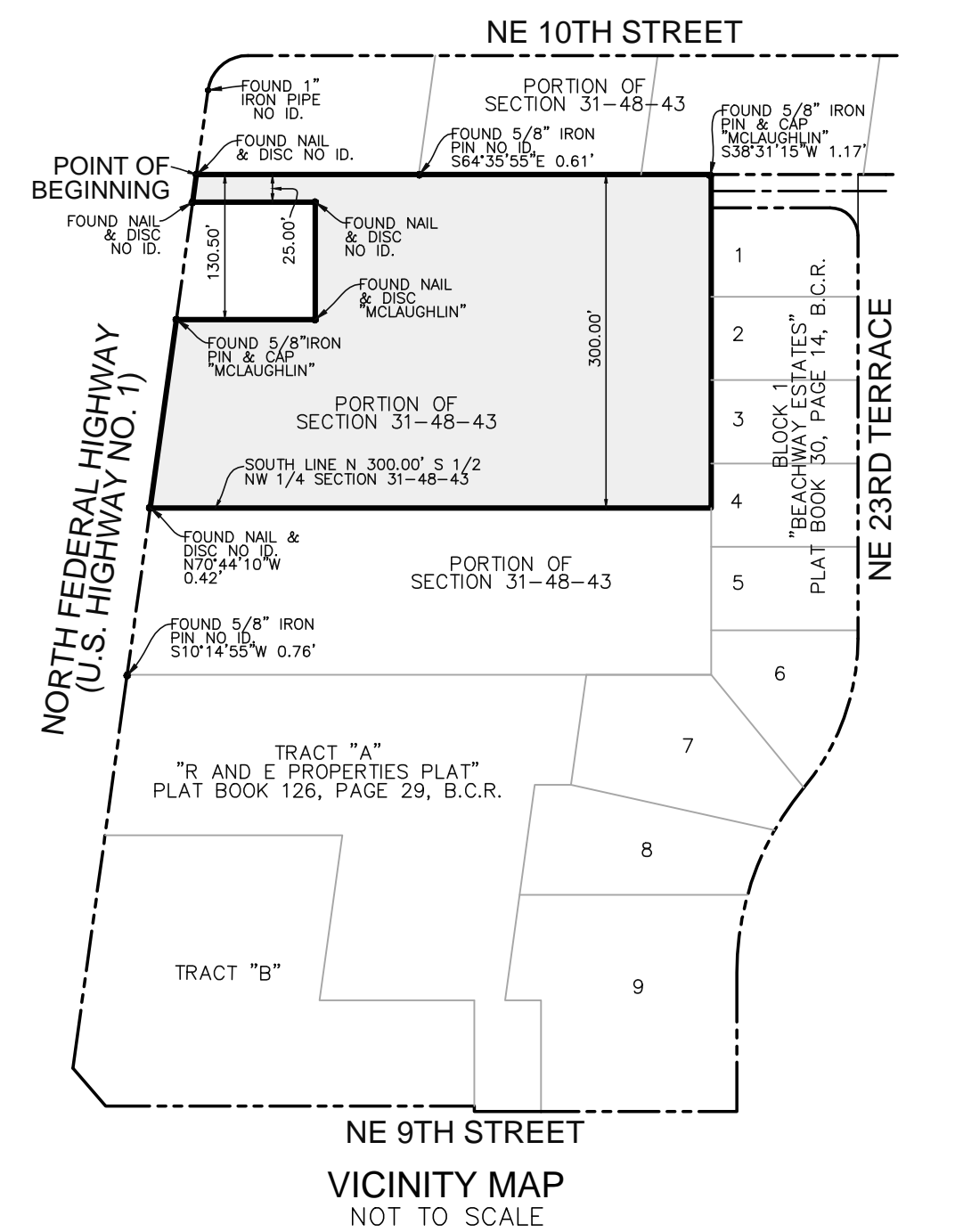
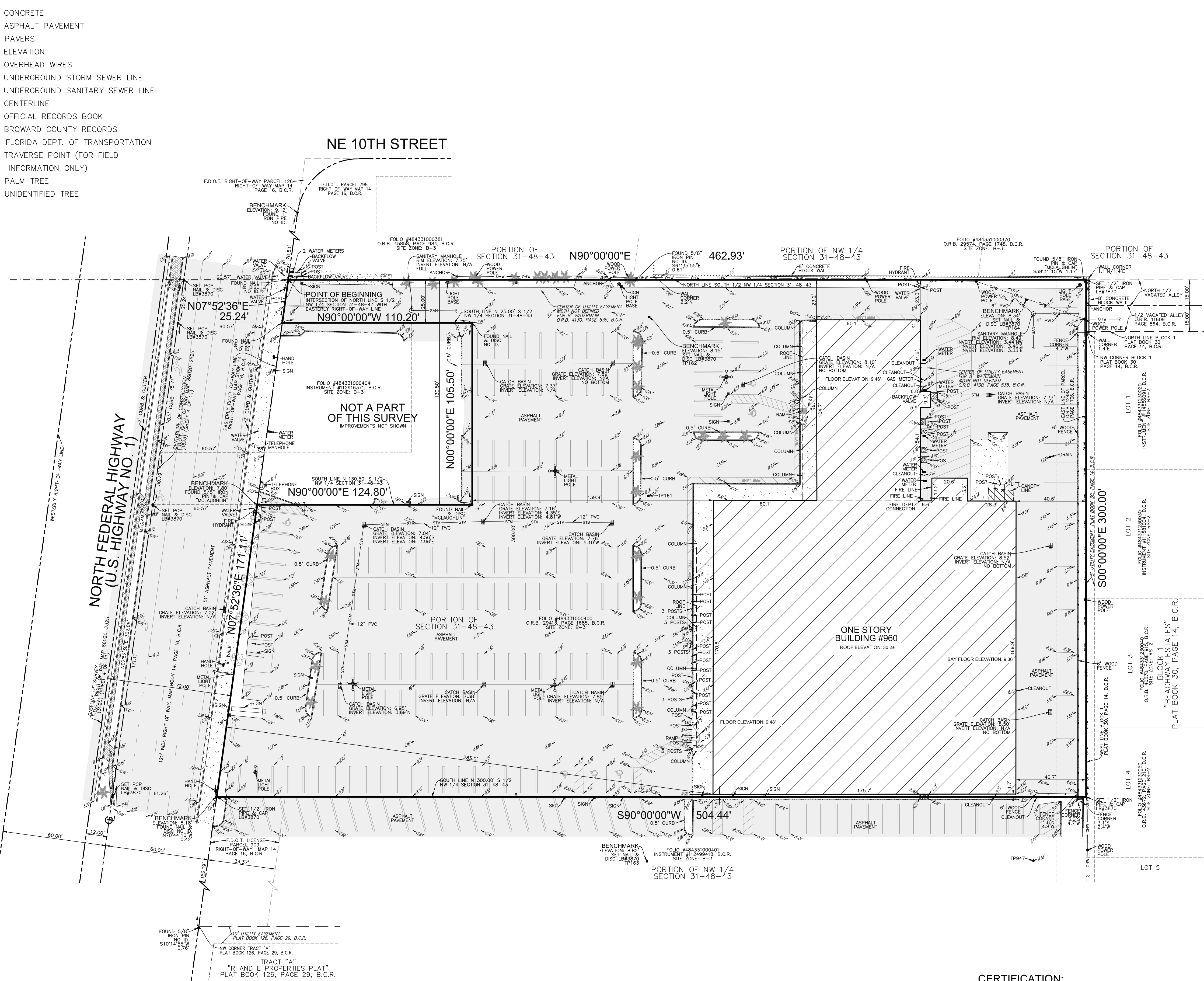


