

A PRELIMINARY PLAT DRY CREEK SUBDIVISION

BEING A PORTION OF SECTION 4, TOWNSHIP-2-NORTH, RANGE-31-WEST, ESCAMBA COUNTY, FLORIDA
36 LOTS ZONED: RMU, FUTURE LAND USE: RC
MAY 2021

UTILITY PROVIDERS:

TELEPHONE: FRONTIER COMMUNICATIONS
MOLINO, FL 32577
(800) 921-8101

CABLE TELEVISION: SPECTRUM
240 HIGHWAY 97 SOUTH
CANTONMENT, FL 32533
(866) 874-2389

ELECTRIC POWER: GULF POWER
ONE ENERGY PLACE
PENSACOLA, FL 32520-0047
CHAD SWAILS, 429-2603, 429-2655 FAX
ceswails@southcaro.com

POTABLE WATER: MOLINO ROAD
1640 MOLINO ROAD
MOLINO, FL 32577

SANITARY SEWER: PRIVATE SEPTIC

ENGINEER'S NOTES:

- 1.) THERE SHALL BE A 10 FOOT PRIVATE DRAINAGE EASEMENT ALONG ALL COMMON LOT LINES, BEING 5 FOOT ON EACH SIDE OF SAID LINES.
- 2.) THE PROJECT ENGINEER (ENGINEER OF RECORD) SHALL PROVIDE TO ESCAMBA COUNTY "AS-BUILT" RECORD DRAWINGS FOR VERIFICATION AND APPROVAL BY ESCAMBA COUNTY ONE WEEK PRIOR TO REQUESTING A FINAL INSPECTION OR PROVIDE "AS-BUILT" CERTIFICATION THAT THE PROJECT CONSTRUCTION ADHERES TO THE PERMITTED PLANS AND SPECIFICATION. THE "AS-BUILT" CERTIFICATION OR THE "AS-BUILT" RECORD DRAWINGS MUST BE SIGNED, SEALED AND DATED BY A REGISTERED FLORIDA PROFESSIONAL ENGINEER.
- 3.) THE DEVELOPER/CONTRACTOR SHALL INSTALL PRIOR TO THE START OF CONSTRUCTION AND MAINTAIN DURING CONSTRUCTION ALL SEDIMENT CONTROL MEASURES AS REQUIRED TO RETAIN ALL SEDIMENTS ON THE SITE. IMPROPER SEDIMENT CONTROL MEASURES MAY RESULT IN CODE ENFORCEMENT VIOLATION.
- 4.) RETENTION/DETENTION AREAS SHALL BE SUBSTANTIALLY COMPLETED PRIOR TO ANY CONSTRUCTION ACTIVITIES THAT MAY INCREASE STORMWATER RUNOFF RATES. THE DEVELOPER/CONTRACTOR SHALL CONTROL STORMWATER DURING ALL PHASES OF CONSTRUCTION.
- 5.) ALL DISTURBED AREAS WHICH ARE NOT PAVED SHALL BE STABILIZED WITH SEEDING, FERTILIZER AND MULCH, HYDROSEED AND/OR SOD. IF WINTER RYE SEED IS USED, INCLUDE A BAHIA MIX TO INSURE CONTINUED GROWTH AFTER WINTER MONTHS.
- 6.) ALL NEW BUILDING ROOF DRAINS, DOWN SPOUTS, OR GUTTERS SHALL BE ROUTED TO CARRY ALL STORMWATER TO RETENTION/DETENTION AREAS.
- 7.) DEVELOPER/CONTRACTOR/HOME OWNERS ASSOCIATION SHALL RESHAPE PER PLAN SPECIFICATIONS, CLEAN DUT ACCUMULATED SILT, AND STABILIZE RETENTION/DETENTION POND AT END OF CONSTRUCTION WHEN ALL DISTURBED AREAS HAVE BEEN STABILIZED AND AT END OF THE 2-YEAR COMPLIANCE PERIOD.
- 8.) CONTRACTOR SHALL MAINTAIN RECORD DRAWINGS DURING CONSTRUCTION WHICH SHOW AS-BUILT CONDITIONS OF ALL WORK INCLUDING PIPING, DRAINAGE STRUCTURES, TOP OF POND, OUTLET STRUCTURES, DIMENSIONS, ELEVATIONS, GRADING ETC. RECORD DRAWINGS SHALL BE PROVIDED TO THE ENGINEER OF RECORD PRIOR TO REQUESTING FINAL INSPECTION.
- 9.) THE OWNER OR HIS AGENT SHALL SHALL ARRANGE/SCHEDULE WITH THE COUNTY A FINAL INSPECTION OF THE DEVELOPMENT UPON COMPLETION AND ANY INTERMEDIATE INSPECTIONS AT (850) 595-3475. AS-BUILT CERTIFICATION IS REQUIRED PRIOR TO REQUEST FOR FINAL INSPECTION/APPROVAL.
- 10.) NOTIFY SUNSHINE UTILITIES 48 HOURS IN ADVANCE PRIOR TO DIGGING WITHIN R/W, 1-800-432-4770.
- 11.) ALL ASPECTS OF THE STORMWATER/DRAINAGE COMPONENTS AND/OR TRANSPORTATION COMPONENTS SHALL BE COMPLETED PRIOR TO REQUESTING FINAL INSPECTION.
- 12.) NO DEVIATIONS OR REVISIONS FROM THESE PLANS BY THE CONTRACTOR SHALL BE ALLOWED WITHOUT PRIOR APPROVAL FROM BOTH THE DESIGN ENGINEER AND ESCAMBA COUNTY. ANY DEVIATIONS MAY RESULT IN DELAYS IN COUNTY ACCEPTANCE OF IMPROVEMENTS.
- 13.) THE CONTRACTOR SHALL NOTIFY FDOT 48 HOURS IN ADVANCE PRIOR TO INITIATING ANY WORK IN THE STATE RIGHT-OF-WAY.
- 14.) TO COMPLY WITH NPDES REQUIREMENTS, ALL EROSION CONTROL MEASURES SHALL BE INSPECTED AFTER EACH REQUIRED RAINFALL EVENT OR AT LEAST WEEKLY. THE CONTRACTOR SHALL DOCUMENT SUCH INSPECTIONS AND EROSION CONTROL MAINTENANCE EFFORTS, INSPECTION RECORDS SHALL BE PROVIDED TO THE NPDES PERMIT APPLICANT FOR PROPER REPORTING TO FDEP.
- 15.) THE MAIL KIOSK IS TO BE CONSTRUCTED IN ACCORDANCE WITH ADA STANDARDS.
- 16.) PRIOR TO CP APPROVAL, THE STRUCTURAL ENGINEER SHALL PROVIDE A CERTIFIED BRIDGE DESIGN MEETING COUNTY REQUIREMENTS AND THE LATEST EDITIONS OF AASHTO LRFD BRIDGE DESIGN SPECIFICATIONS.
- 17.) PRELIMINARY PLAT APPROVAL IS REQUIRED TO MAP THE PROPOSED SUBDIVISION OF LAND AND ENSURE THE DIVISION OF LAND MEETS ALL THE LAND USE REGULATIONS OF THE LUC. HOWEVER, ALL LAND SHALL REMAIN IN ITS NATURAL, VEGETATED STATE UNTIL SUCH TIME AS FUTURE PLAT/PLAN PHASE OR PERMITTING FROM ESCAMBA COUNTY ALLOWS FOR SUCH. ALL LAND CLEARING, TREE REMOVAL, GRADING, EXCAVATING, FILL MATERIALS PLACED ONSITE, OR ANY OTHER DEVELOPMENT AND LAND DISTURBANCE ACTIVITIES SHALL BE PERMITTED UNDER SEPARATE AUTHORIZATION OTHER THAN THE PRELIMINARY PLAT PHASE.
- 18.) WITHIN THE PRIME FARMLAND AREA, NO MORE THAN 5 ACRES OF IMPERVIOUS AREA WILL BE ALLOWED
- 19.) NO SUBDIVISION ENTRANCE SIGN IS PROPOSED.
- 20.) INDIVIDUAL SEPTIC TANK SYSTEMS WILL BE UTILIZED FOR EACH LOT. ALL COUNTY/STATE ENVIRONMENTAL HEALTH DEPARTMENT REQUIREMENTS ARE TO BE MET.

