

DRAWING INDEX

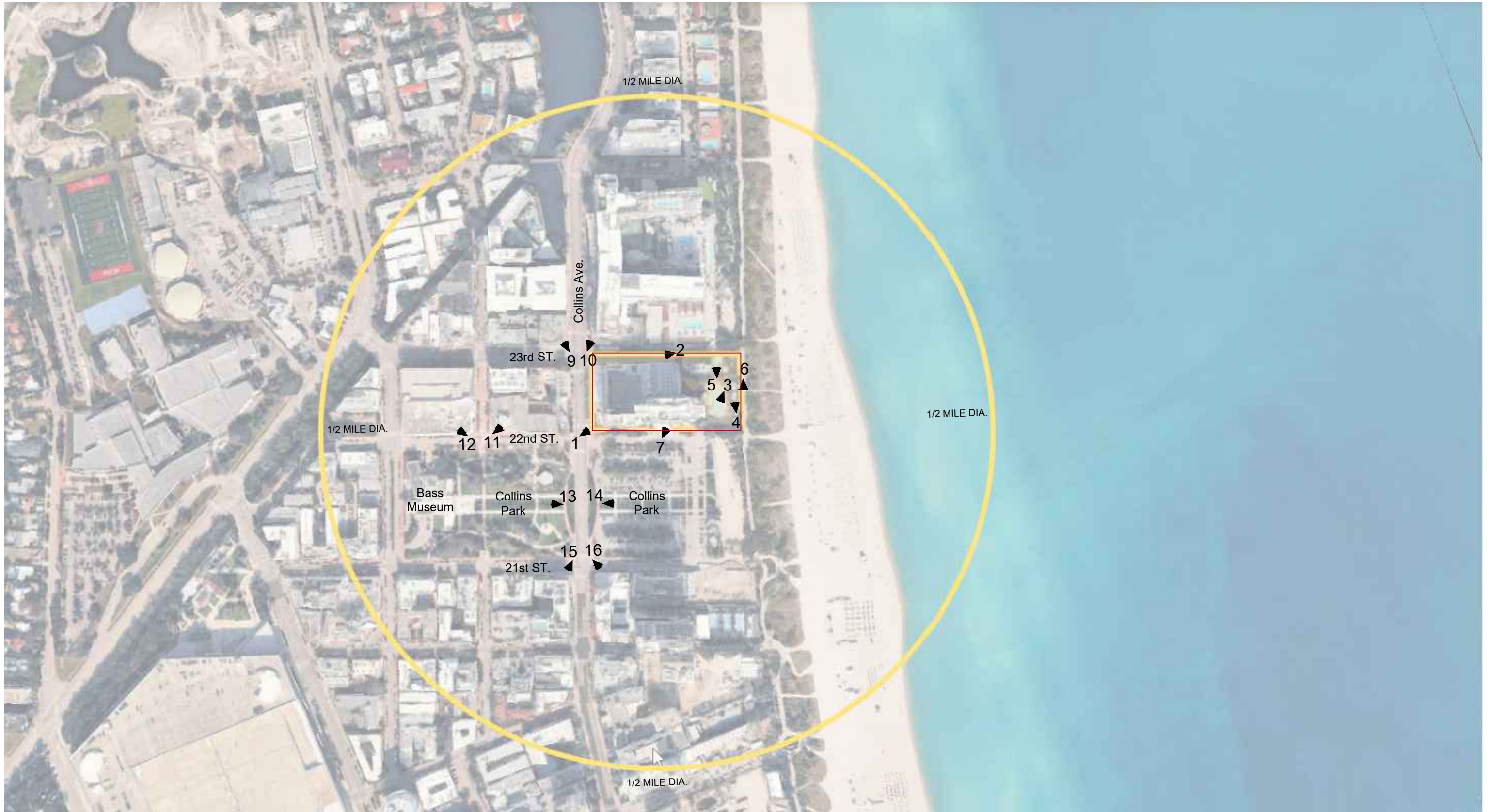
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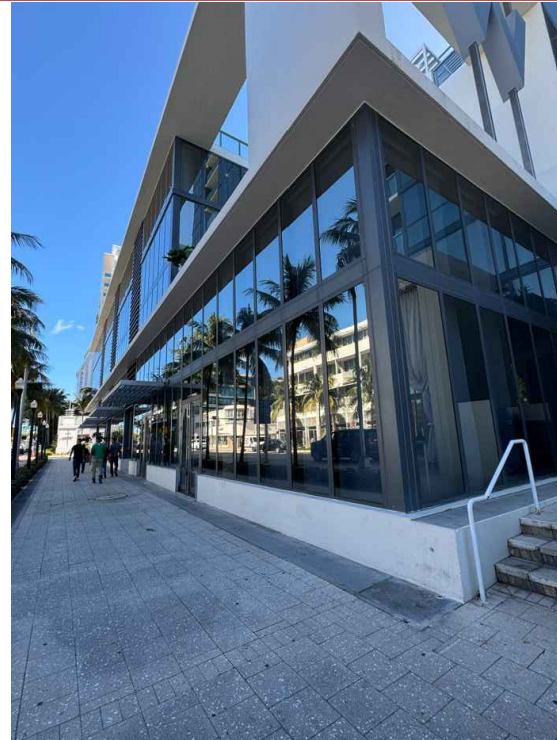
# 2201 Collins Ave

