

Review Routing
Project: 1421 Sonia St Rezoning

Meeting: May 12, 2020
Comments Due: April 15, 2020

Department:	Comments:
FIRE	No objections.
PW/E	No objections.
Insp Svcs	No objections.
ESP	No objections.
ECUA	No objections.
GPW	No comments.
ATT	No objections.

Cynthia Cannon

From: Annie Bloxson
Sent: Wednesday, April 8, 2020 3:02 PM
To: Cynthia Cannon
Subject: RE: Rezoning - 1421 Sonia Street

Good Afternoon,

I do not oppose the rezoning of 1421 Sonia Street.

Respectfully,

Annie Bloxson

Fire Marshal

Visit us at PensacolaFire.com

475 E. Strong St.

Pensacola, FL 32501

Office: 850.436.5200

abloxson@cityofpensacola.com



Florida has a very broad public records law. As a result, any written communication created or received by City of Pensacola officials and employees will be made available to the public and media, upon request, unless otherwise exempt. Under Florida law, email addresses are public records. If you do not want your email address released in response to a public records request, do not send electronic mail to this office. Instead, contact our office by phone or in writing

From: Cynthia Cannon <CCannon@cityofpensacola.com>

Sent: Wednesday, April 8, 2020 2:40 PM

To: Amy Hargett <ahargett@cityofpensacola.com>; Andre Calaminus (ECUA) <andre.calaminus@ecua.fl.gov>; Annie Bloxson <ABloxson@cityofpensacola.com>; Bill Kimball <bkimball@cityofpensacola.com>; Brad Hinote <bradhinote@cityofpensacola.com>; Brian Cooper <bcooper@cityofpensacola.com>; Chris Mauldin <CMauldin@cityofpensacola.com>; Cynthia Cannon <CCannon@cityofpensacola.com>; Derrik Owens <DOwens@cityofpensacola.com>; Diane Moore <DMoore@cityofpensacola.com>; Heather Lindsay <HLindsay@cityofpensacola.com>; Jonathan Bilby <JBilby@cityofpensacola.com>; Karl Fenner (AT&T) <KF5345@att.com>; Kellie L. Simmons (Gulf Power) <kellie.simmons@nexteraenergy.com>; Leslie Statler <LStatler@cityofpensacola.com>; Miriam Woods <MWoods@cityofpensacola.com>; Paul A Kelly (GIS) <PAKelly@cityofpensacola.com>; Robbie Weekley <rweekley@cityofpensacola.com>; Ryan J. Novota <RNovota@cityofpensacola.com>; Sherry Morris <SMorris@cityofpensacola.com>; Stephen Kennington (AT&T)

Cynthia Cannon

From: Derrik Owens
Sent: Wednesday, April 8, 2020 4:02 PM
To: Cynthia Cannon
Subject: RE: Rezoning - 1421 Sonia Street

PW&F has no objection to the subject request...

From: Cynthia Cannon <CCannon@cityofpensacola.com>
Sent: Wednesday, April 8, 2020 2:40 PM
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Subject: Rezoning - 1421 Sonia Street

Good Afternoon All,

Please review and comment on the attached request before the Planning Board for a rezoning at 1421 Sonia Street. Please provide comments **by close of business on Wednesday, April 15 2020.**

Thank you!

Cynthia Cannon, AICP

Assistant Planning Director

Visit us at <http://cityofpensacola.com>

222 W Main St.

Pensacola, FL 32502

Office: 850.435-1670

ccannon@cityofpensacola.com



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Cynthia Cannon

From: Diane Moore
Sent: Wednesday, April 15, 2020 8:21 AM
To: Cynthia Cannon
Subject: RE: Rezoning - 1421 Sonia Street

Pensacola Energy has no comment on the rezoning request.

Thanks,
Diane

Diane Moore | Gas Distribution Engineer
Pensacola Energy | 1625 Atwood Drive, Pensacola, FL 32514
Desk: 850-474-5319 | Cell: 850-324-8004 | Fax: 850-474-5331
Email: dmoore@cityofpensacola.com

***Please consider the environment before printing this email.



For Non-Emergency Citizen Requests, Dial 311 or visit Pensacola311.com

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Subject: Rezoning - 1421 Sonia Street

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Please review and comment on the attached request before the Planning Board for a rezoning at 1421 Sonia Street. Please provide comments **by close of business on Wednesday, April 15 2020.**

Cynthia Cannon

From: Andre Calaminus <andre.calaminus@ecua.fl.gov>
Sent: Friday, April 10, 2020 10:09 AM
To: Cynthia Cannon
Subject: [EXTERNAL] RE: Rezoning - 1421 Sonia Street

THIS EMAIL IS FROM AN EXTERNAL EMAIL ACCOUNT

Good morning Cynthia,

The rezoning of the subject parcel from R-2B and CO to R-1AA does not appear to have any impact on ECUA's operations, therefore, ECUA Engineering has no comment at this time.

Thank you,

Andre Calaminus | Right of Way Agent | Emerald Coast Utilities Authority |

P.O. Box 17089 | Pensacola, FL 32522-7089 | Web: www.ecua.fl.gov |

Phone: (850) 969-5822 | Fax: (850) 969-6511 |

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****WARNING: This is an external email --- DO NOT CLICK links or attachments from unknown senders ****

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Thank you!

Cynthia Cannon, AICP

Assistant Planning Director

Visit us at <http://cityofpensacola.com>

222 W Main St.

Pensacola, FL 32502

Cynthia Cannon

From: SAUERS, BRAD <bs5403@att.com>
Sent: Wednesday, April 8, 2020 3:02 PM
To: Cynthia Cannon
Subject: [EXTERNAL] FW: Rezoning - 1421 Sonia Street
Attachments: 1421 Sonia St. rezoning application Combined.pdf

THIS EMAIL IS FROM AN EXTERNAL EMAIL ACCOUNT

AT&T has no objection to the rezoning.

