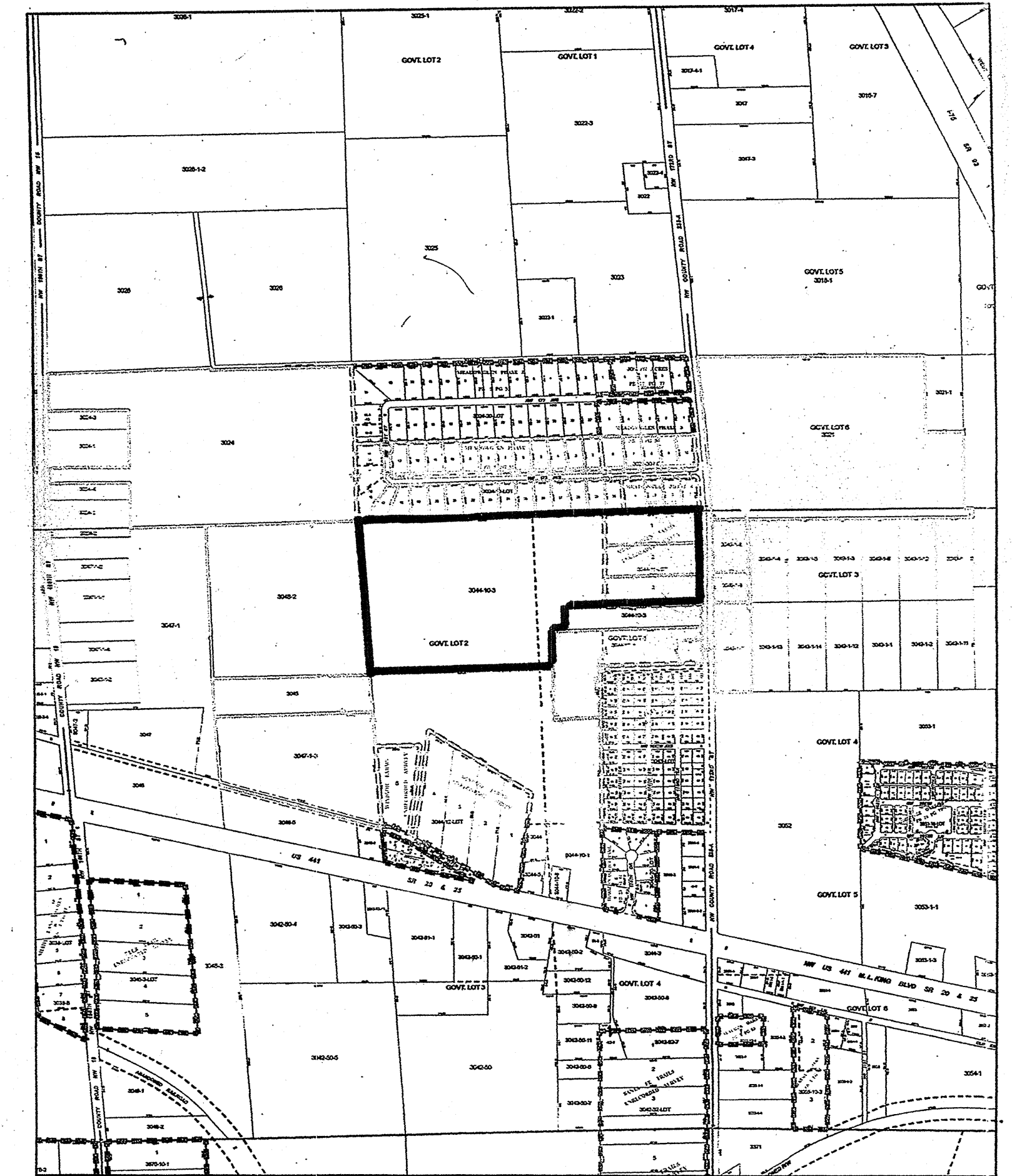


## PHASE 1 & 2



### LOCATION MAP

BUILDINGS TO BE SPRINKLED UNTIL SUCH TIME  
THAT SUFFICIENT WATER IS AVAILABLE TO MEET CURRENT  
STANDARDS FOR A CITY OWNED FIRE SYSTEM, FIRE HYDRANTS AND A  
LINE OF SUFFICIENT SIZE IS TO BE INSTALLED IN PHASE 1 AND 2.

**UTILITIES NOTES**  
 1.) ELECTRIC SERVICE BY CLAY ELECTRIC - SERVICE TO BE OUTSIDE R/W IN 10 FT P.U.E.  
 2.) CENTRAL WATER SERVICE PROVIDED BY CITY OF ALACHUA, ON SITE CONSTRUCTION BY DEVELOPER  
 3.)CENTRAL SEWER CONNECTION TO CITY OF ALACHUA, LIFT STATION, FORCE MAIN EXTENSION AND ON SITE SEWER BY DEVELOPER

PHASE 1 AREA	26.23 AC
PHASE 1 RETENTION	4.65 AC
PHASE 1 TOTAL AREA	30.88 AC
PHASE 2 AREA	42.23 AC
PHASE 2 RETENTION	8.03 AC
PHASE 2 TOTAL AREA	50.26 AC
PHASE 1 & 2 AREA	81.14 AC

PHASE 1 UNITS	75 UNITS
PHASE 1 DENSITY	2.43 U/AC
PHASE 2 UNITS	135 UNITS
PHASE 2 DENSITY	2.69 U/AC
TOTAL UNITS	210 UNITS
TOTAL DENSITY	2.59 U/AC

## SETBACKS

FRONT	20 FT
REAR	15 FT
INT. SIDE	10 FT
ST. SIDE	15 FT

**JAMES J. MEEHAN, P.E.**

1221 SW 96th STREET  
GAINESVILLE, FLORIDA 32607  
Ph. (352) 215-2548 Fx. (352) 332-0431

[illegible]

NOT FOR FINAL RECORDING

**OWNER**  
**GOLDEN POND FARMS INC.**  
**P.O. BOX 357133**  
**GAINESVILLE, FL. 32635**  
**(352) 318-8880**

**DEVELOPER**  
**HARTLEY BROTHERS**  
**1353 NW 53<sup>RD</sup> AVENUE**  
**GAINESVILLE, FL 32669**  
**(352)332-2112**

**SURVEYOR**

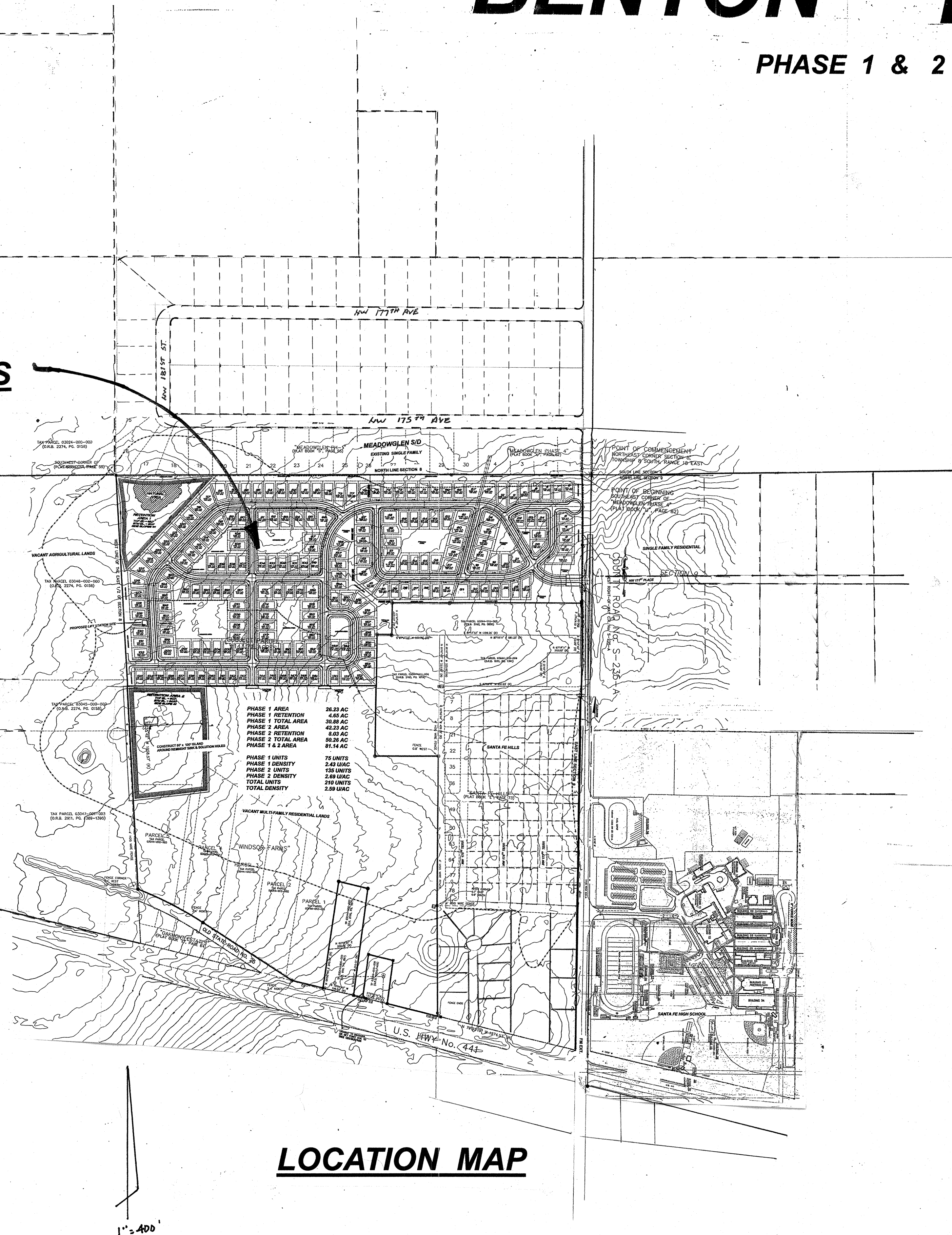
**GEOLINE SURVEYING**  
**13430 NW 104<sup>TH</sup> TERRACE - SUITE 4**  
**ALACHUA, FLA. 32615**  
**(386) 462 - 0500**

## TABLE OF CONTENTS

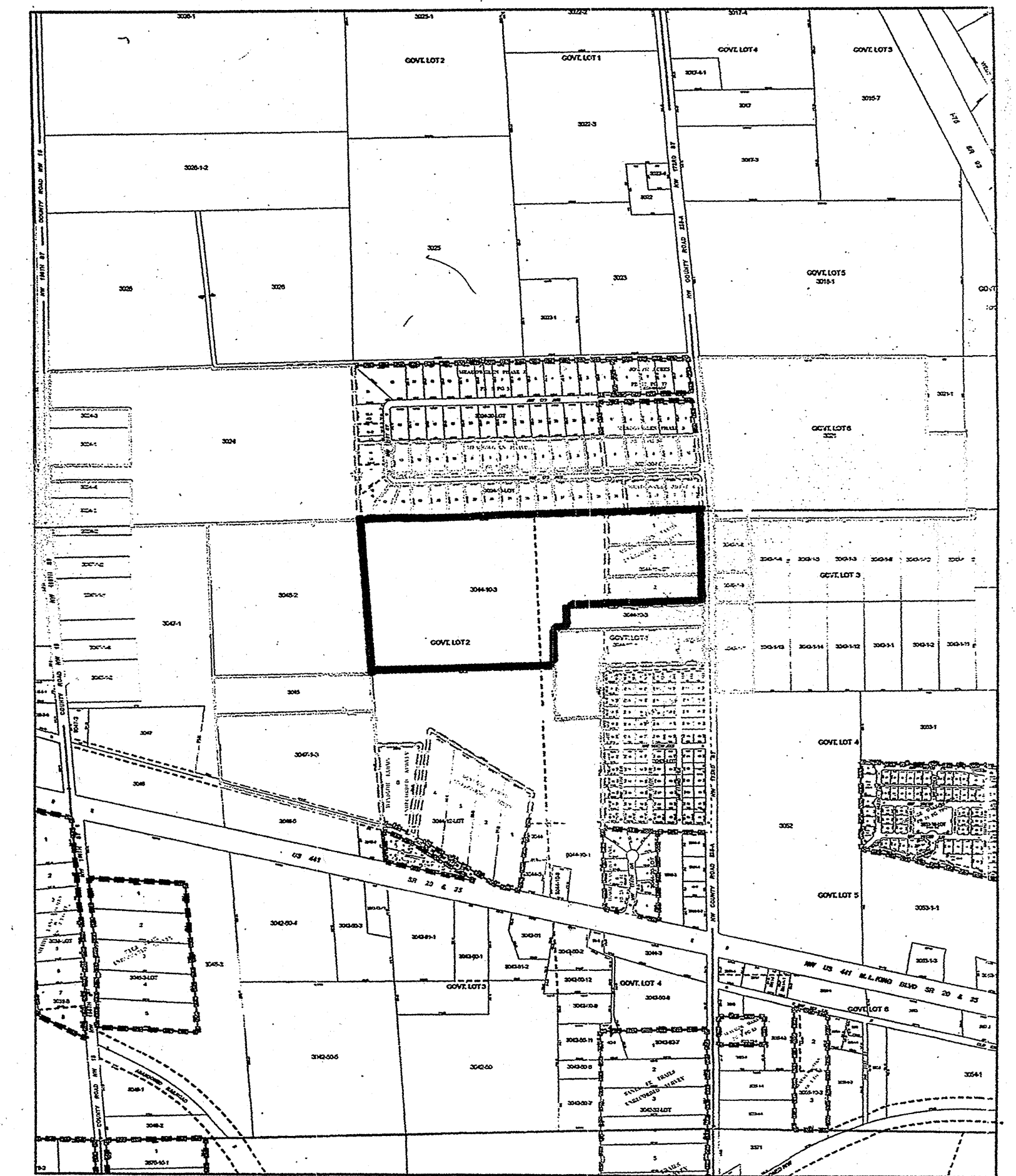
<u>SHEET NO.</u>	<u>DESCRIPTION</u>
SHT. NO. 1A	LOCATION MAP
SHT. NO. 1	COVER SHEET
SHT. NO. 2	ADJ. PROPERTY OWNERS W/ ZONING & ACREAGE
SHT. NO. 3	DRAINAGE BOUNDARIES W/ OFFSITE SEWER
SHT. NO. 4	PHASE 1& 2 - 100 SCALE SITE PLAN
SHT. NO. 5	PHASE 1 - 60 SCALE SITE PLAN W/ STOP SIGNS
SHT. NO. 6	PHASE 2 SOUTH - 60 SCALE SITE PLAN W/ STOP SIGN
SHT. NO. 7	PHASE 2 NORTH - 60 SCALE SITE PLAN W/ STOP SIGN
SHT. NO. 8	PHASE 1&2 UTILITY PLAN - 100 SCALE W/ FIRE PROTECTION
SHT. NO. 9	PHASE 1 UTILITY PLAN - 60 SCALE W/ FIRE PROTECTION
SHT. NO. 10	PHASE 2 NORTH UTILITY PLAN - 60 SCALE W/ FIRE PROTECTION
SHT. NO. 11	PHASE 2 SOUTH UTILITY PLAN - 60 SCALE W/ FIRE PROTECTION
SHT. NO. 12	BY PASS LANE
SHT. NO. 13	LEGAL PHASE 2
PRELIMINARY PLAT PHASE 1 - GEOLINE SURVEYORS	



