

## **PROCEDURES FOR FAST TRACKING PLAT APPLICATIONS FOR DEVELOPMENTS REQUIRING APPROVAL AT PUBLIC HEARING OR ADMINISTRATIVE REVIEW**

The Fast Track Plat procedure is available to developers who wish to start the procedure for review of plat applications prior to the expiration of the appeal period for a zoning public hearing, prior to final approval of an Administrative Site Plan Review (ASPR) or Administrative Review such as Severable Use Rights (SUR). In this regard, however, developers are strongly encouraged to obtain tentative recommendations on their appropriate request from the Department of Planning and Zoning (or Developmental Impact Committee if applicable) in order to determine the practicality of undertaking this procedure since the zoning public hearing decision, ASPR decision or Administrative Review may necessitate major revisions to the plat at the developers expense. Please be advised that this procedure does not apply to dry runs.

It is contemplated that this procedure will save developers time by allowing paving and drainage and water and sewer plans to be submitted to and reviewed by the Public Works Department and Miami-Dade Water and Sewer Department respectively prior to the outcome of a zoning public hearing, ASPR, or Administrative Review. However, approval of the tentative plat subject to approval of the zoning request as described below will first be required.

Following is a step by step outline of the Fast Track Plat procedure.

1. The developer/applicant must first submit an application for a zoning public hearing or Administrative Review to the Department of Planning and Zoning.
2. The developer/applicant then applies for tentative plat approval with the Subdivision/Platting Section of the Public Works Department and pays the appropriate fee.
3. The Fast Track Plat Agreement (sample attached) is submitted to the Public Works Department at the same time application for tentative plat approval is made with a copy furnished by the applicant attached to each copy of the tentative plat. In addition, six (6) copies of the zoning application and plans must be submitted to the Subdivision/Platting Section of the Public Works Department.
4. The Public Works Department will distribute copies of the tentative plat application and related materials to the respective County departments.
5. The Plat Committee will meet and each department reviewing elements of the plat application will comment as if the public hearing, ASPR or Administrative Review had been approved. Any approval granted at this time will be indicated on the plans as tentative since it is subject to the decision of the public hearing, ASPR or Administrative Review.

6. Once every member of the department of the Plat Committee has granted a tentative approval, the tentative plat and action sheet will be marked "Approved subject to the approval of public hearing, ASPR, or Administrative Review Application No. **A202600011**, and plans prepared by **PPKS ARCHITECTS+ PLANNERS** dated **JANUARY 9, 2026**," (when plan(s) is/are required)
7. At this point, the developer/applicant can submit paving and drainage plans to the Public Works Department for review. The Miami-Dade Water and Sewer Department will also review water and sewer plans at this time. No permits will be issued until official tentative plat approval is given.
8. The developer/applicant is responsible for scheduling the tentative plat for official approval by notifying the Subdivision/Platting Section of the Public Works Department after confirming that an appeal of the zoning public hearing decision had not been filed. It is expected that the applicant will make and secure from respective departments the approval of all modifications to the plat required by the hearing body, ASPR, or Administrative Review before scheduling this item on the Plat Committee Agenda for final action. Where no plat modifications are required by the hearing body, ASPR or Administrative Review, it is expected that official tentative plat approval will be granted without additional review by any County department.
9. The Department of Planning and Zoning representative to the Plat Committee will be responsible for verifying, prior to final action of the Plat Committee on the tentative plat, that an appeal of the zoning hearing decision has not been filed.

## FAST TRACK PLAT AGREEMENT

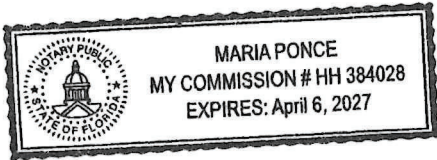
1. The undersigned **Nan Imbesi** is the owner of certain real property more particularly described as:
2. The undersigned proposes to develop the above referenced real property by constructing **100 PROPOSED TOWNHOUSES WITHIN 13 BLOCKS.**
3. The undersigned acknowledges that zoning approval of public hearing application, ASPR or Administrative Review and platting of the subject property are prerequisites to the issuance of building permit(s) by the Building Department for the above noted proposed development.
4. The undersigned acknowledges that the tentative plat no. T\_\_\_\_\_ shall be tentatively approved subject to approval of the public hearing, ASPR, or Administrative Review application no. **A2026000011** and plan(s) prepared by, and dated **PPKS ARCHITECTS+ PLANNERS.** (when plan is required)
5. The undersigned acknowledges that no concurrency review or approval is granted at the time of fast track plat approval.
6. The undersigned acknowledges that approvals of the tentative plat by member departments of the Plat Committee reviewing same are subject to the decision of the hearing body or County departments considering the zoning request.
7. The undersigned agrees that any approval granted or action taken by the Plat Committee or a member department of the Plat Committee on the plat application is not to be the subject of discussion before the hearing board considering the zoning request.
8. The undersigned acknowledges that he/she has voluntarily elected to follow the fast track plat procedure and is doing so at his/her own risk and expense.
9. The undersigned does hereby release and discharge Miami-Dade County, Florida, from and against any and all claims, demands, damages, costs or expenses arising out of or resulting from the decision of the hearing body on the zoning request insofar as its effect on any department's approval previously granted on the tentative plat application.

10. In the event of litigation arising out of this agreement, the prevailing party shall be entitled to recover costs, including reasonable attorney's fees.

Signed by:  
Nan Imbesi  
Signature of Owner

Nan Imbesi  
Print Name

Sworn to and subscribed before me this 1 day of May, 2026.



[Signature]  
Notary Public

SEAL

My Commission Expires: April 6 2027

## FAST TRACK PLAT AGREEMENT

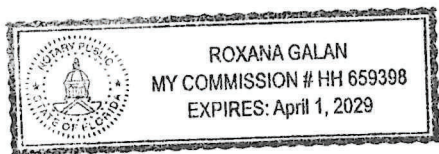
1. The undersigned Claude Roatta is the owner of certain real property more particularly described as:
2. The undersigned proposes to develop the above referenced real property by constructing **100 PROPOSED TOWNHOUSES WITHIN 10 BLOCKS.**
3. The undersigned acknowledges that zoning approval of public hearing application, ASPR or Administrative Review and platting of the subject property are prerequisites to the issuance of building permit(s) by the Building Department for the above noted proposed development.
4. The undersigned acknowledges that the tentative plat no. T-25406 shall be tentatively approved subject to approval of the public hearing, ASPR, or Administrative Review application no. **A2026000011** and plan(s) prepared by, and dated **PPKS ARCHITECTS+ PLANNERS.** (when plan is required)
5. The undersigned acknowledges that no concurrency review or approval is granted at the time of fast track plat approval.
6. The undersigned acknowledges that approvals of the tentative plat by member departments of the Plat Committee reviewing same are subject to the decision of the hearing body or County departments considering the zoning request.
7. The undersigned agrees that any approval granted or action taken by the Plat Committee or a member department of the Plat Committee on the plat application is not to be the subject of discussion before the hearing board considering the zoning request.
8. The undersigned acknowledges that he/she has voluntarily elected to follow the fast track plat procedure and is doing so at his/her own risk and expense.
9. The undersigned does hereby release and discharge Miami-Dade County, Florida, from and against any and all claims, demands, damages, costs or expenses arising out of or resulting from the decision of the hearing body on the zoning request insofar as its effect on any department's approval previously granted on the tentative plat application.

10. In the event of litigation arising out of this agreement, the prevailing party shall be entitled to recover costs, including reasonable attorney's fees.

