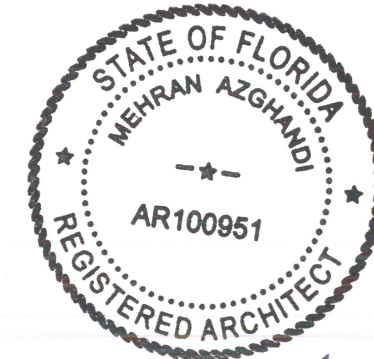


FIRST SUBMITTAL: 10/15/2023

SCOPE OF WORK:

- DEMOLISH EXISTING CONCRETE RAILINGS AND REPLACE WITH NEW ALUMINUM PICKET RAILINGS.



Mehran Azghandi

REVISIONS	BY

DATE: 10 / 11 / 2023
 DRAFTER: MA
 PROJECT: 23-119

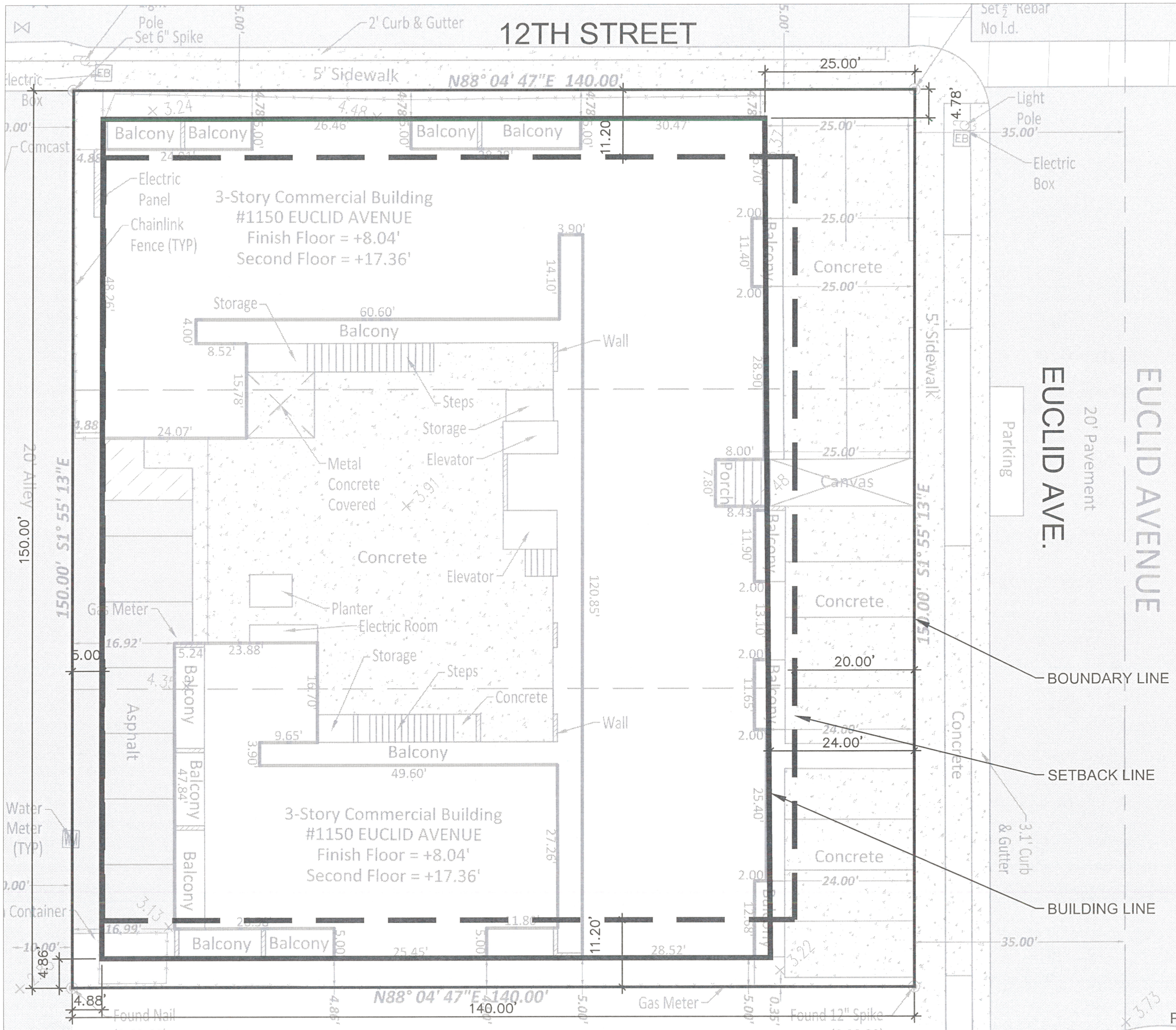
SHEET:
Ph-1

BALCONY RAILINGS
AT PROPERTY LOCATED AT:
 TOWER EAST, 1150 EUCLID AVE.
 MIAMI BEACH, FL 33139
 TOWER EAST INCORPORATED
OWNER ADDRESS TELEPHONE
 305-535-7599




MEHRAN AZGHANDI, ARCHITECT
Telephone: 786-273-1909
email: mazghandi4@YAHOO.COM
Mailing Address: P.O. BOX 924592, HOMESTEAD, FL 33092
Office Address: 2ND FLOOR, 13014 SW 120 STREET, MIAMI, FL

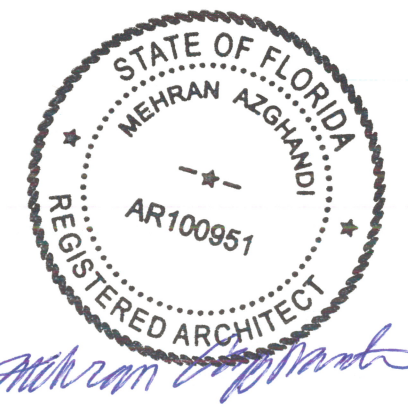
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 MEHRAN AZGHANDI, ARCHITECT HEREBY RESERVES COPYRIGHT TO THE DRAWINGS SHOWN HEREIN IN PRINTED OR DIGITAL MEDIA. NO PARTS OF THESE DRAWINGS ARE TO BE REPRODUCED OR COPIED WITHOUT THE EXPRESS AND WRITTEN CONSENT OF MEHRAN AZGHANDI, ARCHITECT.



SETBACK CALCULATIONS
 AS PER MUNICODE,
 SECTION 142-156, MIAMI BECH, FL
 RM-1 RESIDENTIAL MULTIFAMILY
 LOW DENSITY

FRONT: 20 FT.
 SIDE INTERIOR: 10' OR
 8% OF LOT WIDTH,
 WHICHEVER IS GREATER:
 0.08 X 140' = 11.2'
 SIDE FACING A STREET:
 0' OR 8% OF LOT WIDTH,
 WHICHEVER IS GREATER:
 0.08 X 140' = 11.2'
 REAR: 5 FEET ABUTTING AN ALLEY.

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




Printed on: Monday, October 30, 2023 6:21:09 PM

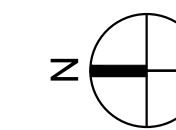
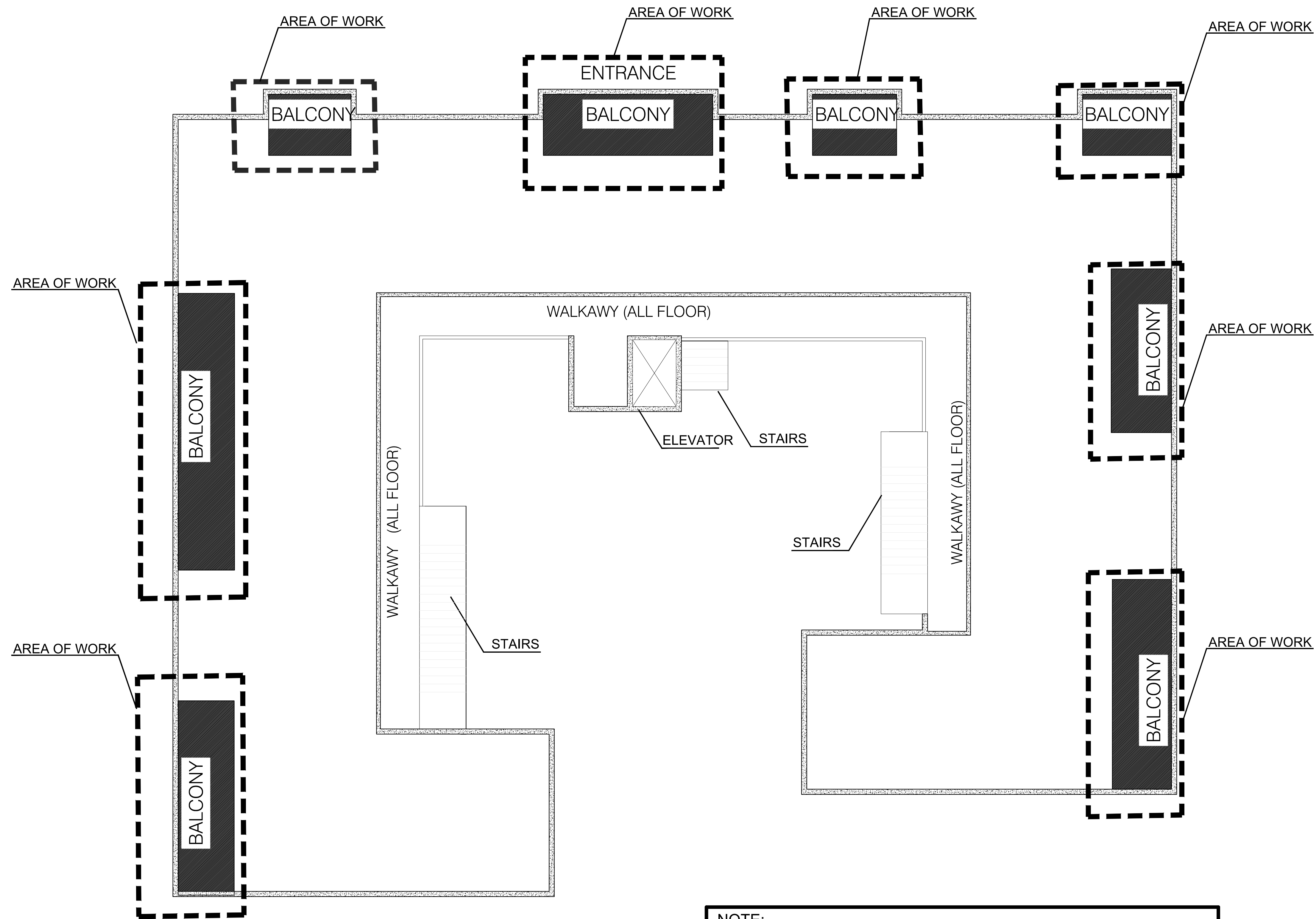
STATEMENT OF COPYRIGHT
 MEHRAN AZGHANDI, ARCHITECT HEREBY RESERVES
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 AZGHANDI, ARCHITECT.

MEHRAN AZGHANDI, ARCHITECT
 Telephone: 786-273-1909
 email: mazghandi4@YAHOO.COM
 Mailing Address: P.O. BOX 924592, HOMESTEAD, FL 33082
 Office Address: 2ND FLOOR, 13014 SW 120 STREET, MIAMI, FL
 LIC.# AR100951
 ARCHITECTURE, INTERIOR DESIGN, STRUCTURES COMMERCIAL, RESIDENTIAL, HOSPITALITY

BALCONY RAILINGS
 AT PROPERTY LOCATED AT:
 TOWER EAST, 1150 EUCLID AVE.
 MIAMI BEACH, FL 33139
 TOWER EAST INCORPORATED
 305-535-7599

REVISIONS	BY

DATE: 10/11/2023
 DRAFTER: MA
 PROJECT: 23-119
 SHEET:
SP-1



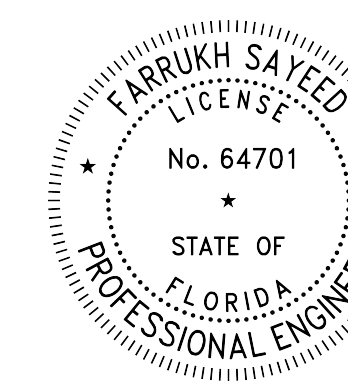
TYPICAL BUILDING FLOOR PLAN (ALL FLOORS)
SCALE: N.T.S.

NOTE:
ALL DRAWINGS SHOWN IS FOR INFORMATION PURPOSES ONLY.

BUILDING NOTES:

1. DEMOLISH ALL EXISTING CONCRETE HANDRAIL.
2. CONTRACTOR TO VERIFY IN FIELD ALL DIMENSIONS AND QUANTITIES PRIOR TO RAILING PURCHASE ORDER AND INSTALLATION.
3. REPLACE EXISTING RAILINGS WITH NEW ALUMINUM RAILING REFER TO DETAIL SD-01 , SD-02 , SD-03
4. ALL BALCONY HANDRAIL TO REMAIN 42" AFF AFTER INSTALLATION OF NEW FLOORING. FBC 1013
6. FOR REPLACING HANDRAILS 4" SPHERE MUST BE PROJECT THROUGHOUT, NOT JUST AT THE BOTTOM. FBCB 1015.3 & 4

SCOPE OF WORK
SCALE: N.T.S.