Miami Beach, FL 33139

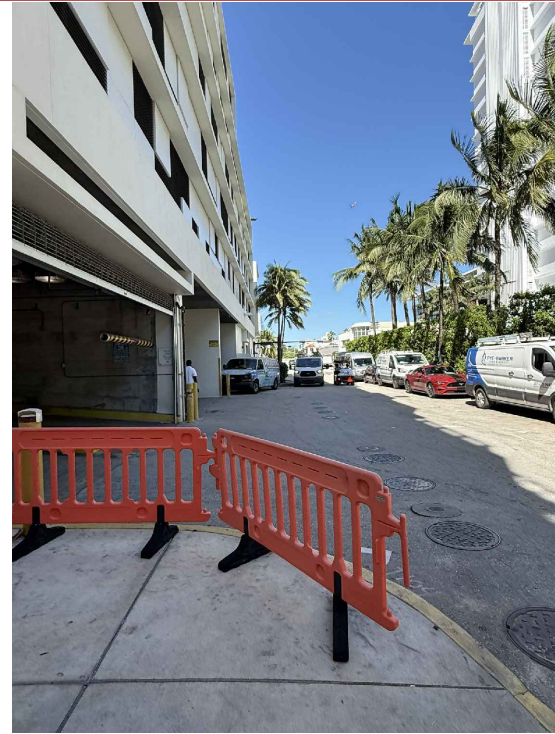
HPB25-0676  
FINAL SUBMISSION



AERIAL WITH CONTEXT PHOTOS  
SCALE: Not to Scale



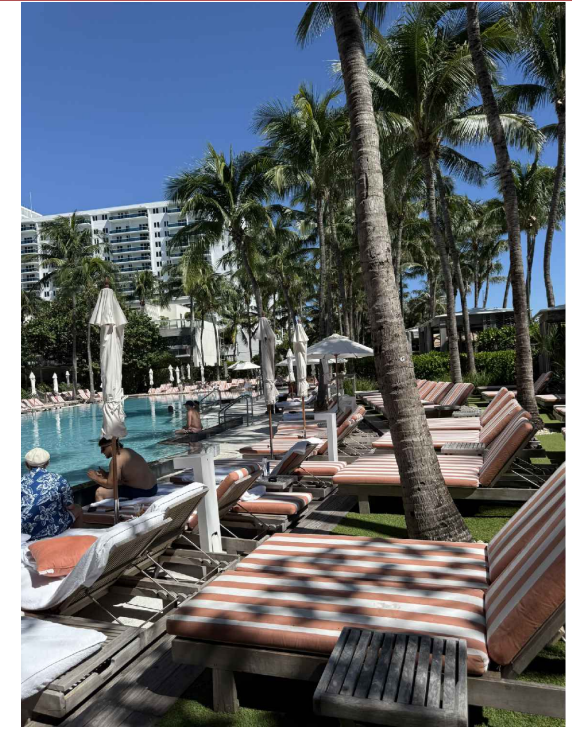
#1 North West Corner Retail



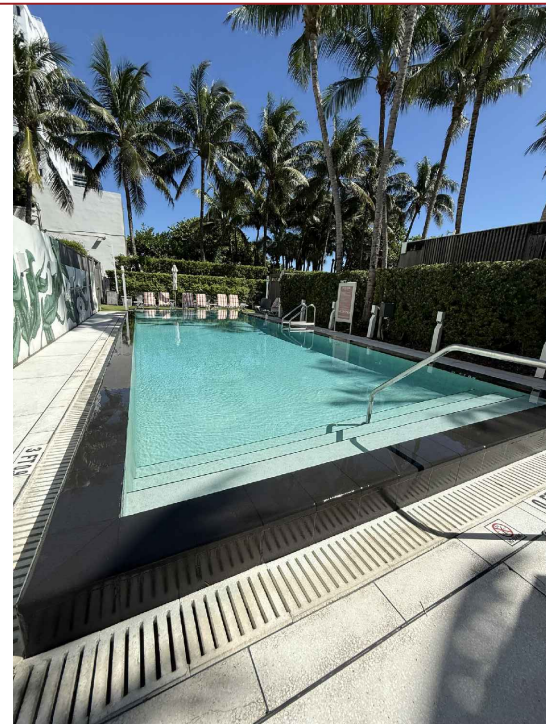
#2 West on 23rd Street (BOH)



