

Agenda Item #    R - 2   

**Village of Royal Palm Beach**  
**Village Council**  
**Agenda Item Summary**

**Agenda Item:**

**PUBLIC HEARING TO CONSIDER APPLICATION NO. 20-15 (FP), AN APPLICATION BY EVANS LAND CONSULTING, AND ADOPTION OF RESOLUTION 20-17 CONFIRMING COUNCIL ACTION. THE APPLICANT IS SEEKING FINAL PLAT APPROVAL FOR ONE PARCEL OF LAND TOTTALLING 156.258± ACRES LOCATED ON THE SOUTH SIDE OF SOUTHERN BOULEVARD APPROXIMATELY 0.27 MILES WEST OF STATE ROAD 7 (U.S. 441); BY: BRIAN TUTTLE.**

**Issue:**

The proposal is for an application for Final Plat approval for a 156.258± acre parcel of land located on the south side of Southern Boulevard approximately 0.27 miles west of State Road 7 (U.S. 441). The land being platted lies within Zoning Districts that allow multi-family, single-family, commercial and public park uses. The Applicant is proposing to plat the 156.258± acres as eight (8) separate tracts, now referred to as “Tuttle Royale” f/k/a Southern Blvd Prop Master Plan. The property is being platted to allow for a Planned Commercial/Residential Development. The Final Plat is consistent with the proposed development of the site. The proposed plat conforms to the platting requirements of Village Code, more specifically:

- *Sec. 22-24 Final Plat – Requirements Generally.:* the plat contains all of the information required; and
- The platted properties meet all dimensional requirements of the Zoning Districts that are within the platted area.

The final plat is consistent with the currently approved Site Plans for Pod 2, Pod 3, Pod 4 and the Site Plan for Erica Boulevard.

However, the Applicant advertised at risk for placement of Application 20-15 (FP) on the February 17, 2022 Village Council meeting agenda contingent on being certified at the Applicant’s Technical Staff Review (“TSR”) meeting on February 3, 2022. Due to outstanding Engineering and legal comments, the Applicant was not certified at the February 3, 2022 TSR meeting, therefore Village staff is recommending postponement of this item to a time certain date to allow for an additional TSR meeting and certification of

Initiator:	Village Manager	Agenda Date	Village Council
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this application. Section 22-24(b) of the Village Code states that “[a]fter approval by the village engineer and technical staff review certification, the final plat shall be submitted to the engineering department . . . Then the final plat shall be placed on the village council agenda for consideration at their next available meeting.”

**Recommended Action:**

Village Staff is recommending that consideration of Application 20-15 (FP) and Resolution 20-17 be postponed to the time certain date.

Initiator:	Village Manager	Agenda Date	Village Council
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The following illustration shows the affected area of the “Tuttle Royale” Plat.

[illegible]

Initiator:	Village Manager	Agenda Date	Village Council
P & Z Director	Postponement	2-17-2022	Action

# Attachment A

## Tuttle Royale f/k/a Southern Blvd Prop Master Plan

### 20-15 (FP)

### Resolution No. 20-17

The following illustration shows the affected area of the "Tuttle Royale" Plat.

## TUTTLE ROYALE

BEING A REPLAT OF SHOPPES AT VILLAGE ROYALE AS RECORDED IN PLAT BOOK 124, PAGES 68 THROUGH 71, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA AND BEING A REPLAT OF A PORTION OF THE PLAT OF PALM BEACH FARMS PLAT NO.3 AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA AND LYING IN A PORTION OF SECTION 36, TOWNSHIP 43 SOUTH, RANGE 41 EAST, AND SECTION 1, TOWNSHIP 44 SOUTH, RANGE 41 EAST, THE VILLAGE OF ROYAL PALM BEACH, PALM BEACH COUNTY, FLORIDA

SHEET 2 OF 13

**CORPORATE DESIGNATION - SOUTHERN BLVD VILLAS, LLC.**  
 IN WITNESS WHEREOF, SOUTHERN BLVD VILLAS, LLC, A FLORIDA LIMITED LIABILITY COMPANY HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS VICE PRESIDENT, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2021.  
 SOUTHERN BLVD VILLAS, LLC, A FLORIDA LIMITED LIABILITY COMPANY  
 COMPANY LICENSED TO DO BUSINESS IN FLORIDA  
 BY: SOUTHERN BLVD VILLAS, LLC, ITS VICE PRESIDENT  
 BY: JUAN PEREZ, VICE PRESIDENT  
 WITNESS: \_\_\_\_\_ SEAL  
 PRINT NAME: \_\_\_\_\_ PRINT NAME: \_\_\_\_\_

