



**FLINT ROCK AGRIHOOD - PHASE 2B**  
**A RURAL AGRICULTURAL CLUSTER SUBDIVISION**  
 SITUATED IN THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 23 AND THE  
 NORTHEAST QUARTER (NE 1/4) OF SECTION 26, TOWNSHIP 10 SOUTH, RANGE 18 EAST  
 ALACHUA COUNTY, FLORIDA

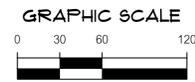
**N|V|5**

11801 Research Drive  
 Alachua, Florida 32615  
 (352)331-1976  
 www.nv5.com  
 LB-8246

**PLAT BOOK** \_\_\_\_, **PAGE** \_\_\_\_,  
**SHEET TWO OF THREE**

CURVE DATA TABLE						
CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD	CHORD BEARING
C1	26.45'	1470.00'	1°10'51"	13.23'	26.45'	S 2°55'38" E
C2	32.01'	20.00'	91°42'38"	20.61'	28.70'	N 49°17'53" W
C3	31.54'	20.00'	90°20'35"	20.12'	28.37'	N 49°58'54" W
C4	394.29'	1135.00'	19°54'14"	199.15'	392.31'	N 5°08'31" E
C5	257.16'	1030.00'	14°18'18"	129.25'	256.49'	N 7°56'29" E
C6	31.33'	20.00'	89°45'20"	19.91'	28.22'	N 45°40'00" E
C9	51.55'	1500.00'	1°58'09"	25.78'	51.55'	S 2°27'29" E
C10	317.20'	1500.00'	12°06'58"	159.19'	316.61'	S 4°35'04" W
C11	29.53'	20.00'	84°35'07"	18.19'	26.92'	N 42°33'15" E
C12	116.03'	1530.00'	13°06'42"	175.83'	116.00'	S 2°26'03" W
C13	146.59'	1530.00'	5°29'22"	73.33'	146.59'	S 7°21'05" W
C14	262.61'	1530.00'	9°50'04"	131.63'	262.29'	S 5°10'44" W
C15	171.31'	1470.00'	6°40'37"	85.75'	171.21'	S 0°55'35" W
C16	178.14'	1470.00'	6°56'35"	89.18'	178.03'	S 7°44'12" W
C17	349.44'	1470.00'	13°37'12"	175.55'	348.62'	S 4°23'54" W

LINE DATA TABLE		
LINE	DIRECTION	LENGTH
L4	S 86°33'26" W	60.00'
L6	N 4°06'42" W	60.01'
L7	S 89°27'20" E	77.00'
L11	N 74°45'47" E	66.69'



**LEGEND:**

- FEMA = FEDERAL EMERGENCY MANAGEMENT AGENCY
- F.I.R.M. = FLOOD INSURANCE RATE MAP
- R.W. = RIGHT OF WAY
- ID. = IDENTIFICATION
- Q.R.B. = OFFICIAL RECORDS BOOK
- P.B. = PLAT BOOK
- P.C. = PAGE
- B.S.L. = BUILDING SETBACK LINES
- D.E. = DRAINAGE EASEMENT
- P.U.E. = PUBLIC UTILITY EASEMENT
- S.F. = SQUARE FEET
- MIN. = MINIMUM
- FFE = FINISHED FLOOR ELEVATION
- CA = COMMON AREA
- AE = ACCESS EASEMENT
- SEC = SECTION
- T = TOWNSHIP
- R = RANGE
- (R) = RADIAL
- (NR) = NON-RADIAL
- = FOUND STEEL ROD & CAP MARKED "LB 5075"
- = SET 5/8" STEEL REBAR AND CAP MARKED "PRM LB 5075"
- ▲ = SET NAIL AND DISK STAMPED "PCP LB 5075"
- △ = FOUND NAIL AND DISK STAMPED (STAMPED AS NOTED)
- = FOUND CONCRETE MONUMENT (SIZE/TYPE NOTED)
- ⊕ = SITE BENCHMARK

