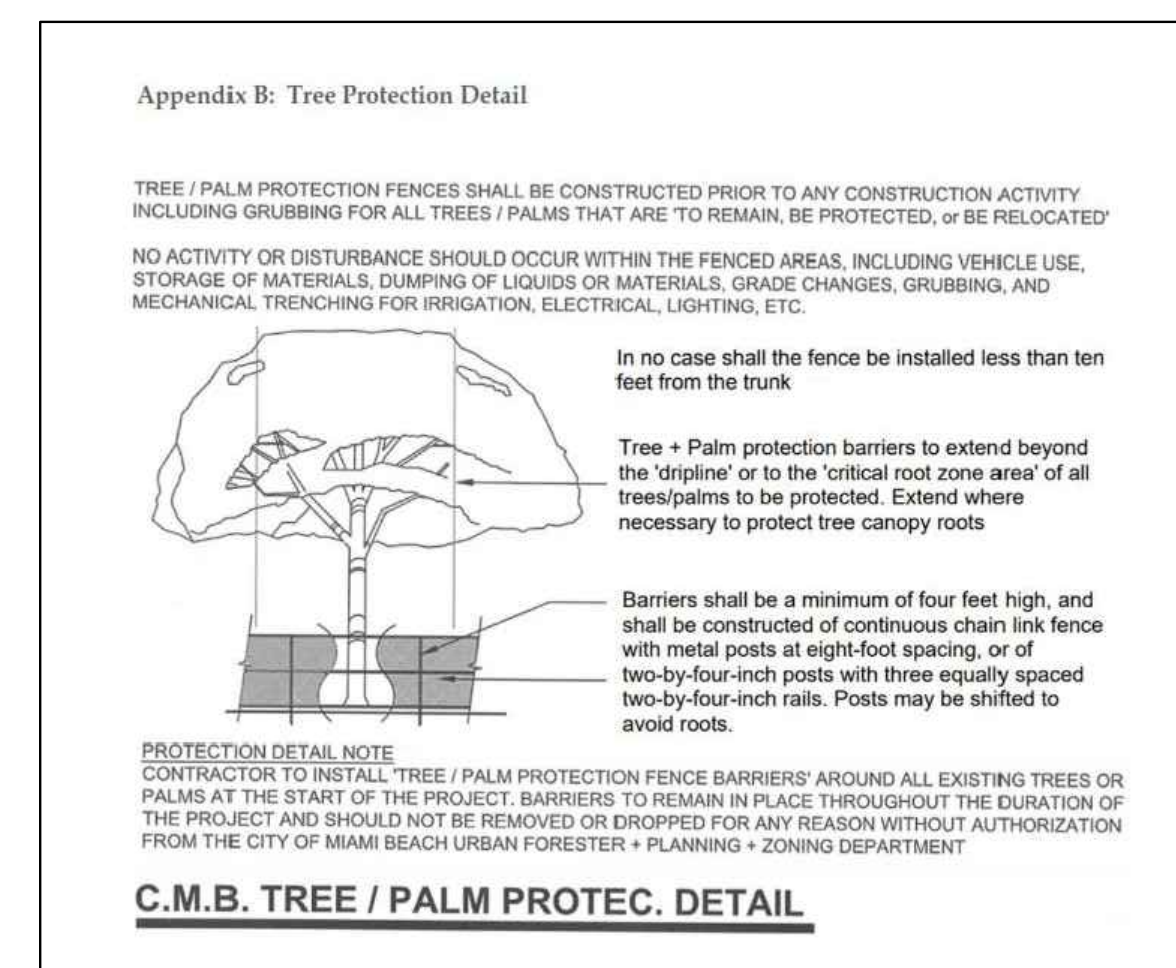


CITY OF MIAMI BEACH TREE DISPOSITION NOTES	
SHALL TAKE PRECEDENCE OVER ANY OTHER NOTES OR DISCREPANCIES	
1	"Tree protection fences shall be constructed prior to any construction activity including grubbing for all trees/palms to remain or be relocated. Fences should be of sturdy construction, preferably 4x4 posts with wire mesh. Orange plastic mesh fences are ineffective because they are easily removed, dropped, knocked down, ignored, etc. Fences must be maintained intact until the project is completed. They should not be removed or dropped for any reason without authorization from the city's urban forester. No activity or disturbance should occur within the fenced areas, including vehicle use, storage of materials, dumping of liquids or materials, grade changes, grubbing, and mechanical trenching for irrigation, electrical lighting, etc."
2	All proposed irrigation in City property shall follow CMB irrigation specifications.
3	"Do not place fill, rocks, grading sand nor any other construction material over the roots or in the root zone.
4	"Any proposed tree root or structural pruning shall be performed by an ISA Certified Arborist in accordance with ANSI A-300 (part 1) pruning standards. Tree pruning should be limited to the bare minimum required to achieve clearance for construction activities and the City Urban Forester shall be consulted prior to the start of any tree or root pruning onsite."
5	"Mulch shall be kept a minimum of 6" away from all trunks of trees and palms. Fill/topsoil shall not be placed on top of the root ball.
6	"The City Urban Forester and or Greenspace Management Staff shall be notified prior to installation of trees or palms in the ROW to inspect the planting holes and conduct a grades and standards inspection."
7	"Contractor is responsible for the maintenance and/or repair of all staking and guying of trees and palms during warranty period and removal & disposal of staking within 1-year of installation. Exceptions to this require the written approval of the City Urban Forester."
8	The Landscape Contractor shall guarantee all new and or relocated trees and palms for a period of 1-year from the date of initial acceptance and approval.
9	All guying and staking shall be removed from all trees and palms within twelve months after planting. Exceptions require written authorization from the City Urban Forester.
10	Tree protection barriers may not be taken down, modified and or removed without written authorization from the City Urban Forester.
11	Mulch shall not be applied within 6" of any tree or palm trunks that are installed or incorporated into the project.
12	A final on-site inspection shall be required by the Urban Forestry Division staff prior to any official acceptance of ROW plant material, in order to verify proper planting depth, spacing and quality of the material. Failure to conduct the inspection could result in rejection of the plant material.

TREE MITIGATION-REPLACEMENT PLANTLIST			
SYMBIOTIC	NAME	BOTANICAL NAME	SPECIFICATION
SEE TREE DISPOSITION PLAN FOR EXISTING TREE INVENTORY AND STATUS			
REMOVAL OF 76" D.B.H. OF EXISTING TREES			
MITIGATION REQUIREMENT: 26 TREES @ 12' HT., 2" DBH OR 13 TREES @ 16' HT., 4" DBH			
CG12	YES	2 SMALL LEAF CLUSIA	Clusia rosea 12' OA, X 6'-8", 2" DBH
CD	YES	11 PIGEON PLUM	Coccoloba diversifolia 16' x 6' apr, 4" DBH, 6' c.t.
QV6	YES	1 LIVE OAK	Quercus virginiana 16' x 1" apr, 4" DBH, 6' c.t.
PROVIDED TREE MITIGATION: 26 TREES			
(2 TREES @ 12' HT., 2" DBH AND 12 TREES @ 16' HT., 4" DBH)			
TREE MITIGATION DEFICIT: 0			
REMOVAL OF 3 EXISTING REGULATED PALMS:			
PALM MITIGATION REQUIREMENT: 3 TREES @ 12' HT., 2" DBH OR 2 TREES @ 16' HT., 4" DBH			
PROVIDED PALM MITIGATION: 2 TREES			
(2 TREES @ 12' HT., 2" DBH)			
CG12	YES	2 SMALL LEAF CLUSIA	Clusia rosea 12' OA, X 6'-8", 2" DBH
PALM MITIGATION DEFICIT: 1 TREE = \$1,000 @ \$1,000 EACH			
MITIGATION DEFICIT TO BE PAID TO CITY OF MIAMI BEACH TREE TRUST FUND			



TREE DISPOSITION SUMMARY TOTAL				
2121 REGATTA, MIAMI BEACH, FL. 33140				
	REMAIN	REMOVE	RELOCATE	TOTAL
TREES	1	6	0	7
* includes prohibited species				
PALMS	14	5	0	19

24-01-2121 REGATTA AVE., MIAMI BEACH, FL. 33140																			
TREE #	NUM	SYM	COMMON NAME	BOTANICAL NAME	HEIGHT	SPREA	DBH	CLEAR	CRZ FT	TRUNK	RADIUS	TPF	CONDITIO	CONDITIC	STATUS	DBH - LOSS	PALM - LOSS	REMARKS	
1	CN		COCONUT PALM	Cocos nucifera	43.3	18	13	35	8	5	39%	POOR	39%	REMOVE				1	IN RIGHT OF WAY
2	PLUJ		FRANGIPANI	Plumeria rubra	14.2	10	6	12	8	8	49%	FAIR	49%	REMOVE					UNDERSEED, NOT REGULATED
3	QV		LIVE OAK	Quercus virginiana	34.7	52	35	34	34	34	52%	FAIR	52%	REMOVE			35		
4	MI		MANGROVE TREE	Mangifera indica	24.3	18	13	22	16	16	50%	FAIR	50%	REMOVE			13		
5	DL		LONGAN	Dioscarpus longan	23.9	18	13	15	12	12	FAIR	53%	REMOVE			13			IN RIGHT OF WAY
6	JK		LODGEPOD	Lacarina leucostachya	20.2	10	12	18	12	12	FAIR	58%	REMOVE			12			POOR STRUCTURE
7	BIS		SILVER BISMARK PALM	Bismarckia nobilis "Silver"	12	13	13	5	4	4	GOOD	70%	REMOVE						UNDERSEED, NOT REGULATED
8	BIS		SILVER BISMARK PALM	Bismarckia nobilis "Silver"	7	12	13	2	4	4	GOOD	65%	REMOVE						UNDERSEED, NOT REGULATED
9	MF		SIMPSON'S STOPPER	Mycrsintox fragrans	11	9	6	10	8	8	FAIR	47%	REMAIN						
10	AM		CHRISTMAS PALM	Adonis merillii	22.4	8	5.4	19.4	4	6	GOOD	65%	REMAIN						
11	AM2		CHRISTMAS PALM	Adonis merillii	22.4	6	5	19.4	4	6	GOOD	65%	REMAIN						
12	ARE		ARECA PALM	Dyopsis lutescens	22.1	8	15' m	19.1	6	6	FAIR	52%	REMAIN						
12A	ARE		ARECA PALM	Dyopsis lutescens	22.1	8	15' m	19.1	6	6	FAIR	52%	REMAIN						
12B	ARE		ARECA PALM	Dyopsis lutescens	22.1	8	15' m	19.1	6	6	FAIR	52%	REMAIN						
12C	ARE		ARECA PALM	Dyopsis lutescens	22.1	8	15' m	19.1	6	6	FAIR	52%	REMAIN						
12D	ARE		ARECA PALM	Dyopsis lutescens	22.1	8	15' m	19.1	6	6	FAIR	52%	REMAIN						
12E	ARE		ARECA PALM	Dyopsis lutescens	22.1	8	15' m	19.1	6	6	FAIR	52%	REMAIN						
12F	ARE		ARECA PALM	Dyopsis lutescens	22.1	8	15' m	19.1	6	6	FAIR	52%	REMAIN						
12G	ARE		ARECA PALM	Dyopsis lutescens	22.1	8	15' m	19.1	6	6	FAIR	52%	REMAIN						
12H	ARE		ARECA PALM	Dyopsis lutescens	22.1	8	15' m	19.1	6	6	FAIR	52%	REMAIN						
12I	AM2		CHRISTMAS PALM	Adonis merillii	25.5	8	5.5	23.5	5	5	FAIR	53%	REMAIN						
12J	AM		CHRISTMAS PALM	Adonis merillii	31.2	6	5	28.2			FAIR	33%	REMAIN						
13	THF		FLORIDA THATCH PALM	Thrinax radiata							0%	REMOVED				1			MISSING
14	THF		FLORIDA THATCH PALM	Thrinax radiata							0%	REMOVED				1			MISSING
15	PC		CANARY ISLAND DATE PALM	Phoenix canariensis	41.3	17	22	32.2			FAIR	50%	REMAIN						
16	FB		BENJAMIN FIG	Ficus benjamina	22.6	12	6				POOR	37%	REMOVE			3			
TOTALS																	76	3	
FIELD INVENTORY CONDUCTED BY JFS DESIGN INC. ON JANUARY 4, 2024																			

