

AGENDA  
ESCAMBIA COUNTY PLANNING BOARD  
QUASI-JUDICIAL HEARING  
February 3, 2015–8:30 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. Case #: Z-2015-03  
Applicant: Wiley C "Buddy" Page Agent for Charles S. Liberis, Owner  
Address: 17080 Perdido Key Drive  
Property Size: 3.91(+/-)acres  
From: R-2PK, Residential District( Perdido Key) Medium Density (4.5 du/acre)  
To: CCPK, (Perdido Key) Commercial Core District, Maximum Density (13 du/acre)
6. Adjournment.

**Planning Board-Rezoning**

**5. A.**

**Meeting Date:** 02/03/2015  
**CASE :** Z-2015-03  
**APPLICANT:** Wiley C "Buddy" Page Agent for Charles S. Liberis, Owner  
**ADDRESS:** 17080 Perdido Key Drive  
**PROPERTY REF. NO.:** 01-4S-33-1500-000-001  
**FUTURE LAND USE:** MU-PK, Mixed-Use Perdido Key  
**DISTRICT:** 2  
**OVERLAY DISTRICT:** N/A  
**BCC MEETING DATE:** 03/05/2015

---

**SUBMISSION DATA:**

**REQUESTED REZONING:**

**FROM:** R-2PK, Residential District (Perdido Key), Medium Density (4.5 du/acre).

**TO:** CCPK, (Perdido Key) Commercial Core District, Maximum Density (13 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.

**Comprehensive Plan (CPP) 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).

**CPP FLU 1.3.1 Future Land Use Categories.** The Mixed-Use Perdido Key (MU-PK) category is intended for a complimentary mix of residential, commercial and tourism (resort) related uses which provides for single-family and multi-family residential; condominiums, hotels/motels, commercial, active and passive recreational facilities, plazas and other civic uses; public and quasi-public facilities (including government

facilities, public utilities, religious facilities and organizations). The uses allowed in the commercial district include a full range of commercial enterprise activities and are contingent upon conformity of such uses with all requirements of this Plan and the Perdido Key zoning regulations, thereby assuring that such commercial development is undertaken in an environmentally sensitive manner. When using density transfers, densities may not be transferred to parcels south of Perdido Key Drive. The maximum residential density is 25 dwelling units per acre, maximum intensity is 6.0 Floor Area Ratio (FAR).

Residential development in the MU-PK FLUM category shall be limited to 7,150 dwelling units and 1,000 lodging units.

**CPP FLU 1.5.3 New Development and Redevelopment in Built Areas.** To promote the efficient use of existing public roads, utilities and service infrastructure, the County will encourage redevelopment in underutilized properties to maximize development densities and intensities located in the Mixed Use-Suburban, Mixed Use-Urban, Commercial and Industrial Future Land Use districts categories (with the exception of residential development).

## **FINDINGS**

The proposed amendment to CCPK is **consistent** with the intent and purpose of Future Land Use category MU-PK, as stated in CPP FLU 1.3.1. The proposed amendment is consistent with the intent of CPP 1.5.3. as it does promote the efficient use of the existing roads and the established utilities and infrastructure. Mixed-Use Perdido Key allows for residential and non-residential uses with a maximum density of 25 dwelling units per acre. The MU-PK Future Land Use category allows residential rezoning to districts with higher residential densities.

## **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.

**6.05.08. R-2PK Residential District (Perdido Key), Medium Density.** A. Intent and purpose of district. This district is intended to be a medium population density residential area that recognizes the desirability of maintaining open space. The maximum density is 4.5 dwelling units per acre. Refer to the Escambia, County Comprehensive Plan and latest amendments, specifically Policy FLU 1.3.1, regarding dwelling and lodging unit caps on Perdido Key. Refer to article 11 for uses, heights and densities allowed in R-1PK areas located in the Airport/Airfield Environs.

**6.05.15.01. CCPK (Perdido Key) commercial core district.** A. Intent and purpose of district. This district is composed of lands and structures used primarily for intense residential development and retailing of resort-related commodities and services. The regulations are intended to permit and encourage mixed use development, including high density residential, hotels and motels, and commercial uses associated with resort

areas. The maximum density is 13 dwelling units per acre. Refer to the Escambia, County Comprehensive Plan and latest amendments, specifically Policy FLU 1.3.1, regarding dwelling and lodging unit caps on Perdido Key.

**B. Permitted uses.**

1. Any Use permitted in the C-1PK district.
2. Hotels and motels. Maximum density shall be 25 units per acre.
3. Commercial amusement and commercial recreational facilities, including miniature golf courses.
4. Arcade amusement centers and bingo facilities.
5. Any uses which are similar or compatible to the uses permitted herein that promote the intent and purpose of this district. Determination shall be made by the planning board (LPA).

**5.14.00. Maintaining levels of service.** In no case shall development, as defined in article 3, commence without a finding of concurrency which establishes that levels of service will not be degraded, unless degradation is allowed pursuant to a policy in the adopted comprehensive plan. No development orders will be issued for any development which affects any designated hurricane evacuation route unless the impact of the development on the hurricane evacuation time for affected evacuation routes is within the standard established by OBJ COA 1.3 [of the Comprehensive Plan].

**FINDINGS**

The proposed amendment is **not consistent** with the intent and purpose of the Land Development Code. The parcel is adjoining an existing zoned R-2PK parcel to the East and a parcel zoned C-1PK to the West. The proposed rezoning to CCPK would allow a much more intense zoning which differs from the surrounding zoning along Perdido Key Drive in this area, therefore making an unbalanced zoning transition along this area of Perdido Key Drive if this amendment is approved.

Attached Exhibit A from County Traffic Thomas R Brown noted, this segment of Perdido Key Drive is currently operating at 66% of it's capacity for transportation concurrency. Development shall not commence without a finding of concurrency through the Development Review Committee per LDC 5.14.00.

**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 is **not compatible** with surrounding existing uses in the area. Within the 500' radius impact area, staff observed properties with zoning districts R-3PK, C-1PK, and R-2PK. Some of the nearby uses are: five condominium properties, one gas station, one mobile home park, one RV park, five vacant parcels, one single-family, and two properties that are recreation areas for Beach & Yacht Club condos.

**CRITERION (4)**

### **Changed conditions.**

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

### **FINDINGS**

Staff found **no changed** conditions that would impact the amendment or property(s). However the subject property did have a rezoning case Z-2008-06 from R-2PK to R-3PK on June 5, 2008 and was approved by the Planning Board, however at the Board of County Commissioners (BCC) meeting on August 7, 2008 the BCC voted 4-0 to drop the rezoning case. Also staff found conditional use approval CU-2005-03 to allow accessory buildings on waterfront lots to be located in the front yard of the principal dwelling.

### **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**

According to the National Wetland Inventory, wetlands and hydric soils **were indicated** on the subject property. Also, this area is in the Beach Mouse Habitat. Authority; purpose; scope. Ordinance No. 2006-2 is enacted under authority of Article VII, Section 1(f) of the Constitution of the State of Florida and F.S. ch. 125 for the purpose of providing a mechanism for imposition and collection of a recurring annual assessment for those properties involved in mitigation for Perdido Key Beach Mouse habitat impacts. This subsection shall be known as "The Perdido Key Beach Mouse Special Assessment Ordinance." When applicable, further review during the Site Plan Review process will be necessary to determine if there would be any significant adverse impact on the natural environment.

Attached Exhibit B (Supplemental Information Case Z-2015-03) from County Environmental Program Manager, Coastal Zones and Habitat Conservation Timothy Day. Also noted is the following environmental conditions have been identified on the subject property:

- Wetlands – National Wetland Inventory
- Endangered Species Habitat (Perdido Key beach mouse) – US Fish and Wildlife Service
- Coastal High Hazard Area – (Escambia County GIS – Category 1 Storm Surge area)

### **CRITERION (6)**

#### **Development patterns.**

Whether and the extent to which the proposed amendment would result in a logical and

orderly development pattern.

**FINDINGS**

The proposed amendment **would not** result in a logical and orderly development pattern. With the surrounding uses of primarily low density residential and no commercial uses except a gas station, a rezoning to CCPK would allow for a multitude of commercial uses in a primarily residential area. A rezoning to a higher density on Perdido Key may impact other already zoned parcels ability to develop to their maximum density or use, do to the residential development in the MU-PK FLUM category shall be limited to 7,150 dwelling units and 1,000 lodging units.

---

**Attachments**

Z-2015-03

Exhibit A Thomas Brown Traffic

Exhibit B HCP Supplemental Information Timothy Day

---

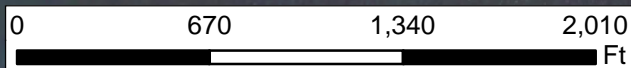
**Z-2015-03**



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.

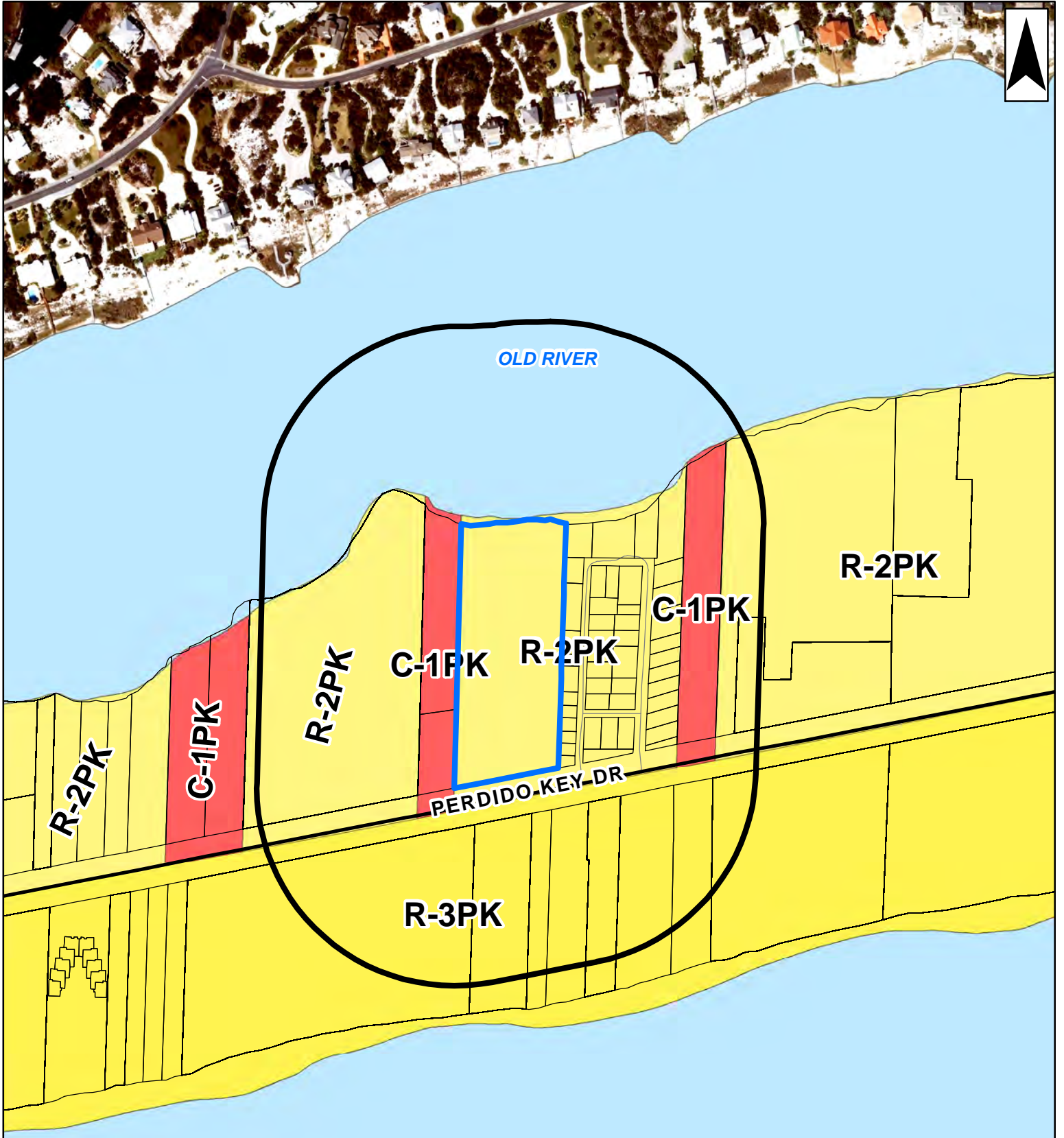

Andrew Holmer  
Planning and Zoning Dept.

# Z-2015-03 LOCATION WETLANDS MAP



	parcel_cama_Buffer27
	sde_vec.ESCAMBIA.WETLANDS_2006
	PARCELS
	PRINCIPAL ARTERIAL
	MINOR ARTERIAL
	COLLECTOR
	LOCAL ROAD
<b>sde_ras.ESCAMBIA.MOSAIC_2013</b>	
<b>RGB</b>	
	Red: Band_1
	Green: Band_2
	Blue: Band_3



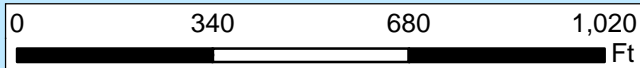




This map is provided for information purposes only. The data is not guaranteed accurate or suitable for any use other than that for which it was gathered.

Andrew Holmer  
Planning and Zoning Dept.

