



Northeast Corner



South Buffer



Northwest Corner



East Buffer



West Buffer



West Buffer

Private Residence
206 Caribbean Rd
Palm Beach

F L O R D A

JOB NUMBER: # 21189.00 LA
DRAWN BY: Nick Pastor

DATE: 06.28.2023

SHEET L1.0

2023
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SUNSHINE STATE ONE CALL
OF FLORIDA, INC.

ARC-23-090
ZON-23-068
Existing Site Photos - Street View



Southeast Corner



South Buffer



Northwest Corner



West Buffer



South Buffer



Northwest Corner

Private Residence
206 Caribbean Rd
Palm Beach

F L O R D A

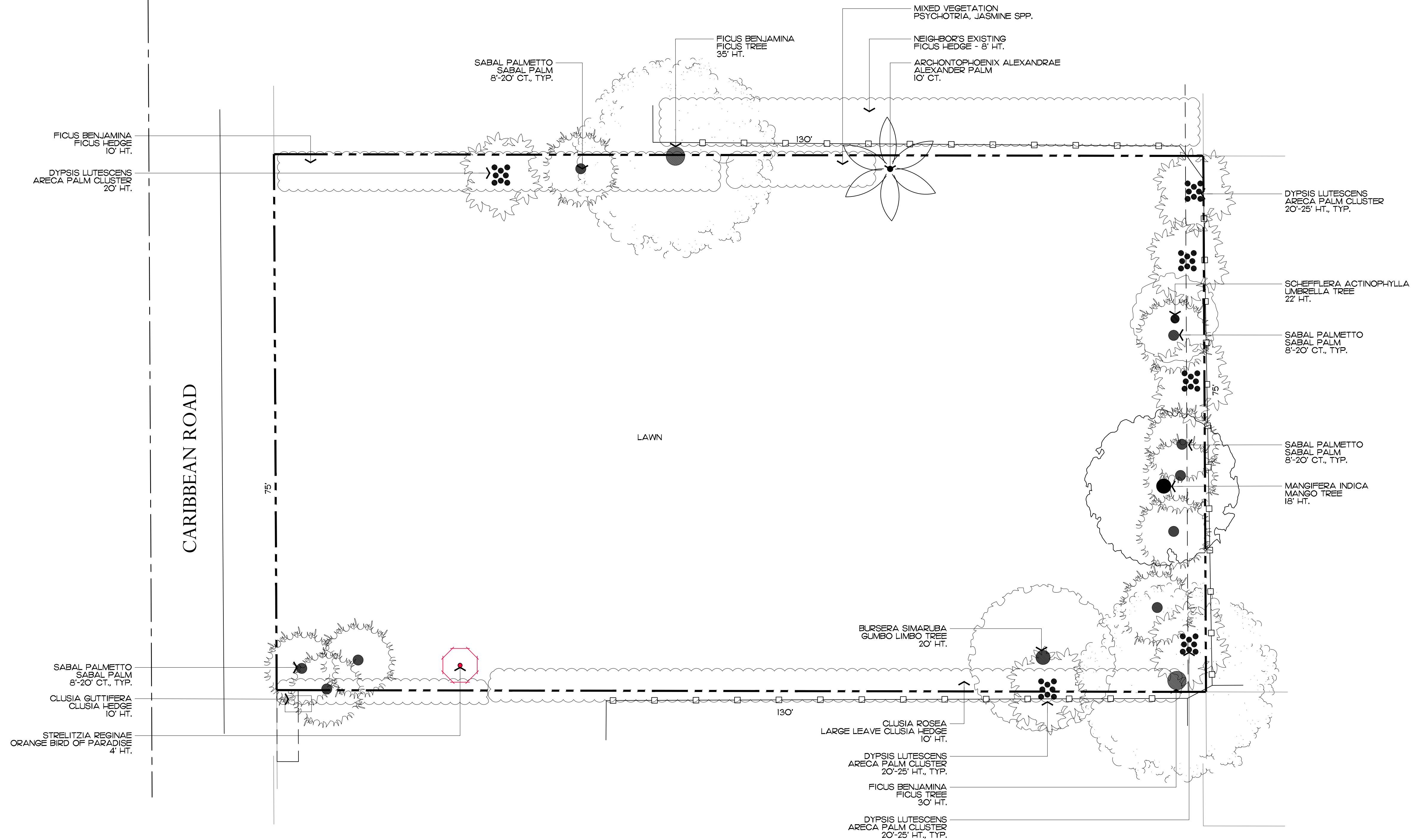
JOB NUMBER: # 21189.00 LA
DRAWN BY: Alex Bugrli
DATE: 06.28.2023

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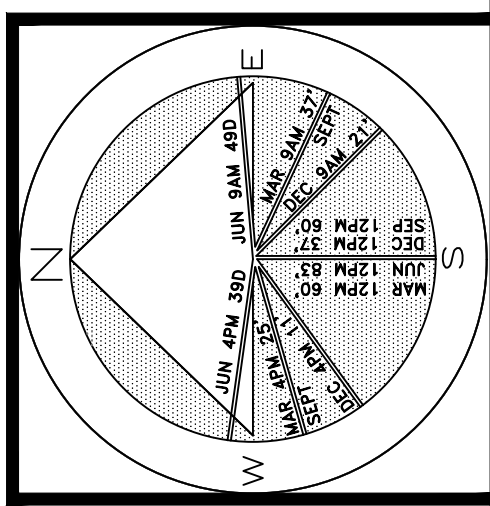
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ARC-23-090
ZON-23-068
Existing Site Photos



Private Residence
206 Caribbean Rd
Palm Beach



JOB NUMBER: # 21189.00 LA
DRAWN BY: Jean Twomey
DATE: 06.28.2023

SHEET L2.0

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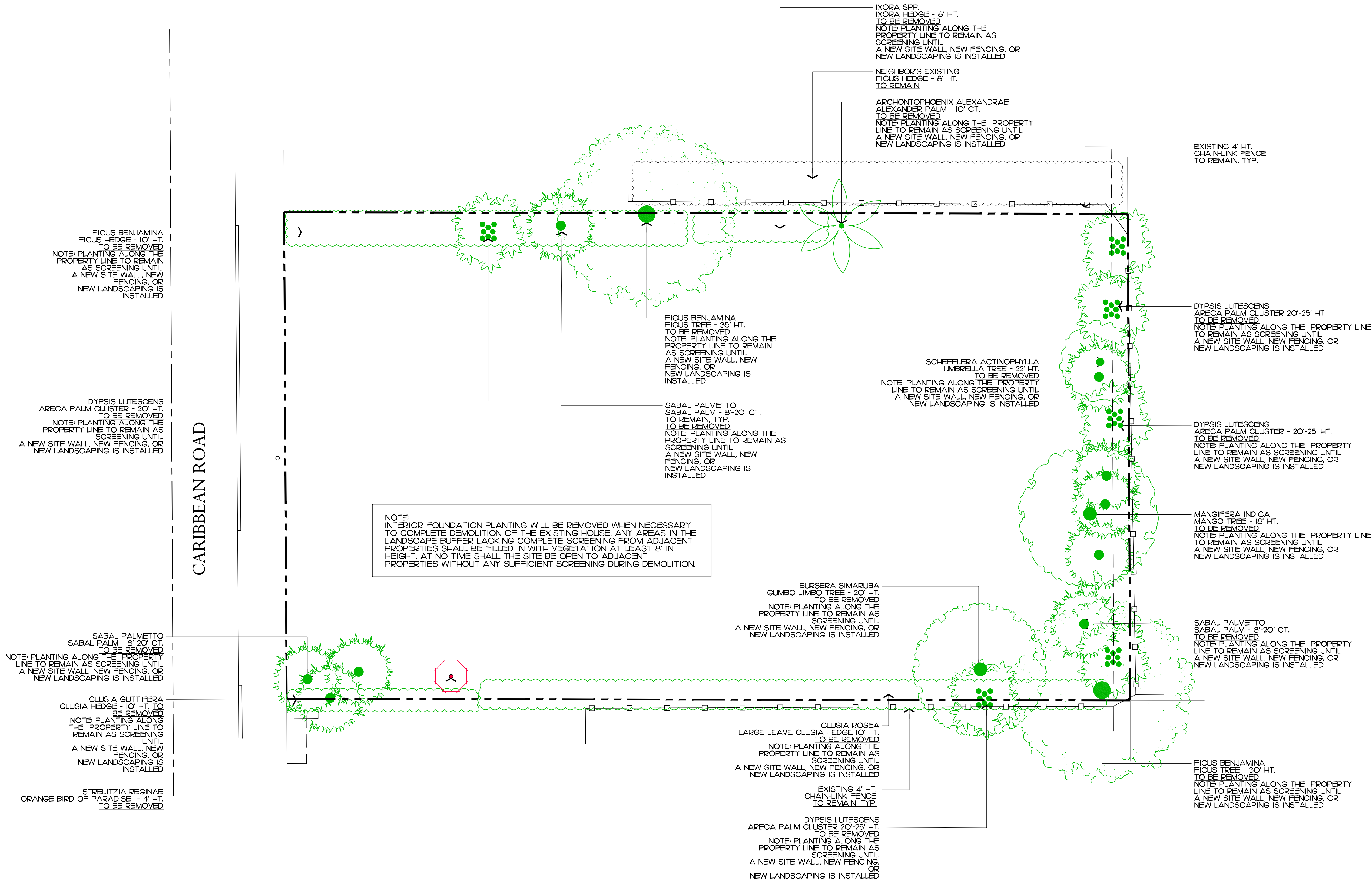
Existing Vegetation Inventory & Action Plan

ARC-23-090
ZON-23-068

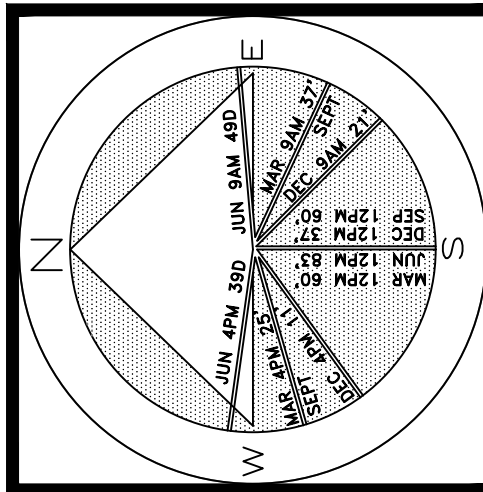
SCALE IN FEET 0' 8' 16' 24'

64 sf.

