Alachua County
Department of Growth Management
10 SW 2nd Ave., Gainesville, Fl 32601
Tel. 352.374.5249, Fax. 352.338.3224
http://growth-management.alachuacounty.us

Submit Application to:
Development Services Division

ZONING APPLICATION

For Rezonings (except Planned Developments) and Special Use Permits and Special Exceptions (including Minor SUP's and SE's).

GENERAL INFORMATION (BY APPLICANT/ AGENT)

Applicant/Agent: Vertex Development, LLC Contact Person: Alan Ruiz

Address: 405 S. Dale Mabry Hwy, Suite 244, Tampa, FL 33609 Phone: (813) 335 - 4768

Email address: alanruiz@vertexdevelopment.net

SUBJECT PROPERTY DESCRIPTION

Property Owner: Bird & Minzenberg Property Address: NE 194th Place

City: Earleton State: FL Zip: 32694 Phone: (310) 714 - 9364

Tax Parcel #: 18442 - 002 - 000 Section: 38 Township: 08 Range: 22 Grant: _____

Total Acreage: 15.8 Zoning: Agriculture Land Use: Rural Agriculture

TYPE OF REQUEST

- ☐ Rezoning From: _____ To: _____
- ☑ Special Use Permit For: PWSF
- ☐ Minor Special Use Permit For: _____
- ☐ Special Exception For: _____
- ☐ Minor Special Exception For: _____

CERTIFICATION

I, the undersigned applicant, hereby certify that the information contained in this application is true and correct to the best of my knowledge and belief. I hereby grant the appropriate County personnel permission to enter the subject property during reasonable hours so that they may investigate and review this zoning request.

Signature of Applicant/Agent: _____ Date: 11/11/19

Applications shall be submitted no later than 4:00 PM on the submittal deadline date

Form revised April 2011.

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REQUIRED ATTACHMENTS

The following items must accompany your application at the time of submittal. No applications will be accepted without these attachments. Please submit the application fee, check made payable to Alachua County Board of County Commissioners, one paper copy and one digital copy of the following:

- ☑ Proof of neighborhood workshop, where applicable.
- ☑ Legal description.
- ☑ Property Owner's Affidavit, notarized.
- ☑ Proof of payment of taxes on all parcels.
- ☑ Detailed directions to the site.
- ☑ Detailed description of request and an explanation of why the request is consistent with the County's Comprehensive Plan and Unified Land Development Code.
- ☑ An analysis of the impact of the proposed development on public facilities and services.
- ☑ Survey or scaled drawing of property showing boundaries of property and adjacent properties, roads, easements, and all structures on site.
- ☑ Proposed site plans, no larger than 11" by 17", for all Special Use Permits, Special Exceptions, and Rezonings to RM or RM-1. Site plans should display the following:
  - ☑ Property boundaries and dimensions.
  - ☑ Existing and proposed buildings, additions, or structures, with distances from the property boundaries shown.
  - ☑ Streets, sidewalks, drives, parking and loading areas, and similar features.
  - ☐ Proposed landscape plan, if applicable.
- ☑ Environmental Resources Checklist, conducted by a qualified professional (certain requests may require a more extensive natural resources assessment).
- ☑ Additional requirements (listed separately) for Special Use Permits for Mining Operations, Excavation and Fill Operations, and for Personal Wireless Services Facilities.
- ☐ Other _____
  Planning staff reserves the right to require additional information for all applications where such submission is necessary to insure compliance with applicable criteria in the individual case.
- ☑ A digital copy of each of the above, in either Microsoft Word or Adobe PDF format.

Form revised April 2011.

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Department of Growth Management
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Submit Questions to:
Development Services Division

PERSONAL WIRELESS SERVICES FACILITIES (PWSF) - CHECKLIST

In addition to the standard requirements for a Zoning Application, the following items must accompany a Tier Three PWSF application (any requiring a Special Use Permit):

- ☑ Letter of authorization from any carrier listed as a co-applicant
- ☑ Copy of FCC license (Radio Authorization Form)
- ☑ FAA Notice of Proposed Construction or a letter from the FAA indicating compliance
- ☑ Proposed site plan, no larger than 24" by 36", with an 11" by 17" reduced copy, showing:
- ☑ Subject property boundaries and dimensions
  - ☑ Existing and/or proposed buildings, additions, or structures with distances from the property boundaries shown.
  - ☑ Streets, sidewalks, drives, parking and loading areas, and similar features if applicable.
  - ☑ Proposed location of lease compound and antenna, tower, and equipment facilities.
  - ☑ Proposed security barrier, indicating type and entry point.
  - ☑ Proposed and existing access easements, utility easements, and parking for PWSF.
  - ☑ Any proposed changes to the subject property, including grading, vegetation removal, temporary or permanent roads or driveways, stormwater management facilities, and any other construction or development.
  - ☑ Scaled elevation drawing of proposed PWSF including towers, antennas, equipment buildings, fencing, landscaping.
  - ☑ A scaled map showing all properties within a distance of 1000 feet, the location and distances to buildings, including accessory structures, and the Future Land Use designation and Zoning District of all properties shown
- ☑ Location map showing all private aircraft landing facilities registered by the Florida Department of Transportation that are within one (1) mile of the proposed PWSF
- ☑ Statement certifying that the PWSF complies with Alachua County Airport Impact Regulations in Chapter 405, Article 7 of the ULDC.
- ☑ A fall zone certificate from a licensed structural engineer indicating that the tower and attached PWSFs will not pose a danger to habitable structures or people
- ☑ Visual Impact Analysis Report, including line-of-sight analysis, elevation view of proposed tower, and photo simulations from at least four views determined in the pre-app conference and identified on a map.
- ☑ Information showing relationship to the carrier's other facilities in the area (existing or under review)
- ☑ Technical data concerning the proposed facility and each adjacent facility, including a site name or other reference, latitude and longitude, site elevation, & primary frequency band
  - ☑ For each proposed and each adjacent cell omni, microwave, and sector antenna:
  - ☑ Manufacturer and model number
  - ☑ Frequency band (if not primary frequency band)
  - ☑ Height of antenna radiation center (above ground level)
  - ☑ Maximum effective radiated output p
  - ☑ Azimuth of main lobe (degrees east of north Nxxx E)
  - ☑ Any mechanical and electrical beam-tilt parameters used
  - ☑ Other information that may be required to technically verify the applicant's assertions

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Submit Application to:
Development Services Division

PROPERTY OWNERS' AFFIDAVIT FOR DEVELOPMENT PLAN REVIEW

Owner: Laura Bird Minzenberg Project #_____

Additional Owners: Nathan Bird

Appointed Agent(s): Vertex Development, LLC

Parcel Number(s): 184420020(, 184420000(, _____, _____, _____, _____, _____

Section 32 Township 08 Range 22 Address: NE 194th St, Waldo, FL 32694

Description of Request: Development of a Personal Wireless Services Facility

I (we), the property owner(s) of the subject property, being duly sworn, depose and say the following:

1. That I am (we are) the owner(s) and record title holder(s) of the property described in the attached application;
2. That this property constitutes the property for which the above noted development plan review request is being made to Alachua County;
3. That I (we), the undersigned, have appointed, and do appoint, the above noted person(s) as my (our) agent(s) to execute any agreement(s), and other documents necessary to effectuate such agreement(s) in the process of pursuing the aforementioned development plan review request;
4. That I (we), the undersigned shall make available to Alachua county staff a means of reasonable access to the property for which an application has been submitted.
5. That this affidavit has been executed to induce Alachua County to consider and act on the subject request;
6. That I (we), the undersigned authority, hereby certify that the foregoing statements are true and correct.

Laura Minzenberg		
Owner (signature)	Owner (signature)	Owner (signature)
Laura Minzenberg		
Owner (print name)	Owner (print name)	Owner (print name)

STATE OF FLORIDA
COUNTY OF ALACHUA

SWORN AND SUBSCRIBED BEFORE ME
THIS _____ DAY OF _____, 2_____
BY _____
WHO IS/ARE PERSONALLY KNOWN TO ME OR HAS/HAVE PRODUCED AS IDENTIFICATION
_____
(TYPE OF IDENTIFICATION)

(SEAL ABOVE)

_____
_____

Notary Public, Commission No. _____
(Name of Notary typed, printed, or stamped)

SEE ATTACHED NOTARIAL CERTIFICATE

CALIFORNIA JURAT WITH AFFIANT STATEMENT **GOVERNMENT CODE § 8202**

☑ See Attached Document (Notary to cross out lines 1–6 below)
☐ See Statement Below (Lines 1–6 to be completed only by document signer[s], *not* Notary)

1_____
2_____
3_____
4_____
5_____
6_____

Signature of Document Signer No. 1 *Signature of Document Signer No. 2 (if any)*

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Los Angeles

Subscribed and sworn to (or affirmed) before me on this 9th day of March, 20 19, by
Date *Month* *Year*

(1) Laura Bird Minzenberg

(and (2) ----------),
Name(s) of Signer(s)

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

MARCELA LINET MONTES VISCARRA
Notary Public - California
Los Angeles County
Commission # 2200051
My Comm. Expires Jun 3, 2021
NNA1 NNA1

Signature _____
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Property owner's affidavit for development Plan Review. Document Date: 3/9/2019

Number of Pages: X Signer(s) Other Than Named Above: X

©2014 National Notary Association • www.NationalNotary.org • 1-800-US NOTARY (1-800-876-6827) Item #5910

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Department of Growth Management
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Submit Application to:
Development Services Division

PROPERTY OWNERS' AFFIDAVIT FOR DEVELOPMENT PLAN REVIEW

Owner: Nathan Bird Project #

Additional Owners: Laura Bird Minzenberg

Appointed Agent(s): Vertex Development, LLC

Parcel Number(s): 184420020(, 184420000(, , , , , ,

Section 32 Township 08 Range 22 Address: NE 194th St, Waldo, FL 32694

Description of Request: Development of a Personal Wireless Services Facility

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2. That this property constitutes the property for which the above noted development plan review request is being made to Alachua County;
3. That I (we), the undersigned, have appointed, and do appoint, the above noted person(s) as my (our) agent(s) to execute any agreement(s), and other documents necessary to effectuate such agreement(s) in the process of pursuing the aforementioned development plan review request;
4. That I (we), the undersigned shall make available to Alachua county staff a means of reasonable access to the property for which an application has been submitted.
5. That this affidavit has been executed to induce Alachua County to consider and act on the subject request;
6. That I (we), the undersigned authority, hereby certify that the foregoing statements are true and correct.

Owner (signature)	Owner (signature)	Owner (signature)
Nathan Bird		
Owner (print name)	Owner (print name)	Owner (print name)

STATE OF FLORIDA
COUNTY OF ALACHUA

SWORN AND SUBSCRIBED BEFORE ME
THIS 21st DAY OF March, 2019
BY Nathan Bird
WHO IS/ARE PERSONALLY KNOWN TO ME OR HAS/HAVE PRODUCED AS IDENTIFICATION
Florida Drivers License
(TYPE OF IDENTIFICATION)

Nicole Faught
NOTARY PUBLIC
STATE OF FLORIDA
Comm# GG098448
Expires 4/26/2021

(SEAL ABOVE)

Nicole Faught

Notary Public, Commission No. GG098448
(Name of Notary typed, printed, or stamped)

VERTEX
DEVELOPMENT, LLC

ZONING AFFIDAVIT

STATE OF FLORIDA
COUNTY OF HILLSBOROUGH

BEFORE ME, the undersigned authority, personally appeared Alan Ruiz ("Affiant"), who being by me first duly sworn, under oath, deposes and states as follows:

1. I am over eighteen (18) years of age and have personal knowledge of the matters contained herein.
2. I am a Manager of Vertex Development, LLC, a Delaware limited liability company, and have the authority to sign this affidavit.
3. Vertex Development, LLC, is the Applicant for a telecommunications tower ("Tower" or "PWSF") for the property located at off of NE 194th Street in Earleton, Florida (Alachua County Parcel ID: 18442-000-000 and the southern portion of 18442-002-000).
4. There are no existing FCC-registered towers or structures within at least 2.5 miles of the proposed Tower on which to collocate antennas.
5. Vertex Development, LLC, will develop the Tower in accordance with all applicable zoning approvals, Building Codes, Alachua County Airport Zoning Regulations, associated regulations and safety standards, as adopted by Alachua County, Florida.
6. Vertex Development, LLC, and its successors, hereby commit to allow the shared use of and collocation on the tower, if additional user(s) agree in writing to meet reasonable terms and conditions for such shared use.
7. Vertex Development, LLC, acknowledges that it (or its successors) is responsible for the removal of the Tower in the event the facility is abandoned, as defined and determined under the Alachua County PWSF ordinance.

(signature page to follow)

405 S. Dale Mabry Hwy., Suite 244, Tampa, FL 33609
Phone 813•335•4768 Fax 813•436•5674

Under penalties of perjury, I declare that I have examined this Affidavit and it is true, correct, and complete.

Alan Ruiz

SWORN TO AND SUBSCRIBED before me this 20th day of November, 2019, by Alan Ruiz, Manager of Vertex Development, LLC.

Notary Public State of Florida
Jennifer C Frost
My Commission GG 325101
Expires 06/04/2023

Print Name: Jennifer C Frost

My Commission Expires: 06/04/2023

Agent of Record and Authorization Statement

I, _____, as _____, for Verizon Wireless Personal Communications, LP, a Delaware limited partnership, d/b/a Verizon Wireless, with its principal offices at One Verizon Way, Mail Stop 4AW100, Basking Ridge, New Jersey 07920, hereby authorize Vertex Development, LLC, and/or any authorized representative thereof, whose address is 405 South Dale Mabry Highway, Suite 244, Tampa, Florida 33609, for the limited purpose of including Verizon Wireless as the "carrier co-applicant" for an Alachua County Tier III Special Use application and related approvals or permits for a proposed Personal Wireless Service Facility located at Northeast 194th Place, Waldo, Florida 32694, on Parcels 18442-002-000 and 18442-000-000.

Verizon Wireless Personal Communications, LP
a Delaware limited partnership
d/b/a Verizon Wireless

Signature Date

By: Michael Haven
Title: Sr Mgr-RE/Regulatory

STATE OF Florida
COUNTY OF Palm Beach

The foregoing statement was acknowledged before me on this 19th day of November, 2019, by Michael Haven, as Sr. Manager of Verizon Wireless Personal Communications, LP, a Delaware limited partnership, who is personally known to me or who has produced _____ as identification.

Marthann Gintis
Notary Public, _____
(printed name)

{NOTARY STAMP/ SEAL}

MARTHANN GINTIS
Commission # GG 264377
Expires November 13, 2022
Bonded Thru Troy Fain Insurance 800-385-7019

ALATB15081F

John Power TAX COLLECTOR Serving Alachua County

2018 PAID REAL ESTATE 1096859

NOTICE OF AD VALOREM TAXES AND NON-AD VALOREM ASSESSMENTS

ACCOUNT NUMBER	ESCROW CD		MILLAGE CODE
18442 002 000		APPLICABLE VALUES AND EXEMPTIONS BELOW	0200

Unassigned Location RE

COM NE CORNER OF SEC RUN S 2008.49
FT TO POB S 630.92
See Additional Legal on Tax Roll

BIRD & MINZENBERG
1707 NW 51ST TER
GAINESVILLE, FL 32605-3309

AD VALOREM TAXES

TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION(S)	TAXABLE VALUE	TAXES LEVIED
BOARD OF COUNTY COMMISSIONERS					
CNTY GENERAL	8.2829	8,800	0	8,800	72.89
MUNICIPAL SERVICES TAXING UNIT					
SHERIFF LAW ENFORCE	3.7240	8,800	0	8,800	32.77
ALACHUA CNTY LIBRARY DISTRICT					
LIBRARY GENERAL	1.2303	8,800	0	8,800	10.83
SCHOOL BOARD OF ALACHUA COUNTY					
SCHL CAP34 PROJECT (S01)	1.5000	8,800	0	8,800	13.20
SCHL DISCRNRY & CN (S01)	0.7480	8,800	0	8,800	6.58
SCHL GENERAL	4.0160	8,800	0	8,800	35.34
SCHOOL VOTED (S01)	1.0000	8,800	0	8,800	8.80
ST JOHNS RIVER WATER MGT DISTR	0.2562	8,800	0	8,800	2.25

TOTAL MILLAGE 20.7574 **AD VALOREM TAXES** $182.66

WANT TO RECEIVE YOUR BILL ELECTRONICALLY NEXT YEAR? VISIT www.AlachuaCollector.com AND SIGN UP FOR E-BILLS!

PAY ONLINE WITH E-CHECK

SCAN TO PAY

NON-AD VALOREM ASSESSMENTS

LEVYING AUTHORITY	UNIT	RATE	AMOUNT
NON-AD VALOREM ASSESSMENTS			$0.00

PAY ONLY ONE AMOUNT.

COMBINED TAXES AND ASSESSMENTS $182.66

If Paid By	Nov 30, 2018				
Please Pay	$0.00				

Please Retain this Portion for your Records. Receipt Available Online.

JOHN POWER, CFC
ALACHUA COUNTY TAX COLLECTOR

2018 PAID REAL ESTATE 1096859

NOTICE OF AD VALOREM TAXES AND NON-AD VALOREM ASSESSMENTS

PLEASE PAY IN U.S. FUNDS (NO POSTDATED CHECKS) TO JOHN POWER, TAX COLLECTOR • 5830 NW 34TH BLVD • GAINESVILLE, FL 32653-2115

ACCOUNT NUMBER	SITUS	MESSAGE
18442 002 000	Unassigned Location RE	

BIRD & MINZENBERG
1707 NW 51ST TER
GAINESVILLE, FL 32605-3309

IF PAID BY	PLEASE PAY
☐ Nov 30, 2018	$0.00
☐	
☐	
☐	
☐	

Receipt # 18-0002541 $175.35 Paid 11/04/2018

ALATB15081F

John Power TAX COLLECTOR Serving Alachua County

2018 PAID REAL ESTATE 1096857

NOTICE OF AD VALOREM TAXES AND NON-AD VALOREM ASSESSMENTS

ACCOUNT NUMBER	ESCROW CD		MILLAGE CODE
18442 000 000		APPLICABLE VALUES AND EXEMPTIONS BELOW	0200

Unassigned Location RE

SE1/4 OF NE1/4 LESS S 420 FT OF W 550 FT LESS W 330 F
See Additional Legal on Tax Roll

BIRD & MINZENBERG
11927 PACIFIC AVE
LOS ANGELES, CA 90066

AD VALOREM TAXES

TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION(S)	TAXABLE VALUE	TAXES LEVIED
BOARD OF COUNTY COMMISSIONERS					
CNTY GENERAL	8.2829	300	0	300	2.48
MUNICIPAL SERVICES TAXING UNIT					
SHERIFF LAW ENFORCE	3.7240	300	0	300	1.12
ALACHUA CNTY LIBRARY DISTRICT					
LIBRARY GENERAL	1.2303	300	0	300	0.37
SCHOOL BOARD OF ALACHUA COUNTY					
SCHL CAP34 PROJECT (S01)	1.5000	300	0	300	0.45
SCHL DISCRNRY & CN (S01)	0.7480	300	0	300	0.22
SCHL GENERAL	4.0160	300	0	300	1.20
SCHOOL VOTED (S01)	1.0000	300	0	300	0.30
ST JOHNS RIVER WATER MGT DISTR	0.2562	300	0	300	0.08
TOTAL MILLAGE	20.7574		**AD VALOREM TAXES**		$6.22

WANT TO RECEIVE YOUR BILL ELECTRONICALLY NEXT YEAR? VISIT www.AlachuaCollector.com AND SIGN UP FOR E-BILLS!

PAY ONLINE WITH E-CHECK

SCAN TO PAY

NON-AD VALOREM ASSESSMENTS

LEVYING AUTHORITY	UNIT	RATE	AMOUNT
NON-AD VALOREM ASSESSMENTS			$0.00

PAY ONLY ONE AMOUNT.

COMBINED TAXES AND ASSESSMENTS $6.22

If Paid By Please Pay	Nov 30, 2018 $0.00				

Please Retain this Portion for your Records. Receipt Available Online.

JOHN POWER, CFC
ALACHUA COUNTY TAX COLLECTOR

2018 PAID REAL ESTATE 1096857

NOTICE OF AD VALOREM TAXES AND NON-AD VALOREM ASSESSMENTS

PLEASE PAY IN U.S. FUNDS (NO POSTDATED CHECKS) TO JOHN POWER, TAX COLLECTOR • 5830 NW 34TH BLVD • GAINESVILLE, FL 32653-2115

ACCOUNT NUMBER	SITUS	MESSAGE
18442 000 000	Unassigned Location RE	

BIRD & MINZENBERG
11927 PACIFIC AVE
LOS ANGELES, CA 90066

IF PAID BY	PLEASE PAY
☐ Nov 30, 2018	$0.00
☐	
☐	
☐	
☐	

Receipt # 18-0015884 $5.97 Paid 11/15/2018

Parcel: 18442-002-000

Search Date: 11/6/2019 at 8:12:46 AM

Taxpayer: BIRD & MINZENBERG
Mailing: 1707 NW 51ST TER
GAINESVILLE, FL 32605-3309
Location:
Sec-Twn-Rng: 32-08-22
Property Use: 05400 - TMBR SI 90+
Tax Jurisdiction: ST. JOHN'S - 0200
Area: 11-39 AC
Subdivision: N/A

Legal: COM NE CORNER OF SEC RUN S 2008.49 FT TO POB S 630.92 FT W 795.38 FT N 411.2 FT W 510 FT N 218.98 FT E 1305 FT TO POB AND COM NE COR OF SEC RUN 1318.91 FT W 825 FT TO POB S 628.93 FT W 479.86 FT N 628.55 E 478.36 TO POB OR 3578/0598

Year	Property Use	Land Value	Classified Land Value	Improvement Value	Total Just Value	Deferred Value	County Assessed	School Assessed	County Exempt	School Exempt	County Taxable	School Taxable
2019	TMBR SI 90+	136630	8800	0	136630	0	8800	8800	0	0	8800	8800
2018	TMBR SI 90+	136600	8800	0	136600	0	8800	8800	0	0	8800	8800
2017	Tmbr Si 90+	136600	5300	0	136600	0	5300	5300	0	0	5300	5300
2016	Tmbr Si 90+	136600	5300	0	136600	0	5300	5300	0	0	5300	5300
2015	Tmbr Si 90+	136600	5300	0	136600	0	5300	5300	0	0	5300	5300
2014	Tmbr Si 90+	136600	5200	0	136600	0	5200	5200	0	0	5200	5200

Land

Land Use	Land Use Desc	Zoning Type	Zoning Desc	Lots	Acres	Sq Feet	Land Type
5400	TIMBER 1			1	21.02	915631.2	AC

Sales

Date	Price	Vac/Imp	Qualified	OR Book	OR Page	Instrument
2007-04-05	100	Vac	U-OLD SALE - UNQUALIFIED	3578	598	DD

Parcel: 18442-000-000

Search Date: 11/6/2019 at 8:13:41 AM

Taxpayer:	BIRD & MINZENBERG	**Legal:**	SE1/4 OF NE1/4 LESS S 420 FT OF W 550 FT LESS W 330 FT OF E 825 FT OF N 629 FT M/L OR 372/120 LESS W 479.86 OF N 628.93 AND LESS S 630.92 FT AS PER OR 715/449 AND LESS N 629 FT OF E 495 FT PER OR 741/127) OR 4569/0268
Mailing:	11927 PACIFIC AVE LOS ANGELES, CA 90066		
Location:			
Sec-Twn-Rng:	32-08-22		
Property Use:	09400 - RIGHT-OF-WAY		
Tax Jurisdiction:	ST. JOHN'S - 0200		
Area:	R/W,RETENTION,COMMON AREA		
Subdivision:	N/A		

Year	Property Use	Land Value	Classified Land Value	Improvement Value	Total Just Value	Deferred Value	County Assessed	School Assessed	County Exempt	School Exempt	County Taxable	School Taxable
2019	RIGHT-OF-WAY	300	0	0	300	0	300	300	0	0	300	300
2018	RIGHT-OF-WAY	300	0	0	300	0	300	300	0	0	300	300
2017	Right-Of-Way	300	0	0	300	0	300	300	0	0	300	300
2016	Right-Of-Way	300	0	0	300	0	300	300	0	0	300	300
2015	Right-Of-Way	300	0	0	300	20	280	300	0	20	280	280
2014	Right-Of-Way	300	0	0	300	40	260	300	0	40	260	260

Land

Land Use	Land Use Desc	Zoning Type	Zoning Desc	Lots	Acres	Sq Feet	Land Type
9400	RIGHT-OF-WAY	A	AGRICULTURE	1	1.81	78844	UN

Sales

Date	Price	Vac/Imp	Qualified	OR Book	OR Page	Instrument
2018-01-10	100	Vac	11-Corrective Deed	4569	0268	SD

LEGAL DESCRIPTIONS

PARENT PARCEL (TAX PARCEL NO. 18442-002-000)
(A PORTION OF OFFICIAL RECORD BOOK 3578, PAGE 598)

COM NE CORNER OF SEC RUN S 2008.49 FT TO POB S 630.92 FT W 795.38 FT N 411.2 FT W 510 FT N 218.98 FT E 1305 FT TO POB

(PRIOR DEED, OFFICIAL RECORD BOOK 762, PAGE 31, PARCEL B)

A PARCEL OF LAND LOCATED IN SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA DESCRIBED AS FOLLOWS:

COMMENCE AT A CONCRETE MONUMENT LOCATED AT THE NORTHEAST CORNER OF SAID SECTION 32 AND RUN THENCE SOUTH 00°°37'47" WEST ALONG THE SECTION LINE A DISTANCE OF 2008,49 FEET TO THE CONCRETE MONUMENT FOR A POINT OF BEGINNING . FROM THIS POINT OF BEGINNING CONTINUE SOUTH 00°37'47" WEST ALONG THE SECTION LINE A DISTANCE OF 630.92 FEET TO A CONCRETE MONUMENT; THENCE RUN NORTH 89°31'54" WEST A DISTANCE OF 795.38 FEET TO A CONCRETE MONUMENT; THENCE RUN NORTH 00°36'30" EAST A DISTANCE OF 411.2 FEET TO A CONCRETE MONUMENT; THENCE RUN NORTH 89°40' WEST A DISTANCE OF 510.0 FEET TO A CONCRETE MONUMENT; THENCE RUN NORTH 00°46' EAST A DISTANCE OF 218.98 FEET TO A CONCRETE MONUMENT; THENCE RUN SOUTH 89°37' EAST A DISTANCE OF 1305.0 FEET TO THE CONCRETE MONUMENT AT THE POINT OF BEGINNING.

PARENT PARCEL (TAX PARCEL NO. 18442-000-000)
(OFFICIAL RECORD BOOK 4569, PAGE 268)

THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA;

LESS PARCEL 1 PER O.R. BOOK 3578, PAGE 598 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA: A PARCEL OF LAND LOCATED IN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA, DESCRIBED AS FOLLOWS: COMMENCE AT THE NORTHEAST CORNER OF SAID SECTION 32 AND RUN THENCE SOUTH 00 DEGREES 37'47" WEST ALONG THE EAST LINE OF SAID SECTION 32 A DISTANCE OF 1318.91 FEET TO A CONCRETE MONUMENT, THENCE RUN NORTH 89 DEGREES 39'50" WEST A DISTANCE OF 825 FEET TO THE POINT OF BEGINNING. FROM THIS POINT OF BEGINNING, RUN SOUTH 00 DEGREES 37'47" WEST A DISTANCE OF 628.93 FEET TO A CONCRETE MONUMENT LOCATED ON THE NORTHERLY RIGHT-OF-WAY LINE OF A 60-FOOT ROAD, THENCE SOUTH 89 DEGREES 37'00" WEST ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 479.86 FEET, THENCE NORTH 628.55 FEET, THENCE RUN NORTH 00 DEGREES 37'47" EAST A DISTANCE OF 478.36 FEET TO THE IRON PIPE AT THE POINT OF BEGINNING.

LESS PARCEL 2 PER O.R. BOOK 2632, PAGE 246 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA: A PARCEL OF LAND LOCATED IN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA, DESCRIBED AS FOLLOWS: COMMENCE AT THE NORTHEAST CORNER OF SAID SECTION 32 AND RUN THENCE SOUTH 00 DEGREES 37'47" WEST ALONG THE EAST LINE OF SAID SECTION 32 A DISTANCE OF 1318.91 FEET TO A CONCRETE MONUMENT; THENCE RUN NORTH 89 DEGREES 39'50" WEST A DISTANCE OF 495.0 FEET TO AN IRON PIPE FOR THE POINT OF BEGINNING. FROM THIS POINT OF BEGINNING, CONTINUE NORTH 89 DEGREES 39'50" WEST A DISTANCE OF 330.0 FEET TO A CONCRETE MONUMENT, THENCE RUN SOUTH 00 DEGREES 37'47" WEST A DISTANCE OF 628.93 FEET TO A CONCRETE MONUMENT LOCATED ON THE NORTHERLY RIGHT-

OF-WAY LINE OF A 60-FOOT ROAD; THENCE RUN SOUTH 89 DEGREES 37'00" EAST ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 330.0 FEET TO AN IRON PIPE; THENCE RUN NORTH 00 DEGREES 37'47" EAST A DISTANCE OF 629.19 FEET TO THE IRON PIPE AT THE POINT OF BEGINNING

LESS PARCEL 3 PER O.R. BOOK 741, PAGE 127 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA: COMMENCE AT THE NE CORNER OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST AND RUN SOUTH 0°37'47" WEST, ALONG THE EAST LINE OF SAID SECTION, 1318.91 FEET TO THE POINT OF BEGINNING. THENCE CONTINUE SOUTH 0°37'47" WEST, ALONG THE EAST LINE OF SAID SECTION, 629.58 FEET TO THE NORTH RIGHT-OF-WAY OF A 60 FOOT ROAD; THENCE RUN NORTH 89°37' WEST, ALONG SAID RIGHT-OF-WAY, 495 FEET; THENCE RUN NORTH 0°37'47" EAST, 629.19 FEET; THENCE RUN SOUTH 89°39'50" EAST, 495 FEET TO THE POINT OF BEGINNING. BEING AND LYING IN SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA, BEING ALSO KNOWN AS PARCELS 1, 2 AND 3 OF A SURVEY OF SAID SECTION 32 BY PERRY C. MCGRIFF COMPANY, REGISTERED LAND SURVEYORS WHICH SURVEY IS DATED DECEMBER 15, 1969.

LESS PARCEL 4 PER O.R. BOOK 3578, PAGE 598 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA: COMMENCE AT THE N.E. CORNER OF SECTION 32-T8S-R22E AND RUN S 0°37'47" W, ALONG THE EAST LINE OF SAID SECTION, 2008.49' TO THE POINT OF BEGINNING. THENCE CONTINUE S 0°37'47" W, 630.92'; THENCE RUN N 89°31'54" W, 795.38'; THENCE RUN N 0°36'30" E, 411.2'; THENCE RUN N 89°40' W, 510' TO THE EAST RIGHT-OF-WAY OF A ROAD; THENCE RUN N 0°46' E, ALONG SAID RIGHT-OF-WAY, 218.98' TO THE SOUTH RIGHT-OF-WAY OF A 60' ROAD; THENCE RUN S 89°37' E, ALONG SAID RIGHT-OF-WAY, 1305.0' TO THE POINT OF BEGINNING.
BEING AND LYING IN SECTION 32-T8S-R22E, ALACHUA COUNTY, FLORIDA

LESS PARCEL 5 PER O.R. BOOK 773, PAGE 32 OF THE PUBLIC RECORDS OF ALACHUA COUNTY: FIVE (5) ACRES OF LAND LYING IN SQUARE BODY IN THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, MEASURING 466 FEET ON EACH SIDE, ALACHUA COUNTY, FLORIDA.

PARCEL IDENTIFICATION NUMBER: A PORTION OF 18442-000-000.

TOWER PARCEL
(PREPARED BY GEOLINE SURVEYING, INC.)

THAT PART OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA, SITUATED IN THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, SAID ALACHUA COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT AN 5/8" IRON ROD AND CAP STAMPED "PLS 2047" AT THE NORTHEAST CORNER OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA (AS DEPICTED ON FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION CERTIFIED CORNER RECORD NO. 37215); THENCE SOUTH 01°10'33" EAST ALONG THE EAST LINE OF SAID NORTHEAST 1/4 FOR 1948.49 FEET TO AN 4" X 4" CONCRETE MONUMENT "NO IDENTIFICATION" AT THE NORTHEAST CORNER OF THE "MINZENBERG AND BIRD" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 4569, PAGE 268 OF THE PUBLIC RECORDS OF SAID ALACHUA COUNTY; THENCE CONTINUE SOUTH 01°10'33" EAST ALONG SAID EAST LINE AND ALONG THE EASTERLY LINE OF SAID "MINZENBERG AND BIRD" PARCEL FOR 60.00 FEET TO THE SOUTHEAST CORNER OF SAID "MINZENBERG AND BIRD" PARCEL, AND THE NORTHEAST CORNER OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF SAID PUBLIC

RECORDS; THENCE CONTINUE SOUTH 01°10'33" EAST ALONG SAID EAST LINE AND ALONG THE EAST LINE OF SAID "BIRD AND MINZENBERG" PARCEL FOR 152.48 FEET; THENCE SOUTH 88°49'27" WEST FOR 503.52 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 01°10'33" EAST FOR 100.00 FEET; THENCE SOUTH 88°49'27" WEST FOR 100.00 FEET; THENCE NORTH 01°10'33" WEST FOR 100.00 FEET; THENCE NORTH 88°49'27" EAST FOR 100.00 FEET TO SAID POINT OF BEGINNING.

CONTAINING 10,000 SQUARE FEET (0.229 ACRES), MORE OR LESS.

30 FOOT WIDE NON-EXCLUSIVE INGRESS, EGRESS AND UTILITY EASEMENT
(PREPARED BY GEOLINE SURVEYING, INC.)

THAT PART OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA, AND THE "MINZENBERG AND BIRD" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 4569, PAGE 268 OF SAID PUBLIC RECORDS, SITUATED IN THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST OF SAID COUNTY, LYING WITHIN 15 FEET OF BOTH SIDES OF A CENTERLINE BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT AN 5/8" IRON ROD AND CAP STAMPED "PLS 2047" AT THE NORTHEAST CORNER OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA (AS DEPICTED ON FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION CERTIFIED CORNER RECORD NO. 37215); THENCE SOUTH 01°10'33" EAST ALONG THE EAST LINE OF SAID NORTHEAST 1/4 FOR 1948.49 FEET TO AN 4" X 4" CONCRETE MONUMENT "NO IDENTIFICATION" AT THE NORTHEAST CORNER OF THE "MINZENBERG AND BIRD" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 4569, PAGE 268 OF THE PUBLIC RECORDS OF SAID ALACHUA COUNTY; THENCE CONTINUE SOUTH 01°10'33" EAST ALONG SAID EAST LINE AND ALONG THE EASTERLY LINE OF SAID "MINZENBERG AND BIRD" PARCEL FOR 60.00 FEET TO THE SOUTHEAST CORNER OF SAID "MINZENBERG AND BIRD" PARCEL, AND THE NORTHEAST CORNER OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF SAID PUBLIC RECORDS; THENCE CONTINUE SOUTH 01°10'33" EAST ALONG SAID EAST LINE AND ALONG THE EAST LINE OF SAID "BIRD AND MINZENBERG" PARCEL FOR 152.48 FEET; THENCE SOUTH 88°49'27" WEST FOR 503.52 FEET TO THE NORTHEAST CORNER OF AN 100 FOOT BY 100 FOOT TOWER PARCEL; THENCE SOUTH 88°49'27" WEST ALONG THE NORTH LINE OF SAID TOWER PARCEL FOR 55.00 FEET TO THE POINT OF BEGINNING OF THE CENTERLINE OF THE HEREIN DESCRIBED 30 FOOT WIDE NON-EXCLUSIVE INGRESS, EGRESS AND UTILITY EASEMENT; THENCE NORTH 01°10'33" WEST FOR 109.77 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 70.00 FEET, A CENTRAL ANGLE OF 90°14'48", AND A CHORD OF 99.21 FEET THAT BEARS NORTH 46°17'57" WEST; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE FOR 110.26 FEET TO A POINT OF TANGENCY; THENCE SOUTH 88°34'38" WEST FOR 676.12 FEET TO AN INTERSECTION WITH THE WESTERLY LINE OF SAID "MINZENBERG AND BIRD" PARCEL, AND THE EASTERLY RIGHT-OF-WAY LINE OF NORTHEAST 194TH PLACE, AND THE POINT OF TERMINUS OF THE HEREIN DESCRIBED CENTERLINE.

CONTAINING 26,884 SQUARE FEET (0.617 ACRES), MORE OR LESS.

VERTEX DEVELOPMENT LLC.

405 SOUTH DALE MABRY
SUITE 244
TAMPA, FLORIDA 33609

PROPOSED WIRELESS TELECOMMUNICATIONS TOWER
199' MONOPOLE

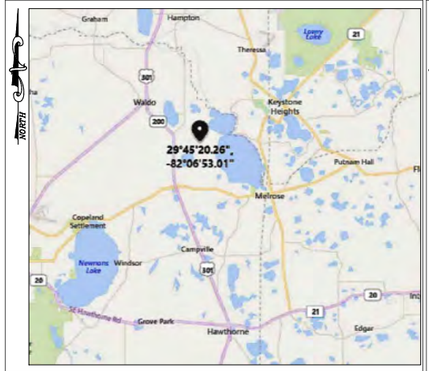
EARLETON - FL5269
NE 194TH STREET
WALDO, FLORIDA 32694

PORTION OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST

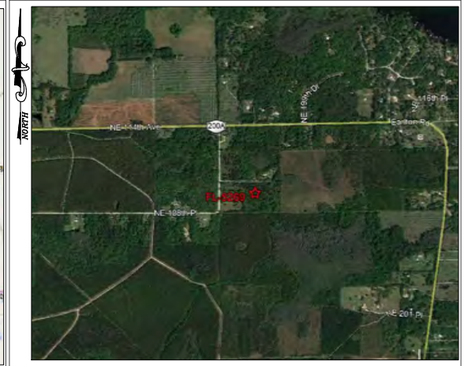
LATITUDE: ± 29° 45' 20.26" N **LONGITUDE: ± 82° 06' 53.01" W**

TOWER GROUND ELEVATION: ± 168.7' (NAVD 88) / ± 169.6' (NAVD 29)

LOCATION MAP - NOT TO SCALE



AERIAL MAP - NOT TO SCALE



PROJECT DESCRIPTION

THIS IS AN APPLICATION FOR:

A NEW WIRELESS TELECOMMUNICATIONS SUPPORT STRUCTURE 199' MONOPOLE AND 1,520 S.F. FENCED COMPOUND WITHIN A 10,000 S.F. LEASE AREA FOR UNMANNED WIRELESS DATA TELECOMMUNICATION FACILITIES.

DRIVING DIRECTIONS

FROM TAMPA, FLORIDA:

TAKE I-75 NORTH TOWARDS OCALA. AT EXIT 358, TAKE RAMP RIGHT AND FOLLOW SIGNS FOR SR-326. TURN RIGHT ONTO SR-326 E / W HIGHWAY 326 / W SR-326. TURN LEFT ONTO US-441 N / US-301 N / SR-25 N / SR-200 N. KEEP STRAIGHT ONTO US-301 N / SR-200 N / KEEP RIGHT ONTO CR-1471. TURN RIGHT ONTO NE 114TH AVE / CR-1469. KEEP LEFT TO STAY ON NE 114TH AVE / CR-1469. TURN RIGHT ONTO NE 194TH STREET. TURN LEFT ONTO ROAD.

ARRIVE AT: NE 194TH STREET, WALDO, FLORIDA 32694 (29.755629, -82.114723)

CODE COMPLIANCE

- FLORIDA BUILDING CODE 6TH EDITION (2017), ANSI/EIA/TIA-222-G
  (ALLOWED PER EXEMPTION #5 OF 1609.1, FBC 6TH EDITION (2017))
  ASCE 7-10
  ULTIMATE WIND SPEED = 124 MPH
  BASIC WIND SPEED = 96 MPH (NOMINAL)
  RISK CATEGORY = II
  EXPOSURE = C
  IMPORTANCE FACTOR= 1.0
- NATIONAL ELECTRICAL CODE, 2014 EDITION (NFPA 70-2014)
- CONTRACTOR TO CONFIRM THAT THE SITE IS COMPLIANT WITH RF WARNING SIGNAGE & EMERGENCY SIGNAGE AS REQUIRED BY THE FEDERAL GUIDELINES CONTAINED WITH OET 65 BULLETIN & AS PER VERTEX DEVELOPMENT GUIDELINES.

PROPERTY INFORMATION

1. VERTEX DEVELOPMENT SITE NAME:	EARLETON
2. VERTEX DEVELOPMENT SITE NUMBER:	FL-5269
3. TYPE OF STRUCTURE:	UNMANNED WIRELESS TELECOMMUNICATIONS TOWER 199' MONOPOLE
4. SITE ADDRESS:	NE 194TH STREET WALDO, FL 32694
5. PROPERTY OWNER:	BIRD & MINZEBERG
6. PARENT TRACT AREA:	1,001,449.6 SF / 22.99 ACRES
7. TOTAL PROJECT AREA:	12,412.0 SF / 0.285 ACRES
8. PERCENT TOTAL PROJECT AREA / PARENT TRACT:	1.239 %
9. TOTAL LEASE AREA:	10,000.0 SF / 0.230 ACRES
10. PERCENT TOTAL LEASE AREA / PARENT TRACT:	0.999 %
11. TOTAL COMPOUND AREA:	1,520.0 SF / 0.052 ACRES
12. PERCENT TOTAL COMPOUND AREA / PARENT TRACT:	0.152 %
13. TOTAL PARKING AREA:	200.0 SF / 0.005 ACRES
14. PERCENT TOTAL PARKING AREA / PARENT TRACT:	0.020 %
15. TOTAL PERVIOUS PROJECT AREA:	7,892.0 SF / 0.181 ACRES
16. PERCENT TOTAL PERVIOUS PROJECT AREA / PARENT TRACT:	0.710 %
17. TOTAL IMPERVIOUS PROJECT AREA:	4,520.0 SF / 0.104 ACRES
19. PERCENT TOTAL IMPERVIOUS PROJECT AREA / PARENT TRACT:	0.451 %

ZONING DATA

1. ZONING DISTRICT:	A
2. JURISDICTION:	ALACHUA COUNTY, FLORIDA
3. LEASE AREA:	10,000 S.F.
4. PARCEL I.D.:	18442-002-000 & 18442-000-000
5. HANDICAP REQUIREMENTS:	FACILITY WILL BE UNMANNED AND NOT FOR HUMAN HABITATION. HANDICAP ACCESS NOT REQUIRED.
6. ADJACENT PARCEL ZONING:	NORTH: A SOUTH: A EAST: A WEST: A
7. ACTUAL TOWER SETBACKS:	NORTH: 201'-1"± SOUTH: 421'-0"± EAST: 561'-6"± WEST: 641'-5"±
8. TYPE OF DEVELOPMENT:	COMMERCIAL
9. PROPOSED TOWER PARKING:	(1) ONE
10. EXISTING LAND USE:	TIMBER 1

SHEET INDEX

SHEET	DESCRIPTION
T-1	TITLE SHEET
N-1	GENERAL NOTES
A-1	OVERALL AERIAL
C-1	OVERALL SITE PLAN
C-2	ENLARGED SITE PLAN
C-3	ENLARGED SITE PLAN
C-4	SETBACK PLAN
C-5	TOWER ELEVATION & COMPOUND DETAIL
C-6	GRADING & DRAINAGE PLAN
C-7	SITE DETAILS
C-8	SITE DETAILS

MARC P. MAIER
LICENSE
No 72513
STATE OF FLORIDA
PROFESSIONAL ENGINEER

CONTACT INFORMATION

APPLICANT / TOWER OWNER / LEASEHOLD	TITLE HOLDER / PROPERTY OWNER	CIVIL ENGINEER	SURVEYOR	POWER COMPANY	TELCO COMPANY
VERTEX DEVELOPMENT, LLC. 405 S. DALE MABRY HIGHWAY SUITE 244 TAMPA, FLORIDA 33609 (813) 335-4768	BIRD & MINZEBERG 1707 NW 51ST TERRACE GAINESVILLE, FL 32605	USA ENGINEERING MARC MAIER, P.E. 2818 CYPRESS RIDGE BLVD. SUITE # 110 WESLEY CHAPEL, FL 33596 (813) 994-0365	GEOLINE SURVEYING, INC. 13430 N.W. 104TH TERRACE SUITE A ALACHUA, FLORIDA 32615 (386) 418-0500	TBD	TBD

REV	DATE	DESCRIPTION
A	03/07/19	PRELIMINARY ZDs REV "A"
B	09/04/19	PRELIMINARY ZDs REV "B"
C	09/27/19	PRELIMINARY ZDs REV "C"
0	11/06/19	ISSUED ZDs REV 0

USA ENG PROJECT NO.: –

DRAWN BY:	CHECKED BY:
BMF	MM

VERTEX DEVELOPMENT, LLC
405 SOUTH DALE MABRY
SUITE 244
TAMPA, FLORIDA 33609
PH: (813) 335-4768

EXPERT CONSTRUCTION MANAGERS, INC.
815 SOUTH KINGS AVENUE
BRANDON, FLORIDA 33511
PH: (813) 657-7810

PREPARED BY:
USA ENGINEERING
2818 CYPRESS RIDGE BOULEVARD
SUITE 110
WESLEY CHAPEL, FL 33544
(813) 994-0365
FL COA #31705

This item has been electronically signed and sealed by Marc P. Maeir, P.E., FL License #72513 using a Digital Signature.

