



## SUBDIVISION PLAT

☒ **Preliminary Plat**

Fee: \$1,000.00 + \$25/lot

☐ **Final Plat**

Fee: \$1,500.00 + \$25/lot

1. Applicable Parks/Open Space Fees are due prior to recording the Final Plat;
2. Resubmittal: 1/2 the initial fee;
3. Rescheduling of Planning Board/City Council: \$250.00

Applicant Information	Owner Information (If Different from Applicant)
Name: <u>Geci &amp; Associates Engineers, Inc.</u>	Name: <u>Robert Hurst</u>
Address: <u>2950 N 12th Avenue,</u>	Address: <u>1 Bayou Blvd.</u>
<u>Pensacola, Florida 32503</u>	<u>Pensacola, Florida 32503</u>
Phone: <u>(850) 432-2929</u>	Phone: <u>(850) 393-0921</u>
Email: <u>clint@geciengineering.com</u>	Email: <u>roberthurst@cox.net</u>

### Property Information

Location Address: 100 Blk Stillman Street, Pensacola, Florida 32505

Subdivision Name: Stillman Subdivision

Parcel ID #: 0 0 - 0 S - 0 0 - 9 0 9 0 - 0 0 1 - 1 2 7

# of EXISTING Parcels to be Subdivided: 1    # of PROPOSED Lots: 56    Total Acreage: 5.33

Type of Subdivision: ☒ Residential    ☐ Non-Residential/Commercial

Legal Description: Attached a full legal description from deed or survey

Will a Variance from the Subdivision Regulations be requested for the project (Sec. 12-7-7)? ☐ YES ☒ NO

If YES, Please specify the exact Variance requested: \_\_\_\_\_

*I, the undersigned applicant, understand that payment of these fees does not entitle me to approval of this plat and that no refund of these fees will be made. Also, I understand that any resubmissions based upon non-compliance with the City subdivision and/or development requirements will result in one-half (1/2) the initial application fee. I have reviewed a copy of the applicable zoning and subdivision requirements and understand that I must be present on the date of the Planning Board meeting.*

Signature of Owner:     Date: 4/7/22

For Office Use Only		
Zoning: _____	FLUM: _____	Council District: _____
Date Received: _____	Case Number: _____	
Application Fee: _____	Receipt #: _____	
Open Space Requirement (acres or \$): _____	Receipt #: _____	
Planning Board date: Prelim: _____ FINAL: _____	Recommendation: _____	
City Council date: _____	Council Action: _____	
Recording Date: _____	Map BK/PG: _____	

### Planning Services

222 W. Main Street, Pensacola, Florida 32502

(850) 435-1670

Email: [PlanningApplications@CityOfPensacola.com](mailto:PlanningApplications@CityOfPensacola.com)

Mail to: P.O. Box 12910 \* Pensacola, Florida 32521

## ***SUBDIVISION PLAT***

### **Sec. 12-7-6. Sites for public use.**

- (a) *School sites.* The planning board may, where necessary, require reservation of suitable sites for schools; and further, which sites shall be made available to the county school board for their refusal or acceptance. If accepted by the school board, it shall be reserved for future purchase by the school board from the date of acceptance for a period of one year.
- (b) *Sites for park and recreation or open space.* Each subdivision plat shall be reviewed by the planning and leisure services departments in order to assess the following: park and recreational or open space needs for the recreation service area within which the subdivision is located and for the city as a whole; and characteristics of the land to be subdivided for its capability to fulfill park, recreation or open space needs. Based on this review the city staff shall recommend one of the following options:
  - (1) *Dedication of land for park, recreation or open space needs.* The subdivider or owner shall dedicate to the city for park and recreation or open space purposes at least five percent of the gross area of the residential subdivision. In no case shall the aggregate acreage donated be less than one-quarter acre.
  - (2) *Payment of money to an escrow account for park, recreation or open space needs in lieu of dedication of land.* The subdivider or owner shall pay unto the city such sum of money equal in value to five percent of the gross area of the subdivision thereof, which sum shall be held in escrow and used by the city for the purpose of acquiring parks and developing playgrounds and shall be used for these purposes and no others. The aforementioned value shall be the value of the land subdivided without improvements and shall be determined jointly by the mayor and the subdivider. If the mayor and subdivider cannot agree on a land value, then the land value shall be established by arbitration. The mayor shall appoint a professional land appraiser, the subdivider shall appoint a professional land appraiser, and these two shall appoint a third.
- (c) *Public streets.* All streets delineated on all plats submitted to the city council shall be dedicated to all public uses including the use thereof by public utilities, unless otherwise specified herein.