AREA IN SQ.FT.



Private Residence
206 Caribbean Rd
Palm Beach



JOB NUMBER: # 21189.00 LA
DRAWN BY: /Nick Pastor
DATE: 06.28.2023

SHEET L3.0

ARC-23-090
ZON-23-068

Demolition and Vegetation Action Plan

SCALE IN FEET 0' 8' 16' 24'

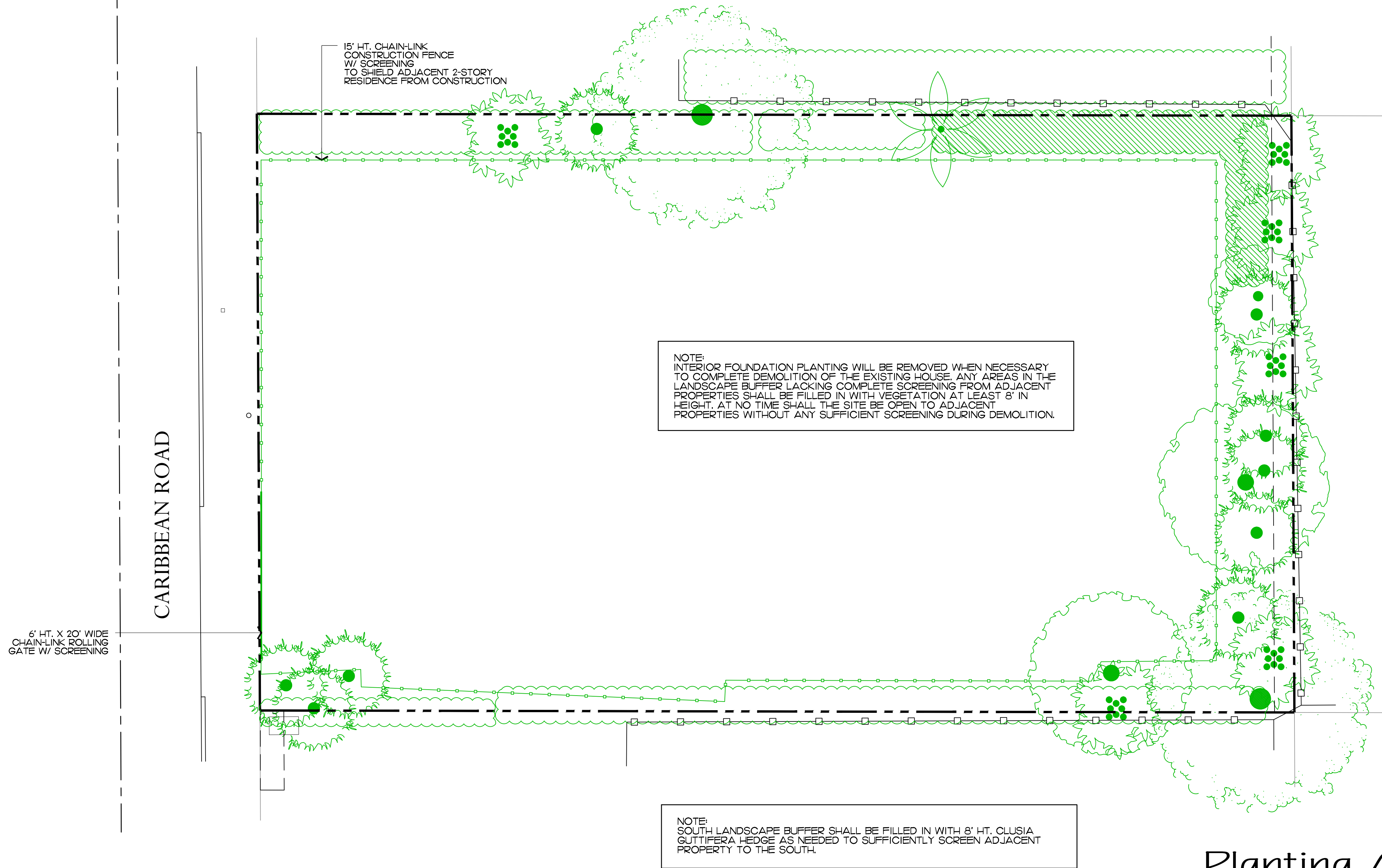
64 sq. ft.

AREA IN SQ. FT.

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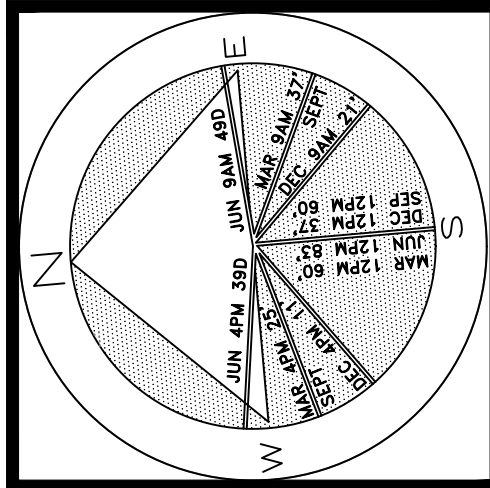
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Planting Schedule

SYMBOL/KEY	PLANT NAME	QTY.	DESCRIPTION
	CLUSIA GUTTIFERA CLUSIA HEDGE	25	8' HT., 48" O.C.

NOTE: (10) ADDITIONAL CLUSIA HEDGES TO BE PLANTED ALONG SOUTH PROPERTY LINE AS NEEDED



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SHEET L4.0

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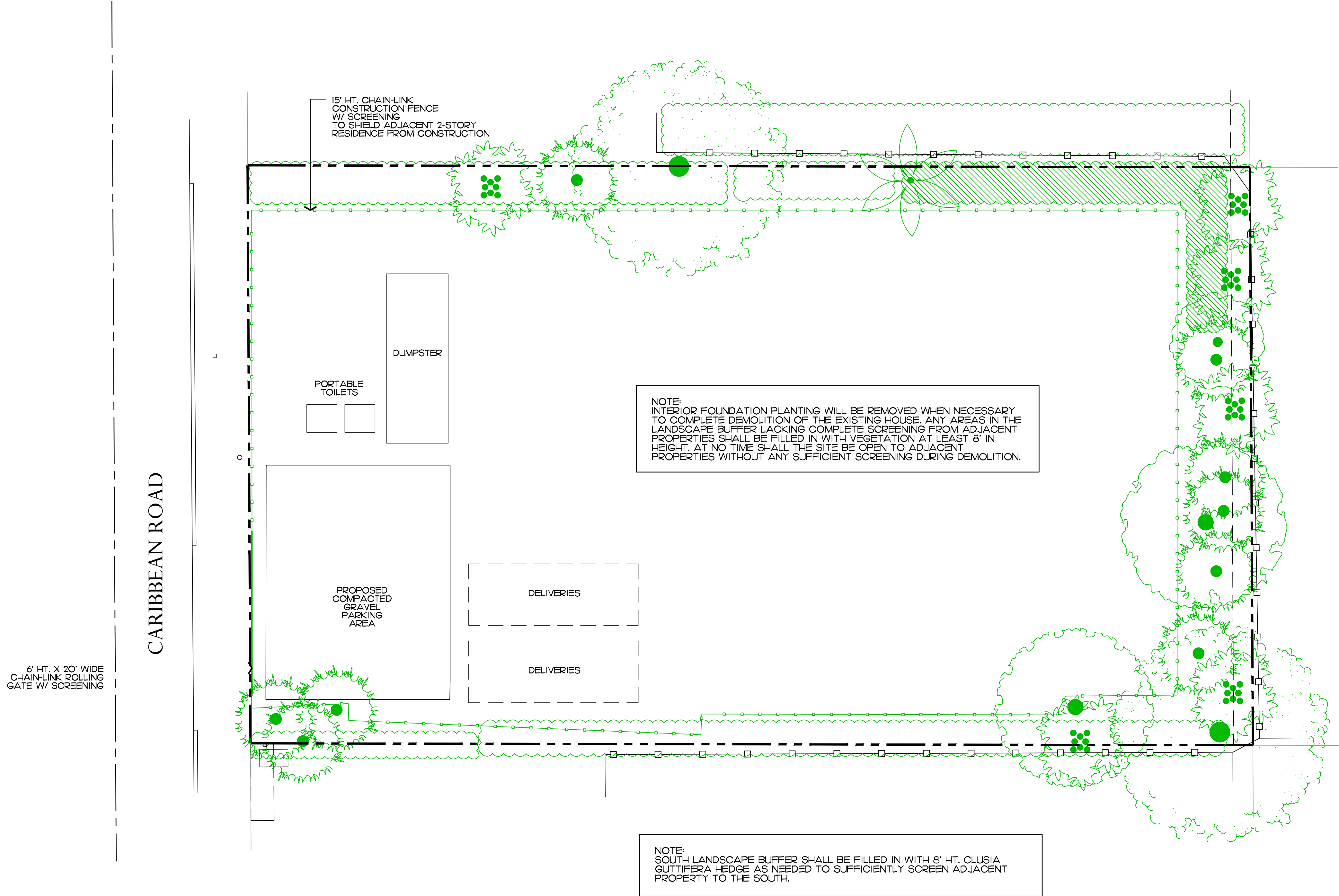
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ARC-23-090
ZON-23-068
Construction Screening Plan
SCALE IN FEET 0' 8' 16' 24'

64 sf.