- LEGEND**
- CONCRETE
 - ASPHALT PAVEMENT
 - PAVERS
 - ELEVATION
 - OVERHEAD WIRES
 - UNDERGROUND STORM SEWER LINE
 - UNDERGROUND SANITARY SEWER LINE
 - CENTERLINE
 - O.R.B. OFFICIAL RECORDS BOOK
 - B.C.R. BROWARD COUNTY RECORDS
 - F.D.O.T. FLORIDA DEPT. OF TRANSPORTATION
 - TP TRAVERSE POINT (FOR FIELD INFORMATION ONLY)
 - PALM TREE
 - UNIDENTIFIED TREE



LEGAL DESCRIPTION:
 A PORTION OF THE NORTHWEST 1/4 OF SECTION 31, TOWNSHIP 48 SOUTH, RANGE 43 EAST, LYING EAST OF THE EASTERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY NO. 1 (NORTH FEDERAL HIGHWAY), BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE NORTH LINE OF THE SOUTH 1/2 OF SAID NORTHWEST 1/4 AND SAID EASTERLY RIGHT-OF-WAY LINE; THENCE NORTH 90°00'00" EAST ON SAID EASTERLY RIGHT-OF-WAY LINE TO THE INTERSECTION WITH THE NORTHERLY EXTENSION OF THE WEST LINE OF BLOCK 1, "BEACHWAY ESTATES", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 30, PAGE 14, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA; THENCE SOUTH 00°00'00" EAST ON SAID NORTHERLY EXTENSION AND ON SAID WEST LINE 300.00 FEET; THENCE SOUTH 90°00'00" WEST ON A LINE 300.00 FEET SOUTH OF AND PARALLEL TO THE AFOREMENTIONED NORTH LINE 504.44 FEET TO THE INTERSECTION WITH THE AFOREMENTIONED EASTERLY RIGHT-OF-WAY LINE; THENCE NORTH 07°52'36" EAST ON SAID EASTERLY RIGHT-OF-WAY LINE 171.11 FEET; THENCE SOUTH 90°00'00" EAST ON A LINE 130.50 FEET SOUTH OF AND PARALLEL TO THE AFOREMENTIONED NORTH LINE 124.80 FEET; THENCE NORTH 00°00'00" EAST 105.50 FEET; THENCE NORTH 90°00'00" WEST ON A LINE 25.00 FEET SOUTH OF AND PARALLEL TO THE AFOREMENTIONED NORTH LINE 110.20 FEET TO THE INTERSECTION WITH THE AFOREMENTIONED EASTERLY RIGHT-OF-WAY LINE; THENCE NORTH 07°52'36" EAST ON SAID RIGHT-OF-WAY LINE 25.24 FEET TO THE POINT OF BEGINNING.