UTILITIES NARRATIVE:

POTABLE WATER:
AFTER RECEIVING ERP, FDEP, MOLINO UTILITIES, AND ESCAMBA COUNTY APPROVALS, THE DEVELOPER PLANS TO CONNECT TO THE EXISTING ADJACENT POTABLE WATER SYSTEM OF ECIA, CONSTRUCTING ALL NECESSARY UNDERGROUND WATER MAINS, VALVES, AND FIRE HYDRANTS TO SERVE THIS DEVELOPMENT. UPON COMPLETION, THE ENTIRE SYSTEM WILL THEN BE TURNED OVER TO MOLINO UTILITIES FOR ACCEPTANCE AND MAINTENANCE.

SANITARY SEWER:
ONCE CONSTRUCTION OF THE SUBDIVISION IS COMPLETE AND THE FINAL PLAT IS RECORDED, THE HOMEOWNER WILL INSTALL INDIVIDUAL SEPTIC TANK SYSTEMS FOR EACH LOT WHICH WILL MEET ALL COUNTY & STATE HEALTH DEPARTMENT STANDARDS AND REQUIREMENTS.

STORM SEWER:
AFTER RECEIVING ERP, FDEP, MOLINO UTILITIES, AND ESCAMBA COUNTY APPROVALS, THE DEVELOPER PLANS TO CONSTRUCT ALL NECESSARY STORMWATER MANHOLES, PIPES, AND STORMWATER PONDS TO SERVE THIS DEVELOPMENT. THE ENGINEER WILL DESIGN THE STORM DRAINAGE SYSTEM TO COMPLY WITH ESCAMBA COUNTY STORMWATER ORDINANCES. UPON COMPLETION, THE ENTIRE SYSTEM WILL BE TURNED OVER TO ESCAMBA COUNTY FOR OWNERSHIP AND MAINTENANCE. THE STORMWATER DISCHARGE FROM THE SITE WILL FLOW INTO THE ONSITE WETLANDS AND CONTINUE ALONG THE EXISTING DRAINAGE WAY.

ELECTRIC, GAS, TELEPHONE, & TV CABLE:
THESE SERVICES TO BE INSTALLED AND MAINTAINED BY THE APPROPRIATE UTILITY COMPANY.

SITE DATA:

TAX PARCEL ID: 04-2N-31-4101-000-000

OVERALL SITE AREA: 37.37 ACRES
NUMBER OF LOTS: 36

SETBACK REQUIREMENTS:

FRONT YARD: 40 FEET

SIDE YARD: ON EACH SIDE, 5 FEET OR 10% OF THE LOT WIDTH AT THE STREET RIGHT-OF-WAY, WHICHEVER IS GREATER, BUT NOT REQUIRED TO EXCEED 15 FEET.

REAR YARD: 40 FEET.

ZONED: RMU
FLU: RC

PRIME FARMLAND AREA:

NO MORE THAN 5 ACRES OF IMPERVIOUS AREA WILL BE ALLOWED WITHIN THE PRIME FARMLAND AREA.

EXISTING USE: PLANTED PINE, NO FARMING.

