



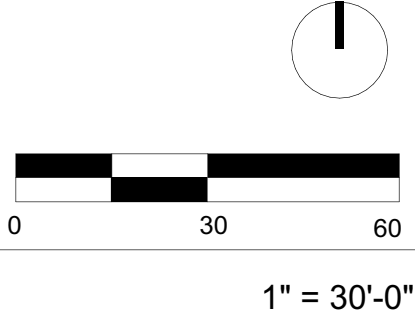
GENERAL LEGEND

- TRACT LINE
- LIMIT OF WORK (LOW)
- COSTAL CONSTRUCTION CONTROL LINE (CCCL)

EXISTING PARKING	
STANDARD	52 SPACES
ACCESSIBLE	4 SPACES
TOTAL	56 SPACES
INTERIM (DURING CONSTRUCTION) PARKING	
STANDARD	4 SPACES
ACCESSIBLE	2 SPACES
TOTAL	6 SPACES*
PROPOSED PARKING	
STANDARD	43 SPACES
ACCESSIBLE	2 SPACES
TOTAL	45 SPACES**

*FOR INTERIM PARKING 50 SPACES TO BE PROVIDED OFF SITE TO BRING COUNT TO 56

**FOR PROPOSED PARKING 11 SPACES TO BE PROVIDED IN THE ENLARGED CENTRAL PARKING LOT TO BRING COUNT TO 56



FINAL SUBMITTAL REVISED



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THE BREAKERS
PALM BEACH
1 S COUNTY RD
PALM BEACH, FLORIDA 33480

DRAWING TITLE:
F.E.C.