Brad Sauers

Manager – OSP PIng and Eng
Technology Operations

AT&T – Bellsouth Telecommunications, LLC

605 W Garden St, Pensacola, FL 32502
o 850.436.1495 bs5403@att.com

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From: FENNER, KARL L <kf5345@att.com>
Sent: Wednesday, April 8, 2020 2:48 PM
To: SAUERS, BRAD <bs5403@att.com>
Subject: FW: Rezoning - 1421 Sonia Street

Karl Fenner

Area Manager – OSP PIng and Eng
Access Construction & Engineering, AL/NWFL OSPC/E + SER PDT/SOC

AT&T – BellSouth Telecommunications, LLC

605 W Garden St, Pensacola, FL 32502
m 850-393-2318 | o 850.436.1485 | kf5345@att.com

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REZONING

Please check application type:



Conventional Rezoning

Application Fee: \$2,500.00

Rehearing/Rescheduling (Planning Board): \$250.00

Rehearing/Rescheduling (City Council): \$750.00

Comprehensive Plan / FLUM Amendment

☐ (< 10 acres)

\$3,500.00

\$250.00

\$750.00

☐ (≥ 10 acres)

\$3,500.00

\$250.00

\$1,000.00



Applicant Information:

Name: JOE MEEKS Date: 3/6/2020

Address: 7874 BELLAH RD. PENSACOLA, 32526

Phone: 850-572-2694 Fax: _____ Email: MEEKS2222@AOL.COM

Property Information:

Owner Name: BAYSHORE BOYZZ, LLC Phone: 850-712-8844

Location/Address: 1421 SONIA ST. PENSACOLA, 32502

Parcel ID: 00-05-00-9080-012-201 Acres/Square Feet: _____

Zoning Classification: Existing R-2B, CO Proposed R-1AA

Future Land Use Classification: Existing HDR, CO Proposed MDR

Reason Rezoning Requested: APPLICANT/BUYER INTENDS TO OCCUPY THE PROPERTY AS SINGLE FAMILY ONLY AND RENOVATE THE EXISTING STRUCTURE OR DEMO AND BUILD NEW AND REQUEST R-1AA ZONING AND THE CHANGE FROM R-2B AND CO ZONING

Required Attachments: (A) Full legal description of property (from deed or survey)
(B) General location map with property to be rezoned indicated thereon

The above information, together with all other answers and information provided by me (us) as petitioner (s)/applicant (s) in the subject application, and all other attachments thereto, is accurate and complete to the best of my (our) knowledge and belief as of this 13th day of March, 2020

Applicant Signature

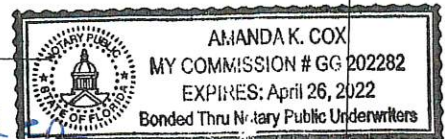
JOE MEEKS

Applicant Name (Print)

Owner Signature

Robert B Switzer

Owner Name (Print)



Sworn to and subscribed to before me this 13 day of March, 2020

Name: Kimberly Gordon Commission Expires: 2/15/2022

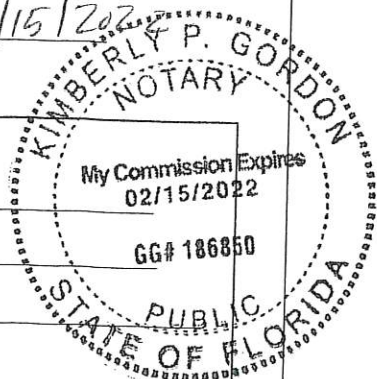
FOR OFFICE USE ONLY

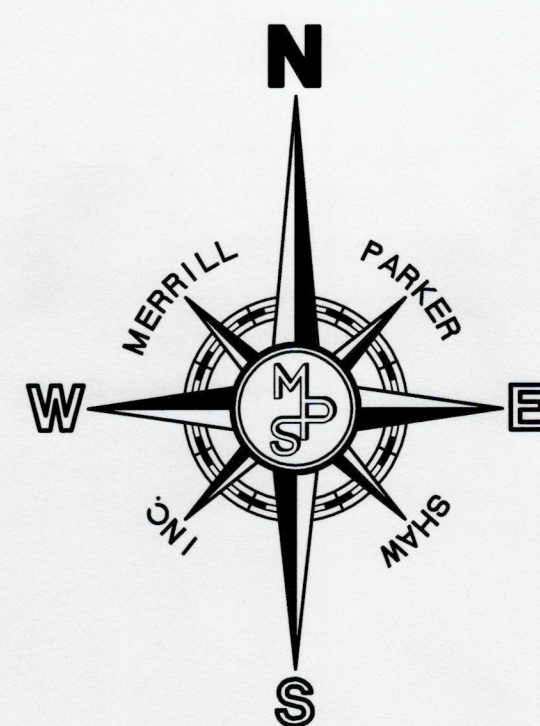
Council District: _____ Date Received: _____ Case Number: _____

Date Postcards mailed: _____ Planning Board Date: _____ Recommendation: _____

Committee Date: _____ Council Date: _____ Council Action: _____

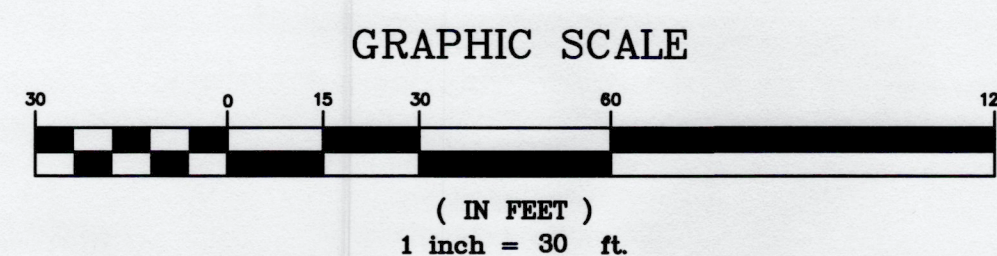
Second Reading: _____ Ordinance Number: _____



