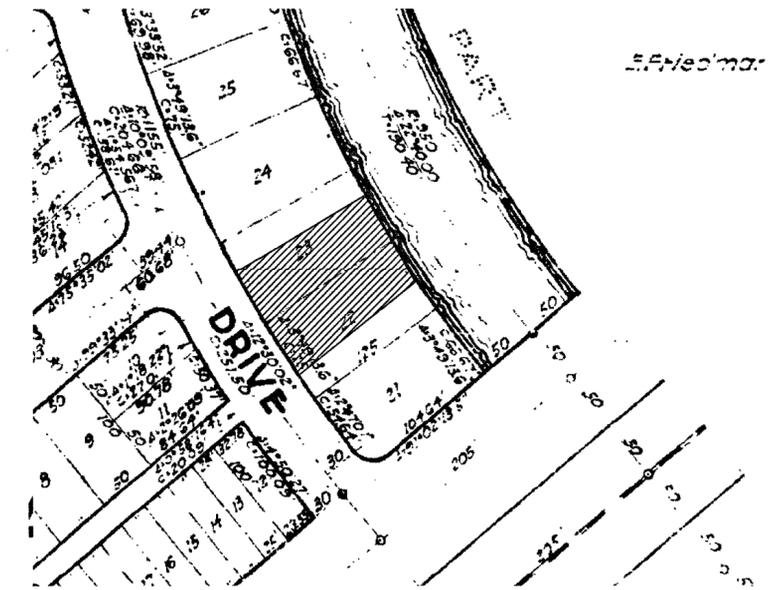
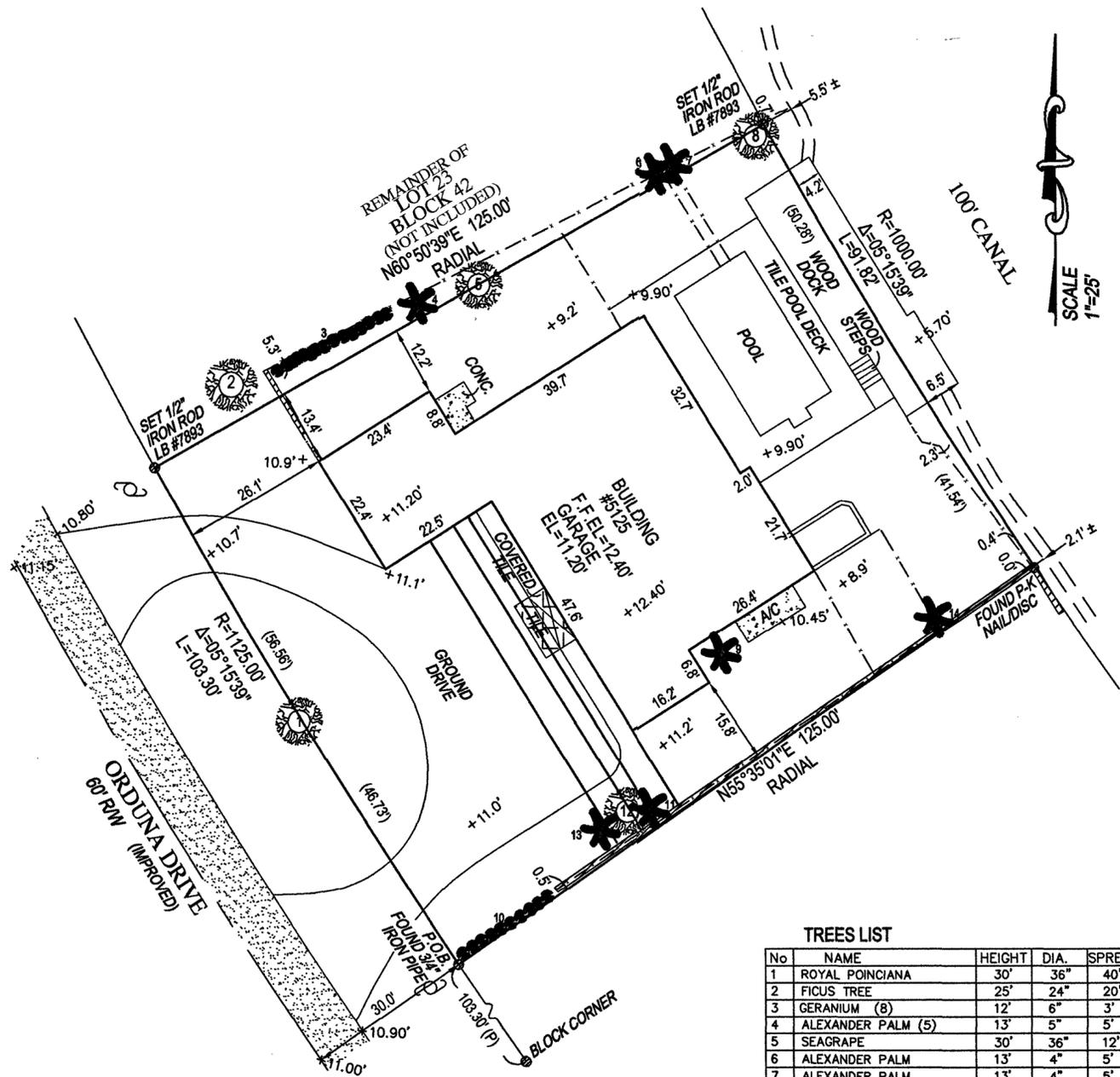


