

25FM00003

Clerk of the Circuit Court in and for Brevard County, Fla

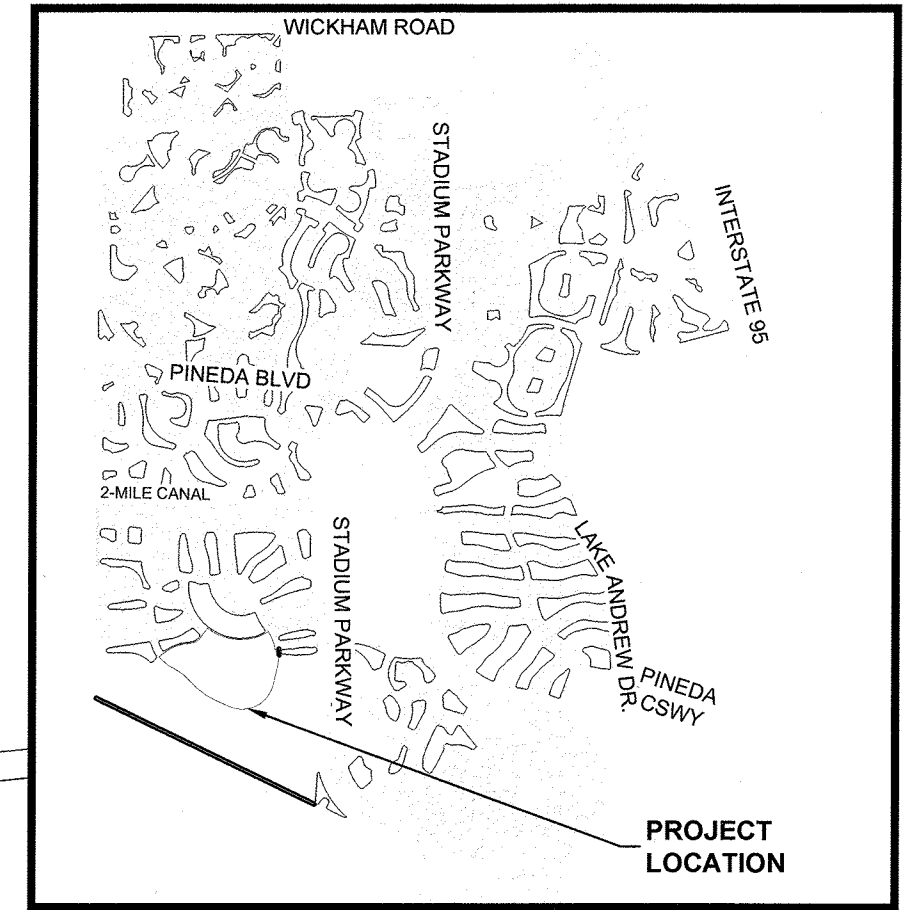
DATE: 4/2/25
DESIGN/DRAWN: HAK/DHF
DRAWING# 11568-307-001
PROJECT# 11568

DEL WEBB AT VIERA - PHASE 5A

SECTION 29, TOWNSHIP 26 SOUTH, RANGE 36 EAST

BREVARD COUNTY, FLORIDA

PLAT BOOK _____, PAGE _____
SHEET 2 OF 6
SECTION 29, TOWNSHIP 26 SOUTH, RANGE 36 EAST



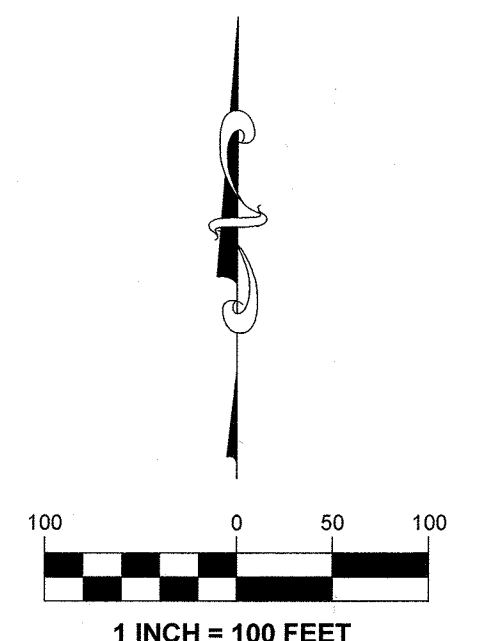
LOCATION MAP
NTS

ABBREVIATIONS

- ' MINUTES/FEET
- " SECONDS/INCHES
- ° DEGREES
- AC ACRES
- AL ARC LENGTH
- BOC BEGINNING OF CURVE
- CB CHORD BEARING
- CH CHORD LENGTH
- CM CONCRETE MONUMENT
- DE PRIVATE DRAINAGE EASEMENT
- DEL CENTRAL/DELTA ANGLE
- E EAST
- EOC END OF CURVE
- EX EXISTING
- FBRL FRONT BUILDING RESTRICTION LINE
- FD FOUND
- FT FOOT/FEET
- N NORTH
- NR NON-RADIAL
- NTS NOT TO SCALE
- NTI NON-TANGENT INTERSECTION
- NTL NON-TANGENT LINE
- OR/ORB OFFICIAL RECORDS BOOK
- PB PLAT BOOK
- PCC POINT OF COMPOUND CURVATURE
- PCP PERMANENT CONTROL POINT
- PCT PREFERRED COVER TYPE
- PKD PARKER-KALEN NAIL AND DISK
- PG(S) PAGE(S)
- POB POINT OF BEGINNING
- POC POINT OF COMMENCEMENT
- PRC POINT OF REVERSE CURVATURE
- P.S.E. PUBLIC SIDEWALK EASEMENT
- P.U.D. PLANNED UNIT DEVELOPMENT
- P.U.E. PUBLIC UTILITY EASEMENT
- R RADIUS
- R/W RIGHT-OF-WAY
- TYP TYPICAL
- VSD VIERA STEWARDSHIP DISTRICT

