

OVERALL R-B SITE CALCULATIONS:

|                    |              |       |
|--------------------|--------------|-------|
| SITE AREA +        | 12,500 SQ FT | 100%  |
| MINIMUM LANDSCAPE: |              |       |
| REQUIRED +         | 5,625 SQ FT  | 45%   |
| EXISTING +         | N/A          |       |
| PROPOSED +         | 5,690 SQ FT  | 45.5% |

FRONT SETBACK SITE CALCULATIONS:

|                    |             |      |
|--------------------|-------------|------|
| 25' SETBACK AREA + | 2,500 SQ FT | 100% |
| MINIMUM LANDSCAPE: |             |      |
| REQUIRED +         | 1,000 SQ FT | 4.0% |
| EXISTING +         | N/A         |      |
| PROPOSED +         | 1,672 SQ FT | 6.7% |

10' PERIMETER SITE CALCULATIONS:

|                    |             |       |
|--------------------|-------------|-------|
| PERIMETER AREA +   | 4,100 SQ FT |       |
| MINIMUM LANDSCAPE: |             |       |
| REQUIRED +         | 1,000 SQ FT | 24.4% |
| EXISTING +         | N/A         |       |
| PROPOSED +         | 3,231 SQ FT | 79.1% |

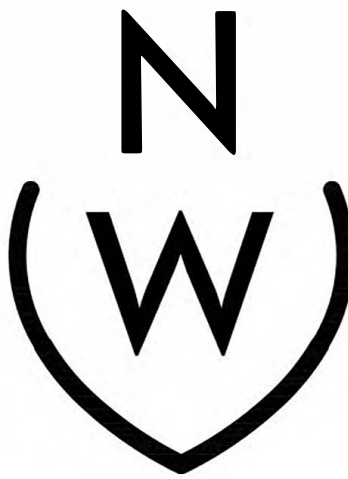


PREVIOUSLY PROPOSED    SECOND SUBMITTAL

MARIO F. NIEVERA  
State of Florida  
Landscape Architect  
Registration No.  
6666856

SITE PLAN  
**PRIVATE RESIDENCE**  
232 LA PUERTA WAY, PALM BEACH

20 NOV 2023  
02 NOV 2023  
16 OCT 2023  
01 SEPT 2023  
21 JUNE 2023  
18 MAY 2023  
15 MAY 2023



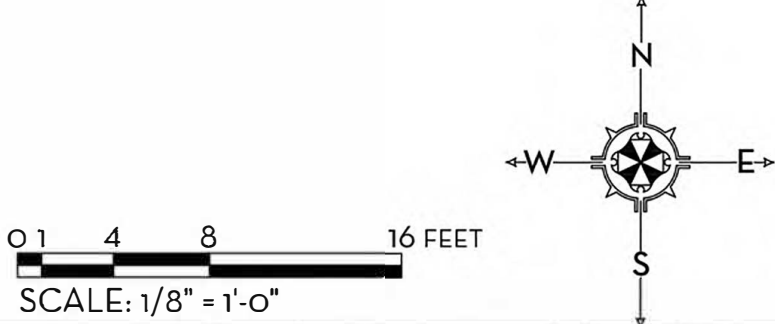
NIEVERA WILLIAMS  
DESIGN

625 N. Flagler Drive  
Suite 502  
West Palm Beach, FL 33401  
P: 561-659-2820  
F: 561-659-2113

NIEVERAWILLIAMS.COM

**SITE**

ARC: 24-003





OVERALL R-B SITE CALCULATIONS:

|                    |              |       |
|--------------------|--------------|-------|
| SITE AREA =        | 12,500 SQ FT | 100%  |
| MINIMUM LANDSCAPE: |              |       |
| REQUIRED =         | 5,625 SQ FT  | 45%   |
| EXISTING =         | N/A          |       |
| PROPOSED =         | 5,720 SQ FT  | 45.8% |

FRONT SETBACK SITE CALCULATIONS:

|                    |             |      |
|--------------------|-------------|------|
| 25' SETBACK AREA = | 2,500 SQ FT | 100% |
| MINIMUM LANDSCAPE: |             |      |
| REQUIRED =         | 1,000 SQ FT | 40%  |
| EXISTING =         | N/A         |      |
| PROPOSED =         | 1,672 SQ FT | 67%  |

10' PERIMETER SITE CALCULATIONS:

|                    |                                       |
|--------------------|---------------------------------------|
| PERIMETER AREA =   | 4,100 SQ FT                           |
| MINIMUM LANDSCAPE: |                                       |
| REQUIRED =         | (50% OF 4,100 SQ FT) = 2,050 REQUIRED |
| EXISTING =         | N/A                                   |
| PROPOSED =         | 3,261 SQ FT                           |



CURRENTLY PROPOSED SECOND SUBMITTAL

MARIO F. NIEVERA

State of Florida  
Landscape Architect  
Registration No.  
6666856



SITE PLAN  
PRIVATE RESIDENCE

232 LA PUERTA WAY, PALM BEACH

02 FEB 2024  
20 NOV 2023  
02 NOV 2023  
16 OCT 2023  
01 SEPT 2023  
21 JUN 2023  
18 MAY 2023  
15 MAY 2023



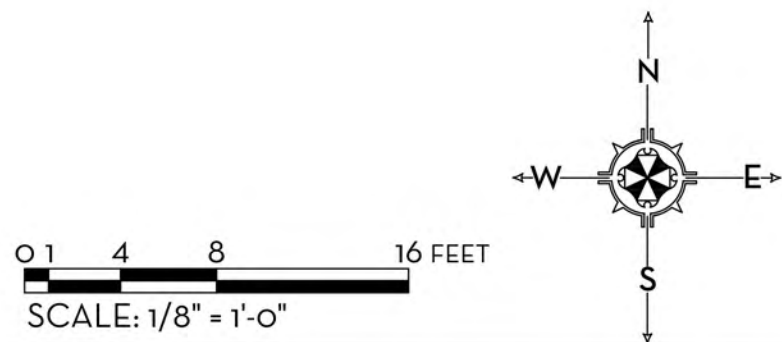
NIEVERA WILLIAMS  
DESIGN

625 N. Flagler Drive  
Suite 502  
West Palm Beach, FL 33401  
P: 561-659-2820  
F: 561-659-2113

NIEVERAWILLIAMS.COM

SITE

ARC: 24-003







1  
EL1 EXTERIOR NORTH ELEVATION-PREVIOUSLY PROPOSED  
SCALE: 1/4"=1'-0"



1  
EL1 EXTERIOR NORTH ELEVATION-CURRENTLY PROPOSED  
SCALE: 1/4"=1'-0"

MARIO F. NIEVERA

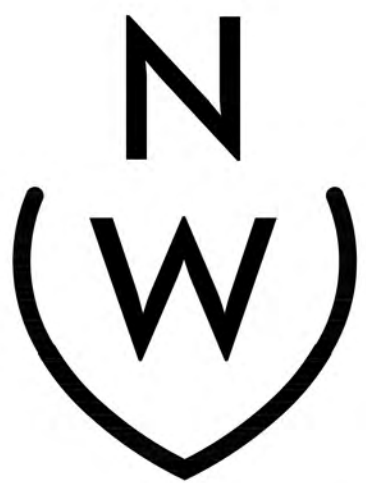
State of Florida  
Landscape Architect  
Registration No.  
6666856



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

NORTH ELEVATIONS  
**PRIVATE RESIDENCE**  
232 LA PUERTA WAY, PALM BEACH

29 JAN 2024  
20 NOV 2023  
02 NOV 2023  
16 OCT 2023  
01 SEPT 2023  
21 JUNE 2023  
18 MAY 2023  
15 MAY 2023



NIEVERA WILLIAMS  
DESIGN

625 N. Flagler Drive  
Suite 502  
West Palm Beach, FL 33401  
P: 561-659-2820  
F: 561-659-2113

NIEVERAWILLIAMS.COM

**EL1**

ARC: 24-003





1  
EL1 INTERIOR NORTH ELEVATION-PREVIOUSLY PROPOSED  
SCALE: 1/4"=1'-0"



1  
EL1 INTERIOR NORTH ELEVATION-CURRENTLY PROPOSED  
SCALE: 1/4"=1'-0"

MARIO F. NIEVERA

State of Florida  
Landscape Architect  
Registration No.  
6666856



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

NORTH ELEVATIONS  
**PRIVATE RESIDENCE**  
232 LA PUERTA WAY, PALM BEACH

20 JAN 2024  
20 NOV 2023  
02 NOV 2023  
16 OCT 2023  
01 SEPT 2023  
21 JUNE 2023  
18 MAY 2023  
15 MAY 2023



NIEVERA WILLIAMS  
DESIGN

625 N. Flagler Drive  
Suite 502  
West Palm Beach, FL 33401  
P: 561-659-2820  
F: 561-659-2113

NIEVERAWILLIAMS.COM

**EL1.1**

ARC: 24-003





1 SOUTH ELEVATION - PREVIOUSLY PROPOSED  
EL2 SCALE: 1/4"=1'-0"



1 SOUTH ELEVATION - CURRENTLY PROPOSED  
EL2 SCALE: 1/4"=1'-0"

MARIO F. NIEVERA

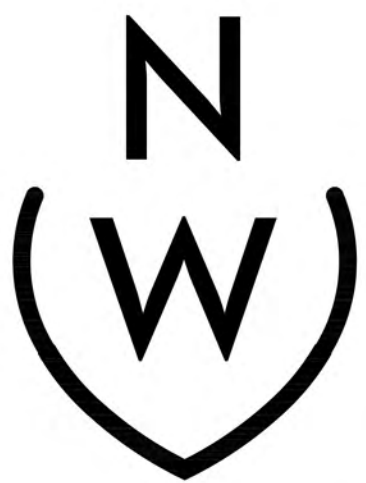
State of Florida  
Landscape Architect  
Registration No.  
6666856



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

NORTH ELEVATIONS  
**PRIVATE RESIDENCE**  
232 LA PUERTA WAY, PALM BEACH

20 JAN 2024  
20 NOV 2023  
02 NOV 2023  
16 OCT 2023  
01 SEPT 2023  
21 JUNE 2023  
18 MAY 2023  
15 MAY 2023



NIEVERA WILLIAMS  
DESIGN

625 N. Flagler Drive  
Suite 502  
West Palm Beach, FL 33401  
P: 561-659-2820  
F: 561-659-2113

NIEVERAWILLIAMS.COM

**EL2**

ARC: 24-003





1 EAST ELEVATION - PREVIOUSLY PROPOSED  
EL3 SCALE: 1/4"=1'-0"



1 SOUTH ELEVATION - CURRENTLY PROPOSED  
EL2 SCALE: 1/4"=1'-0"

MARIO F. NIEVERA

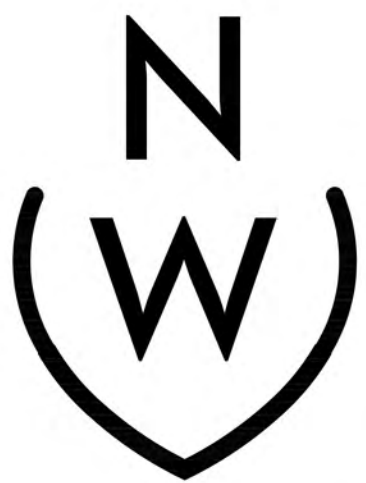
State of Florida  
Landscape Architect  
Registration No.  
6666856



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

NORTH ELEVATIONS  
**PRIVATE RESIDENCE**  
232 LA PUERTA WAY, PALM BEACH

29 JAN 2024  
20 NOV 2023  
02 NOV 2023  
16 OCT 2023  
01 SEPT 2023  
21 JUNE 2023  
18 MAY 2023  
15 MAY 2023



NIEVERA WILLIAMS  
DESIGN

625 N. Flagler Drive  
Suite 502  
West Palm Beach, FL 33401  
P: 561-659-2820  
F: 561-659-2113

NIEVERAWILLIAMS.COM

**EL3**

ARC: 24-003





1 WEST ELEVATION - PREVIOUSLY PROPOSED  
EL4 SCALE: 1/4"=1'-0"



1 WEST ELEVATION - CURRENTLY PROPOSED  
EL4 SCALE: 1/4"=1'-0"

MARIO F. NIEVERA

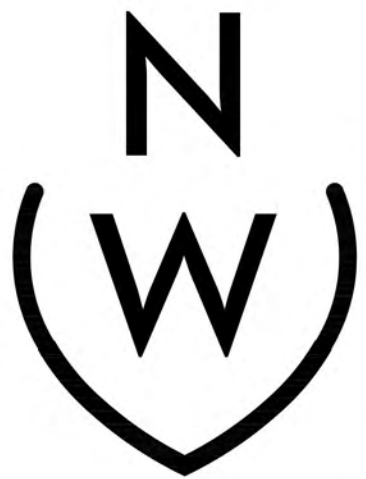
State of Florida  
Landscape Architect  
Registration No.  
6666856



