IMPORTANT NOTICE TO APPLICANT:
Make check for the total Processing Fee Payable to: MIAMI-DADE COUNTY.

Number of Sites : (1)

FEES:

D.R.E.R ----------	$1,872.00
D.E.R.M. ----------	$210.00
PRINT	$2,082.00

FOR OFFICIAL USE ONLY:

Agenda Date: _____

Waiver No. D- 23708

Received Date: _____

Concurrency Review Fee (*6.00% of Sub-Total) -- $124.92 *Not applicable within Municipalities

AMOUNT FOR WAIVER OUTSIDE MUNICIPALITIES=> $2,206.92 <<===AMOUNT FOR WAIVER WITHIN UNINCORPORATED MIAMI-DADE COUNTY

APPLICATION FOR WAIVER OF PLAT

Municipality: UNINCORPORATED Sec.: 16 Twp.: 53 S. Rge.: 41 E. / Sec.: ____ Twp.: ____ S. Rge.: ____ E.

1. Owner's Name: 7-ELEVEN, INC. Phone: 972-580-1210
   Address: 3200 Hackberry Road City: IRVING State: TX Zip Code: 75063
   Owner's Email Address: DREW.SMITH@EQUITASMG.COM
2. Surveyor's Name: PULICE LAND SURVEYORS, INC. Phone: (954) 572-1777
   Address: 5381 NOB HILL ROAD City: SUNRISE State: FL Zip Code: 33351
   Surveyor's Email Address: JANE@PULICELANDSURVEYORS.COM
3. Legal Description of Cutout Tract: SEE ATTACHED
4. Folio No(s).: 30-3116-000-0264 / ____ / ____ / ____
5. Legal Description of Parent Tract: SAME AS #3
6. Street boundaries: NW 62 STREET AND NW 32 AVENUE
7. Present Zoning: BU-2 Zoning Hearing No.: ____
8. Proposed use of Property:
   Single Family Res.(____ Units), Duplex(____ Units), Apartments(____ Units), Industrial/Warehouse(____ Square .Ft.),
   Business(2,993 Sq. Ft.), Office(____ Sq. Ft.), Restaurant(____ Sq. Ft. & No. Seats ___), Other (____ Sq. Ft. & No. of Units ___)
   26 fuel stations

NOTE: Attach list of all restrictions zoning conditions or any other declarations, restrictions, covenants that might affect this Waiver of 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. If applicable, attached is a list of all the restrictions/restrictive covenants and declarations in favor of Miami-Dade Couty. 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 D.R.E.R. prior to the approval of the waiver of 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~~ TEXAS)
SS:
COUNTY OF ~~MIAMI-DADE~~ DALLAS)

Signature of Owner: [signature]

(Print name & Title here): Rankin Gasaway, SVP/GC/SEC

BEFORE ME, personally appeared Rankin Gasaway this 4 day of August, 2016 A.D. and (he/she) acknowledged to and before me that (he/~~she~~) executed the same for the purposed therein. Personally known X or produce ____ as identification and who did (not) take an oath.

WITNESS my hand and seal in the County and State last aforesaid this 4 day of August, 2016 A.D.

SUZANNE HARRISON
Notary Public, State of Texas
My Comm. Expires 09-23-2017
Notary ID 252632-3

Signature of Notary Public: [signature]

(Print, Type name here: Suzanne Harrison)

(NOTARY SEAL)

9/23/17 (Commission Expires) (Commission Number)

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

WAIVER OF PLAT D-23708-1-NEW
32 AVENUE DEVELOPMENT, LTD.
SEC. 16, TWP. 53 S, RGE. 41 E DISTRICT 2
ZONING: BU-2 MIAMI-DADE COUNTY

BOUNDARY AND TOPOGRAPHIC SURVEY
AND
WAIVER OF PLAT

PORTION OF SECTION 16, TOWNSHIP 53 SOUTH, RANGE 41 EAST

FOR:

