

# CITY OF COCONUT CREEK

## MAINTENANCE MAP SPECIFIC PURPOSE SURVEY

### LYONS ROAD & HAMMOCK BLVD. BROWARD COUNTY, FLORIDA

#### LEGEND

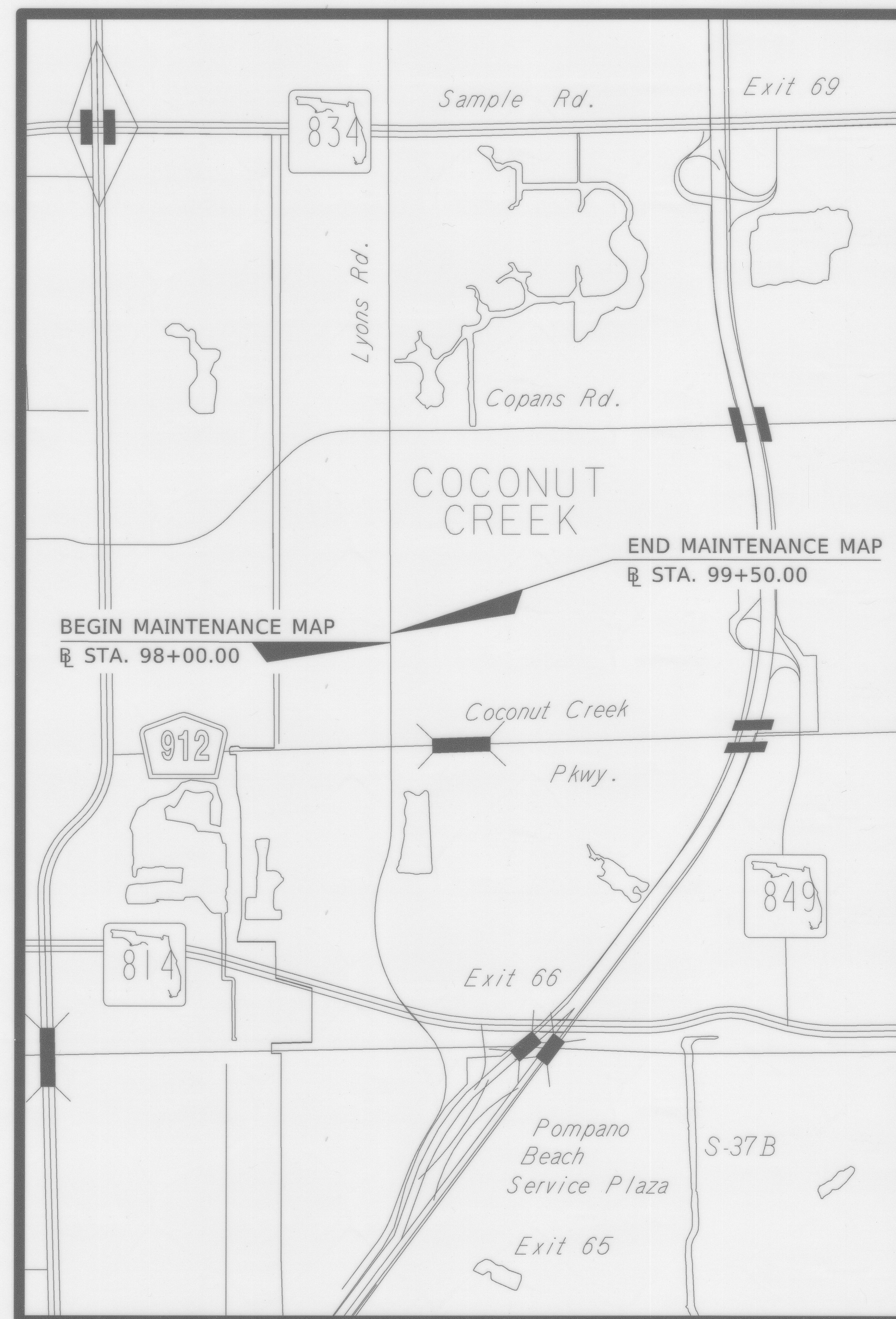
AC = ACRE	N.T.S. = NOT TO SCALE
℄ = BASELINE	N.V.A.L. = NON VEHICULAR ACCESS LINE
CB = CHORD BEARING	OR = OFFICIAL RECORD
COM. = COMMERCIAL	O.R.B. = OFFICIAL RECORD BOOK
CONC. = CONCRETE	PG = PAGE
COR. = CORNER	PK = PARKER KALON
℄ = CENTERLINE	PSM = PROFESSIONAL SURVEYOR AND MAPPER
(C) = CALCULATED	℄ = PROPERTY LINE
C.M. = CONCRETE MONUMENT	(P) = PLAT
C.R. = COUNTY ROAD	P.B. = PLAT BOOK
D = DEGREE	P.C. = POINT OF CURVE
(D) = DEED	P.C.C. = POINT OF COMPOUND CURVE
D.B. = DEED BOOK	P.I. = POINT OF INTERSECTION
D.E. = DRAINAGE EASEMENT	P.O.C. = POINT ON CURVE
EXIST. = EXISTING	P.O.T. = POINT ON TANGENT
