

AGENDA  
ESCAMBIA COUNTY PLANNING BOARD  
QUASI-JUDICIAL HEARING  
September 30, 2014–8:30 a.m.  
Escambia County Central Office Complex  
3363 West Park Place, Room 104

1. Call to Order.
2. Invocation/Pledge of Allegiance to the Flag.
3. Proof of Publication and Waive the Reading of the Legal Advertisement.
4. Quasi-judicial Process Explanation.
5. Public Hearings.
  - A. Z-2014-16

Applicant: Wiley C. "Buddy" Page, Agent for Daniel and Rhonda Cobb,  
Owners  
Address: 2840 Pine Forest Road  
Property Size: 12.23 (+/-) acres  
From: VR-2 Villages Rural Residential District (one du/ 0.75 acre)  
To: V-3 Villages Single-family Residential District (five du/acre)
6. Adjournment.

## Planning Board-Rezoning

5. A.

**Meeting Date:** 09/30/2014  
**CASE :** Z-2014-16  
**APPLICANT:** Wiley C. "Buddy" Page, Agent for Daniel and Rhonda Cobb, Owners  
**ADDRESS:** 2840 Pine Forest Road  
**PROPERTY REF. NO.:** 38-1N-31-2301-000-000  
MU-S, Mixed-Use  
**FUTURE LAND USE:** Suburban  
**DISTRICT:** 5  
**OVERLAY DISTRICT:** None  
**BCC MEETING DATE:** 11/06/2014

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### SUBMISSION DATA:

#### REQUESTED REZONING:

**FROM:**VR-2 Villages Rural Residential District (one du/ 0.75 acre)

**TO:**V-3 Villages Single-family Residential District (five du/acre)

#### RELEVANT AUTHORITY:

- (1) Escambia County Comprehensive Plan
- (2) Escambia County Land Development Code
- (3) Board of County Commissioners of Brevard County v. Snyder, 627 So. 2d 469 (Fla. 1993)
- (4) Resolution 96-34 (Quasi-judicial Proceedings)
- (5) Resolution 96-13 (Ex-parte Communications)

#### CRITERION (1)

##### Consistent with the Comprehensive Plan.

Whether the proposed amendment is consistent with the Comprehensive Plan.

**CP Policy FLU 1.1.1 Development Consistency.** New development and redevelopment in unincorporated Escambia County shall be consistent with the Escambia County Comprehensive Plan and the Future Land Use Map (FLUM).

**CP Policy FLU 1.3.1 Future Land Use Categories.** The Mixed-Use Suburban (MU-S) future land use (FLU) category is intended for a mix of residential and nonresidential uses while promoting compatible infill development and the separation of urban and suburban land uses. The range of allowable uses includes: residential, retail and services, professional office, recreational facilities, public and civic. The minimum residential density is two dwelling units per acre and the maximum residential density is ten dwelling units per acre.

**CP Policy FLU 2.1.2 Compact Development.** To promote compact development, FLUM amendments and residential rezoning to allow higher residential densities may be allowed in the Mixed-Use Urban (MU-U) and Mixed-Use Suburban (MU-S) future land use categories.

## FINDINGS

The proposed amendment is **consistent** with the Comprehensive Plan and FLUM. The permitted uses of V-3 are consistent with the stated intent and purpose of the MU-S future land use category. The increased maximum residential density is consistent with that allowed by MU-S and with the allowance of higher residential densities to promote compact development. Consistency with other applicable policies of the Comprehensive Plan would be confirmed during review of proposed development for compliance with implementing Land Development Code regulations.

## CRITERION (2)

### Consistent with The Land Development Code.

Whether the proposed amendment is in conflict with any portion of this Code, and is consistent with the stated purpose and intent of this Code.

**LDC 6.00.01. Legislative intent of residential districts.** The residential districts established in this section (AG, RR, SDD, R-1, AMU-1, AMU-2, R-1PK, R-2, R-2PK, R-3, R-3PK, R-4, R-5, R-6, V-1, V-2, V-2A, V-3, V-4, V-5, VR-1, VR-2, VR-3, and residential portions of GMD, VM-1 and VM-2 and PUD/PUD-PK districts) are designed to promote and protect the health, safety, convenience, order, prosperity and other aspects of the general welfare. The general goals include:

H. To promote the most desirable use of land as well as the appropriate location and density of development, to promote stability of residential areas by providing for smooth transitions in residential density, to effectuate and maintain adequate levels of public services, to conserve the value of land and buildings, to protect the county's present and future tax revenues and to achieve the objectives of the Comprehensive Plan.

### **LDC 6.05.24. V-3 Villages Single-Family Residential District, Gross Density five units/acre.**

*A. Intent and purpose of V-1 through V-3 districts.* Single-family detached residential district characterized by urban land development patterns with residential subdivision densities varying from one unit per acre to five units per acre. Mobile homes are not allowed. No minimum lot size is required for new subdivisions with the exception of V-1, which has a minimum lot size of one acre, but development must meet overall maximum density requirements. V-2A may be used in any AIPD overlay area with a compatible future land use designation. Density will be determined by the accident potential zone density allowed for their property, not to exceed three du/acre. In AIPD-2, density is limited to three du/acre. Refer to article 11 for uses and densities allowed in V, villages single-family residential areas located in the Airport/Airfield Environs. Structures within Airport/Airfield Environs, Zones, and Surfaces remain subject to the height definitions, height restrictions, and methods of height calculation set forth in Article 11.

## FINDINGS

The proposed amendment appears to be **in conflict with** the LDC and **not consistent** with the general goal to promote appropriate density of development and smooth transitions in residential density. All land directly adjoining the subject parcel, and a majority within one-half mile of the parcel, shares its VR-2 zoning and maximum density of one dwelling unit per 0.75 acres (1.33 du/acre). All other lands within the half-mile radius are zoned for single-family residential use: VR-1 (0.25 du/acre), V-1 (1 du/acre), V-2 (2 du/acre), and V-3 (5 du/acre). The V-3 areas that have been developed as single-family subdivisions typically have an actual developed density of

about three dwelling units per acre.

The proposed amendment would increase maximum density from 1.33 to five dwelling units per acre and allow a potential increase from 16 to 59 single-family dwellings on the subject parcel based on its 11.76 acres. Subdivision would likely require some of the developed acreage to be exclusively used for streets, stormwater ponds, and other infrastructure, but there is no V-3 minimum lot area or other effective limit to developing the maximum density on the remaining acreage.

### **CRITERION (3)**

#### **Compatible with surrounding uses.**

Whether and the extent to which the proposed amendment is compatible with existing and proposed uses in the area of the subject property(s).

### **FINDINGS**

The proposed amendment allowing medium density single-family residential development is **not compatible** with existing low density single-family residential uses in the area of the subject property. Although the amendment retains the primary single-family residential use of the area, it proposes a residential density significantly greater than the maximum allowed density of all adjoining and many surrounding parcels. At that higher density the potential exists for the creation of lots significantly smaller than the one acre or larger that is typical of surrounding lots. As suggested to the applicant during the rezoning preapplication meeting, rezoning to V-2 or V-2A would be more compatible with surrounding zoning and developed lots.

### **CRITERION (4)**

#### **Changed conditions.**

Whether and the extent to which there are any changed conditions that impact the amendment or property(s).

### **FINDINGS**

**No changed conditions** were identified that significantly impact the amendment or property. The two most recent subdivisions developed in the area appear to be ones whose final plats were recorded in 2011 and 2009.

### **CRITERION (5)**

#### **Effect on natural environment.**

Whether and the extent to which the proposed amendment would result in significant adverse impacts on the natural environment.

### **FINDINGS**

Wetlands and hydric soils covering an acre or more are indicated within a central portion of the subject property according to the National Wetland Inventory. The proposed amendment **would not** likely result in impacts to the natural environment more significant than the current zoning. The presence and extent of adverse impacts from future development on the parcel allowed by zoning would be evaluated through review of that development for compliance with applicable Land Development Code regulations.

### **CRITERION (6)**



**Development patterns.**

Whether and the extent to which the proposed amendment would result in a logical and orderly development pattern.

**FINDINGS**

As identified on the zoning map, the pattern of development within the 500' radius allows for a density of one unit per .75 acre. Basically, this reflects a semi-large lot rural development pattern. Since this appears to be the case, the proposed amendment **would not** result in a logical and orderly development pattern, but would create a generally isolated zoning district having maximum residential density and potential residential subdivision incompatible with all adjacent and many nearby zoning districts.

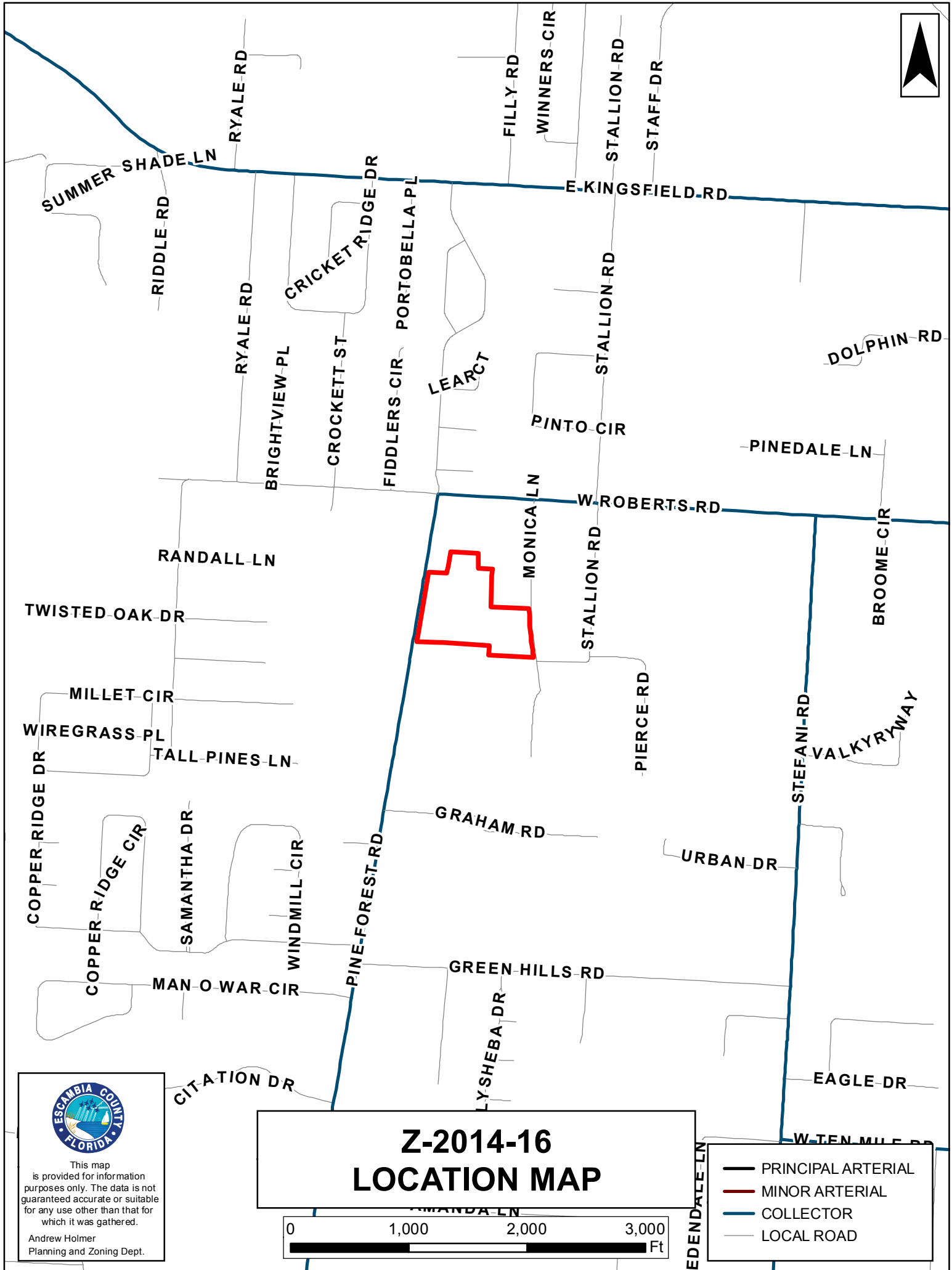
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**Attachments**

