[illegible]

SAID LANDS SITUATE IN THE CITY OF COCONUT CREEK, BROWARD COUNTY, FLORIDA.

NOTES:

- THIS DRAWING IS NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND IMPTER.
1. ALL EASMENTS SHOWN HEREON ARE PER THE RECORD PLATS) UNLESS OTHERWISE INDICATED.
2. ELEVATIONS SHOWN HEREON ARE RELATIVE TO THE NORTH AMERICAN VERTICAL DATUM OF 1988/1990 AND WERE DETERMINED FROM FLORIDA DEPARTMENT OF TRANSPORTATION BENCH "C"7". BEING A BRASS DISK IN CONCRETE
3. AS SHOWN ON THE PROJECT NETWORK CONTROL PROJECT #4168784-1-52-01, ELEVATION: 14.38.
4. PROPERTY ADDRESS: 5501 SABLE ROAD, COCONUT CREEK, FLORIDA
5. PURPOSE OF THIS SURVEY IS TO DETERMINE TOPOGRAPHY AND IMPROVEMENTS LOCATED WITHIN THE CLOUTED AREAS.

ABBREVIATIONS:

[illegible]

LEGEND:

	BACKFLOW PREVENTER
	BOLLARD
	CABLE BOX
	CATCH BASIN
	CENTERLINE
	CLEANOUT
	ELEVATION
	FIRE HYDRANT
	MANHOLE, DRAINAGE
	MANHOLE, SANITARY
	NON-VEHICULAR ACCESS LINE
	POLE, LIGHT
	POLE, WOOD
	SIGN
	TREE
	VALVE, WATER
	WATER METER
	WHORES, OVERHEAD

SURVEYOR'S CERTIFICATION:

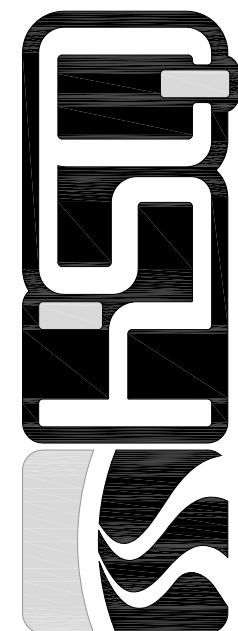
I HEREBY CERTIFY THAT THE SURVEY SHOWN HEREON MEETS THE STANDARDS OF PRACTICE CONTAINED IN CHAPTER 5J-17 OF THE FLORIDA ADMINISTRATIVE CODE PURSUANT TO CHAPTER 472.027, FLORIDA STATUTES.

DANIEL C. LAAK
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA REGISTRATION NO. 1S5118

LAST DATE OF FIELD SURVEY: 11/28/16

HSQ GROUP, INC.

Engineers • Planners • Surveyors
1489 West Palmetto Park Road, Suite 340
Boca Raton, Florida 33486 • 561.392.0221
CA26258 • LB7924

[illegible][illegible]

**MAP OF SPECIFIC PURPOSE SURVEY
A PORTION OF TRACT "B", COMMERCE OF CENTER COCONUT CREEK**

CITY OF COCONUT CREEK, FLORIDA

PROJECT NUMBER
160427

SHEET NUMBER
1 OF 1

SANITARY MAIN
SANITARY SEWER EASEMENT TO BE RELEASED IN TRACT "B",
"COMMERCE CENTER OF COCONUT CREEK"

LEGAL DESCRIPTION

A 12 FOOT WIDE STRIP OF LAND LYING WITHIN TRACT "B", "**COMMERCE CENTER OF COCONUT CREEK**", ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 131 AT PAGE 30 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, THE CENTERLINE OF SAID STRIP BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SAID TRACT "B"; THENCE SOUTH 89°37'19" WEST, ALONG THE NORTH LINE OF SAID TRACT "B", A DISTANCE OF 674.37 FEET; THENCE SOUTH 00°25'15" EAST, A DISTANCE OF 154.06 FEET; THENCE NORTH 89°34'45" EAST, A DISTANCE OF 284.06 FEET; THENCE SOUTH 00°25'15" EAST, A DISTANCE OF 120.00 FEET; THENCE SOUTH 89°34'45" WEST, A DISTANCE OF 61.00 FEET TO THE **POINT OF BEGINNING** ; THENCE CONTINUE SOUTH 89°34'45" WEST, A DISTANCE OF 67.00 FEET TO THE **POINT OF TERMINATION**.

