



**II. FISCAL IMPACT ANALYSIS**

**A. Five Year Summary of Fiscal Impact:**

Fiscal Years	2019	2020	2021	2022	2023
Capital Expenditures	_____	_____	_____	_____	_____
Operating Costs	_____	_____	_____	_____	_____
External Revenues	_____	_____	_____	_____	_____
Program Income (County)	_____	_____	_____	_____	_____
In-Kind Match (County)	_____	_____	_____	_____	_____
<b>NET FISCAL IMPACT</b>	<u>0</u>	_____	_____	_____	_____
<b># ADDITIONAL FTE POSITIONS (Cumulative)</b>	_____	_____	_____	_____	_____

Is Item Included in Current Budget: Yes \_\_\_\_\_ No \_\_\_\_\_

Does this item include the use of federal funds? Yes \_\_\_\_\_ No \_\_\_\_\_

Budget Account No: Fund \_\_\_\_\_ Dept \_\_\_\_\_ Unit \_\_\_\_\_ Object \_\_\_\_\_  
 Program \_\_\_\_\_

**B. Recommended Sources of Funds/Summary of Fiscal Impact:**

No Fiscal Impact.

Fixed Asset Number \_\_\_\_\_ n/a

**C. Departmental Fiscal Review:** *Kern Spies*

**III. REVIEW COMMENTS**

**A. OFMB Fiscal and/or Contract Development Comments:**

*Robert Decker* 6/14/19  
 OFMB 6/14/19

*Ann J. Jankowicz* 6/18/19  
 Contract Development and Control

**B. Legal Sufficiency:**

*H. Jal* 6/20/19  
 Assistant County Attorney

**C. Other Department Review:**

\_\_\_\_\_  
 Department Director

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

TWP 42

10

10

11

J. W. Corbett  
Wildlife  
Management Area

TWP 42

15

14

93rd Rd N	93rd Rd N	93rd Rd N	93rd Rd N	93rd Rd N
92nd Ln N	92nd Ln N	92nd Ln N	92nd Ln N	92nd Ln N
Murcott Blvd	Murcott Blvd	Murcott Blvd	Murcott Blvd	Murcott Blvd
91st Pl N	91st Pl N	91st Pl N	91st Pl N	91st Pl N
90th St N	90th St N	90th St N	90th St N	90th St N
			Hamlin Blvd	
			89th Pl N	89th Pl N
			88th Rd N	88th Rd N
			87th Ln N	87th Ln N
			86th St N	86th St N
				Valencia Blvd
			84th Ct N	84th Ct N
			83rd Pl N	83rd Pl N
			82nd Rd N	82nd Rd N
			81st Ln N	81st Ln N
			80th St N	80th St N
				Temple Blvd
			79th Ct N	79th Ct N
			78th Rd N	78th Rd N
			77th Ln N	77th Ln N

SUBJECT

County Pines  
Samuel  
Friedland Park

22

23

TWP 42

12

RNG 40

See pg 39

RNG 40

LOCATION MAP





Prepared by & Return to:  
Peter Banting, Real Estate Specialist  
Palm Beach County  
Property & Real Estate Management Division  
2633 Vista Parkway  
West Palm Beach, Florida 33411-5605

Property Control Number: 00-40-42-22-00-000-1020

**PERMANENT SIDEWALK AND TEMPORARY CONSTRUCTION EASEMENT**

**THIS PERMANENT SIDEWALK AND TEMPORARY CONSTRUCTION EASEMENT** (“Easement”), granted this \_\_\_\_\_ day of \_\_\_\_\_, 2019, by and between **PALM BEACH COUNTY**, a political subdivision of the State of Florida, by and through its Board of County Commissioners, whose mailing address is 2633 Vista Parkway, West Palm Beach, Florida 33411, herein referred to as “County” and **INDIAN TRAIL IMPROVEMENT DISTRICT**, an Independent Special District of the State of Florida, whose mailing address is 13476 61<sup>st</sup> Street North, West Palm Beach, Florida 33412, herein referred to as “Grantee”.

**WITNESSETH:**

WHEREAS, County owns certain real property located at 18500 Hamlin Blvd., Loxahatchee, FL, known as The County Pines at Samuel Friedland Park (the County Property); and

WHEREAS, Grantee desires easement areas over the County Property, each of which are separately described herein below as Exhibits “A”, “B”, and “C” for the following uses and purposes:

1. 6’ Permanent Sidewalk Easement, as described in Exhibit “A” (the “6’ Permanent Sidewalk Easement Premises”), and
2. Temporary Construction Easements, as described in Exhibit “B” and “C” (the “Temporary Construction Easement”).

The 6’ Permanent Sidewalk Easement Premises and Temporary Construction Easement Premises are hereinafter collectively referred to as the “Easement Premises” or the “Easement”, as the context may require, and the Temporary Construction Easement Premises as herein referred to as the “TCE Premises”.

NOW THEREFORE, County for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, has granted, bargained, sold and conveyed, and does hereby grant, bargain, sell and convey unto Grantee, its successors and assigns, upon the conditions hereinafter set forth, (i) a non-exclusive permanent sidewalk easement over, across and through the 6' Permanent Sidewalk Easement Premises for the purpose of constructing and maintaining a sidewalk for pedestrian access, ingress and egress and lighting, and (ii) a temporary construction easement over, across and through the TCE Premises for purposes of construction of the sidewalk and lighting improvements within the 6' Permanent Sidewalk Easement Premises. The rights granted to Grantee over, across and through the TCE Premises shall be limited to the right to utilize the TCE Premises for construction-related activities, including, but not limited to, clearing of vegetation, staging, and storage of construction materials and equipment, to support the construction and development of the 6' Permanent Sidewalk Easement Premises, together with the right of ingress and egress thereto over the TCE Premises.

The rights granted over, across and through the TCE Premises shall terminate upon the earlier of the following: (i) the completion of the construction of the facilities located on the 6' Permanent Sidewalk Easement Premises and the restoration of the lands in TCE Premises: or (ii) December 31, 2021.

The Easement Premises are all being situate, lying and being in the County of Palm Beach, State of Florida to wit:

**See Legal Descriptions Marked Exhibit "A", Exhibit "B" and Exhibit "C"  
Attached Hereto and Made a Part Hereof by Reference.**

**THE CONDITIONS OF THE EASEMENT ARE SUCH THAT:**

1. All costs associated with the work performed within the Easement Premises shall be borne by Grantee and be done in compliance with all applicable law.
2. Grantee shall submit to Palm Beach County's Director of Parks & Recreation, or his/her designee, ("Director") a written construction schedule and plans (the "Plans") for review and approval not less than thirty (30) days prior to the proposed commencement of all work involving the Easement Premises. The Director shall have fifteen (15) days to review the written construction schedule and plans and to notify Grantee whether any such written construction schedule and plans are approved or disapproved. The Director shall

specifically state the basis for any disapproval of Grantee's construction schedule and/or plans. All modifications and reviews to the Plans shall be subject to the review and approval of the Director.

3. Upon completion of the sidewalk and lighting improvements, Grantee shall restore the TCE Premises to substantially the same condition as existed on the Effective Date of this Easement, which restoration shall occur no later than thirty (30) days following the completion of the construction of the sidewalk and lighting improvements on the 6' Permanent Sidewalk Easement Premises. In the event that damage to the Easement Premises, County's improvements or the County Property is caused by Grantee, its employees or agents, Grantee shall, at the County's option, promptly restore, repair, replace or re-sod, the damaged property using materials of like kind or quality or reimburse County for the documented cost incurred by County in repairing or replacing the damaged property.
4. Following expiration of the TCE, all regular maintenance involving Grantee's exercise of the easement rights herein granted over the 6' Permanent Sidewalk Easement Premises shall be coordinated with the Director by providing written notice thirty (30) days prior to the start of the proposed maintenance. Notice of any emergency maintenance involving Grantee's exercise of the easement rights herein granted over the 6' Permanent Sidewalk Easement Premises shall be given to the Director as soon as practicable.
5. Grantee shall diligently pursue all work performed hereunder to completion and exercise the rights granted hereunder in a manner that does not unreasonably interfere with and minimizes the impact upon County's use of the Easement Premises.
6. Grantee shall ensure that, during and as a result of use by Grantee, County's driveways, which are accessed from the contiguous roadway, shall remain open and passable at all time by County's pedestrians and vehicles.
7. Grantee shall ensure that the Easement Premises are safe and secured at all times that work is being performed on the Easement Premises. Grantee's use of the Easement Premises is at Grantee's sole risk.
8. The manufacture, distribution, dispensation, possession, consumption or use of alcohol, tobacco products of any kind, e-cigarettes or controlled substances on the Easement is

strictly prohibited. This provision shall be included in all contracts let by the Grantee for any work on the Easement Premises.

9. This Easement shall in no way restrict any right and interest of County in the use, maintenance and quiet enjoyment of the Easement Premises to the extent that such does not materially interfere with the rights granted herein, including but not limited to the right to install maintain above ground and subsurface improvements such as fences, irrigation lines, landscaping, light poles, utility lines, sidewalks, roadways, driveways, and other improvements in, on or under the Easement Premises.
10. Grantee shall be liable for its own actions and negligence and, to the extent permitted by law, shall indemnify, defend and hold harmless the County against any actions, claims, or damages arising out of the Grantee's negligence in connection with this Easement. The foregoing indemnification shall not require a waiver of sovereign immunity beyond the limits set forth in Florida Statutes Section 768.28, nor shall the same be construed to constitute agreement by Grantee to indemnify County for County's negligent, willful or intentional acts or omissions.
11. Without waiving the right to sovereign immunity as provided by Section 768.28, Florida Statutes, Grantee acknowledges to be self-insured for General Liability and Automobile Liability under Florida sovereign immunity statutes with coverages limits of \$200,000 Per Person and \$300,000 Per Occurrence; or such monetary waiver limits that may change and be set forth by the legislature.

In the event Grantee maintains third-party Commercial General Liability and Business Auto Liability in lieu of exclusive reliance on self-insurance under Section 768.28, Florida Statutes, Grantee shall maintain said insurance policies at limits not less than those required by Florida Statutes 768.28 as amended.

Grantee agrees to maintain or be self-insured for Workers' Compensation & Employer's Liability insurance in accordance with Florida Statutes Chapter 440.

When requested, Grantee shall provide a Certificate of Insurance evidencing insurance, self-insurance and/or sovereign immunity status, which County agrees to recognize as acceptable for the above-mentioned coverages.

Compliance with the foregoing requirements shall not relieve Grantee of its liability and obligations under this Easement.



In addition, Grantee shall require all contractors to provide on a primary basis where applicable: General Liability Insurance in an amount not less than One Million Dollars (\$1,000,000) per occurrence and Three Million Dollars (\$3,000,000) general aggregate, bodily injury and property damage liability coverage, and Workers' Compensation covering all employees in accordance with Chapter 440 Florida Statutes. The General Liability policy shall include coverage for the Easement Premises, Operations, Contractual Liability coverages, Independent Contractors Contractual Liability, and Broad Form Property Damage Liability coverages. In addition, Grantee shall require contractor to provide Business Automobile Liability at a limit of liability no less than \$1,000,000 Each Occurrence for all owned, non-owned and hired automobiles. Grantee shall require any contractor or subcontractor performing work within the Easement Premises on behalf of Grantee to, at all times during the performance of such work, maintain in full force and effect insurance of the same type and amount as required herein. Such insurance shall be issued by an insurance company licensed to do business in the State of Florida and contain a thirty (30) day notice of cancellation where permitted by the policy.

Except for Workers' Compensation, all insurance policies shall name County and Grantee as Additional Insureds.

