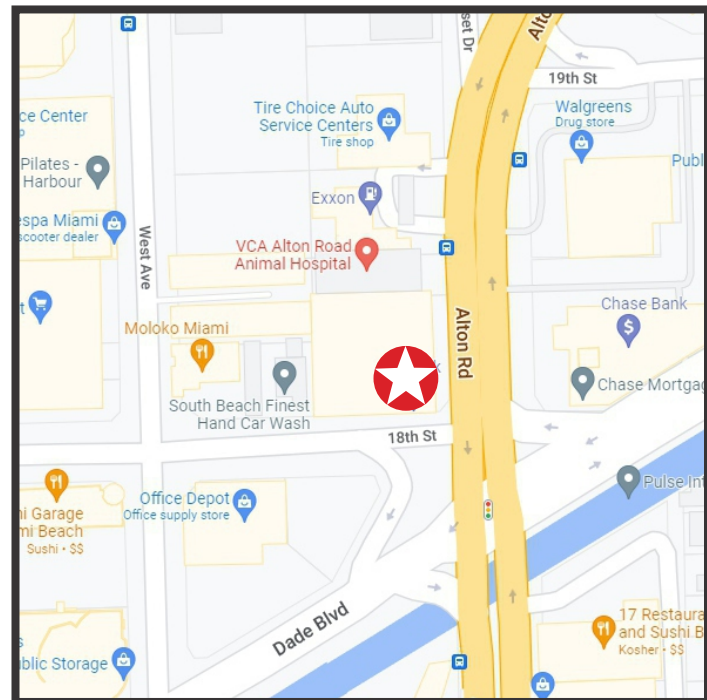
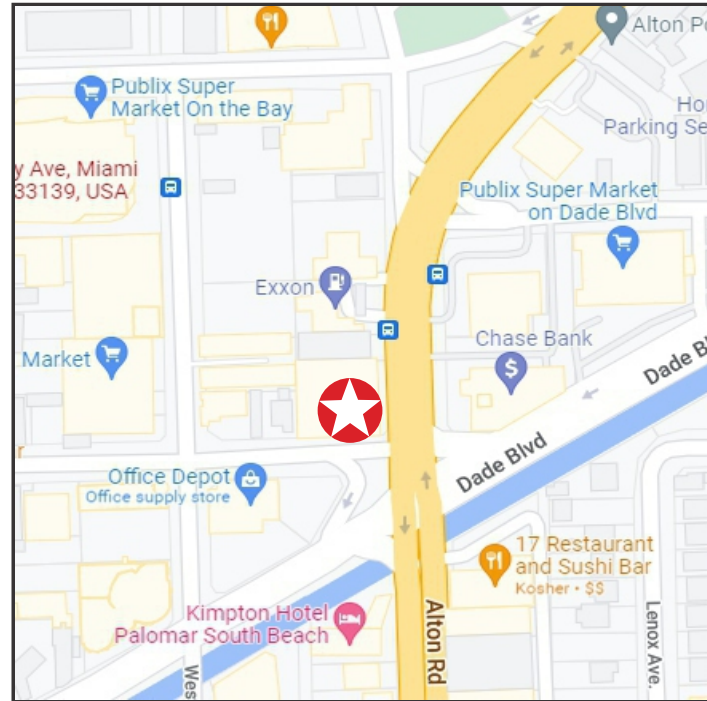