PROPOSED SITE
PLAN

PROJECT #:
22-525-FEC

DRAWN BY:
MU

CHECKED BY:
JN

DRAWING NO:
FEC L0-00

FINAL SUBMITTAL REVISED

TREE ID	TYPE, TRUNK DIAMETER (IN INCHES)	CANOPY RADIUS (IN FEET)	BOTANICAL NAME	COMMON NAME	NATIVE	REMOVED
1301	PALM 17	13	PHOENIX SYLVESTRIS	SILVER DATE PALM		
1302	MISC 6	7	LIGUSTRUM JAPONICUM	JAPANESE PRIVET		
1310	PALM 4	5	COCOS NUCIFERA	MALAYAN DWARF		X
1311	PALM 10	8	COCOS NUCIFERA	MALAYAN DWARF		X
1312	PALM 11	9	COCOS NUCIFERA	MALAYAN DWARF		
1313	PALM 4	6	COCOS NUCIFERA	MALAYAN DWARF		
1314	PALM 5	5	COCOS NUCIFERA	MALAYAN DWARF		X
1315	PALM 10	9	COCOS NUCIFERA	MALAYAN DWARF		X
1316	PALM 9	9	COCOS NUCIFERA	MALAYAN DWARF		
1317	PALM 6	6	COCOS NUCIFERA	MALAYAN DWARF		
1318	PALM 12	11	COCOS NUCIFERA	MALAYAN DWARF		
1323	PALM 14	7	SABAL PALMETTO	SABAL PALM	NATIVE	
1324	PALM 10	7	SABAL PALMETTO	SABAL PALM	NATIVE	
1343	PALM 10	11	COCOS NUCIFERA	MALAYAN DWARF		
1344	PALM 10	9	COCOS NUCIFERA	MALAYAN DWARF		X
1345	PALM 8	8	COCOS NUCIFERA	MALAYAN DWARF		X
1346	PALM 11	12	COCOS NUCIFERA	MALAYAN DWARF		X
1347	PALM 9	9	COCOS NUCIFERA	MALAYAN DWARF		X
1348	PALM 8	7	SABAL PALMETTO	SABAL PALM	NATIVE	X
1349	PALM 9	11	COCOS NUCIFERA	MALAYAN DWARF		X
1350	PALM 16	13	COCOS NUCIFERA	MALAYAN DWARF		X
1351	PALM 12	8	SABAL PALMETTO	SABAL PALM	NATIVE	X
1352	PALM 12	13	COCOS NUCIFERA	MALAYAN DWARF		X
1353	PALM 9	12	COCOS NUCIFERA	MALAYAN DWARF		X
1354	PALM 8	6	SABAL PALMETTO	SABAL PALM	NATIVE	X
1355	PALM 8	9	COCOS NUCIFERA	MALAYAN DWARF		X
1356	PALM 11	7	COCOS NUCIFERA	MALAYAN DWARF		X
1359	PALM 10	10	COCOS NUCIFERA	MALAYAN DWARF		X
1360	PALM 13	7	SABAL PALMETTO	SABAL PALM	NATIVE	X
1361	PALM 6	7	VEITCHIA MONTGOMERYANA	MONT GOMERY PALM		X
1362	PALM 7	9	COCOS NUCIFERA	MALAYAN DWARF		X
1363	MISC 20	11	COCOLOBA UVIFERA	SEA GRAPE	NATIVE	X
1364	PALM 4	8	VEITCHIA MONTGOMERYANA	MONTGOMERY PALM		X
1365	PALM 4	7	VEITCHIA MONTGOMERYANA	MONTGOMERY PALM		X
1366	PALM 5	7	VEITCHIA MONTGOMERYANA	MONTGOMERY PALM		X
1367	PALM 4	7	VEITCHIA MONTGOMERYANA	MONTGOMERY PALM		X
1368	PALM 4	9	VEITCHIA MONTGOMERYANA	MONTGOMERY PALM		X
1369	PALM 11	12	COCOS NUCIFERA	MALAYAN DWARF		X
1370	PALM 11	7	SABAL PALMETTO	SABAL PALM	NATIVE	X
1371	OAK 8	10	LIGUSTRUM JAPONICUM	JAPANESE PRIVET		X
1372	OAK 12	24	COCOLOBA UVIFERA	SEA GRAPE	NATIVE	X
1373	PALM 11	7	SABAL PALMETTO	SABAL PALM	NATIVE	X
1374	PALM 9	10	COCOS NUCIFERA	MALAYAN DWARF		X
1375	PALM 8	9	COCOS NUCIFERA	MALAYAN DWARF		X
1376	PALM 15	13	COCOS NUCIFERA	MALAYAN DWARF		X
1377	PALM 10	10	COCOS NUCIFERA	MALAYAN DWARF		X
1378	PALM 11	12	RAVENALA MADAGASCARIENSIS	TRAVELLERS PALM		X
1379	PALM 7	8	RAVENALA MADAGASCARIENSIS	TRAVELLERS PALM		X
1380	PALM 8	10	RAVENALA MADAGASCARIENSIS	TRAVELLERS PALM		X
1381	PALM 7	4	COCOS NUCIFERA	MALAYAN DWARF		X
1382	PALM 9	8	COCOS NUCIFERA	MALAYAN DWARF		X
1383	PALM 10	9	COCOS NUCIFERA	MALAYAN DWARF		X
1384	PALM 10	10	COCOS NUCIFERA	MALAYAN DWARF		X
1385	PALM 9	11	COCOS NUCIFERA	MALAYAN DWARF		X
1386	PALM 9	9	COCOS NUCIFERA	MALAYAN DWARF		X
1387	PALM 8	11	COCOS NUCIFERA	MALAYAN DWARF		X
1388	PALM 8	10	COCOS NUCIFERA	MALAYAN DWARF		X
1389	MISC 16	18	COCOLOBA UVIFERA	SEA GRAPE	NATIVE	X
1390	PALM 10	7	COCOS NUCIFERA	MALAYAN DWARF		X
1393	PALM 9	6	COCOS NUCIFERA	MALAYAN DWARF		X
1394	PALM 11	5	SABAL PALMETTO	SABAL PALM	NATIVE	X
1395	PALM 9	6	SABAL PALMETTO	SABAL PALM	NATIVE	X
1396	PALM 12	6	COCOS NUCIFERA	MALAYAN DWARF		X
1397	PALM 9	8	COCOS NUCIFERA	MALAYAN DWARF		X
1398	PALM 12	7	COCOS NUCIFERA	MALAYAN DWARF		X
1399	PALM 12	8	COCOS NUCIFERA	MALAYAN DWARF		X
1400	PALM 11	6	SABAL PALMETTO	SABAL PALM	NATIVE	X
1401	PALM 13	6	SABAL PALMETTO	SABAL PALM	NATIVE	X
1402	PALM 10	9	COCOS NUCIFERA	MALAYAN DWARF		X
1403	PALM 13	9	COCOS NUCIFERA	MALAYAN DWARF		X
1404	PALM 11	8	COCOS NUCIFERA	MALAYAN DWARF		
1405	PALM 9	13	COCOS NUCIFERA	MALAYAN DWARF		X
1406	PALM 9	11	COCOS NUCIFERA	MALAYAN DWARF		X
1407	PALM 9	9	COCOS NUCIFERA	MALAYAN DWARF		X
1408	PALM 9	10	COCOS NUCIFERA	MALAYAN DWARF		X
1409	PALM 12	11	COCOS NUCIFERA	MALAYAN DWARF		
1410	PALM 9	12	COCOS NUCIFERA	MALAYAN DWARF		
1411	PALM 11	7	COCOS NUCIFERA	MALAYAN DWARF		
1412	PALM 10	9	COCOS NUCIFERA	MALAYAN DWARF		
1413	PALM 13	6	COCOS NUCIFERA	MALAYAN DWARF		
1414	PALM 11	5	COCOS NUCIFERA	MALAYAN DWARF		
1430	MISC 6	6	ROYSTONEA REGIA	ROYAL PALM	NATIVE	X
1431	PALM 21	11	ROYSTONEA REGIA	ROYAL PALM	NATIVE	X
1432	PALM 10	6	COCOS NUCIFERA	MALAYAN DWARF		X
1433	PALM 14	7	COCOS NUCIFERA	MALAYAN DWARF		X
1434	PALM 11	9	COCOS NUCIFERA	MALAYAN DWARF		X
1435	PALM 12	7	SABAL PALMETTO	SABAL PALM	NATIVE	X
1436	PALM 10	10	COCOS NUCIFERA	MALAYAN DWARF		
1437	PALM 13	7	SABAL PALMETTO	SABAL PALM	NATIVE	
1438	PALM 12	7	SABAL PALMETTO	SABAL PALM	NATIVE	
1446	PALM 9	7	SABAL PALMETTO	SABAL PALM	NATIVE	X
1447	PALM 12	6	SABAL PALMETTO	SABAL PALM	NATIVE	
1448	PALM 19	7	SABAL PALMETTO	SABAL PALM	NATIVE	X
1449	PALM 6	9	COCOS NUCIFERA	MALAYAN DWARF		X
1450	PALM 12	7	SABAL PALMETTO	SABAL PALM	NATIVE	X
1473	PALM 8	12	COCOS NUCIFERA	MALAYAN DWARF		X
1474	PALM 9	6	SABAL PALMETTO	SABAL PALM	NATIVE	X
1475	PALM 14	11	PHOENIX SYLVESTRIS	SILVER DATE PALM		
1510	PALM 5	4	RAVENALA MADAGASCARIENSIS	TRAVELLERS PALM		X
1511	PALM 7	3	COCOS NUCIFERA	MALAYAN DWARF		X
1543	PALM 11	7	SABAL PALMETTO	SABAL PALM	NATIVE	X
1544	PALM 10	6	RAVENALA MADAGASCARIENSIS	TRAVELLERS PALM		X
1545	PALM 10	6	RAVENALA MADAGASCARIENSIS	TRAVELLERS PALM		X
1546	PALM 10	5	RAVENALA MADAGASCARIENSIS	TRAVELLERS PALM		X
1547	PALM 10	10	RAVENALA MADAGASCARIENSIS	TRAVELLERS PALM		X

NUMBER OF TREES MAINTAINED				22
NUMBER OF TREES REMOVED				83
TOTAL NUMBER OF TREES				105



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MILESTONES

DATE	ISSUE
12/12/2024	IST SUBMIT.
01/27/2025	FINAL SUBMIT.
04/07/2025	REV. FINAL SUB.

REVISIONS

NO.	DATE	ISSUE

DRAWING TITLE:
F.E.C.

**TREE DISPOSITION
SCHEDULE**

PROJECT #:
22-525-FEC
DRAWN BY:
MU
CHECKED BY:
JN

DRAWING NO:
FEC L0-01



GENERAL LEGEND

--- LIMIT OF WORK (LOW)

TREE DISPOSITION LEGEND

- EXISTING PALM TO BE MAINTAINED
- EXISTING PALM TO BE REMOVED
- EXISTING CANOPY TREE TO BE MAINTAINED
- EXISTING CANOPY TREE TO BE REMOVED

STATE OF FLORIDA

HART H. HOWERTON

Exp. 11/30/2026

LA5666852

REGISTERED LANDSCAPE ARCHITECT

HART HOWERTON

NEW YORK, SAN FRANCISCO

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MILESTONES	
DATE	ISSUE
12/12/2024	1ST SUBMIT.
01/27/2025	FINAL SUBMIT.
04/07/2025	REV. FINAL SUB.

