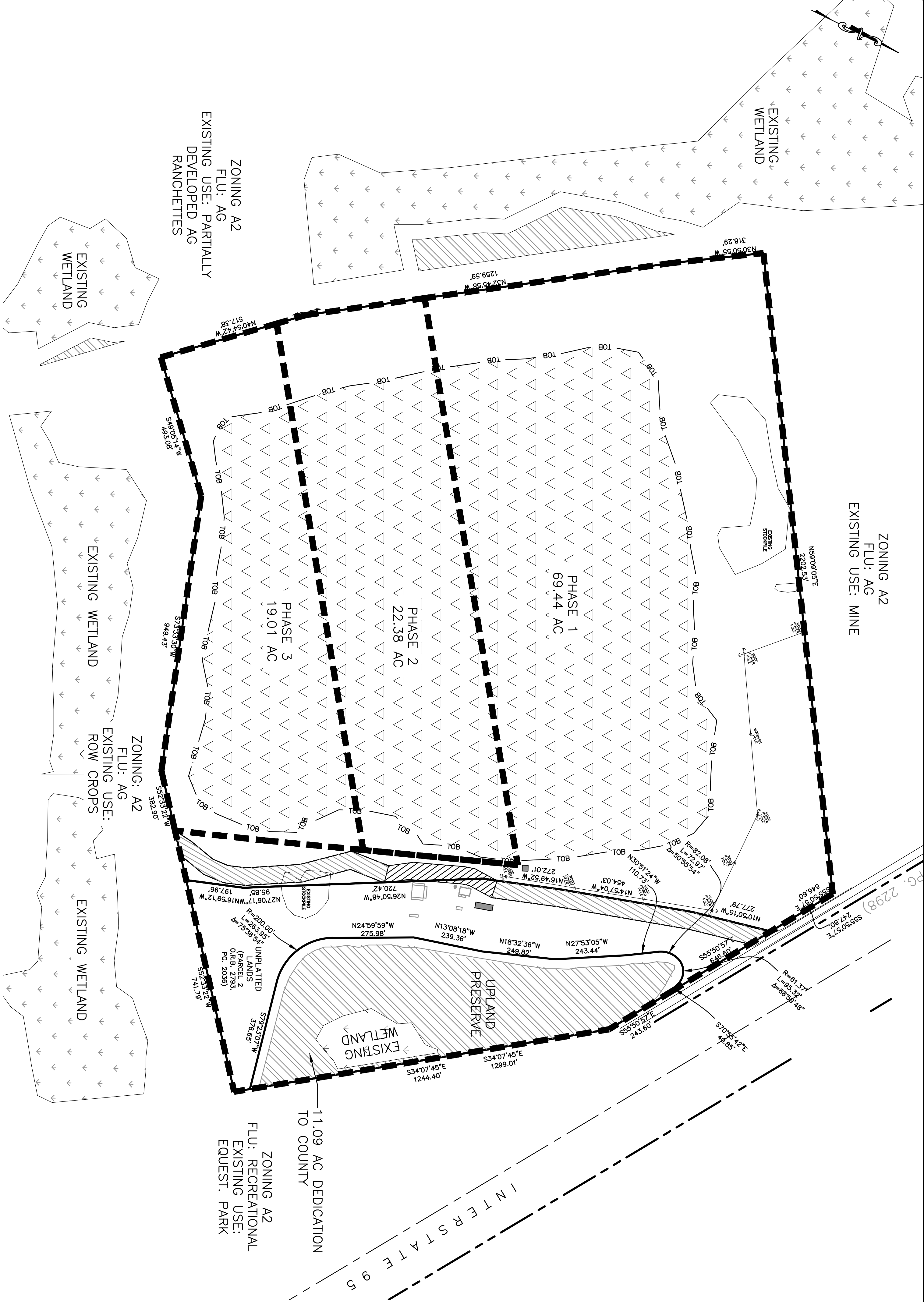


LOCATION MAP

SECTION 30, TOWNSHIP 38 S, RANGE 40 E



SITE DATA

PARCEL CONTROL NO.	30-38-40-000-000-00024-0
EXISTING LAND USE:	AGRICULTURE
FUTURE LAND USE:	AGRICULTURE
PROPOSED LAND USE:	AGRICULTURE
EXISTING ZONING:	A2
PROPOSED ZONING:	A2
TOTAL ACREAGE:	121.92