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

NORTH ELEVATIONS  
**PRIVATE RESIDENCE**  
232 LA PUERTA WAY, PALM BEACH

20 JAN 2024  
20 NOV 2023  
02 NOV 2023  
16 OCT 2023  
01 SEPT 2023  
21 JUNE 2023  
18 MAY 2023  
15 MAY 2023



NIEVERA WILLIAMS  
DESIGN

625 N. Flagler Drive  
Suite 502  
West Palm Beach, FL 33401  
P: 561-659-2820  
F: 561-659-2113

NIEVERAWILLIAMS.COM

**EL4**

ARC: 24-003





FRONT PERSPECTIVE





BACKYARD PERSPECTIVE



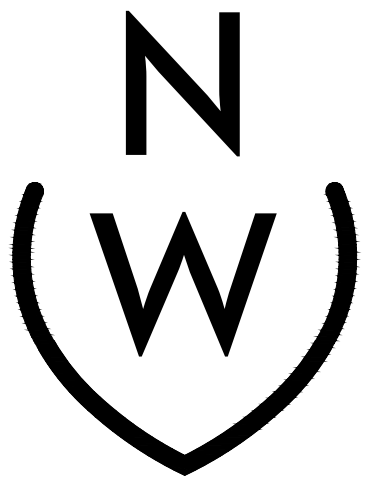
MARIO F. NIEVERA

State of Florida  
Landscape Architect  
Registration No.  
6666856



EXISTING CONDITIONS PLAN  
**PRIVATE RESIDENCE**  
232 LA PUERTA WAY, PALM BEACH

02 FEB 2024  
20 NOV 2023  
02 NOV 2023  
16 OCT 2023  
01 SEPT 2023  
21 JUNE 2023  
18 MAY 2023  
15 MAY 2023



NIEVERA WILLIAMS  
DESIGN

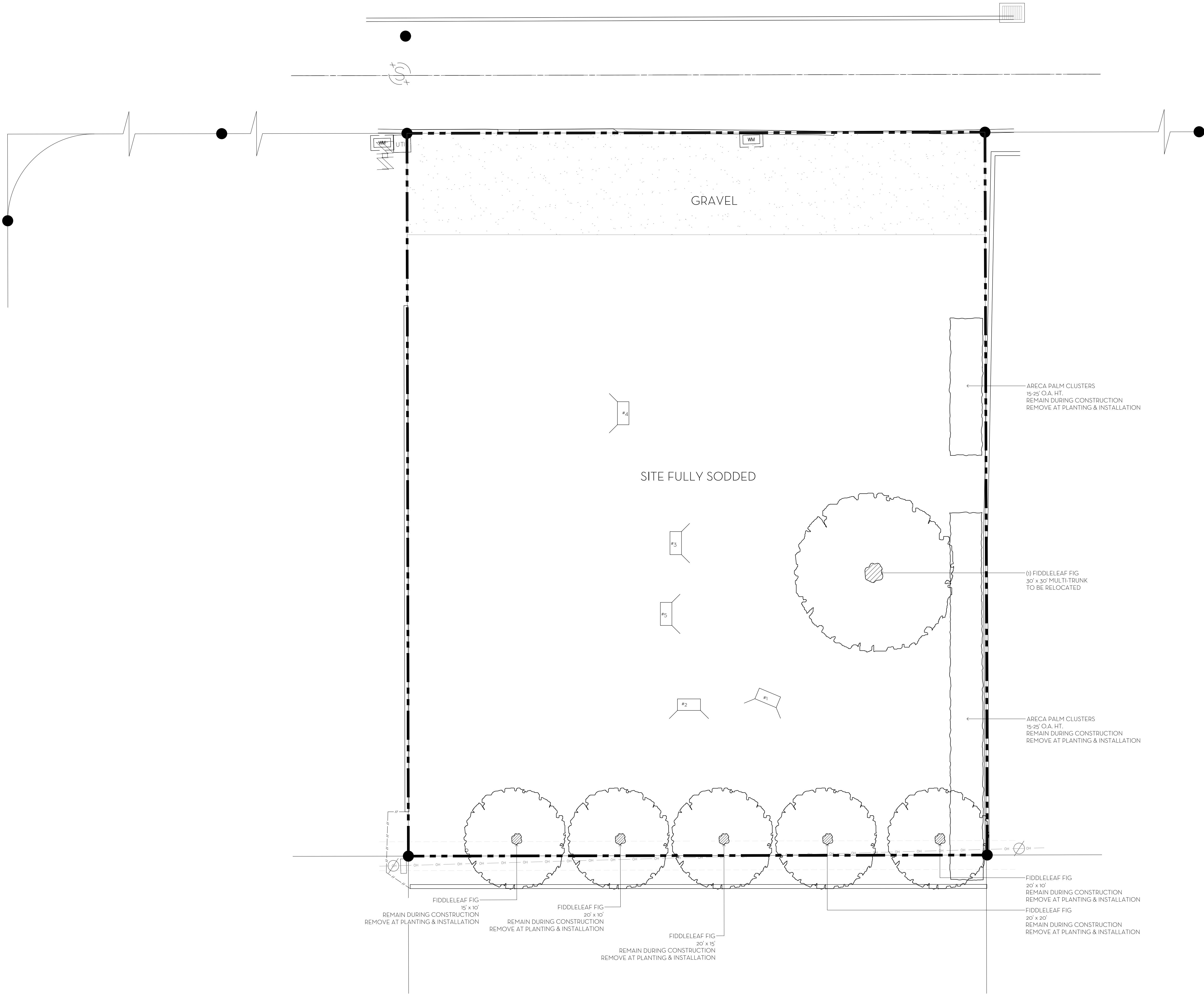
625 N. Flagler Drive  
Suite 502  
West Palm Beach, FL 33401  
P: 561-659-2820  
F: 561-659-2113

NIEVERAWILLIAMS.COM

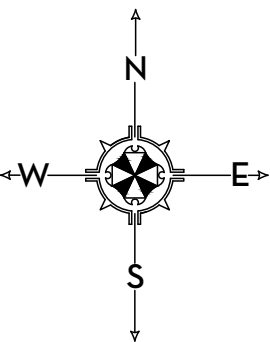
**EX**

ARC: 24-003

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



0 1 4 8 16 FEET  
SCALE: 1/8" = 1'-0"







#1



#3



#2



#4



#5

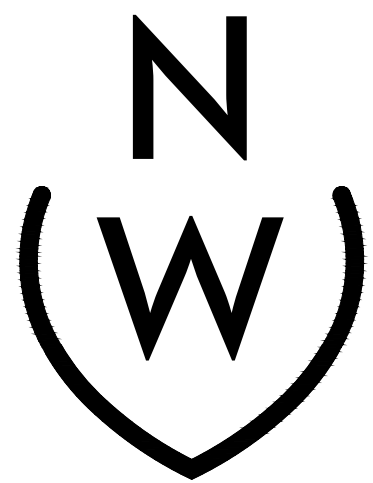
MARIO F. NIEVERA

State of Florida  
Landscape Architect  
Registration No.  
6666856



EXISTING CONDITIONS PHOTOS  
**PRIVATE RESIDENCE**  
232 LA PUERTA WAY, PALM BEACH

03 FEB 2024  
20 NOV 2023  
09 NOV 2023  
16 OCT 2023  
01 SEPT 2023  
21 JUNE 2023  
18 MAY 2023  
15 MAY 2023



NIEVERA WILLIAMS  
DESIGN

625 N. Flagler Drive  
Suite 502  
West Palm Beach, FL 33401  
P: 561-659-2820  
F: 561-659-2113

NIEVERAWILLIAMS.COM

**EX2**

ARC: 24-003

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



OVERALL R-B SITE CALCULATIONS:

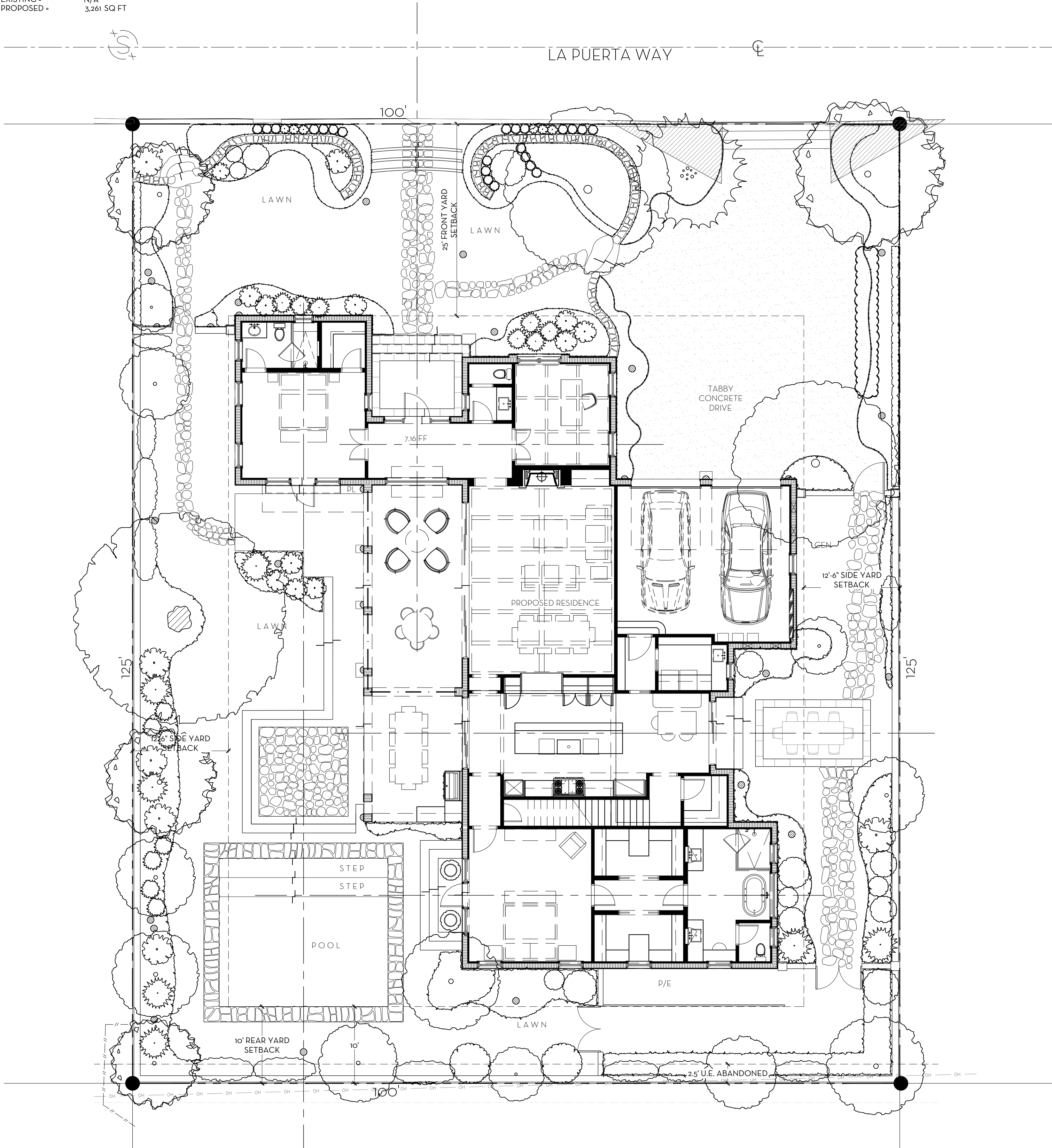
|                    |              |       |
|--------------------|--------------|-------|
| SITE AREA =        | 12,500 SQ FT | 100%  |
| MINIMUM LANDSCAPE: |              |       |
| REQUIRED =         | 5,625 SQ FT  | 45%   |
| EXISTING =         | N/A          |       |
| PROPOSED =         | 5,720 SQ FT  | 45.8% |

FRONT SETBACK SITE CALCULATIONS:

|                    |             |      |
|--------------------|-------------|------|
| 25' SETBACK AREA = | 2,500 SQ FT | 100% |
| MINIMUM LANDSCAPE: |             |      |
| REQUIRED =         | 1,000 SQ FT | 40%  |
| EXISTING =         | N/A         |      |
| PROPOSED =         | 1,672 SQ FT | 67%  |

10' PERIMETER SITE CALCULATIONS:

|                                    |             |
|------------------------------------|-------------|
| PERIMETER AREA =                   | 4,100 SQ FT |
| MINIMUM LANDSCAPE:                 |             |
| (50% OF 4,100 SF) = 2,050 REQUIRED |             |
| EXISTING =                         | N/A         |
| PROPOSED =                         | 3,261 SQ FT |



SECOND SUBMITTAL

MARIO F. NIEVERA

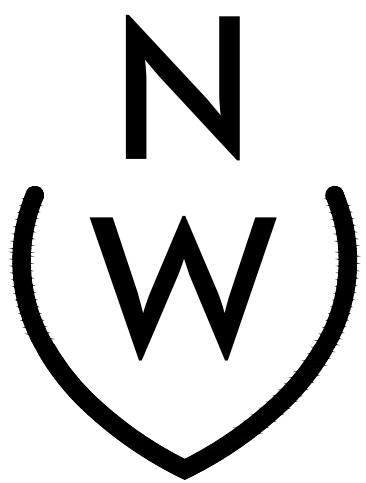
State of Florida  
Landscape Architect  
Registration No.  
6666856