Grantee shall provide Certificates of Insurance evidencing such insurance coverage for Grantee's contractors to County prior to the commencement of any work pursuant to this Easement to:

Palm Beach County  
Property & Real Estate Management Division  
Attention: Director  
2633 Vista Parkway  
West Palm Beach, Florida 33411-5605

In the case of the initial construction of the improvements by the Florida Department of Transportation (Department), section 11 above shall not apply but, the following paragraph shall be included in the Department's contract with its contractor:

**Commercial General Liability Insurance:** The Department shall cause its contractor to: (a) carry Commercial General Liability insurance providing continuous coverage

for all work or operations performed under the Contract. Such insurance shall be no more restrictive than that provided by the latest occurrence form edition of the standard Commercial General Liability Coverage Form (ISO Form CG 00 01) as filed for use in the State of Florida; (b) name the Department, Indian Trail Improvement District and Palm Beach County as Additional Insureds as to such insurance. Such coverage shall be on an "occurrence" basis and shall include Products/Completed Operations coverage. The coverage afforded to the parties listed as Additional Insureds shall be primary as to any other available insurance and shall not be more restrictive than the coverage afforded to the Named Insured. The limits of coverage shall not be less than \$1,000,000 for each occurrence and not less than a \$5,000,000 annual general aggregate, inclusive of amounts provided by an umbrella or excess policy. The limits of coverage described herein shall apply fully to the work or operations performed under the Contract, and may not be shared with or diminished by claims unrelated to the contract. The policy/ies and coverage described herein may be subject to a deductible; and (c) pay all deductibles as required by the policy. No policy/ies or coverage described herein may contain or be subject to a Retention or a Self-Insured Retention. Prior to the execution of the Contract, and at all renewal periods which occur prior to final acceptance of the work, the Department shall be provided with an ACORD Certificate of Liability Insurance reflecting the coverage described herein. The Department shall be notified in writing within ten days of any cancellation, notice of cancellation, lapse, renewal, or proposed change to any policy or coverage described herein. The Department's approval or failure to disapprove any policy/ies, coverage, or ACORD Certificates shall not relieve or excuse any obligation to procure and maintain the insurance required herein, nor serve as a waiver of any rights or defenses the Department may have.

In no event shall the limits of said insurance policies be considered as limiting the liability of Grantee under this Easement. Furthermore, Grantee shall and hereby does hold County harmless from any loss or damage incurred or suffered by County due to Grantee's failure to maintain such insurance.

12. Grantee hereby expressly agrees that in the event that Grantee abandons its use of the Easement Premises for the purpose herein expressed, this Easement shall become null and void, and all the right, title and interest in and to the Easement Premises shall revert to County.
13. All of the benefits, burdens, covenants and agreements herein shall constitute covenants running with the land.
14. This Easement may not be assigned by Grantee.
15. All notices, consents, approvals, and elections (collectively, "notices") to be given or delivered by or to any party hereunder shall be in writing and shall be (as elected by the party giving such notice) hand delivered by messenger, courier service, or national overnight delivery service (provided in each case a receipt is obtained), e-mail, telecopied or faxed, or alternatively shall be sent by United States Certified Mail, with Return-Receipt Requested. The effective date of any notice shall be the date of delivery of the notice if by personal delivery, courier services, national overnight delivery service, or on the date of transmission with confirmed answer back if telecopier or fax if transmitted before 5 P.M. on a business day and on the next business day if transmitted after 5 P.M. or on a non-business day; or if mailed, upon the date which the return receipt is signed or delivery is refused or the notice designated by the postal authorities as non-deliverable, as the case may be. The parties acknowledge that, prior to sending any notice via e-mail, each recipient's contact information shall be verified. All notices via e-mails shall require a return receipt. Acknowledgment of receipt from one recipient constitutes delivery of notice.

The parties hereby designate the following addresses as the addresses to which notices may be delivered, and delivery to such addresses shall constitute binding notice given to such party:

COUNTY:

Palm Beach County  
Property & Real Estate Management Division  
Attention: Director  
2633 Vista Parkway  
West Palm Beach, Florida 33411-5605  
Fax No.: (561) 233-0210  
email: rhering@pbcgov.org

With a copy to:

County Attorney's Office  
Attention: Real Estate  
301 North Olive Avenue, Suite 601  
West Palm Beach, Florida 33401-4791  
Fax No.: (561) 355-4398  
email: hfalcon@pbcgov.org

and

Palm Beach County Parks and Recreation Department  
Attention: Director  
2700<sup>th</sup> Avenue South  
Lake Worth, Florida 33461  
Fax No.: (561) 963-6747  
email: ecall@pbcgov.org

GRANTEE:

Indian Trail Improvement District  
Attention: Executive Director  
13476 61<sup>st</sup> Street North  
West Palm Beach, Florida  
Fax No.:  
email:

16. This Easement is granted without warranty or representation and subject to zoning and other governmental restrictions, matters reflected on any plat relating to the Easement Premises, and all other easements, restrictions, conditions, encumbrances and other matters of record.
17. In the event Grantee fails or refuses to perform any term, covenant, or condition of this Easement and fails to cure such failure or refusal to perform after receipt of written notice from the County providing a ninety (90) day time frame to cure, County shall have the right to give Grantee notice that County intends to terminate this Easement upon a specified date not less than ninety (90) days after the date notice is received by Grantee.
18. This Easement shall be governed by, construed and enforced in accordance with the laws of the State of Florida. Venue in any action, suit or proceeding in connection with this Easement shall be in a state court of competent jurisdiction in Palm Beach County, Florida.

19. No party shall be considered the author of this Easement since the parties hereto have participated in extensive negotiations and drafting and redrafting of this document to arrive at a final agreement. Thus, the terms of this Easement shall not be strictly construed against one party as opposed to the other party based upon who drafted it. In the event that any section, paragraph, sentence, clause, or provision hereof is held by a court of competent jurisdiction to be invalid, such holding shall not affect the remaining portions of this Easement and the same shall remain in full force and effect.
20. This Easement represents the entire understanding between the parties, and supersedes all other negotiations, representations, or agreement, either written or oral, relating to this Easement.
21. The parties expressly agree that time is of the essence in this Easement and the failure by a party to complete performance within a reasonable time, shall, at the option of the other party without liability, in addition to any other rights or remedies, relieve the other party of any obligation to accept such performance.
22. The parties will not discriminate against any person with legally protected status in any activity under this Easement Agreement.
23. This Easement is expressly contingent upon the approval of the Palm Beach County Board of County Commissioners, and shall become effective only when signed by and approved by the Palm Beach County Board of County Commissioners, and recorded by County.
24. No provision of this Easement is intended to, or shall be construed to, create any third party beneficiary or to provide any rights to any person or entity not a party to this Easement, including but not limited to any citizens of Palm Beach County or employees of County or Grantee.
25. Palm Beach County Office of the Inspector General Audit Requirements. The Grantee will cooperate with the Palm Beach County Office of Inspector General in that Office's review of the contract requirements herein.
26. By Grantee's exercise of the rights granted by this instrument, Grantee acknowledges and agrees that the conditions imposed herein shall bind and be enforceable against Grantee to the same extent as if Grantee had physically executed this instrument.

**IN WITNESS WHEREOF**, County has caused these presents to be executed in its name, by its proper officers thereunto duly authorized, the day and year first above written.

ATTEST:

SHARON R. BOCK  
CLERK & COMPTROLLER

PALM BEACH COUNTY, a political  
subdivision of the State of Florida

By: \_\_\_\_\_  
Deputy Clerk

By: \_\_\_\_\_  
Mack Bernard, Mayor

Signed and delivered  
in the presence of:

APPROVED AS TO TERMS AND  
CONDITIONS

By: *[Signature]*  
Department Director

\_\_\_\_\_  
Witness Signature

\_\_\_\_\_  
Print Witness Name

APPROVED AS TO FORM  
AND LEGAL SUFFICIENCY

By: *[Signature]*  
Assistant County Attorney

\_\_\_\_\_  
Witness Signature

\_\_\_\_\_  
Print Witness Name

ACCEPTANCE BY DISTRICT

THE FOREGOING "PERMANENT SIDEWALK AND TEMPORARY CONSTRUCTION EASEMENT" IS ACCEPTED BY THE BOARD OF SUPERVISORS OF INDIAN TRAIL IMPROVEMENT DISTRICT THIS 19th DAY OF June, 2019.

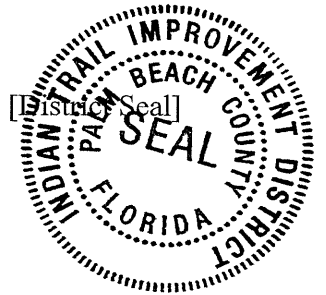
ATTEST:

INDIAN TRAIL IMPROVEMENT DISTRICT, an Independent Special District of the State of Florida

Mary M. Viator  
Secretary

BY: Betty Argue  
Betty Argue

ITS: President



STATE OF FLORIDA )  
COUNTY OF PALM BEACH )

The foregoing instrument was acknowledged before me this 19th day of June, 2019 by Betty Argue and Mary M. Viator, President and Secretary, respectively, of Indian Trail Improvement District, who are personally known to me.

{Notary Seal}

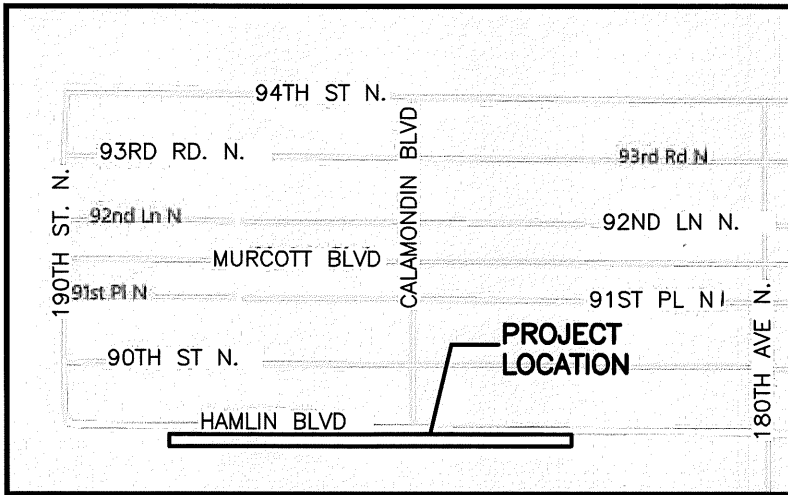


Scarlet Lea Cantley  
Notary Public, State of Florida  
My Commission Expires:

**EXHIBIT "A"**

**LOCATION MAP**

SCALE: N.T.S.