## PHASE 1 & 2



## LOCATION MAP

**LOCATION MAP**

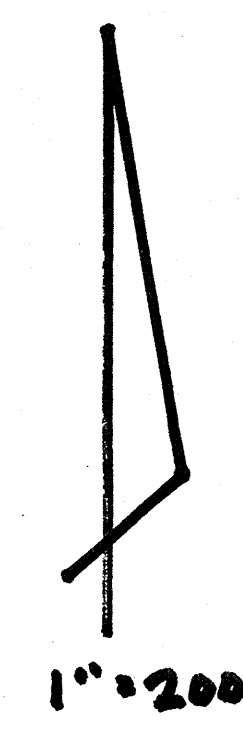
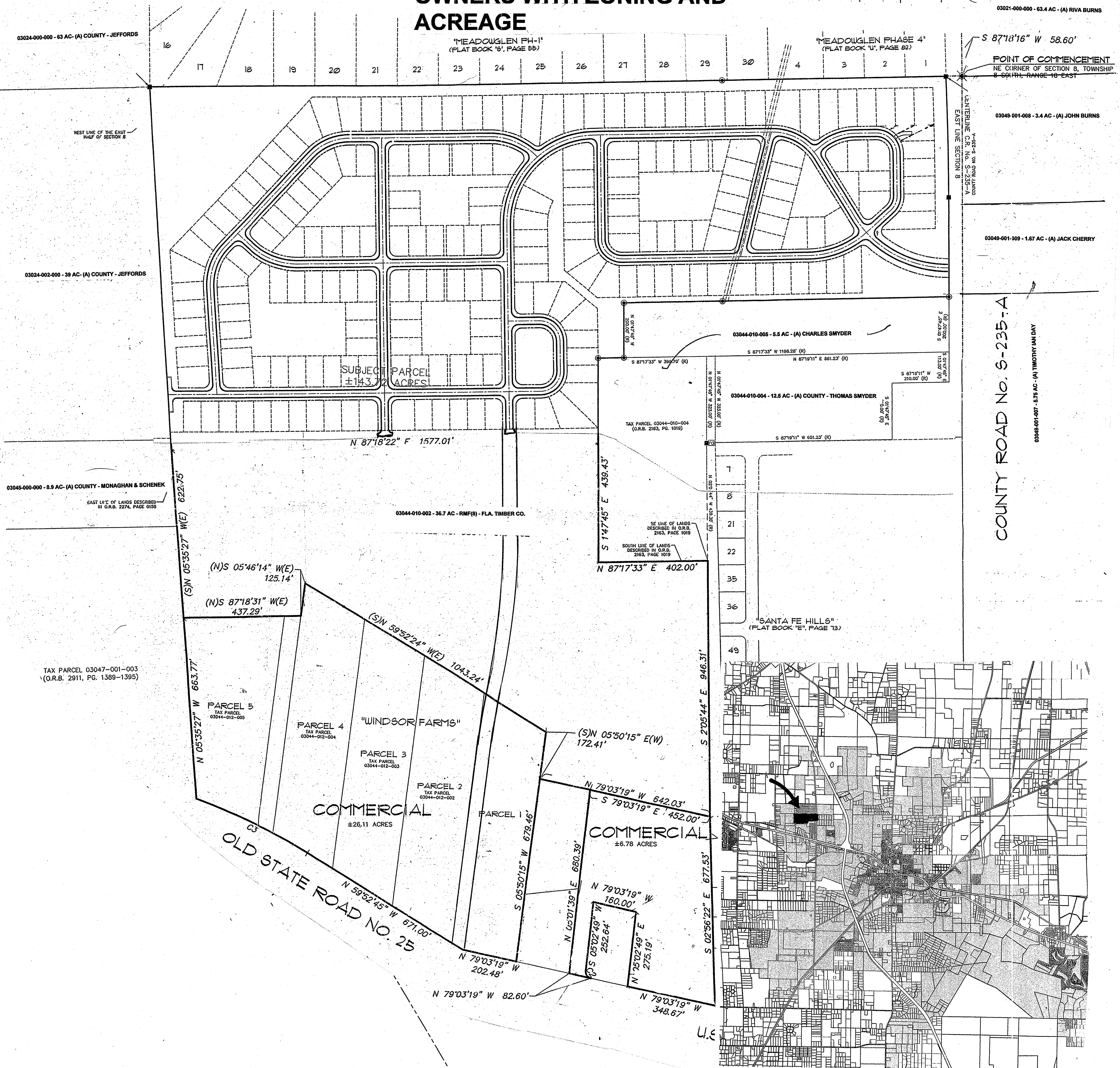
1221 SW 96th STREET  
GAINESVILLE, FLORIDA 32607  
Ph. (352) 215-2548 Fx. (352) 332-0431

REV.	DESCRIPTION	BY	DATE
1	LOT SIZE		7/12/15

JOB NAME:	BENTON HILLS	DRAWN BY: SPL	CHECKED BY: JM
LOCATION:	XXXX SW X th STREET ALACHUA, FLORIDA	SCALE:	
		DATE:	7/1/15
DESCRIPTION:	Conceptual Site Plan		SHEET 1A



ADJACENT PROPERTY  
OWNERS WITH ZONING AND  
ACREAGE



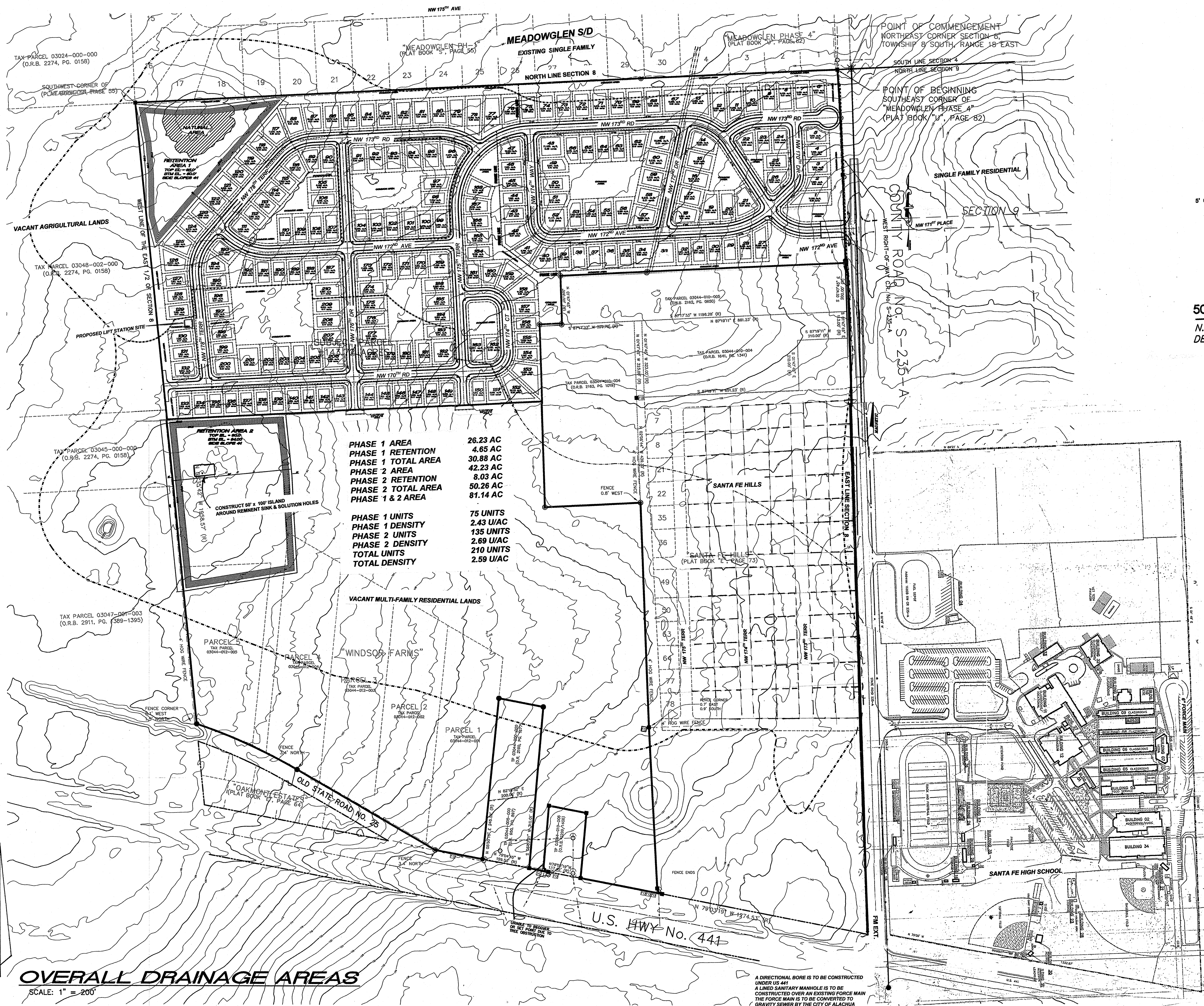
REV.	DESCRIPTION	BY	DATE
1	7/1/19		

**JAMES J. MEEHAN, P.E.**  
1221 SW 96th STREET  
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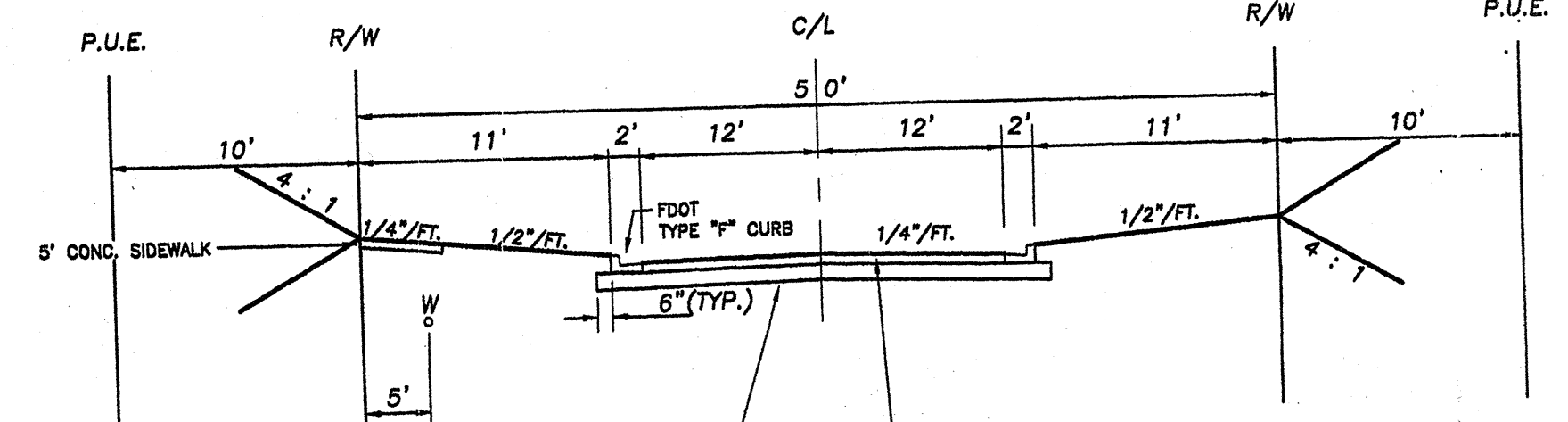
JOB NAME:	BENTON HILLS	DRAWN BY:	SPL	CHECKED BY:	JUM
LOCATION:	GAINESVILLE, Alachua County, Florida	SCALE:	1" = 200'	DATE:	4/25/15
DESCRIPTION:	Adj. Property Owners	JOB NUMBER		SHEET	2



# *BENTON HILLS*



NOTE: ALL AREAS WITHIN THE LIMITS OF CONSTRUCTION SHALL BE SEEDED AND MULCHED AFTER FINAL GRADING AND ALL UTILITIES HAVE BEEN INSTALLED.



