

NEW BEACH CABANA
POHRER RESIDENCE
1356 NORTH OCEAN BOULEVARD PALM BEACH, FLORIDA

SMITH AND MOORE ARCHITECTS, INC.
• 1500 SOUTH OLIVE AVENUE WEST PALM BEACH, FLORIDA 33401 • TEL (561) 835-1888 FAX (561) 832-7015 •

FLORIDA AAC
NO. 001285

HAROLD J. SMITH
REGISTERED ARCHITECT 8742

JONATHAN C. MOORE
REGISTERED ARCHITECT 13541

PETER G. PAPADOPOULOS
REGISTERED ARCHITECT 92952

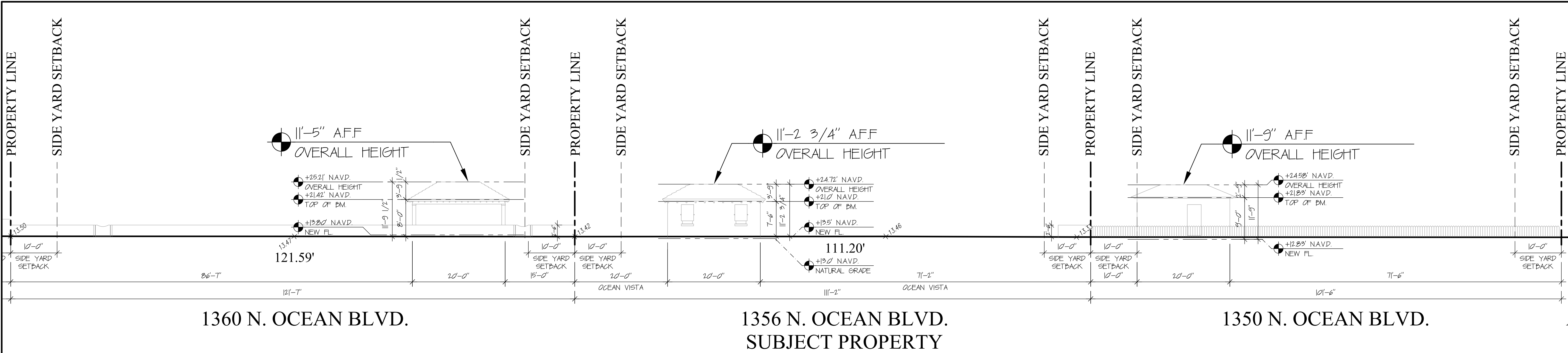
DANIEL KAHAN
REGISTERED ARCHITECT 94757

PRE-APP SUBMITTAL 2022-04-25
FIRST SUBMITTAL 2022-05-09
FINAL SUBMITTAL 2022-05-31
FINAL DROP OFF 2022-06-08
FINAL DROP OFF 2022-09-12

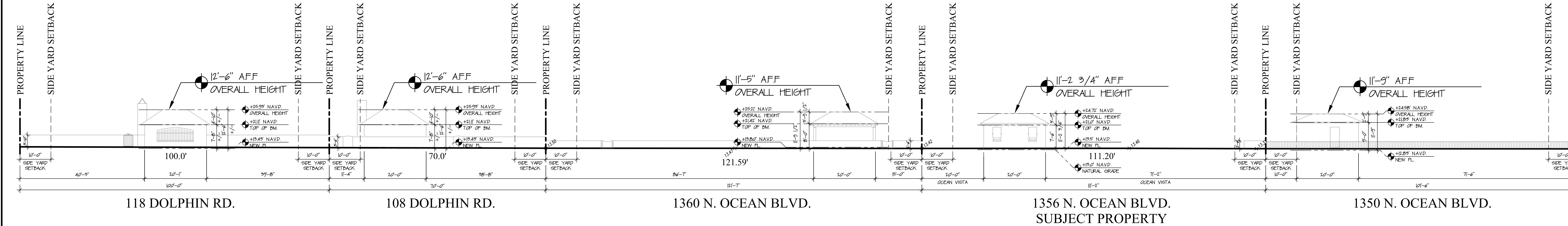
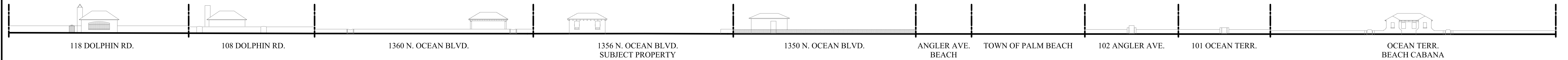
NO: -
DWG. BY: PGP
SHEET:

SV-4a

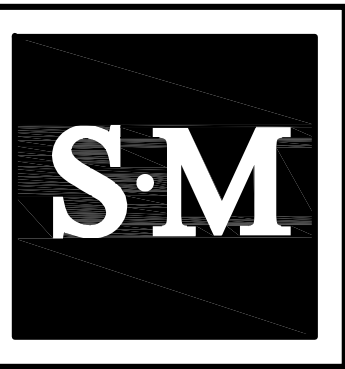
ZON + 22 - 093
ARCOM # ARC - 22 - 143



PROPOSED STREETSCAPE - ADJACENT PROPERTIES
NOT TO SCALE



PROPOSED STREETSCAPE - OVERVIEW
NOT TO SCALE

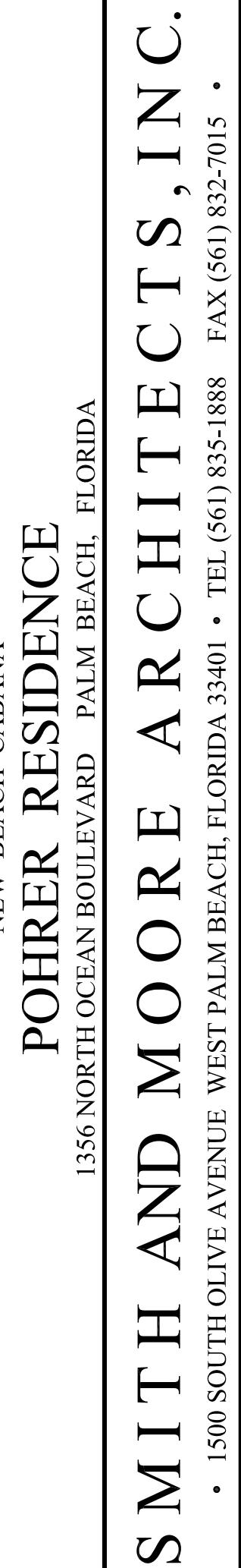


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FINAL DROP OFF 2022-09-12

NO: -
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SHEET:
SV-4b

ZON - 22 - 093
ARCOM # ARC - 22 - 143



POHRER RESIDENCE
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FLORIDA AAC

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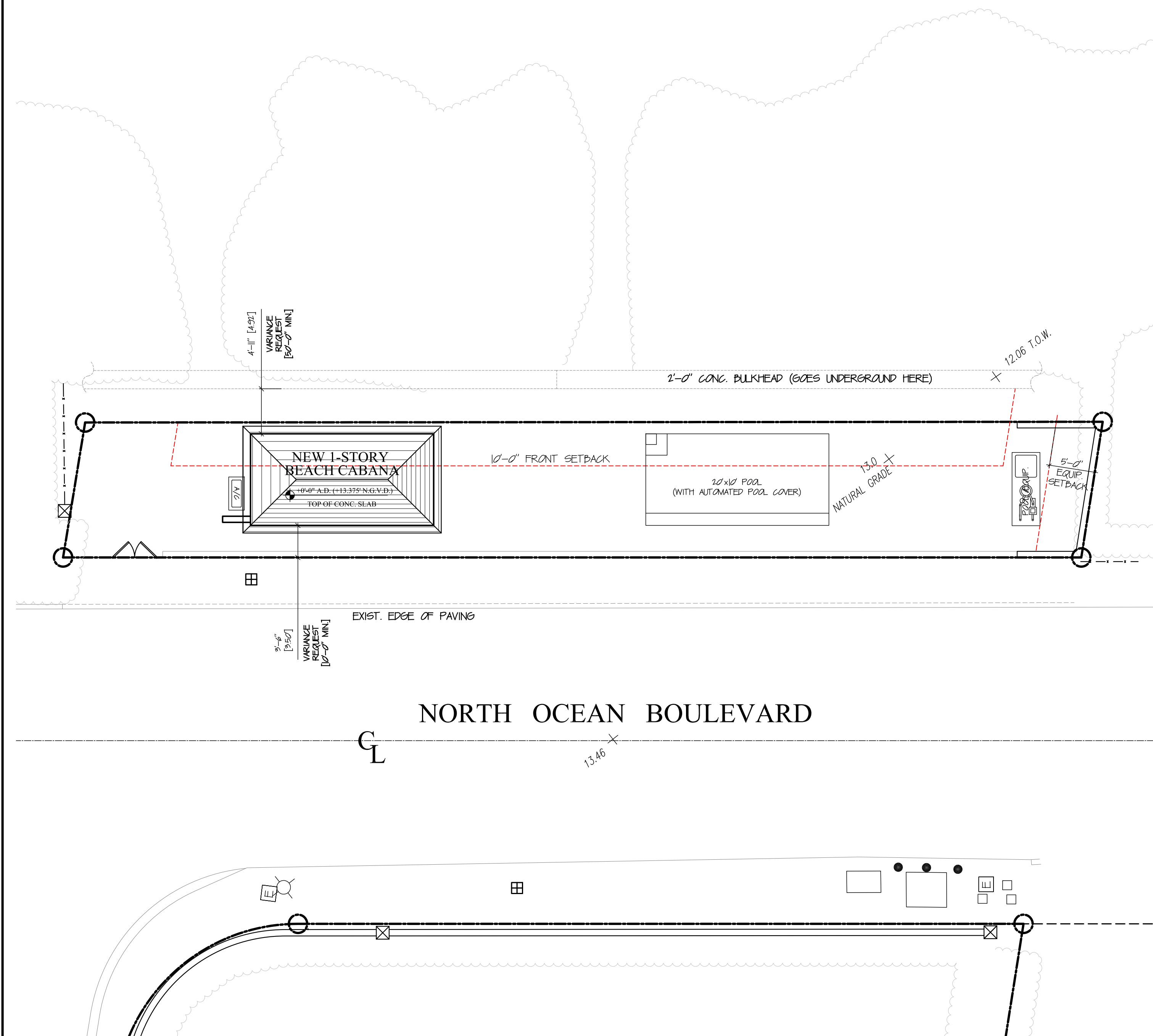
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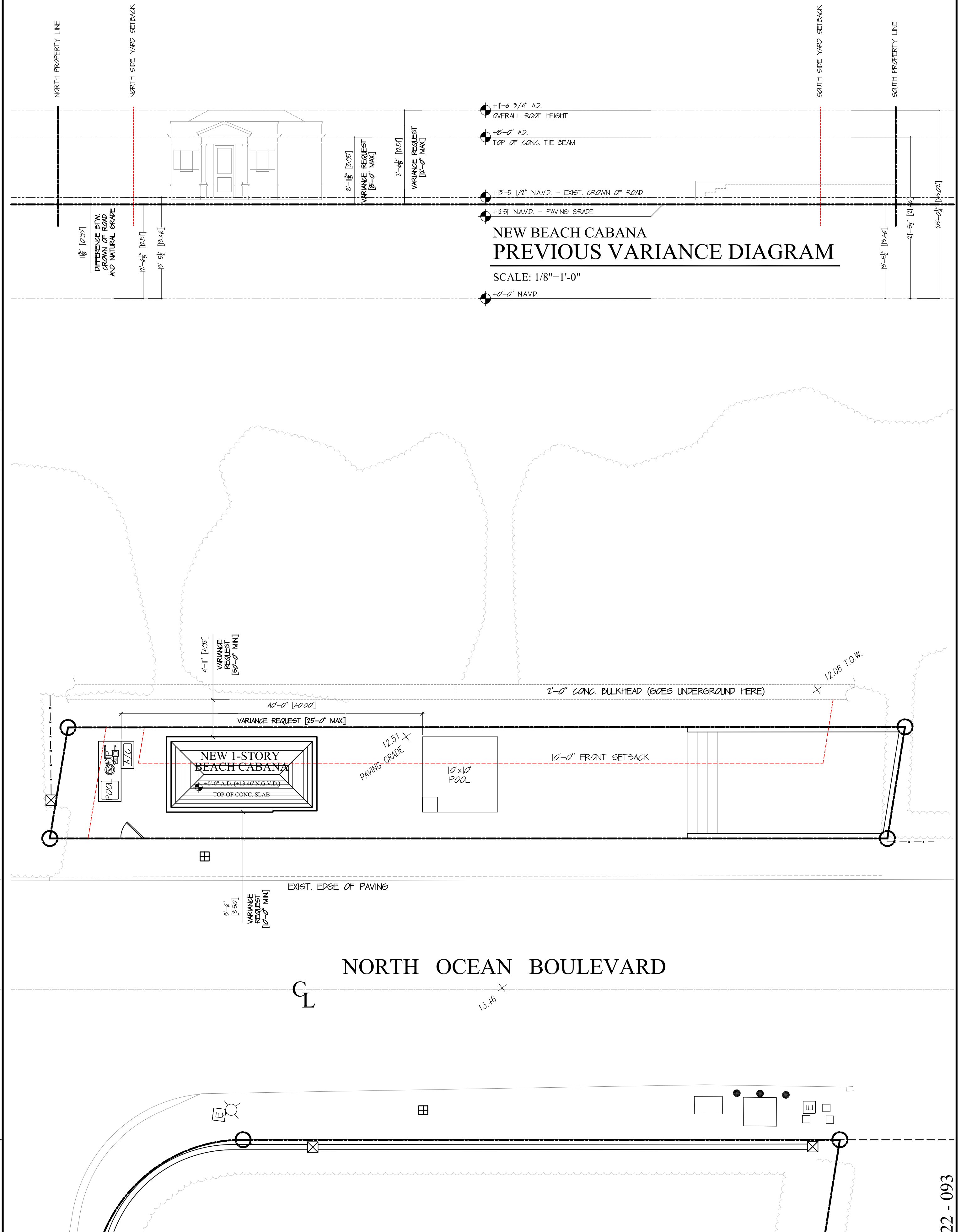
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ST SUBMITTAL	2022-05-09
AL SUBMITTAL	2022-05-31
AL DROP OFF	2022-06-08
AL DROP OFF	2022-09-12

WG. BY: PGP
HEET:

SP-4



 **PROPOSED SITE PLAN - VARIANCE DIAGRAM**
SCALE: 1/8"=1'-0"

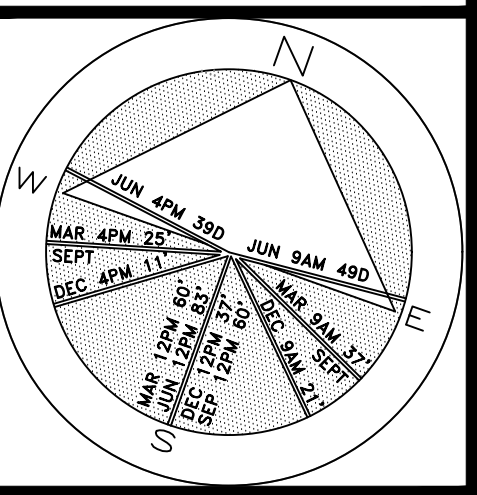


 PREVIOUS SITE PLAN - VARIANCE DIAGRAM

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

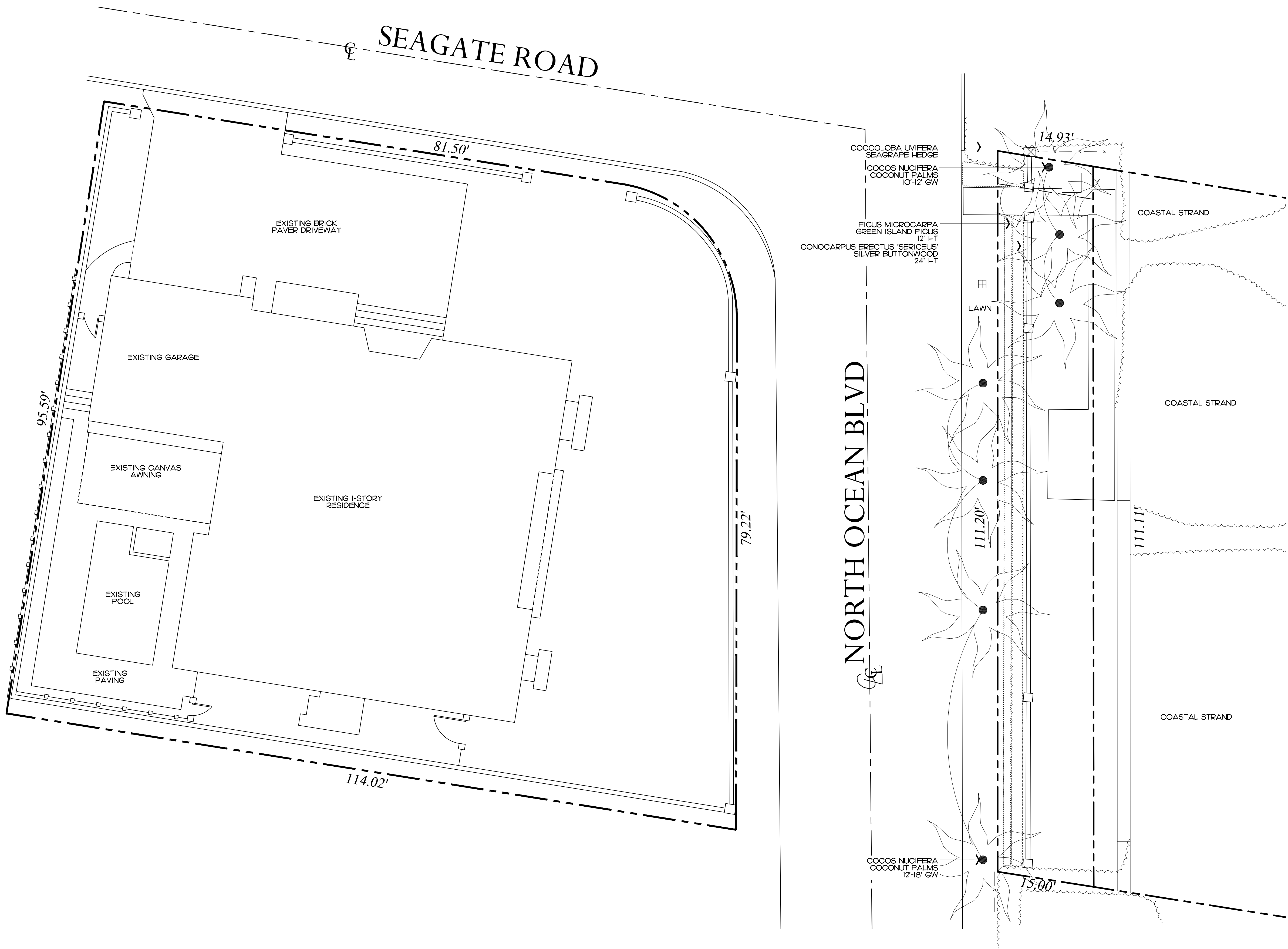
ZON - 22 - 093
ARCOM # ARC - 22 - 143

Private Residence
1356 N. Ocean Boulevard
Palm Beach



JOB NUMBER: # 21162.00 LA
DRAWN BY: Lauren Freeman
DATE: 05.09.2022
05.30.2022
09.12.2022

SHEET L2.0



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SUNSHINE STATE ONE CALL
OF FLORIDA, INC.

ARCOM# ARC-22-143
ZONING# ZON-22-093
Existing Vegetation Inventory & Action Plan
SCALE IN FEET: 1/8"=1'-0"



108 DOLPHIN ROAD



1360 NORTH OCEAN BLVD



1356 NORTH OCEAN BLVD
(SUBJECT PROPERTY)



1350 NORTH OCEAN BLVD

ENVIRONMENT
DESIGN
GROUP

139 North County Road 5020-8 Palm Beach, FL 33480

Phone: 561.832.4600 Mobile: 561.313.4424

Landscape Architecture

Land Planning

Landscape Management

Dustin M. Mizell, M.L.A. P.L.A. #6666784

Dustin@environmentdesigngroup.com

Private Residence
1356 N. Ocean Boulevard
Palm Beach

JOB NUMBER: # 21162.00 LA
DRAWN BY: Lauren Freeman
DATE: 05.30.2022
09.12.2022

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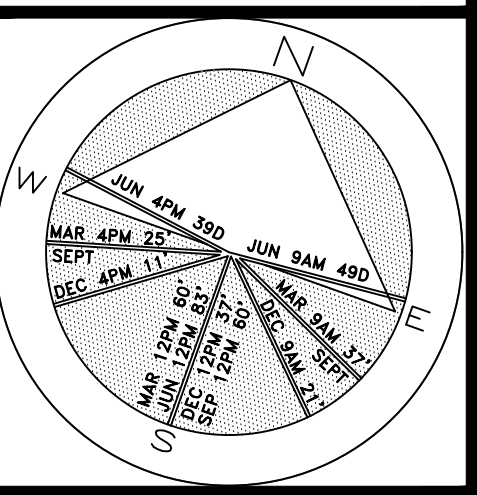
ARCOM# ARC-22-143
ZONING# ZON-22-093

Existing Beach/Oceanfront Streetscape View Photographs

SCALE IN FEET: 1/8"=1'-0"

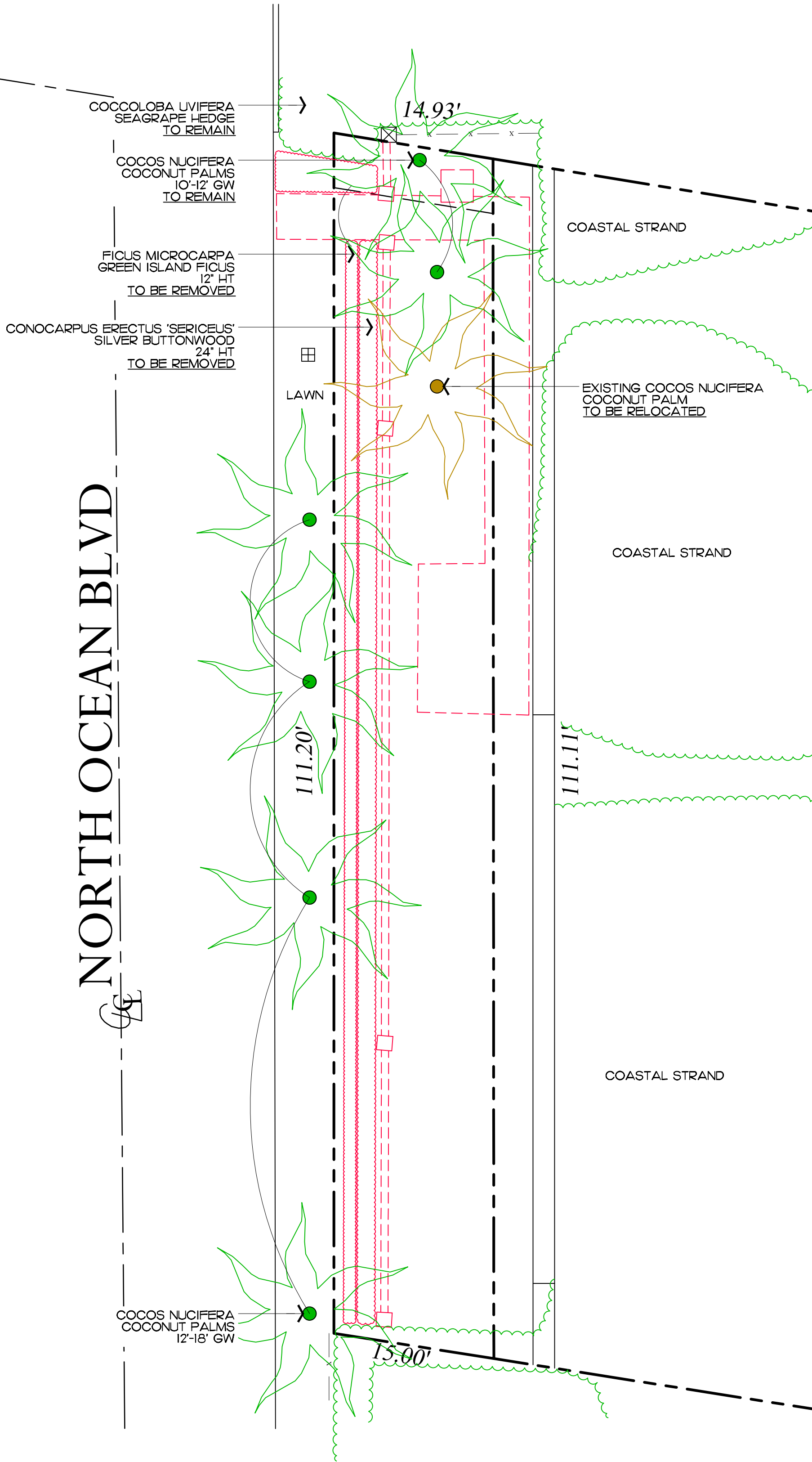
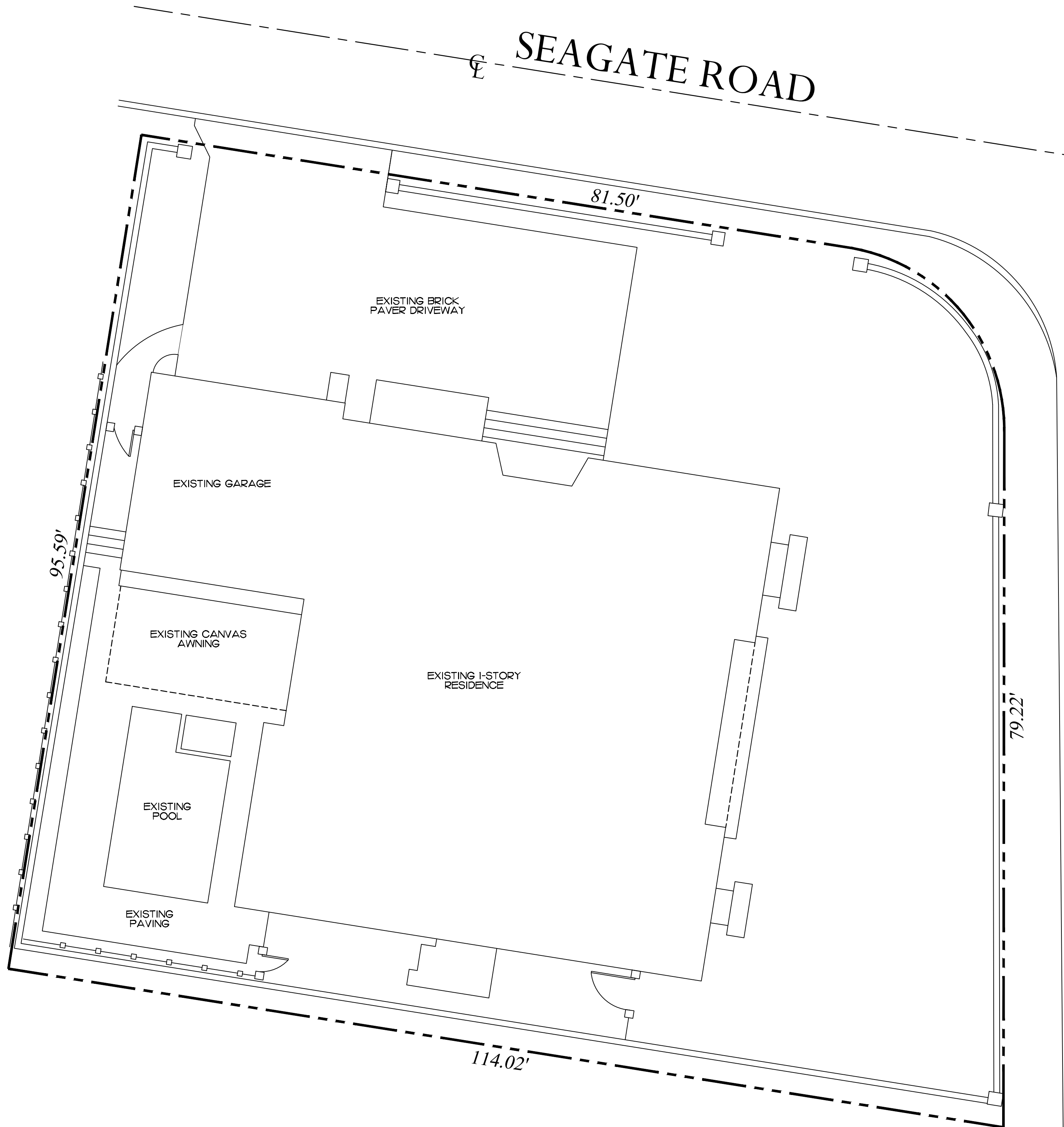
SHEET L2.1

Private Residence
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Palm Beach



JOB NUMBER: # 21162.00 LA
DRAWN BY: Lauren Freeman
DATE: 05.09.2022
05.30.2022
09.12.2022

SHEET L3.0

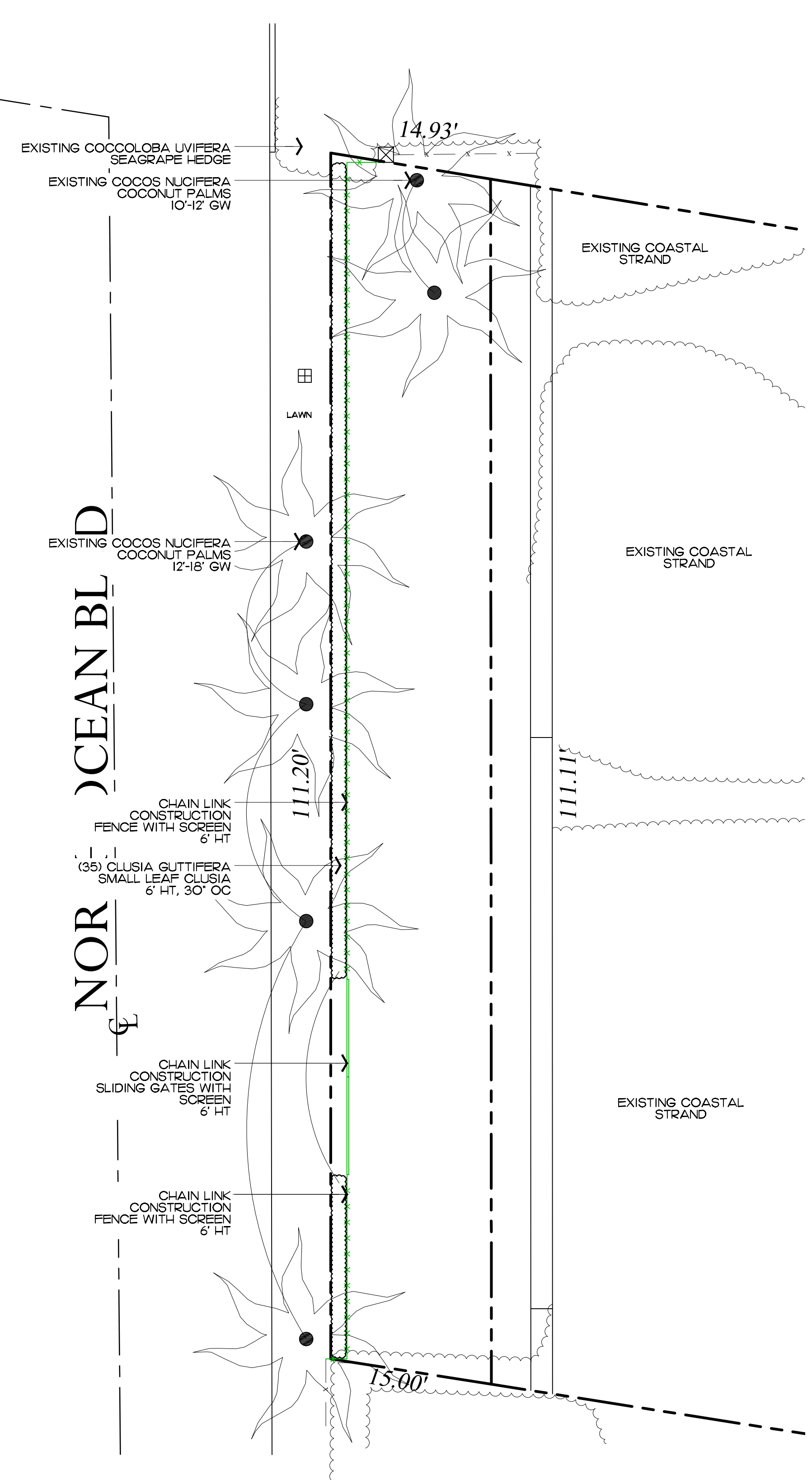
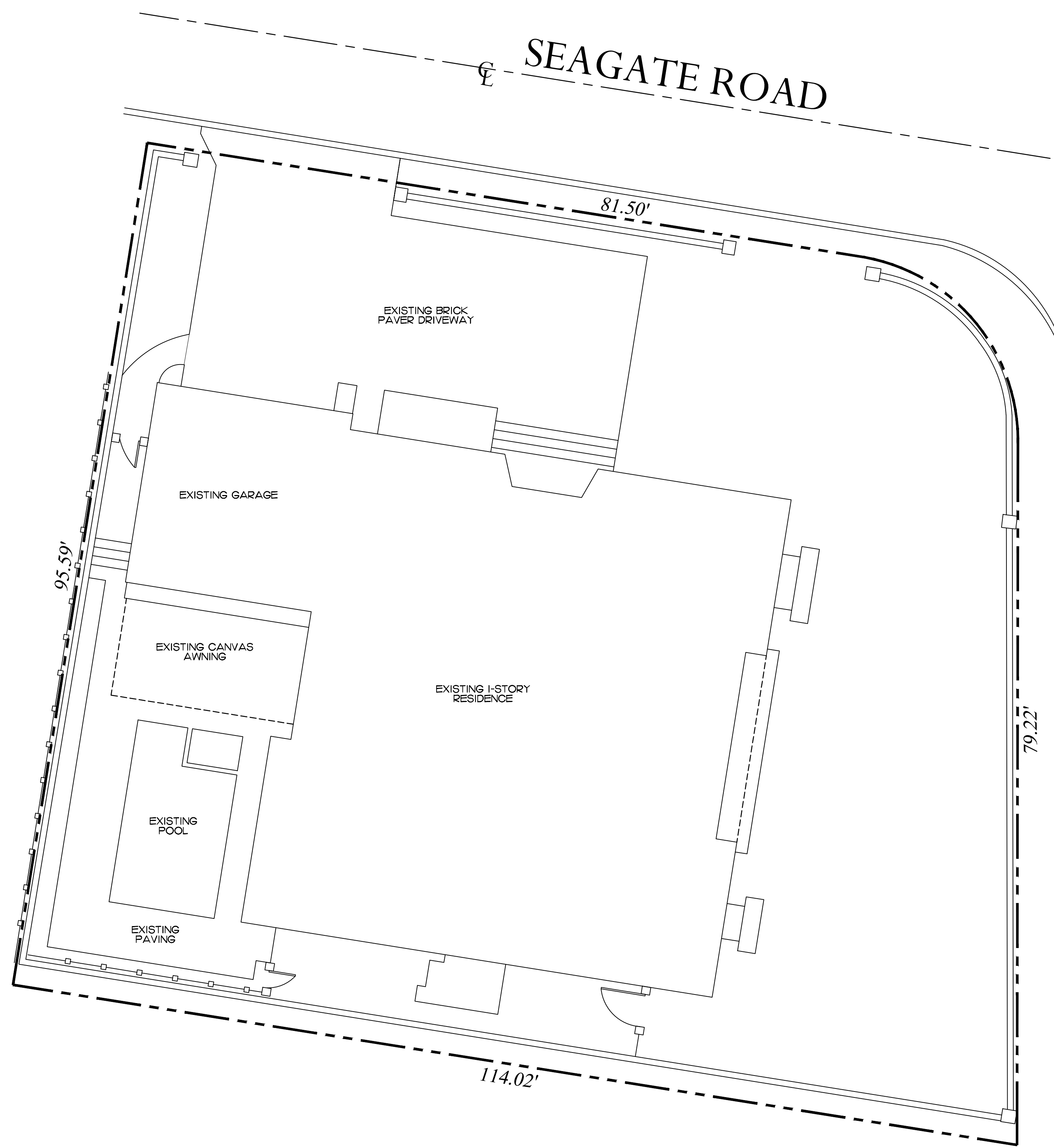