Printed Copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

Nov 06 2019

MARC MAIER, PE
FL PROFESSIONAL ENGINEER LIC. # 72513

EARLETON
FL-5269

NE 194TH STREET
WALDO, FLORIDA 32694
ALACHUA COUNTY

SHEET DESCRIPTION

TITLE SHEET

SHEET NUMBER

T-1

USA Engineering – T:\00-2019 PROJECTS\25-Vertex Development\Earleton_FL-5269\Design\EARLETON_FL-5269_ZD.dwg November 6, 2019 10:22:37 AM brandonf

General Conditions:

1. These Specifications and Construction Drawings are intended to be fully explanatory and complementary. However, should anything be shown, indicated or specified on one and not the other, it shall be the same as if shown, indicated or specified on both.

2. The intention of the documents is to include all labor and materials reasonably necessary for the proper execution and completion of the work as indicated in the documents.

3. Minor deviations from the design layout are anticipated and shall be considered as part of the work; however, no changes that alter the character intent of the design shall be made or permitted by the Subcontractors, without express written Consent from the Construction Manager.

4. The Contractor is solely responsible for all site safety including but not limited to protection of all site personnel and the general public during the entire site construction period. The Contractor shall take all reasonable precautions to place and maintain barricades, lamps, signs, and the like in accordance with OSHA Safety Act and ANSI occupational guidelines.

Conflicts:

1. The Contractor and each Subcontractor shall be responsible for verification of all measurements at the site before ordering any materials or performing any work. No Change Order, extra charge or compensation shall be allowed due to difference between actual dimensions and dimensions indicated on the neither Construction Drawings nor Specifications. Any such discrepancy in dimension which may inadvertently occur shall be submitted to the Construction Manager for consideration before the Contractor proceeds with the work in the affected area.

2. The Contractor shall contact a subsurface utility locator for location of existing utilities prior to commencement of any construction activities. For assistance in locating existing utilities call "SUNSHINE STATE ONE CALL" at 1-800-638-4097.

3. Damage by the Contractor to utilities or property of others, including existing pavement and other surfaces disturbed by the Contractor during construction shall be repaired to pre-construction conditions by the Contractor. For grassed areas seed and mulch shall be acceptable.

Inspections:

1. The Contractor shall be solely responsible for ensuring that all relevant authority inspections are carried out in a timely manner.

As-Builts Drawings:

1. The Contractor shall prepare a red-lined set of As-Built Drawings.

Environmental Protection

1. Noise Level: The Contractor shall ensure that state and local regulations are complied with in regard to noise levels produced by his or his sub-Contractor's equipment or methods of construction.

2. Dust Control: The Contractor shall take all necessary steps to limit the creation of any dust nuisance that might arise during construction to the satisfaction of the local authorities.

3. ALL TRIMMING UNDERTAKEN ON A TREE PROTECTED BY THE LAND DEVELOPMENT CODE SHALL BE IN ACCORDANCE WITH THE AMERICAN NATIONAL STANDARDS INSTITUTE (ANSI) A-300 PRUNING STANDARDS.

Clean Up:

1. The Subcontractors shall at all times keep the site free from accumulation of waste materials or rubbish caused by their employees at work, and at the completion of the work, they shall remove all rubbish from and about the building, including all tools, scaffolding and surplus materials, and shall leave the work clean and ready for use.

Code Compliance:

1. All materials, design, and workmanship shall be in accordance with all applicable codes (some of which are listed below), ordinances, and authorities having jurisdiction over the work. Where no codes exist, the work shall conform to the Florida Building Code 6th Edition (2017), and/or the specifications herein, whichever is more stringent.

City/County Building Codes
Florida Building Code 6th Edition (2017)
EIA/TIA-222 Rev. G
Florida Fire Prevention Code 6th Edition
Life Safety Code 101
National Electric Code 2014
American Institute of Steel Construction Specifications
American Welding Society
American Concrete Institute
Federal Aviation Authority Regulations
Federal Communications Commission Regulations
American National Standards Institute
American Society for Testing and Materials
National Underwriter's Laboratories

2. It is the Subcontractor's responsibility to verify compliance with the governing codes and to notify the Construction Manager of any discrepancies prior to performing work. Reference to any standard or code of practice in this specification shall be deemed to mean the edition current at the time of award of the contract.

Site Work:

1. The Contractor is required to maintain all ditches, pipes, and other drainage structures free from obstruction until work is accepted. The Contractor is responsible for any damages caused by failure to maintain drainage structure in operable condition.

Structural:

1. All cast in place concrete shall be mixed and placed in accordance with the requirements of ACI 318 and ACI 301, and shall have a 28 day minimum compressive strength of 4000 PSI. Concrete shall be placed against undisturbed soil unless otherwise noted. Minimum concrete cover shall be 3 inches.

2. Each new communication tower must be designed and constructed so that in the event a tower falls it will collapse only within the property lines of the lot on which the tower is located. All applications for development approval shall provide verification of compliance with this design requirement from an engineer registered by the State of Florida. In addition, the construction of new communication towers shall comply with all county construction codes.

3. All reinforcing steel shall conform to ASTM 615 grade 60, deformed billet steel bars. Welded wire fabric reinforcing shall conform to ASTM A185.

Florida Building Code 6th Edition (2017)
FBC Specifications: Risk Category II
TIA Specifications: Structure Class = 2; Exposure = C; Topographic Category 1
Wind Loads (ASCE 7-10)
124 mph ultimate design wind speed per FBC 6th Edition (2017)
96 mph nominal design wind speed per FBC 6th Edition (2017)

Site Notes:

1. All Telecommunications Towers (Towers), Antennas, and Equipment shall comply with the Alachua County Comprehensive Plan and Land Development Regulations; all applicable sire safety codes, building codes, and technical codes adopted by Alachua County; all applicable federal and state regulations; and FAA and FCC.

2. The Tower will be designed at a maximum height of 199 feet above ground level.

3. The Communications Tower shall be designed so that in the event the Tower falls, it shall collapse only within the property lines of the parent parcel.

4. The Communications Tower and Communications Antennae must meet the radiation emission standards set by the FCC.

5. Security Barrier. All ground mounted equipment for PWSF (Personal Wireless Services Facilities) facilities shall be secured with locked gate and chain link fence or masonry wall of at least six (6) feet in height from finished grade. The security barrier shall be maintained by the operator of the PWSF or tower for the life of the installation.

6. Illumination. Communications Towers Shall not be required to be artificially lighted except to assure human safety or as required by the Federal Aviation Administration.

7. Finished Color. Communications Towers not requiring FAA painting/marking shall have a galvanized finish or be painted in a neutral color.

8. Abandoned and Removal. Any PWSF that is not operated for a continuous period of Eighteen (18) months shall be considered abandoned, and the owner of such PWSF shall remove same within ninety (90) days of notice to the Alachua County Office of Codes Enforcement that the PWSF is abandoned. If such PWSF is not removed within said ninety (90) days, Alachua County may have the PWSF removed at the PWSF owner's expense.

9. Parking and Traffic. Traffic to the Tower Site is approximately one trip per carrier per month. Areas sufficient for the temporary off-street parking of one vehicle shall be provided.

10. Utilities. Tower shall not require any water, wastewater, or solid waste disposal.

11. Tree Protection - Trees shall be protected equal to the area of the drip line. Protective barriers shall remain in place and intact until construction is completed. Appropriate permits shall be obtained prior to the start of any construction activity.

12. Signs - a weather-proof plaque mounted at eye level at or near the PWSF or structure identifying the carriers and dates of permit approval for all antennas on the structure and the location of the county office where further information can be obtained. Any signs required by the FCC or FAA are also allowed. No other signage shall be permitted on any PWSF.

13. Airport Impacts. All PWSFs must comply with Alachua County Airport Impact Regulations found in article VII of chapter 405.

MARC P. MAIER
LICENSE
No. 72513
STATE OF
FLORIDA
PROFESSIONAL ENGINEER

REV	DATE	DESCRIPTION
A	03/07/19	PRELIMINARY ZDs REV "A"
B	09/04/19	PRELIMINARY ZDs REV "B"
C	09/27/19	PRELIMINARY ZDs REV "C"
0	11/06/19	ISSUED ZDs REV 0

USA ENG PROJECT NO.: –

DRAWN BY:	CHECKED BY:
BMF	MM

VERTEX DEVELOPMENT, LLC
405 SOUTH DALE MABRY
SUITE 244
TAMPA, FLORIDA 33609
PH: (813) 335-4768

EXPERT CONSTRUCTION MANAGERS, INC.
815 SOUTH KINGS AVENUE
BRANDON, FLORIDA 33511
PH: (813) 657-7810

PREPARED BY:
USA ENGINEERING
2818 CYPRESS RIDGE BOULEVARD
SUITE 110
WESLEY CHAPEL, FL 33544
(813) 994-0365
FL COA #31705

This item has been electronically signed and sealed by Marc P. Maier, P.E., FL License #72513 using a Digital Signature.

Printed Copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

Nov 06 2019

MARC MAIER, PE
FL PROFESSIONAL ENGINEER LIC. # 72513

EARLETON
FL-5269

NE 194TH STREET
WALDO, FLORIDA 32694
ALACHUA COUNTY

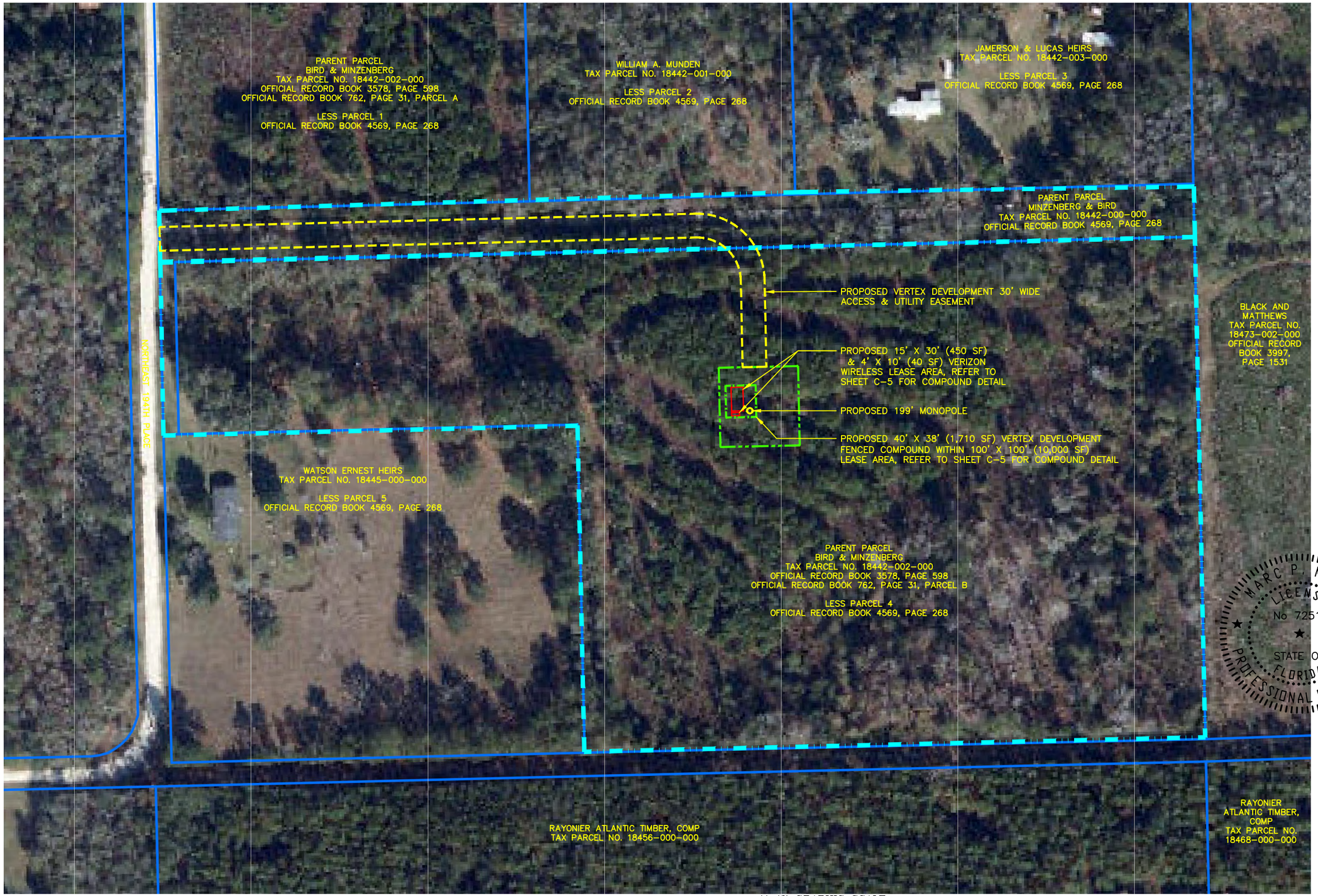
SHEET DESCRIPTION

GENERAL NOTES

SHEET NUMBER

N-1

USA Engineering – T:\00-2019 PROJECTS\25-Vertex Development\Earleton_FL-5269\Design\EARLETON_FL-5269_ZD.dwg November 6, 2019 10:22:37 AM brandonf



TRUE NORTH

11x17 GRAPHIC SCALE

0 100 200 400

(IN FEET)

1 / A-1 **OVERALL AERIAL**

11x17 SCALE: 1" = 200'
24x36 SCALE: 1" = 100'

REV	DATE	DESCRIPTION
A	03/07/19	PRELIMINARY ZDs REV "A"
B	09/04/19	PRELIMINARY ZDs REV "B"
C	09/27/19	PRELIMINARY ZDs REV "C"
0	11/06/19	ISSUED ZDs REV 0

USA ENG PROJECT NO.: –

DRAWN BY:	CHECKED BY:
BMF	MM

VERTEX DEVELOPMENT, LLC
405 SOUTH DALE MABRY
SUITE 244
TAMPA, FLORIDA 33609
PH: (813) 335-4768

EXPERT CONSTRUCTION MANAGERS, INC.
815 SOUTH KINGS AVENUE
BRANDON, FLORIDA 33511
PH: (813) 657-7810

PREPARED BY:
USA ENGINEERING
2818 CYPRESS RIDGE BOULEVARD
SUITE 110
WESLEY CHAPEL, FL 33544
(813) 994-0365
FL COA #31705

MARC P. MAIER
LICENSE
No 72513
STATE OF FLORIDA
PROFESSIONAL ENGINEER

This item has been electronically signed and sealed by Marc P. Maier, P.E., FL License #72513 using a Digital Signature.

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Nov 06 2019

MARC MAIER, PE
FL PROFESSIONAL ENGINEER LIC. # 72513

EARLETON
FL-5269

NE 194TH STREET
WALDO, FLORIDA 32694
ALACHUA COUNTY

SHEET DESCRIPTION

OVERALL AERIAL

SHEET NUMBER

A-1

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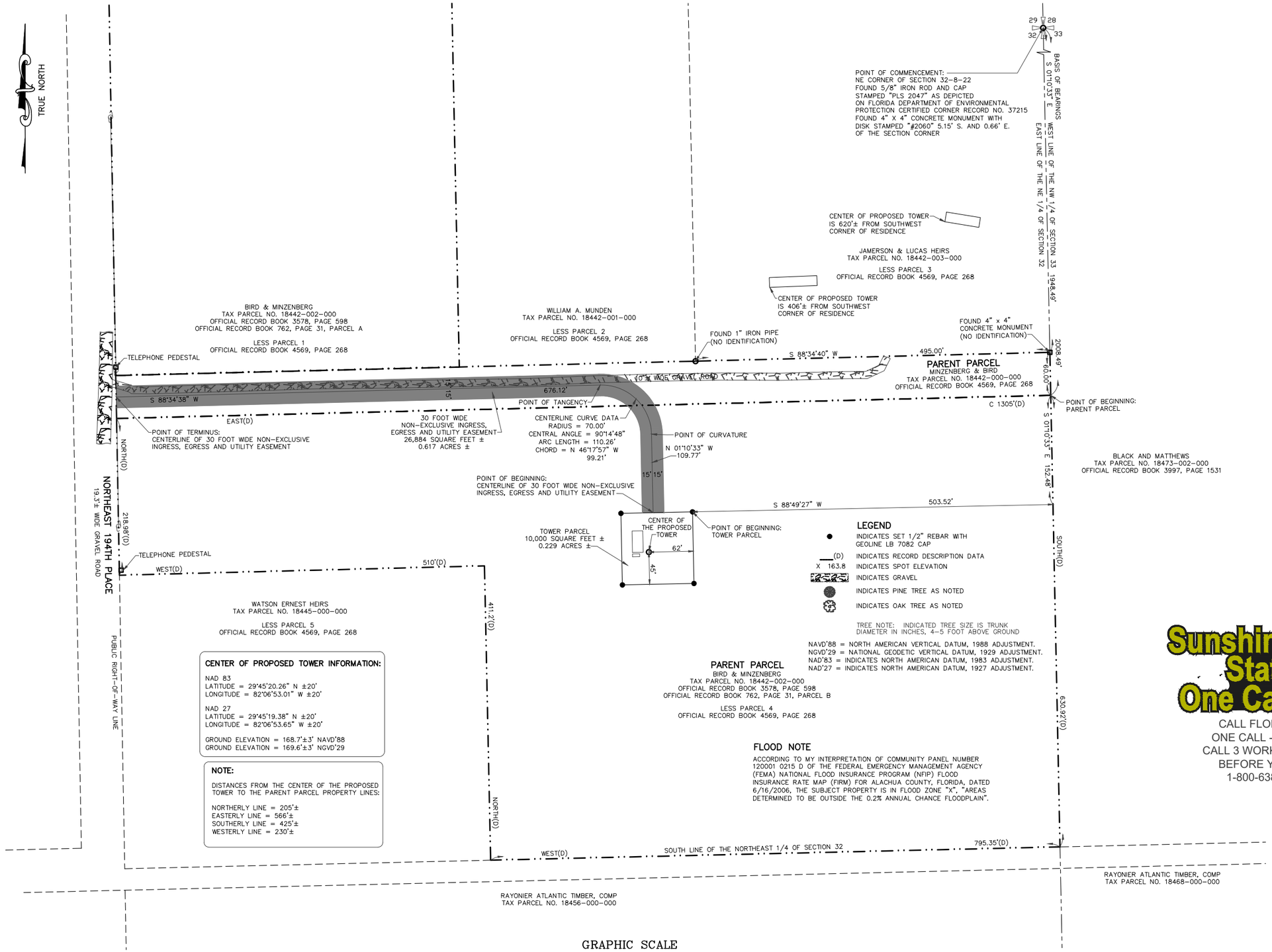

1 C-1 **OVERALL SITE PLAN**

11X17 SCALE: 1" = 140'
24X36 SCALE: 1" = 70'

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REV	DATE	DESCRIPTION
A	03/07/19	PRELIMINARY ZDs REV "A"
B	09/04/19	PRELIMINARY ZDs REV "B"
C	09/27/19	PRELIMINARY ZDs REV "C"
0	11/06/19	ISSUED ZDs REV 0

USA ENG PROJECT NO.: –

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405 SOUTH DALE MABRY
SUITE 244
TAMPA, FLORIDA 33609
PH: (813) 335-4768

EXPERT CONSTRUCTION MANAGERS, INC.
815 SOUTH KINGS AVENUE
BRANDON, FLORIDA 33511
PH: (813) 657-7810

PREPARED BY:
USA ENGINEERING
2818 CYPRESS RIDGE BOULEVARD
SUITE 110
WESLEY CHAPEL, FL 33544
(813) 994-0365
FL COA #31705

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Nov 06 2019

MARC MAIER, PE
FL PROFESSIONAL ENGINEER LIC. # 72513

EARLETON
FL-5269

NE 194TH STREET
WALDO, FLORIDA 32694
ALACHUA COUNTY

SHEET DESCRIPTION

OVERALL EXISTING SITE PLAN

SHEET NUMBER

C-1

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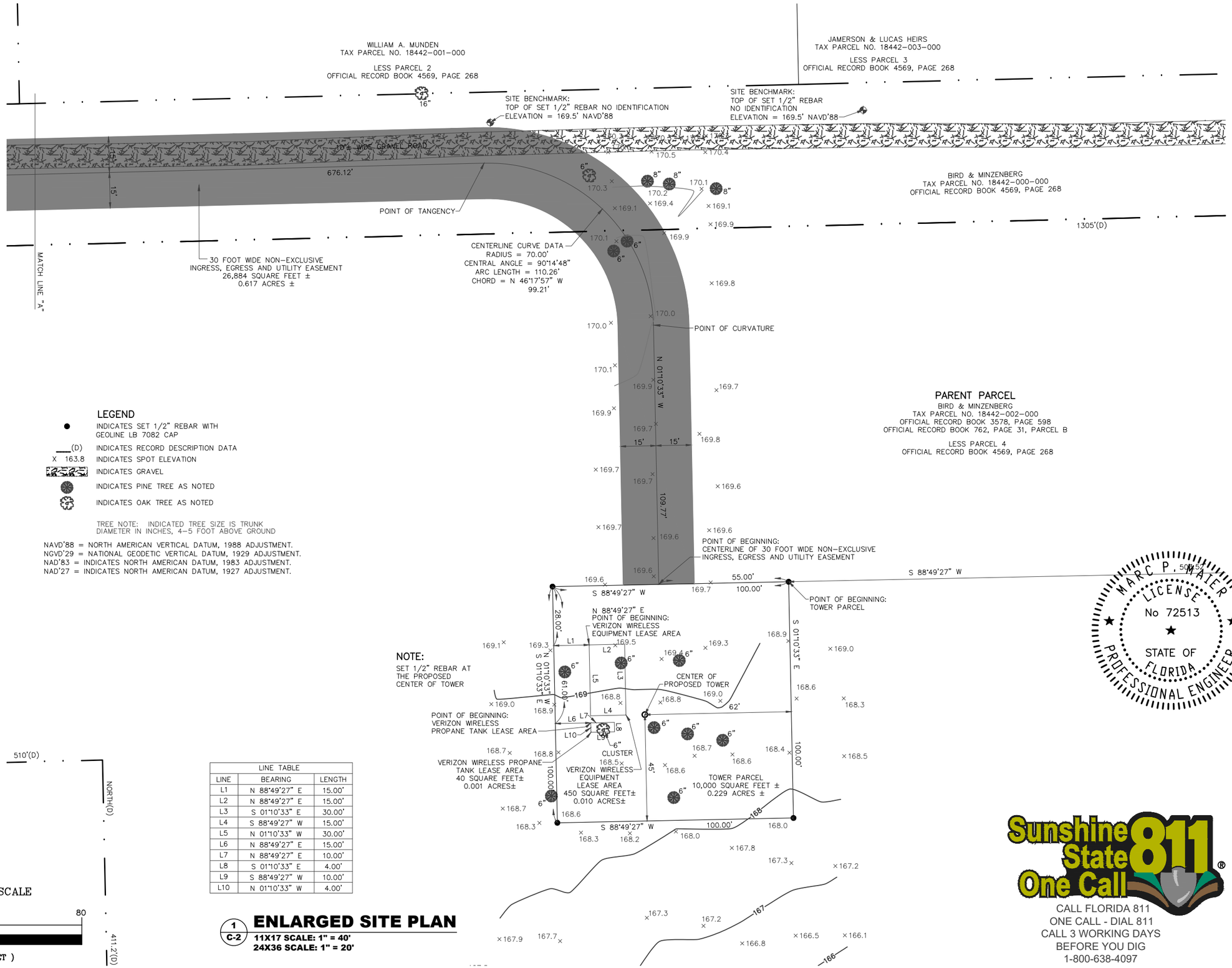

LEGEND

- ● INDICATES SET 1/2" REBAR WITH GEOLINE LB 7082 CAP
- ___(D) INDICATES RECORD DESCRIPTION DATA
- X 163.8 INDICATES SPOT ELEVATION
- INDICATES GRAVEL
- INDICATES PINE TREE AS NOTED
- INDICATES OAK TREE AS NOTED

TREE NOTE: INDICATED TREE SIZE IS TRUNK DIAMETER IN INCHES, 4-5 FOOT ABOVE GROUND

NAVD'88 = NORTH AMERICAN VERTICAL DATUM, 1988 ADJUSTMENT.
NGVD'29 = NATIONAL GEODETIC VERTICAL DATUM, 1929 ADJUSTMENT.
NAD'83 = INDICATES NORTH AMERICAN DATUM, 1983 ADJUSTMENT.
NAD'27 = INDICATES NORTH AMERICAN DATUM, 1927 ADJUSTMENT.

NOTE:
SET 1/2" REBAR AT THE PROPOSED CENTER OF TOWER

LINE TABLE		
LINE	BEARING	LENGTH
L1	N 88°49'27" E	15.00'
L2	N 88°49'27" E	15.00'
L3	S 01°10'33" E	30.00'
L4	S 88°49'27" W	15.00'
L5	N 01°10'33" W	30.00'
L6	N 88°49'27" E	15.00'
L7	N 88°49'27" E	10.00'
L8	S 01°10'33" E	4.00'
L9	S 88°49'27" W	10.00'
L10	N 01°10'33" W	4.00'

1 / C-2 ENLARGED SITE PLAN

11X17 SCALE: 1" = 40'
24X36 SCALE: 1" = 20'

REV	DATE	DESCRIPTION
A	03/07/19	PRELIMINARY ZDs REV "A"
B	09/04/19	PRELIMINARY ZDs REV "B"
C	09/27/19	PRELIMINARY ZDs REV "C"
0	11/06/19	ISSUED ZDs REV 0

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WESLEY CHAPEL, FL 33544
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MARC P. MAIER LICENSE No 72513 STATE OF FLORIDA PROFESSIONAL ENGINEER

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Nov 06 2019

MARC MAIER, PE
FL PROFESSIONAL ENGINEER LIC. # 72513

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WALDO, FLORIDA 32694
ALACHUA COUNTY

SHEET DESCRIPTION
ENLARGED EXISTING SITE PLAN

SHEET NUMBER
C-2

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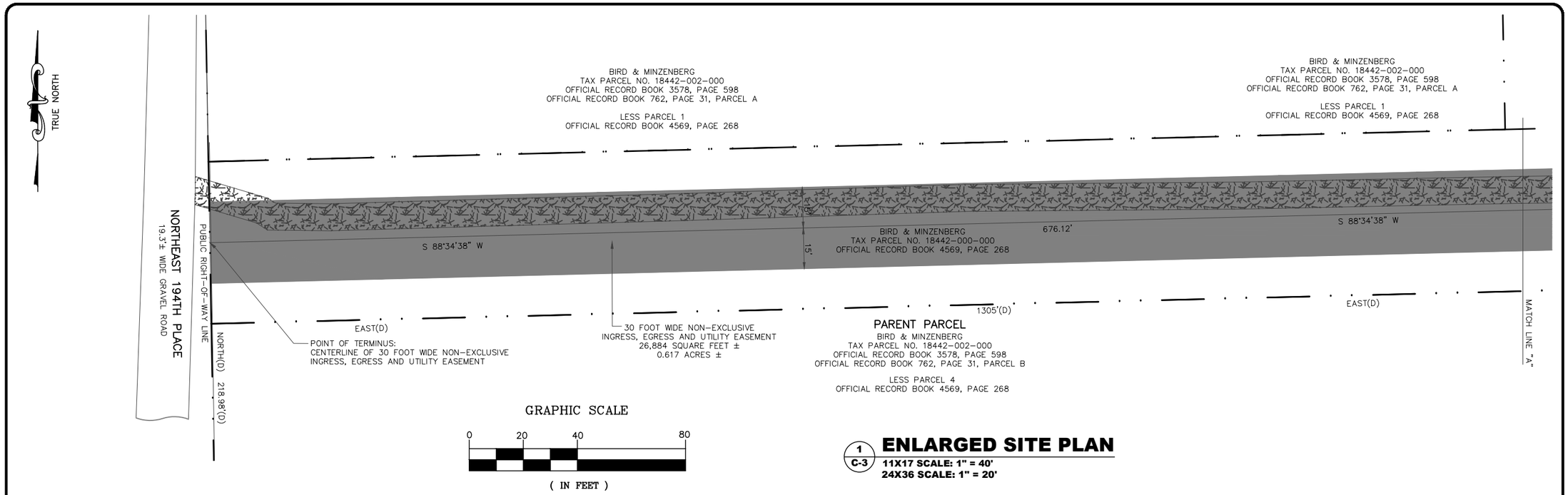

1 C-3

ENLARGED SITE PLAN

11X17 SCALE: 1" = 40'
24X36 SCALE: 1" = 20'

PROPERTY DESCRIPTIONS:

PARENT PARCEL (TAX PARCEL NO. 18442-002-000)
(A PORTION OF OFFICIAL RECORD BOOK 3578, PAGE 598)

COM NE CORNER OF SEC RUN S 2008.49 FT TO POB S 630.92 FT W 795.38 FT N 411.2 FT W 510 FT N 218.98 FT E 1305 FT TO POB

(PRIOR DEED, OFFICIAL RECORD BOOK 762, PAGE 31, PARCEL B)

A PARCEL OF LAND LOCATED IN SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA DESCRIBED AS FOLLOWS:

COMMENCE AT A CONCRETE MONUMENT LOCATED AT THE NORTHEAST CORNER OF SAID SECTION 32 AND RUN THENCE SOUTH 00°37'47" WEST ALONG THE SECTION LINE A DISTANCE OF 2008,49 FEET TO THE CONCRETE MONUMENT FOR A POINT OF BEGINNING . FROM THIS POINT OF BEGINNING CONTINUE SOUTH 00'37'47" WEST ALONG THE SECTION LINE A DISTANCE OF 630.92 FEET TO A CONCRETE MONUMENT; THENCE RUN NORTH 89'31'54" WEST A DISTANCE OF 795.38 FEET TO A CONCRETE MONUMENT; THENCE RUN NORTH 00'36'30" EAST A DISTANCE OF 411.2 FEET TO A CONCRETE MONUMENT; THENCE RUN NORTH 89'40' WEST A DISTANCE OF 510.0 FEET TO A CONCRETE MONUMENT; THENCE RUN NORTH 00'46' EAST A DISTANCE OF 218.98 FEET TO A CONCRETE MONUMENT; THENCE RUN SOUTH 89'37' EAST A DISTANCE OF 1305.0 FEET TO THE CONCRETE MONUMENT AT THE POINT OF BEGINNING.

PARENT PARCEL (TAX PARCEL NO. 18442-000-000)
(OFFICIAL RECORD BOOK 4569, PAGE 268)

THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA;

LESS PARCEL 1 PER O.R. BOOK 3578, PAGE 598 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA: A PARCEL OF LAND LOCATED IN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA, DESCRIBED AS FOLLOWS: COMMENCE AT THE NORTHEAST CORNER OF SAID SECTION 32 AND RUN THENCE SOUTH 00 DEGREES 37'47" WEST ALONG THE EAST LINE OF SAID SECTION 32 A DISTANCE OF 1318.91 FEET TO A CONCRETE MONUMENT, THENCE RUN NORTH 89 DEGREES 39'50" WEST A DISTANCE OF 825 FEET TO THE POINT OF BEGINNING. FROM THIS POINT OF BEGINNING, RUN SOUTH 00 DEGREES 37'47" WEST A DISTANCE OF 628.93 FEET TO A CONCRETE MONUMENT LOCATED ON THE NORTHERLY RIGHT-OF-WAY LINE OF A 60-FOOT ROAD, THENCE SOUTH 89 DEGREES 37'00" WEST ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 479.86 FEET, THENCE NORTH 628.55 FEET, THENCE RUN NORTH 00 DEGREES 37'47" EAST A DISTANCE OF 478.36 FEET TO THE IRON PIPE AT THE POINT OF BEGINNING.

LESS PARCEL 2 PER O.R. BOOK 2632, PAGE 246 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA: A PARCEL OF LAND LOCATED IN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA, DESCRIBED AS FOLLOWS: COMMENCE AT THE NORTHEAST CORNER OF SAID SECTION 32 AND RUN THENCE SOUTH 00 DEGREES 37'47" WEST ALONG THE EAST LINE OF SAID SECTION 32 A DISTANCE OF 1318.91 FEET TO A CONCRETE MONUMENT; THENCE RUN NORTH 89 DEGREES 39'50" WEST A DISTANCE OF 495.0 FEET TO AN IRON PIPE FOR THE POINT OF BEGINNING. FROM THIS POINT OF BEGINNING, CONTINUE NORTH 89 DEGREES 39'50" WEST A DISTANCE OF 330.0 FEET TO A CONCRETE MONUMENT, THENCE RUN SOUTH 00 DEGREES 37'47" WEST A DISTANCE OF 628.93 FEET TO A CONCRETE MONUMENT LOCATED ON THE NORTHERLY RIGHT-OF-WAY LINE OF A 60-FOOT ROAD; THENCE RUN SOUTH 89 DEGREES 37'00" EAST ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 330.0 FEET TO AN IRON PIPE; THENCE RUN NORTH 00 DEGREES 37'47" EAST A DISTANCE OF 629.19 FEET TO THE IRON PIPE AT THE POINT OF BEGINNING

PROPERTY DESCRIPTIONS CONTINUED:

LESS PARCEL 3 PER O.R. BOOK 741, PAGE 127 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA: COMMENCE AT THE NE CORNER OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST AND RUN SOUTH 0'37'47" WEST, ALONG THE EAST LINE OF SAID SECTION, 1318.91 FEET TO THE POINT OF BEGINNING. THENCE CONTINUE SOUTH 0'37'47" WEST, ALONG THE EAST LINE OF SAID SECTION, 629.58 FEET TO THE NORTH RIGHT-OF-WAY OF A 60 FOOT ROAD; THENCE RUN NORTH 89'37' WEST, ALONG SAID RIGHT-OF-WAY, 495 FEET; THENCE RUN NORTH 0'37'47" EAST, 629.19 FEET; THENCE RUN SOUTH 89'39'50" EAST, 495 FEET TO THE POINT OF BEGINNING. BEING AND LYING IN SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA, BEING ALSO KNOWN AS PARCELS 1, 2 AND 3 OF A SURVEY OF SAID SECTION 32 BY PERRY C. MCGRIFF COMPANY, REGISTERED LAND SURVEYORS WHICH SURVEY IS DATED DECEMBER 15, 1969.

LESS PARCEL 4 PER O.R. BOOK 3578, PAGE 598 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA: COMMENCE AT THE N.E. CORNER OF SECTION 32-T8S-R22E AND RUN S 0'37'47" W, ALONG THE EAST LINE OF SAID SECTION, 2008.49' TO THE POINT OF BEGINNING. THENCE CONTINUE S 0'37'47" W, 630.92'; THENCE RUN N 89'31'54" W, 795.38'; THENCE RUN N 0'36'30" E, 411.2'; THENCE RUN N 89'40' W, 510' TO THE EAST RIGHT-OF-WAY OF A ROAD; THENCE RUN N 0'46' E, ALONG SAID RIGHT-OF-WAY, 218.98' TO THE SOUTH RIGHT-OF-WAY OF A 60' ROAD; THENCE RUN S 89'37' E, ALONG SAID RIGHT-OF-WAY, 1305.0' TO THE POINT OF BEGINNING.
BEING AND LYING IN SECTION 32-T8S-R22E, ALACHUA COUNTY, FLORIDA

LESS PARCEL 5 PER O.R. BOOK 773, PAGE 32 OF THE PUBLIC RECORDS OF ALACHUA COUNTY: FIVE (5) ACRES OF LAND LYING IN SQUARE BODY IN THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, MEASURING 466 FEET ON EACH SIDE, ALACHUA COUNTY, FLORIDA.

PARCEL IDENTIFICATION NUMBER: A PORTION OF 18442-000-000.

TOWER PARCEL
(PREPARED BY GEOLINE SURVEYING, INC.)

THAT PART OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA, SITUATED IN THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, SAID ALACHUA COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT AN 5/8" IRON ROD AND CAP STAMPED "PLS 2047" AT THE NORTHEAST CORNER OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA (AS DEPICTED ON FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION CERTIFIED CORNER RECORD NO. 37215); THENCE SOUTH 01'10'33" EAST ALONG THE EAST LINE OF SAID NORTHEAST 1/4 FOR 1948.49 FEET TO AN 4" X 4" CONCRETE MONUMENT "NO IDENTIFICATION" AT THE NORTHEAST CORNER OF THE "MINZENBERG AND BIRD" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 4569, PAGE 268 OF THE PUBLIC RECORDS OF SAID ALACHUA COUNTY; THENCE CONTINUE SOUTH 01'10'33" EAST ALONG SAID EAST LINE AND ALONG THE EASTERLY LINE OF SAID "MINZENBERG AND BIRD" PARCEL FOR 60.00 FEET TO THE SOUTHEAST CORNER OF SAID "MINZENBERG AND BIRD" PARCEL, AND THE NORTHEAST CORNER OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF SAID PUBLIC RECORDS; THENCE CONTINUE SOUTH 01'10'33" EAST ALONG SAID EAST LINE AND ALONG THE EAST LINE OF SAID "MINZENBERG AND BIRD" PARCEL 152.48 FEET;

PROPERTY DESCRIPTIONS CONTINUED:

THENCE SOUTH 88'49'27" WEST FOR 503.52 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 01'10'33" EAST FOR 100.00 FEET; THENCE SOUTH 88'49'27" WEST FOR 100.00 FEET; THENCE NORTH 01'10'33" WEST FOR 100.00 FEET; THENCE NORTH 88'49'27" EAST FOR 100.00 FEET TO SAID POINT OF BEGINNING.

CONTAINING 10,000 SQUARE FEET (0.229 ACRES), MORE OR LESS.

30 FOOT WIDE NON-EXCLUSIVE INGRESS, EGRESS AND UTILITY EASEMENT
(PREPARED BY GEOLINE SURVEYING, INC.)

THAT PART OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA, AND THE "MINZENBERG AND BIRD" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 4569, PAGE 268 OF SAID PUBLIC RECORDS, SITUATED IN THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST OF SAID COUNTY, LYING WITHIN 15 FEET OF BOTH SIDES OF A CENTERLINE BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT AN 5/8" IRON ROD AND CAP STAMPED "PLS 2047" AT THE NORTHEAST CORNER OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA (AS DEPICTED ON FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION CERTIFIED CORNER RECORD NO. 37215); THENCE SOUTH 01'10'33" EAST ALONG THE EAST LINE OF SAID NORTHEAST 1/4 FOR 1948.49 FEET TO AN 4" X 4" CONCRETE MONUMENT "NO IDENTIFICATION" AT THE NORTHEAST CORNER OF THE "MINZENBERG AND BIRD" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 4569, PAGE 268 OF THE PUBLIC RECORDS OF SAID ALACHUA COUNTY; THENCE CONTINUE SOUTH 01'10'33" EAST ALONG SAID EAST LINE AND ALONG THE EASTERLY LINE OF SAID "MINZENBERG AND BIRD" PARCEL FOR 60.00 FEET TO THE SOUTHEAST CORNER OF SAID "MINZENBERG AND BIRD" PARCEL, AND THE NORTHEAST CORNER OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF SAID PUBLIC RECORDS; THENCE CONTINUE SOUTH 01'10'33" EAST ALONG SAID EAST LINE AND ALONG THE EAST LINE OF SAID "BIRD AND MINZENBERG" PARCEL 152.48 FEET; THENCE SOUTH 88'49'27" WEST FOR 503.52 FEET TO THE NORTHEAST CORNER OF AN 100 FOOT BY 100 FOOT TOWER PARCEL; THENCE CONTINUE SOUTH 88'49'27" WEST ALONG THE NORTH LINE OF SAID TOWER PARCEL FOR 55.00 FEET TO THE POINT OF BEGINNING OF THE CENTERLINE OF THE HEREIN DESCRIBED 30 FOOT WIDE NON-EXCLUSIVE INGRESS, EGRESS AND UTILITY EASEMENT; THENCE NORTH 01'10'33" WEST FOR 109.77 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 70.00 FEET, A CENTRAL ANGLE OF 90'14'48", AND A CHORD OF 99.21 FEET THAT BEARS NORTH 46'17'57" WEST; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE FOR 110.26 FEET TO A POINT OF TANGENCY; THENCE SOUTH 88'34'38" WEST FOR 676.12 FEET TO AN INTERSECTION WITH THE WESTERLY LINE OF SAID "MINZENBERG AND BIRD" PARCEL, AND THE EASTERLY RIGHT-OF-WAY LINE OF NORTHEAST 194TH PLACE, AND THE POINT OF TERMINUS OF THE HEREIN DESCRIBED CENTERLINE.

CONTAINING 26,884 SQUARE FEET (0.617 ACRES), MORE OR LESS.

VERIZON WIRELESS EQUIPMENT LEASE AREA
(PREPARED BY GEOLINE SURVEYING, INC.)

THAT PART OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA, SITUATED IN THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, SAID ALACHUA COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PROPERTY DESCRIPTIONS CONTINUED:

COMMENCE AT AN 5/8" IRON ROD AND CAP STAMPED "PLS 2047" AT THE NORTHEAST CORNER OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA (AS DEPICTED ON FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION CERTIFIED CORNER RECORD NO. 37215); THENCE SOUTH 01'10'33" EAST ALONG THE EAST LINE OF SAID NORTHEAST 1/4 FOR 1948.49 FEET TO AN 4" X 4" CONCRETE MONUMENT "NO IDENTIFICATION" AT THE NORTHEAST CORNER OF THE "MINZENBERG AND BIRD" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 4569, PAGE 268 OF THE PUBLIC RECORDS OF SAID ALACHUA COUNTY; THENCE CONTINUE SOUTH 01'10'33" EAST ALONG SAID EAST LINE AND ALONG THE EASTERLY LINE OF SAID "MINZENBERG AND BIRD" PARCEL FOR 60.00 FEET TO THE SOUTHEAST CORNER OF SAID "MINZENBERG AND BIRD" PARCEL, AND THE NORTHEAST CORNER OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF SAID PUBLIC RECORDS; THENCE CONTINUE SOUTH 01'10'33" EAST ALONG SAID EAST LINE AND ALONG THE EAST LINE OF SAID "BIRD AND MINZENBERG" PARCEL 152.48 FEET; THENCE SOUTH 88'49'27" WEST FOR 503.52 FEET TO THE NORTHEAST CORNER OF AN 100 FOOT BY 100 FOOT TOWER PARCEL; THENCE CONTINUE SOUTH 88'49'27" WEST ALONG THE NORTH LINE OF SAID TOWER PARCEL FOR 100.00 FEET TO THE NORTHWEST CORNER OF SAID TOWER PARCEL; THENCE SOUTH 01'10'33" EAST ALONG THE WEST LINE OF SAID TOWER PARCEL FOR 25.00 FEET; THENCE NORTH 88'49'27" EAST FOR 15.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE NORTH 88'49'27" EAST FOR 15.00 FEET; THENCE SOUTH 01'10'33" EAST FOR 30.00 FEET; THENCE SOUTH 88'49'27" WEST FOR 15.00 FEET; THENCE NORTH 01'10'33" WEST FOR 30.00 FEET TO SAID POINT OF BEGINNING.

CONTAINING 450 SQUARE FEET (0.010 ACRES), MORE OR LESS.

VERIZON WIRELESS PROPANE TANK LEASE AREA
(PREPARED BY GEOLINE SURVEYING, INC.)

THAT PART OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA, SITUATED IN THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, SAID ALACHUA COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT AN 5/8" IRON ROD AND CAP STAMPED "PLS 2047" AT THE NORTHEAST CORNER OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA (AS DEPICTED ON FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION CERTIFIED CORNER RECORD NO. 37215); THENCE SOUTH 01'10'33" EAST ALONG THE EAST LINE OF SAID NORTHEAST 1/4 FOR 1948.49 FEET TO AN 4" X 4" CONCRETE MONUMENT "NO IDENTIFICATION" AT THE NORTHEAST CORNER OF THE "MINZENBERG AND BIRD" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 4569, PAGE 268 OF THE PUBLIC RECORDS OF SAID ALACHUA COUNTY; THENCE CONTINUE SOUTH 01'10'33" EAST ALONG SAID EAST LINE AND ALONG THE EASTERLY LINE OF SAID "MINZENBERG AND BIRD" PARCEL FOR 60.00 FEET TO THE SOUTHEAST CORNER OF SAID "MINZENBERG AND BIRD" PARCEL, AND THE NORTHEAST CORNER OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF SAID PUBLIC RECORDS; THENCE CONTINUE SOUTH 01'10'33" EAST ALONG SAID EAST LINE AND ALONG THE EAST LINE OF SAID "BIRD AND MINZENBERG" PARCEL 152.48 FEET; THENCE SOUTH 88'49'27" WEST FOR 503.52 FEET TO THE NORTHEAST CORNER OF AN 100 FOOT BY 100 FOOT TOWER PARCEL; THENCE CONTINUE SOUTH 88'49'27" WEST ALONG THE NORTH LINE OF SAID TOWER PARCEL FOR 100.00 FEET TO THE NORTHWEST CORNER OF SAID TOWER PARCEL; THENCE SOUTH 01'10'33" EAST ALONG THE WEST LINE OF SAID TOWER PARCEL FOR 58.00 FEET; THENCE NORTH 88'49'27" EAST FOR 15.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE NORTH 88'49'27" EAST FOR 10.00 FEET; THENCE SOUTH 01'10'33" EAST FOR 4.00 FEET; THENCE SOUTH 88'49'27" WEST FOR 10.00 FEET; THENCE NORTH 01'10'33" WEST FOR 4.00 FEET TO SAID POINT OF BEGINNING.