GULF OF MEXICO

# Z-2015-03 ZONING MAP



-  parcel\_cama\_Buffer27
-  PARCELS
-  PRINCIPAL ARTERIAL
-  MINOR ARTERIAL
-  COLLECTOR
-  LOCAL ROAD
-  sde\_ras.ESCAMBIA.MOSAIC\_2013

**RGB**

-  Red: Band\_1
-  Green: Band\_2
-  Blue: Band\_3





OLD RIVER

BEACH & YACHT CLUB CONDO PROPERTY REC AREA

MH MH

MH

SF

VACANT

MH

MOBILE HOMES MOBILE HOMES

MH MH

RV PARK

BEACH & YACHT CLUB HOUSE

RV PARK RV PARK

CONDOMINIUM

SHELL GAS STATION

MH MH MH

PERDIDO-KEY-DR

CONDOMINIUM

SAN PERDIDO CONDOMINIUM

VAC

VAC

CLUB CABANA CONDOMINIUM

VAC

VAC

BEACH & YACHT CLUB CONDOS



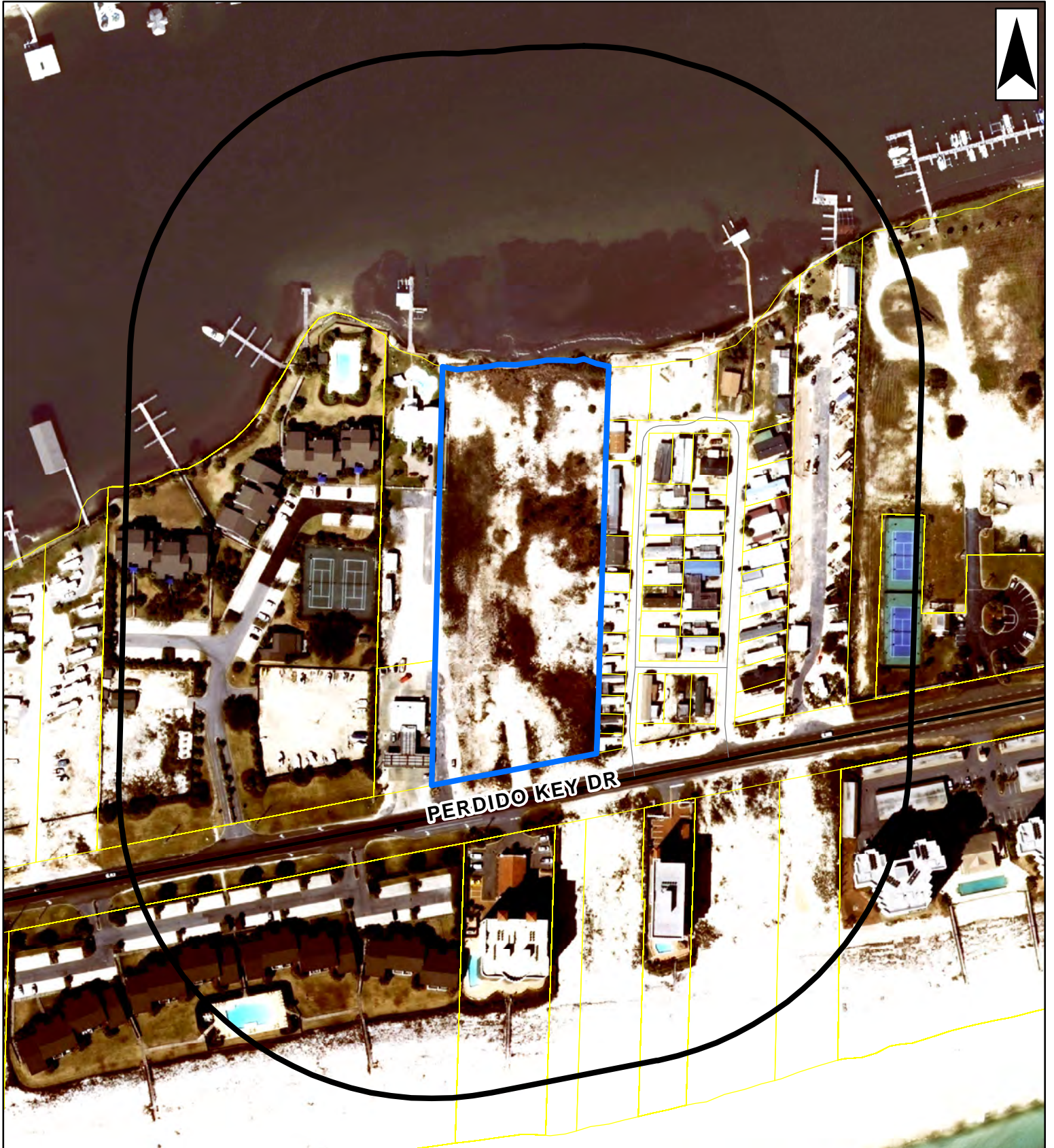
This map is provided for information purposes only. The data is not guaranteed accurate or suitable for any use other than that for which it was gathered.

Andrew Holmer Planning and Zoning Dept.

# Z-2015-03 EXISTING LAND USE MAP



- parcel\_cama\_Buffer27
- PARCELS
- PRINCIPAL ARTERIAL
- MINOR ARTERIAL
- COLLECTOR
- LOCAL ROAD



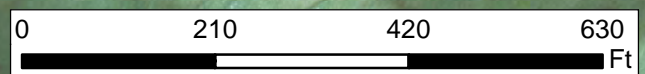
PERDIDO KEY DR



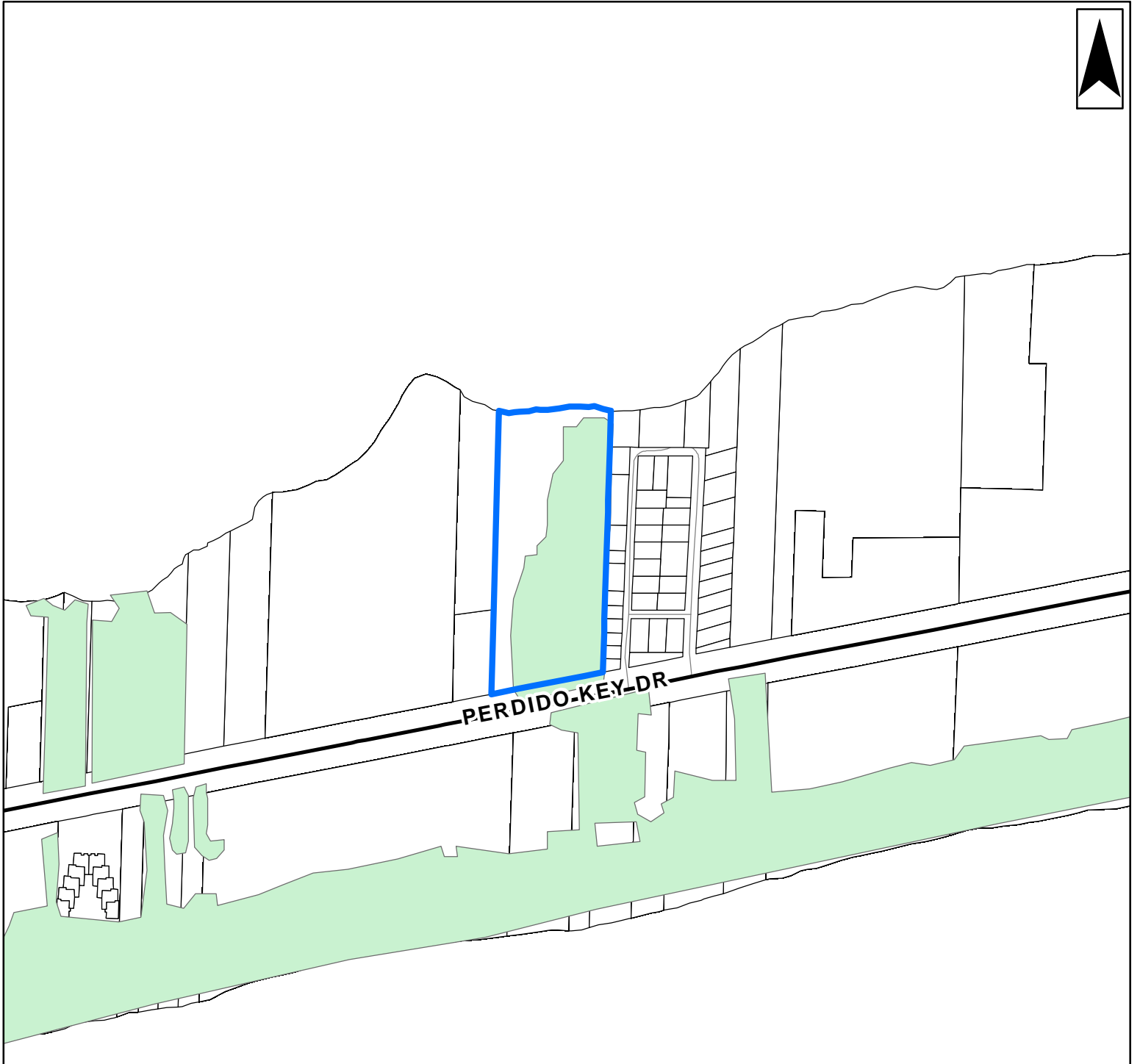
This map is provided for information purposes only. The data is not guaranteed accurate or suitable for any use other than that for which it was gathered.

Andrew Holmer  
Planning and Zoning Dept.


# Z-2015-03 AERIAL MAP



- parcel\_cama\_Buffer27
- PARCELS
- PRINCIPAL ARTERIAL
- MINOR ARTERIAL
- COLLECTOR
- LOCAL ROAD
- sde\_ras.ESCAMBIA.MOSAIC\_2013**
- RGB**
- Red: Band\_1
- Green: Band\_2
- Blue: Band\_3



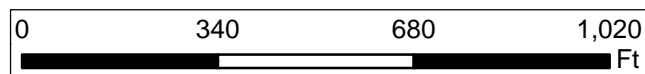
PERDIDO-KEY-DR









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.

# Z-2015-03 BEACH MOUSE HABITAT MAP



-  sde\_vec.ESCAMBIA.PK\_BEACH\_MOUSE\_CRITICAL\_HABITAT
-  PARCELS
-  PRINCIPAL ARTERIAL
-  MINOR ARTERIAL
-  COLLECTOR
-  LOCAL ROAD



# NOTICE OF PUBLIC HEARING REZONING

CASE NO.: Z-2015-03  
CURRENT ZONING: R-2PK PROPOSED ZONING: CGPK

## PLANNING BOARD

DATE: 02/03/15 TIME: 8:30 AM

### LOCATION OF HEARING

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

## BOARD OF COUNTY COMMISSIONERS

DATE: 03/05/15 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.MYESCAMBIA.COM](http://WWW.MYESCAMBIA.COM)

PLEASE DO NOT REMOVE THIS SIGN  
PROPERTY OF ESCAMBIA COUNTY

**PUBLIC HEARING SIGN**

**LOOKING EAST ALONG  
PERDIDO KEY DRIVE**

 **NOTICE OF  
PUBLIC HEARING  
REZONING**

CASE NO.: **Z-2015-03**  
CURRENT ZONING: **R-2PK** PROPOSED ZONING: **CGPK**

**PLANNING BOARD**

DATE: **02/03/15** TIME: **8:30 AM**  
LOCATION OF HEARING  
ESCAMBIA COUNTY CENTRAL OFFICE COMPLEX  
393 WEST PARK PLACE  
BOARD MEETING ROOM

**BOARD OF COUNTY COMMISSIONERS**



**LOOKING SOUTHEAST ALONG PERDIDO KEY DRIVE**





**LOOKING SOUTH ALONG PERDIDO KEY DRIVE**



**LOOKING SOUTHWEST ALONG PERDIDO KEY DRIVE**



**LOOKING WEST ALONG  
PERDIDO KEY DRIVE**

**NOTICE OF  
PUBLIC HEARING  
REZONING**

CASE NO.: **Z-2015-03**  
 CURRENT ZONING: **R-2PK** PROPOSED ZONING: **CGPK**

**PLANNING BOARD**

DATE: **02/03/15** TIME: **8:30 AM**  
**LOCATION OF HEARING**  
 ESCAMBIA COUNTY CENTRAL OFFICE COMPLEX  
 3363 WEST PARK PLACE  
 BOARD MEETING ROOM

**BOARD OF COUNTY COMMISSIONERS**  
 DATE: **03/05/15** TIME: **5:45 PM**



**LOOKING NORTHWEST FROM PERDIDO KEY DRIVE**



**LOOKING NORTH AT SUBJECT PROPERTY**



**LOOKING NORTHEAST FROM PERDIDO KEY DRIVE**



**LOOKING SOUTHEAST ONTO THE SUBJECT PROPERTY**



**LOOKING SOUTH TOWARD PERDIDO KEY DRIVE FROM THE NORTHWEST CORNER OF THE SUBJECT PROPERTY.**





# Development Services Department

Escambia County, Florida

## PLANNING BOARD REZONING PRE-APPLICATION SUMMARY FORM

01-45-33-1500-000-010  
Property Reference Number

Buddy Page  
Name

17080 Perdidokey Dr  
Address

Owner  Agent

Referral Form Included? **Y/N**

### MAPS PREPARED

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

### PROPERTY INFORMATION

Current Zoning: R-2PK Size of Property: 3.91 +/-  
 Future Land Use: MU-PK Commissioner District: 2  
 Overlay/AIPD: NA Subdivision: NA  
 Redevelopment Area\*: NA

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

Beach Mouse

### COMMENTS

Desired Zoning: CCPK

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

Parcel has beach mouse habitat, In AO flood zone; 18-22 RV Pads  
If rezoned, Applicant will need to get mouse permit thru <sup>US Fish & Wildlife</sup> ~~F&W~~. The up zoning  
may take density from allocated zoning of the requested zoning category <sup>Per</sup> ~~Tim~~ Day

- 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. Can, A. Helmer, M. Page Date: 12/19/14

Applicant/Agent Name & 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.



