

RESOLUTION NO. 040512

PASSED March 14, 2005

A Resolution approving the final plat of "Sorrento, Phase III", generally located West of N.W. 21st Drive and South of N.W. 53rd Avenue; accepting an irrevocable letter of credit to guarantee the cost of the required improvements; providing directions to the Clerk of the Commission and providing an immediate effective date.

WHEREAS, the City Plan Board approved the design plat of "Sorrento, Phase III" on August 26, 2004; and

WHEREAS, the owner of the plat has submitted a final plat which substantially conforms to the design plat as approved by the City Commission on October 11, 2004, and which incorporates all modifications and revisions specified in such approval; and

WHEREAS, the owner of the proposed subdivision has requested the City Commission to accept and approve the final plat as provided in Chapter 177 of the Florida Statutes and Chapter 30 of the Code of Ordinances of the City of Gainesville, Florida; and

WHEREAS, the City Commission finds that the final plat described herein is consistent with the City of Gainesville 2000-2010 Comprehensive Plan.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF GAINESVILLE, FLORIDA;

Section 1. The final plat of "Sorrento, Phase III" is accepted and approved by the City Commission on the following described property lying in the City of Gainesville, Alachua County, Florida:

(See Exhibit "A" attached hereto and made a part hereof as if set forth in full)

Section 2. The City accepts the irrevocable letter of credit dated February 4, 2005, issued by SunTrust, in the amount of \$525,966.00 to guarantee the completion of the required subdivision improvements as provided by the Land Development Code. The original letter of credit shall remain on file with the Public Works Department until the city is satisfied that all construction of required subdivision improvements have been completed.

Section 3. The Clerk of the Commission is authorized and directed to affix his signature to the record plat on behalf of the City Commission and accept the dedication of public rights-of-way, easements, and other dedicated portions as shown on the plat.

Section 4. This resolution shall be effective immediately upon adoption.


PASSED AND ADOPTED this 14th day of March, 2005.


PEGEEN HANRAHAN, MAYOR

ATTEST:

APPROVED AS TO FORM AND LEGALITY:


Kurt Lannon,
Clerk of the Commission


Marion J. Radson, City Attorney
MAR 15 2005

LEGAL DESCRIPTION:

A PARCEL OF LAND SITUATED IN SECTION 19, TOWNSHIP 9 SOUTH, RANGE 20 EAST, CITY OF GAINESVILLE, ALACHUA COUNTY, FLORIDA, BEING A REPLAT OF A PORTION OF BLOCKS 7, 8, 9, AND 10 OF "PLAT OF PARADISE" AS RECORDED IN PLAT BOOK "A", PAGE 4 OF THE PUBLIC RECORDS OF SAID COUNTY, ALSO BEING A REPLAT OF A PORTION OF "SORRENTO PHASE I" AS RECORDED IN PLAT BOOK 24, PAGES 7-10 OF SAID PUBLIC RECORDS, SAID PARCEL OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SAID SECTION 19; THENCE S. 00°48'43" E., ALONG THE WEST LINE OF SAID SECTION 19, A DISTANCE OF 50.00 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF NW 53rd AVENUE (A 200 FOOT RIGHT-OF-WAY) AND THE POINT OF BEGINNING; THENCE S. 00°48'31" E., CONTINUING ALONG SAID WEST LINE, A DISTANCE OF 378.10 FEET TO THE NORTHWESTERLY CORNER OF SAID SORRENTO PHASE I; THENCE ALONG THE BOUNDARY OF SAID SORRENTO PHASE I, THE FOLLOWING NINETEEN (19) COURSES: (1) N. 89°11'24" E., A DISTANCE OF 90.01 FEET; (2) S. 00°48'36" E., A DISTANCE OF 4.99 FEET; (3) N. 89°14'00" E., A DISTANCE OF 181.26 FEET; (4) S. 45°46'00" E., A DISTANCE OF 21.21 FEET; (5) S. 00°46'00" E., A DISTANCE OF 91.11 FEET; (6) S. 45°46'00" E., A DISTANCE OF 62.63 FEET; (7) S. 00°43'11" E., A DISTANCE OF 480.00 FEET; (8) N. 89°14'00" E. 78.86 FEET TO A POINT ON A NON-TANGENT CURVE TO THE RIGHT, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 25.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF S. 62°39'44" W., 6.18 FEET; (9) THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 14°12'00", AN ARC DISTANCE OF 6.20 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE TO THE LEFT, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 50.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF S. 46°22'01" E., 89.78 FEET; (10) THENCE ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 232°15'29", AN ARC DISTANCE OF 202.68 FEET TO THE END OF SAID CURVE; (11) N. 89°14'00" E., A DISTANCE OF 112.52 FEET; (12) N. 00°46'00" W., A DISTANCE OF 10.00 FEET; (13) N. 44°14'00" E., A DISTANCE OF 14.14 FEET; (14) N. 89°14'00" E., A DISTANCE OF 112.13 FEET TO A POINT ON A NON-TANGENT CURVE TO THE LEFT, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 275.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF N. 22°37'44" W., 14.60 FEET; (15) THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 3°02'30", AN ARC DISTANCE OF 14.60 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE TO THE RIGHT, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 325.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF N. 12°27'30" W., 131.72 FEET; (16) THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 23°23'00", AN ARC DISTANCE OF 132.64 FEET TO THE POINT OF TANGENCY; (17) N. 00°46'00" W., A DISTANCE OF 77.94 FEET; (18) N. 45°46'00" W., A DISTANCE OF 14.14 FEET; (19) N. 00°46'00" W., A DISTANCE OF 80.00 FEET; THENCE N. 44°14'00" E., ALONG THE BOUNDARY OF SAID SORRENTO PHASE I, AND THE NORTHEASTERLY EXTENTION THEREOF, A DISTANCE OF 14.14 FEET; THENCE NORTH 00°46'00" WEST, A DISTANCE OF 104.22 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 275.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF N. 14°05'32" W., 126.77 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 26°39'03", AN ARC DISTANCE OF 127.92 FEET, TO THE POINT OF REVERSE CURVATURE OF A CURVE TO THE RIGHT CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 225.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF N. 11°30'07" W., 123.40 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, AND ALONG THE BOUNDARY OF SAID SORRENTO PHASE I, AND THE SOUTHERLY EXTENTION THEREOF, THROUGH A CENTRAL ANGLE OF 31°49'52", AN ARC DISTANCE OF 125.00 FEET TO THE END OF SAID CURVE; THENCE ALONG THE BOUNDARY OF SAID SORRENTO PHASE I, THE FOLLOWING TWELVE (12) COURSES: (1) N. 45°46'00" W., A DISTANCE OF 9.47 FEET; (2) S. 89°14'00" W., A DISTANCE OF 15.75 FEET; (3) N. 00°46'00" W., A DISTANCE OF 50.00 FEET; (4) N. 89°14'00" E., A DISTANCE OF 24.43 FEET; (5) N. 44°15'18" E., 21.22 FEET TO A POINT ON A NON-TANGENT CURVE TO THE LEFT, CONCAVE WESTERLY, HAVING A RADIUS OF 275.00 FEET, AND BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF N. 06°36'39" E., 70.62 FEET; (6) THENCE NORTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 14°45'19", AN ARC DISTANCE OF 70.82 FEET TO THE END OF SAID CURVE; (7) N. 00°46'00" W., A DISTANCE OF 74.96 FEET; (8) N. 45°46'00" W., 28.28 FEET; (9) S. 89°14'00" W., A DISTANCE OF 30.24 FEET; (10) N. 00°46'00" W., A DISTANCE OF 63.02 FEET; (11) S. 89°14'00" W., A DISTANCE OF 28.99 FEET; (12) N. 00°46'00" W., A DISTANCE OF 90.00 FEET TO THE AFOREMENTIONED SOUTH RIGHT-OF-WAY LINE OF NW 53rd AVENUE; THENCE S. 89°14'00" W., ALONG SAID SOUTH RIGHT-OF-WAY LINE, A DISTANCE OF 565.08 FEET TO THE POINT OF BEGINNING.

