

OFFICE AND RETAIL
MIAMI BEACH, FLORIDA

Name: _____
 Address: _____
 Phone: _____
 Signature: _____
 Date: _____
 Nurse: DEP MARIA BARRIO
 Served: P. Hall 5/2/19

550 Brickell Avenue, Miami, FL 33131
Telephone 305/372-1812 Telefax 305/372-1175

LIST OF DRAWINGS
COVER SHEET / LIST OF DRAWINGS

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- A-1.3 3RD FLOOR PLAN-PARKING
- A-1.4 4TH FLOOR PLAN-OFFICE
- A-1.5 5TH FLOOR PLAN-OFFICE
- A-1.6 6TH FLOOR PLAN-OFFICE
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A-2-4 6TH FLOOR-REF. CLG. PLAN
A-2-5 ROOF FLOOR-REF. CLG. PLAN

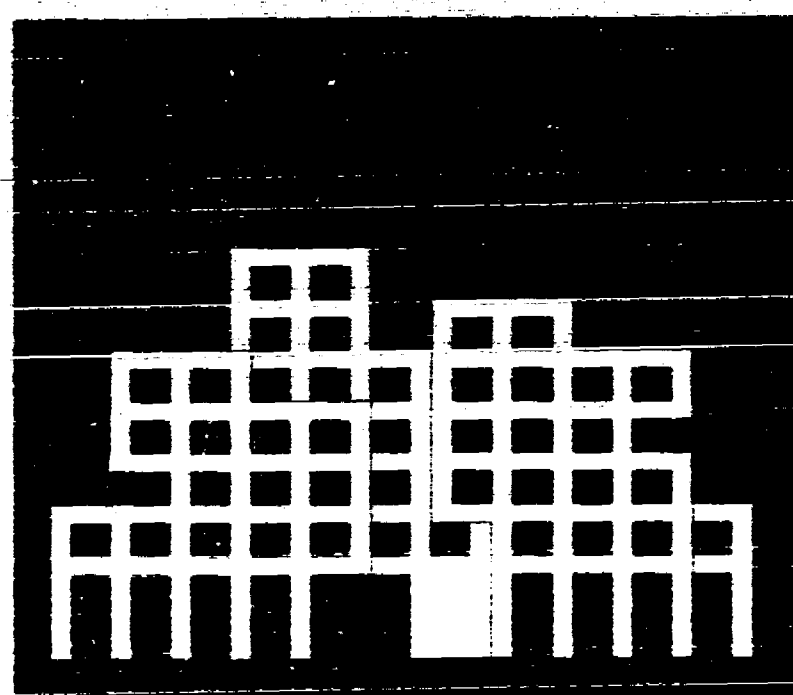
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HISTORIC PRESERVATION
 FOR BUILDING PERMIT
 WORK FILE # 444
 DATE OF BOARD APPROVAL 6-4-98
 DATE OF FINAL APPROVAL 6-2-99 BY
 BUILDING PERMIT CANNOT BE ISSUED
 REASON: 7-19-99
 ANY CHANGES TO THIS PLAN DRAWING
 MUST BE REVIEWED AND APPROVED BY DESIGN
 HISTORIC PRESERVATION STAFF PRIOR TO
 THE SUBMISSION OF A BUILDING PERMIT
 APPLICATION TO THE CITY OF SEATTLE
 AFTER THE ISSUANCE OF A BUILDING PERMIT
 MUST BE REVIEWED AND APPROVED BY DESIGN
 HISTORIC PRESERVATION STAFF PRIOR TO
 THE COMPLETION OF THE PROJECT
 SEE END LINE NOTES ON
 sheets AC-2, AC-3 and AC-7

OFFICE COPY
CITY OF MIAMI BEACH

APPROVED FOR PERMIT BY
THE FOLLOWING:

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STRUCTURE

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- S-6 6TH FLOOR FRAMING PLAN
- S-7 ROOF FRAMING PLAN
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- S-9 SECTIONS

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PLUMBING

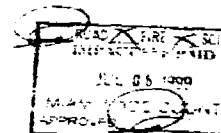
- P-1 GROUND FLOOR PLAN
P-2 2ND FLOOR PLAN
P-3 3RD FLOOR PLAN
P-4 4TH FLOOR PLAN
P-5 5TH FLOOR PLAN
P-6 6TH FLOOR PLAN
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P-8 PLUMBING RISER
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SP-4 4TH FLOOR PLAN
SP-5 5TH FLOOR PLAN
SP-6 6TH FLOOR PLAN
SP-7 ROOF PLAN
SP-8 RISER AND DETAILS

PLAS

[Handwritten signatures and stamps]



DEVELOPER

BLUE COMET, L.L.C.
407 LINCOLN ROAD, SUITE 8-R
MIAMI BEACH, FL 33139
305-672-5152 FAX 305-672-5179

STRUCTURAL

G. V. PREZ ASSOCIATES, INC.
1385 CORAL WAY, SUITE 202
MIAMI, FL 33145
(305) 854-4104 FAX 854-2078

MED

BMDC
4141 NE 2nd AVENUE, SUITE 107
MIAMI, FL 33137
305 575 0355

Abstract

FLORIDA ENGINEERING SERVICES
34 NW 46TH STREET
NORTH MIAMI BEACH, FL 33160
(305) 853-0212 FAX 853-0232

Civil

AB2MT CONSULTANTS, INC.
9400 S. CADELAND BLVD., SUITE 370
MIAMI, FL 33156
(305) 670-1011 FAX 670-1016

LANDSCAPE

GEOMANTIC DESIGNS, INC
6000 SW 81 ST.
MIAMI, FL 33143
(305) 665-0082 FAX 665-0428

LEGEND

EXISTING MANHOLE
EXISTING WATER MAIN
EXISTING SANITARY SEWER
EXISTING ELEVATION
PROPOSED ELEVATION
PROPOSED FLOW DIRECTION
PROPOSED UNDERGROUND PIPING
PROPOSED VALVE
PROPOSED MANHOLE
PROPOSED FIRE HYDRANT
FLOW DIRECTION
SEE PLUMBING PLANS FOR CONTINUATION

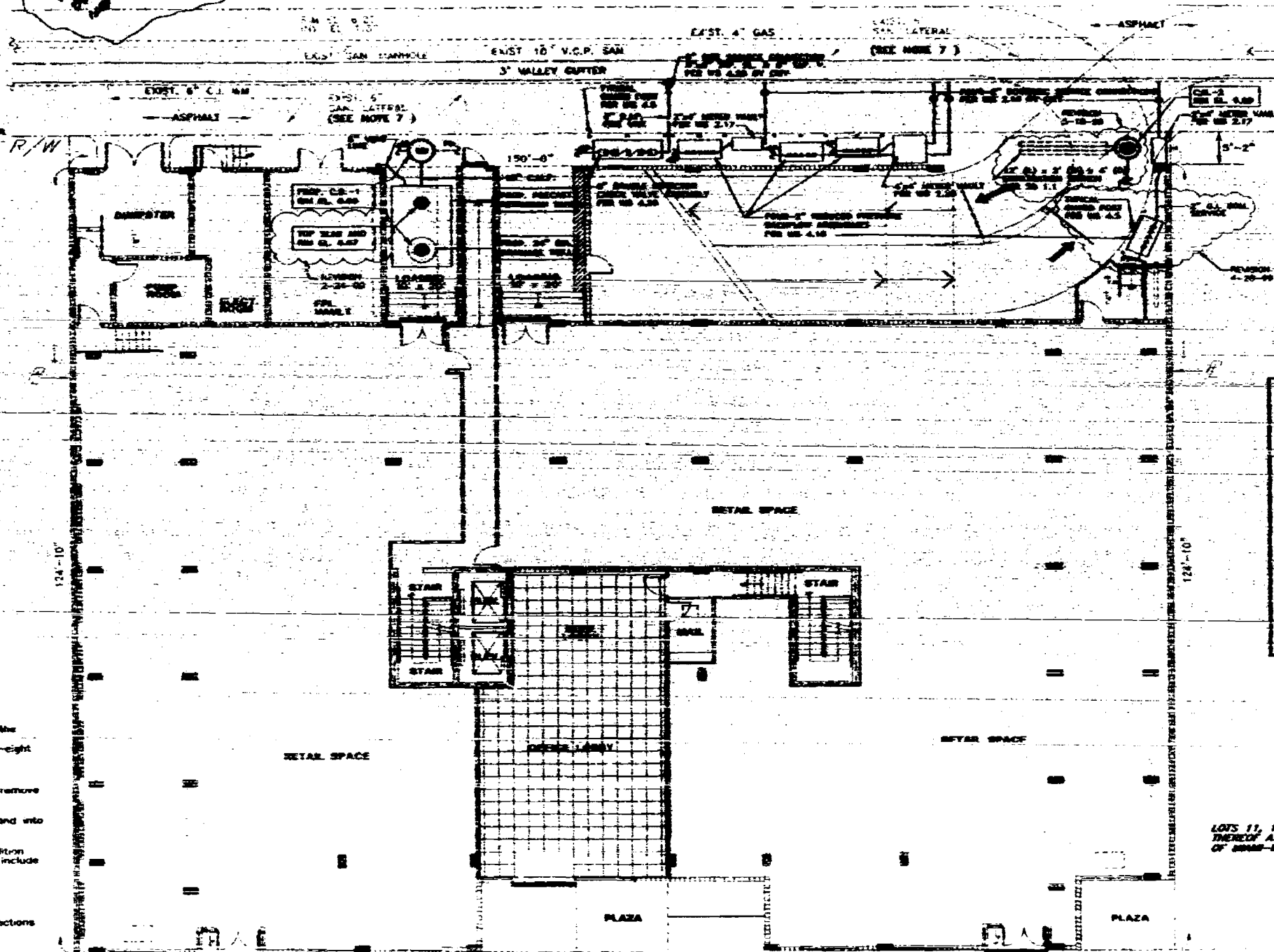
ABBREVIATIONS

CE CAST IRON
CL CENTER LINE
CONC CONCRETE
CULP CONCRETE
DIP DUCTILE IRON PIPE
ELEV ELEVATION
EXIST EXISTING
FLOOR FLOOR ELEVATION
G.I. GALVANIZED IRON
H.W. HANGING
M.M. MANHOLE
P.P. PROPOSED
P.C. POLYETHYLENE CHLORIDE
R/W RIGHT OF WAY
S.W. SLOPE
TAP. TAPPING
TYP. TYPICAL
V.C.P. VENTED CLAY PIPE (TERMA COULS)
W.W. WATER MAIN
W.V. WATER VALVE

GENERAL NOTES

- All existing and proposed work shall be in accordance with the applicable requirements of the Miami-Dade Water & Sewer Department, Department of Environmental Resources Management, and the City of Miami Beach Public Works Department.
- Dimensions shown herein refer to National Geodetic Vertical Datum (NGVD).
- It shall be the contractor's responsibility to verify all dimensions on site as the location and depths of existing and proposed utilities prior to the start of construction. Call South's State One Call Center at 1-800-432-4770 forty-eight hours before digging. The contractor shall immediately notify the engineer of discrepancies, if any.
- If man, post, or other deleterious material is encountered, contractor shall remove same and replace with suitable fill material per approved change order.
- Refer to plumbing plans for continuation of plumbing lines on the property and into on-site structures.
- It shall be the contractor's responsibility to restore the work area to a condition equal to or better than that which existed prior to construction. This shall include pavement and grade restoration, removal of debris, etc.
- Sewer connection locations and the number of lateral connections required must be approved by the City of Miami Beach Public Works Department.
- The locations of the proposed 6" and 4" domestic service connections must be approved by the City of Miami Beach Public Works Department.
- The notation "W.S. 0.00" refers to Miami-Dade Water and Sewer Department approved Standard Datum.
- The notation "D.R. 1.00" refers to Miami-Dade Public Works Department approved Standard Datum.

ALLEY (Collins Court)



LOCATION MAP

SCALE: 1" = 100'

LEGAL DESCRIPTION

LOTS 11, 12 AND 13, BLOCK 9 "OCEAN BEACH PL." ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGE 38 OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA.

OFFICE COPY

CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY THE FOLLOWING:

DESIGNED BY: [Signature]
CHECKED BY: [Signature]
APPROVED BY: [Signature]
DATE: 10/14/95

WASHINGTON AVENUE (Northbound)

GROUND FLOOR PLAN

SCALE: 1" = 10'



119 Washington Avenue

ARQUITECTONICA
530 Brickell Avenue
Miami, FL 33131
TEL: (305) 372-1812
FAX: (305) 372-1175

G. V. PINEZ ASSOCIATES, INC.
1385 CORAL WAY, SUITE 202
MIAMI, FL 33146
(305) 434-4104 FAX: 434-2870

IMDC
4441 NE 2ND AVENUE, SUITE 107
MIAMI, FL 33137
(305) 573-6226

FLORIDA ENGINEERING SERVICES
24 NEW MIAMI STREET
NORTH MIAMI BEACH, FL 33162
(305) 955-8222 FAX: 955-909-6426

AS-BUILT CONSULTANTS, INC.
1001 N.W. 11TH STREET
MIAMI, FL 33136
(305) 581-1000 FAX: 581-1001

GEOMETRIC DESIGN, INC.
3800 SW 81 ST
MIAMI, FL 33146
(305) 551-0400 FAX: 551-0405

INTERCITY LABORATORIES, INC.
3800 SW 81 ST
NORTH MIAMI BEACH, FL 33162
(305) 951-0400 FAX: 951-0405

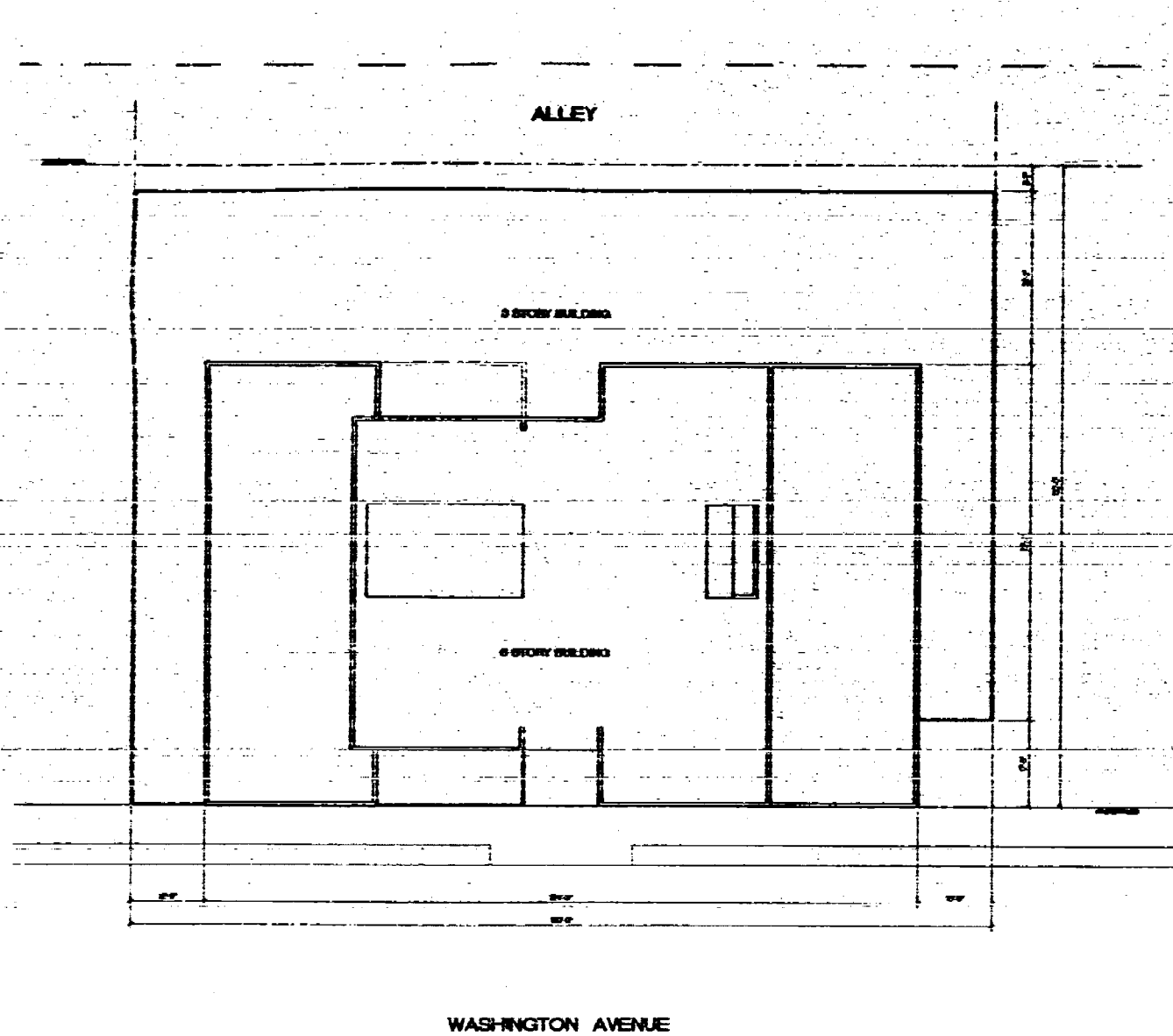
CONSTRUCTION DOCUMENTS
Official Registration No. 00000000
Drawn by: JH
Approved by: [Signature]

REVISIONS TO BE:
NO. 2. AMENDMENTS, WATER SERVICE CONNECTIONS 1-10-95
REVISIONS TO BE: NO. 1. 1-10-95
NO. 3. FIRE HYDRANT, WATER, 2-24-95
CHANGE NOTE: 1. ON JULY 2-24-95
RELOCATE BACKFLOW PREVENTER ASSEMBLY 4-28-95
AND EXISTING TRENCH V.C.S. 2 3-28-95
AND HYD. 28 1-28-95

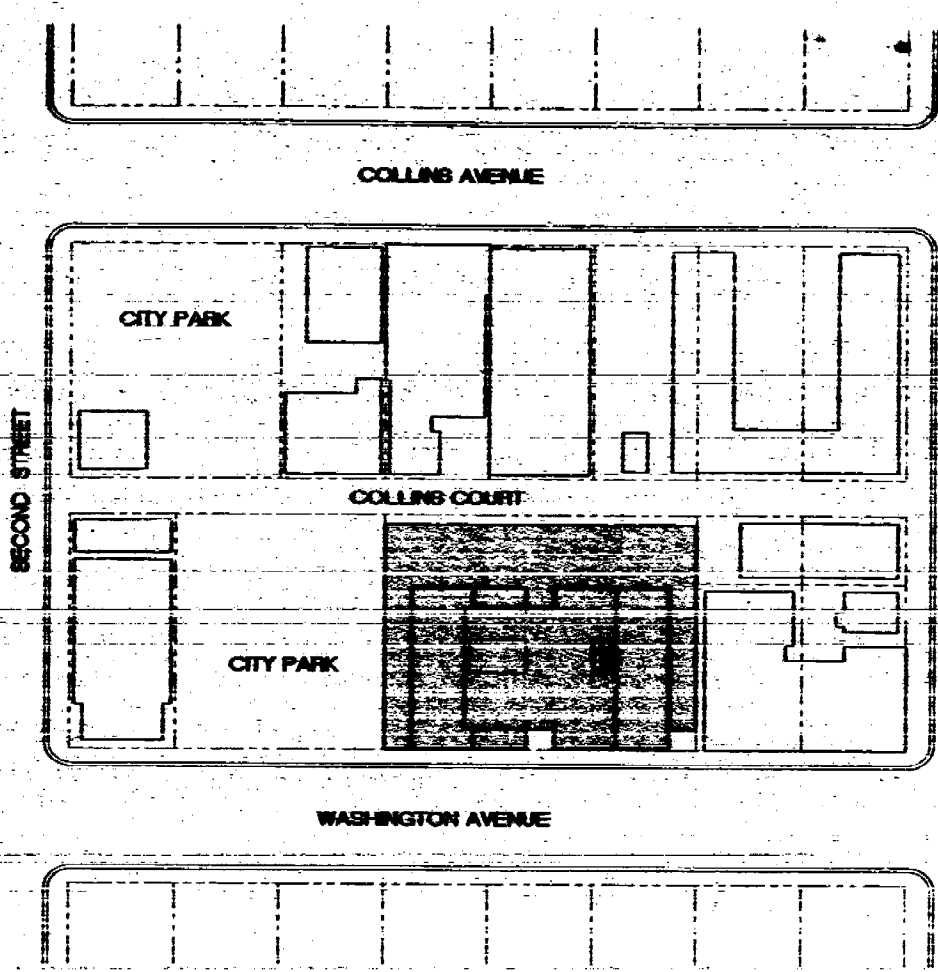
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Water and Sanitary Sewer
Utilities
Stormwater Drainage Well
Plan



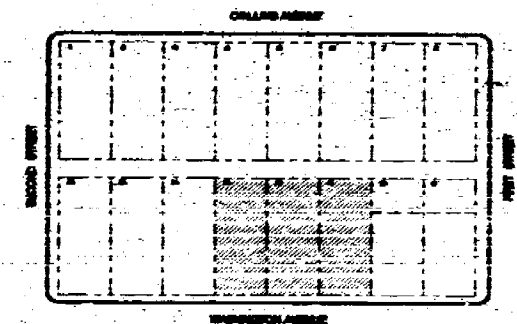


SITE PLAN
SCALE 1/8" = 1'-0"



LOCATION SITE PLAN
SCALE 1/80" = 1'-0"

LOCATION MAP



LOT'S PLAN AND LEGAL
SCALE 1/800" = 1'-0"

LEGAL:
LOT 18 AND 19, BLOCK 6, OCEANVIEW PL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 2 AT PAGE 38 OF PUBLIC RECORDS OF DADE COUNTY, FLA.

ZONING DATA TABULATION

PROPERTY ADDRESS: 80 WASHINGTON AVENUE, MIAMI BEACH, FLORIDA
ZONING DISTRICT: C-PSL LIMITED MIXED-USE COMMERCIAL
LOT AREA: 807 X 187 = 150,921 SF.
TIME ZONE: EST
NUMBER PARS: 20
MAXIMUM BUILDABLE AREA: 38,000 SF.

BOUNCES:

1. URBAN PLANNING	05
ARCHITECT	05
2. BUILDING FEATURES	02
CLOUTIER CASE	05
TERMINAL	05
MECH. EQUIPMENT	05
PARKING ROOF FINISHES	05
USE OF MATERIAL, MATERIAL	05
3. UTILITIES	05
LANDSCAPE	05
ROOFTOP LANDSCAPING	05
PARKING	05
4. PHYSICAL DESIGN	05
PARKING	05
UNDERGROUND LINES	05
ALLEY IMPROVEMENTS	05
UNLOCKED TRASH	05
ENTRY PLAZA	05
5. SITE IMPROVEMENTS	05
BOSS AND CONCRETE	05
STREET FURNITURE	05
PUBLIC ART	05
STREET TREES	05
CRIME PREVENTION	05
TOTAL:	102

OFFICE COPY
CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY
THE FOLLOWING:

BUILDING: [Signature]
ZONING: [Signature]
FLOODING: [Signature]
ELECTRICAL: [Signature]
MECHANICAL: [Signature]
FIRE PROTECTION: [Signature]
ENVIRONMENTAL: [Signature]
STRUCTURAL: [Signature]
ACCESSIBILITY: [Signature]

GROSS FLOOR AREA:

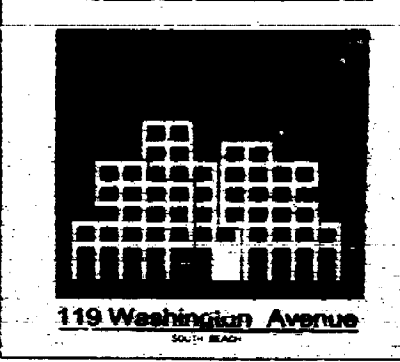
GROUND LEVEL: 150,921 SF X 0.01 =	7,800 SF
PARKING LEVELS: 882 SF X 0.01 =	882 SF
FOURTH LEVEL: 882 SF X 0.01 =	882 SF
FIFTH LEVEL: 882 SF X 0.01 =	882 SF
SIXTH LEVEL: 882 SF X 0.01 =	882 SF
ROOF LEVEL: 882 SF X 0.01 =	882 SF
TOTAL:	38,800 SF

PARKING:

OFFICE: 8,775 SF / 400 SF / SPACE =	75 SPACES
RETAIL: 12,780 SF / 300 SF / SPACE =	43 SPACES
TOTAL REQUIRED:	118 SPACES
TOTAL PROVIDED:	118 SPACES

PERFORMANCE STANDARDS

MAXIMUM HEIGHT: 100 FT	MAXIMUM SETBACK: 10 FT
REQUIRED SETBACKS: FRONT: 0 FT	SIDE: 0 FT
PROPOSED SETBACKS: FRONT: 0 FT	SIDE: 0 FT
	REAR: 5-0'



119 Washington Avenue
DADE COUNTY, FLORIDA

ARCHITECTONICA
119 WASHINGTON AVENUE
MIAMI BEACH, FL 33139
TEL: (305) 672-1000
FAX: (305) 672-1000

STRUCTURAL ENGINEER
G.V. PINEZ ASSOCIATES, INC.
1000 CORAL WAY, SUITE 202
MIAMI, FL 33139
(305) 672-1011 FAX: (305) 672-1011

FLORIDA ENGINEERING SERVICES
34 NW 19TH STREET
NORTH MIAMI BEACH, FL 33180
(305) 672-1011 FAX: (305) 672-1011

LANDSCAPE ARCHITECT
GEOMANTIC DESIGNS, INC.
800 SW 87 ST.
MIAMI, FL 33142
(305) 672-1011 FAX: (305) 672-1011

INTERCOUNTRY LABORATORIES, INC.
300 NW 170 ST
NORTH MIAMI BEACH, FL 33180
(305) 672-1011 FAX: (305) 672-1011

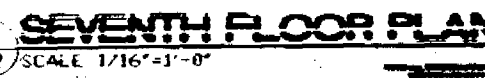
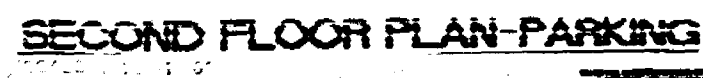
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APPROVED: [Signature]
Revision: [Signature]