# 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: RZ BK to: CCPK

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

Owner(s) Name: YACHT HARBOR DEV, LLC Phone: \_\_\_\_\_

Address: 212 W INTENDENCIA ST 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: 17080 PERDIDO KEY DR.

Property Reference Number(s)/Legal Description: 1-45-33-1500-000-001

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.

Charles S. Liberis  
Signature of Owner/Agent

Charles S. Liberis  
Printed Name Owner/Agent

1/5/15  
Date

\_\_\_\_\_  
Signature of Owner

\_\_\_\_\_  
Printed Name of Owner

\_\_\_\_\_  
Date

STATE OF Florida COUNTY OF Escambia

The foregoing instrument was acknowledged before me this 5<sup>th</sup> day of January, 20 15, by Charles S. Liberis.

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

Kaylan Walden  
Signature of Notary  
(notary seal must be affixed)

Kaylan Walden  
Printed Name of Notary



KAYLAN WALDEN  
MY COMMISSION # FF 078542  
EXPIRES: December 30, 2017  
Bonded Thru Budget Notary Services

<b>FOR OFFICE USE ONLY</b>		CASE NUMBER: <u>2-2015-03</u>
Meeting Date(s): <u>2/3/15, 3/</u>	Accepted/Verified by: <u>A Cain</u>	Date: <u>1/5/2015</u>
Fees Paid: <u>\$1,270.50</u>	Receipt #: _____	Permit #: <u>PRZ 150100001</u>



**CONCURRENCY DETERMINATION ACKNOWLEDGMENT**

**For Rezoning Requests Only**

Property Reference Number(s): 1-45-33-1500-000-001

Property Address: 17080 PERDIDO KEY, DR

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 5<sup>th</sup> DAY OF January, YEAR OF 2015.

  
Signature of Property Owner

Charles S. Liberis  
Printed Name of Property Owner

1/5/15  
Date

\_\_\_\_\_  
Signature of Property Owner

\_\_\_\_\_  
Printed Name of Property Owner

\_\_\_\_\_  
Date



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

As owner of the property located at 17080 FEDERICO KEY DR.  
Florida, property reference number(s) 1-45-33-1500-000-001  
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 5 day of Jan the year of, 2015, 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 PAGE Email: wedpage1@att.net  
Address: 5337 Hamilton Ln Pace Phone: 232-9853

[Signature]  
Signature of Property Owner

Charles S. Liberis  
Printed Name of Property Owner

1/5/15  
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 5th day of January 20 15,  
by Charles S. Liberis.

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

[Signature]  
Signature of Notary

Kaylan Walden  
Printed Name of Notary

(Notary Seal)



KAYLAN WALDEN  
MY COMMISSION # FF 078542  
EXPIRES: December 30, 2017  
Bonded Thru Budget Notary Services

FLORIDA DEPARTMENT OF STATE  
DIVISION OF CORPORATIONS



## Detail by Entity Name

### Foreign Limited Liability Company

YACHT HARBOUR DEVELOPMENT, LLC

### Filing Information

<b>Document Number</b>	M13000003591
<b>FEI/EIN Number</b>	N/A
<b>Date Filed</b>	06/07/2013
<b>State</b>	WY
<b>Status</b>	ACTIVE

### Principal Address

212 E INTENDENCIA ST  
PENSACOLA, FL 32502

### Mailing Address

212 E INTENDENCIA ST  
PENSACOLA, FL 32502

### Registered Agent Name & Address

LIBERIS, CHARLES S  
212 E INTENDENCIA ST  
PENSACOLA, FL 32502

### Authorized Person(s) Detail

#### **Name & Address**

Title MGR

LIBERIS, CHARLES S  
212 E INTENDENCIA ST  
PENSACOLA, FL 32502

### Annual Reports

<b>Report Year</b>	<b>Filed Date</b>
2014	04/14/2014

### Document Images

[04/14/2014 -- ANNUAL REPORT](#)

[View image in PDF format](#)

This Instrument Was Prepared By:  
Tanjia Brown  
Liberis Law Firm  
212 West Intendencia Street  
Pensacola, FL 32502  
Telephone: (850) 438-9647

File #90-28-13

**SPECIAL WARRANTY DEED**

This Special Warranty Deed is made this 10 day of May, 2013, by and between CBNA-GA II, LLC., a Limited Liability Company, whose post office address is 201 Riverplace Suite 500, Greenville, South Carolina, 29601, (hereinafter referred to as "Grantor"), and Yacht Harbour Development, LLC, whose post office address is 212 West Intendencia Street, Pensacola, Florida 32502 (hereinafter referred to as "Grantee", whether singular or plural).

WITNESSTH: That the Grantor, for and in consideration of the sum of Ten Dollars and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee, the following described real property located in Escambia County, Florida:

**SEE ATTACHED EXHIBIT "A"**

TOGETHER with all and singular the tenements, hereditaments, and appurtenances belonging to or in any way appertaining to the real property.

**THIS CONVEYANCE IS SUBJECT TO THE FOLLOWING:**

Taxes and assessments for 2013 and subsequent years.

Zoning and other governmental regulations.

Conditions, restrictions, limitations and easements of record, if any, but this provision shall not operate to re-impose the same.

TO HAVE AND TO HOLD the same in fee simple forever.

AND THE GRANTOR HEREBY COVENANTS with the Grantee that, at the time of the delivery of this Deed, the premises were free from all encumbrances made by the Grantor, and that Grantor has good right and lawful authority to sell and convey the property and Grantor hereby warrants the title to the property for any acts of Grantor and will defend the title against the lawful claims and demands of all other persons claiming by, through, or under Grantor, but against none other.

THIS CONVEYANCE IS NOT INTENDED TO APPLY TO OR OTHERWISE EFFECT ANY RIGHT, TITLE OR INTEREST IN OR TO THE REAL PROPERTY DESCRIBED OR REFERENCED HEREIN WHICH GRANTOR ACQUIRES BY PURCHASE, GIFT, DEVISE OR OTHER CONVEYANCE EFFECTIVE SUBSEQUENT TO THE DATE OF EXECUTION OF THIS DEED.

THE PROPERTY DESCRIBED IN THIS DEED IS NOT THE HOMESTEAD OF THE GRANTOR AND THE GRANTOR'S SPOUSE IS NOT REQUIRED TO JOIN IN THIS CONVEYANCE.

TITLE TO THE PROPERTY CONVEYED HAS NEITHER BEEN EXAMINED NOR APPROVED BY THE PREPARER HEREOF.

IN WITNESS WHEREOF, Grantor has signed this deed on the day and year first above written.

Executed in the presence of:

CBNA-GA II, LLC

Nicole Claxton  
Printed Name: Nicole Claxton

By: W.V.Fj  
Wade King  
Its: SVP

Doug Appleby  
Printed Name: Doug Appleby

STATE OF South Carolina  
COUNTY OF Greenville

Before me this 20 day of May, 2013, personally appeared Wade King of CBNA-GA II, LLC, as its SVP who:

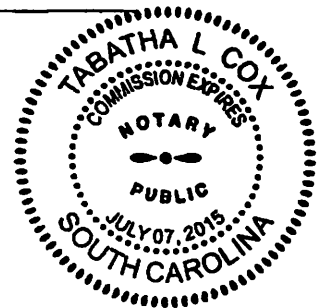
is personally known to me, or

\_\_\_\_\_ who produced \_\_\_\_\_ as identification,

and who acknowledged having executed the foregoing deed.

(Notary must check one line above in completing acknowledgment)

Tabatha L Cox  
Notary Public



## EXHIBIT "A"

### PARCEL 1:

COMMENCING AT THE POINT OF THE INTERSECTION OF THE CENTERLINE OF THE RIGHT-OF-WAY OF ALABAMA STATE HIGHWAY NO. 180 WITH THE ALABAMA-FLORIDA STATE LINE, AS DEFINED AND ESTABLISHED BY ACT OF LEGISLATURE OF ALABAMA, APPROVED AUGUST 28, 1953, AND BY THE ACT OF LEGISLATURE OF FLORIDA, APPROVED JUNE 12 1953, SAID POINT ALSO BEING THE INTERSECTION OF THE CENTERLINE OF THE RIGHT OF WAY OF FLORIDA STATE HIGHWAY NO. S-292; WITH THE ALABAMA-FLORIDA STATE LINE, THENCE RUN N 77 DEGREES 02 MINUTES E AND ALONG THE PROJECTION OF THE CENTERLINE OF THE RIGHT-OF-WAY OF ALABAMA STATE HIGHWAY NO 180 A DISTANCE OF 2307.18 FEET TO THE POINT OF BEGINNING; THENCE RUN DUE NORTH AND PARALLEL WITH THE ALABAMA-FLORIDA STATE LINE A DISTANCE OF 800 FEET, MORE OR LESS TO A POINT ON THE SOUTH LINE OF OLD RIVER THENCE RUN NORTHEASTERLY AND ALONG THE MEANDERINGS OF THE SOUTH LINE OF OLD RIVER, A DISTANCE OF 100 FEET, MORE OR LESS TO A POINT, THENCE RUN DUE SOUTH AND PARALLEL WITH THE ALABAMA-FLORIDA STATE LINE A DISTANCE OF 800 FEET, MORE OR LESS TO A POINT ON THE PROJECTED CENTERLINE OF THE RIGHT-OF-WAY OF ALABAMA STATE HIGHWAY NO. 180 SAID POINT BEING N 77 DEGREES 02 MINUTES E AND 100 FEET FROM THE POINT OF BEGINNING, THENCE RUN S 77 DEGREES 02 MINUTES W AND ALONG THE PROJECTED CENTERLINE OF THE RIGHT-OF-WAY OF ALABAMA STATE HIGHWAY NO. 180 A DISTANCE OF 100 FEET, WHICH IS THE POINT OF BEGINNING ALL BEING SITUATED IN SECTION 1, TOWNSHIP 4 SOUTH, RANGE 33 WEST, ESCAMBIA COUNTY, FLORIDA EXCEPTING, HOWEVER, THAT PORTION OF RIGHT-OF-WAY DEDICATED FOR FLORIDA STATE HIGHWAY NO. 292.

### PARCEL 2:

COMMENCING AT THE POINT OF THE INTERSECTION OF THE CENTERLINE OF THE RIGHT-OF-WAY OF ALABAMA STATE HIGHWAY NO. 180 WITH THE ALABAMA-FLORIDA STATE LINE, AS DEFINED AND ESTABLISHED BY ACT OF LEGISLATURE OF ALABAMA, APPROVED AUGUST 28, 1953, AND BY THE ACT OF LEGISLATURE OF FLORIDA, APPROVED JUNE 12, 1953; SAID POINT ALSO BEING THE INTERSECTION OF THE CENTERLINE OF THE RIGHT OF WAY OF FLORIDA STATE HIGHWAY NO. S-292; WITH THE ALABAMA-FLORIDA STATE LINE; THENCE RUN N 77 DEGREES 02 MINUTES E AND ALONG THE PROJECTION OF THE CENTERLINE OF THE RIGHT-OF-WAY OF ALABAMA STATE HIGHWAY NO. 180 A DISTANCE OF 2407.18 FEET TO THE POINT OF BEGINNING, THENCE RUN DUE NORTH AND PARALLEL WITH THE ALABAMA-FLORIDA STATE LINE A DISTANCE OF 800 FEET, MORE OR LESS TO A POINT ON THE SOUTH LINE OF OLD RIVER, THENCE RUN NORTHEASTERLY AND ALONG THE MEANDERINGS OF THE SOUTH LINE OF OLD RIVER, A DISTANCE OF 166 FEET MORE OR LESS TO A POINT; THENCE RUN DUE SOUTH AND PARALLEL WITH THE ALABAMA-FLORIDA STATE LINE A DISTANCE OF 800 FEET, MORE OR LESS TO A POINT ON THE PROJECTED CENTERLINE OF THE RIGHT-OF-WAY OF ALABAMA STATE HIGHWAY NO. 180, SAID POINT BEING N 77 DEGREES 02 MINUTES E AND 166 FEET FROM THE POINT OF BEGINNING THENCE RUN S 77 DEGREES 02 MINUTES W AND ALONG THE PROJECTED CENTERLINE OF THE RIGHT-OF-WAY OF ALABAMA STATE HIGHWAY NO. 180 A DISTANCE OF 166 FEET, WHICH IS THE POINT OF BEGINNING; ALL BEING SITUATED IN SECTION 1, TOWNSHIP 4 SOUTH, RANGE 33 WEST, ESCAMBIA COUNTY, FLORIDA EXCEPTING, HOWEVER, THAT PORTION OF RIGHT-OF-WAY DEDICATED FOR FLORIDA STATE HIGHWAY NO. 292.