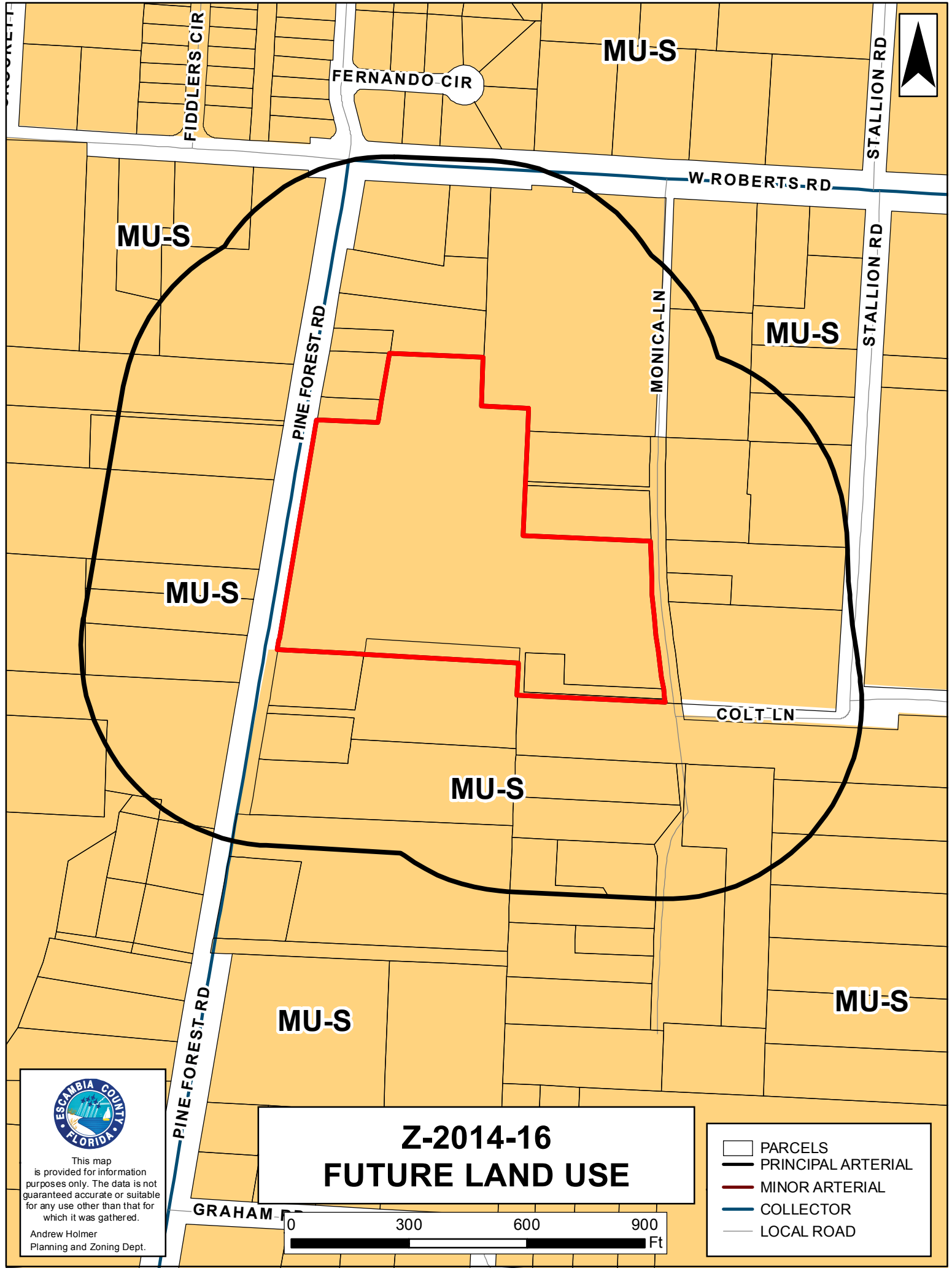
Z-2014-16

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Z-2014-16







MU-S

FERNANDO CIR

STALLION RD

W-ROBERTS RD

MU-S

MU-S

MONICA LN

STALLION RD

PINE FOREST RD

MU-S

COLT LN

MU-S

MU-S

MU-S

PINE FOREST RD

GRAHAM RD

# Z-2014-16 FUTURE LAND USE

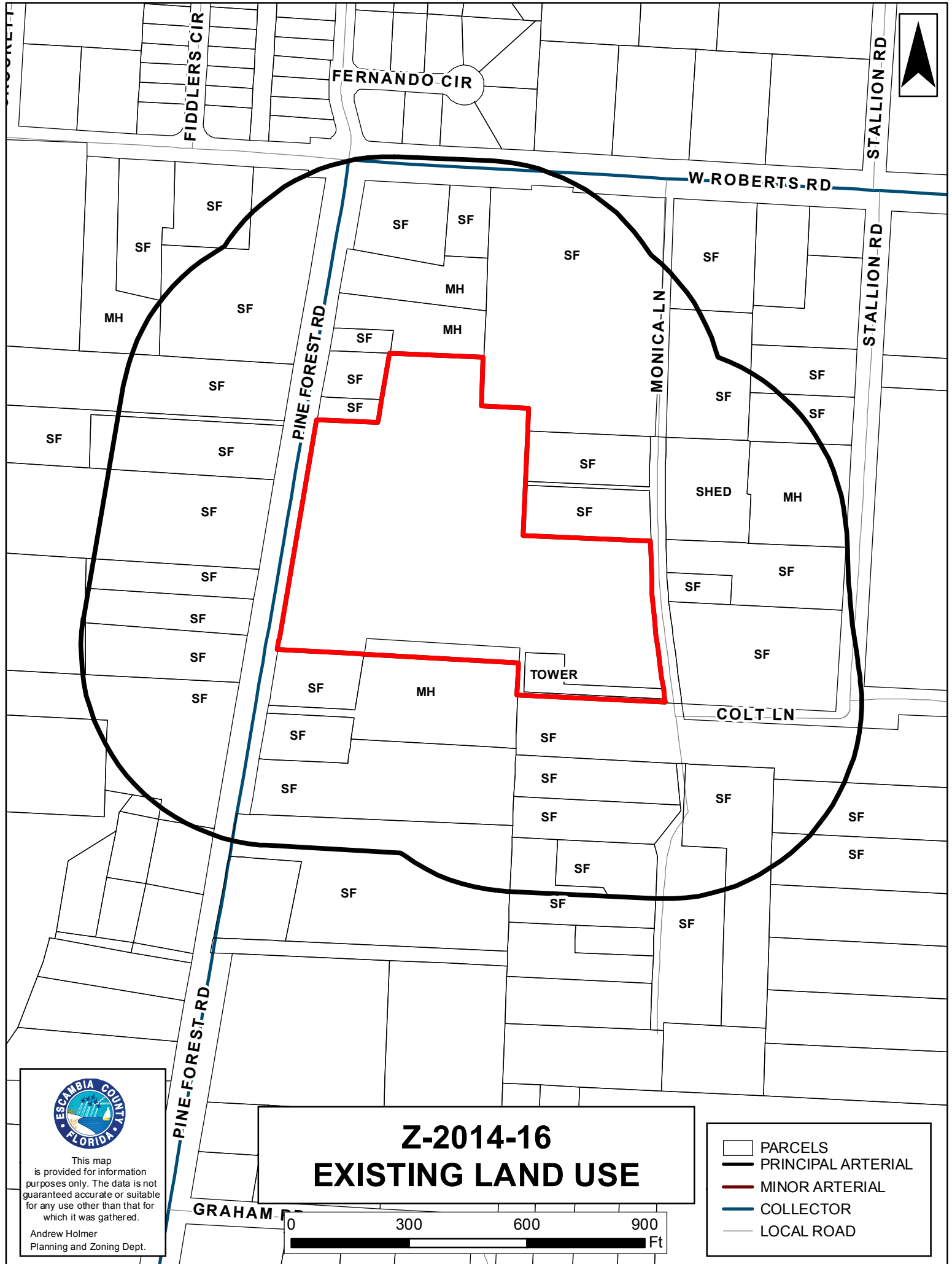
- PARCELS
- PRINCIPAL ARTERIAL
- MINOR ARTERIAL
- COLLECTOR
- LOCAL ROAD



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.

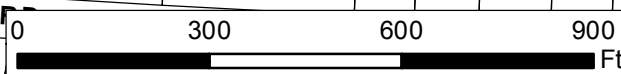




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Andrew Holmer  
Planning and Zoning Dept.

# Z-2014-16 EXISTING LAND USE



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





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Andrew Holmer  
Planning and Zoning Dept.

