IMPORTANT NOTICE TO APPLICANT:
Make check for the total Processing Fee Payable to: Board of County Commissioners.

Number of Sites : (1)

FEES:	
P.W.W.M.	$1,872.00
Plus $10.90 per site in excess of 6 sites	$0.00
P.E.R.A.	$210.00
PRINT	$2,082.00

FOR OFFICIAL USE ONLY:
Agenda Date: 12-13-13
Tentative No.: T-23437-1-NEW
Received Date: 11-27-13

Concurrency Review Fee (*6.00% of Sub-Total) -- $124.92 *Not applicable within Municipalities
AMOUNT FOR TENTATIVE OUTSIDE MUNICIPALITIES=> $2,206.92 <<<==AMOUNT FOR TENTATIVE WITHIN UNICORPORATED MIAMI-DADE COUNTY

APPLICATION FOR PLAT OF SUBDIVISION DEVELOPMENT

Municipality: SOUTH MIAMI Sec.: 35 Twp.: 54 S. Rge.: 40 E. / Sec.: ___ Twp.: ___ S. Rge.: ___ E.

1. Name of Proposed Subdivision: Goodies Subdivision
2. Owner's Name: Gloria Betancourt Phone: 305-970-9189
   Address: 7550 SW 74 Street City: Miami State: FL Zip Code: 33134
   Owner's Email Address: mgc@gchomes.com
3. Surveyor's Name: Hadonne Corp. Phone: 305-266-1188
   Address: 1985 NW 88th Ct. #202 City: Doral State: FL Zip Code: 33172
   Surveyor's Email Address: ahadad@hadonne.com
4. Folio No(s).: 09-4035-000-0020 / ___ / ___ / ___
5. Legal Description of Parent Tract: See Attached Exhibit "A"
6. Street boundaries: SW 68 Ave & SW 72 St
7. Present Zoning: RS-2 Zoning Hearing No.: ___
8. Proposed use of Property:
   Single Family Res.(___ Units), Duplex(___ Units), Apartments(___ Units), Industrial/Warehouse(___ Square .Ft.),
   Business(___ Sq. Ft.), Office(___ Sq. Ft.), Restaurant(___ Sq. Ft. & No. Seats ___), Other (___ Sq. Ft. & No. of Units ___)

NOTE: List all plat restrictions zoning conditions or any other declaration, restriction, condition etc. that might affect this Tentative Plat.

I HEREBY CERTIFY that I am the owner of the parcel(s) described in Item 5 and that the information contained in this application is true and correct to the best of my knowledge and belief. Attached is a copy of the recorded deed showing my acquisition of this land. In addition, I agree to furnish additional items as may be necessary such as abstract or opinion of title to determine accurate ownership information.

Furthermore, I am aware that the use of a public water supply and/or public sewer system may be required for this development. If so required, I recognize that engineering drawings for the extension of these utilities must be approved by the appropriate utility entity and by P.E.R.A. prior to the approval of the final plat.

Pursuant to Florida Statutes 837.06, whoever knowingly makes a false statement in writing with the intent to mislead a public servant in the performance of his or her duty shall be guilty of a misdemeanor of the second degree, punishable as provided in FS. 775.082 or FS. 775.083.

STATE OF FLORIDA)
SS:
COUNTY OF MIAMI-DADE)

Signature of Owner: G. Betancourt
(Print name & Title here): GLORIA BETANCOURT

BEFORE ME, personally appeared GLORIA BETANCOURT this 15 day of NOVEMBER, 2013 A.D. and (he/she) acknowledged to and before me that (he/she) executed the same for the purposed therein. Personally known ___ or produce ___ as identification and who did (not) take an oath.

WITNESS my hand and seal in the County and State last aforesaid this 15 day of NOVEMBER 2013 A.D.

ESTHER QUINTERO
MY COMMISSION # DD969652
EXPIRES April 11, 2014
(407) 398-0153 FloridaNotaryService.com

Signature of Notary Public: Esther Quintero
(Print, Type name here: ESTHER I. QUINTERO)

(NOTARY SEAL)

April 11, 2014 (Commission Expires)
DD 969652 (Commission Number)

Note: The reverse side of this sheet may be used for a statement of additional items you may wish considered.