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ARCOM# ARC-22-143
ZONING# ZON-22-093
Demolition and Vegetation Action Plan
SCALE IN FEET: 1/8"=1'-0"



NOTE:
INTERIOR TREES AND PALMS WILL BE REMOVED WHEN NECESSARY FOR SITE UTILIZATION AND CONSTRUCTION DEVELOPMENT. A CONSTRUCTION SCREEN WILL BE ADDED IN THESE AREAS UNTIL SITE WALLS, NEW FENCING, OR NEW LANDSCAPING IS INSTALLED. AT NO TIME SHALL THE SITE BE OPEN TO ADJACENT PROPERTIES WITHOUT ANY PERMANENT OR TEMPORARY SCREENING DURING CONSTRUCTION.

ENVIRONMENT
DESIGN
GROUP

139 North County Road 5420-8 Palm Beach, FL 33480

Phone: 561.832.4600 Mobile: 561.313.4424

Landscape Architecture

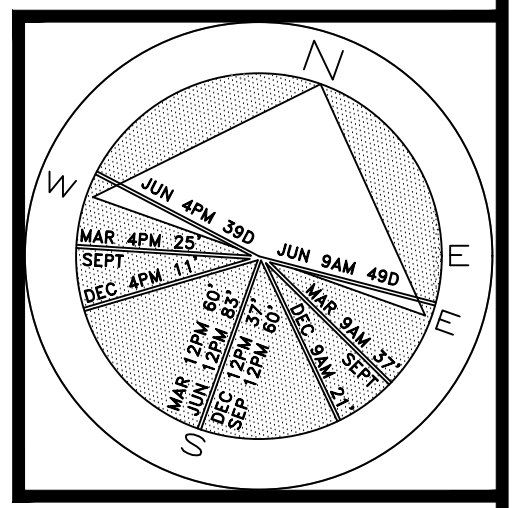
Land Planning

Landscape Management

Dustin M. Mizell, M.L.A. P.L.A. #6666784

Dustin@environmentdesigngroup.com

Private Residence
1356 N. Ocean Boulevard
Palm Beach
F L O R I D A



JOB NUMBER: # 21162.00 LA
DRAWN BY: Lauren Freeman
DATE: 05.09.2022
05.30.2022
09.12.2022

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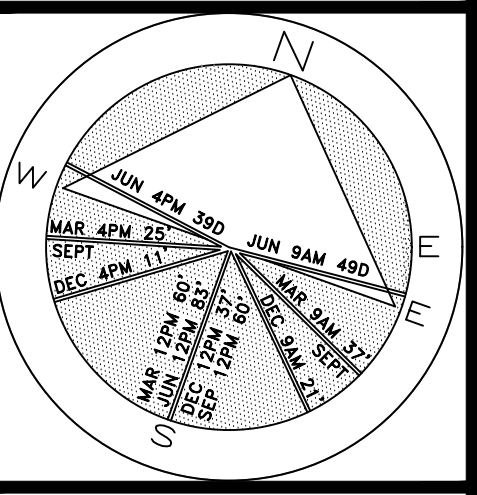
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ARCOM# ARC-22-143
ZONING# ZON-22-093
Construction Screening Plan
SCALE IN FEET: 1/8"=1'-0"

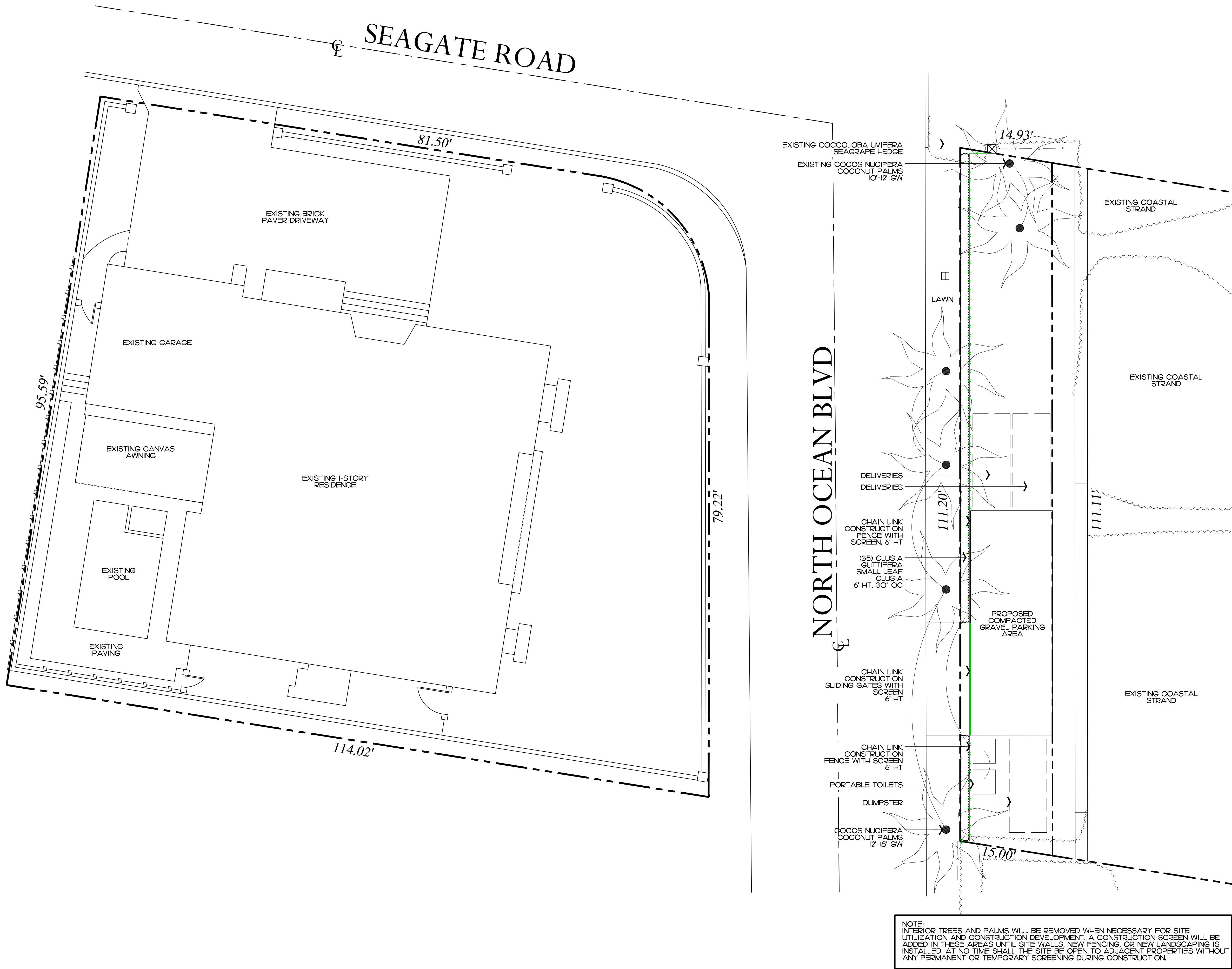
SHEET L4.0

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JOB NUMBER: # 21162.00 LA
DRAWN BY: Lauren Freeman
DATE: 05.09.2022
05.30.2022
09.12.2022

SHEET L5.0



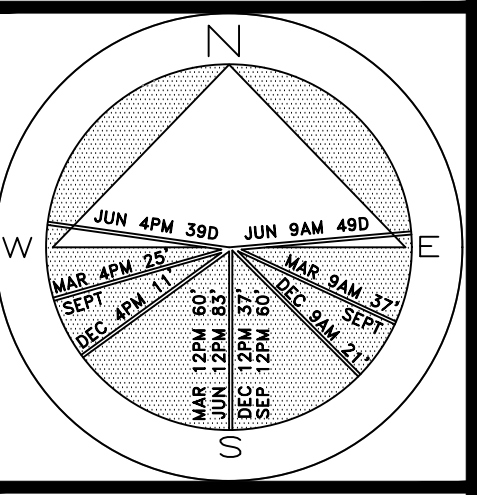
ARCOM# ARC-22-143
ZONING# ZON-22-093
Construction Staging Plan
SCALE IN FEET: 1/8"=1'-0"

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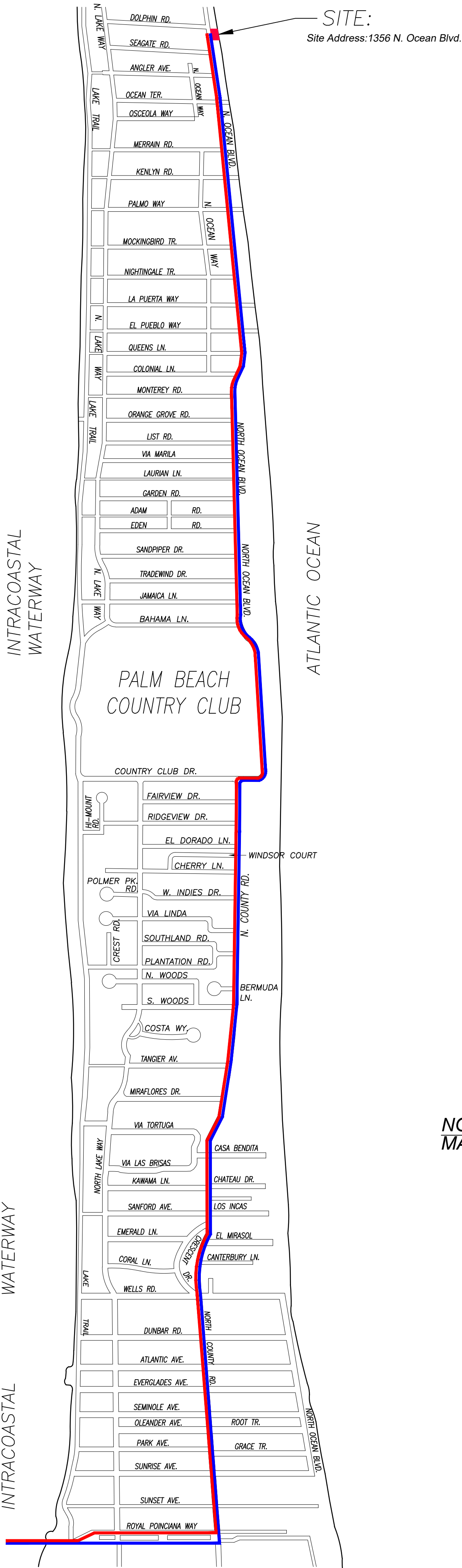
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Private Residence
1356 N. Ocean Boulevard
Palm Beach



JOB NUMBER: # 21162.00 LA
DRAWN BY: Lauren Freeman
DATE: 05.09.2022
05.30.2022
09.12.2022

SHEET L6.0



1 PROPOSED TRUCK INGRESS / EGRESS ROUTES MAP

SCHEDULE:

MONTH 1: DEMOLITION AND CLEANUP
(3 - 5 DAYS)

LARGEST TRUCK ->
10-15 DUMP TRUCKS FOR DEBRIS REMOVAL
TRAILER FOR EXCAVATOR / DEMOLITION
LANDSCAPE TRUCKS ->
SOD
IRRIGATION

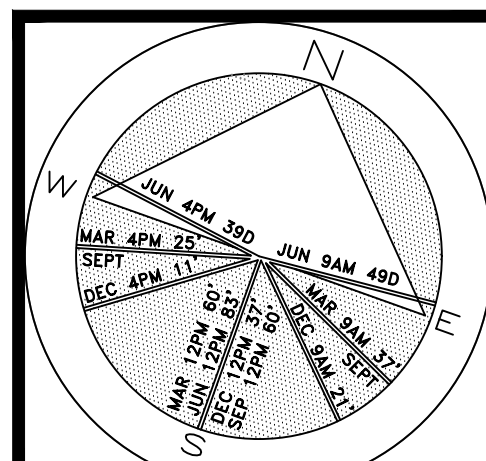
NOTE: SEE SEPARATE "CONSTRUCTION STAGING PLAN" SHEET FOR INFORMATION ON LOCATIONS FOR PARKING, MATERIAL STORAGE, DELIVERIES, DUMPSTER, PORTABLE TOILETS, TIRE CLEANING AREA, SILT FENCE, ETC.

