

AGENDA  
ESCAMBIA COUNTY BOARD OF ADJUSTMENT  
November 16, 2011–8:30 a.m.  
Escambia County Central Office Complex  
3363 West Park Place, Room 104

1. Call to Order.
2. Swearing in of Staff and acceptance of staff as expert witness.
3. Acceptance of the BOA Meeting Package with the Development Services Staff Findings-of-Fact, into evidence.
4. Proof of Publication and waive the reading of the legal advertisement.
5. Approval of October 19, 2011 Meeting Minutes
6. **Consideration of the following cases:**

**A. Case No.:** V-2011-14

Project Address: 5620 Ponte Verde Rd  
Request: Seven (7) Foot Rear Yard Setback  
Requested by: William N. and Cindy L. Danner, Owner

**B. Case No.:** CU-2011-09

Project Address: Hwy 29 North  
Request: Cell Tower in Excess of 150 Feet  
Requested by: John F. Lateulere III, Agent  
for Christine T. Marks, Owner

**C. Case No.:** CU-2011-14

Project Address: 702 N. Navy Blvd  
Request: Outside Storage in C-1  
Requested by: Buddy Page, Agent  
for Nick Varazo, Owner

7. Discussion Items.
8. Old/New Business.
9. Announcement.

The next Board of Adjustment Meeting is scheduled for Wednesday, December 14, 2011 at 8:30 a.m., at the Escambia County Central Office Complex, Room 104, 3363 West Park Place.

10. Adjournment.

**Board of Adjustment**

**Item #: 5.**

**Meeting Date:** 11/16/2011

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Information

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Attachments

Summary Minutes

RESUMÉ OF THE MEETING OF THE BOARD OF ADJUSTMENT  
HELD October 19, 2011

CENTRAL OFFICE COMPLEX  
3363 WEST PARK PLACE, BOARD CHAMBERS  
PENSACOLA, FLORIDA  
(8:34 A.M. – 11:23 A.M.)

Present: Auby Smith, Vice Chairman  
John Lund  
Bobby Price, Jr.  
Jennifer Rigby  
LuTimothy May

Absent: Don Carlos, Chairman  
David Karasek

Staff Present: Kristin Hual, Assistant County Attorney  
Horace Jones, Division Mgr Planning & Zoning  
Andrew Holmer, Sr. Planner, Planning & Zoning  
Brenda Wilson, Urban Planner, Planning & Zoning  
John Fisher, Urban Planner, Planning & Zoning  
Juan Lemos, Urban Planner, Planning & Zoning  
Karen Spitsbergen, Sr. Office Assistant

**REGULAR BOA AGENDA**

1. Call to Order.
2. Swearing in of Staff and acceptance of staff as expert witness
3. Acceptance of the BOA Meeting Package with the Development Services Staff Findings-of-Fact, into evidence.

Motion by Bobby Price, Jr., Seconded by Jennifer Rigby

**Vote:** 4 - 0 Approved - Unanimously

4. Proof of Publication and waive the reading of the legal advertisement.
5. Approval of September 21, 2011 Resume.

Motion by John Lund, Seconded by Bobby Price, Jr. Correction to be made as to the date of the next meeting from September 21, 2011 to reflect meeting date of October 19, 2011.

LuTimothy May arrived at the meeting at 8:54 am.

**Vote:** 5 - 0 Approved - Unanimously

6. **Consideration of the following cases:**

**A. Case No.: V-2011-12**

Location: 8198 Untreiner Ave

Request: Variance to signage

Requested by: James Campbell, Agent for Damascus Road Missionary Baptist Church

Speakers: James Campbell  
J. Holly Smith

- No BOA member acknowledged any ex parte communication regarding this item
- May acknowledged visiting the site.
- No BOA member refrained from voting on this matter due to any conflict of interest.

Motion by LuTimothy May, Seconded by Bobby Price, Jr.

**Vote:** 5 - 0 Approved - Unanimously

**B. Case No.: V-2011-13**

Location: 1218 Wings Way

Request: Variance to side setback

Requested by: Timothy J. Godwin,  
Agent for Gulf Advance  
Construction, Inc.,  
Owner

Speakers: Ken Monie  
Todd Godwin

- No BOA member acknowledged any ex parte communication regarding this item
- No BOA member acknowledged visiting the site.
- No BOA member refrained from voting on this matter due to any conflict of interest.

Motion by Bobby Price, Jr., Seconded by LuTimothy May

**Vote:** 5 - 0 Approved - Unanimously

**C. Case No.: CU-2011-09**

Location: N. Hwy. 29

Request: Commercial  
communications tower  
greater than 150 ft. in  
height

Requested by: John F. Lateulere, III  
for Atwell Agent  
for Christine T. Marks,  
Owner

Motion by LuTimothy May, Seconded by Jennifer Rigby Motion was made to continue the case to the November 16, 2011 BOA meeting.

**Vote:** 5 - 0 Approved - Unanimously

**D. Case No.: CU-2011-11**

Location: 9100 Eight Mile Creek Rd.  
Request: Recreational Facility in R-1 zoning  
Requested by: T. A. Borowski, Jr. Agent for East Hill Christian School, Owners  
Speakers: Ted Borowski, Jr., Christine Jones, Marc Scott  
Jerry Long, Tamara Nichols, James Cowan  
Paul Gooden, John Emerson, Cindy Speed  
Evelyn Polk, G. Roberts, Charles Blackmon  
Wanda Blackmon, Bonnie Jackson, Brenda. McInnis  
Doug Lowell

- No BOA member acknowledged any ex parte communication regarding this item
- May acknowledged visiting the site.
- No BOA member refrained from voting on this matter due to any conflict of interest.

Motion by Bobby Price, Jr., Seconded by LuTimothy May Motion to deny the Conditional Use request by based on: Criterion 1 stating the access and traffic concerns on Eight mile Creek Road; Criterion 2 stating the nuisances which adjoining neighborhood residences relayed to the Board; Criterion 8 addressing the neighborhood impacts.

**Vote:** 5 - 0 Approved - Unanimously

**E. Case No.: CU-2011-12**

Location: 308 and 320 Massachusetts Ave.  
Request: Used Auto Sales in C-1 zoning  
Requested by: Phillip Pugh, Jr., Agent for Jerrell L. Gorum, II, Jerrll L. Gorum, Sr.,  
Marlon E. Gorum and Shirley L. Gorum, Owners  
Speakers: Phillip Pugh

- No BOA member acknowledged any ex parte communication regarding this item
- No BOA member acknowledged visiting the site.
- No BOA member refrained from voting on this matter due to any conflict of interest.

LuTimothy May left the meeting at 11:05 am.

Motion by Jennifer Rigby, Seconded by John Lund  
Motion to grant Conditional Use approval without the condition of site plan review.

**Vote:** 4 - 0 Approved - Unanimously

**F. Case No.: CU-2011-13**

Location: 1062 & 1072 Sawyer St

Request: Allow an expansion of an  
existing church facility in  
R-2 zoning

Requested by: Paul L. Jones, Sr., Agent  
for Freewill Ministries,  
Owners

Speakers: Brenda Jones  
Paul Jones

- No BOA member acknowledged any ex parte communication regarding this item
- May acknowledged visiting the site.
- No BOA member refrained from voting on this matter due to any conflict of interest.

Motion by John Lund, Seconded by Bobby Price, Jr.

**Vote:** 4 - 0 Approved - Unanimously

7. Discussion Items.
8. Old/New Business.
9. Announcement.

The next Board of Adjustment Meeting is scheduled for Wednesday, November 16, 2011 at 8:30 a.m., at the Escambia County Central Office Complex, Room104, 3363 West Park Place.

10. Adjournment.

**Board of Adjustment**

**Item #: 6.**

**Meeting Date:** 11/16/2011  
**CASE:** V-2011-14  
**APPLICANT:** William and Cindy Danner, Owner  
**ADDRESS:** 5620 Ponte Verde Road  
**PROPERTY REFERENCE NO.:** 22-3S-31-7007-005-005  
**ZONING DISTRICT:** R-1  
**FUTURE LAND USE:** MU-S

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**Information**

**SUBMISSION DATA:**

**REQUESTED VARIANCE:**

The applicants request an after-the-fact variance to the 25' rear setback, reducing it by 18' resulting in a rear setback of seven (7) feet.

**RELEVANT AUTHORITY:**

**Land Development Code of Escambia County, Florida (Ordinance No. 96-3 as amended), Section: 6.05.05.F.4**

Rear yard. The minimum rear yard shall not be less than 25 feet in depth. On property abutting estuarine, riverine or creek systems, the setback shall be in accordance with the marine/estuarine/riverine setback (MERS) provision of this Code (article 7) or 30 feet, whichever is greater.

**CRITERIA**

**Land Development Code of Escambia County, Florida (Ordinance No. 96-3 as amended), Section 2.05.02.**

**CRITERION (1)**

**That there are special circumstances or conditions applicable to the building or land in question that are peculiar to such property that do not apply generally to other land or buildings in the vicinity.**

**FINDINGS-OF-FACT**

Section 2.05.02 of the Land Development Code defines special circumstances or conditions specifically as follows: "Such special conditions shall be limited to unusual physical characteristics inherent in the specific piece of property and not common to properties similarly situated. Such physical characteristics include, but are not limited to, exceptional narrowness, shallowness, shape, topographic conditions, or the presence of sensitive environmental resources, any or all of which will result in peculiar or in the quiet enjoyment and use of the property".

Due to the location of the subdivision's 'common area', behind the individual site, the applicant's parcel appears to have a shallow rear yard as compared to other adjacent properties.

## **CRITERION (2)**

**That the variance is necessary for the preservation and enjoyment of a substantial property right and not merely to serve as a convenience to the Applicant.**

## **FINDINGS-OF-FACT**

From site visit and review of the applicant's request staff finds that granting a variance to the rear setback to construct an addition is not necessary for the preservation and enjoyment of a substantial property right.

## **CRITERION (3)**

**That such a variance will not impair an adequate supply of light and air to adjacent property or unreasonably increase the congestion in public streets, the danger of fire, imperil the public safety, unreasonably diminish or impair established property values within the surrounding area or in any other respect impair the health, safety, comfort, or general welfare of the inhabitants of Escambia County.**

## **FINDINGS-OF-FACT**

This variance will not impair an adequate supply of light and air to adjacent property or unreasonably increase the congestion in public streets, the danger of fire, imperil the public safety, unreasonably diminish or impair established property values within the surrounding area, or in any other respect impair the health, safety, comfort, or general welfare of the inhabitants of Escambia County.

## **CRITERION (4)**

**The variance will not, in any manner, alter other provisions of this Code or Comprehensive Plan.**

## **FINDINGS-OF-FACT**

The property is located within the FEMA flood zone AE 8 designation; if the variance is approved, the built structure must meet all of the flood zone requirements as described in Article 10 of the Escambia County Land Development Code (LDC), to include the three (3) feet freeboard.

## **CRITERION (5)**

**That the variance is the minimum necessary to make possible the use of the land, building or other improvements as approved by the BOA.**

## **FINDINGS-OF-FACT**

The parcel was designed and further built to accommodate the existing house, therefore, it is staff's opinion that granting of the variance as requested is not the minimum necessary to make possible the use of the land or existing building.

## **RECOMMENDATION:**



Section 2.05.02 of the LDC specifies, "No variance shall be authorized under this provision unless the BOA finds that all of the required conditions exist."

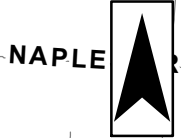
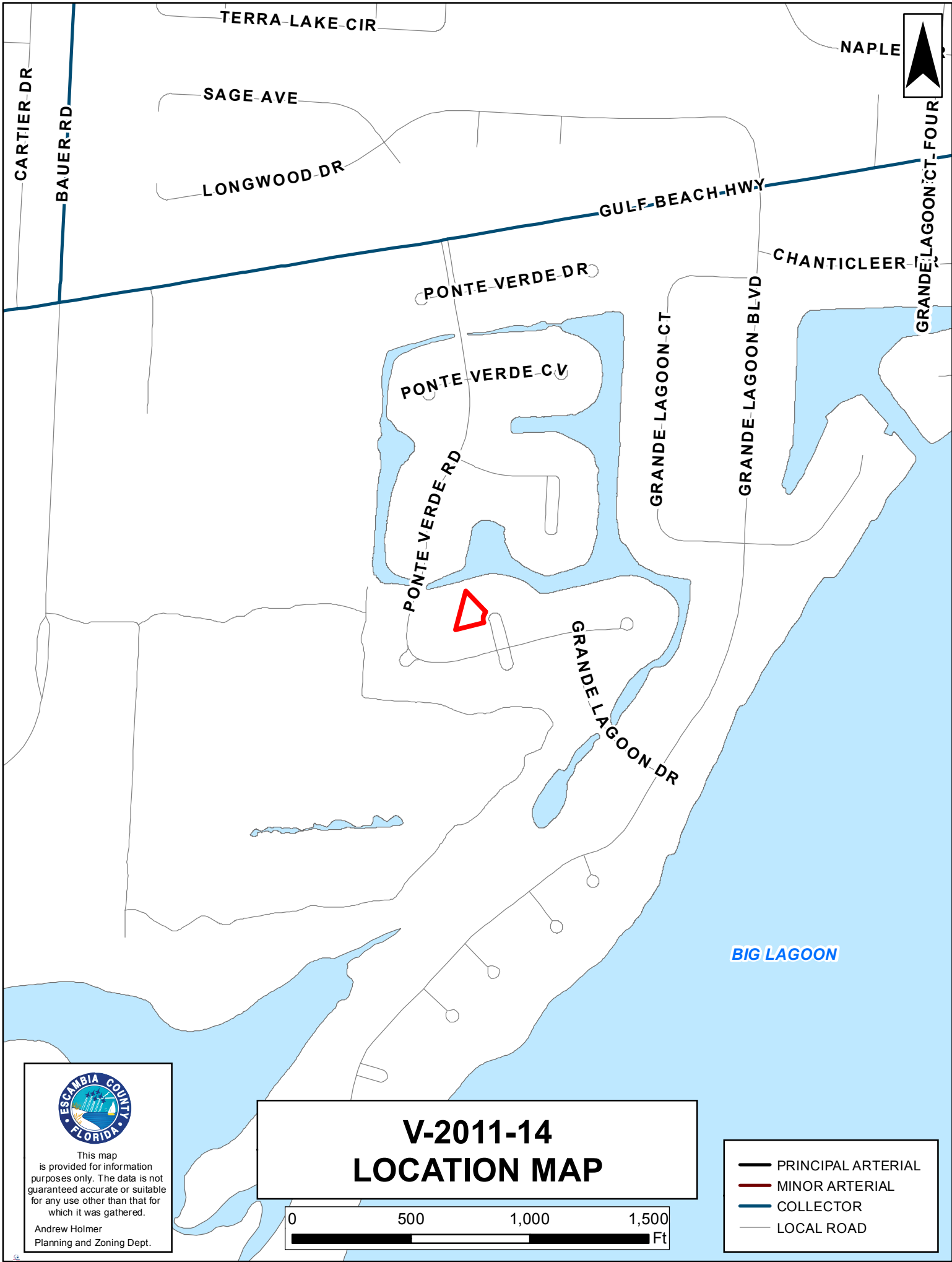
The applicant failed to meet the requirements as stated in Criteria B and E, consequently, staff recommends that the Board deny the variance request

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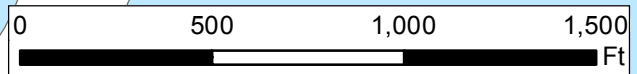
### **Attachments**

V-2011-14

V-2011-14



# V-2011-14 LOCATION MAP



- PRINCIPAL ARTERIAL
- MINOR ARTERIAL
- COLLECTOR
- LOCAL ROAD



This map is provided for information purposes only. The data is not guaranteed accurate or suitable for any use other than that for which it was gathered.

Andrew Holmer  
Planning and Zoning Dept.

REC

R-1

R-1

R-1

REC

PONTE VERDE CV

PONTE VERDE CT

PONTE VERDE RD

PONTE VERDE RD

GRANDE LAGOON DR

GRANDE LAGOON BLVD



GRANDE LAGOON CT



This map is provided for information purposes only. The data is not guaranteed accurate or suitable for any use other than that for which it was gathered.

Andrew Holmer  
Planning and Zoning Dept.

# V-2011-14 500' RADIUS ZONING



- PRINCIPAL ARTERIAL
- MINOR ARTERIAL
- COLLECTOR
- LOCAL ROAD
- PARCELS

REC

MU-S

MU-S

MU-S

REC

PONTE VERDE CV

PONTE VERDE CT

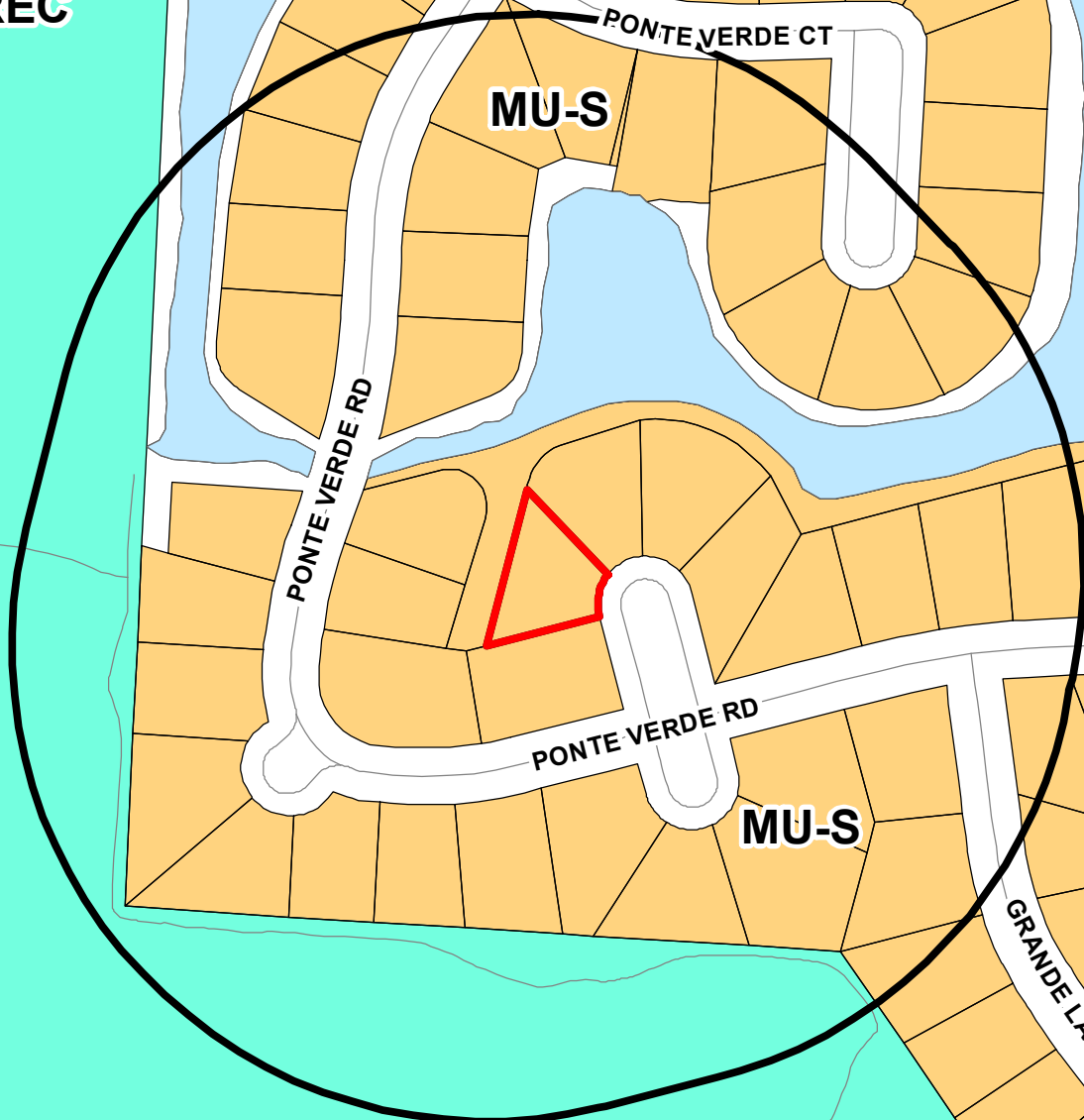
PONTE VERDE RD

PONTE VERDE RD

GRANDE LAGOON CT

GRANDE LAGOON DR

GRANDE LAGOON BLVD



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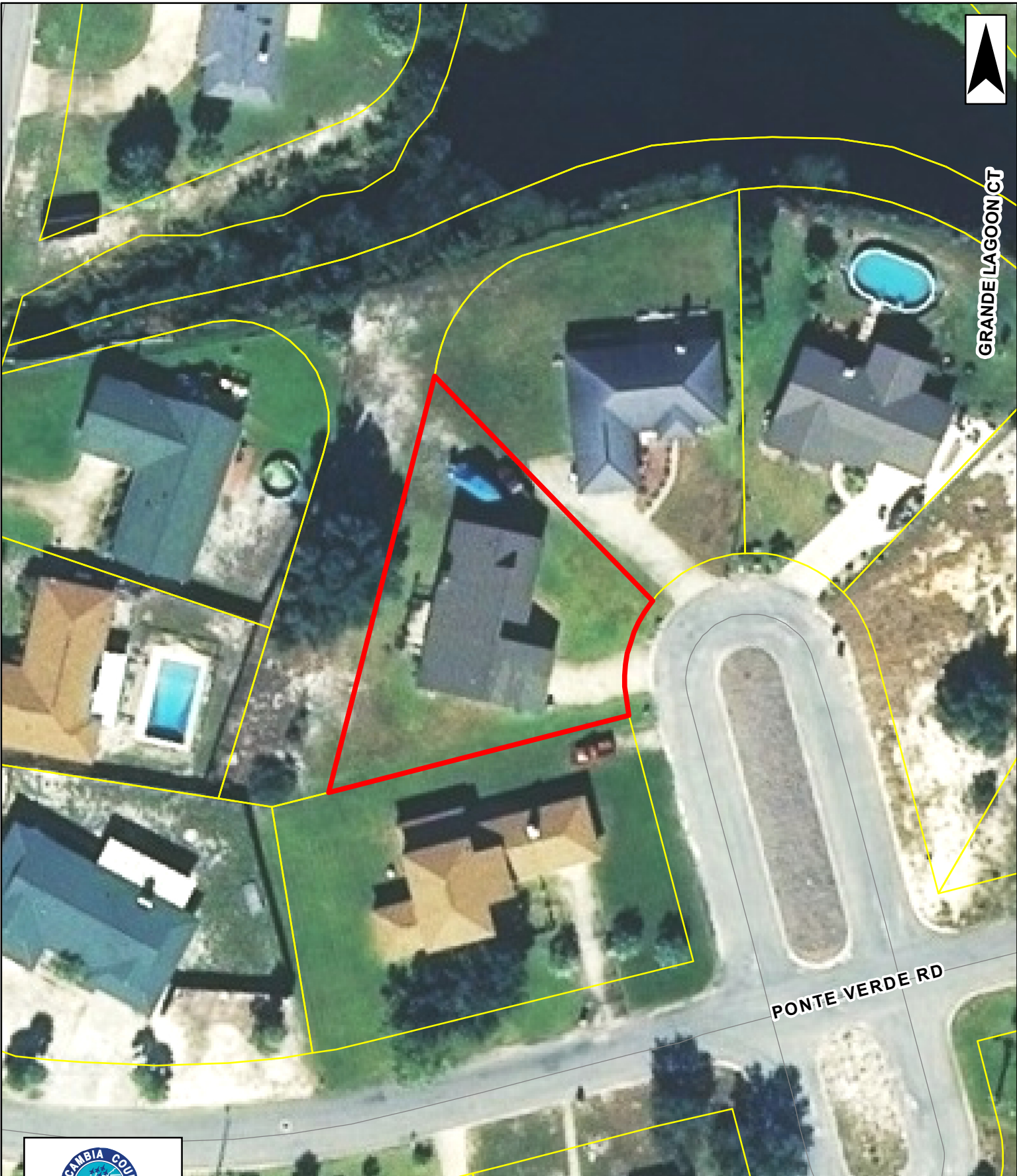
Andrew Holmer  
Planning and Zoning Dept.

# V-2011-14 FUTURE LAND USE MAP



- PRINCIPAL ARTERIAL
- MINOR ARTERIAL
- COLLECTOR
- LOCAL ROAD
- PARCELS

GRANDE LAGOON CT



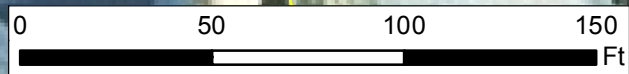
PONTE VERDE RD



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Andrew Holmer  
Planning and Zoning Dept.

# V-2011-14 AERIAL MAP



- PRINCIPAL ARTERIAL
- MINOR ARTERIAL
- COLLECTOR
- LOCAL ROAD
- PARCELS

William N. Danner and Cindy L. Danner

5620 Ponte Verde Road

Pensacola, FL 32507

(901) 355-3508

Cindy.Danner@ATF.GOV

October 23, 2011

Board of Adjustments

Development Services Department

Escambia County Florida

3363 West Park Place

Pensacola, FL 32505

Re: Variance Application Request: Lot 5, Block E, Grande Lagoon Lakes SD, PB 9 P 49 OR 6520 P 1996 SEC 22/26 T 3S R 31W.

We, William N. Danner and Cindy L. Danner, are Homeowners of 5620 Ponte Verde Road, Pensacola, FL 32507, with the legal description as Lot 5, Block E, Grande Lagoon Lakes Subdivision. As homeowners we are requesting a variance on the above-mentioned property and are submitting the following information in support thereof:

1. Our above-mentioned property's triangle shape leaves only 31 feet of back yard behind our home due to the large vacant and unused common area behind our property which makes it difficult for room additions and therefore makes our property unique in this area.
2. This variance is requested to prepare a room addition on our home to handle the responsibilities of caring for our elderly parents who are in need of everyday care, guidance and assistance. This proposed two room

building addition measures 23' x 14' (161 square feet) with 11.5' x 14' to be used as additional living space for our elderly parents and the additional 11.5' x 14' to be used to house necessary swimming pool pumping equipment.

3. The corners of our above-mentioned lot flares out at the corners but this space is unusable for room addition(s) which must be attached per Grande Lagoon Subdivision Covenants. The rear of the property is adjacent to a Common Area owned by the Grande Lagoon Subdivision and has a minimum of 22 feet of unused and uncared for property. The proposed building addition and information was submitted to the Grande Lagoon Board of Directors on September 6, 2011 and our plans were approved on September 8, 2011. Grande Lagoon Covenants requires a 7 foot set-back.
4. This addition will only affect Escambia county codes as the addition will conform to local rules.
5. This request is for a variance to match the 7 foot back set line required by Grande Lagoon covenants which is the minimum necessary to use our land and still be in compliance with local laws.

As Homeowners, we pray that the Board of Adjustment members will approve this property variance request so that we may complete the above-mentioned room addition to our property. Thank you for your consideration.

Sincerely,



William N. Danner



Cindy L. Danner



## APPLICATION

<b>Please check application type:</b>	<input type="checkbox"/> Conditional Use Request for: _____
<input type="checkbox"/> Administrative Appeal	<input checked="" type="checkbox"/> Variance Request for: _____
<input type="checkbox"/> Development Order Extension	<input type="checkbox"/> Rezoning Request from: _____ to: _____

**Name & address of current owner(s) as shown on public records of Escambia County, FL**

Owner(s) Name: William N. + Cindy L. Danner Phone: 901-355-3508  
 Address: 5620 Ponte Verde Road, Pensacola, FL 32507 Email: Cindy.Danner@ATF.GOV

Check here if the property owner(s) is authorizing an agent as the applicant and complete the Affidavit of Owner and Limited Power of Attorney attached herein.

Property Address: \_\_\_\_\_

Property Reference Number(s)/Legal Description: \_\_\_\_\_

**By my signature, I hereby certify that:**

- 1) I am duly qualified as owner(s) or authorized agent to make such application, this application is of my own choosing, and staff has explained all procedures relating to this request; and
- 2) All information given is accurate to the best of my knowledge and belief, and I understand that deliberate misrepresentation of such information will be grounds for denial or reversal of this application and/or revocation of any approval based upon this application; and
- 3) I understand that there are no guarantees as to the outcome of this request, and that the application fee is non-refundable; and
- 4) I authorize County staff to enter upon the property referenced herein at any reasonable time for purposes of site inspection and authorize placement of a public notice sign(s) on the property referenced herein at a location(s) to be determined by County staff; and
- 5) I am aware that Public Hearing notices (legal ad and/or postcards) for the request shall be provided by the Development Services Bureau.

Cindy L. Danner \_\_\_\_\_  
 Signature of Owner/Agent Printed Name Owner/Agent Date

William N. Danner \_\_\_\_\_  
 Signature of Owner Printed Name of Owner Date

STATE OF Tennessee COUNTY OF Shelby

The foregoing instrument was acknowledged before me this 25th day of October by \_\_\_\_\_.

Personally Known  OR Produced Identification . Type of Identification Produced: Florida License

Jennifer Sherwood \_\_\_\_\_  
 Signature of Notary Printed Name of Notary  
 (notary seal must be affixed)



<b>FOR OFFICE USE ONLY</b>	CASE NUMBER: _____
Meeting Date(s): _____	Accepted/Verified by: _____ Date: _____
Fees Paid: \$ _____	Receipt #: _____ Permit #: _____

[Back](#)

**Source: Escambia County Property Appraiser**

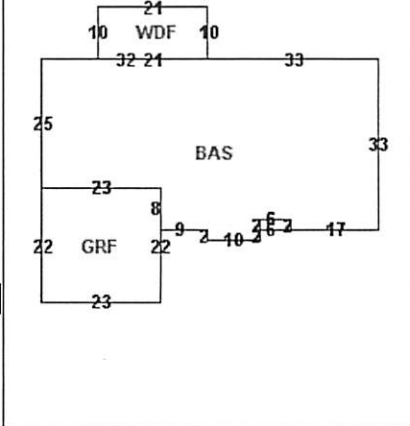
[Restore Full Page Version](#)

<b>General Information</b> <b>Reference:</b> 223S317007005005 <b>Account:</b> 102094360 <b>Owners:</b> DANNER WILLIAM N & DANNER CINDY LYNNE <b>Mail:</b> 5620 PONTE VERDE DR PENSACOLA, FL 32507 <b>Situs:</b> 5620 PONTE VERDE RD 32507 <b>Use Code:</b> SINGLE FAMILY RESID <b>Taxing Authority:</b> COUNTY MSTU <b>Tax Inquiry:</b> <a href="#">Open Tax Inquiry Window</a> Tax Inquiry link courtesy of Janet Holley, Escambia County Tax Collector	<b>2011 Certified Roll Assessment</b> <b>Improvements:</b> \$91,818 <b>Land:</b> \$23,750 <hr/> <b>Total:</b> \$115,568 <b>Save Our Homes:</b> \$115,568 <p style="text-align: center;"><a href="#">Disclaimer</a></p> <hr/> <p style="text-align: center;"><b><u>Amendment 1 Calculations</u></b></p>
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<b>Sales Data</b>  <table border="1"> <thead> <tr> <th>Sale Date</th> <th>Book</th> <th>Page</th> <th>Value</th> <th>Type</th> <th>Official Records (New Window)</th> </tr> </thead> <tbody> <tr> <td>10/16/2009</td> <td>6520</td> <td>1996</td> <td>\$169,900</td> <td>WD</td> <td><a href="#">View Instr</a></td> </tr> <tr> <td>02/2005</td> <td>5592</td> <td>1605</td> <td>\$80,000</td> <td>WD</td> <td><a href="#">View Instr</a></td> </tr> <tr> <td>12/1979</td> <td>1394</td> <td>123</td> <td>\$77,500</td> <td>WD</td> <td><a href="#">View Instr</a></td> </tr> <tr> <td>01/1978</td> <td>1245</td> <td>133</td> <td>\$100</td> <td>WD</td> <td><a href="#">View Instr</a></td> </tr> <tr> <td>01/1974</td> <td>810</td> <td>419</td> <td>\$40,400</td> <td>WD</td> <td><a href="#">View Instr</a></td> </tr> </tbody> </table> Official Records Inquiry courtesy of Ernie Lee Magaha, Escambia County Clerk of the Court	Sale Date	Book	Page	Value	Type	Official Records (New Window)	10/16/2009	6520	1996	\$169,900	WD	<a href="#">View Instr</a>	02/2005	5592	1605	\$80,000	WD	<a href="#">View Instr</a>	12/1979	1394	123	\$77,500	WD	<a href="#">View Instr</a>	01/1978	1245	133	\$100	WD	<a href="#">View Instr</a>	01/1974	810	419	\$40,400	WD	<a href="#">View Instr</a>	<b>2011 Certified Roll Exemptions</b> HOMESTEAD EXEMPTION  <b>Legal Description</b> LT 5 BLK E GRANDE LAGOON LAKES S/D PB 9 P 49 OR 6520 P 1996...  <b>Extra Features</b> None
Sale Date	Book	Page	Value	Type	Official Records (New Window)																																
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**Parcel Information** [Restore Map](#) [Get Map Image](#) [Launch Interactive Map](#)

<b>Section Map Id:</b> <a href="#">22-3S-31-2</a>  <b>Approx. Acreage:</b> 0.2600  <b>Zoned:</b> <a href="#">R-1</a>	
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<b>Buildings</b>	
Building 1 - Address:5620 PONTE VERDE RD, Year Built: 1979, Effective Year: 1990	
<div style="border: 1px solid black; padding: 2px; margin-bottom: 5px;">Structural Elements</div> <p><b>FOUNDATION</b>-SLAB ON GRADE  <b>EXTERIOR WALL</b>-BRICK-FACE  <b>NO. PLUMBING FIXTURES</b>-7.00  <b>DWELLING UNITS</b>-1.00  <b>EXTERIOR WALL</b>-SIDING-LAP.AAVG  <b>ROOF FRAMING</b>-GABLE-HI PITCH  <b>ROOF COVER</b>-COMPOSITION SHG  <b>INTERIOR WALL</b>-DRYWALL-PLASTER  <b>NO. STORIES</b>-1.00  <b>FLOOR COVER</b>-CARPET  <b>DECOR/MILLWORK</b>-ABOVE AVERAGE  <b>HEAT/AIR</b>-CENTRAL H/AC  <b>STRUCTURAL FRAME</b>-WOOD FRAME</p> <div style="border: 1px solid black; padding: 2px; margin-bottom: 5px;">Areas - 2697 Total SF</div> <p><b>BASE AREA</b> - 1969  <b>GARAGE FIN</b> - 506  <b>OPEN PORCH FIN</b> - 12  <b>WOOD DECK FIN</b> - 210</p>	
<b>Images</b>	



01/05/03

The primary use of the assessment data is for the preparation of the current year tax roll. No responsibility or liability is assumed for inaccuracies or errors.