REV. 2- 11/01/06

TENTATIVE PLAT T-23437-5-EXT.
GRANDIOS SUBDIVISION
SEC. 35 TWP. 54 RGE. 40 DIST. 7
ZONING: RS-2 SOUTH MIAMI

TENTATIVE PLAT OF GRANDIOS SUBDIVISION

A SUBDIVISION OF A PORTION OF THE NORTH 1/2 OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 54 SOUTH, RANGE 40 EAST, LYING IN THE CITY OF SOUTH MIAMI, MIAMI-DADE COUNTY, FLORIDA

SURVEYOR'S NOTES:

SECTION 1) DATE OF FIELD SURVEY:

1. The date of completion of original field Survey was on September 8, 2013.
2. Updated on 06-12-15

SECTION 2) LEGAL DESCRIPTION:

The West 132 feet of the North 1/2 of the Northeast 1/4 of the Northeast 1/4 of the Northeast 1/4 of Section 35, Township 54 South, Range 40 East, lying and being in Miami-Dade County, Florida;

LESS THE FOLLOWING DESCRIBED PARCELS:

The North 50.00 feet of the West 132 feet of the Northeast 1/4 of the Northeast 1/4 of the Northeast 1/4 of Section 35, Township 54 South, Range 40 East, Dade County, Florida;

AND

The South 24.43 feet of the North 74.43 feet of the West 25.00 feet of the Northeast 1/4 of the Northeast 1/4 of the Northeast 1/4 of said Section 35;

AND

All that part of the Northeast 1/4 of said Section 35 which lies within the external area formed by a 25.00 foot radius arc concave to the Southeast, tangent to a line that is 50.00 feet South of and parallel to the North line of the Northeast 1/4 of said Section 35, and tangent to the East Line of the West 25.00 feet of the Northeast 1/4 of the Northeast 1/4 of the Northeast 1/4 of said Section 35.

(Quit Claim Deed, dated July 23rd, 2008, recorded in Official Records Book 26501, Page 1364, Miami-Dade County Records).

Containing 36,662 Square Feet or 0.84 Acres, more or less, (Gross Area), by calculations.

SECTION 3) PROPERTY INFORMATION:

Property Address:
6790 SW 72nd Street, South Miami, Florida 33143
Folio No. 09-4035-000-0020

SECTION 4) ACCURACY:

The accuracy obtained by field measurement methods and office calculations of closed geometric figures meets and exceeds the Minimum Technical Standards requirement for Suburban area (Linear: 1 foot in 7,500 feet) as defined in Rule 5J-17.051, Florida Administrative Code.

Elevations of well identified features as depicted on the Survey Map were measured to an estimated vertical position accuracy of 1/100 of a foot on hard surfaces and 1/10 of a foot on ground surfaces.

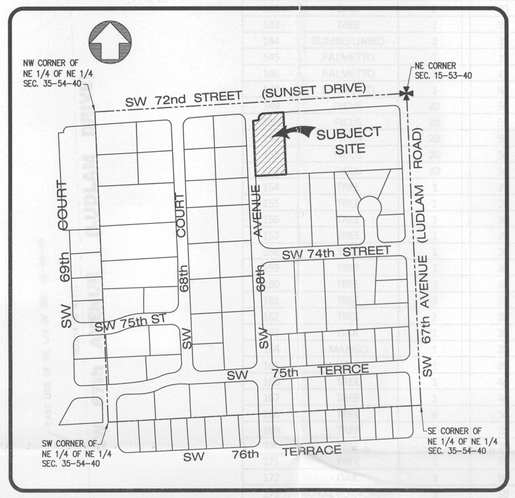
Well identified features as depicted on the Survey Map were measured to an estimated horizontal position accuracy of 1/10 of a foot.

This Map of Survey is intended to be displayed at a scale of One inch equals Twenty feet or smaller.

SECTION 5) SOURCES OF DATA:

North arrow direction is based on an assumed Meridian.

Bearings as shown hereon are based upon the North Line of the NE 1/4 of the NE 1/4 of the NE 1/4 of Sec. 35-54-40 with an assumed bearing of S86°29'46"W, said line to be considered a well established and monumented line.



