

The Ponce Catalonia Building

Bellin & Pratt
architects, LLC

285 sevilla avenue
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tel 305.447.1927 fax 305.443.5986

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Glenn Pratt, AIA AR-9608

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CONSULTANTS:

PROJECT NAME:
THE PONCE CATALONIA BUILDING
Catalonia & Ponce de Leon Blvd. CORAL GABLES, FLORIDA 33134
OWNER INFORMATION Ponce CAT, LLC 2901 Ponce de Leon Boulevard Coral Gables FL 33134

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ISSUE DATE: 01.06.2011
PROJECT No.: 2010-02
DRAWN BY: G.P.,M.B.,D.F.
APPROVED BY: G.P.,M.B.

REVISIONS:

[illegible]

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GLENN H PRATT, AIA, AR-9608

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SHEET No.:

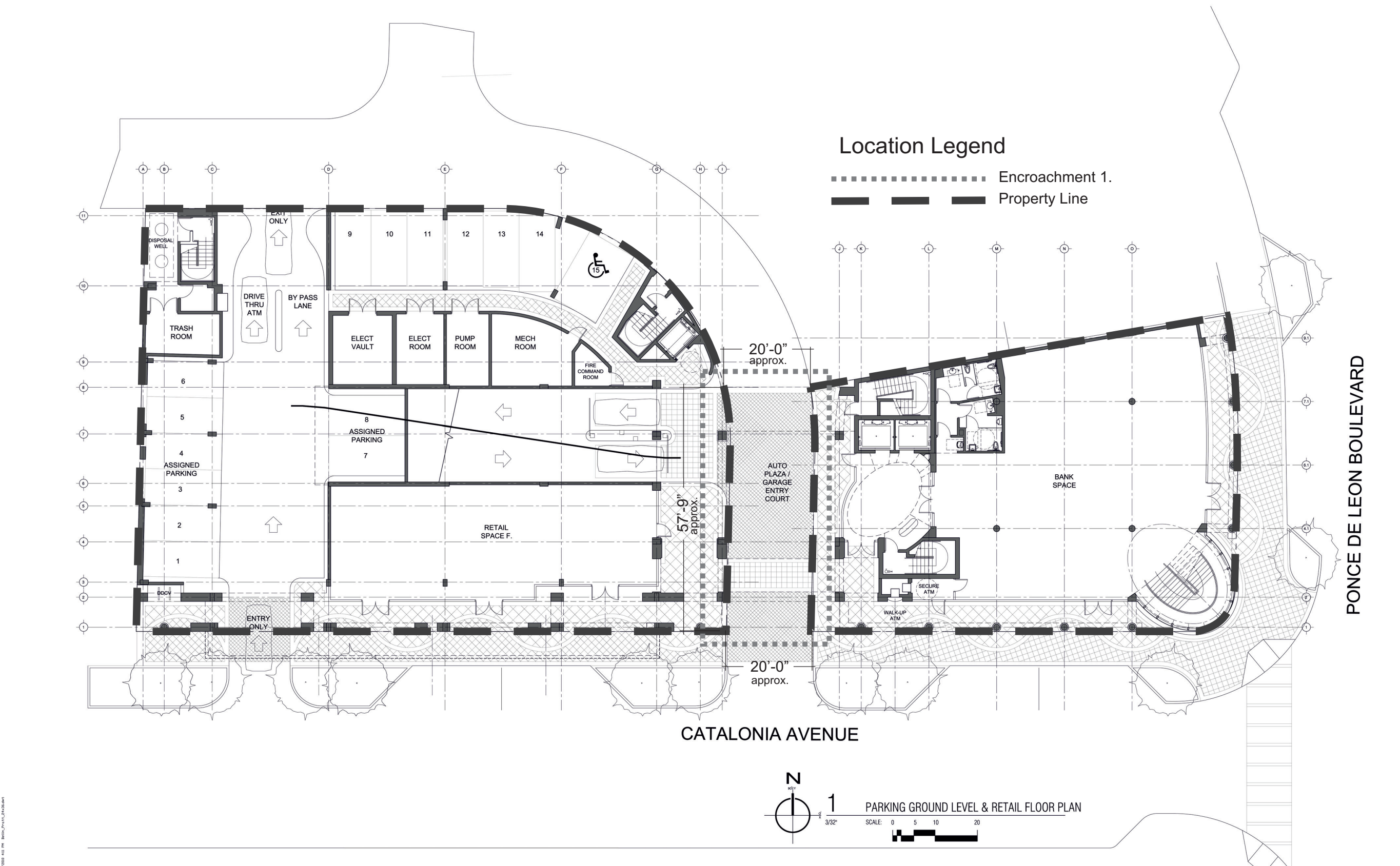


EXHIBIT A-1. Encroach onto north/south alley portion with pavers

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EX.A-2

EXHIBIT A-2. Encroach onto east/west alley portion adjoining subject property with pavers

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EXHIBIT A
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EX.A-3

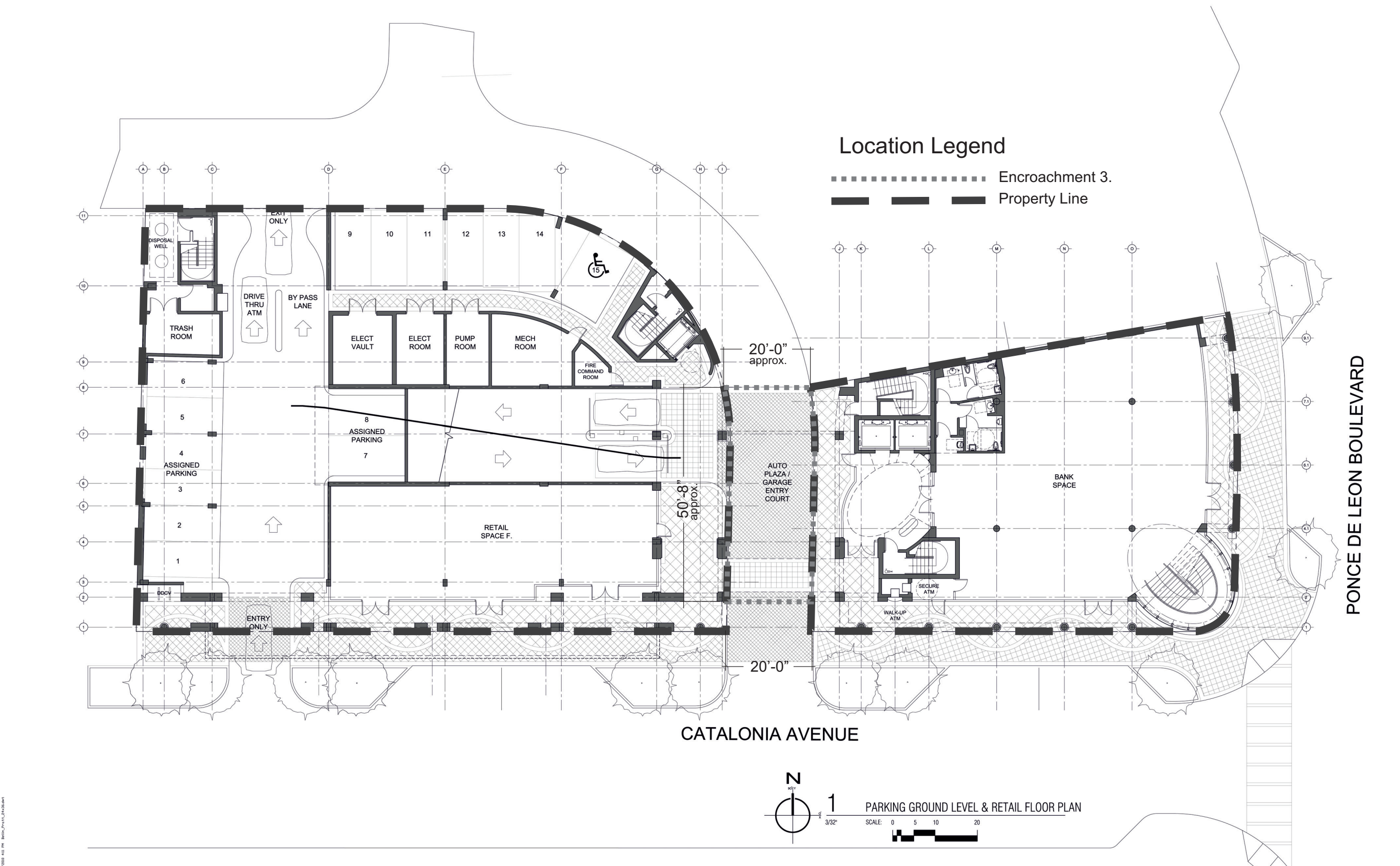


EXHIBIT A-3. Encroach over the north/south alley portion with proposed building, starting at a height of 19'-6"