SITE PLAN  
PRIVATE RESIDENCE

232 LA PUERTA WAY, PALM BEACH

03 FEB 2024  
20 NOV 2023  
02 NOV 2023  
16 OCT 2023  
01 SEPT 2023  
21 JUNE 2023  
18 MAY 2023  
15 MAY 2023



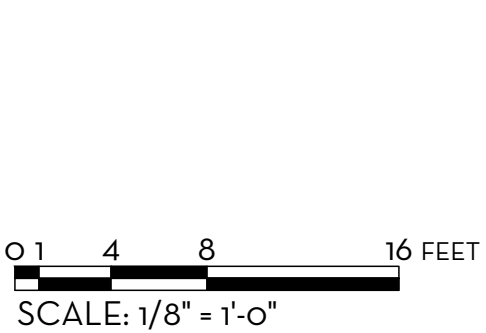
NIEVERA WILLIAMS  
DESIGN

625 N. Flagler Drive  
Suite 502  
West Palm Beach, FL 33401  
P: 561-659-2820  
F: 561-659-2113

NIEVERAWILLIAMS.COM

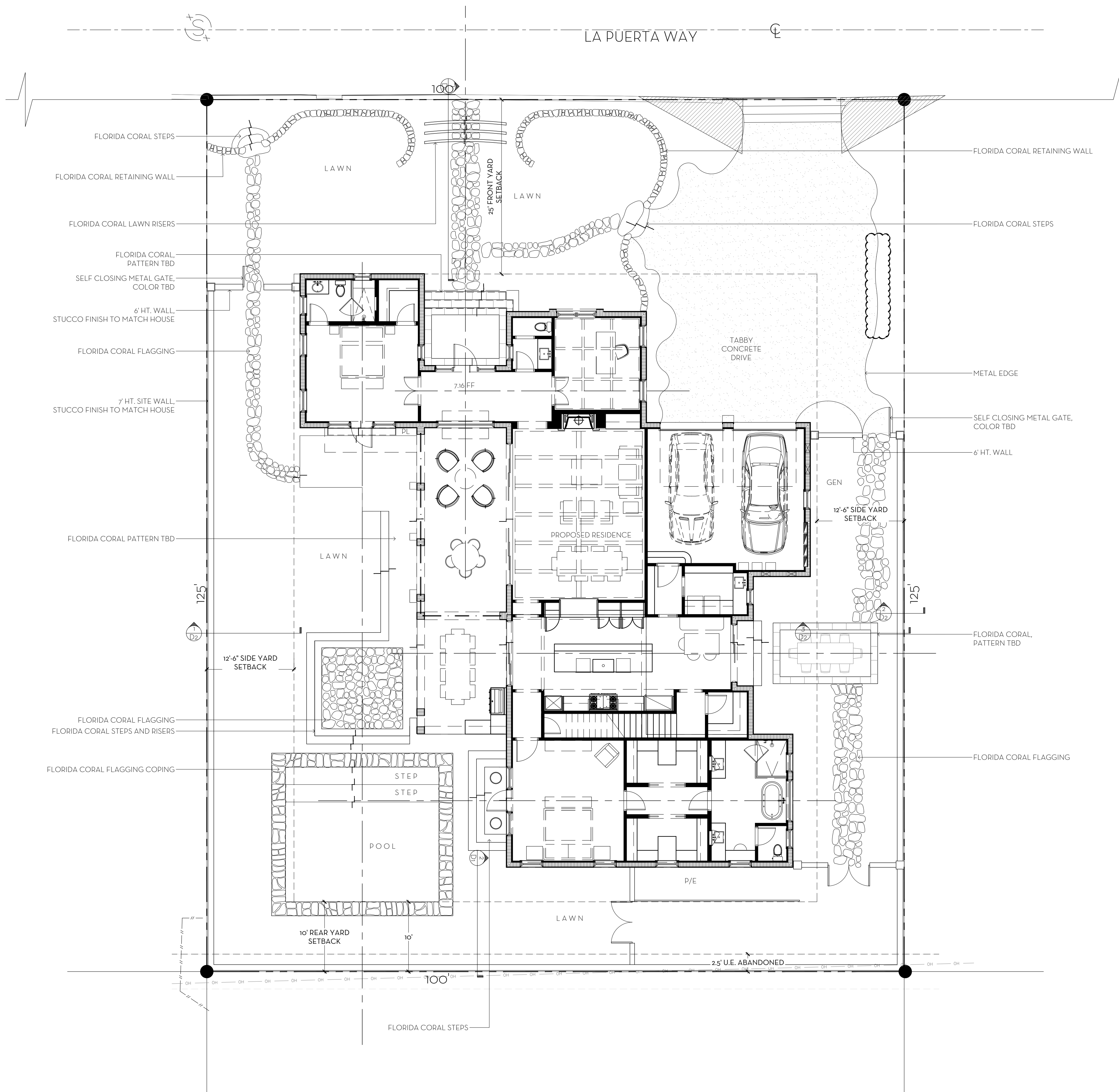
SITE

ARC: 24-003



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

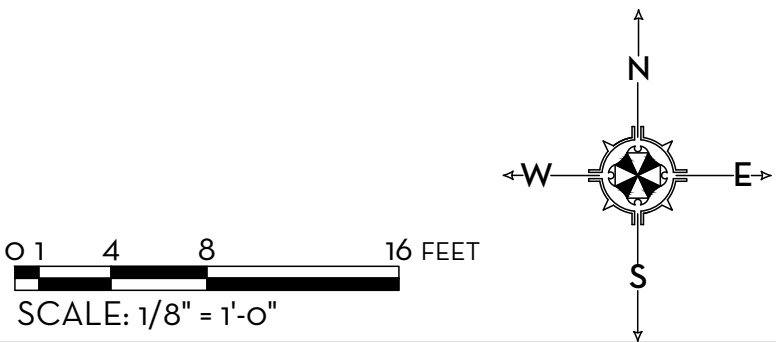




FLORIDA CORAL



TABBY CONCRETE



MARIO F. NIEVERA

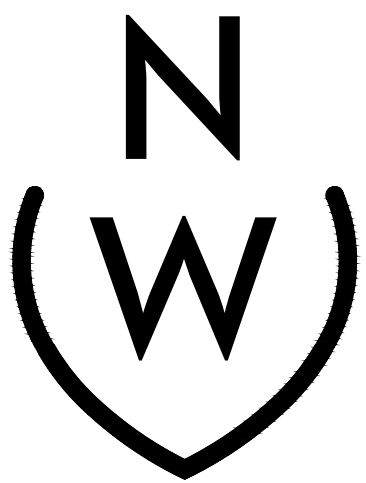
State of Florida  
Landscape Architect  
Registration No.  
6666856



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

HARDSCAPE PLAN  
**PRIVATE RESIDENCE**  
232 LA PUERTA WAY, PALM BEACH

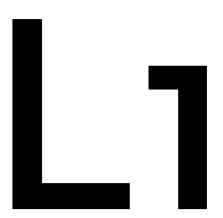
03 FEB 2024  
20 NOV 2023  
02 NOV 2023  
16 OCT 2023  
01 SEPT 2023  
21 JUNE 2023  
18 MAY 2023  
15 MAY 2023



NIEVERA WILLIAMS  
DESIGN

625 N. Flagler Drive  
Suite 502  
West Palm Beach, FL 33401  
P: 561-659-2820  
F: 561-659-2113

NIEVERAWILLIAMS.COM



ARC: 24-003



MARIO F. NIEVERA

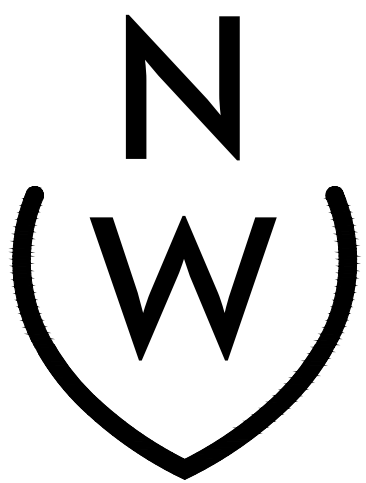
State of Florida  
Landscape Architect  
Registration No.  
6666856



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

LANDSCAPE GRADING PLAN  
**PRIVATE RESIDENCE**  
232 LA PUERTA WAY, PALM BEACH

03 FEB 2024  
20 NOV 2023  
02 NOV 2023  
16 OCT 2023  
01 SEPT 2023  
21 JUNE 2023  
18 MAY 2023  
15 MAY 2023



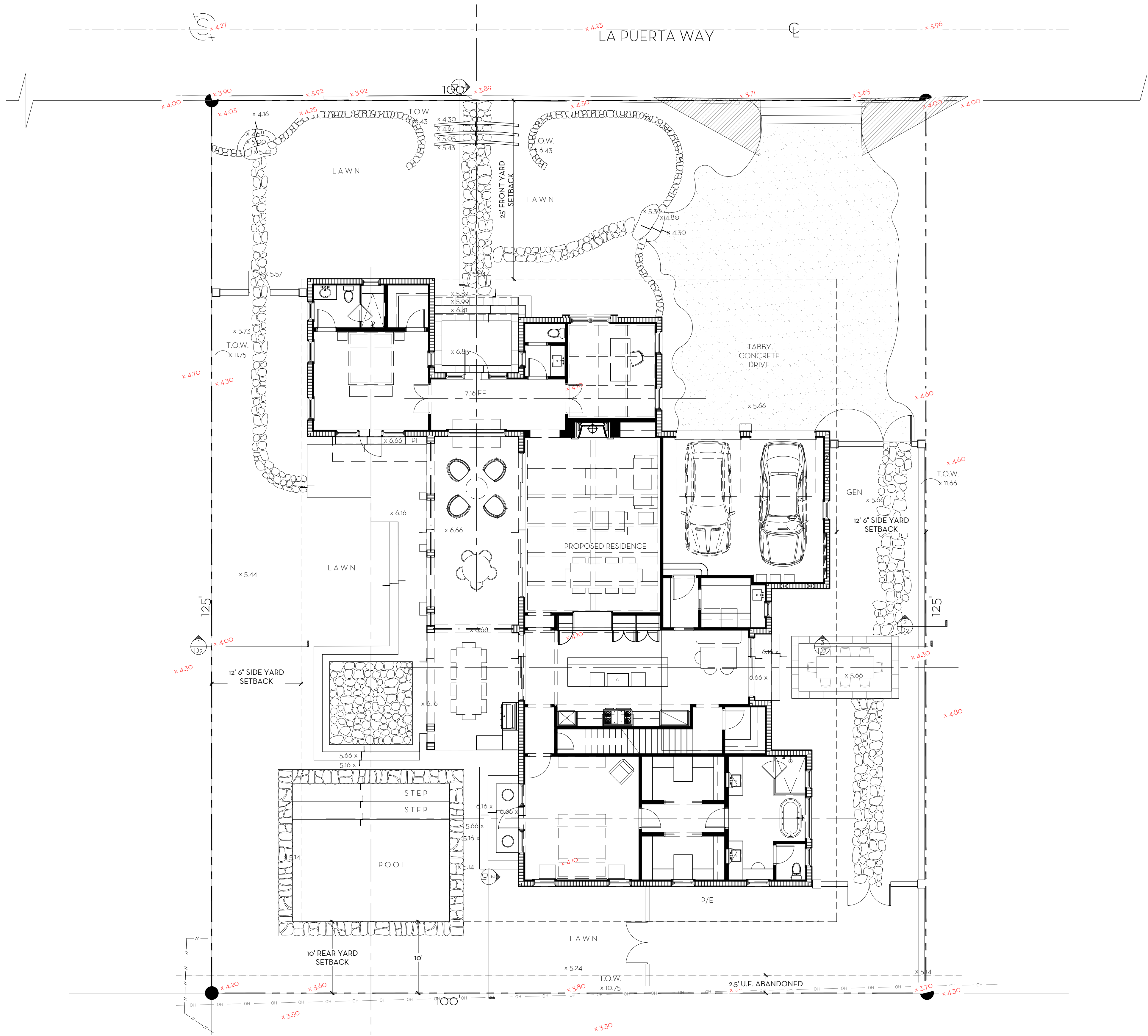
NIEVERA WILLIAMS  
DESIGN

625 N. Flagler Drive  
Suite 502  
West Palm Beach, FL 33401  
P: 561-659-2820  
F: 561-659-2113

NIEVERAWILLIAMS.COM

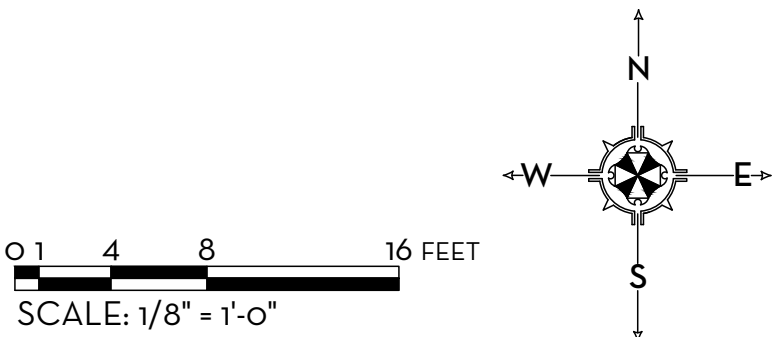
**LG1**

ARC: 24-003



**FILL CALCULATIONS**  
7.16 FFE - 4.27 COR ÷ 2 = 1.445' (MAXIMUM LOT FILL)  
FRONT (NORTH) SETBACK 5.54-4.10= 1.44  
WEST SETBACK 5.44-4.00= 1.44  
EAST SETBACK 5.66-4.30= 1.36  
SOUTH SETBACK 5.14-3.70= 1.44