**SURVEYORS NOTES:**

1. BEARINGS AND COORDINATES SHOWN HEREON ARE FLORIDA STATE PLANE GRID BEARINGS (FLORIDA NORTH ZONE/NAAD 83) PROJECTED FROM RECOVERED ALACHUA COUNTY DENIFICATION CONTROL AND LAND CORNERS PROJECT OF 1988 PRIMARY STATION A183 AND AZIMUTH STATION A184.
2. ELEVATIONS SHOWN HEREON ARE REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 1988). BENCHMARK USED TO ESTABLISH ELEVATIONS WAS BM NO. 19, THE MOST NORTHERLY ANCHOR BOLT OF POWER POLE NUMBER 11-44-12, AS SHOWN ON A SURVEY PREPARED BY THE PERRY MCGRIFF CO., INC. DATED APRIL 15, 1980, PROJECT NUMBER M-66-80 HAVING AN ELEVATION OF 97.52' NATIONAL GEODETIC VERTICAL DATUM OF 1929 (NGVD 1929 DATUM). ELEVATIONS CONVERTED FROM NGVD 1929 TO NAVD 1988 USING VERTCON.
3. MONUMENTATION SHOWN HEREON MAY BE EXAGGERATED FOR PICTORIAL PURPOSES ONLY AND MAY NOT BE SHOWN TO SCALE.
4. INFORMATION FROM FEDERAL EMERGENCY MANAGEMENT AGENCY, (F.E.M.A.) FLOOD INSURANCE RATE MAP(S), SHOWN ON THIS MAP WAS CURRENT AS OF THE REFERENCED DATE. MAP REVISIONS AND AMENDMENTS ARE PERIODICALLY MADE BY LETTER AND MAY NOT BE REFLECTED ON THE MOST CURRENT MAP.
5. THE ERROR OF CLOSURE FOR THE BOUNDARY OF THIS PLAT DOES NOT EXCEED 1":10,000'.
6. PERMANENT CONTROL POINTS AND LOT CORNERS SHALL BE SET IN CONFORMANCE WITH CHAPTER 177.091 (8) AND (9) FLORIDA STATUTES.
7. PARAGRAPH 6 WITHIN THE FINAL JUDGEMENT RECORDED IN OFFICIAL RECORDS BOOK 890, PAGE 4, RESERVES A RIGHT OF INGRESS OR EGRESS TO INCLUDE REASONABLE RIGHT TO CONSTRUCT ROADWAYS OR STREETS OR UNDERGROUND UTILITY LINES, INCLUDING WATER, SEWER OR GAS, ACROSS (CROSSWISE OR TRANSVERSELY) SAID LANDS TAKEN BY EMINENT DOMAIN PROCEEDINGS.
8. THE PLAT IS THREE (3) PAGES IN TOTAL. EACH SHEET IS INCOMPLETE WITHOUT THE OTHERS.
9. BUILDING SETBACKS (UNLESS SHOWN OTHERWISE)  
 FRONT = 25' REAR = 30'  
 SIDE = 12.5' SIDE (SIDE) = 40'
10. ACCESSORY STRUCTURE SETBACKS (UNLESS SHOWN OTHERWISE):  
 REAR = 10 FEET
11. ALL COMMON AREA AND OPEN SPACE SHALL BE DEEDED TO THE COMMUNITY ASSOCIATION FOR FLINT ROCK UNDER A SEPARATE CONVEYANCE.
12. DEPARTMENT OF HEALTH APPROVED NITROGEN REDUCING ENHANCED SEPTIC SYSTEMS SHALL BE UTILIZED WITHIN THE FLINT ROCK DEVELOPMENT FOR ONSITE SEWAGE DISPOSAL SYSTEMS AND SHALL BE CONFIRMED AS PART OF THE BUILDING PERMIT APPROVAL PROCESS.



Tech: outlib Plot Date: Apr 02, 2023 3:53pm Filename: C:\Users\carol\My Documents\Projects\24132A\19-0083 PHASE 2B PLAT.dwg