(Code 1986, § 12-8-6; Ord. No. 9-96, § 14, 1-25-1996; Ord. No. 16-10, § 223, 9-9-2010)

### **Open Space Requirements *(only applicable to residential subdivision)***

Sec. 12-7-6 requires (a) the dedication of 5% of the gross area for open space purposes, or (b) a fee in lieu of land dedication. Please calculate and check the preferred method of meeting the requirement:

(a) Total Land Area: 5.33 acres

5% for land dedication: N/A acres

(may NOT equal less than 1/4 acre)

(b) Value of Land \$ 178,929  
 (per Escambia County Property Appraiser)

Fee in lieu of land dedication (5% of land value) \$ 8,946.45

(Check payable to the City of Pensacola. Due after plat approval, prior to receiving signatures)

## General Location Map

Stillman Subdivision

100 Blk Stillman Street

Pensacola, Florida 32505

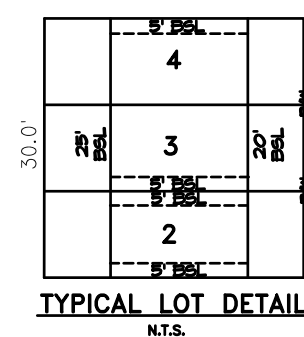




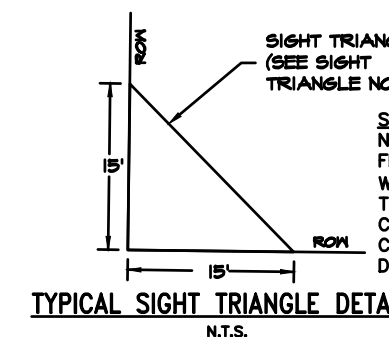
- LEGEND:
- BM Benchmark
  - ELEV Elevation
  - FFE Finished floor elevation
  - FL Flow line
  - P.O.B. Point of beginning
  - R/W Right of way
  - N Northing
  - E Easting
  - CP Concrete pipe
  - CPF Corrugated plastic pipe
  - MET Metal pipe
  - PLAS Plastic pipe
  - PVC Poly vinyl chloride
  - 1/2" Capped iron rod set #1073
  - 1/2" Capped iron rod found #noted
  - 1" Iron pipe found
  - Guy wire
  - Power pole
  - Road sign
  - Sanitary manhole
  - Spot elevation
  - Cable line
  - Contour line
  - Electric line
  - Fence - chain link
  - Fence - wood
  - Gas line
  - Sanitary sewer line
  - Telephone line
  - Water line
  - Hickory tree
  - Holly tree
  - Laura
  - Magnolia tree
  - Maple tree
  - Miscellaneous tree
  - Oak tree
  - Palm tree