PROPOSED USE: 32 TOTAL RESIDENTIAL LOTS

LOTS 1-9, BLOCK 'A' (FULL)

LOTS 1-5, BLOCK 'B' (FULL)

LOTS 8-11, BLOCK 'B' (FRONT HALF)

LOTS 12-27, BLOCK 'B' (FULL)

PRIME FARMLAND AREAS

TOTAL PRIME FARMLAND AREA: 976,213 SQ FT

ALLOWED IMPERVIOUS AREA: 217,800 SQ FT

PROPOSED PAVEMENT: 73,710 SQ FT

ALLOWED LOT IMPERVIOUS AREAS: 144,090 SQ FT

ALLOWED IMPERVIOUS AREAS PER LOT:

FULL LOT: 4,503 SQ FT

HALF LOT: 2,251 SQ FT

FLOOD STATEMENT:

THE PARCEL SHOWN HEREON IS LOCATED IN FLOOD ZONE "X" AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN AND FLOOD ZONE "A" AREAS DETERMINED TO BE INSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN, ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP OF ESCAMBA COUNTY, FLORIDA, AND INCORPORATED AREAS. FIRM INDEX DATA: SEPTEMBER 29, 2006, COMMUNITY PANEL NUMBER: 120080 0250 G, MAP NUMBER 12033C0230G, MAP REVISED DATE: SEPTEMBER 29, 2006.

ELEVATION NOTES:

THE ELEVATIONS AS SHOWN HEREON ARE REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 FROM THE FLORIDA DEPARTMENT OF TRANSPORTATION F.P.R.N. GPS NETWORK.

SIGN NOTE:

NO SUBDIVISION ENTRANCE SIGN IS PROPOSED AT THIS TIME.

OWNER/DEVELOPER:

DRY CREEK PROPERTIES, LLC.
3812 CRABTREE CHURCH ROAD
MOLINO, FL 32577
PHONE: 850-982-9126

ENGINEER:

DAVID FITZPATRICK, P.E.
10250 NORTH PALAFOX STREET
PENSACOLA, FL 32534
PHONE: 850-476-8677

SURVEYOR:

E. WAYNE PARKER
MERRILL PARKER SHAW, INC.
4928 N. DAVIS HIGHWAY
PENSACOLA, FL 32503
(850) 478-4923

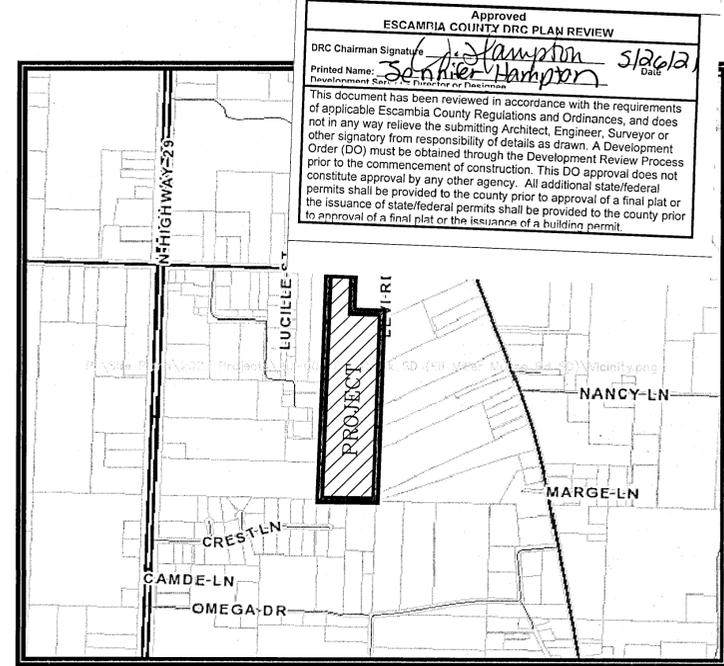
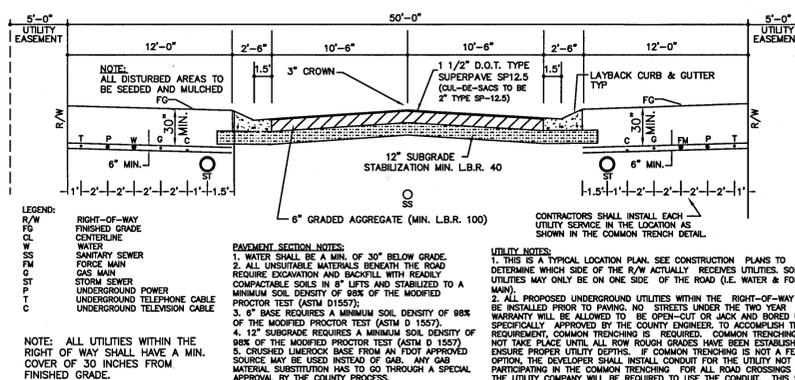
DESCRIPTION: (AS FURNISHED)

LEGAL DESCRIPTION: (AS FURNISHED)

The East 1/2 of the Northeast 1/4 of the Southeast 1/4, AND the East 1/2 of the Southeast 1/4 of the Southeast 1/4, Section 4, Township 2 North, Range 31 West, Escambia County, Florida.
LESS AND EXCEPT any portion lying within road right of way, and that portion contained in Deed Book 439, Page 138, and that portion contained in Official Records Book 1964, Page 281, of the Public Records of Escambia County, Florida.