Signed by:  
Claude Roatta  
A1E51020E75A4F0  
Signature of Owner

Claude Roatta  
Print Name

Sworn to and subscribed before me this 7 day of May, 2026.



Roxana Galan  
Notary Public

SEAL

My Commission Expires: April 1, 2029

## FAST TRACK PLAT AGREEMENT

1. The undersigned **Barbara Colonna** is the owner of certain real property more particularly described as:
2. The undersigned proposes to develop the above referenced real property by constructing **100 PROPOSED TOWNHOUSES WITHIN 10 BLOCKS.**
3. The undersigned acknowledges that zoning approval of public hearing application, ASPR or Administrative Review and platting of the subject property are prerequisites to the issuance of building permit(s) by the Building Department for the above noted proposed development.
4. The undersigned acknowledges that the tentative plat no. T \_\_\_\_\_ shall be tentatively approved subject to approval of the public hearing, ASPR, or Administrative Review application no. **A2026000011** and plan(s) prepared by, and dated **PPKS ARCHITECTS+ PLANNERS.** (when plan is required)
5. The undersigned acknowledges that no concurrency review or approval is granted at the time of fast track plat approval.
6. The undersigned acknowledges that approvals of the tentative plat by member departments of the Plat Committee reviewing same are subject to the decision of the hearing body or County departments considering the zoning request.
7. The undersigned agrees that any approval granted or action taken by the Plat Committee or a member department of the Plat Committee on the plat application is not to be the subject of discussion before the hearing board considering the zoning request.
8. The undersigned acknowledges that he/she has voluntarily elected to follow the fast track plat procedure and is doing so at his/her own risk and expense.
9. The undersigned does hereby release and discharge Miami-Dade County, Florida, from and against any and all claims, demands, damages, costs or expenses arising out of or resulting from the decision of the hearing body on the zoning request insofar as its effect on any department's approval previously granted on the tentative plat application.

10. In the event of litigation arising out of this agreement, the prevailing party shall be entitled to recover costs, including reasonable attorney's fees.

DocuSigned by:  
Barbara Colonna  
4FB1789791CE4FD...  
Signature of Owner

Barbara Colonna  
Print Name

Sworn to and subscribed before me this 4 day of May, 2026.



[Signature]  
Notary Public

My Commission Expires: April 1, 2029

SEAL

**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 : ( 105)

**APPLICATION FOR PLAT OF SUBDIVISION DEVELOPMENT**

Municipality: UNINCORPORATED MIAMI-DADE COUNTY Sec.: 14 Twp.: 56 S. Rge.: 39 E. / Sec.: \_\_\_\_\_ Twp.: \_\_\_\_\_ S. Rge.: \_\_\_\_\_ E. 1.

Name of Proposed Subdivision: BLUENEST ROATTA

2. Owner's Name: CLAUDE ROATTA / BARBARA COLONNA / NAN IMBESI Phone: 786-567-0438

Address: 5301 BLUE LAGOON DR STE 180 City: MIAMI State: FL Zip Code: 33126

Owner's Email Address: MPONCE@BLUENEST.COM

3. Surveyor's Name: AMERICAN SERVICES OF MIAMI, CORP Phone: 305-598-5101

Address: 266 Giralda Ave City: Coral Gables State: FL Zip Code: 33134

Surveyor's Email Address: ED@ASOMIAMI.COM / MZULUAGA@ASOMIAMI.COM

4. Folio No(s): 30-6914-000-0431 / 30-6914-000-0430 / 30-6914-000-0215 / 30-6914-000-0218

5. Legal Description of Parent Tract: 30-6914-000-0213 / 30-6914-000-0217  
SEE ATTACHED

6. Street boundaries: SW 224th ST & SW 130th AVE

7. Present Zoning: RU-3M Zoning Hearing No.: A2026000011

8. Proposed use of Property:  
Single Family Res.( \_\_\_\_\_ Units), Duplex( \_\_\_\_\_ Units), Apartments( \_\_\_\_\_ Units), Industrial/Warehouse( \_\_\_\_\_ Square .Ft.),  
Business( \_\_\_\_\_ Sq. Ft. ), Office( \_\_\_\_\_ Sq. Ft.), Restaurant( \_\_\_\_\_ Sq. Ft. & No. Seats \_\_\_\_\_), Other ( \_\_\_\_\_<sup>100</sup> Sq. Ft. & No. of Units <sup>100</sup>)

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.

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

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:

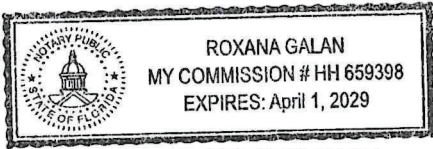
Signature of Owner:

Signed by:  
Claude Roatta  
A1E51020F25A4E0...

(Print name & Title here): Claude Roatta

BEFORE ME, personally appeared Claude Roatta this 7 day of May, 2026 A.D. and (he/she) acknowledged to and before me that (he/she) executed the same for the purposed therein. Personally known FL driver's license or produce FL driver's license as identification and who did (not) take an oath.

WITNESS my hand and seal in the County and State last aforesaid this 7 day of May, 2026 A.D.



Signature of Notary Public:

Roxana Galan

(Print, Type name here: Roxana Galan)

April 1, 2029 HH659398  
(Commission Expires) (Commission Number)

(NOTARY SEAL)

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



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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:

Signed by:  
Nan Imbesi  
E9D2C5C750ED46D...  
(Print name & Title here): Nan Imbesi

BEFORE ME, personally appeared Nan Imbesi this 1 day of May, 26 A.D. and (he/she) acknowledged to and before me that (he/she) executed the same for the purposed therein. Personally known FL Dr. license or produce FL Dr. license as identification and who did (not) take an oath.

WITNESS my hand and seal in the County and State last aforesaid this 1 day of May, 26 A.D.



(NOTARY SEAL)

Signature of Notary Public:

(Print, Type name here: Maria Ponce)

April 6 2027

(Commission Expires)