SHEET NO. A-01
1/01/01

SITE AND LOCATION PLAN

ABBREVIATIONS

AC	ACRYLIC	AL	ALUMINUM	AS	ASBESTOS	BS	BEST	CA	CALCULATED	CB	CORNER BRACKET	CC	CONCRETE	CD	CORNER DETAIL	CE	CERAMIC	CF	CORNER FLASHING	CG	CORNER GROUT	CH	CHALK	CI	CORNER IRON	CJ	CORNER JOINT	CK	CORNER KICK	CL	CORNER LIP	CM	CORNER MORTAR	CN	CORNER NAIL	CO	CORNER OIL	CP	CORNER PUTTY	CQ	CORNER QUARTZ	CR	CORNER RESIN	CS	CORNER SEAL	CT	CORNER TIE	CU	CORNER UGLY	CV	CORNER VENEER	CW	CORNER WOOD	CX	CORNER X	CY	CORNER Y	CZ	CORNER Z	DA	DAMP	DB	DAMP BRACKET	DC	DAMP CORNER	DD	DAMP DETAIL	DE	DAMP FLASHING	DF	DAMP FLASHING DETAIL	DG	DAMP GROUT	DH	DAMP IRON	DI	DAMP JOINT	DJ	DAMP KICK	DK	DAMP LIP	DL	DAMP MORTAR	DM	DAMP NAIL	DN	DAMP OIL	DO	DAMP PUTTY	DP	DAMP QUARTZ	DQ	DAMP RESIN	DR	DAMP SEAL	DS	DAMP TIE	DT	DAMP UGLY	DU	DAMP VENEER	DV	DAMP WOOD	DW	DAMP X	DX	DAMP Y	DY	DAMP Z	EA	EARTH	EB	EARTH BRACKET	EC	EARTH CORNER	ED	EARTH DETAIL	EE	EARTH FLASHING	EF	EARTH FLASHING DETAIL	EG	EARTH GROUT	EH	EARTH IRON	EI	EARTH JOINT	EJ	EARTH KICK	EK	EARTH LIP	EL	EARTH MORTAR	EM	EARTH NAIL	EN	EARTH OIL	EO	EARTH PUTTY	EP	EARTH QUARTZ	EQ	EARTH RESIN	ER	EARTH SEAL	ES	EARTH TIE	ET	EARTH UGLY	EU	EARTH VENEER	EV	EARTH WOOD	EW	EARTH X	EX	EARTH Y	EY	EARTH Z	FA	FABRIC	FB	FABRIC BRACKET	FC	FABRIC CORNER	FD	FABRIC DETAIL	FE	FABRIC FLASHING	FF	FABRIC FLASHING DETAIL	FG	FABRIC GROUT	FH	FABRIC IRON	FI	FABRIC JOINT	FJ	FABRIC KICK	FK	FABRIC LIP	FL	FABRIC MORTAR	FM	FABRIC NAIL	FN	FABRIC OIL	FO	FABRIC PUTTY	FP	FABRIC QUARTZ	FQ	FABRIC RESIN	FR	FABRIC SEAL	FS	FABRIC TIE	FT	FABRIC UGLY	FU	FABRIC VENEER	FV	FABRIC WOOD	FW	FABRIC X	FX	FABRIC Y	FY	FABRIC Z	GA	GALVANIZED	GB	GALVANIZED BRACKET	GC	GALVANIZED CORNER	GD	GALVANIZED DETAIL	GE	GALVANIZED FLASHING	GF	GALVANIZED FLASHING DETAIL	GG	GALVANIZED GROUT	GH	GALVANIZED IRON	GI	GALVANIZED JOINT	GJ	GALVANIZED KICK	GK	GALVANIZED LIP	GL	GALVANIZED MORTAR	GM	GALVANIZED NAIL	GN	GALVANIZED OIL	GO	GALVANIZED PUTTY	GP	GALVANIZED QUARTZ	GQ	GALVANIZED RESIN	GR	GALVANIZED SEAL	GS	GALVANIZED TIE	GT	GALVANIZED UGLY	GU	GALVANIZED VENEER	GV	GALVANIZED WOOD	GW	GALVANIZED X	GX	GALVANIZED Y	GY	GALVANIZED Z	HA	HARDWARE	HB	HARDWARE BRACKET	HC	HARDWARE CORNER	HD	HARDWARE DETAIL	HE	HARDWARE FLASHING	HF	HARDWARE FLASHING DETAIL	HG	HARDWARE GROUT	HH	HARDWARE IRON	HI	HARDWARE JOINT	HJ	HARDWARE KICK	HK	HARDWARE LIP	HL	HARDWARE MORTAR	HM	HARDWARE NAIL	HN	HARDWARE OIL	HO	HARDWARE PUTTY	HP	HARDWARE QUARTZ	HQ	HARDWARE RESIN	HR	HARDWARE SEAL	HS	HARDWARE TIE	HT	HARDWARE UGLY	HU	HARDWARE VENEER	HV	HARDWARE WOOD	HW	HARDWARE X	HX	HARDWARE Y	HY	HARDWARE Z	IA	IRON	IB	IRON BRACKET	IC	IRON CORNER	ID	IRON DETAIL	IE	IRON FLASHING	IF	IRON FLASHING DETAIL	IG	IRON GROUT	IH	IRON IRON	II	IRON JOINT	IJ	IRON KICK	IK	IRON LIP	IL	IRON MORTAR	IM	IRON NAIL	IN	IRON OIL	IO	IRON PUTTY	IP	IRON QUARTZ	IQ	IRON RESIN	IR	IRON SEAL	IS	IRON TIE	IT	IRON UGLY	IU	IRON VENEER	IV	IRON WOOD	IW	IRON X	IX	IRON Y	IY	IRON Z	JA	JAM	JB	JAM BRACKET	JC	JAM CORNER	JD	JAM DETAIL	JE	JAM FLASHING	JF	JAM FLASHING DETAIL	JG	JAM GROUT	JH	JAM IRON	JI	JAM JOINT	JJ	JAM KICK	JK	JAM LIP	JL	JAM MORTAR	JM	JAM NAIL	JN	JAM OIL	JO	JAM PUTTY	JP	JAM QUARTZ	JQ	JAM RESIN	JR	JAM SEAL	JS	JAM TIE	JT	JAM UGLY	JU	JAM VENEER	JV	JAM WOOD	JW	JAM X	JX	JAM Y	JY	JAM Z	KA	KICK	KB	KICK BRACKET	KC	KICK CORNER	KD	KICK DETAIL	KE	KICK FLASHING	KF	KICK FLASHING DETAIL	KG	KICK GROUT	KH	KICK IRON	KI	KICK JOINT	KJ	KICK KICK	KK	KICK LIP	KL	KICK MORTAR	KM	KICK NAIL	KN	KICK OIL	KO	KICK PUTTY	KP	KICK QUARTZ	KQ	KICK RESIN	KR	KICK SEAL	KS	KICK TIE	KT	KICK UGLY	KU	KICK VENEER	KV	KICK WOOD	KW	KICK X	KX	KICK Y	KY	KICK Z	LA	LAMINATE	LB	LAMINATE BRACKET	LC	LAMINATE CORNER	LD	LAMINATE DETAIL	LE	LAMINATE FLASHING	LF	LAMINATE FLASHING DETAIL	LG	LAMINATE GROUT	LH	LAMINATE IRON	LI	LAMINATE JOINT	LJ	LAMINATE KICK	LK	LAMINATE LIP	LL	LAMINATE MORTAR	LM	LAMINATE NAIL	LN	LAMINATE OIL	LO	LAMINATE PUTTY	LP	LAMINATE QUARTZ	LQ	LAMINATE RESIN	LR	LAMINATE SEAL	LS	LAMINATE TIE	LT	LAMINATE UGLY	LU	LAMINATE VENEER	LV	LAMINATE WOOD	LW	LAMINATE X	LX	LAMINATE Y	LY	LAMINATE Z	MA	MASONRY	MB	MASONRY BRACKET	MC	MASONRY CORNER	MD	MASONRY DETAIL	ME	MASONRY FLASHING	MF	MASONRY FLASHING DETAIL	MG	MASONRY GROUT	MH	MASONRY IRON	MI	MASONRY JOINT	MJ	MASONRY KICK	MK	MASONRY LIP	ML	MASONRY MORTAR	MM	MASONRY NAIL	MN	MASONRY OIL	MO	MASONRY PUTTY	MP	MASONRY QUARTZ	MQ	MASONRY RESIN	MR	MASONRY SEAL	MS	MASONRY TIE	MT	MASONRY UGLY	MU	MASONRY VENEER	MV	MASONRY WOOD	MW	MASONRY X	MX	MASONRY Y	MY	MASONRY Z	NA	NAIL	NB	NAIL BRACKET	NC	NAIL CORNER	ND	NAIL DETAIL	NE	NAIL FLASHING	NF	NAIL FLASHING DETAIL	NG	NAIL GROUT	NH	NAIL IRON	NI	NAIL JOINT	NJ	NAIL KICK	NK	NAIL LIP	NL	NAIL MORTAR	NM	NAIL NAIL	NO	NAIL OIL	NP	NAIL PUTTY	NQ	NAIL QUARTZ	NR	NAIL RESIN	NS	NAIL SEAL	NT	NAIL TIE	NU	NAIL UGLY	NV	NAIL VENEER	NW	NAIL WOOD	NX	NAIL X	NY	NAIL Y	NY	NAIL Z	OA	OIL	OB	OIL BRACKET	OC	OIL CORNER	OD	OIL DETAIL	OE	OIL FLASHING	OF	OIL FLASHING DETAIL	OG	OIL GROUT	OH	OIL IRON	OI	OIL JOINT	OJ	OIL KICK	OK	OIL LIP	OL	OIL MORTAR	OM	OIL NAIL	ON	OIL OIL	OO	OIL PUTTY	OP	OIL QUARTZ	OQ	OIL RESIN	OR	OIL SEAL	OS	OIL TIE	OT	OIL UGLY	OU	OIL VENEER	OV	OIL WOOD	OW	OIL X	OX	OIL Y	OY	OIL Z	PA	PARTITION	PB	PARTITION BRACKET	PC	PARTITION CORNER	PD	PARTITION DETAIL	PE	PARTITION FLASHING	PF	PARTITION FLASHING DETAIL	PG	PARTITION GROUT	PH	PARTITION IRON	PI	PARTITION JOINT	PJ	PARTITION KICK	PK	PARTITION LIP	PL	PARTITION MORTAR	PM	PARTITION NAIL	PN	PARTITION OIL	PO	PARTITION PUTTY	PP	PARTITION QUARTZ	PQ	PARTITION RESIN	PR	PARTITION SEAL	PS	PARTITION TIE	PT	PARTITION UGLY	PU	PARTITION VENEER	PV	PARTITION WOOD	PW	PARTITION X	PX	PARTITION Y	PY	PARTITION Z	QA	QUARTZ	QB	QUARTZ BRACKET	QC	QUARTZ CORNER	QD	QUARTZ DETAIL	QE	QUARTZ FLASHING	QF	QUARTZ FLASHING DETAIL	QG	QUARTZ GROUT	QH	QUARTZ IRON	QI	QUARTZ JOINT	QJ	QUARTZ KICK	QK	QUARTZ LIP	QL	QUARTZ MORTAR	QM	QUARTZ NAIL	QN	QUARTZ OIL	QO	QUARTZ PUTTY	QP	QUARTZ QUARTZ	QQ	QUARTZ RESIN	QR	QUARTZ SEAL	QS	QUARTZ TIE	QT	QUARTZ UGLY	QU	QUARTZ VENEER	QV	QUARTZ WOOD	QW	QUARTZ X	QX	QUARTZ Y	QY	QUARTZ Z	RA	RAMP	RB	RAMP BRACKET	RC	RAMP CORNER	RD	RAMP DETAIL	RE	RAMP FLASHING	RF	RAMP FLASHING DETAIL	RG	RAMP GROUT	RH	RAMP IRON	RI	RAMP JOINT	RJ	RAMP KICK	RK	RAMP LIP	RL	RAMP MORTAR	RM	RAMP NAIL	RN	RAMP OIL	RO	RAMP PUTTY	RP	RAMP QUARTZ	RQ	RAMP RESIN	RR	RAMP SEAL	RS	RAMP TIE	RT	RAMP UGLY	RU	RAMP VENEER	RV	RAMP WOOD	RW	RAMP X	RX	RAMP Y	RY	RAMP Z	SA	SEAL	SB	SEAL BRACKET	SC	SEAL CORNER	SD	SEAL DETAIL	SE	SEAL FLASHING	SF	SEAL FLASHING DETAIL	SG	SEAL GROUT	SH	SEAL IRON	SI	SEAL JOINT	SJ	SEAL KICK	SK	SEAL LIP	SL	SEAL MORTAR	SM	SEAL NAIL	SN	SEAL OIL	SO	SEAL PUTTY	SP	SEAL QUARTZ	SQ	SEAL RESIN	SR	SEAL SEAL	SS	SEAL TIE	ST	SEAL UGLY	SU	SEAL VENEER	SV	SEAL WOOD	SW	SEAL X	SX	SEAL Y	SY	SEAL Z	TA	TIE	TB	TIE BRACKET	TC	TIE CORNER	TD	TIE DETAIL	TE	TIE FLASHING	TF	TIE FLASHING DETAIL	TG	TIE GROUT	TH	TIE IRON	TI	TIE JOINT	TJ	TIE KICK	TK	TIE LIP	TL	TIE MORTAR	TM	TIE NAIL	TN	TIE OIL	TO	TIE PUTTY	TP	TIE QUARTZ	TQ	TIE RESIN	TR	TIE SEAL	TS	TIE TIE	TT	TIE UGLY	TU	TIE VENEER	TV	TIE WOOD	TW	TIE X	TX	TIE Y	TY	TIE Z	UA	UNDERLAY	UB	UNDERLAY BRACKET	UC	UNDERLAY CORNER	UD	UNDERLAY DETAIL	UE	UNDERLAY FLASHING	UF	UNDERLAY FLASHING DETAIL	UG	UNDERLAY GROUT	UH	UNDERLAY IRON	UI	UNDERLAY JOINT	UJ	UNDERLAY KICK	UK	UNDERLAY LIP	UL	UNDERLAY MORTAR	UM	UNDERLAY NAIL	UN	UNDERLAY OIL	UO	UNDERLAY PUTTY	UP	UNDERLAY QUARTZ	UQ	UNDERLAY RESIN	UR	UNDERLAY SEAL	US	UNDERLAY TIE	UT	UNDERLAY UGLY	UU	UNDERLAY VENEER	UV	UNDERLAY WOOD	UW	UNDERLAY X	UX	UNDERLAY Y	UY	UNDERLAY Z	VA	VENEER	VB	VENEER BRACKET	VC	VENEER CORNER	VD	VENEER DETAIL	VE	VENEER FLASHING	VF	VENEER FLASHING DETAIL	VG	VENEER GROUT	VH	VENEER IRON	VI	VENEER JOINT	VJ	VENEER KICK	VK	VENEER LIP	VL	VENEER MORTAR	VM	VENEER NAIL	VN	VENEER OIL	VO	VENEER PUTTY	VP	VENEER QUARTZ	VQ	VENEER RESIN	VR	VENEER SEAL	VS	VENEER TIE	VT	VENEER UGLY	VU	VENEER VENEER	VV	VENEER WOOD	VW	VENEER X	VX	VENEER Y	VY	VENEER Z	WA	WALL	WB	WALL BRACKET	WC	WALL CORNER	WD	WALL DETAIL	WE	WALL FLASHING	WF	WALL FLASHING DETAIL	WG	WALL GROUT	WH	WALL IRON	WI	WALL JOINT	WJ	WALL KICK	WK	WALL LIP	WL	WALL MORTAR	WM	WALL NAIL	WN	WALL OIL	WO	WALL PUTTY	WP	WALL QUARTZ	WQ	WALL RESIN	WR	WALL SEAL	WS	WALL TIE	WT	WALL UGLY	WU	WALL VENEER	WV	WALL WOOD	WW	WALL X	WX	WALL Y	WY	WALL Z	XA	X	XB	X BRACKET	XC	X CORNER	XD	X DETAIL	XE	X FLASHING	XF	X FLASHING DETAIL	YG	X GROUT	XH	X IRON	XI	X JOINT	XJ	X KICK	XK	X LIP	XL	X MORTAR	XM	X NAIL	XN	X OIL	XO	X PUTTY	XP	X QUARTZ	XQ	X RESIN	XR	X SEAL	XS	X TIE	XT	X UGLY	XU	X VENEER	XV	X WOOD	XW	X X	XY	X Y	XY	X Z	YA	Y	YB	Y BRACKET	YC	Y CORNER	YD	Y DETAIL	YE	Y FLASHING	YF	Y FLASHING DETAIL	YG	Y GROUT	YH	Y IRON	YI	Y JOINT	YJ	Y KICK	YK	Y LIP	YL	Y MORTAR	YM	Y NAIL	YN	Y OIL	YO	Y PUTTY	YP	Y QUARTZ	YQ	Y RESIN	YR	Y SEAL	YS	Y TIE	YT	Y UGLY	YU	Y VENEER	YV	Y WOOD	YW	Y X	YX	Y Y	YY	Y Z	ZA	Z	ZB	Z BRACKET	ZC	Z CORNER	ZD	Z DETAIL	ZE	Z FLASHING	ZF	Z FLASHING DETAIL	ZG	Z GROUT	ZH	Z IRON	ZI	Z JOINT	ZJ	Z KICK	ZK	Z LIP	ZL	Z MORTAR	ZM	Z NAIL	ZN	Z OIL	ZO	Z PUTTY	ZP	Z QUARTZ	ZQ	Z RESIN	ZR	Z SEAL	ZS	Z TIE	ZT	Z UGLY	ZU	Z VENEER	ZV	Z WOOD	ZW	Z X	ZX	Z Y	ZY	Z Z	AA	AA	AB	AB	AC	AC	AD	AD	AE	AE	AF	AF	AG	AG	AH	AH	AI	AI	AJ	AJ	AK	AK	AL	AL	AM	AM	AN	AN	AO	AO	AP	AP	AQ	AQ	AR	AR	AS	AS	AT	AT	AU	AU	AV	AV	AW	AW	AX	AX	AY	AY	AZ	AZ	BA	BA	BB	BB	BC	BC	BD	BD	BE	BE	BF	BF	BG	BG	BH	BH	BI	BI	BJ	BJ	BK	BK	BL	BL	BM	BM	BN	BN	BO	BO	BP	BP	BQ	BQ	BR	BR	BS	BS	BT	BT	BU	BU	BV	BV	BW	BW	BX	BX	BY	BY	BZ	BZ	CA	CA	CB	CB	CC	CC	CD	CD	CE	CE	CF	CF	CG	CG	CH	CH	CI	CI	CJ	CJ	CK	CK	CL	CL	CM	CM	CN	CN	CO	CO	CP	CP	CQ	CQ	CR	CR	CS	CS	CT	CT	CU	CU	CV	CV	CW	CW	CX	CX	CY	CY	CZ	CZ	DA	DA	DB	DB	DC	DC	DD	DD	DE	DE	DF	DF	DG	DG	DH	DH	DI	DI	DJ	DJ	DK	DK	DL	DL	DM	DM	DN	DN	DO	DO	DP	DP	DQ	DQ	DR	DR	DS	DS	DT	DT	DU	DU	DV	DV	DW	DW	DX	DX	DY	DY	DZ	DZ	EA	EA	EB	EB	EC	EC	ED	ED	EE	EE	EF	EF	EG	EG	EH	EH	EI	EI	EJ	EJ	EK	EK	EL	EL	EM	EM	EN	EN	EO	EO	EP	EP	EQ	EQ	ER	ER	ES	ES	ET	ET	EU	EU	EV	EV	EW	EW	EX	EX	EY	EY	EZ	EZ	FA	FA	FB	FB	FC	FC	FD	FD	FE	FE	FF	FF	FG	FG	GH	GH	GI	GI	GJ	GJ	GK	GK	GL	GL	GM	GM	GN	GN	GO	GO	GP	GP	GQ	GQ	GR	GR	GS	GS	GT	GT	GU	GU	GV	GV	GW	GW	GX	GX	GY	GY	GZ	GZ	HA	HA	HB	HB	HC	HC	HD	HD	HE	HE	HF	HF	HG	HG	HH	HH	HI	HI	HJ	HJ	HK	HK	HL	HL	HM	HM	HN	HN	HO	HO	HP	HP	HQ	HQ	HR	HR	HS	HS	HT	HT	HU	HU	HV	HV	HW	HW	HX	HX	HY	HY	HZ	HZ	IA	IA	IB	IB	IC	IC	ID	ID	IE	IE	IF	IF	IG	IG	IH	IH	II	II	IJ	IJ	IK	IK	IL	IL	IM	IM	IN	IN	IO	IO	IP	IP	IQ	IQ	IR	IR	IS	IS	IT	IT	IU	IU	IV	IV	IW	IW	IX	IX	IY	IY	IZ	IZ	JA	JA	JB	JB	JC	JC	JD	JD	JE	JE	JF	JF	JG	JG	JH	JH	JI	JI	IJ	IJ	JK	JK	KL	KL	LM	LM	LN	LN	LO	LO	LP	LP	LQ	LQ	LR	LR	LS	LS	LT	LT	LU	LU	LV	LV	LW	LW	LX	LX	LY	LY	LZ	LZ	MA	MA	MB	MB	MC	MC	MD	MD	ME	ME	MF	MF	MG	MG	MH	MH	MI	MI	MJ	MJ	MK	MK	ML	ML	MM	MM	MN	MN	MO	MO	MP	MP	MQ	MQ	MR	MR	MS	MS	MT	MT	MU	MU	MV	MV	MW	MW	MX	MX	MY	MY	MZ	MZ	NA	NA	NB	NB	NC	NC	ND	ND	NE	NE	NF	NF	NG	NG	NH	NH	NI	NI	NJ	NJ	NK	NK	NL	NL	NM	NM	NO	NO	NP	NP	NQ	NQ	NR	NR	NS	NS	NT	NT	NU	NU	NV	NV	NW	NW	NX	NX	NY	NY	NZ	NZ	OA	OA	OB	OB	OC	OC	OD	OD	OE	OE	OF	OF
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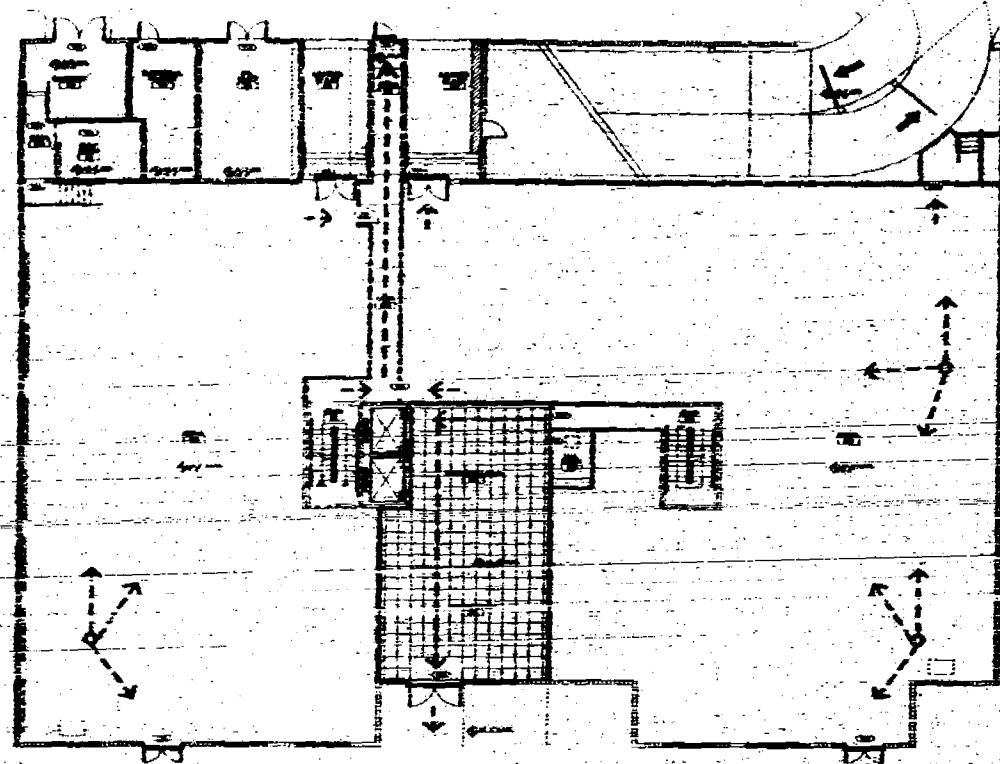


TRAVEL DISTANCE TO EXITS
 JAN 5 1. NOTIFICATION STATION

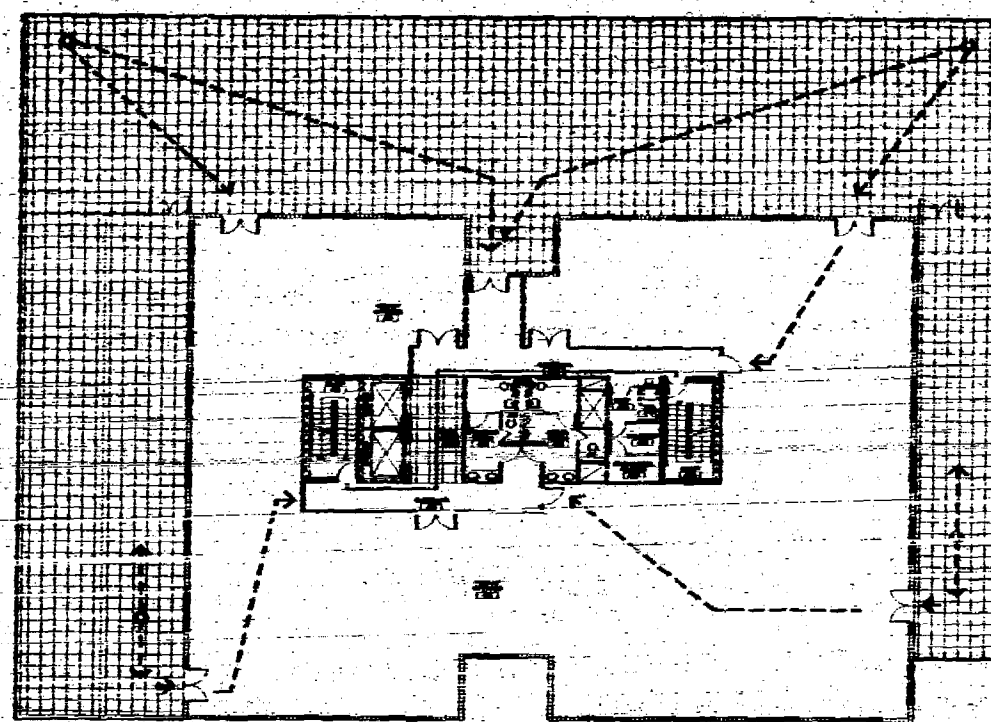


Diagram illustrating a 1000 base pair DNA segment with various restriction sites and a 1000 bp scale bar. The DNA is represented by a horizontal line with several restriction sites marked by vertical lines and labels. The sites are:

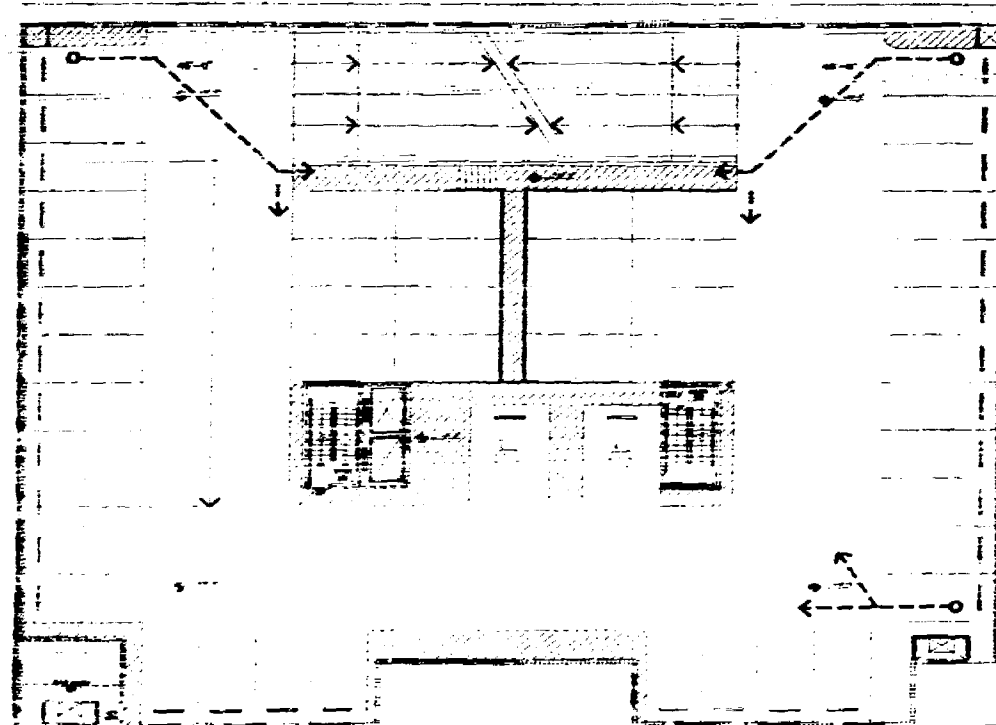
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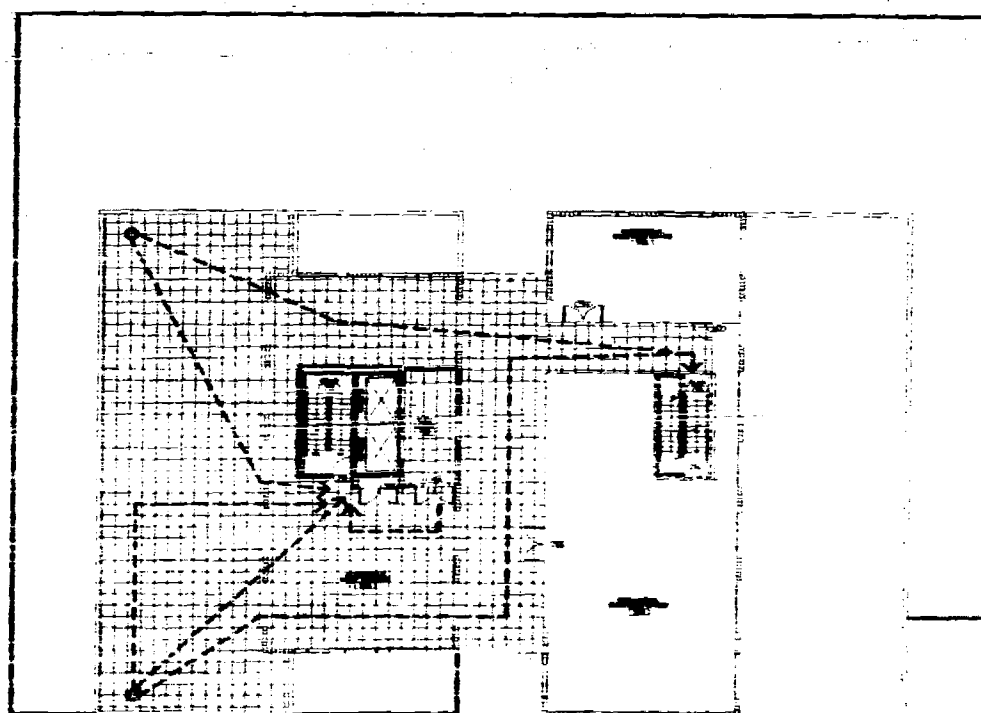
1 GROUND FLOOR PLAN-PARKING
A1.1 SCALE 1/16"=1'-0"



1 FOURTH FLOOR PLAN
A1.1 SCALE 1/16"=1'-0"



1 SECOND FLOOR PLAN-PARKING
A1.2 SCALE 1/16"=1'-0"



1 SEVENTH FLOOR PLAN
A1.2 SCALE 1/16"=1'-0"

PARTITION WALL LEGEND

1/2" THICK CONCRETE PARTITION WALL	1/2" THICK CONCRETE PARTITION WALL
1/2" THICK CONCRETE PARTITION WALL	1/2" THICK CONCRETE PARTITION WALL
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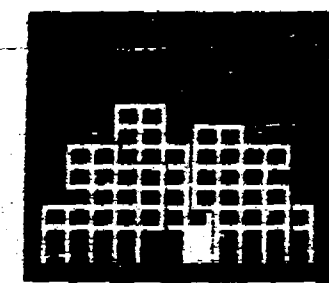
TERRACE 8523 SQFT. 50 SQFT./PERSON = 170 PERSONS
OFFICE SPACE 1,925 SQFT. OPEN+CLOSED (700 SQFT.)
9000 SQFT. 140 SQFT./PERSON = 80 PERSON
TOTAL OCCUPANCY/FLOOR= 250 PERSON
EACH STAIR CAPACITY 44" X 147" PERSONS
EGRESS CAPACITY LIFE SAFETY 5-33
TOTAL CAPACITY (2) X 147" 294 PERSONS > 250 PERSONS

7200 SQFT. 50 SQFT./PERSON = 140 PERSONS
EACH STAIR CAPACITY (44" X 147" PERSONS
TOTAL CAPACITY (2) X 147" 294 PERSONS > 250 PERSONS

OFFICE COPY
CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY
THE FOLLOWING:

DATE: 10/15/03
BY: [Signature]
TITLE: [Signature]
DATE: 10/15/03
BY: [Signature]
TITLE: [Signature]

TRAVEL DISTANCE TO EXIT 300 FT. SPRINKLER SYSTEM



119 Washington Avenue
Miami, FL 33139

ARQUITECTONICA
ARCHITECT
3400 N.W. 10TH STREET
MIAMI, FL 33150
(305) 551-1170 FAX (305) 551-1170

Q. V. PINEZ ASSOCIATES, INC.
1388 CORAL WAY, SUITE 202
MIAMI, FL 33146
(305) 551-1170 FAX (305) 551-1170

MEP
BMC
4141 N.W. 2ND AVENUE SUITE 107
MIAMI, FL 33147
(305) 475-8000

FLORIDA ENGINEERING SERVICES
3400 N.W. 10TH STREET
NORTH MIAMI BEACH, FL 33162
(305) 551-1170 FAX (305) 551-1170

CHE, ENGINEER
AGGAT CONSULTANTS, INC.
3000 S. DIXIE AVENUE, SUITE 200
MIAMI, FL 33133
(305) 551-1170 FAX (305) 551-1170

LANDSCAPE ARCHITECT
GEOMANTIC DESIGNS, INC.
6000 SW 81ST ST.
MIAMI, FL 33143
(305) 551-1170 FAX (305) 551-1170

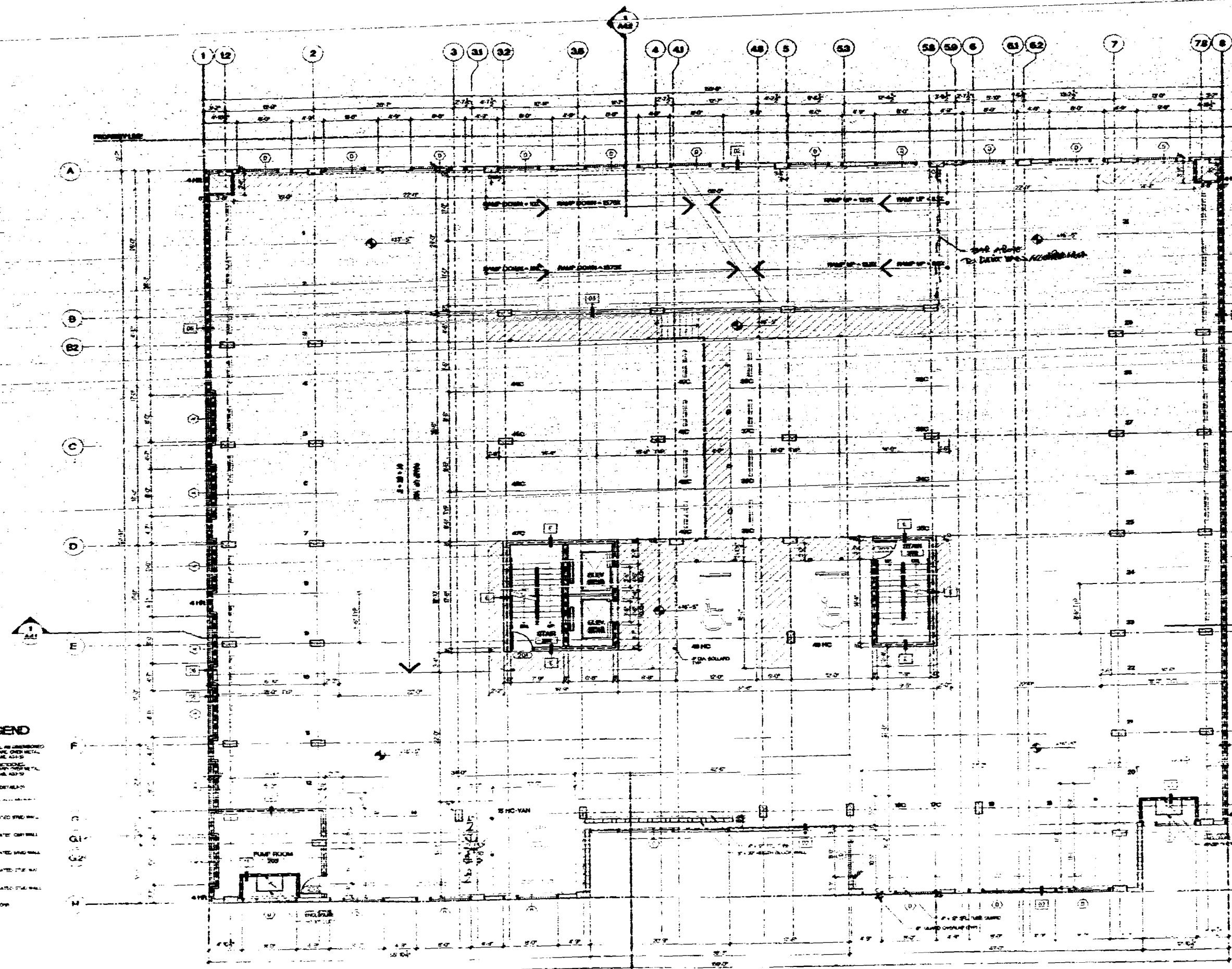
GEOTECHNICAL CONSULTANT
INTERCOUNTRY LABORATORIES, INC.
3000 N.W. 10TH STREET
NORTH MIAMI BEACH, FL 33162
(305) 551-1170 FAX (305) 551-1170

CONSTRUCTION DOCUMENTS

Office Registration # A-030000
Date: 01-15-03 Project No. 9766
Drawing: A-03 Approved: [Signature]
Revision: 01/15/03
Revision Date:

A-03
REVISED

LIFE SAFETY



PARTITION WALL LEGEND

1. PARTITION WALL - 1/2\"/>

2ND FLOOR PLAN - PARKING

ALL FLOOR IS VAN ACCESSIBLE

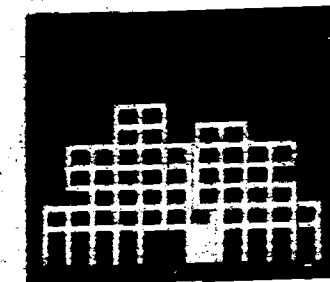
NOTE: ALL EXTERIOR DOORS, STAIRWAYS AND WALKWAYS ARE VAN ACCESSIBLE

DESIGN REVIEWED FOR COMPLIANCE WITH
FOR BUILDING PERMIT
 DRAFTED FILE: 2001
 DATE OF PERMIT: 10/10/01
 BUILDING DEPT. CHECKED: 10/10/01
 AFTER: 10/10/01
 ANY CHANGES TO THIS PLAN MUST BE APPROVED BY THE CITY OF MIAMI BEACH BEFORE ANY CONSTRUCTION BEGINS. THE CITY OF MIAMI BEACH IS NOT RESPONSIBLE FOR ANY CHANGES TO THIS PLAN AFTER THE DATE OF PERMIT.

OFFICE COPY
 CITY OF MIAMI BEACH
 APPROVED FOR PERMIT BY
 THE FOLLOWING:

DESIGNER: *[Signature]*
 PLANNING: *[Signature]*
 ENGINEERING: *[Signature]*
 ARCHITECT: *[Signature]*
 STRUCTURAL: *[Signature]*
 MECHANICAL/ELECTRICAL: *[Signature]*
 CIVIL: *[Signature]*
 LANDSCAPE ARCHITECT: *[Signature]*
 GEOTECHNICAL CONSULTANT: *[Signature]*
 INTERCITY LABORATORIES, INC.: *[Signature]*

PAR AREA = 493 SF



119 Washington Avenue
 MIAMI BEACH, FL 33139

ARQUITECTONICA
 119 WASHINGTON AVENUE
 MIAMI BEACH, FL 33139
 TEL: (305) 303-8012
 FAX: (305) 372-1178

ARCHITECT
ARQUITECTONICA
 119 WASHINGTON AVENUE
 MIAMI BEACH, FL 33139
 TEL: (305) 303-8012
 FAX: (305) 372-1178

ENGINEER
G. V. PINEZ ASSOCIATES, INC.
 3000 CORAL WAY, SUITE 200
 MIAMI, FL 33146
 (305) 664-4700 FAX: (305) 664-3086

MECHANICAL/ELECTRICAL
FLORIDA ENGINEERING SERVICES
 3000 CORAL WAY, SUITE 200
 MIAMI, FL 33146
 (305) 664-4700 FAX: (305) 664-3086

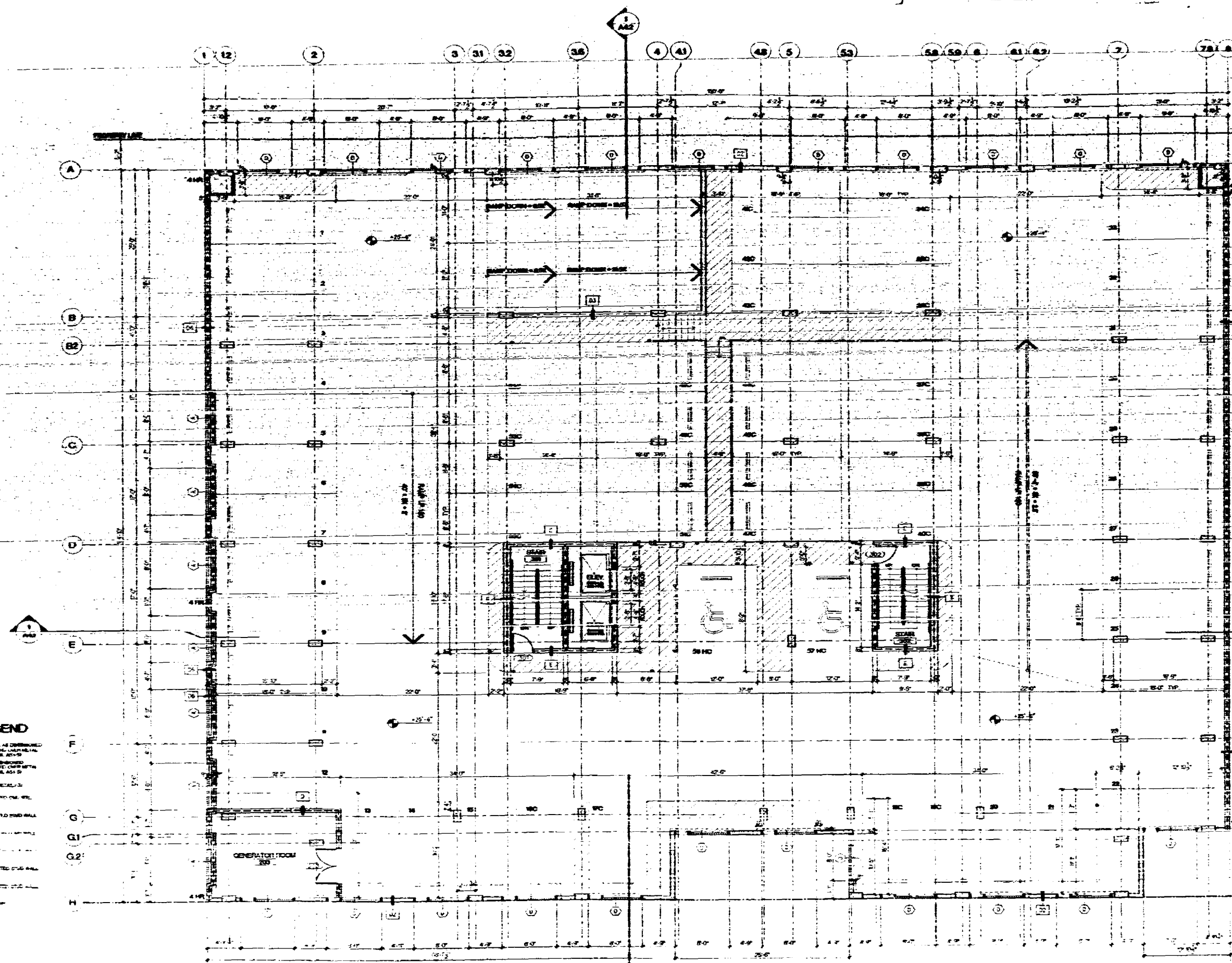
CIVIL
ADRIAN CONSULTANTS, INC.
 6000 S. DIXIE BLVD., SUITE 200
 MIAMI, FL 33146
 (305) 570-1011 FAX: (305) 570-1016

LANDSCAPE ARCHITECT
GEOMANTIC DESIGNS, INC.
 6000 S. DIXIE BLVD., SUITE 200
 MIAMI, FL 33146
 (305) 570-1011 FAX: (305) 570-1016

GEOTECHNICAL CONSULTANT
INTERCITY LABORATORIES, INC.
 3000 CORAL WAY, SUITE 200
 MIAMI, FL 33146
 (305) 664-4700 FAX: (305) 664-3086

A-12

**2ND FL. PLAN
 PARKING**



SCALE 1/8"=1'-0"

NOTE: ALL EXTERIOR DOORS, STONEFRONT AND WINDOWS ARE NOT PART OF THIS PERM.

