

## IMPORTANT NOTICE TO APPLICANT:

**THIS APPLICATION CONSISTS OF TWO (2) PAGES. BOTH PAGES MUST BE COMPLETED AND SUBMITTED IN ORDER TO PROCESS**

Submittal deadline for this application and all associated documentation is Monday, 9:00AM. The fee amount will be calculated once this application is received and processed. In order for this item to be placed on the next available Plat Committee Agenda, the full correct fee must be paid no later than the following day, Tuesday, noon time. Failure to submit this form and fees by the aforementioned deadlines will result in this item not being placed on the next available Plat Committee agenda.

### FOR OFFICIAL USE ONLY:

Agenda Date: \_\_\_\_\_

Tentative No.: T- \_\_\_\_\_

Received Date: \_\_\_\_\_

Number of Sites : ( 1 )

## APPLICATION FOR PLAT OF SUBDIVISION DEVELOPMENT

Municipality: UNINCORPORATED MIAMI-DADE COUNTY Sec.: 10 Twp.: 53 S. Rge.: 40 E. / Sec.: \_\_\_\_\_ Twp.: \_\_\_\_\_ S. Rge.: \_\_\_\_\_ E.

1. Name of Proposed Subdivision: Gateway Medley Phase Four

2. Owner's Name: Town of Medley Phone: :305-887-9541

Address: 7777 NW 72 Avenue City: Medley State: FL Zip Code: 33166

Owner's Email Address: C/O Mayor Lily Stefano <Lstefano@townofmedley.com>

3. Surveyor's Name: Pullice Land Surveyors, Inc. Phone: 954-572-1777

Address: 5381 Nob Hill Drive City: Sunrise State: FL Zip Code: 33351

Surveyor's Email Address: Jane@pullicelandsurveyors.com

4. Folio No(s): 22-3010-000-0160 / \_\_\_\_\_ / \_\_\_\_\_ / \_\_\_\_\_

5. Legal Description of Parent Tract: see attached

6. Street boundaries: NW 87 Avenue and NW 90 Street

7. Present Zoning: Industrial Zoning Hearing No.: \_\_\_\_\_

8. Proposed use of Property:

Single Family Res.( \_\_\_\_\_ Units), Duplex( \_\_\_\_\_ Units), Apartments( \_\_\_\_\_ Units), Industrial/Warehouse( 416,920 Square .Ft.),  
Business( \_\_\_\_\_ Sq. Ft. ), Office( \_\_\_\_\_ Sq. Ft.), Restaurant( \_\_\_\_\_ Sq. Ft. & No. Seats \_\_\_\_\_ ), Other ( \_\_\_\_\_ Sq. Ft. & No. of Units \_\_\_\_\_ )

9. Does the property contain contamination? YES: ☐ NO: ☒

NOTE: Attach list of all plat restrictions zoning conditions or any other declarations, restrictions, covenants that might affect this Tentative Plat.

Any soil groundwater or surface water contaminants exceeding standards or criteria outlined in local, state, and/or federal law, shall be disclosed. Furthermore, any portion of the of the property to be conveyed (including right-of-way) must be identified, and the receiving entity must be made aware of the contamination and accept the conveyance. Documentation of acceptance from each entity shall be provided with the plat application.

Be advised that Miami-Dade County will not accept the conveyance of contaminated property for right-of-way: right-of-way areas must be fully restored to applicable local, state, and/or federal standards or criteria.

Please note nothing stated herein may be interpreted to limit or restrict an engineer's or other professional's responsibility to prepare plans accurately and completely for proposed right-of-way as well as any other projects or plans. For proposed dedications of non-right-of-way properties, any soil, groundwater or surface water contaminants must be disclosed to the County Department at the earliest stage possible. The presence of any such contamination or delay in disclosure of such contamination could result in the County declining the acceptance of the proposed dedication, the need for the developer to reconfigure or change previously approved site plans, or conduct changes to the proposed development may be required. The applicant may contact the DERM Environmental Monitoring and Restoration Division at 305-372-6700 for additional information.

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I HEREBY CERTIFY that I am the owner of the parcel(s) described in Item 5 and that the information contained in this application is true and correct to the best of my knowledge and belief. If applicable, attached is a list of all the restrictions/ restrictive covenants and declarations in favor of Miami-Dade County. Attached is a copy of the recorded deed showing my acquisition of this land. In addition, I agree to furnish additional items as may be necessary such as abstract or Opinion of Title to determine accurate ownership information. Furthermore, I am aware that the use of a public water supply and/or public sewer system may be required for this development. If so required, I recognize that engineering drawings for the extension of these utilities must be approved by the appropriate utility entity and by D.R.E.R. prior to the approval of the final plat.