PHASE 1 (LESS DEDICATION)	FILL AREA	TOTAL AREA
PHASE 2	28.51	69.44
PHASE 3	18.55	22.38
DEDICATION	12.56	19.01
TOTAL	11.09	11.09
TOTAL	121.92	121.92

LEGEND

	WETLAND
	FILL PLACEMENT AREA
	UPLAND PRESERVE / BUFFER
	EXISTING 60' ACCESS EASEMENT
	PROPOSED ADJUSTMENT TO 60' ACCESS EASEMENT
	PHASE LIMITS

- NOTES:**
1. EQUESTRIAN TRAIL TO BE COMPLETED PRIOR TO PHASE 1. CERTIFICATION OF COMPLETION, TO STOCKPILES LOCATED WITHIN PHASE 1. SHALL BE REMOVED AND LAND RESTORED IN ACCORDANCE WITH LANDSCAPE PLAN PRIOR TO PHASE 1. CERTIFICATION OF COMPLETION, SHALL BE UTILIZED DURING ALL THREE PHASES OF THIS PROJECT. THEREFORE THIS AREA SHALL BE CLEANED UP AND RESTORED PRIOR TO PHASE 3. CERTIFICATION OF COMPLETION, UNLESS CLIENT DOES NOT CONTINUE BEYOND PHASE 1. IF PROJECT STOPS WITH THE COMPLETION OF PHASE 1, THIS AREA SHALL BE RESTORED AS PART OF PHASE 1 PRIOR TO PHASE 2. CERTIFICATION OF COMPLETION, AND 3 ARE BONDED SUCH THAT SHOULD THE PROJECT NOT PROCEED BEYOND PHASE 1 THE PLANTINGS SHALL BE INSTALLED.

- PHASE 1 SHALL INCLUDE THE FOLLOWING WORK OUTSIDE THE DEFINED PHASE 1 BOUNDARIES AS APPROVED WITH THE REMEDIATION PLAN ATTACHED AS EXHIBIT 2 OF THE CREATIVE LAND MANAGEMENT LLC COMMITMENT FOR RESTORATION OF MINING SITE DATED MAY 25, 2017 AND REQUIRED BY STIPULATION AND AGREED FINAL ORDER CASE NUMBER 16-0107262:
- ALL AREAS OF EXCAVATION OUTSIDE THE BOUNDARIES OF THE APPROVED LANE SHALL BE BACKFILLED TO NATURAL GROUND.
 - THE EXCAVATION SHALL BE FILLING TO THE CONTROL ELEVATION, OR 7.53' NAVD.
 - ALL SLOPES SHALL BE GRADED IN ACCORDANCE WITH THE APPROVED REMEDIATION PLAN.

PHASING PLAN	CREATIVE LAND MANAGEMENT DEVELOPMENT MARTIN COUNTY, FLORIDA	CIVIL ENGINEERS 10975 SE FEDERAL HIGHWAY HOBE SOUND, FL 33455 PH: (772) 223-8850 FX: (772) 223-8851 WWW.THEMILCORGROUP.COM CERTIFICATE OF AUTHORIZATION: 28246		200 0 200 400 (IN FEET) 1 inch = 200 ft. VERTICAL DATUM NAVD 88 DRAWN: AT 2-6-18 PROJECT: P0801 FILE: P0801 Phasing Plan.dwg	 8 1 1 DIS BEFORE YOU		4-4-19	REVISED PER MARTIN COUNTY STAFF REPORT & CLIENT	DW	
							1-8-19	REVISED PER MARTIN COUNTY STAFF REPORT	AT	
								10-1-18	REVISED PER MARTIN COUNTY STAFF	DW
								3-28-17	REVISED PER MARTIN COUNTY BOCC STIPULATION DATED 3-28-17	AT
							NO.	DATE:	REVISION:	BY

SHEET NO. 1

**A PORTION OF PARCEL 1 OF O.R.B. 1198, PAGE 1143,
SECTION 30, TOWNSHIP 38 S., RANGE 40 E.,
PARCEL CONTROL NO.:
OVERALL PROPERTY
30-38-40-000-000-00040-0
MARTIN COUNTY, FLORIDA**