## Z-2014-16 AERIAL/WETLANDS MAP

0 200 400 600  
Ft

- PARCELS
- PRINCIPAL ARTERIAL
- MINOR ARTERIAL
- COLLECTOR
- LOCAL ROAD
- WETLANDS\_2006





## NOTICE OF PUBLIC HEARING REZONING

CASE NO.: Z-2014-16

CURRENT ZONING: VR-2 PROPOSED ZONING: V-3

### PLANNING BOARD

DATE: 09/30/14 TIME: 8:30 AM

### LOCATION OF HEARING

ESCAMBIA COUNTY CENTRAL OFFICE COMPLEX  
3363 WEST PARK PLACE  
BOARD MEETING ROOM

### BOARD OF COUNTY COMMISSIONERS

DATE: 11/06/14 TIME: 5:45 PM

### LOCATION OF HEARING

ESCAMBIA COUNTY GOVERNMENT CENTER  
221 PALAFOX PLACE  
1ST FLOOR BOARD MEETING ROOM

FOR MORE INFORMATION ABOUT THIS CASE PLEASE CALL  
DEVELOPMENT SERVICES AT 595-3475 OR VISIT  
[WWW.MY-ESCAMBIA.COM](http://WWW.MY-ESCAMBIA.COM)

PLEASE DO NOT REMOVE THIS SIGN  
PROPERTY OF ESCAMBIA COUNTY





Looking North Along Pine Forest Road





Looking East Across Pine Forest Road Into Subject Parcel



Looking Southeast Toward Residence on Subject Parcel





Looking West Across Pine Forest Road From Subject Parcel









## NOTICE OF PUBLIC HEARING REZONING

CASE NO.: Z-2014-16  
CURRENT ZONING: VR-2 PROPOSED ZONING: V-3

### PLANNING BOARD

DATE: 09/30/14 TIME: 8:30 AM

### LOCATION OF HEARING

ESCAMBIA COUNTY CENTRAL OFFICE COMPLEX  
3363 WEST PARK PLACE  
ROOM 104 BOARD MEETING ROOM

### BOARD OF COUNTY COMMISSIONERS

DATE: 11/06/14 TIME: 5:45 PM

### LOCATION OF HEARING

ESCAMBIA COUNTY GOVERNMENT CENTER  
221 PALAFOX PLACE  
1ST FLOOR BOARD MEETING ROOM

FOR MORE INFORMATION ABOUT THIS CASE PLEASE CALL  
DEVELOPMENT SERVICES AT 561-3475 OR VISIT  
[WWW.MYESCAMBIA.COM](http://WWW.MYESCAMBIA.COM)

PLEASE DO NOT REMOVE THIS SIGN  
PROPERTY OF ESCAMBIA COUNTY





Looking West Into Subject Parcel From Monica Lane





Looking North Along Monica Lane





Looking South Along Monica Lane





Looking East Across Monica Lane From Subject Property

**Wiley C "Buddy" Page, MPA, APA**  
PROFESSIONAL GROWTH MANAGEMENT SERVICES LLC  
5337 Hamilton Lane • Pace, Florida 32571

July 1, 2014  
VIA HAND DELIVERY

Mr Horace Jones Act Dir  
Escambia Development Services  
3363 West Park Place  
Pensacola, Florida 32505

**RE Zoning Change Request from VR-2 to V-3**  
**2840 Pine Forest Road**  
**Pensacola, Escambia County Florida 32533**  
**Parcel No 38-1N-31-2301-000-000- 11.76 acres**

Dear Mr Jones

Please find our attached application package requesting consideration for changing the zoning on the referenced parcel from VR-2 to V-3 with no change to the Future Land Use Map designation of Mixed Use Suburban MU-S The property has frontage on Pine Forest Road on its westerly side and additional frontage facing Monica Lane on the east side of the site

Property with the V-3 designation currently exist less than 500 feet from the subject property

The request is consistent with the stated intent of CPP FLU 1 3 1 allowing mixtures or residential and nonresidential uses with 10 units per acre maximum residential units per acre,

The request is consistent with the Land Development Code 6 05 24 in the uses allowing for a mixture of residential and agricultural activities,

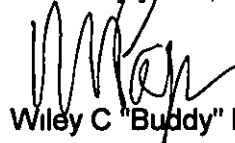
The request is compatible with surrounding uses given the existing V-3 zoning located within 500 feet of the site,

The request is not likely to impact any portions of the natural environment The site is generally high and dry with one isolated wetland developed by the owner many years ago,

The request will be consistent with the area development pattern, with a similar development/density nearby

Thank you for your assistance in this matter and contact us if you have any questions or require anything further

Sincerely yours,



Wiley C "Buddy" Page





# Development Services Department

Escambia County, Florida

2-2014-16

## PLANNING BOARD REZONING PRE-APPLICATION SUMMARY FORM

38-1W-31-2301-000-000  
Property Reference Number

Buddy Page  
Name

2840 Pine Forest Rd  
Address

☐ Owner

☒ Agent

Referral Form  
Included? Y / N

### MAPS PREPARED

- ☒ Zoning  
☐ FLU  
☐ Aerial  
☐ Other: \_\_\_\_\_

### PROPERTY INFORMATION

Drainage Basin 13

Current Zoning: VR-2 Size of Property: 12.5 +/-  
Future Land Use: MU-5 Commissioner District: 5  
Overlay/AIPD: NO Subdivision: \_\_\_\_\_  
Redevelopment Area\*: NO

\*For more info please contact the CRA at 595-3217 prior to application submittal.

### COMMENTS

Desired Zoning: V-3

Is Locational Criteria applicable? \_\_\_\_\_ If so, is a compatibility analysis required? \_\_\_\_\_

VR-2 = 1du/1.75acre wants to rezone to V-3 is 5du/acre  
discussed various other rezoning categories. V-2 = 2du/acre  
V2-A = 3du/acre; V-1 = 1du/acre min lot size is 1acre; The  
density from current zoning to the requested V-3 is 1du/1.75acre  
verses 5du/acre. Suggested going to V-2 or V2-A. Agent will  
discuss with owner & get back with staff.

- ☐ Applicant will contact staff for next appointment  
☐ Applicant decided against rezoning property  
☐ Applicant was referred to another process

☐ BOA ☐ DRC ☐ Other: \_\_\_\_\_  
Process Name

Staff present: A. Cami, H. Jones Date: 8/6/14

Applicant/Agent Name & Signature: [Signature]

No comment made by any persons associated with the County during any pre-application conference or discussion shall be considered either as approval or rejection of the proposed development, development plans, and/or outcome of any process.

3363 West Park Place Pensacola, FL 32505  
(850) 595-3475 \* FAX: (850) 595-3481



# Development Services Department

Escambia County, Florida

## APPLICATION

**Please check application type**

☐ Administrative Appeal

☐ Development Order Extension

☐ Conditional Use Request for \_\_\_\_\_

☐ Variance Request for \_\_\_\_\_

☒ Rezoning Request from VR-2 to V-3

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

Owner(s) Name Daniel J & Rhonda D Cobb Phone \_\_\_\_\_

Address 2640 Monica Lane Cantonment 32533 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 2840 Pine Forest Road Cantonment 32533

Property Reference Number(s)/Legal Description 38-1N-31-2301-000-000

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]  
Signature of Owner/Agent

Daniel J Cobb  
Printed Name Owner/Agent

1/22/14  
Date

[Signature]  
Signature of Owner

Rhonda D Cobb  
Printed Name of Owner

1/22/14  
Date

STATE OF Florida COUNTY OF Escambia

The foregoing instrument was acknowledged before me this 22 day of January 20 14  
by Daniel J and Rhonda D Cobb

Personally Known ☐ OR Produced Identification ☐ Type of Identification Produced \_\_\_\_\_

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

JAN L SMITH  
Notary Public State of Florida  
My Comm Expires Sep 25 2015  
Commission # EE 102860  
Bonded Through National Notary Assn

<b>FOR OFFICE USE ONLY</b>		CASE NUMBER <u>2-2014-16</u>	
Meeting Date(s) <u>PB 2/2/14; BCC 10/2/14</u>	Accepted/Verified by <u>A Cam</u>	Date <u>8/7/14</u>	
Fees Paid \$ _____	Receipt # _____	Permit # <u>P2214080017</u>	

3383 West Park Place Pensacola FL 32505  
(850) 595-3475 \* FAX (850) 595-3481



**Development Services Department**  
Escambia County, Florida

FOR OFFICE USE

CASE # 2-2014-16

**CONCURRENCY DETERMINATION ACKNOWLEDGMENT**

**For Rezoning Requests Only**

Property Reference Number(s) 38-1N-31-2301-000-000

Property Address 2840 Pine Forest Road Cantonment, FL 32533

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 \_\_\_\_\_ DAY OF \_\_\_\_\_, YEAR OF \_\_\_\_\_

  
Signature of Property Owner

Daniel J Cobb  
Printed Name of Property Owner

1/22/14  
Date

  
Signature of Property Owner

Rhonda D Cobb  
Printed Name of Property Owner

1/22/14  
Date



## AFFIDAVIT OF OWNER AND LIMITED POWER OF ATTORNEY

As owner of the property located at 2840 Pine Forest Road Cantonment 32533,  
Florida, property reference number(s) 38-1N-31-2301-000-000

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) \_\_\_\_\_ 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@att.net

Address 5337 Hamilton Lane Pace, FL 32571 Phone 850-232-9853

[Signature]  
Signature of Property Owner

Daniel J Cobb  
Printed Name of Property Owner

1/22/14  
Date

[Signature]  
Signature of Property Owner

Rhonda D Cobb  
Printed Name of Property Owner

1/22/14  
Date

STATE OF Florida COUNTY OF Escambia

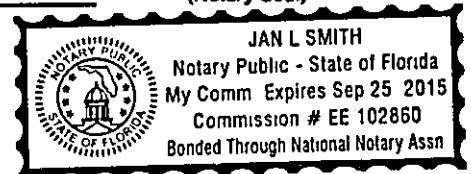
The foregoing instrument was acknowledged before me this 22 day of January 20 14  
by Daniel J and Rhonda D Cobb

Personally Known ☐ OR Produced Identification ☐ Type of Identification Produced \_\_\_\_\_

[Signature]  
Signature of Notary

Jan L Smith  
Printed Name of Notary

(Notary Seal)



44 00  
3 00  
41 70

Prepared by and return to  
J Mark Fisher, Esq , 148 Miracle Strip Pkwy, SE  
Suite 2, Ft Walton Beach, FL 32548  
(850) 244-8989 or Toll Free 1-800-977-9733

The preparer hereof has not been requested  
to provide the accuracy of the legal  
description and assumes no liability for the same

Property Appraiser's Parcel  
Identification No 381N312301000000, 381N312101000001 & 381N312301000002

#### **CORRECTIVE WARRANTY DEED**

This Corrective Warranty Deed, executed September 17, 2012, between **DANIEL J COBB** and **RHONDA D COBB**, husband and wife, of the County of Escambia, State of Florida, (GRANTOR), whose post office address is 2685 Monica Lane, Cantonment, FL 32533, and **DANIEL J COBB** and **RHONDA D COBB, TRUSTEES**, or their successors in trust under **THE COBB LIVING TRUST DATED MARCH 16, 2012**, and any amendments thereto, (GRANTEE), of the State of Florida, County of Escambia, whose post office address is 2685 Monica Lane, Cantonment, FL 32533

THE GRANTOR, in consideration of the sum of Ten Dollars (\$10 00) and other good and valuable considerations, to said GRANTOR in hand paid by said GRANTEE, the receipt of which is hereby acknowledged, has granted, conveyed, bargained and sold and transfers all hereditaments to said GRANTEE and GRANTEE'S successors, and assigns forever the following described land situate in **Escambia County, Florida**, to wit **This Corrective Warranty Deed is being recorded to correct the legal description as previously recorded in OR Book 6854, Page 1571**

