PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS

AGENDA ITEM SUMMARY

Meeting Date: June 5, 2012	[X]	Consent Workshop	I]	Regular Public Hearing
Department:		-	-	-	J
Submitted By: Engineering and Public Works					
Submitted For: Roadway Production Division					

I. EXECUTIVE BRIEF

Motion and Title: Staff recommends motion to approve: A Restrictive Covenant over five water management areas owned by Palm Beach County (County), which will protect the designated planted littoral shelves as approved by the County Department of Environmental Resources Management.

SUMMARY: Approval of the Restrictive Covenant will provide for perpetual preservation over the area designated as planted littoral shelves on five County owned water management areas.

District 6 (MRE)

Background and Justification: The County owns five parcels of land located on the east and west sides of Seminole Pratt Whitney Road between 61st Place North and 68th Street North. These parcels of land are to be utilized as water management areas needed for the Seminole Pratt Whitney Road, from the M Canal to south of Orange Boulevard, project. In accordance with the Palm Beach County Unified Land Development Code (ULDC), Article 4 Chapter D, Excavation, the County, as owner of the land, must provide for, construct and perpetually maintain planted littoral shelves around the water management areas. These littoral shelves as described in the attached Exhibits "A" and "B" have been reviewed by Environmental Resources Management (ERM) and found to be in compliance with the ULDC. The approval of this Restrictive Covenant is deemed in the best interest of the County and will satisfy the requirements of ERM and the ULDC.

Attachments:

1. Location Map

2. Restrictive Covenant with Exhibits "A" and "B"

Recommended by:

Division Director

Approved by:

Solving County Engineer

Approved by:

Date

Solving County Engineer

II. FISCAL IMPACT ANALYSIS

A. Five Year Summary of Fiscal Impact:

Fiscal Years	2012	2013	2014	2015	2016
Capital Expenditures	\$ -0-	0	-0-	0-	<u>-0-</u>
Operating Costs	0	0	0-		<u>-0-</u>
External Revenues	-0-	-0-	0-	-0-	<u>-0-</u>
Program Income (County)	-0-		-0-	0	<u>-0-</u>
In-Kind Match (County)	-0-	_0-	-0-	0-	<u>-0-</u>
NET FISCAL IMPACT	(\$ -0-	0-		0	<u>-0-</u>
# ADDITIONAL FTE	-				
POSITIONS (Cumulative)					_
•					
Is Item Included in Co	irrent Bu	dget?	Yes	No	
Budget Acct No.: Fund	De	pt	Unit	_ Object	
		Pr	ogram		

Recommended Sources of Funds/Summary of Fiscal Impact:

 \star This item has no fiscal impact.

C.	Departmental Fiscal Review:	. allekovalamen	
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III. REVIEW COMMENTS

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OFMB 5) 51317 00 35 513 13 00 3

Contract Dev. and Control

B. Approved as to Form and Legal Sufficiency:

Assistant County Attorney

C. Other Department Review:

Department Director

This summary is not to be used as a basis for payment.

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WILL CALL 1066

and,

Prepared by: Marlene R. Everitt, Esq., Asst. County Attorney

Return to: Right-of-Way Acquisition Section

Post Office Box 21229, West Palm Beach, FL 33416

Attention: Ed Handy Account No.: 1010 PROJECT NO.: 97511C2B

PROJECT: Seminole Pratt Whitney Rd. LIMITS: M Canal-So. of Orange Blvd. PARCEL NOS.: WRA-1 – WRA-5

RESTRICTIVE COVENANT

This Restrictive Covenant, made and executed this ____ day of ______, 2012, by Palm Beach County, a political subdivision of the State of Florida, whose post office address is P.O. Box 21229, West Palm Beach, FL 33416, hereinafter called the Owner.

WITNESSETH:

Whereas, Palm Beach County is the owner of a certain parcels of land as described in Official Record Book 22322, Page 0258; Official Record Book 24044, Page 1751 Official Record Book 22830, Page 1413; Official Record Book 23322, Page 1041 Official Record Book 22719, Page 1330, Public Records of Palm Beach County, Florida;

Whereas, said parcels of land are to be utilized as water management tracts with designated planted littoral shelves as described in Exhibit "A", attached hereto and made a part hereof; and,

Whereas, the Pond and Lake Plan and Details containing the Littoral Planting Detail are set forth in Exhibit "B", attached hereto and made a part hereof; and,

Whereas, said Plan and Details for the Littoral Area are approved by the Palm Beach County Department of Environmental Resources Management (ERM).

NOW, THEREFORE, in accordance with the Palm Beach County Unified Land Development Code (ULDC), Article 4 Chapter D, Excavation, the Owner, its successors, heirs and assigns, must provide for and perpetually maintain the planted littoral shelves as more specifically provided for in Exhibits "A" and "B", attached hereto. Furthermore, it is a punishable violation of Palm Beach County laws, ordinances, codes, regulations and approvals to alter the approved slopes, contours or cross sections or to chemically, mechanically or manually remove, damage or destroy any plants in the reclaimed areas and planted littoral zone as set forth in Exhibits "A" and "B" attached hereto, except, upon the express, written approval from the Director of ERM or the Palm Beach County Zoning Division, as applicable. It is the responsibility of the Owner, its successors, heirs and assigns, to maintain the required survivorship and coverage of the reclaimed upland and planted littoral areas as set forth in Exhibits "A" and "B" attached hereto and to insure ongoing removal of prohibited and invasive non-native plant species from these areas. The littoral areas shall be constructed and perpetually maintained in compliance with the planting plan requirements of the ULDC, Article 4 Chapter D, Excavation, and planting plans as approved by ERM and set forth in Exhibits "A" and "B". These restrictions shall be deemed covenants running with the land.

IN WITNESS WHEREOF, Pareness and the second of this day of	alm Beach County has caused this Restrictive Covenant to be, 2012.
ATTEST:	PALM BEACH COUNTY, a political subdivision of the State of Florida
SHARON R. BOCK,	
Clerk & Comptroller	BY ITS BOARD OF COUNTY COMMISSIONERS
By:	By:
Deputy Clerk	Shelley Vana, Chair
APPROVED AS TO FORM AND LEGAL SUFFICIENCY:	
By:County Attorney	

SEMINOLE-PRATT WHITNEY ROAD LITTORAL PLANTING AREA WATER RETENTION AREA PARCEL WRA-5

A PORTION OF TRACT M-21 OF AN UNRECORDED SUBDIVISION OF SECTION 36, TOWNSHIP 42 SOUTH, RANGE 40 EAST, PALM BEACH COUNTY, FLORIDA, AS DESCRIBED IN OFFICIAL RECORDS BOOK 22719 AT PAGE 1330 OF THE PUBLIC RECORDS OF SAID PALM BEACH COUNTY, BEING A STRIP OF LAND 8.3 FEET WIDE LYING PARALLEL AND CONCENTRIC WITH AND 8.3 FEET EASTERLY, SOUTHERLY, WESTERLY, AND NORTHERLY, BEING INTERIOR TO THE CLOSED GEOMETRIC FIGURE OF THE FOLLOWING DESCRIBED LINE:

COMMENCE AT THE NORTHEAST CORNER OF SAID SECTION 36. THENCE NORTH 86-14-15-WEST, ALONG THE NORTH LINE OF SAID SECTION 36, A DISTANCE OF 570.37 FEET; THENCE SOUTH 03º45'45" WEST, AT RIGHT ANGLES TO THE PREVIOUS COURSE, A DISTANCE OF 1050-60 FEET TO THE POINT OF BEGINNING: TENCE SOUTH 86+14'15" EAST AND PARALLEL WITH THE NORTH LINE OF SAID SECTION 36. A DISTANCE OF 238.25 FEET TO THE POINT OF CURVATURE WITH A CURVE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 16.00 FEET; THENCE EASTERLY, SOUTHEASTERLY, SOUTHERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 115°09'27", A DISTANCE OF 32.16 FEET TO THE POINT OF COMPOUND CURVATURE WITH A CURVE CONCAVE TO THE NORTHWEST HAVING A RADIUS OF 2321.23 FEET AND LYING 39.00 FEET NORTHWESTERLY OF AND CONCENTRIC WITH THE NORTHWESTERLY ROAD RIGHT-OF-WAY EASEMENT LINE OF SEMINOLE PRATT WHITNEY ROAD AS RECORDED IN OFFICIAL RECORDS BOOK 7693 AT PAGE 1626 OF THE PUBLIC RECORDS OF SAID PALM BEACH COUNTY, A RADIAL LINE TO SAID CURVE BEARS SOUTH 61º04'48" EAST: THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 02°45'23", A DISTANCE OF 111.67 FEET TO THE POINT OF COMPOUND CURVATURE WITH A CURVE CONCAVE TO THE NORTHWEST HAVING A RADIUS OF 16.00 FEET; THENCE SOUTHWESTERLY AND WESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 62.05'10", A DISTANCE OF 17.34 FEET TO THE POINT OF TANGENCY AND A POINT ON A LINE LYING 39.00 FEET NORTH OF AND PARALLEL WITH THE NORTH RIGHT-OF-WAY EASEMENT LINE OF A CANAL AS RECORDED IN OFFICIAL RECORDS BOOK 1687 AT PAGE 1749 OF THE PUBLIC RECORDS OF SAID PALM BEACH COUNTY: THENCE NORTH 86°14'15" WEST, ALONG SAID PARALLEL LINE, A DISTANCE OF 181.08 FEET TO THE POINT OF CURVATURE WITH A CURVE CONCAVE TO THE NORTHEAST HAVING A RADIUS OF 16.00 FEET: THENCE NORTHWESTERLY AND NORTHERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 85*36'05", A DISTANCE OF 23.90 FEET TO THE POINT OF TANGENCY AND A POINT ON A LINE LYING 54.15 FEET EASTERLY OF AND PARALLEL WITH THE WEST LINE OF SAID TRACT M-21: THENCE NORTH 00*38'10" WEST ALONG SAID PARALLEL LINE. A DISTANCE OF 99.50 FEET TO THE POINT OF CURVATURE WITH A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 16.00 FEET; THENCE NORTHERLY NORHTEASTERLY AND EASTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 94°23'55". A DISTANCE OF 26.36 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL CONTAINS: 5845 SOUARE FEET OR 0.1342 ACRES. MORE OR LESS.

ENGINEERING METRIC

CORPORATE HEADOUARTERS SURVETORS LB 2294

136TH ST., SUITE 200 13940 S.W.