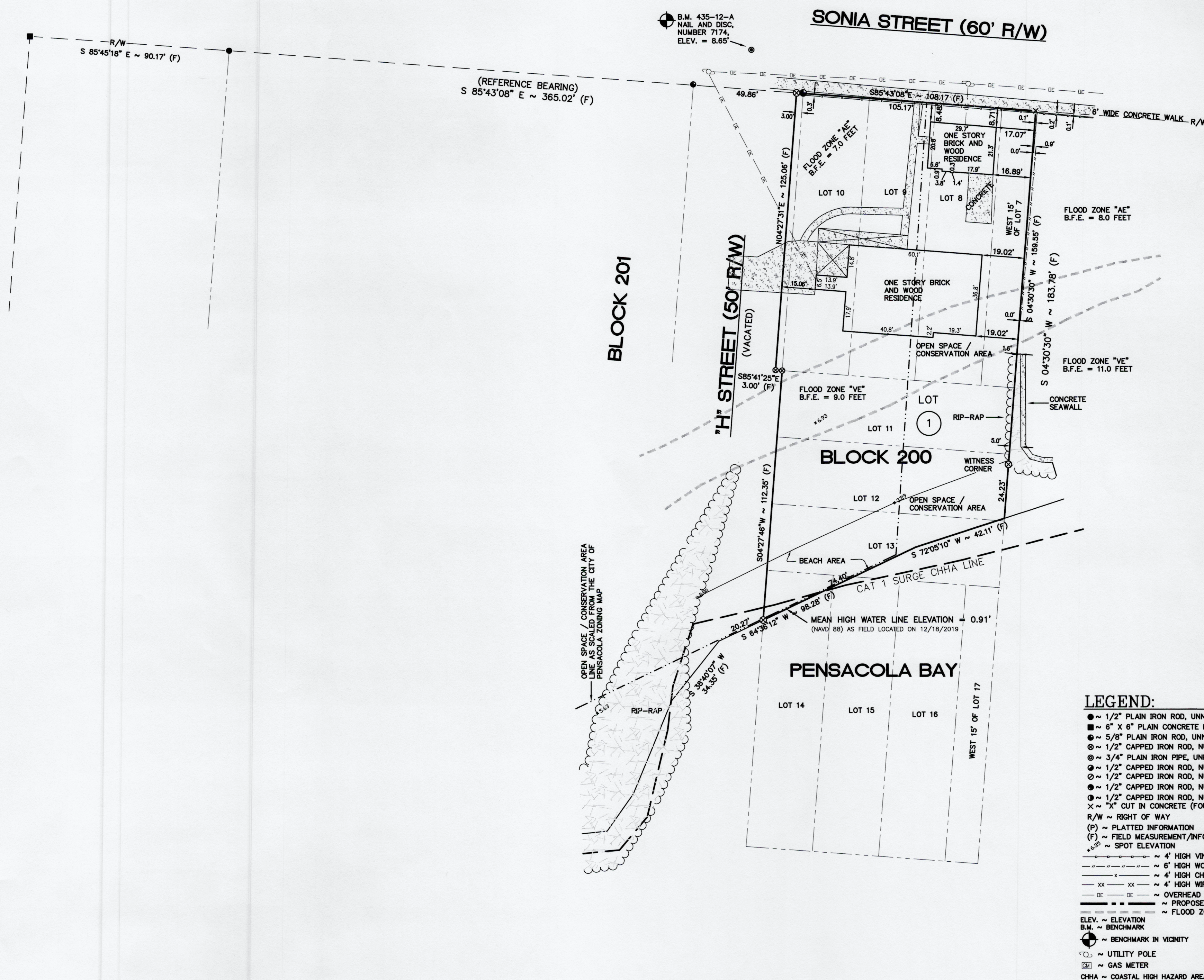
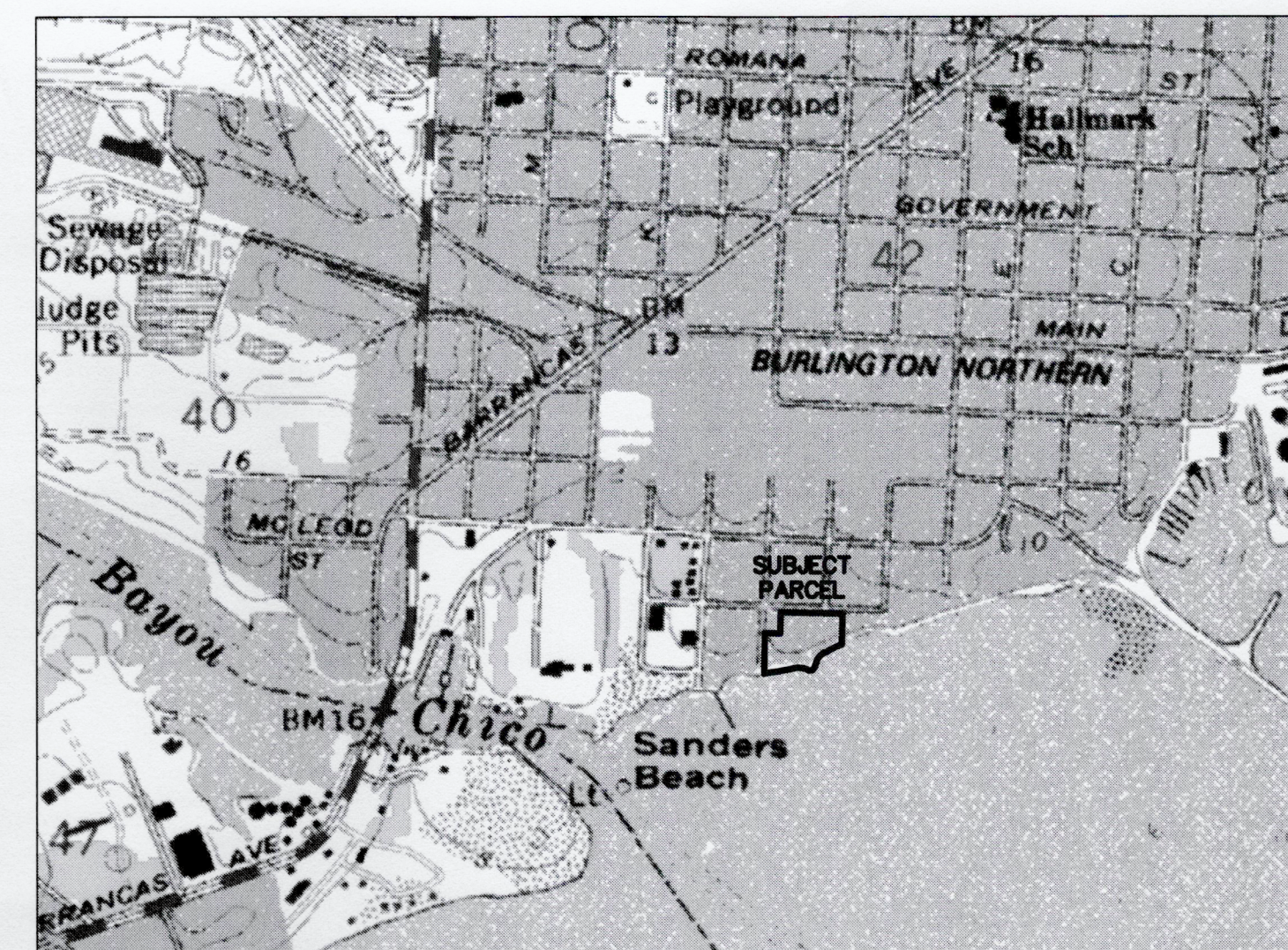


A PORTION OF BLOCK 200 AND 201, MAXENT TRACT, CITY OF PENSACOLA,
ESCAMBIA COUNTY, FLORIDA.

ADDRESS: 1421 SONIA STREET



VICINITY MAP
SCALE: 1" = 1000'



DESCRIPTION: PREPARED BY MERRILL PARKER SHAW, INC.

ALL OF LOTS 8-16, BLOCK 200, LYING NORTH OF PENSACOLA BAY; AND THE WEST 15 FEET OF LOTS 7 AND 17, BLOCK 200, LYING NORTH OF PENSACOLA BAY. AND ALSO THE EAST 3.0 FEET OF VACATED "H" STREET, LYING SOUTH OF SONIA STREET AND ADJACENT TO LOT 10, BLOCK 200, ALL BEING IN "MAXENT TRACT", CITY OF PENSACOLA, FLORIDA, COPYRIGHTED BY THOMAS C. WATSON, IN 1906.