FLAT AREA - 493 SF

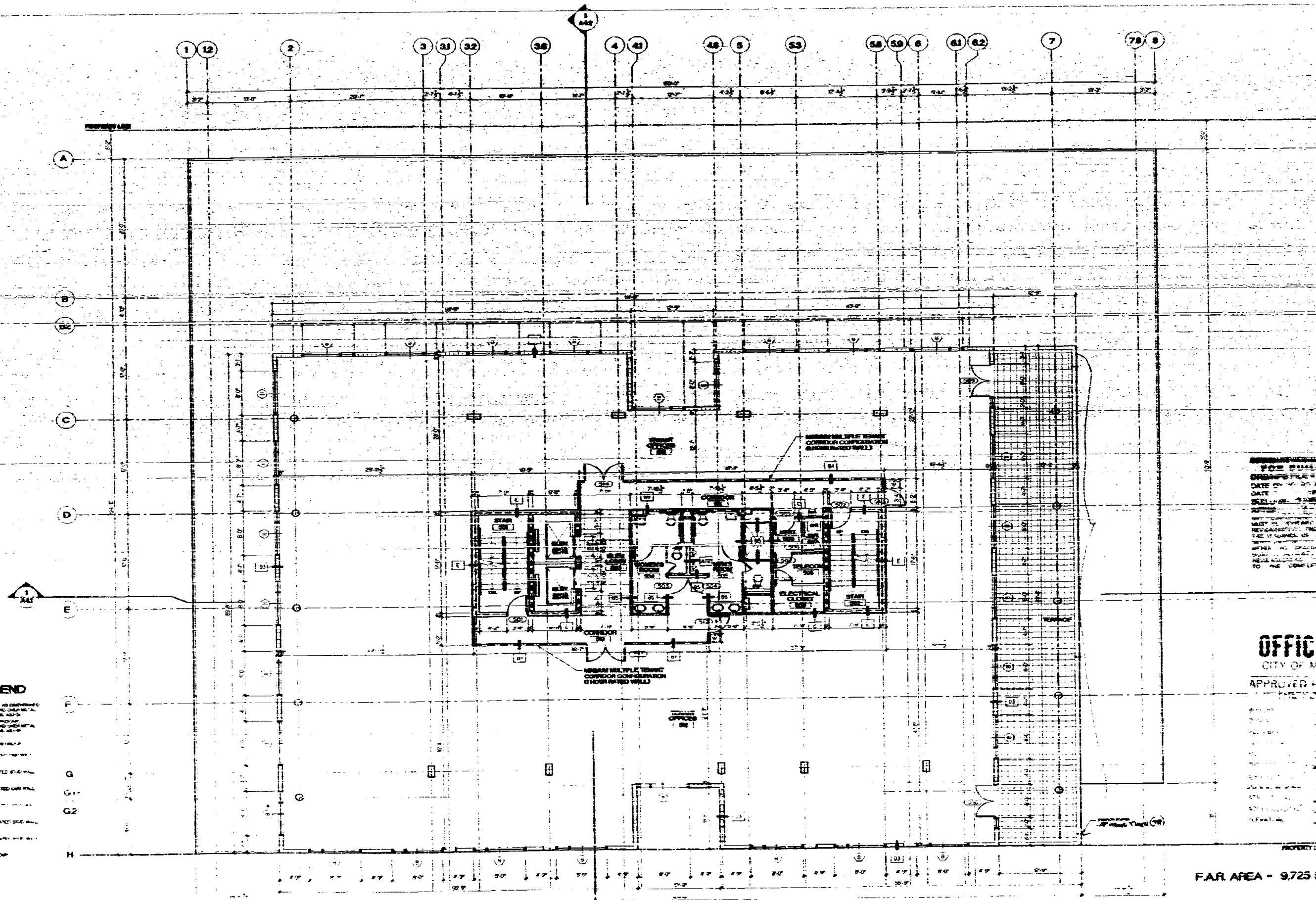


LANDSCAPE ARCHITECT
GEOMATIC DESIGNS, INC.
6000 SW 81 ST.
MIAMI, FL 33143
305-551-1100 FAX 305-551-1101

5-year: 14

A-1.3

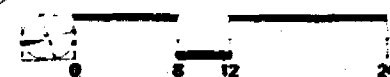
3rd FL. PLAN
PARKING



PARTITION WALL LEGEND

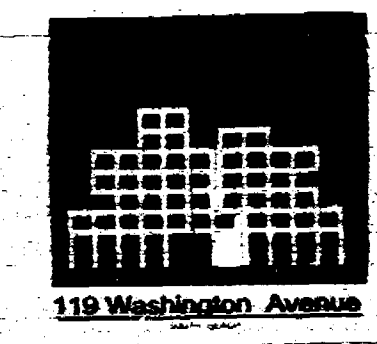
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- 100. PARTITION WALL - 1/2\"

5TH FLOOR PLAN - OFFICE



NOTE: ALL EXTERIOR DOORS, WINDOWS AND
WALLS ARE TO BE FINISHED WITH PLASTER

FAR AREA - 9725 SF



119 Washington Avenue

ARCHITECTONICA
ARCHITECTS
119 WASHINGTON AVENUE
NEW YORK, N.Y. 10038
TEL: 212-512-1111

ARCHITECTONICA
ARCHITECTS
119 WASHINGTON AVENUE
NEW YORK, N.Y. 10038
TEL: 212-512-1111

ARCHITECTONICA
ARCHITECTS
119 WASHINGTON AVENUE
NEW YORK, N.Y. 10038
TEL: 212-512-1111

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NEW YORK, N.Y. 10038
TEL: 212-512-1111

ARCHITECTONICA
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119 WASHINGTON AVENUE
NEW YORK, N.Y. 10038
TEL: 212-512-1111

ARCHITECTONICA
ARCHITECTS
119 WASHINGTON AVENUE
NEW YORK, N.Y. 10038
TEL: 212-512-1111

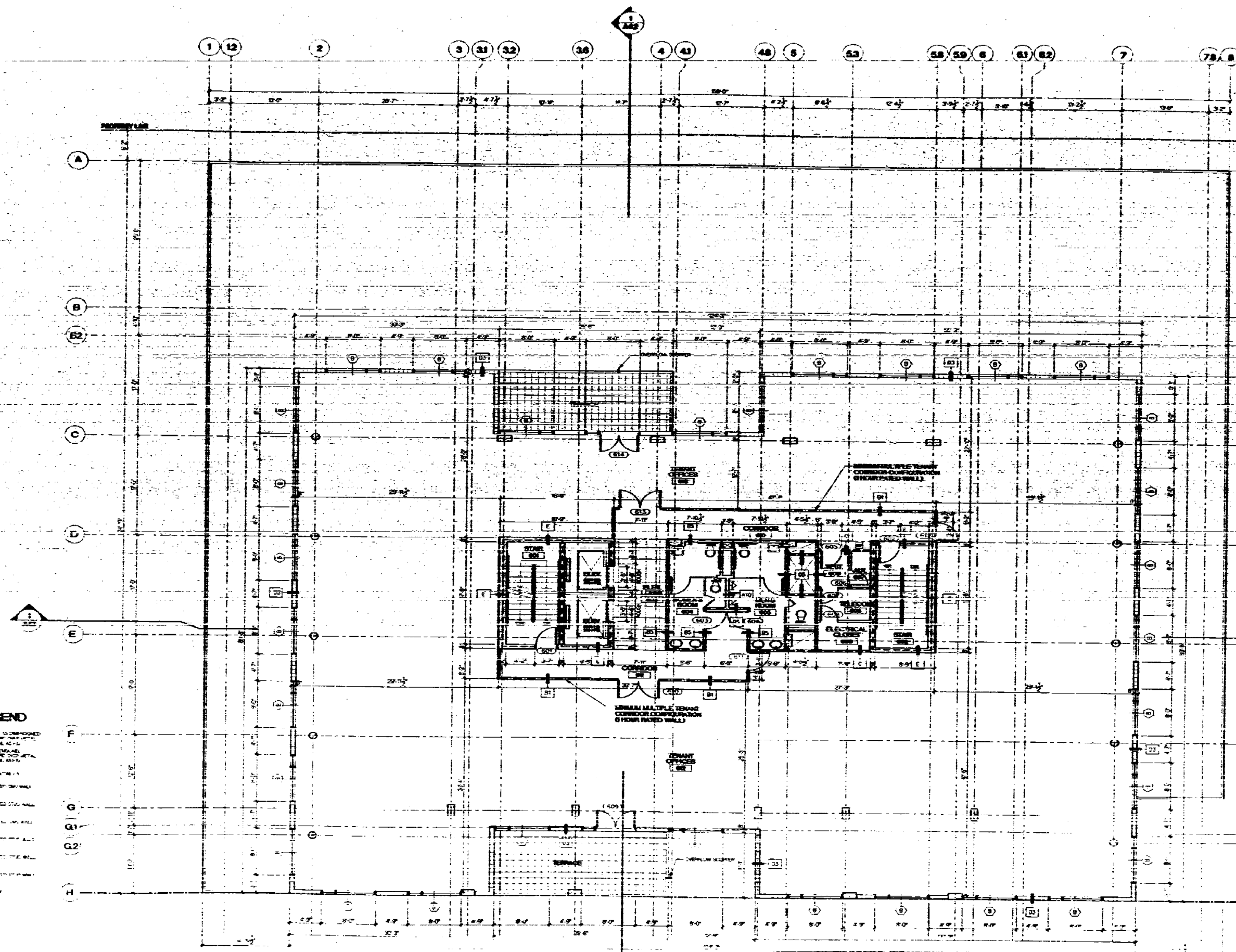
ARCHITECTONICA
ARCHITECTS
119 WASHINGTON AVENUE
NEW YORK, N.Y. 10038
TEL: 212-512-1111

ARCHITECTONICA
ARCHITECTS
119 WASHINGTON AVENUE
NEW YORK, N.Y. 10038
TEL: 212-512-1111

ARCHITECTONICA
ARCHITECTS
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NEW YORK, N.Y. 10038
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ARCHITECTS
119 WASHINGTON AVENUE
NEW YORK, N.Y. 10038
TEL: 212-512-1111

ARCHITECTONICA
ARCHITECTS
119 WASHINGTON AVENUE
NEW YORK, N.Y. 10038
TEL: 212-512-1111



PARTITION WALL LEGEND

1. PARTITION WALL, 1/2\"/>

6TH FLOOR PLAN - OFFICE
 A1.6 SCALE 1/8\"/>

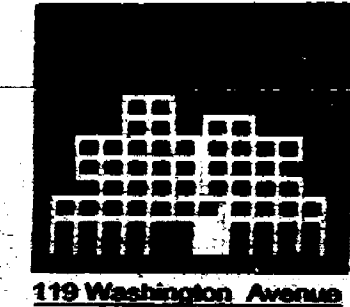
NOTE: ALL EXTERIOR DOORS, STAIRWAYS AND WINDOWS ARE NOT PART OF THIS PERMIT

FAR AREA = 10,325 SF

FOR BUILDING PERMIT
 DRAWING FILE # 4711
 DATE OF PERMIT APPROVAL 8-1-10
 DATE OF PERMIT EXPIRATION 8-1-11
 BUILDING PERMIT CANNOT BE ISSUED
 AFTER 8-1-11
 ANY MODIFICATIONS TO THIS PERMIT DRAWING MUST BE SUBMITTED AND APPROVED BY THE CITY OF MIAMI BEACH BEFORE THE PERMIT CAN BE MODIFIED. THE CITY OF MIAMI BEACH DOES NOT ASSUME RESPONSIBILITY FOR THE ACCURACY OF THE INFORMATION PROVIDED IN THIS PERMIT DRAWING. THE CITY OF MIAMI BEACH DOES NOT ASSUME RESPONSIBILITY FOR THE ACCURACY OF THE INFORMATION PROVIDED IN THIS PERMIT DRAWING. THE CITY OF MIAMI BEACH DOES NOT ASSUME RESPONSIBILITY FOR THE ACCURACY OF THE INFORMATION PROVIDED IN THIS PERMIT DRAWING.

OFFICE COPY
 CITY OF MIAMI BEACH
 APPROVED FOR PERMIT BY THE FOLLOWING:

BUILDING
 ELECTRICAL
 MECHANICAL
 PLUMBING
 FIRE ALARM
 ELEVATOR



119 Washington Avenue

ARQUITECTONICA
 119 WASHINGTON AVENUE
 MIAMI, FL 33139
 (305) 442-1111 FAX (305) 442-1112

GENERAL CONTRACTOR
 G.V. PINEZ ASSOCIATES, INC.
 119 WASHINGTON AVENUE, SUITE 200
 MIAMI, FL 33139
 (305) 442-1111 FAX (305) 442-1112

MECHANICAL ENGINEER
 4141 BETHUNE AVENUE, SUITE 100
 MIAMI, FL 33139
 (305) 442-1111 FAX (305) 442-1112

FLORIDA ENGINEERING SERVICES
 119 WASHINGTON AVENUE, SUITE 200
 MIAMI, FL 33139
 (305) 442-1111 FAX (305) 442-1112

CIVIL ENGINEER
 ARONET CONSULTANTS, INC.
 119 WASHINGTON AVENUE, SUITE 200
 MIAMI, FL 33139
 (305) 442-1111 FAX (305) 442-1112

LANDSCAPE ARCHITECT
 GEOMETRIC DESIGNS, INC.
 119 WASHINGTON AVENUE, SUITE 200
 MIAMI, FL 33139
 (305) 442-1111 FAX (305) 442-1112

GEOTECHNICAL CONSULTANT
 INTERCOUNTY LABORATORIES, INC.
 119 WASHINGTON AVENUE, SUITE 200
 MIAMI, FL 33139
 (305) 442-1111 FAX (305) 442-1112

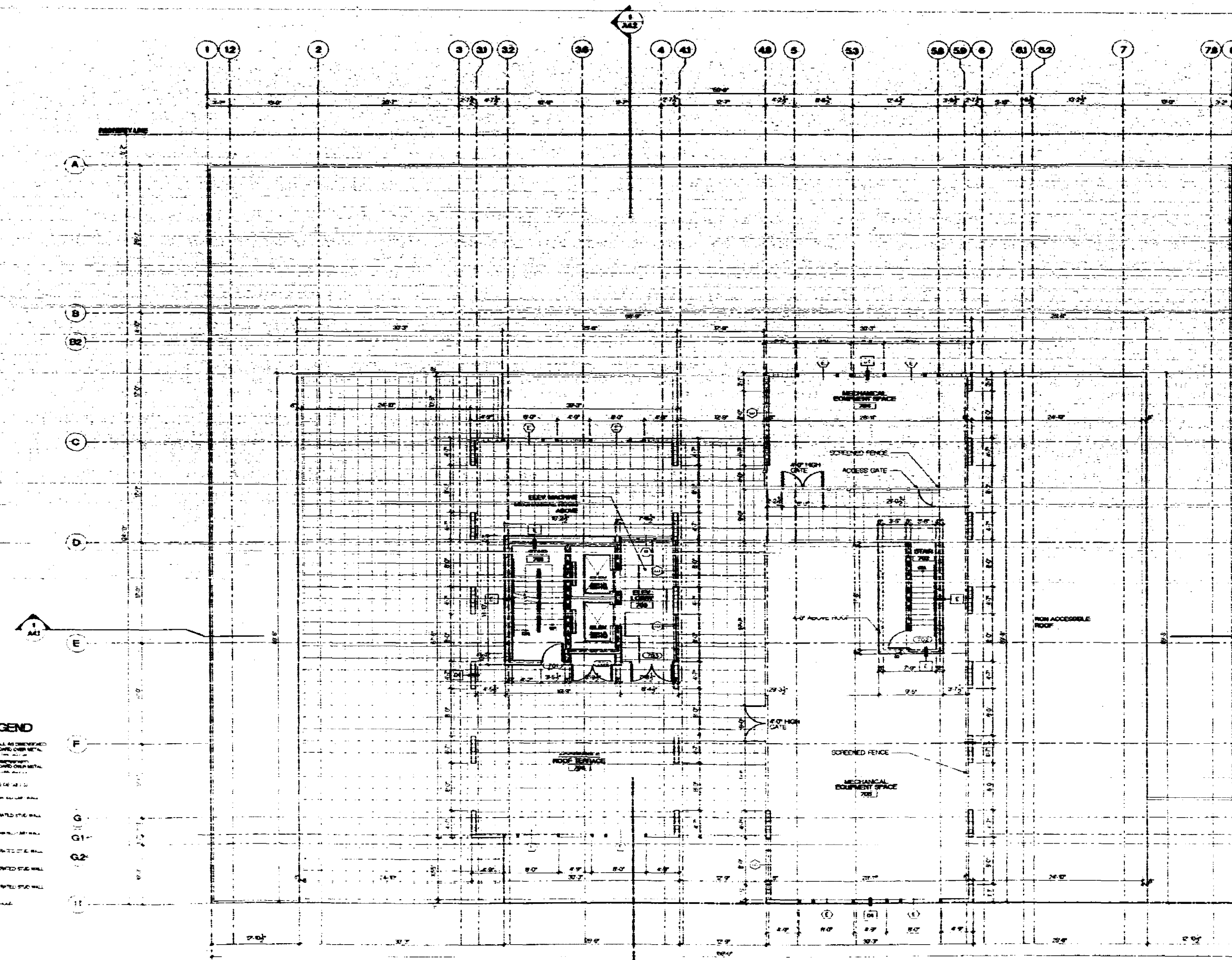
CONSTRUCTION DOCUMENTS

Issue Date: 01-15-10
 Drawn by: M. A. R.
 Checked by: M. A. R.
 Revision: 01/15/10

Project No. 01-15-10

Sheet No. A-1.6

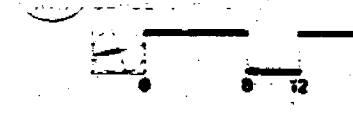
6th FL. PLAN
 OFFICE



PARTITION WALL LEGEND

- 1. PARTITION WALLS SHALL BE CONSTRUCTED OF 1/2" THICK TYPE I PRECAST CONCRETE WITH 10% STEEL FIBER.
- 2. PARTITION WALLS SHALL BE FINISHED WITH 1/2" THICK TYPE I PRECAST CONCRETE WITH 10% STEEL FIBER.
- 3. PARTITION WALLS SHALL BE FINISHED WITH 1/2" THICK TYPE I PRECAST CONCRETE WITH 10% STEEL FIBER.
- 4. PARTITION WALLS SHALL BE FINISHED WITH 1/2" THICK TYPE I PRECAST CONCRETE WITH 10% STEEL FIBER.
- 5. PARTITION WALLS SHALL BE FINISHED WITH 1/2" THICK TYPE I PRECAST CONCRETE WITH 10% STEEL FIBER.
- 6. PARTITION WALLS SHALL BE FINISHED WITH 1/2" THICK TYPE I PRECAST CONCRETE WITH 10% STEEL FIBER.
- 7. PARTITION WALLS SHALL BE FINISHED WITH 1/2" THICK TYPE I PRECAST CONCRETE WITH 10% STEEL FIBER.
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- 9. PARTITION WALLS SHALL BE FINISHED WITH 1/2" THICK TYPE I PRECAST CONCRETE WITH 10% STEEL FIBER.
- 10. PARTITION WALLS SHALL BE FINISHED WITH 1/2" THICK TYPE I PRECAST CONCRETE WITH 10% STEEL FIBER.
- 11. PARTITION WALLS SHALL BE FINISHED WITH 1/2" THICK TYPE I PRECAST CONCRETE WITH 10% STEEL FIBER.
- 12. PARTITION WALLS SHALL BE FINISHED WITH 1/2" THICK TYPE I PRECAST CONCRETE WITH 10% STEEL FIBER.

ROOF PLAN



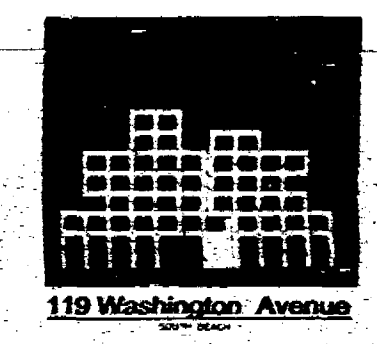
NOTE: ALL EXTERIOR DOORS, STAIRWELL AND ELEVATOR SHAFTS SHALL BE FINISHED WITH 1/2" THICK TYPE I PRECAST CONCRETE WITH 10% STEEL FIBER.

F.A.R. AREA = 464 SF

REVISIONS AND COMMENTS
FOR BUILDING PERMIT
DATE OF REVISION APPROVAL: 6/1/02
DATE: 02/01/02 APPROVAL: 6/1/02
BUILDING PERMIT CANNOT BE ISSUED
AFTER: 6/1/02
ANY REVISIONS TO THESE REVISIONS
MUST BE REVIEWED AND APPROVED BY THE
REVISIONS PRESIDENT OF THE PROJECT
TO THE COMPLETION OF THE PROJECT.

OFFICE COPY
CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY
THE FOLLOWING:

Building: [Signature]
Planning: [Signature]
Engineering: [Signature]
Fire: [Signature]
Health: [Signature]
Police: [Signature]
Public Works: [Signature]
Streets: [Signature]
Water: [Signature]
Sewer: [Signature]
Elevators: [Signature]



ARQUITECTONICA
ARCHITECTS
4441 NE 2ND AVENUE SUITE 100
MIAMI, FL 33137
(305) 555-1111 FAX (305) 555-1112

CL V. PINEZ ASSOCIATES, INC.
STRUCTURAL ENGINEER
300 NW 17th ST.
MIAMI, FL 33136
(305) 555-1111 FAX (305) 555-1112

FLORIDA ENGINEERING SERVICES
CIVIL ENGINEER
300 NW 17th ST.
MIAMI, FL 33136
(305) 555-1111 FAX (305) 555-1112

GEOMATICS DESIGNS, INC.
LANDSCAPE ARCHITECT
300 NW 17th ST.
MIAMI, FL 33136
(305) 555-1111 FAX (305) 555-1112

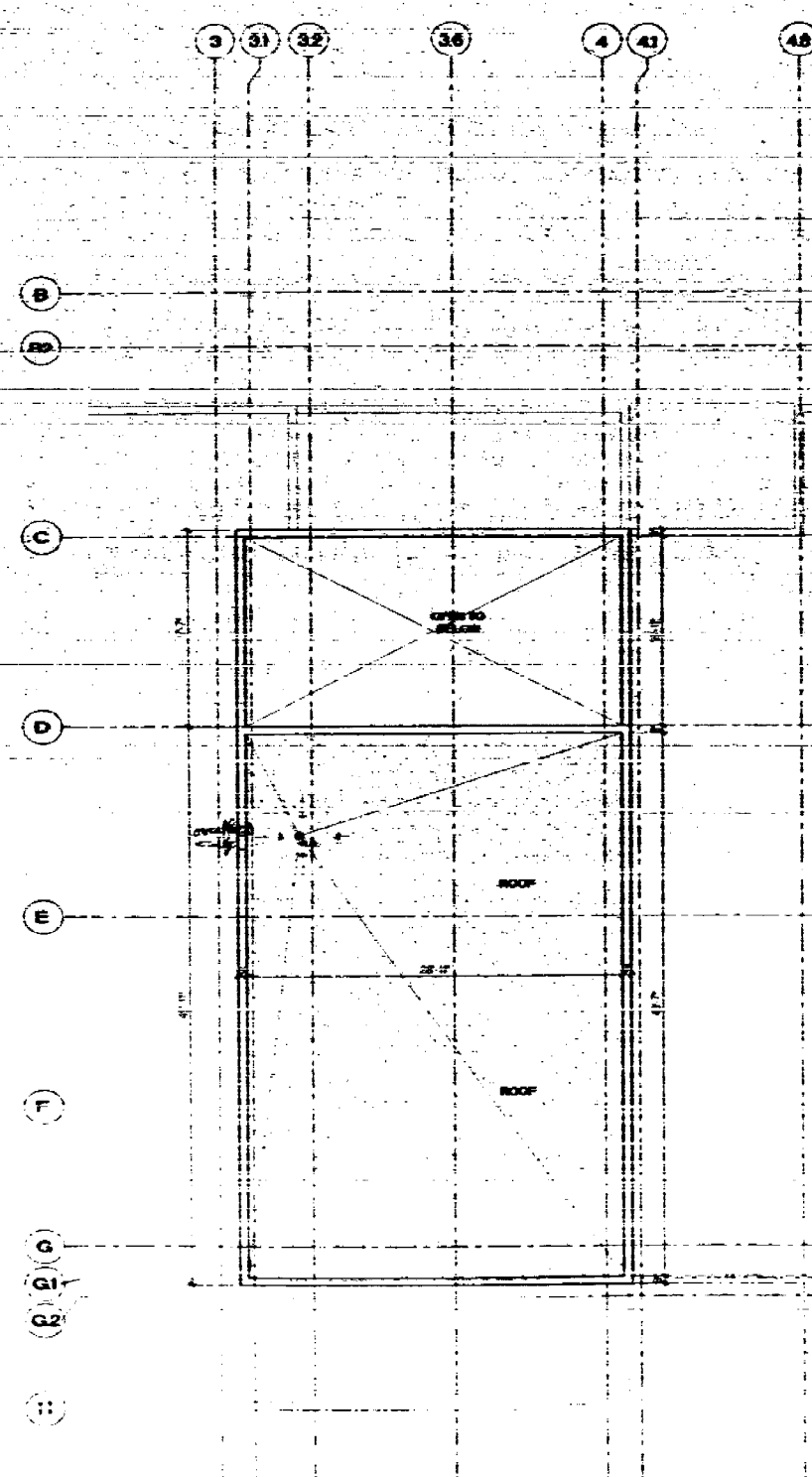
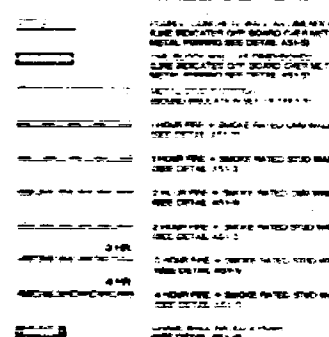
INTERCOUNTY LABORATORIES, INC.
GEOTECHNICAL CONSULTANT
300 NW 17th ST.
MIAMI, FL 33136
(305) 555-1111 FAX (305) 555-1112

CONSTRUCTION DOCUMENTS

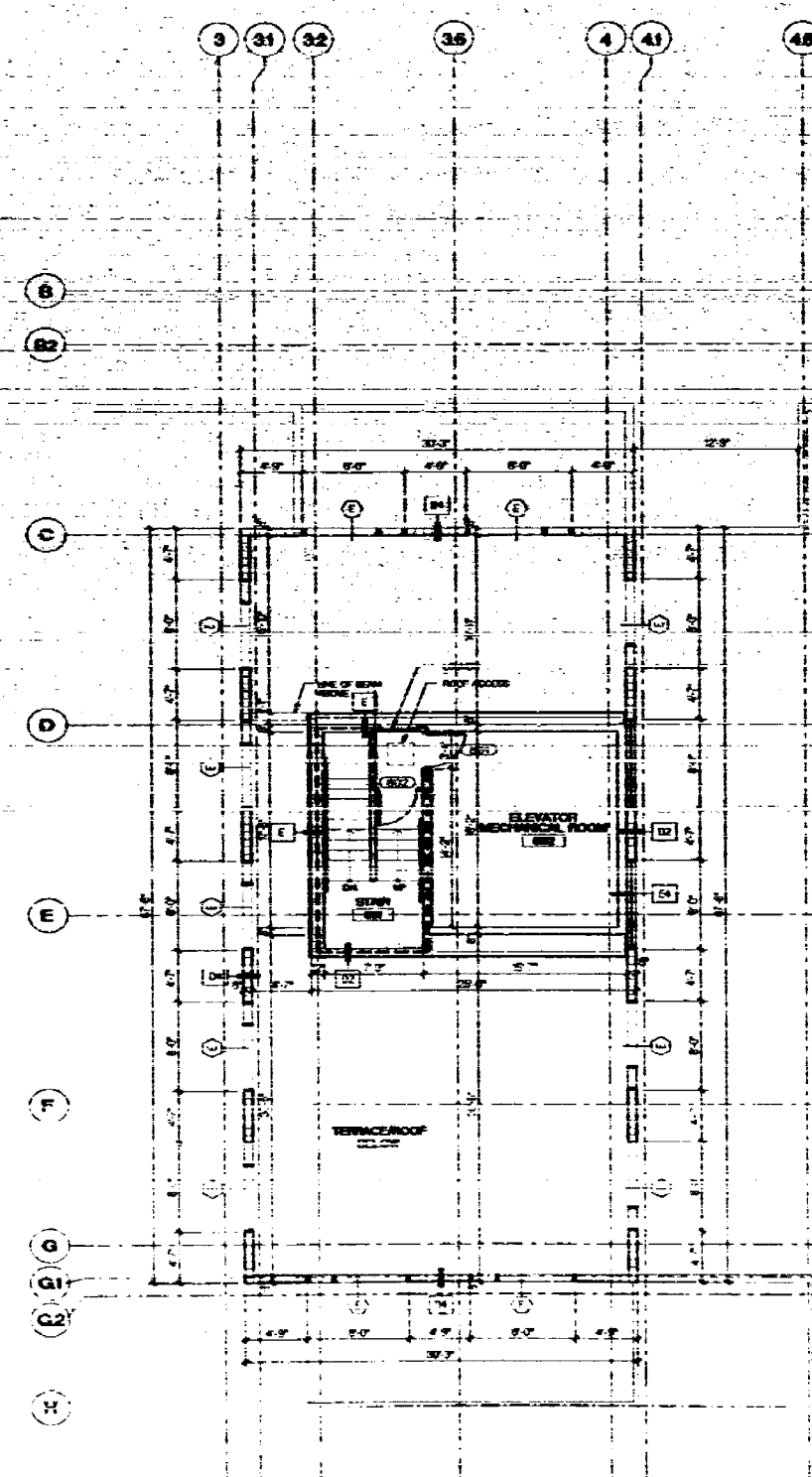
Sheet No. 01-15-00 Project No. 01-15-00
Drawn by: M. J. K. Approved by: [Signature]
Scale: 1/8" = 1'-0" Date: 02/01/02
Revision: 01

Sheet No. **A-17**

ROOF PLAN



ROOF - ELEV. MECH. ROOM



ELEVATOR MECHANICAL ROOM
1/4" = 1'-0"

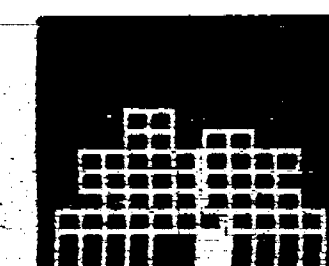


FOR BUILDING PERMIT
DRAWING FILE # 1799
DATE OF PERMIT APPROVAL 4-29-87
BUILDING PERMIT CANNOT BE ISSUED
AFTER 7-19-99
 ALL DATA WITHIN THESE CONCRETE DRAWINGS
 MUST BE REVIEWED AND APPROVED BY DESIGN
 PROFESSIONAL PRESERVATION STAFF PRIOR TO
 THE ISSUANCE OF A BUILDING PERMIT. AN
 ADDITIONAL REVIEW OF THESE DRAWINGS
 AFTER THE ISSUANCE OF A BUILDING PERMIT
 MUST BE REVIEWED AND APPROVED BY DESIGN
 PROFESSIONAL PRESERVATION STAFF PRIOR TO

OFFICE COPY
CITY OF MIAMI BEACH

APPROVED FOR PERMIT BY
THE FOLLOWING:

BUILDING: _____
 ADDRESS: _____
 PLUMBING: 24. 1/2
 ELECTRICAL: 12. 1/2
 MECHANICAL: 12. 1/2
 FIRE: 12. 1/2
 ENGINEERING: _____
 PUBLIC WORKS: _____
 STRUCTURAL: _____
 ACCESSIBILITY: 12. 1/2
 ELEVATION: _____



1101 Worthington Avenue

 ARCHITECT

ARCHITECTONIC
3700 Broadway Avenue
Miami, FL 33133
TEL (305) 372-10
FAX (305) 372-11

STRUCTURAL ENGINEER
G. Y. PIREZ ASSOCIATES, INC.
1285 CORAL WAY, SUITE 202
MIAMI, FL 33145
(305) 544-4444 FAX (305) 544-4444

10

MEIC
4441 NE 2ND AVENUE SUITE
MIAMI, FL 33137
(305) 573-8255

FLORIDA ENGINEERING SERVICE
34 NEW YORK STREET
NORTH MIAMI BEACH, FL 33180
(305) 653-0212 FAX (305) 653-0232

CNL ENGINEER
ABZMT CONSULTANTS, INC.
10000 W. 10th Ave., Suite 100, Denver, CO 80231
(303) 751-1000

LANDSCAPE ARCHITECT
GEOMANTIC DESIGNS, INC.