**See Attached Exhibit "A"**

and said GRANTOR does hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever Where used herein the terms GRANTOR, GRANTEE and TRUSTEE shall be construed as singular or plural as the context requires

This property is being transferred without consideration as a result of GRANTOR'S estate planning decisions, into GRANTOR'S Living Revocable Trust An examination was not made of the title before transfer

Either **DANIEL J COBB** or **RHONDA D COBB**, as CO-TRUSTEES, acting alone and without the signature of the other CO-TRUSTEE, shall have the independent power and authority to protect, conserve, and to sell, or to lease, or to encumber, or otherwise to manage and dispose of the real property conveyed by this deed

If either **DANIEL J COBB** or **RHONDA D COBB** cannot continue to serve as CO-TRUSTEE, then the other shall serve as the sole TRUSTEE If neither **DANIEL J COBB** nor **RHONDA D COBB** can continue to serve as TRUSTEE, then the Successor TRUSTEE shall be **GEORGE H SMITH** If **GEORGE H SMITH** cannot serve or continue to serve as TRUSTEE, then the Successor TRUSTEE shall be **SANDRA SMITH**

All Successor TRUSTEES are hereby granted the power to protect, conserve and to sell, or to lease, or to encumber, or otherwise to manage and dispose of the real property described in this deed

The powers of the TRUSTEE and all Successor TRUSTEES shall extend to any and all rights which the GRANTOR possesses in the above described real property, any deed, mortgage, or other instrument executed by the TRUSTEE shall convey all rights or interests of the GRANTOR including homestead, and the TRUSTEE is appointed as



the attorney-in-fact for the GRANTOR to carry out this intent, which appointment shall be durable and shall not be affected by the incapacity of the GRANTOR

Any person dealing with the TRUSTEE shall deal with said TRUSTEE in the order as set forth above. However, no person shall deal with a Successor TRUSTEE until one or more of the following have been received by said person or placed of record in the aforementioned county

A The written resignation of the prior TRUSTEE sworn to and acknowledged before a notary public

B A certified death certificate of the prior TRUSTEE

C The order of a court of competent jurisdiction adjudicating the prior TRUSTEE incompetent, or removing said TRUSTEE for any reason

D The written certificates of two physicians currently practicing medicine that the TRUSTEE is unable to manage his or her own affairs or is physically or mentally incapable of discharging the duties of TRUSTEE

E The written removal of a successor TRUSTEE and/or the appointment of an additional Successor TRUSTEE by either of the TRUSTORS sworn to and acknowledged before a notary public, this right being reserved to either TRUSTOR, DANIEL J COBB or RHONDA D COBB

This conveyance is subject to restrictions, reservations, limitations, and easements of record, taxes for the current year and subsequent years, and all mortgages of record which the GRANTEE herein assumes and agree to pay

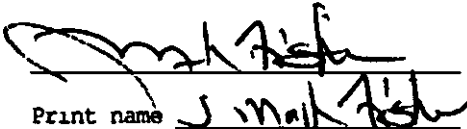
EXECUTED SEPTEMBER 17, 2012


Signed, sealed, and delivered  
in the presence of



Print name Melissa R. Smith

  
DANIEL J COBB

  
Print name J Mark Fisher

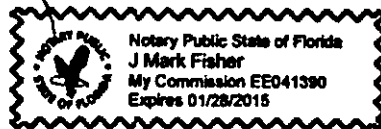
  
RHONDA D COBB

STATE OF FLORIDA  
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this September 17, 2012, by DANIEL J COBB and RHONDA D COBB, who are personally known to me or who have produced \_\_\_\_\_ as identification and who did not take an oath

  
J. MARK FISHER, Notary Public

Notary Seal and commission  
expiration stamp



**or beginning. LESS AND EXCEPTING therefrom that portion thereof lying within the County roadway on the Easterly end thereof and any portion thereof lying Easterly of said County roadway.**

AND ALSO

**Commence at the Southwest corner of the Northeast quarter of the Northwest quarter of Section 38, Township 1 North, Range 31 West, Escambia County, Florida; thence go North 00°35'26" West along the West line of the Northeast quarter of the Northwest quarter for a distance of 10.00 feet; thence go South 89°33'40" East for a distance of 15.00 feet to the Point of Beginning; thence continue South 89°33'40" East for a distance of 100.00 feet; thence go North 00°26'20" East for a distance of 100.00 feet; thence go North 89°33'40" West for a distance of 100.00 feet; thence go South 00°26'20" West for a distance of 100.00 feet to the Point of Beginning. The above described parcel contains 0.23 acres, more or less.**

Exhibit "A"  
(Page 1 of 3)

Parcel 381N312101000001

COMMENCE AT THE NORTHWEST CORNER OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 38, TOWNSHIP 1 NORTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA; THENCE NORTH 89 DEGREES 47'24" EAST AND ALONG THE NORTH LINE OF SAID NORTHEAST 1/4 OF NORTHWEST 1/4 FOR 856.79 FEET; THENCE SOUTH 00 DEGREES 03'26" EAST AND ALONG THE WEST RIGHT OF WAY LINE OF STALLION ROAD (66' R/W) FOR 660.00' TO AN IRON PIPE AT THE NORTHEAST CORNER OF A PARCEL OF LAND AS DESCRIBED IN OFFICIAL RECORDS BOOK 2990 AT PAGE 965 OF THE PUBLIC RECORDS OF THE AFORESAID COUNTY; THENCE GO SOUTH 89 DEGREES 47'24" WEST ALONG THE NORTH DEED LINE OF SAID PARCEL OF LAND FOR 260.00 FEET TO THE NORTHWEST CORNER OF THE AFORESAID PARCEL OF LAND; THENCE GO SOUTH 00 DEGREES 03'26" EAST ALONG THE WEST DEED LINE OF SAID PARCEL OF LAND AS DESCRIBED IN OFFICIAL RECORDS BOOK 2990 AT PAGE 965 OF THE PUBLIC RECORDS OF THE AFORESAID COUNTY FOR 135.79 FEET TO THE POINT OF BEGINNING; THENCE GO NORTH 89 DEGREES 47'24" EAST FOR 10.00 FEET; THENCE GO SOUTH 00 DEGREES 03'26" EAST AND PARALLEL TO THE AFOREMENTIONED WEST DEED LINE FOR 124.24 FEET TO THE SOUTH DEED LINE OF THE AFOREMENTIONED PARCEL OF LAND AS DESCRIBED IN OFFICIAL RECORDS BOOK 2990 AT PAGE 965 OF THE PUBLIC RECORDS OF THE AFORESAID COUNTY; THENCE RUN SOUTH 89 DEGREES 47'24" WEST ALONG SAID SOUTH DEED LINE 10.00 FEET TO THE SOUTHWEST CORNER OF THE AFORESAID PARCEL OF LAND THENCE GO NORTH 00 DEGREES 03'26" WEST ALONG THE AFORESAID WEST LINE OF OFFICIAL RECORDS BOOK 2990 PAGE 965 FOR 124.21 FEET TO THE POINT OF BEGINNING, THE ABOVE DESCRIBED PARCEL OF LAND IS SITUATED IN A PORTION OF SECTION 38, TOWNSHIP 1 NORTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA AND THE NORTH 260 FEET OF THE SOUTH 660 FEET OF THE FOLLOWING DESCRIBED PROPERTY OF SECTION 38, TOWNSHIP 1 NORTH, RANGE 31 WEST, BEGIN 360 FEET EAST OF THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER FOR POINT OF BEGINNING: EAST 220 FEET, NORTH 990 FEET; WEST 242 1/2 FEET; SOUTH 990 FEET TO POINT OF BEGINNING.

AND ALSO

Parcel 381N312301000002

COMMENCE AT THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 38, TOWNSHIP 1 NORTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA; THENCE GO SOUTH 89 DEGREES 33 MINUTES 42 SECONDS EAST ALONG THE SOUTH LINE OF SAID NORTHEAST QUARTER OF THE NORTHWEST QUARTER FOR A DISTANCE OF 360.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 89 DEGREES 33 MINUTES 42 SECONDS EAST FOR A DISTANCE OF 32.87 FEET TO THE APPARENT WESTERLY RIGHT OF WAY OF MONICA ROAD, THENCE GO NORTH 08 DEGREES 16 MINUTES 52 SECONDS WEST ALONG SAID WESTERLY RIGHT OF WAY OF MONICA ROAD FOR A DISTANCE OF 245.58 FEET; THENCE GO SOUTH 00 DEGREES 35 MINUTES 26 SECONDS EAST FOR A DISTANCE OF 242.78 FEET TO THE POINT OF BEGINNING THE ABOVE DESCRIBED PARCEL CONTAINS 0 09 ACRES, MORE OR LESS.

AND ALSO

Exhibit "A" Continued  
(Page 2 of 3)

Parcel 381N312301000000

A tract of land in Section 38, Township 1 North, Range 31 West, more particularly described as follows: Commencing at the southeast corner of the west half of the northwest quarter of the said section 38, thence north along the east line of the west half of the northwest quarter of the said section, a distance of 1439.8 feet to the point of beginning of the tract hereinafter described; thence west parallel with the south line of the west half of the northwest quarter of the said Section 38, a distance of 612.3 feet to the east right-of-way line of the paved county road running northeasterly through the west half of the said section 38; thence northeasterly along the said east right-of-way line, a distance of 595.0 feet; thence east a distance of 316.5 to the east line of the west half of the northwest quarter of the said section 38 at a point 592.0 feet north of the point of beginning; thence south along the east line of the west half of the northwest quarter of said section 38, a distance of 592.0 feet to the point of beginning; all lying in the County of Escambia, State of Florida, and containing 7.67 acres.

AND ALSO

Commencing at the Southwest corner of the Northeast quarter of the Northwest quarter of Section 38, Township 1 North, Range 31 West, Escambia County, Florida; thence run East on the South line thereof for a distance of 360 feet; thence run North parallel to the West line of said Northeast quarter of Northwest quarter a distance of 660 feet; thence run West parallel to the South line thereof a distance of 360 feet to the West line of said Northeast quarter of the Northwest quarter; thence run South along said West line a distance of 660 feet to the point of beginning. LESS AND EXCEPTING therefrom that portion thereof lying within the County roadway on the Easterly end thereof and any portion thereof lying Easterly of said County roadway.

AND ALSO

Commence at the Southwest corner of the Northeast quarter of the Northwest quarter of Section 38, Township 1 North, Range 31 West, Escambia County, Florida; thence go North  $00^{\circ}35'26''$  West along the West line of the Northeast quarter of the Northwest quarter for a distance of 10.00 feet; thence go South  $89^{\circ}33'40''$  East for a distance of 15.00 feet to the Point of Beginning; thence continue South  $89^{\circ}33'40''$  East for a distance of 100.00 feet; thence go North  $00^{\circ}26'20''$  East for a distance of 100.00 feet; thence go North  $89^{\circ}33'40''$  West for a distance of 100.00 feet; thence go South  $00^{\circ}26'20''$  West for a distance of 100.00 feet to the Point of Beginning. The above described parcel contains 0.23 acres, more or less.

