

JOHNSON TECHNOLOGY PARK II

City of Coconut Creek, Broward County, Florida

OWNER:

ELITE ALUMINUM CORP.
4650 LYONS TECHNOLOGY PARKWAY
COCONUT CREEK, FL 33073
(954) 949-3204
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EMAIL:

ARCHITECT:

T&T DESIGN DEVELOPMENT, INC.
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COCONUT CREEK, FL 33073
(954) 725-9499
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LANDSCAPE ARCHITECT:

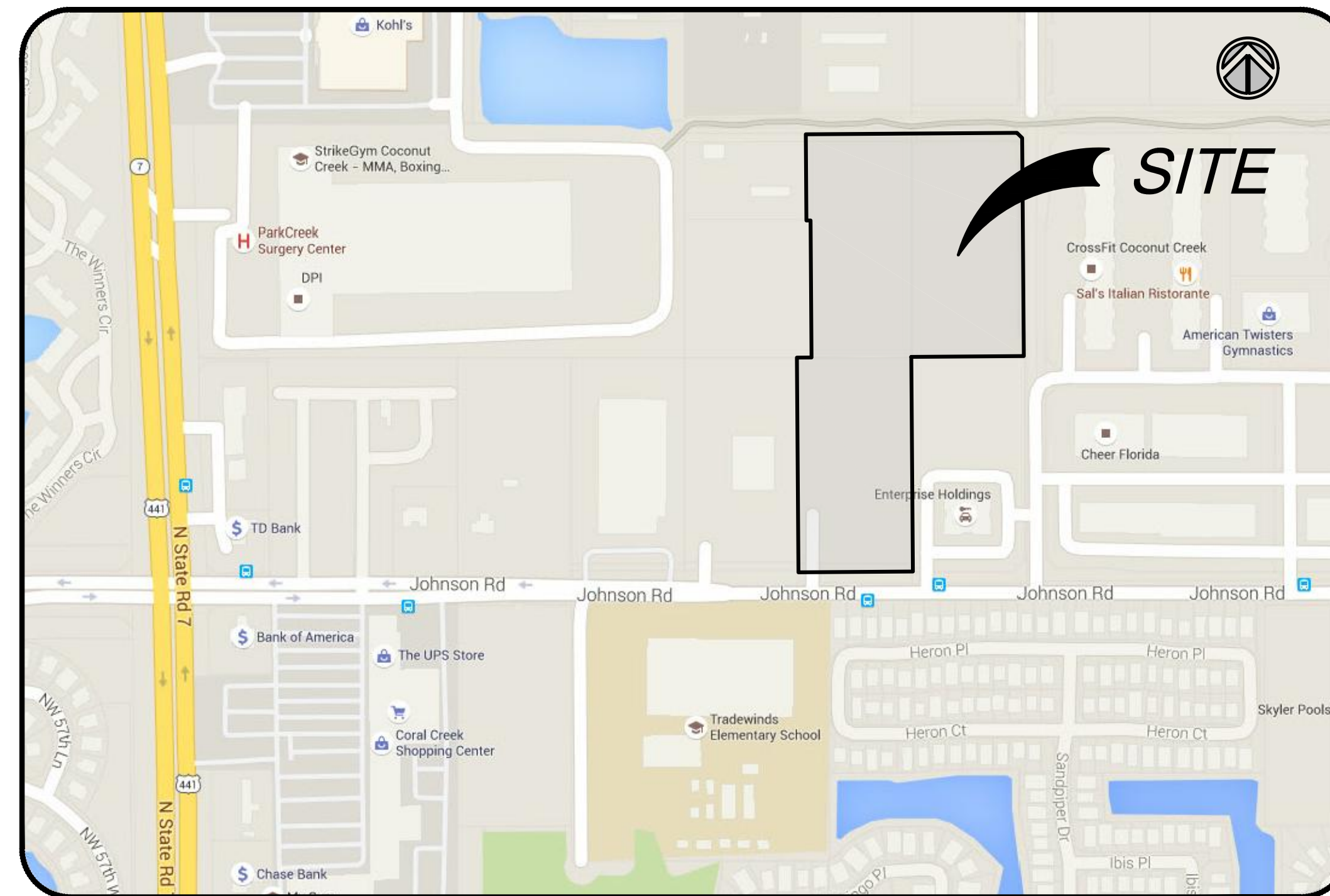
JFS DESIGN, INC.
1833 NW 140TH TERRACE
PEMBROKE PINES, FL 33028
(954)447-1852
EMAIL: jimmy@jfsdesignfl.com