**LEGEND**  
X - EXISTING GRADE  
X - PROPOSED GRADE





MARIO F. NIEVERA

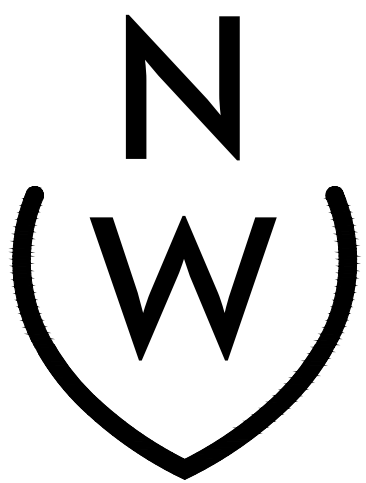
State of Florida  
Landscape Architect  
Registration No.  
6666856



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

LANDSCAPE PLAN  
PRIVATE RESIDENCE  
232 LA PUERTA WAY, PALM BEACH

03 FEB 2024  
20 NOV 2023  
02 NOV 2023  
16 OCT 2023  
01 SEPT 2023  
21 JUNE 2023  
18 MAY 2023  
15 MAY 2023



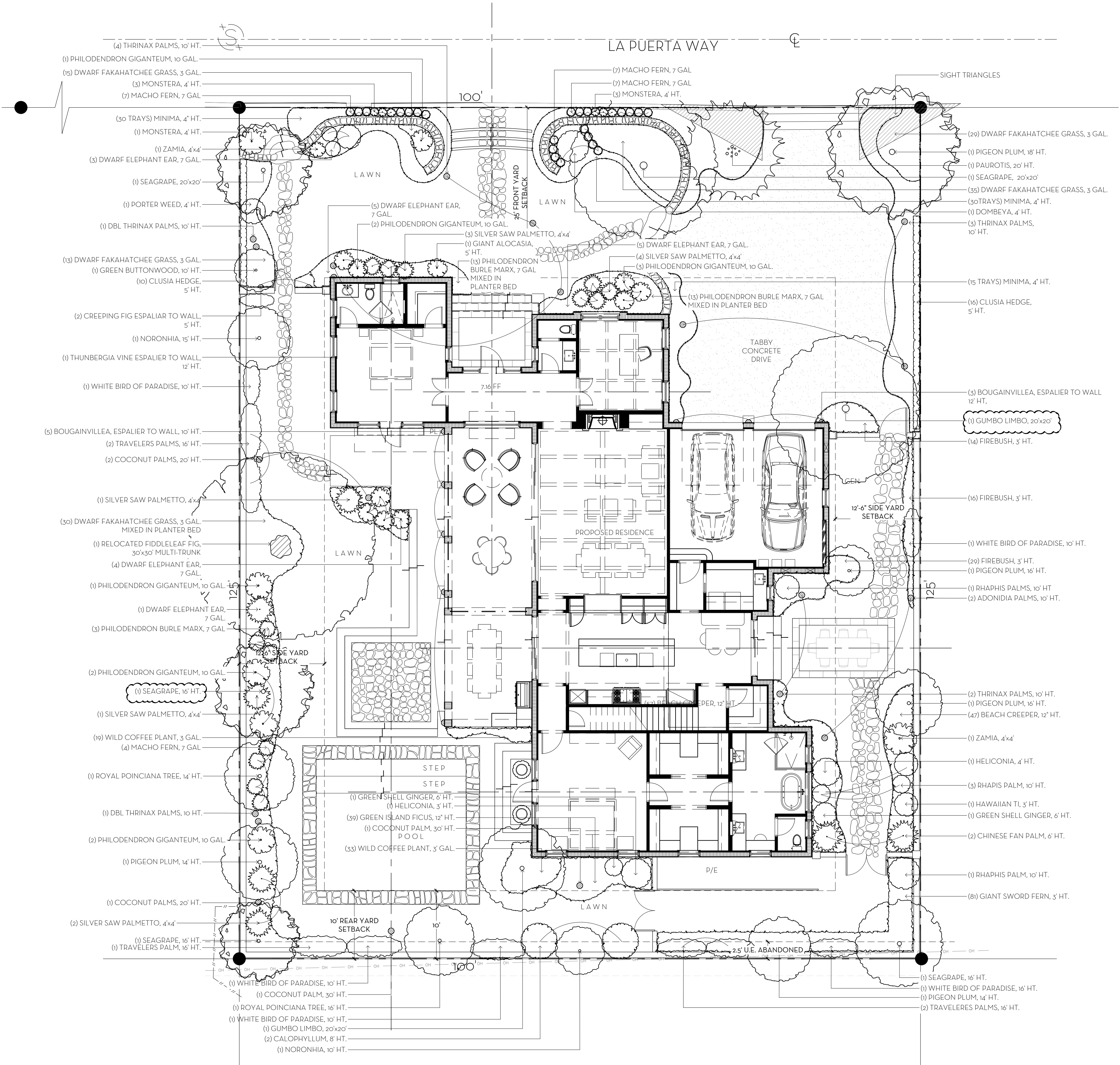
NIEVERA WILLIAMS  
DESIGN

625 N. Flagler Drive  
Suite 502  
West Palm Beach, FL 33401  
P: 561-659-2820  
F: 561-659-2113

NIEVERAWILLIAMS.COM

LP1

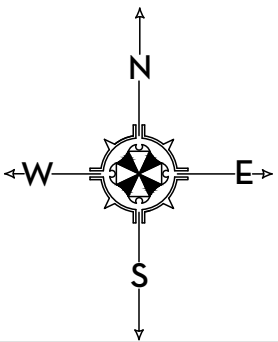
ARC: 24-003



| Town of Palm Beach |  |                                     |                  |
|--------------------|--|-------------------------------------|------------------|
| Line #             | Native Landscape Legend                  | Property Address: 232 La Puerta Way |                  |
|                    |  | Required                            | Proposed         |
| 1                  |  |                                     |                  |
| 4                  |  |                                     |                  |
| 5                  | Lot Size (sq ft)                         | 12,500 SF                           | 12,500 SF        |
| 6                  | Landscape Open Space (LOS) (Sq Ft and %) | 5,625 SF (45%)                      | 5,690 SF (45.5%) |
| 7                  | Perimeter LOS (Sq Ft and %)              | 4,100 SF (50%)                      | 3,231 (78%)      |
| 8                  | Front Yard LOS (Sq Ft and %)             | 2,500 SF (40%)                      | 1,680 SF (67%)   |
| 9                  | Native* Trees %                          | 6 (30%)                             | 11 (61%)         |
| 11                 | Native* Shrubs %                         | 120 (30%)                           | 299 (62%)        |
| 12                 | Native* Vines / Ground Cover %           | 54 (30%)                            | 104 (57%)        |

To determine appropriate native\* vegetation, the Institute for Regional Conservation.  
("IRC"), *Native\* for Your Neighborhood* guide shall be used.  
This table shall be included on the landscape species index sheet as prepared by a licensed landscape architect

0 1 4 8 16 FEET  
SCALE: 1/8" = 1'-0"





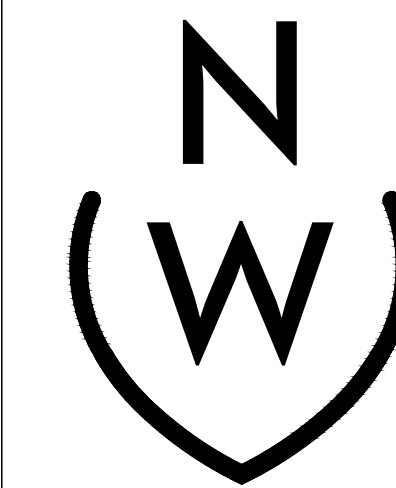


PLANT LIST AND DETAILS

# PRIVATE RESIDENCE

232 LA PUERTA WAY, PALM BEACH

02 FEB 2024  
20 NOV 2023  
02 NOV 2023  
16 OCT 2023  
01 SEPT 2023  
21 JUNE 2023  
18 MAY 2023  
15 MAY 2023



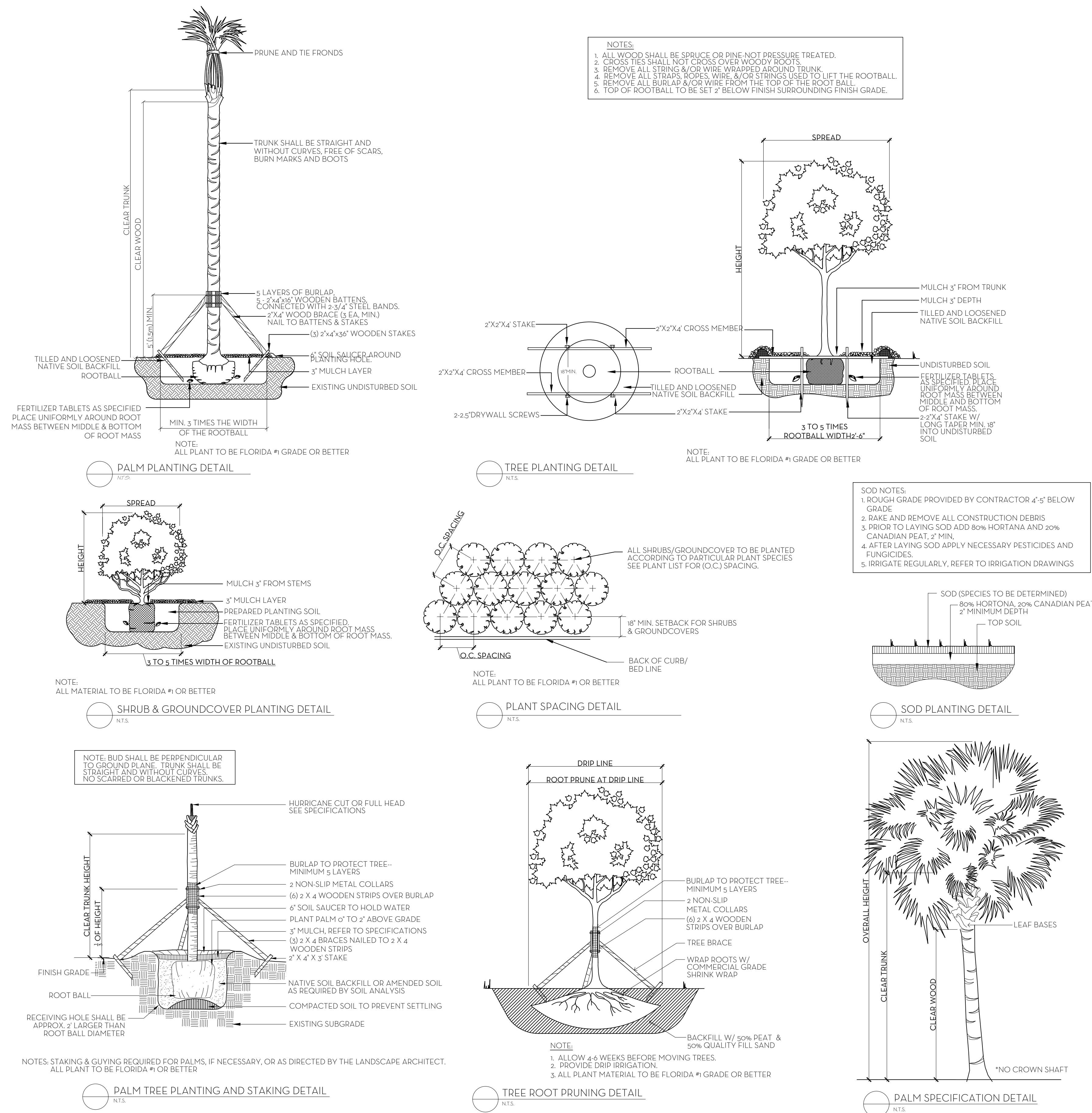
NIEVERA WILLIAMS  
DESIGN

625 N. Flagler Drive  
Suite 502  
West Palm Beach, FL 33401  
P: 561-659-2820  
F: 561-659-2113

NIEVERAWILLIAMS.COM

## LP2

ARC: 24-003



## FERTILIZATION

SHRUBS AND TREES  
ALL TREES AND SHRUBS SHALL BE FERTILIZED WITH "AGRIFORM" 20-15-5 PLANTING TABLETS AT TIME OF INSTALLATION AND PRIOR TO COMPLETION OF PIT BACKFILLING. TABLETS SHALL BE PLACED IN A CIRCLE 12" IN DIAMETER AROUND THE ROOT MASS OF A PLANT THAT IS BETWEEN THE MIDDLE AND BOTTOM OF THE ROOT MASS, CALLOUS, APPLICATION RATE:

|               |                     |
|---------------|---------------------|
| 1 GALLON CAN: | 1 - 21 GRAM TABLET  |
| 3 GALLON CAN: | 2 - 21 GRAM TABLETS |
| 5 GALLON CAN: | 3 - 21 GRAM TABLETS |
| 7 GALLON CAN: | 4 - 21 GRAM TABLETS |

TREES:  
PALMS:

|  |
|--|
| 3 - 21 GRAM TABLETS EACH 1/2" OF CALIPER |
| 7 - 21 GRAM TABLETS                      |

GROUND-COVER AREAS  
ALL GROUND-COVER AREAS SHALL RECEIVE FERTILIZATION WITH "OZMOCOTE" 15-15-15 BROAD LEAF FERTILIZER AS PER MANUFACTURER'S SPECIFICATIONS.