### PARCEL 1 AND PARCEL 2 ARE ALSO KNOWN AS:

CONDOMINIUM UNITS 2-A, 2-B, 2-C, 2-D, 3-E, 3-F, 3-G, 3-H, 4-E, 4-F, 4-G, 4-H, 5-E, 5-F, 5-G, AND 5-H, RIO ANTIGUA, TOGETHER WITH ALL THE COMMON ELEMENTS, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 5754, PAGE 137, AS AMENDED IN OFFICIAL RECORDS BOOK 5854, PAGE 1045, OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA.





Chris Jones  
Escambia County Property Appraiser

Real Estate Search

Tangible Property Search

Sale List

Amendment 1/Portability Calculations

[Back](#)

[Navigate Mode](#)
[Account](#)
[Reference](#)

[Printer Friendly Version](#)

General Information		2014 Certified Roll Assessment	
<b>Reference:</b>	014S331500000001	<b>Improvements:</b>	\$0
<b>Account:</b>	105000005	<b>Land:</b>	\$23,275
<b>Owners:</b>	YACHT HARBOUR DEVELOPMENT LLC	<b>Total:</b>	\$23,275
<b>Mail:</b>	212 W INTENDENCIA ST PENSACOLA, FL 32502	<b>Non-Homestead Cap:</b>	\$23,275
<b>Situs:</b>	17080 PERDIDO KEY DR 2A 32507	<a href="#">Disclaimer</a>	
<b>Use Code:</b>	CONDO-RES UNIT	<a href="#">Amendment 1/Portability Calculations</a>	
<b>Taxing Authority:</b>	COUNTY MSTU		
<b>Tax Inquiry:</b>	<a href="#">Open Tax Inquiry Window</a>		
<small>Sale Inquiries link courtesy of Janet Holtz Escambia County Tax Collector</small>			

Sales Data					2014 Certified Roll Exemptions	
					None	
<b>Sale Date</b>	<b>Book</b>	<b>Page</b>	<b>Value</b>	<b>Type</b>	<b>Official Records (New Window)</b>	
05/20/2013	7026	659	\$375,000	WD	<a href="#">View Instr</a>	
05/20/2013	7026	649	\$100	QC	<a href="#">View Instr</a>	
05/20/2013	7026	645	\$100	QC	<a href="#">View Instr</a>	
10/15/2010	6648	874	\$400,100	CT	<a href="#">View Instr</a>	
<small>Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller</small>					<b>Legal Description</b>	
					UNIT 2-A RIO ANTIGUA CONDOMINIUM ALSO 1/16 INT IN COMMON ELEMENTS...	
					<b>Extra Features</b>	
					None	

**Parcel Information** [Launch Interactive Map](#)

**Section Map Id:** 01-4S-33

**Approx. Acreage:** 3.9100

**Zoned:** R-2PK

**Evacuation & Flood Information**  
[Open Report](#)

[View Florida Department of Environmental Protection \(DEP\) Data](#)

None

None

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.

12/11/2014 10:00:00 AM



Chris Jones - Escambia County Property Appraiser

Reference: 0145331500000001  
 Account: 1U5U000005  
 Section Map: 01-45-33  
 Situs: 17080 PERDIDO KEY DR 2A  
 Complex:  
 Owner: YACHT HARBOUR DEVELOPMENT LLC  
 Mailing Address:  
 212 W INTENDENCIA ST  
 PENSACOLA, FL 32502  
 Last Sale: 5/20/2013, \$100  
 Property User: CONDO-RES UNIT  
 Approx. Acreage: 3.9100  
 Bldg. Count: 0  
 Total heated Area: 0  
 Zoned: R-2PK



Source: Escambia County Property Appraiser

← Navigate Mode  Account  Reference →

[Restore Full Page Version](#)

<p><b>General Information</b></p> <p><b>Reference:</b> 014S331500000001</p> <p><b>Account:</b> 105000005</p> <p><b>Owners:</b> YACHT HARBOUR DEVELOPMENT LLC</p> <p><b>Mail:</b> 212 W INTENDENCIA ST PENSACOLA, FL 32502</p> <p><b>Situs:</b> 17080 PERDIDO KEY DR 2A 32507</p> <p><b>Use Code:</b> CONDO-RES UNIT</p> <p><b>Taxing Authority:</b> COUNTY MSTU</p> <p><b>Tax Inquiry:</b> <a href="#">Open Tax Inquiry Window</a></p> <p>Tax Inquiry link courtesy of Janet Holley Escambia County Tax Collector</p>	<p><b>2014 Certified Roll Assessment</b></p> <p><b>Improvements:</b> \$0</p> <p><b>Land:</b> \$23,275</p> <p><b>Total:</b> \$23,275</p> <p><i>Non-Homestead Cap:</i> \$23,275</p> <p style="text-align: center;"><u>Disclaimer</u></p> <p style="text-align: center;"><u>Amendment 1/Portability Calculations</u></p>
---	---

<p><b>Sales Data</b></p> <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>05/20/2013</td> <td>7026</td> <td>659</td> <td>\$375,000</td> <td>WD</td> <td><a href="#">View Instr</a></td> </tr> <tr> <td>05/20/2013</td> <td>7026</td> <td>649</td> <td>\$100</td> <td>QC</td> <td><a href="#">View Instr</a></td> </tr> <tr> <td>05/20/2013</td> <td>7026</td> <td>645</td> <td>\$100</td> <td>QC</td> <td><a href="#">View Instr</a></td> </tr> <tr> <td>10/15/2010</td> <td>6648</td> <td>874</td> <td>\$400,100</td> <td>CT</td> <td><a href="#">View Instr</a></td> </tr> </tbody> </table> <p>Official Records Inquiry courtesy of Pam Childers Escambia County Clerk of the Circuit Court and Comptroller</p>	Sale Date	Book	Page	Value	Type	Official Records (New Window)	05/20/2013	7026	659	\$375,000	WD	<a href="#">View Instr</a>	05/20/2013	7026	649	\$100	QC	<a href="#">View Instr</a>	05/20/2013	7026	645	\$100	QC	<a href="#">View Instr</a>	10/15/2010	6648	874	\$400,100	CT	<a href="#">View Instr</a>	<p><b>2014 Certified Roll Exemptions</b></p> <p>None</p> <p><b>Legal Description</b></p> <p>UNIT 2-A RIO ANTIGUA CONDOMINIUM ALSO 1/16 INT IN COMMON ELEMENTS...</p> <p><b>Extra Features</b></p> <p>None</p>
Sale Date	Book	Page	Value	Type	Official Records (New Window)																										
05/20/2013	7026	659	\$375,000	WD	<a href="#">View Instr</a>																										
05/20/2013	7026	649	\$100	QC	<a href="#">View Instr</a>																										
05/20/2013	7026	645	\$100	QC	<a href="#">View Instr</a>																										
10/15/2010	6648	874	\$400,100	CT	<a href="#">View Instr</a>																										

**Parcel Information** [Launch Interactive Map](#)

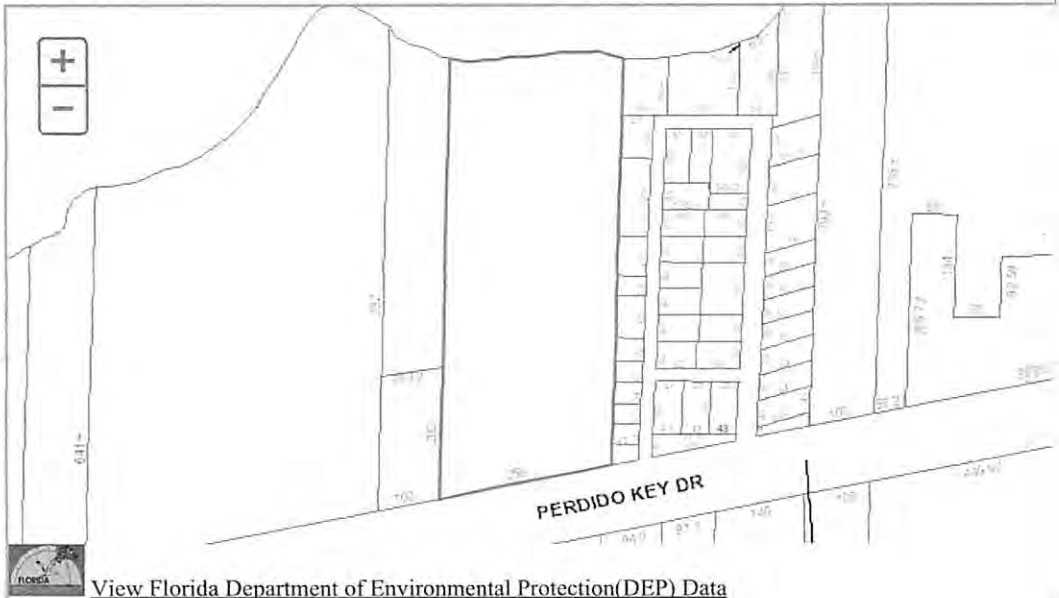
**Section Map Id:**

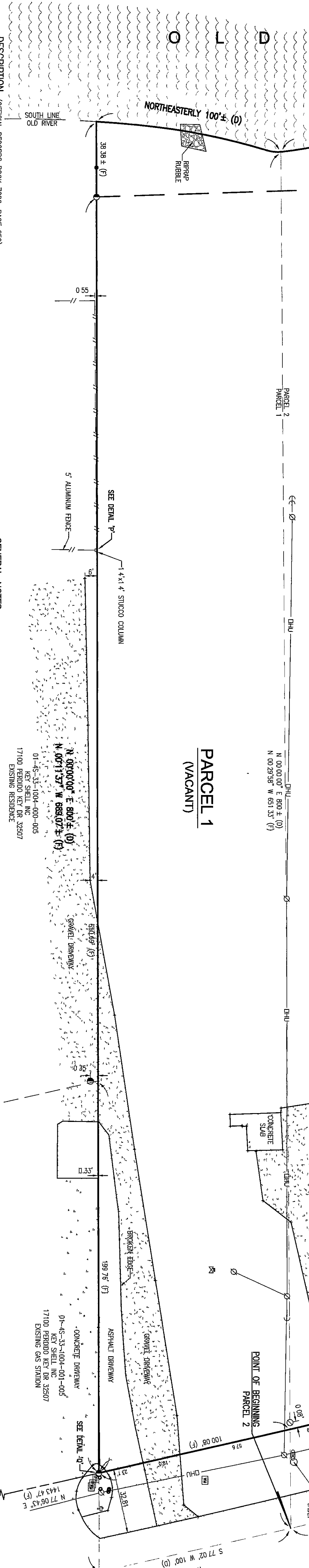
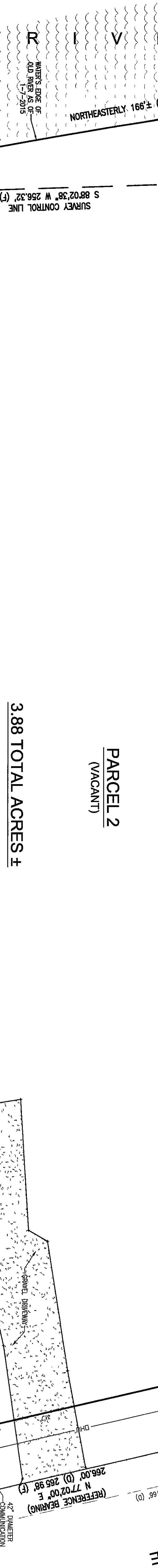
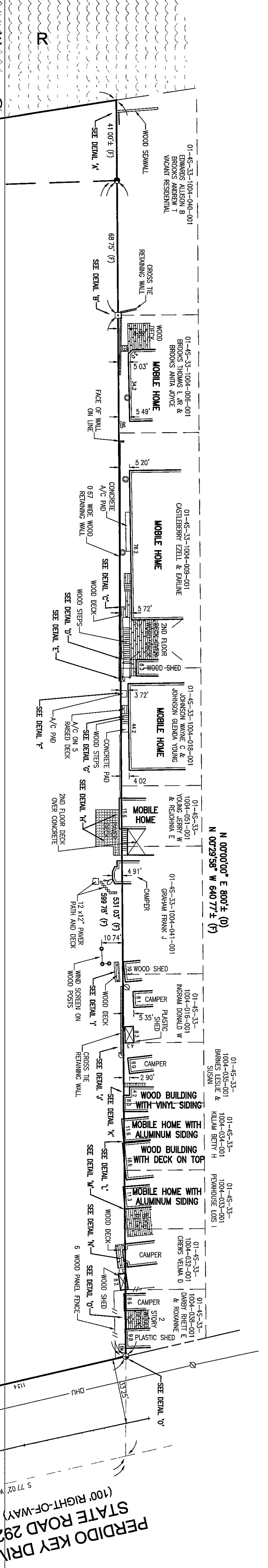
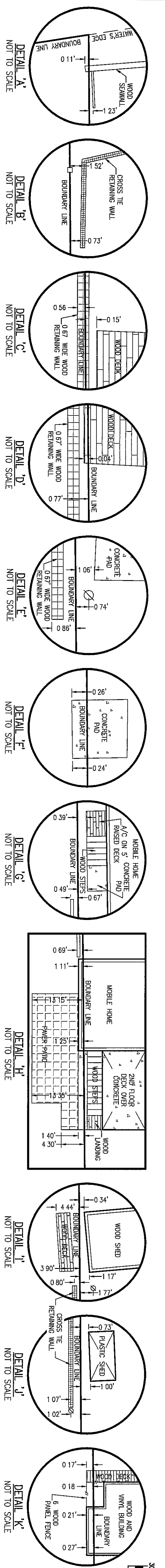
01-4S-33