0800 SW 81 ST.
MIAMI, FL 33143
(305) 695-0998 FAX 695-0428

GEOTECHNICAL CONSULTANT

**CONSTRUCTION
DOCUMENTS**

Office Registration SAA 0000405

Permit Set 80% CD
Date of Issue _____

[illegible][illegible]

11-011

A-1.8

REMARKS

ELEV. MECH.
ROOF PLANS

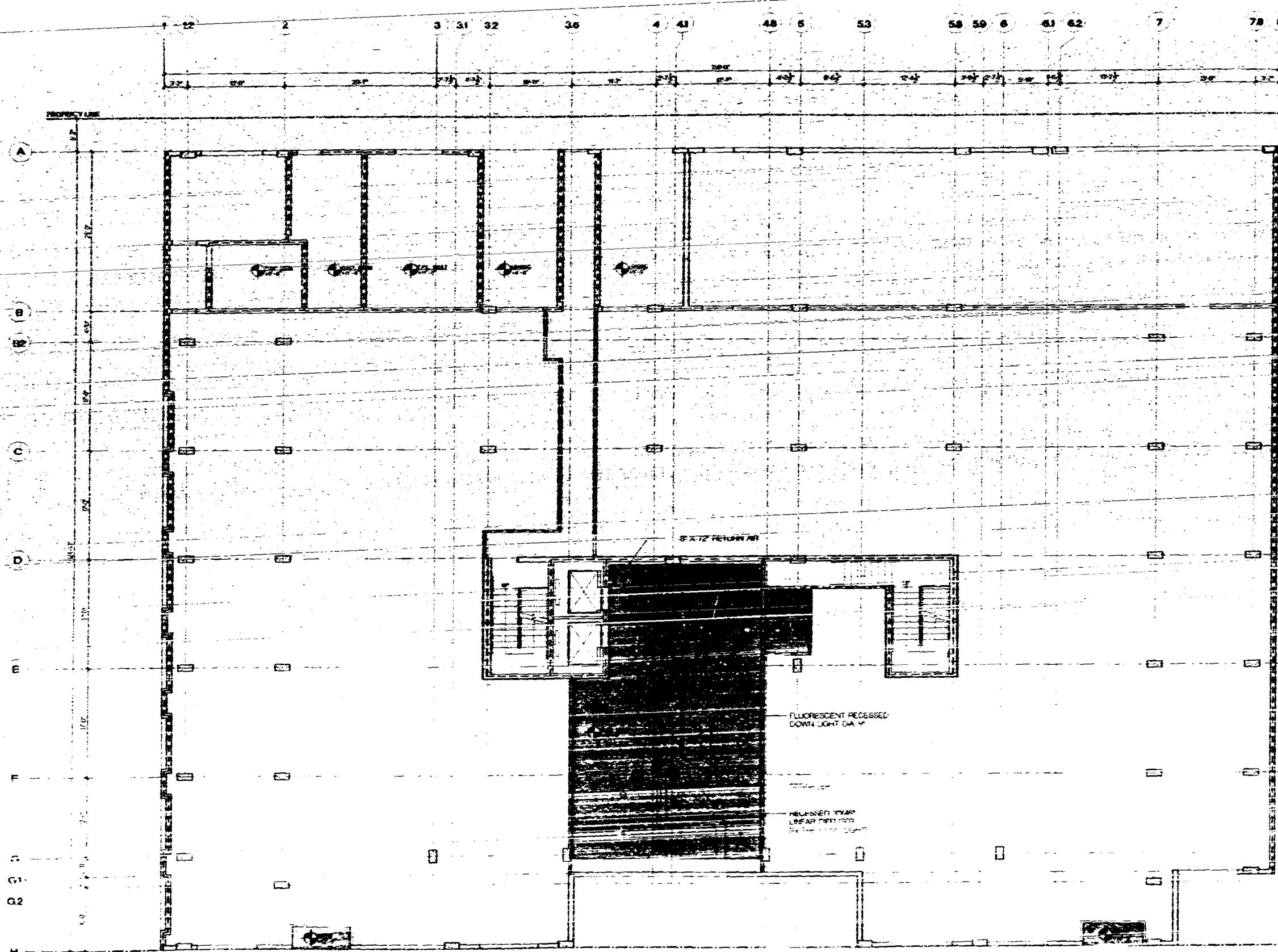
100

SYMBOL LEGEND

- 1. WALL
- 2. PARTITION
- 3. GLASS PARTITION
- 4. GLASS CURTAIN WALL
- 5. GLASS DOOR
- 6. GLASS WINDOW
- 7. GLASS PARTITION WITH DOOR
- 8. GLASS PARTITION WITH WINDOW
- 9. GLASS PARTITION WITH DOOR AND WINDOW
- 10. GLASS PARTITION WITH DOOR AND WINDOW AND TRANSOM
- 11. GLASS PARTITION WITH DOOR AND WINDOW AND TRANSOM AND SILL
- 12. GLASS PARTITION WITH DOOR AND WINDOW AND TRANSOM AND SILL AND LATCH
- 13. GLASS PARTITION WITH DOOR AND WINDOW AND TRANSOM AND SILL AND LATCH AND HANDLE
- 14. GLASS PARTITION WITH DOOR AND WINDOW AND TRANSOM AND SILL AND LATCH AND HANDLE AND LOCK
- 15. GLASS PARTITION WITH DOOR AND WINDOW AND TRANSOM AND SILL AND LATCH AND HANDLE AND LOCK AND GLASS
- 16. GLASS PARTITION WITH DOOR AND WINDOW AND TRANSOM AND SILL AND LATCH AND HANDLE AND LOCK AND GLASS AND FRAME
- 17. GLASS PARTITION WITH DOOR AND WINDOW AND TRANSOM AND SILL AND LATCH AND HANDLE AND LOCK AND GLASS AND FRAME AND GLASS
- 18. GLASS PARTITION WITH DOOR AND WINDOW AND TRANSOM AND SILL AND LATCH AND HANDLE AND LOCK AND GLASS AND FRAME AND GLASS AND GLASS
- 19. GLASS PARTITION WITH DOOR AND WINDOW AND TRANSOM AND SILL AND LATCH AND HANDLE AND LOCK AND GLASS AND FRAME AND GLASS AND GLASS AND GLASS
- 20. GLASS PARTITION WITH DOOR AND WINDOW AND TRANSOM AND SILL AND LATCH AND HANDLE AND LOCK AND GLASS AND FRAME AND GLASS AND GLASS AND GLASS AND GLASS

PARTITION WALL LEGEND

- 1. PARTITION WALL
- 2. PARTITION WALL WITH DOOR
- 3. PARTITION WALL WITH WINDOW
- 4. PARTITION WALL WITH DOOR AND WINDOW
- 5. PARTITION WALL WITH DOOR AND WINDOW AND TRANSOM
- 6. PARTITION WALL WITH DOOR AND WINDOW AND TRANSOM AND SILL
- 7. PARTITION WALL WITH DOOR AND WINDOW AND TRANSOM AND SILL AND LATCH
- 8. PARTITION WALL WITH DOOR AND WINDOW AND TRANSOM AND SILL AND LATCH AND HANDLE
- 9. PARTITION WALL WITH DOOR AND WINDOW AND TRANSOM AND SILL AND LATCH AND HANDLE AND LOCK
- 10. PARTITION WALL WITH DOOR AND WINDOW AND TRANSOM AND SILL AND LATCH AND HANDLE AND LOCK AND GLASS
- 11. PARTITION WALL WITH DOOR AND WINDOW AND TRANSOM AND SILL AND LATCH AND HANDLE AND LOCK AND GLASS AND FRAME
- 12. PARTITION WALL WITH DOOR AND WINDOW AND TRANSOM AND SILL AND LATCH AND HANDLE AND LOCK AND GLASS AND FRAME AND GLASS
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- 14. PARTITION WALL WITH DOOR AND WINDOW AND TRANSOM AND SILL AND LATCH AND HANDLE AND LOCK AND GLASS AND FRAME AND GLASS AND GLASS AND GLASS
- 15. PARTITION WALL WITH DOOR AND WINDOW AND TRANSOM AND SILL AND LATCH AND HANDLE AND LOCK AND GLASS AND FRAME AND GLASS AND GLASS AND GLASS AND GLASS



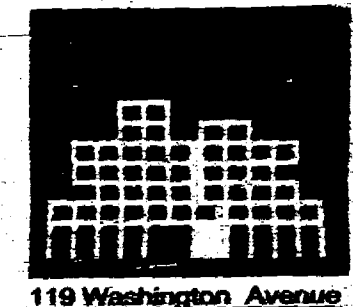
DESIGN PREPARED FOR SUBMITTAL
FOR BUILDING PERMIT
DRAWING FILE # 87-1-10
DATE OF PERMIT APPROVAL 8-1-10
DATE OF PERMIT APPROVAL 8-1-10
BUILDING PERMIT CANNOT BE ISSUED
AFTER 8-1-10
ART EXPLANATIONS TO THIS DRAWING
NOT TO BE USED FOR ANY OTHER
PROJECT WITHOUT THE WRITTEN
CONSENT OF THE ARCHITECT
THIS DRAWING IS A PRELIMINARY
DRAWING AND IS NOT TO BE USED
FOR ANY OTHER PROJECT WITHOUT
THE WRITTEN CONSENT OF THE
ARCHITECT
REVISED DRAWING 8-1-10
BY THE ARCHITECT

OFFICE COPY
CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY
THE FOLLOWING:

DESIGNED BY
DRAWN BY
CHECKED BY
APPROVED BY
DATE
BY

REFLECTED CEILING PLAN-GROUND FL.
SCALE 1/8"=1'-0"

NOTE: ALL EXTERIOR WALLS, SLOPEFRONT AND
WINDOWS ARE NOT PART OF THIS PERMIT



119 Washington Avenue
MIAMI, FL 33139

ARCHITECT
ARQUITECTONICA
119 WASHINGTON AVENUE
MIAMI, FL 33139
TEL: (305) 575-8812
FAX: (305) 575-1179

ENGINEER
O. V. PINEZ ASSOCIATES, INC.
1000 CORAL WAY, SUITE 202
MIAMI, FL 33146
(305) 555-1000 FAX: (305) 555-1000

MECHANICAL
BMC
4441 NE 2ND AVENUE SUITE 107
MIAMI, FL 33137
(305) 575-8800

ELECTRICAL
FLORIDA ENGINEERING SERVICES
30 WEST 10TH STREET
NORTH MIAMI BEACH, FL 33162
(305) 555-1012 FAX: (305) 555-1012

CIVIL ENGINEER
AGENCY CONSULTANTS, INC.
9400 E. BIRCHLAND BLVD., SUITE 200
MIAMI, FL 33156
(305) 575-1011 FAX: (305) 575-1016

LANDSCAPE ARCHITECT
GEOMANTIC DESIGNS, INC.
8000 SW 81 ST.
MIAMI, FL 33143
(305) 555-1000 FAX: (305) 555-1000

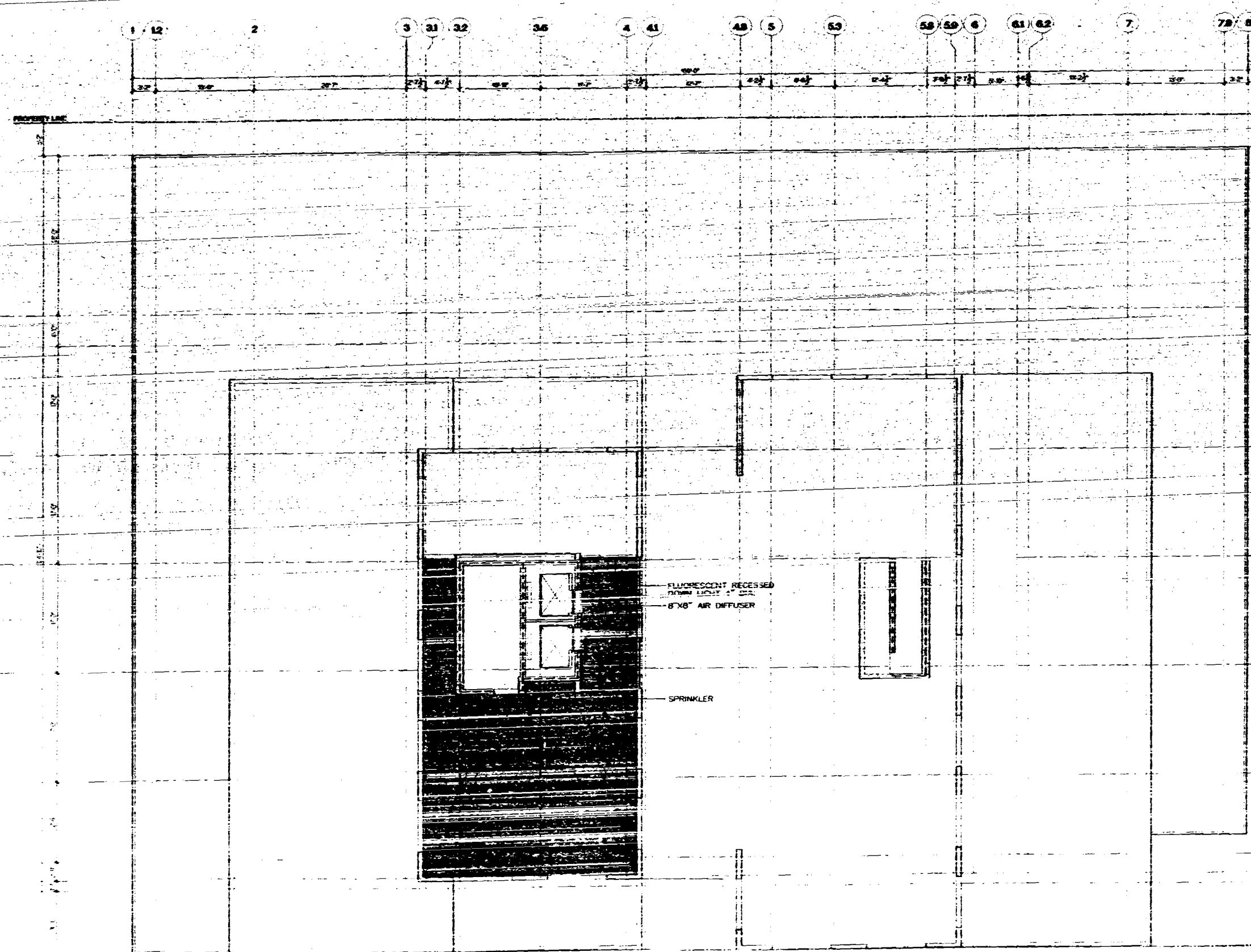
GEOTECHNICAL CONSULTANT
INTERCOUNTY LABORATORIES, INC.
300 NW 176 ST.
NORTH MIAMI BEACH, FL 33162
(305) 555-1000 FAX: (305) 555-1000

CONSTRUCTION DOCUMENTS

Office Registration: FAX 000-000
JAN 10 11:14 AM '10
PROJECT NO. 87-1-10
DRAWING NO. 87-1-10
DATE 8-1-10
BY 87-1-10

A-2.1

**REFLECTED
CEILING PLAN**



1. ALL PARTITION WALLS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE FOLLOWING:

- 1.1. PARTITION WALLS SHALL BE CONSTRUCTED WITH 1/2\"/>

PARTITION WALL LEGEND

- 1. PARTITION WALL - 1/2\"/>

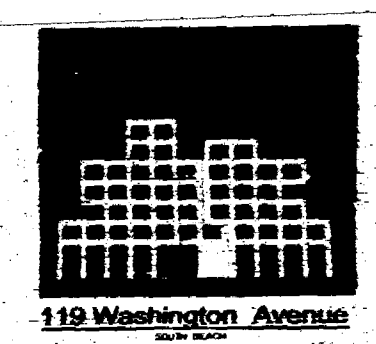
OFFICE COPY
 CITY OF MIAMI BEACH
 APPROVED FOR PERMIT BY THE FOLLOWING:

BUILDING: *[Signature]*
 PLUMBING: *[Signature]*
 ELECTRICAL: *[Signature]*
 MECHANICAL: *[Signature]*
 FIRE PREVENTION: *[Signature]*
 INSULATION: *[Signature]*
 ELEVATION: *[Signature]*

FAR AREA - 464 SF

REFLECTED CEILING PLAN-ROOF

NOTE: ALL EXHAUST LAKERS, STOREFRONT AND

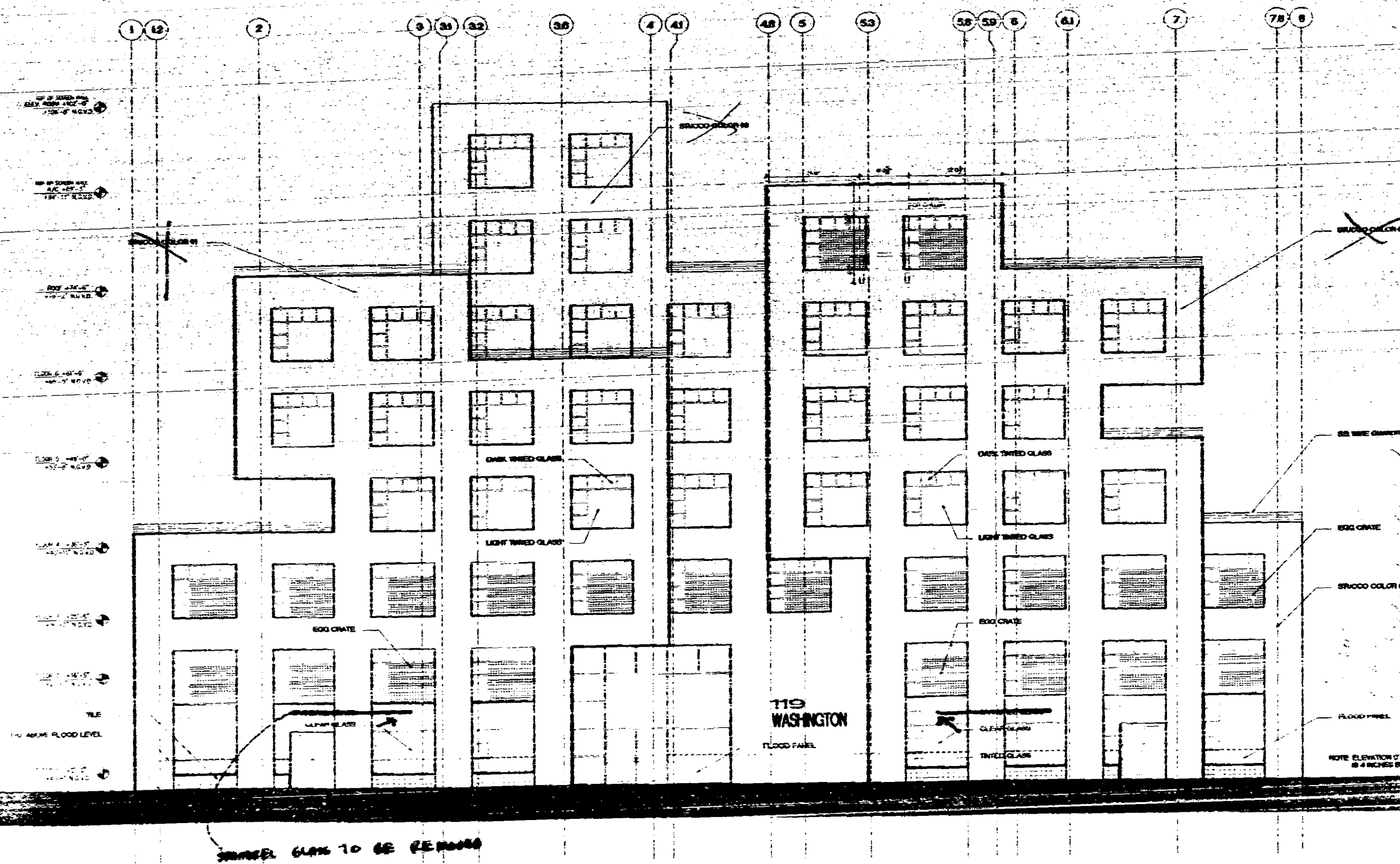


ARQUITECTONICA
 119 WASHINGTON AVENUE
 MIAMI, FL 33139
 TEL: (305) 372-1172
 FAX: (305) 372-1178

STRUCTURAL ENGINEER
G. V. PIREZ ASSOCIATES, INC.
 1285 CORAL WAY, SUITE 202
 MIAMI, FL 33146
 (305) 358-4101 FAX: (305) 358-2078

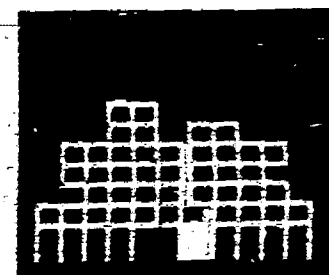
MECHANICAL ENGINEER
FLORIDA ENGINEERING SERVICES
 2400 NW 10TH STREET
 NORTH MIAMI BEACH, FL 33149
 (305) 963-0212 FAX: (305) 963-0226

REFLECTED CEILING PLAN



WEST ELEVATION
(AS SHOWN IN EXHIBIT)

NOTE: ALL EXTERIOR DOORS, WINDOWS AND GLAZING, including the
2 WINDOWS ARE NOT PART OF THIS PERMIT



119 Washington Avenue

DATE:

PROJECT:

ARCHITECT:

ENGINEER:

DATE:

PROJECT:

ARCHITECT:

ENGINEER:

DATE:

PROJECT:

ARCHITECT:

ENGINEER:

DATE:

PROJECT:

ARCHITECT:

ENGINEER:

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ARCHITECT:

ENGINEER:

DATE:

PROJECT:

ARCHITECT:

ENGINEER:

DATE:

PROJECT:

ARCHITECT:

ARQUITECTONICA

119 WASHINGTON AVENUE, SUITE 302
MIAMI, FL 33139
(305) 553-0212 FAX (305) 553-0232

STRUCTURAL ENGINEER

G. V. PIREZ ASSOCIATES, INC.

1200 CORAL WAY, SUITE 302
MIAMI, FL 33139
(305) 553-0212 FAX (305) 553-0232

KEY

BOO CHUTE

4141 NE 2ND AVENUE, SUITE 302
MIAMI, FL 33139
(305) 553-0212

FLORIDA ENGINEERING SERVICES

91 NW 108th STREET
NORTH MIAMI BEACH, FL 33160
(305) 553-0212 FAX (305) 553-0232

CIVIL ENGINEER

ABRAM CONSULTANTS, INC.

1000 S. WILSON BLVD., SUITE 302
MIAMI, FL 33139
(305) 553-0212 FAX (305) 553-0232

LANDSCAPE ARCHITECT

GEOMATICS DESIGN, INC.

8000 SW 81 ST.
MIAMI, FL 33143
(305) 553-0212 FAX (305) 553-0232

GEOTECHNICAL CONSULTANT

INTERCOUNTY LABORATORIES, INC.

300 NW 17th ST.
NORTH MIAMI BEACH, FL 33160
(305) 553-0212 FAX (305) 553-0232

CONSTRUCTION DOCUMENTS

Office Registration #00000000

State of FL - 01-14-00

Professional Seal - 01-14-00

Approved By - 01-14-00

Project No. - 01-14-00

Sheet No. - 01-14-00

Scale - 01-14-00

Notes - 01-14-00

Revisions - 01-14-00

Comments - 01-14-00

Drawings - 01-14-00

Specifications - 01-14-00

Contract - 01-14-00

Agreement - 01-14-00

Permit - 01-14-00

License - 01-14-00

Insurance - 01-14-00

Warranty - 01-14-00

Guarantee - 01-14-00

Release - 01-14-00

Indemnity - 01-14-00

Assignment - 01-14-00

Subcontract - 01-14-00

Joint Venture - 01-14-00

Partnership - 01-14-00

Corporation - 01-14-00

Partnership - 01-14-00

Corporation - 01-14-00

Partnership - 01-14-00

Corporation - 01-14-00

Partnership - 01-14-00

Corporation - 01-14-00

Partnership - 01-14-00

Corporation - 01-14-00

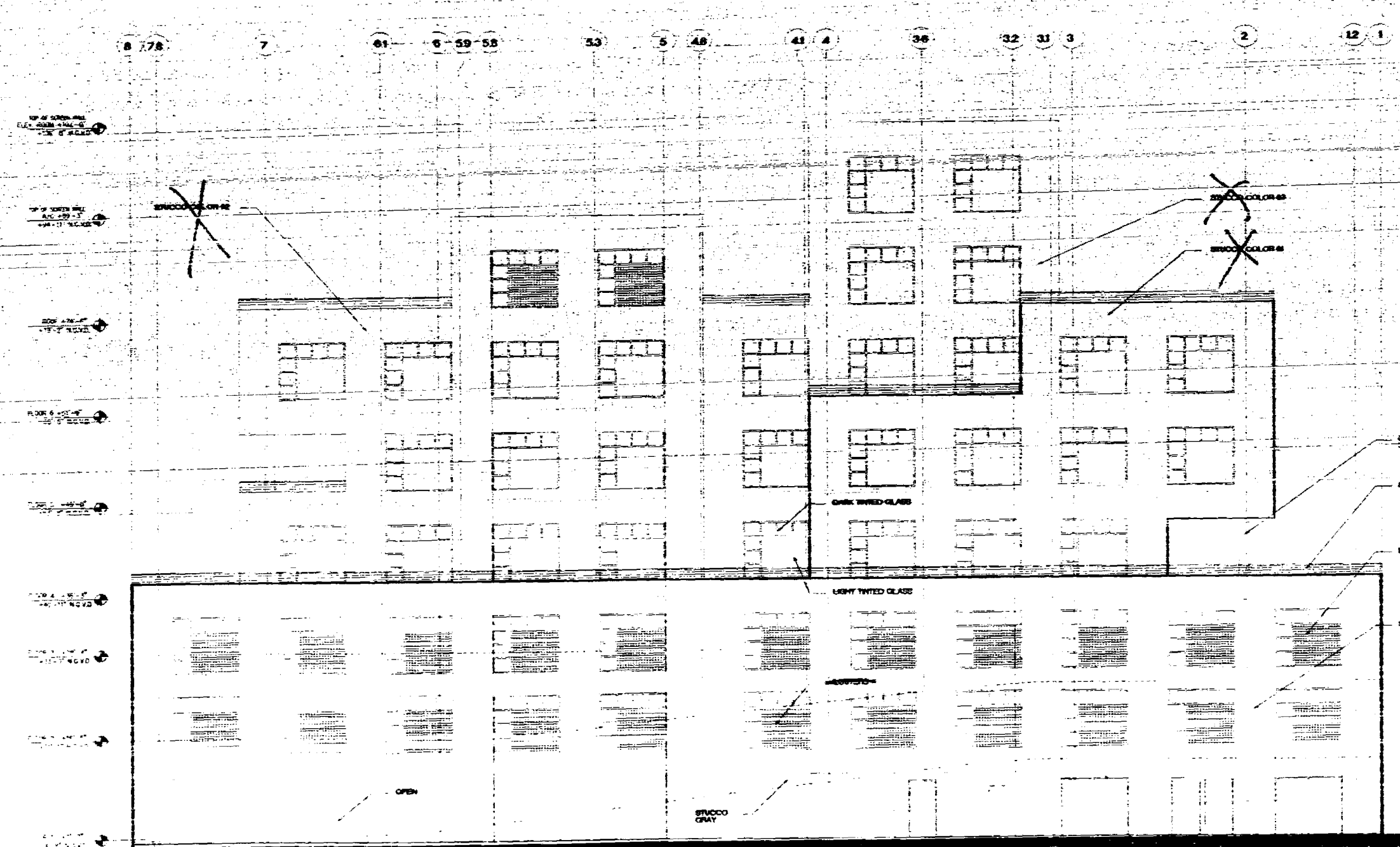
Partnership - 01-14-00

Corporation - 01-14-00

Partnership - 01-14-00

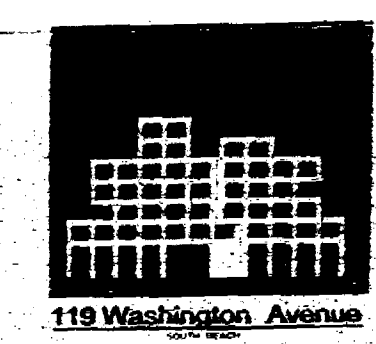
Corporation - 01-14-00

Partnership - 01-14-00



FOR BUILDING PERMIT
 DRAWING FILE # 1212
 DATE OF FINAL APPROVAL 12-1-92
 BUILDING PERMIT CANNOT BE ISSUED
 AFTER 12-1-92
 ANY MODIFICATIONS TO THIS PERMIT
 MUST BE SUBMITTED AND APPROVED BY THE
 CITY OF MIAMI BEACH BEFORE ANY
 WORK IS PERMITTED TO BE DONE
 AFTER THE DATE OF A BUILDING PERMIT
 MUST BE SUBMITTED AND APPROVED BY THE
 CITY OF MIAMI BEACH BEFORE ANY
 WORK IS PERMITTED TO BE DONE

OFFICE COPY
 CITY OF MIAMI BEACH
 APPROVED FOR PERMIT BY
 THE FOLLOWING:
 BUILDING 26
 PLUMBING 26
 ELECTRICAL 26
 MECHANICAL 26
 FIRE & MARINE 26
 PUBLIC WORKS 26
 AIR CONDITIONING 26
 ELEVATION 26



119 Washington Avenue
 SOUTH BEACH
 MIAMI, FL 33139
 (305) 375-1175

ARCHITECTONICA
 119 WASHINGTON AVENUE
 SOUTH BEACH, FL 33139
 (305) 375-1175

STRUCTURAL ENGINEER
 G. V. PIREZ ASSOCIATES, INC.
 1305 CORAL WAY, SUITE 200
 MIAMI, FL 33139
 (305) 375-1175

MEP
 TMD
 1101 NE 170 AVENUE SUITE 107
 MIAMI, FL 33137
 (305) 375-0225

FLORIDA ENGINEERING SERVICES
 3130 N.W. 25TH ST.
 NORTH MIAMI BEACH, FL 33190
 (305) 866-0000

CIVIL ENGINEER
 ADRIAN CONSULTANTS, INC.
 1000 S. DIXIE AVENUE, SUITE 370
 MIAMI, FL 33139
 (305) 375-1175

LANDSCAPE ARCHITECT
 GEOMANTIC DESIGNS, INC.
 4800 SW 61 ST.
 MIAMI, FL 33149
 (305) 375-1175

GEOTECHNICAL CONSULTANT
 INTERCOUNTY LABORATORIES, INC.
 100 NW 170 ST.
 NORTH MIAMI BEACH, FL 33190
 (305) 375-1175

CONSTRUCTION DOCUMENTS
 Office Registration #AA 0000440
 100 NW 170 ST.
 MIAMI, FL 33190

119 WASHINGTON AVENUE
 SOUTH BEACH, FL 33139
 (305) 375-1175

119 WASHINGTON AVENUE
 SOUTH BEACH, FL 33139
 (305) 375-1175

119 WASHINGTON AVENUE
 SOUTH BEACH, FL 33139
 (305) 375-1175

119 WASHINGTON AVENUE
 SOUTH BEACH, FL 33139
 (305) 375-1175

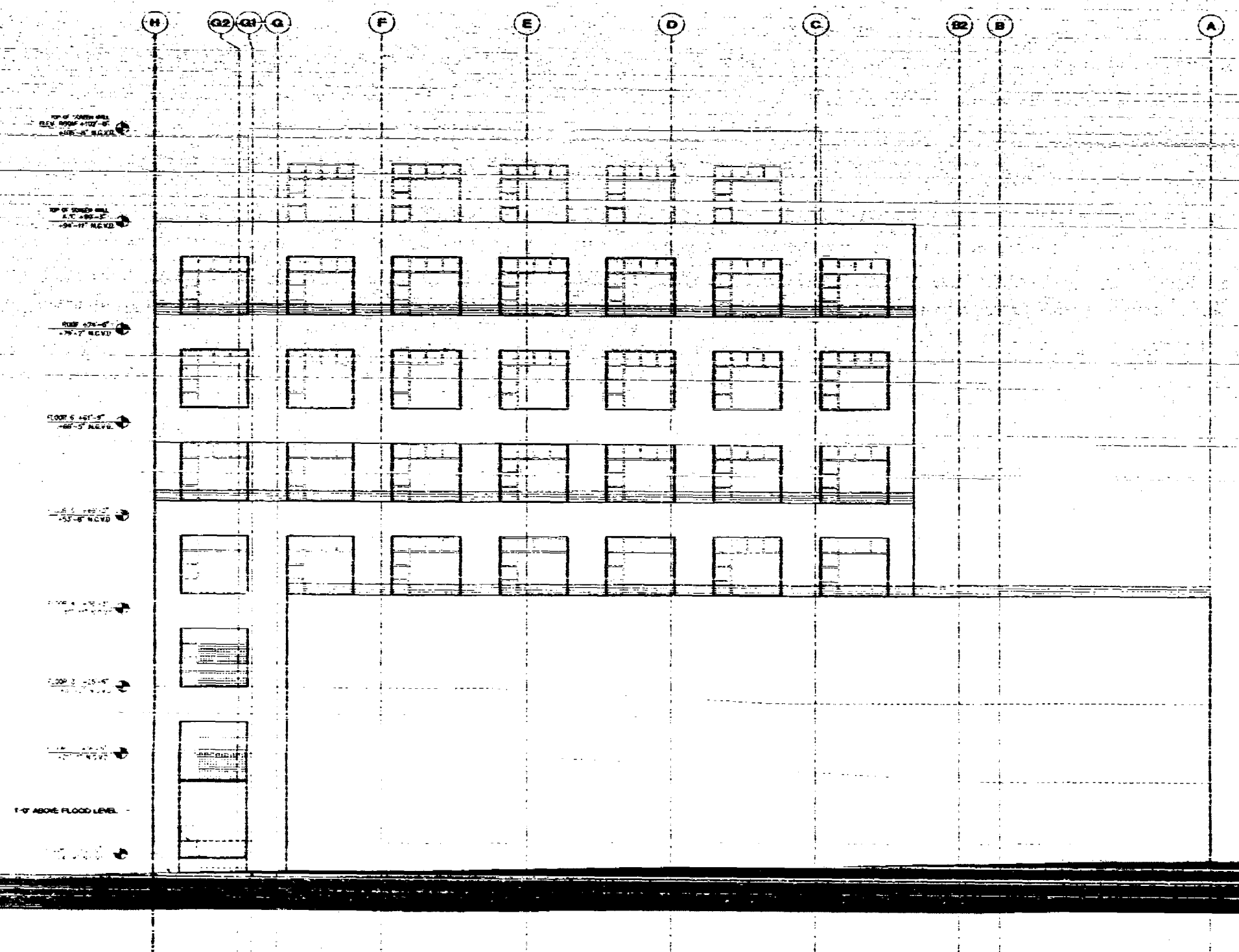
119 WASHINGTON AVENUE
 SOUTH BEACH, FL 33139
 (305) 375-1175

EAST ELEVATION

A-3.2

EAST ELEVATION

NOTE: ALL EXTERIOR DOORS, STAIRWAYS AND BALCONIES, ETC. CHANGING
 ANYTHING ARE NOT PART OF THIS PERMIT



SOUTH ELEVATION
A-3.3 SCALE 1/8"=1'-0"

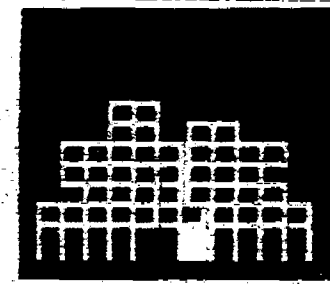
NOTE: ALL EXTERIOR DOORS, STOREFRONT WINDOWS, AND GLAZING ARE NOT PART OF THIS PERMIT.