Exhibit "A" Continued  
(Page 3 of 3)

AND ALSO

Commence at the Southwest corner of the Northeast quarter of the Northwest quarter of Section 38, Township 1 North, Range 31 West, Escambia County, Florida; thence go North  $00^{\circ}35'26''$  West along the West line of the Northeast quarter of the Northwest quarter for a distance of 10.00 feet; thence go South  $89^{\circ}33'40''$  East for a distance of 115.00 feet to the Point of Beginning; thence continue South  $89^{\circ}33'40''$  East for a distance of 276.52 feet to the apparent westerly right-of-way of Monica Road (right-of-way unknown); thence go North  $08^{\circ}16'52''$  West along said right-of-way for a distance of 25.29 feet; thence go North  $89^{\circ}33'40''$  West for a distance of 272.68 feet; thence go South  $00^{\circ}26'20''$  West for a distance of 25.00 feet to the Point of Beginning. The above described parcel contains 0.16 acres, more or less.

AND ALSO

Commencing at the Northeast corner of the West Half of the Northwest Quarter of Section 38, Township 1 North, Range 31 West, Escambia County, Florida, thence run South along the East line of the West Half of the Northwest Quarter of said Section 38 a distance of 664.0' to the Southwest corner of Claude Wright's property; thence run West along the Westerly projection of the South line of said Claude Wright Tract a distance of 105.0' for the Point of Beginning of this description; thence continue west along course last described a distance of 261.5'; thence Northeasterly parallel to Pine Forest Road a distance of 177.1'; thence East and parallel to the South line of Westerly projection of said Claude Wright Tract a distance of 234.7'; thence South parallel to the West line of the West Half of the Northwest Quarter of said Section 38 a distance of 175.6' more or less to the point of beginning and containing 1 acre more or less.

LESS AND EXCEPT

COMMENCE AT THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 38, TOWNSHIP 1 NORTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA, THENCE GO NORTH 00 DEGREES 35 MINUTES 26 SECONDS WEST ALONG THE WEST LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER A DISTANCE OF 386.25 FEET TO THE POINT OF BEGINNING THENCE GO SOUTH 89 DEGREES 33 MINUTES 42 SECONDS EAST A DISTANCE OF 335.42 FEET TO THE APPARENT RIGHT OF WAY LINE OF MONICA ROAD; THENCE GO NORTH 01 DEGREES 17 MINUTES 19 SECONDS WEST ALONG THE SAID APPARENT RIGHT OF WAY A DISTANCE OF 129.00 FEET, THENCE GO NORTH 89 DEGREES 33 MINUTES 42 SECONDS WEST A DISTANCE OF 333.82 FEET TO THE SAID WEST LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER; THENCE GO SOUTH 00 DEGREES 35 MINUTES 26 SECONDS EAST A DISTANCE OF 129.00 FEET TO THE POINT OF BEGINNING THE ABOVE DESCRIBED PARCEL CONTAINS 0.99± ACRES, MORE OR LESS

BOUNDARY SURVEY  
2840 PINE FOREST ROAD  
A PORTION OF SECTION 38,  
TOWNSHIP 1 NORTH, RANGE 31 WEST  
ESCAMBIA COUNTY, FLORIDA

SURVEYOR'S REPORT.

- 1) LEGAL #1 PLOTS EAST OF MONICA LANE AND DOES NOT APPLY TO SUBJECT PARCEL
- 2) LEGAL #2 PLOTS EAST OF MONICA LANE AND DOES NOT APPLY TO SUBJECT PARCEL
- 3) LEGAL #3 PARTIALLY PLOTS INTO THE RIGHT OF WAY OF MONICA LANE AS SHOWN
- 4) LEGAL #4 IS MAIN LARGE AREA OF SUBJECT PARCEL
- 5) LEGAL #5 PARTIALLY PLOTS ON THE EAST SIDE OF MONICA LANE AS SHOWN
- 6) LEGAL #6 IS THE TOWER SITE AND IS TO BE INCLUDED IT IS TOTALLY WITHIN BOUNDARY OF OTHER LEGAL DESCRIPTIONS
- 7) LEGAL #7 IS LEGAL FOR ACCESS TO TOWER SITE, AND IS TOTALLY WITHIN SUBJECT PARCEL
- 8) LEGAL #8 IS THE ±1.0 ACRE PARCEL ON THE NORTH END OF SUBJECT PARCEL
- 9) LEGAL #9 IS A LESS AND EXCEPT PARCEL
- 10) PARCEL #10 (AS SHOWN) IS LESS AND EXCEPT, BY OWNERS CHOICE

LEGAL DESCRIPTION (O.R. BOOK 6923, PAGE 1656)

PARCEL #38-1N-31-2301-000-001

1) COMMENCE AT THE NORTHWEST CORNER OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 38, TOWNSHIP 1 NORTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA, THENCE NORTH 89 DEGREES 47'24" EAST AND ALONG THE NORTH LINE OF SAID NORTHEAST 1/4 OF NORTHWEST 1/4 FOR 856.79 FEET, THENCE SOUTH 00 DEGREES 03'26" EAST AND ALONG THE WEST RIGHT-OF-WAY LINE OF STALLION ROAD (O.R. BOOK 6900, PAGE 1656) FOR 660.00 FEET TO AN IRON PIPE AT THE NORTHEAST CORNER OF A PARCEL OF LAND AS DESCRIBED IN OFFICIAL RECORDS BOOK 2880 AT PAGE 965 OF THE PUBLIC RECORDS OF THE AFORESAID COUNTY, THENCE GO SOUTH 89 DEGREES 47'24" WEST ALONG THE NORTH DEED LINE OF SAID PARCEL OF LAND FOR 260.00 FEET TO THE NORTHWEST CORNER OF THE AFORESAID PARCEL OF LAND, THENCE GO SOUTH 00 DEGREES 03'26" EAST ALONG THE WEST DEED LINE OF SAID PARCEL OF LAND AS DESCRIBED IN OFFICIAL RECORDS BOOK 2880 AT PAGE 965 OF THE PUBLIC RECORDS OF THE AFORESAID COUNTY FOR 135.75 FEET TO THE POINT OF BEGINNING, THENCE GO NORTH 89 DEGREES 47'24" EAST FOR 10.00 FEET, THENCE GO SOUTH 00 DEGREES 03'26" EAST AND PARALLEL TO THE AFOREMENTIONED WEST DEED LINE FOR 124.24 FEET TO THE SOUTH DEED LINE OF THE AFOREMENTIONED PARCEL OF LAND AS DESCRIBED IN OFFICIAL RECORDS BOOK 2880 AT PAGE 965 OF THE PUBLIC RECORDS OF THE AFORESAID COUNTY, THENCE RUN SOUTH 89 DEGREES 47'24" WEST ALONG SAID SOUTH DEED LINE 10.00 FEET TO THE SOUTHWEST CORNER OF THE AFORESAID PARCEL OF LAND, THENCE GO NORTH 00 DEGREES 03'26" WEST ALONG THE AFORESAID WEST LINE OF OFFICIAL RECORDS BOOK 2880 PAGE 965 FOR 124.21 FEET TO THE POINT OF BEGINNING THE ABOVE DESCRIBED PARCEL OF LAND IS SITUATED IN A PORTION OF SECTION 38, TOWNSHIP 1 NORTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA

2) THE NORTH 260 FEET OF THE SOUTH 660 FEET OF THE FOLLOWING DESCRIBED PROPERTY OF SECTION 38, TOWNSHIP 1 NORTH, RANGE 31 WEST, BEGIN 360 FEET EAST OF THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER FOR POINT OF BEGINNING EAST 220 FEET, NORTH 990 FEET, WEST 242 1/2 FEET, SOUTH 990 FEET TO POINT OF BEGINNING

AND ALSO PARCEL #38-1N-31-2301-000-002

3) COMMENCE AT THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 38, TOWNSHIP 1 NORTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA, THENCE GO SOUTH 89 DEGREES 33'33" MINUTES 42" SECONDS EAST ALONG THE SOUTH LINE OF SAID NORTHEAST QUARTER OF THE NORTHWEST QUARTER FOR A DISTANCE OF 360.00 FEET TO THE POINT OF BEGINNING, THENCE CONTINUE SOUTH 89 DEGREES 33'33" MINUTES 42" SECONDS EAST FOR A DISTANCE OF 32.87 FEET TO THE APPARENT WESTERLY RIGHT OF WAY OF MONICA ROAD, THENCE GO NORTH 08 DEGREES 16'52" WEST ALONG SAID WESTERLY RIGHT OF WAY OF MONICA ROAD FOR A DISTANCE OF 245.58 FEET, THENCE GO SOUTH 00 DEGREES 35' MINUTES 28" SECONDS EAST FOR A DISTANCE OF 242.78 FEET TO THE POINT OF BEGINNING THE ABOVE DESCRIBED PARCEL CONTAINS 0.09 ACRES MORE OR LESS

AND ALSO PARCEL #38-1N-31-2301-000-000

4) A TRACT OF LAND IN SECTION 38, TOWNSHIP 1 NORTH, RANGE 31 WEST, MORE PARTICULARLY DESCRIBED AS FOLLOWS COMMENCING AT THE SOUTHEAST CORNER OF THE WEST HALF OF THE NORTHWEST QUARTER OF THE SAID SECTION 38, THENCE NORTH ALONG THE EAST LINE OF THE WEST HALF OF THE NORTHWEST QUARTER OF THE SAID SECTION, A DISTANCE OF 1439.8 FEET TO THE POINT OF BEGINNING OF THE TRACT HEREINAFTER DESCRIBED, THENCE WEST PARALLEL WITH THE SOUTH LINE OF THE WEST HALF OF THE NORTHWEST QUARTER OF THE SAID SECTION 38, A DISTANCE OF 612.3 FEET TO THE EAST RIGHT-OF-WAY LINE OF THE PAVED COUNTY ROAD RUNNING NORTHEASTERLY THROUGH THE WEST HALF OF THE SAID SECTION 38, THENCE NORTHEASTERLY ALONG THE SAID EAST RIGHT-OF-WAY LINE, A DISTANCE OF 595.0 FEET, THENCE EAST A DISTANCE OF 516.5 TO THE EAST LINE OF THE WEST HALF OF THE NORTHWEST QUARTER OF THE SAID SECTION 38 AT A POINT 592.0 FEET NORTH OF THE POINT OF BEGINNING, THENCE SOUTH ALONG THE EAST LINE OF THE WEST HALF OF THE NORTHWEST QUARTER OF SAID SECTION 38, A DISTANCE OF 592.0 FEET TO THE POINT OF BEGINNING, ALL LYING IN THE COUNTY OF ESCAMBIA, STATE OF FLORIDA, AND CONTAINING 7.67 ACRES