CONTAINING 40 SQUARE FEET (0.001 ACRES), MORE OR LESS.

REV	DATE	DESCRIPTION
A	03/07/19	PRELIMINARY ZDs REV "A"
B	09/04/19	PRELIMINARY ZDs REV "B"
C	09/27/19	PRELIMINARY ZDs REV "C"
0	11/06/19	ISSUED ZDs REV 0

USA ENG PROJECT NO.: –

DRAWN BY:	CHECKED BY:
BMF	MM

VERTEX DEVELOPMENT, LLC
405 SOUTH DALE MABRY
SUITE 244
TAMPA, FLORIDA 33609
PH: (813) 335-4768

EXPERT CONSTRUCTION MANAGERS, INC.
815 SOUTH KINGS AVENUE
BRANDON, FLORIDA 33511
PH: (813) 657-7810

PREPARED BY:
USA ENGINEERING
2818 CYPRESS RIDGE BOULEVARD
SUITE 110
WESLEY CHAPEL, FL 33544
(813) 994-0365
FL COA #31705

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Nov 06 2019

MARC MAIER, PE
FL PROFESSIONAL ENGINEER LIC. # 72513

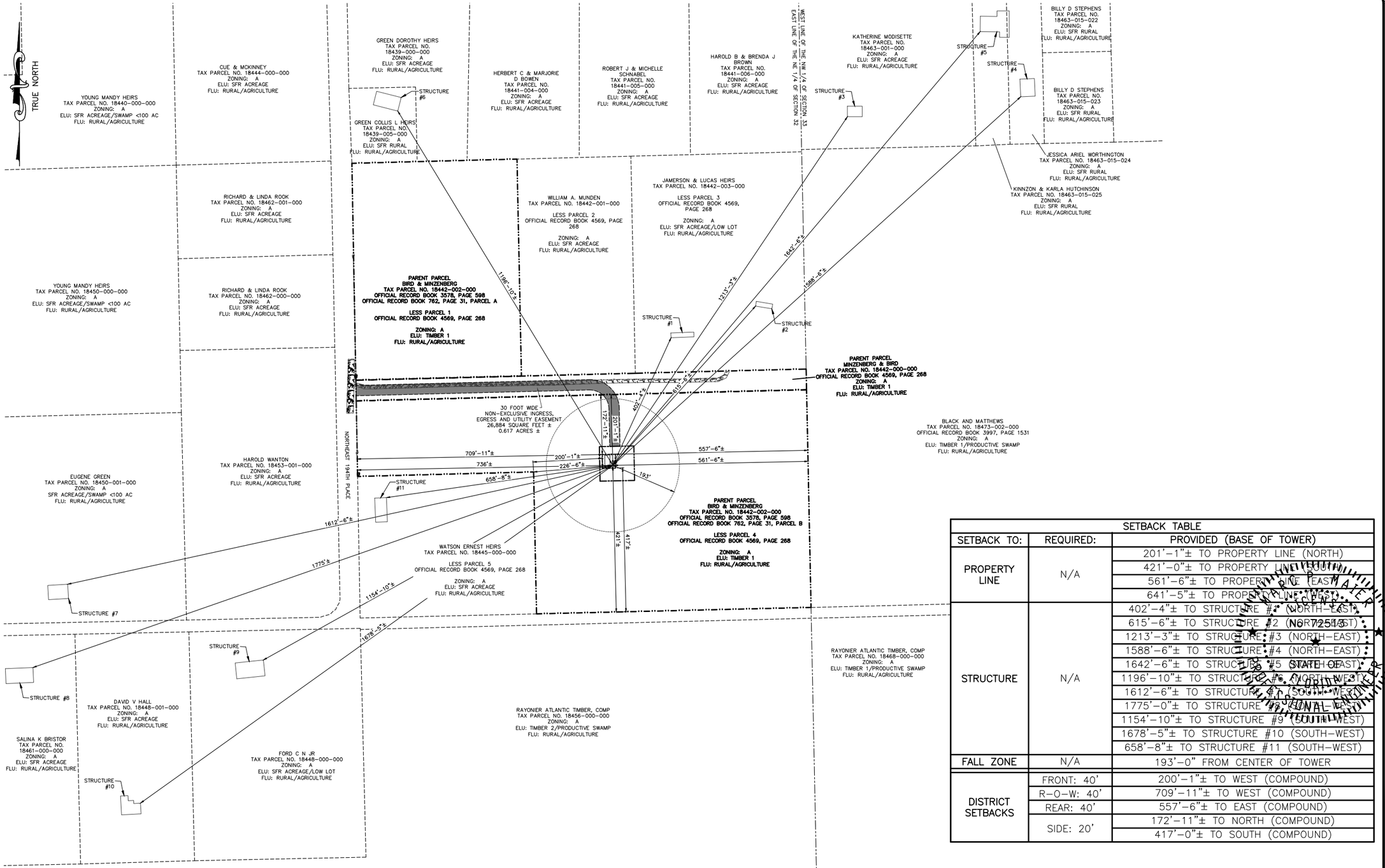
EARLETON
FL-5269

NE 194TH STREET
WALDO, FLORIDA 32694
ALACHUA COUNTY

SHEET DESCRIPTION
ENLARGED EXISTING SITE PLAN

SHEET NUMBER
C-3

USA Engineering – T:\00-2019 PROJECTS\25-Vertex Development\Earleton_FL-5269\Design\EARLETON_FL-5269_ZD.dwg November 6, 2019 10:22:42 AM brandonf



GRAPHIC SCALE

0 140 280 560

(IN FEET)

1 C-4 SETBACK PLAN

11X17 SCALE: 1" = 280'
24X36 SCALE: 1" = 140'

SETBACK TABLE		
SETBACK TO:	REQUIRED:	PROVIDED (BASE OF TOWER)
PROPERTY LINE	N/A	201'-1"± TO PROPERTY LINE (NORTH)
		421'-0"± TO PROPERTY LINE (SOUTH)
		561'-6"± TO PROPERTY LINE (EAST)
		641'-5"± TO PROPERTY LINE (WEST)
STRUCTURE	N/A	402'-4"± TO STRUCTURE #1 (NORTH-EAST)
		615'-6"± TO STRUCTURE #2 (NORTH-EAST)
		1213'-3"± TO STRUCTURE #3 (NORTH-EAST)
		1588'-6"± TO STRUCTURE #4 (NORTH-EAST)
		1642'-6"± TO STRUCTURE #5 (NORTH-EAST)
		1196'-10"± TO STRUCTURE #6 (NORTH-WEST)
		1612'-6"± TO STRUCTURE #7 (SOUTH-WEST)
		1775'-0"± TO STRUCTURE #8 (SOUTH-WEST)
		1154'-10"± TO STRUCTURE #9 (SOUTH-WEST)
		1678'-5"± TO STRUCTURE #10 (SOUTH-WEST)
		658'-8"± TO STRUCTURE #11 (SOUTH-WEST)
FALL ZONE	N/A	193'-0" FROM CENTER OF TOWER
DISTRICT SETBACKS	FRONT: 40'	200'-1"± TO WEST (COMPOUND)
	R-O-W: 40'	709'-11"± TO WEST (COMPOUND)
	REAR: 40'	557'-6"± TO EAST (COMPOUND)
	SIDE: 20'	172'-11"± TO NORTH (COMPOUND)
		417'-0"± TO SOUTH (COMPOUND)

REV	DATE	DESCRIPTION
A	03/07/19	PRELIMINARY ZDs REV "A"
B	09/04/19	PRELIMINARY ZDs REV "B"
C	09/27/19	PRELIMINARY ZDs REV "C"
0	11/06/19	ISSUED ZDs REV 0

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405 SOUTH DALE MABRY
SUITE 244
TAMPA, FLORIDA 33609
PH: (813) 335-4768

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815 SOUTH KINGS AVENUE
BRANDON, FLORIDA 33511
PH: (813) 657-7810

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2818 CYPRESS RIDGE BOULEVARD
SUITE 110
WESLEY CHAPEL, FL 33544
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EARLETON
FL-5269

NE 194TH STREET
WALDO, FLORIDA 32694
ALACHUA COUNTY

SHEET DESCRIPTION

SETBACK PLAN

SHEET NUMBER

C-4

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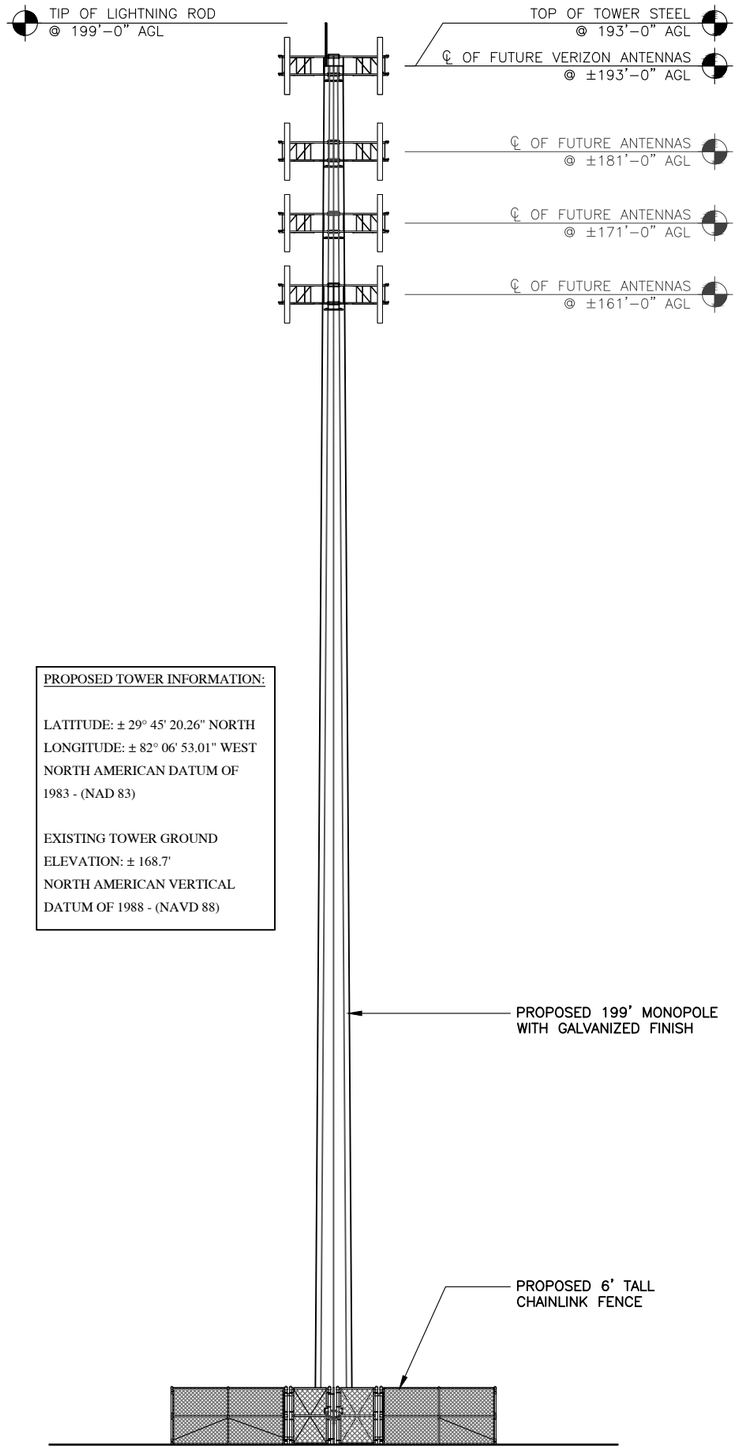


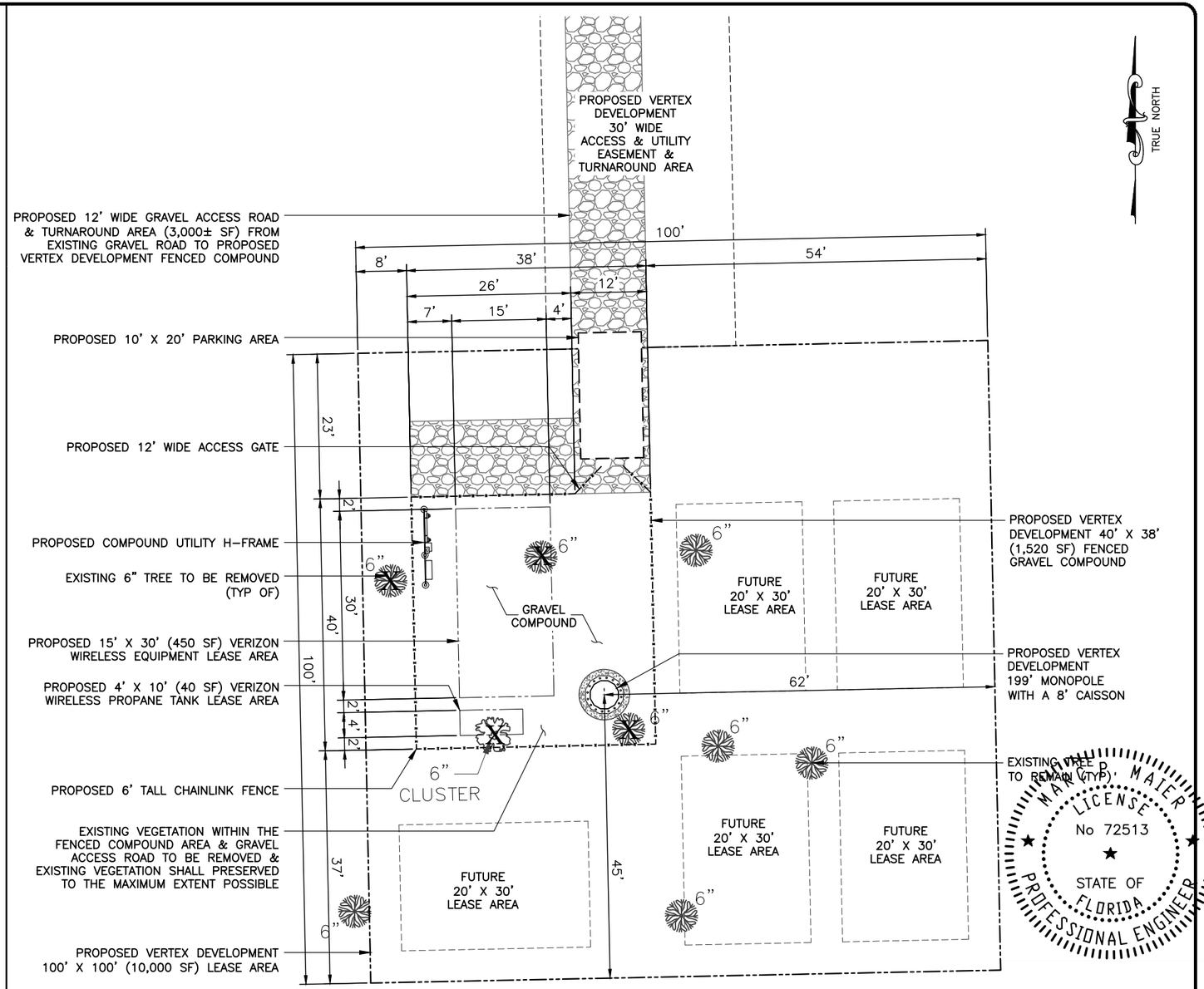
PROPOSED TOWER INFORMATION:

LATITUDE: ± 29° 45' 20.26" NORTH
LONGITUDE: ± 82° 06' 53.01" WEST
NORTH AMERICAN DATUM OF
1983 - (NAD 83)

EXISTING TOWER GROUND
ELEVATION: ± 168.7'
NORTH AMERICAN VERTICAL
DATUM OF 1988 - (NAVD 88)

1 / C-5 TOWER ELEVATION

SCALE: N.T.S



NOTES:

1. ALL FINISHED FLOOR ELEVATIONS SHALL BE A MINIMUM OF 6"ABOVE THE FINISHED GRADE ELEVATION.
2. ACCORDING TO GEOLINE SURVEYING'S INTERPRETATION OF COMMUNITY PANEL NUMBER 120001 0215 D OF THE FEDERAL INSURANCE MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAP (FIRM) FOR ALACHUA COUNTY, FLORIDA, DATED 06/16/2006 THE SUBJECT PROPERTY IS IN FLOOD ZONE "X", "AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN".
3. ALL TRIMMING UNDERTAKEN ON A TREE PROTECTED BY THE LAND DEVELOPMENT CODE SHALL BE IN ACCORDANCE WITH THE AMERICAN NATIONAL STANDARDS INSTITUTE (ANSI) A-300 PRUNING STANDARDS.
4. EXISTING VEGETATION WITHIN PROJECT AREA TO BE REMOVED. EXISTING VEGETATION SHALL BE PRESERVED TO THE MAXIMUM EXTENT POSSIBLE.

2 / C-5 COMPOUND PLAN

11X17 SCALE: 1" = 20'-0"
24X36 SCALE: 1" = 10'-0"

GRAPHIC SCALE

0 10 20 40

(IN FEET)

CALL FLORIDA 811
ONE CALL - DIAL 811
CALL 3 WORKING DAYS
BEFORE YOU DIG
1-800-638-4097

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B	09/04/19	PRELIMINARY ZDs REV "B"
C	09/27/19	PRELIMINARY ZDs REV "C"
0	11/06/19	ISSUED ZDs REV 0

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405 SOUTH DALE MABRY
SUITE 244
TAMPA, FLORIDA 33609
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MARC MAIER, PE
FL PROFESSIONAL ENGINEER LIC. # 72513

EARLETON
FL–5269

NE 194TH STREET
WALDO, FLORIDA 32694
ALACHUA COUNTY

SHEET DESCRIPTION

TOWER ELEVATION
& COMPOUND DETAIL

SHEET NUMBER

C-5

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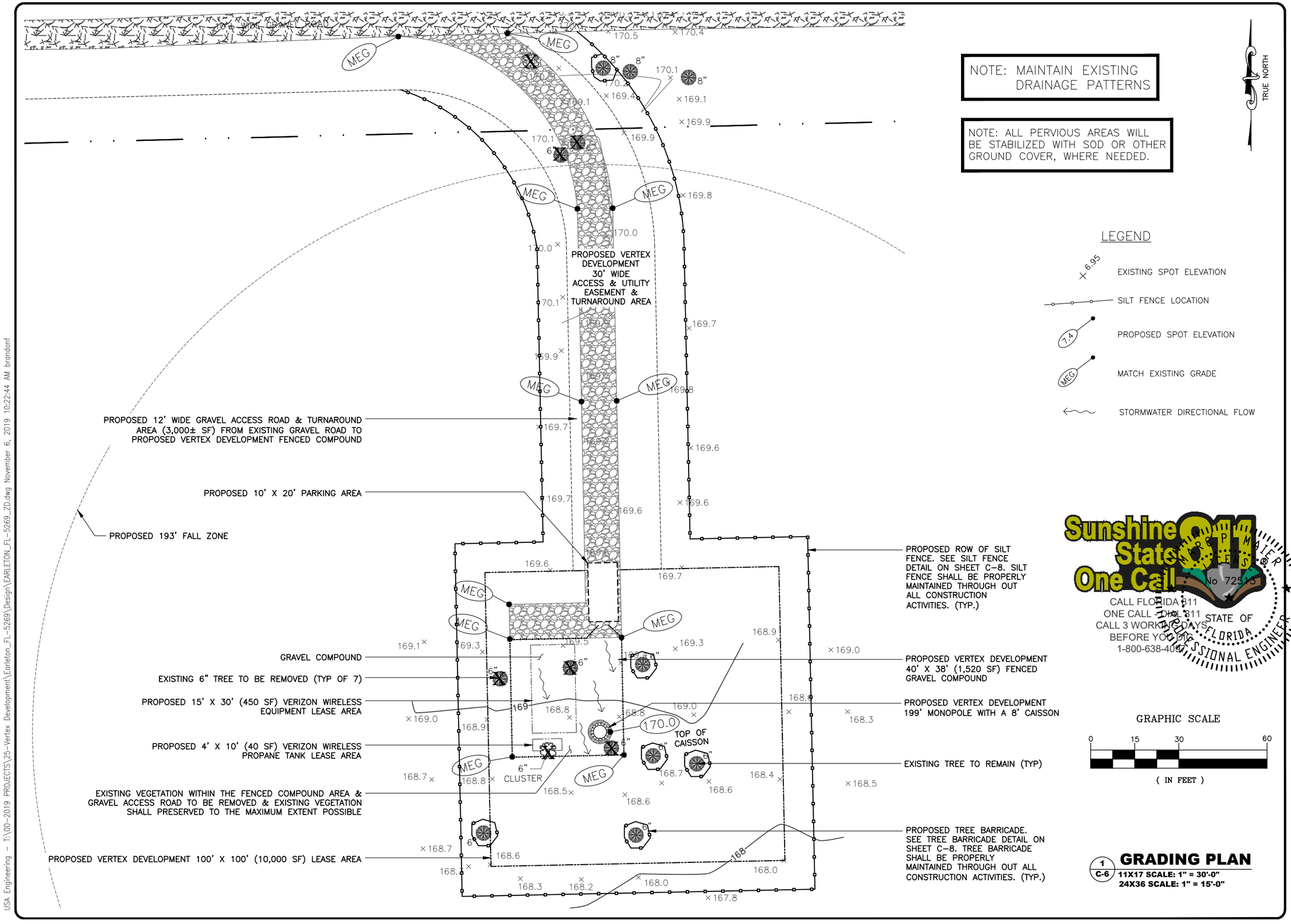

NOTE: MAINTAIN EXISTING DRAINAGE PATTERNS

NOTE: ALL PERVIOUS AREAS WILL BE STABILIZED WITH SOD OR OTHER GROUND COVER, WHERE NEEDED.

TRUE NORTH

LEGEND

- 6.95 — EXISTING SPOT ELEVATION
- SILT FENCE LOCATION
- 7.4 — PROPOSED SPOT ELEVATION
- MEG — MATCH EXISTING GRADE
- STORMWATER DIRECTIONAL FLOW

Sunshine State One Call
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ONE CALL - ONE 811
CALL 3 WORKING DAYS BEFORE YOU DIG
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GRAPHIC SCALE

0 15 30 60

(IN FEET)

1 GRADING PLAN
C-6

11X17 SCALE: 1" = 30'-0"
24X36 SCALE: 1" = 15'-0"

REV	DATE	DESCRIPTION
A	03/07/19	PRELIMINARY ZDs REV "A"
B	09/04/19	PRELIMINARY ZDs REV "B"
C	09/27/19	PRELIMINARY ZDs REV "C"
0	11/06/19	ISSUED ZDs REV 0

USA ENG PROJECT NO.: –

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EARLETON
FL-5269

NE 194TH STREET
WALDO, FLORIDA 32694
ALACHUA COUNTY

SHEET DESCRIPTION

GRADING AND DRAINAGE PLAN

SHEET NUMBER

C-6

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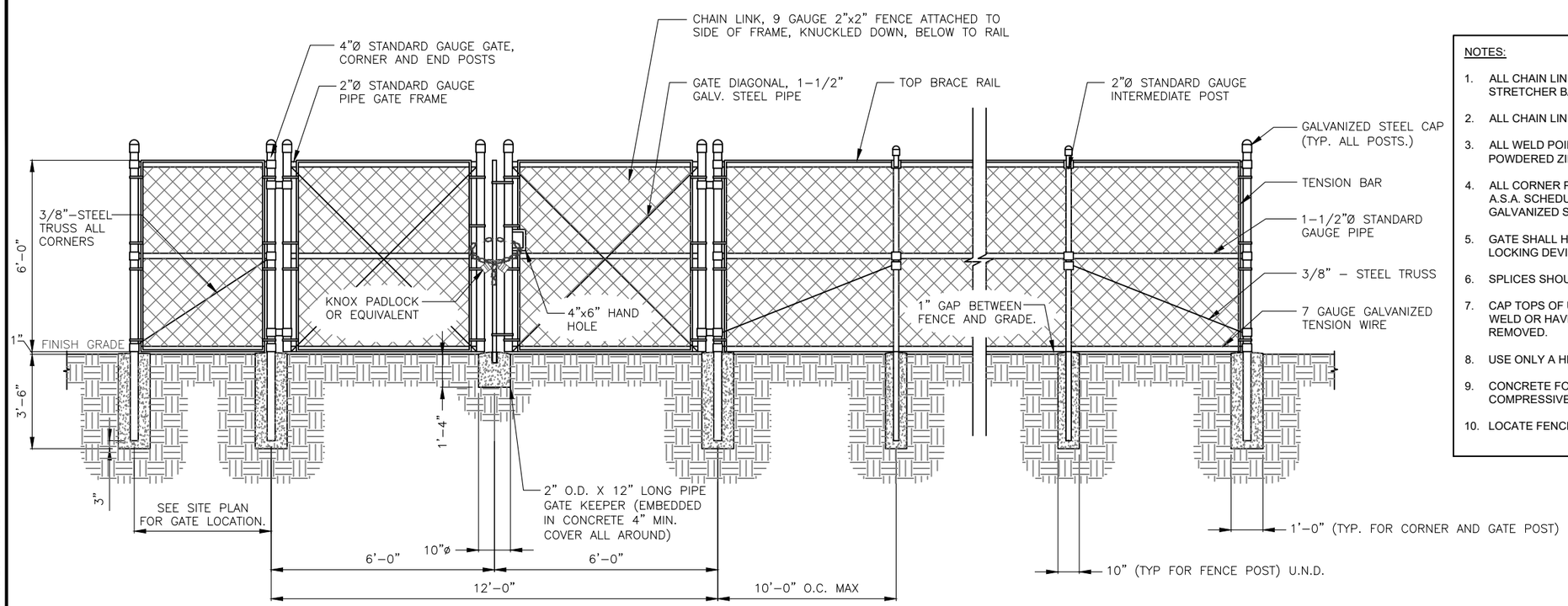


NOTES:

1. ALL CHAIN LINK FENCE WALLS TO BE STRUNG THROUGH STRETCHER BARS AND ATTACHED TO END POST WITH CLIP.
2. ALL CHAIN LINK FENCE ALONG PIPE FRAME TO BE WIRE TIED.
3. ALL WELD POINTS SHALL BE CLEANED AND PAINTED WITH POWDERED ZINC PRIMER,.
4. ALL CORNER POSTS SHALL BE GALVANIZED STEEL PIPE A.S.A. SCHEDULE 40, AND ALL LINE POST SHALL BE GALVANIZED STEEL.
5. GATE SHALL HAVE HEAVY DUTY HINGES AND MULTIPLE LOCKING DEVICES.
6. SPLICES SHOULD ONLY OCCUR AT CROSS-RAILS.
7. CAP TOPS OF UPRIGHTS SHALL EITHER HAVE A CONTINUOUS WELD OR HAVE "SET SCREWS" SO THEY CAN NOT BE REMOVED.
8. USE ONLY A HEAVY DUTY LATCH ON GATE.
9. CONCRETE FOR FOOTINGS TO HAVE A MINIMUM 28 DAY COMPRESSIVE STRENGTH OF 3000 PSI.
10. LOCATE FENCE AS SHOWN ON SITE PLAN.

1 / C-7 COMPOUND GATE & FENCE DETAIL

SCALE: N.T.S.

VERTEX DEVELOPMENT, LLC

EARLETON
FL-5269
NE 194TH STREET
WALDO, FLORIDA 32694

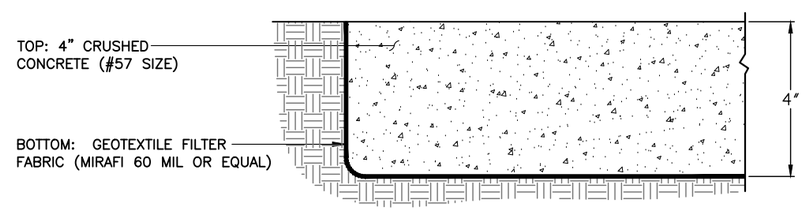
FCC ASR #: N/A
LAT: 29° 45' 20.26" N - LONG: 82° 06' 53.01"

EMERGENCY CONTACT: 813-335-4768

NO TRESPASSING AREA

2 / C-7 SIGNAGE DETAIL

SCALE: N.T.S.



3 / C-7 GRAVEL ACCESS ROAD SECTION

SCALE: N.T.S.

REV	DATE	DESCRIPTION
A	03/07/19	PRELIMINARY ZDs REV "A"
B	09/04/19	PRELIMINARY ZDs REV "B"
C	09/27/19	PRELIMINARY ZDs REV "C"
0	11/06/19	ISSUED ZDs REV 0

USA ENG PROJECT NO.: –

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VERTEX DEVELOPMENT, LLC
405 SOUTH DALE MABRY
SUITE 244
TAMPA, FLORIDA 33609
PH: (813) 335-4768

EXPERT CONSTRUCTION MANAGERS, INC.
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BRANDON, FLORIDA 33511
PH: (813) 657-7810

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SUITE 110
WESLEY CHAPEL, FL 33544
(813) 994-0365
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FL PROFESSIONAL ENGINEER LIC. # 72513

EARLETON
FL–5269

NE 194TH STREET
WALDO, FLORIDA 32694
ALACHUA COUNTY

SHEET DESCRIPTION

SITE DETAILS

SHEET NUMBER

C-7

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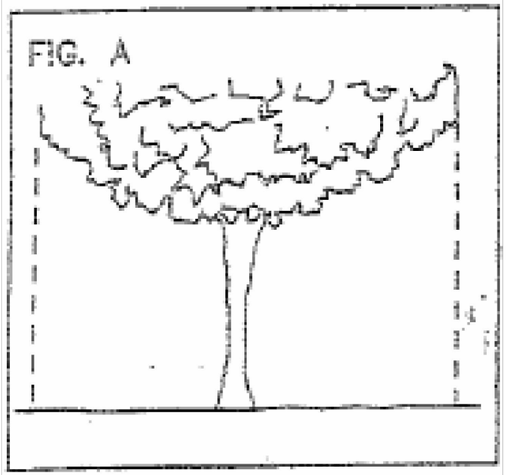
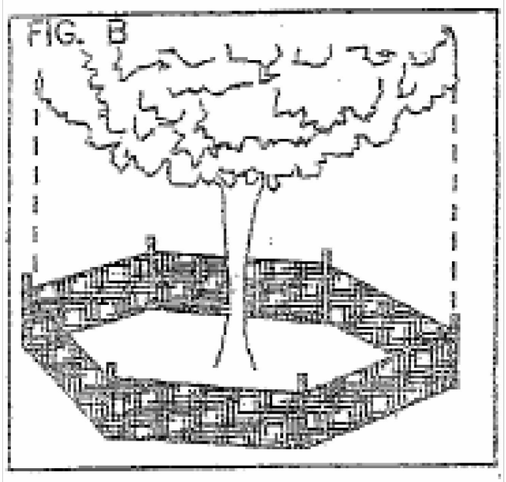
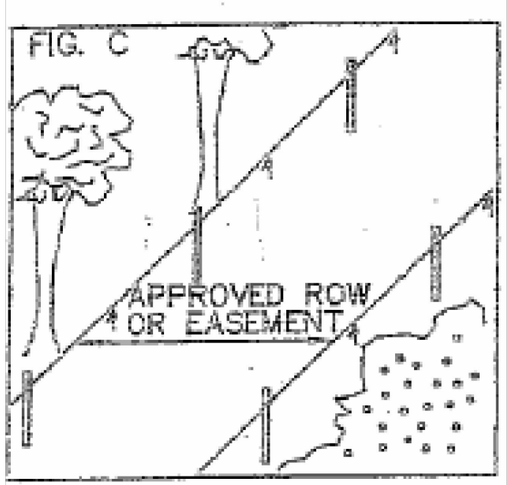
PROTECTIVE BARRIER REQUIREMENTS AND SPECIFICATIONS FOR EXISTING TREES TO REMAIN







PROTECTIVE BARRIERS ARE USED DURING LAND ALTERATION AND CONSTRUCTION ACTIVITIES TO PROTECT TREES AND NATURAL AREAS TO BE RETAINED ON A SITE.

PROTECTIVE BARRIERS MUST BE ERECTED AROUND TREES TO BE RETAINED WITHIN AN AREA WHERE LAND ALTERATION AND CONSTRUCTION ACTIVITIES WILL OCCUR AS WELL AS ALONG NATURAL AREAS WHERE SUCH AREAS ARE ADJACENT TO PERMITTED LAND ALTERATION OR CONSTRUCTION ACTIVITIES. A PROTECTIVE BARRIER MUST REMAIN IN PLACE UNTIL THE LAND ALTERATION AND CONSTRUCTION ACTIVITIES ARE COMPLETED OR UNTIL COMMENCEMENT OF GRADE FINISHING AND SODDING. NO GROUND DISTURBANCE MUST OCCUR WITHIN THE BARRICADED AREA. THE FOLLOWING REPRESENTS THE COUNTY'S MINIMUM PROTECTIVE BARRIER SPECIFICATIONS.

1. TREES - TO RESTRICT ACCESS INTO THE AREA WITHIN THE CANOPY DRIPLINE OF A TREE, A PHYSICAL STRUCTURE NOT LESS THAN 3 FEET IN HEIGHT, COMPRISED OF WOOD OR OTHER SUITABLE MATERIAL, IS PLACED AROUND THE TREE AT THE CANOPY DRIPLINE, EXCEPT WHERE LAND ALTERATION OR CONSTRUCTION ACTIVITIES ARE APPROVED WITHIN THE CANOPY DRIPLINE.

THE CANOPY DRIPLINE OF A TREE IS THE IMAGINARY, VERTICAL LINE THAT EXTENDS DOWNWARD FROM THE OUTERMOST TIPS OF THE TREE'S BRANCHES TO THE GROUND. FIG. A

BARRIER SPECIFICATIONS FOR TREES:

FOUR CORNER UPRIGHT STAKES OF NO LESS THAN 2"X 2" LUMBER CONNECTED BY HORIZONTAL MEMBERS OF NO LESS THAN 1"X 4" LUMBER; OR UPRIGHT TAKES SPACED AT 5' INTERVALS OF NO LESS THAN 2"X 2" LUMBER CONNECTED BY SILT SCREEN FABRIC OR MATERIAL OF COMPARABLE DURABILITY. FIG. B

2. NATURAL AREAS - TO RESTRICT ACCESS INTO AREAS WHERE LAND ALTERATION AND CONSTRUCTION ACTIVITIES ARE NOT AUTHORIZED A PHYSICAL STRUCTURE NOT LESS THAN 3 FEET IN HEIGHT IS PLACED ALONG THE PERIMETER OF SUCH AREAS.

BARRIER SPECIFICATIONS FOR NATURAL AREAS:

UPRIGHT STAKES OF NO LESS THAN 2"X 2" LUMBER SPACED NO MORE THAN 25' APART AND CONNECTED BY TWINE FLAGGED WITH PLASTIC SURVEYING TAPE AT REGULAR INTERVALS OF 5-10'. FIG. C. OTHER METHODS OF DEMARCATION WILL BE CONSIDERED DEPENDING UPON THE CHARACTERISTICS OF THE SITE.

WHY A BARRIER

1. TO PROTECT ALL ABOVE GROUND PORTIONS OF TREES AND OTHER SIGNIFICANT VEGETATION FROM MECHANICAL DAMAGE.

2. TO PROTECT ROOT SYSTEMS FROM COMPACTION.

3. TO PROVIDE AWARENESS OF PROTECTED AREAS TO EQUIPMENT OPERATORS.

TREE PROTECTION STANDARDS:

PURSUANT TO SEC. 13-44, AS A CONDITION OF GRANTING AN APPROVAL OF SITE PREPARATION, THE APPLICANT AGREES THAT SITE PREPARATION ACTIVITIES ON THE PARCEL SHALL COMPLY WITH THE FOLLOWING TREE PROTECTION REQUIREMENTS.

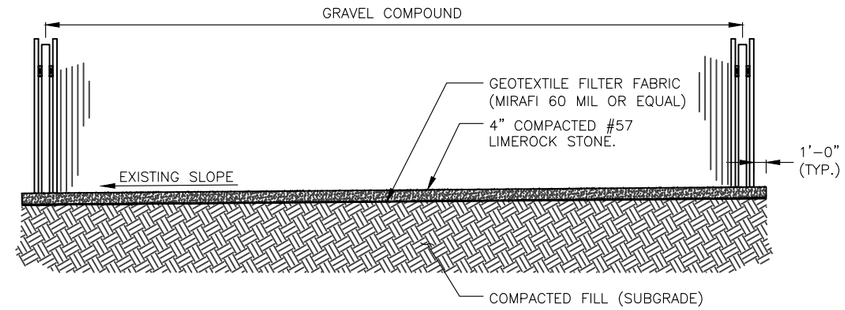
1. PROTECTIVE BARRICADES SHALL BE PLACED AROUND ALL PROTECTED TREES AND GRAND TREES DURING SITE PREPARATION, AND SHALL REMAIN IN PLACE UNTIL LAND ALTERATION, SITE CLEARING AND CONSTRUCTION ACTIVITIES ARE COMPLETE. BARRICADES SHALL BE ERECTED AT A MINIMUM DISTANCE OF TEEN FEET (10) FROM THE PROTECTED TREES AND TWENTY FEET (20) FROM GRAND TREES.

2. A MINIMUM DISTANCE OF TEN FEET (10) SHALL BE MAINTAINED FROM ALL PROTECTED TREES WHEN INSTALLING UNDERGROUND UTILITIES. IF THIS RESULTS IN UNREASONABLE HARDSHIP, A SOIL AUGER SHALL BE USED TO TUNNEL UNDER THE ROOT SYSTEM.

3. ALL ROOTS TO BE REMOVED DURING THE SITE PREPARATION PHASE SHALL BE SEVERED CLEAN AT THE PERIMETER OF THE DESIGNATED PROTECTED RADIUS. ALL TRIMMING AND ROOT PRUNING OF PROTECTED TREES AND GRAND TREES SHALL BE DONE BY A LICENSED TREE SERVICE, DURING DEVELOPMENT.

4. WHEN CONDITIONS DICTATE, A PROTECTIVE RETAINING WALL SHALL BE CONSTRUCTED AT THE PERIMETER OF THE PROTECTIVE RADIUS AROUND A PROTECTED TREE OR GRAND TREE WHERE THE PROTECTED TREE OR GRAND TREE WILL BE ADVERSELY AFFECTED BY LOWERING OR RAISING OF THE EXISTING GRADE.

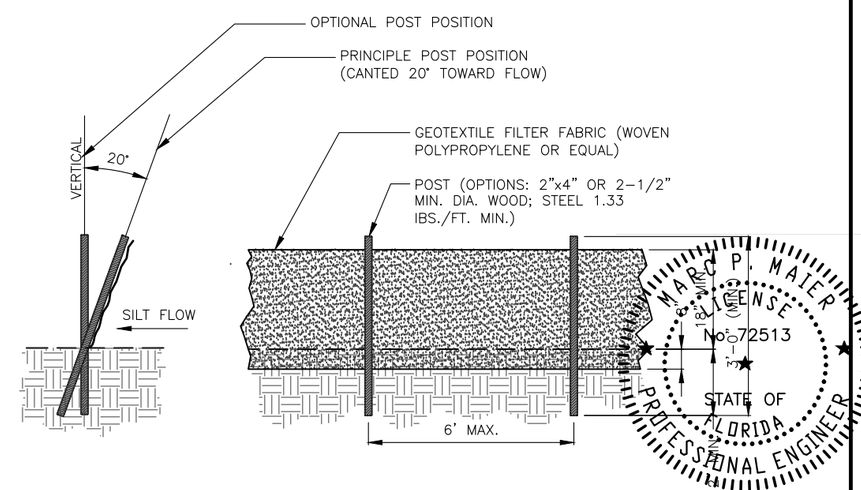
1 / C-8 TREE BARICADE DETAIL
SCALE: N.T.S.



NOTES:

1. SITE WILL BE GRADED TO ALLOW DRAINAGE PER SITE GRADING PLAN.
2. PRIOR TO LAYING THE STONE, THE COMPOUND SHOULD BE CLEARED OF ALL ORGANIC MATTER, STERILIZED WITH WEED KILLER, AND THEN TREATED WITH HERBICIDE.
3. AFTER PROJECT COMPLETION ALL DISTURBED AREAS MUST BE SEEDED WITH LOW MAINTENANCE GRASS.

2 / C-8 TYPICAL COMPOUND SECTION DETAIL
SCALE: N.T.S.



NOTES:

1. CONTRACTOR SHALL BE RESPONSIBLE FOR CONSTRUCTION AND MAINTENANCE OF EROSION AND SEDIMENTATION CONTROLS DURING CONSTRUCTION. INSTALL SILT FENCE AS SHOWN WHERE ADDITIONALLY REQUIRED FOR PROTECTION OF ADJACENT PROPERTIES, ROADWAYS, AND WATERWAYS.
2. CONTRACTOR SHALL INSPECT INSTALLED EROSION CONTROL DEVICE WEEKLY DURING CONSTRUCTION AND AFTER HEAVY RAINS FOR DAMAGE. MAINTENANCE SHALL INCLUDE CLEANING BUILT-UP SEDIMENT BEHIND THE BARRIERS AND/OR REPLACING DAMAGED SECTIONS.
3. THE EROSION CONTROL DEVICES SHALL BE MAINTAINED BY THE CONTRACTOR UNTIL PERMANENT STABILIZATION IS ESTABLISHED.
4. HAY BALES BE SHALL NOT BE USED AS EROSION CONTROL.
5. CONTRACTOR IS RESPONSIBLE FOR PROVIDING SITE FREE OF DRAINAGE PROBLEMS.
6. CONTRACTOR SHALL USE BEST MANAGEMENT PRACTICES FOR CONSTRUCTION TO PREVENT THE DIVERSION OF SEDIMENT LADEN STORM WATER RUNOFF OR ERODED MATERIALS FROM LEAVING THE CONSTRUCTION SITE.

3 / C-8 SILT FENCE DETAIL
SCALE: N.T.S.

REV	DATE	DESCRIPTION
A	03/07/19	PRELIMINARY ZDs REV "A"
B	09/04/19	PRELIMINARY ZDs REV "B"
C	09/27/19	PRELIMINARY ZDs REV "C"
0	11/06/19	ISSUED ZDs REV 0

USA ENG PROJECT NO.: –

DRAWN BY:	CHECKED BY:
BMF	MM

VERTEX DEVELOPMENT, LLC
405 SOUTH DALE MABRY
SUITE 244
TAMPA, FLORIDA 33609
PH: (813) 335-4768

EXPERT CONSTRUCTION MANAGERS, INC.
815 SOUTH KINGS AVENUE
BRANDON, FLORIDA 33511
PH: (813) 657-7810

PREPARED BY:
USA ENGINEERING
2818 CYPRESS RIDGE BOULEVARD
SUITE 110
WESLEY CHAPEL, FL 33544
(813) 994-0365
FL COA #31705

This item has been electronically signed and sealed by Marc P. Maeir, P.E., FL License #72513 using a Digital Signature.

