Map Book 54 Page 72

CITY OF PELHAM ADD TO SUMMER CLASSIC

SITUATED IN THE SW 1/4 OF SECTION 13,
TOWNSHIP 20 SOUTH, RANGE 3 WEST, SHELBY COUNTY
CITY OF PELHAM, ALABAMA

SURVEYOR NOTES:

1. BASIS OF BEARING IS GRID NORTH.
2. ENGINEERING DESIGN GROUP, LLC IS NOT RESPONSIBLE FOR SOIL COMPACTION AND DID NOT CONDUCT ANY SURFACE AND SUBSURFACE INVESTIGATIONS.
3. PROPERTY ZONED M-1

CITY OF PELHAM NOTES:

ALL BUILDINGS SHALL BE CONSTRUCTED AT AN ELEVATION WITH RESPECT TO THE STREET LEVEL AND SURROUNDING TOPOGRAPHY, TO PREVENT DRAINAGE PROBLEMS OR FLOODING.

a. ALL EASEMENTS ON THIS MAP ARE FOR PUBLIC UTILITIES, SANITARY SEWERS, STORM SEWERS, STORM DITCHES, AND MAY BE USED FOR SUCH PURPOSES TO SERVE THE PROPERTY BOTH WITHIN AND WITHOUT THE SUBDIVISION. THE CITY OF PELHAM IS NOT RESPONSIBLE FOR THE MAINTENANCE OF ANY EASEMENTS SHOWN ON THIS PLAT OUTSIDE OF THE DEDICATED PUBLIC RIGHT-OF-WAY.

b. CONTRACTOR AND/OR DEVELOPER ARE RESPONSIBLE FOR PROVIDING BUILDING SITES FREE OF DRAINAGE PROBLEMS.

c. NO FURTHER SUBDIVISION OF ANY PARCEL SHOWN HEREON SHALL BE ALLOWED WITHOUT THE PRIOR APPROVAL OF THE CITY OF PELHAM PLANNING COMMISSION.

d. THE ENTIRE PROPERTY IS LOCATED IN FLOOD ZONE X AS SHOWN ON THE LATEST FLOOD INSURANCE RATE MAP (01117C0212E and 0117C0216E effective date February 20, 2013).

e. PROPERTY SUBJECT TO SANITARY SEWER AND STORM EASEMENTS THAT RUN ALONG PIPES AND STRUCTURES.

f. ANY CONSTRUCTION OR ENCROACHMENT IN A DESIGNATED FLOOD PLAIN MUST COMPLY WITH THE CITY OF PELHAM FLOOD DAMAGE PREVENTION ORDINANCE.

g. NO ENCROACHMENT, INCLUDING STRUCTURES OR FILL MATERIAL, SHALL BE PLACED WITHIN A DESIGNATED FLOOD PLAIN UNLESS AND UNTIL A FLOOD PLAIN DEVELOPMENT PERMIT HAS BEEN SUBMITTED AND APPROVED BY THE FLOODPLAIN ADMINISTRATOR. ALL DEVELOPMENT WITHIN A DESIGNATED FLOOD PLAIN MUST COMPLY WITH THE CITY OF PELHAM FLOOD DAMAGE PREVENTION ORDINANCE.

