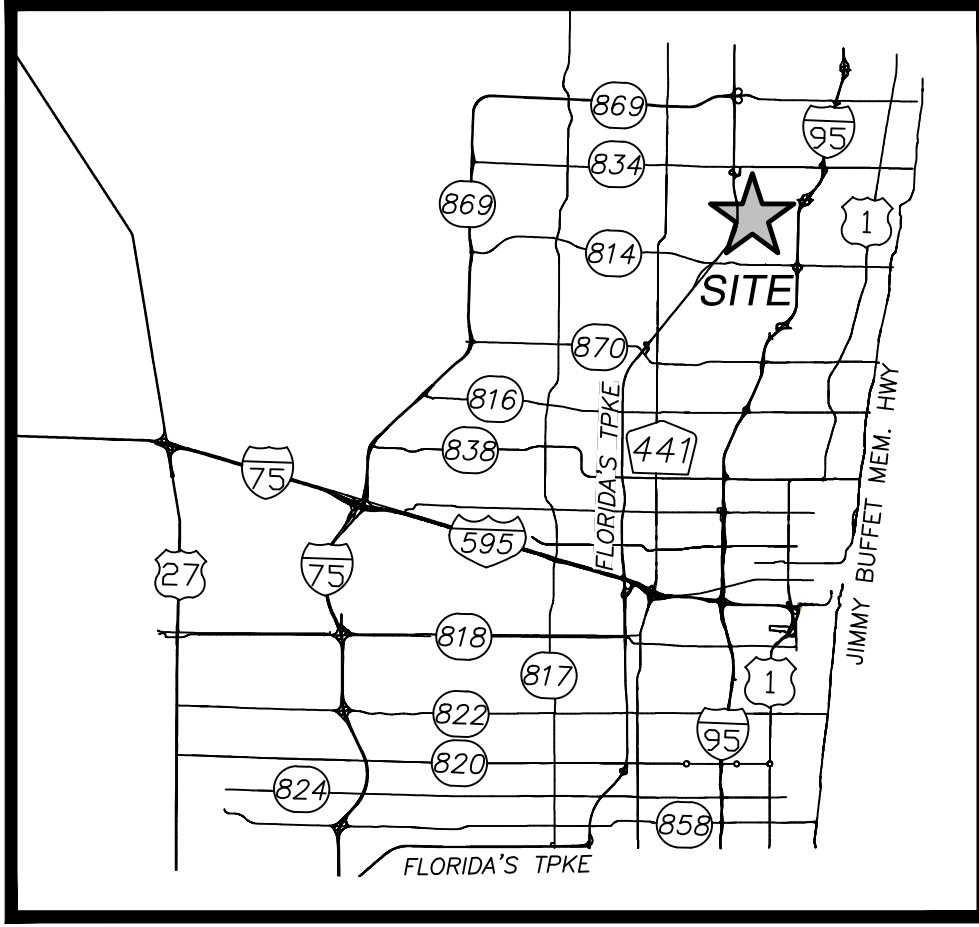
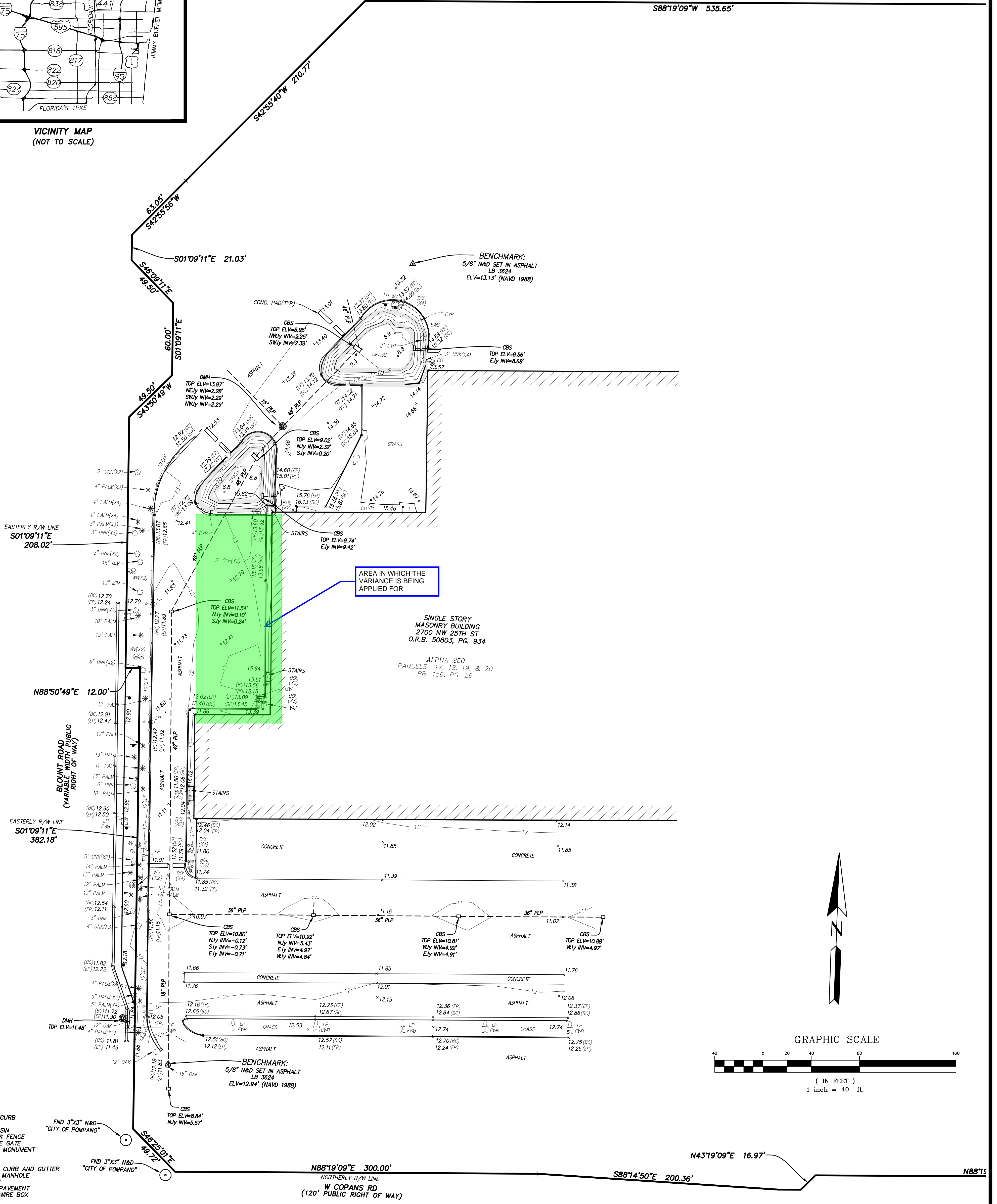