Printed Copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

Nov 06 2019

MARC MAIER, PE
FL PROFESSIONAL ENGINEER LIC. # 72513

EARLETON
FL-5269

NE 194TH STREET
WALDO, FLORIDA 32694
ALACHUA COUNTY

SHEET DESCRIPTION

SITE DETAILS

SHEET NUMBER

C-8

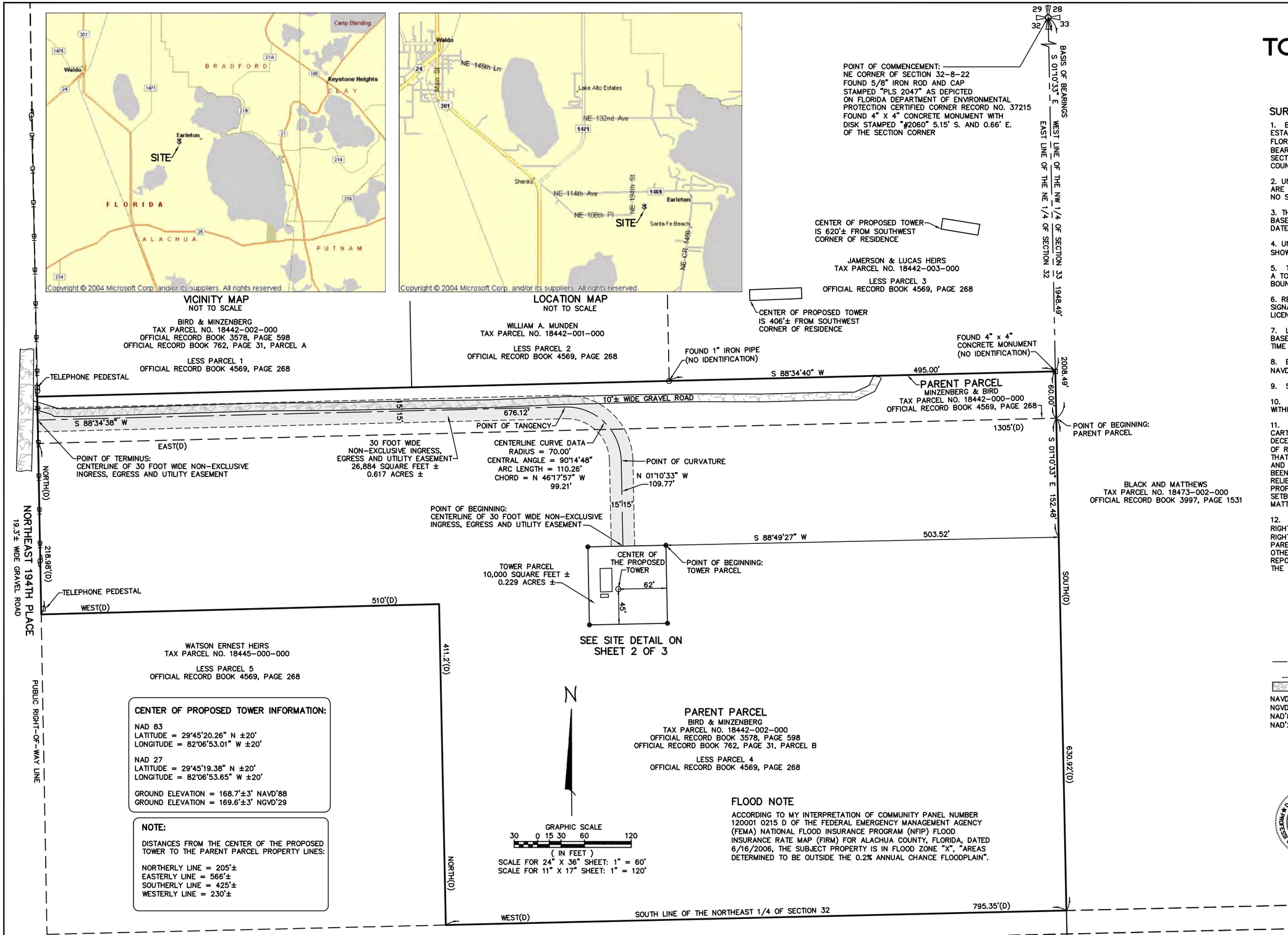
USA Engineering – T:\00-2019 PROJECTS\25-Vertex Development\Earleton_FL-5269\Design\EARLETON_FL-5269_ZD.dwg November 6, 2019 10:22:46 AM brandonf

BOUNDARY AND TOPOGRAPHIC SURVEY

SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST
ALACHUA COUNTY, FLORIDA
FOR: VERTEX DEVELOPMENT, LLC

VICINITY MAP
NOT TO SCALE

LOCATION MAP
NOT TO SCALE



CENTER OF PROPOSED TOWER INFORMATION:

NAD 83
LATITUDE = 29°45'20.26" N ±20'
LONGITUDE = 82°06'53.01" W ±20'

NAD 27
LATITUDE = 29°45'19.38" N ±20'
LONGITUDE = 82°06'53.65" W ±20'

GROUND ELEVATION = 168.7'±3' NAVD'88
GROUND ELEVATION = 169.6'±3' NGVD'29

NOTE:

DISTANCES FROM THE CENTER OF THE PROPOSED TOWER TO THE PARENT PARCEL PROPERTY LINES:

NORTHERLY LINE = 205'±
EASTERLY LINE = 566'±
SOUTHERLY LINE = 425'±
WESTERLY LINE = 230'±

FLOOD NOTE

ACCORDING TO MY INTERPRETATION OF COMMUNITY PANEL NUMBER 120001 0215 D OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) NATIONAL FLOOD INSURANCE PROGRAM (NFIP) FLOOD INSURANCE RATE MAP (FIRM) FOR ALACHUA COUNTY, FLORIDA, DATED 6/16/2006, THE SUBJECT PROPERTY IS IN FLOOD ZONE "X", "AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN".

SURVEYOR'S NOTES

1. BEARINGS HEREON ARE REFERENCED TO GRID NORTH AS ESTABLISHED BY THE FLORIDA STATE PLANE COORDINATE SYSTEM, FLORIDA NORTH ZONE, NAD'83 ADJUSTMENT, AS EVIDENCED BY THE BEARING OF SOUTH 01°10'33" EAST ALONG THE EAST LINE OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA.

2. UNDERGROUND UTILITIES SHOWN HEREON ARE LIMITED TO AND ARE PER OBSERVED, ABOVEGROUND INDICATIONS SET BY OTHERS. NO SUB-SURFACE INVESTIGATION WAS PERFORMED BY THIS OFFICE.

3. THE BOUNDARY AND TOPOGRAPHIC SURVEY SHOWN HEREON IS BASED ON ACTUAL FIELD MEASUREMENTS AND OBSERVATIONS DATED MARCH 20, 2018.

4. UNLESS NOTED OTHERWISE, ALL BEARINGS AND DISTANCES SHOWN HEREON ARE MEASURED (M).

5. THE PURPOSE OF THIS SURVEY IS TO ESTABLISH AND DESCRIBE A TOWER PARCEL AND ASSOCIATED EASEMENT. THIS IS NOT A BOUNDARY SURVEY OF THE PARENT PARCEL.

6. REPRODUCTIONS OF THIS SKETCH ARE NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

7. LATITUDE, LONGITUDE AND ELEVATIONS DEPICTED HEREON ARE BASED UPON GPS OBSERVATIONS MADE WITH A CHAMPION REAL TIME CORRECTED GPS SYSTEM.

8. ELEVATIONS DEPICTED HEREON ARE REFERENCED TO THE NAVD'88 DATUM.

9. SYMBOLS SHOWN HEREON ARE NOT TO SCALE.

10. THE TOWER PARCEL SHOWN IN THIS SURVEY LIES ENTIRELY WITHIN THE DESCRIBED PARENT PARCEL.

11. THE SURVEYOR HAS REVIEWED THE TITLE REPORT ISSUED BY CARTERET TITLE, LLC, WITH AN EFFECTIVE DATE RANGE OF DECEMBER 1, 1971 TO MARCH 11, 2018. ALL PLOTTABLE MATTERS OF RECORD TITLE, EXCEPT LIENS AND/OR LEASES, IDENTIFIED IN THAT TITLE REPORT THAT ARE PERTINENT TO THE TOWER PARCEL, AND ITS ACCESS AND UTILITY EASEMENTS, IF APPLICABLE, HAVE BEEN SHOWN OR NOTED ON THE SURVEY. THE SURVEYOR HAS RELIED UPON THE TITLE REPORT AND A VISUAL INSPECTION OF THE PROPERTY WITH RESPECT TO EASEMENTS, RIGHTS-OF-WAY, SETBACK LINES, AGREEMENTS, RESERVATIONS, AND OTHER SIMILAR MATTERS.

12. BASED UPON THE SUBJECT TITLE REPORT, THE EAST RIGHT-OF-WAY LINE OF NORTHEAST 194TH PLACE (A PUBLIC RIGHT-OF-WAY) IS CONTIGUOUS WITH THE WEST BOUNDARY OF THE PARENT PARCEL DESCRIBED IN THIS SURVEY. NO EASEMENTS OR OTHER RIGHTS OF THIRD PARTIES DISCLOSED BY THAT TITLE REPORT WOULD PRECLUDE ACCESS OVER THE PARENT PARCEL FROM THE TOWER PARCEL TO THAT PUBLIC RIGHT-OF-WAY.

LEGEND

- ● INDICATES SET 1/2" REBAR WITH GEOLINE LB 7082 CAP
- □ INDICATES CONCRETE MONUMENT FOUND AS NOTED
- ○ INDICATES IRON PIN FOUND AS NOTED
- INDICATES WOOD UTILITY POLE
- —OH— INDICATES OVERHEAD POWER LINE
- ____(D) INDICATES RECORD DESCRIPTION DATA
- INDICATES GRAVEL

NAVD'88 = NORTH AMERICAN VERTICAL DATUM, 1988 ADJUSTMENT.
NGVD'29 = NATIONAL GEODETIC VERTICAL DATUM, 1929 ADJUSTMENT.
NAD'83 = INDICATES NORTH AMERICAN DATUM, 1983 ADJUSTMENT.
NAD'27 = INDICATES NORTH AMERICAN DATUM, 1927 ADJUSTMENT.

CERTIFIED TO:
SURVEY CERTIFIED TO:
VERTEX DEVELOPMENT, LLC
VERIZON WIRELESS, ITS AFFILIATES, SUBSIDIARIES & LENDERS
CARTERET TITLE, LLC
GINSBERG JACOBS LLC

DAVID G. SHORT ★ CERTIFICATE No.5022 ★ STATE OF FLORIDA ★ PROFESSIONAL SURVEYOR ★

GEOLINE SURVEYING, INC., LB 7082

3/05/2019

DAVID G. SHORT
FLORIDA PROFESSIONAL SURVEYOR AND MAPPER
CERTIFICATE OF REGISTRATION NO. 5022

GEOLINE SURVEYING, INC.
Professional Land Surveyors
13430 NW 104th Terrace, Suite A
Alachua, Florida 32615
(386)418-0500 Fax: (386)462-9986
geoline@geolineinc.com

DESIGNED	FLOYD CURTIS	SCALE	AS SHOWN
DRAWN	FLOYD CURTIS	DATE	APRIL 2, 2018
CHECKED	DAVE SHORT	PROJECT #	276-210

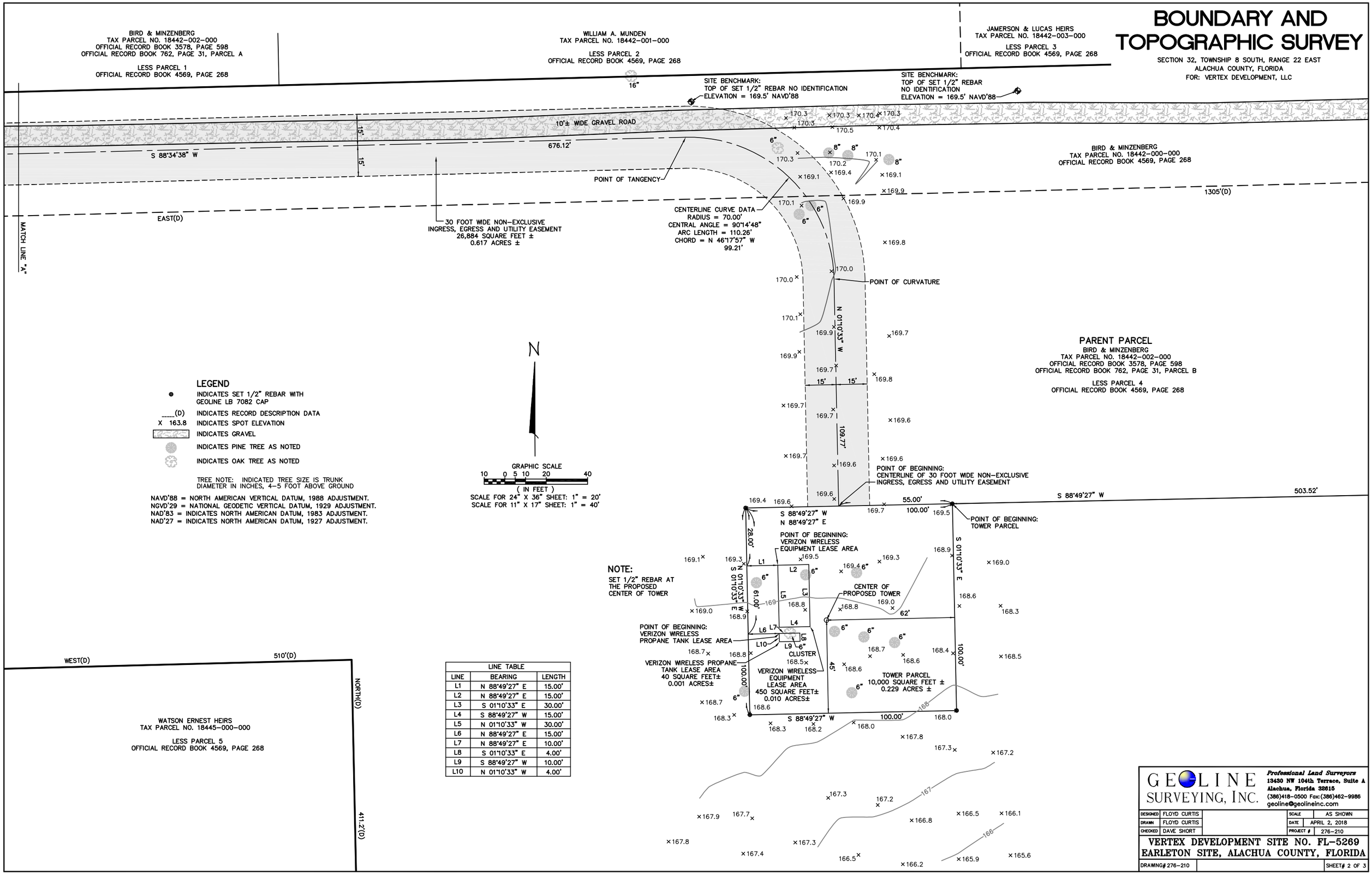
VERTEX DEVELOPMENT SITE NO. FL-5269
EARLETON SITE, ALACHUA COUNTY, FLORIDA

DRAWING# 276-210 | SHEET# 1 OF 3

REVISED 2/27/2019 ADDITIONAL TREE LOCATIONS
REVISED 2/07/2019 RECONFIGURED AND DESCRIBED TOWER PARCEL, ASSOCIATED EASEMENT, AND VERIZON WIRELESS LEASE AREAS, CENTER OF TOWER LOCATION INFORMATION
REVISED 12/13/2018 CONFIGURED AND DESCRIBED VERIZON WIRELESS LEASE AREAS
REVISED 10/03/2018 PARENT PARCEL DESCRIPTION

BOUNDARY AND TOPOGRAPHIC SURVEY

SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST
ALACHUA COUNTY, FLORIDA
FOR: VERTEX DEVELOPMENT, LLC



LEGEND

- ● INDICATES SET 1/2" REBAR WITH GEOLINE LB 7082 CAP
- ____(D) INDICATES RECORD DESCRIPTION DATA
- X 163.8 INDICATES SPOT ELEVATION
- INDICATES GRAVEL
- INDICATES PINE TREE AS NOTED
- INDICATES OAK TREE AS NOTED

TREE NOTE: INDICATED TREE SIZE IS TRUNK DIAMETER IN INCHES, 4-5 FOOT ABOVE GROUND

NAVD'88 = NORTH AMERICAN VERTICAL DATUM, 1988 ADJUSTMENT.
NGVD'29 = NATIONAL GEODETIC VERTICAL DATUM, 1929 ADJUSTMENT.
NAD'83 = INDICATES NORTH AMERICAN DATUM, 1983 ADJUSTMENT.
NAD'27 = INDICATES NORTH AMERICAN DATUM, 1927 ADJUSTMENT.

NOTE:

SET 1/2" REBAR AT THE PROPOSED CENTER OF TOWER

LINE TABLE		
LINE	BEARING	LENGTH
L1	N 88°49'27" E	15.00'
L2	N 88°49'27" E	15.00'
L3	S 01°10'33" E	30.00'
L4	S 88°49'27" W	15.00'
L5	N 01°10'33" W	30.00'
L6	N 88°49'27" E	15.00'
L7	N 88°49'27" E	10.00'
L8	S 01°10'33" E	4.00'
L9	S 88°49'27" W	10.00'
L10	N 01°10'33" W	4.00'

GEOLINE SURVEYING, INC.
Professional Land Surveyors
13430 NW 104th Terrace, Suite A
Alachua, Florida 32615
(386)418-0500 Fax: (386)462-9986
geoline@geolineinc.com

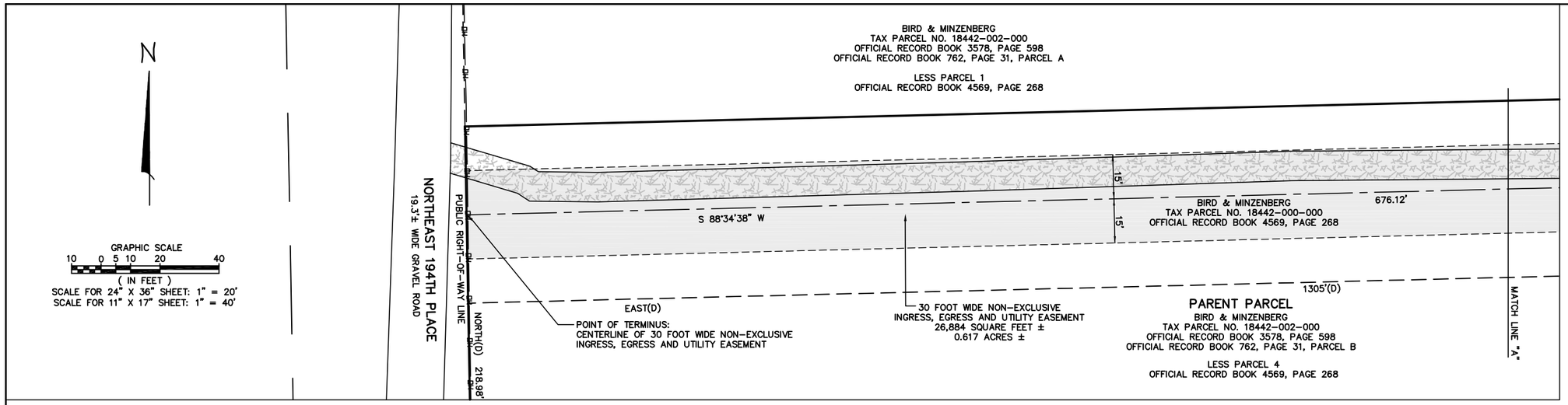
DESIGNED	FLOYD CURTIS	SCALE	AS SHOWN
DRAWN	FLOYD CURTIS	DATE	APRIL 2, 2018
CHECKED	DAVE SHORT	PROJECT #	276-210

VERTEX DEVELOPMENT SITE NO. FL-5269
EARLETON SITE, ALACHUA COUNTY, FLORIDA

DRAWING# 276-210 | SHEET# 2 OF 3

BOUNDARY AND TOPOGRAPHIC SURVEY

SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST
ALACHUA COUNTY, FLORIDA
FOR: VERTEX DEVELOPMENT, LLC



PROPERTY DESCRIPTIONS

PARENT PARCEL (TAX PARCEL NO. 18442-002-000)
(A PORTION OF OFFICIAL RECORD BOOK 3578, PAGE 598)

COM NE CORNER OF SEC RUN S 2008.49 FT TO POB S 630.92 FT W 795.38 FT N 411.2 FT W 510 FT N 218.98 FT E 1305 FT TO POB

(PRIOR DEED, OFFICIAL RECORD BOOK 762, PAGE 31, PARCEL B)

A PARCEL OF LAND LOCATED IN SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA DESCRIBED AS FOLLOWS:

COMMENCE AT A CONCRETE MONUMENT LOCATED AT THE NORTHEAST CORNER OF SAID SECTION 32 AND RUN THENCE SOUTH 00°37'47" WEST ALONG THE SECTION LINE A DISTANCE OF 2008,49 FEET TO THE CONCRETE MONUMENT FOR A POINT OF BEGINNING . FROM THIS POINT OF BEGINNING CONTINUE SOUTH 00°37'47" WEST ALONG THE SECTION LINE A DISTANCE OF 630.92 FEET TO A CONCRETE MONUMENT; THENCE RUN NORTH 89°31'54" WEST A DISTANCE OF 795.38 FEET TO A CONCRETE MONUMENT; THENCE RUN NORTH 00°36'30" EAST A DISTANCE OF 411.2 FEET TO A CONCRETE MONUMENT; THENCE RUN NORTH 89°40' WEST A DISTANCE OF 510.0 FEET TO A CONCRETE MONUMENT; THENCE RUN NORTH 00°46' EAST A DISTANCE OF 218.98 FEET TO A CONCRETE MONUMENT; THENCE RUN SOUTH 89°37' EAST A DISTANCE OF 1305.0 FEET TO THE CONCRETE MONUMENT AT THE POINT OF BEGINNING.

PARENT PARCEL (TAX PARCEL NO. 18442-000-000)
(OFFICIAL RECORD BOOK 4569, PAGE 268)

THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA;

LESS PARCEL 1 PER O.R. BOOK 3578, PAGE 598 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA: A PARCEL OF LAND LOCATED IN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA, DESCRIBED AS FOLLOWS: COMMENCE AT THE NORTHEAST CORNER OF SAID SECTION 32 AND RUN THENCE SOUTH 00 DEGREES 37'47" WEST ALONG THE EAST LINE OF SAID SECTION 32 A DISTANCE OF 1318.91 FEET TO A CONCRETE MONUMENT, THENCE RUN NORTH 89 DEGREES 39'50" WEST A DISTANCE OF 825 FEET TO THE POINT OF BEGINNING. FROM THIS POINT OF BEGINNING, RUN SOUTH 00 DEGREES 37'47" WEST A DISTANCE OF 628.93 FEET TO A CONCRETE MONUMENT LOCATED ON THE NORTHERLY RIGHT-OF-WAY LINE OF A 60-FOOT ROAD, THENCE SOUTH 89 DEGREES 37'00" WEST ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 479.86 FEET, THENCE NORTH 628.55 FEET, THENCE RUN NORTH 00 DEGREES 37'47" EAST A DISTANCE OF 478.36 FEET TO THE IRON PIPE AT THE POINT OF BEGINNING.

LESS PARCEL 2 PER O.R. BOOK 2632, PAGE 246 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA: A PARCEL OF LAND LOCATED IN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA, DESCRIBED AS FOLLOWS: COMMENCE AT THE NORTHEAST CORNER OF SAID SECTION 32 AND RUN THENCE SOUTH 00 DEGREES 37'47" WEST ALONG THE EAST LINE OF SAID SECTION 32 A DISTANCE OF 1318.91 FEET TO A CONCRETE MONUMENT; THENCE RUN NORTH 89 DEGREES 39'50" WEST A DISTANCE OF 495.0 FEET TO AN IRON PIPE FOR THE POINT OF BEGINNING. FROM THIS POINT OF BEGINNING, CONTINUE NORTH 89 DEGREES 39'50" WEST A DISTANCE OF 330.0 FEET TO A CONCRETE MONUMENT, THENCE RUN SOUTH 00 DEGREES 37'47" WEST A DISTANCE OF 628.93 FEET TO A CONCRETE MONUMENT LOCATED ON THE NORTHERLY RIGHT-OF-WAY LINE OF A 60-FOOT ROAD; THENCE RUN SOUTH 89 DEGREES 37'00" EAST ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 330.0 FEET TO AN IRON PIPE; THENCE RUN NORTH 00 DEGREES 37'47" EAST A DISTANCE OF 629.19 FEET TO THE IRON PIPE AT THE POINT OF BEGINNING

LESS PARCEL 3 PER O.R. BOOK 741, PAGE 127 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA: COMMENCE AT THE NE CORNER OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST AND RUN SOUTH 0°37'47" WEST, ALONG THE EAST LINE OF SAID SECTION, 1318.91 FEET TO THE POINT OF BEGINNING. THENCE CONTINUE SOUTH 0°37'47" WEST, ALONG THE EAST LINE OF SAID SECTION, 629.58 FEET TO THE NORTH RIGHT-OF-WAY OF A 60 FOOT ROAD; THENCE RUN NORTH 89°37' WEST, ALONG SAID RIGHT-OF-WAY, 495 FEET; THENCE RUN NORTH 0°37'47" EAST, 629.19 FEET; THENCE RUN SOUTH 89°39'50" EAST, 495 FEET TO THE POINT OF BEGINNING. BEING AND LYING IN SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA, BEING ALSO KNOWN AS PARCELS 1, 2 AND 3 OF A SURVEY OF SAID SECTION 32 BY PERRY C. MCGRIFF COMPANY, REGISTERED LAND SURVEYORS WHICH SURVEY IS DATED DECEMBER 15, 1969.

LESS PARCEL 4 PER O.R. BOOK 3578, PAGE 598 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA: COMMENCE AT THE N.E. CORNER OF SECTION 32-T8S-R22E AND RUN S 0°37'47" W, ALONG THE EAST LINE OF SAID SECTION, 2008.49' TO THE POINT OF BEGINNING. THENCE CONTINUE S 0°37'47" W, 630.92'; THENCE RUN N 89°31'54" W, 795.38'; THENCE RUN N 0°36'30" E, 411.2'; THENCE RUN N 89°40' W, 510' TO THE EAST RIGHT-OF-WAY OF A ROAD; THENCE RUN N 0°46' E, ALONG SAID RIGHT-OF-WAY, 218.98' TO THE SOUTH RIGHT-OF-WAY OF A 60' ROAD; THENCE RUN S 89°37' E, ALONG SAID RIGHT-OF-WAY, 1305.0' TO THE POINT OF BEGINNING.
BEING AND LYING IN SECTION 32-T8S-R22E, ALACHUA COUNTY, FLORIDA

LESS PARCEL 5 PER O.R. BOOK 773, PAGE 32 OF THE PUBLIC RECORDS OF ALACHUA COUNTY: FIVE (5) ACRES OF LAND LYING IN SQUARE BODY IN THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, MEASURING 466 FEET ON EACH SIDE, ALACHUA COUNTY, FLORIDA.

PARCEL IDENTIFICATION NUMBER: A PORTION OF 18442-000-000.

PROPERTY DESCRIPTIONS

TOWER PARCEL
(PREPARED BY GEOLINE SURVEYING, INC.)

THAT PART OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA, SITUATED IN THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, SAID ALACHUA COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT AN 5/8" IRON ROD AND CAP STAMPED "PLS 2047" AT THE NORTHEAST CORNER OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA (AS DEPICTED ON FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION CERTIFIED CORNER RECORD NO. 37215); THENCE SOUTH 01°10'33" EAST ALONG THE EAST LINE OF SAID NORTHEAST 1/4 FOR 1948.49 FEET TO AN 4" X 4" CONCRETE MONUMENT "NO IDENTIFICATION" AT THE NORTHEAST CORNER OF THE "MINZENBERG AND BIRD" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 4569, PAGE 268 OF THE PUBLIC RECORDS OF SAID ALACHUA COUNTY; THENCE CONTINUE SOUTH 01°10'33" EAST ALONG SAID EAST LINE AND ALONG THE EASTERLY LINE OF SAID "MINZENBERG AND BIRD" PARCEL FOR 60.00 FEET TO THE SOUTHEAST CORNER OF SAID "MINZENBERG AND BIRD" PARCEL, AND THE NORTHEAST CORNER OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF SAID PUBLIC RECORDS; THENCE CONTINUE SOUTH 01°10'33" EAST ALONG SAID EAST LINE AND ALONG THE EAST LINE OF SAID "BIRD AND MINZENBERG" PARCEL FOR 152.48 FEET; THENCE SOUTH 88°49'27" WEST FOR 503.52 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 01°10'33" EAST FOR 100.00 FEET; THENCE SOUTH 88°49'27" WEST FOR 100.00 FEET; THENCE NORTH 01°10'33" WEST FOR 100.00 FEET; THENCE NORTH 88°49'27" EAST FOR 100.00 FEET TO SAID POINT OF BEGINNING.

CONTAINING 10,000 SQUARE FEET (0.229 ACRES), MORE OR LESS.

30 FOOT WIDE NON-EXCLUSIVE INGRESS, EGRESS AND UTILITY EASEMENT
(PREPARED BY GEOLINE SURVEYING, INC.)

THAT PART OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA, AND THE "MINZENBERG AND BIRD" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 4569, PAGE 268 OF SAID PUBLIC RECORDS, SITUATED IN THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST OF SAID COUNTY, LYING WITHIN 15 FEET OF BOTH SIDES OF A CENTERLINE BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT AN 5/8" IRON ROD AND CAP STAMPED "PLS 2047" AT THE NORTHEAST CORNER OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA (AS DEPICTED ON FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION CERTIFIED CORNER RECORD NO. 37215); THENCE SOUTH 01°10'33" EAST ALONG THE EAST LINE OF SAID NORTHEAST 1/4 FOR 1948.49 FEET TO AN 4" X 4" CONCRETE MONUMENT "NO IDENTIFICATION" AT THE NORTHEAST CORNER OF THE "MINZENBERG AND BIRD" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 4569, PAGE 268 OF THE PUBLIC RECORDS OF SAID ALACHUA COUNTY; THENCE CONTINUE SOUTH 01°10'33" EAST ALONG SAID EAST LINE AND ALONG THE EASTERLY LINE OF SAID "MINZENBERG AND BIRD" PARCEL FOR 60.00 FEET TO THE SOUTHEAST CORNER OF SAID "MINZENBERG AND BIRD" PARCEL, AND THE NORTHEAST CORNER OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF SAID PUBLIC RECORDS; THENCE CONTINUE SOUTH 01°10'33" EAST ALONG SAID EAST LINE AND ALONG THE EAST LINE OF SAID "BIRD AND MINZENBERG" PARCEL FOR 152.48 FEET; THENCE SOUTH 88°49'27" WEST FOR 503.52 FEET TO THE NORTHEAST CORNER OF AN 100 FOOT BY 100 FOOT TOWER PARCEL; THENCE SOUTH 88°49'27" WEST ALONG THE NORTH LINE OF SAID TOWER PARCEL FOR 55.00 FEET TO THE POINT OF BEGINNING OF THE CENTERLINE OF THE HEREIN DESCRIBED 30 FOOT WIDE NON-EXCLUSIVE INGRESS, EGRESS AND UTILITY EASEMENT; THENCE NORTH 01°10'33" WEST FOR 109.77 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 70.00 FEET, A CENTRAL ANGLE OF 90°14'48", AND A CHORD OF 99.21 FEET THAT BEARS NORTH 46°17'57" WEST; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE FOR 110.26 FEET TO A POINT OF TANGENCY; THENCE SOUTH 88°34'38" WEST FOR 676.12 FEET TO AN INTERSECTION WITH THE WESTERLY LINE OF SAID "MINZENBERG AND BIRD" PARCEL, AND THE EASTERLY RIGHT-OF-WAY LINE OF NORTHEAST 194TH PLACE, AND THE POINT OF TERMINUS OF THE HEREIN DESCRIBED CENTERLINE.

CONTAINING 26,884 SQUARE FEET (0.617 ACRES), MORE OR LESS.

PROPERTY DESCRIPTIONS

VERIZON WIRELESS EQUIPMENT LEASE AREA
(PREPARED BY GEOLINE SURVEYING, INC.)

THAT PART OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA, SITUATED IN THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, SAID ALACHUA COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT AN 5/8" IRON ROD AND CAP STAMPED "PLS 2047" AT THE NORTHEAST CORNER OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA (AS DEPICTED ON FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION CERTIFIED CORNER RECORD NO. 37215); THENCE SOUTH 01°10'33" EAST ALONG THE EAST LINE OF SAID NORTHEAST 1/4 FOR 1948.49 FEET TO AN 4" X 4" CONCRETE MONUMENT "NO IDENTIFICATION" AT THE NORTHEAST CORNER OF THE "MINZENBERG AND BIRD" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 4569, PAGE 268 OF THE PUBLIC RECORDS OF SAID ALACHUA COUNTY; THENCE CONTINUE SOUTH 01°10'33" EAST ALONG SAID EAST LINE AND ALONG THE EASTERLY LINE OF SAID "MINZENBERG AND BIRD" PARCEL FOR 60.00 FEET TO THE SOUTHEAST CORNER OF SAID "MINZENBERG AND BIRD" PARCEL, AND THE NORTHEAST CORNER OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF SAID PUBLIC RECORDS; THENCE CONTINUE SOUTH 01°10'33" EAST ALONG SAID EAST LINE AND ALONG THE EAST LINE OF SAID "BIRD AND MINZENBERG" PARCEL FOR 152.48 FEET; THENCE SOUTH 88°49'27" WEST FOR 503.52 FEET TO THE NORTHEAST CORNER OF AN 100 FOOT BY 100 FOOT TOWER PARCEL; THENCE CONTINUE SOUTH 88°49'27" WEST ALONG THE NORTH LINE OF SAID TOWER PARCEL FOR 100.00 FEET TO THE NORTHWEST CORNER OF SAID TOWER PARCEL; THENCE SOUTH 01°10'33" EAST ALONG THE WEST LINE OF SAID TOWER PARCEL FOR 28.00 FEET; THENCE NORTH 88°49'27" EAST FOR 15.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE NORTH 88°49'27" EAST FOR 15.00 FEET; THENCE SOUTH 01°10'33" EAST FOR 30.00 FEET; THENCE SOUTH 88°49'27" WEST FOR 15.00 FEET; THENCE NORTH 01°10'33" WEST FOR 30.00 FEET TO SAID POINT OF BEGINNING.

CONTAINING 450 SQUARE FEET (0.010 ACRES), MORE OR LESS.

VERIZON WIRELESS PROPANE TANK LEASE AREA
(PREPARED BY GEOLINE SURVEYING, INC.)

THAT PART OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA, SITUATED IN THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, SAID ALACHUA COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT AN 5/8" IRON ROD AND CAP STAMPED "PLS 2047" AT THE NORTHEAST CORNER OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA (AS DEPICTED ON FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION CERTIFIED CORNER RECORD NO. 37215); THENCE SOUTH 01°10'33" EAST ALONG THE EAST LINE OF SAID NORTHEAST 1/4 FOR 1948.49 FEET TO AN 4" X 4" CONCRETE MONUMENT "NO IDENTIFICATION" AT THE NORTHEAST CORNER OF THE "MINZENBERG AND BIRD" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 4569, PAGE 268 OF THE PUBLIC RECORDS OF SAID ALACHUA COUNTY; THENCE CONTINUE SOUTH 01°10'33" EAST ALONG SAID EAST LINE AND ALONG THE EASTERLY LINE OF SAID "MINZENBERG AND BIRD" PARCEL FOR 60.00 FEET TO THE SOUTHEAST CORNER OF SAID "MINZENBERG AND BIRD" PARCEL, AND THE NORTHEAST CORNER OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF SAID PUBLIC RECORDS; THENCE CONTINUE SOUTH 01°10'33" EAST ALONG SAID EAST LINE AND ALONG THE EAST LINE OF SAID "BIRD AND MINZENBERG" PARCEL FOR 152.48 FEET; THENCE SOUTH 88°49'27" WEST FOR 503.52 FEET TO THE NORTHEAST CORNER OF AN 100 FOOT BY 100 FOOT TOWER PARCEL; THENCE CONTINUE SOUTH 88°49'27" WEST ALONG THE NORTH LINE OF SAID TOWER PARCEL FOR 100.00 FEET TO THE NORTHWEST CORNER OF SAID TOWER PARCEL; THENCE SOUTH 01°10'33" EAST ALONG THE WEST LINE OF SAID TOWER PARCEL FOR 61.00 FEET; THENCE NORTH 88°49'27" EAST FOR 15.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE NORTH 88°49'27" EAST FOR 10.00 FEET; THENCE SOUTH 01°10'33" EAST FOR 4.00 FEET; THENCE SOUTH 88°49'27" WEST FOR 10.00 FEET; THENCE NORTH 01°10'33" WEST FOR 4.00 FEET TO SAID POINT OF BEGINNING.

CONTAINING 40 SQUARE FEET (0.001 ACRES), MORE OR LESS.

TITLE REPORT REVIEW NOTE

I HAVE REVIEWED THE TITLE REPORT PREPARED BY CARTERET TITLE, LLC, FOR TAX PARCEL NUMBER: 18442 002 000 AND TAX PARCEL NUMBER 18442-000-000, ALACHUA COUNTY, FLORIDA, WITH AN EXAMINATION PERIOD OF DECEMBER 1, 1971 TO MARCH 11, 2018, AND FIND AS FOLLOWS WITH RESPECT TO THE FOLLOWING ITEMS LISTED ON SAID REPORT:

1) TAXES: PAID THROUGH 2017. NOT THE TYPE TO BE DEPICTED HEREON.

2) ANY UNRECORDED LEASES OR UNFILED MECHANIC'S LIENS. NOT THE TYPE TO BE DEPICTED HEREON.

3) SUCH STATE OF FACTS AS MIGHT BE DISCLOSED BY A PHYSICAL SURVEY OF THE PREMISES. AS DEPICTED HEREON.

4) ZONING RESTRICTIONS, SPECIAL USE PERMITS OR PROFFERS. NOT THE TYPE TO BE DEPICTED HEREON.

5) DEEDS OF TRUST: NONE IN SEARCH PERIOD. NOTHING TO ADDRESS HEREON.

6) LEASES: NONE IN SEARCH PERIOD. NOTHING TO ADDRESS HEREON.

7) RECORDED LIENS: NONE IN SEARCH PERIOD. NOTHING TO ADDRESS HEREON.

8) CONDITIONS AND RESTRICTIONS: NONE IN SEARCH PERIOD. NOTHING TO ADDRESS HEREON.

9) EASEMENTS: NONE IN SEARCH PERIOD. NOTHING TO ADDRESS HEREON.

10) OTHER:

A) LETTERS OF ADMINISTRATION (SINGLE PERSONAL REPRESENTATIVE) IN REGARDS TO THE ESTATE OF PAUL LLOYD BIRD, ORDERED OCTOBER 31, 2006, FILED NOVEMBER 1, 2006, RECORDED NOVEMBER 3, 2006, IN BOOK 3491, PAGE 284. NOT THE TYPE TO BE DEPICTED HEREON.

B) LAST WILL AND TESTAMENT OF PAUL L. BIRD, DATED AUGUST 5, 2002, FILED OCTOBER 13, 2006, RECORDED NOVEMBER 3, 2006 IN BOOK 3491, PAGE 339. NOT THE TYPE TO BE DEPICTED HEREON.

C) ORDER OF DISCHARGE (SINGLE PERSONAL REPRESENTATIVE) IN REGARDS TO THE ESTATE OF PAUL LLOYD BIRD, ORDERED AUGUST 6, 2007, FILED AUGUST 7, 2007, RECORDED AUGUST 9, 2007 IN BOOK 3657, PAGE 776. NOT THE TYPE TO BE DEPICTED HEREON.

D) LETTERS OF ADMINISTRATION (SINGLE PERSONAL REPRESENTATIVE) IN REGARDS TO THE ESTATE OF VIRGINIA K. BIRD, ORDERED APRIL 13, 2017, FILED APRIL 17, 2017, RECORDED APRIL 19, 2017 IN BOOK 4509, PAGE 457. NOT THE TYPE TO BE DEPICTED HEREON.

E) ORDER ADMITTING WILL TO PROBATE AND APPOINTING PERSONAL REPRESENTATIVE (FORMAL ADMINISTRATION – SINGLE PR – SELF-PROVED), ORDERED APRIL 13, 2017, FILED APRIL 17, 2017, RECORDED APRIL 19, 2017, IN BOOK 4509, PAGE 458. NOT THE TYPE TO BE DEPICTED HEREON.

F) LAST WILL AND TESTAMENT OF VIRGINIA K. BIRD, DATED APRIL 5, 2007, FILED MARCH 29, 2017, RECORDED APRIL 19, 2017, IN BOOK 4509, PAGE 478. NOT THE TYPE TO BE DEPICTED HEREON.

GEOLINE SURVEYING, INC.
Professional Land Surveyors
13430 NW 104th Terrace, Suite A
Alachua, Florida 32615
(386)418-0500 Fax: (386)462-9986
geoline@geolineinc.com

DESIGNED	FLOYD CURTIS	SCALE	AS SHOWN
DRAWN	FLOYD CURTIS	DATE	APRIL 2, 2018
CHECKED	DAVE SHORT	PROJECT #	276-210

VERTEX DEVELOPMENT SITE NO. FL-5269
EARLETON SITE, ALACHUA COUNTY, FLORIDA

DRAWING# 276-210 | SHEET# 3 OF 3

Soil Map - Alachua County, FL

Map Scale: 1:2,230 if printed on A landscape (11" x 8.5") sheet.

N

Meters: 0 30 60 120 180

Feet: 0 100 200 400 600

Map projection: Web Mercator Corner coordinates: WGS84 Edge tics: UTM Zone 17N WGS84

MAP LEGEND

Area of Interest (AOI)

Area of Interest (AOI)

Soils

Soil Map Unit Polygons

Soil Map Unit Lines

Soil Map Unit Points

Special Point Features

Blowout

Borrow Pit

Clay Spot

Closed Depression

Gravel Pit

Gravelly Spot

Landfill

Lava Flow

Marsh or swamp

Mine or Quarry

Miscellaneous Water

Perennial Water

Rock Outcrop

Saline Spot

Sandy Spot

Severely Eroded Spot

Sinkhole

Slide or Slip

Sodic Spot

Spoil Area

Stony Spot

Very Stony Spot

Wet Spot

Other

Special Line Features

Water Features

Streams and Canals

Transportation

Rails

Interstate Highways

US Routes

Major Roads

Local Roads

Background

Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:15,800.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
Web Soil Survey URL:
Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Alachua County, Florida
Survey Area Data: Version 20, Sep 16, 2019

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Nov 13, 2014—Nov 12, 2017

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
13	Pelham sand	3.3	21.6%
16	Surrency sand	0.3	1.8%
49	Lochloosa fine sand, 0 to 2 percent slopes	11.8	76.5%
Totals for Area of Interest		**15.5**	**100.0%**

VERTEX
DEVELOPMENT, LLC

February 21, 2019

RE: 199' MONOPOLE PERSONAL WIRELESS SERVICES FACILITY ("TOWER")
NE 194th Street, Waldo, FL 32694
Parcel Identification Number 18442-002-000 & 18442-000-000

Dear Neighbor:

Vertex Development, LLC ("Vertex"), is proposing to construct a 199' monopole-type Tower within a 100'x100'lease area, east of NE 194 St., Parcel ID 18442-002-000 & 18442-000-000, totaling 14 acres, MOL. These parcels are zoned A (Agriculture) with a Rural/Agriculture land use designation.

Vertex will be applying for a Tier III Special Use Permit through the Alachua County Land Development Code, Article XII, Section 404.51, et al.

Vertex will be holding a community meeting to discuss the proposed Tower project and seek public comment at the following place and time:

Tuesday, March 12, 2019, at 6:00 PM
Lighthouse Global Ministries
11401 NE US Hwy 301
Waldo, FL 32694

Below, please find a photo of a similar, existing tower located in Hamilton County, Florida. We will present additional information materials, including proposed site plans and photo simulations at the meeting.

In the event you have questions and are unable to attend the meeting, please do not hesitate to contact me at (813) 335-4768 or info@vertexdevelopment.net for more information.

Sincerely,

Alan Ruiz
Vertex Development, LLC

405 S. Dale Mabry Hwy. Suite 244, Tampa, FL 33609
Phone 813·335·4768 Fax 813·436·5674

18441-006-000
BROWN, HAROLD B & BRENDA J
1024 TURTLE CREEK DR NORTH
JACKSONVILLE, FL 32218

18445-000-000
WATSON ERNEST HEIRS
10919 NE 194TH ST
WALDO, FL 32694-4246

18439-005-000
GREEN COLLIS L HEIRS
11209 NE 194TH ST
WALDO, FL 32694-4251

18473-002-000
BLACK AND MATTHEWS CO-TRUSTEES
11421 NE 205TH TER
WALDO, FL 32694

18442-000-000
BIRD & MINZENBERG
11927 PACIFIC AVE
LOS ANGELES, CA 90066

18444-000-000
CUE & MCKINNEY
1212 SE 9TH ST
GAINESVILLE, FL 32601-8020

18451-000-000
VANDERSCHOOT TRUSTEE &
VANDERSCHOOT TRUSTEE
1420 NW 23RD AVE
GAINESVILLE, FL 32605-3017

18441-004-000
BOWEN, HERBERT C & MARJORIE D
14921 SW 154TH TER
MIAMI, FL 33187

18442-002-000
BIRD & MINZENBERG
1707 NW 51ST TER
GAINESVILLE, FL 32605-3309

18453-001-000
WANTON, HAROLD
1737 STATE RD 20
HAWTHORNE, FL 32641

18440-001-000
YOUNG J C & ELLA
19101 NE 114TH AVE
WALDO, FL 32694-4238

18461-000-000
BRISTOR SALINA K
19117 NE 108TH PL
WALDO, FL 32694-4218

18450-001-000
GREEN EUGENE
19120 NE 108TH PL
WALDO, FL 32694

18440-000-000
YOUNG MANDY HEIRS
19303 NE 114TH AVE
WALDO, FL 32694

18450-000-000
YOUNG, MANDY HEIRS
19303 NE 114TH AVE
WALDO, FL 32694

18439-000-000
GREEN, DOROTHY HEIRS
19417 NE 114TH AVE
WALDO, FL 32694-4240

18441-003-000
MORZUCH ALBERT & CAROLYN M
19520 NE 114TH AVE
WALDO, FL 32694

18441-002-000
HUMPHREYS THOMAS H & LISA K
19616 NE 114TH AVE
WALDO, FL 32694

18441-005-000
SCHNABEL, ROBERT J & MICHELLE
197 MEADOW WOOD LN
MONROE, GA 30656-7029

18441-001-000
MCLEAN DAVID M & SANDRA
19704 NE 114TH AVE
WALDO, FL 32694

18463-015-025
HUTCHINSON KINNZON & KARLA
19957 NE 114TH AVE
WALDO, FL 32694-4298

18463-015-024
WORTHINGTON JESSICA ARIEL
20009 NE 114TH AVE
WALDO, FL 32694

18463-015-023
BROWN, JOSEPH DOUGLAS
20127 NE 114TH AVE
WALDO, FL 32694

18463-015-022
BROWN JOSEPH D
20928 NE 117TH AVE
WALDO, FL 32694

18442-001-000
MUNDEN, WILLIAM A
2526 SW 56TH AVE
GAINESVILLE, FL 32608

18439-001-000
AKINS JR & ONSTAD
4500 NE 23RD AVE
FT LAUDERDALE, FL 33308

18462-000-000
ROOK, RICHARD & LINDA
5346 AMAZON AVE
JACKSONVILLE, FL 32254

18462-001-000
ROOK, RICHARD & LINDA
5346 AMAZON AVE
JACKSONVILLE, FL 32254

18465-000-000
BECK GLEN D & DOLORES K
PO BOX 131
EARLETON, FL 32631

18456-000-000
RAYONIER ATLANTIC TIMBER, COMP
PO BOX 161139
MOBILE, AL 36616

18468-000-000
RAYONIER ATLANTIC TIMBER, COMP
PO BOX 161139
MOBILE, AL 36616

18464-005-000
MEAD & RITZ
PO BOX 294
WRIGHTSVILLE BEACH, NC 28480

18463-015-018
STALLINGS, LOUIS O & LINDA W
PO BOX 474
EARLETON, FL 32631

18442-003-000
JAMERSON & LUCAS HEIRS
PO BOX 5
EARLETON, FL 32631-0005

18448-000-000
FORD C N JR
PO BOX 563
EARLETON, FL 32631

18463-001-000
MODISETTE KATHERINE
PO BOX 566
EARLETON, FL 32631-0566

18448-001-000
HALL DAVID V
PO BOX 584
WALDO, FL 32694-0584

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3.	18451-000-000 VANDERSCHOOT TRUSTEE & VANDERSCHOOT TRUSTEE 1420 NW 23RD AVE GAINESVILLE, FL 32605-3017				
4.	18453-001-000 WANTON, HAROLD 1737 STATE RD 20 HAWTHORNE, FL 32641				
5	18450-001-000 GREEN EUGENE 19120 NE 108TH PL WALDO, FL 32694				
6	18439-000-000 GREEN, DOROTHY HEIRS 19417 NE 114TH AVE WALDO, FL 32694-4240				

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2.		18463-015-024 WORTHINGTON JESSICA ARIEL 20009 NE 114TH AVE WALDO, FL 32694				
3.	18442-001-000 MUNDEN, WILLIAM A 2526 SW 56TH AVE GAINESVILLE, FL 32608					
4.		18462-001-000 ROOK, RICHARD & LINDA 5346 AMAZON AVE JACKSONVILLE, FL 32254				
5.	18445-000-000 WATSON ERNEST HEIRS 10919 NE 194TH ST WALDO, FL 32694-4246					
6.		18442-000-000 BIRD & MINZENBERG 11927 PACIFIC AVE LOS ANGELES, CA 90066				

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3. 18440-000-000 YOUNG MANDY HEIRS 19303 NE 114TH AVE WALDO, FL 32694					
4.	18441-003-000 MORZUCH ALBERT & CAROLYN M 19520 NE 114TH AVE WALDO, FL 32694				
5. 18441-001-000 MCLEAN DAVID M & SANDRA 19704 NE 114TH AVE WALDO, FL 32694					
6.	18463-015-023 BROWN, JOSEPH DOUGLAS 20127 NE 114TH AVE WALDO, FL 32694				

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3. 18439-005-000	GREEN COLLIS L HEIRS 11209 NE 194TH ST WALDO, FL 32694-4251				
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6.	18461-000-000 BRISTOR SALINA K 19117 NE 108TH PL WALDO, FL 32694-4218				

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3. 18463-015-025 HUTCHINSON KINNZON & KARLA 19957 NE 114TH AVE WALDO, FL 32694-4298					
4.	18463-015-022 BROWN JOSEPH D 20928 NE 117TH AVE WALDO, FL 32694				
5. 18462-000-000 ROOK, RICHARD & LINDA 5346 AMAZON AVE JACKSONVILLE, FL 32254					
6.	18456-000-000 RAYONIER ATLANTIC TIMBER, COMP PO BOX 161139 MOBILE, AL 36616				

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2.	18442-003-000 JAMERSON & LUCAS HEIRS PO BOX 5 EARLETON, FL 32631-0005				
3. 18448-001-000 HALL DAVID V PO BOX 584 WALDO, FL 32694-0584					
4.	18464-005-000 MEAD & RITZ PO BOX 294 WRIGHTSVILLE BEACH, NC 28480				
5. 18448-000-000 FORD C N JR PO BOX 563 EARLETON, FL 32631					
6.	18463-015-018 STALLINGS, LOUIS O & LINDA W PO BOX 474 EARLETON, FL 32631				

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2.					
3.					
4.					
5.					
6.					