ESMT = EASEMENT	P.R.C. = POINT OF REVERSE CURVE
E.D.E. = EXISTING DRAINAGE EASEMENT	P.T. = POINT OF TANGENCY
Δ = CURVE DELTA ANGLE	R = RADIUS
FND. = FOUND	RES. = RESIDENCE
(F) = FIELD	RGE. = RANGE
F.P. = FINANCIAL PROJECT	RT. = RIGHT
F.D.O.T. = FLORIDA DEPARTMENT OF TRANSPORTATION	R/W = RIGHT OF WAY
I.P. = IRON PIPE	SEC. = SECTION
I.R.& C. = IRON ROD AND CAP	SF = SQUARE FEET
L = LENGTH OF CURVE	S.R. = STATE ROAD
LB = LICENSED BUSINESS	SRD = STATE ROAD DEPARTMENT
LT. = LEFT	STA. = STATION NUMBER
L/A = LIMITED ACCESS	T = TANGENT
L.O.C. = LIMITS OF CONSTRUCTION	TWP. = TOWNSHIP
MAINT. = MAINTENANCE	T.B. = TANGENT BEARING
No. = NUMBER	T.I.I.T.F. = TRUSTEES OF THE INTERNAL IMPROVEMENT TRUST FUND
N/A = NOT APPLICABLE	U.E. = UTILITY EASEMENT
N&D = NAIL & DISK	