#3 Looking Southwest on Pool Deck



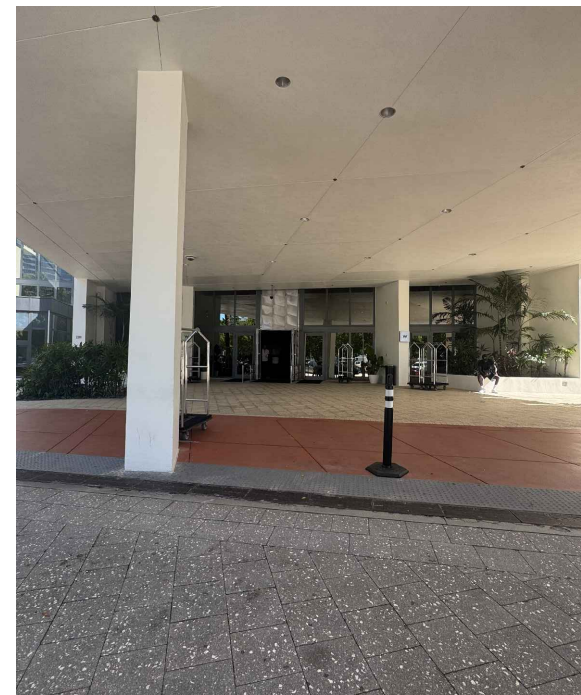
#4 Looking North on Pool Deck



#4 Looking North on Residential Pool Deck



#5 Looking South on Boardwalk



#6 Entrance on Collins Avenue



#9 North on Collins West Side



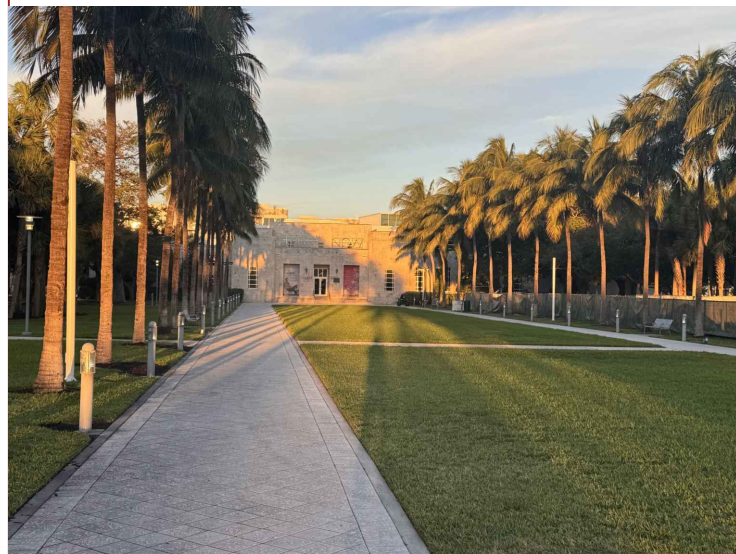
#10 North on Collins East Side



#11 West on 22nd Street Library