MIAMI, FLORIDA 33186 PHONE (305) 235-5098 FAX+ (305) 251-5894

RIVERA CHECKED GROVES GROVES

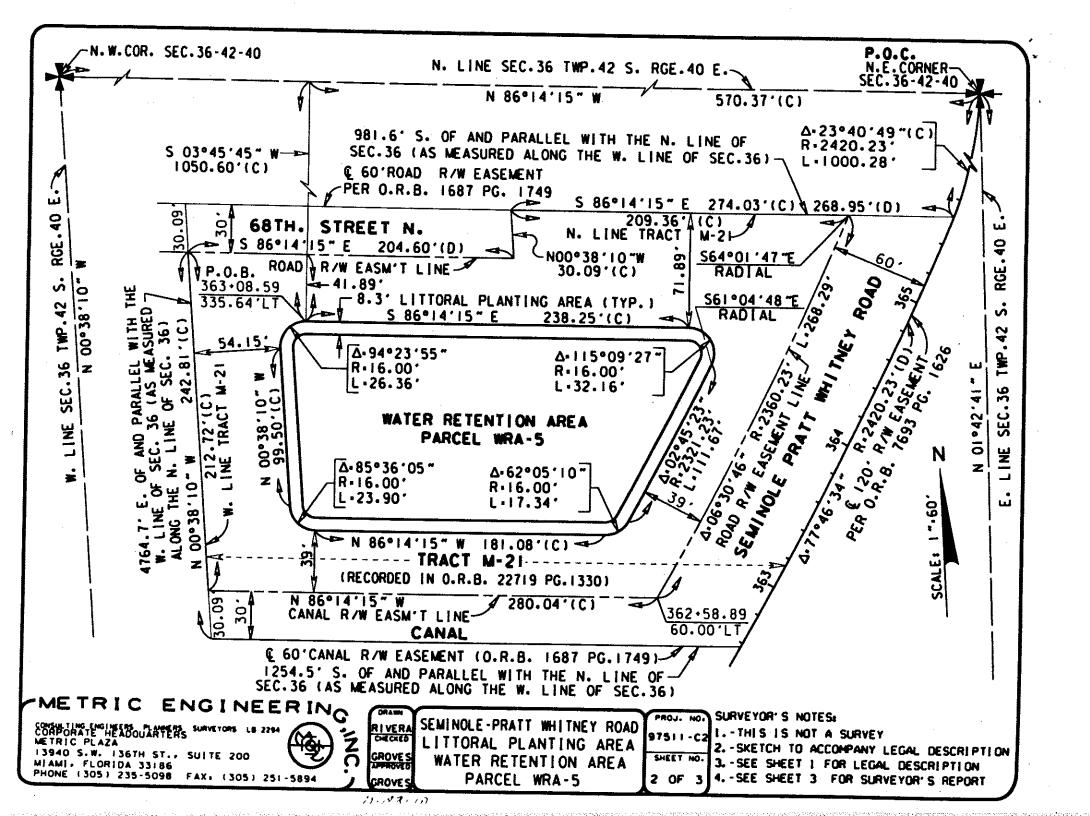
SEMINOLE-PRATT WHITNEY ROAD LITTORAL PLANTING AREA WATER RETENTION AREA PARCEL WRA-5

PROJ. NO.

97511-C2

SHEET NO.

I OF 3



EXHIBI 1

LEGEND

(C) CALCULATED DIMENSION P.O.B. POINT OF BEGINNING (D) DEED DIMENSION P.O.C. POINT OF COMMENCEMENT Ε. EAST R RADIUS EASM'T EASEMENT RGE. RANGE (F) FIELD MEASURED RT RIGHT L ARC LENGTH R/W RIGHT-OF-WAY LT LEFT S. SOUTH Ν. NORTH SEC. SECTION (NR) NON-RADIAL TWP. TOWNSHIP 0.R.B. OFFICIAL RECORDS BOOK (TYP.) TYPICAL **PBC** PALM BEACH COUNTY ₩. WEST PG. PAGE CENTERLINE Δ CENTRAL ANGLE

SURVEYOR'S NOTES

- I STATE PLANE COORDINATES AND BEARINGS ARE BASED ON NAD 83/90 AND WERE OBTAINED FROM SECTION DATA PUBLISHED BY THE SURVEY SECTION OF PALM BEACH COUNTY.
- 2- THE BEARINGS SHOWN HEREON ARE RELATIVE TO A GRID BEARING OF SOUTH 86°14'15" EAST ALONG THE NORTH LINE OF THE NORTHEAST 1/4 OF SECTION 36. TOWNSHIP 42 SOUTH, RANGE 40 EAST, PALM BEACH COUNTY, FLORIDA.
- 3- THIS SKETCH OF DESCRIPTION WAS PREPARED AS PART OF PREPARING A LEGAL DESCRIPTION AND IT IS NOT A SURVEY.
- 4- THIS DESCRIPTION AND SKETCH WERE PREPARED WITHOUT THE BENEFIT OF A FIELD SURVEY. THE INFORMATION SHOWN IS BASED ON PLATS, DEEDS AND OTHER INFORMATION. A SURVEY OF THE PROPERTY MAY REVEAL DIFFERENT PROPERTY DIMENSIONS, LOCATIONS AND OTHER INFORMATION.

CERTIFICATION:

I HEREBY CERTIFY THAT THIS DESCRIPTION AND SKETCH MEET THE INTENT OF THE MINIMUM TECHNICAL STANDARDS FOR DESCRIPTIONS AS SET FORTH IN CHAPTER 5J-17 OF THE FLORIDA ADMINISTRATIVE CODE.

THIS IS NOT A SURVEY

REPRODUCTIONS OF THIS DESCRIPTION ARE NOT VALID WITHOUT THE SIGNATURE AND RAISED SEAL OF THE SURVEYOR AND MAPPER.

David & horn DANIEL Á. GROVES

FLORIDA PROFESSIONAL SURVEYOR

AND MAPPER NO. 4625

SIGNATURE DATE: 11.03-10

METRIC ENGINEERING

CONSTITUTE ENGINEERS PLANNERS SURVEYORS LB 2294

COMPONATE MEADUUANTENS
METRIC PLAZA
13940 S.W. 136TH ST., SUITE 200
MIAMI, FLORIDA 33186
PHONE (305) 235-5098 FAX: (305) 251-5894

RIVERA CHECKED GROVES

SEMINOLE-PRATT WHITNEY ROAD LITTORAL PLANTING AREA WATER RETENTION AREA PARCEL WRA-5

PROJ. NO. 97511-C2

SHEET NO. 3 OF 3

SEMINOLE-PRATT WHITNEY ROAD LITTORAL PLANTING AREA WATER RETENTION AREA PARCEL WRA-4

A PORTION OF TRACT M-14 OF AN UNRECORDED SUBDIVISION OF SECTION 36. TOWNSHIP 42 SOUTH, RANGE 40 EAST, PALM BEACH COUNTY, FLORIDA, AS DESCRIBED IN OFFICIAL RECORDS BOOK 23322 AT PAGES 1041 THROUGH 1043 OF THE PUBLIC RECORDS OF SAID PALM BEACH COUNTY, BEING A STRIP OF LAND 8.4 FEET WIDE LYING PARALLEL AND CONCENTRIC WITH AND 8.4 FEET EASTERLY, SOUTHERLY, WESTERLY AND NORTHERLY, BEING INTERIOR TO THE CLOSED GEOMETRIC FIGURE OF THE FOLLOWING DESCRIBED LINE:

COMMENCE AT THE NORTHEAST CORNER OF SAID SECTION 36, THENCE SOUTH 01°42'41" WEST. ALONG THE EAST LINE OF SAID SECTION 36, A DISTANCE OF 1493.86 FEET; THENCE NORTH 86°14'15" WEST, PARALLEL WITH THE NORTH LINE OF SAID SECTION 36, A DISTANCE OF 60.04 FEET TO THE POINT OF INTERSECTION OF THE WEST ROAD RIGHT-OF-WAY EASEMENT LINE OF INDIAN TRAIL DRIVE WITH THE NORTH ROAD RIGHT-OF-WAY EASEMENT LINE OF FOR INDIAN TRAIL DRIVE WITH THE NORTH ROAD RIGHT-OF-WAY EASEMENT LINE OF FOR INDIAN TRAIL DRIVE WITH THE NORTH ROAD RIGHT-OF-WAY EASEMENT LINE OF PUBLIC RECORDS OF SAID PALM BEACH COUNTY; THENCE NORTH 86°14'15" WEST ALONG SAID NORTH ROAD RIGHT-OF-WAY EASEMENT LINE OF SAID NORTH ROAD RIGHT-OF-WAY EASEMENT LINE AND PARALLEL WITH THE MORTH LINE OF SAID SECTION 36, A DISTANCE OF 267.01 FEET; THENCE NORTH 03°45'45" EAST, AT RIGHT AND SECTION 36, A DISTANCE OF 361.01 FEET; THENCE NORTH 03°45'45" EAST, AT RIGHT AND THE POINT OF CURVATURE OF A CURVE CONCAVE TO THE MORTHEAST HAVING A RADIUS OF 16.00 FEET; THENCE WESTERLY, NORTHWESTERLY, NORTHEELY AND NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 122°12'30", A DISTANCE OF 34.13 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE TO THE NORTHEAST HAVING A RADIUS OF EAST OF THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE TO THE NORTHEMST HAVING A RADIUS OF EAST OF THE NORTHEAST HAVING A RADIUS OF EAST OF THE NORTHEAST HAVING A RADIUS OF EAST OF SAID CURVE THROUGH A CENTRAL ANGLE OF COURSE. THE PUBLIC RECORDS OF SAID CURVE THROUGH A CENTRAL ANGLE OF COURSE TO THE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF GO*23'02", A DISTANCE OF I13.97 FEET TO THE POINT OF FEVERSE CURVATURE OF A CURVE CONCAVE TO THE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF GO*23'02", A DISTANCE OF I13.97 FEET TO THE POINT OF TANGENCY AND A POINT ON A LINE LYING 39.00 WEST OF THE ROUGH A CENTRAL ANGLE OF GO*23'02", A DISTANCE OF I13.97 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE TO THE POINT OF CURVATURE OF A CURVE CONCAVE TO T

THE ABOVE DESCRIBED PARCEL CONTAINS: 5417 SOUARE FEET OR 0.1243 ACRES.

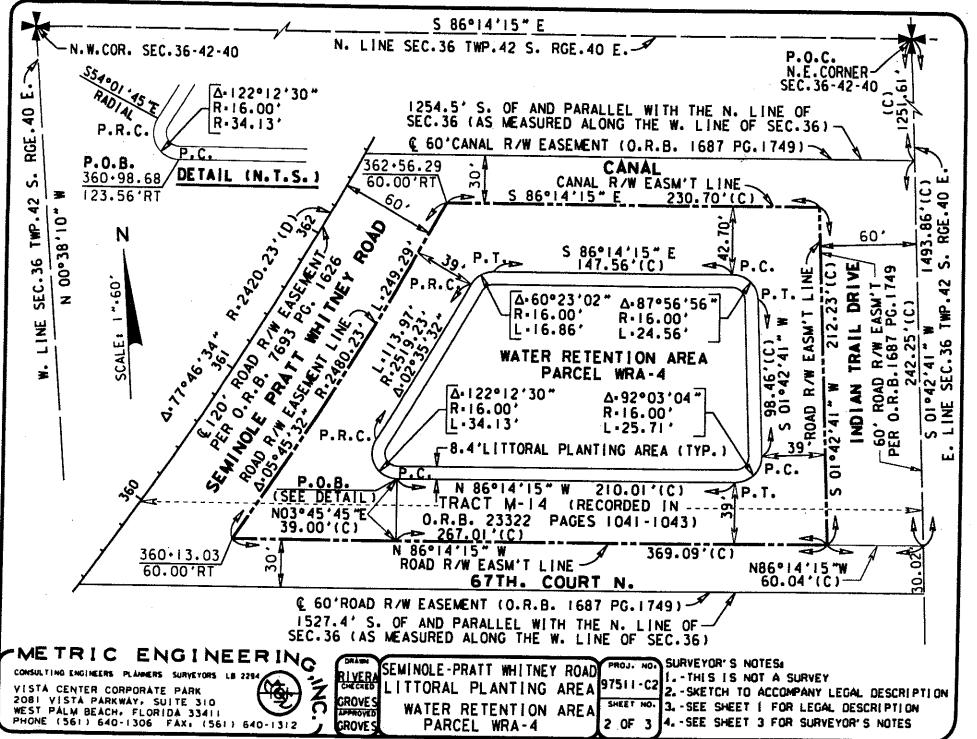
METRIC ENGINEERING

VISTA CENTER CORPORATE PARK
2081 VISTA PARKWAY, SUITE 310
WEST PALM BEACH, FLORIDA 33411
PHONE (561) 640-1306 FAX. (561) 640-1312

RIVERA
CHECKED
GROVES
APPROVED
GROVES

SEMINOLE-PRATT WHITNEY ROAD LITTORAL PLANTING AREA WATER RETENTION AREA PARCEL WRA-4 PROJ. NO. 97511-C2

SHEET NO.