THE NE 1/4 OF THE NE 1/4 OF
SECTION 35, TOWNSHIP 54 SOUTH, RANGE 40 EAST,
MIAMI-DADE COUNTY, FLORIDA
LOCATION MAP
SCALE: 1"=300'

CONTACT INFORMATION:

HADONNE CORP.
Attention: Mariela Alvarez
8700 West Flagler Street, Suite 420
Miami, Florida 33174
Phone No.: (305) 266-1188
E-mail: ma@hadonne.com

LEGEND:

DRWY = DRIVEWAY	P.G. = PAGE	= TELEPHONE MANHOLE	= RIGHT OF WAY LINE
D.M.E. = DRAINAGE MAINTENANCE EASEMENT	P.O.B. = POINT OF BEGINNING	= DRAINAGE MANHOLE	= PROPERTY LINE
C.M.E. = CANAL MAINTENANCE EASEMENT	= PROPERTY LINE	= SANITARY SEWER MANHOLE	= EASEMENT LINE
U.E. = UTILITY EASEMENT	N.T.S. = NOT TO SCALE	T.B.M. = TEMPORARY BENCH MARK	= IRON FENCE
A = ARC DISTANCE	= ELEVATION	= PARKING METER	= WOOD FENCE
BLDG. = BUILDING	= WATER OUTLET	= FLAG POLE	= CHAIN LINK FENCE
C.B. = CATCH BASIN	BL. = BLOCK	F.F.E. = FINISH FLOOR ELEVATION	O/H. O/H. = OVERHEAD UTILITY LINE
C.B.S. = CONCRETE BLOCK STRUCTURE	= CLEANOUT	S.I.R. = SET IRON REBAR	= BRICK
CH. = CHORD DISTANCE	= MONUMENT LINE	P.O.C. = POINT OF COMMENCEMENT	= CONCRETE
C. = CALCULATED VALUE	= DRAINAGE CATCH BASIN	F.N. = FOUND NAIL	= GRAVEL
(C) = CLEAR	= CENTRAL ANGLE	P.T. = POINT OF TANGENCY	= TILE
℄ = CENTER LINE	= TRAFFIC SIGN	E.N.C. = ENCROACHMENT	= PAVEMENT
CONC. = CONCRETE	= CATCH BASIN (INLET)	F.H. = FIRE HYDRANT	= CBS WALL
P.R.C = POINT OF REVERSE CURVE	= MAST ARM	F.I.P. = FOUND IRON PIPE	
P.C. = POINT OF CURVATURE	= WOOD UTILITY POLE	F.I.R. = FOUND IRON REBAR	
F.N.D. = FOUND NAIL/DISK	= ANCHOR POLE	L.F.E. = LOWEST FLOOR ELEVATION	
P.C.C. = POINT OF COMPOUND CURVE	= CONCRETE LIGHT POLE	L.P. = LIGHT POLE	
℄ = BASELINE	= CONCRETE POWER POLE	(M) = MEASURED VALUE	
N.G.V.D. = NATIONAL GEODETIC VERTICAL DATUM	= FIRE HYDRANT	(R) = RECORD VALUE	
INV. EL. = INVERT ELEVATION	= ELECTRIC BOX	= SHADE TREE	
P.B. = PLAT BOOK	= CABLE TV BOX	X-Y-Z	
P.C.P. = PERMANENT CONTROL POINT	= WIRE PULL BOX	= PALM TREE	
CMP = CORRUGATED METAL PIPE	= WATER VALVE	X-Y-Z	
P.I. = POINT OF INTERSECTION	= SEWER VALVE	X=TRUNK DIAMETER	
B/C = BLOCK CORNER	= METAL LIGHT POLE	Y=TREE HIGH	
R = RADIUS	= WATER MANHOLE	Z=CANOPY DIAMETER	
RAD. = RADIAL			
RES. = RESIDENCE			
R/W = RIGHT OF WAY			
SEC. = SECTION			
S.I.P. = SET IRON PIPE			
T.O.P. = TOP OF PIPE			
SWK = SIDEWALK			

NOTICE:
This Document is not full and complete without all pages. (Total of Two (2) pages)

This property appears to be located in Flood Zone "X", as per Federal Emergency Management Agency (FEMA) Community Number 120658 (City of South Miami), Map Panel No. 0458, Suffix L, Map Revised Date: September 11, 2009.