Pursuant to Florida Statutes 837.06, whoever knowingly makes a false statement in writing with the intent to mislead a public servant in the performance of his duty shall be guilty of a misdemeanor of the second degree, punishable as provided in FS. 775.082 or FS. 775.083.

STATE OF FLORIDA)

COUNTY OF MIAMI-DADE)

SS:

Signature of Owner: *[Signature]*

(Print name & Title here):

ANAL STEFANO / MAYOR

BEFORE ME, personally appeared Ava L. Stefano this 30<sup>th</sup> day of October, 2025 A.D. and (he/she) acknowledged to and before me that (he/she) executed the same for the purposes therein. Personally known ☒ or produce as identification and who did (not) take an oath.

WITNESS my hand and seal in the County and State last aforesaid this 30<sup>th</sup> day of October, 2025 A.D.



Signature of Notary Public: *[Signature]*

(Print, Type name here):

Victoria Martinez

(NOTARY SEAL)

April 10, 2027  
(Commission Expires)

HH362607  
(Commission Number)

Note: The reverse side of this sheet may be used for a statement of additional items you may wish considered.

**EXHIBIT "A"**  
**(Phase Four)**

**LEGAL DESCRIPTION:**

A PORTION OF THE NORTHWEST 1/4 OF SECTION 10, TOWNSHIP 53 SOUTH, RANGE 40 EAST BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SAID NORTHWEST 1/4; THENCE SOUTH 01°44'30" EAST ON THE WEST LINE OF SAID NORTHWEST 1/4 FOR 1,067.16 FEET; THENCE NORTH 88°08'18" EAST 50.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE NORTH 88°08'18" EAST 730.73 FEET; THENCE SOUTH 01°43'18" EAST 1,234.07 FEET TO THE INTERSECTION WITH THE NORTH LINE OF TRACT "A", MEDLEY LOGISTICS NORTH, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 170, PAGE 66, OF THE PUBLIC RECORDS OF MIAMI - DADE COUNTY, FLORIDA; THENCE SOUTH 88°28'07" WEST ON SAID NORTH LINE 291.70 FEET TO THE NORTHWEST CORNER OF SAID TRACT "A"; THENCE NORTH 01°44'34" WEST ON THE NORTHERLY EXTENSION OF THE WEST LINE OF SAID TRACT "A" 70.00 FEET; THENCE SOUTH 88°28'07" WEST 438.61 FEET TO THE INTERSECTION WITH A LINE LYING 50.00 FEET EAST OF AND PARALLEL TO THE WEST LINE OF SAID SECTION 10, ALSO BEING THE EAST RIGHT-OF-WAY LINE OF NORTHWEST 87TH AVENUE; THENCE NORTH 01°44'30" WEST ON SAID PARALLEL LINE AND ON SAID EAST RIGHT-OF-WAY LINE, 1,159.86 FEET TO THE POINT OF BEGINNING. SAID LANDS LYING IN THE TOWN OF MEDLEY, MIAMI-DADE COUNTY, FLORIDA.

LESS AND EXCEPT THE FOLLOWING PARCEL CONVEYED TO THE TOWN OF MEDLEY, FLORIDA BY VIRTUE OF THAT CERTAIN SPECIAL WARRANT DEED RECORDED IN OFFICIAL RECORDS BOOK 34825, PAGE 388, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA:

TRACT G (PUMP STATION PARCEL) LEGAL DESCRIPTION: (TRACT "G") A PORTION OF THE NORTHWEST ONE-QUARTER (N.W. 1/4) OF SECTION 10, TOWNSHIP 53 SOUTH, RANGE 40 EAST, IN THE TOWN OF MEDLEY, MIAMI- DADE COUNTY FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID NORTHWEST 1/4; THENCE SOUTH 01°44'30" EAST ALONG THE WEST LINE OF SAID NORTHWEST 1/4 FOR 2,161.74 FEET; THENCE NORTH 88°28'07" EAST 139.88 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE NORTH 88°28'07" EAST 45.00 FEET; THENCE SOUTH 01°32'10" EAST 65.00 FEET TO A POINT OF INTERSECTION WITH THE NORTH RIGHT-OF-WAY LINE OF NW 85TH STREET; THENCE SOUTH 88°28'07" WEST ALONG SAID NORTH RIGHT-OF-WAY LINE 36.64 FEET; THENCE NORTH 01°28'32" WEST 10.00 FEET; THENCE SOUTH 88°26'42" WEST 8.37 FEET; THENCE NORTH 01°32'10" WEST 55.01 FEET TO THE POINT OF BEGINNING.

