,900.68 S.F. (13.58%)

**LEGEND :**

AREA INCLUDED IN THE CALCULATION OF UNIT SIZE	
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**UNIT SIZE DIAGRAM**  
SCALE 1/32"=1'-0"

PROPOSED SHADED DIAGRAMS

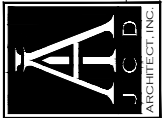
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**J.C.D. ARCHITECT , Inc.**  
JUAN C. DAVID R. A. # 0015344  
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Design & Development

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Ph: (305) 285-4343 Fax: (305) 285-4330



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Date : 06.20.23  
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DRB.4.1

**FRONT YARD CALCULATION :**

MINIMUM FRONT YARD 20 FEET. (AT LEAST 50% OF THE REQUIRED FRONT YARD AREA SHALL BE SODDED OR LANDSCAPED PERVIOUS OPEN SPACE)

FRONT YARD AREA	AREA(S.F.)
GREEN OPEN SPACE AREA	2,157.77 S.F.
PAVER AREA (NOT COUNTED TOWARDS ANYTHING)	1,304.23 S.F.
TOTAL FRONT YARD AREA	3,462.00 S.F.

OPEN SPACE REQUIRED 50% IN 20 FEET (FRONT YARD X 0.50) = (3,462 X 0.50)

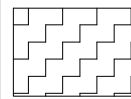
1,731.00 S.F. (50%)

OPEN SPACE PROVIDED (TOTAL FRONT YARD )

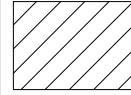
2,157.77 S.F. (62.32%)

**LEGEND :**

GREEN AREA INCLUDED IN THE CALCULATION OF FRONT YARD



PERVIOUS AREA INCLUDED IN THE CALCULATION OF FRONT YARD



**REAR YARD CALCULATION :**

THE REAR YARD REQUIREMENT SHALL BE 15% OF THE LOT DEPTH, 20 FEET MIN., 50 FEET MAX. (AT LEAST 70% OF THE REQUIRED REAR YARD AREA SHALL BE SODDED OR LANDSCAPED PERVIOUS OPEN SPACE: THE WATER PORTION OF A SWIMMING POOL MAY COUNT TOWARD THIS REQUIREMENT )

REAR YARD (15% OF THE LOT DEPTH) (15% OF THE 193.15 FEET)= 29 FEET

REAR YARD AREA	AREA(S.F.)
GREEN AREA	4,865.53 S.F.

OPEN SPACE REQUIRED 70% IN 29 FEET (REAR YARD X 0.70) = (5,948.38 X 0.70)

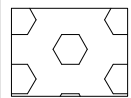
4,163.86 S.F. (70%)

OPEN SPACE PROVIDED (TOTAL REAR YARD )

4,865.53 S.F. (81.79%)

**LEGEND :**

AREA INCLUDED IN THE CALCULATION OF REAR YARD



**SIDE YARD 1 (SHERIDAN) CALC. :**

MINIMUM SIDE YARD 20 FEET. (AT LEAST 50% OF THE REQUIRED SIDE YARD FACING A STREET SHALL BE SODDED OR LANDSCAPED PERVIOUS OPEN SPACE)

SIDE YARD AREA (SHERIDAN AV)	AREA(S.F.)
GREEN AREA	1,374.75 S.F.
TOTAL SIDE YARD AREA	1,374.75 S.F.

OPEN SPACE REQUIRED 50% IN 20 FEET (SIDE YARD X 0.50) = (3,867.16 X 0.50)

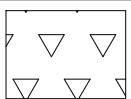
1,933.58 S.F. (50%)

OPEN SPACE PROVIDED (TOTAL SIDE YARD 1)

1,374.75 S.F. (35.54%)  
VARIANCE BEING REQUESTED

**LEGEND :**

AREA INCLUDED IN THE CALCULATION OF SIDE YARD 1



**SIDE YARD 2 (PINE TREE) CALC. :**

MINIMUM SIDE YARD 20 FEET. (AT LEAST 50% OF THE REQUIRED SIDE YARD FACING A STREET SHALL BE SODDED OR LANDSCAPED PERVIOUS OPEN SPACE)

SIDE YARD AREA (PINE TREE DR.)	AREA(S.F.)
GREEN AREA	1,700.58 S.F.
TOTAL SIDE YARD AREA	1,700.58 S.F.

OPEN SPACE REQUIRED 50% IN 20 FEET (SIDE YARD X 0.50) = (2,540.31 X 0.50)

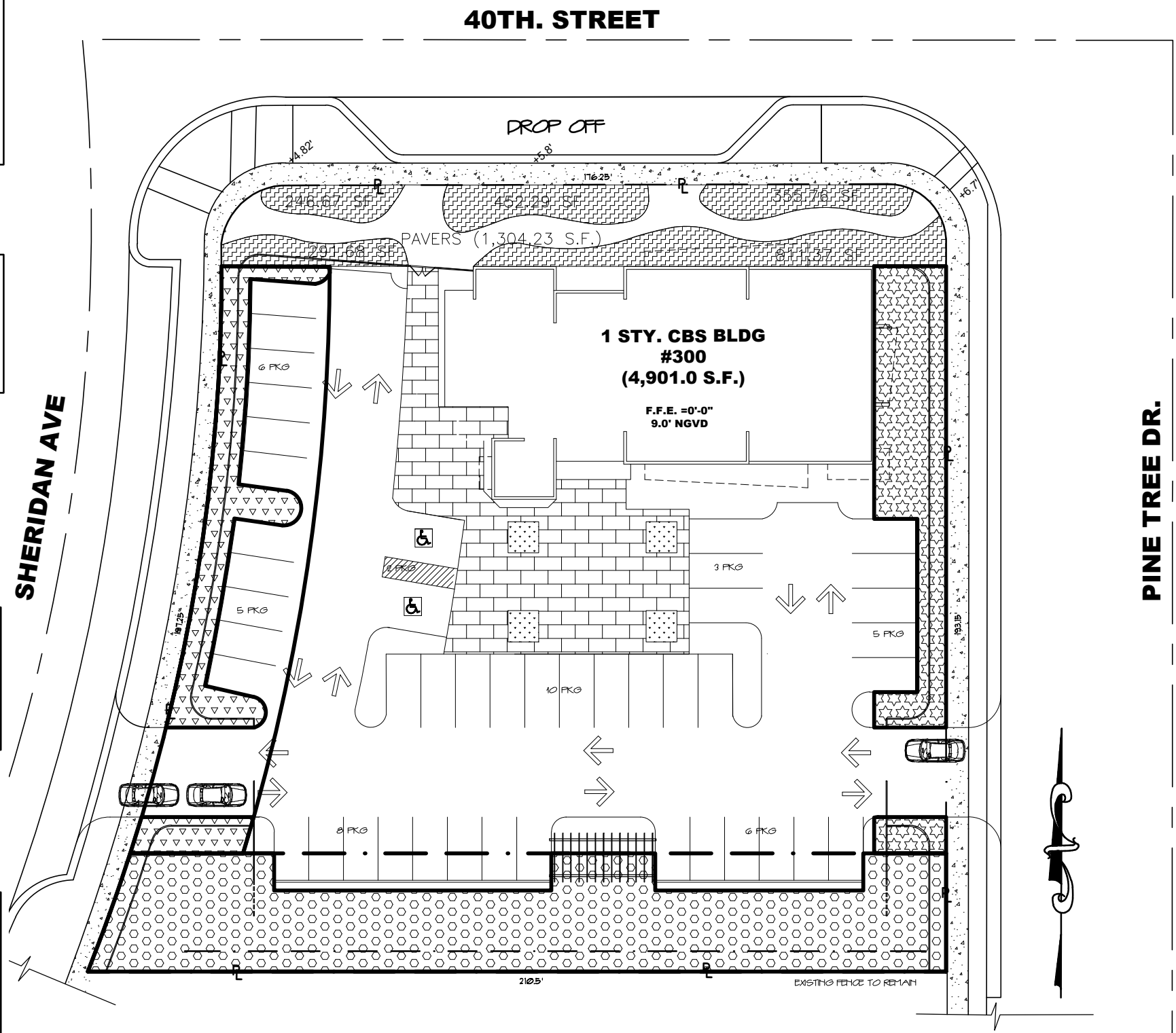
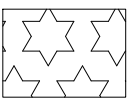
1,270.15 S.F. (50%)

OPEN SPACE PROVIDED (TOTAL SIDE YARD 2)

1,700.58 S.F. (66.94%)

**LEGEND :**

AREA INCLUDED IN THE CALCULATION OF SIDE YARD 2



OPEN SPACE DIAGRAM – FRONT, REAR & SIDE YARDS

SCALE 1/32" = 1'-0"

**PROPOSED SHADED DIAGRAMS**

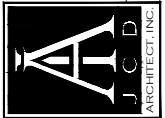
FINAL SUBMITTAL: 07.10.23

Revisions

NEW JW CONGREGATION BUILDING  
JW CONGREGATION  
300 WEST 40th STREET  
MIAMI BEACH, FL 33140

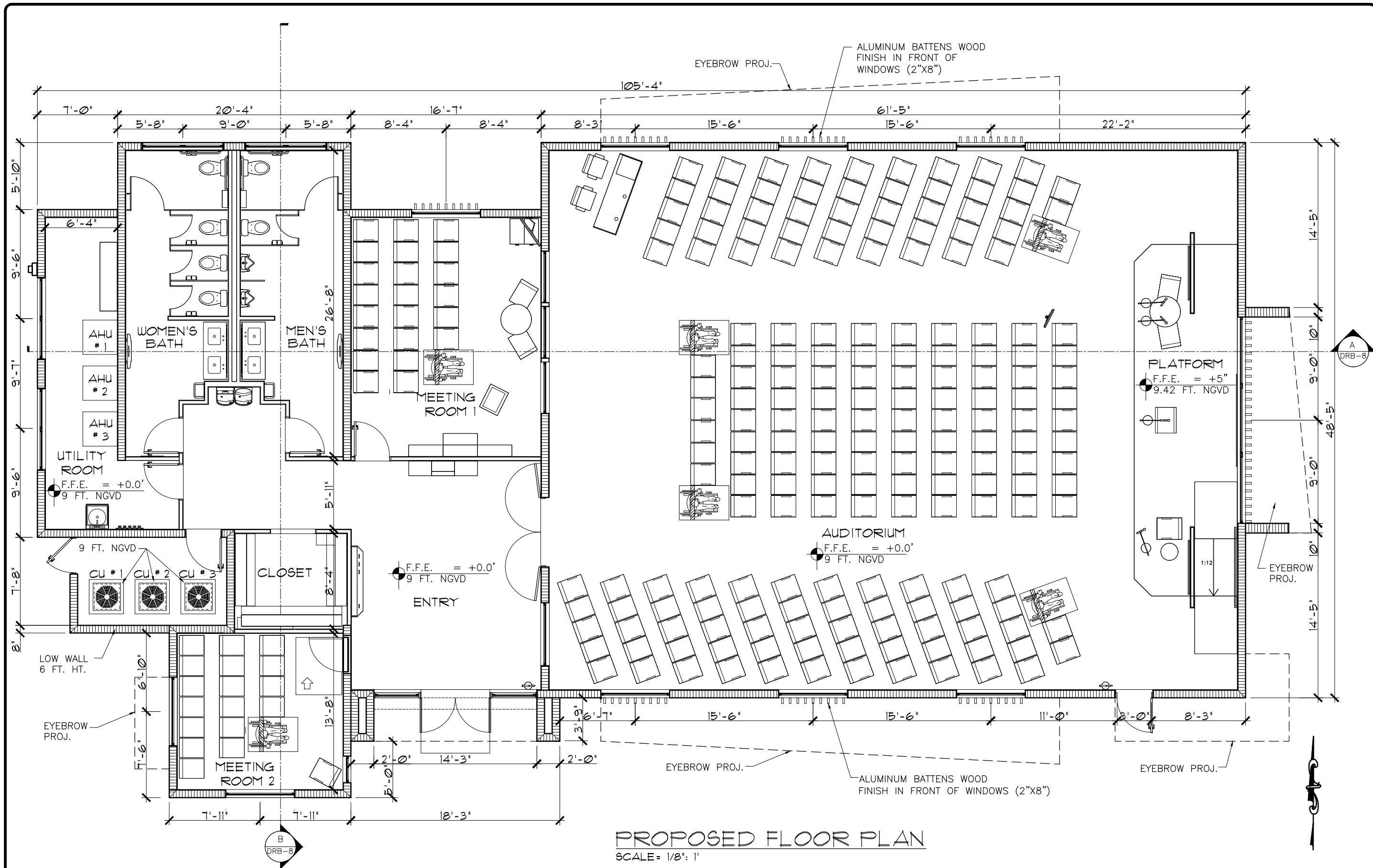
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**PROPOSED FLOOR PLAN**  
SCALE = 1/8" = 1'

# PROPOSED FLOOR PLAN

FINAL SUBMITTAL: 07.10.23

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**JW CONGREGATION**  
 300 WEST 40th STREET  
 MIAMI BEACH, FL 33140