TREES & BOUNDARY SURVEY

SCALE: 1" = 20'



PROPERTY ADDRESS: 5125 ORDUNA DRIVE, CORAL GABLES, FL 33146 FOLIO# 03-4119-004-0020

LEGAL DESCRIPTION:
 PORTIONS OF LOTS 22 AND 23 AS DESCRIBE IN DB 3841-375 IN BLOCK 42 OF REVISED PLAT OF CG RIVIERA SETION PART 3 ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 28, PAGE 44 OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA.

ELEVATION INFORMATION:
 BASED ON THE FLOOD INSURANCE RATE MAP OF THE FEDERAL EMERGENT MANAGEMENT AGENCY DATED OR REVISED ON 9/11/09 THE HEREIN DESCRIBED PROPERTY IS SITUATED WITHIN ZONE X BASE FLOOD ELEVATION N/A COMMUNITY 120639 PANEL NUMBER 12071C0457 SUFFIX L ELEVATIONS REFER TO N.G.V.D. 1929 BENCHMARK USED: CG-11-1-R ELEVATION= 13.35'

TREES LIST

No	NAME	HEIGHT	DIA.	SPREAD
1	ROYAL POINCIANA	30'	36"	40'
2	FICUS TREE	25'	24"	20'
3	GERANIUM (8)	12'	6"	3'
4	ALEXANDER PALM (5)	13'	5"	5'
5	SEACRAPE	30'	36"	12'
6	ALEXANDER PALM	13'	4"	5'
7	ALEXANDER PALM	13'	4"	5'
8	FICUS TREE	35'	60"	40'
9	ALEXANDER PALM (3)	40'	6"	6'
10	EDGES	8'	-	-
11	ALEXANDER PALM	10'	4"	5'
12	UMBRELLA TREE	15'	24"	10'
13	ALEXANDER PALM (3)	12'	4"	5'
14	ALEXANDER PALM	30'	6"	10'

LEGAL NOTES

SURVEY BY OTHERS
 EXAMINATION OF THE ABSTRACT OF TITLE WILL HAVE TO BE MADE TO DETERMINATE RECORDED INSTRUMENTS, IF ANY, AFFECTING THE PROPERTY. THIS SURVEY IS SUBJECT TO DEDICATIONS, LIMITATIONS, RESTRICTIONS, RESERVATIONS OR EASEMENTS OF RECORD. LEGAL DESCRIPTIONS PROVIDED BY CLIENT. THE LIABILITY OF THIS SURVEY IS LIMITED TO THE COST OF THE SURVEY. UNDERGROUND ENCROACHMENTS, IF ANY, ARE NOT SHOWN. THIS FIRM HAS NOT ATTEMPTED TO LOCATE FOOTING AND/OR FOUNDATIONS AND/OR UNDERGROUND IMPROVEMENTS OF ANY NATURE. IF SHOWN, BEARINGS ARE REFERRED TO AN ASSUMED MERIDIAN. IF SHOWN, ELEVATIONS ARE REFERRED TO N.G.V.D. OF 1929. FENCE OWNERSHIP NOT DETERMINED

LEGEND AND ABBREVIATIONS

- +6.08' = ELEVATIONS
- F.I.P. 1/2" = FOUND IRON PIPE
- F.N. = FOUND PK NAIL
- x---x--- = CHAIN LINK FENCE
- = 6" WOOD FENCE
- F.F. EL = FINISHED FLOOR ELEVATION
- W.M. = WATER METER

CERTIFIED TO:
 MANUEL CHAMIZO III

CH LAND SURVEYING INC.
 5951 N.W. 151 STREET Suite 210
 MIAMI LAKES, FL 33014
 PH(305) 823-3220 FAX: 305 823-9806

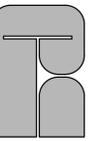
Signature of Carlos A. Hernandez

CARLOS A. HERNANDEZ
 LAND SURVEYOR AND MAPPER No. 5718
 STATE OF FLORIDA

NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISE SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER

REVISIONS:	DATE:
THIS SURVEY WAS PERFORMED	DATE: OCT. 15, 2020

EXISTING ELEVATIONS



J. Antonio Rodriguez Tellaheche,
Architect
Architecture Planning Design
Arch. Lic. AR93998 /
Interior Design Lic. ID5544
2441 NW 93 Avenue
Doral, Florida 33172
Tel: (786) 260-4265
email: rodtell@aol.com