1 FRONT YARD SETBACK - SECTION  
SCALE: 3/4"=1'-0"

2 REAR YARD SETBACK - SECTION  
SCALE: 3/4"=1'-0"

FILL CALCULATIONS  
7.16 FFE - 4.27 COR  $\div$  2 = 1.445' (MAXIMUM LOT FILL)  
FRONT (NORTH) SETBACK 5.54-4.10= 1.44  
WEST SETBACK 5.44-4.00= 1.44  
EAST SETBACK 5.66-4.30= 1.36  
SOUTH SETBACK 5.14-3.70= 1.44

SECOND SUBMITTAL

MARIO F. NIEVERA

State of Florida  
Landscape Architect  
Registration No.  
6666856

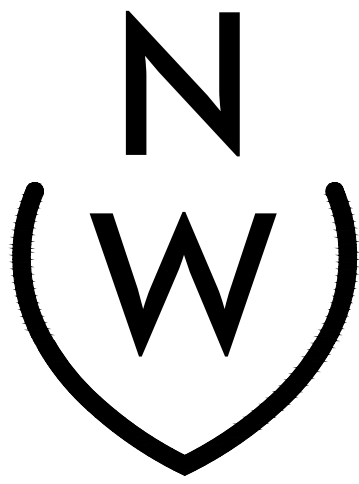


SECTIONS  
**PRIVATE RESIDENCE**

232 LA PUERTA WAY, PALM BEACH

SCALE: 3/4"=1'-0"

02 FEB 2024  
20 NOV 2023  
02 NOV 2023  
16 OCT 2023  
01 SEPT 2023  
21 JUNE 2023  
18 MAY 2023  
15 MAY 2023



NIEVERA WILLIAMS  
DESIGN

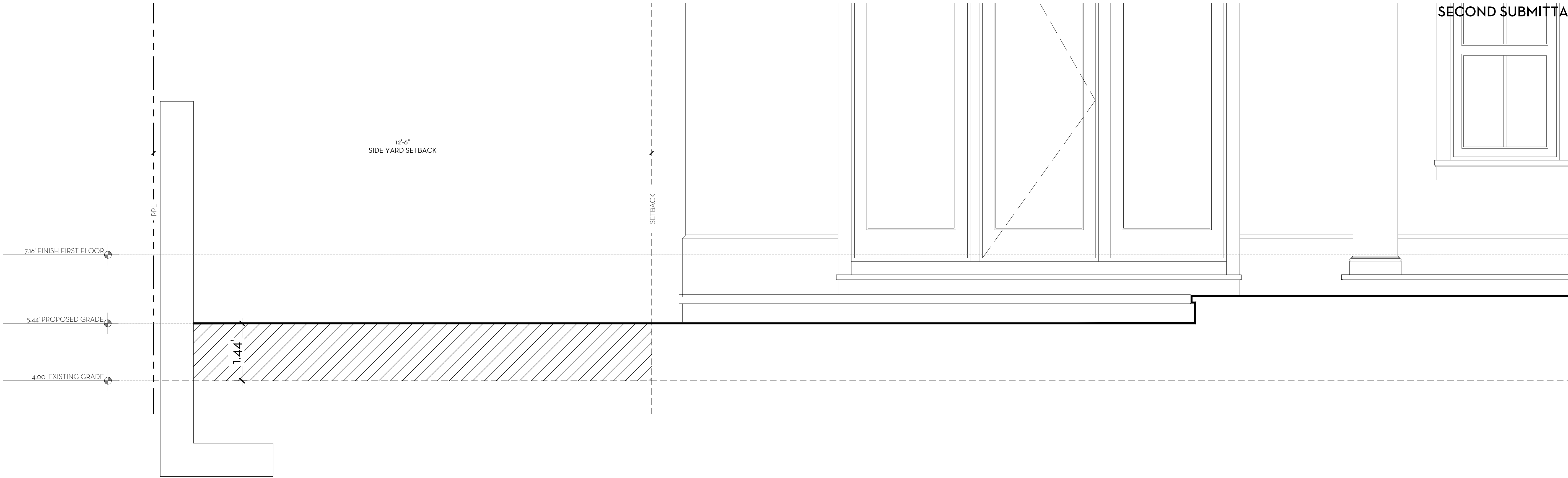
625 N. Flagler Drive  
Suite 502  
West Palm Beach, FL 33401  
P: 561-659-2820  
F: 561-659-2113

NIEVERAWILLIAMS.COM

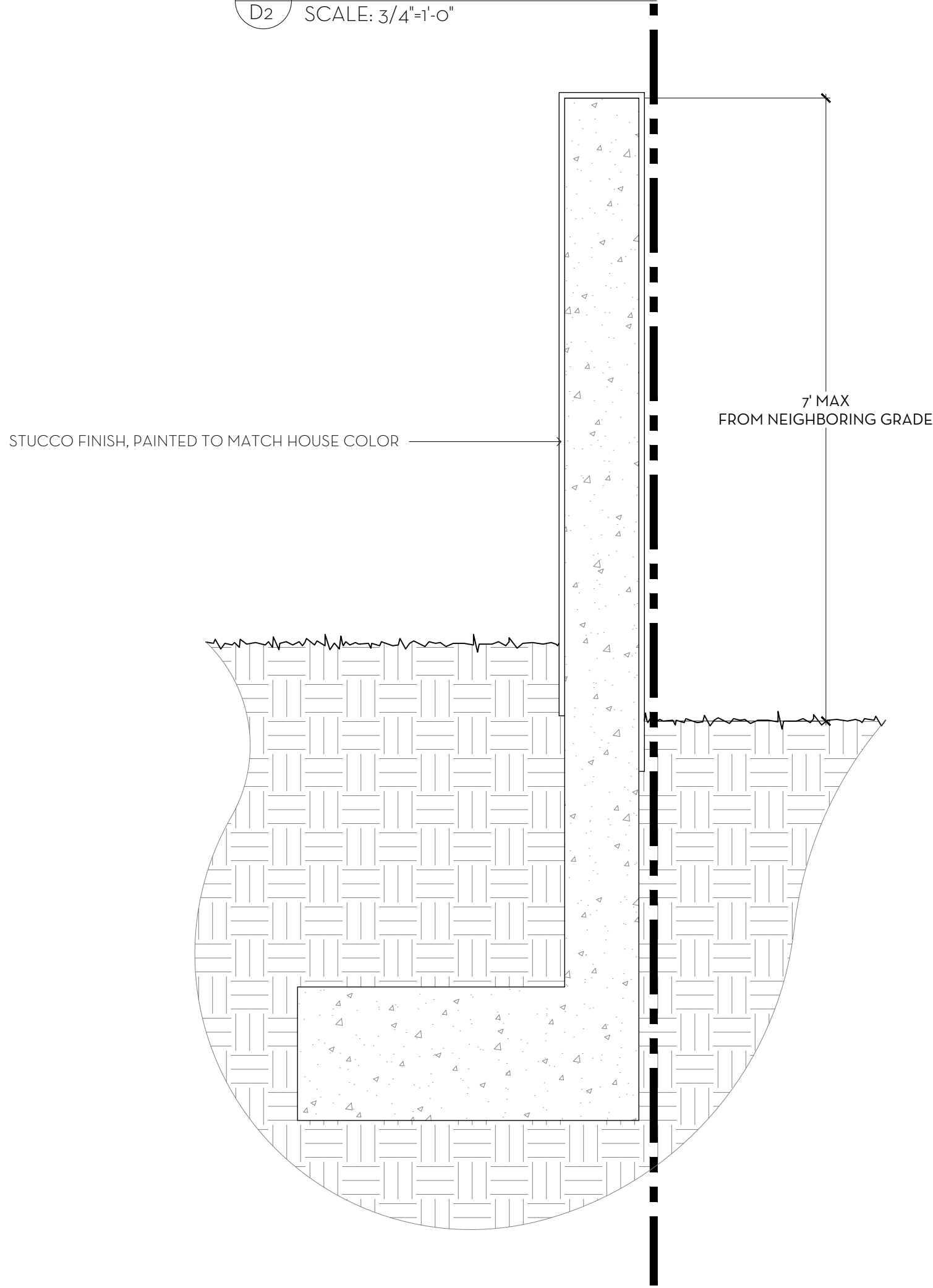
**D1**

ARC: 24-003

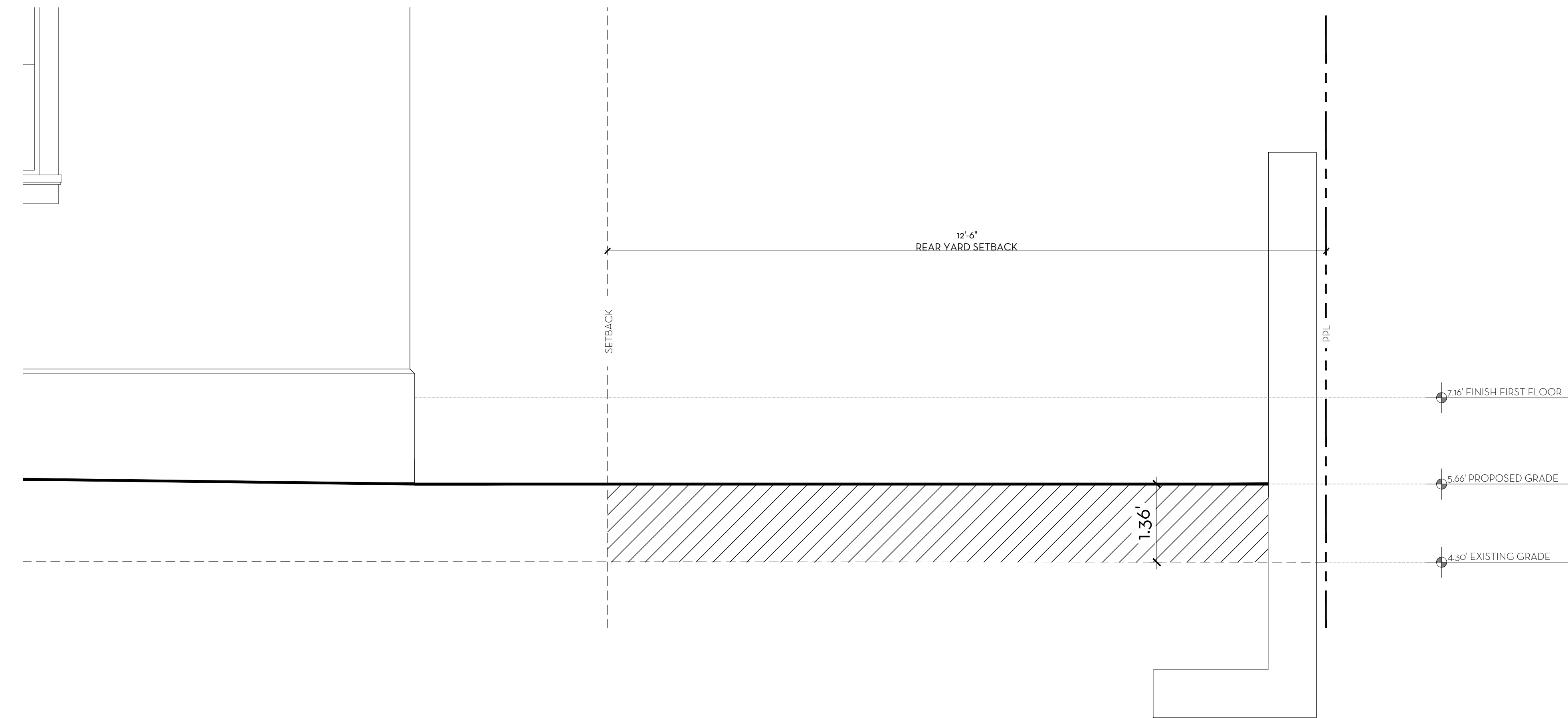




1 SIDE YARD SETBACK - SECTION  
D2 SCALE: 3/4"=1'-0"



2 TYPICAL SITE WALL  
D2 SCALE: 3/4"=1'-0"



3 SIDE YARD SETBACK - SECTION  
D2 SCALE: 3/4"=1'-0"

FILL CALCULATIONS  
7.16 FFE - 4.27 COR ÷ 2 = 1.445' (MAXIMUM LOT FILL)  
FRONT (NORTH) SETBACK 5.54-4.10= 1.44  
WEST SETBACK 5.44-4.00= 1.44  
EAST SETBACK 5.66-4.30= 1.36  
SOUTH SETBACK 5.14-3.70= 1.44