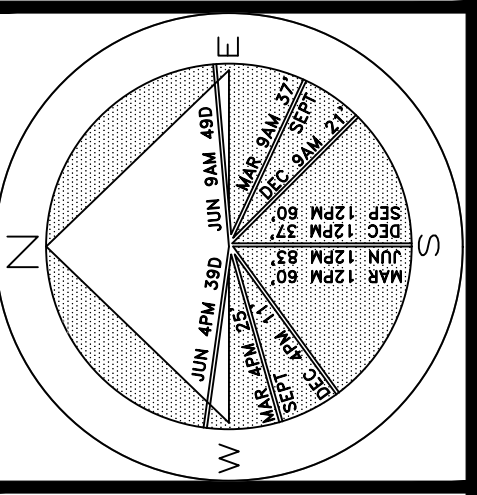
AREA IN SQ. FT.



Planting Schedule

SYMBOL/KEY	PLANT NAME	QTY.	DESCRIPTION
	CLUSIA GUTTIFERA CLUSIA HEDGE	25	8' HT., 48" O.C.

NOTE: (10) ADDITIONAL CLUSIA HEDGES TO BE PLANTED ALONG SOUTH PROPERTY LINE AS NEEDED



JOB NUMBER: # 21189.00 LA
DRAWN BY: Nick Pastor

DATE: 06.28.2023

SHEET L5.0

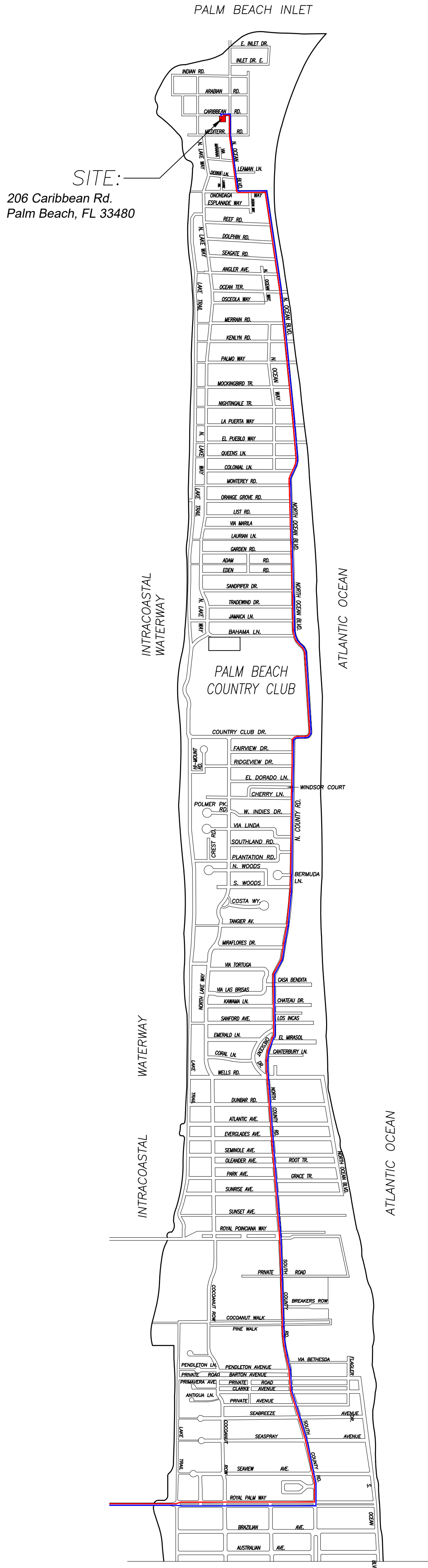
ARC-23-090
ZON-23-068

Construction Staging Plan

SCALE IN FEET 0' 8' 16' 24'

64 sf.

AREA IN SQ.FT.



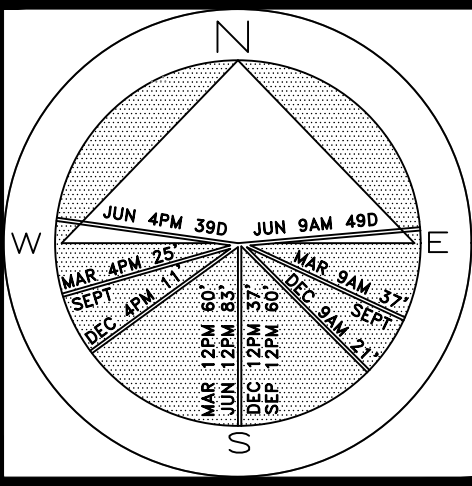
1 PROPOSED TRUCK INGRESS / EGRESS ROUTES MAP

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

CONCEPTUAL CONSTRUCTION SCHEDULE		
• JUL 1TH 2023	- ARCOM MEETING	
• JUL 15TH 2023	- TOWN COUNCIL	
• OCT-NOV 2023	- SUBMIT FOR PERMIT	
• 1 MONTH -DEC 2023	- MOBILIZATION & DEMOLITION OF EXISTING STRUCTURES	
• 2 MONTHS	- SITE/BUILDING PREPARATION	
• 1.5 MONTHS	- FOUNDATION	
• 2.5 MONTHS	- BLOCK DELIVERIES & CONC. POURS	
• 1 MONTH	- ROOF TRUSS DELIVERY AND SET TRUSSES	
• 1.5 MONTHS	- WINDOW/DOOR DELIVERIES AND INSTALLATION	
• .5 MONTH	- DRY-IN	
• 1.5 MONTHS	- INTERIOR FRAMING	
• 2 MONTHS	- ROUGH-IN	
• .5 MONTH	- DRY WALL	
• 6 MONTHS	- FINISHES	
• 2 MONTHS	- LANDSCAPE & HARDSCAPE INSTALLATION	
• 2 MONTHS	- FINAL INSPECTIONS	
• +/-24 MONTHS	- PROPOSED TOTAL CONSTRUCTION FOLLOWING BUILDING PERMIT	



JOB NUMBER: # 21189.00 LA
DRAWN BY: Nick Pastor

DATE: 06.28.2023

SHEET L6.0

ARC-23-090
ZON-23-068

Truck Logistics Plan
SCALE: NOT TO SCALE

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

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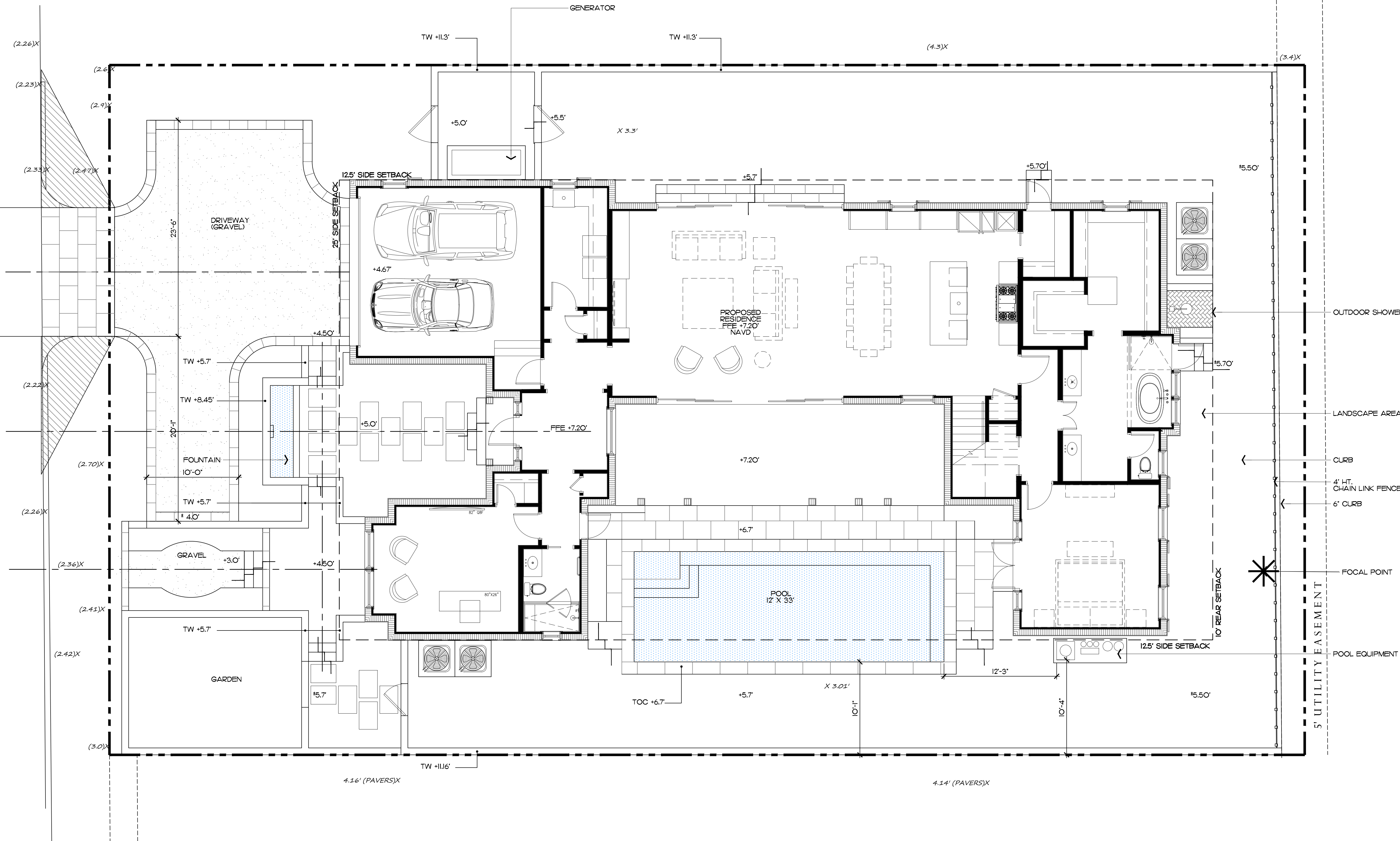
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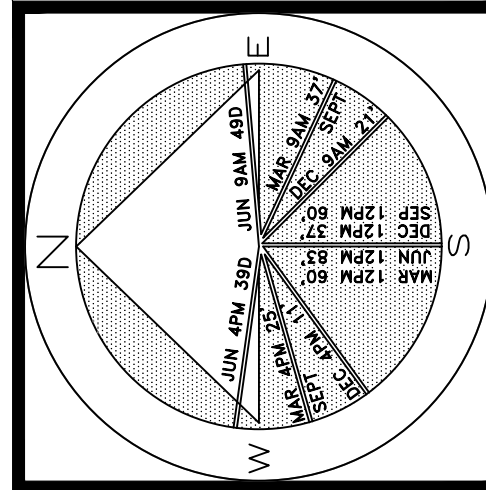
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CARIBBEAN ROAD



