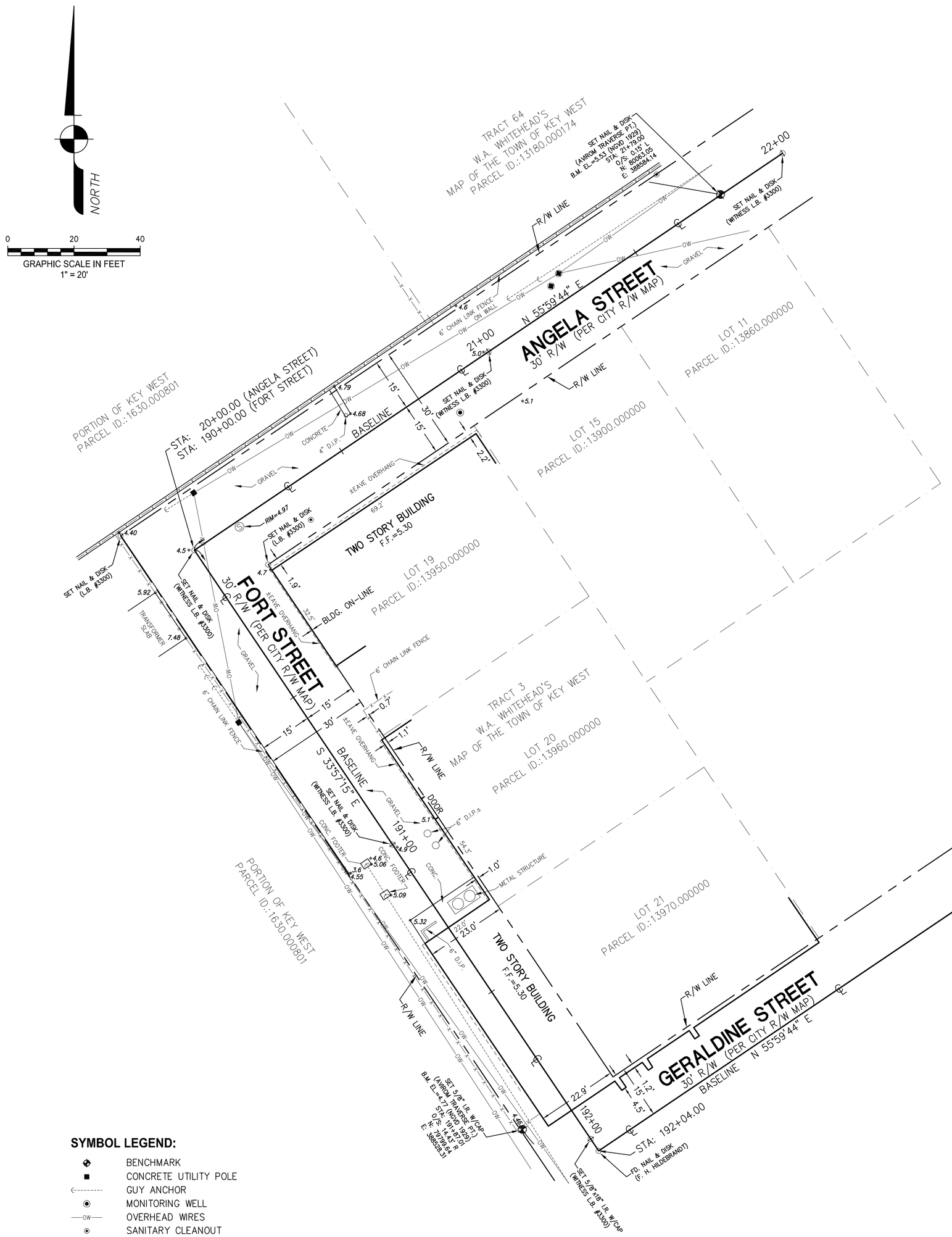
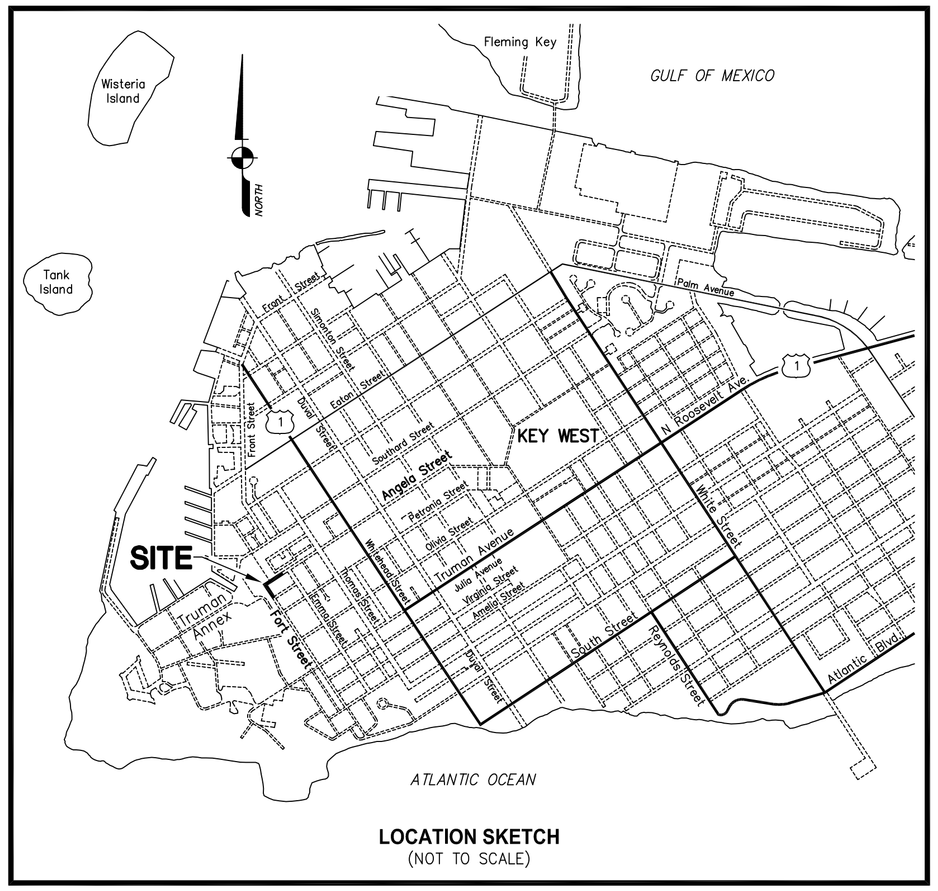