The subject property falls within Miami-Dade County Flood Criteria 7.0 feet, more or less, as depicted on "AMENDED PLAT OF CRITERIA MAP", recorded in Plat Book 120, Page 13, Public Records of Miami-Dade County, Florida.

Legal Description was furnished by client.

Plat of **"LU-EL"**, recorded in Plat Book 69, Page 49, Miami-Dade County Records.

Plat of **"SUNSET RIDGE"**, recorded in Plat Book 59, Page 39, Miami-Dade County Records.

Plat of **"SOUTH MIAMI VILLAS"**, recorded in Plat Book 48, Page 59, Miami-Dade County Records.

Right of Way Map for Sunset Drive (SW 72nd Street), Section 87506-2601, Sheet 5 of 7 Sheets, recorded in Road Map Book 112, at Page 77, Miami-Dade County Records.

All elevations shown hereon are based on the National Geodetic Vertical Datum of 1929, and a Benchmark supplied by Miami-Dade County, Public Works and Waste Management Department.

Benchmark No. SC-34
Elevation =+ 9.62 feet

Description: Brass Bar in concrete monument located at the SE Corner of the intersection of SW 72nd Street (Sunset Drive) and SW 67th Avenue (Ludlam Road) , City of South Miami, Miami-Dade County, Florida.

SECTION 6) LIMITATIONS:

As to the determination of tree, palm and planting species falls outside the purview of the land surveying practice, all information with respect to same is hereby presented for informational purposes only.

Since no other information were furnished other than what is cited in the Sources of Data, the Client is hereby advised that there may be legal restrictions on the Subject Property that are not shown on the Survey Map that may be found in the Public Records of Miami-Dade County.

The Surveyor makes no representation as to ownership or possession of the Subject Property by any entity or individual that may appear on the Public Records of this County.

No excavation or determination was made as to how the Subject Property is served by utilities.

No improvements were located, other than those shown. No underground foundations, improvements and/or utilities were located or shown hereon.

SECTION 7) CLIENT INFORMATION:

Property Owner: Andrew Grandio & Cynthia Taverna
6340 SW 80th Street
Miami, Florida 33143
Contact: Michael Garcia-Carrillo
Phone: 305.970.9189
email: mgc@gchomes.com

SECTION 8) UTILITY SERVICES TO BE PROVIDED TO PROPOSED DEVELOPMENT:

ELECTRIC: Florida Power & Light Company
TELEPHONE: AT&T, Inc., Comcast
TV-CABLE: ATT-Uverse, Comcast
POTABLE WATER: Miami-Dade Water & Sewer Department
SANITARY SEWER: Septic Tank

SECTION 9) DEVELOPMENT INFORMATION :

ZONING DATA:
Zoning: RS-2 (Semi-Estate Residential District)
Existing Land Use: Vacant, Unprotected
Number of Blocks: One
Number of Lots: Two
Proposed Land Use: One Residential building on each parcel.

SECTION 10) SURVEYOR'S CERTIFICATE:

I hereby certify: That this "Boundary Survey" and the Survey Map resulting therefrom was performed under my direction and is true and correct to the best of my knowledge and belief and further, that said "Boundary Survey" meets the intent of the applicable provisions of the "Minimum Technical Standards for Land Surveying in the State of Florida", pursuant to Rule 5J-17.051 through 5J-17.052 of the Florida Administrative Code and its implementing law, Chapter 472.027 of the Florida Statutes.

HADONNE CORP., a Florida Corporation
Florida Certificate of Authorization Number LB7097

By: _____ 6/12/15

Abraham Hadad, PSM Signature Date:
Registered Surveyor and Mapper LS6006
State of Florida

NOTICE: Not valid without the signature and original raised seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to Survey Maps by other than the signing party are prohibited without the written consent of the signing party.