12" STABILIZED SUBGRADE WITH A MIN.  
LBR OF 40 COMPACTED TO 98%  
MODIFIED PROCTOR BY AASHTO T-180

50 FT. RIGHT OF WAY MAIN ROAD CROSS-SECTION

N.T.S.  
DESIGN SPEED = 30 MPH

**SANITARY SEWER:**

Sanitary sewer shall be installed throughout Phase 1 of Benton Hills as well as all future phases. The sewer shall flow downhill to the west to a proposed lift station to be located at the common area south of the retention area. Gravity sanitary sewer shall be installed according to the approved standards and specifications of the City of Alachua, and shall be deeded to the City after the approved construction.

The proposed lift station is to be built as per the standards and specifications of the City of Alachua and likewise after construction and inspection shall be deemed to the City of Alachua.

A force main shall be constructed from the lift station to the City of Alachua central sewer system. All sewer construction shall be permitted with the State of Florida DEP.

**WATER SYSTEM:**

Water presently exists in CR 235-A. An 8" water main shall be installed with appropriate fire hydrant locations throughout phase 1 of Benton Hills. The water main shall be installed per the improved standards and specifications of the City of Anchorage. After construction, inspection, and disinfection, the water main shall be handed to the City of Anchorage for operation and maintenance. Future phases of Benton Hills will require additional 8" water mains and will eventually require an extension to US 441 to loop the system. The water system shall be permitted with the State of Florida DEP.

**DRAINAGE:**

This site drains from east to west to an existing low along the west property line (refer to drainage divides provided). At this location Retention Area no. 1 is to be constructed. This retention area is to be sized to accommodate the 100yr critical storm event as required by the City of Alachua and the SRWMD. There will be no discharge from this basin. Water shall exit the basin thru percolation.

Retention Area no 1 shall be constructed along with Phase 1 of Benton Hills. Storm pipes shall be installed from Phase 1 to the Retention Area in the location and size along the future R/W. Additional retention will be required for future phases of Benton Hills.

NOTE: EXISTING SOLUTION HOLES AND REMNENT SINK HOLES IN RETENTION AREA NO. 2 SHALL HAVE AN ISLAND CONSTRUCTED AROUND THAT PARTICULAR AREA AS INDICATED ON THIS SHEET

**LEFT TURN BY-PASS CR 235-A**

Plans for the left turn by-pass have been submitted to Alachua County Public Works for review

**JAMES J. MEEHAN, P.E.**

1221 SW 96th STREET  
GAINESVILLE, FLORIDA 32607  
Ph. (352) 215-2548 Fx. (352) 332-0431

REV.		DESCRIPTION	BY	DATE
1	7/1/15			
2	9/1/15 - Same connection & retention			
JOB NAME:	BENTON HILLS	DRAWN BY: SPL	CHECKED BY: JM	
LOCATION:	XXXX SW X th STREET ALACHUA, FLORIDA	SCALE:	1" = 200'	
		DATE:	03/24/2015	
DESCRIPTION:	OVERALL DRAINAGE AREAS	JOB NUMBER	SHEET	
	see Dr. sheets		3	△







*BENTON HILLS PHASE I*



Phase 1

SCALE: 1" = 50'

Building Setbacks:  
Front yard: 20 feet  
Rear yard: 15 feet  
Side yard: 10 feet  
Side street: 15 feet

**JAMES J. MEEHAN, P.E.**

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[illegible]

**NOT FOR FINAL RECORDING**



# BENTON HILLS PHASE II

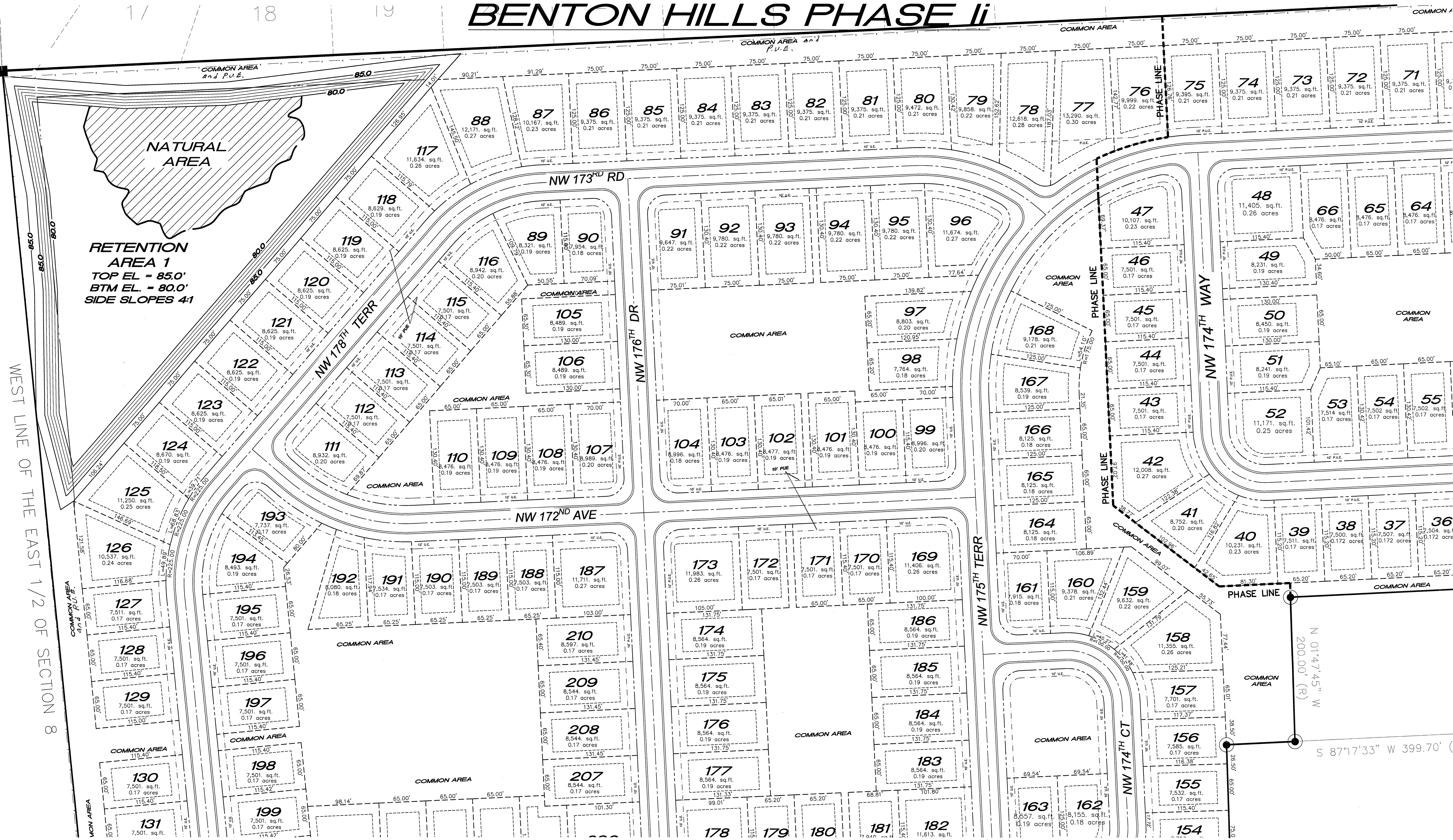
WEST LINE OF THE EAST 1/2 OF SECTION 8

SIDE SLOPES 4:1





BENTON HILLS PHASE II





NOTE:  
1. CONSTRUCT SANITARY SEWER TO LIFT STATION IN PHASE 1.  
2. CONSTRUCT STORM TO RETENTION AREA FOR PHASE 1.



SANITARY MH#	SEWER TOP EL	SCHEDULE: INV.	SOUTH	NORTH	EAST	WEST
1.	119.50	113.5				
2.	115.25	109.25	109.35			
3.	111.00	105.00			108.10	
4.	110.50	104.30			104.40	
4a.	116.50	100.50			100.60	
5.	105.00	99.0	99.10		99.10	
6.	109.00	103.00				
7.	103.25	97.25			97.35	
8.	101.50	93.50	93.6		95.50	
9.	114.80	108.80				
10.	109.20	103.20			103.30	
11.	107.80	101.80			101.90	
12.	104.00	98.0			98.10	
13.	101.50	95.50	95.60			

1221 SW 96th STREET  
GAINESVILLE, FLORIDA 32607  
Ph. (352) 215-2548 Fx. (352) 332-0431

**NOT FOR FINAL RECORDING**



**NOT FOR FINANCIAL RECORDING**



	<b>JAMES J. MEEHAN, P.E.</b> 1221 SW 96th STREET GAINESVILLE, FLORIDA 32607 Ph. (352) 215-2548 Fx. (352) 332-0431		
REV.	DESCRIPTION	BY	DATE

JOB NAME:	BENTON HILLS	DRAWN BY: SPL	CHECKED BY: JM
LOCATION:	XXXX SW X th STREET ALACHUA, FLORIDA	SCALE:	1" = 50'
DESCRIPTION: Utility Plan ph 2 north		DATE:	08/29/15
		JOB NUMBER	SHEET
		XX	<b>10</b> △


**Not for Final Record**



[illegible]

SCALE: 1" = 50'

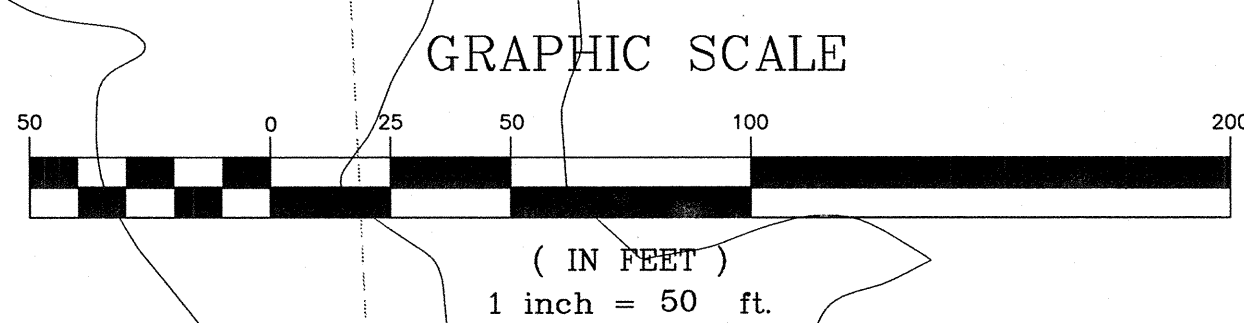
1221 SW 96th STREET  
GAINESVILLE, FLORIDA 32607  
Ph. (352) 215-2548 Fx. (352) 332-0431

REV.	DESCRIPTION	BY	DATE
JOB NAME: BENTON HILLS		DRAWN BY: SPL	CHECKED BY: JM
LOCATION: XXXX SW X <sup>th</sup> STREET ALACHUA, FLORIDA		SCALE: 1" = 50'	
		DATE: 08/29/15	
		JOB NUMBER	SHEET
DESCRIPTION: Utility Plan ph 2 SOUTH			XX 

**NOT FOR FINAL REVISION**

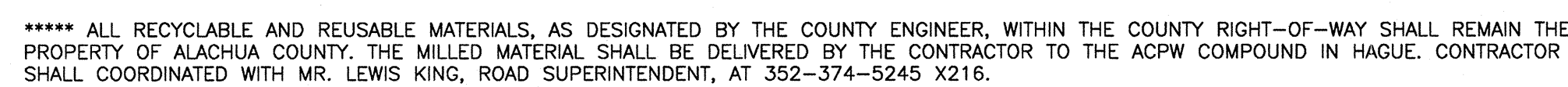


COUNTY ROAD No. S-235-A  
WEST RIGHT-OF-WAY C.R. No. S-235-A



SOD ALL DISTURBED AREAS OF RIGHT-OF-WAY

SCALE: 1" = 50'