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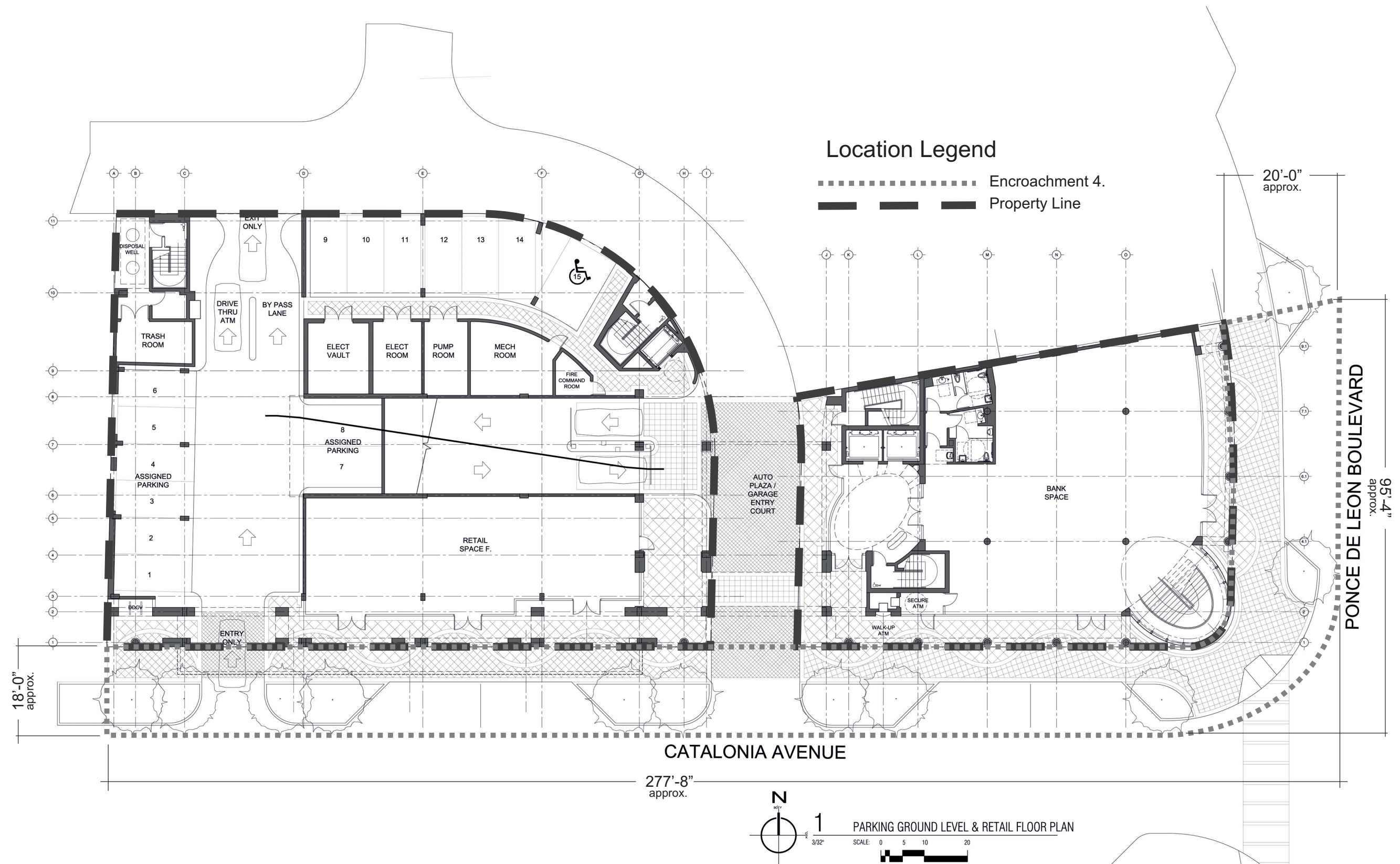
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EXHIBIT A-4