Agent's File Number: 1-44819

**Schedule A**

Lot 5, Block E of Grande Lagoon Lakes, according to the Plat thereof as recorded in Plat Book 9, Page(s) 49, of the Public Records of ESCAMBIA County, Florida.

Prepared by:  
Lisa A. Durant  
Wilson, Harrell, Farrington, Ford, Fricke, Wilson & Spain, P.A.  
13020 Sorrento Road  
Pensacola, Florida 32507

File Number: 1-44819

### General Warranty Deed

Made this October 16, 2009 A.D., By Edward L. Caldwell, hereinafter called the grantor, to William Nolan Danner and Cindy Lynne Danner, husband and wife, whose post office address is: 1016 Roselawn Circle, West Memphis, AR 72301, hereinafter called the grantee:

(Whenever used herein the term "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

**Witnesseth**, that the grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Escambia County, Florida, viz:

See Attached Schedule A

Said property is not the homestead of the Grantor under the laws and constitution of the State of Florida in that neither Grantor nor any members of the household of Grantor reside thereon.

Parcel ID Number: 22-3S-31-7007-005-005

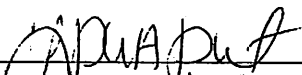
**Together** with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.


**To Have and to Hold**, the same in fee simple forever.


**And** the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 2009.

**In Witness Whereof**, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

  
\_\_\_\_\_  
Witness Printed Name LISA A. DURANT

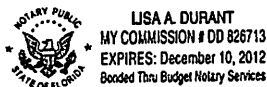
  
\_\_\_\_\_  
Edward L. Caldwell (Seal)

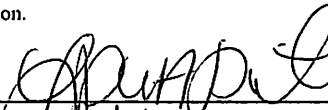
  
\_\_\_\_\_  
Witness Printed Name Tracy Batale

\_\_\_\_\_  
(Seal)

State of Florida  
County of Escambia

The foregoing instrument was acknowledged before me this 16th day of October, 2009, by Edward L. Caldwell, who is/are personally known to me or who has produced DRIVERS LICENSE as identification.



  
\_\_\_\_\_  
Notary/Public  
Print Name: LISA A. DURANT  
My Commission Expires: \_\_\_\_\_

DEED Individual Warranty Deed with Non-Homestead-Legal on Schedule A

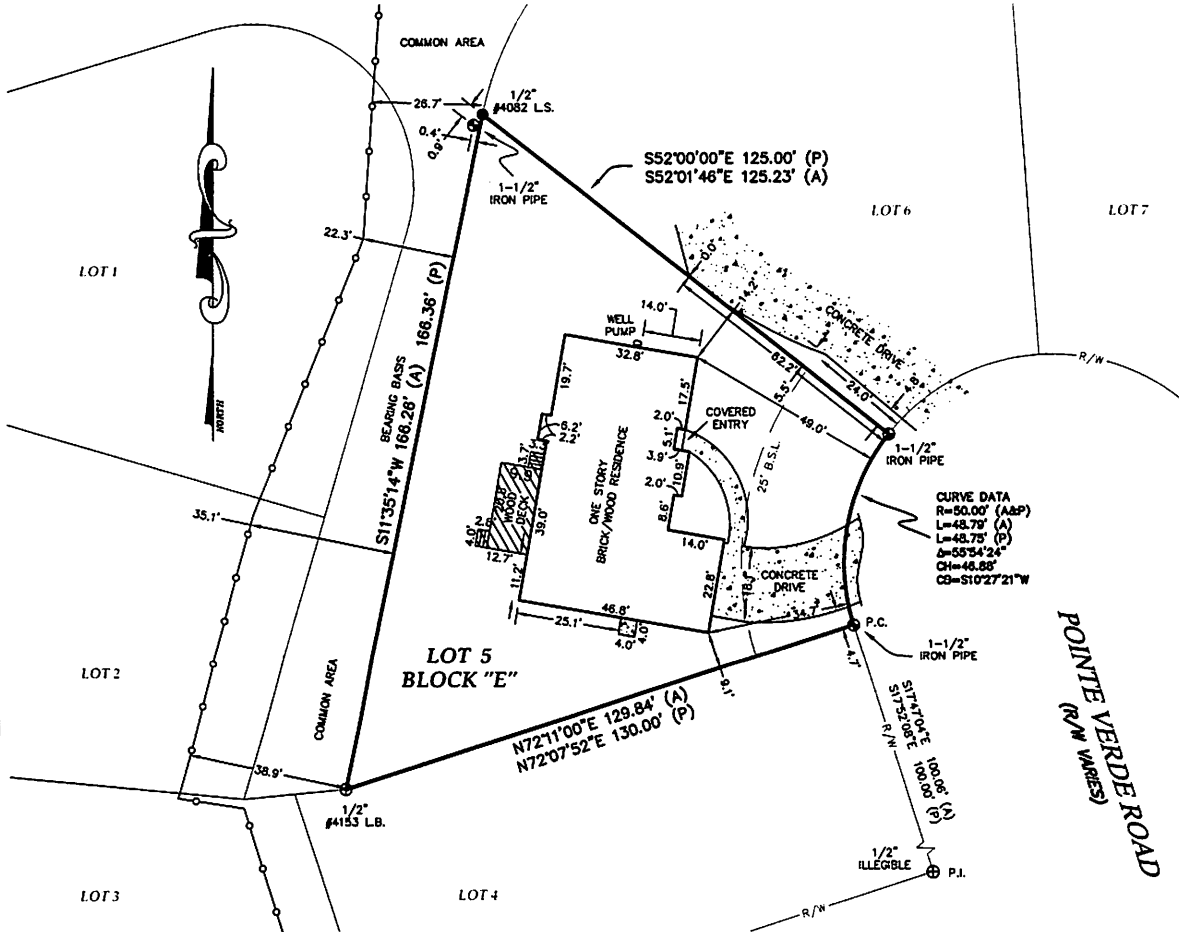
✓ PENSA COLA PL. 32507

Revised 7/23/2004



NOTICE: THIS SURVEY IS NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

BOUNDARY SURVEY



LAND DESCRIPTION:

Lot 5, Block "E", Grande Lagoon Lakes, a subdivision of a portion of Sections 22 and 26, Township 3 South, Range 31 West, Escambia County, Florida, as recorded in Plat Book 9 at Page 49 of the public records of said County.

Source of Information: Recorded Plat. Description as furnished by client. There may be additional restrictions, easements and/or right-of-ways that were not furnished to this firm that may be found in the public records of said County. Footings, foundations or any other subsurface structures not located. No title work performed by this firm.

This drawing reflects only those building setback lines that are noted and/or appear on the recorded plat.

Address: 5620 Pointe Verde Road

The address shown hereon is based on information furnished by the client and/or their agents. Said address has not been verified with the U.S. Postal Service. Any certifications shown hereon do not apply or cover the said address.

Basis of Bearings: Assumed datum using S 11°35'14" W along the West line of Lot 5, Block "E" as per the record plat.

I hereby certify to Primary Residential Mortgage, Inc.; William Nolan Danner and Cindy Lynne Danner; Wilson, Harrell, Farrington, Ford, Fricke, Wilson & Spain, P.A.; First American Title Insurance Company that this survey meets the minimum technical standards set forth by the Florida Board of Land Surveyors, pursuant to Section 472.027 Florida Statutes.

LEGEND:

- Legend symbols and definitions for various survey markers and features like monuments, fences, and utility poles.

NOTE: ALL MEASUREMENTS MADE IN ACCORDANCE WITH UNITED STATES STANDARDS.

Form fields for Job No., File No., Scale, Requested By, Date of Survey, Field Book, and Revisions.

DRAWN BY: KWJ

SURVEYOR'S CERTIFICATE:

I HEREBY CERTIFY THE SURVEY SHOWN HEREON MEETS THE MINIMUM TECHNICAL STANDARDS, SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER 61G17-6, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

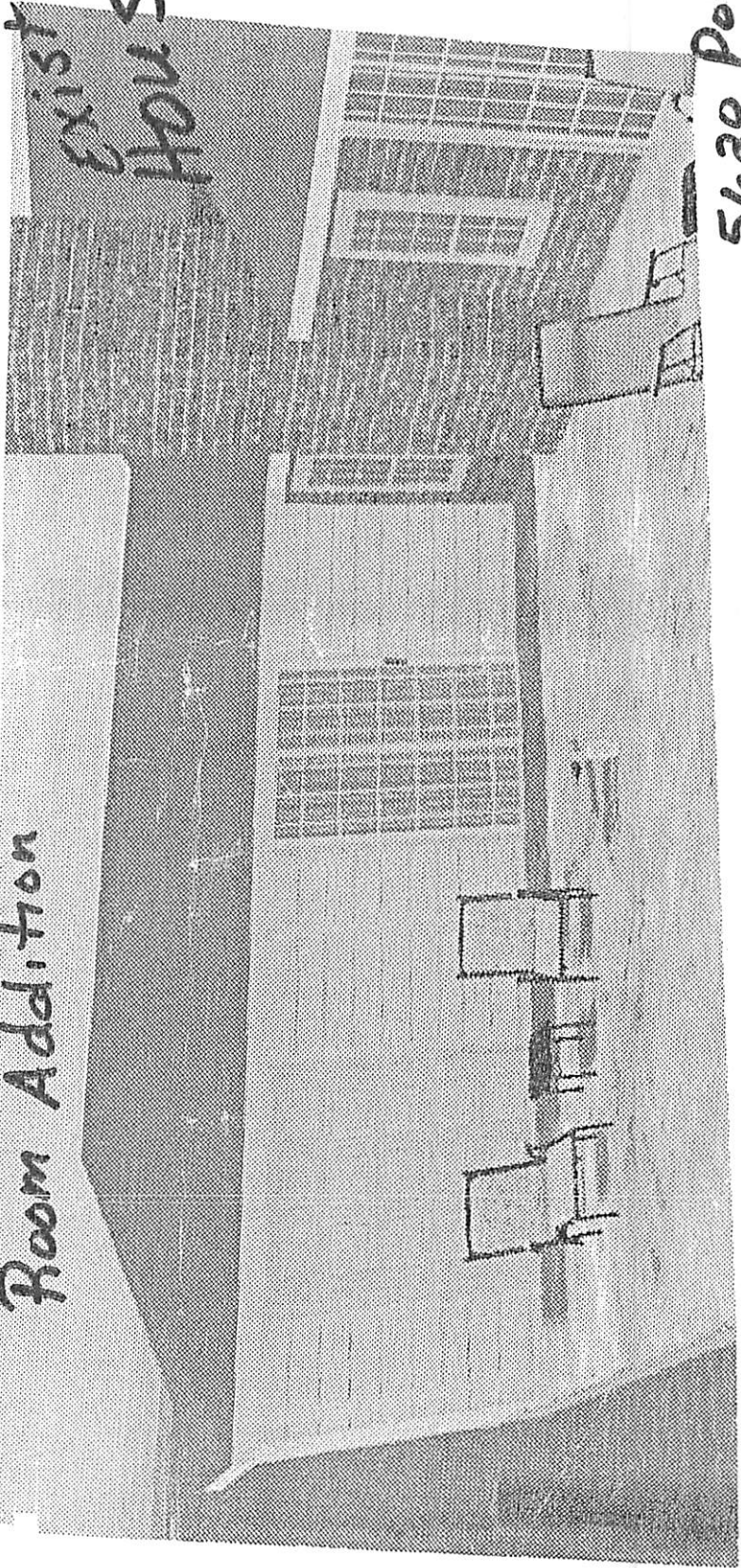
Signature of Joel Walters, R.L.S. No. 4082, State of Florida.



NOT VALID UNLESS SEALED WITH AN EMBOSSED SEAL

EXISTING  
HOUSE

Room Addition



5420 Ponte Verde Rd  
Pensacola, FL 32501



# Notice of Commencement

State of Florida  
County of Escambia

CLERK'S OFFICE SECTION

Ernie Lee Magaha  
CLERK OF THE CIRCUIT COURT  
ESCAMBIA COUNTY FLORIDA  
INST# 2011072526 10/17/2011 at 10:23 AM  
OFF REC BK: 6775 PG: 407 - 407 Doc Type: NOC  
RECORDING: \$10.00

Permit Number: \_\_\_\_\_

Tax Folio Number: \_\_\_\_\_

The Undersigned hereby gives notice that improvement will be made to certain real property, and in accordance with Chapter 713, Florida Statutes, the following information is provided in this Notice of Commencement.

1. Legal Description of the Property, Required, and Street Address, If Available:

LT 5 BLK E GRANDE LAGOON LAKES S/D PB 9 P 49 OR 6520 P 1996 SEC 22/26 T 3S R 31W

2. General Description of the Improvement:

ROOM ADDITION

3. Owner's Name: WILLIAM N. DANNER

Owner's Address: 5620 PONTE VERDE DR. PENSACOLA FL 32507

Interest in the Property:

Fee Simple Title Holder's Name (If other than Owner):

Fee Simple Title Holder's Address (If other than Owner):

4. Contractor's Name: OWNER

Contractor's Address:

Phone Number:

Fax Number:

5. Surety's Name:

Surety's Address:

Amount of Bond:

Phone Number:

Fax Number:

6. Lender's Name (If not completed, there is no lender):

Lender's Address:

Phone Number:

Fax Number:

7. Name of Person within the State of Florida designated by owner upon whom notices or other documents may be served as provided by Section 713.13(1)(a) 7, Florida Statutes:

Address:

Phone Number:

Fax Number:

8. In addition to himself, owner designates:

of:

Phone Number:

Fax Number:

to receive a copy of the Lienor's Notice as provided in Section 713.13(1)(b), Florida Statutes.

9. Expiration date for the Notice of Commencement is one (1) year from the date of recording unless a different date is specified.

WILLIAM N DANNER

Owner's Name (PLEASE PRINT)

*[Signature]*

Owner's Signature

10-17-11

Date

NOTARY SECTION

STATE OF FLORIDA, COUNTY OF ESCAMBIA

The foregoing instrument was acknowledge before me this 17th day of October, 2011, by William Nolan Danner, who is personally known to me or who has produced as identification.



*[Signature]*  
Notary Public

Marcia L. Schultz  
Printed Name of Notary Public

Prepared by: WILLIAM N. DANNER

My Commission Expires: July 26, 2015

5620 PONTE VERDE DR

Confirmation Number: EE 115752

PENSACOLA FL 32507





**Development Services Department**

**Building Inspections Division**

3363 West Park Place  
Pensacola, Florida, 32505  
(850) 595-3550  
Molino Office - (850) 587-5770

**RECEIPT**

Receipt No. : **543307**

Date Issued. : 10/26/2011

Cashier ID : VHOWENS

Application No. : PBA111000027

Project Name : V-2011-14

**PAYMENT INFO**

Method of Payment	Reference Document	Amount Paid	Comment
<b>Check</b>	1065	\$350.00	App ID : PBA111000027
		<b>\$350.00</b>	Total Check

Received From : DANNER WILLIAM N & CINDY L

Total Receipt Amount : **\$350.00**

Change Due : \$0.00

**APPLICATION INFO**

Application #	Invoice #	Invoice Amt	Balance	Job Address
PBA111000027	636725	350.00	\$0.00	5620 PONTE VERDE RD, PENSACOLA, FL, 32507

<b>Total Amount :</b>	<b>350.00</b>	<b>\$0.00</b>	Balance Due on this/these Application(s) as of 10/26/2011
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**Board of Adjustment**

**Item #: 6.**

**Meeting Date:** 11/16/2011  
**CASE:** CU-2011-09  
**APPLICANT:** John F. Latuelere III, Agent for Christine T. Marks, Owner  
**ADDRESS:** Hwy 29 North  
**PROPERTY REFERENCE NO.:** 21-2N-31-1301-000-000  
**ZONING DISTRICT:** VAG-2  
**FUTURE LAND USE:** RC

---

**Information**

**SUBMISSION DATA:**

**REQUESTED CONDITIONAL USE:**

To allow the construction of a commercial communications tower measuring 200' in height, exceeding the allowed height by 50'.

**RELEVANT AUTHORITY:**

**Land Development Code of Escambia County, Florida (Ordinance 96-3 as amended), Section: 6.05.22.D.**

4. Oil wells/mineral extraction and commercial antenna towers more than 150 feet in height.

**CRITERIA:**

**Land Development Code of Escambia County, Florida (Ordinance 96-3 as amended), Section 2.05.03**

**CRITERION (1)**

***On-site circulation.*** Ingress and egress to property and proposed structures thereon with particular reference to automotive and pedestrian safety and convenience, traffic flow and control, on-site parking and loading, and access in case of fire or catastrophe.

**FINDINGS-OF-FACT**

Access to the parcel and the structure will be from Hwy 29 North via a proposed gravel road to be constructed. Since this is currently an undeveloped site, all access, roads and right-of-ways and proposed parking will have to meet the current engineering construction standards that will be addressed during the site plan review process.

**CRITERION (2)**

***Nuisance.*** Adverse impact such as noise, glare, smoke, odor or other harmful effects (electrical interference, hazardous materials, etc.) of the conditional use on adjoining properties and properties generally in the District.

**FINDINGS-OF-FACT**

In order to address electrical interference, glare and other harmful effects criteria, the applicant must secure all of the required Federal Communication Commission (FCC), the Federal Aviation Administration (FAA), United States Navy and the Escambia County Emergency Management Services permits and or approvals, related to the construction and operation of a commercial communications tower. Further, the proposed structure must comply with all of the requirements reviewed during the site plan review process.

### **CRITERION (3)**

***Solid Waste.*** Refuse and service areas with particular reference to concurrency requirements and items (1) and (2) above.

### **FINDINGS-OF-FACT**

Applicant stated that there will be no solid waste utilities on-site.

### **CRITERION (4)**

***Utilities.*** Utilities with reference to concurrency requirements, location, availability and compatibility with surrounding land uses.

### **FINDINGS-OF-FACT**

Applicant stated that power and telephone are the only utilities needed. All other required utilities will be addressed during the site plan review process.

### **CRITERION (5)**

***Buffers.*** The buffer may be a landscaped natural barrier, a natural barrier or a landscaped or natural barrier supplemented with fencing or other man-made barriers, so long as the function of the buffer and the intent of Policy FLU 1.1.9 of the Comprehensive Plan and the provisions of Section 7.01.06 of the Land Development Code are fulfilled.

### **FINDINGS-OF-FACT**

LDC 7.01.06.B states that the following relationships between land-uses require a buffer: 2. commercial land uses, where they are adjacent to residential uses. The buffer standards for the proposed project will be reviewed during the site plan review process.

### **CRITERION (6)**

***Signs.*** Signs, if any, and proposed exterior lighting with reference to glare, traffic safety, economic effect, and compatibility and harmony with properties in the District.

### **FINDINGS-OF-FACT**

Any proposed signs will have to meet the standards of Article 8 of the LDC; any proposed on-site lighting will have to meet all of the requirements delineated in Article 7 of the LDC. Both signs and lighting proposed standards will be reviewed during the site plan review process.

### **CRITERION (7)**

**Environment impact. Impacts to protected trees, wetlands, water bodies, stormwater management or other natural features of the subject parcel.**

#### **FINDINGS-OF-FACT**

Applicant stated that a NEPA report has been ordered. The results of such report, as well as other pertinent information addressing removal of protected trees, water bodies and storm water management will be further evaluated at the time of reviewing the site plan for the proposed project.

#### **CRITERION (8)**

**Neighborhood impact. General compatibility with adjacent properties and other property in the immediate area.**

#### **FINDINGS-OF-FACT**

Based on the preliminary drawings provided by the applicant, it appears that impact on neighboring parcels would be minimal and that the proposed use is compatible with the surrounding properties. Further review of compatibility will be performed during the Site Plan Review.

#### **CRITERION (9)**

***Other requirements of Code. The proposed Conditional Use is consistent with all other relevant provisions of this Code.***

#### **FINDINGS-OF-FACT**

The LDC Article 7.18.00., paragraphs A thru O identify additional requirements for the placement of commercial communication towers. Based on the submitted documents, the applicant has not provided the required collocation information as stated in 7.18.00.B.2. There is an existing commercial tower located approximately 1,000' north of the proposed site. There is no supporting documentation available, showing evidence that reasonable efforts were made by the applicant to collocate with the owner of the existing tower.

#### **RECOMMENDATION**

The applicant has failed to meet all of the requirements as stated under Criterion (9). Therefore, Staff recommends the Board deny the Conditional Use request.

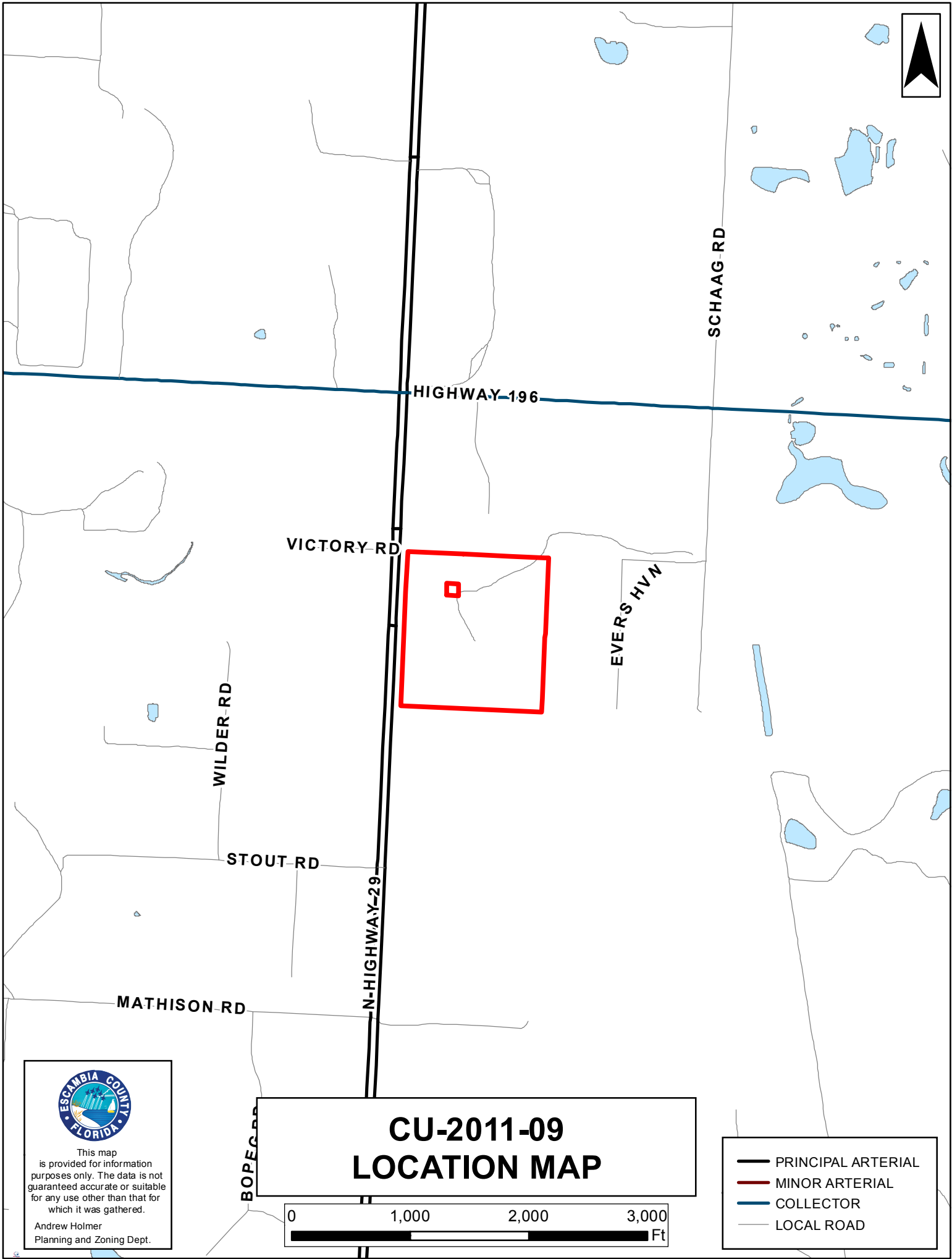
These findings are based solely on the information available to staff as submitted by the applicant.

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#### **Attachments**

CU-2011-09

C-2011-09



VICTORY RD

HIGHWAY-196

SCHAAAG RD

EVERS HVN

WILDER RD

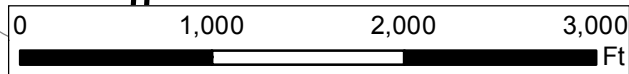
STOUT RD





MATHISON RD

N-HIGHWAY-29

BOPE RD

# CU-2011-09 LOCATION MAP

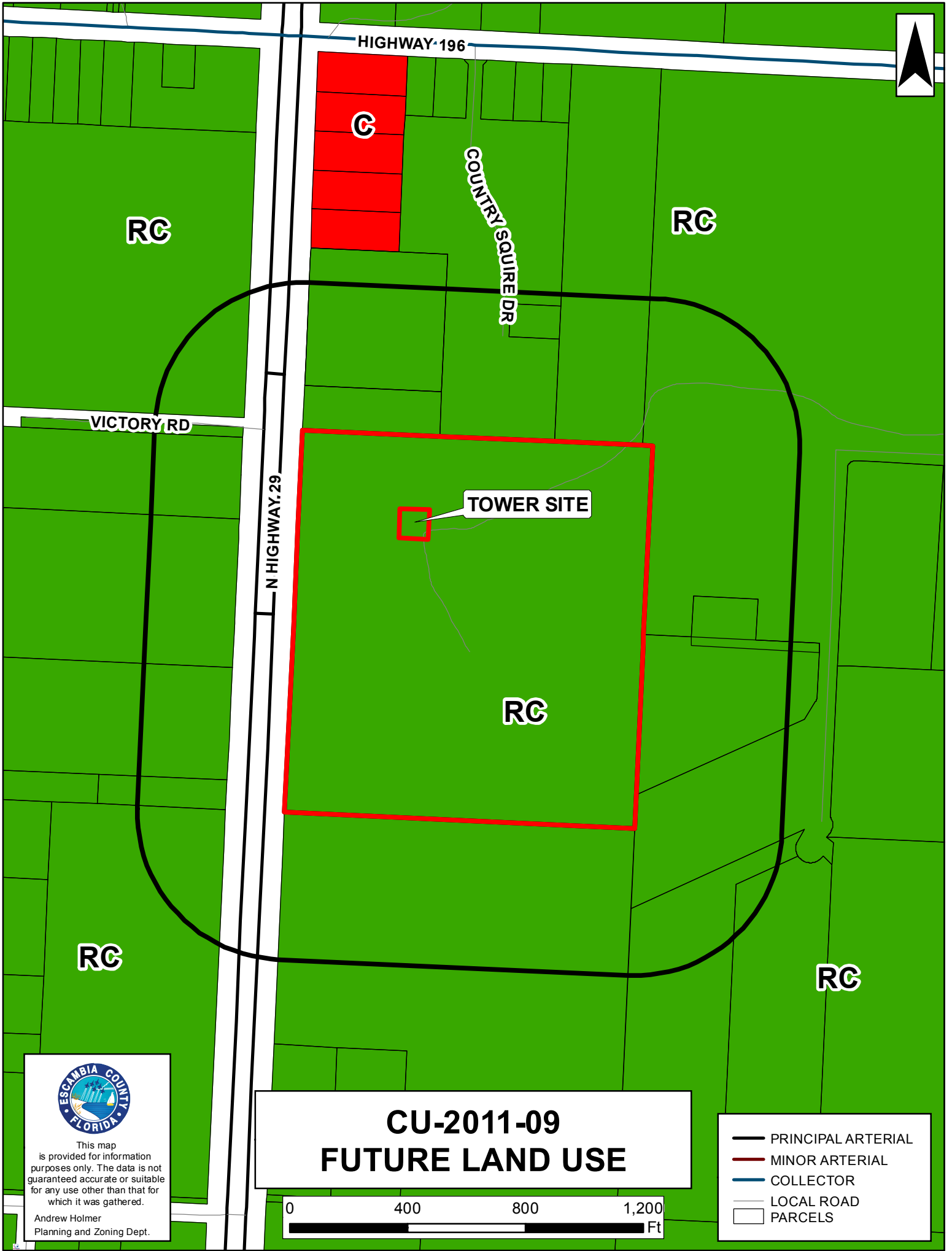


-  PRINCIPAL ARTERIAL
-  MINOR ARTERIAL
-  COLLECTOR
-  LOCAL ROAD



This map is provided for information purposes only. The data is not guaranteed accurate or suitable for any use other than that for which it was gathered.

Andrew Holmer  
Planning and Zoning Dept.



HIGHWAY 196

C

COUNTRY SQUIRE DR

RC

RC

VICTORY RD

N HIGHWAY 29

TOWER SITE

RC

RC

RC



This map is provided for information purposes only. The data is not guaranteed accurate or suitable for any use other than that for which it was gathered.

Andrew Holmer  
Planning and Zoning Dept.

**CU-2011-09  
FUTURE LAND USE**



- PRINCIPAL ARTERIAL
- MINOR ARTERIAL
- COLLECTOR
- LOCAL ROAD
- PARCELS



HIGHWAY 196

V-2

GBD

COUNTRY SQUIRE DR

V-2

VAG-1

VAG-2

VR-2

VICTORY RD

N HIGHWAY 29

TOWER SITE

VAG-2

VR-2

VAG-2

VR-2

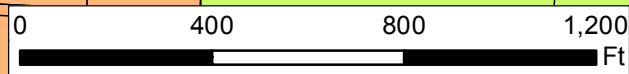
VAG-2



This map is provided for information purposes only. The data is not guaranteed accurate or suitable for any use other than that for which it was gathered.

Andrew Holmer  
Planning and Zoning Dept.

# CU-2011-09 500' RADIUS ZONING



- PRINCIPAL ARTERIAL
- MINOR ARTERIAL
- COLLECTOR
- LOCAL ROAD
- PARCELS





EXIST. CELL TOWER

FOREST SVC TOWER

TOWER SITE

VICTORY RD

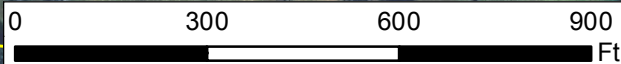
N HIGHWAY 29








This map is provided for information purposes only. The data is not guaranteed accurate or suitable for any use other than that for which it was gathered.

Andrew Holmer  
Planning and Zoning Dept.

# CU-2011-09 AERIAL MAP



-  PRINCIPAL ARTERIAL
-  MINOR ARTERIAL
-  COLLECTOR
-  LOCAL ROAD
-  PARCELS



4805 W. Independence Pkwy  
Suite 100  
Tampa, FL 33634  
813.888.9500 Tel  
813.884.4288 Fax  
[www.atwell-group.com](http://www.atwell-group.com)

August 18, 2011

Escambia County Development Services  
Board of Adjustment  
Attn: Andrew Holmer, Karen Spitsbergen  
3363 West Park Place  
Pensacola, FL 32505

Re: Letter of Request for Conditional Use Permit  
Proposed 195' Communications Tower located at Highway No. 29, Pensacola FL 32533  
Property Reference No: Tax Parcel ID 212N311301000000

Dear Mr. Holmer, Ms. Spitsbergen and Members of the Board of Adjustment:  
Please accept this letter and application materials submitted in request for a Conditional Use Permit for a proposed communications tower for consideration at the next Board of Adjustment meeting scheduled for September 21, 2011.

The property is owned by Christine T. Marks, Trustee for the Christine T. Marks Trust, and is located on Highway No. 29, Pensacola FL 32533. The Tax ID No. is 212N311301000000. The legal description is: SW Qtr of NE Qtr of Section 21, Township 3 South, Range 31 West, and Escambia County, FL. The proposed project will include a 195' monopole communications tower, an 11'-5" x 28' equipment shelter within a 100' x 100' leased premise. The site will be fenced-in with a 6' chain-link fence w/1' security wire at the top, and a 12' double swing gate. The leased premise will be accessed via a 12' wide gravel drive located within a 30' wide access/utility easement.

The proposed tower requires a Conditional Use Permit as it exceeds the 140' height limitation by 55'-0".

**Conditional Use Checklist:** In response to the items noted in the Conditional Use Criteria checklist:

**On-site Circulation:** Once the site has been constructed, most of the traffic will be by the wireless carrier's technicians. The technicians will typically be required to visit the site a few times a month. All transportation will be done by car, van or truck. No heavy duty vehicles will be needed for the normal visits. Since the site and parking space is approximately 350' from the road, normal traffic flow or safety will not be disrupted. The entrance to the site inside of the R.O.W. will be designed per County requirements and the rest of the road will be a 12' wide gravel road (see attached drawings).

**Nuisance:** No smoke or odor will be released from this site. The proposed shelter will have one exterior light that will be used for maintenance/service calls only. Since the site is approximately 350' from the road, glare and traffic safety will not be a concern. All proposed antennas will meet all FCC requirements for electrical interference.