REVISIONS		
NO.	DATE	ISSUE

DRAWING TITLE:
F.E.C.
TREE DISPOSITION
PLAN

PROJECT #:
22-525-FEC
DRAWN BY:
MU
CHECKED BY:
JN

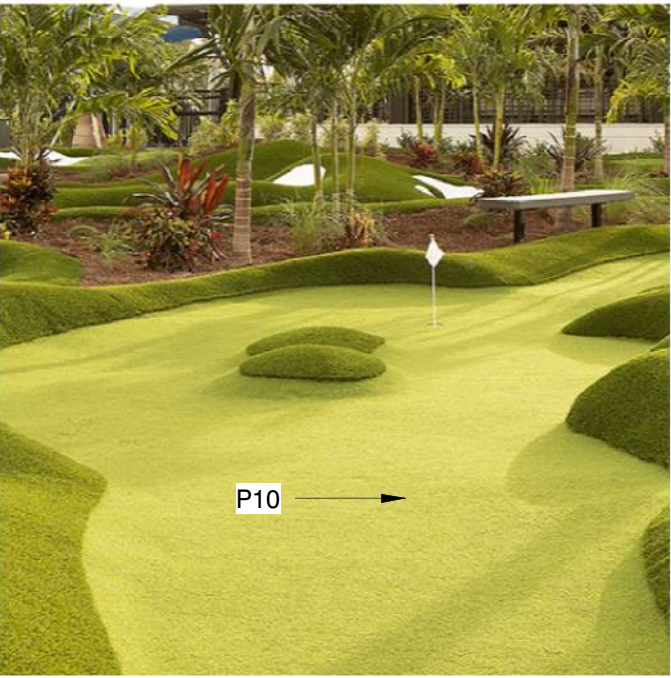
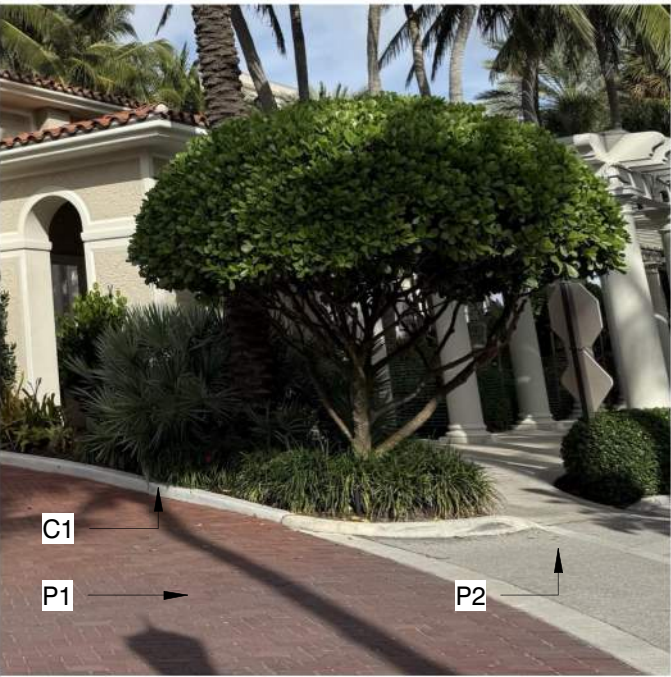
DRAWING NO:
FEC L0-02

CATEGORY	KEYNOTE	ITEM	MATERIAL	FINISH	NOTES
PAVING	P1	VEHICULAR PAVEMENT 1	BRICK	TO MATCH EXISTING	MAIN ACCESS ROADS
	P2	VEHICULAR PAVEMENT 2	ASPHALT	TO MATCH EXISTING	SERVICE AREAS
	P3	CART PATH	CONCRETE	TO MATCH EXISTING	RE-CONFIGURE GOLF CART TURN-AROUND
	P4	PEDESTRIAN PAVEMENT	JERUSALEM GREY GOLD LESTONE PAVER	SLIP RESISTANT	12"X24"; 6"X12"; 3"X6" @1.5" THICK, LINEAR PATTERN, OFFSET, MORTAR SET
	P5	STONE BRICK BORDER	JERUSALEM LESTONE BRICK PAVER	TUMBLED	2 3/4" X 7 7/8" X 2" DOUBLE ROW SOLDIER COURSE, MORTAR SET
	P6	ENTRY FOUNTAIN - PAVEMENT	JERUSALEM GREY GOLD (RECTILINEAR)	SLIP RESISTANT	18"X18" @1.5" THICK, DIAMON PATTERN, MORTAR SET
	P7	BOCCE + SHUFFLEBOARD - PAVEMENT	JERUSALEM GREY GOLD (RECTILINEAR)	SLIP RESISTANT	18"X18" @1.5" THICK, DIAMON PATTERN, MORTAR SET
	P8	SHUFFLEBOARD - COURT SURFACE	IPE DECK	IPE OIL FINISH	CONCEALED FASTENER SYSTEM; PIER SUPPORT SYSTEM 8" ABOVE FINISH GRADE. 'SHUFFLEBOARD - COURT LINES PAINTED WITH EPOXY PAINT
	P9	BOCCE - COURT SURFACE	CRUSHED SHELL AND DECOMPOSED GRANITE MIX	TAN	1-1/2 TO 3 INCH LAYER OF A BLENDED MIXTURE OF CRUSHED OYSTER SHELL AND DECOMPOSED GRANITE, ADD TOP COAT OF OYSTER FLOUR 1/4 to 1/2 LB/SF
	P10	MINI GOLF - TURF	SYNTHETIC PUTTING LAWN	GREEN	PUTTING SURFACE:3/8" HEIGHT PILE FRINGE LAWN, 1-3/8" HEIGHT PILE
	P11	PLAYGROUND - SURFACE	POUR IN PLACE RUBBER PLAY SURFACE	BLUE & TAN TONES	80% FLAT PLAY SURFACE AND 20% MOUNDED PLAY SURFACE
	P12	BASKETBALL - SURFACE	POUR IN PLACE RUBBER PLAY SURFACE	DARK BLUE	COURT WITH PAINTED LINES
	P13	SIDEWALK	CONCRETE	EXPOSED TABBY	MATCH EXISTING