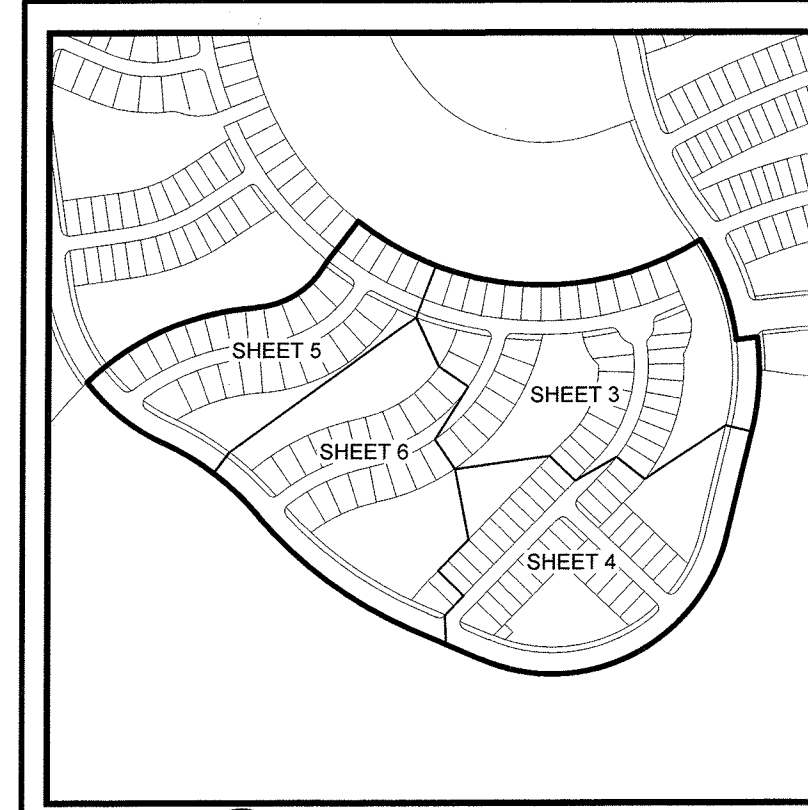
SURVEY SYMBOL LEGEND

- SECTION CORNER, MARKED AS NOTED
- PERMANENT REFERENCE MONUMENT (PRM); SET 4X4 INCH CONCRETE MONUMENT WITH DISK STAMPED PRM LB4905, UNLESS OTHERWISE NOTED
- PERMANENT CONTROL POINT (PCP); SET MAG NAIL AND DISK STAMPED PCP LB4905, UNLESS OTHERWISE NOTED
- SET 5/8" IRON ROD AND CAP STAMPED "PRM LB4905" UNLESS OTHERWISE NOTED
- FD 5/8" IRON ROD AND CAP STAMPED "PRM LB4905" UNLESS OTHERWISE NOTED



THIS PLAT PREPARED BY
B.S.E. CONSULTANTS, INC.
CONSULTING - ENGINEERING - LAND SURVEYING
310 SOUTH HARBOR CITY BOULEVARD, SUITE 4 MELBOURNE, FL 32901
PHONE: (321) 735-8814 FAX: (321) 735-1100
CERTIFICATE OF BUSINESS AUTHORIZATION #005
CERTIFICATE OF LAND SURVEYING BUSINESS AUTHORIZATION #5004905

DATE: 3/19/25
DESIGN/DRAWN: HAK/DHF
DRAWING# 11568-307-001
PROJECT# 11568



KEY MAP
NTS

TRACT AREA SUMMARY TABLE			
TRACT	AREA (ACRES)	TRACT USE	OWNERSHIP AND MAINTENANCE ENTITY
TRACT A2	0.06	LANDSCAPING, IRRIGATION, UTILITIES, DRAINAGE, SIGNAGE, AND RELATED IMPROVEMENTS	DEL WEBB AT VIERA HOMEOWNERS ASSOCIATION, INC.
TRACT A3	0.06	LANDSCAPING, IRRIGATION, UTILITIES, DRAINAGE, SIGNAGE, AND RELATED IMPROVEMENTS	DEL WEBB AT VIERA HOMEOWNERS ASSOCIATION, INC.
TRACT B	4.51	VSD DRAINAGE SYSTEM FACILITIES, LANDSCAPING, IRRIGATION, AND RELATED IMPROVEMENTS	DEL WEBB AT VIERA HOMEOWNERS ASSOCIATION, INC.
TRACT B1	0.26	LANDSCAPING, IRRIGATION, UTILITIES, DRAINAGE, SIGNAGE, AND RELATED IMPROVEMENTS	DEL WEBB AT VIERA HOMEOWNERS ASSOCIATION, INC.
TRACT B2	0.21	LANDSCAPING, IRRIGATION, UTILITIES, DRAINAGE, SIGNAGE, AND RELATED IMPROVEMENTS	DEL WEBB AT VIERA HOMEOWNERS ASSOCIATION, INC.
TRACT C	6.68	VSD DRAINAGE SYSTEM FACILITIES, LANDSCAPING, IRRIGATION, AND RELATED IMPROVEMENTS	DEL WEBB AT VIERA HOMEOWNERS ASSOCIATION, INC.
TRACT C1	0.31	LANDSCAPING, IRRIGATION, UTILITIES, DRAINAGE, SIGNAGE, AND RELATED IMPROVEMENTS	DEL WEBB AT VIERA HOMEOWNERS ASSOCIATION, INC.
TRACT C2	0.06	LANDSCAPING, IRRIGATION, UTILITIES, DRAINAGE, SIGNAGE, AND RELATED IMPROVEMENTS	DEL WEBB AT VIERA HOMEOWNERS ASSOCIATION, INC.
TRACT C3	0.06	LANDSCAPING, IRRIGATION, UTILITIES, DRAINAGE, SIGNAGE, AND RELATED IMPROVEMENTS	DEL WEBB AT VIERA HOMEOWNERS ASSOCIATION, INC.
TRACT D	0.07	SANITARY SEWER LIFT STATION	BREVARD COUNTY
TRACT E	4.41	VSD DRAINAGE SYSTEM FACILITIES, PEDESTRIAN ACCESS MAILBOX FACILITY, LANDSCAPING, IRRIGATION, AND RELATED IMPROVEMENTS	DEL WEBB AT VIERA HOMEOWNERS ASSOCIATION, INC.
TRACT E1	0.06	LANDSCAPING, IRRIGATION, UTILITIES, DRAINAGE, SIGNAGE, AND RELATED IMPROVEMENTS	DEL WEBB AT VIERA HOMEOWNERS ASSOCIATION, INC.
TRACT E2	0.61	PEDESTRIAN ACCESS MAILBOX FACILITY, LANDSCAPING, IRRIGATION, UTILITIES, DRAINAGE, SIGNAGE, AND RELATED IMPROVEMENTS	DEL WEBB AT VIERA HOMEOWNERS ASSOCIATION, INC.
TRACT E3	0.06	LANDSCAPING, IRRIGATION, UTILITIES, DRAINAGE, SIGNAGE, AND RELATED IMPROVEMENTS	DEL WEBB AT VIERA HOMEOWNERS ASSOCIATION, INC.
TRACT F	1.70	VSD DRAINAGE SYSTEM FACILITIES, LANDSCAPING, IRRIGATION, AND RELATED IMPROVEMENTS	DEL WEBB AT VIERA HOMEOWNERS ASSOCIATION, INC.