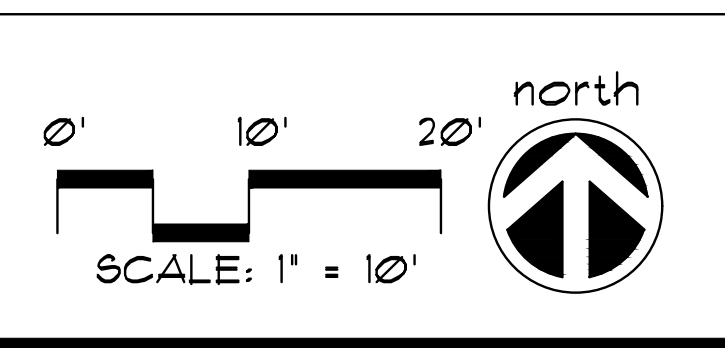


A WRITTEN TREE REMOVAL PERMIT IS REQUIRED FROM THE CITY OF MIAMI BEACH PRIOR TO REMOVAL OF ANY REGULATED TREES OR PALMS FROM THE SITE.

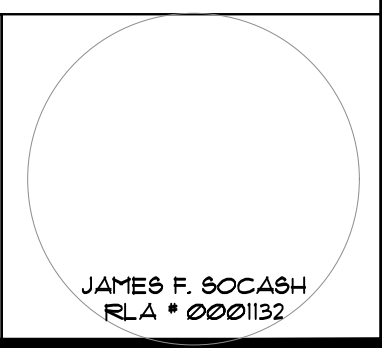
SEE SHEET TD-2 FOR ISA CERTIFIED ARBORIST REPORT AND SHEET TD-3 FOR EXISTING PROPERTY TREE DISPOSITION PLAN.

SEE LANDSCAPE PLANS FOR LANDSCAPE DESIGN, LANDSCAPE LEGEND, DETAILS, NOTES, SPECIFICATIONS, ETC.

SEE IRRIGATION PLANS FOR IRRIGATION DESIGN, LAYOUT, DETAILS, NOTES, ETC.



TREE DISPOSITION PLAN



PRIVATE RESIDENCE

2121 REGATTA AVE.,
MIAMI BEACH, FL. 33140

No.	Date	Revision
1.	04/01/24	Per City Planning Dept comments.

designed: JIMMYTICO
 drawn: WENDY M.
 checked: T.Y. MORAN
 approved: J. F. BOCASH
 project #: 24-01
 scale: AS SHOWN
 date: Jan. 26, 2024
 folio: 02-3228-001-2230

Drawing: TD-1

January 10, 2024
JFS Design Inc.
1833 NW 140th Terr.
Pembroke Pines, FL 33028
Re: 2121 Regatta Ave. Miami Beach, FL

To Whomever This May Concern,

I visited the above-mentioned property on Wednesday, January 10, 2024, to evaluate +/- 24 trees, take photographs, perform relocation evaluations, and note any defects.

Overview

Please see attached tree table with data collected in the field including species, height, width, diameter at breast height (dbh), clear trunk (CT), condition, condition percentage, relocation evaluations, and pertinent notes.

Note all trees were evaluated from the ground only, no aerial inspections, soil excavations or penetrations were performed. The performed reviews were 360-degree visual assessments only. Health condition ratings are in accordance with the CTIA 10th Edition Guide for Plant Appraisal.

I discovered an additional two trees and have added them accordingly. A total of 7 trees and 19 palms were evaluated. Please find additional details, and photographs below.

Treemendous Consulting Group, LLC
"Every Tree is Unique"
18459 Pines Blvd. Suite #503
Pembroke Pines, FL 33029
C. 954-354-3210
isatreeman@gmail.com

Trees One, Two, Three, Four, Five, Six, Seven & Eight



Coconut Palm (*Cocos nucifera*) Tree # One, Frangipani (*Plumeria sp.*) Tree # Two, Live Oak (*Quercus virginiana*) Tree # Three, Mango (*Mangifera indica*) Tree # Four, Longan (*Dimocarpus longan*) Tree # Five, Joewood (*Jacquinia keyensis*) Tree # Six, and Bismarck Palms (*Bismarckia nobilis*) Tree #s Seven & Eight, facing east and west. Note large trunk wound for Tree # One, poor structure visual evidence of decay for Tree # Two, poor structure, heading cuts, water sprouts, scaffold limb damage, unbalanced crown torn structural support roots for Tree # Three, poor structure, trunk lean, canopy crowding for Tree # Four, poor structure, canopy crowding, chlorotic foliage for Tree # Five, and poor structure for Tree # Six.

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Trees Nine, Ten, 11, 12, 12a, 12b, 12c, 12d, 12e, 12f, 12g, 12h, 12i, 12j, 15 & 16



Simpsons Stopper (*Myrcianthes fragrans*) Tree # Nine, Christmas Palms (*Adonia merrillii*) Tree #s 10, 11, 12i & 12j, Areca Palms (*Dyopsis lutescens*) Tree #s 12, 12a, 12b, 12c, 12d, 12e, 12f, 12g & 12h, Canary Island Date Palm (*Phoenix canariensis*) Tree # 15, and Weeping Fig (*Ficus benjamina*) Tree # 16, facing west, north, east, and south. Note Canopy dieback, canopy crowding for Tree # Nine, Nutrient deficiency, ficus parasite for Tree # 15, and poor structure, overgrown hedge for Tree # 16.

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End Report

Mark C. Williams
ASCA/RCA #580
Registered Consulting Arborist*
ASCA Tree Plant Appraisal Qualified
ISA Certified Arborist Municipal Specialist FL 5221-AM
ISA Tree Risk Assessment Qualified
LIAF Certified Landscape Inspector #2007-0083

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TREE #	COMMON NAME	BOTANICAL NAME	HEIGHT (ft)	WIDTH (ft)	CLEAR TRUNK (ft)	DBH (in)	CONDITION	CONDITION %	RELOCATION CANDIDATE (Y/N)	OBSERVATIONS
1	Coconut Palm	<i>Cocos nucifera</i>	43.3	16	35	13	Poor	39%	N	Large trunk wound
2	Frangipani	<i>Plumeria sp.</i>	14.2	10		6	Fair	49%	N	Poor structure visual evidence of decay
3	Live Oak	<i>Quercus virginiana</i>	34.7	52		35	Fair	52%	N	Poor structure, heading cuts, water sprouts, scaffold limb damage, unbalanced crown torn structural support roots
4	Mango	<i>Mangifera indica</i>	24.3	22		12	Fair	50%	N	Poor structure, trunk lean, canopy crowding
5	Longan	<i>Dimocarpus longan</i>	23.9	18		13	Fair	53%	N	Poor structure, canopy crowding, chlorotic foliage
6	Joewood	<i>Jacquinia keyensis</i>	20.2	10		12	Fair	58%	N	Poor structure
7	Bismarck Palm	<i>Bismarckia nobilis</i>	12	13	5	13	Good	70%	Y	Immature Palm
8	Bismarck Palm	<i>Bismarckia nobilis</i>	7	12	2	13	Good	65%	Y	Immature Palm
9	Simpsons Stopper	<i>Myrcianthes fragrans</i>	11	9		6	Fair	47%	N	Canopy dieback, canopy crowding
10	Christmas Palm	<i>Adonia merrillii</i>	22.4	8	19.4	5, 4	Good	65%	Y	Double trunk
11	Christmas Palm	<i>Adonia merrillii</i>	22.4	6	19.4	5	Good	65%	Y	
12	Areca Palm	<i>Dyopsis lutescens</i>	22.1	8	19.1	15" multi	Fair	52%	N	Nutrient deficiency
12a	Areca Palm	<i>Dyopsis lutescens</i>	22.1	8	19.1	15" multi	Fair	52%	N	Nutrient deficiency
12b	Areca Palm	<i>Dyopsis lutescens</i>	22.1	8	19.1	15" multi	Fair	52%	N	Nutrient deficiency
12c	Areca Palm	<i>Dyopsis lutescens</i>	22.1	8	19.1	15" multi	Fair	52%	N	Nutrient deficiency
12d	Areca Palm	<i>Dyopsis lutescens</i>	22.1	8	19.1	15" multi	Fair	52%	N	Nutrient deficiency
12e	Areca Palm	<i>Dyopsis lutescens</i>	22.1	8	19.1	15" multi	Fair	52%	N	Nutrient deficiency
12f	Areca Palm	<i>Dyopsis lutescens</i>	22.1	8	19.1	15" multi	Fair	52%	N	Nutrient deficiency
12g	Areca Palm	<i>Dyopsis lutescens</i>	22.1	8	19.1	15" multi	Fair	52%	N	Nutrient deficiency
12h	Areca Palm	<i>Dyopsis lutescens</i>	22.1	8	19.1	15" multi	Fair	52%	N	Nutrient deficiency
12i	Christmas Palm	<i>Adonia merrillii</i>	26.5	8	23.5	5, 5	Fair	53%	N	Nutrient deficiency, double trunk
12j	Christmas Palm	<i>Adonia merrillii</i>	31.2	6	28.2	5	Fair	53%	N	Nutrient deficiency
13	Florida Thatch Palm	<i>Thrinax radiata</i>					Missing	0%	N	Missing
14	Florida Thatch Palm	<i>Thrinax radiata</i>					Missing	0%	N	Missing
15	Canary Island Date Palm	<i>Phoenix canariensis</i>	41.3	17	32.2	22	Fair	50%	N	Nutrient deficiency, ficus parasite
16	Weeping Fig	<i>Ficus benjamina</i>	22.6	12		6	Poor	37%	N	Poor structure, overgrown hedge

*I certify that all statements are true, complete and correct to the best of my knowledge and belief and that they are made in good faith.