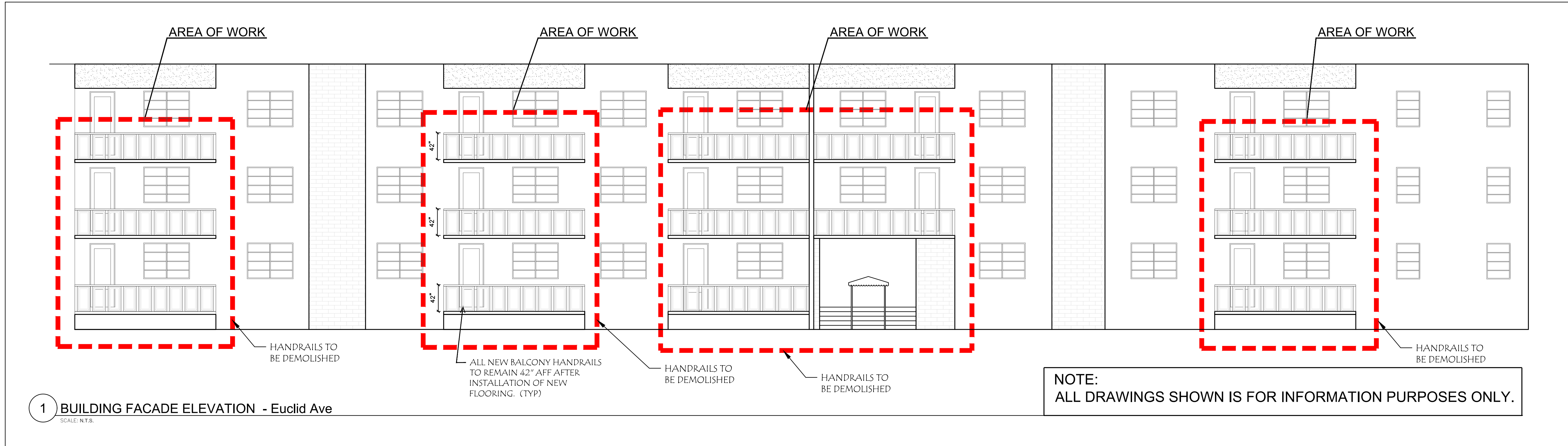
Seal
Digitally signed
by Farrukh
Sayeed
Date: 2023.11.02
16:15:47 -0500

FARRUKH SAYEED
PE# 64701

Date: 10/31/2023
Drawn: J.J.
Revised: F.S.
REVISION:

Job No.
19089E

Drawing No.
S-0

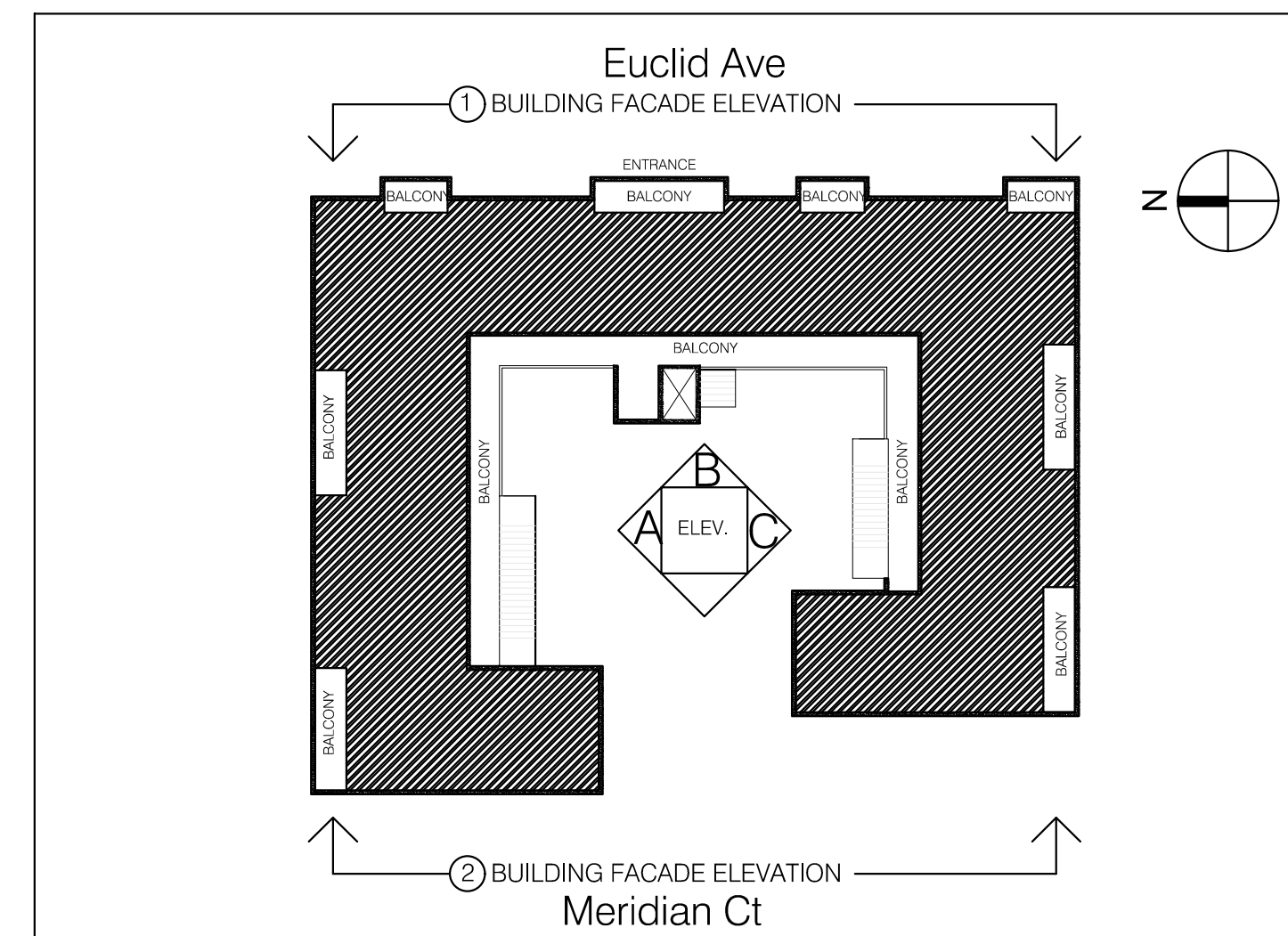


1 BUILDING FACADE ELEVATION - Euclid Ave
SCALE: N.T.S.

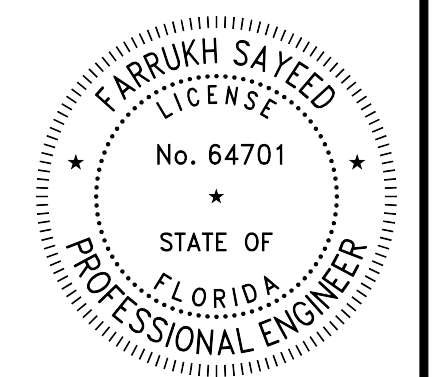
NOTE:
ALL DRAWINGS SHOWN IS FOR INFORMATION PURPOSES ONLY.

- BUILDING NOTES:**
1. DEMOLISH ALL EXISTING CONCRETE HANDRAIL.
 2. CONTRACTOR TO VERIFY IN FIELD ALL DIMENSIONS AND QUANTITIES PRIOR TO RAILING PURCHASE ORDER AND INSTALLATION.
 3. REPLACE EXISTING RAILINGS WITH NEW ALUMINUM RAILING REFER TO DETAIL SD-01 , SD-02 , SD-03
 4. ALL BALCONY HANDRAILS TO REMAIN 42" AFF AFTER INSTALLATION OF NEW FLOORING. FBC 1013
 5. FOR REPLACING HANDRAILS 4" SPHERE MUST BE PROJECT THROUGHOUT, NOT JUST AT THE BOTTOM. FBCB 1015.3 & 4

NOTES
SCALE: N.T.S.



KEY
SCALE: N.T.S.



Seal
Farrukh Sayeed

FARRUKH SAYEED
PE# 64701

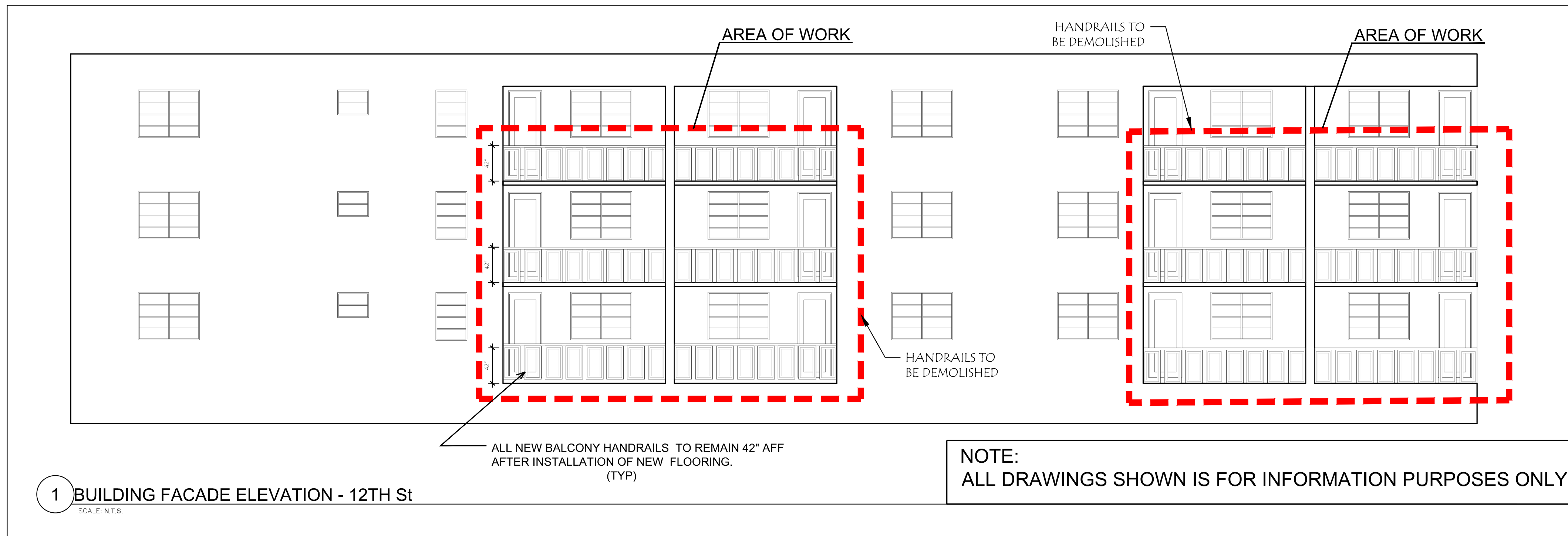
Date: 10/31/2023
Drawn: J.J.
Revised: F.S.
REVISION:

Job No.
19089E

Drawing No.
S-1

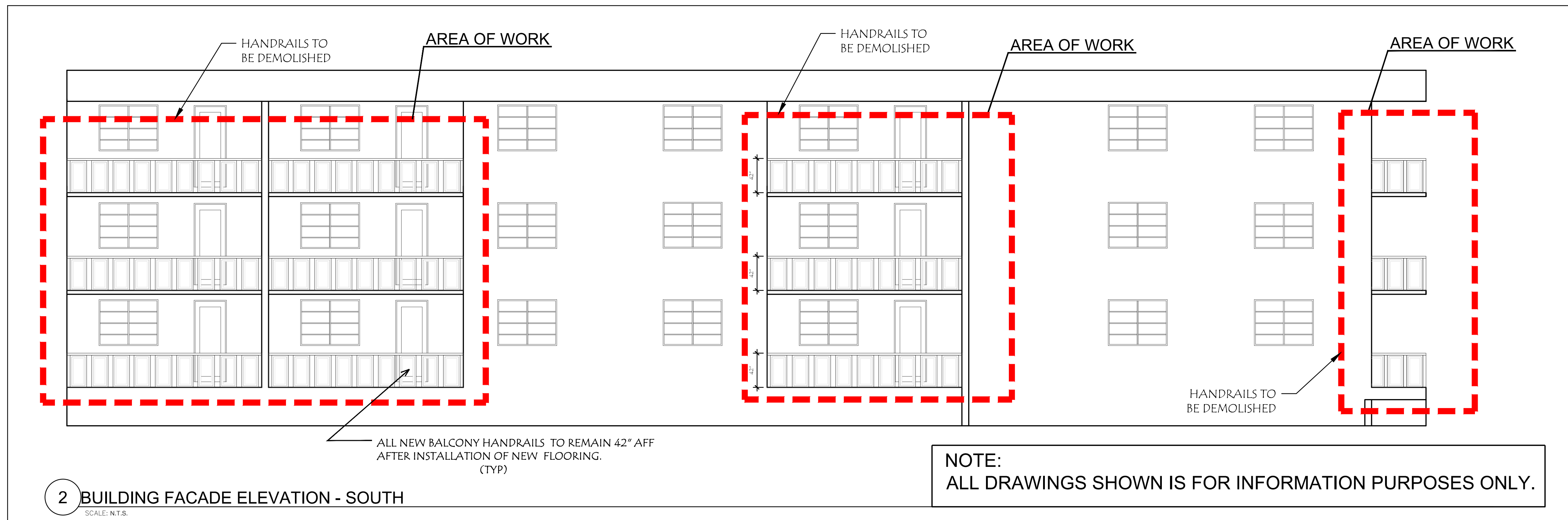
BALCONIES REPAIR
TOWER EAST CONDOMINIUM
1150 EUCLID AVENUE , MIAMI BEACH FL, 33139

S&D Engineering and Construction, Inc
Tel: (954) 750-0143
Fax: (954) 551-5741
1031 NW 31st Avenue
Pompano Beach, Florida 33069
CBF 52647 COM# 28388



1 BUILDING FACADE ELEVATION - 12TH St
SCALE: N.T.S.

NOTE:
ALL DRAWINGS SHOWN IS FOR INFORMATION PURPOSES ONLY.