**DESCRIPTION:**

A PARCEL OF LAND LYING IN SECTION 22, TOWNSHIP 42 SOUTH, RANGE 40 EAST, PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SAID SECTION 22;

THENCE NORTH 89°53'55" WEST, AS A BASIS OF BEARINGS, ALONG THE NORTH LINE OF SAID SECTION 22, A DISTANCE OF 1766.15 FEET;

THENCE SOUTH 00°00'18" WEST, A DISTANCE OF 4.00 FEET TO THE POINT OF BEGINNING;

THENCE CONTINUE SOUTH 00°00'18" WEST, A DISTANCE OF 6.00 FEET;

THENCE NORTH 89°53'55" WEST, A DISTANCE OF 13.36 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 2.00 FEET AND A CENTRAL ANGLE OF 46°04'18";

THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 1.61 FEET TO A POINT OF TANGENCY;

THENCE SOUTH 44°01'47" WEST, A DISTANCE OF 51.29 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 8.00 FEET AND A CENTRAL ANGLE OF 46°04'18";

**THIS IS NOT A BOUNDARY SURVEY**

**CRAIG A. SMITH & ASSOCIATES**



21045 COMMERCIAL TRAIL  
BOCA RATON, FLORIDA 33486  
(561)791-9280  
CERT. NO. LB0003110



**INDIAN TRAIL IMPROVEMENT DISTRICT  
6' PERMANENT SIDEWALK EASEMENT  
PALM BEACH COUNTY, FLORIDA**

**PROJECT NUMBER: 13-1736-407**

FILE NAME: 01-1736-6F-PERM-EASM-2.dwg

SHEET 1 OF 7

\\cas-depot\Projects\Districts\Indian\_Trail\_Improvement\13-1736-0407-HAMLIN-RM\01-5\survey\PLANS\EASEMENT\6'-PERM-EASM-2\01-1736-6F-PERM-EASM-2.dwg, 5 / 15 / 2019 8:59:42 AM, scdlvr, 1:1



EXHIBIT "A"

THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 6.43 FEET TO A POINT OF TANGENCY;

THENCE NORTH 89°53'55" WEST ALONG A LINE PARALLEL WITH THE NORTH LINE OF SAID SECTION 22, A DISTANCE OF 1934.49 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 8.00 FEET AND A CENTRAL ANGLE OF 49°35'10";

THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 6.92 FEET TO A POINT OF TANGENCY;

THENCE NORTH 40°18'44" WEST, A DISTANCE OF 47.92 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 2.00 FEET AND A CENTRAL ANGLE OF 49°35'10";

THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 1.73 FEET TO A POINT OF TANGENCY;

THENCE NORTH 89°53'55" WEST, A DISTANCE OF 30.77 FEET;

THENCE NORTH 00°04'42" WEST, A DISTANCE OF 6.00 FEET;

THENCE SOUTH 89°53'55" EAST, A DISTANCE OF 30.79 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 8.00 FEET AND A CENTRAL ANGLE OF 49°35'10";

THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 6.92 FEET TO A POINT OF TANGENCY;

THENCE SOUTH 40°18'44" EAST, A DISTANCE OF 47.92 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 2.00 FEET AND A CENTRAL ANGLE OF 49°35'10";

THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 1.73 FEET TO A POINT OF TANGENCY;

THENCE SOUTH 89°53'55" EAST ALONG A LINE PARALLEL WITH THE NORTH LINE OF SAID SECTION 22, A DISTANCE OF 1934.49 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 2.00 FEET AND A CENTRAL ANGLE OF 46°04'18";

THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 1.61 FEET TO A POINT OF TANGENCY;

THIS IS NOT A BOUNDARY SURVEY

**CRAIG A. SMITH & ASSOCIATES**



21045 COMMERCIAL TRAIL  
BOCA RATON, FLORIDA 33486  
(561)791-9280  
CERT. NO. LB0003110



INDIAN TRAIL IMPROVEMENT DISTRICT  
6' PERMANENT SIDEWALK EASEMENT  
PALM BEACH COUNTY, FLORIDA

PROJECT NUMBER: 13-1736-407

FILE NAME: 01-1736-6F-PERM-EASM-2.dwg

SHEET 2 OF 7

\\cas-depot\Projects\Districts\Indian\_Trail\_Improvement\13-1736-0407-HAWLIN-FRM\01-Survey\PLANS\EASEMENT\6'-PERM-EASM-2\01-1736-6F-PERM-EASM-2.dwg, 5/15/2019 9:00:09 AM, selvir, li

EXHIBIT "A"

THENCE NORTH 44°01'47" EAST, A DISTANCE OF 51.29 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 8.00 FEET AND A CENTRAL ANGLE OF 46°04'18";

THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 6.43 FEET TO A POINT OF TANGENCY;

THENCE SOUTH 89°53'55" EAST, A DISTANCE OF 13.35 FEET TO THE POINT OF BEGINNING.

SAID LANDS SITUATE IN PALM BEACH COUNTY, FLORIDA, CONTAINING 12567 SQUARE FEET, 0.29 ACRES, MORE OR LESS.

SURVEYOR'S NOTES:

1. REPRODUCTIONS OF THIS DOCUMENT ARE NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A LICENSED FLORIDA PROFESSIONAL SURVEYOR AND MAPPER.
2. BEARINGS SHOWN HEREON ARE RELATIVE TO THE NORTH LINE OF SECTION 22 TOWNSHIP 42 SOUTH, RANGE 40 EAST PALM BEACH COUNTY, FLORIDA, HAVING A BEARING OF N 89°53'55" W. (NORTH AMERICAN DATUM OF 1983 WITH THE 1990 ADJUSTMENT). SECTIONAL COORDINATES SHOWN HEREON ARE PER THE PALM BEACH COUNTY SURVEY SECTION.
3. NO SEARCH OF THE PUBLIC RECORDS WAS PERFORMED BY THIS FIRM IN THE MAKING OF THIS SKETCH AND DESCRIPTION. THERE MAY EXIST EASEMENTS, RESTRICTIONS, RIGHTS OF WAY, ETC., WHICH APPEAR IN THE PUBLIC RECORDS, OR THAT ARE BASED ON UNDOCUMENTED AND/OR UNRECORDED AGREEMENTS, WHICH AFFECT THIS SKETCH.
4. ALL DISTANCES ARE GROUND UNLESS OTHERWISE NOTED. (GROUND DISTANCE X .9999824 = GRID DISTANCE)

THIS IS NOT A BOUNDARY SURVEY

**CRAIG A. SMITH & ASSOCIATES**



21045 COMMERCIAL TRAIL  
BOCA RATON, FLORIDA 33486  
(561)791-9280  
CERT. NO. LB0003110



INDIAN TRAIL IMPROVEMENT DISTRICT  
6' PERMANENT SIDEWALK EASEMENT  
PALM BEACH COUNTY, FLORIDA

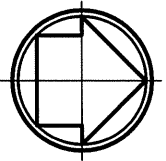
PROJECT NUMBER: 13-1736-407

FILE NAME: 01-1736-6F-PERM-EASM-2.dwg

SHEET 3 OF 7

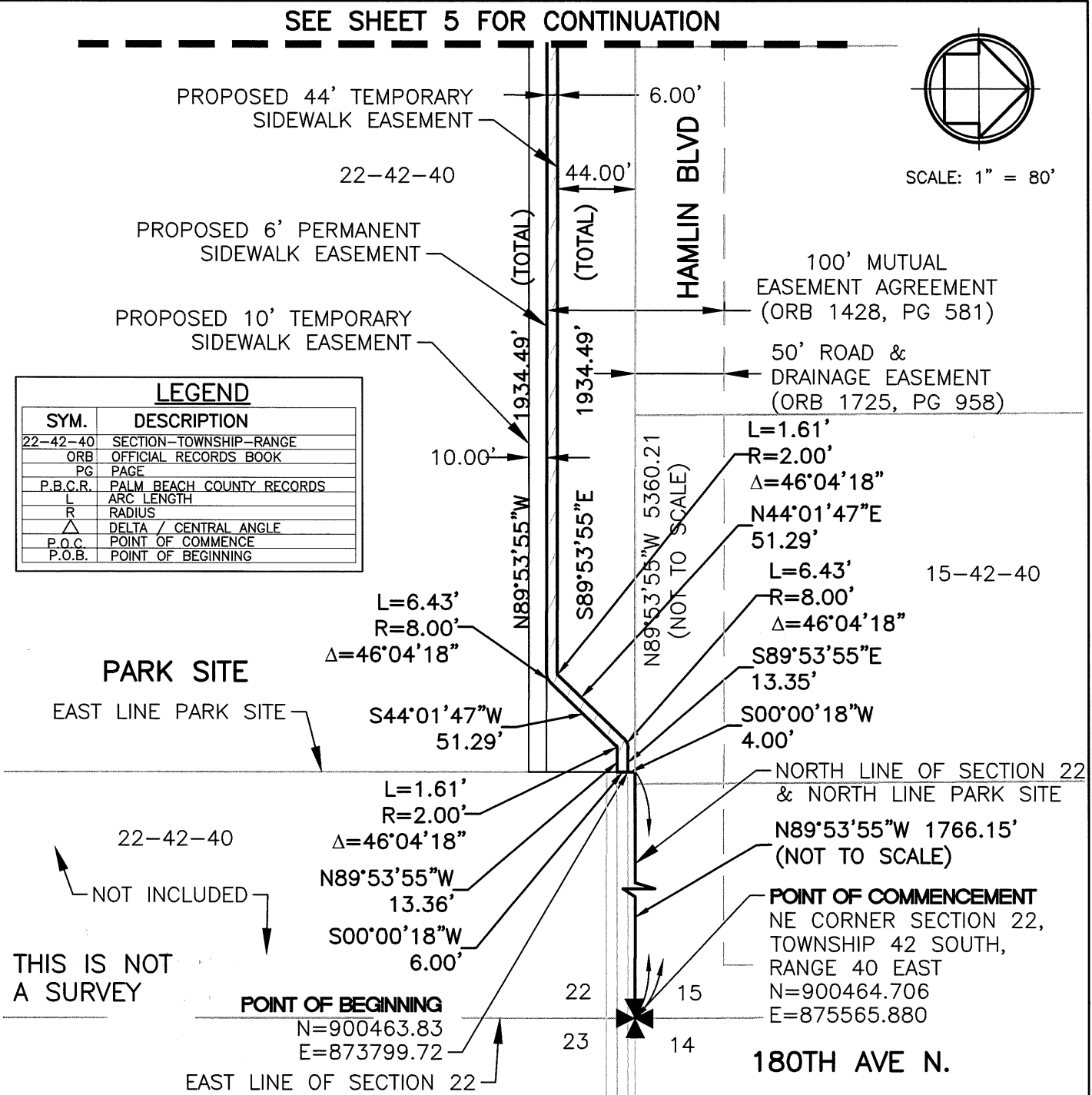
EXHIBIT "A"

SEE SHEET 5 FOR CONTINUATION



SCALE: 1" = 80'

LEGEND	
SYM.	DESCRIPTION
22-42-40	SECTION-TOWNSHIP-RANGE
ORB	OFFICIAL RECORDS BOOK
PG	PAGE
P.B.C.R.	PALM BEACH COUNTY RECORDS
L	ARC LENGTH
R	RADIUS
Δ	DELTA / CENTRAL ANGLE
P.O.C.	POINT OF COMMENCE
P.O.B.	POINT OF BEGINNING



PREPARED FOR

INDIAN TRAIL IMPROVEMENT DISTRICT

CRAIG A. SMITH & ASSOCIATES

21045 COMMERCIAL TRAIL  
BOCA RATON, FLORIDA 33486  
(561)791-9280  
CERT. NO. LB0003110



INDIAN TRAIL IMPROVEMENT DISTRICT  
6' PERMANENT SIDEWALK EASEMENT  
PALM BEACH COUNTY, FLORIDA

PROJECT NUMBER: 13-1736-407

FILE NAME: 01-1736-6F-PERM-EASM-2.dwg

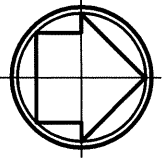
SHEET 4 OF 7

REVISION	DWN	DATE	FB/PG	CKD
REVISED PER COMMENTS	SEE	05/09/19	N/A	RDK
SKETCH_&_DESCRIPTION	SEE	02/25/19	N/A	RDK

\\cas-depot\Projects\Districts\Indian\_Trail\_Improvement\13-1736-0407-HAMLIN-RW\01-Survey\PLANS\EASEMENT\6'-PERM-EASM-2.dwg, 5/15/2019 9:00:44 AM, sdvir, li

EXHIBIT "A"

SEE SHEET 6 FOR CONTINUATION



SCALE: 1" = 80'

CALAMONDIN BLVD

PROPOSED 10' TEMPORARY  
SIDEWALK EASEMENT

10.00'

PROPOSED 6' PERMANENT  
SIDEWALK EASEMENT

50' ROAD &  
DRAINAGE EASEMENT  
(ORB 1725, PG 958)

6.00'

22-42-40

1934.49' (TOTAL)

1934.49' (TOTAL)

N89°53'55"W 5360.21  
(NOT TO SCALE)

HAMLIN BLVD

LEGEND	
SYM.	DESCRIPTION
22-42-40	SECTION-TOWNSHIP-RANGE
ORB	OFFICIAL RECORDS BOOK
PG	PAGE
P.B.C.R.	PALM BEACH COUNTY RECORDS
L	ARC LENGTH
R	RADIUS
Δ	DELTA / CENTRAL ANGLE
P.O.C.	POINT OF COMMENCE
P.O.B.	POINT OF BEGINNING