The Gainesville Sun

STATE OF FLORIDA
COUNTY OF ALACHUA

Published Daily and Sunday
Gainesville, Florida

Before the undersigned authority personally appeared Kimberly Kanemoto who on oath says that she is an Advertising Account Executive of THE GAINESVILLE SUN, a daily newspaper published in Gainesville in Alachua County, Florida (with circulation in Alachua, Bradford, Clay, Columbia, Gilchrist, Levy, Marion, Putnam Counties), that the attached copy of advertisement, being an Public Notice of Workshop relating to the matter of

Public Notice

Vertex Development, LLC, is hosting a Neighborhood Workshop on Tuesday, March 12, 2019, at 6:00 P.M., at Lighthouse Global Ministries, 11401 NE US Hwy 301 in Waldo, FL 32694. Vertex will be discussing its upcoming Alachua County zoning application for a 199' monopole-type Personal Wireless Services Facility (Tower) to be located east of NE 194th Street, Tax Parcel Numbers 18442-002-000 & 18442-000-000, totaling 14 acres, MOL. These parcels are zoned A (Agriculture) with a Rural/Agriculture land use designation.

was published in said newspaper in the issues of **Friday, March 1, 2019.**

Affiant further says that THE GAINESVILLE SUN is a newspaper published at Gainesville, in said Alachua County, Florida and that the said newspaper has heretofore been continuously published in said Alachua County, each day, and has been entered as second class mail matter at the post office in Gainesville, in said Alachua County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount for publication in said newspaper.

Sworn to and subscribed before me this
1st day of March A.D. 2019.

Notary Public

ERNEST BLAKE III
Notary Public - State of Florida
Commission # FF 243987
My Comm. Expires Jun 24, 2019
Bonded through National Notary Assn.

CALENDAR

WEEKEND'S BEST BETS

To submit a listing, send email to calendar@gainesville.com

"LAND OF LA CHUA": Commemorate the 150th anniversary of Gainesville's incorporation with "Land of LaChua ... Our Town Through The Ages." In production for more than a year, Dance Alive National Ballet choreographers Kim Tuttle and Judy Skinner have brought together the talents of their company of dancers and the resources of the community to create a walk through time with a focus on the people, nature and culture of the Gainesville area. A talk-back with artists and contributors will follow the performance, which begins at 7:30 p.m. today at the Phillips Center, 3201 Hull Road. Tickets are $45 for general admission, $30 for seniors and $15 for UF students. For more information, visit performingarts.ufl.edu or call 392-2787.

"A MIRACLE ON SOUTH DIVISION STREET": Beloved Gainesville actor Neil Page returns to the stage during the Hippodrome Theatre's presentation of "A Miracle on South Division Street," a heartfelt comedy by Tom Dudzick and the perfect show for a family night out. The story centers on The Novaks, a family is living in the east side of Buffalo, New York, where Clara happily runs her soup kitchen and tends to the family heirloom — a 20-foot shrine to the Blessed Mother. Their faith is shaken to the very core when a deathbed confession causes the family legend to unravel. The play opens today and continues through March 24 at 25 SE Second Place. Tickets are $35-$40 for adults; $28 for seniors and adults under 30; $18 for students and youths in grades K-12; and $10 for all seats on Tuesdays. For more information, or to purchase tickets, call 375-4477 or visit thehipp.org.

BALSAM RANGE: Named after a range of mountains that surround their home county of Haywood, North Carolina, Balsam Range is a huge success in the world of bluegrass music. With their intricate harmonies and impressive musicianship, they've amassed 10 accolades — including Album of the Year and Song of the Year — at the International Bluegrass Music Association Awards. The group has gained a reputation for their sincere character and dedication to the bluegrass tradition despite their numerous accomplishments. The group will perform at 7 and 9 p.m. Saturday at the Phillips Center, 3201 Hull Road. While the 7 p.m. show is sold out, tickets for the 9 p.m. show are $35; $10 for UF students. For more information, or to order tickets, visit performingarts.ufl.edu or call 392-2787.

GEORGE WORTHMORE: The New York Blues Hall of Fame inductee and 2018 International Blues Challenge semifinalist comes to Gainesville for the first time on Saturday. An adept at acoustic fingerpicking, Worthmore has played with many artists, including Ben E. King and Bo Diddley. His 20-plus-year career in the New York City music scene began with a stint as a guitarist with Kinky Friedman, and he's played backup guitar for Screamin' Jay Hawkins, Lou Christy and The Platters. His current show is a tour de force of solo acoustic guitar, from Ragtime to Blues, with some Bach thrown in, interlaced with humorous comments and amusing stories. Tickets for Worthmore's 8 p.m. performance at the Heartwood Soundstage, 619 S. Main St., are $25. For more information about the concert, call 258-8557 or visit ncblues.org or heartwoodsoundstage.com. In addition, Worthmore will be holding a guitar workshop at Cypress & Grove, 1001 NW Fourth St., on Sunday from 2 to 3 p.m. The workshop costs $20 and is open to all levels of playing.

STETSON UNIVERSITY CONCERT CHOIR: The 52 select upper-class students in the Stetson University Concert Choir are spending their Spring Break on tour, singing in communities, churches and schools from Gainesville and the Florida Panhandle to Atlanta. Their free Gainesville concert, which will be held at 7:30 p.m. Sunday, will feature singing from around the world, and will include familiar folk melodies and beloved sacred hymns. The choir, under the direction of Dr. Timothy Peter, will perform at Abiding Savior, which is located at 9700 W. Newberry Road. For more information, call 331-7770.

NEWS IN BRIEF

Police: Woman knew of child sex abuse, did nothing

Police have arrested a woman who they say ignored a child's accusations that she had been sexually abused for 10 years and later told the child to recant her story to investigators.

Amber Sanchez-Xochicale, 34, was arrested Wednesday and charged with two counts of child neglect.

Criseforo Sanchez-Xochicale, 34, was arrested Feb. 22 on one count of sexual battery of a child between the ages of 12 and 18. He is accused by police of sexually abusing the girl for 10 years, or since she was 6.

Amber Sanchez-Xochicale knew about Criseforo Sanchez-Xochicale sexually abusing the girl, including rape, and did not protect her, a Gainesville Police Department arrest report said.

Amber Sanchez-Xochicale has since blamed the child for the abuse since her alleged abuser has been arrested, police said, and told her she needed to recant the story.

After being arrested, Amber Sanchez-Xochicale denied knowing about the abuse.

Amber Sanchez-Xochicale was booked into the Alachua County Jail Wednesday afternoon and held on a $100,000 bond.

Criseforo Sanchez-Xochicale is being held in jail on a $500,000 bond.

Daniel Smithson

Parolee arrested in sex battery case

A Gainesville man and Colorado sex offender who last year was released on his own recognizance after an arrest on child sex charges in Alachua County was arrested again Wednesday on allegations he forced a teenager into sex.

Kadeem Cordale Debose, 29, of 6315 SW 13th St., was charged by the Alachua County Sheriff's Office with sexual battery of a victim aged 16 or 17 and using a communication device to facilitate a felony.

The arrest report said Debose and the girl met in their neighborhood, began texting each other and then hanging out together. He is accused of forcing her to commit two sex acts earlier this year.

Debose is a registered sex offender from Colorado after being convicted in 2015 of sexual contact with a 14-year-old. He is currently on parole, which was transferred from Colorado to Florida. He is not supposed to have smartphone and internet access as part of the parole.

Alachua County court records show that Debose was arrested last year on four counts of sexual assault by someone over 24 on a victim 16 or 17, three counts of using a computer and obscene messaging to lure a child, and one count of using a two-way communication device to facilitate a felony.

At the time of that arrest, he was also charged with violating terms of his parole.

While Debose was jailed on those charges, his attorney filed a motion to have him released on his own recognizance. The motion said he had been jailed for 40 days and that formal charges from the State Attorney's Office had not been filed, entitling him to be released under Florida Rules of Criminal Procedure.

Judge Walter Green granted the release, citing the rules.

Cindy Swirko

Public Notice

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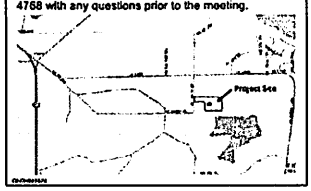


WHAT'S AHEAD

TODAY

Senior Fun Day Bowling: 10 a.m., Splitz Lanes, 1301 NW 76th Blvd., Gainesville. Tickets: $11. Call 260-4816 or 262-4200. Weekly 50 and over bowling event held on Fridays. First two weeks are free for new members.

Chicago Veterans for Peace "My Lai Memorial" exhibit: 11 a.m.-7 p.m. today and 11 a.m.-4 p.m. Saturday and March 3, Matheson History Museum, 513 E. University Ave., Gainesville. Free. Call 378-2280 or visit mathesonmuseum.org. Part of "Lessons on the Cost of War" program; guest speakers and special screenings.

Fort White High School student art show: Opening reception 5-7 p.m., Rum 138 Fine Art Gallery, 2070 SW County Road 138, Fort White. Hours: 9 a.m.-5 p.m. Thursday-Monday through March 13.

"Genesis 2.0": 6 p.m. today and 8, 6:30 p.m. Saturday, 1 p.m. and 6 p.m. March 3, 8:30 p.m. March 7 and 1 p.m. March 9, Hippodrome Theatre, 25 SE Second Place, Gainesville. $9, $7 for seniors and students. Call 375-4477.

Open jam, art show: 7 p.m.-2 a.m., Civic Media Center, 433 S. Main St., Gainesville. Free; donations accepted. Call 373-0010 or email coordinators@civicmediacenter.org. Beverages and snacks provided with donation.

"Matangi/Maya/M.I.A.": 8:30 p.m., Hippodrome Theatre, 25 SE Second Place, Gainesville. $9, $7 for seniors and students. Call 375-4477.

Alcoholics Anonymous: Visit aagainesville.org or call 372-8091. A fellowship of men and women who help each other recover from alcoholism. List of meetings available online.

Roman glass jewelry: Malgorzata's Gallery, 2441 NW 43rd St., Gainesville. Call 215-8689 or visit malgorzatas.com. Artist: Michal Kirat from Israel. Hours: 10 a.m.-6 p.m. Tuesday and Wednesday, 11 a.m. -6 p.m. Thursday and Friday and 11 a.m.-4 p.m. Saturday through March 31.

"Life and Legacy of A. Quinn Jones": 10 a.m.-6 p.m. Monday-Thursday and 10 a.m.-5 p.m. Friday and Saturday through March 31, Cone Park Library, 2801 E. University Ave., Gainesville. Artifacts and panels depicting life of A. Quinn Jones, Lincoln High School and Fifth Avenue/Pleasant Street District.

Tax preparation: Through April 15 at local libraries and Alachua County Senior Recreation Center. Free; reservation required. Visit taxaldegnv.wordpress.com. IRS-certified AARP Foundation Tax-Aide volunteers; for people with low to moderate income, especially those 50 and older.

"INTIMATE STATES: Works on paper by Eduardo Sarmiento": 8 a.m.-5 p.m. Monday-Friday and 1-4 p.m. Saturday through May 4, Historic Thomas Center, 302 NE Sixth Ave., Gainesville. Call 393-8532 or visit historicthomascenter.org. Part of Bulla Cubana celebration.

"Permian Monsters": 10 a.m.-5 p.m. Monday-Saturday and 1-5 p.m. Sunday through May 5, Florida Museum, 3215 Hull Road, Gainesville. $5.50-$8; free for UF students. Call 846-2000. Explore what Earth was like before arrival of dinosaurs and mammals; hands-on activities, fossil displays and a dig pit.

SATURDAY

Be a Firefighter: Alachua County Fire Rescue hosts its "Firefighter for a Day" event from 10 a.m. until 2 p.m. at the Professional Academies Magnet at Loften High School, 3000 E. University Ave., in Gainesville. Kids and families can see firefighter equipment up close and there will be physical fitness tasks, so everyone can see what it's like to be a firefighter.

Galloway Walking Group: 7 a.m., UF/Center for Performing Arts parking lot, corner of Bledsoe and Hull Roads, near SW 34th St., Gainesville. Email gainesvillerunwalkrun@gmail.com.

Flea market, pancakes: American Legion Auxiliary Unit 230, 8 a.m.-2 p.m., American Legion Post 230, 20370 E. Hawthorne Road, Hawthorne. Call 481-4483.

Community meditation: 9-10 a.m., Civic Media Center, 433 S. Main St., Gainesville. Free. Call 373-0010.

Gainesville Greenway Challenge: 9-11:30 a.m. Visit gnvgreenwaychallenge.org or call 262-6670. Participants work in local nature parks, removing non-native, invasive plants to restore native habitat for the plants and animals that live there and for people to enjoy. Volunteers work outdoors and should bring sunscreen, insect repellent, protective gloves and closed-toe footwear appropriate for wet conditions. Staff provides removal buckets and water.

Williston on Wheels: 9 a.m.-2 p.m., Williston Municipal Airport, 1800 SW 19th Ave., Williston. Call 816-0408. Car show; benefits Friends of Williston Police Department Inc.

Yoga for Self-Care Saturdays: 10 a.m., Civic Media Center, 433 S. Main St., Gainesville. Free. Call 373-0010. Teachings of Erinesha Hamilton of Bodeology; bring your own yoga mat.

Guided walk: 10 a.m.-noon, Kanapaha Botanical Gardens, 4700 SW 58th Drive, Gainesville. $8 for adults, $4 for children 5-13 and free for children under 5 and members. Call 372-4981. Once a month guided tour of the Gardens.

"The Boy and the Beast": 3 p.m. and 9 p.m. Saturday, 3:30 p.m. March 3, 8 p.m. March 6, 6 p.m. March 7 and 8:30 p.m. March 8, Hippodrome Theatre, 25 SE Second Place, Gainesville. $9, $7 for seniors and students. Call 375-4477.

Chiappini's concert series: 6 p.m., Chiappini's, 326 State Road 26, Melrose. Free. Call 475-9496. Front Porch Backsteppers:: Eli Tragash, Virginia Carr and Chuck Davis play variety of folk music including bluegrass, old time and country.

Star Party: 6 p.m., UF Rosemary Hill Observatory, 4551 NE 110th Ave., Bronson. Registration required. Visit alachuaastronomyclub.org/event-3265644.

Erik Abernathy Trio: 7-10:30 p.m., Downtown Wine and Cheese, 113 N. Main St., Gainesville.

'Run Amuck with the Duck' set for Saturday

By Charlie Daffron
Correspondent

Life changed forever for Caren Gorenberg, the founder and organizer of the Run Amuck with the Duck 5K, when a chest X-ray in Dec. 2006 revealed that she had a spot on her lung.

"I felt terrific," Gorenberg said. "I didn't feel any symptoms at all. Suddenly, I've gone from fine to having stage four lung cancer."

Gorenberg couldn't understand how she had gotten the disease, having never smoked in her life. She said she later learned that it's a common misconception that only people who smoke get lung cancer and that there are a number of other causes unrelated to smoking.

She underwent surgery and chemo to treat the disease, but the prognosis wasn't good. Her doctor estimated she only had about 12-14 months to live.

Dr. Lucio Gordan, Gorenberg's physician, prescribed her a drug called Tarceva in hopes that it would help extend her life expectancy.

"I call it my 'golden pill,'" Gorenberg said. "I still take it today."

With the medicine's help and further treatment, Gorenberg's cancer was in remission and she was invited to attend an annual gala for the Bonnie J. Addario Lung Cancer Foundation in 2009.

Attending the gala inspired Gorenberg. She wanted to find a way to help other people with lung cancer and to help erase the stigma that surrounds it.

Before long, the Run Amuck with the Duck 5K was born.

Gorenberg's idea was to host the race on the grounds of the North Florida Regional Medical Center and route it so that the runners would pass by the offices of all the doctors that treated her.

The name of the race was inspired by Crackers the Duck, MD, a Beanie Baby that was a gift from Gorenberg's son when she started chemotherapy.

Crackers was dressed in scrubs and had an IV pole with the information for Gorenberg's chemo drug written on the bag. He came with a note that said, 'Tell Dr. Gordan I'll have what she's having.'

Now race participants can run alongside a life-sized Crackers the Duck for a good cause.

This year, the Run Amuck with the Duck 5K celebrates its 10th anniversary. In that time, the race has raised more than $500,000 for patient services and lung cancer research.

"About 400 people a day die from lung cancer," Gorenberg said, "which is more than any other type of cancer. It's a problem that deserves our attention."

Gorenberg says this year's race has already raised more than $40,000 of its $50,000 goal.

"I'm so grateful that I'm still here to do this," she said, "And I hope what we're doing can help make this disease more manageable for other people, too."

The 10th Annual Run Amuck with the Duck 5K will take place Saturday at North Florida Regional Medical Center. Registration will begin at 8 a.m. and the race will start at 9 a.m. Registration will cost $30-35.

VERTEX DEVELOPMENT, LLC

Community Meeting: Proposed 199' Wireless Tower at NE 194th St

Tuesday, March 12, 2019 - 6:00 P.M.

Lighthouse Global Ministries

11401 NE Hwy 301, Waldo, FL 32694

NAME	ADDRESS	E-MAIL ADDRESS
Eugene Green	11209 NE 194th ST Waldo FL	Eugene@Green@yahoo.com
Collis Green	11269 NE 194th St waldo Fl	Collisdaman@Gmail.com
Glen + Dolores Beck	P.O. Box 131 Earleton, FL 32631	beckcove@windstream.net
CAROLYN JAMERSON	P.O. BOX 5 EARLETON ~~1115~~ 11023 NE 194th ST 11015 NE 194th ST	lindseybud@aol.com
David & Sandra McLean	19704 NE 114 Ave Waldo, FL 32694	dmmclean@windstream.net

VERTEX DEVELOPMENT, LLC

Community Meeting: Proposed 199' Wireless Tower at NE 194th St

Tuesday, March 12, 2019 - 6:00 P.M.

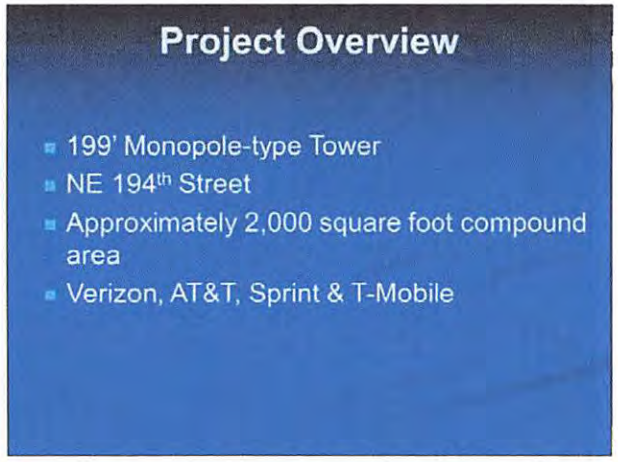
Lighthouse Global Ministries

11401 NE Hwy 301, Waldo, FL 32694

NAME	ADDRESS	E-MAIL ADDRESS
Bill Black	11421 NE 205 Ter Waldo	blackwf@icloud.com
Denise Matthews	" "	" "
Ronnie + Lillie Jones	19101 NE 114th Ave Waldo, Fl. 32694	
Eugene + Vivian Green	19120 NE 108 Pl Waldo, Fl 32694	
Katriena Tarantino	17417 NE 108th Pl Waldo, FL 32694	Katrienatarantino@gmail.com

Community Question: Are you getting a variance permit? Are you trying to change the zoning from Agricultural?

Answer: No – Vertex Development will be applying for a Special Use Permit and not trying to change the zoning from Agricultural.



Community Question: There is already a tower near us in Orange Heights. Why is there a need for another tower so close?

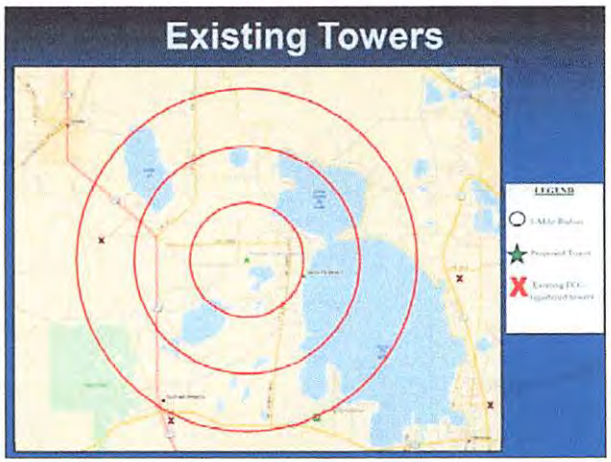
Answer: Typically there is only a 3 mile radius for coverage.

Community Question: Will the approval of this tower allow for more tower approvals to be built in this area?

Answer: Cannot say for certain, but based on the population density, that will be unlikely that another tower will be built within this search ring.

Community Question: What is the life of the tower?

Answer: 30 year lease but majority of towers last over the 30 years.



Community Question: What are the details on distance?

Answer: Each ring represents 1 mile.

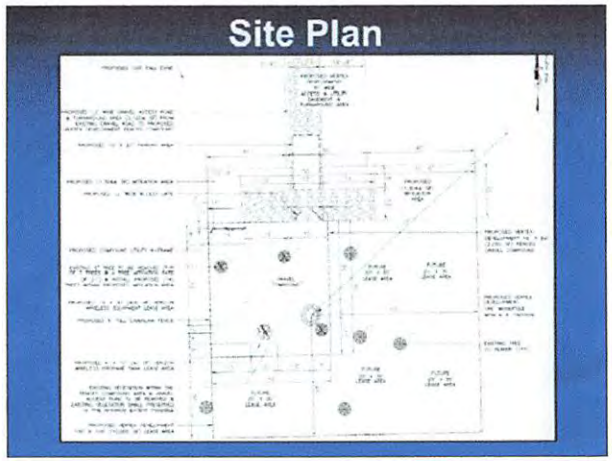
Community Question: Are all carriers on all 4 of the existing towers shown on this map, specifically is Verizon on all 4?

Answer: Not all carriers always jump on every tower erected.

Community Comment: I have seen the survey stakes and the tower location is way closer to the road than in this diagram.

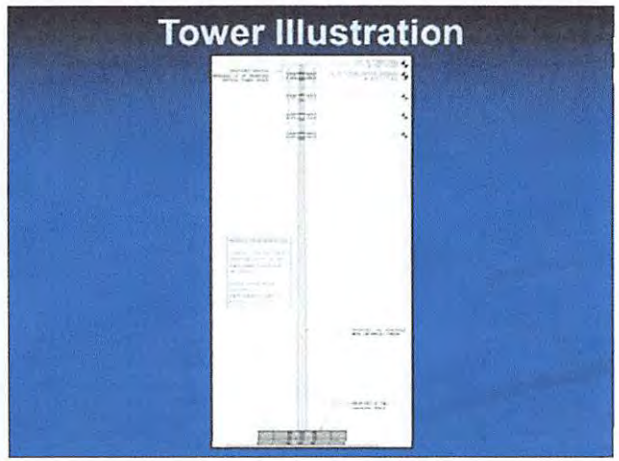
Community Question: What type of trucks will be used and how will they come in and out? Will you ruin the road and if so, will you repair?

Answer: Construction vehicles during construction but after construction, typical maintenance trucks, probably 2 max at a time. If any damage is done, necessary repairs will be made to the road.



Community Question: What type of fence is going around this compound?

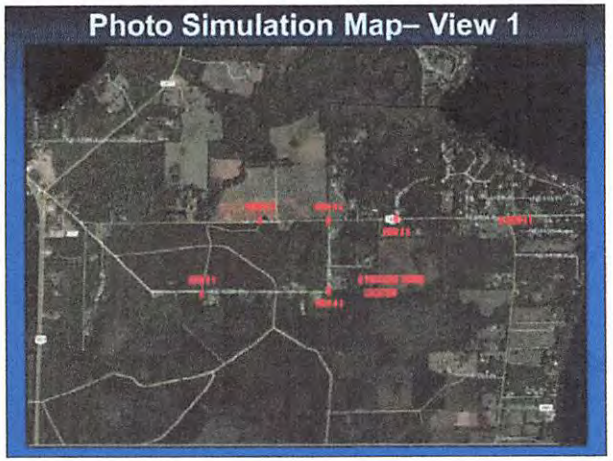
Answer: Chain link fence



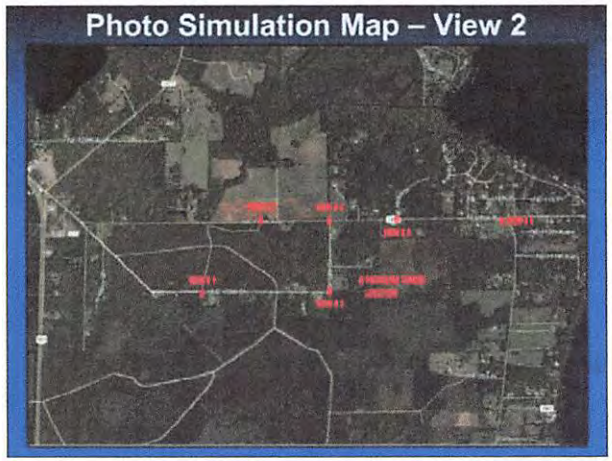
Community Question: Who will benefit from this?

Answer: Anyone with a cellphone if all carriers install, but currently, Verizon customers.

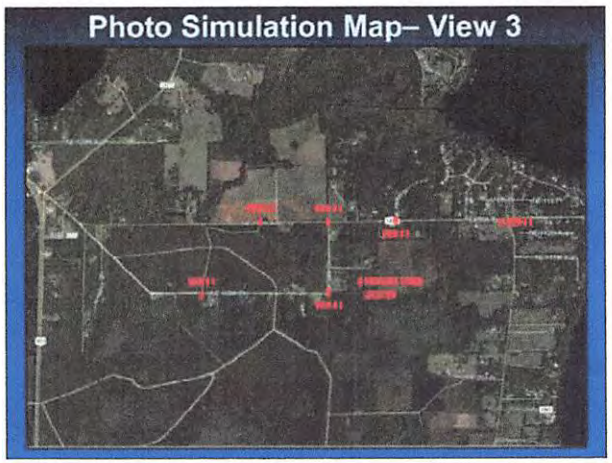
Community Comment: My service is with Verizon and I don't need better reception.

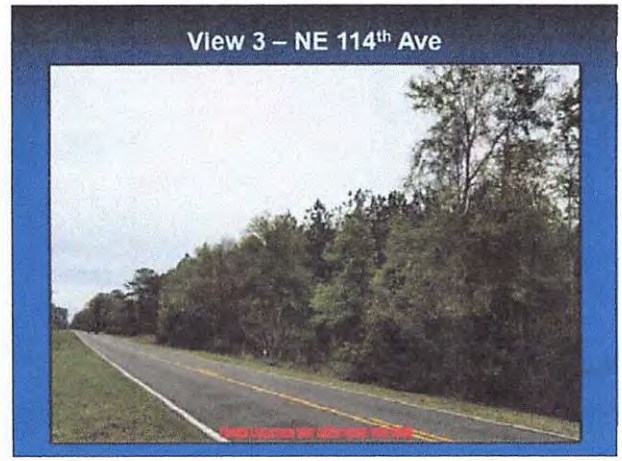


Community Comment: This is taken about 10 feet from the trees, of course you won't see the tower that close up.

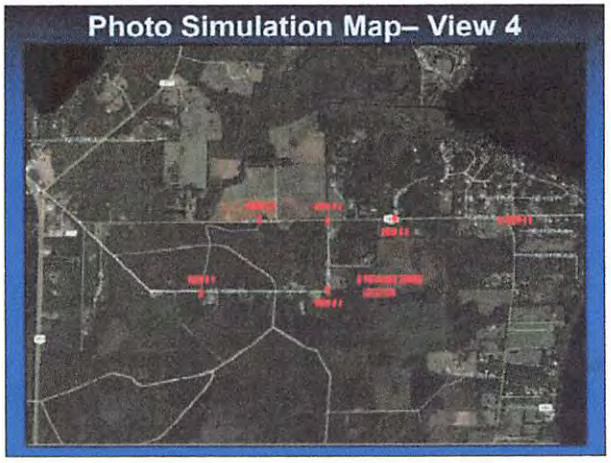


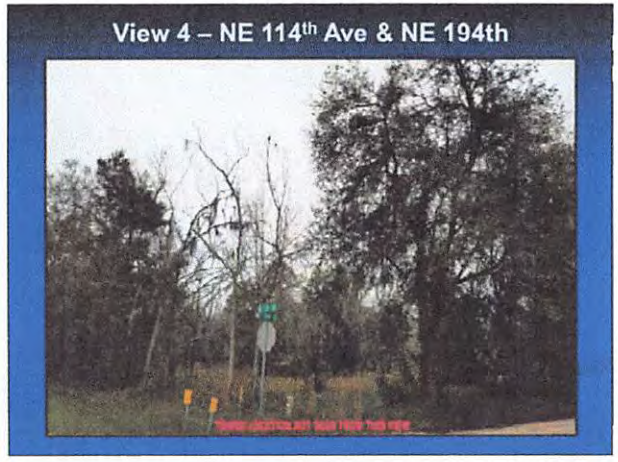
Community Comment: This looks to be taken where the utility pole is.





Community Comment: Of course your can't see the tower. The picture is taken in the wrong direction.





Community Comment: Again, this picture is not facing where the compound will be!

Photo Simulation Map– View 5

View 5 – NE 114th Ave & NE 199th Dr

Photo Simulation Map– View 6

View 5 – NE 114th Ave & NE 199th Dr

Radiofrequency Information

- Federal Communications Commission
  "Radiofrequency emissions from antennas used for cellular and PCS transmissions result in exposure levels on the ground that are typically thousands of times below safety limits…there is no reason to believe that such towers could constitute a potential health hazard to nearby residents or students."
  http://transition.fcc.gov/oet/rfsafety/rf-faqs.html
- American Cancer Society
  "At ground level near typical cellular base stations, the amount of RF energy is thousands of times less than the limits for safe exposure set by the FCC and other regulatory authorities. It is very unlikely that a person could be exposed to RF levels in excess of these limits just by being near a cell phone tower."
  http://www.cancer.org/Cancer/CancerCauses/OtherCarcinogens/AtHome/cellular-phone-towers
- World Health Organization
  "Considering the very low exposure levels and research collected to date, there is no convincing scientific evidence that the weak RF signals from base stations and wireless networks cause adverse health effects."
  http://www.who.int/mediacentre/factsheets/fs193/en
- AGL Magazine
  "It may seem counterintuitive, but sometimes the best way to reduce RF exposure for schoolchildren who use their cell phones is to place the antenna tower closer to the school."
  http://rfsafetysolutions.com/PDF%20files/AGL_NOV09_Tower_Safety.pdf

Community Comments: The FCC regulations are from 1996. There should be an update.

Questions?

VERTEX
DEVELOPMENT, LLC

November 25, 2019

Alachua County – Growth Management
Attention: Development Services Division
10 SW 2nd Ave
Gainesville, FL 32601

RE: Special Use Application to allow for the construction and use of a 199-foot Monopole Personal Wireless Services Facility

Applicant: **Vertex Development, LLC**
405 South Dale Mabry Hwy #244
Tampa, FL 33609

Owner: **Nathan Bird & Laura Bird Minzenberg**
11930 NE 205th Terrance
Earleton, Florida, 32631

Contacts: **Alan Ruiz or Jennifer C. Frost, PMP**
813-335-4768 / 813-480-7855
alanruiz@vertexdevelopment.net

Dear Sir or Madam:

Enclosed please find Vertex Development, LLC's (Vertex) application for Special Use Approval to construct a 199' monopole-type Personal Wireless Services Facility ("PWSF" or "Tower"). We have included the following documents pursuant to the Alachua County Land Development Code for Vertex's submittal:

- Zoning Application for Special Use
- Property Owner's Affidavit
- Property Cards and Tax Receipts
- Neighborhood Workshop Package
- Legal Descriptions
- Detailed Description *(this narrative letter)*
- Boundary Survey
- Site Plans
- Environmental Resources Checklist
- Wetland Delineation Report
- FNAI Biodiversity Matrix
- Soils Map
- PWSF Checklist
- Visual Impact Analysis Report
- Radiofrequency Package with Carrier Authorization
- Existing Towers Map
- FAA Determination
- FCC Registration
- Airport Map
- Fall Zone Letter
- Zoning Affidavit

Vertex is requesting a Special Use Permit for a 199' Tower and associated ground equipment to be located on the property east of NE 194th Place in Earleton, Florida; Parcels: 18442-002-000 (the southern portion of which) and 18442-000-000. The total affected parent parcels are approximately 15.8 acres MOL (according to the Alachua County Property Appraiser) and both are vacant. The parcels are zoned "Agricultural" with a future land use of "Agricultural."

The Tower will be designed to accommodate the four regional wireless telecommunication providers (Verizon, AT&T, T-Mobile, and Sprint). The tower compound lease area is comprised of 10,000 square feet in addition to any required easements for access and utilities.

Please find below a description how Vertex's application meets the criteria of the applicable sections of the Alachua County Land Development Code.

ARTICLE XII. - PERSONAL WIRELESS SERVICES FACILITIES

...

Sec. 404.54. - Tiered permit process and standards.

All PWSF applications shall be processed according to the following tiers:...

(c) *Tier three.* Those applications not consistent with tier one or tier two standards shall be reviewed as special use permits, as found in chapter 402, article XVIII, special use permits. Tier three reviews are subject to the following review criteria: **As Vertex is proposing a 199' Monopole in an Agriculture Land Use Category, Vertex is applying for a Tier III Special Use.**

(1) *Location.*

a. The proposed PWSF shall be located in an area where the adverse visual impact on the community is minimized, as demonstrated by the visual impact analysis report described in section 404.56(c). **Please see the Visual Impact Analysis Report and Site Plans, Page A-1. The surrounding area is all agriculturally zoned.**

b. The location of a proposed PWSF shall minimize environmental impacts. Ground-mounted PWSFs should not be located in preservation areas, conservation areas, or passive recreation areas of county parks as defined by this ULDC and the comprehensive plan. **The proposed Tower is not sited within any of the listed designated areas.**

c. PWSFs greater than 200 feet in height should not be located in areas where the increased potential for bird kills is shown to exist. **Not applicable, as the proposed Tower is below 200 feet.**

d. Lighted towers using guy-wires are prohibited in conservation areas as defined by this ULDC and the Comprehensive Plan. **Not applicable – the proposed Monopole Tower is not required by the FAA to install lighting for aviation safety.**

e. Proposed PWSFS should not be visible from any designated scenic road or corridor or roads designated Old Florida Heritage Highway. **There are no designated scenic roads in close proximity to the proposed Tower.**

(2) *Design.* All PWSFs should be designed in such a way to minimize the adverse visual impact on the community. This may include reducing the height and silhouette in order to create the least adverse visual impact. The minimum height necessary to provide the

applicant carrier's designed service to the area should be utilized, as verified by an independent radio frequency (RF) analysis. In general, a monopole tower or concealed tower is considered to have less visual impact than alternative tower designs. **Vertex is proposing a 199' monopole-type Tower at the minimum height necessary to accomplish the carriers' coverage objectives.**

(d) *Development standards for tier two and tier three.* All applications for tier two or tier three review shall comply with the following standards:

(1) *Setbacks and separation.* All new towers and accessory structures shall comply with standard zoning district setbacks for a primary structure or other setbacks described in this Article, whichever is greater. All non-concealed PWSFs shall be located behind the principal building line. If the PWSF is mounted on a building, it shall not be visible from the front of the building at the pedestrian level. **The proposed Tower complies with all setbacks. Please see Site Plans, Page C-4, for illustration.**

(2) *Security barrier.* All ground mounted equipment for PWSF facilities shall be secured with locked gate and chain-link fence or masonry wall of at least six feet in height from finished grade. The security barrier shall be maintained by the operator of the PWSF or tower for the life of the installation. **Please see Site Plan, Page C-7, for illustration of proposed chain link fencing.**

(3) *Airport impacts.* All PWSFs must comply with Alachua County Airport Impact Regulations found in article VII of chapter 405. **Please see the Zoning Affidavit.**

(4) *Signs.* Signs for site identification and contact information are required. In addition, for public safety purposes, each PWSF shall have a weather-proof plaque mounted at eye level at or near the PWSF or structure identifying the carriers and dates of permit approval for all antennas on the structure and the location of the county office where further information can be obtained. Such information for PWSFs mounted on buildings may be maintained by the building superintendent or similar agent provided such information is readily accessible on reasonable demand during normal business hours. Any signs required by the FCC or FAA are also allowed. No other signage shall be permitted on any PWSF. **Please see Site Plans, Page C-7, for proposed signage.**

(5) *Landscape buffers.* Existing natural vegetation shall be undisturbed to the greatest extent practicable and may be counted toward the buffer requirement. Landscaping materials shall consist of xeric or drought-resistant native species and shall be maintained by the operator of the PWSF for the life of the installation...**Please see Site Plans, Page A-1, for visualization of site conditions. Vertex is proposing to utilize the existing vegetation to the greatest extent possible to meet the requirements of this section.**

(6) *Access.* A 12-foot wide stabilized access driveway and turn-around area are acceptable unless staff determines, based on public safety concerns, that circumstances require paved access. **See Site Plans, Pages C-5:7 for Access Driveway details.**

(7) *Occupancy.* Communication towers and accessory structures shall be unoccupied. **Vertex will comply with this section.**

(8) *Modifications.* All modifications that, when viewed from ground level from surrounding properties, appear to be of a different size, type or appearance than what currently exists on or associated with the PWSF, as determined by the director, must comply with the design standards of this article. For the purposes of this subsection, a co-location shall not be considered a modification. All modifications must comply with any conditions or

provisions of an existing permit, including special use permits, for the property or structure. **Vertex's future collocators shall comply with this section.**

Sec. 404.55. - Submittal requirements for tier two and tier three applications.

In addition to the information required for all development applications as found in chapter 402, article X, all applicants shall submit the following information, as applicable, as part of an application for a PWSF.

(a) A licensed carrier must either be an applicant or a co-applicant and authorization to act on behalf of the carrier must be submitted. **Please see Carrier Authorization.**

(b) Co-applicants may include the landowner of the subject property, licensed carriers and tenants for the PWSF. **Please see Zoning Application.**

(c) Copy of the FCC License (Radio Authorization Form). **Please see FCC Registration.**

(d) Evidence of compliance with applicable FAA requirements under 14 C.F.R. s. 77, as amended. This may be in the form of a copy of the FAA notice of proposed construction. **Please see FAA Determination of No Hazard.**

(e) For applications for ground-mounted facilities, proposed site plan, no larger than 24″ by 36″ with an 8 ½″ by 11″ reduced copy. Site plans should include the following: **Please see the Site Plans, which are in conformance with this section.**

(f) Information showing all private aircraft landing facilities registered by the Florida Department of Transportation that are within one mile of the proposed PWSF. **Please see the Airports Map. The closest private aircraft facility is approximately three miles from the proposed Tower.**

(g) A statement certifying that, as proposed, the PWSF complies with Alachua County Airport Impact Zoning Regulations in article VII of chapter 405. **Please see Zoning Affidavit.**

(h) A fall zone certificate from a licensed structural engineer or evidence satisfactory to the county that the tower and attached PWSFs will not pose a material danger from collapse or debris fall to habitable structures or outdoor areas where people congregate. **Please see Fall Zone Letter.**

Sec. 404.56. - Additional requirements for tier three applications.

In addition to the requirements above, an applicant for a tier three review shall submit the following information:

(a) *Detailed description of request.* Description of request including why the request is consistent with the county's comprehensive plan and the unified land development code. **This written description addresses each applicable requirement.**

(b) *Neighborhood workshop.* For all tier 3 applications, the applicant must conduct a neighborhood workshop pursuant to article V, Neighborhood Workshops in chapter 402 of this ULDC. **The Neighborhood Workshop was conducted on March 12, 2019; please see the Neighborhood Workshop Package for details.**

(c) *Visual impact analysis report...***Please see the included Visual Impact Analysis Report, which was conducted in accordance with this subsection.**

(d) *RF information.* To verify that the proposed height of the tower or antennas is necessary to provide the carrier's designed service, the following RF information shall be submitted:...**Please see the Radiofrequency Package and Existing Towers Map.**

(e) *Fees.* The fee for PWSF special use permit applications shall include the costs of retaining independent technical consultants and experts to properly evaluate the proposed PWSFs. This may include an independent RF evaluation and the preparation of photo simulations of the proposed site. **Vertex will comply with this section.**

Sec. 404.57. - Completeness review. **Vertex acknowledges and will act in accordance with this section.**

Sec. 404.58. - Review timeframes...

(b) *Tier two and tier three...* **Vertex acknowledges and will act in accordance with this section.**

Sec. 404.59. - PWSFS at public sites. **Section not applicable.**

Sec. 404.60. - Inspection, abandonment and obsolescence.

(a) *Inspection.* The owner or operator of a tower shall provide for and conduct an inspection of the tower at least once every five years. A statement shall be provided to the Alachua County Office of Codes Enforcement verifying structural integrity and tenants on the tower. **Vertex and/or its successors shall comply with this section.**

(b) *Abandonment and removal.* Any PWSF that is not operated for a continuous period of 18 months shall be considered abandoned, and the owner of such PWSF shall remove same within 90 days of notice to the Alachua County Office of Codes Enforcement that the PWSF is abandoned. If such PWSF is not removed within said 90 days, Alachua County may have the PWSF removed at the PWSF owner's expense. **Please see Zoning Affidavit.**

Sec. 404.61. - Lighting.

A PWSF shall not be artificially lighted, except for:

(a) Security and safety lighting of equipment buildings if such lighting is appropriately down-shielded to keep light within the boundaries of the site; and

(b) Such lighting of the PWSF as may be required by the Federal Communications Commission, Federal Aviation Administration (FAA) or other applicable authority installed in a manner to minimize impacts on adjacent residences. "Dual lighting" (red at night/strobe during day) shall be utilized unless otherwise recommended by FAA guidelines.