**Solid Waste:** Solid waste utilities will not be required at this site.

**Utilities:** Only telephone and power will be required. Running water and sewer will not be required at this site. We will work directly with the local telephone and power companies

to make sure that we meet all of the local codes. Due to the site layout, no other parcels will be disturbed in order to get new service to the site.

**Buffers:** Per the Landscaping Zoning Ordinance Section 7.01.00, landscaping is NOT required for parcels zoned VAG-2. The site perimeter will be surrounded by a 6' chain-link fence with 1' of security wire at the top (7'-0" total - see attached drawings).

**Signs:** A sign will be placed on the 7' high chain link fence surrounding the compound with the tower owner's information and the tower's FCC Registration.

**Environmental Impact:** A NEPA report for this site has been ordered. The report should conclude that the site is not located within a 100 year flood plain and will not result in impacts to wetlands or changes to significant surface features.

**Neighborhood Impact:** The proposed site will be constructed on a parcel zoned VAG-2, which is currently vacant and heavily timbered.

**Other Requirements of Code:** Per this submittal package, this tower location meets the requirements of Section 7.18.00 "Commercial Communication Towers" of the Escambia County LDC:

**A. Antennas.**

Issuance of the C.U.P. pursuant to this application will indicate compliance.

**B.1. Collocation.**

The proposed tower will be designed to accommodate at least three (3) carriers.

**B.2. Collocation.**

A statement indicating such will be submitted under separate cover directly from the intended initial carrier.

**C. Environmentally sensitive land.**

Subject property is not environmentally sensitive.

**D. Setback from residential zoning.**

Subject site is located a minimum of 250' from residentially zoned land.  
North: 251' from tower site to nearest residentially zoned land.  
East: 1308' from subject property line to nearest residentially zoned land.  
South: 775' from subject property line to nearest residentially zoned land.  
West: 350' from tower site to nearest residentially zoned land

**E. Lighting.**

Tower will only be lit if required by the FAA/FCC/US Navy. Lighting is not anticipated at this time. If at such time lighting is required, it will be designed so as to comply fully with the Escambia County Regulations.

**F. Color.**

Proposed tower will be galvanized or painted gray.

**G. Failure.**

Proposed tower will be designed to meet TIA/EIA 222 (Rev G)

**H. Security.**

Proposed tower site to be fenced in with 6' chain-link fence w/1' of security wire.

- I. Screening.**  
The proposed facility is located 200' from the north property line and 400' from the road (the other property lines are well in excess of these distances). The parcel is heavily wooded, and the compound will not be visible from the public right of way or surrounding properties.
- J. Emissions.**  
All carriers will be required to comply with all federal requirements relative to their license to emit radio frequency.
- K. Abandonment.**  
The tower owner will comply with this requirement.
- L. Pre-existing towers.**  
This section is not applicable to new towers.
- M. Airport/airfield zoning.**  
The proposed facility is less than 200', has been checked with the FAA Obstruction Evaluation system and determined that the FAA will not require lighting, and therefore this proposal complies with this requirement. Review by the United States Navy is being conducted concurrently, and should any lighting be deemed appropriate for this facility, such lighting will be provided.
- N. Variances.**  
A statement demonstrating the need for 195'-0" height is being provided by the carrier under separate cover.
- O. Application Requirements.**  
Items 3-5 have been provided. Items 1 and 2 will be provided prior to review by the Development Review Commission.

If there are any questions, or if you would like to discuss this issue further with me, I can be reached at 813-888-9500 or [jlteulere@atwell-group.com](mailto:jlteulere@atwell-group.com).

Sincerely,



John F. Lateulere III, AICP  
*Telecommunications Project Manager*



4805 W. Independence Pkwy  
Suite 100  
Tampa, FL 33634  
813.888.9500 Tel  
813.884.4288 Fax  
www.atwell-group.com

September 20, 2011

Escambia County Development Services  
Board of Adjustment  
Attn: Andrew Holmer, Karen Spitsbergen  
3363 West Park Place  
Pensacola, FL 32505

Re: Letter of Request for Conditional Use Permit  
Supplementary Materials for Review  
Proposed 200' Communications Tower located at Highway No. 29, Pensacola FL 32533  
Property Reference No: Tax Parcel ID 212N311301000000

Dear Mr. Holmer, Ms. Spitsbergen and Members of the Board of Adjustment:

Please accept this letter and application materials submitted to supplement the request for a Conditional Use Permit for a proposed communications tower for consideration at the next Board of Adjustment meeting scheduled for October 19, 2011.

Included in this package please find:

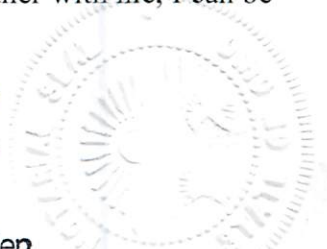
1. FCC/NEPA environmental checklist dated September 12, 2011. Items (3) Endangered Species, (4) Historic Places and (5) Indian Religious are expected to be resolved by October 18, 2011.
2. Documentation of filing for FAA Letter of No Impact to Air Navigation. Final Determination is expected by October 17, 2011.
3. Documentation of request for Navy review and approval of proposed site. A letter indicating no impact is anticipated to be sent to Mr. Holmer's attention by Bruce Stitt, the Community Planning Liaison Officer for the US Navy, the week of September 26, 2011.
4. Documentation of request for FDOT review and approval of proposed site relative to private air-strips (final FAA Determination required for same).
5. Coverage maps.
6. Collocation letter.
7. Copy of August 18, 2011 Application.
8. Zoning Drawings

If there are any questions, or if you would like to discuss this issue further with me, I can be reached at 813-888-9500 or [jlateulere@atwell-group.com](mailto:jlateulere@atwell-group.com).

Sincerely,

John F. Lateulere III, AICP  
Telecommunications Project Manager

Erick Allen  
Notary Public, State of Ohio  
My Commission Expires 7/25/2014



APPLICATION

COMMUNICATIONS TOWER

Please check application type:

Conditional Use Request for: 195'-0" HEIGHT

Administrative Appeal  Variance Request for: \_\_\_\_\_

Development Order Extension  Rezoning Request from: \_\_\_\_\_ to: \_\_\_\_\_

Name & address of current owner(s) as shown on public records of Escambia County, FL

Owner(s) Name: CHRISTINE T MARICIS TR Phone: 850/429-8640  
JO JAMES MARICIS JR

Address: 120 E. MAIN ST. PENSACOLA FL 32502 Email: \_\_\_\_\_

Check here if the property owner(s) is authorizing an agent as the applicant and complete the Affidavit of Owner and Limited Power of Attorney form attached herein.

Property Address: HIGHWAY NO 29, PENSACOLA, ESCAMBIA COUNTY, FL 32533

Property Reference Number(s)/Legal Description: TAX ID # 212N31130/000000

SW QTR OF NE QTR OF SECT. 21, TWP 2 NORTH, RANGE 31 WEST  
ESCAMBIA COUNTY  
FL

By my signature, I hereby certify that:

- 1) I am duly qualified as owner(s) or authorized agent to make such application, this application is of my own choosing, and staff has explained all procedures relating to this request; and
- 2) All information given is accurate to the best of my knowledge and belief, and I understand that deliberate misrepresentation of such information will be grounds for denial or reversal of this application and/or revocation of any approval based upon this application; and
- 3) I understand that there are no guarantees as to the outcome of this request, and that the application fee is non-refundable; and
- 4) I authorize County staff to enter upon the property referenced herein at any reasonable time for purposes of site inspection and authorize placement of a public notice sign(s) on the property referenced herein at a location(s) to be determined by County staff; and
- 5) I am aware that Public Hearing notices (legal ad and/or postcards) for the request shall be provided by the Development Services Bureau.

[Signature] AICP.

ATWELL, LLC  
JOHN F. LATEVLERE III, AICP

8/14/11

Signature of Owner/Agent

Printed Name Owner/Agent

Date

SEPARATE CASE

Signature of Owner

Printed Name of Owner

Date

STATE OF OHIO

COUNTY OF MEDINA

The foregoing instrument was acknowledged before me this 18<sup>TH</sup> day of AUGUST 20 11.

by JOHN LATEVLERE

Personally Known  OR Produced Identification . Type of Identification Produced: \_\_\_\_\_

[Signature]  
Signature of Notary  
(notary seal must be affixed)

ERICK ALLEN  
Printed Name of Notary

Erick Allen  
Notary Public, State of Ohio  
My Commission Expires 7/25/2014

**FOR OFFICE USE ONLY** CASE NUMBER: \_\_\_\_\_

Meeting Date(s): \_\_\_\_\_ Accepted/Verified by: \_\_\_\_\_ Date: \_\_\_\_\_

Fees Paid. \$ \_\_\_\_\_ Receipt #: \_\_\_\_\_ Permit #: \_\_\_\_\_

APPLICATION

Please check application type:

Administrative Appeal

Development Order Extension

Conditional Use Request for: \_\_\_\_\_

Variance Request for: \_\_\_\_\_

Rezoning Request from: \_\_\_\_\_ to: \_\_\_\_\_

Name & address of current owner(s) as shown on public records of Escambia County, FL

Owner(s) Name: CHRISTINE T. MARKS Phone: 850-429-8640

Address: 120 E. MAIN ST., STE. A PENSACOLA FL 32502 Email: N/A

Check here if the property owner(s) is authorizing an agent as the applicant and complete the Affidavit of Owner and Limited Power of Attorney form attached herein.

Property Address: HIGHWAY 29 ESCAMBIA COUNTY FL

Property Reference Number(s)/Legal Description: 212N311301000000

By my signature, I hereby certify that:

- 1) I am duly qualified as owner(s) or authorized agent to make such application, this application is of my own choosing, and staff has explained all procedures relating to this request; and
- 2) All information given is accurate to the best of my knowledge and belief, and I understand that deliberate misrepresentation of such information will be grounds for denial or reversal of this application and/or revocation of any approval based upon this application; and
- 3) I understand that there are no guarantees as to the outcome of this request, and that the application fee is non-refundable; and
- 4) I authorize County staff to enter upon the property referenced herein at any reasonable time for purposes of site inspection and authorize placement of a public notice sign(s) on the property referenced herein at a location(s) to be determined by County staff; and
- 5) I am aware that Public Hearing notices (legal ad and/or postcards) for the request shall be provided by the Development Services Bureau.

  
Signature of Owner/Agent

LIANNA M. NASH  
Printed Name Owner/Agent

8-17-11  
Date

Signature of Owner

Printed Name of Owner

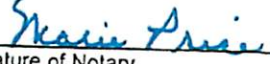
Date

STATE OF FLORIDA

COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 17<sup>TH</sup> day of AUGUST 20 11 by LIANNA M. NASH

Personally Known  OR Produced Identification . Type of Identification Produced: \_\_\_\_\_

  
Signature of Notary  
(notary seal must be affixed)

MARIE PRICE  
Printed Name of Notary

Marie Price  
Notary Public  
State of Florida  
My Commission Expires 03-14-14  
Commission No. DD 955028

**FOR OFFICE USE ONLY**

CASE NUMBER: \_\_\_\_\_

Meeting Date(s): \_\_\_\_\_ Accepted/Verified by: \_\_\_\_\_ Date: \_\_\_\_\_

Fees Paid: \$ \_\_\_\_\_ Receipt #: \_\_\_\_\_ Permit #: \_\_\_\_\_

APPLICATION

Please check application type:
[ ] Conditional Use Request for:
[ ] Administrative Appeal
[ ] Variance Request for:
[ ] Development Order Extension
[ ] Rezoning Request from: to:

Name & address of current owner(s) as shown on public records of Escambia County, FL

Owner(s) Name: CHRISTINE T. MARKS Phone: 850-429-8640

Address: 120 E. MAIN ST., STE. A PENSACOLA FL 32502 Email: N/A

[ ] Check here if the property owner(s) is authorizing an agent as the applicant and complete the Affidavit of Owner and Limited Power of Attorney form attached herein.

Property Address: HIGHWAY 29 ESCAMBIA COUNTY FL

Property Reference Number(s)/Legal Description: 212 N 311301 000 000

By my signature, I hereby certify that:

- 1) I am duly qualified as owner(s) or authorized agent to make such application, this application is of my own choosing, and staff has explained all procedures relating to this request; and
2) All information given is accurate to the best of my knowledge and belief, and I understand that deliberate misrepresentation of such information will be grounds for denial or reversal of this application and/or revocation of any approval based upon this application; and
3) I understand that there are no guarantees as to the outcome of this request, and that the application fee is non-refundable; and
4) I authorize County staff to enter upon the property referenced herein at any reasonable time for purposes of site inspection and authorize placement of a public notice sign(s) on the property referenced herein at a location(s) to be determined by County staff; and
5) I am aware that Public Hearing notices (legal ad and/or postcards) for the request shall be provided by the Development Services Bureau.

Signature of Owner/Agent

Printed Name Owner/Agent: JAMES J. MARKS, JR.

Date: 8-17-11

Signature of Owner

Printed Name of Owner

Date

STATE OF FLORIDA COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 17th day of AUGUST 20 11 by JAMES J. MARKS, JR.

Personally Known [X] OR Produced Identification [ ]. Type of Identification Produced:

Signature of Notary: Marie Price (notary seal must be affixed)

Printed Name of Notary: MARIE PRICE



FOR OFFICE USE ONLY
CASE NUMBER:
Meeting Date(s): Accepted/Verified by: Date:
Fees Paid. \$ Receipt #: Permit #:



**AFFIDAVIT OF OWNER AND LIMITED POWER OF ATTORNEY**

As owner of the property located at HIGHWAY 29 ESCAMBIA COUNTY,  
Florida, property reference number(s) 212 N 311301000000

I hereby designate JOHN LATEULERE / ATWELL LLC for the sole purpose  
of completing this application and making a presentation to the:

- Planning Board and the Board of County Commissioners to request a rezoning on the above referenced property.
- Board of Adjustment to request a(n) CONDITIONAL USE PERMIT on the above referenced property.

This Limited Power of Attorney is granted on this 17<sup>TH</sup> day of AUGUST the year of, 2001, and is effective until the Board of County Commissioners or the Board of Adjustment has rendered a decision on this request and any appeal period has expired. The owner reserves the right to rescind this Limited Power of Attorney at any time with a written, notarized notice to the Development Services Bureau.

Agent Name: JOHN LATEULERE / ATWELL LLC Email: jateulerc@atwell-group.com  
Address: 39575 BRAINBRIDGE RD. # 108, CLEVELAND OH 44139 Phone: 440/349-2000

[Signature]  
Signature of Property Owner

LIANNA M. NASH  
Printed Name of Property Owner

8-17-11  
Date

Signature of Property Owner

Printed Name of Property Owner

Date

STATE OF FLORIDA COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this 17<sup>TH</sup> day of AUGUST 20 11,  
by LIANNA M. NASH.

Personally-Known  OR Produced Identification . Type of Identification Produced: \_\_\_\_\_

[Signature]  
Signature of Notary

MARIE PRICE  
Printed Name of Notary

(Notary Seal)



**AFFIDAVIT OF OWNER AND LIMITED POWER OF ATTORNEY**

As owner of the property located at HIGHWAY 29, ESCAMBIA COUNTY, Florida, property reference number(s) 212N311301000000

I hereby designate JOHN LATEULERE / ATWELL LLC for the sole purpose of completing this application and making a presentation to the:

Planning Board and the Board of County Commissioners to request a rezoning on the above referenced property.

Board of Adjustment to request a(n) CONDITIONAL USE PERMIT on the above referenced property.

This Limited Power of Attorney is granted on this 16<sup>TH</sup> day of AUGUST the year of, 2011, and is effective until the Board of County Commissioners or the Board of Adjustment has rendered a decision on this request and any appeal period has expired. The owner reserves the right to rescind this Limited Power of Attorney at any time with a written, notarized notice to the Development Services Bureau.

Agent Name: JOHN LATEULERE / ATWELL LLC Email: jateulere@atwell-group.com

Address: 30575 BAINBRIDGE RD. # 108, CLEVELAND OH 44139 Phone: 440/349-2000

[Signature]  
Signature of Property Owner

JAMES J. MARKS, JR.  
Printed Name of Property Owner

8-16-11  
Date

Signature of Property Owner

Printed Name of Property Owner

Date

STATE OF FLORIDA COUNTY OF ESCAMBIA

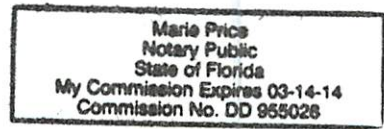
The foregoing instrument was acknowledged before me this 16<sup>TH</sup> day of AUGUST 2011, by JAMES J. MARKS, JR.

Personally Known  OR Produced Identification . Type of Identification Produced: \_\_\_\_\_

[Signature]  
Signature of Notary

MARIE PRICE  
Printed Name of Notary

(Notary Seal)



IN THE CIRCUIT COURT IN AND FOR ESCAMBIA COUNTY, FLORIDA  
PROBATE DIVISION

IN RE: Estate of

CHRISTINE T. MARKS

Deceased.

FILE NO.: 2010 CP 612  
DIVISION: B

LETTERS OF ADMINISTRATION

TO ALL WHOM IT MAY CONCERN

WHEREAS, CHRISTINE T. MARKS., a resident of Escambia County, Florida, died on May 18, 2010, owning assets in the State of Florida, and

WHEREAS, LIANNA M. NASH and JAMES J. MARKS, JR., have been appointed Personal Representative of the estate of the decedent and have performed all acts prerequisite to issuance of Letters of Administration in the estate.

NOW, THEREFORE, I, the undersigned Circuit Judge, declare LIANNA M. NASH and JAMES J. MARKS duly qualified under the laws of the State of Florida to act as Personal Representative of the Estate of CHRISTINE T. MARKS, deceased, with full power to administer the estate according to law; to ask, demand, sue for, recover and receive the property of the decedent; to pay the debts of the decedent as far as the assets of the estate will permit and the law directs; and to make distribution of the estate according to law.

ORDERED on this 13 day of July, 2010.

Conformed Copies to:  
JOHN A. Panyko  
John A. Panyko, P. A.  
323 East Romana Street  
Pensacola, Florida 32502

*[Signature]*  
Circuit Judge

2010 JUL 14 11:24  
PROBATE DIVISION  
FILED & RECORDED  
ERNEST LEE HERRERA  
CLERK OF CIRCUIT COURT  
ESCAMBIA COUNTY FL

Case: 2010 CP 000612  
00018708584  
Dkt: CPLA Pg#:

IC 025

PROPERTY APPRAISER'S PARCEL IDENTIFICATION NO.

**WARRANTY DEED TO TRUSTEE**

STATE OF FLORIDA            )  
  )  
COUNTY OF ESCAMBIA        )

THIS INDENTURE WITNESSETH, that the Grantor, CHRISTINE T. MARKS, of Pensacola, Escambia County, Florida, for and in consideration of Ten and No/100 Dollars (\$10.00) and other good and valuable considerations in hand paid, grants, bargains, sells, alienates, remises, releases, conveys and confirms unto the CHRISTINE T. MARKS REVOCABLE TRUST, dated December 27, 1995, with CHRISTINE T. MARKS as the initial Trustee and JAMES J. MARKS, JR. and LIANNA M. NASH, or the survivor of them (and their successors, STEPHANIE M. MARKS and NEAL B. NASH, respectively, as the case may be), as the successor trustees upon the resignation, death or incapacity of CHRISTINE T. MARKS, the following described real estate in the County of Escambia, State of Florida, to-wit:

[Schedule "A" attached hereto]

hereinafter called "the property."

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD the said property in fee simple upon the trusts and for the uses and purposes herein and in said trust agreement set forth.

And the Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever, subject only to any easements and restrictions of record and taxes for 2003 and subsequent years.

Written acceptance by any Successor Trustee, filed in the public records of said county, together with evidence of CHRISTINE T. MARKS' death, resignation or

incapacity, shall be deemed conclusive proof that the trustee herein named, CHRISTINE T. MARKS, no longer may serve and the successor trustees, JAMES J. MARS, JR. and LIANNA M. NASH, or the survivor of them (and their successors, STEPHANIE M. MARKS and NEAL B. NASH, respectively, as the case may be), shall commence to serve and be recognized as trustees for all purposes, with all the powers herein provided for the trustee. Evidence of CHRISTINE T. MARKS' death shall consist of a certified copy of her death certificate. Evidence of her incapacity shall consist of any one of the following:

(1) A proper order of a court of competent jurisdiction adjudicating incompetency.

(2) Duly executed, witnessed and acknowledged certificates by the trustee's physician and by either of the trustee's children, or the survivor of them, recorded in said public records, indicating that the grantor is too disabled to continue her involvement except as beneficiary in the trust.

(3) Duly executed, witnessed and acknowledged certificates of two licensed physicians (each of whom represents that he or she is certified by a recognized medical board), and recorded in said public records, each certifying that such physician has examined the grantor and has concluded that, by reason of accident, physical or mental illness, progressive or intermittent physical or mental deterioration, or other similar cause, the grantor had, at the date of the written certificate, become incompetent to act rationally and prudently in her own best interests.

Upon written acceptance by JAMES J. MARKS, JR. and LIANNA M. NASH, or the survivor of them (or STEPHANIE M. MARKS and NEAL B. NASH as successor trustees as the case may be), filed in the public records of said county, together with evidence of CHRISTINE T. MARKS' death, they shall commence to serve and be recognized as trustees for all purposes, with all the powers herein provided for the trustees.

Trustees or any successor trustees shall have full power and authority to deal in and with the property, including the power and authority to protect, conserve, sell, lease or encumber and otherwise manage and dispose of the Property, or any part thereof, it being the intent to vest in trustee or successor trustee full rights as grantee of the Property as authorized and contemplated by Section 689.071, Florida Statutes.

No party dealing with the trustees or successor trustees in relation to this Deed or to the Property, in any manner whatsoever, and (without limiting the foregoing) no party to whom the Property, or any part thereof or any interest therein, shall be conveyed, encumbered, leased or contracted to be sold by trustees or successor trustees, shall be obligated (a) to see the application of any purchase money, rent, or money borrowed or advanced with respect to the Property, or (b) to see that the terms of the

Trust have been complied with, or (c) to inquire into the authority, necessity or expediency of any act of the trustees or successor trustees, or (d) be privileged to inquire into any of the terms of the Trust.

Every deed, mortgage, lease or other instrument executed by the trustees or successor trustees in relation to the Property shall be conclusive evidence, in favor of every person claiming any right, title or interest thereunder that: (a) at the time of delivery thereof the trust created under the Trust was in full force and effect; (b) such instrument was executed in accordance with the terms and conditions of the Trust and all amendments thereof, if any, and is binding upon the beneficiaries thereunder; (c) the trustees or successor trustees was thereunder duly authorized and empowered to execute and deliver every such instrument; (d) if a conveyance of the Property has been made to a successor or successors in trust, that such successor or successors have been properly appointed and are fully vested with all the title, estate, rights, powers, duties and obligations of its, his or their predecessor in trust.

The trustees or successor trustees shall have no individual liability or obligation whatsoever arising from its ownership, as trustee under the Trust, of the legal title to the Property, or with respect to any act done, or contract entered into, or indebtedness incurred by it in dealing with the Property, or in otherwise acting hereunder, except only so far as the Property and any trust funds in the actual possession of the Grantee shall be applicable to the payment and discharge thereof. Any and all liability, if any, arising with respect to ownership of the Property shall be solely the responsibility of the beneficiary or beneficiaries of the Trust.


It is expressly understood and agreed between the parties and all successors and assigns that this Deed is accepted by Grantee, not personally, but as Trustee under the Trust in exercise of authority conferred upon such trustee therein. No personal liability or responsibility is assumed by or shall be enforceable against said trustees, or successor trustees, either express or implied.

The interest of the beneficiary or beneficiaries and of all persons claiming under them shall be only in the rents, avails and proceeds arising from the sale or other disposition of the Property, and such interest is hereby declared to be personal property, and the beneficiary or beneficiaries shall not have any title or interest, legal or equitable, in or to the Property as such, but shall have only an interest in the earnings, avails and proceeds of the Property as aforesaid.

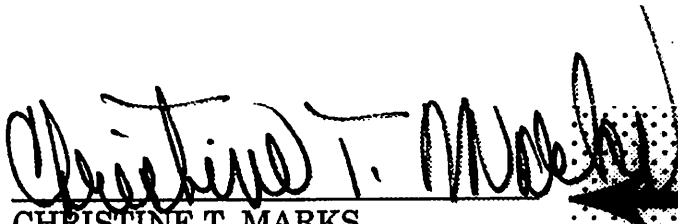
IN WITNESS WHEREOF, the Grantor has executed this instrument this 31st day of December, 2003.

Signed, sealed and delivered  
in the presence of:

WITNESSES:

  
Print Name: NEAL NASH

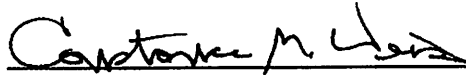
  
Print Name: John A. Panyko

  
CHRISTINE T. MARKS

STATE OF FLORIDA            )  
  )  
COUNTY OF ESCAMBIA        )

THE FOREGOING INSTRUMENT was acknowledged before me this 31st day of December, 2003, by CHRISTINE T. MARKS, who personally appeared before me and is personally known to me, or who has produced \_\_\_\_\_ as identification.



  
NOTARY PUBLIC

Prepared By and Return to:  
JOHN A. PANYKO  
Florida Bar No. 444758  
John A. Panyko, P. A.  
200 South Tarragona Street  
Pensacola, Florida 32501  
(850) 438-7272 Telephone  
(850) 438-7224 Facsimile

Exhibit A

Parcel 1: (01-4805-310)

Commencing at the intersection of the North line of Lot 11, Block 5, Pensacola Farmlands Subdivision, lying East of State Road No. 95, in Section 8, Township 1 South, Range 30 West, Escambia County, Florida, and the East right of way line of State Road No. 95; thence South 87 degrees 37 minutes 47 seconds East along said North line of Lot 11 for 438.233 feet; thence South 01 degree 00 minutes 23 seconds East for 309.489 feet to a Point of Beginning; thence continue along the same line for 124.96 feet; thence North 87 degrees 37 minutes 47 seconds West for 136.182 feet to a point on the East right of way line of State Road No. 95; thence North 36 degrees 23 minutes 11 seconds West and along said East right of way line for 160.293 feet; thence South 87 degrees 37 minutes 47 seconds East for 229.157 feet to the Point of Beginning.

Parcel 2 : (05-1917-000)

That portion of Section 8, Township 2 South, Range 30 West, described as follows: Begin at the Northeast corner of the Carlos DeVillier Grant and run Easterly in an extension of the North line of said Grant 571 feet 2 inches; thence South 19 degrees East 20 feet to the South side of an existing public road for the starting point of this description; thence continue South 19 degrees East 237.2 feet; thence East at right angles 308.93 feet to the Western right of way line of the Pensacola-Flomaton Highway; thence Northward along said right of way 250 feet; thence South 71 degrees West 228 feet 7 inches to the starting point of this description.

LESS AND EXCEPT ALL ROAD RIGHTS OF WAY

LESS AND EXCEPT PROPERTY DESCRIBED IN O.R. BOOK 3663 PAGE 556

Parcel 3 : (05-3929-000)

Commencing at the Southeast corner of the Southwest Quarter of the Southwest Quarter of Section 13, Township 2 South, Range 30 West, Escambia County, Florida; thence run North 0 degrees 16 minutes 30 seconds West along the West line of the East Half of the Southwest Quarter of Section 13 for 1544.90 feet to the Southerly right of way line of Marlane Drive (S.R. 296-a, 100' R/W); thence run North 71 degrees 02 minutes 30 seconds East along said right of way for 454.09 feet to the right of way of Mobile Highway (S.R. 10-A, 200' R/W); thence run South 42 degrees 30 minutes East along said right of way for 344.84 feet to the Point of Beginning; thence run South 28 degrees 00 minutes West for 330.68 feet; thence run South 42 degrees 30 minutes East for 100.0 feet; thence run South 28 degrees 00 minutes West for 139.4 feet; thence run North 88 degrees 05 minutes East for 99.3 feet; thence run North 28 degrees 00 minutes east for 390.08 feet to the right of way of Mobile Highway; thence run North 42 degrees 30 minutes West along said right of way for 191.30 feet to the Point of Beginning.



Parcel 4: (07-1351-000)

A portion of Lot 106 and a possible tip of Lot 107 of the Juan Dominguez Grant, Section 34, Township 2 South, Range 30 West, Escambia County, Florida, according to map of said grant recorded in Deed Book 128 at page 575 of the public records of said County, more particularly described as follows: Begin at the Northwest corner of Lot 30, Juan Heights, according to the plat recorded in Plat Book 2 at page 11 of the public records of Escambia county, Florida, said corner being on the Easterly right of way line of Corry Field Road (66' R/W) and being 442.89 feet South of the Southerly right of way line of Lillian Highway, State Road 298 (66' R/W); thence North 20 degrees 40 minutes 00 seconds East along the said Easterly right of way line for a distance of 92.89 feet for the Point of Beginning; thence South 69 degrees 20 minutes 00 seconds East for a distance of 185 feet to a concrete monument; thence North 20 degrees 40 minutes 00 seconds East for a distance of 100 feet to a concrete monument; thence North 69 degrees 20 minutes 00 seconds West for a distance of 185 feet to the Easterly right of way line of the said Corry Field Road; thence South 20 degrees 40 minutes 00 seconds West along the said Easterly right of way line for a distance of 100 feet to the Point of Beginning.

Parcel 5: (07-01366-000)

Deed Book 168, Page 254

Beginning at the Northeastern corner of that certain tract of land deeded to C. H. Williams by deed recorded in Deed Book 149, page 175, which point is an intersection of the Old Millview Road (State Road #125) and Old State Road #1; run thence Northwesterly along the South right-of-way line of Old State Road #1, a distance of 480.7 feet for a point of beginning of the description of the property hereby conveyed; continue thence on the same course a distance of 50 feet; thence at right angles Southerly a distance of 200 feet; thence run Easterly parallel with the North line, a distance of 50 feet; thence run Northerly parallel with the West line a distance of 200 feet to the point of beginning, being a portion of Lot 108 (Tax Assessor's map, DB 128, p. 475), Section 34, Township 2 South, Range 30 West. And the said party of the first part does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

Deed Book 168, Page 255

0.55 acres in lot 108, Section 34, Township 2 South, Range 30 West at the junction to the County Road known as Old Millview Road (State Road No. 125) and former location of State Road No. 1, being a part of that parcel described on page 510 of Deed Book 106 records of Escambia County, Florida, and more particularly described as follows: From the intersection of the Northerly line of the old 66 foot right-of-way of State Road Number 1, run Westerly along said Northerly line of the old right-of-way of Millview Road (State Road Number 125) a distance of 504.4 feet to an intersection with the Easterly line of the right-of-way of New Corry Field Road; thence, at an angle of 73°51' to the right from the course just traversed run Northerly along Easterly right-of-way of said Corry Field Road a distance of 306.6 feet to the "point of beginning" of this description; thence at an angle of 137°16' to the right from the course just run, go Southeasterly a distance of 91 feet to a point on an existing fence; thence, at an angle of 73°44' to the left from the course just run, go Northeasterly a distance of

200 feet to the Southerly right-of-way line of Old State Road Number 1; thence, at an angle of 90°0' to the left from course just traversed run Northeasterly along Southerly right-of-way of Old State Road Number 1, a distance of 124.6 feet to an intersection with the right-of-way of New Corry Field Road; thence, to the left from the course just run follow the said line of the right-of-way of new Corry Field Road as it curves 262.5 feet along right-of-way to the point of beginning; containing 0.55 acres, more or less; Excepting therefrom the following described property; From the intersection of the Northerly line of the Old 66 foot right-of-way.

Deed Book 182, Page 1

A portion of the Juan Dominguez Grant, being Section 34, Township 2 South, Range 30 West, more particularly described as follows, to-wit: From the intersection of the Northerly line of the old 66 foot right-of-way of Millview Road (State Road #125) and the Southerly line of the old 66 foot right-of-way of State Road #1, run Westerly along said Northerly line of the old right-of-way of Millview Road (State Road #125) a distance of 504.4 feet to the intersection with the Easterly line of the right-of-way of New Corry Field Road; thence at an angle of 73°51' to the right from the course just traversed, run Northerly along Easterly right-of-way of said Corry Field Road a distance of 306.6 feet to a point, being the point of beginning of the property hereby conveyed; thence at an angle of 137°16' to the right from the course just run, go Southeasterly a distance of 105 feet 6 inches to an existing fence line; run thence Westerly a distance of 77 feet, more or less, to a point on the Easterly right-of-way line of the Corry Field Road which is 56 feet 6 inches Southerly from the point of beginning, and run thence Northerly along said right-of-way line a distance of 56 6 inches to the point of beginning, being approximately 1/20th of an acre, in the form of a triangle.

Deed Book 185, Page 173

All that certain property more fully described in a warranty deed from Warren H. Walker and Laura Walker, husband and wife, to Allie Williams, an unmarried woman, dated November 3, 1941, and duly recoded in Deed Book 168, at page 274, fo the Records of Escambia County, Florida, to which deed reference is hereby made for complete description of the property hereby conveyed; the said property being in Section 34, Township 2 South, Range 30 West; a Vendor's lien is hereby retained against the said property fro payment of the sum of \$1000.00, said payment to be made on the 1st day of November, 1943, on or before which date the grantor herein agrees to vacate the house and premises and quit the same, but she shall have the use and occupancy of said premises until said date, if she so elects.

Deed Book 188, Page 441

That portion of Lot 108 of the Dominguez Grant described as follows: Begin at the Northeast intersection of the Millview Road and Corry Field Road, then run North along the East line of the right-of-way of Corry Field Road 150 feet for starting point of this description; thence continue in same direction 100 feet, thence run East 125 feet, thence South 100 feet, thence run West 125 feet to starting point, lying and being in Section 34, Township 2 South, Range 30 West, Escambia County, Florida.