HH 384028

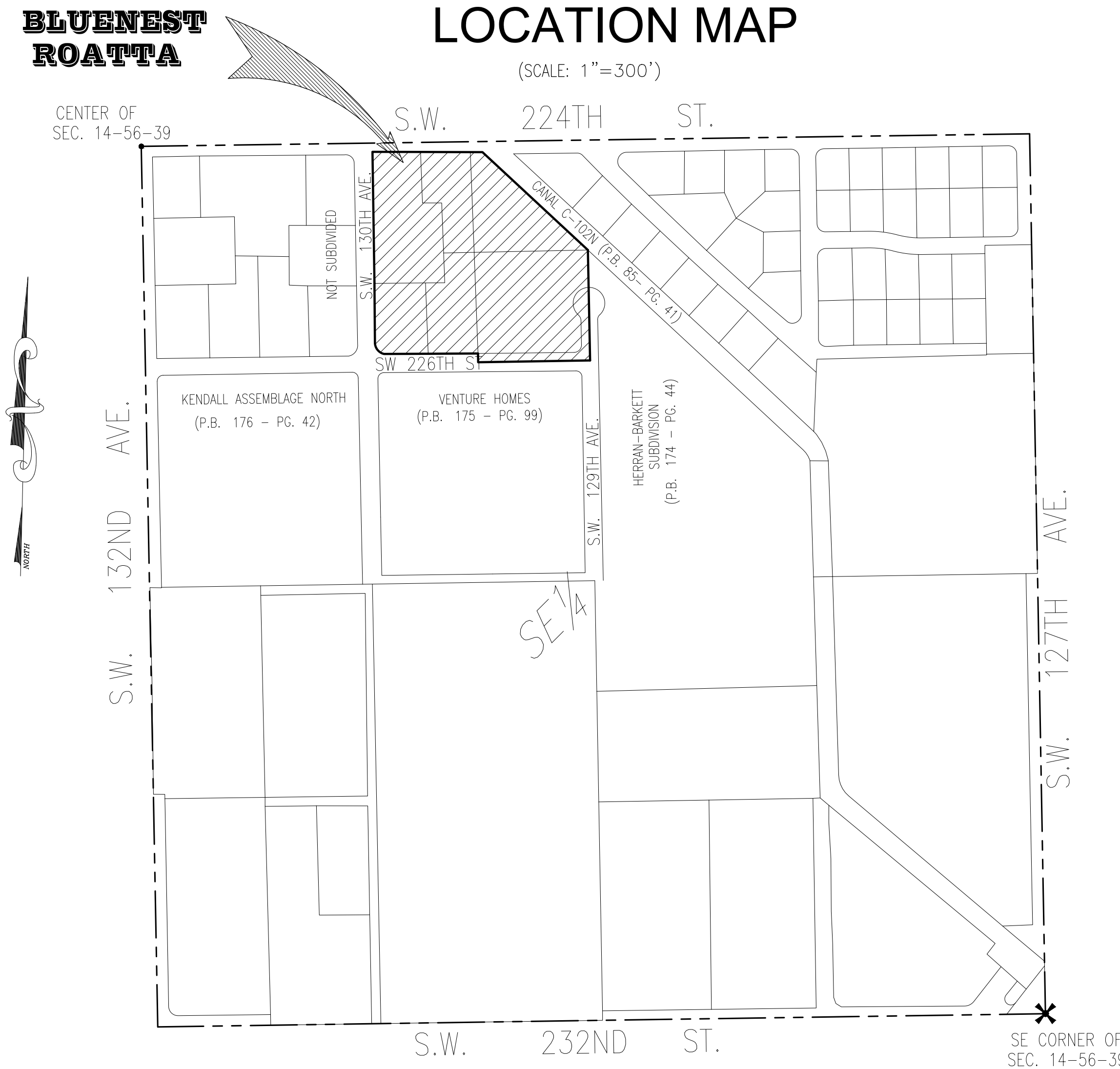
(Commission Number)

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

# SKETCH OF BOUNDARY AND TOPOGRAPHICAL SURVEY TENTATIVE PLAT

## BLUENEST ROATTA

A SUBDIVISION OF A PORTION OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 14, TOWNSHIP 56 SOUTH, RANGE 39 EAST, MIAMI-DADE COUNTY, FLORIDA, LYING AND BEING IN MIAMI-DADE COUNTY, FLORIDA.



THE SE 1/4 OF SECTION 14, TOWNSHIP 56,  
RANGE 39 EAST, MIAMI-DADE COUNTY, FLORIDA

PREPARED FOR  
**BLUENEST DEVELOPMENT**  
5301 BLUE LAGOON DR., Ste 180, MIAMI FL 33126  
CONTACT: SALIM CHRAIBI (305) 458-5656  
EMAIL: salim@bluenestdevelopment.com

PREPARED BY  
**AMERICAN SERVICES OF MIAMI, CORP.**  
CONSULTING ENGINEERS - PLANNERS-SURVEYORS  
266 GIRALDA AVENUE, CORAL GABLES FL 33134  
PHONE: (305) 598-5101  
WEB: ASOMIAMI.COM

CERTIFIED TO:  
BLUENEST DEVELOPMENT

**JOB SPECIFIC SURVEYOR NOTES:**

- A PORTION OF THE PROPERTY DESCRIBED ON THIS SURVEY DOES LIE WITHIN A SPECIAL HAZARD AREA AS DEFINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY; THE PROPERTY LIES WITHIN A FLOOD ZONE "AH" AS PER FLOOD INSURANCE RATE MAP IDENTIFIED AS COMMUNITY PANEL No. **12086-C0592L**, WITH AN EFFECTIVE DATE OF SEPTEMBER 11, 2009. **BASE FLOOD ELEVATION OF 8.0** (NGVD). THE SOUTHWESTER PORTION OF THE SITE IS WITHIN A FLOOD ZONE "X" AS PER FLOOD INSURANCE RATE MAP IDENTIFIED AS COMMUNITY PANEL No. **12086-C0592L**, WITH AN EFFECTIVE DATE OF SEPTEMBER 11, 2009.
- TOTAL GROSS AREA = 8.96 ACRES (+/-)  
TOTAL NET AREA = 7.70 ACRES (+/-)
- ELEVATIONS ARE BASED ON THE NATIONAL GEODETIC VERTICAL DATUM (NGVD) OF 1929, AS PER MIAMI DADE COUNTY **BENCH MARK No. FCE 4498**, WITH AN ELEVATION OF **10.92 FEET**.  
T.B.M.1 = MH AT SW 226 ST AND SW 130 AVE, ELEV. 10.59 FEET (NGVD)
- BEARINGS SHOWN HEREON ARE BASED ON AN ASSUME MERIDIAN OF S.01°04'23"E., BEING THE RECORDED BEARING FOR THE CENTERLINE OF S.W. 132ND AVE., ALSO BEING THE WEST LINE OF THE SE 1/4 OF SECTION 14, TOWNSHIP 54S, RANGE 39 EAST, MIAMI DADE COUNTY, FLORIDA.
- DADE COUNTY FLOOD CRITERIA = 9.00 FEET NGVD, AS PER MIAMI-DADE COUNTY FLOOD CRITERIA MAP.
- NUMBER OF LOTS: 100 LOTS AND FIVE TRACTS
- DEVELOPMENT INFORMATION: 100 PROPOSED TOWNHOUSES WITHIN 10 BLOCKS  
TRACT "A" (EGRESS AND INGRESS/UTIL. EASEMENT)  
TRACTS B, C AND D (LANDSCAPE TRACTS)  
TRACT "E" PROPOSED PARK  
AS PER ASPR2026-000011

**LEGAL DESCRIPTION:**

FOLIO 30-6914-000-0213  
THE WEST 1/2 OF THE NE 1/4 OF THE NW 1/4 OF THE SE 1/4, LESS THE NORTH 422 FEET, LESS THE EAST 150 FEET, LESS THE WEST 25 FEET AND LESS THE SOUTH 25 FEET THEREOF, IN SECTION 14, TOWNSHIP 56 SOUTH, RANGE 39 EAST, LYING AND BEING IN MIAMI-DADE COUNTY, FLORIDA, A/K/A LOT 34, OF AVOCADO GROVES.

FOLIO #30-6914-000-0215  
THE EAST 150 FEET OF THE WEST 1/2 OF THE NE 1/4 OF THE NW 1/4 OF THE SE 1/4, LESS THE NORTH 422 FEET, LESS THE SOUTH 25 FEET, AND THE SOUTH 91 FEET OF THE NORTH 422 FEET OF THE EAST 92 FEET OF THE WEST 1/2 OF THE NE 1/4 OF THE NW 1/4 OF THE SE 1/4 OF SECTION 14, TOWNSHIP 56 SOUTH, RANGE 39 EAST, LYING AND BEING IN MIAMI-DADE COUNTY, FLORIDA.