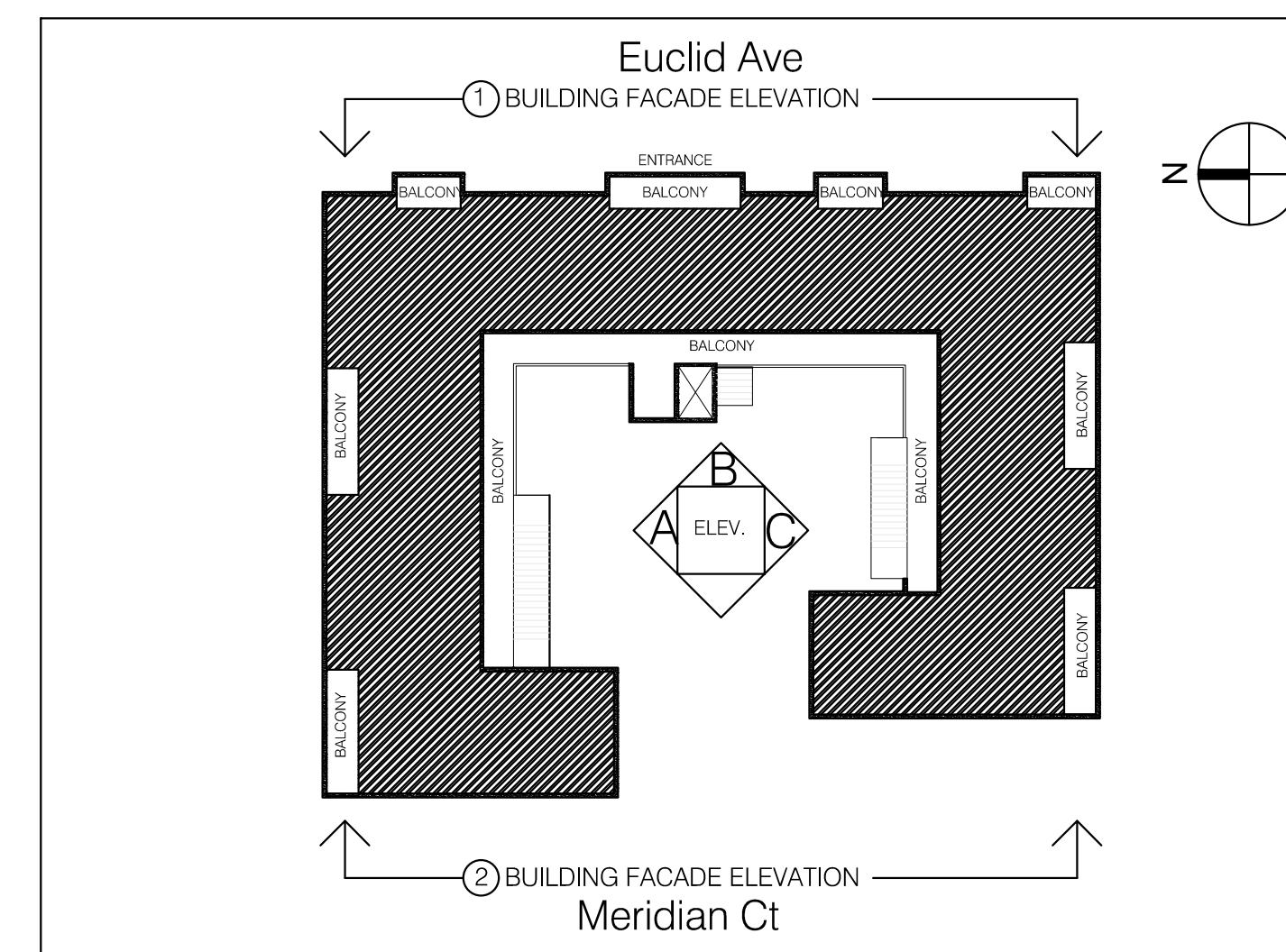


2 BUILDING FACADE ELEVATION - SOUTH
SCALE: N.T.S.

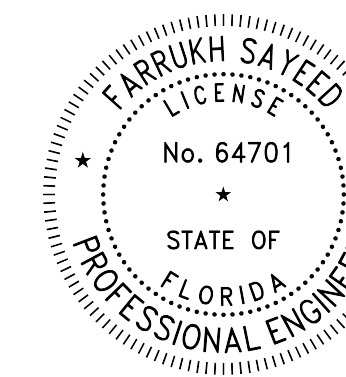
NOTE:
ALL DRAWINGS SHOWN IS FOR INFORMATION PURPOSES ONLY.

- BUILDING NOTES:**
1. DEMOLISH ALL EXISTING CONCRETE HANDRAIL.
 2. CONTRACTOR TO VERIFY IN FIELD ALL DIMENSIONS AND QUANTITIES PRIOR TO RAILING PURCHASE ORDER AND INSTALLATION.
 3. REPLACE EXISTING RAILINGS WITH NEW ALUMINUM RAILING REFER TO DETAIL SD-01, SD-02, SD-03
 4. ALL BALCONY HANDRAILS TO REMAIN 42" AFF AFTER INSTALLATION OF NEW FLOORING. FBC 1013
 5. FOR REPLACING HANDRAILS 4" SPHERE MUST BE PROJECT THROUGHOUT, NOT JUST AT THE BOTTOM. FBCB 1015.3 & 4

NOTES
SCALE: N.T.S.



KEY
SCALE: N.T.S.



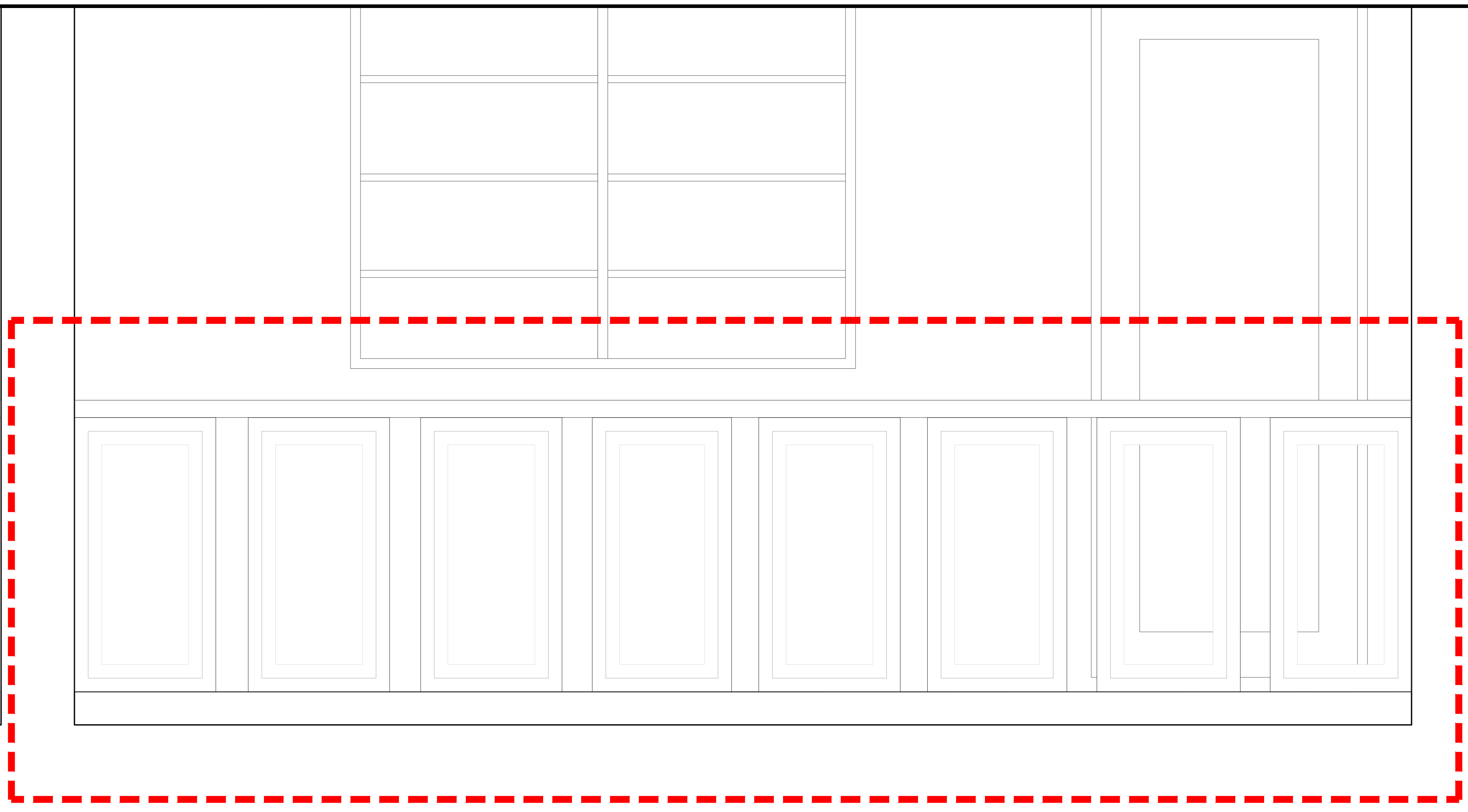
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Farrukh Sayeed
Digitally signed by Farrukh Sayeed
Date: 2023.11.02 16:17:34 -0400

FARRUKH SAYEED
PE# 64701

Date: 10/31/2023
Drawn: J.J.
Revised: F.S.
REVISION:

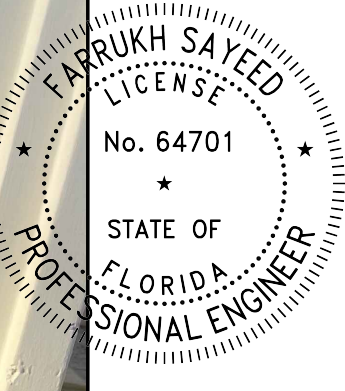
Job No.
19089E

Drawing No.
S-2



1 BUILDING ELEVATION HANDRAILS AND IMAGES.

SCALE: N.T.S.



S&D Engineering and Construction, Inc
 1031 NW 31st Avenue
 Pompano Beach, Florida 33069
 Tel: (954) 775-0143
 Fax: (954) 551-5741
 CBF# 52647 COMP 28388

BALCONIES REPAIR
TOWER EAST CONDOMINIUM
 1150 EUCLID AVENUE, MIAMI BEACH FL, 33139

Seal
 Farrukh Sayeed
 Digitally signed by
 Farrukh Sayeed
 Date: 2023.11.02
 16:14:56 -0400

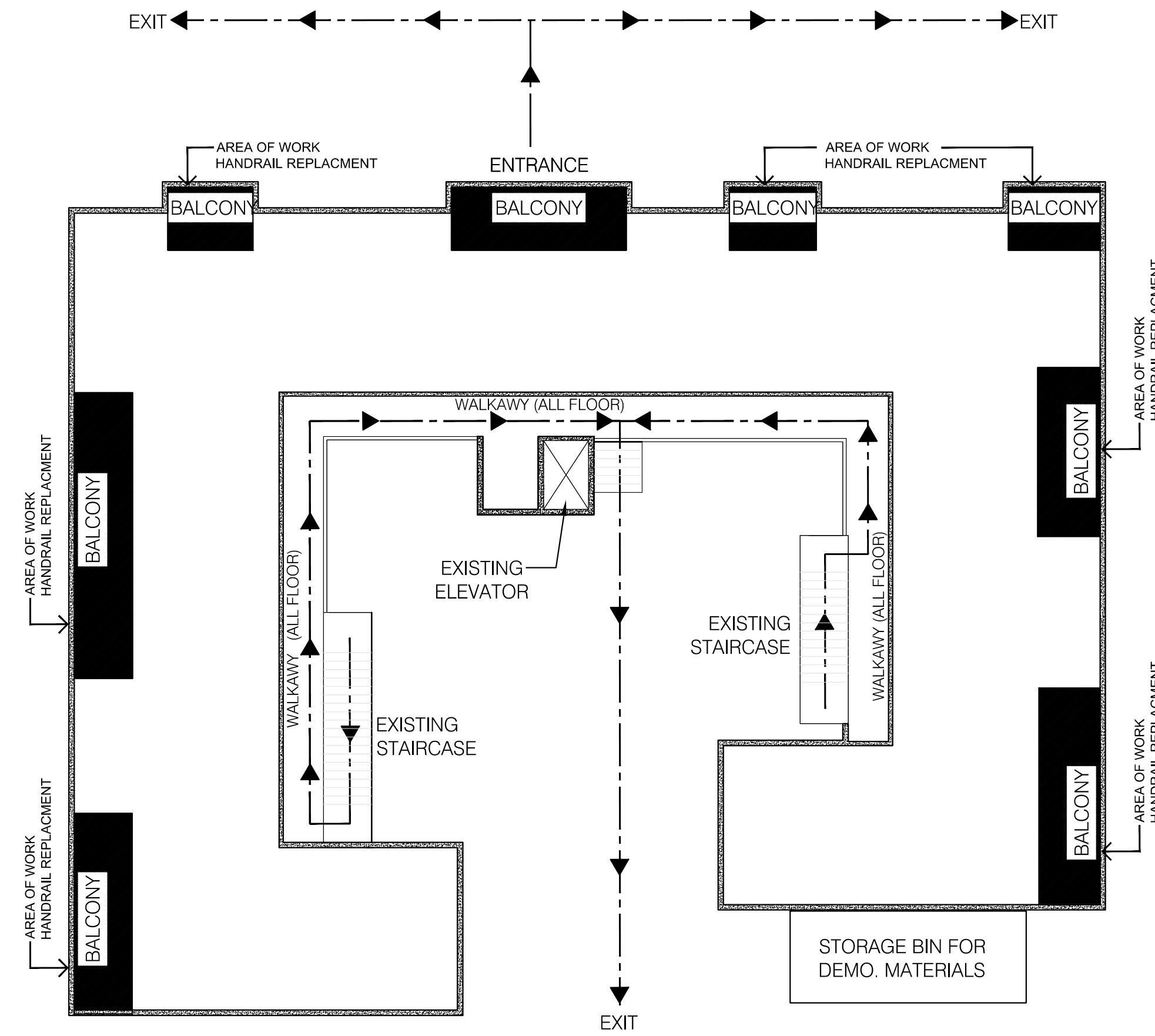
FARRUKH SAYEED
 PE# 64701

Date: 10/31/2023
 Drawn: J.J.
 Revised: F.S.
 REVISION:

Job No.
 19089E

Drawing No.

S-3



CONTRACTOR SAFETY NOTES:

1. INSTALL SAFETY / CAUTION SIGN AROUND AREA OF WORK FOR THE GENERAL PUBLIC.

NOTES

SCALE: N.T.S.

SAFETY FLOOR PLAN

SCALE: N.T.S.

NOTE: BUILDING SHOWN IS FOR INFORMATION PURPOSES ONLY.



FIRE SAFETY PLAN

SCALE: N.T.S.

NOTE: BUILDING SHOWN IS FOR INFORMATION PURPOSES ONLY.



NOTES:

1. FIRE EXIT WILL NOT BE BLOCKED/CLOSED.
2. FIRE ALARMS/FIRE SPRINKLER SYSTEM ARE TO REMAIN FUNCTIONAL AT ALL TIMES.
3. ALL FIRE LANES, FIRE DEPARTMENT ACCESS, FIRE HYDRANTS, FDC LOCATION & BUILDING EXITS ARE REMAIN CLEAR AND ACCESSIBLE.

"EXISTING INTERIOR LAYOUT & BUILDING PLACEMENT SHOWN IS FOR INFORMATION PURPOSES ONLY. CONTRACTOR TO FIELD VERIFY AND COORDINATE ALL".