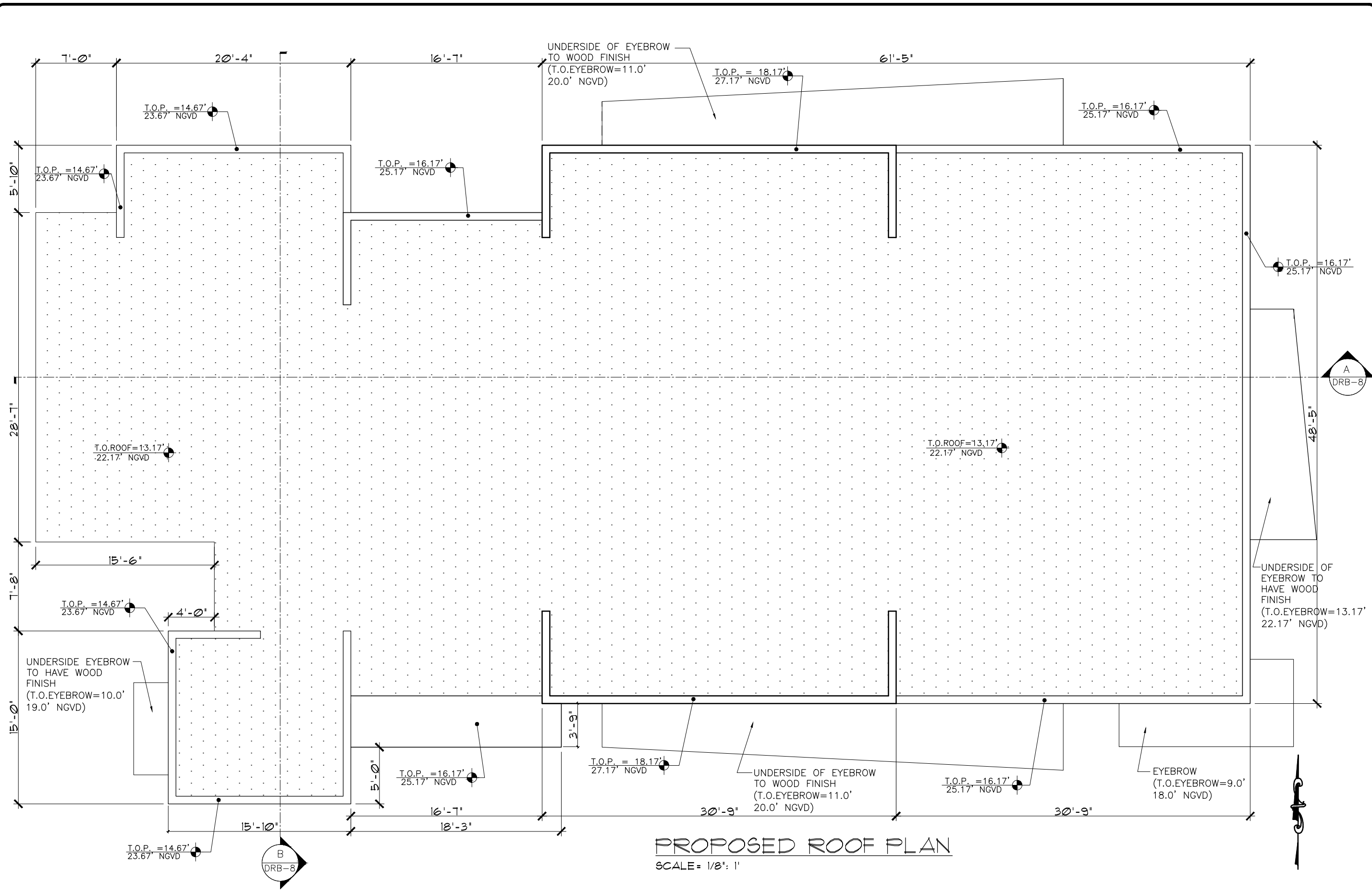
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**DRB.5**



**PROPOSED ROOF PLAN**  
SCALE = 1/8" = 1'

# PROPOSED ROOF PLAN

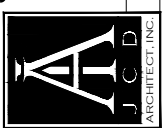
FINAL SUBMITTAL: 07.10.23

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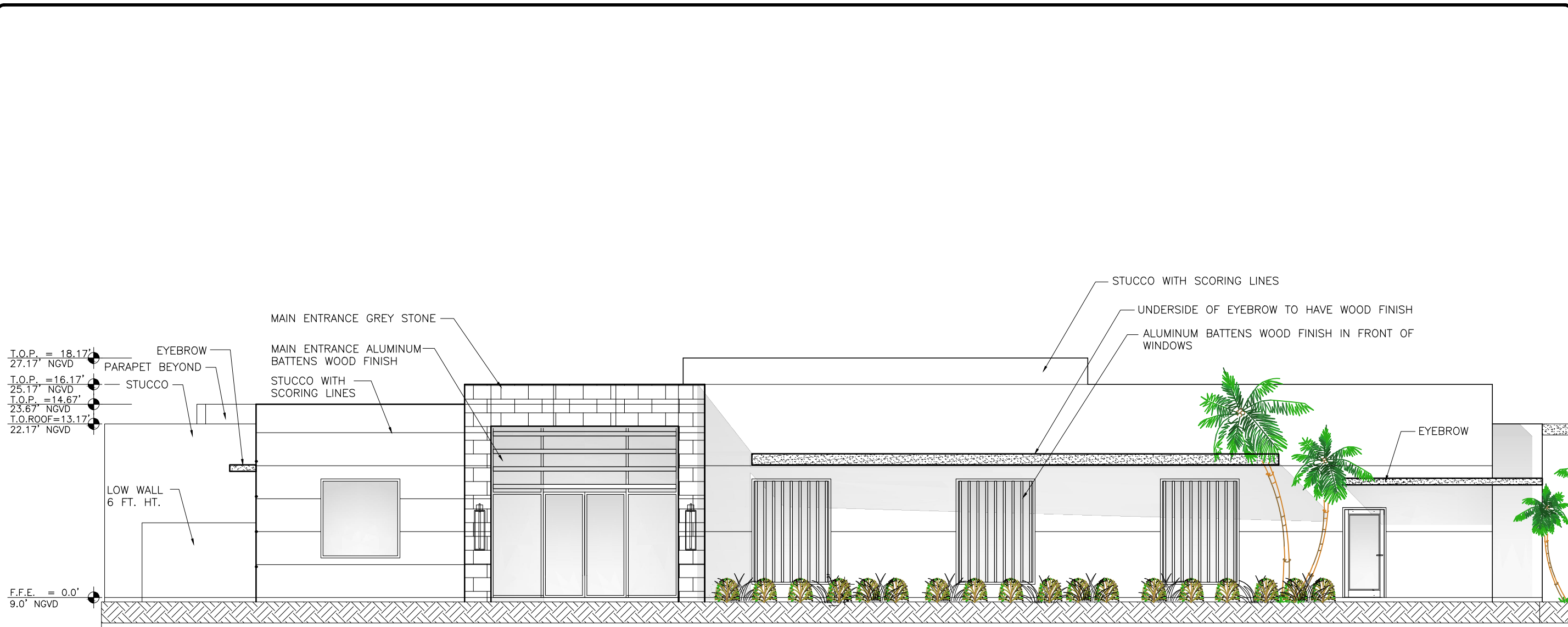
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**PROPOSED SOUTH ELEVATION**  
SCALE = 1/8" = 1'

# PROPOSED ELEVATION

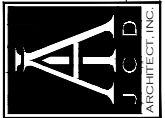
FINAL SUBMITTAL: 07.10.23

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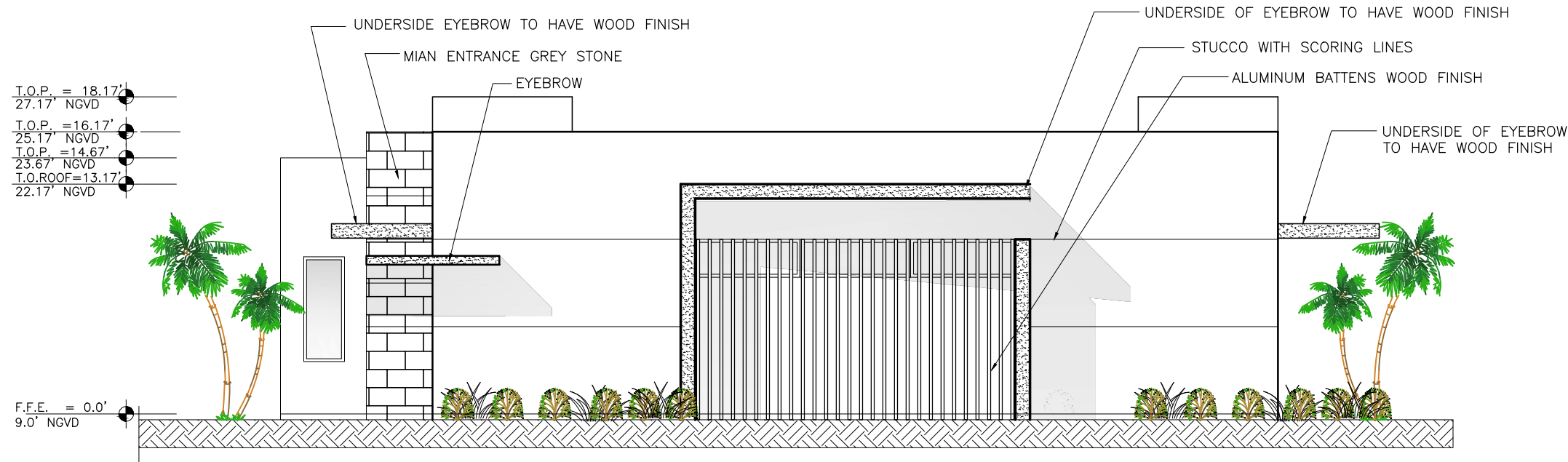
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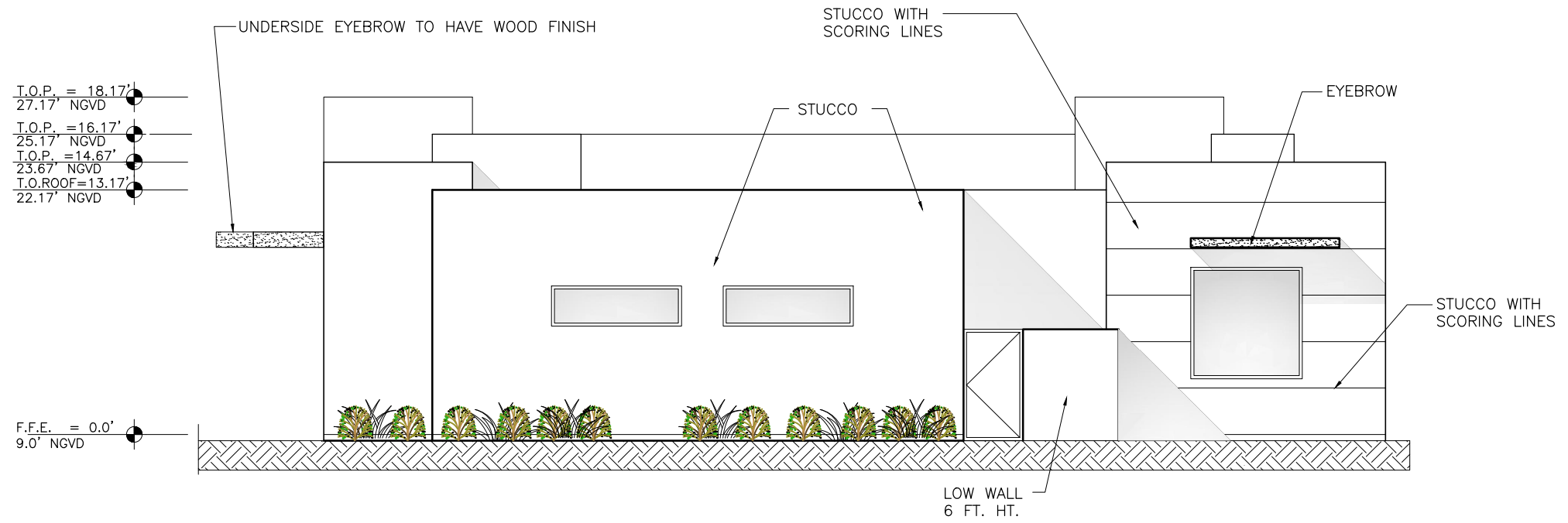


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**DRB.7**



PROPOSED EAST ELEVATION  
SCALE = 1/8" = 1'



PROPOSED WEST ELEVATION  
SCALE = 1/8" = 1'