PARK SITE

PROPOSED 44' TEMPORARY  
SIDEWALK EASEMENT

100' MUTUAL  
EASEMENT AGREEMENT  
(ORB 1428, PG 581)

44.00'

15-42-40

NORTH LINE OF SECTION 22  
& NORTH LINE PARK SITE  
(N89°53'55"W BEARING BASE)

N89°53'55"W

S89°53'55"E

THIS IS NOT  
A SURVEY

SEE SHEET 4 FOR CONTINUATION

PREPARED FOR

INDIAN TRAIL IMPROVEMENT DISTRICT

REVISION	DWN	DATE	FB/PG	CKD
REVISED PER COMMENTS	SEE	05/09/19	N/A	RDK
SKETCH_&_DESCRIPTION	SEE	02/25/19	N/A	RDK

CRAIG A. SMITH & ASSOCIATES

21045 COMMERCIAL TRAIL  
BOCA RATON, FLORIDA 33486  
(561)791-9280  
CERT. NO. LB0003110



INDIAN TRAIL IMPROVEMENT DISTRICT  
6' PERMANENT SIDEWALK EASEMENT  
PALM BEACH COUNTY, FLORIDA

PROJECT NUMBER: 13-1736-407

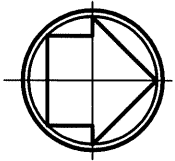
FILE NAME: 01-1736-6F-PERM-EASM-2.dwg

SHEET 5 OF 7

\\cas-depot\Projects\Districts\Indian\_Trail\_Improvement\13-1736-0407-HAMLIN-FRM\01-Survey\PLANS\EASEMENT\6'-PERM-EASM-2\01-1736-6F-PERM-EASM-2.dwg, 5/15/2019 9:00:59 AM, sdwr, li

EXHIBIT "A"

SEE SHEET 7 FOR CONTINUATION



SCALE: 1" = 80'

100' MUTUAL  
EASEMENT AGREEMENT  
(ORB 1428, PG 581)

10.00'

PROPOSED 10' TEMPORARY  
SIDEWALK EASEMENT

PROPOSED 6' PERMANENT  
SIDEWALK EASEMENT

NORTH LINE OF SECTION 22  
& NORTH LINE PARK SITE  
(N89°53'55"W BEARING BASE)

LEGEND	
SYM.	DESCRIPTION
22-42-40	SECTION-TOWNSHIP-RANGE
ORB	OFFICIAL RECORDS BOOK
PG	PAGE
P.B.C.R.	PALM BEACH COUNTY RECORDS
L	ARC LENGTH
R	RADIUS
Δ	DELTA / CENTRAL ANGLE
P.O.C.	POINT OF COMMENCE
P.O.B.	POINT OF BEGINNING

1934.49' (TOTAL)

1934.49' (TOTAL)

N89°53'55"W 5360.21  
(NOT TO SCALE)  
HAMLIN BLVD

15-42-40

22-42-40

50' ROAD &  
DRAINAGE EASEMENT  
(ORB 1725, PG 958)

44.00'

PARK SITE

6.00'

PROPOSED 44'  
TEMPORARY SIDEWALK  
EASEMENT

THIS IS NOT  
A SURVEY

SEE SHEET 5 FOR CONTINUATION

PREPARED FOR

INDIAN TRAIL IMPROVEMENT DISTRICT

REVISION	DWN	DATE	FB/PG	CKD
REVISED PER COMMENTS	SEE	05/09/19	N/A	RDK
SKETCH_&_DESCRIPTION	SEE	02/25/19	N/A	RDK

CRAIG A. SMITH & ASSOCIATES



21045 COMMERCIAL TRAIL  
BOCA RATON, FLORIDA 33486  
(561)791-9280  
CERT. NO. LB0003110



INDIAN TRAIL IMPROVEMENT DISTRICT  
6' PERMANENT SIDEWALK EASEMENT  
PALM BEACH COUNTY, FLORIDA

PROJECT NUMBER: 13-1736-407

FILE NAME: 01-1736-6F-PERM-EASM-2.dwg

SHEET 6 OF 7

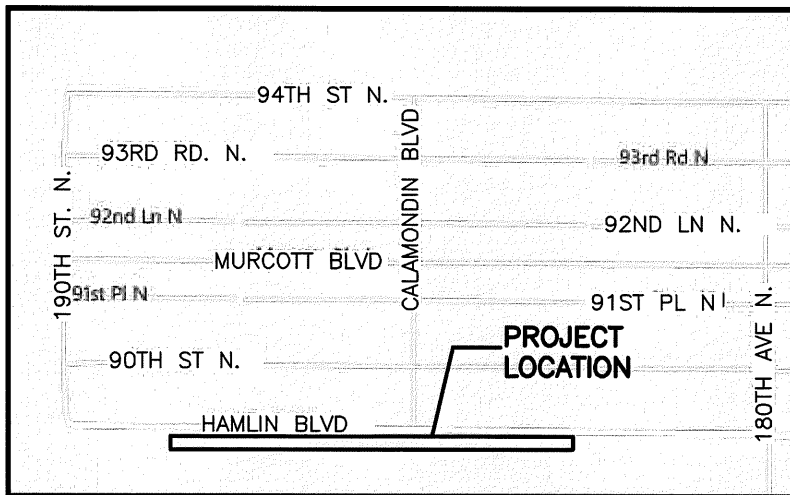
\\cas-depot\Projects\Districts\Indian\_Trail\_Improvement\13-1736-0407-HAMLIN-RW\01-Survey\PLANS\EASEMENT\6'-PERM-EASM-2\01-1736-6F-PERM-EASM-2.dwg, 5/15/2019 9:01:18 AM, sdwlr, li



**Exhibit "B"**

**LOCATION MAP**

SCALE: N.T.S.



**DESCRIPTION:**

A PARCEL OF LAND LYING IN SECTION 22, TOWNSHIP 42 SOUTH, RANGE 40 EAST, PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SAID SECTION 22;

THENCE NORTH 89°53'55" WEST, AS A BASIS OF BEARINGS, ALONG THE NORTH LINE OF SAID SECTION 22, A DISTANCE OF 1766.15 FEET;

THENCE SOUTH 00°00'18" WEST, A DISTANCE OF 50.00 FEET TO THE POINT OF BEGINNING;

THENCE CONTINUE SOUTH 00°00'18" WEST, A DISTANCE OF 10.00 FEET;

THENCE NORTH 89°53'55" WEST ALONG A LINE PARALLEL WITH THE NORTH LINE OF SAID SECTION 22, A DISTANCE OF 2060.01 FEET;

**THIS IS NOT A BOUNDARY SURVEY**

**CRAIG A. SMITH & ASSOCIATES**



21045 COMMERCIAL TRAIL  
BOCA RATON, FLORIDA 33486  
(561)791-9280  
CERT. NO. LB0003110



INDIAN TRAIL IMPROVEMENT DISTRICT  
10' TEMPORARY SIDEWALK EASEMENT  
PALM BEACH COUNTY, FLORIDA

PROJECT NUMBER: 13-1736-407

FILE NAME: 01-1736-10F-TEMP-EASM.dwg

SHEET 1 OF 6

\\cas-depot\Projects\Districts\Indian\_Trail\_Improvement\13-1736-0407-HAMLIN-RV\01-Survey\PLANS\EASEMENT\10-TEMP-E5M\5-14-19\01-1736-10F-TEMP-EASM.dwg, 5/15/2019 9:05:22 AM, asvtr, li

\\cas-depnot\Projects\Districts\Indian Trail\Improvement\13-1736-407\HAM\IN\PERM\CL-5\Survey\PLANES\EASEMENT\10-TEMP-EASM.dwg 6/23/2019 10:15:43 AM

THENCE NORTH 00°04'42" WEST, A DISTANCE OF 10.00 FEET;

THENCE SOUTH 89°53'55" EAST ALONG A LINE PARALLEL WITH THE NORTH LINE OF SAID SECTION 22, A DISTANCE OF 2060.03 FEET TO THE POINT OF BEGINNING;

SAID LANDS SITUATE IN PALM BEACH COUNTY, FLORIDA, CONTAINING 20600 SQUARE FEET, 0.47 ACRES, MORE OR LESS.

**SURVEYOR'S NOTES:**

1. REPRODUCTIONS OF THIS DOCUMENT ARE NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A LICENSED FLORIDA PROFESSIONAL SURVEYOR AND MAPPER.
2. BEARINGS SHOWN HEREON ARE RELATIVE TO THE NORTH LINE OF SECTION 22 TOWNSHIP 42 SOUTH, RANGE 40 EAST PALM BEACH COUNTY, FLORIDA, HAVING A BEARING OF N 89°53'55" W. (NORTH AMERICAN DATUM OF 1983 WITH THE 1990 ADJUSTMENT). SECTIONAL COORDINATES SHOWN HEREON ARE PER THE PALM BEACH COUNTY SURVEY SECTION.
3. NO SEARCH OF THE PUBLIC RECORDS WAS PERFORMED BY THIS FIRM IN THE MAKING OF THIS SKETCH AND DESCRIPTION. THERE MAY EXIST EASEMENTS, RESTRICTIONS, RIGHTS OF WAY, ETC., WHICH APPEAR IN THE PUBLIC RECORDS, OR THAT ARE BASED ON UNDOCUMENTED AND/OR UNRECORDED AGREEMENTS, WHICH AFFECT THIS SKETCH.
4. ALL DISTANCES ARE GROUND UNLESS OTHERWISE NOTED. (GROUND DISTANCE X .9999824 = GRID DISTANCE)

**THIS IS NOT A BOUNDARY SURVEY**

**CRAIG A. SMITH & ASSOCIATES**

21045 COMMERCIAL TRAIL  
BOCA RATON, FLORIDA 33486  
(561)791-9280  
CERT. NO. LB0003110



**INDIAN TRAIL IMPROVEMENT DISTRICT  
10' TEMPORARY SIDEWALK EASEMENT  
PALM BEACH COUNTY, FLORIDA**

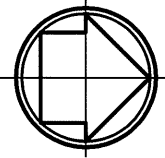
**PROJECT NUMBER: 13-1736-407**

FILE NAME: 01-1736-10F-TEMP-EASM.dwg

SHEET 2 OF 6



SEE SHEET 4 FOR CONTINUATION



SCALE: 1" = 80'

PROPOSED 44' TEMPORARY  
SIDEWALK EASEMENT

22-42-40

PROPOSED 6' PERMANENT  
SIDEWALK EASEMENT

2060.01' (TOTAL)

2060.03' (TOTAL)

HAMLIN BLVD

50' ROAD &  
DRAINAGE EASEMENT  
(ORB 1725, PG 958)

100' MUTUAL  
EASEMENT AGREEMENT  
(ORB 1428, PG 581)

15-42-40

NORTH LINE OF SECTION 22  
& NORTH LINE PARK SITE  
(N89°53'55"W BEARING BASE)

PARK SITE

EAST LINE PARK SITE

10.00'

300°00'18"W  
10.00'

POINT OF BEGINNING  
N=900417.83  
E=873799.72

300°00'18"W  
50.00'

N89°53'55"W 1766.15'  
(NOT TO SCALE)

POINT OF COMMENCEMENT  
NE CORNER SECTION 22,  
TOWNSHIP 42 SOUTH,  
RANGE 40 EAST  
N=900464.706  
E=875565.880

EAST LINE OF SECTION 22

THIS IS NOT A SURVEY

180TH ST.