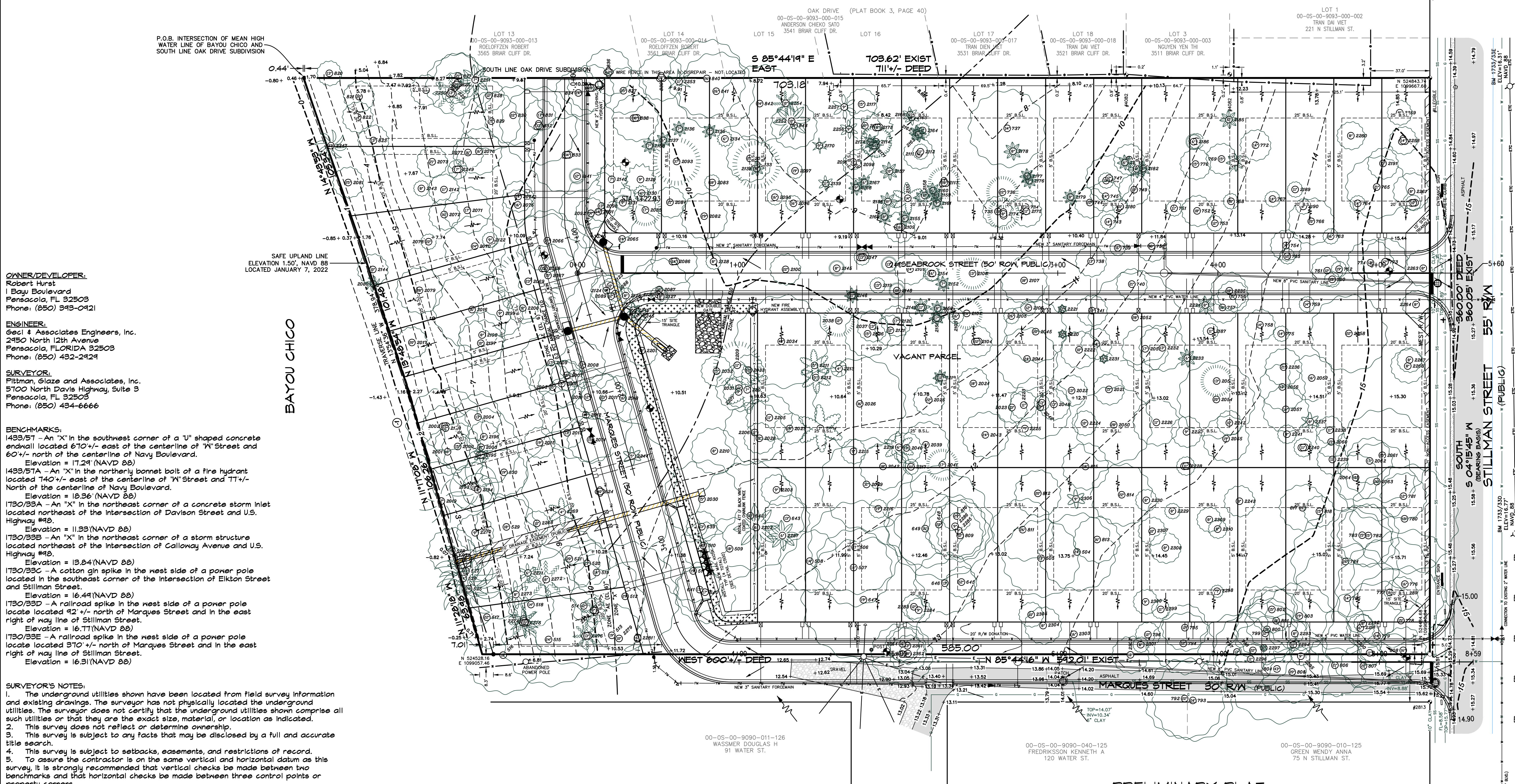
VICINITY MAP



PARCEL TABULATION:			
NAME	DESCRIPTION	OWNER	ACREAGE
A	DRY STORMWATER POND	PUBLIC	0.23
	MARQUES ST. & SEABROOK ST.	PUBLIC	1.21
	DRAINAGE EASEMENT	PUBLIC	0.02



BRIAR CLIFF DRIVE 50' R/W  
(PUBLIC)



OWNER/DEVELOPER:  
Robert Hurst  
1 Bayou Boulevard  
Pensacola, FL 32503  
Phone: (850) 343-0412

ENGINEER:  
Geci & Associates Engineers, Inc.  
2450 North 12th Avenue  
Pensacola, FL 32503  
Phone: (850) 432-2424

SURVEYOR:  
Pittman, Glaze and Associates, Inc.  
5100 North Davis Highway, Suite 3  
Pensacola, FL 32503  
Phone: (850) 434-6666

- BENCHMARKS:
- 1433/51 - An "X" in the southwest corner of a "U" shaped concrete endwall located 670' +/- east of the centerline of W Street and 60' +/- north of the centerline of Navy Boulevard.  
Elevation = 17.24 (NAVD 88)
  - 1433/51A - An "X" in the northerly corner of a fire hydrant located 740' +/- east of the centerline of W Street and 77' +/- North of the centerline of Navy Boulevard.  
Elevation = 18.36 (NAVD 88)
  - 1730/33A - An "X" in the northeast corner of a concrete storm inlet located northeast of the intersection of Davison Street and U.S. Highway #90.  
Elevation = 11.33 (NAVD 88)
  - 1730/33B - An "X" in the northeast corner of a storm structure located northeast of the intersection of Calloway Avenue and U.S. Highway #90.  
Elevation = 13.84 (NAVD 88)
  - 1730/33C - A cotton gin spike in the west side of a power pole located in the southeast corner of the intersection of Elkton Street and Stillman Street.  
Elevation = 16.44 (NAVD 88)
  - 1730/33D - A railroad spike in the west side of a power pole located 42' +/- north of Marques Street and in the east right of way line of Stillman Street.  
Elevation = 16.77 (NAVD 88)
  - 1730/33E - A railroad spike in the west side of a power pole located 370' +/- north of Marques Street and in the east right of way line of Stillman Street.  
Elevation = 16.31 (NAVD 88)

- SURVEYOR'S NOTES:
- The underground utilities shown have been located from field survey information and existing drawings. The surveyor has not physically located the underground utilities. The surveyor does not certify that the underground utilities shown comprise all such utilities or that they are the exact size, material, or location as indicated.
  - This survey does not reflect or determine ownership.
  - This survey is subject to any facts that may be disclosed by a full and accurate title search.
  - This survey is subject to setbacks, easements, and restrictions of record.
  - To assure the contractor is on the same vertical and horizontal datum as this survey, it is strongly recommended that vertical checks be made between two benchmarks and that horizontal checks be made between three control points or property corners.
  - Sub-surface improvements, if any, not located.
  - Due to current safety regulations, we are unable to access any sewer manholes and/or structures in order to verify pipe size or material. Pipe size and material has been shown as per plans or by approximate measurements. It is strongly recommended that size and material are verified before any design work begins.
  - Coordinates shown are State Plane Coordinates referenced to N.A.D. 83 datum, 2011 adjustment, Florida North Zone and expressed in U.S. survey feet.
  - Coordinates are derived by using the Trimble and Florida Department of Transportation continuously operating reference station (CORS) network.
  - The safe uplands line elevation was furnished to this firm from Florida Department of Environmental Protection on January 7, 2022.
  - The safe upland line is at or above the mean high water line.

LEGAL DESCRIPTION:  
A portion of Section 39, Township 2 South, Range 30 West, Escambia County, Florida described as follows: Beginning at the intersection of the mean high water line of Bayou Chico and the South line of Oak Drive Subdivision according to plat filed in Plat Book 3 at Page 42 of the Public Records of said County; Thence East along the said South line of Oak Drive Subdivision a distance of 711 feet more or less to the West right-of-way line of Stillman Street (a 55' right-of-way); Thence South along the said right-of-way line a distance of 360.00 feet; Thence West parallel to the South line of Oak Drive Subdivision a distance of 600 feet more or less to the mean high water line of Bayou Chico; Thence Northwesterly a distance of 377 feet more or less to the Point of Beginning.

