

IMPORTANT NOTICE TO APPLICANT:

THIS APPLICATION CONSISTS OF TWO (2) PAGES. BOTH PAGES MUST BE COMPLETED AND SUBMITTED IN ORDER TO PROCESS

Submittal deadline for this application and all associated documentation is Monday, 9:00AM. The fee amount will be calculated once this application is received and processed. In order for this item to be placed on the next available Plat Committee Agenda, the full correct fee must be paid no later than the following day, Tuesday, noon time. Failure to submit this form and fees by the aforementioned deadlines will result in this item not being placed on the next available Plat Committee agenda.

FOR OFFICIAL USE ONLY:

Agenda Date: _____
Tentative No.: T- _____
Received Date: _____

Number of Sites : (267)

APPLICATION FOR PLAT OF SUBDIVISION DEVELOPMENT

Municipality: UNINCORPORATED MIAMI-DADE COUNTY Sec.: 23 Twp.: 57 S. Rge.: 38 E. / Sec.: _____ Twp.: _____ S. Rge.: _____ E.

1. Name of Proposed Subdivision: Acacia Groves

2. Owner's Name: TPG AG EHC III (LEN) MULTI STATE 2, LLC Phone: 305-559-1951

Address: c/o Lennar Homes, LLC
5505 Waterford District Dr. City: Miami State: FL Zip Code: 33126
5th Fl

Owner's Email Address: Pedro.Portela@Lennar.com

3. Surveyor's Name: Schwebke-Shiskin & Associates, Inc. Phone: 954-435-7010

Address: 2844 Corporate Way City: Miramar State: FL Zip Code: 33025

Surveyor's Email Address: mjohnson@shiskin.com

4. Folio No(s): 30-7823-000-0200 / _____ / _____

5. Legal Description of Parent Tract: See Attached Exhibit "A"

6. Street boundaries: Lying between SW 336th Street and SW 340 St & between SW 194 Ave & SW 197 Ave

7. Present Zoning: EU-M Zoning Hearing No.: Z2023000107

8. Proposed use of Property:
Single Family Res.(244 Units), Duplex(_____ Units), Apartments(_____ Units), Industrial/Warehouse(_____ Square .Ft.),
Business(_____ Sq. Ft.), Office(_____ Sq. Ft.), Restaurant(_____ Sq. Ft. & No. Seats _____), Other (_____ Sq. Ft. & No. of Units _____)

9. Does the property contain contamination? YES: NO:

NOTE: Attach list of all plat restrictions zoning conditions or any other declarations, restrictions, covenants that might affect this Tentative Plat.

Any soil groundwater or surface water contaminants exceeding standards or criteria outlined in local, state, and/or federal law, shall be disclosed. Furthermore, any portion of the of the property to be conveyed (including right-of-way) must be identified, and the receiving entity must be made aware of the contamination and accept the conveyance. Documentation of acceptance from each entity shall be provided with the plat application.

Be advised that Miami-Dade County will not accept the conveyance of contaminated property for right-of-way: right-of-way areas must be fully restored to applicable local, state, and/or federal standards or criteria.

Please note nothing stated herein may be interpreted to limit or restrict an engineer's or other professional's responsibility to prepare plans accurately and completely for proposed right-of-way as well as any other projects or plans. For proposed dedications of non-right-of-way properties, any soil, groundwater or surface water contaminants must be disclosed to the County Department at the earliest stage possible. The presence of any such contamination or delay in disclosure of such contamination could result in the County declining the acceptance of the proposed dedication, the need for the developer to reconfigure or change previously approved site plans, or conduct changes to the proposed development may be required. The applicant may contact the DERM Environmental Monitoring and Restoration Division at 305-372-6700 for additional information.

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I HEREBY CERTIFY that I am the owner of the parcel(s) described in Item 5 and that the information contained in this application is true and correct to the best of my knowledge and belief. If applicable, attached is a list of all the restrictions/ restrictive covenants and declarations in favor of Miami-Dade County. Attached is a copy of the recorded deed showing my acquisition of this land. In addition, I agree to furnish additional items as may be necessary such as abstract or Opinion of Title to determine accurate ownership information. Furthermore, I am aware that the use of a public water supply and/or public sewer system may be required for this development. If so required, I recognize that engineering drawings for the extension of these utilities must be approved by the appropriate utility entity and by D.R.E.R. prior to the approval of the final plat.

Pursuant to Florida Statutes 837.06, whoever knowingly makes a false statement in writing with the intent to mislead a public servant in the performance of his duty shall be guilty of a misdemeanor of the second degree, punishable as provided in FS. 775.082 or FS. 775.083.

