

"ENCO"

PLAT NOTES:

If construction of project water lines, sewer lines, drainage and the rock base for internal roads have not been substantially completed by ____ 2025, then the county's finding of adequacy shall expire and no additional building permits shall be issued until such time as Broward County shall make a subsequent finding that the application satisfies the adequacy requirements set forth within the Broward County Land Development Code. The owner of the property or the agent of the owner shall be responsible for providing evidence to Broward County from the appropriate governmental entity, documenting compliance with this requirement within the above referenced time frame.

Parcel 'A' is restricted to new: 20,000 square feet of Industrial Use.

NOTICE:

This note is required by Chapter 5, Article IX, Broward County Code of Ordinances, and may be amended by approval of the Broward County Board Of County Commissioners, the notation and any amendments thereto are solely indicating the approved development level for property located within the plat and do not operate as a restriction in favor of any property owner including an owner or owners of property within this plat who took title to the property with reference to this plat.

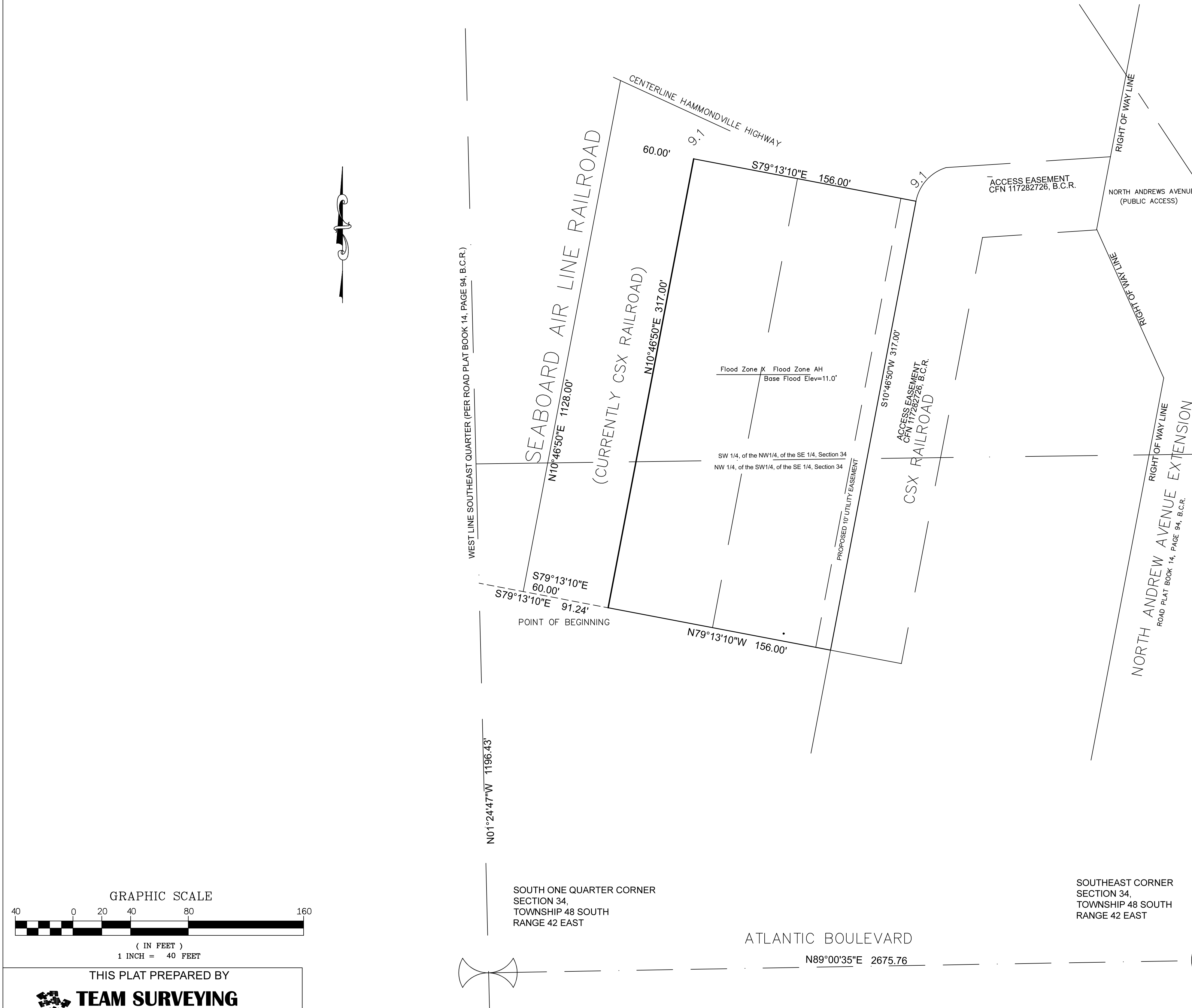
The following note is required pursuant to Chapter 177.091, Subsection (2b), Florida Statutes: plated utility easements are also easements for the construction, installation, maintenance, and operation of cable television services; provided, however, no such construction, installation, maintenance, and operation of cable television services shall interfere with the facilities and services of an electric, telephone, gas or other public utility. In the event a cable television company damages the facilities of a public utility, it shall be solely responsible for the damages. This note does not apply to private easements granted to or obtained by a particular electric, telephone, gas, or other public utility. Such construction, installation, maintenance, and operation shall comply with the National Electric Safety Code as adopted by the Florida Public Services Commission.

All facilities for the distribution of electricity, telephone and cable shall be installed underground.

Elevation shown hereon are based on North American Vertical Datum of 1988 and said elevations are based on Florida Department of Transportation Benchmark #.

PLAT NOTES:

CL = Centerline
O.R.B. = Official Records
B.C.R. = Broward County Records
PRM = Permanent reference Monument
pg. = page
P.B. = Plat Book



GRAPHIC SCALE



(IN FEET)
1 INCH = 40 FEET

THIS PLAT PREPARED BY



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