- PROPOSED INGRESS TRUCK ROUTE
- PROPOSED EGRESS TRUCK ROUTE

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ARCOM# ARC-22-143
ZONING# ZON-22-093
Truck Logistics Plan

SCALE: NOT TO SCALE



JOB NUMBER: # 21162.00 LA
DRAWN BY: Lauren Freeman
DATE: 04.25.2022
05.09.2022
05.30.2022
09.12.2022

ARCOM# ARC-22-143
ZONING# ZON-22-093
Site Plan
SCALE IN FEET: 1/8"=1'-0"

Legend

IMPERVIOUS AREA (HOUSE/STRUCTURE)

IMPERVIOUS AREA (HARDSCAPE)

PERVIOUS AREA / OPEN SPACE

Site Data - Main House

DESCRIPTION	REQUIRED	EXISTING
LOT ZONE		R-B - LOW DENSITY RESIDENTIAL
LOT AREA	10,000 S.F. MINIMUM	10,112 S.F.
OPEN / PERMEABLE SPACE	MINIMUM 45%	4,550.4 S.F. 42.9%
FRONT YARD LANDSCAPE	MINIMUM 40% OF FRONT YARD	944.4 S.F. 9.3%
PERIMETER LANDSCAPE WITHIN 10' OF PROPERTY LINE	MINIMUM 50% OF REQ'D OPEN SPACE	2,275.2 S.F. 70.8%

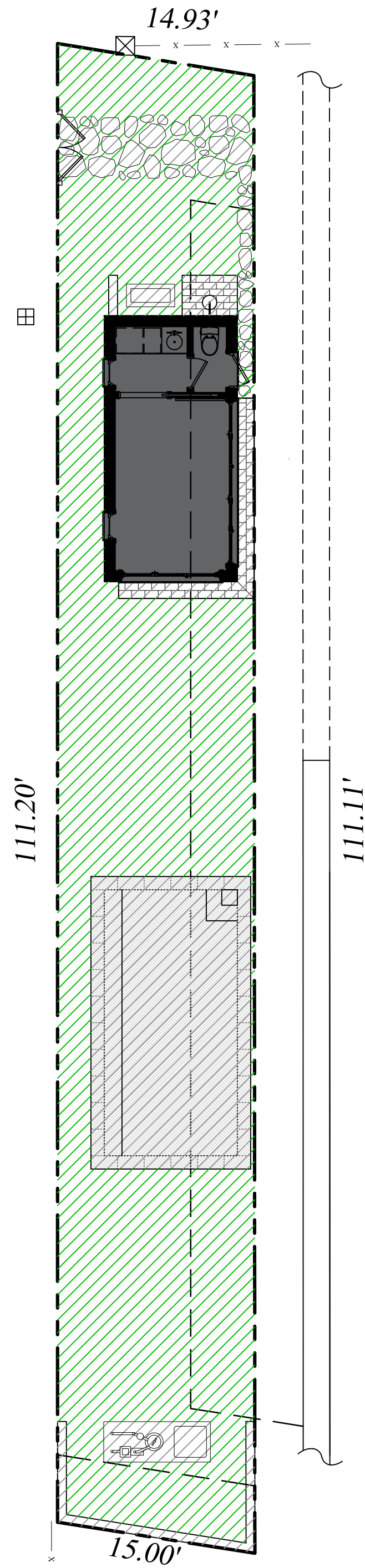
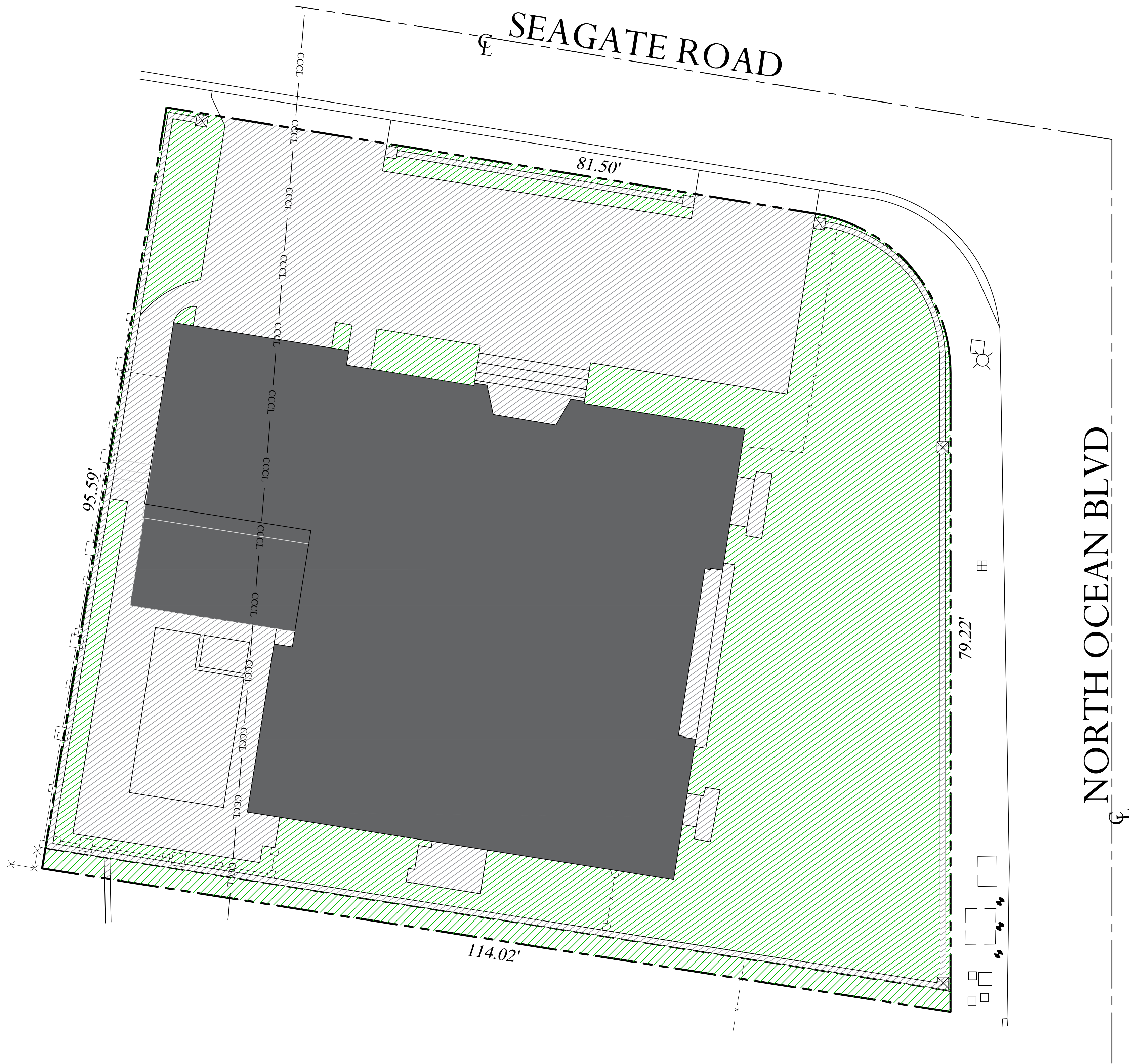
Proposed Site Data - Beach Area

DESCRIPTION	PROPOSED
LOT ZONE	R-B - LOW DENSITY RESIDENTIAL
LOT AREA	1,643 S.F.
LANDSCAPE OPEN SPACE	60.1% 988 S.F.

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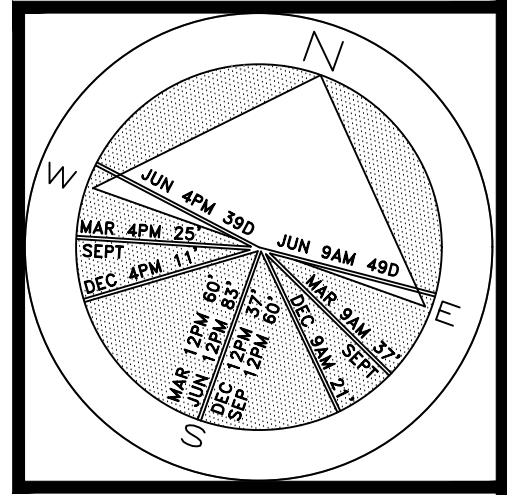
ENVIRONMENT
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Phone: 561.832.4600 Mobile: 561.313.4424

Landscape Architecture
Land Planning
Landscape Management

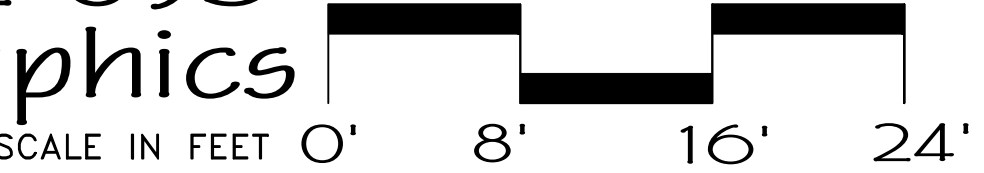
Dustin M. Mizell, M.L.A. P.L.A. #6666784
Dustin@environmentdesigngroup.com

Private Residence
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Palm Beach



JOB NUMBER: # 21162.00 LA
DRAWN BY: Lauren Freeman
DATE: 05.09.2022
05.30.2022
09.12.2022

ARCOM# ARC-22-143
ZONING# ZON-22-093
Lot Coverage Graphics



SHEET L7.1

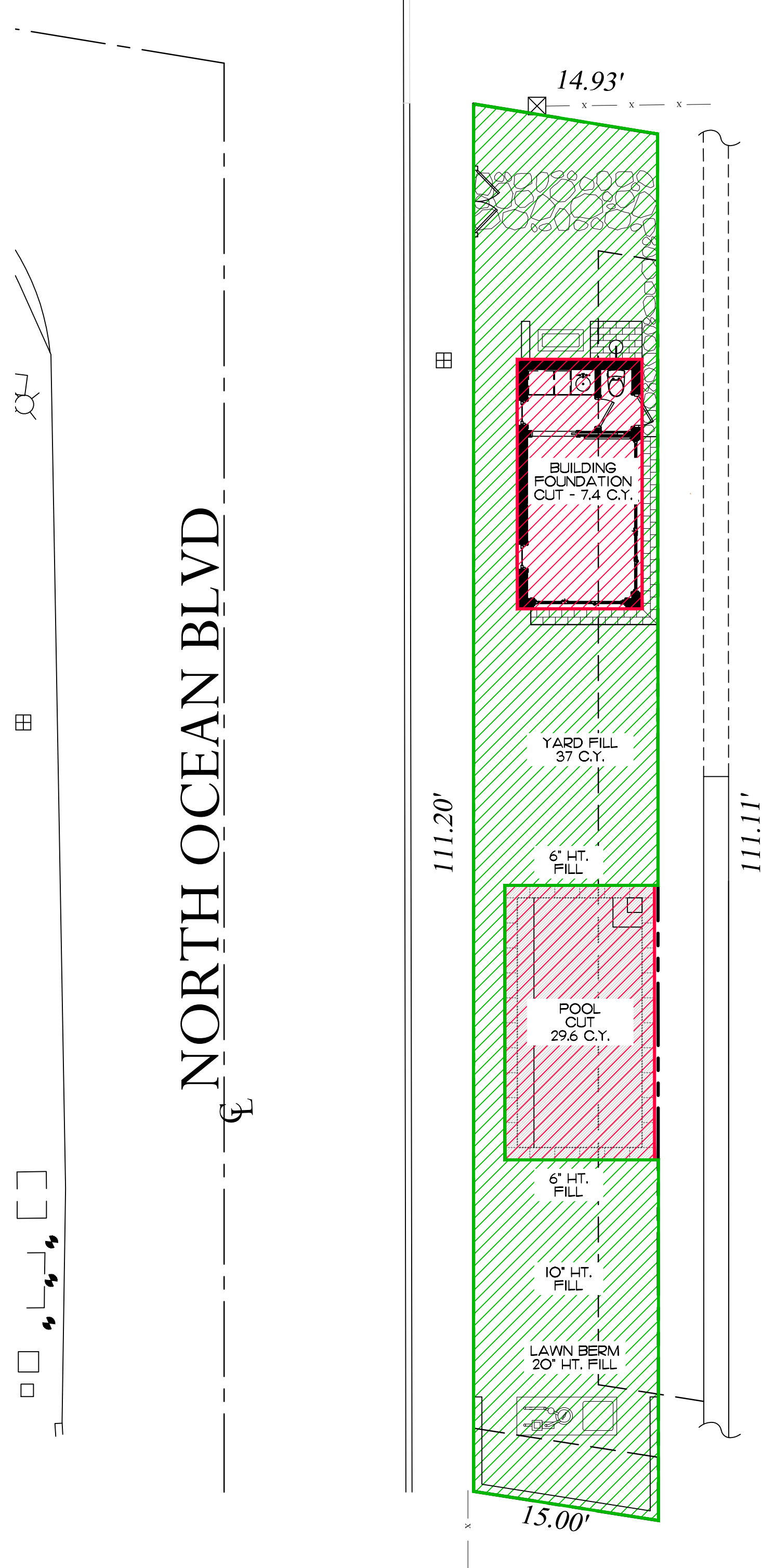
64 sf.

AREA IN SQ.FT.

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Aerial View

NOT TO SCALE

ESTIMATED EARTHWORK (C.Y.)

<div>CUT</div>	-	BUILDING FOUNDATION	7.4 C.Y.
	-	SWIMMING POOL	29.6 C.Y.
		TOTAL CUT:	37 C.Y.
<div>FILL</div>	-	YARD	37 C.Y.
		TOTAL FILL:	37 C.Y.
NET FILL = 37 C.Y. - 37 C.Y. = 0 C.Y.			
* CUT / FILL ESTIMATE QUANTITIES 'ROUNDED UP'			

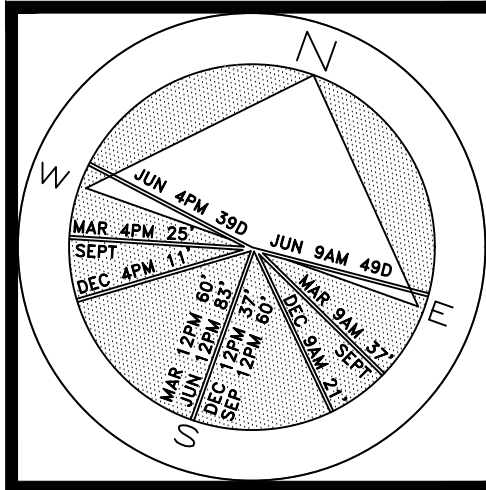
NOTE:
THE PROPOSED FILL MATERIAL SHALL COMPLY WITH THE SPECIFICATIONS / CRITERIA OF SUBSECTION 62B-33.005(7), (F.A.C.)

ALL ELEVATIONS ARE SHOWN IN N.A.V.D.

Proposed Site Data - Beach Area

DESCRIPTION	PROPOSED
LOT ZONE	R-B - LOW DENSITY RESIDENTIAL
LOT AREA	1,643 S.F.
LANDSCAPE OPEN SPACE	60.1% 988 S.F.

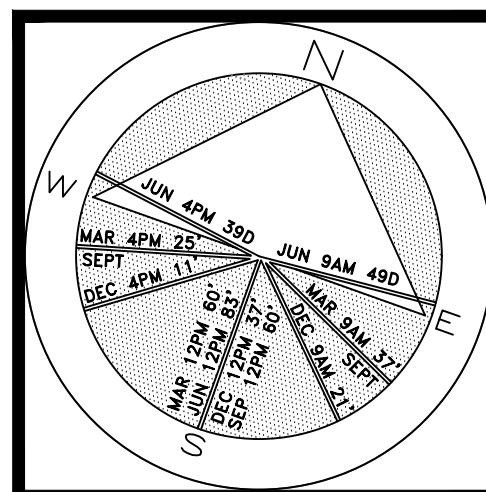
Private Residence
1356 N. Ocean Boulevard
Palm Beach



JOB NUMBER: # 21162.00 LA
DRAWN BY: Jean Twomey
DATE: 05.30.2022
09.12.2022

SHEET L7.2

ARCOM# ARC-22-143
ZONING# ZON-22-093
Earthwork Plan
SCALE IN FEET: 1/8"=1'-0"