TPG AG EHC III (LEN) MULTI STATE 2, LLC,
a Delaware limited liability company

STATE OF Arizona)
COUNTY OF Maricopa)

SS:

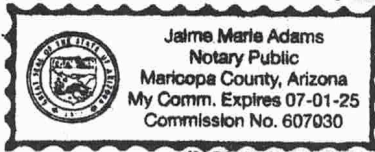
Signature of Owner: *Steven S. Benson*

Steven S. Benson, Manager of Essential Housing Asset Management, LLC, an Arizona limited liability company, the Authorized Agent of TPG AG EHC III (LEN) Multi State 2, LLC

(Print name & Title here):

BEFORE ME, personally appeared Steven S. Benson this 3 day of March, 2015 A.D. and (he/she) acknowledged to and before me that (he/she) executed the same for the purposed therein. Personally known or produce as identification and who did (not) take an oath.

WITNESS my hand and seal in the County and State last aforesaid this 3 day of March, 2015 A.D.



(NOTARY SEAL)

Signature of Notary Public: *Jaime Marie Adams*

(Print, Type name here: Jaime Marie Adams)

07/01/2025
(Commission Expires)

607030
(Commission Number)

Note: The reverse side of this sheet may be used for a statement of additional items you may wish considered.

EXHIBIT "A"

LEGAL DESCRIPTION

THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 23, TOWNSHIP 57 SOUTH, RANGE 38 EAST, MIAMI-DADE COUNTY, FLORIDA, LESS THE NORTH 35 FEET AND THE WEST 35 FEET OF SAID TRACT; SAID LAND LYING AND BEING IN MIAMI-DADE COUNTY, FLORIDA.

ALSO KNOWN AS:

COMMENCE AT THE NORTHWEST CORNER OF THE NORTHWEST ONE QUARTER (1/4) OF THE SOUTHWEST ONE QUARTER OF SECTION 23, TOWNSHIP 57 SOUTH, RANGE 38 EAST, MIAMI-DADE COUNTY, FLORIDA; ALSO BEING THE WEST ONE QUARTER (1/4) CORNER OF SAID SECTION 23, TOWNSHIP 57 SOUTH, RANGE 38 EAST, MIAMI-DADE COUNTY, FLORIDA; THENCE RUN ALONG THE NORTH LINE OF THE SOUTHWEST ONE QUARTER (1/4) OF SAID SECTION 23, NORTH 89°18'22" EAST FOR A DISTANCE OF 1333.19 FEET TO THE NORTHEAST CORNER OF THE NORTHWEST ONE QUARTER (1/4) OF THE SOUTHWEST ONE QUARTER (1/4) OF SAID SECTION 23; THE NEXT TWO DESCRIBED COURSES BEING ALONG THE EAST LINE OF THE NORTHWEST ONE QUARTER (1/4) OF THE SOUTHWEST ONE QUARTER (1/4) OF SAID SECTION 23; THENCE SOUTH 00°23'22" EAST FOR 35.00 FEET TO THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED PARCEL; THENCE CONTINUE SOUTH 00°23'22" EAST FOR 1298.92 FEET TO THE SOUTH EAST CORNER OF THE NORTHWEST ONE QUARTER (1/4) OF THE SOUTHWEST ONE QUARTER OF SAID SECTION 23; THENCE RUN ALONG THE SOUTH LINE OF THE NORTHWEST ONE QUARTER (1/4) OF THE SOUTHWEST ONE QUARTER OF SAID SECTION 23, SOUTH 89°30'47" WEST FOR A DISTANCE OF 1293.65 FEET; THENCE RUN ALONG A LINE PARALLEL WITH AND 35.00 FEET EASTERLY OF, AS MEASURED AT RIGHT ANGLES TO, THE WEST LINE OF THE SOUTHWEST ONE QUARTER (1/4) OF SAID SECTION 23, NORTH 00°35'04" WEST FOR A DISTANCE OF 1294.24 FEET TO A POINT; THENCE RUN ALONG A LINE PARALLEL WITH AND 35.00 FEET SOUTHERLY OF, AS MEASURED AT RIGHT ANGLES TO, THE NORTH LINE OF THE SOUTHWEST ONE QUARTER (1/4) OF SAID SECTION 23, NORTH 89°18'22" EAST FOR A DISTANCE 1298.07 FEET TO THE POINT OF BEGINNING, CONTAINING 1,680,179 SQUARE FEET MORE OR LESS, OR 38.572 ACRES MORE OR LESS.