DESIGN REVIEWING PRESIDENTIAL FOR BUILDING PERMIT
DESIGNED FILE # 12-03
DATE OF BOARD APPROVAL 6-13-75
BUILDING PERMIT CAN ONLY BE ISSUED AFTER 7-13-75
ANY REVISIONS TO THIS PERMIT MUST BE REVIEWED AND APPROVED BY DESIGN REVIEWING PRESIDENTIAL STAFF PRIOR TO ANY REVISIONS TO THE PERMIT. AFTER THE PERMIT IS APPROVED AND APPROVED BY DESIGN REVIEWING PRESIDENTIAL STAFF PRIOR TO THE COMPLETION OF THE PROJECT.

OFFICE COPY
CITY OF MIAMI BEACH

APPROVED FOR PERMIT BY THE FOLLOWING:

Architect: *[Signature]*
Engineer: *[Signature]*
Landscape Architect: *[Signature]*
Geotechnical Engineer: *[Signature]*
Geotechnical Consultant: *[Signature]*



119 Washington Avenue

[Signature]
ARCHITECTONICA
119 WASHINGTON AVENUE
MIAMI BEACH, FL 33139
TEL: (305) 372-1175 FAX: (305) 372-1176

STRUCTURAL ENGINEER
G. V. PIREZ ASSOCIATES, INC.
13850 SW 10TH AVE., SUITE 202
MIAMI, FL 33186
(305) 854-4001 FAX: (305) 854-4002

MEP
MDC
4441 NE 2ND AVENUE, SUITE 107
MIAMI, FL 33137
(305) 573-0226
FLORIDA ENGINEERING SERVICES
24101 156TH STREET
NORTH MIAMI BEACH, FL 33160
(305) 854-8212 FAX: (305) 854-8228

CIVIL ENGINEER
AGENCY CONSULTANTS, INC.
4800 S. DANFORD BLVD., SUITE 270
MIAMI, FL 33146
(305) 878-1011 FAX: (305) 878-1016
LANDSCAPE ARCHITECT
GEOMANTIC DESIGNS, INC.
6800 SW 61 ST.
MIAMI, FL 33143
(305) 855-0808 FAX: (305) 855-0828

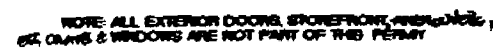
GEOTECHNICAL CONSULTANT
INTERCOUNTRY LABORATORIES, INC.
300 NW 170 ST.
NORTH MIAMI BEACH, FL 33160
(305) 851-8453 FAX: (305) 851-4400

CONSTRUCTION DOCUMENTS

Following Registration # 119-00000000
Issue Date: 11/10/97
Drawn by: M. J. M. J.
Checked by: M. J. M. J.
Reviewed by: M. J. M. J.

A-3.3

SOUTH ELEVATION



119 Washington Avenue

1544 *Chilodactylus*

Signature: 
 REF ID: A660008

ARQUITECTONICA
650 Mitchell Avenue
Miami, FL 3313
TEL (305) 372-1832
FAX (305) 372-1176

STRUCTURAL ENGINEER
G. V. PIREZ ASSOCIATES, INC.
1385 CORAL WAY, SUITE 202
DADE CITY, FL 33945
(813) 854-4104 FAX 855-2876

10

4141 NE 2ND AVENUE SUITE 107
MIAMI, FL 33137
(305) 573-8255

FLORIDA ENGINEERING SERVICES
34 NW 100th STREET
NORTH MIAMI BEACH, FL 33160
(305) 653-0212 FAX (305) 653-0232

CIVIL ENGINEER
 AIRCRAFT ENGINEER TO THE
 2800 S. GAVELAND BLVD., SUITE 30
 MIAMI, FL 33134

LANDSCAPE ARCHITECT
GEOMANTIC DESIGNS, INC.

8000 SW 81 ST.
MIAMI, FL 33143
(305) 685-0000 FAX 685-8428

GEOTECHNICAL CONSULTANT

INTERCOUNTY LABORATORIES, INC.
308 NW 170 ST.
NORTH MIAMI BEACH, FL 33160
(305) 651-8483 FAX 651-4480

CONSTRUCTION
DOCUMENTS

Issue Date: 01-10-99 Project No.
Drawn by: MA J. A. Approved:

Revision Date

1. The first step is to identify the key components of the system. This includes understanding the hardware, software, and data involved. It is important to have a clear understanding of the system's architecture and how it is configured.

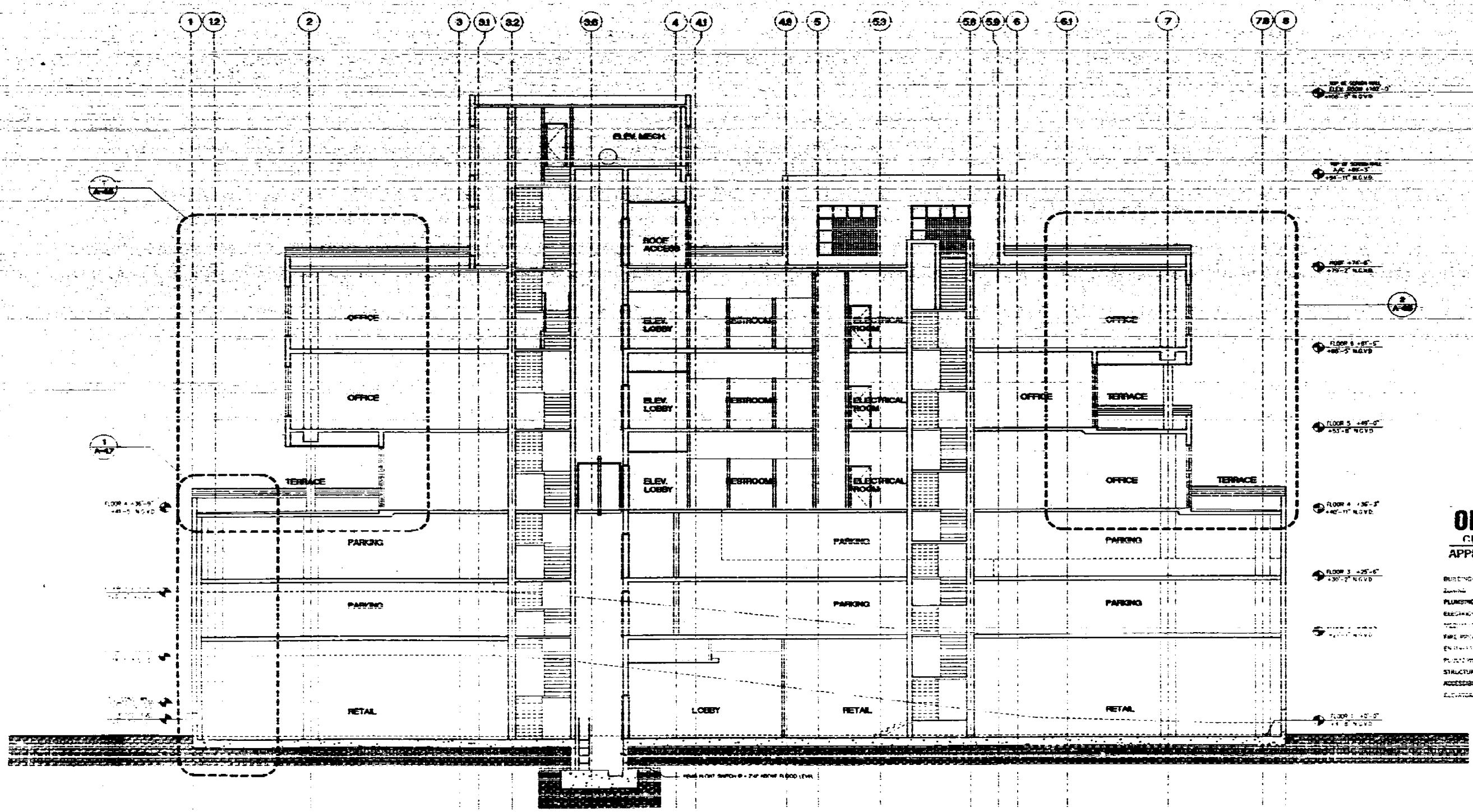
[illegible]

Sheet No. _____

A-3.4

NORTH

ELEVATION



LONGITUDINAL SECTION
A-4.1 / SCALE: 1/8" = 1'-0"

OFFICE COPY
CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY
THE FOLLOWING:

BUILDING: 100-1000
PLUMBING: 100-1000
ELECTRICAL: 100-1000
MECHANICAL: 100-1000
FIRE PROTECTION: 100-1000
ENVIRONMENTAL: 100-1000
PLANTING: 100-1000
STRUCTURAL: 100-1000
ACCESSIBILITY: 100-1000
ELEVATOR: 100-1000



ARQUITECTONICA
100-1000
100-1000
100-1000
100-1000

STRUCTURAL ENGINEER
G. V. PINEZ ARQUITECTOS, INC.
100-1000
100-1000
100-1000

MEP
MEP
100-1000
100-1000
100-1000

FLORIDA ENGINEERING SERVICES
100-1000
100-1000
100-1000

CIVIL ENGINEER
ARQUITECTONICA
100-1000
100-1000
100-1000

LANDSCAPE ARCHITECT
GEOMATICO DESIGN, INC.
100-1000
100-1000
100-1000

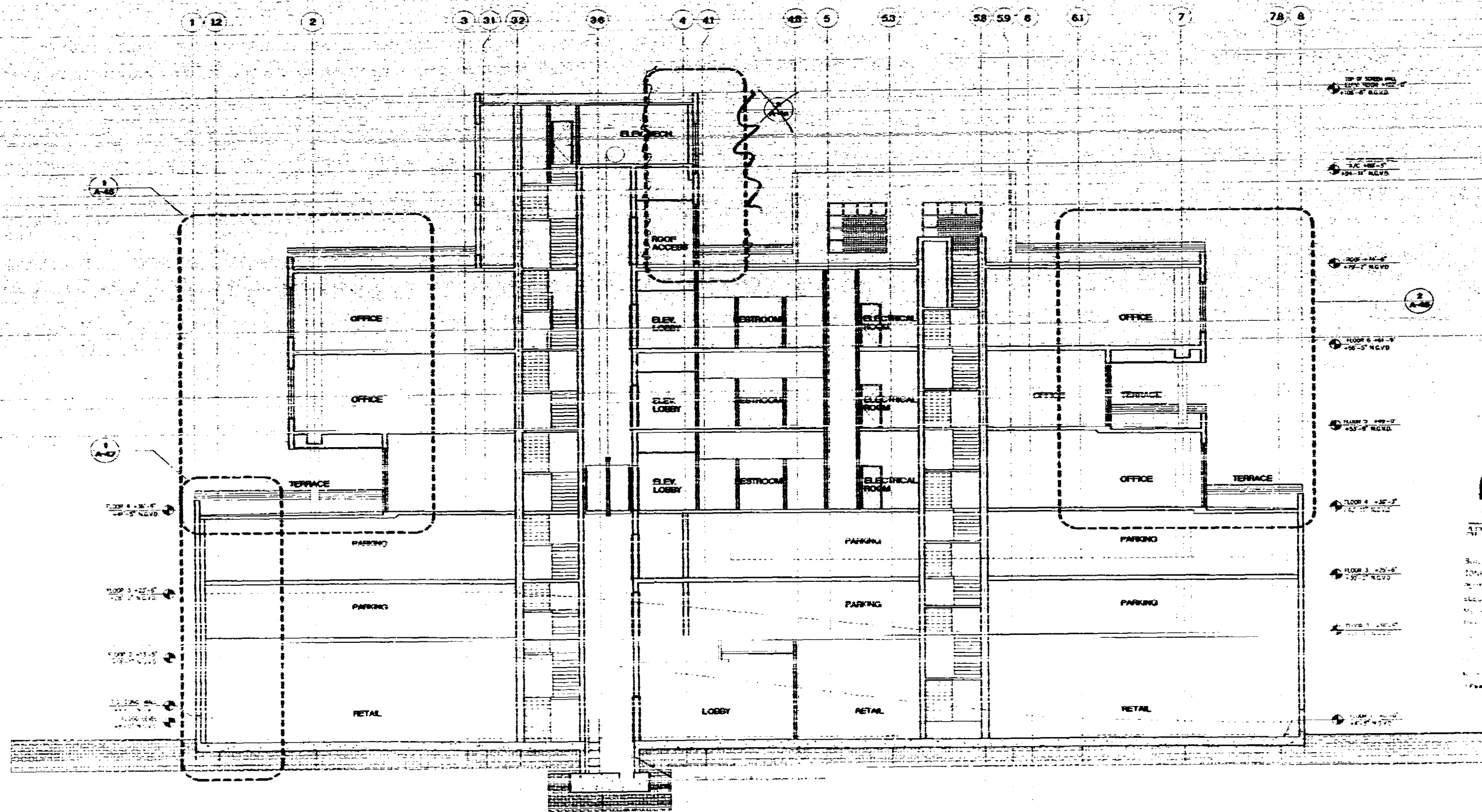
GEOTECHNICAL CONSULTANT
INTERCOUNTRY LABORATORIES, INC.
100-1000
100-1000
100-1000

CONSTRUCTION DOCUMENTS

Other Registration PAA 0000000
DATE: 10/10/10 APPROVED BY: 100-1000
CITY OF MIAMI BEACH, FL 33130
REVISION: 10/10/10
REVISION: 10/10/10

Sheet No. **A-4.1**

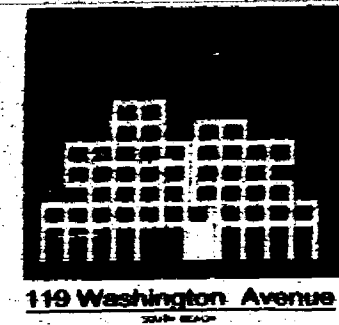
LONGITUDINAL SECTION



1 LONGITUDINAL SECTION
SCALE 1/8" = 1'-0"

OFFICE COPY
CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY
THE FOLLOWING:

Building
Electrical
Mechanical
Plumbing
Fire Protection
Structural
Civil
Environmental
Geotechnical
Landscape
Traffic
Other



119 Washington Avenue
MIAMI BEACH

ARCHITECTONICA
ARCHITECTS
119 WASHINGTON AVENUE
MIAMI BEACH, FL 33139
TEL (305) 372-0912
FAX (305) 372-1178

STRUCTURAL ENGINEER
G. V. PINEZ ASSOCIATES, INC.
1388 CORAL WAY, SUITE 202
MIAMI, FL 33136
(305) 894-4304 FAX (305) 894-4305

MECHANICAL ENGINEER
4801 NE 28th AVENUE SUITE 107
MIAMI, FL 33137
(305) 573-4225

FLORIDA ENGINEERING SERVICES
3400 NW 20th STREET
NORTH MIAMI BEACH, FL 33162
(305) 883-0212 FAX (305) 883-0213

CIVIL ENGINEER
ARMSTRONG CIVIL ENGINEERING, INC.
6400 S. OCEAN BLVD., SUITE 200
MIAMI, FL 33149
(305) 550-1011 FAX (305) 550-1010

LANDSCAPE ARCHITECT
GEOMANTIC DESIGNS, INC.
6800 SW 81 ST.
MIAMI, FL 33149
(305) 550-3888 FAX (305) 550-3889

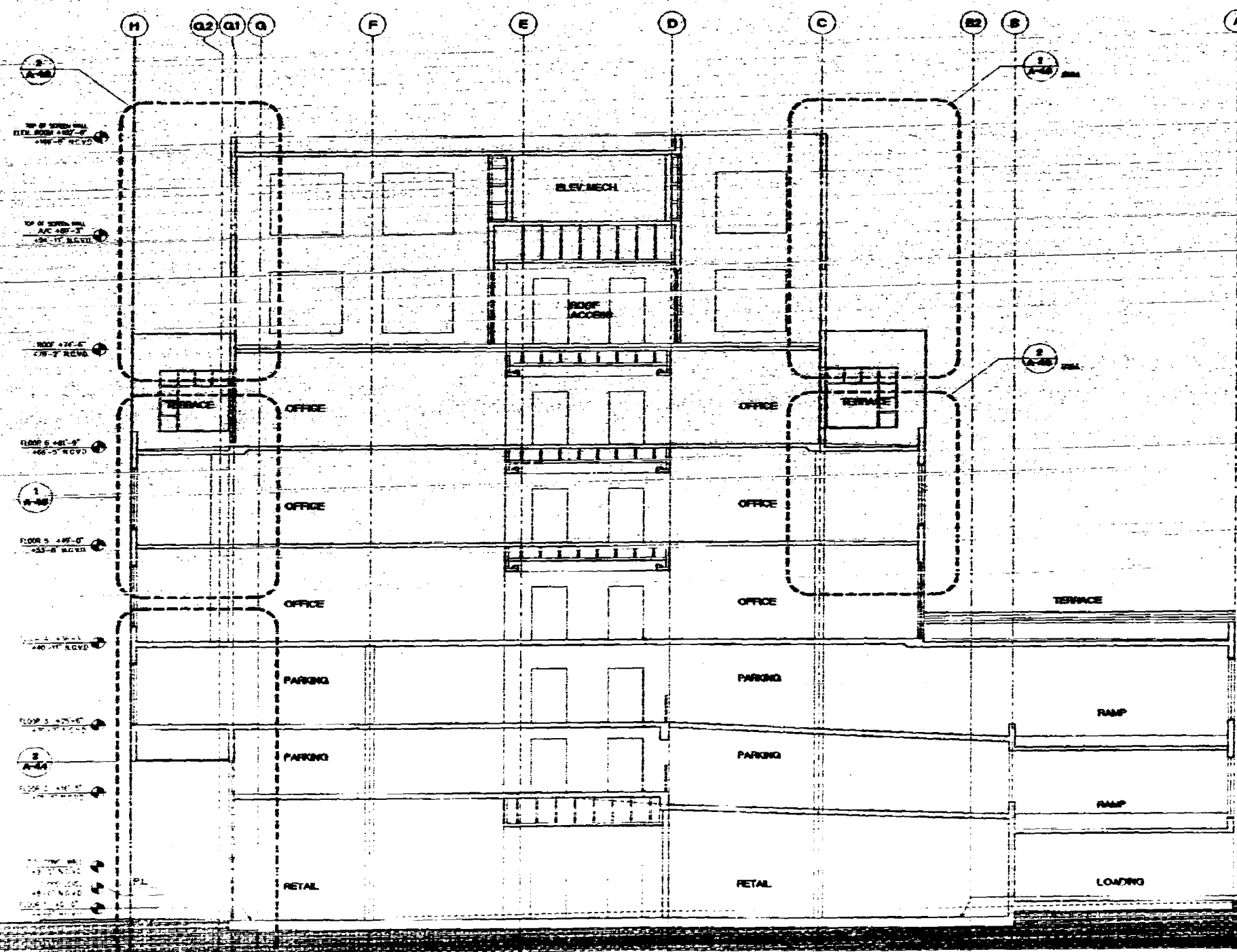
GEOTECHNICAL CONSULTANT
INTERCOUNTY LABORATORIES, INC.
300 NW 100 ST.
NORTH MIAMI BEACH, FL 33162
(305) 851-8485 FAX (305) 851-8486

CONSTRUCTION DOCUMENTS

Office Record with PAA RECORD
Date: 01/14/00
Drawn by: M. V. PINEZ
Checked by: M. V. PINEZ
Revised by: M. V. PINEZ
Date: 01/14/00

Sheet No.
A-41
VOID

LONGITUDINAL SECTION



TRANSVERSAL SECTION
A-4.2



ARCHITECTONICA
ARCHITECTS
1000 S.W. 10TH AVENUE, SUITE 200
MIAMI, FL 33135
(305) 556-1111 FAX (305) 556-1112

STRUCTURAL ENGINEER
G. V. FINEZ ASSOCIATES, INC.
1000 S.W. 10TH AVENUE, SUITE 200
MIAMI, FL 33135
(305) 556-1111 FAX (305) 556-1112

MEP
BMC
1000 S.W. 10TH AVENUE, SUITE 200
MIAMI, FL 33135
(305) 556-1111 FAX (305) 556-1112

FLORIDA ENGINEERING SERVICES
3000 N.W. 10TH AVENUE, SUITE 200
MIAMI, FL 33135
(305) 556-1111 FAX (305) 556-1112

CIVIL ENGINEER
ASBENT CONSULTANTS, INC.
1000 S.W. 10TH AVENUE, SUITE 200
MIAMI, FL 33135
(305) 556-1111 FAX (305) 556-1112

LANDSCAPE ARCHITECT
GEOMATICS DESIGN, INC.
1000 S.W. 10TH AVENUE, SUITE 200
MIAMI, FL 33135
(305) 556-1111 FAX (305) 556-1112

INTERDISCIPLINARY CONSULTANT
INTERDISCIPLINARY LABORATORIES, INC.
1000 S.W. 10TH AVENUE, SUITE 200
MIAMI, FL 33135
(305) 556-1111 FAX (305) 556-1112

CONSTRUCTION DOCUMENTS

Sheet No. **A-4.2**

Scale: 1/8" = 1'-0"

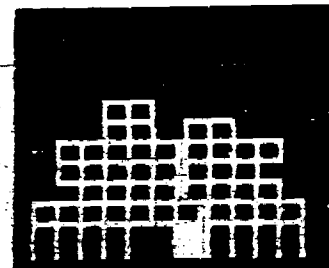
Date: 01-15-97

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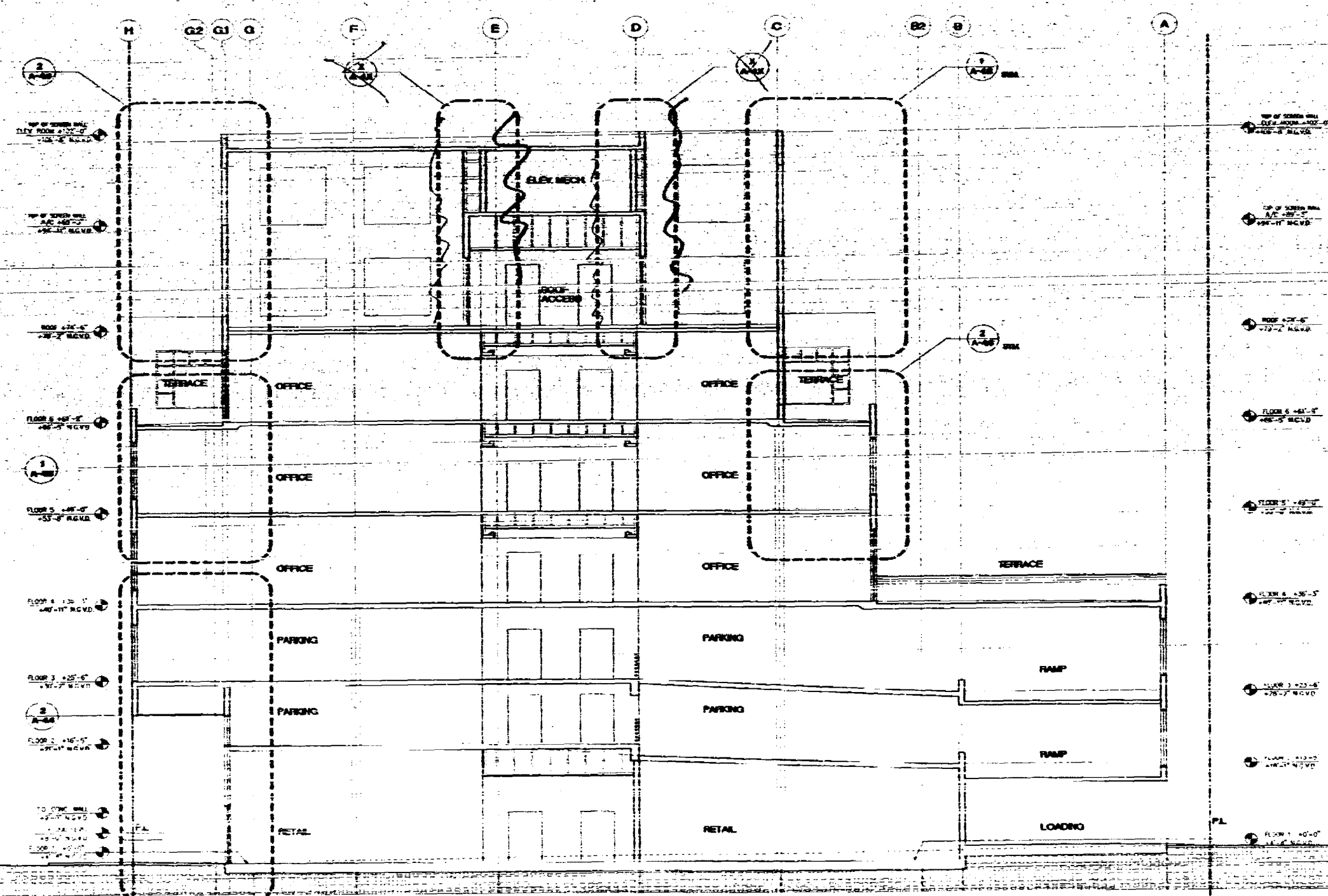
Checked by: [Signature]

Approved by: [Signature]

TRANSVERSAL SECTION
A-4.2



119 Washington Avenue



OFFICE COPY
CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY
THE FOLLOWING:

SEALING
PLUMBING
ELECTRICAL
MECHANICAL
STRUCTURAL
FIRE PROTECTION
ENVIRONMENTAL
ARCHITECTURE
LANDSCAPE ARCHITECTURE
CIVIL ENGINEERING
GEOTECHNICAL ENGINEERING
INTERCITY LABORATORIES, INC.

11/17/99

ARQUITECTONICA
ARCHITECTS
1119 WASHINGTON AVENUE
MIAMI BEACH, FL 33139
TEL (305) 372-1812
FAX (305) 372-1812

ENGINEERING
G. V. PEREZ ASSOCIATES, INC.
12000 N.W. 22ND AVENUE, SUITE 202
MIAMI, FL 33143
(305) 453-4000 FAX (305) 453-4000

MEP
MEPC
4541 N.E. 2ND AVENUE, SUITE 107
MIAMI, FL 33137
(305) 773-4000

FLORIDA ENGINEERING SERVICES
24 NEW 30TH STREET
NORTH MIAMI BEACH, FL 33160
(305) 453-4012 FAX (305) 453-4012

CIVIL ENGINEER
ABRANT CONSULTANTS, INC.
2000 N. W. 10TH AVENUE, SUITE 200
MIAMI, FL 33136
(305) 453-4011 FAX (305) 453-4011

LANDSCAPE ARCHITECT
GEOMANTIC DESIGNS, INC.
2000 N.W. 10TH AVENUE, SUITE 200
MIAMI, FL 33136
(305) 453-4011 FAX (305) 453-4011

GEOTECHNICAL CONSULTANT
INTERCITY LABORATORIES, INC.
300 NW 17TH ST.
NORTH MIAMI BEACH, FL 33160
(305) 453-4000 FAX (305) 453-4000

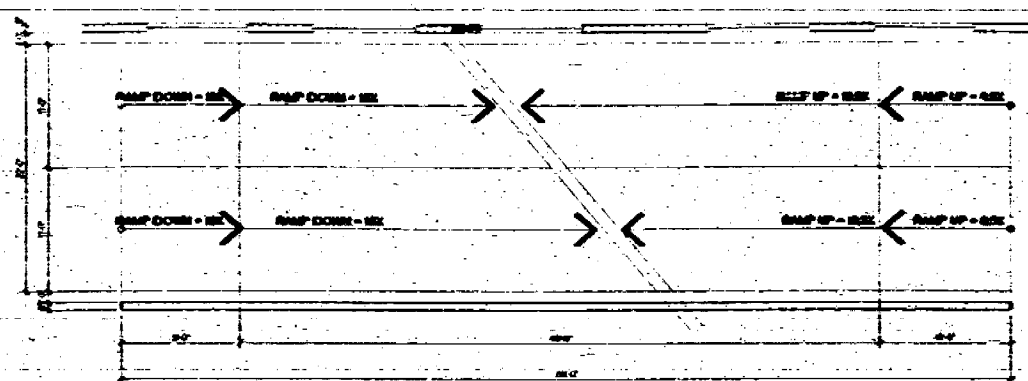
CONSTRUCTION DOCUMENTS

Draw Registration #AA 0000405
SUB DATE: 01-15-99 Project No: 97-55
Drawn by: M. A. M. Approved by: J. A. M.
Permit set: 04/98 CD
Revised: 04/98

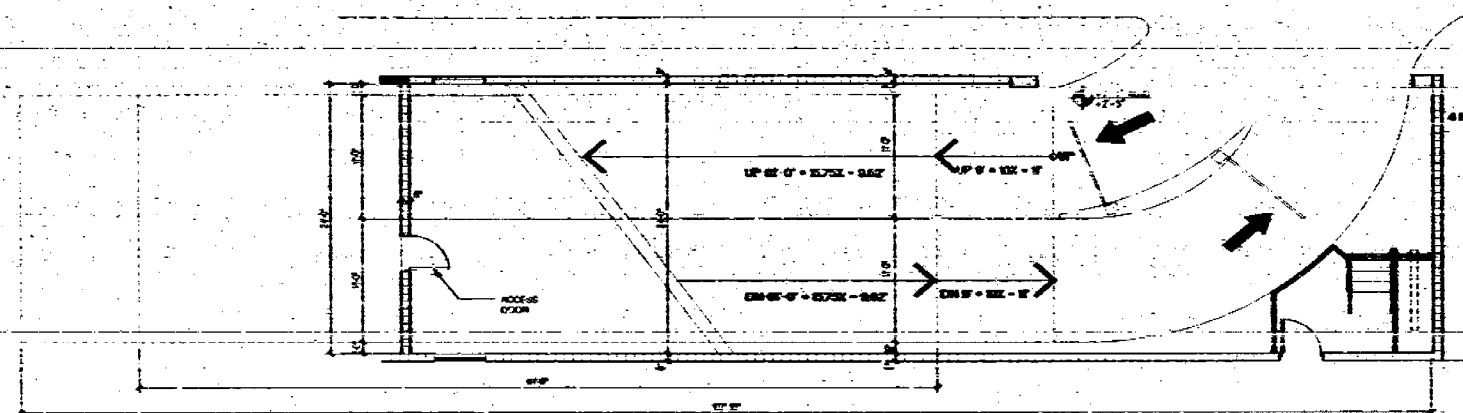
A-4.2
1/0 10

1 TRANSVERSAL SECTION
A-4.2 / SCALE 1/8"=1'-0"

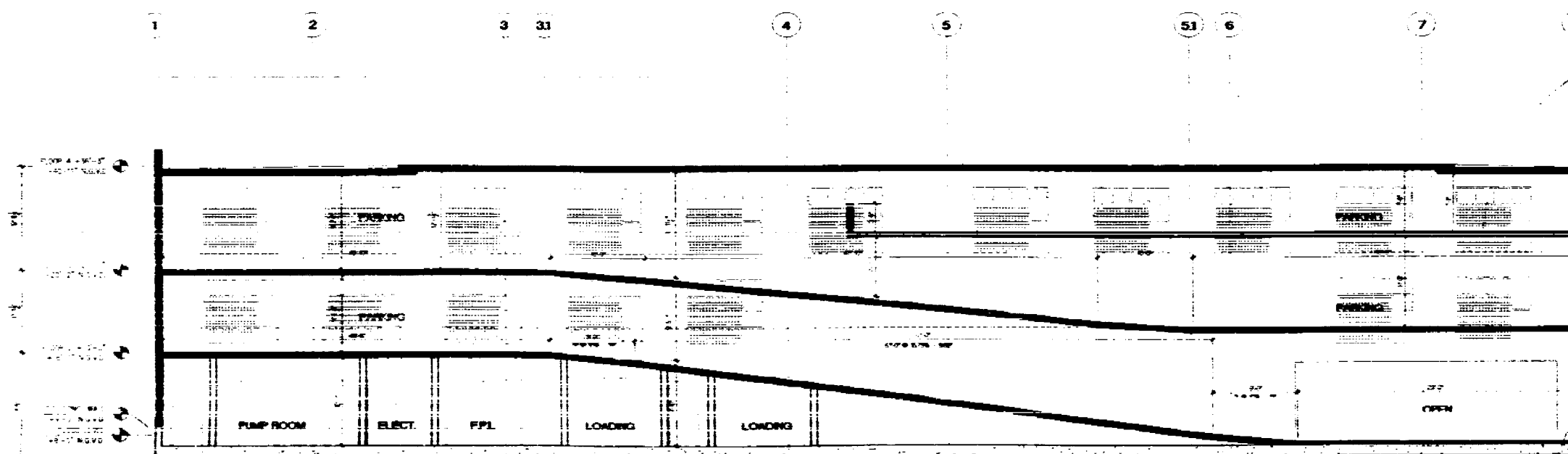
TRANSVERSAL
SECTION



3 RAMP PARTIAL PLAN-2ND, 3RD LEVELS
A4.3 SCALE 1/8"=1'-0"



2 RAMP PARTIAL PLAN-GROUND LEVEL
A4.3 SCALE 1/8"=1'-0"



1 RAMP SECTION
A4.3 SCALE 1/8"=1'-0"

OFFICE COPY
CITY OF MIAMI BEACH

APPROVED FOR PERMIT BY
THE FOLLOWING:

BUILDING: _____
ZONING: _____
PLUMBING: _____
ELECTRICAL: _____
MECHANICAL: _____
FIRE PROTECTION: _____
HAZARDOUS WASTE: _____
ENVIRONMENTAL: _____
ARCHITECT: _____
ENGINEER: _____
LANDSCAPE ARCHITECT: _____
GEOTECHNICAL CONSULTANT: _____
INTERCITY LABORATORIES, INC.: _____



119 Washington Avenue
Miami, FL 33139

ARCHITECT

[Signature]
ARCHITECT

ARQUITECTONICA
3000 BISCAYNE AVENUE
MIAMI, FL 33139
TEL (305) 372-9412
FAX (305) 372-1172

STRUCTURAL ENGINEER
G. V. PIREZ ASSOCIATES, INC.
1000 CORAL WAY, SUITE 202
MIAMI, FL 33139
(305) 655-1101 FAX (305) 655-2808

MEP
MEC
4141 NE 2ND AVENUE, SUITE 107
MIAMI, FL 33139
(305) 573-0223

FLORIDA ENGINEERING SERVICES
3400 NW 100TH STREET
NORTH MIAMI BEACH, FL 33160
(305) 653-0212 FAX (305) 653-0232

CIVIL ENGINEER
ASBMT CONSULTANTS, INC.
3000 N. WICKHAM BLVD., SUITE 300
MIAMI, FL 33139
(305) 670-1011 FAX (305) 670-1010

LANDSCAPE ARCHITECT
GEOMANTIC DESIGNS, INC.
6000 SW 81 ST.
MIAMI, FL 33149
(305) 555-4000 FAX (305) 555-4000

GEOTECHNICAL CONSULTANT
INTERCITY LABORATORIES, INC.
300 NW 170 ST.
NORTH MIAMI BEACH, FL 33160
(305) 551-0403 FAX (305) 551-4400