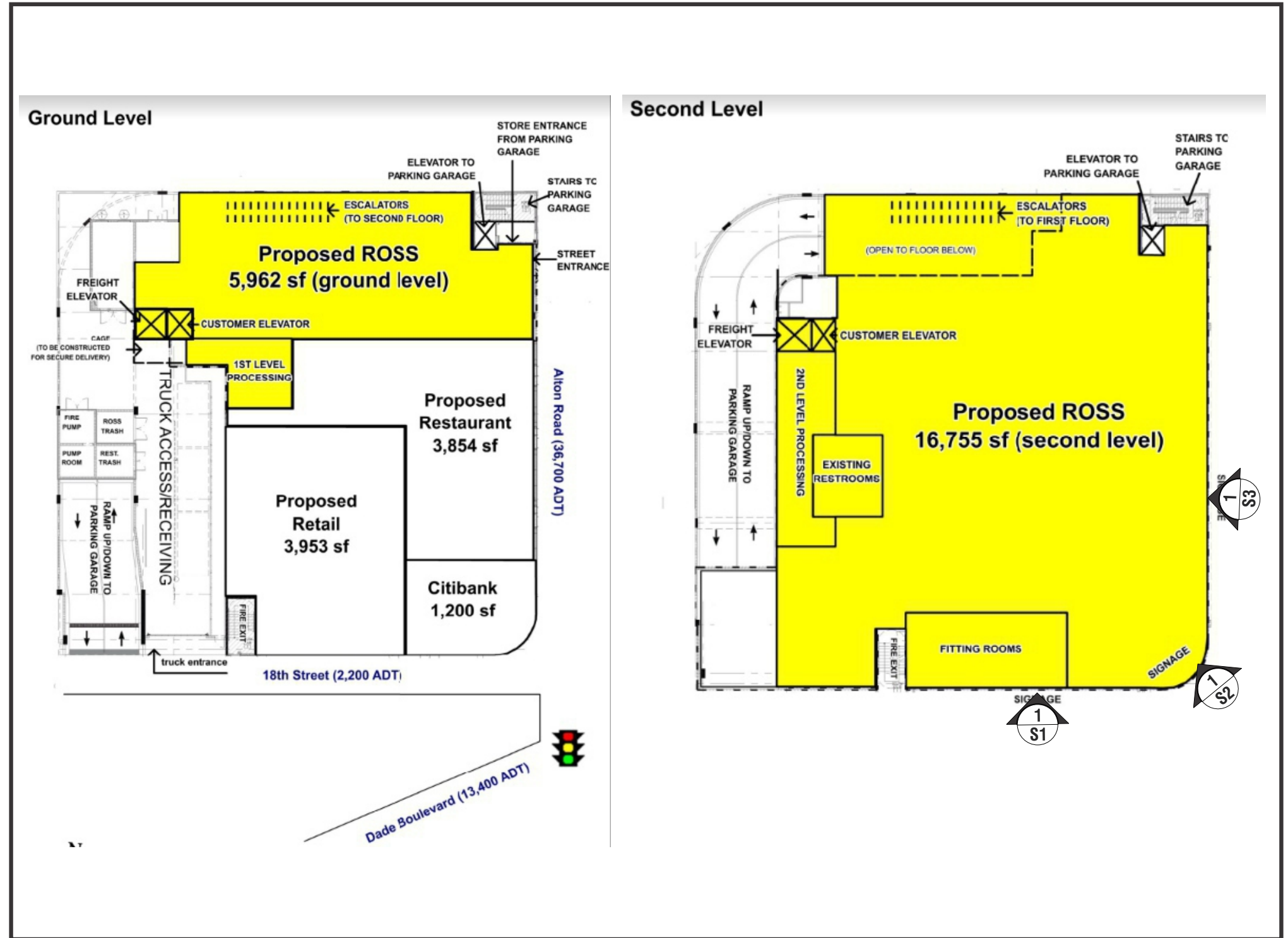