LEGEND

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SURVEYOR'S NOTES

- I STATE PLANE COORDINATES AND BEARINGS ARE BASED ON NAD 83/90 AND WERE OBTAINED FROM SECTION DATA PUBLISHED BY THE SURVEY SECTION OF PALM BEACH COUNTY.
- 2- THE BEARINGS SHOWN HEREON ARE RELATIVE TO A GRID BEARING OF SOUTH 86°14'15" EAST ALONG THE NORTH LINE OF THE NORTHEAST 1/4 OF SECTION 36. TOWNSHIP 42 SOUTH, RANGE 40 EAST, PALM BEACH COUNTY, FLORIDA.
- 3- THIS SKETCH OF DESCRIPTION WAS PREPARED AS PART OF PREPARING A LEGAL DESCRIPTION AND IT IS NOT A SURVEY.
- 4- THIS DESCRIPTION AND SKETCH WERE PREPARED WITHOUT THE BENEFIT OF A FIELD SURVEY. THE INFORMATION SHOWN IS BASED ON PLATS, DEEDS AND OTHER INFORMATION. A SURVEY OF THE PROPERTY MAY REVEAL DIFFERENT PROPERTY DIMENSIONS, LOCATIONS AND OTHER INFORMATION.

CERTIFICATION:

I HEREBY CERTIFY THAT THIS DESCRIPTION AND SKETCH MEET THE INTENT OF THE MINIMUM TECHNICAL STANDARDS FOR DESCRIPTIONS AS SET FORTH IN CHAPTER 5J-17 OF THE FLORIDA ADMINISTRATIVE CODE.

THIS IS NOT A SURVEY

REPRODUCTIONS OF THIS DESCRIPTION ARE NOT VALID WITHOUT THE SIGNATURE AND RAISED SEAL OF THE SURVEYOR AND MAPPER.

> PREPARED 8-5-10 REVISE ORB 233 22/1041 3-12-12

SIGNATURE DATE:

Donel A Lacon DANIEL A. GROVES

FLORIDA PROFESSIONAL SURVEYOR AND MAPPER NO. 4625

METRIC ENGINEERING

CONSULTING ENGINEERS PLANNERS SURVETORS LB 2294

VISTA CENTER CORPORATE PARK
2081 VISTA PARKWAY, SUITE 310
WEST PALW BEACH, FLORIDA 33411
PHONE (561) 640-1306 FAX, (561) 640-1312



SEMINOLE-PRATT WHITNEY ROAD LITTORAL PLANTING AREA WATER RETENTION AREA PARCEL WRA-4

PROJ. NO. 97511-C2

SHEET NO. 3 OF 3

SEMINOLE-PRATT WHITNEY ROAD LITTORAL PLANTING AREA WATER RETENTION AREA PARCEL WRA-3

A PORTION OF TRACT M-158 OF AN UNRECORDED SUBDIVISION OF SECTION 36, TOWNSHIP 42 SOUTH, RANGE 40 EAST, PALM BEACH COUNTY, FLORIDA, AS DESCRIBED IN OFFICIAL RECORDS BOOK 22830 AT PAGE 1413 OF THE PUBLIC RECORDS OF SAID PALM BEACH COUNTY. BEING A STRIP OF LAND 8.3 FEET WIDE LYING PARALLEL AND CONCENTRIC WITH AND 8.3 FEET EASTERLY, SOUTHERLY, WESTERLY, AND NORTHERLY, BEING INTERIOR TO THE CLOSED GEOMETRIC FIGURE OF THE FOLLOWING DESCRIBED LINE:

COMMENCE AT THE NORTHWEST CORNER OF SAID SECTION 36, THENCE SOUTH 86°14'15" EAST, ALONG THE NORTH LINE OF SAID SECTION 36, A DISTANCE OF 3425.70 FEET: THENCE SOUTH 00°38'10" EAST, PARALLEL WITH THE WEST LINE OF SAID SECTION 36, A DISTANCE OF 2256.10 FEET TO THE NORTHEAST CORNER OF SAID TRACT M-158: THENCE NORTH 86*14*15" WEST, ALONG THE NORTH LINE OF SAID TRACT M-158 AND PARALLEL WITH THE NORTH LINE OF SAID SECTION 36, A DISTANCE OF 338.40 FEET: THENCE SOUTH 03º45'45" WEST, AT RIGHT ANGLES TO THE PREVIOUS COURSE, A DISTANCE OF 45.65 FEET TO THE POINT OF BEGINNING: TENCE SOUTH 86°14'15" EAST AND PARALLEL WITH THE NORTH LINE OF SAID SECTION 36. A DISTANCE OF 287.98 FEET TO THE POINT OF CURVATURE WITH A CURVE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 16.00 FEET; THENCE EASTERLY. SOUTHEASTERLY, AND SOUTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 85°36'05", A DISTANCE OF 23.90 FEET TO THE POINT OF TANGENCY AND A POINT ON A LINE LYING 39.00 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF SAID TRACT M-158: THENCE SOUTH 00°38'10" EAST ALONG SAID PARALLEL LINE. A DISTANCE OF 33.25 FEET TO THE POINT OF CURVATURE WITH A CURVE CONCAVE TO THE NORTHWEST HAVING A RADIUS OF 16.00 FEET: THENCE SOUTHERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 78°06'45". A DISTANCE OF 21.81 FEET TO THE POINT OF REVERSE CURVATURE WITH A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 2519.23 FEET AND LYING 39.00 FEET NORTHWESTERLY OF AND CONCENTRIC WITH THE NORTHWESTERLY ROAD RIGHT-OF-WAY EASEMENT LINE OF SEMINOLE PRATT WHITNEY ROAD AS RECORDED IN OFFICIAL RECORDS BOOK 7693 AT PAGE 1626 OF THE PUBLIC RECORDS OF SAID PALM BEACH COUNTY, A RADIAL LINE TO SAID CURVE BEARS NORTH 12-31-25" WEST: THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 06°43'48". A DISTANCE OF 295.91 FEET TO THE POINT OF REVERSE CURVATURE WITH A CURVE CONCAVE TO THE NORTHEAST HAVING A RADIUS OF 16.00 FEET: THENCE SOUTHWESTERLY NORTHWESTERLY AND NORTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 108°37'03", A DISTANCE OF 30.33 FEET TO THE POINT OF TANGENCY AND A POINT ON A LINE LYING 49.86 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SAD TRACT M-158: THENCE NORTH 00°38'10" WEST, ALONG SAID PARALLEL LINE, A DISTANCE OF 133.63 FEET TO THE POINT OF CURVATURE WITH A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 16.00 FEET: THENCE NORTHERLY, NORTHEASTERLY AND EASTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 94°23'55", A DISTANCE OF 26.36 FEET TO THE POINT OF POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL CONTAINS: 6865 SOUARE FEET OR 0.1576 ACRES. MORE OR LESS.

METRIC ENGINEERING

COMSULTING ENGINEERS PLANNERS SURVEYORS LB 2294 CORPORATE HEADQUARTERS METRIC PLAZA

136TH ST. SUITE 200 13940 S.W.

1

MIAMI, FLORIDA 33186 PHONE (305) 235-5098 FAX: (305) 251-5894

RIVERA CHECKED GROVES APPROVED GROVES

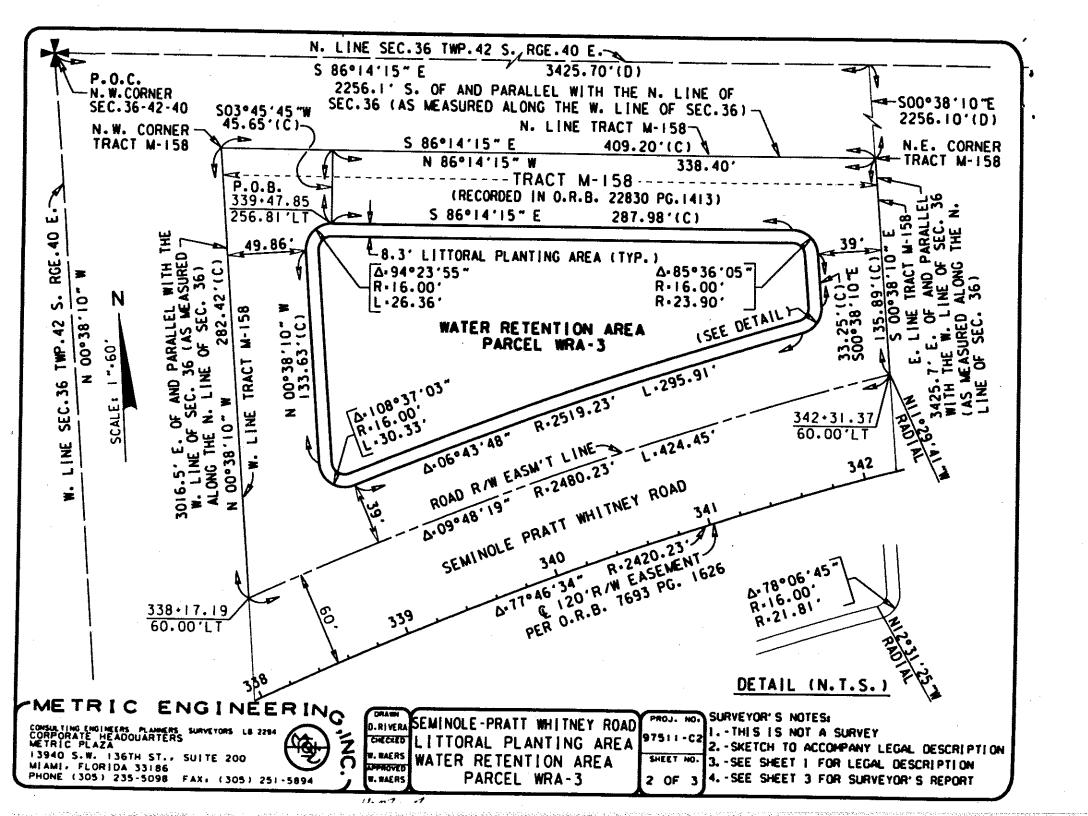
SEMINOLE-PRATT WHITNEY ROAD LITTORAL PLANTING AREA WATER RETENTION AREA PARCEL WRA-3

PROJ. NO.

97511-02

SHEET NO.

I OF 3



POINT OF BEGINNING

LEGEND

(C)

(D) DEED DIMENSION P.O.C. POINT OF COMMENCEMENT EAST R RADIUS Ε. EASM'T EASEMENT RGE. RANGE (F) FIELD MEASURED RT RIGHT ARC LENGTH R/W RIGHT-OF-WAY L LEFT LT s. SOUTH NORTH SEC. SECTION NON-RADIAL TWP. TOWNSHIP (NR)

P.O.B.

N. NORTH SEC. SECTION

(NR) NON-RADIAL TWP. TOWNSHIP

(N.T.S.) NOT TO SCALE

O.R.B. OFFICIAL RECORDS BOOK

W. WEST

CALCULATED DIMENSION

PBC - PALM BEACH COUNTY

C - CENTERLINE

PG. - PAGE

Δ - CENTRAL ANGLE

SURVEYOR'S NOTES

- I- STATE PLANE COORDINATES AND BEARINGS ARE BASED ON NAD 83/90 AND WERE OBTAINED FROM SECTION DATA PUBLISHED BY THE SURVEY SECTION OF PALM BEACH COUNTY.
- 2- THE BEARINGS SHOWN HEREON ARE RELATIVE TO A GRID BEARING OF SOUTH 86°14'15" EAST ALONG THE NORTH LINE OF THE NORTHEAST 1/4 OF SECTION 36, TOWNSHIP 42 SOUTH, RANGE 40 EAST, PALM BEACH COUNTY, FLORIDA.
- 3- THIS SKETCH OF DESCRIPTION WAS PREPARED AS PART OF PREPARING A LEGAL DESCRIPTION AND IT IS NOT A SURVEY.
- 4- THIS DESCRIPTION AND SKETCH WERE PREPARED WITHOUT THE BENEFIT OF A FIELD SURVEY. THE INFORMATION SHOWN IS BASED ON PLATS, DEEDS AND OTHER INFORMATION. A SURVEY OF THE PROPERTY MAY REVEAL DIFFERENT PROPERTY DIMENSIONS, LOCATIONS AND OTHER INFORMATION.