32nd AVENUE DEVELOPMENT, LTD

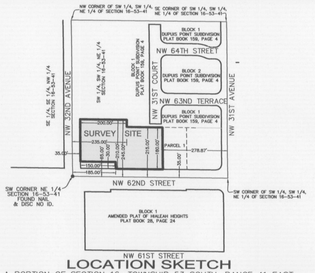
2760 N. UNIVERSITY DRIVE, DAVIE, FLORIDA 33024
PHONE (954) 499-8663
FAX (954) 499-8665

DEVELOPMENT INFORMATION

	LAND USE	SQUARE FEET	HOURS OPEN	NUMBER OF EMPLOYEES	NUMBER OF SHIFTS	NUMBER OF DRIVE-THRUS	NUMBER OF SEATS
PARCEL "A"	COMMERCIAL	2,993	24	12	03	–	–

CONTACT PERSON INFORMATION

PULICE LAND SURVEYORS, INC.–JANE STORMS
TELEPHONE NUMBER: 954-572-1777
FAX NUMBER: 954-572-1778
E-MAIL ADDRESS: JANE@PULICELANDSURVEYORS.COM



LOCATION SKETCH
A PORTION OF SECTION 16, TOWNSHIP 53 SOUTH, RANGE 41 EAST
1"=300'

LEGEND

—OHW—	OVERHEAD WIRES
—W—	UNDERGROUND WATER LINE
—STM—	UNDERGROUND STORM SEWER LINE
—SAN—	UNDERGROUND SANITARY SEWER LINE
—G—	UNDERGROUND GAS LINE
℄	CENTERLINE
O.R.B.	OFFICIAL RECORDS BOOK
TP	TRAVERSE POINT
	CONCRETE
	ASPHALT PAVEMENT
	CABBAGE PALM
	UNKNOWN TREE
	OAK TREE
	BLACK OLIVE
	GUMBO LIMBO TREE

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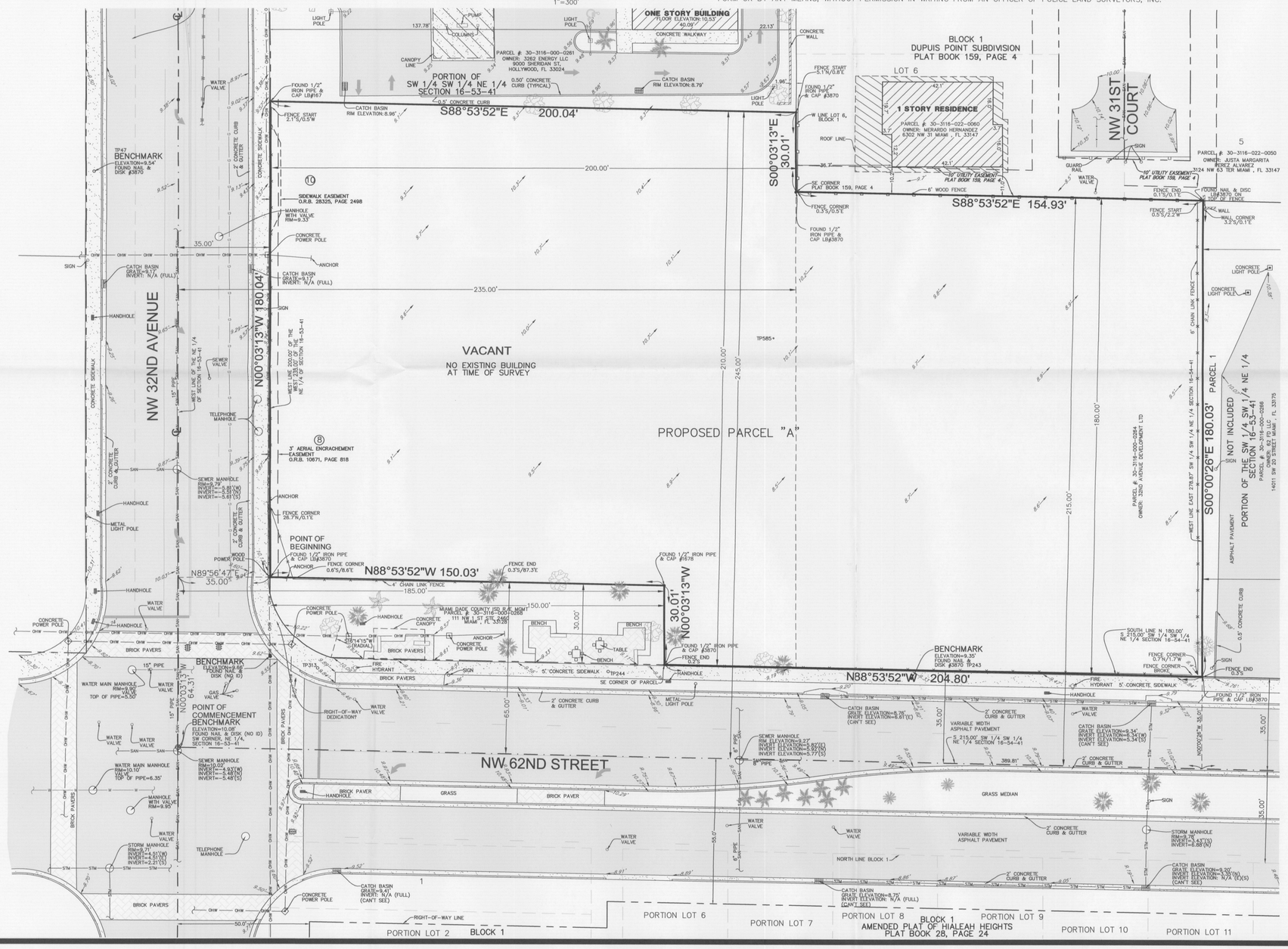