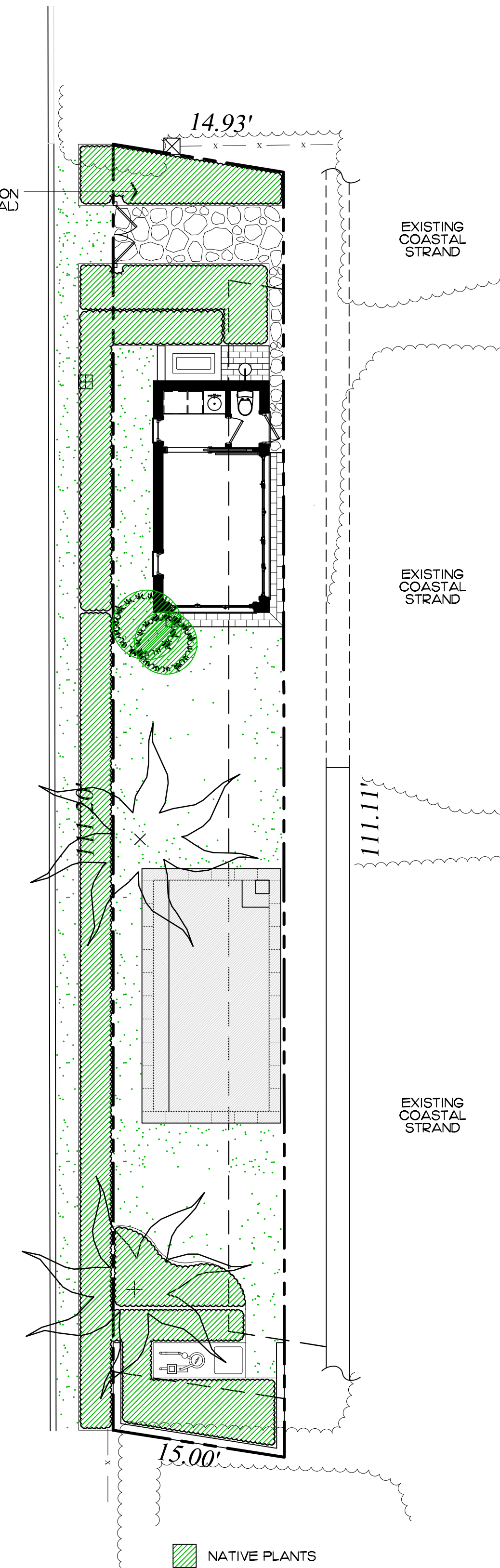
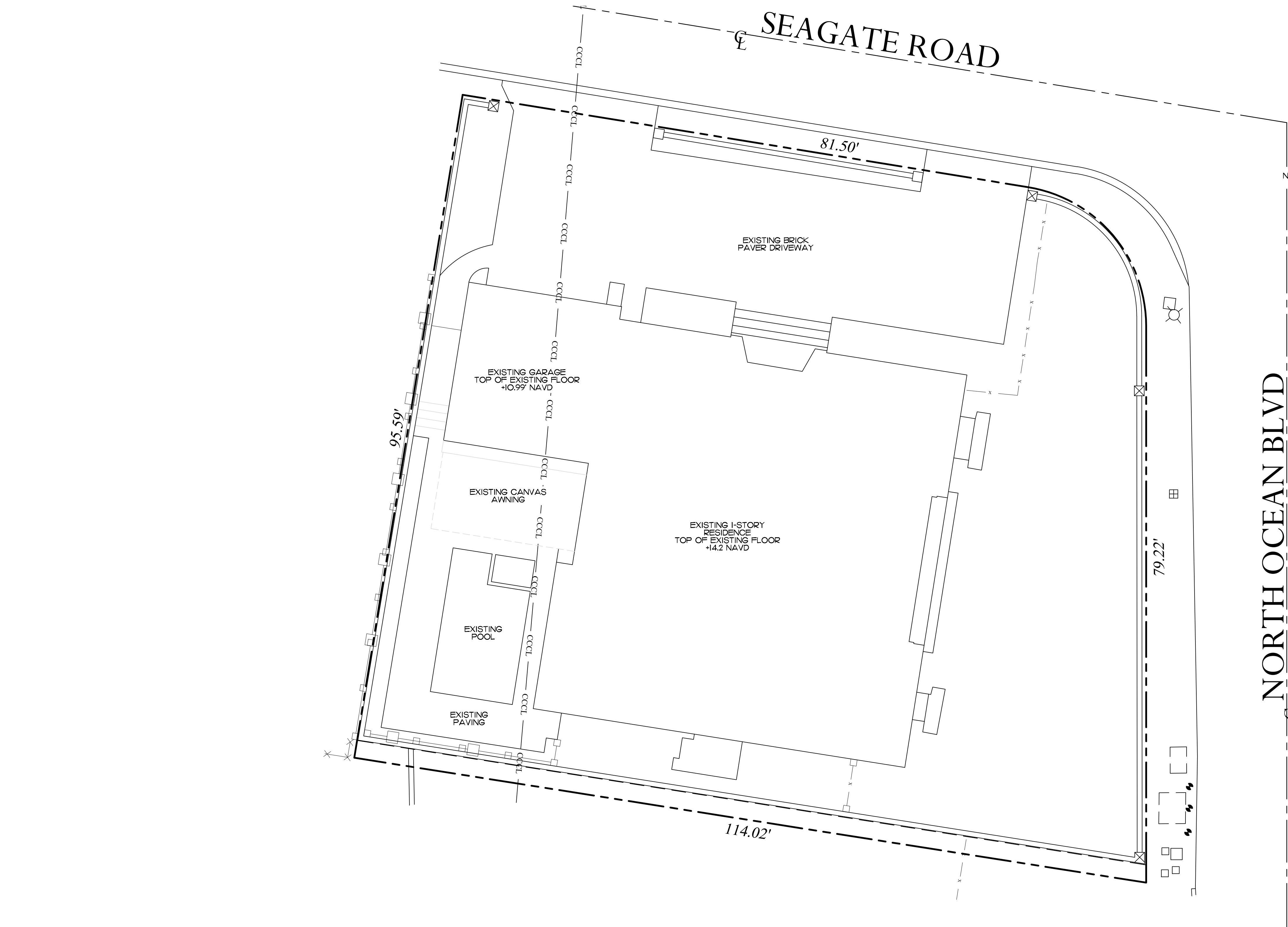
SHEET L8.C

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SCALE IN FEET 0' 8' 16' 24'

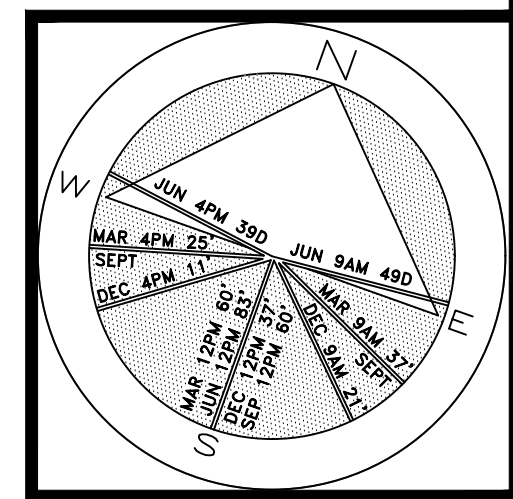
64 s

AREA IN SQ.FT.



Private Residence
1356 N. Ocean Boulevard
Palm Beach

F L O R I D A



JOB NUMBER: # 21162.00 LA
DRAWN BY: Lauren Freeman
DATE: 05.09.2022
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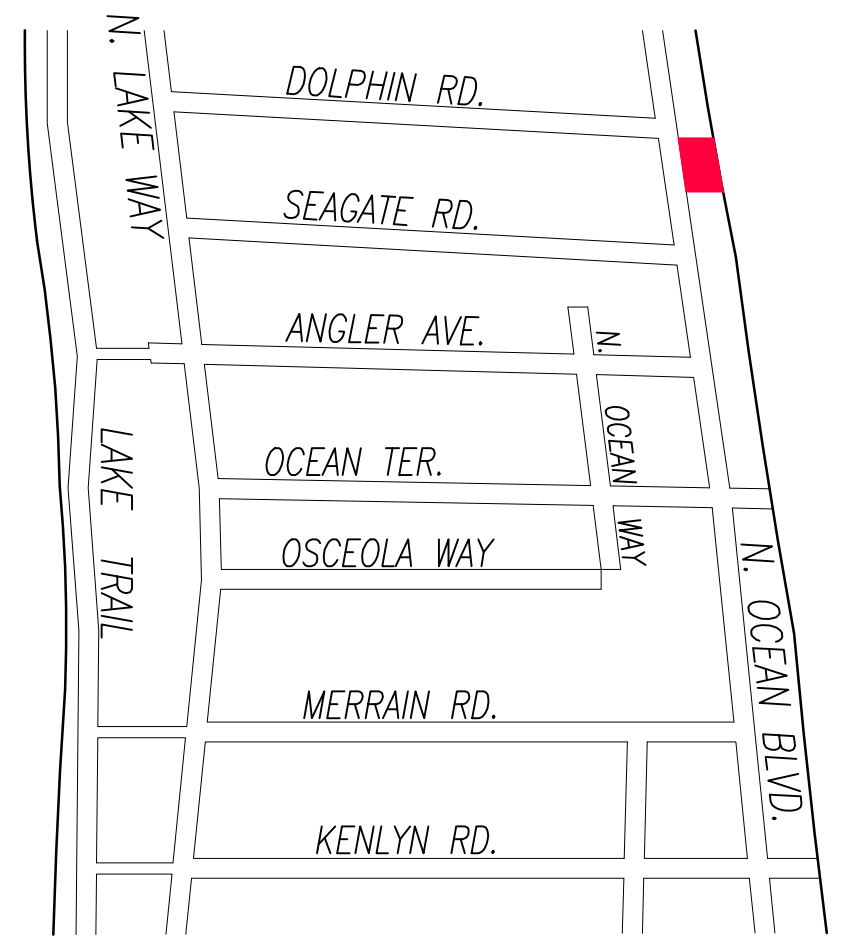
ARCOM# ARC-22-143
ZONING# ZON-22-093
Native Vegetation Plan

SCALE IN FEET 0' 8' 16' 24'

64 sf.

AREA IN SQ.FT.

SHEET L8.0a



Location Map
SCALE: NOT TO SCALE

2022
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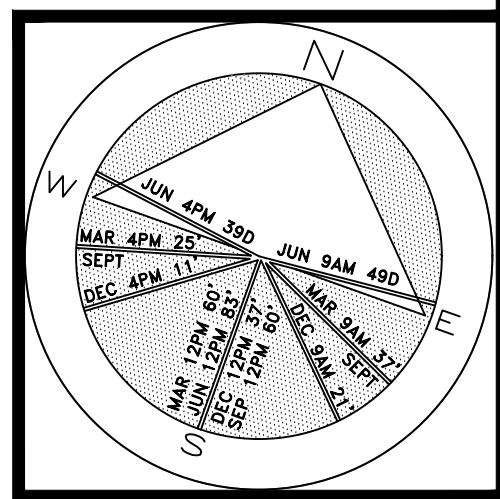
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ARCOM# ARC-22-143
ZONING# ZON-22-093
Rendered Landscape Plan
SCALE IN FEET: 3/16"=1'-0"

**ENVIRONMENT
DESIGN
GROUP**
139 North County Road 5020-8 Palm Beach, FL 33480
Phone: 561.832.4600 Mobile: 561.313.4424
Landscape Architecture
Land Planning
Landscape Management
Dustin M. Mizell, M.L.A. P.L.A. #6666784
Dustin@environmentdesigngroup.com

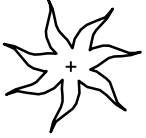
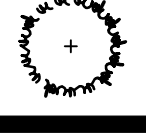
Private Residence
1356 N. Ocean Boulevard
Palm Beach
FLORIDA



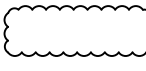
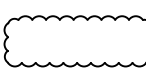
JOB NUMBER: # 21162.00 LA
DRAWN BY: Lauren Freeman
DATE: 04.25.2022
05.09.2022
05.30.2022
09.12.2022

SHEET L8.1


Palms

SYMBOL/KEY	PLANT NAME	QTY.	DESCRIPTION	NATIVE
	COCOS NUCIFERA COCONUT PALMS	2	12' GW, CURVED TRUNK	NO
	THRINAX RADIATA FLORIDA THATCH PALMS	2	6'-8' CT	YES
TOTAL: NATIVE SPECIES:		4 2 (50%)		

Shrubs

SYMBOL/KEY	PLANT NAME	QTY.	DESCRIPTION	NATIVE
	COCOLOBIA UVIFERA SEAGRAPE HEDGE	87 12	30" HT, 30" OC 48" HT, 36" OC	YES
	TRIPSACUM FLORIDANA DWARF FAKAHATCHEE GRASS	5	3 GAL., 36" OC	YES
TOTAL: NATIVE SPECIES:		104 104 (100%)		

Vines, & Groundcovers

SYMBOL/KEY	PLANT NAME	QTY.	DESCRIPTION	NATIVE
	COCOLOBIA UVIFERA X DIVERSIFOLIA SEA PLUM VINES	5	25 GAL, ESPALIER TO WALLS	YES
TOTAL: NATIVE SPECIES:		5 5 (100%)		

Lawn & Mulch

SYMBOL/KEY	PLANT NAME	QTY.	DESCRIPTION
LAWN	SEASHORE PASPALUM SOD	AS NEEDED	SOD PALLETS
PLANTING BED	SHREDDED EUCALYPTUS MULCH	AS NEEDED	MULCH ALL BEDS 3" MIN. DEPTH

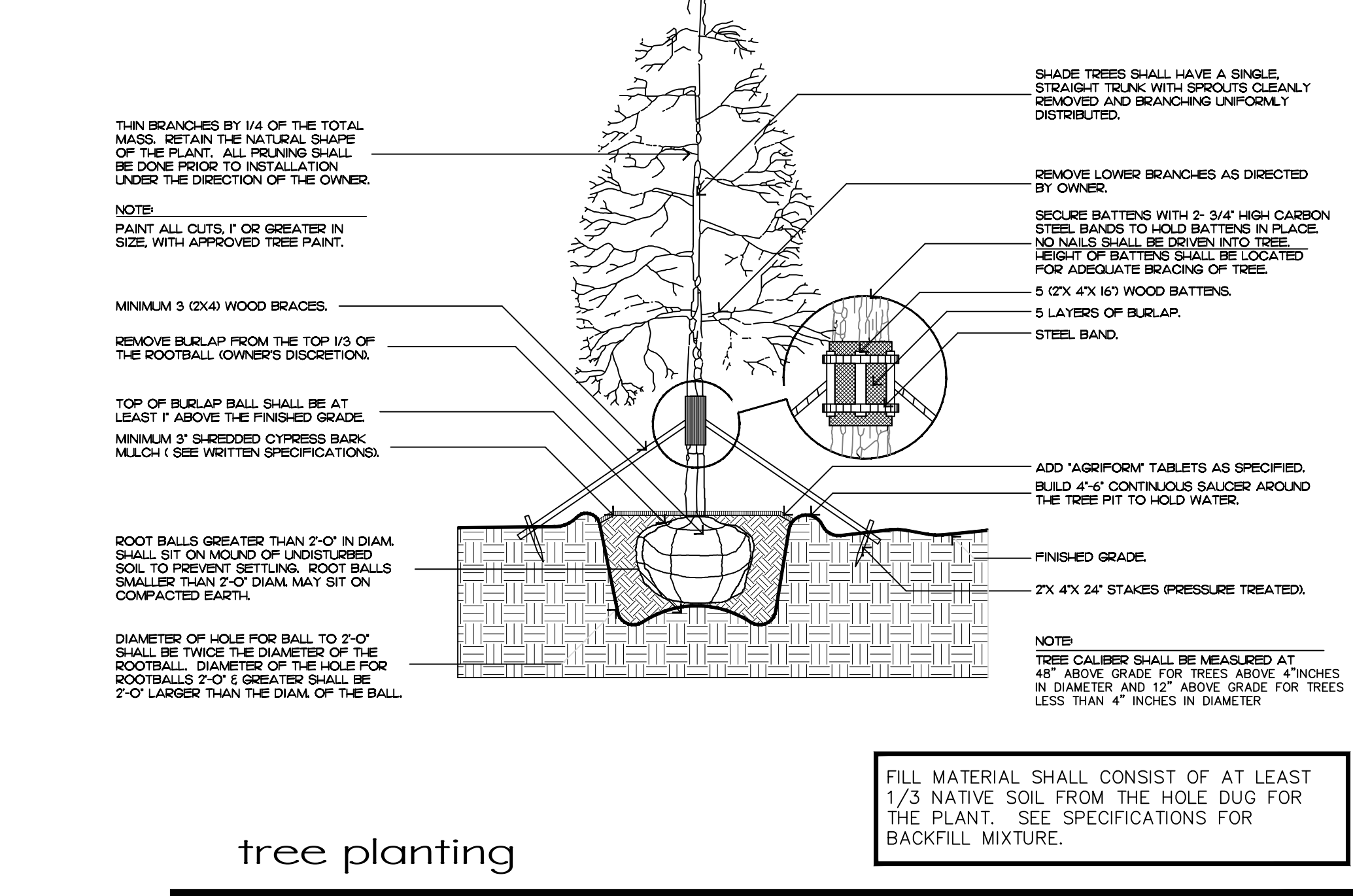
Native Landscape Legend

PROPERTY ADDRESS:	1356 N. OCEAN BOULEVARD	
	REQUIRED	PROPOSED
NATIVE TREES %	N/A	N/A
NATIVE PALMS %	35%	50%
NATIVE SHRUBS %	35%	100%
NATIVE VINES / GROUND COVER %	35%	100%