PLAN NOTES

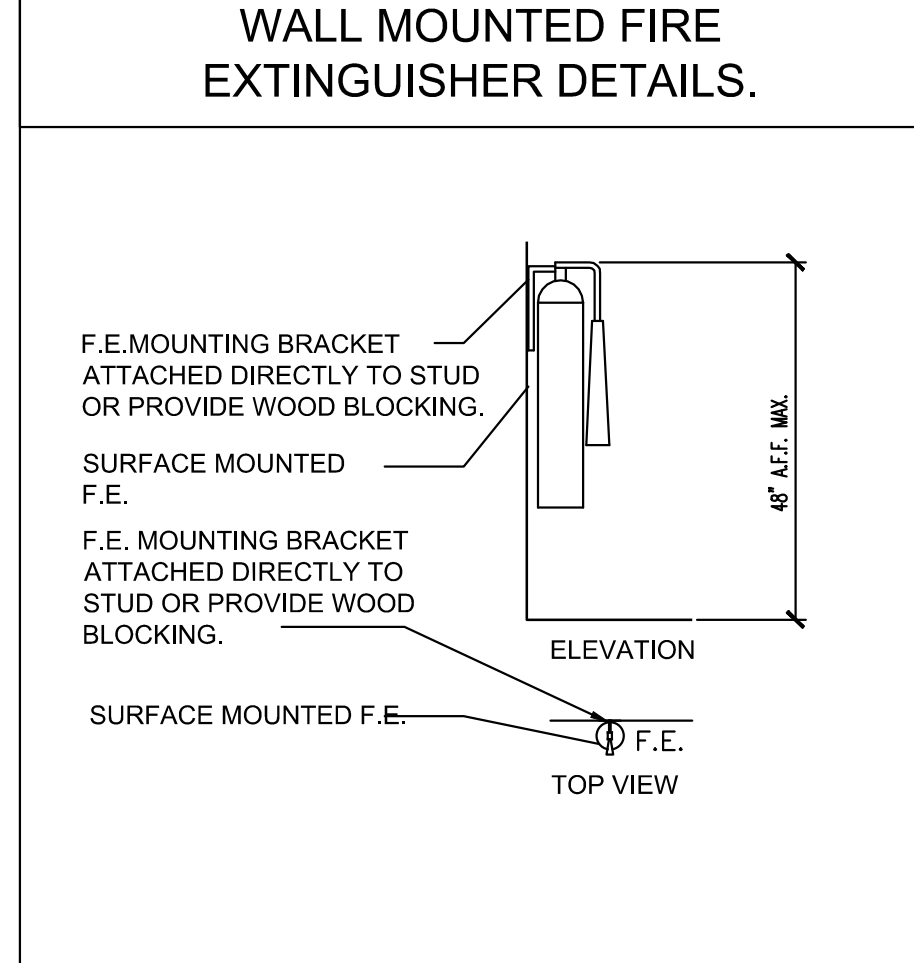
- REAR OF BUILDING HAS PORCHES & BALCONIES ONLY.
- DURING REPAIRS THE ACCESS TO THE PORCHES & BALCONIES WILL BE CLOSED.
- FRONT OF BUILDING HAS TWO (2) STAIRCASES.
- DURING REPAIRS ALL UNIT OWNERS WILL HAVE AN ACCESS TO THE 2 EXITS. ALL TWO (2) EXITS WILL BE OPEN.
- MINOR REPAIRS WILL BE PERFORMED AT THE FRONT OF THE BUILDING ON THE BREEZEWAYS.

NOTE:
BUILDING SHOWN IS FOR INFORMATION PURPOSES ONLY.

NOTE:
EXISTING BUILDING LAYOUT SHOWN ONLY FOR INFORMATION PURPOSES

NOTES:

- 1- PEDESTRIANS SHALL BE PROTECTED DURING CONSTRUCTION, REMODELING AND DEMOLITION ACTIVITIES AS REQUIRED.
- 2- SIGNS SHALL BE PROVIDED TO DIRECT PEDESTRIAN TRAFFIC.

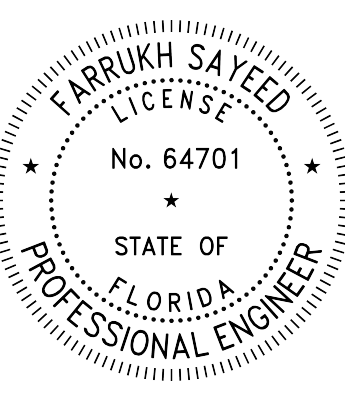


LEGEND

	HATCH INDICATES AREA OF WORK
	TRAVEL DISTANCE
	COMMON PATH OF EGRESS MEANS OF EGRESS
	EXIT NUMBER
	FIRE EXTINGUISHER
	MEANS OF EGRESS ROUTE
	EMERGENCY LIGHT WITH BATTERY BACK UP
	COMBO EMERGENCY/EXIT LIGHT WITH LESS THAN 5W PER BATTERY BACK UP FACE.
	EXIT LIGHT WITH BATTERY BACK UP LESS THAN 5W PER FACE.

PROTECTION OF PEDESTRIANS

HEIGHT OF CONSTRUCTION	DISTANCE FROM CONSTRUCTION TO LOT LINE	TYPE OF PROTECTION REQUIRED
8 feet or less	Less than 5 feet	Construction railings
	5 feet or more	None
More than 8 feet	Less than 5 feet	Barrier and covered walkway
	5 feet or more, but not more than one-fourth the height of construction	Barrier and covered walkway
	5 feet or more, but between one-fourth and one-half the height of construction	Barrier
	5 feet or more, but exceeding one-half the height of construction	None



Seal
Digitally signed by Farrukh Sayeed
Date: 2023.11.02 16:18:37 -0400

FARRUKH SAYEED
PE# 64701

Date: 10/31/2023
Drawn: J.J.
Revised: F.S.
REVISION:

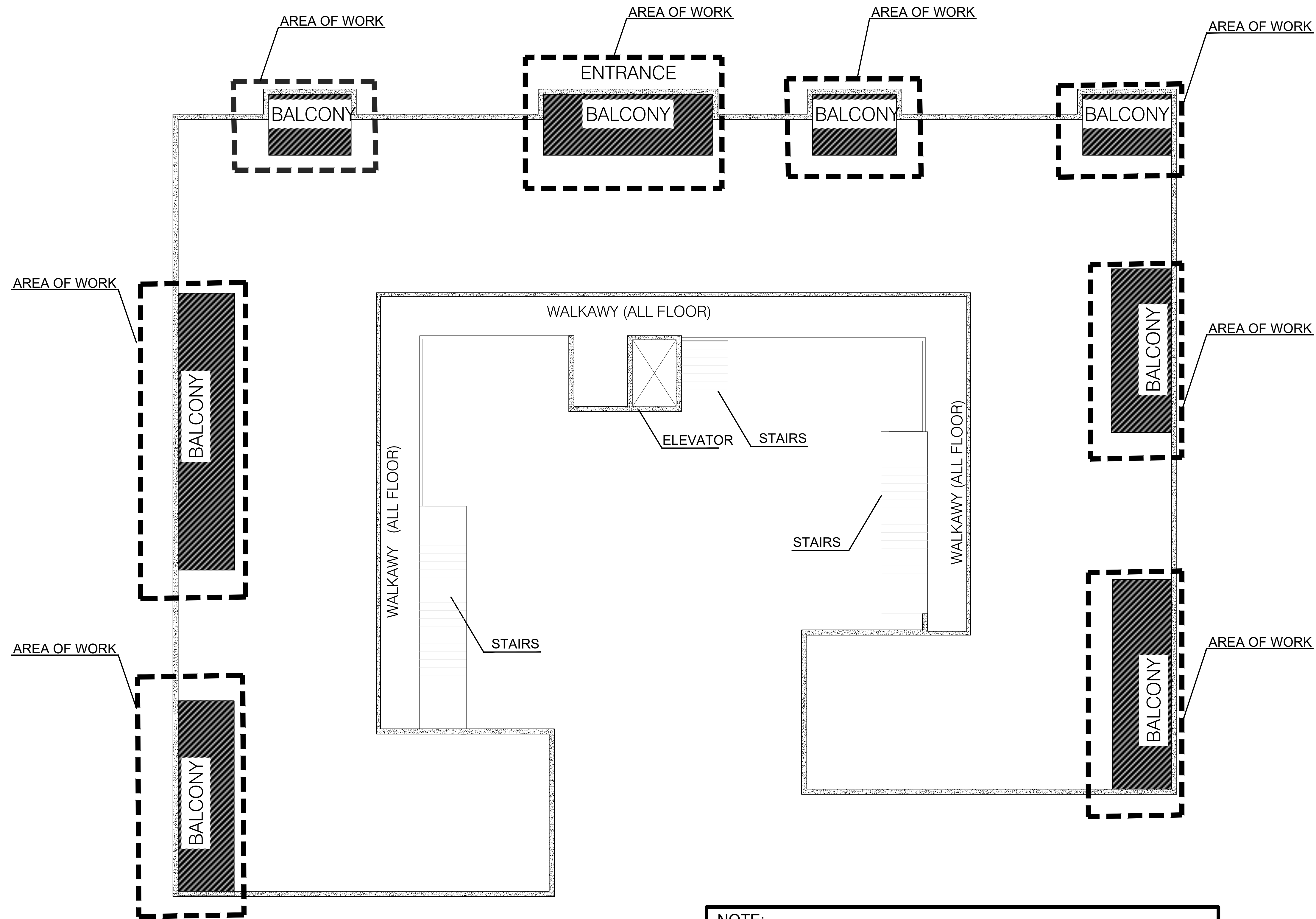
Job No.
19089E

Drawing No.

S-4

FIRE SAFETY NOTES

SCALE: N.T.S.

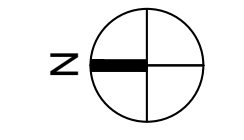


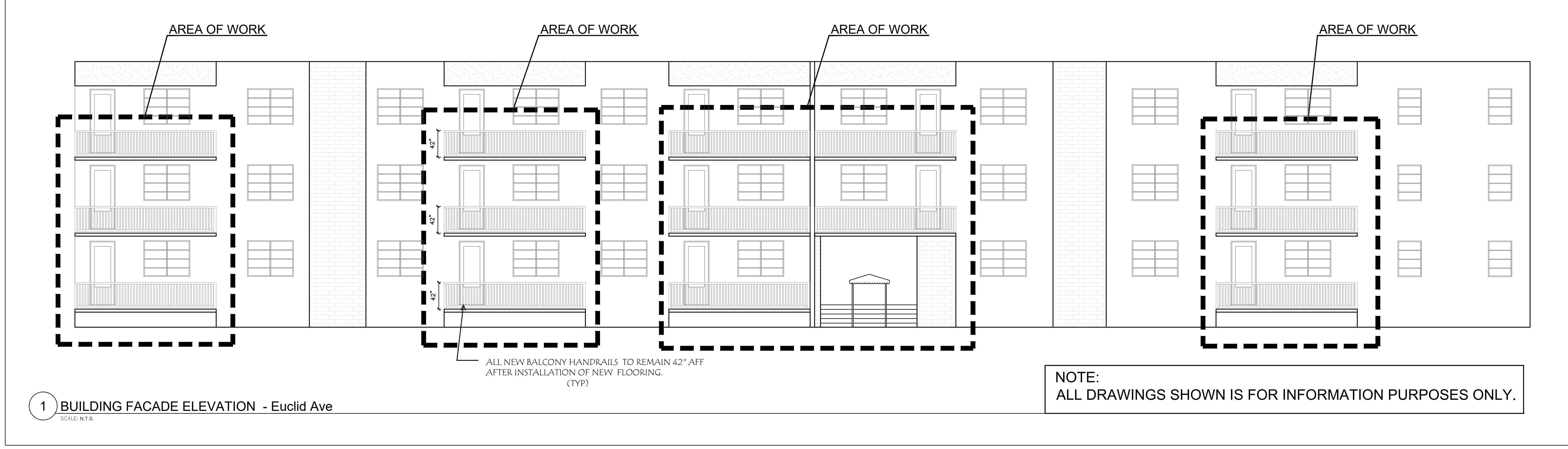
TYPICAL BUILDING FLOOR PLAN (ALL FLOORS)
SCALE: N.T.S.

NOTE:
ALL DRAWINGS SHOWN IS FOR INFORMATION PURPOSES ONLY.

- BUILDING NOTES:**
1. DEMOLISH ALL EXISTING CONCRETE HANDRAIL.
 2. CONTRACTOR TO VERIFY IN FIELD ALL DIMENSIONS AND QUANTITIES PRIOR TO RAILING PURCHASE ORDER AND INSTALLATION.
 3. REPLACE EXISTING RAILINGS WITH NEW ALUMINUM RAILING REFER TO DETAIL SD-01 , SD-02 , SD-03
 4. ALL BALCONY HANDRAIL TO REMAIN 42" AFF AFTER INSTALLATION OF NEW FLOORING. FBC 1013
 6. FOR REPLACING HANDRAILS 4" SPHERE MUST BE PROJECT THROUGHOUT, NOT JUST AT THE BOTTOM. FBCB 1015.3 & 4

SCOPE OF WORK
SCALE: N.T.S.



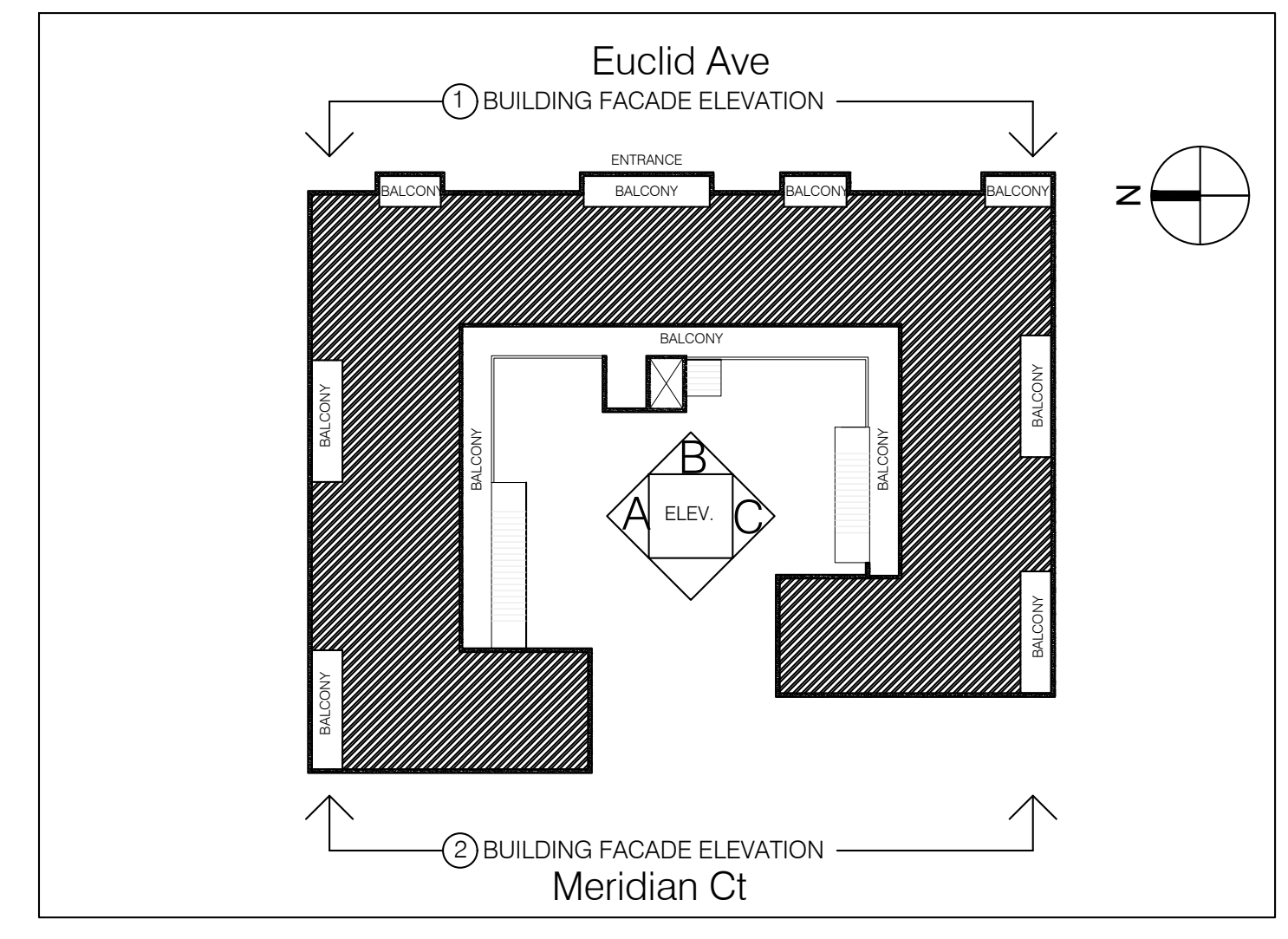


1 BUILDING FACADE ELEVATION - Euclid Ave
 SCALE: N.T.S.

NOTE:
 ALL DRAWINGS SHOWN IS FOR INFORMATION PURPOSES ONLY.

