



TUSCALOOSA
PLANNING COMMISSION

SUBDIVISION CHECKLIST

Please complete all of the following required fields:

Subdivision

Name: _____ Parcel ID: _____ Total Acres: _____

Engineer

Name: _____ Email: _____ Phone: _____

Address: _____ City/State: _____ / _____ ZIP Code: _____

Property Owner

Name: _____ Email: _____ Phone: _____

Address: _____ City/State: _____ / _____ ZIP Code: _____

Applicants MUST include ALL of the following documentation with the submission of this checklist:

6 Plats MAP FOLDED 8 ½" x 11" (no smaller / larger)	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> N/A
Pre-design conference (if so, list date)	<input type="checkbox"/> YES _____	<input type="checkbox"/> NO	<input type="checkbox"/> N/A
Master Plan provided	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> N/A
Drainage study	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> N/A
Variance request properly submitted	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> N/A
Designation of Agent form	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> N/A
ALL MAPS at 8 ½" X 11" scale without contour lines	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> N/A
3 Labels (name & address) for the applicant, the property owner, and each adjacent property owner	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> N/A

Certification of Applicant

NOTE: AFTER THE MAILING OF ANY NOTIFICATION TO SURROUNDING PROPERTY OWNERS, A PETITIONER OR DEVELOPER MAY ONLY REQUEST TO HAVE THE SCHEDULED HEARING ON THE PETITION POSTPONED BY APPEARING AT THE HEARING IN PERSON TO REQUEST A CONTINUANCE.

I HAVE REVIEWED, COMPLETED, & AGREE TO ALL SUBMITTIAL REQUIREMENTS AS PART OF THIS APPLICATION. ADDITIONALLY, I WARRANT IN GOOD FAITH THAT ALL OF THE ABOVE FACTS ARE TRUE AND CORRECT.