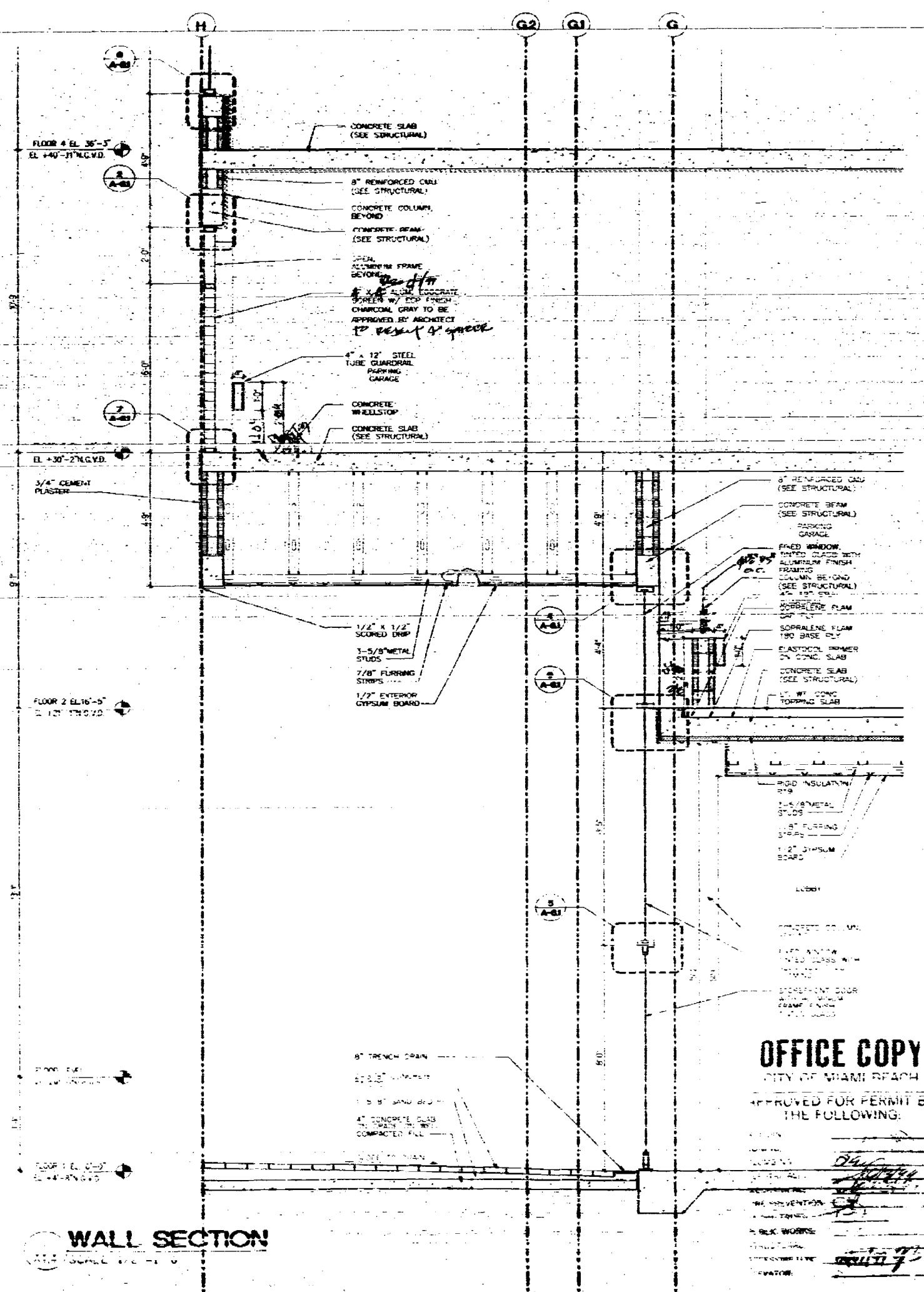
CONSTRUCTION
DOCUMENTS

City of Miami Beach #AA 0000402
File No. 11-15-99 Project No. 11-0740
Drawing No. 200-02
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Sheet No.
A-4.3

**RAMP
SECTION**

0000402



[Handwritten signature]
 6/11/77

ARQUITECTONICA
550 Brickell Avenue
Miami, FL 33132
TEL (305) 372-1812
FAX (305) 372-1178

STRUCTURAL ENGINEER
J. V. PIREZ ASSOCIATES, INC.
85 CORAL WAY, SUITE 202
MIAMI, FL 33145
TEL: 305-438-1181 FAX: 305-438-1182

11 NE 2ND AVENUE SUITE 107
 MIAMI, FL 33137

FLORIDA ENGINEERING SERVICES
1101 180th STREET
NORTH MIAMI BEACH, FL 33160
(305) 653-0212 FAX (305) 653-0232

MECHANICAL ENGINEER
BZMT CONSULTANTS, INC.
100 S. DADELAND BLVD. SUITE 370
MIAMI, FL 33156
TEL 870-1011 FAX 870-1016

LANDSCAPE ARCHITECT
GEOMANTIC DESIGNS, INC
100 SW 81 ST.
MIAMI, FL 33143

TECHNICAL CONSULTANT
INTERCOUNTY LABORATORIES, INC.
8 NW 170 ST.
JACKSONVILLE BEACH, FL 32209
(904) 651-5853 FAX 651-4460

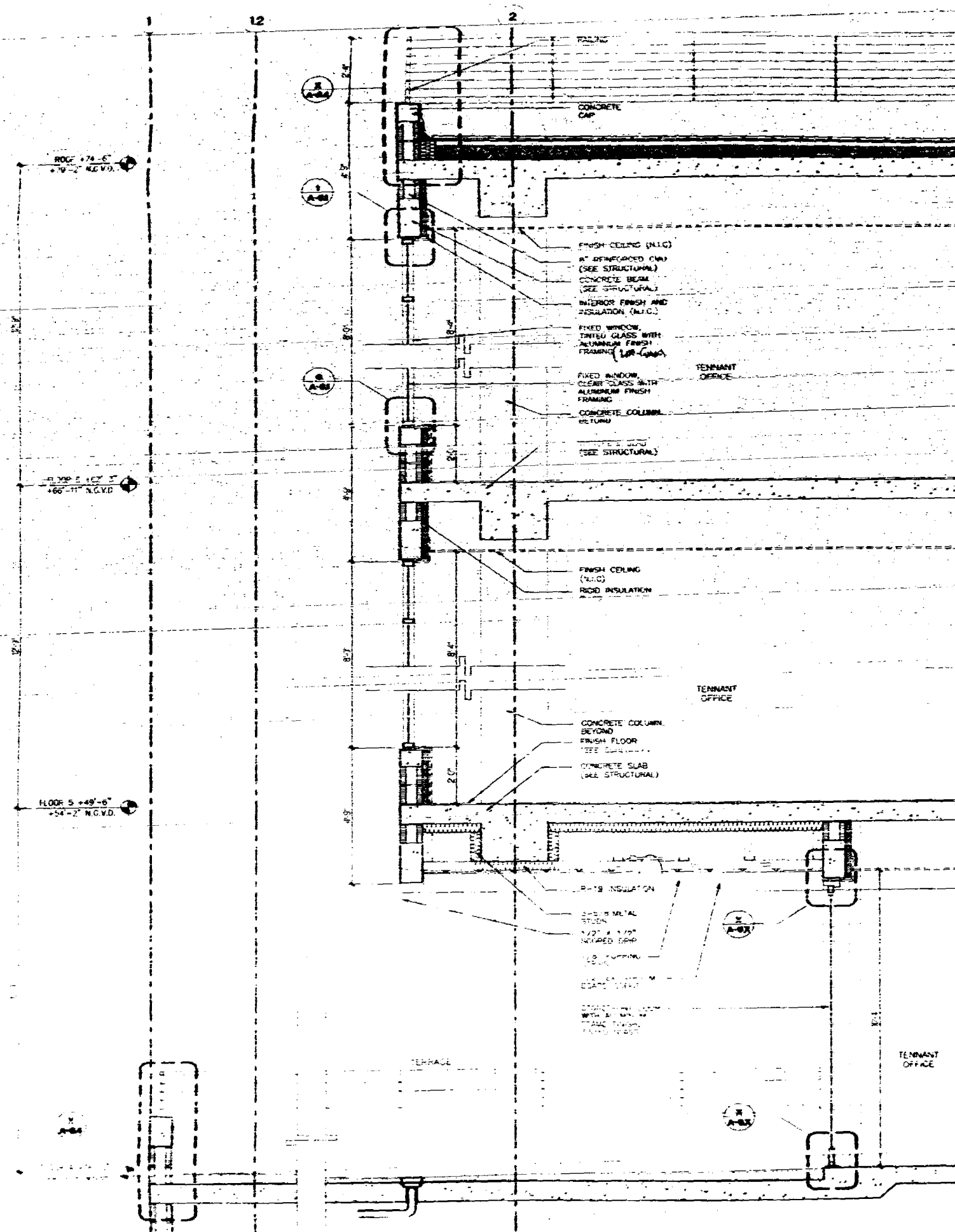
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DOCUMENTS**

Office Registration #AA C000466

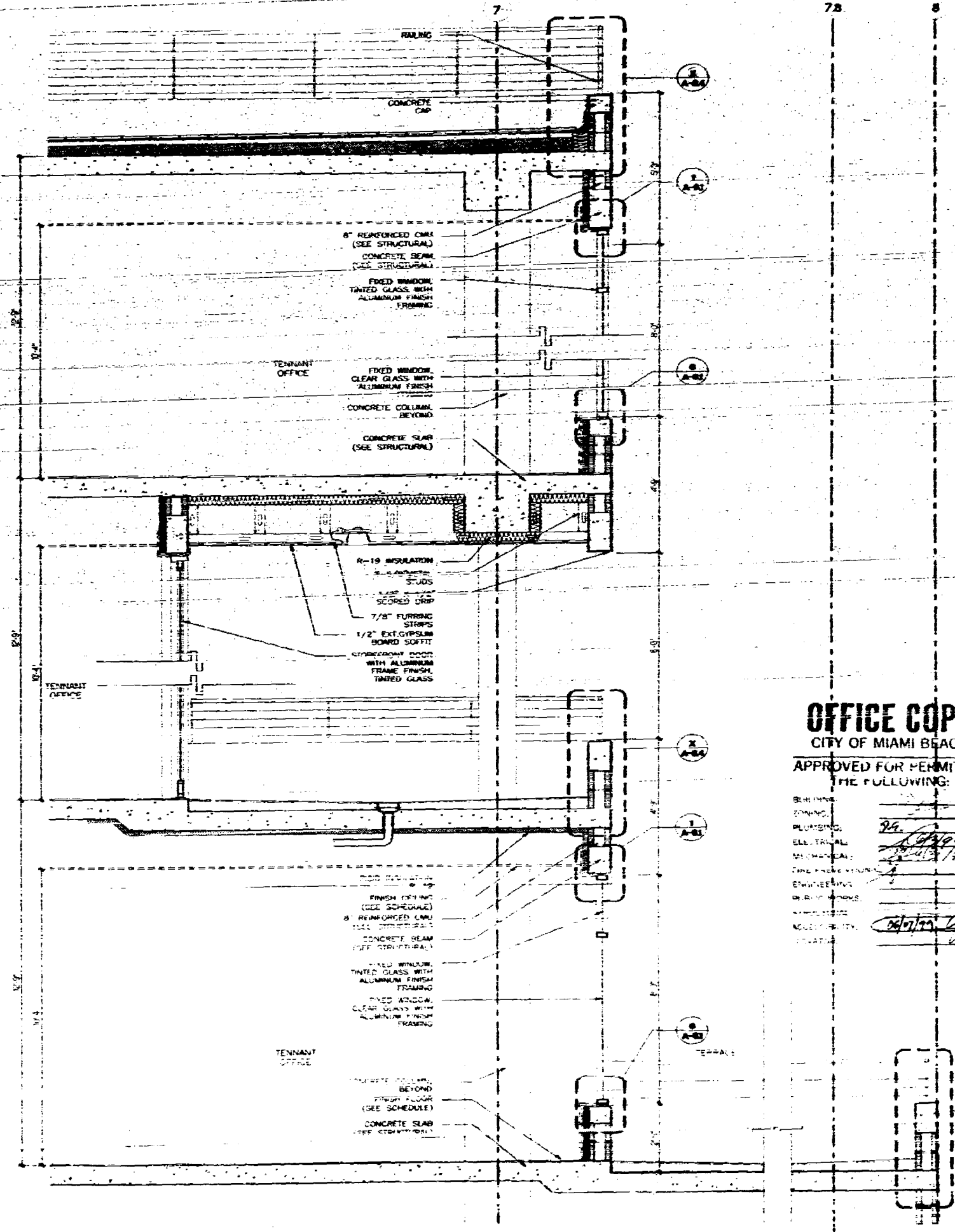
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A-4.4

WALL SECTIONS



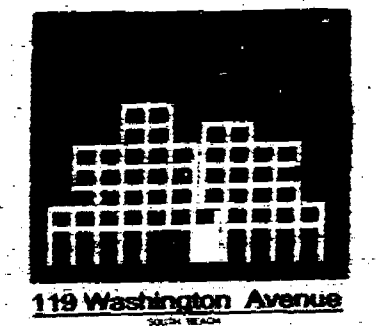
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A4.5 SCALE 1/2"=1'-0"



WALL SECTION
A4.5 SCALE 1/2"=1'-0"

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CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY
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Building
Planning
Electrical
Mechanical
Civil
Environmental
Other
Date
Signature



119 Washington Avenue

[Signature]

ARQUITECTONICA
ARCHITECTS
119 WASHINGTON AVENUE
MIAMI BEACH, FL 33139
TEL (305) 372-1822
FAX (305) 372-1175

STRUCTURAL ENGINEER
B. V. PINEZ ASSOCIATES, INC.
1200 CORAL WAY, SUITE 200
MIAMI, FL 33145
(305) 554-4554 FAX (305) 554-2222

MECHANICAL ENGINEER
4141 NE 2ND AVENUE SUITE 107
MIAMI, FL 33137
(305) 371-8055

FLORIDA ENGINEERING SERVICES
2419W 108TH STREET
NORTH MIAMI BEACH, FL 33156
(305) 655-6212 FAX (305) 655-6222

CIVIL ENGINEER
AROM CONSULTANTS, INC.
3000 S. WINDWARD BLVD., SUITE 370
MIAMI, FL 33133
(305) 676-1911 FAX (305) 676-1918

LANDSCAPE ARCHITECT
GEOMANTIC DESIGNS, INC.
1800 NW 85 ST.
MIAMI, FL 33143
(305) 655-4000 FAX (305) 655-4000

GEOTECHNICAL CONSULTANT
INTERCOUNTY LABORATORIES, INC.
300 NW 170 ST.
NORTH MIAMI BEACH, FL 33166
(305) 951-9333 FAX (305) 951-9333

CONSTRUCTION DOCUMENTS
Office Registration #AAA 0000466
Drawn by: M.A.M. Approved: M.A.M.
Permit Set: 30% 0/1
Revision: (None)

Sheet No.

A-4.5

OFFICE
SECTIONS



ARQUITECTONICA
11111 N. W. 11th Avenue
Miami, FL 33127
TEL (305) 575-1012
FAX (305) 575-1172

MEP
BDOC
4141 NE 2ND AVENUE SUITE 107
MIAMI, FL 33137
(305) 573-6255

Civil Engineer
ABZMT CONSULTANTS, INC.
9450 S. DIXIE BLVD., SUITE 370
MIAMI, FL 33156
(305) 670-1011 FAX 670-1018

GEOTECHNICAL CONSULTANT
INTERCOUNTY LABORATORIES, INC.
300 NW 170 ST.
NORTH MIAMI BEACH, FL 33160
(305) 671-8163 FAX 601-4480

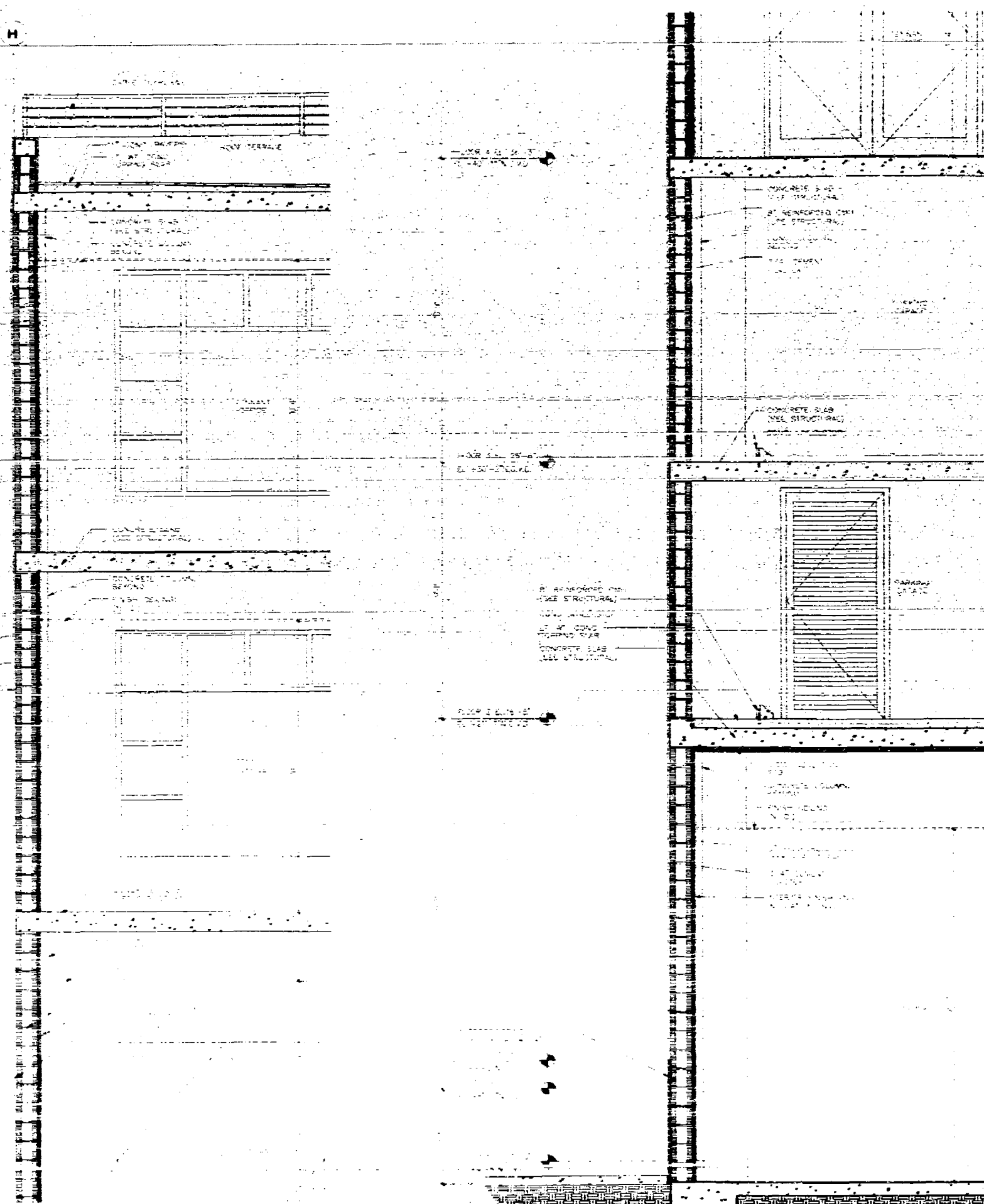
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DOCUMENTS**

Office Registration #AA C0004E5

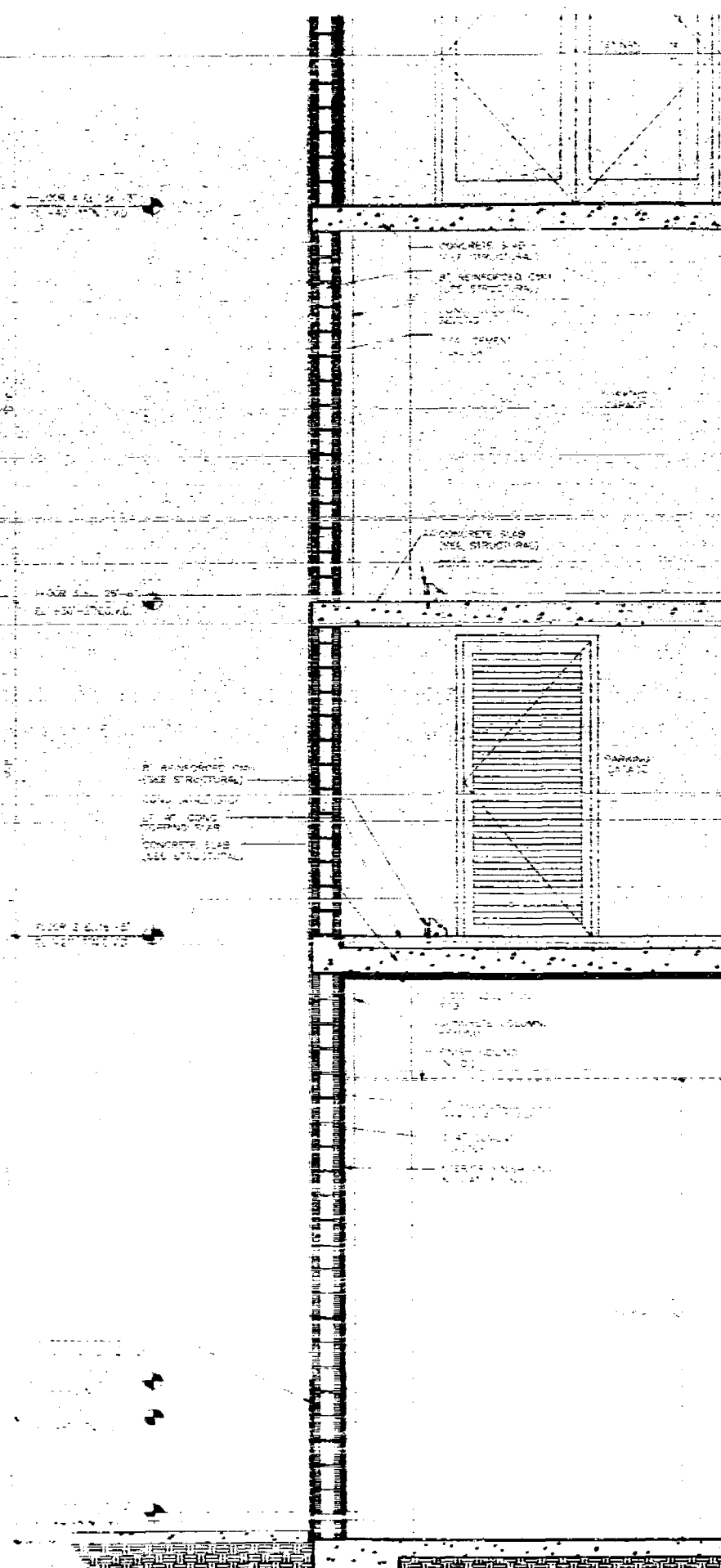
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Sex: [illegible]	

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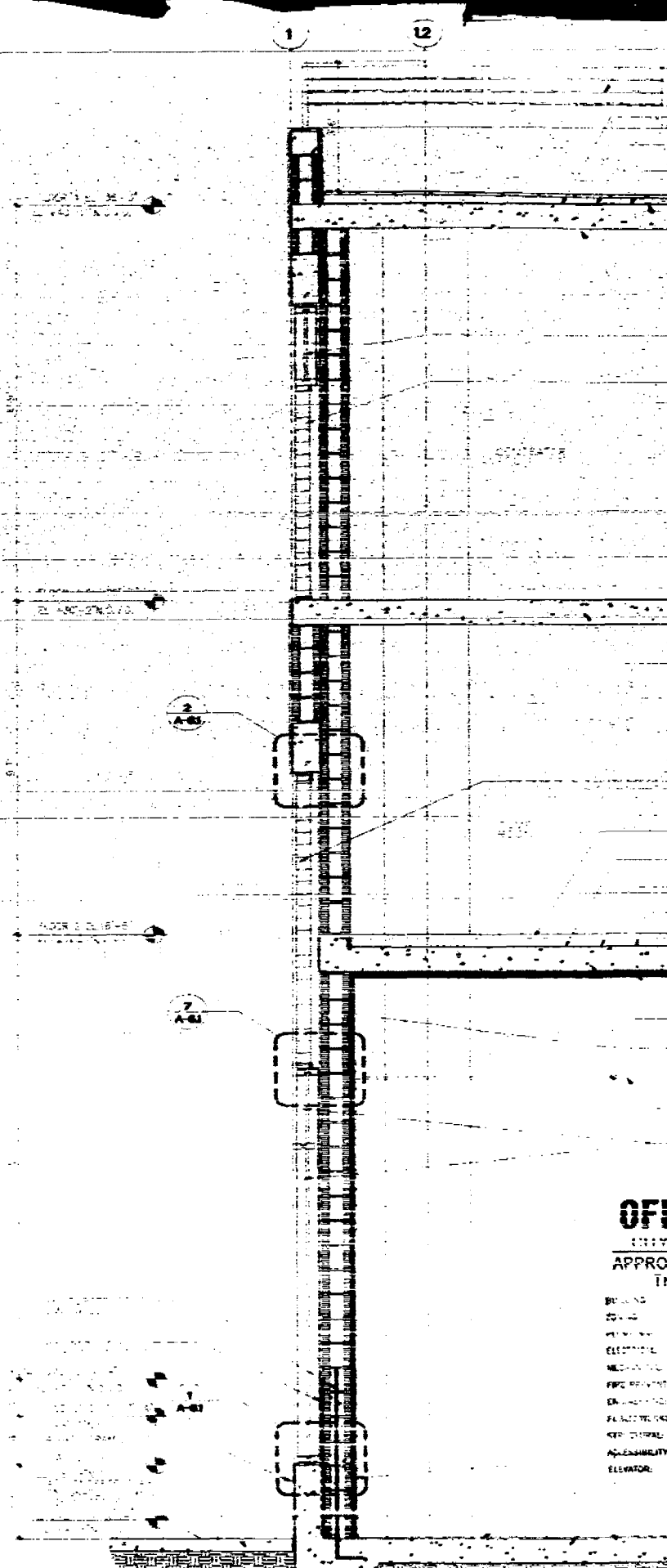
WALL
SECTIONS



WALL SECTION



WALL SECTION



WALL SECTION

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BOARD
 CIVIL
 ELECTRICAL
 MECHANICAL
 PLUMBING
 SANITARY
 FIRE PROTECTION
 AIR CONDITIONING
 ELEVATOR



Signature: *[Signature]*
 Title: ARCHITECT

ARQUITECTONICA
 1100 S.W. 15TH AVE.
 MIAMI, FL 33135
 TEL (305) 375-1812
 FAX (305) 375-1170

STRUCTURAL ENGINEER
 G. V. PEREZ ASSOCIATES, INC.
 1100 S.W. 15TH AVE., SUITE 202
 MIAMI, FL 33135
 TEL (305) 375-1812
 FAX (305) 375-1170

MECHANICAL
 4141 N.E. 2ND AVENUE SUITE 107
 MIAMI, FL 33137
 TEL (305) 375-1812

FLORIDA ENGINEERING SERVICES
 1400 N.W. 12TH STREET
 NORTH MIAMI BEACH, FL 33160
 TEL (305) 553-0212 FAX (305) 553-0232

LANDSCAPE ARCHITECT
 CECOMANTIC DESIGNS, INC.
 1000 S.W. 15TH AVE.
 MIAMI, FL 33135
 TEL (305) 375-1812 FAX (305) 375-1170

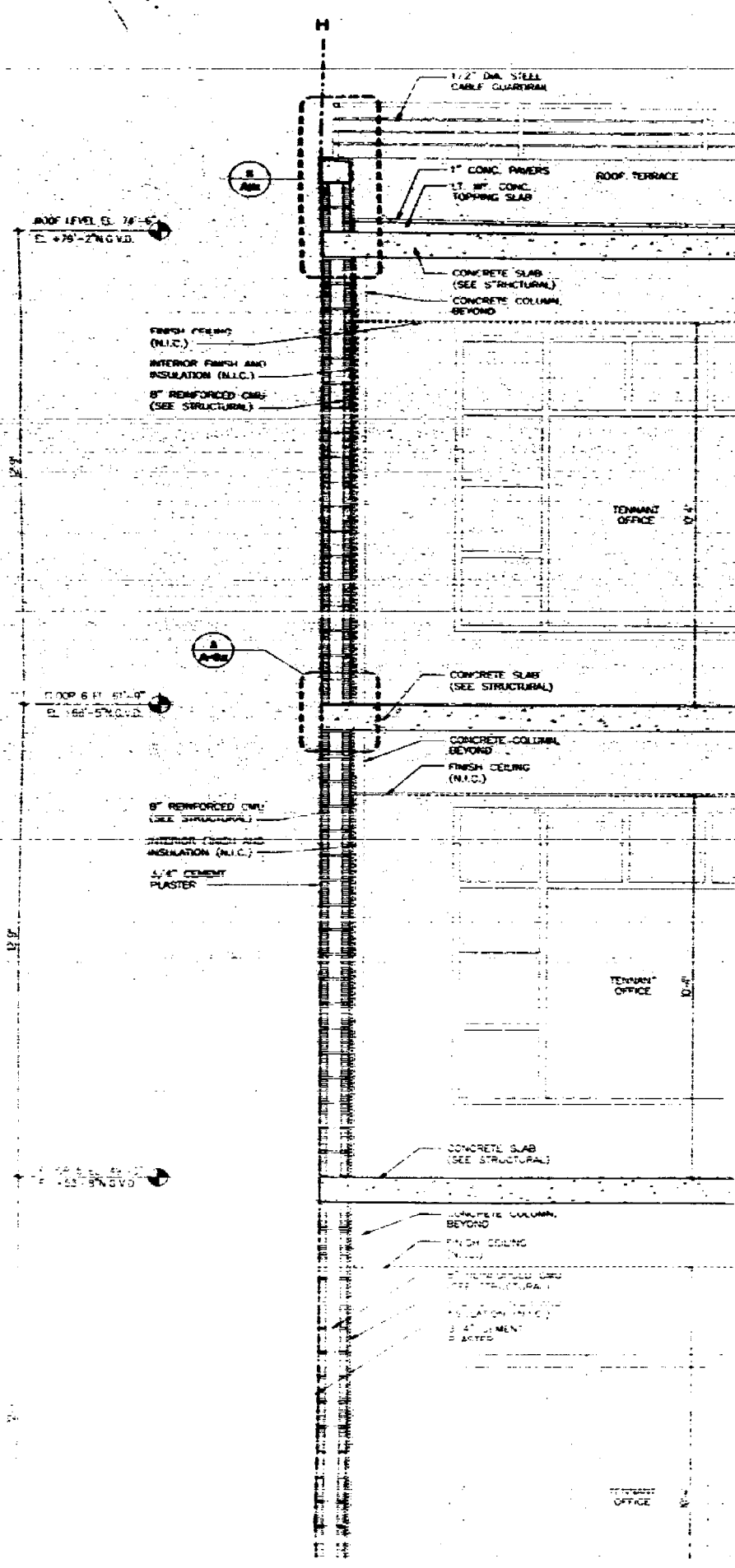
GEOTECHNICAL CONSULTANT
 INTERCOUNTY LABORATORIES, INC.
 300 N.W. 17TH ST.
 NORTH MIAMI BEACH, FL 33160
 TEL (305) 375-1812 FAX (305) 375-1170