#### GENERAL NOTES

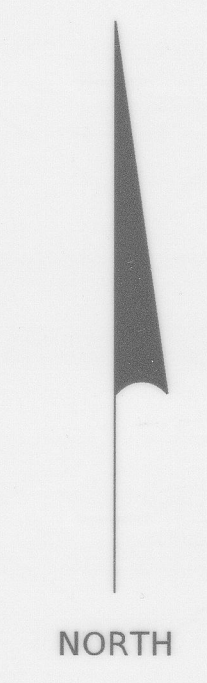
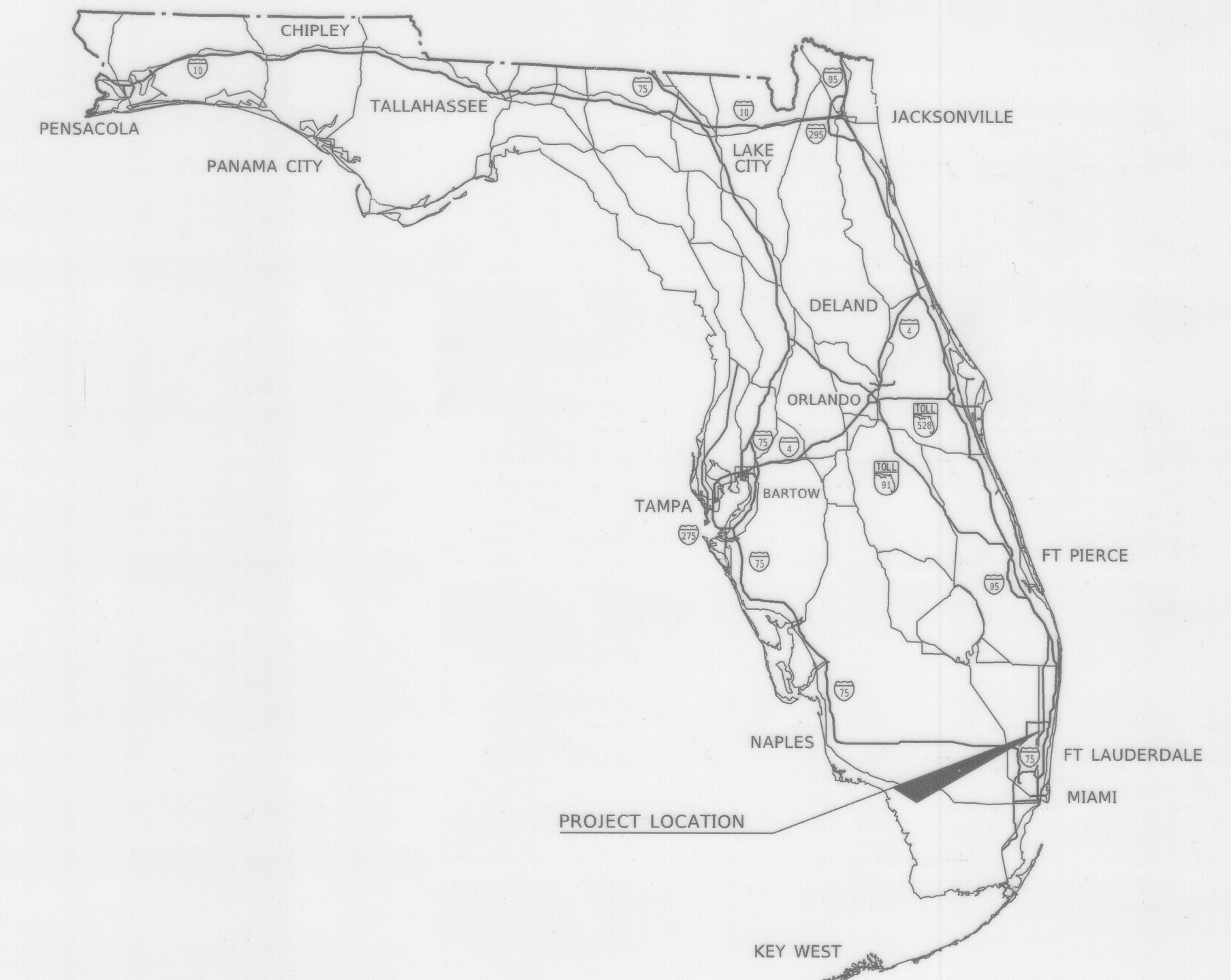
- BEARINGS AND DISTANCES ARE RELATIVE TO THE STATE PLANE COORDINATE SYSTEM, FLORIDA EAST ZONE, TRANSVERSE MERCATOR PROJECTION, NORTH AMERICAN DATUM, (NAD), OF 1983; ADJUSTMENT OF 1990, (NAD 83/90). THE BASIS OF BEARING IS N 14°59'16" W ESTABLISHED BETWEEN THE FOLLOWING MONUMENTS.
 

NAME	NORTHING	EASTING	STAMPING	DESCRIPTION
BLC1	689632.938	923864.364	LYONS RD 86-17-C01	ALUMINUM DISC IN CONCRETE MONUMENT
BLC2	690466.942	923641.086	LYONS RD 86-17-C02	ALUMINUM DISC IN CONCRETE MONUMENT
- THE BASELINE OF SURVEY AND RIGHT-OF-WAY LINES SHOWN HEREON FOR LYONS ROAD, WERE PREPARED BY FR ALEMAN & ASSOCIATES, INC. FOR THE FLORIDA DEPARTMENT OF TRANSPORTATION UNDER FINANCIAL ITEM No. 436319-1.
- STATIONS AND OFFSETS ARE RELATIVE TO THE BASELINE OF SURVEY UNLESS OTHERWISE NOTED.
- PROJECT UNITS: U.S. SURVEY FEET.
- ATTENTION IS DIRECTED TO THE FACT THAT THIS MAP MAY HAVE BEEN ALTERED IN SIZE BY REPRODUCTION. THIS MUST BE CONSIDERED WHEN OBTAINING SCALED DATA.