- OUTDOOR SHOWER
- LANDSCAPE AREA
- CURB
- 4' HT. CHAIN LINK FENCE
- 6' CURB
- FOCAL POINT
- POOL EQUIPMENT



JOB NUMBER: # 21189.00 LA
DRAWN BY: Alex Eugrui
Grace Walton
DATE: 06.28.2023

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DOMINICAN CORAL STONE PEA GRAVEL

Pool Pump House Hardscape materials

Site Data

LOT ZONE	R-B - LOW DENSITY RESIDENTIAL			
LOT AREA	9,750 S.F. (10,000 S.F. MINIMUM)			
DESCRIPTION	REQUIRED		PROPOSED	
OPEN / PERMEABLE SPACE	MINIMUM 45%	4,387.5 S.F.	45.03%	4,391 S.F.
FRONT YARD LANDSCAPE	MINIMUM 40% OF FRONT YARD	750 S.F.	43.69%	811 S.F.
PERIMETER LANDSCAPE WITHIN 10' OF PROPERTY LINE	MINIMUM 50% OF REQ'D OPEN SPACE	2,193 S.F.	72.57%	3,184 S.F.

ARC-23-090
ZON-23-068

Site Plan
SCALE IN FEET: 3/16" = 1'

64 sf.

AREA IN SQ.FT.

SHEET L7.0

ENVIRONMENT
DESIGN
GROUP

139 North County Road 5920-B Palm Beach, FL 33480

Phone: 561.832.4600 Mobile: 561.313.4424

Landscape Architecture

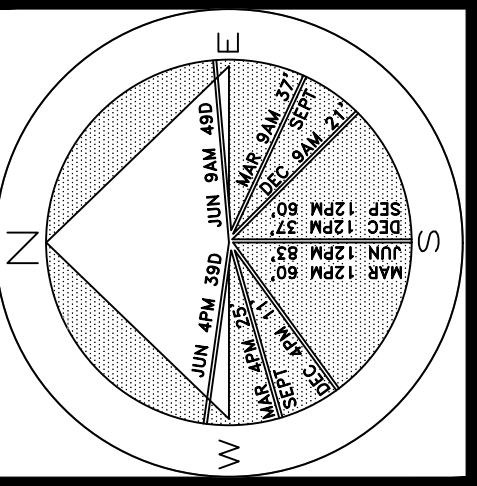
Land Planning

Landscape Management

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

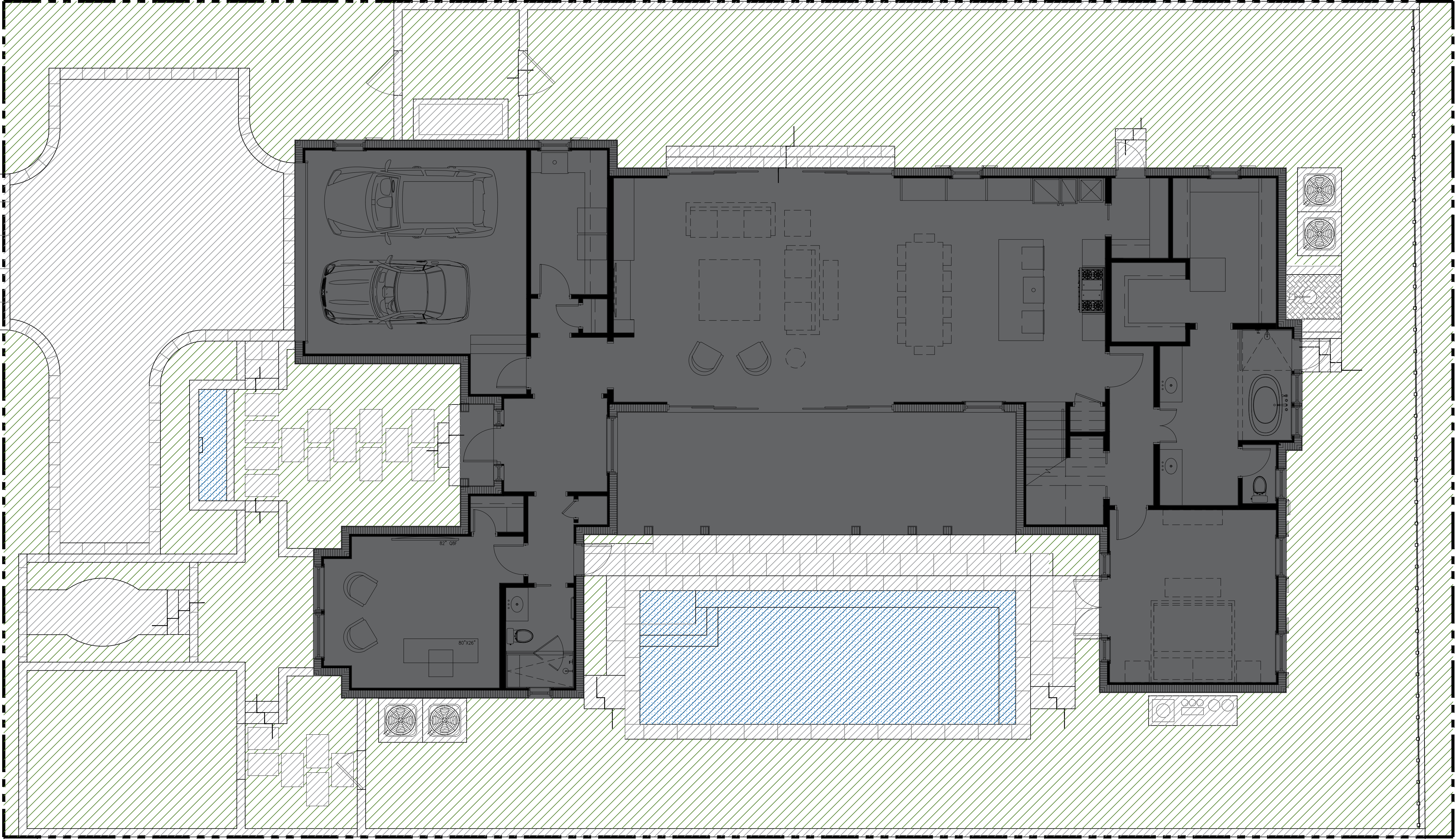
Dustin@environmentdesigngroup.com

Private Residence
206 Caribbean Rd
Palm Beach
F L O R I D A



JOB NUMBER: # 21189.00 LA
DRAWN BY: Alex Bugrui
DATE: 06.28.2023

SHEET L7.1



Legend

- IMPERVIOUS AREA (HOUSE/STRUCTURE)
- IMPERVIOUS AREA (HARDSCAPE)
- PERVIOUS AREA / OPEN SPACE
- IMPERVIOUS AREA / WATER FEATURE

