

# MARTIN'S CROSSING P.U.D.

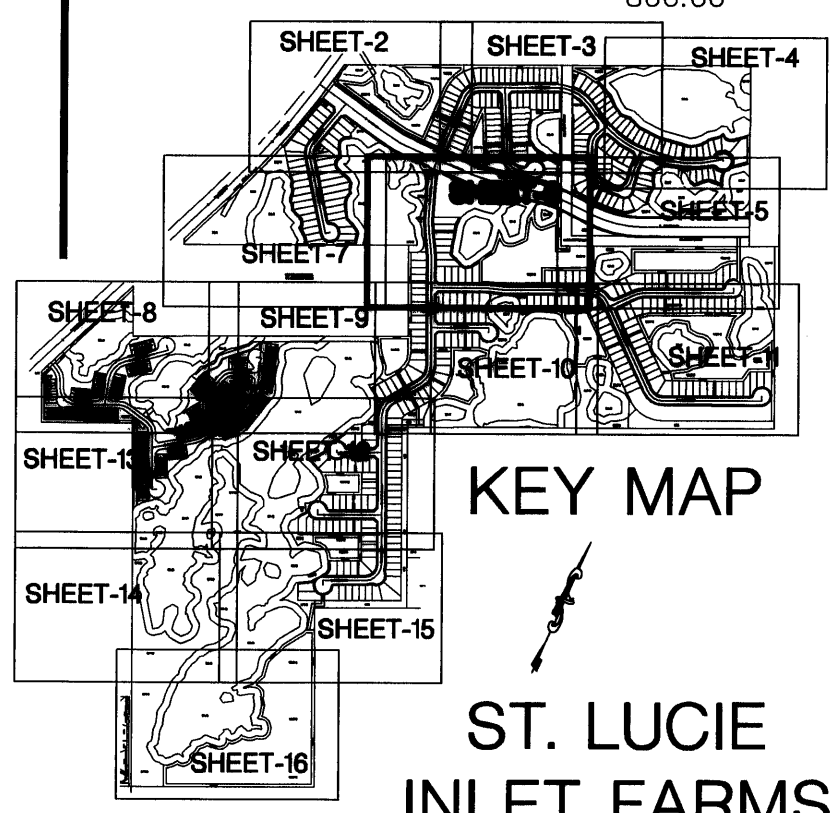
BEING A REPLAT OF A PORTION OF LOT 6 OF COMMISSIONER'S SUBDIVISION OF HANSON GRANT, AND TRACTS 42, 43, 44, 45, 46, 47, OF STUART FARMS, TRACTS 1, 5, 6, 7, 8, BLOCK 60, TRACTS 2, 3, 4, 5, 6, 7, BLOCK 61, TRACTS 2, 3, 4, 5, 6, 7, BLOCK 59, TRACTS 3, 4, 5, 6, BLOCK 58, AND A PORTION OF TRACTS 1 AND 8, BLOCK 49, MARTIN COUNTY, FLORIDA

MATCHLINE  
(SEE SHEET 2)

GRAPHIC SCALE  
1 inch = 50 ft.