Issue Dates:



FRONT ELEVATION



REAR ELEVATION



LEFT SIDE ELEVATION



RIGHT SIDE ELEVATION

**RENOVATION & ADDITION FOR
MR. MANUEL CHAMIZO III**
5125 ORDUNA DRIVE,
CORAL GABLES, FLORIDA 33146



Project:

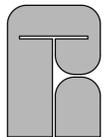
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Sheet Title:

**EXISTING
ELEVATIONS**

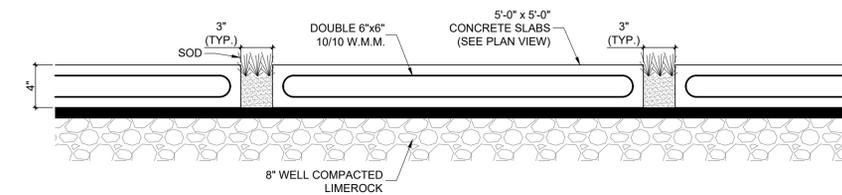
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Drawn:	N.P.
Checked:	T.R.T.
Date:	AUGUST 14, 2020

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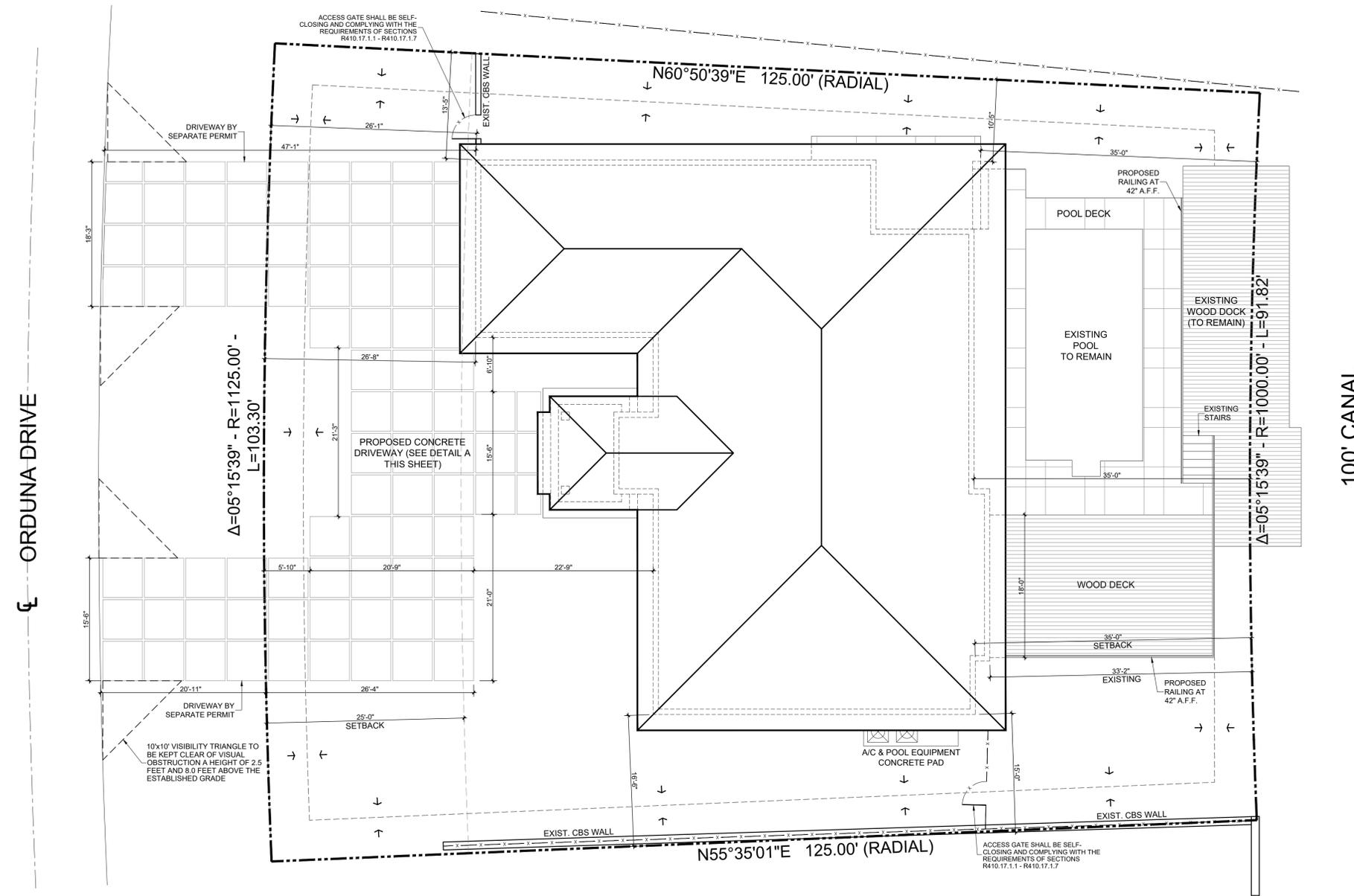