- BUILDING NOTES:**
1. DEMOLISH ALL EXISTING CONCRETE HANDRAIL.
 2. CONTRACTOR TO VERIFY IN FIELD ALL DIMENSIONS AND QUANTITIES PRIOR TO RAILING PURCHASE ORDER AND INSTALLATION.
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 4. ALL BALCONY HANDRAILS TO REMAIN 42" AFF AFTER INSTALLATION OF NEW FLOORING. FBC 1013
 5. FOR REPLACING HANDRAILS 4" SPHERE MUST BE PROJECT THROUGHOUT, NOT JUST AT THE BOTTOM. FBCB 1015.3 & 4

NOTES
 SCALE: N.T.S.



KEY
 SCALE: N.T.S.

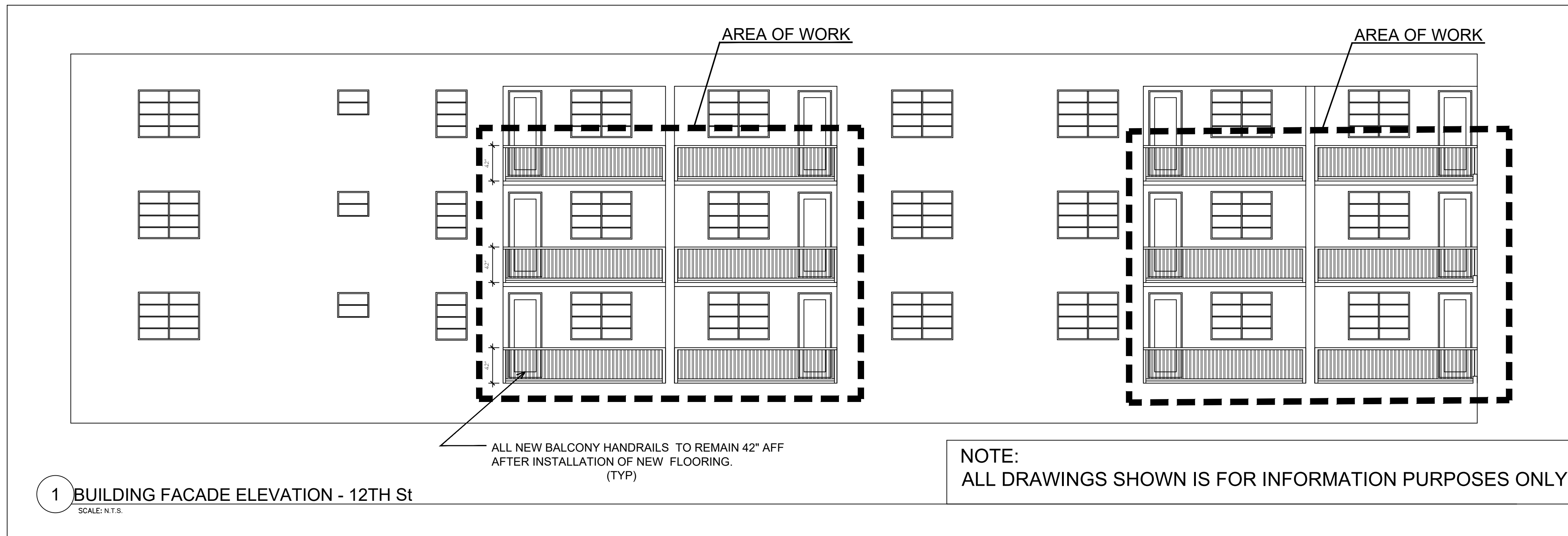
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FARRUKH SAYEED
 PE# 64701

Date: 08/16/2023
 Drawn: J.J.
 Revised: F.S.
 REVISION:

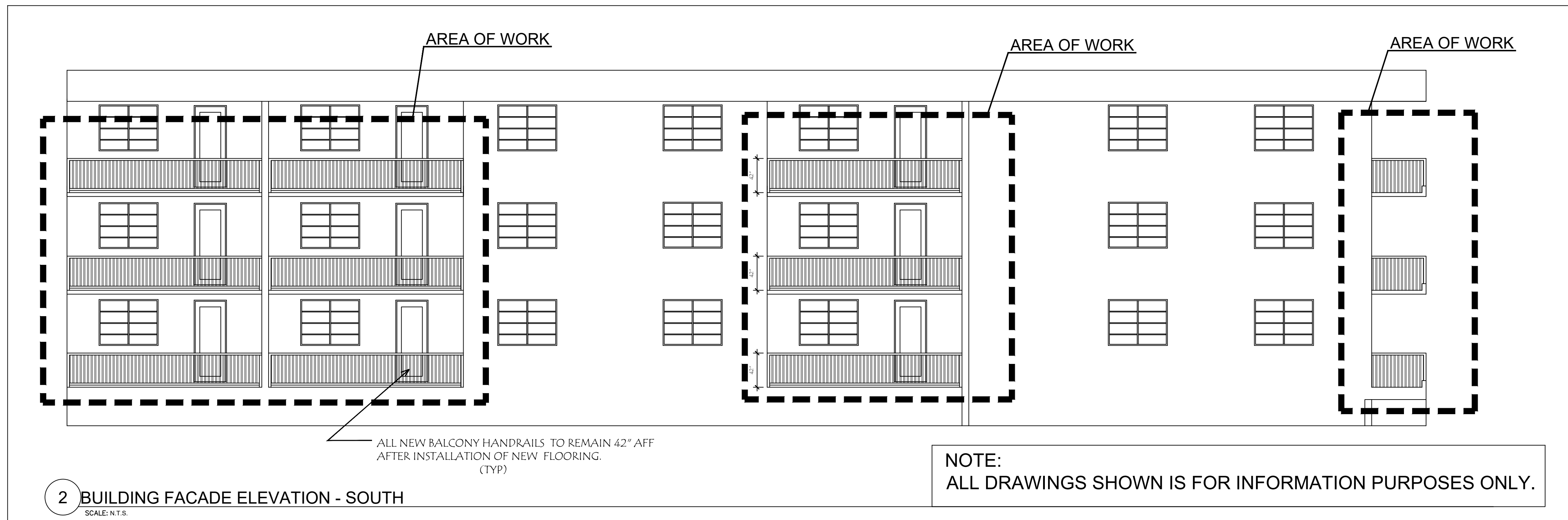
Job No.
 19089E

Drawing No.
S-1



1 BUILDING FACADE ELEVATION - 12TH St
SCALE: N.T.S.

NOTE:
ALL DRAWINGS SHOWN IS FOR INFORMATION PURPOSES ONLY.

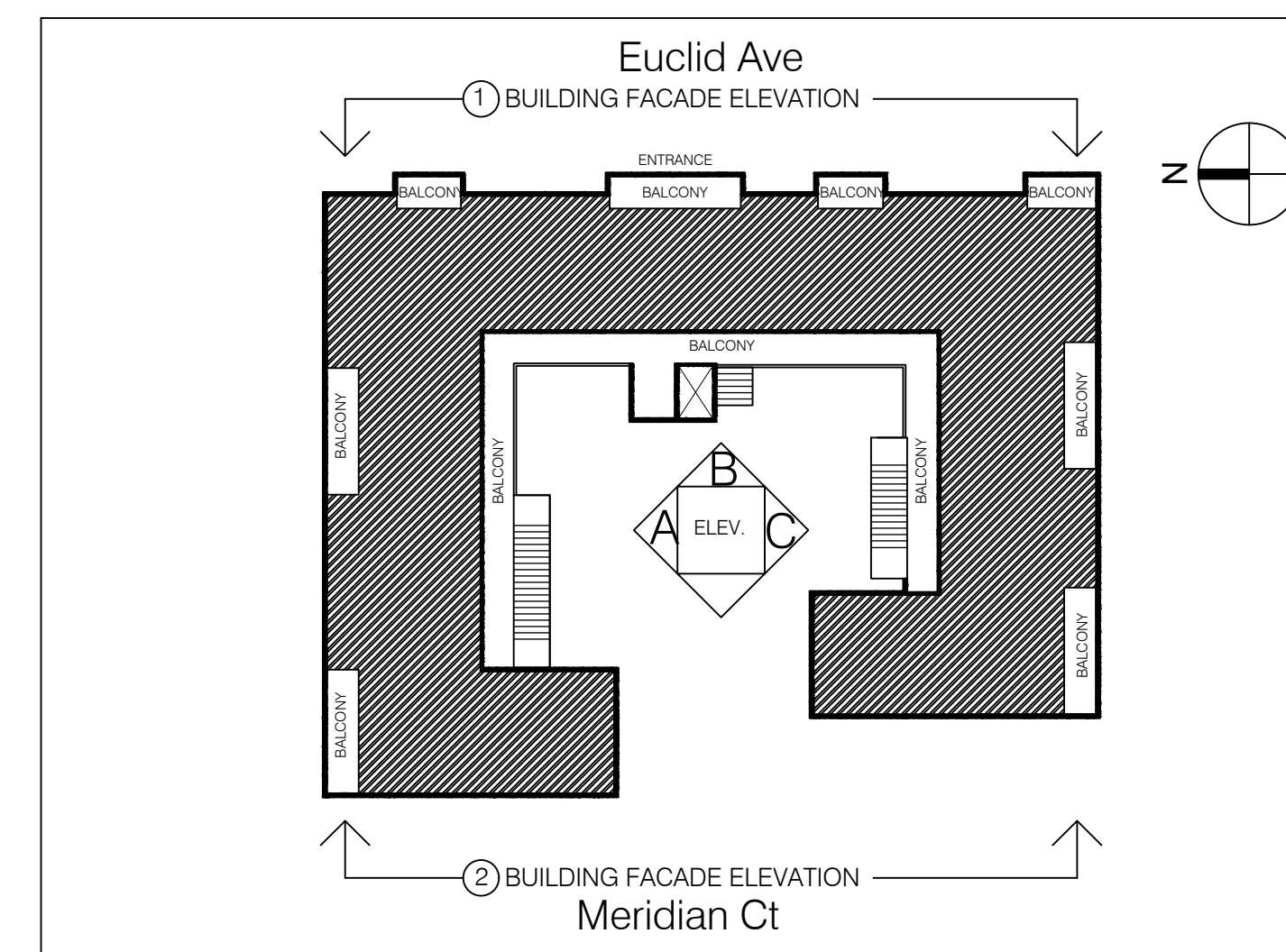


2 BUILDING FACADE ELEVATION - SOUTH
SCALE: N.T.S.

NOTE:
ALL DRAWINGS SHOWN IS FOR INFORMATION PURPOSES ONLY.

- BUILDING NOTES:**
1. DEMOLISH ALL EXISTING CONCRETE HANDRAIL.
 2. CONTRACTOR TO VERIFY IN FIELD ALL DIMENSIONS AND QUANTITIES PRIOR TO RAILING PURCHASE ORDER AND INSTALLATION.
 3. REPLACE EXISTING RAILINGS WITH NEW ALUMINUM RAILING REFER TO DETAIL SD-01, SD-02, SD-03
 4. ALL BALCONY HANDRAILS TO REMAIN 42" AFF AFTER INSTALLATION OF NEW FLOORING. FBC 1013
 5. FOR REPLACING HANDRAILS 4" SPHERE MUST BE PROJECT THROUGHOUT, NOT JUST AT THE BOTTOM. FBCB 1015.3 & 4

NOTES
SCALE: N.T.S.



KEY
SCALE: N.T.S.

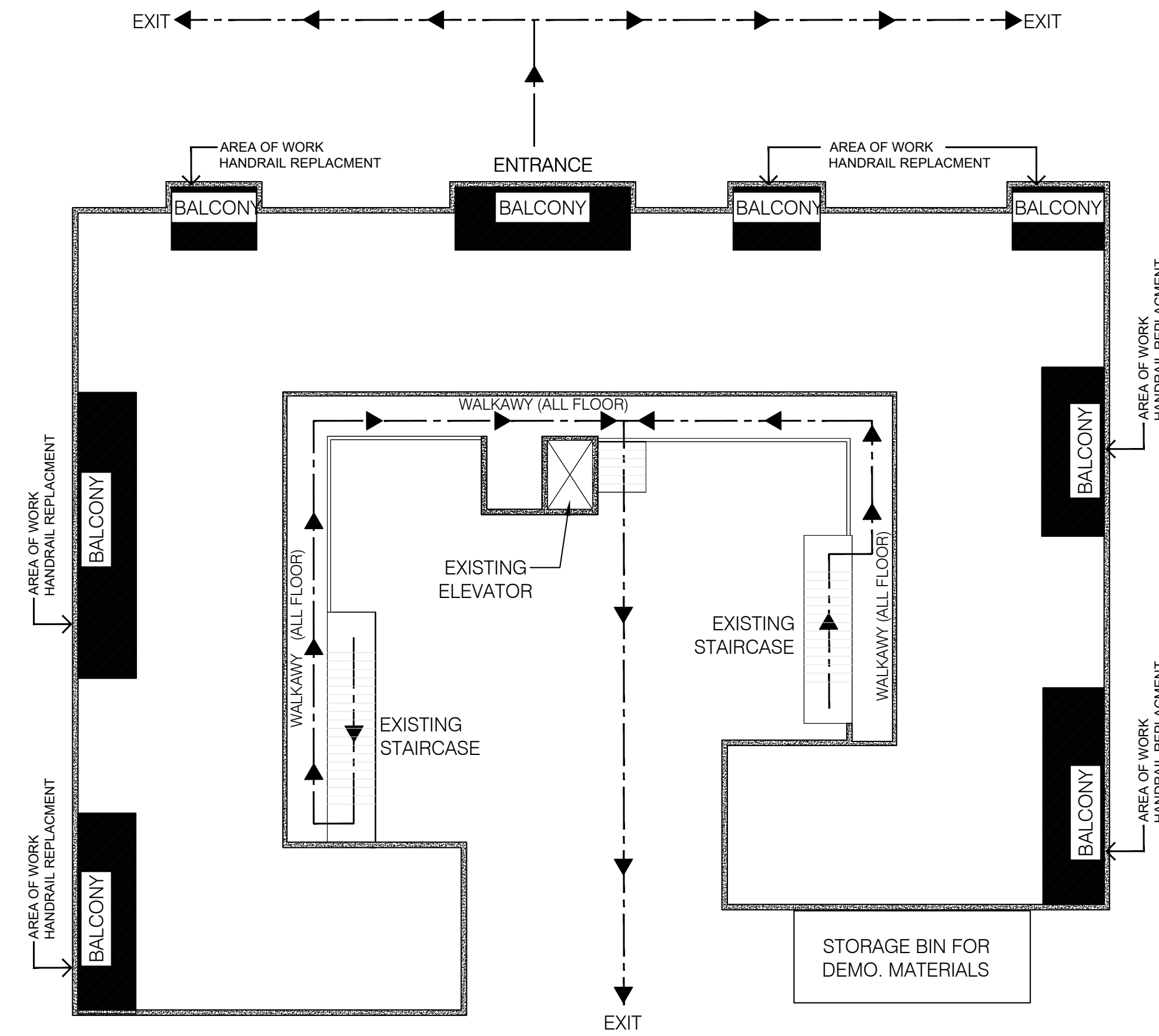
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FARRUKH SAYEED
PE# 64701

Date: 08/16/2023
Drawn: J.J.
Revised: F.S.
REVISION:

Job No.
19089E

Drawing No.



