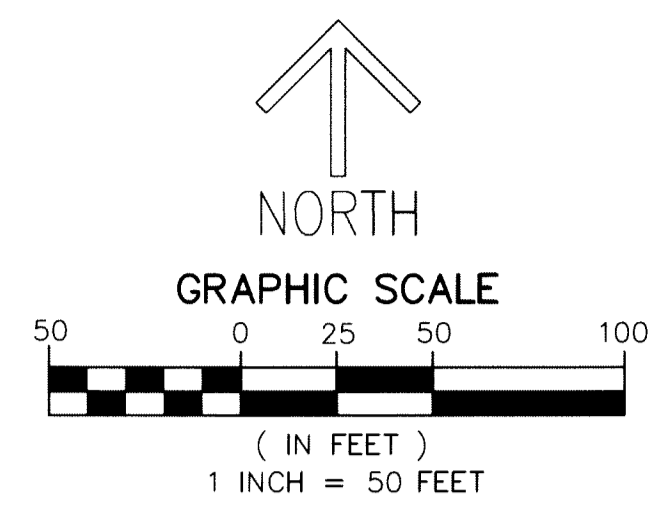


AVENIR SITE PLAN 1 - POD 1

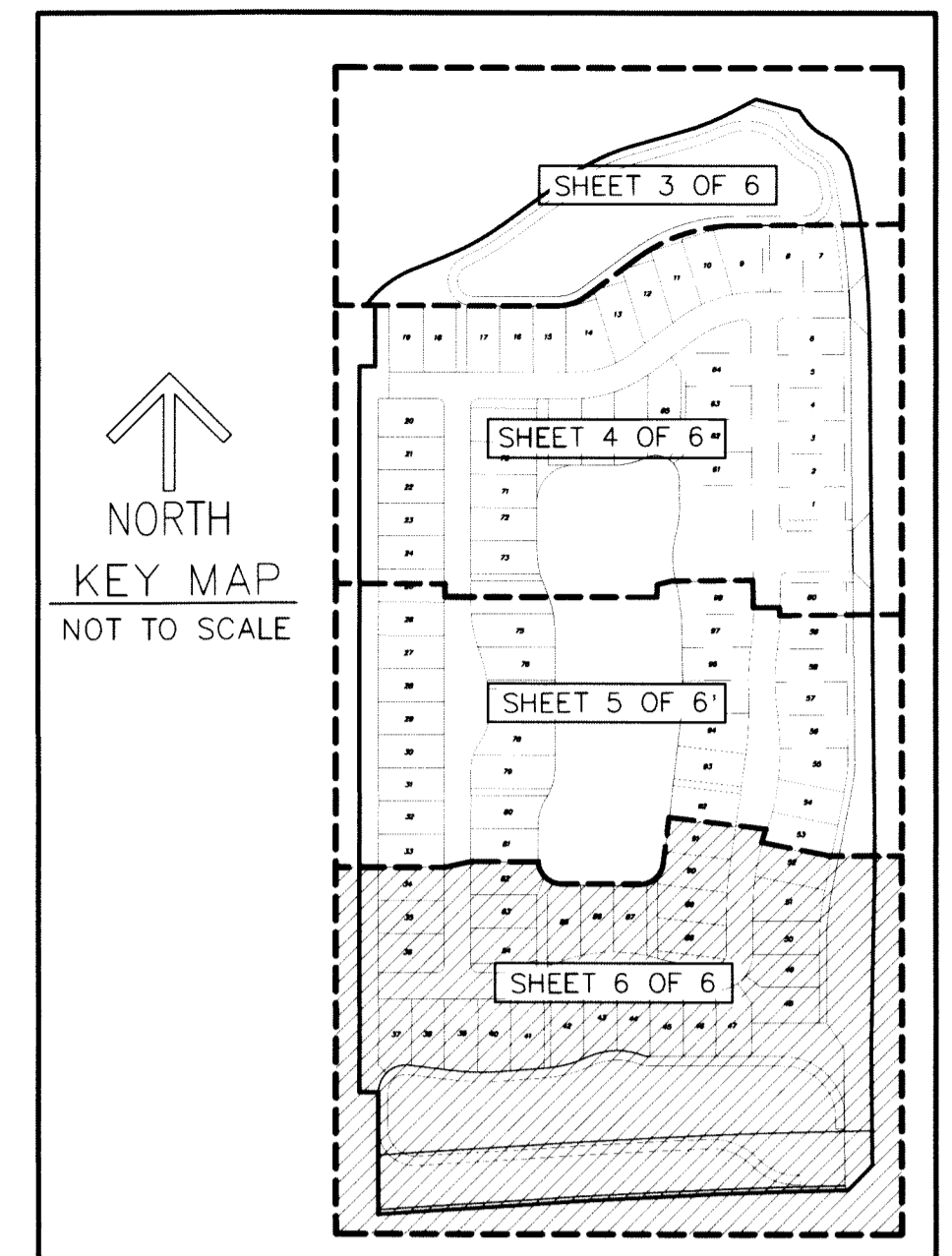
A PLANNED UNIT DEVELOPMENT
 BEING A REPLAT OF A PORTION OF PARCEL "A-3", AVENIR,
 AS RECORDED IN PLAT BOOK 127, PAGES 85 THROUGH 109 OF
 THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA,
 LYING SECTION 14 AND 15,
 TOWNSHIP 42 SOUTH, RANGE 41 EAST,
 CITY OF PALM BEACH GARDENS, PALM BEACH COUNTY, FLORIDA.