#12 West on 22nd Street Miami City Ballet



#13 West from Collins at Bass Museum



#14 East on Collins at Beach

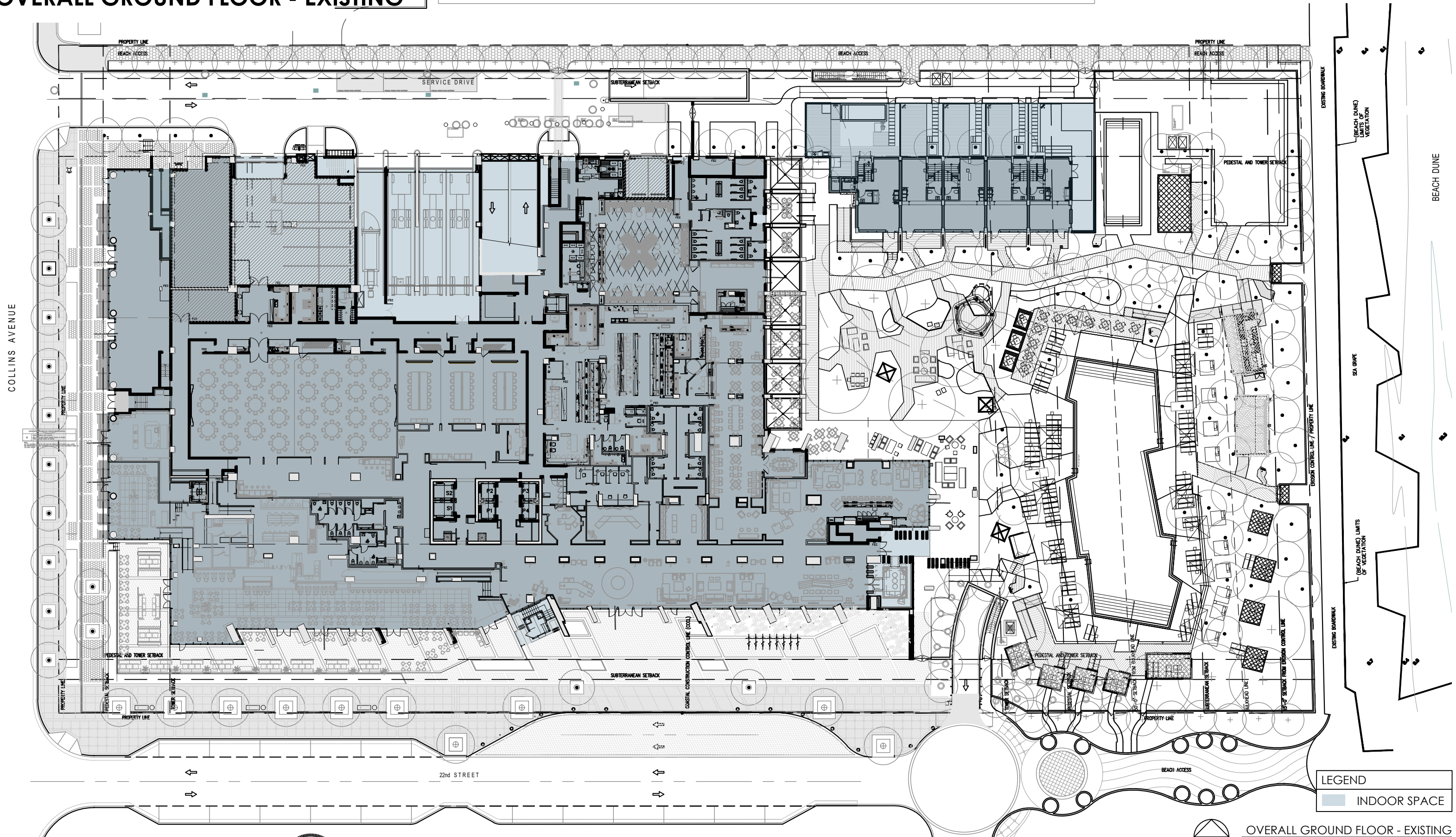


#15 South on Collins West Side



#16 South on Collins East Side

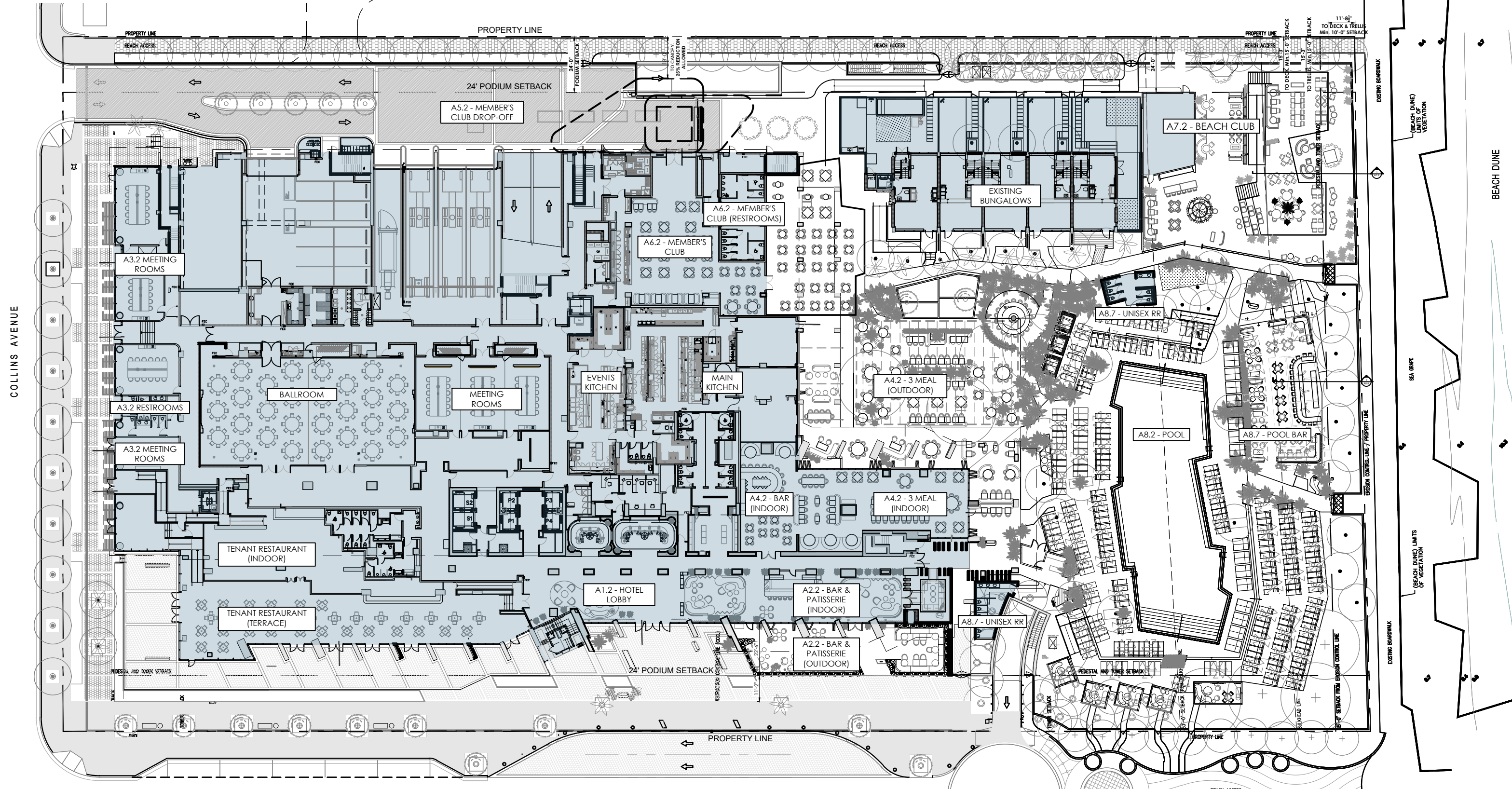
# OVERALL GROUND FLOOR - EXISTING



LEGEND  
 INDOOR SPACE

OVERALL GROUND FLOOR - EXISTING  
 SCALE: 1" = 40'-0"