Deed Book 188, Page 443

That portion of Lot 108 (according to Tax Assessor's map recorded in the Deed Records of said County) of the Dominguez Grant, Section 34, Township 2 South, Range 30 West, described as follows: Begin at the intersection of the Old Millview Road (State Road #125) and State Road #1; run thence Westerly along the South right-of-way line of State Road #1, to the West line of the property described in a deed recorded in Deed Book 190 at page 632, and which line is also the East line of the Marks property whether the same be in accordance with the measurements shown in said deed or more or less the same; run thence Southwesterly along the West line of the property as so described in Deed Book 190, Page 632, a distance of 170 feet more or less, to the South line of said property; thence run Southeasterly a distance of 50 feet, more or less, thence run Northeasterly to the South right-of-way line of State Road #1, at a point which is 50 feet Southeasterly from the point of beginning; run thence Northwesterly along said right-of-way a distance of 50 feet to the point of beginning; the purpose of this deed being to convey the Westerly 50 feet of the property described in said Deed Book 190 at page 632 adjoining the property now owned by the grantees herein.

Deed Book 308, Page 615

That portion of Lot 108 of Section 34, Township 2 South, Range 30 West, described as follows: Begin at the Northeast intersection of the Millview paved Road and Corry Field Road, and thence Northerly along East right-of-way of Corry Field Road a distance of 100 feet for starting point of this description, thence continue Northerly along said right-of-way line 50 feet, thence run in an Easterly direction 125 feet, thence in a Southerly direction 50 feet and thence in a Westerly direction 125 feet to point of beginning of this description.

Deed Book 525, Page 343

That portion of Lot 108, Section 34, Township 2 Sough, Range 30 west, described as follows: Begin at the intersection of the Old Millview paved road, State Road #125, and Old State Road #1, and then run Northwesterly along the South right-of-way line of State Road #1 a distance of 250 feet 7 inches for point of beginning, thence continue Northwesterly along the said South right-of-way line a distance of 180 feet, thence Southwesterly at an angle of 90° to the left a distance of 180 feet, thence Easterly 248 feet to a point 98 feet South of the point of beginning, thence Northerly a distance of 98 feet to the point of beginning.

Parcel 6 : (08-1627-000)

Beginning at a concrete monument at the Southeast corner of Block 41, New Warrington, according to plat recorded in Plat Book 1 at page 35 of the public records of Escambia County, Florida, on the South line of Lot 24; running thence South 45 degrees 17 minutes West 176.22 feet; thence south 83 degrees West 99.5 feet; thence with said right of way line on a curve concave to the West with a radius of 739.33 feet to a point North 14 degrees 33 minutes West 90.5 feet for the Point of Beginning of this description; run thence North 81 degrees 22 minutes east a distance of 204.5 feet; thence North 17 degrees 49 minutes West 43.7 feet; thence North 74 degrees 24 minutes East 49.1 feet; thence North 15 degrees 32 minutes West 49.2 feet to the South line of Lot 3 in said Block 41; thence west on said South line 125 feet; thence North 15 degrees 32 minutes West on the center line of said Block 100 feet; thence West at an angle of 90 degrees to the line last traversed a distance of 125 feet to the East line of Barrancas Avenue; thence South 14 degrees 18 minutes East a distance of 167 feet to the Point of Beginning, being a portion of lot 24 of the Mary Jackson Plan in Section 51, Township 2 South, Range 30 West, Escambia County, Florida.

LESS AND EXCEPT ALL ROAD RIGHTS OF WAY

Parcel 7 : (09-1839-000)

That portion of the South Half of the Southwest Quarter of the Northeast Quarter lying East of the County Highway known as the Klondyke Road, less the South 5 acres thereof, in Section 39, Township 1 South, Range 31 West, Escambia County, Florida.

LESS AND EXCEPT ALL ROAD RIGHTS OF WAY

Parcel 8: (09-1971-000)

The Northeast Quarter of the Southeast Quarter, except the West 330 feet of the South 696.5 feet and except the West 210 feet of the North 623.5 feet, all in Section 39, Township 1 South, Range 31 West, Escambia County, Florida.

AND

The East 530 feet of the North 419.06 feet of the Southeast Quarter of the Southeast Quarter of Section 39, Township 1 South, Range 31 West, Escambia County, Florida.

LESS AND EXCEPT ALL ROAD RIGHTS OF WAY

Parcel 9: (09-2026-120)

Lot 3, Bellview Plaza, according to map or plat thereof filed in Plat Book 14 page 75 of the public records of Escambia County, Florida.

Parcel 10 (09-2027-510)

The North Half of the South Half of Lot 7, Section 1, Township 2 South, Range 31 West, Escambia County, Florida.

LESS AND EXCEPT PROPERTY DESCRIBED IN O.R. BOOK 3342 PAGE 12

Parcel 11: (09-4622-100)

A portion of Sections 25 and 26, Township 2 South, Range 31 West, Escambia County, Florida, more particularly described as follows: Beginning at the corner common to Sections 25, 26, 27, and 28, Township 2 South, Range 31 West, Escambia County, Florida; thence North 88 degrees 19 minutes 14 seconds West along the South line of Section 26 a distance of 5197.88 feet to the Easterly right of way line of State Road 293 (100' R/W); thence North 01 degree 02 minutes 12 seconds West along said right of way, 52.63 feet to the point of curve of a circular curve concave to the East having a radius of 3769.83 feet and a central angle of 14 degrees 57 minutes 00 seconds; thence along the arc of said curve for an arc distance of 983.66 feet (chord distance of 980.87 feet; chord bearing North 06 degrees 26 minutes 18 seconds East); thence North 13 degrees 54 minutes 19 seconds East, 987.76 feet; thence leaving said right of way North 83 degrees 13 minutes 25 seconds East, 827.15 feet; thence North 00 degrees 19 minutes 00 seconds East, 546.77 feet to the Southerly right of way of State Road 298 (66' R/W); thence along said right of way a distance of 3811.03 feet to a point lying 383.59 feet South 73 degrees 21 minutes 00 seconds West, of the intersection of said Southerly right of way and the East line of Section 26; thence South 00 degrees 12 minutes 31 seconds West and parallel to said section line, 1436.46 feet; thence North 89 degrees 45 minutes 44 seconds East and parallel to the North line of the Northwest Quarter of the Southwest Quarter, 1772.08 feet to a point on the East line of the Northwest Quarter of the Southwest Quarter; thence South 00 degrees 12 minutes 31 seconds West along the East line of the Northwest Quarter of the Southwest Quarter and the Southwest Quarter of the Southwest Quarter 2304.76 feet to the Southeast corner of the Southwest Quarter of the Southwest Quarter of said Section 25; thence North 88 degrees 19 minutes 14 seconds West along the South line of Section 25 1412.51 feet to the Point of Beginning. Containing 402.61 acres, more or less.

Excepting therefrom:

A portion of Section 26, Township 2 South, Range 31 West, Escambia County, Florida, more particularly described as follows: Commencing at the corner common to Sections 25, 26, 27, and 28, Township 2 South, Range 31 West, Escambia County, Florida; thence North 88 degrees 19 minutes 14 seconds West, along the south line of Section 26 a distance of 5197.88 feet to a point on the Easterly right of way line of State Road 293 (100' R/W); thence North 01 degree 02 minutes 12 seconds West along said right of way line, a distance of 52.63 feet to the point of curve of a circular curve concave to the East having a radius of 3769.83 feet and a central angle of 14 degrees 57 minutes 00 seconds; thence along the arc of said curve for an arc distance of 983.66 feet (chord distance of 980.87 feet, chord bearing North 06 degrees 26 minutes 18 seconds East); thence North 13 degrees 54 minutes 19 seconds East, a distance of 987.76 feet; thence leaving said right of way North 83 degrees 13 minutes 25 seconds East for a distance of 827.15 feet; thence North 00 degrees 19 minutes 00 seconds West a distance of 471.77 feet to the Point of Beginning of the herein described parcel; thence continue North 00 degrees 19 minutes 00 seconds West a distance of 75.00 feet to a point on the Southerly right of way line of State Road 298 (66' R/W); thence North 89 degrees 41 minutes 00 seconds East along the said right of way line a distance of 75.00 feet; thence South 00 degrees 19 minutes 00 seconds East a distance of 75.00 feet; thence South 89 degrees 41 minutes 00 seconds West a distance of 75.00 feet to the Point of Beginning. Containing 5,625 square feet or 0.129 acre, more or less.

LESS AND EXCEPT PROPERTY DESCRIBED IN O.R. BOOK 3497 PAGE 785 AND O.R. BOOK 4441 PAGE 344

Parcel 12: (10-1759-000)

Lots 3, 13, 14, and 18, these lots located in the Northeast Quarter of Section 12, Township 3 South, Range 31 West, Escambia County, Florida.

LESS AND EXCEPT ALL ROAD RIGHTS OF WAY

Parcel 13: (12-0374-000)

The Southwest Quarter of the Northeast Quarter of Section 21, Township 2 North, Range 31 West, Escambia County, Florida.

LESS AND EXCEPT ALL ROAD RIGHTS OF WAY

**DR BK 5333 P60409**  
**Escambia County, Florida**  
**INSTRUMENT 2004-199061**

Parcel14: (12-0573-000)

The Southeast Quarter of the Southeast Quarter of Section 33, Township 2 North, Range 31 West, Escambia County, Florida.

Parcel15: (15-1337-000)

Lots 12, 13, 14, 15, 16, and 17, Block 147, West King Tract, City of Pensacola, Escambia County, Florida, according to map of said City copyrighted by Thomas C. Watson in 1906, less the East 30 feet of Lots 13 to 17 conveyed to the State Road Department of Florida.

**RCD Jan 28, 2004 08:04 am**  
**Escambia County, Florida**

**ERNIE LEE MAGAHA**  
**Clerk of the Circuit Court**  
**INSTRUMENT 2004-199061**

## Cynthia Sarady

---

**From:** Oram, Stephanie CIV NAS Pensacola, N31 [stephanie.oram@navy.mil]  
**Sent:** Wednesday, August 17, 2011 4:29 PM  
**To:** Cynthia Sarady  
**Subject:** RE: Proposed Communication Tower - Jack's Branch

Cynthia,

My Air Traffic Control has this for action. The SME (Subject Matter Expert) on Obstruction Evaluations is out of the office until Monday. But I will get back to you as soon as I know something. I do have confirmation that there is **no frequency interference concerns.**

v/r, Stephanie

-----Original Message-----

**From:** Cynthia Sarady [<mailto:csarady@atwell-group.com>]  
**Sent:** Wednesday, August 17, 2011 12:26  
**To:** Oram, Stephanie CIV NAS Pensacola, N31  
**Subject:** Proposed Communication Tower - Jack's Branch

Stephanie,

Have you had an opportunity to review the information on the proposed tower on Highway 29?

Thanks,

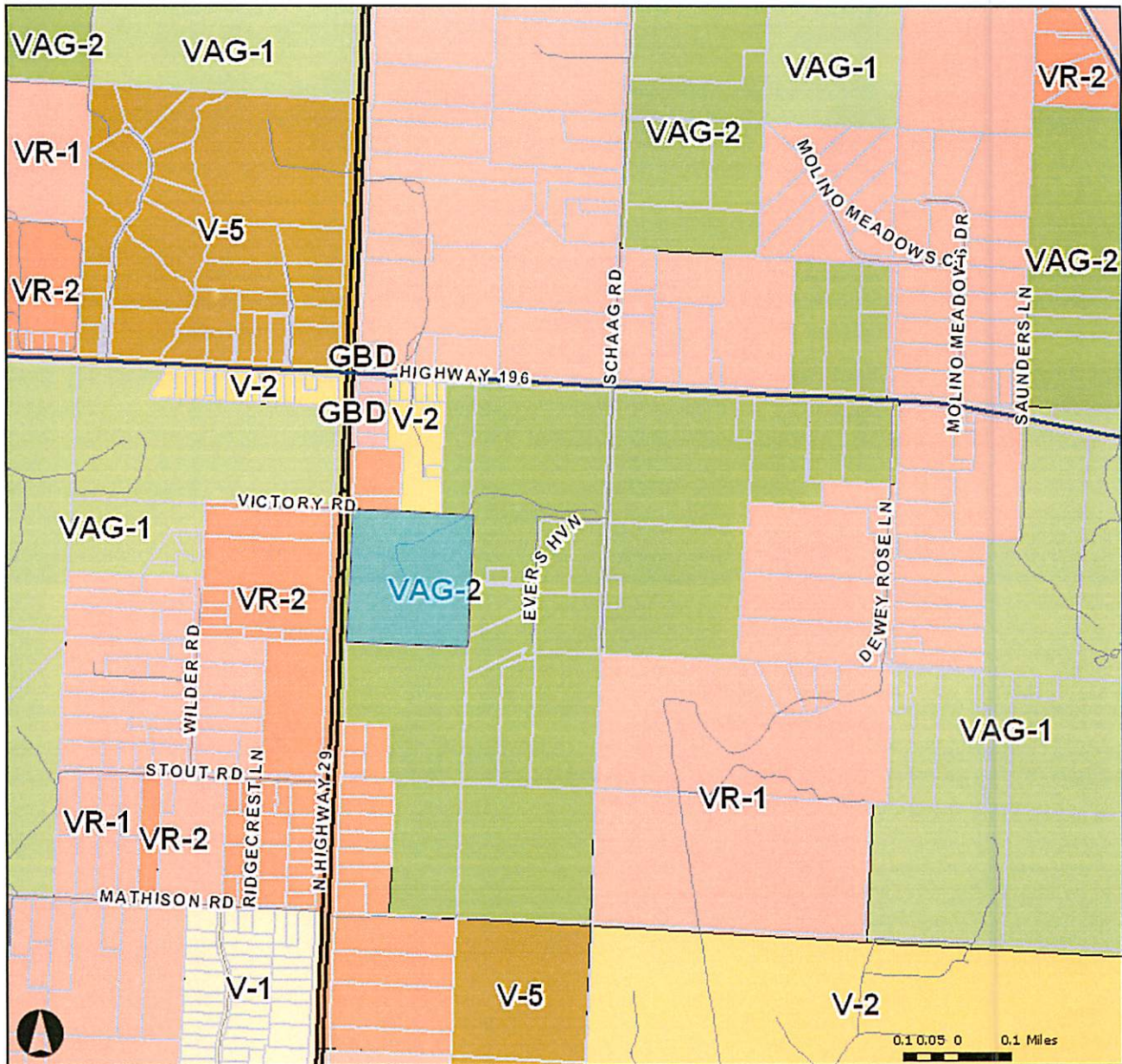
Cynthia Sarady

Land Manager  
ATWELL, LLC  
440.349.2000 Tel  
216.346.9178 Mobile  
440.349.2028 Fax  
30575 Bainbridge Road | Suite 180 | Cleveland, OH 44139  
[www.atwell-group.com](http://www.atwell-group.com)  
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# Jack's Branch Zoning



**Disclaimer**

This map is provided for information purposes only. The data is not guaranteed accurate or suitable for any use other than that for which it was gathered.



# FAA

FAA filing is not required.

Latitude: 30 Deg 40 M 33.81 S N  
Longitude: 87 Deg 20 M 58.45 S W  
Horizontal Datum: NAD83  
Site Elevation (SE): 144 (nearest foot)  
Structure Height (AGL): 195 (nearest foot)  
Traverseway: No Traverseway  
(Additional height is added to certain structures under 77.9(c))  
Is structure on airport:  No  
 Yes

## Results

You do not exceed Notice Criteria.

**INFORMATION:**  
MAD 63  
LATITUDE = 30°40'33.81" N ±15"  
LONGITUDE = 87°20'58.45" W ±15"  
MAD 27  
LATITUDE = 30°40'33.12" N ±15"  
LONGITUDE = 87°20'58.53" W ±15"  
GROUND ELEVATION AT BASE OF TOWER = 143.0 ±3' NOV/20  
GROUND ELEVATION AT BASE OF TOWER = 144.0 ±3' NOV/20

### Preliminary NEPA Land Use Screening Checklist

<b>Site Type:</b> <input checked="" type="checkbox"/> Raw land <input type="checkbox"/> Existing Tower	<b>Site Name:</b> Jack Branch <b>Site Address:</b> U.S. Highway 29 Cantonment, Florida Escambia County	<b>MartinEnviro#:</b> 2011-GTP-0019 <b>Client Site ID:</b> FL-5058 <b>Latitude:</b> 30° 40' 33.81"N <b>Longitude:</b> 87° 20' 58.45"W	
FCC NEPA Category	Information Source	Conclusion	
		POSITIVE	NEGATIVE
(1) Wilderness Area	National Park Service, U.S. Forest Service, Bureau of Land Management, and U.S. Fish and Wildlife Service; EDR NEPACheck®	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(2) Wildlife Preserve	National Park Service, U.S. Forest Service, Bureau of Land Management, and U.S. Fish and Wildlife Service; EDR NEPACheck®	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(3) Endangered Species	Informal Biological Assessment indicated no adverse effect to threatened and endangered species; however, U.S. Fish and Wildlife Service concurrence is required.	<b>Pending</b>	
(4) Historic Places	Cultural resource survey indicated no effect on historic resources; however, State Historic Preservation Office (SHPO) concurrence is required.	<b>Pending</b>	
(5) Indian Religious	No impacts anticipated based on results of cultural resource survey; however consultations with American Indian Tribes via Tower Construction Notification System (TCNS) must be completed.	<b>Pending</b>	
(6) Floodplain	Federal Emergency Management Agency (FEMA); EDR NEPACheck®	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(7) Wetlands	U.S. Fish and Wildlife Service, Army Corps of Engineers (ACOE); EDR NEPACheck®	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(8) High Intensity White Lights	Federal Aviation Administration (FAA)	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(9) Radio Frequency (RF) Radiation Exposure	Federal Communication Commission (FCC)	The client is responsible for the evaluation of the project to ensure compliance with applicable RF Standards.	

*If screening investigation for any of the above categories results in a POSITIVE screening, an Environmental Assessment (EA) must be prepared and filed with the Federal Communications Commission (FCC). Construction may not start on any positively screened site requiring an EA prior to the receipt of a Finding of No Significant Impact (FONSI) from the FCC. A copy of this checklist with any applicable federal, state, or local determinations or permits, as well as copies of any EAs, evaluations, or corrective measures, shall be documented to the Site Development site project file. The undersigned has reviewed and approved completion of the NEPA Checklist for the above-referenced site.*

<b>Prepared By:</b>	<i>Katie Davis</i>
<b>Print Name:</b> Katie Davis	<b>Title:</b> NEPA Discipline Manager
<b>Date:</b> September 12, 2011	



**This checklist is only a summary of the findings and should be reviewed in conjunction with the NEPA Screening Report.**

# STATEMENT OF QUALIFICATIONS

**SHERRIE LEMAN**  
**VP, Environmental Services**

---

**Fields of Specialization**

Ms. Leman has over eight years of diversified experience in the preparation, review, and management of all aspects of National Environmental Policy Act (NEPA) documentation.

**Experience**

Prior to joining the firm, Ms. Leman was responsible for regulatory compliance with applicable environmental regulations, including NEPA, for a national company within the telecommunications industry. Ms. Leman has significant experience in conducting and managing all aspects of the NEPA process. She has managed NEPA compliance projects conducted to meet directives for various government agencies, including but not limited to the Federal Communications Commission (FCC), Department of Homeland Security (DHS), Bureau of Indian Affairs (BIA), U.S. Department of Housing and Urban Development (HUD), and U.S. Postal Service (USPS).

In addition to NEPA compliance, Ms. Leman has over 20 years of diversified experience in the environmental field, including, Phase I and Phase II Environmental Site Assessments, subsurface investigations, regulatory compliance and permitting (air quality, wetlands, generators, and tanks), hazardous waste management, environmental microbiology studies, bio-remediation studies and implementation plans, environmental health risk assessment and management, indoor air quality studies, industrial hygiene, radon studies, lead-based paint studies, asbestos identification and remediation/abatement, quality assurance/quality control procedures, and sample collection and analysis of water, wastewater, soils, and air. She also has provided testimony as an expert witness in environmental contamination cases.

**Education**

B.S. Microbiology / Public Health Science with emphasis in Chemistry  
South Dakota State University

Graduate studies in Environmental Public Health with emphasis in Environmental Engineering  
University of South Florida

**KATIE DAVIS**  
**National NEPA Project Manager**

---

**Fields of Specialization**

Ms. Davis has over 5 years experience in the field of environmental consulting and field auditing. She has conducted numerous Phase Environmental Site Assessments and National Environmental Policy Act reviews throughout the continental United States, Hawaii, and Puerto Rico. Ms. Davis has managed numerous multi-site ASTM Transaction Screen, Phase I Environmental Site Assessment, National Environmental Policy Act review projects, and the resulting subsequent investigations. Currently, Ms. Davis specializes in telecommunications facilities.

**Experience**

Ms. Davis has significant experience performing and preparing Phase I Environmental Site Assessments and National Environmental Policy Act reviews. She has conducted informal biological assessments, wetland studies and investigations, and threatened and endangered species assessments. Additionally, she has managed consultations with numerous State and Federal Wildlife Offices, Federally-Recognized Indian Tribes, and State Historic Preservation Offices along with preparing Environmental Assessments as part of the National Environmental Policy Act review.

Ms. Davis has experience in the bio-remediation field specializing in petroleum-contaminated sites. In addition, she has experience in air quality sampling and analysis. She also has maintained microbiological stock cultures and performed microbial identifications.

**Education**

B.S. Biology with minor in Chemistry  
Florida State University



« OE/AAA

Notice of Proposed Construction or Alteration - Off Airport

Project Name: GLOBA-000184203-11 Sponsor: Global Tower, LLC

Details for Case : FL-5058 - Jack Branch

[Show Project Summary](#)

<b>Case Status</b>		<b>Date Accepted:</b> 09/02/2011	
<b>ASN:</b> 2011-ASO-5667-OE		<b>Date Determined:</b>	
<b>Status:</b> Work In Progress		<b>Letters:</b> None	
		<b>Documents:</b> 09/02/2011  FL-5058_2C.pdf	
<b>Construction / Alteration Information</b>		<b>Structure Summary</b>	
<b>Notice Of:</b> Construction		<b>Structure Type:</b> Antenna Tower	
<b>Duration:</b> Permanent		<b>Structure Name:</b> FL-5058 - Jack Branch	
<b>if Temporary :</b> Months: Days:		<b>NOTAM Number:</b>	
<b>Work Schedule - Start:</b>		<b>FCC Number:</b>	
<b>Work Schedule - End:</b>		<b>Prior ASN:</b>	
<p><i>*For temporary cranes-Does the permanent structure require separate notice to the FAA? To find out, use the Notice Criteria Tool. If separate notice is required, please ensure it is filed. If it is not filed, please state the reason in the Description of Proposal.</i></p>			
<b>State Filing:</b> Not filed with State			
<b>Structure Details</b>		<b>Common Frequency Bands</b>	
<b>Latitude:</b> 30° 40' 33.81" N		<b>Low Freq</b> 698	<b>High Freq</b> 806
<b>Longitude:</b> 87° 20' 58.45" W		806	824
<b>Horizontal Datum:</b> NAD83		824	849
<b>Site Elevation (SE):</b> 183 (nearest foot)		851	866
<b>Structure Height (AGL):</b> 210 (nearest foot)		869	894
<i>* If the entered AGL is a proposed change to an existing structure's height include the current AGL in the Description of Proposal.</i>		896	901
		901	902
		930	931
		931	932
		932	932.5
<b>Requested Marking/Lighting:</b> Dual-red and medium intensity		935	940
<b>Other :</b>		940	941
		1850	1910
<b>Recommended Marking/Lighting:</b>		1930	1990
<b>Current Marking/Lighting:</b> N/A New Structure		2305	2310
<b>Other :</b> <input type="text"/>		2345	2360
<b>Nearest City:</b> Cantonment		<b>Specific Frequencies</b>	
<b>Nearest State:</b> Florida			
<b>Description of Location:</b> TBD			
<i>On the Project Summary page upload any certified survey.</i>			
<b>Description of Proposal:</b> New Tower			

## Cynthia Sarady

---

**From:** Stitt, Bruce W CIV NAVFAC SE, PWD Pensacola [bruce.stitt@navy.mil]  
**Sent:** Tuesday, September 20, 2011 12:31 PM  
**To:** Oram, Stephanie CIV NAS Pensacola, N31; Cynthia Sarady; Armstrong, Martin (NRC Memphis)  
**Cc:** John F. Lateulere; ADHOLMER@co.escambia.fl.us  
**Subject:** RE: Proposed Communication Tower - Escambia County

Dear Ms. Sarady: I spoke with you on the phone a few weeks ago and asked you to send me some additional information, but I never received it from you. I have been in communication with Mr. Holmer from Escambia County just this morning regarding your need for a letter from the Navy. There has not been a history of issuance of such letters in my two year tenure here so I didn't have much to go on. I will be drafting the letter this week, with input from some of the Air Operations staff here at NAS Pensacola. Mr. Holmer indicated that it can be submitted to him by next week and that is my deadline at this point. I will be submitting it directly to Mr. Holmer. Please, only contact me if there are any other questions regarding this request. By doing this, you will be assured of a more direct answer to your inquiries. Thanks for your time.

In Service,

Bruce Stitt  
Community Planning Liaison Officer  
NAS Pensacola  
850-452-3131 ex 3012

-----Original Message-----

**From:** Oram, Stephanie CIV NAS Pensacola, N31  
**Sent:** Tuesday, September 20, 2011 11:22  
**To:** 'csarady@atwell-group.com'; Armstrong, Martin (NRC Memphis); Stitt, Bruce W CIV NAVFAC SE, PWD Pensacola  
**Cc:** 'jlateulere@atwell-group.com'; 'ADHOLMER@co.escambia.fl.us'  
**Subject:** Re: Proposed Communication Tower - Escambia County

Bruce,

Can you provide the status on this to Ms. Sarady please.

Thanks,  
Stephanie  
Stephanie Oram  
Deputy Air Operations  
NAS Pensacola  
c: (850)449-8474  
w: (850)452-4231 x 3114

---

**From:** Cynthia Sarady <[csarady@atwell-group.com](mailto:csarady@atwell-group.com)>  
**To:** Oram, Stephanie CIV NAS Pensacola, N31; Armstrong, Martin (NRC Memphis)  
**Cc:** John F. Lateulere <[jlateulere@atwell-group.com](mailto:jlateulere@atwell-group.com)>; Andrew D. Holmer <[ADHOLMER@co.escambia.fl.us](mailto:ADHOLMER@co.escambia.fl.us)>  
**Sent:** Tue Sep 20 09:39:04 2011  
**Subject:** Proposed Communication Tower - Escambia County

Stephanie/Martin:

What is the status of the Navy's review of this proposed tower? If you need any additional information, please let me know.

Thank you,

Cynthia Sarady

Land Manager  
ATWELL, LLC  
440.349.2000 Tel  
216.346.9178 Mobile  
440.349.2028 Fax  
30575 Bainbridge Road | Suite 180 | Cleveland, OH 44139  
[www.atwell-group.com](http://www.atwell-group.com)  
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## Cynthia Sarady

---

**From:** Cynthia Sarady  
**Sent:** Tuesday, September 20, 2011 1:27 PM  
**To:** 'Sergey.Kireyev@dot.state.fl.us'  
**Subject:** FDOT Review of Proposed Communication Tower - Escambia County  
**Attachments:** FL-5058\_FAA\_IN PROGRESS (2).pdf  
**Importance:** High

Sergey:

Thank you for taking the time this morning to discuss the FDOT review process with me. Per our conversation, FDOT will require the final FAA determination prior to reviewing the proposed location.

We have filed for FAA Determination and that is still in process. Attached please find the Notice of Proposed Construction or Alteration which indicates the filing as a Work in Progress.

Please confirm by responding via email with any comments.

Thank you,

**Cynthia Sarady**

Land Manager

**ATWELL, LLC**

440.349.2000 Tel

216.346.9178 Mobile

440.349.2028 Fax

30575 Bainbridge Road | Suite 180 | Cleveland, OH 44139

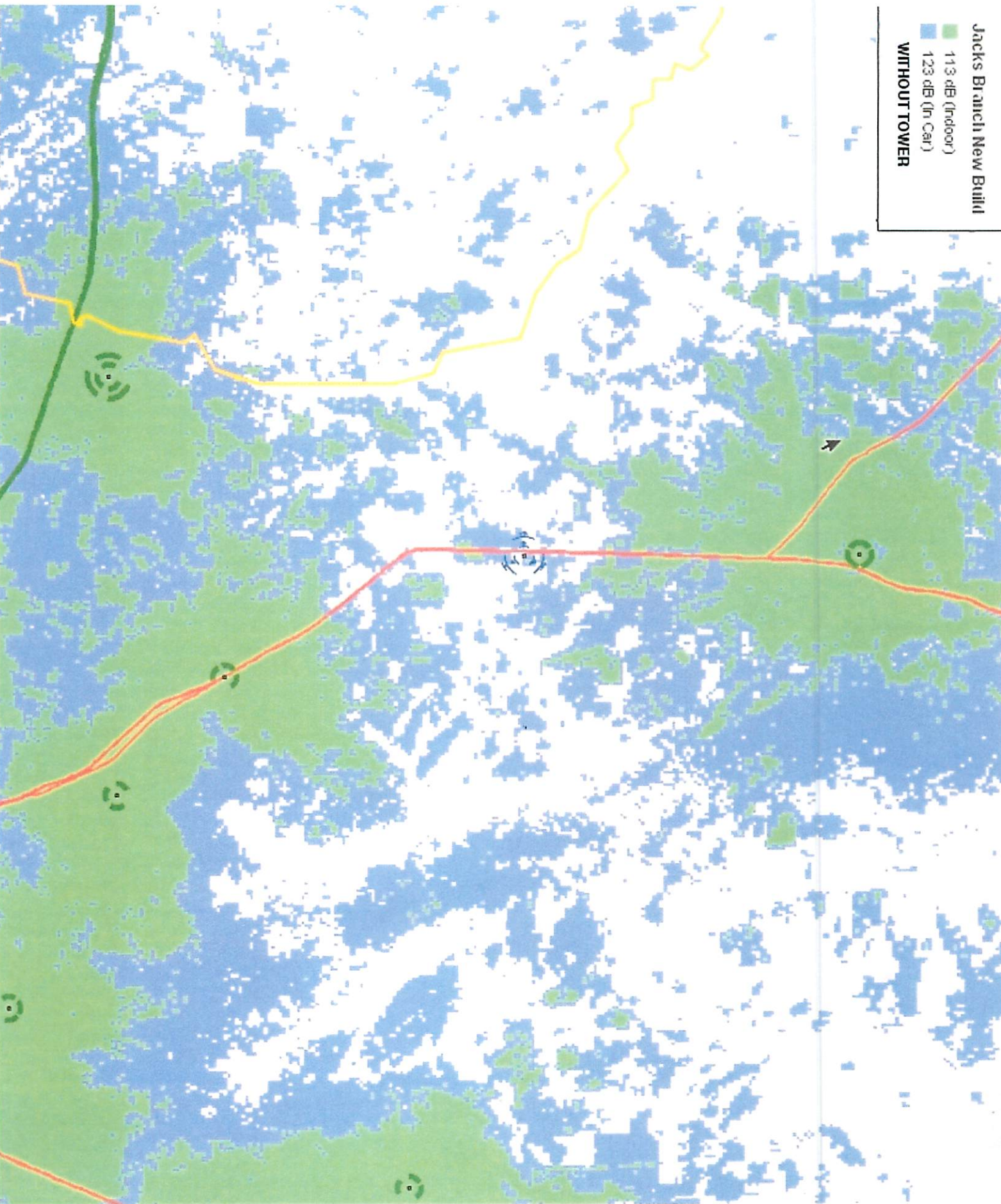
[www.atwell-group.com](http://www.atwell-group.com)

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Jacks Branch New Build

- 113 dB (Indoor)
- 123 dB (In Car)

WITHOUT TOWER





1000 Williams Blvd  
Kenner, LA 70062

September 8, 2011

Escambia County FL Development Review Board  
3363 West Park Place  
Pensacola, FL 32505

Attention Zoning Official:

Verizon Wireless is proposing to erect a wireless communications facility in the above jurisdiction consisting of any of, but not limited to, a 200' monopole tower, ground equipment shelters, ground equipment cabinets, generators, fuel tanks, grading, access roads, fencing and utility runs.

Verizon Wireless was unable to collocate on the existing tower located at 30 - 40 - 42.9 N, 87 - 21 - 1.37 W, as the total differential in available tower height (150') and ground elevation (5.4' lower) equates to a height 55.4 feet less than the desired antenna centerline of 200' at a ground elevation of 182.4'. This differential is crucial for making the handoff on the highways and necessary for the success of the design of the network.

Signed:

A handwritten signature in cursive script that reads "Steven Spears".

Print Name:

Steven SPEARS

Title:

Construction Manager



# FL-5058 JACK BRANCH ZONING DRAWINGS RAW LAND

**ATWELL**  
www.atwell-group.com



4610 EISENHOWER BOULEVARD  
SUITE 200, TAMPA, FL 33634  
PH: 813 888 9500  
FAX: 813 884 4288  
OFFICES IN NORTH AMERICA AND ASIA



750 PARK OF COMMERCE BLVD.  
SUITE 300  
BOCA RATON, FL 33487  
PH (561) 886-5848  
FAX (561) 982-7048



3838 N. CAUSEWAY BLVD, SUITE  
3250, METairie, LA 70002



**REVISIONS**

NO.	DATE	DESCRIPTION
5		
4		
3		
2		
1	09/16/11	REVISED PER COMMENTS
0	08/18/11	ISSUED FOR REVIEW

DRAWN BY: CS      CHECKED BY: BO  
SCALE: AS NOTED      JOB NO: 11001682

**JACK BRANCH  
FL-5058  
HIGHWAY 29 NORTH  
CANTONMENT, FL 32533**

SHEET DESCRIPTION

**TITLE SHEET**

SHEET NO.