**ACKNOWLEDGMENT - SOUTHERN BLVD VILLAS, LLC.**  
 STATE OF FLORIDA  
 COUNTY OF PALM BEACH  
 BEFORE ME PERSONALLY APPEARED \_\_\_\_\_ WHO IS PERSONALLY KNOWN TO ME AND WHO EXECUTED THE FOREGOING INSTRUMENT AS MANAGER OF SOUTHERN BLVD VILLAS, LLC, A FLORIDA LIMITED LIABILITY COMPANY AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE/HIS EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID COMPANY, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL OF SAID COMPANY, AND THAT IT WAS AFFIRMED TO SAID INSTRUMENT BY DUE AND REGULAR CORPORATE AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID COMPANY.  
 WITNESS MY HAND AND OFFICIAL SEAL, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2021.  
 MY COMMISSION EXPIRES: \_\_\_\_\_  
 SIGNATURE: \_\_\_\_\_  
 (PRINTED NAME) - NOTARY PUBLIC \_\_\_\_\_ SEAL

**CORPORATE DESIGNATION - MAIN STREET AT TUTTLE ROYALE, LLC.**  
 IN WITNESS WHEREOF, MAIN STREET AT TUTTLE ROYALE, LLC, A DELAWARE LIMITED LIABILITY COMPANY HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MANAGER, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2021.  
 MAIN STREET AT TUTTLE ROYALE, LLC, A DELAWARE LIMITED LIABILITY COMPANY  
 COMPANY LICENSED TO DO BUSINESS IN FLORIDA  
 BY: MAIN, LLC, ITS MANAGER  
 BY: MICHAEL TUTTLE, MANAGER  
 WITNESS: \_\_\_\_\_ SEAL  
 PRINT NAME: \_\_\_\_\_ PRINT NAME: \_\_\_\_\_

**ACKNOWLEDGMENT - MAIN STREET AT TUTTLE ROYALE, LLC.**  
 STATE OF FLORIDA  
 COUNTY OF PALM BEACH  
 BEFORE ME PERSONALLY APPEARED \_\_\_\_\_ WHO IS PERSONALLY KNOWN TO ME AND WHO EXECUTED THE FOREGOING INSTRUMENT AS MANAGER OF MAIN STREET AT TUTTLE ROYALE, LLC, A DELAWARE LIMITED LIABILITY COMPANY AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE/HIS EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID COMPANY, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL OF SAID COMPANY, AND THAT IT WAS AFFIRMED TO SAID INSTRUMENT BY DUE AND REGULAR CORPORATE AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID COMPANY.  
 WITNESS MY HAND AND OFFICIAL SEAL, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2021.  
 MY COMMISSION EXPIRES: \_\_\_\_\_  
 SIGNATURE: \_\_\_\_\_  
 (PRINTED NAME) - NOTARY PUBLIC \_\_\_\_\_ SEAL

**CORPORATE DESIGNATION - TUTTLE ROYALE SPN, LLC.**  
 IN WITNESS WHEREOF, TUTTLE ROYALE SPN, LLC, A FLORIDA LIMITED LIABILITY COMPANY HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MANAGER, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2021.  
 TUTTLE ROYALE SPN, LLC, A FLORIDA LIMITED LIABILITY COMPANY  
 COMPANY LICENSED TO DO BUSINESS IN FLORIDA  
 BY: MAIN, LLC, ITS MANAGER  
 BY: MICHAEL TUTTLE, MANAGER  
 WITNESS: \_\_\_\_\_ SEAL  
 PRINT NAME: \_\_\_\_\_ PRINT NAME: \_\_\_\_\_

**ACKNOWLEDGMENT - TUTTLE ROYALE SPN, LLC.**  
 STATE OF FLORIDA  
 COUNTY OF PALM BEACH  
 BEFORE ME PERSONALLY APPEARED \_\_\_\_\_ WHO IS PERSONALLY KNOWN TO ME AND WHO EXECUTED THE FOREGOING INSTRUMENT AS MANAGER OF TUTTLE ROYALE SPN, LLC, A FLORIDA LIMITED LIABILITY COMPANY AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE/HIS EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID COMPANY, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL OF SAID COMPANY, AND THAT IT WAS AFFIRMED TO SAID INSTRUMENT BY DUE AND REGULAR CORPORATE AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID COMPANY.  
 WITNESS MY HAND AND OFFICIAL SEAL, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2021.  
 MY COMMISSION EXPIRES: \_\_\_\_\_  
 SIGNATURE: \_\_\_\_\_  
 (PRINTED NAME) - NOTARY PUBLIC \_\_\_\_\_ SEAL

**CORPORATE DESIGNATION - TUTTLE ROYALE APARTMENTS, LLC.**  
 IN WITNESS WHEREOF, TUTTLE ROYALE APARTMENTS, LLC, A FLORIDA LIMITED LIABILITY COMPANY HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MANAGER, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2021.  
 TUTTLE ROYALE APARTMENTS, LLC, A FLORIDA LIMITED LIABILITY COMPANY  
 COMPANY LICENSED TO DO BUSINESS IN FLORIDA  
 BY: MAIN, LLC, ITS MANAGER  
 BY: MICHAEL TUTTLE, MANAGER  
 WITNESS: \_\_\_\_\_ SEAL  
 PRINT NAME: \_\_\_\_\_ PRINT NAME: \_\_\_\_\_