SURVEYOR'S NOTES:

1. THE BEARINGS AS SHOWN HEREON ARE REFERENCED TO THE ASSUMED BEARING OF SOUTH 03 DEGREES 25 MINUTES 50 SECONDS WEST ALONG THE EAST LINE OF SECTION 4, TOWNSHIP-2-NORTH, RANGE-31-WEST, ESCAMBA COUNTY, FLORIDA.
2. THE SURVEY DATUM AS SHOWN HEREON IS REFERENCED TO THE DEEDS OF RECORD AND TO EXISTING FIELD MONUMENTATION.
3. NO TITLE SEARCH WAS PROVIDED TO NOR PERFORMED BY MERRILL PARKER SHAW, INC. FOR THE SUBJECT PROPERTY. THERE MAY BE DEEDS OF RECORD, UNRECORDED DEEDS, EASEMENTS, RIGHTS-OF-WAY, STATE AND/OR FEDERAL JURISDICTIONAL AREAS OR OTHER INSTRUMENTS WHICH COULD AFFECT THE SUBJECT PROPERTY.
4. THIS SURVEY DOES NOT DETERMINE OWNERSHIP.
5. THIS SURVEY MEETS MINIMUM TECHNICAL STANDARDS AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER 5J-17.051 AND 5J-17.052 FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES, TO THE BEST OF MY KNOWLEDGE AND BELIEF.
6. THE MEASUREMENTS AS SHOWN HEREON WERE MADE TO UNITED STATES STANDARDS.
7. FEDERAL AND STATE COPYRIGHT ACTS PROTECT THIS MAP FROM UNAUTHORIZED USE. THIS MAP IS NOT TO BE COPIED OR REPRODUCED IN WHOLE OR PART AND IS NOT TO BE USED FOR ANY OTHER TRANSACTIONS. THIS DRAWING CANNOT BE USED FOR THE BENEFIT OF ANY OTHER PERSON, COMPANY OR FIRM WITHOUT PRIOR WRITTEN CONSENT OF THE COPYRIGHT OWNER AND IS TO BE RETURNED UPON REQUEST.
8. ONLY THE ABOVE GROUND VISIBLE ENCROACHMENTS AND IMPROVEMENTS WERE FIELD LOCATED AS SHOWN HEREON, UNLESS OTHERWISE NOTED. UNDER GROUND ENCROACHMENTS AND IMPROVEMENTS, IF ANY, WERE NOT FIELD LOCATED OR VERIFIED, UNLESS OTHERWISE NOTED.
9. THE DIMENSIONS OF THE BUILDINGS OR FOUNDATIONS DOES NOT INCLUDE THE EAVES OR FOOTERS.
10. THE CONTOUR LINES AS SHOWN HEREON ARE AT 1 FOOT INTERVALS OF ELEVATION.
11. THE UTILITIES AS SHOWN HEREON IS BASED UPON FIELD LOCATION WHERE VISIBLE. THERE MAY BE OTHER UNDER GROUND UTILITIES THAT HAVE NOT BEEN LOCATED OR VERIFIED. IT IS THE CONTRACTORS RESPONSIBILITY TO NOTIFY THE RESPECTABLE UTILITY SPOTTERS PRIOR TO THE COMMENCEMENT OF WORK OR EXCAVATION.
12. THE PROPERTY AS SHOWN HEREON IS SUBJECT TO A GULF POWER EASEMENT AS RECORDED IN DEED BOOK 259 AT PAGE 434 OF THE PUBLIC RECORDS OF ESCAMBA COUNTY, FLORIDA. SAID EASEMENT IS BLANKET OVER THE ENTIRE PARCEL. (EASEMENT TO REMAIN)



SURVEYOR'S CERTIFICATION:

THAT THE SURVEY SHOWN HEREON MEETS THE FLORIDA STANDARDS STANDARDS OF PRACTICE SET FORTH BY THE BOARD OF PROFESSIONAL SURVEYORS & MAPPERS IN THE STATE OF FLORIDA, ACCORDING TO FLORIDA ADMINISTRATIVE CODE, CHAPTER 5J-17.051 AND 5J-17.052, PURSUANT TO CHAPTER 472.027, FLORIDA STATUTES.

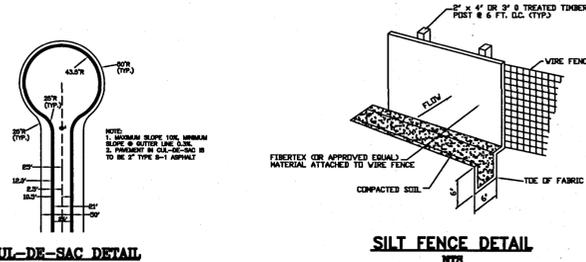
MERRILL PARKER SHAW, INC.
4928 N. DAVIS HIGHWAY, PENSACOLA, FL 32503

E. WAYNE PARKER, PROFESSIONAL LAND SURVEYOR
REGISTRATION NUMBER 3683 CORPORATE NUMBER 7174
STATE OF FLORIDA

ENGINEER'S CERTIFICATION:

I, DAVID FITZPATRICK, AM THE ENGINEER OF RECORD FOR DRY CREEK SUBDIVISION. ALL PROPOSED ROADWAYS, DRAINAGE AND OTHER IMPROVEMENTS WILL BE DESIGNED TO COMPLY WITH ALL APPLICABLE FEDERAL, STATE, AND LOCAL DEVELOPMENT REQUIREMENTS.