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EX.A-4



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EX.A-5

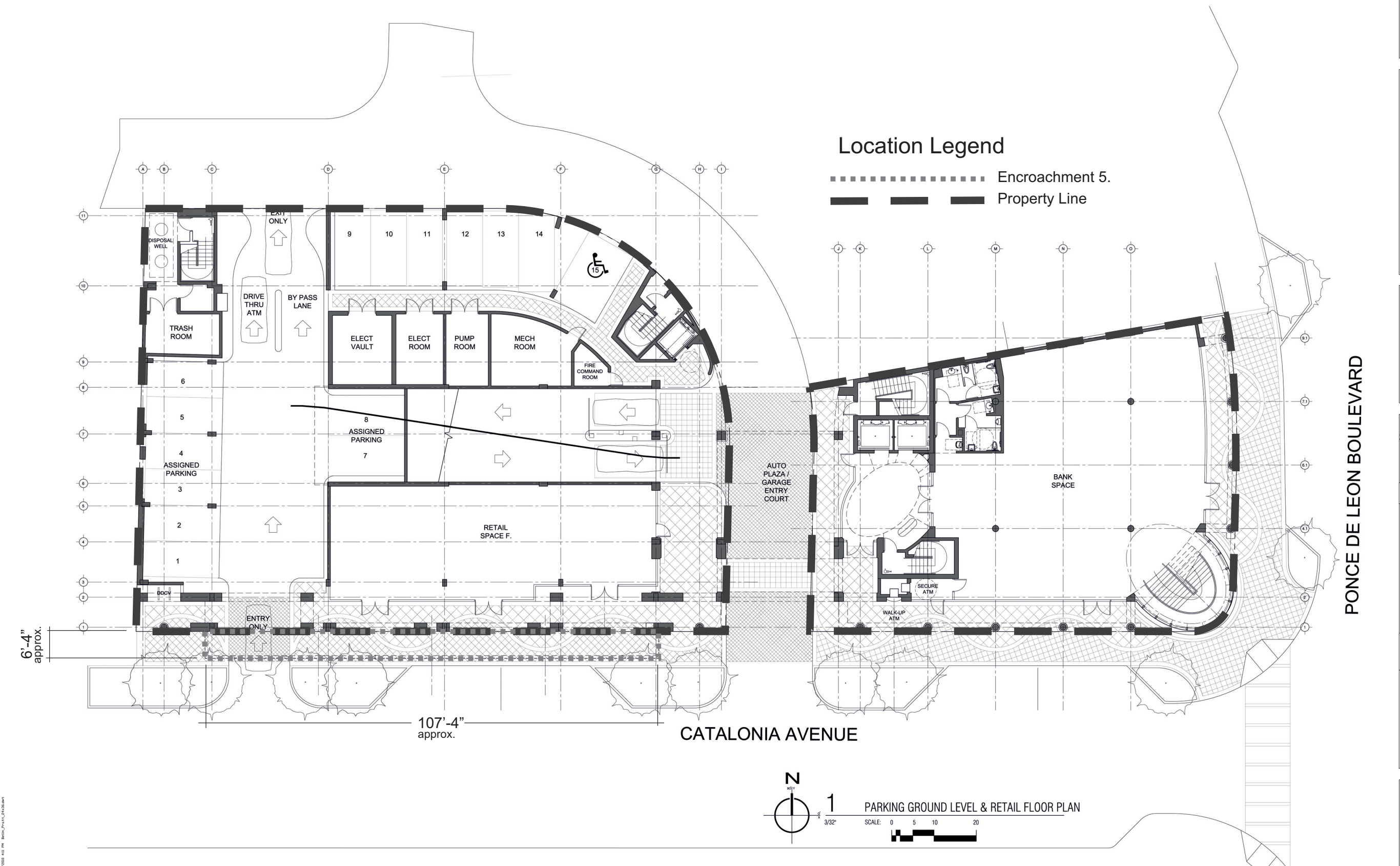


EXHIBIT A-5. Encroach onto right of way with parking slab metal screening at 2nd, 3rd & 4th parking levels of proposed bldg.