Site Data

LOT ZONE	R-B - LOW DENSITY RESIDENTIAL			
LOT AREA	9,750 S.F. (10,000 S.F. MINIMUM)			
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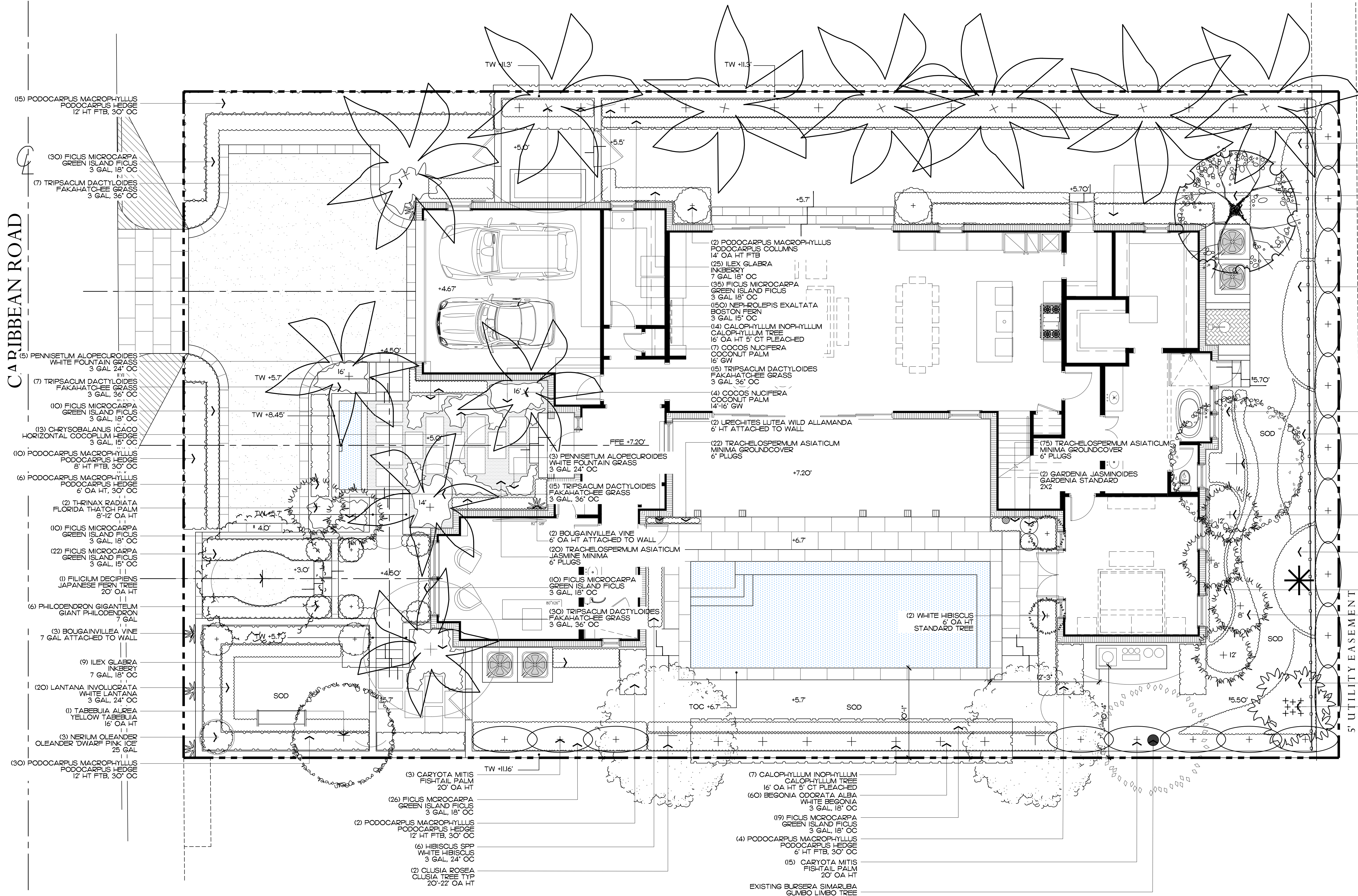
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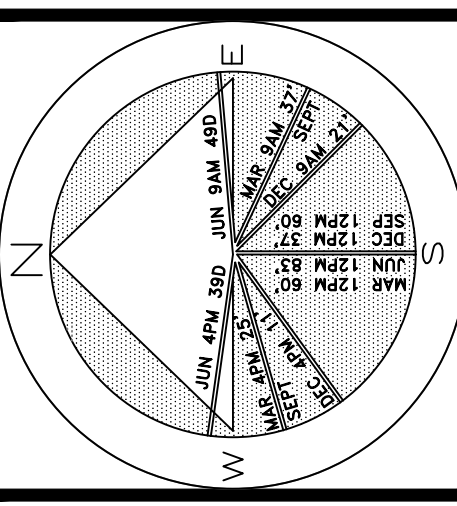
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ARC-23-090
ZON-23-068
Open Space Diagrams
SCALE IN FEET: 3/16" = 1'

CARIBBEAN ROAD



Private Residence
206 Caribbean Rd
Palm Beach



JOB NUMBER: # 21189.00 LA
DRAWN BY: Grace Walton
DATE: 06.28.2023

SHEET L8.0

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ARC-23-090
ZON-23-068
Landscape Plan
SCALE IN FEET: 3/16"=1'

64 sf.

AREA IN SQ. FT.

Trees & Palms

SYMBOL/KEY	PLANT NAME	QTY.	DESCRIPTION	NATIVE
	CONOCARPUS ERECTUS GREEN BUTTONWOOD TREE	1	18' OA HT	YES
	CLUSIA ROSEA CLUSIA TREE	2	20'-22' OA HT	YES
	FILICIUM DECIPIENS JAPANESE FERN TREE	1	18' OA HT SPECIMEN TREE	NO
	TABEBUIA ROSEA PINK TABEBUIA TREE	1	16' OA HT	NO
	CALOPHYLLUM INOPHYLLUM CALOPHYLLUM TREE	18	16' OA HT 5' CT PLEACHED	NO
	COCOS NUCIFERA COCONUT PALM	10	12' - 16' OA HT	NO
	THRINAX RADIATA FLORIDA THATCH PALM	6	VARIETY OF HIGHTS	YES
	CARYOTA FISHTAIL PALM	18	20' OA HT	NO
	ACOELORRHAPHE WRIGHTII EVERGLADES PALMS	1	20' OA HT	NO
	COCOLOBA DIVERSIFOLIA PIGEON PLUM TREE	1	12'-14' OA HT	YES
TOTAL TREES: NATIVE TREES		6 4 (66%)		

Groundcovers

SYMBOL/KEY	PLANT NAME	QTY.(SF)	DESCRIPTION	NATIVE
	PHYLA NODIFLORA FROG FRUIT	200 (200SF)	1 GAL, 12" OC	YES
	TRACHELOSPERMUM ASIATICUM MINIMA GROUNDCOVER	117 (40SF)	6" PLUGS	NO
TOTAL: NATIVE SPECIES:		240% 200 (83%)		

Lawn & Mulch

AREA	PLANT NAME	QTY.	DESCRIPTION
LAWN	EMPIRE ZOYSIA LAWN	AS NEEDED	SOD PALLETS
MULCH	EUCALYPTUS MULCH	AS NEEDED	3" MIN. DEPTH

Shrubs & Vines

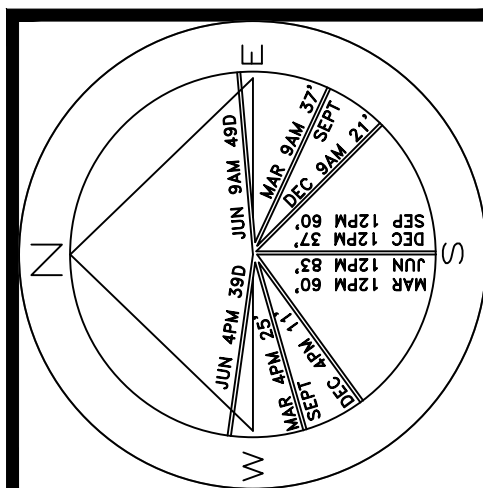
SYMBOL/KEY	PLANT NAME	QTY.	DESCRIPTION	NATIVE
	PODOCARPUS MACROPHYLLUS PODOCARPUS HEDGE	67	VARIETY OF HIGHTS	NO
	LANTANA INVOLUCRATA WHITE LANTANA	20	3 GAL 12" OC	YES
	FICUS MICRCOARPA GREEN ISLAND FICUS	173	3 GAL 18" OC	NO
	NEPHROLEPIS EXALTATA BOSTON FERN	150	3 GAL 12" OC	YES
	PHILODENDRON CONGO GREEN CONGO	20	3 GAL 18" OC	NO
	CHRYSOBALANUS ICACO HORIZONTAL COCOPLUM	13	3 GAL 15" OC	YES
	HIBISCUS SPP WHITE HIBISCUS	2 6	6' OA HT STANDARD 3 GAL 24" OC	NO
	NERIUM OLEANDER PINK ICE OLEANDER 'DWARF'	3	25 GAL	NO
	BEGONIA ODORATA 'ALBA' WHITE BEGONIA	60	3 GAL 18" OC	NO
	ILEX GLABRA INKBERRY	64	7 GAL 18" OC	YES
	TRISPACUM DACTYLOIDES FOKAHATCHEE GRASS	129	3 GAL 36" OC	YES
	BOUGAINVILLEA VINE ATTACHED TO WALL	2 3	6' HT 7 GAL	NO
	URECHITES LUTEA WILD ALLAMANDA	2	6' HT ATTACHED TO WALL	YES
	RUELLIA HUMILLIS WILD PETUNIA	45	1 GAL 12" OC	NO
	OPHIOPOGON JAPONICUS LARGE MONDO GRASS	80	3 GAL 15" OC	NO
	PHILODENDRON GIGANTEUM GIANT PHILODENDRON	6	7 GAL	NO
	GARDENIA JASMINOIDES GARDENIA STANDARD	2	2X2	NO
	PENNISETUM ALOPECUROIDES WHITE FOUNTAIN GRASS	8	3 GAL 24" OC	NO
TOTAL NATIVE SPECIES		855 378 (44.2%)		

Private Residence
206 Caribbean Rd
Palm Beach

JOB NUMBER: # 21189.00 LA
DRAWN BY: Alex Bugril
DATE: 06.28.2023

SHEET L8.2

Private Residence
206 Caribbean Rd
Palm Beach



JOB NUMBER: # 21189.00 LA
DRAWN BY: Grace Walton
/sam Twomey
DATE: 06.28.2023

SHEET L8.3

64 sq. ft.

