

Festival South, Pompano Beach, Broward County, FL  
Tree Inventory - March 26, 2025

Tree #	Scientific Name	Common Name	DBH - in.	DBH - in.	Height - ft.	Canopy	Condition	Notes
			Lg'est Trunk	(Palms - CT/GT)		Diameter (Ft)		
1	<i>Sabal palmetto</i>	cabbage palm	16		6		Poor	
2	<i>Sabal palmetto</i>	cabbage palm	13		6		Fair	
3	<i>Bursera simaruba</i>	gumbo limbo	3		15	6	Poor	
4	<i>Bursera simaruba</i>	gumbo limbo	2.5		14	6	Poor	
5	<i>Ficus aurea</i>	strangler fig	25		28	24	Poor	
6	<i>Bursera simaruba</i>	gumbo limbo	14		26	20	Poor	
7	<i>Quercus virginiana</i>	live oak	10.5		28	18	Fair	
8	<i>Quercus virginiana</i>	live oak	15.5		30	24	Fair	
9	<i>Sabal palmetto</i>	cabbage palm	21		17		Fair	
10	<i>Bauhinia blakeana</i>	Hong Kong orchid tree	18		30	24	Fair	
11	<i>Bauhinia blakeana</i>	Hong Kong orchid tree	11.5		28	20	Poor	
12	<i>Conocarpus erectus var. sericeus</i>	silver buttonwood	17.5		30	24	Poor	
13	<i>Conocarpus erectus var. sericeus</i>	silver buttonwood	14.5		28	24	Poor	
14	<i>Quercus virginiana</i>	live oak	6		16	8	Poor	
15	<i>Bauhinia blakeana</i>	Hong Kong orchid tree	20		35	30	Poor	
16	<i>Quercus virginiana</i>	live oak	17		35	28	Poor	
17	<i>Quercus virginiana</i>	live oak	7		24	18	Poor	
18	<i>Quercus virginiana</i>	live oak	14		30	30	Fair	
19	<i>Bauhinia blakeana</i>	Hong Kong orchid tree	multi (15)	5.5	26	15	Poor	
20	<i>Quercus virginiana</i>	live oak	18		35	30	Poor	
21	<i>Quercus virginiana</i>	live oak	18.75		32	30	Poor	
22	<i>Quercus virginiana</i>	live oak	17		30	26	Fair	
23	<i>Bauhinia blakeana</i>	Hong Kong orchid tree	13		15	12	Poor	
24	<i>Quercus virginiana</i>	live oak	13.25		35	30	Fair	
25	<i>Bauhinia blakeana</i>	Hong Kong orchid tree	9		15	12	Poor	
26	<i>Bauhinia blakeana</i>	Hong Kong orchid tree	9		15	12	Poor	
27	<i>Bauhinia blakeana</i>	Hong Kong orchid tree	10		10	6	Poor	
28	<i>Sabal palmetto</i>	cabbage palm	19		9		Good	
29	<i>Quercus virginiana</i>	live oak	15.25		30	24	Good	
30	<i>Quercus virginiana</i>	live oak	20.5		35	40	Poor	
31	<i>Quercus virginiana</i>	live oak	12		28	30	Poor	
32	<i>Quercus virginiana</i>	live oak	13.75		30	30	Poor	
33	<i>Quercus virginiana</i>	live oak	9		22	18	Poor	
34	<i>Quercus virginiana</i>	live oak	10		26	24	Good	
35	<i>Quercus virginiana</i>	live oak	19.5		30	24	Poor	
36	<i>Quercus virginiana</i>	live oak	17		35	24	Fair	

M. J. Nichols and Associates LLC, 14657 93rd Street North, West Palm Beach, FL 33412

Festival South, Pompano Beach, Broward County, FL  
Tree Inventory - March 26, 2025