SAID LANDS SITUATE, LYING AND BEING IN THE CITY OF POMPANO BEACH, BROWARD COUNTY, FLORIDA, AND CONTAINING 132,710 SQUARE FEET (3.0466 ACRES), MORE OR LESS.

- NOTES:**
- 1) ELEVATIONS ARE BASED ON NORTH AMERICAN VERTICAL DATUM OF 1988. CITY OF POMPANO BEACH BENCHMARK #0015/2011; ELEVATION: 6.768'
 - 2) FLOOD ZONE: X; BASE FLOOD ELEVATION: NONE; PANEL #120055 0376H; MAP DATE: 8/18/14.
 - 3) THIS SITE LIES IN SECTION 31, TOWNSHIP 48 SOUTH, RANGE 43 EAST, BROWARD COUNTY, FLORIDA.
 - 4) BEARINGS ARE BASED ON THE EASTERLY RIGHT-OF-WAY LINE OF NORTH FEDERAL HIGHWAY BEING N07°52'36"E.
 - 5) THE REASONABLE EFFORTS WERE MADE REGARDING THE EXISTENCE AND THE LOCATION OF UNDERGROUND UTILITIES. THIS FIRM, HOWEVER, DOES NOT ACCEPT RESPONSIBILITY FOR THIS INFORMATION, BEFORE EXCAVATION OR CONSTRUCTION CONTACT THE APPROPRIATE UTILITY COMPANIES FOR FIELD VERIFICATION.
 - 6) THIS SURVEY IS CERTIFIED EXCLUSIVELY TO: THOMAS ENGINEERING GROUP. THE HORIZONTAL POSITIONAL ACCURACY OF WELL DEFINED IMPROVEMENTS ON THIS SURVEY IS ±0.2'. THE VERTICAL ACCURACY OF ELEVATIONS OF WELL DEFINED IMPROVEMENTS ON THIS SURVEY IS ±0.1'.
 - 7) THIS SITE CONTAINS 180 TOTAL PARKING SPACES (174 REGULAR & 6 DISABLED) AND A PORTION OF 4 REGULAR SPACES.
 - 8) THIS SURVEY WAS PREPARED WITHOUT BENEFIT OF COMMITMENT FOR TITLE INSURANCE. ONLY PLATTED OR KNOWN EASEMENTS ARE DEPICTED HEREON.

NO.	REVISIONS	BY

PROPOSED ALDI SITE
 960 NORTH FEDERAL HIGHWAY
 POMPANO BEACH, BROWARD COUNTY
 FLORIDA 33062

BOUNDARY AND TOPOGRAPHIC SURVEY

PLS

PULICE LAND SURVEYORS, INC.
 5381 NOB HILL ROAD
 SUNRISE, FLORIDA 33351
 TELEPHONE: (954) 572-1777
 FAX: (954) 572-1778
 E-MAIL: surveys@pulicelandsurveyors.com
 WEBSITE: www.pulicelandsurveyors.com
 CERTIFICATE OF AUTHORIZATION LB#3870

DRAWN BY: B.E.
 CHECKED BY: J.F.P.

SCALE: 1" = 30'
 SURVEY DATE: 02/08/18

FILE: THOMAS ENGINEERING GROUP
 ORDER NO.: 64198

CERTIFICATION:
 I HEREBY CERTIFY THAT THIS SKETCH OF SURVEY MEETS THE STANDARDS OF PRACTICE SET FORTH BY THE FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES ("DOACS") CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

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

- JOHN F. PULICE, PROFESSIONAL SURVEYOR AND MAPPER LS2691
- BETH BURNS, PROFESSIONAL SURVEYOR AND MAPPER LS6136
- VICTOR R. GILBERT, PROFESSIONAL SURVEYOR AND MAPPER LS6274 STATE OF FLORIDA