NTS

EROSION AND SEDIMENT CONTROL NOTES:

1. SEDIMENT BARRIERS/SCREENS AND OTHER MEASURES INTENDED TO TRAP SEDIMENT SHALL BE CONSTRUCTED OR INSTALLED AS A FIRST STEP IN ANY LAND DISTURBING ACTIVITY AND SHALL BE MADE FUNCTIONAL BEFORE UPOUSE LAND DISTURBANCE OCCURS. ALL EROSION AND SEDIMENT CONTROL DEVICES SHALL CONFORM TO THE LATEST FDOT AND ACPW STANDARDS AND SPECIFICATIONS, REFER TO FDOT STD INDEX NO. 102
2. ALL SEDIMENT CONTROL MEASURES ARE TO BE ADJUSTED TO MEET FIELD CONDITIONS AND BE INSTALLED PRIOR TO ANY GRADING OF EXISTING SURFACE MATERIAL ON THE BALANCE OF THE SITE. AT THE START OF CONSTRUCTION, PERIMETER BARRIERS SHALL BE CONSTRUCTED TO PREVENT SEDIMENT OR TRASH FROM FLOWING OR FLOATING OFF SITE ONTO ADJACENT LANDS.
3. PERMANENT OR TEMPORARY SOIL STABILIZATION SHALL BE APPLIED TO ALL AREAS WHERE WORK HAS BEEN COMPLETED WITHIN TWO WEEKS OF COMPLETION OF WORK IN THAT PARTICULAR AREA.
4. SEDIMENT CONTROL STRUCTURES, BARRIERS, AND SCREENS SHALL BE INSPECTED WEEKLY TO INSURE PROPER FUNCTION, AND ALSO BE INSPECTED AFTER ANY RAINFALL EVENT EXCEEDING .5". ANY DAMAGED EROSION AND SEDIMENT CONTROL DEVICES SHALL BE REPAIRED IMMEDIATELY. THE DEVELOPER, OWNER, AND CONTRACTOR SHALL BE RESPONSIBLE FOR ALL SEDIMENT LEAVING THE PROPERTY. SEDIMENT CONTROL DEVICES SHALL BE IN WORKING ORDER AT THE END OF EACH WORKDAY.
5. ANY CONCENTRATED RUNOFF SHALL NOT BE ALLOWED TO FLOW DOWN CUT OR FILL SLOPES UNLESS CONTAINED IN TEMPORARY CHANNELS DRAIN STRUCTURES
6. SEDIMENT THAT ENTERS THE STORMWATER SYSTEM SHALL BE FILTERED THRU SCREENS, HAY BALES ETC. DURING THE CONSTRUCTION PROCESS TO MINIMIZE SEDIMENT TRANSPORT. PRIOR TO FINAL STABILIZATION SEDIMENT SHALL BE REMOVED AND REGRADED ON THE SITE OR DISPOSED OF AT PERMITTED LOCATION.
7. AT THE END OF EACH DAY WHERE CONSTRUCTION VEHICLE ACCESS ROADS INTERSECT PAVED PUBLIC STREETS, PROVISIONS SHALL BE MADE TO LIMIT THE TRANSPORT OF SEDIMENT BY TRACKING ONTO THE EXISTING PAVED STREET. ANY SEDIMENT DEPOSITED ONTO THE EXISTING PAVED STREET SHALL BE SWEEP OR SHOVELED OFF AND REGRADED ON SITE OR REMOVED TO A PERMITTED LOCATION
8. ALL TEMPORARY EROSION CONTROL DEVICES SHALL BE REMOVED WITHIN 30 DAYS AFTER FINAL SITE STABILIZATION HAS OCCURRED.
9. ANY STOCKPILED MATERIAL SHALL BE PLACED TO MINIMIZE THE CHANCE FOR SEDIMENT TRANSPORT AND SHALL NOT BE PLACED TO IMPEDE THE NATURAL RUNOFF
10. SOD SHALL BE PLACED AS INDICATED ON THE PLANS AND AROUND ALL HEADWALLS, MITERED ENDS ETC. IN ACCORDANCE WITH THE DESIGN STANDARDS OF THE FDOT. ALL SOD TO BE CERTIFIED APPARENTLY WEE FREE.
11. EROSION PROTECTION WITH ENERGY DISSIPATORS IF REQUIRED (VELOCITY OVER 3FT/SEC) SHALL BE INSTALLED/CONSTRUCTED AT THE TIME OF CONSTRUCTION OF THE OUTLET. FOR VELOCITIES LESS THAN 3FT/SEC PEGGED SOD IS TO BE INSTALLED.
12. DURING CONSTRUCTION, DISTURBANCE AND COMPACTION OF THE RETENTION BOTTOM SHALL BE KEPT TO A MINIMUM

1221 SW 96th STREET  
GAINESVILLE, FLORIDA 32607  
Ph. (352) 215-2548 Fx. (352) 332-0431

[illegible]

Not for Rural Accounting



# DESCRIPTION SKETCH

SITUATED IN SECTION 8, TOWNSHIP 8 SOUTH, RANGE 18 EAST  
ALACHUA COUNTY, FLORIDA

MEADOWGLEN PHASE 4  
PLAT BOOK U, PAGE 82

NOELLE ESTATES REPLAT PHASE 1  
PLAT BOOK S, PAGE 55

LOT "16"

LOT "17"

LOT "18"

LOT "19"

LOT "20"

LOT "21"

LOT "22"

LOT "23"

LOT "24"

LOT "25"

LOT "26"

LOT "27"

LOT "28"

LOT "29"

LOT "30"

LOT "4"

LOT "3"

LOT "2"

LOT "1"

FOUND 4" x 4" CONCRETE MONUMENT  
(NO IDENTIFICATION)

FOUND 4" x 4" CONCRETE MONUMENT  
WITH DISK STAMPED "PRM 2228"

S 88°33'25" W  
59.11'

653.28'

CURVE INFORMATION  
RADIUS = 11409.16'  
CENTRAL ANGLE = 02°13'24"  
ARC LENGTH = 442.71'  
CHORD = N 01°42'48" W, 442.68'

POINT OF COMMENCEMENT:  
NORTHEAST CORNER OF SECTION 8  
FOUND RAIL ROAD SPIKE (NO IDENTIFICATION)

COUNTY ROAD NO. 235A  
(100' WIDE RIGHT-OF-WAY)

WIDE RIGHT-OF-WAY LINE

POINT OF  
CURVATURE  
WIDE RIGHT-OF-WAY LINE

1198.40'  
TOP OF FOUND 5/8" IRON ROD  
AND CAP STAMPED "RLS"

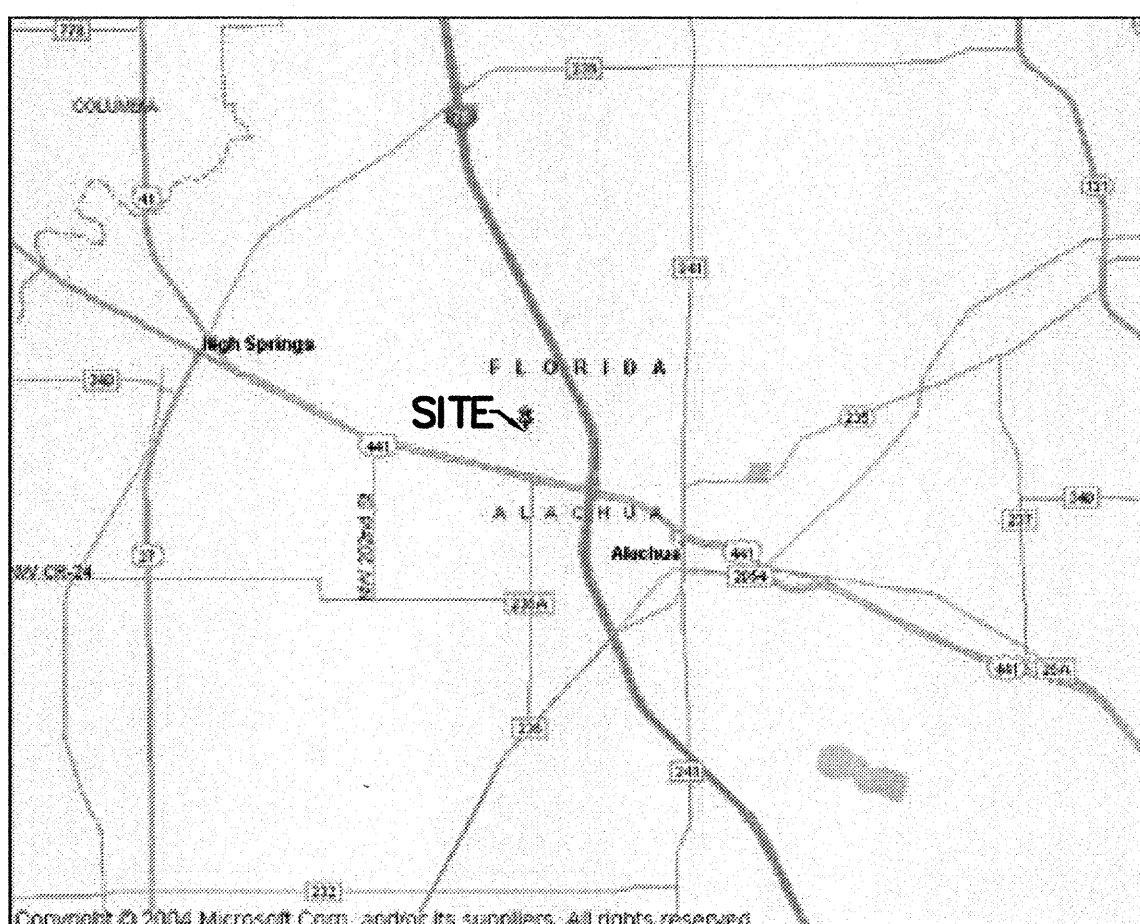
BENTON HILLS, PHASE 1

GRAPHIC SCALE  
0 25 50 100 200  
( IN FEET )  
SCALE FOR 24" X 36" SHEET: 1" = 100'  
SCALE FOR 11" X 17" SHEET: 1" = 200'

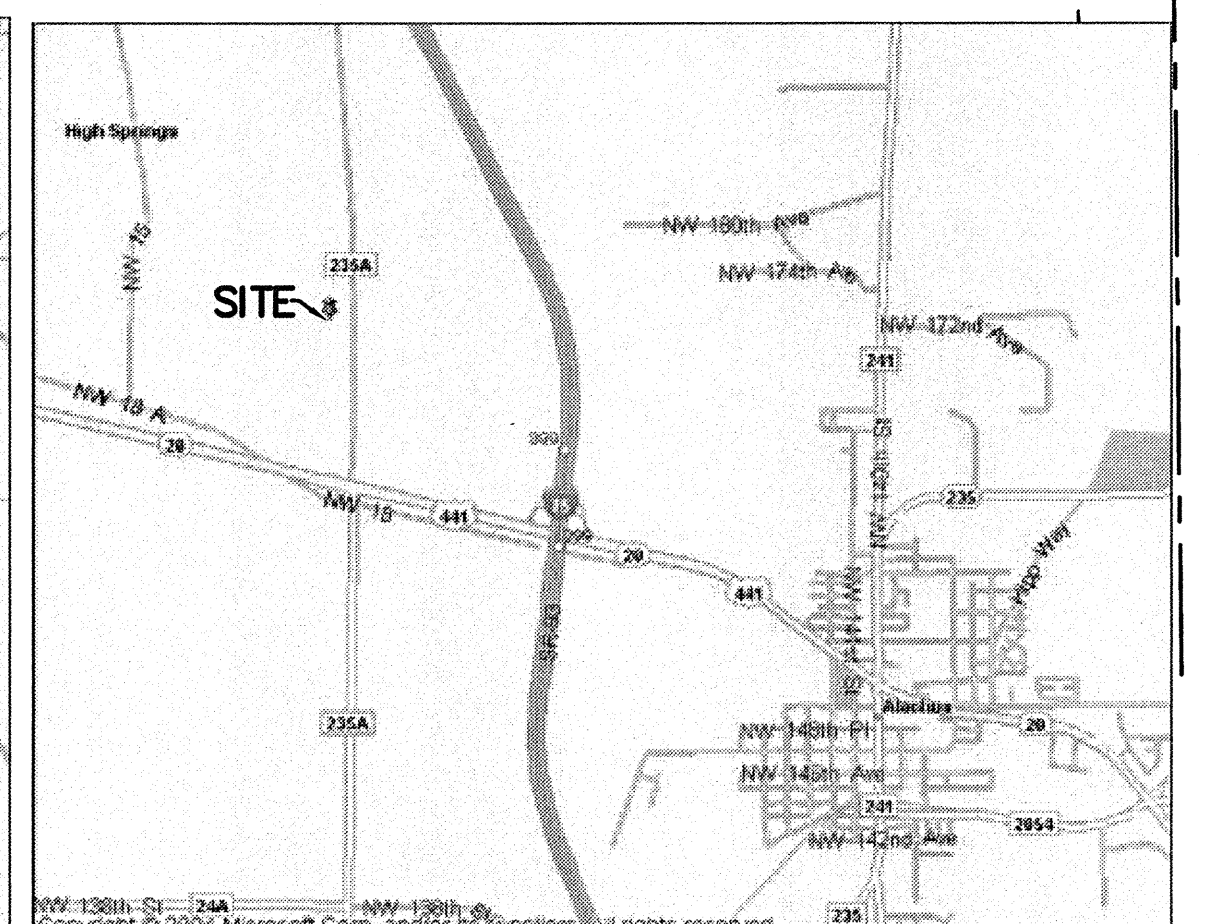


20.00'  
N 88°32'16" E  
101.60'  
S 00°39'54" E  
220.00'  
98.52'  
S 88°31'39" W  
322.90'