**Approx. Acreage:**  
3.9100

**Zoned:**  
R-2PK

**Evacuation & Flood Information**  
[Open Report](#)





**DESCRIPTION** (OFFICIAL RECORDS BOOK 7026, PAGE 659)

**PARCEL 1 (VACANT)**

**PARCEL 2 (VACANT)**

**3.88 TOTAL ACRES ±**

**GENERAL NOTES**

- NORTH AND THE SURVEY DATA SHOWN HEREON IS BASED ON THE DEED BEARING OF NORTH 77.02° EAST ALONG THE NORTH RIGHT-OF-WAY (R/W) LINE OF STATE ROAD S-292 (ALSO KNOWN AS PERDIDO KEY DRIVE, 100' R/W) AS PER DEED RECORDED IN OFFICIAL RECORDS BOOK 7026, AT PAGE 659 OF THE PUBLIC RECORDS OF ESCAMBA COUNTY, FLORIDA. COPY OF A PREVIOUS BOUNDARY SURVEY OF THE SUBJECT PROPERTY BY HATCH MOTT MACDONALD (HMM PROJECT 214834, DATED 6-20-09) AS RECORDED IN OFFICIAL RECORDS BOOK 5854, AT PAGE 1049 OF THE PUBLIC RECORDS OF THE ESCAMBA COUNTY, COPY OF THE FLORIDA DEPARTMENT OF TRANSPORTATION DEPARTMENT RIGHT-OF-WAY MAP (SECTION 4854-101, SHEET 1 OF 2, DATED 5-7-61), DEEDS OF RECORD AND EXISTING FIELD MONUMENTATION.
- MEASUREMENTS AS SHOWN HEREON WERE MADE TO UNITED STATES STANDARDS AND ARE EXPRESSED IN DECIMAL OF FEET.
- NO TITLE SEARCH WAS PERFORMED BY NOR PROVIDED TO THIS FIRM FOR THE SUBJECT PROPERTY SETBACKS, RESTRICTIVE COVENANTS OR OTHER INSTRUMENTS WHICH COULD AFFECT THE BOUNDARIES OR USE OF THE SUBJECT PROPERTY.
- VISIBLE IMPROVEMENTS ARE AS SHOWN HEREON.
- VISIBLE UTILITIES ARE AS SHOWN HEREON. UTILITIES OTHER THAN SHOWN WERE NOT FIELD LOCATED.
- THE STRUCTURE DIMENSIONS DO NOT INCLUDE THE EAVE OVERHANG OR FOUNDATION FOOTINGS.
- IT IS THE OPINION OF THE UNDERSIGNED SURVEYOR & MAPPER THAT THE PARCEL OF LAND SHOWN HEREON IS IN ZONE "M" (BASE FLOOD ELEVATION 7') SPECIAL FLOOD HAZARD AREAS SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD AND ZONE AO (DEPTH 1') SPECIAL FLOOD HAZARD AREAS SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD, BASED ON THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP FOR ESCAMBA COUNTY, FLORIDA, COMMUNITY PANEL NUMBER 1120335004925, EFFECTIVE DATE OF SEPTEMBER 29, 2006.
- GEOPHYSICAL DATA FOR FEATURES SUCH AS MONUMENTATION, FENCES, TREES, TREE LINES, UTILITIES EXCEPT AS SPECIFICALLY IDENTIFIED BY THIS SURVEY HAS NOT BEEN OBTAINED OR EXPLORED.
- FEATURES WILL SUPERSEDE SCALED MEASUREMENTS.
- THIS SURVEY DOES NOT REPRESENT NOR GUARANTEE OWNERSHIP.

**LEGEND**

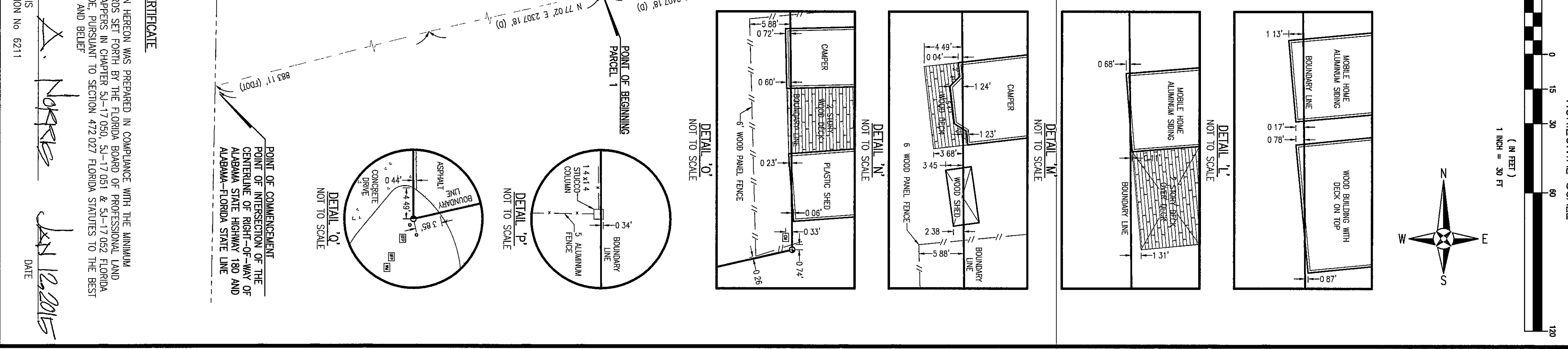
- FOUND ½" IRON ROD (UNNUMBERED)
- FOUND CHIPPED IRON ROD NO. 4648
- FOUND CHIPPED IRON ROD NO. 7073
- FOUND CHIPPED IRON ROD NO. 6763
- FOUND 4"x4" CONCRETE MONUMENT WITH BRASS DISK STAMPED 0340
- DENOTES ELECTRIC METER
- DENOTES HOSE BIB
- DENOTES BACK FLOW PREVENTER
- DENOTES WATER METER
- DENOTES WATER VALVE
- DENOTES IRRIGATION VALVE
- DENOTES FIRE HYDRANT
- DENOTES WOOD PANEL FENCE
- DENOTES WOOD POST
- DENOTES SATELLITE DISH
- DENOTES CLEANOUT
- DENOTES BURIED FIBER OPTIC CABLE MARKER
- DENOTES GUY ANCHOR
- DENOTES WOOD UTILITY POLE
- DENOTES ELECTRIC BOX
- DENOTES ALUMINUM FENCE
- DENOTES OVERHEAD UTILITIES
- DENOTES AIR CONDITIONER
- DENOTES DEED INFORMATION
- DENOTES EDGE OF PAVEMENT
- DENOTES FIELD INFORMATION
- DENOTES FLOOD DEPARTMENT MONUMENTATION
- DENOTES POINT OF INTERSECTION

**BOUNDARY SURVEY CERTIFICATE**

THE SURVEY SHOWN HEREON WAS PREPARED IN COMPLIANCE WITH THE MINIMUM TECHNICAL STANDARDS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS AND APPEARS IN CHAPTER 35-11 (050, 53-17.051) & 35-17.052 FLORIDA STATUTES AND ON OR ABOUT SECTION 472.027 FLORIDA STATUTES TO THE BEST OF MY KNOWLEDGE AND BELIEF.

BY: *Charles Liberis* DATE: *Jan 12, 2015*

FLORIDA REGISTRATION NO. 6211



<b>BOUNDARY SURVEY</b>	
PROJECT NO	2013 055
DRAWN BY	CBD
CHKD BY	MAN
SCALE	1" = 30'
F B	14-08
P G	59 62
DATE	1-7-2015

NO	DATE	APPR	REVISION/ACTION TAKEN

**FORMER RIO ANTIGUA PARCEL**  
PERDIDO KEY DRIVE

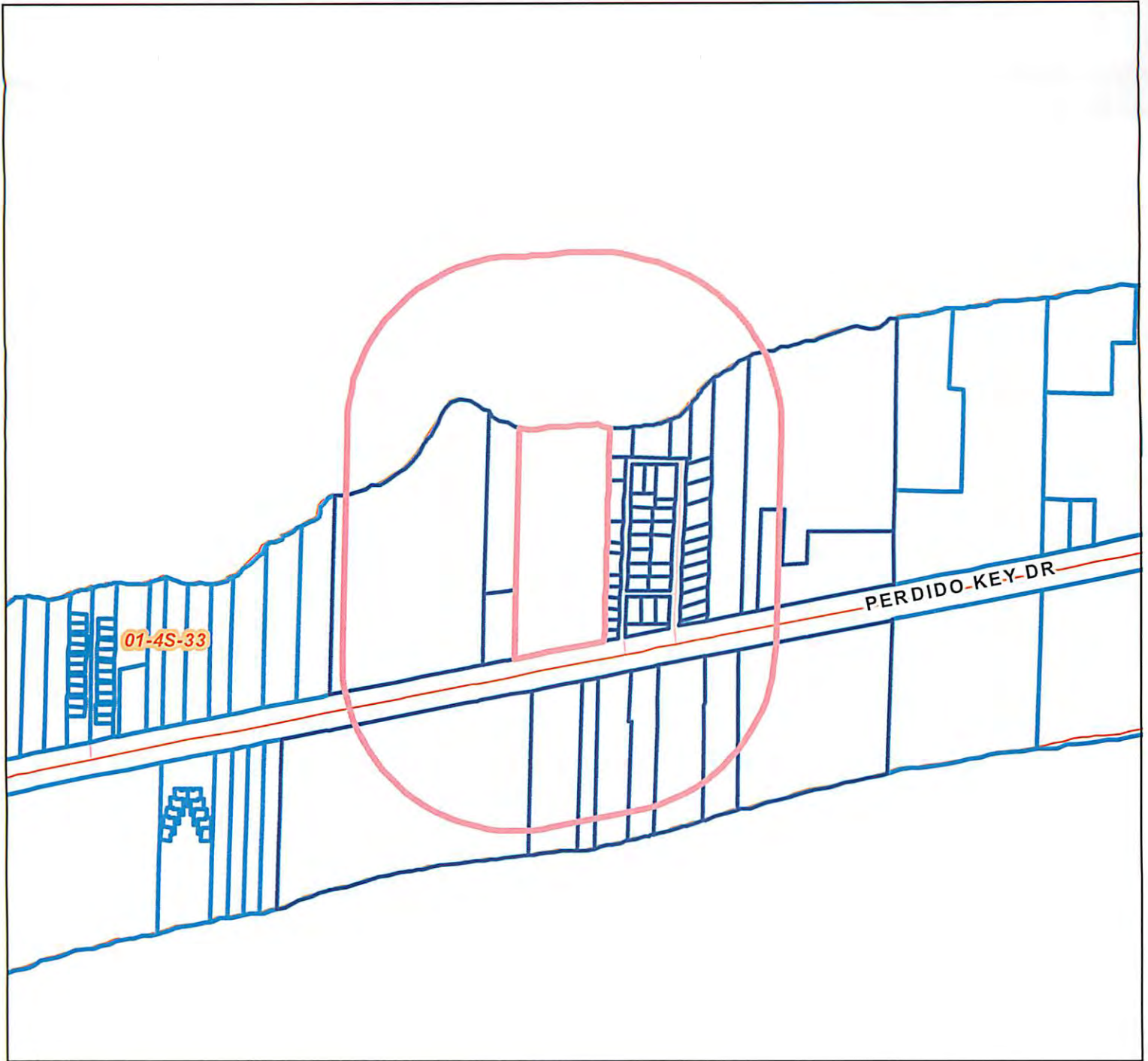
A PORTION OF  
SECTION 1 TOWNSHIP 4 SOUTH RANGE 33 WEST  
COUNTY ESCAMBA STATE FLORIDA

NOT VALID WITHOUT THE ORIGINAL RAISED SEAL OF THE SURVEYOR. ANY COPIES OF THIS SURVEY ARE VOID.