**ACKNOWLEDGMENT - TUTTLE ROYALE APARTMENTS, LLC.**  
 STATE OF FLORIDA  
 COUNTY OF PALM BEACH  
 BEFORE ME PERSONALLY APPEARED \_\_\_\_\_ WHO IS PERSONALLY KNOWN TO ME AND WHO EXECUTED THE FOREGOING INSTRUMENT AS MANAGER OF TUTTLE ROYALE APARTMENTS, LLC, A FLORIDA LIMITED LIABILITY COMPANY AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE/HIS EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID COMPANY, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL OF SAID COMPANY, AND THAT IT WAS AFFIRMED TO SAID INSTRUMENT BY DUE AND REGULAR CORPORATE AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID COMPANY.  
 WITNESS MY HAND AND OFFICIAL SEAL, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2021.  
 MY COMMISSION EXPIRES: \_\_\_\_\_  
 SIGNATURE: \_\_\_\_\_  
 (PRINTED NAME) - NOTARY PUBLIC \_\_\_\_\_ SEAL

**CORPORATE DESIGNATION - TLA-34 LOWRES, LLC.**  
 IN WITNESS WHEREOF, TLA-34 LOWRES, LLC, A FLORIDA LIMITED LIABILITY COMPANY HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MANAGER, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2021.  
 TLA-34 LOWRES, LLC, A FLORIDA LIMITED LIABILITY COMPANY  
 COMPANY LICENSED TO DO BUSINESS IN FLORIDA  
 BY: TLA-34 LOWRES, LLC, ITS MANAGER  
 BY: MICHAEL TUTTLE, MANAGER  
 WITNESS: \_\_\_\_\_ SEAL  
 PRINT NAME: \_\_\_\_\_ PRINT NAME: \_\_\_\_\_

**ACKNOWLEDGMENT - TLA-34 LOWRES, LLC.**  
 STATE OF FLORIDA  
 COUNTY OF PALM BEACH  
 BEFORE ME PERSONALLY APPEARED \_\_\_\_\_ WHO IS PERSONALLY KNOWN TO ME AND WHO EXECUTED THE FOREGOING INSTRUMENT AS MANAGER OF TLA-34 LOWRES, LLC, A FLORIDA LIMITED LIABILITY COMPANY AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE/HIS EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID COMPANY, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL OF SAID COMPANY, AND THAT IT WAS AFFIRMED TO SAID INSTRUMENT BY DUE AND REGULAR CORPORATE AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID COMPANY.  
 WITNESS MY HAND AND OFFICIAL SEAL, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2021.  
 MY COMMISSION EXPIRES: \_\_\_\_\_  
 SIGNATURE: \_\_\_\_\_  
 (PRINTED NAME) - NOTARY PUBLIC \_\_\_\_\_ SEAL

**ACCEPTANCE OF RESERVATIONS - TUTTLE ROYALE PROPERTY OWNERS ASSOCIATION, INC.**  
 STATE OF FLORIDA  
 COUNTY OF PALM BEACH  
 THE TUTTLE ROYALE PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION, HEREBY ACCEPTS THE DESIGNATIONS OR RESERVATIONS TO SAID ASSOCIATION AS STATED AND SHOWN HEREON, AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS FOR SAME AS STATED HEREON, DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2021.  
 TUTTLE ROYALE PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION  
 BY: \_\_\_\_\_ PRESIDENT  
 WITNESS: \_\_\_\_\_ SEAL  
 PRINT NAME: \_\_\_\_\_ PRINT NAME: \_\_\_\_\_

**ACKNOWLEDGMENT - TUTTLE ROYALE PROPERTY OWNERS ASSOCIATION, INC.**  
 STATE OF FLORIDA  
 COUNTY OF PALM BEACH  
 BEFORE ME PERSONALLY APPEARED \_\_\_\_\_ AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS \_\_\_\_\_ OF THE TUTTLE ROYALE PROPERTY OWNERS ASSOCIATION, INC., A FLORIDA CORPORATION, AND SEVERALLY ACKNOWLEDGED TO AND BEFORE ME THAT HE/HIS EXECUTED SUCH INSTRUMENT AS SUCH OFFICER OF SAID COMPANY, AND THAT THE SEAL AFFIXED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL OF SAID COMPANY, AND THAT IT WAS AFFIRMED TO SAID INSTRUMENT BY DUE AND REGULAR CORPORATE AUTHORITY, AND THAT SAID INSTRUMENT IS THE FREE ACT AND DEED OF SAID COMPANY.  
 WITNESS MY HAND AND OFFICIAL SEAL, THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2021.  
 MY COMMISSION EXPIRES: \_\_\_\_\_  
 SIGNATURE: \_\_\_\_\_  
 (PRINTED NAME) - NOTARY PUBLIC \_\_\_\_\_ SEAL