SURVEYOR'S NOTES:

1. THE NORTH ARROW AND FIELD BEARINGS AS SHOWN HEREON ARE REFERENCED TO THE BEARING OF S 85°43'08" E ALONG THE SOUTH RIGHT OF WAY LINE OF SONIA STREET (60' R/W) AND BEING ON THE FLORIDA STATE PLANE COORDINATE SYSTEM NORTH ZONE, LAMBERT PROJECTION, RELATIVE TO NAD 83 (2011), USING THE TRIMBLE VRSNOW G.P.S. NETWORK.
2. SOURCE OF INFORMATION: DEEDS OF RECORD AND EXISTING FIELD MONUMENTATION.
3. NO TITLE SEARCH WAS PERFORMED BY OR FURNISHED TO MERRILL PARKER SHAW, INC. FOR THE SUBJECT PROPERTY. THERE MAY BE DEEDS OF RECORD, UNRECORDED DEEDS, RIGHT-OF-WAYS, EASEMENTS, BUILDING SETBACKS, RESTRICTIVE COVENANTS, GOVERNMENTAL JURISDICTIONAL AREAS OR OTHER INSTRUMENTS WHICH COULD AFFECT THE BOUNDARIES AND/OR USE OF THE SUBJECT PROPERTY.
4. ONLY THE ABOVE GROUND VISIBLE ENCROACHMENTS AND IMPROVEMENTS WERE FIELD LOCATED AS SHOWN HEREON, UNLESS OTHERWISE NOTED. UNDERGROUND ENCROACHMENTS AND IMPROVEMENTS, IF ANY, WERE NOT FIELD LOCATED OR VERIFIED, UNLESS OTHERWISE NOTED.
5. THE DIMENSIONS OF THE BUILDINGS (IF ANY) AS SHOWN HEREON ARE ALONG THE OUTSIDE FACE OF THE BUILDINGS AND DO NOT INCLUDE THE EAVES OVERHANG OR THE FOOTINGS OF THE FOUNDATIONS.
6. THE SURVEY AS SHOWN HEREON DOES NOT DETERMINE OWNERSHIP.
7. THE MEASUREMENTS MADE IN THE FIELD, INDICATED THUSLY (F), AS SHOWN HEREON WERE MADE IN ACCORDANCE WITH UNITED STATES STANDARDS.
8. FEDERAL AND STATE COPYRIGHT ACTS PROTECT THIS MAP FROM UNAUTHORIZED USE. THIS MAP IS NOT TO BE COPIED OR REPRODUCED IN WHOLE OR PART AND IS NOT TO BE USED FOR ANY OTHER TRANSACTION. THIS DRAWING CANNOT BE USED FOR THE BENEFIT OF ANY OTHER PERSON, COMPANY OR FIRM WITHOUT PRIOR WRITTEN CONSENT OF THE COPYRIGHT OWNER AND IS TO BE RETURNED UPON REQUEST.
9. THE ELEVATIONS AS SHOWN HEREON ARE REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1988, USING THE TRIMBLE VRSNOW G.P.S. NETWORK.
10. THE MEAN HIGH WATER ELEVATION AS SHOWN HEREON HAS BEEN ESTABLISHED BY EXTENDING THE ELEVATION SHOWN AT MEAN HIGH WATER INTERPOLATION POINT NUMBER 3415.
11. THE MEAN HIGH WATER LINE SURVEY COMPLIES WITH WITH CHAPTER 177, PART II, FLORIDA STATUTES.
12. THE FLOOD ZONE INFORMATION AS SHOWN HEREON IS BASED ON THE F.E.M.A. FLOOD INSURANCE RATE MAP NUMBER: 12033C0390G. EFFECTIVE DATE: 09/29/2006.

THE SURVEY SHOWN HEREON MEETS THE FLORIDA STANDARDS OF PRACTICE SET FORTH BY THE BOARD OF PROFESSIONAL SURVEYORS & MAPPERS IN THE STATE OF FLORIDA, ACCORDING TO FLORIDA ADMINISTRATIVE CODE, CHAPTER 5J-17.050, CHAPTER 5J-17.051 AND 5J-17.052, PURSUANT TO SECTION 472.027 FLORIDA STATUTES.

MERRILL PARKER SHAW, INC.
4928 N. DAVIS HIGHWAY, PENSACOLA, FL. 32503

E. Wayne Parker 3/12/20
E. WAYNE PARKER, PROFESSIONAL LAND SURVEYOR
REGISTRATION NUMBER 3683 CORPORATE NUMBER 7174
STATE OF FLORIDA

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[illegible]

NOT VALID WITHOUT
THE SIGNATURE AND
THE ORIGINAL RAISED
SEAL OF A FLORIDA
LICENSED SURVEYOR



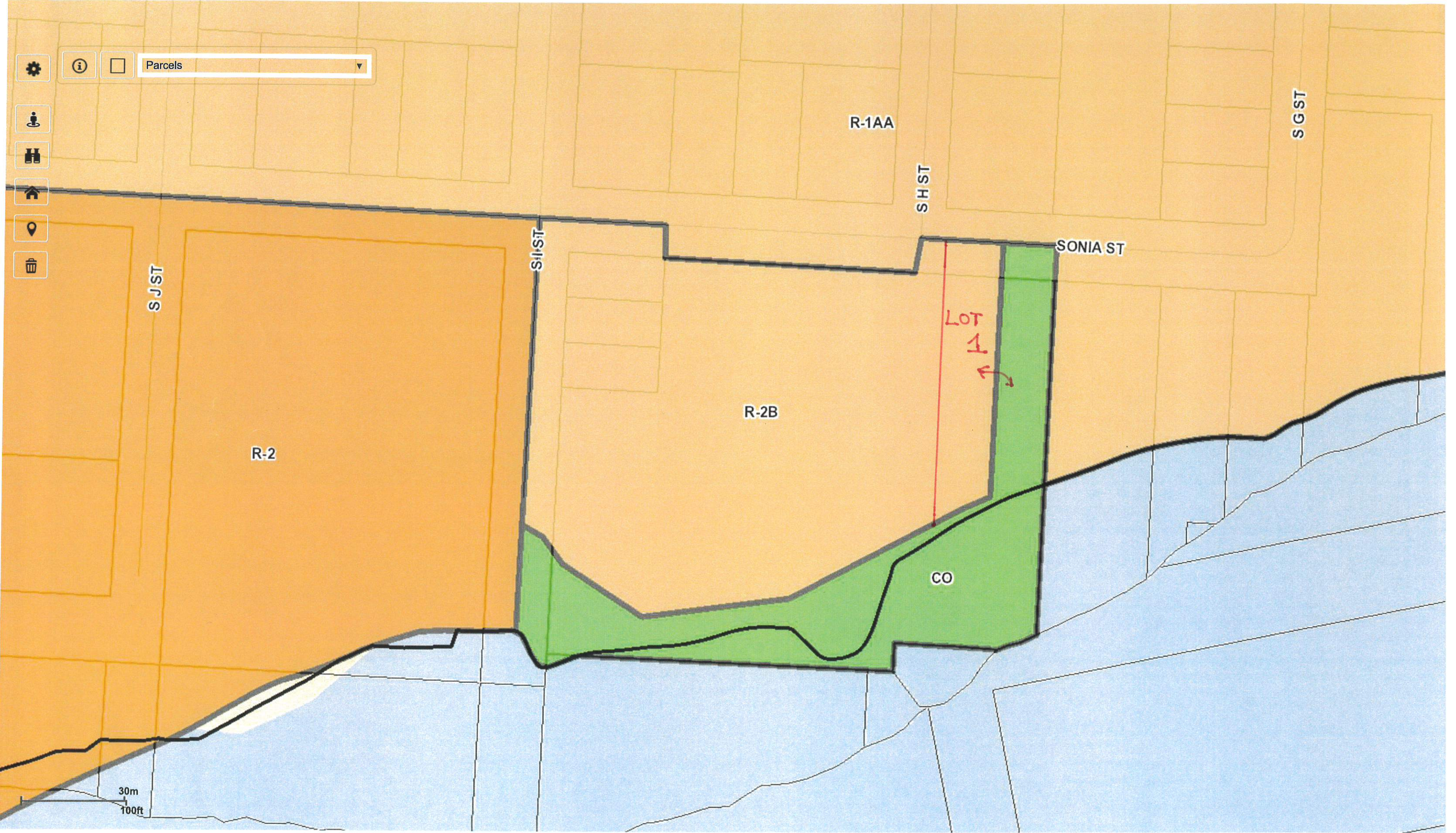
MERRILL PARKER SHAW. INC.



