



CITY OF PRATTVILLE

BILL GILLESPIE, JR.
MAYOR

CITY COUNCIL

MIKE RENEGAR
PRESIDENT
DISTRICT 5

NATHAN D. FANK
PRESIDENT PRO TEMPORE
DISTRICT 7

ALBERT C. STRIPLIN
DISTRICT 1

WILLIE WOOD, JR.
DISTRICT 2

DENISE B. BROWN
DISTRICT 3

TOM MILLER
DISTRICT 4

RAY C. BOLES
DISTRICT 6

City of Prattville Planning Commission

The minutes of the May 17, 2012 meeting of the
City of Prattville Planning Commission were
approved.

8/16/12

Reuben Gardner, Chairman

Date



CITY OF PRATTVILLE

BILL GILLESPIE, JR.
MAYOR

CITY COUNCIL

MIKE RENEGAR NATHAN D. FANK ALBERT C. STRIPLIN WILLIE WOOD, JR. DENISE B. BROWN TOM MILLER RAY C. BOLES
PRESIDENT PRESIDENT PRO TEMPORE DISTRICT 1 DISTRICT 2 DISTRICT 3 DISTRICT 4 DISTRICT 6
DISTRICT 5 DISTRICT 7

CITY OF PRATTVILLE PLANNING COMMISSION AGENDA May 17, 2012 3:00pm

Call to Order:

Roll Call:

Mayor Gillespie, Councilman Boles, Chairman Gardner, Vice-Chairman McAuley, Chief Johnson, Mrs. Carpenter, Mr. Hall, Mr. Nelson, and Mr. Smith.

Minutes:

Old Business:

1. Preliminary Plat: HomePlace Residential PUD *Held 12/15*
Located at the Intersection of Hwy 82 Bypass and McQueen Smith Road S *District 5*
Owner: DHS Holding-4, Inc. & the William Howard Murfee Irrevocable Trust & McQueen Partners
Representative: Chambliss Engineering

New Business:

2. Final Plat: Glennbrooke Subdivision, Plat 2-A *District 3*
Located on Glennbrooke Blvd
Owner: Stone Martin Builders
Engineer/Representative: Barrett-Simpson, Inc.
3. Replat: Prattmont Church of Christ Plat #1 *District 3*
Located at 901 North Memorial Drive
Owner: Prattmont Church of Christ
Engineer/Representative: Larry Jarvis & Associates
4. Replat: Riverchase North, Plat 4D *District 4*
Located at 1513 Trolley Road
Owner: S & T Contractors
Engineer/Representative: Larry Speaks & Associates

Miscellaneous:

Adjourn:

**CITY OF PRATTVILLE PLANNING COMMISSION
MINUTES**

May 17, 2012

Call to order:

Chairman Reuben Gardner called the meeting to order at 3:00 p.m.

Roll Call:

The secretary called the roll. Present: Mayor Bill Gillespie, Chairman Reuben Gardner, Vice-Chairman Roy McAuley, Chief Dallis Johnson, Mrs. Paula Carpenter, Mr. Gene Hall, and Mr. Tim Smith. Absent: Councilman Ray Boles, and Mr. Bobby Nelson.

(Quorum present)

Staff present: Mr. Joel Duke, City Planner and Ms. Alisa Morgan.

Minutes:

None

Old Business:

1. Preliminary Plat: HomePlace Residential PUD

Located at the Intersection of Hwy 82 Bypass and McQueen Smith Road S

Owner: DHS Holding-4, Inc. & the William Howard Murfee Irrevocable Trust

Representative: Chambliss Engineering

Mr. Duke stated that the preliminary plat request had been table since 11/17/11 to allow the petitioner to complete drawings for this preliminary plat. He stated that all items have been received to the Planning Department satisfaction. He stated that the petitioner has since renamed the plat.

Chief Johnson moved to amend the resolution to change the name as requested to HomePlace South Plat # 1. Mr. McAuley seconded the motion. The motion to amend passed unanimously.

Clyde Chambliss, petitioner representative, stated that most items are complete and they plan to fully complete all outstanding items.

Chief Johnson asked for an explanation on how the water is being brought in off Highway 82.

Robert Hartwell, whose company prepared the plans for the road improvements, stated that a private water hydrant will extend to the entrance of the apartment development.

The amended motion to approve passed unanimously.

New Business:

2. Final Plat: Glennbrooke Subdivision, Plat 2-A

Located on Glennbrooke Blvd

Owner: Stone Martin Builders

Engineer/Representative: Barrett-Simpson, Inc.

Mr. Smith introduced a resolution recommending the approval of the final plat of Glennbrooke Subdivision Plat 2A and moved for its approval. Mrs. Carpenter seconded the motion.

Mr. Duke introduced the final plat of Glennbrooke Subdivision Plat 2A. He stated that the requirements of being substantially complete. He stated that the petitioner is requesting a bond approval until completion.

Blake Rice, of Barrett-Simpson Inc., petitioner representative, stated that they removed four lots from this phase. He stated that they have completed everything except for paving. He stated that they are offering a bond agreement to ensure completion of the development.

Mrs. Carpenter moved to amend to approve with bond agreement to cover outstanding infrastructure. Chief Johnson seconded the motion.

The motion to amend passed unanimously.

The amended motion to approve passed unanimously.

3. Replat: Prattmont Church of Christ Plat #1
Located at 901 North Memorial Drive
Owner: Prattmont Church of Christ
Engineer/Representative: Larry Jarvis & Associates

Mr. Duke introduced the replat of 901 North Memorial Drive. He stated that the replat is to clear up property lines, making two lots into one.

Mr. Smith moved to approve the replat of Prattmont Church of Christ Plat #1. Chief Johnson seconded the motion.

The motion to approve passed unanimously.

4. Replat: Riverchase North, Plat 4D
Located at 1513 Trolley Road
Owner: S & T Contractors
Engineer/Representative: Larry Speaks & Associates

Mr. Duke introduced the replat of Riverchase North, Plat 4D. He stated that two of the lots are being combined into one. He stated that the petitioner is expanding the yard for construction of a house.

Mr. Hall moved to approve the replat of Riverchase North, Plat 4D. Mr. Smith seconded the motion.

The motion to approve passed unanimously.

Miscellaneous Business:

Ms. Ofie Hardin, representative from the Autauga Creek Improvement Committee, addressed the Commission to discuss the clean-up and improvements of Autauga Creek.

Adjourn:

The meeting was adjourned at 3:30 p.m.

Respectfully submitted,

A handwritten signature in black ink that reads "Alisa Morgan". The signature is written in a cursive style with a horizontal line above the first name.

Alisa Morgan, Secretary
Prattville Planning Commission

RESOLUTION

Preliminary Plat

HomePlace Residential PUD

November 17, 2011

Whereas, DHS Holding-4, Inc. and the William Howard Murfee Irrevocable Trust are the owners of the property presented as HomePlace Residential PUD; and

Whereas, the proposed development is located in the City of Prattville at the southeast corner of the intersection of McQueen Smith Road South and U.S. Highway 82; and

Whereas,

1. the initial sketch plan was approved on August 19, 2004
2. a revised sketch plan was approved on April 21, 2005
3. a revised sketch plan was approved on April 19, 2007
4. a revised sketch plan was approved on November 17, 2011; and

Whereas, the public hearing for HomePlace Residential PUD was heard on November 17, 2011; and

Whereas, the required city departments have reviewed and commented on the proposed preliminary plat.

Now, Therefore, Be It Resolved, that the City of Prattville Planning Commission hereby approves the submitted preliminary plat of *HomePlace South Plat # 1* formerly known as HomePlace Residential PUD.

APPROVED:



Reuben Gardner, Chairman

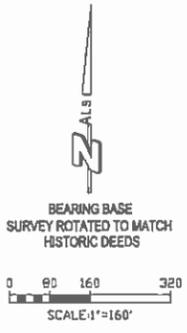
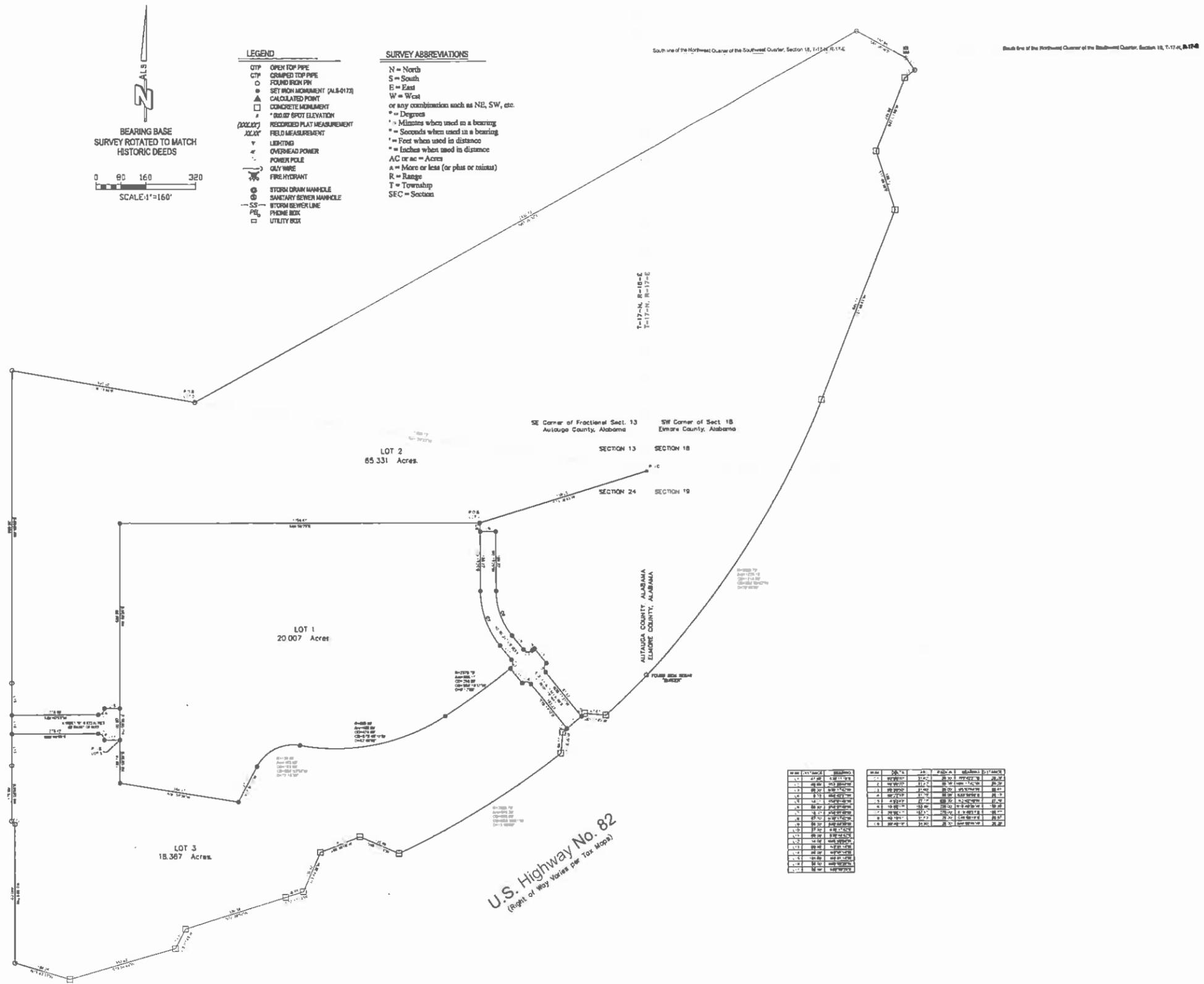


Alisa Morgan, Secretary

The motion to amend passed unanimously to rename to HomePlace South Plat # 1.
The amended motion to approve passed unanimously.
5/17/12