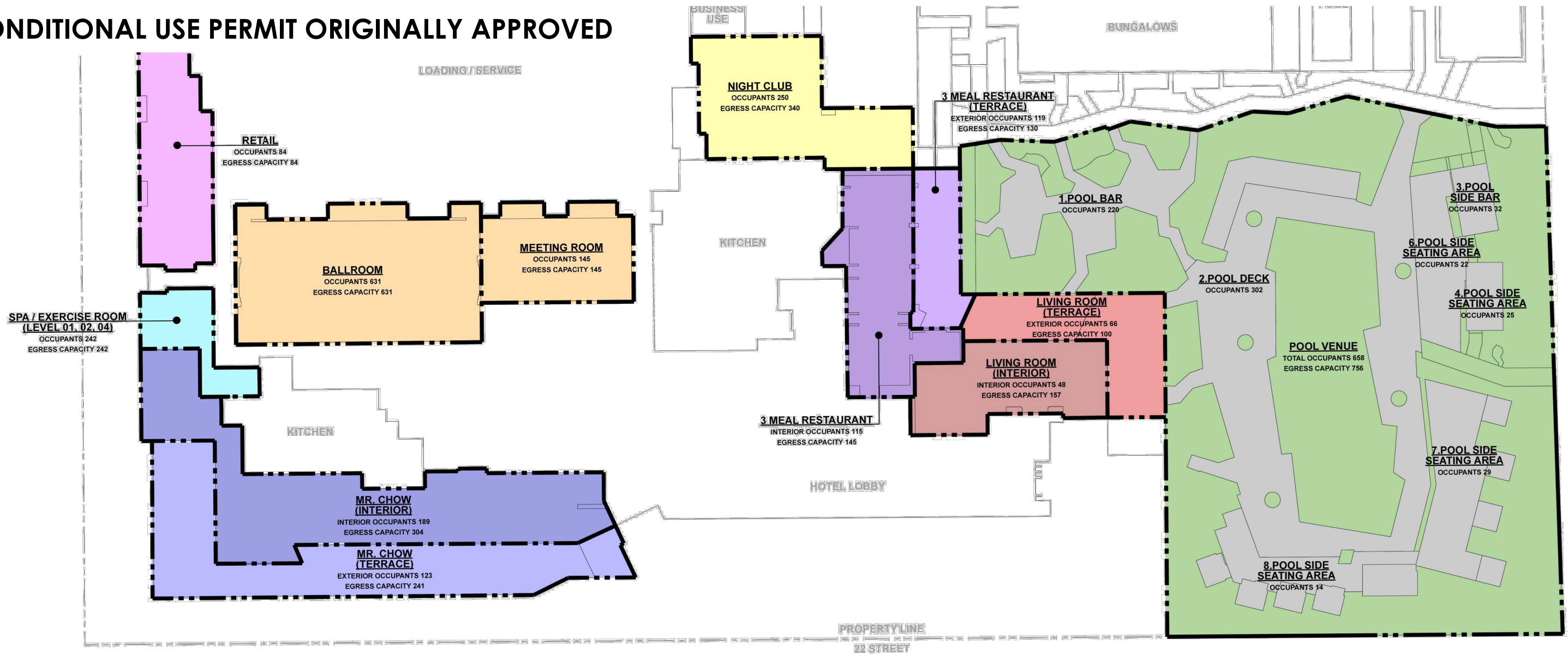
# OVERALL SITE PLAN - PROPOSED



**LEGEND**  
 INDOOR SPACE

OVERALL GROUND FLOOR - PROPOSED  
 SCALE: 1" = 40'-0"

# CONDITIONAL USE PERMIT ORIGINALLY APPROVED



## PARKING REQUIREMENTS

HOTEL / HOTEL SUITES UNITS:

	HOTEL UNITS	HOTEL SUITES UNITS	APARTMENT UNITS
LEVEL 1	0	0	5
LEVEL 2	0	0	0
LEVEL 3	24	5	0
LEVEL 4	23	6	0
LEVEL 5	23	6	0
LEVEL 6	22	7	0
LEVEL 7	16	8	1
LEVEL 8	15	8	1
LEVEL 9-14, 18 (TYPICAL)*	16X(6) PER LEVEL = 96	8X6 PER FLOOR = 48	0
LEVEL 15-17, 19	15X(4) PER LEVEL = 60	7X4 PER FLOOR = 28	0
LEVEL 20 (PH)	0	0	8
<b>(TOTAL UNITS):</b>	<b>279</b>	<b>114</b>	<b>15</b>