Tree #	Scientific Name	Common Name	DBH - in.	DBH - in.	Height - ft.	Canopy	Condition	Notes
			Lg'est Trunk	(Palms - CT/GT)		Diameter (Ft)		
73	<i>Quercus virginiana</i>	live oak	24		40		Fair	
74	<i>Sabal palmetto</i>	cabbage palm	10		4.5		Good	
75	<i>Sabal palmetto</i>	cabbage palm	10		4.5		Good	
76	<i>Ficus aurea</i>	strangler fig	33.5		38	40	Fair	
77	<i>Sabal palmetto</i>	cabbage palm	10		4.5		Good	
78	<i>Sabal palmetto</i>	cabbage palm	9.75		24		Fair	
79	<i>Sabal palmetto</i>	cabbage palm	12.25		15		Good	
80	<i>Terminalia buceras</i>	black olive	32		40	40	Poor	
81	<i>Terminalia buceras</i>	black olive	20.75		35	45	Fair	
82	<i>Sabal palmetto</i>	cabbage palm	11.5		30		Good	
83	<i>Sabal palmetto</i>	cabbage palm	9.5		15		Fair	
84	<i>Quercus virginiana</i>	live oak	17.25		30	30	Fair	
85	<i>Ficus benjamina</i>	weeping fig	40		40	40	Fair	
86	<i>Bauhinia blakeana</i>	Hong Kong orchid tree	22		35	30	Poor	
87	<i>Terminalia buceras</i>	black olive	26		30	30	Poor	
88	<i>Sabal palmetto</i>	cabbage palm	10		6		Fair	
89	<i>Bursera simaruba</i>	gumbo limbo	10.5		30	20	Poor	
90	<i>Sabal palmetto</i>	cabbage palm	11		19		Fair	
91	<i>Sabal palmetto</i>	cabbage palm	12.75		20		Fair	
92	<i>Sabal palmetto</i>	cabbage palm	16		20		Fair	
93	<i>Sabal palmetto</i>	cabbage palm	multi (25)	14	18		Fair	
94	<i>Sabal palmetto</i>	cabbage palm	13		18		Fair	
95	<i>Quercus virginiana</i>	live oak	19.5		35	36	Fair	
96	<i>Sabal palmetto</i>	cabbage palm	12		9		Good	
97	<i>Sabal palmetto</i>	cabbage palm	11		20		Good	
98	<i>Lagerstroemia indica</i>	crape myrtle	16.5		25	24	Fair	
99	<i>Quercus virginiana</i>	live oak	14.5		25	30	Poor	
100	<i>Lagerstroemia indica</i>	crape myrtle	19		20	18	Fair	
101	<i>Quercus virginiana</i>	live oak	14.75		30	30	Fair	
102	<i>Quercus virginiana</i>	live oak	10		30	24	Fair	
103	<i>Quercus virginiana</i>	live oak	13		30	30	Fair	
104	<i>Quercus virginiana</i>	live oak	9.75		30	30	Fair	
105	<i>Quercus virginiana</i>	live oak	10		30	30	Fair	
106	<i>Bursera simaruba</i>	gumbo limbo	6.75		25	18	Fair	
107	<i>Bursera simaruba</i>	gumbo limbo	8.5		28	24	Fair	
108	<i>Bursera simaruba</i>	gumbo limbo	7.5		28	26	Fair	

M. J. Nichols and Associates LLC, 14657 93rd Street North, West Palm Beach, FL 33412

Festival South, Pompano Beach, Broward County, FL  
Tree Inventory - March 26, 2025

