

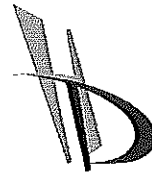
SUBJECT: Avila Unit 11F
DEPARTMENT: Development Review Division of Development Services Department
SECTION: Project Review & Processing
BOARD DATE: March 9, 2021
CONTACT: Lee Ann Kennedy

RECOMMENDATION:

Accept the plat for recording for Avila Unit 11F, A Private Subdivision, located in Section 26, Township 27, and Range 18. Construction has been completed and has been certified by Michael R. Tucker, a Florida Professional Engineer, with Heidt Design, LLC.

BACKGROUND:

On April 11, 2014, Permission to Construct Prior to Platting was issued for the Avila Unit 11F. Lot corners are in place and placement has been certified by Arthur W. Merritt, Professional Surveyor and Mapper with Amerritt, Inc. The developers are Sierra-Properties, and the engineer is Heidt Design, LLC.



HEIDT
DESIGN

P: (813) 253-5311 | F: (813) 464-7629
5904-A Hampton Oaks Pkwy.
Tampa, FL 33610
www.heidtdesign.com

**ENGINEER OF RECORD CERTIFICATION
OF CONSTRUCTION COMPLETION**

I, Michael R. Tucker, P.E., hereby certify that I am associated with the firm of Heidt Design, LLC which has been retained by SICO Properties. I certify that construction of the Improvement Facilities (water, wastewater), for Avila Unit 11F Subdivision have been completed in substantial compliance with the Subdivision Regulations and in substantial compliance with the approved plans and specifications. I also certify that the noted facilities were platted, bonded and built and accepted as part of the Avila Unit 11A Subdivision Plat.

Signed and sealed this _____ day of _____, 2021

Michael R. Tucker, State of Florida,
Professional Engineer, License No. 40569

This item has been digitally
signed and sealed by
Michael R. Tucker, P.E. on the date
indicated here.

**Michael R.
Tucker**

Digitally signed by Michael R. Tucker
DN: C=US, S=Florida, L=Tampa, O=Michael R. Tucker,
CN=Michael R. Tucker + Em@heidtdesign.com
Reason: I am approving this document with my legally
binding signature
Location: your signing location here
Date: 2021.01.11 10:07:17-05'00'
Foxit Reader PDF Version: 10.1.1

Signature

Printed copies of this document
are not considered signed and
sealed and the signature must be
verified on any electronic copies.

Florida Professional Engineer No. 40569

Affix Seal

No County agreement, approval or acceptance is implied by this Certification.

AMERRITT, INC.
LAND SURVEYING & MAPPING

Arthur W. Merritt
Florida Registered
Professional Land Surveyor

3010 W. Azeele Street, Suite 150
Tampa, Florida 33609

Phone: (813) 221-5200
Email: ArtM@AMerrittinc.com

AVILA UNIT NO. IIF
LOT CORNER CERTIFICATION

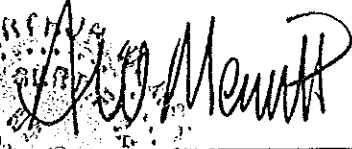
The Lot Corners for the above referenced project, which is a one lot plat, were set as Permanent Reference Monuments (P.R.M.s), prior to submittal of the Original Plat Document for approval and recording. Therefore, by doing so, there is no Bonding required for setting the Lot Corners.

The following Surveyor's Certificate is taken from the signed and sealed Original Plat Document that was submitted for recording to Hillsborough County for the above referenced project:


SURVEYOR'S CERTIFICATE

I, the undersigned surveyor, hereby certify that this Platted Subdivision is a correct representation of the lands being subdivided; that this plat was prepared under my direction and supervision and complies with all the survey requirements of Chapter 177, Part I, Florida Statutes, and the Hillsborough County Land Development Code; and that all Permanent Reference Monuments (P.R.M.'s) within the subdivision as required by said Chapter 177 of the Florida Statutes were set on the 15th, day of December, 2020, as shown hereon, and there are no lot corners or Permanent Control Points (P.C.P.s) on this plat to be set.