**T-1**

K:\Telecom\Projects\2011\1001682\_GTP\_MIA\_FL\_5058\_Jack Branch\Telecom\Drawings\Jack Branch\_CD.dwg, 9/20/2011 4:20:15 PM, boravsky

**SITE INFORMATION**

**SITE NAME:** JACK BRANCH  
**PROJECT NUMBER:** FL-5058  
**SITE ADDRESS:** HWY 29 NORTH CANTONMENT, FL 32533  
**COUNTY:** ESCAMBIA  
**JURISDICTION:** ESCAMBIA COUNTY  
**SITE COORDINATES:** N30° 40' 33.81" (LAT)  
W87° 20' 58.45" (LONG)  
**SITE TYPE:** RAW LAND  
**STRUCTURE TYPE:** MONOPOLE  
**OVERALL STRUCTURE HEIGHT:** 210'-0" AGL  
**TOWER HEIGHT:** 200'-0" AGL  
**ANTENNA C.L. HEIGHT:** 200'-0" AGL  
**PROPERTY OWNER NAME:** CHRISTINE T. MARKS, TRUSTEE  
**PROPERTY OWNER ADDRESS:** HWY 29 NORTH CANTONMENT, FL 32533  
**PARCEL NUMBER:** 212N311301000000  
**PARCEL ZONING:** VAG-2 (VILLAGES AGRICULTURE)  
**PARCEL ACREAGE:** 35.49 ACRES  
**LEASE AREA ACREAGE:** 10,000 SQ. FT. (10.23 ACRES)  
**ATWELL PROJECT MANAGER:** BRAD ORAVSKY  
**POWER COMPANY:** XXXXXXXXXXXXXXXXXXXXX  
(XXX) XXX XXXX  
**TELEPHONE COMPANY:** XXXXXX  
(XXX) XXX XXXX

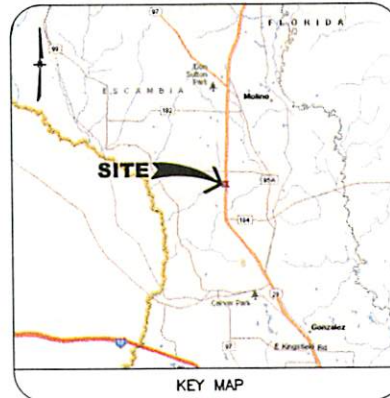
**PROJECT SCOPE OF WORK:**

THIS PROJECT CONSISTS OF A NEW 200' MONOPOLE WITH FOUNDATION (REFER TO TOWER DRAWINGS PROVIDED BY TOWER MANUFACTURER), SITE WORK, THE INSTALLATION OF (X) NEW LINES AND (12) ANTENNAS, NEW UNMANNED EQUIPMENT SHELTER AND ALL ASSOCIATED WORK.

**DIRECTIONS:**

BEGINNING FROM GLOBAL TOWERS OFFICE IN BOCA RATON, FL HEAD WEST ON PARK OF COMMERCE BLVD TOWARD CONGRESS AVE CONTINUE 0.1 MI. TURN LEFT ONTO CONGRESS AVE CONTINUE 0.3 MI. TURN LEFT ONTO YAMATO RD CONTINUE 0.3 MI. TAKE THE RAMP ONTO I-95 S CONTINUE 1.9 MI. TAKE EXIT 45 TO MERGE ONTO FL-808 W/GLADES RD PROCEED FOR 3.4 MI. TURN RIGHT ONTO THE FLORIDA'S TURNPIKE N RAMP TOLL ROAD CONTINUE 0.6 MI. MERGE ONTO FLORIDA'S TURNPIKE/RONALD REAGAN TURNPIKE PARTIAL TOLL ROAD PROCEED FOR 232 MI. MERGE ONTO I-75 N PROCEED FOR 107 MI. TAKE EXIT 435 TO MERGE ONTO I-10 W TOWARD TALLAHASSEE PROCEED FOR 286 MI. TAKE EXIT 10B TO MERGE ONTO US-29 N/PENSACOLA BLVD TOWARD CANTONMENT CONTINUE TO FOLLOW US-29 N PROCEED FOR 6.8 MI. TURN LEFT.

THE CONTRACTOR MUST VERIFY ALL FIELD MEASUREMENTS AND CONDITIONS PRIOR TO BID AND TO COMMENCEMENT OF CONSTRUCTION.



KEY MAP



AREA MAP

**SHEET INDEX**

SHEET NO.	SHEET DESCRIPTION
T-1	TITLE SHEET
SP-1	GENERAL NOTES, ABBREVIATIONS AND SYMBOLS
SP-2	SPECIFICATIONS
SP-3	SPECIFICATIONS
L-1	SURVEY (BY OTHERS)
C-1	SITE PLAN
C-2	COMPOUND PLAN
C-3	ROAD, FENCE, & COMPOUND SECTION DETAILS
S-1	TOWER ELEVATION & UTILITY RACK
S-2	ANTENNA DETAIL
S-3	COAX AND EQUIPMENT PAD DETAIL
S-4	SHELTER LAYOUT PLAN
S-5	SHELTER ELEVATIONS

**GTP DEPARTMENTAL APPROVALS**

SIGNED: \_\_\_\_\_ DATE: \_\_\_\_\_  
PROPERTY OWNER/REP  
SIGNED: \_\_\_\_\_ DATE: \_\_\_\_\_  
SITE ACQUISITION  
SIGNED: \_\_\_\_\_ DATE: \_\_\_\_\_  
CONSTRUCTION  
SIGNED: \_\_\_\_\_ DATE: \_\_\_\_\_  
OPERATIONS

**LESSOR / LICENSOR APPROVAL**

SIGNED: \_\_\_\_\_ DATE: \_\_\_\_\_  
PRINTED NAME: \_\_\_\_\_  
PLEASE CHECK:  NO CHANGES  CHANGES NEEDED (SEE PLANS)

**CIVIL SPECIFICATION NOTES**

**GENERAL NOTES:**

- ZONING REGULATIONS AND CONDITIONAL USE PERMITS:
  - A. CLIENT WILL SUBMIT FOR AND OBTAIN ALL ZONING AND CONDITIONAL USE PERMITS. SOME USE PERMITS MAY HAVE SPECIFIC REQUIREMENTS FOR THE SITE RELATED TO CONSTRUCTION, SUCH AS NOISE REGULATIONS, HOURS OF WORK, ACCESS LIMITATIONS, ETC. THE CONSTRUCTION MANAGER WILL INFORM THE CONTRACTOR OF THESE REQUIREMENTS AT THE PRE-BID MEETING OR AS SHOWN IN CONSTRUCTION DOCUMENTS.
- FAA PERMIT AND TOWER LIGHTING:
  - A. REFER TO CONSTRUCTION DOCUMENTS AND CONSTRUCTION MANAGER FOR FAA AND STATE LIGHTING REQUIREMENTS. CONTRACTOR SHALL PROVIDE TEMPORARY FAA APPROVED LIGHTING UNTIL PERMANENT LIGHTING IS OPERATIONAL.
- TOWER SECURITY:
  - A. TOWER SHALL BE FENCED BY CONTRACTOR, TEMPORARILY OR PERMANENTLY WITHIN 24 HOURS OF ERECTION. DO NOT ALLOW THE GATE ACCESSING THE TOWER AREA TO REMAIN OPEN AND UNATTENDED AT ANY TIME FOR ANY REASON. KEEP THE GATE CLOSED AND LOCKED WHEN NOT IN USE.
- CONTRACTOR SHALL BE RESPONSIBLE FOR RECEIVING, UNLOADING, AND INSTALLATION FOR PLACEMENT OF NEW CONCRETE SHELTER BUILDING OR CABINETS AND ERECTION OF TOWER.
- CONFLICTS:
  - A. VERIFY ALL MEASUREMENTS AT THE SITE BEFORE ORDERING MATERIAL OR DOING ANY WORK. NO EXTRA CHARGE OR COMPENSATION WILL BE ALLOWED DUE TO DIFFERENCES BETWEEN ACTUAL DIMENSIONS OR DIMENSIONS SHOWN ON PLANS. SUBMIT NOTICE OF ANY DISCREPANCY IN DIMENSIONS OR OTHERWISE TO THE CONSTRUCTION MANAGER FOR RESOLUTION BEFORE PROCEEDING WITH THE WORK.
  - B. NO PLEA OF IGNORANCE OF CONDITIONS THAT EXIST, OR OF DIFFICULTIES OF CONDITIONS THAT MAY BE ENCOUNTERED, OR OF ANY OTHER RELEVANT MATTER CONCERNING THE WORK TO BE PERFORMED IN THE EXECUTION OF THE WORK WILL BE ACCEPTED AS AN EXCUSE FOR ANY FAILURE OR OMISSION ON THE PART OF THE CONTRACTOR TO FULFILL EVERY DETAIL OF ALL THE REQUIREMENTS CONTRACT DOCUMENTS GOVERNING THE WORK.
- PHOTOS:
  - A. PROVIDE PHOTOGRAPHIC EVIDENCE OF ALL FOUNDATION INSTALLATION, GROUNDING AND TRENCHING AFTER PLACEMENT OF UTILITIES PRIOR TO BACKFILL.

**SITE PREPARATION:**

- CONTRACTOR'S SCOPE OF WORK:
  - A. PROTECTION OF EXISTING TREES, VEGETATION AND LANDSCAPING MATERIALS WHICH MIGHT BE DAMAGED BY CONSTRUCTION ACTIVITIES.
  - B. TRIMMING OF EXISTING TREES AND VEGETATION AS REQUIRED FOR PROTECTION DURING CONSTRUCTION ACTIVITIES.
  - C. CLEARING AND GRUBBING OF STUMPS, VEGETATION, DEBRIS, RUBBISH, DESIGNATED TREES, AND SITE IMPROVEMENTS.
  - D. TOPSOIL STRIPPING AND STOCKPILING.
  - E. TEMPORARY EROSION CONTROL, SILTATION CONTROL, AND DUST CONTROL CONFORMING TO LOCAL AND STATE REQUIREMENTS AS APPLICABLE.
  - F. TEMPORARY PROTECTION OF ADJACENT PROPERTY, STRUCTURES, BENCHMARKS, AND MONUMENTS.
  - G. PROTECTION AND TEMPORARY RELOCATION, STORAGE AND REINSTALLATION OF EXISTING FENCING AND OTHER SITE IMPROVEMENTS SCHEDULED FOR REUSE.
  - H. REMOVAL AND LEGAL DISPOSAL OF CLEARED MATERIALS.
- CONTRACTOR'S QUALITY ASSURANCE:
  - A. CONTRACTOR SHALL BE COMPLETELY RESPONSIBLE FOR CONTAINMENT OF SEDIMENT AND CONTROL OF EROSION ON SITE. ANY DAMAGE TO ADJACENT OR DOWNSTREAM PROPERTIES WILL BE CORRECTED BY THE CONTRACTOR AT NO EXPENSE TO THE OWNER.
  - B. CONTRACTOR SHALL MAINTAIN ADEQUATE DRAINAGE AT ALL TIMES. DO NOT ALLOW WATER TO STAND OR POND. ANY DAMAGE TO STRUCTURES OR WORK ON THE SITE CAUSED BY INADEQUATE MAINTENANCE OF DRAINAGE WILL BE THE RESPONSIBILITY OF THE CONTRACTOR AND ANY COST ASSOCIATED WITH REPAIRS FOR SUCH DAMAGE WILL BE AT THE CONTRACTOR'S EXPENSE.
  - C. CONTRACTOR SHALL PROPERLY DISPOSE ALL WASTE MATERIAL OFF-SITE OR AS DIRECTED BY THE CONSTRUCTION MANAGER AND IN ACCORDANCE WITH JURISDICTIONAL AUTHORITIES.
- PRODUCTS AND MATERIALS (AS APPROVED BY CONSTRUCTION MANAGER OR AS WITHIN THE CONSTRUCTION DOCUMENTS):
  - A. MATERIALS USED FOR TREE PROTECTION, EROSION CONTROL, SILTATION.
  - B. MATERIALS USED FOR DUST CONTROL AS SUITABLE FOR SPECIFIC SITE CONDITIONS.

**EARTHWORK:**

- CONTRACTOR'S SCOPE OF WORK:
  - A. EXCAVATION, TRENCHING, FILLING, COMPACTION AND GRADING FOR STRUCTURES, SITE IMPROVEMENTS AND UTILITIES.
  - B. MATERIALS FOR SUB-BASE, DRAINAGE FILL, FILL, BACKFILL AND GRAVEL FOR SLABS, PAVEMENTS AND IMPROVEMENTS.
  - C. ROCK EXCAVATION WITHOUT BLASTING.
  - D. SUPPLY OF ADDITIONAL MATERIALS FROM OFF-SITE AS REQUIRED.
  - E. REMOVAL AND LEGAL DISPOSAL OF EXCAVATED MATERIALS AS REQUIRED.
  - F. SITE GRADING.
  - G. PLACEMENT AND COMPACTION OF FILL, SUBGRADE AND GRAVEL SURFACING.
  - H. WHEN REQUIRED, CONSTRUCTION OF COMPOUND, ACCESS ROADS, FENCING AND ALL FOUNDATIONS.
- CONTRACTOR'S QUALITY ASSURANCE:
  - A. COMPACTION: UNDER STRUCTURES, FOUNDATIONS, BUILDING SLABS, PAVEMENTS AND WALKWAYS 95 PERCENT MAXIMUM DRY DENSITY AS DETERMINED BY ASTM D-1557 WITH PLUS OR MINUS 3 PERCENT OF OPTIMUM MOISTURE CONTENT.
  - B. GRADING TOLERANCES OUTSIDE BUILDING LINES: LAWNS, UNPAVED AREAS AND WALKS, PLUS OR MINUS 1 INCH. UNDER PAVEMENTS, PLUS OR MINUS 1/2 INCH.
  - C. GRADING TOLERANCE FOR FILL UNDER ALL CONCRETE APPLICATIONS: PLUS OR MINUS 1/2 INCH MEASURED WITH 10 FOOT STRAIGHTEDGE.
  - D. CONTRACTOR MUST REFER TO THE GEOTECH REPORT FOR ALL COMPACTED FILL RECOMMENDATIONS. IF THE GEOTECH REPORT CONFLICTS WITH THE CONSTRUCTION DRAWINGS THEN STOP WORK AND CONTACT THE CLIENT AS SOON AS POSSIBLE.
- PRODUCTS AND MATERIALS (AS APPROVED BY CONSTRUCTION MANAGER OR AS WITHIN CONSTRUCTION DOCUMENTS):
  - A. SUB BASE MATERIAL: GRADED MIXTURE OF NATURAL OR CRUSHED GRAVEL, CRUSHED STONE OR SLAG AND NATURAL OR CRUSHED SAND.
  - B. WASHED MATERIAL: UNIFORMLY GRADED MIXTURE OF CRUSHED STONE OR GRAVEL WITH 100 PERCENT PASSING A 1-1/2 INCH SIEVE AND NOT MORE THAN 5 PERCENT PASSING A NO. 4 SIEVE.
  - C. GRADING MATERIAL: SATISFACTORY NATIVE OR IMPORTED MATERIALS CONTAINING ROCK OR GRAVEL NOT LARGER THAN 2 INCHES IN ANY DIMENSION. GRADING MATERIAL SHALL NOT INCLUDE DEBRIS, WASTE, FROZEN MATERIALS, AND OTHER UNSUITABLE MATERIALS. IMPORTED MATERIAL SHALL HAVE A FINES CONTENT OF NO MORE THAN 5 PERCENT.
  - D. BACKFILL MATERIALS: SATISFACTORY NON-COHESIVE NATIVE OR IMPORTED SOIL MATERIALS FREE OF CLAY, DEBRIS, WASTE, AND OTHER UNSUITABLE MATERIALS. ROCK OR GRAVEL SHALL NOT EXCEED 4 INCHES IN ANY DIMENSION. IMPORTED MATERIAL SHALL HAVE A FINES CONTENT OF NO MORE THAN 5 PERCENT.
  - E. GRAVEL MATERIAL: EVENLY GRADED MIXTURE OF CRUSHED STONE OR GRAVEL WITH 100 PERCENT PASSING A 1-1/2 INCH SIEVE AND NOT MORE THAN 5 PERCENT PASSING A NO. 4 SIEVE.
  - F. GEOTEXTILE FABRIC: TYPAR 3401 OR EQUIVALENT
- CLEARING AND GRUBBING:
  - A. REMOVE ALL VEGETATION AND MATERIALS TO A MINIMUM DEPTH OF 6 INCHES. REMOVE STUMPS COMPLETELY UNDER FOUNDATIONS AND ROADWAY. DISPOSE OF CLEARING AND GRUBBING OFF-SITE, OR IN AN ON-SITE LOCATION APPROVED BY CONSTRUCTION MANAGER.
- STRIPPING:
  - A. STRIP NOT LESS THAN 3 INCHES OF VEGETATION AND TOPSOIL FROM AREAS THAT WILL UNDERLAY GRAVEL, PAVEMENT, NEW STRUCTURES, OR NEW EMBANKMENTS. STOCKPILE STRIPPED TOPSOIL ON-SITE FOR REUSE IN FINAL LANDSCAPING.
- COMMON WEEDING:
  - A. STERILIZE COMPOUND AREA WITH WEED KILLER/DEFOLIANT. THEN TREAT AREA WITH AN HERBICIDE SUCH AS PARQUET OR EQUIVALENT.
- COMMON EXCAVATION:
  - A. EXCAVATE TO DEPTH, LINES, AND GRADES SHOWN ON THE PLANS OR AS OTHERWISE SPECIFIED.
  - B. TEMPORARILY STOCKPILE ON-SITE EXCAVATION AT AN APPROVED LOCATION WITHIN THE WORK AREA UNTIL SITE GRADING IS COMPLETE. STOCKPILE SHALL NOT EXCEED 15 FEET IN HEIGHT.
  - C. DISPOSE OF EXCESS EXCAVATION OFF-SITE. MATERIALS REMOVED FROM SITE MUST BE DISPOSED OF IN A LEGAL MANNER.

**B. EMBANKMENT:**

- CONSTRUCT EMBANKMENT TO THE LINES AND GRADES SHOWN ON THE DRAWINGS.
- CONSTRUCT EMBANKMENT FROM ON-SITE EXCAVATION MATERIALS. USE IMPORTED BACKFILL ONLY AFTER AVAILABLE ON-SITE EXCAVATION MATERIALS HAVE BEEN USED.
- CONSTRUCT IN LIFTS OF NOT MORE THAN 9 INCHES IN LOOSE DEPTH. THE FULL WIDTH OF THE CROSS SECTION SHALL BE BROUGHT UP UNIFORMLY.
- MATERIAL SHALL BE PLACED IN LAYERS AND SHALL BE NEAR OPTIMUM MOISTURE CONTENT BEFORE ROLLING TO OBTAIN THE PRESCRIBED COMPACTION. WETTING OR DRYING OF THE MATERIAL AND MANIPULATION TO SECURE A UNIFORM MOISTURE CONTENT THROUGHOUT THE LAYER MAY BE REQUIRED. SUCH OPERATIONS SHALL BE INCLUDED IN THE APPROPRIATE BID ITEM. SHOULD THE MATERIAL BE TOO WET TO PERMIT PROPER COMPACTION, REMOVE AND REPLACE FILL WITH MATERIAL IN CONFORMANCE WITH THESE SPECIFICATIONS. IT IS THE CONTRACTOR'S RESPONSIBILITY TO PROVIDE MATERIAL WITH AN ACCEPTABLE MOISTURE CONTENT.
- WHEN APPLICABLE, DO NOT PLACE FROZEN MATERIAL IN THE EMBANKMENT, AND DO NOT PLACE EMBANKMENT MATERIAL UPON FROZEN MATERIAL.
- FOR THE STABILITY OF EMBANKMENTS AND REPLACE ANY PORTION WHICH HAS BECOME DISPLACED DUE TO THE CONTRACTOR'S OPERATIONS.
- START LAYERS IN THE DEEPEST PORTION OF THE FILL, AND AS PLACEMENT PROGRESSES, CONSTRUCT LAYERS APPROXIMATELY PARALLEL TO THE FINISHED GRADE LINE.
- ROUTE EQUIPMENT, BOTH LOADED AND EMPTY, OVER THE FULL WIDTH OF EMBANKMENT TO ENSURE UNIFORMITY OF MATERIAL PLACEMENT.
- COMPACT EMBANKMENT UNDERLYING NEW GRAVEL PAVING, FLOOR SLABS, AND STRUCTURES TO 95 PERCENT MAXIMUM DRY DENSITY AS DETERMINED BY ASTM D-1557 WITH PLUS OR MINUS 3 PERCENT OF OPTIMUM MOISTURE CONTENT. COMPACT NON-STRUCTURAL AREA EMBANKMENTS TO A MINIMUM OF 90 PERCENT OF ASTM D-1557.
- SITE GRADING:
  - A. USING ON-SITE EXCAVATION MATERIALS, SHAPE, TRIM, FINISH, AND COMPACT SURFACE AREAS TO CONFORM TO THE LINES, GRADES, AND CROSS SECTIONS SHOWN ON THE DRAWINGS OR AS DESIGNATED BY THE CONSTRUCTION MANAGER.
  - B. GRADE SURFACES TO DRAIN AND ELIMINATE ANY PONDING OR EROSION.
  - C. ELIMINATE WHEEL RUTS BY REGRADING.
  - D. CONSTRUCT FINISHED SURFACE OF SITE GRADING AREAS WITHIN ONE INCH FROM SPECIFIED GRADE.
- SUBGRADE PREPARATION:
  - A. SHAPE TOP OF SUBGRADE TO THE LINES AND GRADES SHOWN ON THE DRAWINGS.
  - B. MAINTAIN TOP OF SUBGRADE IN A FREE-DRAINING CONDITION.
  - C. DO NOT STOCKPILE MATERIALS ON TOP OF SUBGRADE UNLESS AUTHORIZED BY CONSTRUCTION MANAGER.
  - D. COMPACT THE TOP 6 INCHES OF SUBGRADE TO A 95 PERCENT MAXIMUM DRY DENSITY AS DETERMINED BY ASTM D-1557.
  - E. REMOVE AND REPLACE SOFT SOILS ON AREAS THAT "PUMP" OR DEFORM UNDER WEIGHT OF COMPACTION EQUIPMENT.
  - F. CONSTRUCT TOP OF SUBGRADE WITHIN ONE INCH OF ESTABLISHED GRADE AND CROSS-SECTION.
- GEOTEXTILE FABRIC:
  - A. LAY GEOTEXTILE FABRIC OVER COMPACTED SUBGRADE AS PER CONSTRUCTION DOCUMENTS IN COMPOUND AND UNDER LENGTH OF ROAD (WHEN REQUIRED). LAP ALL JOINTS A MINIMUM OF 12 INCHES.
- GRAVEL SURFACING:
  - A. CONSTRUCT GRAVEL SURFACING AREAS USING CRUSHED AGGREGATE BASE AND FINISH COURSES AS SPECIFIED BY CONSTRUCTION MANAGER OR CONSTRUCTION DOCUMENTS.
  - B. SPREAD GRAVEL AND RAKE TO A UNIFORM SURFACE.

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**JACK BRANCH**  
**FL-5058**  
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CANTONMENT, FL 32533

SHEET DESCRIPTION  
**GENERAL NOTES,  
ABBREVIATIONS  
AND SYMBOLS**

SHEET NO.  
**SP-1**

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## CIVIL SPECIFICATION NOTES

### TRENCHING:

CONTRACTOR MUST NOTIFY "ONE-CALL" UTILITY LOCATING SERVICE THREE DAYS PRIOR TO CONSTRUCTION TO FLAG ALL UNDERGROUND UTILITIES.

#### 1. MATERIALS:

A. FILL MATERIAL SHALL BE OBTAINED, TO THE MAXIMUM EXTENT POSSIBLE, FROM EXCAVATIONS ON-SITE. THE STRUCTURAL FILL SHOULD BE SAND AND SHALL BE APPROVED BY THE CONSTRUCTION MANAGER AND SHALL CONFORM TO LOCAL GOVERNING JURISDICTION AND UTILITY COMPANY REQUIREMENTS. THE FILL MATERIAL SHALL BE FREE FROM PERCEPTIBLE AMOUNTS OF WOOD, DEBRIS OR TOPSOIL AND SHALL NOT CONTAIN MARBLE OR OTHER ELEMENTS, WHICH TEND TO KEEP IT IN A PLASTIC STATE. MATERIALS DESIGNATED AS HAZARDOUS OR INDUSTRIAL BY THE ENVIRONMENTAL PROTECTION AGENCY (EPA) ARE TO BE AVOIDED. THE FILL MATERIAL SHALL CONTAIN FINES SUFFICIENT TO FILL ALL VOIDS IN THE MATERIAL.

#### 2. PIPE DETECTION AND IDENTIFICATION:

A. UTILIZING WARNING TAPE: ALL ELECTRIC SERVICE TRENCHES SHALL BE MARKED WITH WARNING TAPE.

#### 3. TRENCH EXCAVATION:

A. DIG TRENCH TO LINES AND GRADES SHOWN ON THE PLANS OR AS DIRECTED BY CONSTRUCTION MANAGER.

B. TRENCH WIDTH SHALL BE SUFFICIENT TO ALLOW FOR SATISFACTORY CONSTRUCTION AND INSPECTION OF THE PROJECT, WITHOUT ENDANGERING OTHER CONSTRUCTION WORK OR ADJACENT FACILITIES.

C. DISPOSAL OF EXCESS AND UNSUITABLE EXCAVATION MATERIAL PROPERLY, AS DIRECTED BY CONSTRUCTION MANAGER.

D. USE HAND METHODS FOR EXCAVATION THAT CANNOT BE ACCOMPLISHED WITHOUT ENDANGERING EXISTING OR NEW STRUCTURES OR OTHER FACILITIES.

#### 4. TRENCH PROTECTION:

A. PROVIDE MATERIALS, LABOR, AND EQUIPMENT NECESSARY TO PROTECT TRENCHES AT ALL TIMES.

B. SHEETING AND BRACING: MEET OR EXCEED OSHA REQUIREMENTS.

#### 5. BACKFILLING:

A. A PRELIMINARY EARTH RESISTIVITY TEST SHALL BE PERFORMED PRIOR TO BACKFILLING.

B. BACKFILL AND/OR BEDDING SHALL NOT BE PLACED IN A TRENCH UNTIL THE TRENCH WORK AND BACKFILL HAS BEEN INSPECTED AND APPROVED BY THE CLIENT. CONTRACTOR TO NOTIFY CLIENT'S CONSTRUCTION MANAGER AT LEAST 24 HOURS IN ADVANCE OF EXPECTED BACKFILL.

C. IF BACKFILL MATERIAL IS NOT SUITABLE (CONTAINS DEBRIS OR ROCK), REPLACE WITH A LOW RESISTANCE GROUND ENHANCEMENT MATERIAL.

D. WHENEVER CLIENT REQUIRES THE REMOVAL OF WET OR OTHERWISE UNSTABLE SUBGRADE FROM THE FILL MATERIAL PREVIOUSLY PLACED BY THE CONTRACTOR, THE CONTRACTOR SHALL BEAR THE COST OF ALL REMOVAL OF UNSTABLE SOIL AND WITH BACKFILLING OF THE TRENCH.

E. BACKFILL SHALL BE PLACED AND PACKED DOWN TIGHTLY TO ACHIEVE 95 PERCENT MAXIMUM DRY DENSITY AS OBTAINED THROUGH THE STANDARD PROCTOR METHOD (ASTM D-698).

F. FOLLOWING AN APPROVED INSPECTION, BACKFILL MATERIAL SHALL BE DEPOSITED IN THE TRENCH WITH HAND SHOVELS (NOT BY MEANS OF WHEELBARROWS, CARTS, TRUCKS, BULLDOZERS, OR SIMILAR EQUIPMENT) IN 4" LAYERS AND COMPACTED BY MECHANICAL TAMPERS UNTIL THE CONDUCTOR OR PIPE HAS A COVER OF NOT LESS THAN 12" THE REMAINDER OF THE BACKFILL MATERIAL SHALL THEN BE DEPOSITED IN THE TRENCH IN 8" LAYERS AND MECHANICALLY COMPACTED.

G. PROTECT CONDUIT FROM LATERAL MOVEMENT, DAMAGE FROM IMPACT OR UNBALANCED LOADING TO AVOID DISPLACEMENT OF CONDUIT AND/OR STRUCTURES. ANY SUBSEQUENT SETTLEMENT SHALL BE CONSIDERED THE RESULT OF IMPROPER COMPACTION AND SHALL BE PROMPTLY CORRECTED.

H. IF REQUIRED COMPACTION DENSITY HAS NOT BEEN OBTAINED, REMOVE THE BACKFILL FROM THE TRENCH OR STRUCTURE, REPLACE WITH APPROVED BACKFILL, AND RECOMPACT AS SPECIFIED.

### CHAIN LINK FENCES AND GATES

#### 1. GENERAL:

A. PROVIDE CHAIN LINK FENCES AND GATES AS COMPLETE UNITS BY A SINGLE SUPPLY SOURCE INCLUDING NECESSARY ERECTION ACCESSORIES, FITTINGS, AND FASTENINGS.

#### 2. PRODUCTS AND MATERIALS (AS APPROVED BY CONSTRUCTION MANAGER OR AS WITHIN CONSTRUCTION DOCUMENTS):

A. REFER TO DRAWINGS FOR FABRIC HEIGHT AND OVER WITH 2-INCH MESH SHALL BE KNUCKLED AT ONE SELVAGE AND TWISTED AT THE OTHER; ALL MESHES 60 INCHES HIGH AND UNDER SHALL BE KNUCKLED AT BOTH SELVAGES.

#### B. STEEL FABRIC:

COMPLY WITH CHAIN LINK FENCE MANUFACTURER'S INSTITUTE (CLFMI) PRODUCT MANUAL. FURNISH ONE PIECE OF FABRIC WIDTHS. WIRE SIZE INCLUDES ZINC OR ALUMINUM COATING.

1. SIZE: 2-INCH MESH, 9 GAUGE (0.148-INCH DIAMETER) WIRE.

2. GALVANIZED STEEL FINISH: ASTM A392, CLASS 2, WITH A MINIMUM 2.0 OZ. ZINC PER SQ. FT. OF UNCOATED WIRE SURFACE.

#### C. FRAMEWORK AND ACCESSORIES:

1. GENERAL REQUIREMENTS: EXCEPT AS INDICATED OTHERWISE, CONFORM TO THE CHAIN LINK FENCE MANUFACTURERS INSTITUTE (CLFMI) PRODUCT MANUAL, INDUSTRIAL STEEL GUIDE FOR FENCE RAILS, POSTS, GATES AND ACCESSORIES.

2. STRENGTH REQUIREMENTS FOR POSTS AND RAILS CONFORMING TO ASTM F1043.

3. TYPE 1 PIPE: HOT-DIPPED GALVANIZED STEEL PIPE CONFORMING TO ASTM F1083, PLAN ENDS, STANDARD WEIGHT (SCHEDULE 40) WITH NOT LESS THAN 1.8 OZ. ZINC PER SQ. FT. OF SURFACE AREA COATED.

4. FITTINGS: COMPLY WITH ASTM F626, MILL FINISHED ALUMINUM OR GALVANIZED STEEL, TO SUIT MANUFACTURER'S STANDARDS.

5. TOP RAIL: MANUFACTURER'S LONGEST LENGTHS, WITH EXPANSION TYPE COUPLINGS, APPROXIMATELY 6 INCHES LONG, FOR EACH JOINT. PROVIDE MEANS FOR ATTACHING TOP RAIL SECURELY TO EACH GATE CORNER, FULL AND END POST.

A. GALVANIZED STEEL: 1-1/4 INCH NPS (1.66 INCH OD) TYPE I OR II STEEL PIPE OR 1.625 INCH X 1.25 INCH ROLL-FORMED C SECTIONS WEIGHING 1.35 LBS. PER FT.

#### D. SWING GATES:

COMPLY WITH ASTM F900. PROVIDE HARDWARE AND ACCESSORIES FOR EACH GATE, GALVANIZED PER ASTM A153, AND IN ACCORDANCE WITH THE FOLLOWING:

1. HINGES: NON-LIFT-OFF TYPE, OFFSET TO PERMIT 180 DEG. GATE OPENING.

2. LATCH: FORKED TYPE OR PLUNGER-BAR TYPE TO PERMIT OPERATION FROM EITHER SIDE OF GATE, WITH PADLOCK EYE AS INTEGRAL PART OF LATCH.

3. KEEPER: PROVIDE KEEPER FOR VEHICLE GATES, WHICH AUTOMATICALLY ENGAGES GATE LEAF AND HOLDS IT IN OPEN POSITION UNTIL MANUALLY RELEASED.

4. GATE STOPS: PROVIDE GATE STOPS FOR DOUBLE GATES, CONSISTING OF 2" O.D. X 12" LONG PIPE GATE KEEPER, EMBEDDED IN CONCRETE, AND DESIGNED TO ENGAGE CENTER DROP ROD OR PLUNGER BAR, AND DESIGNED TO ENGAGE CENTER DROP ROD OR PLUNGER BAR. INCLUDE LOCKING DEVICE AND PADLOCK EYES AS INTEGRAL PART OF LATCH, PERMITTING BOTH GATE LEAVES TO BE LOCKED WITH SINGLE PADLOCK.

#### E. CONCRETE:

PROVIDE CONCRETE CONSISTING OF PORTLAND CEMENT, ASTM C150, AGGREGATES ASTM C33, AND CLEAN WATER.