PARCEL 1

A PARCEL OF LAND LYING IN PARCEL 1 OF THOSE LANDS DESCRIBED IN EXHIBIT 'A' OF THAT CERTAIN WARRANTY DEED RECORDED IN OFFICIAL RECORD BOOK 1198, PAGE 1143, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, ALL LYING IN SECTION 30, TOWNSHIP 38 SOUTH, RANGE 40 EAST, MARTIN COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT 28 OF THE PLAT OF POLO CLUB AS RECORDED IN PLAT BOOK 16, PAGE 67 OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA; THENCE NORTHWESTERLY FOR THE NEXT THREE COURSES ALONG THE NORTHEASTERLY LINE OF THE PLAT OF DRESSAGE ESTATES AS RECORDED IN PLAT BOOK 16, PAGE 24 OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA; THENCE N40°54'40"W A DISTANCE OF 517.38 FEET; THENCE N32°45'58"W A DISTANCE OF 1259.59 FEET; THENCE N30°50'55"W A DISTANCE OF 318.29 FEET; THENCE DEPARTING FROM SAID NORTHEASTERLY BOUNDARY OF THE PLAT OF DRESSAGE ESTATES N59°09'05"E A DISTANCE OF 2202.53 FEET TO THE SOUTHWESTERLY RIGHT OF WAY LINE OF ACCESS ROAD 'A' FOR INTERSTATE 95 PER FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY MAP SECTION NO. 89095-2414, FOR INTERSTATE 95, SHEET 12 OF 17, LAST UPDATED ON 6-14-84; THENCE S55°50'57"E ALONG SAID SOUTHWESTERLY LINE OF ACCESS ROAD 'A' A DISTANCE OF 247.80 FEET TO THE WEST LINE OF AN 60 FOOT ACCESS EASEMENT; THENCE SOUTHEASTERLY ALONG THE WEST SIDE OF SAID 60 FOOT ACCESS EASEMENT FOR THE NEXT SIX COURSES; THENCE S10°50'15"E A DISTANCE OF 277.79 FEET; THENCE S14°57'04"E A DISTANCE OF 454.03 FEET; THENCE S16°49'52"E A DISTANCE OF 272.01 FEET; THENCE S26°50'48"E A DISTANCE OF 720.42 FEET; THENCE S27°06'17"E A DISTANCE OF 95.85 FEET; THENCE S16°59'12"E A DISTANCE OF 197.96 FEET TO THE NORTHERLY LINE OF THE PLAT OF POLO CLUB AS RECORDED IN PLAT BOOK 16, PAGE 67; THENCE WESTERLY ALONG SAID NORTHERLY LINE FOR THE NEXT THREE COURSES; THENCE S52°33'22"W A DISTANCE OF 382.90 FEET; THENCE S73°33'30"W A DISTANCE OF 949.43 FEET; THENCE S49°05'14"W A DISTANCE OF 493.08 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINING 100.00 ACRES MORE OR LESS.

PARCEL 2

A PARCEL OF LAND BEING A PORTION OF PARCEL 1 OF THOSE LANDS DESCRIBED IN EXHIBIT 'A' OF THAT CERTAIN WARRANTY DEED RECORDED IN OFFICIAL RECORDS BOOK 1198, PAGE 1143, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, ALL LYING IN SECTION 30, TOWNSHIP 38 SOUTH, RANGE 40 EAST, MARTIN COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHEAST CORNER OF LOT 27 OF THE PLAT OF 'POLO CLUB', AS RECORDED IN PLAT BOOK 16, PAGE 67, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA; THENCE S52°33'22"W ALONG SAID NORTH LINE OF SAID LOT 27 A DISTANCE OF 741.79 FEET; THENCE N16°59'12"W, A DISTANCE OF 197.96 FEET; THENCE N27°06'17"W, A DISTANCE OF 95.85 FEET; THENCE N26°50'48"W, A DISTANCE OF 720.42 FEET; THENCE N16°49'52"W, A DISTANCE OF 272.01 FEET; THENCE N14°57'04"W, A DISTANCE OF 454.03 FEET; THENCE N10°50'15"W, A DISTANCE OF 277.79 FEET TO AN INTERSECTION WITH THE SOUTHWESTERLY RIGHT OF WAY LINE OF ACCESS ROAD 'A' FOR INTERSTATE 95 PER FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY MAP SECTION NO 89095-2414, FOR INTERSTATE 95, SHEET 12 OF 17, LAST UPDATED ON 6-14-84; THENCE S55°50'57"E ALONG SAID SOUTHWESTERLY RIGHT OF WAY LINE, A DISTANCE OF 646.60 FEET; THENCE S34°07'45"E, A DISTANCE OF 1299.01 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINING 21.91 ACRES, MORE OR LESS.