FOUND 5/8" IRON ROD  
AND CAP STAMPED "RLS 2752"



VICINITY MAP  
NOT TO SCALE



LOCATION MAP  
NOT TO SCALE

## PROPERTY DESCRIPTION (PREPARED BY GEOLINE SURVEYING, INC.)

THAT PART OF THE NORTHEAST 1/4 OF SECTION 8, TOWNSHIP 8 SOUTH, RANGE 18 EAST, ALACHUA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SECTION 8, TOWNSHIP 8 SOUTH, RANGE 18 EAST, ALACHUA COUNTY, FLORIDA; THENCE SOUTH 88°33'25" WEST ALONG THE NORTH LINE OF SAID SECTION 8 FOR 59.11 FEET TO A 4" X 4" CONCRETE MONUMENT (NO IDENTIFICATION) AT THE INTERSECTION OF SAID NORTH LINE WITH THE WESTERLY RIGHT-OF-WAY LINE OF COUNTY ROAD NO. 235A (100 FOOT WIDE RIGHT-OF-WAY), SAID POINT BEING THE SOUTHEAST CORNER OF LOT 1, MEADOWGLEN PHASE 4, AS PER PLAT THEREOF RECORDED IN PLAT BOOK U, PAGE 82 OF THE PUBLIC RECORDS OF SAID ALACHUA COUNTY; THENCE CONTINUE SOUTH 88°33'25" WEST ALONG SAID NORTH LINE, ALONG THE SOUTH LINE OF SAID LOT 1, AND ALONG THE SOUTH LINE OF LOTS 3 AND 4, SAID MEADOWGLEN PHASE 4, FOR 653.28 FEET TO A 4" X 4" CONCRETE MONUMENT "PRM 2228" AT THE SOUTHWEST CORNER OF SAID LOT 4, SAID POINT ALSO BEING THE SOUTHEAST CORNER OF LOT 30, NOELLE ESTATES REPLAT PHASE 1, AS PER PLAT THEREOF RECORDED IN PLAT BOOK S, PAGE 55 OF SAID PUBLIC RECORDS; THENCE CONTINUE SOUTH 88°33'25" WEST ALONG SAID NORTH LINE, AND ALONG THE SOUTH LINE OF SAID LOT 30, AND ALONG THE SOUTH LINE OF LOTS 29 THROUGH 26 OF SAID NOELLE ESTATES REPLAT PHASE 1 FOR 690.96 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 01°26'48" EAST FOR 166.85 FEET; THENCE WESTERLY AND SOUTHWESTERLY ALONG THE ARC OF A NON-TANGENT CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 350.00 FEET, A CENTRAL ANGLE OF 21°04'31" AND A CHORD OF 128.02 FEET THAT BEARS SOUTH 72°15'42" WEST, FOR AN ARC DISTANCE OF 128.74 FEET; THENCE SOUTH 28°16'33" EAST FOR 50.00 FEET; THENCE SOUTH 01°26'48" EAST FOR 426.19 FEET; THENCE SOUTH 51°33'28" EAST FOR 183.99 FEET; THENCE NORTH 88°32'16" EAST FOR 101.60 FEET; THENCE SOUTH 01°27'44" EAST FOR 20.00 FEET TO AN 5/8" IRON ROD AND CAP "RLS 2752" AT AN ANGLE POINT IN THE SOUTHERLY LINE OF THE "GOLDEN POND FARMS, INC." PARCEL AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 4160, PAGE 1932 OF SAID PUBLIC RECORDS; THENCE CONTINUE SOUTH 01°27'44" EAST ALONG SAID SOUTHERLY LINE FOR 200.00 FEET; THENCE SOUTH 88°31'39" WEST ALONG SAID SOUTHERLY LINE FOR 98.52 FEET; THENCE SOUTH 00°33'34" EAST ALONG SAID SOUTHERLY LINE FOR 322.90 FEET; THENCE SOUTH 88°33'45" WEST ALONG SAID SOUTHERLY LINE FOR 1573.20 FEET TO THE SOUTHWEST CORNER OF SAID "GOLDEN POND FARMS, INC." PARCEL AND AN INTERSECTION WITH THE WEST LINE OF THE NORTHEAST 1/4 OF SAID SECTION 8; THENCE NORTH 04°22'07" WEST ALONG SAID WEST LINE FOR 698.69 FEET TO A POINT THAT IS SOUTH 04°22'07" EAST, A DISTANCE OF 637.31 FEET FROM THE NORTHWEST CORNER OF SAID NORTHEAST 1/4; THENCE NORTH 42°04'45" EAST FOR 877.77 FEET TO AN INTERSECTION WITH SAID NORTH LINE AND THE SOUTH LINE OF LOT 20, SAID NOELLE ESTATES REPLAT PHASE 1; THENCE NORTH 88°33'25" EAST ALONG THE SOUTH LINE OF SAID LOT 20, AND ALONG THE SOUTH LINE OF LOTS 21 THROUGH 26 OF SAID NOELLE ESTATES REPLAT PHASE 1 FOR 968.37 FEET TO SAID POINT OF BEGINNING.

CONTAINING 42.23 ACRES, MORE OR LESS.

SOUTHERLY LINE OF THE "GOLDEN POND FARMS, INC." PARCEL

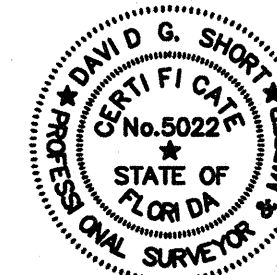
S 88°33'45" W

1573.20'

GOLDEN POND FARMS, INC.  
OFFICIAL RECORD BOOK 4160, PAGE 1932

DRAINAGE AND RETENTION  
AREA  
4.65± ACRES

GEOLINE SURVEYING, INC., LB 7082



David G. Short, P.S.M.  
FLORIDA PROFESSIONAL SURVEYOR AND MAPPER  
CERTIFICATE OF REGISTRATION NO. 5022  
8/28/2015

Professional Land Surveyors  
13430 NW 104th Terrace, Suite A  
Alachua, Florida 32815  
(386)418-0500 Fax (386)462-9986  
geoline@geolineinc.com

DESIGNED	DAVID SHORT	SCALE	AS SHOWN
DRAWN	FLOYD CURTIS	DATE	AUGUST 28, 2015
CHECKED	DAVID SHORT	PROJECT #	200-534

BENTON HILLS, PHASE 2  
ALACHUA COUNTY, FLORIDA

DRAWING # 200-534 SHEET # 1 OF 1

Not for Final Recording

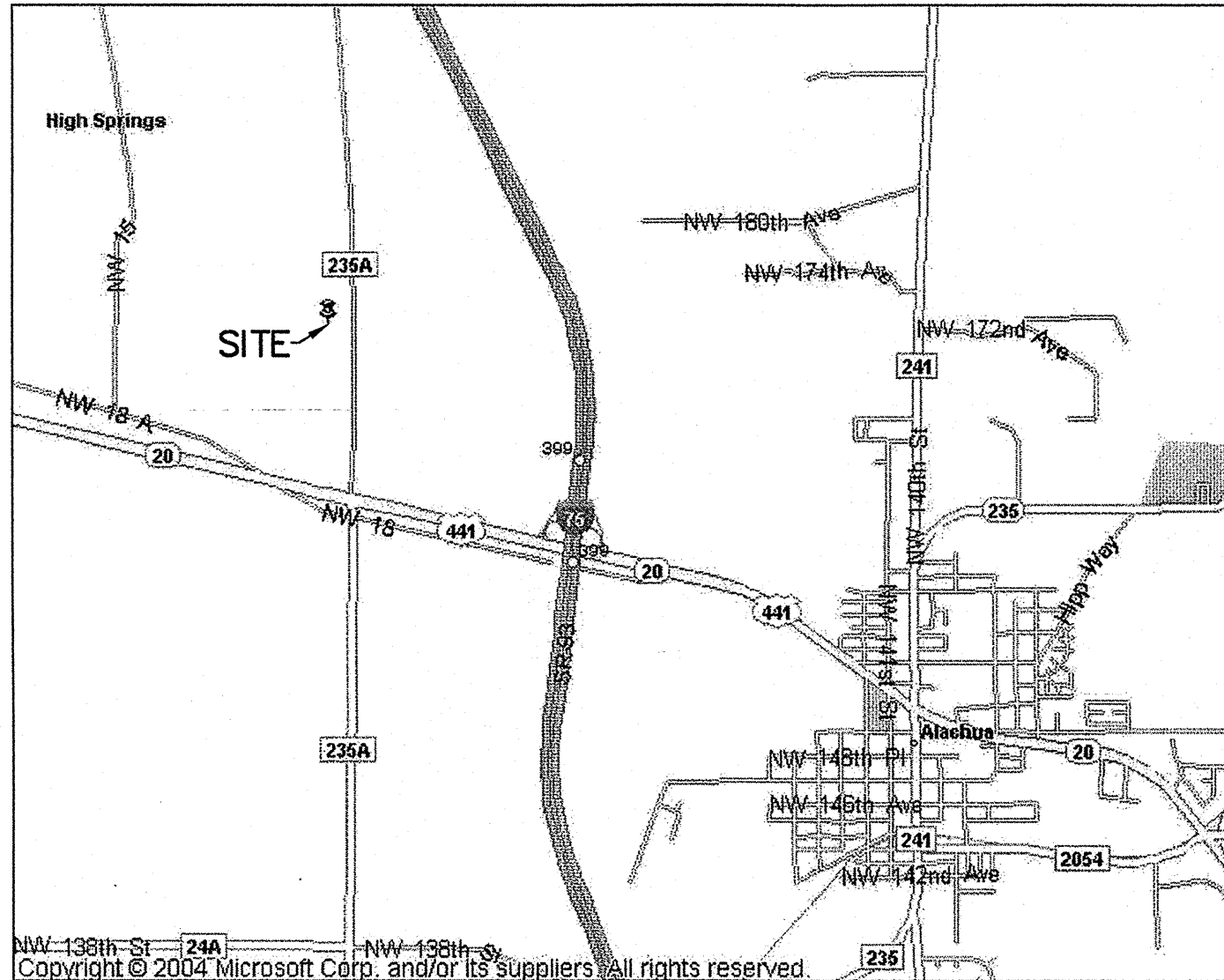
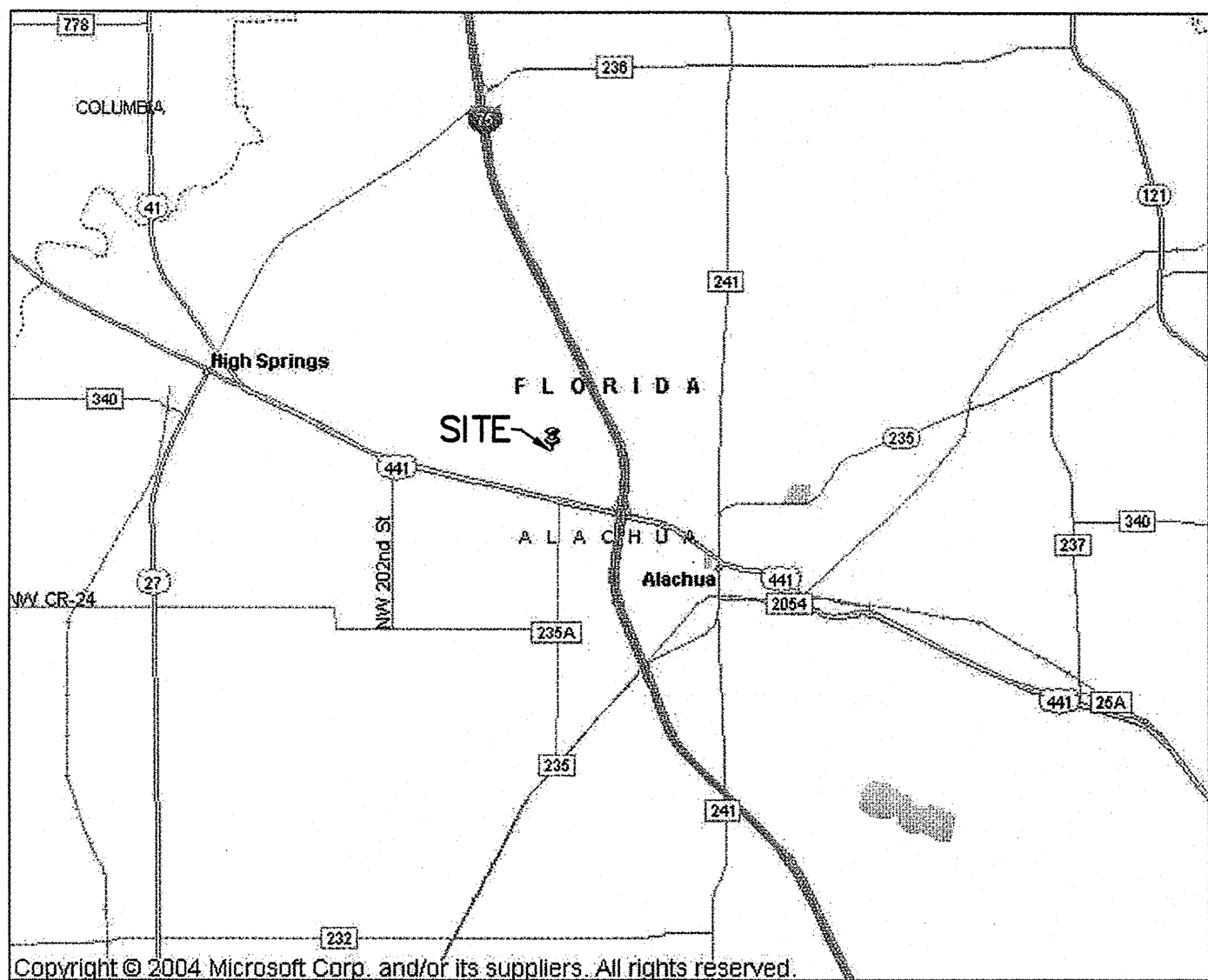