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1. Name of Proposed Subdivision: Gateway Medley Phase Four

2. Owner's Name: First Park Miami LLC

Phone: (312) 344-4357

Address: 1 North Wacker Drive, Ste 4200 City: Chicago State: IL Zip Code: 60606

Owner's Email Address: Mark Pierski <mpierski@firstindustrial.com>

3. Surveyor's Name: Pulice Land Surveyors, Inc.

Phone: 954-572-1777

Address: 5381 Nob Hill Drive City: Sunrise State: FL Zip Code: 33351

Surveyor's Email Address: Jane@pulicelandsurveyors.com

4. Folio No(s): 22-3010-000-0020 / \_\_\_\_\_ / \_\_\_\_\_

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6. Street boundaries: NW 87 Avenue and NW 90 Street

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STATE OF FLORIDA)

SS:

Signature of Owner: \_\_\_\_\_

COUNTY OF MIAMI-DADE)

(Print name & Title here): Chirs Willson - Executive Director

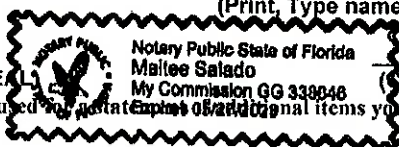
BEFORE ME, personally appeared Chris Willson this 26<sup>th</sup> day of October, 2021 A.D. and (he/she) acknowledged to and before me that (he/she) executed the same for the purposed therein. Personally known ☒ or produce \_\_\_\_\_ as identification and who did (not) take an oath.

WITNESS my hand and seal in the County and State last aforesaid this 26<sup>th</sup> day of October, 2021 A.D.

Signature of Notary Public: \_\_\_\_\_

(Print, Type name here: Maitee Salado)

(NOTARY SEAL)



(Commission Expires)

(Commission Number)

Note: The reverse side of this sheet may be used for notate Exhibit 01/2022 and original items you may wish considered.

#### **PHASE FOUR**

A PORTION OF THE NORTHWEST 1/4 OF SECTION 10, TOWNSHIP 53 SOUTH, RANGE 40 EAST BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SAID NORTHWEST 1/4; THENCE SOUTH 01°44'30" EAST ON THE WEST LINE OF SAID NORTHWEST 1/4 FOR 1,067.16 FEET; THENCE NORTH 88°08'18" EAST 50.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE NORTH 88°08'18" EAST 730.73 FEET; THENCE SOUTH 01°43'18" EAST 1,234.07 FEET TO THE INTERSECTION WITH THE NORTH LINE OF TRACT "A", MEDLEY LOGISTICS NORTH, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 170, PAGE 66, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA; THENCE SOUTH 88°28'07" WEST ON SAID NORTH LINE 291.70 FEET TO THE NORTHWEST CORNER OF SAID TRACT "A"; THENCE NORTH 01°44'34" WEST ON THE NORTHERLY EXTENSION OF THE WEST LINE OF SAID TRACT "A" 70.00 FEET; THENCE SOUTH 88°28'07" WEST 438.61 FEET TO THE INTERSECTION WITH A LINE LYING 50.00 FEET EAST OF AND PARALLEL TO THE WEST LINE OF SAID SECTION 10, ALSO BEING THE EAST RIGHT-OF-WAY LINE OF NORTHWEST 87TH AVENUE; THENCE NORTH 01°44'30" WEST ON SAID PARALLEL LINE AND ON SAID EAST RIGHT-OF-WAY LINE, 1,159.86 FEET TO THE POINT OF BEGINNING.

SAID LANDS SITUATE, LYING AND BEING IN THE TOWN OF MEDLEY, MIAMI-DADE COUNTY, FLORIDA, AND CONTAINING 869,269 SQUARE FEET (19.9557 ACRES), MORE OR LESS.