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Arch. Lic. AR93998 /
Interior Design Lic. ID5544
2441 NW 93 Avenue
Doral, Florida 33172
Tel: (786) 260-4265
email: rodtell@aol.com

Issue Dates:



A DRIVEWAY SLAB DETAIL
1 1/2"=1'-0"



PROPOSED SITE PLAN
1/8"=1'-0"

ZONING LEGEND		
ADDRESS = 5125 ORDUNA DRIVE FOLIO No.: 03-4119-004-0020 LOT SIZE = 15,520 S.F.		
	REQUIRED	PROVIDED
MAX. LOT COVERAGE	35% MAXIMUM 15,520 x 0.35 = 5,432 S.F.	4,251.97 S.F. (30.37%)
MAX. HEIGHT	25 FEET	18'-3"
SETBACKS		
	REQUIRED	PROVIDED
FRONT	25 FT	26'-1"
REAR	35 FT	35'-0"
SIDE	20% OF LOT WIDTH = 20 FT TOTAL BOTH SIDES 103.30' x 0.20 = 20.66' 20.66' / 2 = 10.33' MIN. SIDE	MIN. SIDE 10'-4"
LANDSCAPE		
	REQUIRED	PROVIDED
40% MIN. AREA	15,520 x 0.40 = 6,208.00 S.F.	9,242.77 S.F. (59.55%)
20% MIN. IN FRONT	6,208 x 0.20 = 1,241.60 S.F.	1,317.30 S.F. (21.22%)
PERVIOUS AREA		8,183.84 S.F. (GREEN SPACE) 541.18S.F. (WOOD DECK) 386.97 S.F. (WOOD DOCK) 130.78 S.F. (DRIVEWAY GREEN AREA - 3" TYP.) 9,242.77 S.F. (59.55%)

- SITE NOTES**
- AREA ADJACENT TO CANAL TO BE GRADED SO AS TO PREVENT DIRECT OVERLAND DISCHARGE OF STORMWATER INTO CANAL (SEE DRAWING PLANS).
 - LOT SHALL BE GRADED (PREVENT DIRECT OVERLAND DISCHARGE OF STORMWATER INTO ADJACENT PROPERTY. (SEE DRAINAGE PLAN).
 - PUBLIC WORKS DEPARTMENT: A SEPARATE PERMIT WILL BE REQUIRED FOR ALL DRIVEWAY APPROACHES. THE HEIGHT OF THE FENCES, WALL AND HEDGES SHALL NOT EXCEED 2.5 FT. IN HEIGHT WITHIN 10 FT. OF THE EDGE OF ANY DRIVEWAY LEADING TO A RIGHT OF WAY.
 - THE HEIGHT OF FENCES IS BEING MEASURED FROM GRADE.
 - AS-BUILT ELEVATION SURVEY IS REQUIRED BEFORE MAKING ANY INSPECTION ABOVE LOWEST FLOOR AND AS-BUILT ELEVATION CERTIFICATE IS REQUIRED BEFORE ISSUANCE OF CERTIFICATE OF OCCUPANCY OR COMPLETION.
 - ALL ELECTRICAL AND MECHANICAL EQUIPMENT SHALL BE LOCATED AT OR ABOVE THE REQUIRED LOWEST FLOOR ELEVATION. TOP 12'-0" N.G.V.D.
 - SFH (SPECIAL FLOOD HAZARD) ALL ELECTRICAL AND MECHANICAL EQUIPMENT SHALL BE LOCATED AT OR ABOVE THE BASE FLOOD ELEVATION OR REQUIRED LOWEST FLOOR ELEVATION, WHICHEVER IS GREATER.
 - THE MINIMUM LOWEST FIRST FLOOR ELEVATION SHALL BE 12 FEET N.G.V.D. CONTRACTOR SHALL SUBMIT AN ELEVATION SURVEY PRIOR TO POURING FIRST SLAB AND A FINAL SURVEY UPON COMPLETION OF PROJECT.
 - WORK OUTSIDE OF THE PROPERTY LINE INCLUDED IN THIS SET OF DRAWINGS SHALL BE, BUT NOT LIMITED TO, DRIVEWAYS, SODDING TO ASPHALT LINE, TREES AND UTILITY CONNECTIONS.
 - CONTRACTOR AND SUBCONTRACTOR SHALL VERIFY ALL UTILITY SERVICE CONNECTION LOCATIONS PRIOR TO SUBMITTING BID AND PROCEEDING WITH WORK. VERIFY ALL DIMENSIONS AND NOTES BEFORE PROCEEDING WITH WORK.
 - SEE STRUCTURAL PLANS FOR SOIL CONDITIONS.
 - BURY WATER, PHONE, CABLE, AND ELECTRIC SERVICE 18" BELOW FINISH GRADE WITH 1'-0" RADIUS SAND BACK FILL AROUND PIPES.
 - IN ORDER TO AVOID ANY CONFLICTS, CONTRACTOR SHALL COORDINATE ALL TRADES.
 - APPLY APPROVED AND ACCEPTABLE SOIL POISONING TREATMENT INCLUDING BUT NOT LIMITED TO PATIOS, WALKS ETC, PRIOR TO PLACEMENT ALL NEW AREAS TO BE COVERED OF VISQUEEN.