DAVID FITZPATRICK, PROFESSIONAL ENGINEER
REGISTRATION NUMBER 47018, STATE OF FLORIDA



BOUNDARY AND TOPOGRAPHIC SURVEY
FIELD DATE: APRIL 2020

MERRILL PARKER SHAW, INC.
4928 N. DAVIS HWY PENSACOLA, FL 32503
PROFESSIONAL SURVEYING SERVICES
PH: (850) 478-4923 FAX: (850) 478-4924
FLORIDA CORPORATION NUMBER 7174

A PRELIMINARY PLAT

DRY CREEK SUBDIVISION

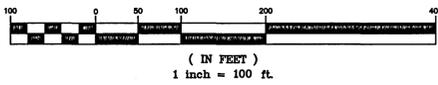
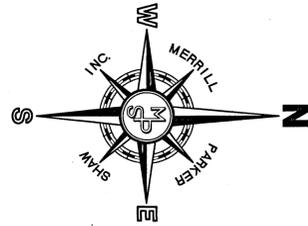
BEING A PORTION OF SECTION 4, TOWNSHIP-2-NORTH, RANGE-31-WEST, ESCAMBIA COUNTY, FLORIDA
36 LOTS ZONED: RMU, FUTURE LAND USE: RC
MAY 2021

OWNER/DEVELOPER:
DRY CREEK PROPERTIES, LLC.
3812 CRABTREE CHURCH ROAD
MOLINO, FL 32577
PHONE: 850-982-9126

ENGINEER:
DAVID FITZPATRICK, P.E.
10250 NORTH PALAFOX STREET
PENSACOLA, FL 32534
PHONE: 850-476-8677

SURVEYOR:
E. WAYNE PARKER
MERRILL PARKER SHAW, INC.
4928 N. DAVIS HIGHWAY
PENSACOLA, FL 32503
(850) 478-4923

- DENOTES:**
- ⊗ 1/2" CAPPED IRON ROD, NUMBERED 7174 (PLACED)
 - ⊙ 1" IRON ROD, UNNUMBERED (FOUND)
 - ⊕ 1/2" CAPPED IRON ROD, NUMBERED 6112 (FOUND)
 - ⊖ 1/2" CAPPED IRON ROD, NUMBERED 1748 (FOUND)
 - ⊗ 1/2" CAPPED IRON ROD, ILLEGIBLE (FOUND)
 - ⊕ 1/2" CAPPED IRON ROD, NUMBERED 3286 (FOUND)
 - ⊙ 1" IRON PIPE, UNNUMBERED (FOUND)
 - ⊖ 2" IRON PIPE, UNNUMBERED (FOUND)
 - ⊗ 5/8" IRON ROD, UNNUMBERED (FOUND)
 - ⊕ 1/2" CAPPED IRON ROD, NUMBERED 7612 (FOUND)
 - ⊙ 1/2" IRON ROD, UNNUMBERED (FOUND)
 - ⊕ 6"x6" CONCRETE MONUMENT, "FOOT" (FOUND)
 - ⊖ 4"x4" CONCRETE MONUMENT, NUMBERED 2535 (FOUND)
 - ⊕ 4"x4" CONCRETE MONUMENT, UNNUMBERED (FOUND)
 - ▲ LIGHTERWOOD STAKE (FOUND)
 - ⊕ PERMANENT CONTROL POINT
 - P.C. POINT OF CURVATURE
 - P.I. POINT OF INTERSECTION
 - P.T. POINT OF TANGENCY
 - R.P. RADIUS POINT
 - (C) CURVE INFORMATION
 - (D) DEED INFORMATION
 - (F) FIELD INFORMATION
 - (CALC) CALCULATED
 - SF - SQUARE FEET
 - INV. - INVERT
 - S.F. - SILT FENCE
 - B.S.L. - BUILDING SETBACK LINE
 - C.M.P. - CORRUGATE METAL PIPE
 - OR - OFFICIAL RECORDS
 - FDOT - FLORIDA DEPARTMENT OF TRANSPORTATION
 - ⊕ POWER POLE
 - ▲ GUY ANCHOR
 - PROPOSED STORM WATER INLET
 - PROPOSED SILT FENCE
 - OVERHEAD ELECTRIC
 - CHAIN LINK FENCE
 - 4" WIRE FENCE
 - 6" WOOD FENCE
 - CORRUGATE METAL PIPE
 - CONTOUR LINE
 - ⊕ BENCHMARK IN VICINITY



SITE COVERAGE:

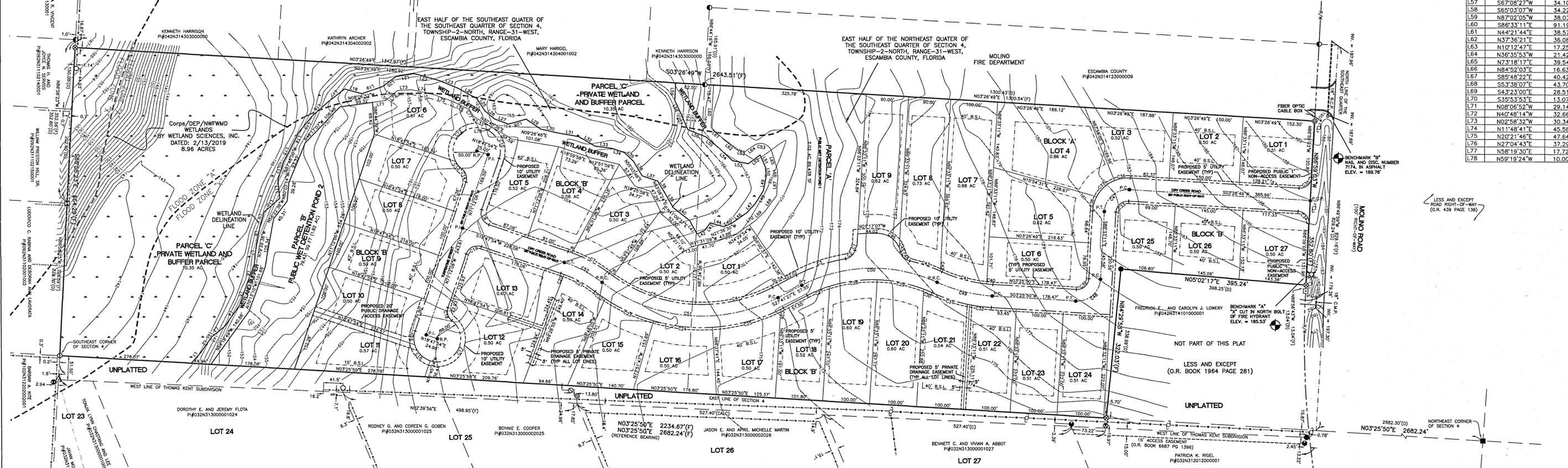
TOTAL SITE: 37.37 ACRES
UPLANDS: 28.39 ACRES
WETLANDS: 8.98 ACRES