# PROPOSED ELEVATION

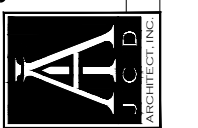
FINAL SUBMITTAL: 07.10.23

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NEW JW CONGREGATION BUILDING  
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300 WEST 40th STREET  
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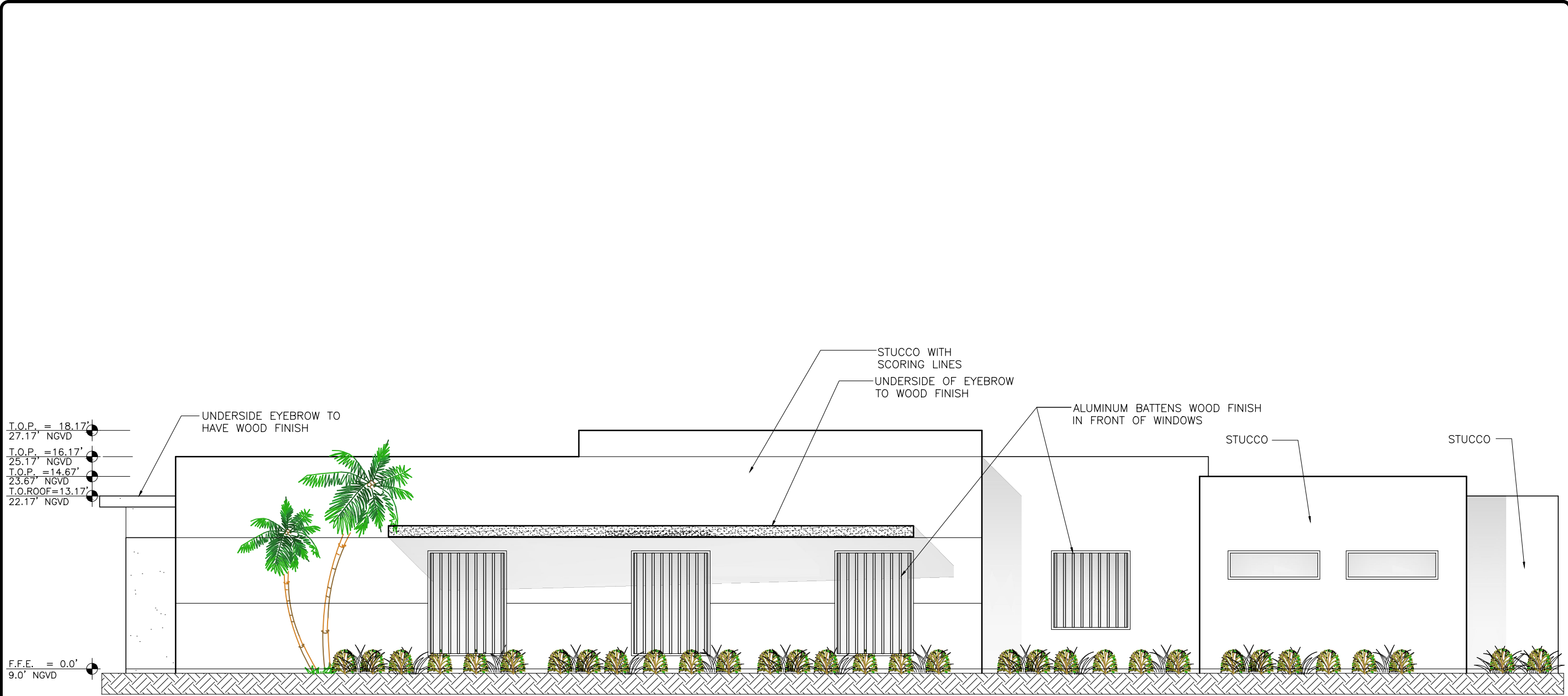
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PROPOSED NORTH ELEVATION  
SCALE = 1/8" = 1'

# PROPOSED ELEVATION

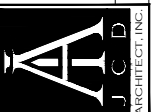
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300 WEST 40th STREET  
MIAMI BEACH, FL 33140

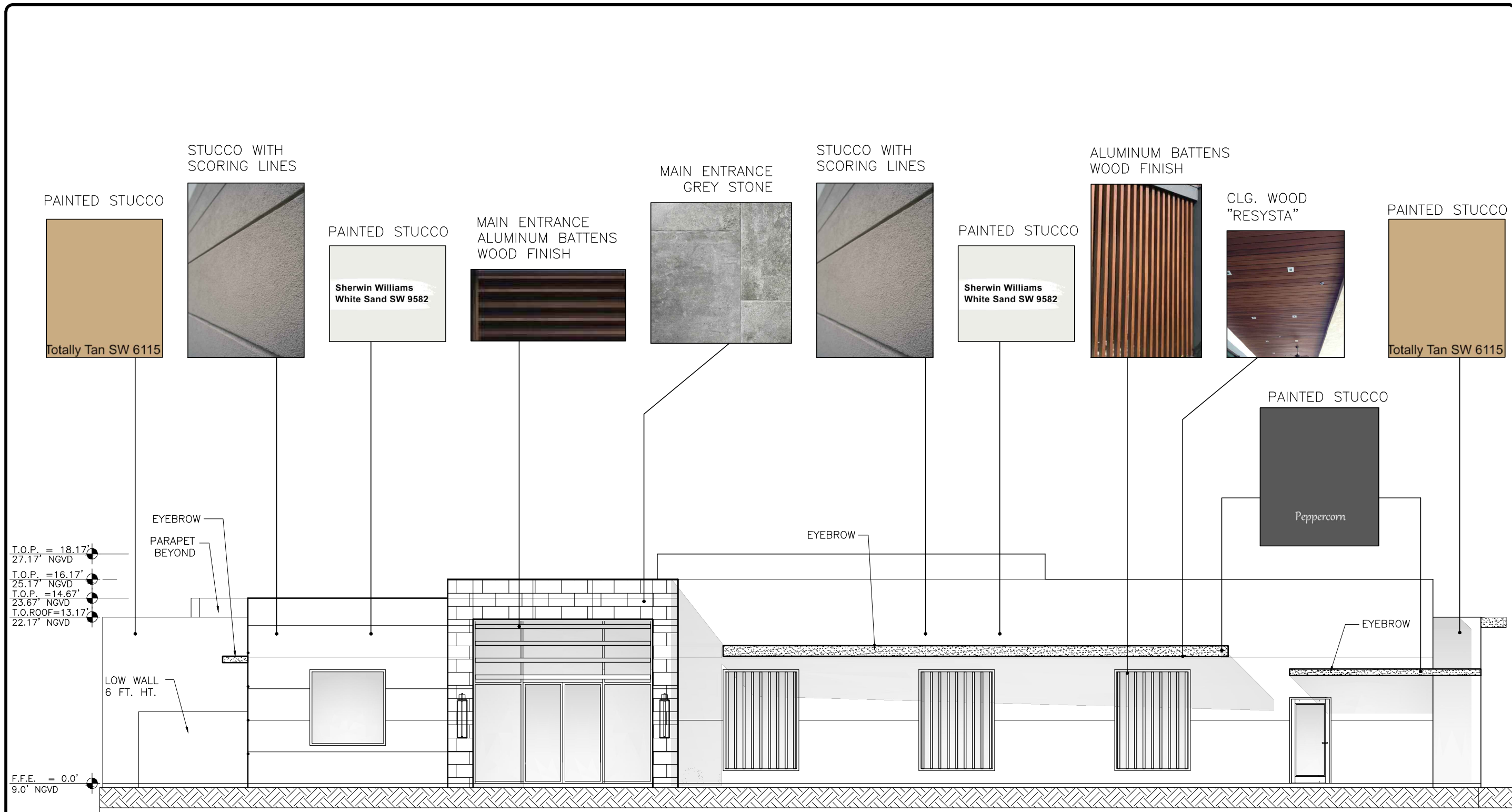
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MATERIAL COLOR/BOARD SOUTH ELEVATION  
SCALE = 1/8" = 1'

# MATERIALS/COLORS BOARD

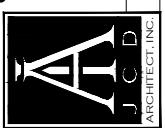
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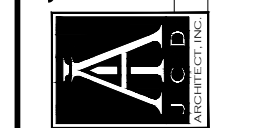
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**DRB.7.3**

NEW JW CONGREGATION BUILDING  
 JW CONGREGATION  
 300 WEST 40th STREET  
 MIAMI BEACH, FL 33140

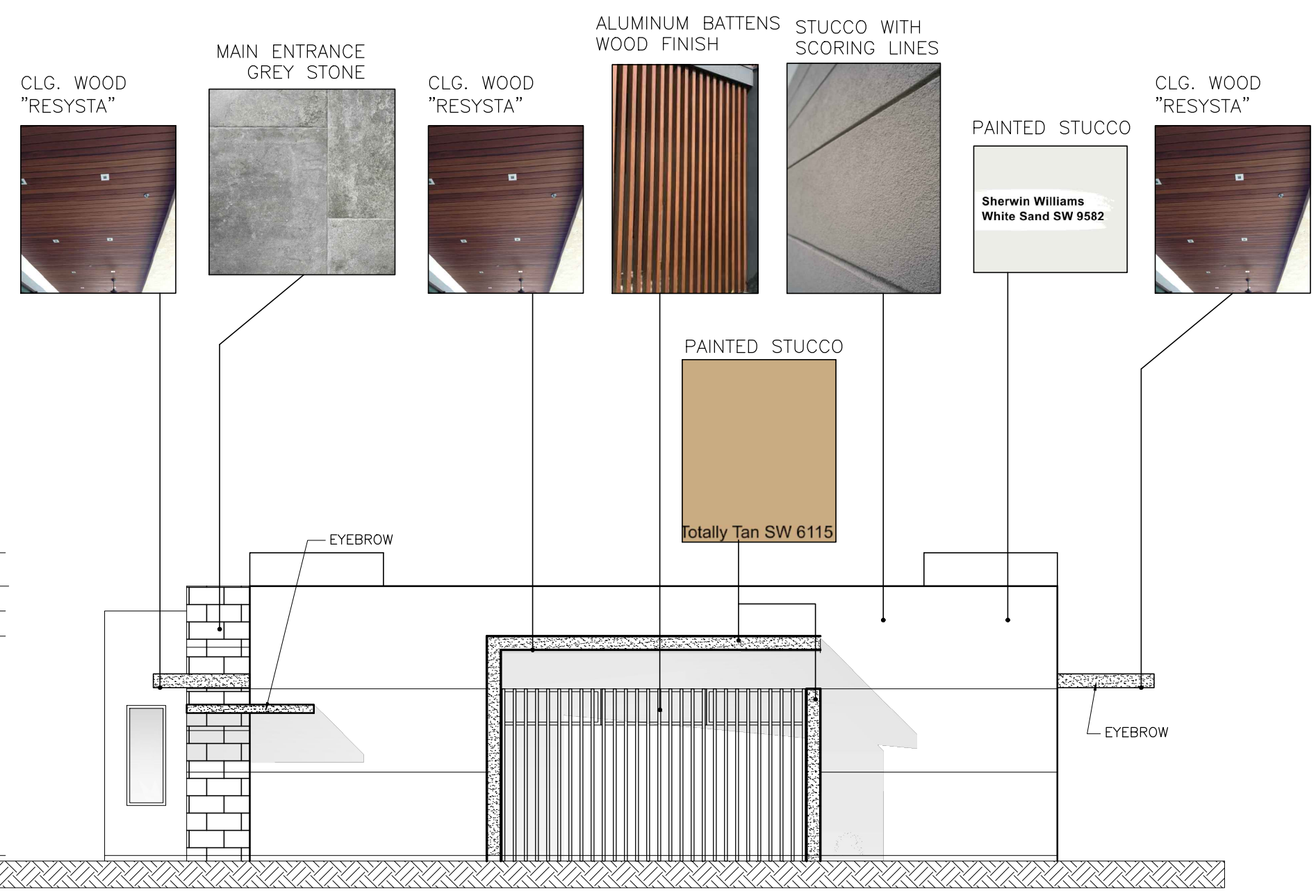
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**DRB.7.4**