CIVIL ENGINEER:

SUN-TECH ENGINEERING, INC.
1600 WEST OAKLAND PARK BLVD.
FORT LAUDERDALE, FL 33311
(954) 777-3123
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SURVEYOR:

PAUL E. BREWER & ASSOCIATES, INC.
12321 NW 35th STREET
CORAL SPRINGS, FL. 33351
(954) 753-5210
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SECTION 6, TOWNSHIP 48 SOUTH, RANGE 42 EAST

LOCATION MAP

INDEX OF DRAWINGS	
SHEET NO.	TITLE
CS-1	COVER SHEET
SURV-1 - 2	SURVEY
PLAT 1 - 7	PLAT
SP-1 - SP-4	SITE PLAN
SP-5	PERVIOUS AREA PLAN
A-101	BUILDING 2 FLOOR PLAN
A-201	BUILDING 2 ELEVATIONS
PH-101	BUILDING 2 PHOTOMETRIC PLAN
C-1.1 - C-1.4	PAVING, GRADING & DRAINAGE PLAN
C-1.5 - C-1.11	PAVING & DRAINAGE DETAILS
C-2.1 - C-2.4	WATER AND SEWER PLAN
C-3.1 - C-3.5	STORMWATER POLLUTION PREVENTION PLAN & DETAILS
TD-1 - TD-2	TREE DISPOSITION PLAN
L-1 - L-7	LANDSCAPE PLANS, DETAILS, NOTES & SPECIFICATIONS

LEGAL DESCRIPTION:

PARCELS "A", "L-1" & "L-2", ELITE PLAT, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 178, PAGES 58 & 59, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.

TOGETHER WITH: PARCELS "A", "L-1" & "L-2", JOHNSON ROAD COMMERCE CENTRE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 177, PAGES 8 THROUGH 12, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA. LESS AND EXCEPT THE FOLLOWING DESCRIBED PORTION OF SAID PARCEL "A".

LESS OUT PORTION OF PARCEL "A": BEGINNING AT THE MOST WESTERLY, NORTHWEST CORNER OF SAID PARCEL "A"; THENCE NORTH 89°35'58" EAST, ON THE NORTH LINE OF SAID PARCEL "A", A DISTANCE OF 372.00 FEET; THENCE SOUTH 00°24'02" EAST, ON A LINE 372.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SAID PARCEL "A", A DISTANCE OF 395.79 FEET; THENCE SOUTH 89°34'00" WEST, A DISTANCE OF 372.00 FEET TO THE MOST WESTERLY SOUTHWEST CORNER OF SAID PARCEL "A"; THENCE NORTH 00°24'02" WEST, ON THE WEST LINE OF SAID PARCEL "A", A DISTANCE OF 396.00 FEET TO THE POINT OF BEGINNING.

SAID LANDS SITUATE, LYING AND BEING IN BROWARD COUNTY, FLORIDA, CONTAINING 603,387 SQUARE FEET OR 13.8519 ACRES MORE OR LESS.

NOTE:

THE PROPOSED IMPROVEMENTS HAVE BEEN DESIGNED IN COMPLIANCE WITH ALL APPLICABLE FEDERAL, STATE, COUNTY, AND CITY OF COCONUT CREEK CODES AND STATUTES. SHOULD THERE BE ANY DISCREPANCIES BETWEEN THE PLANS AND/OR SPECIFICATIONS PREPARED BY THE ENGINEER OF RECORD OR REGISTERED ARCHITECT AND ANY PUBLISHED STANDARDS, INCLUDING BUT NOT LIMITED TO THE CITY OF COCONUT CREEK CODE AND/OR THE CITY OF COCONUT CREEK ADOPTED UTILITY AND ENGINEERING STANDARDS, SPECIFICATIONS AND CONSTRUCTION DETAILS, SAID DISCREPANCIES SHALL BE RESOLVED UTILIZING THE LATEST AND MOST UPDATED STANDARDS ADOPTED BY THE AGENCY HAVING JURISDICTION, OR THE MOST STRINGENT.

Sun-Tech Engineering, Inc.
Engineers - Planners - Surveyors

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PROJECT NO. 13-3581
DESIGN DATE: SEP. 2015

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