THIS INSTRUMENT PREPARED BY C. ANDRE RAYMAN, P.S.M. 154438  
 STATE OF FLORIDA  
 COUNTY OF PALM BEACH  
 ENGINEERING GROUP, INC. ENGINEERS SURVEYORS AND GIS MAPPERS  
 1201 N. COMMERCE AVE. SUITE 100, WEST PALM BEACH, FLORIDA 33411  
 CERTIFICATE OF AUTHORIZATION NO. 00000000000000000000

TUTTLE ROYALE	
DATE	12/20/2021
SCALE	1"=60'
CAD FILE	120210101-01-01-01-01-01-01
DRW FILE	120210101-01-01-01-01-01-01
CHECKED	START

2/13

13037.96

Initiator:	Village Manager	Agenda Date	Village Council
P & Z Director	Postponement	2-17-2022	Action



**Attachment A**  
**Tuttle Royale f/k/a Southern Blvd Prop Master Plan**  
**20-15 (FP)**  
**Resolution No. 20-17**

The following illustration shows the affected area of the “Tuttle Royale” Plat.

<b>TUTTLE ROYALE</b>												
<b>BEING A REPLAT OF SHOPPES AT VILLAGE ROYALE AS RECORDED IN PLAT BOOK 124, PAGES 68 THROUGH 71, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA AND BEING A REPLAT OF A PORTION OF THE PLAT OF PALM BEACH FARMS PLAT NO.3 AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA AND LYING IN A PORTION OF SECTION 36, TOWNSHIP 43 SOUTH, RANGE 41 EAST, AND SECTION 1, TOWNSHIP 44 SOUTH, RANGE 41 EAST, THE VILLAGE OF ROYAL PALM BEACH, PALM BEACH COUNTY, FLORIDA</b>												
<b>DECEMBER 2021</b>												
<b>SHEET 4 OF 13</b>												
<p><b>ACCEPTANCE OF RESERVATIONS - VILLAGE OF ROYAL PALM BEACH</b></p> <p>STATE OF FLORIDA COUNTY OF PALM BEACH</p> <p>THE VILLAGE OF ROYAL PALM BEACH, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA, HEREBY ACCEPTS THE RESERVATIONS ON RESERVATIONS TO SAID VILLAGE AS STATED AND SHOWN HEREON, AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS FOR SAME AS STATED HEREON, DATED THIS _____ DAY OF _____, 2021.</p> <p>STATE OF FLORIDA COUNTY OF PALM BEACH VILLAGE OF ROYAL PALM BEACH A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA</p> <p>WITNESS: _____ BY: _____ PRINT NAME: _____</p> <p><b>ACKNOWLEDGEMENT - VILLAGE OF ROYAL PALM BEACH</b></p> <p>STATE OF FLORIDA COUNTY OF PALM BEACH</p> <p>BEFORE ME PERSONALLY APPEARED _____ AS IDENTIFICATION AND WHO PERSONALLY KNOWN TO ME OR HAVE PRODUCED SUFFICIENT EVIDENCE AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS SUCH MAYOR OF SAID VILLAGE, AND THAT THE SEAL APPLIED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL OF SAID VILLAGE AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY ITS REGULAR CORPORATE AUTHORITY, AND THAT SAID INSTRUMENT IS THE TRUE AND CORRECT COPY OF SAID VILLAGE.</p> <p>WITNESS MY HAND AND OFFICIAL SEAL THIS _____ DAY OF _____, 2021.</p> <p>MY COMMISSION EXPIRES: _____ COMMISSION NUMBER: _____</p> <p>SIGNATURE: _____ (PRINTED NAME) - NOTARY PUBLIC</p> <p><b>APPROVAL - THE VILLAGE OF ROYAL PALM BEACH</b></p> <p>STATE OF FLORIDA COUNTY OF PALM BEACH</p> <p>THE VILLAGE OF ROYAL PALM BEACH, ITS SUCCESSORS AND ASSIGNS HEREBY APPROVES THE PLAT OF TUTTLE ROYALE FOR RECORD THIS _____ DAY OF _____, 2021.</p> <p>THE VILLAGE OF ROYAL PALM BEACH A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA</p> <p>BY: _____ DATE: _____</p> <p>BY: _____ DATE: _____</p> <p>WITNESS: _____ WITNESS: _____</p> <p>PRINT NAME: _____ PRINT NAME: _____</p> <p><b>VILLAGE OF ROYAL PALM BEACH ENGINEER APPROVAL</b></p> <p>THIS PLAT IS IN COMPLIANCE WITH THE VILLAGE OF ROYAL PALM BEACH SUBDIVISION CODE, CHAPTER 22.