SECOND SUBMITTAL

MARIO F. NIEVERA

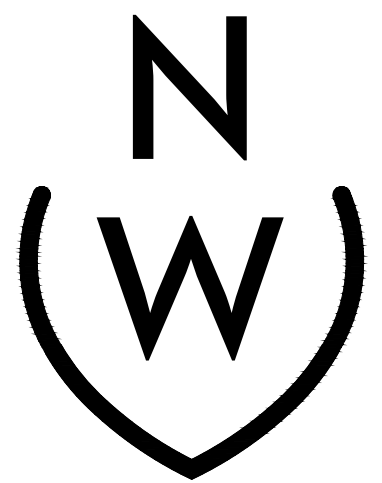
State of Florida  
Landscape Architect  
Registration No.  
6666856



SCALE: 3/4"=1'-0"

SECTIONS  
**PRIVATE RESIDENCE**  
232 LA PUERTA WAY, PALM BEACH

02 FEB 2024  
20 NOV 2023  
02 NOV 2023  
16 OCT 2023  
01 SEPT 2023  
21 JUNE 2023  
18 MAY 2023  
15 MAY 2023



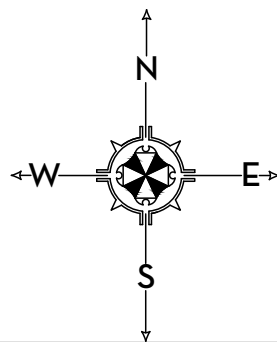
NIEVERA WILLIAMS  
DESIGN

625 N. Flagler Drive  
Suite 502  
West Palm Beach, FL 33401  
P: 561-659-2820  
F: 561-659-2113

NIEVERAWILLIAMS.COM

**D2**

ARC: 24-003





OVERALL R-B SITE CALCULATIONS:

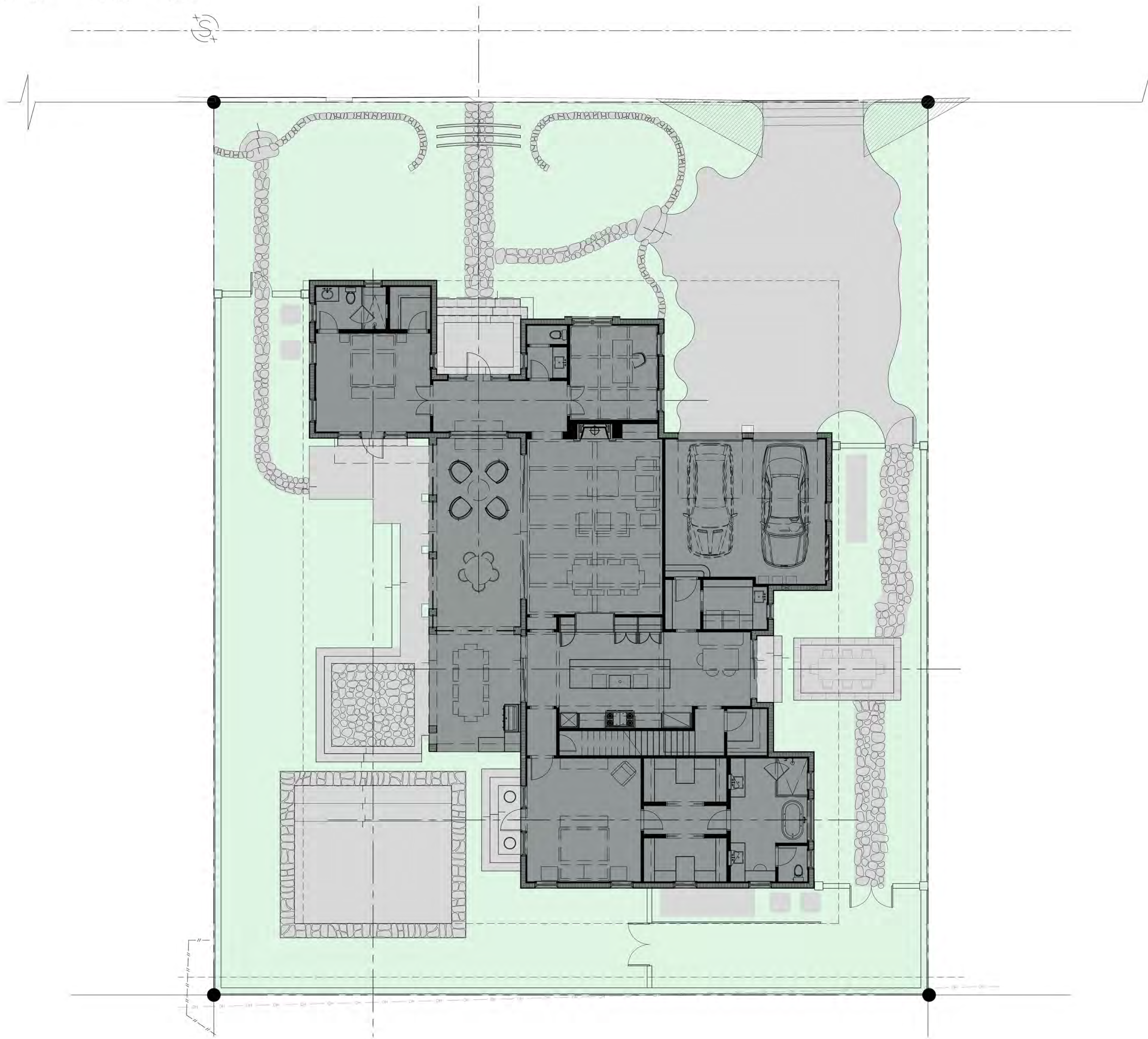
|                    |              |       |
|--------------------|--------------|-------|
| SITE AREA =        | 12,500 SQ FT | 100%  |
| MINIMUM LANDSCAPE: |              |       |
| REQUIRED =         | 5,625 SQ FT  | 45%   |
| EXISTING =         | N/A          |       |
| PROPOSED =         | 5,720 SQ FT  | 45.8% |

FRONT SETBACK SITE CALCULATIONS:

|                    |             |      |
|--------------------|-------------|------|
| 25' SETBACK AREA = | 2,500 SQ FT | 100% |
| MINIMUM LANDSCAPE: |             |      |
| REQUIRED =         | 1,000 SQ FT | 40%  |
| EXISTING =         | N/A         |      |
| PROPOSED =         | 1,672 SQ FT | 67%  |

10' PERIMETER SITE CALCULATIONS:

|                                       |             |  |
|---------------------------------------|-------------|--|
| PERIMETER AREA =                      | 4,100 SQ FT |  |
| MINIMUM LANDSCAPE:                    |             |  |
| (50% OF 4,100 SQ FT) = 2,050 REQUIRED |             |  |
| EXISTING =                            | N/A         |  |
| PROPOSED =                            | 3,261 SQ FT |  |



SECOND SUBMITTAL

MARIO F. NIEVERA

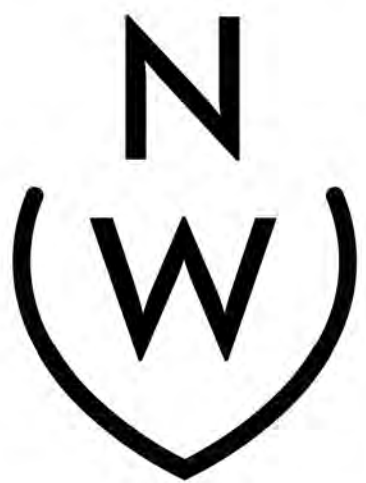
State of Florida  
Landscape Architect  
Registration No.  
6666856



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

OVERALL - OPEN SPACE DIAGRAM  
**PRIVATE RESIDENCE**  
232 LA PUERTA WAY, PALM BEACH

02 FEB 2024  
20 NOV 2023  
02 NOV 2023  
16 OCT 2023  
01 SEPT 2023  
21 JUNE 2023  
18 MAY 2023  
15 MAY 2023



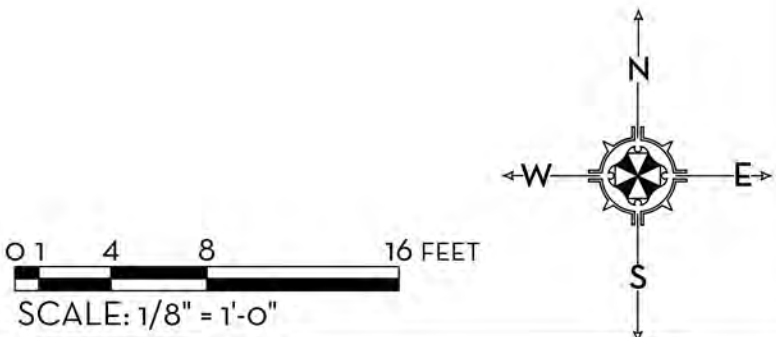
NIEVERA WILLIAMS  
DESIGN

625 N. Flagler Drive  
Suite 502  
West Palm Beach, FL 33401  
P: 561-659-2820  
F: 561-659-2113

NIEVERAWILLIAMS.COM

**OS1**

ARC: 24-003





OVERALL R-B SITE CALCULATIONS:

|                    |        |       |       |
|--------------------|--------|-------|-------|
| SITE AREA +        | 12,500 | SQ FT | 100%  |
| MINIMUM LANDSCAPE: |        |       |       |
| REQUIRED +         | 5,625  | SQ FT | 45%   |
| EXISTING +         | N/A    |       |       |
| PROPOSED +         | 5,720  | SQ FT | 45.8% |

FRONT SETBACK SITE CALCULATIONS:

|                    |       |       |      |
|--------------------|-------|-------|------|
| 25' SETBACK AREA + | 2,500 | SQ FT | 100% |
| MINIMUM LANDSCAPE: |       |       |      |
| REQUIRED +         | 1,000 | SQ FT | 40%  |
| EXISTING +         | N/A   |       |      |
| PROPOSED +         | 1,672 | SQ FT | 67%  |

10' PERIMETER SITE CALCULATIONS:

|                                       |       |       |  |
|---------------------------------------|-------|-------|--|
| PERIMETER AREA +                      | 4,100 | SQ FT |  |
| MINIMUM LANDSCAPE:                    |       |       |  |
| (50% OF 4,100 SQ FT) + 2,050 REQUIRED |       |       |  |
| EXISTING +                            | N/A   |       |  |
| PROPOSED +                            | 3,261 | SQ FT |  |

SECOND SUBMITTAL

MARIO F. NIEVERA

State of Florida  
Landscape Architect  
Registration No.  
6666856



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

FRONT YARD - OPEN SPACE DIAGRAM  
**PRIVATE RESIDENCE**  
232 LA PUERTA WAY, PALM BEACH

02 FEB 2024  
20 NOV 2023  
02 NOV 2023  
16 OCT 2023  
01 SEPT 2023  
21 JUNE 2023  
18 MAY 2023  
15 MAY 2023



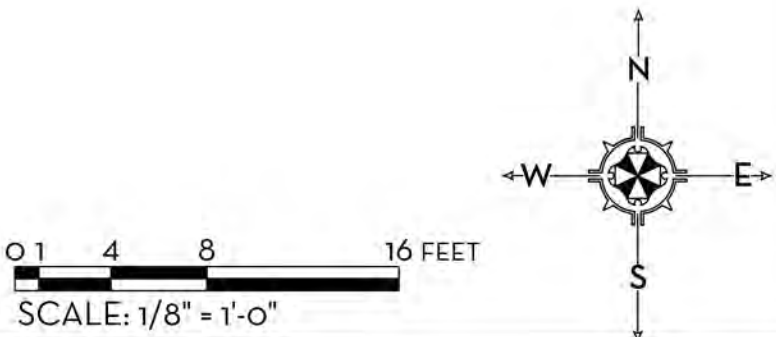
NIEVERA WILLIAMS  
DESIGN

625 N. Flagler Drive  
Suite 502  
West Palm Beach, FL 33401  
P: 561-659-2820  
F: 561-659-2113

NIEVERAWILLIAMS.COM

**OS2**

ARC: 24-003





OVERALL R-B SITE CALCULATIONS:

|                    |              |       |
|--------------------|--------------|-------|
| SITE AREA +        | 12,500 SQ FT | 100%  |
| MINIMUM LANDSCAPE: |              |       |
| REQUIRED +         | 5,625 SQ FT  | 45%   |
| EXISTING +         | N/A          |       |
| PROPOSED +         | 5,720 SQ FT  | 45.8% |

FRONT SETBACK SITE CALCULATIONS:

|                    |             |      |
|--------------------|-------------|------|
| 25' SETBACK AREA + | 2,500 SQ FT | 100% |
| MINIMUM LANDSCAPE: |             |      |
| REQUIRED +         | 1,000 SQ FT | 40%  |
| EXISTING +         | N/A         |      |
| PROPOSED +         | 1,672 SQ FT | 67%  |

10' PERIMETER SITE CALCULATIONS:

|                                    |             |  |
|------------------------------------|-------------|--|
| PERIMETER AREA +                   | 4,100 SQ FT |  |
| MINIMUM LANDSCAPE:                 |             |  |
| (50% OF 4,100 SQ) + 2,050 REQUIRED |             |  |
| EXISTING +                         | N/A         |  |
| PROPOSED +                         | 3,261 SQ FT |  |