Mark C. Williams FL-5221 AM, ISA Certified Arborist Municipal Specialist (Treemendous Consulting Group, LLC)

PRIVATE RESIDENCE

2121 REGATTA AVE.,
MIAMI BEACH, FL. 33140

No.	Date	Revision
1.	04/01/24	Per City Planning Dept comments.

designed: JIMMYTICO
drawn: WENDY M.
checked: T.Y. MORAN
approved: J. F. SOCAASH
project #: 24-01
scale: AS SHOWN
date: Jan. 26, 2024
folio: 02-3228-001-2230

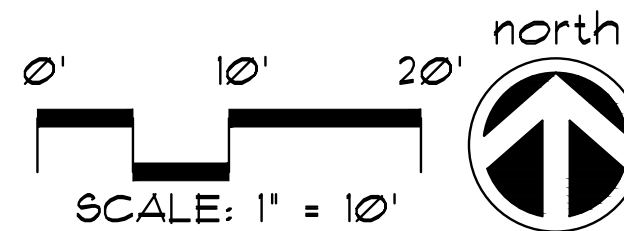
Drawing:

TD-2

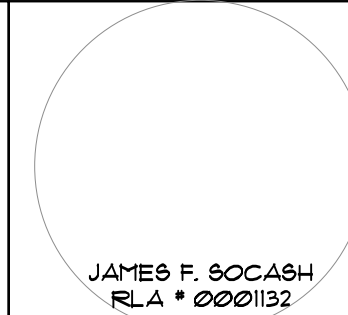


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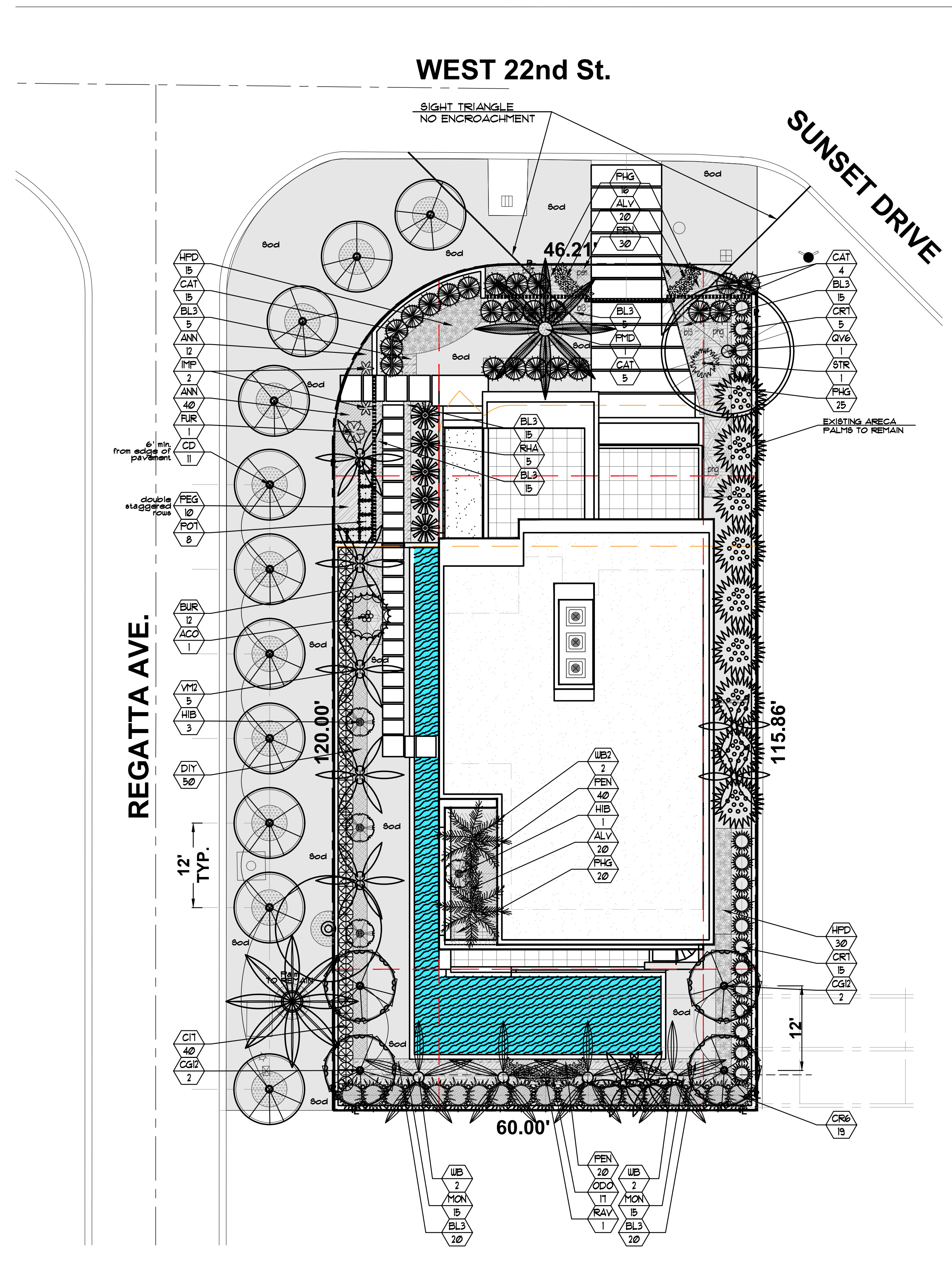


ISA CERTIFIED ARBORIST REPORT



PLANTLIST

SYM.	NATIVE	*	NAME	BOTANICAL NAME	SPECIFICATION
* SINGLE ASTERISK = PROVIDE PHOTOS FOR OWNER APPROVAL PRIOR TO PURCHASE					
** "AT TIME OF PLANTING" FOR ALL PLANTINGS.					
EXISTING TREES TO REMAIN					
SEE TREE DISPOSITION PLAN, SHEET TD-1					
** STREET TREE REQUIREMENT					
* CD	YES	11	PIGEON PLUM	<i>Coccoloba diversifolia</i>	16' x 6' spr., 4' DBH, 6' c.t.
11 STREET TREES					
** PROPOSED LOT TREES					
* CG12	YES	4	SMALL LEAF CLUSIA	<i>Clusia rosea</i>	12' O.A. X 6'-8", 2' DBH
* QV6	YES	1	LIVE OAK	<i>Quercus virginiana</i>	16' x 1' spr., 4' DBH, 6' c.t.
5 LOT TREES					
** PALMS					
* ACO	YES	1	PAIROTIIS PALMS	<i>Acroelaptes urightii</i>	FG, 10' o.a., min. 5 tks # o.a.
* FMD		1	"MEDJOOOL DATE" PALMS	<i>Phoenix dactylifera "Medjool"</i>	12' c.t., full head, specimen
* VM2		5	MONTGOMERY PALMS	<i>Veitchia montgomeryana</i>	DBL. TK, FG, 14' o.a., full hd.
* UB		4	FOXTAIL PALMS	<i>Wodyetia bifurcata</i>	14' o.a., 5' # dbh, full hd.
* UB2		2	FOXTAIL PALMS	<i>Wodyetia bifurcata</i>	18' o.a., 5' # dbh, full hd.
** ACCENT PALMS					
* RAV		1	TRAVELER'S PALM	<i>Ravenea madagascarensis</i>	FG, 12' o.a., full head
* RHA		5	LADY PALMS	<i>Rhapis excelsa</i>	5'o.a., FTG, sun acclimated
** SHRUBS					
CAT		24	CAT PALMS	<i>Chamaedorea cataractarum</i>	1 gal, 30" x 24", 36" o.c.
CIT	YES	40	COCOPLUM	<i>Chrysobalanus icaco</i>	1 GAL., 30" x 24" full, 24" o.c.
CRT	YES	20	CLUSIA FITCH APPLE	<i>Clusia rosea</i>	1 GAL., 36" ht., 36" ØC, FTB.
HFD	YES	45	DWARF FIREBUSH	<i>Hamelia nodosa</i>	3 gal, 18" x 18", 24" o.c.
MON		30	MONSTERA DELICIOSA	<i>Monstera deliciosa</i>	3 gal, 18" x 18", 24" o.c., full
PHG		61	PHILO 'GIGANTEUM'	<i>Philodendron giganteum</i>	1 gal, 24" x 24", 24" o.c., full
POT		8	PODOCARPUS HEDGE	<i>Podocarpus spp.</i>	1 gal, 30" x 24", full heavy
** LARGE SHRUBS					
CR6	YES	19	SMALL-LEAVED CLUSIA	<i>Clusia rosea</i>	6' ht., 36" ØC, FTB.
** ACCENT PLANTS					
FUR		1	GIANT FALSE AGAVE	<i>Furcraea foetida</i>	15 gal, 4' x 4', full specimen
* HIB		4	HIBISCUS 'SEMINOLE PINK'	<i>Hibiscus 'standards'</i>	30 gal, 6'-1' o.a., full pink
STR		1	BIRD OF PARADISE	<i>Strelitzia reginae</i>	1 gal, 24" o.a. ht.
** GROUNDCOVERS					
ALV		40	AECHMEA 'ALVAREZ'	<i>Aechmea spp.</i>	9" pot, 12" o.c., GRANTS FARM
IMP		2	IMPERIALIS BROMELIAD	<i>Alcantarea imperialis</i>	1 gal, full, BULLIS
ODO		11	AECHMEA BROMELIADS	<i>Alcantarea odorata</i>	1', container, BULLIS
ANN		52	FLOWERING ANNUALS	Species, color to be sel.	6" pots, 12" o.c. full
BL3		95	BLUEBERRY FLAX LILY	<i>Dianella tasmanica</i>	3 gal, 12" x 18", 18" o.c., full
DIY		50	YELLOW AFRICAN IRIS	<i>Iris bicolor</i>	3 gal, 12" x 18", 18" o.c., full
PEN		90	EGYPTIAN STAR CLUSTER	<i>Pentas lanceolata</i>	1 gal, 10" x 10", 14" o.c., full
PEG		10	GREEN FOUNTAIN GRASS	<i>Pennisetum setaceum</i>	3 gal, 18" x 18", 24" o.c., full
BUR		12	PHILODENDRON 'ROJO CONGO'	<i>Philodendron spp.</i>	3 gal, 18" x 18" 18" o.c., full
SOD					
lot	SOD	514 s.f.	'EMPIRE TURF' ZOYSIA	<i>Zoysia japonica</i>	SOLID SOD, price per s.f.
swale	SOD	2,822 s.f.	'EMPIRE TURF' ZOYSIA	<i>Zoysia japonica</i>	SOLID SOD, price per s.f.
TOPSOIL:					
TOPSOIL: SAND MIX 50:50 TOPSOIL: SAND MIX, SPREAD IN PLACE					
13 c.y. TREES, PALMS, SHRUBS AND GROUNDCOVERS					
20 c.y. AREA TO BE SODDED WITH A 2" DEPTH OF TOPSOIL SPREAD IN PLACE					
MULCHING:					
19 c.y. DRK BRN RECYCLED 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.					
INSTALLATION WATERING:					
CONTRACTOR SHALL THOROUGHLY WATER-IN ALL PLANTINGS WHEN PLANTED, AND SHALL CONTINUE WATERING UNTIL FINAL INSPECTION AND APPROVAL BY THE LOCAL GOVERNING AGENCY AND THE OWNER.					
REPLACEMENT PLANTING NOTE: ANY PLANT MATERIAL THAT IS DEAD, DYING OR LESS THAN FLORIDA GRADE #1 WILL BE REPLACED BY THE OWNER WITH THE SAME OR SIMILAR SPECIES AND SIZED WITHIN 60 DAYS OF PROBLEM IDENTIFICATION.					



