



KNOW WHAT'S BELOW
ALWAYS CALL 811
BEFORE YOU DIG

It's fast. It's free. It's the law.

www.callsunshine.com

CROWN CASTLE FL6434BA

NEAR ADDRESS: 4110 ROYAL PALM AVENUE, MIAMI BEACH, FLORIDA 33140



TYPE OF SURVEY: **SPECIFIC PURPOSE RADIAL SURVEY**
PREPARED FOR: **MORRISON HERSHFELD CORP.**
LEITER PEREZ & ASSOCIATES, INC.
LAND DEVELOPMENT CONSULTANTS
CIVIL ENGINEERS - LAND SURVEYORS
LAND PLANNERS - ENVIRONMENTAL
520 N.W. 165TH STREET ROAD, SUITE 209, MIAMI, FLORIDA 33169
MIAMI-DADE (305) 652-5133 BROWARD (954) 624-2202 FAX: (305) 652-0411
WEBSITE: www.leiterperez.com LICENSED BUSINESS NO. 6787

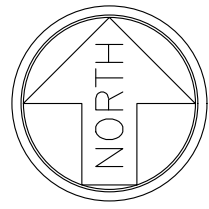
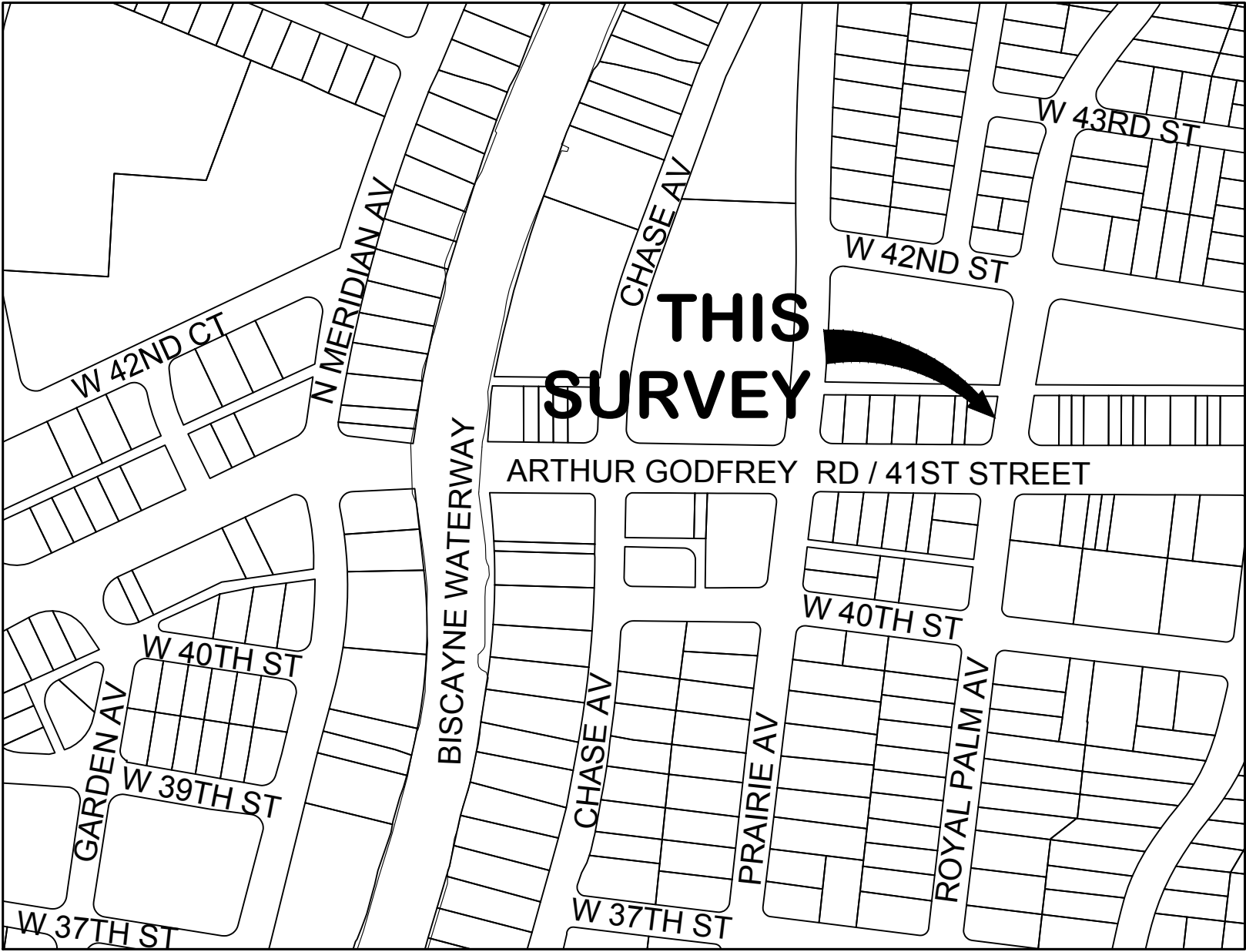
SURVEY DATE: 07-11-19
JOB ORDER: 19-210
FILE NO.: **B-2584**
FILE NAME: 19-210 FL6434BA
F.B. 364 PG. 6-7

REVISIONS:				F.B.	PG.
DATE:	JOB ORDER:	DESCRIPTION:			

NOTES
1. ELEVATIONS WHEN SHOWN REFER TO THE NATIONAL GEODETIC VERTICAL DATUM (NGVD) 1929.
2. THIS FIRM HAS MADE NO ATTEMPT TO LOCATE FOOTINGS AND/OR FOUNDATIONS (UNLESS OTHERWISE NOTED).
3. THE LANDS SHOWN HEREON HAVE NOT BEEN ABSTRACTED BY THIS FIRM REGARDING MATTERS OF INTEREST. OTHER PARTIES, SUCH AS EASEMENTS, RIGHTS-OF-WAY, ETC., ARE NOT SHOWN UNLESS OTHERWISE NOTED.
4. THIS SURVEY WAS PREPARED FOR AND CERTIFIED TO THE PARTY (AND/OR PARTIES) INDICATED HEREON AND IS NOT TRANSFERABLE OR ASSIGNABLE.
5. ALL IRON PIPES & NAILS AND DISCS SET BY THIS FIRM, SET WITH CAP OR DISC WITH L&M #787.