AND ALSO

5) COMMENCING AT THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 38, TOWNSHIP 1 NORTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA, THENCE RUN EAST ON THE SOUTH LINE THEREOF FOR A DISTANCE OF 360 FEET, THENCE RUN NORTH PARALLEL TO THE WEST LINE OF SAID NORTHEAST QUARTER OF NORTHWEST QUARTER A DISTANCE OF 660 FEET, THENCE RUN WEST PARALLEL TO THE SOUTH LINE THEREOF A DISTANCE OF 360 FEET TO THE WEST LINE OF SAID NORTHEAST QUARTER OF THE NORTHWEST QUARTER, THENCE RUN SOUTH ALONG SAID WEST LINE A DISTANCE OF 600 FEET TO THE POINT OF BEGINNING, LESS AND EXCEPT THEREFROM THAT PORTION THEREOF LYING WITHIN THE COUNTY ROADWAY ON THE EASTERLY END THEREOF AND ANY PORTION THEREOF LYING EASTERLY OF SAID COUNTY ROADWAY

AND ALSO

6) COMMENCE AT THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 38, TOWNSHIP 1 NORTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA, THENCE GO NORTH 00 DEGREES 35'28" WEST ALONG THE WEST LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER FOR A DISTANCE OF 10.00 FEET, THENCE GO SOUTH 89'33'40" EAST FOR A DISTANCE OF 15.00 FEET TO THE POINT OF BEGINNING, THENCE CONTINUE SOUTH 89'33'40" EAST FOR A DISTANCE OF 100.00 FEET, THENCE GO NORTH 00 DEGREES 35'28" EAST FOR A DISTANCE OF 100.00 FEET, THENCE GO NORTH 89'33'40" WEST FOR A DISTANCE OF 100.00 FEET, THENCE GO SOUTH 00 DEGREES 35'28" WEST FOR A DISTANCE OF 100.00 FEET TO THE POINT OF BEGINNING THE ABOVE DESCRIBED PARCEL CONTAINS 0.23 ACRES MORE OR LESS

AND ALSO

7) COMMENCE AT THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 38, TOWNSHIP 1 NORTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA, THENCE GO NORTH 00 DEGREES 35'28" WEST ALONG THE WEST LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER FOR A DISTANCE OF 10.00 FEET, THENCE GO SOUTH 89'33'40" EAST FOR A DISTANCE OF 115.00 FEET TO THE POINT OF BEGINNING, THENCE CONTINUE SOUTH 89'33'40" EAST FOR A DISTANCE OF 276.52 FEET TO THE APPARENT WESTERLY RIGHT-OF-WAY OF MONICA ROAD (RIGHT-OF-WAY UNKNOWN), THENCE GO NORTH 08'16'52" WEST ALONG SAID RIGHT-OF-WAY FOR A DISTANCE OF 25.29 FEET, THENCE GO NORTH 89'33'40" WEST FOR A DISTANCE OF 272.68 FEET, THENCE GO SOUTH 00 DEGREES 35'28" WEST FOR A DISTANCE OF 25.00 FEET TO THE POINT OF BEGINNING THE ABOVE DESCRIBED PARCEL CONTAINS 0.16 ACRES, MORE OR LESS

AND ALSO

8) COMMENCING AT THE NORTHEAST CORNER OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 38, TOWNSHIP 1 NORTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA, THENCE RUN SOUTH ALONG THE EAST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 38 A DISTANCE OF 664.0' TO THE SOUTHWEST CORNER OF CLAUDE WRIGHT'S PROPERTY, THENCE RUN WEST ALONG THE WESTERLY PROJECTION OF THE SOUTH LINE OF SAID CLAUDE WRIGHT TRACT A DISTANCE OF 105.0' FOR THE POINT OF BEGINNING OF THIS DESCRIPTION, THENCE CONTINUE WEST ALONG COURSE LAST DESCRIBED A DISTANCE OF 261.5', THENCE NORTHEASTERLY PARALLEL TO PINE FOREST ROAD A DISTANCE OF 177.1', THENCE EAST AND PARALLEL TO THE SOUTH LINE OF WESTERLY PROJECTION OF SAID CLAUDE WRIGHT TRACT A DISTANCE OF 234.7', THENCE SOUTH PARALLEL TO THE WEST LINE OF THE WEST HALF OF THE NORTHWEST QUARTER OF SAID SECTION 38 A DISTANCE OF 175.6' MORE OR LESS TO THE POINT OF BEGINNING AND CONTAINING 1 ACRE MORE OR LESS LESS AND EXCEPT

9) COMMENCE AT THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 38, TOWNSHIP 1 NORTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA, THENCE GO NORTH 00 DEGREES 35' MINUTES 28" SECONDS WEST ALONG THE WEST LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER A DISTANCE OF 366.25 FEET TO THE POINT OF BEGINNING, THENCE GO SOUTH 89 DEGREES 33' MINUTES 42" SECONDS EAST A DISTANCE OF 335.42 FEET TO THE APPARENT RIGHT OF WAY LINE OF MONICA ROAD, THENCE GO NORTH 01 DEGREES 17' MINUTES 19" SECONDS WEST ALONG THE SAID APPARENT RIGHT OF WAY A DISTANCE OF 129.00 FEET, THENCE GO NORTH 89 DEGREES 33' MINUTES 42" SECONDS WEST A DISTANCE OF 333.82 FEET TO THE SAID WEST LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER, THENCE GO SOUTH 00 DEGREES 35' MINUTES 28" SECONDS EAST A DISTANCE OF 129.00 FEET TO THE POINT OF BEGINNING THE ABOVE DESCRIBED PARCEL CONTAINS 0.99± ACRES, MORE OR LESS

THE UNDERSIGNED CLIENT(S) ACKNOWLEDGE RECEIPT AND ACCEPTANCE OF THIS SURVEY:

DANIEL J COBB

RHONDA D COBB

THE PURPOSE OF THIS SURVEY IS FOR TITLE TRANSACTION AND ITS ACCOMPANYING MORTGAGE THIS MAP IS CERTIFIED AS MEETING THE FLORIDA MINIMUM TECHNICAL STANDARDS TO THE FOLLOWING AND IS FOR THE BENEFIT OF ONLY THE FOLLOWING LISTED CLIENT(S), AGENT(S) AND COMPANIES

DANIEL J COBB AND RHONDA D COBB TRUSTEES FOR COBB LIVING TRUST

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

SURVEYORS CERTIFICATE

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE UNDER MY RESPONSIBLE CHARGE AND MEETS THE MINIMUM TECHNICAL STANDARDS AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS IN FLORIDA ADMINISTRATIVE CODE CHAPTER 5J-17.050, 5J-17.051 AND 5J-17.052, PURSUANT TO SECTION 472.027 FLORIDA STATUTES

MARCH 27, 2014

LELAND M EMPIRE, P.S.M.

PROFESSIONAL SURVEYOR AND MAPPER, NO 5768, STATE OF FLORIDA

DATE

EMPIRE LAND SURVEYING, INC.  
PROFESSIONAL LAND SURVEYING • SERVING NORTHWEST FLORIDA  
8720 N. PALAFOX STREET, PENSACOLA, FLORIDA 32534  
PHONE: 850-477-3745—FAX: 850-477-3705  
LICENSED BUSINESS #6993, STATE OF FLORIDA

REVISIONS

FIELD BOOK

DATE

POSSIBLE ENCROACHMENTS

FENCES, GRAVEL DRIVE

SCALE 1" = 50'

FIELD DATE 3/17/14

ORDER NO 044-14

FIELD BOOK 163/7-8

CLIENT COBB

BEARING BASIS N89°33'42"W SOUTHERLY PROPERTY LINE (PER DEED)

TYPE OF SURVEY: BOUNDARY

SOURCE OF INFORMATION:

FIELD EVIDENCE

DEEDS OF RECORD

PLAT RECORDED IN

PRIOR SURVEYS/DRAWINGS

ELSI DRAWING #692-US, ELSI DRAWING #129-08, ELSI DRAWING #127-08

GENERAL NOTES:  
1. Fence locations as drawn are not to scale  
2. Jurisdiction (Wetlands) boundary lines not located unless shown on drawing  
3. Footings, foundations, or any other subsurface structures were not located unless otherwise noted  
4. All bearings and/or angles and distances are Deed and Actual unless otherwise noted  
5. All measurements were made in accordance with United States standards. The accuracy shown hereon meet the standards required in the appropriate land area  
6. No Title Search of the Public Records has been performed by this firm and lands shown hereon were not abstracted by this firm for ownership, easements or right-of-ways. The parcel shown hereon may be subject to setbacks, easements, zoning and restrictions that may be found in the Public Records of said County





BOARD OF COUNTY COMMISSIONERS  
ESCAMBIA COUNTY, FLORIDA

Development Services Department  
3363 West Park Place, Pensacola, FL 32505  
(850) 595-3475 - Phone  
(850) 595-3481 - FAX  
www.myescambia.com

Escambia County Planning Board  
Public Hearing  
Speaker Request Form

Please Print Clearly

Meeting Date: 9-2-14

Rezoning Quasi-judicial Hearing

Rezoning Case #: 16

OR

Regular Planning Board Meeting

Agenda Item Number/Description: \_\_\_\_\_

☒ In Favor ☐ Against

\*Name: BUDDY PAGE

\*Address: 5337 HAMILTON \*City, State, Zip: PAGE

Email Address: budpaga1@att.net Phone: 232-9853

Please indicate if you:

☒ would like to be notified of any further action related to the public hearing item.

☐ do not wish to speak but would like to be notified of any further action related to the public hearing item.

All items with an asterisk \* are required.

Chamber Rules

1. All who wish to speak will be heard and granted uniform time to speak (normally 3 – 5 minutes).
2. You must sign up to speak. This form must be filled out and given to the Clerk in order to be heard.
3. When the Chairman calls you to speak, come to the podium, adjust the microphone so you can be heard, then state your NAME and ADDRESS for the record.
4. Please keep your remarks BRIEF and FACTUAL.
5. Should there be a need for information to be presented to the Board, please provide 13 copies for distribution. The Board will determine whether to accept the information into evidence. Once accepted, copies are given to the Clerk for Board distribution.
6. Speakers will refrain from the use of obscene language, "fighting words" likely to incite violence from the individual(s) to whom the words are addressed, or other language which is disruptive to the orderly and fair progress of discussion at the meeting.
7. During public hearings, at the Chairman's discretion, if there is a controversial item in which Escambia County citizens are involved, he may institute a provision against clapping, if he/she feels that clapping or the noise will deter open speech between the two parties.