Please see FAA Determination of No Hazard, which states, "marking and lighting are not necessary for aviation safety." Vertex will act in accordance with this section, if ever applicable. There is no other proposed lighting.

Agent of Record and Authorization Statement

I, _____, as _____, for Verizon Wireless Personal Communications, LP, a Delaware limited partnership, d/b/a Verizon Wireless, with its principal offices at One Verizon Way, Mail Stop 4AW100, Basking Ridge, New Jersey 07920, hereby authorize Vertex Development, LLC, and/or any authorized representative thereof, whose address is 405 South Dale Mabry Highway, Suite 244, Tampa, Florida 33609, for the limited purpose of including Verizon Wireless as the "carrier co-applicant" for an Alachua County Tier III Special Use application and related approvals or permits for a proposed Personal Wireless Service Facility located at Northeast 194th Place, Waldo, Florida 32694, on Parcels 18442-002-000 and 18442-000-000.

Verizon Wireless Personal Communications, LP
a Delaware limited partnership
d/b/a Verizon Wireless

Signature Date

By: Michael Haven
Title: Sr Mgr-RE/Regulatory

STATE OF Florida
COUNTY OF Palm Beach

The foregoing statement was acknowledged before me on this 19th day of November, 2019, by Michael Haven, as Sr. Manager of Verizon Wireless Personal Communications, LP, a Delaware limited partnership, who is personally known to me or who has produced _____ as identification.

Marthann Gintis
Notary Public, _____
(printed name)

{NOTARY STAMP/ SEAL}

MARTHANN GINTIS
Commission # GG 264377
Expires November 13, 2022
Bonded Thru Troy Fain Insurance 800-385-7019

PAUL J. FORD & COMPANY

February 22, 2019

Expert Construction Managers, Inc.
815 Kings Ave.
Brandon, FL. 33511

Attn: Ryan Aufiero

Re: Proposed 193 Ft Monopole with 193-Ft Fall Radius
Site: FL5269 Location: NE 194th Street, Alachua County, Florida
Latitude: 29:45:19.76 Longitude: -82:06:52.87
PJF Job# 62619-0001.001.7102

Dear Mr. Aufiero:

We understand that there may be some concern on the part of local building officials regarding the reliability of communication poles. Communication structures are designed in accordance with the Telecommunications Industries Association / Electronic Industries Association Standards TIA-222-H, "Structural Standards for Antenna Supporting Structures, Antennas, and Small Wind Turbine Support Structures." This is a nationally recognized standard and is modeled after the American National Standards Institute document ANSI A58.1. The TIA-222-H standard was developed by professional engineers experienced in the design of communication structures. Much of these specific design criteria are often not available in local building codes.

The pole and its foundation will be designed per the 2018 International Building Code and the TIA-222-H standard using Load and Resistance Factor Design (LRFD) methodology. This design methodology is also used in building design and is discussed in American Institute of Steel (AISC) and American Concrete Institute (ACI) design standards. Design using LRFD methodology results in an implied safety factor of 1.8 on the steel pole structure and on the reinforced concrete foundation cross-section. A 1.8 safety factor means that the pole would have to be subjected to 80% more load (than the design load) before full yielding of the pole cross-section would theoretically occur.

This pole will be designed using a basic wind speed of 124 mph as required for use in the ANSI/TIA-222-H Standard. Risk Category II, Exposure Category C with a maximum topographic factor, Kzt, of 1.0 will be used in this design.

The monopole for this site will be designed to have a fall radius of 193-ft. This means that the primary break point will be designed to be at the base of the monopole, resulting in a design fall radius of 193-ft.

We hope this review of the proposed monopole design has given you a greater degree of comfort regarding the design capacity inherent in pole structures. Please feel free to call with any comments you may have. We can be reached at (614) 221-6679 and will be glad to discuss this matter.

If you have any questions, please do not hesitate to call.

Sincerely,

PAUL J. FORD AND COMPANY

Kurt J. Swarts, P.E.
Project Manager
e-mail:kswarts@pauljford.com

JUSTIN TODD KLINE
LICENSE
No. 79560
STATE OF
FLORIDA
PROFESSIONAL ENGINEER

Justin Kline, P.E.
Department Manager
Florida PE #79560; Company PE #2848

2-25-19

G:\TOWER\626_Expert Construction\2018\62618-0004 Ft Myers\62618-0004.001 Fall Radius.docx

Columbus
250 E Broad St, Suite 600
Columbus, OH 43215
Phone 614.221.6679

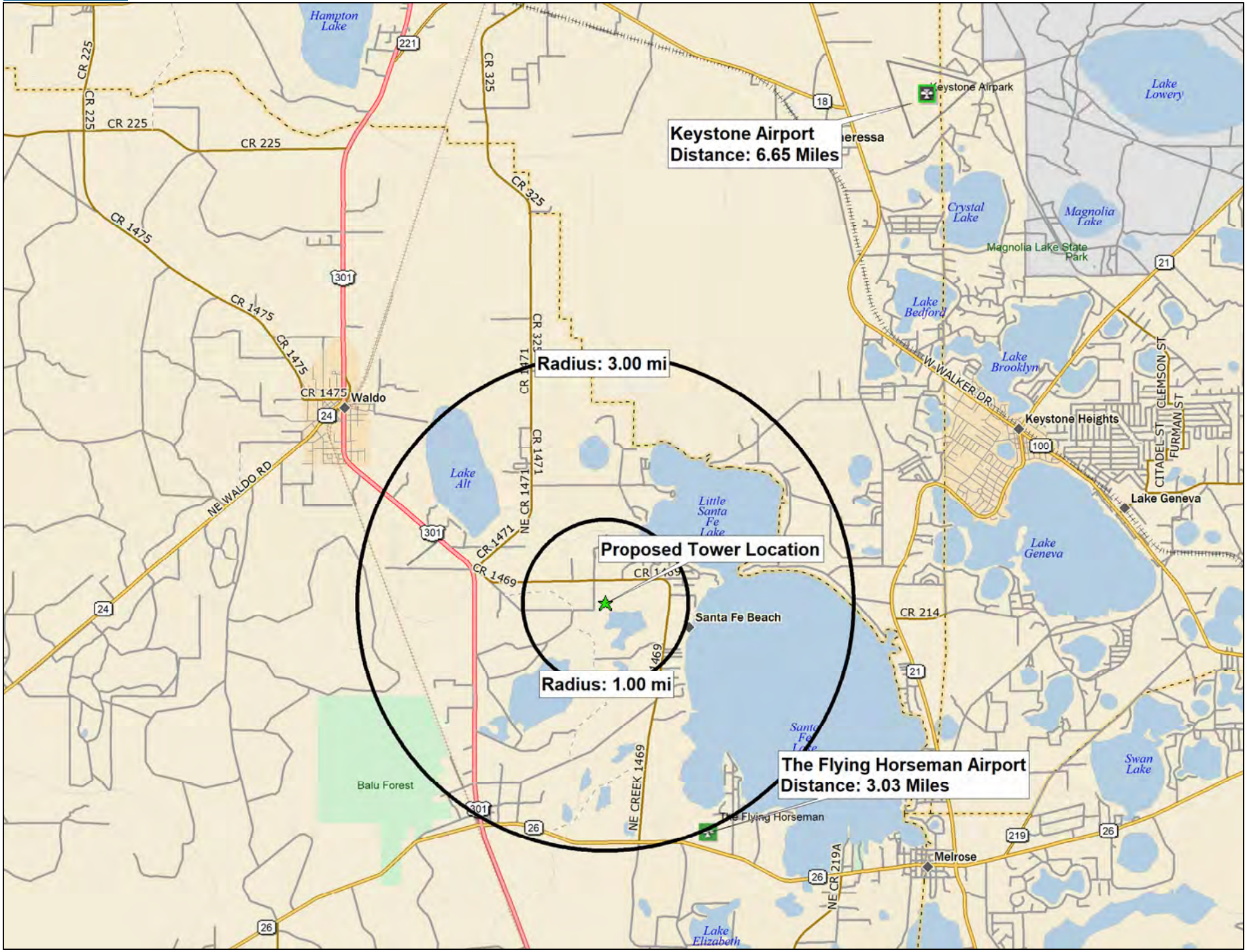
Orlando
1801 Lee Rd., Suite 230
Winter Park, FL 32789
Phone 407.898.9039

Founded in 1965

100% Employee Owned

Airports Map

DeLorme Street Atlas USA® 2011



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TN

MN (6.3°W)

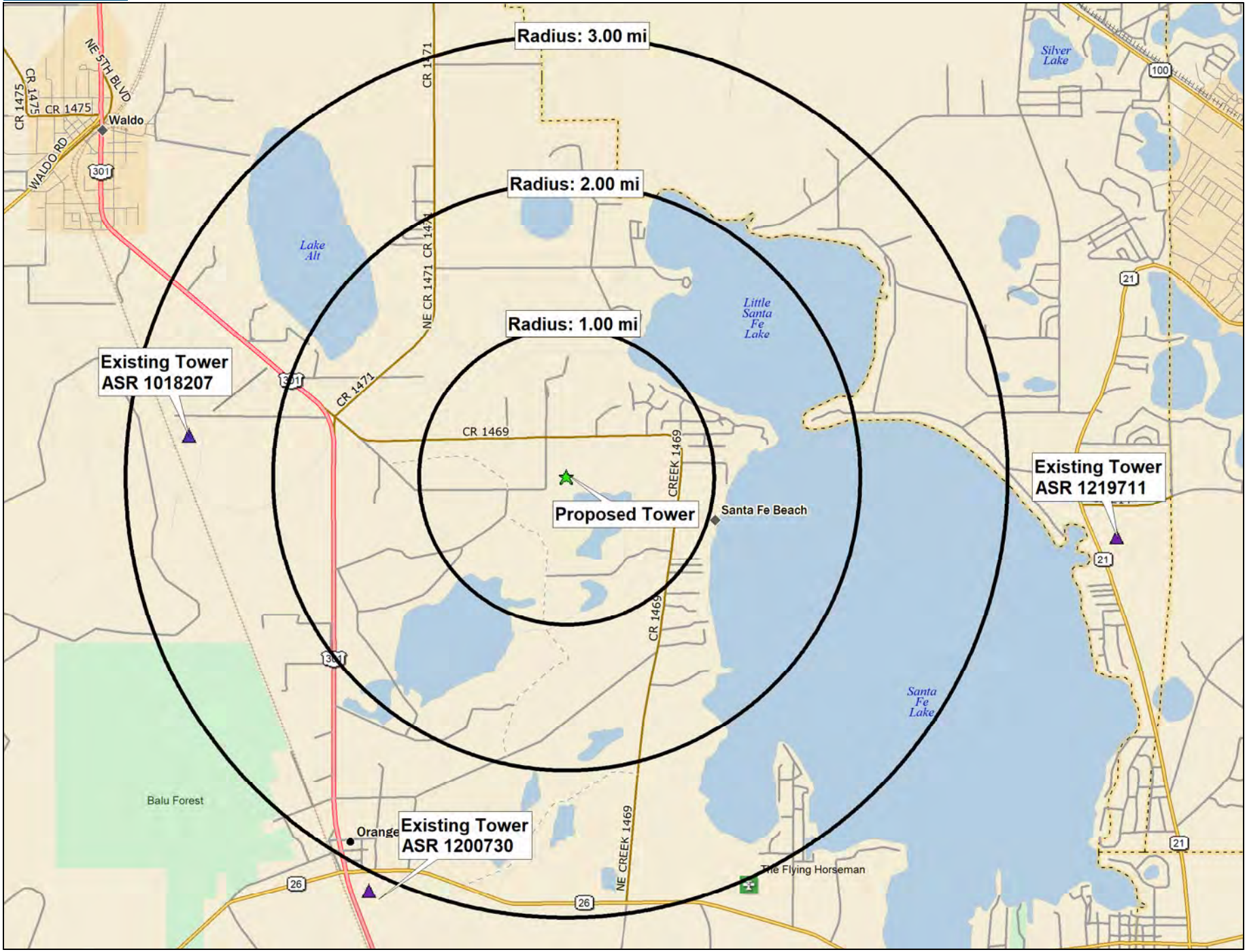
Scale 1 : 100,000

1" = 1.58 mi

Data Zoom 11-0

Existing Towers Map

DeLorme Street Atlas USA® 2011



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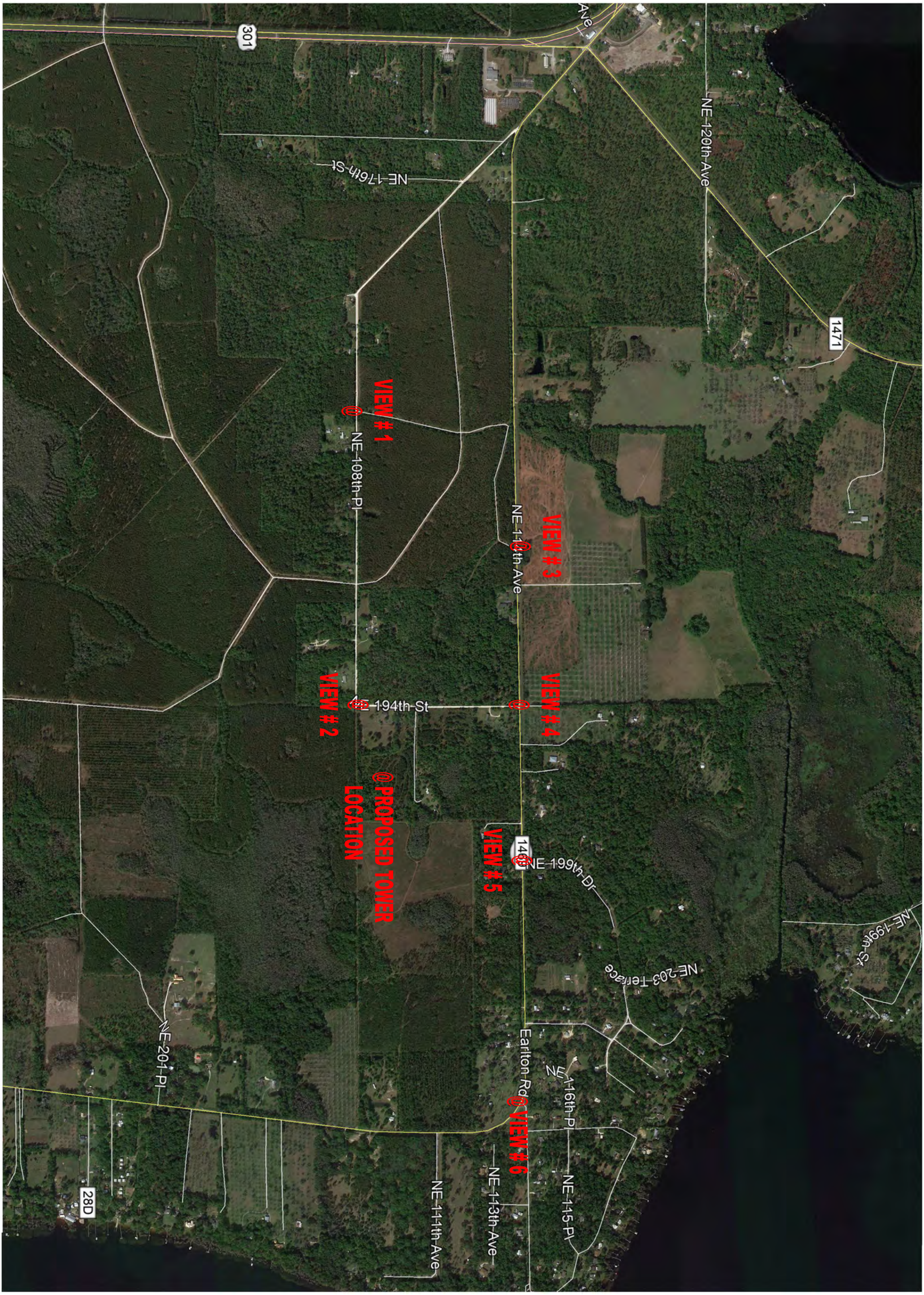
TN

MN (6.3°W)

Scale 1 : 56,250

1" = 4,687.5 ft

Data Zoom 11-7



AERIAL VIEW

For visual reference only. Actual visibility is dependant upon weather conditions, season, sunlight and viewer location.

EARLETON SITE
FL-5269
VERTEX DEVELOPMENT, LLC

SMW ENGINEERING GROUP, INC.
TOGETHER PLANNING A BETTER TOMORROW

Created By: Mike Murphy

For visual reference only. Actual visibility is dependant upon weather conditions, season, sunlight and viewer location.

View 1

EARLETON SITE
FL-5269
VERTEX DEVELOPMENT, LLC

SMW ENGINEERING GROUP, INC.
TOGETHER PLANNING A BETTER TOMORROW

Created By: Mike Murphy

For visual reference only. Actual visibility is dependant upon weather conditions, season, sunlight and viewer location.

View 2

EARLETON SITE
FL-5269
VERTEX DEVELOPMENT, LLC

SMW ENGINEERING GROUP, INC.
TOGETHER PLANNING A BETTER TOMORROW

Created By: Mike Murphy

For visual reference only. Actual visibility is dependant upon weather conditions, season, sunlight and viewer location.

View 3

EARLETON SITE
FL-5269
VERTEX DEVELOPMENT, LLC

SMW ENGINEERING GROUP, INC.
TOGETHER PLANNING A BETTER TOMORROW

Created By: Mike Murphy

View 4

For visual reference only. Actual visibility is dependant upon weather conditions, season, sunlight and viewer location.

EARLETON SITE
FL-5269
VERTEX DEVELOPMENT, LLC

SMW ENGINEERING GROUP, INC.
TOGETHER PLANNING A BETTER TOMORROW

Created By: Mike Murphy

View 5

For visual reference only. Actual visibility is dependant upon weather conditions, season, sunlight and viewer location.

EARLETON SITE
FL-5269
VERTEX DEVELOPMENT, LLC

SMW ENGINEERING GROUP, INC.
TOGETHER PLANNING A BETTER TOMORROW

Created By: Mike Murphy

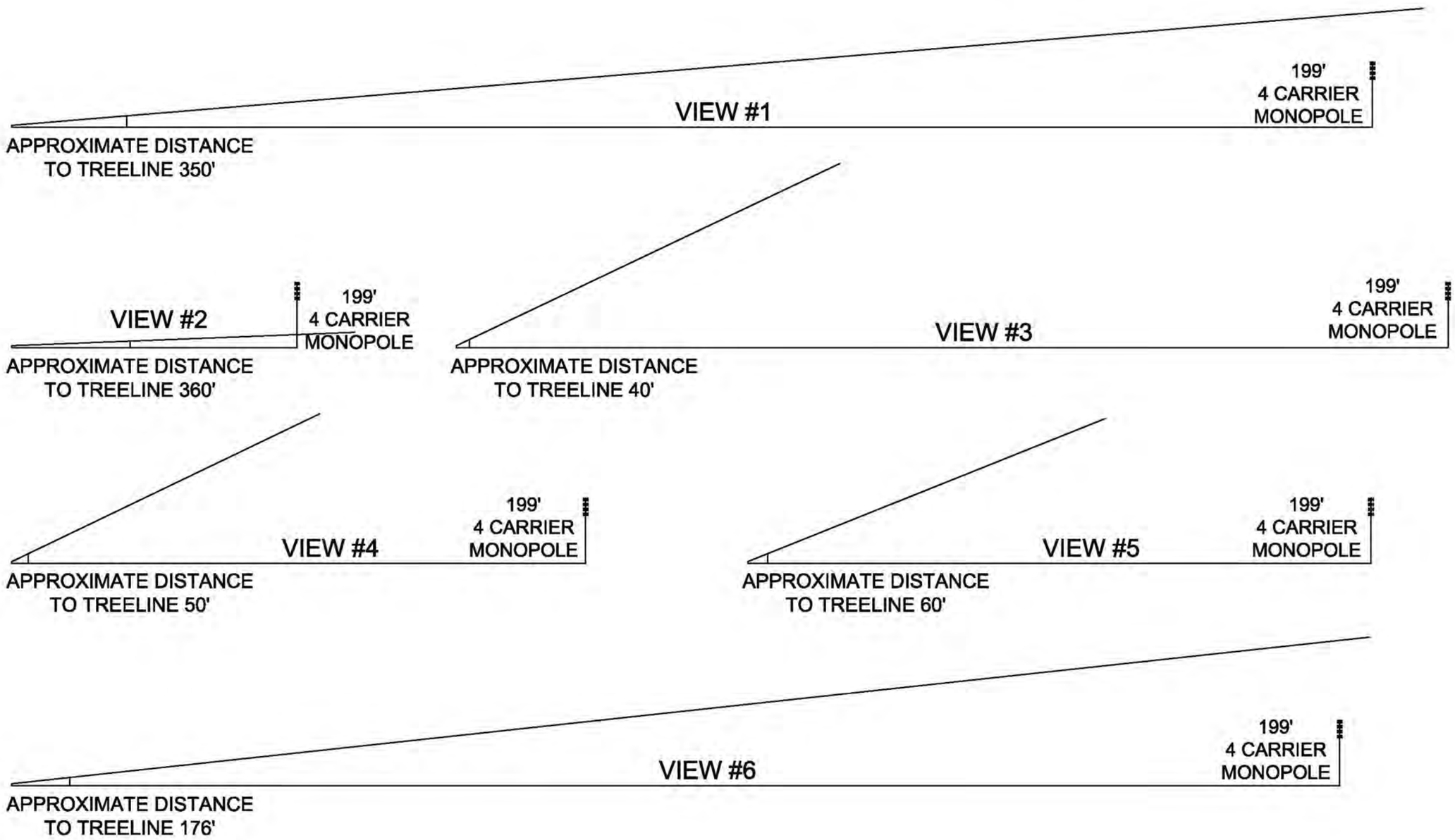
For visual reference only. Actual visibility is dependant upon weather conditions, season, sunlight and viewer location.

View 6

EARLETON SITE
FL-5269
VERTEX DEVELOPMENT, LLC

SMW ENGINEERING GROUP, INC.
TOGETHER PLANNING A BETTER TOMORROW

Created By: Mike Murphy



Created By: Mike Murphy

LINE OF SIGHT

EARLETON SITE
FL-5269
VERTEX DEVELOPMENT, LLC

For visual reference only. Actual visibility is dependant upon weather conditions, season, sunlight and viewer location.

Earleton

Alachua County, FL

Prepared by Verizon Wireless RF Engineering

Amit Raut

November 21, 2019

verizon

Introduction:

There are two main drivers that prompt the need for a new cell site. One is coverage and the other is capacity.

Coverage is the need to expand wireless service into an area that either has no service or bad service. The request for service often comes from customers or emergency personnel. Expansion of service could mean improving the signal levels in a large apartment complex or new residential community. It could also mean providing new service along a newly built highway.

Capacity is the need for more wireless resources. Cell sites have a limited amount of resources to handle voice calls, data connections, and data volume. When these limits are reached, user experience quickly degrades. This could mean customers may no longer be able to make/receive calls nor be able to browse the internet. It could also mean that webpages will be very slow to download.

Need Case for: Earleton

Summary: The existing network along County Hwy-301 and NE County Road 1471 is a known marginal coverage and therefore capacity limited area with traffic on a daily basis. This area will have an increased risk of data session drops in the foreseeable future. The proposed site will bring significant network improvements to this area along with the surrounding residential developments.

Detail below:

- Exact capacity data about sites is proprietary and cannot be disclosed due to competitive reasons.
- The existing neighbor cells to the Melrose, Waldo and Orange Heights, are forecasted to reach capacity in the near future.
- The new cell site will also provide additional coverage and capacity resources to the residential developments in the areas east and west of Hwy-301 and NE County Road 1471 . It will take users off of the neighboring sites which will alleviate the capacity constraints on them.
- This new site improve customer experience (faster webpage downloads, fewer drop calls, etc.) in the surrounding areas.
- Without the new site, neighbor sites will reach capacity limits which will negatively impact customer's ability to make/receive calls and use data services in this area.

verizon

Verizon Wireless First Tier Handoff Sites

FCC Study/ASR#	Tower Owner	Verizon Cell Site Name	Tower Height AGL (ft)	Structure Type	Latitude	Longitude
1053454	Clay Electric Cooperative INC	CLAY ELECTRIC KEYSTONE	283	Self-support	29.78681	-82.04040
1200730	Pinnacle Towers Acquisition, LLC	ORANGE HEIGHTS	270	Monopole	29.71561	-82.13720
1050971	American Tower Asset Sub, LLC	WALDO	259	Self-support	29.79972	-82.16610
1239898	T-Mobile West Tower LLC	MELROSE	260	Self-support	29.71853	-82.04360

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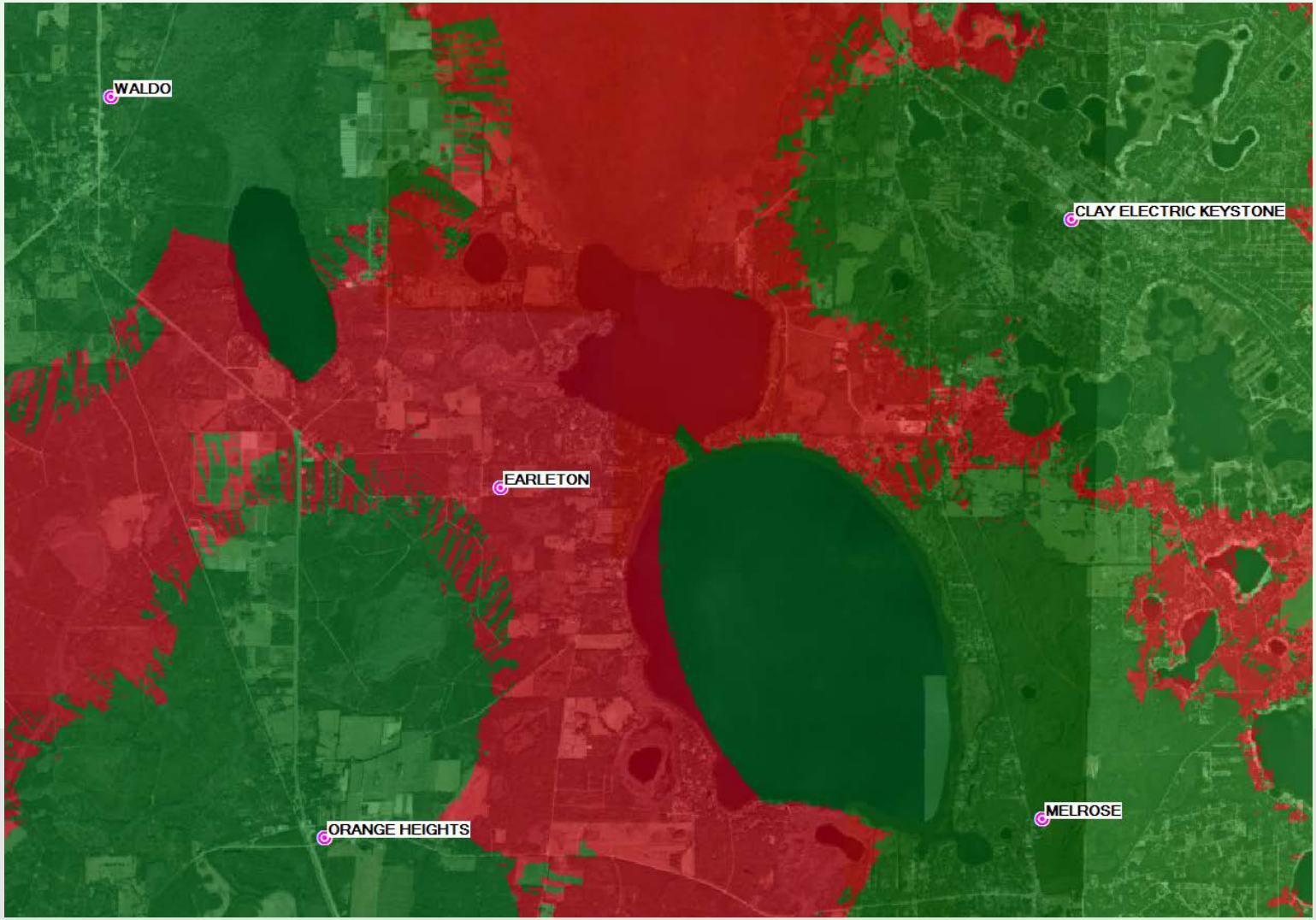
Verizon Wireless First Tier Handoff Sites

verizon

Current Coverage

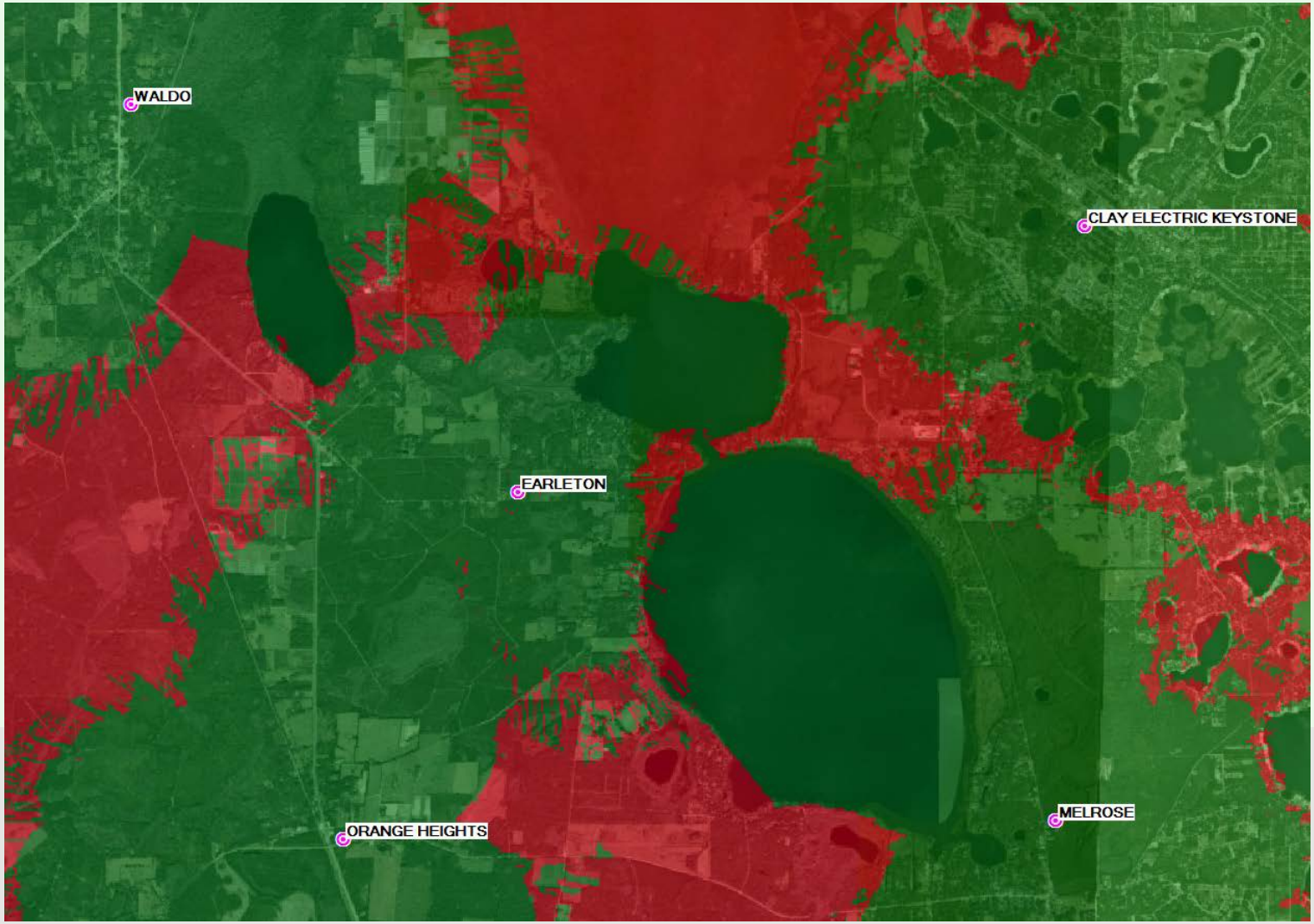


Coverage Thresholds

- Reliable Service
- Not Reliable Service

verizon

Future Coverage with proposed site



Coverage Thresholds

- Reliable Service
- Not Reliable Service

verizon

Wetland Delineation Report

August 8, 2018

Earleton

Northeast 194th Street

Waldo, Florida 32694

Trileaf # 643110

Prepared For:

Vertex Development, LLC

405 South Dale Mabry Highway, Suite 244

Tampa, FL 33609

Prepared By:

Trileaf Corporation

1051 Winderley Place, Suite 201

Maitland, FL 32751

Contents

1.0 Introduction 1
2.0 Scope of Work 1
3.0 Wetland Delineation 1
3.1 Vegetation Analysis 2
3.2 Soil Analysis 2
3.3 Analysis of Hydrologic Indicators 3
4.0 Conclusions 3
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Appendix A – Site Vicinity Map
Appendix B – Wetland Map
Appendix C – Photos
Appendix D – Field Data Forms

1.0 Introduction

This report presents the results of a wetland delineation conducted by Trileaf Corporation (Trileaf) on behalf of Vertex Development, LLC (Vertex Development). The purpose of the wetland delineation was to determine the landward extent of wetlands on portions of parcel # 18442-002-000 located at Northeast 194th Street, Waldo, Alachua County, Florida 32694. The *Project Site* refers to all areas anticipated to be disturbed as part of the proposed activities to be conducted by Vertex Development and its affiliates. Specifically, the Project Site refers to the areas as depicted in Appendix A.

Vertex Development proposes to construct a 199-foot monopole communications tower and associated equipment within a 100' by 100' lease area. Access and utilities will be granted via a proposed 30'-wide easement extending north away from the Project Site. The proposed tower site is located in a wooded area east of Northeast 194th Street, Waldo, Alachua County, Florida 32694.

2.0 Scope of Work

In accordance with Florida Administrative Code (F.A.C.) 62-340.200(19), the definition of a wetland is:

"Wetlands," as defined in Section 373.019(25), F.S., means those areas that are inundated or saturated by surface water or ground water at a frequency and a duration sufficient to support, and under normal circumstances do support, a prevalence of vegetation typically adapted for life in saturated soils. Soils present in wetlands generally are classified as hydric or alluvial, or possess characteristics that are associated with reducing soil conditions. The prevalent vegetation in wetlands generally consists of facultative or obligate hydrophytic macrophytes that are typically adapted to areas having soil conditions described above. These species, due to morphological, physiological, or reproductive adaptations, have the ability to grow, reproduce or persist in aquatic environments or anaerobic soil conditions. Florida wetlands generally include swamps, marshes, bayheads, bogs, cypress domes and strands, sloughs, wet prairies, riverine swamps and marshes, hydric seepage slopes, tidal marshes, mangrove swamps and other similar areas. Florida wetlands generally do not include longleaf or slash pine flatwoods with an understory dominated by saw palmetto.

Therefore, a thorough analysis of vegetation, soil, and hydrologic indicators was conducted to determine the landward extent of wetlands on and near the Project Site. Trileaf also performed an analysis of historical data for the site by utilizing aerial photographs, topographic maps, publicly available mapping systems, and document review where available.

3.0 Wetland Delineation

On August 1, 2018, a wetland delineation was performed on the Project Site by using methodologies as outlined in FAC 62-340 *"Delineation of the Landward Extent of Wetlands and Surface Waters"*. A total of seventeen (17) pieces of flagging tape were placed to mark the landward extent of the wetlands. The location of each flag was recorded by utilizing a Garmin® GPSMAP 60CSx handheld GPS unit. An aerial photograph indicating the location of wetland flags and a coordinate data table is attached in Appendix B. Photographs of the Project Site and wetland features were taken and are included in Appendix C. Field data was recorded by completing a "Chapter 62-340, F.A.C. Data Form", included in Appendix D.

3.1 Vegetation Analysis

The wetland status of a plant species is defined as Obligate (OBL), Facultative wet (FACW), Facultative (FAC), Facultative upland (FACU), and Upland (UPL). Indicator status definitions according to F.A.C. 62-340 are defined below.

Table 3.2.1 – Indicator Status Categories

Indicator Category	Indicator Symbol	Definition
Obligate Wetland Plants	OBL	"Obligate plants" means those plant species listed in subsection 62-340.450(1), F.A.C., of this chapter. *(estimated probability >99% in wetlands under natural conditions)*
Facultative Wetland Plants	FACW	"Facultative Wet plants" means those plant species listed in subsection 62-340.450(2), F.A.C., of this chapter. *(estimated probability >67% to 99% in wetlands)*
Facultative Plants	FAC	"Facultative plants" means those plant species listed in subsection 62-340.450(3), F.A.C., of this chapter. For the purposes of this rule, facultative plants are not indicators of either wetland or upland conditions.
Facultative Upland Plants	FACU	Not defined in F.A.C. 62-340 *(estimated probability 1% to <33%) in wetlands)*
Upland Plants	UPL	Not defined in F.A.C. 62-340 *(estimated probability <1%) in wetlands*

The area containing the proposed tower compound and associated access/utility easement consists of primarily upland, facultative upland, and facultative species. It should be noted that the obligate and facultative wet species observed on site were contained within the designated wetland area and do not represent the hydric conditions of the Project Site. The following is a list of representative vegetation observed on the Project Site.

Common Name	Scientific Name	Status
Virginia Chain Fern	*Woodwardia virginica*	FACW
Cattail	*Typha* spp.	OBL
Dog Fennel	*Eupatorium capillifolium*	FAC
American Beautyberry	*Callicarpa americana*	UPL
Maple - Red Maple	*Acer rubrum*	FACW
Water Oak	*Quercus nigra*	FACW
Sweetbay Magnolia	*Magnolia virginiana* var. *australis*	OBL
Slash Pine	*Pinus elliottii*	UPL
Sweetgum	*Liquidambar styraciflua*	FACW
Wax Myrtle	*Myrica carifera*	FAC

3.2 Soil Analysis

Soil wedges were collected for examination during the survey. Soil was collected to a minimum depth of 20 inches. The soil Hue, Value, and Chroma were analyzed to determine if any hydric soil indicators were present in the soils on site using references outlined in the Chapter 62-340 F.A.C. Data Form. Trileaf also searched for stripping, depletion, and redox features in the soil. It was determined that no hydric soil indicators were present in the soils collected at the Project Site. The following table includes the soil profile of soils encountered in the upland area.

Depth (inches)	Color	Redox Features	Redox Color	Texture
0-10	10YR 7/2	N/A	N/A	Fine sand
10-20	10YR 4/2	N/A	N/A	Sand

It was determined that hydric soil indicators were present in the soils collected in the wetland area, located southeast of the Project Site. The following table includes the soil profile of soils encountered in the wetland area.

Depth (inches)	Color	Redox Features	Redox Color	Texture
0-10	10YR 2/2	Masked grains (90%)	N/A	Mucky mineral
10-20	10YR 3/1	Masked grains (80%)	N/A	Mucky mineral

3.3 Analysis of Hydrologic Indicators

Hydrologic indicators within the Project Site were determined using F.A.C. 62-340.500. The following hydrologic indicators were found to be present within the wetland areas at the Project Site:

Hydrologic Indicators		Hydrologic Indicators	
☐	Algal mats	☐	Evidence of aquatic fauna
☐	Aquatic mosses	☐	Hydrologic data
☐	Aquatic liverworts	☐	Morphological plant adaptations
☒	Aquatic plants	☐	Secondary flow channels
☐	Aufwuchs	☒	Sediment deposition
☐	Drift Lines and rafted debris	☐	Tussocks/hummocks
☒	Elevated lichen lines	☒	Water marks

4.0 Conclusions

Our survey included a comprehensive study of site conditions guided by the requirements set forth in FAC 62-340 "Delineation of the Landward Extent of Wetlands and Surface Waters." This rule was promulgated in 1994 and is used by all state regulatory agencies for the identification of wetlands and surface waters of the State of Florida. FAC 62-340 requires that two of the three indicators listed in Section B above are present on a site in order for it to be considered a wetland. No wetland indicators were observed on the Project Site. However, Trileaf identified a wetland area located approximately 163 feet southeast of the center of the proposed tower compound.

5.0 Recommendations

Trileaf recommends that a Professional Land Surveyor locate the wetland flags in the field for inclusion in a survey prior to consultation with state regulatory agencies.

6.0 References

1. Florida Wetland Plants: An Identification Manual (DEP January 1998)

2. Alachua County GIS mapping online services

3. F.A.C 62-340 "Delineation of the Landward Extent of Wetlands and Surface Waters" (Florida DEP 1994)

4. Munsell Soil Color Charts (Munsell 1931)

5. ISB: Atlas of Florida Vascular Plants (On-line Service 2014)

6. Google Earth on-line mapping services (Google 2014)

7. University of Florida Forest Stewardship, "Common Trees in Florida Hardwood Forests" (UF 2009)

8. Wetland Delineation Methodology (Florida DEP 1997)

9. National Wetland Inventory "Wetlands Mapper" (US Fish and Wildlife 2013)

10. University of Florida Aerial Photo Archive (UF 2014)

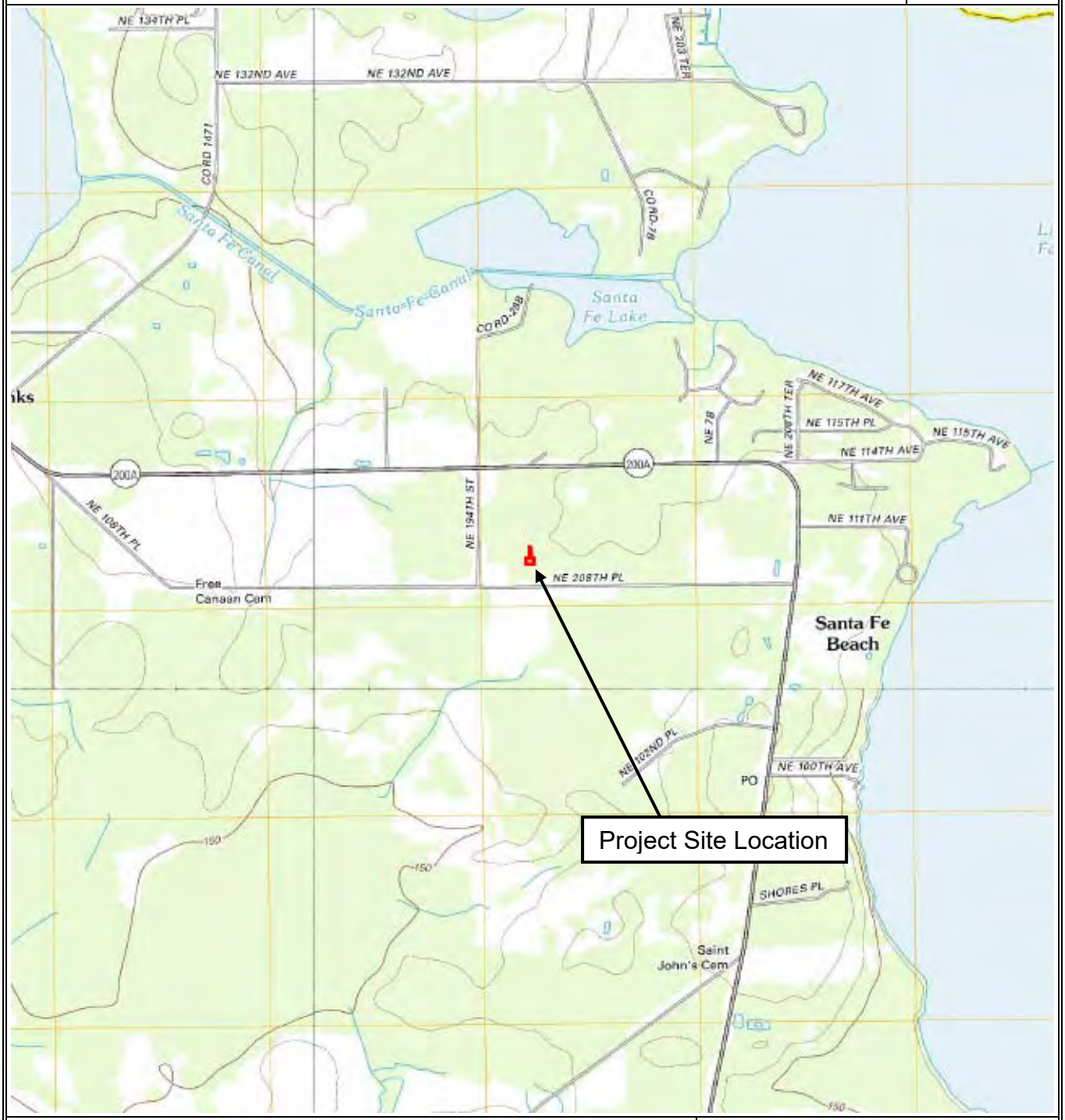
11. Alachua County Soil Survey (USDA)

12. Army Corps of Engineers "Corps of Engineers Wetland Delineation Manual", dated January 1987.

Appendix A
Site Vicinity Map

Keystone Heights Quadrangle, Florida (2012)
Contour Interval = 20 Feet
Latitude: 29° 45' 19.74" Longitude: -82° 6' 52.75"
Township: T8S Range: R22E Section: S32

North



Site Vicinity Map

Vertex Development – Earleton
Northeast 194th Street
Waldo, Florida 32694

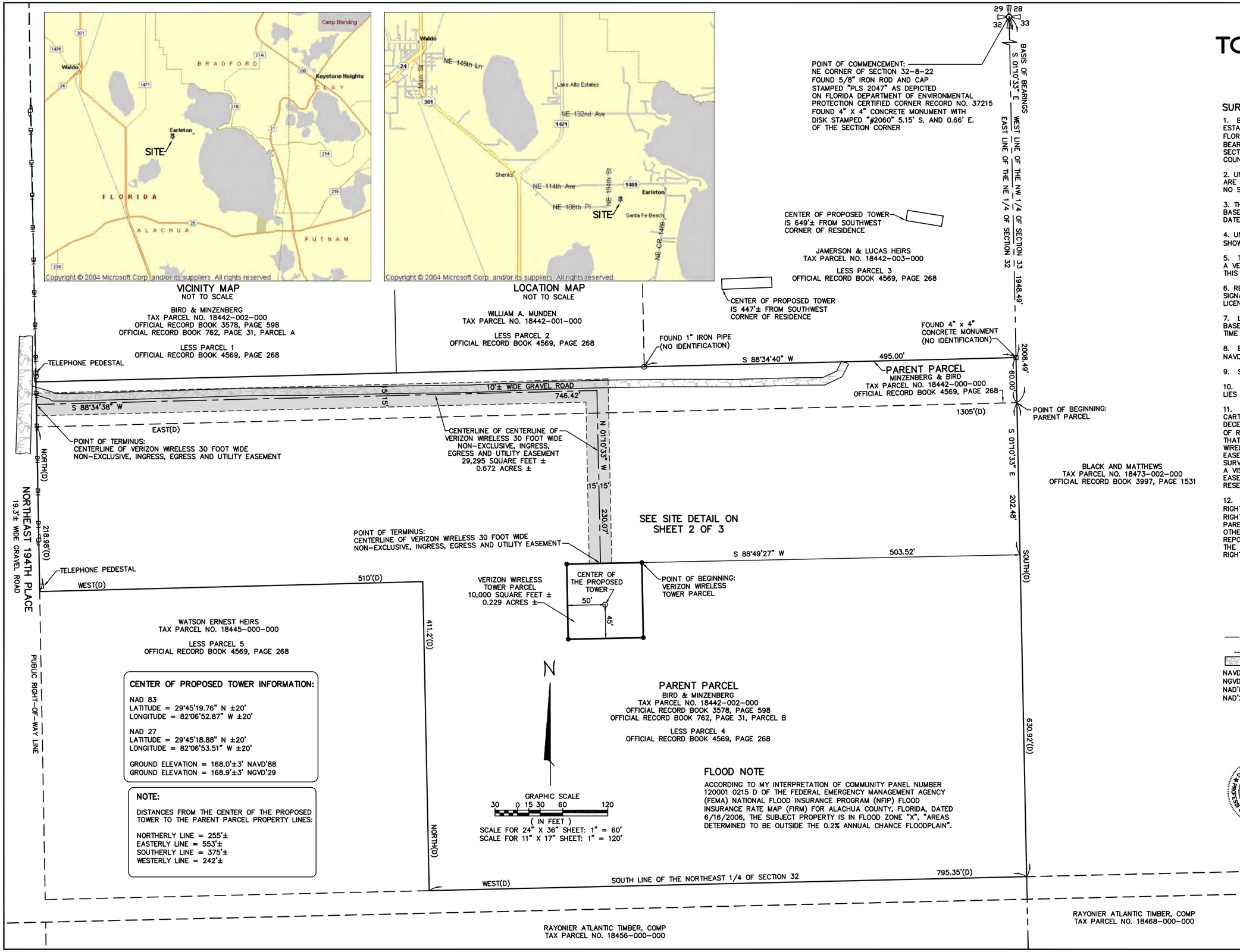
TRILEAF
ENVIRONMENTAL • ARCHITECTURE • ENGINEERING

BOUNDARY AND TOPOGRAPHIC SURVEY

SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST
ALACHUA COUNTY, FLORIDA
FOR: FORESITE GROUP INC.