FOLIO #30-6914-000-0217  
THE NORTH 240 FEET OF THE WEST 1/2 OF THE NE 1/4 OF THE NW 1/4 OF THE SE 1/4 LESS THE EAST 150 FEET; LESS THE NORTH 25 FEET, AND LESS THE NORTH 35 FEET THEREOF; AND ALSO THE SOUTH 182 FEET OF THE NORTH 422 FEET OF THE WEST 1/2 OF THE NE 1/4 OF THE NW 1/4 OF THE SE 1/4, LESS THE EAST 92 FEET AND LESS THE WEST 25 FEET THEREOF, IN SECTION 14, TOWNSHIP 56 SOUTH, RANGE 39 EAST, LYING AND BEING IN MIAMI-DADE COUNTY, FLORIDA, A/K/A LOTS 31 AND LOT 33, OF AVOCADO GROVES.

FOLIO #30-6914-000-0218  
THE NORTH 240 FEET OF THE EAST 150 FEET OF THE W 1/2 OF THE NE 1/4 OF THE NW 1/4 OF THE SE 1/4 LESS THE NORTH 35 FEET THEREOF; AND THE SOUTH 91 FEET OF THE NORTH 331 FEET OF THE EAST 92 FEET OF THE W 1/2 OF THE NE 1/4 OF THE NW 1/4 OF SE 1/4 IN SECTION 14, TOWNSHIP 56 SOUTH, RANGE 39 EAST, ALL BEING AND LYING IN MIAMI-DADE COUNTY, FLORIDA, CONTAINING 1.02 ACRES, MORE OR LESS, INCLUDING RIGHTS OF WAY (ALSO KNOWN AS LOT 32 AVOCADO GROVES).

FOLIO #30-6914-000-0430  
THE NE 1/4 OF THE NE 1/4 OF THE NW 1/4 OF SE 1/4 IN SECTION 14, TOWNSHIP 56 SOUTH, RANGE 39 EAST, LESS C-102N CANAL RIGHT-OF-WAY AND LESS THE E 1/2 OF THE NE 1/4 OF THE NW 1/4 OF SE 1/4, LYING NORTHEASTERLY OF CANAL 102N RIGHT-OF-WAY ALL BEING AND LYING IN MIAMI-DADE COUNTY, FLORIDA. (ALSO KNOWN AS LOT 32 AVOCADO GROVES).

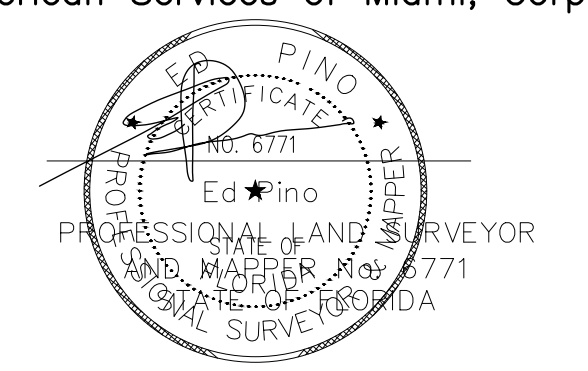
FOLIO #30-6914-000-0431  
THE SE 1/4 OF THE NE 1/4 OF THE NW 1/4 OF SE 1/4 IN SECTION 14, TOWNSHIP 56 SOUTH, RANGE 39 EAST, MIAMI-DADE COUNTY, FLORIDA. (ALSO KNOWN AS LOT 32 AVOCADO GROVES).

**SURVEYOR'S CERTIFICATE:**

WE HEREBY CERTIFY THAT THIS BOUNDARY AND TOPOGRAPHICAL SURVEY AND THE SURVEY MAP RESULTING THEREFROM WAS PERFORMED UNDER MY SUPERVISION AND/OR DIRECTION AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AND FURTHER, THAT SAID "BOUNDARY AND TOPOGRAPHICAL SURVEY" MEETS THE INTENT OF THE APPLICABLE PROVISIONS OF THE "STANDARDS OF PRACTICE FOR LAND SURVEYING IN THE STATE OF FLORIDA", PURSUANT TO RULE 5J-17 OF THE FLORIDA ADMINISTRATIVE CODE AND ITS IMPLEMENTING LAW, CHAPTER 472.027 FOR THE FLORIDA STATUTES.

American Services of Miami, Corp.

This item has been digitally signed and sealed by Ed Pina, PSM, on the date adjacent to the seal.  
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.



DATE: JUNE 9, 2026

**GENERAL SURVEYOR NOTES:**

- THE SHOWN LEGAL DESCRIPTION USED TO PERFORM THIS BOUNDARY SURVEY WAS PROVIDED BY THE CLIENT.
- SURVEY IS BASED ON RECORDED INFORMATION PROVIDED BY CLIENT. NO SPECIFIC SEARCH OF THE PUBLIC RECORD HAS BEEN MADE BY OUR OFFICE.
- UNLESS OTHERWISE NOTED, AN EXAMINATION OF THE ABSTRACT OF TITLE WAS NOT DONE BY THE SIGNING SURVEYOR TO DETERMINE WHICH INSTRUMENTS, IF ANY ARE AFFECTING THE SUBJECT PROPERTY.
- THIS SURVEY IS EXCLUSIVELY FOR THE USE OF THE PARTIES TO WHOM IT WAS CERTIFIED.
- THERE ARE NO VISIBLE, ABOVE GROUND ENCROACHMENTS (a) BY THE IMPROVEMENTS OF THE SUBJECT PROPERTY UPON ADJOINING PROPERTIES, STREETS OR ALLEYS, OR (b) BY THE IMPROVEMENTS OF THE ADJOINING PROPERTIES, STREETS OR ALLEYS UPON THE SUBJECT PROPERTY OTHER THAN THOSE SHOWN ON THIS BOUNDARY SURVEY.
- THERE ARE NO VISIBLE EASEMENTS OR RIGHT-OF-WAY OF WHICH THE UNDERSIGNED HAS BEEN ADVISED OTHER THAN THOSE SHOWN ON THIS SURVEY.
- THE MAP OF SURVEY IS INTENDED TO BE DISPLAYED AT THE SHOWN GRAPHIC SCALE IN ENGLISH UNITS OF MEASUREMENT. IN SOME CASES GRAPHIC REPRESENTATION HAVE BEEN EXAGGERATED TO MORE CLEARLY ILLUSTRATE A PARTICULAR AREA WHERE DIMENSIONS SHALL HAVE PREFERENCE OVER GRAPHIC LOCATION.
- THE ELEVATIONS (IF ANY) OF WELL-IDENTIFIED FEATURES AS DEPICTED ON THIS SURVEY AND MAP WERE MEASURED TO AN ESTIMATED VERTICAL POSITIONAL ACCURACY OF 1/10 FOOT FOR NATURAL GROUND SURFACES AND 1/100 FOOT FOR HARDSCAPE SURFACES, INCLUDING PAVEMENT, CURBS, SIDEWALKS AND OTHER MANMADE STRUCTURES.
- THE SURVEYOR MAKES NO REPRESENTATION AS TO OWNERSHIP, POSSESSION OR OCCUPATION OF THE SUBJECT PROPERTY BY ANY ENTITY OR INDIVIDUAL.
- ANY FEMA FLOOD ZONE INFORMATION PROVIDED ON THIS SURVEY IS FOR INFORMATIONAL PURPOSE ONLY AND IT WAS OBTAINED AT FEMA FLOOD MAP SERVICE CENTER AT <https://msc.fema.gov/portal/home>
- IF YOU ARE READING THIS BOUNDARY SURVEY IN AN ELECTRONIC FORMAT, THE INFORMATION CONTAINED ON THIS DOCUMENT IS ONLY VALID IF THIS DOCUMENT IS ELECTRONICALLY SIGNED AS SPECIFIED IN CHAPTER 5J-17.062 (3) OF THE FLORIDA ADMINISTRATIVE CODE. IF THIS DOCUMENT IS IN PAPER FORMAT, IT IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF THE PROFESSIONAL LAND SURVEYOR AND MAPPER OF RECORD.
- SOURCE OF INFORMATION OF DETAILS OF ADJACENT PROPERTIES AND ABUTTING RIGHT-OF-WAY WAS TAKEN FROM THE FOLLOWING:  
PLAT OF ESTATES MANSION FIRST ADDITION PLAT BOOK 165 AND PAGE 48.  
PLAT OF HERRAN BARKETT SUBDIVISION PLAT BOOK 174 AND PAGE 44.  
PLAT OF VENTURE HOMES PLAT BOOK 175 AND PAGE 99.  
PLAT OF CANAL C-102N PLAT BOOK 855 AND PAGE 41.