PRELIMINARY PLAT  
**STILLMAN SUBDIVISION**  
A 56 LOT TOWNHOME SUBDIVISION  
OF A PORTION OF SECTION 39,  
TOWNSHIP 2 SOUTH, RANGE 30 WEST,  
CITY OF PENSACOLA,  
ESCAMBIA COUNTY, FLORIDA

Bearing Reference: NORTH BASED ON THE WEST R/W STILLMAN STREET AS  
5 04' 15" 45" N (GRID NORTH)  
Ordered By: MR. RICK SPRAGUE Elevation Reference: NAVD 88  
Encroachments: FENCES, GUY WIRE  
Source of Information: PUBLIC RECORDS, ATLAS SHEET #144, RECORDED PLAT: OAK DRIVE (P.B. 3, P. 40)  
A TIDAL WATER BOUNDARY SURVEY, LOCATION OF  
IMPROVEMENTS, TREE LOCATION AND TOPOGRAPHIC  
SURVEY OF A PORTION OF SECTION 39, T-2-S, R-30-W

PITTMAN, GLAZE AND ASSOCIATES, INC.  
LAND SURVEYORS  
530 N. DAVIS HIGHWAY, SUITE 3  
PENSACOLA, FL 32503  
Phone: (850) 434-6666 Fax: (850) 434-6661  
Email: pgsurvey@bellsouth.net

I hereby certify that this survey was made under my responsible charge and meets the Standards of Practice as set forth by the Florida Board of Professional Surveyors & Mappers in Chapter 5J-17.050, 5J-17.051 and 5J-17.052, pursuant to Section 472.027 Florida Statutes.  
LB No. 7073  
Walter J. Glaze  
David D. Glaze  
PSM #3605  
PSM #3605

SHEET 1 OF 3  
NOT VALID WITHOUT SEAL AND SIGNATURE  
File No.: C-8760  
Job No.: 34512-22  
Scale: 1" = 30'  
Date of Survey: 1-28-2022  
Date of Plat: 4-27-2022  
Date of Revision: 5-2-2022  
FB: 1750 PG: 33-38  
Drawn by: PGL  
Checked by: DDG