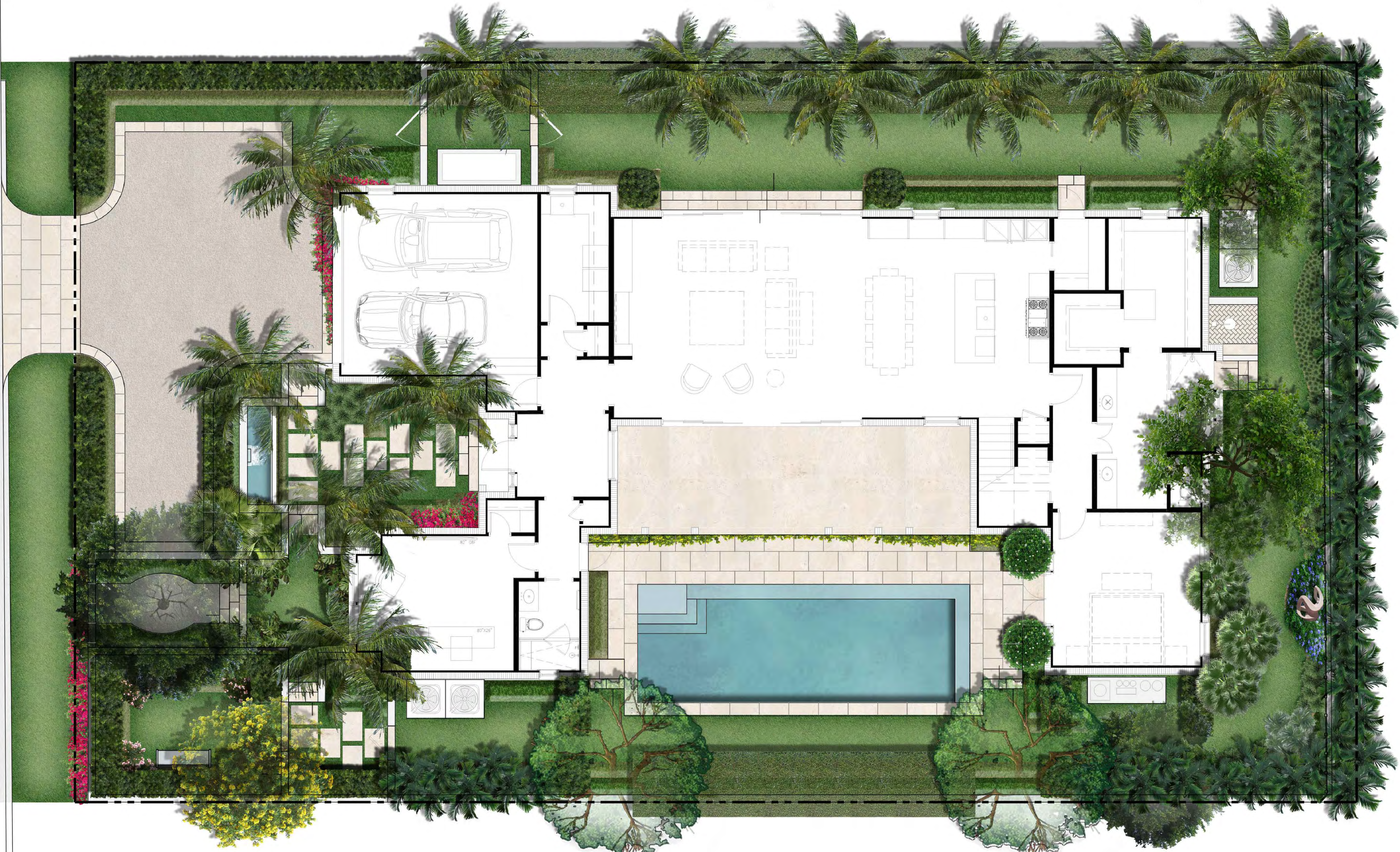
AREA IN SQ. FT.

A
D
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R
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L
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ARC-23-090
ZON-23-068

Rendered Landscape Plan

NOT TO SCALE



Caribbean Road

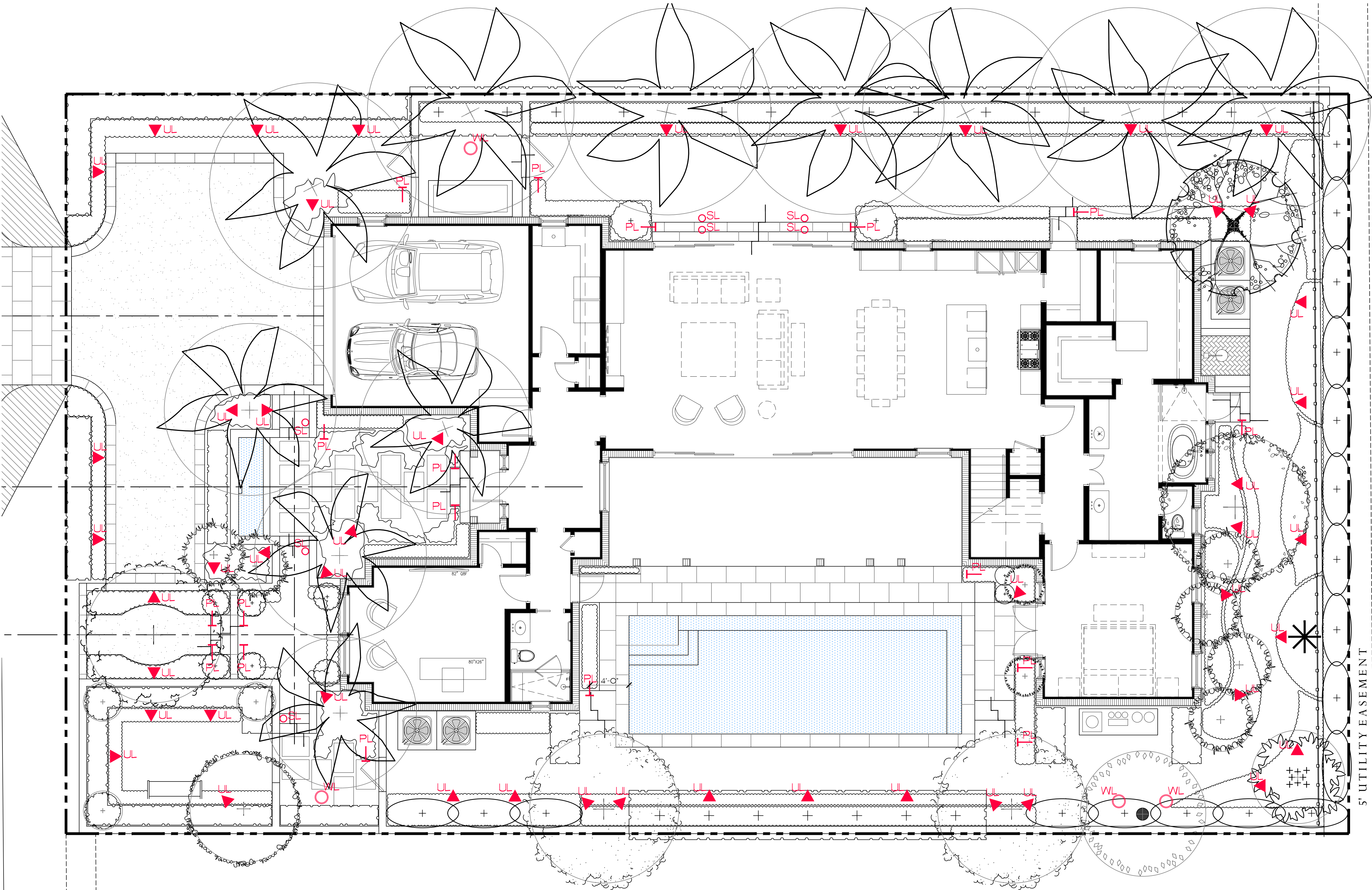
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SUNSHINE STATE ONE CALL
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Lighting Schedule

SYMBOL	DESCRIPTION	QTY.
▲ UL	UPLIGHT - AURORALIGHT - HSLI6-R TELLURIDE BRASS - 9 WATTS - LED 3000K	48
○ WL	WELL LIGHT - AURORALIGHT - LWL5 LIGHTHAUS BRASS FINISH - 9 WATTS - LED 3000K	4
⊕ PL	PATH LIGHT - AURORALIGHT - LPL8 - CORONA BRASS FINISH - 4.5 WATTS - LED 3000K	17
○ SL	WALL LIGHT/ STEP LIGHT - BEGA - IP65 - WHITE - 4.1 WATTS - LED 3000K	7



WELL LIGHT



UP LIGHT

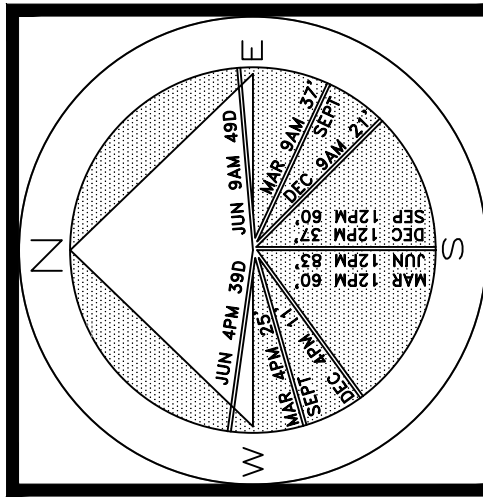


PATH LIGHT



STEP LIGHT/ WALL LIGHT
(COLOR WHITE)