</p> <p>BY: _____ DATE: _____</p>	<p><b>ACCEPTANCE OF RESERVATIONS BY THE VILLAGE OF WELLINGTON</b></p> <p>STATE OF FLORIDA COUNTY OF PALM BEACH</p> <p>THE VILLAGE OF WELLINGTON, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA, ITS SUCCESSORS AND ASSIGNS, HEREBY CONSENTS TO THE RESERVATIONS ON RESERVATIONS TO SAID VILLAGE, AS STATED AND SHOWN HEREON, AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATION FOR SAME AS STATED AND SHOWN HEREON, DATED THIS _____ DAY OF _____, 2021.</p> <p>WITNESS: _____ BY: _____ PRINT NAME: _____</p> <p><b>ACKNOWLEDGEMENT - VILLAGE OF WELLINGTON</b></p> <p>STATE OF FLORIDA COUNTY OF PALM BEACH</p> <p>BEFORE ME PERSONALLY APPEARED ANNE GERMING AND CHELLE ADAMS, WHO ARE PERSONALLY KNOWN TO ME OR HAVE PRODUCED SUFFICIENT EVIDENCE AS IDENTIFICATION, AND WHO EXECUTED THE FOREGOING INSTRUMENT AS SUCH MAYOR AND VILLAGE CLERK OF THE VILLAGE OF WELLINGTON, POLITICAL SUBDIVISION OF THE STATE OF FLORIDA, AND HEREBY ACKNOWLEDGED TO AND BEFORE ME THAT THEY HAVE EXECUTED SAID INSTRUMENT AS SUCH OFFICERS OF SAID VILLAGE, AND THAT IT WAS AFFIXED TO THE FOREGOING INSTRUMENT IS THE CORPORATE SEAL OF SAID VILLAGE TO SAID INSTRUMENT AS SUCH OFFICERS OF SAID VILLAGE, AND THAT IT WAS AFFIXED TO SAID INSTRUMENT BY SAID VILLAGE.</p> <p>WITNESS MY HAND AND OFFICIAL SEAL THIS _____ DAY OF _____, 2021.</p> <p>MY COMMISSION EXPIRES: _____ COMMISSION NUMBER: _____</p> <p>SIGNATURE: _____ (PRINTED NAME) - NOTARY PUBLIC</p>	<p><b>REVENING SURVEYOR'S STATEMENT</b></p> <p>THIS PLAT HAS BEEN REVIEWED IN ACCORDANCE WITH CHAPTER 171.001(1), FLORIDA STATUTES TO DETERMINE THAT NO DATA REQUIRED BY CHAPTER 171, FLORIDA STATUTES IS KNOWN, WHILE RANDOM CHECKS OF THE GEODETIC DATA REFLECT ITS ADEQUACY, NO REPRESENTATION OF THE FULL VERIFICATION OF SAID DATA WAS MADE.</p> <p>BY: _____ NAME: BRYAN MERRITT PROFESSIONAL SURVEYOR AND MAPPER FLORIDA CERTIFICATE NO. 6508</p>										
<p>STATE OF FLORIDA COUNTY OF PALM BEACH</p> <p>THIS PLAT WAS FILED FOR RECORD AT _____ THIS _____ DAY OF _____, 2021. BY: _____ CLERK AND COUNTY COURT &amp; COMPTROLLER</p> <p>BY: _____ DEPUTY CLERK</p>												
<p>THE INSTRUMENT PREPARED BY C. ANDRE RAYMAN, P.E., L.S. 45432 STATE OF FLORIDA ENGINEERING GROUP, INC. ENGINEERS SURVEYORS AND QS MAPPERS 1280 N. CONGRESS AVE., SUITE 100, WEST PALM BEACH, FLORIDA 33409 CERTIFICATE OF AUTHORIZATION NO. L00000000</p> <p><b>TUTTLE ROYALE</b></p> <table border="1" style="width: 100%; border-collapse: collapse;"><tr><td>DATE</td><td>10/20/2021</td></tr><tr><td>SCALE</td><td>1"=40'</td></tr><tr><td>CAD FILE</td><td>10010101.DWG</td></tr><tr><td>DRAWN</td><td>STAFF</td></tr><tr><td>CHECKED</td><td>STAFF</td></tr></table> <p>USE A COMBINED PENCIL, INK OR RED FOR SIGNATURES ONLY DO NOT SIGN OR WRITE OVER OR THROUGH THE INSTRUMENT</p> <p><b>4/13</b></p> <p><b>13037.96</b></p>			DATE	10/20/2021	SCALE	1"=40'	CAD FILE	10010101.DWG	DRAWN	STAFF	CHECKED	STAFF
DATE	10/20/2021											
SCALE	1"=40'											
CAD FILE	10010101.DWG											
DRAWN	STAFF											
CHECKED	STAFF											

Initiator:	Village Manager	Agenda Date	Village Council
P & Z Director	Postponement	2-17-2022	Action