**RBA**  
**REBOL-BATTLE & ASSOCIATES**  
Civil Engineers and Surveyors

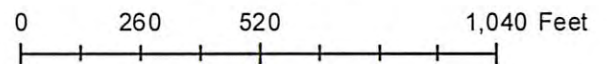
2301 N. Ninth Avenue, Suite 300  
Pensacola, Florida 32503  
Telephone 850 438 1400 Fax 850 438 0448  
LB 00006957 LB 7816

Chris Jones Escambia County Property Appraiser



January 14, 2015

1:5,055



BROOKS ANITA JOYCE  
2803 CRYSTAL FALLS DR  
KINGWOOD, TX 77345

CASTLEBERRY EZELL & EARLINE  
PO BOX 115  
CASTLEBERRY, AL 36432

STRICKLAND H C & DORIS  
PO BOX 2078  
GULF SHORES, AL 36547

HARDEN DEBRA M  
9526 SCENIC HILLS DR  
SEMMES, AL 36575

BROWN WANDA M  
192 DONOVAN RD  
LUREDALE, MS 39451

TURNEY DALE & GINA  
741 PLUMMER RD #1220  
HUNTSVILLE, AL 35806

CROLEY DEBORAH D  
PO BOX 23  
CENTURY, FL 32535

METZGER ETHEL B YOUNG  
14651 RIDGE RD  
SUMMERDALE, AL 36580

JOHNSON WAYNE C &  
2420 BOBWHITE TRAIL W  
MOBILE, AL 36695

MOWERY PATSY T REVOCABLE LIVING  
TRUST  
17000 PERDIDO KEY DR LOT J  
PENSACOLA, FL 32507

FOR PHILLIPS JAMES D &  
1452 HICKORY ST  
NICEVILLE, FL 32578

FORD MICHAEL A & KIMBERLY R  
106 E TIMBER RIDGE DR  
WAYNESBORO, MS 39367

YOUNG JERRY W & REJOHNA E  
1052 MARYANNA RD  
CALERA, AL 35040

LESTER LEE W &  
2510 GLADSTONE DR  
HUNTSVILLE, AL 35811

JAMES WILLIE F & RITA M  
9855 CELESTE RD  
SARALAND, AL 36571

JOHNSON SALLY A  
4558 AMBLEWOOD CT  
PACE, FL 32571

SHEFFIELD T T & BETTY B  
47175 BELLEWOOD DR  
MOBILE, AL 36618

LYNN  
14010 RANDAMERE DR  
HUNTSVILLE, AL 35803

INGRAM DONALD W  
10169 BOWMAN AVE  
PENSACOLA, FL 32534

IVA  
217 CONCORDIA BLVD  
PENSACOLA, FL 32505

BARNES LESLIE & SUSAN  
3210 DOCKENS RD  
MCDAVID, FL 32568

LINT ROYCE L JR  
5914 RIVERVIEW DR  
BIRMINGHAM, AL 35210

KEY SHELL INC  
146 S FLORIDA STREET  
MOBILE, AL 36606

BILLIE JOYCE  
3658 CLARIDGE RD NORTH  
MOBILE, AL 36608

FOR KILLAM BETTY H TRUST  
8850 CREAMER RD  
CENTURY, FL 32535

PEVAHOUSE LOIS I  
597 BOCAGE RD  
BIRMINGHAM, AL 35210

CREWS VELMA D  
5149A HIGHWAY 612  
CANTONMENT, FL 32533

BEACH & YACHT CLUB AT  
16790 PERDIDO KEY DR  
LUCEDALE, MS 39452

RIO DEVELOPMENT PARTNERS LLC  
PO BOX 738  
PENSACOLA, FL 32507

ROBBINS LIVING TRUST 50% INT  
2401 BROOKPARK RD  
POINT CLEAR, AL 36564

LIGHTSEY LEON G JR  
5223 BORDER DR N  
PENSACOLA, FL 32534

CASTLEBERRY EZELL & DICKS  
17000 PERDIDO KEY DR  
MOBILE, AL 36608

BROOKS ANDREW T  
2139 GILLETTE ST  
MOBILE, AL 36606

SHELLY ANGELA  
515 S 21ST AVE  
PENSACOLA, FL 32507

MATCHETT ALTON & DARLENE  
9855 REBEL RD  
HOUSTON, TX 77006

WEBB PAUL E  
17000 PERDIDO KEY DR, LOT D  
ATMORE, AL 36502

CARNLEY DEBORAH FAYE &  
17000 PERDIDO KEY DR # G  
PENSACOLA, FL 32526

GRAHAM FRANK J  
9710 HAMILTON CREEK DR S  
PENSACOLA, FL 32507

BEASLEY CHARLIE R  
PO BOX 76  
,

HAMMAC KAY R  
5410 DAWSON RD  
MOBILE, AL 36695

BEASLEY CHARLIE R  
17000 PERDIDO KEY DR LOT Q  
STEINHATCHEE, FL 32359

DARBY RHETT E & ROXANNE  
14005 SOLANO CIR  
CENTURY, FL 32535

SEABREEZE PROPERTIES LLC  
100 M PRICE RD  
PENSACOLA, FL 32507

ASSOCIATION INC  
3057 COUNTY RD 71  
OCEAN SPRINGS, MS 39564

CLUB CABANA CONDOMINIUM  
  
PERKINSTON, MS 39573

LAKESHORE CAPITAL INVESTMENTS LLC  
2000 1ST DR STE 400  
NEWTON, AL 36352

JACOBS JOSEPH D JR TRUSTEE FOR  
4150-C OLD STERLINGTON RD  
MARIETTA, GA 30062

JACOBS JOSEPH D JR &  
4150-C STERLINGTON RD  
,

MORGAN CECIL JR & JANE H  
3090 OVERHILL RD  
MONROE, LA 71203

25% INT  
C/O REGIONS BANK  
MONROE, LA 71203

HUBERT LEO A JR & BARBARA J  
11 ENGLISH TURN CT  
BIRMINGHAM, AL 35223

DCS MULTIGENERATIONAL FAMILY  
PO BOX 11270  
ARLINGTON, TX 76094

ROYAL CUP INC  
160 CLEAGE DR  
NEW ORLEANS, LA 70131

LEE JUDITH GOODWIN  
1162 CHEVAL LN  
NEW ORLEANS, LA 70181

AMERICAN REALTY CO  
PO BOX 23047  
BIRMINGHAM, AL 35217

ROBINSON G A III TRUSTEE FOR  
91 S FRONT ST STE 2  
BIRMINGHAM, AL 35216

JACOBS DOROTHY S  
1 RIVER PLACE  
MEMPHIS, TN 38103

STEVENS RONALD J & REBECCA B  
PO BOX 1440  
NEW ORLEANS, LA 70181

HULSEY WILLIAM C & MILDRED E  
424 CLUB PLACE  
NEW ORLEANS, LA 70130

SOLOMON GARY & MARTHA  
5400 BANCROFT DR  
DAPHNE, AL 36526



WILLIAMSON ELIZABETH W &  
94 PIDGEON RD  
NEW ORLEANS, LA 70122

CHAROGLU AUDREY  
12 WATERFORD DR  
NEW ORLEANS, LA 70122

ROBINSON CARLTON E & JEAN H  
224 LAKEWOOD DR EAST  
MEMPHIS, TN 38117

LOVELL LEAH CHILDERS MANAGEMENT  
TRUST 1/2 INT  
609 RANDOLPH AVE SE  
HATTIESBURG, MS 39402

NANCY KEITH  
44 ENGLISH TURN DR  
MOBILE, AL 36605

NOLEN MARY ROEBUCK  
2701 BAILEY RD  
HUNTSVILLE, AL 35801

HOOD WARREN A JR & CAROLYN S  
623 MAIN ST  
NEW ORLEANS, LA 70131

FORESMAN CRAIG L &  
9 WATERS LAKE BLVD  
LEEDS, AL 35094

MARMANDE MARVIN V JR  
1212 SAINT CHARLES ST  
HATTIESBURG, MS 39401

HAFFNER STEPHANIE S  
PO BOX 16111  
MISSOURI CITY, TX 77459-6553

HUGHES MARTHA H  
3620 OAK GROVE CIR  
HOUMA, LA 70360

HATCHER DENISE L  
8655 JEFFERSON HWY # 15  
MOBILE, AL 36616

CLODFELTER WILLIAM C &  
16790 PERDIDO KEY DR # A801  
MONTGOMERY, AL 36116

CAROLINE B WEBB TRUST 1/2  
110 DUNHAM SPRINGS LN  
BATON ROUGE, LA 70809

RAMIREZ BRENT TRUSTEE  
PO BOX 2370  
PENSACOLA, FL 32507

CARTER LLOYD W & CHERYL B  
2310 MARIANNE DR  
NEW ORLEANS, LA 70176

CHRNEST PARTNERSHIP  
414 GLENDALE DR  
NEW ORLEANS, LA 701762370

MCGOWAN DIANE WEST LIMITED  
PARTNERSHIP  
2749 QUAIL RUN PLACE  
ZACHARY, LA 70791

CAGE JOHN MD LLC  
711 ST JOHN ST  
METAIRIE, LA 70001

CHALFIN STEVEN &  
1501 BLACKBIRD LN  
JACKSON, MS 39211

DEBOLT FRANK W &  
504 BILTMORE DR  
MONROE, LA 71201

CHAIN BETTY GREEN  
312 6TH AVE  
SAN ANTONIO, TX 78248

LOCKETT GERTRUDE W  
3832 BROOK HOLLOW LN  
FRANKLIN, TN 37067

CALDWELL H MILLER JR &  
107 SHORELINE DR  
HATTIESBURG, MS 39401

SOUTHWEST SECURITY INC  
75 MELROSE MONTEBELLO PKWY  
BIRMINGHAM, AL 35243

GIBSON NANCY T  
127 W CANEBRAKE BLVD  
GULF BREEZE, FL 32561

MOTE LAUREN O  
290 RIVER ROUTE  
NATCHEZ, MS 39120

VASCOCU JULIA H &  
103 OAK ALLEY  
HATTIESBURG, MS 39402

BIGLANE JAMES M & NANCY K  
PO BOX 966  
MAGNOLIA SPRINGS, AL 36555

RATLIFF JOYCE A  
2003 GARDEN PL  
LAFAYETTE, LA 70508

BYC PARTNERS LLC  
4500 1-55 NORTH STE 221  
NATCHEZ, MS 39121

LOFLIN JOHN W  
PO BOX 4987  
JACKSON, MS 39211

BRYANT SCOTT M & JULIE C  
1830 29TH AVE S APT 440  
PENSACOLA, FL 32507

HOGAN JACQUELINE VZ  
PO BOX 550  
MONROE, LA 71211

MAJURE FAMILY LIMITED  
PARTNERSHIP  
626 22ND AVE SOUTH  
HOMEWOOD, AL 35209

HIGHWAY EQUIPMENT CO INC  
2 S 32ND ST  
MERIDIAN, MS 39302

PERDIDO KEY PARTNERS  
3136 PINE RIDGE RD  
MERIDIAN, MS 39301

THOMPSON RICHARD E MANAGEMENT  
TRUST  
8 CARLA CIR  
BIRMINGHAM, AL 35233

MANSHEL STEPHEN D & ELLEN H  
7523 GARNET ST  
BIRMINGHAM, AL 35213

VIEW ON THE GULF PARTNERS  
C/O THOMAS LANE  
BIRMINGHAM, AL 35213

BROCKMAN RALPH W & JANA W  
2812 ARMAND ST  
NEW ORLEANS, LA 70124

RENARD LLC  
168 E OAKRIDGE PARK  
MONROEVILLE, AL 36460

ANDREWS F SCOTT & AUGUSTA M  
1104 MONTVUE RD  
MONROE, LA 71201

HALEY JOHN P III &  
PO BOX 859  
METAIRIE, LA 70005

1/2 INT  
PO BOX 6058  
ANNISTON, AL 36201

RESIDENCE TRUST  
100-B SOUTH MAIN ST  
POINT CLEAR, AL 36564

WARE FRANCES W  
300 BRIARWOOD DR WEST  
MONROE, LA 71211

AGER LLC  
2728 8TH ST  
TUSCUMBIA, AL 35674

SMITHWICK CATHERINE S 1/6 INT  
1901 6TH AVE N STE 2400  
TUSCUMBIA, AL 35674

VIP RESOURCES LLC  
104 CAMELLIA DR  
JACKSON, MS 39206

ALLEN LESLIE RALLS  
3245 E BRIARCLIFF RD  
TUSCALOOSA, AL 35401

TAYLOR JOHN A TRUSTEE  
104 S RIDGE RD  
BIRMINGHAM, AL 35203

WEICHERT CAPITAL HOLDINGS  
501 RUE ST PETER APT 111  
BIRMINGHAM, AL 35223

VILLERE GEORGE G  
9 AUDUBON PLACE  
ANDALUSIA, AL 36420

BATES PAUL  
2281 GRANDVIEW DR  
BIRMINGHAM, AL 35223

ALLEN NANCY N  
15 PERSERVERANCE ST  
NEW ORLEANS, LA 70118

KING ANN T FAMILY PARTNERSHIP  
C/O JOHN CLANCY KING JR  
LAWRENCEBURG, TN 38464

ROUSE ENTERPRISES LLC  
111 BEDFORD RD  
NEW ORLEANS, LA 70118

GOODWIN SARA G 25 % INT  
2215 W 33RD ST  
MT PLEASANT, SC 29464

ROBINSON ADAMS INSURANCE INC  
PO BOX 530250  
HELENA, AR 72342

BALLARD GEORGE F & KEIGH  
957 CASTLE KIRK DR  
HATTIESBURG, MS 39402

GODFREY THOMAS B JR & PATRICIA R  
1409 N 2ND ST  
PANAMA CITY, FL 32405-1920

SIMMONS FIRST TRUST CO  
3131 OLIVE ST  
BIRMINGHAM, AL 35253

BLAND DANIEL L &  
107 SOUTH RANKIN ST  
BATON ROUGE, LA 70808

SCHEU CHERYL W  
5584 DOUBLE OAK LN  
MONROE, LA 71201

MOSTELLAR JOY D  
2355 VENETIA RD  
PINE BLUFF, AR 71603

HERITAGE PARTNERS LTD  
C/O BRENDA NORMAN  
NATCHEZ, MS 39120

CAVIN CHARLES &  
2303 STEEL ST  
BIRMINGHAM, AL 35242

HARENA LLC  
1550 MCFARLAND BLVD N THIRD  
FLOOR  
MOBILE, AL 36605

PERDIDO PARADISE LLC  
3004 ASBURY LN  
ATLANTA, GA 30319

EDGE ANDREW N  
4268 DYKES DR  
MEMPHIS, TN 38117

PERDIDO FOUR LLC  
52410 CLARK RD  
HOUSTON, TX 77098

MCGEHEE WILLIAM B JR &  
C/O TALLADEGA INSURANCE  
TUSCALOOSA, AL 34506

GRENIER JOHN B &  
1833 WOODCREST RD  
BIRMINGHAM, AL 35243

THIBODEAUX THELMA ANN  
101 SAWGRASS LN  
WHITE CASTLE, LA 70788

TRUST  
17075 PERDIDO KEY DR # 1C  
TALLADEGA, AL 35160

HURST BILLY &  
17075 PERDIDO KEY DR U-1W  
BIRMINGHAM, AL 35209

FOR PIERCE ERNEST NOEL &  
1736 E SUNSHINE ST SUITE 500  
TALLADEGA, AL 35160

PLOTT WILLIAM H  
1315 INDIAN HILL DR  
BROUSSARD, LA 70518

BRENNER HOWARD  
4228 HOUMA BLVD  
PENSACOLA, FL 32507

WEST DOROTHY ANN  
17075 PERDIDO KEY DR # 3E  
PENSACOLA, FL 32507

DAVIS MARY CHEEK HALL FAMILY  
TRUST  
C/O LANIGAN & ASSOCIATES PC  
SPRINGFIELD, MO 658041335

REIMER GARY B &  
17075 PERDIDO KEY DR UNIT U-3W  
TUSCALOOSA, AL 35406

STILLMAN MARGARET M  
17075 PERDIDO KEY DR # U4E  
METAIRIE, LA 70006

BALE ANGELA  
1116 PINEMONT DR NORTH  
PENSACOLA, FL 32507

LOTT LARRY W JR &  
395 JESSIE JAMES RD  
TALLAHASSEE, FL 32308

THORNTON KATHY W  
