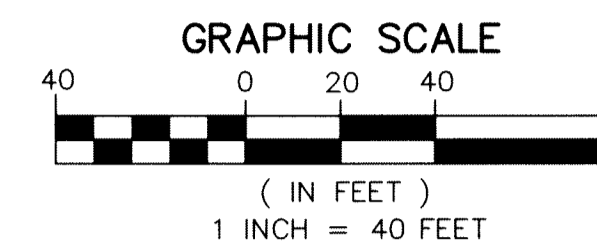
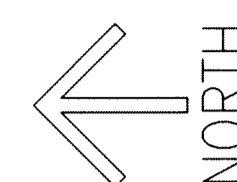


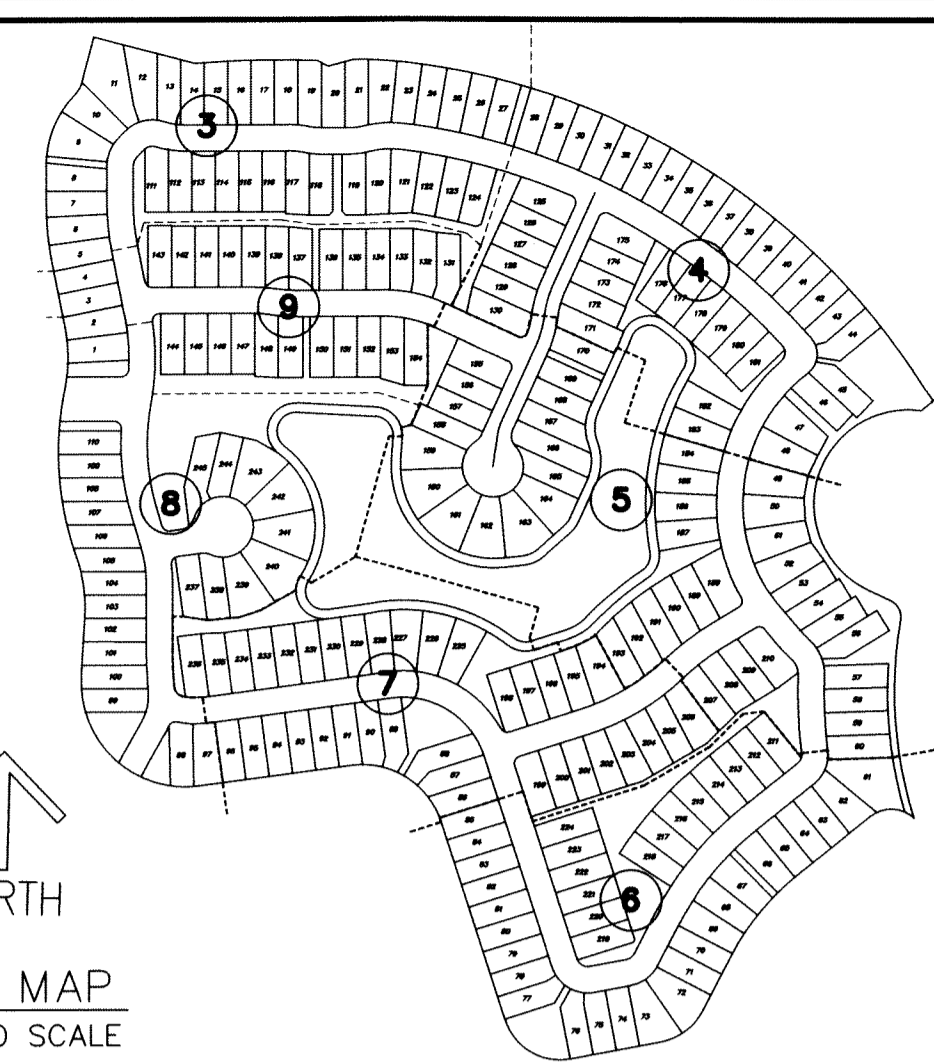
AVENIR SITE PLAN 3 - POD 6

A PLANNED UNIT DEVELOPMENT
BEING A REPLAT OF A PORTION OF AVENIR, PARCEL "A-2",
AS RECORDED IN PLAT BOOK 127, PAGES 85 THROUGH 109 OF
THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA,
LYING IN SECTION 10, TOWNSHIP 42 SOUTH, RANGE 41 EAST,
CITY OF PALM BEACH GARDENS, PALM BEACH COUNTY, FLORIDA.