CONSTRUCTION DOCUMENTS

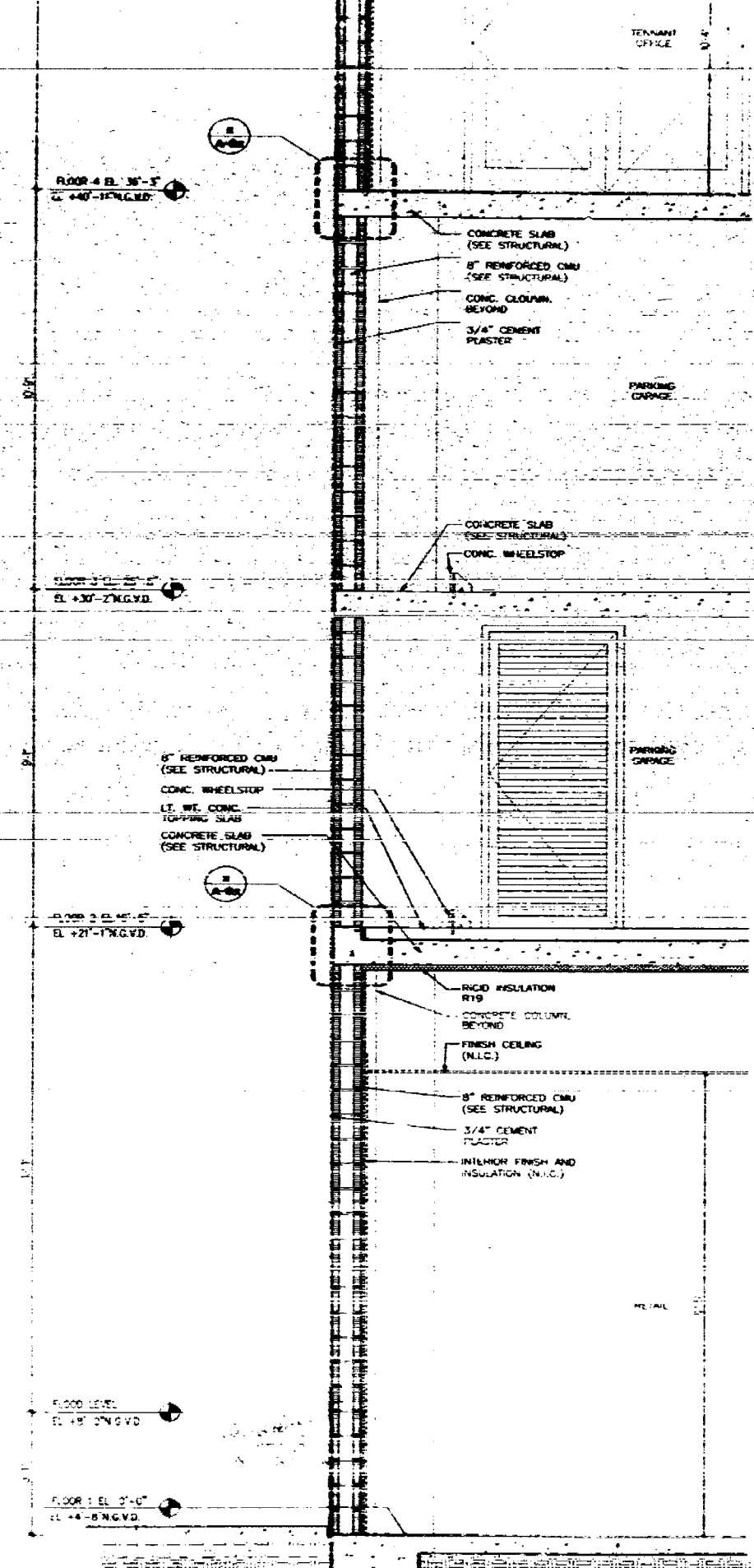
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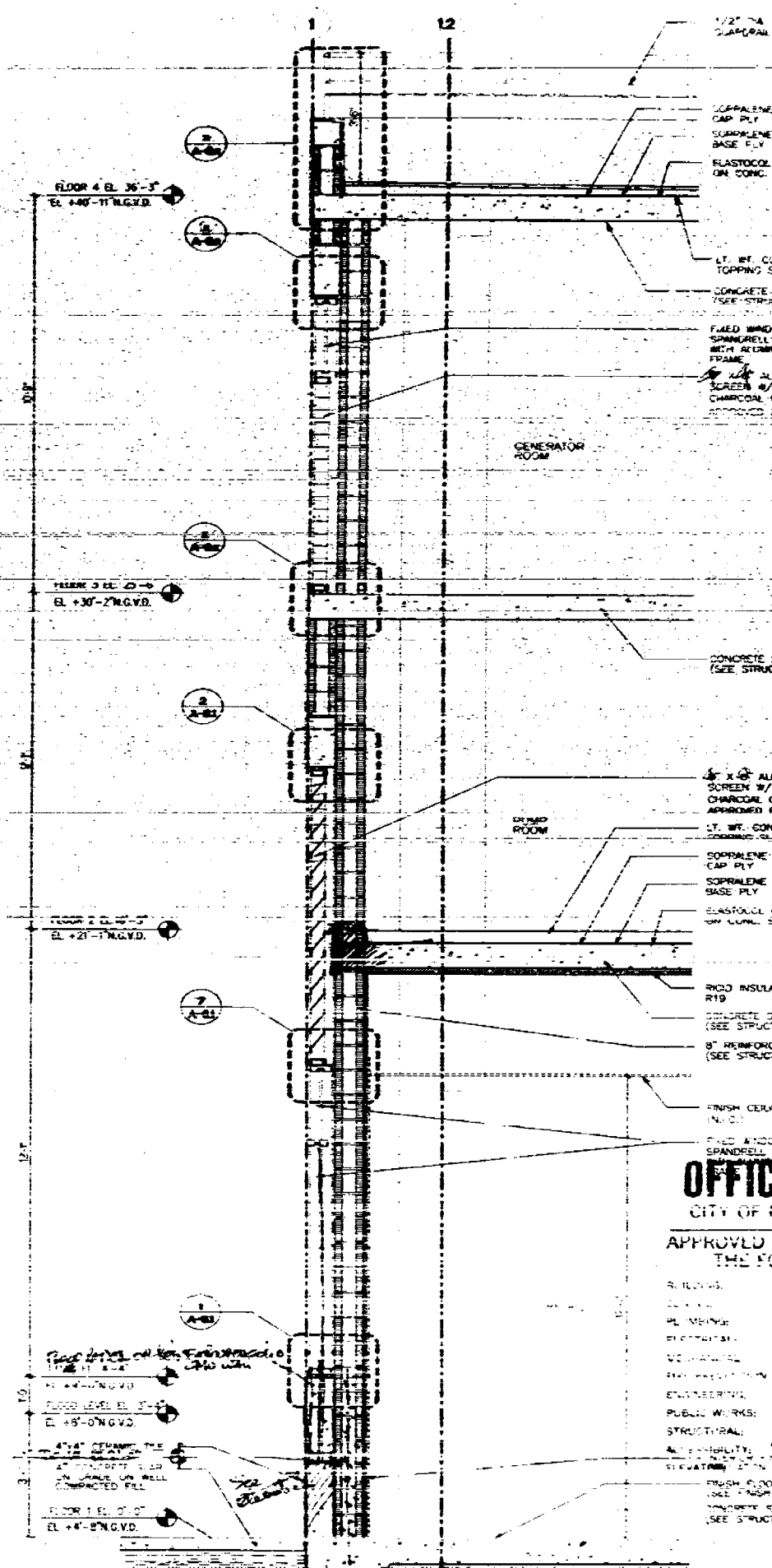
WALL SECTIONS



WALL SECTION



WALL SECTION

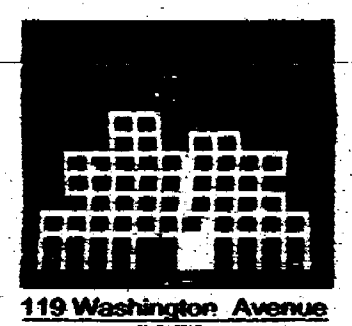


WALL SECTION

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CITY OF MIAMI BEACH

APPROVED FOR PERMIT BY THE FOLLOWING:

REVISIONS:
1. PLUMBING
2. ELECTRICAL
3. MECHANICAL
4. STRUCTURAL
5. CIVIL
6. LANDSCAPE
7. GEOTECHNICAL
8. ENVIRONMENTAL
9. HISTORIC PRESERVATION
10. FIRE
11. AIR CONDITIONING
12. ELEVATOR
13. PEST CONTROL
14. SPECIALTIES
15. OTHER



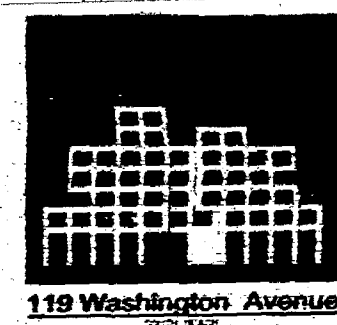
119 Washington Avenue

ARCHITECT
G. V. PIREZ ASSOCIATES, INC.
1200 CORAL WAY, SUITE 202
MIAMI, FL 33145
(305) 551-4500 FAX (305) 551-4501

STRUCTURAL ENGINEER
G. V. PIREZ ASSOCIATES, INC.
1200 CORAL WAY, SUITE 202
MIAMI, FL 33145
(305) 551-4500 FAX (305) 551-4501

CONSTRUCTION DOCUMENTS
A-47
10/10

WALL
SECTIONS



119 Washington Avenue

ALTERNATIVE

5/17/99

ARQUITECTONICA
699 Brickell Avenue
Miami, FL 33131
TEL (305) 372-1812
FAX (305) 372-1175

STRUCTURAL ENGINEER
L. V. PIREZ ASSOCIATES, INC.
155 CORAL WAY, SUITE 202
MIAMI, FL 33145
(305) 854-4104 FAX (305) 337-6

441 NE 2ND AVENUE SUITE 107
MIAMI FL 33132

FLORIDA ENGINEERING SERVICES
1015 N. 10th STREET
NORTH MIAMI BEACH, FL 33160
TEL: 305-322-7777 FAX: 305-322-7777

ML ENGINEER
EIGHT CORPUS TRAILS, INC.
100 S. DADLAND BLVD., SUITE 300
DALLAS, FL 33158
817-670-1011 FAX 670-1016

LANDSCAPE ARCHITECT
GEOMANTIC DESIGNS, INC
100 SW 81 ST.
MIAMI, FL 33143
(305) 865-8888 FAX 865-8428

GEOTECHNICAL CONSULTANT
INTERCOUNTY LABORATORIES, INC.
100 NW 170 ST.
NORTH MIAMI BEACH, FL 33160
(305) 851-8483 FAX 851-4480

**CONSTRUCTION
DOCUMENTS**

Date: 01-15-99 Project No: 9755
 Date: 01-15-99 Project No: 9755
 Date: 01-15-99 Project No: 9755
 Date: 01-15-99 Project No: 9755

A-4.8

**STAIRS
SECTION**

SECRET

[illegible]

BUILDING NO. _____
 CITY _____
 ST. _____
 TELEPHONE _____
 MUNICIPAL _____
 COUNTY _____
 STATE _____
 ZIP CODE _____
 STREET NO. _____
 ADDRESS _____
 CITY _____
 STATE _____
 ZIP CODE _____



APR 9 1960

STRUCTURAL ENGINEER
G. V. PINEZ ASSOCIATES, INC.
1385 CORAL WAY, SUITE 202
MIAMI, FL 33146
(305) 364-4700 FAX (305) 364-2000

MEP
BMC
4141 NE 2ND AVENUE SUITE 400
MIAMI, FL 33137
MIAMI, FL 33137

FLORIDA ENGINEERING SERVICES
34 NW 11th STREET
NORTH MIAMI BEACH, FL 33160
(305) 963-0712 FAX (305) 963-0232

ABZINT CONSULTANTS, INC.
9805 S. DIXIE AVE. SUITE 100
MIAMI, FL 33156
305/556-1010

LANDSCAPE ARCHITECT
GEOMANTIC DESIGNS, INC
6000 SW 91 ST
MIAMI, FL 33143
(305) 865-8800 FAX 800-9420

GEOTECHNICAL CONSULTANT
INTERCOUNTY LABORATORIES, INC.
308 NW 170 ST.
NORTH MIAMI BEACH, FL 33186
(305) 651-5422 FAX 651-4460

**CONSTRUCTION
DOCUMENTS**

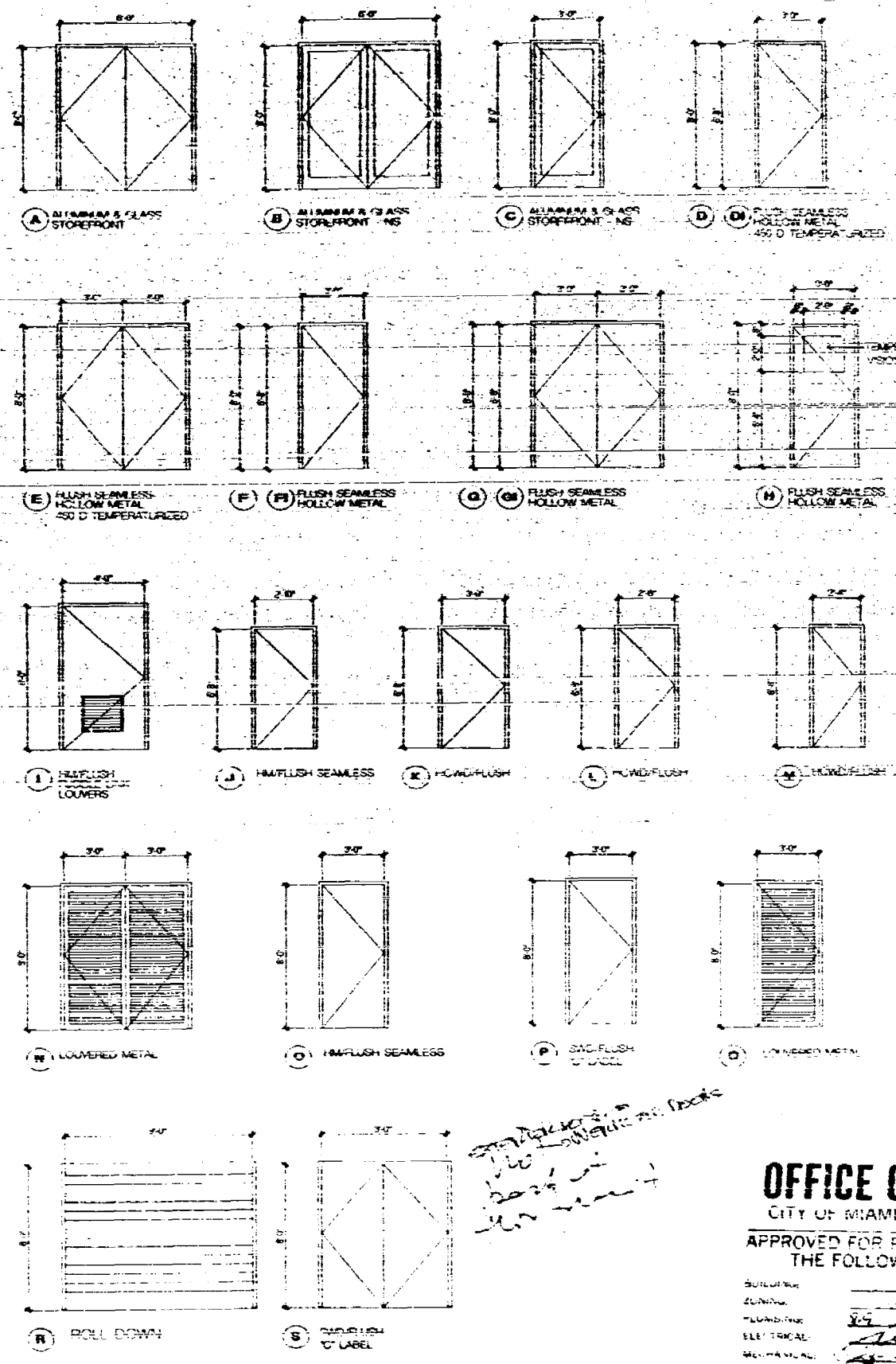
Office Registration #AA C000405
 Date: 07-15-02
 By: M. J. M.
 Sat 00% 07

A-5.1

ROOM FINISH SCHEDULE

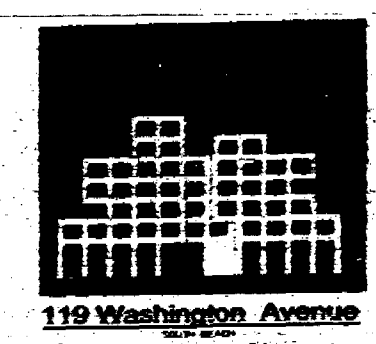
DOOR SCHEDULE

DOOR	LOCATION/DESCRIPTION	SIZE	TYPE	MAT.	GLASS	FRAME	DETAILS	REMARKS
101	STAIR #1	3'-0" x 8'-0"	HW	STL	D	HW	STL	SELF CLOSING & 1 1/2 HR. FIRE RATED 450'
102	STAIR #2	3'-0" x 8'-0"	HW	STL	D	HW	STL	SELF CLOSING & 1 1/2 HR. FIRE RATED 450'
103	OFFICE LOBBY	3'-0" x 8'-0"	GL	AL/CL	B	HW	ALUM	SELF CLOSING, FLOOD IMPROVER
104	WALL ROOM	3'-0" x 8'-0"	HW	STL	C	HW	STL	1/4 HR. FIRE RATED
105	RETAIL	3'-0" x 10'-0"	GL	AL/CL	B	HW	ALUM	SELF CLOSING, FLOOD IMPROVER
106	RETAIL	3'-0" x 10'-0"	GL	AL/CL	B	HW	ALUM	SELF CLOSING, FLOOD IMPROVER
107	RETAIL	3'-0" x 10'-0"	GL	AL/CL	B	HW	ALUM	SELF CLOSING, FLOOD IMPROVER
108	CORRIDOR	3'-0" x 8'-0"	HW	STL	D	HW	STL	SELF CLOSING & 1 1/2 HR. FIRE RATED
109	CORRIDOR	3'-0" x 8'-0"	HW	STL	F	HW	STL	SELF CLOSING, FLOOD IMPROVER, 3/4 HR. RATED
110	CORRIDOR	3'-0" x 8'-0"	HW	STL	F	HW	STL	SELF CLOSING & 3/4 HR. FIRE RATED
111	PUMP ROOM	3'-0" x 8'-0"	HW	STL	F	HW	STL	1 1/2 HR. FIRE RATED & LOUVER W/ FUS. LINK
112	CHIMNEY	3'-0" x 8'-0"	HW	STL	F	HW	STL	SELF CLOSING
113	ELECTRICAL ROOM	3'-0" x 8'-0"	HW	STL	F	HW	STL	SELF CLOSING, LOUVER/ LOUVER
114	ELECTRICAL ROOM	3'-0" x 8'-0"	HW	STL	F	HW	STL	SELF CLOSING, LOUVER/ LOUVER
115	LOBBY	3'-0" x 8'-0"	HW	STL	D	HW	STL	SELF CLOSING & 3/4 HR. FIRE RATED, FLOOD BK.
116	CORRIDOR	3'-0" x 8'-0"	HW	STL	D	HW	STL	SELF CLOSING & 1 1/2 HR. FIRE RATED 450'
117	LOBBY	3'-0" x 8'-0"	HW	STL	D	HW	STL	SELF CLOSING & 3/4 HR. FIRE RATED, FLOOD BK.
201	STAIR #1	3'-0" x 8'-0"	HW	STL	D	HW	STL	SELF CLOSING & 1 1/2 HR. FIRE RATED 450'
202	STAIR #2	3'-0" x 8'-0"	HW	STL	D	HW	STL	SELF CLOSING & 1 1/2 HR. FIRE RATED 450'
203	PUMP ROOM	3'-0" x 8'-0"	HW	STL	F	HW	STL	SELF CLOSING & 1 1/2 HR. FIRE RATED 450'
301	STAIR #1	3'-0" x 8'-0"	HW	STL	D	HW	STL	SELF CLOSING & 1 1/2 HR. FIRE RATED 450'
302	STAIR #2	3'-0" x 8'-0"	HW	STL	D	HW	STL	SELF CLOSING & 1 1/2 HR. FIRE RATED 450'
303	GENERATOR ROOM	3'-0" x 8'-0"	HW	STL	F	HW	STL	SELF CLOSING & 1 1/2 HR. FIRE RATED 450'
401	STAIR #1	3'-0" x 8'-0"	HW	STL	D	HW	STL	SELF CLOSING & 1 1/2 HR. FIRE RATED 450'
402	STAIR #2	3'-0" x 8'-0"	HW	STL	D	HW	STL	SELF CLOSING & 1 1/2 HR. FIRE RATED 450'
403	WOMEN ROOM	3'-0" x 8'-0"	SC	WD	P	HW	STL	SELF CLOSING & 3/4 HR. FIRE RATED
404	MEN ROOM	3'-0" x 8'-0"	SC	WD	P	HW	STL	SELF CLOSING & 3/4 HR. FIRE RATED
405	WOMEN ROOM	3'-0" x 8'-0"	SC	WD	P	HW	STL	SELF CLOSING & 3/4 HR. FIRE RATED
406	WOMEN ROOM	3'-0" x 8'-0"	SC	WD	P	HW	STL	SELF CLOSING
407	WOMEN ROOM	3'-0" x 8'-0"	SC	WD	P	HW	STL	1 1/2 HR. FIRE RATED & LOUVER W/ FUS. LINK
408	ELECT. CLOSET	3'-0" x 8'-0"	HW	STL	F	HW	STL	1 1/2 HR. FIRE RATED & LOUVER W/ FUS. LINK
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430	TERMINAL	3'-0" x 10'-0"	GL	AL/CL	B	HW	ALUM	SELF CLOSING
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447	TERMINAL	3'-0" x 10'-0"	GL	AL/CL	B	HW	ALUM	SELF CLOSING
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449	TERMINAL	3'-0" x 10'-0"	GL	AL/CL	B	HW	ALUM	SELF CLOSING
450	TERMINAL	3'-0" x 10'-0"	GL	AL/CL	B	HW	ALUM	SELF CLOSING



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CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY
THE FOLLOWING:

Signature lines for approval, including a date stamp: 06/24/99.



119 Washington Avenue
MIAMI, FL 33139

Signature of G. V. Pirez, dated 6/24/99.

ARQUITECTONICA
200 N.E. 1st St.
Miami, FL 33132
(305) 375-0000
FAX (305) 375-0001

G. V. PIREZ ASSOCIATES, INC.
200 N.E. 1st St., Suite 200
Miami, FL 33132
(305) 375-0000
FAX (305) 375-0001

FLORIDA ENGINEERING SERVICES
3400 N.W. 17th St.
Fort Lauderdale, FL 33311
(954) 583-0012
FAX (954) 583-0012

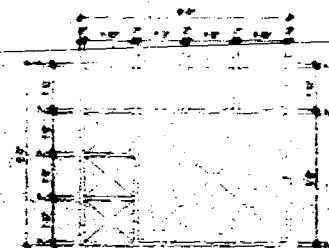
GEOMETRIC DESIGNS, INC.
4000 S.W. 81st St.
Miami, FL 33149
(305) 550-0000
FAX (305) 550-0000

INTERCITY LABORATORIES, INC.
300 N.W. 17th St.
Fort Lauderdale, FL 33311
(954) 583-0012
FAX (954) 583-0012

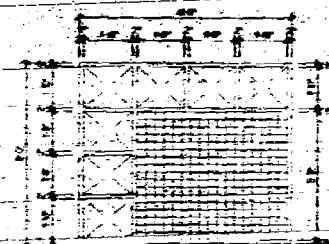
CONSTRUCTION DOCUMENTS

Sheet No. **A-5.2**

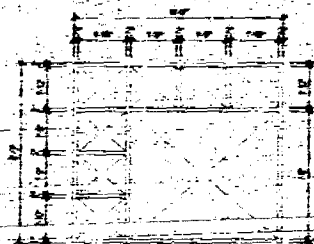
DOOR SCHEDULE



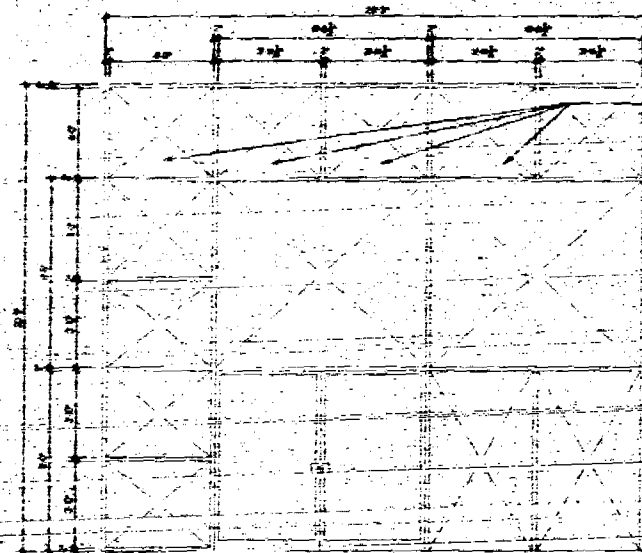
(A)
FIXED SPANDREL GLASS
PRODUCT APPROVAL # X



(A)
EGG CRATE LOUVER
WITH FIXED SPANDREL GLASS
PRODUCT APPROVAL # X



(B)
FIXED CLEAR GLASS WINDOW
PRODUCT APPROVAL # X

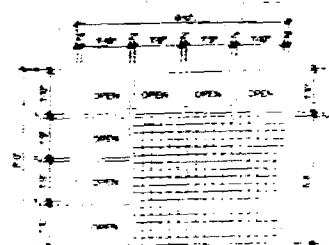


(C)
FIXED STOREFRONT WINDOWS
WITH ENTRY DOOR
PRODUCT APPROVAL # X

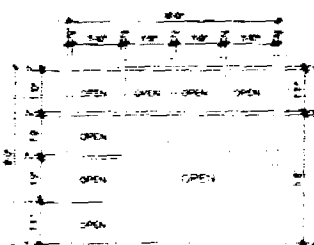
SPANDREL GLASS

WINDOW SCHEDULE

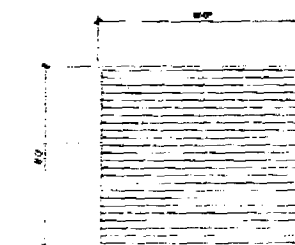
KEY	TYPE	WIDTH	HEIGHT	MATERIAL	LOCATION
(A)	SPANDREL GLASS	8'-0"	8'-0"		RETAIL LEVEL
(A)	SPANDREL GLASS	8'-0"	8'-0"	W/ EGG CRATE	2ND-3RD PARKING LEVEL
(B)	STANDARD	8'-0"	8'-0"		RETAIL LEVEL 5TH-6TH FLOOR OFFICE
(C)	CLEAR WITH SPANDREL	20'-9"	20'-9"		GROUND LOBBY ENTRANCE



(D)
EGG CRATE LOUVER
PRODUCT APPROVAL # X



(E)
FIXED FRAME MODULE
PRODUCT APPROVAL # X



(F)
LOUVER MODULE
PRODUCT APPROVAL # X

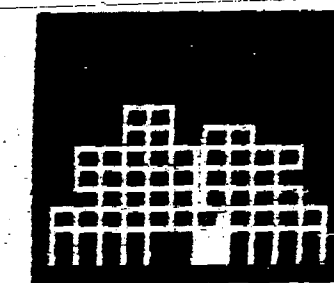
LOUVER SCHEDULE

KEY	TYPE	WIDTH	HEIGHT	MATERIAL	LOCATION
(D)	STANDARD	8'-0"	8'-0"		GROUND 2ND-3RD FLOOR PARKING
(E)	STANDARD	8'-0"	8'-0"		ROOF TERRACE
(F)	STANDARD	8'-0"	8'-0"		2ND FLOOR PARKING

OFFICE COPY

CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY
THE FOLLOWING:

DESIGNED BY: [Signature]
CHECKED BY: [Signature]
DATE: [Signature]
PROJECT NO.: [Signature]
SHEET NO.: [Signature]
ELEVATION: [Signature]



119 Washington Avenue

Signature: [Signature]
Date: 5/1/92

ARQUITECTONICA
MIAMI, FL 33131
TEL: (305) 372-1912
FAX: (305) 372-1178

STRUCTURAL ENGINEER
G. V. PINEZ ASSOCIATES, INC.
1280 CORAL WAY, SUITE 200
MIAMI, FL 33146
(305) 354-1104 FAX: (305) 354-1105

MEP
MEPC
4141 NE 2ND AVENUE SUITE 107
MIAMI, FL 33137
(305) 575-6225

FLORIDA ENGINEERING SERVICES
20 1ST STREET
NORTH MIAMI BEACH, FL 33180
(305) 653-0212 FAX: (305) 653-0213

CIVIL ENGINEER
ARQUET CHANDLER, P.A., INC.
1000 S. DIXIE AVE. SUITE 300
MIAMI, FL 33135
(305) 575-1011 FAX: (305) 575-1012

LANDSCAPE ARCHITECT
GEOMANTIC DESIGNS, INC.
4800 SW 81 ST.
MIAMI, FL 33149
(305) 655-4000 FAX: (305) 655-4000

GEOTECHNICAL CONSULTANT
INTERCOUNTY LABORATORIES, INC.
300 NW 170 ST.
NORTH MIAMI BEACH, FL 33180
(305) 851-0400 FAX: (305) 851-0400

CONSTRUCTION DOCUMENTS

Owner: [Signature]
Architect: [Signature]
Engineer: [Signature]
MEP: [Signature]
Landscape: [Signature]
Geotechnical: [Signature]

Sheet No. [Signature]
Project No. [Signature]
Drawing No. [Signature]

Scale: [Signature]
Date: [Signature]

Sheet No. [Signature]
Project No. [Signature]
Drawing No. [Signature]

Sheet No. [Signature]
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Drawing No. [Signature]

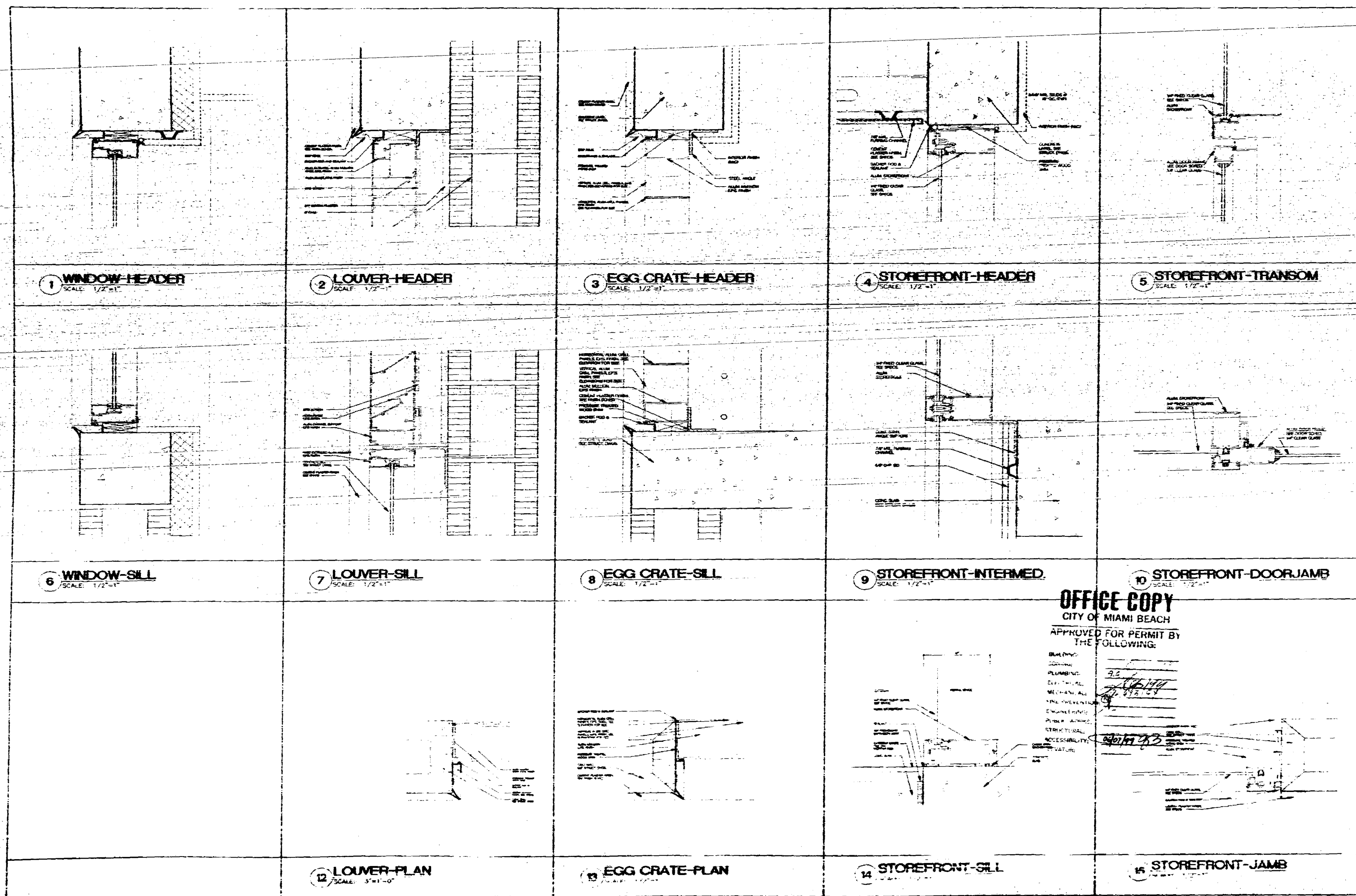
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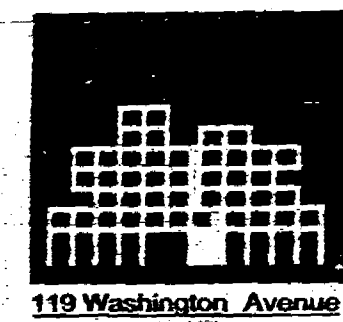
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Project No. [Signature]
Drawing No. [Signature]

Sheet No. [Signature]
Project No. [Signature]
Drawing No. [Signature]



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CITY OF MIAMI BEACH
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THE FOLLOWING:

BUILDING
ELECTRICAL
PLUMBING
MECHANICAL
FIRE PROTECTION
ENGINEERING
PULVERIZING
STRUCTURAL
ACCESSIBILITY
TRAFFIC



119 Washington Avenue

ARCHITECT
G. V. PEREZ ASSOCIATES, INC.
1190 CORAL WAY, SUITE 202
MIAMI, FL 33145
(305) 358-4000 FAX (305) 358-4000

STRUCTURAL ENGINEER
G. V. PEREZ ASSOCIATES, INC.
1190 CORAL WAY, SUITE 202
MIAMI, FL 33145
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MEP
MEP
3441 NE 2ND AVENUE SUITE 107
MIAMI, FL 33137
(305) 575-4000

FLORIDA ENGINEERING SERVICES
24 99TH STREET
NORTH MIAMI BEACH, FL 33160
(305) 953-0212 FAX (305) 953-0222

CIVIL ENGINEER
ARZUMI CONSULTANTS, INC.
4000 N. W. 12TH AVE., SUITE 300
MIAMI, FL 33142
(305) 575-1011 FAX (305) 575-1011

LANDSCAPE ARCHITECT
GEOMANTIC DESIGNS, INC.
6800 SW 21 ST.
MIAMI, FL 33143
(305) 555-4000 FAX (305) 555-4000

GEOTECHNICAL CONSULTANT
INTERCOUNTRY LABORATORIES, INC.
300 NW 170 ST.
NORTH MIAMI BEACH, FL 33160
(305) 555-4000 FAX (305) 555-4000

CONSTRUCTION
DOCUMENTS

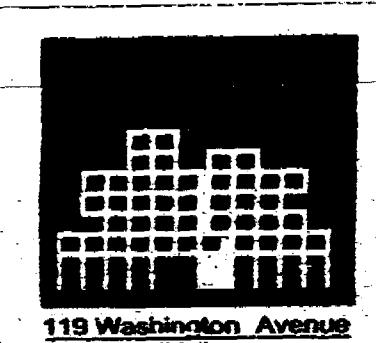
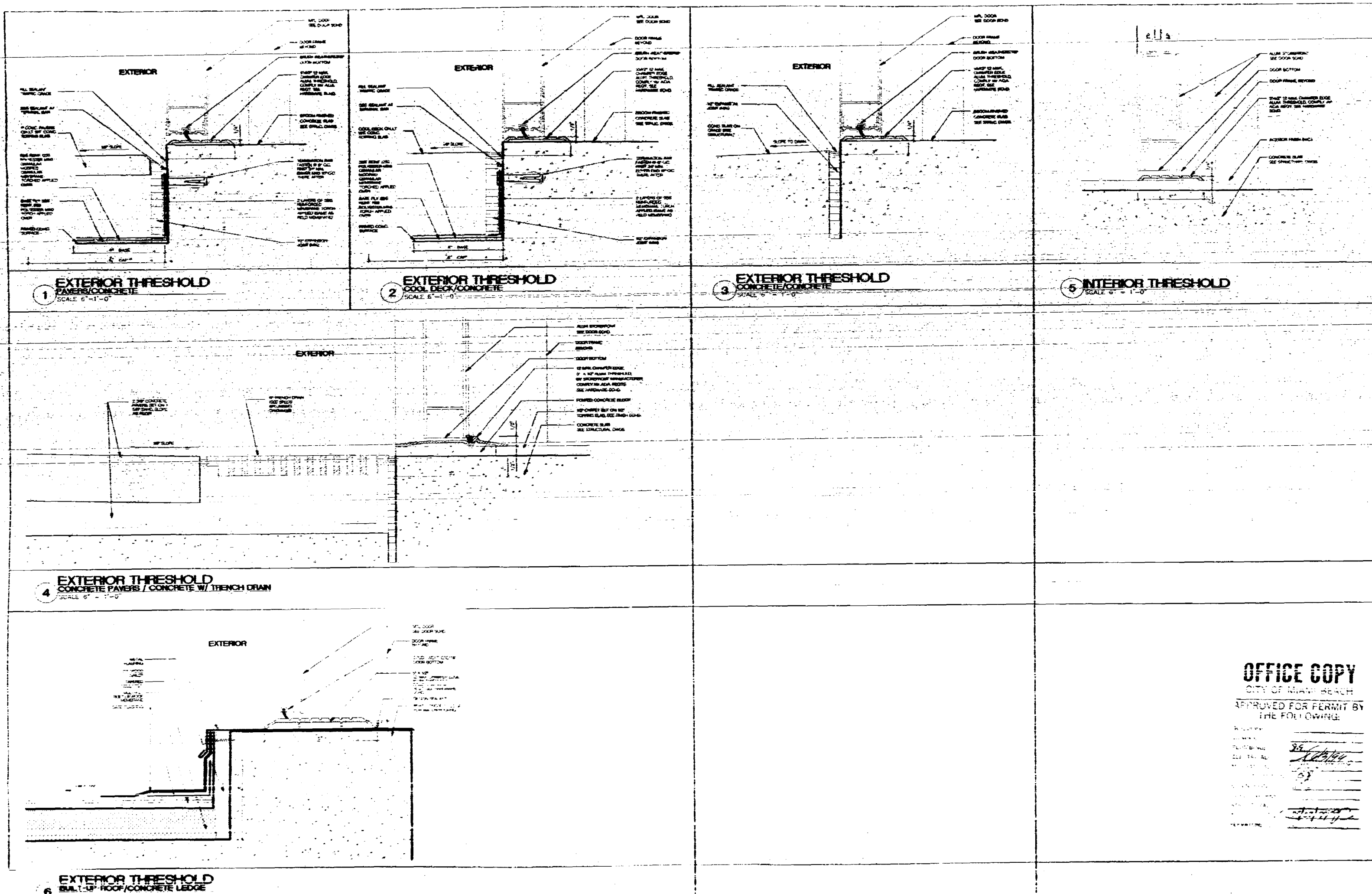
Office Registration #AIA C000482
Date: 01/11/00
By: G. V. PEREZ, P.E.
Approved: G. V. PEREZ, P.E.