BENTON HILLS, PHASE 1

SITUATED IN SECTION 8, TOWNSHIP 8 SOUTH, RANGE 18 EAST  
ALACHUA COUNTY, FLORIDA

PLAT BOOK\_\_\_\_, PAGE\_\_\_\_

SHEET 1 OF 6



SURVEYOR'S NOTES

- BEARINGS HEREON ARE REFERENCED TO THE ASSUMED BEARING OF SOUTH 88°33'25" WEST ALONG THE SOUTH LINE OF NOELLE ESTATES REPLAT PHASE 1 AND NOELLE ESTATES REPLAT PHASE 2, AS PER PLAT THEREOF RECORDED IN PLAT BOOK S, PAGE 55 OF THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA.
- THE ERROR OF CLOSURE OF THE BOUNDARY OF THE PROPERTY THAT IS THE SUBJECT OF THIS PLAT DOES NOT EXCEED 1/15,000.
- ALL PLATTED PUBLIC UTILITY EASEMENTS SHALL PROVIDE THAT SUCH EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES; PROVIDED, HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE 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. THIS SECTION SHALL NOT APPLY TO THOSE PRIVATE EASEMENTS GRANTED TO OR OBTAINED BY A PARTICULAR ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION SHALL COMPLY WITH THE NATIONAL ELECTRICAL SAFETY CODE AS ADOPTED BY THE FLORIDA PUBLIC SERVICE COMMISSION.
- A 1/2" REBAR & CAP (GEOLINE LB 7082) SHALL BE SET AT EACH LOT CORNER PER FLORIDA STATUTE 177.091(9) UNLESS SHOWN AS A PERMANENT REFERENCE MONUMENT.
- THE LOTS SHOWN HEREON ARE SUBJECT TO RESTRICTIVE COVENANTS WHICH WILL BE RECORDED IN THE PUBLIC RECORDS OF ALACHUA COUNTY, FLORIDA CONTEMPORANEOUS WITH THE RECORDING OF THIS PLAT.
- THE BOUNDARY OF THIS SUBDIVISION, AS SHOWN HEREON, DOES NOT LIE WITHIN A 0.5 MILE RADIUS OF ANY EXISTING HORIZONTAL GEODETIC CONTROL MONUMENT ESTABLISHED BY THE ALACHUA COUNTY CONTROL DENSIFICATION SURVEY OR ESTABLISHED BY NATIONAL GEODETIC SURVEY.
- THE PARCEL SHOWN HEREON DOES NOT LIE WITHIN A SPECIAL FLOOD HAZARD AREA AS DESIGNATED ON COMMUNITY PANEL NUMBER 120864 0110 D OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) NATIONAL FLOOD INSURANCE PROGRAM (NFIP) FLOOD INSURANCE RATE MAP (FIRM) FOR THE CITY OF ALACHUA, ALACHUA COUNTY, FLORIDA, DATED 6/16/2006.
- ELEVATIONS SHOWN HEREON ARE BASED UPON GPS OBSERVATIONS AND ARE REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM 1988.
- ALL STRAIGHT LINES INTERSECTING CURVED LINES ARE NON-RADIAL UNLESS INDICATED OTHERWISE.
- BUILDING SETBACK REQUIREMENTS (MINIMUM) UNLESS OTHERWISE SHOWN.

PRIMARY BUILDING  
FRONT 20'  
SIDES 10'  
REAR 15'  
SIDE STREET 15'

LOT CURVE TABLE						
LOT	CURVE	RADIUS	DELTA	LENGTH	CHORD BEARING	CHORD
1	A	25.00'	23°35'10"	10.29'	N 35°10'55" E	10.22'
	B	100.00'	02°40'26"	4.67'	N 45°38'17" E	4.67'
	A	100.00'	42°08'10"	73.54'	N 23°13'59" E	71.90'
2	A	11359.16'	0°01'24"	4.65'	S 00°36'49" E	14.65'
	B	100.00'	2°49'58"	4.94'	N 00°44'55" E	4.94'
	B	11244.16'	0°18'26"	60.27'	N 00°49'16" W	60.27'
3	A	100.00'	2°49'58"	4.94'	N 00°44'55" E	4.94'
	B	11244.16'	0°18'26"	60.27'	N 00°49'16" W	60.27'
	C	11359.16'	0°19'44"	65.21'	S 00°47'23" E	65.21'
4	A	11244.16'	0°19'56"	65.20'	N 01°08'27" W	65.20'
	B	11359.16'	0°19'44"	65.20'	S 01°07'07" E	65.20'
	A	11244.16'	0°17'32"	57.33'	N 01°27'11" W	57.33'
5	B	25.00'	90°09'09"	39.34'	N 43°28'38" E	35.40'
	C	20.00'	49°59'41"	17.45'	S 66°26'57" E	16.90'
	D	50.00'	47°36'54"	41.55'	S 65°15'34" E	40.37'
6	E	11359.16'	0°17'14"	56.93'	S 01°25'36" E	56.93'
	A	11359.16'	0°33'19"	110.09'	S 02°21'06" E	110.09'
	B	50.00'	46°51'51"	40.90'	S 61°59'26" W	39.77'
10	C	20.00'	49°59'41"	17.45'	S 63°33'21" W	16.90'
	A	225.00'	15°42'13"	61.67'	S 80°42'06" W	61.48'
	B	25.00'	76°24'43"	33.34'	N 89°35'37" W	30.92'
11	C	225.00'	11°19'12"	44.45'	N 57°02'52" W	44.38'
	A	225.00'	28°44'20"	112.86'	N 77°04'38" W	111.68'
	A	25.00'	89°56'50"	39.25'	N 58°32'01" E	35.34'
12	B	175.00'	37°01'48"	113.10'	S 57°58'40" E	111.14'
	A	25.00'	105°02'01"	45.83'	S 38°57'24" E	39.68'
	A	300.00'	12°34'21"	65.83'	N 82°14'25" E	65.70'
21	A	300.00'	19°41'36"	103.11'	N 66°06'26" E	102.61'
	B	25.00'	88°15'03"	38.51'	N 12°08'07" E	34.81'
	A	25.00'	85°45'04"	37.42'	N 10°53'07" E	34.02'
22	B	175.00'	28°38'54"	87.50'	N 68°05'05" E	86.59'
	A	175.00'	6°08'40"	18.77'	S 85°28'52" W	18.76'
	A	25.00'	89°50'46"	39.20'	N 46°31'25" W	35.31'
24	B	11194.16'	0°27'40"	90.07'	N 01°22'12" W	90.07'
	A	11194.16'	0°21'30"	70.00'	N 00°57'37" W	70.00'
	B	50.00'	47°38'34"	41.58'	S 23°09'13" E	60.58'
26	C	25.00'	101°02'05"	44.08'	N 82°30'28" W	38.59'
	A	25.00'	23°41'37"	10.34'	S 67°51'27" W	10.26'
	B	350.00'	10°15'42"	62.68'	S 61°08'30" W	62.60'
27	A	350.00'	11°09'31"	68.16'	N 71°51'06" E	68.06'
	A	350.00'	10°44'32"	65.62'	N 82°48'07" E	65.52'
	A	350.00'	0°21'12"	2.16'	N 88°20'59" E	2.16'
40	A	100.00'	24°28'47"	42.73'	S 79°15'06" E	42.40'
	A	100.00'	29°03'51"	50.73'	S 52°28'47" E	50.18'
	A	100.00'	36°30'36"	63.72'	S 19°41'34" E	62.65'
47	A	25.00'	99°25'05"	43.38'	N 51°09'20" W	38.14'
	B	300.00'	17°24'40"	91.17'	S 70°25'47" W	90.81'
	A	25.00'	90°00'00"	39.27'	S 43°33'12" W	35.36'
52	A	50.00'	90°02'41"	78.58'	S 46°28'09" E	70.74'
	A	25.00'	74°56'55"	32.70'	N 51°02'04" E	30.42'
	A	25.00'	105°00'24"	45.82'	N 38°56'36" W	39.67'
75	A	350.00'	5°45'15"	35.15'	N 85°40'35" W	35.13'

CENTERLINE CURVE TABLE						
CURVE	RADIUS	DELTA	LENGTH	CHORD BEARING	CHORD	
CL1	175.00'	58°36'42"	179.02'	S 61°17'46" E	171.31'	
CL2	325.00'	40°52'03"	231.81'	N 68°05'34" E	226.93'	
CL3	75.00'	90°02'41"	117.87'	S 46°28'09" E	106.11'	
CL4	325.00'	26°49'45"	152.18'	S 75°08'19" W	150.80'	
CL5	200.00'	0°29'18"	1.70'	N 88°47'51" E	1.70'	
CL6	200.00'	51°04'08"	178.26'	S 65°25'26" E	172.42'	
CL7	325.00'	00°41'02"	3.88'	N 47°19'01" E	3.88'	
CL8	75.00'	47°38'34"	62.36'	N 23°09'13" E	60.58'	
CL9	11219.16'	01°11'15"	232.52'	N 01°15'41" W	232.52'	
CL10	200.00'	38°26'34"	134.19'	S 69°19'55" W	131.69'	
CL11	200.00'	7°53'57"	27.57'	S 35°56'24" E	27.55'	

CURVE TABLE						
CURVE	RADIUS	DELTA	LENGTH	CHORD BEARING	CHORD	
C1	150.00'	44°13'02"	115.76'	S 68°29'36" E	112.91'	
C2	200.00'	46°53'47"	163.70'	S 67°09'13" E	159.17'	
C3	25.00'	56°35'25"	24.69'	S 72°00'02" E	23.70'	
C4	25.00'	69°46'25"	30.44'	S 11°29'52" E	28.60'	
C5	175.00'	7°28'21"	22.82'	N 35°43'36" W	22.81'	
C6	11409.16'	00°55'39"	184.71'	N 02°21'41" W	184.71'	
C7	50.00'	75°17'45"	65.71'	S 56°55'48" E	61.08'	
C8	11409.16'	00°09'02"	30.00'	S 01°49'20" E	30.00'	
C9	50.00'	75°17'45"	65.71'	N 53°17'07" E	61.08'	

PROPERTY DESCRIPTIONS

DRAINAGE AND RETENTION AREA

THAT PART OF THE NORTHEAST 1/4 OF SECTION 8, TOWNSHIP 8 SOUTH, RANGE 18 EAST, ALACHUA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SECTION 8, TOWNSHIP 8 SOUTH, RANGE 18 EAST, ALACHUA COUNTY, FLORIDA; THENCE SOUTH 88°33'25" WEST ALONG THE NORTH LINE OF SAID SECTION 8 FOR 59.11 FEET TO AN 4" X 4" CONCRETE MONUMENT (NO IDENTIFICATION) AT THE INTERSECTION OF SAID NORTH LINE WITH THE WESTERLY RIGHT-OF-WAY LINE OF COUNTY ROAD NO. 235A (100 FOOT WIDE RIGHT-OF-WAY); THENCE CONTINUE SOUTH 88°33'25" WEST ALONG SAID NORTH LINE FOR 2312.61 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 42°04'45" WEST FOR 877.77 FEET TO AN INTERSECTION WITH THE WEST LINE OF THE NORTHEAST 1/4 OF SAID SECTION 8; THENCE NORTH 04°22'07" WEST ALONG SAID WEST LINE FOR 637.31 FEET TO AN 4" X 4" CONCRETE MONUMENT (NO IDENTIFICATION) AT THE NORTHWEST CORNER OF SAID NORTHEAST 1/4; THENCE NORTH 88°33'25" EAST ALONG SAID NORTH LINE FOR 636.99 FEET OF SAID POINT OF BEGINNING.