PREPARED FOR

INDIAN TRAIL IMPROVEMENT DISTRICT

REVISED PER COMMENTS	SEE	05/14/19	N/A	RDK
SKETCH & DESCRIPTION	SEE	02/25/19	N/A	RDK
REVISION	DWN	DATE	FB/PG	CKD

CRAIG A. SMITH & ASSOCIATES



21045 COMMERCIAL TRAIL  
BOCA RATON, FLORIDA 33486  
(561)791-9280  
CERT. NO. LB0003110



INDIAN TRAIL IMPROVEMENT DISTRICT  
10' TEMPORARY SIDEWALK EASEMENT  
PALM BEACH COUNTY, FLORIDA

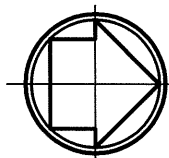
PROJECT NUMBER: 13-1736-407

FILE NAME: 01-1736-10F-TEMP-EASM.dwg

SHEET 3 OF 6

\\cas-depot\Projects\Districts\Indian\_Trail\_Improvement\13-1736-0407-HAMLIN-RW\01-Survey\PLANS\EASEMENT\01-TEMP-EASM.dwg, 5/15/2019 9:04:55 AM, scvir, lll

SEE SHEET 5 FOR CONTINUATION



SCALE: 1" = 80'

PROPOSED 6' PERMANENT  
SIDEWALK EASEMENT

PROPOSED 10' TEMPORARY  
SIDEWALK EASEMENT

22-42-40

2060.01' (TOTAL)

2060.03' (TOTAL)

HAMLIN BLVD

CALAMONDIN BLVD

50' ROAD &  
DRAINAGE EASEMENT  
(ORB 1725, PG 958)

N89°53'55"W 5360.21  
(NOT TO SCALE)

PROPOSED 44'  
TEMPORARY SIDEWALK  
EASEMENT

15-42-40

NORTH LINE OF SECTION 22  
& NORTH LINE PARK SITE  
(N89°53'55"W BEARING BASE)

100' MUTUAL  
EASEMENT AGREEMENT  
(ORB 1428, PG 581)

44.00'

PARK SITE

N89°53'55"W

S89°53'55"E

THIS IS NOT  
A SURVEY

SEE SHEET 3 FOR CONTINUATION

PREPARED FOR

INDIAN TRAIL IMPROVEMENT DISTRICT

REVISED PER COMMENTS	SEE	05/14/19	N/A	RDK
SKETCH_&_DESCRIPTION	SEE	02/25/19	N/A	RDK
REVISION	DWN	DATE	FB/PG	CKD

CRAIG A. SMITH & ASSOCIATES

21045 COMMERCIAL TRAIL  
BOCA RATON, FLORIDA 33486  
(561)791-9280  
CERT. NO. LB0003110



INDIAN TRAIL IMPROVEMENT DISTRICT  
10' TEMPORARY SIDEWALK EASEMENT  
PALM BEACH COUNTY, FLORIDA

PROJECT NUMBER: 13-1736-407

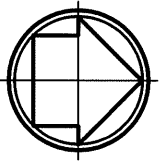
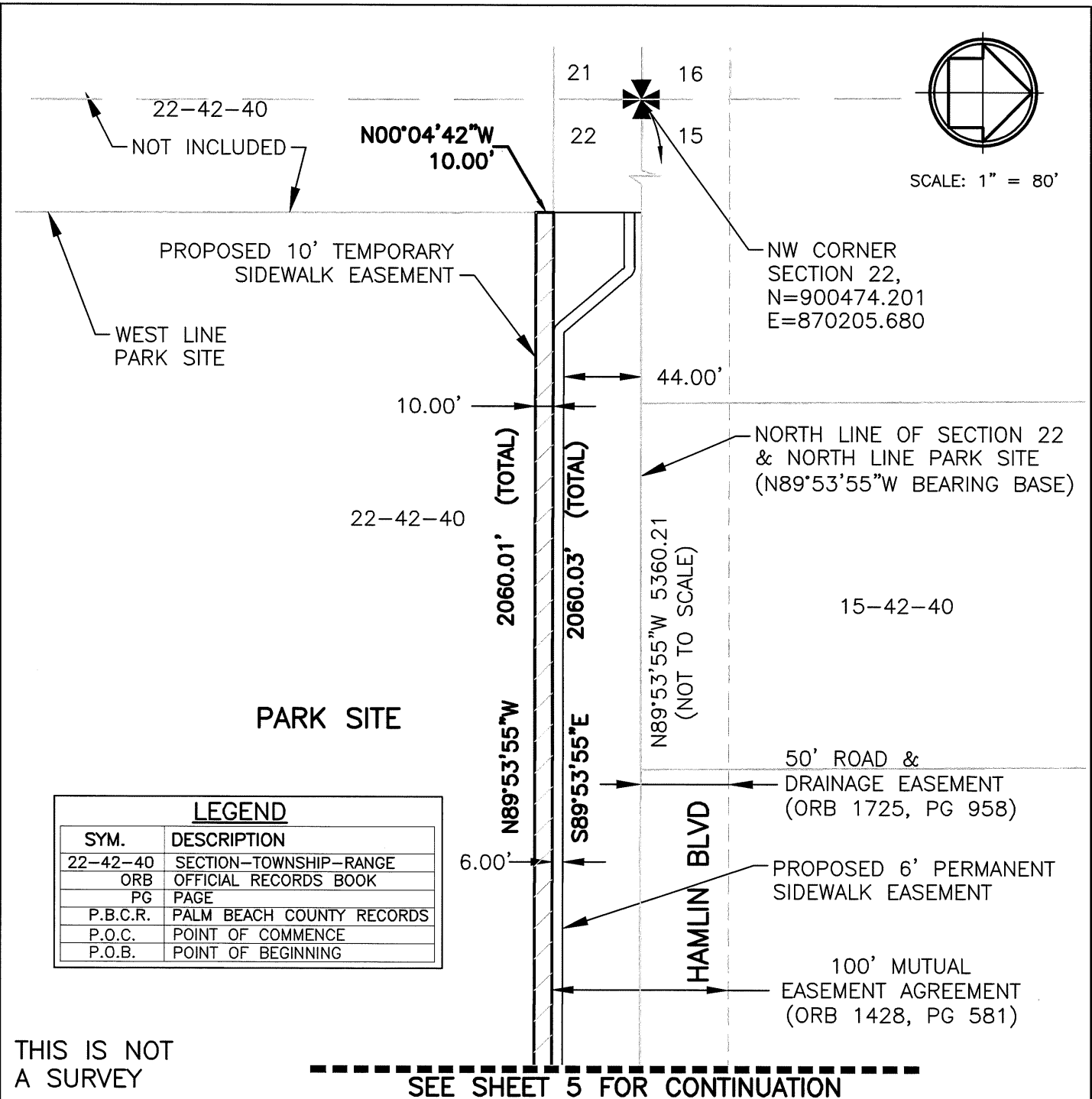
FILE NAME: 01-1736-10F-TEMP-EASM.dwg

SHEET 4 OF 6

\\cas-depot\Projects\Districts\Indian\_Trail\_Improvement\13-1736-0407-HAMLIN-FRM\01-Survey\PLANS\EASEMENT\10-TEMP-EASM.dwg, 5/15/2019 9:05:12 AM, sdwir, li



\\cas-depot\Projects\Districts\Indian\_Trail\Improvement\13-1736-0407-HAMLIN-RM\01-Survey\PLANS\EASEMENT\10-TEMP-E5M.dwg, 5/15/2019 9:05:42 AM, sevir, li

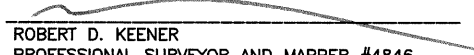


SCALE: 1" = 80'

LEGEND	
SYM.	DESCRIPTION
22-42-40	SECTION-TOWNSHIP-RANGE
ORB	OFFICIAL RECORDS BOOK
PG	PAGE
P.B.C.R.	PALM BEACH COUNTY RECORDS
P.O.C.	POINT OF COMMENCE
P.O.B.	POINT OF BEGINNING

THIS IS NOT A SURVEY

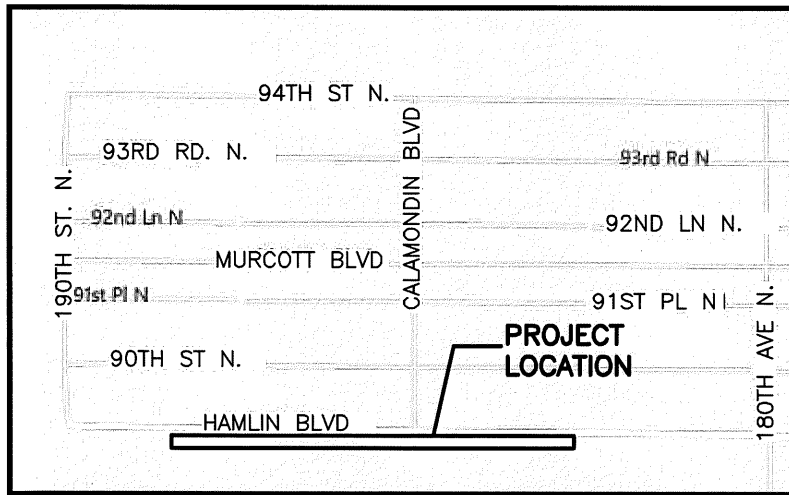
SEE SHEET 5 FOR CONTINUATION

SURVEYORS CERTIFICATE: I HEREBY CERTIFY THAT THIS SKETCH AND DESCRIPTION IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF AND MEETS 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.  FOR THE FIRM,  ROBERT D. KEENER PROFESSIONAL SURVEYOR AND MAPPER #4846		<table border="1"> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> <tr> <td>REVISED PER COMMENTS</td> <td>SEE</td> <td>05/14/19</td> <td>N/A</td> <td>RDK</td> </tr> <tr> <td>SKETCH &amp; DESCRIPTION</td> <td>SEE</td> <td>02/25/19</td> <td>N/A</td> <td>RDK</td> </tr> <tr> <td>REVISION</td> <td>DWN</td> <td>DATE</td> <td>FB/PG</td> <td>CKD</td> </tr> </table>																								REVISED PER COMMENTS	SEE	05/14/19	N/A	RDK	SKETCH & DESCRIPTION	SEE	02/25/19	N/A	RDK	REVISION	DWN	DATE	FB/PG	CKD
REVISED PER COMMENTS	SEE	05/14/19	N/A	RDK																																				
SKETCH & DESCRIPTION	SEE	02/25/19	N/A	RDK																																				
REVISION	DWN	DATE	FB/PG	CKD																																				
<b>CRAIG A. SMITH &amp; ASSOCIATES</b> 21045 COMMERCIAL TRAIL BOCA RATON, FLORIDA 33486 (561)791-9280 CERT. NO. LB0003110		<b>INDIAN TRAIL IMPROVEMENT DISTRICT</b> <b>10' TEMPORARY SIDEWALK EASEMENT</b> <b>PALM BEACH COUNTY, FLORIDA</b> PROJECT NUMBER: 13-1736-407 FILE NAME: 01-1736-10F-TEMP-EASM.dwg   SHEET 6 OF 6																																						

**Exhibit "C"**

**LOCATION MAP**

SCALE: N.T.S.



**DESCRIPTION:**

A PARCEL OF LAND LYING IN SECTION 22, TOWNSHIP 42 SOUTH, RANGE 40 EAST, PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SAID SECTION 22;

THENCE NORTH 89°53'55" WEST, AS A BASIS OF BEARINGS, ALONG THE NORTH LINE OF SAID SECTION 22, A DISTANCE OF 1766.15 FEET TO THE POINT OF BEGINNING;

THENCE SOUTH 00°00'18" WEST, A DISTANCE OF 50.00 FEET;

THENCE NORTH 89°53'55" WEST ALONG A LINE PARALLEL WITH THE NORTH LINE OF SAID SECTION 22, A DISTANCE OF 2060.03 FEET;

THENCE NORTH 00°04'42" WEST, A DISTANCE OF 50.00 FEET TO THE NORTH LINE OF SAID SECTION 22;

THENCE SOUTH 89°53'55" EAST ALONG THE NORTH LINE OF SAID SECTION 22, A DISTANCE OF 2060.10 FEET TO THE POINT OF BEGINNING

SAID LANDS SITUATE IN PALM BEACH COUNTY, FLORIDA.