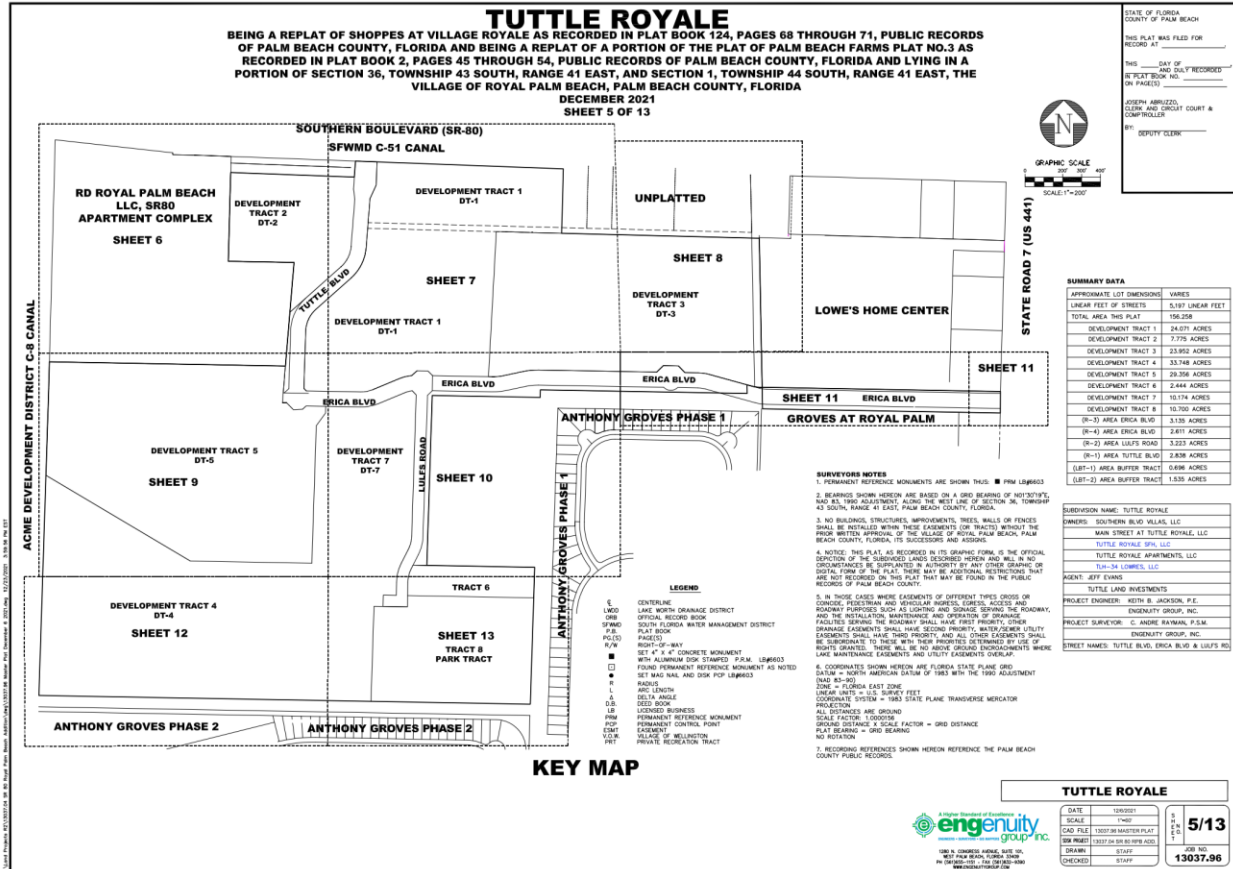
# Attachment A

## Tuttle Royale f/k/a Southern Blvd Prop Master Plan

### 20-15 (FP)

### Resolution No. 20-17

The following illustration shows the affected area of the "Tuttle Royale" Plat.



Initiator:	Village Manager	Agenda Date	Village Council
P & Z Director	Postponement	2-17-2022	Action