CERTIFICATION:

I HEREBY CERTIFY THAT THIS DESCRIPTION AND SKETCH MEET THE INTENT OF THE MINIMUM TECHNICAL STANDARDS FOR DESCRIPTIONS AS SET FORTH IN CHAPTER 5J-17 OF THE FLORIDA ADMINISTRATIVE CODE.

THIS IS NOT A SURVEY

REPRODUCTIONS OF THIS DESCRIPTION ARE NOT VALID WITHOUT THE SIGNATURE AND RAISED SEAL OF THE SURVEYOR AND MAPPER.

DANIEL A. GROVES

FLORIDA PROFESSIONAL SURVEYOR

AND MAPPER NO. 4625

SIGNATURE DATE:

METRIC ENGINEERING

CONSULTING ENGINEERS PLANNERS SURVETORS LB 2294
CORPORATE HEADOUARTERS
METRIC PLAZE
13840 S.W. 1384H ST. SUITE 200

13940 S.W. 136TH ST., SUITE 200 MIAMI, FLORIDA 33186 PHONE (305) 235-5098 FAX: (305) 251-5894 RIVERA CHECKED GROVES APPROVED GROVES

SEMINOLE-PRATT WHITNEY ROAD LITTORAL PLANTING AREA WATER RETENTION AREA PARCEL WRA-3 97511-C2

SHEET NO.

SEMINOLE-PRATT WHITNEY ROAD LITTORAL PLANTING AREA WATER RETENTION AREA PARCEL WRA-2

A PORTION OF TRACT M-255 OF AN UNRECORDED SUBDIVISION OF SECTION 36, TOWNSHIP 42 SOUTH, RANGE 40 EAST, PALM BEACH COUNTY, FLORIDA, AS DESCRIBED IN OFFICIAL RECORDS BOOK 16612 AT PAGE 1835 OF THE PUBLIC RECORDS OF SAID PALM BEACH COUNTY, BEING A STRIP OF LAND 8.3 FEET WIDE LYING PARALLEL AND CONCENTRIC WITH AND 8.3 FEET EASTERLY, SOUTHERLY, WESTERLY, AND NORTHERLY, BEING INTERIOR TO THE CLOSED GEOMETRIC FIGURE OF THE FOLLOWING DESCRIBED LINE:

COMMENCE AT THE NORTHWEST CORNER OF SAID SECTION 36. THENCE SOUTH 86-14'15" EAST. ALONG THE NORTH LINE OF SAID SECTION 36, A DISTANCE OF 1850.90 FEET; THENCE SOUTH 00°38'10" EAST, PARALLEL WITH THE WEST LINE OF SAID SECTION 36, A DISTANCE OF 3014.89 FEET TO THE INTERSECTION OF THE WEST LINE OF SAID TRACT M-255 WITH THE SOUTH ROAD RIGHT-OF-WAY EASEMENT LINE OF 64TH. PLACE N. AS RECORDED IN OFFICIAL RECORDS BOOK 1687 AT PAGE 1749 OF THE PUBLIC RECORDS OF SAID PALM BEACH COUNTY: THENCE SOUTH 86º14'15" EAST ALONG SAID SOUTH ROAD RIGHT-OF-WAY EASEMENT LINE AND PARALLEL WITH THE NORTH LINE OF SAID SECTION 36. A DISTANCE OF 68.04 FEET, THENCE SOUTH 03°45'45" WEST, AT RIGHT ANGLES TO THE PREVIOUS COURSE, A DISTANCE OF 47.49 FEET TO THE POINT OF BEGINNING: TENCE SOUTH 86°14'15" EAST AND PARALLEL WITH THE NORTH LINE OF SAID SECTION 36. A DISTANCE OF 238.09 FEET TO THE POINT OF CURVATURE WITH A CURVE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 16.00 FEET; THENCE EASTERLY, SOUTHEASTERLY, SOUTHERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 132-21'09", A DISTANCE OF 36.96 FEET TO THE POINT OF REVERSE CURVATURE WITH A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 2519.23 FEET AND LYING 39.00 FEET NORTHWESTERLY OF AND CONCENTRIC WITH THE NORTHWESTERLY ROAD RIGHT-OF-WAY EASEMENT LINE OF SEMINOLE PRATT WHITNEY ROAD AS RECORDED IN OFFICIAL RECORDS BOOK 7693 AT PAGE 1626 OF THE PUBLIC RECORDS OF SAID PALM BEACH COUNTY, A RADIAL LINE TO SAID CURVE BEARS NORTH 43.53.06" WEST: THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 02-47-42". A DISTANCE OF 122.90 FEET TO THE POINT OF REVERSE CURVATURE WITH A CURVE CONCAVE TO THE NORTHWEST HAVING A RADIUS OF 16.00 FEET; THENCE SOUTHWESTERLY AND WESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 50°26'34". A DISTANCE OF 14.09 FEET TO THE POINT OF TANGENCY AND A POINT ON A LINE LYING 39.00 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SAID PARCEL M-255; THENCE NORTH 86-14-15-WEST, ALONG SAID PARALLEL LINE, A DISTANCE OF 149.84 FEET TO THE POINT OF CURVATURE WITH A CURVE CONCAVE TO THE NORTHEAST HAVING A RADIUS OF 16.00 FEET. THENCE NORTHWESTERLY AND NORTHERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 85°36'05", A DISTANCE OF 23.90 FEET TO THE POINT OF TANGENCY AND A POINT ON A LINE LYING 46.95 FEET EASTERLY OF AND PARALLEL WITH THE WEST LINE OF SAID TRACT M-255; THENCE NORTH 00°38'10" WEST ALONG SAID PARALLEL LINE. A DISTANCE OF 93.67 FEET TO THE POINT OF CURVATURE WITH A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 16.00 FEET; THENCE NORTHERLY NORTHEASTERLY AND EASTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 94-23-55". A DISTANCE OF 26.36 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL CONTAINS: 5642 SOUARE FEET OR 0.1295 ACRES. MORE OR LESS.

METRIC ENGINEERING

CONSULTING ENGINEERS PLANNERS SURVEYORS LB 2294 CORPORATE HEADQUARTERS METRIC PLAZA

13940 S.W. 136TH ST., SUITE 200 MIAMI, FLORIDA 33186 PHONE (305) 235-5098 FAX. (305) 251-5894 DRAWN RIVERA CHECKED GROVES APPROVED GROVES

SEMINOLE-PRATT WHITNEY ROAD LITTORAL PLANTING AREA WATER RETENTION AREA PARCEL WRA-2 PROJ. NO. 97511-C2

SHEET NO.

I OF 3

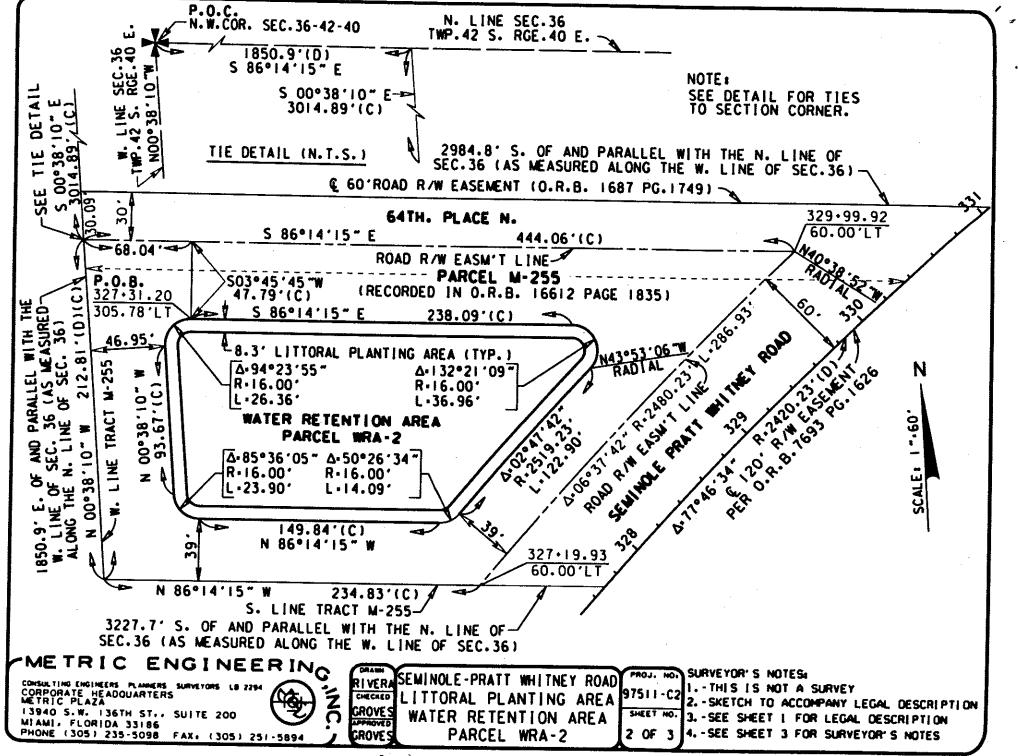


EXHIBIT "A

LEGEND

(C) CALCULATED DIMENSION P.O.B. . POINT OF BEGINNING POINT OF COMMENCEMENT DEED DIMENSION P.O.C. (D) Ε. EAST RADIUS EASM'T EASEMENT RGE. **RANGE** (F) FIELD MEASURED RT RIGHT ARC LENGTH R/W RIGHT-OF-WAY L LEFT S. SOUTH LT SEC. NORTH SECTION N. (NR) NON-RADIAL TWP. TOWNSHIP NOT TO SCALE (TYP.) TYPICAL (N.T.S.) . 0.R.B. OFFICIAL RECORDS BOOK W. WEST **PBC** PALM BEACH COUNTY E CENTERLINE

SURVEYOR'S NOTES

PAGE

PG.

I - STATE PLANE COORDINATES AND BEARINGS ARE BASED ON NAD 83/90 AND WERE OBTAINED FROM SECTION DATA PUBLISHED BY THE SURVEY SECTION OF PALM BEACH COUNTY.

Δ

- 2- THE BEARINGS SHOWN HEREON ARE RELATIVE TO A GRID BEARING OF SOUTH 86°14'15" EAST ALONG THE NORTH LINE OF THE NORTHEAST 1/4 OF SECTION 36. TOWNSHIP 42 SOUTH, RANGE 40 EAST, PALM BEACH COUNTY, FLORIDA.
- 3- THIS SKETCH OF DESCRIPTION WAS PREPARED AS PART OF PREPARING A LEGAL DESCRIPTION AND IT IS NOT A SURVEY.
- 4- THIS DESCRIPTION AND SKETCH WERE PREPARED WITHOUT THE BENEFIT OF A FIELD SURVEY. THE INFORMATION SHOWN IS BASED ON PLATS, DEEDS AND OTHER INFORMATION. A SURVEY OF THE PROPERTY MAY REVEAL DIFFERENT PROPERTY DIMENSIONS, LOCATIONS AND OTHER INFORMATION.

CERTIFICATION:

I HEREBY CERTIFY THAT THIS DESCRIPTION AND SKETCH MEET THE INTENT OF THE MINIMUM TECHNICAL STANDARDS FOR DESCRIPTIONS AS SET FORTH IN CHAPTER 5J-17 OF THE FLORIDA ADMINISTRATIVE CODE.

THIS IS NOT A SURVEY

REPRODUCTIONS OF THIS DESCRIPTION ARE NOT VALID WITHOUT THE SIGNATURE AND RAISED SEAL OF THE SURVEYOR AND MAPPER.

