



**CITY OF DAPHNE
1705 MAIN STREET, DAPHNE, AL
CITY COUNCIL BUSINESS MEETING AGENDA
MONDAY, FEBRUARY 17, 2025 at 6:00 PM**

1. CALL TO ORDER

A. ROLL CALL

B. INVOCATION - Pastor Rife Stewart, Destiny Church

C. PLEDGE OF ALLEGIANCE

2. PROCLAMATIONS/RECOGNITIONS/PUBLIC HEARINGS

A. RECOGNITION: Dareon Maynard - Eagle Scout

B. PUBLIC HEARING: Ann White-Spunner, John White-Spunner, B Co., LLC, Jay-E LLC, SRW Investments, LLC and O Company, LLC Pre-Zoning Amendment located Southeast of the intersection of Jonesboro Road and Friendship Road.

C. PUBLIC HEARING: Ann White-Spunner, John White-Spunner, B Co., LLC, Jay-E LLC, SRW Investments, LLC and O Company, LLC Annexation Petition located Southeast of the intersection of Jonesboro Road and Friendship Road.

D. PUBLIC HEARING: East Fish River, LLC Zoning Amendment located five hundred feet northeast of the intersection of County Road 64 and Dixon Lane.

3. APPROVE MINUTES

A. February 3, 2025 regular meeting

4. REPORTS OF STANDING COMMITTEES

A. FINANCE COMMITTEE - Phillips

B. BUILDINGS & PROPERTY COMMITTEE- Goodlin

Review the January 2025 new construction report.

Certificates of Occupancy: 20

Permits Issued: 173

New Residential Home Permits: 21

Total Fees: \$80,404.50

i. Review the minutes from the January 13, 2025 meeting.

C. PUBLIC SAFETY COMMITTEE - Hughes

- i. Review the minutes from the January 13, 2025 meeting.

D. CODE ENFORCEMENT/ORDINANCE COMMITTEE - Olen

- i. **MOTION** to renew the City's annual insurance policy with Robertson Insurance Agency, Inc. and increase the following deductibles: Equipment from \$500 to \$5,000 and Public Officials Liability from \$5,000 to \$10,000.

E. PUBLIC WORKS COMMITTEE - Conaway

5. REPORTS OF SPECIAL BOARDS & COMMISSIONS

A. BOARD OF ZONING ADJUSTMENTS - Adrienne Jones

B. DAPHNE PUBLIC SCHOOL COMMISSION - Conaway

- i. Commission Member Appointments

C. DOWNTOWN REDEVELOPMENT AUTHORITY - Conaway

D. INDUSTRIAL DEVELOPMENT BOARD - Scott

E. LIBRARY BOARD - Goodlin

F. PLANNING COMMISSION - Olen

- i. Review the minutes from the December 19, 2024 meeting and the report from the January 30, 2025 meeting.

G. RECREATION BOARD - Hughes

H. UTILITY BOARD - Coleman

6. PUBLIC PARTICIPATION

7. MAYOR'S REPORT

8. CITY ATTORNEY REPORT

9. DEPARTMENT HEAD REPORTS

10. CITY CLERK'S REPORT

- A. MOTION** to approve the 2025 South Alabama Out of the Darkness Community Walk on October 12, 2025 from 1:00 - 4:00pm.

- B. MOTION** to approve the Ballin' on Belrose Fundraiser - Run/Walk Challenge on May 10, 2025 from 6:30am - 1:00pm with a street closure of Belrose Avenue from Mancini's to the Bay.

- C. **MOTION** to approve the publication and set a public hearing on March 17, 2025 for the Bertolla Properties, LLC Vacation of Right-of-Way located East of the intersection of Austin Road and Alabama Highway 181.
- D. **MOTION** to approve the Loyal Order of the Firetruck Parade on March 2, 2025 from 2:29 - 4:00pm.

11. RESOLUTIONS

- A. **2025 - 05** - Resolution Appointing Directors to the Medical Clinic Board for the City of Daphne - IHS
- B. **2025 - 11** - Donation of Real Property to City of Daphne - Bertolla Properties, LLC
- C. **2025 - 12** - Resolution Consenting to Annexation of Certain Parcels of Real Property Into the Corporate Limits of the City of Daphne
- D. **2025 - 13** - Resolution Declaring Certain Personal Property Surplus and Authorizing the Mayor to Dispose of Such Property - 2020 Mack Side Loader, 2018 Mack Side Load, 2008 Ford F-150.
- E. **2025 - 14** - Authorizing Resolution: FY2025 Capital Equipment Business Loan Agreement (Bryant Bank)

12. 2nd READ ORDINANCES

- A. **2025 - 02** - Ordinance to Adjust Speed Limits and to Post Speed Limit Signs

13. 1st READ ORDINANCES

- A. **2025 - 03** - Ordinance to Pre-Zone Property Located Southeast of the intersection of Jonesboro Road and Friendship Road - Ann White-Spunner, John White-Spunner, B Co., LLC, SRW Investments, LLC and O Company, LLC
- B. **2025 - 04** - Ordinance to Annex Property Contiguous to the Corporate Limits of the City of Daphne Property Located Southeast of the intersection of Jonesboro Road and Friendship Road - Ann White-Spunner, John White-Spunner, B Co., LLC, SRW Investments, LLC and O Company, LLC
- C. **2025 - 05** - Ordinance to Re-Zone Property Located Five hundred feet northeast of the intersection of County Road 64 and Dixon Lane

14. COUNCIL COMMENTS

15. ADJOURN

CITY OF
DAPHNE, ALABAMA

Recognition

WHEREAS, the rank of Eagle Scout is the highest achievement in the Boy Scouts of America, requiring a commitment to excellence, leadership, and community service; and

WHEREAS; Dareon Maynard has demonstrated exceptional dedication and perseverance in completing the rigorous requirements necessary to attain this prestigious rank; and

WHEREAS; during his time at Daphne East Elementary School, Dareon proposed the establishment of a chess club and served as its first President. Under his leadership and the guidance of teacher sponsor Mr. Terrance Watts, the club participated in tournaments and earned first-place trophies, fostering strategic thinking and camaraderie among students; and

WHEREAS; Dareon further contributed to the school by designing, building, and installing a life-sized chess set at Daphne East Elementary School, an innovative project that promotes education, strategic thinking, and community engagement; and

WHEREAS; Dareon successfully led a team of 10 volunteers who dedicated a combined total of 228 hours of work to bring this project to fruition, showcasing outstanding leadership, organization, and commitment to service; and

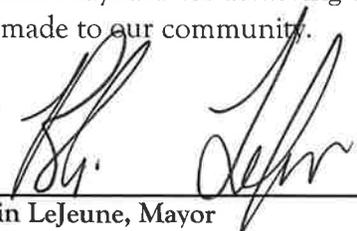
WHEREAS; this remarkable achievement is a testament to Dareon's character, hard work, and determination, serving as an example to others of the values of Scouting; and

WHEREAS; the City of Daphne takes great pride in recognizing the accomplishments of young leaders who embody the principles of integrity, service, and citizenship.

NOW,

THEREFORE; I, Robin LeJeune, as the Mayor of the City of Daphne, together with the Daphne City Council, do hereby recognize and commend Dareon Maynard for achieving the rank of Eagle Scout and for the positive contributions made to our community.





Robin LeJeune, Mayor



Candace G. Antinarella, MMC, City Clerk



**COMMUNITY DEVELOPMENT
INTERNAL MEMORANDUM**

DATE: December 20, 2024
TO: Office of the City Clerk
FROM: Adrienne Jones, AICP, Director of Community Development 
SUBJECT: Ann White-Spunner, John White-Spunner, B Co., LLC, Jay-E LLC, SRW Investments, LLC and O Company, LLC

PRESENT ZONING: B-3, General Business, Baldwin County District 15

PROPOSED PRE-ZONING: B-2, General Business

LOCATION: Southeast of the intersection of Jonesboro Road and Friendship Road

RECOMMENDATION: At the December 19, 2024 regular meeting of the City of Daphne Planning Commission, seven members were present, and the motion carried unanimously for a favorable recommendation for the above captioned pre-zoning amendment.

Attached please find the appropriate documentation and action of the Daphne Planning Commission.

Upon receipt of said documentation, please prepare an ordinance for placement on the City Council agenda to set a public hearing.

Thank you,
ADJ/jv

1. Community Development Report and Supplemental Documents
2. Pre-zoning Application
3. Legal Description (Exhibit A)
4. Boundary Survey (Exhibit B)

ANN WHITE-SPUNNER, JOHN WHITE SPUNNER,
B Co., LLC, JAY-E, LLC, SRW INVESTMENTS LLC, &
O COMPANY, LLC

ZONING AMENDMENT



ANN WHITE-SPUNNER, JOHN WHITE SPUNNER, B CO. LLC, JAY-E, LLC, SRW INVESTMENTS LLC, AND O COMPANY, LLC

PROPOSAL:

The applicant proposes to pre-zone the subject land to B-2, General Business. There are two parcels. The northern lot is developed however the southern lot is not. The Grandfather Clause of Article 9 applies to the northern lot. If pre-zoned and annexed, development on the southern lot would adhere to the regulations of the Land Use and Development Ordinance.

The site is surrounded by other commercial properties except the land to the east is zoned Planned Unit Development. The adjacent planned land use is Faulkner's Place at Rowan Oak, a 66 lot townhouse development. The Planning Commission granted approval of the Preliminary Subdivision design in October, 2024.

Zoning Classification:

B-3, General Business (Baldwin County zoning)

Existing Utility Service

Providers: Riviera Utilities, AT&T, Belforest Water, Baldwin County Sewer, Fairhope Gas

Affected City Service

Providers: Fire Station 1 or 5, Police Beat 1 Public Works

Surrounding Zonings/Uses:

- North-County B-3
- South-County B-3
- East-Rowan Oak PUD
- West-County B-3

Proposed Zoning:

B-2(General Business)

Development Concept:

Commercial

Comprehensive Plan Place

type: Employment – Industrial/Service Commercial

Staff Recommendation to PC:

Favorable

Council District: 4

Existing Conditions:

2.92 acres

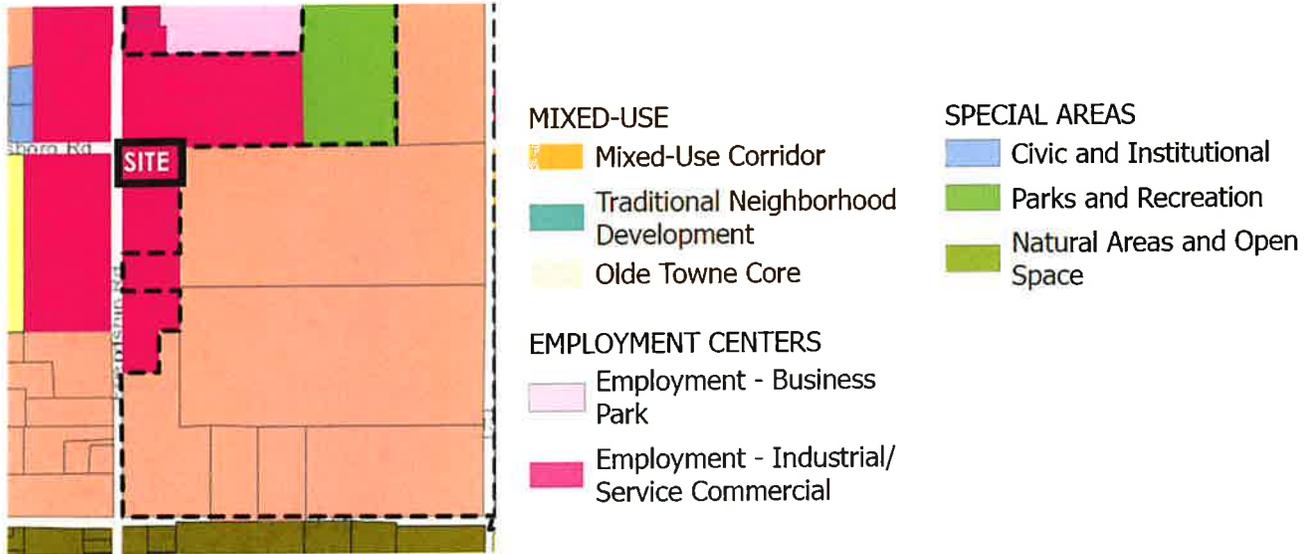
Planning Commission

Recommendation:

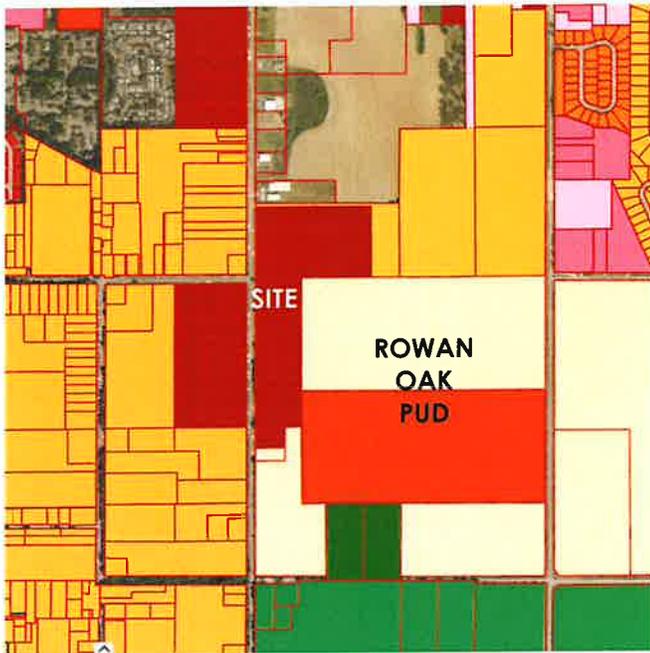
Unanimously Favorable

RECOMMENDATION:

The Envision Daphne 2042 Comprehensive Plan designates these parcels as Employment – Industrial/Service Commercial. B-2, General Business permissible uses would be consistent with this placetype. Therefore staff recommends that the Planning Commission set forth a favorable recommendation to prezone the site as requested.

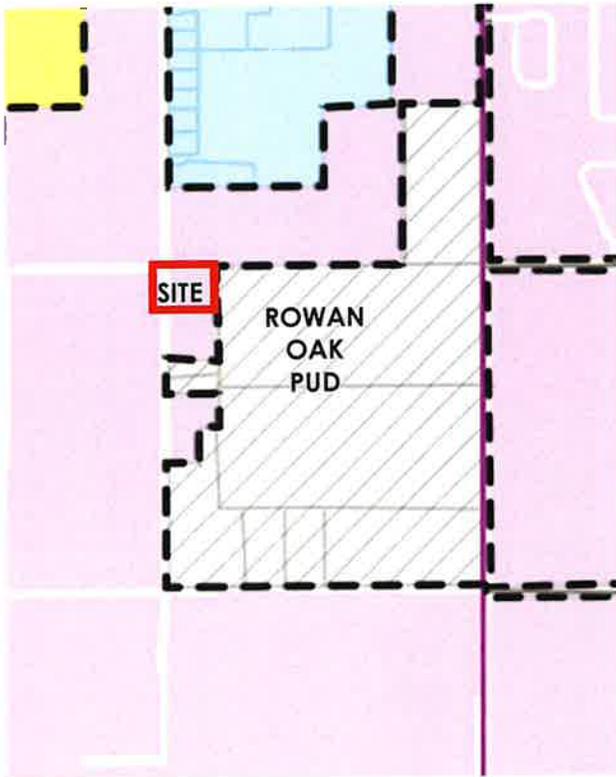


Excerpt from County's Map on ISV



- County Zoning
- Rural District (RR)
- Rural Agricultural District (RA)
- Conservation Resource District (CR)
- Residential Single Family Estate District (RSF-E)
- Residential Single Family District (RSF-1)
- Residential Single Family District (RSF-2)
- Residential Single Family District (RSF-3)
- Residential Single Family District (RSF-4)
- Residential Two Family District (RTF-4)
- Residential Single Family District (RSF-6)
- Residential Two Family District (RTF-6)
- Residential Multiple Family District (RMF-6)
- High Density Residential District (HDR)
- Residential Manufactured Housing Park District (RMH)
- Base Community Zoning District (BCZ)
- Marine Recreation District (MR)
- Outdoor Recreation District (OR)
- Tourist Resort District (TR)
- Recreational Vehicle Park District (RV-1)
- Recreational Vehicle Park District (RV-2)
- Professional Business District (B-1)
- Neighborhood Business District (B-2)
- General Business District (B-3)
- Major Commercial District (B-4)
- Limited Business District (LB)
- Light Industrial District (M-1)
- General Industrial District (M-2)

Excerpt from Daphne Zoning Map



Zoning Key

-  Daphne City limits
-  R-1 LOW DENSITY SINGLE FAMILY RESIDENTIAL
-  R-2 MEDIUM DENSITY SINGLE FAMILY RESIDENTIAL
-  R-3 HIGH DENSITY SINGLE FAMILY RESIDENTIAL
-  R-4 HIGH DENSITY SINGLE MULTI-FAMILY RESIDENTIAL
-  R-5 MOBILE HOME RESIDENTIAL
-  R-6(D) DUPLEX - TWO FAMILY
-  R-6(G) GARDEN OR PATIO HOME
-  R-7(A) APARTMENT
-  R-7(M) MID-RISE CONDOMINIUM
-  R-7(T) TOWNHOUSE
-  B-1 LOCAL BUSINESS
-  B-2 GENERAL BUSINESS
-  B-2(a) GENERAL BUSINESS ALTERNATE
-  B-3 PROFESSIONAL BUSINESS
-  C/1 COMMERCIAL/INDUSTRIAL
-  MU MIXED USE
-  PUD PLANNED UNIT DEVELOPMENT
-  C-2 OUTDOOR AMUSEMENT
-  GC GOLF COURSE
-  ET JURISDICTION

COMMUNITY DEVELOPMENT



December 6, 2024

Dear Sir/Ma'am,

NOTICE OF PUBLIC HEARING

A petition for PRE-ZONING will be considered by the Daphne Planning Commission for Ann White-Spunner, John White-Spunner, B Co., LLC, Jay-E LLC, SRW Investments, LLC and O Company, LLC containing 2.92 acres +/- located southeast of the intersection of Jonesboro Road and Friendship Road to be pre-zoned to B-2, General Business. A petition to annex said property has also been submitted.

Said petition will also be considered by the Daphne City Council pursuant to Alabama Code 11-52-85. The application is available for review at City Hall in the Department of Community Development, 1705 Main Street, during regular business hours. An informal site preview meeting will be held on Wednesday, December 11, 2024 at 8:30 a.m. in the Council Chambers of City Hall. The public is invited to attend: limited participation may be allowed by the chairman.

The public hearing will be held by the Daphne Planning Commission on Thursday, December 19, 2024 at 5:00 p.m. in the Council Chambers of City Hall. You may submit your views in writing, in person, or by representation.

Sincerely,
Adrienne D. Jones, AICP,
Director of Community Development

Ann White-Spunner, John White-Spunner, B Co., LLC, Jay-E LLC, SRW Investments, LLC and O Company, LLC

KIM, JOHN C ETAL KIM, DEBORAH L	25478-B FRIENDSHIP RD	Daphne	AL 36527
HINKLEY, CHRIS ETAL HINKLEY, SUZAN	7175 HURRICANE RD	BAY MINETTE	AL 36507
JOHNSON, KATHLEEN	930 GLENWOOD TER	ANNISTON	AL 36207
PEACH TREE HOLDINGS L L C	P O BOX 1203	FAIRHOPE	AL 36533
BONI, SHARON O ETAL BONI, JOHN CI	1365 ORCHARD AVE	NEW KENSINGTON	PA 15068
Duplantis Design Group, PC	3703 Old Shell Rd	Mobile	AL 36608
LANGENBACH CONSTRUCTION COMP	8119 MCGOWIN DR STE / FAIRHOPE		AL 36532
SRW INVESTMENTS L L C	3201 DAUPHIN ST STE A	MOBILE	AL 36606
O CO AND MPANY L L C	3201 DAUPHIN ST STE A	MOBILE	AL 36606
WHITE-SPUNNER, ANN	3201 DAUPHIN ST STE A	MOBILE	AL 36606
WHITE-SPUNNER, JOHN	3201 DAUPHIN ST STE A	MOBILE	AL 36606
B CO L L C	3201 DAUPHIN ST STE A	MOBILE	AL 36606
JAY-E L L C	3201 DAUPHIN ST STE A	MOBILE	AL 36606

APPLICATION
&
SUPPLEMENTAL INFORMATION



APPLICATION FOR REZONING OR PRE-ZONING

Office use only: Rev. 072816	Date Submitted <u>November 19, 2024</u>
Application Number: ZA- or PZA- <u>24-10</u>	Planning Commission Public Hearing Date: <u>December 19, 2024</u>

Legibly print or type responses below. Indicate N/A or an "X" where item is not applicable.

SITE DATA	
Site Location (Address or General Proximity to Nearest Intersection): <u>25476 Friendship Road, Daphne, AL 36526</u> <u>SW of intersection of Jonesboro Rd and Friendship Rd</u>	PPIN#(s): <u>250361, 250362</u>
Gross Site Area (acreage): <u>1.59</u>	Requested Zoning or Pre-Zoning: <u>B2</u>
Current Zoning Designation(s): <u>B-3 (Baldwin County)</u>	Amended Request: Initials: Date:
Current Land Use: <u>Commercial/Business</u>	Anticipated Land Use: <u>Commercial/Business</u>
Provide Legal Description (if necessary attach separate page entitled "Legal Description for [Name of Applicant]":	

Specify other recently approved or pending requests related to the subject property. Circle the answer(s).

Annexation
 Subdivision
 Site Plan
 Special Exception
 Variance
 Specify Other

APPLICANT & AGENT INFORMATION	
<i>*If an LLC or LLP or Corporation, provide name and signature of Registered Member or Agent and provide a copy of Articles of Incorporation.</i>	
Name of Current Owner: <small>Ann White-Spunner, John White Spinner, B Co., LLC, Jay-E, LLC, SRW Investments, LLC, O Company, LLC</small>	
Mailing Address: <u>3201 Dauphin St, Mobile, AL 36606</u>	Phone/Fax: (251) 471-1000 E-mail: <u>benson@wsinvestllc.com</u>
Name of Authorized Agent: <u>Duplantis Design Group, PC</u>	
Mailing Address: <u>3703 Old Shell Rd, Mobile, AL 36608</u>	Phone/Fax: (251) 930-5891 E-mail: <u>egeerts@ddgpc.com</u>
Name of Developer*: <u>White-Spunner Realty, Inc.</u>	Phone/Fax: (251) 471-1000 E-mail: <u>benson@wsinvestllc.com</u>
Other:	Phone/Fax: E-mail:

I, the applicant, certify that all of the above facts are true and correct to the best of my knowledge. I hereby agree to allow the City of Daphne to post a sign on the subject property notifying the general public of this request.

Applicant's Signature:	Date <u>11/18/24</u>
Agent's Signature: (DOG)	Date <u>11-18-24</u>

O Company, LLC by: Member Manager
 SRW INVESTMENTS, LLC BY: , member MANAGER
 11/18/24

11/18/2024
11/18/2024

Exhibit A

Ann White-Spunner, John White Spinner, B Co., LLC, Jay-E, LLC,

SRW Investments, LLC, O Company, LLC

Legal Description

**LOTS 1 & 2, BUSINESS CENTER OF FRIENDSHIP ROAD, AS RECORDED ON
SLIDES 2090-X AND 2090-D IN THE OFFICE OF THE JUDGE OF PROBATE,
BALDWIN COUNTY, ALABAMA.**

Exhibit A

**Ann White-Spunner, John White Spinner, B Co., LLC, Jay-E, LLC,
SRW Investments, LLC, O Company, LLC**

Legal Description

LOTS 1 & 2, BUSINESS CENTER OF FRIENDSHIP ROAD, AS RECORDED ON
SLIDES 2090-X AND 2090-D IN THE OFFICE OF THE JUDGE OF PROBATE,
BALDWIN COUNTY, ALABAMA.

COMMUNITY DEVELOPMENT



December 20, 2024

Ann White-Spunner, John White-Spunner, B Co., LLC
Jay-E, LLC, SRW Investments LLC, O Co., LLC
3201 Dauphin Street
Mobile, AL 36606

**Subject: Pre-Zoning Request for Ann White-Spunner, John White-Spunner, B Co., LLC
Jay-E, LLC, SRW Investments LLC, O Co., LLC #PZA24-10 & Annexation Petition #ANX24-11**

Dear Ann White-Spunner, John White-Spunner, B Co., LLC Jay-E, LLC, SRW Investments LLC, O Co., LLC,

On December 19, 2024, the Daphne Planning Commission made a favorable recommendation to the City Council to pre-zone the 2.92-acre subject property from B-3, General Business, Baldwin County District 15 to B-2, General Business.

Additionally, the Planning Commission also favorably recommended annexation of the 2.92-acre site into the Daphne city limits.

Documentation of these recommendations will be sent to the City Clerk for further processing. If you have any questions, feel free to contact me.

Sincerely,

Adrienne D. Jones, AICP
Community Development Director & Zoning Administrator

cc: City Clerk
E. Geerts – Email
File

**COMMUNITY DEVELOPMENT
INTERNAL MEMORANDUM**



DATE: December 20, 2024
TO: Office of the City Clerk
FROM: Adrienne Jones, AICP, Director of Community Development 
SUBJECT: Ann White-Spunner, John White-Spunner, B Co., LLC, Jay-E LLC, SRW Investments, LLC and O Company, LLC Annexation Petition

PRESENT ZONING: B-3, General Business, Baldwin County District 15
LOCATION: Southeast of the intersection of Jonesboro Road and Friendship Road
RECOMMENDATION: At the December 19, 2024 regular meeting of the City of Daphne Planning Commission, seven members were present and the motion carried unanimously for a favorable recommendation for the above mentioned annexation petition.

Attached please find the appropriate documentation and action of the Daphne Planning Commission.

Upon receipt of said documentation, please prepare an ordinance for placement on the City Council agenda to set a public hearing.

Thank you,
ADJ/jv

1. Community Development Report and Supplemental Documents
2. Petition for Annexation
3. Legal Description (Exhibit A)
4. Boundary Survey (Exhibit B)

ANN WHITE-SPUNNER, JOHN WHITE SPUNNER,
B Co., LLC, JAY-E, LLC, SRW INVESTMENTS LLC, &
O COMPANY, LLC
ANNEXATION PETITION

ANN WHITE-SPUNNER, JOHN WHITE SPUNNER, B CO. LLC, JAY-E, LLC, SRW INVESTMENTS LLC, AND O COMPANY, LLC ANNEXATION REQUEST

The applicants proposes to annex the subject property into the corporate limits. The site meets the contiguity requirement because the land abuts the Rowan Oak PUD property which is inside the Daphne corporate limits.

RECOMMENDATION

The Comprehensive Plan encourages expansion and annexation of land contiguous to the existing corporate limits. The land is in Priority Expansion Area 1. Thus, staff recommends approval of the request to annex this property into the City of Daphne. On December 19, 2024 at the Regular Planning Commission meeting, the Commission set forth a unanimously favorable recommendation to City Council to annex the land into the corporate limits.

Excerpt from Article 23-1 Procedure [for Annexation Requests]

The application shall be reviewed by the Planning Commission at its next regular meeting and said Commission shall have thirty (30) calendar days from said regular meeting within which to submit a recommendation to the City Council. If the Commission fails to submit a recommendation to the City Council within the thirty (30) calendar day period, it shall be deemed to have approved the proposed amendment...Before enacting any amendment to this Ordinance, a public hearing thereon shall be held by the City Council with proper notice as required by law. Said public hearing shall be held at the earliest possible time to consider the proposed annexation, and the Council shall take action on said proposed annexation within forty-five (45) calendar days from the date of the public hearing except in the case where the tentative action is not in accordance with the Planning Commission's certified recommendation.

23-2 PROCEDURE FOR ZONING NEWLY ANNEXED LAND

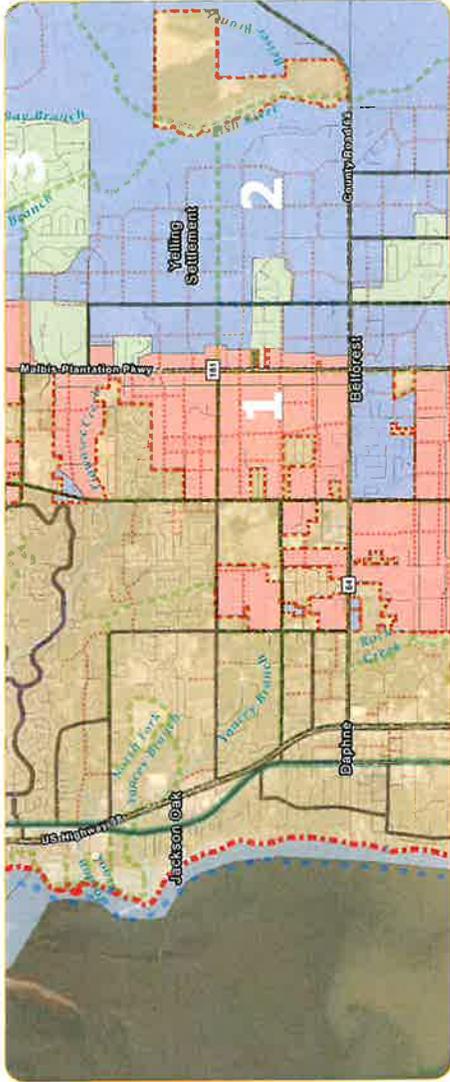
Any land annexed to the City of Daphne hereafter shall be classified as an R-1, Low Density Single Family Residential District unless otherwise recommended by the Planning Commission through the zoning amendment procedure provided in Article 22-1, Zoning Amendment Procedures. In such case, City Council may consider, after due process of publication and hearing as required by law, specific applications to zone newly annexed land into one or more existing or proposed new zoning classifications recommended by the Planning Commission.

EXPANSION PRIORITIES

Envision Daphne 2042 includes detailed study and planning for areas not currently in the City Limits. Based on the cumulative results of planning study, community engagement, and Daphne's planning vision and themes, expansion is required to fully achieve Daphne's envisioned future. This section illustrates the prioritized expansion of Daphne's City Limits and outlines options for achieving that expansion.

Allyson Strickland
 Planning, Sustainability & Quality of Life Director

Methods of Extending Municipal Corporate Limits



Annexation Options

Growing cities must expand their boundaries to accommodate continued growth. Rapid growth in Daphne's planning area has led to a demonstrated need for expansion to achieve the purposes of Envision Daphne 2042. Alabama offers three options for annexation as summarized below. A report entitled "Methods of Extending Municipal Corporate Limits" produced by the Alabama League of Municipalities and revised in 2017 provides details of Alabama's annexation options. The three options are summarized below.

1. Annexation by Local Act of the Legislature

Section 104(18) of the Constitution of Alabama of 1901 specifically allows the extension of municipal boundaries by local act of the legislature. The Alabama Municipal League recommends that once a city has discussed the proposed annexation with its legislative delegation, the city should seek approval to work with Legislative Reference Service (LRS) to prepare the annexation bill.

2. Annexation by Referendum

Sections 11-42-1 through 11-42-4 of the Code of Alabama provide for an annexation referendum. Essential requirements include written assent of at least 2 electors and property owners of 60 percent of the acreage, a map or plot of area, Council resolution, and Certification of Mayor to Probate Judge (no election required if unanimous consent); Probate Judge orders election, notice published, and election conducted; Probate Judge determines and records election results, and issues final resolution reciting results.

Annexation by Petition of 100% of Property Owners

Sections 11-42-20 through 11-42-24 of the Alabama Code allows annexation upon unanimous consent of the persons owning property in the area. The area to be considered for annexation must actually be contiguous to the corporate limits of the municipality.

Priority Expansion Areas

Priority Expansion Area 1

Priority Expansion Area 1 includes territory immediately east of and adjacent to the current City Limits of Daphne. This area includes the important inter-sections along the Highway 181 corridor.

Priority Expansion Area 2

Priority Expansion Area 2 consists of land to the east of the Highway 181 corridor and lands south of the Bellaton neighborhood. This expansive area extends eastward to the limits of the planning area.

Priority Expansion Area 3

Priority Expansion Area 3 constitutes the balance of the land in the planning area. These areas are characterized by mature development.

APPLICATION & SUPPLEMENTAL INFORMATION

STATE OF ALABAMA
COUNTY OF BALDWIN

**PETITION FOR ANNEXATION OF CERTAIN PROPERTY
INTO THE CORPORATE LIMITS OF THE MUNICIPALITY
OF THE CITY OF DAPHNE, ALABAMA**

(_____)

The undersigned, Ann White-Spunner, files this petition with the Clerk of the City of Daphne requesting the property hereafter described, commonly referred to as, Business Center of Friendship Road (Pin#250361 & #250362), to be annexed into the City of Daphne, a municipal corporation incorporated under the laws of the State of Alabama, and submits the following in support of its petition:

1. **Description of Property:** The description of the property which the petitioner requests to be annexed into the City of Daphne is described in **Exhibit "A"** attached hereto and made a part of this petition as fully set out herein (**the "Property"**).

2. **Map of Property:** Attached hereto as **Exhibit "B"** and made a part of this petition, is a map of the property showing its relationship to the corporate limits of the municipality of the City of Daphne.

3. **Owner:** The petitioner, Ann White-Spunner, is the owner of the property hereby sought to be annexed into the corporate limits of the City of Daphne.

4. **Specific Conditions:** This petition is conditioned upon the adoption of an ordinance, which shall specifically include the conditions requested below upon annexing the property into the corporate limits of the City of Daphne.

Requested zoning, if other than R-1: B2

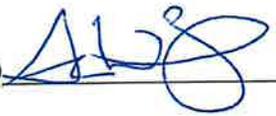
Any other conditions which may apply upon annexation: _____

5. **Code:** This Petition is filed pursuant to the provisions of Article 21, Chapter 42, Title 11, Code of Alabama, 1975, as amended.

DATED this 18th day of November, 2024

Respectfully submitted by,

Name of Owner (Print) Ann White-Spunner

Name of Owner (Signature) 

STATE OF ALABAMA
COUNTY OF ~~BAWDWIN~~ Mobile

I, Nancy Therrell, the undersigned Notary Public in and for said county and state, hereby certify that Ann white-Spunner has signed to the foregoing instrument and who is known to me, acknowledged before me on this day, that, being informed of the contents of the instrument, he/she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 18th day of November, 2024

NOTARY PUBLIC Nancy Therrell
My commission expires: 06/16/2027

Owner's Address

3201 Dauphin St Ste A
Mobile, AL 36606



ADDITIONAL INFORMATION

We, the undersigned, constituting all of the owners of all of the hereinafter described real property do hereby execute and file this written petition asking and requesting that our property as described be annexed to the City of Daphne, Alabama, under the authority of Section 11-42-20 through 11-42-24, Code of Alabama 1975. Initials: AS

We further certify that said property is contiguous to the city limits of Daphne, Alabama. A map and written legal description of said property is hereto attached. Initials: AS

We certify that the property is a single or multiple parcels under single or multiple ownership. Initials: AS

We certify that we fully understand that upon annexation, the subject property shall be subject to all laws and codes administered by the City of Daphne, including, but not limited to, the zoning code, the subdivision regulations and the municipal code of the City of Daphne. Initials: AS

Option# 1: We do hereby request pre-zoning of the subject property to the following zoning classification(s): B2, and certify that a petition for rezoning, associated fees and documents have been submitted prior to or concurrently with this petition. Initials: AS

Or

Option# 2: We do hereby certify that we understand fully that upon annexation the subject property will be zoned R-1, Low Density Single Family Residential. Initials: _____

We do hereby request that the Planning Commission and City Council give such notice, hold such hearing and adopt such ordinance and do all such things or acts as is required by law so that the corporate limits of the City of Daphne, Alabama shall be rearranged so as to include such territory.

IN WITNESS WHEREOF, we have hereunto subscribed our names this, the 18th day of November 2024.

Legal Description Attached (Exhibit A)? x Map or Survey Attached (Exhibit B)? x
Recorded Subdivision Plat OR Preliminary/Final Subdivision plat approved by Planning Commission Attached (Exhibit C)? x Acreage 2.92
Subdivision Name _____ Lot Number(s) _____

Names and Signature of ALL property owners:

Signature: [Signature] Signature: _____

Printed Name: Ann White-Sawner Printed Name: _____

Mailing Address: 3201 Daphne St. Ste A. Mobile, AL 36606 Mailing Address: _____

STATE OF ALABAMA

COUNTY OF BALDWIN

**PETITION FOR ANNEXATION OF CERTAIN PROPERTY
INTO THE CORPORATE LIMITS OF THE MUNICIPALITY
OF THE CITY OF DAPHNE, ALABAMA**

(_____)

The undersigned, John White-Spunner, files this petition with the Clerk of the City of Daphne requesting the property hereafter described, commonly referred to as, Business Center of Friendship Road (Pin#250361 & #250362), to be annexed into the City of Daphne, a municipal corporation incorporated under the laws of the State of Alabama, and submits the following in support of its petition:

1. **Description of Property:** The description of the property which the petitioner requests to be annexed into the City of Daphne is described in **Exhibit "A"** attached hereto and made a part of this petition as fully set out herein (**the "Property"**).

2. **Map of Property:** Attached hereto as **Exhibit "B"** and made a part of this petition, is a map of the property showing its relationship to the corporate limits of the municipality of the City of Daphne.

3. **Owner:** The petitioner, John White-Spunner, is the owner of the property hereby sought to be annexed into the corporate limits of the City of Daphne.

4. **Specific Conditions:** This petition is conditioned upon the adoption of an ordinance, which shall specifically include the conditions requested below upon annexing the property into the corporate limits of the City of Daphne.

Requested zoning, if other than R-1: B2 _____

Any other conditions which may apply upon annexation: _____

5. **Code:** This Petition is filed pursuant to the provisions of Article 21, Chapter 42, Title 11, Code of Alabama, 1975, as amended.

DATED this 18th day of November, 2024

Respectfully submitted by,

John White-Spunner

Name of Owner (Print)

Name of Owner (Signature)

STATE OF ALABAMA
COUNTY OF ~~BALDWIN~~ Mobile

I, Nancy Therrell, the undersigned Notary Public in and for said county and state, hereby certify that John White-Spunner has signed to the foregoing instrument and who is known to me, acknowledged before me on this day, that, being informed of the contents of the instrument, he/she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 18th day of November, 2024

Nancy Therrell
NOTARY PUBLIC

My commission expires: 06/16/2027

Owner's Address

3201 Dauphin St Ste A
Mobile, AL 36606



ADDITIONAL INFORMATION

We, the undersigned, constituting all of the owners of all of the hereinafter described real property do hereby execute and file this written petition asking and requesting that our property as described be annexed to the City of Daphne, Alabama, under the authority of Section 11-42-20 through 11-42-24, Code of Alabama 1975. Initials: [Signature]

We further certify that said property is contiguous to the city limits of Daphne, Alabama. A map and written legal description of said property is hereto attached. Initials: [Signature]

We certify that the property is a single or multiple parcels under single or multiple ownership. Initials: [Signature]

We certify that we fully understand that upon annexation, the subject property shall be subject to all laws and codes administered by the City of Daphne, including, but not limited to, the zoning code, the subdivision regulations and the municipal code of the City of Daphne. Initials: [Signature]

Option# 1: We do hereby request pre-zoning of the subject property to the following zoning classification(s): B2, and certify that a petition for rezoning, associated fees and documents have been submitted prior to or concurrently with this petition. Initials: [Signature]

Or

Option# 2: We do hereby certify that we understand fully that upon annexation the subject property will be zoned R-1, Low Density Single Family Residential. Initials: _____

We do hereby request that the Planning Commission and City Council give such notice, hold such hearing and adopt such ordinance and do all such things or acts as is required by law so that the corporate limits of the City of Daphne, Alabama shall be rearranged so as to include such territory.

IN WITNESS WHEREOF, we have hereunto subscribed our names this, the 18th day of November 2024.

Legal Description Attached (Exhibit A)? x Map or Survey Attached (Exhibit B)? x
Recorded Subdivision Plat OR Preliminary/Final Subdivision plat approved by Planning Commission Attached (Exhibit C)? x Acreage 2.92
Subdivision Name _____ Lot Number(s) _____

Names and Signature of ALL property owners:

Signature: [Signature] Signature: _____

Printed Name: JOHN WHITE-SPANNER Printed Name: _____

Mailing Address: 3201 Daphne St Sk A Mailing Address: _____
Mobile, AL 36606

**PETITION FOR ANNEXATION OF CERTAIN PROPERTY
INTO THE CORPORATE LIMITS OF THE MUNICIPALITY
OF THE CITY OF DAPHNE, ALABAMA**

(_____)

The undersigned corporation, B Co., LLC , files this petition with the Clerk of the City of Daphne requesting the property hereafter described, commonly referred to as, Business Center of Friendship Road (Pin#250361 & #250362), to be annexed into the City of Daphne, a municipal corporation incorporated under the laws of the State of Alabama, and submits the following in support of the petition:

1. **Description of Property:** The description of the property which the petitioner requests to be annexed into the City of Daphne is described in **Exhibit "A"** attached hereto and made a part of this petition as fully set out herein (**the "Property"**).

2. **Map of Property:** Attached hereto as **Exhibit "B"** and made a part of this petition, is a map of the property showing its relationship to the corporate limits of the municipality of the City of Daphne.

3. **Owner:** The petitioner, B Co., LLC , is the owner of the property hereby sought to be annexed into the corporate limits of the City of Daphne.

4. **Specific Conditions:** This petition is conditioned upon the adoption of an ordinance, which shall include specifically the conditions requested below upon annexing the said property into the corporate limits of the City of Daphne.

Requested zoning, if other than R-1: B2

Any other conditions which may apply upon annexation: _____

5. Code: This Petition is filed pursuant to the provisions of Article 21, Chapter 42, Title 11, Code of Alabama, 1975, as amended.

DATED this 18th day of November, 2024

Respectfully submitted,

B Co., LLC

Name of Corporation

By:

Its:

[Signature]
member manager

STATE OF ALABAMA
COUNTY OF ~~BALDWIN~~ Mobile

I, Nancy Therrell, the undersigned Notary Public in and for said county and state, hereby certify that John-White-Spinner whose name as member manager B.Co., LLC, an Alabama corporation, is signed to the foregoing instrument and who is known to me, acknowledged before me on this day, that, being informed of the contents of the instrument, he/she as such officer and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 18th day of November, 2024.

Nancy Therrell
NOTARY PUBLIC

My commission expires: 06/16/2027

Corporation's Address

3201 Dauphin St Suite A
Mobile, AL 36606



ADDITIONAL INFORMATION

We, the undersigned, constituting all of the owners of the described real property do hereby execute and file this written petition asking and requesting that our property be annexed into the corporate limits of the City of Daphne, Alabama, under the authority of Section 11-42-20 through 11-42-24, Code of Alabama 1975. Initials: JS

We further certify that said property is contiguous to the city limits of Daphne, Alabama. A map and written legal description of said property is hereto attached. Initials: JS

We certify that the property is a single or multiple parcels under single or multiple ownership. Circle appropriate response: Initials: JS

We certify that we fully understand that upon annexation, the subject property shall be subject to all laws and codes administered by the City of Daphne, including, but not limited to, the zoning code, the subdivision regulations and the municipal code of the City of Daphne. Initials: JS

SELECT ONE OF THE FOLLOWING OPTIONS

Option# 1: We do hereby request pre-zoning of the subject property to the following zoning classification(s): B2, and certify that a petition for rezoning, associated fees and documents have been submitted prior to or concurrently with this petition. Initials: JS

Or

Option# 2: We do hereby certify that we understand fully that upon annexation the subject property will be zoned R-1, Low Density Single Family Residential. Initials: _____

We do hereby request that the Planning Commission and City Council give such notice, hold such hearing and adopt such ordinance and do all such things or acts as is required by law so that the corporate limits of the City of Daphne, Alabama shall be rearranged so as to include such territory.

IN WITNESS WHEREOF, we have hereunto subscribed our names this, the 18th day of November, 2024.

Legal Description Attached (Exhibit A)? x Map or Survey Attached (Exhibit B)? x
Recorded Subdivision Plat OR Preliminary/Final Subdivision plat approved by Planning Commission Attached (Exhibit C)? x Acreage 2.92
Subdivision Name _____ Lot Number(s) _____

Names and Signature of ALL property owners OR principle of corporation's designee:

Signature: [Signature] Signature: Member Manager of BCLCC
Printed Name: John White-Spinner Printed Name: _____
Mailing Address: 3201 Daphne St. Ste A Mailing Address: _____
Mobile, AL 36606

**PETITION FOR ANNEXATION OF CERTAIN PROPERTY
INTO THE CORPORATE LIMITS OF THE MUNICIPALITY
OF THE CITY OF DAPHNE, ALABAMA**

(_____)

The undersigned corporation, Jay-E, LLC, files this petition with the Clerk of the City of Daphne requesting the property hereafter described, commonly referred to as, Business Center of Friendship Road (Pin#250361 & #250362), to be annexed into the City of Daphne, a municipal corporation incorporated under the laws of the State of Alabama, and submits the following in support of the petition:

1. **Description of Property:** The description of the property which the petitioner requests to be annexed into the City of Daphne is described in **Exhibit "A"** attached hereto and made a part of this petition as fully set out herein (**the "Property"**).

2. **Map of Property:** Attached hereto as **Exhibit "B"** and made a part of this petition, is a map of the property showing its relationship to the corporate limits of the municipality of the City of Daphne.

3. **Owner:** The petitioner, Jay-E, LLC, is the owner of the property hereby sought to be annexed into the corporate limits of the City of Daphne.

4. **Specific Conditions:** This petition is conditioned upon the adoption of an ordinance, which shall include specifically the conditions requested below upon annexing the said property into the corporate limits of the City of Daphne.

Requested zoning, if other than R-1: B2

Any other conditions which may apply upon annexation: _____

5. **Code:** This Petition is filed pursuant to the provisions of Article 21, Chapter 42, Title 11, Code of Alabama, 1975, as amended.

DATED this 15th day of November, 2024

Respectfully submitted,

Jay-E, LLC

Name of Corporation

By: _____

Its: _____

[Signature]
Manager

STATE OF ALABAMA
COUNTY OF ~~BALDWIN~~ Mobile

I, Nancy Therrell the undersigned Notary Public in and for said county and state, hereby certify that John White-Spunner whose name as manager of Jay E, LLC, an Alabama corporation, is signed to the foregoing instrument and who is known to me, acknowledged before me on this day, that, being informed of the contents of the instrument, he/she as such officer and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 15th day of November, 2024.

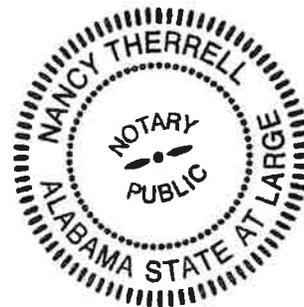
Nancy Therrell

NOTARY PUBLIC

My commission expires: 06/16/2027

Corporation's Address

3201 Dauphin St Suite A
Mobile, AL 36606



ADDITIONAL INFORMATION

We, the undersigned, constituting all of the owners of the described real property do hereby execute and file this written petition asking and requesting that our property be annexed into the corporate limits of the City of Daphne, Alabama, under the authority of Section 11-42-20 through 11-42-24, Code of Alabama 1975. Initials:

We further certify that said property is contiguous to the city limits of Daphne, Alabama. A map and written legal description of said property is hereto attached. Initials:

We certify that the property is a single or multiple parcels under single or multiple ownership. Circle appropriate response: Initials:

We certify that we fully understand that upon annexation, the subject property shall be subject to all laws and codes administered by the City of Daphne, including, but not limited to, the zoning code, the subdivision regulations and the municipal code of the City of Daphne. Initials:

SELECT ONE OF THE FOLLOWING OPTIONS

Option# 1: We do hereby request pre-zoning of the subject property to the following zoning classification(s): B2, and certify that a petition for rezoning, associated fees and documents have been submitted prior to or concurrently with this petition. Initials:

Or

Option# 2: We do hereby certify that we understand fully that upon annexation the subject property will be zoned R-1, Low Density Single Family Residential. Initials:

We do hereby request that the Planning Commission and City Council give such notice, hold such hearing and adopt such ordinance and do all such things or acts as is required by law so that the corporate limits of the City of Daphne, Alabama shall be rearranged so as to include such territory.