AMERRITT, INC., (Certificate of Authorization Number LB7778)
3010 W. Azeele Street, Suite 150
Tampa, Florida 33609



Arthur W. Merritt, (License No. LS4498)
Florida Professional Surveyor and Mapper



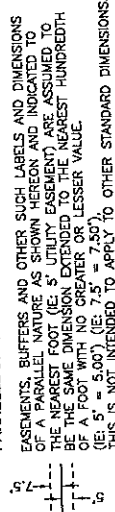
AVILA UNIT NO. 11F
 SECTION 26, TOWNSHIP 27 SOUTH, RANGE 18 EAST, HILLSBOROUGH COUNTY, FLORIDA

NOTES:

1. Northing and Easting coordinates (indicated in feet) as shown herein refer to the State Plane Coordinate System, North American Horizontal Datum of 1983 (NAD 83 - 2011 ADJUSTMENT) for the West Zone of Florida, have been obtained from a minimum of third order accuracy, and are supplemental data only, as established from a NGS Network, and verified by horizontal control monument. Control point used for originating coordinates: National Geodetic Survey (NGS) Control Station "CALDWELL".
2. Subdivision plats by no means represent a determination on whether properties will or will not flood. Land within the boundaries of this plat may or may not be subject to flooding; the Development Review Division has information regarding flooding and restrictions on development.
3. All platted 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.
4. Lands being platted herein are benefited by and subject to the following:
 - a. Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of AVILA UNIT NO. 11A, recorded in Plat Book 125, Pages 192 through 197.
 - b. Declaration of Covenants, Restrictions and Assessments, recorded in Official Records Book 3497, Page 1870, as amended, related, connected and supplemented in Official Records Book 22785, Page 750, and Official Records Book 23630, Page 646.

ALL as recorded in the Public Records of Hillsborough County, Florida.

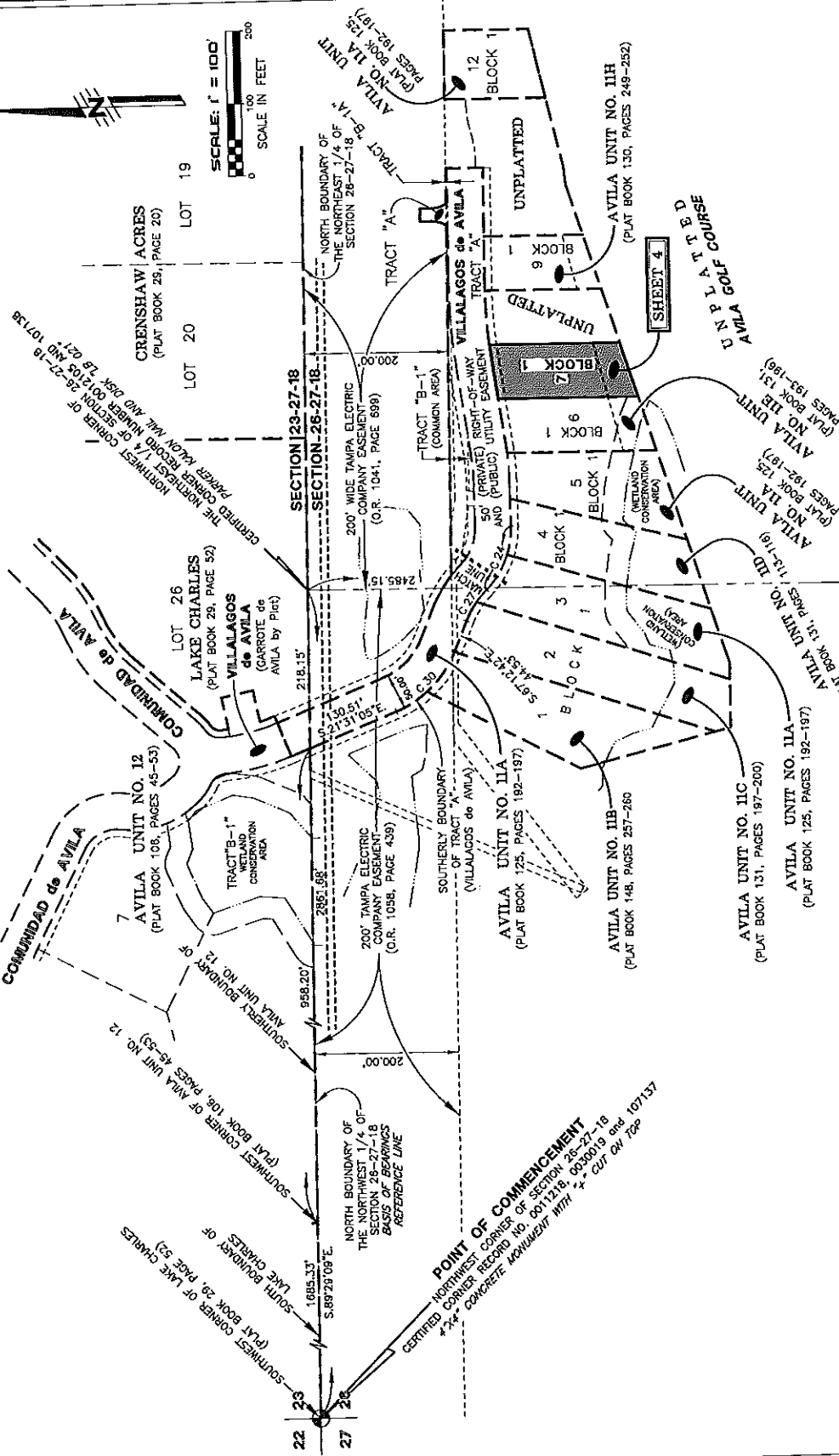
PARALLEL OFFSET DIMENSIONS NOTE:



EASEMENTS, BUFFERS AND OTHER SUCH LABELS AND DIMENSIONS OF A PARALLEL NATURE AS SHOWN HEREON AND INDICATED TO THE NEAREST FOOT (IE: 5' UTILITY EASEMENT) ARE ASSUMED TO BE THE SAME DIMENSION EXTENDED TO THE NEAREST HUNDRETH OF A FOOT WITH NO GREATER OR LESSER VALUE. (IE: 5' = 5.00') (IE: 7.5' = 7.50'). THIS IS NOT INTENDED TO APPLY TO OTHER STANDARD DIMENSIONS.

AVILA UNIT NO. 11F

SECTION 26, TOWNSHIP 27 SOUTH, RANGE 18 EAST, HILLSBOROUGH COUNTY, FLORIDA



CURVE DATA TABLE

NO.	RADIUS	DEGREE	ARC	CHORD	BEARING
24	120.00	45°07'08"	98.39	84.50	S. 85°29'09\"
27	130.00	22°42'38"	31.82	53.30	S. 33°30'14\"
30	150.00	42°47'37"	110.68	110.48	S. 42°31'54\"

BASIS OF BEARINGS
 The North boundary of the Northwest 1/4 of Section 26, Township 27 South, Range 18 East, Hillsborough County, Florida, has a Grid Bearing of S. 88° 29' 09\". The Grid Bearings as shown hereon refer to the State Plane Coordinate System, North American Horizontal Datum of 1983 (NAD 83-2011 ADJUSTMENT) for the West Zone of Florida.

This Private Subdivision contains rights-of-way, easements, and other common areas which are either owned nor maintained by Hillsborough County.

WETLAND CONSERVATION AREA NOTE:

The Wetland Conservation Area as shown hereon shall be retained in a natural state pursuant to Hillsborough County, Florida, Land Development Code (LDC) as amended, Hillsborough County Environmental Protection Ordinance No. 446; and Chapter 1-11, Rules of the Hillsborough County Board of Commissioners of Hillsborough County. The Wetland Conservation Area shall conform to the provisions stipulated within the Hillsborough County Land Development Code.

LEGEND

- Symbol \star indicates (P.R.M.) Permanent Reference Monument
- Symbol \square indicates (P.R.M.) Offset Permanent Reference Monument
- Symbol \square indicates (P.R.M.) Permanent Reference Monument
- Symbol \star indicates (P.C.P.) Permanent Control Point LB7778
- (R) indicates radial line
- (NR) indicates non-radial line
- RB - Reference Bearing
- D.R. - Official Records Book