- LEGEND/ABBREVIATIONS**
- CL - CENTERLINE
 - Δ - DELTA (CENTRAL ANGLE)
 - AC - ACRES
 - BWE - BUFFER WALL EASEMENT
 - CB - CHORD BEARING
 - CD - CHORD DISTANCE
 - DE - DRAINAGE EASEMENT
 - L - ARC LENGTH
 - LAE - LIMITED ACCESS EASEMENT
 - LB - LICENSED BUSINESS
 - LBE - LANDSCAPE BUFFER EASEMENT
 - LSE - LIFT STATION EASEMENT
 - ORB - OFFICIAL RECORD BOOK
 - PB - PLAT BOOK PUBLIC
 - PG - PAGE
 - P.P.A.E. - PERPETUAL PUBLIC ACCESS EASEMENT
 - R - RADIUS
 - RB - RADIAL BEARING
 - RBE - ROADWAY BUFFER EASEMENTS
 - (R) - INDICATES RADIAL LINE
 - SF - SQUARE FEET
 - SUAE - SEACOAST UTILITY AUTHORITY EASEMENT
 - UE - UTILITY EASEMENT



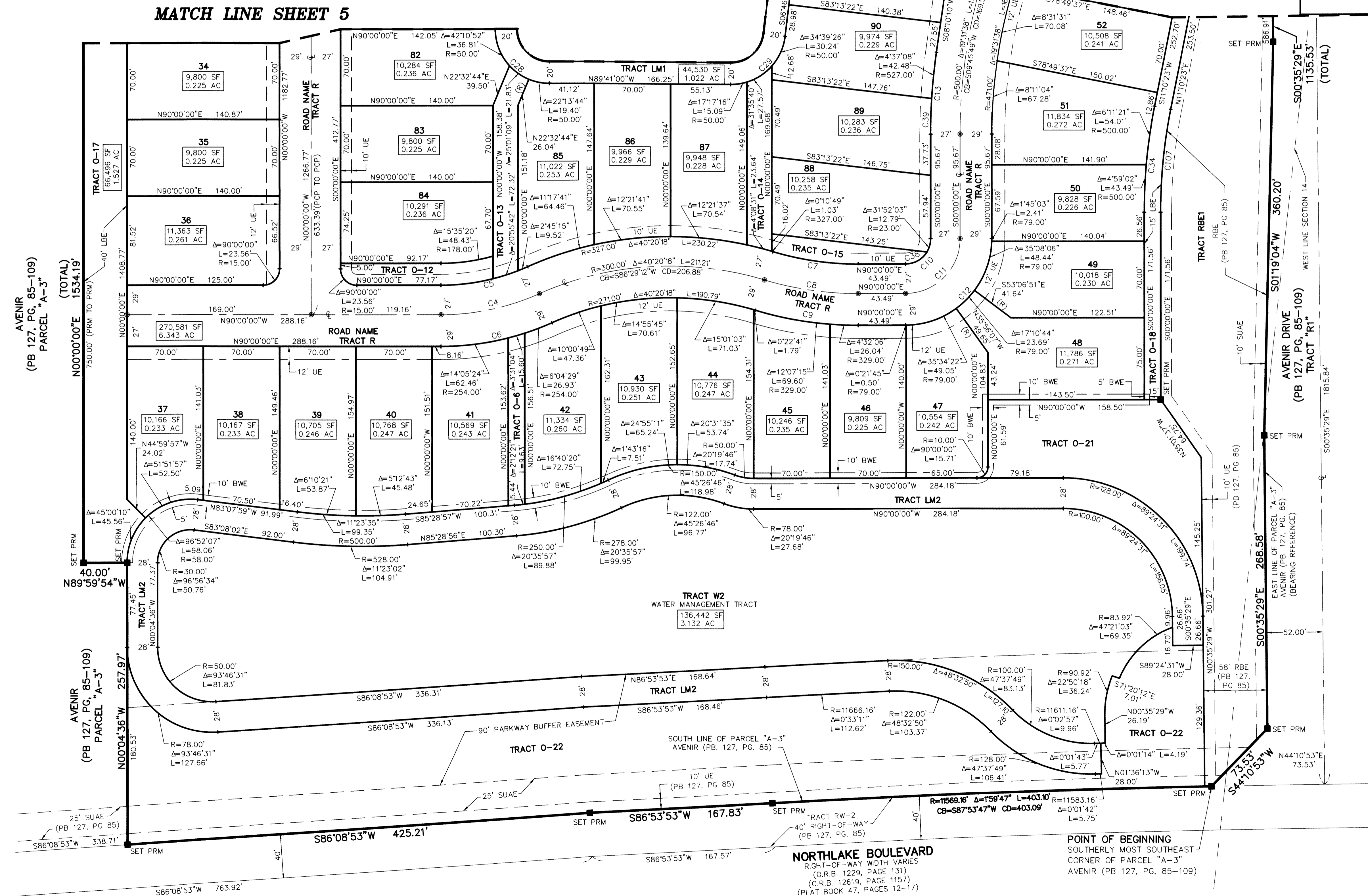
THIS INSTRUMENT PREPARED BY
 RONNIE L. FURNISS
 OF
CAULFIELD and WHEELER, INC.
 SURVEYORS - ENGINEERS - PLANNERS
 7900 GLADES ROAD, SUITE 100
 BOCA RATON, FLORIDA 33434 - (561)392-1991
 CERTIFICATE OF AUTHORIZATION NO. LB3591
 FEBRUARY 2019

- PRM - DENOTES PERMANENT REFERENCE MONUMENT
- 5/8" IRON ROD AND CAP STAMPED "C&W PRM LB3591"
- - DENOTES PERMANENT CONTROL POINT