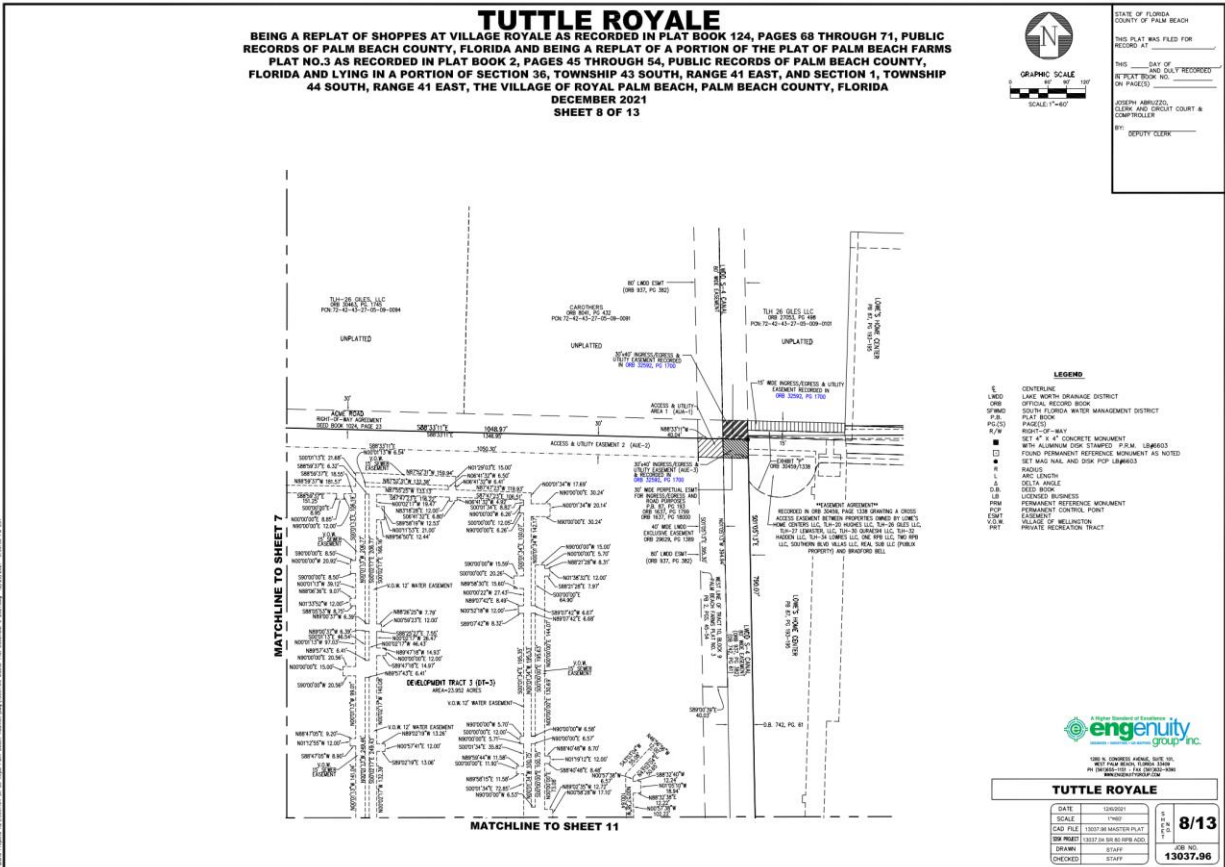






# **Attachment A** **Tuttle Royale f/k/a Southern Blvd Prop Master Plan** **20-15 (FP)** **Resolution No. 20-17**

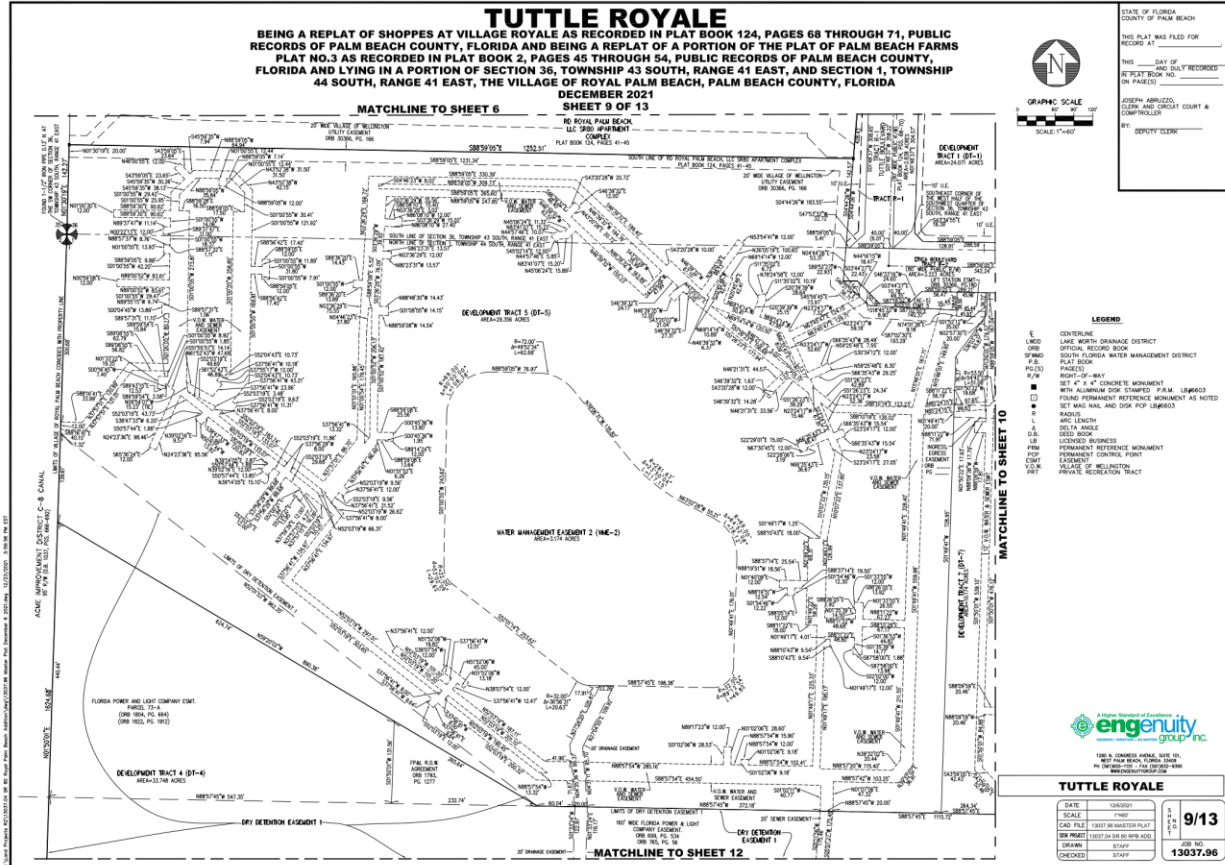
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P & Z Director	Postponement	2-17-2022	Action