SYMBOL LEGEND:

- BENCHMARK
- CONCRETE UTILITY POLE
- GUY ANCHOR
- MONITORING WELL
- OVERHEAD WIRES
- SANITARY CLEANOUT
- SANITARY MANHOLE
- WOOD UTILITY POLE



LOCATION SKETCH
(NOT TO SCALE)

SURVEYOR'S REPORT:

1. Reproductions of this Sketch are not valid without the signature and the original raised seal of a Florida licensed surveyor and mapper.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The right-of-way lines as shown [———— — — ———] hereon is based on the City of Key West Engineering Department's Official Street Map, dated May 26, 1955, revised January 1960.
4. No underground improvements were located.
5. Symbols shown hereon and in the legend may have been enlarged for clarity. These symbols have been plotted at the center of the field location and may not represent the actual shape or size of the feature.
6. This map is intended to be displayed at a scale of 1:240 (1"=20').
7. Bearings shown hereon are referenced to Grid North, based on the current adjustment of the North American Datum of 1983 (NAD 83/90) of the Florida State Plane Coordinate System (Transverse Mercator Projection), East Zone.
8. The Grid/ Geodetic coordinates shown hereon are based on the North American Datum of 1983, adjustment of 1990 (NAD 83/90), of the Florida State Plane Coordinate System (Transverse Mercator Projection), East Zone established by a Real-time Kinematic (RTK) GPS Control Survey which is certified to a 2 centimeter local accuracy (as defined in the FGDC Geospatial Positioning Accuracy Standards, Part 2: National Standard for Spatial Data Accuracy), relative to the nearest control point within the National Geodetic Survey's (NGS) Geodetic Control Network. Redundant ties were made to the following NGS horizontal control stations:

   a) "BAYOU" (PID Number AA0028)
   b) "WEST MARTELLO TOWER 2" (PID Number AA1146)
   Equipment Used: Trimble R8 GNSS Dual Frequency Receiver (Serial No. 4627118155 and 4625117640)
   Processing Software: Trimble Geomatics Office, Version 1.63

9. Elevations shown hereon are based on the National Geodetic Vertical Datum of 1929 established by closed loop three-wire differential leveling closure to the following NGS's benchmarks:

   a) "D 121" (PID Number AA0020) – Elevation 3.914' (NGVD 29)
   b) "V 267" (PID Number AA0019) – Elevation 7.2146' (NGVD 29)
   c) "872 4580 TIDAL 24" (PID Number AA0003) – Elevation 6.3911' (NGVD 29)
   d) "872 4580 TIDAL 25" (PID Number AA0004) – Elevation 5.1098' (NGVD 29)

   The vertical controls meet or exceed First Order, Class 2 as defined in FGDC Geospatial Positioning Accuracy
   Standards, Part 4: Standards for Architecture, Engineering, Construction (A/E/C) and Facility Management.

10. Units of measurement are in U.S. Survey Feet and decimal parts thereof. Well identified features in this survey were field measured to a horizontal positional accuracy of 0.10'. The elevations on impervious surfaces were field measured to 0.03' and on ground surfaces to 0.1'.
11. Abbreviation Legend: B.M. = Benchmark; CONC. = Concrete; D.I.P. Ductile Iron Pipe; E = Easting; EL. = Elevation; F.B. = Field Book; FD. = Found; F.F. = Finished Floor; FGDC= Federal Geographic Data Committee; GPS= Global Positioning System; ID. = Identification; I.R. = Iron Rod; L.B. = Licensed Business; M.C.R. = Monroe County Records; NAD = North American Datum; NGVD = National Geodetic Vertical Datum; No.= Number; O/S = Offset; OW = Overhead Wires; P.B. = Plat Book; PG. = Page; PID= Point Identifier; P.L.S. = Professional Land Surveyor; PT. = Point; R/W = Right-of-Way; RTK= Real-time Kinematic; STA = Station; W/CAP = With Surveyors Cap.

CERTIFICATION:

I HEREBY CERTIFY that the attached Boundary and Topographic Survey of the hereon described property is true and correct to the best of my knowledge and belief as surveyed in the field under my direction. I FURTHER CERTIFY that this Boundary and Topographic Survey meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Section 472.027, Florida Statutes.

Date: _____

_____
KEITH M. CHEE-A-TOW, P.L.S.
Florida Registration No. 5328
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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REVISIONS	DATE	F.B. / PG.	BY	CK'D

BOUNDARY AND TOPOGRAPHIC SURVEY
FORT STREET & ANGELA STREET
W.A. WHITEHEAD'S MAP OF THE TOWN OF KEY WEST
SECTION 31, TOWNSHIP 67 SOUTH, RANGE 25 EAST
CITY OF KEY WEST,
MONROE COUNTY, FLORIDA

SCALE:	1" = 20'
DATE:	09/29/2014
BY:	S.A.M.
CHECKED:	K.M.C.
F.B.	1653 PG. 63 - 70
SHEET	1 OF 1
JOB #:	8684-1