Exhibit J Drawing



VICINITY MAP

NOT TO SCALE



SITE PLAN

NOT TO SCALE

EXHIBIT _____
PAGE _____ **OF** _____

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AD-RSS100412



blair ROSS
 IMAGE ELEMENTS DRESS FOR LESS

#2541 SUNSET HARBOUR
 NWC Alton Rd & Dade Blvd
 Miami Beach, FL 33139

drawn _____ 04/07/25

RB-E

SHEET

K

NOTES:

ROSS CONTRACTOR TO PROVIDE:

- ADEQUATE ACCESS BEHIND LOGO LETTER AND CABINET FOR INSTALLATION AND MAINTENANCE, PER ARTICLE 600 OF THE N.E.C.
- ONE (1) 20 AMP 120V ISOLATED SIGN CIRCUIT AND JUNCTION BOXES TO AREA BEHIND SIGN LETTERS CONNECTED TO THE ENERGY MANAGEMENT SYSTEM.
- AT LEAST 1/2" THICK PLYWOOD BACKING BEHIND ALL E.I.F.S. WALL SYSTEM FOR SIGN AND BANNER SUPPORT.

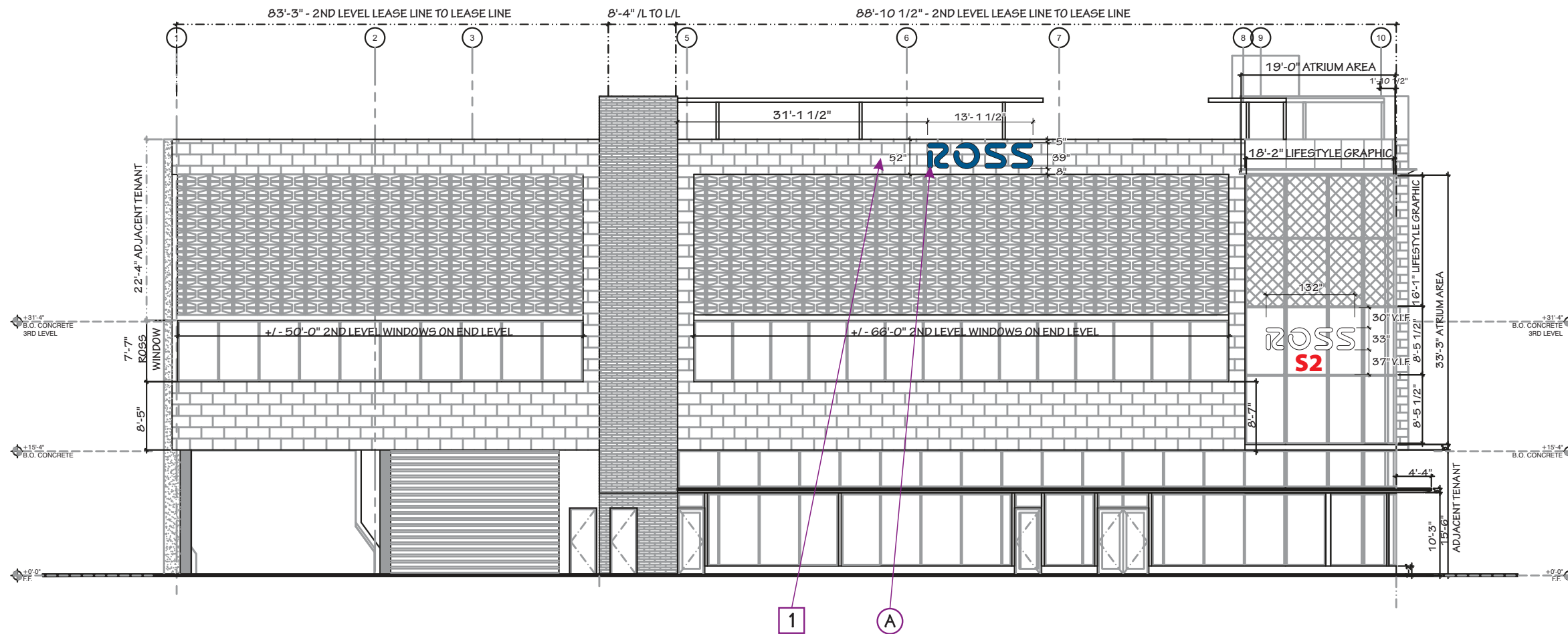
COLOR APPEARANCE MAY BE ALTERED BY PRINTING, SEE APPROVED FINAL CONSTRUCTION DRAWINGS FOR COLOR SPECIFICATIONS.

ELECTRICAL - SIGNS SHALL BE HANDLE USING AN ASTRONOMICAL TIMER OR PHOTOCCELL AS PER FBC C405.2.6.4 2. PROVIDE REQUIRED BRANCH CIRCUIT FOR SIGNS AS PER NEC 600.5 3. PROVIDE LOCKABLE DISCONNECT AS PER NEC 600.6(A)(2) 4. PROVIDE NOTE ON PLANS THE SIGNS SHALL BE GROUNDING AND BONDING AS PER NEC 600.7 5. PROVIDE NOTE ON PLAN THE POWER SUPPLY FOR SIGNS SHALL HAVE COMPLIANCE WITH NEC 600.2 (CLASS 2) *** DIEGOMARTINEZ@MIAMIBEACHFL.GOV / PHONE 305.673.7610 EXT 26730 ***

NOTE: SIGN INSTALLER TO CONFIRM SIGN FASCIA DIMENSIONS IN THE FIELD BEFORE INSTALLING ANY SIGNAGE. IF ANY DISCREPANCIES NOTIFY ROSS STORE DESIGN.