BOARD OF COUNTY COMMISSIONERS  
ESCAMBIA COUNTY, FLORIDA

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Escambia County Planning Board  
Public Hearing  
Speaker Request Form

Please Print Clearly

Meeting Date: 7-2-2014

Rezoning Quasi-judicial Hearing

Rezoning Case #: Z-2014-16

OR

Regular Planning Board Meeting

Agenda Item Number/Description:

\_\_\_\_\_ In Favor X Against \_\_\_\_\_

\*Name: Mack DuBose

\*Address: 2889 Plexica Ln \*City, State, Zip: Cantonment FL 32533

Email Address: mackdubose@bortescandi.com Phone: 850-478-7599

Please indicate if you:

☒ would like to be notified of any further action related to the public hearing item.

☐ do not wish to speak but would like to be notified of any further action related to the public hearing item.

All items with an asterisk \* are required.

\*\*\*\*\*  
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Mack DuBose  
Exhibit 1  
Pictures  
entered  
into  
evidence





BOARD OF COUNTY COMMISSIONERS  
ESCAMBIA COUNTY, FLORIDA

Development Services Department  
3363 West Park Place, Pensacola, FL 32505  
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(850) 595-3481 - FAX  
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Escambia County Planning Board  
Public Hearing  
Speaker Request Form

Please Print Clearly

Meeting Date: 9-2-14

Rezoning Quasi-judicial Hearing

Rezoning Case #: 2-2014-16

OR

Regular Planning Board Meeting

Agenda Item Number/Description:

         In Favor X Against

\*Name: Lisa Castillo

\*Address: 2899 Monica Lane \*City, State, Zip: Cantonment, FL 32533

Email Address: Lisa.Castillo81@AOL.com Phone: 450.6749

Please indicate if you:

- ☒ would like to be notified of any further action related to the public hearing item.  
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Please Print Clearly

Meeting Date: 9/2/14

Rezoning Quasi-judicial Hearing

Rezoning Case #: Z-2014-16

OR

Regular Planning Board Meeting

Agenda Item Number/Description:

       In Favor X Against

\*Name: Traci Williamson

\*Address: 2822 Pierce Rd \*City, State, Zip: Cantonment FL 32533

Email Address: yellowroze21@gmail.com Phone: 473-0694

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Speaker Request Form

Please Print Clearly

Meeting Date: 9-2-2014

Rezoning Quasi-judicial Hearing

Rezoning Case #: 2-2014-16

OR

Regular Planning Board Meeting

Agenda Item Number/Description:

         In Favor ✓ Against

\*Name: Russell S. O'Farrell

\*Address: 2906 Monica Ln \*City, State, Zip: Carbonate, FL 32533

Email Address: ROFARRELL4@GMAIL.COM Phone: 850-450-7476

Please indicate if you:

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Escambia County Planning Board  
Public Hearing  
Speaker Request Form

Please Print Clearly

Meeting Date: 9-2-14

Rezoning Quasi-judicial Hearing

Rezoning Case #: Z-2014-16

OR

Regular Planning Board Meeting

Agenda Item Number/Description: \_\_\_\_\_

\_\_\_\_\_ In Favor X Against \_\_\_\_\_

\*Name: Rebecca Turner

\*Address: 2887 Monica Lane \*City, State, Zip: Cantonment, FL 32533

Email Address: Turners2002@yahoo.com Phone: (850) 324-5667

Please indicate if you:

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Escambia County Planning Board  
Public Hearing  
Speaker Request Form

Please Print Clearly

Meeting Date: 9/2/14

Rezoning Quasi-judicial Hearing

Rezoning Case #: Z 2014-16

OR

Regular Planning Board Meeting

Agenda Item Number/Description:

           In Favor X Against

\*Name: VERNA PERDUE

\*Address: 2720 MONICALANE \*City, State, Zip: CANTONMENT, FL 32533

Email Address: VLPERDUE@ATT.NET Phone: 478-7924

Please indicate if you:

- ☒ would like to be notified of any further action related to the public hearing item.  
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Escambia County Planning Board  
Public Hearing  
Speaker Request Form

Please Print Clearly

Meeting Date: 9-2-14

Rezoning Quasi-judicial Hearing

Rezoning Case #: Z-2014-16

OR

Regular Planning Board Meeting

Agenda Item Number/Description: \_\_\_\_\_

\_\_\_\_\_ In Favor ☒ Against

\*Name: Jeff Bookout

\*Address: 2852 Pine Forest Rd \*City, State, Zip: Cent. 32533

Email Address: jeffbookout13@gmail.com Phone: 850 393-4114

Please indicate if you:

- ☒ would like to be notified of any further action related to the public hearing item.  
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Escambia County Planning Board  
Public Hearing  
Speaker Request Form

Please Print Clearly

Meeting Date: 9/2/14

Rezoning Quasi-judicial Hearing

Rezoning Case #: 2-2014-16

OR

Regular Planning Board Meeting

Agenda Item Number/Description: \_\_\_\_\_

\_\_\_\_\_ In Favor \_\_\_\_\_ Against

\*Name: Roger D. White

\*Address: 2815 MONICA Lane City, State, Zip: CAntonment, FL 32535

Email Address: RWHITE@UWF.EDU Phone: 850 476 3835

Please indicate if you:

- ☒ would like to be notified of any further action related to the public hearing item.  
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Escambia County Planning Board  
Public Hearing  
Speaker Request Form

Did not  
speak

Please Print Clearly

Meeting Date: 9/2/14

Rezoning Quasi-judicial Hearing

Rezoning Case #: Z-2014-16

OR

Regular Planning Board Meeting

Agenda Item Number/Description:

       In Favor X Against

\*Name: Aaron Turner

\*Address: 2887 Monica Lane \*City, State, Zip: Cantonment, FL 32533

Email Address: turner2002@yahoo.com Phone: 850-324-7362

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Escambia County Planning Board  
Public Hearing  
Speaker Request Form

Did not  
speak

Please Print Clearly

Meeting Date: 9/2/2014  
Rezoning Quasi-judicial Hearing OR Regular Planning Board Meeting  
Rezoning Case #: 2014-15 Agenda Item Number/Description:  
\_\_\_\_\_ In Favor \_\_\_\_\_ Against only 2 houses per acre  
\*Name: William T. DeRose  
\*Address: 2885 Monica Ln \*City, State, Zip: Contonment, FL 32533  
Email Address: \_\_\_\_\_ Phone: \_\_\_\_\_

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Speaker Request Form

Please Print Clearly

Meeting Date: 9-2-14

Rezoning Quasi-judicial Hearing

Rezoning Case #: E 2014-16

OR

Regular Planning Board Meeting

Agenda Item Number/Description:

\_\_\_\_\_ In Favor X Against

\*Name: Simi Castillo

\*Address: 2899 Monica Lane \*City, State, Zip: Cantonment FL 32533

Email Address: \_\_\_\_\_ Phone: 850-791-1863

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Did not  
Wish to  
speak





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Speaker Request Form

Please Print Clearly

Meeting Date: 9/02/14

Rezoning Quasi-judicial Hearing

Rezoning Case #: Z-2014-16

OR

Regular Planning Board Meeting

Agenda Item Number/Description:

         In Favor X Against

\*Name: RALPH MASON BEANE

\*Address: 2600 HWY 597-A \*City, State, Zip: CANTONMENT, FL 32533

Email Address: JAMBEANE@GMAIL.COM Phone: 968-6009

Please indicate if you:

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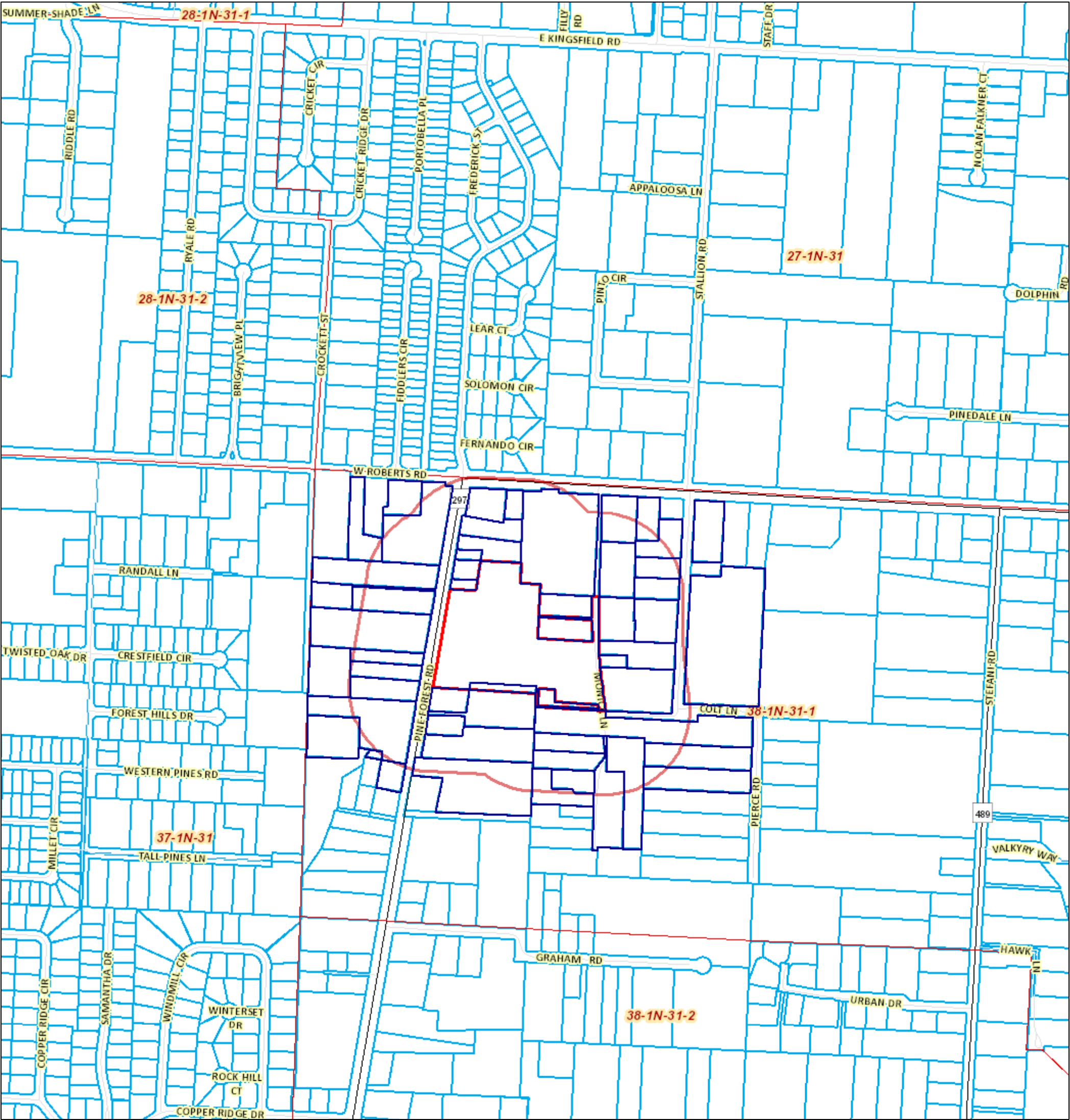
\*\*\*\*\*  
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Wish to  
speak