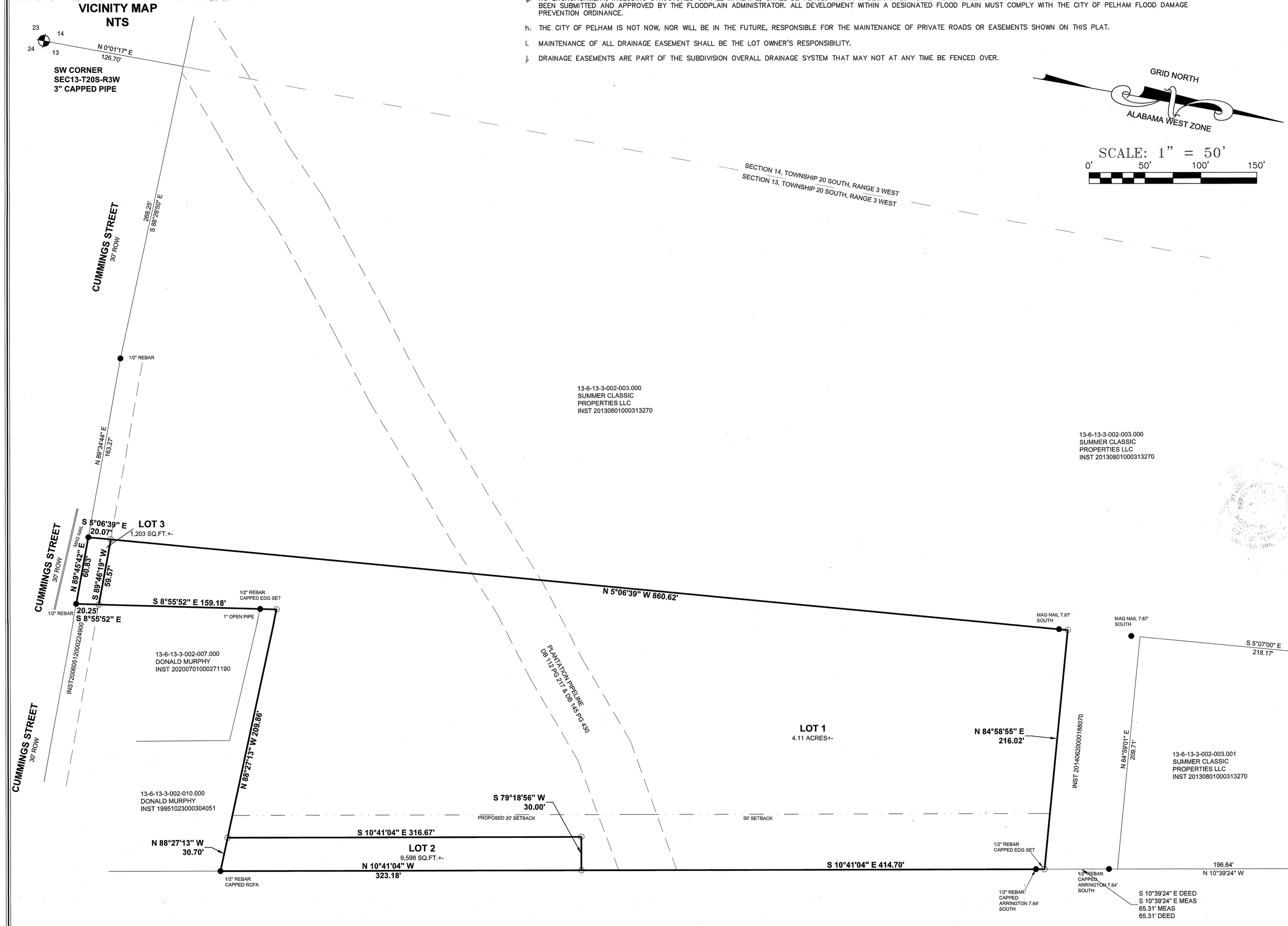
h. THE CITY OF PELHAM IS NOT NOW, NOR WILL BE IN THE FUTURE, RESPONSIBLE FOR THE MAINTENANCE OF PRIVATE ROADS OR EASEMENTS SHOWN ON THIS PLAT.

i. MAINTENANCE OF ALL DRAINAGE EASEMENT SHALL BE THE LOT OWNER'S RESPONSIBILITY.

j. DRAINAGE EASEMENTS ARE PART OF THE SUBDIVISION OVERALL DRAINAGE SYSTEM THAT MAY NOT AT ANY TIME BE FENCED OVER.

20210713000340020 1/1 $34.00
Shelby Cnty Judge of Probate, AL
07/13/2021 02:45:39 PM FILED/CERT