## TOTAL PARKING REQUIRED FOR UNITS

279 HOTEL UNITS X 0.75 CARS =	209.25 CAR(S)
114 HOTEL SUITES UNITS X 1.50 CARS =	171.00 CAR(S)
15 APARTMENTS UNITS X 1.50 CARS =	22.50 CAR(S)
<b>(TOTAL)</b>	<b>402.75 CAR(S)</b>

## HOTEL/APARTMENTS

279 HOTEL UNITS  
114 HOTEL SUITES  
15 APARTMENT UNITS  
PARKING REQUIRED 403

## Public Areas:

	Interior Seating	Exterior Seating	Open	Total Occupancy
Food / Dining				
3 Meal Restaurant	115	119		234
Bar / Lounge	48	66		114
Mr. Chow Restaurant	189	123		312
Pool Deck Venue		307	351	<del>1368</del> 525
Night Club	93		157	250
<b>Total</b>	<b>445</b>	<b>615</b>	<b>508</b>	<b><del>1368</del> 1435</b>
<b>Total Project Parking Requirements</b>				<b>605 cars</b>
<b>Total provided</b>				<b>554 cars</b>

## EXISTING CONDITIONAL USE PERMIT

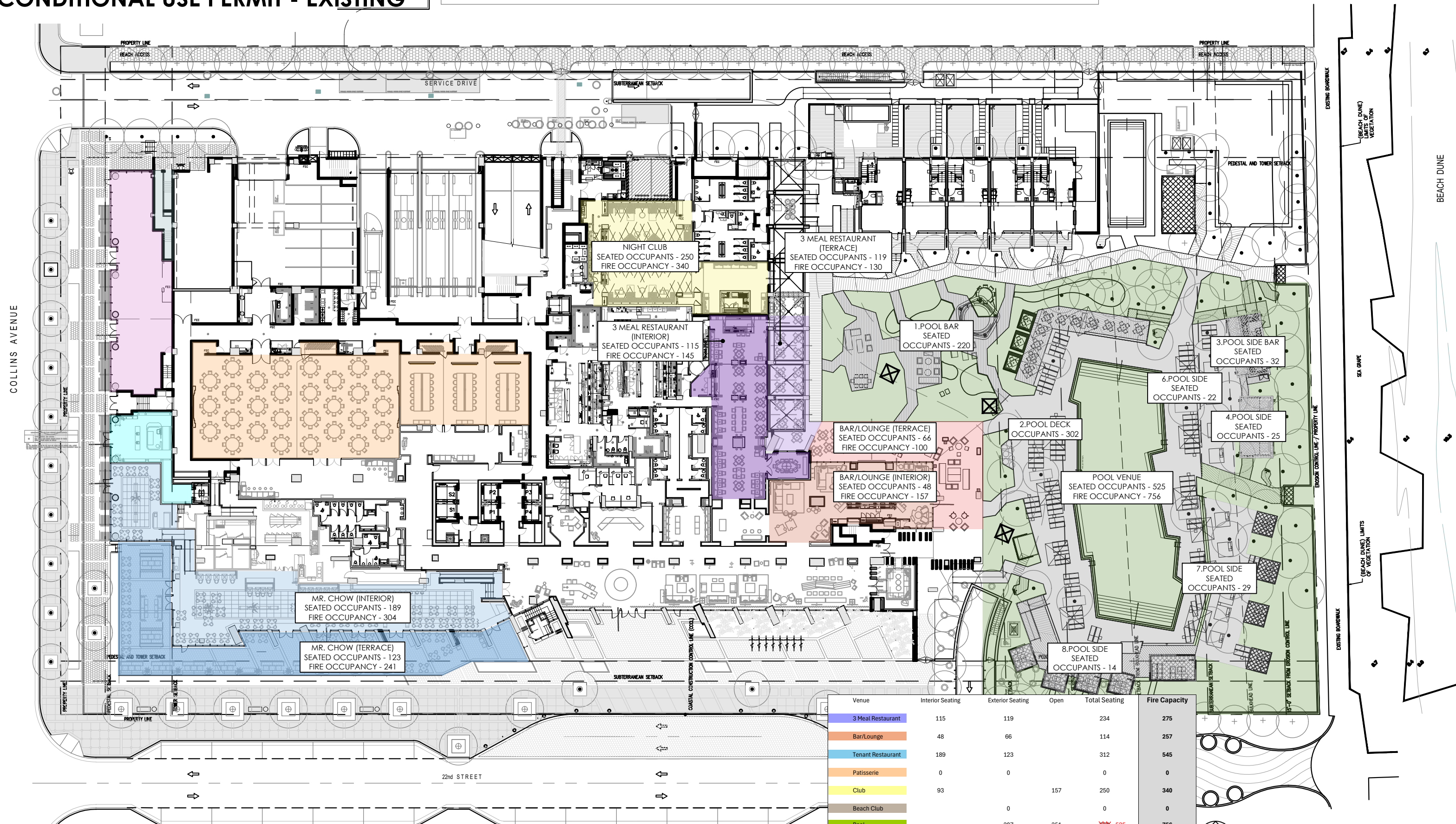
ELV: +8'-0" NGVD

SCALE: 1/16"=1'-0"