Private Residence
206 Caribbean Rd
Palm Beach



JOB NUMBER: # 21189.00 LA
DRAWN BY: Grace Walton
DATE: 06.28.2023

SHEET L9.0

2023
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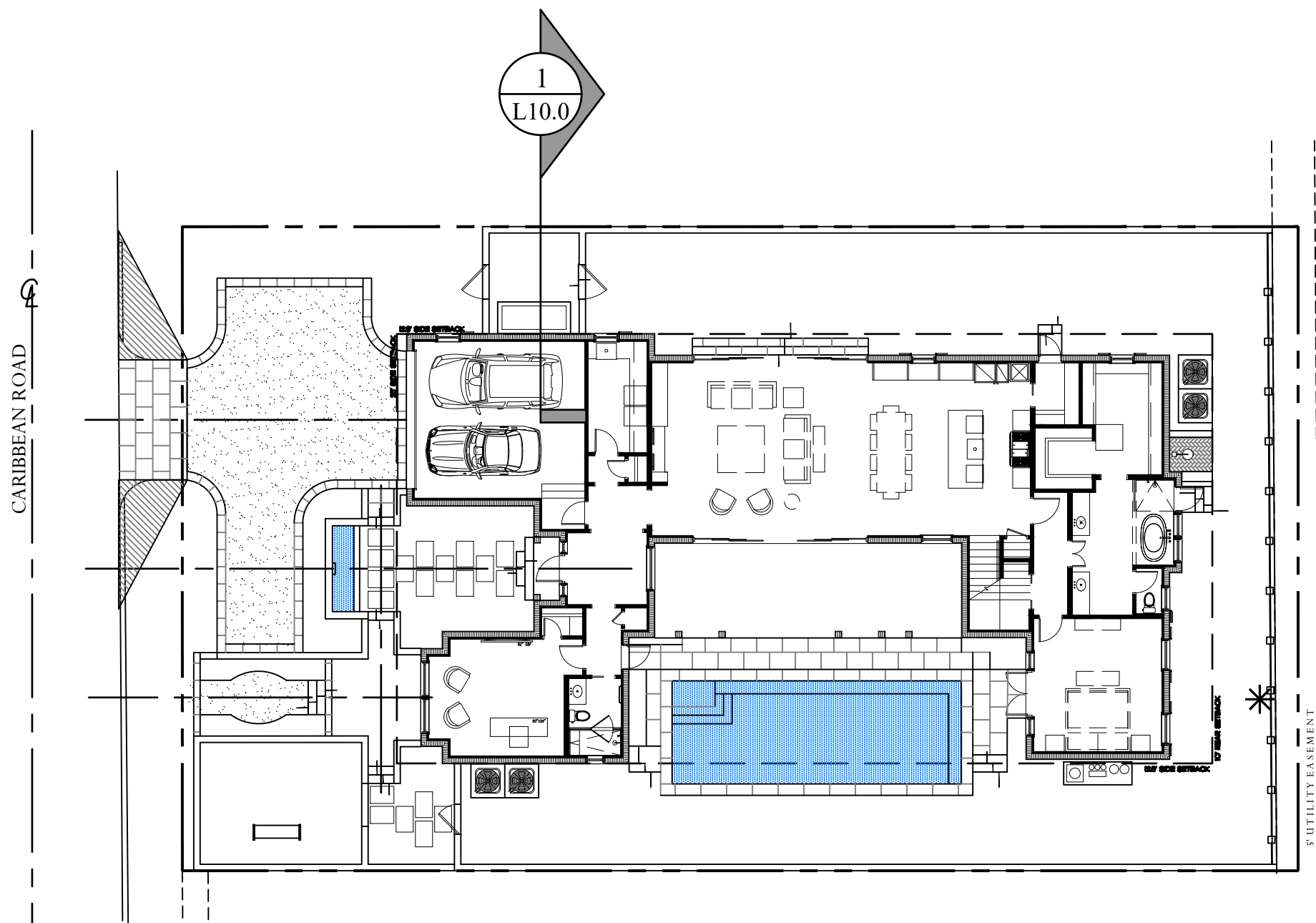
Landscape Lighting Plan

SCALE IN FEET 0' 8' 16' 24'

ARC-23-090
ZON-23-068

64 sq. ft.

AREA IN SQ.FT.



Key Plan

SCALE: NTS

KOHLER. Model: **36CCL**
208-600 V Gas

9001 EPA-Certified for Stationary
Emergency Applications

Ratings Range

Standby: kW 60 Hz
VIA 30-36
30-45



The Kohler® Advantage

• **High Quality Power**

Kohler generators provide advanced voltage and frequency regulation along with ultra-low levels of harmonic distortion for excellent generator power quality to protect your valuable electronics.

• **Extraordinary Reliability**

Kohler is known for extraordinary reliability and performance and backs that up with a premium five-year or 2000 hour limited warranty.

• **All-Aluminum Sound Enclosure**

Durable aluminum sound-attenuating enclosure.

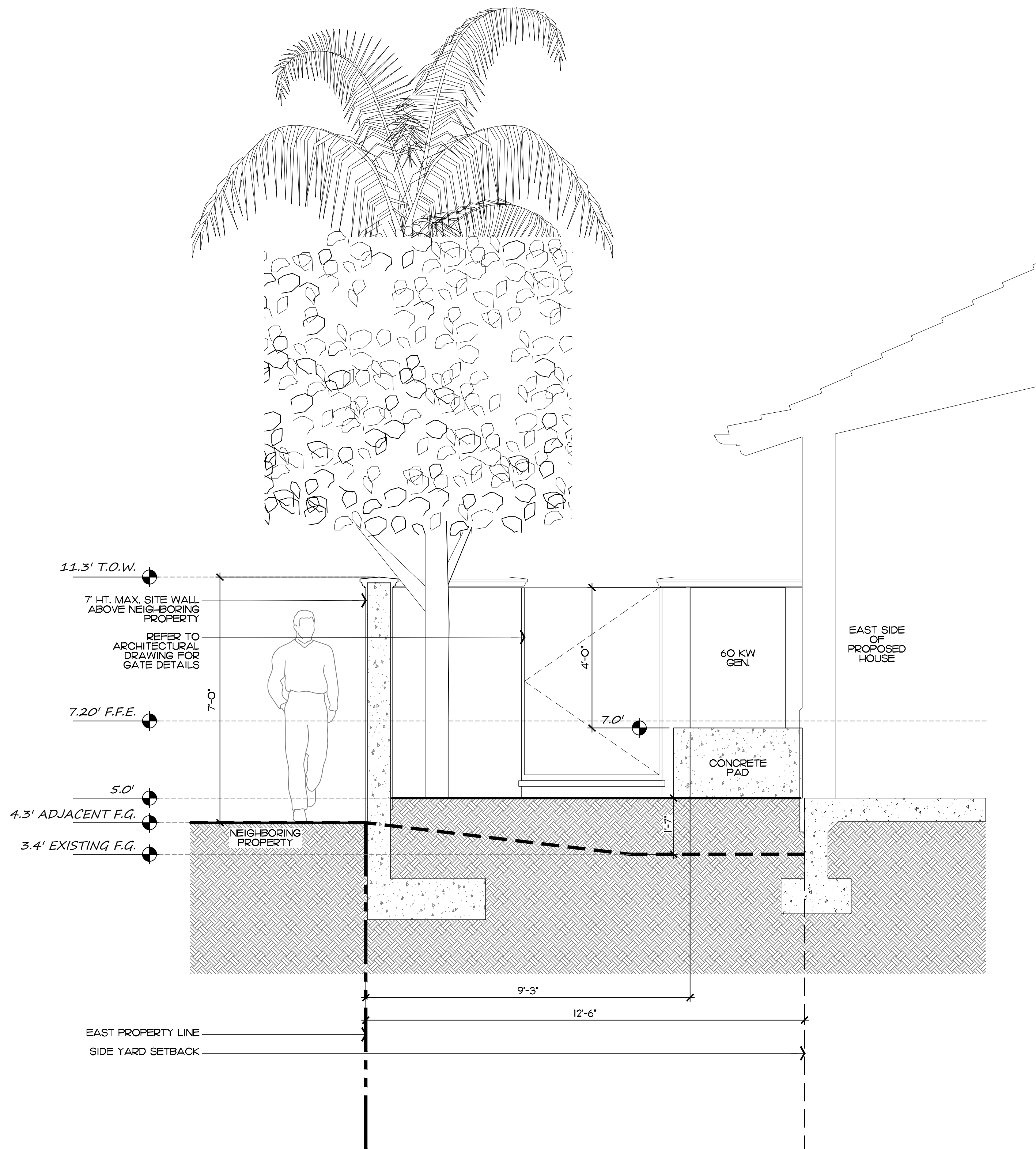
Generator Set Ratings

Alternator					amps		
40B.3	120/208	3	60	36/45	125	36/45	125
	127/220	3	60	36/45	119	36/45	119
	120/240	3	60	36/45	109	36/45	109
	120/240	1	60	30/30	125	30/30	125
	138/240	3	60	36/45	109	36/45	109
	220/380	3	60	36/45	69	36/45	69
	277/480	3	60	36/45	55	36/45	55
47PBX	347/500	3	60	36/45	44	36/45	44
	120/208	3	60	36/45	125	36/45	125
	127/220	3	60	36/45	119	36/45	119
	120/240	3	60	36/45	109	36/45	109
	120/240	1	60	30/30	125	30/30	125
	138/240	3	60	36/45	109	36/45	109
	220/380	3	60	36/45	69	36/45	69
4ES.3	277/480	3	60	36/45	55	36/45	55
	120/240	1	60	36/36	150	36/36	150
	407BK	120/240	1	60	36/36	150	36/36

NOTES: All three-phase units are rated at 0.8 power factor. All single-phase units are rated at 1.0 power factor. Standby Rating: The standby rating is applicable to varying loads for the duration of a power outage. There is no limited capability for the rating. Rating is in accordance with IEEE 603.1 and ISO 22846.1. Other power distribution factors (0.8 to 1.0) for other generators, compare ratings, and site conditions. The generator set manufacturer reserves the right to change the design or specifications without notice and without any obligation of liability whatsoever.