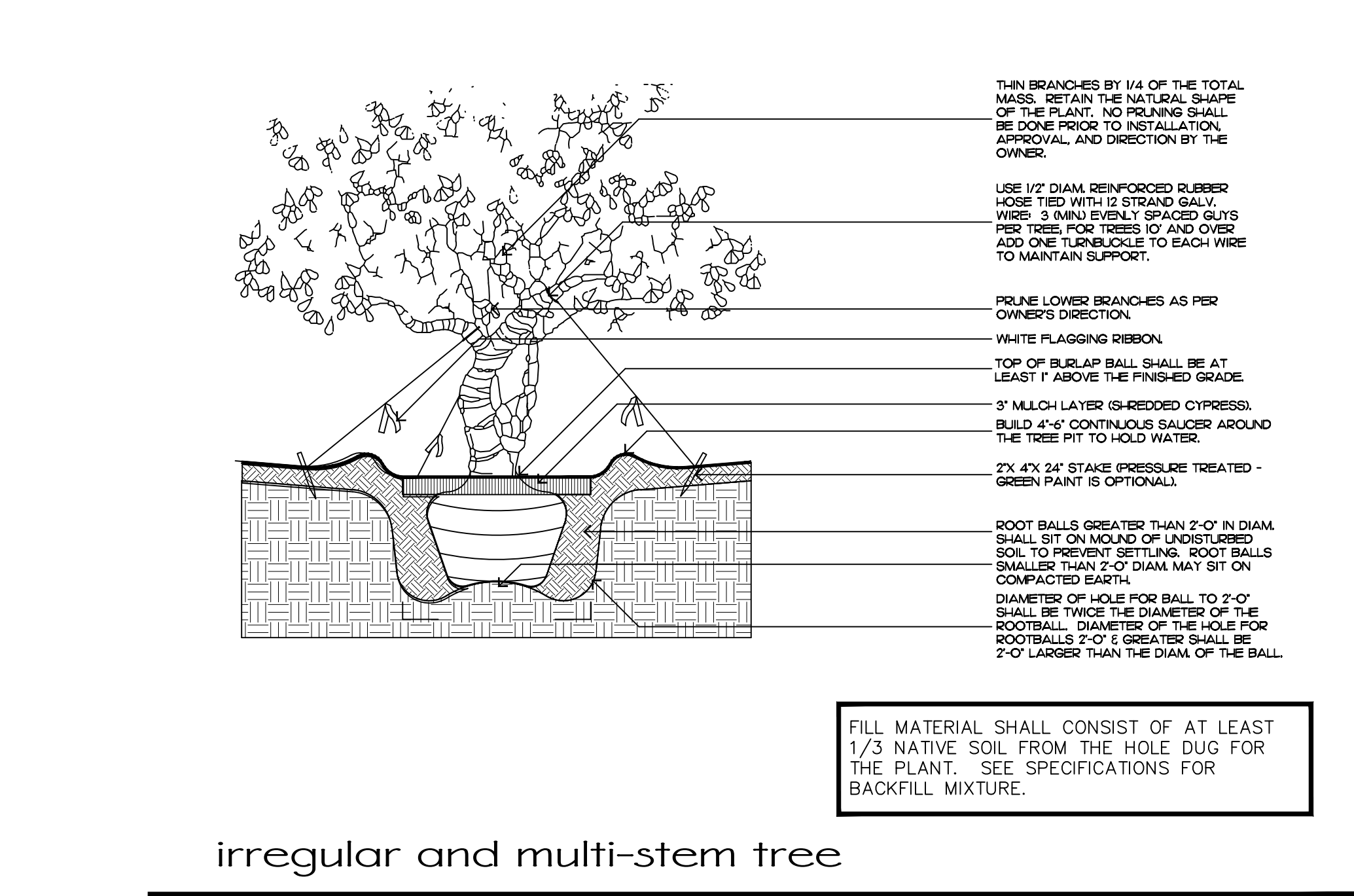
Private Residence
1356 N. Ocean Boulevard
Palm Beach
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JOB NUMBER: # 21162.00 LA
DRAWN BY: Lauren Freeman
DATE: 05.09.2022
05.30.2022
09.12.2022

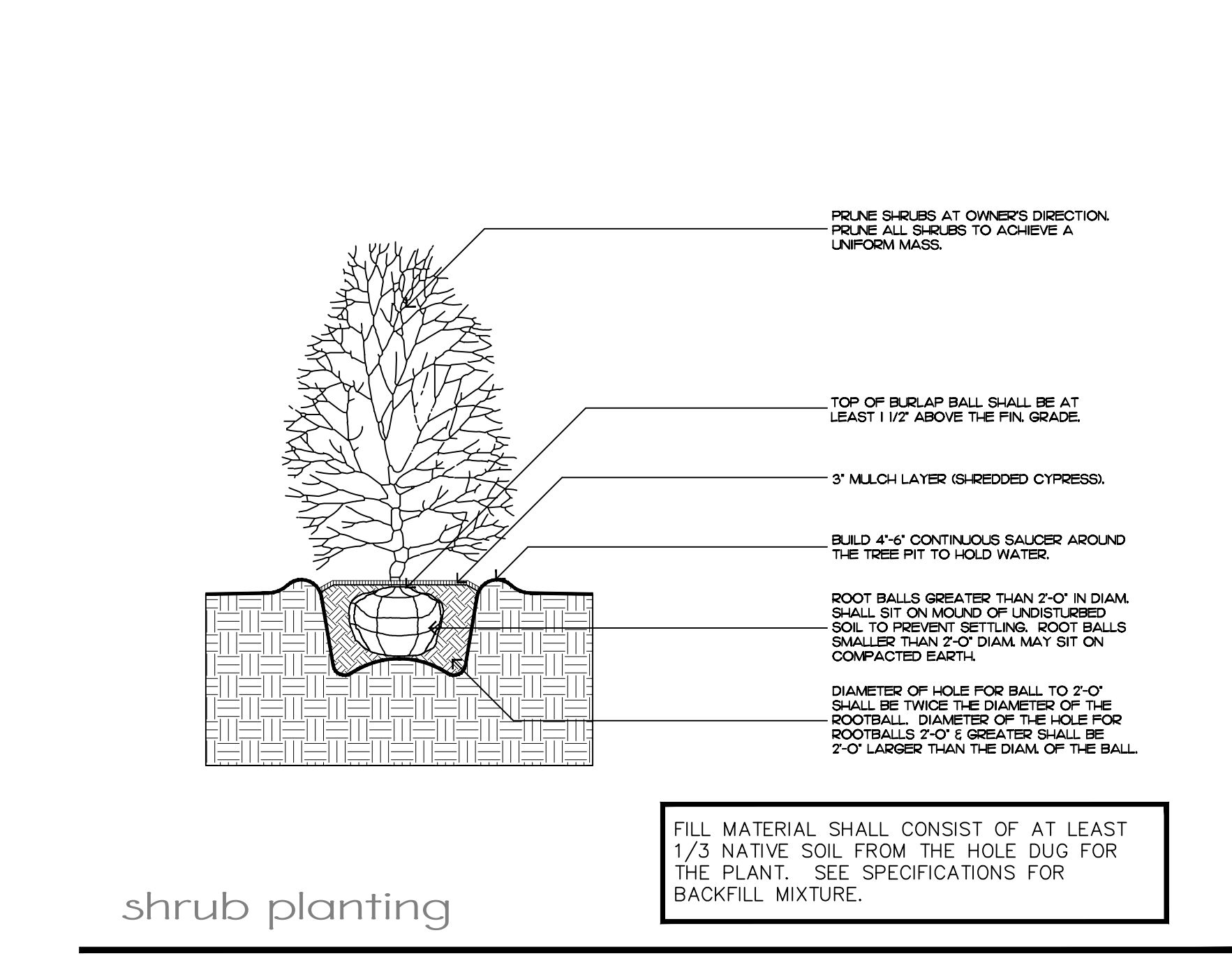
SHEET L8.2



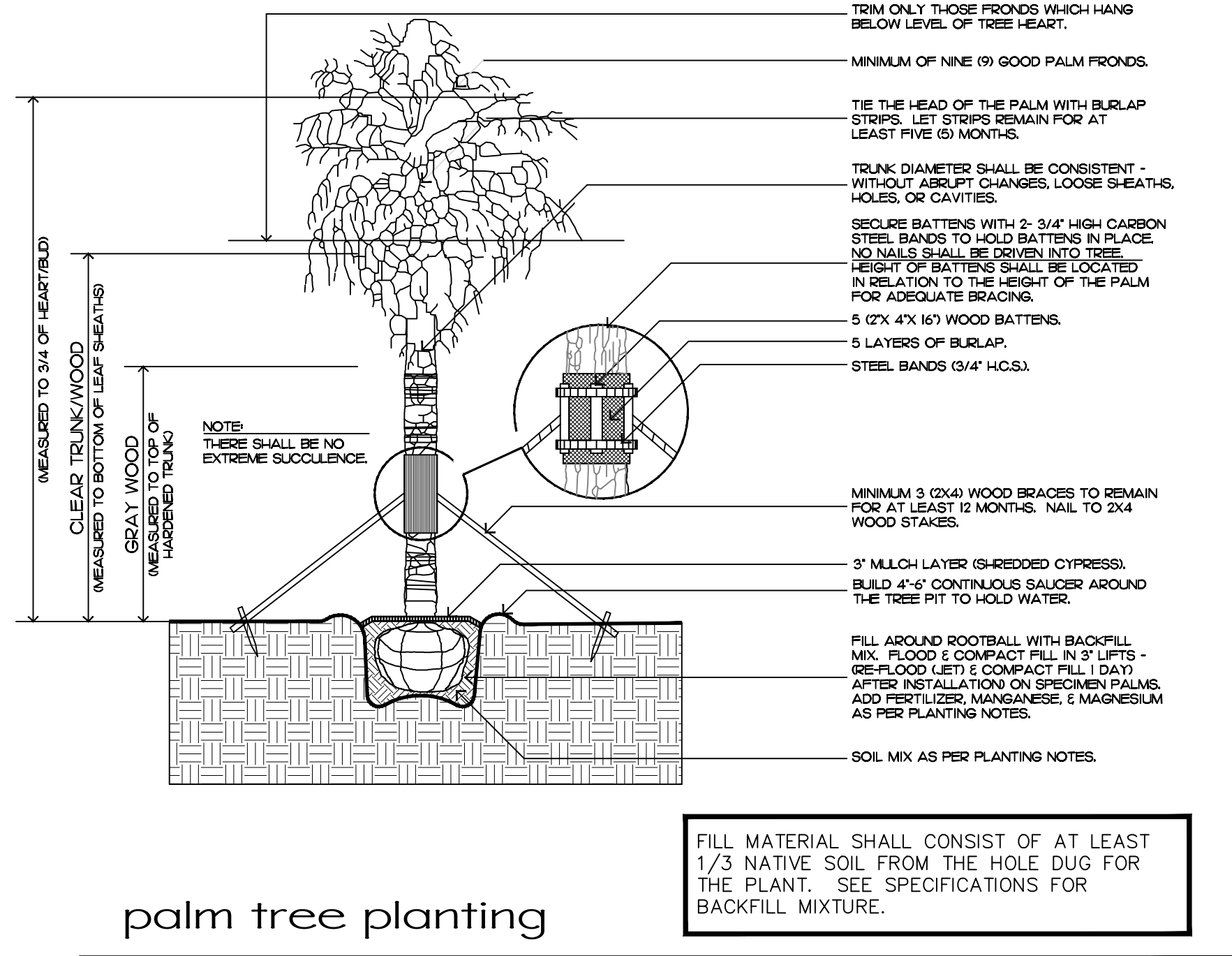
tree planting



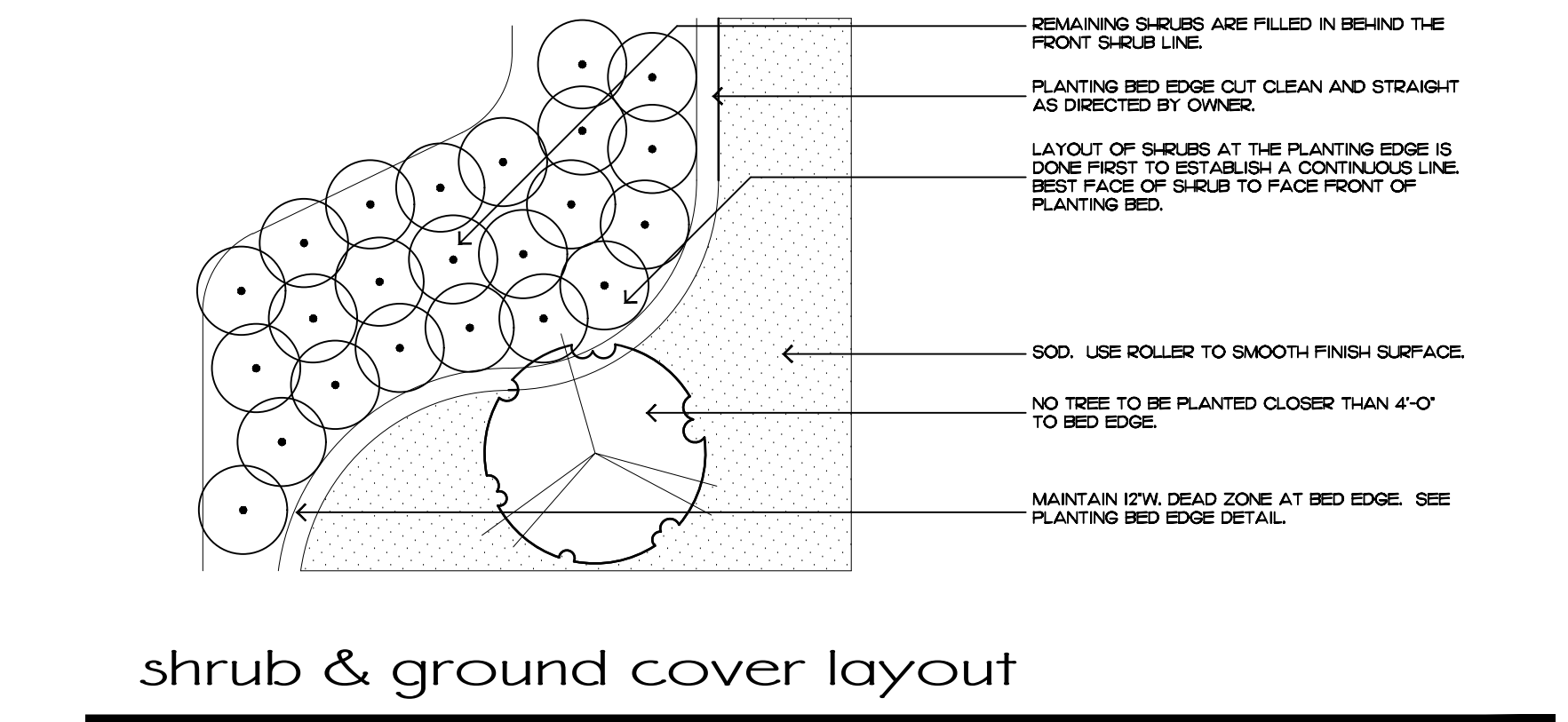
irregular and multi-stem tree



shrub planting



palm tree planting



shrub & ground cover layout

Planting Notes

COMMERCIAL FERTILIZER:

FERTILIZER SHALL BE COMPLETELY ORGANIC, IT SHALL BE UNIFORM IN COMPOSITION, DRY AND FREE FLOWING. THIS FERTILIZER SHALL BE DELIVERED TO THE SITE IN THE ORIGINAL UNOPENED BAGS, EACH BEARING THE MANUFACTURER'S STATEMENT OF ANALYSIS, AND SHALL MEET THE FOLLOWING REQUIREMENTS:

- SIX PERCENT (6%) NITROGEN
- SIX PERCENT (6%) PHOSPHOROUS
- SIX PERCENT (6%) POTASSIUM

FERTILIZER SHALL BE APPLIED TO ALL SHRUBS (1/3 LB. PER 3 GAL. POT, 1/4 LB. PER 1 GAL. POT) AND GROUNDCOVER. THE SAME FERTILIZER MIXTURE SHALL BE USED ON SOD AT A RATE OF 15 LBS. PER 1000 SQUARE FEET. A FOURTEEN PERCENT (14%) NITROGEN, FOURTEEN PERCENT (14%) PHOSPHOROUS AND FOURTEEN PERCENT (14%) POTASSIUM IS REQUIRED ON ALL TREES AND SHRUBS OVER 5'-0" IN HEIGHT (1/2 LB. PER 5'-0" OF SPREAD). AGRIFORM TABLETS WITH TWENTY PERCENT (20%) NITROGEN, TEN PERCENT (10%) PHOSPHOROUS, FIVE PERCENT (5%) POTASSIUM IN 21 GRAM SIZES SHALL BE APPLIED ALONG WITH THE FERTILIZER PROCESS (1 WITH 1 GAL. PLANTS, 2 WITH 3 GAL. PLANTS AND 2 TABLETS PER 1" OF TREE TRUNK CALIPER). BACK FILL HALFWAY UP THE ROOT BALL. PLACE ABOUT ONE INCH (1") FROM ROOT TIPS. MAGNESIUM SULFATE SHALL BE APPLIED TO ALL PALMS AT INSTALLATION AT A RATE OF 1/2 LB. PER INCH OF TRUNK CALIPER. MANGANESE SHALL BE APPLIED AT THE SAME RATE.