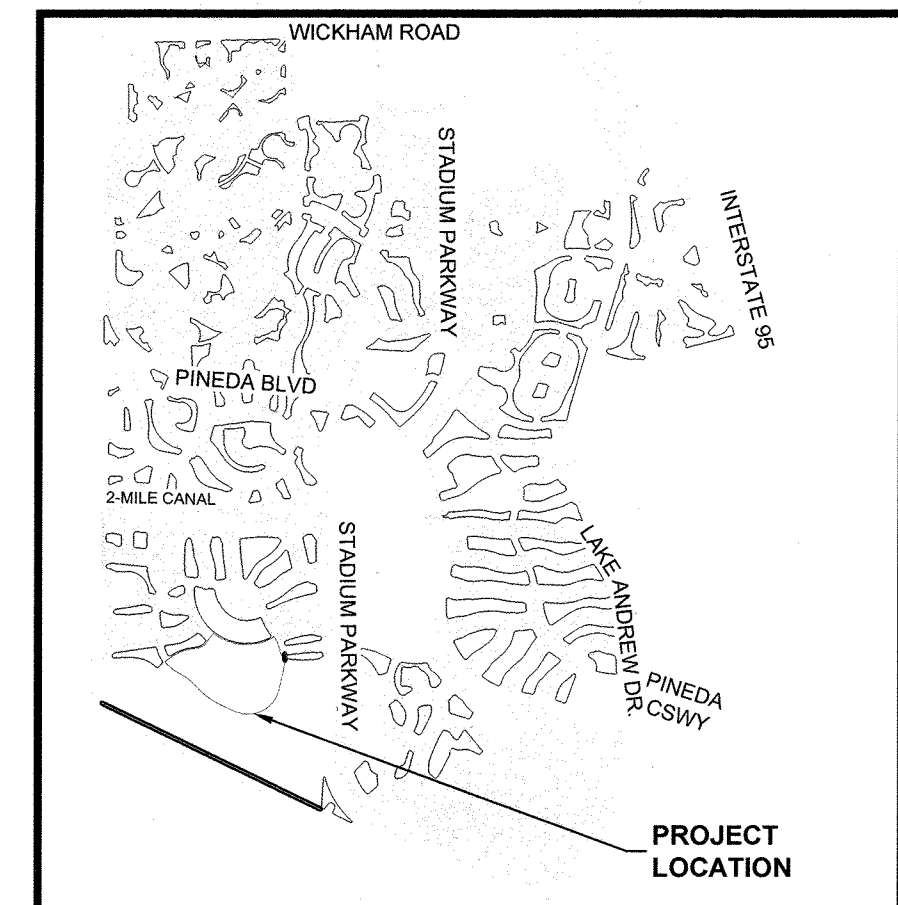
TRACT AREA SUMMARY TABLE			
TRACT	AREA (ACRES)	TRACT USE	OWNERSHIP AND MAINTENANCE ENTITY
TRACT F1	0.27	LANDSCAPING, IRRIGATION, UTILITIES, DRAINAGE, SIGNAGE, AND RELATED IMPROVEMENTS	DEL WEBB AT VIERA HOMEOWNERS ASSOCIATION, INC.
TRACT F2	0.06	LANDSCAPING, IRRIGATION, UTILITIES, DRAINAGE, SIGNAGE, AND RELATED IMPROVEMENTS	DEL WEBB AT VIERA HOMEOWNERS ASSOCIATION, INC.
TRACT F3	0.06	LANDSCAPING, IRRIGATION, UTILITIES, DRAINAGE, SIGNAGE, AND RELATED IMPROVEMENTS	DEL WEBB AT VIERA HOMEOWNERS ASSOCIATION, INC.
TRACT ZZ	12.04	VEHICULAR AND PEDESTRIAN INGRESS/EGRESS, PUBLIC AND PRIVATE UTILITIES, DRAINAGE, LANDSCAPING, IRRIGATION, HARDSCAPE AND RELATED IMPROVEMENTS	DEL WEBB AT VIERA HOMEOWNERS ASSOCIATION, INC.