CITY OF MIAMI BEACH LANDSCAPE LEGEND

INFORMATION REQUIRED TO BE PERMANENTLY AFFIXED TO PLANS

Zoning District	RS-R4	Lot Area	7,047 s.f.	Acres	0.162	REQUIRED/ALLOWED	PROVIDED
OPEN SPACE							
A. Square feet of required Open Space as indicated on site plan: Lot Area = 7,047 s.f. x 50% = 3,524 s.f.						3,524 s.f.	3,524 s.f.
B. Square feet of parking lot open space required as indicated on site Number of parking spaces N/A x 10 s.f. parking space =						N/A	N/A
C. Total square feet of landscaped open space required: A+B=						3,524 s.f.	3,524 s.f.
LAWN AREA CALCULATION							
A. Square feet of landscaped open space required						3,524 s.f.	3,524 s.f.
B. Maximum lawn area (sod) permitted= 50% x 3,524 s.f.						1,762 s.f.	514 s.f.
TREES							
A. Number of trees required per lot or net lot acre, less existing number of trees meeting minimum requirements= trees x net lot acres - number of existing trees=						5	5
B. % Natives required: Number of trees provided x 30% =						2	5
C. % Low maintenance / drought and salt tolerant required: Number of trees provided x 50% =						3	5
D. Street Trees (maximum average spacing of 20' o.c.) 161 ft linear feet along street divided by 20' =						8	11
E. Street tree species allowed directly beneath power lines: (maximum average spacing of 20' o.c.): (DRIVEWAY)-ft linear feet along street divided by 20' =						N/A	N/A
SHRUBS							
A. Number of shrubs required: Sum of lot and street trees required x 12=						156	228
B. % Native shrubs required: Number of shrubs provided x 50%=						78	90
LARGE SHRUBS OR SMALL TREES							
A. Number of large shrubs or small trees required: Number of required shrubs x 10% =						16	19
B. % Native large shrubs or small trees required: Number of large shrubs or small trees provided x 50% =						8	19

STREET TREE TABULATIONS

PROPERTY STREETS	REQUIRED	PROVIDED
161 L.F. @ 1 TREE / 20 L.F. = 8	8	11 1 CD

REQUIRED STREET TREES ARE SUBJECT TO THE REVIEW AND APPROVAL OF THE CIP OFFICE AND PW GREENSPACE DIVISION PRIOR TO INSTALLATION.

PRIVATE RESIDENCE
 2121 REGATTA AVE.,
 MIAMI BEACH, FL. 33140

No.	Date	Revision
1.	04/01/24	Per City Planning Dept comments.

designed: JIMMYTICO
 drawn: WENDY M.
 checked: T.Y. MORAN
 approved: J. F. SOCAASH
 project #: 24-01
 scale: AS SHOWN
 date: Jan. 26, 2024
 folio: 02-2228-001-2230

Drawing: **L-1**

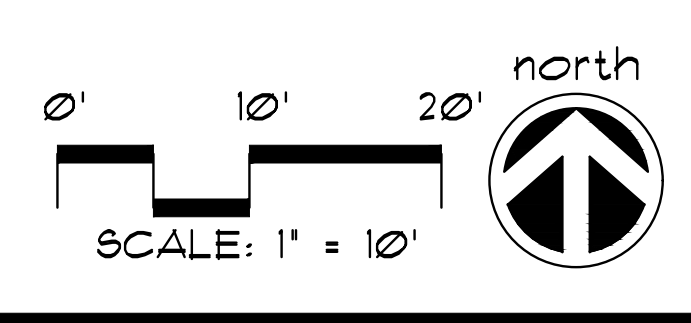


A WRITTEN TREE REMOVAL PERMIT IS REQUIRED FROM THE CITY OF MIAMI BEACH PRIOR TO REMOVAL OF ANY REGULATED TREES OR PALMS FROM THE SITE.

SEE TREE DISPOSITION PLANS, SHEETS TD-1 THROUGH TD-3.

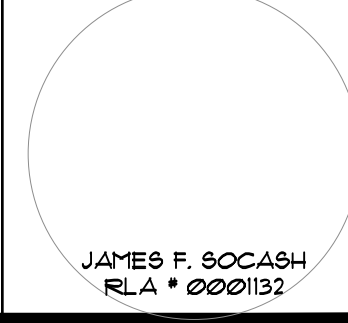
SEE SHEETS L-2, L-3 FOR RESPECTIVE LEVEL LANDSCAPE PLANS, AND SHEET L-4 FOR LANDSCAPE DETAILS, ETC.

SEE IRRIGATION PLANS FOR IRRIGATION DESIGN, LAYOUT, DETAILS, NOTES, ETC.



SITE LANDSCAPE PLAN

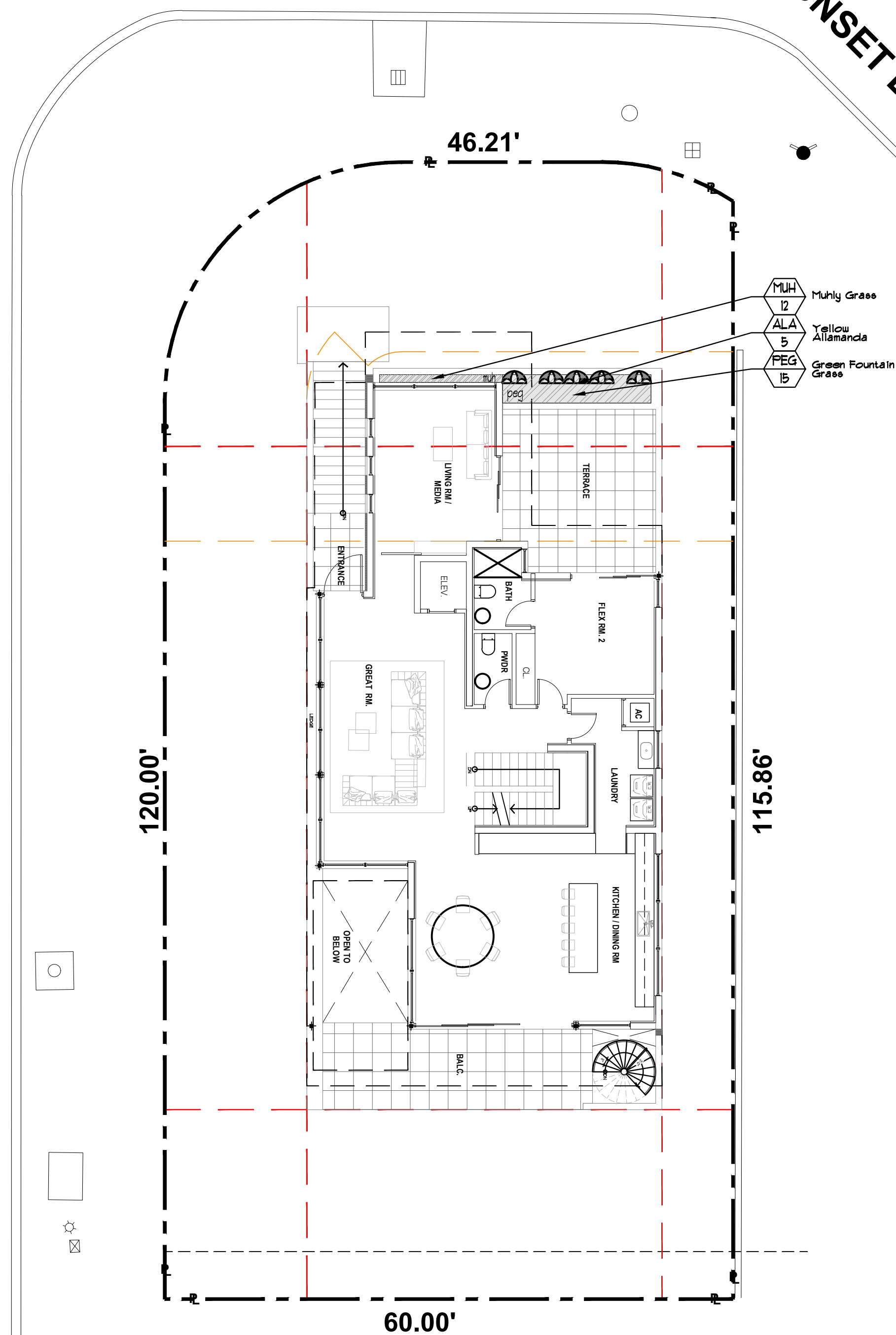
NEW BACKGROUND



WEST 22nd St.

SUNSET DRIVE

REGATTA AVE.