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
JANUARY 2021



KEY MAP
NOT TO SCALE



SHEET 8 OF 9

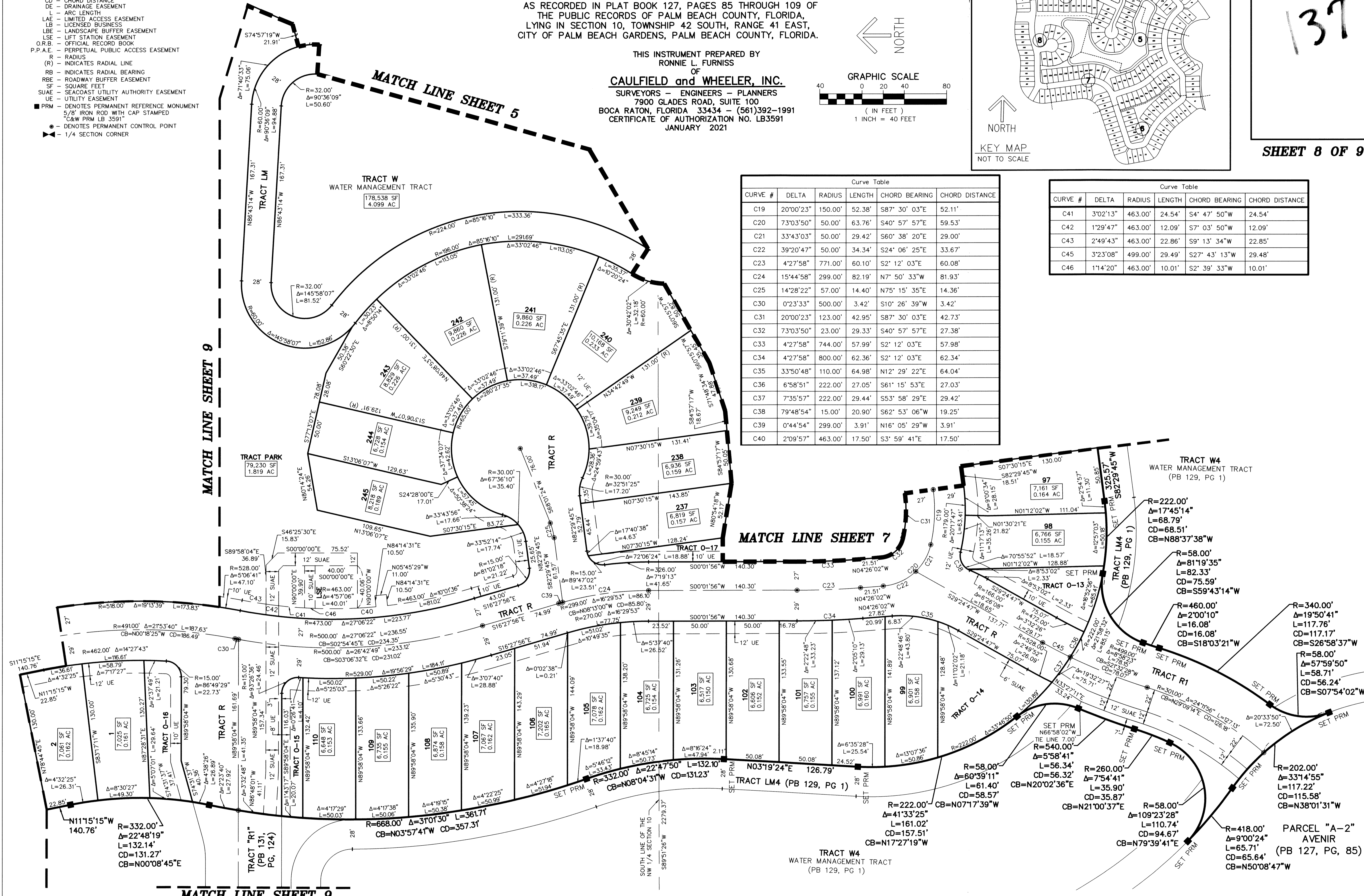
- LEGEND/ABBREVIATIONS**
- CL - CENTERLINE
 - Δ - DELTA (CENTRAL ANGLE)
 - AC - ACRES
 - CB - CHORD BEARING
 - CD - CHORD DISTANCE
 - DE - DRAINAGE EASEMENT
 - L - ARC LENGTH
 - LAE - LIMITED ACCESS EASEMENT
 - LB - LICENSED BUSINESS
 - LBE - LANDSCAPE BUFFER EASEMENT
 - LSE - LIFT STATION EASEMENT
 - O.R.B. - OFFICIAL RECORD BOOK
 - P.P.A.E. - PERPETUAL PUBLIC ACCESS EASEMENT
 - R - RADIUS
 - (R) - INDICATES RADIAL LINE
 - RB - INDICATES RADIAL BEARING
 - RBE - ROADWAY BUFFER EASEMENT
 - SF - SQUARE FEET
 - SUAE - SEACOAST UTILITY AUTHORITY EASEMENT
 - UE - UTILITY EASEMENT
 - PRM - DENOTES PERMANENT REFERENCE MONUMENT
 - 5/8" IRON ROD WITH CAP STAMPED "C&W PRM LB 3591"
 - - DENOTES PERMANENT CONTROL POINT
 - ▲ - 1/4 SECTION CORNER