- (A) 39"H INDIVIDUAL "ROSS" PAN CHANNEL LETTER-LOK LOGO LETTERS:
FACES: .177 PLASKOLITE OPTIX LD (LIGHT DIFFUSING) 2406 WHITE WITH 3M 3730-167L BLUE VINYL FILM OVERLAY
RETURNS: 8"D ALUM. W/ WHITE FINISH
TRIM CAP: 2" WHITE JEWELITE
LETTER BACKS: ALUMINUM
LEDS: PRINCIPAL M-SFHW3-90 STREETFIGHTER HEAVYWEIGHT MODULES
MOUNTING: 1/4"-20 GALV. THRU BOLTS
PEG OFF: 1/2" SPACERS
- (B) N/A
- (C) N/A
- (D) N/A
- (E) N/A

- 1 EXISTING SIGN FASCIA SEE NOTES.
- 2 N/A
- 3 N/A
- 4 N/A
- 5 N/A
- 6 N/A
- 7 N/A
- 8 N/A
- 9 N/A
- 10 N/A
- 11 N/A
- 12 N/A



1 STOREFRONT • SOUTH • 18TH ST/. DADE BLVD. • ELEVATION

Scale: 1/16" = 1'

EXHIBIT _____
PAGE _____ **OF** _____

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blair ROSS
IMAGE ELEMENTS™ DRESS FOR LESS

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NWC Alton Rd & Dade Blvd
Miami Beach, FL 33139

drawn _____ 04/07/25

RB-E VE

SHEET
S1

NOTES:

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- AT LEAST 1/2" THICK PLYWOOD BACKING BEHIND ALL E.I.F.S. WALL SYSTEM FOR SIGN AND BANNER SUPPORT.

SIGN FASCIA TO BE FREE OF JOINTS & REVEALS, AND OF A LIGHT COLOR (MINIMUM 80% L.R.V.) TO PROVIDE HIGH CONTRAST AND VISIBILITY FOR THE SIGN.

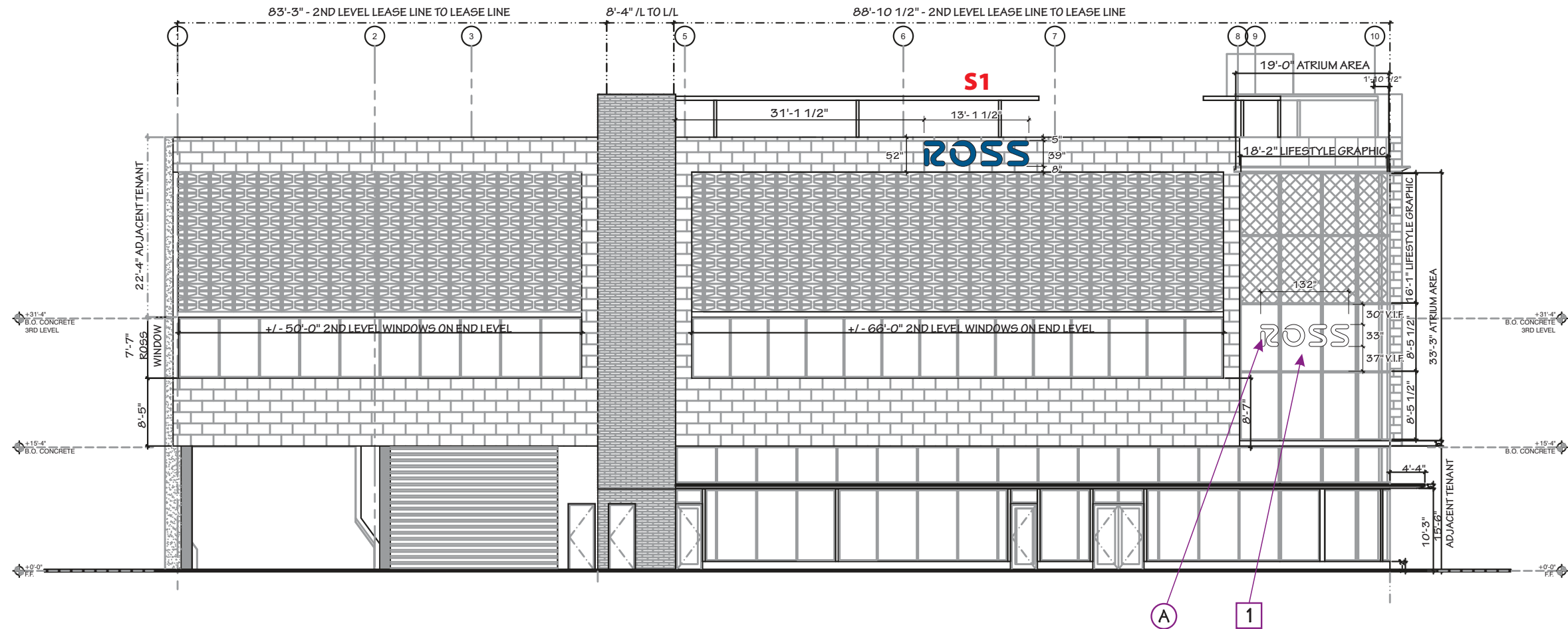
COLOR APPEARANCE MAY BE ALTERED BY PRINTING, SEE APPROVED FINAL CONSTRUCTION DRAWINGS FOR COLOR SPECIFICATIONS.