LEGAL DESCRIPTION:

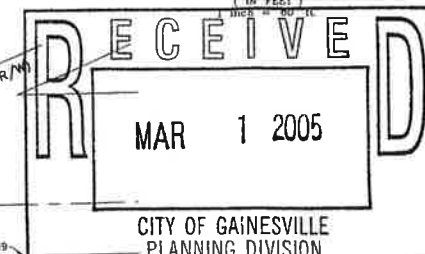
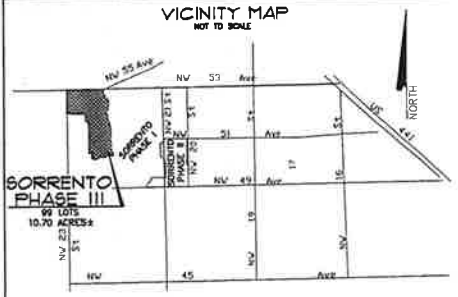
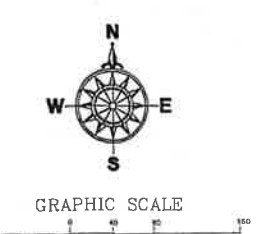
A PARCEL OF LAND SITUATED IN SECTION 19, TOWNSHIP 9 SOUTH, RANGE 20 EAST, CITY OF GAINESVILLE, ALACHUA COUNTY, FLORIDA, BEING A REPLAT OF A PORTION OF BLOCKS 7, 8, 9, AND 10 OF "PLAT OF PARADISE" AS RECORDED IN PLAT BOOK "A", PAGE 4 OF THE PUBLIC RECORDS OF SAID COUNTY, ALSO BEING A REPLAT OF A PORTION OF "SORRENTO PHASE I" AS RECORDED IN PLAT BOOK 24, PAGES 7-10 OF SAID PUBLIC RECORDS, SAID PARCEL OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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THE ABOVE DESCRIBED PARCEL OF LAND CONTAINS 10.70 ACRES, MORE OR LESS.

SORRENTO PHASE III

A PLANNED DEVELOPMENT
 LYING IN SECTION 19, TOWNSHIP 9 SOUTH, RANGE 20 EAST, IN THE CITY OF GAINESVILLE, ALACHUA COUNTY, FLORIDA BEING A REPLAT OF A PORTION OF BLOCKS 7, 8, 9 AND 10 OF "PLAT OF PARADISE" AS RECORDED IN PLAT BOOK "A", PAGE 4, PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA, AND BEING A REPLAT OF A PORTION OF SORRENTO PHASE I, AS RECORDED IN PLAT BOOK 24, PAGES 7-10, PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA.



ALL PLATTED UTILITY EASEMENTS ARE ALSO EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES; FIBER-OPTIC, HONEYCOMB, BUREAU OF TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITIES AND SERVICES OF AN ELECTRIC TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES.

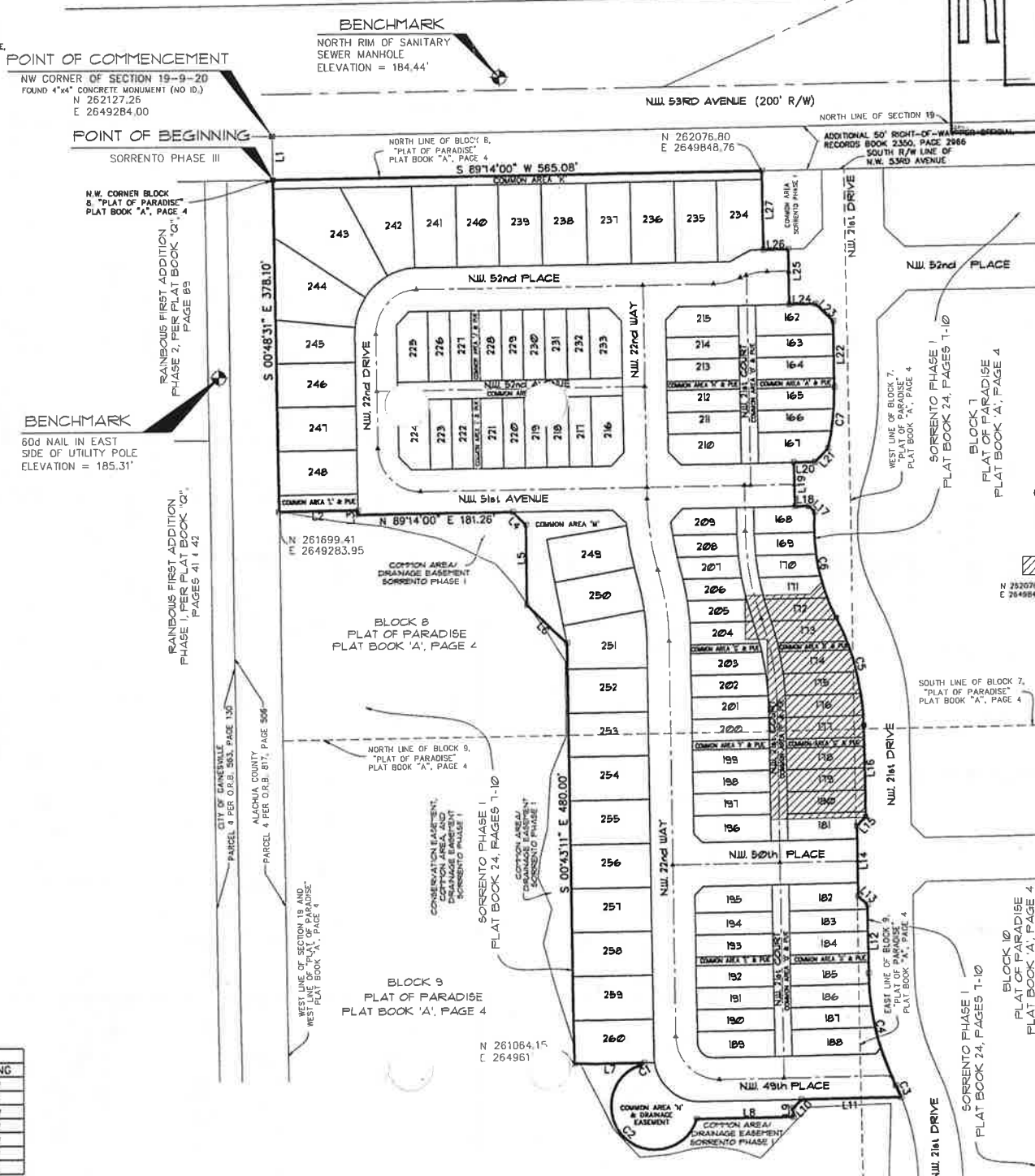
NOTICE:
 THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SURVEYED LANDS DESCRIBED HEREIN AND WILL, IN NO CIRCUMSTANCES BE SUPERSEDED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