REVISIONS

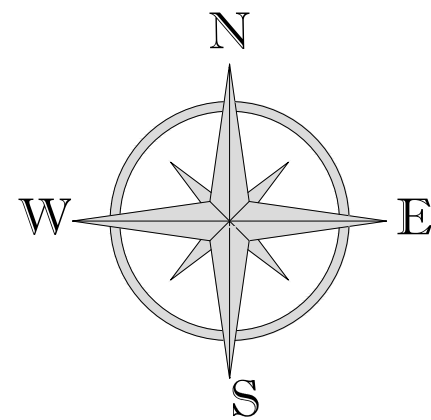
AMERICAN SERVICES OF MIAMI, CORP.  
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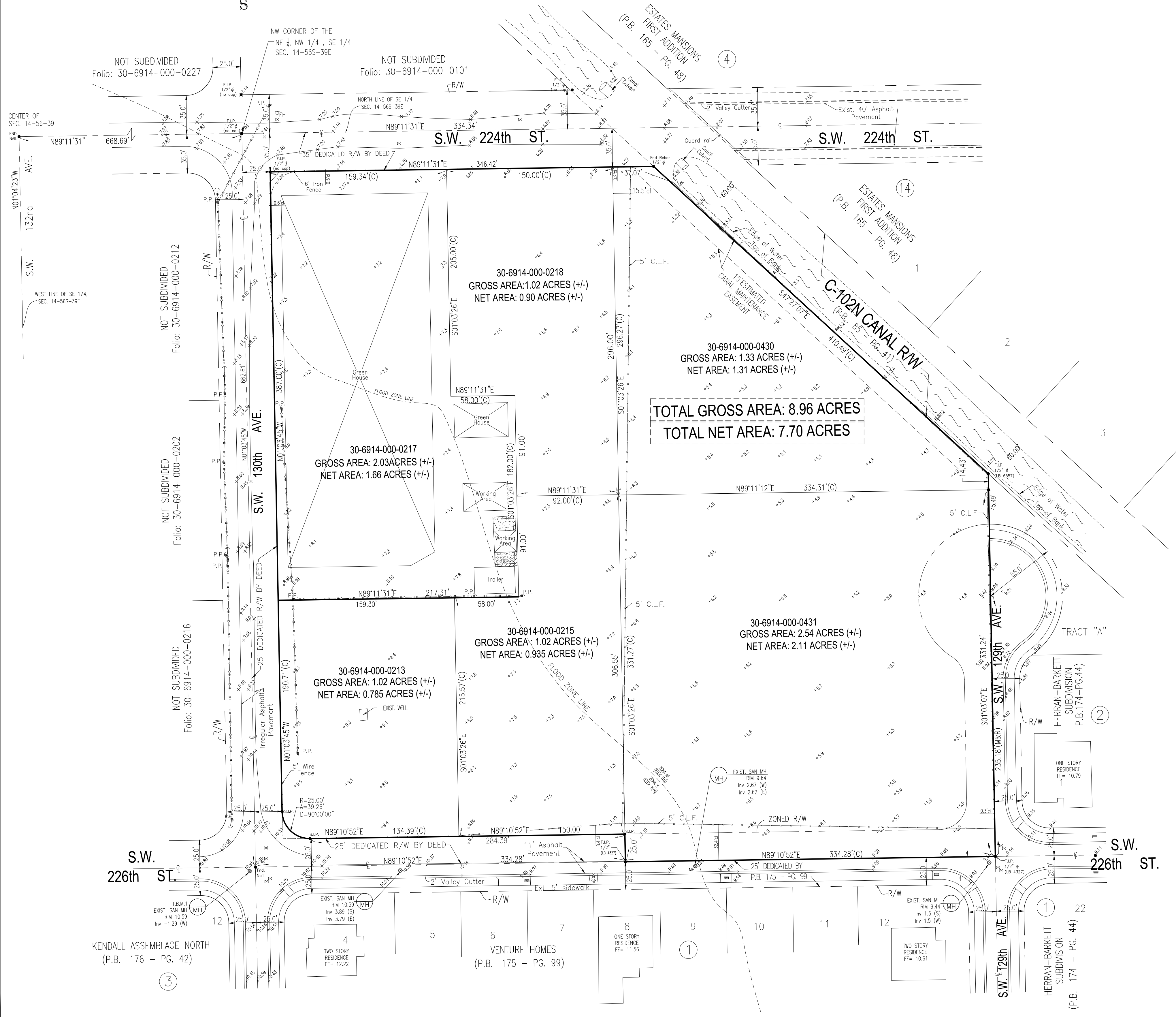
FOR: SCALE: 1"=50' DESIGNED BY: E.P. CHECKED BY: E.P. DRAWN BY: FIELD BOOK No. DATE: 10/29/24 APPROVED BY: E.P. PAGE No. 1

ORDER No. 24-440 SHEET No. 1

# SKETCH OF BOUNDARY AND TOPOGRAPHICAL SURVEY



SCALE: 1" = 50'  
0 50' 100' 150'



### SURVEYOR'S LEGEND (IF ANY APPLIED)

- BOUNDARY LINE
- STRUCTURE (BLDG.)
- CONCRETE BLOCK WALL
- METAL FENCE
- WOODEN FENCE
- CHAIN LINK FENCE
- WOOD DECK/DOCK
- CONCRETE
- BRICKS OR PAVERS
- ROOFED AREAS
- WATER (EDGE OF WATER)
- AIR CONDITIONER
- CATCH BASIN
- MANHOLE
- O.E. OVERHEAD ELECT.
- POWER POLE
- LIGHT POLE
- HANDICAP SPACE
- FIRE HYDRANT
- EASEMENT LINE
- WATER VALVE
- TV-CABLE BOX
- WATER METER
- CONC. LIGHT POLE
- TREE
- PALM

### ABBREVIATION (IF ANY APPLIED)

- A/C = AIR CONDITIONING UNIT
- ASPH. = ASPHALT
- BM. = BENCH MARK
- BLV/CON = BLOCK CORNER
- CALC(C) = CALCULATED
- CB = CATCH BASIN
- C.B.S. = CONCRETE BLOCK STRUCTURE
- CL = CLEAR
- C.L.F. = CHAIN LINK FENCE
- CONC. = CONCRETE
- Ø = DIAMETER
- EASMT. = EASEMENT
- ELEV. = ELEVATION
- ENC. = ENCROACHMENT
- F.D.M. = FOUND DRILL HOLE
- F.H. = FIRE HYDRANT
- F.N/D = FOUND NAIL AND DISC
- F.I.P. = FOUND IRON PIPE
- F.S. = FOUND SPIKE
- L.P. = LIGHT POLE
- MEAS(M) = MEASURED
- MH = MANHOLE
- M = MEASURED
- NTS = NOT TO SCALE
- R = RADIUS
- C = CALCULATED
- Δ = DELTA
- PL = PLAT BOOK
- P/B = PARKWAY
- P.O.B. = POINT OF BEGINNING
- P.O.C. = POINT OF CURVATURE
- P.I. = POINT OF INTERSECTION
- R = PROPERTY LINE
- R.P. = POWER POLE
- R.M. = PERMANENT REFERENCE MONUMENT
- R.T. = POINT OF TANGENCY
- RAD. = RADIAL
- REC. (R) = RECORDED
- RES. = RESIDENCE
- R/W = RIGHT OF WAY
- SEC. = SECTION
- S.D.M. = SET DRILL HOLE
- S.N/D = SET NAIL AND DISC
- S.I.P. = SET IRON PIPE
- S.R.B. = SET REBAR
- STY = STODY
- SMB. = SODENAIL
- T.O.P. = TOP OF BANK
- U.E. = UTIL. EASEMENT
- W.P. = WOODEN POLE
- § = SECTION LINE
- Δ = DELTA
- C = CALCULATED
- PB = PLAT BOOK
- 14-565-39E = SECTION 14 TOWNSHIP 56 SOUTH RANGE 39 EAST