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P & Z Director	Postponement	2-17-2022	Action





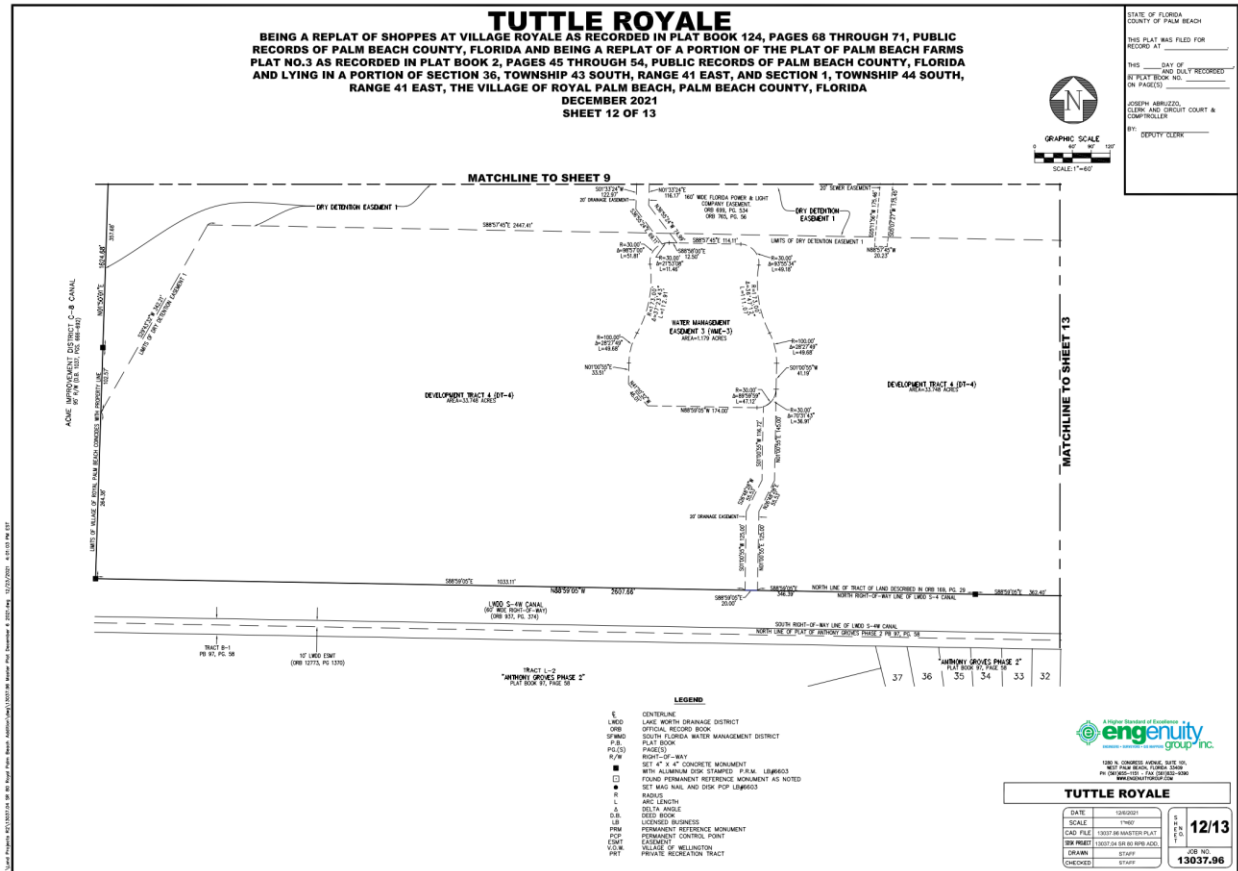
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