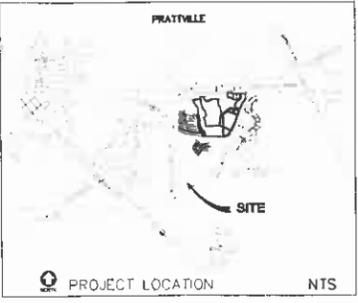
Rec'd 5/17/12
AM

McQueen Smith Road
(Right of Way Varies per Tax Maps)



- LEGEND**
- OTF OPEN TOP PIPE
 - CTF CRIMPED TOP PIPE
 - FOUN FOUND IRON PIN
 - SET IRON MONUMENT (ALS-012)
 - CALCULATED POINT
 - CONCRETE MONUMENT
 - ROD SET ELEVATION
 - RECORDED PLAT MEASUREMENT
 - FIELD MEASUREMENT
 - LEAKING OVERHEAD POWER
 - POWER POLE
 - GLY WIRE
 - FIRE HYDRANT
 - STORM DRAIN MANHOLE
 - SANITARY SEWER MANHOLE
 - STORM SEWER LINE
 - PHONE BOX
 - UTILITY BOX

- SURVEY ABBREVIATIONS**
- N = North
 - S = South
 - E = East
 - W = West
 - or any combination such as NE, SW, etc.
 - ° = Degrees
 - ' = Minutes when used in a bearing
 - " = Seconds when used in a bearing
 - f = Feet when used in distance
 - " = Inches when used in distance
 - AC or ac = Acres
 - A = More or less (or plus or minus)
 - R = Range
 - T = Township
 - SEC = Section



BASIS OF BEARING NORTH LINE MARKED WITH AN (*); ASTERISK HAS BEEN ROTATED TO MATCH THE SAME LINE AS A PREVIOUS SURVEY BY M.P. HAYDEN DATED 5-23-2011

SOURCE OF INFORMATION FOLLOWING DEEDS RECORDED ELMORE COUNTY ALABAMA

- DB 2004 PG 045623
- ELMORE COUNTY TAX MAPS

FOLLOWING DEEDS RECORDED AUTAUGA COUNTY ALABAMA

- DB 2005 PG 80129
- DB 2004, P. 45623
- DB 2004, PG 5774
- DB 2005 PG 18874
- AUTAUGA COUNTY TAX MAPS

LINE DISTANCE	BEARING						
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TOM MILLER
DISTRICT 4

RAY C. BOLES
DISTRICT 6

November 8, 2011

Clyde Chambliss
Chambliss Engineering LLC
356 Hwy 82 West
Prattville, AL 36067

RE: Prattville Preliminary Plan Review #110065
Home Place PUD Subdivision

Dear Clyde:

The preliminary plan for **Home Place PUD Subdivision** has been reviewed by the city departments with the following comments:

PLANNING DEPARTMENT:

1. Submitted preliminary plat is insufficient. Plat lacks required information (see Article III, Section C, Prattville Sub Regulations).
2. Review of covenants is required to determine compliance with PUD agreement.
3. Unclear what property is included in the plat and why limited portions of undeveloped property are included.
4. Attachment C, Item 3 of the PUD agreement requires 25% of each preliminary plat be dedicated to open space. Show dedicated open space.
5. Submit NPDES permit.

These items noted above need to be addressed with revised plans submitted. If I can be of further assistance, please do not hesitate to contact me at (334) 361-3613.

Sincerely,

George Stathopoulos
Senior Planner



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DISTRICT 3

TOM MILLER
DISTRICT 4

RAY C. BOLES
DISTRICT 6

November 22, 2011

Heath Hawkins
Davis Development
1050 Eagles Landing Parkway, Suite 300
Stockbridge, GA 30281

Joe Turner
AllSouth Corporation
542 McQueen Smith Road N
Prattville, AL 36066

**RE: *HomePlace South Residential PUD (located at the North East
Quadrant of US Highway 82 and McQueen Smith Road)***

Dear Mr. Hawkins and Mr. Turner:

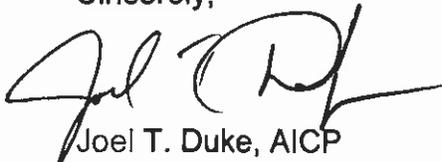
The Planning Commission of the City of Prattville, Alabama met on November 17, 2011 and considered the sketch plan and preliminary plat for the referenced subdivision. The sketch plan was approved unanimously.

The public hearing required prior to approval of a preliminary plat was held at the November 17 meeting. No comments were offered in opposition to the platting. City subdivision regulations require that the preliminary plat include construction plans for the two entrances proposed for dedication as public streets. As a result, the preliminary plat was held pending submission and review of the construction plans. There does not appear to be opposition to the project from the Planning Commission; however, they did request that the complete plans be submitted for review prior to approval of the preliminary plat.

As I indicated to you at our meeting on November 4, 2011, city regulations permit parcels greater than five acres to be conveyed by metes-and-bounds description. This will allow for the transfer of the property prior to completion of the city subdivision process. Platting will be required prior to issuance of a certificate of occupancy for any of the portion of the development relying on the proposed public streets for access.

If you need further information or have questions about the status of the HomePlace proposal, please do not hesitate to call me at 334-361-3613.

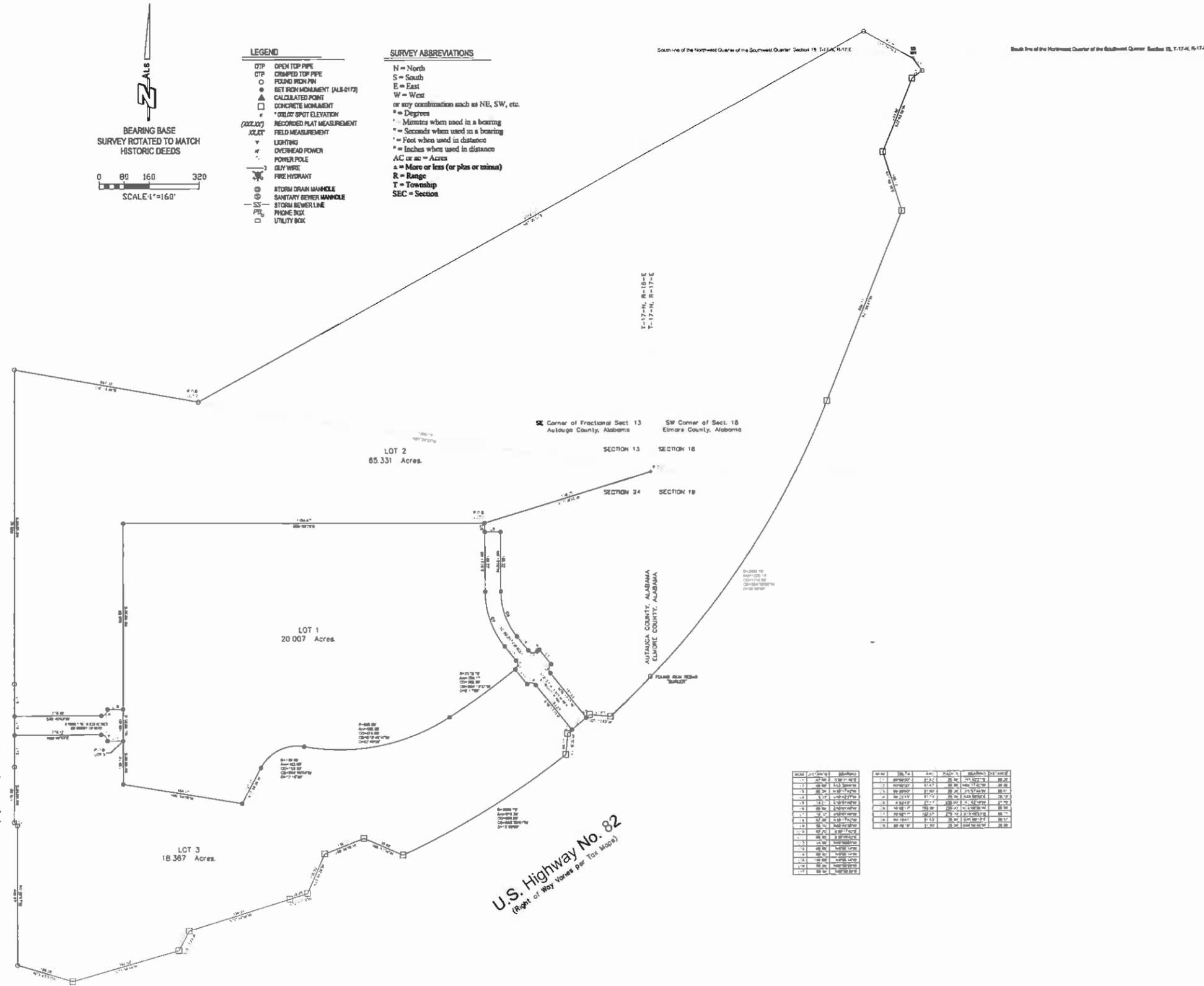
Sincerely,



Joel T. Duke, AICP
City Planner

cc: Clyde Chambliss
HomePlace South, Plat 1 file

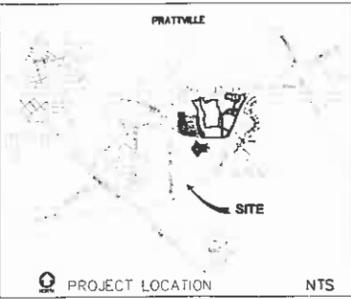
McQueen Smith Road
(Right of Way Varies per Tax Maps)



- LEGEND**
- OTP OPEN TOP PIPE
 - CTP CAPPED TOP PIPE
 - SET IRON MONUMENT (ALS-0172)
 - ▲ CALCULATED POINT
 - CONCRETE MONUMENT
 - * OBSOLETE ELEVATION
 - RECORDED PLAT MEASUREMENT
 - XXXXX FIELD MEASUREMENT
 - Y LIGHTING
 - OVERHEAD POWER
 - POWER POLE
 - GUY WIRE
 - FIRE HYDRANT
 - STORM DRAIN MANHOLE
 - SANITARY SEWER MANHOLE
 - STORM SEWER LINE
 - PHONE BOX
 - UTILITY BOX

- SURVEY ABBREVIATIONS**
- N = North
 - S = South
 - E = East
 - W = West
 - or any combination such as NE, SW, etc.
 - ° = Degrees
 - ' = Minutes when used in a bearing
 - " = Seconds when used in a bearing
 - ' = Feet when used in distance
 - " = Inches when used in distance
 - AC or ac = Acres
 - ± = More or less (or plus or minus)
 - R = Range
 - T = Township
 - SEC = Section

NO.	DATE	BY	REVISION
1	09/12/2011	ALS	ISSUE FOR PERMIT
2	09/12/2011	ALS	REVISED PER COMMENTS
3	09/12/2011	ALS	REVISED PER COMMENTS
4	09/12/2011	ALS	REVISED PER COMMENTS
5	09/12/2011	ALS	REVISED PER COMMENTS
6	09/12/2011	ALS	REVISED PER COMMENTS
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93	09/12/2011	ALS	REVISED PER COMMENTS
94	09/12/2011	ALS	REVISED PER COMMENTS
95	09/12/2011	ALS	REVISED PER COMMENTS
96	09/12/2011	ALS	REVISED PER COMMENTS
97	09/12/2011	ALS	REVISED PER COMMENTS
98	09/12/2011	ALS	REVISED PER COMMENTS
99	09/12/2011	ALS	REVISED PER COMMENTS
100	09/12/2011	ALS	REVISED PER COMMENTS



BASIS OF BEARING NORTH LINE MARKED WITH AN (*) ASTERISK HAS BEEN ROTATED TO MATCH THE SAME LINE AS A PREVIOUS SURVEY BY M P HAYDEN DATED 5-23-2011

SOURCE OF INFORMATION
FOLLOWING DEEDS RECORDED
ELMORE COUNTY ALABAMA

- DB 2004 PG 045623
- ELMORE COUNTY TAX MAPS

FOLLOWING DEEDS RECORDED
AUTAUGA COUNTY ALABAMA

- DB 2005 PG 00129
- DB 2004 PG 45623
- DB 2004 PG 5744
- DB 2005 PG 10674
- AUTAUGA COUNTY TAX MAPS



334.264.0266

ALABAMA LAND SURVEYORS, INC.
1228 CARMICHAEL WAY
MONTGOMERY AL. 36106
www.alabamalandsurveyors.net

HomePlace South Plat No. 1
Chambliss Engineering, LLC.
Prattville, Alabama

NO.	REVISIONS	DATE

SHEET TITLE	PRELIMINARY PLAT
SURVEY END DATE	9/12/2011
DRAWING SCALE	AS SHOWN
DRAWING END DATE	10/13/2011
SHEET NUMBER	02
OF	02

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*Joel's
for review
needs # file*

CE

356 Highway 82 West, Prattville, AL 36067 334-491-2323 clyde@chamblissengineering.com

5/14/12

May 14, 2012

George Stathopolous
City of Prattville
102 West Main Street
Prattville, AL 36067

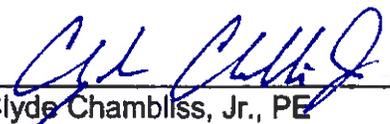
RE: Preliminary Plan Review #110065
HomePlace PUD Subdivision

George:

Per your comment letter dated May 11, 2012:

- 1) We will change the 60' Construction Easement for the temporary cul-de-sac to a right-of-way as requested.
- 2) We will remove the note from the plat concerning structures and landscaping in right-of-way as requested.