WETLAND BUFFER:

MINIMUM BUFFER WIDTH: 15'
AVERAGE BUFFER WIDTH:
AREA OF BUFFER: 60,789 SQ FT
LENGTH OF WETLAND: 2,156 LF
AVERAGE WIDTH: 60,789 / 2,156 = 28.2 FT

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	BEARING	CHORD
C1	11.94	50.00	13°41'12"	S67°33'16"E	11.92
C2	28.37	25.00	65°01'30"	N41°53'06"W	26.87
C3	111.90	350.00	18°19'06"	S18°31'54"E	111.42
C4	189.21	322.00	30°06'32"	N12°38'11"W	187.27
C5	188.84	322.00	33°37'11"	N19°13'40"E	186.24
C6	9.92	322.00	1°45'58"	N35°55'13"E	9.92
C7	90.50	300.00	17°17'06"	S29°09'38"W	90.16
C8	9.01	300.00	1°43'12"	S19°39'30"W	9.00
C9	39.27	25.00	90°00'00"	N63°47'54"E	35.36
C10	68.68	50.00	78°42'01"	N69°26'53"E	63.41
C12	128.72	50.00	147°29'58"	S43°39'08"E	96.00
C13	50.00	24.19	24°19'44"	N50°28'32"E	21.07
C14	30.77	25.00	70°31'44"	S73°32'02"W	28.87
C15	29.92	49.98	34°18'07"	S88°06'11"E	29.48
C16	49.29	49.98	56°30'19"	N46°29'36"E	47.31
C17	139.52	49.98	159°56'47"	N61°43'57"W	98.43
C18	30.76	25.00	70°30'15"	N73°32'46"E	28.86
C19	39.27	25.00	90°00'00"	S26°12'06"E	35.36
C20	7.50	250.00	1°43'12"	S19°39'30"W	7.50
C21	75.42	250.00	17°17'06"	S29°09'38"W	75.13
C22	26.66	372.00	4°06'23"	N35°44'59"E	26.66
C23	114.01	372.00	17°33'35"	N24°55'00"E	113.56
C24	126.66	372.00	19°30'32"	N06°22'57"E	126.05
C25	151.30	372.00	23°18'14"	N15°01'26"W	150.26
C26	6.59	372.00	1°00'54"	N27°11'00"W	6.59
C27	52.28	300.00	9°59'03"	S22°41'55"E	52.21
C28	102.50	300.00	19°34'32"	S07°55'08"E	102.00
C29	101.49	300.00	19°23'02"	S11°33'40"W	101.01
C30	19.46	300.00	3°43'00"	S23°06'41"W	19.46
C31	84.59	350.00	1°35'51"	N17°59'49"E	84.38
C32	46.68	350.00	7°38'33"	N07°15'07"E	46.65
C33	39.27	25.00	90°00'00"	S41°33'11"E	35.36
C34	39.08	25.00	89°34'07"	S48°13'53"W	35.22
C35	39.46	25.00	90°25'53"	N41°46'07"W	35.49
C36	33.40	75.00	29°30'47"	S09°18'34"E	33.12
C37	52.57	75.00	49°09'47"	S42°08'51"E	51.50
C38	31.84	75.00	24°19'26"	S74°23'27"E	31.60
C39	39.26	25.00	89°59'01"	N41°33'40"W	35.35
C40	13.16	300.00	2°30'51"	N04°41'16"E	13.16
C41	99.36	300.00	18°58'34"	N15°25'58"E	98.91
C42	3.49	350.00	0°34'15"	S24°40'37"W	3.49
C43	69.41	350.00	1°12'145"	S18°42'37"W	69.30
C44	28.37	25.00	65°01'30"	N45°32'30"E	26.87
C45	9.12	50.00	10°26'56"	S72°49'47"W	9.11
C46	57.40	50.00	65°46'37"	S34°43'00"W	54.30
C47	78.54	50.00	90°00'00"	S41°33'11"E	70.71
C48	78.53	50.00	89°59'01"	N41°33'40"W	70.70
C49	121.89	325.00	2°12'17"	N14°10'29"E	121.17
C50	298.70	325.00	52°39'31"	S01°21'42"E	288.29
C51	396.65	347.00	65°29'38"	N05°03'22"E	375.41
C52	91.22	275.00	19°00'17"	S28°18'02"W	90.80
C53	47.95	25.00	109°54'10"	N18°21'12"E	40.93