HADONNE
CORP. LB7097
PROFESSIONAL LAND SURVEYORS AND MAPPERS
8700 W Flagler Street, Suite 420, Miami, Florida, 33174
phone: 305.266.1188 fax: 305.207.6845 www.hadonne.com

MAP OF BOUNDARY SURVEY
for
Andrew Grandio + Cynthia Taverna
of
6790 SW 72nd STREET, SOUTH MIAMI, FLORIDA, 33143

REVISIONS
1- 10-03-13 UPDATE SURVEY
2- 8-12-14 UPDATE SURVEY
3-
4-
5-
6-
7-
8-
9-
10-
11-
12-
13-
14-
15-
16-
17-
18-
19-

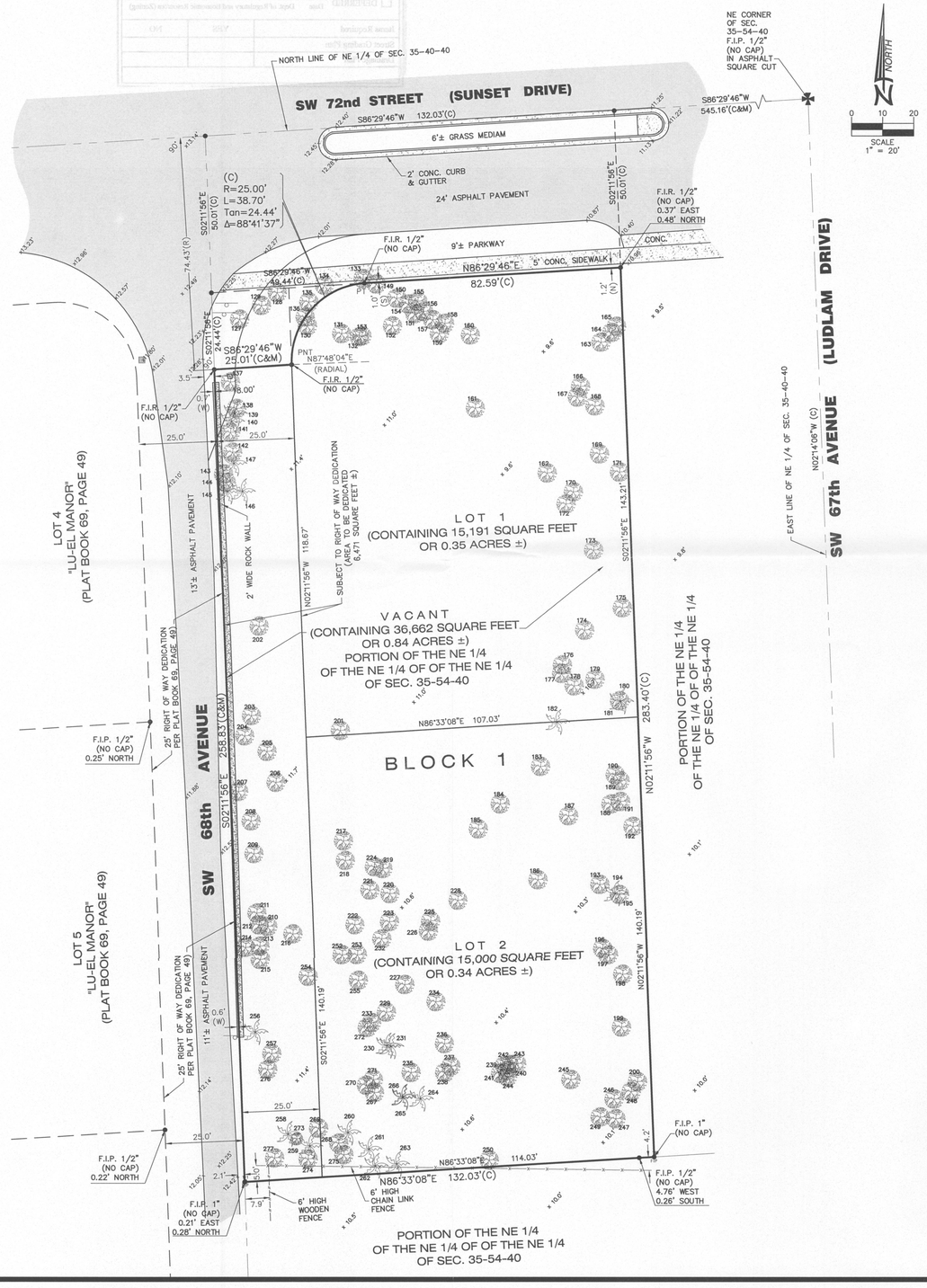
Job No.:	13126
Drawn:	MG/RG
Checked:	RI
Scale:	AS SHOWN
Field Book:	323/ 49