BOUNDARY SURVEY

PREPARED FOR: BILLY LOVELA
REQUESTED BY: BILLY LOVELA

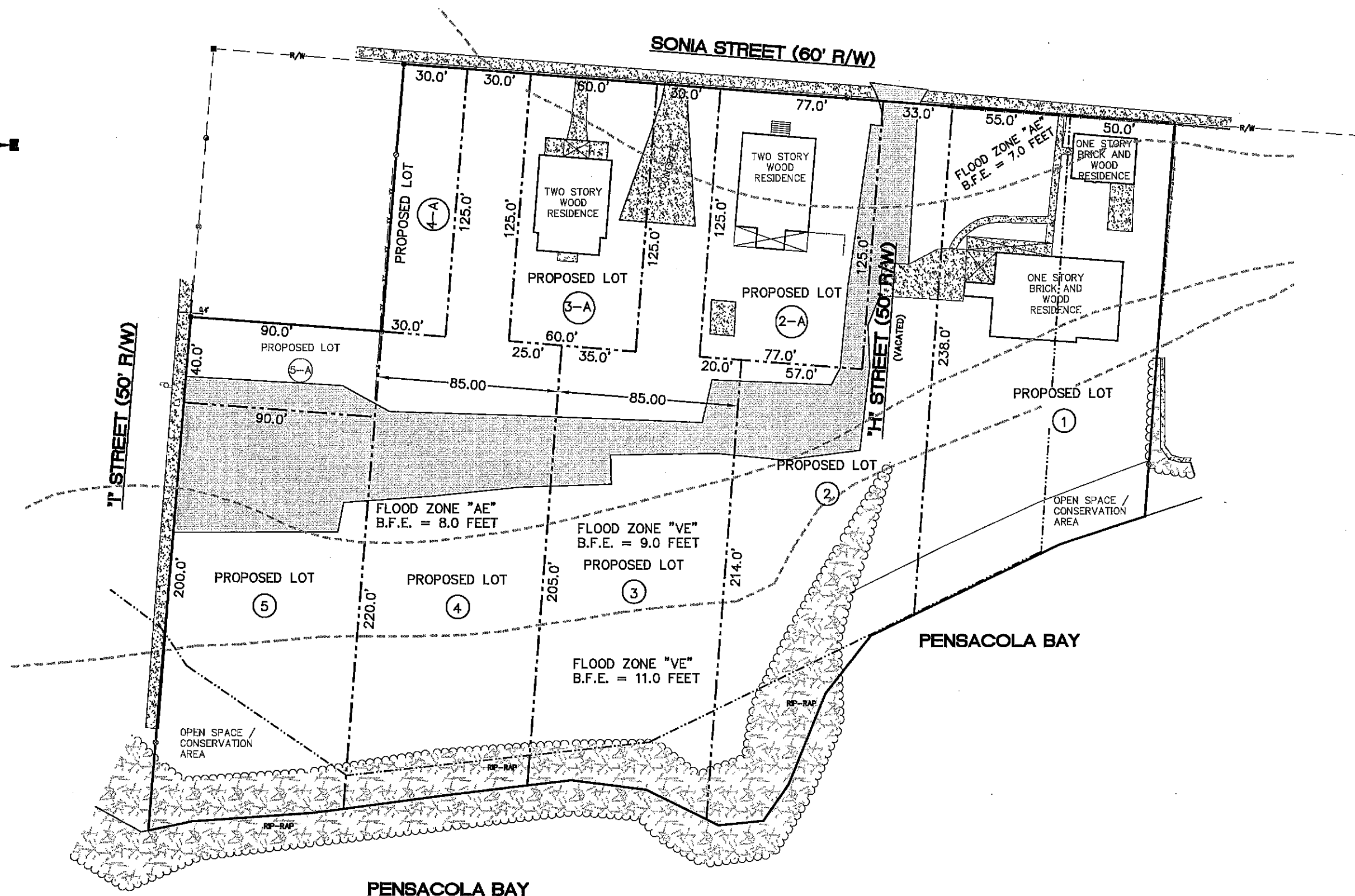
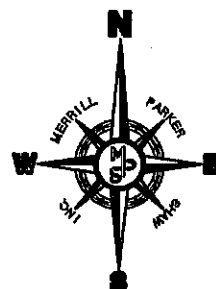
JOB NO.	SHEET
20- 12315 -1	1 OF 1





PARCEL EXHIBIT

JANUARY 23, 2020



SCALE: 1"=100'



MERRILL PARKER SHAW, INC.