CONTRACTOR SAFETY NOTES:

1. INSTALL SAFETY / CAUTION SIGN AROUND AREA OF WORK FOR THE GENERAL PUBLIC.

NOTES
SCALE: N.T.S.

SAFETY FLOOR PLAN
SCALE: N.T.S.

NOTE:
BUILDING SHOWN IS FOR INFORMATION PURPOSES ONLY.



FIRE SAFETY PLAN
SCALE: N.T.S.

NOTE:
BUILDING SHOWN IS FOR INFORMATION PURPOSES ONLY.

NOTES:

1. FIRE EXIT WILL NOT BE BLOCKED/CLOSED.
2. FIRE ALARMS/FIRE SPRINKLER SYSTEM ARE TO REMAIN FUNCTIONAL AT ALL TIMES.
3. ALL FIRE LANES, FIRE DEPARTMENT ACCESS, FIRE HYDRANTS, FDC LOCATION & BUILDING EXITS ARE REMAIN CLEAR AND ACCESSIBLE.

"EXISTING INTERIOR LAYOUT & BUILDING PLACEMENT SHOWN IS FOR INFORMATION PURPOSES ONLY. CONTRACTOR TO FIELD VERIFY AND COORDINATE ALL".

PLAN NOTES

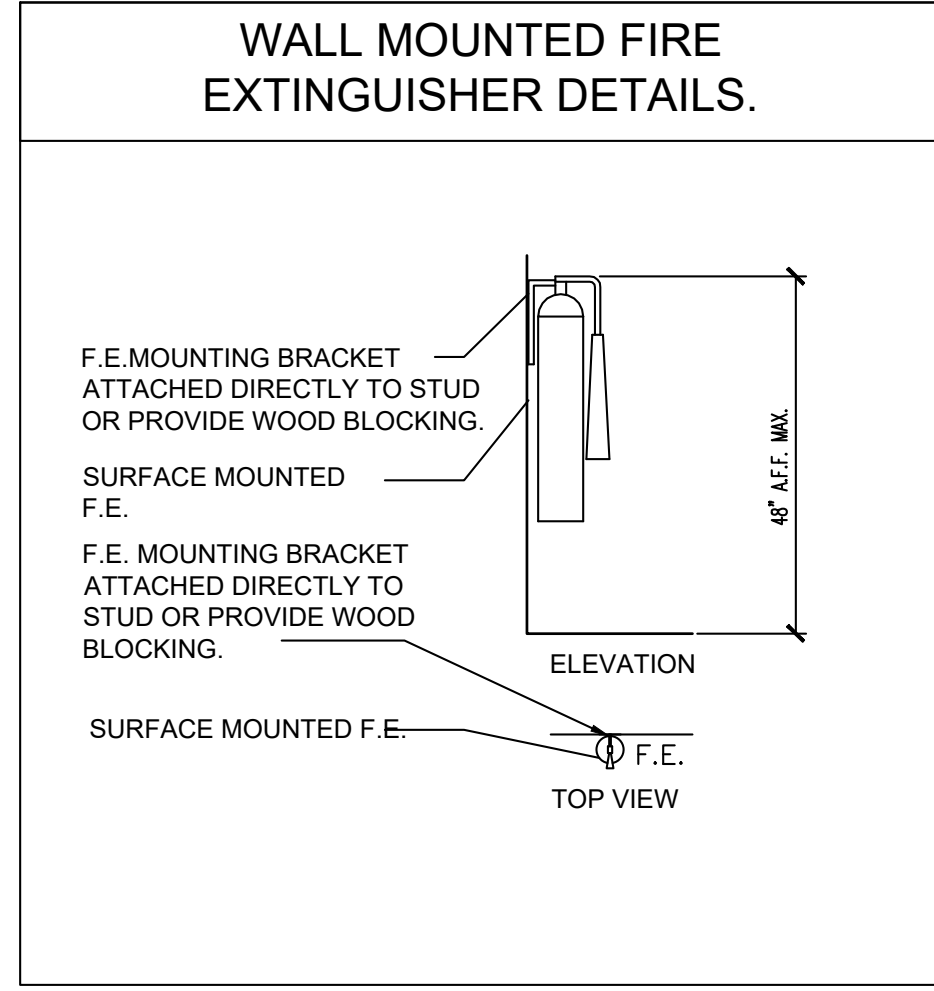
- REAR OF BUILDING HAS PORCHES & BALCONIES ONLY.
- DURING REPAIRS THE ACCESS TO THE PORCHES & BALCONIES WILL BE CLOSED.
- FRONT OF BUILDING HAS TWO (2) STAIRCASES.
- DURING REPAIRS ALL UNIT OWNERS WILL HAVE AN ACCESS TO THE 2 EXITS. ALL TWO (2) EXITS WILL BE OPEN.
- MINOR REPAIRS WILL BE PERFORMED AT THE FRONT OF THE BUILDING ON THE BREEZEWAYS.

NOTE:
BUILDING SHOWN IS FOR INFORMATION PURPOSES ONLY.

NOTE:
EXISTING BUILDING LAYOUT SHOWN ONLY FOR INFORMATION PURPOSES

NOTES:

- 1- PEDESTRIANS SHALL BE PROTECTED DURING CONSTRUCTION, REMODELING AND DEMOLITION ACTIVITIES AS REQUIRED.
- 2- SIGNS SHALL BE PROVIDED TO DIRECT PEDESTRIAN TRAFFIC.



LEGEND

	HATCH INDICATES AREA OF WORK
	TRAVEL DISTANCE
	COMMON PATH OF EGRESS MEANS OF EGRESS
	EXIT NUMBER
	FIRE EXTINGUISHER
	MEANS OF EGRESS ROUTE
	EMERGENCY LIGHT WITH BATTERY BACK UP
	COMBO EMERGENCY/EXIT LIGHT WITH LESS THAN SW PER BATTERY BACK UP FACE.
	EXIT LIGHT WITH BATTERY BACK UP LESS THAN SW PER FACE.

PROTECTION OF PEDESTRIANS

HEIGHT OF CONSTRUCTION	DISTANCE FROM CONSTRUCTION TO LOT LINE	TYPE OF PROTECTION REQUIRED
8 feet or less	Less than 5 feet	Construction railings
	5 feet or more	None
More than 8 feet	Less than 5 feet	Barrier and covered walkway
	5 feet or more, but not more than one-fourth the height of construction	Barrier and covered walkway
	5 feet or more, but between one-fourth and one-half the height of construction	Barrier
	5 feet or more, but exceeding one-half the height of construction	None

FIRE SAFETY NOTES
SCALE: N.T.S.

TOWER EAST CONDOMINIUM

1150 Euclid Ave, Miami Beach, FL 33139



1 KEY PLAN
NTS SCALE

SCOPE OF WORK:

MANUFACTURE AND INSTALLATION OF NEW RAILINGS (BALCONIES, CALTWALKS AND STAIRCASES)

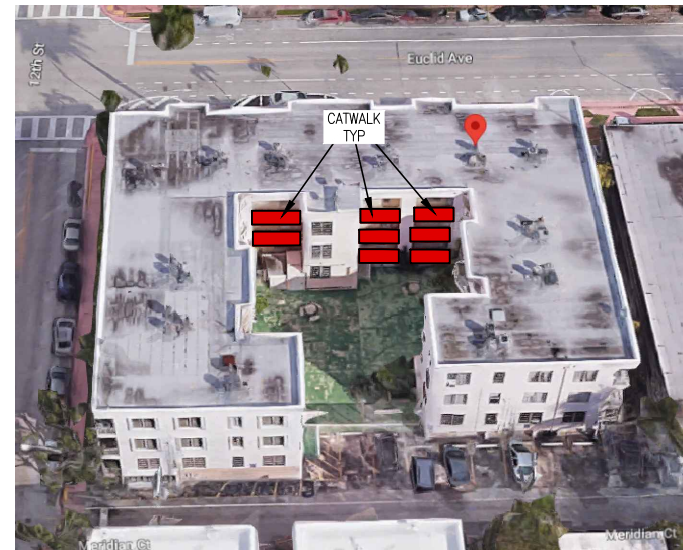
DESIGN CRITERIA:

WIND VELOCITY - 175 MPH
I = 1.0
EXPOSURE CATEGORY "D"
f 'c = 3500 PSI
f y = 35000 PSI (6061-T6 ALUMINUM)

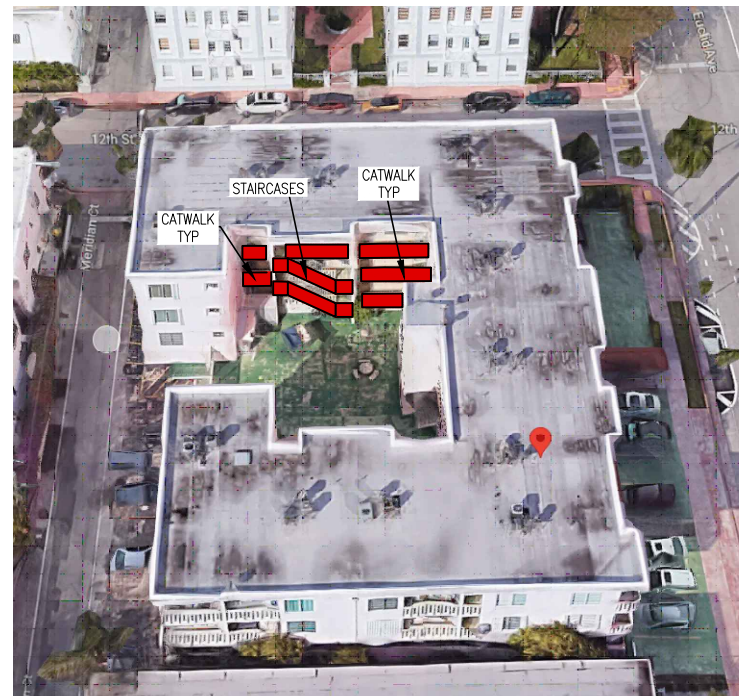
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FBC - 2020
ASCE 7-16 ACI 318-14
ADM -2015
AWS D1.1 2015

NOTES:

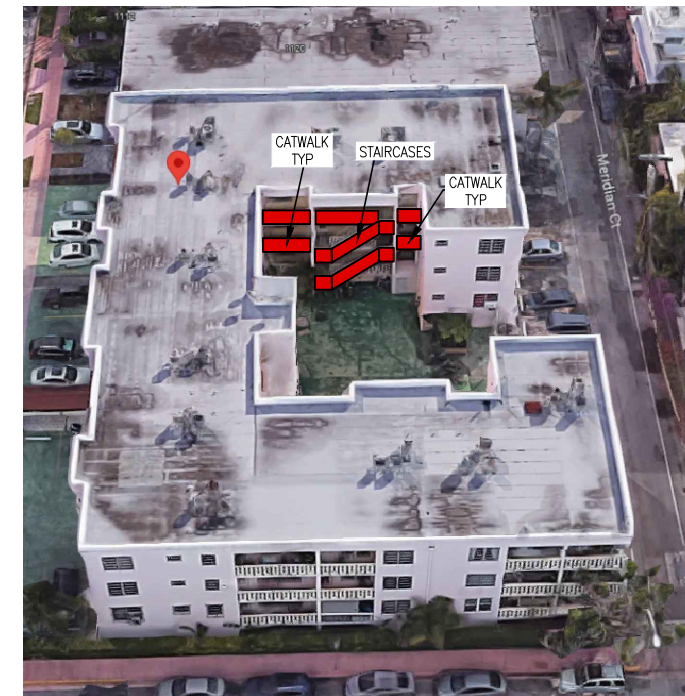
- ALL STRUCTURAL MEMBERS TO BE 6061-T6 ALUMINUM
- ALL STRUCTURES DESIGNED IN ACCORDANCE WITH 2020 FLORIDA BUILDING CODE AND ASCE 7-16.
- THE SCOPE OF WORK SHALL COMPLY WITH FLORIDA FIRE PREVENTION 7TH EDITION, CODE 101 (7.2.2.4), CODE 101 (7.1.10) - MEANS OF EGRESS RELIABILITY.
- THE SCOPE OF WORK SHALL COMPLY WITH FLORIDA FIRE PREVENTION CODE (NFPA) 1 7TH EDITION (16.4) - SAFEGUARDING CONSTRUCTION AND ALTERATION OPERATIONS.
- ALL MEANS OF EGRESS SHALL REMAIN CLEAR AND UNOBSTRUCTED AND LIFE SAFETY DEVICES SHALL REMAIN FULLY OPERATIONAL.
- REMOVAL OUT OF SCOPE OF WORK
- ALL WELDS TO COMPLY WITH AWS D1.1 2015 WELDING FOR ALUMINUM. NO WELDING AT THE JOB SITE
- COLOR OF EXISTING RAILING: WHITE. PROPOSED RAILING: KYNAR DURANAR COATING COLOR WHITE
- NOTIFY ENGINEER OF ANY ERRORS/OMISSIONS FOUND
- IT IS CONTRACTOR RESPONSIBILITY TO CONFIRM ALL MEASUREMENTS ON SITE PRIOR TO FABRICATION OF THE RAILINGS.
- HANDRAILS AND GUARDRAILS TO WITHSTAND A FORCE OF 200 LBS IN ANY LOCATION AND DIRECTION AND 50 LBS PER LINEAL FOOT. LOAD NOT TO BE CONCURRENT.
- ALL FASTENERS METAL TO METAL ARE ELCO DRILL FLEX #12 Ø5/8" HEX WASHER HEAD OR SIMILAR