DEL WEBB AT VIERA - PHASE 5A

SECTION 29, TOWNSHIP 26 SOUTH, RANGE 36 EAST

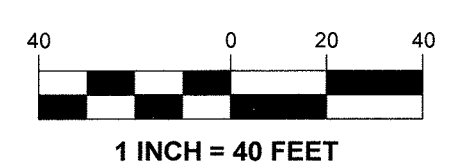
BREVARD COUNTY, FLORIDA

PLAT BOOK _____, PAGE _____
SHEET 3 OF 6
SECTION 29, TOWNSHIP 26 SOUTH, RANGE 36 EAST

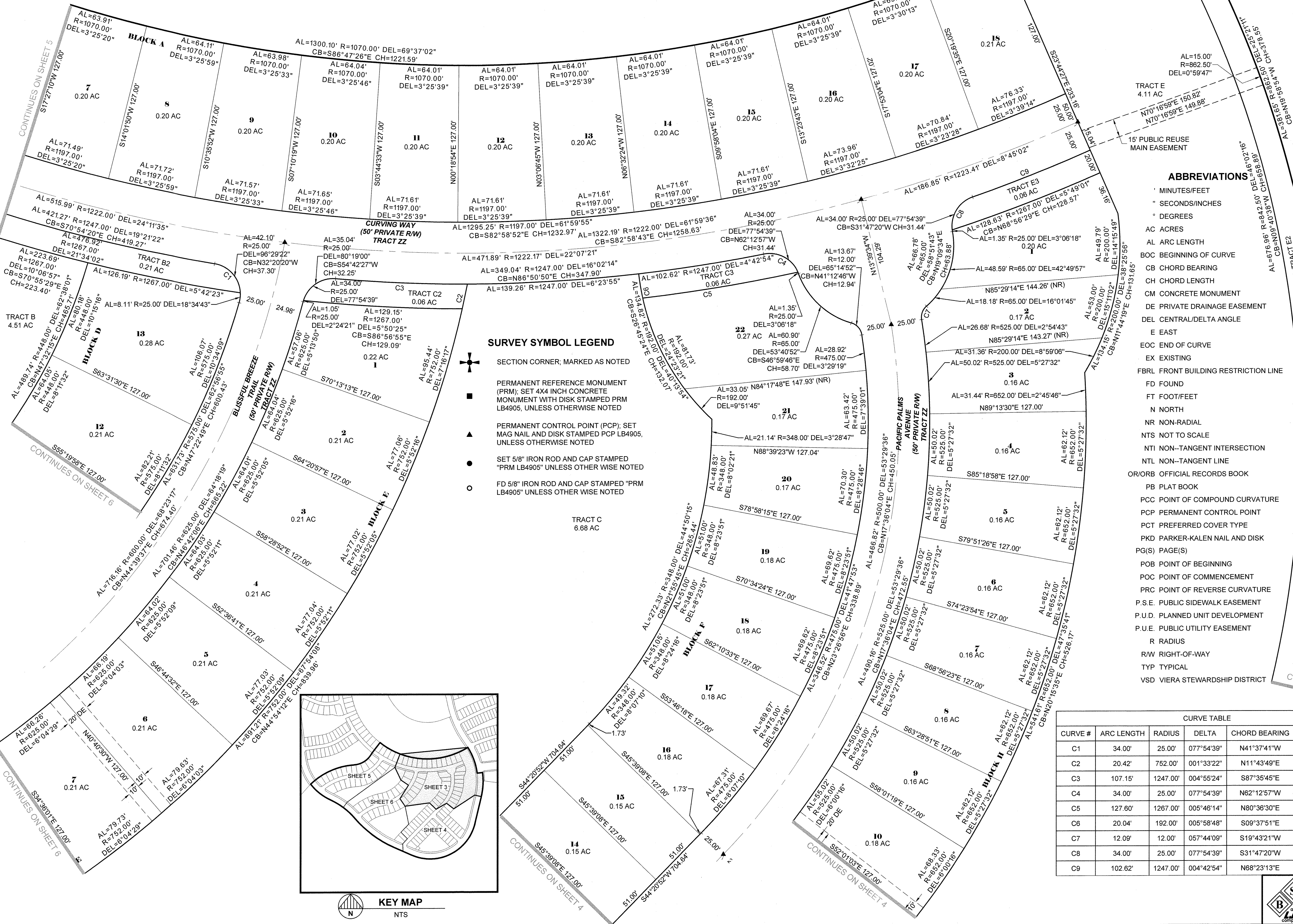


LOCATION MAP
NTS

OS N8-2
DEL WEBB AT VIERA - PHASE 2
PB 72, PG 1



OS N8-2
DEL WEBB AT VIERA - PHASE 2
PB 72, PG 1



SURVEY SYMBOL LEGEND

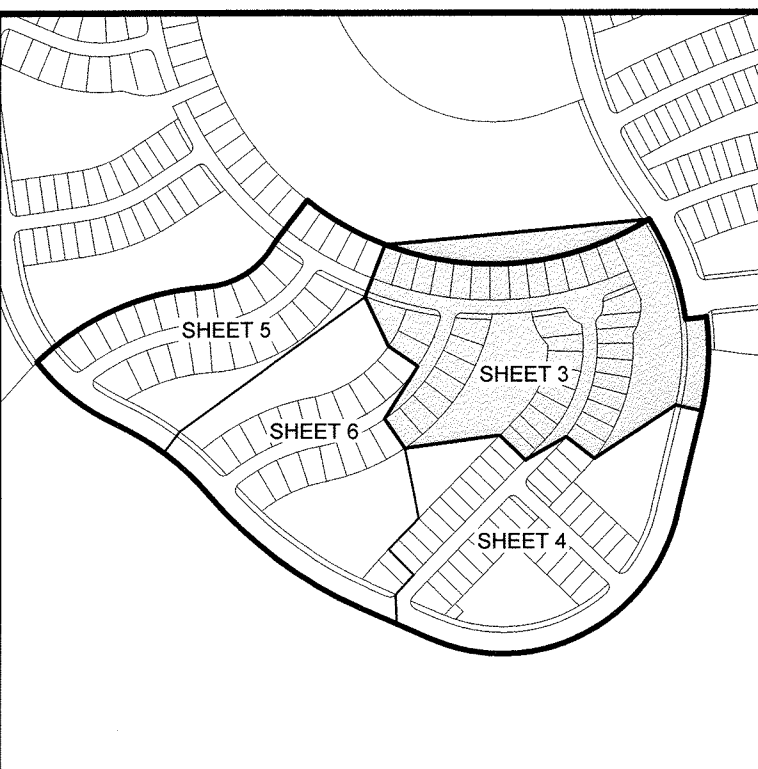
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ABBREVIATIONS

- MINUTES/FEET
- SECONDS/INCHES
- DEGREES
- AC ACRES
- ARC ARC LENGTH
- BOC BEGINNING OF CURVE
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- P.U.E. PUBLIC UTILITY EASEMENT
- R RADIUS
- R/W RIGHT-OF-WAY
- TYP TYPICAL
- VSD VIERA STEWARDSHIP DISTRICT

