

# BOUNDARY SURVEY

## LEGAL DESCRIPTION:

(ABANDONMENT OF EASEMENT)

An abandonment of easement being a part of the public utilities and drainage easement on the North side of Lot 16 in Block 1616 of Port St. Lucie Section Twenty Three according to the plat thereof as recorded in Plat Book 13 pages 29, 29A through 29D of the Public Records of St. Lucie County, Florida, being more particularly described as follows:

The South 10.00 feet of the North 20.00 feet of said Lot 16 in Block 1616, less and except the East and West 10.00 feet thereof. Containing 600 square feet, 0.014 acres.

## ABBREVIATIONS:

○ = SET 5/8" IRON REBAR WITH YELLOW CAP MARKED "PSM5543"  
FD. = 5/8 IRON REBAR NO CAP  
F(#). = 5/8 IRON REBAR WITH CAP #  
R/W = RIGHT OF WAY  
(M) = MEASURED  
(P) = PLATTED  
(C) = CALCULATED  
PROP = PROPOSED  
OH-OH-OH- = OVERHEAD WIRES  
X-X-X- = CHAINLINK FENCE  
-□-□-□- = PLASTIC FENCE  
O-O-O- = WOOD FENCE  
CONC = CONCRETE  
CP = CONCRETE PAD  
COV = COVERED

## SURVEYORS NOTES:

1. UNLESS OTHERWISE NOTED ONLY PLATTED EASEMENTS ARE SHOWN HEREON.
2. ALL LOT DIMENSIONS SHOWN ARE PER PLAT UNLESS OTHERWISE SHOWN.
3. NO UNDERGROUND UTILITIES OR IMPROVEMENTS WERE LOCATED UNLESS OTHERWISE SHOWN.
4. THIS SITE LIES WITHIN FLOOD INSURANCE RATE MAP ZONE "X" MAP# 12111C0275 J DATED: 2-16-12.
5. FLOOD ZONE SHOWN HEREON IS AN INTERPRETATION BY THE SURVEYOR AND IS PROVIDED AS A COURTESY. THE FLOOD ZONE SHOULD BE VERIFIED BY A DETERMINATION AGENCY.+
6. BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF LOT 16 AS BEING N18°56'40"E ACCORDING TO THE PLAT DESCRIBED HEREON.
7. P.U.D.E. DENOTES PUBLIC UTILITIES AND DRAINAGE EASEMENT, U.E. DENOTES UTILITY EASEMENT.
8. THE ACCURACY OF THIS SURVEY IS PREMISED ON THE EXPECTED USE OF THE SURVEY. THE EXPECTED USE / PURPOSE OF THIS SURVEY IS POOL CONSTRUCTION AND EASEMENT ABANDONMENT. ACCURACY=1 FOOT IN 7.500 FEET OR BETTER.
9. ADDITIONS OR DELETIONS TO THIS SURVEY MAP BY ANYONE OTHER THAN THE SIGNING SURVEYOR IS PROHIBITED WITHOUT WRITTEN CONSENT.

## SYMBOLS:

□ = CATCH BASIN  
E = ELECTRIC BOX  
⊙ = FIRE HYDRANT  
T = FPL TRANSFORMER  
— = GUY WIRE  
☆ = LIGHT POLE  
⊗ = WOOD POWER POLE  
⊕ = SEWER VALVE  
⊞ = WATER METER  
⊕ = WATER VALVE  
⊙ = WELL

DATE OF LAST FIELD ACQUISITION: 9/2/25

PLATINUM BLU POOLS

SHEET 1 OF 2

(772) 678-2861

1455 SW Bougainvillea Avenue

SCALE: 1"=40'

DATE: 9/10/25

DRAWN: LW\JC

2025-0563

**Atlantic Land Designs**

of the Treasure Coast, LB7468  
754 NE Jensen Beach Blvd. Jensen Beach, FL 34957

Mailing Address:

P.O. Box 1421 Jensen Beach, FL 34958  
ALD5543@gmail.com (772) 398-4290

DATE: REVISIONS

10/7/25 REVISE PER CITY COMMENTS

SKETCH DATE: 9/10/25

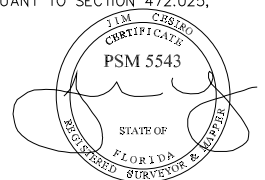
Certified to: Sofia Lara Muller Rosskogler & Luciano Federico Giglio  
CITY OF PORT ST. LUCIE FLORIDA

I HEREBY CERTIFY THAT THIS SURVEY MEETS OR EXCEEDS THE STANDARDS OF PRACTICE PER CHAPTER 5J-17.051 AND 5J-17.052 OF THE FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES AND THAT ELECTRONIC SIGNATURE AND SEAL HEREON MEETS PROCEDURES AS SET FORTH IN CHAPTER 5J-17.062, PURSUANT TO SECTION 472.025, FLORIDA STATUTES.