Signature: _____ Date: _____

**PLEASE SUBMIT AN ELECTRONIC COPY OF THIS DOCUMENT
AND ANY NECESSARY SUPPORTING MATERIALS TO:**

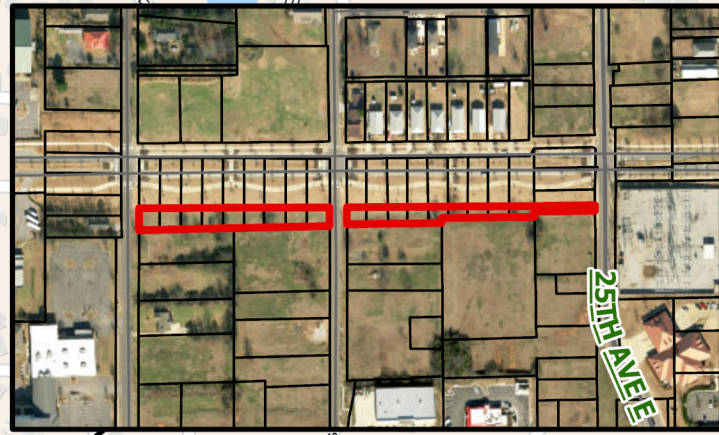
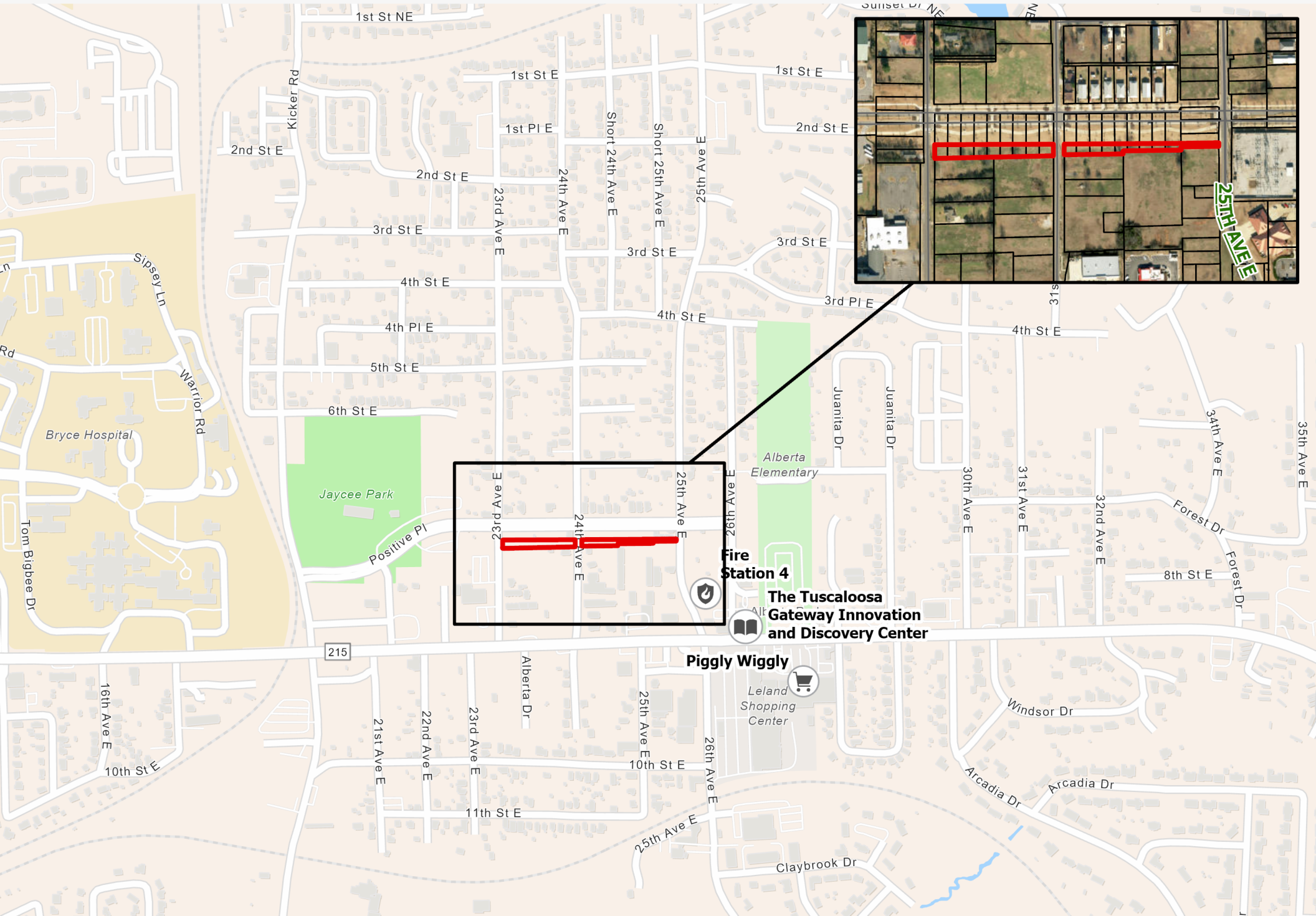
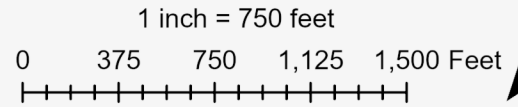
Will Smith
Email: wdsmith@tuscaloosa.com