### LEGEND:

- RETAIL
- SPA / EXERCISE ROOM
- BALLROOM / MEETING ROOM
- MR. CHOW (INTERIOR)
- MR. CHOW (TERRACE)
- NIGHT CLUB
- 3 MEAL RESTAURANT (INTERIOR)
- 3 MEAL RESTAURANT (TERRACE)
- LIVING ROOM (INTERIOR)
- LIVING ROOM (TERRACE)
- POOL DECK

# CONDITIONAL USE PERMIT - EXISTING

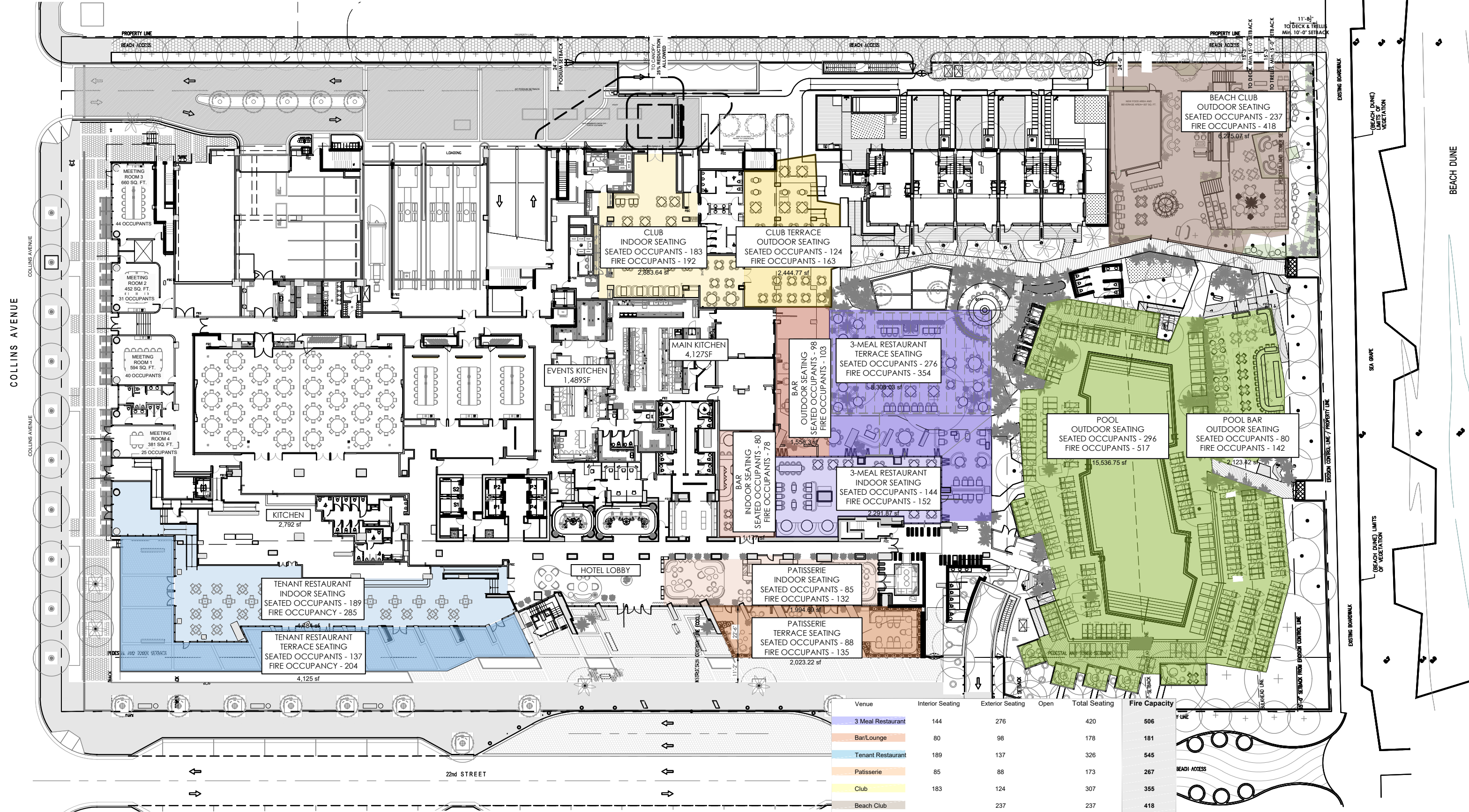


Venue	Interior Seating	Exterior Seating	Open	Total Seating	Fire Capacity
3 Meal Restaurant	115	119		234	275
Bar/Lounge	48	66		114	257
Tenant Restaurant	189	123		312	545
Patisserie	0	0		0	0
Club	93		157	250	340
Beach Club		0		0	0
Pool		307	351	<del>525</del> 525	756
<b>Total/Type</b>	<b>445</b>	<b>615</b>	<b>508</b>	<del>1368</del> <b>1435</b>	<b>2173</b>