1/2

Z:\13126 SW 68 Ave & SW 72 St (Grandios Sub)\dwg\T-Plat\13126 T-Plat with new Road 8-12-14.dwg 1/9/2015 4:06:44 PM EST

TENTATIVE PLAT OF GRANDIOS SUBDIVISION

A SUBDIVISION OF A PORTION OF THE NORTH 1/2 OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 54 SOUTH, RANGE 40 EAST,
LYING IN THE CITY OF SOUTH MIAMI, MIAMI-DADE COUNTY, FLORIDA



TREE No	COMMON NAME	DIAMETER	HEIGHT	CANOPY	DISPOSITION
128	UMBRELLA	5	30	25	TO REMAIN
129	FICUS	5	25	20	TO REMAIN
130	FICUS	20	50	40	TO REMAIN
131	FICUS	20	50	40	TO REMAIN
132	FICUS	20	50	40	TO REMAIN
133	FICUS	20	50	40	TO REMAIN
134	FICUS	20	50	40	TO REMAIN
135	FICUS	20	50	40	TO REMAIN
136	FICUS	20	50	40	TO REMAIN
137	OAK	3	25	40	TO BE RELOCATED
138	FICUS	3	30	20	TO BE RELOCATED
139	PALMETTO	1	10	7	TO BE RELOCATED
140	PALMETTO	1	10	7	TO BE RELOCATED
141	OAK	2	30	25	TO REMAIN
142	OAK	2	30	25	TO REMAIN
143	TREE	1	25	15	TO REMAIN
144	GUMBO LIMBO	2	25	20	TO REMAIN
145	PALMETTO	1	15	7	TO REMAIN
146	PALMETTO	1	15	7	TO REMAIN
147	PALMETTO	1	H7	7	TO REMAIN
149	FICUS	20	50	40	TO REMAIN
150	FICUS	20	50	40	TO REMAIN
151	FICUS	20	50	40	TO REMAIN
152	FICUS	20	50	40	TO REMAIN
153	FICUS	20	50	40	TO REMAIN
154	TREE	1	20	15	TO REMAIN
155	TREE	1	20	15	TO REMAIN
156	TREE	1	20	15	TO REMAIN
157	TREE	1	20	15	TO REMAIN
158	TREE	1	20	15	TO REMAIN
159	TREE	1	20	15	TO REMAIN
160	TREE	3	50	40	TO REMAIN
161	TREE	3	50	40	TO BE RELOCATED
162	TREE	2	30	25	TO BE RELOCATED
163	OAK	1	20	10	TO REMAIN
164	MANGO	1	20	10	TO REMAIN
165	MANGO	1	20	10	TO REMAIN
166	TREE	1	40	15	TO REMAIN
167	TREE	1	40	15	TO REMAIN
168	TREE	6	50	40	TO REMAIN
169	TREE	1	25	15	TO REMAIN
170	TREE	1	25	15	TO BE RELOCATED
171	TREE	1	25	15	TO REMAIN
172	OAK	3	50	30	TO BE RELOCATED
173	ROYAL POINCIANA	3	50	20	TO BE RELOCATED
174	ROYAL POINCIANA	3	50	20	TO REMAIN
175	OAK	1	25	15	TO REMAIN
176	PLANTAIN	1	20	7	TO REMAIN
177	PLANTAIN	1	20	7	TO REMAIN
178	FICUS	3	40	20	TO REMAIN
179	UMBRELLA	5	40	20	TO REMAIN
180	UMBRELLA	2	20	10	TO REMAIN
181	PALMETTO	1	15	10	TO REMAIN
182	PALMETTO	1	15	10	TO REMAIN
183	AVOCADO	1	20	20	TO REMAIN
184	AVOCADO	3	20	20	TO BE RELOCATED
185	ROYAL POINCIANA	2	40	20	TO BE RELOCATED
186	ROYAL POINCIANA	2	40	20	TO BE RELOCATED
187	ROYAL POINCIANA	2	40	20	TO BE RELOCATED
188	ROYAL POINCIANA	2	40	20	TO REMAIN
189	ROYAL POINCIANA	2	40	20	TO REMAIN
190	ROYAL POINCIANA	1	15	10	TO REMAIN
191	HIGO	1	15	10	TO REMAIN