SAID PARCEL BEING SUBJECT TO ANY/ALL EASEMENTS, RESERVATIONS, DEDICATIONS OR RESTRICTIONS.

SAID PARCELS CONTAINING A TOTAL OF 121.91 ACRES, MORE OR LESS.

LESS AND EXCEPT

A PARCEL OF LAND LYING IN PARCEL 1 OF THOSE LANDS DESCRIBED IN EXHIBIT 'A' OF THAT CERTAIN WARRANTY DEED RECORDED IN OFFICIAL RECORDS BOOK 1198, PAGE 1143, MORE PARTICULARLY DESCRIBED IN PARCEL 2 OF OFFICIAL RECORDS BOOK 2793, PAGE 2036, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA. ALL LYING IN SECTION 30, TOWNSHIP 38 SOUTH, RANGE 40 EAST, MARTIN COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SAID PARCEL 2 AS DESCRIBED IN OFFICIAL RECORDS BOOK 2793, PAGE 2036; THENCE N 34°07'45" W, ALONG THE EASTERLY LINE OF SAID LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 1198, PAGE 1143, SAID LINE ALSO BEING THE EASTERLY LINE OF SAID PARCEL 2 OF OFFICIAL RECORDS BOOK 2793, PAGE 2036, A DISTANCE OF 54.61 FEET TO THE POINT OF BEGINNING; THENCE S 79°23'07" W, A DISTANCE OF 376.65 FEET TO A POINT OF CURVE TO THE RIGHT HAVING A RADIUS OF 200.00 FEET AND A CENTRAL ANGLE OF 75°36'54"; THENCE NORTHWESTERLY ALONG THE ARC A DISTANCE OF 263.95 FEET; THENCE N 24°59'59" W, A DISTANCE OF 275.98 FEET; THENCE N 13°08'18" W, A DISTANCE OF 239.36 FEET; THENCE N 18°32'36" W, A DISTANCE OF 249.82 FEET; THENCE N 27°53'05" W, A DISTANCE OF 243.44 FEET; THENCE N 30°51'24" W, A DISTANCE OF 110.73 FEET TO A POINT OF CURVE TO THE RIGHT HAVING A RADIUS OF 82.08 FEET AND A CENTRAL ANGLE OF 50°55'54"; THENCE NORTHERLY ALONG THE ARC A DISTANCE OF 72.97 FEET TO A POINT OF COMPOUND CURVE TO THE RIGHT HAVING A RADIUS OF 61.37 FEET AND A CENTRAL ANGLE OF 88°59'48"; THENCE NORTHEASTERLY ALONG THE ARC, A DISTANCE OF 95.32 FEET; THENCE S 70°55'42" E, A DISTANCE OF 40.85 FEET TO AN INTERSECTION WITH THE SOUTHWESTERLY RIGHT OF WAY LINE OF THE 70 FOOT ACCESS ROAD 'A' FOR STATE ROAD 9 (I-95) PER FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY MAP SECTION NO. 89095-2414; THENCE S 55°50'57" E ALONG SAID SOUTHWESTERLY RIGHT OF WAY LINE, A DISTANCE OF 243.60 FEET TO AN INTERSECTION WITH THE EASTERLY LINE OF SAID PARCEL 1; THENCE S 34°07'45" E ALONG SAID EASTERLY LINE, A DISTANCE OF 1,244.40 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINING 483,088 SQUARE FEET OR 11.09 ACRES, MORE OR LESS.

SAID PARCEL BEING SUBJECT TO ANY/ALL EASEMENTS, RESERVATIONS, DEDICATIONS OR RESTRICTIONS.