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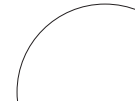
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GLENN H PRATT, AIA, AR-0608

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EXHIBIT A-6

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SHEET No.:

EX.A-6

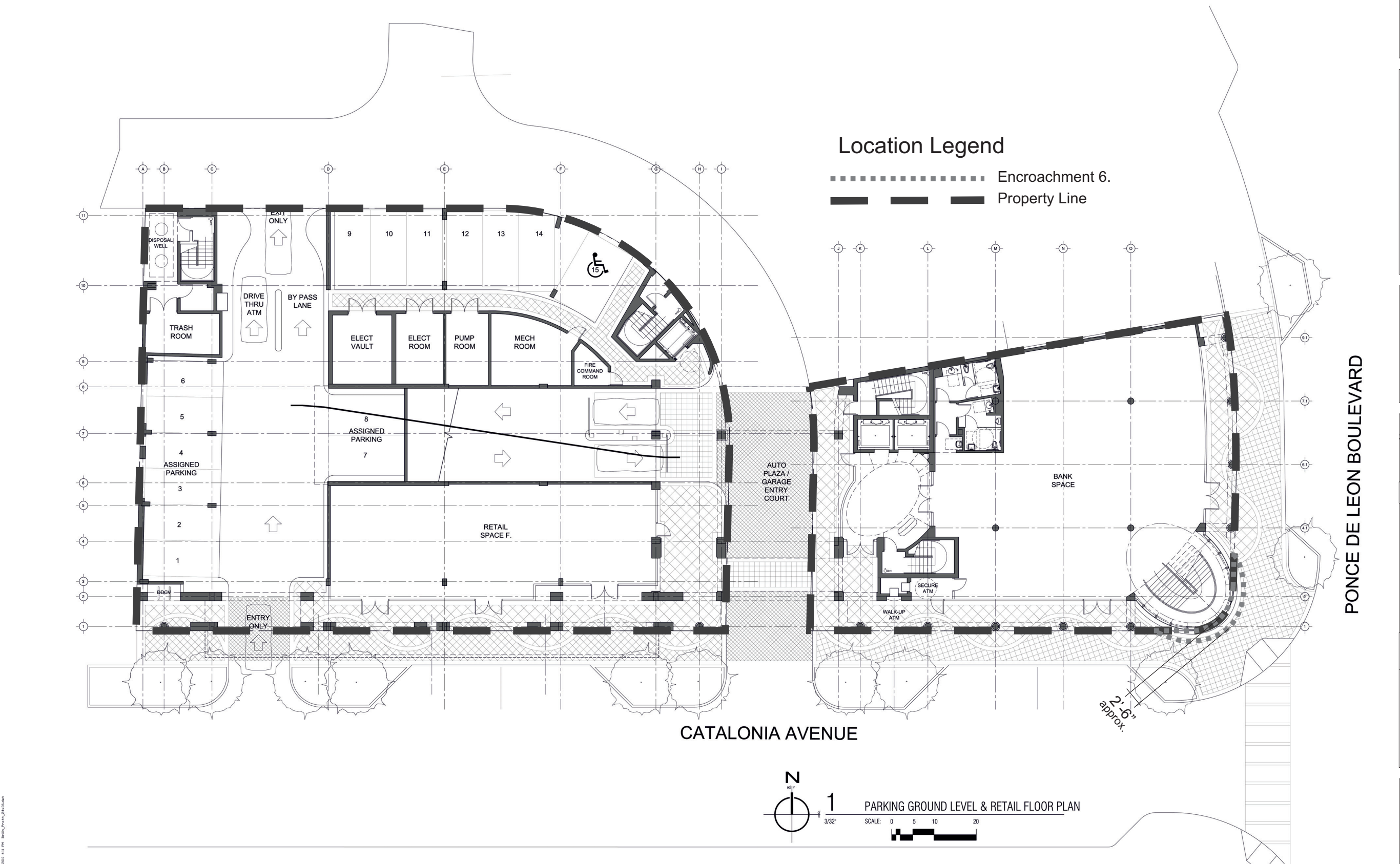


EXHIBIT A-6. Encroach onto rights of way with tower fountain base at reflecting pool and with water return