CURVE TABLE

CURVE #	ARC LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C1	34.00'	25.00'	077°54'39"	N41°37'41"W	31.44'
C2	20.42'	752.00'	001°33'22"	N11°43'49"E	20.42'
C3	107.15'	1247.00'	004°55'24"	S87°35'45"E	107.12'
C4	34.00'	25.00'	077°54'39"	N62°12'57"W	31.44'
C5	127.60'	1287.00'	005°46'14"	N80°36'30"E	127.55'
C6	20.04'	192.00'	005°58'48"	S09°37'51"E	20.03'
C7	12.09'	12.00'	057°44'09"	S19°43'21"W	11.59'
C8	34.00'	25.00'	077°54'39"	S31°47'20"W	31.44'
C9	102.62'	1247.00'	004°42'54"	N68°23'13"E	102.59'



KEY MAP
NTS

- THIS PLAT PREPARED BY -
B.S.E. CONSULTANTS, INC.
CONSULTING - ENGINEERING - LAND SURVEYING
312 SOUTH HARBOR CITY BOULEVARD, SUITE 4 MELBOURNE, FL 32901
PHONE: (321) 255-3636 FAX: (321) 255-1158
CERTIFICATE OF BUSINESS AUTHORIZATION: 4604
CERTIFICATE OF LAND SURVEYING BUSINESS AUTHORIZATION: 18009805
DATE: 2/18/25
DESIGN/DRAWN: HAK/DHF
DRAWING# 11568-207-001
PROJECT# 11568