Tree #	Scientific Name	Common Name	DBH - in.	DBH - in.	Height - ft.	Canopy	Condition	Notes
			Lg'est Trunk	(Palms - CT/GT)		Diameter (Ft)		
37	<i>Quercus virginiana</i>	live oak	10.75		30	24	Fair	
38	<i>Quercus virginiana</i>	live oak	10		30	24	Fair	
39	<i>Conocarpus erectus</i>	green buttonwood	3.5		15	8	Fair	
40	<i>Washingtonia robusta</i>	Washington fan palm	17		40		Good	
41	<i>Sabal palmetto</i>	cabbage palm	17		6		Fair	
42	<i>Washingtonia robusta</i>	Washington fan palm	13		30		Fair	
43	<i>Sabal palmetto</i>	cabbage palm	10		19		Good	
44	<i>Sabal palmetto</i>	cabbage palm	8.5		13		Good	
45	<i>Quercus virginiana</i>	live oak	15		30	30	Fair	
46	<i>Sabal palmetto</i>	cabbage palm	9.25		19		Fair	
47	<i>Sabal palmetto</i>	cabbage palm	10		22		Fair	
48	<i>Sabal palmetto</i>	cabbage palm	12		18		Good	
49	<i>Sabal palmetto</i>	cabbage palm	9.25		20		Good	
50	<i>Sabal palmetto</i>	cabbage palm	8		22		Good	
51	<i>Sabal palmetto</i>	cabbage palm	10.5		17		Fair	
52	<i>Sabal palmetto</i>	cabbage palm	11		24		Fair	
53	<i>Conocarpus erectus var. sericeus</i>	silver buttonwood	11		22	18	Poor	
54	<i>Conocarpus erectus var. sericeus</i>	silver buttonwood	10		22	18	Poor	
55	<i>Sabal palmetto</i>	cabbage palm	10		24		Good	
56	<i>Sabal palmetto</i>	cabbage palm	11		14		Fair	
57	<i>Quercus virginiana</i>	live oak	17.5		38	30	Fair	
58	<i>Sabal palmetto</i>	cabbage palm	10.5		25		Fair	
59	<i>Quercus virginiana</i>	live oak	18.5		35	30	Poor	
60	<i>Sabal palmetto</i>	cabbage palm	12		14		Good	
61	<i>Sabal palmetto</i>	cabbage palm	10		21		Fair	
62	<i>Sabal palmetto</i>	cabbage palm	11.25		20		Good	
63	<i>Sabal palmetto</i>	cabbage palm	9.5		20		Good	
64	<i>Sabal palmetto</i>	cabbage palm	16		8		Good	
65	<i>Quercus virginiana</i>	live oak	25.75		40	30	Poor	
66	<i>Quercus virginiana</i>	live oak	19		38	30	Fair	
67	<i>Sabal palmetto</i>	cabbage palm	9.75		30		Good	
68	<i>Sabal palmetto</i>	cabbage palm	11.75		14		Fair	
69	<i>Sabal palmetto</i>	cabbage palm	11		14		Good	
70	<i>Sabal palmetto</i>	cabbage palm	11		22		Good	
71	<i>Conocarpus erectus var. sericeus</i>	silver buttonwood	13		26	18	Poor	
72	<i>Conocarpus erectus var. sericeus</i>	silver buttonwood	9.25		23	18	Poor	

M. J. Nichols and Associates LLC, 14657 93rd Street North, West Palm Beach, FL 33412

Festival South, Pompano Beach, Broward County, FL  
Tree Inventory - March 26, 2025