DANIEL A. GROVES

FLORIDA PROFESSIONAL SURVEYOR AND MAPPER NO. 4625

SIGNATURE DATE:

CENTRAL ANGLE

METRIC ENGINEERING

CONSULTING ENGINEERS PLANNERS SURVEYORS LB 2294 CORPORATE HEADOUARTERS METRIC PLAZA

13940 S.W. 136TH ST., SUITE 200 MIAMI, FLORIDA 33186 PHONE (305) 235-5098 FAX: (305) 251-5894 RIVERA
CHECKED
GROVES
APPROVED
GROVES

SEMINOLE-PRATT WHITNEY ROAD LITTORAL PLANTING AREA WATER RETENTION AREA PARCEL WRA-2

PROJ. NO. 97511-C2

SHEET NO.

SEMINOLE-PRATT WHITNEY ROAD LITTORAL PLANTING AREA WATER RETENTION AREA PARCEL WRA-I

A PORTION OF TRACT M-301 OF AN UNRECORDED SUBDIVISION OF SECTION 36, TOWNSHIP 42 SOUTH, RANGE 40 EAST, PALM BEACH COUNTY, FLORIDA, AS DESCRIBED IN OFFICIAL RECORDS BOOK 22322 AT PAGE 258 OF THE PUBLIC RECORDS OF SAID PALM BEACH COUNTY. BEING A STRIP OF LAND 8.4 FEET WIDE LYING PARALLEL AND CONCENTRIC WITH AND 8.4 FEET EASTERLY, SOUTHERLY, WESTERLY, AND NORTHERLY, BEING INTERIOR TO THE CLOSED GEOMETRIC FIGURE OF THE FOLLOWING DESCRIBED LINE:

COMMENCE AT THE NORTHWEST CORNER OF SAID SECTION 36, THENCE SOUTH 86*14'15" EAST. ALONG THE NORTH LINE OF SAID SECTION 36. A DISTANCE OF 1165.70 FEET: THENCE SOUTH 00°38'10" EAST, PARALLEL WITH THE WEST LINE OF SAID SECTION 36. A DISTANCE OF 4259.30 FEET TO THE NORTHWEST CORNER OF SAID TRACT M-301: THENCE SOUTH 86*14'15" EAST, ALONG THE NORTH LINE OF SAID TRACT M-301 AND PARALLEL WITH THE NORTH LINE OF SAID SECTION 36, A DISTANCE OF 67.23 FEET: THENCE SOUTH 03-45'45" WEST, AT RIGHT ANGLES TO THE PREVIOUS COURSE, A DISTANCE OF 51.55 FEET TO THE POINT OF BEGINNING: TENCE SOUTH 86°14'15" EAST AND PARALLEL WITH THE NORTH LINE OF SAID SECTION 36. A DISTANCE OF 209.72 FEET TO THE POINT OF CURVATURE WITH A CURVE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 16.00 FEET: THENCE EASTERLY. SOUTHEASTERLY, SOUTHERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 100°31'59". A DISTANCE OF 28.07 FEET TO THE POINT OF REVERSE CURVATURE WITH A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 2519.23 FEET AND LYING 39.00 FEET NORTHWESTERLY OF AND CONCENTRIC WITH THE NORTHWESTERLY ROAD RIGHT-OF-WAY EASEMENT LINE OF SEMINOLE PRATT WHITNEY ROAD AS RECORDED IN OFFICIAL RECORDS BOOK 7693 AT PAGE 1626 OF THE PUBLIC RECORDS OF SAID PALM BEACH COUNTY, A RADIAL LINE TO SAID CURVE BEARS NORTH 75-42'16" WEST: THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 02-03'15". A DISTANCE OF 90.31 FEET TO THE POINT OF REVERSE CURVATURE WITH A CURVE CONCAVE TO THE NORTHWEST HAVING A RADIUS OF 16.00 FEET; THENCE SOUTHWESTERLY AND WESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 81°31'15", A DISTANCE OF 22.76 FEET TO THE POINT OF TANGENCY AND A POINT ON A LINE LYING 39.00 FEET NORTH OF AND PARALLEL WITH THE NORTH ROAD RIGHT-OF-WAY EASEMENT LINE OF GIST. PLACE N. AS RECORDED IN OFFICIAL RECORDS BOOK 1687 AT PAGE 1749 OF THE PUBLIC RECORDS OF SAID PALM BEACH COUNTY: THENCE NORTH 86º14'15" WEST, ALONG SAID PARALLEL LINE. A DISTANCE OF 187.82 FEET TO THE POINT OF CURVATURE WITH A CURVE CONCAVE TO THE NORTHEAST HAVING A RADIUS OF 16.00 FEET; THENCE NORTHWESTERLY AND NORTHERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 85°36'05", A DISTANCE OF 23.90 FEET TO THE POINT OF TANGENCY AND A POINT ON A LINE LYING 44.85 FEET EASTERLY OF AND PARALLEL WITH THE WEST LINE OF SAID TRACT M-301: THENCE NORTH 00-38'10" WEST ALONG SAID PARALLEL LINE, A DISTANCE OF 89.90 FEET TO THE PONT OF CURVATURE WITH A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 16.00 FEET: THENCE NORTHERLY NORHTEASTERLY AND EASTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 94.23.55. A DISTANCE OF 26.36 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL CONTAINS: 5481 SOUARE FEET OR 0.1258 ACRES. MORE OR LESS.

METRIC ENGINEERING (A)

CONSULTING ENGINEERS PLANNERS SURVEYORS LE 2294 CORPORATE HEADOUARTERS METRIC PLAZA 13940 S.W. 136TH ST., SUITE 200

136TH ST., SUITE 200 13940 5.W. 1361H 51. MIAMI, FLORIDA 33186 PHONE (305) 235-5098 FAX: (305) 251-5894

RIVERA NO. CHECKED GROVES APPROVED GROVES

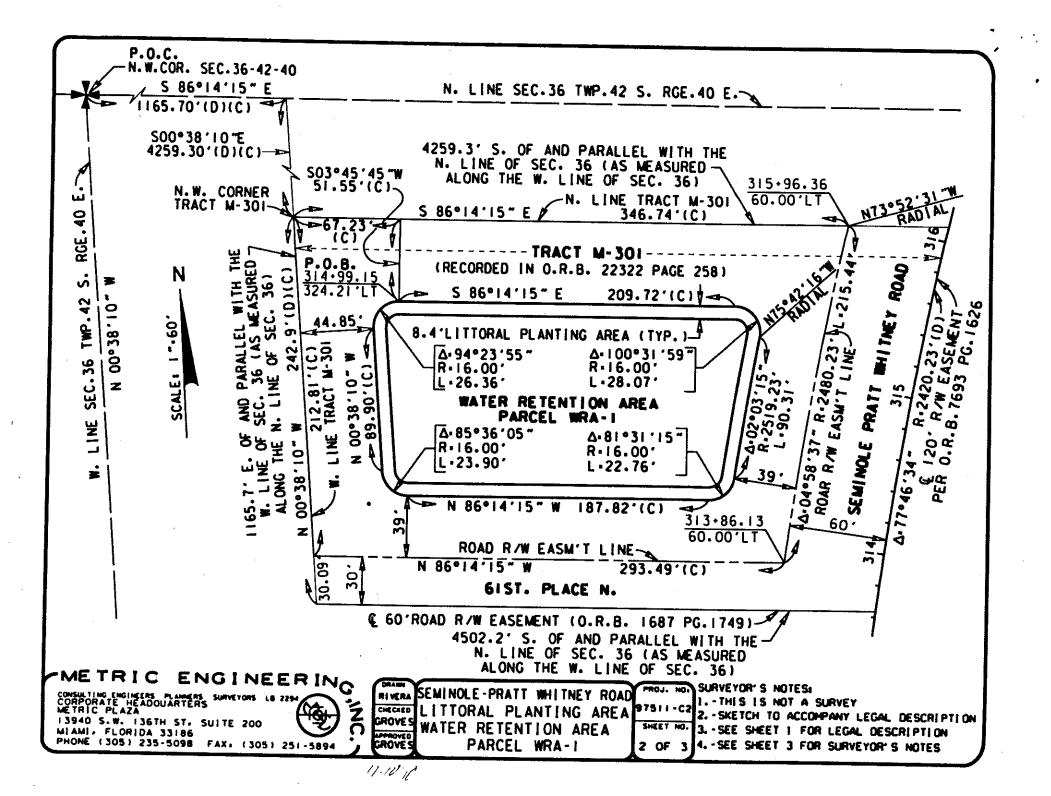
SEMINOLE-PRATT WHITNEY ROAD LITTORAL PLANTING AREA WATER RETENTION AREA PARCEL WRA-1

PROJ. NO.

97511-C2

SHEET NO.

1 OF 3



TXHIBIT A

LEGEND

(C) CALCULATED DIMENSION POINT OF BEGINNING P.O.B. (D) DEED DIMENSION P.O.C. POINT OF COMMENCEMENT E. FAST RADIUS EASM'T EASEMENT RGE. RANGE (F) FIELD MEASURED RT RIGHT L ARC LENGTH R/W RIGHT-OF-WAY LT LEFT s. SOUTH NORTH SEC. SECTION (NR) NON-RADIAL TWP. TOWNSHIP 0.R.B. OFFICIAL RECORDS BOOK (TYP.) TYPICAL **PBC** PALM BEACH COUNTY W. WEST PG. PAGE Œ CENTERLINE CENTRAL ANGLE Δ

SURVEYOR'S NOTES

- I STATE PLANE COORDINATES AND BEARINGS ARE BASED ON NAD 83/90 AND WERE OBTAINED FROM SECTION DATA PUBLISHED BY THE SURVEY SECTION OF PALM BEACH COUNTY.
- 2- THE BEARINGS SHOWN HEREON ARE RELATIVE TO A GRID BEARING OF SOUTH 86°14'15" EAST ALONG THE NORTH LINE OF THE NORTHEAST 1/4 OF SECTION 36. TOWNSHIP 42 SOUTH, RANGE 40 EAST, PALM BEACH COUNTY, FLORIDA.
- 3- THIS SKETCH OF DESCRIPTION WAS PREPARED AS PART OF PREPARING A LEGAL DESCRIPTION AND IT IS NOT A SURVEY.
- 4- THIS DESCRIPTION AND SKETCH WERE PREPARED WITHOUT THE BENEFIT OF A FIELD SURVEY. THE INFORMATION SHOWN IS BASED ON PLATS, DEEDS AND OTHER INFORMATION. A SURVEY OF THE PROPERTY MAY REVEAL DIFFERENT PROPERTY DIMENSIONS, LOCATIONS AND OTHER INFORMATION.

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THIS IS NOT A SURVEY

REPRODUCTIONS OF THIS DESCRIPTION ARE NOT VALID WITHOUT THE SIGNATURE AND RAISED SEAL OF THE SURVEYOR AND MAPPER.

DANIEL A. GROVES

FLORIDA PROFESSIONAL SURVEYOR AND MAPPER NO. 4625

11-10-11

SIGNATURE DATE:

METRIC ENGINEERING

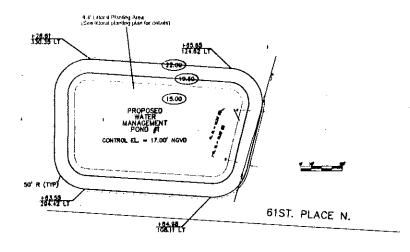
CONSULTING ENGINEERS PLANNERS SURVETORS LB 2294
CORPORATE HEADOUARTERS
METRIC PLAZA
13940 S.W. 136TH ST., SUITE 200

13940 S.W. 136TH ST., SUITE 200 MIAMI, FLORIDA 33186 PHONE (305) 235-5098 FAX: (305) 251-5894 DRAWN
RIVERA
CHECKED
GROVES
APPROVED
GROVES

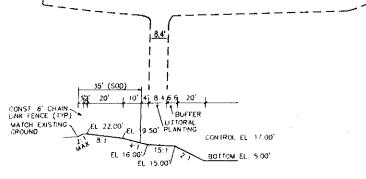
SEMINOLE-PRATT WHITNEY ROAD LITTORAL PLANTING AREA WATER RETENTION AREA PARCEL WRA-I

PROJ. NO: 97511-C2

SHEET NO.