MULCH:

MULCH MATERIAL SHALL BE SHREDDED CYPRESS MULCH OR APPROVED EQUAL, MOISTENED AT THE TIME OF APPLICATION TO PREVENT WIND DISPLACEMENT. MULCH SHALL BE APPLIED TO A MINIMUM 3" DEPTH IN PLANTING BEDS.

SOD:

THE SOD SHALL BE FREE FROM WEEDS, FUNGUS, INSECTS AND DISEASES OF ANY KIND, CLEAN, STRONGLY ROOTED, UNIFORMLY SIZED STRIPS, MACHINE STRIPPED NOT MORE THAN TWENTY-FOUR (24) HOURS PRIOR TO LAYING.

SUBSTITUTIONS:

NO SUBSTITUTION OF PLANT MATERIAL TYPES OR SIZES WILL BE ALLOWED WITHOUT WRITTEN AUTHORIZATION FROM THE OWNER. CONTAINER GROWN MATERIAL WILL NOT BE ACCEPTED AS SUBSTITUTE FOR B&B MATERIAL UNLESS PREVIOUSLY APPROVED. INTENDED SUBSTITUTIONS SHALL BE SPELLED OUT IN BID.

MEASUREMENTS:

SHADE TREES: HEIGHT SHALL BE MEASURED FROM GROUND TO THE AVERAGE BRANCH HEIGHT OF CANOPY. SPREAD SHALL BE MEASURED TO THE END OF THE BRANCHING EQUALLY AROUND THE CROWN FROM THE CENTER OF THE TRUNK. MEASUREMENTS ARE NOT TO INCLUDE ANY TERMINAL GROWTH. SINGLE TRUNK TREES SHALL BE FREE OF "V" CROTCHES THAT COULD BE POINTS OF WEAK LIMB STRUCTURE OR DISEASE INFESTATION.

SHRUBS: HEIGHT SHALL BE MEASURED FROM THE GROUND TO THE AVERAGE POINT WHERE MATURE PLANT GROWTH STOPS. SPREAD SHALL BE MEASURED TO THE END OF BRANCHING EQUALLY AROUND THE SHRUB MASS. MEASUREMENT AREA NOT TO INCLUDE ANY TERMINAL GROWTH.

PALMS: CLEAR TRUNK (C.T.) SHALL BE MEASURED FROM THE GROUND AT TIME OF INSTALLATION TO THE POINT WHERE THE MATURE AGED TRUNK JOINS THE IMMATURE OR GREEN PORTION OF THE TRUNK OR HEAD.

OVERALL HEIGHT (O.A.) SHALL BE MEASURED FROM THE GROUND AT THE TIME OF INSTALLATION TO THE AVERAGE FROND HEIGHT.

PALMS WITH MARRED OR BURNED TRUNKS WILL NOT BE ACCEPTED.

PLANTING SOIL AND BACKFILL:

PLANTING SOIL FOR USE IN PREPARING BACKFILL FOR PLANT PITS SHALL BE A FERTILE, FRIABLE AND NATURAL TOPSOIL, WITHOUT MIXTURE OF SUBSOIL MATERIALS, AND SHALL BE FREE FROM HEAVY CLAY, STONES, LIMES, LUMPS, SHELLS, PLANTS, ROOTS OR OTHER FOREIGN MATERIALS, WEEDS, OR NOXIOUS GRASSES (SUCH AS BERBERIS OR NUT GRASS). IT SHALL NOT CONTAIN TOXIC SUBSTANCES WHICH MAY BE HARMFUL TO THE PLANT GROWTH.

BACKFILL FOR SOD AREAS SHALL BE SUBJECT TO LESSER STANDARDS AT THE DISCRETION AND DECISION OF THE OWNER.

EXISTING TOPSOIL SHALL BE USED IN ALL PLANT MATERIAL PITS EXCEPT SABAL PALMS WHERE THE SOIL SHALL CONSIST OF CLEAN SAND.

PLANTING SOIL FOR USE IN BEDS FOR ANNUALS AND/OR PERENNIALS SHALL CONTAIN ONE-THIRD (1/3) POTTING SOIL OR A BLENDED TOPSOIL, TILL INTO TOP 10" - 12" OF SOIL WITH A TIME-RELEASE FERTILIZER.

PLANT MATERIALS:

PALMS, TREES, SHRUBS, GROUNDCOVERS AND VINES

PLANT SPECIES AND SIZE SHALL CONFORM TO THOSE INDICATED ON THE DRAWINGS. NOMENCLATURE SHALL CONFORM TO 'STANDARDIZED PLANT NAMES', 1942 EDITION. ALL NURSERY STOCK SHALL BE IN ACCORDANCE WITH 'GRADES AND STANDARDS FOR NURSERY PLANTS PARTS I & II', LATEST EDITION PUBLISHED BY THE FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES. UNLESS SPECIFIED OTHERWISE, ALL PLANTS SHALL BE FLORIDA GRADE NUMBER 1 OR BETTER AS DETERMINED BY THE FLORIDA DIVISION OF PLANT INDUSTRY. SPECIMEN MEANS AN EXCEPTIONALLY HEAVY, SYMMETRICAL, TIGHTLY KNIT PLANT, SO TRAINED OR FAVORED IN ITS DEVELOPMENT THAT FIRST APPEARANCE IS UNQUESTIONABLE AND OUTSTANDINGLY SUPERIOR IN FORM, NUMBER OF BRANCHES, COMPACTNESS AND SYMMETRY. ALL PLANTS SHALL BE FRESHLY DUG, SOUND, HEALTHY, VIGOROUS, WELL BRANCHED AND FREE OF DISEASE AND INSECT EGGS AND LARVAE AND SHALL HAVE ADEQUATE ROOT SYSTEM. TREES FOR PLANTING ROWS SHALL BE UNIFORM IN SIZE AND SHAPE. ALL MATERIALS SHALL BE SUBJECT TO APPROVAL BY THE OWNER. WHERE REQUIREMENTS ARE OMITTED FROM THE PLANT LIST, THE PLANTS FURNISHED SHALL BE NORMAL FOR THE VARIETY AND FLORIDA NUMBER 1. PLANTS SHALL BE PRUNED PRIOR TO DELIVERY ONLY UPON THE APPROVAL OF THE OWNER.

CONTAINER GROWN STOCK:

ALL CONTAINER GROWN MATERIAL SHALL BE HEALTHY, VIGOROUS, WELL-ROOTED PLANTS AND ESTABLISHED IN THE CONTAINER IN WHICH THEY ARE SOLD. THE PLANTS SHALL HAVE TOPS OF GOOD QUALITY AND BE IN A HEALTHY GROWING CONDITION.

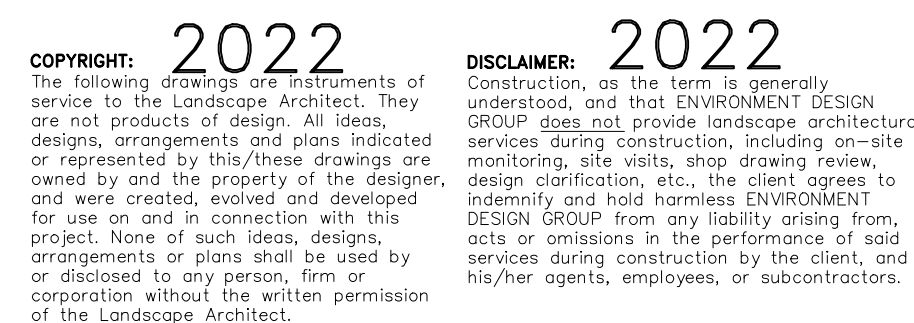
- AN ESTABLISHED CONTAINER GROWN PLANT SHALL BE TRANSPLANTED INTO A CONTAINER AND GROWN IN THAT CONTAINER SUFFICIENTLY LONG ENOUGH FOR THE NEW FIBROUS ROOTS TO HAVE DEVELOPED SO THAT THE ROOT MASS WILL RETAIN ITS SHAPE AND HOLD TOGETHER WHEN REMOVED FROM THE CONTAINER.
-

WARRANTY:

WARRANTY PLANTS, SHRUBS AND GROUNDCOVERS FOR A PERIOD OF NINETY (90) DAYS; TREES & PALMS FOR ONE YEAR (1) AGAINST UNHEALTHY CONDITION, EXCEPT AS MAY RESULT FROM NEGLECT BY OWNER, DAMAGE BY OTHERS, AND UNUSUAL PHENOMENA BEYOND INSTALLER'S CONTROL. REPLACE AT TIME REQUESTED BY THE OWNER OR LANDSCAPE ARCHITECT.

MAINTENANCE:

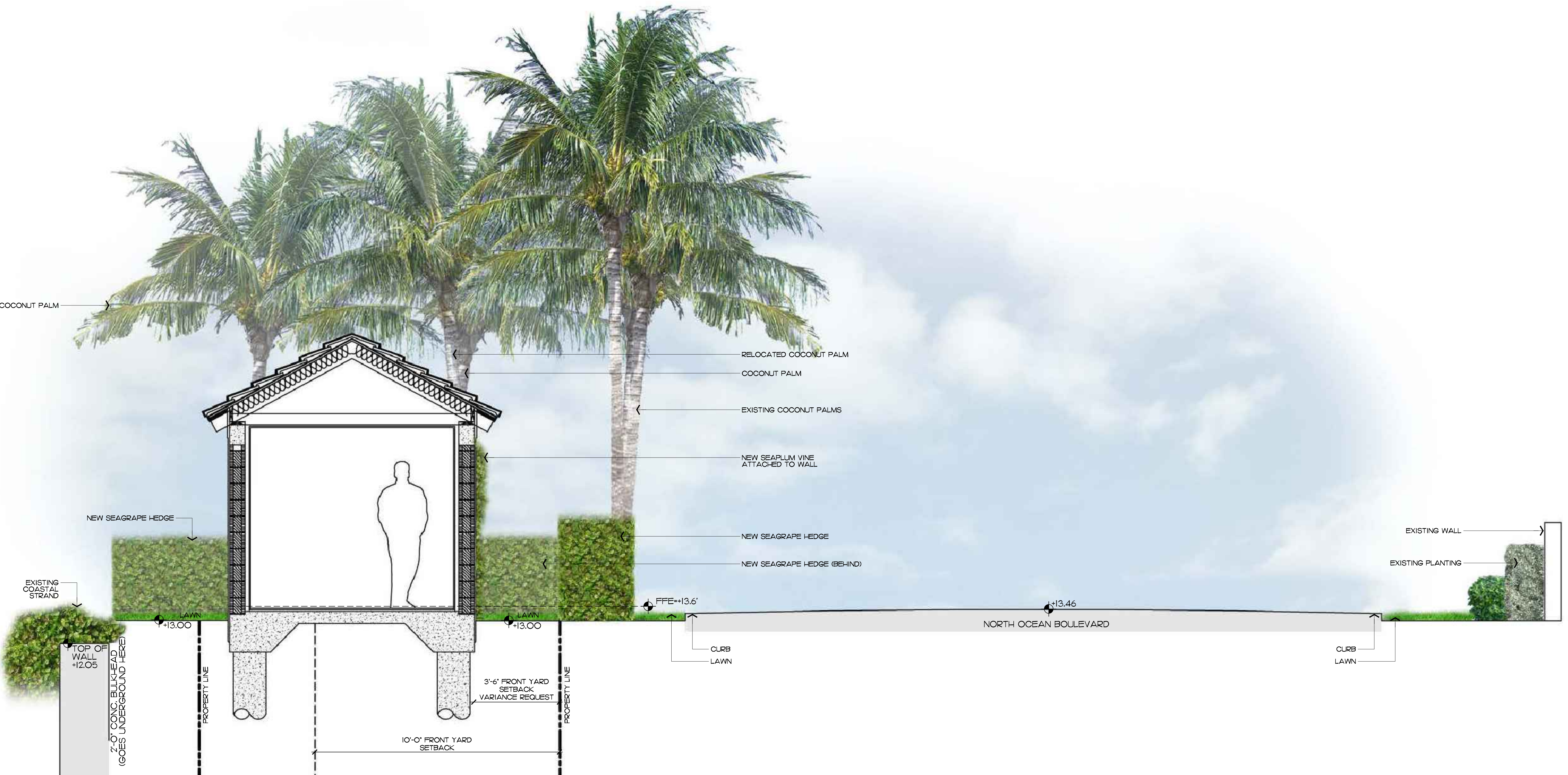
MAINTAIN LANDSCAPE WORK UNTIL THE LETTER OF SUBSTANTIAL COMPLETION BY THE GENERAL CONTRACTOR. INCLUDE WATERING, WEEDING, CULTIVATING, RESTORATION OF GRADE, MOWING AND TRIMMING GRASS, PRUNING TREES AND SHRUBS, PROTECTION FROM INSECTS AND DISEASES, FERTILIZATION AND SIMILAR OPERATIONS AS NEEDED TO ENSURE NORMAL GOOD HEALTH FOR LIVE PLANT MATERIAL.



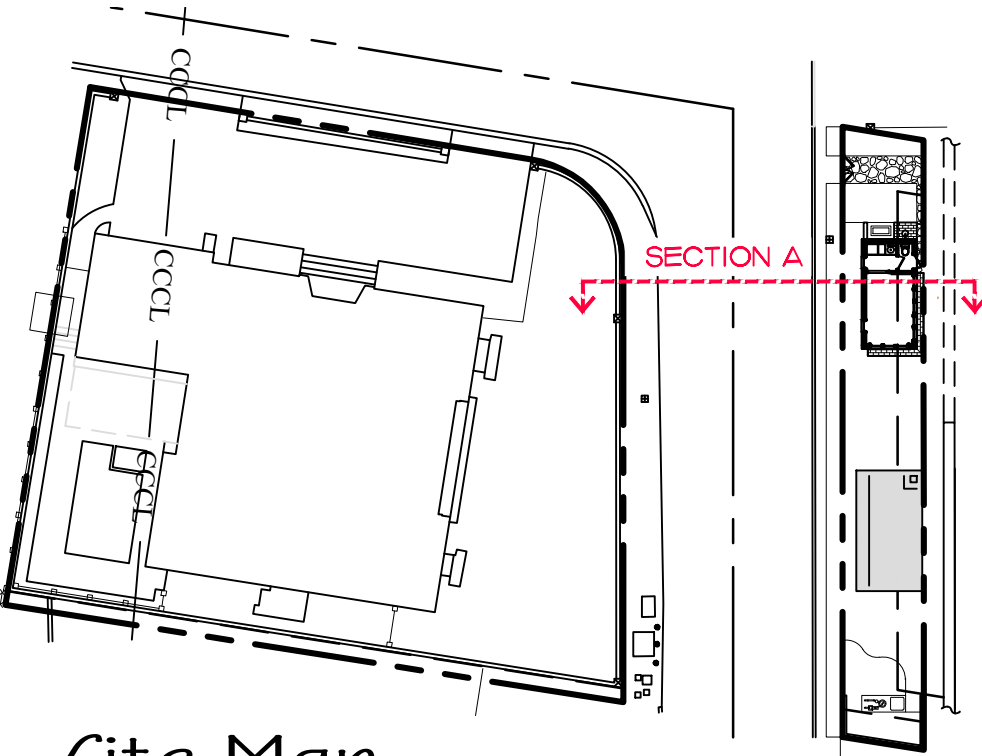
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F L O R I D A



Section A



Site Map
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ARCOM# ARC-22-143
ZONING# ZON-22-093
North Ocean Boulevard Landscape/Hardscape Cross Section
SCALE IN FEET: 1/2"=1'-0"

JOB NUMBER: # 21162.00 LA
DRAWN BY: Lauren Freeman
DATE: 05.09.2022
05.30.2022
09.12.2022

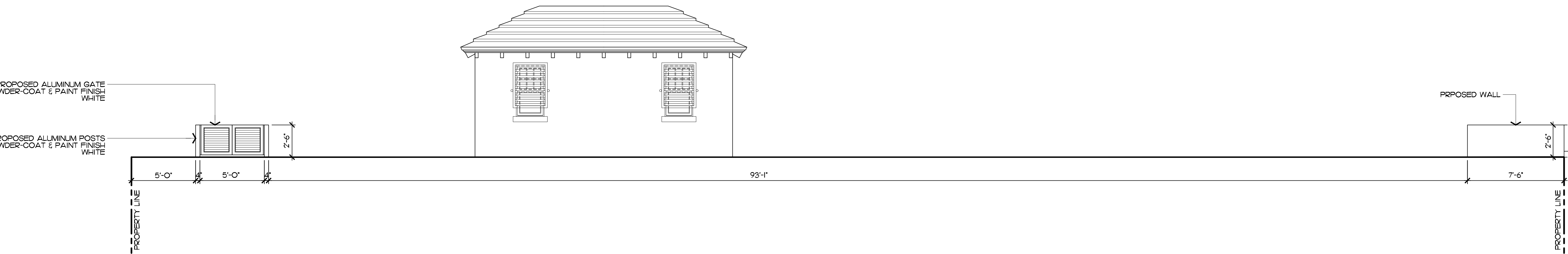
SHEET 10.0

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F L O R I D A



Rendered Beach Cabana West Elevation

NOTE: ALL PEST PLANTS RECOGNIZED AS CATEGORY I AND CATEGORY II INVASIVE EXOTIC SPECIES BY THE FLORIDA EXOTIC PEST PLANT COUNCIL SHALL BE REMOVED FROM THE PROPERTY.