THE SIDE LINES OF SAID STRIP ARE TO BE LENGTHENED AND/OR SHORTENED SO AS TO FORM A CONTINUOUS STRIP, AND TO MEET AT THE SUBJECT EASEMENT LINES.

SAID LANDS SITUATE IN THE CITY OF COCONUT CREEK, BROWARD COUNTY, FLORIDA.

NOTES:

1. THIS DRAWING IS NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
2. THERE MAY BE ADDITIONAL RESTRICTIONS NOT SHOWN HEREON THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY. SUCH INFORMATION SHOULD BE OBTAINED BY OTHERS THROUGH AN APPROPRIATE TITLE SEARCH.
3. THIS IS NOT A SURVEY. IT IS A GRAPHIC DEPICTION OF THE DESCRIPTION SHOWN HEREON.

ABBREVIATIONS:

B.C.R. = BROWARD COUNTY RECORDS
P.B. = PLAT BOOK
PG. = PAGE
P.O.B. = POINT OF BEGINNING

P.O.C. = POINT OF COMMENCEMENT
P.O.T. = POINT OF TERMINATION
REF. PT. = REFERENCE POINT

RW = RIGHT-OF-WAY
T.P.A. = TREE PRESERVATION AREA
U.E. = UTILITY EASEMENT

SURVEYOR'S CERTIFICATION:

I HEREBY CERTIFY THAT THE DESCRIPTION AND SKETCH SHOWN HEREON MEETS THE STANDARDS OF PRACTICE CONTAINED IN CHAPTER 5J-17 OF THE FLORIDA ADMINISTRATIVE CODE PURSUANT TO CHAPTER 472.027, FLORIDA STATUTES.

DANIEL C. LAAK
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA REGISTRATION NO. LS5118