Littoral Zone 1 (0.13	acres) Plant List				Planting Depth		
Scientific Name	Common Name	Quan.	Size	Density	(in feet)		
Sagittaria lancifolia	duck potato	275	br	2' o.c.	-0.8' to -1.0'		
Pontederia cordata	pickerelweed	550	br	2' o.c.	-1.0' to -1.5'		
Thalia geniculata	fire flag	204	br	2' o.c.	-1.0		
Scirpus validus	bulrush	204	br	2' o.c.	-1.0' to -2.0'		
Nuphar luteum	spatterdock	137	br	2° o.c.	-2.0'		



Section A-A N.T.S.

ittoral Zone Guara	ntee for Non-Phase	d Excavations	
Linear Shoreline (feet)	Required Littoral (square feet)	Provided Lilloral (square feet)	
678	5,424	5,481	

Following the completion of the pand and litteral zone construction, the planting areas shall be surveyed and field staked as follows:

Zone A: -0.8' to -1.0' Zone B: -1,0' to -1 5' Zone C: -1 5 to -2.0

- The littoral zone planting areas shall be inspected prior to planting. If any part of the planting area is graded itemper than a 10:1 slope, planting shall not occur until regrading is complete. Any growth of exotic and/or nulsance species shall be treated with an appropriate state approved herbickle before plants are installed,
- The planting density (generally 2 feet on center) was used to determine the number of plants required for each area. The planting contractor shall use his own discretion to mix the species within each Planting Zone (A, B and C) in such a way as to achieve a natural appearance.

Littoral Zone Planting, Maintenance, and Monitoring Plan

In compliance with Palm Beach County Department of Environmental Resources Management (ERM) excavation requirements, a littoral zone planting, maintenance, and monitoring plan has been prepared for the water ratention cond that will be constructed in association with the improvements of Seminole Pratt Whitney Road from the M Canal to south of Orange Boulevard.

The planting zones, species, and spacing for the planted littoral zones of the Water Management Tract (WMT) are presented herein. The total proposed planting area for the WMT is 5,481 sq. ft. (0.13 id.). The soils in the proposed pand site are Riviers line sand, depressional; therefore, the addition of a 6-inch sand/top soil layer is not proposed. Five species will be planted with an average spacing of 2 feet on-center. ERM will be notified 48 hours prior to completion of littoral zone planting.

Ordinary Water Line (Control Elevation • 17.0' NGVD) as determined by Metric Engineering, Inc.

Maintenance and monitoring. The following maintenance and monitoring program is required for all planted litteral zones and reclaimed planted upland areas.

Excavation activity. The applicant shall submit an annual report to DRO indicating the status of the excavation activity. The report shall include, but not be limited to, the status of: the current phase(s) of excavation;

all phases of excavation and reclamation activities (including date(s) of completion and anticipated dates of completion):

amount of material extracted and amount of material removed from the site;

Condition of perimeter buffers and landscaping, and

Status of compilance with conditions of approval and applicable requirements in

initial maintenance and monitoring of reclaimed upland areas and littoral and upland planting areas. The planted littoral zones and planted upland areas shall be inspected and monitored for at least one year after planting. Equipment storage, maintenance and service areas shall be monitored until completion of the excavation activity for contemination by regulated substances. The maintenance and monitoring program shall comply with the following requirements:

Maintenance, inspections, monitoring, exotic plant species removal and replanting during each monitoring period shall be required to maintain the minimum: 80% coverage criterion for the planted littorel zone from the 180 day

monitoring period; and,

80% survivorable for the planted upland area from the 180 day monitoring

Exotic plant species. Complete removal of the following plant species from the planted littoral zone and upland areas, as applicable: 1) prohibited and invasive non-native plant species as defined by Art 14.C.; and

2) invasive species, such as cattails, primrose willows and water hyacinth. Regulated substances, inspections and monitoring of all equipment storage, maintenance and service areas shall be required to ensure the site has not been contaminated by requiated substances. Construction areas shall be maintained in accordance with the "Regulated Substance Best Management Practices for the

Construction Industry,* Submittals for monitoring programs. Submittal of monitoring reports for each monitoring period shall be required. The planted littoral zone reports shall be submitted to ERM and the reclaimed upland planting reports shall be submitted to the Zoning Division. These monitoring reports shall represent the monitoring periods commencing with a time zero report, 90 day, 180 day and 380 day reports.

The time zero monitoring report shall include an as-built drawing signed and sealed by a professional recognized and approved by the Florida Department of Professional Regulation for this type of project and shall be submitted within 30 days of the initial planting. Each subsequent report shall be submitted within 30 days of the completion of the monitoring period. If following the first year of the maintenance and monitoring period, the County finds the planted littoral or reclaimed planted upland areas to be in non-compliance with the provisions harein, the land owner or entity having maintenance responsibility may be required by the County to extend their maintenance and monitoring period, until compliance with the maintenance and monitoring requirements is met.

Content of monitoring reports. Each monitoring report, Including the time zero report, shall assess the species, numbers, and locations of planted filteral zones and reclaimed upland planting areas. The report shall also depict the equipment maintenance, storage and service areas and assess the condition of the ground as a result of possible leakage or spifage of regulated substances. The report shall include multiple photographs (pangramas are preferred) of the site clearly showing these areas. Photographs must be taken at approximately the same location(s)

in addition, the report shall detail the species, numbers and locations of additional plantings that were made to attain the eight percent (80%) survivorship/coverage criteria, if such plantings were necessary.

Long-Term Maintenance and Monitoring of reclaimed upland areas and littoral and upland planting areas. After the first year, the land owner or snifty having maintenance responsibility for the planted littoral zone and planted upland reclamation area, shall maintain these areas in the following manner:

 The reclaimed upland areas shall maintain a minimum survivorship of 80 percent. and the planted littoral zone shall maintain a minimum coverage of 80 percent.

Exotic and invasive non-native plant species as defined by Art, 14.C. and invasive species, such as cattails, primose willows and water hyacinth, shall be restricted to a coverage of less than ten percent of the required planted littoral zone. No exotic or invasive non-malive plant species shall be permitted in the upland areas.

Renair reconstruction modification. DRO approval shall be obtained prior to any reconfiguration of the approved lake or reclaimed upland area. Written approval from the ri Director of the Paint Beach County Department of Environmental Resources Management shall be obtained prior to modification of the planted littoral zones.

(h-	Lotspeich and Associ ECOLOGICAL CONSUL 2711 V. Fairborks Avenue, Vinter Park	ates,	lno
	ECOLOGICAL CONSUI	LTANT	S
	275 V. Fairbanks Avenue, Vinter Park	Florida 3	799

1	Lotspeich and Associates, Inc.	File: 2k-209-2	24x36_25A10
lla	, ,	Job No.:	2000-209.33
	ECOLOGICAL CONSULTANTS	Date:	22 Jul 2010
	2711 V. Fairbanks Avenue, Vinter Park Florida 32789 (407) 740-8482 Faw (407) 645-1305 eHali LatspeichBautzer	Prepared by :	вен

Seminole Pratt Whitney Road M Canal to south of Orange Blvd.

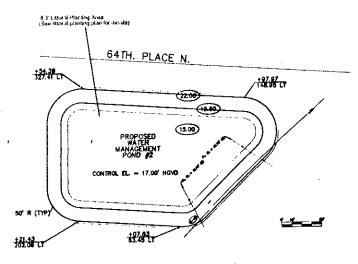
in Sections 25 & 36, Township 42 South, Range 40 East Paim Beach County, Florida

Water Retention Pond 1 Planting Plan

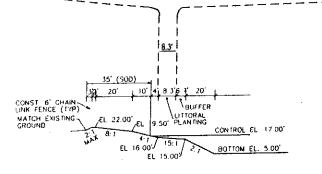
North

FIGURE

SEE ABOVE



Littoral Zone 2 (0.13 acres) Plant List			:	Planting Depth		
Scientific Name		Quan.	Size	Density	(in feet)	
Sagittaria lancifolia	duck polato	282	þι	2' o.c.	-0.8' to -1.0'	
Pontederia cordata	pickerelweed	564	br	2' o.c.	-1.0' to -1.5'	
Thalia geniculata	fire flag	212	br	2' o.c.	-1.0'	
Scirpus validus	bulrush	212	br	2' o.c.	-1.0' to -2.0'	
Nuphar lutsum	spatterdock .	141	br	2' o.c.	-2.0'	



Section A-A N.T.S.

ittoral Zone Guara	ntee for Non-Phased Excavations			
Linear Shoreline (feet)	Required Littoral (square feet)	Provided Littoral (square feet)		
705	5,640	5,642		

Following the completion of the postd and littoral zone construction, the planting areas shall be surveyed

Zone A: -0 8' to -1.0' Zone 8: -1 0' to -1.5 Zone C: -1 5' to -2.0'

- The littoral zone planting areas shall be inspected prior to planting. If any part of the planting area is graded steeper than a 10:1 stope, planting shall not occur until regrading is complete. Any growth of axolic and/or outsance species shall be treated with an appropriate state approved herbicide before plants are installed.
- The planting density (generally 2 feet on center) was used to determine the number of plants required for each area. The planting contractor shall use his own discretion to mix the species within each Planting Zone (A, B and C) in such a way as to achieve a natural appearance.

Littoral Zone Planting, Maintenance, and Monitoring Plan

In compliance with Palm Beach County Department of Environmental Resources Management (ERM) excavalion requirements, a littoral zone planting, maintenance, and monitoring plan has been prepared for the water retention point that will be constructed in association with the improvements of Sentinole Pratt Whilney Road from the M Carrel to south of Orange Boulevard.

The planting zones, species, and spacing for the planted littoral zones of the Water Management Tract (WMT) are presented herein. The total proposed planting area for the WMT is 5,642 sq. ft. (0,13 ac.). The soils in the proposed pond site are Riviers line sand, depressional, therefore, the addition of a 6-inch senddop soli layer is not proposed. Five species will be planted with an average spacing of 2 feet on-center. ERM will be notified 48 hours prior to completion of littoral zone planting.

Ordinary Water Line (Control Elevation = 17.0' NGVD) as determined by Metric Engineering, Inc.

Maintenance and monitoring. The following maintenance and monitoring program is required

for all planted litteral zones and recisimed planted upland areas. Excavation activity. The applicant shall submit an annual report to ORO indicating the status of the excavation activity. The report shall include, but not be limited to, the status of:

the current phase(s) of excavation; all phases of excavation and reclamation activities (including date(s) of completion

and anticipated dates of completion); amount of material extracted and amount of material removed from the site;

Condition of perimeter buffers and fandscaping, and

Status of compliance with conditions of approval and applicable requirements in

2. Initial maintenance and monitoring of reclaimed upland areas and littoral and upland planting areas. The planted littoral zones and planted upland areas shall be inspecied and monitored for at least one year after planting. Equipment storage, maintenance and service areas shall be monitored until completion of the excavation activity for contamination by regulated substances. The maintenance and monitoring program shell comply with the following requirements:

Maintenance, inspections, monitoring, exotic plant species removal and replanting during each monitoring period shall be required to maintain the minimum;

80% coverage criterion for the planted littoral zone from the 180 day monitoring period; and,

80% survivorship for the planted upland area from the 180 day mo Exotic plant species. Complete removal of the following plant species from the

planted littoral zone and upland areas, as applicable: 1) prohibited and invasive non-native plant species as defined by Art 14.C.; and

2) Invasive species, such as cattails, primose willows and water hyacinth. Regulated substances, inspections and monitoring of all equipment storage. maintenance and service areas shall be required to ensure the site has not been contaminated by regulated substances. Construction areas shall be maintained in accordance with the "Requisied Substance Best Management Practices for the

Construction industry." Submittals for monitoring programs, Submittal of monitoring reports for each submitted to ERM and the recisimed upland planting reports shall be submitted to ERM and the recisimed upland planting reports shall be submitted to the Zoning Division. These monitoring reports shall represent the monitoring periods commencing with a time zero report, 90 day, 180 day and 380 day reports.