LEGAL DESCRIPTION:

PARENT TRACT AND PROPOSED PARCEL "A"

THE NORTH 210.00 FEET OF THE SOUTH 245.00 FEET OF THE EAST 200.00 FEET OF THE WEST 235.00 FEET OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 16, TOWNSHIP 53 SOUTH, RANGE 41 EAST, MIAMI-DADE COUNTY, FLORIDA.

AND

THE NORTH 180.00 FEET OF THE SOUTH 215.00 FEET OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 16, TOWNSHIP 53 SOUTH, RANGE 41 EAST, LESS THE EAST 278.87 FEET AND LESS THE WEST 235.00 FEET THEREOF.

LESS

THE NORTH 30.00 FEET OF THE SOUTH 65.00 FEET OF THE EAST 150.00 FEET OF THE WEST 185.00 FEET THEREOF.

NOTES:

1) THE AREA OF THIS PROPERTY IS 65,382 SQUARE FEET (1.5010 ACRES) MORE OR LESS.
2) ELEVATIONS ARE BASED ON NATIONAL GEODETIC VERTICAL DATUM OF 1929. MIAMI-DADE COUNTY BENCHMARK #2573; ELEVATION: 12.85'.
3) FLOOD ZONE: X; BASE FLOOD ELEVATION: NONE; PANEL #120635 0303L; MAP DATE: 9/11/09.
4) THIS SITE LIES IN SECTION 16, TOWNSHIP 53 SOUTH, RANGE 41 EAST, MIAMI-DADE COUNTY, FLORIDA.
5) BEARINGS ARE BASED ON THE NORTH RIGHT-OF-WAY LINE OF NW 62ND STREET BEING N88°53'52"W.
6) 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 CONSTRUCT CONTACT THE APPROPRIATE UTILITY COMPANIES FOR FIELD VERIFICATION.
7) THE HORIZONTAL POSITIONAL ACCURACY OF WELL DEFINED IMPROVEMENTS ON THIS SURVEY IS ±0.7'. THE VERTICAL ACCURACY OF ELEVATIONS OF WELL DEFINED IMPROVEMENTS ON THIS SURVEY IS ±0.7'.
9) THIS SURVEY WAS PREPARED WITH BENEFIT OF COMMITMENT FOR TITLE INSURANCE, ORDER NO. 5227088, PREPARED BY FIDELITY NATIONAL TITLE INSURANCE COMPANY, WITH AN EFFECTIVE DATE OF MARCH 30, 2015 AT 11:00 PM. THE FOLLOWING ARE SCHEDULE B SECTION II EXCEPTIONS TO SAID COMMITMENT:
ITEMS 1, 2, 3, 4 & 5–NOT ADDRESSED.
ITEM 6–RESTRICTIVE USE AGREEMENT IN O.R.B. 19053, PAGE 955 AFFECTS THIS SITE BUT CANNOT BE PLOTTED.