SURVEYOR'S NOTES:

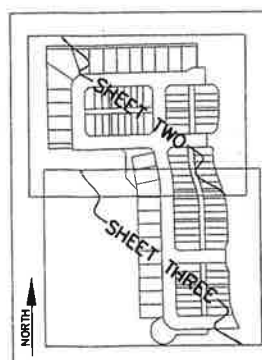
- BEARINGS AND COORDINATES SHOWN HEREIN ARE GRID, BASED ON NORTH AMERICAN DATUM 1983 PER STATIONS A-113 AND A-114 SHOWN ON THE ALACHUA COUNTY DESIGNATION AND CONTROL SURVEY.
- THE ERROR OF CLOSURE FOR THE BOUNDARY OF THIS PLAT DOES NOT EXCEED 1:10,000.
- BENCHMARKS AND ELEVATIONS SHOWN HEREIN ARE BASED UPON AN ELEVATION OF 184.20' FOR BENCHMARK NUMBER 3, AS SHOWN ON A PLAT ENTITLED "THE ENCLAVE AT RAINBOWS", RECORDED IN PLAT BOOK "A", PAGE 86.
- BUILDING SETBACK REQUIREMENTS (MINIMUM) UNLESS OTHERWISE SHOWN:
 LOTS 25 FEET TO 38 FEET IN WIDTH ARE AS FOLLOWS: (UNLESS OTHERWISE SHOWN) FRONT = 0' SIDE (INTERIOR) = 0' SIDE (STREET) = 0' SIDE (COMMON AREA) = 0' REAR (ALLEY ACCESSIBLE) = 0' REAR = 0'
 LOTS 40 FEET TO 59 FEET IN WIDTH ARE AS FOLLOWS: (UNLESS OTHERWISE SHOWN) FRONT = 7.5' SIDE (INTERIOR) = 0' SIDE (STREET) = 3' SIDE (COMMON AREA) = 3' REAR (ALLEY ACCESSIBLE) = 0' REAR = 0'
 LOTS 60 FEET OR GREATER IN WIDTH ARE AS FOLLOWS: (UNLESS OTHERWISE SHOWN) FRONT = 7.5' SIDE (INTERIOR) = 0' SIDE (STREET) = 5' SIDE (COMMON AREA) = 5' REAR (ALLEY ACCESSIBLE) = 0' REAR = 0'
- LOTS 234 THROUGH 243 INCLUSIVE SHALL HAVE A MINIMUM GARAGE FRONT YARD SETBACK OF 20 FEET FROM THE RIGHT OF WAY OF NW 52nd PLACE. ALSO, THERE SHALL BE NO IMPRESS OR EGRESS BETWEEN LOTS 234 THROUGH 243 INCLUSIVE AND NW 53rd AVENUE THROUGH COMMON AREA "A".
- THIS PROPERTY IS LOCATED IN FEDERAL FLOOD ZONE "X", AREAS DETERMINED TO BE OUTSIDE THE 500-YEAR FLOOD PLAIN, AS INTERPOLATED FROM F.A.R.M. PANEL NO. 125107-0009-C, EFFECTIVE 02/17/83.
- THIS PLAT IS THREE SHEETS IN TOTAL AND ONE IS NOT COMPLETE WITHOUT THE OTHERS. FOR MORE DETAILED INFORMATION SEE SHEETS TWO AND THREE.
- THE COMMON AREAS SHOWN HEREIN WILL BE CONVEYED TO THE COMMUNITY ASSOCIATION OF SORRENTO, INC.
- ALL MONUMENTATION FOR A LOT WILL BE SET PRIOR TO THE SALE OF THAT LOT.
- THE LANDS LYING WITHIN THE BOUNDARY OF SORRENTO PHASE III ARE SUBJECT TO TRANSFER EASEMENT STATEMENT RECORDED IN D.R. BOOK 1872, PAGE 1789 WITH PARTIAL RELEASE AND ABANDONMENT OF EASEMENT RECORDED IN D.R. BOOK 1795, PAGE 1578, AS CORRECTED IN D.R. BOOK 1796, PAGE 122.
- SORRENTO PHASE III CONSISTS OF 98 TOTAL LOTS AND OCCUPIES ±10.70 TOTAL ACRES.