17075 PERDIDO KEY DR # 5-E  
PENSACOLA, FL 32507

1/2 INT  
17075 PERDIDO KEY DR U 5C  
PENSACOLA, FL 32507

SCOTT ISAAC J III &  
2 OLD CREEK TRL  
TUSCALOOSA, AL 35406

HULETT GREGORY J &  
1814 LAKE HARRIS RD  
BENTON, LA 71006

BUCHANAN HELEN H  
PO BOX 171  
PENSACOLA, FL 32507

FOR SMITH SHARON ANN TRUST  
17075 PERDIDO KEY DR # 6-W  
PENSACOLA, FL 32507

KILPATRICK ANDREW C &  
486 BOTANICAL PL  
OPELIKA, AL 36804

NOLEN JAMES S  
600 HILLYER HIGH RD  
WHITE OAK, TX 75693

BLAYLOCK CLAIRE WILSON  
1020 COUNTRY RD 1482  
MOBILE, AL 36601

HAZELRIG LYNN S  
PO BOX 43669  
PENSACOLA, FL 32507

NEWMAN DWAIN A &  
2491 E JOYCE BLVD  
BIRMINGHAM, AL 35223

MYERS JERRY W & GLORIA W  
17000 PERDIDO KEY DR # A-12  
ANNISTON, AL 36207

JAMES J F &  
814 AMBERWOOD DR  
BIRMINGHAM, AL 35243

YACHT HARBOUR DEVELOPMENT LLC  
212 W INTENDENCIA ST  
PENSACOLA, FL 32507

ANDERSON TUNSTALL C & LYNNE R  
183 GREEN GLADE RD  
TUSCALOOSA, AL 35405

LONG EARLE W IV  
PO BOX 2746  
,

ROWELL JULIE R  
510 OAK RIDGE CT EAST  
MARIETTA, GA 30062

BORHO JEFFREY M  
64 52ND ST  
,

MASTER BOAT BUILDERS INC  
PO BOX 702  
PENSACOLA, FL 32502

STONE JOSEPH P  
1300 HINKLE RD  
MEMPHIS, TN 38120

WOODWARD MICHAEL &  
414 SKYLINE DR  
MOBILE, AL 36652

BROGDEN JOSEPH B &  
1997 MEDICAL PARK DR  
DAPHNE, AL 36526

WARD CHERYL Y &  
5065 SOUNDSIDE DR  
GULFPORT, MS 39507

RICHARDSON DAISY P TRUSTEE FOR  
162 RUMSON ROAD NE  
BAYOU LA BATRE, AL 36509

BUTLER JAMES D & LYNNE S  
208 KINGSWOOD CT  
CLANTON, AL 35045

CUSICK TERRY L & REBECCA C  
17119 PERDIDO KEY DR # G-15  
TAYLORSVILLE, KY 40071

BOLLENBERG WILLIAM G & BARBARA E  
17119 PERDIDO KEY DR G-21  
ATMORE, AL 36502

GIBSON EMORY T &  
1201 STONEHURST DR  
GULF BREEZE, FL 32563

RICE DEBORAH KAY  
2124 MARCHFIELD DR EAST  
ATLANTA, GA 30305

KOFFLER WARREN E &  
10 SCHWAEMMLE DR  
MOBILE, AL 36608

BODIE JUDY H  
4606 KINGSWOOD DR SOUTH  
PENSACOLA, FL 32507

VAUGHN DONALD W & PATSY M  
5713 OAKLEIGH TRACE CT  
PENSACOLA, FL 32507

BASDEN KATIE PRATHER 1/3 INT  
PO BOX 2506  
HUNTSVILLE, AL 35801

STONE AIMEE  
2317 GARLAND DR  
MOBILE, AL 36693

LENAGHAN JAMES O &  
1632 SUGAR CREEK DR  
MOBILE, AL 36608

NEEDLE RUSH POINT OWNER'S ASSOC  
INC  
17119 PERDIDO KEY DR  
MOBILE, AL 36608

BERRY KEEHN W III  
3024 WOODLEIGH RD  
MOBILE, AL 36693

RUSSELL WILLIAM S & JANET  
1605 BLACK HAWK DR  
AUBURN, AL 36831

HAMMOCK WILLIAM R JR  
525 OWLS NEST PL  
BIRMINGHAM, AL 35216

KOPPEL GEORGE H  
4530 MAGAZINE ST # A  
MOBILE, AL 36695

KOCH PAMELA B  
112 LEVERT AVE  
PENSACOLA, FL 32507

MATTEI HARRY W & MARGARET R  
3804 WARREN CT  
BIRMINGHAM, AL 35223

MCWHORTER ROBERT W & PATRICIA K  
10046 CONWAY RD  
OPELIKA, AL 36801

MONTAGUE FAMILY PARTNERSHIP  
C/O ROBERT MONTAGUE  
FAIRHOPE, AL 36532

MAXWELL ROSEMARY  
222 BOXWOOD DR  
NEW ORLEANS, LA 70115

MORRISSEY MARY G TRUSTEE  
4476 PRESERSVE DR  
MOBILE, AL 36607

CARR J SCOTT &  
575 LINCOLN AVE  
MOBILE, AL 36608

TALLEY JOHN F & PEPPI P  
904 LAKE COLONY RUN  
ST LOUIS, MO 63124-1277

HYNSON ROBERT G  
PO BOX 3020  
MEMPHIS, TN 38117

YOUNGBLOOD WILLIAM T  
30 OAKLAND AVE  
FRANKLIN, TN 37069

STEEN JOE F &  
3716 CLARIDGE RD S  
HOOVER, AL 352264159

MCGINLEY KATHERINE M  
109 RYAN AVE  
PALO ALTO, CA 94301

SUTTER JANIS  
102 BLACKBERRY TRAIL  
BIRMINGHAM, AL 35242

MERRILL LAURA  
1647 PANORAMA LN  
LAUREL, MS 39442

JENKINS VIRGINIA H  
120 LEE DR  
MOBILE, AL 36608

ROSENDAHL MATTHEW  
1000 VALENCE ST  
MOBILE, AL 36608

WEBSTER DAVID F &  
2 WESTGATE RD  
MOBILE, AL 36607

THORN EDWARD F & NITA F TRUSTEES  
FOR  
19481 MOUNTAINVIEW LN  
FLORENCE, AL 35630

HOLLINGSWORTH CAREY F III &  
VIRGINIA C  
2933 VIRGINIA RD  
BIRMINGHAM, AL 35216

SEWELL STEPHANIE M  
2304 BROOK MANOR DR  
AUBURN, AL 36832

ATCHLEY BRIAN K &  
1105 OAK RIVER RD  
NEW ORLEANS, LA 70115

BLESSEY MADELEINE S  
430 IONA ST  
MOBILE, AL 36608

KENT BARBARA A  
1200 BLACKHAWK DR  
BIRMINGHAM, AL 35223

BEILHARZ TERRY E & JUDITH A  
8736 FOX CHASE LN  
BIRMINGHAM, AL 35223

TERRELL CAROLYN D  
2419 AUDUBON ST  
MEMPHIS, TN 381203318

CORDELL HOLLI KAYE BLAKELEY  
17119 PERDIDO KEY DR B-35  
METAIRIE, LA 70005

FOR NETTERVILLE FREDERICK H  
3547 BUFFALO RD  
OPELIKA, AL 36801

DEMPSEY JEAN C  
624 TUDOR LANE WEST  
OPELIKA, AL 36801

WILLIS DORA W  
206 LYNNWOOD CIR  
DEFIANCE, OH 43512

PETERSEN ROBERT M & ELISE H  
704 S JAHNCKE AVE  
NEW ORLEANS, LA 70125

BARTON ARLENE 9/30 INT  
1209 FOREST CIR  
WOODVILLE, MS 39669

FOR PLUMMER CAROL H LIVING TRUST  
29237 NEW BRADFORD  
MOBILE, AL 36608

KING HENRY L SR  
C/O HENRY L KING JR  
HATTIESBURG, MS 39402

LARUE WILLIAM T & JOY W  
1359 RIVERDALE RD  
COVINGTON, LA 70433

PARMLEY RICHARD T  
17119 PERDIDO KEY DR # C-24  
BIRMINGHAM, AL 35223

WOOD PATRICIA S &  
16 CROSS CREEK DR  
CORBIN, KY 407012329

MEACHAM JOHN E & ALISON O  
3 SPRING BANK RD SOUTH  
FOLEY, AL 36536

MITCHELL JACK & CATHERINE B  
17119 PERDIDO KEY DR # C33  
GERMANTOWN, RI 38183

SCOTT CHARLES D &  
2641 INTERSTATE DR  
PENSACOLA, FL 32507

CHADWELL MARY L  
17845 BRICKWOOD DR  
MOUNTAIN BROOK, AL 35213

PAYNE KATHERINE C 1/2 INT  
28 CROSS CREEK DR  
HUNTINGTON BEACH, CA 92648-5527

BLAKELEY ROBERT &  
17119 PERDIDO KEY DR UNIT D 12  
MOBILE, AL 36608

CRANE THEODORE P JR & BARBARA A  
2119 LAKE HEATHER WAY  
PENSACOLA, FL 32507

WOODALL KEITH & JOANNE B  
1805 WHITTELEY CT  
OPELIKA, AL 36801

PULLEN PAMELA K 1/2 INT  
1920 SHADES CREST RD  
FAIRHOPE, AL 36532

FOR FORTINBERRY KENNETH A & ELLEN  
K TRUST  
17119 PERDIDO KEY DR # D-21  
MOUNTAIN BROOK, AL 35213

BAKEWELL MICHAEL D & DEBORAH A  
50 WATERWAY CT  
PENSACOLA, FL 32507

CURRY JENICE  
2540 GLENN BROOKE DR  
BIRMINGHAM, AL 35242

CYNTHIA A TRUSTEES  
14251 SILVER RIDGE RD  
OPELIKA, AL 36801

YATTUM CONDOS INC  
3161 LEE ROAD 54  
BIRMINGHAM, AL 35216

JONES FRANK C  
3001 WOODLEIGH RD  
PENSACOLA, FL 32507

BARHAM ROBERT B &  
17119 PERDIDO KEY DR UNIT D 32  
THE WOODLANDS, TX 77380

PATTON ROBERT C & BARBARA H  
3001 ROCKY BROOK RD  
AUBURN, AL 36830

LAUGHMAN MARY M  
49 SOUTH POINT  
POWAY, CA 920644969

PINEBROOK PROPERTIES LLC  
3378 MOFFETT RD  
OPELIKA, AL 36804

SULLIVAN SUZANNE S  
PO BOX 218  
BIRMINGHAM, AL 35223

MACKEY SHARON J 20% INT  
1683 MCMICHAEL DR  
PENSACOLA, FL 32507

SAINO FELIX H & HELEN W  
5214 CHOCTAW AVE  
OPELIKA, AL 36801

BURKE TED  
70 OAKLAND AVE  
HATTISBURG, MS 39402

BOX NORMA H TRUSTEE  
3609 VANNEMAN CT  
MOBILE, AL 36607

WILLIAMS ROBERT D &  
232 LAKEWOOD DR WEST  
LIBERTY, MS 396450218

KLEIN JOSEPH G &  
912 OLD CAHABA DR  
BATON ROUGE, LA 70815

GUTHRIE MARY  
6470 CASTEEL LN  
PENSACOLA, FL 32507

HORSLEY MARILYN  
1831 PRIM CIR  
MOBILE, AL 36608

MORGAN BRYAN R &  
214 RIVER BEND RD  
ATLANTA, GA 30339

NEAL SALLY R  
57 HAPPY VALLEY CIR  
MOBILE, AL 36608

SUSAN STOREY  
650 RIDGEFIELD RD  
HELENA, AL 35080

DAVIS TERRY D & LYNNE  
11726 COUNTY RD # 262  
ATHENS, AL 35611

BRAMLETT NANCY PATE  
3724 DUNSTAN CT  
AUBURN, AL 36830

LATTA FORREST S  
4708 OLD SHELL RD  
COLUMBIA, MS 39429

MCLEOD DOUGLAS R &  
11 COUNTRY CLUB  
NEWNAN, GA 30263-4025

SUSMAN WILLIAM J & MELANIE R  
213 KINGSWOOD CT  
MOBILE, AL 36608

PALMER JEFFREY T  
9801 OLD WATERMELON RD  
TYLER, TX 75707

NETTERVILLE CHARLES T IV  
3695 BUFFALO RD  
MOBILE, AL 36608

STRATTON PAMELA BURGESS 1/6 INT  
4 BUIE DR  
MOBILE, AL 36608

WRENN ROMEL C &  
465 BRICKELL AVE # 3406  
MOBILE, AL 36608

FOR SEBASTIAN FAMILY TRUST  
2701 TIMBERCREST LN  
MOBILE, AL 36608

SKINNER ELLIS R &  
3046 WETHERBY DR  
TUSCALOOSA, AL 35406

DIAZ VERNON PATRICIA  
252 KODIAK TRL  
WOODVILLE, MS 39669

CAMP JOHN R &  
2240 SIMPSON RD  
MONROE, LA 71201

GADY LLC  
3701 TILFORD CIR  
MIAMI, FL 33131

HOLT DAVID A &  
17131 PERDIDO KEY DR #502  
HIGHLAND VILLAGE, TX 75077

SLOCUM FRED E &  
17131 PERDIDO KEY DR # 601  
GERMANTOWN, TN 38139

TERRAL THOMAS B  
70 CYPRESS LOVE  
FORTSON, GA 31808

SLOCUM TERRY R  
17131 PERDIDO KEY DR #601  
DELHI, LA 71232

HOLT DAVID A &  
17131 PERDIDO KEY DR APT 502  
TUSCALOOSA, AL 35406

KENYAN SUSAN POPE  
C/O PAUL BATES  
MONROE, LA 71201

BLAYLOCK CLAIRE WILSON  
1020 COUNTY RD 1482  
MIAMI, FL 33131

FOR LAROCHE CAROLE F  
10801 HUNTERS POINT RD  
GERMANTOWN, TN 38139

HURST BILLY &  
17075 PERDIDO KEY DR UNIT 1W  
DELHI, LA 71232

FOR NEWMAN R GLENDA TRUST  
PO BOX 789  
MONROE, LA 71201

STILLMAN MICHAEL J &  
17075 PERDIDO KEY DR #U4E  
SMYRNA, GA 30080

THORNTON KATHY W  
17075 PERDIDO KEY DR # 5E  
BIRMINGHAM, AL 35243

JMK INVESTMENT PROPERTIES LLC  
C/O ANDREW & PATRICIA KILPATRICK  
BIRMINGHAM, AL 35223

KENYAN EDWIN &  
C/O PAUL A BATES  
BENTON, LA 71006

KNIEP ERNEST W JR  
5200 TRAVIS RD #2  
COLUMBIA, TN 38401

PARKER GLORIA JUNE EST OF  
PO BOX 442  
CULLMAN, AL 35058

,

,

,

,

,

,

,

,

,

,

,

,

,

,

,

,

,





**Development Services Department  
Building Inspections Division**

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

**RECEIPT**

Receipt No. : **625753**

Date Issued. : 01/05/2015

Cashier ID : TMCOOEY

Application No. : PRZ150100001

Project Name : Z-2015-03

**PAYMENT INFO**

Method of Payment	Reference Document	Amount Paid	Comment
<b>Check</b>			
	001112	\$1,270.50	App ID : PRZ150100001
		<b>\$1,270.50</b>	<b>Total Check</b>

Received From : JOESBORO INVESTMENTS LLC

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

Change Due : \$0.00

**APPLICATION INFO**

Application #	Invoice #	Invoice Amt	Balance	Job Address
PRZ150100001	716773	1,270.50	\$0.00	17080 PERDIDO KEY DR, PENSACOLA, FL

**Total Amount :** 1,270.50

\$0.00 Balance Due on this/these  
Application(s) as of 1/21/2015