### LEGAL DESCRIPTION:

**FOLIO 30-6914-000-0213**  
THE EAST 150 FEET OF THE NE 1/4 OF THE NW 1/4 OF THE SE 1/4, LESS THE NORTH 422 FEET, LESS THE EAST 150 FEET, LESS THE WEST 25 FEET AND LESS THE SOUTH 25 FEET THEREOF, IN SECTION 14, TOWNSHIP 56 SOUTH, RANGE 39 EAST, LYING AND BEING IN MIAMI-DADE COUNTY, FLORIDA, A/K/A LOT 34, OF AVOCADO GROVES.

**FOLIO #30-6914-000-0215**  
THE EAST 150 FEET OF THE WEST 1/2 OF THE NE 1/4 OF THE NW 1/4 OF THE SE 1/4, LESS THE NORTH 422 FEET, LESS THE SOUTH 25 FEET, AND THE SOUTH 91 FEET OF THE NORTH 422 FEET OF THE EAST 92 FEET OF THE WEST 1/2 OF THE NE 1/4 OF THE NW 1/4 OF THE SE 1/4 OF SECTION 14, TOWNSHIP 56 SOUTH, RANGE 39 EAST, LYING AND BEING IN MIAMI-DADE COUNTY, FLORIDA.

**FOLIO #30-6914-000-0217**  
THE NORTH 240 FEET OF THE WEST 1/2 OF THE NE 1/4 OF THE NW 1/4 OF THE SE 1/4 LESS THE EAST 150 FEET, LESS THE WEST 25 FEET, AND THE SOUTH 91 FEET OF THE NORTH 422 FEET OF THE EAST 92 FEET OF THE WEST 1/2 OF THE NE 1/4 OF THE NW 1/4 OF THE SE 1/4, LESS THE EAST 92 FEET AND LESS THE WEST 25 FEET THEREOF, IN SECTION 14, TOWNSHIP 56 SOUTH, RANGE 39 EAST, LYING AND BEING IN MIAMI-DADE COUNTY, FLORIDA, A/K/A LOTS 31 AND LOT 33, OF AVOCADO GROVES.

**FOLIO #30-6914-000-0218**  
THE NORTH 240 FEET OF THE EAST 150 FEET OF THE W 1/2 OF THE NE 1/4 OF THE NW 1/4 OF THE SE 1/4 LESS THE NORTH 35 FEET THEREOF; AND THE SOUTH 91 FEET OF THE NORTH 331 FEET OF THE EAST 92 FEET OF THE W 1/2 OF THE NE 1/4 OF THE NW 1/4 OF SE 1/4 IN SECTION 14, TOWNSHIP 56 SOUTH, RANGE 39 EAST, ALL BEING AND LYING IN MIAMI-DADE COUNTY, FLORIDA, CONTAINING 1.02 ACRES, MORE OR LESS, INCLUDING RIGHTS OF WAY (ALSO KNOWN AS LOT 32 AVOCADO GROVES).

**FOLIO #30-6914-000-0430**  
THE NE 1/4 OF THE NE 1/4 OF THE NW 1/4 OF SE 1/4 IN SECTION 14, TOWNSHIP 56 SOUTH, RANGE 39 EAST, LESS C-102N CANAL RIGHT-OF-WAY AND LESS THE E 1/2 OF THE NE 1/4 OF THE NW 1/4 OF SE 1/4, LYING NORTHEASTERLY OF CANAL 102N RIGHT-OF-WAY ALL BEING AND LYING IN MIAMI-DADE COUNTY, FLORIDA. (ALSO KNOWN AS LOT 32 AVOCADO GROVES).

**FOLIO #30-6914-000-0431**  
THE SE 1/4 OF THE NE 1/4 OF THE NW 1/4 OF SE 1/4 IN SECTION 14, TOWNSHIP 56 SOUTH, RANGE 39 EAST, MIAMI-DADE COUNTY, FLORIDA. (ALSO KNOWN AS LOT 32 AVOCADO GROVES).

**CERTIFIED TO:**  
BLUENEST DEVELOPMENT

### JOB SPECIFIC SURVEYOR NOTES:

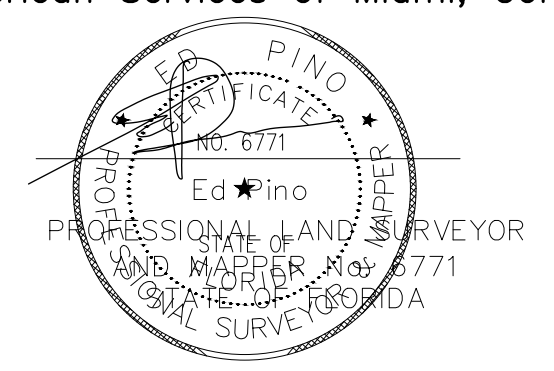
- 1 A PORTION OF THE PROPERTY DESCRIBED ON THIS SURVEY DOES LIE WITHIN A SPECIAL HAZARD AREA AS DEFINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY; THE PROPERTY LIES WITHIN A FLOOD ZONE "AH" AS PER FLOOD INSURANCE RATE MAP IDENTIFIED AS COMMUNITY PANEL No. **12086-C0592L**, WITH AN EFFECTIVE DATE OF SEPTEMBER 11, 2009. **BASE FLOOD ELEVATION OF 8.0** (NGVD). THE SOUTHWESTER PORTION OF THE SITE IS WITHIN A FLOOD ZONE "X" AS PER FLOOD INSURANCE RATE MAP IDENTIFIED AS COMMUNITY PANEL No. **12086-C0592L**, WITH AN EFFECTIVE DATE OF SEPTEMBER 11, 2009.
- 2 ELEVATIONS ARE BASED ON THE NATIONAL GEODETIC VERTICAL DATUM (NGVD) OF 1929, AS PER MIAMI DADE COUNTY BENCH MARK No. **FCE 4498**, WITH AN ELEVATION OF **10.92 FEET**.
- 3 BEARINGS SHOWN HEREON ARE BASED ON AN ASSUME MERIDIAN OF S.01°04'23"E., BEING THE RECORDED BEARING FOR THE CENTERLINE OF S.W. 132ND AVE., ALSO BEING THE WEST LINE OF THE SE 1/4 POF SECTION 14, TOWNSHIP 54S, RANGE 39 EAST, MIAMI DADE COUNTY, FLORIDA.
- 4 TOTAL GROSS AREA = 8.96 ACRES (+/-)  
TOTAL NET AREA = 7.70 ACRES (+/-)

### SURVEYOR'S CERTIFICATE:

WE HEREBY CERTIFY THAT THIS BOUNDARY AND TOPOGRAPHICAL SURVEY AND THE SURVEY MAP RESULTING THEREFROM WAS PERFORMED UNDER MY SUPERVISION AND/OR DIRECTION AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AND FURTHER, THAT SAID BOUNDARY AND TOPOGRAPHICAL SURVEY MEETS THE INTENT OF THE APPLICABLE PROVISIONS OF THE "STANDARDS OF PRACTICE FOR LAND SURVEYING IN THE STATE OF FLORIDA", PURSUANT TO RULE 53-17 OF THE FLORIDA ADMINISTRATIVE CODE AND ITS IMPLEMENTING LAW, CHAPTER 472.027 FOR THE FLORIDA STATUTES.