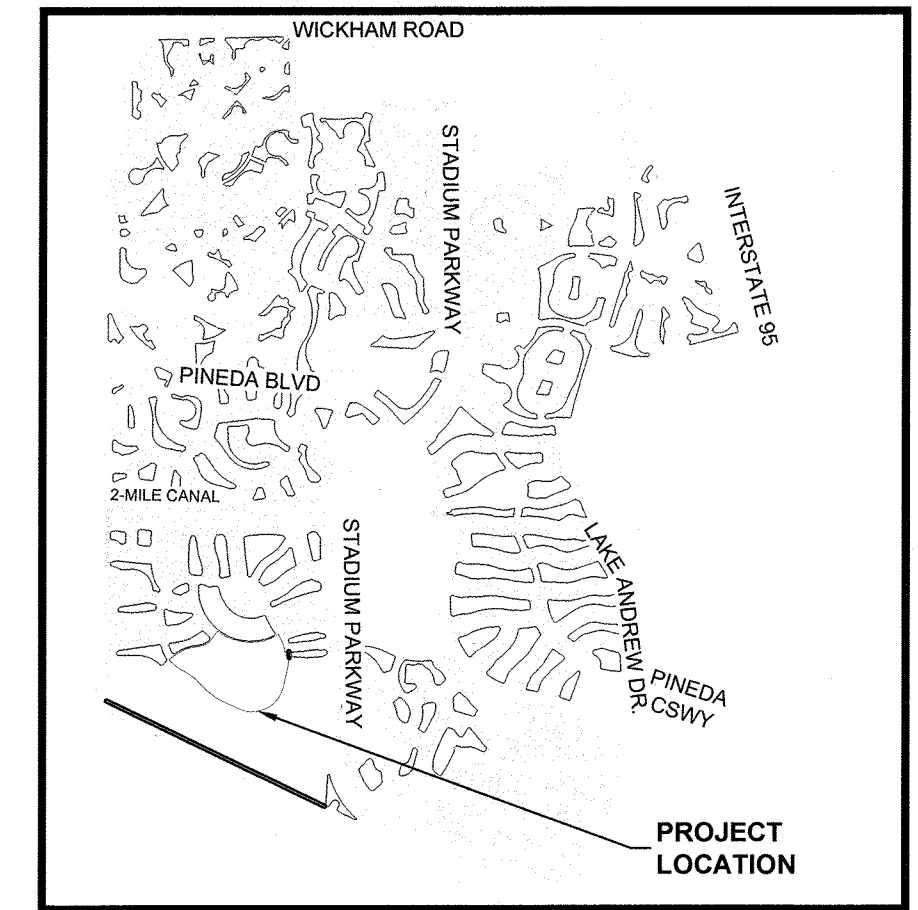
DEL WEBB AT VIERA - PHASE 5A

SECTION 29, TOWNSHIP 26 SOUTH, RANGE 36 EAST

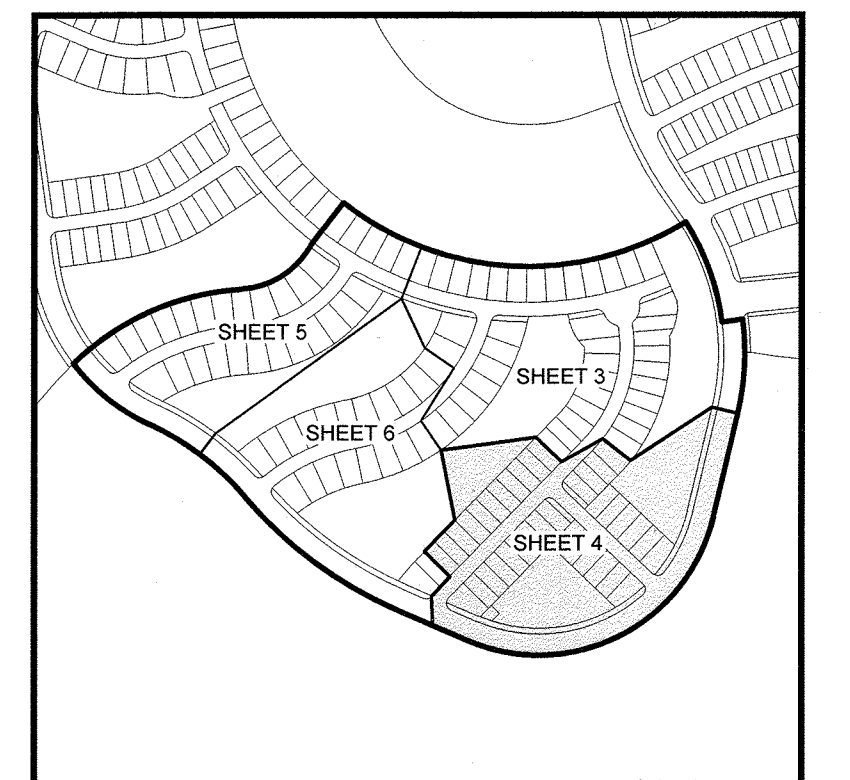
BREVARD COUNTY, FLORIDA

PLAT BOOK _____, PAGE _____
SHEET 4 OF 6
SECTION 29, TOWNSHIP 26 SOUTH, RANGE 36 EAST

CURVE TABLE					
CURVE #	ARC LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C10	34.24'	25.00'	078°27'47"	N85°51'48"W	31.62
C11	34.24'	25.00'	078°27'47"	S07°23'59"E	31.62
C12	55.02'	525.00'	006°00'16"	N40°59'05"E	54.99
C13	34.80'	25.00'	079°45'56"	N77°54'51"E	32.06
C14	34.80'	25.00'	079°45'56"	N08°49'25"E	32.06
C15	28.72'	775.00'	002°07'23"	S43°17'11"W	28.72
C16	34.24'	25.00'	078°27'47"	S27°16'39"E	31.62
C17	34.24'	25.00'	078°27'47"	S07°23'59"E	31.62
C18	34.24'	25.00'	078°27'47"	N85°51'48"W	31.62



LOCATION MAP
NTS



KEY MAP
NTS

ABBREVIATIONS

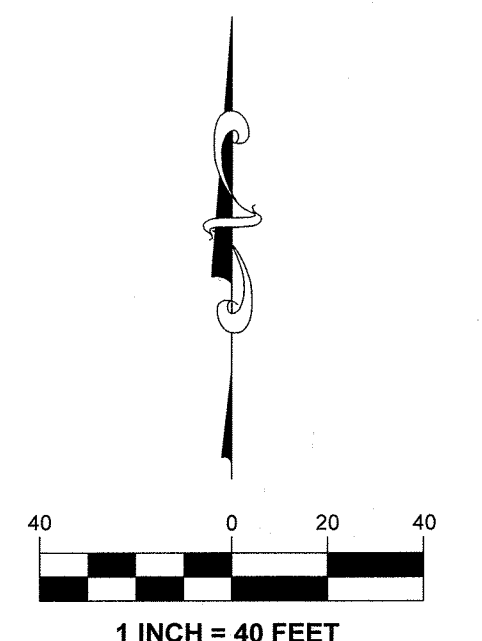
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NTS NOT TO SCALE
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ABBREVIATIONS

OR/ORB OFFICIAL RECORDS BOOK
PB PLAT BOOK
PCC POINT OF COMPOUND CURVATURE
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SURVEY SYMBOL LEGEND

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312 SOUTH HARBOR CITY BOULEVARD, SUITE 4 MELBOURNE, FL 32901
PHONE: (321) 755-8844 FAX: (321) 722-1158
CERTIFICATE OF BUSINESS AUTHORIZATION: 4865
CERTIFICATE OF LAND SURVEYING BUSINESS AUTHORIZATION: 180004985
DATE: 2/18/25
DESIGN/DRAWN: HAK/DHF
DRAWING# 11568-307-001
PROJECT# 11568

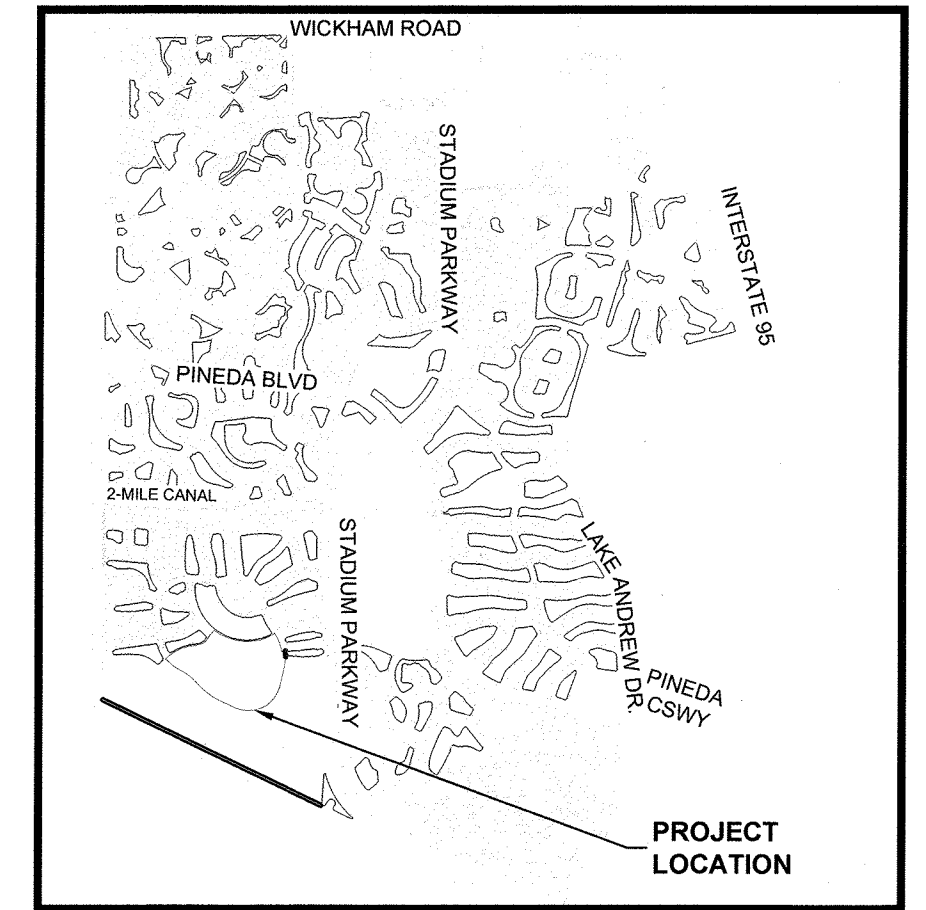
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DEL WEBB AT VIERA - PHASE 5A