VICINITY MAP
NOT TO SCALE

LOCATION MAP
NOT TO SCALE



BIRD & MINZENBERG
TAX PARCEL NO. 18442-002-000
OFFICIAL RECORD BOOK 3578, PAGE 598
OFFICIAL RECORD BOOK 762, PAGE 31, PARCEL A

LESS PARCEL 1
OFFICIAL RECORD BOOK 4569, PAGE 268

WILLIAM A. MUNDEN
TAX PARCEL NO. 18442-001-000

LESS PARCEL 2
OFFICIAL RECORD BOOK 4569, PAGE 268

CENTER OF PROPOSED TOWER INFORMATION:

NAD 83
LATITUDE = 29°45'19.76" N ±20'
LONGITUDE = 82°06'52.87" W ±20'

NAD 27
LATITUDE = 29°45'18.88" N ±20'
LONGITUDE = 82°06'53.51" W ±20'

GROUND ELEVATION = 168.0'±3' NAVD'88
GROUND ELEVATION = 168.9'±3' NGVD'29

NOTE:

DISTANCES FROM THE CENTER OF THE PROPOSED TOWER TO THE PARENT PARCEL PROPERTY LINES:

NORTHERLY LINE = 255'±
EASTERLY LINE = 553'±
SOUTHERLY LINE = 375'±
WESTERLY LINE = 242'±

FLOOD NOTE

ACCORDING TO MY INTERPRETATION OF COMMUNITY PANEL NUMBER 120001 0215 D OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) NATIONAL FLOOD INSURANCE PROGRAM (NFIP) FLOOD INSURANCE RATE MAP (FIRM) FOR ALACHUA COUNTY, FLORIDA, DATED 6/16/2006, THE SUBJECT PROPERTY IS IN FLOOD ZONE "X", "AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN".

SURVEYOR'S NOTES

1. BEARINGS HEREON ARE REFERENCED TO GRID NORTH AS ESTABLISHED BY THE FLORIDA STATE PLANE COORDINATE SYSTEM, FLORIDA NORTH ZONE, NAD'83 ADJUSTMENT, AS EVIDENCED BY THE BEARING OF SOUTH 01°10'33" EAST ALONG THE EAST LINE OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA.

2. UNDERGROUND UTILITIES SHOWN HEREON ARE LIMITED TO AND ARE PER OBSERVED, ABOVEGROUND INDICATIONS SET BY OTHERS. NO SUB-SURFACE INVESTIGATION WAS PERFORMED BY THIS OFFICE.

3. THE BOUNDARY AND TOPOGRAPHIC SURVEY SHOWN HEREON IS BASED ON ACTUAL FIELD MEASUREMENTS AND OBSERVATIONS DATED MARCH 20, 2018.

4. UNLESS NOTED OTHERWISE, ALL BEARINGS AND DISTANCES SHOWN HEREON ARE MEASURED (M).

5. THE PURPOSE OF THIS SURVEY IS TO ESTABLISH AND DESCRIBE A VERIZON WIRELESS TOWER PARCEL AND ASSOCIATED EASEMENT. THIS IS NOT A BOUNDARY SURVEY OF THE PARENT PARCEL.

6. REPRODUCTIONS OF THIS SKETCH ARE NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

7. LATITUDE, LONGITUDE AND ELEVATIONS DEPICTED HEREON ARE BASED UPON GPS OBSERVATIONS MADE WITH A CHAMPION REAL TIME CORRECTED GPS SYSTEM.

8. ELEVATIONS DEPICTED HEREON ARE REFERENCED TO THE NAVD'88 DATUM.

9. SYMBOLS SHOWN HEREON ARE NOT TO SCALE.

10. THE VERIZON WIRELESS TOWER PARCEL SHOWN IN THIS SURVEY LIES ENTIRELY WITHIN THE DESCRIBED PARENT PARCEL.

11. THE SURVEYOR HAS REVIEWED THE TITLE REPORT ISSUED BY CARTERET TITLE, LLC, WITH AN EFFECTIVE DATE RANGE OF DECEMBER 1, 1971 TO MARCH 11, 2018. ALL PLOTTABLE MATTERS OF RECORD TITLE, EXCEPT LIENS AND/OR LEASES, IDENTIFIED IN THAT TITLE REPORT THAT ARE PERTINENT TO THE VERIZON WIRELESS TOWER PARCEL, AND ITS ACCESS AND UTILITY EASEMENTS, IF APPLICABLE, HAVE BEEN SHOWN OR NOTED ON THE SURVEY. THE SURVEYOR HAS RELIED UPON THE TITLE REPORT AND A VISUAL INSPECTION OF THE PROPERTY WITH RESPECT TO EASEMENTS, RIGHTS-OF-WAY, SETBACK LINES, AGREEMENTS, RESERVATIONS, AND OTHER SIMILAR MATTERS.

12. BASED UPON THE SUBJECT TITLE REPORT, THE EAST RIGHT-OF-WAY LINE OF NORTHEAST 194TH PLACE (A PUBLIC RIGHT-OF-WAY) IS CONTIGUOUS WITH THE WEST BOUNDARY OF THE PARENT PARCEL DESCRIBED IN THIS SURVEY. NO EASEMENTS OR OTHER RIGHTS OF THIRD PARTIES DISCLOSED BY THAT TITLE REPORT WOULD PRECLUDE ACCESS OVER THE PARENT PARCEL FROM THE VERIZON WIRELESS TOWER PARCEL TO THAT PUBLIC RIGHT-OF-WAY.

LEGEND

- ● INDICATES SET 1/2" REBAR WITH GEOLINE LB 7082 CAP
- □ INDICATES CONCRETE MONUMENT FOUND AS NOTED
- ○ INDICATES IRON PIN FOUND AS NOTED
- INDICATES WOOD UTILITY POLE
- —OH— INDICATES OVERHEAD POWER LINE
- ____(D) INDICATES RECORD DESCRIPTION DATA
- INDICATES GRAVEL

NAVD'88 = NORTH AMERICAN VERTICAL DATUM, 1988 ADJUSTMENT.
NGVD'29 = NATIONAL GEODETIC VERTICAL DATUM, 1929 ADJUSTMENT.
NAD'83 = INDICATES NORTH AMERICAN DATUM, 1983 ADJUSTMENT.
NAD'27 = INDICATES NORTH AMERICAN DATUM, 1927 ADJUSTMENT.

CERTIFIED TO:
SURVEY CERTIFIED TO:
VERIZON WIRELESS, ITS AFFILIATES, SUBSIDIARIES & LENDERS
CARTERET TITLE, LLC
GINSBERG JACOBS LLC

DAVID G. SHORT CERTIFICATE No.5022 STATE OF FLORIDA PROFESSIONAL SURVEYOR & MAPPER

GEOLINE SURVEYING, INC., LB 7082

6/20/2018
DAVID G. SHORT
FLORIDA PROFESSIONAL SURVEYOR AND MAPPER
CERTIFICATE OF REGISTRATION NO. 5022

GEOLINE SURVEYING, INC.
Professional Land Surveyors
13430 NW 104th Terrace, Suite A
Alachua, Florida 32615
(386)418-0500 Fax: (386)462-9986
geoline@geolineinc.com

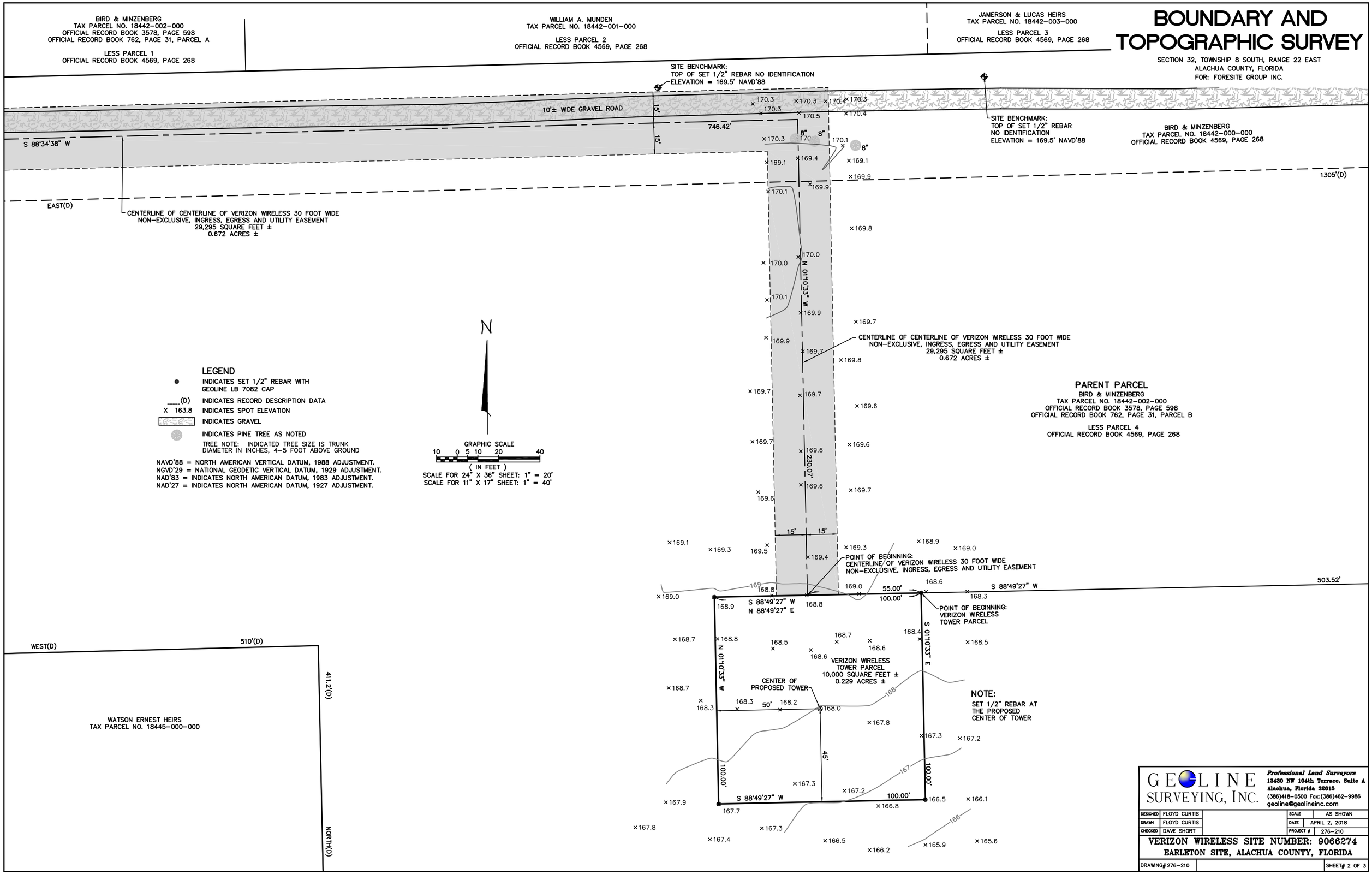
DESIGNED	FLOYD CURTIS	SCALE	AS SHOWN
DRAWN	FLOYD CURTIS	DATE	APRIL 2, 2018
CHECKED	DAVE SHORT	PROJECT #	276-210

VERIZON WIRELESS SITE NUMBER: 9066274
EARLETON SITE, ALACHUA COUNTY, FLORIDA

DRAWING# 276-210 | SHEET# 1 OF 3

BOUNDARY AND TOPOGRAPHIC SURVEY

SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST
ALACHUA COUNTY, FLORIDA
FOR: FORESITE GROUP INC.



LEGEND

- ● INDICATES SET 1/2" REBAR WITH GEOLINE LB 7082 CAP
- ____(D) INDICATES RECORD DESCRIPTION DATA
- X 163.8 INDICATES SPOT ELEVATION
- INDICATES GRAVEL
- INDICATES PINE TREE AS NOTED

TREE NOTE: INDICATED TREE SIZE IS TRUNK DIAMETER IN INCHES, 4-5 FOOT ABOVE GROUND

NAVD'88 = NORTH AMERICAN VERTICAL DATUM, 1988 ADJUSTMENT.
NGVD'29 = NATIONAL GEODETIC VERTICAL DATUM, 1929 ADJUSTMENT.
NAD'83 = INDICATES NORTH AMERICAN DATUM, 1983 ADJUSTMENT.
NAD'27 = INDICATES NORTH AMERICAN DATUM, 1927 ADJUSTMENT.

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Alachua, Florida 32615
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geoline@geolineinc.com

DESIGNED	FLOYD CURTIS	SCALE	AS SHOWN
DRAWN	FLOYD CURTIS	DATE	APRIL 2, 2018
CHECKED	DAVE SHORT	PROJECT #	276-210

VERIZON WIRELESS SITE NUMBER: 9066274
EARLETON SITE, ALACHUA COUNTY, FLORIDA

DRAWING# 276-210 | SHEET# 2 OF 3

BOUNDARY AND TOPOGRAPHIC SURVEY

SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST
ALACHUA COUNTY, FLORIDA
FOR: FORESITE GROUP INC.

PROPERTY DESCRIPTIONS

PARENT PARCEL
(OFFICIAL RECORD BOOK 3578, PAGE 598)

COM NE CORNER OF SEC RUN S 2008.49 FT TO POB S 630.92 FT W 795.38 FT N 411.2 FT W 510 FT N 218.98 FT E 1305 FT TO POB AND COM NE COR OF SEC RUN 1318.91 FT W 825 FT TO POB S 628.93 FT W 479.86 FT N 628.55 FT E 478.36 TO POB OR 762/31

PARENT PARCEL
(OFFICIAL RECORD BOOK 4569, PAGE 268)

THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA;

LESS PARCEL 1 PER O.R. BOOK 3578, PAGE 598 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA: A PARCEL OF LAND LOCATED IN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA, DESCRIBED AS FOLLOWS: COMMENCE AT THE NORTHEAST CORNER OF SAID SECTION 32 AND RUN THENCE SOUTH 00 DEGREES 37'47" WEST ALONG THE EAST LINE OF SAID SECTION 32 A DISTANCE OF 1318.91 FEET TO A CONCRETE MONUMENT, THENCE RUN NORTH 89 DEGREES 39'50" WEST A DISTANCE OF 825 FEET TO THE POINT OF BEGINNING. FROM THIS POINT OF BEGINNING, RUN SOUTH 00 DEGREES 37'47" WEST A DISTANCE OF 628.93 FEET TO A CONCRETE MONUMENT LOCATED ON THE NORTHERLY RIGHT-OF-WAY LINE OF A 60-FOOT ROAD, THENCE SOUTH 89 DEGREES 37'00" WEST ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 479.86 FEET, THENCE NORTH 628.55 FEET, THENCE RUN NORTH 00 DEGREES 37'47" EAST A DISTANCE OF 478.36 FEET TO THE IRON PIPE AT THE POINT OF BEGINNING.

LESS PARCEL 2 PER O.R. BOOK 2632, PAGE 246 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA: A PARCEL OF LAND LOCATED IN THE NORTHEAST QUARTER (NE 1/4) OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA, DESCRIBED AS FOLLOWS: COMMENCE AT THE NORTHEAST CORNER OF SAID SECTION 32 AND RUN THENCE SOUTH 00 DEGREES 37'47" WEST ALONG THE EAST LINE OF SAID SECTION 32 A DISTANCE OF 1318.91 FEET TO A CONCRETE MONUMENT; THENCE RUN NORTH 89 DEGREES 39'50" WEST A DISTANCE OF 495.0 FEET TO AN IRON PIPE FOR THE POINT OF BEGINNING. FROM THIS POINT OF BEGINNING, CONTINUE NORTH 89 DEGREES 39'50" WEST A DISTANCE OF 330.0 FEET TO A CONCRETE MONUMENT, THENCE RUN SOUTH 00 DEGREES 37'47" WEST A DISTANCE OF 628.93 FEET TO A CONCRETE MONUMENT LOCATED ON THE NORTHERLY RIGHT-OF-WAY LINE OF A 60-FOOT ROAD; THENCE RUN SOUTH 89 DEGREES 37'00" EAST ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 330.0 FEET TO AN IRON PIPE; THENCE RUN NORTH 00 DEGREES 37'47" EAST A DISTANCE OF 629.19 FEET TO THE IRON PIPE AT THE POINT OF BEGINNING

LESS PARCEL 3 PER O.R. BOOK 741, PAGE 127 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA: COMMENCE AT THE NE CORNER OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST AND RUN SOUTH 0°37'47" WEST, ALONG THE EAST LINE OF SAID SECTION, 1318.91 FEET TO THE POINT OF BEGINNING. THENCE CONTINUE SOUTH 0°37'47" WEST, ALONG THE EAST LINE OF SAID SECTION, 629.58 FEET TO THE NORTH RIGHT-OFWAY OF A 60 FOOT ROAD; THENCE RUN NORTH 89°37' WEST, ALONG SAID RIGHT-OF-WAY, 495 FEET; THENCE RUN NORTH 0°37'47" EAST, 629.19 FEET; THENCE RUN SOUTH 89°39'50" EAST, 495 FEET TO THE POINT OF BEGINNING. BEING AND LYING IN SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA, BEING ALSO KNOWN AS PARCELS 1, 2 AND 3 OF A SURVEY OF SAID SECTION 32 BY PERRY C. MCGRIFF COMPANY, REGISTERED LAND SURVEYORS WHICH SURVEY IS DATED DECEMBER 15, 1969.

LESS PARCEL 4 PER O.R. BOOK 3578, PAGE 598 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA: COMMENCE AT THE N.E. CORNER OF SECTION 32-T8S-R22E AND RUN S 0°37'47" W, ALONG THE EAST LINE OF SAID SECTION, 2008.49' TO THE POINT OF BEGINNING. THENCE CONTINUE S 0°37'47" W, 630.92'; THENCE RUN N 89°31'54" W, 795.38'; THENCE RUN N 0°36'30" E, 411.2'; THENCE RUN N 89°40' W, 510' TO THE EAST RIGHT-OF-WAY OF A ROAD; THENCE RUN N 0°46' E, ALONG SAID RIGHT-OF-WAY, 218.98' TO THE SOUTH RIGHT-OFWAY OF A 60' ROAD; THENCE RUN S 89°37' E, ALONG SAID RIGHT-OF-WAY, 1305.0' TO THE POINT OF BEGINNING.
BEING AND LYING IN SECTION 32-T8S-R22E, ALACHUA COUNTY, FLORIDA

LESS PARCEL 5 PER O.R. BOOK 773, PAGE 32 OF THE PUBLIC RECORDS OF ALACHUA COUNTY: FIVE (5) ACRES OF LAND LYING IN SQUARE BODY IN THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, MEASURING 466 FEET ON EACH SIDE, ALACHUA COUNTY, FLORIDA.

PARCEL IDENTIFICATION NUMBER: A PORTION OF 18442-000-000.

PROPERTY DESCRIPTIONS

VERIZON WIRELESS TOWER PARCEL
(PREPARED BY GEOLINE SURVEYING, INC.)

THAT PART OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA, SITUATED IN THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, SAID ALACHUA COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT AN 5/8" IRON ROD AND CAP STAMPED "PLS 2047" AT THE NORTHEAST CORNER OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA (AS DEPICTED ON FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION CERTIFIED CORNER RECORD NO. 37215); THENCE SOUTH 01°10'33" EAST ALONG THE EAST LINE OF SAID NORTHEAST 1/4 FOR 1948.49 FEET TO AN 4" X 4" CONCRETE MONUMENT "NO IDENTIFICATION" AT THE NORTHEAST CORNER OF THE "MINZENBERG AND BIRD" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 4569, PAGE 268 OF THE PUBLIC RECORDS OF SAID ALACHUA COUNTY; THENCE CONTINUE SOUTH 01°10'33" EAST ALONG SAID EAST LINE AND ALONG THE EASTERLY LINE OF SAID "MINZENBERG AND BIRD" PARCEL FOR 60.00 FEET TO THE SOUTHEAST CORNER OF SAID "MINZENBERG AND BIRD" PARCEL, AND THE NORTHEAST CORNER OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF SAID PUBLIC RECORDS; THENCE CONTINUE SOUTH 01°10'33" EAST ALONG SAID EAST LINE AND ALONG THE EAST LINE OF SAID "BIRD AND MINZENBERG" PARCEL FOR 202.48 FEET; THENCE SOUTH 88°49'27" WEST FOR 503.52 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 01°10'33" EAST FOR 100.00 FEET; THENCE SOUTH 88°49'27" WEST FOR 100.00 FEET; THENCE NORTH 01°10'33" WEST FOR 100.00 FEET; THENCE NORTH 88°49'27" EAST FOR 100.00 FEET TO SAID POINT OF BEGINNING.

CONTAINING 10,000 SQUARE FEET (0.229 ACRES), MORE OR LESS.

30 FOOT WIDE VERIZON WIRELESS NON-EXCLUSIVE INGRESS, EGRESS AND UTILITY EASEMENT
(PREPARED BY GEOLINE SURVEYING, INC.)

THAT PART OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA, AND THE "MINZENBERG AND BIRD" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 4569, PAGE 268 OF SAID PUBLIC RECORDS, SITUATED IN THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST OF SAID COUNTY, LYING WITHIN 15 FEET OF BOTH SIDES OF A CENTERLINE BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT AN 5/8" IRON ROD AND CAP STAMPED "PLS 2047" AT THE NORTHEAST CORNER OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 8 SOUTH, RANGE 22 EAST, ALACHUA COUNTY, FLORIDA (AS DEPICTED ON FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION CERTIFIED CORNER RECORD NO. 37215); THENCE SOUTH 01°10'33" EAST ALONG THE EAST LINE OF SAID NORTHEAST 1/4 FOR 1948.49 FEET TO AN 4" X 4" CONCRETE MONUMENT "NO IDENTIFICATION" AT THE NORTHEAST CORNER OF THE "MINZENBERG AND BIRD" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 4569, PAGE 268 OF THE PUBLIC RECORDS OF SAID ALACHUA COUNTY; THENCE CONTINUE SOUTH 01°10'33" EAST ALONG SAID EAST LINE AND ALONG THE EASTERLY LINE OF SAID "MINZENBERG AND BIRD" PARCEL FOR 60.00 FEET TO THE SOUTHEAST CORNER OF SAID "MINZENBERG AND BIRD" PARCEL, AND THE NORTHEAST CORNER OF THE "BIRD AND MINZENBERG" PARCEL, AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3578, PAGE 598 OF SAID PUBLIC RECORDS; THENCE CONTINUE SOUTH 01°10'33" EAST ALONG SAID EAST LINE AND ALONG THE EAST LINE OF SAID "BIRD AND MINZENBERG" PARCEL FOR 202.48 FEET; THENCE SOUTH 88°49'27" WEST FOR 503.52 FEET TO THE NORTHEAST CORNER OF AN 100 FOOT BY 100 FOOT TOWER PARCEL; THENCE SOUTH 88°49'27" WEST ALONG THE NORTH LINE OF SAID TOWER PARCEL FOR 55.00 FEET TO THE POINT OF BEGINNING OF THE CENTERLINE OF THE HEREIN DESCRIBED 30 FOOT WIDE NON-EXCLUSIVE INGRESS, EGRESS AND UTILITY EASEMENT; THENCE NORTH 01°10'33" WEST FOR 230.07 FEET; THENCE SOUTH 88°34'38" WEST FOR 746.42 FEET TO AN INTERSECTION WITH THE WESTERLY LINE OF SAID "MINZENBERG AND BIRD" PARCEL, AND THE EASTERLY RIGHT-OF-WAY LINE OF NORTHEAST 108TH PLACE, AND THE POINT OF TERMINUS OF THE HEREIN DESCRIBED CENTERLINE.

CONTAINING 29,295 SQUARE FEET (0.672 ACRES), MORE OR LESS.

TITLE REPORT REVIEW NOTE

I HAVE REVIEWED THE TITLE REPORT PREPARED BY CARTERET TITLE, LLC, FOR TAX PARCEL NUMBER: 18442 002 000 AND TAX PARCEL NUMBER 18442-000-000, ALACHUA COUNTY, FLORIDA, WITH AN EXAMINATION PERIOD OF DECEMBER 1, 1971 TO MARCH 11, 2018, AND FIND AS FOLLOWS WITH RESPECT TO THE FOLLOWING ITEMS LISTED ON SAID REPORT:

1) TAXES: PAID THROUGH 2017. NOT THE TYPE TO BE DEPICTED HEREON.

2) ANY UNRECORDED LEASES OR UNFILED MECHANIC'S LIENS. NOT THE TYPE TO BE DEPICTED HEREON.

3) SUCH STATE OF FACTS AS MIGHT BE DISCLOSED BY A PHYSICAL SURVEY OF THE PREMISES. AS DEPICTED HEREON.

4) ZONING RESTRICTIONS, SPECIAL USE PERMITS OR PROFFERS. NOT THE TYPE TO BE DEPICTED HEREON.

5) DEEDS OF TRUST: NONE IN SEARCH PERIOD. NOTHING TO ADDRESS HEREON.

6) LEASES: NONE IN SEARCH PERIOD. NOTHING TO ADDRESS HEREON.

7) RECORDED LIENS: NONE IN SEARCH PERIOD. NOTHING TO ADDRESS HEREON.

8) CONDITIONS AND RESTRICTIONS: NONE IN SEARCH PERIOD. NOTHING TO ADDRESS HEREON.

9) EASEMENTS: NONE IN SEARCH PERIOD. NOTHING TO ADDRESS HEREON.

10) OTHER:

A) LETTERS OF ADMINISTRATION (SINGLE PERSONAL REPRESENTATIVE) IN REGARDS TO THE ESTATE OF PAUL LLOYD BIRD, ORDERED OCTOBER 31, 2006, FILED NOVEMBER 1, 2006, RECORDED NOVEMBER 3, 2006, IN BOOK 3491, PAGE 284. NOT THE TYPE TO BE DEPICTED HEREON.

B) LAST WILL AND TESTAMENT OF PAUL L. BIRD, DATED AUGUST 5, 2002, FILED OCTOBER 13, 2006, RECORDED NOVEMBER 3, 2006 IN BOOK 3491, PAGE 339. NOT THE TYPE TO BE DEPICTED HEREON.

C) ORDER OF DISCHARGE (SINGLE PERSONAL REPRESENTATIVE) IN REGARDS TO THE ESTATE OF PAUL LLOYD BIRD, ORDERED AUGUST 6, 2007, FILED AUGUST 7, 2007, RECORDED AUGUST 9, 2007 IN BOOK 3657, PAGE 776. NOT THE TYPE TO BE DEPICTED HEREON.

D) LETTERS OF ADMINISTRATION (SINGLE PERSONAL REPRESENTATIVE) IN REGARDS TO THE ESTATE OF VIRGINIA K. BIRD, ORDERED APRIL 13, 2017, FILED APRIL 17, 2017, RECORDED APRIL 19, 2017 IN BOOK 4509, PAGE 457. NOT THE TYPE TO BE DEPICTED HEREON.

E) ORDER ADMITTING WILL TO PROBATE AND APPOINTING PERSONAL REPRESENTATIVE (FORMAL ADMINISTRATION - SINGLE PR - SELF-PROVED), ORDERED APRIL 13, 2017, FILED APRIL 17, 2017, RECORDED APRIL 19, 2017, IN BOOK 4509, PAGE 458. NOT THE TYPE TO BE DEPICTED HEREON.

F) LAST WILL AND TESTAMENT OF VIRGINIA K. BIRD, DATED APRIL 5, 2007, FILED MARCH 29, 2017, RECORDED APRIL 19, 2017, IN BOOK 4509, PAGE 478. NOT THE TYPE TO BE DEPICTED HEREON.

GEOLINE SURVEYING, INC.
Professional Land Surveyors
13430 NW 104th Terrace, Suite A
Alachua, Florida 32615
(386)418-0500 Fax: (386)462-9986
geoline@geolineinc.com

DESIGNED	FLOYD CURTIS		SCALE	AS SHOWN
DRAWN	FLOYD CURTIS		DATE	APRIL 2, 2018
CHECKED	DAVE SHORT		PROJECT #	276-210

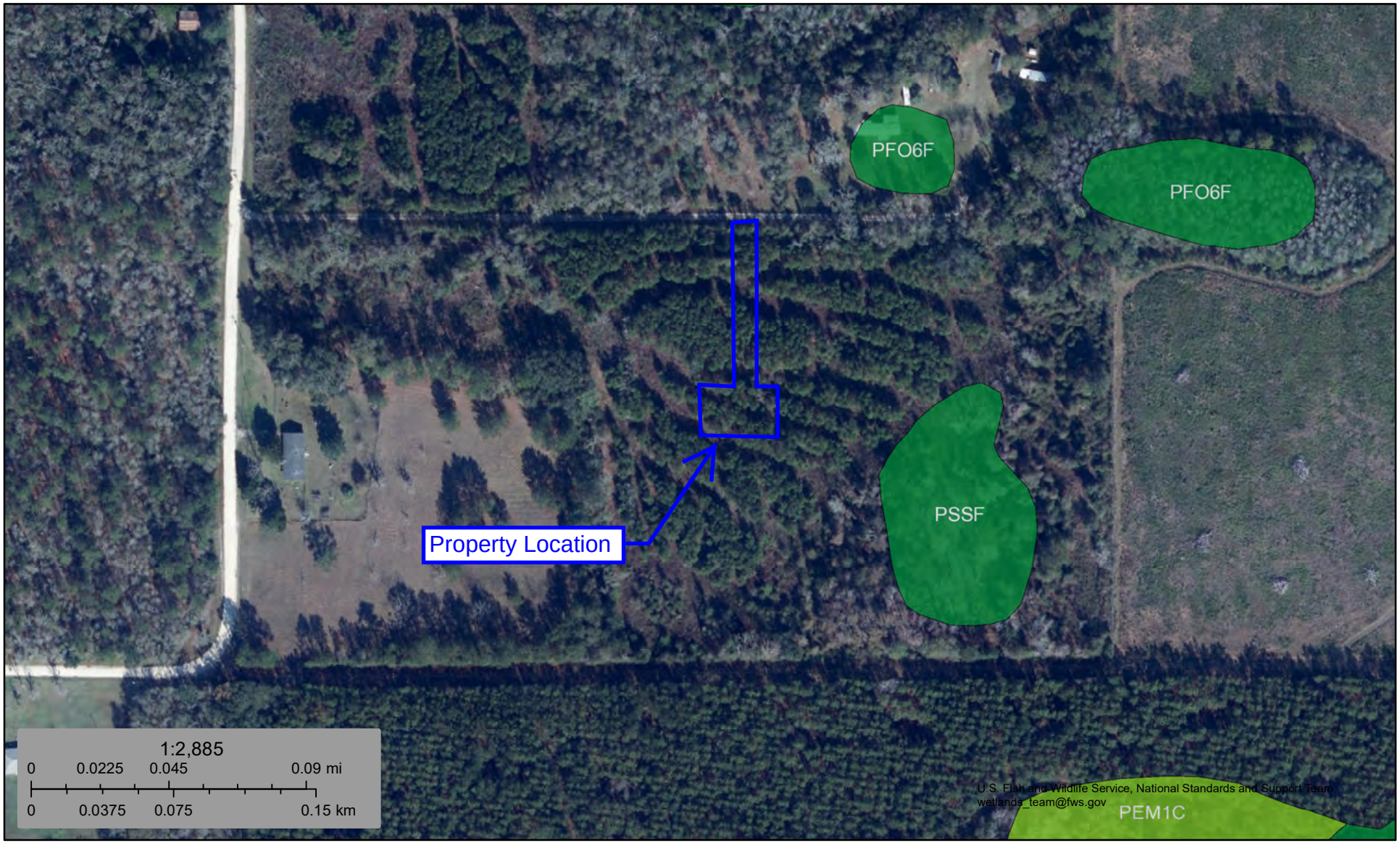
VERIZON WIRELESS SITE NUMBER: 9066274
EARLETON SITE, ALACHUA COUNTY, FLORIDA

DRAWING# 276-210 | SHEET# 3 OF 3

Appendix B
Wetland Map

U.S. Fish and Wildlife Service
National Wetlands Inventory

Earleton



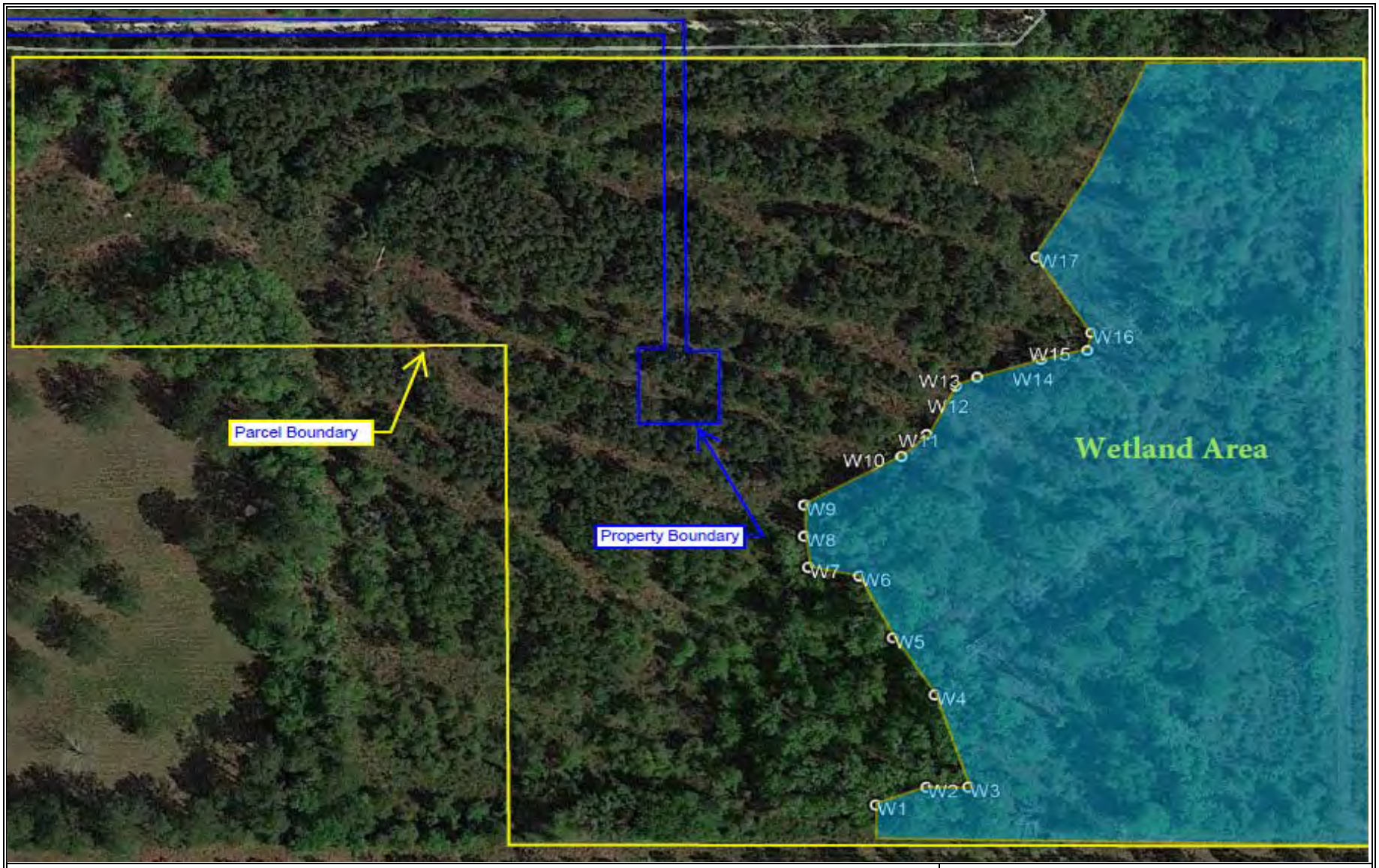
July 31, 2018

Wetlands

- Estuarine and Marine Deepwater
- Estuarine and Marine Wetland
- Freshwater Emergent Wetland
- Freshwater Forested/Shrub Wetland
- Freshwater Pond
- Lake
- Other
- Riverine

This map is for general reference only. The US Fish and Wildlife Service is not responsible for the accuracy or currentness of the base data shown on this map. All wetlands related data should be used in accordance with the layer metadata found on the Wetlands Mapper web site.

National Wetlands Inventory (NWI)
This page was produced by the NWI mapper



Wetland Delineation Map

Vertex Development, LLC – Earleton
Northeast 194th Street
Waldo, Florida 32694

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ENVIRONMENTAL • ARCHITECTURE • ENGINEERING

Appendix C
Photos

Site Photograph 1 – Looking at “tower center” stake within the proposed Property (Upland) area

Site Photograph 2 – Looking up at canopy in the Upland area

Site Photographs **Vertex Development – Earleton** Northeast 194th Street Waldo, FL 32694	Photographed: August 1, 2018

Site Photograph 3 – *Callicarpa americana* (Beautyberry) located within the Upland area

Site Photograph 4 – Looking at Upland area soil pit

Site Photographs **Vertex Development – Earleton** Northeast 194th Street Waldo, FL 32694	Photographed: August 1, 2018

Site Photograph 5 – Looking at soil from Upland area soil pit

Site Photograph 6 – Looking at Wetland area

Site Photographs

Vertex Development – Earleton
Northeast 194th Street
Waldo, FL 32694

Photographed:
August 1, 2018

Site Photograph 7 – Looking at Wetland area

Site Photograph 8 – Looking at *Acer rubrum* (Red Maple) located within Wetland area

Site Photographs **Vertex Development – Earleton** Northeast 194th Street Waldo, FL 32694	Photographed: August 1, 2018

Site Photograph 9 – Looking at *Typha* spp. (Cattail) located within the Wetland area

Site Photograph 10 – Looking at Wetland area soil pit

Site Photographs **Vertex Development – Earleton** Northeast 194th Street Waldo, FL 32694	Photographed: August 1, 2018

Appendix D
Field Data Forms

Chapter 62-340, F.A.C. Data Form

1. Date: Aug 1, 2018 2. Staff Present: Kevin Podmeyer & John Sinnott 3. Data recorder(s): Trileaf
4. County: Alachua 5. Site Name and/or Tracking #: Earleton/643110
6. Point ID and/or GPS location: Upland; 29.755483, -82.114653
7. Measured distances and bearings from fixed objects:
8. Current condition of described point: ◉ Authorized or legal condition ○ Unauthorized or illegal condition
9. Work type: ○ Identification ◉ Delineation
   Point status: ○ Wetland ○ Non-Wetland Surface Water ◉ Upland

10. Vegetative Stratum §62-340.400: Using §62-340.400, F.A.C. with reasonable scientific judgment, select the appropriate vegetative stratum. (Do not include FAC species when determining 10% minimum areal extent.)
○ Canopy (Min. 10% areal extent) ◉ Subcanopy (Min. 10% areal extent) ○ Groundcover (No min. areal extent)
○ No Vegetation at Point (Skip to # 14) Why?

11. Plant List §62-340.200(2),(6),(16), §62-340.400, §62-340.450:
As is under current conditions, without considering RSJ* or the legality of any alterations:

1. Select an area just large enough to represent the plant community at the described point. Do not extend into different communities or hydrologic conditions.
2. Record the scientific name (binomial) and status of each plant species present in the selected area. Do not record plants outside of the selected area.
3. Record the percent areal extent in the canopy, subcanopy, and groundcover columns for each species.
4. For each species present in the **stratum selected in #10**, transfer the numbers from only that stratum's column into the appropriate status columns.

#	Binomial of Observed Species	Status	Canopy	Subcanopy	Groundcover	Upland	Facultative	Fac. Wet	Obligate
1.	Pinus elliottii	U	50						
2.	Callicarpa americana	U		5		5			
3.	Eupatorium capillifolium	F		10			10		
4.	Quercus nigra	FW	15						
5.									
6.									
7.									
8.									
9.									
10.									
11.									
12.									
13.									
14.									
15.									
16.									
17.									
18.									
19.									
20.									
Percent areal extent totals for the stratum selected in question 10						5	10	0	0

12. In the stratum selected in #10: What is the % areal extent of Obligate plants? 0
    What is the % areal extent of Upland plants? 5
    Is the areal extent of Obligate plants greater than that of Upland plants? ○ Yes ◉ No
13. In the stratum selected in #10: What is the total % areal extent of Obligate & Facultative Wet plants combined? 0
    What is the total % areal extent of Obligate, Facultative Wet, & Upland plants combined? 5
    What is the percentage of OBL + FACW in relation to all plants, excluding FAC? 0.0% $\left(\frac{OBL+FACW}{OBL+FACW+UPL}\right)$

Point ID/Location: Upland; 29.755483, -82.114653

14. LRR/MLRA U

Textures: Peat, Mucky Peat, Muck, Mucky Mineral, Sand, Fine, Marl

15. Is a soil profile description possible? ◉ Yes ○ No If no, why? *(**If No**, skip to #18)*

16. Soil Description: ***As is under current conditions, without considering RSJ* or the legality of any alterations***

Soil surface/0 inch depth for purposes of Chapter 62-340, F.A.C. is the muck or mineral surface (whether natural or fill)

Horizon	Depth (inches) beginning to ending	Matrix Hue Value/ Chroma (moist condition)	Matrix Texture	% Organic Coating of sand (horizons w/ value ≤4 & chroma ≤2)	- **Describe soil features: DA** (areas darker than matrix), **LA** (areas lighter than matrix), **RC** (redox concentrations): Record in moist condition **hue value/chroma; % volume in horizon; boundaries** (sharp/clear/diffuse); **shape** (rounded/linear/angular). - **OB** (organic bodies): Record **texture** (muck or mucky mineral), **% volume in horizon.** - **Note** if horizon's dominant characteristic is **Physically Mixed (PM)** - **Note** if horizon is **Nonsoil** (any material not listed in "Textures" above) and describe its type - **Note** if horizon is **Fill** and describe any inclusions or nonsoil materials within it.
1	0-10	10 YR 7/2	S	10	Sand (dry)
2	10-20	10 YR 4/2	S	10	Sand (dry/moist)
3					
4					
5					
6					

17. Hydric Soil Field Indicators: If present, check all Hydric Soil Field Indicators satisfied and specify their beginning and ending depths

☑ All Texture
- __(A1) Histosol*
- __(A2) Histic Epipedon*
- __(A3) Black Histic*
- __(A4) Hydrogen Sulfide*
- __(A5) Stratified Layers*
- __(A6) Organic Bodies
- __(A7) 5cm Mucky Mineral*
- __(A8) Muck Presence*
- __(A9) 1cm Muck*
- __(A11) Depleted Below Dark Surface
- __(A12) Thick Dark Surface

☑ Sandy Texture
- __(S4) Sandy Gleyed Matrix*
- __(S5) Sandy Redox
- __(S6) Stripped Matrix
- __(S7) Dark Surface
- __(S8) Polyvalue Below Surface
- __(S9) Thin Dark Surface
- __(S12) Barrier Islands 1cm Muck

☑ Fine Texture
- __(F2) Loamy Gleyed Matrix*
- __(F3) Depleted Matrix
- __(F6) Redox Dark Surface
- __(F7) Depleted Dark Surface
- __(F8) Redox Depression
- __(F10) Marl
- __(F12) Iron-Manganese Masses
- __(F13) Umbric Surface
- __(F22) Very Shallow Dark Surface

	Indicator Present	Begin Depth	End Depth
1.			
2.			
3.			
4.			
5.			
6.			