American Services of Miami, Corp.

This item has been digitally signed and sealed by Ed Pina, PSM on the date adjacent to the seal.  
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.



DATE: JUNE 9, 2026

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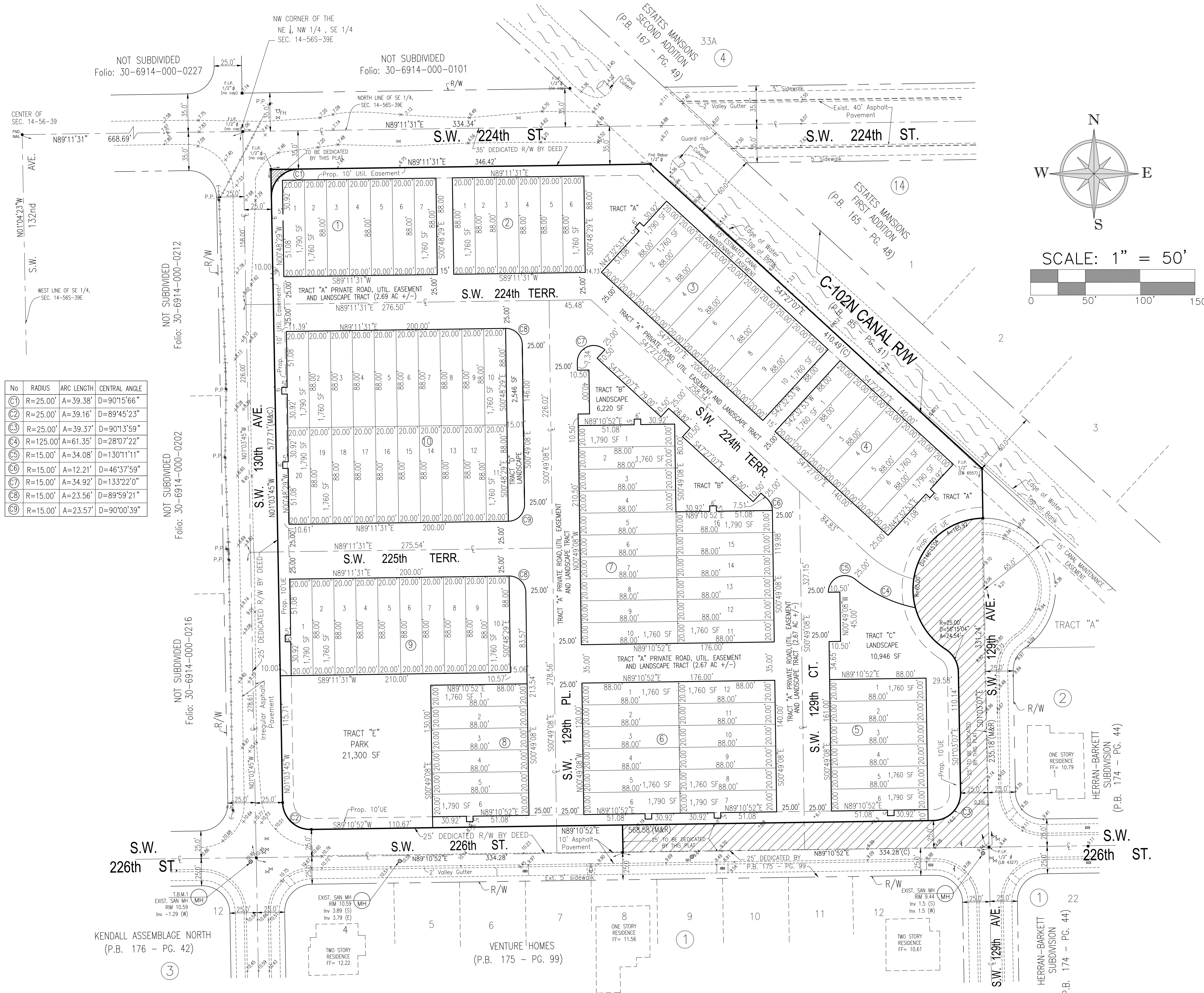
CHECKED BY: E.P. PAGE No. 1  
DRAWN BY: FIELD BOOK No.  
DESIGNED BY: E.P.  
APPROVED BY: E.P.  
SCALE: 1"=50'  
DATE: 5/21/26

ORDER No. 24-1001  
SHEET No. 2

# SKETCH OF BOUNDARY AND TOPOGRAPHICAL SURVEY TENTATIVE PLAT

## BLUENEST ROATTA

A PROPOSED SUBDIVISION OF A PORTION OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 14, TOWNSHIP 56 SOUTH, RANGE 39 EAST, MIAMI-DADE COUNTY, FLORIDA, LYING AND BEING IN MIAMI-DADE COUNTY, FLORIDA.



### LEGAL DESCRIPTION:

**FOLIO 30-6914-000-0213**  
 THE WEST 1/2 OF THE NE 1/4 OF THE NW 1/4 OF THE SE 1/4, LESS THE NORTH 422 FEET, LESS THE EAST 150 FEET, LESS THE WEST 25 FEET AND LESS THE SOUTH 25 FEET THEREOF, IN SECTION 14, TOWNSHIP 56 SOUTH, RANGE 39 EAST, LYING AND BEING IN MIAMI-DADE COUNTY, FLORIDA, A/K/A LOT 34, OF AVOCADO GROVES.

**FOLIO #30-6914-000-0215**  
 THE EAST 150 FEET OF THE WEST 1/2 OF THE NE 1/4 OF THE NW 1/4 OF THE SE 1/4, LESS THE NORTH 422 FEET, LESS THE SOUTH 25 FEET, AND THE SOUTH 91 FEET OF THE NORTH 422 FEET OF THE EAST 92 FEET OF THE WEST 1/2 OF THE NE 1/4 OF THE NW 1/4 OF THE SE 1/4 OF SECTION 14, TOWNSHIP 56 SOUTH, RANGE 39 EAST, LYING AND BEING IN MIAMI-DADE COUNTY, FLORIDA.

**FOLIO #30-6914-000-0217**  
 THE NORTH 240 FEET OF THE WEST 1/2 OF THE NE 1/4 OF THE NW 1/4 OF THE SE 1/4 LESS THE EAST 150 FEET; LESS THE WEST 25 FEET, AND LESS THE NORTH 35 FEET THEREOF; AND ALSO THE SOUTH 182 FEET OF THE NORTH 422 FEET OF THE WEST 1/2 OF THE NE 1/4 OF THE NW 1/4 OF THE SE 1/4, LESS THE EAST 92 FEET AND LESS THE WEST 25 FEET THEREOF, IN SECTION 14, TOWNSHIP 56 SOUTH, RANGE 39 EAST, LYING AND BEING IN MIAMI-DADE COUNTY, FLORIDA, A/K/A LOTS 31 AND LOT 33, OF AVOCADO GROVES.