811		CALL 48 HOURS BEFORE YOU DIG	
A T		P0001	
DRAIN:		P.L.	
PROJECT:		Ct. MAPS.dwg	
THE MILCOR GROUP, INC.			
CIVIL ENGINEERS 10975 SE FEDERAL HIGHWAY HOBE SOUND, FL 33455 PH: (772) 223-0850 FAX: (772) 223-8851 WWW.THEMILCORGROUPOF.COM			
CERTIFICATE OF AUTHORIZATION 28240			
LEGAL DESCRIPTION MASTER PLAN		CREATIVE LAND MANAGEMENT DEVELOPMENT MARTIN COUNTY, FLORIDA	
EXHIBIT A			

**A PORTION OF PARCEL 1 OF O.R.B. 1198, PAGE 1143,
SECTION 30, TOWNSHIP 38 S., RANGE 40 E.,
PARCEL CONTROL NO.:
OVERALL PROPERTY
30-38-40-000-000-00040-0
MARTIN COUNTY, FLORIDA**

CONSTRUCTION AREA - PHASE 1

A PARCEL OF LAND LYING IN PARCEL 1 OF THOSE LANDS DESCRIBED IN EXHIBIT 'A' OF THAT CERTAIN WARRANTY DEED RECORDED IN OFFICIAL RECORDS BOOK 1198, PAGE 1143, MORE PARTICULARLY DESCRIBED IN PARCEL 1 AND PARCEL 2 OF OFFICIAL RECORDS BOOK 2793, PAGE 2036, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, ALL LYING IN SECTION 30, TOWNSHIP 38 SOUTH, RANGE 40 EAST, MARTIN COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF LOT 3 OF THE PLAT OF DRESSAGE ESTATES AS RECORDED IN PLAT BOOK 16, PAGE 24 OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA; THENCE N 32°45'58" W ALONG THE NORTHEASTERLY LIMITS OF SAID PLAT OF DRESSAGE ESTATES, SAID LINE ALSO BEING THE SOUTHWESTERLY LIMITS OF PARCEL 1 OF SAID LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 1198, PAGE 1143, AND THE SOUTHWESTERLY LIMITS OF SAID PARCEL 1 OF OFFICIAL RECORDS BOOK 2793, PAGE 2036, A DISTANCE OF 350.18 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG SAID NORTHEASTERLY LIMITS OF DRESSAGE ESTATES FOR THE FOLLOWING TWO (2) COURSES: (1) N 32°45'58" W, A DISTANCE OF 850.32 FEET; (2) N 30°50'55" W, A DISTANCE OF 318.29 FEET TO AN INTERSECTION WITH THE NORTHWESTERLY LINE OF SAID PARCEL 1 AS DESCRIBED IN OFFICIAL RECORDS BOOK 2793, PAGE 2036; THENCE N 59°09'05" E ALONG SAID NORTHWESTERLY LINE, A DISTANCE OF 2,202.53 FEET TO AN INTERSECTION WITH THE SOUTHWESTERLY RIGHT OF WAY LINE OF THE 70 FOOT ACCESS ROAD "A" FOR STATE ROAD 9 (I-95) PER FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY MAP SECTION NO. 89095-2414; THENCE S 55°50'57" E ALONG SAID SOUTHWESTERLY RIGHT OF WAY LINE, A DISTANCE OF 894.40 FEET TO AN INTERSECTION WITH THE EASTERLY LINE OF SAID PARCEL 1 OF SAID LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 1198, PAGE 1143, SAID LINE ALSO BEING THE EASTERLY LINE OF SAID PARCEL 2 OF OFFICIAL RECORDS BOOK 2793, PAGE 2036; THENCE S 34°07'45" E ALONG SAID EASTERLY LINE, A DISTANCE OF 1,299.01 FEET TO AN INTERSECTION WITH THE SOUTHEASTERLY LIMITS OF PARCEL 1 OF SAID LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 1198, PAGE 1143, AND THE SOUTHEASTERLY LIMITS OF SAID PARCEL 1 AND PARCEL 2 OF OFFICIAL RECORDS BOOK 2793, PAGE 2036; THENCE S 52°33'22" W ALONG SAID SOUTHEASTERLY LIMITS, A DISTANCE OF 915.18 FEET; THENCE N 18°23'42" W, A DISTANCE OF 307.63 FEET; THENCE N 19°08'56" W, A DISTANCE OF 870.33 FEET; THENCE S 55°59'32" W, A DISTANCE OF 1,963.10 FEET TO THE POINT OF BEGINNING.