SHEET INDEX	
SHEET No.	DESCRIPTION
1	COVER SHEET
2	DETAIL SHEET



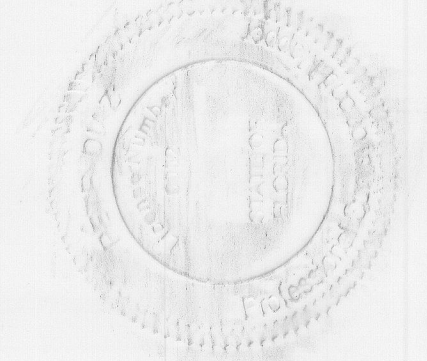
VICINITY MAP  
(Not To Scale)



#### SURVEYOR'S CERTIFICATION

THIS SURVEY WAS PERFORMED FOR THE SPECIFIC PURPOSE OF ESTABLISHING A SURVEY LINE AND LOCATING THE LIMITS OF MAINTAINED RIGHT OF WAY AS IDENTIFIED BY THE MAINTENANCE ENGINEER FOR THE TRANSPORTATION FACILITY SHOWN AND DEPICTED HEREON. I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS IS A TRUE, ACCURATE AND COMPLETE DEPICTION OF A FIELD SURVEY PERFORMED UNDER MY DIRECTION AND COMPLETED ON 12/28/2018. I FURTHER CERTIFY THAT SAID DRAWING IS IN COMPLIANCE WITH THE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS, IN CHAPTER 5J-17 FLORIDA ADMINISTRATIVE CODE PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

*Pete Diaz*  
 PETE DIAZ, PSM  
 LICENSE No. 6052  
 10305 NW 41st STREET  
 DORAL, FL 33178  
 DATE: 04 / 15 / 2019



NOT VALID WITHOUT SIGNATURE AND ORIGINAL RAISED SEAL

#### MAINTENANCE ENGINEER CERTIFICATION

THIS IS TO CERTIFY THAT THE RIGHT OF WAY AS SHOWN ON THESE SHEETS NUMBERED 1 TO 2 WERE IDENTIFIED BY MYSELF AS HAVING BEEN MAINTAINED CONTINUOUSLY AND WITHOUT INTERRUPTION FOR SEVEN (7) YEARS BY THE CITY OF COCONUT CREEK, FLORIDA AND IS VESTED IN THE CITY OF COCONUT CREEK, FLORIDA PURSUANT TO SECTION 95.361 FLORIDA STATUTES (PRESUMPTION OF DEDICATION).

OSAMA ELSHAMI, DIRECTOR OF UTILITIES AND ENGINEERING  
 CITY OF COCONUT CREEK, FLORIDA

#### CITY OF COCONUT CREEK

THIS IS TO CERTIFY THAT THE CITY COMMISSION OF THE CITY OF COCONUT CREEK, FLORIDA HAS APPROVED AND ACCEPTED THESE MAPS FOR RECORD THIS \_\_\_\_ DAY OF \_\_\_\_, 2019, A.D.

ATTEST  
 \_\_\_\_\_ CITY CLERK, CITY OF COCONUT CREEK  
 \_\_\_\_\_ MAYOR, CITY OF COCONUT CREEK, FLORIDA

#### CLERK OF COURT CERTIFICATION

FILED FOR RECORD IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT FOR THE COUNTY OF BROWARD, STATE OF FLORIDA, IN ROAD PLAT BOOK \_\_\_\_, PAGE \_\_\_\_, ON THE \_\_\_\_ DAY OF \_\_\_\_, A.D. 2019.