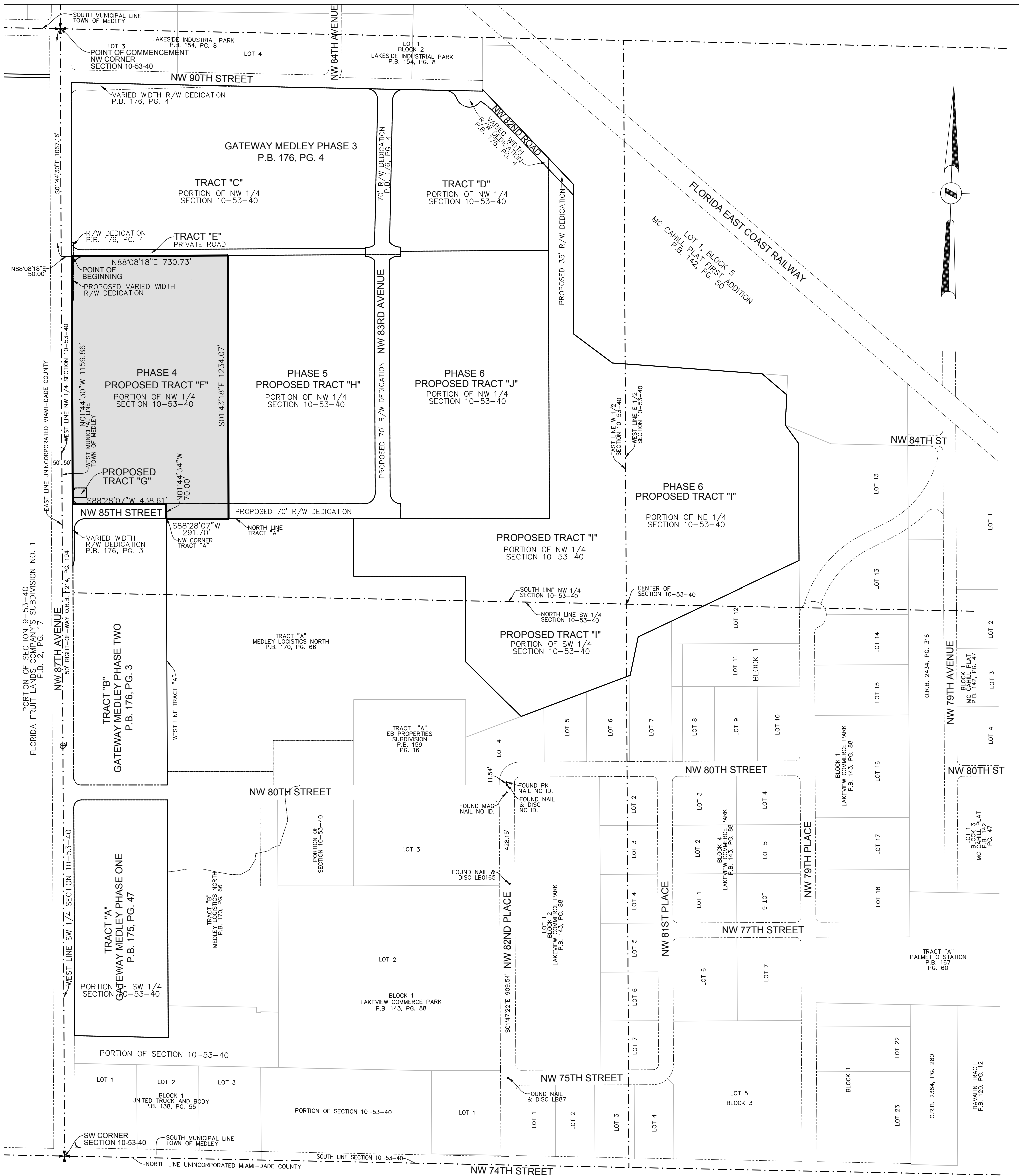
- LEGEND
- O.R.B. OFFICIAL RECORDS BOOK  
P.B. PLAT BOOK  
PG. PAGE  
⑩ COMMITMENT EXCEPTION NUMBER  
CL CENTERLINE  
R RADIUS  
CA CENTRAL ANGLE  
A ARC DISTANCE  
ID IDENTIFICATION  
R/W RIGHT-OF-WAY

NOTES:

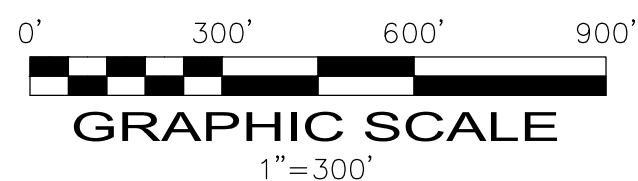
- 1) FLOOD ZONE: AE/X; BASE FLOOD ELEVATION: 5' / NONE; PANEL: 120649 0277L; MAP DATE: 09/11/09.
- 2) ELEVATIONS ARE BASED ON NATIONAL GEODETIC VERTICAL DATUM OF 1929. MIAMI-DADE COUNTY BENCHMARK N-901; ELEVATION: 9.73 FEET.
- 3) THIS SITE LIES IN SECTION 10, TOWNSHIP 53 SOUTH, RANGE 40 EAST, MIAMI-DADE COUNTY, FLORIDA.
- 4) BEARINGS ARE BASED ON THE CENTERLINE OF NW 82ND PLACE BEING S01°49'22"E.
- 5) REASONABLE EFFORTS WERE MADE REGARDING THE EXISTENCE AND THE LOCATION OF UNDERGROUND UTILITIES. THIS FIRM, HOWEVER, DOES NOT ACCEPT RESPONSIBILITY FOR THIS INFORMATION. BEFORE EXCAVATION OR CONSTRUCTION CONTACT THE APPROPRIATE UTILITY COMPANIES FOR FIELD VERIFICATION.
- 6) THE HORIZONTAL POSITIONAL ACCURACY OF WELL DEFINED IMPROVEMENTS ON THIS SURVEY IS ±0.2'. THE VERTICAL POSITIONAL ACCURACY OF WELL DEFINED IMPROVEMENTS ON THIS SURVEY IS ±0.1'.
- 7) THIS SITE CONTAINS NO PARKING SPACES.
- 8) THIS SURVEY WAS PREPARED WITH BENEFIT OF COMMITMENT FOR TITLE INSURANCE, ORDER NO.: 5979544, PREPARED BY CHICAGO TITLE INSURANCE COMPANY WITH AN EFFECTIVE DATE OF JULY 10, 2017 AT 11:00 PM. THE FOLLOWING ITEMS ARE SCHEDULE B SECTION II EXCEPTIONS TO SAID COMMITMENT:
- ITEMS 1, 2, 3, 4 & 5—STANDARD EXCEPTIONS NOT ADDRESSED.
- ITEM 6—RESERVATION OF EASEMENT IN RIGHT-OF-WAY DEED IN O.R.B. 1100, PAGE 102, IS NOT AVAILABLE FOR REVIEW; RIGHT-OF-WAY DEED IN O.R.B. 1214, PAGE 194, DEPICTED HEREON, DOES NOT AFFECT THIS SITE.
- ITEM 7—RESTRICTIONS, CONDITIONS AND COVENANTS IN DECLARATION OF RESTRICTIVE COVENANTS IN O.R.B. 14054, PAGE 1322, DO NOT AFFECT THIS SITE.
- ITEM 8—TERMS, CONDITIONS, COVENANTS, EASEMENTS, RESTRICTIONS AND PROVISIONS IN DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS IN O.R.B. 16422, PAGE 623, AS ASSIGNED BY ASSIGNMENT OF RIGHTS IN O.R.B. 16960, PAGE 1444, AS AMENDED BY FIRST AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS IN O.R.B. 28400, PAGE 173, DO NOT AFFECT THIS SITE.
- ITEM 9—TERMS, CONDITIONS, COVENANTS, EASEMENTS, RESTRICTIONS AND PROVISIONS IN DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS IN O.R.B. 28425, PAGE 3765, DO NOT AFFECT THIS SITE.
- ITEM 10—TERMS, CONDITIONS, COVENANTS, EASEMENTS, RESTRICTIONS AND PROVISIONS IN DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS IN O.R.B. 28425, PAGE 3777, DO NOT AFFECT THIS SITE.
- ITEM 11—TERMS, COVENANTS, CONDITIONS, PROVISIONS AND EASEMENTS IN LICENSE AGREEMENT IN O.R.B. 29748, PAGE 499, AFFECT THIS SITE AS DEPICTED HEREON.
- ITEM 12—ORDINANCE NO. 87-73, IN O.R.B. 13457, PAGE 2303, DOES NOT AFFECT THIS SITE.
- ITEM 13—RESOLUTION NO. R-936-88, IN O.R.B. 13763, PAGE 605, AFFECTS THIS SITE BUT CANNOT BE PLOTTED.
- ITEM 14—RESOLUTION NO. R-1510-88, IN O.R.B. 13931, PAGE 1716, AFFECTS THIS SITE BUT CANNOT BE PLOTTED.
- ITEM 15—RESOLUTION NO. R-404-90, IN O.R.B. 14549, PAGE 168, AFFECTS THIS SITE BUT CANNOT BE PLOTTED.
- ITEM 16—RESOLUTION NO. R-1399-91, IN O.R.B. 15334, PAGE 2354, AFFECTS THIS SITE BUT CANNOT BE PLOTTED.
- ITEM 17—RESOLUTION NO. 5-ZAB-317-95, IN O.R.B. 16898, PAGE 1738, AFFECTS THIS SITE BUT CANNOT BE PLOTTED.
- ITEM 18—LANDFILL PERFORMANCE BOND IN O.R.B. 18194, PAGE 2393, AND IN O.R.B. 18450, PAGE 1786, AFFECTS THIS SITE BUT CANNOT BE PLOTTED.
- ITEM 19—FLOW RIGHTS EASEMENT FOR DRAINAGE IN O.R.B. 16422, PAGE 674, DOES NOT AFFECT THIS SITE.
- ITEM 20—RESOLUTION NO. 5-ZAB-43-96 IN O.R.B. 17433, PAGE 1757, DOES NOT AFFECT THIS SITE.
- ITEM 21—RESOLUTION NO. CZAB9-12-99 IN O.R.B. 18580, PAGE 3116, DOES NOT AFFECT THIS SITE.
- ITEM 22—LANDFILL PERFORMANCE BOND IN O.R.B. 18698, PAGE 43, DOES NOT AFFECT THIS SITE.
- ITEM 23—TERMS, COVENANTS, CONDITIONS, PROVISIONS AND EASEMENTS IN TEMPORARY CONSTRUCTION EASEMENT AGREEMENT IN O.R.B. 29802, PAGE 152, DO NOT AFFECT THIS SITE.
- 9) THIS SITE WILL BE SERVED BY CENTRAL WATER AND SEWER.
- 10) MIAMI-DADE COUNTY FLOOD CRITERIA IS 6.7' PER SHEET 2 OF MIAMI-DADE FLOOD CRITERIA MAP IN PLAT BOOK 120, PAGE 13.
- 11) PROPERTY IS ZONED M-1, INDUSTRIAL-LIGHT MFG; REQUIRED SETBACKS: FRONT-N/A; SIDE-N/A; REAR-N/A; MAXIMUM BUILDING HEIGHT-50'. REQUIRED PARKING: ONE PARKING SPACE REQUIRED PER 1,000 SQUARE FEET OF FLOOR AREA UP TO 10,000 SQUARE FEET AND, THEREAFTER, ONE PARKING SPACE REQUIRED PER 2,000 SQUARE FEET OF FLOOR AREA IN EXCESS OF 10,000 SQUARE FEET.
- 12) FOLIO NUMBER: 2230100000020.
- 13) NUMBER OF PROPOSED TRACTS: 2.
- 14) APPROXIMATE FLOOD ZONE LINES DEPICTED HEREON WERE OBTAINED FROM "FEMA FLOOD MAP SERVICE CENTER" WEB SITE.