IN WITNESS WHEREOF, we have hereunto subscribed our names this, the 15th day of November, 2024.

Legal Description Attached (Exhibit A)? x Map or Survey Attached (Exhibit B)? x
Recorded Subdivision Plat OR Preliminary/Final Subdivision plat approved by Planning Commission Attached (Exhibit C)? x Acreage 2.92
Subdivision Name _____ Lot Number(s) _____

Names and Signature of ALL property owners OR principle of corporation's designee:

Signature: [Signature] Signature: Member Manager Jay-E, LLC
Printed Name: John White-Spinner Printed Name: _____
Mailing Address: 3201 Daphne St Ste A Mailing Address: _____
Mobile, AL 36606

**PETITION FOR ANNEXATION OF CERTAIN PROPERTY
INTO THE CORPORATE LIMITS OF THE MUNICIPALITY
OF THE CITY OF DAPHNE, ALABAMA**

(_____)

The undersigned corporation, SRW Investments, files this petition with the Clerk of the City of Daphne requesting the property hereafter described, commonly referred to as, Business Center of Friendship Road (Pin#250361 & #250362), to be annexed into the City of Daphne, a municipal corporation incorporated under the laws of the State of Alabama, and submits the following in support of the petition:

1. **Description of Property:** The description of the property which the petitioner requests to be annexed into the City of Daphne is described in **Exhibit "A"** attached hereto and made a part of this petition as fully set out herein (**the "Property"**).

2. **Map of Property:** Attached hereto as **Exhibit "B"** and made a part of this petition, is a map of the property showing its relationship to the corporate limits of the municipality of the City of Daphne.

3. **Owner:** The petitioner, SRW Investments, is the owner of the property hereby sought to be annexed into the corporate limits of the City of Daphne.

4. **Specific Conditions:** This petition is conditioned upon the adoption of an ordinance, which shall include specifically the conditions requested below upon annexing the said property into the corporate limits of the City of Daphne.

Requested zoning, if other than R-1: B2

Any other conditions which may apply upon annexation:

5. **Code:** This Petition is filed pursuant to the provisions of Article 21, Chapter 42, Title 11, Code of Alabama, 1975, as amended.

DATED this 18th day of Nov., 2024

Respectfully submitted,

SRW Investments

Name of Corporation

By:

[Signature]

Its:

member manager

STATE OF ALABAMA
COUNTY OF BALDWIN

I, Nancy Therrell, the undersigned Notary Public in and for said county and state, hereby certify that Sharon Wright whose name as Member manager of SRW Investments an Alabama corporation, is signed to the foregoing instrument and who is known to me, acknowledged before me on this day, that, being informed of the contents of the instrument, he/she as such officer and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 18th day of November, 2024.

Nancy Therrell
NOTARY PUBLIC

My commission expires: 06/16/2027

Corporation's Address

22 PARMA DR.

DAPHNE AL 36526



ADDITIONAL INFORMATION

We, the undersigned, constituting all of the owners of the described real property do hereby execute and file this written petition asking and requesting that our property be annexed into the corporate limits of the City of Daphne, Alabama, under the authority of Section 11-42-20 through 11-42-24, Code of Alabama 1975. Initials: gr _____

We further certify that said property is contiguous to the city limits of Daphne, Alabama. A map and written legal description of said property is hereto attached. Initials: gr _____

We certify that the property is a single or multiple parcels under single or multiple ownership. Circle appropriate response: Initials: gr _____

We certify that we fully understand that upon annexation, the subject property shall be subject to all laws and codes administered by the City of Daphne, including, but not limited to, the zoning code, the subdivision regulations and the municipal code of the City of Daphne. Initials: gr _____

SELECT ONE OF THE FOLLOWING OPTIONS

Option# 1: We do hereby request pre-zoning of the subject property to the following zoning classification(s): B2, and certify that a petition for rezoning, associated fees and documents have been submitted prior to or concurrently with this petition. Initials: gr _____

Or

Option# 2: We do hereby certify that we understand fully that upon annexation the subject property will be zoned R-1, Low Density Single Family Residential. Initials: _____

We do hereby request that the Planning Commission and City Council give such notice, hold such hearing and adopt such ordinance and do all such things or acts as is required by law so that the corporate limits of the City of Daphne, Alabama shall be rearranged so as to include such territory.

IN WITNESS WHEREOF, we have hereunto subscribed our names this, the 18th day of Nov, 2024.

Legal Description Attached (Exhibit A)? x Map or Survey Attached (Exhibit B)? x
Recorded Subdivision Plat OR Preliminary/Final Subdivision plat approved by Planning Commission
Attached (Exhibit C)? x Acreage 2.92
Subdivision Name _____ Lot Number(s): _____

Names and Signature of ALL property owners OR principle of corporation's designee:

Signature: [Signature] Signature: _____
Printed Name: SHARON R. WZIGHI Printed Name: _____
Mailing Address: 22 P. Azina Dr. Mailing Address: _____
DAPHNE, AL 36526
SRW Investments, LLC

**PETITION FOR ANNEXATION OF CERTAIN PROPERTY
INTO THE CORPORATE LIMITS OF THE MUNICIPALITY
OF THE CITY OF DAPHNE, ALABAMA**

(_____)

The undersigned corporation, _____ O Company, LLC _____, files this petition with the Clerk of the City of Daphne requesting the property hereafter described, commonly referred to as, Business Center of Friendship Road (Pin#250361 & #250362), to be annexed into the City of Daphne, a municipal corporation incorporated under the laws of the State of Alabama, and submits the following in support of the petition:

1. **Description of Property:** The description of the property which the petitioner requests to be annexed into the City of Daphne is described in **Exhibit "A"** attached hereto and made a part of this petition as fully set out herein (**the "Property"**).

2. **Map of Property:** Attached hereto as **Exhibit "B"** and made a part of this petition, is a map of the property showing its relationship to the corporate limits of the municipality of the City of Daphne.

3. **Owner:** The petitioner, _____ O Company, LLC _____, is the owner of the property hereby sought to be annexed into the corporate limits of the City of Daphne.

4. **Specific Conditions:** This petition is conditioned upon the adoption of an ordinance, which shall include specifically the conditions requested below upon annexing the said property into the corporate limits of the City of Daphne.

Requested zoning, if other than R-1: B2 _____

Any other conditions which may apply upon annexation: _____

ADDITIONAL INFORMATION

We, the undersigned, constituting all of the owners of the described real property do hereby execute and file this written petition asking and requesting that our property be annexed into the corporate limits of the City of Daphne, Alabama, under the authority of Section 11-42-20 through 11-42-24, Code of Alabama 1975. Initials: SB

We further certify that said property is contiguous to the city limits of Daphne, Alabama. A map and written legal description of said property is hereto attached. Initials: SB

We certify that the property is a single or multiple parcels under single or multiple ownership. Circle appropriate response: Initials: SB

We certify that we fully understand that upon annexation, the subject property shall be subject to all laws and codes administered by the City of Daphne, including, but not limited to, the zoning code, the subdivision regulations and the municipal code of the City of Daphne. Initials: SB

SELECT ONE OF THE FOLLOWING OPTIONS

Option# 1: We do hereby request pre-zoning of the subject property to the following zoning classification(s): B2, and certify that a petition for rezoning, associated fees and documents have been submitted prior to or concurrently with this petition. Initials: SB

Or

Option# 2: We do hereby certify that we understand fully that upon annexation the subject property will be zoned R-1, Low Density Single Family Residential. Initials: _____

We do hereby request that the Planning Commission and City Council give such notice, hold such hearing and adopt such ordinance and do all such things or acts as is required by law so that the corporate limits of the City of Daphne, Alabama shall be rearranged so as to include such territory.

IN WITNESS WHEREOF, we have hereunto subscribed our names this, the 15th day of November, 2024.

Legal Description Attached (Exhibit A)? x Map or Survey Attached (Exhibit B)? x
Recorded Subdivision Plat OR Preliminary/Final Subdivision plat approved by Planning Commission Attached (Exhibit C)? x Acreage 2.92
Subdivision Name _____ Lot Number(s) _____

Names and Signature of ALL property owners OR principle of corporation's designee:

Signature: O Company, LLC Signature: J Benson O Connor, Member Manager
Printed Name: _____ Printed Name: J Benson O Connor
Mailing Address: _____ Mailing Address: 4522 Kings Wood Dr. Mobile, AL 36608

5. Code: This Petition is filed pursuant to the provisions of Article 21, Chapter 42, Title 11, Code of Alabama, 1975, as amended.

DATED this 18th day of November, 2024

Respectfully submitted,

O Company, LLC

Name of Corporation

By:

[Signature]

Its:

Member Manager

STATE OF ALABAMA
COUNTY OF BALDWIN

I, Nancy Therrell, the undersigned Notary Public in and for said county and state, hereby certify that J. Benson O'Connor whose name as member manager of O' Company, LLC an Alabama corporation, is signed to the foregoing instrument and who is known to me, acknowledged before me on this day, that, being informed of the contents of the instrument, he/she as such officer and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 18th day of November, 2024.

Nancy Therrell
NOTARY PUBLIC

My commission expires: 06/16/2027

Corporation's Address

4522 Kingswood Dr.
Mobile, AL 36608



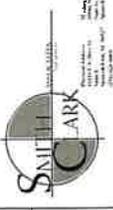
Exhibit A

Ann White-Spunner, John White Spinner, B Co., LLC, Jay-E, LLC,

SRW Investments, LLC, O Company, LLC

Legal Description

**LOTS 1 & 2, BUSINESS CENTER OF FRIENDSHIP ROAD, AS RECORDED ON
SLIDES 2090-X AND 2090-D IN THE OFFICE OF THE JUDGE OF PROBATE,
BALDWIN COUNTY, ALABAMA.**



WHITE SPUNNER REALTY
 ALTA/NPS LAND TITLE SURVEY
 25476 FRIENDSHIP ROAD
 DAPHNE, ALABAMA

APPT. DATE	TIME	DATE	TIME
CS	IS	BAC	FILE
6/7/21	1:30		
DATE	TIME	DATE	TIME
21-320	132/73		

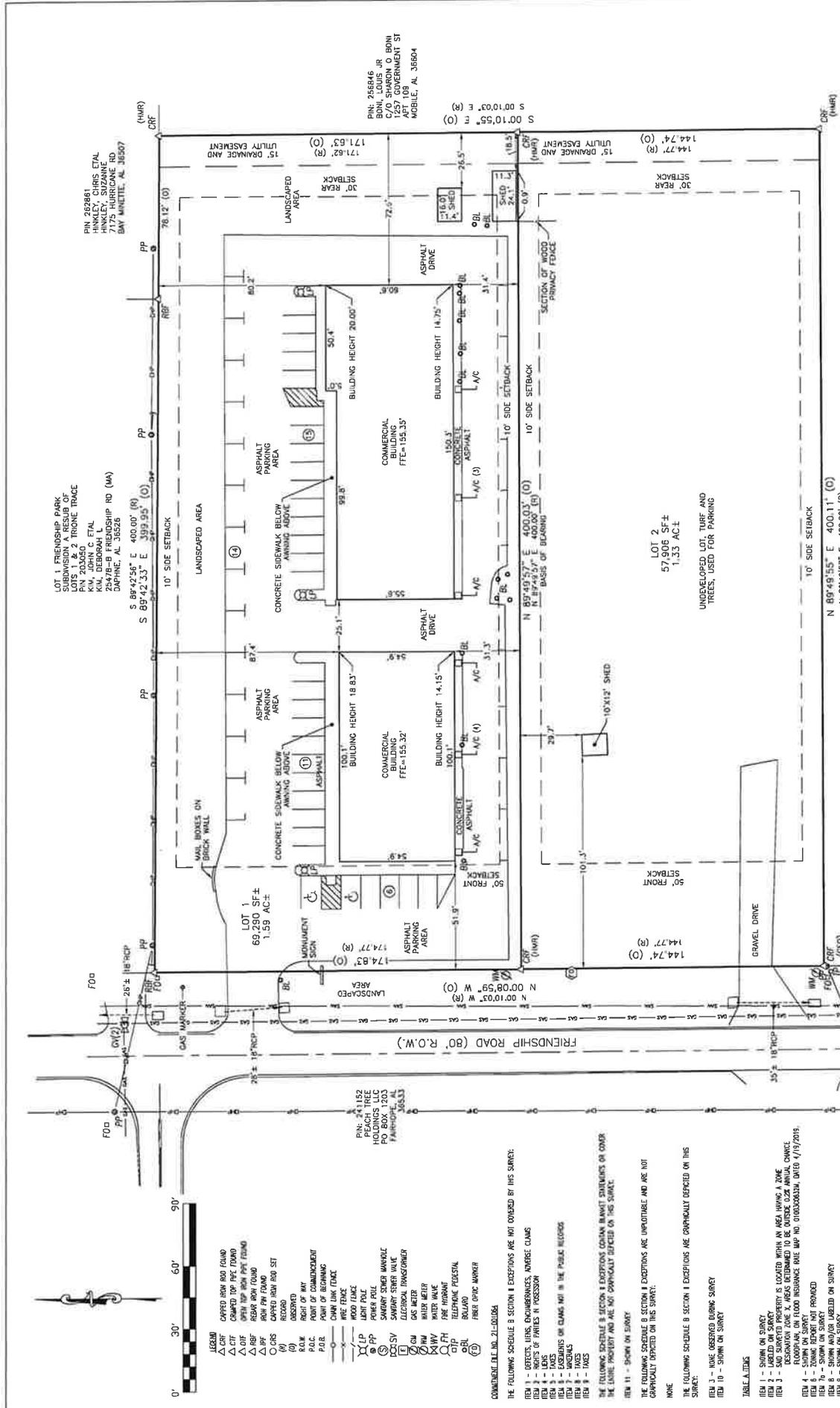
Exhibit B

BAUMING COUNTY ALABAMA
 LOTS 1 & 2, BUSINESS CENTER OF FRIENDSHIP ROAD, AS RECORDED ON SLICES 2089-C AND 2089-D IN THE OFFICE OF THE JUDGE OF PROBATE, BAUMING COUNTY, ALABAMA
 TO WHITE SPUNNER INVESTMENTS, LLC, AND ITS SUCCESSORS AND ASSIGNS, ALVIN R. PHILLIPS, SHIRLEY A. PHILLIPS, COMMUNITYWEALTH LAND TITLE INSURANCE COMPANY.
 THIS IS TO CERTIFY THAT THIS MAP OR PLAN AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2021 MINIMUM STANDARD ACTUAL REQUIREMENTS FOR ALTA/NPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NPS, AND INCLUDES ITEMS 1, 2, 3, 4, 7, 8, 9, 11a, 16 AND 19 OF TABLE A THEREOF. THE FIELD WORK WAS COMPLETED ON JUNE 1, 2021.

David Clark
 ALABAMA LICENSE # 97720
 2021.06.16 17:42:46-0500

- NOTES:
1. TYPE OF SURVEY: ALTA/NPS LAND TITLE SURVEY
 2. RECORD DIMENSIONS BASED ON PLAN OF SUBDIVISION RECORDED ON SLICES 2089-C AND 2089-D IN THE OFFICE OF THE JUDGE OF PROBATE, BAUMING COUNTY, ALABAMA
 3. THIS SURVEY IS BASED ON THE SURVEY OF THE BUSINESS CENTER OF FRIENDSHIP ROAD, AS RECORDED ON SLICES 2089-C AND 2089-D IN THE OFFICE OF THE JUDGE OF PROBATE, BAUMING COUNTY, ALABAMA
 4. THE SURVEY IS BASED ON THE SURVEY OF THE BUSINESS CENTER OF FRIENDSHIP ROAD, AS RECORDED ON SLICES 2089-C AND 2089-D IN THE OFFICE OF THE JUDGE OF PROBATE, BAUMING COUNTY, ALABAMA
 5. THIS DRAWING IS TO SCALE WHEN PRINTED ON INCH PAPER IN LANDSCAPE VIEW WITH A0 SCALE.

LOT 3
 PIN: 2502653
 LANGENBACH CONSTRUCTION COMPANY, LLC
 COMPANY 1775
 POINT CLEAR, AL 35864



- COMMENTS FILE NO. 21-001064
- THE FOLLOWING SCHEDULE B SECTION 1 EXCEPTIONS ARE NOT COVERED BY THIS SURVEY:
- ITEM 1 - EASEMENTS, RIGHTS, ENCUMBRANCES, ADVERSE CLAIMS
 - ITEM 2 - RIGHTS OF PARTIES IN POSSESSION
 - ITEM 3 - EASEMENTS
 - ITEM 4 - EASEMENTS ON CLAIMS NOT IN THE PUBLIC RECORDS
 - ITEM 5 - EASEMENTS
 - ITEM 6 - EASEMENTS
 - ITEM 7 - EASEMENTS
 - ITEM 8 - EASEMENTS
 - ITEM 9 - EASEMENTS
 - ITEM 10 - EASEMENTS
- THE FOLLOWING SCHEDULE B SECTION 1 EXCEPTIONS ARE UNRELIABLE AND ARE NOT COVERED BY THIS SURVEY:
- ITEM 11 - SHOWN ON SURVEY
- THE FOLLOWING SCHEDULE B SECTION 1 EXCEPTIONS ARE UNRELIABLE AND ARE NOT COVERED BY THIS SURVEY:
- ITEM 12 - SHOWN ON SURVEY
- THE FOLLOWING SCHEDULE B SECTION 1 EXCEPTIONS ARE UNRELIABLE AND ARE NOT COVERED BY THIS SURVEY:
- ITEM 13 - SHOWN ON SURVEY

TABLE A, ITEMS

ITEM 1	- SHOWN ON SURVEY
ITEM 2	- SHOWN ON SURVEY
ITEM 3	- SHOWN ON SURVEY
ITEM 4	- SHOWN ON SURVEY
ITEM 5	- SHOWN ON SURVEY
ITEM 6	- SHOWN ON SURVEY
ITEM 7	- SHOWN ON SURVEY
ITEM 8	- SHOWN ON SURVEY
ITEM 9	- SHOWN ON SURVEY
ITEM 10	- SHOWN ON SURVEY
ITEM 11	- SHOWN ON SURVEY
ITEM 12	- SHOWN ON SURVEY
ITEM 13	- SHOWN ON SURVEY
ITEM 14	- SHOWN ON SURVEY
ITEM 15	- SHOWN ON SURVEY
ITEM 16	- NONE OBSERVED

LOT 1 FRIENDSHIP PARK SUBDIVISION A RESUB OF LOTS 1, 2 & 3 TRIONE TRACE KIM, JOHN C ETAL 25476-B FRIENDSHIP RD (MA) DAPHNE, AL 36526

LOT 2 FRIENDSHIP PARK SUBDIVISION A RESUB OF LOTS 1, 2 & 3 TRIONE TRACE KIM, JOHN C ETAL 25476-B FRIENDSHIP RD (MA) DAPHNE, AL 36526

LOT 3 LANGENBACH CONSTRUCTION COMPANY, LLC POINT CLEAR, AL 35864

Exhibit A

**Ann White-Spunner, John White Spinner, B Co., LLC, Jay-E, LLC,
SRW Investments, LLC, O Company, LLC**

Legal Description

LOTS 1 & 2, BUSINESS CENTER OF FRIENDSHIP ROAD, AS RECORDED ON
SLIDES 2090-X AND 2090-D IN THE OFFICE OF THE JUDGE OF PROBATE,
BALDWIN COUNTY, ALABAMA.



COMMUNITY DEVELOPMENT INTERNAL MEMORANDUM

DATE: December 20, 2024
TO: Office of the City Clerk
FROM: Adrienne Jones, AICP, Director of Community Development
SUBJECT: East Fish River, LLC Zoning Amendment



PRESENT ZONING: R-1, Low Density Single Family Residential

PROPOSED PRE-ZONING: PUD, Planned Unit Development

LOCATION: Five hundred feet northeast of the intersection of County Road 64 and Dixon Lane

RECOMMENDATION: At the December 19, 2024 regular meeting of the City of Daphne Planning Commission, seven members were present, and the motion failed for a favorable recommendation for the above captioned zoning amendment.

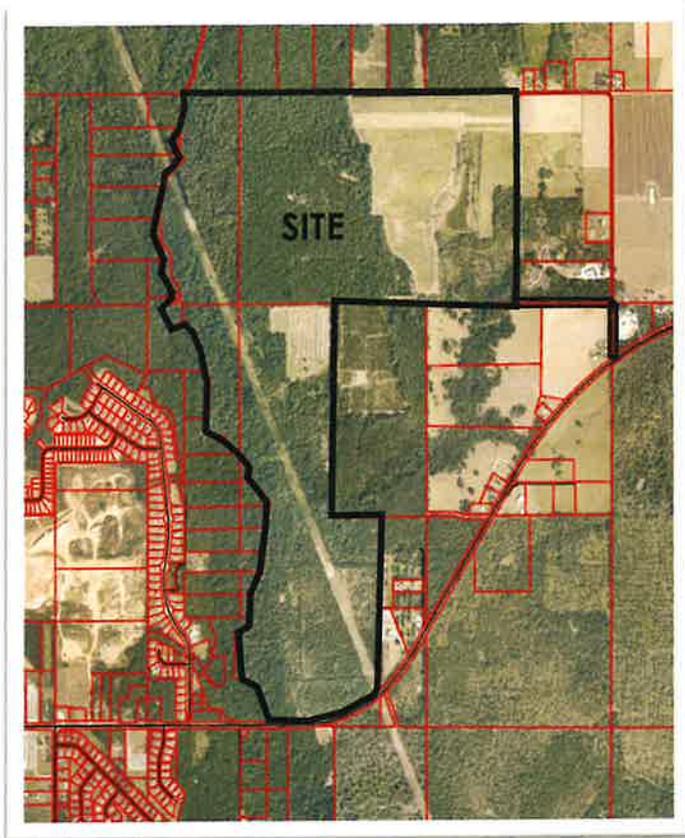
Five affirmative votes and two dissensions.

Attached please find the appropriate documentation and action of the Daphne Planning Commission.

Upon receipt of said documentation, please prepare an ordinance for placement on the City Council agenda to set a public hearing.

Thank you,
ADJ/jv

1. Community Development Report and Supplemental Documents
2. Zoning Application
3. Legal Description (Exhibit A)
4. Boundary Survey (Exhibit B)



EAST FISH RIVER, LLC ZONING AMENDMENT
Zoning Amendment

PROPOSAL:

The applicant proposes to rezone the subject property from R-1, Low Density Single Family Residential, to PUD, Planned Unit Development, in order to develop a residential subdivision that proposes to offer substantial public benefits that align with the Comprehensive Plan. The site is located east of the Reserve Subdivision. A full description of the proposal is provided in the PUD Narrative-Fish River Tract attached hereto.

Zoning Classification:

R-1, Low Density Single Family Residential

Existing Utility Service Providers:

Riviera Utilities, Loxley Water, Baldwin County Sewer, and Brightspeed

Affected City Service Providers: Fire Station 5, Police Beat 4, Public Works

Council District: 4

Surrounding Zonings/Uses:

- **North-**Unzoned District 7 Baldwin County
- **South-** RA, Rural Agricultural District
- **East-** RA, Rural Agricultural District
- **West-** RA, Rural Agricultural District

Proposed Zoning: PUD, Planned Unit Development

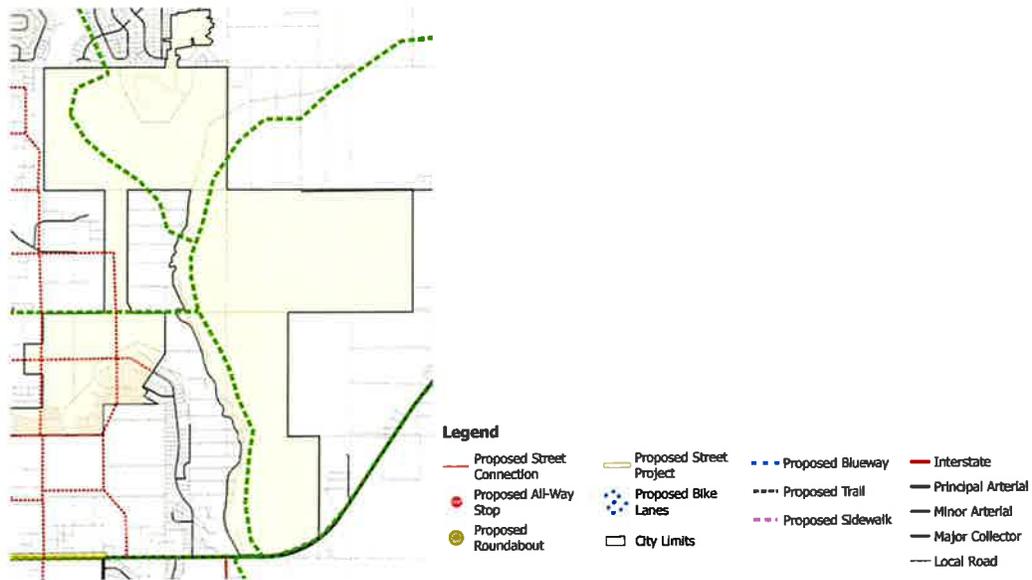
Development Concept: Single Family Residential

Comprehensive Plan Placetype: Estate Residential and Natural Areas and Open Space

Existing Conditions: 510.17 acres

Staff Recommendation to PC: Contingent on Comp Plan Amendment

Planning Commission Recommendation Motion to approve failed to receive a supermajority vote (5 aye/2 nay)



STAFF RECOMMENDATION:

Overall, staff is in favor of the proposed PUD in terms of the proposed layout, amenities, public benefits, and land use.

If a motion passes to amend the Comprehensive plan, staff would recommend the Planning Commission set forth a favorable recommendation to Council to approve the PUD zoning.

If a motion fails to amend the Comprehensive plan, staff would recommend that the Planning Commission set forth an unfavorable recommendation to Council because the PUD zoning (conceptual plan and standards) would be inconsistent with the Envision Daphne Comprehensive plan.

SIDE-BY-SIDE COMPARISON

LAND USE & DEVELOPMENT ORDINANCE

MINIMUM LOT REQUIREMENTS

	Minimum Lot Area Square feet (sq ft)	Minimum Lot Width at Setback Line (ft)	Maximum Lot Coverage Percent (%) ¹	Maximum Density ² (units/acre)	Maximum Height ³ (ft)
R-1, Low Density Single Family	20,000	100	25	2.0	2.5 stories 35 ft
R-2, Medium Density Residential	15,000	90	25	2.5	2.5 stories 35 ft
R-3, High Density Single Family	12,000	80	30	3.5	2.5 stories 35 ft
R-4, High Density					

SETBACKS

Zoning District	Front Yard				Rear Yard	Side Yard	Corner Lot Side Yard	
	Arterial & Collector Streets	Local Streets & Service Roads	U.S. Highway 99 ^e	U.S., State or County Roads			Arterial & Collector Streets	Local Streets & Service Roads
R-1	40	40	50	e	40	15	40	25
R-2	35	35	50	e	35	10	35	20
R-3	30	30	50	e	30	10	30	20
R-4SF & R6(G)	25	25	50	e	25	6	30	20
R-4 TF	30	30	50	e	30	a	30	20
R-4 MF	30	30	50	e	30	a	30	20
R-5	See Article	25		e				
New MF Districts	See Section 13-9, Minimum Requirements for Fixed Dwellings			e				
Innovative Design SF	25	25	50	e	25	6	30	20
ET SF*	30	30	50	e	30	10	30	20
B-1, B-1(a)	30	20	50	e	20	b,d	30	25
B-2	30	20	50	e	b,d	b,d	30	25
B-3	30	20	50	e	b,d	b,d	30	25
C/I	50	30	50	e	c, d	c, d	30	20
MU	30	30	n/a	n/a	30	a	30	25

EAST FISH RIVER PUD PROPOSED STANDARDS

PROPOSED # OF LOTS

100' LOTS: 100' X 150'-175': 100' X 183': 100' X 200'-210': 100' X 220'-300': 100' X 300'-350':	119 TOTAL LOTS (57.08 AC) 15 LOTS 27 LOTS 61 LOTS 5 LOTS 11 LOTS
75' LOTS: 75' X 120'-140': 75' X 250'-300':	34 TOTAL LOTS (17.74 AC) 4 LOTS 30 LOTS
72' LOTS: 72' X 130': 72' X 155': 72' X 160'-200':	154 TOTAL LOTS (40.31 AC) 111 LOTS 25 LOTS 18 LOTS
70' LOTS: 70' X 140':	25 TOTAL LOTS (6.16 AC) 25 LOTS
62' LOTS: 62' X 125'-135': 62' X 150'-155': 62' X 170'-280':	418 TOTAL LOTS (94.88 AC) 246 LOTS 184 LOTS 8 LOTS
TOTAL OVERALL LOTS:	750 LOTS (225.97 AC)

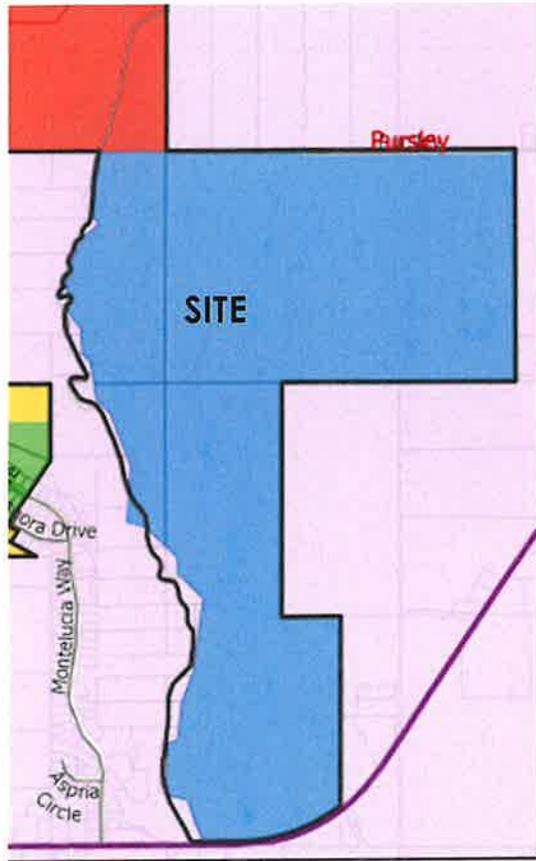
***DUE TO MULTIPLE IRREGULARITIES OF LOT BOUNDARIES (CUL-DE-SAC LOTS, PIE SHARED LOTS AND PROPERTIES ABUTTING FISH RIVER) THE LOTS ABOVE ARE GENERAL CATEGORIES OF LOT SIZES WITHIN THE PUD. REFER TO EXHIBIT A WITHIN THE PUD NARRATIVE FOR ACTUAL LOT AREA.

119	SMALLEST LOT SIZE:	10,500 S.F.
	LARGEST LOT SIZE:	94,700 S.F.
	AVERAGE LOT SIZE:	24,554 S.F.
34	SMALLEST LOT SIZE:	9,888 S.F.
	LARGEST LOT SIZE:	42,721 S.F.
	AVERAGE LOT SIZE:	22,729 S.F.
154	SMALLEST LOT SIZE:	8,747 S.F.
	LARGEST LOT SIZE:	24,760 S.F.
	AVERAGE LOT SIZE:	11,402 S.F.
25	SMALLEST LOT SIZE:	0,643 S.F.
	LARGEST LOT SIZE:	24,292 S.F.
	AVERAGE LOT SIZE:	10,740 S.F.
418	SMALLEST LOT SIZE:	3,000 S.F.
	LARGEST LOT SIZE:	39,033 S.F.
	AVERAGE LOT SIZE:	9,876 S.F.

750 LOTS

DENSITY:	1.47 / AC
PROPOSED IMPERVIOUS COVERAGE:	273.92 AC
PROPOSED OPEN SPACE:	236.08 AC
PROPOSED FIRE DEPARTMENT:	1.4 AC
PROPOSED WALKING TRAIL:	2.50 AC
PROPOSED SETBACKS:	
FRONT:	25 FT
REAR:	15 FT
SITE:	6 FT
CORNER FACING SECONDARY ROAD:	15 FT
PROPOSED PARKING:	2 SPACES PER HOUSEHOLD (180)
MAX BUILDING HEIGHT:	35 FT
MAX BUILDING STORIES:	2.5 STORIES
MAX BUILDING COVERAGE:	35% (LOT)

Excerpt from Daphne Zoning Map



Zoning Key

-  Daphne City limits
-  R-1 LOW DENSITY SINGLE FAMILY RESIDENTIAL
-  R-2 MEDIUM DENSITY SINGLE FAMILY RESIDENTIAL
-  R-3 HIGH DENSITY SINGLE FAMILY RESIDENTIAL
-  R-4 HIGH DENSITY SINGLE MULTI-FAMILY RESIDENTIAL
-  R-5 MOBILE HOME RESIDENTIAL
-  R-6(D) DUPLEX - TWO FAMILY
-  R-6(G) GARDEN OR PATIO HOME
-  R-7(A) APARTMENT
-  R-7(M) MID-RISE CONDOMINIUM
-  R-7(T) TOWNHOUSE
-  B-1 LOCAL BUSINESS
-  B-2 GENERAL BUSINESS
-  B-2(a) GENERAL BUSINESS ALTERNATE
-  B-3 PROFESSIONAL BUSINESS
-  C/I COMMERCIAL/INDUSTRIAL
-  MU MIXED USE
-  PUD PLANNED UNIT DEVELOPMENT
-  C-2 OUTDOOR AMUSEMENT
-  GC GOLF COURSE
-  ET JURISDICTION

Excerpt from County's Online map



- County Zoning
- Rural District (RR)
- Rural Agricultural District (RA)
- Conservation Resource District (CR)
- Residential Single Family Estate District (RSF-E)
- Residential Single Family District (RSF-1)
- Residential Single Family District (RSF-2)
- Residential Single Family District (RSF-3)
- Residential Single Family District (RSF-4)
- Residential Two Family District (RTF-4)
- Residential Single Family District (RSF-6)
- Residential Two Family District (RTF-6)
- Residential Multiple Family District (RMF-6)
- High Density Residential District (HDR)
- Residential Manufactured Housing Park District (RMH)
- Base Community Zoning District (BCZ)
- Marine Recreation District (MR)
- Outdoor Recreation District (OR)
- Tourist Resort District (TR)
- Recreational Vehicle Park District (RV-1)
- Recreational Vehicle Park District (RV-2)
- Professional Business District (B-1)
- Neighborhood Business District (B-2)
- General Business District (B-3)
- Major Commercial District (B-4)
- Limited Business District (LB)
- Light Industrial District (M-1)
- General Industrial District (M-2)

COMMUNITY DEVELOPMENT



December 6, 2024

Dear Sir/Ma'am,

NOTICE OF PUBLIC HEARING

A petition for REZONING will be considered by the Daphne Planning Commission. East Fish River, LLC proposes to rezone 510.17 acres +/- located five hundred feet northeast of the intersection of County Road 64 and Dixon Lane from R-1, Low Density Single Family Residential, to a PUD, Planned Unit Development.

Said petition will also be considered by the Daphne City Council pursuant to Alabama Code 11-52-85. The application is available for review at City Hall in the Department of Community Development, 1705 Main Street, during regular business hours. An informal site preview meeting will be held on Wednesday, December 11, 2024 at 8:30 a.m. in the Council Chambers of City Hall. The public is invited to attend: limited participation may be allowed by the chairman.

The public hearing will be held by the Daphne Planning Commission on Thursday, December 19, 2024 at 5:00 p.m. in the Council Chambers of City Hall. You may submit your views in writing, in person, or by representation.

Sincerely,
Adrienne D. Jones, AICP,
Director of Community Development

East Fish River, LLC Zoning Amendment

EAST FISH RIVER LLC REZONE ADJACENT PROPERTY OWNERS

Parcel Number	Pin	Owner Name	Address	City	Sta
05-42-04-18-0-000-003.009	229763	TRIONE, ANGELO PAUL	12480 CO RD 64	LOXLEY	AL 36551
05-42-04-18-0-000-003.003	101021	JMYOUNG L L C	715 RIVER RT	MAGNOLIA S AL	36555
05-42-04-17-0-000-001.002	119028	GEX LOXLEY PROPERTIES L L C	6508 COLLEYVILLE BLVD STI COLLEYVILLE TX	76034	
05-42-04-18-0-000-003.012	263612	BBM & J L L C	4504 KINGSWAY CT	MOBILE AL	36608
05-42-04-18-0-000-001.005	300045	EAST FISH RIVER L L C	118 N ROYAL ST STE 700	MOBILE AL	36602
05-42-04-19-0-000-003.000	10056	DAVIS, LARRY AND S ETAL DAVIS, JC P O BOX 235		LOXLEY AL	36551
05-43-06-13-0-000-001.013	351286	TATE, JENNIFER TRUSTEE OF THE HI8820 BAINBRIDGE DR		DAPHNE AL	36526
05-42-04-19-0-000-003.003	58297	BROWN, VIRGINIA D	22500 PATTERSON RD	LOXLEY AL	36551
05-43-06-13-0-000-001.004	229933	TRIONE LUKE WELLS AND TRIONE L 685 CALIBRE ST		FAIRHOPE AL	36532
05-43-06-13-0-000-001.005	252257	EAST FISH RIVER L L C	118 N ROYAL ST STE 700	MOBILE AL	36602
05-42-04-18-0-000-003.014	351290	TRIONE, ANELO PAUL AKA TRIONE,	12480 CO RD 64	LOXLEY AL	36551
05-42-04-18-0-000-003.018	359539	TRIONE, ARTHUR MARK	890 LEWIS RD	CANADA VIL6P7	
05-42-04-18-0-000-001.000	67265	LAZZARI, JOHN DAVID	12751 CO RD 64	LOXLEY AL	36551
05-42-04-18-0-000-003.005	213369	TRIONE, MARYNELL	PO BOX 1339	ROBERTSDAL AL	36567
05-42-03-07-0-000-006.004	385883	SPOTSWOOD'S TREE SERVICE INC	12891 CO RD 1	FAIRHOPE AL	36532
05-42-03-07-0-000-006.000	72801	LAZZARI, LOUIS H JR	27695 CO RD 66 N	LOXLEY AL	36551
05-42-04-17-0-000-001.000	40320	STAPLETON FAMILY LIMITED PARTN	13600 CO RD 64	LOXLEY AL	36551
05-43-01-12-0-000-024.009	356644	STEPHENS, MARIA ANNETTE A/K/A	16270 SOUTH BLVD	SILVERHILL AL	36576
05-42-03-07-0-000-001.000	34938	MALBIS PLANTATION INC	29470 STATE HIGHWAY 181 DAPHNE	AL	36526
05-42-04-18-0-000-001.009	377416	WALKER, SHARON LAZZARI	1816 MOUNTAINBROOK DR HUNTSVILLE	AL	35801
05-42-03-07-0-000-004.004	79027	BARNHILL, WENDELL ALLEN	111 INGLESIDE ST N	FAIRHOPE AL	36532
05-43-06-13-0-000-001.008	273437	GONTAR, EVELYN CATHY TRIONE	8124 GREEN ST	NEW ORLEAN LA	70118
05-42-03-07-0-000-004.003	78742	BARNHILL, DEWEY W	111 INGLESIDE ST N	FAIRHOPE AL	36532
05-42-03-07-0-000-004.002	80701	HARRELL LOUANNE BARNHILL	320 VOLANAT AVE C3	FAIRHOPE AL	36532
05-42-04-18-0-000-002.000	49037	LAZZARI, ERIC VICTOR	25568 AUSTIN ROAD	DAPHNE AL	36526
05-43-01-12-0-000-024.007	356639	GONTAR, EVELYN CATHY TRIONE	AI8124 GREEN ST	NEW ORLEAN LA	70118
05-42-03-07-0-000-004.001	78741	BARNHILL, BENJAMIN C	PO BOX 928	FAIRHOPE AL	36533
05-43-01-12-0-000-024.008	356640	CRAWFORD, ANGELA T AKA CRAWF	11773 CO RD 64	DAPHNE AL	36526
05-43-01-12-0-000-001.002	618233	CITY OF DAPHNE	1705 MAIN ST	DAPHNE AL	36526
05-43-06-13-0-000-001.109	358019	RESERVE AT DAPHNE OWNERS ASSI	25366 PROFIT DR	DAPHNE AL	36526

APPLICATION
&
SUPPLEMENTAL INFORMATION



APPLICATION FOR REZONING OR PRE-ZONING

Office use only: Rev. 072816	Date Submitted: <u>November 19, 2024</u>
Application Number: <u>ZA-24-06</u> or <u>PZA-</u>	Planning Commission Public Hearing Date: <u>December 19, 2024</u>

Legibly print or type responses below. Indicate N/A or an "X" where item is not applicable.

SITE DATA

Site Location (Address or General Proximity to Nearest Intersection): <u>500 FT East of the intersection of County Rd 64 and Dixon LN.</u>	PPIN#(s): <u>27122, 26, 252259, 27121</u>
Gross Site Area (acreage): <u>510.17</u>	Requested Zoning or Pre-Zoning: <u>PUD</u>
Current Zoning Designation(s): <u>R-1</u>	Amended Request: <u>N/A</u>
	Initials: <u>N/A</u> Date: <u>N/A</u>
Current Land Use: <u>Undeveloped</u>	Anticipated Land Use: <u>Residential PUD</u>
Provide Legal Description (if necessary attach separate page entitled "Legal Description for [Name of Applicant]":	

Specify other recently approved or pending requests related to the subject property. Circle the answer(s).

- Annexation
 Subdivision
 Site Plan
 Special Exception
 Variance
 Specify Other

APPLICANT & AGENT INFORMATION

<i>*If an LLC or LLP or Corporation, provide name and signature of Registered Member or Agent and provide a copy of Articles of Incorporation.</i>	
Name of Current Owner: <u>East Fish River LLC</u>	
Mailing Address: <u>118 North Royal St Ste 20 Mobile</u>	Phone/Fax: E-mail:
Name of Authorized Agent: <u>Engineering Design Group, LLC</u>	Phone/Fax: <u>251-943-8960</u> E-mail: <u>lutz@edgalabama.com</u>
Mailing Address: <u>1000 E Laurel Ave, Foley, AL 36535</u>	Phone/Fax: E-mail:
Name of Developer*: <u>Gaskin Banks, LLC. Todd Malphrus, Signator</u>	Phone/Fax: E-mail:
Other:	Phone/Fax: E-mail:

I, the applicant, certify that all of the above facts are true and correct to the best of my knowledge. I hereby agree to allow the City of Daphne to post a sign on the subject property notifying the general public of this request.

Applicant's Signature:	Date: <u>11/18/24</u>
Agent's Signature: <u>Clay Moore</u>	Date:

Digitally signed by Clay Moore
DN: cn=US, email=cmoore@edgalabama.com, cn=Clay Moore
Date: 2024.08.13 14:04:44-0500

East Fish River, LLC- PUD Rezoning

Exhibit "A"

PARCEL 1:

BEGINNING AT A CAPPED REBAR MARKER IN AN OLD FENCE CORNER AT THE NORTHWEST CORNER OF SECTION 18, TOWNSHIP 5 SOUTH, RANGE 3 EAST, SAID POINT ALSO BEING THE SOUTHEAST CORNER OF SECTION 12, TOWNSHIP

5 SOUTH, RANGE 2 EAST, BALDWIN COUNTY, ALABAMA; RUN THENCE SOUTH 89 DEGREES 44 MINUTES 55 SECONDS EAST, ALONG THE LINE OF AN OLD FENCE, 1342.93 FEET TO A CAPPED REBAR MARKER IN AN OLD FENCE CORNER; RUN THENCE SOUTH 00 DEGREES 28 MINUTES 39 SECONDS WEST, ALONG THE LINE OF AN OLD FENCE, 2647.30 FEET TO A CAPPED REBAR MARKER; RUN THENCE NORTH 89 DEGREES 51 MINUTES 26 SECONDS EAST, ALONG THE LINE OF AN OLD FENCE, 697.40 FEET TO A CAPPED REBAR MARKER; RUN THENCE SOUTH 00 DEGREES 06 MINUTES 02 SECONDS EAST, ALONG THE LINE OF AN OLD FENCE 2191.34 FEET TO A CAPPED REBAR MARKER ON THE NORTH RIGHT-OF-WAY LINE OF BALDWIN COUNTY HIGHWAY NO. 64, (80 FOOT RIGHT-OF-WAY); RUN THENCE SOUTHWESTWARDLY, ALONG SAID RIGHT-OF-WAY LINE, FOLLOWING A CURVE TO THE RIGHT HAVING A RADIUS OF

1853.82 FEET, AN ARC DISTANCE OF 1226.33 FEET (CHORD: SOUTH 70 DEGREES 54 MINUTES 35 SECONDS WEST, 1204.09 FEET) TO A CAPPED REBAR MARKER; RUN THENCE SOUTH 89 DEGREES 49 MINUTES 59 SECONDS WEST, ALONG SAID RIGHT-OF-WAY LINE, 470.53 FEET TO A POINT ON THE CENTERLINE OF FISH RIVER; RUN THENCE NORTHWARDLY, ALONG SAID CENTERLINE OF FISH RIVER AND FOLLOWING THE MEANDERS THEREOF, FOR A DISTANCE OF 12,236 FEET, MORE OR LESS, TO A POINT ON THE WESTWARD EXTENSION OF THE LINE OF AN OLD FENCE; RUN THENCE NORTH 87 DEGREES 10 MINUTES 45 SECONDS EAST, ALONG THE LINE OF SAID OLD FENCE, 815.97 FEET TO A CAPPED REBAR MARKER; RUN THENCE SOUTH 00 DEGREES 01 MINUTES 06 SECONDS WEST, ALONG THE LINE OF AN OLD FENCE 2646.66 FEET TO THE POINT OF BEGINNING.

PARCEL 2:

COMMENCE AT THE "LOCALLY ACCEPTED" NORTHWEST CORNER OF SECTION 17, TOWNSHIP 5 SOUTH, RANGE 3 EAST, SAINT STEPHENS MERIDIAN FOR THE POINT OF BEGINNING; RUN THENCE SOUTH 00 DEGREES 02 MINUTES 04 SECONDS EAST, A DISTANCE OF 675.29 FEET TO A POINT ON THE NORTH MARGIN OF BALDWIN COUNTY HIGHWAY NUMBER 64; RUN THENCE NORTH 72 DEGREES 35 MINUTES 16 SECONDS EAST, A DISTANCE OF 62.87 FEET TO A POINT ON SAID HIGHWAY #64; RUN THENCE NORTH 00 DEGREES 02 MINUTES 04 SECONDS WEST, A DISTANCE OF 656.13 FEET; THENCE RUN NORTH 89 DEGREES 39 MINUTES 45 SECONDS WEST, A DISTANCE OF 60.0 FEET TO THE POINT OF BEGINNING.

PARCEL 3:

THE SOUTH 60.0 FEET OF THE EAST ONE HALF OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 5 SOUTH, RANGE 3 EAST, SAINT STEPHENS MERIDIAN.

PARCEL 4:

A STRIP OF LAND 60-FEET WIDE, WITHIN THE NORTHWEST CORNER OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 5 SOUTH, RANGE 3 EAST, EXTENDING FROM THE END OF THE COUNTY MAINTAINED PURSLEY ROAD, WESTWARDLY TO THE EAST LINE OF THE WEST ONE-HALF OF THE SOUTHEAST

QUARTER OF SECTION 7, TOWNSHIP 5 SOUTH, RANGE 3 EAST, ST. STEPHENS MERIDIAN, BALDWIN COUNTY, ALABAMA. SAID STRIP OF LAND BEING 60-FEET WIDE AND APPROXIMATELY 40-FEET LONG, MORE OR LESS.

PARCEL 5:

THE SOUTHWEST QUARTER AND THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 5 SOUTH, RANGE 3 EAST.