**RENOVATION & ADDITION FOR
MR. MANUEL CHAMIZO III**
5125 ORDUNA DRIVE,
CORAL GABLES, FLORIDA 33146



Project: _____

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Sheet Title: _____

**PROPOSED
SITE PLAN**

Job Number: _____
Scale: AS SHOWN
Drawn: N.P.
Checked: T.R.T.
Date: AUGUST 14, 2020

SP.02

Enrique D. Nuñez, ASLA
 LANDSCAPE ARCHITECT
 License No. LA0000955
 10235 S.W. 9th Terrace
 Miami, Florida, 33174
 enunez8420@att.net
 (305) 772-3557

J. Antonio Rodriguez Tellaheche, Architect
 Architecture Planning Design
 Arch. Lic. AR93998
 Interior Design Lic. ID5544
 2441 NW 93 Avenue
 Doral, Florida 33172
 Tel: (786) 260-4265
 email: rodtell@aol.com

Issue Dates:

RENOVATION FOR RESIDENCE AT
 5125 ORDUNA DRIVE,
 CORAL GABLES, FLORIDA 33146

J. Antonio Rodriguez Tellaheche
 Architect
 AR93998

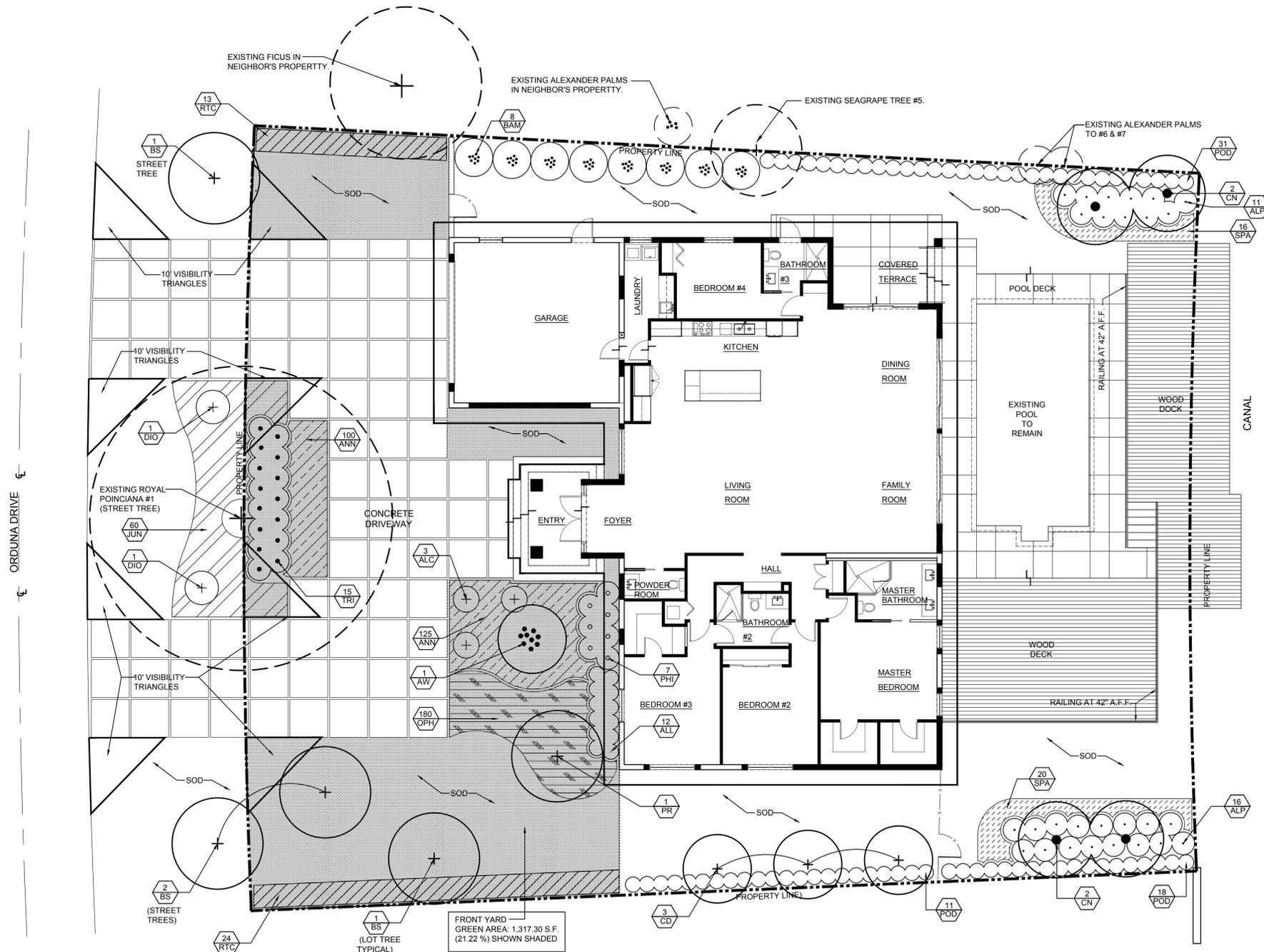
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Sheet Title:

LANDSCAPE PLAN

Job Number: _____ Sheet: **L-1**
 Scale: AS SHOWN
 Drawn: J.L.
 Checked: E.N.
 Date: NOVEMBER 11, 2008



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

LEGEND:
 X = EQUALS QUANTITY AT THIS LOCATION
 X = EQUALS KEY FROM PLANT MATERIALS SCHEDULE

Enrique D. Nuñez, ASLA
 LANDSCAPE ARCHITECT
 License No. LA0000955
 10235 S.W. 9th Terrace
 Miami, Florida, 33174
 enunez8420@att.net
 (305) 772-3557

J. Antonio Rodriguez Tellaheche, Architect
 Architecture Planning Design
 Arch. Lic. AR93998 /
 Interior Design Lic. ID5544
 2441 NW 93 Avenue
 Doral, Florida 33172
 Tel: (786) 260-4265
 email: rodtell@aol.com

Issue Dates:

RENOVATION FOR RESIDENCE AT
 5125 ORDUNA DRIVE,
 CORAL GABLES, FLORIDA 33146

J. Antonio Rodriguez Tellaheche Architect AR93998

Project: _____

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Sheet Title: _____

LANDSCAPE NOTES, CHARTS AND DETAILS

Job Number: _____ Sheet: _____
 Scale: AS SHOWN
 Drawn: J.L.
 Checked: E.N.
 Date: NOVEMBER 11, 2020

L-2

GENERAL NOTES

1. PLANT QUALITY

ALL PLANT MATERIALS SHALL BE EQUAL TO OR BETTER THAN FLORIDA No. 1 AS CLASSIFIED BY "GRADES AND STANDARDS FOR NURSERY PLANTS" BY THE DIVISION OF PLANT INDUSTRY, FLORIDA DEPARTMENT OF AGRICULTURE. PLANT MATERIALS SHALL HAVE A GROWTH HABIT THAT IS NORMAL FOR THE SPECIES; HEALTHY, VIGOROUS, FREE FROM INSECTS, DISEASE AND INJURY.

2. PLANTING SOIL

ALL PLANT MATERIALS WITH THE EXCEPTION OF PALM TREES AND BEACH MATERIAL SHALL BE PLANTED WITH THE FOLLOWING SOIL: 50% SAND AND 50% MUCK. THERE MUST BE A SLIGHT ACID REACTION TO THE SOIL WITH NO EXCESS OF CALCIUM OR CARBONATE. SOIL SHALL BE DELIVERED IN A LOOSE FRIABLE CONDITION. ANY OTHER SOIL MIX MUST BE SUBMITTED TO AND APPROVED BY LANDSCAPE ARCHITECT PRIOR TO DELIVERY.

3. FERTILIZER

THE FERTILIZER SHALL BE UNIFORM IN COMPOSITION, DRY AND FREE FLOWING AND SHALL BE DELIVERED TO THE SITE IN THE ORIGINAL UNOPENED CONTAINERS, BEARING THE MANUFACTURER'S GUARANTEED ANALYSIS.

FERTILIZER FOR TREES, SHRUBS, AND CONTAINERIZED GROUNDCOVERS AND VINES SHALL BE AS FOLLOWS: 5 LBS. FEC 3-24-0 #1308 AS MANUFACTURED BY FLORIDA EAST COAST FERTILIZER CO. HOMESTEAD, FLORIDA, AND 2 LBS. FEC 15-8-8-#2500 OR EQUAL PER CUBIC YARD OF PLANTING SOIL.

FERTILIZER FOR GROUNDCOVER SEEDLING BEDS: BROADCAST 4 LBS. OF THE ABOVE MIX FOR EACH 500 SQUARE FEET OF BED AREA. FERTILIZER FOR TURF ESTABLISHMENT: BROADCAST 15 LBS. OF FEC 7-11-7 OR EQUAL PER 1,000 SQUARE FEET (650 LBS. PER ACRE).