WALLS AND CURBS	C1	CONCRETE CURB	POUR IN PLACE CONCRETE	TO MATCH EXISTING	ALONG BOH/ PARKING/ RECONFIGURED ACCESS ROAD
	C2	MOUNTABLE CURB	POUR IN PLACE CONCRETE	TO MATCH EXISTING	PARKING/ RECONFIGURED ACCESS ROAD
	C3	BOCCE - COURT BORDER	CONCRETE CURB WITH IPE VENEER	IPE VENEER	RAISED BOCCE CURB EDGE WITH RECESSED LIGHTING AND ADA ACCESS
	C4	SHUFFLEBOARD - RAISED EDGE	CONCRETE CURB WITH CORAL STONE VENEER	BRUSHED	RAISED EDGE
	C5	BOCCE + SHUFFLEBOARD - FLUSH EDGE	CONCRETE CURB WITH CORAL STONE VENEER	BRUSHED	FLUSH EDGE
	C6	UMBRELLA MOUNT			PAVERS ON TOP OF FOUNDATION MOUNT WITH SLEEVE
	W1	PLAYGROUND - SEAT WALL	POUR IN PLACE CONCRETE SEAT WALL WITH MOSAIC TILE	CERAMIC AND PORCELAIN MOSAIC MATTE FINISH	"UNDER THE SEA" THEME MOSAIC TILE SEATING BENCH ON ALL SIDES

GATES & FENCES	G1	SITE SECURITY GATE	6' ALUMINUM FENCE GATE	POWDER COATED DARK BRONZE	VERTICAL PICKET SYSTEM
	G2	PLAYGROUND GATE	4' DECORATIVE GATE	POWDER COATED DARK BRONZE	VERTICAL PICKET SYSTEM
	F1	GOLF SAFETY NET	35' SAFETY NETTING WITH METAL SUPPORT POSTS	TO MATCH EXISTING	
	F2	SITE SECURITY FENCE	6' ALUMINUM FENCE	POWDER COATED DARK BRONZE	VERTICAL PICKETS AND ALLOW PLANTS TO GROW THROUGH AND SCREEN THE FENCE
	F3	PLAYGROUND FENCE	4' ALUMINUM FENCE	POWDER COATED DARK BRONZE	VERTICAL PICKETS AND ALLOW PLANTS TO GROW THROUGH AND SCREEN THE FENCE

MISC. SITE ELEMENTS	A1	TRENCH DRAIN	ALUMINUM	BRONZE AGED	
	A2	AREA DRAIN	ALUMINUM	BRONZE AGED	
	A3	ENTRY FOUNTAIN	CORAL STONE 'CALYPSO CORAL', TILE FINISH INSIDE BASIN	NATURAL FINISH	
	A4	TERRACE FOUNTAIN	CAST STONE, TILE FINISH INSIDE BASIN	NATURAL FINISH	
	A5	MINI-GOLF FOUNTAIN	OOLITE STONE	NATURAL FINISH	
	A6	SHUFFLEBOARD FOUNTAIN	CAST STONE	AGED LIMESTONE	ANDALUSIA FOUNTAIN BY CAMPANIA
	A7	BENCH	CAST STONE	AGED LIMESTONE	PROVENCAL BENCH BY CAMPANIA
	A8	PLANTERS	PLANTER TYPES: (5) CAST STONE LINEAR PLANTERS 24" HEIGHT, 18" DEPTH @ 6' L (2) VERSAILLES PLANTERS : 26½" SQ., 31½"HT (4) ST. JAMES URN, SMALL 14.25" DIAM. X 15.5"HT (18) ST. JAMES URN, LARGE 24" DIAM. X 15.5" HT	CAST STONE	LINEAR PLANTERS INCLUDE 6' X 8'HT TRELLIS AND IRRIGATION; LOCATED EAST SIDE FACE OF FEC ALONG PARKING
	A9	BASKETBALL - BASKETBALL HOOP	STEEL POST, STANDARD BACKBOARD/ HOOP	POWDER COATED DARK BRONZE	2 BASKETBALL HOOPS
	A10	MINI GOLF - BREAKERS REPLICA BUILDING	COMPOSITE	PAINTED TO MATCH	MODEL REPLICA OF BREAKERS HOTEL
	A11	TOPIARIES	(1 QTY.) OCTOPUS - 12' HEIGHT WITH 15' TO 20' TENTACLES (6 QTY.) JELLY FISH @ 3' ROUND WITH 8' TO 10' LONG TENTACLES (9 QTY.) TROPICAL FISH @ 5' LONG , 2' WIDE AND 3' TALL (2 QTY.) SPHERE @ 3' HEIGHT	REINFORCED WIRE MESH FRAME	PRE GROWN PLANTS ON WIRE MESH FRAME TOPIARY
	A12	SIGNAGE	COMPOSITE	TBD	
	A13	PLAYGROUND EQUIPMENT	COMPOSITE	TBD	SAILBOAT IS A CLIMBABLE/ INTERACTIVE PLAY STRUCTURE WITH CLIMBABLE PLAY STRUCTURES PER PLAYGROUND SAFETY STANDARDS & REQUIREMENTS
	A14	BIKE RACK	METAL BIKE RACK	POWDER COATED DARK BRONZE	24" DIAMETER CIRCULAR TUBE BIKE RACK