SURVEYOR'S CERTIFICATE:
WE HEREBY CERTIFY THAT THIS SURVEY IS TRUE AND CORRECT TO THE BEST OF OUR KNOWLEDGE AND BELIEF AS RECENTLY SURVEYED AND DRAWN UNDER OUR DIRECTION, AND THAT THIS SURVEY MEETS THE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA STATE BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 54-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 470.027, FLORIDA STATUTES.
LEITER PEREZ & ASSOCIATES, INC.
BY: **GEOFFREY LEITER**, PRESIDENT
STATE OF FLORIDA

NOT VALID WITHOUT
THE SIGNATURE AND
THE ORIGINAL RAISED SEAL
OF A FLORIDA LICENSED
SURVEYOR AND MAPPER.



LOCATION MAP
IN SECTION 22, TOWNSHIP 53 SOUTH, RANGE 42 EAST
CITY OF MIAMI BEACH, MIAMI-DADE COUNTY, FLORIDA
SCALE: 1" = 300' (SHEET SIZE 24"x36")
SCALE: 1" = 600' (SHEET SIZE 11"x17")

LEGEND:

- ORANGE UTILITY PAINT
- RED UTILITY PAINT
- GREEN UTILITY PAINT
- BLUE UTILITY PAINT
- BRICK PAVERS
- CONCRETE
- BIKE RACK
- C&G - CURB & GUTTER
- CBS - CONCRETE BLOCK & STUCCO
- CO - SEWER CLEANOUT
- D - DIAMETER
- DCR - MIAMI-DADE COUNTY PUBLIC RECORDS
- EHH - ELECTRIC HANDHOLE
- F.A.A. - FEDERAL AVIATION ADMINISTRATION
- FEMA - FEDERAL EMERGENCY MANAGEMENT AGENCY
- GL - GROUND LIGHT
- GPS - GLOBAL POSITIONING SYSTEM
- H - HEIGHT
- ID - IDENTIFICATION
- LS - LANDSCAPING AREA
- MLP - METAL LIGHT POLE
- MW - MONITORING WELL
- NAVD - NORTH AMERICAN VERTICAL DATUM OF 1988
- NGVD - NATIONAL GEODETIC VERTICAL DATUM OF 1929
- NO - NUMBER
- NPB - NEWSPAPER BOX
- OHW - OVERHEAD WIRE
- ORB - OFFICIAL RECORDS BOOK
- PB - PLAT BOOK
- PKD - PARKER-KALON NAIL & DISC
- PL - PLANTER
- PM - PARKING METER
- S - CANOPY SPREAD
- SMH - SEWER MANHOLE
- THH - TELEPHONE HANDHOLE
- TRH - TRAFFIC HANDHOLE
- WPP - WOODEN POWER POLE
- WV - WATER VALVE

NOTES:

- This is a Specific Purpose Survey for the stated purpose of locating improvements within a 50' wide radius of an existing light pole to be used for proposed telecommunications equipment. Client provided the location of the subject light pole.
- BEARINGS shown hereon are based upon the centerline of Royal Palm Avenue between 40th Street and 41st Street, with an assumed bearing of N08°43'14"E as shown on the FDOT Corridor Map for State Project No. 2507471, Section No. 87016, State Road No. 112 (Arthur Godfrey Road/SW 41st Street).
- Right-of-way widths determined from "ORCHARD SUBDIVISION NO. 4" as recorded in Plat Book 25, Page 30, Miami-Dade County Public Records and said FDOT Corridor Map.
- Geodetic and Florida State Plane coordinates shown hereon are based on GPS observation using the Florida Permanent Reference Network (FPRN) base station "FLMB". Accuracy within tolerances as set forth by the F.A.A. Referenced to North American Datum 1983, 1990 Adjustment.
- All dimensions are shown in feet and decimal feet.
- No attempt was made by this firm to determine the nature, size, and location of underground utilities. Underground paint mark locations were located at the time of this survey and plotted hereon. Contractor should notify "Sunshine No-Cuts" prior to ANY excavation work. This is not a comprehensive Utility Survey.
- All documents are recorded in the Public Records of Miami-Dade County, Florida, unless otherwise noted.
- The lands shown hereon have not been abstracted by this firm regarding matters of interest to other parties, such as easements, rights-of-ways, reservations, etc. A Title Commitment review has not been performed.
- Roof overhangs, if any, not shown unless otherwise noted.
- The subject light pole lies in Section 22-53S-42E in the City of Miami Beach, Miami-Dade County, Florida.
- Right-Of-Way lines do not represent an opinion of ownership by this Firm.
- Fence and wall ownership is not determined. This survey does not reflect or determine ownership.
- In some instances graphic representation have been exaggerated to more clearly illustrate the relationship between physical improvements and/or lot lines. Dimensions shall control the location of the improvements over scaled positions.
- THIS IS NOT A BOUNDARY SURVEY.

This item has been digitally signed and sealed by Geoffrey Leiter, P.S.M. No. 6395 State of Florida, on 7/12/2019 using a Digital Signature.
Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.