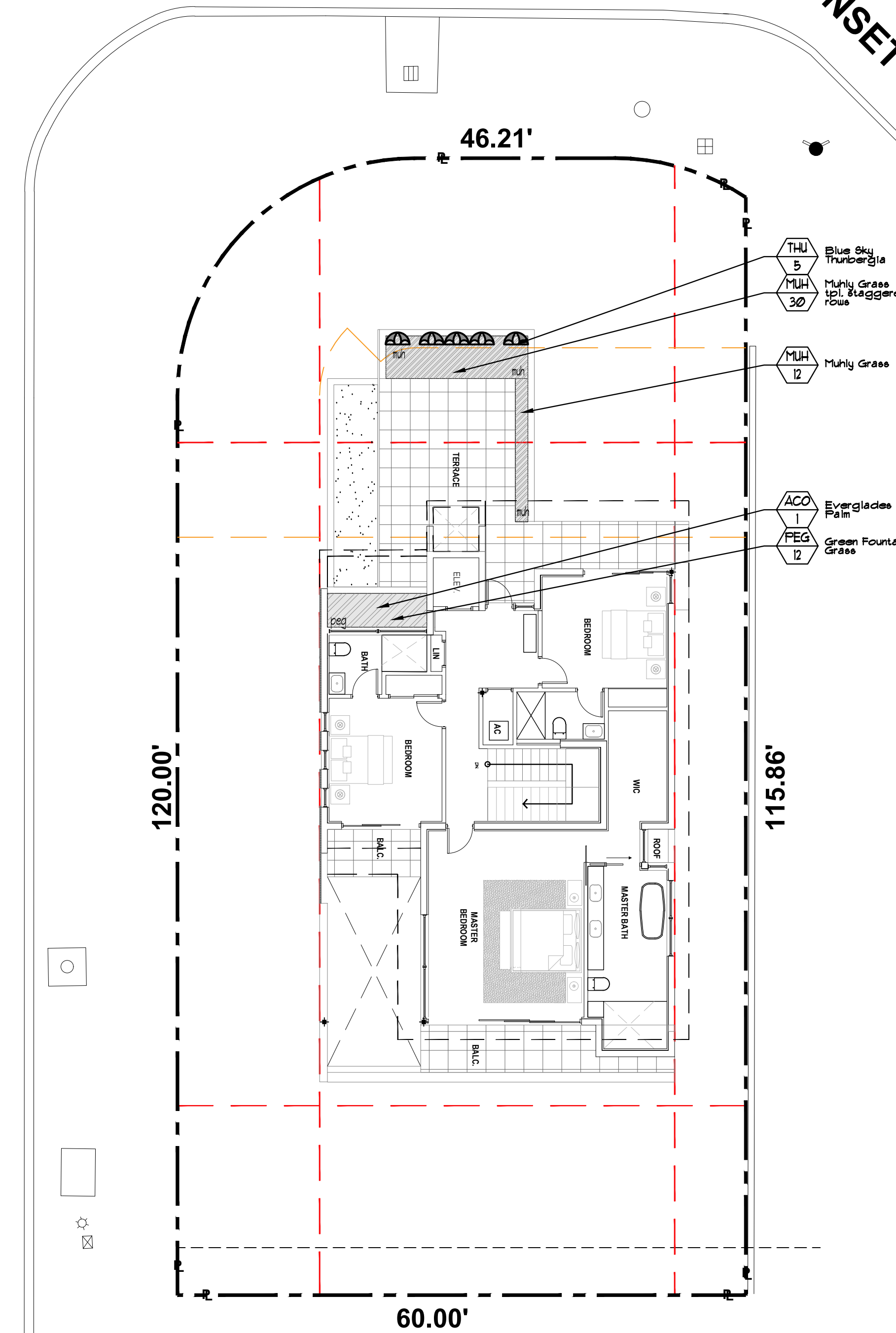
FIRST FLOOR PLANTLIST

SYM.	NATIVE	NAME	BOTANICAL NAME	SPECIFICATION
ALA	B	ALLAMANDA VINES	Allamanda cathartica	3 gal, trellis, min. 3 leaders
MUH	YES	MUHLY GRASS	Muhlenbergia capillaris	12' x 12', 18' o.c., full, 1 gal.
FEG	15	GREEN FOUNTAIN GRASS	Pennisetum setaceum	3 gal, 18' x 18', 24' o.c., full
TOPSOIL:				
	4 c.y.	"2100 MIX" FOR PLANTING-FER ATLAS FEAT AND SOIL FOR PLANTER BOXES BASED UPON 24" DEPTH, X 58 SF. / 21 = 4 C.Y.		
MULCHING:				
	1 c.y.	DRK BRUN RECYCLED 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.				

WEST 22nd St.

SUNSET DRIVE

REGATTA AVE.



SECOND FLOOR PLANTLIST

SYM.	NATIVE	NAME	BOTANICAL NAME	SPECIFICATION
ACO	YES	PAURTOTIS PALMS	Accolormathe wrightii	FG, 10' o.c., min. 5 tks @ o.c.
THU	5	BLUE SKY THUNBERGIA	Thunbergia grandiflora	3 gal, 24' x 18', full, 2 leaders
MUH	YES	MUHLY GRASS	Muhlenbergia capillaris	12' x 12', 18' o.c., full, 1 gal.
FEG	12	GREEN FOUNTAIN GRASS	Pennisetum setaceum	3 gal, 18' x 18', 24' o.c., full
TOPSOIL:				
	1 c.y.	"2100 MIX" FOR PLANTING-FER ATLAS FEAT AND SOIL FOR PLANTER BOXES BASED UPON 12" DEPTH, X 88 SF. / 21 = 3 C.Y. BASED UPON 36" DEPTH, X 38 SF. / 21 = 4 C.Y.		
MULCHING:				
	2 c.y.	DRK BRUN RECYCLED 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.				

PRIVATE RESIDENCE

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MIAMI BEACH, FL. 33140

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1.	04/01/24	Per City Planning Dept comments.

designed:	JIMMYTICO
drawn:	WENDY M.
checked:	T.Y. MORAN
approved:	J. F. SOCAASH
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folio:	02-2228-001-2230

Drawing:

L-2

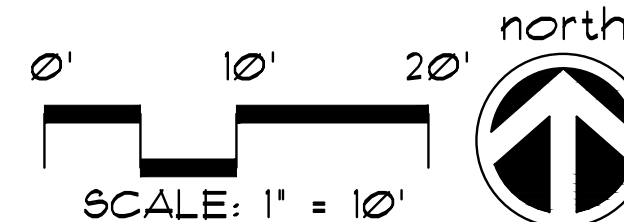


JFS

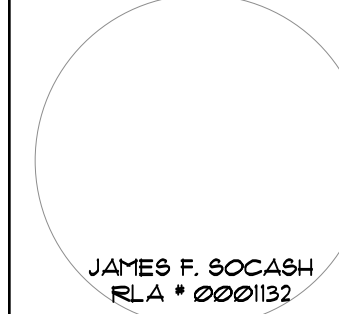
JFS Design Inc.
LANDSCAPE ARCHITECTURE
LC 000393
1833 NW 146th TERRACE
PENSACOLA FL 33626
jimmy@jfsdesignfl.com

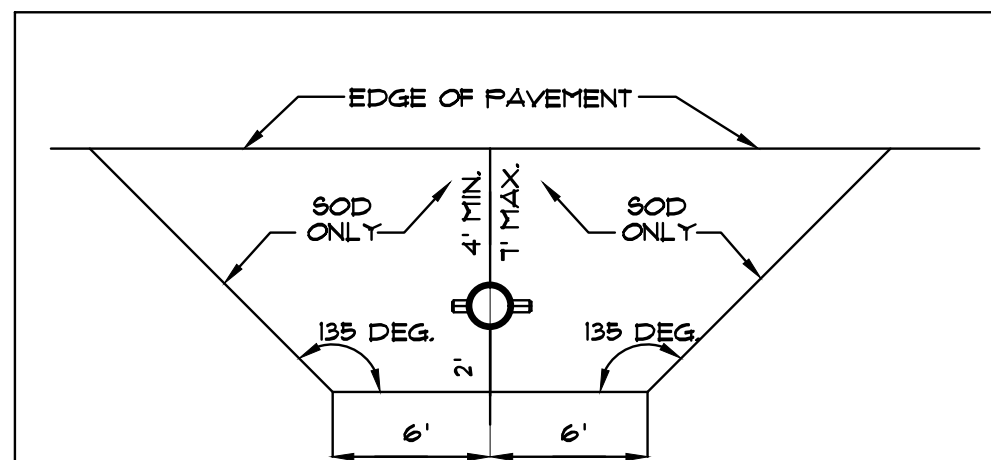
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1. **FIRST FLOOR-SECOND FLOOR LANDSCAPE PLANS**
NEW SHEET





REQUIREMENTS APPLY TO FIRE HYDRANTS, SIAMSE CONNECTIONS AND ANY OTHER FIRE EQUIPMENT FOR UTILIZING FIRE HOSE, ON PUBLIC OR PRIVATE PROPERTY.
BY THE AUTHORITY OF THE SOUTH FLORIDA FIRE PREVENTION CODE SECTION 5212

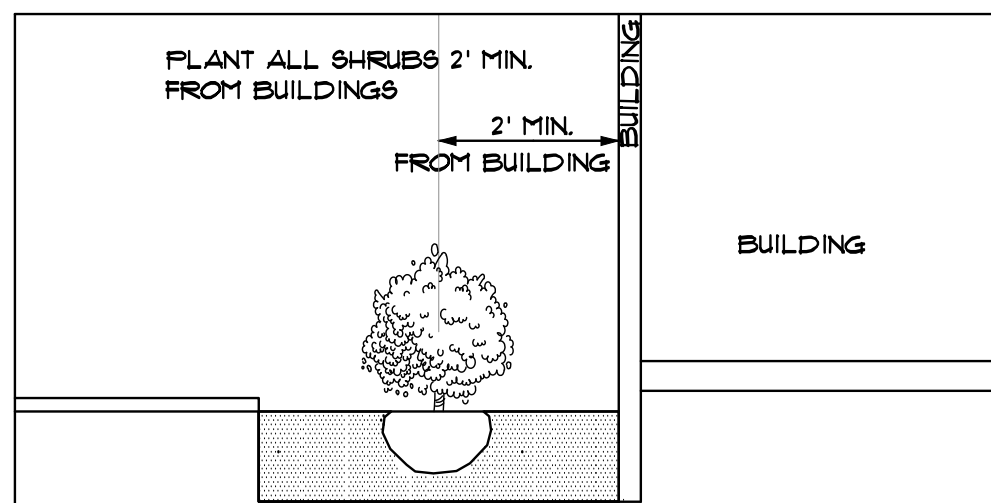
THIS DIAGRAM SHALL APPEAR ON ALL LANDSCAPE PLANS PRIOR TO APPROVAL.

THE CLEAR ZONE SHALL BE FREE OF LANDSCAPE (EXCEPT SOD), MAILBOXES, PARKING, LAMP-POSTS AND ALL OTHER OBJECTS.

EXCEPTIONS: OTHER FIRE FIGHTING EQUIPMENT OR TRAFFIC POSTS TO PREVENT FIRE FIGHTING EQUIPMENT.