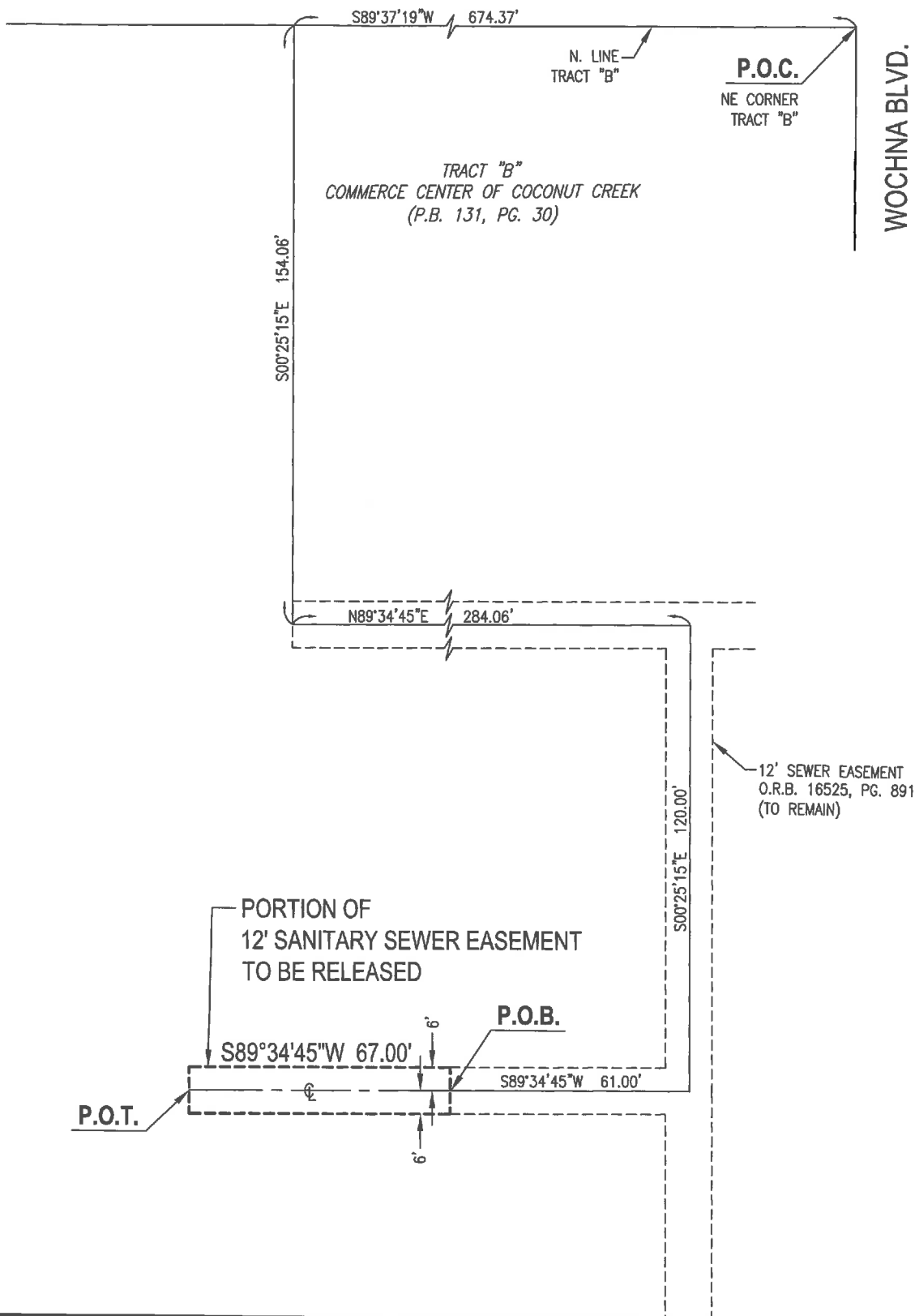
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PROJECT: **COCONUT CREEK INFINITY**

PROJECT NO.: 160427

DATE: 2/22/17

SHEET 1 OF 2



WOCHNA BLVD.