The lime zero monitoring report shall include an as-built drawing signed and seeled by a professional recognized and approved by the Florida Department of Professional Regulation for this type of project and shall be submitted within 30 days of the initial planting. Each subsequent report shall be submitted within 30 days of the completion of the monitoring period, if following the first year of the maintenance and monitoring or an increasing person. It is planted litteral or rectained planted upland areas to be in non-compliance with the provisions herein, the land owner or entity having maintenance. responsibility may be required by the County to extend their maintenance and monitori period, until compliance with the maintenance and monitoring regularments is met.

- Content of monitoring reports. Each monitoring report, including the time zero report, shall assess the species, numbers, and locations of planted litteral zones. and reclaimed upland planting areas. The report shall also depict the equipment mainlenance, storage and service areas and assess the condition of the ground as a result of possible leakage or spillage of regulated substances. The report shall include multiple pholographs (panoramas are preferred) of the site clearly showing these areas. Photographs must be taken at approximately the same location(s)
 - In addition, the report shall detail the species, numbers and locations of additional plantings that were made to attain the eight percent (80%) survivorship/coverage criteria, if such plantings were necessary.
- Long-Term Maintenence and Monitoring of reclaimed upland areas and littoral and upland planting areas. After the first year, the land owner or entity having maintenance responsibility for the planted littoral zone and planted upland reclamation area, shall maintain these areas in the following manner;
 - The recisioned upland areas shall maintain a minimum survivorship of 80 percent, and the planted littoral zone shall maintain a minimum coverage of 80 percent.
 - Exotic and invasive non-netive plant species as defined by Art, 14.C, and invasive species, such as caltain primrose willows and water hyacinth, shall be restricted to a coverage of less than ten percent of the required planted littoral zone. No exodic or invasive non-native plant species shall be permitted in the upland areas.
- Repair, reconstruction modifications, DRO approval shall be obtained prior to any reconfiguration of the approved take or recisimed upland area. Written approval from the n Director of the Paim Seach County Department of Environmental Resources Management shall be obtained prior to modification of the planted littoral zones.



File: 2k-209-24x36_25A10 2000-209.33 Job No. 22 Jul 2010 Date: BEH

Prepared by

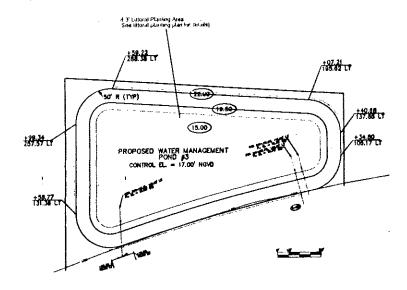
Seminole Pratt Whitney Road

Sections 25 & 36, Township 42 South, Range 40 East Palm Beach County, Florida

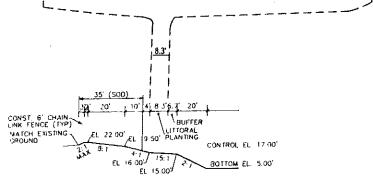
Water Retention Pond 2 Planting Plan



FIGURE SEE ABOVE



Littoral Zone 3 (0.16	acres) Plant List		<i>ii.</i>		Planting Depth
Scientific Name	Common Name	Quan.	Size	Density	(in feet)
Sagittaria lancifolia	duck polato	344	br	2' o.c.	-0.8' to -1.0'
	pickerelweed	688	br	2' o.c.	-1.0' to -1.5'
Thalia geniculata	fire flag	256	br	2' o.c.	-1.0'
Scirpus validus	bulrush	256	þг	2' o.c.	-1.0' to -2.0'
Nuphar luteum	spatterdock	172	br	2' o.c.	-2.0'



Section A-A N.T.S.

toral Zone Guara	ntee for Non-Phased Excavations			
Linear Shoreline (feet)	Required Littoral (square feet)	Provided Lillora (square feet)		
853	6.824	6,865		

 Endowing the completion of the pond and littoral zone construction, the planting areas shall be surveyed and field staked as follows:

Zone At -0 8' to -1.0' Zone Bt -1.0' to -1.5' Zone Ct -1.5' to -2.0'

- The littoral zone planting areas shall be inspected prior to planting. If any part of the planting area is graded steeper than a 10:1 slope, planting shall not occur until regrading is complete. Any growth of exotic and/or nursance species shall be treated with an appropriate state approved herbicide before plants are installed.
- The planting density (generally 2 feet on center) was used to detarmine the number of plants required for each area. The planting contractor shall use his own discretion to mix the species within each Planting Zone (A, B and C) in such a way as to achieve a natural appearance.

Littoral Zone Planting, Maintenance, and Monitoring Plan

In compliance with Paim Beach County Department of Environmental Resources Management (ERM) excavation requirements, a littoral zone planting, maintenance, and monitoring plan has been prepared for the water retention pond that will be constructed in association with the improvements of Seminole Pratt Whitney Road from the M Canal to south of Orange Boulevard.

The planting zones, species, and spacing for the planted littoral zones of the Water Management Tract (WMT) are presented herein. The total proposed planting area for the WMT is 4,085 sq. ft. (0.18 ec.). The soils in the proposed point site are Rivers line sand, depressional; therefore, the addition of a 6-inch send/top soil tayer is not proposed. The species will be planted with an average spacing of 2 feet on-center. ERM will be notified 48 hours prior to completion of littoral zone planting.

Ordinary Water Line (Control Elevation = 17.0' NGVO) as determined by Metric Engineering, Inc.

Maintenance and monitoring. The following maintenance and monitoring program is required for all planted littoral zones and recialmed planted upland areas.

- to as planted filters zone and valuation of some property and annual report to DRC indicating the Excavation activity. The applicant shall submit an annual report to DRC indicating the status of the excevation activity. The report shall include, but not be limited to, the status of: a. the current phase(s) of excavation;
 - the current pressets or excession.
 all phases of excession and reclamation activities (including date(s) of completion and anticipated dates of completion);
 - and anticipated values or compressors,
 amount of material extracted and amount of material removed from the site;
 - d. Condition of perimeter buffers and landscaping, and
 - Status of compliance with conditions of approval and applicable requirements in this Section.
- Initial maintenance and monitoring of reclaimed upland areas and littoral and
 upland planting areas. The planted littoral zones and planted upland areas shall be
 inspected and monitorad for at least one year after planting. Equipment storage,
 maintenance and service areas shall be monitored unit completion of the excavation
 activity for contamination by regulated substances. The maintenance and monitoring
 program shall comply with the following requirements:
 - Maintenance, inspections, monitoring, exotic plant species removal and replanting during each monitoring period shall be required to maintain the minimum:
 - during each monitoring period shall be required to mention in a minimum.

 1) 80% coverage criterion for the planted littoral zone from the 180 day monitoring period; and,
 - 80% survivorship for the planted upland area from the 160 day monitoring period;
 Exotle plant species. Complete removal of the following plant species from the
 - Excelle plants species.
 planted littoral zone and upland areas, as applicable:
 prohibiled and invasive non-native plant species as defined by Art 14.C.; and
 invasive species, such as callette, primose wifewer and water hysicinth.
 - Regulated substances, inspections and monitoring of all equipment storage, maintenance and service areas shall be required to ensure the site has not been contaminated by regulated substances. Construction areas shall be maintelined in accordance with the "Regulated Substance Best Management Practices for the Construction Industry."
 - Gustinitian involvey.
 Submittals for monitoring programs. Submittal of monitoring reports for each
 monitoring period shall be required. The planted litteral zone reports shall be
 submitted to ERM and the reclaimed upland planting reports shall be submitted to
 the Zoning Olvision. These monitoring reports shall represent the monitoring
 periods commencing with a time zero report, 30 day, 180 day and 380 day reports.

The time zero monitoring report shall include an as-built drawing signed and sealed by a professional recognized and approved by the Florida Opparlment of Professional Regulation for this type of project and what be submitted within 30 days of the initial planting. Each subsequent report shall be submitted within 30 days of the complision of the monitoring period. If following the first year of the maintenance and monitoring period, the County finds the planted littoral or reclaimed planted upland areas to be in onre-complisme with the provisions herein, the land owner or snith having no be an onre-complisme with the provisions herein, the land owner or snith having misintenance responsibility may be required by the County to asland their maintenance and monitoring cashed until compliance with the maintenance and monitoring requirements is met.

- period, until compliance with the maintenance and monitoring requirements is met.

 8. Content of monitoring reports. Each monitoring report, including the time zero report, shall assess the species, numbers, and locations of planting time zero and reclaimed upland planting areas. The report shall also depict the equipment maintenance, storage and service areas and assess the condition of the ground as a result of possible leakage or spillage of regulated substances. The report shall include multiple photographs (pannemas are preferred) of the six clearly showing these areas. Photographs must be taken at approximately the same location(s)
 - each time, in addition, the report shall detail the species, numbers and locations of additional plantings that were made to attain the eight percent (80%) survivorship/coverage criterie, if such plantings were necessary.
- Long-Term Maintenance and Monitoring of reclaimed upland areas and littoral and
 upland planting areas. After the first year, the land owner or entity having maintenance
 responsibility for the planted littoral zone and planted upland reclamation area, shall
 - maintain these areas in the following manner:

 a. The reclaimed upland areas shall maintain a minimum survivorship of 80 percent, and the planted filtorel zone shall maintain a minimum coverage of 80 percent,
- Explicit and impairs convertible to the control of the control of
- Repair, reconstruction modification. DRO approval shall be obtained prior to any
 reconfiguration of the approved lake or recisimed upland area, Written approved from the n
 Director of the Palm Beach County Department of Environmental Resources Management
 shall be obtained prior to modification of the planted filtonal zones.



File: 2k-209-24x36_25A10

Job No.: 2000-209.33

Date: 22 Jul 2010

Prepared by: BEH

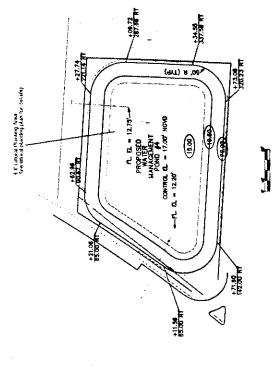
Seminole Pratt Whitney Road
M Canal to south of Orange Blvd

n Sections 25 & 36, Township 42 South, Range 40 East Palm Beach County, Florida Water Retention Pond 3
Planting Plan



- 3 FIGURE

SEE ABOVE



The ittorial zone planting uses shall be inspected pinds to planting, any part of the planting area is granter steeper than a 10; I stope planting stated not occur undir ergading's complete. Any grown for sorbic andor steepers species attail be treated with an appropriate take approved herbicke before plants are installed.

Fulsowing the completion of the pond and itilaral zone construction, the planting week shall be surveyed und field studed is followe.

Zone A: 0.8' to -1.0' Zone B: -1.0' to -1.5' Zone C: -1.5' to -2.0'

The planting unstity (generally 2 feet on center) was used to determine the number of plants required for zero; sees. The planting confunctor shall use in sown fleeted that the the species within each Planting Leads (4, 8 and 6); such a way as to othere a ralural appearance.

The planting zones, species, and spacing for the planted Mitoral zones of the Water Management (17.12 (WMT) are presented health. The lottle proposed planting seed of the WMT (2.5.1.1 ft.). (17.12 a.g., 17.19 to 90 in the proposed pond site are Boca five and and Rheire fine sand, depressional, therefore, the addition of a 6-inch sandrido soil layer is not proposed. Five species will be planted with an exerge specing of 2 feet on-center. ERM will be notified 48 hours pixtr to completion of Ritoral zone planting.