FINAL SUBMITTAL REVISED

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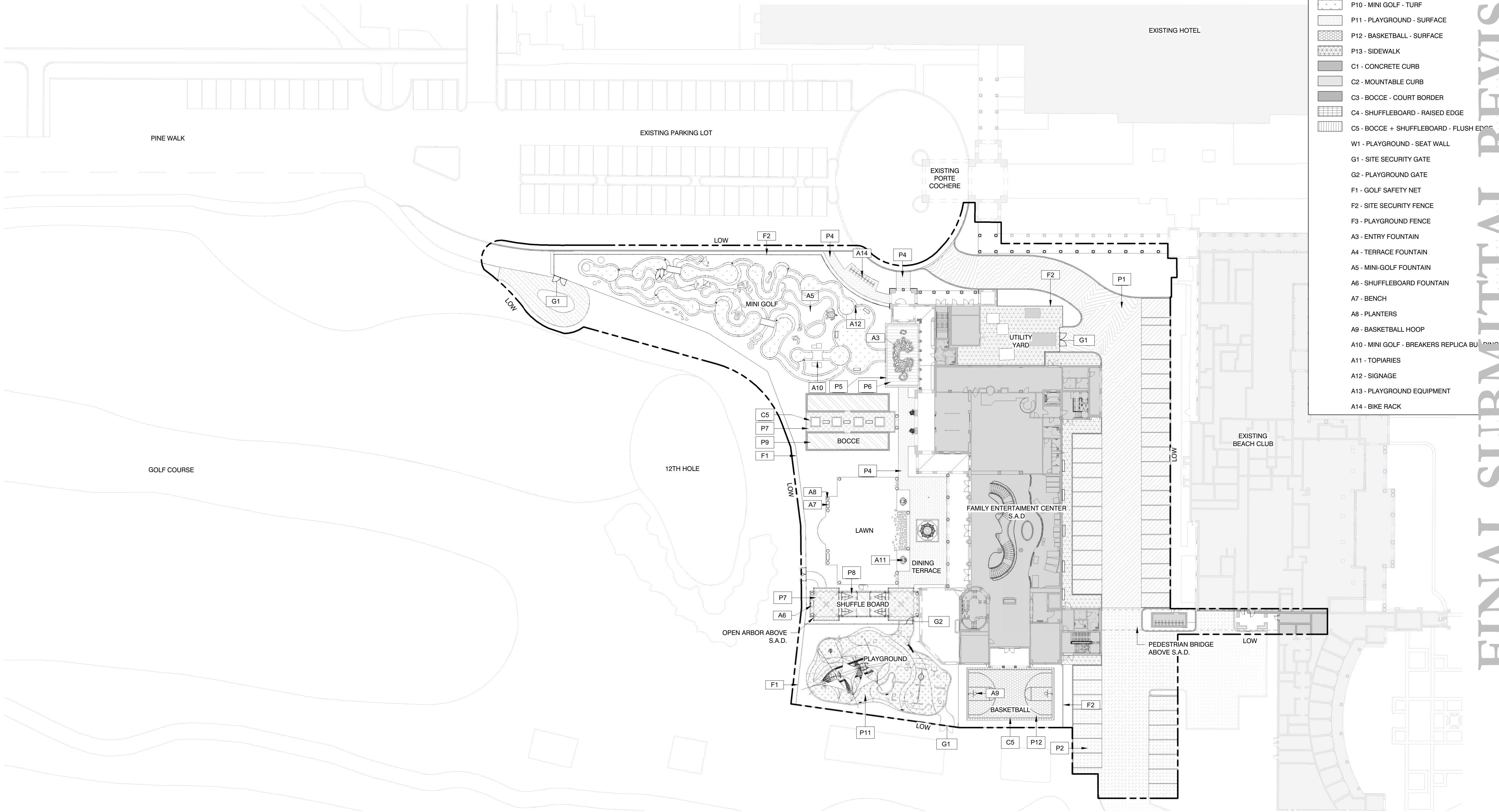
MILESTONES	
DATE	ISSUE
12/12/2024	1ST SUBMIT.
01/27/2025	FINAL SUBMIT.
04/07/2025	REV. FINAL SUB.

REVISIONS		
NO.	DATE	ISSUE

DRAWING TITLE:
F.E.C.
MATERIAL
SCHEDULE

PROJECT #:
22-525-FEC
DRAWN BY:
MU
CHECKED BY:
JN

DRAWING NO:
FEC L1-00



GENERAL LEGEND

--- LIMIT OF WORK (LOW)

MATERIAL LEGEND

- P1 - VEHICULAR PAVEMENT 1
- P2 - VEHICULAR PAVEMENT 2
- P3 - CART PATH
- P4 - PEDESTRIAN PAVEMENT
- P5 - STONE BRICK BORDER
- P6 - ENTRY FOUNTAIN - PAVEMENT
- P7 - BOCCÉ + SHUFFLEBOARD - PAVEMENT
- P8 - SHUFFLEBOARD - COURT SURFACE
- P9 - BOCCÉ - COURT SURFACE
- P10 - MINI GOLF - TURF
- P11 - PLAYGROUND - SURFACE
- P12 - BASKETBALL - SURFACE
- P13 - SIDEWALK
- C1 - CONCRETE CURB
- C2 - MOUNTABLE CURB
- C3 - BOCCÉ - COURT BORDER
- C4 - SHUFFLEBOARD - RAISED EDGE
- C5 - BOCCÉ + SHUFFLEBOARD - FLUSH EDGE
- W1 - PLAYGROUND - SEAT WALL
- G1 - SITE SECURITY GATE
- G2 - PLAYGROUND GATE
- F1 - GOLF SAFETY NET
- F2 - SITE SECURITY FENCE
- F3 - PLAYGROUND FENCE
- A3 - ENTRY FOUNTAIN
- A4 - TERRACE FOUNTAIN
- A5 - MINI-GOLF FOUNTAIN
- A6 - SHUFFLEBOARD FOUNTAIN
- A7 - BENCH
- A8 - PLANTERS
- A9 - BASKETBALL HOOP
- A10 - MINI GOLF - BREAKERS REPLICA BUILDING
- A11 - TOPIARIES
- A12 - SIGNAGE
- A13 - PLAYGROUND EQUIPMENT
- A14 - BIKE RACK



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REVISIONS		
NO.	DATE	ISSUE

DRAWING TITLE:
F.E.C.
MATERIAL PLAN

PROJECT #:
22-525-FEC
DRAWN BY:
MU
CHECKED BY:
JN

DRAWING NO:
FEC L1-01

CATEGORY	CODE	QUANTITY	BOTANICAL NAME	COMMON NAME	SIZE	NATIVE
TREES	CP	70	Cusia Rosea	Pitch Apple	13ft HT, 4ft Spr, Full, Heavy, low branch	FLORIDA NATIVE
	LL	2	Lysiloma latsiliquum	Wild Tamarind	3in Cal, 12-16ft HT, 6ft. Spr.	FLORIDA NATIVE
	SG	2	Simarouba glauca	Paradise Tree	3-4in Cal, 16-18ft HT, 8-10ft Spr.	FLORIDA NATIVE
	CU	11	Coccoloba uvifera	Sea Grape	Multi, 8-12ft HT, Character Trees,	FLORIDA NATIVE
	GS	2	Guaiacum sanctum	Lignum-vitae	7-10ft HT, 5-6ft Spr.	FLORIDA NATIVE
	BS	3	Bursera simaruba	Gumbo limbo	3-3.5in Cal, 14ft HT, 5-6ft Spr	FLORIDA NATIVE
	CW	3	Canela winterana	Cinnamon bark	Single Leader,2-2.5in Cal, 10-12ft HT, 6ft Spr.	FLORIDA NATIVE
	SM	3	Swietenia Mahogoni	Mahogany	Single Leader, 4-5in Cal, 16-18ft, 10FT Spr	FLORIDA NATIVE
	PLP	11	Polyalthia longifolia pendula	Mast Tree	30% 8ft HT, 30% 15ft HT, 30% 20ft HT., Full Low Branch, Upright	NON-NATIVE
	FL	11	Ficus lyrata	Fiddle Leaf Fig	50% 8ft HT, 50% 12ft HT, Full, Low Branch, Upright	NON-NATIVE
	PF	4	Plumeria Spp.	Frangipani	3in Cal, 12-16ft HT, 6ft. Spr., White	NON-NATIVE
	PU	4	Pandanus utilis	Screw Pine	Multi, 8-12ft HT, Character Trees	NON-NATIVE
	YY	14	Cananga odorata	Ylang-YlangTree	3.5in cal., 15ft HT, Full, Low Branched	NON-NATIVE