LEGEND:
 CENTERLINE

12' SEWER EASEMENT TO BE RELEASED

2/22/17

JDV

DCL

N/A

REVISIONS

DATE

BY

CK'D

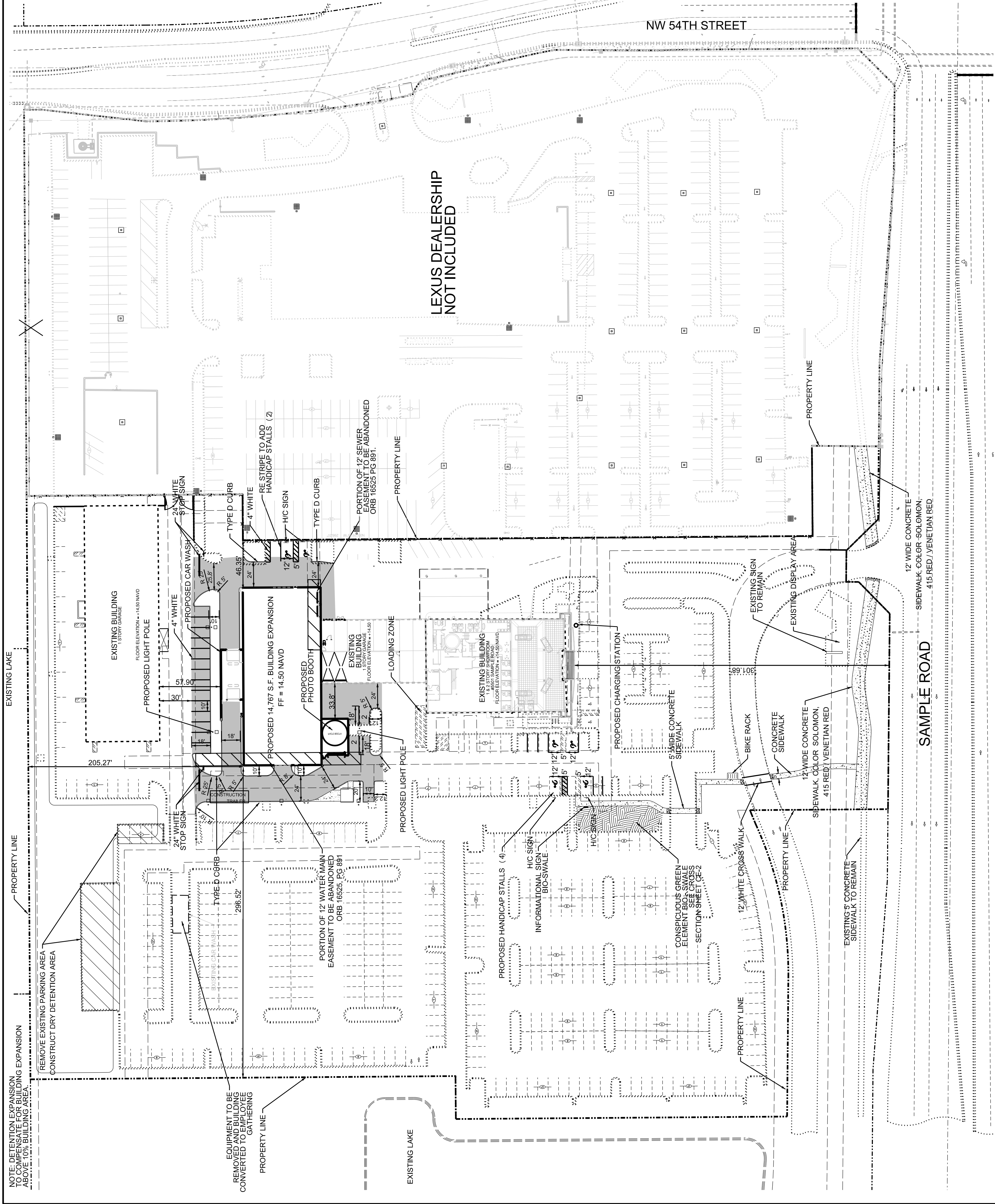
FIELD BK.

PROJECT: **INFINITY COCONUT CREEK**

SCALE: 1" = 40'

PROJECT NO.: 160427

SHEET 2 OF 2



<

PARKING DATA TABLE	
EXISTING PARKING COUNT:	
CUSTOMER SPACES:	165 SPACES
INVENTORY SPACES:	376 SPACES
REVISED PARKING COUNT:	
SHOWROOM/ OFFICE SPACE 11,817 S/F/ 200	59 SPACES
AUTO REPAIR SPACE 36,796 S/F/ 150	245 SPACES
REQUIRED HANDICAP STALLS (8)	
INDOOR SERVICE BAYS:	62 SERVICE BAY SPACES
CUSTOMER/ EMPLOYEE SPACES:	242 SPACES
INVENTORY SPACES:	198 SPACES

[illegible]

Designed by: JH Date: 3/16

Drawn by: AZ Date: 3/16

Checked by: JH Date: 3/16



HSQ GROUP, INC.
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INFINITI OF COCONUT CREEK SITE PLAN	SCALE: 1" = 50'
	PROJECT NUMBER: 1604-27
	SHEET NUMBER: SP-1

Date: 2/21/2017
Approved by: JAY HUEBNER, P.E.
Registered Engineer No: 54615
State of Florida