SECOND SUBMITTAL

MARIO F. NIEVERA

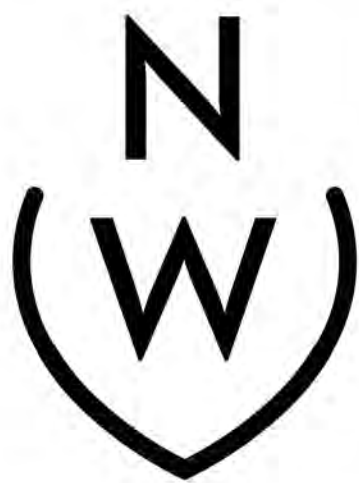
State of Florida  
Landscape Architect  
Registration No.  
6666856



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

10' SIDE YARD - OPEN SPACE DIAGRAM  
**PRIVATE RESIDENCE**  
232 LA PUERTA WAY, PALM BEACH

02 FEB 2024  
20 NOV 2023  
02 NOV 2023  
16 OCT 2023  
01 SEPT 2023  
21 JUNE 2023  
18 MAY 2023  
15 MAY 2023



NIEVERA WILLIAMS  
DESIGN

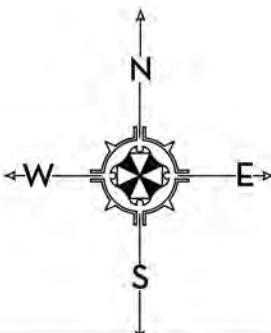
625 N. Flagler Drive  
Suite 502  
West Palm Beach, FL 33401  
P: 561-659-2820  
F: 561-659-2113

NIEVERAWILLIAMS.COM

**OS3**

ARC: 24-003

0 1 4 8 16 FEET  
SCALE: 1/8" = 1'-0"





OVERALL R-B SITE CALCULATIONS:

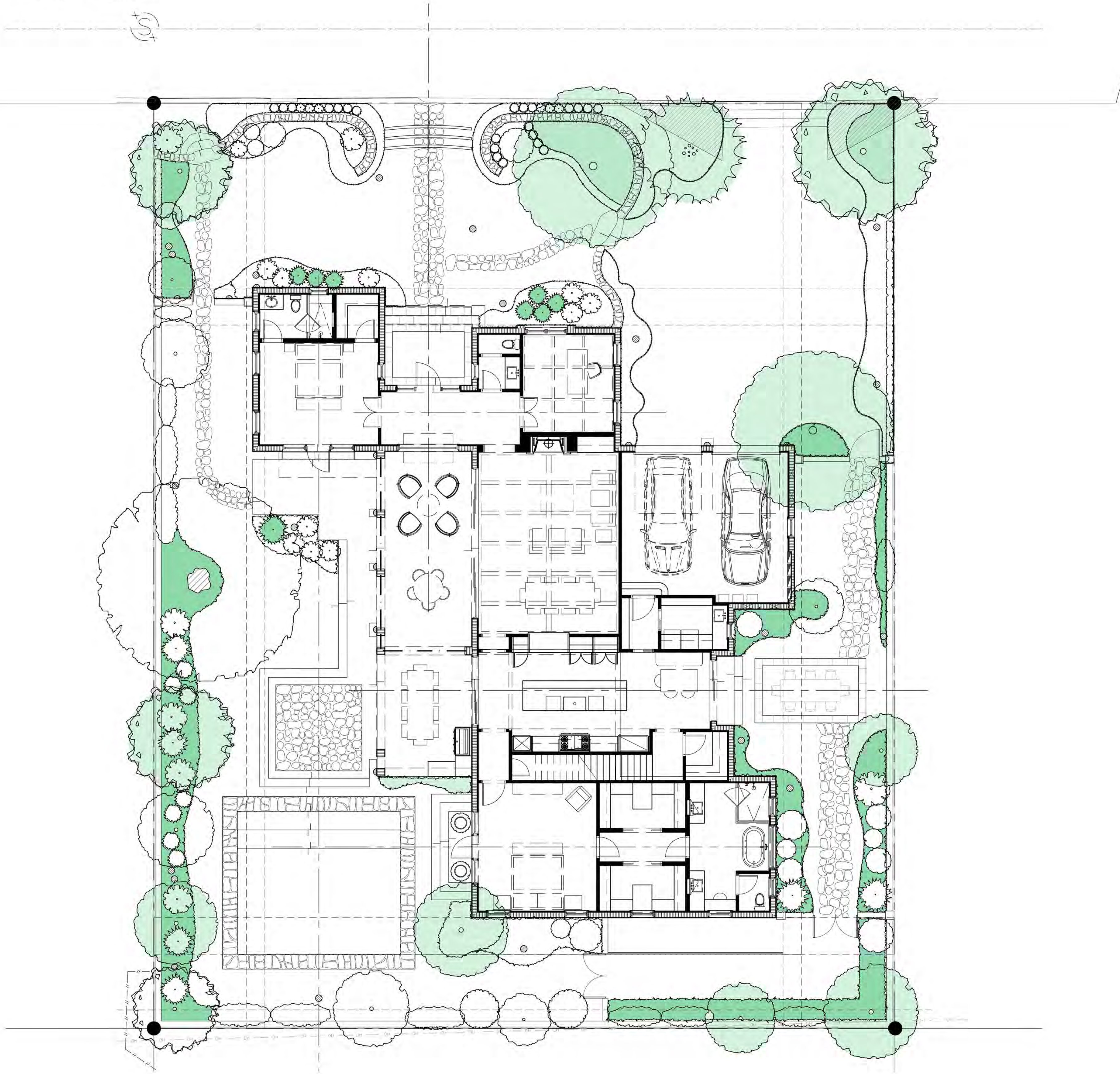
|                                  |        |       |       |
|----------------------------------|--------|-------|-------|
| SITE AREA +                      | 12,500 | SQ FT | 100%  |
| MINIMUM LANDSCAPE:<br>REQUIRED + | 5,625  | SQ FT | 45%   |
| EXISTING +                       | N/A    |       |       |
| PROPOSED +                       | 5,720  | SQ FT | 45.8% |

FRONT SETBACK SITE CALCULATIONS:

|                                  |       |       |      |
|----------------------------------|-------|-------|------|
| 25' SETBACK AREA +               | 2,500 | SQ FT | 100% |
| MINIMUM LANDSCAPE:<br>REQUIRED + | 1,000 | SQ FT | 40%  |
| EXISTING +                       | N/A   |       |      |
| PROPOSED +                       | 1,672 | SQ FT | 67%  |

10' PERIMETER SITE CALCULATIONS:

|   |       |       |  |
|---|-------|-------|--|
| PERIMETER AREA +  | 4,100 | SQ FT |  |
| MINIMUM LANDSCAPE:<br>(50% OF 4,100 SQ FT) + 2,050 REQUIRED |       |       |  |
| EXISTING +  | N/A   |       |  |
| PROPOSED +  | 3,261 | SQ FT |  |



MARIO F. NIEVERA

State of Florida  
Landscape Architect  
Registration No.  
6666856



NATIVES - OPEN SPACE DIAGRAM  
**PRIVATE RESIDENCE**

232 LA PUERTA WAY, PALM BEACH

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

02 FEB 2024  
20 NOV 2023  
02 NOV 2023  
16 OCT 2023  
01 SEPT 2023  
21 JUNE 2023  
18 MAY 2023  
15 MAY 2023



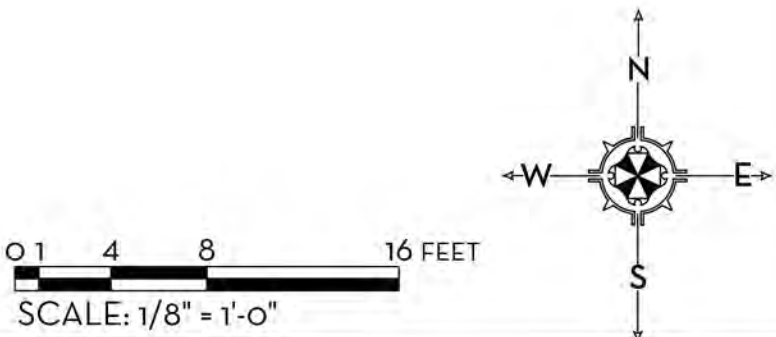
NIEVERA WILLIAMS  
DESIGN

625 N. Flagler Drive  
Suite 502  
West Palm Beach, FL 33401  
P: 561-659-2820  
F: 561-659-2113

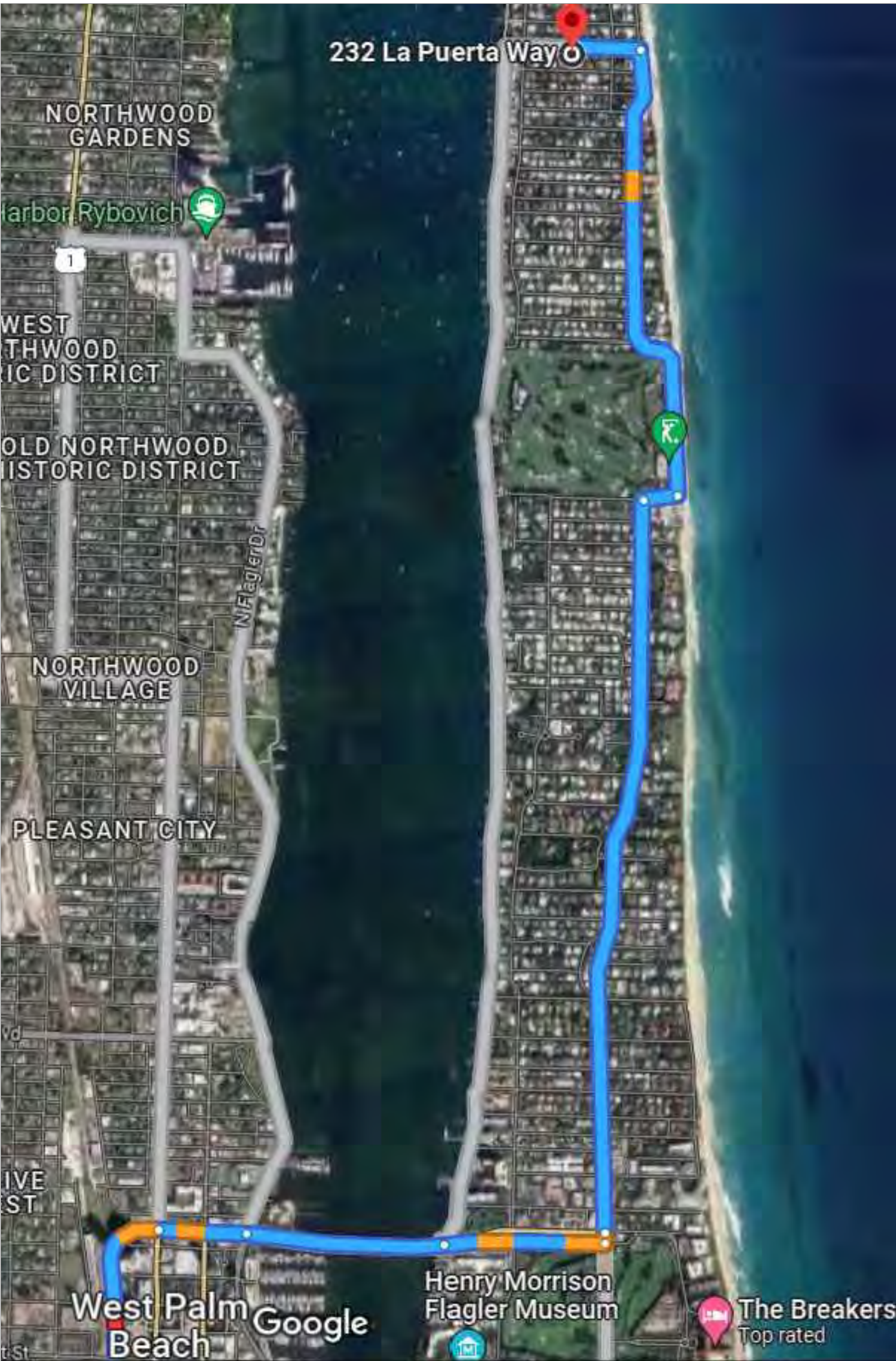
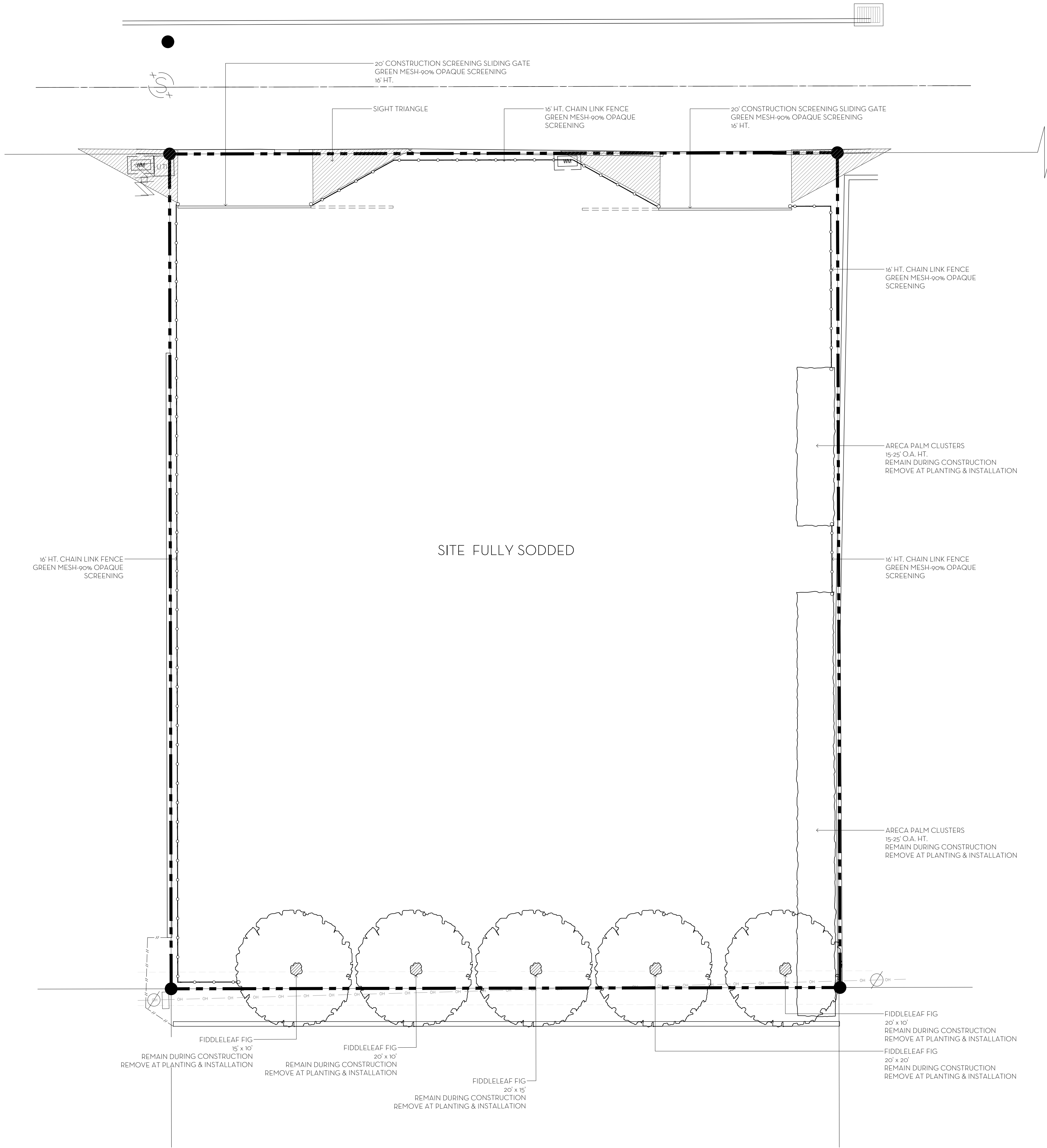
NIEVERAWILLIAMS.COM