Sincerely,
CHAMBLISS ENGINEERING, LLC


Clyde Chambliss, Jr., PE

CCJ/cc

Stathopoulos, George

From: Stathopoulos, George
Sent: Monday, May 14, 2012 3:03 PM
To: Duke, Joel
Cc: Anderson, Robby
Subject: FW: Villas at Homeplace PUD Apartments - PRELIMINARY Plat Review
Attachments: CE.letter.respond.to.City.Comments.pdf; Home Place PUD Preliminary Plat FINAL COMMENTS LETTER 5 11 2012.pdf

Joel,

I have received the below messages from both Clyde & Harville with the Villas @ Home Place Apartments (Davis development) Preliminary plat. See the attached reply letter from Clyde & City review letter. Let me know any follow-up, response that may be needed.

Thanks, George

From: Clyde Chambliss [mailto:Clyde@chamblissengineering.com]
Sent: Monday, May 14, 2012 2:23 PM
To: Stathopoulos, George
Cc: watson@davisdevga.com; Robert Harville; Joe Turner
Subject: RE: Villas at Homeplace PUD Apartments - Plan Review

George,

See the attached response letter regarding Items 1 and 2 of your comment letter dated May 11, 2012.

Thanks,

Clyde Chambliss, Jr., P.E.

CHAMBLISS ENGINEERING, LLC
356 Highway 82 West
Prattville, AL 36067
334-491-2323 phone
334-491-2324 fax

From: Robert Harville [mailto:RHarville@jlainc.com]
Sent: Monday, May 14, 2012 1:48 PM
To: Stathopoulos, George (George.Stathopoulos@prattvilleal.gov)
Cc: Clyde Chambliss; Watson Brown (watson@davisdevga.com)
Subject: FW: Villas at Homeplace PUD Apartments - Plan Review

George,

I need your assistance with clarification on the Plan Review Comments. Below are questions/clarifications ordered per the City's Review Comment Letter.

PLANNING DEPARTMENT:

1. I think this comment might apply to Clyde Chambliss's Preliminary Plat. On Sheet RD-2 we note that the ROW for the temporary cul-de-sac will be abandoned when the Old Quarters Road is extended. Please let me know if we should add additional notations to our Road Plans.
2. I think this comment applies to Clyde Chambliss's Preliminary Plat. Please let me know if a specific note on the Road Plans needs to be deleted or modified.
3. On the Road Plans we showed the sidewalk on the East side of Old Quarters Road as future, to be constructed when the adjacent undeveloped tracts are developed. Per your comment, we will add a sidewalk to the East side of Old Quarters Road.
4. Do you have a specific ADA Sidewalk Ramp Detail you would like us to use? I spoke with Robby Anderson and he did not have a particular ramp detail in mind. What he was looking for was an ADA compliant ramp detail including the truncated dome textured warning surface.

Thank you for your help.

Sincerely,

Robert Harville
V. P. Planning & Landscape Architecture
J. Lancaster Assoc. Inc.
770-955-2421

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Thank you.



CITY OF PRATTVILLE

BILL GILLESPIE, JR.
MAYOR

CITY COUNCIL

MIKE RENEGAR
PRESIDENT
DISTRICT 5

NATHAN D. FANK
PRESIDENT PRO TEMPORE
DISTRICT 7

ALBERT C. STRIPLIN
DISTRICT 1

WILLIE WOOD, JR.
DISTRICT 2

DENISE B. BROWN
DISTRICT 3

TOM MILLER
DISTRICT 4

RAY C. BOLES
DISTRICT 6

May 11, 2012

Clyde Chambliss
Chambliss Engineering LLC
356 Hwy 82 West
Prattville, AL 36067

**RE: Prattville Revised Preliminary Plan Review #110065-3
Home Place PUD Subdivision**

Dear Clyde:

The revised preliminary plan for **Home Place PUD Subdivision** has been reviewed by the city departments with the following comments:

PLANNING DEPARTMENT:

1. Plat area shown as a construction easement as right-of-way. ROW can be abandoned when the street is extended.
2. Remove note from plat concerning structures and landscaping in ROW. Agreements of this nature are handled by separate agreement.
3. Collector streets require sidewalks on both sides of the street. Include sidewalks on both sides of Old Quarters Rd.
4. Provide details for sidewalk handicap ramps.

FIRE DEPARTMENT:

1. Need utility plan for Old Quarters Road – hydrant placement.
2. Need hydrant placement information once provided, will release if meets city ordinance.
3. Sheet was provided for the other entrance.

ENGINEERING DEPARTMENT:

1. Provide corrected details for McQueen Smith widening (typical section & pavement buildup)
2. Show easements with sanitary and storm sewers.
3. Replace drainage structure 2.3 with S-2 inlet.
4. Provide details of ADA sidewalk ramps.
5. Identify locations where sidewalk flume is required.
6. Provide street and traffic control plan including signs.
7. All permanent traffic markings shall be thermo-plastic.

Planning & Development Department
102 West Main Street ■ Alabama 36067 ■ 334-361-3613 ■ 334-361-3677 Facsimile
planning.prattvilleal.gov

HomePlace South Plat 1
PUD Residential Subdivision
Clyde Chambliss
May 11, 2012

These items noted above must be addressed with revised plans. If I can be of further assistance, please do not hesitate to contact me at (334) 361-3613.

Sincerely,

A handwritten signature in blue ink that reads "George Stathopoulos". The signature is written in a cursive style with a long horizontal flourish at the end.

George Stathopoulos
Senior Planner

RESOLUTION

Final Plat

Glennbrooke Subdivision Plat 2A

May 17, 2012

Whereas, Stone Martin Builders is the developer of Glennbrooke Subdivision Plat 2A; and

Whereas, the proposed development is located off Old Ridge Road on the north side of Riverchase North Subdivision, south of Pendlebrooke Subdivision, west of Glennbrooke Subdivision Phase 1; and

Whereas,

1. the proposed development is located outside the city limits
2. the sketch plan was approved on November 1, 2011 with contingencies;
3. the preliminary plat was approved on March 15, 2012; and

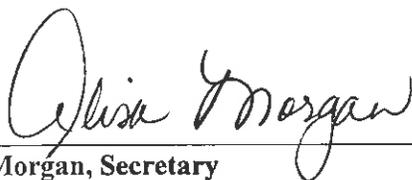
Whereas, the required city departments have reviewed and commented on the proposed final plat.

Now, Therefore, Be It Resolved, that the City of Prattville Planning Commission hereby gives its favorable review of the submitted final plat of Glennbrooke Subdivision Plat 2A *contingent upon bond agreement to cover outstanding infrastructure.*

APPROVED:



Reuben Gardner, Chairman



Alisa Morgan, Secretary

The amended motion to approve passed unanimously. Mrs. Carpenter moved to amend the motion to approve contingent upon bond agreement to cover outstanding infrastructure. Chief Johnson seconded the motion.
5/17/12

SURVEYOR'S CERTIFICATE AND DESCRIPTION OF LAND PLATTED

STATE OF ALABAMA
COUNTY OF AUTAUGA

All that certain tract or parcel of land containing 10.71 acres located in and being a part of Section 35, Township 18 North, Range 16 East, Prattville, Autauga County, Alabama and being more particularly described as follows:

Starting at the Southeast corner of Section 35, Township 18 North, Range 16 East, Prattville, Autauga County, Alabama go along the South line of said Section 35, also being the North line of Riverchase North Subdivision, Plat No. 1 and the South line of Glennbrooke Subdivision Plat 1B South 89 degrees 12 minutes 10 seconds West a distance of 1276.15 feet to an iron pin on the Southwest corner of Glennbrooke Subdivision Plat 1B; thence continue along the West line of Glennbrooke Subdivision Plat 1B and 1A North 12 degrees 29 minutes 57 seconds East a distance of 959.85 feet to the POINT OF BEGINNING; thence North 35 degrees 33 minutes 10 seconds West a distance of 61.49 feet; thence South 54 degrees 26 minutes 50 seconds West a distance of 593.69 feet; thence South 89 degrees 11 minutes 20 seconds West a distance of 354.73 feet; thence North 56 degrees 56 minutes 30 seconds West a distance of 378.72 feet; thence, along a curve, concave Southeast, having a length of 73.39 feet, a Radius of 175.00 feet, a Chord bearing of North 19 degrees 02 minutes 38 seconds East, and a Chord Distance of 72.86 feet; thence North 31 degrees 03 minutes 30 seconds East a distance of 199.37 feet; thence, along a curve, concave Southeast, having a length of 53.28 feet, a Radius of 175.00 feet, a Chord bearing of North 40 degrees 04 minutes 29 seconds East, and a Chord Distance of 54.85 feet; thence South 51 degrees 56 minutes 30 seconds East a distance of 158.75 feet; thence North 89 degrees 37 minutes 26 seconds East a distance of 345.65 feet; thence North 54 degrees 26 minutes 50 seconds East a distance of 374.86 feet; thence North 35 degrees 33 minutes 10 seconds West a distance of 115.27 feet; thence North 89 degrees 37 minutes 26 seconds East a distance of 345.65 feet to the Northwest corner of Glennbrooke Subdivision Plat One; thence along the West line of Glennbrooke Subdivision Plat One and 1A South 12 degrees 29 minutes 57 seconds West a distance of 416.29 feet to the POINT OF BEGINNING.

1. George W. Barrett, a Professional Land Surveyor in the State of Alabama hereby certify that I have surveyed the property of Stone Martin Builders, LLC an Alabama Limited Liability Corporation, shown herein as Glennbrooke Subdivision, Plat 2-A and situated in Autauga County, Alabama.

And that the plan or map contained here is a true and correct map showing the subdivision into which the property described is divided, giving the length and bearings of the boundaries of each lot and its number and showing the streets, alleys and public grounds and giving the bearings, length, width, and name of the streets, said map further shows the relation to the land so platted to the Government Survey, and that permanent monuments have been placed at points marked (D) as herein shown; that all parts of this survey and drawing have been completed in accordance with the current requirements of the Standards of Practice in the State of Alabama.

WITNESS my hand this the _____ day of _____, 2012.

George W. Barrett, P.L.S. Alabama Registration No. 11666

DEDICATION

STATE OF ALABAMA
COUNTY OF AUTAUGA

Stone Martin Builders, LLC, owners of the property as shown herein, have caused the land embraced in the within plat to be surveyed, laid out, and platted to be known as Glennbrooke Subdivision Plat 2-A, said subdivision lying in part of the Southeast Quarter of Section 35, Township 18 North, Range 16 East, Autauga County, Alabama. Easements and right-of-way as shown on said plat, if not previously dedicated, are hereby tendered to the use of the public.