PALMS	AW	6	Acoelornaphae wrightii	Paurotis/Everglade Palm	Multi, 15ft -20ft HT, 10ft- 15ft Spr.	FLORIDA NATIVE
	RR	24	Roystonesa regia	Royal Palm	(50%)20-25ft GW, (50%) 25-30ft GW,	FLORIDA NATIVE
	PS	6	Pseudophoenix sargentii	buccaneer palm	(50%)Single, 6-8ft HT., (50%) Single, 10-12ft HT	FLORIDA NATIVE
	CA	42	Coccothrinax argentata	Florida silver palm	(50%) Single, 4ft., (50%) Single, 8ft.	FLORIDA NATIVE
	SR	10	Serenoca repens	Saw palmetto	Vary Heights, 3-5ft HT, 3-5ft Spr, full heavy	FLORIDA NATIVE
	TR	38	Thrinax radiata	Florida Thatch Palm	Vary Heights, 6-12ft HT, (50%) Single (50%) Double	FLORIDA NATIVE
	PD	16	Phoenix dactylifera 'Medjool'	Medjool Date Palm	Florida Fancy, 15' CT, Diamond Cut, Matching	NON-NATIVE
	PC	2	Phoenix canariensis	Canary Island Date Palm	Florida Fancy, 15' CT, Diamond Cut, Matching	NON-NATIVE
	VA	21	Veitchia merrillii	Christmas Palm	(30%) Single, 15ft-20ft CT, (30%) , Double, 15ft-20ft CT (40%) Triple, 15ft- .20ft CT	NON-NATIVE
	LN	9	Livistona nitida	Camaron Fan Palm	(50%) 10ft CT (50%) 15ft CT	NON-NATIVE
	LD	42	Livistona decora	Ribbon Fan Palm	(50%) 10ft CT (50%) 15ft CT	NON-NATIVE

HEDGE A	PM	149	Podocarpus macrophyllus	Yew Podocarpus	8ft HT, Full, Heavy, low branch , 12' HT at Basketball Court	NON-NATIVE
HEDGE B	CI	159	Canela Winterana	Wild Cinnamon Bark	10ft HT, 4ft Spr., Full, Heavy, low branch	FLORIDA NATIVE
HEDGE C	FM	131	Ficus microcarpa 'Green Island'	Green Island Ficus	2ft HT, 2ft Spr., Full, ov branch	NON-NATIVE
HEDGE D	CHR	477	Chrysobalanus icaco 'horizontal'	Horizontal Cocoplum	18" HT, 2' Spr, Full, Low	FLORIDA NATIVE

GRASS		4490 SF	Seashore Paspalum Grass	Seashore Paspalum Grass	SOD FORM	FLORIDA NATIVE
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VINE	VA	15	Bougainvillea 'New River'	Bougainvillea 'New River'	Trellis, 10ft HT., Low Branch, Full	NON-NATIVE
		15	Trachelospermum	Confederate Jasmin	10ft HT, 2-2.5ft Spr, Low Branch, Multi, on Trellis	NON-NATIVE
		10	Passiflora suberosa	Corky-stem Passion Vine	6ft HT, 2ft Spr, Low Branch, Multi, on Trellis	FLORIDA NATIVE
		16	Jacquemontia pentanthos Skyblue Cluster Vine	Skyblue Cluster Vine	6ft HT, 2ft Spr, Low Branch, Multi, on Trellis	FLORIDA NATIVE

TOPIARIES			Mixed Plant Material	Mixed Plant Material	(1) SEA TURTLE - 9' X 8'-9" X 2-7" HT; (2) DOLPHIN - 9' X 6'-4" X 10'-7" HT; (1) WHALE - 9'-4" X 6' X 14'-3" HT;(1) OCTOPUS -12' X 10'-9" X 7' HT; (3) JELLYFISH -5' X 5' X 6-7" HT;(2) CLOWNFISH -8' X 1'-4" X 4' HT; (3) MANTA RAY -7'-1" X 7'-6" X 1'-8" HT; (2) TROPICAL FISH -12' X 4'-11" X 7'-9" HT; (2) SPHERE @ 3' DIA.	NON-NATIVE
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GROUNDCOVER A		1817	Phyla nodiflora	Frogfruit	1 gal.	FLORIDA NATIVE
GROUNDCOVER B		635	Evolvulus glomeratus	Blue Daze	1 gal.	NON-NATIVE

SHRUB A		150	(50 plants) Agapanthus africanus	African Lily	18" HT., 18" Spr., Full, Blue	NON-NATIVE
			(100 plants) 'Zamia integrifolia	Coontie	Vary Heights, 2ft HT, 2-3ft Spr, full heavy	FLORIDA NATIVE

SHRUB B		280	(180 plants) 'Nephrolepis biserrata 'macho'	Macho Fern	Vary Heights, 2-4ft HT, 2-3ft Spr, full heavy	FLORIDA NATIVE
			(100 plants) 'Zamia integrifolia	Coontie	Vary Heights, 2ft HT, 2-3ft Spr, full heavy	FLORIDA NATIVE

SHRUB C		288	'Strelitzia nicolai	White Bird of Paradise	10' TO 12' HT, Multi, 4-6ft Spr, Upright	NON-NATIVE
			Heliconia Varieties	Heliconia Varieties	(50%) Heliconia pittacorum 'Lady Di' 4' ht (50%) Heliconia pittacorum 'Nelson Mandela' 4' ht	NON-NATIVE
			Philodendron Varieties	Philodendron Varieties	(3) Different Varieties, 2ft - 6ft HT, Full	NON-NATIVE
			Alocasia Varieties	Alocasia Varieties	(3) Different Varieties, 2ft - 6ft HT, Full	NON-NATIVE