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SHEET 6 OF 6



CURVE #	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD DISTANCE
C1	94°26'04"	60.00'	98.89'	S47° 13' 02"E	88.07'
C2	94°26'04"	50.00'	82.41'	S47° 13' 02"E	73.39'
C3	94°26'04"	33.00'	54.39'	S47° 13' 02"E	48.44'
C4	20°33'24"	225.00'	80.73'	N75° 17' 14"E	80.29'
C5	20°33'24"	198.00'	71.04'	N75° 17' 14"E	70.66'
C6	20°33'24"	254.00'	91.13'	N75° 17' 14"E	90.64'
C7	16°39'21"	273.00'	79.36'	S81° 40' 20"E	79.08'
C8	16°39'21"	300.00'	87.21'	S81° 40' 20"E	86.90'
C9	16°39'21"	329.00'	95.64'	S81° 40' 20"E	95.30'
C10	90°00'00"	23.00'	36.13'	N45° 00' 00"E	32.53'
C11	90°00'00"	50.00'	78.54'	N45° 00' 00"E	70.71'
C12	90°00'00"	79.00'	124.09'	N45° 00' 00"E	111.72'
C13	81°10'10"	527.00'	75.14'	S4° 05' 05"W	75.08'
C14	10°46'34"	800.00'	146.30'	N2° 55' 49"E	146.10'
C15	10°46'34"	527.00'	99.12'	S3° 04' 46"W	98.97'
C16	16°54'18"	471.00'	138.97'	S0° 00' 54"W	138.46'
C17	9°03'32"	529.00'	83.64'	N3° 56' 17"E	83.55'
C18	9°03'32"	473.00'	74.78'	N3° 56' 17"E	74.71'
C19	9°03'32"	500.00'	79.05'	N3° 56' 17"E	78.97'
C20	28°26'22"	223.00'	110.69'	S67° 23' 53"W	109.56'
C21	90°00'00"	60.00'	94.25'	S45° 00' 00"W	84.85'
C22	90°00'00"	89.00'	139.80'	S45° 00' 00"W	125.87'
C23	90°00'00"	78.00'	122.52'	N45° 00' 00"E	110.31'
C24	25°10'36"	200.00'	87.88'	N12° 35' 18"W	87.18'
C25	25°10'36"	200.00'	87.88'	N12° 35' 18"W	87.18'
C26	34°53'21"	100.00'	60.89'	N17° 26' 41"E	59.96'
C27	34°53'21"	100.00'	60.89'	N17° 26' 41"E	59.96'
C28	89°41'00"	50.00'	78.26'	N44° 50' 30"W	70.52'
C29	83°32'22"	50.00'	72.90'	S48° 32' 49"W	66.61'
C30	7°30'08"	500.00'	65.47'	S3° 01' 34"W	65.42'
C31	12°54'13"	500.00'	112.61'	S7° 10' 37"E	112.37'
C32	11°54'54"	50.00'	101.01'	S58° 27' 56"E	84.69'
C33	26°20'23"	150.00'	68.96'	N76° 49' 49"E	68.35'
C34	11°10'23"	500.00'	97.50'	S5° 35' 12"W	97.35'
C35	16°18'50"	89.00'	25.34'	S37° 36' 17"W	25.26'
C36	20°36'19"	273.00'	98.18'	S10° 18' 10"E	97.65'
C37	35°54'15"	100.00'	62.66'	N17° 57' 07"E	61.64'
C38	58°07'57"	23.00'	23.34'	S60° 56' 11"W	22.35'
C39	3°33'02"	527.00'	32.66'	N1° 46' 31"E	32.65'
C40	0°55'36"	1670.00'	27.01'	N2° 01' 59"W	27.01'
C41	0°59'45"	1670.00'	29.03'	N2° 59' 45"W	29.03'

POINT OF BEGINNING
 SOUTHERLY MOST SOUTHEAST
 CORNER OF PARCEL "A-3"
 AVENIR (PB 127, PG. 85-109)

NORTHLAKE BOULEVARD
 RIGHT-OF-WAY WIDTH VARIES
 (O.R.B. 1229, PAGE 131)
 (O.R.B. 12619, PAGE 1157)
 (PLAT BOOK 47, PAGES 12-17)