Beach Cabana West Elevation

JOB NUMBER: # 21162.00 LA
DRAWN BY: Lauren Freeman
DATE: 05.09.2022
05.30.2022
09.12.2022

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ARCOM# ARC-22-143
ZONING# ZON-22-093
Beach Cabana Elevation

SCALE IN FEET 0' 4' 8' 12'

SHEET L11.0
16 sf.
AREA IN SQ.FT.



Landings & Terraces

- SHOWER LANDING: 6" X 12" DOMINICAN CORAL PAVERS IN RUNNING BOND, STAGGERED PATTERN
- CABANA LANDING: 6" X 12" DOMINICAN CORAL PAVERS IN RUNNING BOND, STAGGERED PATTERN



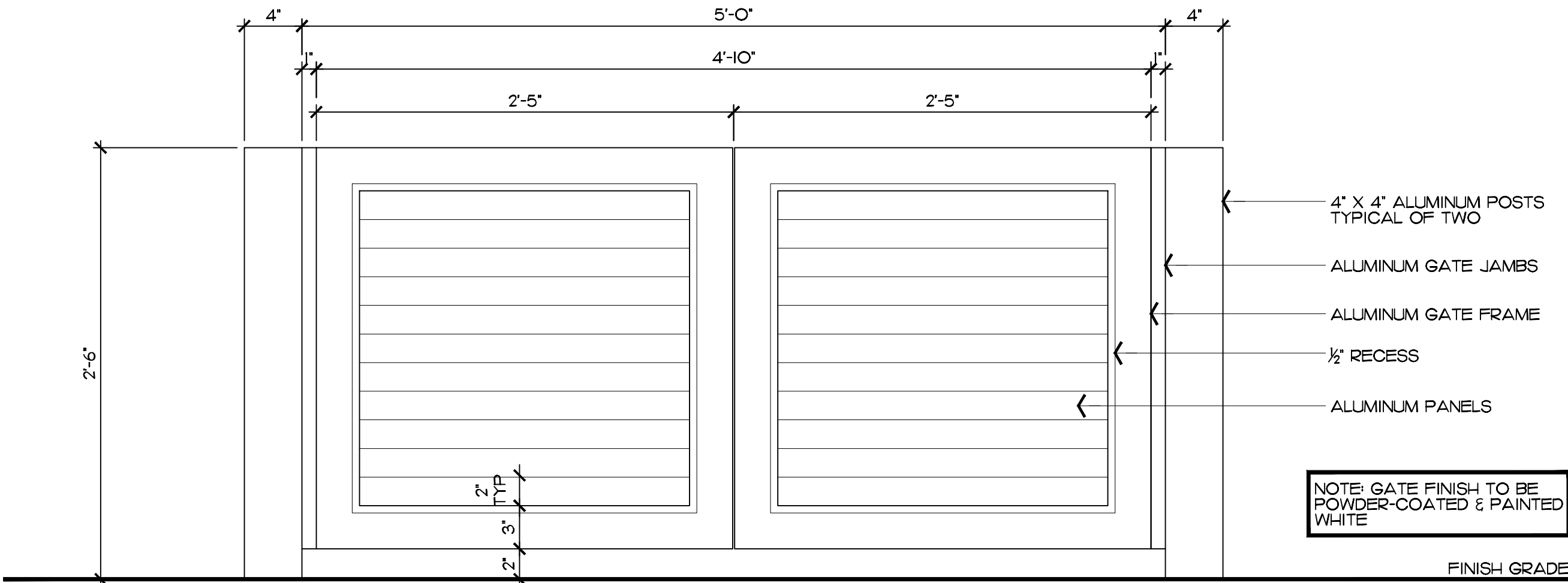
North Path

- NORTH PATH: DOMINICAN CORAL FLAGSTONE PAVERS WITH LAWN JOINTS



Pool Coping

- 12" X 24" DOMINICAN CORAL POOL COPING



Gate Elevation

SCALE: 1-1/2"=1'-0"

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ENVIRONMENT
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Landscape Architecture
Land Planning
Landscape Management

Dustin M. Mizell, M.L.A. R.L.A. #6666784
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DRAWN BY: Lauren Freeman
DATE: 05.09.2022
05.30.2022
09.12.2022

SHEET L12.0

ARCOM# ARC-22-143
ZONING# ZON-22-093

Proposed Hardscape Images

STORMWATER RETENTION CALCULATIONS

A. SITE INFORMATION

Total Property Area = 1,643 sq.ft.
Drainage Area Impervious Surface = 642 sq.ft.
Drainage Area Pervious Surface = 1,001 sq.ft.

B. ESTIMATED STORMWATER RETENTION VOLUME

The retention volume is estimated using the Rational Method (Q=CiA)
where:
C = 1.0 (impervious surface)
C = 0.2 (pervious surface)
i = 2 in/hr

Impervious Surface Runoff Volume:
1.0 x 2 in/hr x 642 sq.ft. x 1 ft./12 in. = 107 cu.ft.

Pervious Runoff Volume:
0.2 x 2 in/hr x 1,001 sq.ft. x 1 ft./12 in. = 34 cu.ft.

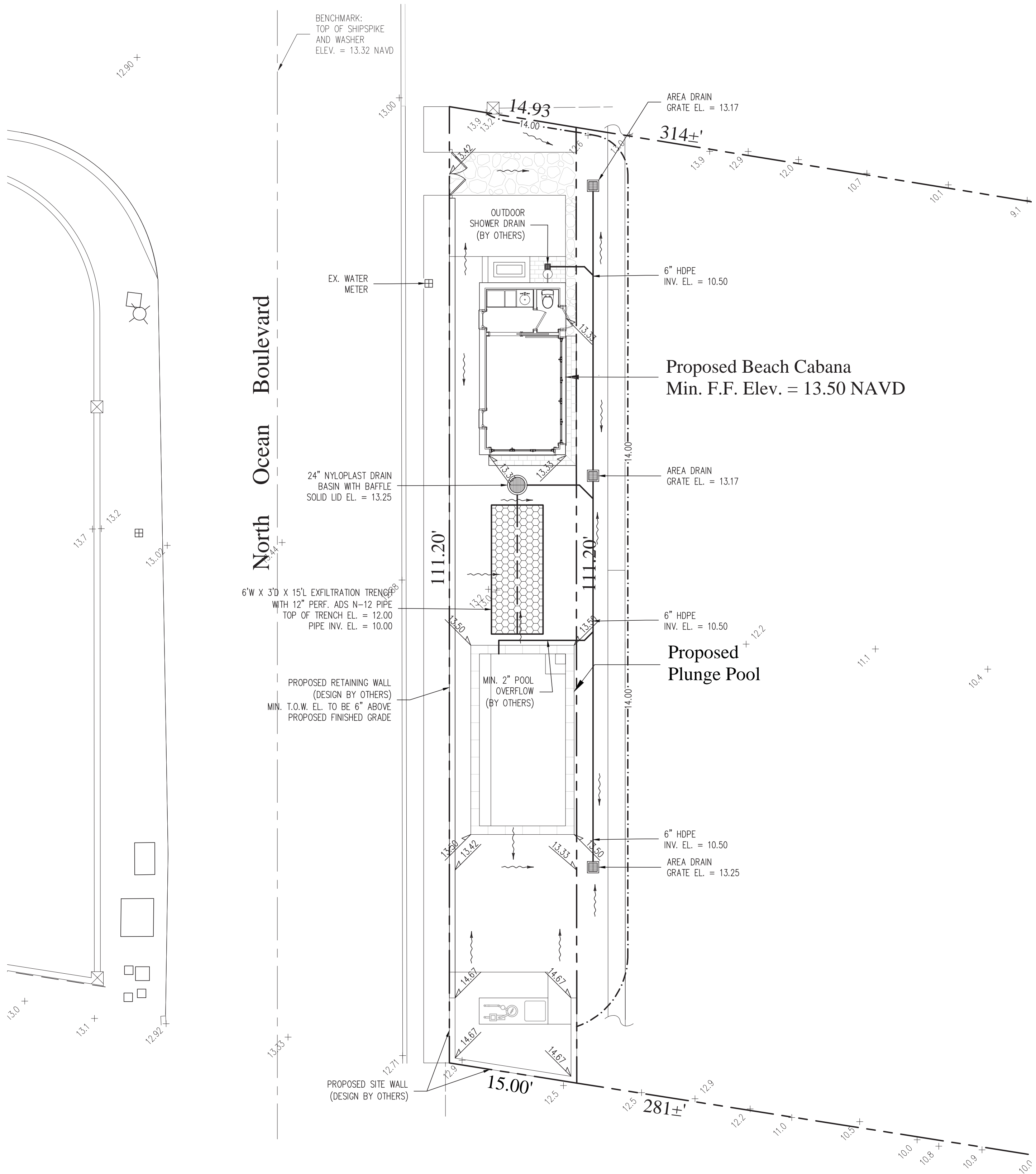
Total Volume to be Retained = 141 cu.ft.

C. PROPOSED EXFILTRATION TRENCH SIZING

L	=	Total Length of Trench Provided	=	15	ft
W	=	Trench Width	=	6	ft
K	=	Hydraulic Conductivity	=	0.00005	cfs/sq.ft./ft. of head
H2	=	Depth to Water Table	=	6.00	ft
DU	=	Un-Saturated Trench Depth	=	3.00	ft
DS	=	Saturated Trench Depth	=	0.00	ft
V	=	Volume Treated	=	307	cu.ft.

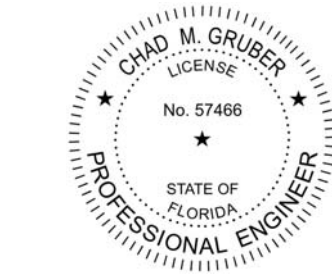
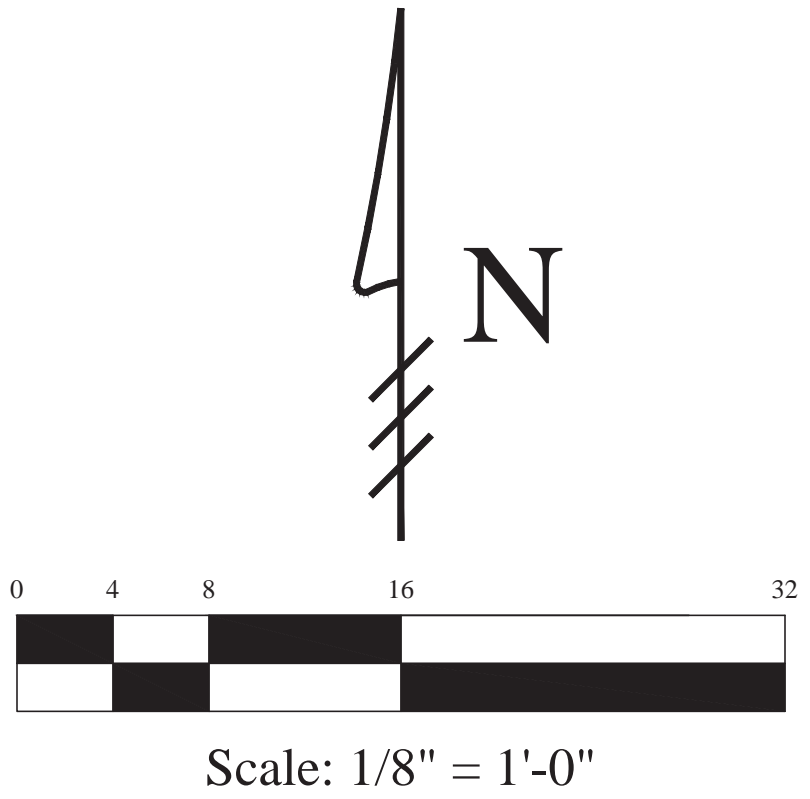
Notes:

- 1) Exfiltration trenches and storm piping to be protected from roots with a root barrier.
- 2) Roof drain downspouts are to be connected to the proposed drainage system. Contractor to provide engineer with downspout locations prior to installation of drainage system.
- 3) Exfiltration trench design uses an assumed value of hydraulic conductivity. Client may obtain a site specific test for hydraulic conductivity prior to exfiltration trench installation.
- 4) Contractor shall mill and overlay all roadway cuts a minimum of 50 ft. on either side of the excavation the entire width of each affected lane.
- 5) Contractor is responsible for installing and maintaining erosion control measures during construction.
- 6) Video inspection of storm drainage system required prior to installation of sod.



Legend

- EXISTING ELEVATION PER WALLACE SURVEYING CORP. (NAVD-88)
- PROPOSED ELEVATION (NAVD-88)
- PROPOSED ELEVATION CONTOUR (NAVD-88)
- FLOW DIRECTION
- EXFILTRATION TRENCH
- AREA DRAIN
- 24" NYLOPLAST DRAIN BASIN WITH BAFFLE



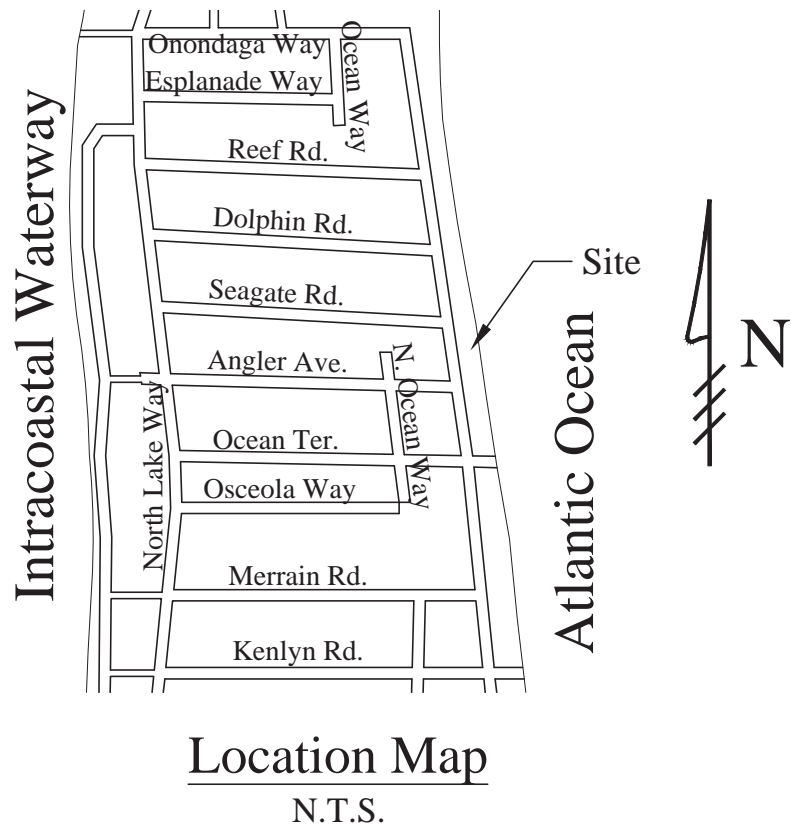
Digitally signed
by Chad M Gruber
Date: 2022.09.09
09:00:10 -04'00'

This item has been electronically signed and sealed by Chad M. Gruber on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

Plan Background from Hardscape Plan by
Environment Design Group Received 9/1/22

ARC-22-143
ZON-22-093

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Location Map
N.T.S.



Gruber Consulting
Engineers, Inc.
5754 MERCER AVE., SUITE 305
WEST PALM BEACH, FL 33401
PHONE: 561.312.2841
office@gruberengineers.com

Project Information				
Project No.	2022-0058	Issue Date	09/09/2022	Scale
Scale	1" = 10'	Drawn By	KM	Checked By
			CG	CG

Conceptual Site Grading & Drainage Plan For:
Proposed Beach Cabana
1356 North Ocean Boulevard
Palm Beach, Florida

Revisions	
1	
2	
3	
4	
5	
6	
7	
8	
9	
10	

Chad M. Gruber

FL P.E. No. 57466

Sheet No.

C-1