### GROUNDING NOTES:

1. BUSS CONNECTORS SHALL BE 2-HOLE LONG BARREL TYPE COMPRESSION LUGS. LUGS SHALL BE ATTACHED TO BUSES USING BOLTS, NUTS AND STAR AND LOCK WASHERS. NO WASHERS ARE ALLOWED BETWEEN THE ITEMS BEING GROUNDED.

2. SURFACE CONNECTIONS SHALL BE MADE TO BARE METAL. PAINTED SURFACES SHALL BE FILED TO ENSURE PROPER CONTACT. APPLY NON-OXIDIZING AGENT TO CONNECTIONS.

3. COPPER BUSES SHALL BE CLEANED, POLISHED, AND A NON-OXIDIZING AGENT APPLIED. NO FINGERPRINTS OR DISCOLORED COPPER WILL BE PERMITTED.

4. GROUND CONDUCTOR RUNS SHALL BE STRAIGHT AS POSSIBLE, WITH AN 8-INCH MINIMUM RADIUS FOR #6 CONDUCTORS AND 12" FOR #2 AND LARGER CONDUCTORS.

5. HARDWARE (I.E., NUTS BOLTS, WASHERS, ETC.) IS TO BE STAINLESS STEEL.

6. GROUND COAXIAL CABLES AT POINTS SHOWN ON GROUNDING RISER DIAGRAM WITH MANUFACTURER'S GROUNDING KITS.

7. GROUNDING CONNECTIONS SHALL BE EXOTHERMIC TYPE (CADWELD) TO GROUND RING AND GROUND RODS. REMAINING GROUNDING CONNECTIONS SHALL BE MECHANICAL CONNECTIONS. CONNECTIONS TO GROUND BARS SHALL BE MADE WITH TWO-HOLE LUGS.

8. GROUND RING COMPRISED OF #2 AWG SOLID TINNED COPPER CONDUCTOR SHALL HAVE A MINIMUM DISTANCE OF 24" FROM THE STRUCTURE AND BE BURIED A MINIMUM OF 30" BELOW GRADE.

9. CADWELD GROUND RODS TO GROUND RING. RODS TO BE 5/8"x10' COPPER CLAD STEEL WITH COPPER JACKET OF NOT LESS THAN 0.01 INCHES THICK. THE TOP OF GROUND ROD SHALL EXTEND NO MORE THAN 6 INCHES ABOVE THE BOTTOM OF THE TRENCH.

10. INSTALL GROUND RODS ON GROUND RING AT 8' INTERVALS. INSTALL GROUND RODS TO FENCE POSTS AT 16' INTERVALS.

11. ALL ELECTRICAL GROUNDING SHALL COMPLY WITH THE NATIONAL ELECTRICAL CODE (NEC) AND THE LATEST EDITION OF NATIONAL FIRE PROTECTION ASSOCIATION (NFPA) 780, APPROVED BY LOCAL AUTHORITY.

12. ALL GROUNDING CONNECTIONS SHALL BE COATED WITH AN ANTI-CORROSIVE AGENT SUCH AS T & B KOPR SHIELD, "NO-OXY", "NOALOX" OR "PENETROX". VERIFY PRODUCT WITH PROJECT MANAGER.

13. GROUND WIRES SHALL BE #2 AWG SOLID TINNED STRANDED COPPER FROM CONDUCTOR FOR BONDING CONNECTIONS UNLESS OTHERWISE NOTED ON PLANS.

14. DOCUMENT GROUND RING INSTALLATION AND CONNECTIONS WITH PHOTOGRAPHS PRIOR TO BACK FILLING SITE. PRESENT PHOTO ARCHIVE AT SITE "PUNCH LIST" WALK TO GLOBAL TOWER PARTNERS REPRESENTATIVE.

15. THE ENTIRE SYSTEM SHALL BE SOLIDLY GROUNDED USING LOCK NUTS AND BONDING NUTS ON CONDUITS AND PROPERLY BONDED GROUND CONDUCTORS. RECEPTACLES AND EQUIPMENT BRANCH CIRCUITS SHALL BE GROUNDED WITH A FULL-SIZED EQUIPMENT GROUNDING CONDUCTOR RUN IN THE CIRCUIT'S CONDUIT.

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CANTONMENT, FL 32533

#### SHEET DESCRIPTION

#### SPECIFICATIONS

#### SHEET NO.

**SP-2**

**STRUCTURAL NOTES:**

- INFORMATION SHOWN ON THESE DRAWINGS WAS OBTAINED BY FIELD MEASUREMENT. THE GENERAL CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS AND NOTIFY THE ARCHITECT/ENGINEER OF ANY DISCREPANCIES PRIOR TO ORDERING MATERIALS OR PROCEEDING WITH CONSTRUCTION.
- THE GENERAL CONTRACTOR AND HIS SUB CONSULTANTS SHALL BE RESPONSIBLE FOR OBTAINING ALL PERMITS AND INSPECTIONS WHICH MAY BE REQUIRED FOR THE WORK.
- STRUCTURAL STEEL SHALL CONFORM TO SPECIFICATIONS FOR STRUCTURAL STEEL BUILDINGS, AISC 360-05 INCLUDING THE COMMENTARY AND THE AISC CODE OF STANDARD PRACTICE.
- STRUCTURAL STEEL PLATES, ANGLES, AND CHANNELS SHALL CONFORM TO ASTM A36. STRUCTURAL STEEL PIPES SHALL CONFORM TO ASTM A53 GRADE B. STRUCTURAL STEEL BEAMS SHALL CONFORM TO ASTM A992, GRADE 50. ALL STRUCTURAL STEEL TUBING SHALL CONFORM TO ASTM A500 GRADE B. ALL STRUCTURAL STEEL COMPONENTS AND FABRICATED ASSEMBLIES SHALL BE HOT DIP GALVANIZED-ASTM A123 AFTER FABRICATION. FIELD TOUCH UP WITH 3 COATS OF ZINC RICH PAINT ALL RAW EDGES AND/OR AREAS WHERE THE GALVANIZED FINISH HAS BEEN DISTURBED (ALL EXISTING AND NEW AREAS).
- WELDING SHALL BE IN ACCORDANCE WITH THE AMERICAN WELDING SOCIETY (AWS D1.1). STRUCTURAL WELDING CODE-STEEL WELD ELECTRODES SHALL BE E70XX. FIELD TOUCH UP WITH ZINC RICH PAINT (ALL EXISTING AND NEW AREAS) AFTER WELDING IS COMPLETE.
- ALL THREADED STRUCTURAL FASTENERS FOR ANTENNA SUPPORT ASSEMBLIES SHALL CONFORM TO ASTM A307 OR ASTM A36. ALL STRUCTURAL FASTENERS FOR STRUCTURAL STEEL FRAMING SHALL CONFORM TO ASTM A325. FASTENERS SHALL BE 5/8 INCH MIN. UNLESS NOTED OTHERWISE. DIAMETER BEARING TYPE CONNECTIONS WITH THREADS EXCLUDED IN THE SHEAR PLANE. ALL EXPOSED FASTENERS, NUTS AND WASHERS SHALL BE GALVANIZED UNLESS OTHERWISE NOTED. CONCRETE EXPANSION ANCHORS SHALL BE HILTI KWIK BOLTS UNLESS OTHERWISE NOTED. ALL ANCHORS INTO CONCRETE SHALL BE STAINLESS STEEL.
- ALL REINFORCING STEEL SHALL CONFORM TO ASTM A615 GRADE 60, DEFORMED BILLET STEEL BARS. WELDED WIRE FABRIC REINFORCING SHALL CONFORM TO ASTM A185.
- CONCRETE FOR THE FOUNDATION PAD SHALL BE 4000 PSI NORMAL WEIGHT CONCRETE. CONCRETE STRENGTH SHALL BE VERIFIED BY CONCRETE CYLINDER TESTS (A MINIMUM SET OF FOUR CYLINDERS). PROVIDE 4 TO 6% AIR ENTRAINMENT FOR ALL CONCRETE SUBJECT TO FREEZE - THAW CYCLE.
- MINIMUM CONCRETE COVER REINFORCEMENT SHALL BE 2" UNLESS NOTED OTHERWISE. CONCRETE CAST AGAINST AND PERMANENTLY EXPOSED TO EARTH SHALL HAVE A MINIMUM CONCRETE COVER OF 3".
- CONTRACTOR SHALL COORDINATE ALL PENETRATIONS, CONDUIT, CHAMFERS, AND EMBEDDED ITEMS PRIOR TO CONCRETE PLACEMENT AND/OR STEEL ERECTION. CONTRACTOR SHALL VERIFY ALL SIZES AND LOCATIONS.
- DO NOT IMPOSE SERVICE LOAD (I.E. FLOOR DEAD AND LIVE LOADS, BACKFILL, ETC.) UNTIL THE CONCRETE HAS REACHED ITS SPECIFIED MINIMUM COMPRESSIVE STRENGTH.
- BACKFILL SHALL BE CLEAN SAND FILL APPROVED FOR USE BY THE ENGINEER. NO UNAPPROVED MATERIAL WILL BE ALLOWED. CLEAN SAND FILL SHALL BE FREE OF ALL ROOTS, BOULDERS, OR OTHER DELETERIOUS MATERIAL.
- SOIL SHALL BE COMPACTED TO 95% OF THE MODIFIED PROCTOR MAXIMUM DRY DENSITY TO A MINIMUM OF 2 FEET BELOW THE BOTTOM OF THE FOOTINGS, AND SHALL OBTAIN A 2000 PSF MINIMUM ALLOWABLE BEARING CAPACITY.

IT IS THE CLIENT'S RESPONSIBILITY TO VERIFY THE STRUCTURAL CAPACITY OF THE PROPOSED TOWER AND ITS FOUNDATION TO RESIST THE WIND/GRAVITY LOADS FROM THE PROPOSED STRUCTURES.

**ABBREVIATIONS & SYMBOLS LIST**

A/C	AIR CONDITIONING	REQ'D	REQUIRED
ADJ.	ADJUSTABLE	RGS	RIGID GALVANIZED STEEL
AFF	ABOVE FINISH FLOOR	R.O.	ROUGH OPENING
APPROX.	APPROXIMATELY	RIGHT-OF-WAY	RIGHT-OF-WAY
ASTM	AMERICAN SOCIETY FOR TESTING AND MATERIALS	S	SOUTH
AWG	AMERICAN WIRE GAUGE	S.O.	SERVICE GRADE OIL RESISTANT
BTS	AMPERE	SHT	SHEET
BLDG.	BASE TRANSMISSION STATION	SIM.	SIMILAR
BLK.	BUILDING	SPEC.	SPECIFICATION
BLK.	BLOCK	XXX.XX'	SPOT ELEVATION
B/S	BUILDING STANDARD	SQ.	SQUARE
CIGBE	GROUND BAR	SF	SQUARE FOOT
CLG	CEILING	SS	STAINLESS STEEL
CLR.	CLEAR	STL	STEEL
CONC.	CONCRETE	STRUCT.	STRUCTURAL
CONST.	CONSTRUCTION	THRU	THROUGH
CONT.	CONTINUOUS	T.O.C.	TOP OF CONCRETE
C.P.C.I.	CONTRACTOR FURNISHED CONTRACTOR INSTALLED	T.O.M.	TOP OF MASONRY
DBL.	DOUBLE	TYP	TYPICAL
DIA.	DIAMETER	UBC	UNIFORM BUILDING CODE
DIAG.	DIAGONAL	VERT.	VERTICAL
DIM.	DIMENSION	VF	VERIFY IN FIELD
DN	DOWN	V	VOLT
DTL.	DETAIL	W	WEST
DWG.	DRAWING	W	WIRE
E	EAST	W/	WITH
EA	EACH	W/O	WITHOUT
EL., ELEV.	ELEVATION	W.P.	WEATHERPROOF
ELECT.	ELECTRICAL	XFMR	TRANSFORMER
EMT	ELECTRICAL METALLIC TUBING		
EQ.	EQUAL		
EQUIP.	EQUIPMENT		
E.W.	EACH WAY		
EXIST.	EXISTING		
EXT.	EXTERIOR		
FIN.	FINISH		
FLR	FLOOR		
FT.	FOOT		
GRG.	GALVANIZED RIGID CONDUIT		
G. OR GRD.	GROUND		
GA.	GAUGE		
GALV.	GALVANIZED		
GC	GENERAL CONTRACTOR		
GEN	GENERATOR		
HORIZ.	HORIZONTAL		
HR	HOUR		
HT.	HEIGHT		
HVAC	HEATING, VENTILATING AND AIR CONDITIONING		
I.D.	INSIDE DIA.		
IN.	INCH		
INFO	INFORMATION		
INSUL.	INSULATION		
INT.	INTERIOR		
INT.	INTERIOR		
KVA	KILOVOLTS-AMPERE		
KW	KILOWATT		
LB(S)	POUND(S)		
MGB	MASTER GROUND BAR		
MAX.	MAXIMUM		
MECH.	MECHANICAL		
MFR.	MANUFACTURER		
MGR.	MANAGER		
MIN.	MINIMUM		
MISC.	MISCELLANEOUS		
MTD.	MOUNTED		
NEC	NATIONAL ELECTRICAL CODE		
NEUT.	NEUTRAL		
N	NORTH		
NA	NOT APPLICABLE		
NIC	NOT IN CONTRACT		
NOC	NETWORK OPERATIONS CENTER		
NPS	NOMINAL PIPE SIZE		
N.T.S.	NOT TO SCALE		
O.F.C.I.	OWNER FURNISHED CONTRACTOR INSTALLED		
OC, o/c	ON CENTER		
OPP	OPPOSITE		
OD	OUTSIDE DIAMETER		
OHP	OVERHEAD POWER		
OHT	OVERHEAD TELEPHONE		
OHU	OVERHEAD UTILITY LINES		
PLYWD.	PLYWOOD		
PR	PAIR		
PH	PHASE		
PVC	POLYVINYL CHLORIDE		
PROJ	PROJECT		
PROP	PROPERTY		
PT	PRESSURE TREATED		
RECPT.	RECEPTACLE		

	NORTH ARROW
	ELEVATION
	SECTIONS & DETAILS
	BRICK
	CONCRETE
	EARTH
	GRAVEL
	STEEL
	METER
	GROUND
	REVISION
	KEYNOTE
	MATCH LINE
	WORK POINT
	MECHANICAL BONDING CONNECTION
	EXOTHERMICALLY WELDED BONDING CONNECTION
	POWER POLE
	DISCONNECT SWITCH
	DOUBLE-THROW MANUAL TRANSFER SWITCH
	CIRCUIT BREAKER
	EMERGENCY GENERATOR RECEPTACLE
	TELCO PEDESTAL
	GROUND ROD
	GROUND ROD INSPECTION WELL
	REPRESENTS DETAIL NUMBER
	REF. DRAWING NUMBER

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LICENSED PROFESSIONAL ENGINEER  
No. 67706  
STATE OF FLORIDA  
BOYAN V. FARGOY, P.E.  
FL PROFESSIONAL ENGINEER No. 67706  
FL CERTIFICATE OF REGISTRATION 20081

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HIGHWAY 29 NORTH  
CANTONMENT, FL 32533

SHEET DESCRIPTION  
**SPECIFICATIONS**

SHEET NO.  
**SP-3**

THE CONTRACTOR MUST FIELD VERIFY ALL MEASUREMENTS AND FIELD CONDITIONS PRIOR TO THE COMMENCEMENT OF CONSTRUCTION.

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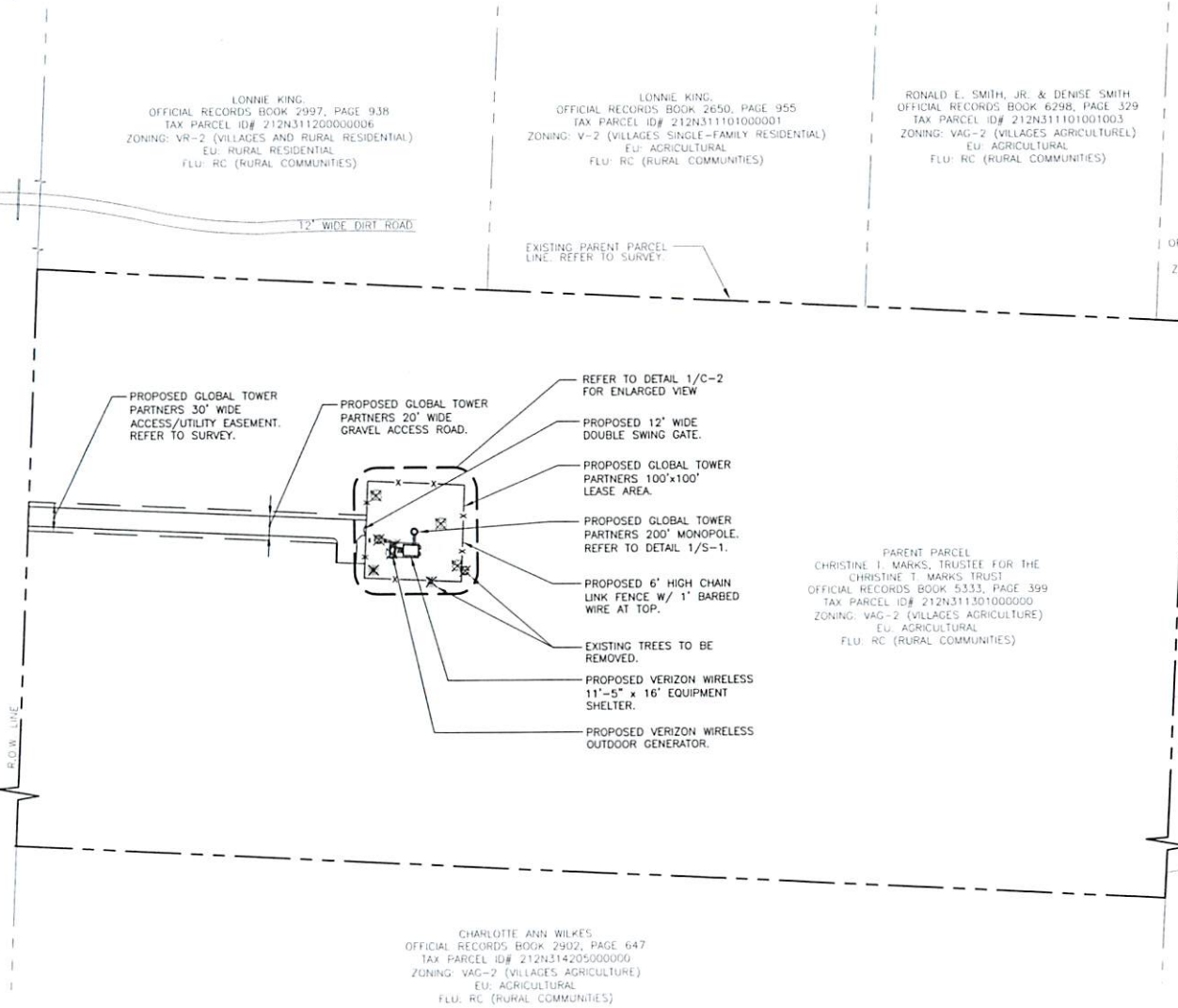
**SITE PLAN**

SHEET NO.

**C-1**



K15: Telecom Projects\2011\11001682 - GTP-MIA, FL-5058 Jack Branch\Construction Drawings\Jack Branch\_CD.dwg, 9/20/2011 4:26:11 PM, tobravsky



LONNIE KING.  
OFFICIAL RECORDS BOOK 2997, PAGE 938  
TAX PARCEL ID# 212N31120000006  
ZONING: VR-2 (VILLAGES AND RURAL RESIDENTIAL)  
EU: RURAL RESIDENTIAL  
FLU: RC (RURAL COMMUNITIES)

LONNIE KING.  
OFFICIAL RECORDS BOOK 2650, PAGE 955  
TAX PARCEL ID# 212N311101000001  
ZONING: V-2 (VILLAGES SINGLE-FAMILY RESIDENTIAL)  
EU: AGRICULTURAL  
FLU: RC (RURAL COMMUNITIES)

RONALD E. SMITH, JR. & DENISE SMITH  
OFFICIAL RECORDS BOOK 6298, PAGE 329  
TAX PARCEL ID# 212N311101000003  
ZONING: VAG-2 (VILLAGES AGRICULTURE)  
EU: AGRICULTURAL  
FLU: RC (RURAL COMMUNITIES)

BOBBY D. EVERS  
OFFICIAL RECORDS BOOK 6248, PAGE 888  
TAX PARCEL ID# 212N311101000003  
ZONING: VAG-2 (VILLAGES AGRICULTURE)  
EU: AGRICULTURAL  
FLU: RC (RURAL COMMUNITIES)

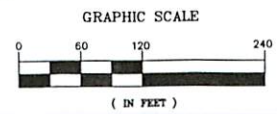
PARENT PARCEL  
CHRISTINE I. MARKS, TRUSTEE FOR THE  
CHRISTINE I. MARKS TRUST  
OFFICIAL RECORDS BOOK 5333, PAGE 399  
TAX PARCEL ID# 212N311301000000  
ZONING: VAG-2 (VILLAGES AGRICULTURE)  
EU: AGRICULTURAL  
FLU: RC (RURAL COMMUNITIES)

ROBERTO J. MUNOZ &  
PATRICIA K. MUNOZ  
OFFICIAL RECORDS BOOK 5362, PAGE 1095  
TAX PARCEL ID# 212N311101006003  
ZONING: VAG-2 (VILLAGES AGRICULTURE)  
EU: AGRICULTURAL  
FLU: RC (RURAL COMMUNITIES)

BOBBY D. EVERS  
OFFICIAL RECORDS BOOK 6248, PAGE 888  
TAX PARCEL ID# 212N311101000003  
ZONING: VAG-2 (VILLAGES AGRICULTURE)  
EU: AGRICULTURAL  
FLU: RC (RURAL COMMUNITIES)

CHARLOTTE ANN WILKES  
OFFICIAL RECORDS BOOK 2902, PAGE 647  
TAX PARCEL ID# 212N314205000000  
ZONING: VAG-2 (VILLAGES AGRICULTURE)  
EU: AGRICULTURAL  
FLU: RC (RURAL COMMUNITIES)

**1 SITE PLAN**  
SCALE: 1" = 120'  
SCALE BASED ON 11"x17" ONLY



GRAPHIC SCALE

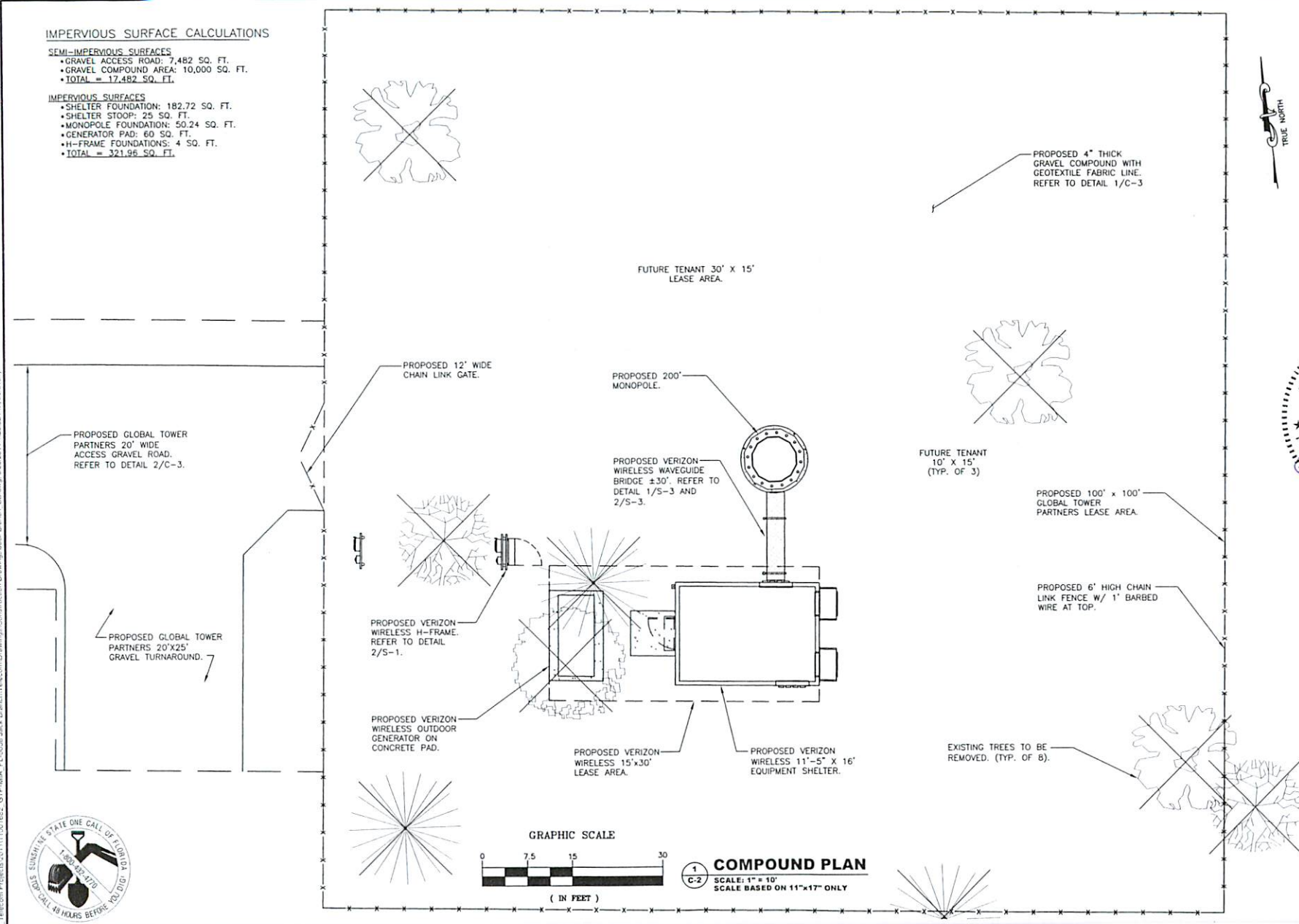
( IN FEET )



**IMPERVIOUS SURFACE CALCULATIONS**

- SEMI-IMPERVIOUS SURFACES**
- GRAVEL ACCESS ROAD: 7,482 SQ. FT.
  - GRAVEL COMPOUND AREA: 10,000 SQ. FT.
  - TOTAL = 17,482 SQ. FT.

- IMPERVIOUS SURFACES**
- SHELTER FOUNDATION: 182.72 SQ. FT.
  - SHELTER STOOD: 25 SQ. FT.
  - MONOPOLE FOUNDATION: 50.24 SQ. FT.
  - GENERATOR PAD: 60 SQ. FT.
  - H-FRAME FOUNDATIONS: 4 SQ. FT.
  - TOTAL = 321.96 SQ. FT.



PROPOSED 4" THICK GRAVEL COMPOUND WITH GEOTEXTILE FABRIC LINE. REFER TO DETAIL 1/C-3

FUTURE TENANT 30' X 15' LEASE AREA.

FUTURE TENANT 10' X 15' (TYP. OF 3)

PROPOSED 100' X 100' GLOBAL TOWER PARTNERS LEASE AREA.

PROPOSED 6' HIGH CHAIN LINK FENCE W/ 1' BARBED WIRE AT TOP.

EXISTING TREES TO BE REMOVED. (TYP. OF 8).

PROPOSED 12' WIDE CHAIN LINK GATE.

PROPOSED 200' MONOPOLE.

PROPOSED VERIZON WIRELESS WAVEGUIDE BRIDGE ±30'. REFER TO DETAIL 1/S-3 AND 2/S-3.

PROPOSED VERIZON WIRELESS H-FRAME. REFER TO DETAIL 2/S-1.

PROPOSED VERIZON WIRELESS OUTDOOR GENERATOR ON CONCRETE PAD.

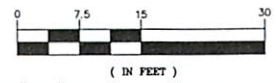
PROPOSED VERIZON WIRELESS 15'X30' LEASE AREA.

PROPOSED VERIZON WIRELESS 11'-5" X 16' EQUIPMENT SHELTER.

PROPOSED GLOBAL TOWER PARTNERS 20' WIDE ACCESS GRAVEL ROAD. REFER TO DETAIL 2/C-3.

PROPOSED GLOBAL TOWER PARTNERS 20'X25' GRAVEL TURNAROUND.

GRAPHIC SCALE



**1**  
**C-2**  
SCALE: 1" = 10'  
SCALE BASED ON 11"x17" ONLY

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RYAN V. FARGOV, PE  
FL PROFESSIONAL ENGINEER LIC. # 67706  
FL CERTIFICATE OF AUTHORIZATION # 20091

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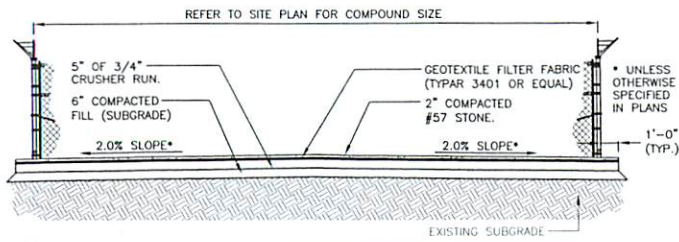
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**FL-5058**  
**HIGHWAY 29 NORTH**  
**CANTONMENT, FL 32533**

SHEET DESCRIPTION  
**COMPOUND PLAN**

SHEET NO.  
**C-2**

K5, Telecom Projects 20111001682, GTP-MA, FL-5058, Jack Branch, Telecom Drawings, Jack Branch, CD, dwp, 0/20/2011 4:26:32 PM, totravsky

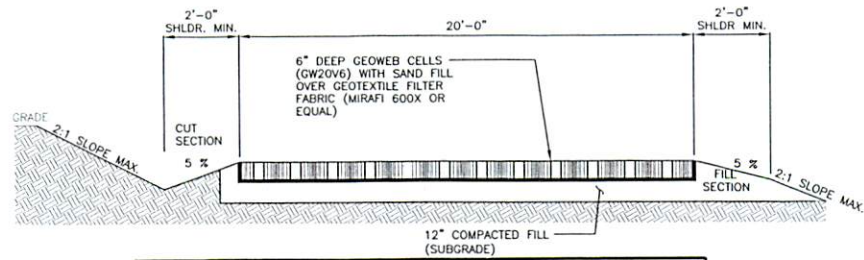




**NOTES:**

1. SITE WILL BE GRADED TO ALLOW DRAINAGE AWAY FROM TOWER AND SHELTER.
2. PRIOR TO LAYING THE STONE, THE COMPOUND SHOULD BE CLEARED OF ALL ORGANIC MATTER, STERILIZED WITH WEED KILLER, AND THEN TREATED WITH HERBICIDE.
3. AFTER PROJECT COMPLETION ALL DISTURBED AREAS MUST BE SEEDED WITH LOW MAINTENANCE GRASS.
4. STONE SHALL BE COMPACTED 95% OF THE MAXIMUM DRY DENSITY AS DETERMINED BY ASTM D-1557 TO PREVENT IMMEDIATE EROSION AND EASE IN DRIVING ACCESSIBILITY.

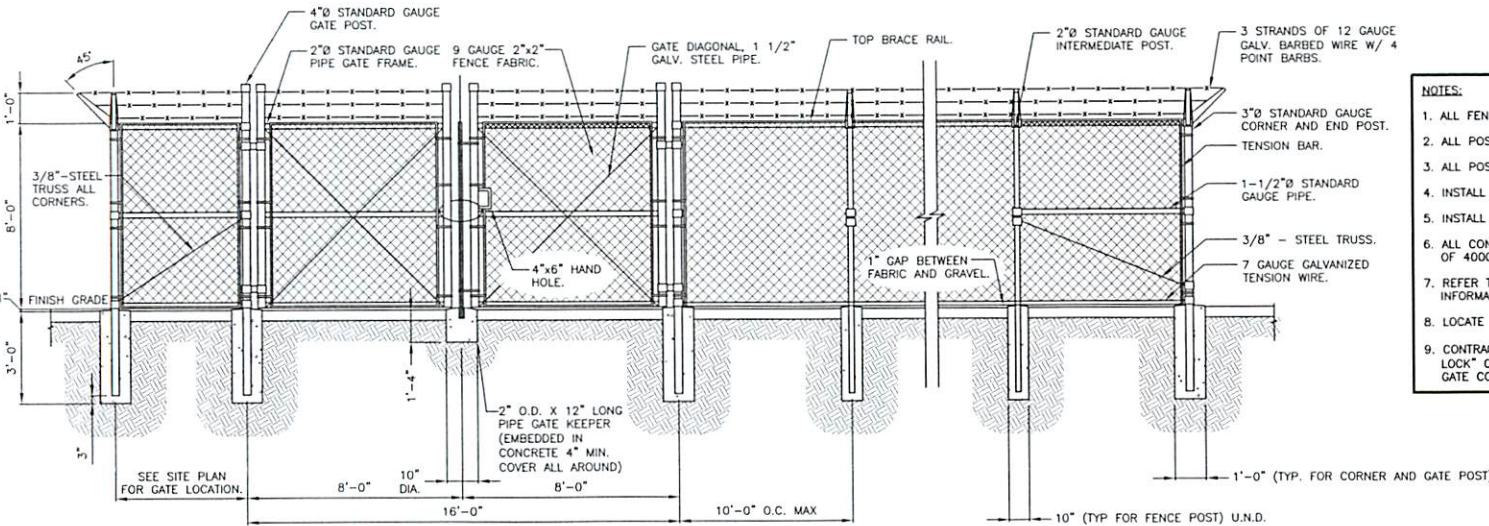
**1**  
C-4 **TYPICAL COMPOUND SECTION DETAIL**  
SCALE: N.T.S.