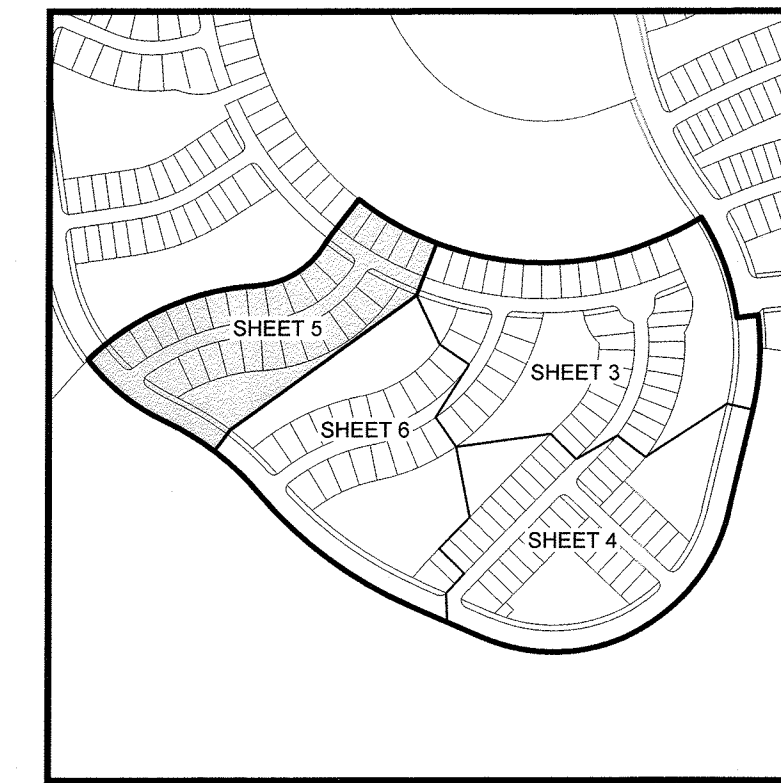
SECTION 29, TOWNSHIP 26 SOUTH, RANGE 36 EAST

BREVARD COUNTY, FLORIDA

PLAT BOOK _____, PAGE _____
SHEET 5 OF 6
SECTION 29, TOWNSHIP 26 SOUTH, RANGE 36 EAST



LOCATION MAP
NTS



KEY MAP
NTS

SURVEY SYMBOL LEGEND

- SECTION CORNER, MARKED AS NOTED
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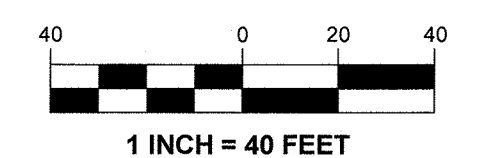
CURVE TABLE				
CURVE #	ARC LENGTH	RADIUS	DELTA	CHORD BEARING
C19	34.00'	25.00'	077°54'39"	N17°45'57"W
C20	103.15'	1247.00'	004°44'22"	S54°21'05"E
C21	34.00'	25.00'	077°54'39"	N17°45'57"W
C22	34.00'	25.00'	077°54'39"	S78°49'01"W
C23	34.00'	25.00'	077°54'39"	S79°49'01"W
C24	127.04'	1267.00'	005°44'42"	S62°59'40"E
C25	34.72'	25.00'	079°34'45"	S15°50'48"E
C26	34.72'	25.00'	079°34'45"	S85°59'27"E
C27	20.01'	947.00'	001°12'39"	S51°09'58"W

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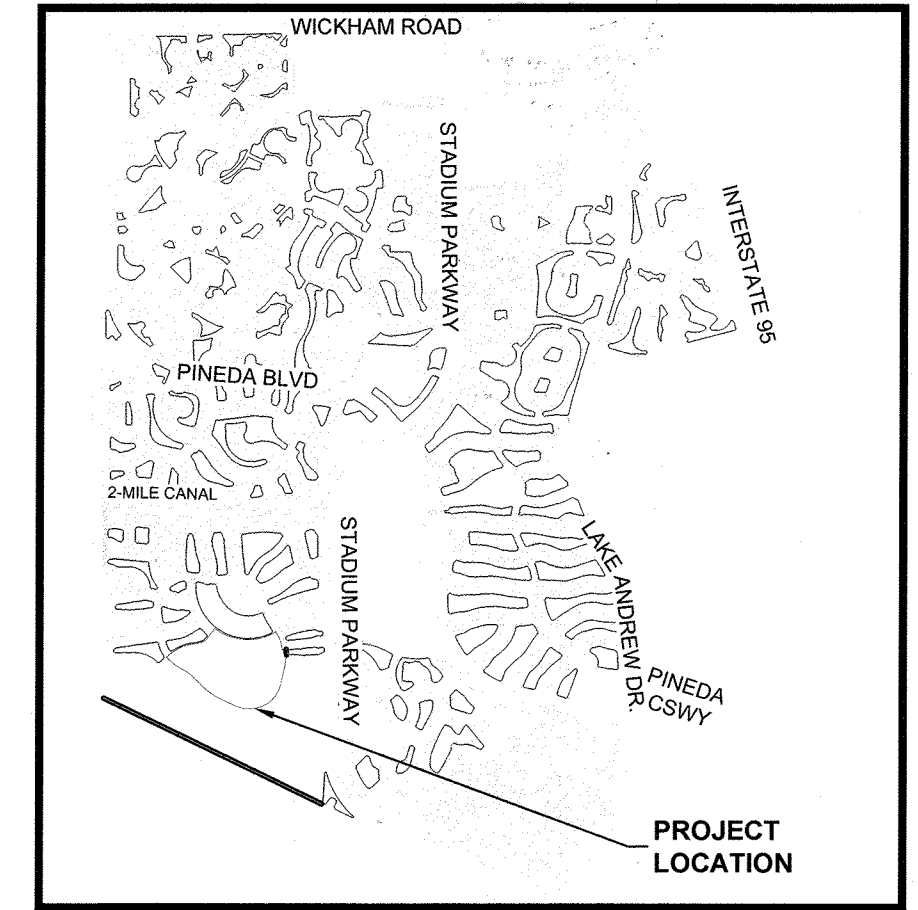
1 INCH = 40 FEET