CONTAINING 4.65 ACRES, MORE OR LESS.

PROPERTY DESCRIPTIONS

SUBDIVIDED PARCEL

THAT PART OF THE NORTHEAST 1/4 OF SECTION 8, TOWNSHIP 8 SOUTH, RANGE 18 EAST, ALACHUA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SECTION 8, TOWNSHIP 8 SOUTH, RANGE 18 EAST, ALACHUA COUNTY, FLORIDA; THENCE SOUTH 88°33'25" WEST ALONG THE NORTH LINE OF SAID SECTION 8 FOR 59.11 FEET TO A 4" X 4" CONCRETE MONUMENT (NO IDENTIFICATION) AT THE INTERSECTION OF SAID NORTH LINE WITH THE WESTERLY RIGHT-OF-WAY LINE OF COUNTY ROAD NO. 235A (100 FOOT WIDE RIGHT-OF-WAY), SAID POINT BEING THE SOUTHEAST CORNER OF LOT 1, MEADOWGLEN PHASE 4, AS PER PLAT THEREOF RECORDED IN PLAT BOOK U, PAGE 82 OF THE PUBLIC RECORDS OF SAID ALACHUA COUNTY, AND THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 88°33'25" WEST ALONG SAID NORTH LINE, ALONG THE SOUTH LINE OF SAID LOT 1, AND ALONG THE SOUTH LINE OF LOTS 3 AND 4, SAID MEADOWGLEN PHASE 4, FOR 653.28 FEET TO A 4" X 4" CONCRETE MONUMENT "PRM 2228" AT THE SOUTHWEST CORNER OF SAID LOT 4, SAID POINT ALSO BEING THE SOUTHEAST CORNER OF LOT 30, NOELLE ESTATES REPLAT PHASE 1, AS PER PLAT THEREOF RECORDED IN PLAT BOOK S, PAGE 55 OF SAID PUBLIC RECORDS; THENCE CONTINUE SOUTH 88°33'25" WEST ALONG SAID NORTH LINE, AND ALONG THE SOUTH LINE OF SAID LOT 30, AND ALONG THE SOUTH LINE OF LOTS 29 THROUGH 26 OF SAID NOELLE ESTATES REPLAT PHASE 1 FOR 690.96 FEET; THENCE SOUTH 01°26'48" EAST FOR 166.85 FEET; THENCE WESTERLY AND SOUTHWESTERLY ALONG THE ARC OF A NON-TANGENT CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 350.00 FEET, A CENTRAL ANGLE OF 21°04'31" AND A CHORD OF 128.02 FEET THAT BEARS SOUTH 72°15'42" WEST, FOR AN ARC DISTANCE OF 128.74 FEET; THENCE SOUTH 28°16'33" EAST FOR 50.00 FEET; THENCE SOUTH 01°26'48" EAST FOR 426.19 FEET; THENCE SOUTH 51°33'28" EAST FOR 183.99 FEET; THENCE NORTH 88°32'16" EAST FOR 101.60 FEET; THENCE SOUTH 01°27'44" EAST FOR 20.00 FEET TO A 5/8" IRON ROD AND CAP STAMPED "RLS 2752" AT THE NORTHWEST CORNER OF THE "CHARLES R. SMYDER TRUSTEE" PARCEL AS PER DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 4299, PAGE 972 OF SAID PUBLIC RECORDS; THENCE NORTH 88°32'16" EAST ALONG THE NORTH LINE OF SAID "CHARLES R. SMYDER TRUSTEE" PARCEL FOR 1198.40 FEET TO A 5/8" IRON ROD AND CAP STAMPED "RLS 2752" AT THE NORTHEAST CORNER OF SAID "CHARLES R. SMYDER TRUSTEE" PARCEL AND THE INTERSECTION WITH SAID WESTERLY RIGHT-OF-WAY LINE; THENCE NORTH 00°36'07" WEST ALONG SAID WESTERLY RIGHT-OF-WAY LINE FOR 368.48 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 11409.16 FEET, A CENTRAL ANGLE OF 02°13'24" AND A CHORD OF 442.68 FEET THAT BEARS NORTH 01°42'49" WEST, THENCE NORTHERLY ALONG THE ARC OF SAID CURVE FOR 442.71 FEET TO SAID POINT OF BEGINNING.

CONTAINING 26.23 ACRES±

50 FOOT WIDE INGRESS, EGRESS AND PUBLIC UTILITY EASEMENT (PREPARED BY GEOLINE SURVEYING, INC.)

THAT PART OF THE NORTHEAST 1/4 OF SECTION 8, TOWNSHIP 8 SOUTH, RANGE 18 EAST, ALACHUA COUNTY, FLORIDA, LYING WITHIN 25 FEET OF BOTH SIDES OF A CENTERLINE BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SECTION 8, TOWNSHIP 8 SOUTH, RANGE 18 EAST, ALACHUA COUNTY, FLORIDA; THENCE SOUTH 88°33'25" WEST ALONG THE NORTH LINE OF SAID SECTION 8 FOR 59.11 FEET TO A 4" X 4" CONCRETE MONUMENT (NO IDENTIFICATION) AT THE INTERSECTION OF SAID NORTH LINE WITH THE WESTERLY RIGHT-OF-WAY LINE OF COUNTY ROAD NO. 235A (100 FOOT WIDE RIGHT-OF-WAY), SAID POINT BEING THE SOUTHEAST CORNER OF LOT 1, MEADOWGLEN PHASE 4, AS PER PLAT THEREOF RECORDED IN PLAT BOOK U, PAGE 82 OF THE PUBLIC RECORDS OF SAID ALACHUA COUNTY, AND THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 88°33'25" WEST ALONG SAID NORTH LINE, ALONG THE SOUTH LINE OF SAID LOT 1, AND ALONG THE SOUTH LINE OF LOTS 3 AND 4, SAID MEADOWGLEN PHASE 4, FOR 653.28 FEET TO A 4" X 4" CONCRETE MONUMENT "PRM 2228" AT THE SOUTHWEST CORNER OF SAID LOT 4, SAID POINT ALSO BEING THE SOUTHEAST CORNER OF LOT 30, NOELLE ESTATES REPLAT PHASE 1, AS PER PLAT THEREOF RECORDED IN PLAT BOOK S, PAGE 55 OF SAID PUBLIC RECORDS; THENCE CONTINUE SOUTH 88°33'25" WEST ALONG SAID NORTH LINE, AND ALONG THE SOUTH LINE OF SAID LOT 30, AND ALONG THE SOUTH LINE OF LOTS 29 THROUGH 26 OF SAID NOELLE ESTATES REPLAT PHASE 1 FOR 690.96 FEET; THENCE SOUTH 01°26'48" EAST FOR 166.85 FEET; THENCE WESTERLY AND SOUTHWESTERLY ALONG THE ARC OF A NON-TANGENT CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 350.00 FEET, A CENTRAL ANGLE OF 21°04'31" AND A CHORD OF 128.02 FEET THAT BEARS SOUTH 72°15'42" WEST, FOR AN ARC DISTANCE OF 128.74 FEET; THENCE SOUTH 28°16'33" EAST FOR 25.00 FEET TO THE POINT OF BEGINNING OF THE CENTERLINE OF THE HEREIN DESCRIBED 50 FOOT WIDE INGRESS, EGRESS AND PUBLIC UTILITY EASEMENT; THENCE SOUTHWESTERLY ALONG THE ARC OF A NON-TANGENT CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 325.00 FEET, A CENTRAL ANGLE OF 13°17'42" AND A CHORD OF 75.24 FEET THAT BEARS SOUTH 55°04'36" WEST, FOR AN ARC DISTANCE OF 75.41 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF A NON-TANGENT CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 325.00 FEET, A CENTRAL ANGLE OF 46°02'56" AND A CHORD OF 195.58 FEET THAT BEARS NORTH 68°25'20" WEST, FOR AN ARC DISTANCE OF 200.93 FEET TO A POINT OF TANGENCY; THENCE SOUTH 88°33'12" WEST FOR 515.68 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 200.00 FEET, A CENTRAL ANGLE OF 46°28'27" AND A CHORD OF 157.81 FEET THAT BEARS SOUTH 65°18'58" WEST, THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE FOR 162.23 FEET TO A POINT OF TANGENCY; THENCE SOUTH 42°04'45" WEST FOR 466.68 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 200.00 FEET, A CENTRAL ANGLE OF 46°28'06" AND A CHORD OF 157.80 FEET THAT BEARS SOUTH 18°50'42" WEST, THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE FOR 162.20 FEET TO A POINT OF TANGENCY; THENCE SOUTH 04°23'21" WEST FOR 233.17 FEET TO THE POINT OF TERMINUS OF THE HEREIN DESCRIBED CENTERLINE.

CONTAINING 2.09 ACRES±

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

OWNERS CERTIFICATION AND DEDICATION

GOLDEN POND FARMS, INC., DOES HEREBY CERTIFY THAT IT IS THE OWNER OF THE LANDS DESCRIBED HEREON, AND HAS CAUSED SAID LANDS TO BE SURVEYED AND PLATTED TO BE KNOWN AS "BENTON HILLS, PHASE 1"; AND DOES HEREBY DEDICATE TO THE PUBLIC FOREVER THE RIGHTS OF WAY AND PUBLIC UTILITIES EASEMENTS AS SHOWN HEREON FOR THE PURPOSE OF INSTALLATION AND MAINTENANCE OF PUBLIC UTILITIES; ALSO, THE DRAINAGE EASEMENTS SHOWN HEREON SHALL BE CONVEYED TO THE BENTON HILLS, PHASE 1 HOMEOWNERS ASSOCIATION, INC. BY SEPARATE CONVEYANCE.

WITNESS

WITNESS

ACKNOWLEDGMENT

I HEREBY CERTIFY THAT ON THIS DAY PERSONALLY APPEARED BEFORE ME, ERIC J. PARKER, WHO WAS DULY SWORN AND WHO FURNISHED FLORIDA DRIVERS LICENSE AS IDENTIFICATION AND WHO EXECUTED THE ABOVE INSTRUMENT AND ACKNOWLEDGED BEFORE ME THAT HE EXECUTED SAID INSTRUMENT FOR THE USE AND PURPOSE HEREIN EXPRESSED, AND DID TAKE AN OATH.

WITNESS MY HAND AND OFFICIAL SEAL THIS \_\_\_\_ DAY OF \_\_\_\_\_ A.D. 2015  
NOTARY PUBLIC-STATE OF FLORIDA  
MY COMMISSION EXPIRES: \_\_\_\_\_

CERTIFICATE OF APPROVAL BY PROFESSIONAL SURVEYOR AND MAPPER

THIS IS TO CERTIFY THAT I REVIEWED THIS PLAT FOR CONFORMITY TO PART 1 OF CHAPTER 177, FLORIDA STATUTES, BUT HAVE NOT VERIFIED THE SURVEY DATA.

EXAMINED ON: \_\_\_\_\_

AND

APPROVED BY: \_\_\_\_\_

PROFESSIONAL SURVEYOR AND MAPPER ROBERT W. GRAVER, P.M.S. 4239

CERTIFICATE OF APPROVAL BY THE CITY COMMISSION FOR THE CITY OF ALACHUA, FLORIDA

THIS IS TO CERTIFY, THAT ON \_\_\_\_\_, THE FOREGOING PLAT WAS APPROVED BY THE CITY COMMISSION OF THE CITY OF ALACHUA, FLORIDA.