4928 N. DAVIS HWY.
PENSACOLA, FL 32503

PROFESSIONAL LAND SURVEYING SERVICES
FLORIDA CORPORATION NUMBER 7174

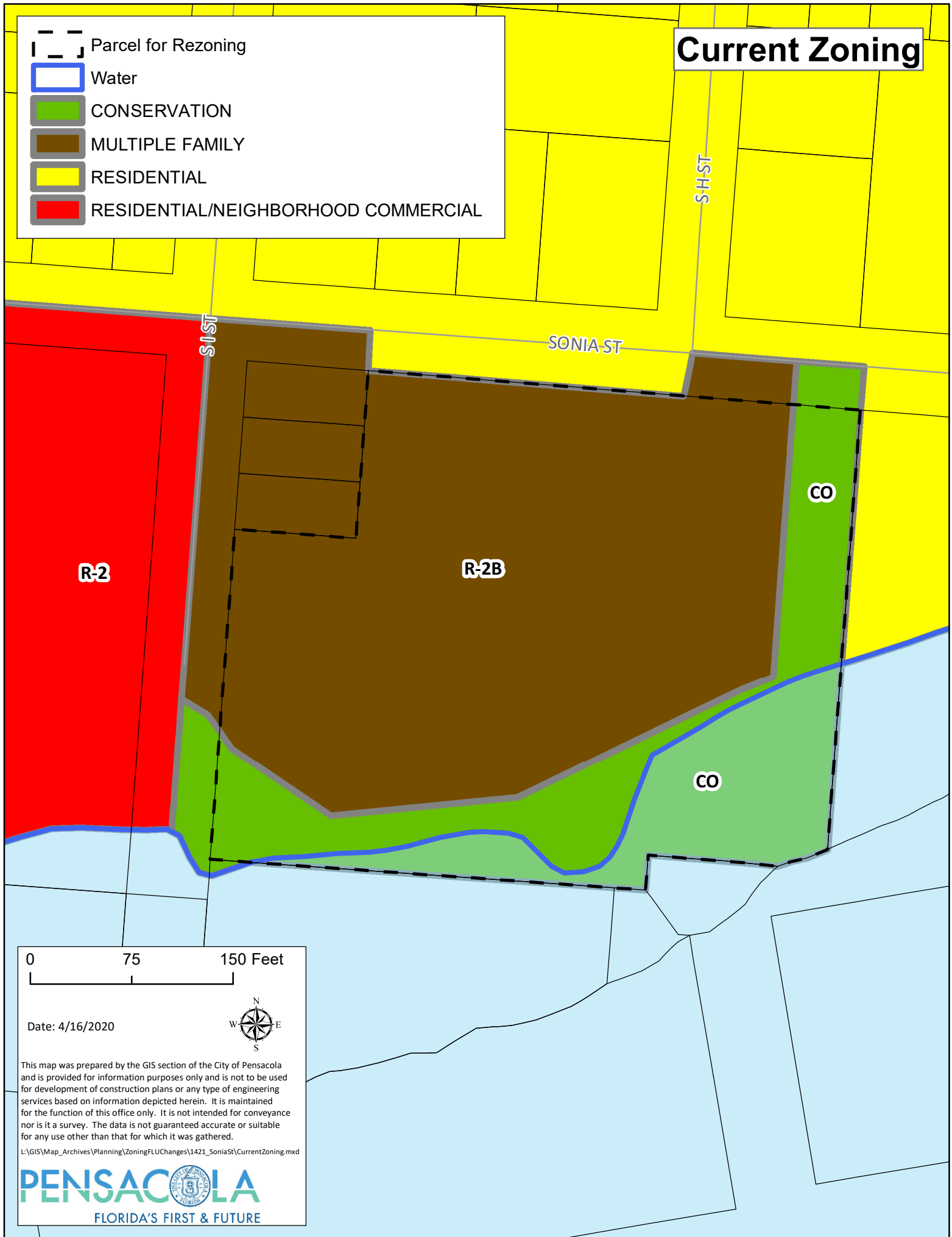
PH: (850) 478-4923
FAX: (850) 478-4924



JOB NUMBER: 19-12050-S-1

-  Parcel for Rezoning
-  Water
-  CONSERVATION
-  MULTIPLE FAMILY
-  RESIDENTIAL
-  RESIDENTIAL/NEIGHBORHOOD COMMERCIAL