**NOTES:**

1. SAND AND SUBGRADE SHALL BE COMPACTED 95% OF THE MAXIMUM DRY DENSITY AS DETERMINED BY MODIFIED PROCTOR (ASTM D-1557).
2. PRIOR TO LAYING THE GEOWEB THE ACCESS ROADWAY SHOULD BE CLEARED OF ALL ORGANIC MATTER, STERILIZED WITH WEED KILLER, AND THEN TREATED WITH HERBICIDE.
3. AFTER PROJECT COMPLETION ALL DISTURBED AREAS MUST BE SEEDED WITH LOW MAINTENANCE GRASS AND COVERED WITH HAY.
4. A MINIMUM TURNING RADIUS OF THE ACCESS ROAD SHALL BE 55 DEGREES FOR THE SHELTER DELIVERY.
5. THE MAXIMUM GRADE OF THE ACCESS ROAD SHALL NOT EXCEED 10%.
6. CONTRACTOR, AT MINIMUM, MUST REMOVE OR TRIM ALL TREES THAT ARE WITHIN 3' OF THE ACCESS ROAD ON BOTH SIDES.
7. GEOWEB SYSTEM TO BE INSTALLED PER MANUFACTURER'S SPECIFICATIONS AND RECOMMENDATIONS.
8. PROPOSED ACCESS ROAD SHALL BE RATED TO SUPPORT THE LOADING OF AN 32 TON STANDARD FIRE TRUCK FOR INFREQUENT USE.

**3**  
C-3 **TYPICAL ACCESS ROAD SECTION DETAIL**  
SCALE: N.T.S.



**NOTES:**

1. ALL FENCING MATERIAL MUST BE GALVANIZED.
2. ALL POSTS MUST HAVE STEEL CAPS.
3. ALL POSTS AND BRACING MUST BE SCH. 40
4. INSTALL FENCING PER ASTM F-567
5. INSTALL GATES PER ASTM F-900
6. ALL CONCRETE FOUNDATIONS TO HAVE A MINIMUM OF 4000 PSI.
7. REFER TO FENCE SPECIFICATIONS FOR FURTHER INFORMATION.
8. LOCATE FENCE AS SHOWN ON SITE PLAN.
9. CONTRACTOR TO PROVIDE AND INSTALL "STYME LOCK" ON COMPOUND GATE, WORK WITH CLIENT ON GATE COMBO.

**3**  
C-4 **FENCE DETAIL**  
SCALE: N.T.S.



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**SHEET DESCRIPTION**

**ROAD, FENCE, &  
COMPOUND  
SECTION DETAILS**

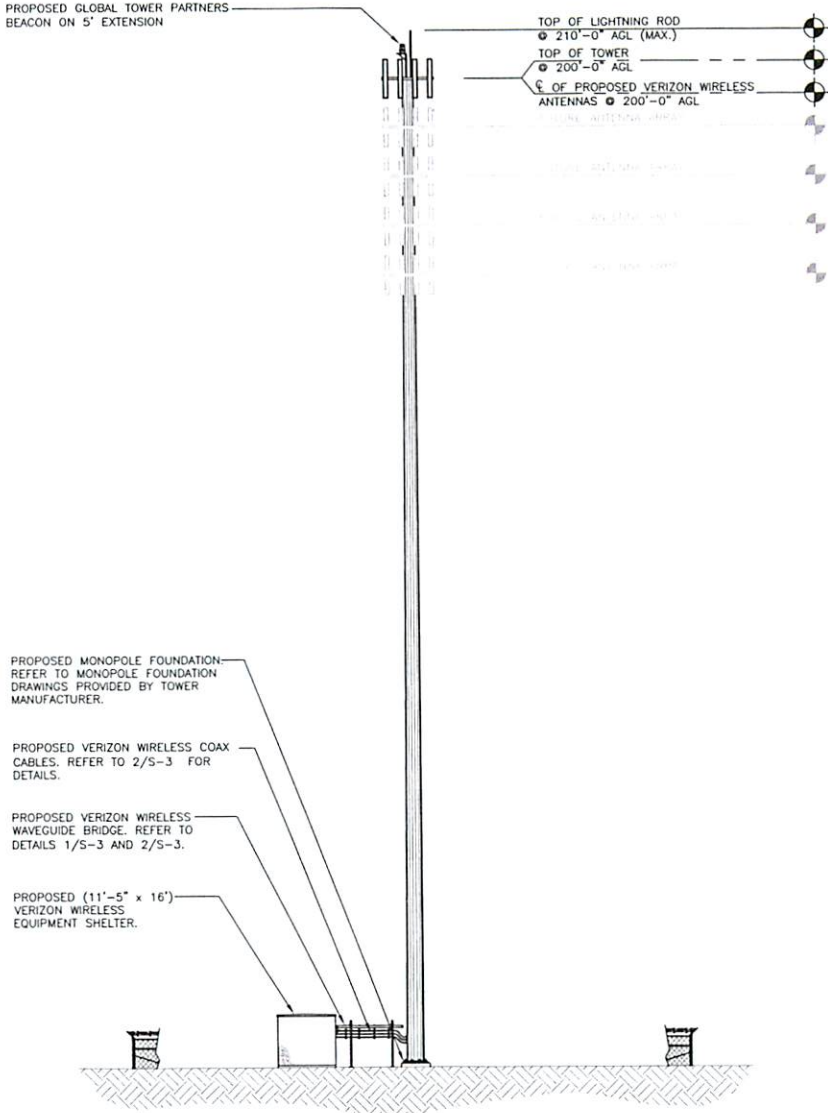
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**NOTES:**

1. ALL COAX TO BE ROUTED INSIDE OF MONOPOLE
2. NEW LIGHTNING ROD INSTALLED A MIN. OF 3' ABOVE HIGHEST APPURTENANCE.
3. IF THE OVERALL HEIGHT OF THE STRUCTURE, INCLUDING APPURTENANCES, EXCEEDS THE HEIGHT SHOWN THEN CONTACT GLOBAL TOWER PARTNERS RS IMMEDIATELY.
4. ANTENNA LOADING AND LOCATION BASED ON TOWER MANUFACTURER DRAWINGS AND DESIGN.
5. CONTRACTOR SHALL INSTALL FOUNDATION AND TOWER ACCORDING TO THE TOWER MANUFACTURERS SPECIFICATIONS.
6. CONTRACTOR SHALL PROVIDE ALL ANTENNA MATERIALS AND ATTACHMENT HARDWARE.
7. THE PROJECT ENGINEER (ENGINEER OF RECORD) SHALL PROVIDE TO ESCAMBIA COUNTY "AS-BUILT" RECORD DRAWINGS FOR VERIFICATION AND APPROVAL BY ESCAMBIA COUNTY ONE WEEK PRIOR TO REQUESTING A FINAL INSPECTION AND CERTIFICATE OF OCCUPANCY, OR PROVIDE "AS-BUILT" CERTIFICATION THAT THE PROJECT CONSTRUCTION ADHERES TO THE PERMITTED PLANS AND SPECIFICATIONS. THE "AS-BUILT" CERTIFICATION OR THE "AS-BUILT" RECORD DRAWINGS MUST BE SIGNED, SEALED AND DATED BY A REGISTERED FLORIDA PROFESSIONAL ENGINEER.
8. ALL ASPECTS OF THE STORMWATER/DRAINAGE COMPONENTS AND/OR TRANSPORTATION COMPONENTS SHALL BE COMPLETED PRIOR TO ISSUANCE OF A FINAL CERTIFICATE OF OCCUPANCY.
9. NO DEVIATIONS OR REVISIONS FROM THESE PLANS BY THE CONTRACTOR SHALL BE ALLOWED WITHOUT PRIOR APPROVAL FROM BOTH THE DESIGN ENGINEER AND THE ESCAMBIA COUNTY. ANY DEVIATIONS MAY RESULT IN DELAYS IN OBTAINING A CERTIFICATE OF OCCUPANCY.
10. THE CONTRACTOR SHALL INSTALL PRIOR TO THE START OF CONSTRUCTION AND MAINTAIN DURING CONSTRUCTION ALL SEDIMENT CONTROL MEASURES AS REQUIRED TO RETAIN ALL SEDIMENTS ON THE SITE. IMPROPER SEDIMENT CONTROL MEASURES MAY RESULT IN CODE ENFORCEMENT VIOLATION.
11. RETENTION/DETENTION AREAS SHALL BE SUBSTANTIALLY COMPLETE PRIOR TO ANY CONSTRUCTION ACTIVITIES THAT MAY INCREASE STORMWATER RUNOFF RATES. THE CONTRACTOR SHALL CONTROL STORMWATER DURING ALL PHASES OF CONSTRUCTION AND TAKE ADEQUATE MEASURES TO PREVENT THE EXCAVATED POND FROM BLINDING DUE TO SEDIMENTS.
12. ALL DISTURBED AREAS WHICH ARE NOT PAVED SHALL BE STABILIZED WITH SEEDING, FERTILIZER AND MULCH, HYDROSEED AND/OR SOD.
13. ALL NEW BUILDING ROOF DRAINS, DOWN SPOUTS, OR GUTTERS SHALL BE ROUTED TO CARRY ALL STORMWATER TO RETENTION/DETENTION AREAS.
14. CONTRACTOR SHALL RESHAPE PER PLAN SPECIFICATIONS, CLEAN OUT ACCUMULATED SILT, AND STABILIZE RETENTION/DETENTION POND(S) AT THE END OF CONSTRUCTION WHEN ALL DISTURBED AREAS HAVE BEEN STABILIZED AND PRIOR TO REQUEST FOR INSPECTION.
15. CONTRACTOR SHALL MAINTAIN RECORD DRAWINGS DURING CONSTRUCTION WHICH SHOW "AS-BUILT" CONDITIONS OF ALL WORK INCLUDING PIPING, DRAINAGE STRUCTURES, TOPO OF POND(S), OUTLET STRUCTURES, DIMENSIONS, ELEVATIONS, GRADING ETC. RECORD DRAWINGS SHALL BE PROVIDED TO THE ENGINEER OF RECORD PRIOR TO REQUESTING FINAL INSPECTION.
16. THE OWNER OR HIS AGENT SHALL ARRANGE/SCHEDULE WITH THE COUNTY A FINAL INSPECTION OF THE DEVELOPMENT UPON COMPLETION AND ANY INTERMEDIATE INSPECTIONS AT 850-595-3472. AS-BUILT CERTIFICATION IS REQUIRED PRIOR TO REQUEST FOR FINAL INSPECTION/APPROVAL.
17. NOTIFY SUNSHINE UTILITIES 48 HOURS IN ADVANCE PRIOR TO DIGGING WITHIN R/W; 1-800-432-4770.
18. THE CONTRACTOR SHALL NOTIFY FDOT 48 HOURS IN ADVANCE PRIOR TO INITIATING ANY WORK IN THE STATE RIGHTS-OF-WAY.

THE CONTRACTOR MUST FIELD VERIFY ALL MEASUREMENTS AND FIELD CONDITIONS PRIOR TO THE COMMENCEMENT OF CONSTRUCTION.



**1 TOWER ELEVATION**  
SCALE: N.T.S.

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FAX (561) 982-7048



3838 N. CAUSEWAY BLVD, SUITE  
3250, ABERNATHY, LA 7002



**REVISIONS**

NO.	DATE	DESCRIPTION
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2		
1	09/18/11	REVISED PER COMMENTS
0	08/18/11	ISSUED FOR REVIEW

DRAWN BY: CS      CHECKED BY: BD  
SCALE: AS NOTED      JOB NO: 11001682

**JACK BRANCH  
FL-5058  
HIGHWAY 29 NORTH  
CANTONMENT, FL 32533**

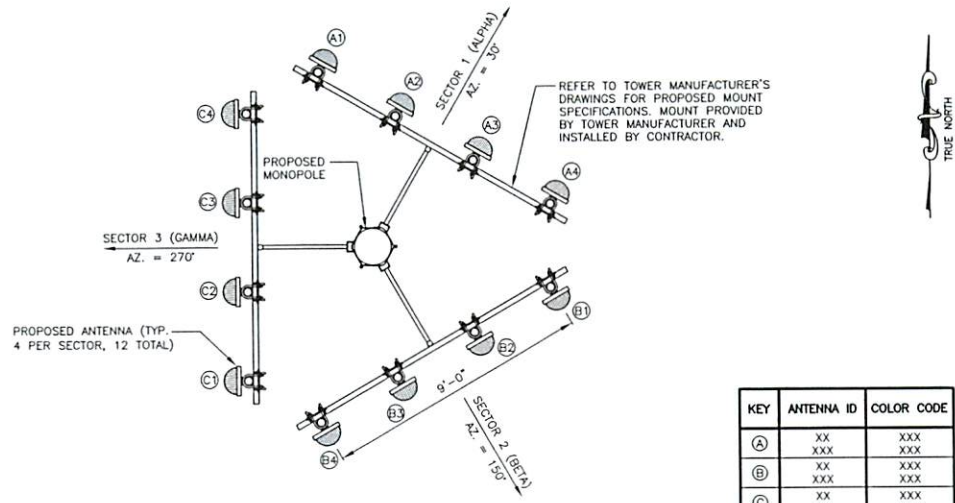
SHEET DESCRIPTION

**TOWER ELEVATION  
& UTILITY RACK**

SHEET NO.  
**S-1**

K1, Telecon Project: 2011.11.03.1642 - OFPA-MIA - FL 5058 Jack Branch Telecon Drawings Construction (Paving) Jack Branch, CD, Sep. 8/20/2011 4:26:55 PM, bozovsky

K:\Telcom\Projects\2011\1103682 - GTP-AMA - FL-5058 Jack Branch Telecom\Drawings\Construction Drawings\Jack Branch\_CD.dwg, 5/20/2011 4:27:07 PM, bbravsky



KEY	ANTENNA ID	COLOR CODE
A	XX XXX	XXX XXX
B	XX XXX	XXX XXX
C	XX XXX	XXX XXX
D	XX XXX	XXX XXX
E	XX XXX	XXX XXX
F	XX XXX	XXX XXX

- NOTES:**
- REFER TO DETAIL 2/S-2 FOR ANTENNA SCHEDULE.
  - COLLAPSE ANTENNA MOUNTS AS REQUIRED TO ACHIEVE THE AZIMUTHS SPECIFIED AND LIMIT RF SHADOWING.

**1**  
S-2 **ANTENNA CONFIGURATION DETAIL**  
SCALE: N.T.S.

ANTENNA AND COAX SCHEDULE													
SECTOR	AZIMUTH	MOUNT HEIGHT	# OF PROPOSED ANTENNAS	# OF REPLACEMENT ANTENNAS	TMA MODEL	ANTENNA MODEL	APPROXIMATE ANTENNA SPECS	MECHANICAL DOWNTILT	ELECTRICAL DOWNTILT	COAX	# OF COAX	COAX LENGTH PER LINE	COLOR CODE
ALPHA	30°	200'-0"	4	0	XXX-XXX-XXX-XX	XXX-XXX-XXX-XX	H-XX* W-X.X* D-X.XX*	X	X	X-X/X*	X	XXX'-XX"	XXX
BETA	150°	200'-0"	4	0	XXX-XXX-XXX-XX	XXX-XXX-XXX-XX	H-XX* W-X.X* D-X.XX*	X	X	X-X/X*	X	XXX'-XX"	XXXX
GAMMA	270°	200'-0"	4	0	XXX-XXX-XXX-XX	XXX-XXX-XXX-XX	H-XX* W-X.X* D-X.XX*	X	X	X-X/X*	X	XXX'-XX"	XXXXX
<b>TOTAL</b>											X	XXX'-XX"	

\* ANTENNA & COAXIAL INFORMATION TAKEN FROM THE XXXXXX CONFIGURATION DATA SHEET DATED: XX/XX/2008.

**2**  
S-2 **ANTENNA AND COAX SCHEDULE**  
SCALE: N.T.S.

**REVISIONS**

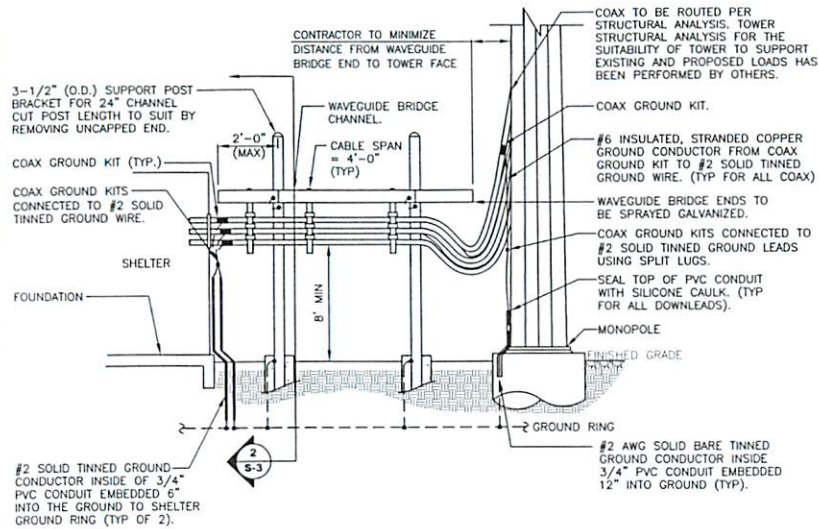
NO.	DATE	DESCRIPTION
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1	08/16/11	REVISED PER COMMENTS
0	08/18/11	ISSUED FOR REVIEW

DRAWN BY: CS CHECKED BY: BO  
SCALE: AS NOTED JOB NO: 11001682

**JACK BRANCH**  
**FL-5058**  
HIGHWAY 29 NORTH  
CANTONMENT, FL 32533

SHEET DESCRIPTION  
**ANTENNA DETAIL**

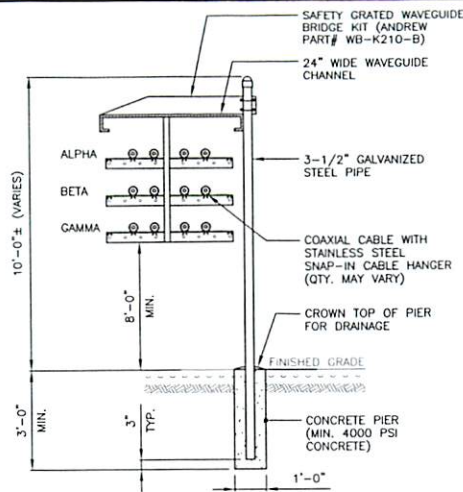
SHEET NO.  
**S-2**



**NOTES:**

1. MAXIMUM ALLOWABLE SPAN BETWEEN SUPPORTS ON A CONTINUOUS SINGLE SECTION OF BRIDGE CHANNEL SHALL BE 10'
2. WHEN SPlicing BRIDGE CHANNEL SECTIONS, THE SPlice SHOULD BE PROVIDED AT THE SUPPORT, IF POSSIBLE, OR AT A MAXIMUM OF 2 FEET FROM THE SUPPORT.
3. SUPPORT SHOULD BE PROVIDED AS CLOSE AS POSSIBLE TO THE ENDS OF WAVEGUIDE BRIDGES, WITH A MAXIMUM CANTILEVER DISTANCE OF 2 FEET FROM THE SUPPORT TO THE FREE END OF THE WAVEGUIDE BRIDGE.
4. CUT BRIDGE CHANNEL SECTIONS SHALL HAVE RAW EDGES PAINTED WITH 3 COATS OF ZINC RICH PAINT.
5. DEVIATIONS FROM STANDARDS FOR COMPONENT INSTALLATIONS ARE PERMITTED WITH THE RESPECTIVE MANUFACTURER'S APPROVAL.
6. DEVIATIONS FROM WAVEGUIDE BRIDGE FOUNDATIONS SHOWN ON SITE SPECIFIC DRAWINGS OR STANDARD DETAILS REQUIRE ENGINEERING APPROVAL.
7. ALL COAXIAL CABLE CONNECTIONS AND TRANSMITTER EQUIPMENT SHALL BE AS SPECIFIED BY THE OWNER AND IS NOT INCLUDED IN THESE CONSTRUCTION DOCUMENTS. THE CONTRACTOR SHALL FURNISH ALL CONNECTION HARDWARE REQUIRED TO SECURE THE CABLES. CONNECTION HARDWARE SHALL BE STAINLESS STEEL.

**1 WAVEGUIDE BRIDGE ELEVATION**  
SCALE: N.T.S.



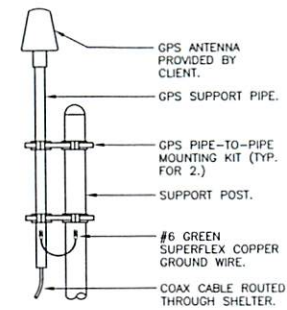
**NOTES:**

1. ALL SUPPORT POSTS MUST BE GROUNDED.
2. COAX CABLE QTY. AND LOCATION MAY VARY.
3. CONTRACTOR TO ENSURE THAT COAX CABLE MATCHES UP WITH WAVEGUIDE PORT.
4. DEVIATIONS FROM WAVEGUIDE BRIDGE FOUNDATIONS SHOWN ON SITE SPECIFIC DRAWINGS OR STANDARD DETAILS REQUIRE ENGINEERING APPROVAL.

**2 WAVEGUIDE BRIDGE SECTION DETAIL**  
SCALE: N.T.S.

**NOTES:**

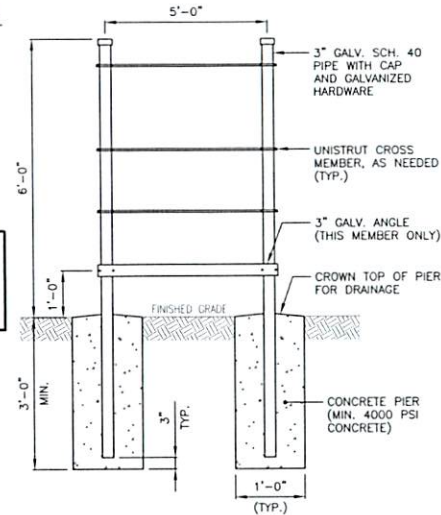
1. ALL MATERIALS FURNISHED BY CONTRACTOR UNLESS OTHERWISE NOTED.
2. GROUNDING NOT SHOWN FOR CLARITY.



**NOTES:**

1. CONTRACTOR TO SUPPLY ALL MATERIAL UNLESS OTHERWISE NOTED.
2. GPS ANTENNA MUST BE IN A LOCATION TO BE ABLE TO RECEIVE CLEAR SIGNALS FROM A MINIMUM OF 4 SATELLITES.
3. LOCATION OF ANTENNA MUST BE IN CLEAR VIEW OF THE SKY, WITHOUT ANY OBSTRUCTION OR BLOCKAGE EXCEEDING 25% OF THE SURFACE AREA OF A HEMISPHERE AROUND THE GPS ANTENNA.

**3 GPS UNIT MOUNT DETAIL**  
SCALE: N.T.S.



**4 UTILITY RACK DETAIL**  
SCALE: N.T.S.

**ATWELL**  
www.atwell-group.com

4610 EISENHOWER BOULEVARD  
SUITE 200, TAMPA, FL 33634  
PH: 813 888 9500  
FAX: 813 884 4288  
OFFICES IN NORTH AMERICA AND ASIA

**GTP**  
Group Technology Partners

750 PARK OF COMMERCE BLVD.  
SUITE 300  
BOCA RATON, FL 33487  
PH (561) 886-5848  
FAX (561) 982-7048

**verizonwireless**

3838 N. CAUSEWAY BLVD., SUITE  
3250, METAIRIE, LA 70002



**REVISIONS**

NO.	DATE	DESCRIPTION
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1	09/16/11	REVISED PER COMMENTS
0	06/18/11	ISSUED FOR REVIEW

DRAWN BY: CS      CHECKED BY: BO  
SCALE: AS NOTED      JOB NO: 11001682

**JACK BRANCH**  
**FL-5058**  
HIGHWAY 29 NORTH  
CANTONMENT, FL 32533

**SHEET DESCRIPTION**

**COAX AND EQUIPMENT PAD DETAIL**

**SHEET NO.**

**S-3**

K:\Telcel\Project\20111001682\_GTP-M4\_FL-5058\_Jack\_Branch\_Telcel\Drawings\Construction Drawings\Jack\_Branch\_CD.dwg 6/20/2011 4:29:15 PM bozovsky

**ATWELL**  
www.atwell-group.com



4610 EISENHOWER BOULEVARD  
SUITE 200, TAMPA, FL 33634  
PH: 8 1 3 8 8 8 9 5 0 0  
FAX: 8 1 3 8 8 4 4 2 8 8  
OFFICES IN NORTH AMERICA AND ASIA



750 PARK OF COMMERCE BLVD.  
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BOCA RATON, FL 33487  
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3838 N. CAUSEWAY BLVD, SUITE  
3250, METairie, LA 7002



**REVISIONS**

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0	08/18/11	ISSUED FOR REVIEW
NO.	DATE	DESCRIPTION
DRAWN BY: CS		CHECKED BY: BO
SCALE: AS NOTED		JOB NO: 11001682

**JACK BRANCH  
FL-5058  
HIGHWAY 29 NORTH  
CANTONMENT, FL 32533**

**SHEET DESCRIPTION**

**SHELTER LAYOUT  
PLAN**

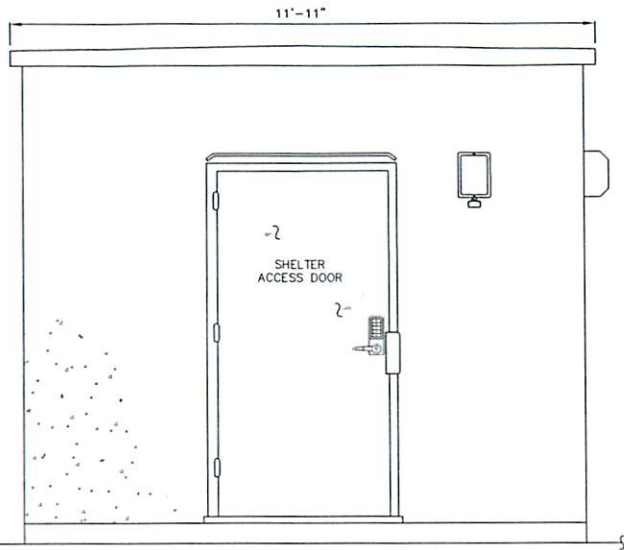
SHEET NO.

**S-4**

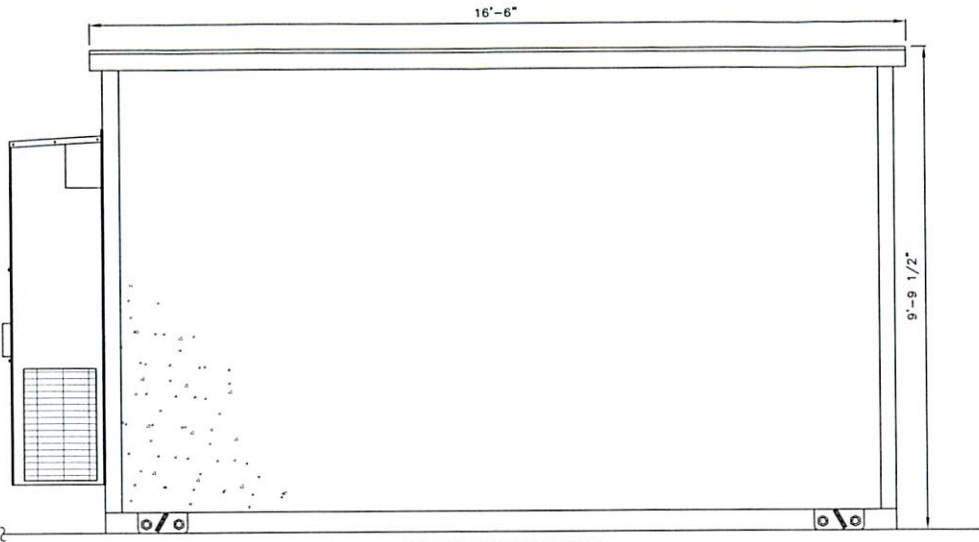


**1**  
**S-4** **TYPICAL SHELTER LAYOUT PLAN**  
SCALE: N.T.S.

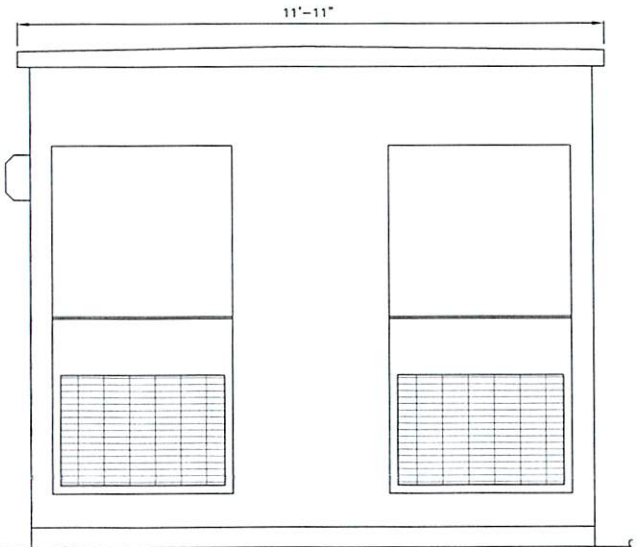
K:\Telecom Projects\201111001662 - GTP-MIA - FL-5058 - Jack Branch\Telecom Drawings\Construction Drawings\Jack Branch\_CD.dwg, 9/20/2011 4:29:48 PM, brnensky



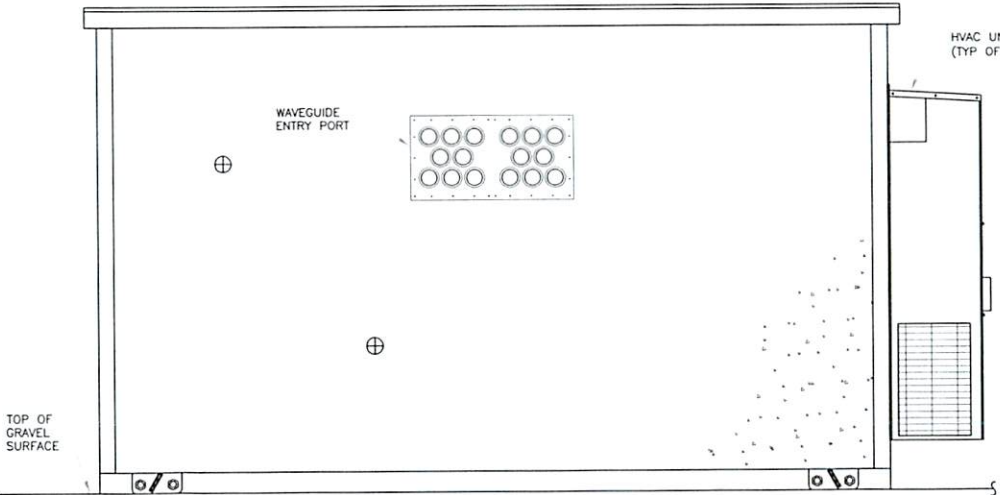
**1 FRONT ELEVATION**  
SCALE: N.T.S.



**2 SIDE ELEVATION**  
SCALE: N.T.S.



**3 REAR ELEVATION**  
SCALE: N.T.S.



**4 SIDE ELEVATION**  
SCALE: N.T.S.

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3838 N. CAUSEWAY BLVD, SUITE  
3250, METairie, LA 70002



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DRAWN BY: CS CHECKED BY: BO		
SCALE: AS NOTED		JOB NO: 11001662

**JACK BRANCH**  
**FL-5058**  
HIGHWAY 29 NORTH  
CANTONMENT, FL 32533

SHEET DESCRIPTION

**SHELTER**  
**ELEVATIONS**

SHEET NO.

**S-5**

**From:** [John F. Lateulere](#)  
**To:** [Andrew D. Holmer](#)  
**Cc:** [Cynthia Sarady](#); [Brad Oravsky](#); [Eric Garvin](#)  
**Subject:** Global Tower/Atwell Cell Tower Application  
**Date:** Monday, October 17, 2011 3:40:18 PM  
**Importance:** High

---

Drew-

Please accept this as a formal request for a continuance to the November 16<sup>th</sup> meeting to provide us sufficient time for study and response to Staff's concerns provided late last week. We would like the opportunity to provide a complete and accurate response to Staff and the Board.

Thank you for your time and efforts on this application,

**John Lateulere, AICP**

Site Acquisition Manager

**ATWELL, LLC**

440.349.2000 Tel

440.376.6599 Mobile

440.349.2028 Fax

30575 Bainbridge Road | Suite 180 | Cleveland, OH 44139

[www.atwell-group.com](http://www.atwell-group.com)

*Local Real Estate Solutions | Worldwide*

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**Board of Adjustment**

**Item #: 6.**

**Meeting Date:** 11/16/2011  
**CASE:** CU-2011-14  
**APPLICANT:** Wiley C. "Buddy" Page, Agent for Chris Nic Varazo & Nicki MacRostic, Owners  
**ADDRESS:** 702 N. Navy Boulevard  
**PROPERTY REFERENCE NO.:** 52-2S-30-2501-000-009  
**ZONING DISTRICT:** C-1  
**FUTURE LAND USE:** C

---

**Information**

**SUBMISSION DATA:**  
**REQUESTED CONDITIONAL USE:**

Applicant is requesting Conditional Use Approval to allow golf carts sales on a property zoned C-1 and also in a C-3(OL) Warrington Commercial District.

**RELEVANT AUTHORITY:**

**Land Development Code of Escambia County, Florida (Ordinance 96-3 as amended),  
Section: 6.05.14.C.13**

**CRITERIA:**

**Land Development Code of Escambia County, Florida (Ordinance 96-3 as amended),  
Section 2.05.03**

**CRITERION (1)**

***On-site circulation.*** Ingress and egress to property and proposed structures thereon with particular reference to automotive and pedestrian safety and convenience, traffic flow and control, on-site parking and loading, and access in case of fire or catastrophe.

**FINDINGS-OF-FACT**

The parcel has ingress and egress from Navy Boulevard.