4. MULCH:

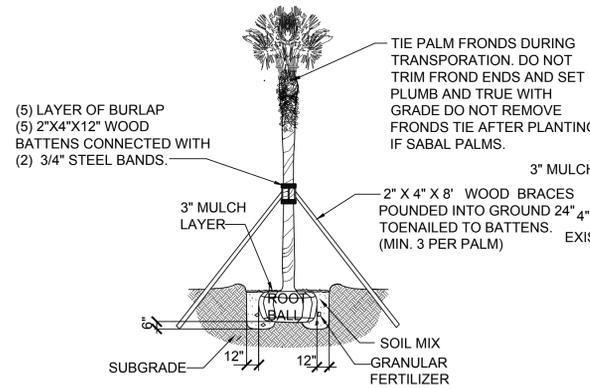
MULCH SHALL BE SHREDDED PINE, EUCALYPTUS OR FLORIMULCH 100% MELALEUCA MULCH. ANY OTHER MULCH MUST BE SUBMITTED TO AND APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO DELIVERY.

PLANTING AREAS NOT COVERED BY GRASS/SOD SHALL BE MULCHED TO A DEPTH OF THREE INCHES TO PRESENT A FINISHED APPEARANCE. THIS INCLUDES, BUT NOT LIMITED TO, ALL SHRUBS AND GROUNDCOVERS AREAS.

5. SOD

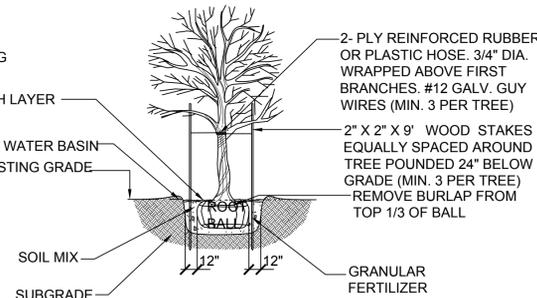
ALL AREAS DESIGNATED AS "SOD" SHALL BE COVERED WITH EMPIRE ZOYSIA. SOLID SOD LAID OVER A FINELY GRADED, 2" DEEP SOIL BLANKET, FREE OF ROCKS. SOD SHALL BE LAID WITH CLOSE ABUTTING JOINTS AND HAVE A SMOOTH FINISHED APPEARANCE.

6. CONTRACTOR SHALL DETERMINE THE LOCATION OF ANY AND ALL EXISTING SUBTERRANEAN AND OVERHEAD UTILITIES OR CONSTRUCTION IN THE AREA OF THE PROPOSED NEW WORK PRIOR TO COMMENCEMENT OF THE WORK, IN ORDER TO AVOID DAMAGE TO SAID EXISTING UTILITIES OR CONSTRUCTION.



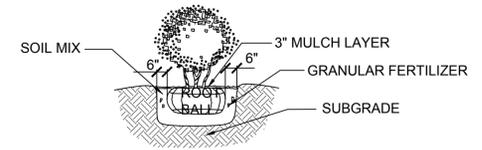
TYPICAL PALM PLANTING DETAIL

N.T.S.



TYPICAL TREE PLANTING DETAIL

N.T.S.



TYPICAL SHRUB PLANTING DETAIL

N.T.S.

LIST OF EXISTING TREES AND PALMS

No.	BOTANICAL NAME	TREE NAME	D.B.H.	HEIGHT	SPREAD	CONDITION	DISPOSITION	CANOPY LOSS S.F.	REMARKS
1	Delonix regia	Royal Poinciana	36"	30'	40'	MODERATE	REMAIN		Street Tree
5	Coccoloba uvifera	Seagrape	36"	30'	12'	GOOD	REMAIN		On property line
6	Ptychosperma elegans	Alexander Palm	4"	13'	5'	GOOD	REMAIN		On property line
7	Ptychosperma elegans	Alexander Palm	4"	13'	5'	GOOD	REMAIN		On property line

NOTES:

- REFER TO TREE SURVEY PREPARED BY CARLOS A. HERNANDEZ, SURVEYORS, DATE: OCTOBER 15, 2020.
- REPLACEMENT TREE CANOPY CREDITS SHALL BE ACCORDING TO CHAPTER 82 - VEGETATION, TABLE 82-1.
- TOTAL CANOPY LOSS IS 1407 SQUARE FEET TO BE MITIGATED BY 4 - LARGE TREE SPECIES, MINIMUM 15 FEET OVERALL HEIGHT. 2000 SQUARE FEET OF CANOPY CREDITS TO BE PROVIDED WITH SPECIES SUCH AS GUMBO LIMBO.