MATCH LINE SHEET 9

MATCH LINE SHEET 7

CURVE #	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD DISTANCE
C19	20°00'23"	150.00'	52.38'	S87° 30' 03"E	52.11'
C20	73°03'50"	50.00'	63.76'	S40° 57' 57"E	59.53'
C21	33°43'03"	50.00'	29.42'	S60° 38' 20"E	29.00'
C22	39°20'47"	50.00'	34.34'	S24° 06' 25"E	33.67'
C23	4°27'58"	771.00'	60.10'	S2° 12' 03"E	60.08'
C24	15°44'58"	299.00'	82.19'	N7° 50' 33"W	81.93'
C25	14°28'22"	57.00'	14.40'	N75° 15' 35"E	14.36'
C30	0°23'33"	500.00'	3.42'	S10° 26' 39"W	3.42'
C31	20°00'23"	123.00'	42.95'	S87° 30' 03"E	42.73'
C32	73°03'50"	23.00'	29.33'	S40° 57' 57"E	27.38'
C33	4°27'58"	744.00'	57.99'	S2° 12' 03"E	57.98'
C34	4°27'58"	800.00'	62.36'	S2° 12' 03"E	62.34'
C35	33°50'48"	110.00'	64.98'	N12° 29' 22"E	64.04'
C36	6°58'51"	222.00'	27.05'	S61° 15' 53"E	27.03'
C37	7°35'57"	222.00'	29.44'	S53° 58' 29"E	29.42'
C38	79°48'54"	15.00'	20.90'	S62° 53' 06"W	19.25'
C39	0°44'54"	299.00'	3.91'	N16° 05' 29"W	3.91'
C40	2°09'57"	463.00'	17.50'	S3° 59' 41"E	17.50'

CURVE #	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD DISTANCE
C41	3°02'13"	463.00'	24.54'	S4° 47' 50"W	24.54'
C42	1°29'47"	463.00'	12.09'	S7° 03' 50"W	12.09'
C43	2°49'43"	463.00'	22.86'	S9° 13' 34"W	22.85'
C45	3°23'08"	499.00'	29.49'	S27° 43' 13"W	29.48'
C46	1°14'20"	463.00'	10.01'	S2° 39' 33"W	10.01'



MATCH LINE SHEET 9

TRACT W4
WATER MANAGEMENT TRACT
(PB 129, PG 1)

PARCEL "A-2"
AVENIR
(PB 127, PG. 85)