**From:** [Thomas R Brown](#)  
**To:** [John C. Fisher](#)  
**Subject:** RE: Rezoning case on pk  
**Date:** Thursday, January 22, 2015 11:36:52 AM

---

This segment of Perdido Key Dr is currently operating at 66% of its capacity for transportation concurrency. Development shall not commence without a finding of concurrency through the Development Review Committee per LDC 5.14.00

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

From: John C. Fisher  
Sent: Thursday, January 22, 2015 8:18 AM  
To: Horace L Jones; David V. Forte  
Cc: Temeka S. Mallory; Kayla R. Meador; Thomas R Brown; Colby S. Brown  
Subject: RE: Rezoning case on pk

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

From: Horace L Jones  
Sent: Thursday, January 22, 2015 8:15 AM  
To: David V. Forte  
Cc: John C. Fisher; Temeka S. Mallory; Kayla R. Meador; Thomas R Brown; Colby S. Brown  
Subject: Re: Rezoning case on pk

Certainly.

Sent from my iPhone

> On Jan 22, 2015, at 8:12 AM, David V. Forte <DVFORTE@co.escambia.fl.us> wrote:  
>  
> If possible, can John and Tommy have a quick sit down prior to the Findings-of-Fact are complete. I think it is best that we (Traffic) has a chance to review the case with the Rezoning PM early enough on in the process so that we can all be on the same page moving forward.  
>  
> It can work as a way to eliminate potential disagreements/concerns right before or even during the rezoning hearing.  
>  
> Thanks all,  
>  
> David Forte, Program Manager  
> Public Works Department  
> Escambia County, FL  
>  
>  
> -----Original Message-----  
> From: Horace L Jones  
> Sent: Thursday, January 22, 2015 6:54 AM  
> To: John C. Fisher; Temeka S. Mallory; Kayla R. Meador  
> Cc: Thomas R Brown; David V. Forte; Colby S. Brown  
> Subject: Rezoning case on pk  
>  
> John  
> Please make sure that Tom has all the information on the proposed rezoning case. He needs the entire file. We discuss. This last year  
>  
> Sent from my iPhone



Board of County Commissioners • Escambia County, Florida

Keith Wilkins, Director  
Community & Environment Department

TO: Escambia County Planning Board

FROM: Timothy Day, Environmental Programs Manager  
Water Quality and Land Management Division

MEETING DATE: 02/03/2015

RE: Supplemental Information Case: **Z-2015-03**  
Criterion (5) Effect on natural environment

**Findings:** The proposed amendment is **not consistent** with the intent and purpose of the Perdido Key Habitat Conservation Plan.

**History:**

- February 2004 – Perdido Key beach mice documented on private property resulting in significant environmental permit requirements for Perdido Key property owners
- December 2007 – The Board of County Commissioners contract with Atkins to develop a Habitat Conservation Plan (HCP) regarding listed species on Perdido Key in order to receive an Incidental Take Permit (ITP) to facilitate private development
- December 2014 – US Fish and Wildlife Service approves the HCP and issues the ITP to Escambia County

**What the HCP Does:**

The HCP/ITP is a tool the County can utilize to facilitate private development on the Key while maintaining protective measures required by the Endangered Species Act. In areas the USFWS have determined mouse habitat exists, the County will be able to authorize development of approximately 66 acres.

**Conflict with the HCP/ITP:**

The HCP/ITP was developed and approved based on existing zoning. County development approvals under the HCP/ITP are restricted to 11 acres every 5 years and limits cumulative development by zoning district. This proposed amendment would limit the ability of other owners within the CCPK district to receive the benefit of this permit. Additionally, if densities/intensities are increased, the premise of the HCP/ITP may be deemed invalid and subject the County to having the permit revoked or a third party challenge.

Excerpt from the Perdido Key Programmatic Habitat Conservation Plan

**Table 8.3: Final calculation of PKBM habitat to be lost during the 30-year ITP.**

Zoning District	Final PKBM habitat acres lost for the 30-year ITP based on 2004-2008 actions, maintaining baseline habitat percentage within zoning districts, and request for determination of ITP coverage needs
R-1 PK	1.3 acres
R-2 PK	4.5 acres
R-3 PK	12.3 acres
PR PK	33.7 acres
C-1 PK	5.4 acres
CC PK	8.7 acres
CG PK	0.1 acres
Total	66 acres*

\*An additional five (5) percent of take may be administratively authorized with concurrence by the Service as a contingency for unforeseen circumstances. This administrative authorization will constitute up to three and three-tenths (3.3) acres of take. Prior to receiving Service concurrence, the County will additionally create/restore and perpetually maintain PKBM habitat on a 2:1 ratio of up to six and six-tenths (6.6) acres.

**From:** [Thomas R Brown](#)  
**To:** [John C. Fisher](#)  
**Subject:** RE: Rezoning case on pk  
**Date:** Thursday, January 22, 2015 11:36:52 AM

---

This segment of Perdido Key Dr is currently operating at 66% of its capacity for transportation concurrency. Development shall not commence without a finding of concurrency through the Development Review Committee per LDC 5.14.00

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

From: John C. Fisher  
Sent: Thursday, January 22, 2015 8:18 AM  
To: Horace L Jones; David V. Forte  
Cc: Temeka S. Mallory; Kayla R. Meador; Thomas R Brown; Colby S. Brown  
Subject: RE: Rezoning case on pk

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

From: Horace L Jones  
Sent: Thursday, January 22, 2015 8:15 AM  
To: David V. Forte  
Cc: John C. Fisher; Temeka S. Mallory; Kayla R. Meador; Thomas R Brown; Colby S. Brown  
Subject: Re: Rezoning case on pk

Certainly.

Sent from my iPhone

> On Jan 22, 2015, at 8:12 AM, David V. Forte <DVFORTE@co.escambia.fl.us> wrote:  
>  
> If possible, can John and Tommy have a quick sit down prior to the Findings-of-Fact are complete. I think it is best that we (Traffic) has a chance to review the case with the Rezoning PM early enough on in the process so that we can all be on the same page moving forward.  
>  
> It can work as a way to eliminate potential disagreements/concerns right before or even during the rezoning hearing.  
>  
> Thanks all,  
>  
> David Forte, Program Manager  
> Public Works Department  
> Escambia County, FL  
>  
>  
> -----Original Message-----  
> From: Horace L Jones  
> Sent: Thursday, January 22, 2015 6:54 AM  
> To: John C. Fisher; Temeka S. Mallory; Kayla R. Meador  
> Cc: Thomas R Brown; David V. Forte; Colby S. Brown  
> Subject: Rezoning case on pk  
>  
> John  
> Please make sure that Tom has all the information on the proposed rezoning case. He needs the entire file. We discuss. This last year  
>  
> Sent from my iPhone



Board of County Commissioners • Escambia County, Florida

Keith Wilkins, Director  
Community & Environment Department

TO: Escambia County Planning Board

FROM: Timothy Day, Environmental Programs Manager  
Water Quality and Land Management Division

MEETING DATE: 02/03/2015

RE: Supplemental Information Case: **Z-2015-03**  
Criterion (5) Effect on natural environment

**Findings:** The proposed amendment is **not consistent** with the intent and purpose of the Perdido Key Habitat Conservation Plan.

**History:**

- February 2004 – Perdido Key beach mice documented on private property resulting in significant environmental permit requirements for Perdido Key property owners
- December 2007 – The Board of County Commissioners contract with Atkins to develop a Habitat Conservation Plan (HCP) regarding listed species on Perdido Key in order to receive an Incidental Take Permit (ITP) to facilitate private development
- December 2014 – US Fish and Wildlife Service approves the HCP and issues the ITP to Escambia County

**What the HCP Does:**

The HCP/ITP is a tool the County can utilize to facilitate private development on the Key while maintaining protective measures required by the Endangered Species Act. In areas the USFWS have determined mouse habitat exists, the County will be able to authorize development of approximately 66 acres.

**Conflict with the HCP/ITP:**

The HCP/ITP was developed and approved based on existing zoning. County development approvals under the HCP/ITP are restricted to 11 acres every 5 years and limits cumulative development by zoning district. This proposed amendment would limit the ability of other owners within the CCPK district to receive the benefit of this permit. Additionally, if densities/intensities are increased, the premise of the HCP/ITP may be deemed invalid and subject the County to having the permit revoked or a third party challenge.

Excerpt from the Perdido Key Programmatic Habitat Conservation Plan

**Table 8.3: Final calculation of PKBM habitat to be lost during the 30-year ITP.**

Zoning District	Final PKBM habitat acres lost for the 30-year ITP based on 2004-2008 actions, maintaining baseline habitat percentage within zoning districts, and request for determination of ITP coverage needs
R-1 PK	1.3 acres
R-2 PK	4.5 acres
R-3 PK	12.3 acres
PR PK	33.7 acres
C-1 PK	5.4 acres
CC PK	8.7 acres
CG PK	0.1 acres
Total	66 acres*

\*An additional five (5) percent of take may be administratively authorized with concurrence by the Service as a contingency for unforeseen circumstances. This administrative authorization will constitute up to three and three-tenths (3.3) acres of take. Prior to receiving Service concurrence, the County will additionally create/restore and perpetually maintain PKBM habitat on a 2:1 ratio of up to six and six-tenths (6.6) acres.