Current Zoning



0 75 150 Feet







Date: 4/16/2020

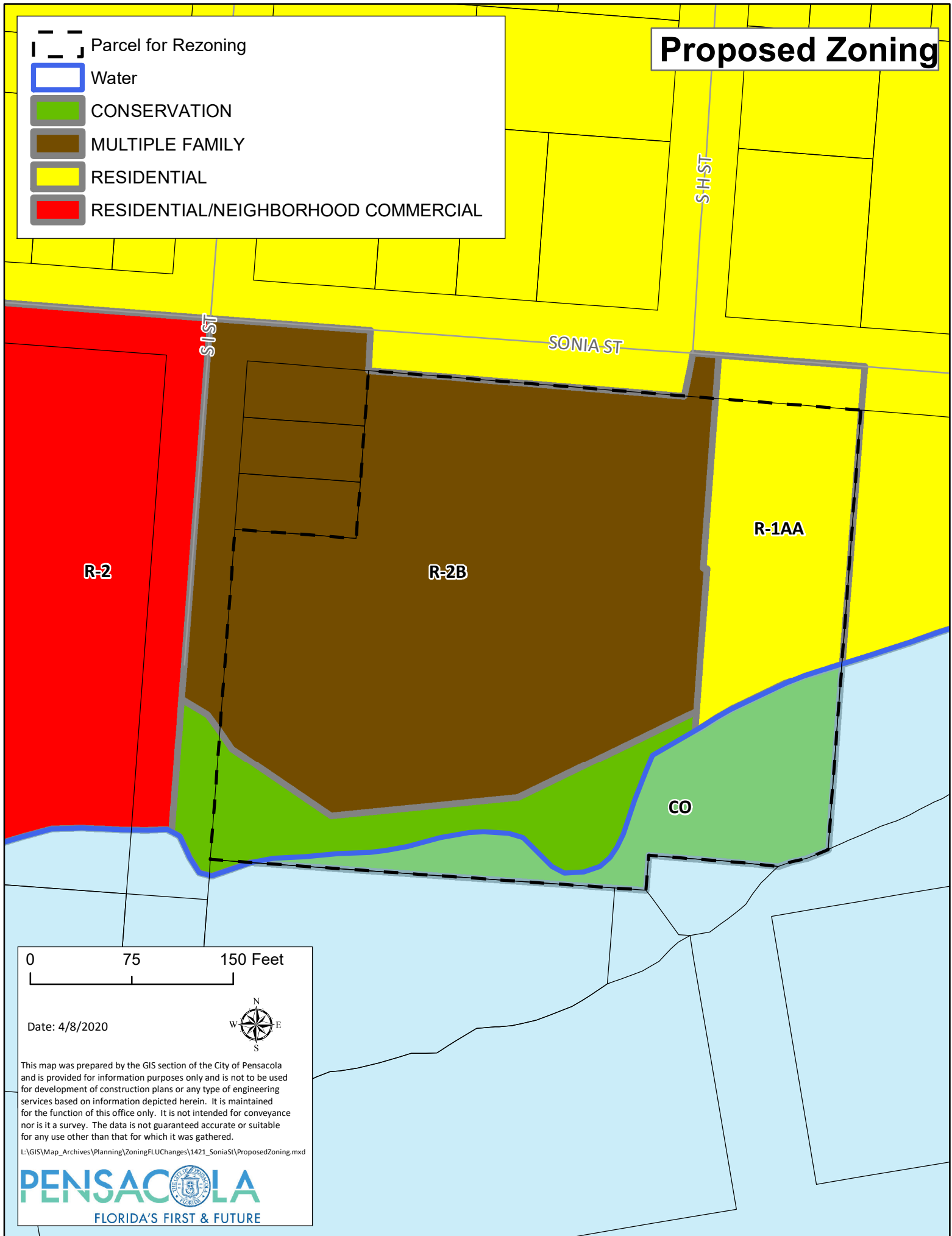


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Proposed Zoning

-  Parcel for Rezoning
-  Water
-  CONSERVATION
-  MULTIPLE FAMILY
-  RESIDENTIAL
-  RESIDENTIAL/NEIGHBORHOOD COMMERCIAL



0 75 150 Feet







Date: 4/8/2020

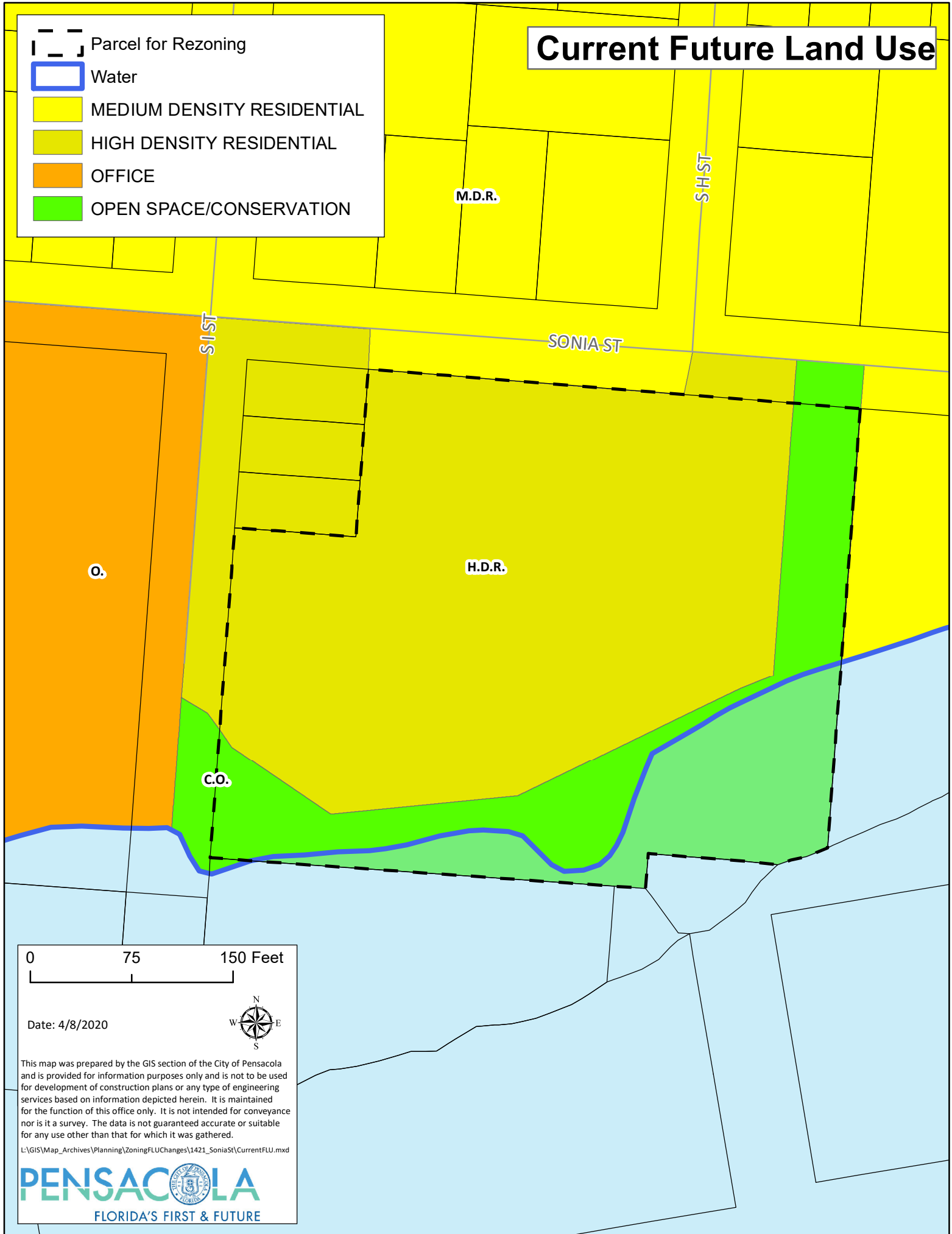


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L:\GIS\Map_Archives\Planning\ZoningFLUChanges\1421_SoniaSt\ProposedZoning.mxd

Current Future Land Use

-  Parcel for Rezoning
-  Water
-  MEDIUM DENSITY RESIDENTIAL
-  HIGH DENSITY RESIDENTIAL
-  OFFICE
-  OPEN SPACE/CONSERVATION