PARCEL 6:

COMMENCE AT THE "LOCALLY ACCEPTED" SOUTHWEST CORNER OF SECTION 8, TOWNSHIP 5 SOUTH, RANGE 3 EAST, SAINT STEPHENS MERIDIAN FOR THE POINT OF BEGINNING; RUN THENCE SOUTH 89 DEGREES 39 MINUTES 44 SECONDS EAST, ALONG THE SOUTH LINE OF SAID SECTION 8, A DISTANCE OF 60.0 FEET; RUN THENCE NORTH 44 DEGREES 39 MINUTES 45 SECONDS WEST, A DISTANCE OF 84.85 FEET; RUN THENCE SOUTH 00 DEGREES 02 MINUTES 04 SECONDS EAST, ALONG THE WEST LINE OF SAID SECTION 8, A DISTANCE OF 60.0 FEET TO THE POINT OF BEGINNING.

PARCEL 7:

COMMENCE AT THE "LOCALLY ACCEPTED" NORTHEAST CORNER OF SECTION 18, TOWNSHIP 5 SOUTH, RANGE 3 EAST, SAINT STEPHENS MERIDIAN FOR THE POINT OF BEGINNING; RUN THENCE SOUTH 00 DEGREES 02 MINUTES 04 SECONDS EAST, ALONG THE EAST LINE OF SAID SECTION 18, A DISTANCE OF 25.25 FEET; RUN THENCE NORTH 44 DEGREES 39 MINUTES 45 SECONDS WEST, A DISTANCE OF 35.70 FEET; RUN THENCE SOUTH 89 DEGREES 39 MINUTES 45 SECONDS EAST, ALONG THE NORTH LINE OF SAID SECTION 18, A DISTANCE OF 30.0 FEET TO THE POINT OF BEGINNING.

PUD NARRATIVE

PUD Narrative- East Fish River Tract

Project Summary

The East Fish River PUD is an approximately 510 acres and it is located on the Eastern limits of the City of Daphne. The property is adjacent along the East side of Fish River and North of County Road 64. Access to the site is provided by connection to Pursley Rd. and County Rd. 64. This development will consist of single-family residential lots. The PUD is categorized in lots sizes of 62', 70', 72', 75' and 100'. The PUD provides ample amount of open spaces, parks, walking trails and other amenities, which will be utilized by residents of the community. The walking trail and trail head is an amenity that is intended to serve not only community residents, but also City of Daphne residents. The trail will connect from County Rd. 64 to the Northwest corner of the PUD property. The trails intention, based on the Envision Daphne 2042, is to connect the trail to a future City of Daphne Park located on an adjacent parcel North West of the PUD. As part of the PUD, 5 acres will be dedicated to The City of Daphne for the use of a fire station along with a public park that will include a trailhead.

Intent

The intent of this PUD is to create a community that is consistent with the City of Daphne's Comprehensive Plan that people from all over Baldwin County want to be a part of because of the community's character and the amenities offered.

Public / Private Benefits

Public benefits:

1. Nearly 2 miles of a 12' wide paved walking trail through the property that will meet the vision of Envision Daphne 2042.
2. Donating a total of 5 acres to the City of Daphne for a fire station and a public park that will include the trailhead.

Private benefits:

1. Five Amenity Areas including a clubhouse, pool, play-space, dog parks, sports courts, fishing ponds, picnic area, dog parks, walking trails and a trailhead.
2. Multiple common areas throughout the site that will provide greenspace for outdoor activities and walking trails.

Land Use Summary

The PUD is approximately 510 ac that consist of approximately 100 acres of wetlands and 410 ac of uplands. The PUD proposes 750 lots with lot sizes varying from 62', 70', 72', 75' and 100'.

Below is an average lot size table that groups lots sizes into general categories (Ex. If a corner lot is 77' wide it will be considered a 62' lot since the buildable area is equivalent to that of a "standard" 62' lot. This also applies for lots that are within cul-de-sacs, pie shape lots, or along the varying wetland buffer along of Fish River). We have provided a lot matrix attached in the rear of this document as "Exhibit A" that provides the Lot #, bearings and distances along the lot lines and a total area of each lot.

Average Lot Size Table:

Average Lot Size	Number of Lots	Total Area of Lots
<u>100' Lots</u>	<u>119 Lots (Total)</u>	<u>67.08 ac</u>
100'x 150'-175'	15 Lots	
100'x183'	27 Lots	
100'x 200'-210'	61 Lots	
100'x 220'-300'	5 Lots	
100'x 300'-350'	11 Lots	
<u>75' Lots</u>	<u>34 Lots (Total)</u>	<u>17.74 ac</u>
75'x 120'-140'	4 Lots	
75'x 250'-300'	30 Lots	
<u>72' Lots</u>	<u>154 Lots (Total)</u>	<u>40.31 ac</u>
72'x130'	111 Lots	
72'x155'	25 Lots	
72'x 160'-200'	18 Lots	
<u>70' Lots</u>	<u>25 Lots (Total)</u>	<u>6.16 ac</u>
70'x 140'	25 Lots	
<u>62' Lots</u>	<u>418 Lots (Total)</u>	<u>94.68 ac</u>
62'x125'-135'	246 Lots	
62'x150-155'	164 Lots	
62'x 170'-280'	8 Lots	
<u>62'-100' Lots</u>	<u>750 Lots</u>	<u>225.97 ac</u>

The following site data table list information related to the property and the PUD (*Smallest, Largest, and Average Lot sizes listed in the table below are calculated based on actual lot sizes within the PUD. Reference Exhibit A for the smallest, largest and actual lot areas):

Site Data Table:

Parcel Numbers		05-42-04-18-0-000-003.000	
		05-43-06-13-0-000-001.006	
		05-43-01-12-0-000-024.000	
		05-42-03-07-0-000-005.000	
Current Zoning		R-1	
Proposed Zoning		PUD	
Total Acreage		+/- 510 ac	
Total Wetlands		+/- 100 ac	
Lot Size	Number of Lots	Lot Size	Lot Area
100' Lots	119 Lots	Smallest	19,499 SF
		Largest	94,796 SF
		Average	24,554 SF
75' Lots	34 Lots	Smallest	9,688 SF
		Largest	41,721 SF
		Average	22,729 SF
72' Lots	154 Lots	Smallest	8,747 SF
		Largest	24,760 SF
		Average	11,402 SF
70' Lots	25 Lots	Smallest	9,643 SF
		Largest	24,292 SF
		Average	10,740 SF
62' Lots	418 Lots	Smallest	7,060 SF
		Largest	39,033 SF
		Average	9,876 SF
Total Lots		750 Lots	
R-1 Zoning Density		2.00 units/acre	
PUD Density		1.47 units/acre	
Proposed Impervious Coverage		273.92 ac	
Proposed Open Space		236.08	
Proposed Fire Department & Trailhead Park		5.00 ac	
Proposed Walking Trail		2.50 ac	
Proposed Setbacks			
62-72' Lots	Front	25'	
	Rear	25'	
	Side	7.5'	
	Corner Lot Side Yard	20'	
75' Lots	Front	25'	
	Rear	25'	
	Side	10'	
	Corner Lot Side Yard	20'	

<i>100' Lots</i>	<i>Front</i>	<i>30'</i>
	<i>Rear</i>	<i>40'</i>
	<i>Side</i>	<i>15'</i>
	<i>Corner Lot Side Yard</i>	<i>25'</i>
Minimum Proposed Parking	<i>2 Spaces Per Household</i>	
Maximum Building Height	<i>35'</i>	
Maximum Building Stories	<i>2.5 Stories</i>	
Maximum Building Coverage	<i>35% (Lot)</i>	

Below is a list of the Amenities provided in the PUD:

- Amenity 1: Clubhouse, Pool, Play Space, Mail Kiosk, Dog Park and Sports Courts
- Amenity 2: Active Open Space with sitting areas
- Amenity 3: Passive Park with covered sitting space
- Amenity 4: Dog Park and Connection to Greenway and Fish River
- Amenity 5: Trailhead

Streets, Drainage and Utilities

There will be no deviations or variances requested. The streets and drainage systems will be designed to the current standards of the City of Daphne Land Use Ordinance. Traffic calming provisions will be implemented as needed, such as stop signs and speed tables. Town of Loxley (sewer), Town of Loxley (water), and Baldwin EMC (power) will provide utilities.

Parking

All parking will be designed to the current standards of the City of Daphne. All Single-Family homes will provide a minimum of two parking spaces per a household.

Zoning Relaxations & Variances

The overall intent of the PUD is for lot sizes 62'-75' to meet the current R-4 zoning regulations and 100' lots to meet current R-1 zoning regulations. However, we are asking for variances on the following three items from the Land Use Ordinance:

- Construction of wooden fences to replace vegetative buffers where they are required along the exterior property lines.
- Lot #'s 310, 311, 312, 313, 314, 319, 320, 321 and 322 are all 100' lot widths that do not meet the current R-1 lot area requirements, which is 20,000 SF. The lots range in size from 19,499 SF to 19,680 SF. As part of the PUD we would like to ask for a variance for these 9 lots that fall just short of the current R-1 lot size. Please refer to Exhibit A for exact lot area for each of the lots mentioned.
- Reducing front setbacks for 100' lots from 40' to 30'. This will allow houses that are along Fish River to be closer to the streets to prevent steeper slopes in the rear of the

lots. It will also promote a more consistent look with the remainder of the subdivision's 25' front setback and it will enhanced privacy in lot owner's back yards.

Architectural Themes

The architectural themes listed below are copied directly from The City of Daphne Architectural Ordinance. See the architectural themes for the PUD below:

- I. Building materials including brick, stone, textured traditional cement stucco (i.e., real stucco) and cement siding are required as the primary veneer on new dwellings.
- II. Roofs must be varied in roofline treatments.
- III. The front facing garage (i.e., garage fronts) on single family homes shall be recessed and constitute not more than forty-two percent (42%) of the residential facade (as measured from the outside edge of garage doors, not including the frame).
- IV. Recessed garage doors oriented toward the front property line shall be as follows:
 - a. Garage doors must be positioned between five (5) feet and twenty (20) feet behind the front wall plane of the house. The front wall plane is defined as the principal building façade facing the primary street right of way.
 - b. The minimum front yard setback for said garage shall be forty (40) feet.
 - c. The minimum front yard setback for the principal structure may be reduced to twenty (20) feet.
- V. The side-street facing garage setback shall be a minimum of twenty-two (22) feet from the sidewalk and recessed three (3) feet behind the side façade.
- VI. Where the garage is located at the rear of the primary structure, the front yard setback shall be reduced to fifteen (15) feet, or ten (10) feet with an open air front porch.
- VII. Colored elevations shall illustrate that a minimum of three (3) different elevations are provided in each block face.
- VIII. Developments of thirty-five (35) dwelling units or more should offer a minimum of five (5) different elevations and ten percent (10%) of each respective elevation shall be provided in each block face.

Additional Stipulations

- I. Access points and unit density are limited to counts provided in the proposed plan.
- II. Developer reserved the right to alter the proposed phasing plan and change the order of construction from the proposed plan at a later date.

PUD CONCEPTUAL PLAN



EDG
 ENGINEERING DESIGN GROUP, LLC
 1000 E. LAUREL AVE.
 MOBILE, AL 36688
 (251) 331-1100
 www.edg-engineering.com

PROJECT NUMBER: EAST FISH RIVER PUD
 PROJECT ADDRESS: 118 N ROYAL ST, MOBILE, AL 36688
 PROJECT OWNER: EAST FISH RIVER PUD
 PROJECT DATE: 12/27/2024

ISSUED FOR REVIEW
 PRELIMINARY - NOT FOR CONSTRUCTION 12/20/24

COUNTY RD 64
 DAPHNE, AL
 PUD MASTERPLAN

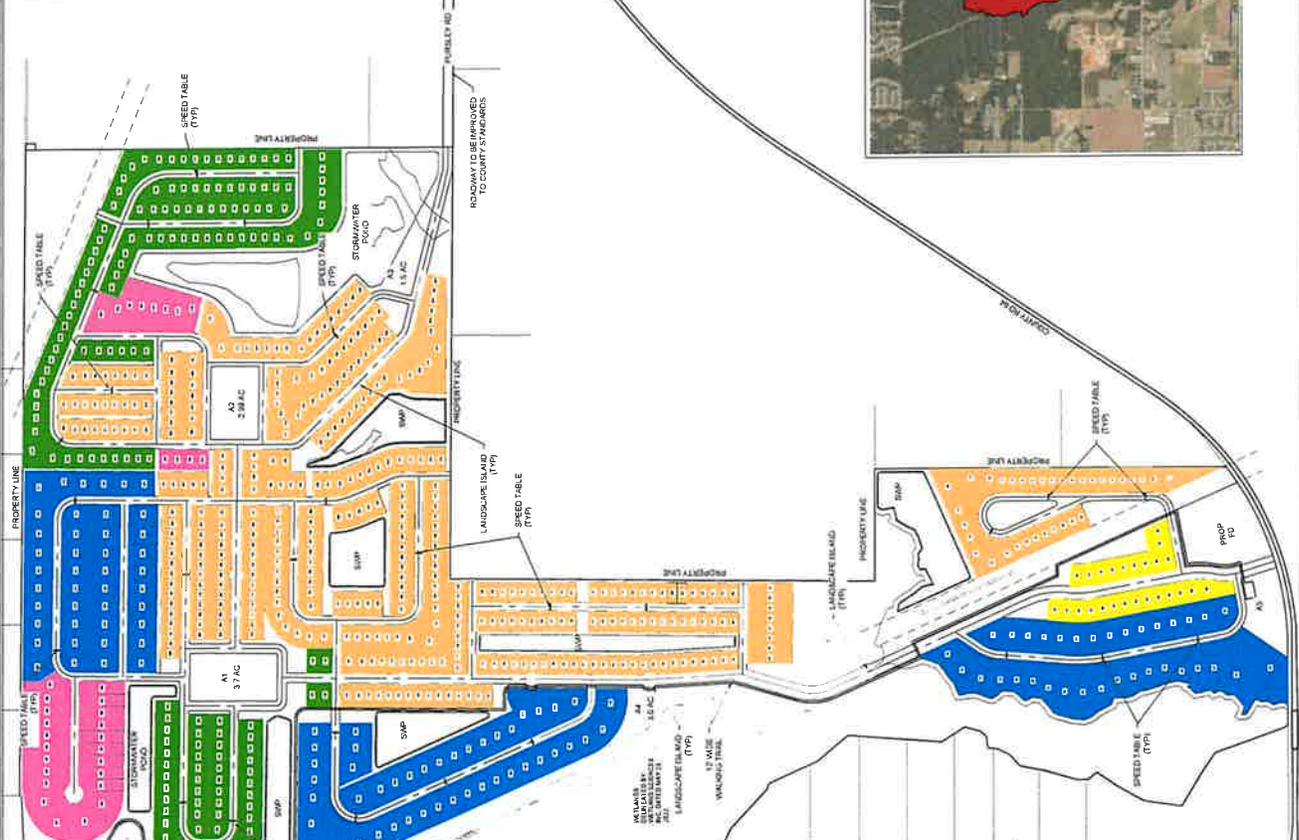
1 OF 1
 SHEET TITLE: EAST FISH RIVER PUD

WETLAND DATA TABLE

PARCEL NUMBERS	05-429-150-0000-000 05-438-150-0000-000 05-442-150-0000-000
CURRENT ZONING	R4
PROPOSED ZONING	PUD
TOTAL ACRES	4510 ACRES
TOTAL WETLANDS	1180 ACRES
PROPOSED RFP LOTS	
100' LOTS	
75' LOTS	
72' LOTS	
70' LOTS	
62' LOTS	
48' LOTS	
150' LOTS	
TOTAL LOTS	230 UNITS/AC
R1 DENSITY	1.47 UNITS/AC
PUD DENSITY	203.80 AC
PROPOSED IMPERVIOUS COVERAGE	289.69 AC
PROPOSED OPEN SPACE	230.31 AC
PROPOSED PERMEABILITY & WALKING TRAIL HEAD	5.30 AC
PROPOSED WALKING TRAIL	230.31 AC
PROPOSED SETBACKS	
62'72' LOTS	20 FT
70' LOTS	20 FT
72' LOTS	20 FT
75' LOTS	20 FT
CONCUR LOT SIDE YARD	20 FT
FRONT YARD	20 FT
REAR YARD	20 FT
CORNER LOT SIDE YARD	20 FT
CORNER LOT SIDE YARD	20 FT
100' LOTS	20 FT
FRONT YARD	20 FT
REAR YARD	20 FT
CORNER LOT SIDE YARD	20 FT
MINIMUM PROPOSED PARKING	30 FT
MINIMUM BUILDING HEIGHT	15 FT
MAX BUILDING HEIGHT	25 FT
MAX BUILDING STORIES	3 1/2 STORIES
MAX BUILDING COVERAGE	35% (B1)

ADVANCE LOT SIZE TABLE

100' LOTS	137 TOTAL LOTS (87 BAC)
150' LOTS	15 LOTS
100' X 200'-210'	61 LOTS
100' X 200'-220'	11 LOTS
100' X 200'-200'	11 LOTS
75' LOTS	34 TOTAL LOTS (17 TAC)
75' X 100'-100'	4 LOTS
75' X 200'-200'	30 LOTS
72' LOTS	154 TOTAL LOTS (83 TAC)
72' X 100'	15 LOTS
72' X 150'	14 LOTS
72' X 150'-200'	135 LOTS
70' LOTS	29 TOTAL LOTS (8 AC)
70' X 100'	14 LOTS
70' X 150'	15 LOTS
70' X 200'	14 LOTS
62' LOTS	145 TOTAL LOTS (84 AC)
62' X 100'	24 LOTS
62' X 150'	121 LOTS
62' X 200'	10 LOTS
TOTAL ORIGINAL LOTS	150 LOTS (25 AC)



- NOTES**
1. DETAILED LANDSCAPE PLANS WILL BE PROVIDED FOR EACH PLOT AND SITE PLAN SUBMITTED FOR CONSTRUCTION. LANDSCAPE PLANS SHALL BE PREPARED BY A LICENSED LANDSCAPE ARCHITECT AND SHALL BE APPROVED BY THE TOWN OF LOXLEY. REFER TO THE SUPPLEMENTAL ARCHITECTURAL REQUIREMENTS.
 2. REFER TO THE SUPPLEMENTAL ARCHITECTURAL REQUIREMENTS.
 3. REFER TO THE SUPPLEMENTAL ARCHITECTURAL REQUIREMENTS.

- ADDITIONAL NOTES**
- A1 - MAIN ENTRY, CLUBHOUSE, POOL, PLAYSPACE, MAIL, LOCKER, STORAGE
 - A2 - ACTIVE OPEN SPACE, SITTING AREA
 - A3 - INACTIVE OPEN SPACE WITH COVERED SITTING SPACE
 - M - 1000' TRAIL, CONNECTION TO GREENWAY AND FISH TRAIL
 - AS - TRAIL HEAD

- PROPOSED RELATIVITIES & VARIANCES**
1. CONSTRUCTION OF WOODEN FENCES REPLACING VEGETATIVE BARRIERS WHICH ARE REQUIRED TO ALLOW LOT 211, 213, 213A, 214, 214A, 215, 215A, 216, 216A, 217, 217A, 218, 218A, 219, 219A, 220, 220A, 221, 221A, 222, 222A, 223, 223A, 224, 224A, 225, 225A, 226, 226A, 227, 227A, 228, 228A, 229, 229A, 230, 230A, 231, 231A, 232, 232A, 233, 233A, 234, 234A, 235, 235A, 236, 236A, 237, 237A, 238, 238A, 239, 239A, 240, 240A, 241, 241A, 242, 242A, 243, 243A, 244, 244A, 245, 245A, 246, 246A, 247, 247A, 248, 248A, 249, 249A, 250, 250A, 251, 251A, 252, 252A, 253, 253A, 254, 254A, 255, 255A, 256, 256A, 257, 257A, 258, 258A, 259, 259A, 260, 260A, 261, 261A, 262, 262A, 263, 263A, 264, 264A, 265, 265A, 266, 266A, 267, 267A, 268, 268A, 269, 269A, 270, 270A, 271, 271A, 272, 272A, 273, 273A, 274, 274A, 275, 275A, 276, 276A, 277, 277A, 278, 278A, 279, 279A, 280, 280A, 281, 281A, 282, 282A, 283, 283A, 284, 284A, 285, 285A, 286, 286A, 287, 287A, 288, 288A, 289, 289A, 290, 290A, 291, 291A, 292, 292A, 293, 293A, 294, 294A, 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1019A, 1020, 1020A, 1021, 1021A, 1022, 1022A, 1023, 1023A, 1024, 1024A, 1025, 1025A, 1026, 1026A, 1027, 1027A, 1028, 1028A, 1029, 1029A, 1030, 1030A, 1031, 1031A, 1032, 1032A, 1033, 1033A, 1034, 1034A, 1035, 1035A, 1036, 1036A, 1037, 1037A, 1038, 1038A, 1039, 1039A, 1040, 1040A, 1041, 1041A, 1042, 1042A, 1043, 1043A, 1044, 1044A, 1045, 1045A, 1046, 1046A, 1047, 1047A, 1048, 1048A, 1049, 1049A, 1050, 1050A, 1051, 1051A, 1052, 1052A, 1053, 1053A, 1054, 1054A, 1055, 1055A, 1056, 1056A, 1057, 1057A, 1058, 1058A, 1059, 1059A, 1060, 1060A, 1061, 1061A, 1062, 1062A, 1063,

Exhibit A- PUD Lot Matrix

100' WIDE PARCELS

100' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 60	32,224.56 S.F.	85.00 196.35 44.42 210.00 189.42	S 79°00'30" W N 53°30'00" W N 10°59'30" W N 79°00'30" E S 10°59'30" W
LOT # 61	21,000.00 S.F.	100.00 210.00 40.01 58.98 210.00	N 10°59'30" W N 79°00'30" E S 10°59'30" E S 10°59'30" E S 79°00'30" W
LOT # 62	21,000.00 S.F.	100.00 210.00 70.00 30.00 210.00	N 10°59'30" W N 79°00'30" E S 10°59'30" E S 10°59'30" E S 79°00'30" W
LOT # 63	20,809.52 S.F.	62.25 37.76 210.00 28.18 8.87 61.34 210.00	N 10°59'30" W N 10°29'45" W N 79°30'15" E S 10°29'45" E S 10°29'45" E S 10°59'30" E S 79°00'30" W
LOT # 64	21,000.00 S.F.	100.00 210.00 58.18 41.82 210.00	N 10°29'45" W N 79°30'15" E S 10°29'45" E S 10°29'45" E S 79°30'15" W
LOT # 65	21,000.00 S.F.	100.00 210.00 18.18 70.00 11.82 210.00	N 10°29'45" W N 79°30'15" E S 10°29'45" E S 10°29'45" E S 79°30'15" W
LOT # 66	21,000.00 S.F.	100.00 210.00 48.18 51.82 210.00	N 10°29'45" W N 79°30'15" E S 10°29'45" E S 10°29'45" E S 79°30'15" W
LOT # 67	21,095.31 S.F.	84.89 17.67 210.00 5.47 8.39 82.87 21.82 210.00	N 10°29'45" W N 9°58'38" W N 80°32'32" E S 9°38'45" E S 10°10'54" E S 10°29'45" E S 10°29'45" E S 79°30'15" W
LOT # 68	21,633.94 S.F.	115.45 210.00 13.83 76.95 210.00	N 8°03'55" W N 87°19'37" E S 3°11'01" E S 8°34'33" E S 80°32'32" W
LOT # 69	21,633.94 S.F.	115.45 210.00 21.79 88.79 210.00	N 0°43'09" E S 85°31'19" E S 3°17'43" W S 0°05'49" E S 87°19'37" W
LOT # 70	21,038.80 S.F.	7.20 93.76 210.00 47.07 48.88 5.85 210.00	N 4°19'23" E N 4°32'05" E S 85°27'55" E S 4°32'05" W S 4°32'05" W S 4°32'05" W N 85°31'19" W
LOT # 71	21,000.00 S.F.	67.07 32.93 210.00 100.00 210.00	S 4°32'05" W S 4°32'05" W N 85°27'55" W N 4°32'05" E S 85°27'55" E
LOT # 72	21,000.00 S.F.	100.00 210.00 100.00 210.00	S 4°32'05" W N 85°27'55" W N 4°32'05" E S 85°27'55" E
LOT # 73	21,000.00 S.F.	100.00 210.00 100.00 210.00	S 4°32'05" W N 85°27'55" W N 4°32'05" E S 85°27'55" E
LOT # 74	29,034.24 S.F.	141.05 15.13 210.00 20.23 114.84 110.37 14.92 98.55	S 24°03'37" E S 4°32'05" W N 85°27'55" W N 4°32'05" E N 18°09'22" E N 33°46'38" E S 85°08'30" E S 24°03'37" E
LOT # 75	31,558.91 S.F.	247.80 7.07 77.14 229.39 38.10 54.01 58.86 53.11 25.39	S 24°03'37" E S 4°51'30" W S 33°46'38" W N 56°13'22" W N 53°31'14" E N 50°46'36" E N 22°08'44" E N 16°38'16" E N 65°56'23" E

100' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 76	27,740.43 S.F.	73.47 23.34 288.73 1.77 24.03 57.09 35.60 20.85 229.39	S 33°46'38" W S 31°14'29" W N 61°17'40" W N 12°08'06" W N 64°57'25" E N 67°45'34" E N 45°20'31" E N 55°33'14" E S 56°13'22" E
LOT # 77	33,779.38 S.F.	92.10 247.09 13.86 32.03 42.65 47.85 27.19 27.88 288.73	S 18°08'42" W N 80°28'57" W N 19°18'57" E N 20°43'16" E N 19°10'34" E N 2°29'31" W N 18°07'29" W N 12°08'06" W S 61°17'40" E
LOT # 78	23,677.33 S.F.	73.37 196.35 36.81 33.34 35.35 16.81 12.01 247.09 23.92	S 4°32'05" W N 85°27'55" W N 2°59'39" E N 43°07'36" W N 33°54'57" W N 2°48'41" E N 19°18'57" E S 80°28'57" E S 70°13'44" W
LOT # 79	21,021.98 S.F.	100.56 242.99 38.22 38.35 38.59 196.35	S 4°32'05" W N 85°27'55" W N 48°08'41" E N 39°05'22" E N 2°59'39" E S 85°27'55" E
LOT # 80	23,292.91 S.F.	100.00 228.04 43.55 45.81 15.71 2.20 242.99	S 4°32'05" W N 85°27'55" W N 7°35'49" E N 27°28'04" W N 19°33'31" E N 48°08'41" E S 85°27'55" E
LOT # 81	26,441.78 S.F.	100.00 310.05 11.96 28.52 85.89 10.59 228.04	S 4°32'05" W N 85°27'55" W N 27°52'34" E N 59°15'32" E N 47°08'12" E N 7°35'49" E S 85°27'55" E
LOT # 82	35,207.36 S.F.	40.05 58.54 340.51 3.30 27.71 34.10 36.80 19.73 310.95	S 4°32'05" W S 2°53'55" W N 88°44'18" W N 5°00'47" E N 18°04'11" E N 17°32'24" E N 12°52'08" E N 27°52'34" E S 85°27'55" E
LOT # 83	38,699.79 S.F.	97.66 320.52 13.00 32.38 27.01 23.28 40.89 340.51	S 128°01" E S 85°48'13" W N 40°37'44" W N 25°18'08" W N 17°56'15" W W 91°11" E N 5°00'47" E S 88°44'18" E
LOT # 84	32,422.44 S.F.	98.38 249.85 21.58 38.79 59.25 30.35 320.52	S 6°58'48" E S 80°18'15" W N 73°55'26" W N 28°17'52" W N 28°20'12" W N 40°37'44" W N 85°48'13" E
LOT # 85	24,355.35 S.F.	85.34 245.44 5.01 50.74 38.84 20.09 249.85 14.31	S 10°29'45" E S 79°30'15" W N 15°38'13" W N 4°05'57" W N 14°25'44" E N 73°55'26" W N 80°18'15" E S 10°05'45" E
LOT # 86	23,344.85 S.F.	100.00 222.99 20.87 58.28 27.25 245.44	S 10°29'45" E S 79°30'15" W N 84°10'2" W N 32°50'04" W N 15°38'13" W N 79°30'15" E
LOT # 87	21,078.79 S.F.	100.00 213.17 29.99 58.88 11.86 222.99	S 10°29'45" E S 79°30'15" W N 20°25'17" W N 15°48'06" W N 84°10'2" W N 79°30'15" E
LOT # 88	20,843.36 S.F.	100.00 202.36 47.79 43.05 9.88 213.17	S 10°29'45" E S 79°30'15" W N 13°36'28" W N 19°18'15" W N 20°25'17" W N 79°30'15" E
LOT # 89	23,298.59 S.F.	62.46 296.40 38.96 17.91 25.24 54.09 32.19 3.48 202.36 37.32	S 10°58'30" E S 79°00'30" W N 48°48'28" E N 25°57'22" E S 58°30'07" E N 11°44'51" E N 9°30'40" E N 13°36'28" W N 79°30'15" E S 10°29'45" E
LOT # 90	30,032.72 S.F.	100.00 297.14 0.98 51.20 43.05 7.02 0.69 296.40	S 10°58'30" E S 79°00'30" W S 79°00'30" W N 14°28'12" W N 11°31'17" W N 27°42'44" E N 48°48'28" E N 79°00'30" E
LOT # 91	32,206.12 S.F.	100.00 348.12 2.77 48.89 45.51 30.88 287.14	S 10°58'30" E S 79°00'30" W N 2°20'25" W N 32°51'29" E N 22°20'07" W N 44°52'21" E N 79°00'30" E

100' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 92	64,567.80 S.F.	459.92 22.72 38.76 78.34 27.74 9.58 23.32 53.17 98.10 43.18 348.12 44.42 49.01	S 62°57'48" W N 2°58'28" W N 28°34'56" E N 59°59'16" W N 54°43'23" W N 36°27'38" W N 40°21' W S 71°52'36" E N 50°03'55" W N 2°20'25" W N 79°00'30" E S 10°59'30" E N 10°05'51" E
LOT # 93	94,798.17 S.F.	352.55 288.78 42.80 58.00 38.44 23.36 459.92 88.44	S 34°00'30" W N 89°59'58" W N 20°28'10" E N 16°34'59" W N 35°25'37" E N 2°58'28" W N 62°57'48" E S 41°30'51" E
LOT # 176	37,088.83 S.F.	200.00 68.58 182.08 200.00 75.64 68.58	S 0°43'12" W N 88°16'48" W N 78°53'51" W N 25°29'08" E S 78°33'51" E S 89°18'48" E
LOT # 179	27,794.83 S.F.	200.00 188.51 200.00 88.44	S 25°28'08" W N 50°02'15" W N 34°28'24" E S 50°02'15" E
LOT # 180	23,064.37 S.F.	200.00 75.28 60.13 200.00 60.13 35.12	S 54°26'24" W N 29°48'37" W N 24°03'37" W N 85°56'23" E S 24°03'37" E S 29°48'37" E
LOT # 181	20,000.00 S.F.	200.00 200.00 100.00	S 65°56'23" W N 24°03'37" W N 65°56'23" E S 24°03'37" E
LOT # 182	20,000.00 S.F.	100.00 100.00 200.00	S 24°03'37" E S 65°56'23" W N 24°03'37" W N 65°56'23" E
LOT # 183	20,000.00 S.F.	100.00 100.00 200.00	S 24°03'37" E S 65°56'23" W N 24°03'37" W N 65°56'23" E
LOT # 184	20,000.00 S.F.	100.00 100.00 200.00	S 24°03'37" E S 65°56'23" W N 24°03'37" W N 65°56'23" E
LOT # 185	20,000.00 S.F.	200.00 100.00 100.00	S 65°56'23" W N 24°03'37" W N 65°56'23" E S 24°03'37" E
LOT # 186	20,000.00 S.F.	200.00 200.00 100.00	S 65°56'23" W N 24°03'37" W N 65°56'23" E S 24°03'37" E
LOT # 187	20,000.00 S.F.	100.00 100.00 200.00	S 24°03'37" E S 65°56'23" W N 24°03'37" W N 65°56'23" E
LOT # 188	20,000.00 S.F.	200.00 200.00 100.00	S 65°56'23" W N 24°03'37" W N 65°56'23" E S 24°03'37" E
LOT # 189	20,000.00 S.F.	200.00 100.00 100.00	S 65°56'23" W N 24°03'37" W N 65°56'23" E S 24°03'37" E
LOT # 190	20,000.00 S.F.	100.00 100.00 200.00	N 24°03'37" E N 65°56'23" E S 24°03'37" W S 65°56'23" W
LOT # 191	20,000.00 S.F.	100.00 200.00 100.00 200.00	S 24°03'37" E S 65°56'23" W N 24°03'37" W N 65°56'23" E

*Lots highlighted represent smallest & largest lot sizes for each lot width

100' WIDE PARCELS

100' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 192	20,000.00 S.F.	100.00 200.00 100.00 200.00	S 24°03'37" E S 85°56'23" W N 24°03'37" W N 85°56'23" E
LOT # 193	20,000.00 S.F.	100.00 200.00 100.00 200.00	S 24°03'37" E S 85°56'23" W N 24°03'37" W N 85°56'23" E
LOT # 194	22,804.23 S.F.	64.84 200.00 131.71 205.92 30.88	S 24°03'37" E S 85°56'23" W N 24°03'37" W N 78°03'00" E S 19°00'19" E
LOT # 195	36,794.98 S.F.	88.44 205.92 237.51 307.98	S 03°11'39" W S 76°03'00" W N 24°03'37" W S 74°58'42" E
LOT # 196	80,219.97 S.F.	88.44 307.98 281.73 187.40 372.35	S 29°28'57" W N 74°59'42" W N 24°03'37" W S 89°16'48" E S 46°02'24" E
LOT # 197	44,440.82 S.F.	218.83 88.44 372.35 278.31	S 17°05'06" E S 58°26'15" W N 46°02'24" W N 89°16'48" E
LOT # 198	25,589.19 S.F.	38.84 54.38 218.83 156.27 200.00	N 89°16'48" W S 81°49'03" W N 17°05'06" W S 89°17'34" E S 04°31'12" W
LOT # 199	20,000.00 S.F.	100.00 200.00 100.00 200.00	S 89°16'48" E S 04°31'12" W N 89°16'48" W N 04°31'12" E
LOT # 200	20,000.00 S.F.	100.00 200.00 100.00 200.00	S 89°16'48" E S 04°31'12" W N 89°16'48" W N 04°31'12" E
LOT # 201	20,000.00 S.F.	100.00 200.00 100.00 200.00	S 89°16'48" E S 04°31'12" W N 89°16'48" W N 04°31'12" E
LOT # 202	20,000.00 S.F.	100.00 200.00 100.00 200.00	S 89°16'48" E S 04°31'12" W N 89°16'48" W N 04°31'12" E
LOT # 203	20,000.00 S.F.	200.00 100.00 200.00 100.00	S 04°31'12" W N 89°16'48" W N 04°31'12" E S 89°16'48" E
LOT # 204	20,000.00 S.F.	200.00 100.00 200.00 100.00	S 04°31'12" W N 89°16'48" W N 04°31'12" E S 89°16'48" E
LOT # 205	28,191.82 S.F.	200.00 100.00 220.11 191.92	S 04°31'12" W N 89°16'48" W N 23°57'45" W S 89°16'48" E
LOT # 206	37,815.78 S.F.	186.77 200.00 83.72 250.41 24.90	S 24°03'37" E S 85°56'23" W N 24°03'37" W N 33°19'47" E S 89°16'48" E
LOT # 207	20,000.00 S.F.	100.00 200.00 100.00 200.00	S 24°03'37" E S 85°56'23" W N 24°03'37" W N 85°56'23" E

100' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 208	20,000.00 S.F.	100.00 200.00 100.00 200.00	S 24°03'37" E S 85°56'23" W N 24°03'37" W N 85°56'23" E
LOT # 209	20,000.00 S.F.	100.00 200.00 100.00 200.00	S 24°03'37" E S 85°56'23" W N 24°03'37" W N 85°56'23" E
LOT # 210	20,000.00 S.F.	200.00 200.00 200.00 100.00	S 85°56'23" W N 24°03'37" W N 85°56'23" E S 24°03'37" E
LOT # 211	20,000.00 S.F.	100.00 200.00 100.00 200.00	S 24°03'37" E S 85°56'23" W N 24°03'37" W N 85°56'23" E
LOT # 212	20,000.00 S.F.	200.00 100.00 200.00 100.00	S 85°56'23" W N 24°03'37" W N 85°56'23" E S 24°03'37" E
LOT # 213	20,000.00 S.F.	100.00 200.00 100.00 200.00	N 24°03'37" W N 85°56'23" E S 24°03'37" W S 85°56'23" E
LOT # 214	20,000.00 S.F.	100.00 200.00 100.00 200.00	S 24°03'37" E S 85°56'23" W N 24°03'37" W N 85°56'23" E
LOT # 215	20,000.00 S.F.	100.00 200.00 100.00 200.00	S 24°03'37" E S 85°56'23" W N 24°03'37" W N 85°56'23" E
LOT # 216	20,000.00 S.F.	100.00 200.00 100.00 200.00	S 24°03'37" E S 85°56'23" W N 24°03'37" W N 85°56'23" E
LOT # 217	32,020.55 S.F.	100.00 200.00 80.06 33.38 43.98 53.80 307.50	N 24°03'37" W N 85°56'23" E N 85°56'23" E S 89°16'48" E S 44°16'48" E S 04°31'12" W S 85°56'23" W
LOT # 218	27,544.51 S.F.	100.00 307.50 25.09 91.93 259.55	N 24°03'37" W N 85°56'23" E S 04°31'12" W S 148°05" W S 85°56'23" W
LOT # 219	23,823.13 S.F.	215.17 100.00 259.55 2.72 107.21	S 85°56'23" W N 24°03'37" W N 85°56'23" E S 35°51'25" E S 04°31'12" W
LOT # 220	28,411.15 S.F.	200.25 84.58 142.29 41.25 215.17	S 04°31'12" W N 89°16'48" W N 56°40'13" W N 24°03'37" W N 85°56'23" E
LOT # 308	29,584.80 S.F.	178.57 30.00 82.13 121.88 97.98 175.24	S 04°31'12" W N 89°16'48" W S 73°54'47" W N 32°53'39" W N 03°01'17" E S 89°29'43" E
LOT # 309	22,547.33 S.F.	127.52 178.57 127.52 177.05	N 89°16'48" W N 04°31'12" E S 89°29'43" E S 04°31'12" W
LOT # 310	19,488.52 S.F.	177.47 110.00 177.05 110.00	S 04°31'12" W N 89°16'48" W N 04°31'12" E S 89°29'43" E

100' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 311	19,543.99 S.F.	177.88 110.00 177.47 110.00	S 04°31'12" W N 89°16'48" W N 04°31'12" E S 89°29'43" E
LOT # 312	19,589.45 S.F.	178.29 110.00 177.88 110.00	S 04°31'12" W N 89°16'48" W N 04°31'12" E S 89°29'43" E
LOT # 313	19,634.91 S.F.	178.71 110.00 178.29 110.00	S 04°31'12" W N 89°16'48" W N 04°31'12" E S 89°29'43" E
LOT # 314	18,880.37 S.F.	179.12 110.00 178.71 110.00	S 04°31'12" W N 89°16'48" W N 04°31'12" E S 89°29'43" E
LOT # 315	22,871.94 S.F.	179.80 127.52 179.12 127.52	S 04°31'12" W N 89°16'48" W N 04°31'12" E S 89°29'43" E
LOT # 316	21,188.94 S.F.	202.26 50.58 30.00 179.60 150.89	S 21°25'14" W N 78°55'47" W N 89°16'48" W N 04°31'12" E S 89°29'43" E
LOT # 317	36,732.29 S.F.	215.92 86.20 202.26 174.02 121.69	S 56°42'00" W N 50°58'23" W N 21°25'14" E S 89°29'43" E S 04°31'12" W
LOT # 318	20,286.76 S.F.	178.13 158.58 82.05 215.92	S 04°31'12" W N 89°16'48" W N 20°36'12" W N 58°42'00" E
LOT # 319	19,618.56 S.F.	21.08 158.58 126.50 155.00 105.50	N 33°35'37" W S 89°16'48" E S 04°31'12" W N 89°16'48" W N 04°31'12" E
LOT # 320	18,607.50 S.F.	126.50 155.00 126.50 155.00	S 04°31'12" W N 89°16'48" W N 04°31'12" E S 89°16'48" E
LOT # 321	19,807.50 S.F.	126.50 155.00 126.50 155.00	S 04°31'12" W N 89°16'48" W N 04°31'12" E S 89°16'48" E
LOT # 322	19,807.50 S.F.	126.50 155.00 126.50 155.00	S 04°31'12" W N 89°16'48" W N 04°31'12" E S 89°16'48" E
LOT # 323	21,949.48 S.F.	176.00 120.00 183.00 113.00 11.00	S 04°31'12" W N 89°16'48" W N 04°31'12" E S 89°16'48" E S 44°16'48" E
LOT # 324	23,336.29 S.F.	127.52 183.00 127.52 183.00	N 89°16'48" W N 04°31'12" E S 89°16'48" E S 04°31'12" W
LOT # 325	20,130.00 S.F.	110.00 183.00 110.00 183.00	N 89°16'48" W N 04°31'12" E S 89°16'48" E S 04°31'12" W
LOT # 326	20,130.00 S.F.	110.00 183.00 110.00 183.00	N 89°16'48" W N 04°31'12" E S 89°16'48" E S 04°31'12" W

*Lots highlighted represent smallest & largest lot sizes for each lot width

100' WIDE PARCELS

100' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 327	20,130.00 S.F.	110.00 183.00 110.00 183.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 328	20,130.00 S.F.	110.00 183.00 110.00 183.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 329	20,130.00 S.F.	110.00 183.00 110.00 183.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 330	23,336.29 S.F.	127.52 183.00 127.52 183.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 331	21,948.48 S.F.	120.00 176.00 11.00 113.00 183.00	N 89°16'48" W N 0°43'12" E N 45°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 332	21,948.48 S.F.	183.00 113.00 11.00 176.00 120.00	S 0°43'12" W N 89°16'48" W N 44°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 333	23,336.29 S.F.	183.00 127.52 183.00 127.52	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 334	20,130.00 S.F.	183.00 110.00 183.00 110.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 335	20,130.00 S.F.	183.00 110.00 183.00 110.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 336	20,130.00 S.F.	183.00 110.00 183.00 110.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 337	20,130.00 S.F.	183.00 110.00 183.00 110.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 338	20,130.00 S.F.	183.00 110.00 183.00 110.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 339	23,336.29 S.F.	183.00 127.52 183.00 127.52	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 340	21,948.48 S.F.	176.00 11.00 113.00 183.00 120.00	S 0°43'12" W S 45°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 341	20,221.73 S.F.	93.00 120.00 183.00 30.00 141.37	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 44°16'48" E
LOT # 342	23,336.29 S.F.	183.00 127.52 183.00 127.52	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E

100' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 343	20,130.00 S.F.	183.00 110.00 183.00 110.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 344	20,130.00 S.F.	183.00 110.00 183.00 110.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 345	20,130.00 S.F.	183.00 110.00 183.00 110.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 346	20,130.00 S.F.	183.00 110.00 183.00 110.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 347	20,130.00 S.F.	183.00 110.00 183.00 110.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 348	23,336.29 S.F.	183.00 127.52 183.00 127.52	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 349	20,221.73 S.F.	183.00 120.00 93.00 141.37 30.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 44°16'48" E S 89°16'48" E

*Lots highlighted represent smallest & largest lot sizes for each lot width

75' WIDE PARCELS

75' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 286	24,377.15 S.F.	275.52 86.32 282.52 79.32 11.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 44°16'48" E
LOT # 287	21,189.35 S.F.	75.00 282.52 75.00 282.52	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 288	21,189.35 S.F.	75.00 282.52 75.00 282.52	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 289	21,189.35 S.F.	282.52 75.00 282.52 75.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 290	21,189.35 S.F.	75.00 282.52 75.00 282.52	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 291	21,189.35 S.F.	75.00 282.52 75.00 282.52	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 292	21,189.35 S.F.	75.00 282.52 75.00 282.52	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 293	21,189.35 S.F.	75.00 282.52 75.00 282.52	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 294	20,336.98 S.F.	72.52 2.48 249.84 40.32 23.55 22.26 282.32	N 89°16'48" W S 87°30'42" W N 0°43'12" E N 58°00'07" E N 63°44'09" E S 89°16'48" E S 0°43'12" W
LOT # 295	37,054.02 S.F.	239.19 248.08 59.66 249.84	N 70°00'55" W N 42°13'37" E S 76°15'38" E S 0°43'12" W
LOT # 296	41,721.77 S.F.	54.83 248.08 281.53 248.08	S 21°35'39" E S 42°13'37" W N 21°35'39" W S 85°24'55" E
LOT # 297	41,721.77 S.F.	248.08 54.83 248.08 281.53	S 33°03'28" E S 30°45'49" W N 85°24'55" W N 30°45'49" E
LOT # 298	34,092.57 S.F.	268.93 63.47 248.08 117.92 92.30	S 0°43'12" W S 87°14'54" W N 33°03'28" W N 67°54'28" E N 78°52'22" E
LOT # 299	21,660.39 S.F.	295.75 33.35 23.55 28.41 268.93 75.00	S 0°43'12" W N 89°16'48" W N 82°17'45" W N 48°52'44" W N 0°43'12" E S 89°29'43" E
LOT # 300	22,191.69 S.F.	296.03 75.00 295.75 75.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°29'43" E
LOT # 301	22,212.82 S.F.	296.31 75.00 296.03 75.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°29'43" E
LOT # 302	22,233.96 S.F.	296.59 75.00 296.31 75.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°29'43" E
LOT # 303	22,255.09 S.F.	296.88 75.00 296.59 75.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°29'43" E
LOT # 304	22,276.23 S.F.	297.16 75.00 296.88 75.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°29'43" E
LOT # 305	22,297.36 S.F.	297.44 75.00 297.16 75.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°29'43" E
LOT # 306	22,318.49 S.F.	297.72 75.00 297.44 75.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°29'43" E
LOT # 307	26,981.27 S.F.	113.92 9.80 70.37 297.72 70.00 97.88 121.89	S 33°47'43" W S 50°36'08" W N 89°16'48" W N 0°43'12" E S 89°29'43" E S 0°30'17" W S 32°53'39" E
LOT # 527	9,887.50 S.F.	77.50 125.00 77.50 125.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 528	9,887.50 S.F.	77.50 125.00 77.50 125.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 529	9,887.50 S.F.	77.50 125.00 77.50 125.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E

75' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 530	9,895.08 S.F.	54.89 8.07 125.00 77.50 126.05 14.47	S 0°43'12" W S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 45°3'24" W
LOT # 878	21,123.98 S.F.	108.32 7.82 223.24 27.65 39.42 248.75	S 16°05'43" W S 16°59'42" W N 77°37'57" W N 8°32'37" E N 0°43'12" E S 89°16'48" E
LOT # 877	18,278.63 S.F.	77.78 246.75 75.00 267.37	S 16°05'43" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 878	20,828.42 S.F.	77.78 267.37 75.00 288.00	S 16°05'43" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 879	22,373.20 S.F.	77.78 288.00 75.00 308.62	S 16°05'43" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 880	23,919.98 S.F.	77.78 308.62 75.00 329.24	S 16°05'43" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 881	24,894.31 S.F.	56.92 329.24 75.00 292.94 5.04 49.14	S 16°05'43" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 67°54'25" E S 67°54'25" E
LOT # 882	17,501.48 S.F.	46.12 87.96 292.84 75.00 227.85	S 22°05'35" W S 87°54'25" E N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 883	32,034.55 S.F.	83.88 227.85 168.99 13.61 267.24	S 22°05'35" W N 89°16'48" W N 0°43'12" E N 56°24'23" E S 87°54'25" E