**OS4**

ARC: 24-003







TRUCK ROUTE

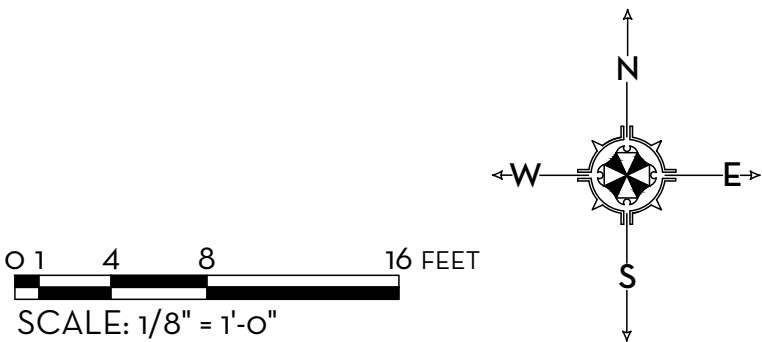
TRUCK ROUTE MAP & LOGISTICS

MAXIMUM TRUCK SIZE: 30 FEET

BEST ROUTE TO PROPERTY:  
FLAGLER MEMORIAL BRIDGE,  
TURN LEFT ONTO NORTH COUNTY RD

ESTIMATED NUMBER OF LARGE TRUCK TRIPS: 50

- COMPLETED - DEMOLITION
- 1 MONTH - SITE/BUILDING PREP
- 1.5 MONTHS - FOUNDATION
- 2.5 MONTHS - BLOCK DELIVERIES & CONCRETE POURS
- 1 MONTH - ROOF TRUSS DELIVERY AND SET TRUSSES
- 1 MONTH WINDOW/DOOR DELIVERIES AND INSTALLATION
- .5 MONTH - DRY-IN
- 1 MONTH - INTERIOR FRAMING
- 1.5 MONTHS - ROUGH-IN
- .5 MONTHS - DRYWALL
- 6 MONTHS - FINISHES
- 1.5 MONTHS LANDSCAPE AND HARDSCAPE INSTALLATION



MARIO F. NIEVERA

State of Florida  
Landscape Architect  
Registration No.  
6666856

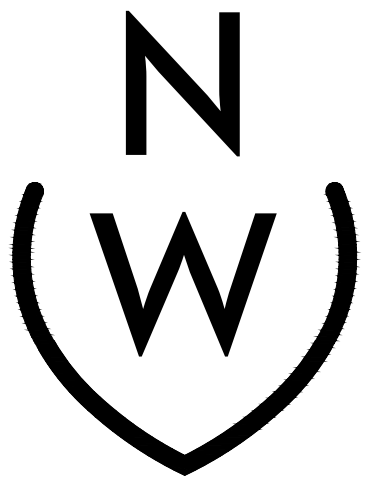


CONSTRUCTION SCREENING/ TRUCK LOGISTICS

PRIVATE RESIDENCE

232 LA PUERTA WAY, PALM BEACH

03 FEB 2024  
20 NOV 2023  
02 NOV 2023  
16 OCT 2023  
01 SEPT 2023  
21 JUNE 2023  
18 MAY 2023  
15 MAY 2023



NIEVERA WILLIAMS  
DESIGN

625 N. Flagler Drive  
Suite 502  
West Palm Beach, FL 33401  
P: 561-659-2820  
F: 561-659-2113

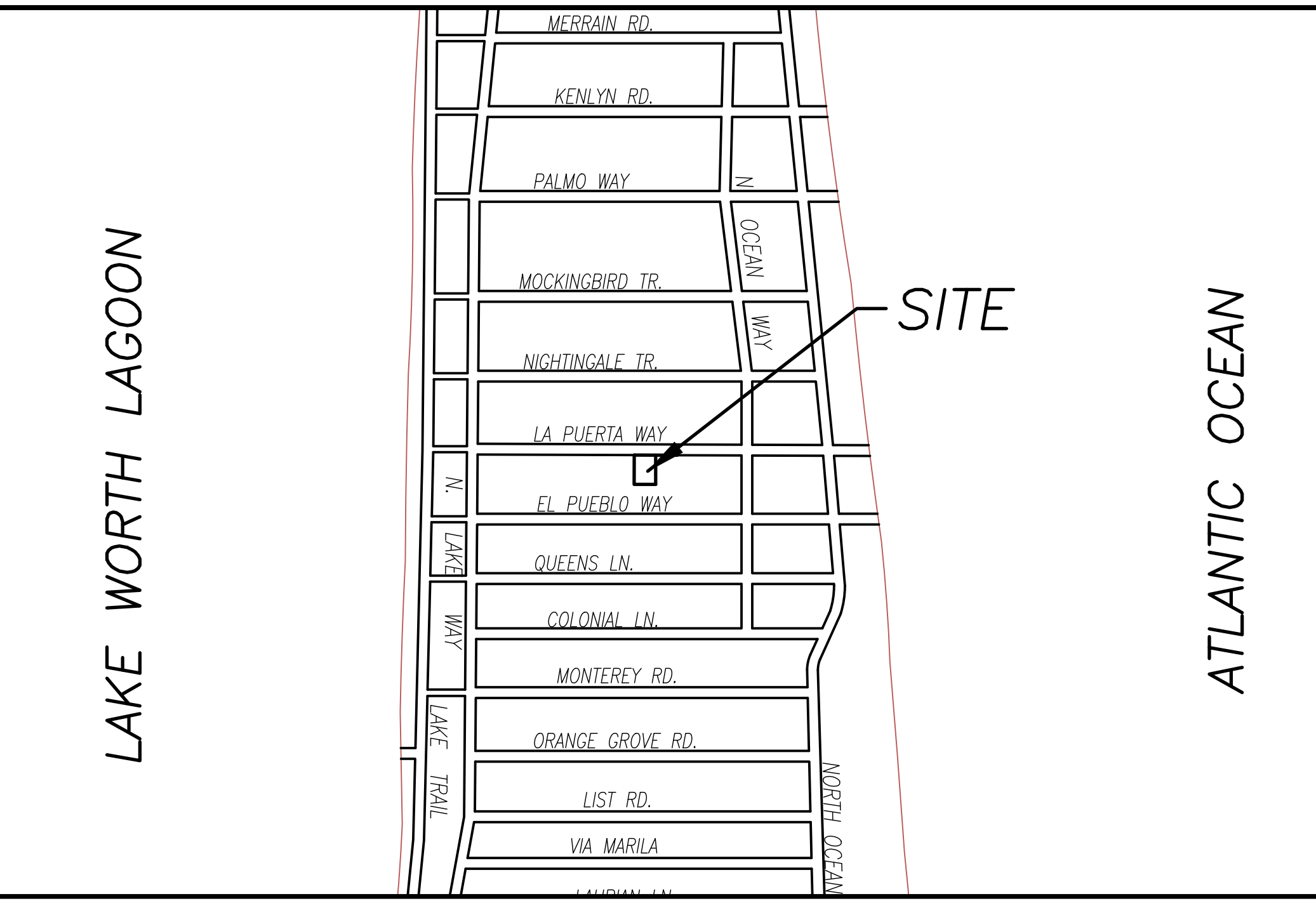
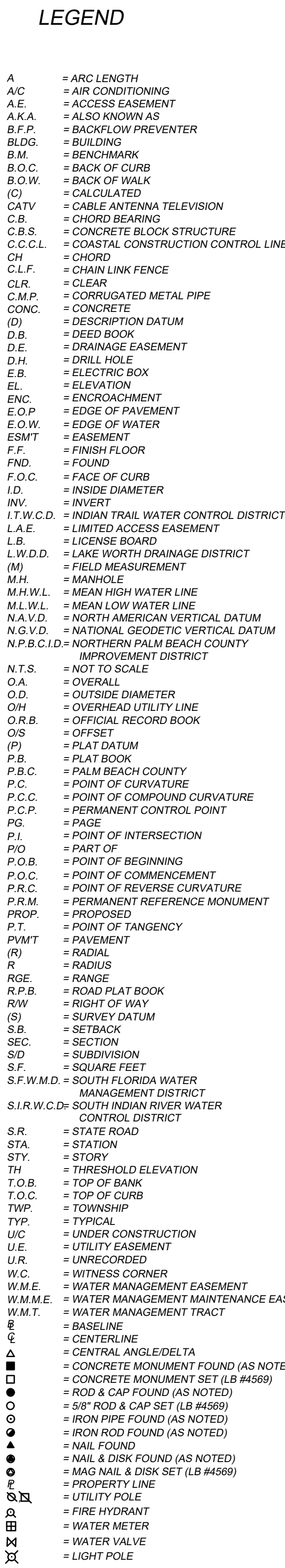
NIEVERAWILLIAMS.COM

CSP

ARC: 24-003

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





**BOUNDARY SURVEY FOR:  
LA PUERTA PROJECT LLC**

*This survey is made specifically and only for the following parties for the purpose of design on the surveyed property.*

**LA PUERTA PROJECT LLC**

*The undersigned surveyor assumes no responsibility or liability for any other purpose or to any other party other than stated above.*

**PROPERTY ADDRESS:**

232 La Puerta Way  
Palm Beach, FL 33480

**LEGAL DESCRIPTION:**

Lot 33, **EL ENCANTO**, according to the Plat thereof on file in the Office of the Clerk of the Circuit Court in and for Palm Beach County, Florida in Plat Book 11, Page 53.

**LA PUERTA PROJECT LLC**



|              |                  |                   |
|--------------|------------------|-------------------|
| FIELD: B.M.  | JOB NO.: 23-1428 | F.B. PB357 PG. 67 |
| OFFICE: M.B. | DATE: 10/5/23    | DWG. NO. 23-1428  |
| C'K'D: C.W.  | REF: 23-1428.DWG | SHEET 1 OF 1      |

**CERTIFICATION:**  
**I HEREBY ATTEST** that the survey shown hereon conforms to the Standards of Practice set forth by the Florida Board of Professional Surveyors and Mappers adopted in Rule 5J-17, Florida Administrative Code pursuant to Section 472.027, Florida Statutes, effective September 1, 1981.

**DATE OF LAST FIELD SURVEY: 10/5/2023**

Craig L. Wallace  
Professional Surveyor and Mapper  
Florida Certificate No. 3357