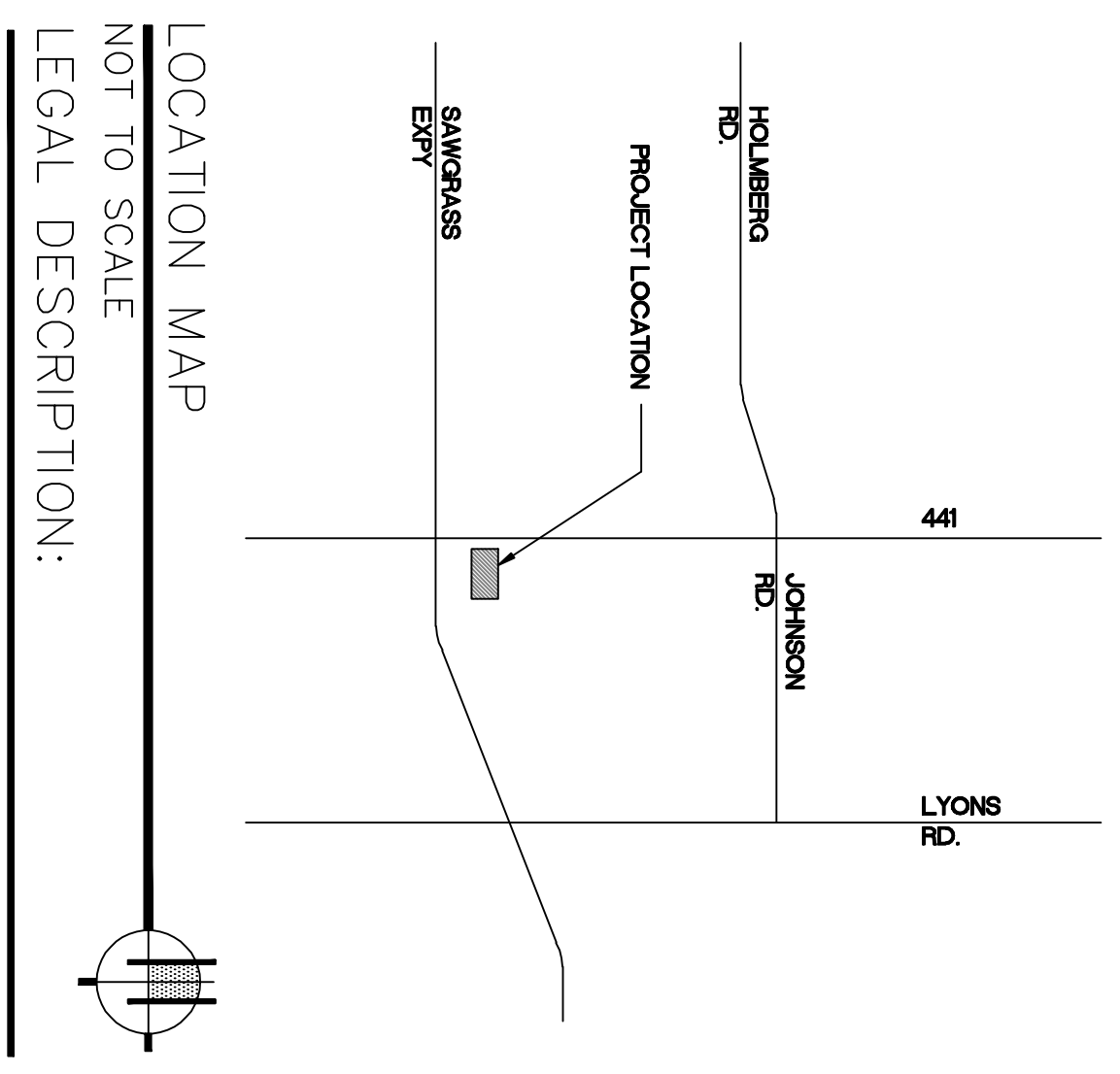


**WATER + SEWER PLAN**



**LOCATION MAP**  
NOT TO SCALE

**LEGAL DESCRIPTION:**

PARCEL 1 (SEE SIMPLE)  
 A PORTION OF PARCEL A, OF GROVE PARC PLAT, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 178, PAGE 146, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:  
 BEGINNING AT THE WESTERLY SOUTHWEST CORNER OF SAID PARCEL A, THENCE NORTH 01° 03' 50" WEST, ALONG THE NORTHERLY WEST LINE OF SAID PARCEL A, FOR A DISTANCE OF 57.01 FEET; THENCE NORTH 89° 36' 22" EAST, FOR A DISTANCE OF 67.99 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE TO THE SOUTH; THENCE EASTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 26.00 FEET, A CENTRAL ANGLE OF 19° 58' 49", FOR AN ARC DISTANCE OF 39.00 FEET TO POINT OF TANGENCY 1; THENCE NORTH 89° 58' 22" EAST, FOR A DISTANCE OF 18.83 FEET; THENCE NORTH 89° 58' 22" EAST, FOR A DISTANCE OF 215.49 FEET; THENCE NORTH 02° 49' 22" EAST FOR A DISTANCE OF 20.00 FEET; THENCE NORTH 89° 36' 22" EAST FOR A DISTANCE OF 60.03 FEET; THENCE NORTH 02° 49' 22" EAST, FOR A DISTANCE OF 32.86 FEET; THENCE NORTH 89° 45' 03" EAST, FOR A DISTANCE OF 330.00 FEET TO A POINT ON THE EAST LINE OF SAID PARCEL A; THENCE SOUTH 024° 49' EAST ALONG SAID EAST LINE, FOR A DISTANCE OF 310.00 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL A; THENCE SOUTH 89° 45' 03" WEST ALONG THE EASTERLY SOUTH LINE OF SAID PARCEL A, FOR A DISTANCE OF 290.00 FEET TO THE SOUTHWEST CORNER OF SAID PARCEL A; THENCE NORTH 02° 49' 22" EAST, ALONG THE SOUTHERLY WEST LINE OF SAID PARCEL A, FOR A DISTANCE OF 208.14 FEET; THENCE SOUTH 89° 36' 22" WEST, ALONG THE WESTERLY SOUTH LINE OF SAID PARCEL A, FOR A DISTANCE OF 389.42 FEET TO THE POINT OF BEGINNING. SAID LANDS SITUATE IN THE CITY OF COCONUT CREEK, FLORIDA.