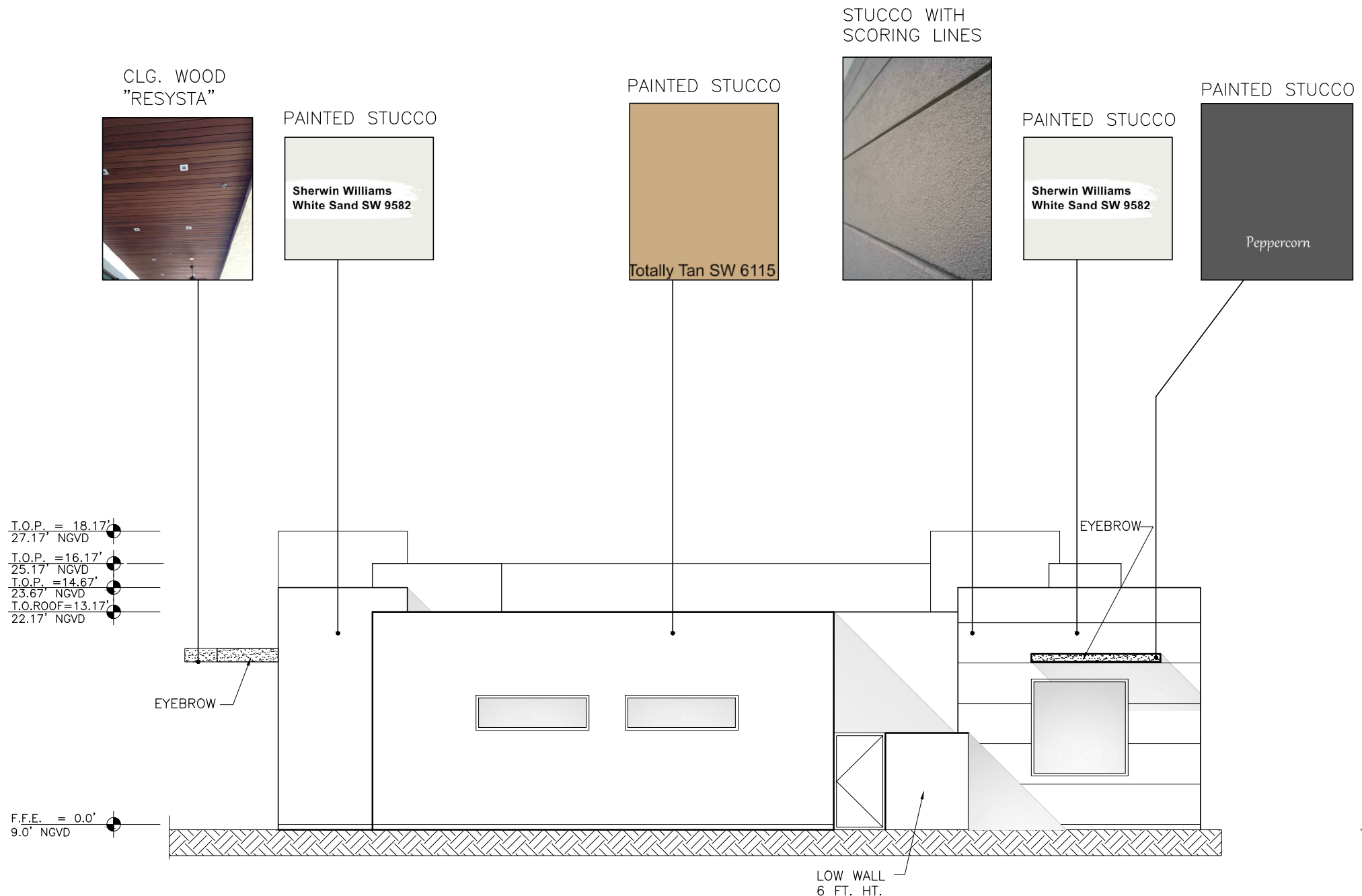
T.O.P. = 18.17'  
 27.17' NGVD  
 T.O.P. = 16.17'  
 25.17' NGVD  
 T.O.P. = 14.67'  
 23.67' NGVD  
 T.O.ROOF=13.17'  
 22.17' NGVD

F.F.E. = 0.0'  
 9.0' NGVD

MATERIAL COLOR/BOARD EAST ELEVATION  
 SCALE= 1/8"= 1'

# MATERIALS/COLORS BOARD

FINAL SUBMITTAL: 07.10.23



MATERIAL COLOR/BOARD WEST ELEVATION  
SCALE = 1/8" = 1'

# MATERIALS/COLORS BOARD

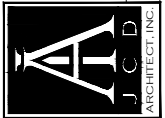
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NEW JW CONGREGATION BUILDING  
JW CONGREGATION  
300 WEST 40th STREET  
MIAMI BEACH, FL 33140

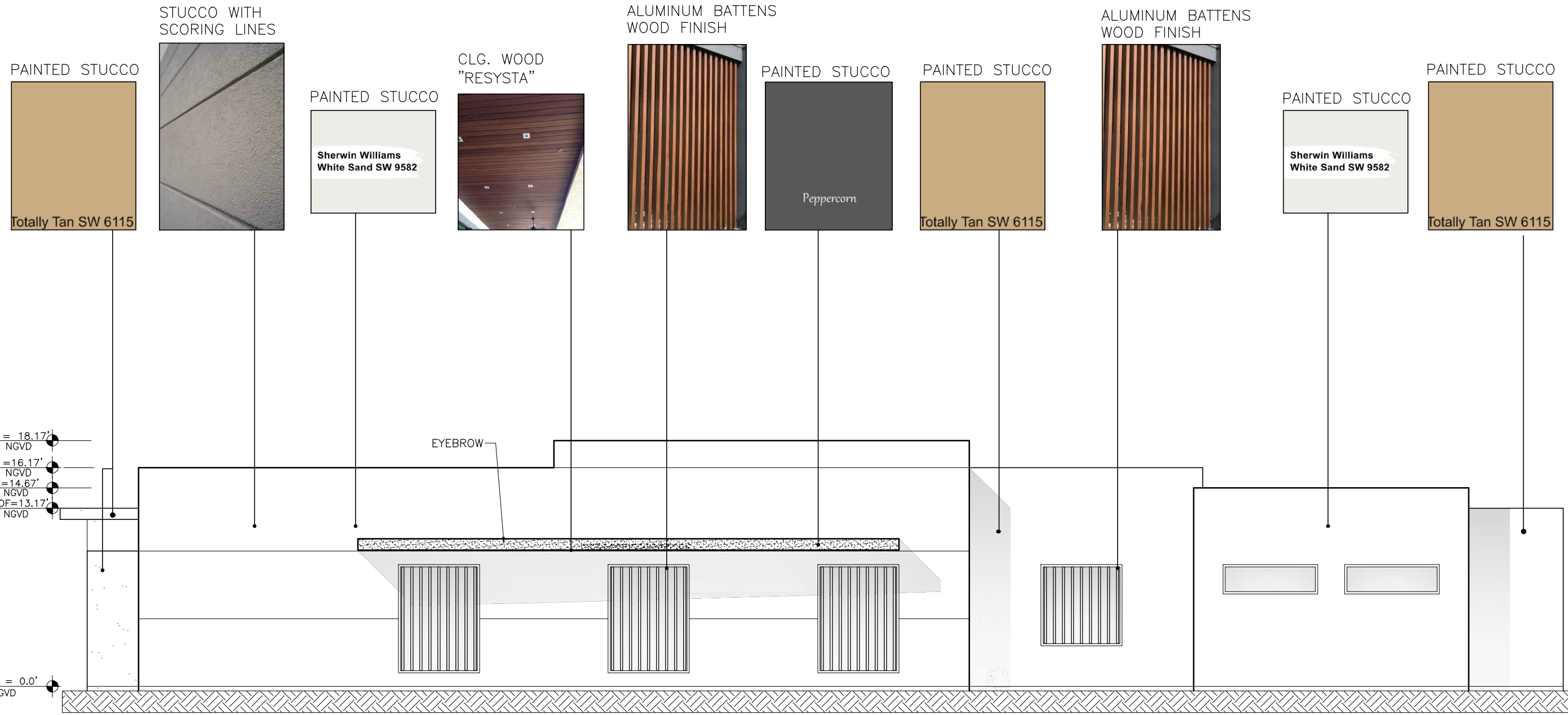
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MATERIAL COLOR/BOARD NORTH ELEVATION  
SCALE = 1/8" = 1'

# MATERIALS/COLORS BOARD

FINAL SUBMITTAL: 07.10.23

NEW JW CONGREGATION BUILDING

JW CONGREGATION

300 WEST 40th STREET

MIAMI BEACH, FL 33140

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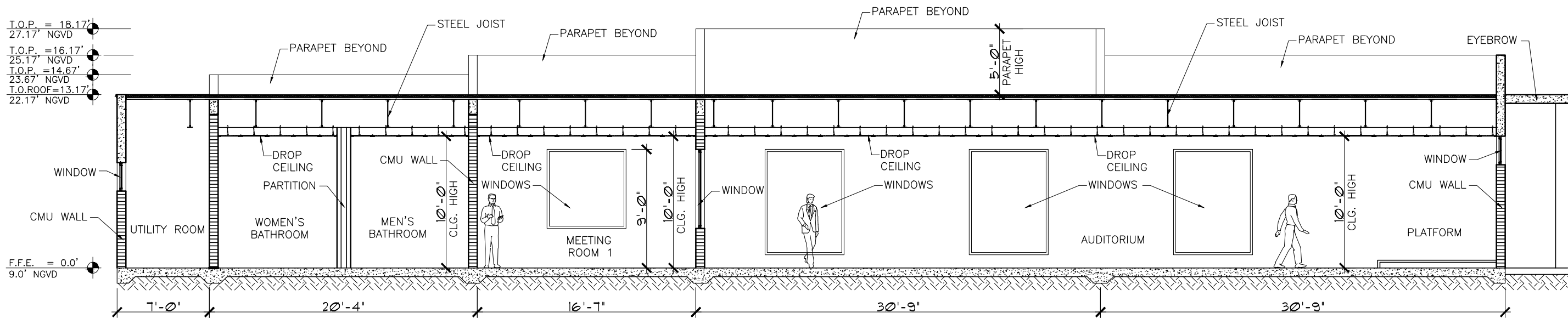
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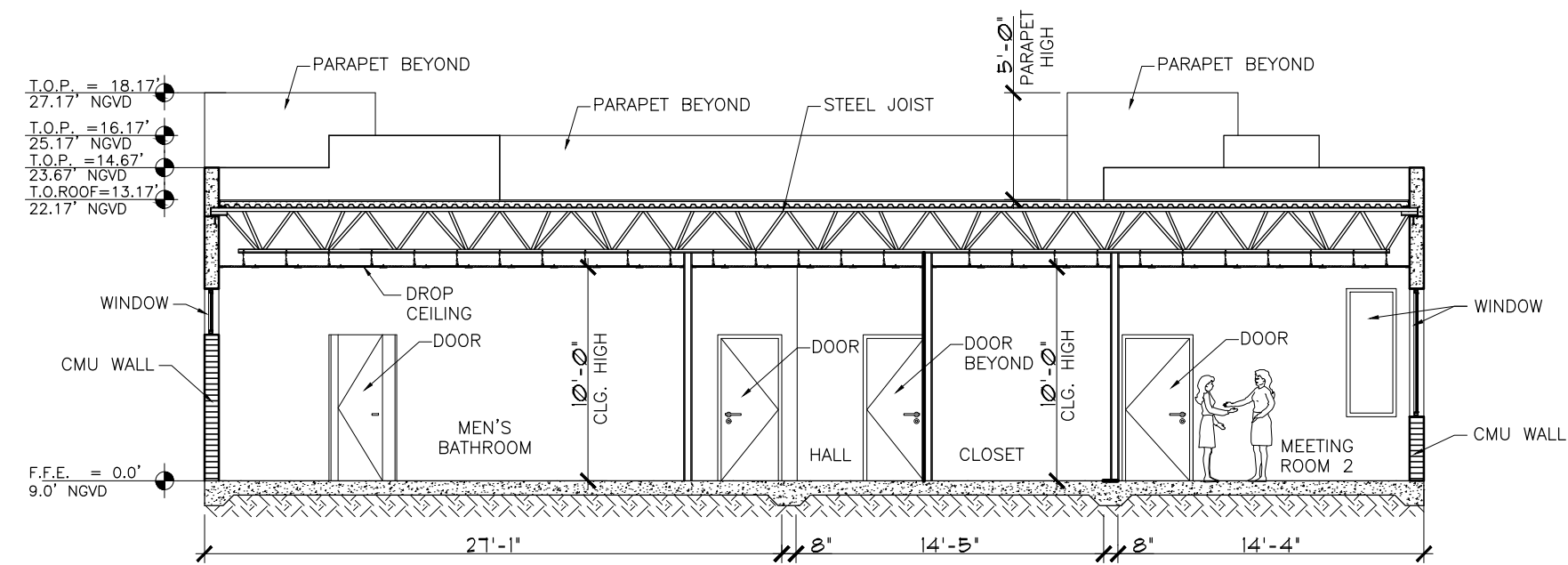
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SECTION "A"  
SCALE = 1/8" = 1'



SECTION "B"  
SCALE = 1/8" = 1'

# PROPOSED SECTION

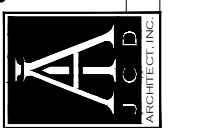
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VIEW # 1 (ENTRY)



VIEW # 2 (SHERIDAN AVENUE)



VIEW # 3 (ENTRANCE PLAZA)



VIEW # 4 (40th STREET & SHERIDAN AVENUE)

# RENDERING

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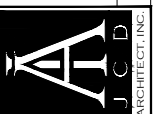
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VIEW # 5 (40th STREET & PINE TREE DR.)



VIEW # 6 (40th STREET & PINE TREE DR.)



VIEW # 7 (PINE TREE DR.)