THIS IS NOT A BOUNDARY SURVEY

**CRAIG A. SMITH & ASSOCIATES**



21045 COMMERCIAL TRAIL  
BOCA RATON, FLORIDA 33486  
(561)791-9280  
CERT. NO. LB0003110



INDIAN TRAIL IMPROVEMENT DISTRICT  
44' TEMPORARY SIDEWALK EASEMENT  
PALM BEACH COUNTY, FLORIDA

PROJECT NUMBER: 13-1736-407

FILE NAME: 01-1736-44F-TEMP-EASM.dwg

SHEET 1 OF 11

\\cas-depot\Projects\Districts\Indian\_Trail\_Improvement\13-1736-0407-HAMLIN-RW\01-5urveys\PLANS\EASEMENT\44'-TEMP-EASM.dwg, 5/15/2019 9:07:50 AM, sdwlr, li

\\cas-depot\Projects\Districts\Indian\_Trail\_Improvement\13-1736-0407-HAWAIIAN-RW\01-Survey\PLANS\EASEMENT\44-TEMP-E5M.dwg; 5/15/2019 9:08:09 AM, selwr, li

LESS AND EXCEPT (NOT-INCLUDED PARCEL)

A PARCEL OF LAND LYING IN SECTION 22, TOWNSHIP 42 SOUTH, RANGE 40 EAST, PALM BEACH COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SAID SECTION 22;

THENCE NORTH 89°53'55" WEST, AS A BASIS OF BEARINGS, ALONG THE NORTH LINE OF SAID SECTION 22, A DISTANCE OF 1766.15 FEET;

THENCE SOUTH 00°00'18" WEST, A DISTANCE OF 4.00 FEET TO THE POINT OF BEGINNING;

THENCE CONTINUE SOUTH 00°00'18" WEST, A DISTANCE OF 6.00 FEET;

THENCE NORTH 89°53'55" WEST, A DISTANCE OF 13.36 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 2.00 FEET AND A CENTRAL ANGLE OF 46°04'18";

THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 1.61 FEET TO A POINT OF TANGENCY;

THENCE SOUTH 44°01'47" WEST, A DISTANCE OF 51.29 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 8.00 FEET AND A CENTRAL ANGLE OF 46°04'18";

THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 6.43 FEET TO A POINT OF TANGENCY;

THENCE NORTH 89°53'55" WEST ALONG A LINE PARALLEL WITH THE NORTH LINE OF SAID SECTION 22, A DISTANCE OF 1934.49 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 8.00 FEET AND A CENTRAL ANGLE OF 49°35'10";

THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 6.92 FEET TO A POINT OF TANGENCY;



THENCE NORTH 40°18'44" WEST, A DISTANCE OF 47.92 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 2.00 FEET AND A CENTRAL ANGLE OF 49°35'10";

THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 1.73 FEET TO A POINT OF TANGENCY;

THENCE NORTH 89°53'55" WEST, A DISTANCE OF 30.77 FEET;

THENCE NORTH 00°04'42" WEST, A DISTANCE OF 6.00 FEET;

THENCE SOUTH 89°53'55" EAST, A DISTANCE OF 30.79 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 8.00 FEET AND A CENTRAL ANGLE OF 49°35'10";

 <b>CRAIG A. SMITH &amp; ASSOCIATES</b> 21045 COMMERCIAL TRAIL BOCA RATON, FLORIDA 33486 (561)791-9280 CERT. NO. LB0003110		<b>INDIAN TRAIL IMPROVEMENT DISTRICT 44' TEMPORARY SIDEWALK EASEMENT PALM BEACH COUNTY, FLORIDA</b>	
		<b>PROJECT NUMBER: 13-1736-407</b>	
		<b>FILE NAME: 01-1736-44F-TEMP-EASM.dwg</b>	<b>SHEET 2 OF 11</b>

\\pss-cadpad\Projects\Projects\Technical\Indian Trail Improvement\13-1736-C407-HAM-INDIAN TRAIL\05-14-10-01-1736-44F-TEMP-EASM.dwg 6/3/2010 10:20:41 AM kloopfhs-11

THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 6.92 FEET TO A POINT OF TANGENCY;

THENCE SOUTH 40°18'44" EAST, A DISTANCE OF 47.92 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 2.00 FEET AND A CENTRAL ANGLE OF 49°35'10";

THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 1.73 FEET TO A POINT OF TANGENCY;

THENCE SOUTH 89°53'55" EAST ALONG A LINE PARALLEL WITH THE NORTH LINE OF SAID SECTION 22, A DISTANCE OF 1934.49 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 2.00 FEET AND A CENTRAL ANGLE OF 46°04'18";

THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 1.61 FEET TO A POINT OF TANGENCY;

THENCE SOUTH 44°01'47" EAST, A DISTANCE OF 51.29 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 8.00 FEET AND A CENTRAL ANGLE OF 46°04'18";

THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE, A DISTANCE OF 6.43 FEET TO A POINT OF TANGENCY;

THENCE SOUTH 89°53'55" EAST, A DISTANCE OF 13.35 FEET TO THE POINT OF BEGINNING.

SAID LANDS SITUATE IN PALM BEACH COUNTY, FLORIDA, CONTAINING A NET ACREAGE OF 90436 SQUARE FEET, 2.08 ACRES, MORE OR LESS.

**SURVEYOR'S NOTES:**

1. REPRODUCTIONS OF THIS DOCUMENT ARE NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A LICENSED FLORIDA PROFESSIONAL SURVEYOR AND MAPPER.
2. BEARINGS SHOWN HEREON ARE RELATIVE TO THE NORTH LINE OF SECTION 22 TOWNSHIP 42 SOUTH, RANGE 40 EAST PALM BEACH COUNTY, FLORIDA, HAVING A BEARING OF N 89°53'55" W. (NORTH AMERICAN DATUM OF 1983 WITH THE 1990 ADJUSTMENT). SECTIONAL COORDINATES SHOWN HEREON ARE PER THE PALM BEACH COUNTY SURVEY SECTION.
3. NO SEARCH OF THE PUBLIC RECORDS WAS PERFORMED BY THIS FIRM IN THE MAKING OF THIS SKETCH AND DESCRIPTION. THERE MAY EXIST EASEMENTS, RESTRICTIONS, RIGHTS OF WAY, ETC., WHICH APPEAR IN THE PUBLIC RECORDS, OR THAT ARE BASED ON UNDOCUMENTED AND/OR UNRECORDED AGREEMENTS, WHICH AFFECT THIS SKETCH.
4. ALL DISTANCES ARE GROUND UNLESS OTHERWISE NOTED. (GROUND DISTANCE X .9999824 = GRID DISTANCE)

THIS IS NOT A BOUNDARY SURVEY

**CRAIG A. SMITH & ASSOCIATES**

21045 COMMERCIAL TRAIL  
BOCA RATON, FLORIDA 33486  
(561)791-9280  
CERT. NO. LB0003110



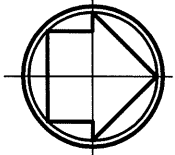
INDIAN TRAIL IMPROVEMENT DISTRICT  
44' TEMPORARY SIDEWALK EASEMENT  
PALM BEACH COUNTY, FLORIDA

PROJECT NUMBER: 13-1736-407

FILE NAME: 01-1736-44F-TEMP-EASM.dwg

SHEET 3 OF 11

SEE SHEET 5 FOR CONTINUATION



SCALE: 1" = 80'

PROPOSED 44' TEMPORARY  
SIDEWALK EASEMENT  
22-42-40  
PROPOSED 6' PERMANENT  
SIDEWALK EASEMENT  
(NOT-INCLUDED PARCEL)  
PROPOSED 10' TEMPORARY  
SIDEWALK EASEMENT

6.00'

2060.03' (TOTAL)  
N89°53'55"W

(TOTAL)  
2060.10'  
(NOT TO SCALE)

100' MUTUAL  
EASEMENT AGREEMENT  
(ORB 1428, PG 581)

50' ROAD &  
DRAINAGE EASEMENT  
(ORB 1725, PG 958)

LEGEND	
SYM.	DESCRIPTION
22-42-40	SECTION-TOWNSHIP-RANGE
ORB	OFFICIAL RECORDS BOOK
PG	PAGE
P.B.C.R.	PALM BEACH COUNTY RECORDS
L	ARC LENGTH
R	RADIUS
Δ	DELTA / CENTRAL ANGLE
P.O.C.	POINT OF COMMENCE
P.O.B.	POINT OF BEGINNING

10.00'

S89°53'55"E  
N89°53'55"W 5360.21

15-42-40

PARK SITE

EAST LINE  
PARK SITE

POINT OF BEGINNING  
N=900467.83  
E=873799.72

NORTH LINE OF SECTION 22  
& NORTH LINE PARK SITE  
(N89°53'55"W BEARING BASE)

NOT INCLUDED  
22-42-40

S00°00'18"W  
50.00'

POINT OF BEGINNING  
(NOT-INCLUDED PARCEL)  
N=900463.83  
E=873799.74

EAST LINE OF  
SECTION 22

HAMLIN BLVD

N89°53'55"W 1766.15'  
(NOT TO SCALE)

POINT OF COMMENCEMENT  
NE CORNER SECTION 22,  
TOWNSHIP 42 SOUTH,  
RANGE 40 EAST  
N=900464.706  
E=875565.880

22  
23  
15  
14

180TH ST.

THIS IS NOT A SURVEY

PREPARED FOR

INDIAN TRAIL IMPROVEMENT DISTRICT

REVISION	DWN	DATE	FB/PG	CKD
REVISED PER COMMENTS	SEE	05/14/19	N/A	RDK
SKETCH & DESCRIPTION	SEE	02/25/19	N/A	RDK

CRAIG A. SMITH & ASSOCIATES

21045 COMMERCIAL TRAIL  
BOCA RATON, FLORIDA 33486  
(561)791-9280  
CERT. NO. LB0003110



INDIAN TRAIL IMPROVEMENT DISTRICT  
44' TEMPORARY SIDEWALK EASEMENT  
PALM BEACH COUNTY, FLORIDA

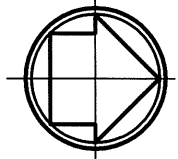
PROJECT NUMBER: 13-1736-407

FILE NAME: 01-1736-44F-TEMP-EASM.dwg SHEET 4 OF 11

\\cas-depot\Projects\Districts\Indian\_Trail\_Improvement\13-1736-0407-HAMLIN-RV\05-Survey\PLANS\EASEMENT\44'-TEMP-EASM.dwg, 5/15/2019 9:08:44 AM, sblwr, li



SEE SHEET 6 FOR CONTINUATION



SCALE: 1" = 80'

PROPOSED 6' PERMANENT  
SIDEWALK EASEMENT  
(NOT-INCLUDED PARCEL)

HAMLIN BLVD

CALAMONDIN BLVD

50' ROAD &  
DRAINAGE EASEMENT  
(ORB 1725, PG 958)

100' MUTUAL  
EASEMENT AGREEMENT  
(ORB 1428, PG 581)

15-42-40

PROPOSED 44' TEMPORARY  
SIDEWALK EASEMENT

NORTH LINE OF SECTION 22  
& NORTH LINE PARK SITE  
(N89°53'55"W BEARING BASE)

LEGEND	
SYM.	DESCRIPTION
22-42-40	SECTION-TOWNSHIP-RANGE
ORB	OFFICIAL RECORDS BOOK
PG	PAGE
P.B.C.R.	PALM BEACH COUNTY RECORDS
L	ARC LENGTH
R	RADIUS
Δ	DELTA / CENTRAL ANGLE
P.O.C.	POINT OF COMMENCE
P.O.B.	POINT OF BEGINNING