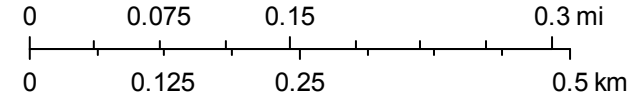
# Chris Jones Escambia County Property Appraiser



August 7, 2014

1:6,995

- Map Grid
- City Road
- County Road
- Interstate
- State Road
- US Highway
- All Roads
- Property Line



COBB DANIEL J &  
2685 MONICA LN  
CANTONMENT, FL 32533

CARAWAY CARL A & RUTH M  
2023 STALLION RD  
CANTONMENT, FL 32533

KORKMAZ SALIH  
2130 STAFF RD  
CANTONMENT, FL 32533

GRIFFIN MAGGIE MILDRED  
9884 HARLINGTON ST  
CANTONMENT, FL 32533

BERGQUIST ROBERT M & VIRGINIA P  
2690 PINE FOREST RD  
CANTONMENT, FL 32533

SYMONDS LINDA R &  
2657 STALLION RD  
CANTONMENT, FL 32533

DOBBS MARTHA L  
2666 MONICA LN  
CANTONMENT, FL 32533

WOOD JAMES E & ELAINE L  
2665 STALLION RD  
CANTONMENT, FL 32533

BERGQUIST ROBERT M & VIRGINIA P  
2690 PINE FORREST RD  
CANTONMENT, FL 32533

ELLIS JOYCE B  
2700 PINE FOREST RD  
CANTONMENT, FL 32533

SAWYER PEGGY J LIFE EST &  
2705 PINE FOREST RD  
CANTONMENT, FL 32533

NICHOLS DONALD O  
669 WATEREE KEY CT  
WINNSBORO, SC 29180

STRAUGHN M K & JACQUELINE  
2847 PINE FOREST RD  
CANTONMENT, FL 32533

ROULIER CONNIE A  
2841 PINE FOREST RD  
CANTONMENT, FL 32533

SHIFLETT TIMOTHY B & BONNY G  
2714 MONICA LN  
CANTONMENT, FL 32533

ROULIER RONALD P & CONNIE A  
2841 PINE FOREST RD  
CANTONMENT, FL 32533

HANNERS ALBERT L & ERNESTINE H  
2845 PINE FOREST RD  
CANTONMENT, FL 32533

BOOKOUT JEFFREY L  
2852 PINE FOREST RD  
CANTONMENT, FL 32533

FEDERAL NATIONAL MORTGAGE  
ASSOCIATION  
1000 TECHNOLOGY DR  
O FALLON, MO 63368

MYERS IRIS M  
2880 PINE FOREST RD  
CANTONMENT, FL 32533

ESCAMBIA COUNTY  
221 PALAFOX PL STE 420  
PENSACOLA, FL 32502

MESSICK CHARLES R &  
2865 MONICA LN  
CANTONMENT, FL 32533

KENNEDY JOHN W & JACKIE C  
2860 MONICA LN  
CANTONMENT, FL 32533

WHITE ROGER D & RUTH R  
2875 MONICA LN  
CANTONMENT, FL 32533

SAPP DOUGLAS W  
2931 PINE FOREST RD  
CANTONMENT, FL 32533

BATES DAN C & RUTH ANN  
2835 PIERCE RD  
CANTONMENT, FL 32533

KING TRAVIS V JR 1/2 INT &  
2900 MONICA LN  
CANTONMENT, FL 32533

GLEATON ERIC RENTALS LLC  
102 E NINE MILE RD  
PENSACOLA, FL 32534

THOMPSON JAMES C  
801 WEST ROBERTS RD  
CANTONMENT, FL 32533

BABINSKI STANLEY W & VALENTINA J  
2644 PINE FOREST RD  
CANTONMENT, FL 32533



MARTIN TAMARA EST OF  
C/O CARROLL D MARTIN  
2660 PINE FOREST RD  
CANTONMENT, FL 32533

O GWYNN GREGORY C  
583 W ROBERTS RD  
CANTONMENT, FL 32533

BARLOW ROBERT F &  
781 W ROBERTS RD  
CANTONMENT, FL 32533

BROWN DIANNA M  
683 WEST ROBERTS RD  
CANTONMENT, FL 32533

LENN DAVID S & CINDY D  
2831 PIERCE RD  
CANTONMENT, FL 32533

PARKER CONSTANCE A  
2683 STALLION RD  
CANTONMENT, FL 32533

PARKER RONALD V &  
2711 STALLION RD  
CANTONMENT, FL 32533

BLUM GLORIA F 1/7 INT &  
2770 MONICA LN  
CANTONMENT, FL 32533

SIMMONS JAMES O &  
2720 MONICA LN  
CANTONMENT, FL 32533

PICKEN ARTHUR W III &  
5040 HABERSHAN HILLS DR  
SUWANEE, GA 30024

O GWYNN KATHERINE &  
2661 PINE FOREST RD  
CANTONMENT, FL 32533

SILVA GERALDYN G  
885 W ROBERTS RD  
CANTONMENT, FL 32533

THOMAS RONALD W & JOCQUILYN J  
2699 MONICA LN  
CANTONMENT, FL 32533

LANDERS ARLEEN M  
8522 ALTA VISTA DR  
PENSACOLA, FL 32526

TURNER AARON &  
2887 MONICA LN  
CANTONMENT, FL 32533

COFFEY CARLTON E &  
3397 PINE FOREST RD  
CANTONMENT, FL 32533

CARDEN JAMES R &  
2910 PINE FOREST RD  
CANTONMENT, FL 32533

HICK CLIFFORD C  
224 CAROLINA DR  
PENSACOLA, FL 32534

DUBOSE WILLIAM T &  
2885 MONICA LN  
CANTONMENT, FL 32533



## Development Services Department

### Building Inspections Division

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

## RECEIPT

Receipt No. : **614653**

Date Issued. : 08/07/2014

Cashier ID : KLHARPER

Application No. : PRZ140800017

Project Name : Z-2014-16

### PAYMENT INFO

Method of Payment	Reference Document	Amount Paid	Comment
<b>Check</b>	1111	\$1,270.50	App ID : PRZ140800017
		<b>\$1,270.50</b>	Total Check

Received From : D J COBB

Total Receipt Amount : **\$1,270.50**

Change Due : \$0.00

### APPLICATION INFO

Application #	Invoice #	Invoice Amt	Balance	Job Address
PRZ140800017	705985	1,270.50	\$0.00	2840 PINE FOREST RD, CANTONMENT, FL, 32533

**Total Amount :** **1,270.50**

**\$0.00** Balance Due on this/these  
Application(s) as of 8/19/2014



Selection Results (54 parcels)

Launch Account Detail Page

Grid Data Format: Tab separated

Account	Refno	OName1	MailingAddr	Situs	LastSale	LastSalePr	DORCd	acreage	BldCnt	TotHeatArea	SecMapId	ComplexTyp
114524000	381N312301000000	COBB DANIEL J &	2685 MONICA LN+CANTONMENT, FL 32533	2840 PINE FOREST RD	9/17/2012	100	SINGLE FAMILY RESID	12.5400	1	2031	38-1N-31-1	
114548700	381N312306002008	CARAWAY CARL A & RUTH M	2023 STALLION RD+CANTONMENT, FL 32533	571 W ROBERTS RD	6/2003	165000	MOBILE HOME	1.3800	1	960	38-1N-31-1	
114522300	381N312102000006	KORKMAZ SALIH	2130 STAFF RD+CANTONMENT, FL 32533	827 W ROBERTS RD	3/13/2012	100	SINGLE FAMILY RESID	0.7900	1	1150	38-1N-31-1	
114519000	381N312102000000	GRIFFIN MAGGIE MILDRED	9884 HARLINGTON ST+CANTONMENT, FL 32533	2653 STALLION RD	3/2002	100	MOBILE HOME	1.0600	0	0	38-1N-31-1	
114518000	381N312101000002	DOBBS MARTHA L	2666 MONICA LN+CANTONMENT, FL 32533	2666 MONICA LN	n/a	0	SINGLE FAMILY RESID	1.5700	1	1508	38-1N-31-1	

2-2014-16

(Public) Dubose Exhibit 1

(Picture #3 & 4)


Picture #3 is of the Notice of Public Hearing REZONING located on Monica Lane. Current zoning VR-2, Proposed Zoning V-3.

Picture #4 is of the Notice of Public Hearing REZONING located on Pine Forest Road. Current Zoning VR-2, Proposed Zoning VR-3.

I ask that the Rezoning process for 2840 Pine Forest Road be delayed until correct notices are posted.



Picture #3

 **NOTICE OF  
PUBLIC HEARING  
REZONING**

**CASE NO.:** 2-2014-16

**CURRENT ZONING:** VR-2 **PROPOSED ZONING:** V-3

**PLANNING BOARD**

**DATE:** 09/02/14 **TIME:** 8:30 AM

**LOCATION OF HEARING**  
SHERMAN COUNTY COURTHOUSE COMPLEX  
200 WEST MAIN PLACE  
BROOMFIELD BOARD MEETING ROOM


**BOARD OF COUNTY COMMISSIONERS**

**DATE:** 10/09/14 **TIME:** 5:45 PM

**LOCATION OF HEARING**  
SHERMAN COUNTY COURTHOUSE COMPLEX  
200 WEST MAIN PLACE  
BOARD MEETING ROOM



Picture #4

 **NOTICE OF  
PUBLIC HEARING  
REZONING**

**CASE NO.:** Z-2014-16

**CURRENT ZONING:** VR-2 **PROPOSED ZONING:** VR-3

**PLANNING BOARD**

**DATE:** 09/02/14 **TIME:** 8:30 AM

**LOCATION OF HEARING**  
ESCAMBIA COUNTY CENTRAL OFFICE COMPLEX  
300 WEST PARK PLACE  
BOARD MEETING ROOM

**BOARD OF COUNTY COMMISSIONERS**

**DATE:** 10/09/14 **TIME:** 5:45 PM

**LOCATION OF HEARING**  
ESCAMBIA COUNTY GOVERNMENT CENTER  
201 PALMER PLACE  
1ST FLOOR BOARD MEETING ROOM

FOR MORE INFORMATION ABOUT THIS CASE PLEASE CALL  
DEVELOPMENT SERVICES AT 904.673.0101 OR VISIT  
[WWW.ESCAMBIA.COM](http://WWW.ESCAMBIA.COM)

PLEASE DO NOT REMOVE THIS SIGN  
PROPERTY OF ESCAMBIA COUNTY