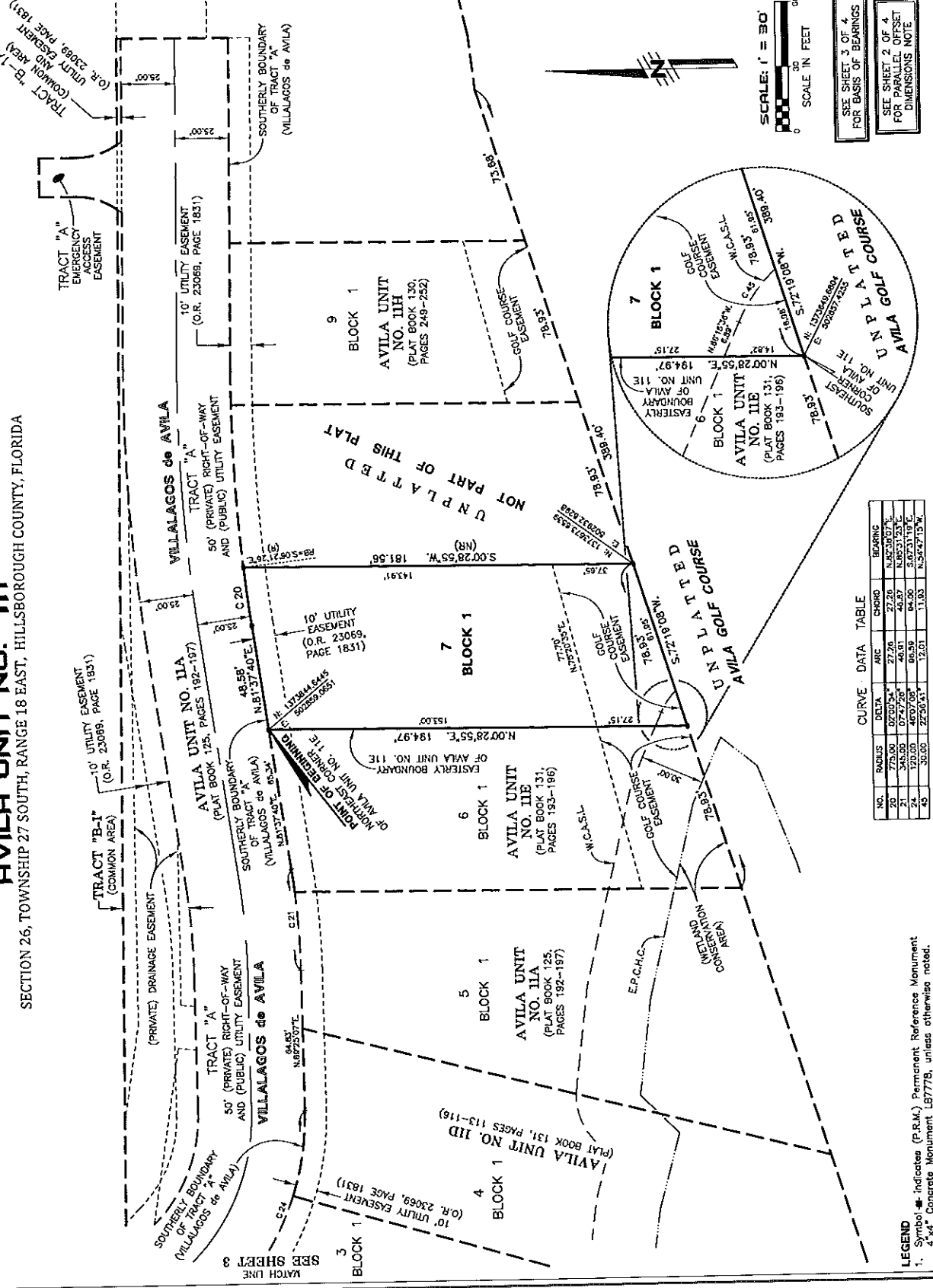
KEY SHEET

NOTE: REFER TO THE FOLLOWING SHEETS OF THIS PLAT FOR DIMENSIONS, LABELING AND DIMENSIONING.

AMERRITT, INC.
 LAND SURVEYING & MAPPING
 Certificate of Authorization Number LD 7778
 3010 W. Avenue Street, Suite 110
 P.O. BOX 221-3000

SECTION 26, TOWNSHIP 27 SOUTH, RANGE 18 EAST, HILLSBOROUGH COUNTY, FLORIDA

PLAT BOOK PAGE



SCALE: 1" = 30'

SCALE IN FEET

SEE SHEET 3 OF 4 FOR BASIS OF BEARINGS

SEE SHEET 2 OF 4 FOR PARALLEL OFFSET DIMENSIONS NOTE

CURVE DATA TABLE

NO.	RADIUS	DELTA	ARC	CHORD	BEARING
1	775.00	07°00'54"	27.26	15.22	N.82°30'12"W
2	345.00	07°00'54"	11.78	6.46	N.82°30'12"W
3	30.00	22°30'45"	12.01	11.03	S.24°47'13"W

WETLAND CONSERVATION AREA NOTE:

The Wetland Conservation Area as shown hereon shall be retained in a natural state pursuant to Hillsborough County, Florida, Land Development Code (LDC), as amended, the Hillsborough County, Florida, Flood Protection Act, Chapter 84-446, Chapter 84-447, and Chapter 84-448 of the Florida Statutes, and the Environmental Protection Commission of Hillsborough County. In addition, a 30-foot setback from the Wetland Conservation Area is required and shall conform to the provisions stipulated within the Hillsborough County Land Development Code.

- LEGEND**
- Symbol: Indicates (P.R.M.) Permanent Reference Monument
 - Symbol: Concrete Monument LB7778, unless otherwise noted.
 - Symbol: Offset Permanent Reference Monument
 - Symbol: Concrete Monument LB7778, unless otherwise noted.
 - Symbol: Indicates radial line
 - (R) Indicates non-radial line
 - RB - Reference Bearing
 - O.R. - Official Record Book
 - EP-C.H.C. - Environmental Protection Commission of Hillsborough County Wetland Line
 - W.C.S.A.L. - Wetland Conservation Area Setback Line