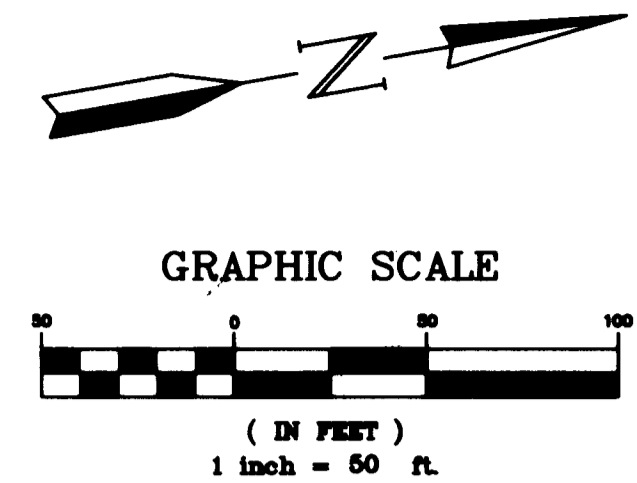
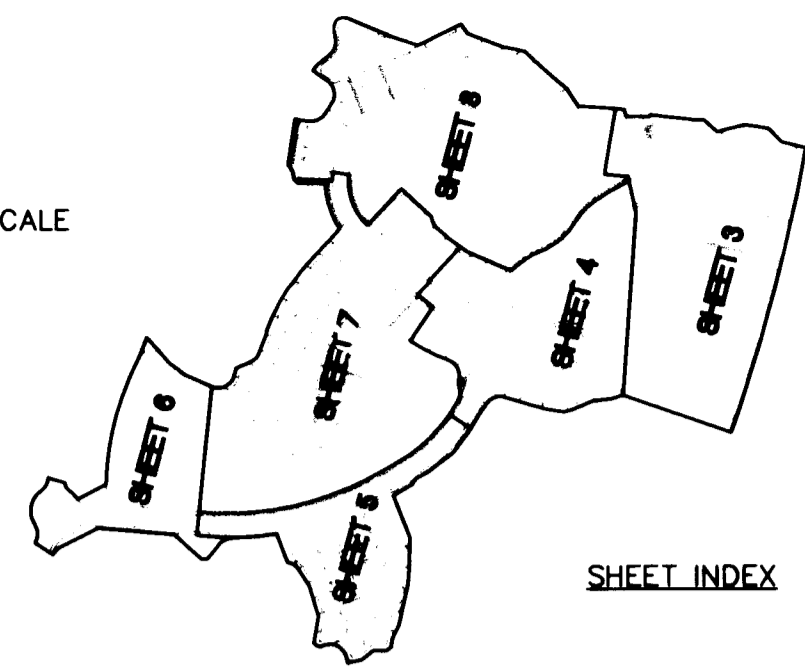


# Banyan Bay P.U.D., Phase 1

Being a parcel of land lying in the Hanson Grant, Martin County, Florida

Flat BK No Pg 15

NOT TO SCALE



**LEGEND**

- = SET PERMANENT CONTROL POINT PARKER KALON NAIL & WASHER, LABELED, "GCY LB 4108"
- = SET 3/4 IRON PIPE WITH YELLOW CAP LABELED, "GCY LB 4108 PSM 4864"
- = SET PERMANENT REFERENCE MONUMENT (PRM) 4"x4" CONCRETE MONUMENT WITH DISK LABELED "GCY LB 4108 PSM 4864"
- D = DELTA (CENTRAL ANGLE)
- L = ARC LENGTH
- R = RADIUS
- CH = CHORD BEARING & DISTANCE
- A.E. = ACCESS EASEMENT
- C.A.W. = COMMON AREA WATER TRACT (PRIVATE)
- D.E. = DRAINAGE EASEMENT
- F.D.O.T. = FLORIDA DEPARTMENT OF TRANSPORTATION
- F.P.L. = FLORIDA POWER & LIGHT
- L.B. = LICENSED BUSINESS
- L.M.E. = LAKE MAINTENANCE EASEMENT
- NO. = NUMBER
- O.R.B. = OFFICIAL RECORD BOOK
- P.S.M. = PROFESSIONAL SURVEYOR & MAPPER
- P.U.D. = PLANNED UNIT DEVELOPMENT
- (R) = RADIAL LINE
- U.E. = UTILITY EASEMENT
- W.B. = WETLAND BUFFER

