

# PHEASANT WALK SECTION EIGHT

A PARCEL OF LAND IN SECTION 36, TOWNSHIP 46 SOUTH, RANGE 42 EAST, PALM BEACH COUNTY, FLORIDA

161

STATE OF FLORIDA  
COUNTY OF PALM BEACH  
THIS PLAT WAS FILED FOR  
RECORD AT \_\_\_\_\_ ON THE  
\_\_\_\_\_ DAY OF \_\_\_\_\_  
1979 AND DULY RECORDED  
IN PLAT BOOK \_\_\_\_\_ PAGE \_\_\_\_\_

JOHN B. DUNKLE  
CLERK OF CIRCUIT COURT  
BY: \_\_\_\_\_

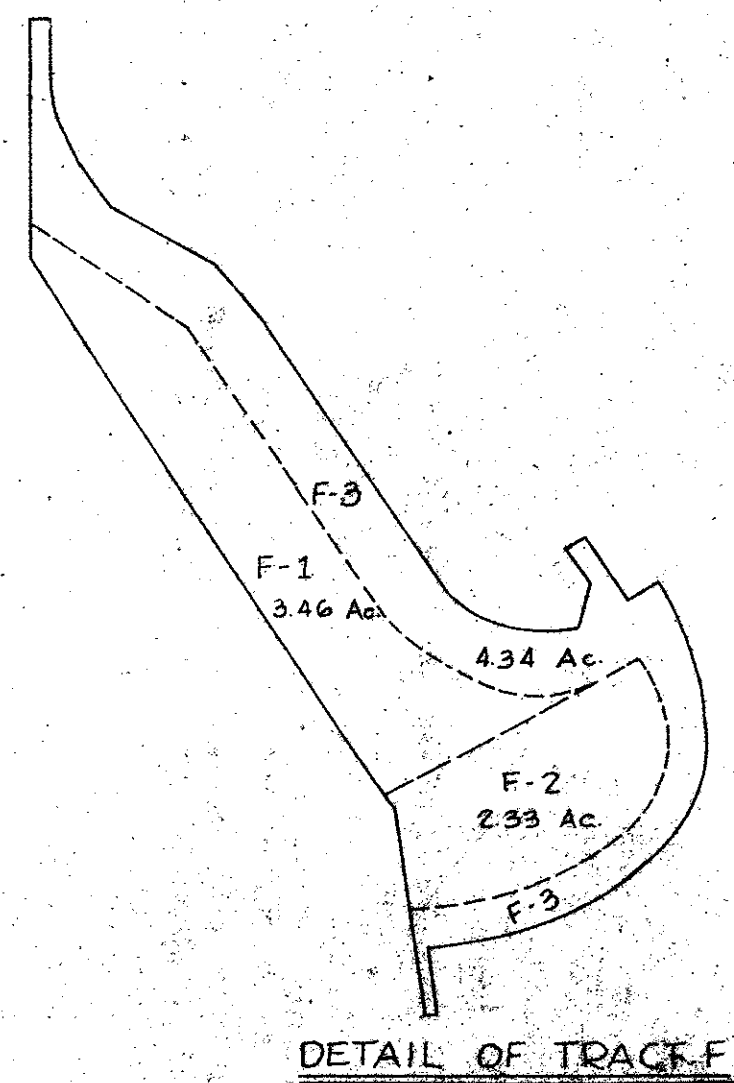
PREPARED BY: T.D. BICKHAM IN THE OFFICES  
OF ARTHUR V. STROCK & ASSOCIATES, INC.  
CONSULTING ENGINEERS - LAND SURVEYORS  
DEERFIELD BEACH - DELRAY BEACH, FLORIDA  
COMM. # 485324 F.B.