CLERK OF THE CIRCUIT COURT  
 BROWARD COUNTY, FLORIDA

LYONS ROAD & HAMMOCK BLVD

MAINTENANCE MAP

CITY OF COCONUT CREEK

REVISION	BY	DATE	REVISION	BY	DATE	REVISION	BY	DATE

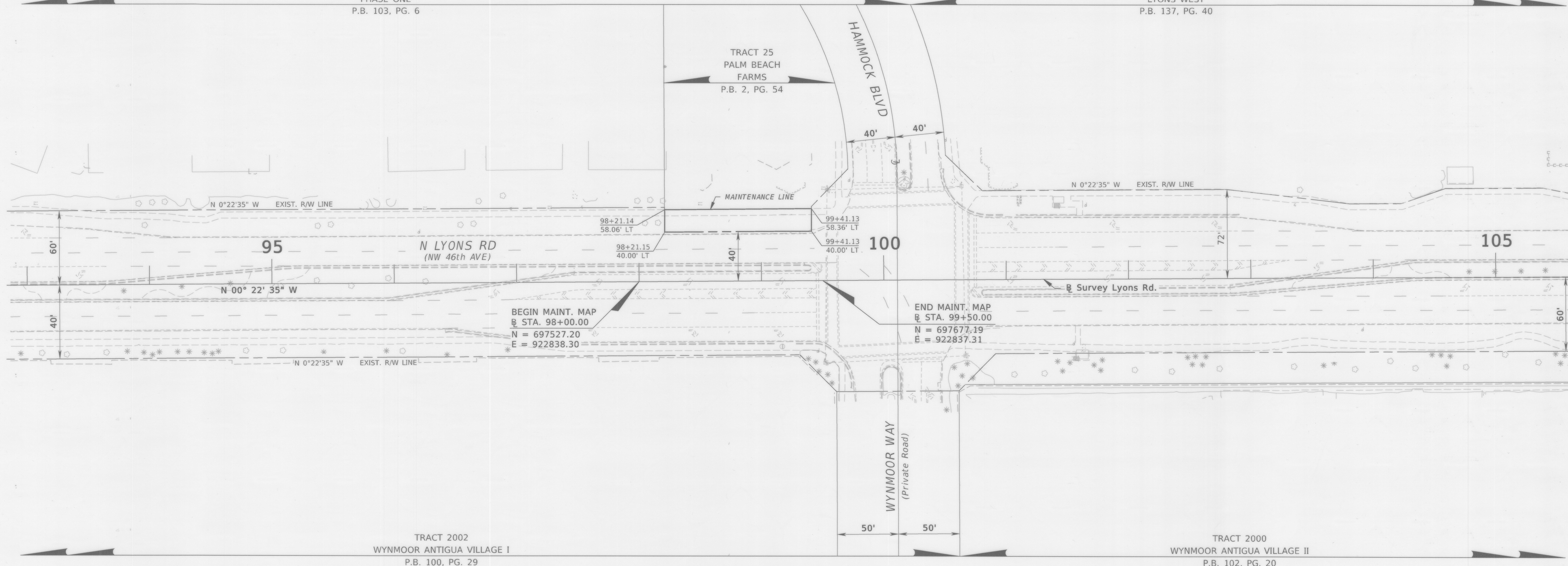
BY PRELIM A. PERURENA FINAL E. OLIVARES CHECKED P. DIAZ	DATE 04/01/2019 04/09/2019 04/12/2019	FED. PROJ. N/A  LYONS ROAD	SECTION: N/A  BROWARD COUNTY	MAP PREPARED BY: F.R. ALEMAN & ASSOCIATES, INC. L.B. No. 6785	DATA SOURCE: SEE ABOVE SCALE: AS NOTED
F.P. NO. N/A			SHEET 1 OF 2		



THE HAMMOCKS AT COCONUT CREEK  
PHASE ONE  
P.B. 103, PG. 6

TRACT "B-1"  
LYONS WEST  
P.B. 137, PG. 40

TRACT 25  
PALM BEACH  
FARMS  
P.B. 2, PG. 54



BEGIN MAINT. MAP  
@ STA. 98+00.00  
N = 697527.20  
E = 922838.30

END MAINT. MAP  
@ STA. 99+50.00  
N = 697677.19  
E = 922837.31

TRACT 2002  
WYNMOOR ANTIGUA VILLAGE I  
P.B. 100, PG. 29

TRACT 2000  
WYNMOOR ANTIGUA VILLAGE II  
P.B. 102, PG. 20

LYONS ROAD & HAMMOCK BLVD

MAINTENANCE MAP	CITY OF COCONUT CREEK	REVISION	BY	DATE	REVISION	BY	DATE	REVISION	BY	DATE	BY	DATE	FED. PROJ. N/A	SECTION: N/A	MAP PREPARED BY: F.R. ALEMAN & ASSOCIATES, INC. L.B. No. 6785	DATA SOURCE: SEE SHEET 1 SCALE: 1" = 40'			
													CHECKED	P. DIAZ	04/12/2019	LYONS ROAD	BROWARD COUNTY	F.P. NO. N/A	SHEET 2 OF 2