# RENDERING

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NEW JW CONGREGATION BUILDING

JW CONGREGATION

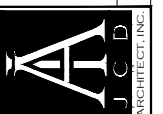
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NORTHEAST (FRONT VIEW)



NORTH (FRONT VIEW)



NORTHWEST (FRONT VIEW)



EAST (SIDE VIEW)

EXISTING BUILDING (EXTERIOR PHOTOS)

FINAL SUBMITTAL: 07.10.23

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NEW JW CONGREGATION BUILDING

JW CONGREGATION

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EAST (SIDE VIEW)



WEST (SIDE VIEW)



WEST (SIDE VIEW)



WEST (SIDE VIEW)

EXISTING BUILDING (EXTERIOR PHOTOS)

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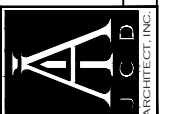
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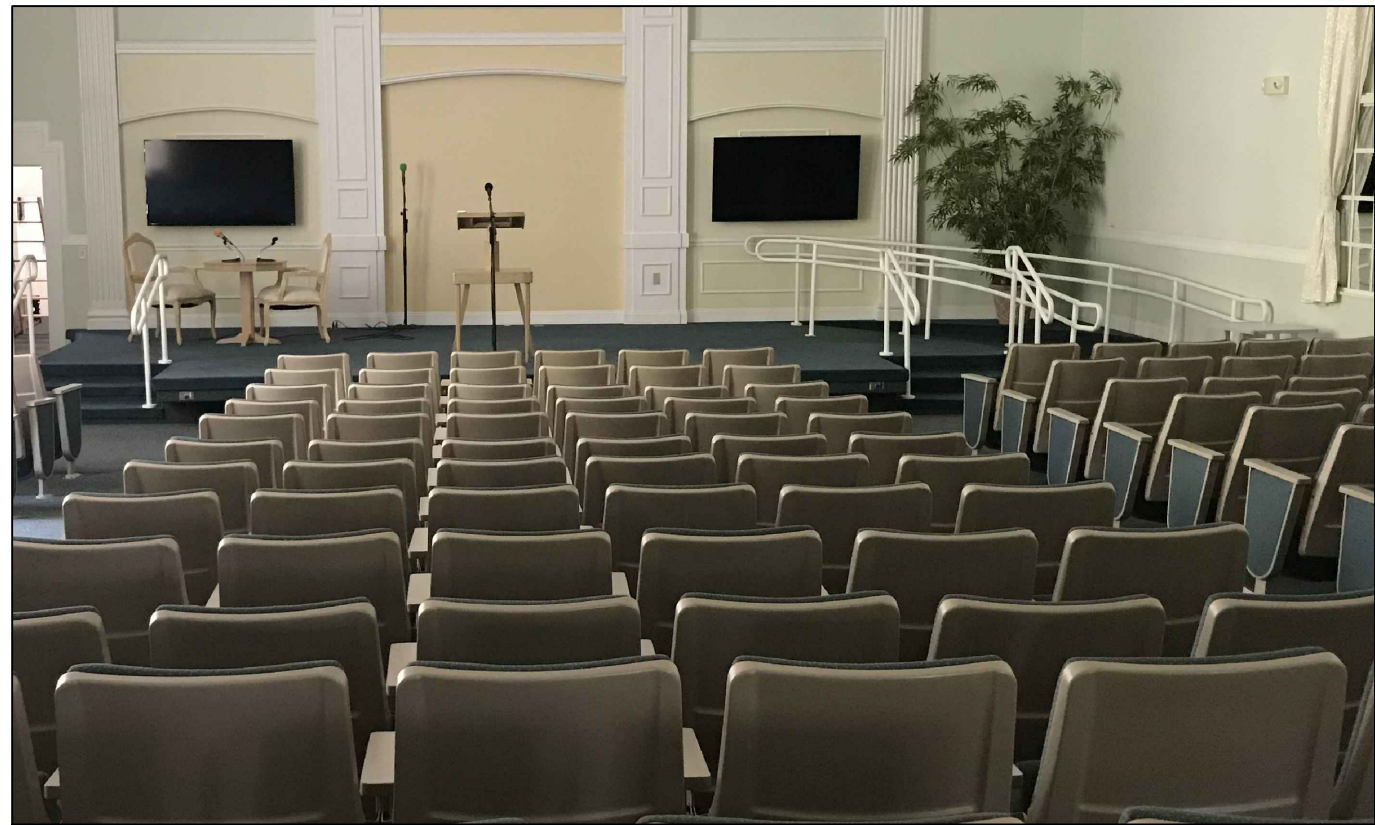
MAIN LOBBY (FIRST FLOOR)



EAST HALL ENTRY (FIRST FLOOR)



EAST HALL (FIRST FLOOR)



EAST HALL (FIRST FLOOR)

EXISTING BUILDING (INTERIOR PHOTOS)

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NEW JW CONGREGATION BUILDING

JW CONGREGATION

300 WEST 40th STREET

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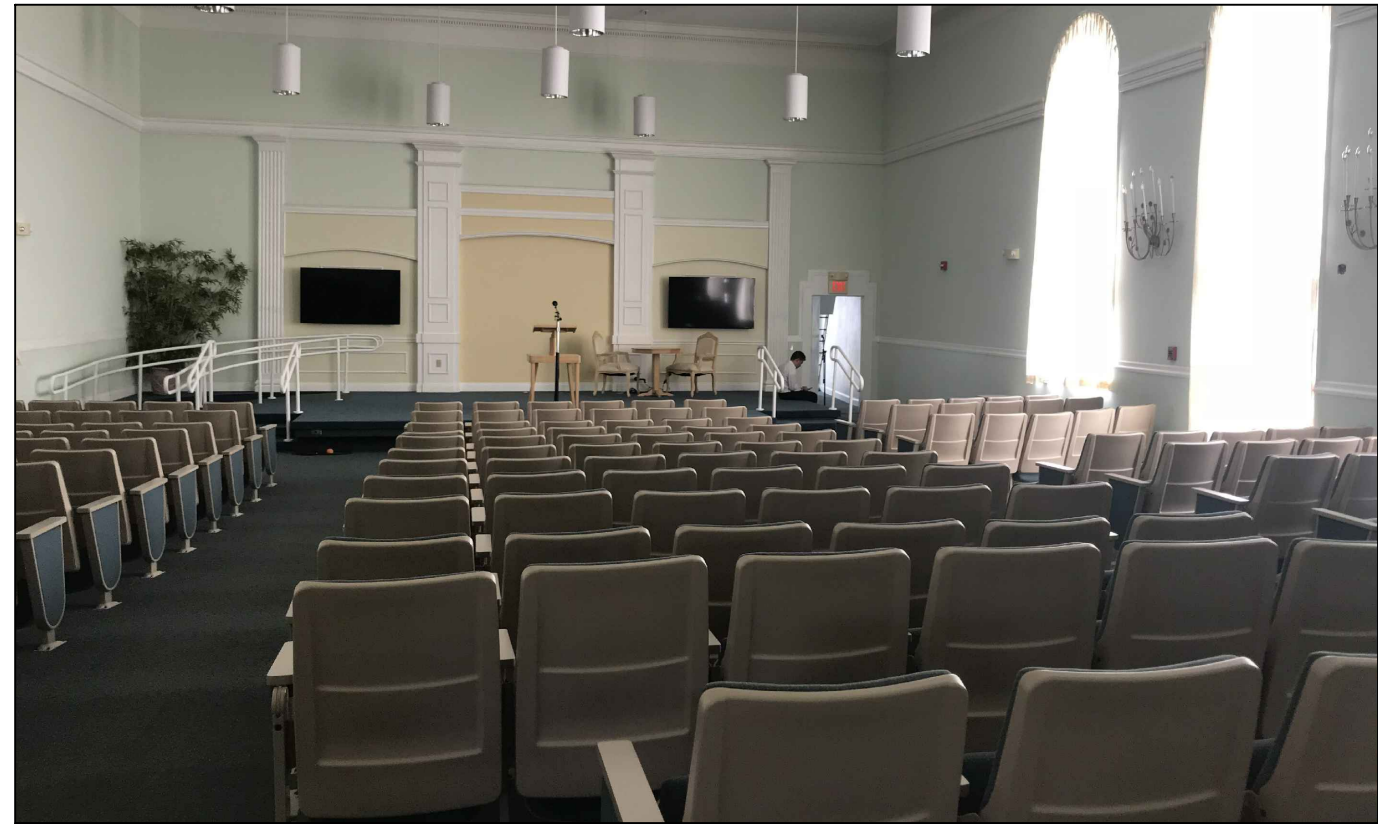
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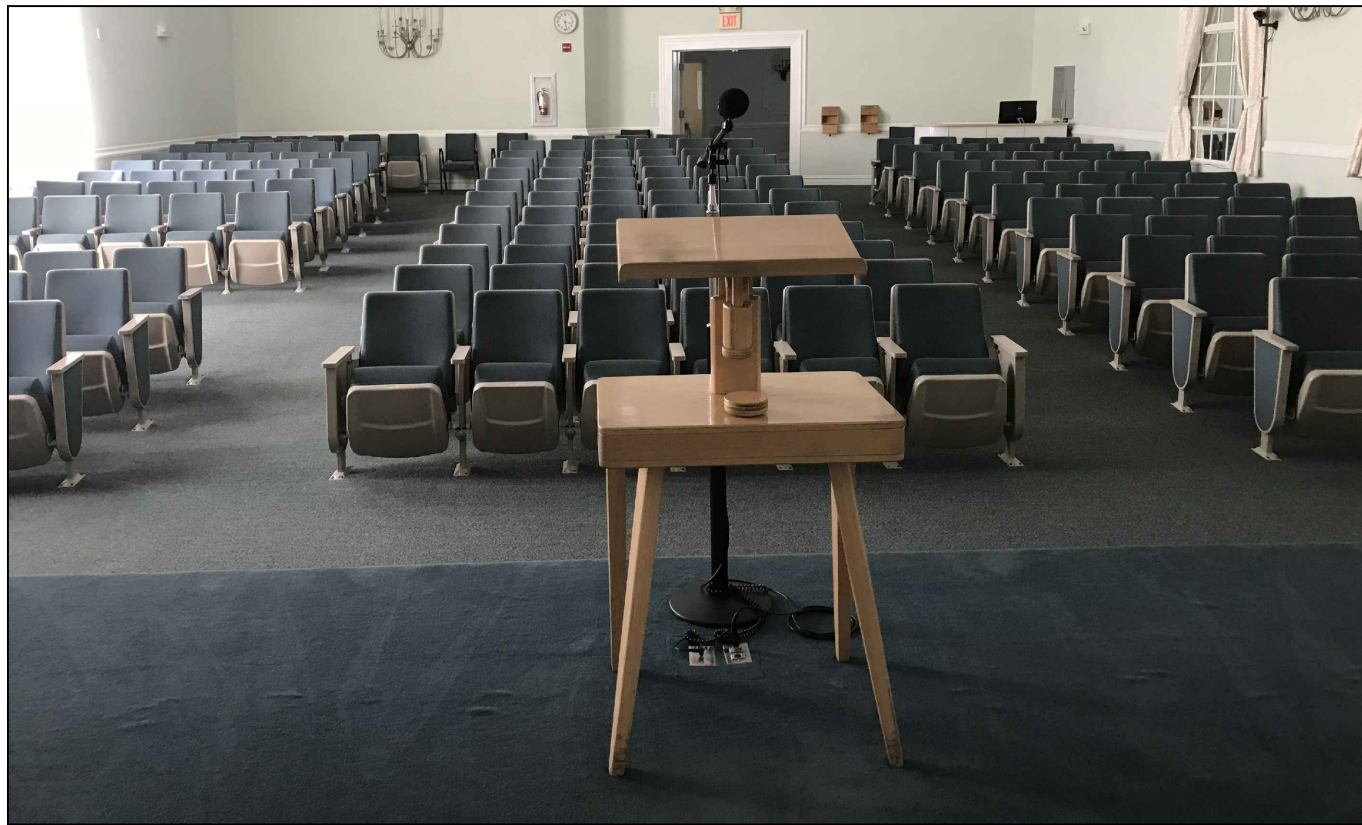
DRB.10.2



WEST HALL ENTRY (FIRST FLOOR)



WEST HALL (FIRST FLOOR)



WEST HALL (FIRST FLOOR)



SOUTH LOBBY (FIRST FLOOR)

EXISTING BUILDING (INTERIOR PHOTOS)

FINAL SUBMITTAL: 07.10.23

Revisions

NEW JW CONGREGATION BUILDING

JW CONGREGATION

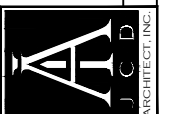
300 WEST 40th STREET  
MIAMI BEACH, FL 33140