SHRUB D		160	Cordylina Varieties	Cordylina Varieties	10' TO 12' HT, Florida Fancy, Multi, 4-6ft Spr, Upright	NON-NATIVE
			Agave Varieties	Agave Varieties	(50%) 4ft HT, 3ft Spr, (30%) 2ft HT, 2ft Spr, (20%) 1ft HT, 1ft Spr	NON-NATIVE
			Dracaena Varieties	Dracaena Varieties	(3) Different Varieties, 2ft - 6ft HT, Full	NON-NATIVE
			Alocasia Varieties	Alocasia Varieties	(3) Different Varieties, 2ft - 6ft HT, Full	NON-NATIVE
			Aechmea Varieties	Bromeliad Varieties	(50%) 3ft HT, 3ft Spr, (30%) 2ft HT, 2ft Spr, (20%) 1ft HT, 1ft Spr	NON-NATIVE
			Dioon edule	Mexican Fern Palm	36" HT, 36" Spr.	NON-NATIVE

SHRUB E		220	Strelitzia nicolai	White Bird of Paradise	10' TO 12' HT, Multi, 4-6ft Spr, Upright	NON-NATIVE
			Heliconia Varieties	Heliconia Varieties	(50%) Heliconia caribaea 4ft- 6ft HT (50%) Heliconia Rio Nights 4ft-6ft HT	NON-NATIVE
			Philodendron Varieties	Philodendron Varieties	(3) Different Varieties, 2ft - 6ft HT, Full	NON-NATIVE
			Alocasia Varieties	Alocasia Varieties	(3) Different Varieties, 2ft - 6ft HT, Full	NON-NATIVE

SHRUB F		250	Chrysobalanus icaco 'horizontal'	Horizontal Cocoplum	2ft. HT, 2-3ft spr, full, low branched	FLORIDA NATIVE
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SHRUB G		170	Nephrolepis biserrata 'macho'	Macho Fern	Vary Heights, 2-4ft HT, 2-3ft Spr, full heavy	FLORIDA NATIVE
			Zamia integrifolia	Coontie	Vary Heights, 2ft HT, 2-3ft Spr, full heavy	FLORIDA NATIVE
			Psychotria nervosa	Wild Coffee	4ft HT, 3ft Spr, Full	FLORIDA NATIVE
			Hamelia patens var. Patens	Firebush	4ft HT, 3ft Spr, Full	FLORIDA NATIVE



Town of Palm Beach

Planning Zoning and Building

360 S County Rd

Palm Beach, FL 33480

www.townofpalmbeach.com

Line #	Landscape Legend			
1	Property Address:	1 S COUNTY RD, PALM BEACH, FL 33480		
2	Lot Area (sq. ft.):	BREAKERS PUD AREA: +/- 5,833,991 SF (PROJECT LIMIT OF WORK: 84,425 SF)		
3		REQUIRED	EXISTING	PROPOSED
4	Landscape Open Space (LOS) (Sq Ft and %)	N/A	N/A	N/A
5	LOS to be altered (Sq Ft and %)	N/A	N/A	N/A
6	Perimeter LOS (Sq Ft and %)	N/A	N/A	N/A
7	Front Yard LOS (Sq Ft and %)	N/A	N/A	N/A
8	Native Trees %	30% (number of trees)	25% (26 native of 105)	62%(222 native of 356)
9	Native Shrubs & Vines %	30% (number of shrubs & vines)	N/A	59%(1462 native of 2490)
10	Native Groundcover %	30% (groundcover area)	N/A	74%(1817 native of 2452)

To determine qualifying native vegetation use either:

[the Institute for Regional Conservation Natives for Your Neighborhood FL Statewide Plant List](#)

OR

[the Florida Native Plant Society Native Plants for Your Area List](#)

Note: Modificaion of >50% of existing landscape/greenscape are subject to minimum native plant requirements and must submit a landscape and irrigation plan for review.

This table shall be included on the landscape species Index sheet as prepared by a licensed landscape architect and landscape openspace data shall be incorporated on to corresponding zoning legend.

See Ord. 003-2023

REV BF 20230727

*NOTES:

-- 'EXISTING LANDSCAPE AREA' AND ' PROPOSED LANDSCAPE AREA' WITHIN THE PROJECT LIMIT OF WORK ARE LISTED IN LINE 4 ABOVE.

-- PREVIOUSLY THE ENTIRE 'PROJECT LIMIT OF WORK AREA' HAS BEEN CONSIDERED AS PART OF THE 'BREAKERS PUD' IN CALCULATIONS OF 'OPEN SPACE' FOR THE OVERALL PUD PROPERTY. ON THIS BASIS, NO CHANGE IN 'OPEN SPACE' IS PROPOSED IN THIS APPLICATION FOR THE OVERALL PUD PROPERTY.



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THE BREAKERS

PALM BEACH

1 S COUNTY RD

PALM BEACH, FLORIDA 33480

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SCALE: 12" = 1'-0"

NOTE: DO NOT SCALE DRAWINGS. USE FIELD DIMENSIONS ONLY, OR MAKE CLARIFICATION FROM ARCHITECT FOR MEASUREMENTS THAT ARE NOT INDICATED.

MILESTONES

DATE	ISSUE
12/12/2024	1ST SUBMIT.
01/27/2025	FINAL SUBMIT.
04/07/2025	REV. FINAL SUB.

REVISIONS

NO.	DATE	ISSUE
1	04/07/20	PBPF COMMENTS

DRAWING TITLE:

F.E.C.

PLANTING
SCHEDULE &
LANDSCAPE
LEGEND

PROJECT #:
22-525-FEC
DRAWN BY:
MU
CHECKED BY:
JN

DRAWING NO:

FEC L6-00

Plant selections revised 2/21/2025 based on suggestions received from the 'Palm Beach Preservation Foundation'



— — — — — LIMIT OF WORK (LOW)

 EXISTING PALM TREE

 EXISTING CANOPY TREE

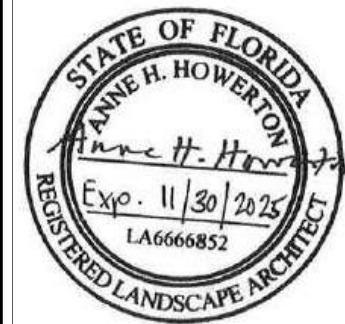
Plant selections revised 2/21/2025 based on suggestions received from the 'Palm Beach Preservation Foundation'

EXISTING HOTEL

EXISTING
BEACH CLUB

PEDESTRIAN BRIDGE
OVER S.A.D.