**James A Cesiro**

Digitally signed by James A Cesiro  
Date: 2025.10.07 14:00:47 -04'00'

JAMES A. CESIRO JR. PROFESSIONAL SURVEYOR & MAPPER  
FLORIDA REGISTRATION NO. 5543  
NOT VALID WITHOUT AN AUTHENTICATED ELECTRONIC SEAL

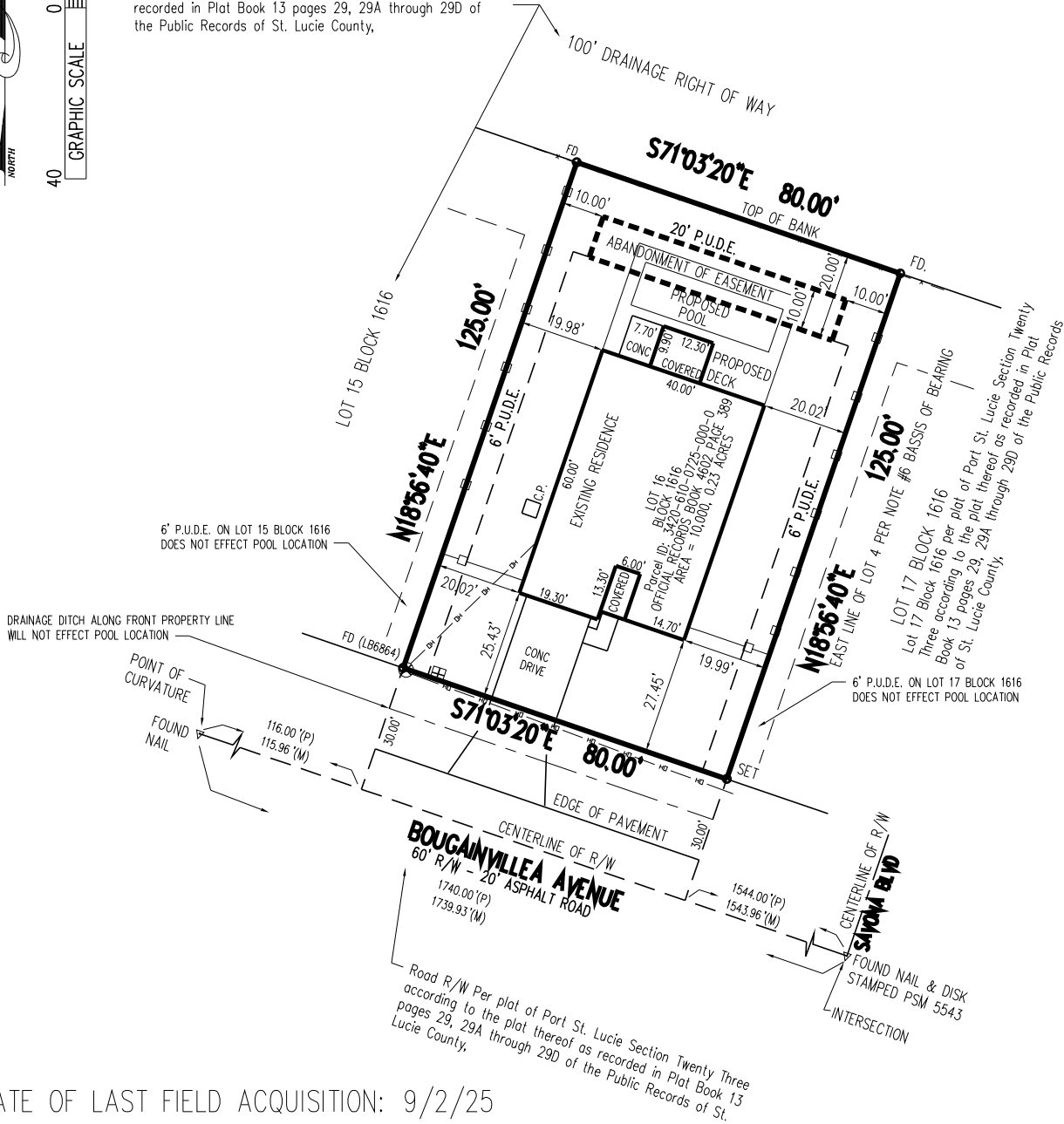
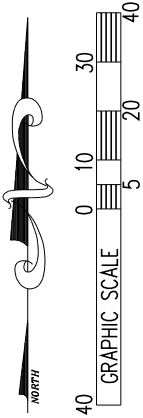


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## LEGAL DESCRIPTION:

Lot 16 in Block 1616 of Port St. Lucie Section Twenty Three according to the plat thereof as recorded in Plat Book 13 pages 29, 29A through 29D of the Public Records of St. Lucie County, Florida

Lot 15 Block 1616 & Drainage R/W Per plat of Port St. Lucie Section Twenty Three according to the plat thereof as recorded in Plat Book 13 pages 29, 29A through 29D of the Public Records of St. Lucie County,



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SHEET 2 OF 2

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