LINE	LENGTH	BEARING
L1	50.00'	S00°48'43"E
L2	90.01'	N89°11'24"E
L3	4.99'	S00°48'30"E
L4	21.21'	S45°48'00"E
L5	91.11'	S00°48'00"E
L6	62.63'	S45°48'00"E
L7	78.86'	N89°14'00"E
L8	112.52'	N89°14'00"E
L9	10.00'	N00°46'00"W
L10	14.14'	N44°14'00"E
L11	112.13'	N89°14'00"E
L12	77.94'	N00°46'00"W
L13	14.14'	N45°46'00"W
L14	80.00'	N00°46'00"W
L15	14.14'	N44°14'00"E
L16	104.22'	N00°46'00"W
L17	9.47'	N45°46'00"W
L18	15.75'	S89°14'00"W
L19	50.00'	N00°46'00"W
L20	24.43'	N89°14'00"E
L21	21.22'	N44°15'18"E
L22	74.85'	N00°46'00"W
L23	28.20'	N45°46'00"W
L24	30.24'	S89°14'00"W
L25	63.02'	N00°46'00"W
L26	28.69'	S89°14'00"W
L27	80.00'	N00°46'00"W

CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD	CHORD BEARING
C1	6.20'	25.00'	147°2'00"	3.11'	6.18'	S62°39'44"W
C2	202.68'	50.00'	232°15'29"	101.93'	89.78'	S46°22'01"E
C3	14.60'	275.00'	3°02'30"	7.30'	14.60'	N22°37'44"W
C4	132.64'	325.00'	23°23'00"	67.25'	131.72'	N12°27'30"W
C5	127.92'	275.00'	26°38'03"	65.14'	126.77'	N14°05'32"W
C6	125.00'	225.00'	31°48'52"	64.16'	123.40'	N11°30'07"W
C7	70.82'	275.00'	14°45'19"	35.61'	70.82'	N06°36'39"E



- LEGEND:**
- ▲ PERMANENT CONTROL POINT - FOUND NAIL AND DISK MARKED L.B. 5075
 - PERMANENT CONTROL POINT - NAIL AND DISK MARKED L.B. 5075 TO BE PLACED
 - ▲ PERMANENT REFERENCE MONUMENT - SET 4" X 4" CONCRETE MONUMENT L.B. 5075
 - PERMANENT REFERENCE MONUMENT - FOUND 4" X 4" CONCRETE MONUMENT MARKED "L.B. 5075"
 - ID - IDENTIFICATION
 - S.F. - SQUARE FEET
 - R/W - RIGHT-OF-WAY
 - P.R.M. - PERMANENT REFERENCE MONUMENT
 - P.U.E. - PUBLIC UTILITIES EASEMENT
 - B.S.L. - BUILDING SETBACK LINE
 - (R) - RADIAL LOT LINE
 - (NR) - NON-RADIAL LOT LINE
 - ⊙ - PLAT BENCHMARK
 - ▨ - AREA LYING WITHIN SORRENTO PHASE I TO BE REPLATED
 - - STATE PLANE COORDINATES



DEDICATION:
 OWNER DEVELOPMENT CORPORATION DOES HEREBY CERTIFY THAT THEY ARE THE OWNERS OF THE LANDS DESCRIBED WITHIN SORRENTO PHASE III, A PLANNED DEVELOPMENT, AS DESCRIBED HEREIN, AND HEREBY CONSENT TO THE SUBORDINATION THEREOF AS SHOWN. WE HEREBY DEDICATE TO THE PUBLIC FOREVER THE ROAD RIGHTS-OF-WAY AND PUBLIC UTILITY EASEMENTS AS SHOWN HEREON. THE DRAINAGE EASEMENTS ARE HEREBY DEDICATED TO THE USE OF THE PUBLIC FOR THE RIGHT TO DISCHARGE STORMWATER, AND THE PUBLIC'S RESPONSIBILITY SHALL BE LIMITED ONLY TO THE INTEGRITY OF THE STRUCTURAL PORTION OF THE SYSTEM.

CORPORATION: EMWER DEVELOPMENT CORPORATION
 ADDRESS: 2801 S.W. ARCHER ROAD
 CITY: GAINESVILLE STATE: FLORIDA ZIP CODE: 32608
 NAME: LORI E. MCGRIFF TITLE: PRESIDENT
 SIGNATURE: _____ DATE: _____
 WITNESS: _____
 WITNESS: _____

ACKNOWLEDGEMENT
 STATE OF FLORIDA
 COUNTY OF ALACHUA
 THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____ 200__ BY LORI E. MCGRIFF, PRESIDENT, OF EMWER DEVELOPMENT CORP., ON BEHALF OF THE COMPANY. SHE IS PERSONALLY KNOWN TO ME OR HAS PRODUCED A FLORIDA DRIVER'S LICENSE AS IDENTIFICATION, AND WHO DID TAKE AN OATH.
 (Official notary signature and notary seal)
 (name of notary, printed or stamped)

APPROVAL OF THE CITY OF GAINESVILLE:
 WE THE UNDERSIGNED DO HEREBY CERTIFY THIS PLAT CONFORMS TO THE REQUIREMENTS OF THE CITY OF GAINESVILLE, COUNTY OF ALACHUA, STATE OF FLORIDA ORDINANCES AND REGULATIONS AS FOLLOWS:
 SURVEYING REQUIREMENTS: TO CHAPTER 177, PART 1, FLORIDA STATUTES CITY SURVEYOR DATE _____
 ENGINEERING REQUIREMENTS: PUBLIC WORKS DIRECTOR DATE _____
 ACCEPTED BY THE DEVELOPMENT REVIEW BOARD: COMMUNITY DEVELOPMENT DIRECTOR DATE _____
 LEGALITY OF DEDICATION: CITY ATTORNEY DATE _____
 UTILITY REQUIREMENTS: UTILITY MANAGER DATE _____
 AS CONFORMS TO THE LAWS OF THE STATE OF FLORIDA AND ADAPTABILITY TO CITY PLANS: CITY MANAGER DATE _____
 ACCEPTED BY CITY COMMISSION: CLERK OF CITY COMMISSION DATE _____

CLERK OF THE COURT:
 HEREBY RECEIVED AND FILED THIS PLAT FOR RECORD THIS _____ DAY OF _____ YEAR OF 200__
 CLERK OF THE CIRCUIT COURT DEPUTY CLERK