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EXHIBIT A-7

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EX.A-7

EX.A-7

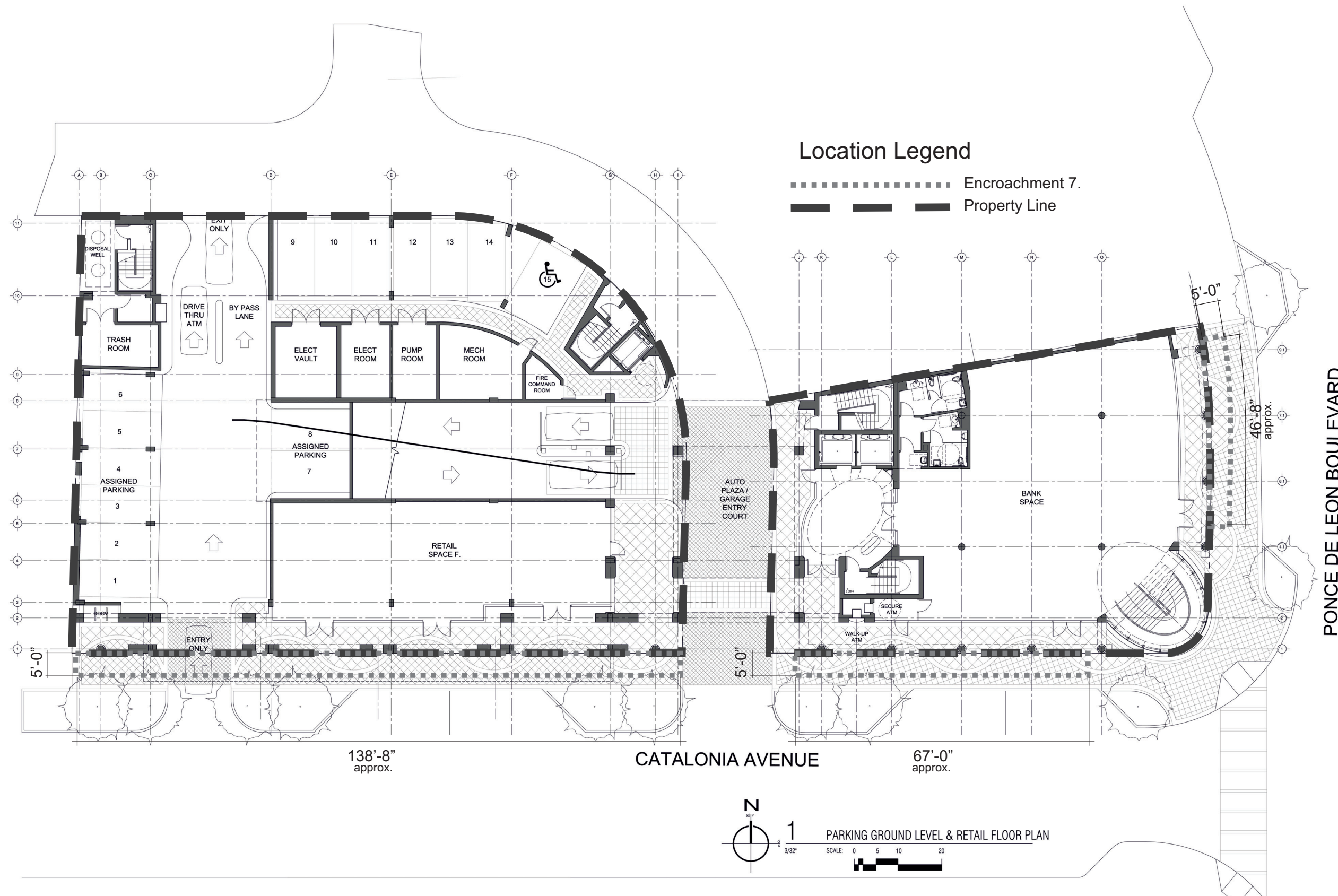


EXHIBIT A-7. 5'-0" Eyebrow projection for shade purpose at 6th floor level roof