**CRITERION (2)**

***Nuisance.*** Adverse impact such as noise, glare, smoke, odor or other harmful effects (electrical interference, hazardous materials, etc.) of the conditional use on adjoining properties and properties generally in the District.

**FINDINGS-OF-FACT**

The proposed conditional use is not anticipated to create any adverse impacts on the adjoining properties or properties in the District.

**CRITERION (3)**

***Solid Waste.*** Refuse and service areas with particular reference to concurrency requirements and items (1) and (2) above.

**FINDINGS-OF-FACT**

Solid waste is currently available on the subject property and will be further addressed during the site plan review process.

**CRITERION (4)**

***Utilities.*** Utilities with reference to concurrency requirements, location, availability and compatibility with surrounding land uses.

**FINDINGS-OF-FACT**

The water is serviced by the Emerald Coast Utility Authority, and electrical service will be provided by Gulf Power.

**CRITERION (5)**

***Buffers.*** The buffer may be a landscaped natural barrier, a natural barrier or a landscaped or natural barrier supplemented with fencing or other man-made barriers, so long as the function of the buffer and the intent of Policy FLU 1.1.9 of the Comprehensive Plan and the provisions of Section 7.01.06 of the Land Development Code are fulfilled.

**FINDINGS-OF-FACT**

When applicable, further review during the site plan review process will be needed to ensure the buffering requirements and other performance standards have been met.

**CRITERION (6)**

***Signs.*** Signs, if any, and proposed exterior lighting with reference to glare, traffic safety, economic effect, and compatibility and harmony with properties in the District.

**FINDINGS-OF-FACT**

All proposed signs will meet the standards delineated in Article 8 of the Escambia County Land Development Code.

**CRITERION (7)**

***Environment impact.*** Impacts to protected trees, wetlands, water bodies, stormwater management or other natural features of the subject parcel.

**FINDINGS-OF-FACT**

According to the National Wetlands Inventory there appears to be no wetlands on-site. Stormwater management and all other environment impacts will be addressed during the site plan review process.

**CRITERION (8)**

**Neighborhood impact. General compatibility with adjacent properties and other property in the immediate area.**

**FINDINGS-OF-FACT**

The proposed request is compatible given the parcel's primary C-1 zoning and C FLU designation.

**CRITERION (9)**

***Other requirements of Code. The proposed Conditional Use is consistent with all other relevant provisions of this Code.***

**FINDINGS-OF-FACT**

The proposed use is also located in the C-3(OL) Warrington Commercial Overlay District, the applicant must comply with all of section 6.07.01.

Staff finds that the applicant has appropriately addressed the above requirements. The additional standards in this criterion will be further reviewed during the Site Plan Review process.

**RECOMMENDATION**

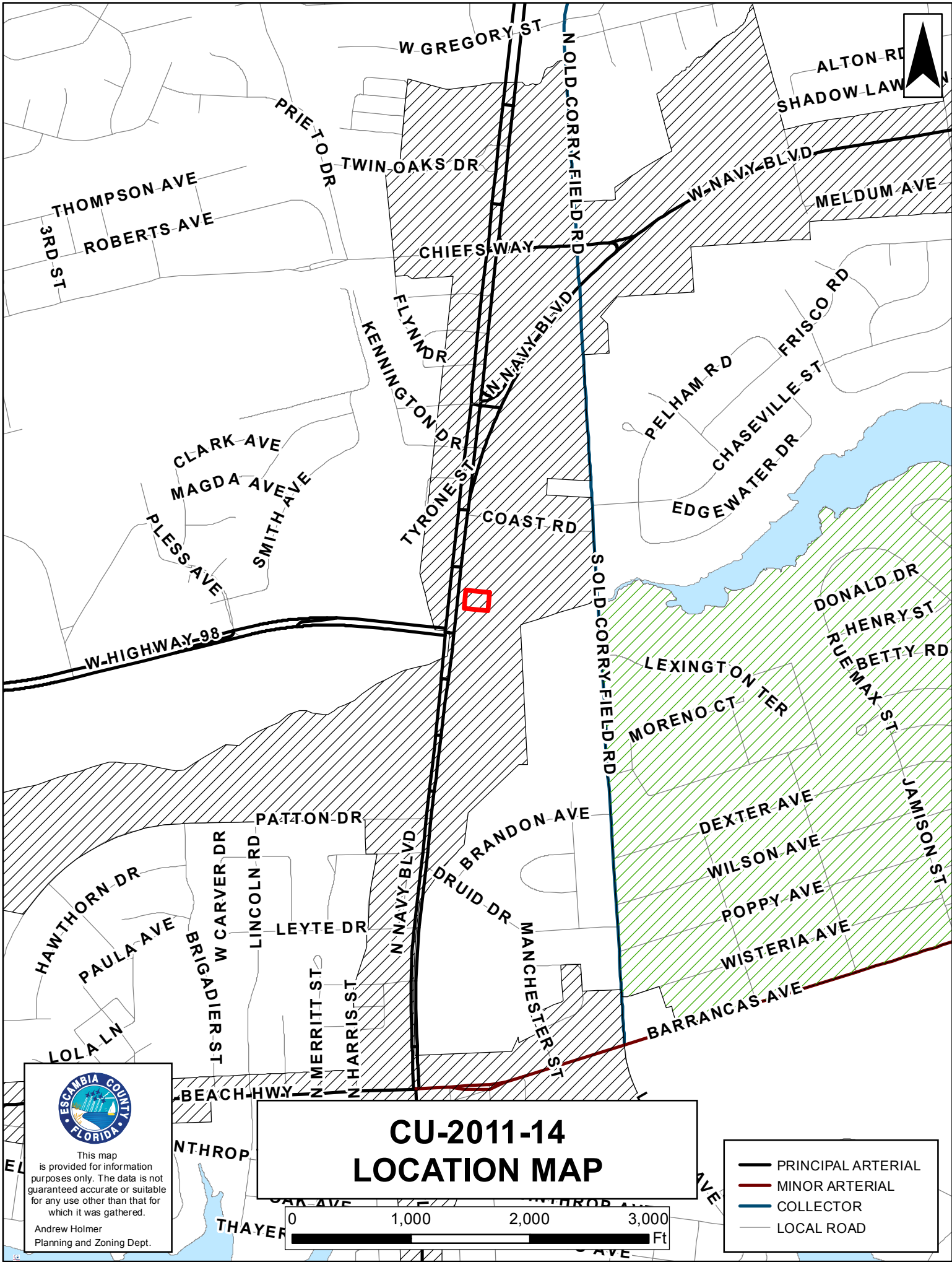
Staff recommends that the Board approve the proposed Conditional Use.


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**Attachments**

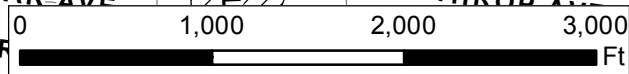
CU-2011-14

CU-2011-14



  
 This map is provided for information purposes only. The data is not guaranteed accurate or suitable for any use other than that for which it was gathered.  
 Andrew Holmer  
 Planning and Zoning Dept.

**CU-2011-14**  
**LOCATION MAP**



- PRINCIPAL ARTERIAL
- MINOR ARTERIAL
- COLLECTOR
- LOCAL ROAD



R-2

C-2

COAST RD

C-2

P

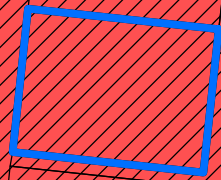
C-1

P

C-1

W. HIGHWAY 98

N NAVY BLVD



C-3(OL)  
WARRINGTON COMMERCIAL  
OVERLAY DISTRICT

R-4

SDD

C-1

C-1



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Andrew Holmer  
Planning and Zoning Dept.

# CU-2011-14 500' RADIUS ZONING



- PRINCIPAL ARTERIAL
- MINOR ARTERIAL
- COLLECTOR
- LOCAL ROAD
- PARCELS



MU-S

COAST RD

MU-U

P

N NAVY BLVD

REC

W HIGHWAY 98

P

G

MU-U






G

MU-U

G

CU-2011-14

FUTURE LAND USE MAP

-  PRINCIPAL ARTERIAL
-  MINOR ARTERIAL
-  COLLECTOR
-  LOCAL ROAD
-  PARCELS



This map is provided for information purposes only. The data is not guaranteed accurate or suitable for any use other than that for which it was gathered.

Andrew Holmer  
Planning and Zoning Dept.



N NAVY BLVD



This map is provided for information purposes only. The data is not guaranteed accurate or suitable for any use other than that for which it was gathered.

Andrew Holmer  
Planning and Zoning Dept.

# CU-2011-14 AERIAL MAP



-  PRINCIPAL ARTERIAL
-  MINOR ARTERIAL
-  COLLECTOR
-  LOCAL ROAD
-  PARCELS



Wiley C. "Buddy" Page, MPA, APA  
Professional Growth Management Services, LLC

5337 Hamilton Lane  
Pace, Florida 32571  
Office 850.994.0023 Cell 850.232.9853  
budpage1@mchsi.com

September 9, 2011  
VIA HAND DELIVERY

Mr. Drew Holmer  
Development Services Dept.  
3363 West Park Place  
Pensacola, Florida 32505

**RE: Conditional Use Request for 702 Navy Blvd.  
Parcel: 52-2S-30-2501-000-009**

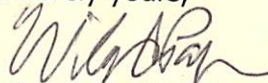
Dear Mr. Holmer:

Please find our application packet attached wherein we request consideration for a Conditional Use to allow sale of golf carts in a C-1 zoning district permitted in the LDC as follows:

**LDC 6.05.14.C.5 Used automobile sales.** In addition to other conditional use criteria, parcel must be one acre or less in size; there must be a three-foot tall hedge along the right-of-way line; no intrusions are permitted on the public right-of-way (see section 6.04.09); and it cannot be a C-1 parcel fronting on "gateway" arterial streets which are specified as Sorrento Road/Gulf Beach Highway/Barrancas Avenue (SR292), Blue Angel Parkway (SR173) and Pine Forest Road from I-10 to SR173, Navy Boulevard (SR295 and US98), and Scenic Highway (SR10A).

Also attached is our required response addressing the nine Conditional Use Criteria. Please contact me if you have any questions or require anything further. Thank you.

Sincerely yours,



Wiley C. "Buddy" Page

copy: Mr. Ross Glass  
Mr. Kenneth Payne

APPLICATION

Please check application type:
[ ] Administrative Appeal
[ ] Development Order Extension
[ ] Conditional Use Request for: Outdoor Storage Retail Sales
[ ] Variance Request for:
[ ] Rezoning Request from: to:

Name & address of current owner(s) as shown on public records of Escambia County, FL

Owner(s) Name: Estate of Nick C. Varazo Phone: N/A
Address: 15310 Fossil Rock Road Athens, OH 45701 Email: TBD

[X] Check here if the property owner(s) is authorizing an agent as the applicant and complete the Affidavit of Owner and Limited Power of Attorney form attached herein.

Property Address: 702 Navy Boulevard Pensacola, Florida 32507
Property Reference Number(s)/Legal Description: 52-2S-30-2501-000-009

By my signature, I hereby certify that:

- 1) I am duly qualified as owner(s) or authorized agent to make such application, this application is of my own choosing, and staff has explained all procedures relating to this request; and
2) All information given is accurate to the best of my knowledge and belief, and I understand that deliberate misrepresentation of such information will be grounds for denial or reversal of this application and/or revocation of any approval based upon this application; and
3) I understand that there are no guarantees as to the outcome of this request, and that the application fee is non-refundable; and
4) I authorize County staff to enter upon the property referenced herein at any reasonable time for purposes of site inspection and authorize placement of a public notice sign(s) on the property referenced herein at a location(s) to be determined by County staff; and
5) I am aware that Public Hearing notices (legal ad and/or postcards) for the request shall be provided by the Development Services Bureau.

Signature of Owner/Agent: Chris P. Varazo

Printed Name Owner/Agent: Chris Nick Varazo

Date: 9-13-11

Signature of Owner: Nicki L. MacRostie

Printed Name of Owner: Nicki MacRostie

Date: 9-13-11

STATE OF Florida COUNTY OF Escambia

The foregoing instrument was acknowledged before me this 13 day of September 20 11, by Chris Varazo & Nicki MacRostie

Personally Known [X] OR Produced Identification [ ]. Type of Identification Produced: FUDLV62011458 0610 OH DL R5 321162 9-27-13

Signature of Notary: Christina Suyat (notary seal must be affixed)

Printed Name of Notary: Christina Suyat



FOR OFFICE USE ONLY
Meeting Date(s): 11/10/11 Accepted/Verified by: A Cam Date: 9/27/11
Fees Paid: \$ 1,050 Receipt #: Permit #: PBA110900025

**AFFIDAVIT OF OWNER AND LIMITED POWER OF ATTORNEY**

As owner of the property located at 702 North Navy Boulevard Pensacola, FL,  
Florida, property reference number(s) 52-2S-30-2501-000-009

I hereby designate Wiley C. "Buddy" Page for the sole purpose  
of completing this application and making a presentation to the:

- Planning Board and the Board of County Commissioners to request a rezoning on the above referenced property.
- Board of Adjustment to request a(n) Conditional Use on the above referenced property.

This Limited Power of Attorney is granted on this \_\_\_\_\_ day of \_\_\_\_\_ the year of, \_\_\_\_\_, and is effective until the Board of County Commissioners or the Board of Adjustment has rendered a decision on this request and any appeal period has expired. The owner reserves the right to rescind this Limited Power of Attorney at any time with a written, notarized notice to the Development Services Bureau.

Agent Name: Wiley C. "Buddy" Page Email: budpage1@mchsi.com

Address: 5337 Hamilton Lane Pace, FL 32571 Phone: 850.232.9853

Chris N. Varazo  
Signature of Property Owner

Chris Nick Varazo 9-13-11  
Printed Name of Property Owner Date

Nicki MacRostie  
Signature of Property Owner

Nicki MacRostie 9-13-11  
Printed Name of Property Owner Date

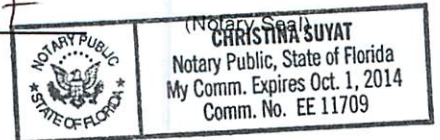
STATE OF Florida COUNTY OF Escambia

The foregoing instrument was acknowledged before me this 13 day of September 2011,  
by Chris Varazo & Nicki MacRostie

Personally Known  OR Produced Identification  Type of Identification Produced: FUDLV62011458del10  
or DL R5321162

Christina Suyat  
Signature of Notary

Christina Suyat  
Printed Name of Notary



## CONCURRENCY DETERMINATION ACKNOWLEDGMENT

### For Rezoning Requests Only

Property Reference Number(s): 52-2S-30-2501-000-009

Property Address: 702 North Navy Boulevard Pensacola, Florida 32507

I/We acknowledge and agree that no future development for which concurrency of required facilities and services must be certified shall be approved for the subject parcel(s) without the issuance of a certificate of concurrency for the development based on the actual densities and intensities proposed in the future development's permit application.

I/We also acknowledge and agree that approval of a zoning district amendment (rezoning) or Future Land Use Map amendment does not certify, vest, or otherwise guarantee that concurrency of required facilities and services is, or will be, available for any future development of the subject parcels.

I/We further acknowledge and agree that no development for which concurrency must be certified shall be approved unless at least one of the following minimum conditions of the Comprehensive Plan will be met for each facility and service of the County's concurrency management system prior to development approval:

- a. The necessary facilities or services are in place at the time a development permit is issued.
- b. A development permit is issued subject to the condition that the necessary facilities and services will be in place and available to serve the new development at the time of the issuance of a certificate of occupancy.
- c. For parks and recreation facilities and roads, the necessary facilities are under construction at the time the development permit is issued.
- d. For parks and recreation facilities, the necessary facilities are the subject of a binding executed contract for the construction of the facilities at the time the development permit is issued and the agreement requires that facility construction must commence within one year of the issuance of the development permit.
- e. The necessary facilities and services are guaranteed in an enforceable development agreement. An enforceable development agreement may include, but is not limited to, development agreements pursuant to Section 163.3220, F.S., or as amended, or an agreement or development order issued pursuant to Chapter 380, F.S., or as amended. For transportation facilities, all in-kind improvements detailed in a proportionate fair share agreement must be completed in compliance with the requirements of Section 5.13.00 of the LDC. For wastewater, solid waste, potable water, and stormwater facilities, any such agreement will guarantee the necessary facilities and services to be in place and available to serve the new development at the time of the issuance of a certificate of occupancy.
- f. For roads, the necessary facilities needed to serve the development are included in the first three years of the applicable Five-Year Florida Department of Transportation (FDOT) Work Program or are in place or under actual construction no more than three years after the issuance of a County development order or permit.

I HEREBY ACKNOWLEDGE THAT I HAVE READ, UNDERSTAND AND AGREE WITH THE ABOVE STATEMENT ON THIS 13th DAY OF September, YEAR OF 2011.

  
Signature of Property Owner

Chris Nick Varazo  
Printed Name of Property Owner

9-13-11  
Date

  
Signature of Property Owner

Nicki MacRostie  
Printed Name of Property Owner

9-13-11  
Date



**LEGEND**

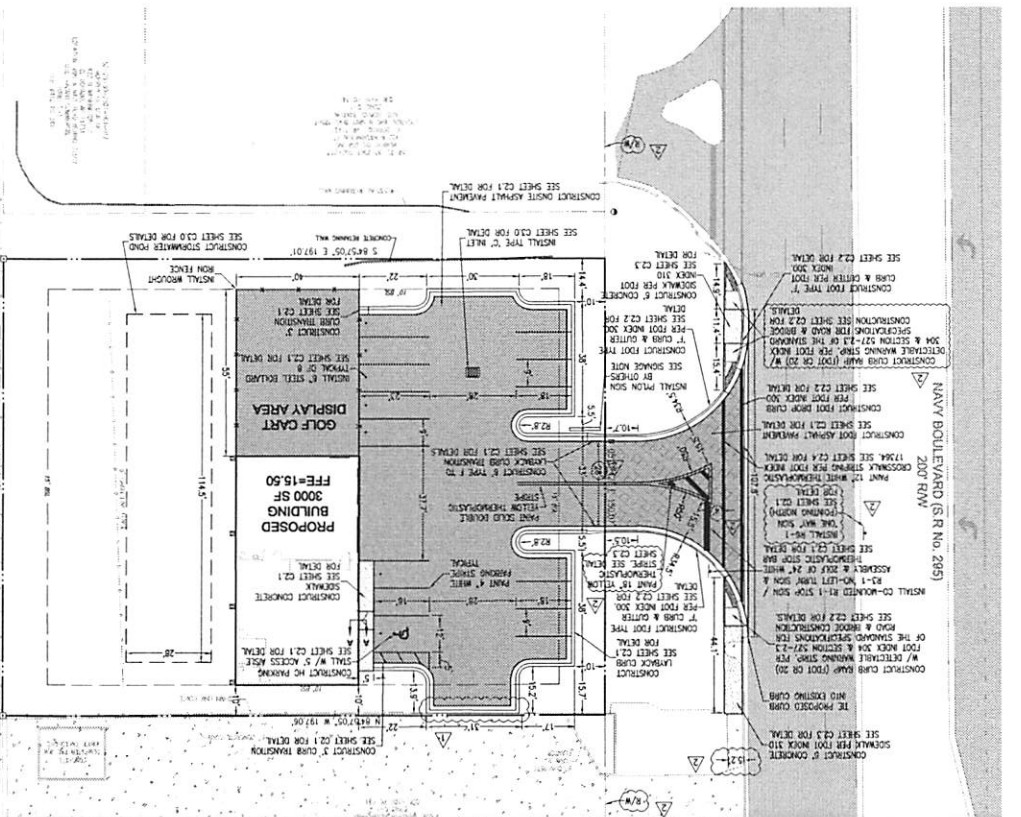
- EXISTING ASPHALT
- EXISTING CONCRETE
- PROPOSED ON-SITE ASPHALT
- PROPOSED FOOT ASPHALT
- PROPOSED CONCRETE

- GENERAL NOTES:**
- NO PARKING SIGNAGE WILL BE ALLOWED ON SIDEWALKS INCLUDING THE DAY PROCEEDING AND THE DAY FOLLOWING NO LANE CLOSURES WILL BE ALLOWED DURING THE HOURS OF 6:00 AM TO 6:00 PM.
  - ALL PARKING MARKINGS AND SIGNAGE SHALL BE THERMOPLASTIC AND INSTALLED ACCORDING TO 2010 FDOT STANDARD SPEC 1734B ON LATEST EDITION.
  - ALL DISTRICTED IN RIGHT-OF-WAY SHALL BE RECONSTRUCTED WITH THE LATEST EDITION OF THE FOOT SPECIFICATIONS.
  - ALL DISTRICTED AREAS IN RIGHT-OF-WAY SHALL BE REPAVED AND SEED AND MULCH PER 2010 FDOT STANDARD SPEC 105 ON LATEST EDITION.
  - ALL WEED STRIPING DESCRIPTION CONSTRUCTION SHALL BE INSTALLED ACCORDING TO 2010 FDOT STANDARD SPEC 1734B ON LATEST EDITION.
  - ALL PARKING MARKINGS AND SIGNAGE SHALL BE THERMOPLASTIC AND INSTALLED ACCORDING TO 2010 FDOT STANDARD SPEC 1734B ON LATEST EDITION.
  - ALL DIMENSIONS ARE TO BACK OF CURB UNLESS OTHERWISE NOTED.
  - NO SIGN SHALL BE INSTALLED PER 2010 FDOT STANDARD SPEC 1185B.
  - ALL SIGNAGE SHALL BE INSTALLED ON THE BACK OF CURB UNLESS OTHERWISE NOTED.

- PARKING REQUIREMENTS:**
- (1) SPACE PER 200 SF = 3.000 SF/200-10 (10 SPACES)
  - TOTAL PARKING SPACES PROVIDED = 18
  - TOTAL PARKING SPACES REQUIRED = 10
  - (1) SIGNAGE PER 200 SF = 1.250 SF/200-10 (10 SPACES)
  - TOTAL SIGNAGE SPACES PROVIDED = 18
  - TOTAL SIGNAGE SPACES REQUIRED = 10
  - (1) SIGNAGE PER 200 SF = 1.250 SF/200-10 (10 SPACES)

- AREA CALCULATIONS:**
- EXISTING BUILDING AREA = 7,466 SF
  - PROPOSED BUILDING AREA = 3,000 SF
  - PROPOSED IMPROVED AREA = 14,272 SF (42%)
  - PROPOSED IMPROVED AREA (FORM) = 12,719 SF (32%)
  - PROJECT AREA = 30,000 SF

**SIGNAGE NOTE:**  
 TOTAL SIGN AREA WILL NOT EXCEED 5% OF TOTAL SIGNAGE AREA. TOTAL SIGNAGE AREA IS LIMITED TO 22,211 SF. (15,000/67%)  
 SIGN AREA IS ADDITIONALLY LIMITED TO 10% OF THE AREA OF EXISTING SIGNAGE AREA.  
 SIGNAGE SHALL BE INSTALLED IN ACCORDANCE WITH THE LOCAL MOUNTAINVIEW CHAPTER OR AS DIRECTED BY THE LOCAL MOUNTAINVIEW CHAPTER OR HIS DESIGNER.  
 THE LOCAL MOUNTAINVIEW CHAPTER OR HIS DESIGNER SHALL BE RESPONSIBLE FOR THE DIRECTION OF THE LOCATION OF ANY SIGNAGE.  
**PROJECT NOTES:**  
 TRAFFIC SIGNAGE WILL BE PROVIDED BY OTHER SOURCE PER-AP-1.  
 POSTED SPEED LIMITS:  
 THE POSTED SPEED LIMIT ON NORTH NAVY BLVD IS 40 MPH.



FLOOR 2010 SPECIFICATION 527.2.3 COLOR/CONTRAST NOTE	
ACCEPTABLE DETECTABLE MARKINGS AS LISTED ON THE QUALIFIED PRODUCTS LIST THAT PROVIDE AN ACCEPTABLE COLOR/CONTRAST ON CONCRETE SURFACES.	
DO NOT VOLUME BACK REFLECTOR VALUE (LRV) CAP	
COLOR	WIGHT REFLECTANCE VALUE (LRV) CAP
SAFETY YELLOW	25 - 40
BRICK RED	5 - 15
BLACK CONCRETE	0 - 15
BLACK CONCRETE	0 - 15

**NOT FOR CONSTRUCTION**

Paul A. Batta, P.E.  
No. 03126

Dr. By: CBD  
 Ck. By: PAB  
 Job No.: 2011.056  
 Date: 8-19-2011

DRAMAING No.  
**C2.0**  
 SHEET 5 OF 17

No.	DATE	REVISION
1	8.21.11	ISSUED COMMENTS
2	8.21.11	FOOT COMMENTS

**Battery Source**  
 702 NORTH NAVY BOULEVARD  
 ESCAMBA COUNTY, FLORIDA

**SITE LAYOUT & DIMENSION PLAN**

**RBA**  
 REBOL-BATTLE & ASSOCIATES  
 Civil, Mechanical, Electrical, Plumbing, Fire Protection, and Structural Engineers, Architects, and Planners, Inc.  
 2007 North Bay Street, Escambia County, Florida 32509  
 Phone: (904) 876-5100  
 Fax: (904) 876-5101  
 Email: info@rba.com  
 www.rba.com

**Janet Holley**  
**Escambia County Tax**  
**Collector**

**Ad Valorem Taxes and Non-Ad Valorem**  
**Assessments**

REAL ESTATE 2010 158417

Account Number	Payor	Exemptions	Taxable Value	Millage Code
08-3432-000		See Below	See Below	06

VARAZO NICK C EST OF  
 15310 FOSSIL ROCK RD  
 ATHENS OH 457018830

522S30-2501-000-009 702 N  
 NAVY BLVD BEG AT INTER OF N  
 LI OF SEC AND E R/W LI OF  
 NAVY BLVD SLY ALG BLVD 975  
 7/10 FT FOR POB ELY 200 FT  
 SLY 150 FT WLY 200 FT NLY 150  
 FT TO POB OR 737 P 587 OR  
 6257 P 934 CA 181

Ad Valorem Taxes				
Taxing Authority	Rate	Exemption Amount	Taxable Value	Taxes Levied
COUNTY	6.9755		\$116,609	\$813.41
PUBLIC SCHOOLS				
By Local Board	2.2290		\$116,609	\$259.92
By State Law	5.6310		\$116,609	\$656.63
SHERIFF	0.6850		\$116,609	\$79.88
WATER MANAGEMENT	0.0450		\$116,609	\$5.25
<b>Total Millage</b>	15.5655	<b>Total Taxes</b>		\$1,815.09

Non-Ad Valorem Assessments		
Code	Levyng Authority	Amount
NFP	FIRE (CALL 595-4960)	\$75.00
<b>Total Assessments</b>		\$75.00

<b>Taxes &amp; Assessments</b>	\$1,890.09
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JANET HOLLEY

ESCAMBIA COUNTY TAX COLLECTOR

Tax Record



Ac

Last Update: 9/7/2011 11:27:50 AM CDT

Ad Valorem Taxes and Non-Ad Valorem Assessments

The information contained herein does not constitute a title search and should not be relied upon for such.

Details

Tax Record

» Print View

Legal Desc.

Appraiser Data



Tax Payment

Payment

History

Print Tax Bill

NEW!

Account Number	Tax Type	Taxable Value
08-3432-000	REAL ESTATE	

Mailing Address

VARAZO NICK C EST OF  
15310 FOSSIL ROCK RD  
ATHENS OH 457018830

Property Address

702 N NAVY BLVD

GEO Number

522S30-2501-000-009

Exempt Amount	Taxable Value
See Below	See Below

Exemption Detail

NO EXEMPTIONS

Millage Code

06

Escrow Code

Legal Description (click for full description)

522S30-2501-000-009 702 N NAVY BLVD BEG AT INTER OF 1/4  
OF SEC AND E R/W LI OF NAVY BLVD SLY ALG BLVD 975 7'  
FOR POB ELY 200 FT SLY 150 FT WLY 200 FT NLY 150 FT  
OR 737 P 587 OR 6257 P 934 CA 181

Searches

Account Number

GEO Number

Owner Name

Property Address

Site Functions

Welcome

Property Taxes

Taxes

Local Business

Tax

Feedback

County Login

Home

Ad Valorem Taxes

Taxing Authority	Rate	Assessed Value	Exemption Amount	Taxable Value
COUNTY	6.9755	116,609	0	\$116,609
PUBLIC SCHOOLS				
By Local Board	2.2290	116,609	0	\$116,609
By State Law	5.6310	116,609	0	\$116,609
SHERIFF	0.6850	116,609	0	\$116,609
WATER MANAGEMENT	0.0450	116,609	0	\$116,609

<b>Total Millage</b>	15.5655	<b>Total Taxes</b>	\$1,166.09
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Non-Ad Valorem Assessments

Code	Levying Authority
NFP	FIRE (CALL 595-4960)

<b>Total Assessments</b>	
Taxes & Assessments	\$1
<b>If Paid By</b>	<b>Am</b>

Date Paid	Transaction	Receipt	Item	Am
11/19/2010	PAYMENT	9830542.0001	2010	\$1

Prior Years Payment

Prior Year Taxes Due
NO DELINQUENT TAXES

[Print](#) | [Print](#) | << First < Previous Next > Last >>





# Last Will and Testament

OF

**NICK CHRIS VARAZO**

I, NICK CHRIS VARAZO, a resident of Escambia County, Florida, being of sound mind and memory, do MAKE, PUBLISH AND DECLARE this instrument to be my Last Will and Testament and I hereby revoke all former Wills and Codicils by me at any time made.

## ITEM ONE

My personal representative hereinafter named shall give my body a suitable burial and pay all of my just debts, together with expenses of my last illness and funeral, out of the first monies coming into his or her hands and belonging to my estate.

## ITEM TWO

I GIVE, DEVISE AND BEQUEATH certain items of tangible personal property, other than money and property used in a trade or business, owned by me at the time of my death in the manner described in the last dated writing made for this purpose and signed by me that is in existence at the time of my death.

## ITEM THREE

## ITEM FOUR

I GIVE, DEVISE, AND BEQUEATH the rest, residue and remainder of my estate, whether real, personal or mixed, and wherever the same may be situate of which I may die seized or possessed or to which I may be or become in any way entitled or over which I may have any power of

  
**NICK CHRIS VARAZO**

appointment, including the proceeds of any life insurance policies made payable to my estate, to my children NICKI MAC ROSTIE and CHRIS NIC VARAZO or their lineal descendants, per stirpes.

**ITEM FIVE**

**ITEM SIX**

I appoint my children NICKI MAC ROSTIE and CHRIS NIC VARAZO, as Co-Personal Representatives of my estate. I direct that no bond or other security be required of my Personal Representative.

**ITEM SEVEN**

The Personal Representative shall, in addition to other powers and discretions which shall be necessary or appropriate for proper administration, have power to perform every act in the management of my estate which individuals may perform in the management of like property owned by them free of any trust or estate laws without authorization of any court. This authority may be exercised though any such act would not be authorized or appropriate for fiduciaries under any statutory or other rule of law but for this paragraph. Included in this grant of power, but not by way of limitation, is the right to acquire by purchase or otherwise, and to retain temporarily or permanently, any and all kinds of royalty and personalty, even common stocks and unsecured obligations, without diversification as to kind or amount; to sever, sell or otherwise dispose of any such property, publicly or privately, wholly or partly on credit, and to delegate discretion and to distribute in kind or in money, or partly in each, even if shares be composed differently; and to have any and all powers which are granted under Florida Statute or Court Decision in the administration of my estate under this instrument. I further authorize and empower my Personal Representative to sell or convey at public

  
NICK CHRIS VARAZO

or private sale or lease for any term of years (whether or not any such term exceeds the term permitted by law to be made by personal representatives) any real estate which I may own at the time of my death, all at such times and on such terms, prices, considerations, and conditions as they shall deem to be for the best interest of my estate.

IN WITNESS WHEREOF, I have signed this Will on this 28<sup>th</sup> day of June, 2007.

Nick Chris Varazo  
**NICK CHRIS VARAZO**

The foregoing instrument was on this 28<sup>th</sup> day of June, 2007, signed, sealed, published and declared by the said NICK CHRIS VARAZO, as and for his Last Will, in our presence, and we, and each of us, in his presence and at his special request, and in the presence of each other, hereunto subscribe our names as witnesses to the same.

Linda G. Isaac residing at 5517 Cox Road  
Milton, Florida

Carol R. Kempa residing at 5013 Choctaw Ave  
Pensacola, FL 32507  
Pensacola, Florida

STATE OF FLORIDA

COUNTY OF ESCAMBIA

I, NICK CHRIS VARAZO, declare to the officer taking my acknowledgment of this instrument, and to the subscribing witnesses, that I signed this instrument as my will.

Nick Chris Varazo  
**NICK CHRIS VARAZO**

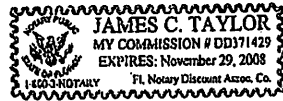
We, LINDA G. ISAAC and CAROL R. KEMPA,

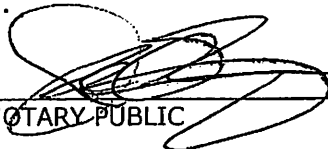
have been sworn by the officer signing below, and declare to that officer on our oaths that the testator declared the instrument to be the testator's will and signed it in our presence and that we each signed the instrument as a witness in the presence of the testator and of each other.

Linda G. Isaac  
WITNESS

Carol R. Kempa  
WITNESS

ACKNOWLEDGED AND SUBSCRIBED before me by the Testator, NICK CHRIS VARAZO, who is personally known to me, and sworn to and subscribed before me by the witnesses, LINDA G. ISAAC and CAROL R. KEMBA who are personally known to me, and subscribed by me in the presence of the testator and the subscribing witnesses, all on this 28<sup>th</sup> day of June, 2007.



  
NOTARY PUBLIC

Nick Chris Varazo  
NICK CHRIS VARAZO