*Lots highlighted represent smallest & largest lot sizes for each lot width

72' WIDE PARCELS

72' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 230	12,289.48 S.F.	75.00 11.00 143.00 82.00 150.00	S 0°43'12" W S 45°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 237	10,800.00 S.F.	72.00 150.00 72.00 150.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 238	11,180.00 S.F.	155.00 72.00 155.00 72.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 239	11,180.00 S.F.	155.00 72.00 155.00 72.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 240	11,180.00 S.F.	155.00 72.00 155.00 72.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 241	11,180.00 S.F.	155.00 72.00 155.00 72.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 242	11,160.00 S.F.	155.00 72.00 155.00 72.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 243	11,180.00 S.F.	155.00 72.00 155.00 72.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 244	11,180.00 S.F.	155.00 72.00 155.00 72.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 245	11,180.00 S.F.	72.00 155.00 72.00 155.00	N 89°16'48" W N 0°43'12" E S 89°16'48" W S 0°43'12" W
LOT # 246	11,180.00 S.F.	155.00 72.00 155.00 72.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 247	15,616.31 S.F.	155.00 92.85 36.19 178.22 56.35 5.95	S 0°43'12" W N 89°16'48" W N 84°47'21" W N 24°17'06" E S 77°29'49" E S 89°16'48" E
LOT # 248	20,276.33 S.F.	178.22 150.86 205.07 61.40	S 24°17'10" W N 83°02'02" W N 49°57'55" E S 52°52'27" E
LOT # 249	22,528.67 S.F.	205.07 155.01 207.29 61.40	S 49°57'55" W N 28°00'23" W N 75°38'40" E S 27°11'42" E
LOT # 250	18,681.31 S.F.	36.05 207.29 47.84 71.85 200.00 29.65	S 6°49'04" E S 75°38'40" W N 4°45'42" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 251	16,934.38 S.F.	56.35 200.00 96.35 3.03 203.25 11.52	S 0°43'12" W N 89°16'48" W N 0°43'12" E N 1°04'01" E S 79°47'17" E S 3°07'47" W
LOT # 252	21,313.02 S.F.	63.13 203.25 142.38 208.00	S 18°44'25" W N 79°47'17" W N 17°43'47" E S 58°03'32" E
LOT # 253	21,532.33 S.F.	61.40 208.00 153.15 190.85	S 44°46'50" W N 58°03'32" W N 51°35'41" E S 32°22'47" E
LOT # 254	17,403.85 S.F.	61.40 190.85 94.14 48.97 157.47	S 70°27'35" W N 32°22'47" W N 79°55'56" E S 89°16'48" E S 6°42'02" E
LOT # 255	12,252.10 S.F.	51.06 17.74 157.47 86.10 155.00	N 89°16'48" W S 87°00'35" W N 6°42'02" W S 89°16'48" E S 0°43'12" W
LOT # 256	11,180.00 S.F.	72.00 155.00 72.00 155.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 257	11,180.00 S.F.	72.00 155.00 72.00 155.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 258	11,180.00 S.F.	72.00 155.00 72.00 155.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W

72' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 259	11,160.00 S.F.	72.00 155.00 72.00 155.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 280	11,160.00 S.F.	72.00 155.00 72.00 155.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 281	11,180.00 S.F.	72.00 155.00 72.00 155.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 282	11,180.00 S.F.	72.00 155.00 72.00 155.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 283	11,180.00 S.F.	72.00 155.00 72.00 155.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 284	9,360.00 S.F.	72.00 130.00 72.00 130.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 285	10,860.00 S.F.	130.00 82.00 130.00 82.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 286	10,860.00 S.F.	130.00 82.00 130.00 82.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 287	9,360.00 S.F.	130.00 72.00 130.00 72.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 288	9,360.00 S.F.	130.00 72.00 130.00 72.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 289	9,360.00 S.F.	130.00 72.00 130.00 72.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 270	9,360.00 S.F.	130.00 72.00 130.00 72.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 271	9,360.00 S.F.	130.00 72.00 130.00 72.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 272	9,360.00 S.F.	130.00 72.00 130.00 72.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 273	9,360.00 S.F.	130.00 72.00 130.00 72.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 274	9,360.00 S.F.	130.00 72.00 130.00 72.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 275	13,455.88 S.F.	130.00 116.00 43.00 136.86 29.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E N 45°43'12" E S 89°16'48" E
LOT # 278	13,455.88 S.F.	29.00 136.86 43.00 116.00 130.00	N 89°16'48" W N 44°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 277	9,360.00 S.F.	72.00 130.00 72.00 130.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 278	9,360.00 S.F.	72.00 130.00 72.00 130.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 279	9,360.00 S.F.	72.00 130.00 72.00 130.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 280	9,360.00 S.F.	72.00 130.00 72.00 130.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 281	9,360.00 S.F.	72.00 130.00 72.00 130.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W

72' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 282	9,360.00 S.F.	72.00 130.00 72.00 130.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 283	9,360.00 S.F.	72.00 130.00 72.00 130.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 284	9,360.00 S.F.	72.00 130.00 72.00 130.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 285	10,860.00 S.F.	130.00 82.00 130.00 82.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 432	12,289.48 S.F.	143.00 11.00 75.00 82.00	N 89°16'48" W N 44°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 433	10,800.00 S.F.	150.00 72.00 150.00 23.02 28.93 12.05 10.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W S 0°43'12" W S 0°43'12" W S 0°43'12" W
LOT # 531	8,747.26 S.F.	38.38 29.22 127.87 87.52 130.00	S 0°43'12" W S 45°32'4" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 532	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 533	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 534	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 535	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 536	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 537	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 538	11,280.08 S.F.	24.48 130.00 105.78 142.10 46.49	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 72°20'51" E S 91°10" W
LOT # 539	17,732.47 S.F.	61.40 142.10 164.33 225.79	S 30°28'31" W N 72°20'51" W N 0°43'12" E S 46°40'06" E
LOT # 540	24,759.50 S.F.	61.40 225.79 51.20 148.60 183.10	S 56°10'16" W N 46°40'06" W N 0°43'12" E S 89°30'11" E S 20°59'21" E
LOT # 541	15,872.57 S.F.	11.15 51.81 183.10 129.58 180.90	N 89°16'48" W S 79°51'50" W N 20°59'21" W S 89°30'11" E S 0°43'12" W
LOT # 542	11,595.02 S.F.	72.00 160.90 72.00 161.18	N 89°16'48" W N 0°43'12" E S 89°30'11" E S 0°43'12" W
LOT # 543	11,613.76 S.F.	72.00 161.18 89.30 2.90 180.40	N 89°16'48" W N 0°43'12" E S 89°30'11" E S 67°54'25" E S 0°43'12" W
LOT # 544	12,171.85 S.F.	38.08 27.28 180.40 108.32 131.21	N 81°19'04" W N 89°16'48" W N 0°43'12" E S 67°54'25" E S 16°38'40" W
LOT # 545	9,867.29 S.F.	56.81 13.03 131.21 82.08 130.00	N 67°54'25" W N 70°37'53" W N 16°38'40" E S 67°54'25" E S 22°05'35" W
LOT # 548	9,360.00 S.F.	72.00 130.00 72.00 130.00	N 67°54'25" W N 22°05'35" E S 67°54'25" E S 22°05'35" W
LOT # 547	9,360.00 S.F.	72.00 130.00 72.00 130.00	N 67°54'25" W N 22°05'35" E S 67°54'25" E S 22°05'35" W

*Lots highlighted represent smallest & largest lot sizes for each lot width

72' WIDE PARCELS

72' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 548	9,360.00 S.F.	72.00 130.00 72.00 130.00	N 67°54'25" W N 22°05'35" E S 67°54'25" E S 22°05'35" W
LOT # 549	10,541.10 S.F.	81.09 130.00 130.00 130.00	N 67°54'25" W N 22°05'35" E S 67°54'25" E S 22°05'35" W
LOT # 550	9,360.00 S.F.	72.00 130.00 72.00 130.00	N 67°54'25" W N 22°05'35" E S 67°54'25" E S 22°05'35" W
LOT # 551	9,360.00 S.F.	72.00 130.00 72.00 130.00	N 67°54'25" W N 22°05'35" E S 67°54'25" E S 22°05'35" W
LOT # 552	9,360.00 S.F.	72.00 130.00 72.00 130.00	N 67°54'25" W N 22°05'35" E S 67°54'25" E S 22°05'35" W
LOT # 553	9,360.00 S.F.	72.00 130.00 72.00 130.00	N 67°54'25" W N 22°05'35" E S 67°54'25" E S 22°05'35" W
LOT # 554	9,360.00 S.F.	72.00 130.00 72.00 130.00	N 67°54'25" W N 22°05'35" E S 67°54'25" E S 22°05'35" W
LOT # 555	9,360.00 S.F.	72.00 130.00 24.05 72.00 47.85 130.00	N 67°54'25" W N 22°05'35" E S 67°54'25" E S 67°54'25" E S 22°05'35" W
LOT # 556	9,360.00 S.F.	40.02 31.98 130.00 72.00 72.00 130.00	N 67°54'25" W N 67°54'25" W N 22°05'35" E S 67°54'25" E S 22°05'35" W
LOT # 557	9,360.00 S.F.	72.00 130.00 72.00 130.00	N 67°54'25" W N 22°05'35" E S 67°54'25" E S 22°05'35" W
LOT # 558	9,360.00 S.F.	72.00 130.00 72.00 130.00	N 67°54'25" W N 22°05'35" E S 67°54'25" E S 22°05'35" W
LOT # 559	10,849.48 S.F.	123.00 11.00 75.00 130.00 82.00	S 22°05'35" W S 67°05'35" W N 67°54'25" W N 22°05'35" E S 67°54'25" E
LOT # 586	14,613.44 S.F.	82.23 130.00 137.86 134.82 8.36	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 67°54'25" E S 33°35'37" E
LOT # 587	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 588	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 589	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 590	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 591	11,589.03 S.F.	82.23 11.00 123.00 86.23 130.00	S 0°43'12" W S 45°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 684	12,220.00 S.F.	94.00 130.00 6.04 87.98 48.12 83.86	S 67°54'25" E S 22°05'35" W N 67°54'25" W N 67°54'25" W N 22°05'35" E S 22°05'35" E
LOT # 685	9,360.00 S.F.	130.00 22.86 48.14 130.00 72.00	S 22°05'35" W N 67°54'25" W N 67°54'25" W N 22°05'35" E S 67°54'25" E
LOT # 686	9,360.00 S.F.	72.00 130.00 50.56 21.44 130.00	N 67°54'25" W N 22°05'35" E S 67°54'25" E S 67°54'25" E S 22°05'35" W
LOT # 687	9,360.00 S.F.	130.00 72.00 130.00 72.00	S 22°05'35" W N 67°54'25" W N 22°05'35" E S 67°54'25" E
LOT # 688	18,188.74 S.F.	114.46 130.00 31.87 20.77 130.00 103.56 8.29	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 67°54'25" W N 22°05'35" E S 67°54'25" E S 33°57'48" E

72' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 689	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E
LOT # 690	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E
LOT # 691	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E
LOT # 692	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E
LOT # 693	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E
LOT # 694	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E
LOT # 695	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E
LOT # 696	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E
LOT # 697	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E
LOT # 698	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E
LOT # 699	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E
LOT # 700	9,568.85 S.F.	85.53 5.48 130.21 10.68 85.53 130.00	S 0°01'06" E S 108°49" E S 67°41'28" W N 0°01'06" W N 0°01'06" W N 89°58'54" E
LOT # 701	13,264.62 S.F.	38.57 93.32 130.21 61.40 162.48	N 3°56'32" W N 0°01'06" W N 87°41'28" E S 15°08'55" E S 62°00'43" W
LOT # 702	19,148.09 S.F.	208.55 151.23 162.48 61.40	S 36°19'58" W N 24°05'33" W N 82°00'43" E S 40°49'40" E
LOT # 703	24,540.72 S.F.	231.51 162.60 208.55 61.40	S 10°39'13" W N 57°45'51" W N 36°18'58" E S 66°30'25" E
LOT # 704	20,841.11 S.F.	234.01 42.00 68.01 231.51 25.52 42.00	S 0°01'06" E S 89°58'54" W N 82°06'51" W N 10°39'13" E S 64°40'57" E N 89°58'54" E
LOT # 705	16,848.13 S.F.	234.01 28.00 44.00 234.01 72.00	S 0°01'06" E N 89°58'58" W S 89°58'54" W N 0°01'06" W N 89°58'54" E
LOT # 706	16,849.52 S.F.	234.01 72.00 234.01 72.00	S 0°01'06" E N 89°58'58" W N 0°01'06" W N 89°58'54" E
LOT # 707	18,851.24 S.F.	234.06 72.00 234.03 72.00	S 0°01'06" E N 89°58'58" W N 0°01'06" W N 89°58'54" E
LOT # 708	19,896.03 S.F.	234.06 85.00 234.06 85.00	S 0°01'06" E N 89°58'58" W N 0°01'06" W N 89°58'54" E
LOT # 709	10,649.48 S.F.	82.00 123.00 11.00 75.00 130.00	S 0°01'06" E S 89°58'54" W N 45°01'06" W N 0°01'06" W N 89°58'54" E
LOT # 710	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E
LOT # 711	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E

72' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 712	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E
LOT # 713	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E
LOT # 714	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E
LOT # 715	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E
LOT # 716	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E
LOT # 717	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E
LOT # 718	9,360.00 S.F.	72.00 130.00 72.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E
LOT # 719	9,767.56 S.F.	80.10 130.00 47.86 22.14 131.24	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 21°32'29" W N 85°34'09" E
LOT # 720	11,430.08 S.F.	100.40 131.24 96.28 150.56	S 0°01'06" E S 85°34'09" W N 11°02'08" W N 72°21'35" E
LOT # 721	14,834.98 S.F.	116.78 150.56 66.39 198.82	S 0°01'06" E S 72°21'35" W N 24°15'20" W N 59°07'46" E
LOT # 722	17,269.97 S.F.	198.82 68.39 168.83 96.83 31.62	S 59°07'46" W N 37°29'09" W N 45°53'57" E S 67°54'25" E S 0°01'06" E
LOT # 723	12,634.87 S.F.	168.83 66.39 137.21 106.24	S 45°53'57" W N 50°42'56" W N 32°40'07" E S 67°54'25" E
LOT # 724	10,522.08 S.F.	137.21 53.07 14.45 130.00 92.40	S 32°40'07" W N 82°37'09" W N 67°54'25" W N 22°05'35" E S 67°54'25" E
LOT # 725	14,740.85 S.F.	130.00 108.47 11.00 123.00 113.47	S 22°05'35" W N 67°54'25" W N 22°54'25" W N 22°05'35" E S 67°54'25" E
LOT # 726	12,879.84 S.F.	72.00 130.00 115.32 13.70 110.38 19.90	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 58°02'14" E S 67°54'25" E S 85°30'23" E
LOT # 727	9,360.00 S.F.	67.66 4.34 130.00 72.00 130.00	S 0°01'06" E S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E
LOT # 728	9,360.00 S.F.	6.34 130.00 72.00 130.00 43.66 22.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E S 0°01'06" E S 0°01'06" E
LOT # 729	9,360.00 S.F.	8.34 130.00 72.00 130.00 43.86 20.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E S 0°01'06" E S 0°01'06" E
LOT # 730	9,360.00 S.F.	10.34 130.00 72.00 130.00 43.66 18.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E S 0°01'06" E S 0°01'06" E
LOT # 731	9,360.00 S.F.	12.34 130.00 72.00 130.00 43.66 16.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E S 0°01'06" E S 0°01'06" E
LOT # 732	9,360.00 S.F.	14.34 130.00 72.00 130.00 43.66 14.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E S 0°01'06" E S 0°01'06" E
LOT # 733	9,360.00 S.F.	16.34 130.00 72.00 130.00 43.66 12.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E S 0°01'06" E S 0°01'06" E
LOT # 734	9,360.00 S.F.	18.34 130.00 72.00 130.00 43.66 10.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E S 0°01'06" E S 0°01'06" E

*Lots highlighted
represent smallest &
largest lot sizes for
each lot width

72' WIDE PARCELS

72' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 735	9,360.00 S.F.	20.34 130.00 72.00 130.00 43.66 8.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E S 0°01'06" E S 0°01'06" E
LOT # 736	9,360.00 S.F.	22.34 130.00 72.00 130.00 43.66 6.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E S 0°01'06" E S 0°01'06" E
LOT # 737	9,360.00 S.F.	43.66 4.00 24.34 130.00 72.00 130.00	S 0°01'06" E S 0°01'06" E S 0°01'06" E S 89°58'54" W N 0°01'06" W N 89°58'54" E
LOT # 738	14,712.03 S.F.	43.00 136.66 38.66 130.00 43.66 2.00 80.00	S 89°58'54" W N 45°01'06" W N 0°01'06" W N 89°58'54" E S 0°01'06" E S 0°01'06" E S 0°01'06" E
LOT # 739	10,649.48 S.F.	75.00 11.00 123.00 80.00 2.00 130.00	S 0°01'06" E S 44°58'54" W S 89°58'54" W N 0°01'06" W N 0°01'06" W N 89°58'54" E
LOT # 740	9,360.00 S.F.	72.00 130.00 43.66 24.34 4.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 0°01'06" W N 0°01'06" W N 89°58'54" E
LOT # 741	9,360.00 S.F.	72.00 130.00 43.66 22.34 6.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 0°01'06" W N 0°01'06" W N 89°58'54" E
LOT # 742	9,360.00 S.F.	72.00 130.00 43.66 20.34 8.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 0°01'06" W N 0°01'06" W N 89°58'54" E
LOT # 743	9,360.00 S.F.	72.00 130.00 43.66 18.34 10.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 0°01'06" W N 0°01'06" W N 89°58'54" E
LOT # 744	9,360.00 S.F.	72.00 130.00 43.66 18.34 12.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 0°01'06" W N 0°01'06" W N 89°58'54" E
LOT # 745	9,360.00 S.F.	72.00 130.00 43.66 14.34 14.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 0°01'06" W N 0°01'06" W N 89°58'54" E
LOT # 746	9,360.00 S.F.	72.00 130.00 43.66 12.34 16.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 0°01'06" W N 0°01'06" W N 89°58'54" E
LOT # 747	9,360.00 S.F.	72.00 130.00 43.66 10.34 18.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 0°01'06" W N 0°01'06" W N 89°58'54" E
LOT # 748	9,360.00 S.F.	72.00 130.00 43.66 8.34 20.00 130.00	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 0°01'06" W N 0°01'06" W N 89°58'54" E
LOT # 749	9,350.14 S.F.	47.66 130.00 43.66 6.34 22.00 128.77 24.16	S 0°01'06" E S 89°58'54" W N 0°01'06" W N 0°01'06" W N 0°01'06" W N 89°58'54" E S 2°53'55" E
LOT # 750	16,545.92 S.F.	237.35 128.77 43.66 4.34 67.66 72.00	S 34°28'33" E S 89°58'54" W N 0°01'06" W N 0°01'06" W N 0°01'06" W N 0°01'06" W

*Lots highlighted represent smallest & largest lot sizes for each lot width

70' WIDE PARCELS

70' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 35	13,209.22 S.F.	153.99 108.12 150.01 70.00	S 24°03'37" E S 79°00'30" W N 102°9'45" W N 79°00'30" E
LOT # 36	10,500.39 S.F.	70.00 78.79 70.00 1.21 70.00 150.01	S 79°00'30" W N 102°9'45" W N 102°9'45" W N 102°9'45" W N 79°00'30" E S 102°9'45" E
LOT # 37	11,104.90 S.F.	132.94 11.06 72.94 140.00 78.79	S 79°00'30" W N 55°44'38" W N 102°9'45" W N 79°00'30" E S 102°9'45" E
LOT # 38	9,800.00 S.F.	70.00 140.00 70.00 140.00	N 102°9'45" W N 79°30'15" E S 102°9'45" E S 79°30'15" W
LOT # 39	9,800.00 S.F.	88.79 1.21 140.00 70.00 140.00	S 102°9'45" E S 102°9'45" E S 79°30'15" W N 102°9'45" W N 79°30'15" E
LOT # 40	9,800.00 S.F.	70.00 140.00 70.00 140.00	S 102°9'45" E S 79°30'15" W N 102°9'45" W N 79°30'15" E
LOT # 41	9,800.00 S.F.	70.00 140.00 70.00 140.00	S 102°9'45" E S 79°30'15" W N 102°9'45" W N 79°30'15" E
LOT # 42	9,800.00 S.F.	70.00 140.00 70.00 140.00	S 102°9'45" E S 79°30'15" W N 102°9'45" W N 79°30'15" E
LOT # 43	9,800.00 S.F.	70.00 140.00 70.00 140.00	S 102°9'45" E S 79°30'15" W N 102°9'45" W N 79°30'15" E
LOT # 44	10,288.93 S.F.	44.56 23.28 140.00 23.28 18.85 42.85 131.56	S 72°0'38" E S 102°9'45" E S 79°30'15" W N 102°9'45" W N 92°5'59" W N 52°14'7" E N 85°48'30" E
LOT # 45	10,793.73 S.F.	67.03 131.56 18.89 66.10 5.35 140.04	S 03°2'59" W S 85°48'30" W N 30°0'41" W N 103°36" E N 43°2'05" E S 85°27'55" E
LOT # 46	10,918.07 S.F.	80.62 139.85 47.07 32.93 130.74	S 15°7'48" E N 85°27'55" W N 43°2'05" E N 43°2'05" E S 85°27'55" E
LOT # 47	10,025.78 S.F.	22.42 140.00 21.79 5.85 48.68 139.85 11.86 34.83	S 33°0'25" W N 87°31'15" W N 317'43" E N 419'23" E N 43°2'05" E S 85°27'55" E S 347'46" W S 43°2'05" W
LOT # 48	10,442.28 S.F.	55.58 13.48 133.84 13.83 88.78 140.00	S 0°04'06" E S 25°08'39" W S 8618'21" W N 311°01" W N 0°05'49" W S 87°31'15" E
LOT # 49	10,100.90 S.F.	53.41 17.08 140.00 5.47 78.95 133.84	S 131°0'25" E S 9°05'05" E S 80°07'57" W N 9°39'45" W N 83°4'33" W N 8618'21" E
LOT # 50	9,869.13 S.F.	82.87 140.00 82.87 8.39 140.00 8.86	S 102°9'45" E S 79°30'15" W N 102°9'45" W N 101°0'54" W N 80°07'57" E S 101°0'54" E
LOT # 51	9,800.00 S.F.	70.00 140.00 48.18 21.82 140.00	S 102°9'45" E S 79°30'15" W N 102°9'45" W N 102°9'45" W N 79°30'15" E
LOT # 52	9,800.00 S.F.	70.00 140.00 18.15 51.82 140.00	S 102°9'45" E S 79°30'15" W N 102°9'45" W N 102°9'45" W N 79°30'15" E
LOT # 53	9,800.00 S.F.	70.00 140.00 70.00 140.00	S 102°9'45" E S 79°30'15" W N 102°9'45" W N 79°30'15" E
LOT # 54	9,800.00 S.F.	70.00 140.00 58.18 11.82 140.00	S 102°9'45" E S 79°30'15" W N 102°9'45" W N 102°9'45" W N 79°30'15" E

70' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 55	9,800.00 S.F.	70.00 140.00 28.18 41.82 140.00	S 102°9'45" E S 79°30'15" W N 102°9'45" W N 102°9'45" W N 79°30'15" E
LOT # 56	9,783.73 S.F.	70.00 139.47 61.34 8.87 140.00	S 102°9'45" E S 79°30'15" W N 105°9'30" W N 102°9'45" W N 79°30'15" E
LOT # 57	9,741.65 S.F.	70.00 138.66 70.00 139.47	S 102°9'45" E S 79°30'15" W N 105°9'30" W N 79°30'15" E
LOT # 58	9,643.12 S.F.	53.80 135.12 40.01 30.00 138.66 16.33	S 708'44" E S 79°30'15" W N 105°9'30" W N 105°9'30" W N 79°30'15" E S 102°9'45" E
LOT # 59	24,292.29 S.F.	115.51 114.43 8.79 73.00 169.42 59.99 135.12	S 323'53" W S 229'39" W S 3855'27" W S 79°00'30" W N 105°9'30" W N 105°9'30" W N 79°30'15" E

*Lots highlighted represent smallest & largest lot sizes for each lot width

62' WIDE PARCELS

62' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 235	12,653.50 S.F.	77.43 150.00 84.43 143.00 11.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 44°16'48" E
LOT # 350	7,750.00 S.F.	125.00 82.00 125.00 62.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 351	7,905.00 S.F.	130.00 82.20 125.00 62.00	S 0°43'12" W N 84°40'10" W N 0°43'12" E S 89°16'48" E
LOT # 352	8,060.00 S.F.	130.00 62.00 130.00 62.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 353	8,060.00 S.F.	130.00 62.00 130.00 62.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 354	8,060.00 S.F.	130.00 62.00 130.00 62.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 355	8,060.00 S.F.	130.00 62.00 130.00 62.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 356	8,060.00 S.F.	130.00 62.00 130.00 62.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 357	8,060.00 S.F.	130.00 62.00 130.00 62.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 358	8,060.00 S.F.	130.00 62.00 130.00 62.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 359	8,060.00 S.F.	130.00 62.00 130.00 62.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 360	8,060.00 S.F.	130.00 62.00 130.00 62.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 361	8,060.00 S.F.	130.00 62.00 130.00 62.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 362	8,060.00 S.F.	130.00 62.00 130.00 62.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 363	8,060.00 S.F.	130.00 62.00 130.00 62.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 364	11,044.88 S.F.	123.00 11.00 78.04 130.00 85.04	S 0°43'12" W S 45°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 365	9,610.00 S.F.	82.00 155.00 82.00 155.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 366	9,610.00 S.F.	82.00 155.00 82.00 155.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 367	9,610.00 S.F.	82.00 155.00 82.00 155.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 368	9,610.00 S.F.	82.00 155.00 82.00 155.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 369	9,610.00 S.F.	82.00 155.00 82.00 155.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 370	11,948.48 S.F.	123.00 92.00 130.00 85.00 11.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 44°16'48" E

62' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 371	8,060.00 S.F.	62.00 130.00 62.00 130.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 372	8,060.00 S.F.	130.00 62.00 130.00 62.00	N 0°43'12" E S 89°16'48" E S 0°43'12" W N 89°16'48" W
LOT # 373	8,060.00 S.F.	62.00 130.00 62.00 130.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 374	8,060.00 S.F.	130.00 62.00 130.00 62.00	N 0°43'12" E S 89°16'48" E S 0°43'12" W N 89°16'48" W
LOT # 375	8,060.00 S.F.	62.00 130.00 62.00 130.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 376	8,060.00 S.F.	130.00 62.00 130.00 62.00	N 0°43'12" E S 89°16'48" E S 0°43'12" W N 89°16'48" W
LOT # 377	8,060.00 S.F.	62.00 130.00 62.00 130.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 378	8,060.00 S.F.	130.00 62.00 130.00 62.00	N 0°43'12" E S 89°16'48" E S 0°43'12" W N 89°16'48" W
LOT # 379	8,060.00 S.F.	62.00 130.00 62.00 130.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 380	8,060.00 S.F.	130.00 62.00 130.00 62.00	N 0°43'12" E S 89°16'48" E S 0°43'12" W N 89°16'48" W
LOT # 381	8,060.00 S.F.	62.00 130.00 62.00 130.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 382	8,060.00 S.F.	130.00 62.00 130.00 62.00	N 0°43'12" E S 89°16'48" E S 0°43'12" W N 89°16'48" W
LOT # 383	7,750.00 S.F.	82.00 125.00 82.00 125.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 384	7,750.00 S.F.	82.00 125.00 82.00 125.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 385	7,750.00 S.F.	82.00 125.00 82.00 125.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 386	7,750.00 S.F.	82.00 125.00 82.00 125.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 387	7,750.00 S.F.	82.00 125.00 82.00 125.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 388	7,745.09 S.F.	4.38 58.34 125.00 82.00 121.89	S 45°18'28" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 389	7,060.16 S.F.	88.41 121.89 82.00 122.88	N 88°21'55" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 390	7,747.82 S.F.	59.88 2.93 122.88 62.00 125.00	N 89°16'48" W N 42°57'12" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 391	7,750.00 S.F.	82.00 125.00 82.00 125.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 392	7,750.00 S.F.	62.00 125.00 82.00 125.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W

62' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 393	7,750.00 S.F.	62.00 125.00 62.00 125.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 394	7,750.00 S.F.	62.00 125.00 62.00 125.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 395	11,489.48 S.F.	118.00 11.00 85.00 125.00 92.00	S 0°43'12" W S 45°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 396	10,989.48 S.F.	81.00 11.00 118.00 88.00 125.00	N 89°16'48" W N 44°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 397	7,750.00 S.F.	82.00 125.00 82.00 125.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 398	7,750.00 S.F.	62.00 125.00 82.00 125.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 399	10,364.48 S.F.	118.00 11.00 78.00 125.00 83.00	S 0°43'12" W S 45°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 400	11,889.48 S.F.	143.00 78.00 150.00 71.00 11.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 44°16'48" E
LOT # 401	9,300.00 S.F.	150.00 82.00 150.00 82.00	N 0°43'12" W S 89°16'48" E S 0°43'12" W N 89°16'48" W
LOT # 402	9,300.00 S.F.	62.00 150.00 82.00 150.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 403	13,839.48 S.F.	93.00 143.00 11.00 86.00 150.00	N 89°16'48" W N 0°43'12" E N 45°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 404	13,789.48 S.F.	143.00 72.00 20.00 150.00 85.00 11.00	S 0°43'12" W N 89°16'48" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 44°16'48" E
LOT # 405	9,300.00 S.F.	150.00 42.00 20.00 150.00 82.00	S 0°43'12" W N 89°16'48" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 406	9,300.00 S.F.	150.00 42.00 20.00 150.00 82.00	S 0°43'12" W N 89°16'48" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 407	9,300.00 S.F.	150.00 82.00 150.00 42.00 20.00	N 0°43'12" E S 89°16'48" E S 0°43'12" W N 89°16'48" W N 89°16'48" W
LOT # 408	9,300.00 S.F.	150.00 82.00 150.00 42.00 20.00	N 0°43'12" E S 89°16'48" E S 0°43'12" W N 89°16'48" W N 89°16'48" W
LOT # 409	9,297.82 S.F.	147.88 2.93 59.98 150.00 42.00 20.00	N 0°43'12" E N 44°23'36" E S 89°16'48" E S 0°43'12" W N 89°16'48" W N 89°16'48" W
LOT # 410	8,610.16 S.F.	146.89 88.41 147.88 42.00 20.00	N 0°43'12" E N 89°16'48" E S 0°43'12" W N 89°16'48" W N 89°16'48" W
LOT # 411	9,295.09 S.F.	150.00 58.94 4.38 146.89 42.00 20.00	N 0°43'12" E S 89°16'48" E S 43°52'05" E S 0°43'12" W N 89°16'48" W N 89°16'48" W
LOT # 412	9,300.00 S.F.	150.00 82.00 150.00 42.00 20.00	N 0°43'12" E S 89°16'48" E S 0°43'12" W N 89°16'48" W N 89°16'48" W
LOT # 413	9,300.00 S.F.	150.00 62.00 150.00 10.04 51.96	N 0°43'12" E S 89°16'48" E S 0°43'12" W N 89°16'48" W N 89°16'48" W
LOT # 414	9,300.00 S.F.	82.00 150.00 82.00 150.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W

*Lots highlighted represent smallest & largest lot sizes for each lot width

62' WIDE PARCELS

62' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 415	9,300.00 S.F.	82.00 150.00 82.00 150.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 416	9,300.00 S.F.	82.00 150.00 82.00 150.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 417	11,148.48 S.F.	148.00 11.00 65.00 155.00 72.00	S 0°43'12" W S 45°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 418	9,610.00 S.F.	155.00 62.00 155.00 42.00 20.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 89°16'48" E
LOT # 419	9,610.00 S.F.	155.00 62.00 155.00 42.00 20.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 89°16'48" E
LOT # 420	9,610.00 S.F.	155.00 62.00 155.00 42.00 20.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 89°16'48" E
LOT # 421	9,610.00 S.F.	155.00 62.00 155.00 42.00 20.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 89°16'48" E
LOT # 422	9,610.00 S.F.	155.00 62.00 155.00 42.00 20.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 89°16'48" E
LOT # 423	9,610.00 S.F.	155.00 62.00 155.00 42.00 20.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 89°16'48" E
LOT # 424	9,610.00 S.F.	155.00 62.00 155.00 42.00 20.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 89°16'48" E
LOT # 425	9,610.00 S.F.	155.00 62.00 155.00 42.00 20.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 89°16'48" E
LOT # 426	11,241.69 S.F.	155.00 30.04 27.14 155.00 57.84 10.04 20.00	S 0°43'12" W N 89°16'48" W S 85°02'45" W N 10°37'42" W N 85°02'45" E S 89°16'48" E S 89°16'48" E
LOT # 427	12,803.32 S.F.	155.00 52.76 155.00 112.45	S 10°37'42" E S 88°20'22" W N 32°41'33" W N 88°20'22" E
LOT # 428	12,803.32 S.F.	155.00 52.76 155.00 112.45	S 32°41'33" E S 48°18'31" W N 54°45'24" W N 48°18'31" E
LOT # 429	12,803.32 S.F.	155.00 52.76 155.00 112.45	S 54°45'24" E S 24°12'41" W N 78°49'15" W N 24°12'41" E
LOT # 430	11,404.28 S.F.	28.79 28.83 155.00 28.93 83.50 155.00	S 8°58'59" W S 0°43'12" W N 89°16'48" W N 0°43'12" E N 6°56'59" E S 76°49'15" E
LOT # 431	16,116.89 S.F.	87.05 11.00 148.00 82.00 10.00 12.05 155.00	S 0°43'12" W S 45°43'12" W N 89°16'48" W N 0°43'12" E N 0°43'12" E S 89°16'48" E S 89°16'48" E
LOT # 434	8,075.53 S.F.	129.85 82.00 129.87 1.58 80.79	S 0°43'12" W N 89°27'28" W N 0°33'24" E S 89°28'36" E S 89°28'36" E
LOT # 435	8,052.43 S.F.	129.87 82.00 129.89 1.58 80.42	S 0°33'24" W N 89°27'28" W N 0°33'24" E S 89°28'36" E S 89°28'36" E
LOT # 436	8,053.41 S.F.	129.89 82.00 129.90 82.00	S 0°33'24" W N 89°27'28" W N 0°33'24" E S 89°28'36" E
LOT # 437	8,054.38 S.F.	129.90 82.00 129.92 16.57 45.43	S 0°33'24" W N 89°27'28" W N 0°33'24" E S 89°28'36" E S 89°28'36" E
LOT # 438	8,055.35 S.F.	129.92 82.00 129.93 82.00	S 0°33'24" W N 89°27'28" W N 0°33'24" E S 89°28'36" E

62' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 439	8,056.33 S.F.	129.93 82.00 129.95 82.00	S 0°33'24" W N 89°27'28" W N 0°33'24" E S 89°28'36" E
LOT # 440	8,057.30 S.F.	129.95 82.00 129.96 8.37 39.85 12.78	S 0°33'24" W N 89°27'28" W N 0°33'24" E S 89°28'36" E S 89°28'36" E S 89°28'36" E
LOT # 441	8,058.28 S.F.	129.96 82.00 129.98 82.00	S 0°33'24" W N 89°27'28" W N 0°33'24" E S 89°28'36" E
LOT # 442	10,234.86 S.F.	129.98 71.98 11.02 122.98 78.83	S 0°33'24" W N 89°27'28" W N 44°22'08" W N 0°43'12" E S 89°28'36" E
LOT # 443	9,332.11 S.F.	82.00 9.37 82.00 78.83 82.43 150.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E N 0°43'12" E S 89°16'48" E
LOT # 444	9,300.00 S.F.	82.00 150.00 82.00 150.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 445	9,300.00 S.F.	150.00 82.00 150.00 43.20 18.80	N 89°16'48" W N 0°43'12" E S 89°16'48" W S 0°43'12" W S 0°43'12" W
LOT # 448	9,186.90 S.F.	82.00 150.00 45.37 20.51 138.30	S 0°43'12" W N 89°16'48" W N 0°43'12" E N 35°51'07" E S 89°16'48" E
LOT # 447	8,716.16 S.F.	138.30 55.19 11.95 150.00 31.65 30.35	N 89°16'48" W N 12°20'13" W N 0°43'12" E S 89°16'48" W S 0°43'12" W S 0°43'12" W
LOT # 448	9,300.00 S.F.	150.00 82.00 150.00 31.65 30.35	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W S 0°43'12" W
LOT # 449	9,300.00 S.F.	150.00 82.00 150.00 31.65 30.35	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W S 0°43'12" W
LOT # 450	9,300.00 S.F.	150.00 82.00 150.00 31.65 30.35	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W S 0°43'12" W
LOT # 451	9,300.00 S.F.	150.00 82.00 150.00 31.65 30.35	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W S 0°43'12" W
LOT # 452	15,341.45 S.F.	150.00 95.35 11.00 143.00 72.00 30.35	N 89°16'48" W N 0°43'12" E N 45°43'12" E S 89°16'48" E S 0°43'12" W S 0°43'12" W
LOT # 453	11,148.48 S.F.	85.00 155.00 72.00 148.00 11.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 44°16'48" E
LOT # 454	9,610.00 S.F.	82.00 155.00 31.65 30.35 155.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 89°16'48" E
LOT # 455	9,610.00 S.F.	82.00 155.00 31.65 30.35 155.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 89°16'48" E
LOT # 456	9,610.00 S.F.	82.00 155.00 31.65 30.35 155.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 89°16'48" E
LOT # 457	9,610.00 S.F.	82.00 155.00 31.65 30.35 155.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 89°16'48" E
LOT # 458	8,613.70 S.F.	47.51 14.51 155.77 31.65 30.35 155.00	S 0°43'12" W S 218°54" E N 89°16'48" W N 0°43'12" E N 0°43'12" E S 89°16'48" E
LOT # 459	15,201.44 S.F.	155.77 50.51 181.29 43.20 82.00 30.35	S 89°16'48" E S 15°34'44" E S 83°31'31" W N 0°43'12" E N 0°43'12" E N 0°43'12" E
LOT # 460	23,053.71 S.F.	181.29 52.78 248.35 38.85 62.00 82.00 18.80	N 83°31'31" E S 37°30'24" E S 41°27'41" W N 89°28'36" W N 0°43'12" E N 0°43'12" E N 0°43'12" E

62' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 461	18,774.34 S.F.	249.35 52.78 171.53 16.57 62.00 12.78	N 41°27'41" E S 59°54'15" E S 0°25'29" W N 89°28'36" W N 89°28'36" W N 89°28'36" W
LOT # 462	12,886.61 S.F.	171.53 45.69 8.38 155.02 1.58 82.00 45.43	N 19°23'50" E S 80°09'22" E S 88°34'31" E S 0°25'29" W N 89°28'36" W N 89°28'36" W N 89°28'36" W
LOT # 463	9,615.74 S.F.	155.02 82.00 155.16 1.58 80.42	N 0°25'29" E S 89°34'31" E S 0°25'29" W N 89°28'36" W N 89°28'36" W
LOT # 464	9,624.58 S.F.	1.21 80.79 155.16 62.00 155.31	N 89°28'36" W N 89°28'36" W N 0°25'29" E S 89°34'31" E S 0°25'29" W
LOT # 465	9,630.09 S.F.	48.27 13.73 155.31 62.00 155.31	N 89°36'27" W N 89°28'36" W N 0°25'29" E S 89°34'31" E S 0°25'29" W
LOT # 466	9,628.20 S.F.	82.00 155.31 62.00 155.28	N 89°36'27" W N 0°25'29" E S 89°34'31" E S 0°25'29" W
LOT # 467	9,626.04 S.F.	82.00 155.28 62.00 155.24	N 89°36'27" W N 0°25'29" E S 89°34'31" E S 0°25'29" W
LOT # 468	9,623.88 S.F.	82.00 155.24 62.00 155.21	N 89°36'27" W N 0°25'29" E S 89°34'31" E S 0°25'29" W
LOT # 469	9,621.72 S.F.	82.00 155.21 62.00 155.17	N 89°36'27" W N 0°25'29" E S 89°34'31" E S 0°25'29" W
LOT # 470	9,619.58 S.F.	82.00 155.17 62.00 155.14	N 89°36'27" W N 0°25'29" E S 89°34'31" E S 0°25'29" W
LOT # 471	9,617.39 S.F.	82.00 155.14 62.00 155.10	N 89°36'27" W N 0°25'29" E S 89°34'31" E S 0°25'29" W
LOT # 472	9,615.23 S.F.	82.00 155.10 62.00 155.07	N 89°36'27" W N 0°25'29" E S 89°34'31" E S 0°25'29" W
LOT # 473	9,613.07 S.F.	82.00 155.07 62.00 155.03	N 89°36'27" W N 0°25'29" E S 89°34'31" E S 0°25'29" W
LOT # 474	10,705.87 S.F.	148.00 88.18 155.03 82.09 10.99	S 0°23'33" W N 89°36'27" W N 0°25'29" E S 89°34'31" E S 44°35'29" E
LOT # 475	10,981.84 S.F.	72.06 62.40 11.00 88.00 154.99 52.51 17.25	S 11°53'45" E S 0°23'33" W S 45°23'33" W N 89°36'27" W N 0°25'42" E S 89°34'18" E S 24°11'03" E
LOT # 476	9,610.74 S.F.	154.99 82.00 155.03 62.00	S 0°25'42" W N 89°36'27" W N 0°25'42" E S 89°34'18" E
LOT # 477	9,613.14 S.F.	155.03 82.00 155.07 62.00	S 0°25'42" W N 89°36'27" W N 0°25'42" E S 89°34'18" E
LOT # 478	9,615.54 S.F.	155.07 82.00 155.11 62.00	S 0°25'42" W N 89°36'27" W N 0°25'42" E S 89°34'18" E
LOT # 479	9,617.84 S.F.	155.11 82.00 155.15 62.00	S 0°25'42" W N 89°36'27" W N 0°25'42" E S 89°34'18" E
LOT # 480	9,620.34 S.F.	155.15 82.00 155.19 62.00	S 0°25'42" W N 89°36'27" W N 0°25'42" E S 89°34'18" E
LOT # 481	9,622.74 S.F.	155.19 82.00 155.22 62.00	S 0°25'42" W N 89°36'27" W N 0°25'42" E S 89°34'18" E
LOT # 482	9,625.14 S.F.	155.22 82.00 155.26 62.00	S 0°25'42" W N 89°36'27" W N 0°25'42" E S 89°34'18" E

*Lots highlighted represent smallest & largest lot sizes for each lot width

62' WIDE PARCELS

62' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 483	9,827.54 S.F.	155.28 82.00 155.30 82.00	S 0°25'42" W N 89°30'27" W N 0°25'42" E S 89°34'18" E
LOT # 484	9,829.38 S.F.	42.15 19.85 155.28 82.00 155.30	N 89°30'27" W N 89°28'36" W N 0°25'42" E S 89°34'18" E S 0°25'42" W
LOT # 485	9,823.32 S.F.	155.28 82.00 155.15 82.00	S 0°25'42" W N 89°28'36" W N 0°25'42" E S 89°34'18" E
LOT # 486	9,814.71 S.F.	155.15 82.00 155.01 82.00	S 0°25'42" W N 89°28'36" W N 0°25'42" E S 89°34'18" E
LOT # 487	12,278.39 S.F.	155.01 2.96 138.91 87.56 88.43	S 0°25'42" W N 89°28'36" W N 44°21'42" W N 0°43'12" E S 89°34'18" E
LOT # 488	9,810.00 S.F.	82.00 155.00 82.00 155.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 489	9,810.00 S.F.	82.00 155.00 82.00 155.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 490	9,810.00 S.F.	82.00 155.00 82.00 155.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 491	9,810.00 S.F.	82.00 155.00 82.00 155.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 492	9,810.00 S.F.	82.00 155.00 82.00 155.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 493	16,517.09 S.F.	155.00 117.04 88.00 136.86 30.04	S 0°43'12" W N 89°16'48" W N 0°43'12" E N 45°43'12" E S 89°16'48" E
LOT # 494	9,810.00 S.F.	82.00 155.00 82.00 155.00	N 89°16'48" W N 0°43'12" E S 0°43'12" W
LOT # 495	9,810.00 S.F.	155.00 82.00 155.00 82.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 496	9,810.00 S.F.	155.00 82.00 155.00 82.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 497	9,810.00 S.F.	155.00 82.00 155.00 82.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 498	9,810.00 S.F.	155.00 82.00 155.00 82.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 499	9,810.00 S.F.	155.00 82.00 155.00 82.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 500	9,810.00 S.F.	155.00 82.00 155.00 82.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 501	9,810.00 S.F.	155.00 82.00 155.00 82.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 502	11,258.81 S.F.	70.50 75.10 155.00 85.00 11.00 77.57	S 1°48'15" E N 89°16'48" W N 0°43'12" E S 89°16'48" E S 44°16'48" E S 0°43'12" W
LOT # 503	10,702.90 S.F.	53.03 155.00 78.33 155.11 5.74	S 6°39'58" E S 78°28'23" W N 6°39'58" W N 88°04'31" E S 1°48'15" E
LOT # 504	10,793.83 S.F.	54.97 155.01 84.30 155.00	S 18°34'00" E S 87°37'57" W N 16°41'34" W N 78°28'23" E

62' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 505	9,810.26 S.F.	60.61 1.40 155.01 2.57 58.43 155.00	N 21°57'14" W N 21°58'39" W N 67°37'57" E S 21°50'30" E S 21°57'05" E S 67°37'57" W
LOT # 506	9,810.04 S.F.	62.00 155.00 82.00 155.00	S 22°13'37" E S 67°37'57" W N 22°13'43" W N 67°37'57" E
LOT # 507	9,534.95 S.F.	43.64 155.13 39.62 21.18 155.00 18.80	S 24°11'03" E S 88°10'00" W N 24°11'03" W N 22°24'53" W N 67°37'57" E S 22°24'34" E
LOT # 508	9,810.00 S.F.	82.00 155.00 82.00 155.00	S 0°23'33" W N 89°36'27" W N 0°23'33" E S 89°36'27" E
LOT # 509	9,810.00 S.F.	82.00 155.00 82.00 155.00	S 0°23'33" W N 89°36'27" W N 0°23'33" E S 89°36'27" E
LOT # 510	9,810.00 S.F.	82.00 155.00 82.00 155.00	S 0°23'33" W N 89°36'27" W N 0°23'33" E S 89°36'27" E
LOT # 511	9,810.00 S.F.	82.00 155.00 82.00 155.00	S 0°23'33" W N 89°36'27" W N 0°23'33" E S 89°36'27" E
LOT # 512	11,359.17 S.F.	78.14 10.59 155.00 10.59 48.25 155.00	S 5°41'08" E S 0°23'33" W N 89°36'27" W N 0°23'33" E N 5°41'08" W N 78°14'10" E
LOT # 513	11,387.30 S.F.	80.86 155.00 47.28 9.47 155.00 9.47	S 17°58'26" E S 78°14'10" W N 17°58'26" W N 24°11'03" W N 65°48'57" E S 24°11'03" E
LOT # 514	9,810.00 S.F.	155.00 82.00 155.00 46.09 15.81	S 65°48'57" W N 24°11'03" W N 65°48'57" E S 24°11'03" E
LOT # 515	9,810.00 S.F.	82.00 155.00 82.00 155.00	S 24°11'03" E S 65°48'57" W N 24°11'03" W N 65°48'57" E
LOT # 516	10,044.90 S.F.	155.00 13.23 54.35 155.00 51.58 10.46	S 65°48'57" W N 24°11'03" W N 22°08'04" W N 67°51'58" E S 22°08'04" E S 24°11'03" E
LOT # 517	9,810.00 S.F.	82.00 155.00 82.00 155.00	S 22°08'04" E S 67°51'58" W N 22°08'04" W N 67°51'58" E
LOT # 518	12,447.79 S.F.	155.00 22.49 82.04 155.00 33.80 22.49	S 67°51'58" W N 22°08'04" W N 131°0'51" W N 85°48'22" E S 131°0'51" E S 22°08'04" E
LOT # 519	9,987.14 S.F.	56.61 4.55 155.00 11.10 56.61 155.00	S 1°48'15" E S 30°0'58" E S 85°48'22" W N 30°0'58" W N 1°48'15" W N 88°11'45" E
LOT # 520	9,810.00 S.F.	82.00 155.00 82.00 155.00	S 1°48'15" E S 88°11'45" W N 1°48'15" W N 88°11'45" E
LOT # 521	9,810.00 S.F.	82.00 155.00 82.00 155.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 522	9,810.00 S.F.	155.00 82.00 155.00 31.00 31.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W S 0°43'12" W
LOT # 523	9,810.00 S.F.	39.00 155.00 82.00 155.00 23.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 0°43'12" W
LOT # 524	9,810.00 S.F.	155.00 82.00 83.00 82.00 82.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 89°16'48" E S 0°43'12" W
LOT # 525	11,900.00 S.F.	85.00 140.00 23.00 82.00 82.00 78.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E N 0°43'12" E S 89°16'48" E S 89°16'48" E
LOT # 526	9,803.48 S.F.	55.64 14.39 140.73 31.00 38.00 140.00	S 0°43'12" W S 21°0'57" W N 89°16'48" W N 0°43'12" E N 0°43'12" E S 89°16'48" E

62' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 560	10,849.48 S.F.	82.00 123.00 11.00 75.00 130.00	S 0°43'12" W N 89°16'48" W N 44°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 561	8,060.00 S.F.	82.00 130.00 82.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 562	8,060.00 S.F.	82.00 130.00 82.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 563	8,060.00 S.F.	82.00 130.00 82.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 564	8,060.00 S.F.	82.00 130.00 82.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 565	8,060.00 S.F.	82.00 130.00 82.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 566	8,060.00 S.F.	82.00 130.00 82.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 567	8,059.02 S.F.	82.00 130.00 54.00 8.01 129.63	S 0°43'12" W N 89°16'48" W N 0°43'12" E N 321°29" E S 89°16'48" E
LOT # 568	8,646.66 S.F.	78.00 129.63 128.65 43.00	S 0°43'12" W N 89°16'48" W N 4821°29" E S 89°16'48" E
LOT # 569	10,259.48 S.F.	72.00 130.00 78.00 123.00 11.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 44°16'48" E
LOT # 570	8,060.00 S.F.	82.00 130.00 82.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 571	8,060.00 S.F.	82.00 130.00 82.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 572	8,060.00 S.F.	82.00 130.00 82.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 573	8,060.00 S.F.	82.00 130.00 82.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 574	8,060.00 S.F.	82.00 130.00 82.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 575	8,060.00 S.F.	82.00 130.00 82.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 576	8,060.00 S.F.	82.00 130.00 82.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 577	10,849.48 S.F.	75.00 11.00 123.00 82.00 130.00	S 0°43'12" W S 45°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 578	10,849.48 S.F.	82.00 123.00 11.00 75.00 130.00	S 0°43'12" W N 89°16'48" W N 44°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 579	8,060.00 S.F.	82.00 130.00 82.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 580	8,060.00 S.F.	82.00 130.00 82.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 581	8,060.00 S.F.	82.00 130.00 82.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E

*Lots highlighted represent smallest & largest lot sizes for each lot width

62' WIDE PARCELS

62' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 582	8,060.00 S.F.	62.00 130.00 62.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 583	8,060.00 S.F.	62.00 130.00 62.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 584	8,060.00 S.F.	62.00 130.00 62.00 130.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 585	12,498.64 S.F.	70.88 130.00 111.51 13.61 129.34	S 0°43'12" W N 89°16'48" W N 0°43'12" E N 58°24'23" E S 67°54'25" E
LOT # 582	12,480.00 S.F.	130.00 96.00 130.00 96.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 593	8,060.00 S.F.	130.00 1.50 60.50 130.00 62.00	S 0°43'12" W N 89°16'48" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 594	8,060.00 S.F.	130.00 9.50 52.50 130.00 62.00	S 0°43'12" W N 89°16'48" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 595	8,060.00 S.F.	130.00 17.50 44.50 130.00 62.00	S 0°43'12" W N 89°16'48" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 596	8,060.00 S.F.	130.00 25.50 36.50 130.00 62.00	S 0°43'12" W N 89°16'48" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 597	8,060.00 S.F.	130.00 33.50 28.50 130.00 62.00	S 0°43'12" W N 89°16'48" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 598	8,060.00 S.F.	130.00 41.50 20.50 130.00 62.00	S 0°43'12" W N 89°16'48" W N 89°16'48" W N 0°43'12" E S 89°16'48" E
LOT # 599	9,999.48 S.F.	130.00 77.00 123.00 11.00 70.00	S 0°43'12" W N 89°16'48" W N 0°43'12" E N 45°43'12" E S 89°16'48" E
LOT # 600	12,664.48 S.F.	90.50 11.00 125.00 77.00 20.50 130.00	N 89°16'48" W N 44°16'48" W N 0°43'12" E S 89°16'48" E S 89°16'48" E S 0°43'12" W
LOT # 601	9,100.00 S.F.	70.00 130.00 41.50 28.50 130.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 89°16'48" W S 0°43'12" W
LOT # 602	9,100.00 S.F.	70.00 130.00 33.50 36.50 130.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 89°16'48" E S 0°43'12" W
LOT # 603	9,100.00 S.F.	70.00 130.00 25.50 44.50 130.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 89°16'48" E S 0°43'12" W
LOT # 604	9,100.00 S.F.	70.00 130.00 17.50 52.50 130.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 89°16'48" E S 0°43'12" W
LOT # 605	9,100.00 S.F.	70.00 130.00 9.50 60.50 130.00	N 89°16'48" W N 0°43'12" E S 89°16'48" E S 89°16'48" E S 0°43'12" W
LOT # 606	12,667.02 S.F.	128.50 16.09 61.50 130.00 1.50 98.00	S 0°43'12" W S 85°21'32" W N 89°16'48" W N 0°43'12" E S 89°16'48" E S 89°16'48" E
LOT # 607	7,750.00 S.F.	62.00 125.00 62.00 125.00	N 45°14'45" W N 44°45'15" E S 45°14'45" E S 44°45'15" W
LOT # 608	7,750.00 S.F.	62.00 125.00 62.00 125.00	N 45°14'45" W N 44°45'15" E S 45°14'45" E S 44°45'15" W
LOT # 609	7,750.00 S.F.	62.00 125.00 62.00 125.00	N 45°14'45" W N 44°45'15" E S 45°14'45" E S 44°45'15" W

62' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 610	7,750.00 S.F.	62.00 125.00 62.00 125.00	N 45°14'45" W N 44°45'15" E S 45°14'45" E S 44°45'15" W
LOT # 611	7,750.00 S.F.	62.00 125.00 62.00 125.00	N 45°14'45" W N 44°45'15" E S 45°14'45" E S 44°45'15" W
LOT # 612	7,750.00 S.F.	62.00 125.00 62.00 125.00	N 45°14'45" W N 44°45'15" E S 45°14'45" E S 44°45'15" W
LOT # 613	7,731.48 S.F.	62.00 125.00 55.02 8.56 120.08	N 45°14'45" W N 44°45'15" E S 51°24'42" E S 45°14'45" E S 44°45'15" W
LOT # 614	7,405.87 S.F.	62.00 120.06 49.26 18.06 125.00	N 45°14'45" W N 44°45'15" E S 51°24'42" E S 45°14'45" E S 44°45'15" W
LOT # 615	7,750.00 S.F.	62.00 125.00 62.00 125.00	N 45°14'45" W N 44°45'15" E S 45°14'45" E S 44°45'15" W
LOT # 616	9,867.58 S.F.	88.18 2.10 125.00 62.00 191.21	N 0°42'32" E N 44°45'15" E N 44°45'15" E S 45°14'45" E S 44°45'15" W
LOT # 617	16,032.79 S.F.	19.52 105.08 1.99 191.21 62.00 299.02	N 1°51'21" E N 16°43'47" E N 44°45'15" E N 44°45'15" E S 45°14'45" E S 44°45'15" W
LOT # 618	20,807.57 S.F.	385.74 91.08 299.02 62.00	S 44°45'15" W N 89°27'17" W N 1°51'21" E N 44°45'15" E S 45°14'45" E
LOT # 619	24,106.83 S.F.	381.42 34.75 54.48 385.74 62.00	S 44°45'15" W N 89°27'17" W N 1°51'21" E N 44°45'15" E S 45°14'45" E
LOT # 620	25,723.18 S.F.	287.22 123.81 361.42 45.96 13.98	S 39°06'48" W N 89°27'17" W N 44°45'15" E S 45°14'45" E S 48°03'58" E
LOT # 621	25,030.89 S.F.	217.43 167.71 297.22 53.03	S 17°43'05" W N 89°27'17" W N 39°06'48" E S 61°35'03" E
LOT # 622	13,984.23 S.F.	198.86 76.74 217.43 9.35 51.02	S 13°58'50" W N 89°27'17" W N 17°43'05" W S 74°10'02" E S 78°03'10" E
LOT # 623	11,871.87 S.F.	184.09 63.74 198.86 62.00	S 13°58'50" W N 89°27'17" W N 13°58'50" E S 78°03'10" E
LOT # 624	10,955.74 S.F.	169.32 63.74 184.09 62.00	S 13°58'50" W N 89°27'17" W N 13°58'50" E S 78°03'10" E
LOT # 625	10,039.81 S.F.	154.55 63.74 169.32 62.00	S 13°58'50" W N 89°27'17" W N 13°58'50" E S 78°03'10" E
LOT # 626	9,123.89 S.F.	139.77 63.74 154.55 62.00	S 13°58'50" W N 89°27'17" W N 13°58'50" E S 78°03'10" E
LOT # 627	8,207.96 S.F.	125.00 63.74 139.77 62.00	S 13°58'50" W N 89°27'17" W N 13°58'50" E S 78°03'10" E
LOT # 628	7,750.00 S.F.	125.00 62.00 125.00 60.88 1.02	S 44°45'15" W N 45°14'45" W N 44°45'15" E S 45°14'45" E S 45°14'45" E
LOT # 629	7,750.00 S.F.	62.00 125.00 60.88 1.02 125.00	N 45°14'45" W N 44°45'15" E S 45°14'45" E S 44°45'15" W S 44°45'15" W
LOT # 630	7,750.00 S.F.	62.00 125.00 60.88 1.02 125.00	N 45°14'45" W N 44°45'15" E S 45°14'45" E S 44°45'15" W S 44°45'15" W
LOT # 631	7,750.00 S.F.	62.00 125.00 60.88 1.02 125.00	N 45°14'45" W N 44°45'15" E S 45°14'45" E S 44°45'15" W S 44°45'15" W

62' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 632	7,750.00 S.F.	62.00 125.00 60.88 1.02 125.00	N 45°14'45" W N 44°45'15" E S 45°14'45" E S 45°14'45" E S 44°45'15" W
LOT # 633	7,580.13 S.F.	37.89 26.76 115.06 60.88 1.02 125.00	N 45°14'45" W N 23°00'02" W N 44°45'15" E S 45°14'45" E S 45°14'45" E S 44°45'15" W
LOT # 634	7,547.22 S.F.	31.08 33.39 125.00 60.88 1.02 115.06	N 64°24'36" W N 45°14'45" W N 44°45'15" E S 45°14'45" E S 45°14'45" E S 44°45'15" W
LOT # 635	7,772.78 S.F.	62.00 127.96 22.33 38.78 1.02 125.00	N 45°14'45" W N 44°45'15" E S 39°10'31" E S 45°14'45" E S 45°14'45" E S 44°45'15" W
LOT # 636	8,338.74 S.F.	62.00 144.28 38.03 26.39 127.96	N 45°14'45" W N 44°45'15" E S 27°11'06" W S 34°00'42" E S 44°45'15" W
LOT # 637	9,928.04 S.F.	62.00 179.61 8.77 84.80 144.28	N 45°14'45" W N 44°45'15" E S 8°42'12" E S 16°17'18" W S 44°45'15" W
LOT # 638	12,893.21 S.F.	62.00 239.24 45.73 40.40 178.81	N 45°14'45" W N 44°45'15" E S 0°42'32" W S 3°42'17" E S 44°45'15" W
LOT # 639	14,943.42 S.F.	62.00 216.88 55.24 5.01 28.88 239.24	N 45°14'45" W N 44°45'15" E S 89°16'48" E S 89°16'48" E S 0°42'32" W S 44°45'15" W
LOT # 640	11,576.13 S.F.	62.00 3.49 89.20 64.08 17.48 62.00 6.76 216.88	N 45°14'45" W N 44°45'15" E N 44°45'15" E N 44°45'15" E S 89°16'48" E S 89°16'48" E S 89°16'48" E S 44°45'15" W
LOT # 641	14,964.92 S.F.	62.00 65.79 133.64 11.00 65.00 240.18 3.49	N 45°14'45" W N 22°15'47" W N 0°43'12" E N 45°43'12" E S 89°16'48" E S 0°43'12" W S 44°45'15" W
LOT # 642	12,903.09 S.F.	240.18 89.20 176.05 89.20	N 0°43'12" E S 89°16'48" E S 0°43'12" W S 44°45'15" W
LOT # 643	8,085.19 S.F.	178.05 62.00 130.00 17.48 64.08	N 0°43'12" E S 89°16'48" E S 0°43'12" W N 89°16'48" W S 44°45'15" W
LOT # 644	8,080.00 S.F.	62.00 130.00 62.00 82.00	N 0°43'12" E S 89°16'48" E S 0°43'12" W N 89°16'48" W
LOT # 645	8,080.00 S.F.	130.00 62.00 130.00 55.24 6.78	N 0°43'12" E S 89°16'48" E S 0°43'12" W N 89°16'48" W S 89°16'48" W
LOT # 646	8,190.19 S.F.	130.00 62.99 130.00 58.00 5.01	N 0°43'12" E S 89°16'48" E S 0°42'32" W N 89°16'48" W N 89°16'48" W
LOT # 647	9,349.49 S.F.	123.00 72.00 130.00 65.00 10.99	S 0°42'32" W S 4°21'10" E S 80°35'08" W N 0°42'12" W N 3°42'17" W N 0°42'32" E N 0°42'32" E S 89°16'48" E S 89°16'48" E
LOT # 648	14,074.98 S.F.	72.58 24.21 128.94 6.77 40.40 45.73 28.88 58.00 72.00	S 0°42'32" W S 4°21'10" E S 80°35'08" W N 0°42'12" W N 3°42'17" W N 0°42'32" E N 0°42'32" E S 89°16'48" E S 89°16'48" E
LOT # 649	10,114.41 S.F.	52.76 130.18 38.03 64.80 129.94	S 20°26'47" E S 58°31'18" W N 27°11'06" W N 16°17'18" W N 80°35'08" E
LOT # 650	9,352.46 S.F.	130.18 32.92 23.27 130.00 38.78 22.33 28.39	N 58°31'18" E S 38°21'44" E S 45°14'45" E S 44°45'15" W N 45°14'45" W N 39°10'31" W N 34°00'42" W
LOT # 651	8,080.00 S.F.	130.00 60.88 1.02 130.00 62.00	S 44°45'15" W N 45°14'45" W N 45°14'45" W N 44°45'15" E S 45°14'45" E
LOT # 652	8,060.00 S.F.	130.00 60.88 1.02 130.00 62.00	S 44°45'15" W N 45°14'45" W N 45°14'45" W N 44°45'15" E S 45°14'45" E
LOT # 653	8,080.00 S.F.	130.00 60.88 1.02 130.00 62.00	S 44°45'15" W N 45°14'45" W N 45°14'45" W N 44°45'15" E S 45°14'45" E

*Lots highlighted
represent smallest &
largest lot sizes for
each lot width

62' WIDE PARCELS

62' LOTS PARCEL TABLE			
LOT #	AREA (S.F.)	LOT BOUNDARY LENGTHS (FT.)	BEARINGS
LOT # 654	8,060.00 S.F.	130.00 60.88 1.02 130.00 62.00	S 44°45'15" W N 45°14'45" W N 45°14'45" W N 44°45'15" E S 45°14'45" E
LOT # 655	8,060.00 S.F.	130.00 60.88 1.02 130.00 62.00	S 44°45'15" W N 45°14'45" W N 45°14'45" W N 44°45'15" E S 45°14'45" E
LOT # 656	8,060.00 S.F.	130.00 60.88 1.02 130.00 62.00	S 44°45'15" W N 45°14'45" W N 45°14'45" W N 44°45'15" E S 45°14'45" E
LOT # 657	8,060.00 S.F.	130.00 60.88 1.02 130.00 62.00	S 44°45'15" W N 45°14'45" W N 45°14'45" W N 44°45'15" E S 45°14'45" E
LOT # 658	8,053.79 S.F.	128.74 60.88 1.02 130.00 47.22 14.85	S 44°45'15" W N 45°14'45" W N 45°14'45" W N 44°45'15" E S 45°14'45" E S 40°21'21" E
LOT # 659	8,082.60 S.F.	132.57 28.60 35.57 130.00 62.00	S 44°45'15" W N 38°41'00" W N 45°14'45" W N 44°45'15" E S 45°14'45" E
LOT # 660	8,060.00 S.F.	82.00 130.00 82.00 130.00	N 45°14'45" W N 44°45'15" E S 45°14'45" E S 44°45'15" W
LOT # 661	8,060.00 S.F.	82.00 130.00 82.00 130.00	N 45°14'45" W N 44°45'15" E S 45°14'45" E S 44°45'15" W
LOT # 662	8,060.00 S.F.	82.00 130.00 82.00 130.00	N 45°14'45" W N 44°45'15" E S 45°14'45" E S 44°45'15" W
LOT # 663	8,060.00 S.F.	82.00 130.00 82.00 130.00	N 45°14'45" W N 44°45'15" E S 45°14'45" E S 44°45'15" W
LOT # 664	8,060.00 S.F.	82.00 130.00 82.00 130.00	N 45°14'45" W N 44°45'15" E S 45°14'45" E S 44°45'15" W
LOT # 665	8,060.00 S.F.	82.00 130.00 82.00 130.00	N 45°14'45" W N 44°45'15" E S 45°14'45" E S 44°45'15" W
LOT # 666	8,060.00 S.F.	82.00 130.00 82.00 130.00	N 45°14'45" W N 44°45'15" E S 45°14'45" E S 44°45'15" W
LOT # 667	13,484.47 S.F.	34.83 69.78 51.57 130.00 33.31 16.70 130.00	N 45°14'45" W N 22°18'08" W N 0°42'32" E S 89°16'48" E S 0°42'21" W S 45°14'45" E S 44°45'15" W
LOT # 668	8,059.71 S.F.	82.00 130.00 24.03 37.97 129.99	S 0°42'21" W N 89°16'48" W N 0°42'32" E N 0°42'32" E S 89°16'48" E
LOT # 669	8,059.49 S.F.	82.00 129.99 82.00 129.99	S 0°42'21" W N 89°16'48" W N 0°42'32" E S 89°16'48" E
LOT # 670	8,059.27 S.F.	82.00 129.99 82.00 129.99	S 0°42'21" W N 89°16'48" W N 0°42'32" E S 89°16'48" E
LOT # 671	8,059.05 S.F.	82.00 129.99 82.00 129.99	S 0°42'21" W N 89°16'48" W N 0°42'32" E S 89°16'48" E
LOT # 672	8,058.83 S.F.	82.00 129.99 82.00 129.99	S 0°42'21" W N 89°16'48" W N 0°42'32" E S 89°16'48" E
LOT # 673	8,058.62 S.F.	82.00 129.99 82.00 129.99	S 0°42'21" W N 89°16'48" W N 0°42'32" E S 89°16'48" E
LOT # 674	28,267.53 S.F.	201.61 160.08 17.13 129.98 122.00 11.00 17.08 81.42	S 62°33'33" E S 74°08'59" W S 0°42'21" W N 89°16'48" W N 0°42'32" E N 45°42'52" E S 89°16'48" E N 73°34'11" E
LOT # 675	21,830.89 S.F.	139.15 201.61 79.42 221.85	S 39°43'21" W N 62°33'33" W N 39°41'23" E S 77°37'57" E

*Lots highlighted represent smallest & largest lot sizes for each lot width

OPPOSITION LETTERS

Good afternoon Daphne City Council and Daphne residents,

My name is Shalela, and I am here representing Mobile Baykeeper, an organization dedicated to defending and reviving the waters of Coastal Alabama. Today, I stand before you to express environmental concerns regarding the proposed rezoning of the property from R-1 to PUD..

Wetlands and streams play a critical role in our ecosystem. They act as natural filters for pollutants, provide essential habitat for wildlife, and help manage floodwaters. Upon reviewing the National Wetland Inventory data, it appears Fish River and associated wetland traverse this property and lead directly into Mobile Bay. Rezoning to PUD and subsequent construction would cause adverse effects on the ecosystem benefits the wetlands and stream on this property are providing.

Firstly, increasing impervious surfaces such as roads, and rooftops can significantly disrupt the natural hydrology of the area. In an agricultural setting, much of the rainfall is absorbed by the soil, allowing it to percolate slowly into the groundwater system. However, in a PUD development, the increase in impervious surfaces prevents this natural infiltration process, leading to a higher volume of stormwater runoff.

This rapid runoff can overwhelm existing drainage systems, increasing the risk of flooding in nearby areas, especially during heavy rainfall events. The natural capacity of the land to absorb and slowly release water would be diminished, resulting in more frequent and severe flooding. Additionally, the velocity of stormwater runoff is increased, causing erosion of stream banks and further degrading water quality.

This development, in conjunction with another proposed rezoning in Loxley, will be detrimental to the health of Fish River.

Preserving the integrity of our wetlands and streams is not only beneficial for the environment, but also for the health and safety of our communities. It's clear that the community does not want this property rezoned as well. It is your job, and mine, to listen to and serve the interest of the people we represent. We advocate for a denial of the rezoning for the reasons I have mentioned and implore the council members to do the same.

Thank you for your attention to these critical issues. I appreciate the opportunity to address you today and hope that we can work together to protect our waters.

East Fish River, LLC- PUD Rezoning

Exhibit "A"

PARCEL 1:

BEGINNING AT A CAPPED REBAR MARKER IN AN OLD FENCE CORNER AT THE NORTHWEST CORNER OF SECTION 18, TOWNSHIP 5 SOUTH, RANGE 3 EAST, SAID POINT ALSO BEING THE SOUTHEAST CORNER OF SECTION 12, TOWNSHIP

5 SOUTH, RANGE 2 EAST, BALDWIN COUNTY, ALABAMA; RUN THENCE SOUTH 89 DEGREES 44 MINUTES 55 SECONDS EAST, ALONG THE LINE OF AN OLD FENCE, 1342.93 FEET TO A CAPPED REBAR MARKER IN AN OLD FENCE CORNER; RUN THENCE SOUTH 00 DEGREES 28 MINUTES 39 SECONDS WEST, ALONG THE LINE OF AN OLD FENCE, 2647.30 FEET TO A CAPPED REBAR MARKER; RUN THENCE NORTH 89 DEGREES 51 MINUTES 26 SECONDS EAST, ALONG THE LINE OF AN OLD FENCE, 697.40 FEET TO A CAPPED REBAR MARKER; RUN THENCE SOUTH 00 DEGREES 06 MINUTES 02 SECONDS EAST, ALONG THE LINE OF AN OLD FENCE 2191.34 FEET TO A CAPPED REBAR MARKER ON THE NORTH RIGHT-OF-WAY LINE OF BALDWIN COUNTY HIGHWAY NO. 64, (80 FOOT RIGHT-OF-WAY); RUN THENCE SOUTHWESTWARDLY, ALONG SAID RIGHT-OF-WAY LINE, FOLLOWING A CURVE TO THE RIGHT HAVING A RADIUS OF

1853.82 FEET, AN ARC DISTANCE OF 1226.33 FEET (CHORD: SOUTH 70 DEGREES 54 MINUTES 35 SECONDS WEST, 1204.09 FEET) TO A CAPPED REBAR MARKER; RUN THENCE SOUTH 89 DEGREES 49 MINUTES 59 SECONDS WEST, ALONG SAID RIGHT-OF-WAY LINE, 470.53 FEET TO A POINT ON THE CENTERLINE OF FISH RIVER; RUN THENCE NORTHWARDLY, ALONG SAID CENTERLINE OF FISH RIVER AND FOLLOWING THE MEANDERS THEREOF, FOR A DISTANCE OF 12,236 FEET, MORE OR LESS, TO A POINT ON THE WESTWARD EXTENSION OF THE LINE OF AN OLD FENCE; RUN THENCE NORTH 87 DEGREES 10 MINUTES 45 SECONDS EAST, ALONG THE LINE OF SAID OLD FENCE, 815.97 FEET TO A CAPPED REBAR MARKER; RUN THENCE SOUTH 00 DEGREES 01 MINUTES 06 SECONDS WEST, ALONG THE LINE OF AN OLD FENCE 2646.66 FEET TO THE POINT OF BEGINNING.

PARCEL 2:

COMMENCE AT THE "LOCALLY ACCEPTED" NORTHWEST CORNER OF SECTION 17, TOWNSHIP 5 SOUTH, RANGE 3 EAST, SAINT STEPHENS MERIDIAN FOR THE POINT OF BEGINNING; RUN THENCE SOUTH 00 DEGREES 02 MINUTES 04 SECONDS EAST, A DISTANCE OF 675.29 FEET TO A POINT ON THE NORTH MARGIN OF BALDWIN COUNTY HIGHWAY NUMBER 64; RUN THENCE NORTH 72 DEGREES 35 MINUTES 16 SECONDS EAST, A DISTANCE OF 62.87 FEET TO A POINT ON SAID HIGHWAY #64; RUN THENCE NORTH 00 DEGREES 02 MINUTES 04 SECONDS WEST, A DISTANCE OF 656.13 FEET; THENCE RUN NORTH 89 DEGREES 39 MINUTES 45 SECONDS WEST, A DISTANCE OF 60.0 FEET TO THE POINT OF BEGINNING.

PARCEL 3:

THE SOUTH 60.0 FEET OF THE EAST ONE HALF OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 5 SOUTH, RANGE 3 EAST, SAINT STEPHENS MERIDIAN.

PARCEL 4:

A STRIP OF LAND 60-FEET WIDE, WITHIN THE NORTHWEST CORNER OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 5 SOUTH, RANGE 3 EAST, EXTENDING FROM THE END OF THE COUNTY MAINTAINED PURSLEY ROAD, WESTWARDLY TO THE EAST LINE OF THE WEST ONE-HALF OF THE SOUTHEAST

QUARTER OF SECTION 7, TOWNSHIP 5 SOUTH, RANGE 3 EAST, ST. STEPHENS MERIDIAN, BALDWIN COUNTY, ALABAMA. SAID STRIP OF LAND BEING 60-FEET WIDE AND APPROXIMATELY 40-FEET LONG, MORE OR LESS.

PARCEL 5:

THE SOUTHWEST QUARTER AND THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 5 SOUTH, RANGE 3 EAST.

PARCEL 6:

COMMENCE AT THE "LOCALLY ACCEPTED" SOUTHWEST CORNER OF SECTION 8, TOWNSHIP 5 SOUTH, RANGE 3 EAST, SAINT STEPHENS MERIDIAN FOR THE POINT OF BEGINNING; RUN THENCE SOUTH 89 DEGREES 39 MINUTES 44 SECONDS EAST, ALONG THE SOUTH LINE OF SAID SECTION 8, A DISTANCE OF 60.0 FEET; RUN THENCE NORTH 44 DEGREES 39 MINUTES 45 SECONDS WEST, A DISTANCE OF 84.85 FEET; RUN THENCE SOUTH 00 DEGREES 02 MINUTES 04 SECONDS EAST, ALONG THE WEST LINE OF SAID SECTION 8, A DISTANCE OF 60.0 FEET TO THE POINT OF BEGINNING.

PARCEL 7:

COMMENCE AT THE "LOCALLY ACCEPTED" NORTHEAST CORNER OF SECTION 18, TOWNSHIP 5 SOUTH, RANGE 3 EAST, SAINT STEPHENS MERIDIAN FOR THE POINT OF BEGINNING; RUN THENCE SOUTH 00 DEGREES 02 MINUTES 04 SECONDS EAST, ALONG THE EAST LINE OF SAID SECTION 18, A DISTANCE OF 25.25 FEET; RUN THENCE NORTH 44 DEGREES 39 MINUTES 45 SECONDS WEST, A DISTANCE OF 35.70 FEET; RUN THENCE SOUTH 89 DEGREES 39 MINUTES 45 SECONDS EAST, ALONG THE NORTH LINE OF SAID SECTION 18, A DISTANCE OF 30.0 FEET TO THE POINT OF BEGINNING.



December 20, 2024

East Fish River, LLC
Attn.: Richard Inge, Mgr.
118 N Royal Street, Suite 700
Mobile, AL 36602

Subject: East Fish River, LLC Zoning Amendment #ZA24-06

Dear East Fish River, LLC,

On December 19, 2024, the Daphne Planning Commission motion to render a favorable recommendation to the City Council to amend the Envision Daphne 2042 Comprehension Plan by rezoning the 510.17-acre subject property (PPIN #27122/26/252259/27121) for East Fish River, LLC from R-1, Low Density Single Family Residential to a PUD, Planned Unit Development failed to obtain a supermajority vote. (5 in favor 2 opposed)

If you have any questions feel free to contact me.

Sincerely,

A handwritten signature in blue ink that reads "Adrienne D. Jones".

Adrienne D. Jones, AICP
Community Development Director & Zoning Administrator

/ph

cc: Austin Lutz - Email
City Clerk - Email
File

February 3, 2025
CITY COUNCIL MEETING
REGULAR BUSINESS MEETING
1705 MAIN STREET
DAPHNE, AL
6:00 P.M.

1. **CALL TO ORDER:**

There being a quorum present Council President Ron Scott called the meeting to order at 6:00pm.

2. **ROLL CALL:**

COUNCIL MEMBERS PRESENT: Tommie Conaway, Ron Scott, Steve Olen, Doug Goodlin and Angie Phillips

COUNCIL MEMBERS ABSENT: Joel Coleman and Ben Hughes

Also Present: Patrick Dungan, City Attorney; Chief Gulsby, Police; Adrienne Jones, Planning; Emmie Powell, Library; Chief Tacon, Fire; Vickie Hinman, Human Resources; Andy Bobe, City Engineer; Troy Strunk, City Development; Bobby Purvis, Public Works; Warren Harbison, City Attorney; Charlie McDavid, Recreation; Lakyn Coggin, Junior City Councilmember; Schuyler Smith, Junior City Councilmember; John Wallace Simpson, Junior City Councilmember; and Jessica Linne, Assistant City Clerk.

INVOCATION/PLEDGE OF ALLEGIANCE:

Invocation was given by Pastor Jonathon Duke, 3 Circle Church.

PRESENTATION: Mayor LeJeune and members of the Beautification Committee presented the quarterly Beautification Award to Buffalo Wild Wings Daphne.

PRESENTATION: Choe Kelly, 68Ventures, presented the 68 Ventures Bowl trophy to Mayor LeJeune.

RECOGNITION: Mayor LeJeune acknowledged former City Judge, Michael J. Hoyt, for his years serving in the City as Municipal Judge.

3. **APPROVE THE MINUTES:**

The minutes from the January 27, 2025 regular meeting were approved.

4. **REPORT OF STANDING COMMITTEES:**

A. FINANCE COMMITTEE

Councilwoman Phillips said the minutes from the January 27th meeting are in the packet and gave the Treasurer's Report for December 2024: Unrestricted Fund Balance - \$30,781,448; Total Cash Balance: \$49,915,061; Sales Tax for November 2024: \$2,281,631.98; Lodging tax for November 2024: \$122,157.67; Deb Summary – December 2024: Warrants - \$30,808,902; Capital Leases: General Fund - \$386,274; Enterprise Fund - \$377,309. She said the next meeting is February 17th at 4:30pm.

B. BUILDINGS & PROPERTY COMMITTEE

Councilman Goodlin said the next meeting is February 10th at 5:15pm.

C. PUBLIC SAFETY COMMITTEE

Councilman Hughes was absent. Council President Scott said the next meeting is February 10th at 4:30pm.

D. CODE ENFORCEMENT/ORDINANCE COMMITTEE

Councilman Olen said the next meeting is March 3rd at 4:30pm.

**February 3, 2025
CITY COUNCIL MEETING
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DAPHNE, AL
6:00 P.M.**

E. PUBLIC WORKS COMMITTEE

Councilwoman Conaway said the next meeting is March 3rd at 5:15pm.

MOTION by Councilwoman Conaway to authorize the Mayor to enter into an agreement with the Solid Waste Authority to provide recycling services to the City of Daphne subject to legal approval. No second was needed.

MOTION CARRIED UNANIMOUSLY.

5. REPORTS OF SPECIAL BOARDS & COMMISSIONS:

A. Board of Zoning Adjustments

Mrs. Jones said there was no report.

B. Daphne Public School Commission

Councilwoman Conaway said the next meeting is February 24th at W J Carroll at 5:30pm. She mentioned there was a vacancy on the Commission.

C. Downtown Redevelopment Authority

Councilwoman Conaway said the next meeting is February 20th at 5:30pm.

D. Industrial Development Board

Councilman Scott said the next meeting is February 18th at 4:30pm.

E. Library Board

Councilman Goodlin said the next meeting is February 16th at 4:30pm at the Library.

F. Planning Commission

Councilman Olen said the next meeting is February 27th at 5:00pm.

G. Recreation Board

Councilman Hughes was absent.

H. Utility Board

Councilman Coleman was absent.

6. PUBLIC PARTICIPATION:

Public participation opened at 6:18pm.

No one came forward to speak.

Public participation closed at 6:19pm.

7. MAYOR'S REPORT:

Mayor LeJeune thanked Michael Hoyt was being at the meeting and thanked the Beautification Committee for all they do. He reminded everyone that "Coffee with the Mayor" is Tuesday at 9:00am.

8. CITY ATTORNEY REPORT:

City Attorney said there was a matter of potential litigation to discuss with the Council should they consider entering into Executive Session at the end of the meeting.

**February 3, 2025
CITY COUNCIL MEETING
REGULAR BUSINESS MEETING
1705 MAIN STREET
DAPHNE, AL
6:00 P.M.**

9. DEPARTMENT HEAD COMMENTS:

Chief Tacon, Fire, thanked Public Works Director, Bobby Purvis, for his help and his department's help during the snow. She thanked Jensen Graddick in Human Resources for getting creative with the promoting of open fire positions.

Emmie Powell, Library, shared with everyone upcoming events at the Library.

Vickie Hinman, Human Resources, said there is a Fire Medic position open and updated the Council on the Worker's Comp audit. She mentioned applying for a "drug free certification" from the State.

Charlie McDavid, Recreation, said there was a recent softball benefit tournament for a local student, registrations are ongoing and reminded everyone the Animal Shelter will be open on Saturday, February 8th from 9:00am – 1:00pm.

Kellie Reid, Finance, updated the Council on grants.

Schuyler Smith, Junior Council, said new podcast episodes should be coming out soon and the next meeting is February 12th at 5:00pm.

10. CITY CLERK'S REPORT:

MOTION by Councilwoman Phillips to approve the Annual Turkey Trot 5k Race and Fun Run on October 25, 2025 from 7:00am – 10:30am. Seconded by Councilwoman Conaway.

MOTION CARRIED UNANIMOUSLY.

MOTION by Councilwoman Conaway to approve the LSK Lupus Walk on March 15, 2025 from 8:00am – 12:00pm. Seconded by Councilwoman Phillips.

MOTION CARRIED UNANIMOUSLY.

MOTION by Councilwoman Phillips to approve the Mancis Annual St. Pat Block Party on March 15, 2025 from 4:00 – 10:00pm with a road closure of Belrose Avenue from Main Street to the rear of West parking lot on Belrose. Seconded by Councilwoman Conaway.

MOTION CARRIED UNANIMOUSLY.

MOTION by Councilwoman Phillips to approve the 140 – Special Events Retail to Mancis Antique LLC located at 704 Belrose Avenue, Daphne, Alabama and authorize the Mayor to execute a Special Events Right of Way Use Agreement. Seconded by Councilwoman Conaway.

MOTION CARRIED UNANIMOUSLY.

11. RESOLUTIONS:

- A. 2025 - 04 - Resolution Designating the City of Daphne as a Bee City USA Affiliate**
- B. 2025 - 05 - Resolution Appointing Directors to the Medical Clinic Board for the City of Daphne - HS**
- C. 2025 - 06 - Appropriation for Additional Insurance Costs - \$185,000**
- D. 2025 - 07 - Appropriation: Preliminary Engineering for ALDOT Project #STPSU-0181(): Installation of a Traffic Signal at SR-181 and Corte Rd/Austin Rd - \$30,200**

**February 3, 2025
CITY COUNCIL MEETING
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DAPHNE, AL
6:00 P.M.**

- E. 2025 - 08 - Appropriation for Additional Kennel Technician I Position in the Payroll Budget - \$35,259**
- F. 2025 - 09 - Resolution Declaring Certain Personal Property Surplus and Authorizing the Mayor to Dispose of Such Property - Unclaimed Items**
- G. 2025 - 10 - Request for Qualifications (RFP) for Consulting Services 2025-RFP-Daphne Comprehensive Land Use & Development Ordinance-ADCNR Grant#Daphne-CZM-306-25-1 for the City of Daphne**

**MOTION by Councilwoman Phillips to waive the reading of Resolutions 2025-04, 2025-05, 2025-06, 2025-07, 2025-08, 2025-09 and 2025-10. Seconded by Councilman Goodlin.
MOTION CARRIED UNANIMOUSLY.**

**MOTION by Councilwoman Phillips to adopt Resolution 2025-04. Seconded by Councilman Olen.
MOTION CARRIED UNANIMOUSLY.**

MOTION by Councilwoman Phillips to adopt Resolution 2025-05. Seconded by Councilwoman Conaway.

Councilman Olen asked why there were no resumes attached as supporting documents for the recommended individuals. Councilwoman Phillips withdrew her motion to adopt.

**MOTION by Councilman Olen to table Resolution 2025-05 until the February 17, 2025 meeting.
Seconded by Councilman Goodlin.
MOTION CARRIED UNANIMOUSLY.**

**MOTION by Councilwoman Phillips to adopt Resolution 2025-06 while amending the total amount to be \$170,000 and change \$70,000 to \$55,000. Seconded by Councilman Olen.
MOTION CARRIED UNANIMOUSLY.**

**MOTION by Councilwoman Conaway to adopt Resolutions 2025-07. Seconded by Councilwoman Phillips.
MOTION CARRIED UNANIMOUSLY.**

**MOTION by Councilwoman Conaway to adopt Resolution 2025-08. Seconded by Councilman Olen.
MOTION CARRIED UNANIMOUSLY.**

**MOTION by Councilwoman Phillips to adopt Resolution 2025-09. Seconded by Councilwoman Conaway.
MOTION CARRIED UNANIMOUSLY.**

**MOTION by Councilwoman Conaway to adopt Resolution 2025-10. Seconded by Councilman Olen.
MOTION CARRIED UNANIMOUSLY.**

12. 2ND READ ORDINANCES:

- A. 2025 - 01 - Ordinance Regulating Sleeping in Public Places within the City of Daphne**

February 3, 2025
CITY COUNCIL MEETING
REGULAR BUSINESS MEETING
1705 MAIN STREET
DAPHNE, AL
6:00 P.M.

**MOTION by Councilman Goodlin to waive the reading of Ordinance 2025-01. Seconded by Councilman Olen.
MOTION CARRIED UNANIMOUSLY.**

**MOTION by Councilman Olen to adopt Ordinance 2025-01. Seconded by Councilman Goodlin.
MOTION CARRIED UNANIMOUSLY.**

13. **1ST READ ORDINANCES:**

A. **2025 - 01** - Ordinance Regulating Sleeping in Public Places within the City of Daphne

14. **COUNCIL COMMENTS**

Councilwoman Phillips congratulated Michael Hoyt and commended Chief Tacon and Jensen Graddick for their work on the Fire Department positions.

Councilman Olen echoed the comments about Michael Hoyt and said he is excited to work with Judge Harbison. He thanked Kellie Reid for the extra work on the insurance.

Councilwoman Conaway commended and thanked Michael Hoyt.

Council President Scott thanked Michael Hoyt and thanked the staff for their work during the snow event.

15. **EXECUTIVE SESSION**

City Attorney certified that the Council should enter into an Executive Session concerning matters of potential litigation. He said it should take 20-25 minutes and the Council should have no reason to vote.

MOTION by Councilwoman Phillips to enter into Executive Session. Seconded by Councilman Olen.

City Clerk called roll.

Councilwoman Conaway	Aye
Councilman Olen	Aye
Councilman Coleman	Absent
Councilman Goodlin	Aye
Councilman Hughes	Absent
Councilwoman Phillips	Aye
Council President Scott	Aye

MOTION CARRIED UNANIMOUSLY.

16. **ADJOURN:**

THERE BEING NO FURTHER BUSINESS TO DISCUSS, COUNCIL ADJOURNED INTO EXECUTIVE SESSION AT 6:51PM.

Respectfully submitted by,

Certification of Presiding Officer,

Candace G. Antinarella, MMC, City Clerk

Ron Scott, Council President

City of Daphne Building Department

2020 / 2021 / 2022 / 2023 / 2024 Comparison Report

	Fees Collected					Permits Issued					CO's Issued				
	2021	2022	2023	2024	2025	2021	2022	2023	2024	2025	2021	2022	2023	2024	2025
Oct	\$94,131.53	\$84,303.63	\$47,086.96	\$83,607.35	\$143,569.06	357	308	192	223	213	31	40	28	32	17
Nov	\$109,387.14	\$91,672.49	\$50,279.03	\$27,758.62	\$58,210.00	378	351	286	166	142	30	30	36	23	12
Dec	\$101,471.36	\$128,605.99	\$57,070.59	\$40,344.17	\$50,271.68	383	296	216	181	150	43	53	36	33	25
Jan	\$132,049.79	\$259,810.62	\$33,804.54	\$163,953.56	\$80,404.50	372	350	152	295	173	24	36	33	25	20
Feb	\$97,396.64	\$129,315.56	\$44,081.76	\$84,412.27		350	292	169	229		32	32	31	23	
Mar	\$95,472.42	\$116,358.20	\$30,603.28	\$57,825.99		391	431	181	240		52	84	44	24	
Apr	\$80,088.89	\$60,816.35	\$76,873.19	\$171,191.80		373	324	212	348		40	42	27	15	
May	\$101,848.37	\$65,454.25	\$147,875.62	\$207,947.06		380	306	288	368		42	48	20	30	
June	\$100,508.32	\$147,395.66	\$234,524.02	\$58,420.91		394	355	308	232		50	34	25	43	
July	\$78,547.74	\$87,733.72	\$100,809.42	\$69,318.38		408	305	267	273		29	23	13	33	
Aug	\$59,376.50	\$61,504.63	\$60,342.37	\$181,357.78		309	299	192	239		30	19	4	29	
Sept	\$93,879.09	\$140,065.18	\$108,322.22	\$189,261.78		442	328	277	344		48	40	34	20	
Total	\$1,144,157.79	\$1,373,036.28	\$991,673.00	\$1,335,399.67	\$332,455.24	4537	3945	2740	3138	678	451	481	331	330	74
Percent	NA	20.00%	-27.78%	34.66%		NA	-13.05%	-30.54%	14.53%	%	NA	6.65%	-31.19%	-0.30%	

January FY2025 Building Inspections- **348**

173 Permits issued, 20 Certificate Of Occupancies issued, and 21 New home permits issued

BUILDINGS & PROPERTY COMMITTEE MEETING

January 13, 2025 5:15 p.m.

City Hall, Jubilee Conference Room

1705 Main Street, Daphne, AL 36526

MEETING MINUTES

MEMBERS PRESENT: Councilman Goodlin, Councilman Coleman, Councilwoman Phillips, Councilman Hughes, Councilman Olen and Councilman Scott

MEMBERS ABSENT: Councilwoman Conaway

ALSO PRESENT: Mayor LeJeune, Patrick Dungan, City Attorney; Candace Antinarella, City Clerk; Troy Strunk, City Development; Andy Bobe, City Engineer; Kelli Reid, Finance; Charlie McDavid, Recreation; Jennifer Rulon, Senior Center; Bobby Purvis, Public Works; Emmie Powell, Library; Adrienne Jones, Planning; Abby English, Junior City Councilmember; and Dareon Maynard, Junior City Councilmember.

1) CALL MEETING TO ORDER / ROLL CALL

There being a quorum present Councilman Goodlin called the meeting to order at 5:15p.m.

2) MINUTES

Councilman Goodlin reviewed the minutes from the December meeting.

3) PUBLIC PARTICIPATION

Ed Harrell and Bryan Dembrum thanked the Council for the improvements to the Bocce Ball courts.

4) BUILDING INSPECTION REPORT

Troy Strunk answered questions regarding the Building Inspection Report.

5) CIVIC CENTER & BAYFRONT PAVILION REPORT

6) RECREATION REPORT

Charlie McDavid gave a Recreation report and said the Animal Shelter will be added to his reports. Jennifer Rulon gave a report on the Senior Center.

7) LIBRARY REPORT

Emmie Powell gave the Library Report.

8) FACILITIES REPORT

Bobby Purvis gave the Facilities Report.

9) OLD BUSINESS

10) NEW BUSINESS

11) ANY OTHER BUILDINGS AND PROPERTY BUSINESS

12) NEXT MEETING

The next meeting is scheduled for Monday, February 10, 2025 at 5:15 p.m.

13) ADJOURN

There being no further business to discuss, the Committee adjourned at 5:40pm.

January 13, 2025
PUBLIC SAFETY MEETING MINUTES
1705 MAIN STREET
DAPHNE, AL
4:30 P.M.

1. CALL TO ORDER:

There being a quorum present, Councilman Hughes called the meeting to order at 4:30pm.

2. ROLL CALL:

COUNCIL MEMBERS PRESENT: Council President, Ron Scott, Councilmen Doug Goodlin, Steve Olen Benjamin Hughes, Councilman Joel Coleman, and Councilwoman Angie Phillips.

ABSENT: Councilwoman Tommie Conaway

Also Present: Mayor LeJeune, Patrick Dungan, City Attorney; Fire Department; Chief Tacon, Chief Gulsby, Police Department; Candace Antinarella, City Clerk

Junior City Council present: Merrill Rigby

3. PUBLIC PARTICIPATION:

None

4. APPROVAL OF MINUTES FROM PREVIOUS MEETING

Minutes from December 9, 2024 Public Safety meeting were approved as presented.

5. POLICE DEPARTMENT – Chief Gulsby

Old Business:

None

New Business:

Police Department hosted a Drone Class.

Captain Davey Smith promoted. Lieutenant Andrews transferred to the Patrol Division. Looking at the last week of February to fill her spot over Support Services.

6. FIRE DEPARTMENT: - Chief Tacon

Old Business:

Discussion regarding last month's stats.

Medstar present to discuss stats/updates. Medstar upgraded every ambulance on the East Shore. They have 8 new ambulances, and are fully staffed as of today. They advised Council that they are once again accepting Blue Cross Blue Shield insurance.

January 13, 2025
PUBLIC SAFETY MEETING MINUTES
1705 MAIN STREET
DAPHNE, AL
4:30 P.M.

Lastly, they are addressing the delays. Medstar plans to meet with Baldwin County 911 tomorrow. Some of the issues and topics include addressing and additional addressing resources that can be used to assist their drivers.

Wilson Heights and the barricades at that location to be looked at regarding Public Safety response.

New Business:

None

7. OTHER BUSINESS

Ordinance Regulating Sleeping in Public Places within the City of Daphne.

***Motion by Councilman Scott: To move proposed ordinance, (Regulating sleeping in public places within the City of Daphne) to next Council Meeting. Motion seconded by Councilman Goodlin. All in favor, none opposed.**

Adjournment 5:06 p.m.