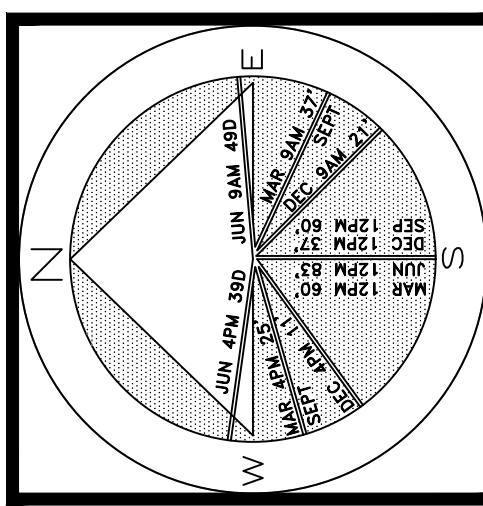
KOHLER 60 KW Generator

SCALE: NTS



Generator Yard Section Diagram

SCALE: 1/4"=1'-0"



JOB NUMBER: # 21189.00 LA
DRAWN BY: Grace Walton
James Aparicio
DATE: 06.28.2023

SHEET L10.0

ARC-23-090
ZON-23-068

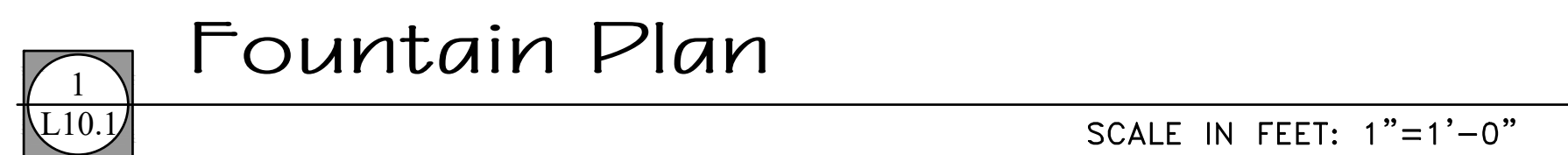
Section Diagrams
SCALE: AS NOTED

AREA IN SQ. FT.

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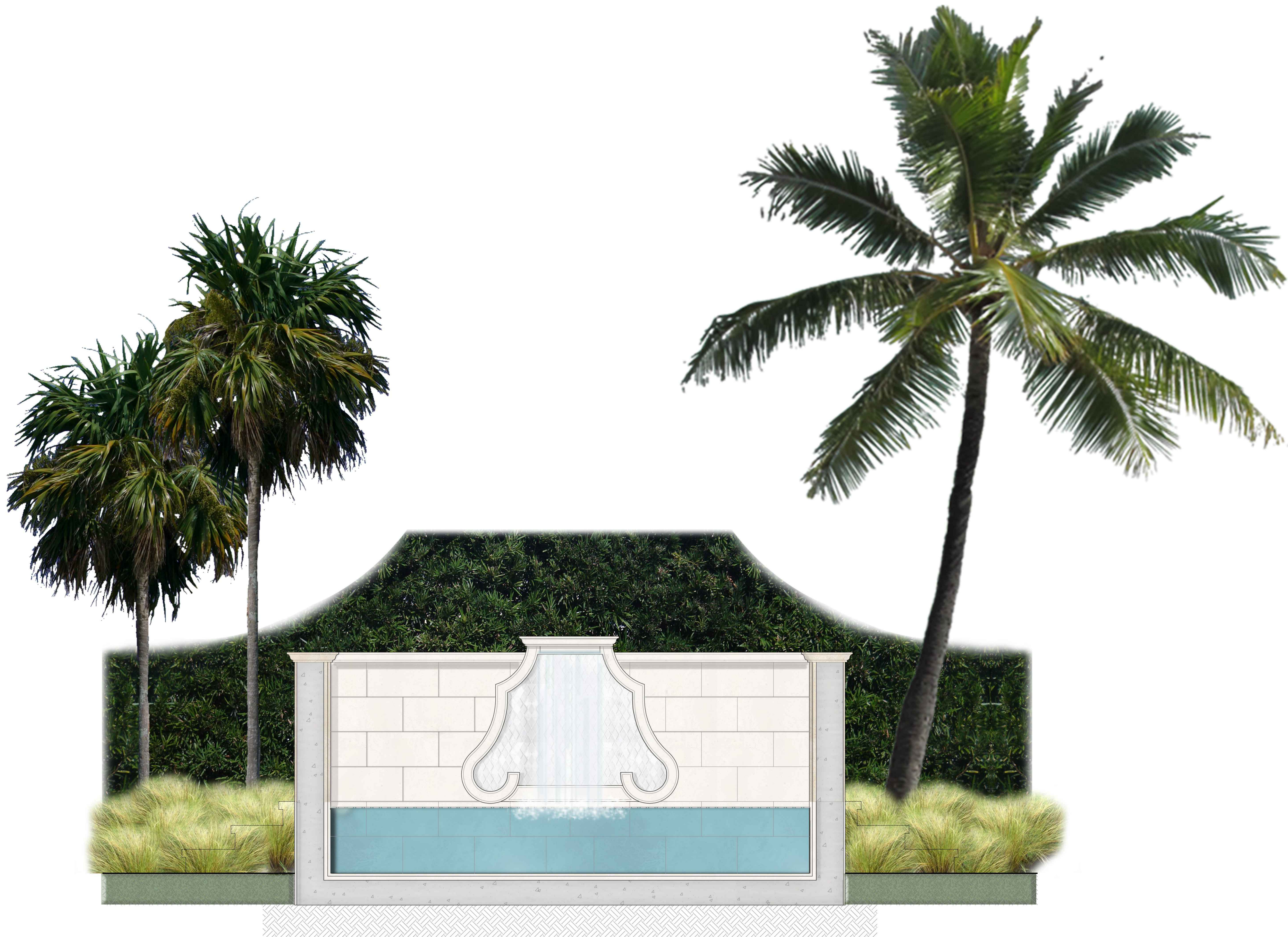
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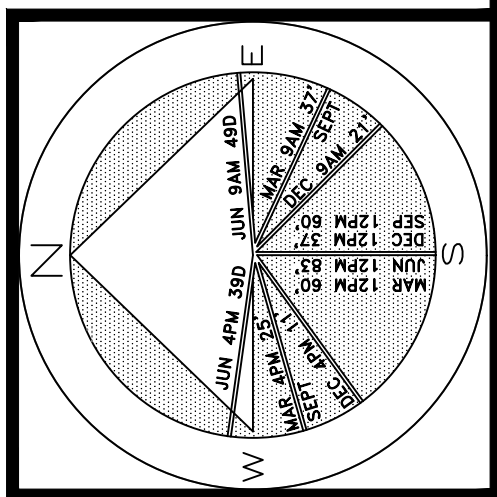


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ARC-23-090
ZON-23-068
Fountain Details
SCALE: AS NOTED



Private Residence
206 Caribbean Rd
Palm Beach



JOB NUMBER: # 21189.00 LA
DRAWN BY: Grace Walton
DATE: 06.28.2023

SHEET L10.2

ARC-23-090
ZON-23-068

Rendered Fountain Detail
SCALE: NTS

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AREA IN SQ. FT.



North / Front Elevation



South/ Rear Elevation

Private Residence
206 Caribbean Rd
Palm Beach
FL 33480



JOB NUMBER: # 21189.00 LA
DRAWN BY: Grace Walton
DATE: 06.28.2023

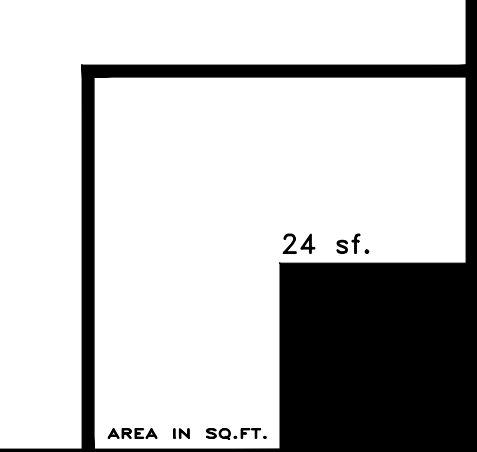
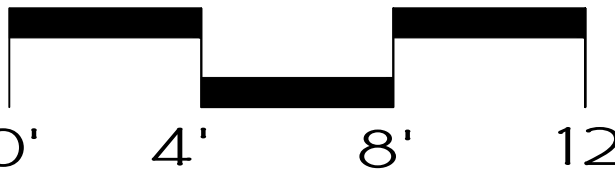
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Rendered Landscape Elevations
SCALE IN FEET 0' 4' 8' 12'





West Elevation



East Elevation

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Rendered Landscape Elevations

ARC-23-090
ZON-23-068
SCALE IN FEET 0' 4' 8' 12'

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
206 Caribbean Rd
Palm Beach

JOB NUMBER: # 21189.00 LA
DRAWN BY: Grace Walton
DATE: 06.28.2023

SHEET 11.1

24 sf.

AREA IN SQ.FT.