Stone Martin Builders, LLC

Bryan Stone, Manager

NOTARY

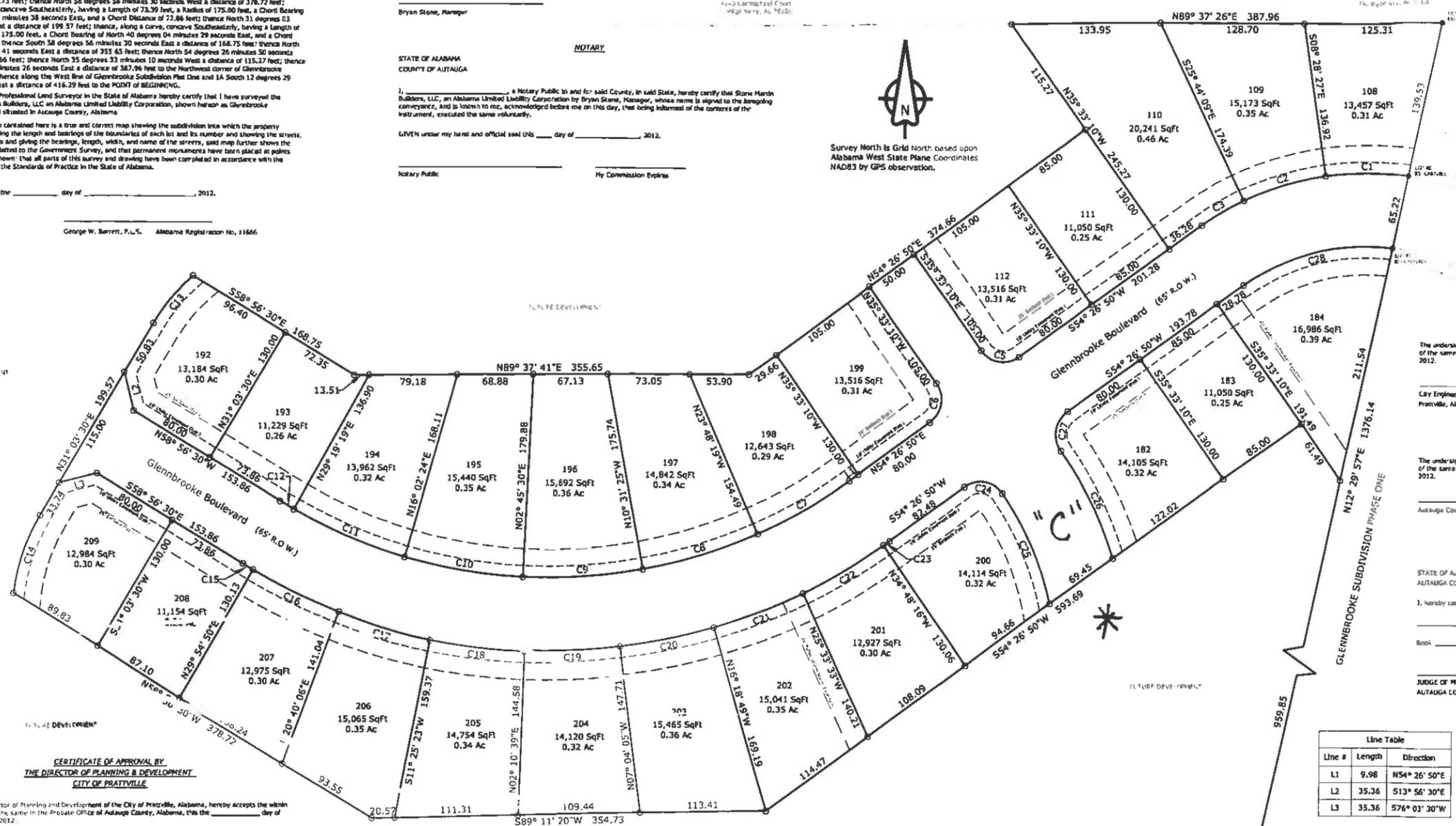
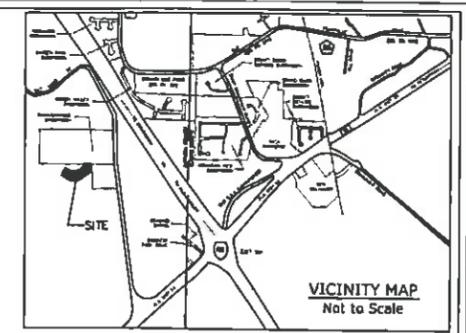
STATE OF ALABAMA
COUNTY OF AUTAUGA

I, _____, a Notary Public in and for said County, in said State, hereby certify that Stone Martin Builders, LLC, an Alabama Limited Liability Corporation by Bryan Stone, Manager, whose name is signed to the foregoing conveyance, and is known to me, acknowledged before me on this day, that being informed of the contents of the instrument, executed the same voluntarily.

GIVEN under my hand and official seal this _____ day of _____, 2012.

Notary Public My Commission Expires _____

**FINAL PLAT OF
GLENNBROOKE SUBDIVISION, PLAT 2-A
BEING A PART OF SECTION 35 TOWNSHIP 18 NORTH,
RANGE 16 EAST
PRATTVILLE, AUTAUGA COUNTY, ALABAMA**



Line Table

Line #	Length	Direction
L1	9.98	N54° 26' 50"E
L2	35.36	S13° 56' 30"E
L3	35.36	S76° 03' 30"W

Curve Table

Curve #	Length	Radius	Chord Direction	Chord Length
C1	75.20	255.00	S89° 58' 28"W	74.93
C2	76.82	255.00	S72° 53' 42"W	76.53
C3	43.69	255.00	S59° 21' 21"W	43.64
C4	39.27	25.00	S80° 33' 10"E	35.36
C5	39.27	25.00	N09° 26' 50"E	35.36
C6	95.85	467.50	N60° 19' 15"E	95.68
C7	108.37	467.50	N72° 50' 08"E	108.13
C8	108.37	467.50	N86° 07' 02"E	108.13
C9	108.37	467.50	S80° 36' 03"E	108.13
C10	108.37	467.50	S67° 19' 09"E	108.13
C11	14.17	467.50	S59° 48' 36"E	14.17
C12	55.08	175.00	S40° 04' 29"W	54.85
C13	73.39	175.00	S19° 02' 38"W	72.86
C14	10.63	532.50	S59° 30' 50"E	10.63
C15	85.93	532.50	S64° 42' 32"E	85.83
C16	85.93	532.50	S73° 57' 16"E	85.83
C17	85.93	532.50	S43° 11' 59"E	85.83
C18	85.93	532.50	N87° 33' 17"E	85.83
C19	85.93	532.50	N78° 18' 33"E	85.83
C20	85.93	532.50	N69° 03' 49"E	85.83
C21	85.93	532.50	N59° 49' 05"E	85.83
C22	6.95	532.50	N54° 49' 17"E	6.95
C23	39.27	25.00	N80° 33' 10"W	35.36
C24	107.90	267.50	N23° 59' 49"W	107.17
C25	106.83	332.50	N26° 20' 55"W	106.37
C26	39.27	25.00	S09° 26' 50"W	35.36
C27	141.19	190.00	S75° 44' 10"W	137.97

CERTIFICATE OF THE CITY ENGINEER
CITY OF PRATTVILLE

The undersigned, as the City Engineer of the City of Prattville, Alabama, hereby accepts the within plat for the recording of the same in the Probate Office of Autauga County, Alabama, this the _____ day of _____, 2012.

City Engineer
Prattville, Alabama

CERTIFICATE OF APPROVAL BY THE COUNTY ENGINEER
AUTAUGA COUNTY

The undersigned, being the County Engineer of Autauga County, Alabama, hereby accepts the within plat for the recording of the same in the Probate Office of Autauga County, Alabama, this the _____ day of _____, 2012.

Autauga County Engineer

OFFICE OF THE JUDGE OF PRIVATE
AUTAUGA COUNTY

STATE OF ALABAMA
AUTAUGA COUNTY

I, hereby certify that this Plat or Map was filed in this Office this _____ day of _____, 2012, at _____ o'clock _____ M, and recorded in Book _____ of Plats and Maps, Page _____ Recording _____ plats.

JUDGE OF PRIVATE
AUTAUGA COUNTY, ALABAMA

LAND SURVEYOR
George W. Barrett
Ala. Reg. P.L.S. No. 11666
Barrett-Simpson, Inc.
223 South 8th Street
Opelika, AL 36801

DEVELOPER
Stone Martin Builders, LLC
404 South 8th Street
Opelika, AL 36801

THIS SURVEY WAS MADE WITHOUT THE BENEFIT OF AN ATTORNEY'S TITLE OPINION OF TITLE COMMITMENT. THE SURVEYOR'S SEARCH OF PUBLIC RECORDS WAS LIMITED TO THOSE MATTERS AFFECTING THE BOUNDARIES OF THE SUBJECT PROPERTY ONLY. THERE MAY BE MATTERS OF RECORD SUCH AS CONVEYANCES, EASEMENTS, RIGHT OF WAY, ETC. THAT AFFECT THE TITLE TO THE SUBJECT PROPERTY WHICH ARE NOT KNOWN TO THE SURVEYOR AND NOT DISCLOSED BY THIS SURVEY

CERTIFICATE OF APPROVAL BY THE DIRECTOR OF PLANNING & DEVELOPMENT
CITY OF PRATTVILLE

The undersigned, as Director of Planning and Development of the City of Prattville, Alabama, hereby accepts the within plat for the recording of the same in the Probate Office of Autauga County, Alabama, this the _____ day of _____, 2012.

Director of Planning and Development
Prattville, Alabama

CERTIFICATE OF THE WATER WORKS BOARD
CITY OF PRATTVILLE

The undersigned, as authorized by the Water Works Board of the City of Prattville, Alabama, hereby accepts the within plat for the recording of the same in the Probate Office of Autauga County, Alabama, this the _____ day of _____, 2012.

Water Works Board
Prattville, Alabama

CERTIFICATE OF THE FIRE DEPARTMENT
CITY OF PRATTVILLE

The undersigned, as authorized by the Fire Department of the City of Prattville, Alabama, hereby accepts the within plat for the recording of the same in the Probate Office of Autauga County, Alabama, this the _____ day of _____, 2012.

Fire Department
Prattville, Alabama

NOTE:
According to the FEMA FIA NFIP Flood Insurance Rate Map (FIRM), Community Map No. 01001CD356D, effective June 16, 2009, the subject property is located in a Zone X (area of minimal flooding) Flood hazard Area.

PLAT DATA:
Total Number of Lots: 26
Total Number of Residential Lots: 26
Area of Largest Lot: 0.46 Ac (10,241 sqft.)
Area of Smallest Lot: 0.25 Ac (11,050 sqft.)