Marina M Simpson
109 Tomrick Circle
Daphne, AL 36526
(251) 751-8536
msimpson@unitedway-bc.org

WORK EXPERIENCE

- United Way of Baldwin County** April 2014- Present
Executive Director; Foley, AL
- Advance the overall success of organization
 - Supervise staff and volunteers
 - Oversee and implement multimillion-dollar balance sheet
 - Maximize relationships with the corporate, public and private sectors
 - Lead the Hurricane Sally relief effort and rebuild for Baldwin County
- United Bank** April 2005- April 2014
AVP, Sales & Marketing Manager, Silverhill AL
- Spearheaded the Sales and Marketing department for the four-county footprint of the bank
- SouthTrust Bank** September 2003-April 2005
Financial Services Representative, Birmingham, AL

EDUCATION

- The University of Alabama**, Tuscaloosa, AL
Culverhouse College of Commerce and Business Administration
Bachelor of Science in Marketing (2003)
- Alabama School of Mathematics and Science**, Mobile, AL
Diploma (2000)

PROFESSIONAL CERTIFICATES

- Alabama Banking School at The University of South Alabama** Mobile, AL
Certificate in Banking (2013)
- Leadership Baldwin County – The University of South Alabama Baldwin County**
Certificate of Completion (2016)

COMMUNITY INVOLVEMENT

- **Eastern Shore Chamber of Commerce**- Board of Directors
- **United Ways of Alabama**- Board of Directors/ 2020-2022 President
- **Bank on South Alabama**- Steering Committee
- **Leadership Baldwin**- Steering Committee
- **Baldwin Co. Underage Drinking Task Force**- Committee Member
- **United Bank**- Baldwin County Advisory Board

- **South Baldwin Regional Medical Center-** Patient and Family Advisory Committee
- **BancorpSouth** – Community Advisory Committee
- **Coastal Church** – Elder
- **Daphne High School Tennis Team** – Parent Liaison

AWARDS

- **2011 FDIC Chairman’s Award for Excellence**
 - Developed banking product targeted to provide financial access to low-to-moderate income
 - 1 of only 12 recipients nationwide
- **2015 Mobile Bay’s “40 under Forty” Award**
- **2022 Girl Scouts of Southern Alabama “Leading Lady” Award**

AUDRA HARPER



AUDRA@HARPERTECH.COM



1204 WARREN DRIVE
DAPHNE, AL 36526
251-690-9029



[HTTPS://WWW.LINKEDIN.COM/IN/AUDRAHARPER/](https://www.linkedin.com/in/AUDRAHARPER/)

OBJECTIVE

Knowledgeable and professional Operations Executive with several years experience in various areas of business operations management.

SKILLS

- ◇ Business Forecasting
- ◇ Financial Statement Analysis
- ◇ Executive Decision Making

EXPERIENCE

HARPER TECHNOLOGIES, LLC: OPERATIONS ADMINISTRATOR

May 2010-Present

Overseer of all areas of company operations: including strategic growth plans; financial statement analysis; contract management and resource development and management.

WELLS FARGO FINANCIAL- CREDIT MANAGER

July 2009- October 2010

Worked with clients daily to assist them with financial products. Maintained an exceptionally high level of customer service while discussing client's financial goals and finding products that helped them meet those goals.

EDUCATION

BACHELOR OF SCIENCE/BUSINESS MANAGEMENT-2005

University of West Florida

ASSOCIATE OF SCIENCE/REGISTERED NURSING – 2015

Bishop State Community College

WOMEN'S POLICY INSTITUTE GRADUATE-2022

Women's Foundation of Alabama

VOLUNTEER EXPERIENCE OR LEADERSHIP

BOARD VICE-CHAIR: VICTORY HEALTH PARTNERS 2017-PRESENT

BOARD SECRETARY: UNITED WAY OF SOUTHWEST AL 2020-PRESENT

BOARD MEMBER: COMMUNITY FOUNDATION OF SOUTH AL 2020-PRESENT

BOARD MEMBER: JAGS IMPACT NIL COLLECTIVE



◇ Corporate Planning &
Strategic Development

BOARD MEMBER: INDUSTRIAL DEVELOPMENT BOARD-CITY OF
MOBILE

BIG SISTER/MENTOR: BIG BROTHERS BIG SISTERS OF SOUTH AL
2018-PRESENT



Samantha Coppels, SHRM-CP

516 Belrose Ave • Daphne, AL • 36526
CELL (251) 533-5880 • E-MAIL Samantha@daphneutilities.com

Profile

Detail-oriented manager, with proven abilities in strategic planning and managing projects. Knowledgeable in current industry trends and technology, experienced communicator, and team player. Possess the right communications and interpersonal skills required to assist executives and the organization in achieving its mission.

2019 Girl Scouts of Alabama Leading Lady Award Winner

2019 Water and Wastes Digest Young Professional

EDUCATION

Bachelor of Science Business Administration, Marketing
University of South Alabama, Mobile, AL
Graduated 2009

Society of Human Resource Management Certified Professional (SHRM-CP)
2017

EXPERIENCE

Chief Communications Officer 2013 - Present

Daphne Utilities

Manage all marketing and promotions
External & Internal Communications
Implemented annual grant program for Daphne Public Schools
Schedule & Coordinate all community outreach programs
Schedule & Coordinate all employee events and promotions
Manage all social media outlets and marketing of each
Website communications
Manage & Coordinate companywide training

Executive Meeting Manager 2012 - 2013

Marriott

Schedule & manage all corporate meetings and events
Schedule & coordinate travel arrangements for groups
Compose all correspondence with clients and companies
Compose Marketing Flyers for clients

Sales Manager/Sales & Service Coordinator **2011 - 2013**

McKibbon Hotel Management

Schedule & manage all meetings and events for 5 properties

Coordinate travel arrangements for groups

Community Relations Coordinator

Edit & publish marketing materials

Community Leadership & Professional Affiliations

SEEDS Board Member

2023-Present

Daphne/Spanish Fort Kiwanis Club

2013-2022

2016 Daphne High School Key Club advisor

2018-2020 Board Member

PRCA Mobile Chapter Member

2019-2023

Baldwin County SHRM Member

2016-2021

City of Daphne Beautification Committee Member

2012-2017

Daphne Middle School Career Tech Advisory Council

2016-2018

Eastern Shore Chamber of Commerce Youth Leadership Board

2017-Present

Eastern Shore Chamber of Commerce Ambassador

2016-2017

February 2017 Ambassador of the month

**COMMUNITY DEVELOPMENT
INTERNAL MEMORANDUM**



DATE: January 31, 2025
TO: Office of the City Clerk
FROM: Adrienne Jones, AICP, Director of Community Development 
SUBJECT: Planning Commission Minutes and Report

Attached please find a copy of the approved minutes for the City of Daphne Planning Commission regular meeting of December 19, 2024 and the report of the rescheduled regular meeting held on January 30, 2025 for placement on the February 17, 2025 City Council agenda for review.

Should you have any questions or comments in this regard, please do not hesitate to call.

ADJ/jv

**The City of Daphne
Planning Commission Minutes
Regular Meeting of December 19, 2024
Council Chamber, City Hall - 5:00 P.M.**

Call to Order:

John Peterson, The Acting Chairman, called the regular meeting of the City of Daphne Planning Commission to order at 5:00 p.m. The number of members present constitutes a quorum.

Call of Roll:

Members Present:

Kevin Spriggs, Secretary
Oliver Roberts
Adam Manning
John Peterson, Vice Chairman - The Acting Chairman
Richard Johnson
Steve Olen
Nathan Jones

Staff Present:

Adrienne Jones, AICP, Director of Community Development
Jan Vallecillo, Planning Coordinator
Patrick Dungan, Attorney
Troy Strunk, Executive Director, City Development
Andy Bobe, City Engineer

The Chairman asked for input regarding the November 14, 2024 regular meeting minutes presented by staff. There being none, minutes stand approved as submitted.

The next order of business is a presentation by Mayor Robin LeJeune.

Mayor LeJeune presented a certificate of appreciation to Adam Manning, ex officio proxy for the Mayor, and thanked him for his service as a member of the Planning Commission. He thanked the Commission for their service and advised that he has already appointed Lucy Watkins to fill the vacancy.

The Chairman called for the next order of business: Taco Bell Site Plan Review.

An introductory presentation was given by the agent, Danilo Salameda. He provided a summary of the site plan as presented on the meeting agenda, and noted that all comments have been addressed.

Mr. Olen asked about staff comments and the status of negotiations with the developer to aid in the construction of or to install a turn lane on U. S. Highway 98 with the approval by ALDOT. Mr. Bobe stated that ALDOT agrees with the proposal.

**The City of Daphne
Planning Commission Minutes
Regular Meeting of December 19, 2024
Council Chamber, City Hall - 5:00 P.M.**

Hearing no further comments from the commissioners, the Chairman called for a motion.

A motion was made by Mr. Johnson and seconded by Mr. Spriggs to approve the site plan for Taco Bell contingent upon the developer providing aid for the construction (based upon an ALDOT-approved estimate) or the developer constructing the turn lane on U.S. Highway 98. There was no discussion. The motion carried unanimously.

The Chairman called for the next order of business: Off-Site Car Storage for Kia.

An introductory presentation was given by the agent, Mark Vereen. He provided a summary of the site plan as presented on the meeting agenda, and noted that all comments have been addressed.

Mr. Olen asked about staff comments. Mr. Bobe stated his only comment was that the Planning Commission must approve any future improvements to this site.

Hearing no further comments from the commissioners, the Chairman called for a motion.

A motion was made by Mr. Spriggs and seconded by Mr. Roberts to approve the site plan for Off-Site Car Storage for Kia. There was no discussion. The motion carried unanimously.

The Chairman called for the next order of business: The Enclave at Irongate, Phase 1 Preliminary Subdivision Plat Review.

An introductory presentation was given by the agent, Chloe Kelly. She provided a summary of the preliminary subdivision plat as presented on the meeting agenda.

Mr. Johnson asked about the status of a determination on the wetlands. Mr. Bobe responded that the Corps of Engineers advised that an official jurisdictional determination is required for this project.

Mrs. Kelly, a representative for the developer, 68 Ventures, stated that an application is pending with the U.S. Army Corps of Engineers and asked what section of the ordinance requires a jurisdictional determination for wetlands. Mr. Bobe responded the U.S. Army Corps of Engineers advised that the city does not have the authority to make a jurisdictional determination regarding wetlands.

Mr. Johnson commented that the City of Daphne requires that a development adhere to federal, state and local regulations.

Mrs. Jones commented that the City Council has held the first read of the annexation ordinance and the second read is set for January 6, 2025; therefore, the city does not have the authority to act on this application.

**The City of Daphne
Planning Commission Minutes
Regular Meeting of December 19, 2024
Council Chamber, City Hall - 5:00 P.M.**

Mr. Spriggs disagreed that the grady pond is wetlands and that a jurisdictional determination is necessary.

Mr. Johnson provided an overview of the ramifications due to the failure of obtaining a jurisdictional determination. He also stated if the subdivision was approved and the Corps deemed that the grady pond is jurisdictional, that would require the subdivision to be redesigned.

Mr. Olen advised that if we move forward, not only could the developer be liable, but also the Corps could seek to hold the City responsible.

Mrs. Kelly said that the developer did not acquire a jurisdictional determination because the developer's environmental consultant advised that the grady pond was non-jurisdictional and that a determination would not be necessary.

The Chairman opened the floor for the public hearing. The floor was closed after no one came forward to speak.

Mr. Dungan stated since the city no longer has a planning jurisdiction and the property has not been annexed into the city, it would be safer for the Planning Commission to table the application to the next regular meeting; publication would not be necessary because the public hearing has been held.

Hearing no further comments from the commissioners, the Chairman called for a motion.

A motion was made by Mr. Spriggs and seconded by Mr. Olen to table The Enclave at Irongate, Phase 1 preliminary subdivision plat to the regular meeting of January 23, 2025. There was no discussion on the motion. The Motion carried unanimously.

The Chairman called for the next order of business: An amendment to the Comprehensive Plan and Zoning Amendment for East Fish River, LLC.

Richard Inge, owner and managing partner, provided an overview of the process and purpose for annexation into the city.

An introductory presentation was given by the agent, Austin Lutz. Mr. Lutz summarized the amendment to the comprehensive plan and rezoning request as presented on the meeting agenda. He noted that the proposed development requires an amendment to the comprehensive plan to change the Placetype from Estate Residential to a Suburban Neighborhood and Natural Areas/Open Space. He also provided a detailed presentation of the revisions to the proposed PUD relative to lot sizes and setbacks. The PUD is five hundred and ten acres, and includes twelve phases, several amenities and cooperation with Baldwin County to improve County Road 64. He also noted that potable water and sanitary sewer are served by the City of Loxley and students will attend Loxley schools. The Chairman opened the floor for public hearing regarding the amendment to the comprehensive plan and rezoning request.

**The City of Daphne
Planning Commission Minutes
Regular Meeting of December 19, 2024
Council Chamber, City Hall - 5:00 P.M.**

Susan Brackin, 12351 High Plains Drive, spoke in opposition and expressed her concerns about safety, overcrowding of schools and hospitals, flooding, topography of the land, preservation of the wetlands and wildlife, quality of life, emergency vehicle access, traffic, utilities, and requested the use of the property remain single family residential.

Dawn McGhee, 12391 High Plains Drive, spoke in opposition and expressed her concerns about safety, traffic, and quality of life.

Shalela Dowdy, a representative of Mobile Baykeeper, spoke in opposition and expressed environmental concerns and sought denial of the request to rezone this property to a PUD. She stated that Mobile Baykeeper is tasked with the protection of wetlands and streams. She noted that this development would be detrimental to Fish River and would have an adverse effect on the eco-system and natural hydrology of this property.

Marynell Trione, 12468 High Plains Drive, spoke in opposition and expressed concerns about the preservation of wildlife, traffic, and the density of the subdivision.

Margie Suhs, 24050 Troybridge Court, spoke in opposition and expressed concerns about flooding, traffic, construction debris, overcrowding of schools, quality of life and utilities.

Jennifer Tate, 8820 Bain Bridge Drive, spoke in opposition and expressed concerns about traffic, overcrowding of schools, utilities, quality of life, and asked about the commercial parcel.

Ashley Lovell, spoke in opposition and expressed concerns about emergency vehicles access and traffic.

The Chairman closed the floor to the public hearing and offered the agent the opportunity for rebuttal.

During rebuttal, Mr. Lutz commented that ADEM and the City of Daphne regulate stormwater drainage and protect wetlands; the developer has coordinated with Baldwin County to improve County Road 64; there is no commercial development proposed; and, the developer is donating a parcel to the city for a fire station, and noted that the amenities include a park and a trailhead.

Mr. Richard Johnson commented this development would be a great improvement in this area, that he is concerned about the school system, infrastructure, density and utilities.

Craig Johnson, agent, stated that the developer has been in communication with Loxley regarding utilities.

Mr. Strunk commented that he received an email regarding this development and stated that the developer does not have an agreement with Baldwin County to improve County Road 64.

**The City of Daphne
Planning Commission Minutes
Regular Meeting of December 19, 2024
Council Chamber, City Hall - 5:00 P.M.**

Mr. Olen commented that when this property annexed into the city by legislative act in 2019 with the zoning designation of R-1, that the owners would have the right to develop the site, excluding the wetland area.

Hearing no comments from the commissioners, the Chairman called for a motion regarding the Comprehensive Plan Resolution.

A motion was made by Mr. Spriggs and seconded by Mr. Manning to approve an amendment to the Envision Daphne 2042 Comprehensive Plan regarding land located five hundred feet northeast of the intersection of County Road 64 and Dixon Lane (PPIN# 27122, 26, 252259 and 27121) from an Estate Residential Placetype to Suburban Neighborhood and Natural Areas/Open Space Placetype.

Upon roll call vote,

Mr. Spriggs	Aye
Mr. Manning	Aye
Mr. Peterson	Nay
Mr. Johnson	Aye
Mr. Roberts	Nay
Mr. Olen	Aye
Mr. Jones	Aye

The motion failed due to the lack of a supermajority vote of the members present. The vote was five in favor and two opposed.

During discussion, Craig Johnson, the agent, requested to table the zoning request application.

A motion was made by Mr. Olen and seconded by Mr. Manning to table the East Fish River, LLC associated applications until the January 25, 2025 Regular Planning Commission meeting. There was no discussion.

Upon roll call vote,

Mr. Spriggs	Nay
Mr. Manning	Nay
Mr. Peterson	Nay
Mr. Johnson	Nay
Mr. Roberts	Nay
Mr. Olen	Nay
Mr. Jones	Nay

The motion failed.

Hearing no further comments from the commissioners, the Chairman called for a motion the zoning request.

A motion was made by Mr. Spriggs and seconded by Mr. Manning to set forth a favorable recommendation to City Council to rezone the subject property to a PUD, Planned Unit Development. There was no discussion.

The City of Daphne
Planning Commission Minutes
Regular Meeting of December 19, 2025
Council Chamber, City Hall - 5:00 P.M.

Upon roll call vote,

Mr. Spriggs	Aye
Mr. Manning	Aye
Mr. Peterson	Nay
Mr. Johnson	Nay
Mr. Roberts	Aye
Mr. Olen	Aye
Mr. Jones	Aye

The motion failed due to the lack of a supermajority vote of the members present. The vote was five in favor and two opposed.

The Chairman called for the next order of business: Ann White-Spunner, John White-Spunner, B Co., LLC, Jay-E LLC, SRW Investments, LLC and O Company, LLC Pre-Zoning Amendment and Annexation Request.

An introductory presentation was given by the agent, Evan Geerts. He summarized the pre-zoning and annexation requests as presented on the meeting agenda and provided a detailed PowerPoint presentation. He noted that the property is developed. He also stated that the owners were encouraged to annex in order to facilitate the donation of land to the city for the construction of Milton Jones Extension.

The Chairman opened the floor for public hearing. The floor was closed after no one came forward to speak.

The Chairman questioned whether B-2 was the appropriate zoning for this property. Mrs. Jones advised the Commission has set a precedent for B-2 zoning in this area.

Hearing no further comments from the commissioners, the Chairman called for a motion.

A motion was made by Mr. Johnson and seconded by Mr. Olen to set forth a favorable recommendation to City Council to rezone the subject property B-2, General Business, and annex the subject property into the city. There was no discussion. The motion carried unanimously.

The Chairman called for the next order of business: public participation.

Several citizens: Donald Chamberlain, Ben Bertagnoli, and Ann Snyder, spoke regarding Short Term Rentals in opposition to the proposed amendment for short-term rentals. CJ Pellegrin, Lynn Davis, Tammy Bishop and Collin Crowder spoke in favor of the proposed amendment.

The Chairman called for the next order of business: attorney's report.

Mr. Dungan had no report. Merry Christmas and Happy New Year!

The Chairman called for the next order of business: commissioner's comments.

The City of Daphne
Planning Commission Minutes
Regular Meeting of December 19, 2025
Council Chamber, City Hall - 5:00 P.M.

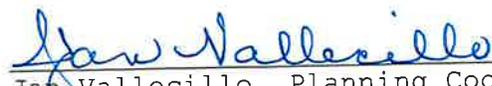
The Commissioners thanked Adam Manning for his service.

The Chairman called for the next order of business: director's comments.

Director thanked Mr. Manning for his service. Merry Christmas and Happy New Year!

There being no further business, the meeting was adjourned at 7:00 p.m.

Respectfully submitted by:



Jan Vallecillo, Planning Coordinator

Approved: January 23, 2025



Andrew Prescott, Chairman

CITY OF DAPHNE
PLANNING COMMISSION AGENDA
RESCHEDULED MEETING OF JANUARY 30, 2025
COUNCIL CHAMBERS, CITY HALL - 5:00 P.M.

Report 

1. **CALL TO ORDER:** 5:06 p.m.
2. **CALL OF ROLL:** Andrew Prescott, Steve Olen, John Peterson, Kevin Spriggs, Bobby Purvis, Lucy Watkins, Oliver Roberts and Nathan Jones
3. **APPROVAL OF MINUTES:** Review of minutes of the regular meeting of December 19, 2024. (**Approved**)
4. **OLD BUSINESS:**

A. **THE ENCLAVE AT IRONGATE, PHASE 1 PRELIMINARY SUBDIVISION PLAT REVIEW:**

1. **File SDP24-04:** (**Approved with a condition to stay out of the wetland and wetland buffer areas until such time as the City receives confirmation regarding the Jurisdictional determination provided by the appropriate regulatory agency**)

Subdivision: The Enclave at Irongate, Phase 1

Zoning: *PUD, Planned Unit Development*

Location: Northeast of the intersection of Austin Road and Alabama Highway 181

Area: 34.79 Acres ±, (60) lots

Owner: Bertolla Properties, LLC, Frederick G. & Thomas Boni, and Sharon and John Christopher Boni

Agent: S. E. Civil - Aaron Collins

Surveyor: S.E. Civil - David Diehl

Engineer: S.E. Civil - Larry Smith

5. **NEW BUSINESS:**

A. **IRONGATE PRELIMINARY SUBDIVISION PLATS REVIEW:**

1. **File SDP25-01:** (**Approved**)

Subdivision: The Enclave at Irongate, Phase 2

Zoning: *PUD, Planned Unit Development*

Location: Northeast of the intersection of Austin Road and Alabama Highway 181

Area: 26.98 Acres ±, (78) lots

Owner: Bertolla Properties, LLC

Agent: S. E. Civil - Aaron Collins

Surveyor: S.E. Civil - David Diehl

Engineer: S.E. Civil - Larry Smith

2. **File SDP25-02:** (**Approved with a condition that no public improvements will be installed outside of the public right of way**)

Subdivision: The Cottages at Irongate, Phase 4

Zoning: *PUD, Planned Unit Development*

Location: Northeast of the intersection of Austin Road and Alabama Highway 181

Area: 26.35 Acres ±, (56) lots

Owner: Bertolla Properties, LLC

Agent: S. E. Civil - Aaron Collins

Surveyor: S.E. Civil - David Diehl

Engineer: S.E. Civil - Larry Smith

B. THE RESERVE AT DAPHNE, PHASE FOUR PRELIMINARY SUBDIVISION PLAT REVIEW:

1. File SDP25-03: (Tabled until the regular meeting of February 27, 2025)

Subdivision: The Reserve at Daphne, Phase 4

Zoning: *R-6(G), Garden or Patio Home, and R-2, Medium Density Single Family Residential*

Location: North of the intersection of Montelucia and Evensong Drive

Area: 42.43 Acres ±, (82) lots

Owner: 68V Reserve at Daphne 2021, LLC and 68V Baldwin Land Holdings, LLC

Agent: S. E. Civil - Aaron Collins

Surveyor: S.E. Civil - David Diehl

Engineer: S.E. Civil - Larry Smith

C. OAK GROVE ESTATES, PHASE 1, A RESUBDIVISION OF LOT 1 FINAL SUBDIVISION PLAT:

1. File SDF25-01: (Approved)

Subdivision: Oak Grove Estates, Phase 1, a Resubdivision of Lot 1

Zoning: *R-3, High Density Single Family Residential*

Location: East side of Pollard Road, north of Creekside Subdivision

Area: 22.32 Acres ±, (8) lots

Owner(s): S. Hickory, Inc. - Charles K. Breland, Jr.

Surveyor: Smith, Clark & Associates - Hunter Smith

Engineer: Wooten Engineering - Jason Wooten

D. THE PEARL (FKA THE NOBLE AT DAPHNE) SECOND EXTENSION REQUEST:

1. File AP25-01:

(Approved a two-month extension to allow developer to provide an updated traffic study to be reviewed by the City and presented to the Planning Commission at the March 27, 2025 meeting)

Presentation to be given by Chad Cottrell, Mulberry Properties, or Ryan Clements, Aaron & Clements, requesting the second extension of time for the site plan and site disturbance permit for the Pearl at Daphne (FKA The Noble); the site plan was approved by the Planning Commission on February 24, 2022; a site disturbance permit was issued on February 3, 2023 and February 8, 2023 for the site work and landscaping; an one-year extension was granted on January 19, 2024.

6. PUBLIC PARTICIPATION: None presented.

7. ATTORNEY'S REPORT: No report.

8. COMMISSIONER'S COMMENTS: None presented.

9. DIRECTOR'S COMMENTS: Director welcome Lucy Watkins, Bobby Purvis, Brittney Epling and presented the upcoming meeting dates. Site Preview is February 19th and the Regular Meeting is February 27, 2025.

10. ADJOURNMENT: 5:45 p.m.



City of Daphne Event Permit Application

TYPE OF PERMIT: Special Event/Fundraiser Parade/Run (Streets Use) Walk (Sidewalks Only)
 Athletic Complex/Sporting Event Other: _____

APPLICANT & ORGANIZATION INFORMATION

ORGANIZATION NAME: American Foundation for Suicide Prevention Alabama Chapter

APPLICANT NAME: Meesha Emmett

STREET: 1034 Main Street #319 CITY, STATE, ZIP: Gardendale, AL 35071

CONTACT PHONE: 205-778-8284 EMAIL: memmett@afsp.org

"ON SITE" CONTACT PERSON DAY OF EVENT: Meesha Emmett

CELL PHONE: 205-778-8284 EMAIL: memett@afsp.org

EVENT INFORMATION

EVENT NAME: 2025 South Alabama Out of the Darkness Community Walk

TYPE OF/PURPOSE OF EVENT: Fundraiser

EVENT DATE: Sunday, October 12, 2025 TIME (START- END): 1:00 PM - 4:00 PM

ASSEMBLY TIME: 10:30 AM # PARTICIPANTS/VEHICLES: 500+

EVENT LOCATION: In front of Daphne City Hall

FULL DESCRIPTION OF EVENT (PLEASE LIST ANY TENTS, STAGING, PORT-O-LETS, OR SIMILAR ITEMS THAT WILL BE USED ON-SITE): We use approximately 30 tables and 60 chairs. There will be approximately 20 10x10 tents in use, 3 portalets, small stage and DJ setup. Three to four barricades are brought in as well.

SPECIAL REQUESTS

ROAD CLOSURE(S) REQUESTS: Yes* No *If Yes, please indicate which City Route is requested: _____

WILL YOUR EVENT REQUIRE BARRICADES: Yes* No *If Yes, please indicate quantity & location: _____

Between three and four barricades are used to block entrances to City Hall.

WILL YOUR EVENT REQUIRE ELECTRICITY: Yes* No *If Yes, you must provide your own extension cords

WILL YOUR EVENT REQUIRE WATER: Yes* No *If Yes, you must provide your own hose(s)

OTHER SPECIAL ITEMS FOR RENT:

TENTS: 20' X 40' # _____ X \$321.00 10' X 10' # _____ X \$123.00/EACH

TABLES: 8' L # _____ X \$45.00/EACH CHAIRS: # _____ X \$12.00/EACH

OTHER SPECIAL REQUESTS: _____

MARKETING & COMMUNICATIONS

PLEASE NOTE: As a City permitted event, the City of Daphne should be listed as a sponsor on all marketing materials promoting your event, such as, but not limited to, posters, social media outlets, website(s), t-shirts, promo items, etc. It is the event organizer's responsibility to request the official City logo from our Marketing & Events Department in a proper format. No other City of Daphne logo should be utilized. Please initial acknowledgement: _____

Is your event open to the general public? Yes* No

* If Yes, do you wish for your event to be listed and/or shared on: www.daphneal.com? Yes No

Facebook.com? Yes No Instagram? Yes No LinkedIn? Yes No

MARKETING CONTACT (IF DIFFERENT THAN EVENT APPLICANT OR "ON SITE" EVENT CONTACT):

NAME: _____ CONTACT PHONE: _____

OTHER MARKETING REQUESTS: _____

REVENUE/BUSINESS LICENSE

WILL SALES BE GENERATED AT YOUR EVENT: Yes** No ** If Yes, please provide your City of Daphne Business License Number here: _____

PLEASE NOTE: If you are providing food trucks or other third-party vendors, they MUST be a licensed business with the City of Daphne.

INDEMNITY & HOLD HARMLESS AGREEMENT

In consideration of the permission granted to me by the City of Daphne to use grounds, sidewalks, and/or streets, I hereby indemnify and hold harmless the City of Daphne, its agents, servants and employees from any and all claims and causes of action that may arise from injury to me or third party using the grounds, sidewalks, and/or streets who are injured or suffer property damage that is in any way caused by my use of the grounds, sidewalks, and/or streets. This indemnity and hold harmless agreement is given to the City of Daphne to protect the City and its agents, servants, and employees from cost of defense and claims for injuries and damages that may be caused either directly or indirectly by my use of grounds, sidewalks, and/or streets.

Further, I have read and understand all rules and regulations according to the City of Daphne Ordinance No. 2017-35 as set forth by the governing body of the City of Daphne and will abide by these rules and regulations. I understand that damage to City property, grounds, sidewalks, and/or streets can and will result in additional fees. I also understand that if at any time the City of Daphne appointed Law Enforcement, Code Enforcement, or other personnel feel that said rules and regulations are not being followed the function will be terminated with no refund of said fees.

I have read and understand the above, including the cancellation and indemnity policies.

APPLICANT SIGNATURE: Meesha Emmett DATE: 01/31/2025

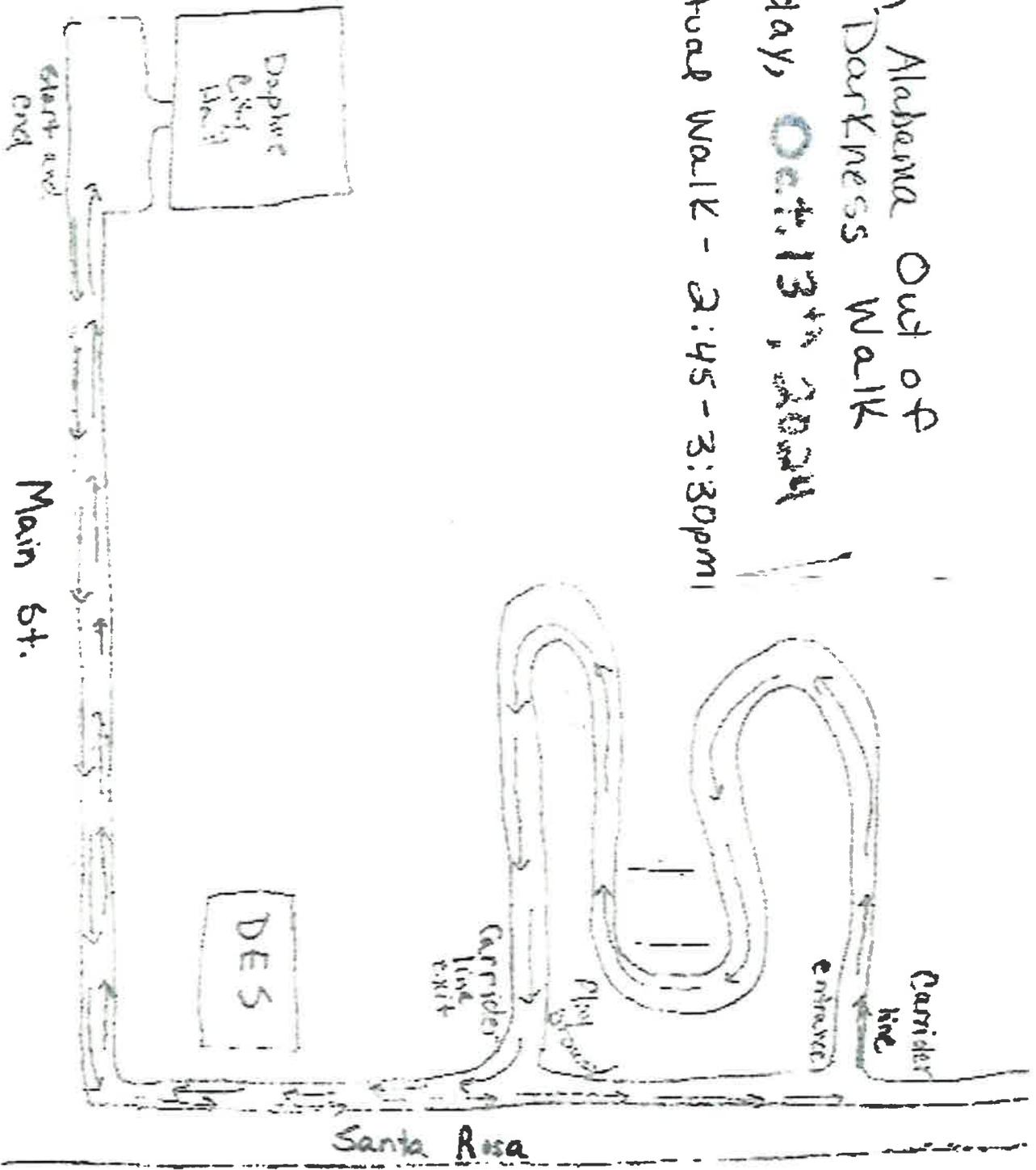
INTERNAL USE ONLY

DATE REC'D: <u>1-31-2025</u>	CITY CLERK: <u>Candy Antonius</u>
FIRE DEPT: <u>L. A. Teron</u>	APPROVED ROUTE: <input type="text"/>
POLICE DEPT: <u>[Signature]</u>	ROUTE MAP ATTACHED: <input type="checkbox"/> Yes <input type="checkbox"/> No
PUBLIC WORKS: <u>Bobby Purvis</u>	EVENT FEE: <input type="checkbox"/> Paid \$ <input type="text"/> CHK# <input type="text"/>
SPORTS & RECREATION: <input type="text"/>	<input type="checkbox"/> Waived: <input type="text"/>
MARKETING & EVENTS: <input type="text"/>	PROOF OF INSURANCE REC'D: <input type="checkbox"/> Yes <input type="checkbox"/> No
** REVENUE: <input type="text"/>	

South Alabama Out of
Darkness Walk

Sunday, Oct. 13th, 2024

Actual Walk - 2:45 - 3:30pm





City of Daphne Event Permit Application

TYPE OF PERMIT: Special Event/Fundraiser Parade/Run (Streets Use) Walk (Sidewalks Only)
 Athletic Complex/Sporting Event Other: _____

APPLICANT & ORGANIZATION INFORMATION

ORGANIZATION NAME: 68 Ventures and Baller Dream Foundation

APPLICANT NAME: Katherine Seibt

STREET: 707 Belrose Ave. CITY, STATE, ZIP: Daphne, AL 36526

CONTACT PHONE: 251-377-3520 EMAIL: kseibt@68ventures.com

"ON SITE" CONTACT PERSON DAY OF EVENT: Katherine Seibt

CELL PHONE: 251-377-3520 EMAIL: kseibt@68ventures.com

EVENT INFORMATION

EVENT NAME: Ballin' on Belrose

TYPE OF/PURPOSE OF EVENT: Fundraiser - Run/Walk Challenge

EVENT DATE: 5/10/2025 TIME (START- END): 6:30 AM to 1:00 PM

ASSEMBLY TIME: 6:00 AM # PARTICIPANTS/VEHICLES: 200 - 300

EVENT LOCATION: Belrose Ave. - From Mancì's to the bay

FULL DESCRIPTION OF EVENT (PLEASE LIST ANY TENTS, STAGING, PORT-O-LETS, OR SIMILAR ITEMS THAT WILL BE USED ON-SITE): Portolets will be in the gravel parking lot across from the 68V offices and at the bottom of the hill with handwashing stations. There will be 10 - 15 tents in the gravel parking lot, in front of the 68V office, by the bay, and in the front yard across from the 68V office. They will be used for sponsors, registration, first aid, kids games, etc. It will be similar to the past 3 years of the event. There will also be a bounce house or two across the street from the 68V office. See map included.

SPECIAL REQUESTS

ROAD CLOSURE(S) REQUESTS: Yes* No *If Yes, please indicate which City Route is requested: Belrose Ave.

WILL YOUR EVENT REQUIRE BARRICADES: Yes* No *If Yes, please indicate quantity & location: _____

See map included.

WILL YOUR EVENT REQUIRE ELECTRICITY: Yes* No *If Yes, you must provide your own extension cords

WILL YOUR EVENT REQUIRE WATER: Yes* No *If Yes, you must provide your own hose(s)

OTHER SPECIAL ITEMS FOR RENT:

TENTS: 20' X 40' # _____ X \$321.00 10' X 10' # _____ X \$123.00/EACH

TABLES: 8' L # _____ X \$45.00/EACH CHAIRS: # _____ X \$12.00/EACH OTHER

SPECIAL REQUESTS: May we have large traffic cones line the center of the course so runners know to run uphill on the right side of the cones and downhill on the left side of the cones?

MARKETING & COMMUNICATIONS

PLEASE NOTE: As a City permitted event, the City of Daphne should be listed as a sponsor on all marketing materials promoting your event, such as, but not limited to, posters, social media outlets, website(s), t-shirts, promo items, etc. It is the event organizer's responsibility to request the official City logo from our Marketing & Events Department in a proper format. No other City of Daphne logo should be utilized. Please initial acknowledgement: KS

Is your event open to the general public? Yes* No

* If Yes, do you wish for your event to be listed and/or shared on: www.daphneal.com? Yes No
Facebook.com? Yes No Instagram? Yes No LinkedIn? Yes No

MARKETING CONTACT (IF DIFFERENT THAN EVENT APPLICANT OR "ON SITE" EVENT CONTACT):

NAME: _____ CONTACT PHONE: _____

OTHER MARKETING REQUESTS: 24"x18" signs at City Hall and other city properties in the Olde Towne Daphne area two to three weeks prior to the event.

REVENUE/BUSINESS LICENSE

WILL SALES BE GENERATED AT YOUR EVENT: Yes** No ** If Yes, please provide your City of Daphne Business License Number here: _____

PLEASE NOTE: If you are providing food trucks or other third-party vendors, they MUST be a licensed business with the City of Daphne.

INDEMNITY & HOLD HARMLESS AGREEMENT

In consideration of the permission granted to me by the City of Daphne to use grounds, sidewalks, and/or streets, I hereby indemnify and hold harmless the City of Daphne, its agents, servants and employees from any and all claims and causes of action that may arise from injury to me or third party using the grounds, sidewalks, and/or streets who are injured or suffer property damage that is in any way caused by my use of the grounds, sidewalks, and/or streets. This indemnity and hold harmless agreement is given to the City of Daphne to protect the City and its agents, servants, and employees from cost of defense and claims for injuries and damages that may be caused either directly or indirectly by my use of grounds, sidewalks, and/or streets.

Further, I have read and understand all rules and regulations according to the City of Daphne Ordinance No. 2017-35 as set forth by the governing body of the City of Daphne and will abide by these rules and regulations. I understand that damage to City property, grounds, sidewalks, and/or streets can and will result in additional fees. I also understand that if at any time the City of Daphne appointed Law Enforcement, Code Enforcement, or other personnel feel that said rules and regulations are not being followed the function will be terminated with no refund of said fees.

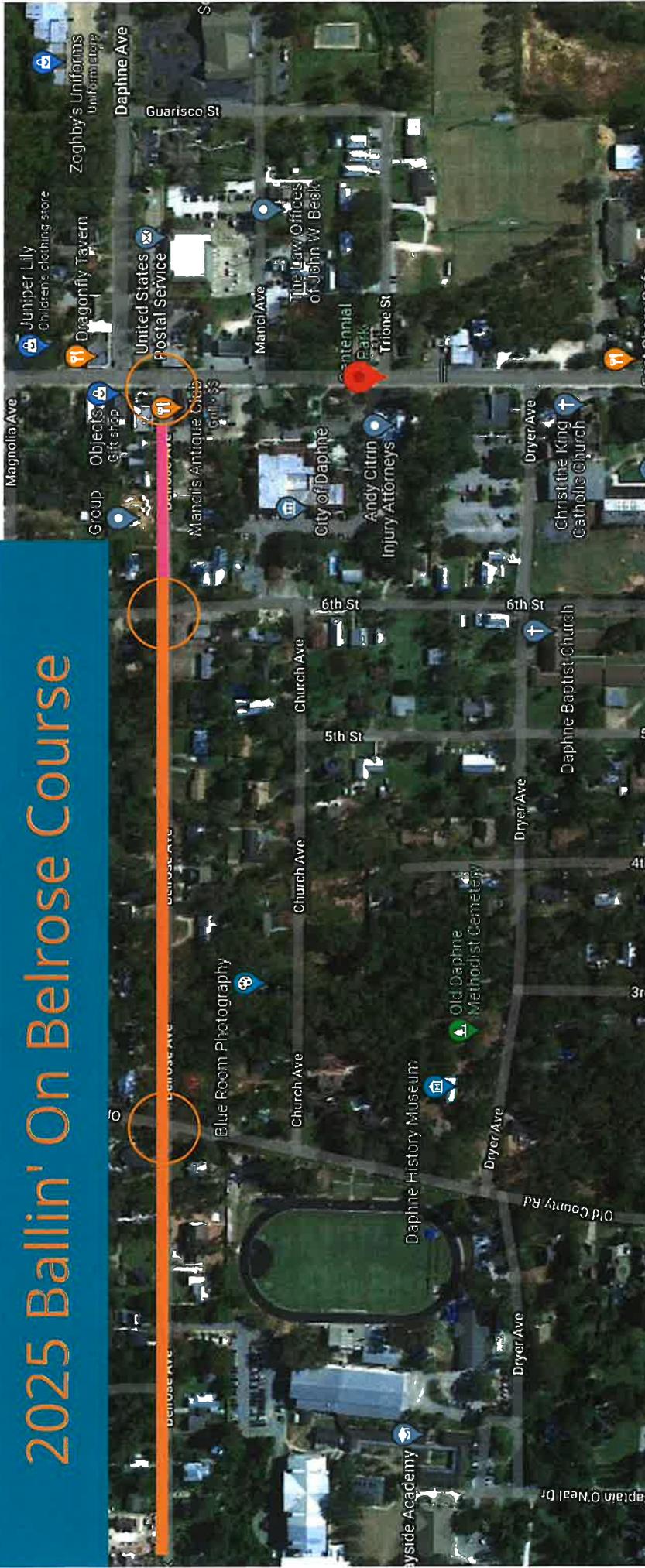
I have read and understand the above, including the cancellation and indemnity policies.

APPLICANT SIGNATURE: Katherine Seibt DATE: 1/23/25

INTERNAL USE ONLY

DATE REC'D: 1-31-2025 CITY CLERK: Canday Antinawo
FIRE DEPT: 24 Teron APPROVED ROUTE: _____
POLICE DEPT: _____ ROUTE MAP ATTACHED: Yes No
PUBLIC WORKS: Bobby Purvis _____
SPORTS & RECREATION: _____ EVENT FEE: Paid \$ _____ CHK# _____
MARKETING & EVENTS: _____ Waived: _____
** REVENUE: _____ PROOF OF INSURANCE REC'D: Yes No

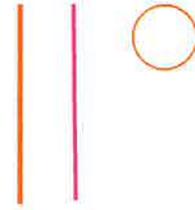
2025 Ballin' On Belrose Course



Requesting both lanes on Belrose Avenue closed from 6:30 a.m. to 12 p.m.

Requesting both lanes on Belrose Ave. from 6th St. to Main St. closed from 6:30 a.m. to 1:00 p.m.

Requesting barricades at Belrose and 6th St. and Belrose and Old County Rd. from 6:30 to 12 p.m. and requesting traffic cones placed along the median of Belrose Ave. to separate uphill and downhill runners.





**COMMUNITY DEVELOPMENT
INTERNAL MEMORANDUM**

DATE: October 24, 2024
TO: Office of the City Clerk
FROM: Adrienne Jones, AICP, Director of Community Development *AJ*

SUBJECT: Bertolla Properties, LLC Vacation of Right-of-Way

LOCATION: East of the intersection of Austin Road and Alabama Highway 181

RECOMMENDATION: At the October 24, 2024 regular meeting of the City of Daphne Planning Commission, seven members were present, and the motion carried unanimously for a favorable recommendation for the above captioned vacation of right-of-way.

Attached please find the appropriate documentation and action of the Daphne Planning Commission.

Upon receipt of said documentation, please prepare an ordinance for placement on the City Council agenda to set a public hearing.

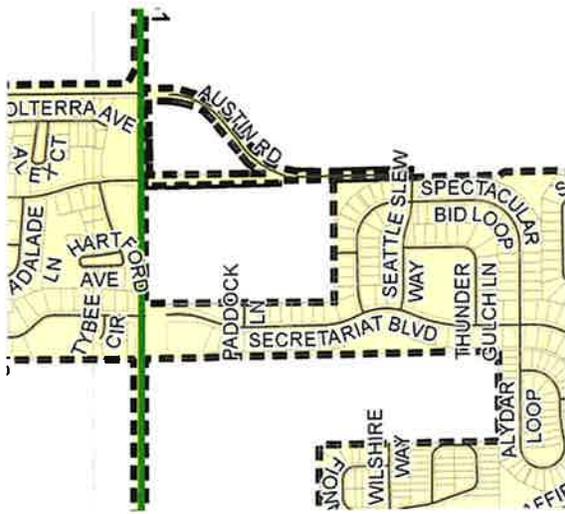
Thank you,
ADJ/jv

1. Community Development Report and Supplemental Documents
2. Vacation of Right-of Way
3. Legal Description (Exhibit A)
4. Boundary Survey (Exhibit B)
5. Adjacent Property Owners List

BERTOLLA PROPERTIES, LLC VACATION OF RIGHT OF WAY

VACATION OF RIGHT OF WAY

The applicant proposes to vacate the old portion of the Austin Road Right of Way. It has been barricaded off since the construction of the bridge (also during the construction of the bridge) along Highway 181 was completed and since the new portion of Austin Road opened to travelers.



ARTICLE XXIV

VACATION OF EASEMENT AND/OR RIGHT-OF-WAY

24-1 PROCEDURE

The City Council may, from time to time, after examination and review thereon, amend, supplement, or change the subdivision requirements in regard to easements and right-of-ways provided herein or subsequently established, whether initiated by the Planning Commission, or any person, firm, or a corporation shall be treated in accordance with the following procedure:

- a) An application on the prescribed form shall be submitted in writing to the Department of Community Development thirty (30) days prior to the regularly scheduled meeting of the Planning Commission and must be accompanied by an adjacent property owners list, warranty deed (proof of ownership), legal description of subject property, current survey, and a map of the subject property.
- (b) The application shall be reviewed by the Planning Commission at its next regular meeting.
- (c) Said Commission before enacting any amendment to this Ordinance, a public hearing thereon shall be held by the Planning Commission with proper notice as required by law. Due notice shall also be given to the parties in interest of the date, time, and place of said hearing.

Said notice of a vacation of easement or right-of-way shall be published in full for one (1) insertion in a newspaper of general circulation published in the municipality prior to the said public hearing by the City Council.

- (d) Said easement or right-of-way shall be vacated and/or relocated upon the recommendation of the Planning Commission and the acceptance by resolution of the City Council.
- (e) Any petition for vacation of easement and/or right-of-way may be withdrawn prior to action thereon by the Planning Commission or City Council at the discretion of the owner, authorized representative, firm, or corporation initiating such a request upon written notice to the Planning Coordinator in the Department of Community Development or City Clerk in the City Clerk's Office, whichever is applicable.

24-2 FEES

An application to the Planning Commission for vacation of easement and/or right-of-way shall be accompanied by the appropriate fee as more specifically enumerated in *Article 34, Schedule of Fees*.

APPLICATION
&
SUPPLEMENTAL INFORMATION

COMMUNITY DEVELOPMENT



October 11, 2024

Dear Sir/Ma'am,

NOTICE OF PUBLIC HEARING

A Petition for VACATION OF RIGHT-OF-WAY will be considered by the Daphne Planning Commission. The request, if approved, would authorize the vacation of the old portion of Austin Road located due south of the intersection of Austin Road and Alabama Highway 181, and the new portion of Austin Road. Said right-of way is 1.40 acres in area.

Said petition will also be considered by the Daphne City Council pursuant to Alabama Code Sections 23-4-20 and 35-2-54. The application is available for review at City Hall in the Department of Community Development, 1705 Main Street, during regular business hours. An informal site preview meeting will be held on Wednesday, October 16, 2024 at 8:30 a.m. in the Council Chambers of City Hall. The public is invited to attend: limited participation may be allowed by the chairman.

The public hearing will be held by the Daphne Planning Commission on Thursday, October 24, 2024 at 5:00 p.m. in the Council Chambers of City Hall. You may submit your views in writing, in person, by fax or by representation.

Sincerely,
Adrienne D. Jones, AICP,
Director of Community Development

Bertolla Properties, LLC Vacation of the Old Portion of Austin Road

APO's R/W Vacation Old Austin Road

Parcel Number	Pin	Owner Name	Address	City	State	Zip
05-43-07-26-0-000-005.000	3718	BONI, SHARON O ETAL BONI, JOHN	1365 ORCHARD AVE	NEW KENSINGTON	PA	15068
05-43-08-27-0-000-004.011	284217	BELLATON PROPERTY OWNERS ASS	P O BOX 668	DAPHNE	AL	36526
05-43-07-26-0-000-005.001	256935	BONI, THELMA MARIE AS PERSONA	25170 CO RD 13	DAPHNE	AL	36526
05-43-07-26-0-000-006.000	62440	BERTOLLA PROPERTIES L L C	PO BOX 1527	DAPHNE	AL	36526



Vacation of Right-of-Way Application

OFFICE USE ONLY	Application Number: VOR-01	Date Submitted: Sept. 24, 2024
Planning Commission Decision:		Date Presented: Oct. 24, 2024
Date Submitted to City Clerk:		
Council Resolution Approval Date:		RESOLUTION NUMBER#

Legibly print or type responses below. Indicate N/A where item is not applicable.