GENERAL LEGEND:

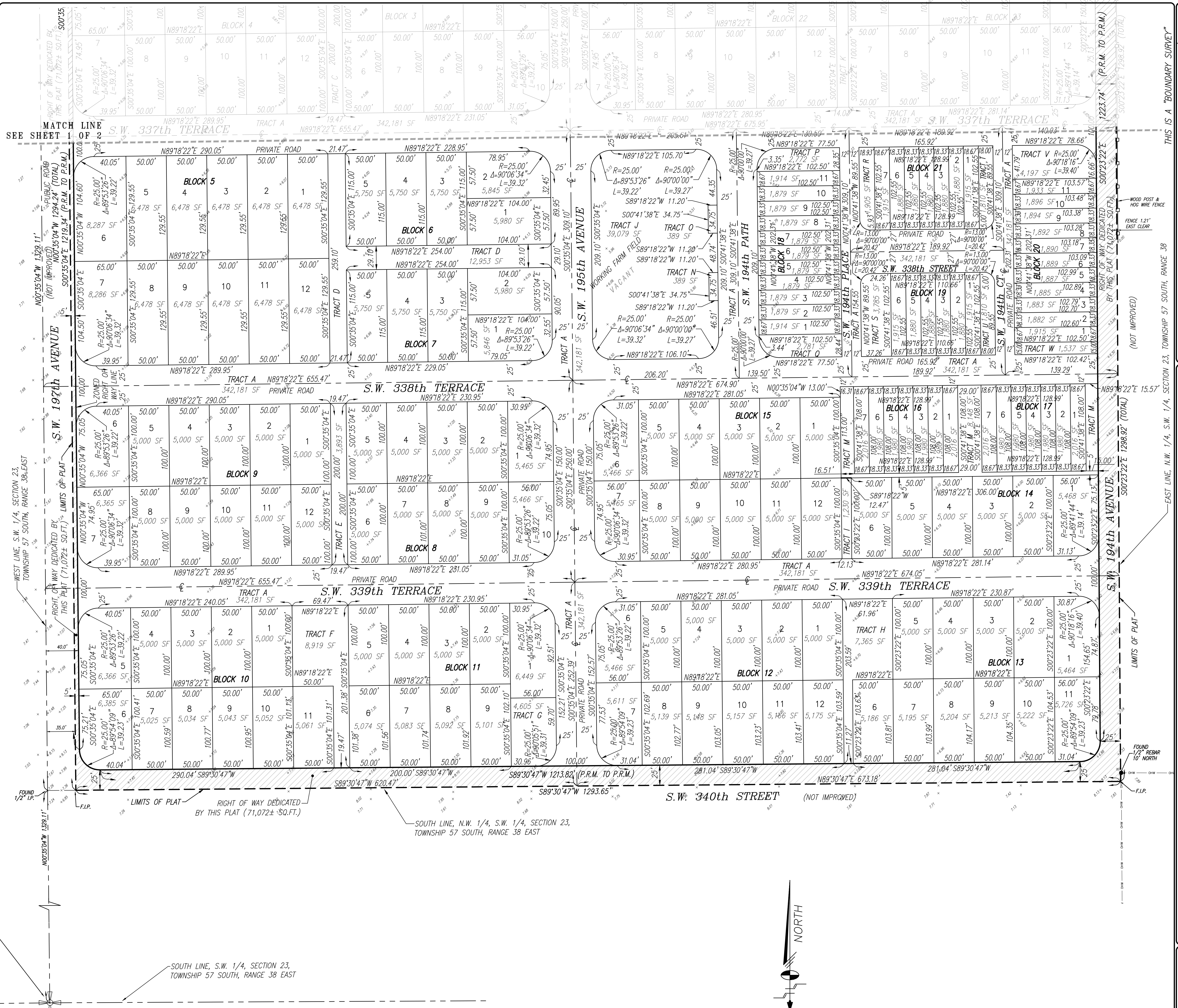
- AERIAL TARGET
- ALUMINUM LIGHT POST
- ALUMINUM LIGHT POST (DOUBLE)
- ALUMINUM LIGHT POST (TRIPLE)
- ALUMINUM LIGHT POST (QUAD)
- ANCHOR/GUY WIRE
- BACKFLOW PREVENTER ASSEMBLY
- CABLE TELEVISION BOX
- CATCH BASIN
- CENTERLINE
- CHECK VALVE ASSEMBLY
- CIRCULAR MANHOLE
- COLUMN (CIRCULAR)
- COLUMN (SQUARE)
- CONCRETE LIGHT POLE
- CONCRETE LIGHT POLE (DOUBLE)
- CONCRETE POWER POLE
- CONTROL POINT
- CURB INLET
- ELECTRIC BOX
- ELECTRIC HAND HOLE
- ELEVATIONS (SEE NOTES FOR DATUM)
- FIRE HYDRANT
- FLAP LINE
- FORCE MAIN MANHOLE
- FORCE MAIN VALVE
- F.P.I. ELECTRIC MANHOLE
- F.P.I. TRANSFORMER PAD
- F.P.I. TRANSMISSION POLE
- GAS MANHOLE
- GAS METER
- GAS PUMP
- GAS VALVE
- GREASE TRAP MANHOLE
- GROUND LIGHTING
- GUARD POST
- IRRIGATION HAND HOLE
- IRRIGATION VALVE
- JUNCTION BOX
- MAILBOX
- MANHOLE WELL
- MONUMENT LINE
- OVERHEAD WIRES (APPROXIMATE)
- P-6 INLET
- P-6 W/LET
- PARKING METER
- PEDESTRIAN CROSSING SIGNAL
- PERMANENT REFERENCE MONUMENT
- POST INDICATOR VALVE
- VACUUM BREAKER ASSEMBLY
- PROPERTY LINE
- SANITARY SEWER CLEANOUT
- SANITARY SEWER MANHOLE
- SHAMES CONNECTION
- SKIN POST
- SPRINKLER PUMP
- STANDPIPE
- STORM SEWER MANHOLE
- STREET LIGHT HAND HOLE
- SINGLE INLET
- TELEPHONE BOX (SOUTHERN BELL)
- TELEPHONE HAND HOLE
- TELEPHONE MANHOLE (SO. BELL)
- TELEPHONE PAYPHONE
- TRAFFIC HAND HOLE
- TRAFFIC UTILITY BOX
- TRAFFIC SIGNAL POST
- UNDERGROUND UTILITY MARKER
- UNKNOWN UTILITY MANHOLE
- UNKNOWN UTILITY HAND HOLE
- WATER MANHOLE
- WATER METER
- WATER VALVE
- WOOD LIGHT POLE
- WOOD POWER POLE
- HANDICAP PARKING
- STROLLER PARKING