PARK SITE

22-42-40

PROPOSED 10' TEMPORARY  
SIDEWALK EASEMENT

THIS IS NOT  
A SURVEY

SEE SHEET 4 FOR CONTINUATION

PREPARED FOR

INDIAN TRAIL IMPROVEMENT DISTRICT

REVISION	DWN	DATE	FB/PG	CKD
REVISED PER COMMENTS	SEE	05/14/19	N/A	RDK
SKETCH_&_DESCRIPTION	SEE	02/25/19	N/A	RDK

CRAIG A. SMITH & ASSOCIATES



21045 COMMERCIAL TRAIL  
BOCA RATON, FLORIDA 33486  
(561)791-9280  
CERT. NO. LB0003110



INDIAN TRAIL IMPROVEMENT DISTRICT  
44' TEMPORARY SIDEWALK EASEMENT  
PALM BEACH COUNTY, FLORIDA

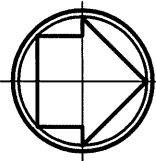
PROJECT NUMBER: 13-1736-407

FILE NAME: 01-1736-44F-TEMP-EASM.dwg

SHEET 5 OF 11

\\cas-depot\Projects\Districts\Indian\_Trail\_Improvement\13-1736-407-HAMLIN-RW\01-Survey\PLANS\EASEMENT\41-TEMP-EASM\5-14-19\01-1736-44F-TEMP-EASM.dwg, 5/15/2019 9:09:01 AM, sdwr, li

SEE SHEET 7 FOR CONTINUATION



SCALE: 1" = 80'

PROPOSED 44'  
TEMPORARY SIDEWALK  
EASEMENT

44.00'

N89°53'55"W 5360.21  
(NOT TO SCALE)

PROPOSED 6' PERMANENT  
SIDEWALK EASEMENT  
(NOT-INCLUDED PARCEL)

NORTH LINE OF SECTION 22  
& NORTH LINE PARK SITE  
(N89°53'55"W BEARING BASE)

**LEGEND**

SYM.	DESCRIPTION
22-42-40	SECTION-TOWNSHIP-RANGE
ORB	OFFICIAL RECORDS BOOK
PG	PAGE
P.B.C.R.	PALM BEACH COUNTY RECORDS
L	ARC LENGTH
R	RADIUS
Δ	DELTA / CENTRAL ANGLE
P.O.C.	POINT OF COMMENCE
P.O.B.	POINT OF BEGINNING

2060.03' (TOTAL)

2060.10' (TOTAL)

22-42-40

N89°53'55"W

S89°53'55"E  
HAMLIN BLVD

15-42-40

50' ROAD &  
DRAINAGE EASEMENT  
(ORB 1725, PG 958)

PROPOSED 10' TEMPORARY  
SIDEWALK EASEMENT

10.00'

PARK SITE

6.00'

100' MUTUAL  
EASEMENT AGREEMENT  
(ORB 1428, PG 581)

THIS IS NOT  
A SURVEY

SEE SHEET 5 FOR CONTINUATION

PREPARED FOR

INDIAN TRAIL IMPROVEMENT DISTRICT

REVISION	DWN	DATE	FB/PG	CKD
REVISED PER COMMENTS	SEE	05/14/19	N/A	RDK
SKETCH & DESCRIPTION	SEE	02/25/19	N/A	RDK

**CRAIG A. SMITH & ASSOCIATES**



21045 COMMERCIAL TRAIL  
BOCA RATON, FLORIDA 33486  
(561)791-9280  
CERT. NO. LB0003110



INDIAN TRAIL IMPROVEMENT DISTRICT  
44' TEMPORARY SIDEWALK EASEMENT  
PALM BEACH COUNTY, FLORIDA

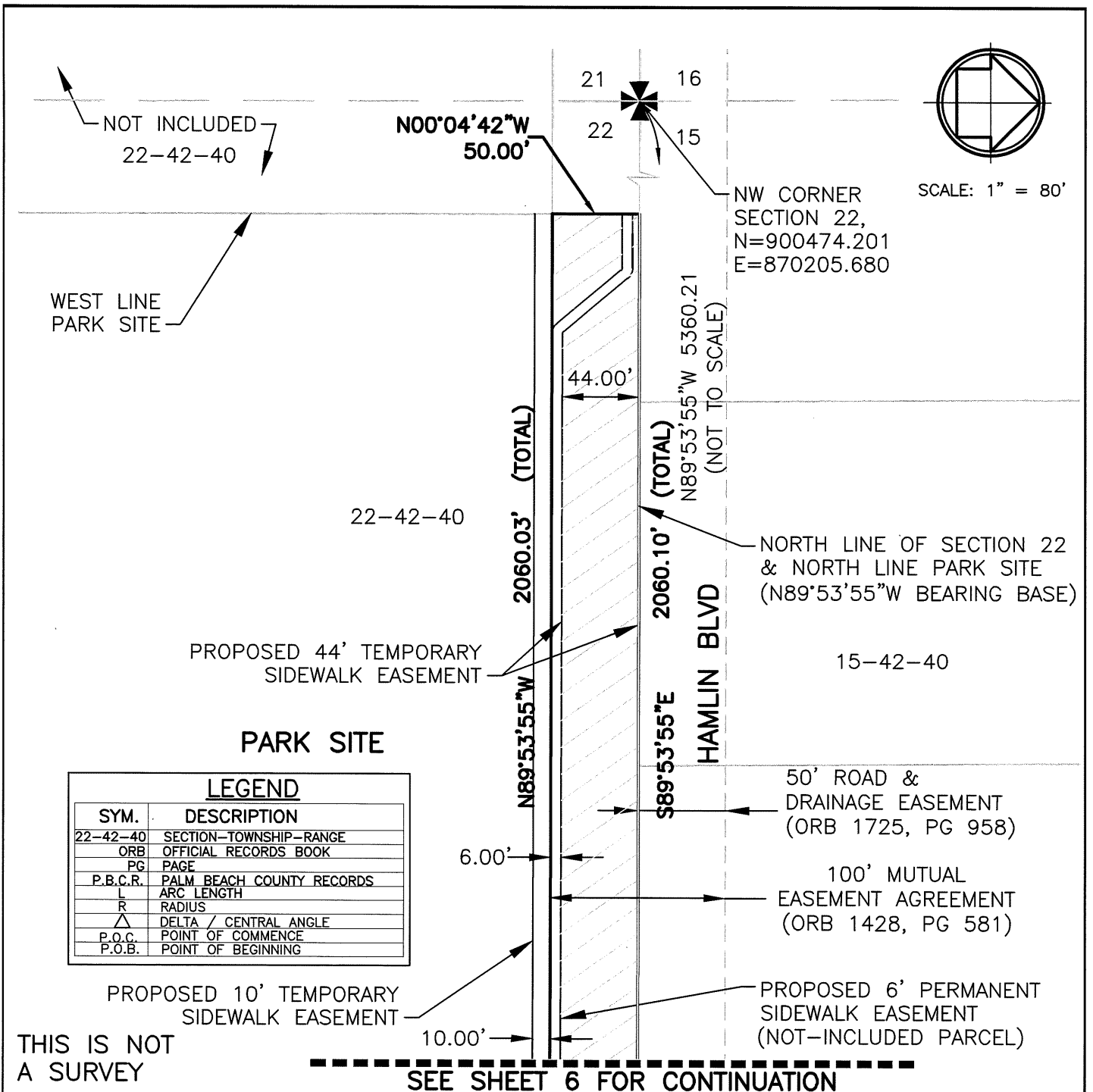
PROJECT NUMBER: 13-1736-407

FILE NAME: 01-1736-44F-TEMP-EASM.dwg

SHEET 6 OF 11

\\cas-depot\Projects\Districts\Indian\_Trail\Improvement\13-1736-407-HAMLIN-RW\01-Survey\PLANS\EASEMENT\44'-TEMP-EASM.dwg, 5/15/2019 9:09:17 AM, sevir, li

\\cas-depott\Projects\Districts\Indian\_Trail\_Improvement\13-1736-0407-HAMLIN-RW\01-Survey\PLANS\EASEMENT\44'-TEMP-E5M\5-14-19\01-1736-44F-TEMP-EASM.dwg, 5/15/2019 9:09:57 AM, selvir, [i]



LEGEND	
SYM.	DESCRIPTION
22-42-40	SECTION-TOWNSHIP-RANGE
ORB	OFFICIAL RECORDS BOOK
PG	PAGE
P.B.C.R.	PALM BEACH COUNTY RECORDS
L	ARC LENGTH
R	RADIUS
Δ	DELTA / CENTRAL ANGLE
P.O.C.	POINT OF COMMENCE
P.O.B.	POINT OF BEGINNING

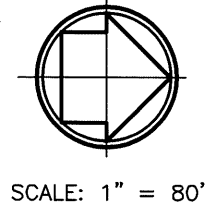
PREPARED FOR  
**INDIAN TRAIL IMPROVEMENT DISTRICT**

REVISED PER COMMENTS	SEE	05/14/19	N/A	RDK
SKETCH & DESCRIPTION	SEE	02/25/19	N/A	RDK
REVISION	DWN	DATE	FB/PG	CKD

**CRAIG A. SMITH & ASSOCIATES**  
 21045 COMMERCIAL TRAIL  
 BOCA RATON, FLORIDA 33486  
 (561)791-9280  
 CERT. NO. LB0003110

INDIAN TRAIL IMPROVEMENT DISTRICT  
 44' TEMPORARY SIDEWALK EASEMENT  
 PALM BEACH COUNTY, FLORIDA  
 PROJECT NUMBER: 13-1736-407  
 FILE NAME: 01-1736-44F-TEMP-EASM.dwg | SHEET 7 OF 11

SEE SHEET 9 FOR CONTINUATION



PROPOSED 44' TEMPORARY  
SIDEWALK EASEMENT  
22-42-40  
PROPOSED 6' PERMANENT  
SIDEWALK EASEMENT  
(NOT-INCLUDED PARCEL)  
PROPOSED 10' TEMPORARY  
SIDEWALK EASEMENT

100' MUTUAL  
EASEMENT AGREEMENT  
(ORB 1428, PG 581)  
50' ROAD &  
DRAINAGE EASEMENT  
(ORB 1725, PG 958)

LEGEND	
SYM.	DESCRIPTION
22-42-40	SECTION-TOWNSHIP-RANGE
ORB	OFFICIAL RECORDS BOOK
PG	PAGE
P.B.C.R.	PALM BEACH COUNTY RECORDS
L	ARC LENGTH
R	RADIUS
Δ	DELTA / CENTRAL ANGLE
P.O.C.	POINT OF COMMENCE
P.O.B.	POINT OF BEGINNING

PARK SITE  
EAST LINE  
PARK SITE

NOT INCLUDED  
22-42-40  
EAST LINE OF  
SECTION 22

L=6.43'  
R=8.00'  
Δ=46°04'18"  
S44°01'47"W  
51.29'

L=1.61'  
R=2.00'  
Δ=46°04'18"  
N89°53'55"W  
13.36'  
S00°00'18"W  
6.00'  
POINT OF BEGINNING  
(NOT-INCLUDED PARCEL)  
N=900463.83  
E=873799.74

6.00'  
1934.49' (TOTAL)  
1934.49' (TOTAL)  
10.00'  
N89°53'55"W  
S89°53'55"E  
N89°53'55"W 5360.21  
N89°53'55"W  
L=1.61'  
R=2.00'  
Δ=46°04'18"  
N44°01'47"E  
51.29'  
L=6.43'  
R=8.00'  
Δ=46°04'18"  
S89°53'55"E  
13.35'  
S00°00'18"W  
4.00'  
NORTH LINE OF SECTION 22  
& NORTH LINE PARK SITE  
(N89°53'55"W BEARING BASE)  
N89°53'55"W 1766.15'  
(NOT TO SCALE)  
POINT OF COMMENCEMENT  
NE CORNER SECTION 22,  
TOWNSHIP 42 SOUTH,  
RANGE 40 EAST  
N=900464.706  
E=875565.880

HAMLIN BLVD

15-42-40

180TH ST.