DEVELOPMENT INFORMATION		
	LAND USE	PROPOSED BUILDING SQUARE FEET
TRACT "F"	WAREHOUSE	416,920
TRACT "G"	PUMP STATION	-

CONTACT PERSON INFORMATION	
PULICE LAND SURVEYORS INC. - JANE STORMS	
TELEPHONE NUMBER: 954-572-1777	
FAX NUMBER: 954-572-1778	
E-MAIL ADDRESS: JANE@PULICELANDSURVEYORS.COM	



LOCATION MAP  
A PORTION OF SECTION 10, TOWNSHIP 53 SOUTH, RANGE 40 EAST,  
MIAMI-DADE COUNTY, FLORIDA  
SCALE: 1"=300'



BOUNDARY AND TOPOGRAPHIC SURVEY  
AND TENTATIVE PLAT

OF  
GATEWAY MEDLEY PHASE FOUR

A PORTION OF THE NORTHWEST 1/4 OF SECTION 10, TOWNSHIP 53 SOUTH, RANGE 40 EAST,  
TOWN OF MEDLEY, MIAMI-DADE COUNTY, FLORIDA

OWNER:

FIRST PARK MIAMI, LLC  
1 NORTH WACKER DRIVE, #4200  
CHICAGO, IL 60606  
312-344-4357

MPIERSKI@FIRSTINDUSTRIAL.COM

LEGAL DESCRIPTION: PHASE FOUR

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CERTIFICATION:

TO CARLOS C. LOPEZ TRUST; LANGAN ENGINEERING & ENVIRONMENTAL; BUTTERS ACQUISITIONS, LLC, A FLORIDA LIMITED LIABILITY COMPANY; CHICAGO TITLE INSURANCE COMPANY;

I HEREBY CERTIFY: THAT THERE ARE NO EXISTING UTILITIES, IMPROVEMENTS OR STRUCTURES ON THE LANDS HEREIN DESCRIBED, OTHER THAN SHOWN, AND THAT THIS BOUNDARY AND TOPOGRAPHIC SURVEY AND TENTATIVE PLAT AS SHOWN WAS MADE UNDER MY DIRECTION IN ACCORDANCE WITH THE STANDARDS OF PRACTICE SET FORTH BY THE FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES ("DOACS") CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

COPIES OF THIS SKETCH ARE INVALID UNLESS EMBOSSED WITH THE SEAL OF THE UNDERSIGNED.