LINE TABLE		
LINE	BEARING	LENGTH
L1	N48°18'54"W	30.68'
L2	N54°55'18"W	41.97'
L3	N38°40'17"W	35.35'
L4	N55°17'27"W	55.13'
L5	N71°30'31"W	42.00'
L6	N59°25'27"W	52.54'
L7	N82°54'51"W	47.85'
L8	N78°16'58"W	41.37'
L9	N73°54'58"W	29.42'
L10	N41°42'43"W	44.33'
L11	S84°45'51"W	39.58'
L12	N73°14'00"W	29.81'
L13	N62°55'00"W	44.00'
L14	N64°21'46"W	27.09'
L15	N50°30'10"W	46.48'
L16	N41°42'26"W	44.46'
L17	N38°55'01"W	45.50'
L18	N14°49'52"E	29.41'
L19	N18°41'06"W	46.58'
L20	N36°46'13"W	36.03'
L21	N08°57'52"W	39.58'
L22	N15°20'13"E	53.03'
L23	N22°11'58"E	45.98'
L24	N29°31'10"E	44.06'
L25	N57°25'38"E	31.80'
L26	N40°03'17"E	26.83'
L27	N21°11'22"E	30.95'
L28	N15°51'57"W	40.15'
L29	N34°45'57"E	37.96'
L30	N12°41'48"E	40.78'
L31	N10°05'34"E	40.72'
L32	N29°18'11"E	41.37'
L33	N07°46'14"E	37.16'
L34	N19°08'09"E	26.30'
L35	N43°47'05"E	27.57'
L36	N59°43'11"E	36.38'
L37	N18°44'34"E	40.72'
L38	N59°31'44"E	25.88'
L39	N60°34'08"E	39.17'
L40	N38°24'58"E	45.63'
L41	N60°24'59"E	32.61'
L42	N27°13'05"W	18.47'
L43	N54°27'37"W	18.78'
L44	N15°28'35"E	30.00'
L45	N21°58'22"W	17.13'
L46	N34°51'46"W	40.31'
L47	N48°22'43"W	26.59'
L48	N58°11'11"W	32.59'
L49	N78°48'22"W	29.75'
L50	S86°25'40"W	21.33'
L51	S66°32'36"W	28.68'
L52	S37°15'49"E	31.53'
L53	S11°21'35"W	34.16'
L54	S43°23'02"W	39.77'
L55	S40°41'59"W	37.00'
L56	S22°22'00"W	40.91'
L57	S67°08'27"W	34.10'
L58	S65°03'07"W	34.22'
L59	N87°02'05"W	38.03'
L60	S66°33'11"E	91.19'
L61	N44°21'44"E	38.57'
L62	N37°56'21"E	38.08'
L63	N10°12'47"E	17.25'
L64	N36°35'53"W	21.42'
L65	N73°18'17"E	39.54'
L66	N84°52'03"E	16.63'
L67	S85°48'22"E	40.42'
L68	S53°38'07"E	43.70'
L69	S43°23'00"E	28.51'
L70	S35°53'53"E	13.07'
L71	N08°06'52"W	29.14'
L72	N40°48'14"W	32.66'
L73	N02°58'32"W	30.34'
L74	N11°48'41"E	45.58'
L75	N20°21'46"E	47.64'
L76	N27°04'43"E	37.29'
L77	N58°19'30"W	17.72'
L78	N59°19'24"W	10.00'



BOUNDARY AND TOPOGRAPHIC SURVEY
FIELD DATE: APRIL 2020

MERRILL PARKER SHAW, INC.
4928 N. DAVIS HWY. PENSACOLA, FL 32503
PROFESSIONAL SURVEYING SERVICES
FLORIDA CORPORATION NUMBER 7174
PH (850) 478-4923 FAX (850) 478-4924

A PRELIMINARY PLAT

DRY CREEK SUBDIVISION

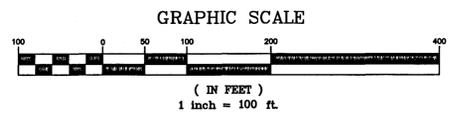
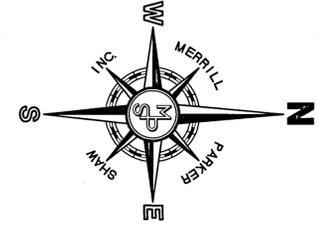
BEING A PORTION OF SECTION 4, TOWNSHIP-2-NORTH, RANGE-31-WEST, ESCAMBIA COUNTY, FLORIDA
 36 LOTS ZONED: RMU, FUTURE LAND USE: RC
 MAY 2021

OWNER/DEVELOPER: DRY CREEK PROPERTIES, LLC, 3812 CRABTREE CHURCH ROAD, MOLINO, FL 32577, PHONE: 850-982-9126

ENGINEER: DAVID FITZPATRICK, P.E., 10250 NORTH PALAFOX STREET, PENSACOLA, FL 32534, PHONE: 850-476-8677

SURVEYOR: E. WAYNE PARKER, MERRILL PARKER SHAW, INC., 4928 N. DAVIS HIGHWAY, PENSACOLA, FL 32503, (850) 478-4923

- DENOTES:**
- ⊙ - 1/2" CAPPED IRON ROD, NUMBERED 7174 (PLACED)
 - - 1" IRON ROD, UNNUMBERED (FOUND)
 - ⊙ - 1/2" CAPPED IRON ROD, NUMBERED 6112 (FOUND)
 - ⊙ - 1/2" CAPPED IRON ROD, NUMBERED 1748 (FOUND)
 - ⊙ - 1/2" CAPPED IRON ROD, ILLEGIBLE (FOUND)
 - ⊙ - 1/2" CAPPED IRON ROD, NUMBERED 3286 (FOUND)
 - ⊙ - 1" IRON PIPE, UNNUMBERED (FOUND)
 - ⊙ - 2" IRON PIPE, UNNUMBERED (FOUND)
 - ⊙ - 5/8" IRON ROD, UNNUMBERED (FOUND)
 - ⊙ - 1/2" CAPPED IRON ROD, NUMBERED 7612 (FOUND)
 - ⊙ - 1/2" IRON ROD, UNNUMBERED (FOUND)
 - ⊙ - 6"x6" CONCRETE MONUMENT, "FDOT" (FOUND)
 - ⊙ - 4"x4" CONCRETE MONUMENT, NUMBERED 2535 (FOUND)
 - ⊙ - 4"x4" CONCRETE MONUMENT, UNNUMBERED (FOUND)
 - ⊙ - LIGHTERWOOD STAKE (FOUND)
 - ⊙ - PERMANENT CONTROL POINT
 - P.C. - POINT OF CURVATURE
 - P.I. - POINT OF INTERSECTION
 - P.T. - POINT OF TANGENCY
 - R.P. - RADIUS POINT
 - (C) - CURVE INFORMATION
 - (D) - DEED INFORMATION
 - (F) - FIELD INFORMATION
 - (CALC) - CALCULATED
 - SF - SQUARE FEET
 - INV. - INVERT
 - S.F. - SILT FENCE
 - S.S.L. - BUILDING SETBACK LINE
 - C.M.P. - CORRUGATE METAL PIPE
 - OR - OFFICIAL RECORDS
 - FDOT - FLORIDA DEPARTMENT OF TRANSPORTATION
 - ⊙ - POWER POLE
 - A - GUY ANCHOR
 - ⊙ - PROPOSED STORM WATER INLET
 - ⊙ - PROPOSED SILT FENCE
 - ⊙ - OVERHEAD ELECTRIC
 - ⊙ - 4" CHAIN LINK FENCE
 - ⊙ - 4" WIRE FENCE
 - ⊙ - 6" WOOD FENCE
 - ⊙ - CONTOUR LINE
 - ⊙ - BENCHMARK IN VICINITY