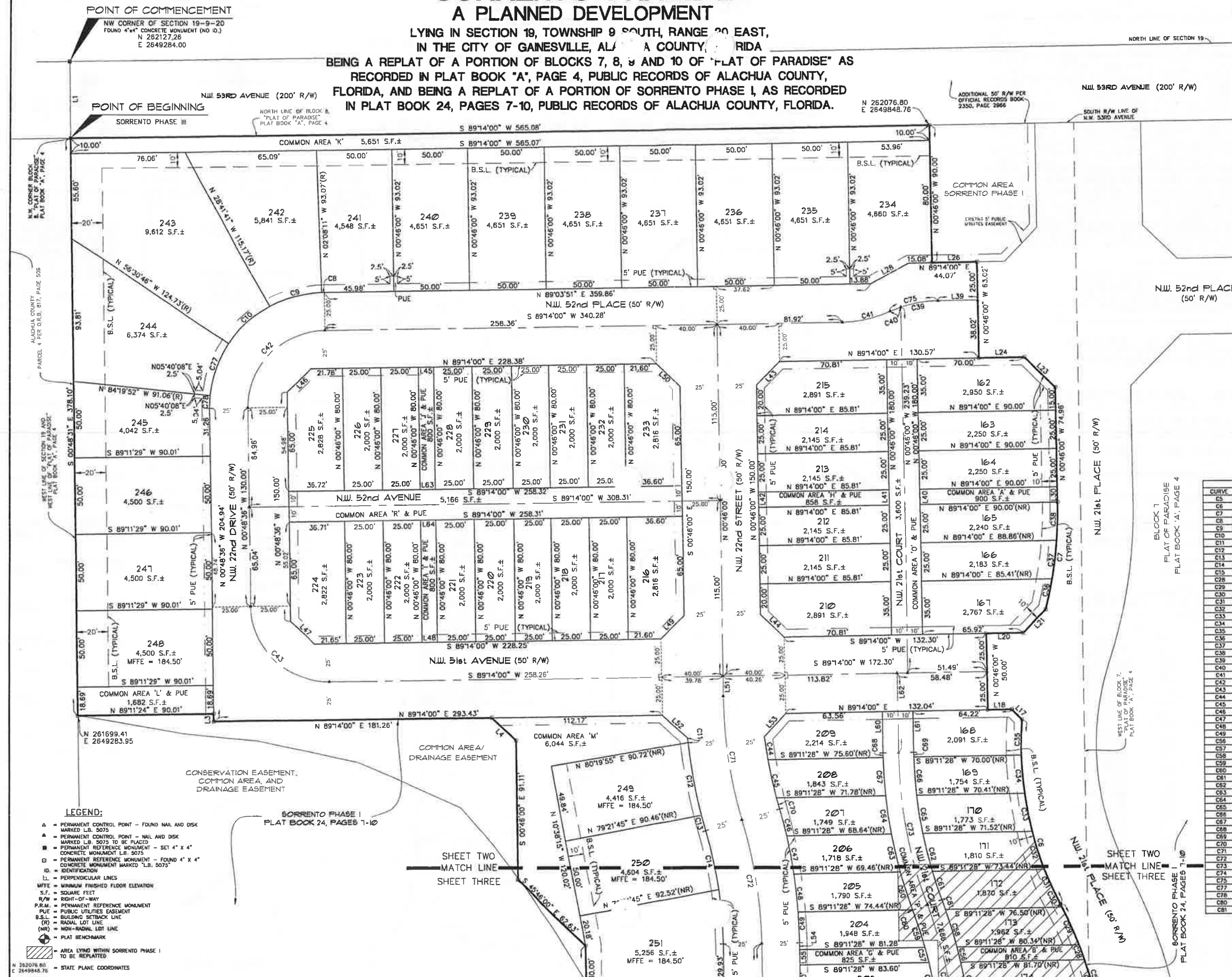
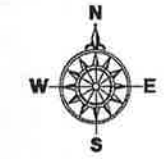
SURVEYOR'S CERTIFICATION:
 I DO HEREBY CERTIFY THAT THIS PLAT ENTITLED "SORRENTO PHASE III" IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY MADE OF THE DESCRIBED LAND, UNDER MY RESPONSIBLE DIRECTION AND SUPERVISION, AND THAT THIS PLAT AND SURVEY COMPLY WITH ALL REQUIREMENTS AS SET FORTH IN CHAPTER 177, PART 1 OF THE FLORIDA STATUTES.
 DATE: _____
 KEVIN WAYNE HENRY
 PROFESSIONAL SURVEYOR AND MAPPER
 FLORIDA REGISTRATION NUMBER 8021
 CAUSSEAU & ELLINGTON, INC.
 L.B. 5075

SORRENTO PHASE III

A PLANNED DEVELOPMENT

LYING IN SECTION 19, TOWNSHIP 9 SOUTH, RANGE 30 EAST,
IN THE CITY OF GAINESVILLE, ALACHUA COUNTY, FLORIDA
BEING A REPLAT OF A PORTION OF BLOCKS 7, 8, 9 AND 10 OF "PLAT OF PARADISE"
RECORDED IN PLAT BOOK "A", PAGE 4, PUBLIC RECORDS OF ALACHUA COUNTY,
FLORIDA, AND BEING A REPLAT OF A PORTION OF SORRENTO PHASE I, AS RECORDED
IN PLAT BOOK 24, PAGES 7-10, PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA.

NORTH LINE OF SECTION 19



LINE DATA

LINE	LENGTH	BEARING
L1	49.95'	S00°48'43"E
L2	4.99'	S00°48'36"E
L3	21.21'	S45°48'00"E
L4	9.47'	N45°48'00"W
L5	15.75'	S89°14'00"W
L6	24.43'	N89°14'00"E
L7	21.22'	N44°15'18"E
L8	28.28'	N45°48'00"W
L9	30.24'	S89°14'00"W
L10	28.99'	S89°14'00"W
L11	28.18'	N81°43'18"E
L12	4.25'	N00°48'36"W
L13	9.95'	N00°48'00"W
L14	23.44'	S89°14'00"W
L15	10.00'	N00°48'00"W
L16	10.00'	S00°48'00"E
L17	21.22'	S45°48'00"E
L18	10.00'	S89°14'00"W
L19	21.21'	S44°14'00"W
L20	21.21'	S45°48'00"E
L21	10.00'	S89°14'00"W
L22	21.21'	S44°14'00"W
L23	21.21'	S45°48'00"E
L24	10.00'	S89°14'00"W
L25	21.21'	S44°14'00"W
L26	21.21'	S45°48'00"E
L27	21.21'	S44°14'00"W
L28	21.21'	S45°48'00"E
L29	21.21'	S44°14'00"W
L30	21.21'	S45°48'00"E
L31	21.21'	S44°14'00"W
L32	21.21'	S45°48'00"E
L33	21.21'	S44°14'00"W
L34	21.21'	S45°48'00"E
L35	21.21'	S44°14'00"W
L36	21.21'	S45°48'00"E
L37	21.21'	S44°14'00"W
L38	21.21'	S45°48'00"E
L39	21.21'	S44°14'00"W
L40	21.21'	S45°48'00"E
L41	21.21'	S44°14'00"W
L42	21.21'	S45°48'00"E
L43	21.21'	S44°14'00"W
L44	21.21'	S45°48'00"E
L45	21.21'	S44°14'00"W
L46	21.21'	S45°48'00"E
L47	21.21'	S44°14'00"W
L48	21.21'	S45°48'00"E
L49	21.21'	S44°14'00"W
L50	21.21'	S45°48'00"E
L51	13.05'	N00°48'00"W
L52	21.84'	N47°28'53"W
L53	20.45'	S45°48'00"E
L54	4.58'	S00°43'11"E
L55	10.00'	S00°43'11"E
L56	27.01'	N00°48'00"W
L57	32.01'	S00°48'00"E
L58	10.00'	S89°14'00"W
L59	10.00'	S89°14'00"W

CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD	CHORD BEARING
C2	127.97'	225.00'	76°38'03"	65.14'	126.77'	N14°05'32"W
C3	125.00'	225.00'	31°49'52"	64.16'	123.40'	S11°30'07"E
C4	70.82'	225.00'	14°45'19"	35.81'	70.67'	N06°36'39"E
C5	1.79'	75.00'	1°22'11"	0.90'	1.79'	S88°32'55"W
C6	34.75'	75.00'	26°33'50"	17.70'	34.53'	S73°35'04"W
C7	39.41'	75.00'	27°48'00"	18.87'	38.04'	S47°23'46"W
C8	1.16'	325.00'	0°33'24"	1.58'	1.16'	S05°47'49"E
C9	48.35'	325.00'	8°31'24"	24.22'	48.30'	S10°20'13"E
C10	10.50'	325.00'	1°51'07"	5.25'	10.50'	S15°31'28"E
C11	32.59'	225.00'	11°45'51"	19.83'	32.55'	N12°19'36"W
C12	35.92'	225.00'	12°58'56"	20.56'	35.82'	N07°27'41"W
C13	19.89'	225.00'	7°27'50"	10.87'	19.80'	N20°02'02"W
C14	22.23'	225.00'	8°10'25"	13.63'	22.22'	N24°06'29"W
C15	2.27'	225.00'	0°28'22"	1.13'	2.27'	N27°10'52"W
C16	25.04'	225.00'	6°22'37"	12.53'	25.03'	S24°12'45"E
C17	26.14'	225.00'	6°39'27"	13.09'	26.13'	S17°42'43"E
C18	25.43'	225.00'	6°28'29"	12.72'	25.41'	S11°38'49"E
C19	25.07'	225.00'	6°23'04"	12.65'	25.06'	S04°42'59"E
C20	23.32'	225.00'	5°56'16"	11.67'	23.31'	S01°26'41"W
C21	20.50'	225.00'	4°16'16"	10.25'	20.50'	N07°05'12"E
C22	23.25'	225.00'	5°12'36"	12.63'	23.24'	N02°05'15"E
C23	25.07'	225.00'	6°13'27"	12.85'	25.07'	N01°50'44"E
C24	24.72'	80.00'	17°42'13"	12.45'	24.62'	S82°25'24"W
C25	7.46'	80.00'	5°20'27"	3.73'	7.45'	S88°51'35"W
C26	32.82'	80.00'	23°30'20"	16.84'	32.59'	N77°28'50"E
C27	78.58'	50.00'	90°02'36"	50.04'	70.74'	S44°12'42"W
C28	78.58'	50.00'	89°57'24"	49.98'	70.68'	S45°47'18"E
C29	18.27'	225.00'	3°10'56"	7.63'	18.26'	S02°25'21"E
C30	25.81'	225.00'	6°18'56"	12.77'	25.80'	S12°11'72"E
C31	18.26'	225.00'	3°13'08"	8.13'	18.26'	N14°50'27"W
C32	25.41'	225.00'	4°28'45"	12.71'	25.40'	N10°58'31"W
C33	25.13'	225.00'	4°25'50"	12.57'	25.13'	N06°32'13"W
C34	20.43'	225.00'	3°36'07"	10.22'	20.43'	N02°21'15"W
C35	19.23'	315.00'	1°33'28"	5.11'	19.23'	N12°56'40"W
C36	10.28'	295.00'	2°01'40"	5.13'	10.28'	N13°42'44"W
C37	25.85'	315.00'	4°47'45"	12.98'	25.84'	N18°17'15"W
C38	25.81'	295.00'	3°05'59"	12.91'	25.80'	N17°21'33"W
C39	26.39'	315.00'	4°47'58"	13.20'	26.38'	S17°30'34"E
C40	19.60'	295.00'	3°48'25"	8.80'	19.60'	S18°06'20"E
C41	25.81'	295.00'	4°58'01"	12.83'	25.81'	S13°38'48"E
C42	25.56'	315.00'	4°38'50"	12.79'	25.56'	S12°47'05"E
C43	25.21'	315.00'	4°35'11"	12.61'	25.21'	S08°10'00"E
C44	25.24'	295.00'	4°34'11"	12.63'	25.24'	S08°40'10"E
C45	25.04'	295.00'	4°31'47"	12.53'	25.04'	S03°47'10"E
C46	31.04'	315.00'	5°33'11"	15.97'	31.04'	S03°35'48"E
C47	3.03'	295.00'	0°35'16"	1.91'	3.03'	S01°02'31"E
C48	7.54'	225.00'	1°34'16"	3.77'	7.54'	S15°39'53"E
C49	82.17'	300.00'	15°41'01"	41.32'	81.88'	S08°36'31"E
C50	82.36'	300.00'	15°43'50"	41.44'	82.11'	N08°35'58"W
C51	101.98'	300.00'	19°38'31"	51.43'	101.43'	S12°02'57"E
C52	100.47'	300.00'	19°11'21"	50.71'	100.01'	N10°18'52"W
C53	32.17'	80.00'	23°01'26"	16.31'	31.89'	S77°42'50"W
C54	36.41'	75.00'	27°49'05"	18.57'	36.05'	S19°24'41"W
C55	8.48'	75.00'	6°28'45"	4.25'	8.48'	S62°25'46"W
C56	0.26'	315.00'	0°03'04"	0.14'	0.26'	S19°33'01"E
C57	6.62'	310.00'	1°33'25"	3.31'	6.62'	N19°17'50"W

LEGEND:

- ▲ PERMANENT CONTROL POINT - FOUND NAIL AND DISK
- ▲ MARKED L.B. 5075
- ▲ PERMANENT CONTROL POINT - NAIL AND DISK MARKED L.B. 5075 TO BE PLACED
- PERMANENT REFERENCE MONUMENT - SET 4" X 4" CONCRETE MONUMENT L.B. 5075
- PERMANENT REFERENCE MONUMENT - FOUND 4" X 4" CONCRETE MONUMENT MARKED "L.B. 5075"
- ID. IDENTIFICATION
- PERPENDICULAR LINES
- MFFE = MINIMUM FINISHED FLOOR ELEVATION
- S.F. = SQUARE FEET
- R/W = RIGHT-OF-WAY
- P.R.M. = PERMANENT REFERENCE MONUMENT
- P.U.E. = PUBLIC UTILITIES EASEMENT
- B.S.L. = BUILDING SETBACK LINE
- (R) = RADIAL LOT LINE
- (NR) = NON-RADIAL LOT LINE
- ⊕ = PLAT BENCHMARK
- ▨ = AREA LYING WITHIN SORRENTO PHASE I TO BE REPLATED
- = STATE PLANE COORDINATES

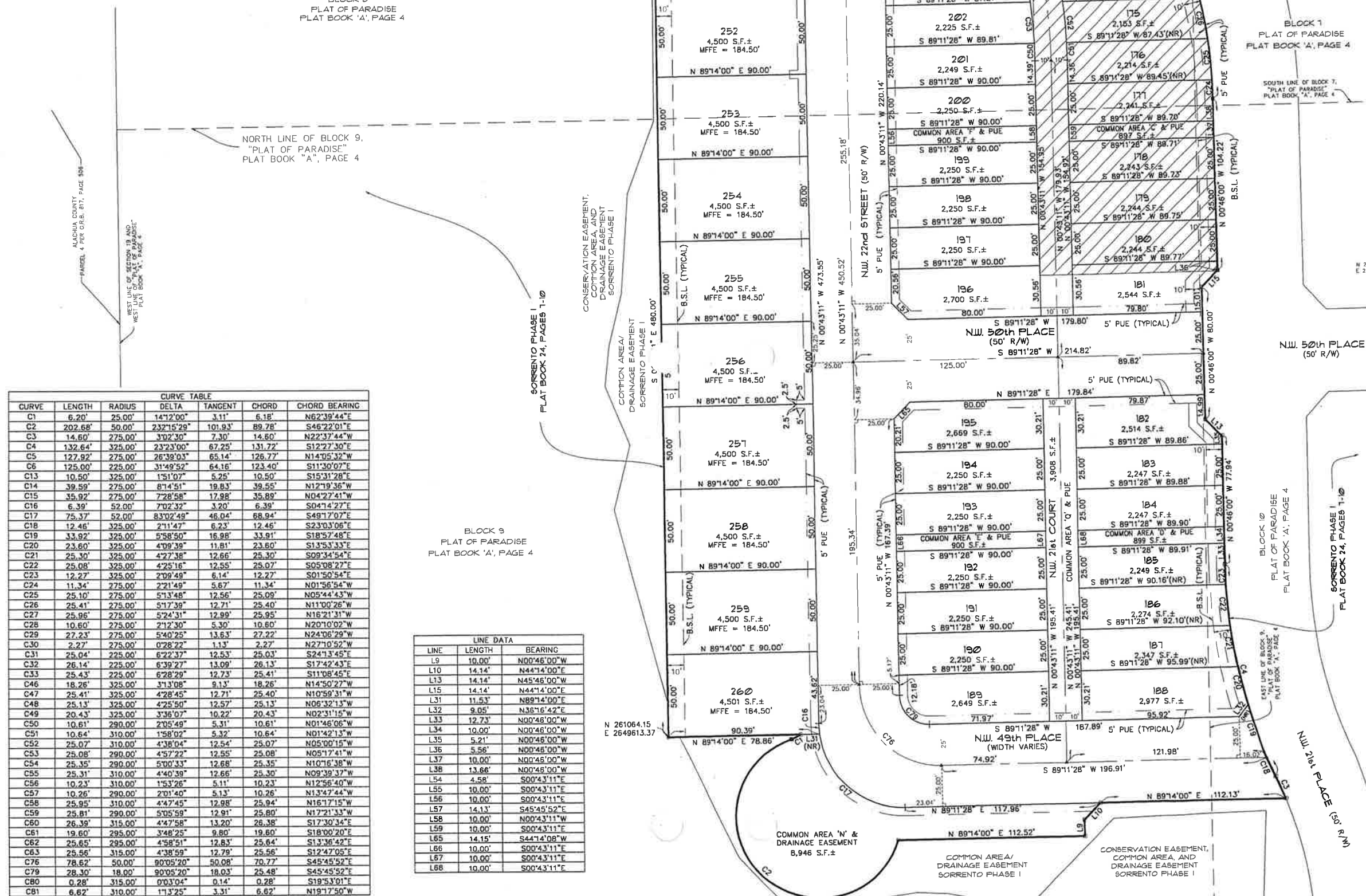
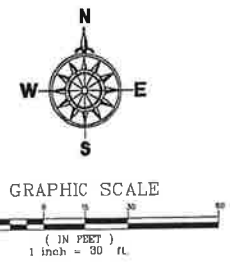
SHEET TWO MATCH LINE
SHEET THREE

SHEET TWO MATCH LINE
SHEET THREE

N 262076.80
E 2649848.76

SORRENTO PHASE III A PLANNED DEVELOPMENT

LYING IN SECTION 19, TOWNSHIP 9 SOUTH, RANGE 20 EAST,
IN THE CITY OF GAINESVILLE, ALACHUA COUNTY, FLORIDA
BEING A REPLAT OF A PORTION OF BLOCKS 7, 8, 9 AND 10 OF "PLAT
OF PARADISE" AS RECORDED IN PLAT BOOK "A", PAGE 4, PUBLIC
RECORDS OF ALACHUA COUNTY, FLORIDA, AND BEING A REPLAT OF A
PORTION OF SORRENTO PHASE I, AS RECORDED IN PLAT BOOK 24,
PAGES 7-10, PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA.