0 75 150 Feet







Date: 4/8/2020

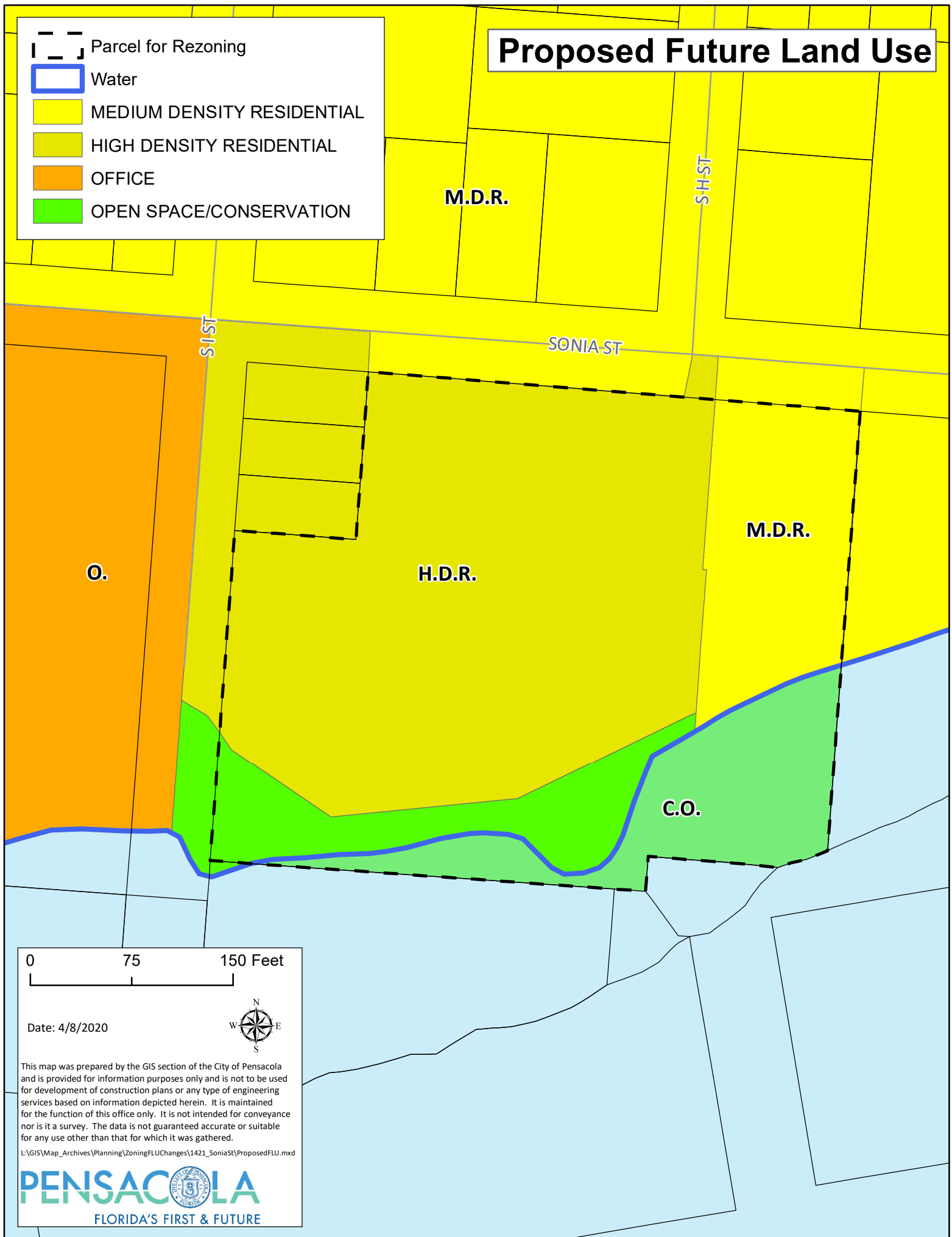


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L:\GIS\Map_Archives\Planning\ZoningFLUChanges\1421_SoniaSt\CurrentFLU.mxd

Proposed Future Land Use

-  Parcel for Rezoning
-  Water
-  MEDIUM DENSITY RESIDENTIAL
-  HIGH DENSITY RESIDENTIAL
-  OFFICE
-  OPEN SPACE/CONSERVATION



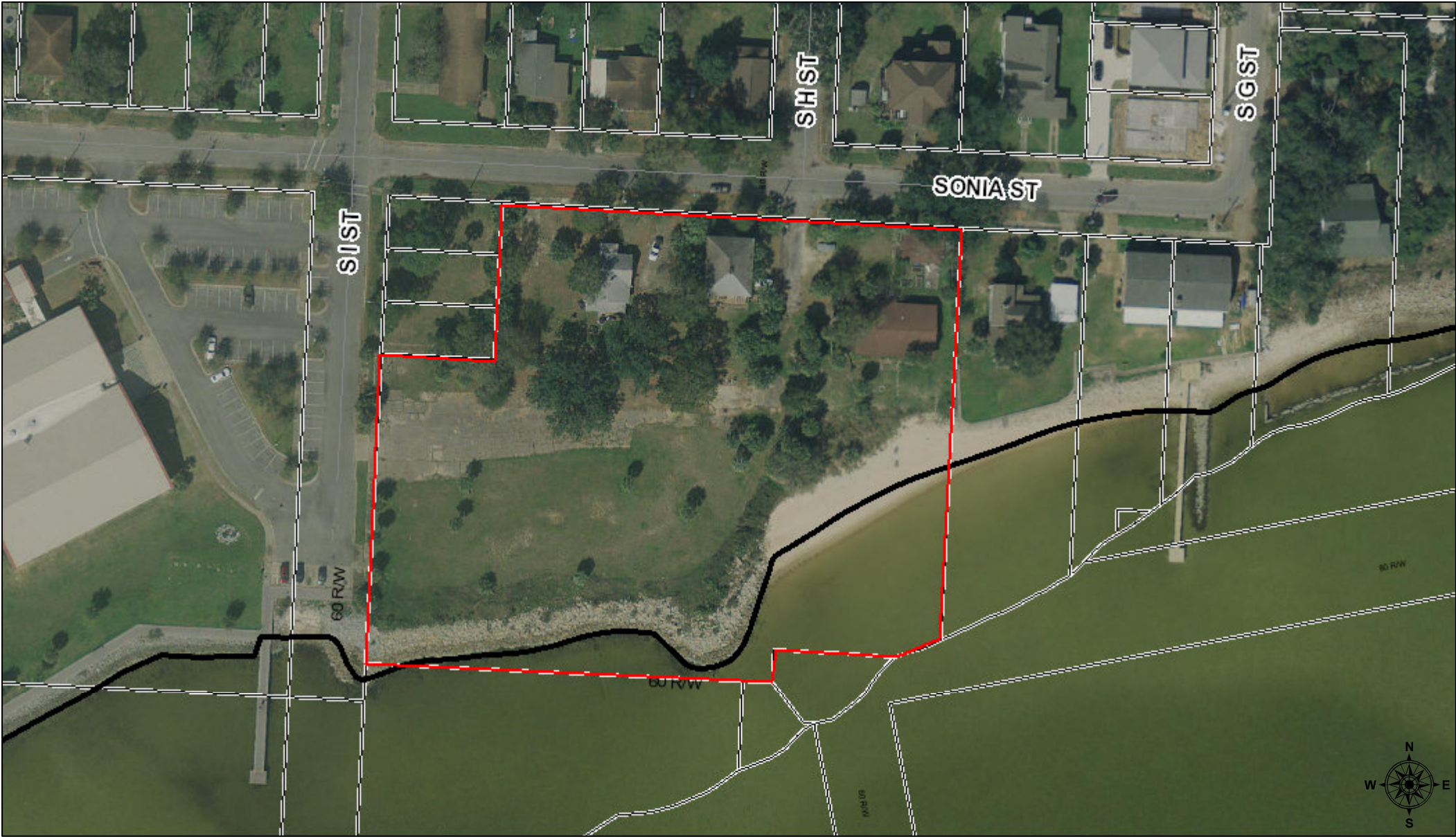
0 75 150 Feet

Date: 4/8/2020



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April 23, 2020