### LEGEND

- ☉ DENOTES CENTERLINE
- (D) DENOTES PLAT DATA
- DR DENOTES DEED DATA
- DR DENOTES DRY RETENTION
- TYP. DENOTES TYPICAL
- FND. DENOTES FOUND
- L.B. DENOTES LICENSED BUSINESS
- LS DENOTES LIFT STATION
- P.B. DENOTES PLAT BOOK
- UPT DENOTES UPLAND PRESERVE TRACT
- PG. DENOTES PAGE
- (R) DENOTES RADIAL LINE
- P.L.S. DENOTES PROFESSIONAL LAND SURVEYOR
- I.P. DENOTES IRON PIPE
- U.E. DENOTES UTILITY EASEMENT
- L.R. DENOTES LICENSED LAND SURVEYOR
- C.M. DENOTES CONCRETE MONUMENT
- IP&C DENOTES IRON PIPE & CAP
- IR&C DENOTES 5/8" IRON ROD & CAP
- Δ DENOTES CENTRAL ANGLE
- R DENOTES RADIUS
- L DENOTES ARC LENGTH
- DE DENOTES DRAINAGE EASEMENT
- WMME DENOTES WATER MANAGEMENT MAINTENANCE EASEMENT
- O.R.B. DENOTES OFFICIAL RECORDS BOOK
- LBE DENOTES LANDSCAPE BUFFER EASEMENT
- No. DENOTES NUMBER
- R.L.S. DENOTES REGISTERED LAND SURVEYOR
- R/W DENOTES RIGHT-OF-WAY
- D.B. DENOTES DEED BOOK
- PK & D DENOTES P.K. NAIL AND DISK
- No ID DENOTES NO IDENTIFICATION NUMBER
- P.R.M. DENOTES PERMANENT REFERENCE MONUMENT
- C DENOTES CHORD BEARING
- WMT DENOTES WATER MANAGEMENT TRACT
- OST DENOTES OPEN SPACE TRACT
- CA DENOTES CONSERVATION AREA
- MF DENOTES MULTI-FAMILY
- RA DENOTES RECREATION AREA
- PS DENOTES PUBLIC SERVICE
- ⊙ DENOTES SET PERMANENT CONTROL POINT (LB 4286)
- ⊙ DENOTES 4" x 4" CONCRETE MONUMENT (LB 4286)
- ⊙ DENOTES SET 5/8" IRON ROD & CAP (LB 4286)
- DENOTES WETLAND BUFFER EASEMENT
- DENOTES RIGHT-OF-WAY TRACT
- DENOTES FLORIDA DEPARTMENT OF TRANSPORTATION FOOT



### KEY MAP

### ST. LUCIE INLET FARMS

PLAT BOOK 1, PAGE 98,  
PUBLIC RECORDS OF  
PALM BEACH COUNTY, FLORIDA  
NOW MARTIN COUNTY

NOT INCLUDED PARCEL

PREPARED IN THE OFFICE OF:  
**CULPEPPER & TERPENING, INC.**  
2980 SOUTH 25th STREET  
FORT PIERCE, FLORIDA 34981  
CERTIFICATION NO. LB 4286

BY  
**RICHARD W. BUSSELL**  
FLORIDA CERTIFICATE No. 3858  
PROFESSIONAL SURVEYOR AND MAPPER

MATCHLINE  
(SEE SHEET 9)

MATCHLINE  
(SEE SHEET 10)

116

MATCHLINE  
(SEE SHEET 3)

SE POMEROY STREET  
(PUBLIC ROAD)

SE GRAHAM DRIVE  
(PRIVATE ROAD)

CA-S

RA-1

UPT-2

UPT-2

UPT-2

UPT-2

UPT-2

UPT-2

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UPT-2

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### SURVEY NOTES

- 1) THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY TO CHAPTER 177.081 FLORIDA STATUTES BY A PROFESSIONAL SURVEYOR AND MAPPER.
- 2) NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
- 3) BEARINGS SHOWN HEREON ARE RELATIVE TO THE EAST RIGHT-OF-WAY LINE OF STATE ROAD 76, HAVING A BEARING OF S 22°43'03" W.
4. PLAT CONTAINS 325.28 ACRES, MORE OR LESS.
5. PLAT CONTAINS 433 LOTS.
6. AN IRON ROD AND CAP, LB4286 HAS BEEN SET AT ALL LOT CORNERS AND CHANGES OF DIRECTION.

7. IT SHALL BE UNLAWFUL TO ALTER THE APPROVED SLOPES, CONTOURS, OR CROSS 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 ONGOING REMOVAL OF PROHIBITED AND INVASIVE NON-NATIVE PLANT SPECIES FROM THESE AREAS.

8) ALL THOSE PORTIONS OF THE PLATS OF A) ST. LUCIE INLET FARMS, PLAT BOOK 1, PAGE 98, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, NOW MARTIN COUNTY; AND B) STUART FARMS, PLAT BOOK 1, PAGE 63, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, LYING WITHIN THE BOUNDARIES OF THIS PLAT OF MARTIN'S CROSSINGS ARE HEREB