THIS IS NOT A SURVEY

PREPARED FOR

INDIAN TRAIL IMPROVEMENT DISTRICT

REVISED PER COMMENTS	SEE	05/14/19	N/A	RDK
SKETCH & DESCRIPTION	SEE	02/25/19	N/A	RDK
REVISION	DWN	DATE	FB/PG	CKD

CRAIG A. SMITH & ASSOCIATES



21045 COMMERCIAL TRAIL  
BOCA RATON, FLORIDA 33486  
(561)791-9280  
CERT. NO. LB0003110



INDIAN TRAIL IMPROVEMENT DISTRICT  
44' TEMPORARY SIDEWALK EASEMENT  
PALM BEACH COUNTY, FLORIDA

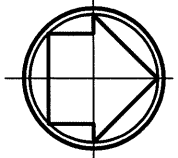
PROJECT NUMBER: 13-1736-407

FILE NAME: 01-1736-44F-TEMP-EASM.dwg

SHEET 8 OF 11

\\cas-depot\Projects\Districts\IndianTrailImprovement\13-1736-44F-TEMP-EASM.dwg, 5/15/2019 9:09:15 AM, selvir, li

SEE SHEET 10 FOR CONTINUATION



SCALE: 1" = 80'

PROPOSED 6' PERMANENT  
SIDEWALK EASEMENT  
(NOT-INCLUDED PARCEL)

6.00'  
1934.49' (TOTAL)

N89°53'55"W

1934.49' (TOTAL)

S89°53'55"E

HAMLIN BLVD  
(NOT TO SCALE)

N89°53'55"W 5360.21

CALAMONDIN BLVD

50' ROAD &  
DRAINAGE EASEMENT  
(ORB 1725, PG 958)

100' MUTUAL  
EASEMENT AGREEMENT  
(ORB 1428, PG 581)

15-42-40

PROPOSED 44' TEMPORARY  
SIDEWALK EASEMENT

NORTH LINE OF SECTION 22  
& NORTH LINE PARK SITE  
(N89°53'55"W BEARING BASE)

PARK SITE

22-42-40

10.00'

PROPOSED 10' TEMPORARY  
SIDEWALK EASEMENT

44.00'

THIS IS NOT  
A SURVEY

SEE SHEET 8 FOR CONTINUATION

PREPARED FOR

INDIAN TRAIL IMPROVEMENT DISTRICT

REVISED PER COMMENTS	SEE	05/14/19	N/A	RDK
SKETCH_&_DESCRIPTION	SEE	02/25/19	N/A	RDK
REVISION	DWN	DATE	FB/PG	CKD

CRAIG A. SMITH & ASSOCIATES



21045 COMMERCIAL TRAIL  
BOCA RATON, FLORIDA 33486  
(561)791-9280  
CERT. NO. LB0003110



INDIAN TRAIL IMPROVEMENT DISTRICT  
4' TEMPORARY SIDEWALK EASEMENT  
PALM BEACH COUNTY, FLORIDA

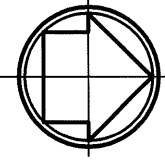
PROJECT NUMBER: 13-1736-407

FILE NAME: 01-1736-44F-TEMP-EASM.dwg

SHEET 9 OF 11

\\cas-depot\Projects\Districts\Indian\_Trail\_Improvement\13-1736-0407-HAMLIN-HW\01-Survey\PLANS\EASEMENT\44-TEMP-EASM.dwg, 5/15/2019 9:10:10 AM, selvir, li

SEE SHEET 11 FOR CONTINUATION



SCALE: 1" = 80'

PROPOSED 44'  
TEMPORARY SIDEWALK  
EASEMENT

44.00'

PROPOSED 6' PERMANENT  
SIDEWALK EASEMENT  
(NOT-INCLUDED PARCEL)

NORTH LINE OF SECTION 22  
& NORTH LINE PARK SITE  
(N89°53'55"W BEARING BASE)

LEGEND	
SYM.	DESCRIPTION
22-42-40	SECTION-TOWNSHIP-RANGE
ORB	OFFICIAL RECORDS BOOK
PG	PAGE
P.B.C.R.	PALM BEACH COUNTY RECORDS
L	ARC LENGTH
R	RADIUS
Δ	DELTA / CENTRAL ANGLE
P.O.C.	POINT OF COMMENCE
P.O.B.	POINT OF BEGINNING

22-42-40

1934.49' (TOTAL)

1934.49' (TOTAL)

5360.21 (NOT TO SCALE)

HAMLIN BLVD

15-42-40

10.00'

50' ROAD &  
DRAINAGE EASEMENT  
(ORB 1725, PG 958)

PROPOSED 10' TEMPORARY  
SIDEWALK EASEMENT

6.00'

PARK SITE

N89°53'55"W

100' MUTUAL  
EASEMENT AGREEMENT  
(ORB 1428, PG 581)

THIS IS NOT  
A SURVEY

SEE SHEET 9 FOR CONTINUATION

PREPARED FOR

INDIAN TRAIL IMPROVEMENT DISTRICT

REVISED PER COMMENTS	SEE	05/14/19	N/A	RDK
SKETCH & DESCRIPTION	SEE	02/25/19	N/A	RDK
REVISION	DWN	DATE	FB/PG	CKD

**CRAIG A. SMITH & ASSOCIATES**



21045 COMMERCIAL TRAIL  
BOCA RATON, FLORIDA 33486  
(561)791-9280  
CERT. NO. LB0003110



INDIAN TRAIL IMPROVEMENT DISTRICT  
44' TEMPORARY SIDEWALK EASEMENT  
PALM BEACH COUNTY, FLORIDA

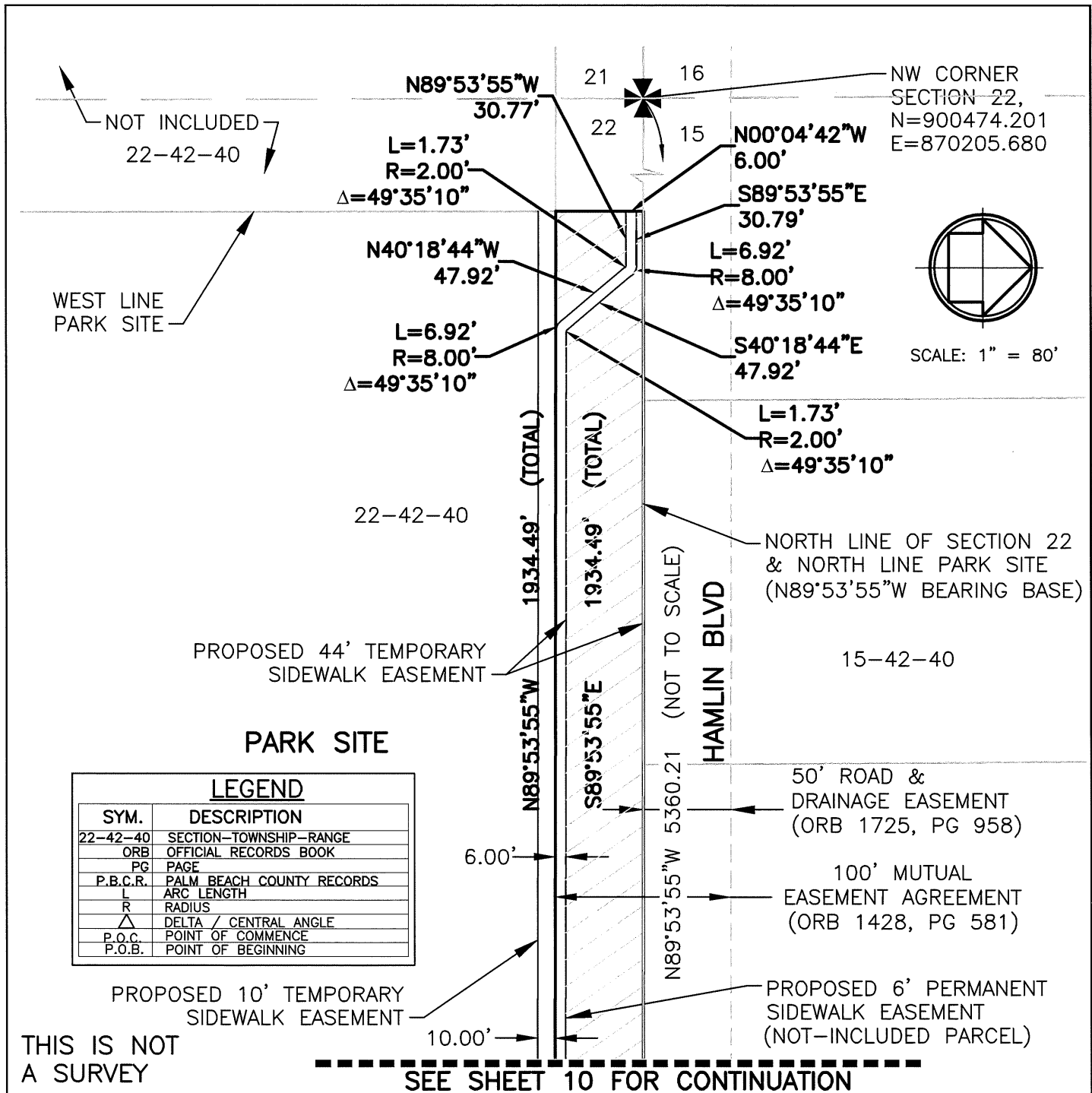
PROJECT NUMBER: 13-1736-407

FILE NAME: 01-1736-44F-TEMP-EASM.dwg

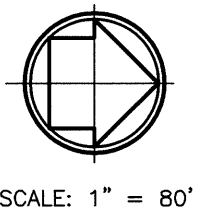
SHEET 10 OF 11

\\cas-depot\Projects\Districts\Indian\_Trail\Improvement\13-1736-0407-HAMLIN-BV\01-Survey\PLANS\EASEMENT\44-TEMP-EASM.dwg, 5/15/2019 9:10:27 AM, selvir, l:l

\\cas-dpopt\Projects\Districts\Indian\_Trail\_Improvement\13-1736-0407-HAMLIN-RW\01-Survey\PLANS\EASEMENT\44-TEMP-EASM.dwg, 5/15/2019 9:10:42 AM, schir, li



LEGEND	
SYM.	DESCRIPTION
22-42-40	SECTION-TOWNSHIP-RANGE
ORB	OFFICIAL RECORDS BOOK
PG	PAGE
P.B.C.R.	PALM BEACH COUNTY RECORDS
L	ARC LENGTH
R	RADIUS
Δ	DELTA / CENTRAL ANGLE
P.O.C.	POINT OF COMMENCE
P.O.B.	POINT OF BEGINNING



SURVEYORS CERTIFICATE:  
 I HEREBY CERTIFY THAT THIS SKETCH AND DESCRIPTION IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF AND MEETS 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.  
 FOR THE FIRM, ROBERT D. KEENER  
 ROBERT D. KEENER  
 PROFESSIONAL SURVEYOR AND MAPPER #4846

REVISION	DWN	DATE	FB/PG	CKD
REVISED PER COMMENTS	SEE	05/14/19	N/A	RDK
SKETCH_&_DESCRIPTION	SEE	02/25/19	N/A	RDK

**CRAIG A. SMITH & ASSOCIATES**  
 21045 COMMERCIAL TRAIL  
 BOCA RATON, FLORIDA 33486  
 (561)791-9280  
 CERT. NO. LB0003110

INDIAN TRAIL IMPROVEMENT DISTRICT  
 44' TEMPORARY SIDEWALK EASEMENT  
 PALM BEACH COUNTY, FLORIDA  
 PROJECT NUMBER: 13-1736-407  
 FILE NAME: 01-1736-44F-TEMP-EASM.dwg | SHEET 11 OF 11