DEL WEBB AT VIERA - PHASE 5A

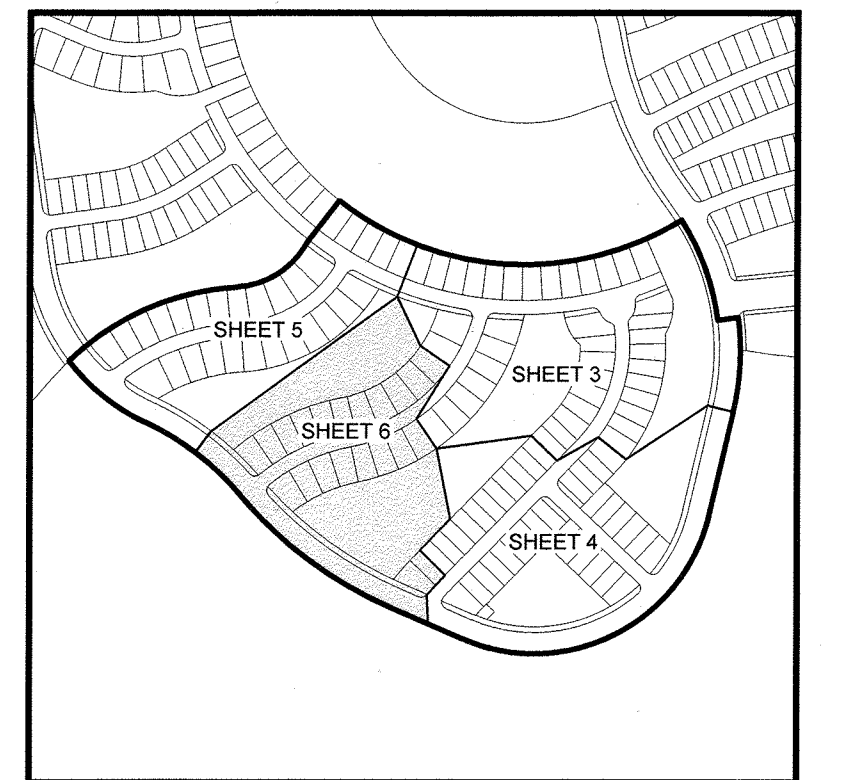
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BREVARD COUNTY, FLORIDA

PLAT BOOK _____, PAGE _____
SHEET 6 OF 6
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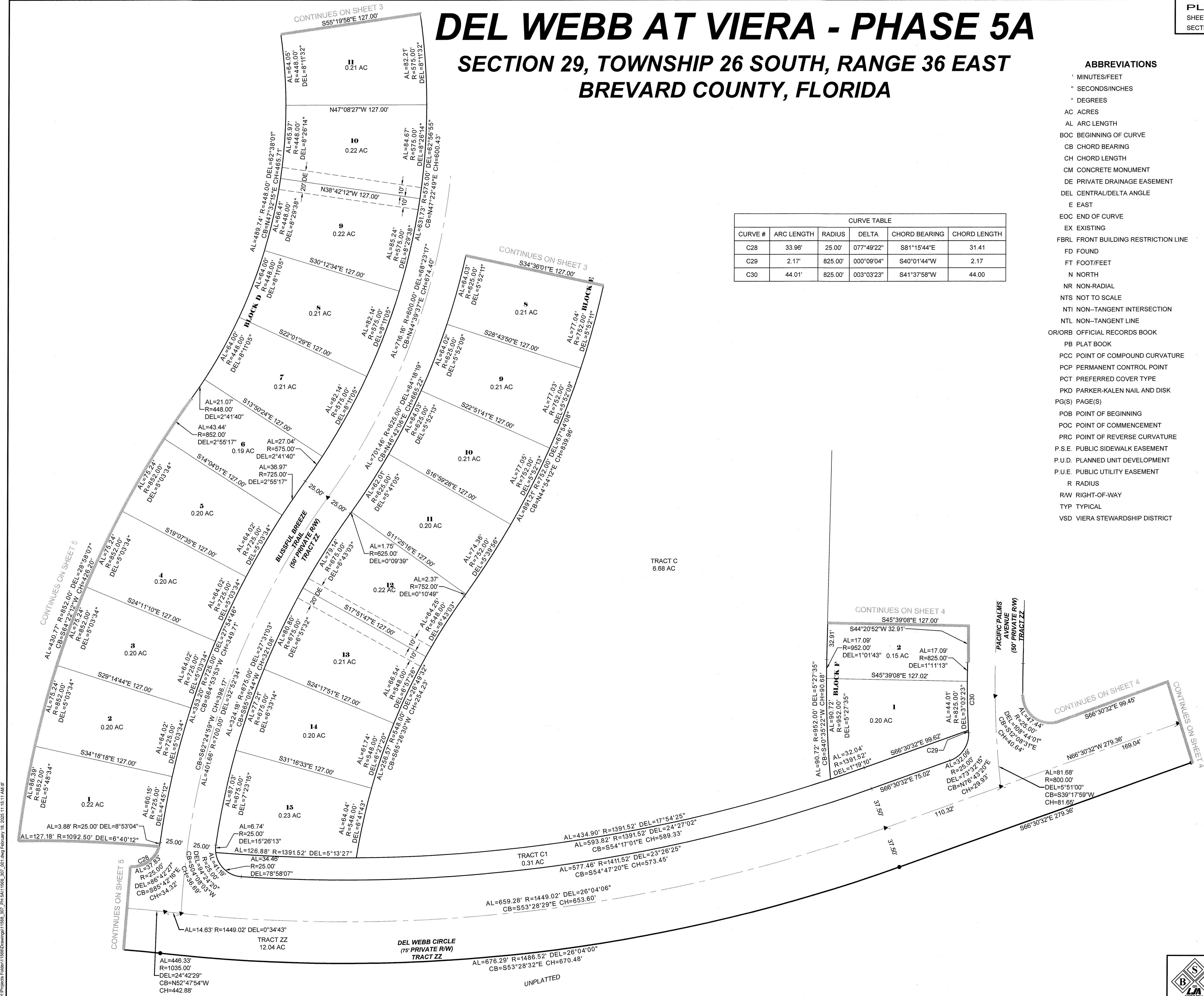
LOCATION MAP
NTS



KEY MAP
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C28	33.96'	25.00'	077°49'22"	S81°15'44"E	31.41
C29	2.17'	825.00'	000°09'04"	S40°01'44"W	2.17
C30	44.01'	825.00'	003°03'23"	S41°37'58"W	44.00



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