Project Number: 11-0318

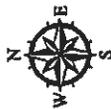
GLENNBROOKE SUBDIVISION, PLAT 2-A
BEING A PART OF SECTION 35 TOWNSHIP 18 NORTH,
RANGE 16 EAST
PRATTVILLE, AUTAUGA COUNTY, ALABAMA

Barrett-Simpson, Inc.
Engineers & Land Surveyors

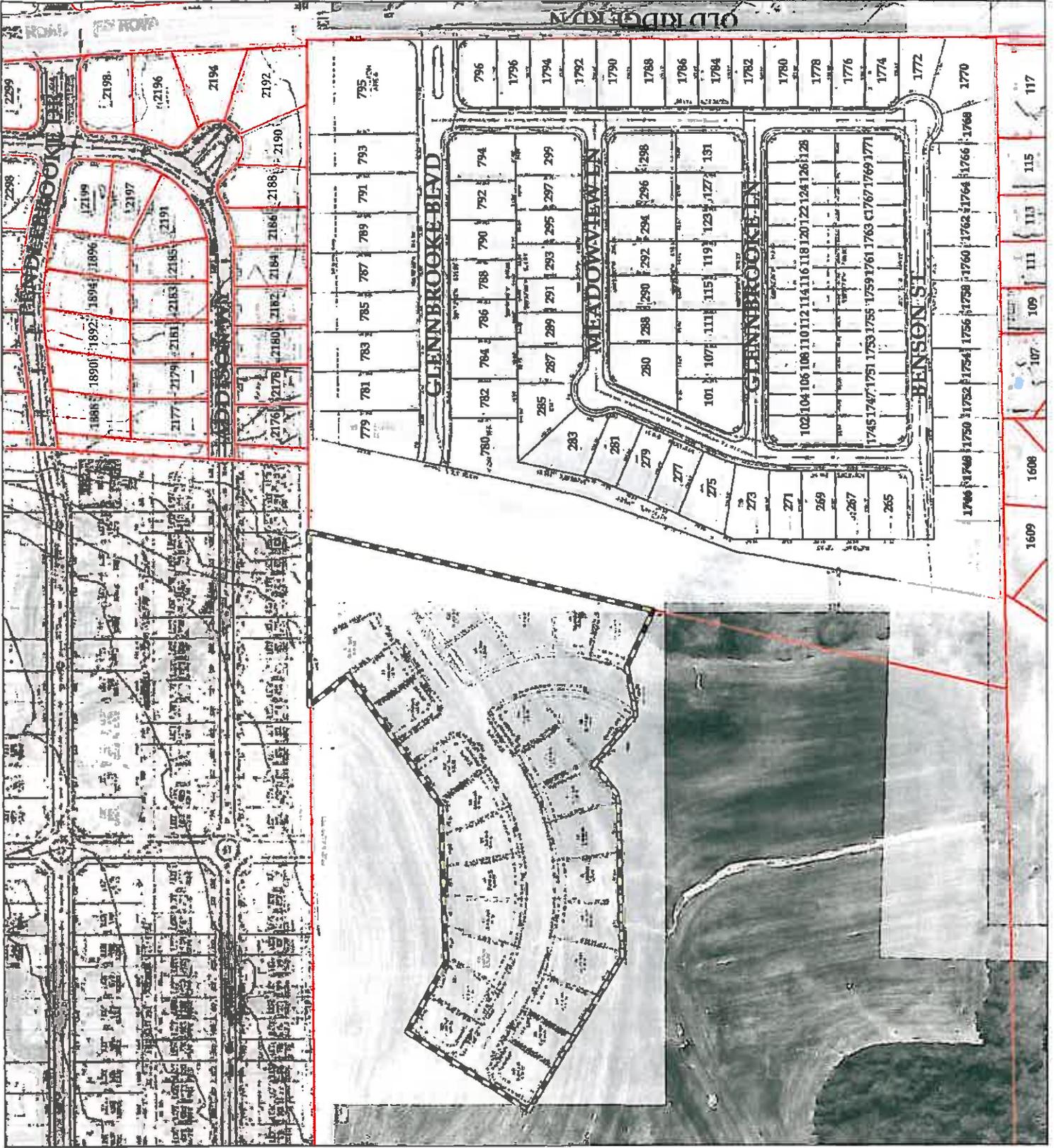
Handwritten notes:
BWSA
1200 sq ft
4 1/2 miles removed from southern road from 12 street from

CITY OF
PRATTVILLE, ALABAMA

GLENBROOKE
PLAT 2 A



STREETS
TAX PARCELS



SURVEYOR'S CERTIFICATE AND DESCRIPTION OF LAND PLATTED

STATE OF ALABAMA
COUNTY OF AUTAUGA

All that certain tract or parcel of land containing 12.85 acres located in and being a part of Section 35, Township 18 North, Range 16 East, Autauga County, Alabama and being more particularly described as follows:

Starting at the Southeast corner of Section 35, Township 18 North, Range 16 East, Prattville, Autauga County, Alabama go along the South line of said Section 35, also being the North line of Riverchase North Subdivision, Plat No. 1 and the South line of Glennbrooke Subdivision Plat 1B South 89 degrees 12 minutes 10 seconds West a distance of 1276.15 feet to an iron pin on the Southwest corner of Glennbrooke Subdivision Plat 1B; thence continue along the West line of Glennbrooke Subdivision Plat 1B and 1A North 12 degrees 29 minutes 37 seconds East a distance of 597.08 feet to the POINT OF BEGINNING; thence North 63 degrees 47 minutes 14 seconds West a distance of 154.48 feet, thence South 75 degrees 50 minutes 45 seconds West a distance of 94.66 feet, thence North 50 degrees 32 minutes 37 seconds West a distance of 123.41 feet, thence North 25 degrees 33 minutes 33 seconds West a distance of 34.71 feet, thence South 54 degrees 26 minutes 50 seconds West a distance of 134.47 feet, thence South 89 degrees 11 minutes 20 seconds West a distance of 154.73 feet, thence North 58 degrees 56 minutes 30 seconds West a distance of 378.72 feet, thence along a curve, concave Southwesterly, having a length of 73.39 feet, a Radius of 175.00 feet, a Chord Bearing of North 19 degrees 02 minutes 38 seconds East, and a Chord Distance of 72.85 feet, thence North 31 degrees 03 minutes 30 seconds East a distance of 139.57 feet, thence, along a curve, concave Southwesterly, having a length of 23.08 feet, a Radius of 175.00 feet, a Chord Bearing of North 40 degrees 04 minutes 29 seconds East, and a Chord Distance of 54.85 feet, thence South 58 degrees 56 minutes 30 seconds East a distance of 168.75 feet, thence North 89 degrees 37 minutes 41 seconds East a distance of 355.65 feet; thence North 54 degrees 26 minutes 50 seconds East a distance of 374.66 feet, thence North 35 degrees 33 minutes 19 seconds West a distance of 115.27 feet, thence North 89 degrees 11 minutes 20 seconds West a distance of 387.96 feet to the Northwest corner of Glennbrooke Subdivision Plat One; thence along the West line of Glennbrooke Subdivision Plat One and 1A South 12 degrees 28 minutes 57 seconds West a distance of 809.06 feet to the POINT OF BEGINNING.

I, George W. Barrett, a Professional Land Surveyor in the State of Alabama hereby certify that I have surveyed the property of Stone Martin Builders, LLC an Alabama Limited Liability Corporation, shown herein as Glennbrooke Subdivision, Plat 2-A and situated in Autauga County, Alabama.

And that the plat or map contained here is a true and correct map showing the subdivision into which the property described is divided, giving the length and bearings of the boundaries of each lot and its number and showing the streets, alleys and public grounds and giving the bearings, length, width, and name of the streets; said map further shows the relation to the land so platted to the Government Survey, and that permanent monuments have been placed at points marked (O) as hereon shown. That all parts of this survey and drawing have been completed in accordance with the current requirements of the Standards of Practice in the State of Alabama.

WITNESS my hand this _____ day of _____, 2012.

George W. Barrett, P.L.S. Alabama Registration No. 11666

DEDICATION

STATE OF ALABAMA
COUNTY OF AUTAUGA

Stone Martin Builders, LLC, owners of the property as shown hereon, have caused the land embraced in the within plat to be surveyed, laid out, and plotted to be shown as the Glennbrooke Subdivision Plat 1B, and subdivision lying in part of the Southeast Quarter of Section 35, Township 18 North, Range 16 East, Autauga County, Alabama. Easements and right-of-way as shown on said plat, if not previously dedicated, are hereby tendered to the use of the public.

Stone Martin Builders, LLC
Bryan Stone, Manager

W. J. Gardner P.S., LLC
4240 Carmichael Court
Montgomery, AL 36106

NOTARY

STATE OF ALABAMA
COUNTY OF AUTAUGA

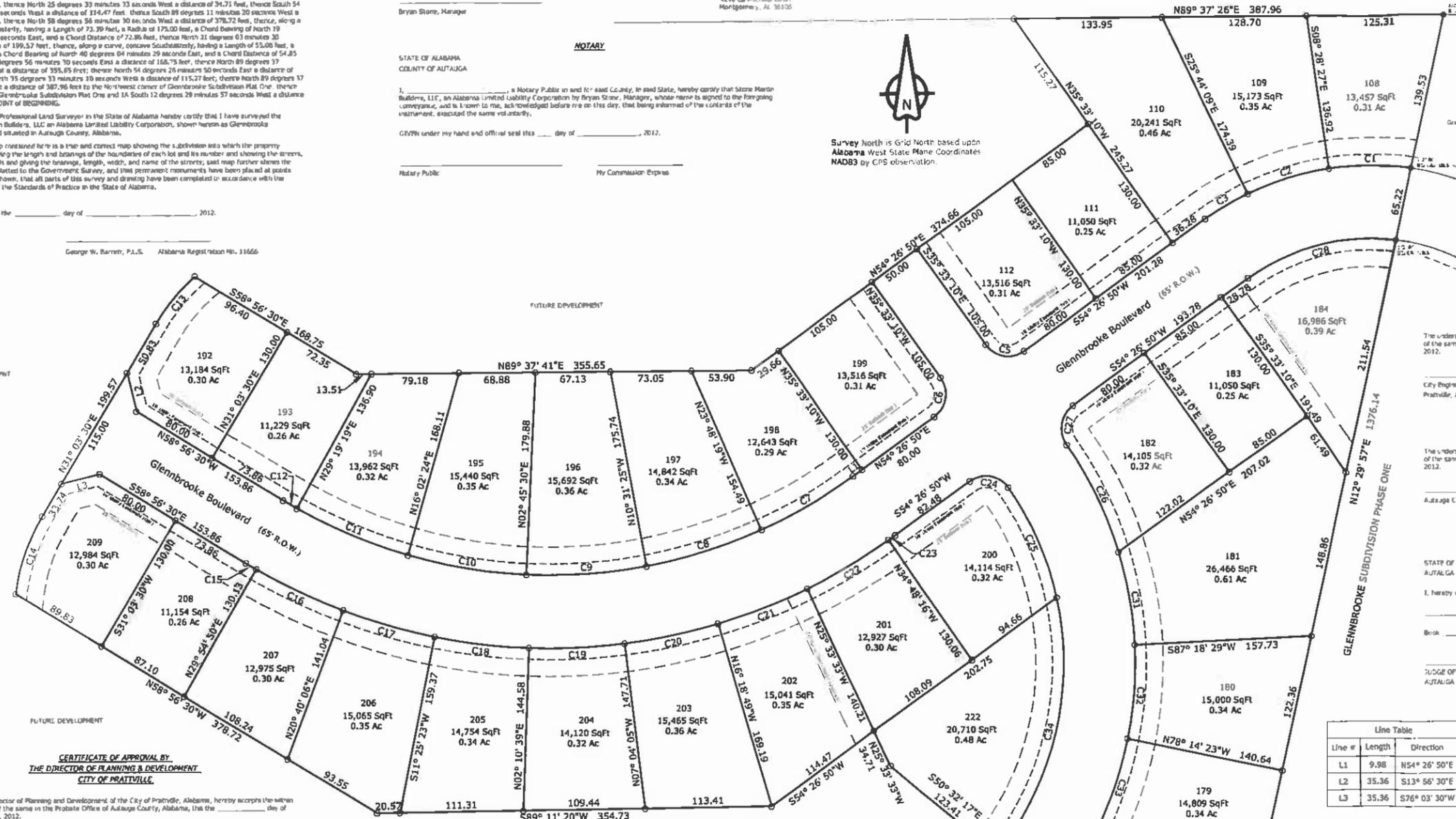
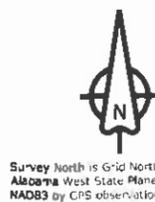
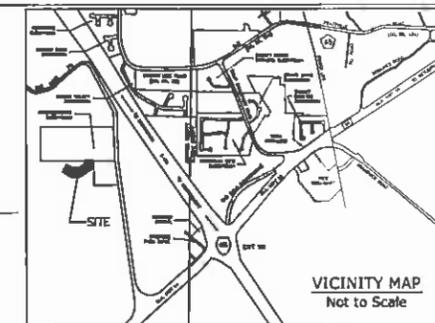
I, _____, a Notary Public in and for said County, in said State, hereby certify that Stone Martin Builders, LLC, an Alabama Limited Liability Corporation by Bryan Stone, Manager, whose name is signed to the foregoing conveyance, and is known to me, acknowledged before me on this day, that being informed of the contents of the instrument, executed the same voluntarily.