PLANT MATERIALS SCHEDULE

Key	Quantity	Plant Name	Native	Size Specs.	Remarks
Symbol		Botanical Name / Common Name		Ht. x Spr, Caliper	
ALC	3	Aechmea fasciata / Silver Vase Bromeliad	No	24" o.a. 7 gal. cont.	Accent shrubs
ALP	27	Alpinia zerumbet 'Variegata' / Variegated Shell Ginger	No	36" o.a. 7 gal. cont.	Accent shrubs
ANN	225	Annuals by season / Pentas, Begonias, Blue Daze	No	6" pots 12" o.c.	Flowering Ground cover
AW	1	Acoclorrhaphie wrightii / Paurotis Palm	Yes	16' ht., 7-9 trunks min.	Florida Fancy
BAM	8	Bambusa textilis / Weaver's Bamboo	No	8'-10' ht. x 5' spr.	Perimeter shrubs
BS	4	Bursera simaruba / Gumbo Limbo	Yes	16' ht. x 10' spr. 4" Caliper	Mitigation Trees 2,000 S.F. Credits
CD	3	Coccoloba diversifolia / Pigeon Plum	Yes	12' ht. x 8' spr. 2" Caliper	Single trunk trees
CN	4	Cocos nucifera 'Malayan Green' / Green Malayan Coconut Palm	No	15' ht., 3' clear wood	Rear yard palms
DIO	2	Dioon spinulosum / Mexican Cycad	No	5' ht. x 3' spr.	Accent shrubs
JUN	60	Juniper davurica / Parson's Juniper	No	18" spr., 3 gal. Cont., 24" o.c.	Evergreen Ground cover
OPH	180	Ophiopogon japonicus / Mondo Grass	No	10" o.a., 1 gal. Cont., 12" o.c.	Evergreen Ground cover
PHI	7	Philodendron 'Rojo Congo' / Rojo Congo Philodendron	No	2' ht. x 3' spr., 3 gal. cont.	Entry area shrubs
POD	58	Podocarpus macrophyllus / Japanese Yen	No	36" ht. x 24" spr. 24" o.c.	Perimeter shrubs
PR	1	Plumeria rubra / Frangipani 'White'	No	12 ht. x 8' spr. 2" Caliper	Florida Fancy White flower
RTC	37	Chrysobalanus icaco / Red Tip Cocoplum	Yes	30" ht. x 24" spr., 24" o.c.	Native shrubs Requirement
SOD	3,000 S.F.	Zoysia japonica / Empire Zoysia	No	Solid sod on finely graded 2" soil blanket	Solid Sod
SPA	36	Spathoglottis plicata / Purple Ground Orchids	No	18" spr., 3 gal. Cont., 24" o.c.	Flowering Ground cover
TRI	15	Tripsacum floridana / Florida Gama Grass	YES	36" o.a. 7 gal. cont.	Native grass

LANDSCAPE LEGEND

Zoning District : SFR Net Land Area: .358 acres 15,520 square feet

OPEN SPACE

	Required	Provided
A. Square Feet of open space required by Chapter 33, as indicated on site plan: net lot area = 15,520 s.f. x 40% = <u>6,208</u>	<u>6,208</u>	<u>9,242.77 (59.55 %)</u>
B. Square Feet of parking lot open space required by Chapter 18A, as indicated on site plan: The number of parking space _____ x 10 s.f. per parking space	<u>N/A</u>	<u>N/A</u>
C. Total s.f. of landscaped open space required by Chapter 33: A+B=	<u>6,208</u>	<u>9,242.77</u>

LAWN AREA CALCULATION

A. Total s.f. of landscaped open space required by Chapter 33	<u>6,208</u>	
B. Maximum lawn area (sod) permitted = 50% x 6,208 s.f.	<u>3,104</u>	<u>3,000</u>

TREES

A. No. trees required per net lot acre 3 lot trees	<u>3</u>	<u>8.33</u>
B. 30 % Palm Allowed (3 palms = one tree) Palms provide:	<u>1</u>	<u>7 palms = 2.33 trees</u>
C. % Natives Required No. trees provided x 30 %	<u>1</u>	<u>5</u>
D. Street trees (maximum average spacing of 35' o.c.) _____ linear feet along street / 35=	<u>N/A</u>	<u>N/A</u>
E. Street trees located directly beneath power lines (maximum average spacing of 25'o.c.) <u>103.30</u> linear feet along street / 25=	<u>4</u>	<u>4 (1 existing + 3 trees)</u>
F. Total number of trees=	<u>7</u>	<u>12.33 total trees</u>

SHRUBS

A. No. trees required x 10 = No. of shrubs allowed	<u>70</u>	<u>149</u>
B. No. shrubs allowed x 30% = No. of native shrubs required	<u>21</u>	<u>52</u>

IRRIGATION PLAN: Required by Chapter 33. Auto irrigation _____ or hose bib provided.