A.E. = ACCESS EASEMENT AND  
AND D.E. DRAINAGE EASEMENT

**SURVEYOR'S NOTES**

- 1) THIS PLAT, AS RECORDED IN ITS ORIGINAL FORM IN THE PUBLIC RECORDS, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREON AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER FORM OF THIS PLAT, WHETHER GRAPHIC OR DIGITAL.
- 2) THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
- 3) IT SHALL BE UNLAWFUL TO ALTER THE APPROVED SLOPES, CONTOURS, OR GROSS SECTIONS OR TO CHEMICALLY, MECHANICALLY, OR MANUALLY REMOVE, DAMAGE, OR DESTROY ANY PLANTS IN THE LITTORAL OR UPLAND TRANSITION ZONE BUFFER AREAS OF CONSTRUCTED LAKES EXCEPT UPON THE WRITTEN APPROVAL OF THE GROWTH MANAGEMENT DIRECTOR, AS APPLICABLE. IT IS THE RESPONSIBILITY OF THE OWNER OR PROPERTY OWNERS ASSOCIATION, ITS SUCCESSORS OR ASSIGNS TO MAINTAIN THE REQUIRED SURVIVORSHIP AND COVERAGE OF THE RECLAIMED UPLAND AND PLANTED LITTORAL AND UPLAND TRANSITION AREAS AND TO ENSURE ON-GOING REMOVAL OF PROHIBITED AND INVASIVE NON-NATIVE PLANT SPECIES FROM THESE AREAS (CODE 4.343A.13.LDR)
- 4) CONSERVATION AREAS SHALL BE PROTECTED FROM EXCAVATION, CONSTRUCTION AND OTHER BUILDING MAINTENANCE ACTIVITIES.
- 5) BEARINGS SHOWN HEREON ARE REFERENCED TO THE SOUTH LINE OF LOT 7 OF THE COMMISSIONER'S SUBDIVISION OF THE MILES OR HANSON GRANT, AS RECORDED IN PLAT BOOK 1, PAGE 11, PUBLIC RECORDS OF PALM BEACH (NOW MARTIN) COUNTY, FLORIDA. SAID LINE BEARS SOUTH 66°37'10" WEST.

**Line Table**

LINE	BEARING	DISTANCE
L11	S61°09'37"W	63.31'
L12	S61°09'37"W	82.97'
L13	S60°59'52"W	47.30'
L18	S40°24'23"W	32.06'
L19	S05°31'11"W	26.19'
L20	N52°03'50"E	30.83'
L21	N86°10'02"E	21.70'

**Curve Table**

CURVE	RADIUS	CHORD BEARING	CHORD DISTANCE	DELTA	ARC LENGTH
C16	180.00'	S47°53'03"W	82.67'	26°33'08"	83.42'
C17	165.00'	S40°48'49"W	35.67'	12°24'40"	35.74'
C18	265.00'	N43°44'19"E	84.10'	18°15'41"	84.46'
C19	50.00'	S21°42'30"E	45.75'	54°27'24"	47.52'
C20	550.00'	N43°01'41"E	318.29'	33°38'20"	322.91'
C21	525.00'	N43°01'41"E	303.82'	33°38'20"	308.23'
C22	500.00'	N43°01'41"E	289.36'	33°38'20"	293.56'
C23	250.00'	N17°16'02"E	77.71'	17°52'58"	78.03'

Job Number 05-1036-01-01  
Licensed Business #4108

**GCY**  
INCORPORATED  
PROFESSIONAL SURVEYORS AND MAPPERS  
CERTIFICATE OF AUTHORIZATION LB 4108

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