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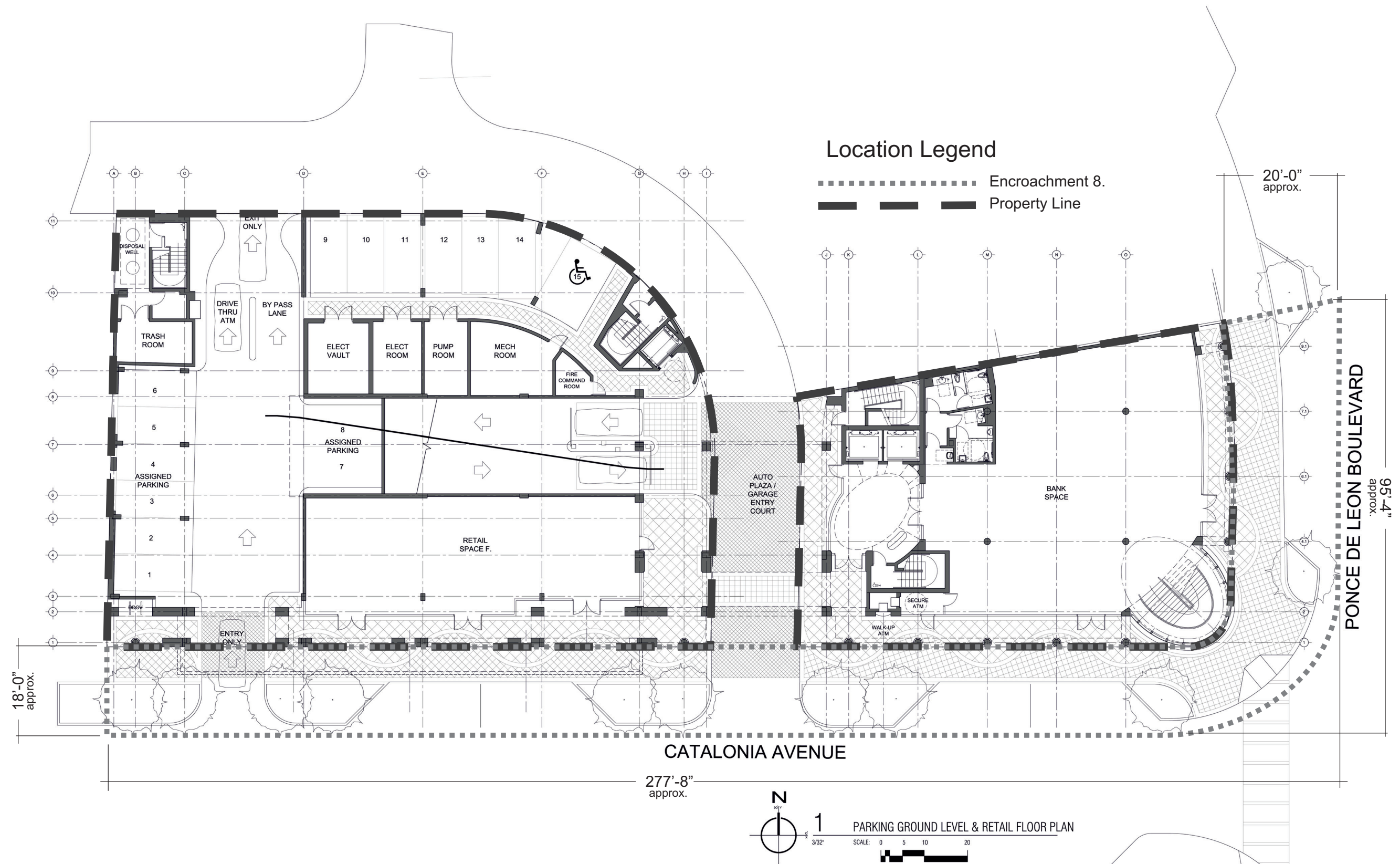
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EX.A-8

EX.A-8



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EXHIBIT A-8. Encroach with irrigation and low voltage lighting systems in the street planters adjacent to the property

EX.A-8