ELECTRICAL - SIGNS SHALL BE HANDLE USING AN ASTRONOMICAL TIMER OR PHOTOCCELL AS PER FBC C405.2.6.4 2. PROVIDE REQUIRED BRANCH CIRCUIT FOR SIGNS AS PER NEC 600.5 3. PROVIDE LOCKABLE DISCONNECT AS PER NEC 600.6(A)(2) 4. PROVIDE NOTE ON PLANS THE SIGNS SHALL BE GROUNDING AND BONDING AS PER NEC 600.7 5. PROVIDE NOTE ON PLAN THE POWER SUPPLY FOR SIGNS SHALL HAVE COMPLIANCE WITH NEC 600.21 (CLASS 2) *** DIEGOMARTINEZ@MIAMIBEACHFL.GOV / PHONE 305.673.7610 EXT 26730 ***

NOTE: SIGN INSTALLER TO CONFIRM SIGN FASCIA DIMENSIONS IN THE FIELD BEFORE INSTALLING ANY SIGNAGE. IF ANY DISCREPANCIES NOTIFY ROSS STORE DESIGN.

- (A) 33"H INDIVIDUAL "ROSS" PAN CHANNEL LETTER-LOK LOGO LETTERS:
FACES: .177 PLASKOLITE OPTIX LD (LIGHT DIFFUSING) 2406 WHITE WITH RETURNS: 4"D ALUM. W/ WHITE FINISH
TRIM CAP: 2" WHITE JEWELITE
LETTER BACKS: ALUMINUM
LEDS: PRINCIPAL M-SFWH3-90 STREETFIGHTER HEAVYWEIGHT MODULES
MOUNTING: 1/4"-20 GALV. THRU BOLTS
PEG OFF: 1/2" SPACERS
- (B) N/A
- (C) N/A
- (D) N/A
- (E) N/A

- 1 INTERIOR ANGLED WALL
- 2 N/A
- 3 N/A
- 4 N/A
- 5 N/A
- 6 N/A
- 7 N/A
- 8 N/A
- 9 N/A
- 10 N/A
- 11 N/A
- 12 N/A



2 STOREFRONT • SOUTH • 18TH ST/. DADE BLVD. • ELEVATION

Scale: 1/16" = 1'

EXHIBIT _____
PAGE _____ OF _____

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blair ROSS
IMAGE ELEMENTS™ DRESS FOR LESS

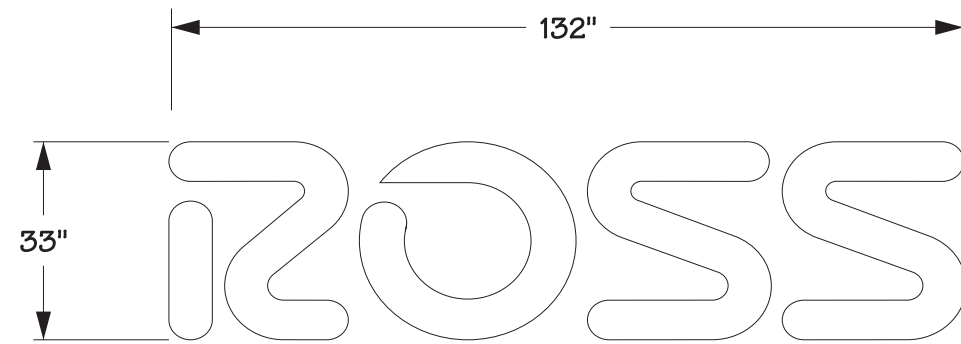
#2541 SUNSET HARBOUR
NWC Alton Rd & Dade Blvd
Miami Beach, FL 33139