GIVEN under my hand and official seal this _____ day of _____, 2012.

Notary Public: _____ My Commission Expires _____

**FINAL PLAT OF
GLENNBROOKE SUBDIVISION, PLAT 2-A**

BEING A PART OF SECTION 35 TOWNSHIP 18 NORTH,
RANGE 16 EAST
PRATTVILLE, AUTAUGA COUNTY, ALABAMA



CERTIFICATE OF THE CITY ENGINEER
CITY OF PRATTVILLE

The undersigned, as the City Engineer of the City of Prattville, Alabama, hereby accepts the within plat for the recording of the same in the Probate Office of Autauga County, Alabama, this the _____ day of _____, 2012.

City Engineer
Prattville, Alabama

CERTIFICATE OF APPROVAL BY THE COUNTY ENGINEER
AUTAUGA COUNTY

The undersigned, being the County Engineer of Autauga County, Alabama, hereby accepts the within plat for the recording of the same in the Probate Office of Autauga County, Alabama, this the _____ day of _____, 2012.

Autauga County Engineer

OFFICE OF THE JUDGE OF PROBATE
AUTAUGA COUNTY

STATE OF ALABAMA
AUTAUGA COUNTY

I hereby certify that this Plat or Map was filed in this Office this _____ day of _____, 2012, at _____ o'clock _____ M., and recorded in Book _____ of Plats and Maps, Page _____ Recording _____ point.

JUDGE OF PROBATE
AUTAUGA COUNTY, ALABAMA

LAND SURVEYOR
George W. Barrett
Als. Reg. PLS No. 11666
Barrett-Simpson, Inc.
223 South 9th Street
Opelika, AL 36801

DEVELOPER
Stone Martin Builders, LLC
404 South 8th Street
Opelika, AL 36801

Line Table

Line #	Length	Direction
L1	9.98	N54° 26' 50"E
L2	35.36	S13° 56' 30"E
L3	35.36	S76° 03' 30"W

Curve Table				Curve Table					
Curve #	Length	Radius	Chord Direction	Chord Length	Curve #	Length	Radius	Chord Direction	Chord Length
C1	75.20	255.00	S89° 58' 28"W	74.93	C16	85.93	532.50	S64° 42' 32"E	85.83
C2	76.82	255.00	S72° 53' 42"W	76.53	C17	85.93	532.50	S73° 57' 16"E	85.83
C3	43.69	255.00	S59° 21' 21"W	43.64	C18	85.93	532.50	S83° 11' 59"E	85.83
C4	39.27	25.00	S80° 33' 10"E	35.36	C19	85.93	532.50	N87° 33' 17"E	85.83
C5	39.27	25.00	N09° 26' 50"E	35.36	C20	85.93	532.50	N78° 18' 33"E	85.83
C6	95.85	467.50	N60° 19' 15"E	95.68	C21	85.93	532.50	N69° 03' 49"E	85.83
C7	108.37	467.50	N72° 50' 08"E	108.13	C22	85.93	532.50	N59° 49' 05"E	85.83
C8	108.37	467.50	N86° 07' 02"E	108.13	C23	6.95	532.50	N54° 49' 17"E	6.95
C9	108.37	467.50	S80° 36' 03"E	108.13	C24	39.27	25.00	N80° 33' 10"W	35.36
C10	108.37	467.50	S67° 19' 09"E	108.13	C25	107.90	267.50	N23° 59' 49"W	107.17
C11	14.17	467.50	S59° 48' 38"E	14.17	C26	106.63	332.50	N26° 20' 55"W	106.37
C12	55.08	175.00	S40° 04' 29"W	54.85	C27	39.27	25.00	S09° 26' 50"W	35.36
C13	73.39	175.00	S19° 02' 38"W	72.86	C28	141.19	190.00	S75° 44' 10"W	137.97
C14	10.63	532.50	S59° 30' 50"E	10.63	C31	83.87	332.50	N09° 55' 05"W	83.65

Curve Table

Curve #	Length	Radius	Chord Direction	Chord Length
C32	83.87	332.50	N04° 32' 03"E	83.65
C33	83.87	332.50	N18° 59' 11"E	83.65
C34	242.32	267.50	N13° 30' 37"E	234.12

NOTE:
According to the FEMA FIA NFIP Flood Insurance Rate Map (FIRM), Community Map No. 01001C03560, effective June 16, 2009, the subject property is located in a Zone X (areas of minimal flooding) Flood Hazard Area.

PLAT DATA:
Total Number of Lots: 30
Total Number of Residential Lots: 30
Area of Largest Lot: 0.61 Ac (26,466 sq.ft.)
Area of Smallest Lot: 0.25 Ac (11,030 sq.ft.)

The undersigned, as Director of Planning and Development of the City of Prattville, Alabama, hereby accepts the within plat for the recording of the same in the Probate Office of Autauga County, Alabama, this the _____ day of _____, 2012.

Director of Planning and Development
Prattville, Alabama

CERTIFICATE OF THE WATER WORKS BOARD
CITY OF PRATTVILLE

The undersigned, as authorized by the Water Works Board of the City of Prattville, Alabama, hereby accepts the within plat for the recording of the same in the Probate Office of Autauga County, Alabama, this the _____ day of _____, 2012.

Water Works Board
Prattville, Alabama

CERTIFICATE OF THE FIRE DEPARTMENT
CITY OF PRATTVILLE

The undersigned, as authorized by the Fire Department of the City of Prattville, Alabama, hereby accepts the within plat for the recording of the same in the Probate Office of Autauga County, Alabama, this the _____ day of _____, 2012.

Fire Department
Prattville, Alabama

Scale 1" = 60'

GLENNBROOKE SUBDIVISION, PLAT 2-A
BEING A PART OF SECTION 35 TOWNSHIP 18 NORTH,
RANGE 16 EAST
PRATTVILLE, AUTAUGA COUNTY, ALABAMA

BARRETT-SIMPSON, INC.
Engineers & Land Surveyors

DATE: 08/15/2012
FILED BY: GWS
DRAWN BY: GWS
CHECKED BY: GWS
DATE PLOTTED: 08/15/2012
DRAWN BY: GWS
CHECKED BY: GWS
DATE PLOTTED: 08/15/2012

11.018

CITY OF
PRATTVILLE, ALABAMA

PRATTMONT CHURCH
OF CHRIST
901 N MEMORIAL DR

1" = 200'



STREETS
TAX PARCELS



OWNER JENNIFER SLAUGHTER PROPERTY ADDRESS 216 RIDGEWOOD RD PRATTVILLE, AL MAILING ADDRESS 216 RIDGEWOOD RD PRATTVILLE, AL 36067 (DB 93, PAGE 358 DATED 03-30-1987)

OWNER MMH DEVELOPMENT, INC 928 SOUTH HULL ST MONTGOMERY, AL 36104 (DB 93, PAGE 358 DATED 03-30-1987)

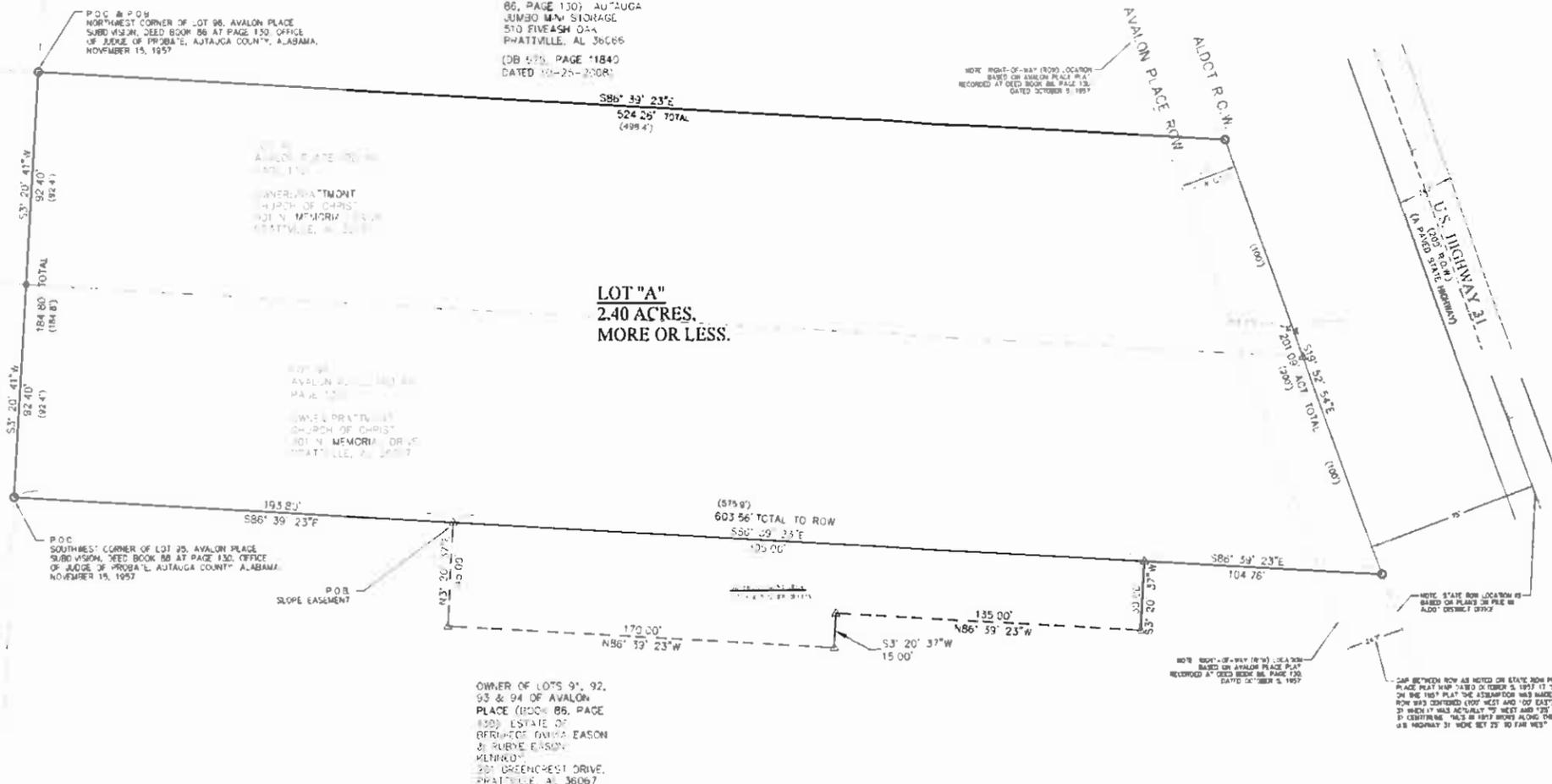
OWNER AVALON PROPERTIES PR, LLC 928 SOUTH HULL ST MONTGOMERY, AL 36104 (DB 2005, PAGE 8055 DATED 07-20-2005)

OWNER RICHARD & LUANN WILLIAMS 807 WYNWOOD DRIVE PRATTVILLE, AL 36067

RE-PLAT OF LOTS 91, 92, 93 OF AVALON PLACE (MAP BOOK 3, PAGE 222) (DB 591, PAGE 414 DATED 01-18-2001)

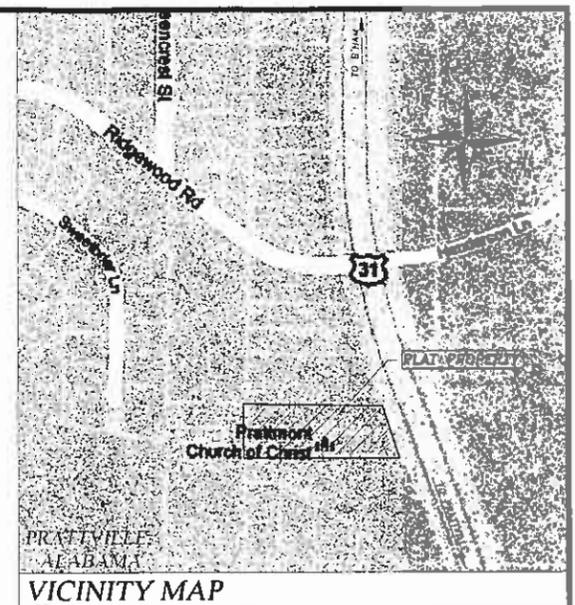
OWNER OF LOTS 97 OF AVALON PLACE (BOOK 86, PAGE 130) AUTAUGA JUMBO MASH STORAGE 510 FIVEASH OAK PRATTVILLE, AL 36066 (DB 575, PAGE 11840 DATED 10-25-2008)

NOTE: RIGHT-OF-WAY FROM LOCATION BASED ON AVALON PLACE PLAT RECORDED AT DEED BOOK 86, PAGE 130, DATED OCTOBER 9, 1987



LOT "A"
2.40 ACRES.
MORE OR LESS.