CONTAINING 3,507,780 SQUARE FEET OR 80.53 ACRES, MORE OR LESS.

SAID PARCEL BEING SUBJECT TO ANY/ALL EASEMENTS, RESERVATIONS, DEDICATIONS OR RESTRICTIONS.

LESS AND EXCEPT

A PARCEL OF LAND LYING IN PARCEL 1 OF THOSE LANDS DESCRIBED IN EXHIBIT 'A' OF THAT CERTAIN WARRANTY DEED RECORDED IN OFFICIAL RECORDS BOOK 1198, PAGE 1143, MORE PARTICULARLY DESCRIBED IN PARCEL 2 OF OFFICIAL RECORDS BOOK 2793, PAGE 2036, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, ALL LYING IN SECTION 30, TOWNSHIP 38 SOUTH, RANGE 40 EAST, MARTIN COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SAID PARCEL 2 AS DESCRIBED IN OFFICIAL RECORDS BOOK 2793, PAGE 2036; THENCE N 34°07'45" W, ALONG THE EASTERLY LINE OF SAID LANDS AS DESCRIBED IN OFFICIAL RECORDS BOOK 1198, PAGE 1143, SAID LINE ALSO BEING THE EASTERLY LINE OF SAID PARCEL 2 OF OFFICIAL RECORDS BOOK 2793, PAGE 2036, A DISTANCE OF 54.61 FEET TO THE POINT OF BEGINNING; THENCE S 79°23'07" W, A DISTANCE OF 376.65 FEET TO A POINT OF CURVE TO THE RIGHT HAVING A RADIUS OF 200.00 FEET AND A CENTRAL ANGLE OF 75°36'54"; THENCE NORTHWESTERLY ALONG THE ARC A DISTANCE OF 263.95 FEET; THENCE N 24°59'59" W, A DISTANCE OF 275.98 FEET; THENCE N 13°08'18" W, A DISTANCE OF 239.36 FEET; THENCE N 18°32'36" W, A DISTANCE OF 249.82 FEET; THENCE N 27°53'05" W, A DISTANCE OF 243.44 FEET; THENCE N 30°51'24" W, A DISTANCE OF 110.73 FEET TO A POINT OF CURVE TO THE RIGHT HAVING A RADIUS OF 82.08 FEET AND A CENTRAL ANGLE OF 50°55'54"; THENCE NORTHERLY ALONG THE ARC A DISTANCE OF 72.97 FEET TO A POINT OF COMPOUND CURVE TO THE RIGHT HAVING A RADIUS OF 61.37 FEET AND A CENTRAL ANGLE OF 88°59'48"; THENCE NORTHEASTERLY ALONG THE ARC, A DISTANCE OF 95.32 FEET; THENCE S 70°55'42" E, A DISTANCE OF 40.85 FEET TO AN INTERSECTION WITH THE SOUTHWESTERLY RIGHT OF WAY LINE OF THE 70 FOOT ACCESS ROAD "A" FOR STATE ROAD 9 (I-95) PER FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY MAP SECTION NO. 89095-2414; THENCE S 55°50'57" E ALONG SAID SOUTHWESTERLY RIGHT OF WAY LINE, A DISTANCE OF 243.60 FEET TO AN INTERSECTION WITH THE EASTERLY LINE OF SAID PARCEL 1; THENCE S 34°07'45" E ALONG SAID EASTERLY LINE, A DISTANCE OF 1,244.40 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINING 483,088 SQUARE FEET OR 11.09 ACRES, MORE OR LESS.

SAID PARCEL BEING SUBJECT TO ANY/ALL EASEMENTS, RESERVATIONS, DEDICATIONS OR RESTRICTIONS.



DATE	9-28-2018
PROJECT	POB01
OWNER	A.T.
FILE	CL MAPS.dwg



CIVIL ENGINEERS
10975 SE FEDERAL HIGHWAY
HOBE SOUND, FL 33455

PH: (772) 223-8650
FAX: (772) 223-8651

WWW.THEMILCORGROUP.COM

CERTIFICATE OF AUTHORIZATION 28240

**LEGAL DESCRIPTION
PHASE 1**

**CREATIVE LAND
MANAGEMENT
DEVELOPMENT
MARTIN COUNTY, FLORIDA**

EXHIBIT

A