Property Owner(s): Bertolla Properties, L.L.C.

If owner is an LLC or LLP, list managing member: Alexander A. Bertolla, Sole Member

Mailing Address: P. O. Box 1527, Daphne, Alabama 36526

Daytime Phone: 251-990-7722

Alternate Phone: 251-610-0031

Fax:

Location:

Subdivision:

Lot(s):

Unit or Phase:

Reason for request: Vacate a closed portion of Austin Road

To the best of your knowledge, are any utilities in the right-of-way or ingress/egress easement (including drainage ditches or pipes)?

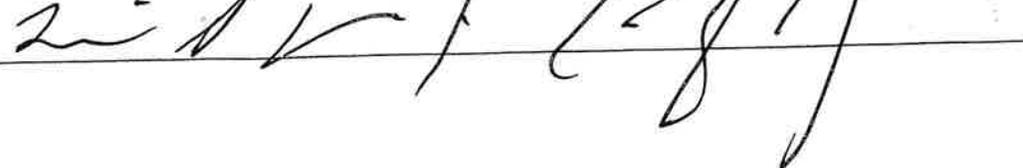
Check each item included:

- Completed application form with non-refundable fee
- Notarized Declaration of Vacation of Right-of-Way completed by the applicant(s)
- Recorded subdivision plat or recording instrument by which such right-of-way or easement was dedicated
- Metes and bounds description of the property to be vacated & calculations of the total area in square feet
- 1 copy of a survey of the area proposed to be vacated prepared by an Alabama registered surveyor
- Right of Way Release Form from City of Daphne Division of Public Works
- Completed Easement Release Form from applicable utility providers:
 - Utilities Board of the City of Daphne (Daphne Utilities)
 - Park City Water Authority
 - Belforest Water System
 - Utilities Board of the City of Foley (Riviera Utilities)
 - AT&T
 - Cable Company (Mediacom)
 - Other _____
 - Property Owners Association or similar body (if applicable)

List of adjacent property owners. Also attach mailing address labels

Completed Consent to Vacate forms from all owners abutting the right-of-way that is to be vacated

I hereby make application for vacation of certain right-of-way as cited above. I understand that the City may not approve what I am applying for, or may set conditions on approval. All statements contained in this application are true to the best of my knowledge and belief. I have attached all documents listed above.

Signature/Date: 

PETITION TO VACATE
A PORTION OF AUSTIN ROAD RIGHT-OF-WAY

KNOW ALL MEN BY THESE PRESENTS, that, WHEREAS, SHARON O. BONI, JOHN CHRISTOPHER BONI, FREDERICK G. BONI, JR., THOMAS F. L. BONI, and BERTOLLA PROPERTIES, L.L.C. (hereinafter sometimes referred to collectively as the "Petitioners"), hereby petition the City of Daphne, Alabama to adopt a resolution vacating all of the public rights in and to a portion of Austin Road, created by instruments recorded at Real Property Book 391, Pages 1306-1307, and Instrument 1107111 in the Office of the Judge of Probate in Baldwin County, Alabama. In support of this petition, your Petitioners would show the following, to-wit:

1. That Petitioners are all the owners of the fee simple title to the property which abuts or touches the closed portion of Austin Road that they hereby seek to vacate, which is more particularly described as follows, to-wit:

COMMENCE AT THE RECORD LOCATION OF A RAILROAD
SPIKE MARKER AT THE NORTHWEST CORNER OF
SECTION 26, TOWNSHIP 5 SOUTH, RANGE 2 EAST,

PETITION TO VACATE A
PORTION OF AUSTIN ROAD
Page 1 of 10

BALDWIN COUNTY, ALABAMA AND RUN THENCE SOUTH 00 DEGREES 22 MINUTES 18 SECONDS WEST, A DISTANCE OF 1300.23 FEET; THENCE RUN NORTH 89 DEGREES 25 MINUTES 53 SECONDS EAST, A DISTANCE OF 243.85 FEET TO A CONCRETE MONUMENT AT THE INTERSECTION OF THE EAST RIGHT-OF-WAY OF STATE HIGHWAY 181 AND THE NORTH RIGHT-OF-WAY OF AUSTIN ROAD FOR THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID NORTH RIGHT-OF-WAY, RUN NORTH 89 DEGREES 25 MINUTES 53 SECONDS EAST, A DISTANCE OF 698.62 FEET TO A CAPPED REBAR FOUND (DEWBERRY); THENCE RUN SOUTH 60 DEGREES 24 MINUTES 04 SECONDS EAST, A DISTANCE OF 119.65 FEET TO A CAPPED REBAR FOUND (DEWBERRY); THENCE RUN SOUTH 00 DEGREES 21 MINUTES 50 SECONDS EAST, A DISTANCE OF 20.00 FEET TO A CAPPED REBAR FOUND (DEWBERRY) ON THE SOUTH RIGHT-OF-WAY OF AUSTIN ROAD; THENCE RUN SOUTH 89 DEGREES 26 MINUTES 30 SECONDS WEST, ALONG SAID SOUTH RIGHT-OF-WAY, A DISTANCE OF 803.90 FEET TO A CONCRETE MONUMENT FOUND ON THE AT THE INTERSECTION OF SAID SOUTH RIGHT-OF-WAY AND THE AFOREMENTIONED EAST RIGHT-OF-WAY OF STATE HIGHWAY 181; THENCE RUN NORTH 00 DEGREES 47 MINUTES 47 SECONDS EAST, A DISTANCE OF 80.01 FEET TO THE POINT OF BEGINNING. CONTAINING 1.4 ACRES, MORE OR LESS (hereafter "Closed Portion of Austin Road").

2. A survey of the Closed Portion of Austin Road herein at issue is attached hereto as Exhibit "A" and incorporated herein by reference.

3. The Closed Portion of Austin Road is located within the corporate limits of the City of Daphne, Alabama.

4. It is in the interest of the public that the Closed Portion of Austin Road be vacated.

5. The vacation requested hereby shall not deprive other property owners of convenient and reasonable means of ingress and egress to and from their property.

6. That Petitioners, pursuant to Act No. 73-386 of the Alabama Legislature and Section 23-4-20 of the Code of Alabama (2016 Repl. Vol.), herein desire to vacate the public's rights in and to the above-described right-of-way and, pursuant to applicable law, to destroy the force and effect of the dedication thereof and to divest all public rights therefrom.

7. That the owners of the lands abutting the portion of the right-of-way to be vacated are the Petitioners, as depicted on Exhibit "B" hereto, and whose addresses are as follows:

SHARON O. BONI
1365 Orchard Avenue
New Kensington, Pennsylvania 15068;

JOHN CHRISTOPHER BONI
1365 Orchard Avenue
New Kensington, Pennsylvania 15068;

FREDERICK G. BONI, JR.
25170 County Road 13
Daphne, Alabama 36526;

THOMAS F. L. BONI
1208 Belle Chene Drive
Mobile, Alabama 36693-4511; and

BERTOLLA PROPERTIES, L.L.C.
P. O. BOX 1527
Daphne, Alabama 36526.

8. That the names and addresses of utilities known to have infrastructure within the portion of the right-of-way to be vacated, whose rights are not impaired by the vacation sought hereunder pursuant to Code of Alabama § 23-4-20, are as follows:

BELFOREST WATER SYSTEM, INC. (water only)
980 County Road 64
Daphne, Alabama 36526

DAPHNE UTILITIES (gas only)
900 Daphne Avenue
Daphne, Alabama 36526

AT&T
Attn: Wade Mitchell
2001 Main Street
Daphne, Alabama 36526

RIVIERA UTILITIES
413 East Laurel Avenue
Foley, Alabama 36535

WHEREFORE, the Petitioners, constituting the owners of the fee simple title to the property abutting or touching the Closed Portion of Austin Road, being desirous that the subject right-of-way be vacated and annulled pursuant to the provisions of Section 23-4-20, et seq., of the Code of Alabama (2016 Repl. Vol.), do, by the execution hereof, petition the City of Daphne, Alabama to set their petition for public hearing; that such public hearing will be held following notice being given by the City as follows: (a) the posting of a notice in a reasonable location or by any other reasonable method of notice to the public of such hearing for a period of thirty (30) days pursuant

to Section 36-25A-3 of the Code of Alabama (2013 Repl. Vol.); (b) publication of notice once a week for three (3) consecutive weeks in The Courier, a newspaper of general circulation published in Baldwin County, Alabama which is nearest the right-of-way which is the subject of the proposed vacation pursuant to Act No. 73-386 of the Alabama Legislature; and (c) mailing of notice of public hearing to the abutting owners and utilities, if any, by U.S. mail at least thirty (30) days prior the scheduled meeting pursuant to Section 23-4-20(a) of the Code of Alabama (2016 Repl. Vol.); upon such consideration of the petition, to adopt a resolution vacating the above-described portion of the subject right-of-way pursuant to Section 23-4-2(b) of the Code of Alabama, which resolution shall be thereafter recorded in the Office of the Judge of Probate; and publication of notice of the action taken upon this petition in The Courier within fourteen (14) days of the adoption of any such resolution.

[Remainder of page intentionally blank. Signature pages follow.]

BERTOLLA PROPERTIES, L.L.C.

By: *Alexander A. Bertolla*
Alexander A. Bertolla,
As Its Sole Member

STATE OF ALABAMA

COUNTY OF BALDWIN

I, Jessica M. McDill, a Notary Public, hereby certify that Alexander A. Bertolla whose name as Sole Member of **BERTOLLA PROPERTIES, L.L.C.**, an Alabama limited liability company, is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he, as such member and with full authority, executed the same voluntarily on the day the same bears date for and as the act of said company.

Given under my hand and seal this 11 day of September, 2024.

Jessica M. McDill
NOTARY PUBLIC
My Commission Expires: 9/16/2027



Sharon O. Boni (SEAL)
Sharon O. Boni

STATE OF PA

COUNTY OF BUTLER

I, VANCE WAGNER, a Notary Public, hereby certify that **SHARON O. BONI**, whose name is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 20 day of SEPT, 2024.

Vance Wagner
NOTARY PUBLIC

My Commission Expires: 12/22/2024

Commonwealth of Pennsylvania - Notary Seal
Vance Wagner, Notary Public
Butler County
My commission expires December 22, 2024
Commission number 1211810
Member, Pennsylvania Association of Notaries

John Christopher Boni (SEAL)
John Christopher Boni

STATE OF PA

COUNTY OF BUTLER

I, VANCE WAGNER, a Notary Public, hereby certify that **JOHN CHRISTOPHER BONI**, whose name is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 20 day of SEPT, 2024.

Vance Wagner
NOTARY PUBLIC
My Commission Expires: 12/22/2024

Commonwealth of Pennsylvania - Notary Seal
Vance Wagner, Notary Public
Butler County
My commission expires December 22, 2024
Commission number 1211810
Member, Pennsylvania Association of Notaries

Frederick G. Boni, Jr. (SEAL)
Frederick G. Boni, Jr.

STATE OF Alabama

COUNTY OF Baldwin

I, Sydney Marie Hulett, a Notary Public, hereby certify that **FREDERICK G. BONI, JR.**, whose name is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 19 day of September, 2024.

Sydney Marie Hulett
NOTARY PUBLIC
My Commission Expires: Feb 18 2026

SYDNEY MARIE HULETT
NOTARY PUBLIC, ALABAMA STATE AT LARGE
MY COMMISSION EXPIRES FEB. 18, 2026



Thomas F. L. Boni (SEAL)

STATE OF Alabama

COUNTY OF Baldwin

I, Sydney Marie Hulet, a Notary Public, hereby certify that **THOMAS F. L. BONI**, whose name is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 23 day of September, 2024.

Sydney Marie Hulet

NOTARY PUBLIC
My Commission Expires: Feb 18 2026

00041086.WPDver2

**SYDNEY MARIE HULETT
NOTARY PUBLIC, ALABAMA STATE AT LARGE
MY COMMISSION EXPIRES FEB. 18, 2026**

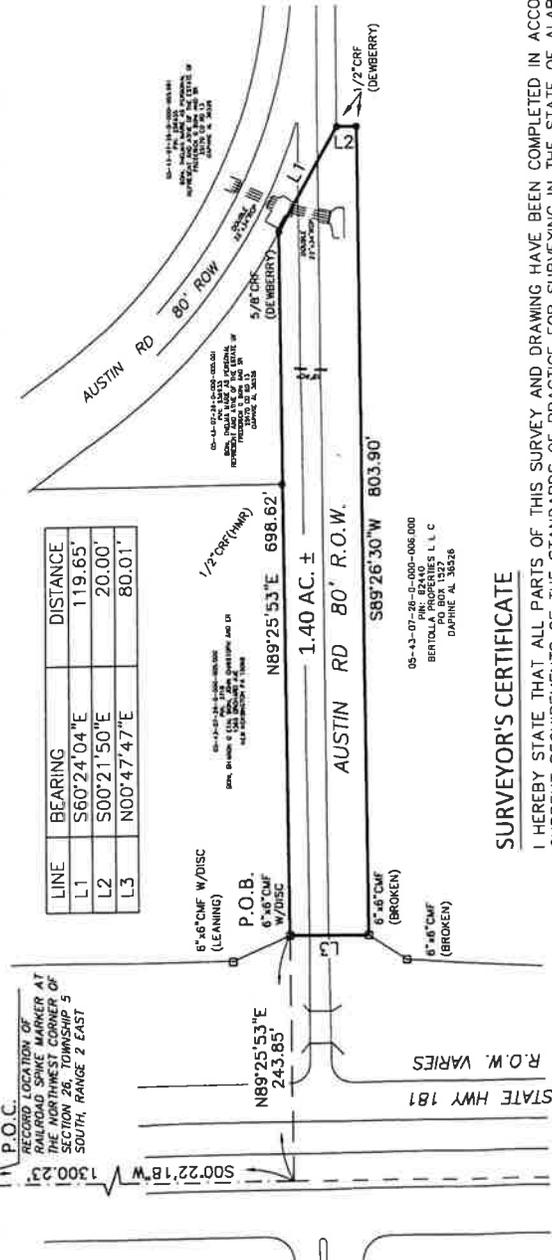
PETITION TO VACATE A
PORTION OF AUSTIN ROAD
Page 10 of 10

EXHIBIT A

AUSTIN ROAD VACATION

22 | 23
27 | 26
P.O.C.

LOCATION OF
RAILROAD SPIKE MARKER AT
THE NORTHWEST CORNER OF
SECTION 26, TOWNSHIP 5
SOUTH, RANGE 2 EAST



SURVEYOR'S NOTES:

1. THERE MAY BE RECORDED OR UNRECORDED DEEDS, EASEMENTS, RIGHT-OF-WAYS, OR OTHER INSTRUMENTS WHICH COULD AFFECT THE BOUNDARIES OF SAID PROPERTIES.
2. THERE WAS NO ATTEMPT TO DETERMINE THE EXISTENCE, LOCATION, OR EXTENT OF ANY SUB-SURFACE FEATURES.
3. THE LINES REPRESENTING THE CENTERLINE AND RIGHT-OF-WAYS OF THE STREETS ARE SHOWN FOR VISUAL PURPOSES ONLY AND WERE NOT SURVEYED UNLESS RIGHT-OF-WAY MONUMENTATION IS ALSO SHOWN.
4. SURVEY WAS CONDUCTED ON JUNE, 2024, AND IS RECORDED IN AN ELECTRONIC FIELD BOOK.
5. BEARINGS AND DISTANCES SHOWN HEREON WERE "COMPUTED" FROM ACTUAL FIELD TRAVERSES, AND ARE BASED ON STATE PLANE GRID, ALABAMA WEST ZONE USING GPS OBSERVATIONS.
6. NO TITLE SEARCH OR REPORT WAS PROVIDED FOR THIS SURVEY.
7. THIS SURVEY HAS BEEN COMPLETED IN ACCORDANCE WITH THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR SURVEYING IN THE STATE OF ALABAMA, EFFECTIVE JANUARY 1, 2017.

SURVEYOR'S CERTIFICATE

I HEREBY STATE THAT ALL PARTS OF THIS SURVEY AND DRAWING HAVE BEEN COMPLETED IN ACCORDANCE WITH THE CURRENT REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR SURVEYING IN THE STATE OF ALABAMA TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF.

COMMENCE AT THE RECORD LOCATION OF A RAILROAD SPIKE MARKER AT THE NORTHWEST CORNER OF SECTION 26, TOWNSHIP 5 SOUTH, RANGE 2 EAST, BALDWIN COUNTY, ALABAMA AND RUN THENCE SOUTH 00 DEGREES 22 MINUTES 18 SECONDS WEST, A DISTANCE OF 1300.23 FEET; THENCE RUN NORTH 89 DEGREES 25 MINUTES 53 SECONDS EAST, A DISTANCE OF 243.85 FEET TO A CONCRETE MONUMENT AT THE INTERSECTION OF THE EAST RIGHT-OF-WAY OF STATE HIGHWAY 181 AND THE NORTH RIGHT-OF-WAY OF AUSTIN ROAD FOR THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID NORTH RIGHT-OF-WAY, RUN NORTH 89 DEGREES 25 MINUTES 53 SECONDS EAST, A DISTANCE OF 698.62 FEET TO A CAPPED REBAR FOUND (DEWBERRY); THENCE RUN SOUTH 60 DEGREES 24 MINUTES 04 SECONDS EAST, A DISTANCE OF 119.65 FEET TO A CAPPED REBAR FOUND (DEWBERRY); THENCE RUN SOUTH 00 DEGREES 21 MINUTES 50 SECONDS EAST, A DISTANCE OF 20.00 FEET TO A CAPPED REBAR FOUND (DEWBERRY); THENCE RUN SOUTH 00 DEGREES 21 MINUTES 50 SECONDS EAST, A DISTANCE OF 20.00 FEET TO A CAPPED REBAR FOUND (DEWBERRY); THENCE RUN SOUTH 00 DEGREES 21 MINUTES 50 SECONDS EAST, A DISTANCE OF 803.90 FEET TO A CONCRETE MONUMENT FOUND ON THE AT THE INTERSECTION OF SAID SOUTH 00 RIGHT-OF-WAY AND THE AFOREMENTIONED EAST RIGHT-OF-WAY OF STATE HIGHWAY 181; THENCE RUN NORTH 00 DEGREES 47 MINUTES 47 SECONDS EAST, A DISTANCE OF 80.01 FEET TO THE POINT OF BEGINNING. TRACT CONTAINS 1.40 ACRES, MORE OR LESS.

I FURTHER CERTIFY THAT ALL PARTS OF THIS SURVEY AND DRAWING HAVE BEEN COMPLETED IN ACCORDANCE WITH THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR SURVEYING IN THE STATE OF ALABAMA TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF.

WITNESS MY HAND THIS THE 29 DAY OF , 2024.

David E. Diehl

S.E. CIVIL ENGINEERING AND SURVEYING
 SURVEYOR: DAVID E. DIEHL, PLUS ALABAMA LICENSE # 26014
 SURVEY NOT VALID WITHOUT ORIGINAL SIGNATURE AND SEAL.



LEGEND

- CRF = CAPPED REBAR FOUND
- CMF = CONCRETE MONUMENT FOUND
- R.O.W. = RIGHT-OF-WAY
- AC = ACRE
- RCF = REINFORCED CONCRETE PIPE

S.E. Civil
Engineering
& Surveying
1000 UNIVERSITY BLVD
DAPHNE, AL 36528

BOUNDARY SURVEY
FOR R.O.W. VACATION

BERTOLLA PROPERTIES, LLC

DRAWN: SED

CHG: GED

PROD: MCR

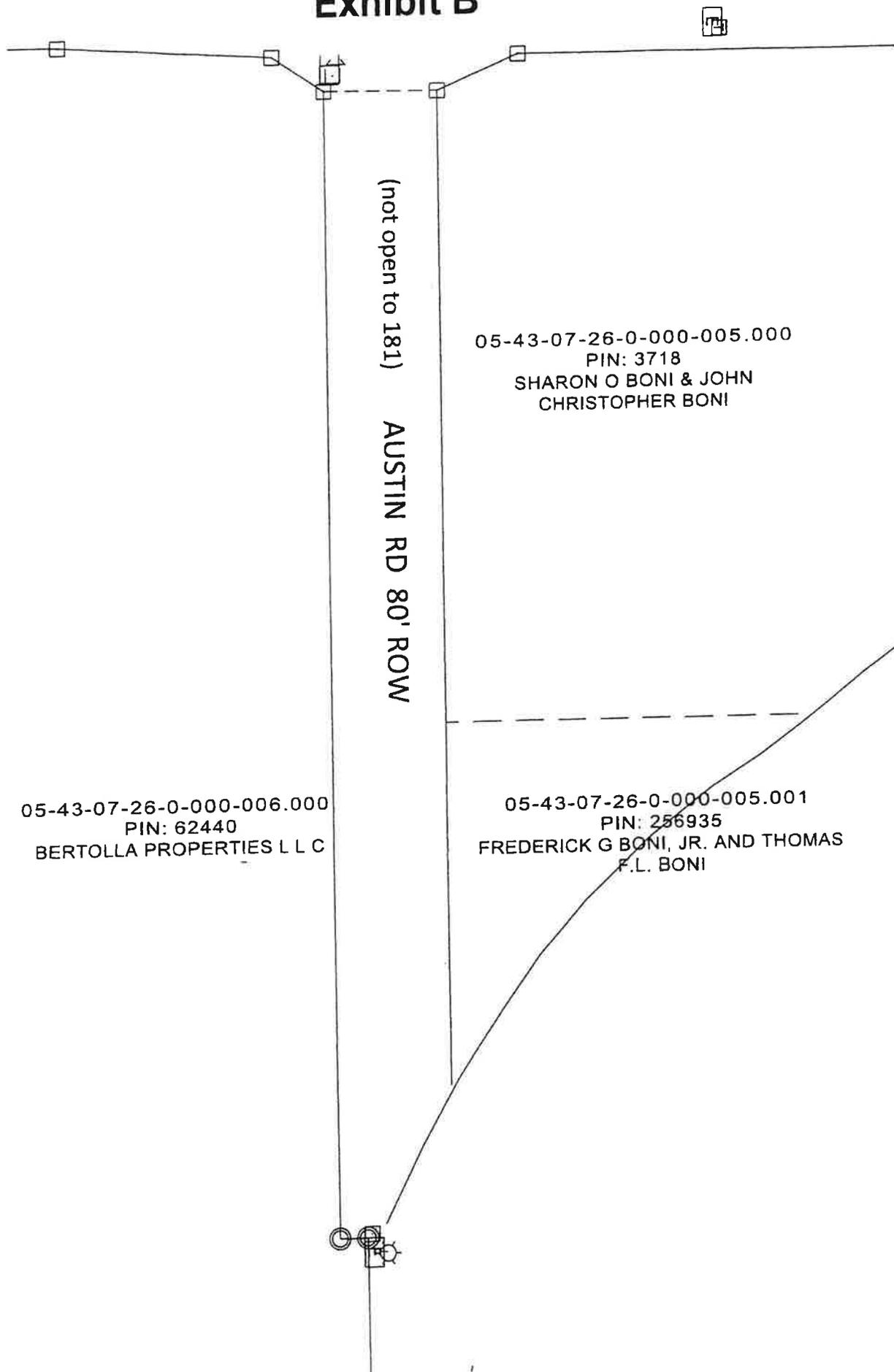
SCALE: 1"=120'

PROJECT: 2023.008

FILE: MCDONNEN D008BT

SHEET: 1 OF 1

Exhibit B





City of Daphne Event Permit Application

TYPE OF PERMIT: Special Event/Fundraiser Parade/Run (Streets Use) Walk (Sidewalks Only)
 Athletic Complex/Sporting Event Other: _____

APPLICANT & ORGANIZATION INFORMATION

ORGANIZATION NAME: Loyal Order of the Fire Truck

APPLICANT NAME: Marvin Ussery

STREET: 26960 Pollard Rd Apt 416 CITY, STATE, ZIP: Daphne, AL 36526

CONTACT PHONE: 251-751-6001 EMAIL: mussery@bellsouth.net

"ON SITE" CONTACT PERSON DAY OF EVENT: same

CELL PHONE: _____ EMAIL: _____

EVENT INFORMATION

EVENT NAME: LOFT parade

TYPE OF/PURPOSE OF EVENT: Firetruck parade

EVENT DATE: 03/02/25 TIME (START- END): 2:29 - 4:00pm

ASSEMBLY TIME: 1:00pm # PARTICIPANTS/VEHICLES: 50+-

EVENT LOCATION: Olde Towne Daphne beginning and ending at May Day

FULL DESCRIPTION OF EVENT (PLEASE LIST ANY TENTS, STAGING, PORT-O-LETS, OR SIMILAR ITEMS THAT WILL

BE USED ON-SITE): _____

SPECIAL REQUESTS

ROAD CLOSURE(S) REQUESTS: Yes* No *If Yes, please indicate which City Route is requested: _____

WILL YOUR EVENT REQUIRE BARRICADES: Yes* No *If Yes, please indicate quantity & location: _____

only barricades that are used by Shadow Barons

WILL YOUR EVENT REQUIRE ELECTRICITY: Yes* No *If Yes, you must provide your own extension cords

WILL YOUR EVENT REQUIRE WATER: Yes* No *If Yes, you must provide your own hose(s)

OTHER SPECIAL ITEMS FOR RENT:

TENTS: 20' X 40' # _____ X \$321.00 10' X 10' # _____ X \$123.00/EACH

TABLES: 8' L # _____ X \$45.00/EACH CHAIRS: # _____ X \$12.00/EACH

OTHER SPECIAL REQUESTS: _____

MARKETING & COMMUNICATIONS

PLEASE NOTE: As a City permitted event, the City of Daphne should be listed as a sponsor on all marketing materials promoting your event, such as, but not limited to, posters, social media outlets, website(s), t-shirts, promo items, etc. It is the event organizer's responsibility to request the official City logo from our Marketing & Events Department in a proper format. No other City of Daphne logo should be utilized. Please initial acknowledgement: _____

Is your event open to the general public? Yes* No

* If Yes, do you wish for your event to be listed and/or shared on: www.daphneal.com? Yes No

Facebook.com? Yes No Instagram? Yes No LinkedIn? Yes No

MARKETING CONTACT (IF DIFFERENT THAN EVENT APPLICANT OR "ON SITE" EVENT CONTACT):

NAME: _____ CONTACT PHONE: _____

OTHER MARKETING REQUESTS: _____

REVENUE/BUSINESS LICENSE

WILL SALES BE GENERATED AT YOUR EVENT: Yes** No ** If Yes, please provide your City of Daphne Business License Number here: _____

PLEASE NOTE: If you are providing food trucks or other third-party vendors, they MUST be a licensed business with the City of Daphne.

INDEMNITY & HOLD HARMLESS AGREEMENT

In consideration of the permission granted to me by the City of Daphne to use grounds, sidewalks, and/or streets, I hereby indemnify and hold harmless the City of Daphne, its agents, servants and employees from any and all claims and causes of action that may arise from injury to me or third party using the grounds, sidewalks, and/or streets who are injured or suffer property damage that is in any way caused by my use of the grounds, sidewalks, and/or streets. This indemnity and hold harmless agreement is given to the City of Daphne to protect the City and its agents, servants, and employees from cost of defense and claims for injuries and damages that may be caused either directly or indirectly by my use of grounds, sidewalks, and/or streets.

Further, I have read and understand all rules and regulations according to the City of Daphne Ordinance No. 2017-35 as set forth by the governing body of the City of Daphne and will abide by these rules and regulations. I understand that damage to City property, grounds, sidewalks, and/or streets can and will result in additional fees. I also understand that if at any time the City of Daphne appointed Law Enforcement, Code Enforcement, or other personnel feel that said rules and regulations are not being followed the function will be terminated with no refund of said fees.

I have read and understand the above, including the cancellation and indemnity policies.

APPLICANT SIGNATURE: _____ DATE: _____

INTERNAL USE ONLY

DATE REC'D: <input type="text" value="02/10/25"/>	CITY CLERK: <input type="text"/>
FIRE DEPT: <input type="text" value="L. L. Linn"/>	APPROVED ROUTE: <input type="text"/>
POLICE DEPT: <input type="text" value="H"/>	ROUTE MAP ATTACHED: <input type="checkbox"/> Yes <input type="checkbox"/> No
PUBLIC WORKS: <input type="text" value="Bobby Purvis"/>	EVENT FEE: <input type="checkbox"/> Paid \$ <input type="text"/> CHK# <input type="text"/>
SPORTS & RECREATION: <input type="text" value="M. M. M."/>	<input type="checkbox"/> Waived: <input type="text"/>
MARKETING & EVENTS: <input type="text"/>	PROOF OF INSURANCE REC'D: <input type="checkbox"/> Yes <input type="checkbox"/> No
** REVENUE: <input type="text"/>	

**CITY OF DAPHNE, ALABAMA
RESOLUTION 2025-05**

**A RESOLUTION APPOINTING DIRECTORS TO
THE MEDICAL CLINIC BOARD FOR THE CITY OF DAPHNE - IHS**

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DAPHNE, ALABAMA, that the following individuals, none of whom are officers of the City, are hereby appointed to the Board of Directors for The Medical Clinic Board for the City of Daphne - IHS:

TERM ENDING

Kathryne Pinnix McHenry
Hugh Andrew Williams

12:01 a.m. on August 19, 2027
12:01 a.m. on August 19, 2029

**APPROVED AND ADOPTED BY THE CITY COUNCIL OF THE CITY OF DAPHNE,
ALABAMA this ____ day of _____, 2025.**

Robin LeJeune, Mayor

ATTEST:

Candace G. Antinarella, MMC, City Clerk

HUGH ANDREW WILLIAMS

7 Saint Charles Place / Daphne, Alabama 36526 / 251-510-3178 / hawilliams1962@hotmail.com

- A **Results-Driven** and **Highly Accomplished Pharma-Biotechnology Sales Professional** with over 19 years of successful experience in the Biotechnology/Oncology field and 29 total years in healthcare field sales. Possesses clinical and business acumen along with disease state knowledge and account familiarity to achieve individual and corporate goals.
- Experienced in sales to **Gynecological Oncologists, Medical Oncologists, Urologists, Radiation Oncologists, Surgical Oncologists**, as well as Hospitals, Cancer Centers, and Military Institutions
- Earned numerous national sales leadership and sales performance awards

AREAS OF EXPERTISE

- Pharmaceutical/Biotechnology Sales
- Territory Management
- Biological Product Launches
- Statistical Analysis of Clinical Data
- Sales Reporting Analysis
- Interpersonal Selling Skills
- Physician/Institution Relations
- Account Management
- Coding/Billing for IV, IM administration
- Market Analysis and Penetration
- Teambuilding Skills
- Developed Dispensing Physician Accounts

PROFESSIONAL EXPERIENCE

TERRITORY MANAGER

07/17 - Present

CLOVIS ONCOLOGY

As a Territory Manager my responsibilities include but not limited to the growth and maintenance of Rubraca (rucaparib) throughout the Birmingham, AL territory. Key Accounts consisted of UAB, USA Mitchell Cancer Institute, Clearview Cancer Institute, Montgomery Cancer Center, Southern Cancer Center, Alabama Oncology along with several others. Through diligent clinical discussions & consistent follow up with key physicians I was able to grow a large volume territory into a Top 3 rank in 2017. Also increased the New Rxers in 2H 2017 by 11 earning the APEX Award for 2017 as well as a Top 10 Volume Award. Continued growth both in New Prescribers & In Office Dispensing Accounts resulted in Q1 2018 sales of 140% PTP and Q2 2018 sales of 119% PTP. Q3 2018 is slightly lower sales growth but my territory continues as the highest market share of the three PARPi utilization in the Advanced Ovarian Cancer market. (Rubraca 41%, Lynparza 32%, Zejula 27% thru 1H 2018)

SENIOR CLINICAL ONCOLOGY SPECIALIST

05/14 – 07/17

MEDIVATION, INC.

Developed the expansion territory for the new role of Senior Clinical Oncology Specialist responsible for growing the sales of XTANDI (enzalutamide) in the Metastatic Castration Resistant Prostate Cancer market along the Gulf Coast, Florida Panhandle and Southern Half of Alabama. Responsibilities from May 2014 thru December 2015 included the focus of growing the market utilization of XTANDI in the post-chemotherapy setting of MCRPC primarily in the Oncology practices throughout the territory.

XTANDI was granted FDA approval for mCRPC patients in the pre-chemotherapy setting in October 2014 and our strategy developed into a focus on Urology practices along with Medical Oncology. The goal was to increase the collaboration of treating these patients earlier in the metastatic setting whether by Urologists or Oncologists.

My primary role as a Senior Clinical Oncology Specialist includes promotion and pull thru of XTANDI from the time the physician prescribes to the patient receiving delivery of their drug. I am the conduit for the practice in gaining access to product for their patients regarding the enrollment process, benefits verification, prior authorization when necessary as well as co-pay assistance.

In January 2016 Medivation chose to expand the sales force to have a stronger focus on the Urology market place with a goal of shifting the paradigm of treating mCRPC from the Medical Oncologist to a shared role with the Urologist. My territory in Q4 2015 had four Urologists actively prescribing XTANDI. Thru strategic targeting Urology Rxers grew in Q2 2016 to twelve. Bottle growth throughout the remainder of 2016 was as follows: Q2 2016 of 42; Q3 2016 of 51 and Q4 2016 of 60. I completed 2nd Half 2016 @ 119% growth over Q1 2016 baseline which ranked me #1 in Urology while maintaining a 13.9% growth over baseline in my Oncology accounts. This ranked me as #1 in the nation for both Urology and combined (Onc/Uro) performance. Final YTD performance ranking in Top 3 earning both the 2016 Premier Award Trip and 1 of 3 "Gold Award Winners".

HEMATOLOGY ONCOLOGY SPECIALIST

05/13 – 05/14

CELGENE CORPORATION

- Launched and developed the expansion territory for the new role of Hematology-Oncology Consultant responsible for the promotion of Celgene Corporation's Lymphoma and Myelodysplastic Syndrome portfolio. My responsibilities include coverage of three of the largest Oncology practices in Alabama with a geography that includes the Southern two-thirds of Alabama along with the Florida Panhandle.
- This role requires the promotion of Revlimid (lenalidomide) for the treatment of patients with transfusion-dependent "low- or intermediate-1-risk" myelodysplastic syndromes (MDS) associated with a deletion 5q cytogenetic abnormality. Responsibilities also include the promotion of Revlimid for the treatment of patients with Mantle Cell Lymphoma whose disease has relapsed or progressed after two prior regimens. I also have responsibility for the sales of Istodax (romedepsin) for the treatment Peripheral T-Cell Lymphoma and Cutaneous T-Cell Lymphoma in the second-line setting.
- As the Lymphoma/MDS HOC I coordinate all aspects of these therapies to include clinical discussions/presentations, nursing education, dosing and administration, patient enrollment and pull through, reimbursement, co-pay assistance. I coordinate Speaker Programs for physicians, nurses, pharmacists and reimbursement personnel in both the private sector as well as the academic institutions. These disease states are less common which has allowed me to gain excellent access in many of the key accounts throughout the territory. My reputation of dependability and consistency with pull through has increased my strong relationships with many of the physicians and clinic personnel throughout the territory.

IMMUNOTHERAPY SALES SPECIALIST

01/11- 05/13

DENDREON CORPORATION

- Launched and developed the Mobile, AL territory for the sales of Provenge (sipuleucel-T) which includes all activities promoting to Medical Oncologists, Urologists, Surgeons and Radiation Oncologists. As an "ISS" I am responsible for coordinating the direct activities between all touch points of Dendreon Corporation such as national Account Managers, Medical Science Liaisons and Nurse Educators to address any issues or concerns of my accounts.
- The Mobile, AL Territory includes Central and Lower Alabama as well as the entire Florida Panhandle from Pensacola to Panama City.
- I developed and trained eleven accounts from April 2011 to September 2012 to become approved for the infusion capabilities of Provenge. This process involves approximately three months from initial stages to approval for patient enrollment and administration.
- National Sales Ranking in 2011 #6 (out of 100 territories based on percent to plan of 197%)
- Overall National Sales Ranking #20 (out of 100 territories included ptp and volume component) ■
Consistent Leader of the Atlanta Division

SENIOR CLINICAL ONCOLOGY SPECIALIST

07/04 - 01/11

Genentech USA

- All activities promoting Herceptin to oncology market to include Medical Oncologists, Radiation Oncologists, Surgical Oncologists, General Surgeons and Pathologists. Coordination of Genentech reimbursement specialist to practice administration regarding any issues in patient access to product as well as patient financial assistance.
- Territory ranges from Central and Lower Alabama, the Florida Panhandle and Mississippi Gulf Coast
- Consistent leader in sales group with a sales expectation of \$14 million for year ending 2010
- National Sales Achievement Award
- National Sales Excellence Award
- Division “Foundation” Award
- Essence of the Division Award

EXECUTIVE PHARMACEUTICAL SALES SPECIALIST

01/02 – 07/04

Astra Zeneca Oncology

- Launched and achieved sales growth in the marketing of Arimidex (anastrozole) for adjuvant and metastatic breast cancer, Faslodex (fulvestrant) for metastatic breast cancer, and Iressa (gefitinib) for the treatment of advanced lung cancer to Medical Oncologists, Radiation Oncologists, Outpatient IV Services, Hospitals, Cancer Centers and Military Establishments.
- Territory included Central and South Alabama, the Mississippi Gulf Coast, and the Northwest Florida Panhandle

SENIOR ONCOLOGY SALES SPECIALIST

07/97 – 01/02

Schering Oncology-Biotech

- Sales of Immunotherapeutic Agent Intron-A (interferon alfa 2-B) to Urologists for the treatment of Transitional Cell Carcinoma of the Bladder. Developing the full treatment algorithm for the Urological accounts, beginning with the initial ordering of product, insurance approval, billing and coding guidelines, to treating the patient via intravesical administration. Promotion of Eulexin (flutamide), an anti-androgen, for the treatment of locally advanced Prostate Cancer, Temodar (temozolomide) for High Grade Gliomas, Metastatic Melanoma and brain metastasis from solid tumor malignancies. Also the promotion of Intron A for the treatment of Adjuvant Melanoma, NHL, CML and Renal Cell Carcinoma. Responsibilities included all Urologists, Medical Oncologists, Radiation Oncologists, Surgical Oncologists, VA Hospitals, State and Federal Institutions involved in the treatment of these malignancies.

Territory included West, Central and Southern Alabama, the Mississippi Gulf Coast and the Florida Panhandle

- National Sales Award Winner, 2000
- National Sales Award Winner, 1999

SENIOR TERRITORY BUSINESS MANAGER

03/88 – 07/97

Bristol-Myers Squibb Company (Mead Johnson Labs)

- Responsibilities included achieving and exceeding company performance goals by selling BMS products to Healthcare Practitioners, Healthcare Maintenance Organizations, Pharmacy & Therapeutic Committees, Hospital purchasing groups, community hospitals as well as federal and state funded hospitals and clinics. Disease state products included anti-infectives, antihypertensives, antidepressants, anxiolytics, cardiovascular agents, non-insulin dependent diabetic agents and women’s healthcare products.

Accomplishments

- 2002 “Faslodex Launch” Leadership Award (territory unit sales of 155% of target)
- 2000 “President’s Club” Award Winner (Maui, Hawaii)

1999 “Top 15” Eulexin Performer (#13 market share)
1998 “Top 15” Eulexin Performer (#8 market share)
1998 “Fareston Top Performer” Award (#5 market share)
1996 “Excellence Award” Winner
1996 “Pravachol Leaders Club”, “Cefzil Leaders Club”
1995 “Pravachol Leaders Club”
1993 “Estrace Leaders Club”, Ovcon Leaders Club
1993 “New Orleans District MVP Award”
1992 “Exsellers Award Runner-Up Award”
1992 “Ovcon Golden Crescent Award”, “Natalins Rx Leaders Club”
1991 “Exsellers Award” Winner (London, England)
1991 “Ovcon, Estrace and Natalins Rx Leaders Award”
1989 “Hi-Pro hall of Fame”

Education

B.S., BUSINESS ADMINISTRATION / MARKETING

University of South Alabama, Mobile, Alabama

References Available Upon Request

Kay P. McHenry

Medical Device Sales

8814 Pine Run
Spanish Fort, AL 36527
kpmchenry@hotmail.com
251-458-3299

Top-Performing Sales Representative skilled in partnering across boundaries to drive superior results. Accomplished leader with strong business acumen, exceptional selling skills, and history of consistently meeting and exceeding goals.

- ✓ Track record of winning 9 National Award Trips (top 8-10% of the sales force)
- ✓ Leadership Award 2013 (top 20% of sales force)
- ✓ Experience selling capital and disposable equipment in the Operating Room
- ✓ Growing a territory from 1.45 million to 4 million years

Core Competencies

- Operating Room Sales
- New Hospital Account Development
- New Office-Based Account Development
- Converting Competitor Accounts
- Market Penetration
- Hospital Sales
- Strategic Planning
- Video/Camera Experience
- Team Motivation
- Training/Development
- Product In-Services

awards & Recognition
Elite Club (to 10% sales force)
2016 . 2019
Leadership Award (2012)
National Sales Championship Award Winner (Top 8% of Sales Force) 2009
National Sales Championship Award Winner (Top 8%) 2008
Emerald Award Winner (Top 10% of Sales Force) 2005
Winner Race to the Finish 2005-2006
District Leadership Award 2004
Pinnacle Trip Winner (Top 10% of sales Force) 1999
2000

OLYMPUS AMERICA

2014-Present

Territory Business Manager (Lower AL, MS and Florida Panhandle)

Responsible for a 4 million dollar territory selling capital equipment such as cameras, scopes, processors, towers in the Urology space. Also included are disposable items such as stents, wires, baskets etc. Calling on OR managers, CEO's, Materials Management and Urologist as point of sale.

- Elite Club- (tope 10% of sales force) 2019 finishing #3/129
- Elite Club – 2016 finishing #6/154

ALLERGAN UROLOGY

2011-2014

Senior Urology Medical Consultant (Hattiesburg MS to Tallahassee, FL)

Responsible for launching Botox for the bladder to Urologist and Urogynocolgist. Set up Botox procedure in all major Hospital OR and cysto suites. Met with VAT committees, purchasing, coordinators and pharmacists to get procedure on protocol.

- **Leadership Award 2012 (top 20%) of sales force Ranked #11/54**
- **Executive Leadership Committee (one of five chosen) to be on a Corporate Committee (2013)**
- **Women in Urology Committee Member (Allergan) 2013**
- Launched cystoscopy with Botox injection procedure
- Currently work with Hattiesburg Clinic, Gulfport Memorial, Providence, Mobile Infirmary, Sacred Heart, West Florida, Baptist, Woodlands Medical, Flowers, Southeast Med Center, PCSC, Bay, Gulf Coast and Tallahassee Surgery Center

SANOFI-AVENTIS PHARMACEUTICALS

2010 to 2011

Oncology Sales Representative (Alabama, Florida, Georgia and Mississippi)

Responsible for sales in the Metastatic Prostate Cancer and Colon Cancer Market. Responsible for selling IV chemotherapy to Oncologist. Products include Jevtana (cabazataxol) for MHRPC and Eloxatin (oxaliplatin) for Colon Cancer. Territory includes a 4 State geography. Teach nurse and pharmacy in-services on chemo side effect management. Handle reimbursement issues with key Accounts. Drive attendance to key opinion leader programs.

- Ranked 9/62 Q1 on Jevtana and Eloxatin

- No sales ranking for 2010 final numbers due to dissolving of Urology sales Force

2007 to 2010

Senior Specialty Urology/Oncology Representative (Alabama-Mississippi)

Responsible for sales in Prostate Cancer and BPH market selling to Urologist and select Oncologist. Products include Eligard- an inject able for advanced prostate cancer, Taxotere- chemotherapy for metastatic prostate cancer, Uroxatral- for benign prostatic hyperplasia and Cialis- for erectile dysfunction. Territory includes AL and MS markets.

- Exceeded sales quota Q2 2010 on all products: 119% Eligard, 109% Uroxatral and 103% for Cialis.
 - **2009- National Award Winner (top 8%).**
 - **2008-National Award Winner (top 8%).**
 - Generated 1.4 million dollars of Eligard “ buy and bill” product in 2009
 - Sold 1.3 million dollars of Eligard in 2008.
 - Ranked #4 volume dollars in the country on Eligard.
 - Account management and selling in the VA and hospitals for Eligard.
 - Responsible for contracting, negotiating prices and reimbursement of Eligard with Medicare and insurance plans.
 - Responsible for in-servicing nurses and staff on inject able syringe use and chemotherapy related side effects.
 - National Brand Advisory Council 2009, 2010 for all Urology products.
-
- Selected as lead to arrange key peer-to-peer speaking engagements based on success of securing KOL’s for programs within my area.
 - Worked with 8 different representatives from different teams and business units to achieve sales goals (Oncology, Injectables and Urology)
Ranked #4 on Taxotere -134% to goal for 2009.
 - 2009 Leadership Award Recipient among Central Region.
 - Current member of WISE (Women Inspiring Sanofi-Aventis Excellence).
 - Ranked #11 on overall performance 2007 (first year in territory).

ICOS CORPORATION, BOTHELL, WA

Executive Sales Representative

Managed 2+ million sales territories. One of 78 founding sales force to launch Cialis to specialty physicians (Urologist, Endocrinologist, Internal Medicine, Cardiologist and Psychologist).

- **2005 Emerald Award trip (Top 10% of sales force).**
- 2005 Ranked 4th nationally among 205 representatives.
- 2005 Ranked 2nd in District, 2nd in Region and 4th in Nation.
- 2005 Q4 Cialis Race to the Finish contest.
- 2004 Q1 District Leadership Award.
- 2004 Elected to the Executive leadership Board (one of 7 in the company).
- 2004 winner of the Cialis Summer Olympic contest.
- 2005- sold Androgel for testosterone replacement therapy.
- Worked with key opinion leaders to successfully launch Cialis including National and local speakers.

BRISTOL-MYERS SQUIBB, PRINCETON, NJ

1997-2003

Senior Territory Sales Representative/Sales Trainer

Called on Endocrinologist, Internal Medicine, Family Practice, Cardiologists, medical directors, pharmacies, and district/regional pharmacy managers to promote 4 products from different disease states; Diabetes, Cholesterol, Hypertension, and Depression.

- **Pinnacle trip Winner (top 10% of sales force) for 5 consecutive years.**
- **1999- Trip Winner- Aruba.**
- **2000- Trip Winner-Caribbean Cruise.**
- **2001-Trip Winner-Puerto Rico.**
- **2002-Trip Winner- Hawaii.**
- **2003- Trip Winner- Europe (paid out by Icos).**
- Launched 4 products including Avapro/Avalide, Glucovance, Metaglip.
- Ranked #1 in the country with new diabetes drug Metaglip (2003).
- Ranked #1 in the Florida region overall for Metaglip, Glucovance and Pravachol (2002-2003).

- Ranked #3 team in the country on Pravachol (2003).
- Winner of the Glucophage National Dose Contest (2002).
- South East Area Leadership representative (2001).
- District Trainer for team (2001).