OWNER OF LOTS 91, 92, 93 & 94 OF AVALON PLACE (BOOK 86, PAGE 130) ESTATE OF BRUCE & RUBY EASON & RUBY EASON MEMPHIS, TN 38107



VICINITY MAP

SURVEYOR'S CERTIFICATE AND DESCRIPTION OF LAND PLATTED

STATE OF ALABAMA
AUTAUGA COUNTY

OVERALL BOUNDARY DESCRIPTION

Begin at a set # 4 rebar with cap # CA-520-LS located at the Northwest Corner of Lot 96, Avalon Place Subdivision, as recorded in Deed Book 86 at Page 130 in the Office of the Judge of Probate, Autauga County, Alabama, thence S 88° 39' 23" E 524.26 to a set # 4 rebar with cap # CA-520-LS located on the west right-of-way (200') of U.S. Highway 31, thence southeasterly along said right-of-way S 13° 52' 54" E 201.09 to a set # 4 rebar with cap # CA-520-LS, thence leaving said right-of-way N 86° 39' 23" W 603.56 to a set # 4 rebar with cap # CA-520-LS, thence N 33° 20' 41" E 184.20 to the point of beginning. Containing 2.40 acres more or less, and being a part of the SE 1/4 of the NE 1/4 of Section 4, T-17-N, R-16-E, Autauga County, Alabama.

WITNESS my hand this the _____ day of _____ 2012

LARRY R JARVIS Registration #11821



DEDICATION

I, Cary McDonald, as a Member of the Prattmont Church of Christ, 801 North Memorial Drive, Prattville, Alabama, whose name is listed on the plat to be surveyed, do hereby certify that the plat to be surveyed is for the use of the Prattmont Church of Christ, and that the streets, drives, easements, etc. shown on said plat are hereby dedicated to the use of the Public.

By Cary McDonald as a Member

NOTARY

STATE OF ALABAMA
COUNTY OF AUTAUGA

I, _____ Notary Public in and for said County, in said State, hereby certify that Cary McDonald whose name is listed on the foregoing instrument, and who is known to me, acknowledged before me on this day that he is a duly authorized representative to sign this instrument on behalf of the Prattmont Church of Christ, and being informed of the contents of said instrument, executed the same voluntarily.

GIVEN under my hand and official seal this _____ day of _____ 2012

NOTARY PUBLIC

**CERTIFICATE OF THE FIRE DEPARTMENT
CITY OF PRATTVILLE**

The undersigned, as authorized by the Fire Department of the City of Prattville, Alabama, hereby accepts the within plat for the recording of same in the Probate Office of Autauga County, Alabama, this the _____ day of _____, 2012

Fire Department
Prattville, Alabama

ELECTRICAL DISTRIBUTION

The Electric Distribution System will be installed by Central Alabama Electric Cooperative to serve the subdivision.

Electric Utility: Central Alabama Electric Cooperative

CERTIFICATE OF THE CITY ENGINEER

The undersigned as City Engineer of the City of Prattville, Alabama hereby accepts the within plat for the recording of same in the Probate Office of Autauga County, Alabama, this the _____ day of _____, 2012

CITY ENGINEER
Prattville, Alabama

**CERTIFICATE OF APPROVAL BY
THE DIRECTOR OF PLANNING & DEVELOPMENT
CITY OF PRATTVILLE**

The undersigned as Director of Planning and Development of the City of Prattville, Alabama, hereby accepts the within plat for the recording of same in the Probate Office of Autauga County, Alabama, this the _____ day of _____, 2012

Director of Planning & Development
Prattville, Alabama

CERTIFICATE OF COUNTY HEALTH DEPARTMENT

The undersigned, as authorized by the Autauga County Health Department, hereby certifies this subdivision meets the approval of the Autauga County Health Department subject to certain conditions of approval and/or lot deletions on file with the said health department, which conditions are made a part of this approval as if set out hereon.

I hereby approve the within plat for the recording of the same in the Probate Office of Autauga County, Alabama, this the _____ day of _____, 2012

HEALTH OFFICER
Autauga County, Alabama

CERTIFICATE OF AUTAUGA COUNTY WATER AUTHORITY

The undersigned, as authorized by the Autauga County Water Authority of Autauga County, Alabama, hereby accepts the within plat for the recording of same in the Probate Office of Autauga County, Alabama, this the _____ day of _____, 2012

Autauga County Water Authority
Autauga County, Alabama

**CERTIFICATE OF APPROVAL BY THE COUNTY ENGINEER
AUTAUGA COUNTY**

The undersigned, being the County Engineer of Autauga County, Alabama hereby accepts the within plat for the recording of same in the Probate Office of Autauga County, Alabama, this the _____ day of _____, 2012

Autauga County Engineer

**OFFICE OF THE JUDGE OF PROBATE
AUTAUGA COUNTY**

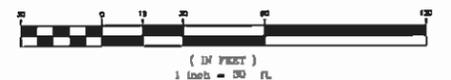
AUTAUGA COUNTY
I, hereby certify that this Plat or Map was filed in this Office this _____ day of _____, 2012, at _____ o'clock _____ M., and recorded in Book _____ of Plats and Maps, Page _____ Recording _____ pad

Judge of Probate
Autauga County, Alabama

**FINAL PLAT
PRATTMONT CHURCH OF CHRIST
PLAT NO. 1**

(Being a Re-Plat of Lots 95 & 96, AVALON PLACE SUBDIVISION (PB 86 AT PAGE 130) lying in and being a part of the SE 1/4 of the NE 1/4 of Section 4, T-17-N, R-16-E, Autauga County, Prattville, Alabama.)

GRAPHIC SCALE



LEGEND:

- FOUND IRON PIN
- SET IRON PIN (1/4" REBAR CAPPED) W/ CAP # CA-520-LS
- FENCE CORNER
- FENCE
- () PLAT OR DEED
- P.O.C. POINT OF COMMENCEMENT
- P.O.B. POINT OF BEGINNING