- ☐ JOHN F. PULICE, PROFESSIONAL SURVEYOR AND MAPPER LS2691  
☐ BETH BURNS, PROFESSIONAL SURVEYOR AND MAPPER LS6136  
☐ VICTOR R. GILBERT, PROFESSIONAL SURVEYOR AND MAPPER LS6274  
STATE OF FLORIDA

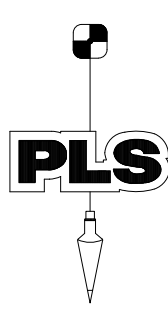
SHEET 1 OF 2

NO.	REVISIONS	BY
8	#70192-UPDATE SURVEY-7/18/22	L.S.
7	#69258-UPDATE SURVEY-11/12/21	L.S.
6	REVISED ZONING INFO - 12/14/21	L.S.
5	#69258-UPDATE SURVEY-11/12/21	L.S.
4	#66088-UPDATE SURVEY-06/25/19	B.E.
3	#64519-UPDATE SURVEY-4/27/18	L.S.
2	#60303-TRAC & R/W DEDICATIONS ADD R/W MAIN EASERY 10/20/17	B.B.
1	#64276-ORIGINAL SURVEY-5/11/17	B.E.

THIS DOCUMENT IS NEITHER FULL NOR COMPLETE WITHOUT SHEETS 1 AND 2

**GATEWAY MEDLEY PHASE FOUR**  
NW 87TH AVENUE, SOUTH OF NW 90TH STREET  
MEDLEY, MIAMI-DADE COUNTY  
FLORIDA 33166

BOUNDARY AND TOPOGRAPHIC SURVEY  
AND TENTATIVE PLAT



**PULICE LAND SURVEYORS, INC.**  
5381 NOB HILL ROAD  
SUNRISE, FLORIDA 33351  
TELEPHONE: (954) 572-1777  
FAX: (954) 572-1778




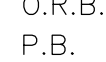




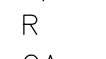


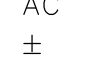





E-MAIL: surveys@pulicelandsurveyors.com  
WEBSITE: www.pulicelandsurveyors.com  
CERTIFICATE OF AUTHORIZATION LB3870

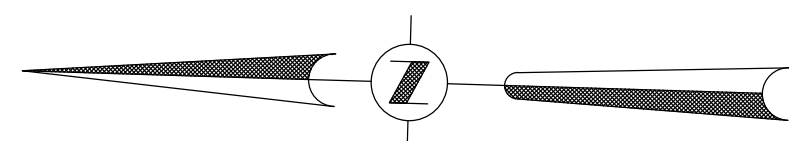
DRAWN BY: B.E.  
CHECKED BY: J.F.P.