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Date : 06.20.23

Scale : SHOWN

Seal

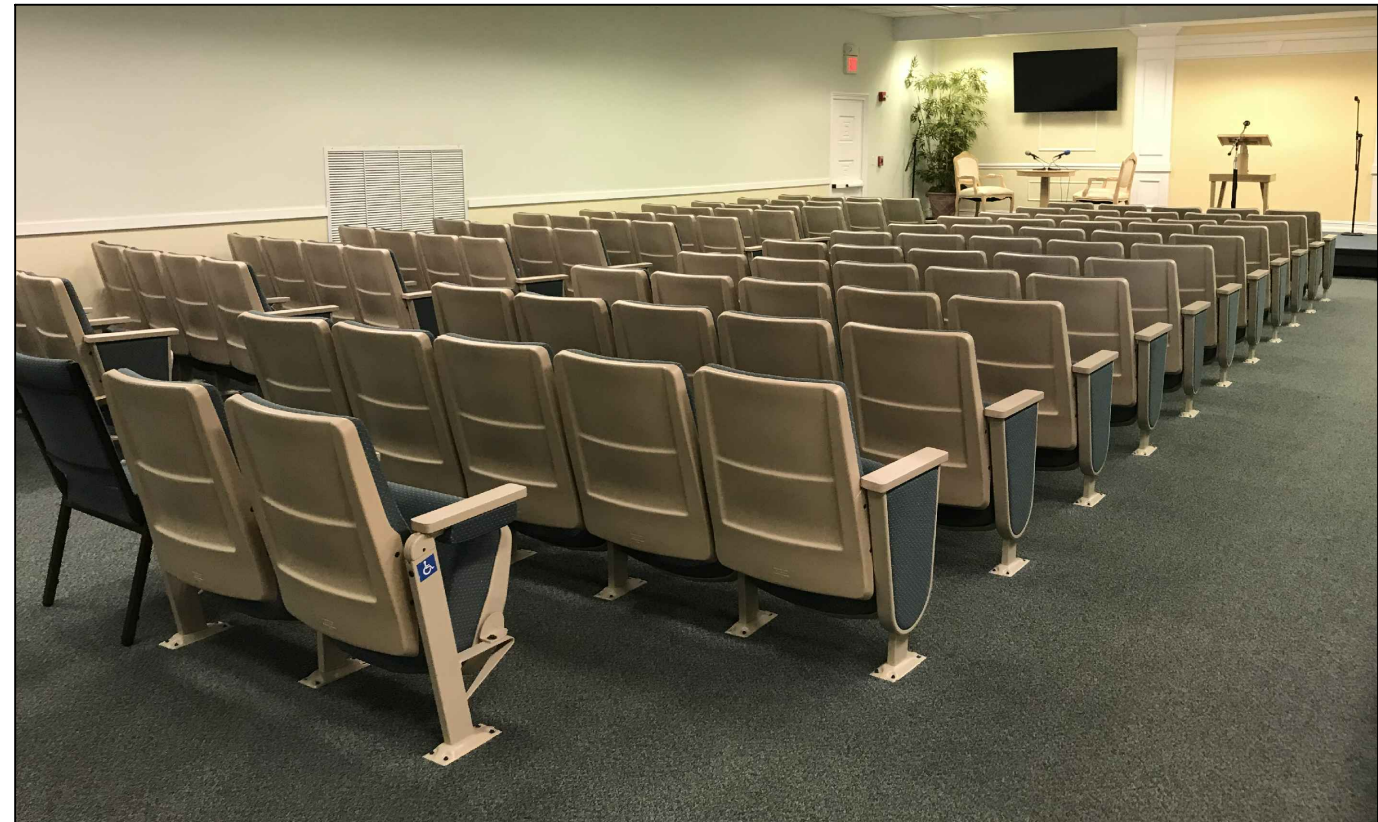
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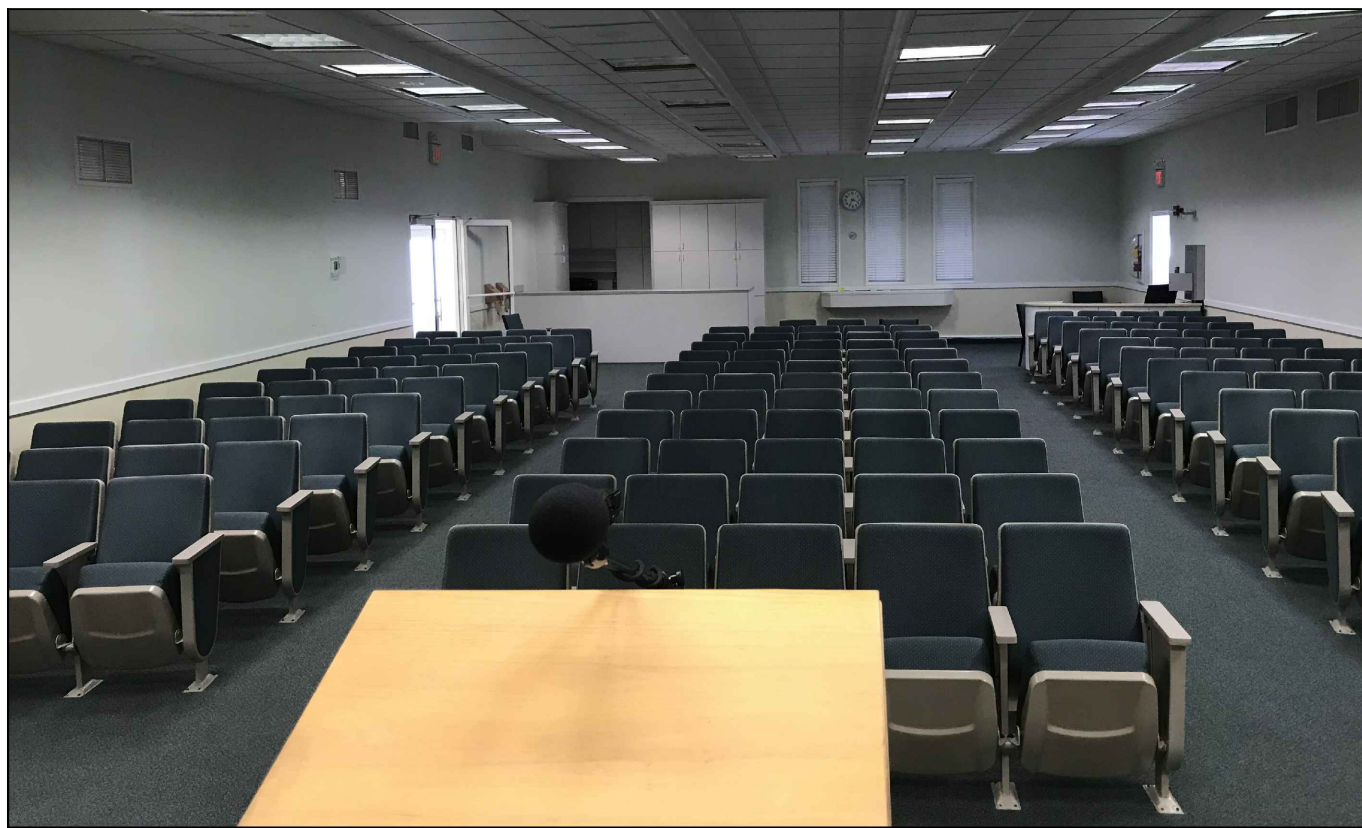
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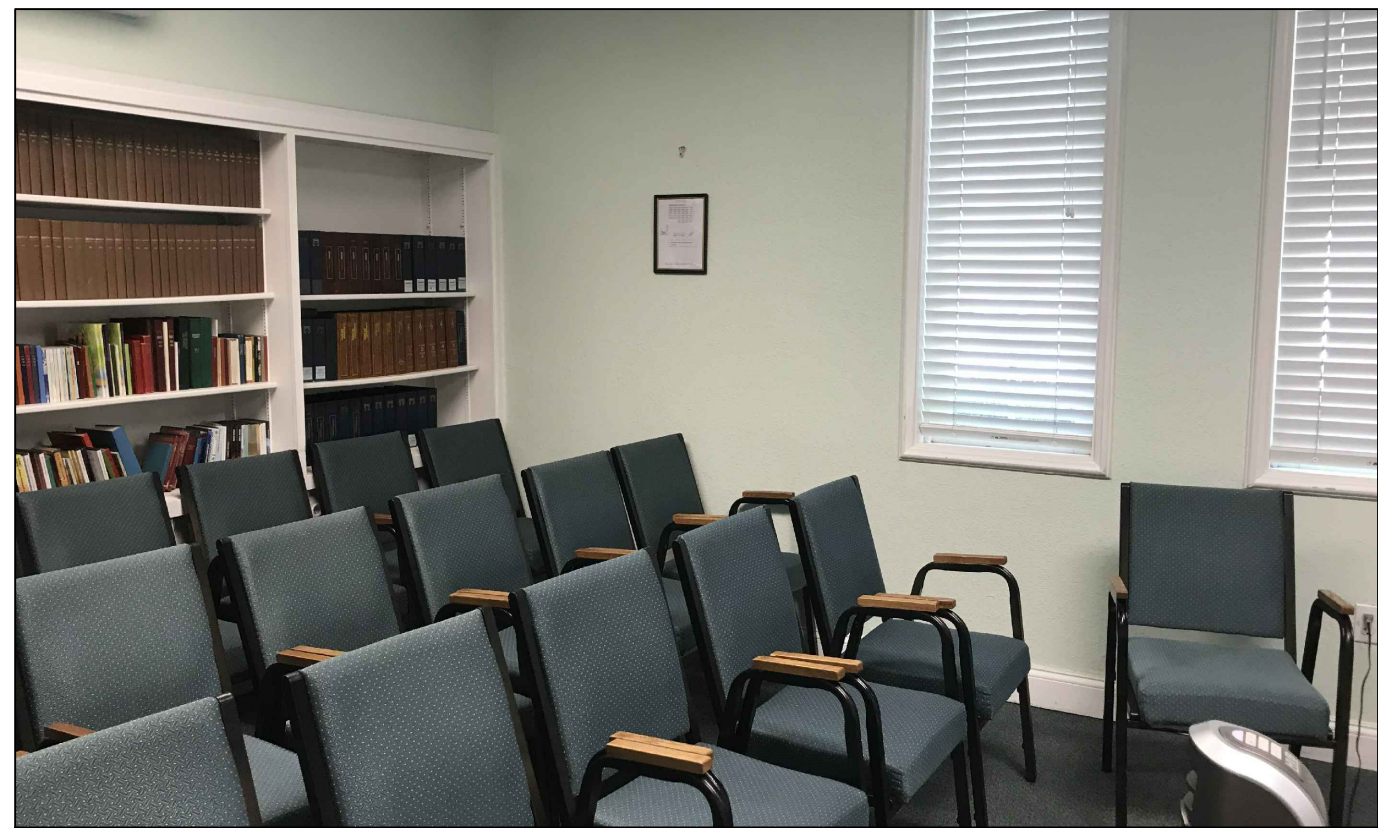
SOUTH HALL ENTRY (FIRST FLOOR)



SOUTH HALL (FIRST FLOOR)



SOUTH HALL (FIRST FLOOR)



CLASSROOM # 1 (FIRST FLOOR)

EXISTING BUILDING (INTERIOR PHOTOS)