EDUCATION & PROFESSIONAL TRAINING

B.A., POLITICAL SCIENCE - University of Southern Mississippi 1988-1992 GPA: 3.6/4.0

Recent Workshops – Situational Leadership...Coaching workshop...Congruence workshop...Conflict Management...Talent Management...Soar Business planning...Motivating People (Fish Philosophy)

**CITY OF DAPHNE
RESOLUTION 2025-11**

**DONATION OF REAL PROPERTY TO CITY OF DAPHNE
(Bertolla Properties, LLC)**

WHEREAS, Bertolla Properties, LLC, an Alabama limited liability company (the “Grantor”), has expressed a desire to convey and donate one (1) remnant of real property to the City of Daphne, an Alabama municipal corporation; and

WHEREAS, said real property is located within the corporate limits of the City of Daphne, Alabama and comprised of approximately 12.58 ± acres, and is more particularly described as follows:

COMMENCE AT THE SOUTHWEST CORNER OF SECTION 23, TOWNSHIP 5 SOUTH, RANGE 2 EAST, BALDWIN COUNTY, ALABAMA, AND RUN THENCE NORTH 00 DEGREES 18 MINUTES 53 SECONDS EAST, A DISTANCE OF 1682.68 FEET; THENCE RUN SOUTH 89 DEGREES 44 MINUTES 46 SECONDS EAST, A DISTANCE OF 1157.46 FEET TO THE POINT OF BEGINNING; THENCE RUN NORTH 00 DEGREES 05 MINUTES 23 SECONDS EAST, A DISTANCE OF 60.00 FEET; THENCE RUN SOUTH 89 DEGREES 44 MINUTES 46 SECONDS EAST, A DISTANCE OF 71.18 FEET; THENCE RUN NORTH 00 DEGREES 15 MINUTES 05 SECONDS EAST, A DISTANCE OF 662.64 FEET; THENCE ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 1020.71 FEET, AN ARC LENGTH OF 227.09 FEET, (CHORD BEARS SOUTH 83 DEGREES 57 MINUTES 53 SECONDS EAST, A DISTANCE OF 226.62 FEET); THENCE RUN NORTH 89 DEGREES 39 MINUTES 41 SECONDS EAST, A DISTANCE OF 547.19 FEET; THENCE RUN SOUTH 00 DEGREES 15 MINUTES 05 SECONDS WEST, A DISTANCE OF 705.47 FEET; THENCE RUN NORTH 89 DEGREES 44 MINUTES 46 SECONDS WEST, A DISTANCE OF 843.64 FEET TO THE POINT OF BEGINNING. TRACT CONTAINS 12.58 ACRES, MORE OR LESS.

(hereinafter, collectively, the “Property”); and

WHEREAS, the City of Daphne has investigated, reviewed, and determined that the Property would be of benefit to the City of Daphne; and

WHEREAS, the City of Daphne does hereby accept the gratuitous donation and transfer of the Property to the City, and the City further acknowledges that it has not provided any goods, services or any other inducements in return for the acceptance of this donated Property.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DAPHNE, ALABAMA, that the above-described Property be and is hereby accepted by the City of Daphne and the Mayor of the City is hereby authorized to execute any and all documents necessary to the closing and acceptance of the Property.

ADOPTED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF DAPHNE, ALABAMA, ON THIS THE _____ DAY OF FEBRUARY, 2025.

Robin LeJeune, Mayor

ATTEST:

Candace G. Antinarella, CMC, City Clerk

**CITY OF DAPHNE, ALABAMA
RESOLUTION 2025-12**

**RESOLUTION CONSENTING TO ANNEXATION
OF CERTAIN PARCELS OF REAL PROPERTY INTO
THE CORPORATE LIMITS OF THE CITY OF DAPHNE**

WHEREAS, it is of the opinion of the City Council of the City of Daphne that it is in the best interest of the public good that certain parcels of real property be brought within and annexed into the corporate limits of the City of Daphne; and

WHEREAS, the City Council deems it wise, expedient, and economical to apply for the annexation of said parcels of real property to the corporate limits of the City of Daphne by the passage of a Local Law in the Legislature of Alabama; and

WHEREAS, the City Council has caused to be prepared a Bill for introduction in the Legislature of Alabama, accurately describing said parcels of real property to accomplish the annexation of said parcels of real property into the corporate limits of the City of Daphne; and

WHEREAS, the City Council wishes that certain hereinafter described parcels of real property be annexed into the City of Daphne by an Act of the next session of the Legislature of Alabama; and

NOW, THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DAPHNE, ALABAMA AS FOLLOWS:

1. That the Mayor of the City of Daphne be and hereby is directed to cause the following notice to be published in the *Baldwin Times*, a newspaper of general circulation published in Baldwin County, Alabama, once a week for four consecutive weeks, commencing February 21, 2025, and each week thereafter as required by Alabama law:

LEGAL NOTICE

STATE OF ALABAMA
COUNTY OF BALDWIN

NOTICE is hereby given that a bill substantially as follows will be introduced in the 2025 Regular Session of the Legislature of Alabama and application for its passage and enactment will be made; a map indicating specifically the territory to be annexed is on file for public inspection in the office of the probate judge:

A BILL

TO BE ENTITLED

AN ACT

Relating to Baldwin County, to alter, rearrange, and extend the boundary lines and corporate limits of the City of Daphne in Baldwin County.

BE IT ENACTED BY THE LEGISLATURE OF ALABAMA:

Section 1. The boundary lines and corporate limits of the City of Daphne in Baldwin County are altered and rearranged to include within the corporate limits of the municipality, in addition to the lands now included, all of the following territory:

TERRITORY A (Parcels 05-43-06-14-0-000-007.000; 05-43-06-14-0-000-006.001; 05-43-06-14-0-000-007.006; 05-43-06-14-0-000-021.000; 05-43-06-14-0-000-022.000; 05-43-06-14-0-000-006.000; and 05-43-06-14-0-000-021.001)

BEGIN AT THE SOUTHEAST CORNER OF SAINT AUGUSTINE PHASE 5, AS SHOWN IN MAP OR PLAT THEREOF RECORDED IN SLIDE 2894-A, PROBATE RECORDS, BALDWIN COUNTY, ALABAMA, SAID POINT BEING ALSO ON THE WEST RIGHT-OF-WAY OF COUNTY ROAD 54 W; THENCE RUN SOUTH, ALONG SAID WEST RIGHT-OF-WAY, A DISTANCE OF 2,580 FEET, MORE OR LESS, TO A POINT ON THE NORTH RIGHT-OF-WAY OF COUNTY ROAD 64; THENCE RUN WEST, ALONG SAID NORTH RIGHT-OF-WAY, A DISTANCE OF 2,580 FEET, MORE OR LESS, TO A POINT ON THE EAST RIGHT-OF-WAY OF RIGSBY ROAD; THENCE RUN NORTH, ALONG SAID EAST RIGHT-OF-WAY, A DISTANCE OF 2,260 FEET, MORE OR LESS, TO THE SOUTHWEST CORNER OF PARKER SUBDIVISION, AS SHOWN IN MAP OR PLAT THEREOF RECORDED IN SUDE 2540-A, PROBATE RECORDS, BALDWIN COUNTY, ALABAMA; THENCE RUN EAST, ALONG THE SOUTH LINE OF SAID PARKER SUBDIVISION AND A CONTINUATION THEREOF, A DISTANCE OF 1,290 FEET TO THE SOUTHEAST CORNER OF LANDS HERETOFORE CONVEYED TO L.B. WOODRUFF, III AND JAIMIE WOODRUFF, RECORDED AT INSTRUMENT 2023051, PROBATE RECORDS, BALDWIN COUNTY, ALABAMA; THENCE RUN NORTH, ALONG THE EAST LINE OF SAID L.B. WOODRUFF, III AND JAIMIE WOODRUFF LANDS, A DISTANCE OF 330 FEET, MORE OR LESS, TO A POINT ON THE SOUTH LINE OF SAINT AUGUSTINE PHASE 1A, AS SHOWN IN MAP OR PLAT THEREOF RECORDED IN SLIDES 2451-A, B AND C, PROBATE RECORDS, BALDWIN COUNTY, ALABAMA; THENCE RUN EAST, ALONG SAID SOUTH LINE AND A CONTINUATION THEREOF, A DISTANCE OF 1,290 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

TERRITORY B (Parcel 05-43-06-13-0-000-015.000)

COMMENCING AT THE SOUTHWEST CORNER OF SECTION 13, TOWNSHIP 5 SOUTH, RANGE 2 EAST, BALDWIN COUNTY, ALABAMA; THENCE RUN NORTH, ALONG THE WEST LINE OF SAID SECTION 13, A DISTANCE OF 370 FEET, MORE OR LESS; THENCE RUN EAST, A DISTANCE OF 40 FEET, MORE OR LESS TO THE EAST RIGHT-OF-WAY OF COUNTY ROAD 54 W FOR THE POINT OF BEGINNING: THENCE RUN NORTH, ALONG SAID EAST RIGHT-OF-WAY OF COUNTY ROAD 54 W, A DISTANCE OF 785 FEET; THENCE RUN EAST, A DISTANCE OF 1,290 FEET, MORE OR LESS; THENCE RUN SOUTH, A DISTANCE OF 660 FEET, MORE OR LESS; THENCE RUN WEST, A DISTANCE OF 430 FEET, MORE OR LESS; THENCE RUN SOUTH, A DISTANCE OF 480 FEET, MORE OR LESS, TO A POINT ON THE NORTH RIGHT-OF-WAY OF COUNTY ROAD 64; THENCE RUN WEST, ALONG SAID NORTH RIGHT-OF-WAY, A DISTANCE OF 430 FEET, MORE OR LESS; THENCE RUN NORTH, DEPARTING SAID NORTH RIGHT-OF-WAY OF COUNTY ROAD 64, A DISTANCE OF 330 FEET, MORE OR LESS; THENCE RUN WEST, A DISTANCE OF 440 FEET TO THE POINT OF BEGINNING.

TERRITORY C (Parcel 05-43-06-14-0-000-013.002)

LOT 1A, SIMMS-FOSTER SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED AS SLIDE 2825-A IN THE PROBATE OFFICE OF BALDWIN COUNTY, ALABAMA.

TERRITORY D(1) (1st of 2 portions of Parcel 05-43-02-03-0-000-004.000)

COMMENCE AT THE SOUTHEAST CORNER OF SECTION 3, TOWNSHIP 5 SOUTH, RANGE 2 EAST, BALDWIN COUNTY, ALABAMA; THENCE WEST A DISTANCE OF 92 FEET TO A POINT ON THE WEST MARGIN OF ALABAMA STATE HIGHWAY NO. 181 MARKED BY A CAPPED IRON ROD (REBAR); THENCE ALONG SAID WEST MARGIN NORTH 00'05'49" EAST A DISTANCE OF 120.00 FEET TO A POINT MARKED BY A CAPPED IRON ROD (REBAR) FOR THE POINT OF BEGINNING OF THE PROPERTY HEREIN DESCRIBED; THENCE DEPARTING SAID WEST MARGIN NORTH 89'39'06" WEST A DISTANCE OF 223.00 FEET TO A POINT MARKED BY A CAPPED IRON ROD (REBAR); THENCE SOUTH 00'05'49" WEST A DISTANCE OF 120.00 FEET TO A POINT MARKED BY A CAPPED IRON ROD (REBAR); THENCE NORTH 89'39'06" WEST A DISTANCE OF 1010.39 FEET TO A POINT MARKED BY A CAPPED IRON ROD (REBAR); THENCE NORTH 00'15'30" EAST A DISTANCE OF 333.15 FEET TO A POINT MARKED BY AN OPEN TOP IRON PIPE; THENCE SOUTH 89'39'06" EAST A DISTANCE OF 1232.45 FEET TO A POINT ON THE

AFORESAID WEST MARGIN MARKED BY A CAPPED IRON ROD (REBAR); THENCE ALONG SAID WEST MARGIN SOUTH 00'05'49" WEST A DISTANCE OF 213.16 FEET TO THE POINT OF BEGINNING; CONTAINING 383,992 SQUARE FEET (8.82 ACRES) MORE OR LESS.

TERRITORY D(2) (2nd of 2 portions of Parcel 05-43-02-03-0-000-004.000)

COMMENCE AT THE SOUTHEAST CORNER OF SECTION 3, TOWNSHIP 5 SOUTH, RANGE 2 EAST, BALDWIN COUNTY, ALABAMA; THENCE WEST A DISTANCE OF 92 FEET TO A POINT ON THE WEST MARGIN OF ALABAMA STATE HIGHWAY NO. 181 MARKED BY A CAPPED IRON ROD (REBAR) FOR THE POINT OF BEGINNING OF THE PROPERTY HEREIN DESCRIBED; THENCE ALONG SAID WEST MARGIN NORTH 00'05'49" EAST A DISTANCE OF 120.00 FEET TO A POINT MARKED BY A CAPPED IRON ROD (REBAR); THENCE DEPARTING SAID WEST MARGIN NORTH 89'39'06" WEST A DISTANCE OF 223.00 FEET TO A POINT MARKED BY A CAPPED IRON ROD (REBAR); THENCE SOUTH 00'05'49" WEST A DISTANCE OF 120.00 FEET TO A POINT MARKED BY A CAPPED IRON ROD (REBAR); THENCE SOUTH 89'39'06" EAST A DISTANCE OF 223.00 FEET TO THE POINT OF BEGINNING; CONTAINING 26,760 SQUARE FEET (0.61 ACRES) MORE OR LESS.

TERRITORY E(1) (1st of 2 portions of Parcel 05-43-02-10-0-000-002.000)

COMMENCE AT THE SOUTHEAST CORNER OF SECTION 3, TOWNSHIP 5 SOUTH, RANGE 2 EAST, BALDWIN COUNTY, ALABAMA; THENCE WEST A DISTANCE OF 92 FEET TO A POINT ON THE WEST MARGIN OF ALABAMA STATE HIGHWAY NO. 181 MARKED BY A CAPPED IRON ROD (REBAR) FOR THE POINT OF BEGINNING OF THE PROPERTY HEREIN DESCRIBED; THENCE ALONG SAID WEST MARGIN SOUTH 00'05'49" WEST A DISTANCE OF 60.00 FEET TO A POINT MARKED BY A CAPPED IRON ROD (REBAR); THENCE DEPARTING SAID WEST MARGIN NORTH 89'37'35" WEST A DISTANCE OF 222.90 FEET TO A POINT MARKED BY AN IRON ROD (REBAR); THENCE SOUTH 00'06'25" WEST A DISTANCE OF 473.29 FEET TO A POINT MARKED BY AN IRON ROD (REBAR); THENCE SOUTH 89'37'35" EAST A DISTANCE OF 222.98 FEET TO A POINT ON THE AFORESAID WEST MARGIN; THENCE ALONG SAID WEST MARGIN SOUTH 00'05'49" WEST A DISTANCE OF 292.76 FEET TO A POINT MARKED BY A CAPPED IRON ROD (REBAR); THENCE DEPARTING SAID WEST MARGIN NORTH 89'38'46" WEST A DISTANCE OF 224.79 FEET TO A POINT MARKED BY A CAPPED IRON ROD (REBAR); THENCE NORTH 89'35'43" WEST A DISTANCE OF 364.84 FEET TO A POINT MARKED BY A CAPPED IRON ROD (REBAR); THENCE NORTH 00'13'44" EAST

A DISTANCE OF 498.24 FEET TO A POINT MARKED BY A CAPPED IRON ROD (REBAR); THENCE NORTH 8231'42" WEST A DISTANCE OF 650.99 FEET TO A POINT IN A LARGE GULLY; THENCE NORTH 00'15'30" EAST A DISTANCE OF 246.68 FEET TO A POINT MARKED BY A CAPPED IRON ROD (REBAR); THENCE SOUTH 89'39'06" EAST A DISTANCE OF 1233.39 FEET TO THE POINT OF BEGINNING; CONTAINING 566,030 SQUARE FEET (12.99 ACRES) MORE OR LESS.

TERRITORY E (2) (2nd of 2 portions of Parcel 05-43-02-10-0-000-002.000)

COMMENCE AT THE SOUTHEAST CORNER OF SECTION 3, TOWNSHIP 5 SOUTH, RANGE 2 EAST, BALDWIN COUNTY, ALABAMA; THENCE WEST A DISTANCE OF 92 FEET TO A POINT ON THE WEST MARGIN OF ALABAMA STATE HIGHWAY NO. 181 MARKED BY A CAPPED IRON ROD (REBAR); THENCE ALONG SAID WEST MARGIN SOUTH 00'05'49" WEST A DISTANCE OF 218.26 FEET TO A POINT MARKED BY A CAPPED IRON ROD (REBAR) FOR THE POINT OF BEGINNING OF THE PROPERTY HEREIN DESCRIBED; CONTINUE THENCE ALONG SAID WEST MARGIN SOUTH 00'05'49" WEST A DISTANCE OF 157.56 FEET TO A POINT MARKED BY A CAPPED IRON ROD (REBAR); THENCE DEPARTING SAID WEST MARGIN NORTH 89'37'35" WEST A DISTANCE OF 222.96 FEET TO A POINT MARKED BY AN IRON ROD (REBAR); THENCE NORTH 00'06'25" EAST A DISTANCE OF 157.56 FEET TO A POINT; THENCE SOUTH 89'37'35" EAST A DISTANCE OF 222.93 FEET TO THE POINT OF BEGINNING; CONTAINING 35,127 SQUARE FEET (0.81 ACRES) MORE OR LESS.

Section 2. In accordance with Section 11-42-6 of the Code of Alabama 1975, a map showing the proposed territory to be altered, rearranged, and extended from the City of Daphne is on file and open to public inspection in the office of the Judge of Probate in Baldwin County, Alabama.

Section 3. This act shall become effective on October 1, 2025.

* * *

2. That the City Clerk be and hereby is directed to prepare the necessary copies of the above-mentioned Bill for introduction in the Legislature of Alabama; and that immediately after the fourth publication of the notice prescribed in Paragraph 1 above she shall pay the cost of such publication and procure from said publisher an affidavit substantially as follows:

PROOF OF PUBLICATION

**STATE OF ALABAMA
COUNTY OF BALDWIN**

Before me, the undersigned authority in and for said County in said State, this day personally appeared _____, who, being by me first duly sworn, deposes and says that during the times herein mentioned he was _____ of the _____, a newspaper of general circulation published in _____ County, Alabama, and that the attached notice was published in said newspaper once a week for four successive weeks without cost to the State of Alabama, said notice having appeared in the issues of said paper on _____, _____, and _____, all in the year _____.

Sworn to and subscribed before me _____, _____.

Title: _____

* * *

3. The City Clerk is further directed to deliver the prepared Bill together with the publisher's affidavit to the Honorable Matt Simpson, Representative to the legislature of Alabama from Baldwin County, and respectfully request that he cause the same to be introduced in the Legislature of Alabama.

**ADOPTED AND APPROVED BY THE MAYOR AND CITY COUNCIL OF THE
CITY OF DAPHNE, ALABAMA ON THIS, THE 17th DAY OF FEBRUARY, 2025.**

CITY OF DAPHNE, ALABAMA

Robin LeJeune, Mayor

ATTEST:

Candace G. Antinarella, MMC, City Clerk

**CITY OF DAPHNE, ALABAMA
RESOLUTION 2025 - 13**

**A RESOLUTION DECLARING CERTAIN PERSONAL PROPERTY SURPLUS AND
AUTHORIZING THE MAYOR TO DISPOSE OF SUCH PROPERTY**

WHEREAS, the management of the City of Daphne has determined that the items listed below are no longer required for public or municipal purposes; and

WHEREAS, the items listed below are recommended for disposal.

NOW, THEREFORE BE IT RESOLVED, BY THE CITY COUNCIL OF THE CITY OF DAPHNE, ALABAMA that

1. The items listed below are hereby declared to be surplus property; and

DEPT	EQ/VEH #	DESCRIPTION	VIN/SN
Garbage	2019-L	2020 MACK 33CY Automated Side Loader	1M2LR2GC8LM002540
Garbage	1700	2018 Mack LR612-22CY Side Load Garb Tk	1M2LR01C4JM001220
Animal Shelter	1080	2008 FORD F-150 PU	1FTRX12WX8FA63075

2. The Mayor is authorized to advertise and accept bids through Govdeals.com/Liquidity Services Operations LLC as contracted for the sale of such personal property; and
3. The Mayor is authorized to sell said property to the highest bidder and deposit any and all proceeds to the appropriate City fund. The Mayor is further authorized to direct the disposition of any property which is not claimed by any bidder and sign all necessary documents.

APPROVED AND ADOPTED BY THE CITY COUNCIL OF THE CITY OF DAPHNE, ALABAMA, THIS _____ day of _____, 2025.

Robin LeJeune, Mayor

ATTEST:

Candace G. Antinarella, MMC, City Clerk

CITY OF DAPHNE, ALABAMA

RESOLUTION 2025-14

**AUTHORIZING RESOLUTION: FY2025 CAPITAL EQUIPMENT
BUSINESS LOAN AGREEMENT
(BRYANT BANK)**

A RESOLUTION OF THE CITY COUNCIL, THE GOVERNING BODY (“THE COUNCIL”) OF CITY OF DAPHNE, ALABAMA (THE “PAYEE”), FINDING IT NECESSARY TO ACQUIRE CERTAIN EQUIPMENT FOR GOVERNMENTAL PURPOSES AUTHORIZED BY LAW: FINDING THAT IT WOULD BE IN THE PUBLIC INTEREST TO ACQUIRE SUCH EQUIPMENT UNDER THE TERMS OF A BUSINESS LOAN AGREEMENT, THE CITY OF DAPHNE WILL ACQUIRE SUCH EQUIPMENT AND BE REIMBURSED FOR THE COST OF SUCH EQUIPMENT. FINDING THAT SUCH PROPOSAL IS IN THE INTEREST OF THE PAYEE AND AUTHORIZING AND DIRECTING THE AUTHORIZED OFFICER (AS HEREINAFTER DEFINED) TO EXECUTE A BUSINESS LOAN AGREEMENT AND SUPPORTING SCHEDULES AND ATTACHMENTS INCLUDING, BUT NOT LIMITED TO, ASSIGNMENTS OF TITLE TO THE EQUIPMENT TO BRYANT BANK TO THE END THAT THE EQUIPMENT SHALL BE ACQUIRED BY SUCH BANK AND FINANCED FOR THE PAYEE ON THE TERMS AND CONDITIONS EXPRESSED IN SUCH AGREEMENT.

WHEREAS, the Council has determined that it is necessary to acquire the following items of Equipment (the “Equipment”) for use by the Payee for purposes authorized by law: Two (2) 2025 Kenworth T480 Chassis and Cab Garbage Trucks; and

WHEREAS, the Equipment shall be financed pursuant to a Business Loan Agreement executed by the Mayor (the “Agreement”); and

WHEREAS, the Council has determined that it would be in the public interest to acquire such Equipment through the Agreement as provided under Section 41-16A-1 *et seq.* of the Code of Alabama, 1975; and

WHEREAS, to the best knowledge and belief of the Council, the Agreement qualifies as a qualified project bond within the meaning of the Tax Reform Act of 1986; and

WHEREAS, BRYANT BANK has proposed to offer the City a Business Loan to acquire the equipment at the offered price at the rate of 3.65% per annum; and

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DAPHNE, ALABAMA AS FOLLOWS:

SECTION 1: The Mayor (hereinafter the “Authorized Officer”) is hereby authorized and directed to execute a Business Loan Agreement, and all attachments thereto. Such Agreement shall be in substantially the form attached hereto as **Exhibit A**, with such appropriate variations, omissions and insertions as are permitted or required by this Resolution and as are consented to

by the Authorized Officer executing the Agreement, such consent being evidenced by their signatures.

SECTION 2: Upon delivery and acceptance by the Payee of the Equipment, the Authorized Officer is authorized and directed to execute a Certificate of Acceptance of such Equipment, and the term shall commence on the date of acceptance.

SECTION 3: The Authorized Officer is further authorized and directed to execute on behalf of the Payee a Financing Statement and all other documents as provided for in the Agreement to establish and maintain the security interest of BRYANT BANK in such Equipment.

SECTION 4: The Payee and the Council acknowledge that the Agreement contains certain provisions regarding insurance, and agree to provide property damage and liability insurance in accordance with the terms of the Agreement.

ADOPTED AND APPROVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF DAPHNE, ALABAMA ON THIS THE _____ DAY OF _____, 2025.

CITY OF DAPHNE, ALABAMA

Robin LeJeune, Mayor

ATTEST:

Candace G. Antinarella, MMC, City Clerk

EXHIBIT A

Business Loan Agreement and Attachments

(attached)

EXHIBIT A

Business Loan Agreement and Attachments

(attached)

FINANCING OPTIONS FOR PURCHASE OF TWO GARBAGE TRUCKS

Loan Amount: \$ 756,000.00
 Purpose: Purchase of two garbage trucks
 Term: Five Years
 Payment: Semi-Annual

	Bryant Bank	Synovus	The First	Regions	Community Bank
Bank Qualified Rate	3.65%	3.83% - 4.55%	5.03%	Did Not Quote	Did Not Quote
Non Bank Qualified Rate	Did Not Quote	4.10% - 4.55%	6.37%	Did Not Quote	Did Not Quote



January 29, 2025

City of Daphne
Attn: Kelli Reid

Thank you for inviting The First Bank, to submit a proposal to provide financing for the acquisition of two Garbage Trucks. I am pleased to provide you with the following terms of our offer:

Borrower: City of Daphne

Amount: 756,000

Facility Type: Municipal lease

Term: 5 years

Purpose: The proceeds will be used to finance the purchase of two Garbage Trucks for the City

Rate Option: 5.03% tax exempt rate, which would equate to a tax equivalent rate of 6.37% fixed for 60 months

Lease Payments: Lease payments will be semi-annual, to be made on the end of the payment schedule.

Collateral: The collateral shall be the vehicles being acquired

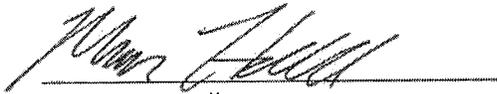
Conditions Precedent: It is understood that this debt issuance or municipal lease is Bank qualified tax exempt. Bond Counsel shall issue a bond opinion letter to The First stipulating that the interest thereon the debt or lease is qualified as Bank qualified tax exempt pursuant to section 265 of the Internal Revenue Service Code of 1986.

Closing: Closing shall occur at a time and place mutually acceptable to the City and The First.

Costs and Fees: There will be no bank related loan fees

We sincerely appreciate the opportunity to provide this financing and look forward to the opportunity to work with you. If you have any questions or concerns, please do not hesitate to contact us.

Sincerely,



Mason Howell
Vice President/Commercial Lender
(251)-621-1044

CITY OF DAPHNE, ALABAMA

ORDINANCE 2025- 02

**AN ORDINANCE TO ADJUST SPEED LIMITS
AND TO POST SPEED LIMIT SIGNS**

WHEREAS, the traffic patterns and speeding problems on the public streets, roads, and highways within the City of Daphne have been studied and certain recommendations have been made to the City Council relative to establishing speed limits in accordance therewith; and

WHEREAS, the City Council of the City of Daphne has determined that it is in the best interests of the public health, safety, and welfare of the citizens of Daphne to adjust certain speed limits and post speed limit signs within the corporate boundaries of the City of Daphne; and

WHEREAS, the City Council of the City of Daphne desires to post speed limit signs, which shall reflect the adjusted speed limits, the quantity and location of which shall be determined by the City of Daphne Public Works Department; and

WHEREAS, any violation of the aforementioned posted speed limits shall constitute a traffic offense, pursuant to the Alabama Code, and within the jurisdiction of The City of Daphne Municipal Court.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DAPHNE, ALABAMA AS FOLLOWS:

SECTION ONE: PUBLIC STREETS

The speed limit on all public streets, roads and highways located within the City Limits of the City of Daphne, Alabama, excluding U.S. Highway 98, U.S. Highway 90, and State Road 181, are hereby fixed at 25 miles per hour (hereinafter “m.p.h.”) unless listed herein.

SECTION TWO: NEW CITY ROADWAYS

The speed limit on all proposed new (residential or commercial) roadways shall be set at a maximum 25 m.p.h. and all plats, plans, and submissions to the City of Daphne shall reflect the maximum allowable speed for the proposed new roads. Any new roadways proposing speed limit greater than 25 m.p.h. shall be approved by the City Council with a favorable recommendation from the Planning Commission and Public Works Director.

SECTION THREE: SCHOOL ZONES

During the school year and at designated times while school is in session, the speed limit in and through school zones is hereby fixed at 25 m.p.h., unless otherwise posted. Outside of the designated times and/or when school is not in session, the speed limit in the school zone shall conform to the speed limit set in the adjacent areas, unless otherwise posted.

SECTION FOUR:**POSTED SPEEDS FOR LISTED ROADWAYS**

The following Roadways shall have posted speed limits for the extents shown:

Road Name	Speed (m.p.h.)	From	To
Bayfront Dr	20	Entire roadway	
Capital Dr	30	Rand Ave	Daphne Ave, CR 64
Champions Way	35	CR 13	St Hwy 181
Corte Rd	40	US Hwy 181	CR 13
CR 13	35	CR 64	Champions Way
CR 13	45	Milton Jones Rd	CR 64
CR 13	45	Champions Way	US Hwy 90
CR 64 (Daphne Ave)	45	US Hwy 98	St. Hwy 181
Daphne Ave	30	Main Street	US Hwy 98
Equity Drive	30	Rand Ave	Daphne Ave, CR 64
Greenbay Circle	20	Entire roadway	
Jackson St	15	Entire roadway	
Johnson Rd	25	Pine St	US Hwy 98
Johnson Rd	30	US Hwy 98	N. Main St (Scenic 98)
Jubilee Farms PUD	20	All streets within the Jubilee Farms PUD	
Milton Jones Rd	35	St. Hwy 181	CR 13
N. Main St	25	D'Olive Blvd	US Hwy 90
N. Main St	35	US Hwy 98	D'Olive Blvd
Park Dr	25	Jenkins Ln	Tallent Ln
Park Dr	35	Tallent Ln	N. Main St
Park Dr (Curve)	15	Pollard Rd	Jenkins Ln
Pinehill Rd	35	Park Dr	N. Main St
Pleasant Rd	35	St. Hwy 181	CR 13
Pollard Rd	35	South City Limits	Brookside Ln
Pollard Rd	25	Brookside Ln	Eagle Dr
Pollard Rd (Curve)	15	Eagle Dr	Park Dr
Public Works Rd	35	Well Rd	Rand Ave
Rand Ave	30	CR 13	Capital Dr
Main St (Scenic 98)	35	Southern city limit	Johnson Rd
Main St (Scenic 98)	25	Johnson Rd	Santa Rosa Ave
Main St (Scenic 98)	35	Santa Rosa Ave	US Hwy 98
Timber Creek Blvd	30	US Hwy 31	St. Hwy 181
Well Rd	30	Pollard Rd	CR 13
Whispering Pines Rd	35	CR 13	S. Main St

SECTION FIVE: PENALTY

Any person who is convicted of speeding in excess of the speed limits as set forth in Sections One (1) through Five (5) above shall be fined in accordance with Title 32-5A-8 of the Code of Alabama (1975), as amended or may be amended, and City of Daphne Ordinance 1987-8, as amended.

SECTION SIX: REPEALER

Ordinance Nos. 2002-28, 2012-43, 2016-22, 2017-17, 2019-50 and 2023-36 are hereby repealed in their entirety. All Ordinances repealed by those Ordinances shall remain repealed and are not revived. All other City of Daphne Ordinances or parts thereof in conflict with the provision of this Ordinance, in so far as they conflict, are hereby repealed.

SECTION SEVEN: SEVERABILITY

If any article, section, sentence, clause, or phrase in this Ordinance is, for any reason, held to be invalid or unconstitutional by declaration of any Court of competent jurisdiction, such declaration shall not affect the validity of the remaining portions of this Ordinance.

SECTION EIGHT: EFFECTIVE DATE

This Ordinance shall take effect as provided by law after passage, approval, and publication.

APPROVED AND ADOPTED by the CITY COUNCIL of the CITY OF DAPHNE, ALABAMA, this _____ day of _____, 2025.

Robin LeJeune, Mayor

Attest:

Candace G. Antinarella, MMC, City Clerk

**CITY OF DAPHNE, ALABAMA
ORDINANCE 2025-03**

**Ordinance to Pre-Zone Property Located Southeast of the intersection
of Jonesboro Road and Friendship Road
Ann White-Spunner, John White-Spunner, B Co, LLC,
SRW Investments, LLC and O Company, LLC**

WHEREAS, Ann White-Spunner, John White-Spunner, B Co, LLC, SRW Investments, LLC and O Company, LLC as the owners of certain real property located within the unincorporated area of Baldwin County, Alabama, has requested that said property that is currently zoned by the County as B-3, General Business, Baldwin County District 15, in the extraterritorial planning jurisdiction of the City of Daphne, be pre-zoned as B-2, General Business, prior to annexation into the City of Daphne; and

WHEREAS, said real property is located Southeast of the intersection of Jonesboro Road and Friendship Road, being more particularly described as follows:

Legal Description for Property to be Pre-Zoned:

LOTS 1 & 2, BUSINESS CENTER OF FRIENDSHIP ROAD, AS RECORDED ON SLIDES 2090-X AND 2090-D IN THE OFFICE OF THE JUDGE OF PROBATE, BALDWIN COUNTY, ALABAMA.

WHEREAS, at the regular Planning Commission meeting on December 19, 2024, the Commission considered said request and voted to set forth a favorable recommendation to the City Council to pre-zone the property B-2, General Business; and,

WHEREAS, due notice of said proposed pre-zoning has been provided to the public as required by law through publication and open display at City Hall, and a public hearing was held before the City Council on February 17, 2025; and,

WHEREAS, the City Council of the City of Daphne, after due consideration and upon consideration of the recommendation and notes of the Planning Commission, deemed that said application for pre-zoning of the above described real property and as set forth on a map of the property attached hereto and made a part of this Ordinance as Exhibit "A" is proper and in the best interest of the health, safety, and welfare of the citizens of the City of Daphne, Alabama; and

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DAPHNE, ALABAMA, as follows:

SECTION I: ZONING

That above described real property is hereby pre-zoned B-2, General Business, City of Daphne. Upon annexation of the property prior to the expiration of the pre-zoning as set forth in Section IV, the property shall be assigned the zoning district in accordance with the pre-zoning and the zoning ordinance and zoning map shall be amended to reflect said zoning. Should annexation not occur prior to the expiration of this pre-zoning as set forth in Section IV, this pre-zoning shall have no effect and the designation of a zoning district for the property shall be set forth in the annexation ordinance.

Until such time as the property is annexed into the City of Daphne, the property shall remain in the unincorporated area of Baldwin County and zoned in accordance with the Baldwin County Commission’s zoning plan. The County’s zoning for the property at the time the request for pre-zoning was submitted was as B-3, General Business, Baldwin County District 15, Exterritorial Planning Jurisdiction.

SECTION II: REPEALER.

All other City Ordinances or parts thereof in conflict with the provisions of this Ordinance, in so far as they conflict, are hereby repealed.

SECTION III: SEVERABILITY.

The provisions of this Ordinance are severable. If any provision, section, paragraph, sentence, or part thereof shall be held unconstitutional or invalid, such decision shall not affect or impair the remainder of said Ordinance, it being the legislative intent to ordain and enact each provision, section, paragraph, sentence, and part thereof separately and independently of each other.

SECTION IV: EFFECTIVE AND EXPIRATION DATE.

This Ordinance shall take effect after the date of its approval by the City Council of the City of Daphne and publication as required by law. Pursuant to Code of Alabama (1975) Section 11-52-85, the zoning of the subject property shall become effective upon the date the territory is annexed into the corporate limits. If any portion of the subject property is not annexed into the corporate limits within 180 days of the initiation of annexation proceedings as provided by law, this pre-zoning shall be null and void. Should the pre-zoning become null and void, the applicant may reapply for pre-zoning at any time as long as an annexation petition is pending.

ADOPTED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF DAPHNE, ALABAMA, THIS _____ day of _____, 2025.

Robin LeJeune, Mayor

ATTEST:

Candace G. Antinarella, MMC, City Clerk

**CITY OF DAPHNE, ALABAMA
ORDINANCE 2025-04**

**ORDINANCE TO ANNEX PROPERTY CONTIGUOUS TO THE
CORPORATE LIMITS OF THE CITY OF DAPHNE**

**Property Located Southeast of the intersection of
Jonesboro Road and Friendship Road
Ann White-Spunner, John White-Spunner, B Co, LLC,
SRW Investments, LLC and O Company, LLC**

WHEREAS, on the 18th day of November, 2024, Ann White-Spunner, John White-Spunner, B Co, LLC, SRW Investments, LLC and O Company, LLC as the owners of certain real property hereinafter described, did file with the City Clerk a petition requesting that said tracts or parcels of land be annexed into and become part of the City of Daphne, Alabama (the “City”); and

WHEREAS, said petition did contain an accurate description of the property to be annexed together with a map of the said territory showing its relationship to the corporate limits of the City of Daphne, Alabama, and the signatures of all owners of the property described; and

WHEREAS, said petition was presented to the Planning Commission of the City of Daphne at a regular scheduled meeting on December 19, 2024, and the Commission set forth a favorable recommendation for the City Council of the City of Daphne to consider said request for annexation of said property; and

WHEREAS, after proper publication, a public hearing was held by the City Council on February 17, 2025, concerning the petition for annexation.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DAPHNE, ALABAMA, AS FOLLOWS:

SECTION ONE: ANNEXATION

The City Council of the City of Daphne finds and declares as the legislative body of the City that it is in the best interest of the citizens of the City and the citizens of the affected area to bring the property described in Section Three of this Ordinance into the corporate limits of the City, and has further determined that all legal requirements for annexing said real property have been met pursuant to Sections 11-42-20 through 11-42-24, *et seq.*, Code of Alabama (1975); effective on publication as required by Section 11-42-21, Code of Alabama (1975), as amended.

SECTION TWO: ZONING

At the _____, regularly scheduled City Council meeting, Ordinance 2024-__ was adopted pre-zoning the said property as B-2, General Business, with the apportionment of said zoning districts to the subject property described therein.

SECTION THREE: DESCRIPTION OF TERRITORY

The boundary lines of the City of Daphne are hereby altered or rearranged so as to include all the territory heretofore encompassed by the corporate limits of the City of Daphne and, in addition thereto, the following described property, to-wit:

Legal Description for Annexation:

LOTS 1 & 2, BUSINESS CENTER OF FRIENDSHIP ROAD, AS RECORDED ON SLIDES 2090-X AND 2090-D IN THE OFFICE OF THE JUDGE OF PROBATE, BALDWIN COUNTY, ALABAMA.

SECTION FOUR: MAP OF PROPERTY

The property hereby annexed into the City of Daphne, Alabama, as described in Section Three of this Ordinance, is set forth on a map of the property attached hereto and made a part of this Ordinance as Exhibit “B” showing its relationship to the corporate limits of the City of Daphne.

SECTION FIVE: EFFECTIVE DATE AND PUBLICATION

This Ordinance shall become effective upon its date of publication as required by Section 11-42-21 Code of Alabama (1975), as amended, and the property described herein shall be then annexed into the corporate limits of the City of Daphne, and a certified copy of the same shall be filed with the Office of the Judge of Probate of Baldwin County, Alabama, in accordance with Section 11-42-21, Code of Alabama (1975), as amended.

APPROVED AND ADOPTED BY THE CITY COUNCIL OF THE CITY OF DAPHNE, ALABAMA, THIS THE ___ DAY OF _____, 2025.

Robin LeJeune, Mayor

ATTEST:

Candace G. Antinarella, MMC, City Clerk

**CITY OF DAPHNE, ALABAMA
ORDINANCE 2025-05**

**Ordinance to Re-Zone Property Located
Five hundred feet northeast of the intersection of County Road 64 and Dixon Lane**

WHEREAS, East Fish River, LLC, as the owner of certain real property located within the City of Daphne, has requested that said property that is currently zoned as R-1, Low Density Single Family Residential, be re-zoned as PUD, Planned Unit Development; and

WHEREAS, said real property is located five hundred feet northeast of the intersection of County Road 64 and Dixon Lane and more particularly described as follows:

Legal Description of Property to be Re-Zoned to PUD, Planned Unit Development:

PARCEL 1:

BEGINNING AT A CAPPED REBAR MARKER IN AN OLD FENCE CORNER AT THE NORTHWEST CORNER OF SECTION 18, TOWNSHIP 5 SOUTH, RANGE 3 EAST, SAID POINT ALSO BEING THE SOUTHEAST CORNER OF SECTION 12, TOWNSHIP 5 SOUTH, RANGE 2 EAST, BALDWIN COUNTY, ALABAMA; RUN THENCE SOUTH 89 DEGREES 44 MINUTES 55 SECONDS EAST, ALONG THE LINE OF AN OLD FENCE, 1342.93 FEET TO A CAPPED REBAR MARKER IN AN OLD FENCE CORNER; RUN THENCE SOUTH 00 DEGREES 28 MINUTES 39 SECONDS WEST, ALONG THE LINE OF AN OLD FENCE, 2647.30 FEET TO A CAPPED REBAR MARKER; RUN THENCE NORTH 89 DEGREES 51 MINUTES 26 SECONDS EAST, ALONG THE LINE OF AN OLD FENCE, 697.40 FEET TO A CAPPED REBAR MARKER; RUN THENCE SOUTH 00 DEGREES 06 MINUTES 02 SECONDS EAST, ALONG THE LINE OF AN OLD FENCE 2191.34 FEET TO A CAPPED REBAR MARKER ON THE NORTH RIGHT-OF-WAY LINE OF BALDWIN COUNTY HIGHWAY NO. 64, (80 FOOT RIGHT-OF-WAY); RUN THENCE SOUTHWESTWARDLY, ALONG SAID RIGHT-OF-WAY LINE, FOLLOWING A CURVE TO THE RIGHT HAVING A RADIUS OF 1853.82 FEET, AN ARC DISTANCE OF 1226.33 FEET (CHORD: SOUTH 70 DEGREES 54 MINUTES 35 SECONDS WEST, 1204.09 FEET) TO A CAPPED REBAR MARKER; RUN THENCE SOUTH 89 DEGREES 49 MINUTES 59 SECONDS WEST, ALONG SAID RIGHT-OF-WAY LINE, 470.53 FEET TO A POINT ON THE CENTERLINE OF FISH RIVER; RUN THENCE NORTHWARDLY, ALONG SAID CENTERLINE OF FISH RIVER AND FOLLOWING THE MEANDERS THEREOF, FOR A DISTANCE OF 12,236 FEET, MORE OR LESS, TO A POINT ON THE WESTWARD EXTENSION OF THE LINE OF AN OLD FENCE; RUN THENCE NORTH 87 DEGREES 10 MINUTES 45 SECONDS EAST, ALONG THE LINE OF SAID OLD FENCE, 815.97 FEET TO A CAPPED REBAR MARKER; RUN THENCE SOUTH 00 DEGREES 01 MINUTES 06 SECONDS WEST, ALONG THE LINE OF AN OLD FENCE 2646.66 FEET TO THE POINT OF BEGINNING.

PARCEL 2:

COMMENCE AT THE "LOCALLY ACCEPTED" NORTHWEST CORNER OF SECTION 17, TOWNSHIP 5 SOUTH, RANGE 3 EAST, SAINT STEPHENS MERIDIAN FOR THE POINT OF BEGINNING; RUN THENCE SOUTH 00 DEGREES 02 MINUTES 04 SECONDS EAST, A DISTANCE OF 675.29 FEET TO A POINT ON THE NORTH MARGIN OF BALDWIN COUNTY HIGHWAY NUMBER 64; RUN THENCE NORTH 72 DEGREES 35 MINUTES 16 SECONDS EAST, A DISTANCE OF 62.87 FEET TO A POINT ON SAID HIGHWAY #64; RUN THENCE NORTH 00 DEGREES 02 MINUTES 04 SECONDS WEST, A DISTANCE OF 656.13 FEET; THENCE RUN NORTH 89 DEGREES 39 MINUTES 45 SECONDS WEST, A DISTANCE OF 60.0 FEET TO THE POINT OF BEGINNING.

PARCEL 3:

THE SOUTH 60.0 FEET OF THE EAST ONE HALF OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 5 SOUTH, RANGE 3 EAST, SAINT STEPHENS MERIDIAN.

PARCEL 4:

A STRIP OF LAND 60-FEET WIDE, WITHIN THE NORTHWEST CORNER OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 5 SOUTH, RANGE 3 EAST, EXTENDING FROM THE END OF THE COUNTY MAINTAINED PURSLEY ROAD, WESTWARDLY TO THE EAST LINE OF THE WEST ONE-HALF OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 5 SOUTH, RANGE 3 EAST, ST. STEPHENS MERIDIAN, BALDWIN COUNTY, ALABAMA. SAID STRIP OF LAND BEING 60-FEET WIDE AND APPROXIMATELY 40- FEET LONG, MORE OR LESS.

PARCEL 5:

THE SOUTHWEST QUARTER AND THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 5 SOUTH, RANGE 3 EAST.

PARCEL 6:

COMMENCE AT THE "LOCALLY ACCEPTED" SOUTHWEST CORNER OF SECTION 8, TOWNSHIP 5 SOUTH, RANGE 3 EAST, SAINT STEPHENS MERIDIAN FOR THE POINT OF BEGINNING; RUN THENCE SOUTH 89 DEGREES 39 MINUTES 44 SECONDS EAST, ALONG THE SOUTH LINE OF SAID SECTION 8, A DISTANCE OF 60.0 FEET; RUN THENCE NORTH 44 DEGREES 39 MINUTES 45 SECONDS WEST, A DISTANCE OF 84.85 FEET; RUN THENCE SOUTH 00 DEGREES 02 MINUTES 04 SECONDS EAST, ALONG THE WEST LINE OF SAID SECTION 8, A DISTANCE OF 60.0 FEET TO THE POINT OF BEGINNING.

PARCEL 7:

COMMENCE AT THE "LOCALLY ACCEPTED" NORTHEAST CORNER OF SECTION 18, TOWNSHIP 5 SOUTH, RANGE 3 EAST, SAINT STEPHENS MERIDIAN FOR THE POINT OF BEGINNING; RUN THENCE SOUTH 00 DEGREES 02 MINUTES 04 SECONDS EAST, ALONG THE EAST LINE OF SAID SECTION 18, A DISTANCE OF 25.25 FEET; RUN THENCE NORTH 44 DEGREES 39 MINUTES 45 SECONDS WEST, A DISTANCE OF 35.70 FEET; RUN THENCE SOUTH 89 DEGREES 39 MINUTES 45 SECONDS EAST, ALONG THE NORTH LINE OF SAID SECTION 18, A DISTANCE OF 30.0 FEET TO THE POINT OF BEGINNING.

WHEREAS, at the regular Planning Commission meeting on December 19, 2024, the Commission considered said request and the motion failed for a favorable recommendation; and,

WHEREAS, due notice of said proposed re-zoning has been provided to the public as required by law through publication and open display at the Daphne Public Library and City Hall, and a public hearing was held before the City Council on February 17, 2025; and,

WHEREAS, the City Council of the City of Daphne, after due consideration and upon consideration of the recommendation and notes of the Planning Commission, deemed that said application for re-zoning of the above described real property is proper and in the best interest of the health, safety, and welfare of the citizens of the City of Daphne, Alabama; and

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DAPHNE, ALABAMA, as follows:

SECTION I: ZONING

The above described real property is hereby re-zoned from R-1, Low Density Single Family Residential to PUD, Planned Unit Development, and the zoning ordinance and zoning map shall be amended to reflect the said zoning change.

SECTION II: REPEALER.

All other City Ordinances or parts thereof in conflict with the provisions of this Ordinance, in so far as they conflict, are hereby repealed.

SECTION III: SEVERABILITY.

The provisions of this Ordinance are severable. If any provision, section, paragraph, sentence, or part thereof shall be held unconstitutional or invalid, such decision shall not affect or impair the remainder of said Ordinance, it being the legislative intent to ordain and enact each provision, section, paragraph, sentence, and part thereof separately and independently of each other.

SECTION IV: EFFECTIVE DATE AND REVERSION.

This Ordinance shall take effect and be in force from and after the date of its approval by the City Council of the City of Daphne and after publication as required by law. This zoning classification is subject to a two (2) year reversionary clause. Two years from the date this Ordinance is enacted, if the site development has not started for the purpose listed herein, the zoning shall be null and void and the property shall revert to the prior zoning district. Refer to Section 22-2, Reversionary Clause, of the Daphne Land Use and Development Ordinance.

ADOPTED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF DAPHNE, ALABAMA, THIS A _____ DAY OF _____, 2025.

Attest:

Robin LeJeune, Mayor

Candace G. Antinarella, MMC, City Clerk