drawn _____ 04/07/25

RB-E VE

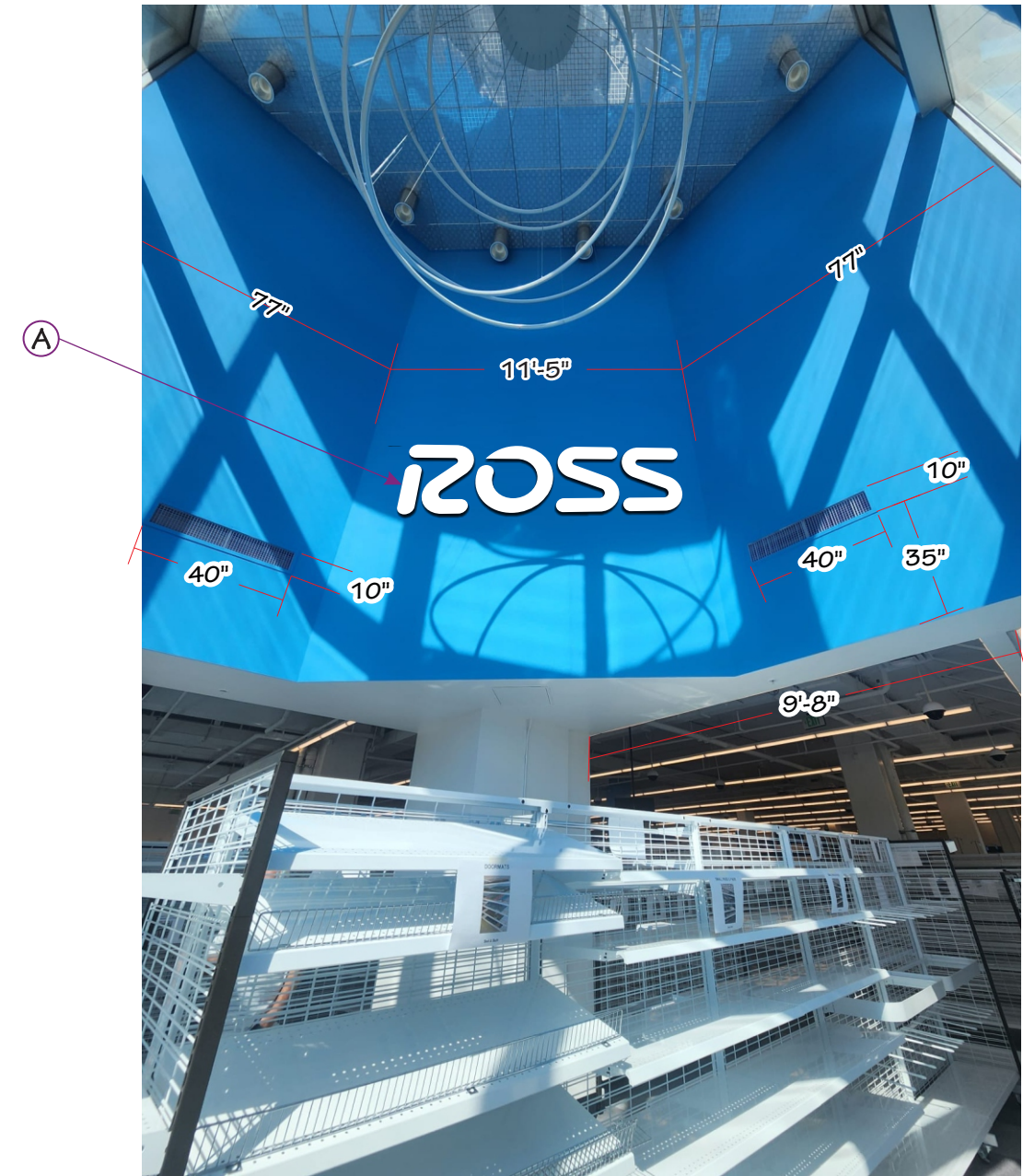
SHEET S2

- Ⓐ 33"H INDIVIDUAL "ROSS" PAN CHANNEL LETTER-LOK LOGO LETTERS:
- FACES: .177 PLASKOLITE OPTIX LD (LIGHT DIFFUSING) 2406 WHITE WITH RETURNS: 4"D ALUM. W/ WHITE FINISH
- TRIM CAP: 2" WHITE JEWELITE
- LETTER BACKS: ALUMINUM
- LEDS: PRINCIPAL TRUE WHITE QWIK MOD 3 (7100K)
- MOUNTING: 1/4"-20 GALV. THRU BOLTS
- PEG OFF: 1/2" SPACERS



dd's/ROSS TENANT FACE DETAIL

Scale: 3/8" = 1'-0"



Scale: 3/16"=1'-0"

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blair **ROSS**
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NWC Alton Rd & Dade Blvd
Miami Beach, FL 33139

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RB-E VE

SHEET
S2

NOTES:

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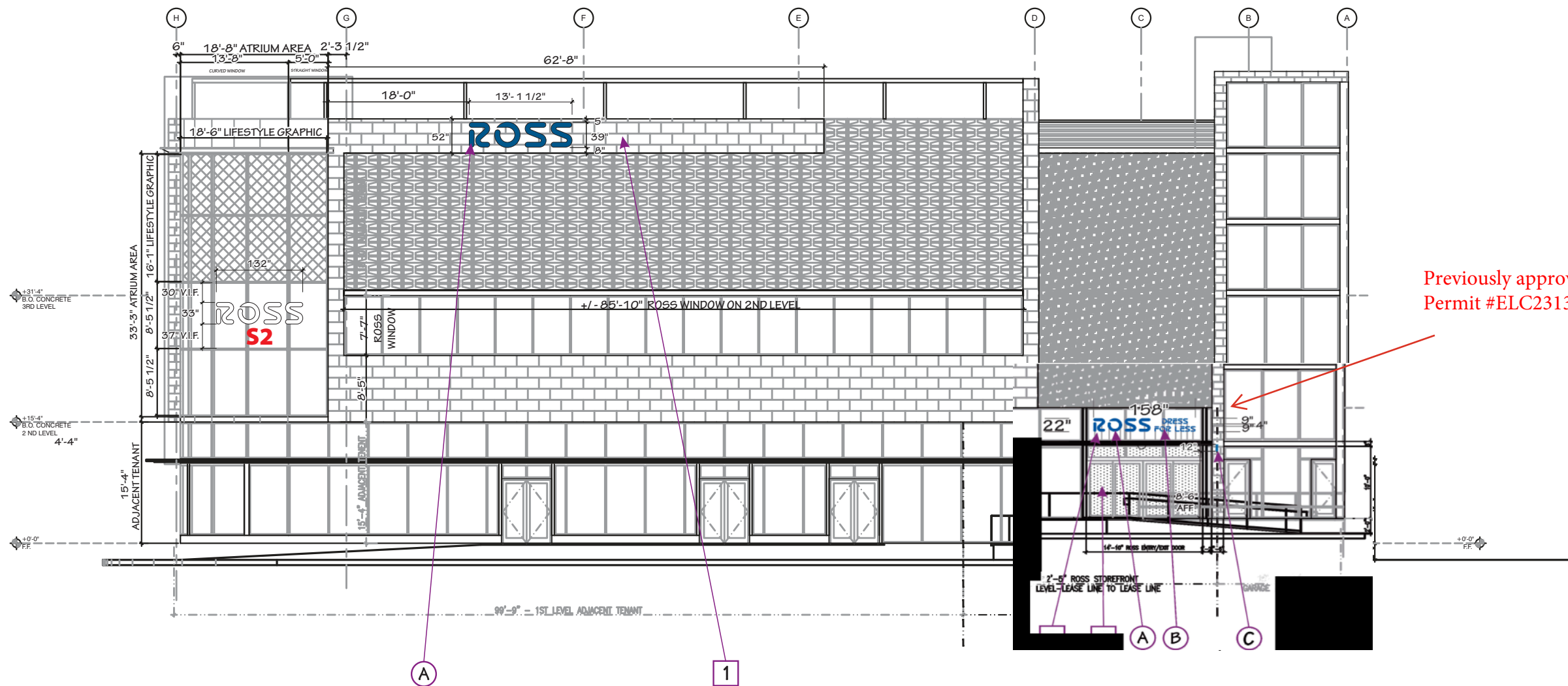
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LETTER BACKS: ALUMINUM
LEDS: PRINCIPAL M-SFHW3-90 STREETFIGHTER HEAVYWEIGHT MODULES
MOUNTING: 1/4"-20 GALV. THRU BOLTS
PEG OFF: 1/2" SPACERS
- (B) N/A
- (C) N/A
- (D) N/A
- (E) N/A

- 1 EXISTING SIGN FASCIA SEE NOTES.
- 2 N/A
- 3 N/A
- 4 N/A
- 5 N/A
- 6 N/A
- 7 N/A
- 8 N/A
- 9 N/A
- 10 N/A
- 11 N/A
- 12 N/A



3 STOREFRONT • EAST • ALTON RD • ELEVATION

Scale: 1/16" = 1'