Conditional use permit originally approved and provided. 1435

EXISTING CONDITIONAL USE PERMIT  
SCALE: 1" = 40'-0"

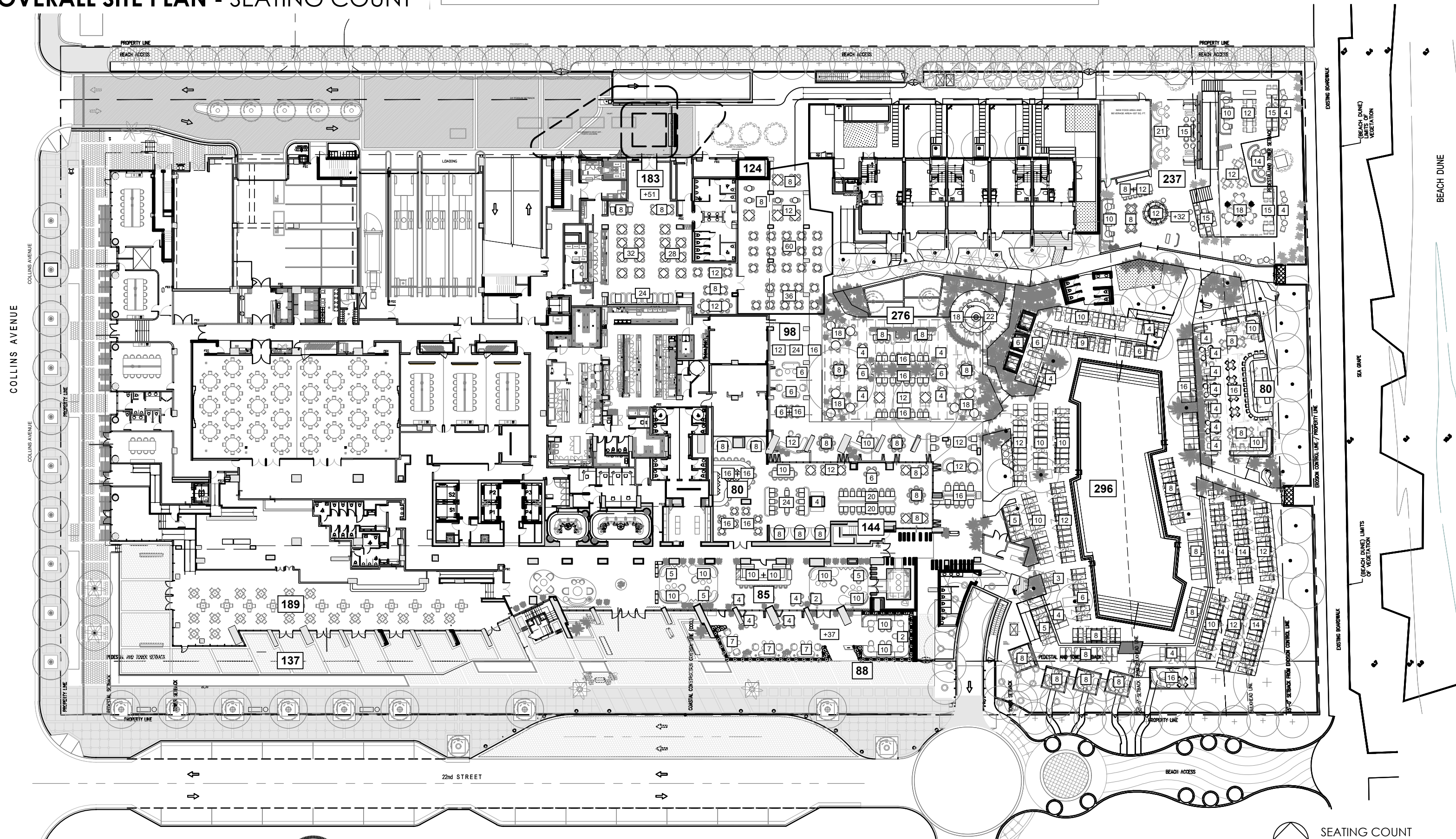
# CONDITIONAL USE PERMIT - PROPOSED



Venue	Interior Seating	Exterior Seating	Open	Total Seating	Fire Capacity
3 Meal Restaurant	144	276		420	506
Bar/Lounge	80	98		178	181
Tenant Restaurant	189	137		326	545
Patisserie	85	88		173	267
Club	183	124		307	355
Beach Club		237		237	418
Pool		376		376	659
<b>Total/Type</b>	<b>681</b>	<b>960</b>	<b>0</b>	<b>2017</b>	<b>2931</b>
Conditional use permit originally approved and provided.				1435	Grand Total

PROPOSED CONDITIONAL USE PERMIT  
SCALE: 1" = 40'-0"

# OVERALL SITE PLAN - SEATING COUNT



SEATING COUNT  
SCALE: 1" = 40'-0"