CURVE TABLE						
CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD	CHORD BEARING
C1	6.20'	25.00'	14°12'00"	3.11'	6.18'	N62°39'44"E
C2	202.68'	50.00'	232°15'29"	101.93'	89.78'	S46°22'01"E
C3	14.60'	275.00'	3°02'30"	7.30'	14.60'	N22°37'44"W
C4	132.64'	325.00'	23°23'00"	67.25'	131.72'	S12°27'30"E
C5	127.92'	275.00'	26°38'03"	65.14'	126.77'	N14°05'32"W
C6	125.00'	225.00'	31°49'52"	64.16'	123.40'	S11°30'07"E
C13	10.50'	325.00'	1°51'07"	5.25'	10.50'	S15°31'28"E
C14	39.59'	275.00'	8°14'51"	19.83'	39.55'	N12°19'36"W
C15	35.92'	275.00'	7°28'58"	17.98'	35.89'	N04°27'41"W
C16	6.39'	52.00'	7°02'32"	3.20'	6.39'	S04°14'27"E
C17	75.37'	52.00'	83°02'49"	46.04'	68.94'	S49°17'07"E
C18	12.46'	325.00'	2°11'47"	6.23'	12.46'	S23°03'06"E
C19	33.92'	325.00'	5°58'50"	16.98'	33.91'	S18°57'48"E
C20	23.60'	325.00'	4°09'39"	11.81'	23.60'	S13°53'33"E
C21	25.30'	325.00'	4°27'38"	12.66'	25.30'	S09°34'54"E
C22	25.08'	325.00'	4°25'16"	12.55'	25.07'	S05°08'27"E
C23	12.27'	325.00'	2°09'49"	6.14'	12.27'	S01°50'54"E
C24	11.34'	275.00'	2°21'49"	5.67'	11.34'	N01°56'54"W
C25	25.10'	275.00'	5°13'48"	12.56'	25.09'	N09°44'43"W
C26	25.41'	275.00'	5°17'39"	12.71'	25.40'	N11°00'28"W
C27	25.96'	275.00'	5°24'31"	12.99'	25.95'	N16°21'31"W
C28	10.60'	275.00'	2°12'30"	5.30'	10.60'	N20°10'02"W
C29	27.23'	275.00'	5°40'25"	13.63'	27.22'	N24°06'29"W
C30	2.27'	275.00'	0°28'22"	1.13'	2.27'	N27°10'52"W
C31	25.04'	225.00'	6°22'37"	12.53'	25.03'	S24°13'45"E
C32	26.14'	225.00'	6°39'27"	13.09'	26.13'	S17°42'43"E
C33	25.43'	225.00'	6°28'29"	12.73'	25.41'	S11°08'45"E
C46	18.26'	325.00'	3°13'08"	9.13'	18.26'	N14°50'27"W
C47	25.41'	325.00'	4°28'45"	12.71'	25.40'	N10°59'31"W
C48	25.13'	325.00'	4°25'50"	12.57'	25.13'	N06°32'13"W
C49	20.43'	325.00'	3°36'07"	10.22'	20.43'	N02°31'15"W
C50	10.61'	290.00'	2°05'49"	5.31'	10.61'	N01°46'06"W
C51	10.64'	310.00'	1°58'02"	5.32'	10.64'	N01°42'13"W
C52	25.07'	310.00'	4°38'04"	12.54'	25.07'	N05°00'15"W
C53	25.08'	290.00'	4°57'22"	12.55'	25.08'	N05°17'41"W
C54	25.35'	290.00'	5°00'33"	12.68'	25.35'	N10°16'38"W
C55	25.31'	310.00'	4°40'39"	12.66'	25.30'	N09°39'37"W
C56	10.23'	310.00'	1°53'26"	5.11'	10.23'	N12°56'40"W
C57	10.26'	290.00'	2°01'40"	5.13'	10.26'	N13°47'44"W
C58	25.95'	310.00'	4°47'45"	12.98'	25.94'	N16°17'15"W
C59	25.81'	290.00'	5°05'59"	12.91'	25.80'	N17°21'33"W
C60	26.39'	315.00'	4°47'58"	13.20'	26.38'	S17°30'34"E
C61	19.60'	295.00'	3°48'25"	9.80'	19.60'	S18°00'20"E
C62	25.65'	295.00'	4°56'51"	12.83'	25.64'	S13°36'42"E
C63	29.56'	315.00'	4°38'59"	12.79'	29.56'	S12°47'05"E
C76	78.62'	50.00'	80°05'20"	50.08'	70.77'	S45°45'52"E
C79	28.30'	18.00'	90°05'20"	18.03'	25.48'	S45°45'52"E
C80	0.28'	315.00'	0°03'04"	0.14'	0.28'	S19°53'01"E
C81	6.62'	310.00'	1°13'25"	3.31'	6.62'	N19°17'50"W

LINE DATA		
LINE	LENGTH	BEARING
L9	10.00'	N00°46'00"W
L10	14.14'	N44°14'00"E
L13	14.14'	N45°46'00"W
L15	14.14'	N44°14'00"E
L31	11.53'	N89°14'00"E
L32	9.05'	N38°16'42"E
L33	12.73'	N00°48'00"W
L34	10.00'	N00°46'00"W
L35	5.21'	N00°48'00"W
L36	5.56'	N00°48'00"W
L37	10.00'	N00°46'00"W
L38	13.66'	N00°46'00"W
L54	4.58'	S00°43'11"E
L55	10.00'	S00°43'11"E
L56	10.00'	S00°43'11"E
L57	14.13'	S45°45'52"E
L58	10.00'	N00°43'11"E
L59	10.00'	S00°43'11"E
L65	14.15'	S44°14'08"W
L66	10.00'	S00°43'11"E
L67	10.00'	S00°43'11"E
L68	10.00'	S00°43'11"E

- LEGEND:**
- ▲ PERMANENT CONTROL POINT - FOUND NAIL AND DISK MARKED L.B. 5075
 - PERMANENT CONTROL POINT - NAIL AND DISK MARKED L.B. 5075 TO BE PLACED
 - PERMANENT REFERENCE MONUMENT - SET 4" x 4" CONCRETE MONUMENT L.B. 5075
 - PERMANENT REFERENCE MONUMENT - FOUND 4" x 4" CONCRETE MONUMENT MARKED "L.B. 5075"
 - IDENTIFICATION
 - PERPENDICULAR LINES
 - MFE = MINIMUM FINISHED FLOOR ELEVATION
 - S.F. = SQUARE FEET
 - R/W = RIGHT-OF-WAY
 - P.A.M. = PERMANENT REFERENCE MONUMENT
 - P.U.E. = PUBLIC UTILITIES EASEMENT
 - B.S.L. = BUILDING SETBACK LINE
 - (R) = RADIAL LOT LINE
 - (NR) = NON-RADIAL LOT LINE
 - PLAT BENCHMARK
 - ▨ AREA LYING WITHIN SORRENTO PHASE I TO BE REPLATED
 - N 262076.80 E 264984.76 = STATE PLANE COORDINATES