PARCEL 2: (EASEMENT)  
 NON-EXCLUSIVE EASEMENTS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY REPROGICAL EASEMENT AND RESTRICTIVE COVENANT AGREEMENT, DATED MAY 30, 2013, FILED JUNE 4, 2013, IN OFFICIAL RECORDS BOOK 49854, PAGE 693, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:  
 DESCRIBED IN SAID INSTRUMENT SUBJECT TO THE TERMS, PROVISIONS AND CONDITIONS SET FORTH IN SAID INSTRUMENT.

**WATER LEGEND**

- PROPOSED WATER MAIN
- EXISTING WATER MAIN
- PROPOSED FIRE HYDRANT W/ GATE VALVE
- EXISTING FIRE HYDRANT W/ GATE VALVE
- PROPOSED GATE VALVE
- EXISTING GATE VALVE
- PROPOSED REDUCER
- EXISTING REDUCER
- PROPOSED WATER SERVICE
- EXISTING WATER SERVICE
- PROPOSED REDUCED PRESSURE BACKFLOW PREVENTOR
- EXISTING REDUCED PRESSURE BACKFLOW PREVENTOR
- PROPOSED CHECK VALVE
- EXISTING CHECK VALVE

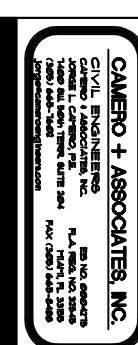
**SEWER LEGEND**

- PROPOSED SANITARY SEWER MAIN
- EXISTING SANITARY SEWER MAIN
- PROPOSED MANHOLE
- EXISTING MANHOLE
- PROPOSED SANITARY SERVICE
- EXISTING SANITARY SERVICE
- PROPOSED FORCE MAIN
- EXISTING FORCE MAIN
- PROPOSED LIFT STATION
- EXISTING LIFT STATION
- DIRECTION OF FLOW OF SANITARY SEWER

**NOTES:**  
 1. FIRE HYDRANTS SHALL BE MUELLER CENTURION OR AMERICAN DARLING.

**A DRC SUBMITTAL FOR:  
 AMERICAN TOP TEAM**

STATE ROAD 1 (US 441)  
 COCONUT CREEK, BROWARD COUNTY, FLORIDA



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DATE	01-28-14
PROJECT	JORGEL L. CAMERO
PROJECT MANAGER	JL/CJFA
COMMITTEE	01-28-14
DATE	01-28-14

**WATER + SEWER PLAN**

**C-4**

of C-6

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