SCALE: 1" = 300'  
SURVEY DATE: 7/18/22

FILE: BUTTERS CONSTRUCTION & DEVELOPMENT  
ORDER NO.: 70192

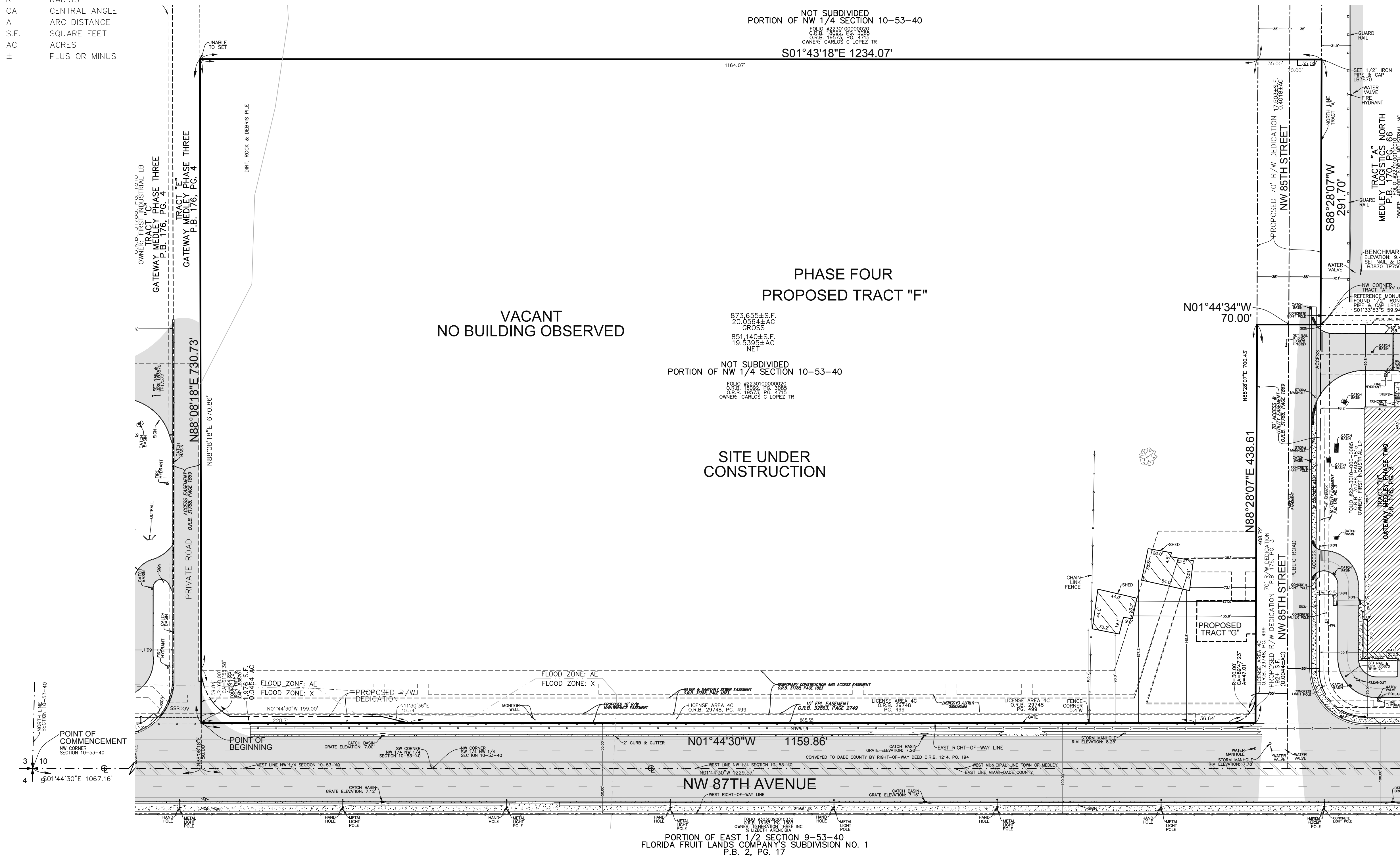
LEGEND

-  CONCRETE
-  ASPHALT PAVEMENT
-  ELEVATION
-  CENTERLINE
-  O.R.B. OFFICIAL RECORDS BOOK
-  P.B. PLAT BOOK
-  P.G. PAGE
-  10 COMMITMENT EXCEPTION NUMBER
-  TP TRAVERSE POINT (FOR FIELD INFORMATION ONLY)
-  UNIDENTIFIED TREE
-  R/W RIGHT-OF-WAY
-  R RADIUS
-  CA CENTRAL ANGLE
-  A ARC DISTANCE
-  S.F. SQUARE FEET
-  AC ACRES
-  ± PLUS OR MINUS



**BOUNDARY AND TOPOGRAPHIC SURVEY  
AND TENTATIVE PLAT  
OF  
GATEWAY MEDLEY PHASE FOUR**  
A PORTION OF THE NORTHWEST 1/4 OF SECTION 10, TOWNSHIP 53 SOUTH, RANGE 40 EAST,  
TOWN OF MEDLEY, MIAMI-DADE COUNTY, FLORIDA

OWNER:  
FIRST PARK MIAMI, LLC  
1 NORTH WACKER DRIVE, #4200  
CHICAGO, IL 60606  
312-344-4357  
MPIERSKI@FIRSTINDUSTRIAL.COM

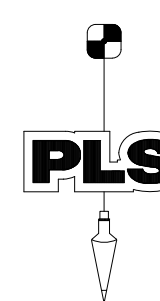


SHEET 2 OF 2

THIS DOCUMENT IS NEITHER FULL NOR  
COMPLETE WITHOUT SHEETS 1 & 2

**GATEWAY MEDLEY PHASE FOUR**  
NW 87TH AVENUE, SOUTH OF NW 90TH STREET  
MEDLEY, MIAMI-DADE COUNTY  
FLORIDA 33166

**BOUNDARY AND TOPOGRAPHIC SURVEY  
AND TENTATIVE PLAT**



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CERTIFICATE OF AUTHORIZATION LB3870

DRAWN BY: B.E.  
CHECKED BY: J.F.P.

SCALE: 1" = 60'  
SURVEY DATE: 7/18/22

FILE: BUTTERS CONSTRUCTION & DEVELOPMENT  
ORDER NO.: 70192