TREE TABLE

POINT	TYPE TREE	DIAMETER IN INCHES	1/2 SPREAD IN FEET	POINT	TYPE TREE	DIAMETER IN INCHES	1/2 SPREAD IN FEET	POINT	TYPE TREE	DIAMETER IN INCHES	1/2 SPREAD IN FEET	POINT	TYPE TREE	DIAMETER IN INCHES	1/2 SPREAD IN FEET
504	Oak	24	25	817	Oak	22	15	2088	Oak	12	5	2201	Oak	10	10
505	Oak	23	25	818	Oak	15	10	2089	Oak	12	10	2202	Magnolia	6	15
506	Oak	27	30	820	Oak	13	8	2090	Oak	13	10	2203	Oak	9	10
507	Oak	14	25	821	Oak	20	10	2091	Oak	14	25	2204	Crepe myrtle	7	15
508	Oak	14	20	822	Oak	23	10	2092	Oak	14	10	2205	Oak	11	15
509	Oak	18	20	823	Oak	13	10	2093	Miscellaneous	37	15	2206	Oak	11	20
510	Oak	13	15	824	Oak	21	10	2094	Oak	25	15	2207	Oak	9	20
511	Oak	19	20	825	Oak	13	10	2095	Oak	16	5	2208	Crepe myrtle	7	15
512	Oak	29	35	826	Oak	29 Quad	20	2096	Oak	16	5	2209	Miscellaneous	11	15
513	Oak	19	20	827	Oak	21	15	2097	Oak	19	5	2210	Oak	8	15
514	Oak	42	40	828	Oak	12	10	2098	Oak	19	10	2211	Crepe myrtle	5	10
515	Oak	24	30	829	Oak	25	19	2099	Oak	13	5	2212	Crepe myrtle	5	10
516	Oak	18	25	830	Oak	22	19	2100	Oak	22	10	2213	Dogwood	4	5
517	Oak	22	20	831	Oak	17	10	2101	Oak	24	10	2215	Oak	9	8
518	Oak	14	15	832	Oak	33 Triple	25	2102	Miscellaneous	26	10	2216	Oak	19	6
519	Oak	14	15	833	Oak	34 Twin	25	2103	Oak	16	5	2217	Oak	11	5
520	Oak	13	15	834	Oak	24 Twin	15	2104	Oak	22 Twin	10	2218	Crepe myrtle	6	10
521	Oak	20	20	835	Oak	20 Twin	15	2105	Oak	26	5	2219	Magnolia	11 Twin	5
524	Oak	40 Quad	50	836	Oak	62 Cluster	15	2106	Oak	12	5	2220	Crepe myrtle	10	3
525	Palm	24	20	837	Oak	25	26	2107	Oak	18	15	2221	Crepe myrtle	12	3
526	Palm	24	15	838	Oak	30 Twin	26	2108	Miscellaneous	13	10	2222	Oak	10	12
527	Palm	24	20	839	Oak	32 Triple	26	2109	Oak	16 Twin	10	2223	Oak	11	9
528	Oak	15	15	840	Oak	26	36	2110	Crepe myrtle	14	10	2224	Oak	10	8
529	Oak	18	20	841	Oak	26	36	2111	Oak	13	10	2225	Oak	10	5
530	Oak	19	15	842	Oak	24	36	2112	Oak	11	5	2226	Oak	11	15
639	Oak	13	10	843	Oak	18	26	2113	Miscellaneous	28 Triple	10	2227	Oak	9	10
640	Oak	17	20	2000	Oak	15	26	2114	Miscellaneous	15	10	2228	Oak	11 Twin	6
641	Oak	17	15	2001	Oak	16	26	2115	Oak	22	10	2229	Oak	8	5
642	Oak	31	35	2002	Oak	34 Twin	36	2117	Oak	15	10	2230	Oak	8	7
643	Oak	13	15	2003	Oak	21	36	2118	Miscellaneous	13	5	2231	Crepe myrtle	4	3
645	Oak	12	10	2004	Oak	13	26	2119	Oak	13	5	2232	Oak	13	15
646	Oak	13	20	2005	Oak	15	26	2120	Oak	17	10	2233	Magnolia	6	6
647	Oak	19	40	2006	Oak	14	26	2121	Oak	12	10	2234	Magnolia	8	6
648	Oak	22	35	2007	Oak	15	20	2122	Oak	9	5	2235	Oak	10	12
649	Oak	16	25	2008	Oak	17	26	2123	Oak	10	5	2236	Oak	21	12
734	Oak	17	5	2009	Oak	17	20	2124	Oak	9	10	2237	Crepe myrtle	8	6
735	Oak	15	10	2010	Oak	12	10	2125	Oak	8	5	2238	Oak	11	9
736	Miscellaneous	22	10	2011	Oak	23	15	2126	Oak	8	5	2239	Oak	11	10
737	Oak	34	25	2012	Oak	44	30	2127	Oak	8	5	2240	Oak	11 Twin	6
738	Oak	13	10	2013	Oak	13	10	2128	Oak	8	5	2241	Oak	8	6
739	Oak	16	5	2014	Oak	15	15	2129	Holly	9	10	2242	Oak	10	8
740	Oak	21	10	2015	Oak	19	10	2130	Holly	4	5	2243	Oak	8	10
741	Oak	22	10	2016	Oak	16	25	2131	Miscellaneous	9	5	2244	Crepe myrtle	5	6
742	Oak	14	10	2017	Oak	20	10	2132	Magnolia	6	5	2245	Crepe myrtle	6	6
743	Oak	14	5	2018	Oak	16	15	2133	Miscellaneous	11	15	2246	Crepe myrtle	5	5
744	Oak	22	10	2019	Oak	12	15	2134	Holly	6	5	2247	Palm	23	10
745	Oak	14	10	2021	Oak	15	10	2135	Magnolia	7	5	2249	Dogwood	7 Twin	6
746	Oak	12	5	2022	Oak	13	10	2136	Magnolia	7	5	2250	Laura	13 Triple	12
747	Oak	12	15	2023	Oak	13	10	2137	Magnolia	6	5	2251	Magnolia	7	10
748	Oak	15	10	2024	Oak	18	10	2138	Magnolia	7	5	2252	Magnolia	10	12
749	Oak	18	10	2025	Oak	22	10	2139	maple	11	5	2253	Hickory	11	8
750	Oak	19	10	2026	Oak	36	30	2140	Holly	7	10	2254	Laura	10	8
751	Oak	11	5	2027	Oak	24	10	2141	Miscellaneous	12	5	2255	Magnolia	9 Twin	6
752	Oak	18	15	2028	Oak	12	10	2142	Oak	11	10	2256	Maple	9	6
753	Oak	12	5	2029	Oak	31	30	2143	Oak	8	5	2257	Maple	9	8
754	Oak	14	10	2030	Oak	15	25	2144	Oak	10	10	2258	Oak	14 Triple	9
755	Oak	12	5	2031	Oak	14	15	2145	Miscellaneous	8	5	2259	Oak	8	8
756	Oak	15	10	2032	Oak	15	10	2146	Magnolia	11 Twin	5	2260	Oak	8	9
757	Oak	18	10	2033	Oak	12	10	2147	Oak	13 Twin	5	2261	Oak	8	12
758	Oak	14	10	2034	Oak	40	30	2148	Miscellaneous	10	5	2262	Oak	10 Twin	5
759	Oak	14	5	2036	Oak	15	15	2149	Magnolia	11 Twin	6	2263	Oak	8	12
760	Oak	15	5	2037	Oak	13	10	2150	Magnolia	8	5	2264	Oak	8	9
761	Oak	12	10	2038	Miscellaneous	12	10	2151	Magnolia	17 Triple	5	2265	Oak	12 Twin	6
762	Oak	19	5	2039	Oak	16	15	2152	Magnolia	7	5	2266	Oak	8	11
763	Oak	16	5	2040	Oak	13	10	2153	Oak	8	5	2267	Oak	8	8
764	Oak	14	5	2041	Miscellaneous	17	10	2154	Oak	6	5	2268	Oak	10	8
765	Oak	21	20	2042	Oak	18	15	2155	Magnolia	6	5	2269	Crepe myrtle	4	9
766	Oak	20	15	2043	Oak	24	15	2156	Magnolia	11	6	2270	Oak	9	12
767	Oak	14	5	2044	Oak	24	20	2157	Magnolia	10	6	2271	Maple	6	6
768	Oak	18	5	2045	Oak	20	20	2158	Magnolia	8	5	2272	Laura	8	12
769	Oak	15	10	2046	Oak	19	20	2159	Magnolia	8	5	2273	Maple	8	9
770	Oak	15	10	2047	Oak	13	5	2160	Magnolia	6	5	2274	Hickory	12 Triple	10
771	Oak	14	5	2048	Oak	13	10	2161	Magnolia	9	5	2275	Laura	15 Twin	10
772	Oak	14	10	2050	Oak	28	25	2162	Magnolia	10	6	2276	Laura	13 Twin	9
773	Oak	17	15	2051	Oak	17	15	2163	Magnolia	6	5	2277	Laura	24 Quad	11
774	Oak	12	15	2052	Oak	28	30	2164	Holly	8	5	2278	Oak	8	8
775	Oak	14	35	2053	Miscellaneous	13	10	2165	Maple	8	5	2279	Magnolia	10 Twin	12
776	Oak	16	35	2054	Oak	20	25	2166	Maple	6	5	2280	Magnolia	6	8
777	Oak	16	35	2055	Oak	19	15	2167	Magnolia	6	5	2281	Crepe myrtle	6	12
778	Oak	15	35	2056	Oak	13	15	2168	Magnolia	9	5	2282	Crepe myrtle	4	6
779	Oak	24	35	2057	Oak	14	15	2169	Magnolia	8	5	2283	Oak	12	8
780	Oak	19	35	2058	Oak	22	25	2170	Hickory	9	5	2284	Oak	9	8
781	Oak	12	15	2059	Oak	16	15	2171	Magnolia	6 Twin	5	2285	Oak	9	20
782	Oak	15	20	2060	Oak	15	10	2172	Magnolia	8	5	2286	Oak	9	20
783	Oak	15	20	2061	Oak	25	30	2173	Holly	8 Twin	10	2287	Magnolia	6	10
784	Oak	26	35	2062	Oak	17	15	2174	Miscellaneous	8 Twin	10	2289	Oak	8	11
785	Oak	14	35	2063	Oak	26	25	2175	Oak	11	10	2290	Oak	11	8
792	Oak	22	26	2064	Oak	15	15	2176	Magnolia	9	5	2291	Magnolia	6 Twin	9
793	Oak	24	26	2065	Oak	24	25	2177	Magnolia	10	5	2292	Oak	8	6
794	Oak	12	20	2066	Oak	21	20	2178	Magnolia	8	6	2293	Oak	8	6
795	Oak	12	15	2067	Oak	15	20	2179	Magnolia	8	5	2294	Oak	11	4
796	Oak	12	8	2068	Oak	35 Twin	35	2180	Oak	10	5	2295	Oak	9	6
797	Oak	13	25	2069	Miscellaneous	23	20	2181	Magnolia	6	6	2296	Oak	11	10
798	Oak	22	25	2070	Oak	24	20	2182	Magnolia	9	9	2297	Crepe myrtle	4 Twin	2
799	Oak	12	20	2071	Oak	17	15	2183	Magnolia	6	5	2298	Oak	10 Twin	4
800	Oak	18	20	2072	Oak	16	10	2184	Magnolia	7	6	2299	Oak	11	6
801	Oak	18	20	2073	Oak	21	10	2185	Magnolia	6	6	2300	Oak	9	8
802	Oak	15	15	2074	Oak	24	10	2186	Miscellaneous	6	5	2301	Oak	8	5
803	Oak	19	22	2075	Oak	16	10	2187	Oak	11	8	2302	Oak	18 Twin	12
804	Oak	43	35	2076	Oak	16	15	2189	Oak	11	5	2303	Miscellaneous	16 Quad	13
805	Oak	20	20	2077	Oak	16	10	2190	Oak	8	5	2304	Oak	8	12
806	Oak	21	20	2078	Oak	22	6	2191	Oak	13	10	2305	Oak	10 Twin	8
807	Oak	21	15	2079	Oak	28	26	2192	Oak	12	15	2306	Crepe myrtle	9 Twin	6
80															