ITEM 7–RESTRICTIVE USE AGREEMENT IN O.R.B. 19053, PAGE 960 DOES NOT AFFECT THIS SITE.
ITEM 8–EASEMENT TO FLORIDA POWER & LIGHT COMPANY IN O.R.B. 10671, PAGE 818 AFFECTS THIS SITE AS DEPICTED HEREON.
ITEM 9–AGREEMENT FOR WATER & SANITARY FACILITIES IN O.R.B. 28312, PAGE 242 AFFECTS THIS SITE
ITEM 10–COVENANT RUNNING WITH THE LAND IN O.R.B. 28325, PAGE 2498 AFFECTS THIS SITE AS DEPICTED HEREON.
10) ZONING: BU-2 COMMERCIAL BUSINESS.
11) FOLIO NUMBER: 30-3116-000-0264.
12) THIS SITE WILL BE SERVICED BY CENTRAL WATER AND SEWER.
13) MIAMI-DADE COUNTY FLOOD INFORMATION: 7.0' PER DADE COUNTY FLOOD CRITERIA MAP, PLAT BOOK 120, PAGE 13, SHEET 2 OF 5.
14) THIS SURVEY IS EXCLUSIVELY CERTIFIED TO: FIDELITY NATIONAL TITLE INSURANCE COMPANY; THOMAS ENGINEERING GROUP AND 32ND AVENUE DEVELOPMENT LTD.

0' 20' 40' 60'
GRAPHIC SCALE
1"=20'

CERTIFICATION:

I HEREBY CERTIFY: THAT THERE ARE NO EXISTING UTILITIES, IMPROVEMENTS OR STRUCTURES ON THE LANDS HEREIN DESCRIBED, OTHER THAN SHOWN, AND THAT THIS WAIVER OF PLAT AND BOUNDARY AND TOPOGRAPHIC SURVEY AS SHOWN WAS MADE UNDER MY DIRECTION IN ACCORDANCE WITH THE STANDARDS OF PRACTICE SET FORTH BY THE FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES ("DOACS") NUMBER 5J-17.50 FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

COPIES OF THIS SKETCH ARE INVALID UNLESS EMBOSSED WITH THE SEAL OF THE UNDERSIGNED.

☑ JOHN F. PULICE, PROFESSIONAL SURVEYOR AND MAPPER LS2691
☐ BETH BURNS, PROFESSIONAL SURVEYOR AND MAPPER LS6136
STATE OF FLORIDA

NO.	REVISIONS	BY
5		
4		
3		
2		
1		

32ND AVENUE DEVELOPMENT SITE
3200 NW 62ND STREET
MIAMI-DADE COUNTY, FLORIDA 33147

BOUNDARY AND TOPOGRAPHIC SURVEY AND WAIVER OF PLAT

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

DRAWN BY: M.D.	SCALE: 1" = 20'	FILE: THOMAS ENGINEERING GROUP
CHECKED BY: J.F.P.	SURVEY DATE: 9/8/15	ORDER NO.: 59703