Tree #	Scientific Name	Common Name	DBH - in.	DBH - in.	Height - ft.	Canopy	Condition	Notes
			Lg'est Trunk	(Palms - CT/GT)		Diameter (Ft)		
109	<i>Bursera simaruba</i>	gumbo limbo	7.5		25	24	Fair	
110	<i>Bursera simaruba</i>	gumbo limbo	8.5		28	26	Fair	
111	<i>Bauhinia blakeana</i>	Hong Kong orchid tree	11.5		30	20	Poor	
112	<i>Bauhinia blakeana</i>	Hong Kong orchid tree	16.5		30	30	Poor	
113	<i>Sabal palmetto</i>	cabbage palm	21		13		Good	
114	<i>Sabal palmetto</i>	cabbage palm	25.5		8		Fair	
115	<i>Bauhinia blakeana</i>	Hong Kong orchid tree	17		35	24	Poor	
116	<i>Bursera simaruba</i>	gumbo limbo	6		28	30	Fair	
117	<i>Bursera simaruba</i>	gumbo limbo	7.5		30	24	Fair	
118	<i>Bursera simaruba</i>	gumbo limbo	7.5		28	20	Fair	
119	<i>Bauhinia blakeana</i>	Hong Kong orchid tree	11.5		28	24	Poor	
120	<i>Bursera simaruba</i>	gumbo limbo	9.5		30	24	Fair	
121	<i>Bursera simaruba</i>	gumbo limbo	8.5		28	24	Fair	
122	<i>Bursera simaruba</i>	gumbo limbo	7.5		24	20	Poor	
123	<i>Bursera simaruba</i>	gumbo limbo	6.5		24	18	Fair	
124	<i>Bursera simaruba</i>	gumbo limbo	6.25		23	18	Poor	
125	<i>Bursera simaruba</i>	gumbo limbo	6.25		28	18	Fair	
126	<i>Bursera simaruba</i>	gumbo limbo	7.5		22	18	Fair	
127	<i>Bursera simaruba</i>	gumbo limbo	12		28	26	Poor	
128	<i>Bursera simaruba</i>	gumbo limbo	5.25		22	18	Fair	
129	<i>Bursera simaruba</i>	gumbo limbo	8		22	24	Fair	
130	<i>Bursera simaruba</i>	gumbo limbo	8		22	24	Fair	
131	<i>Bursera simaruba</i>	gumbo limbo	8		18	24	Fair	
132	<i>Conocarpus erectus var. sericeus</i>	silver buttonwood	4.75		16	18	Fair	
133	<i>Conocarpus erectus var. sericeus</i>	silver buttonwood	4.75		20	18	Fair	
134	<i>Conocarpus erectus var. sericeus</i>	silver buttonwood	4.5		20	18	Fair	
135	<i>Conocarpus erectus var. sericeus</i>	silver buttonwood	5.5		20	18	Fair	
136	<i>Conocarpus erectus var. sericeus</i>	silver buttonwood	4.75		18	12	Fair	
137	<i>Conocarpus erectus var. sericeus</i>	silver buttonwood	4.75		18	18	Fair	
138	<i>Conocarpus erectus var. sericeus</i>	silver buttonwood	5		18	20	Fair	
139	<i>Conocarpus erectus var. sericeus</i>	silver buttonwood	5		18	18	Fair	

M. J. Nichols and Associates LLC, 14657 93rd Street North, West Palm Beach, FL 33412

REVISIONS

REV	DATE	COMMENT	DRAWN BY
1	4/11/2025	ADDED TREE INFORMATION	C.W.
2	4/21/2025	UPDATED TITLE INFORMATION & NOTES	S.M.
3	05/02/2025	UPDATED TITLE COMMITMENT	C.W.
4	06/19/2025	UPDATED TITLE COMMITMENT	S.M.

PROJECT No.: FLE250022-00-4A

DRAWN BY: A.S.

CHECKED BY: P.D.

DATE: 03/18/2025

CAD I.D.: S-ALTA-SURV

FIELD DATE: 02/25/2025

CREW CHIEF: J.V.

APPROVED: C.W.

811

KNOW WHAT'S BELOW  
ALWAYS CALL 811  
BEFORE YOU DIG

It's fast. It's free. It's the way.

www.callsunshine.com

PROJECT: **ALTAINSPS  
LAND  
TITLE  
SURVEY**  
FOR

FOUNDRY  
COMMERCIAL  
ACQUISITIONS, LLC

NW 33RD STREET  
CITY OF POMPAÑO BEACH  
BROWARD COUNTY, FLORIDA

BOHLER

1900 NW CORPORATE BOULEVARD  
SUITE 101E  
BOCA RATON, FLORIDA 33431  
Phone: (561) 571-0280  
Fax: (561) 571-0281  
FLORIDA BUSINESS CERT. OF AUTH. NO. LB00005

0' 1" 2" 3" 4" 5" 6" 7" 8" 9" 10"

SCALE: 1" = 10'

SHEET NUMBER:

5  
OF 5

REVISION 4 - 06/19/2025

TM

BOHLER

SITE CIVIL AND CONSULTING ENGINEERING  
LANDSCAPE ARCHITECTURE  
PROGRAM MANAGEMENT  
SUSTAINABLE DESIGN  
PERMITTING SERVICES  
TRANSPORTATION SERVICES

THE INFORMATION CONTAINED HEREIN IS THE PROPERTY OF BOHLER AND SHALL NOT BE COPIED OR REPRODUCED IN ANY MANNER WITHOUT THE WRITTEN  
AUTHORIZATION OF BOHLER AND ASSOCIATES, LLC. BOHLER AND ASSOCIATES, LLC IS NOT RESPONSIBLE FOR ANY ERRORS OR OMISSIONS.