ABBREVIATIONS:

- denotes BEARING
- denotes DISTANCE
- denotes CURVE DATA
- denotes POINT OF BEGINNING
- denotes POINT OF CURVATURE
- denotes POINT OF TANGENCY
- denotes POINT OF INTERSECTION
- denotes POINT OF COMMENCEMENT
- denotes POINT OF BEGINNING
- denotes OFFICIAL RECORDS BOOK
- denotes POINT OF CURVATURE
- denotes CONCRETE BLOCK STRUCTURE
- denotes CONCRETE PIPE
- denotes CHAIN
- denotes IRON PIPE
- denotes IRON PIPE & BRASS DISC
- denotes SET IRON PIPE & BRASS DISC
- denotes SET IRON PIPE & BRASS DISC
- denotes ENDORSEMENT

PRINTED UNDERGROUND UTILITIES (APPROXIMATE)

- COMMUNICATION
- DRAIN
- ELECTRIC
- FORCE MAIN
- IRIGATION
- NATURAL GAS
- SANITARY SEWER
- WATER



REVISIONS

NO.	DATE	DESCRIPTION
1	12-11-2020	ISSUE FOR PERMIT
2	12-11-2020	REVISED PER PERMIT COMMENTS
3	12-11-2020	REVISED PER PERMIT COMMENTS
4	12-11-2020	REVISED PER PERMIT COMMENTS
5	12-11-2020	REVISED PER PERMIT COMMENTS
6	12-11-2020	REVISED PER PERMIT COMMENTS
7	12-11-2020	REVISED PER PERMIT COMMENTS
8	12-11-2020	REVISED PER PERMIT COMMENTS
9	12-11-2020	REVISED PER PERMIT COMMENTS
10	12-11-2020	REVISED PER PERMIT COMMENTS
11	12-11-2020	REVISED PER PERMIT COMMENTS
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45	12-11-2020	REVISED PER PERMIT COMMENTS
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48	12-11-2020	REVISED PER PERMIT COMMENTS
49	12-11-2020	REVISED PER PERMIT COMMENTS
50	12-11-2020	REVISED PER PERMIT COMMENTS

Scale: 1 INCH = 50 FEET

Section 23, Township 57 South, Range 38 East, Miami-Dade County, Florida

ACACIA GROVES

TENTATIVE PLAT

THIS IS A BOUNDARY SURVEY

Order No. 212926
F.B. No. 19-31
Date: 12-11-2020
Checked By: M.S.J.
Drawn By: G.R.
Scale: AS SHOWN