To combine layers/indicators to meet thickness requirements, see NRCS Hydric Soils Technical Note 4.

18. Is any nonsoil horizon present at or within the uppermost 12 inches of the ground surface?
○ Yes ◉ No ○ Soil profile or site inaccessible

19. Hydric status: ○ Hydric ◉ Non-hydric ○ Inconclusive (disturbed/mixed soil, insufficient evaluation depth due to nonsoil or standing water, lack of site access, etc.)
Why? Dry, sandy soils

(Note: For a disturbed/mixed profile or nonsoil substrate, if one or more hydric soil field indicator is met within the mixed profile or despite the nonsoil horizon, it is considered hydric. Otherwise it is inconclusive.)

20. Is the depth of the soil profile 20 inches or greater from the soil surface? ◉ Yes ○ No
If no, depth of soil profile is:_____ inches Why? _____
(examples of refusal: root refusal, nonsoil, water table, loose sand, heavy texture, time constraints, weather conditions)

21. **Observed** height or depth of standing water from **soil** surface: _____ inches ○ Above ○ Below ◉ Not Observed

Point ID/Location: Upland; 29.755483, -82.114653

22. Hydrologic Indicators: ***As is under current conditions, without considering the legality of any alterations***

Hydrologic Indicators per §62-340.500, F.A.C.	Present at or very near point and reliable	Not at point but within 100 ft (for waterward points only)	Present but not reflective of normal wetland hydrology	Predicted during normal wet season	1. Describe the type of all checked indicators. 2. Approximate the distance and direction of indicators within 100 ft of the point. 3. For water level indicators - lichen lines, algal mats, water marks, hydrologic data, rafted debris, plant adaptations, tussocks/hummocks, aquatic moss - **note the height from ground surface at the point as well as waterward (w/ distance from point).**
(1) Algal mats					
(2) Aquatic mosses or liverworts					
(3) Aquatic plants					
(4) Aufwuchs					
(5) Drift lines and rafted debris					
(6) Elevated lichen lines					
(7) Evidence of aquatic fauna					
(8) Hydrologic data					
(9) Morphological plant adaptations					
(10) Secondary flow channels					
(11) Sediment deposition					
(12) Tussocks or hummocks					
(13) Water marks					

Estimated Seasonal High Water **at Point**:_____ inches ◯ Above Ground Surface ◯ Above Soil Surface ◯ No Water Level Indicators ◉ N/A (described point is Upland)

23. With reasonable scientific judgment and in accordance with §62-340.500, F.A.C., is one or more hydrologic indicator present or predicted during a normal wet season at the described point and reflective of normal wetland hydrology (*e.g.,* not due to non-wetland surface water hydrology or rare/aberrant events)? ◯ Yes ◉ No

24. Delineation by Wetland Definition §62-340.300(1), F.A.C.

As is under current conditions, without considering RSJ* or the legality of any alterations:

a) Has a wetland/upland boundary been delineated at the described point? ◯ Yes ◉ No *(**If No**, skip to #25)*

b) If yes to 24a, can the boundary be easily delineated using the definition of wetlands? ◯ Yes ◯ No

25. A & B Test Wetland Criteria §62-340.300(2)(a),(b), F.A.C.

As is under current conditions, without considering RSJ* or the legality of any alterations:

a) Is the areal extent of Obligate plants in the stratum selected in #10 greater than the areal extent of all Upland plants in that stratum? (See #12) ◯ Yes ◉ No ◯ No Vegetation at Point *(**If "No Vegetation"**, skip to #25f)*

b) Is the areal extent of Obligate and/or Facultative Wet plants in the stratum selected in #10 equal to or greater than 80% of all the plants in that stratum, excluding Facultative plants? (See #13) ◯ Yes ◉ No

c) Is the soil hydric as identified using standard NRCS definitions and practices (see #19), **or** would a hydric soil field indicator be present but for any disturbance affecting the soil?
◯ Yes ◉ No ◯ Indeterminable with current conditions **Why?** _____

d) Is the substrate composed of riverwash, nonsoil (see #18), rock outcrop-soil complex, or is the substrate located within an artificially created wetland area? ◉ Yes ◯ No If yes, which condition is present? _____

e) Is one or more of the hydrologic indicators in §62-340.500, F.A.C. present at the described point? (See #23) ◯ Yes ◉ No

f) Are the A Test criteria met per §62-340.300(2)(a), F.A.C. at the described point? ◯ Yes ◉ No
(Note: If yes to 25a and yes to either 25c, 25d, or 25e, A Test criteria are met)

g) Are the B Test criteria met per §62-340.300(2)(b), F.A.C. at the described point? ◯ Yes ◉ No
(Note: If yes to 25b and yes to either 25c, 25d, or 25e, B Test criteria are met)

h) Are there any **alterations or conditions** affecting reliable application of the A or B Test such that the Altered Sites Test is more appropriate? ◯ Yes ◯ No

Point ID/Location: Upland; 29.755483, -82.114653

26. C Test Wetland Criteria §62-340.300(2)(c), F.A.C.
As is under current conditions, without considering RSJ* or the legality of any alterations:

a) Per §62-340.300(2)(c), F.A.C. is the described point Pine Flatwoods or Improved Pasture, or does it have drained soils? ○ Yes ◉ No ***If yes**, select which of the following are met, then skip to #26d*

☐ Pine Flatwoods ☐ Improved Pasture ☐ Drained Soils

***Pine Flatwoods** must have a monotypic or mixed canopy of long leaf pine or slash pine and an understory dominated by saw palmetto with NO obligate or facultative wet species present in the ground cover. **Improved Pasture** means areas where the dominant native plant community has been replaced with planted or natural recruitment of herbaceous species which are NOT obligate or facultative wet species and which have been actively maintained for livestock through mechanical means or grazing. **Drained Soils** are those in which permanent artificial alterations to the hydrology preclude the formation of hydric soils.*

b) Are the soils at the described point saline sands (salt flats-tidal flats), **or** have they been **field verified** by NRCS's Keys to Soil Taxonomy (4th ed. 1990) as Umbraqualfs, Sulfaquents, Hydraquents, Humaquepts, Histosols (except Folists), Argiaquolls, or Umbraquults? ○ Yes ○ No

c) Do the soils at the described point have a NRCS hydric soil field indicator, **and** is the point located within a map unit named or designated by the NRCS as frequently flooded, depressional, or water? ○ Yes ◉ No ○ Inconclusive

Map Unit: _____

d) Are the C Test criteria met per §62-340.300(2)(c), F.A.C. at the described point? ○ Yes ○ No
(Note: If no to 26a and yes to either 26b or 26c, C Test criteria are met)

e) Are there any **alterations or conditions** affecting reliable application of the C Test such that the Altered Sites Test is more appropriate? ○ Yes ○ No

27. D Test Wetland Criteria §62-340.300(2)(d), F.A.C.
As is under current conditions, without considering RSJ* or the legality of any alterations:

a) Is the soil hydric as verified by a NRCS hydric soil field indicator? (See #17 & 19)
○ Yes ◉ No ○ Inconclusive *(**If No or Inconclusive**, skip to #27d)*

b) Does any NRCS hydric soil field indicator begin **at the soil surface or** are any of the following indicators present: A1, A2, A3, A4, A5, A7, A8, A9, S4, F2? ○ Yes ○ No *(If yes, then hydrologic indicator §62-340.500(8) or (11) is met)*

c) Is one or more of the hydrologic indicators in §62-340.500, F.A.C. present at the described point? (See #23) ○ Yes ○ No

d) Are the D Test criteria met per §62-340.300(2)(d), F.A.C. at the described point? ○ Yes ◉ No
(Note: If yes to 27a and yes to either 27b or 27c, D Test criteria may be met)

e) Are there any **alterations or conditions** affecting reliable application of the D Test such that the Altered Sites Test is more appropriate? ○ Yes ○ No

28. Altered Sites Tests §62-340.300(3), F.A.C.

*For purposes of Chapter 62-340, F.A.C. **altered** refers to any natural or man-induced condition(s) which **masks or eliminates reliable expression** of wetland indicators (i.e. hydrophytic vegetation, hydric soils, and hydrologic indicators). **Unaltered or normal does not require a natural condition**, only an expression of wetland indicators that is sufficient to **reliably** identify or delineate the wetland using the criteria in §62-340.300, F.A.C.*

Are there any alterations (legal or illegal) affecting the normal wetland condition? ○ Yes ○ No *(**If no**, skip to #32)*

29. Authorized or Legally Altered Vegetation and Soils Test Criteria §62-340.300(3)(a), F.A.C.

a) Are there **authorized** or **legal** alterations affecting reliable expression of vegetation at the described point?
○ Yes ○ No If yes, how? _____

b) Are there **authorized** or **legal** alterations affecting reliable soil evaluation at the described point? ○ Yes ○ No
If yes, how? _____ *(**If no to both** 29a and 29b, skip to #30)*

c) If yes to 29a or 29b, which criteria tests are affected by the legal alterations?
☐ A Test ☐ B Test ☐ C Test ☐ D Test

d) Using the most reliable available information and reasonable scientific judgement, would the types of evidence and characteristics contemplated in §62-340.300, F.A.C. identify or delineate the described point as a wetland with cessation of the legal altering activities? ○ Yes ○ No If no, why? _____ *(**If no**, skip to #30)*

e) If yes to 29d, what §62-340.300, F.A.C. evidence would be expressed with cessation of legally altering activities?
☐ Plants ☐ Soils ☐ Hydrologic indicators

f) If yes to 29d, which tests would be passed with cessation of legally altering activities?
☐ Wetland Definition ☐ A Test ☐ B Test ☐ C Test ☐ D Test

Why? _____

Point ID/Location: Upland; 29.755483, -82.114653

30. Authorized or Legally Altered Hydrology Test Criteria §62-340.300(3)(b), F.A.C.

a) Has wetland hydrology of the area been **legally** drained or lowered? ◯Yes ◯No *(**If no**, skip to #31)*
If yes, how? _____

b) Has wetland hydrology been **legally** eliminated at the described point? ◯Yes ◯No *(**If no**, skip to #31)*

c) If yes to 30b, using reasonable scientific judgment or §62-340.550, F.A.C., have dredging or filling activities authorized by **Part IV** of Chapter 373, F.S. **permanently eliminated** wetland hydrology at the described point such that the wetland definition cannot be met? ◯Yes ◯No
*Chapter 373, F.S. Part II activities (e.g., water use permits) or other temporary hydrologic alterations (e.g., surface water pumps, drought) do **not** apply.*

d) If no to 30c, what §62-340.300, F.A.C. evidence would be expressed with cessation of temporary hydrologic alterations?
☐ Plants ☐ Soils ☐ Hydrologic indicators

e) If no to 30c, Which tests would be passed with cessation of temporary hydrologic alterations?
☐ Wetland Definition ☐ A Test ☐ B Test ☐ C Test ☐ D Test
Why? _____

31. Illegal or Unauthorized Altered Sites Test Criteria §62-340.300(3)(c), F.A.C.

*If the altering activity is a violation of regulatory requirements, then application of §62-340.300(3)(c), F.A.C. and all provisions of Chapter 62-340, F.A.C. are utilized to identify or delineate the wetland in a forensic manner. **This identification or delineation reflects the condition immediately prior to the unauthorized alteration**.*

a) Have any **unauthorized** alterations affected the normal wetland condition at the described point? ◯Yes ◯No
If yes, how? _____ *(**If no**, skip to #32)*

b) If yes to 31a, which criteria tests are affected by the unauthorized alterations?
☐ A Test ☐ B Test ☐ C Test ☐ D Test

c) With reasonable scientific judgment is the described point a wetland, or would it have been a wetland immediately prior to the unauthorized alteration? ◯Yes ◯No If no, why? _____ *(**If no**, skip to #32)*

d) If yes to 31c, what §62-340.300, F.A.C. evidence was present immediately prior to the unauthorized alteration?
☐ Plants ☐ Soils ☐ Hydrologic indicators

e) If yes to 31c, which tests would be passed immediately prior to the unauthorized alteration?
☐ Wetland Definition ☐ A Test ☐ B Test ☐ C Test ☐ D Test
Why? _____

32. Wetland Summary:

Given **normal** expression, **cessation** of **authorized** alterations, or **immediately prior** to any **unauthorized** alterations:
With reasonable scientific judgment is the described point a wetland as defined in §62-340.200(19), F.A.C.?
◯Yes ◯No If yes, which criteria identified or delineated the wetland?
☐ Wetland Definition ☐ A Test ☐ B Test ☐ C Test ☐ D Test

If summary answers differ from answers in questions 25f, 25g, 26d, or 27d, why? _____

33. Surface Water Criteria §62-340.600(2)(a-e), F.A.C.

Given **normal** expression, **cessation** of **authorized** alterations, or **immediately prior** to any **unauthorized** alterations:

a) Is the described point a wetland as defined in §62-340.200(19) and located by §62-340.300, F.A.C.?
◯Yes ◯No *(Note: All wetlands are surface waters)*

b) Is the described point located at or within the Mean High Water Line of a tidal water body?
◯Yes ◯No ◯MHWL Unknown

c) Is the described point located at or within the Ordinary High Water Line of a non-tidal natural water body or natural watercourse? ◯Yes ◯No

d) Is the described point located at or within the top of the bank of an artificial lake, borrow pit, canal, ditch, or other type of artificial water body or watercourse with side slopes of 1 foot vertical to 4 feet horizontal or steeper, excluding spoil banks when the canals and ditches have resulted from excavation into the ground? ◯Yes ◯No

e) Is the described point located at or within the Seasonal High Water Line of an artificial lake, borrow pit, canal, ditch, or other type of artificial water body or watercourse with side slopes flatter than 1 foot vertical to 4 feet horizontal or an artificial water body created by diking or impoundment above the ground? ◯Yes ◯No

Point ID/Location: _____

34. Photographs: Soil profile w/ ID, Soil profile close-up, Soil horizon(s) close-up, Hydric soil indicator(s) close-up, Hydrologic indicators, Plant ID, Plant community, etc.

#	Memory Card # / Metadata	Description, compass direction (if applicable)	Taken By
1.			
2.			
3.			
4.			
5.			
6.			
7.			
8.			
9.			
10.			
11.			
12.			
13.			
14.			

Notes:

Helpful Definitions for Applying Ch 62-340, F.A.C.

*"**RSJ**" stands for Reasonable Scientific Judgement where used throughout this Data Form

Definition from §62.340.200(19) Florida Administrative Code
"**Wetlands**," as defined in subsection 373.019(17), F.S., means those areas that are inundated or saturated by surface water or ground water at a frequency and a duration sufficient to support, and under normal circumstances do support, a prevalence of vegetation typically adapted for life in saturated soils. Soils present in wetlands generally are classified as hydric or alluvial, or possess characteristics that are associated with reducing soil conditions. The prevalent vegetation in wetlands generally consists of facultative or obligate hydrophytic macrophytes that are typically adapted to areas having soil conditions described above. These species, due to morphological, physiological, or reproductive adaptations, have the ability to grow, reproduce or persist in aquatic environments or anaerobic soil conditions. Florida wetlands generally include swamps, marshes, bayheads, bogs, cypress domes and strands, sloughs, wet prairies, riverine swamps and marshes, hydric seepage slopes, tidal marshes, mangrove swamps and other similar areas. Florida wetlands generally do not include longleaf or slash pine flatwoods with an understory dominated by saw palmetto.

Definition from §373.019(19) Florida Statutes
"**Surface water**" means water upon the surface of the earth, whether contained in bounds created naturally or artificially or diffused. Water from natural springs shall be classified as surface water when it exits from the spring onto the earth's surface.

Definition from §373.019(14) Florida Statutes
"**Other watercourse**" means any canal, ditch, or other artificial watercourse in which water usually flows in a defined bed or channel. It is not essential that the flowing be uniform or uninterrupted.

Definition from §62.340.200(15) Florida Administrative Code
"**Seasonal High Water**" means the elevation to which the ground and surface water can be expected to rise due to a normal wet season.

From The Florida Wetlands Delineation Manual pg. 37
Ordinary high water is that point on the slope or bank where the surface water from the water body ceases to exert a dominant influence on the character of the surrounding vegetation and soils. The OHWL frequently encompasses areas dominated by non-listed vegetation and non-hydric soils. When the OHWL is not at a wetland edge, the general view of the area may present an "upland" appearance.

Definition from §403.803(14) Florida Statutes
"Swale" means a manmade trench which:
(a) Has a top width-to-depth ratio of the cross-section equal to or greater than 6:1, or side slopes equal to or greater than three feet horizontal to 1 foot vertical;
(b) Contains contiguous areas of standing or flowing water only following a rainfall event;
(c) Is planted with or has stablized vegetation suitable for soil stabilization, stormwater treatment, and nutrient uptake; and
(d) Is designed to take into acount the soil erodibility, soil percolation, slope, slope length, and drainage area so as to prevent erosion and reduce pollutant concentration of any discharge.

Chapter 62-340, F.A.C. Data Form

1. Date: Aug 1, 2018 2. Staff Present: Kevin Podmeyer & John Sinnott 3. Data recorder(s): Trileaf
4. County: Alachua 5. Site Name and/or Tracking #: Earleton/643110
6. Point ID and/or GPS location: Wetland; 29.7551417, -82.113894
7. Measured distances and bearings from fixed objects:
8. Current condition of described point: ◉ Authorized or legal condition ○ Unauthorized or illegal condition
9. Work type: ○ Identification ◉ Delineation
   Point status: ◉ Wetland ○ Non-Wetland Surface Water ○ Upland

10. Vegetative Stratum §62-340.400: Using §62-340.400, F.A.C. with reasonable scientific judgment, select the appropriate vegetative stratum. (Do not include FAC species when determining 10% minimum areal extent.)
○ Canopy (Min. 10% areal extent) ○ Subcanopy (Min. 10% areal extent) ◉ Groundcover (No min. areal extent)
○ No Vegetation at Point (Skip to # 14) Why?

11. Plant List §62-340.200(2),(6),(16), §62-340.400, §62-340.450:
As is under current conditions, without considering RSJ* or the legality of any alterations:

1. Select an area just large enough to represent the plant community at the described point. Do not extend into different communities or hydrologic conditions.
2. Record the scientific name (binomial) and status of each plant species present in the selected area. Do not record plants outside of the selected area.
3. Record the percent areal extent in the canopy, subcanopy, and groundcover columns for each species.
4. For each species present in the **stratum selected in #10**, transfer the numbers from only that stratum's column into the appropriate status columns.

#	Binomial of Observed Species	Status	Canopy	Subcanopy	Groundcover	Upland	Facultative	Fac. Wet	Obligate
1.	Liquidambar styraciflua	FW	50						
2.	Typha spp.	O			5				5
3.	Magnolia virginiana var. australis	O	5						
4.	Quercus nigra	FW	10						
5.	Acer rubrum	FW		15					
6.	Woodwardia virginica	FW			30			30	
7.									
8.									
9.									
10.									
11.									
12.									
13.									
14.									
15.									
16.									
17.									
18.									
19.									
20.									
	Percent areal extent totals for the stratum selected in question 10					0	0	30	5

12. In the stratum selected in #10: What is the % areal extent of Obligate plants? 5
    What is the % areal extent of Upland plants? 0
    Is the areal extent of Obligate plants greater than that of Upland plants? ◉ Yes ○ No
13. In the stratum selected in #10: What is the total % areal extent of Obligate & Facultative Wet plants combined? 35
    What is the total % areal extent of Obligate, Facultative Wet, & Upland plants combined? 35
    What is the percentage of OBL + FACW in relation to all plants, excluding FAC? 100.0% $\left(\frac{\text{OBL+FACW}}{\text{OBL+FACW+UPL}}\right)$

Point ID/Location: Wetland; 29.7551417, -82.113894

14. LRR/MLRA U

Textures: Peat, Mucky Peat, Muck, Mucky Mineral, Sand, Fine, Marl

15. Is a soil profile description possible? ◉ Yes ○ No If no, why? *(**If No**, skip to #18)*

16. Soil Description: ***As is under current conditions, without considering RSJ* or the legality of any alterations***

Soil surface/0 inch depth for purposes of Chapter 62-340, F.A.C. is the muck or mineral surface (whether natural or fill)

Horizon	Depth (inches) beginning to ending	Matrix Hue Value/ Chroma (moist condition)	Matrix Texture	% Organic Coating of sand (horizons w/ value ≤4 & chroma ≤2)	- **Describe soil features: DA** (areas darker than matrix), **LA** (areas lighter than matrix), **RC** (redox concentrations): Record in moist condition **hue value/chroma; % volume in horizon; boundaries** (sharp/clear/diffuse); **shape** (rounded/linear/angular). - **OB** (organic bodies): Record **texture** (muck or mucky mineral), **% volume in horizon.** - **Note** if horizon's dominant characteristic is **Physically Mixed (PM)** - **Note** if horizon is **Nonsoil** (any material not listed in "Textures" above) and describe its type - **Note** if horizon is **Fill** and describe any inclusions or nonsoil materials within it.
1	0-10	10 YR 2/2	MM	90	Mucky Mineral (sand; moist)
2	10-20	10 YR 3/1	MM	80	Mucky Mineral (sand; wet)
3					
4					
5					
6					

17. Hydric Soil Field Indicators: If present, check all Hydric Soil Field Indicators satisfied and specify their beginning and ending depths

☑ All Texture
- __(A1) Histosol*
- __(A2) Histic Epipedon*
- __(A3) Black Histic*
- __(A4) Hydrogen Sulfide*
- __(A5) Stratified Layers*
- ✓(A6) Organic Bodies
- __(A7) 5cm Mucky Mineral*
- ✓(A8) Muck Presence*
- __(A9) 1cm Muck*
- __(A11) Depleted Below Dark Surface
- ✓(A12) Thick Dark Surface

☑ Sandy Texture
- __(S4) Sandy Gleyed Matrix*
- __(S5) Sandy Redox
- __(S6) Stripped Matrix
- __(S7) Dark Surface
- __(S8) Polyvalue Below Surface
- __(S9) Thin Dark Surface
- __(S12) Barrier Islands 1cm Muck

☑ Fine Texture
- __(F2) Loamy Gleyed Matrix*
- __(F3) Depleted Matrix
- __(F6) Redox Dark Surface
- __(F7) Depleted Dark Surface
- __(F8) Redox Depression
- __(F10) Marl
- __(F12) Iron-Manganese Masses
- __(F13) Umbric Surface
- __(F22) Very Shallow Dark Surface

	Indicator Present	Begin Depth	End Depth
1.	A8	0	20
2.	A12	0	0
3.			
4.			
5.			
6.			

To combine layers/indicators to meet thickness requirements, see NRCS Hydric Soils Technical Note 4.

18. Is any nonsoil horizon present at or within the uppermost 12 inches of the ground surface?
○ Yes ◉ No ○ Soil profile or site inaccessible

19. Hydric status: ◉ Hydric ○ Non-hydric ○ Inconclusive (disturbed/mixed soil, insufficient evaluation depth due to nonsoil or standing water, lack of site access, etc.)
Why? Muck presence & saturated

(Note: For a disturbed/mixed profile or nonsoil substrate, if one or more hydric soil field indicator is met within the mixed profile or despite the nonsoil horizon, it is considered hydric. Otherwise it is inconclusive.)

20. Is the depth of the soil profile 20 inches or greater from the soil surface? ◉ Yes ○ No
If no, depth of soil profile is:_____ inches Why? _____
(examples of refusal: root refusal, nonsoil, water table, loose sand, heavy texture, time constraints, weather conditions)

21. **Observed** height or depth of standing water from **soil** surface: 6 inches ○ Above ◉ Below ○ Not Observed

Point ID/Location: Wetland; 29.7551417, -82.113894

22. Hydrologic Indicators: ***As is under current conditions, without considering the legality of any alterations***

Hydrologic Indicators per §62-340.500, F.A.C.	Present at or very near point and reliable	Not at point but within 100 ft (for waterward points only)	Present but not reflective of normal wetland hydrology	Predicted during normal wet season	1. Describe the type of all checked indicators. 2. Approximate the distance and direction of indicators within 100 ft of the point. 3. For water level indicators - lichen lines, algal mats, water marks, hydrologic data, rafted debris, plant adaptations, tussocks/hummocks, aquatic moss - **note the height from ground surface at the point as well as waterward (w/ distance from point).**
(1) Algal mats					
(2) Aquatic mosses or liverworts					
(3) Aquatic plants	✓				
(4) Aufwuchs					
(5) Drift lines and rafted debris	✓				Base of trees in Wetland area
(6) Elevated lichen lines	✓				
(7) Evidence of aquatic fauna					
(8) Hydrologic data	✓				
(9) Morphological plant adaptations					
(10) Secondary flow channels					
(11) Sediment deposition					
(12) Tussocks or hummocks					
(13) Water marks	✓				~ 6"

Estimated Seasonal High Water **at Point**: 6 inches ◉ Above Ground Surface ○ Above Soil Surface ○ No Water Level Indicators ○ N/A (described point is Upland)

23. With reasonable scientific judgment and in accordance with §62-340.500, F.A.C., is one or more hydrologic indicator present or predicted during a normal wet season at the described point and reflective of normal wetland hydrology (*e.g.,* not due to non-wetland surface water hydrology or rare/aberrant events)? ◉ Yes ○ No

24. Delineation by Wetland Definition §62-340.300(1), F.A.C.

As is under current conditions, without considering RSJ* or the legality of any alterations:

a) Has a wetland/upland boundary been delineated at the described point? ◉ Yes ○ No *(**If No**, skip to #25)*

b) If yes to 24a, can the boundary be easily delineated using the definition of wetlands? ◉ Yes ○ No

25. A & B Test Wetland Criteria §62-340.300(2)(a),(b), F.A.C.

As is under current conditions, without considering RSJ* or the legality of any alterations:

a) Is the areal extent of Obligate plants in the stratum selected in #10 greater than the areal extent of all Upland plants in that stratum? (See #12) ◉ Yes ○ No ○ No Vegetation at Point *(**If "No Vegetation"**, skip to #25f)*

b) Is the areal extent of Obligate and/or Facultative Wet plants in the stratum selected in #10 equal to or greater than 80% of all the plants in that stratum, excluding Facultative plants? (See #13) ◉ Yes ○ No

c) Is the soil hydric as identified using standard NRCS definitions and practices (see #19), **or** would a hydric soil field indicator be present but for any disturbance affecting the soil?
◉ Yes ○ No ○ Indeterminable with current conditions **Why?** _____

d) Is the substrate composed of riverwash, nonsoil (see #18), rock outcrop-soil complex, or is the substrate located within an artificially created wetland area? ◉ Yes ○ No If yes, which condition is present? _____

e) Is one or more of the hydrologic indicators in §62-340.500, F.A.C. present at the described point? (See #23) ◉ Yes ○ No

f) Are the A Test criteria met per §62-340.300(2)(a), F.A.C. at the described point? ◉ Yes ○ No
(Note: If yes to 25a and yes to either 25c, 25d, or 25e, A Test criteria are met)

g) Are the B Test criteria met per §62-340.300(2)(b), F.A.C. at the described point? ◉ Yes ○ No
(Note: If yes to 25b and yes to either 25c, 25d, or 25e, B Test criteria are met)

h) Are there any **alterations or conditions** affecting reliable application of the A or B Test such that the Altered Sites Test is more appropriate? ○ Yes ◉ No

Point ID/Location: Wetland; 29.7551417, -82.113894

26. C Test Wetland Criteria §62-340.300(2)(c), F.A.C.

As is under current conditions, without considering RSJ* or the legality of any alterations:

a) Per §62-340.300(2)(c), F.A.C. is the described point Pine Flatwoods or Improved Pasture, or does it have drained soils? ○ Yes ◉ No ***If yes**, select which of the following are met, then skip to #26d*

☐ Pine Flatwoods ☐ Improved Pasture ☐ Drained Soils

***Pine Flatwoods** must have a monotypic or mixed canopy of long leaf pine or slash pine and an understory dominated by saw palmetto with NO obligate or facultative wet species present in the ground cover. **Improved Pasture** means areas where the dominant native plant community has been replaced with planted or natural recruitment of herbaceous species which are NOT obligate or facultative wet species and which have been actively maintained for livestock through mechanical means or grazing. **Drained Soils** are those in which permanent artificial alterations to the hydrology preclude the formation of hydric soils.*

b) Are the soils at the described point saline sands (salt flats-tidal flats), **or** have they been **field verified** by NRCS's Keys to Soil Taxonomy (4th ed. 1990) as Umbraqualfs, Sulfaquents, Hydraquents, Humaquepts, Histosols (except Folists), Argiaquolls, or Umbraquults? ○ Yes ○ No

c) Do the soils at the described point have a NRCS hydric soil field indicator, **and** is the point located within a map unit named or designated by the NRCS as frequently flooded, depressional, or water? ○ Yes ○ No ○ Inconclusive

Map Unit: _____

d) Are the C Test criteria met per §62-340.300(2)(c), F.A.C. at the described point? ○ Yes ○ No

(Note: If no to 26a and yes to either 26b or 26c, C Test criteria are met)

e) Are there any **alterations or conditions** affecting reliable application of the C Test such that the Altered Sites Test is more appropriate? ○ Yes ○ No

27. D Test Wetland Criteria §62-340.300(2)(d), F.A.C.

As is under current conditions, without considering RSJ* or the legality of any alterations:

a) Is the soil hydric as verified by a NRCS hydric soil field indicator? (See #17 & 19)

◉ Yes ○ No ○ Inconclusive ***(If No or Inconclusive**, skip to #27d)*

b) Does any NRCS hydric soil field indicator begin **at the soil surface or** are any of the following indicators present: A1, A2, A3, A4, A5, A7, A8, A9, S4, F2? ◉ Yes ○ No *(If yes, then hydrologic indicator §62-340.500(8) or (11) is met)*

c) Is one or more of the hydrologic indicators in §62-340.500, F.A.C. present at the described point? (See #23) ◉ Yes ○ No

d) Are the D Test criteria met per §62-340.300(2)(d), F.A.C. at the described point? ◉ Yes ○ No

(Note: If yes to 27a and yes to either 27b or 27c, D Test criteria may be met)

e) Are there any **alterations or conditions** affecting reliable application of the D Test such that the Altered Sites Test is more appropriate? ○ Yes ○ No

28. Altered Sites Tests §62-340.300(3), F.A.C.

*For purposes of Chapter 62-340, F.A.C. **altered** refers to any natural or man-induced condition(s) which **masks or eliminates reliable expression** of wetland indicators (i.e. hydrophytic vegetation, hydric soils, and hydrologic indicators). **Unaltered or normal does not require a natural condition**, only an expression of wetland indicators that is sufficient to **reliably** identify or delineate the wetland using the criteria in §62-340.300, F.A.C.*

Are there any alterations (legal or illegal) affecting the normal wetland condition? ○ Yes ○ No ***(If no**, skip to #32)*

29. Authorized or Legally Altered Vegetation and Soils Test Criteria §62-340.300(3)(a), F.A.C.

a) Are there **authorized** or **legal** alterations affecting reliable expression of vegetation at the described point?

○ Yes ○ No If yes, how? _____

b) Are there **authorized** or **legal** alterations affecting reliable soil evaluation at the described point? ○ Yes ○ No

If yes, how? _____ ***(If no to both** 29a and 29b, skip to #30)*

c) If yes to 29a or 29b, which criteria tests are affected by the legal alterations?

☐ A Test ☐ B Test ☐ C Test ☐ D Test

d) Using the most reliable available information and reasonable scientific judgement, would the types of evidence and characteristics contemplated in §62-340.300, F.A.C. identify or delineate the described point as a wetland with cessation of the legal altering activities? ○ Yes ○ No If no, why? _____ ***(If no**, skip to #30)*

e) If yes to 29d, what §62-340.300, F.A.C. evidence would be expressed with cessation of legally altering activities?

☐ Plants ☐ Soils ☐ Hydrologic indicators

f) If yes to 29d, which tests would be passed with cessation of legally altering activities?

☐ Wetland Definition ☐ A Test ☐ B Test ☐ C Test ☐ D Test

Why? _____

Point ID/Location: Wetland; 29.7551417, -82.113894

30. Authorized or Legally Altered Hydrology Test Criteria §62-340.300(3)(b), F.A.C.

a) Has wetland hydrology of the area been **legally** drained or lowered? ◯Yes ◯No *(**If no**, skip to #31)*
If yes, how? _____

b) Has wetland hydrology been **legally** eliminated at the described point? ◯Yes ◯No *(**If no**, skip to #31)*

c) If yes to 30b, using reasonable scientific judgment or §62-340.550, F.A.C., have dredging or filling activities authorized by **Part IV** of Chapter 373, F.S. **permanently eliminated** wetland hydrology at the described point such that the wetland definition cannot be met? ◯Yes ◯No
*Chapter 373, F.S. Part II activities (e.g., water use permits) or other temporary hydrologic alterations (e.g., surface water pumps, drought) do **not** apply.*

d) If no to 30c, what §62-340.300, F.A.C. evidence would be expressed with cessation of temporary hydrologic alterations?
☐ Plants ☐ Soils ☐ Hydrologic indicators

e) If no to 30c, Which tests would be passed with cessation of temporary hydrologic alterations?
☐ Wetland Definition ☐ A Test ☐ B Test ☐ C Test ☐ D Test
Why? _____

31. Illegal or Unauthorized Altered Sites Test Criteria §62-340.300(3)(c), F.A.C.

*If the altering activity is a violation of regulatory requirements, then application of §62-340.300(3)(c), F.A.C. and all provisions of Chapter 62-340, F.A.C. are utilized to identify or delineate the wetland in a forensic manner. **This identification or delineation reflects the condition immediately prior to the unauthorized alteration**.*

a) Have any **unauthorized** alterations affected the normal wetland condition at the described point? ◯Yes ◯No
If yes, how? _____ *(**If no**, skip to #32)*

b) If yes to 31a, which criteria tests are affected by the unauthorized alterations?
☐ A Test ☐ B Test ☐ C Test ☐ D Test

c) With reasonable scientific judgment is the described point a wetland, or would it have been a wetland immediately prior to the unauthorized alteration? ◯Yes ◯No If no, why? _____ *(**If no**, skip to #32)*

d) If yes to 31c, what §62-340.300, F.A.C. evidence was present immediately prior to the unauthorized alteration?
☐ Plants ☐ Soils ☐ Hydrologic indicators

e) If yes to 31c, which tests would be passed immediately prior to the unauthorized alteration?
☐ Wetland Definition ☐ A Test ☐ B Test ☐ C Test ☐ D Test
Why? _____

32. Wetland Summary:

Given **normal** expression, **cessation** of **authorized** alterations, or **immediately prior** to any **unauthorized** alterations:
With reasonable scientific judgment is the described point a wetland as defined in §62-340.200(19), F.A.C.?
◯Yes ◯No If yes, which criteria identified or delineated the wetland?
☐ Wetland Definition ☐ A Test ☐ B Test ☐ C Test ☐ D Test

If summary answers differ from answers in questions 25f, 25g, 26d, or 27d, why? _____

33. Surface Water Criteria §62-340.600(2)(a-e), F.A.C.

Given **normal** expression, **cessation** of **authorized** alterations, or **immediately prior** to any **unauthorized** alterations:

a) Is the described point a wetland as defined in §62-340.200(19) and located by §62-340.300, F.A.C.?
◯Yes ◯No *(Note: All wetlands are surface waters)*

b) Is the described point located at or within the Mean High Water Line of a tidal water body?
◯Yes ◯No ◯MHWL Unknown

c) Is the described point located at or within the Ordinary High Water Line of a non-tidal natural water body or natural watercourse? ◯Yes ◯No

d) Is the described point located at or within the top of the bank of an artificial lake, borrow pit, canal, ditch, or other type of artificial water body or watercourse with side slopes of 1 foot vertical to 4 feet horizontal or steeper, excluding spoil banks when the canals and ditches have resulted from excavation into the ground? ◯Yes ◯No

e) Is the described point located at or within the Seasonal High Water Line of an artificial lake, borrow pit, canal, ditch, or other type of artificial water body or watercourse with side slopes flatter than 1 foot vertical to 4 feet horizontal or an artificial water body created by diking or impoundment above the ground? ◯Yes ◯No

Point ID/Location: _____

34. Photographs: Soil profile w/ ID, Soil profile close-up, Soil horizon(s) close-up, Hydric soil indicator(s) close-up, Hydrologic indicators, Plant ID, Plant community, etc.

#	Memory Card # / Metadata	Description, compass direction (if applicable)	Taken By
1.			
2.			
3.			
4.			
5.			
6.			
7.			
8.			
9.			
10.			
11.			
12.			
13.			
14.			

Notes:

Helpful Definitions for Applying Ch 62-340, F.A.C.

*"**RSJ**" stands for Reasonable Scientific Judgement where used throughout this Data Form

Definition from §62.340.200(19) Florida Administrative Code
"**Wetlands**," as defined in subsection 373.019(17), F.S., means those areas that are inundated or saturated by surface water or ground water at a frequency and a duration sufficient to support, and under normal circumstances do support, a prevalence of vegetation typically adapted for life in saturated soils. Soils present in wetlands generally are classified as hydric or alluvial, or possess characteristics that are associated with reducing soil conditions. The prevalent vegetation in wetlands generally consists of facultative or obligate hydrophytic macrophytes that are typically adapted to areas having soil conditions described above. These species, due to morphological, physiological, or reproductive adaptations, have the ability to grow, reproduce or persist in aquatic environments or anaerobic soil conditions. Florida wetlands generally include swamps, marshes, bayheads, bogs, cypress domes and strands, sloughs, wet prairies, riverine swamps and marshes, hydric seepage slopes, tidal marshes, mangrove swamps and other similar areas. Florida wetlands generally do not include longleaf or slash pine flatwoods with an understory dominated by saw palmetto.

Definition from §373.019(19) Florida Statutes
"**Surface water**" means water upon the surface of the earth, whether contained in bounds created naturally or artificially or diffused. Water from natural springs shall be classified as surface water when it exits from the spring onto the earth's surface.

Definition from §373.019(14) Florida Statutes
"**Other watercourse**" means any canal, ditch, or other artificial watercourse in which water usually flows in a defined bed or channel. It is not essential that the flowing be uniform or uninterrupted.

Definition from §62.340.200(15) Florida Administrative Code
"**Seasonal High Water**" means the elevation to which the ground and surface water can be expected to rise due to a normal wet season.

From The Florida Wetlands Delineation Manual pg. 37
Ordinary high water is that point on the slope or bank where the surface water from the water body ceases to exert a dominant influence on the character of the surrounding vegetation and soils. The OHWL frequently encompasses areas dominated by non-listed vegetation and non-hydric soils. When the OHWL is not at a wetland edge, the general view of the area may present an "upland" appearance.

Definition from §403.803(14) Florida Statutes
"Swale" means a manmade trench which:
(a) Has a top width-to-depth ratio of the cross-section equal to or greater than 6:1, or side slopes equal to or greater than three feet horizontal to 1 foot vertical;
(b) Contains contiguous areas of standing or flowing water only following a rainfall event;
(c) Is planted with or has stablized vegetation suitable for soil stabilization, stormwater treatment, and nutrient uptake; and
(d) Is designed to take into acount the soil erodibility, soil percolation, slope, slope length, and drainage area so as to prevent erosion and reduce pollutant concentration of any discharge.

1018 Thomasville Road
Suite 200-C
Tallahassee, FL 32303
850-224-8207
850-681-9364 fax
www.fnai.org

Florida Natural Areas Inventory

Biodiversity Matrix Query Results

UNOFFICIAL REPORT

Created 11/7/2019

(Contact the FNAI Data Services Coordinator at 850.224.8207 or kbrinegar@fnai.fsu.edu for information on an official Standard Data Report)

NOTE: The Biodiversity Matrix includes only rare species and natural communities tracked by FNAI.

Report for 1 Matrix Unit: 31037

Descriptions

DOCUMENTED - There is a documented occurrence in the FNAI database of the species or community within this Matrix Unit.

DOCUMENTED-HISTORIC - There is a documented occurrence in the FNAI database of the species or community within this Matrix Unit; however the occurrence has not been observed/reported within the last twenty years.

LIKELY - The species or community is *known* to occur in this vicinity, and is considered likely within this Matrix Unit because:

1. documented occurrence overlaps this and adjacent Matrix Units, but the documentation isn't precise enough to indicate which of those Units the species or community is actually located in; *or*
2. there is a documented occurrence in the vicinity and there is suitable habitat for that species or community within this Matrix Unit.

POTENTIAL - This Matrix Unit lies within the known or predicted range of the species or community based on expert knowledge and environmental variables such as climate, soils, topography, and landcover.

Matrix Unit ID: 31037

0 **Documented** Elements Found

0 **Documented-Historic** Elements Found

4 **Likely** Elements Found

Scientific and Common Names	Global Rank	State Rank	Federal Status	State Listing
Ambystoma cingulatum Frosted Flatwoods Salamander	G2	S2	LT	FT
Drymarchon couperi Eastern Indigo Snake	G3	S3	LT	FT
Mesic flatwoods	G4	S4	N	N
Ursus americanus floridanus Florida Black Bear	G5T2	S2	N	N

Matrix Unit ID: 31037

31 **Potential** Elements for Matrix Unit 31037

Scientific and Common Names	Global Rank	State Rank	Federal Status	State Listing
Agrimonia incisa Incised Groove-bur	G3	S2	N	T
Arnoglossum diversifolium Variable-leaved Indian-plantain	G2	S2	N	T
Asplenium heteroresiliens Wagner's Spleenwort	GNA	S1	N	N
Asplenium plenum Ruffled Spleenwort	G1Q	S1	N	N
Asplenium x curtissii Curtiss' Spleenwort	GNA	S1	N	N
Brickellia cordifolia Flyr's Brickell-bush	G2G3	S2	N	E
Calopogon multiflorus Many-flowered Grass-pink	G2G3	S2S3	N	T
Calydorea coelestina Bartram's Ixia	G2G3	S2S3	N	E
Ctenium floridanum Florida Toothache Grass	G2	S2	N	E
Gopherus polyphemus Gopher Tortoise	G3	S3	C	ST
Grus canadensis pratensis Florida Sandhill Crane	G5T2T3	S2S3	N	ST
Hartwrightia floridana Hartwrightia	G2	S2	N	T
Lampropeltis extenuata Short-tailed Snake	G3	S3	N	ST
Linum westii West's Flax	G1	S1	N	E
Lithobates capito Gopher Frog	G3	S3	N	SSC
Litsea aestivalis Pondspice	G3?	S2	N	E
Matelea floridana Florida Spiny-pod	G2	S2	N	E
Myotis austroriparius Southeastern Bat	G3G4	S3	N	N
Nemastylis floridana Celestial Lily	G2	S2	N	E
Neofiber alleni Round-tailed Muskrat	G3	S3	N	N
Notophthalmus perstriatus Striped Newt	G2G3	S2	C	N
Peucaea aestivalis Bachman's Sparrow	G3	S3	N	N
Picoides borealis Red-cockaded Woodpecker	G3	S2	LE	FE
Pituophis melanoleucus mugitus Florida Pine Snake	G4T3	S3	N	SSC
Pteroglossaspis ecristata Giant Orchid	G2G3	S2	N	T
Pycnanthemum floridanum Florida Mountain-mint	G3	S3	N	T
Rhododendron chapmanii Chapman's Rhododendron	G1	S1	LE	E
Rhynchospora thornei Thorne's Beaksedge	G3	S1S2	N	N
Sciurus niger shermani Sherman's Fox Squirrel	G5T3	S3	N	SSC
Sideroxylon alachuense Silver Buckthorn	G1	S1	N	E
Verbesina heterophylla	G2	S2	N	E

Variable-leaf Crownbeard

Disclaimer

The data maintained by the Florida Natural Areas Inventory represent the single most comprehensive source of information available on the locations of rare species and other significant ecological resources statewide. However, the data are not always based on comprehensive or site-specific field surveys. Therefore, this information should not be regarded as a final statement on the biological resources of the site being considered, nor should it be substituted for on-site surveys. FNAI shall not be held liable for the accuracy and completeness of these data, or opinions or conclusions drawn from these data. FNAI is not inviting reliance on these data. Inventory data are designed for the purposes of conservation planning and scientific research and are not intended for use as the primary criteria for regulatory decisions.

Unofficial Report

These results are considered unofficial. FNAI offers a Standard Data Request option for those needing certifiable data.