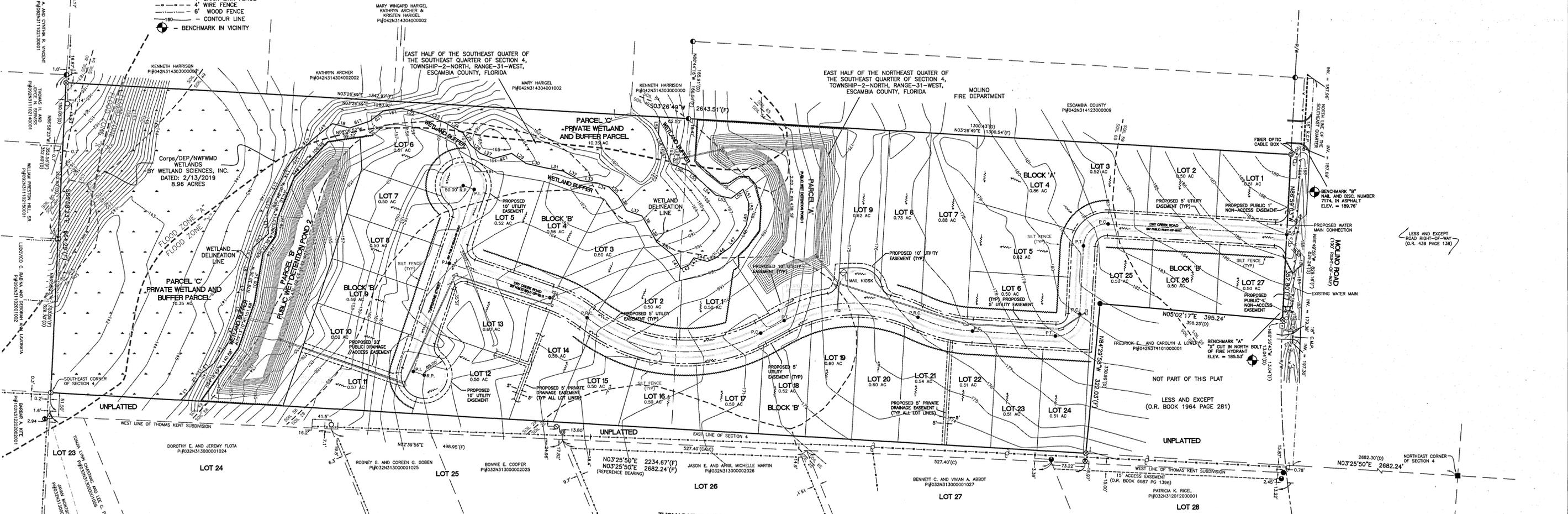


SOIL LEGEND:

- 25: POARCH SANDY LOAM, 2-5%
- 29: ORANGEBURG VARIANT SANDY LOAM, 0-2% SLOPES
- 49: DOROVAN AND MUCKALEE SOILS, FREQUENTLY FLOODED
- 54: POARCH-TROUP-MUCKALEE COMPLEX, RAVINES, 1-12% SLOPES
- 56: TROUT-POARCH COMPLEX, 5-8% SLOPES
- 59: NOTCHER FINE SANDY LOAM, 0-2% SLOPES
- 60: NOTCHER FINE SANDY LOAM, 2-5% SLOPES
- 65: RED BAY FINE SANDY LOAM, 2-5% SLOPES

WELLHEAD PROTECTION NOTE:

THE SUBJECT PARCEL FALLS WITHIN THE TRAVEL TIME CONTOURS OF A PROTECTED (POTABLE) WELLHEAD. CONTRACTORS SHALL BE RESPONSIBLE FOR REPORTING SPILLS OF POTENTIALLY HAZARDOUS SUBSTANCES (I.E. GASOLINE, DIESEL FUEL, HYDRAULIC FLUID, CLEANING PRODUCTS, CHEMICALS, ETC.) TO THE APPROPRIATE STATE (DEP STATE WARNING POINT 1-800-320-0516) AND LOCAL (850-587-5538) AND ESCAMBIA COUNTY HEALTH DEPARTMENT/ENVIRONMENTAL HEALTH (595-6712) AGENCIES.



BOUNDARY AND TOPOGRAPHIC SURVEY
 FIELD DATE: APRIL 2020

MERRILL PARKER SHAW, INC.
 4928 N. DAVIS HWY. PENSACOLA, FL 32503
 PROFESSIONAL SURVEYING SERVICES PH: (850) 478-4923
 FLORIDA CORPORATION NUMBER 7174 FAX: (850) 478-4924