LEGEND:  
F.O.C. Denotes Point of Commencement  
P.O.B. Denotes Point of Beginning  
R/W Denotes right-of-way  
B.S.L.A. Denotes Building Setback Line  
P.C. Denotes Point of Curvature  
P.T. Denotes Point of Tangency  
F.R.A. Denotes Point of Reversed Curvature  
P.C.C. Denotes Point of Compound Curvature  
R.P. Denotes radius point  
P.I. Denotes point of intersection  
(NR) Denotes Non-Radial Line  
R Denotes Length of Radius  
ARC Denotes Length of Arc  
CH Denotes Length of Chord  
C.B. Denotes Bearing of Chord  
E.C.U.A. Emerald Coast Utilities Authority  
▲ Denotes Delta Angle  
Denotes Permanent Referenced Monument Set #T073  
Denotes Permanent Control Point set (PCP) #T073  
Official Record Book  
GPS Global Positioning System  
LB Licensed Business  
PSM Professional Surveyor & Mapper  
PE Professional Engineer  
NAD North American Datum  
NAVD North American Vertical Datum  
LLC Limited Liability Corporation  
LDMU Low density mixed-use district  
MU-S Mixed-use suburban

LEGEND:  
SURVEYOR'S NOTES:  
1) The sign ( ° ) means degrees, The sign ( ' ) means feet or minutes, The sign ( " ) means seconds.  
2) Measurements made in accordance to United States Standards.  
3) All dimensions on curves are arc distances.  
4) Subject to setbacks, easements and restrictions of record.  
5) There may be additional restrictions that are not recorded on this plat that may be found in the Public Records of Escambia County.  
6) Bearings are based on the west right of way of Stillman Street as South 04°15'45" West (grid north).  
7) Utility easements as shown hereon are to include cable television in accordance with Plat Act Chapter 177.091(2b).  
8) The survey as shown hereon does not determine ownership.  
9) There is a 5-foot private drainage easements along all common lot lines. Homebuilder is to construct drainage swales as required along these easements to direct stormwater to conveyance system. Fences and any other structures in these easement shall not impede stormwater flow.  
10) No fences or other structures shall be constructed in the public drainage/access easement. These easements shall be accessible at all times.