MAP SHOWING TOPOGRAPHIC SURVEY OF

PORTIONS OF PARCELS 17, 18, 19 AND 20, ALPHA 250, AS RECORDED IN PLAT BOOK 156, PAGE 26, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, LYING IN SECTIONS 21 AND 28, TOWNSHIP 48 SOUTH, RANGE 42 EAST, ALSO BEING A PORTION OF THOSE LANDS DESCRIBED AND RECORDED IN OFFICIAL RECORDS BOOK 50803, PAGE 934, OF THE PUBLIC RECORDS OF SAID COUNTY.



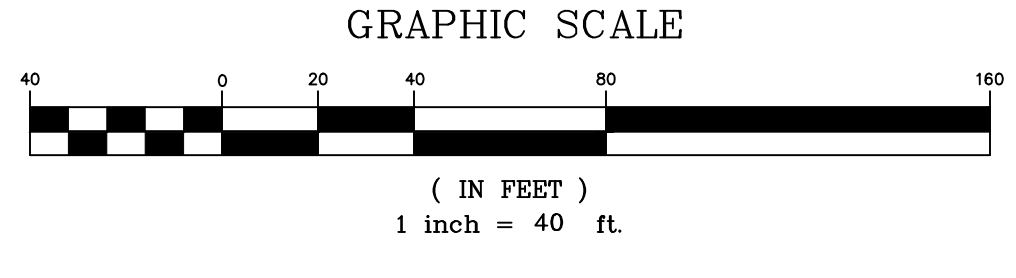
VICINITY MAP
(NOT TO SCALE)



AREA IN WHICH THE VARIANCE IS BEING APPLIED FOR

SINGLE STORY MASONRY BUILDING
2700 NW 25TH ST
O.R.B. 50803, PG. 934

ALPHA 250
PARCELS 17, 18, 19, & 20
P.B. 156, PG. 26



- TREE LEGEND:**
 OAK OAK
 CYP CYPRESS
 PALM PALM
 UNK UNKNOWN
- LEGEND:**
 BC BACK OF CURB
 BOL BOLLARD
 CBS CATCH BASIN
 CLF CHAIN LINK FENCE
 CLG CHAIN LINE GATE
 CMGN CONCRETE MONUMENT
 CONC CONCRETE
 CO CLEANOUT
 C&G CONCRETE CURB AND GUTTER
 DMH DRAINAGE MANHOLE
 ELV ELEVATION
 EP EDGE OF PAVEMENT
 EWB ELECTRIC WIRE BOX
 FH HYDRANT
 INV INVERT
 O.R.B. OFFICIAL RECORDS BOOK
 PG. PAGE
 LB LICENSED BUSINESS
 LS LICENSED SURVEYOR
 MW MONITORING WELL
 N&D NAIL AND DISK
 PLP PLASTIC PIPE
 SHM SANITARY MANHOLE
 TYP TYPICAL
 WM WATER METER
 WV WATER VALVE

GENERAL NOTES:

- 1) THIS IS NOT A BOUNDARY SURVEY.
- 2) TOPOGRAPHIC AREA DEPICTED HEREON AS SPECIFIED BY CLIENT.
- 3) SOURCE BENCHMARK IS A CONCRETE MONUMENT WITH 3-1/2" BRASS DISK STAMPED "COPANS 86 16 CO2" LOCATED ON THE NORTH SHOULDER OF W COPANS ROAD. ELEVATION=11.45 FEET (NAVD88)
- 4) BEARINGS SHOWN HEREON BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, EAST ZONE, NORTH AMERICAN DATUM OF 1983 (2011 ADJUSTMENT), DERIVING A BEARING OF SOUTH 01°09'11" EAST BEING THE EASTERLY RIGHT OF WAY LINE OF BLOUNT ROAD.
- 5) LOT LINES DEPICTED HEREON ARE GRAPHIC REPRESENTATIONS ONLY, UNLESS OTHERWISE DENOTED.
- 6) ONLY ABOVE GROUND INDICATORS TO SUBSURFACE UTILITIES WERE LOCATED BY THE SURVEY. THERE MAY BE UTILITIES PRESENT AND NOT SHOWN HEREON.

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS SKETCH OF DESCRIPTION IS TRUE, ACCURATE, AND WAS PREPARED UNDER MY DIRECTION. I FURTHER CERTIFY THAT SAID SKETCH OF DESCRIPTION IS IN COMPLIANCE WITH THE STANDARDS OF PRACTICE FOR SURVEYS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

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 SURVEYING & MAPPING | Creating Community.

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 Certificate of Authorization No: LB 3824

DATE MAY 28, 2024 SCALE 1"=30'

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