MAYOR: \_\_\_\_\_

ATTEST

FILED AND RECORDED ON: \_\_\_\_\_

CITY MANAGER

CERTIFICATE OF APPROVAL BY THE ATTORNEY FOR THE CITY OF ALACHUA, FLORIDA

EXAMINED ON: \_\_\_\_\_

AND APPROVED AS TO LEGAL FORM & SUFFICIENCY BY: \_\_\_\_\_

CITY ATTORNEY

CERTIFICATE OF APPROVAL BY THE COUNTY HEALTH DEPARTMENT

EXAMINED ON: \_\_\_\_\_

AND APPROVED BY: \_\_\_\_\_

COUNTY HEALTH DEPARTMENT

RECEIVED AND FILED

RECEIVED AND FILED FOR RECORD ON THIS DAY OF \_\_\_\_\_, A.D. 2015:

CLERK OF THE COURT



## PLAT BOOK\_\_\_\_, PAGE\_\_\_\_

SHEET 2 OF 6

MEADOWGLEN PHASE 4  
PLAT BOOK U, PAGE 82



# BENTON HILLS, PHASE 1

SITUATED IN SECTION 8, TOWNSHIP 8 SOUTH, RANGE 18 EAST  
ALACHUA COUNTY, FLORIDA

MEADOWGLEN PHASE 4  
PLAT BOOK U, PAGE 82

PLAT BOOK \_\_\_\_\_, PAGE \_\_\_\_\_

SHEET 3 OF 6



**GEOLINE SURVEYING, INC.**  
Professional Land Surveyors  
13430 NW 104th Terrace, Suite A  
Alachua, Florida 32615  
(386) 418-0500 Fax: (386) 462-5986  
geoline@geolineinc.com

*Not An Final Recording*



# BENTON HILLS, PHASE 1

SITUATED IN SECTION 8, TOWNSHIP 8 SOUTH, RANGE 18 EAST  
ALACHUA COUNTY, FLORIDA

NOELLE ESTATES REPLAT PHASE 1  
PLAT BOOK S, PAGE 55

## PLAT BOOK \_\_\_\_\_, PAGE \_\_\_\_\_

SHEET 4 OF 6



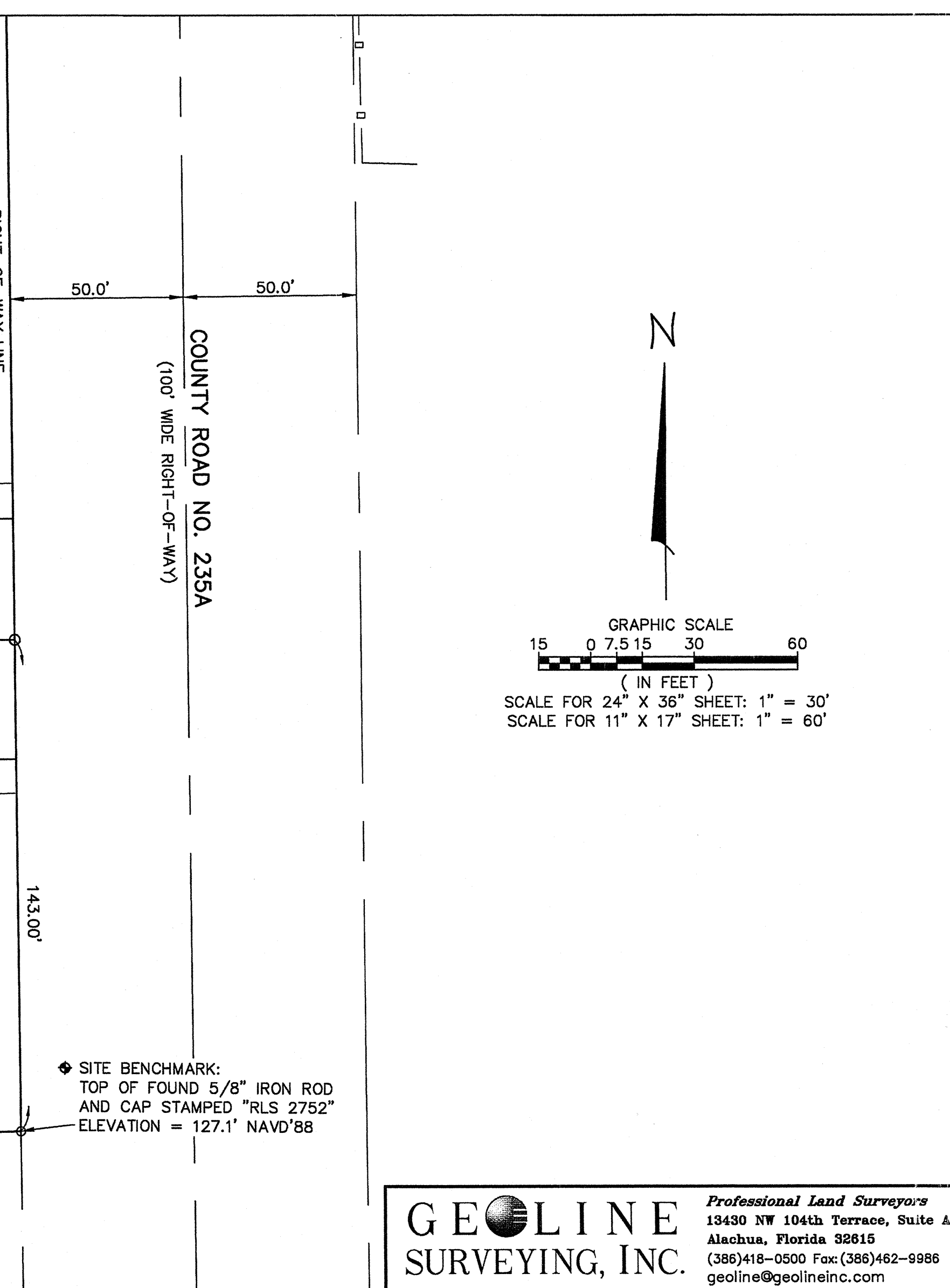
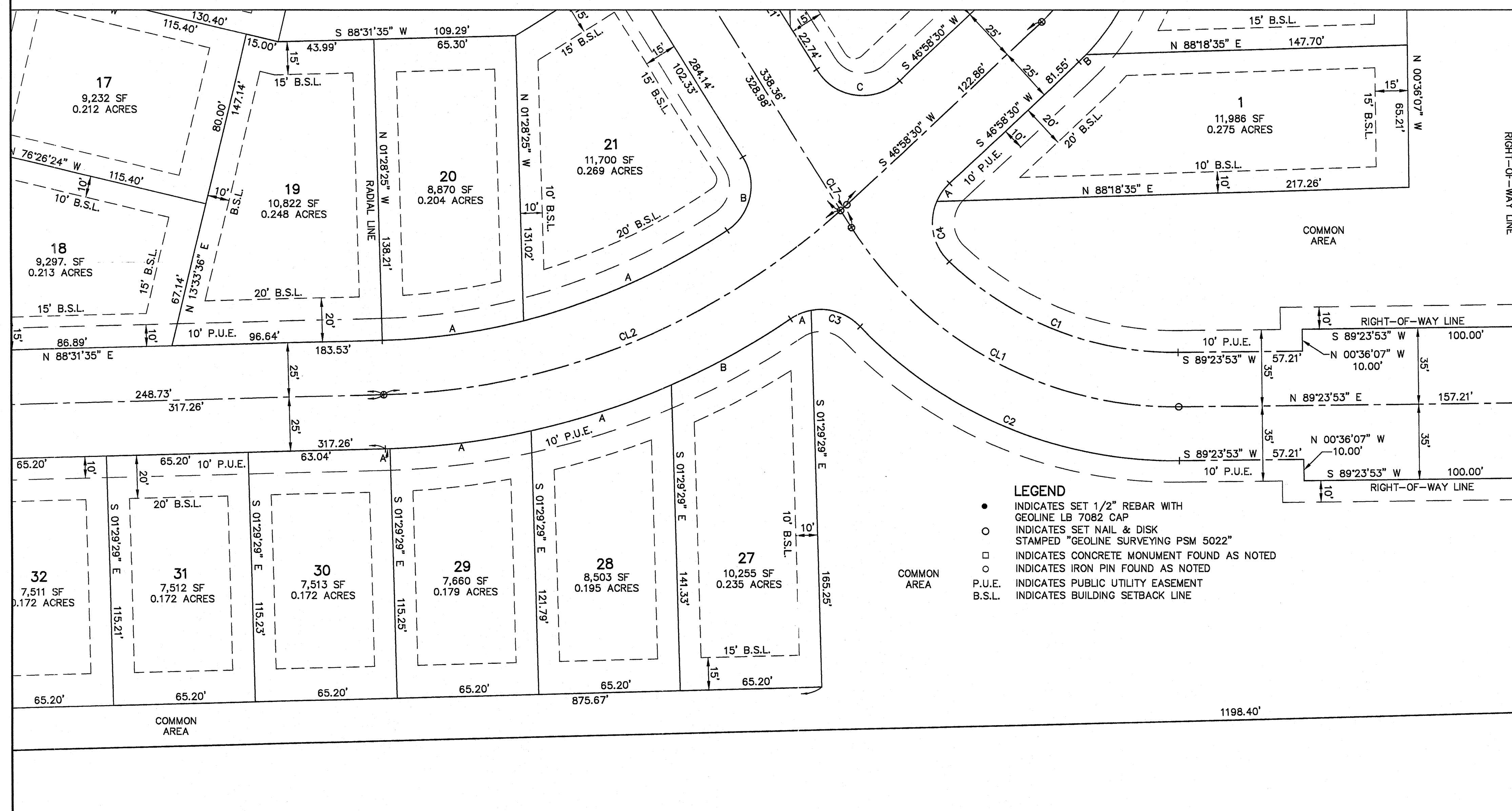
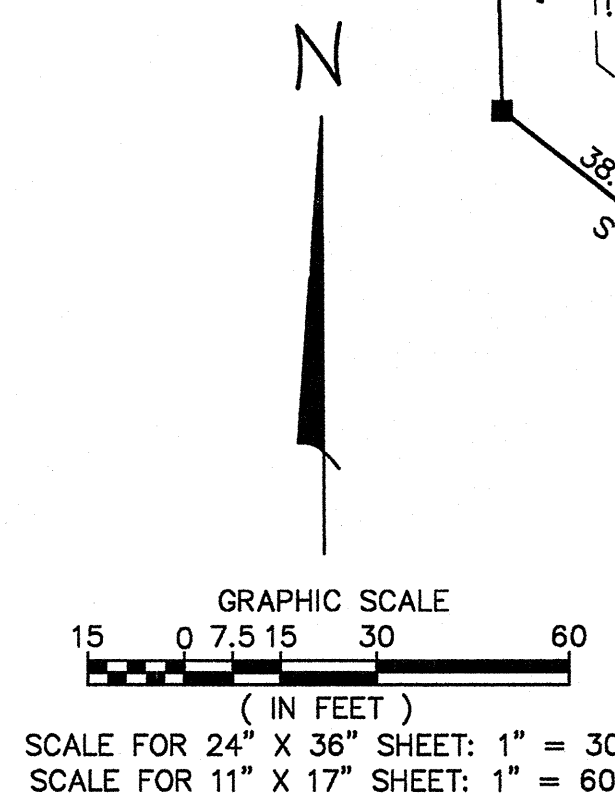


# BENTON HILLS, PHASE 1

SITUATED IN SECTION 8, TOWNSHIP 8 SOUTH, RANGE 18 EAST  
ALACHUA COUNTY, FLORIDA

# PLAT BOOK, PAGE

SHEET 5 OF 6



**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

*Not for Final Recording*



# BENTON HILLS, PHASE 1

SITUATED IN SECTION 8, TOWNSHIP 8 SOUTH, RANGE 18 EAST  
ALACHUA COUNTY, FLORIDA

SHEET 6 OF 6

S 88°33'12" W

FOUND 4" x 4" CONCRETE MONUMENT  
(NO IDENTIFICATION)

POINT OF BEGINNING:  
DRAINAGE AND RETENTION  
AREA

FOUND 4" x 4" CONCRETE MONUMENT  
(NO IDENTIFICATION)

N 88°33'25" E

636.99'

S 88°33'25" W

2312.61'

1605.36'

N 04°22'07" W

WEST LINE OF THE NORTHEAST 1/4 OF SECTION 8

637.31'

DRAINAGE AND RETENTION  
AREA  
4.65± ACRES

S 42°04'45" W

N 47°55'45" W - 115.88'

30 FT DRAINAGE EASEMENT

POINT OF CURVATURE

LOT 123

LOT 122

S 42°04'45" W

S 42°04'45" W - 356.18'

356.18'

466.68'

CURVE TABLE					
CURVE	RADIUS	DELTA	LENGTH	CHORD BEARING	CHORD
EC1	325.00'	13°17'42"	75.41'	S 55°04'36" W	75.24'
EC2	250.00'	46°02'56"	200.93'	N 68°25'20" W	195.56'
EC3	200.00'	46°28'27"	162.23'	S 65°18'58" W	157.81'
EC4	200.00'	46°28'06"	162.20'	S 18°50'42" W	157.80'

POINT OF CURVATURE

S 88°33'12" W

515.68'

POINT OF TANGENCY

CENTERLINE OF 50' WIDE  
INGRESS, EGRESS AND  
PUBLIC UTILITY EASEMENT

CURVE INFORMATION  
RADIUS = 350.00'  
CENTRAL ANGLE = 21°04'31"  
ARC LENGTH = 128.74'  
CHORD = S 72°15'42" W  
128.02'

S 28°16'33" E

50.00'

POINT OF BEGINNING

CENTERLINE OF 50' WIDE

INGRESS, EGRESS AND

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POINT OF BEGINNING

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POINT OF BEGINNING

CENTERLINE OF 50' WIDE

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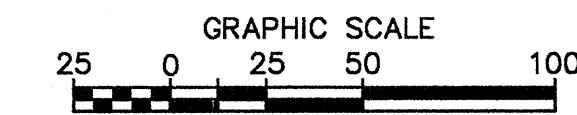
PUBLIC UTILITY EASEMENT

POINT OF BEGINNING

CENTERLINE OF 50' WIDE

INGRESS, EGRESS AND

PUBLIC UTILITY EASEMENT



SCALE FOR 24" X 36" SHEET: 1" = 50'  
SCALE FOR 11" X 17" SHEET: 1" = 100'

POINT OF TERMINUS  
CENTERLINE OF 50' WIDE  
INGRESS, EGRESS AND  
PUBLIC UTILITY EASEMENT