Revision: 0010

Sheet No.

A-6.1

WINDOW-LOUVER
DETAILS



ARCHITECT
ARQUITECTOMICA
 119 WASHINGTON AVENUE
 MIAMI, FL 33139
 (305) 372-1170
 FAX (305) 372-1170

STRUCTURAL ENGINEER
G. V. PIREZ ASSOCIATES, INC.
 1385 CORAL WAY, SUITE 202
 MIAMI, FL 33139
 (305) 664-4101 FAX (305) 664-0890

MEP
BAC
 4145 N.W. 2ND AVENUE, SUITE 107
 MIAMI, FL 33137
 (305) 372-6220

FLORIDA ENGINEERING SERVICES
 24101 SW 28TH STREET
 NORTH MIAMI BEACH, FL 33546
 (305) 655-6212 FAX (305) 655-6232

CIVIL ENGINEER
AGENCY CONSULTANTS, INC.
 3900 S. GREGORY BLVD., SUITE 210
 MIAMI, FL 33133
 (305) 655-4411 FAX (305) 655-4406

LANDSCAPE ARCHITECT
GEOMANTIC DESIGNS, INC.
 8800 SW 81 ST.
 MIAMI, FL 33143
 (305) 665-4885 FAX (305) 665-4428

GEOTECHNICAL CONSULTANT
INTERCOUNTY LABORATORIES, INC.
 3800 NW 170th ST.
 NORTH MIAMI BEACH, FL 33169
 (305) 651-6465 FAX (305) 651-6465

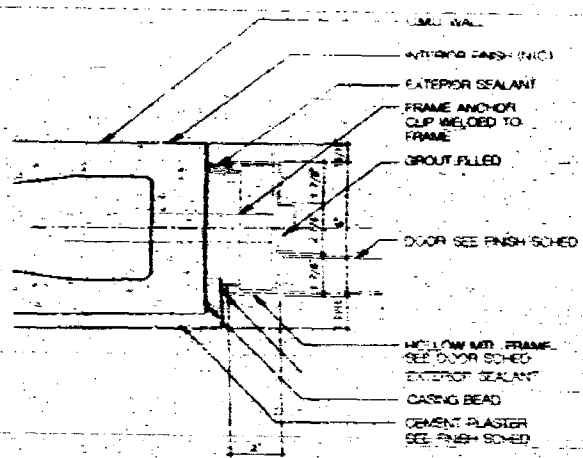
OFFICE COPY
 CITY OF MIAMI BEACH
 APPROVED FOR PERMIT BY
 THE FOLLOWING:

CONSTRUCTION DOCUMENTS

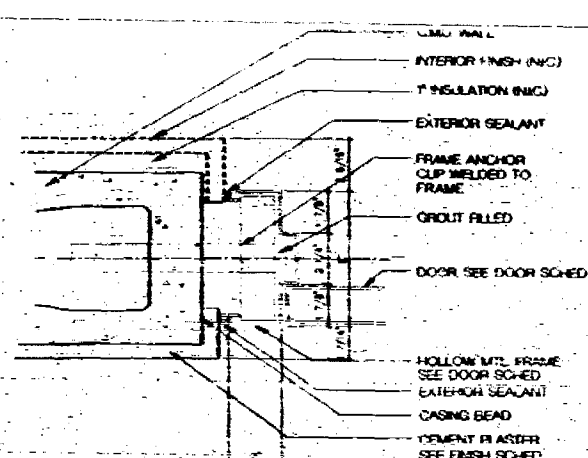
Issue Date: 01-15-99 Project No: 1746
 Drawn by: M. J. AL Approved by: M. J. AL
 Scale: 1/8" = 1'-0" Date: 01-15-99
 Rev: 1 Date: 01-15-99

A-6.2

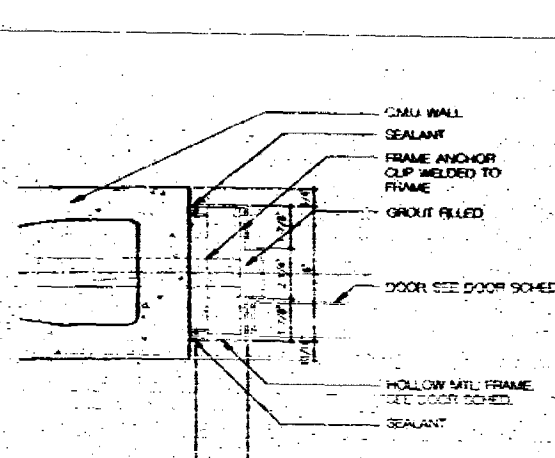
DOOR DETAILS



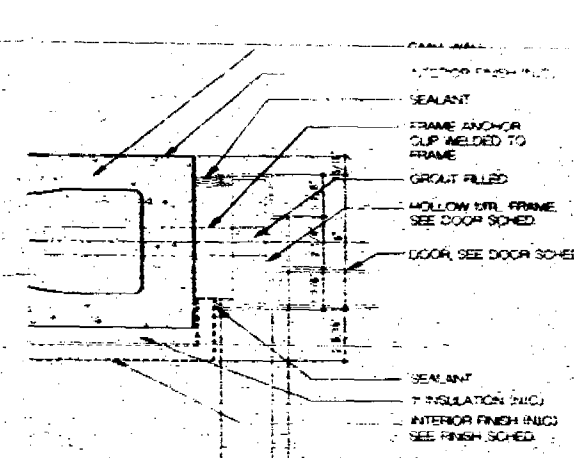
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CMU WALL - METAL FRAME
SCALE: 3/4" = 1'-0"



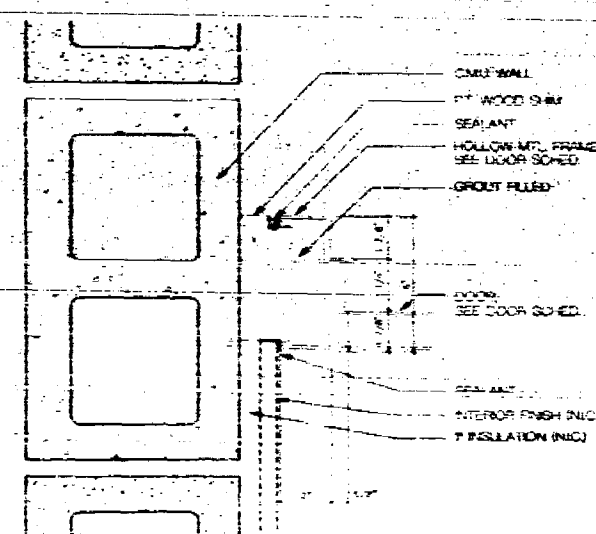
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SHEAR WALL - METAL FRAME
SCALE: 3/4" = 1'-0"



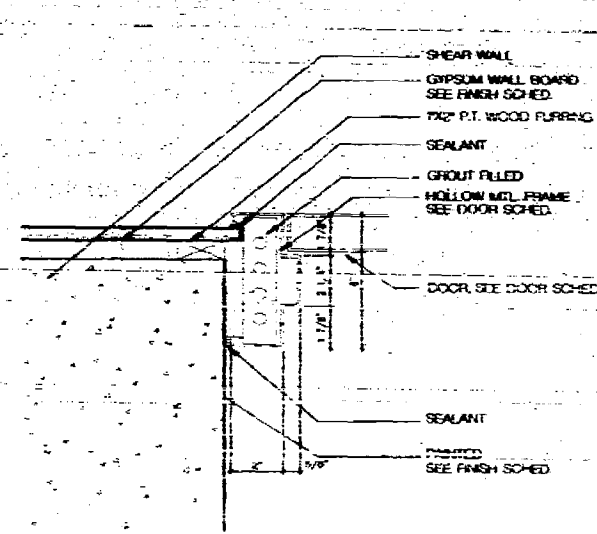
3 INTERIOR JAMB/HEAD
CMU WALL - METAL FRAME
SCALE: 3/4" = 1'-0"



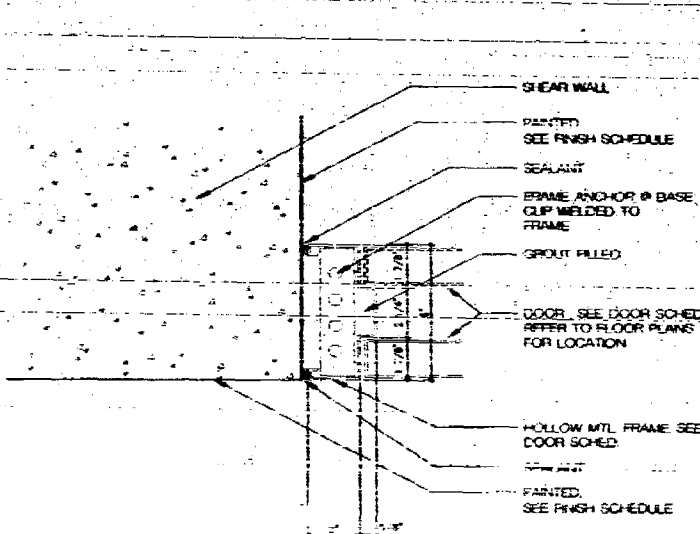
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CMU WALL - METAL FRAME
SCALE: 3/4" = 1'-0"



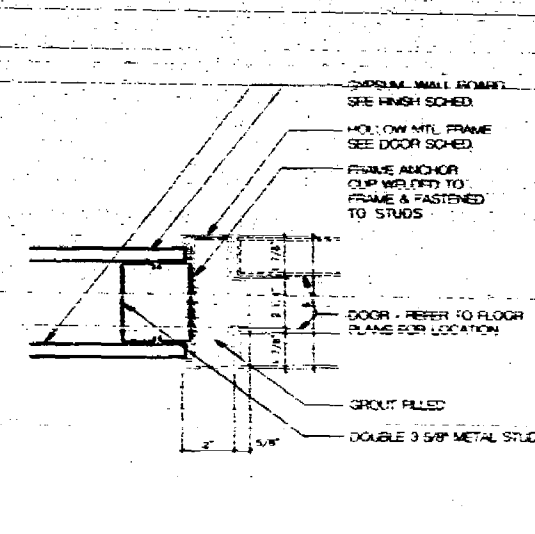
5 INTERIOR JAMB/HEAD
CMU WALL - METAL FRAME
SCALE: 3/4" = 1'-0"



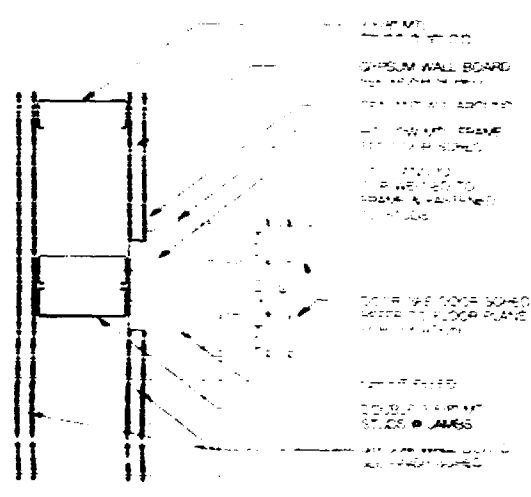
6 INTERIOR JAMB/HEAD
SHEAR WALL - METAL FRAME
SCALE: 3/4" = 1'-0"



7 INTERIOR JAMB/HEAD
CMU WALL - METAL FRAME
SCALE: 3/4" = 1'-0"



8 INTERIOR JAMB/HEAD
SHEAR WALL - METAL FRAME
SCALE: 3/4" = 1'-0"

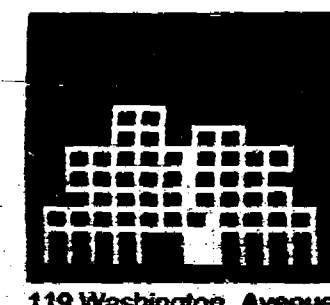


9 INTERIOR JAMB/HEAD
SHEAR WALL - METAL FRAME
SCALE: 3/4" = 1'-0"

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CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY
THE FOLLOWING:

Signature lines for approval.

NOTE:
- ALL GYPSUM BOARDS ARE 1/2" THICK
- ALL CEMENT PLASTER FINISHES ARE 5/8" THICK



119 Washington Avenue
MIAMI, FL 33139

Signature of Architect
ARCHITECT

ARQUITECTONICA
MIAMI, FL 33139
TEL: (305) 575-1512
FAX: (305) 575-1777

STRUCTURAL ENGINEER
G. V. PEREZ ASSOCIATES, INC.
1285 CORAL WAY, SUITE 202
MIAMI, FL 33134
(305) 554-1104 FAX: (305) 554-2075

MEP
IMDC
1141 NE 2ND AVENUE SUITE 107
MIAMI, FL 33132
(305) 575-8255

FLORIDA ENGINEERING SERVICES
2400 168th STREET
NORTH MIAMI BEACH, FL 33160
(305) 553-0212 FAX: (305) 553-0232

CIVIL ENGINEER
ABZENT CONSULTANTS, INC.
9000 S. DIANE BLVD., SUITE 970
MIAMI, FL 33156
(305) 555-1011 FAX: (305) 555-1090

LANDSCAPE ARCHITECT
GEOMATYC DESIGNS, INC.
6000 SW 81 ST.
MIAMI, FL 33149
(305) 555-0000 FAX: (305) 555-0425

GEOTECHNICAL CONSULTANT
INTERCOUNTY LABORATORIES, INC.
300 NW 170 ST.
NORTH MIAMI BEACH, FL 33160
(305) 551-0483 FAX: (305) 551-0480

CONSTRUCTION DOCUMENTS

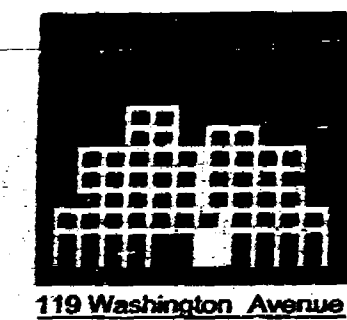
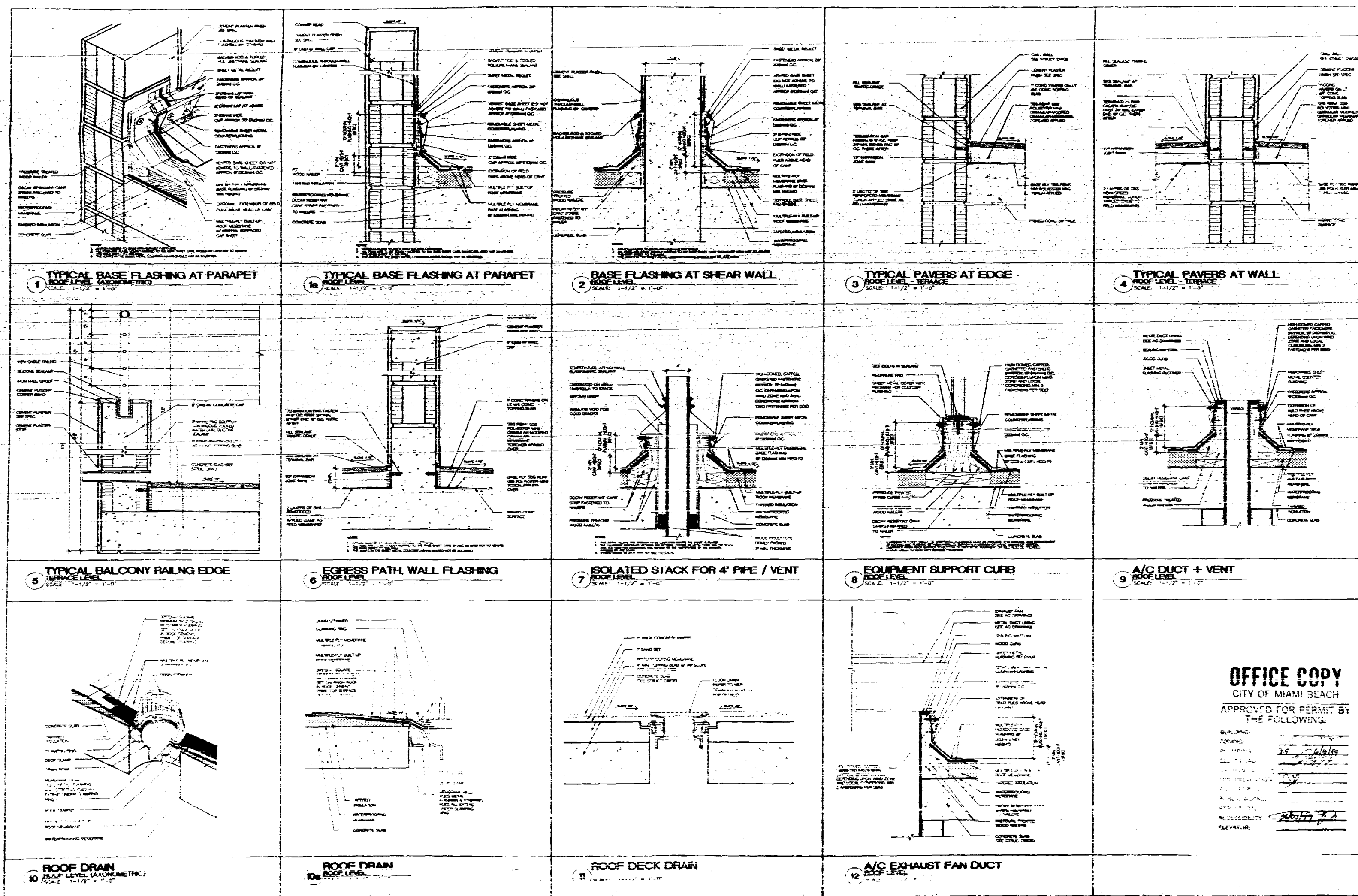
Other Registration #AIA 0000405
Drawn by: M.A.C. Project No.: 3700
Permit Set: 50% CD Approved by: BSC

Signature lines for construction documents.

Sheet No.:

A-6.3

DOOR
DETAILS



ARQUITECTONICA
ARCHITECT
119 WASHINGTON AVENUE
MIAMI, FL 33139
TEL: (305) 372-1952
FAX: (305) 372-1178

STRUCTURAL ENGINEER
G. V. PEREZ ASSOCIATES, INC.
1300 CORAL WAY, SUITE 200
MIAMI, FL 33139
(305) 655-1000 FAX: (305) 655-2070

MECHANICAL ENGINEER
4141 NE 2ND AVENUE SUITE 107
MIAMI, FL 33137
(305) 573-0225

FLORIDA ENGINEERING SERVICES
34 59th STREET
NORTH MIAMI BEACH, FL 33160
(305) 653-4012 FAX: (305) 653-4232

CIVIL ENGINEER
AGUMET CONSULTANTS, INC.
300 S. DIAMOND BLVD., SUITE 300
MIAMI, FL 33136
(305) 573-0225 FAX: (305) 573-0226

LANDSCAPE ARCHITECT
GEOMANTIC DESIGNS, INC.
6800 SW 81 ST.
MIAMI, FL 33155
(305) 555-0001 FAX: (305) 555-0002

GEOTECHNICAL CONSULTANT
INTERCOUNTRY LABORATORIES, INC.
300 NW 170 ST.
NORTH MIAMI BEACH, FL 33160
(305) 851-0400 FAX: (305) 851-0400

CONSTRUCTION DOCUMENTS
Office Registration P.A.A. 00000000
1/14/99 by M.P.M. 1/14/99
1/14/99 by M.P.M. 1/14/99
1/14/99 by M.P.M. 1/14/99
1/14/99 by M.P.M. 1/14/99

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CITY OF MIAMI BEACH
APPROVED FOR PERMIT BY
THE FOLLOWING:

CONTRACTOR
1/14/99
1/14/99
1/14/99
1/14/99

CONTRACTOR
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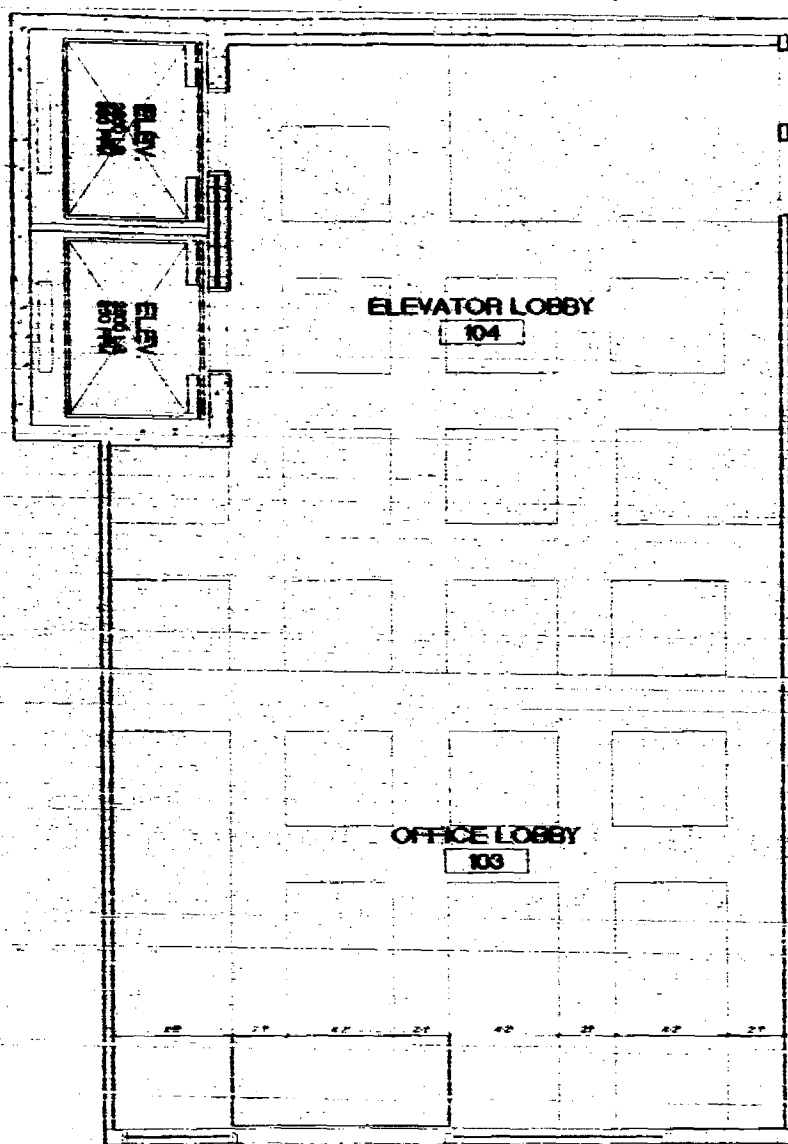
CONTRACTOR
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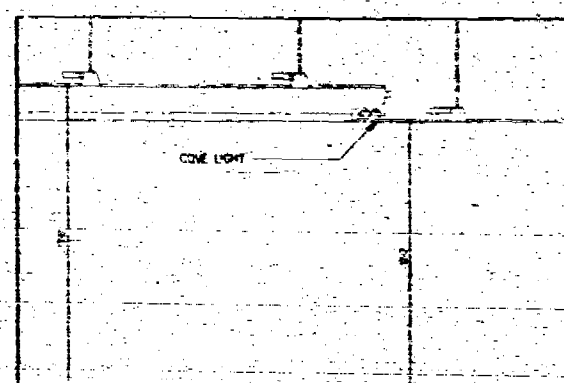
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1/14/99
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1/14/99

A-6.1

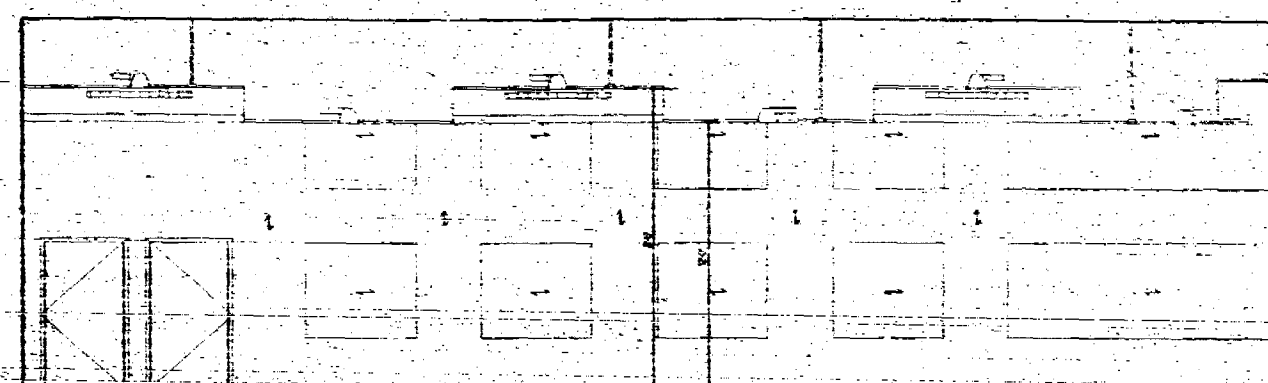
ROOF
DETAILS



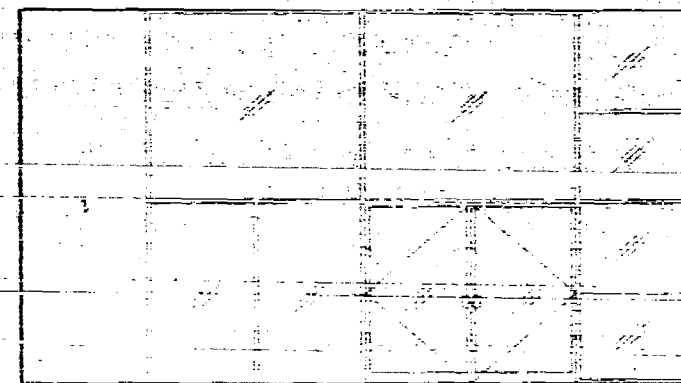
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A-71 SCALE 1/4"=1'-0"



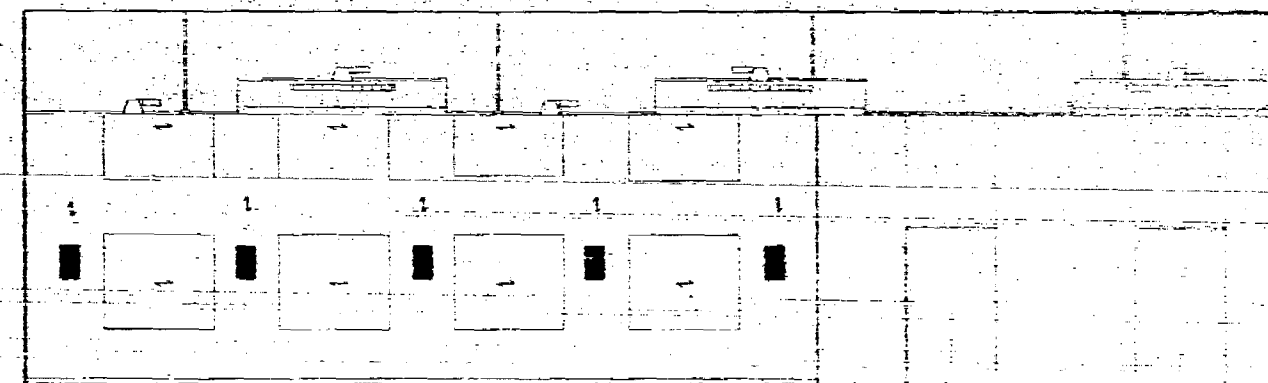
2 LOBBY INTERIOR ELEVATION
A-71 SCALE 1/4"=1'-0"



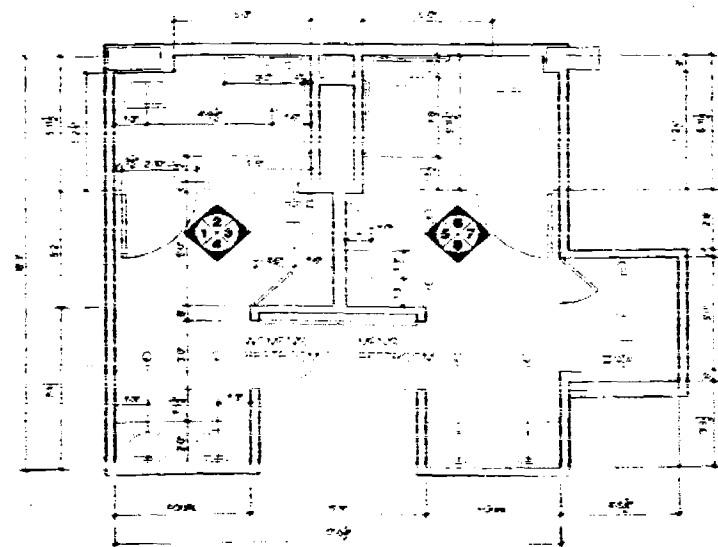
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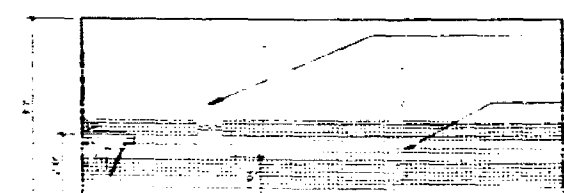
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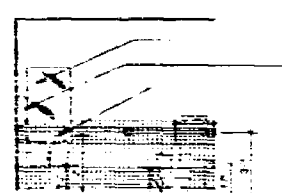
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A-71 SCALE 1/4"=1'-0"



6 RESTROOM FLOOR PLAN
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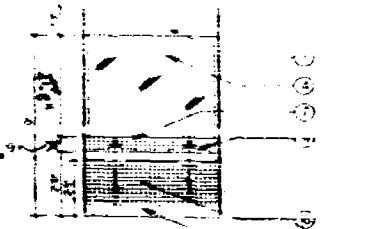
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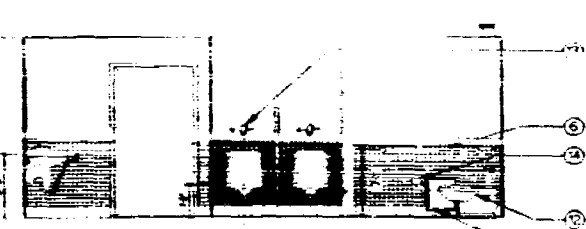
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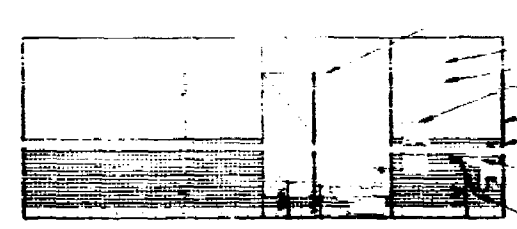
3 BATHROOM INT. ELEV.
A-71 SCALE 1/4"=1'-0"



4 BATHROOM INT. ELEV.
A-71 SCALE 1/4"=1'-0"



5 BATHROOM INT. ELEV.
A-71 SCALE 1/4"=1'-0"



6 BATHROOM INT. ELEV.
A-71 SCALE 1/4"=1'-0"

NOTES

1. SEE SYMBOLS FOR MATERIALS
2. FINISHES FOR MATERIALS, COLORS, AND SIZES

LEGEND

1. SEE SYMBOLS FOR MATERIALS
2. FINISHES FOR MATERIALS, COLORS, AND SIZES
3. SEE SYMBOLS FOR MATERIALS
4. FINISHES FOR MATERIALS, COLORS, AND SIZES
5. SEE SYMBOLS FOR MATERIALS
6. FINISHES FOR MATERIALS, COLORS, AND SIZES

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CITY OF MIAMI BEACH

APPROVED FOR PERMIT BY

THE FOLLOWING

DATE

BY

FOR

REVISIONS

DATE

BY

FOR

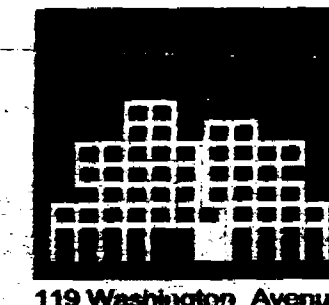
REVISIONS

DATE

BY

FOR

REVISIONS



119 Washington Avenue

MIAMI BEACH, FL 33139

ARCHITECT
G. V. PIREZ ASSOCIATES, INC.
1325 CORAL WAY, SUITE 202
MIAMI, FL 33139
(305) 554-0212 FAX (305) 554-0213

ARCHITECT
G. V. PIREZ ASSOCIATES, INC.
1325 CORAL WAY, SUITE 202
MIAMI, FL 33139
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ARCHITECT
G. V. PIREZ ASSOCIATES, INC.
1325 CORAL WAY, SUITE 202
MIAMI, FL 33139
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ARCHITECT
G. V. PIREZ ASSOCIATES, INC.
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MIAMI, FL 33139
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G. V. PIREZ ASSOCIATES, INC.
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MIAMI, FL 33139
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ARCHITECT
G. V. PIREZ ASSOCIATES, INC.
1325 CORAL WAY, SUITE 202
MIAMI, FL 33139
(305) 554-0212 FAX (305) 554-0213

ARCHITECT
G. V. PIREZ ASSOCIATES, INC.
1325 CORAL WAY, SUITE 202
MIAMI, FL 33139
(305) 554-0212 FAX (305) 554-0213

ARCHITECT
G. V. PIREZ ASSOCIATES, INC.
1325 CORAL WAY, SUITE 202
MIAMI, FL 33139
(305) 554-0212 FAX (305) 554-0213

ARCHITECT
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ARCHITECT
G. V. PIREZ ASSOCIATES, INC.
1325 CORAL WAY, SUITE 202
MIAMI, FL 33139
(305) 554-0212 FAX (305) 554-0213