EXHIBIT _____
PAGE _____ OF _____

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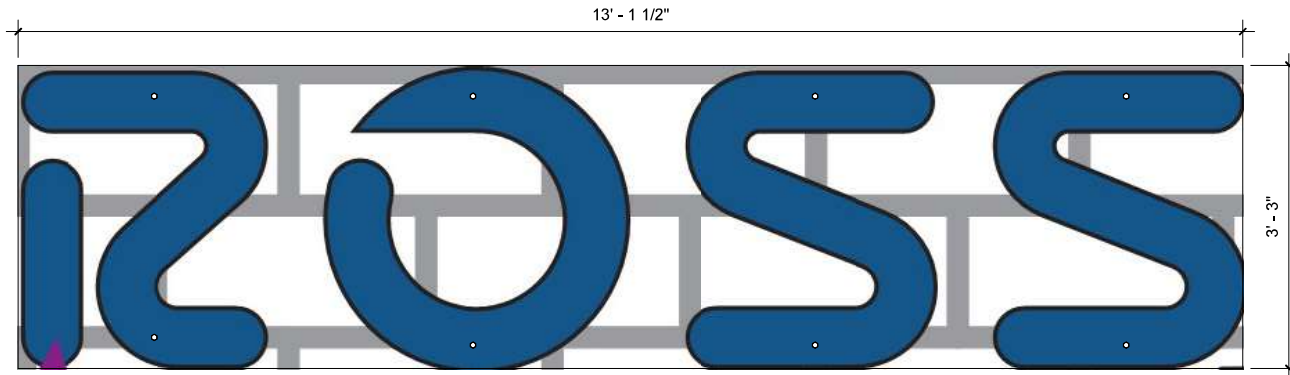


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NWC Alton Rd & Dade Blvd
Miami Beach, FL 33139

drawn _____ 04/07/25

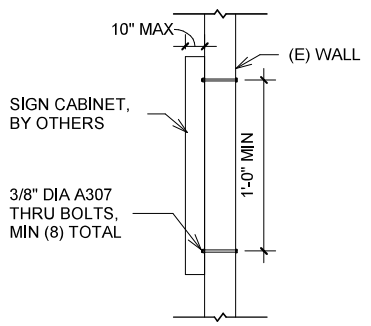
RB-E VE

SHEET S3



NOTES:
 1. PROVIDE MIN (8) THRU BOLTS

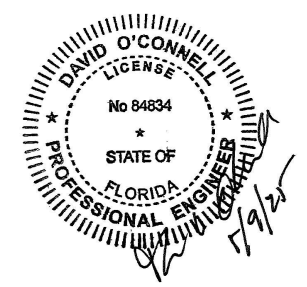
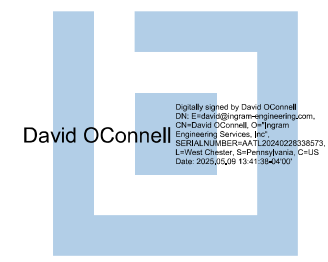
① FASTENER LAYOUT - SIGN #1
 3/4" = 1'-0"



GENERAL NOTES:

- DESIGN IS BASED ON 170 MPH, 3 SECOND GUST WIND DESIGN PER IBC 2021, CATEGORY II, EXPOSURE B.
- THE DESIGN SHALL BE USED FOR THE SIGN INDICATED IN THE DRAWINGS AND NO OTHER LOCATION.
- ALL STRUCTURAL BOLTS SHALL CONFORM TO ASTM A307, AND BE ZINC COATED UNLESS NOTED OTHERWISE.
- IES WILL NOT BE RESPONSIBLE FOR THE SAFETY ON THIS JOB SITE BEFORE, DURING OR AFTER INSTALLATION OF THIS STRUCTURE. IT IS THE RESPONSIBILITY OF THE OWNERS, CONTRACTORS AND INSTALLERS TO ENSURE THAT THE INSTALLATION AND ERECTION OF THIS STRUCTURE IS PERFORMED USING METHODS THAT ARE IN FULL COMPLIANCE WITH OSHA REGULATIONS.
- ANY DEVIATION FROM THIS DESIGN OR FROM ANY PART OF THIS DRAWING, INCLUDING THE GENERAL NOTES, WITHOUT PRIOR WRITTEN CONSENT FROM IES VOIDS THIS DRAWING IN ITS ENTIRETY.
- SIGN DESIGN IS BY OTHERS. ELECTRICAL DESIGN IS BY OTHERS.
- THE SCOPE OF THIS ENGINEER DOES NOT INCLUDE ONSITE OBSERVATIONS.

② CONNECTION TO WALL - SIGN #1
 3/8" = 1'-0"



REV	DESCRIPTION	DATE	BY

Owner / Applicant Name:
 ROSS

Site Location:
 1824 ALTON RD
 MIAMI BEACH, FL 33139

date: 05/08/2025
 scale: As indicated
 drawn by: DJ
 checked by: CUI
 dwg. name:
 project no:
 Project Number

PLAN TITLE
 SIGN #1

SHEET
 S-1