TREE No	COMMON NAME	DIAMETER	HEIGHT	CANOPY	DISPOSITION
192	ROYAL POINCIANA	1	30	10	TO REMAIN
193	ROYAL POINCIANA	2	30	20	TO BE RELOCATED
194	PALM	1.5	25	12	TO REMAIN
195	AVOCADO	2	15	10	TO REMAIN
196	TREE	2	15	10	TO BE RELOCATED
197	TREE	2	50	20	TO BE RELOCATED
198	ROYAL POINCIANA	2	50	20	TO REMAIN
199	AVOCADO	3	30	15	TO REMAIN
200	MANGO	1	15	10	TO REMAIN
201	TEE	3	30	20	TO REMAIN
202	LOQUAT	3	25	20	TO REMAIN
203	ROYAL POINCIANA	4	50	40	TO REMAIN
204	ROYAL POINCIANA	2	40	20	TO REMAIN
205	LOQUAT	3	40	25	TO REMAIN
206	ROYAL POINCIANA	1	30	15	TO BE RELOCATED
207	LOQUAT	1	25	15	TO BE RELOCATED
208	ROYAL POINCIANA	5	50	40	TO REMAIN
209	ROYAL POINCIANA	5	50	40	TO REMAIN
210	ROYAL POINCIANA	5	50	40	TO REMAIN
211	ROYAL POINCIANA	1	15	7	TO REMAIN
212	ROYAL POINCIANA	1	15	7	TO REMAIN
213	ROYAL POINCIANA	2	30	20	TO REMAIN
214	ROYAL POINCIANA	2	30	20	TO REMAIN
215	TREE	1	20	15	TO REMAIN
216	ROYAL POINCIANA	3	30	15	TO REMAIN
217	TREE	1	20	15	TO BE RELOCATED
218	FICUS	1	20	15	TO BE RELOCATED
219	TREE	3	50	20	TO BE RELOCATED
220	FICUS	4	40	30	TO BE RELOCATED
221	FICUS	1	25	20	TO REMAIN
222	FICUS	3	50	25	TO REMAIN
223	FICUS	1	25	10	TO BE RELOCATED
224	AREKA	0.5	25	10	TO REMAIN
225	ROYAL POINCIANA	2.5	40	20	TO BE RELOCATED
226	ROYAL POINCIANA	2.5	40	20	TO BE RELOCATED
227	TREE	1.5	30	15	TO BE RELOCATED
228	AVOCADO	1	20	13	TO BE RELOCATED
229	TREE	1.5	30	15	TO REMAIN
230	PALMETTO	1	8	7	TO REMAIN
231	PALMETTO	1	8	7	TO REMAIN
232	ROYAL POINCIANA	2	40	20	TO REMAIN
233	AVOCADO	1.5	25	20	TO REMAIN
234	OAK	1	20	15	TO BE RELOCATED
235	ROYAL POINCIANA	3	20	20	TO BE RELOCATED
236	TREE	0.3	15	10	TO BE RELOCATED
237	TREE	0.4	15	12	TO BE RELOCATED
238	TREE	0.3	15	12	TO BE RELOCATED
239	TREE	0.6	20	10	TO BE RELOCATED
240	TREE	0.8	20	10	TO BE RELOCATED
241	TREE	0.8	20	10	TO BE RELOCATED
242	TREE	0.5	15	10	TO BE RELOCATED
243	TREE	0.8	15	10	TO BE RELOCATED
244	FICUS	5	50	40	TO BE RELOCATED
245	ROYAL POINCIANA	6	45	20	TO REMAIN
246	TREE	1.5	25	18	TO REMAIN
247	ROYAL POINCIANA	1.5	30	15	TO REMAIN
248	TREE	1.5	50	15	TO REMAIN
249	ROYAL POINCIANA	1.5	50	15	TO REMAIN
250	TREE	1	20	10	TO REMAIN
252	ROYAL POINCIANA	2	50	15	TO REMAIN
253	ROYAL POINCIANA	2	50	15	TO REMAIN
254	PALMETTO	1	25	10	TO REMAIN
255	TREE	0.5	8	7	TO REMAIN
256	PALMETTO	1.5	10	7	TO REMAIN
257	OAK	2	25	25	TO REMAIN
258	PALMETTO	1	12	10	TO REMAIN
259	PALMETTO	1	12	10	TO REMAIN
260	PALMETTO	1	12	10	TO REMAIN
261	PALMETTO	1	12	10	TO REMAIN
262	PALMETTO	1	12	10	TO REMAIN
263	PALMETTO	1	12	10	TO REMAIN
264	PALMETTO	1	12	10	TO BE RELOCATED
265	PALM	1	10	7	TO BE RELOCATED
266	PALM	1	10	7	TO BE RELOCATED
267	OAK	2.5	50	25	TO BE RELOCATED
268	UMBRELLA	4	30	25	TO REMAIN
269	TREE	2	20	15	TO BE RELOCATED
270	TREE	2	15	10	TO BE RELOCATED
271	AVOCADO	2	20	15	TO BE RELOCATED
272	AVOCADO	2	20	15	TO REMAIN
273	*PINE*	3	55	20	*TO REMAIN*
274	TREE	1	20	15	TO REMAIN
275	AVOCADO	1	20	15	TO REMAIN
276	COPAL	3	7	3	TO REMAIN
277	TREE	0.5	10	7	TO REMAIN