OVE S.A.D.

$$1'' = 30'-0''$$


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1 S COUNTY RD

PALM BEACH, FLORIDA 33480

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MILESTONES

DATE	ISSUE
12/12/2024	1ST SUBMIT
01/27/2025	FINAL SUBMI
04/07/2025	REV. FINAL S

REVISIONS

NO.	DATE	ISSUE
1	04/07/2025	PBPF COMMENTS

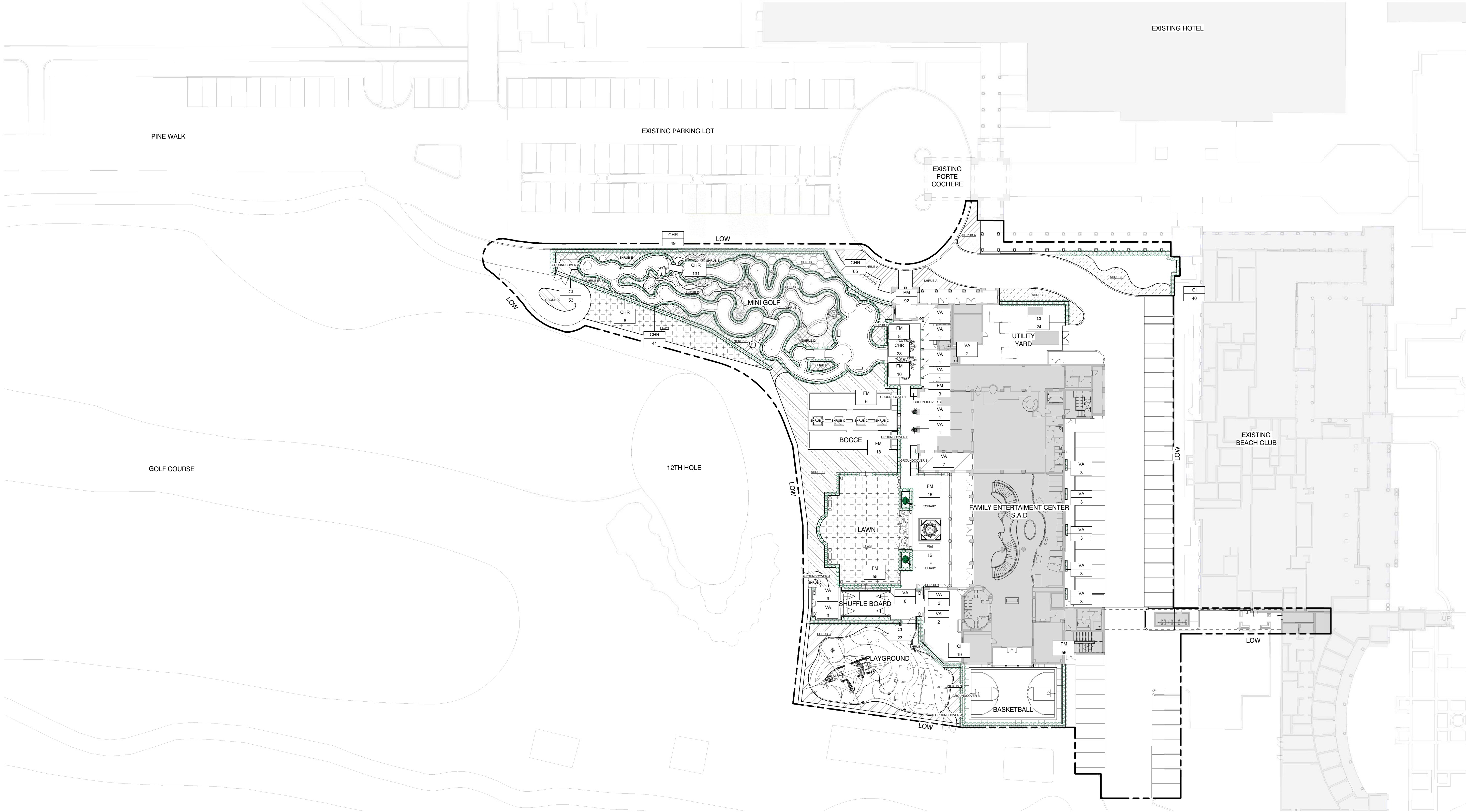
DRAWING TITLE:
F.E.C.

TREE AND PALM PLAN

PROJECT #:
22-525-FEC
DRAWN BY:
MU
CHECKED BY:
JN

DRAWING NO:

FEC L6-01



GENERAL LEGEND

--- LIMIT OF WORK (LOW)

Plant selections revised 2/21/2025 based on suggestions received from the Palm Beach Preservation Foundation



FINAL SUBMITTAL REVISED

STATE OF FLORIDA
HART HOWERTON
Landscape Architect
No. 113012025
LA566852

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PALM BEACH
1 S COUNTY RD
PALM BEACH, FLORIDA 33480

DRAWING TITLE:
F.E.C.
SHRUB AND
GROUND COVER
PLAN

PROJECT #:
22-525-FEC
DRAWN BY:
MU
CHECKED BY:
JN
DRAWING NO:
FEC L6-02

MILESTONES		
DATE	ISSUE	
12/12/2024	1ST SUBMIT	
01/27/2025	FINAL SUBMIT	
04/07/2025	REV. FINAL SUB	

REVISIONS		
NO.	DATE	ISSUE
1	04/07/2025	PBPF COMMENTS

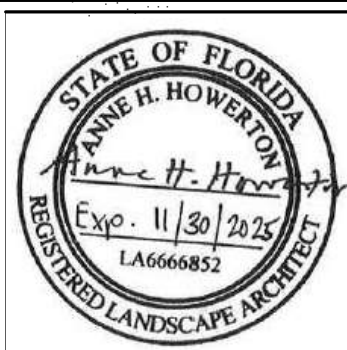


GENERAL LEGEND

- TRACT LINE
- LIMIT OF WORK (LOW)
- COSTAL CONSTRUCTION CONTROL LINE (CCCL)

TREE & PALM LEGEND

- STRUCTURES (20,159 SF)
- HARDSCAPE (40,839 SF)
- GREENSPACE (21,876 SF)
- WATER FEATURES (1,216 SF)



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PALM BEACH, FLORIDA 33480**

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MILESTONES	
DATE	ISSUE
12/12/2024	1ST SUBMIT.
01/27/2025	FINAL SUBMIT.
04/07/2025	REV. FINAL SUB.

REVISIONS		
NO.	DATE	ISSUE

DRAWING TITLE:
F.E.C.
OPEN SPACE
DIAGRAM

PROJECT #:
22-525-FEC
DRAWN BY:
MU
CHECKED BY:
JN

DRAWING NO:
FEC L8-01