2 WEST BUILDING FACACE
NEW RAILINGS



3 SOUTH BUILDING FACACE
NEW RAILINGS



4 NORTH BUILDING FACACE
NEW RAILINGS

ENGINEER:

CESAR CASTILLO P.E.
FL. Reg # 68447

Cesar Castillo, PE
Digitally signed by Cesar Castillo, PE
DN: c=US, cn=Cesar Castillo, PE,
email=cesarcastillopabon@gmail.com
Date: 2023.04.05 09:34:33 -04'00'

10500 Waves Way,
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Phone: (954) 803-8968
Fax: (954) 796-2940

CONTRACTOR:

(ALUMINUM + GLASS)
alenac
2180 S. Congress Ave, Unit A
Palm Springs, FL 33406
561 877 4109
www.alenac.com

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TOWER EAST
CONDOMINIUM

1150 EUCLID AVE,
MIAMI BEACH, FL 33139

DRAW BY:

QUICK ACTION SOLUTION LLC

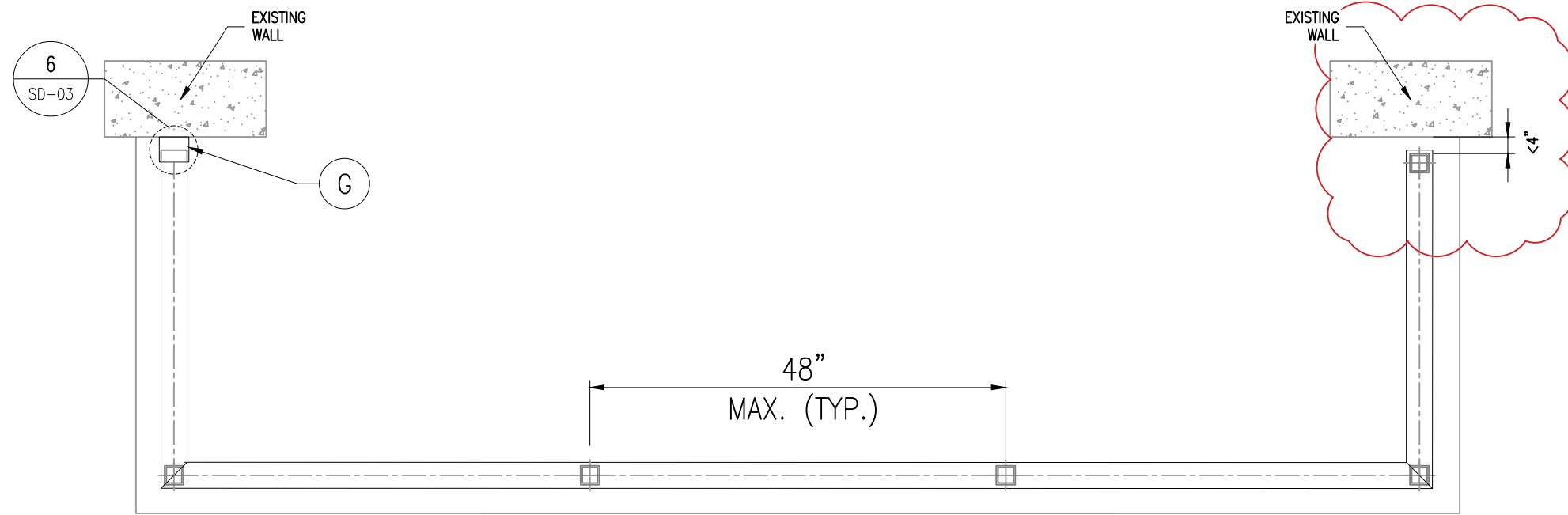
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1	FOR REVISION	10-03-2022
2	FOR REVISION	03-23-2022

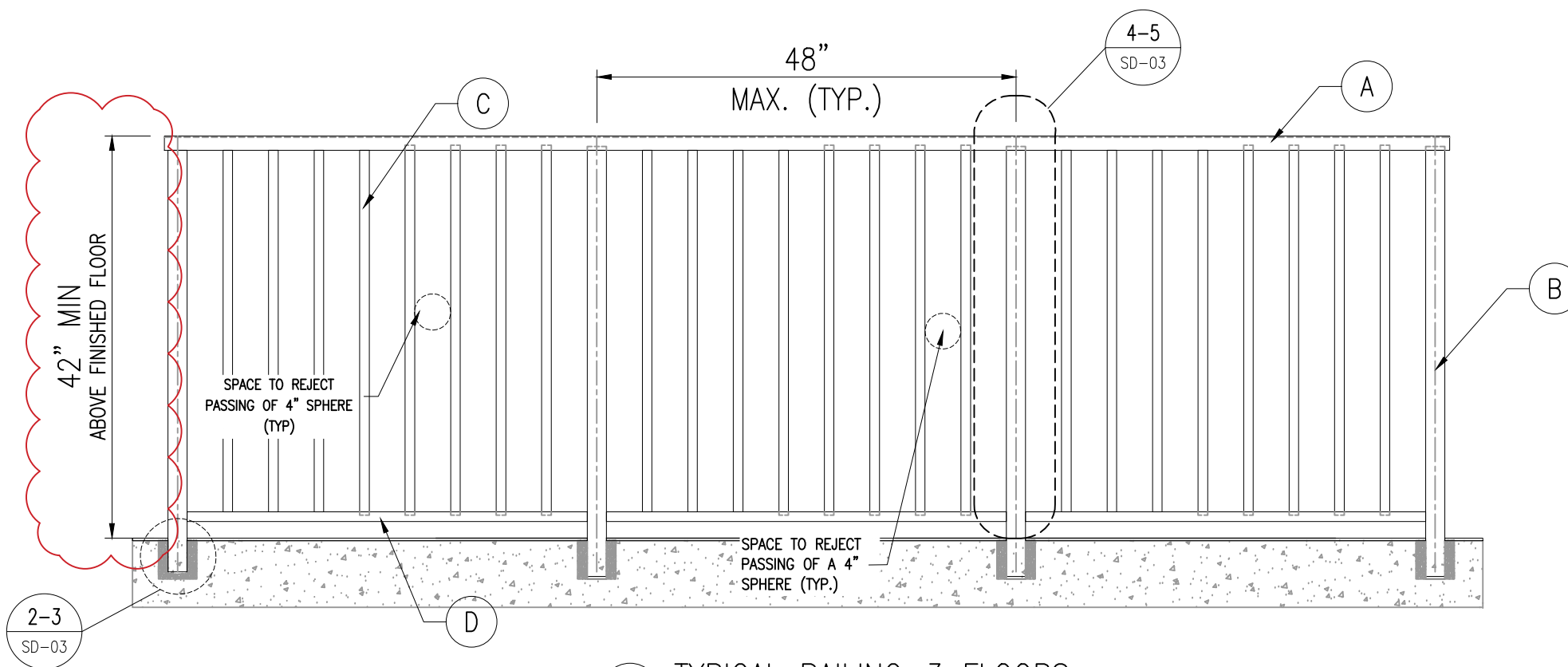
SHEET TITLE:

COVER
SHEET

SD-01



1 TYPICAL RAILING
BALCONY-TYPICAL FLOOR PLAN
SCALE 3/4" = 1'-0"



2 TYPICAL RAILING-3 FLOORS
BALCONY-TYPICAL ELEVATION
SCALE 3/4" = 1'-0"

#	DESCRIPTION
A	TOP DIXIE CAP 2-5/8"x1-1/2"
B	SQ ALUM POST 2"x2"x1/8"
C	SQ ALUM PICKET 3/4"x3/4"x0.093
D	BOTTOM CHANNEL 2"x1"x1/8"
E	ALUM L-ANGLE 1 1/2"x1 1/2"x1/8"
F	ELCO DRILL FLEX #12 Ø5/8" HEX WASHER HEAD OR SIMILAR
G	WALL MOUNT BRACKET
H	AGGRE-GATOR HEX WASHER HEAD-300 SERIES STAINLESS BI-METAL CONCRETE AND MASONRY FASTENERS OR SIMILAR

ENGINEER:
CESAR CASTILLO P.E
FL. Reg # 68447

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by Cesar Castillo,
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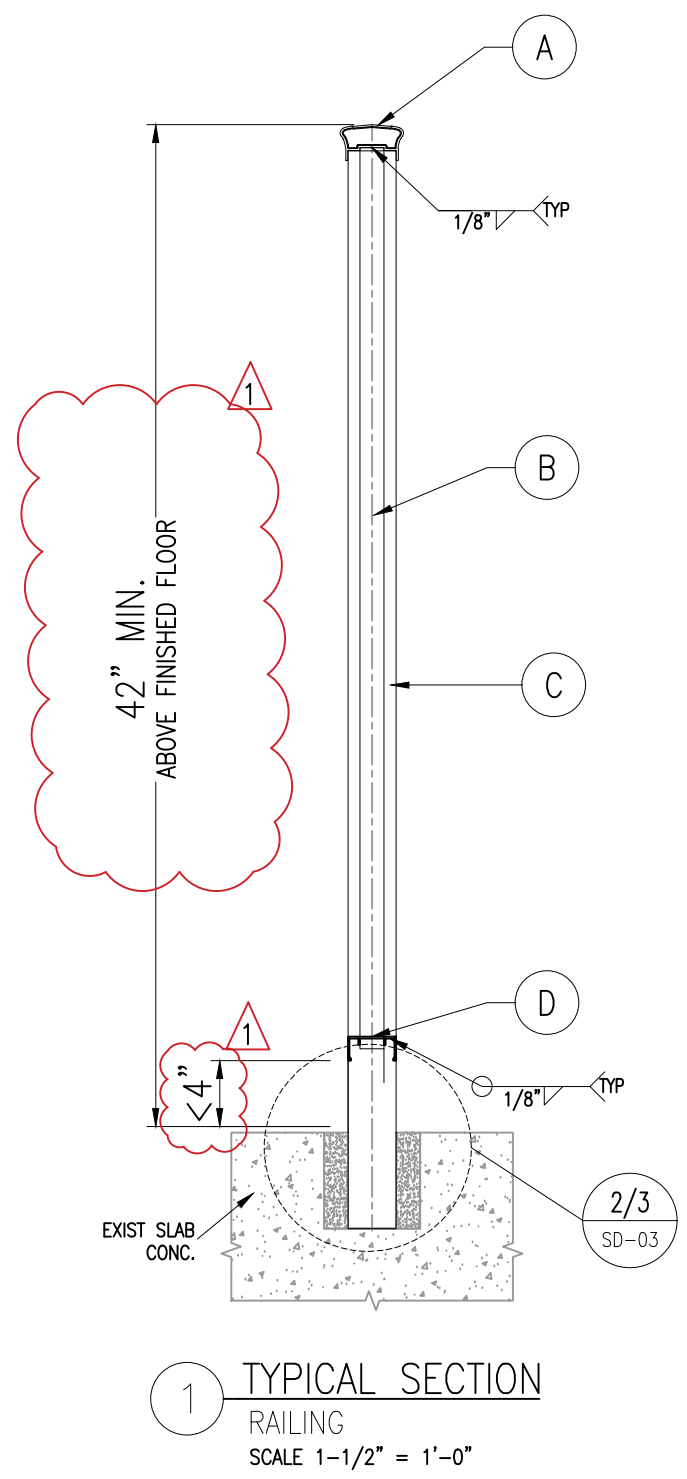
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QUICK ACTION SOLUTION LLC
DATE: 07/05/2022

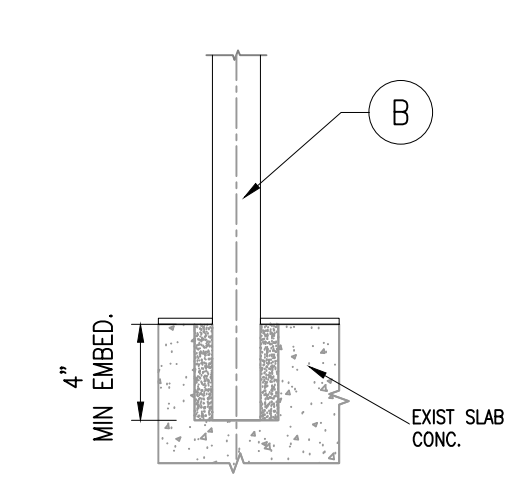
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1	FOR REVISION	10-03-2022
2	FOR REVISION	03-23-2022

SHEET TITLE:
BALCONY
FLOOR PLAN

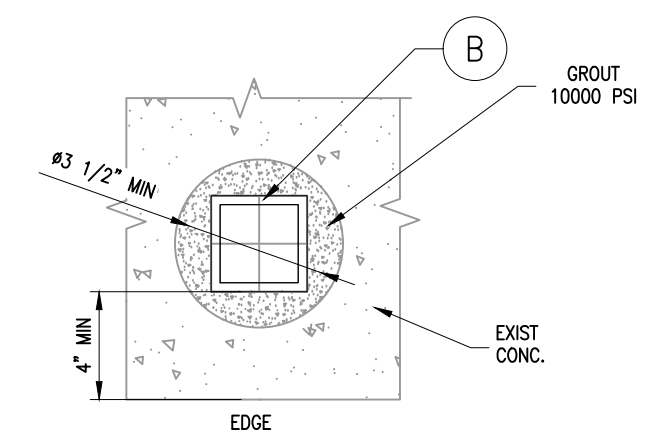
SD-02



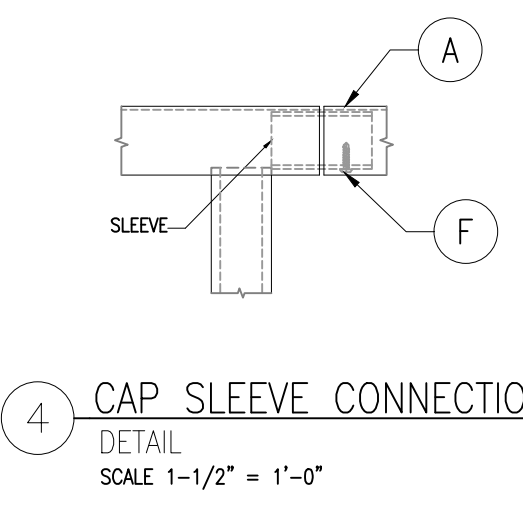
1 TYPICAL SECTION
RAILING
SCALE 1-1/2" = 1'-0"