VICINITY MAP
NTS



STATE OF ALABAMA
SHELBY COUNTY

THE UNDERSIGNED, RODNEY K. CUNNINGHAM, REGISTERED LAND SURVEYOR, STATE OF ALABAMA, CITY OF PELHAM. AS OWNER, HEREBY STATE THAT THIS PLAT OR MAP WAS MADE PURSUANT TO A SURVEY MADE BY SAID SURVEYOR AND THAT SAID SURVEY AND THIS PLAT OR MAP WERE MADE AT THE INSTANCE OF SAID OWNERS; THAT THIS PLAT OR MAP IS A TRUE AND CORRECT MAP OF LANDS SHOWN THEREIN KNOWN AS **"CITY OF PELHAM ADD TO SUMMER CLASSIC"**, SHOWING THE SUBDIVISION INTO WHICH IT IS PROPOSED TO DIVIDE SAID LANDS, GIVING THE LENGTHS AND BEARINGS OF THE BOUNDARIES OF EACH LOT AND ITS NUMBER, SHOWING THE STREETS, ALLEYS AND PUBLIC GROUNDS, GIVING THE BEARINGS, LENGTH, WIDTH AND NAME OF EACH STREET AS WELL AS THE NUMBER OF EACH LOT AND BLOCK, AND SHOWING THE RELATION OF THE LANDS TO GOVERNMENT SURVEY, LOCATED IN SECTION 13, TOWNSHIP 20 SOUTH, RANGE 3 WEST, SHELBY COUNTY, ALABAMA, AND THAT IRON PINS HAVE BEEN INSTALLED AT ALL LOT CORNERS AND CURVE POINTS AS SHOWN AND ARE DESIGNATED BY SMALL OPEN CIRCLES ON SAID PLAT OR MAP. SAID OWNERS ALSO CERTIFY THAT THEY ARE THE OWNERS OF SAID LANDS AND THAT THE SAME ARE NOT SUBJECT TO A MORTGAGE. I FURTHER 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.

BY: FEB 17, 2021
RODNEY K. CUNNINGHAM
ALABAMA LIC. NO:26013

ALABAMA LICENSED No. 26013 PROFESSIONAL LAND SURVEYOR RODNEY KEITH CUNNINGHAM

STATE OF ALABAMA
COUNTY OF SHELBY

I, RICHARD EARL STUBBS, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, DO HEREBY CERTIFY THAT RODNEY K. CUNNINGHAM, WHOSE NAME IS SIGNED TO THE FOREGOING CERTIFICATE AS SURVEYOR, AND WHO IS KNOWN TO ME, ACKNOWLEDGED BEFORE ME, ON THIS DATE, THAT AFTER BEING DULY INFORMED OF THE CONTENTS OF SAID CERTIFICATE, DOES EXECUTE SAME VOLUNTARILY AS SUCH INDIVIDUAL WITH FULL AUTHORITY THEREOF.

GIVEN UNDER MY HAND AND SEAL THIS THE 17 DAY OF February, 2021.

NOTARY PUBLIC MY COMMISSION EXPIRES DEC. 13, 2021

RICHARD EARL STUBBS NOTARY PUBLIC ALABAMA-STATE AT LARGE

OWNER: CITY OF PELHAM.

BY:

ITS: MAYOR

STATE OF ALABAMA
COUNTY OF SHELBY

I, Thomas R. Seake, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, DO HEREBY CERTIFY THAT GARY W. WATERS, WHOSE NAME IS SIGNED TO THE FOREGOING CERTIFICATE AS MAYOR OF THE CITY OF PELHAM, OWNER, AND WHO IS KNOWN TO ME, ACKNOWLEDGED BEFORE ME, ON THIS DATE THAT AFTER BEING DULY INFORMED OF THE CONTENTS OF SAID CERTIFICATE, DOES EXECUTE SAME VOLUNTARILY AS SUCH INDIVIDUAL WITH FULL AUTHORITY THEREOF.

GIVEN UNDER MY HAND AND SEAL THIS THE 2ND DAY OF JUNE, 2021.

NOTARY PUBLIC MY COMMISSION EXPIRES

THOMAS R. SEAKE MY COMMISSION EXPIRES SEPTEMBER 17, 2021 NOTARY PUBLIC STATE OF ALABAMA

MAYOR, CITY OF PELHAM

CITY ENGINEER

PLANNING COMMISSION, CITY OF PELHAM

CITY CLERK, CITY OF PELHAM

DIRECTOR OF DEVELOPMENT SERVICES & PUBLIC WORKS

DRAWN BY: RES
CHECKED BY: RKC
PROJECT No.: PELH0006
CAD FILE: PELH0006 SUMMER CLASSICS.dwg
SCALE: 1" = 50'

PROJECT: SECTION 13, TOWNSHIP 20 SOUTH, RANGE 3 WEST, SHELBY COUNTY, ALABAMA

TITLE: FINAL PLAT

120 BISHOP CIRCLE, SUITE 300
PELHAM, AL 35124
TEL - (205) 403-9158
FAX - (205) 403-9175

EDG
ENGINEERING DESIGN GROUP, LLC
CIVIL ENGINEERING • LAND SURVEYING
(205) 403-9158

SHEET NO.
1 OF 1