1" = 100'  
0 50 100 200 300 400 500  
SCALE IN FEET

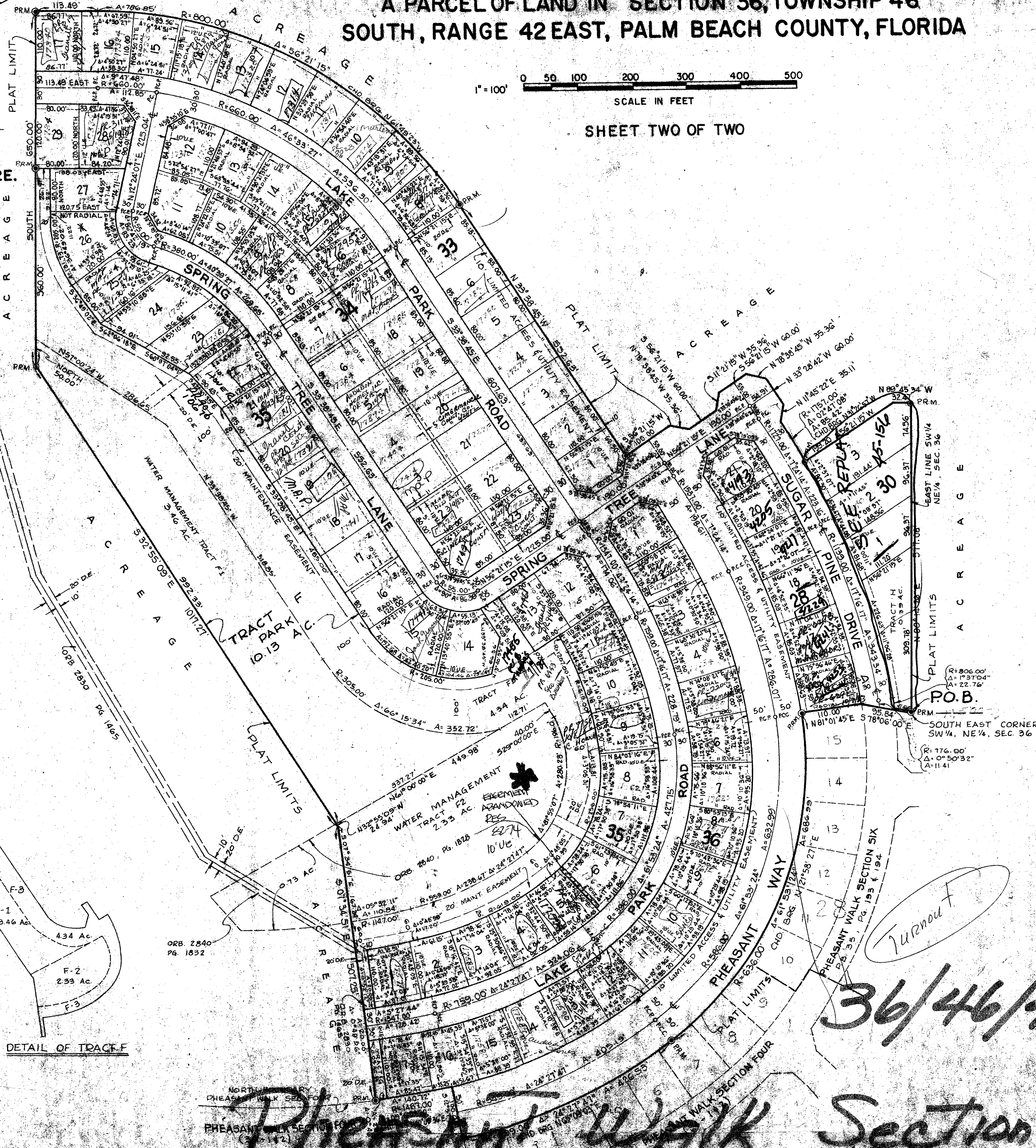
SHEET TWO OF TWO

LOCATION SKETCH  
SEC. 36, TWP. 46S, RGE. 42E.  
NOT TO SCALE:

\* 10' U.E. REVISED  
TO 6' (W. REV.)  
Aug.



DETAIL OF TRACK F



0293-302

Attention: Mr. Chris Hurst  
Subject: PHEASANT WALK - NEW MASTER PLAN  
Gentlemen:  
At their meeting of February 18, 1981 the Subdivision Committee considered the subject master plan for Pheasant Walk. Please be advised that the Committee approved the master plan subject to the following conditions:

- The South Florida Water Management District will require a new permit if Pheasant Walk and Palm Aire are going to combine their drainage criteria.
- Replat a portion of Section 8, which shall require an abandonment first. *OR RESOLUTION 82-74 (4-27-82 PFS)*
- Soften radii at curves.
- The developer pay a fair share of offsite improvements recommended by the Kimley-Horn Impact Analysis when warranted, as determined by the County Engineer. This condition was amended at the Subdivision Committee meeting of March 15, 1978 to read: "Pheasant Walk contribute \$50.00 per dwelling unit at the time of platting for all unplatted lots (approximately 1,100 out of a total of 1,500) to Palm Beach County."

Within six (6) months the one (1) set of the construction plans and six (6) sets of the preliminary plat must be submitted to this office together with a \$50.00 processing fee, check payable to the Board of County Commissioners.

**SURVEYOR'S NOTES**

- PRM. INDICATES PERMANENT REFERENCE MONUMENT
- ORCP. INDICATES PERMANENT CONTROL POINT
- U.E. INDICATES UTILITY EASEMENT
- D.E. INDICATES DRAINAGE EASEMENT
- A BEARING OF N00°14'26"E WAS ASSUMED FOR THE EAST LINE OF THE SW 1/4 OF THE NE 1/4 OF SEC. 36.
- NO BUILDING OR ANY KIND OF CONSTRUCTION OR TREES SHALL BE PLACED ON EASEMENTS.
- FINISH FLOOR ELEVATIONS SHALL BE A MINIMUM OF 18 INCHES ABOVE CROWN OF ROAD. A MINIMUM OF 15.0' ABOVE WHICHEVER IS HIGHER.
- A COMBINED 10' WIDE UTILITY AND LIMITED ACCESS EASEMENT EXISTS ALONG THE REAR OF LOTS 25 THRU 21 INCL., BLK. 28 LOTS 1 THRU 17 INCL. BLOCK 36 AND LOTS 1 THRU 17 INCL. BLOCK 33.

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36/46/42

Pheasant Walk Section 8