NOTICE:
This Document is not full and complete without all pages. (Total of Two (2) pages)

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D.M.E. = DRAINAGE MAINTENANCE EASEMENT
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= CLEANOUT
= MONUMENT LINE
= DRAINAGE CATCH BASIN
= CENTRAL ANGLE
= TRAFFIC SIGN
= CATCH BASIN (INLET)
= MAST ARM
= WOOD UTILITY POLE
= ANCHOR POLE
= CONCRETE LIGHT POLE
= CONCRETE POWER POLE
= FIRE HYDRANT
= ELECTRIC BOX
= CABLE TV BOX
= WIRE PULL BOX
= WATER VALVE
= SEWER VALVE
= METAL LIGHT POLE
= WATER MANHOLE
= TELEPHONE MANHOLE
= DRAINAGE MANHOLE
= SANITARY SEWER MANHOLE
T.B.M. = TEMPORARY BENCH MARK
= PARKING METER
= FLAG POLE
F.F.E. = FINISH FLOOR ELEVATION
S.I.R. = SET IRON REBAR
P.O.C. = POINT OF COMMENCEMENT
F.N. = FOUND NAIL
P.T. = POINT OF TANGENCY
E.N.C. = ENCROACHMENT
F.H. = FIRE HYDRANT
F.I.P. = FOUND IRON PIPE
F.I.R. = FOUND IRON REBAR
L.F.E. = LOWEST FLOOR ELEVATION
L.P. = LIGHT POLE
(M) = MEASURED VALUE
(R) = RECORD VALUE
= SHADE TREE
= PALM TREE
X=TRUNK DIAMETER
Y=TREE HIGH
Z=CANOPY DIAMETER
= RIGHT OF WAY LINE
= PROPERTY LINE
= EASEMENT LINE
= IRON FENCE
= WOOD FENCE
= CHAIN LINK FENCE
= OVERHEAD UTILITY LINE
= BRICK
= CONCRETE
= GRAVEL
= TILE
= PAVEMENT
= CBS WALL

HADONNE CORP. LB7097
PROFESSIONAL LAND SURVEYORS AND MAPPERS
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phone: 305.266.1188 fax: 305.207.6845 www.hadonne.com

MAP OF BOUNDARY SURVEY
for
GC3 DEVELOPMENT, LLC.
of
6790 SW 72nd STREET, SOUTH MIAMI, FLORIDA, 33143

REVISIONS
1– 10-03-13 UPDATE SURVEY
2– 8-12-14 UPDATE SURVEY
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Job No.:	13126
Drawn:	MG/RG
Checked:	RI
Scale:	AS SHOWN
Field Book:	323/ 49

Z:\13126 SW 68 Ave & SW 72 St (Grandios Sub)\dwg\T-Plat\13126 T-Plat with new Road 8-12-14.dwg 1/9/2015 4:06:44 PM EST