Maintenance and monitoring. The following maintenance and monitoring program is required for all plants direct cores and redefands planted upland areas of control cores and redefand planted uplant areas annual report to DRO indicating the translation solities. The applicant shall solbrill an annual report to DRO indicating the status of annual report of the proof of the status of a statu Ordinary Water Line (Control Elevation = 17.0' NGVD) as determined by Metric Engineering, Inc.

the current phase(s) of excavation; all phases of excavation and reclamation activities (including date(s) of completion

and anticipated dates of completions occurses (including categis) of completion and anticipated dates of completions of managed and anound of material removed from the site; condition of perimeter buffers and landscaping, and States of compliance with conditions of approval and applicable inquirements in the Section.

in compliance with Palm Beach County Department of Environmental Resources Management (ERM) servation requirements, allitous comes planting, materiansnes, and monitoring plan has been prepared for the water relation pond; that will be constructed in association with the improvements of Seminorial Phalt whitings Association than M. Canal to south of Orange Boulevard.

Litoral Zone Planting, Maintenance, and Monitoring Plan

(square feet)

Required Littoral (square feet)

Linear Shoreline (feet)

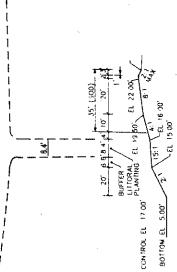
5,417

5,368

671

Littoral Zone Guarantee for Non-Phased Excavations

Littoral Zone 4 (0.12 acres) Plant List	acres) Plant List				Planting Depth
Scientific Name	Common Name	Quan. Size	Size	Density	(in fact)
Sagittaria tancifolia	duck potato	112	à	2' 0.6.	-0.8' to -1.0'
Pontederia cordata pickerelweed	pickerelweed	541	ă	2' o.c.	-1.0' to -1.5'
Thalia geniculata	fire flag	204	ã	2, 0.c.	-1.0
Scirpus validus	buirush	204	Þ	2' 0.c.	-1.0' to -2.0'
Nuphar Interm	spatterdock	154	Þ	2, o.c.	-2.0'



Section A-A N.T.S.

Seminole Pratt Whitney Road M Cond to south of Orange Blivel File: 2k-209-24x36_25A10 2000-209.33 22 Jul 2010

Prepared by

ECOLOGICAL CONSULTANTS
2711 V. Cabadis Aerna, Water Per Rota, 2779
(47) 14-9182 Cas (47) 45-135 (44-14)phthadoo

Job No.: Date:

Lotspeich and Associates, Inc.

Water Retention Pond 4 Planting Plan

North

FIGURE

SEE ABOVE

maintenance, storage and service areas and assess the condition of the groun as result of costolle leakes for or signing or locational constructs. The report stu-ricular multiple photographs (panorams are preferred) of the site clearly show these areas. Photographs must be taken at approximately the same focalion(s) these areas. period, he County float to planted littore or reclaimed planted uplead asset morrorogilance with the provisions headrn lite lact covere or milk planted uplead period. Will recognize we have been breakn lite lact covere or milk planted period, will be contained and maintenance and morror to provide under the maintenance and more than the maintenance and more than the content of morrisoning appear. Each morrisoning report, lead morrisoning report is better to morrisoning the time a content of morrisoning appears. The morror of period from the copy, and established uplant of planting areas. The report shall also dipicif the equition

In addition, the report shall detail the species, numbers and locations of additionings that were made to attain the eight percent (80%) survivorship/cover caleria, if such plantings were necessary.

axotic plant species removal and replanting

initial maintenance and monkoring of recialmed upland areas and littoral and upland jaining areas. The planted littoria conserved and intended or a least one year after planting. Equipment storage, maintenance for at least one year after planting. Equipment storage, maintenance or conservation are conserved or maintenance or sequence areas that be monitored until completion of the excevation activity for containing one by a goalded autobationes. The maintenance and monitoring program stall comply with the foreign endergoes requirement of monitoring and washing and completing and program stall comply persons involuting, activity particular and motivation of the confidence in respectively.

s each monitoring period shall be required to makriein the minimum:
80% coverage citetion for the planted illocal zone from the 180 day
monitoring partod; and.
80% survivouship for the planted upland area from the 180 day monitoring

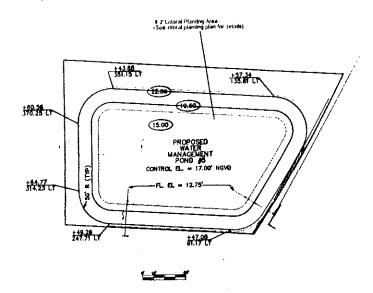
planted littoral zone and upland areas as spokeable;
I) prohibited and huselen non-native plant species as defined by Ari 14.C.; and
I) invarive species, such as catchet, primose withows and water hyachtin. species. Complete ramoval of the following plant species from the

invasive species, such as cattafe, primrose wildves and water byacinith.
 Regulated autostances, impedients and mentoring of all equipment storage, material and assivice, areas shall be required to ensure the site has not be

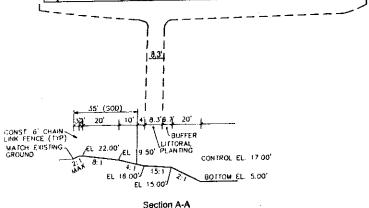
Long-Teym Haintenance and Monitoring of reclaimed upland areas and lithoral and upland planting area. After the first year, the land swiner or only having melinerance responsibility for the plantied littoral area and planted uplant areas and plantied uplant areas, a half areas in the abdoming menue.

imed upland areas shall mainlain a minimum sundecratify of 80 perc

in Sections 25 & 36, Township 42 South, Range 40 East Palm Beach County, Florida ВЕН



Littoral Zone 5 (0.13	acres) Plant List	:::::i:::			Planting Depth
Scientific Name	Common Name	Quan.	Size	Density	(in feet)
Sagittaria lancifolia	duck potato	292	br	2' o.c.	-0.8' to -1.0'
Pontederia cordata	pickerelweed	584	br	2° a.c.	-1.0' to -1.5'
Thalia geniculata	fire flag	220	br	2' o.c.	-1,0'
Scirpus validus	bulrush	220	br	2' o.c.	-1.0' to -2.0'
Nuphar luteum	spatterdock	146	br	2' o.c.	-2.0



ittoral Zone Guara	ntee for Non-Phased Excavations			
Linear Shoreline (feet)	Required Littoral (square feet)	Provided Littora (square feet)		
730	5,840	5.8 45		

Following the completion of the pond and titloral zone construction, the planting areas shall be surveyed and field staked as follows:

Zone A: -0.8' to -1 0 Zone B: -1.0' to -1.5' Zone C: -1.5' to -2.0'

- The littoral zone planting areas shall be inspected prior to planting. If any part of the planting area is graded steeper than a 10;1 stope, planting shall not occur until regrading is complete. Any growth of exolic and/or nulsance species shall be treated with an appropriate state approved herbicide before plants are installed.
- 3. The planting density (generally 2 feet on center) was used to determine the number of plants required for each area. The planting contractor shall use his own discretion to mix the species within each Planting Zone (A, & and C) in such a way as to achieve a natural appearance.

Littoral Zone Planting, Maintenance, and Monitoring Plan

in compliance with Paim Beach County Department of Environmental Resources Management (ERM) excavation requirements, a littoral zone planting, maintenance, and monitoring plan has been prepared for the water retention pond that will be constructed in association with the improvements of Seminole Prett Whitney Road from the M Canal to south of Orange Boulevard.

The planting zones, species, and spacing for the planted littoral zones of the Water Management Tract (WMT) are presented herein. The total proposed planting area for the WMT is 5,845 sq. ft. (0.13 ac.). The soils in the proposed pond site are Boca fine sand, Riviera fine sand, and Riviera fine sand, depressional; therefore, the addition of a 8-inch sandrop solitayer is not proposed. Five species will be planted with an average spacing of 2 feet on-center. ERM will be notified 48 hours prior to completion of tittoral zone planting.

Ordinary Water Line (Control Elevation = 17.0' NGVO) as determined by Metric Engineering, Inc.

Maintenance and monitoring. The following maintenance and monitoring program is required for all planted littoral zones and reclaimed planted upland areas.

Exception activity. The applicant shall submit an annual report to DRO indicating the status of the exception activity. The report shall include, but not be limited to, the status of

the current phase(s) of excavation; all phases of excavation and recismation activities (including date(s) of completion

and anticipated dates of completion); amount of material extracted and amount of material removed from the site;

Condition of perimeter buffers and landscaping, and

Status of compliance with conditions of approval and applicable requirements in

initial maintenance and monitoring of recisioned upland areas and littoral and upland planting areas. The planted littoral zones and planted upland areas shall be inspected and monitored for at least one year after planting. Equipment storage, maintenance and service areas shall be monitored until completion of the excavation activity for contamination by regulated substances. The maintenance and monitor program shall comply with the following requirements:

Maintenance, inspections, monitoring, exotic plant species removal and replanting during each monitoring period shalf be required to maintain the minimum

80% coverage criterion for the planted littoral zone from the 180 day monitoring period; and,

80% survivorship for the planted upland area from the 180 day mon

Exotic plant species. Complete removal of the following plant species from the planted littoral zone and upland areas, as applicable; t) prohibited and invasive non-native plant species as defined by Art 14.C.; and

2) invasive species, such as cattells, primrose willows and water hyacinth. Regulated substances, inspections and monitoring of all equipment storage, maintenance and service areas shall be required to ansure the site has not been contaminated by regulated substances. Construction areas shall be maintained in accordance with the "Regulated Substance Best Management Practices for the Construction Industry."

Submittals for monitoring programs. Submittal of monitoring reports for each monitoring period shall be required. The planted littoral zone reports shall be submitted to ERM and the reclaimed upland planting reports shall be submitted to the Zoning Division. These manitoring reports shall represent the manitoring periods commencing with a time zero report, 90 day, 160 day and 360 day reports

The time zero monitoring report shall include an as-built drawing signed and sealed by a professional recognized and approved by the Florida Department of Professional Regulation for this type of project and shall be submitted within 30 days of the initial planting. Each subsequent report shall be submitted within 30 days of the completion of the monitoring period, if following the first year of the maintenance and monitoring period, the County finds the planted littoral or reclaimed planted upland arese to be in non-compliance with the provisions herein, the land owner or entity having maintenance responsibility may be required by the County to extend their maintenance and monitoring period, until compliance with the maintenance and mondoring requirements is met.

Content of monitoring reports. Each monitoring report, including the time zero report, shall assess the species, numbers, and locations of plantad littoral zones. and reclaimed upland planting areas. The report shall also depict the equipment maintenance, storage and service areas and assess the condition of the ground as a result of possible leakage or spillage of regulated substances. The report shall include multiple photographs (panoramas are preferred) of the site clearly showing these areas. Photographs must be taken at approximately the same location(s)

In addition, the report shall detail the species, numbers and locations of additional plantings that were made to attain the eight percent (80%) survivorship/coverage criteria, if such plantings were necessary.

Long-Term Maintenance and Monitoring of registred upland areas and littoral and upland planting areas. After the first year, the land owner or entity having maintenance responsibility for the planted littoral zone and planted upland reclamation area, shell maintain these areas in the following manner:

The reclaimed upland areas shall maintain a minimum survivorship of 80 percent, and the planted littoral zone shall maintain a minimum coverage of 50 percent,

Exotic and invasive non-native plant species as defined by Art. 14.C. and invasive species, such as caltails, prinnose willows and water hyacinth, shall be restricted to a coverage of less than ten percent of the required planted littoral zone. No exotic or invasive non-native plant species shall be permitted in the upland areas.

Repair, reconstruction modification. DRO approval shall be obtained prior to any reconfiguration of the approved lake or reclaimed upland ares. Written approval from the n Director of the Palm Beach County Department of Environmental Resources Management shall be obtained prior to modification of the planted littoral zones.

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Seminole Pratt Whitney Road
M Canal to South of Orange Blvd.

in Sections 25 & 36, Township 42 South, Range 40 East Palm Beach County, Florida

Water Retention Pond 5 Planting Plan

North

FIGURE SEE ABOVE