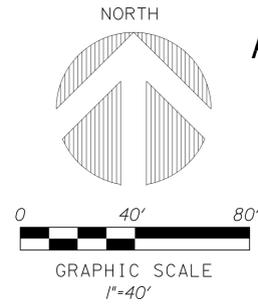
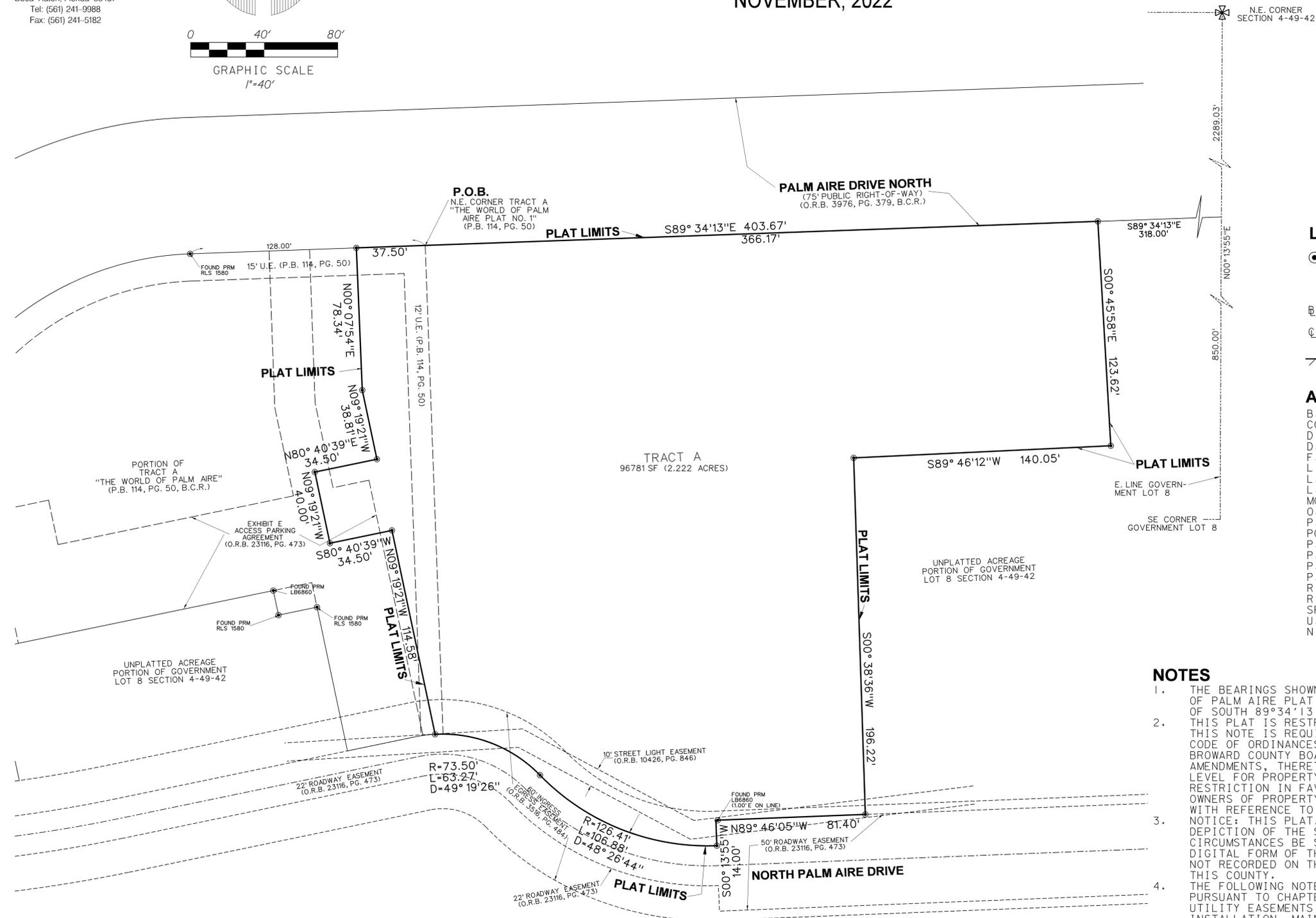


PERIMETER
 SURVEYING & MAPPING
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2606 PALM AIRE

A REPLAT OF A PORTION OF TRACT A, "THE WORLD OF PALM AIRE PLAT NO. 1" (P.B. 114, PG. 50, B.C.R.)
 AND A PORTION OF GOVERNMENT LOT 8, SECTION 4, TOWNSHIP 49 SOUTH, RANGE 42 EAST
 CITY OF POMPANO BEACH, BROWARD COUNTY, FLORIDA.
 NOVEMBER, 2022



LEGEND:

- ⊙ = SET P.R.M. (UNLESS OTHERWISE NOTED)-ALUMINUM DISK STAMPED *LB7264 IN 4" X 4" 2' LONG CONC. MON.
- = BASELINE
- = CENTERLINE
- /// = NON-VEHICULAR ACCESS LINE

ABBREVIATIONS:

- B.C.R. = BROWARD COUNTY RECORDS
- CONC. = CONCRETE
- D. = DELTA (CENTRAL ANGLE)
- D.E. = DRAINAGE EASEMENT
- F.P.L. = FLORIDA POWER & LIGHT CO.
- L. = ARC LENGTH
- L.B. = LICENSED BUSINESS
- L.S. = LICENSED SURVEYOR
- MON. = MONUMENT
- O.R.B. = OFFICIAL RECORDS BOOK
- P.B. = PLAT BOOK
- PG. = PAGE
- P.O.B. = POINT OF BEGINNING
- P.O.C. = POINT OF COMMENCEMENT
- P.R.M. = PERMANENT REFERENCE MONUMENT
- P.S.M. = PROFESSIONAL SURVEYOR & MAPPER
- R. = RADIUS
- R/W = RIGHT-OF-WAY
- SF = SQUARE FEET
- U.E. = UTILITY EASEMENT
- N/D = NAIL AND DISK

NOTES

1. THE BEARINGS SHOWN HEREON ARE BASED ON THE NORTH LINE OF "THE WORLD OF PALM AIRE PLAT NO. 1" (P.B. 114, PG. 50, B.C.R.) HAVING A BEARING OF SOUTH 89° 34' 13" EAST.
2. THIS PLAT IS RESTRICTED TO 99 MID-RISE APARTMENT UNITS. THIS NOTE IS REQUIRED BY CHAPTER 5, ARTICLE IX, BROWARD COUNTY CODE OF ORDINANCES, AND MAY BE AMENDED BY THE 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.
3. NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
4. THE FOLLOWING NOTE IS REQUIRED BY THE BROWARD COUNTY SURVEYOR PURSUANT TO CHAPTER 177.091, SUBSECTION 28, FLORIDA STATUTES: PLATTED 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 SERVICE COMMISSION.
5. ALL FACILITIES FOR THE DISTRIBUTION OF ELECTRICAL, TELEPHONE AND CABLE AND SIMILAR UTILITIES SHALL BE INSTALLED UNDERGROUND.

P&Z