**FOLIO #30-6914-000-0218**  
 THE NORTH 240 FEET OF THE EAST 150 FEET OF THE W 1/2 OF THE NE 1/4 OF THE NW 1/4 OF THE SE 1/4 LESS THE NORTH 35 FEET THEREOF; AND THE SOUTH 91 FEET OF THE NORTH 331 FEET OF THE EAST 92 FEET OF THE W 1/2 OF THE NE 1/4 OF THE NW 1/4 OF THE SE 1/4 IN SECTION 14, TOWNSHIP 56 SOUTH, RANGE 39 EAST, ALL BEING AND LYING IN MIAMI-DADE COUNTY, FLORIDA, CONTAINING 1.02 ACRES, MORE OR LESS, INCLUDING RIGHTS OF WAY (ALSO KNOWN AS LOT 32 AVOCADO GROVES).

**FOLIO #30-6914-000-0430**  
 THE NE 1/4 OF THE NE 1/4 OF THE NW 1/4 OF SE 1/4 IN SECTION 14, TOWNSHIP 56 SOUTH, RANGE 39 EAST, LESS C-102N CANAL RIGHT-OF-WAY AND LESS THE E 1/2 OF THE NE 1/4 OF THE NW 1/4 OF THE SE 1/4, LYING NORTHEASTERLY OF CANAL 102N RIGHT-OF-WAY ALL BEING AND LYING IN MIAMI-DADE COUNTY, FLORIDA. (ALSO KNOWN AS LOT 32 AVOCADO GROVES).

**FOLIO #30-6914-000-0431**  
 THE SE 1/4 OF THE NE 1/4 OF THE NW 1/4 OF SE 1/4 IN SECTION 14, TOWNSHIP 56 SOUTH, RANGE 39 EAST, MIAMI-DADE COUNTY, FLORIDA. (ALSO KNOWN AS LOT 32 AVOCADO GROVES).

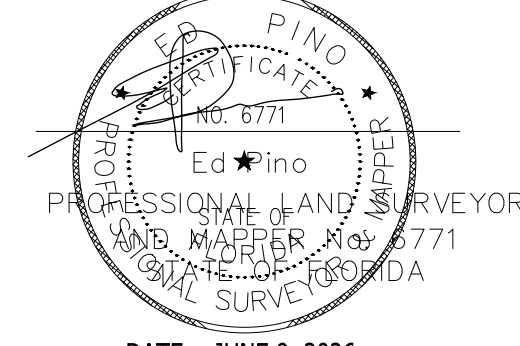
### JOB SPECIFIC SURVEYOR NOTES:

- A PORTION OF THE PROPERTY DESCRIBED ON THIS SURVEY DOES LIE WITHIN A SPECIAL HAZARD AREA AS DEFINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY; THE PROPERTY LIES WITHIN A FLOOD ZONE "AH" AS PER FLOOD INSURANCE RATE MAP IDENTIFIED AS COMMUNITY PANEL No. **12086-C0592L**, WITH AN EFFECTIVE DATE OF SEPTEMBER 11, 2009. **BASE FLOOD ELEVATION OF 8.0** (NGVD). THE SOUTHWESTER PORTION OF THE SITE IS WITHIN A FLOOD ZONE "X" AS PER FLOOD INSURANCE RATE MAP IDENTIFIED AS COMMUNITY PANEL No. **12086-C0592L**, WITH AN EFFECTIVE DATE OF SEPTEMBER 11, 2009.
- TOTAL GROSS AREA = 8.96 ACRES (+/-)  
 TOTAL NET AREA = 7.70 ACRES (+/-)
- ELEVATIONS ARE BASED ON THE NATIONAL GEODETIC VERTICAL DATUM (NGVD) OF 1929, AS PER MIAMI DADE COUNTY BENCH MARK No. **FCE 4498**, WITH AN ELEVATION OF **10.92 FEET**.  
 T.B.M.1 = MH AT SW 226 ST AND SW 130 AVE, ELEV. 10.59 FEET (NGVD)
- BEARINGS SHOWN HEREON ARE BASED ON AN ASSUME MERIDIAN OF 5.01°04'23"E, BEING THE RECORDED BEARING FOR THE CENTERLINE OF S.W. 132ND AVE., ALSO BEING THE WEST LINE OF THE SE 1/4 OF SECTION 14, TOWNSHIP 54S, RANGE 39 EAST, MIAMI DADE COUNTY, FLORIDA.
- DADE COUNTY FLOOD CRITERIA = 9.00 FEET NGVD, AS PER MIAMI-DADE COUNTY FLOOD CRITERIA MAP.
- NUMBER OF LOTS: 100 LOTS AND FIVE TRACTS
- DEVELOPMENT INFORMATION: 100 PROPOSED TOWNHOMES WITHIN 10 BLOCKS  
 TRACT "A" (EGRESS AND INGRESS/UTIL. EASEMENT)  
 TRACTS B, C AND D (LANDSCAPE TRACTS)  
 TRACT "E" PROPOSED PARK  
 AS PER ASPR2026-000011

### SURVEYOR'S CERTIFICATE:

WE HEREBY CERTIFY THAT THIS BOUNDARY AND TOPOGRAPHICAL SURVEY AND THE SURVEY MAP RESULTING THEREFROM WAS PERFORMED UNDER MY SUPERVISION AND/OR DIRECTION AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AND FURTHER, THAT SAID "BOUNDARY AND TOPOGRAPHICAL SURVEY" MEETS THE INTENT OF THE APPLICABLE PROVISIONS OF THE "STANDARDS OF PRACTICE FOR LAND SURVEYING IN THE STATE OF FLORIDA", PURSUANT TO RULE 51-17 OF THE FLORIDA ADMINISTRATIVE CODE AND ITS IMPLEMENTING LAW, CHAPTER 472.027 FOR THE FLORIDA STATUTES.

American Services of Miami, Corp.



DATE: JUNE 9, 2026

SURVEYOR'S LEGEND (IF ANY APPLIED)		ABBREVIATION (IF ANY APPLIED)	
[Symbol]	BOUNDARY LINE	[Symbol]	CATCH BASIN
[Symbol]	STRUCTURE (BLDG.)	[Symbol]	MANHOLE
[Symbol]	CONCRETE BLOCK WALL	[Symbol]	OVERHEAD ELECT.
[Symbol]	METAL FENCE	[Symbol]	POWER POLE
[Symbol]	WOODEN FENCE	[Symbol]	LIGHT POLE
[Symbol]	CHAIN LINK FENCE	[Symbol]	HANDICAP SPACE
[Symbol]	WOOD DECK/DOCK	[Symbol]	FIRE HYDRANT
[Symbol]	CONCRETE	[Symbol]	EASEMENT LINE
[Symbol]	BRICKS OR PAVERS	[Symbol]	WATER VALVE
[Symbol]	ROOFED AREAS	[Symbol]	TV-CABLE BOX
[Symbol]	WATER (EDGE OF WATER)	[Symbol]	WATER METER
[Symbol]	AIR CONDITIONER	[Symbol]	CONC. LIGHT POLE
[Symbol]		[Symbol]	TREE
[Symbol]		[Symbol]	PALM

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**T-25406**

FOR: \_\_\_\_\_ CHECKED BY: E.P. PAGE No. 1  
 DRAWN BY: \_\_\_\_\_ FIELD BOOK No. \_\_\_\_\_  
 DESIGNED BY: E.P. DATE: 5/21/26  
 APPROVED BY: E.P.

ORDER No. 24-1107  
 SHEET No. 3