FINAL SUBMITTAL: 07.10.23

Revisions

NEW JW CONGREGATION BUILDING

JW CONGREGATION

300 WEST 40th STREET

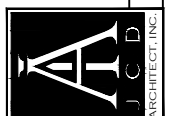
MIAMI BEACH, FL 33140

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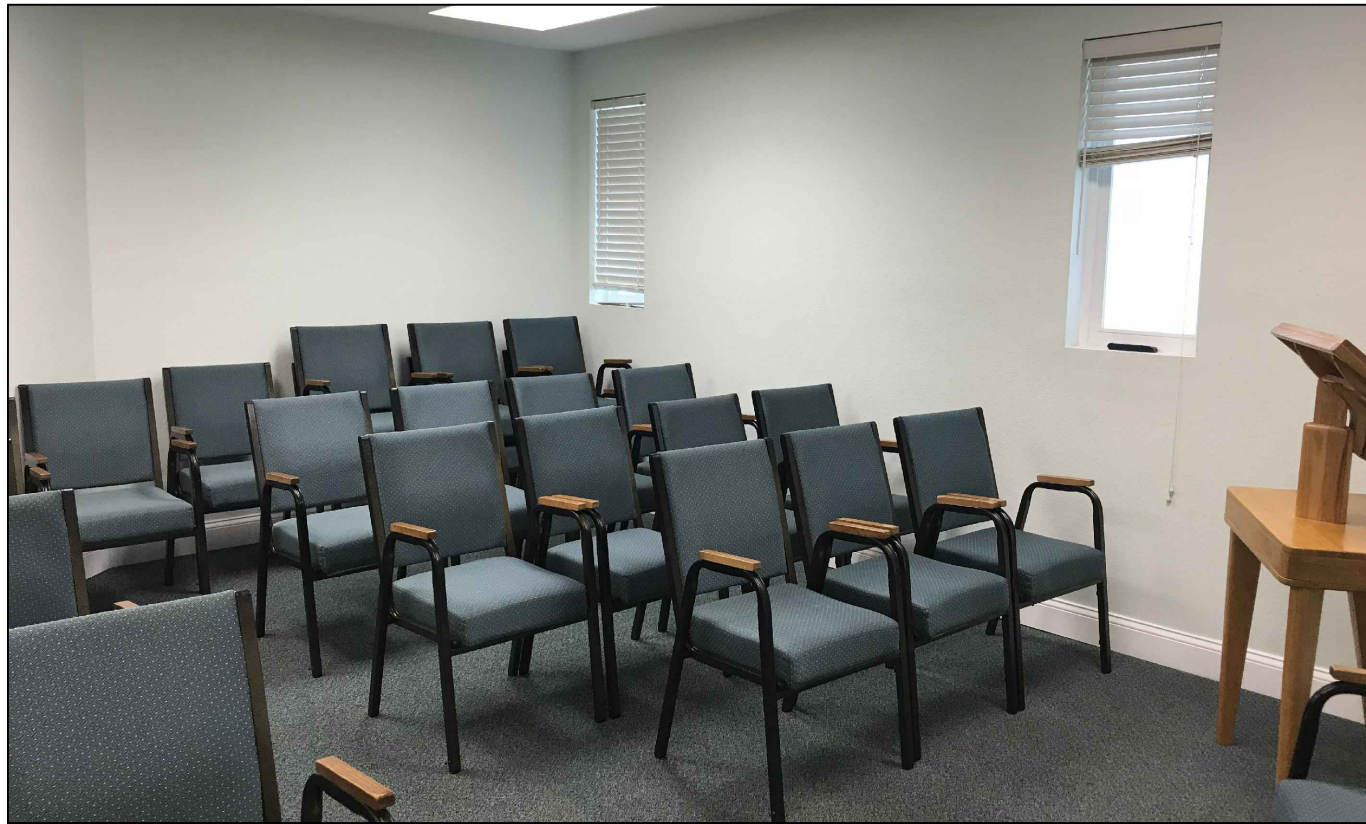
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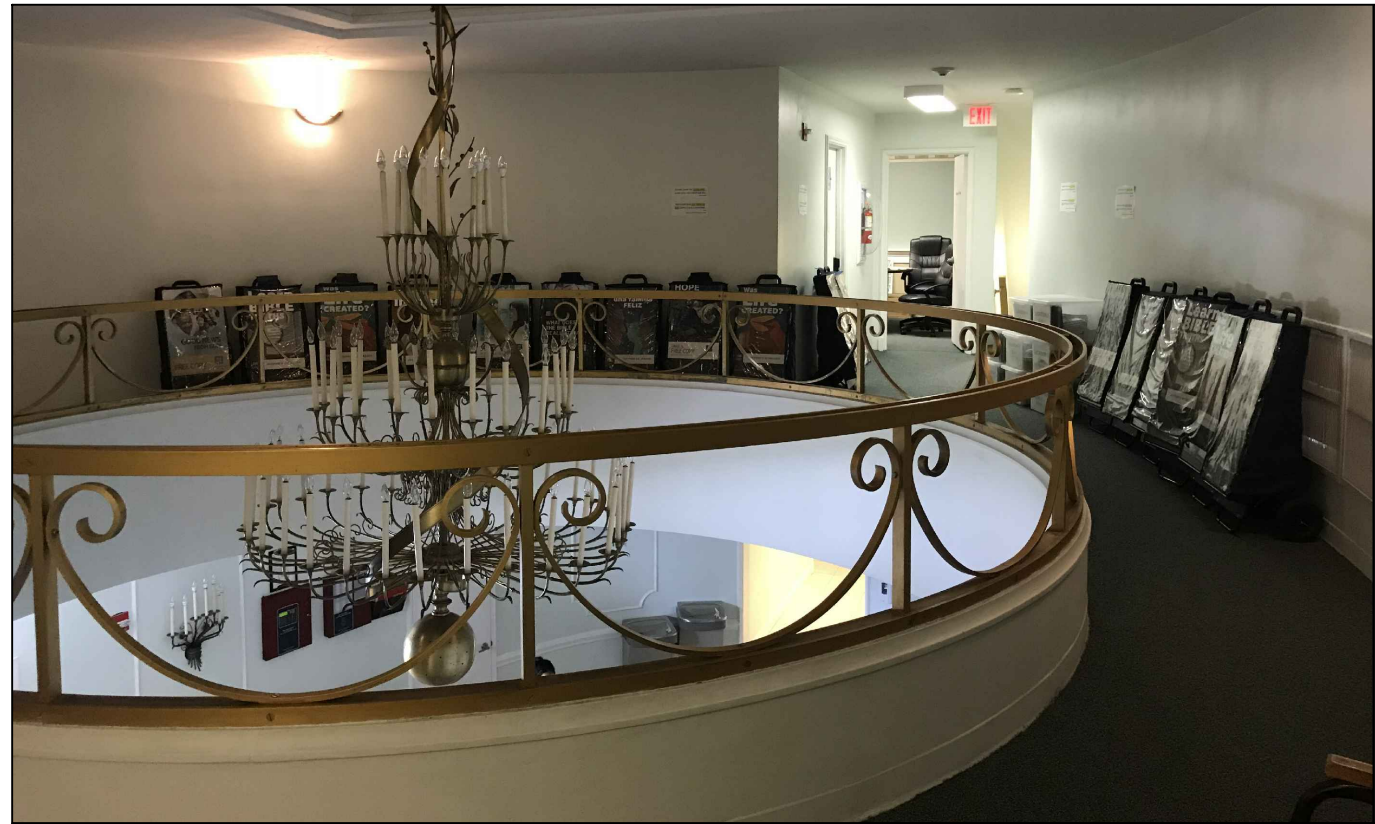
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DRB.10.4



CLASSROOM # 2 (FIRST FLOOR)



FOYER (SECOND FLOOR)



MEETING ROOM (SECOND FLOOR)



OFFICE (SECOND FLOOR)

EXISTING BUILDING (INTERIOR PHOTOS)

FINAL SUBMITTAL: 07.10.23

Revisions

NEW JW CONGREGATION BUILDING

JW CONGREGATION

300 WEST 40th STREET

MIAMI BEACH, FL 33140

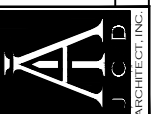
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Date : 06.20.23

Scale : SHOWN

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Sheet No.

DRB.10.5



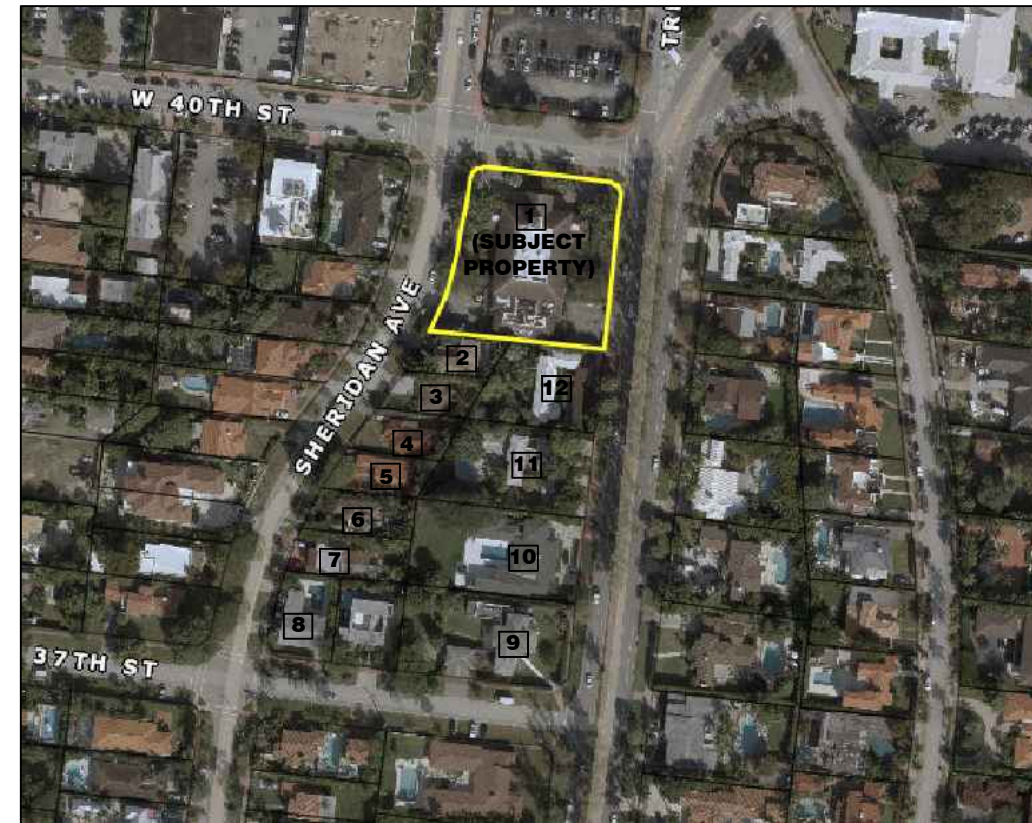
#1 = 300 WEST 40TH ST, MIAMI BEACH, FL 33140 - SUBJECT PROP.



#2 = 3765 SHERIDAN AVE, MIAMI BEACH, FL 33140



#3 = 3757 SHERIDAN AVE, MIAMI BEACH, FL 33140



NEIGHBORHOOD AREA MAP

# NEIGHBORHOOD CONTEXT STUDY

FINAL SUBMITTAL: 07.10.23

Revisions

NEW JW CONGREGATION BUILDING

JW CONGREGATION

300 WEST 40th STREET

MIAMI BEACH, FL 33140

**J.C.D. ARCHITECT, Inc.**

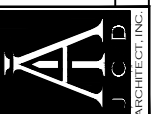
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Job No.

Date : 06.20.23

Scale : SHOWN

Seal

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Sheet No.

DRB.11



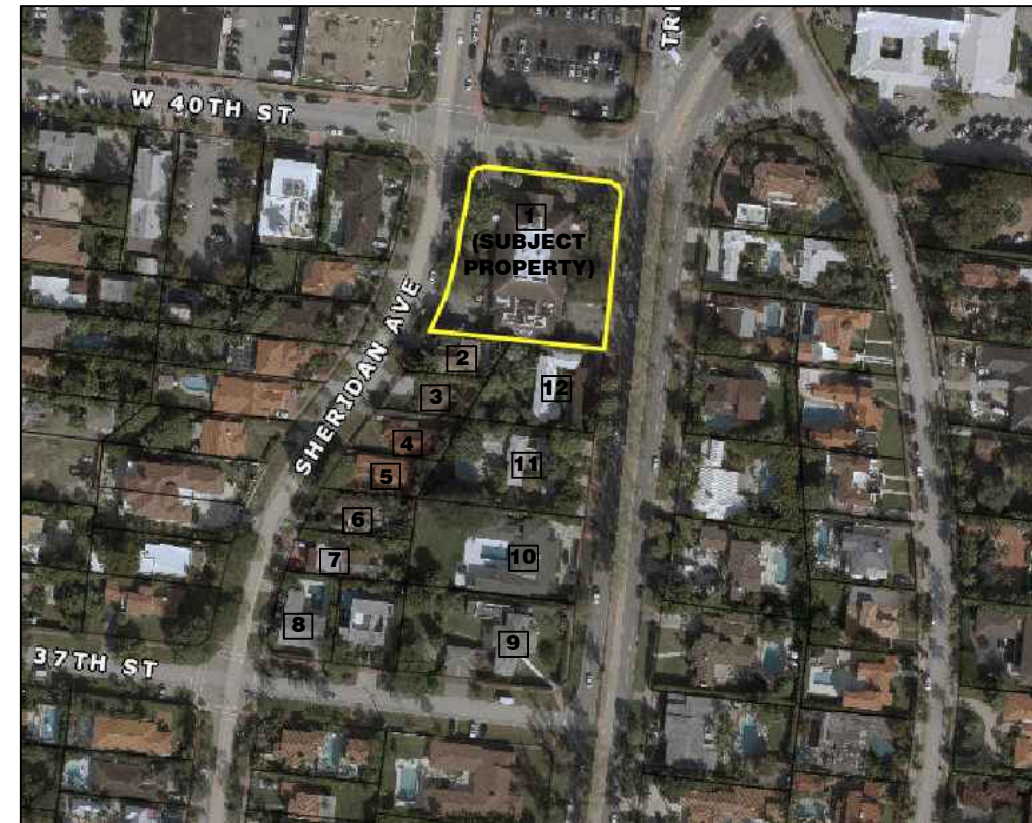
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#5 = 3739 SHERIDAN AVE, MIAMI BEACH, FL 33140



#6 = 3725 SHERIDAN AVE, MIAMI BEACH, FL 33140



NEIGHBORHOOD AREA MAP

Revisions

NEW JW CONGREGATION BUILDING

JW CONGREGATION

300 WEST 40th STREET  
MIAMI BEACH, FL 33140

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Date : 06.20.23

Scale : SHOWN

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Sheet No.