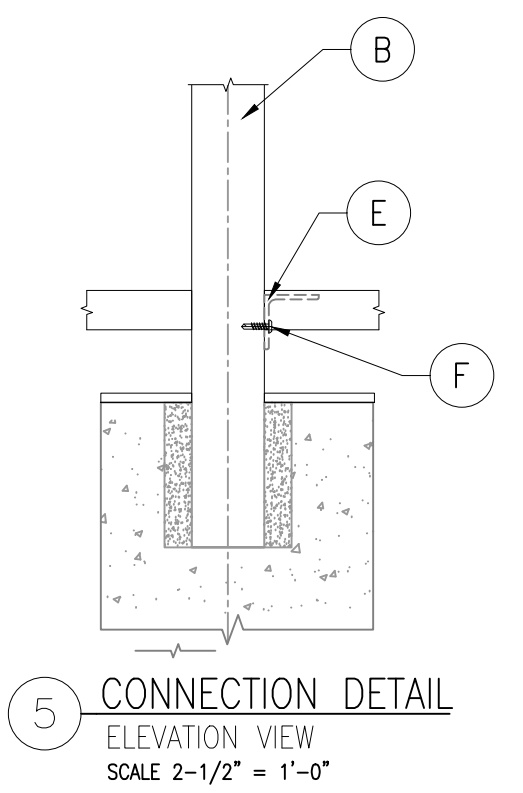
2 EMBEDMENT DETAIL
ELEVATION VIEW
SCALE 1-1/2" = 1'-0"



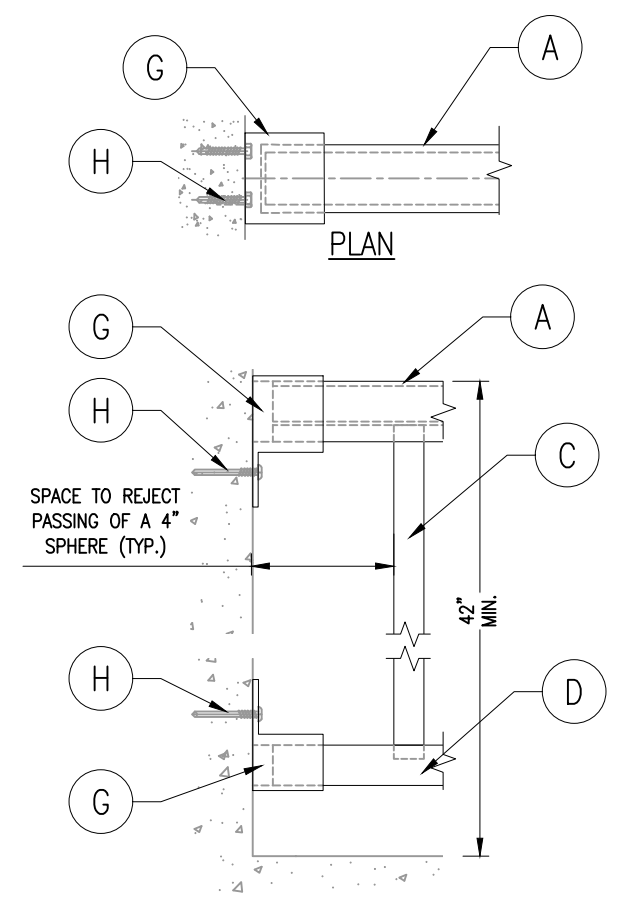
3 EMBEDMENT DETAIL
PLAN VIEW
SCALE 2-1/2" = 1'-0"



4 CAP SLEEVE CONNECTION
DETAIL
SCALE 1-1/2" = 1'-0"



5 CONNECTION DETAIL
ELEVATION VIEW
SCALE 2-1/2" = 1'-0"



6 END DETAIL
ELEVATION
SCALE 3" = 1'-0"

#	DESCRIPTION
A	TOP DIXIE CAP 2-5/8"x1-1/2"
B	SQ ALUM POST 2"x2"x1/8"
C	SQ ALUM PICKET 3/4"x3/4"x0.093
D	BOTTOM CHANNEL 2"x1"x1/8"
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F	ELCO DRILL FLEX #12 Ø5/8" HEX WASHER HEAD OR SIMILAR
G	WALL MOUNT BRACKET
H	AGGRE-GATOR HEX WASHER HEAD-300 SERIES STAINLESS BI-METAL CONCRETE AND MASONRY FASTENERS OR SIMILAR

ENGINEER:
CESAR CASTILLO P.E.
FL. Reg # 68447

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by Cesar Castillo,
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cn=Cesar Castillo,
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Date: 2023.04.05
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1150 EUCLID AVE,
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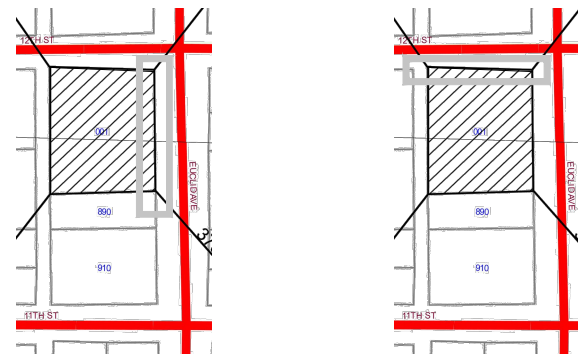
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1	FOR REVISION	10-03-2022
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SHEET TITLE:
TYPICAL
DETAILS

SD-03

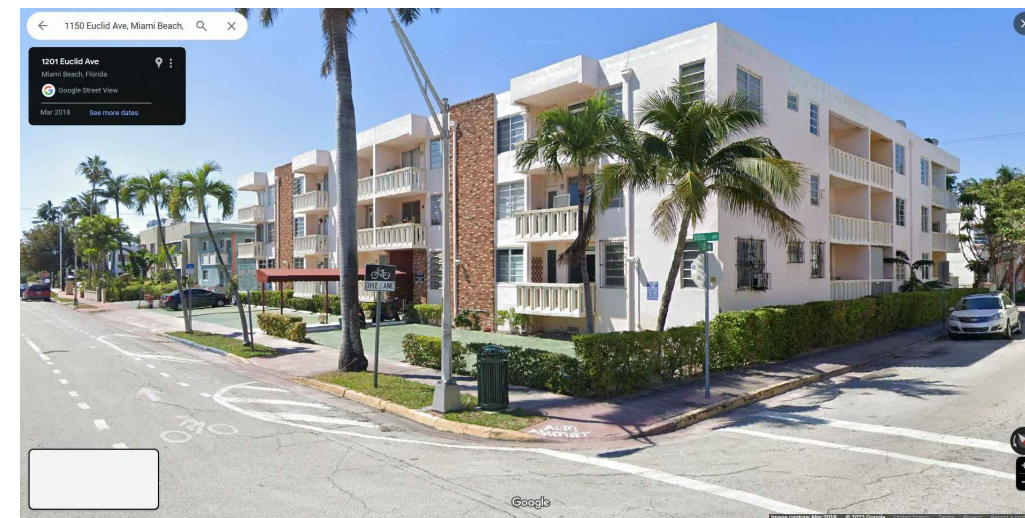


East Elevation OLD RAILINGS(Euclid Ave.)



AREA PLAN

SCALE: 1/256" = 1'-0"



North Elevation OLD RAILINGS (12th Street)

OLD RAILINGS PHOTOS

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 LIC.#: AR100851
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BALCONY RAILINGS
 AT PROPERTY LOCATED AT:
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MIAMI BEACH, FL 33139
TOWER EAST INCORPORATED
 305-535-7599

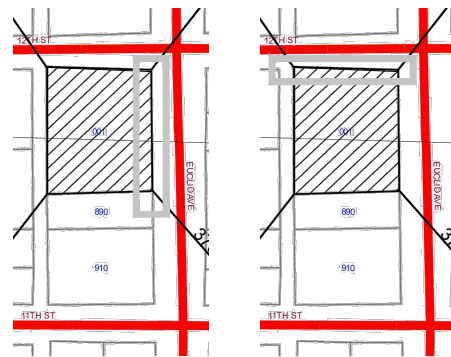
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 DRAFTER: MA
 PROJECT: 23-119

SHEET:
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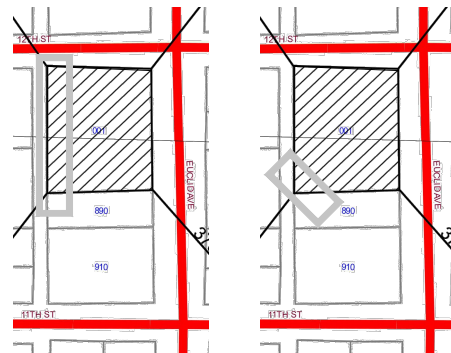
East Elevation (Euclid Ave.)



North Elevation (12th Street)



West Elevation (Alley)

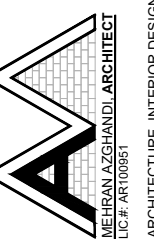


South Perspective

BUILDING ELEVATION PHOTOS

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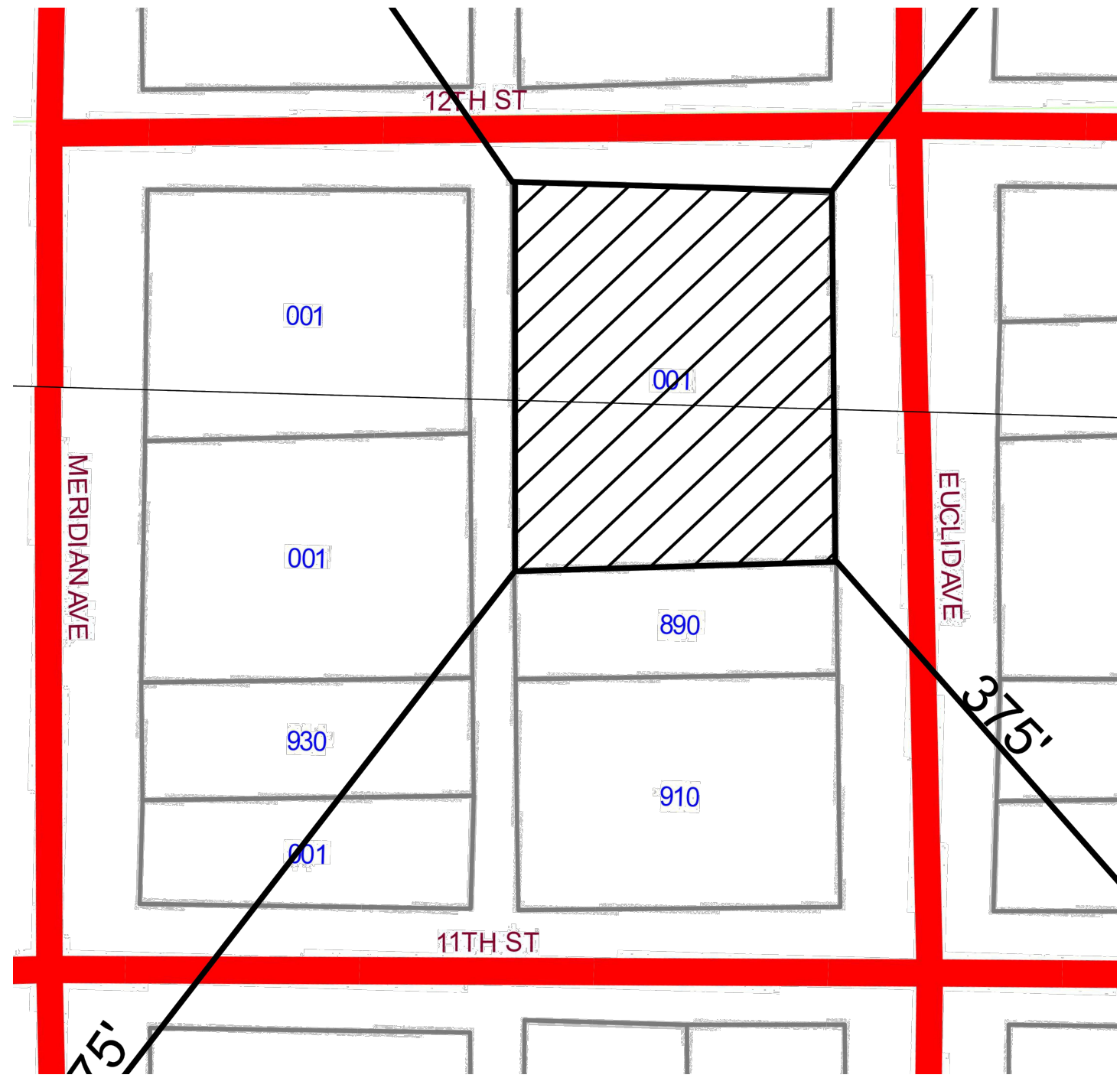


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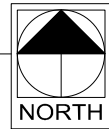
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PHOTOGRAPHS KEY DIRECTIONAL PLAN

SCALE: 1/64" = 1'-0"



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1150 EUCLID AVE. (SUBJECT BLDG.)



1120 EUCLID AVE.



1145 EUCLID AVE.



1127 EUCLID AVE.

EUCLID AVE.



AREA PLAN

SCALE: 1/256" = 1'-0"



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PROJECT: 23-119

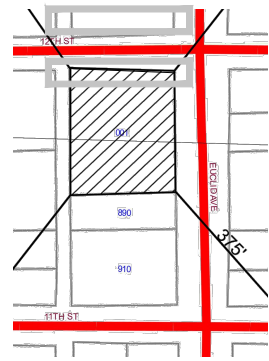
SHEET:
Ph-1



1215 MERIDIAN AVE.



1200 EUCLID AVE.



AREA PLAN

SCALE: 1/256" = 1'-0"



NORTH

12TH STREET ▶ EAST



1150 EUCLID AVE. (SUBJECT BLDG.)



736 12TH STREET (west of subject bldg.)

▶ WEST

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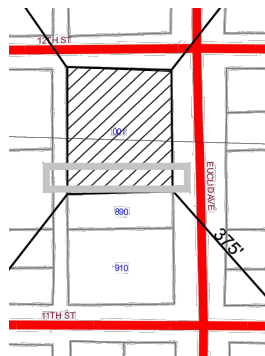
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Ph-2



AREA PLAN

SCALE: 1/256" = 1'-0"



737 11TH STREET (same block as SUBJECT BLDG.)



1428 EUCLID



15 STREET & EUCLID



152? EUCLID

EXISTING PICKET RAILINGS IN THE HISTORIC DISTRICT

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860 MERIDIAN



921 MERIDIAN



1605 MERIDIAN

EXISTING PICKET RAILINGS IN THE HISTORIC DISTRICT

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5TH ST. & OCEAN DR.



300 COLLINS AVE.

EXISTING HORIZONTAL RAILINGS & CONTEMPORARY GLASS RAILINGS IN THE HISTORIC DISTRICT

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