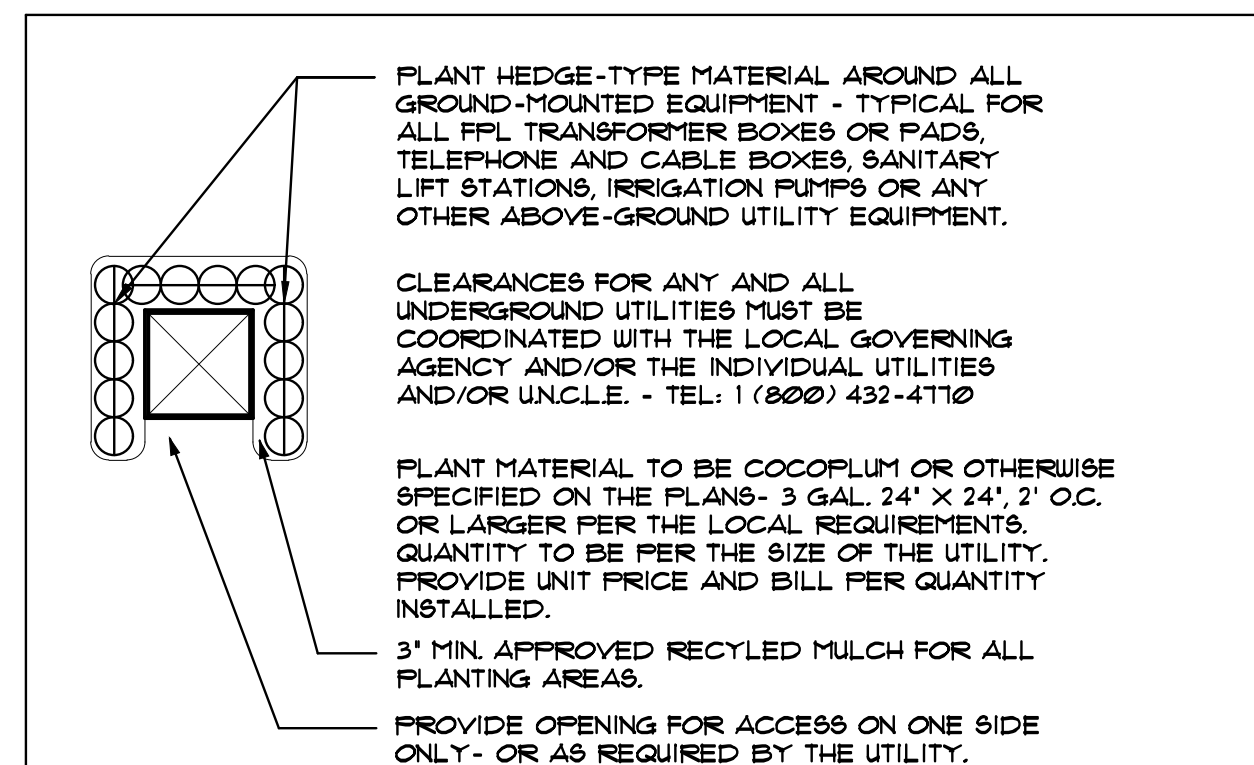
FIRE HYDRANT CLEAR ZONE

N.T.S.



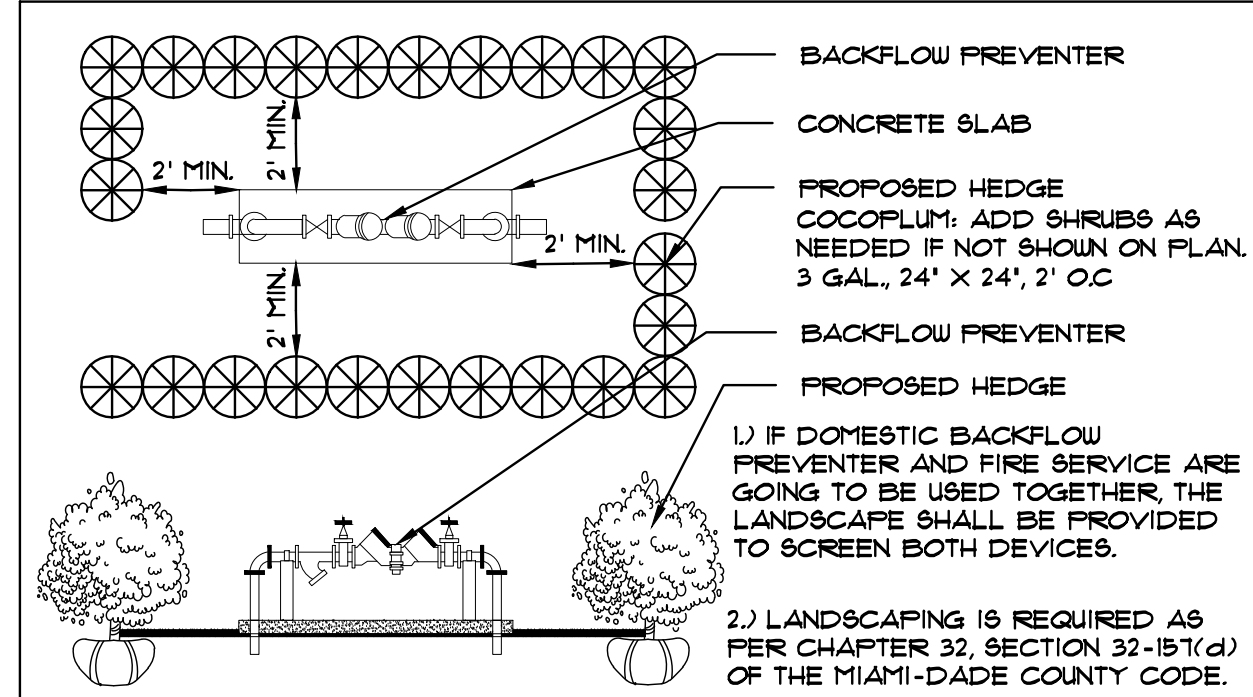
SHRUB PLANTINGS BUILDING DETAIL

N.T.S.



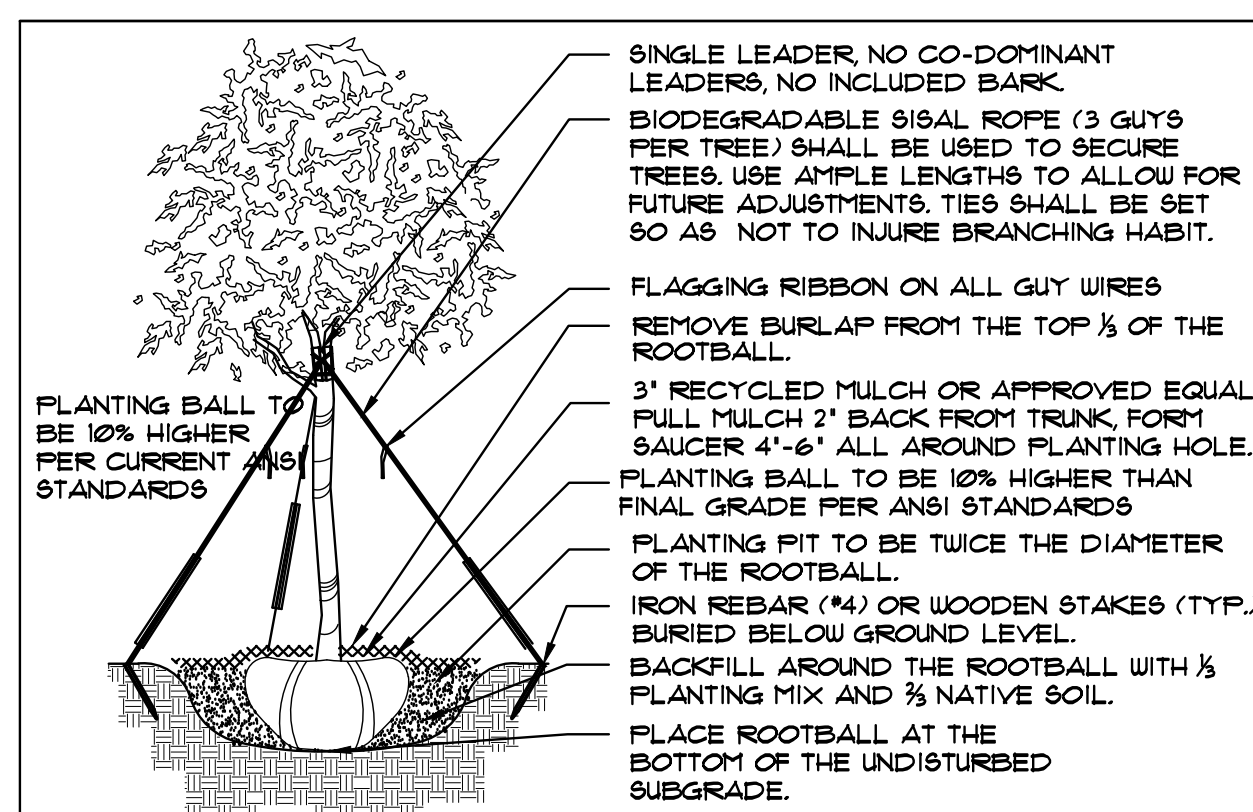
TYPICAL PLANTINGS FOR GROUND-MOUNTED EQUIPMENT

N.T.S.



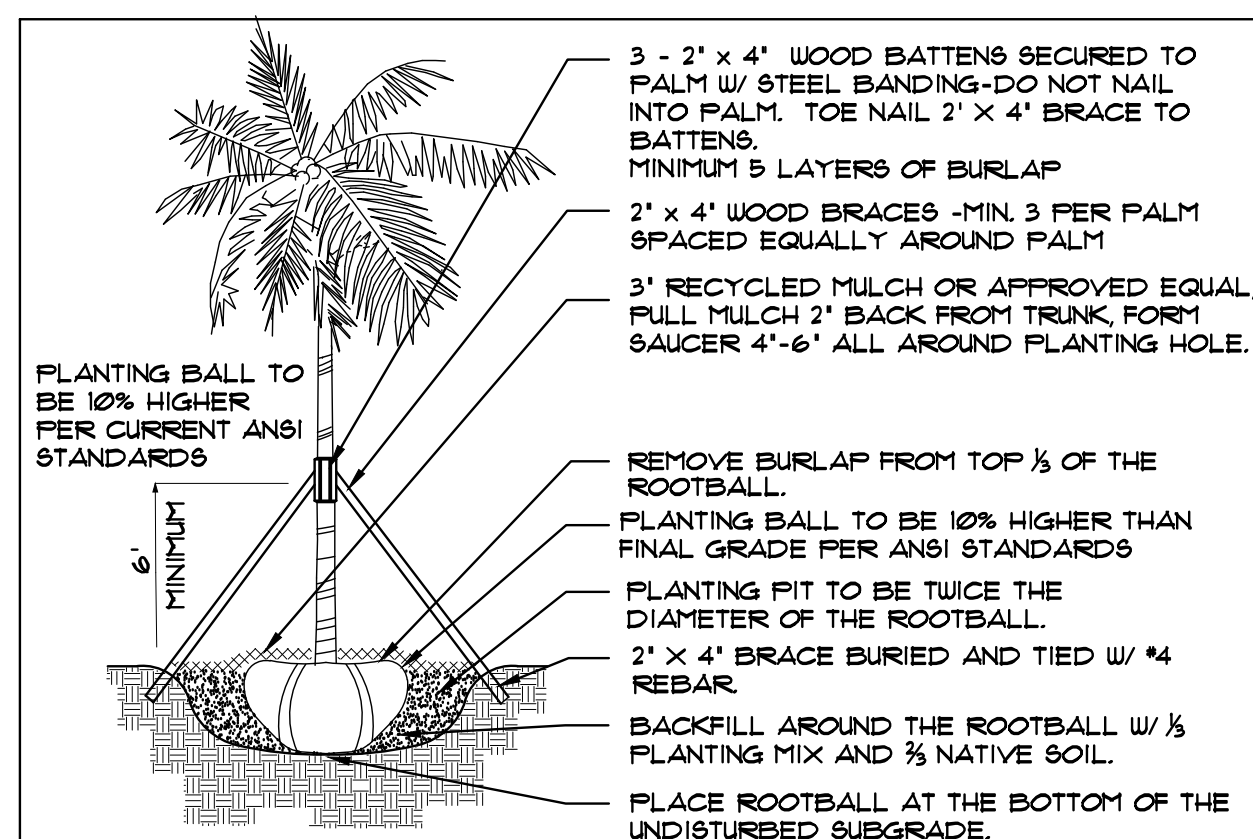
TYPICAL PLANTING SCREEN FOR ABOVE-GROUND UTILITIES

N.T.S.