PRATTMONT CHURCH OF CHRIST
801 NORTH MEMORIAL DRIVE
PRATTVILLE, ALABAMA 36067

DATE: _____

FINAL PLAT

JARVIS & ASSOC.
REGISTERED PROFESSIONAL SURVEYORS
1100 W. MAIN ST., PRATTVILLE, AL 36067
PH: 334-791-1100

SHEET NO. **C1A**

CITY
of
PRATTVILLE

Location Map

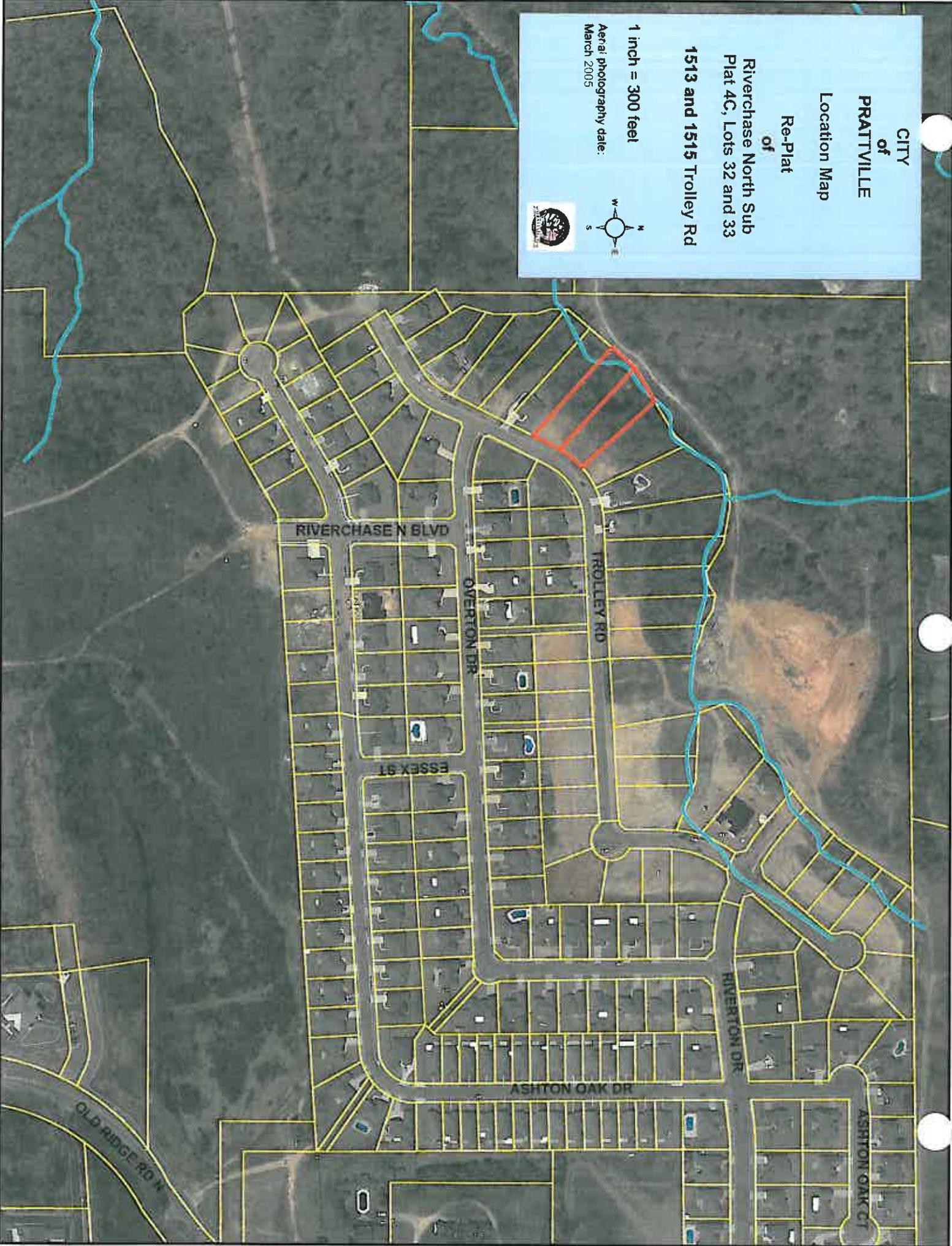
Re-Plat
of

Riverchase North Sub
Plat 4C; Lots 32 and 33

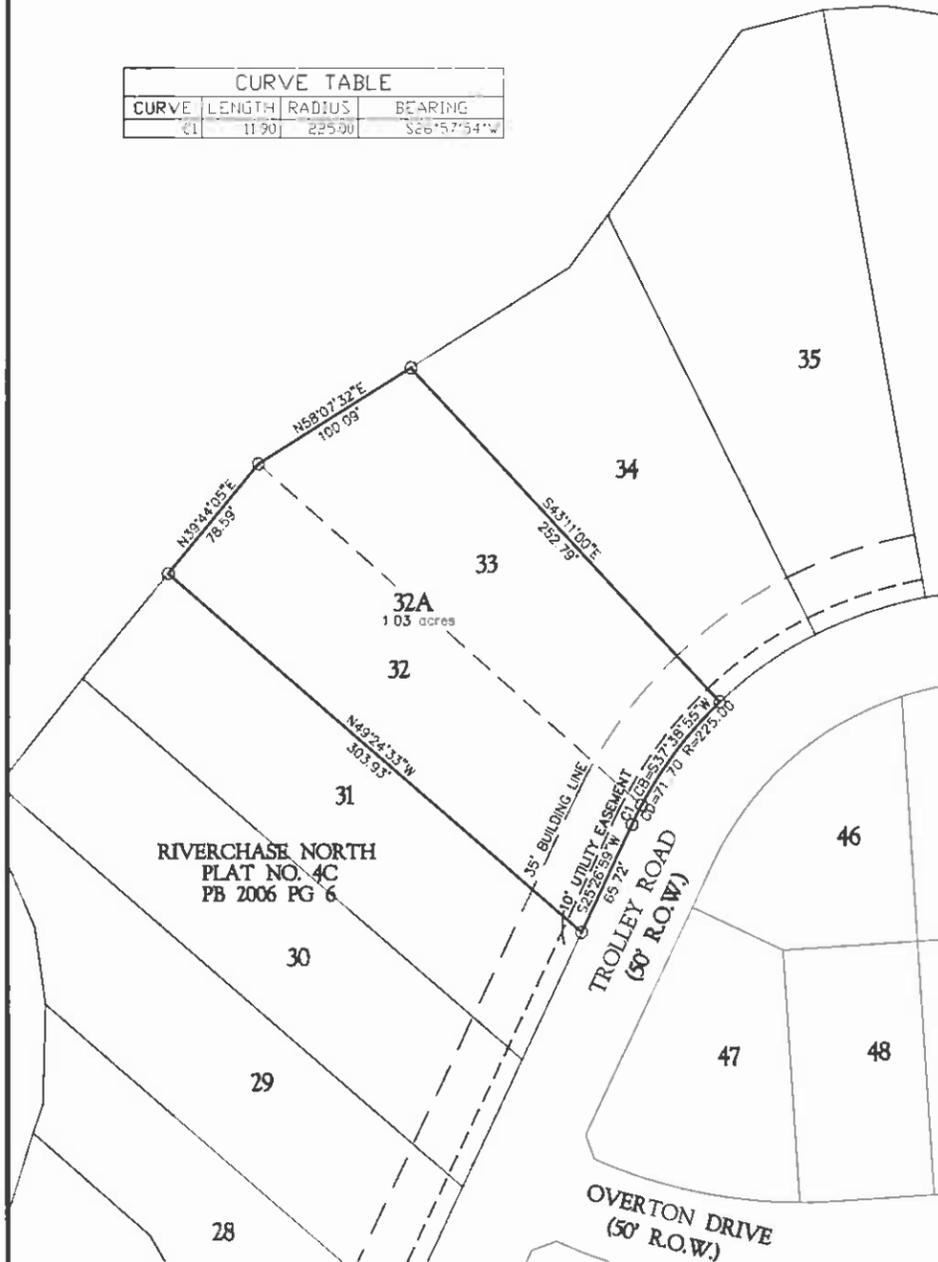
1513 and 1515 Trolley Rd

1 inch = 300 feet

Aerial photography date:
March 2005



CURVE TABLE			
CURVE	LENGTH	RADIUS	BEARING
C1	11.90	225.00	S26°57'54"W



**STATE OF ALABAMA
COUNTY OF AUTAUGA**

I, Gregory M. Gillian, a Licensed Professional Engineer and Licensed Professional Land Surveyor of Autauga County, Alabama, hereby certify that I have surveyed the property of S & T Contractors LLC, an Alabama Limited Liability Corporation, situated in Autauga County, Alabama, and more particularly described as follows:

Lots 32 & 33 of Riverchase North Plat No. 4C as recorded in PB 2006 @ PG 6

And that the plat or map contained hereon is a true and correct map showing the subdivision into which the property described is divided giving the length and bearings of the boundaries of each lot and its number and showing the streets, alleys and public grounds and giving the bearings, length, width and name of the streets, said map further shows the relation to the land so platted to the Government Survey, and that permanent monuments have been placed at point marked thus (o) as hereon shown, and I further certify that all parts of this survey and drawing have been completed in accordance with the current requirements for 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 _____ day of _____, 2012.

Gregory M. Gillian
Alabama Registration No. 16163

DEDICATION:

We, Dan Thomas and Rachel Thomas, as Members, S & T Contractors, LLC, an Alabama limited liability corporation, have caused the land embraced in the within plat to be surveyed, laid out and platted to be known as Riverchase North Plat No. 4D said subdivision lying in section 2, T-17-N, R-16-E Autauga County, Alabama, and that the streets, drives, alleys, sewer easements, etc. shown on said plat are hereby dedicated to the use of the Public.

Witness _____ Member _____
_____ Member _____

ACKNOWLEDGMENT:

**STATE OF ALABAMA
COUNTY OF AUTAUGA**

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Dan Thomas and Rachel Thomas, whose name as Members, S & T Contractors, LLC, an Alabama limited liability 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

GIVEN under my hand and official seal this _____ day of _____, 2012

Notary Public _____
My Commission Expires: _____

**CERTIFICATE OF APPROVAL
BY THE AUTAUGA COUNTY HEALTH DEPARTMENT**

The undersigned, as authorized by the Autauga County Health Department, Alabama, hereby accepts the within plat for the recording of same in the Probate Office of Autauga County, Alabama, this the _____ day of _____, 2012.

Health Officer _____
Autauga County, Alabama

CERTIFICATE OF THE WATER WORKS BOARD

The undersigned, as authorized by the Water Works Board of the City of Prattville, Alabama, hereby accepts the within plat for the recording of same in the Probate Office of Autauga County, Alabama, this the _____ day of _____, 2012.

Water Works Board _____
Prattville, Alabama

CERTIFICATE OF THE PRATTVILLE FIRE DEPARTMENT

The undersigned, as authorized by the Fire Department of the City of Prattville, Alabama, hereby accepts the within plat for the recording of same in the Probate Office of Autauga County, Alabama, this the _____ day of _____, 2012.

Fire Department _____
Prattville, Alabama

CERTIFICATE OF THE CITY ENGINEER:

The undersigned, as the City Engineer of the City of Prattville, Alabama, hereby accepts the within plat for the recording of same in the Probate Office of Autauga County, Alabama, this the _____ day of _____, 2012.

CITY ENGINEER _____
Prattville, Alabama

**CERTIFICATE OF APPROVAL BY
THE DIRECTOR OF PLANNING & DEVELOPMENT**

The undersigned, as Director of Planning and Development of the City of Prattville, Alabama, hereby accepts the within plat for the recording of same in the Probate Office of Autauga County, Alabama. This the _____ day of _____, 2012.

Director of Planning & Development _____
Prattville, Alabama

CERTIFICATE OF APPROVAL BY THE COUNTY ENGINEER

The undersigned, being the County Engineer of Autauga County, Alabama, hereby accepts the within plat for the recording of same in the Probate Office of Autauga County, Alabama, this the _____ day of _____, 2012.

Autauga County Engineer _____

OFFICE OF THE JUDGE OF PROBATE

**STATE OF ALABAMA
AUTAUGA COUNTY**

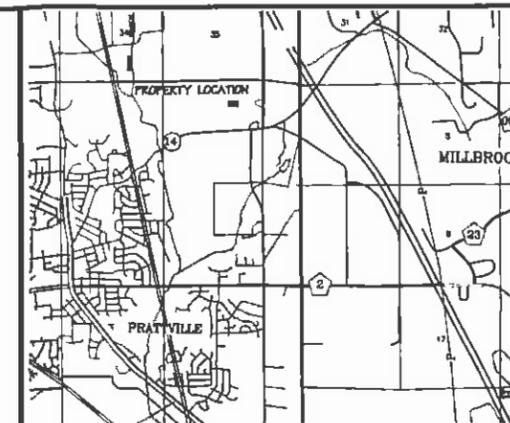
I hereby certify that this Plat or Map was filed in this Office this the _____ day of _____, 2012, at _____ o'clock _____ M, and recorded in Book _____ of Plats and Maps, Page _____ Recording _____ paid.

Judge of Probate _____
Autauga County, Alabama

**RIVERCHASE NORTH
PLAT NO. 4D**

BEING A REPLAT OF LOTS 32 & 33 OF
RIVERCHASE NORTH PLAT NO. 4C AS RECORDED
IN PB 2006 @ PG 6

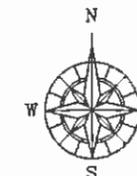
Prattville, Alabama



LOCATION MAP



BEARINGS ROTATED TO MATCH RIVERCHASE
NORTH PLAT NO. 4C AS RECORDED IN PB 2006
© PG 6



SCALE: 1" = 60'

LEGEND

- FOUND IRON PIN
(5/8" REBAR CAPPED)
W/# CA-00017LS
(UNLESS OTHERWISE NOTED)
- SET IRON PIN
(5/8" REBAR CAPPED)
W/# CA-00017LS
- △ CALCULATED POINT

NOTES:

1. ALL EASEMENTS OR RIGHTS-OF-WAYS, EXCEPT UTILITY, PRIVATE EASEMENTS, COMMON EASEMENTS OR EASEMENTS FOR SANITARY SEWERS OR WATER MAINS SHOWN ON THE PLAT ARE HEREBY DEDICATED TO THE MUNICIPALITY OF PRATTVILLE, ALABAMA, AND/OR THE COUNTY OF AUTAUGA, ALABAMA, FOR PUBLIC USE. EASEMENTS INCLUDE THE RIGHTS OF INGRESS AND EGRESS BY CITY AND/OR COUNTY EMPLOYEES FOR MAINTENANCE OF THE PROPERTY INCLUDED IN THE EASEMENTS. NO PERMANENT STRUCTURES MAY BE PLACED ON ANY EASEMENT SHOWN.
2. EASEMENTS FOR SANITARY SEWERS AND WATER MAINS, IF NOT PREVIOUSLY DEDICATED, ARE HEREBY DEDICATED TO THE WATER WORKS AND SANITARY SEWER BOARD OF THE CITY OF PRATTVILLE, ALABAMA, ITS SUCCESSORS OR ASSIGNS, FOR INGRESS AND EGRESS IN THE INSTALLATION AND MAINTENANCE OF SANITARY SEWERS AND WATER MAINS AND THEIR APPURTENANCES. NO PERMANENT STRUCTURES MAY BE ERRECTED OVER ANY PART OF THESE EASEMENTS.
3. STREETS SHOWN HEREON, IF NOT PREVIOUSLY DEDICATED, ARE HEREBY TENDERED FOR DEDICATION TO PUBLIC USE.
4. A TEN FOOT EASEMENT FOR UTILITIES IS HEREWITH RESERVED ON THAT PORTION OF EACH LOT ABUTTING A DEDICATED STREET. EASEMENTS FOR UTILITIES, PRIVATE DRAINAGE OR PRIVATE ACCESS ARE FOR THE USE OF ANY UTILITY WHICH MAY REQUIRE THEM, FOR SURFACE DRAINAGE OR ACCESS AS NEEDED. INSTALLATION AND MAINTENANCE OF PROPERTY IN THESE EASEMENTS ARE NOT THE RESPONSIBILITY OF THE CITY PRATTVILLE OR AUTAUGA COUNTY, ALABAMA.

NOTE: PROTECTIVE COVENANTS FOR RIVERCHASE NORTH PLAT NO. 4C ARE RECORDED IN PB 2006 AT PAGE 6 IN THE OFFICE OF THE JUDGE OF PROBATE OF AUTAUGA COUNTY, ALABAMA AND ARE HEREBY IMPOSED UPON THIS PLAT.

DATE: 5/1/2012