CABLE TELEVISION NOTE:  
All platted utility easements as shown hereon shall also be easements for the construction, installation, maintenance, and operations of cable television in accordance with and subject to the provisions of Section 177.091 (2b) Florida Statutes.

BUILDING SETBACKS REQUIREMENTS:  
Front yard = 20 feet  
Rear yard = 25 feet  
Side yard = 5 feet

NOTICE:  
This plat, as recorded in its graphic form, is the official depiction of the subdivided lands described herein and will in no circumstances be supplanted in authority by any other graphic or digital form of the plat. There may be additional restrictions that are not recorded on this plat may be found in the public records of this County.

G.I.S. MAPPING  
Coordinates shown are State Plane Coordinates referenced to NAD 83 datum, 2011 adjustment, Florida North Zone and expressed in U.S. survey feet. Coordinates based on continuously operating reference station (CORS) "Pensacola Airport": N 544237.63, E 1121244.12, Z 101.20.

BRIAR CLIFF DRIVE 50' R/W  
(PUBLIC)

DEDICATION  
Know all men by these present that Robert Hurst, owner of the land herein described and platted hereon, known as Stillman Subdivision hereby dedicate to the public all streets, roads, storm easements and retention ponds as designated on this plat, and do hereby authorize and request the filing of this plat in the public records of Escambia County, Florida.

Witnesses  
Print  
Signature  
Print  
Signature  
Owner  
By: Robert Hurst

STATE OF FLORIDA, COUNTY OF ESCAMBIA  
Before the subscriber personally appeared

known to me to be the individuals described herein and who executed the foregoing instrument and acknowledged that they executed the same for the uses and purposes herein set forth. They are personally known to me and they did not take an oath. Given under my hand and official seal this  
day of , 2022.

Notary Public, State of Florida  
My commission expires  
My commission number

CERTIFICATE OF COUNTY CLERK  
I, Pam Childers, Clerk of Courts of Escambia County, Florida hereby certify that this plat complies with all the requirements of the Plat Act Chapter 177 Florida Statutes and the same was recorded on the day of , 2022 in Plat Book at Page of the public records of said County.

Pam Childers, Clerk of Courts

CITY COUNCIL APPROVAL  
I, Ericka Burnett, Clerk of the City of Pensacola, Florida, hereby certify that this plat was presented to the City Council at its meeting held on the day of , 2022 and was approved by said Council.

Ericka Burnett, City Clerk, Pensacola, Florida

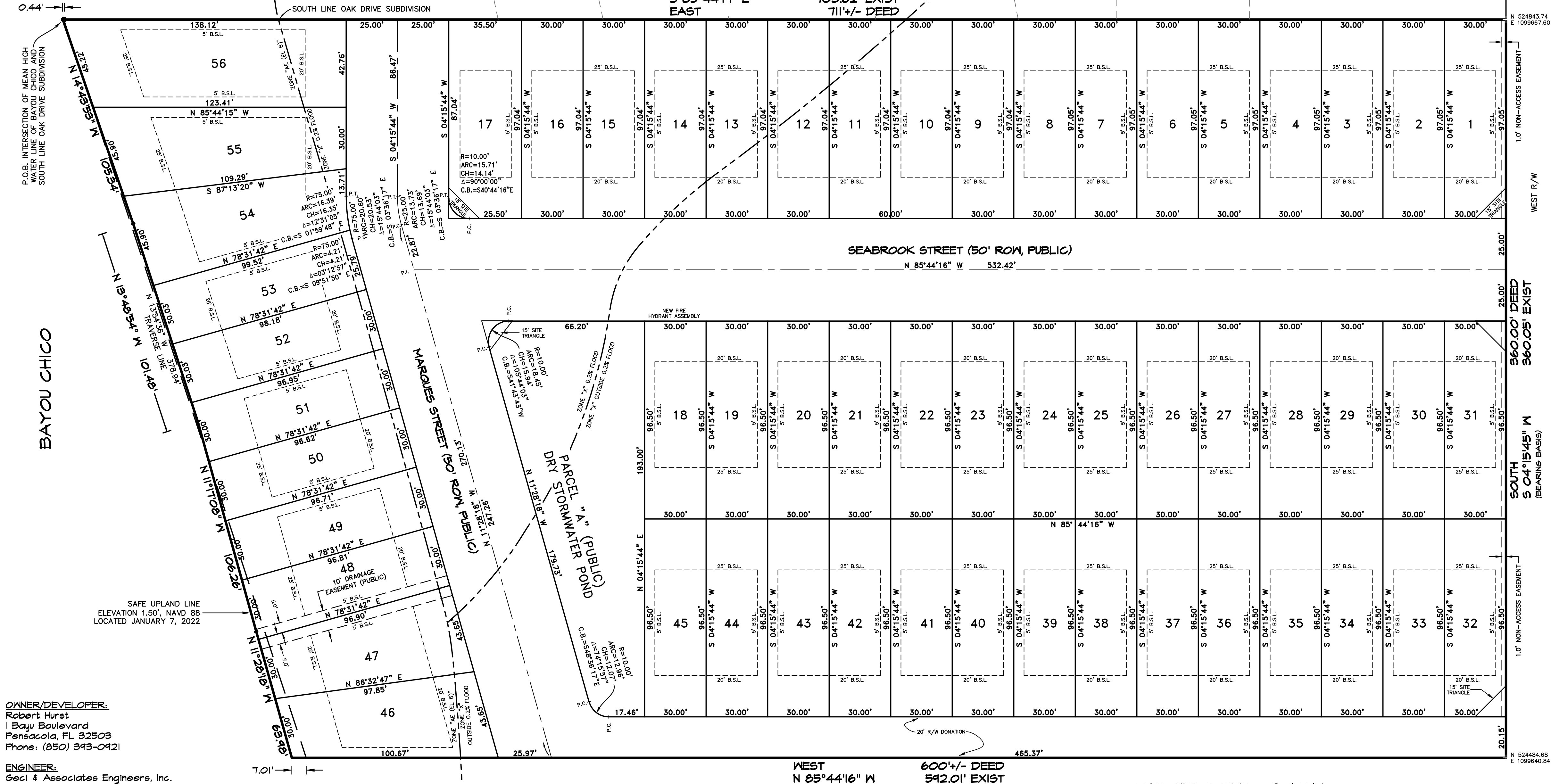
CITY SURVEOYR STATEMENT  
This plat has been reviewed for conformity to Chapter 177, Florida Statutes, by the undersigned professional surveyor and mapper for the City of Pensacola