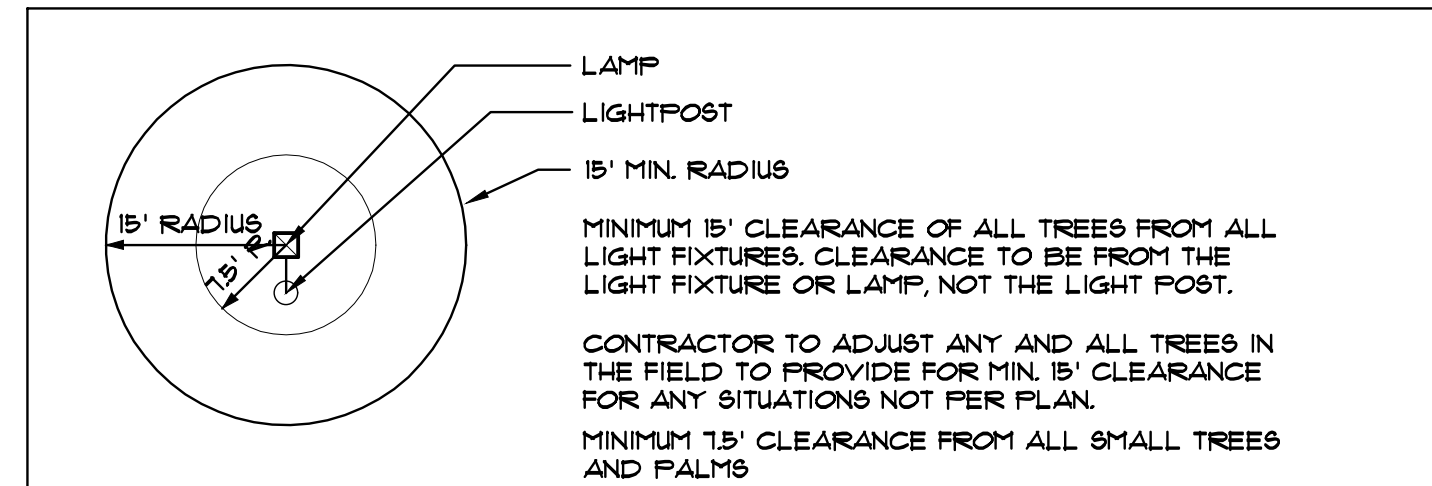
TREE PLANTING DETAIL

N.T.S.



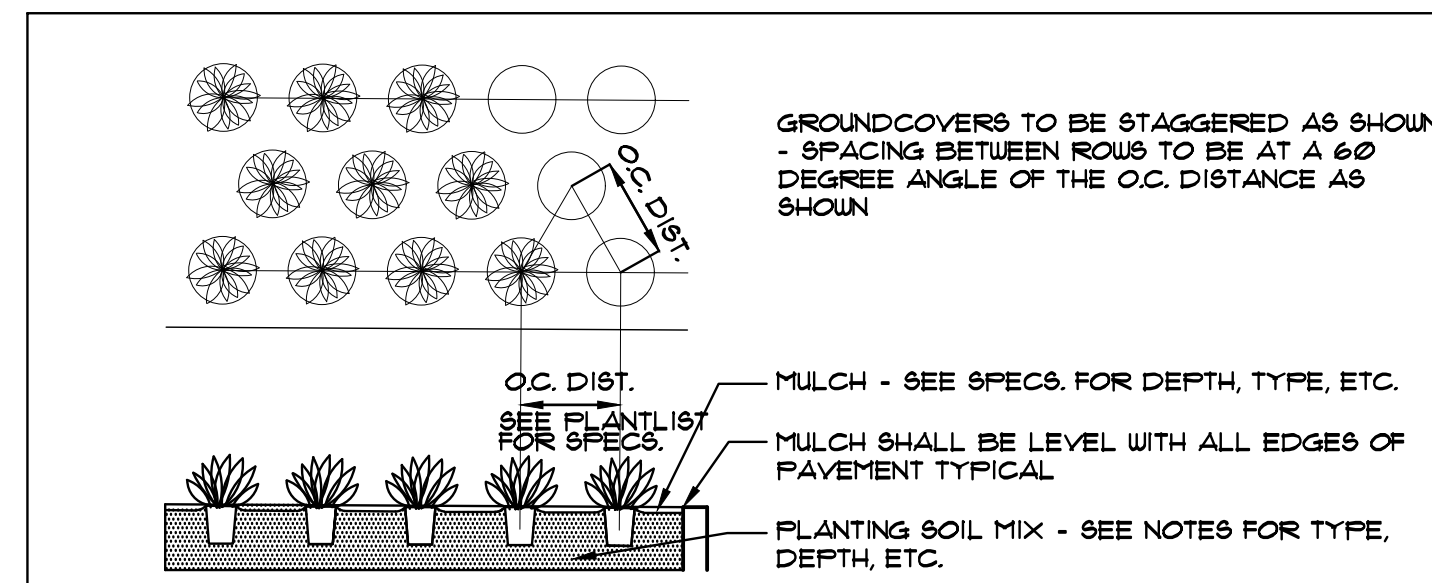
PALM PLANTING DETAIL

N.T.S.



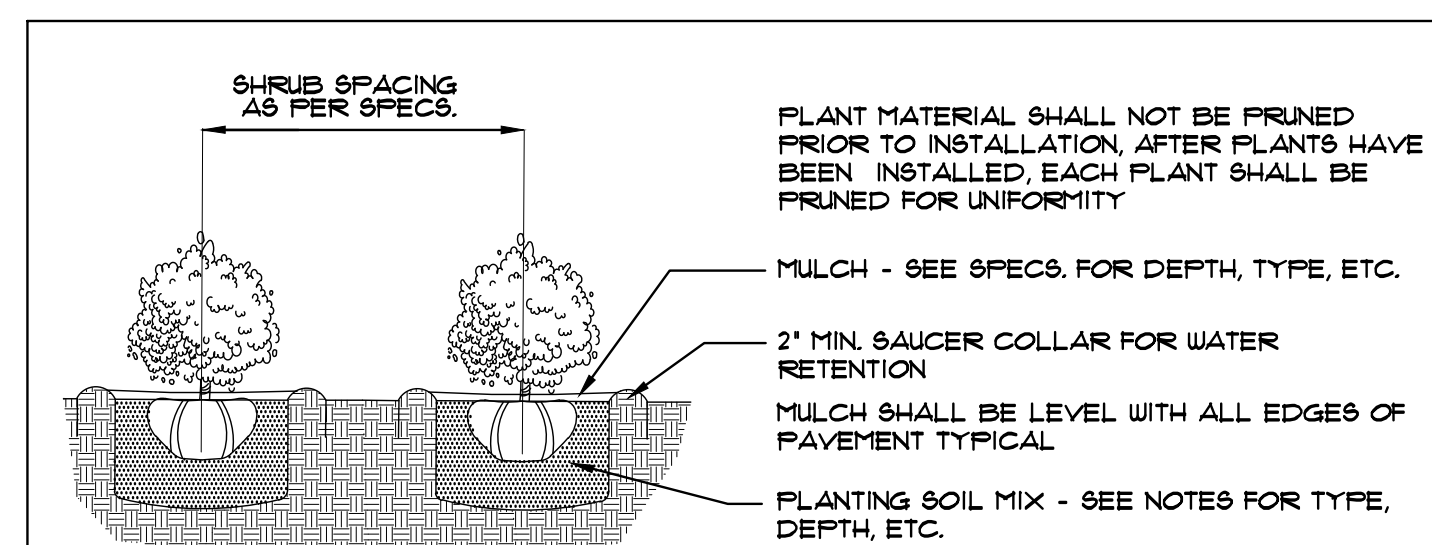
MINIMUM TREE CLEARANCE FROM LIGHT FIXTURES

N.T.S.



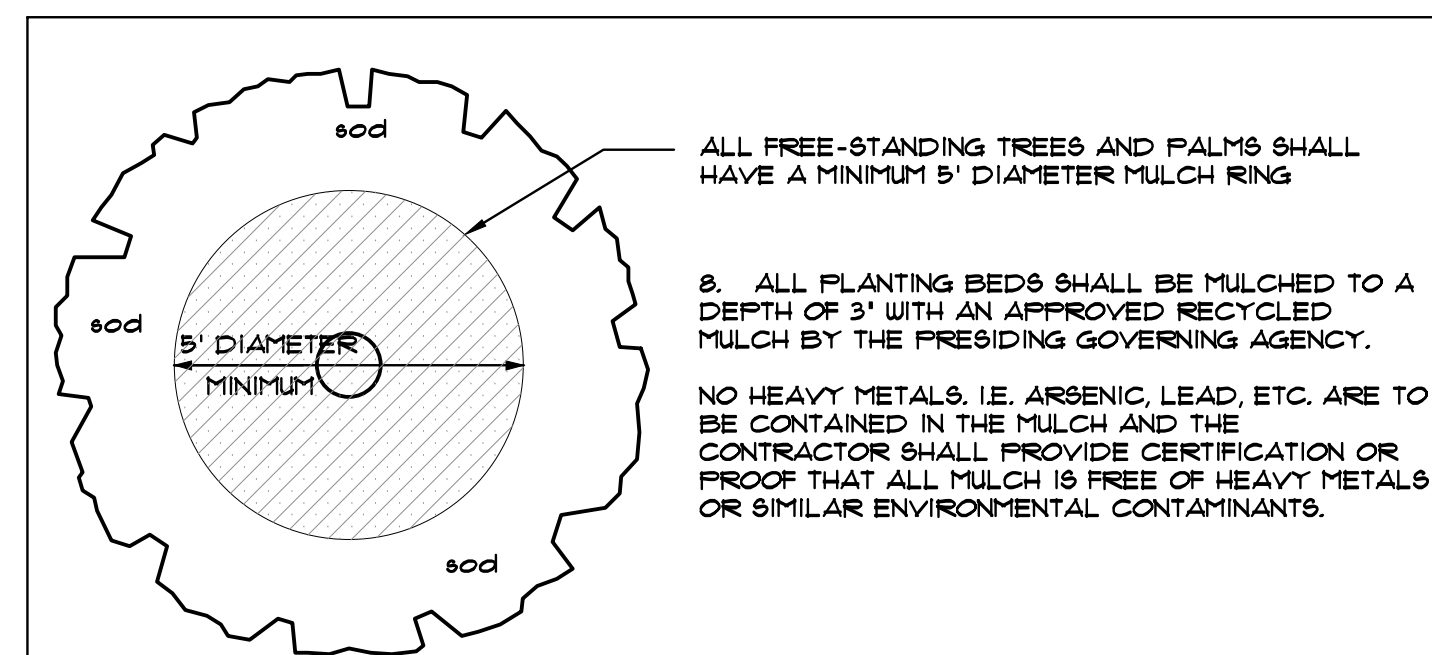
GROUNDCOVER DETAIL

N.T.S.