DRB.11.1

NEIGHBORHOOD CONTEXT STUDY

FINAL SUBMITTAL: 07.10.23



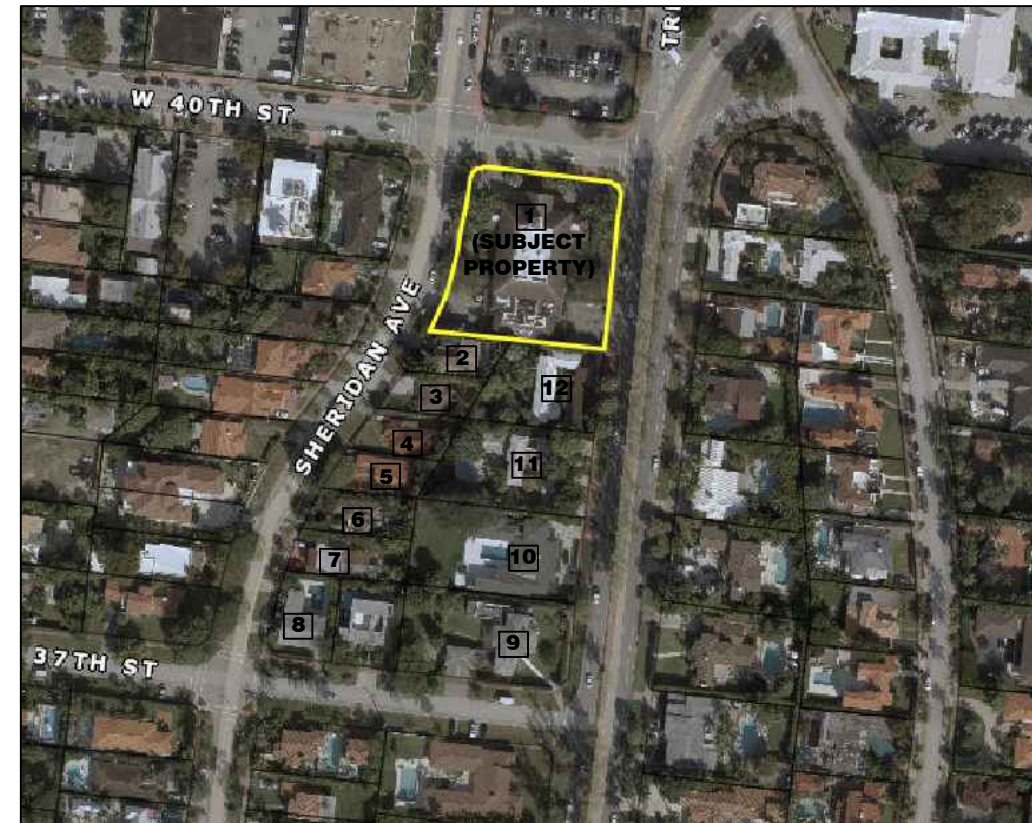
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#8 = 3711 SHERIDAN AVE, MIAMI BEACH, FL 33140



#9 = 3700 PINE TREE DR, MIAMI BEACH, FL 33140



NEIGHBORHOOD AREA MAP

# NEIGHBORHOOD CONTEXT STUDY

FINAL SUBMITTAL: 07.10.23

Revisions

NEW JW CONGREGATION BUILDING

JW CONGREGATION

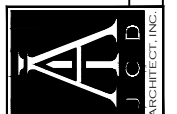
300 WEST 40th STREET

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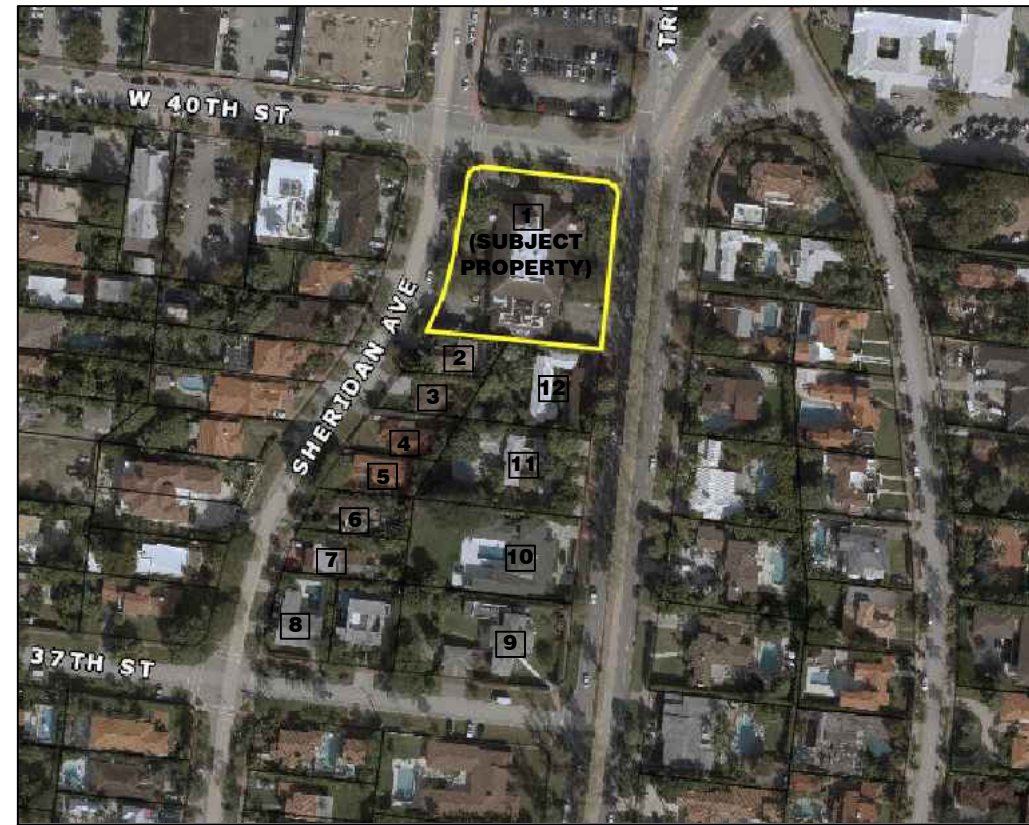
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#11 = 3738 PINE TREE DR, MIAMI BEACH, FL 33140



#12 = 3756 PINE TREE DR, MIAMI BEACH, FL 33140



NEIGHBORHOOD AREA MAP

# NEIGHBORHOOD CONTEXT STUDY

FINAL SUBMITTAL: 07.10.23

Revisions

NEW JW CONGREGATION BUILDING

JW CONGREGATION

300 WEST 40th STREET  
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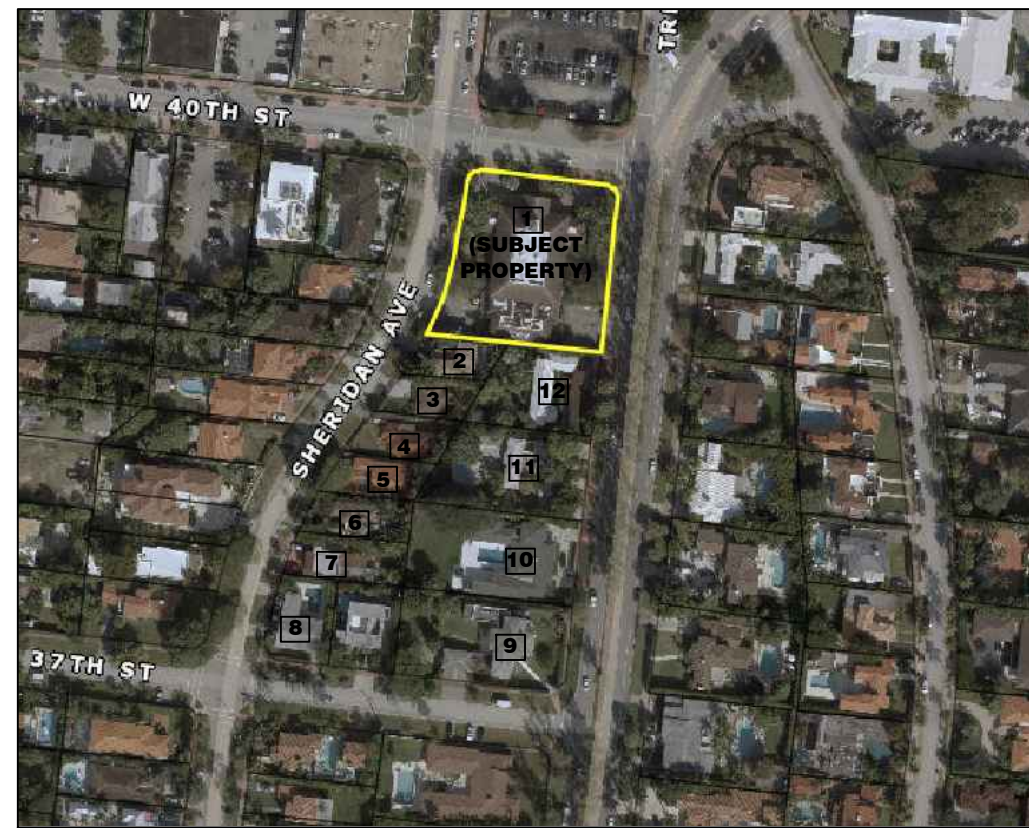
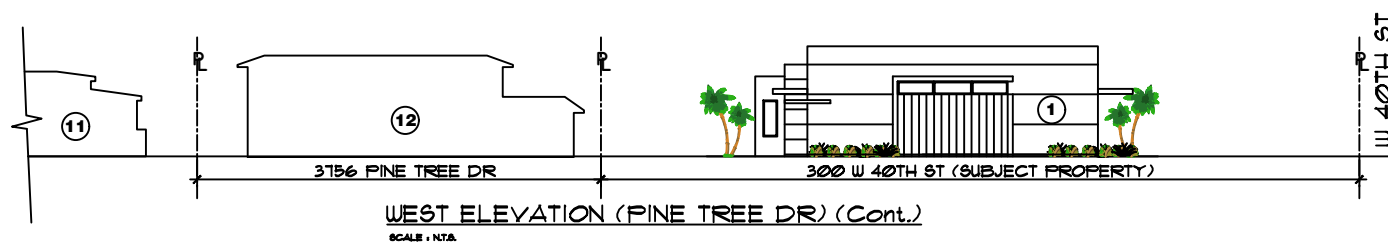
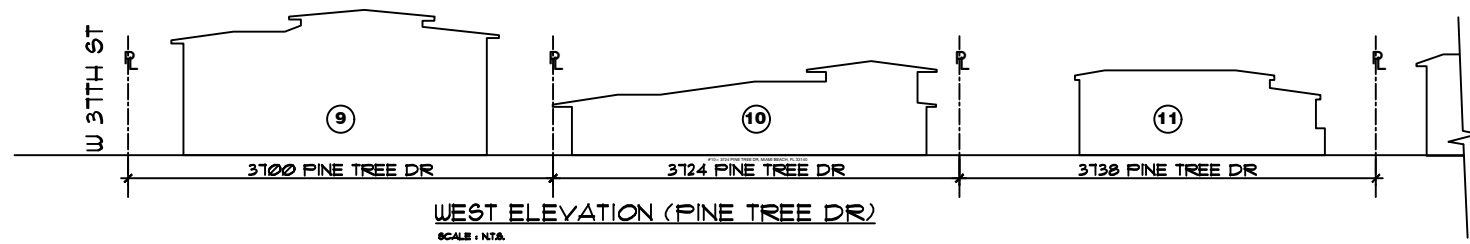
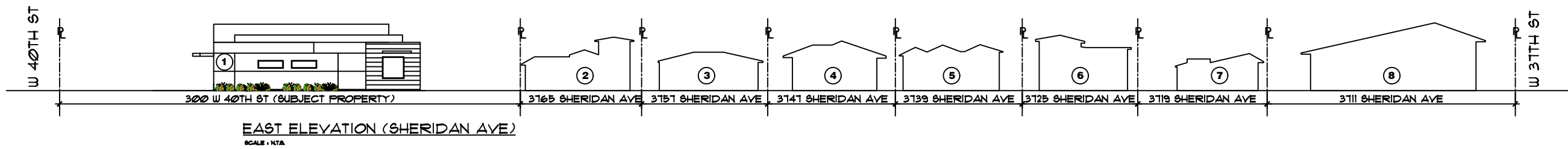
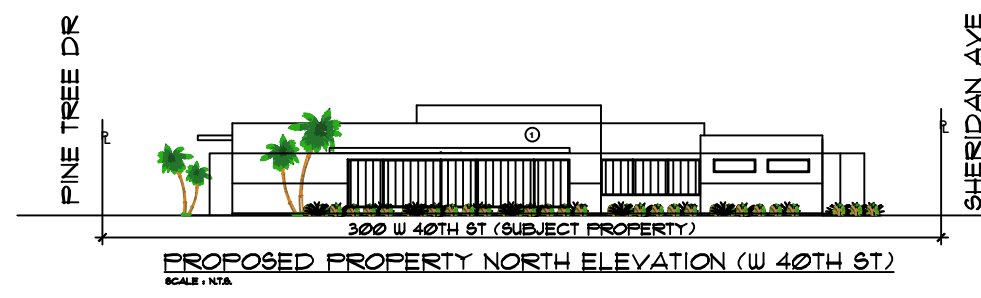
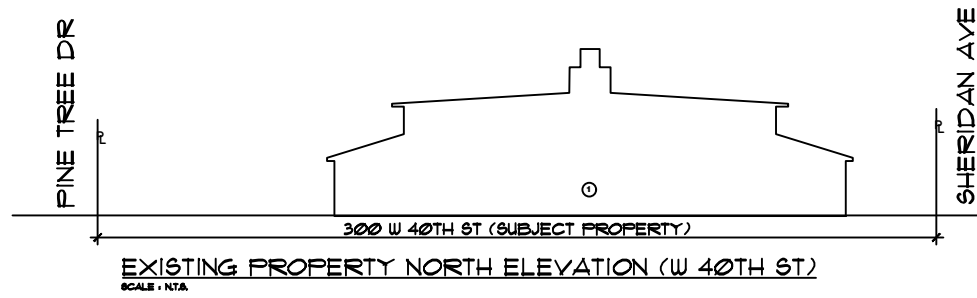
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**DRB.11.3**



NEIGHBORHOOD AREA MAP

CONTEXTUAL ELEVATION LINE DRAWINGS

FINAL SUBMITTAL: 07.10.23

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NEW JW CONGREGATION BUILDING  
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