Leslie D. Odum, Registered Land Surveyor No. 6520

SURVEYOR'S CERTIFICATE  
The undersigned hereby certifies that this plat is a true and correct presentation of the land described herein, that said land has been subdivided as indicated, that permanent reference monuments (P.R.M.) have been placed as indicated, that the survey was made under my responsible direction and supervision and that the survey data complies with all requirements of The Plat Act Chapter 177.011 - 177.151 Florida Statutes, and that permanent reference monument and permanent control points have been set.

Signed this day of , 2022

David D. Glaze  
Registered Land Surveyor No. 5605, LB No. 7073  
Pittman, Glaze & Associates  
5700 North Davis Highway, Suite 3  
Pensacola, FL 32503



OWNER/DEVELOPER:  
Robert Hurst  
1 Bayu Boulevard  
Pensacola, FL 32503  
Phone: (850) 343-0912

ENGINEER:  
Glaze & Associates Engineers, Inc.  
2450 North 12th Avenue  
Pensacola, FL 32503  
Phone: (850) 432-2424

SURVEYOR:  
Pittman, Glaze and Associates, Inc.  
5700 North Davis Highway, Suite 3  
Pensacola, FL 32503  
Phone: (850) 434-6666

PRELIMINARY PLAT  
STILLMAN SUBDIVISION  
A 56 LOT TOWNHOME SUBDIVISION  
OF A PORTION OF SECTION 39,  
TOWNSHIP 2 SOUTH, RANGE 30 WEST,  
CITY OF PENSACOLA,  
ESCAMBIA COUNTY, FLORIDA

STATE PLANE COORDINATE TABLE

Referenced to NAD 83 (2011) and NAVD 88  
Location established from Florida Department of Transportation  
Permanent Reference Network (FPRN), Florida's Global Navigation Satellite  
System (GNSS) reference station network.  
To convert a ground distance to a grid distance multiply the ground  
distance by the average combined scale factor.

FLOOD STATEMENT:

I hereby certify that the subject property is located in Flood Zone "X", areas determined to be outside the 0.2% annual chance floodplain; 0.2 pct annual chance flo; and Flood Zone "AE (EL 6)", areas determined to be a special flood hazard area subject to inundation by the 1% annual chance flood and is in a Special Flood Hazard Area as determined by Federal Emergency Management Agency (FEMA). Reference Community Panel Number 12033C03T06 Effective September 29, 2006.



I hereby certify that this survey was made under my responsible charge and meets the Standards of Practice as set forth by the Florida Board of Professional Surveyors & Mappers in Chapter 5J-17.050, 5J-17.051 and 5J-17.052, pursuant to Section 472.027 Florida Statutes.  
SIGNED: David D. Glaze  
REGISTERED LAND SURVEYOR NO. 5605  
PITTMAN, GLAZE & ASSOCIATES  
5700 NORTH DAVIS HIGHWAY, SUITE 3  
PENSACOLA, FL 32503  
PHONE: (850) 434-6666  
FAX: (850) 434-6661  
Email: pgsurvey@bellsouth.net

SHEET 3 OF 3  
NOT VALID WITHOUT SEAL AND SIGNATURE  
File No. C-8760  
Job No. 34512-22  
Scale 1" = 30'  
Date of Survey 1-28-2022  
Date of Plat 4-21-2022  
Date of Revision 5-2-2022  
FB 1750 PG 33-33  
Drawn by PGL  
Checked By DDE