SHRUB PLANTING DETAIL

N.T.S.



TYPICAL MULCH RING FOR FREE-STANDING TREES AND PALMS

N.T.S.

LANDSCAPE NOTES

- ALL PLANT MATERIAL SHALL BE FLORIDA NO. 1 GRADE OR BETTER.
- CONTRACTOR SHALL FAMILIARIZE HIMSELF WITH THE LOCATION OF AND AVOID AND PROTECT UTILITY LINES, BURIED CABLES, AND OTHER UTILITIES.
- TREE, PALM, ACCENT AND BED LINES ARE TO BE LOCATED IN THE FIELD AND APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.
- ALL PLANTING SOIL SHALL BE 50:50 TOPSOIL:SAND MIX, FREE OF CLAY, STONES, ROCKS, OR OTHER FOREIGN MATTER. THIS SPECIFICATION INCLUDES ALL BACKFILL FOR BERMS AND OTHER LANDSCAPE AREAS.
SODDED-LAWN AREAS:
2\"/>

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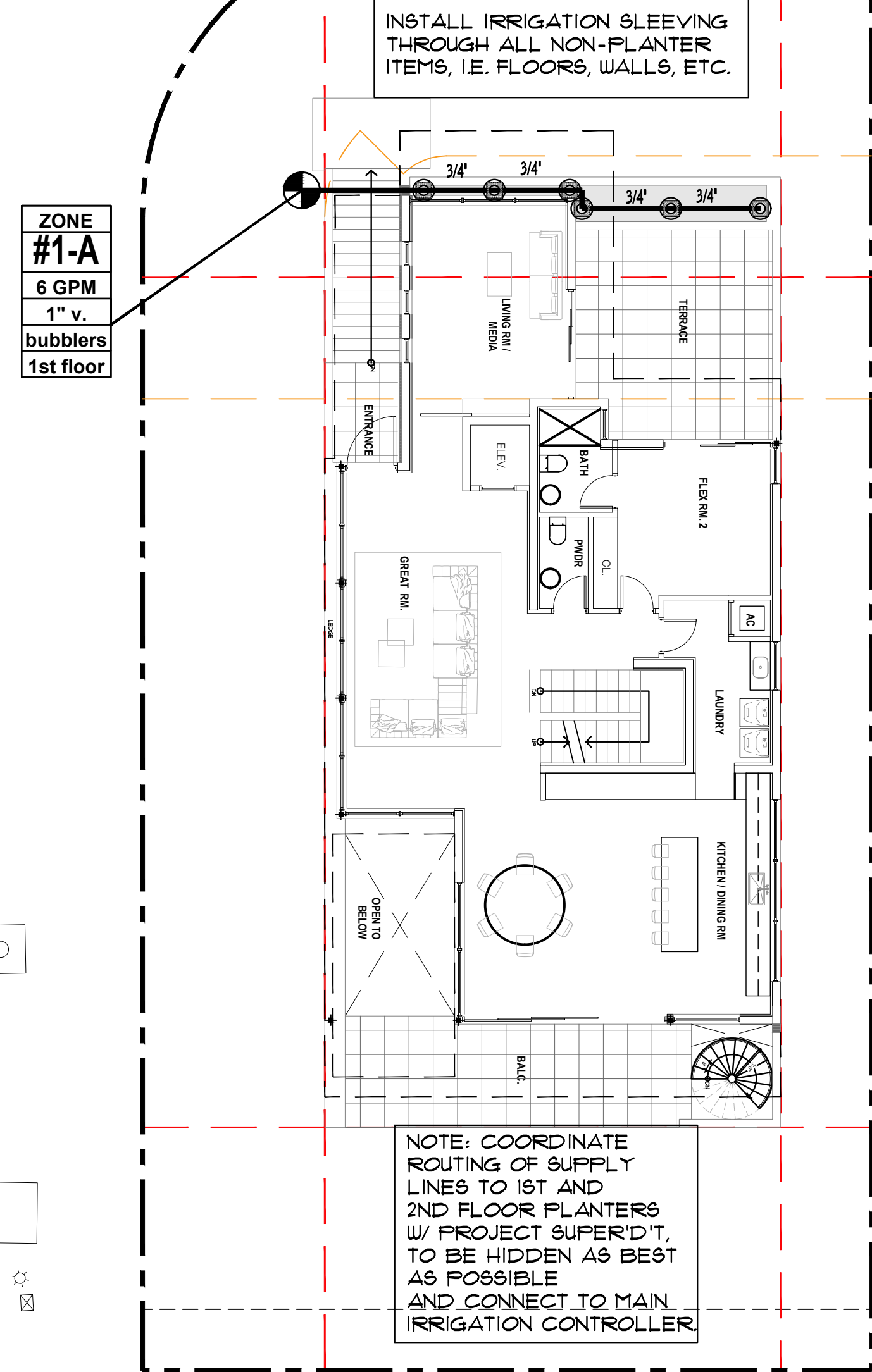
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Drawing:

L-4

WEST 22nd St.

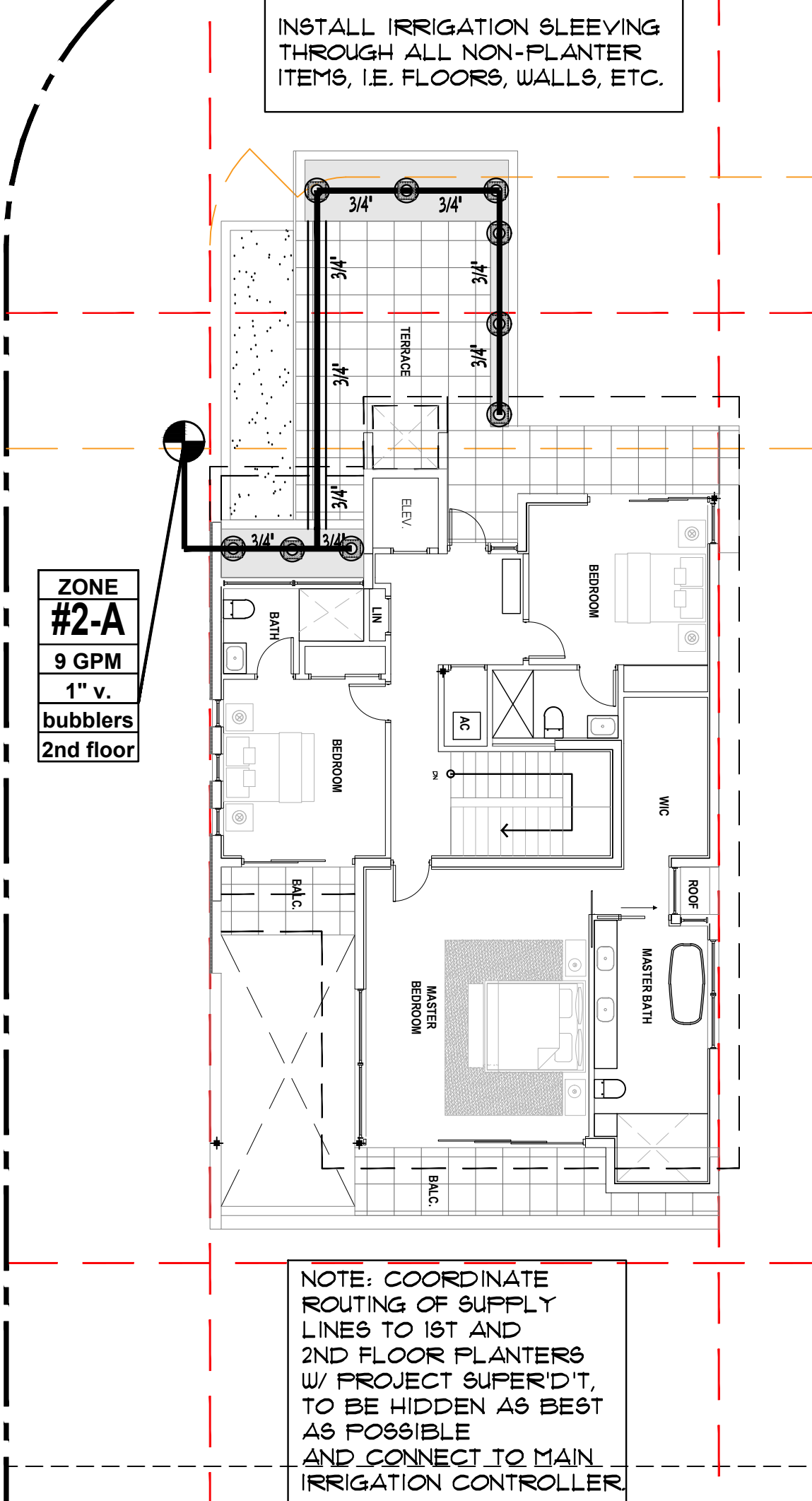
REGATTA AVE.



FIRST FLOOR IRRIGATION PLAN

WEST 22nd St.

REGATTA AVE.



SECOND FLOOR IRRIGATION PLAN

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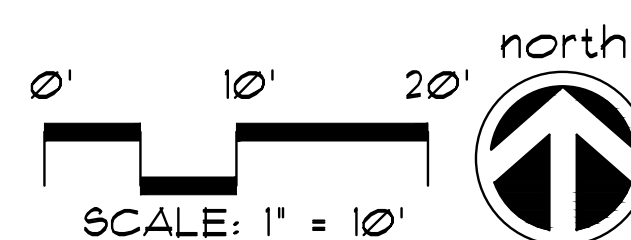
IRR-2



JFS

JFS Design Inc.
LANDSCAPE ARCHITECTURE
LC 000393
1833 NW 146th TERRACE
PENSACOLA FL 32526
jimmy@jfsdesignfl.com

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