2201 University Boulevard, Annex III, 3rd Fl
Tuscaloosa, AL 35401

Lady Kassama
Email: lkassama@tuscaloosa.com

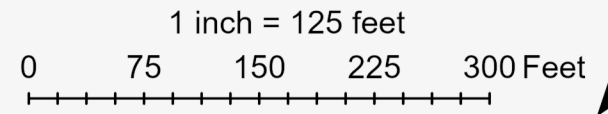


716 25th Avenue East





716 25th Avenue East

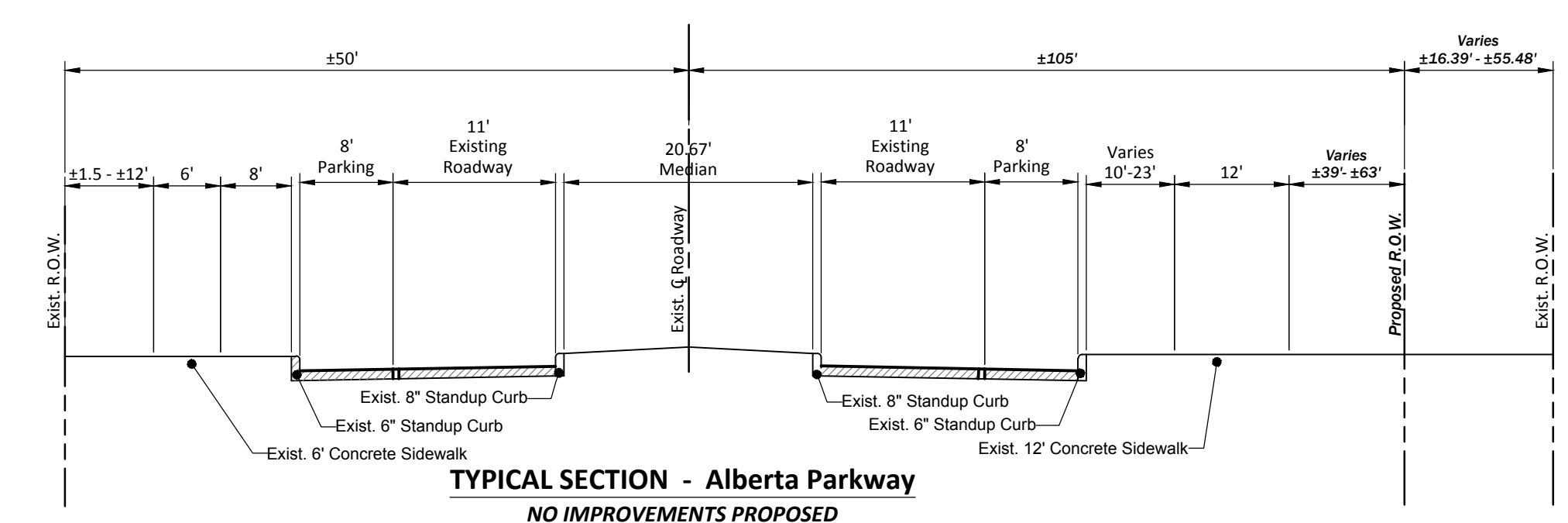
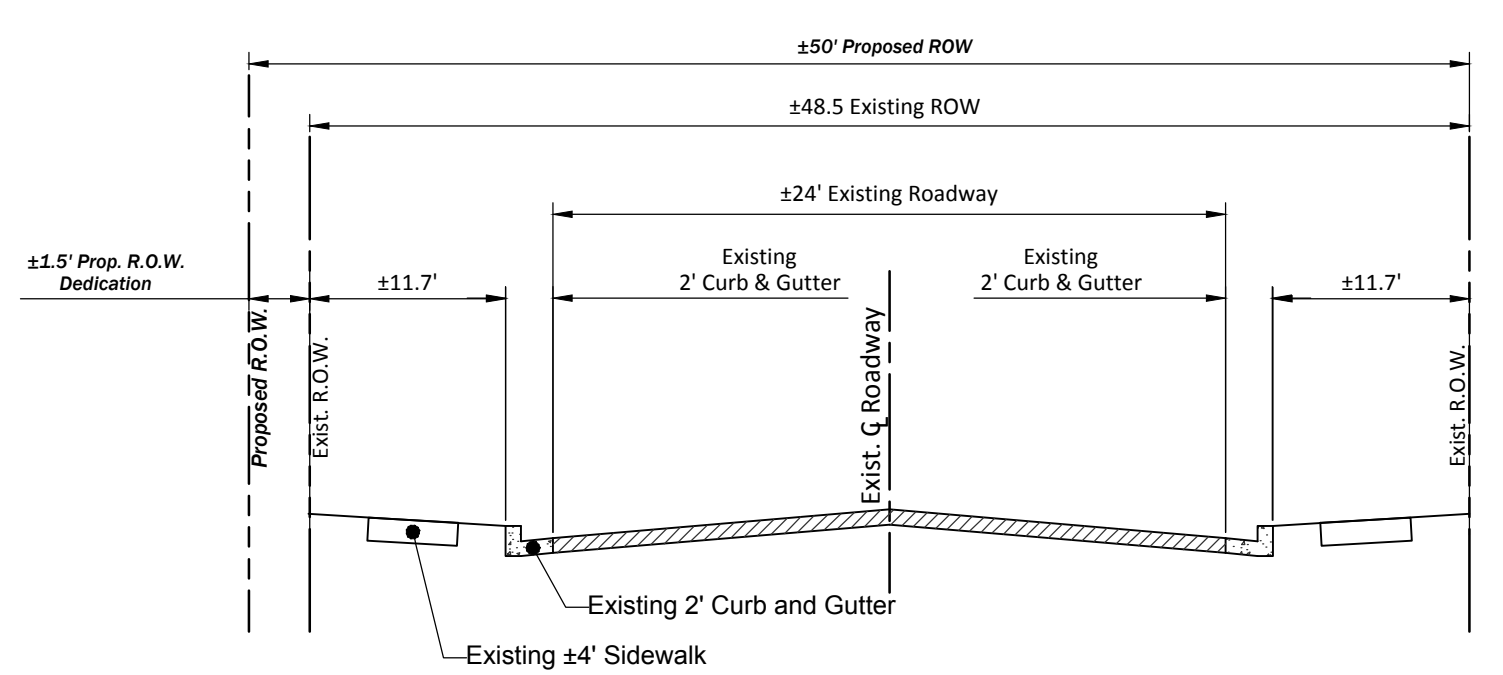
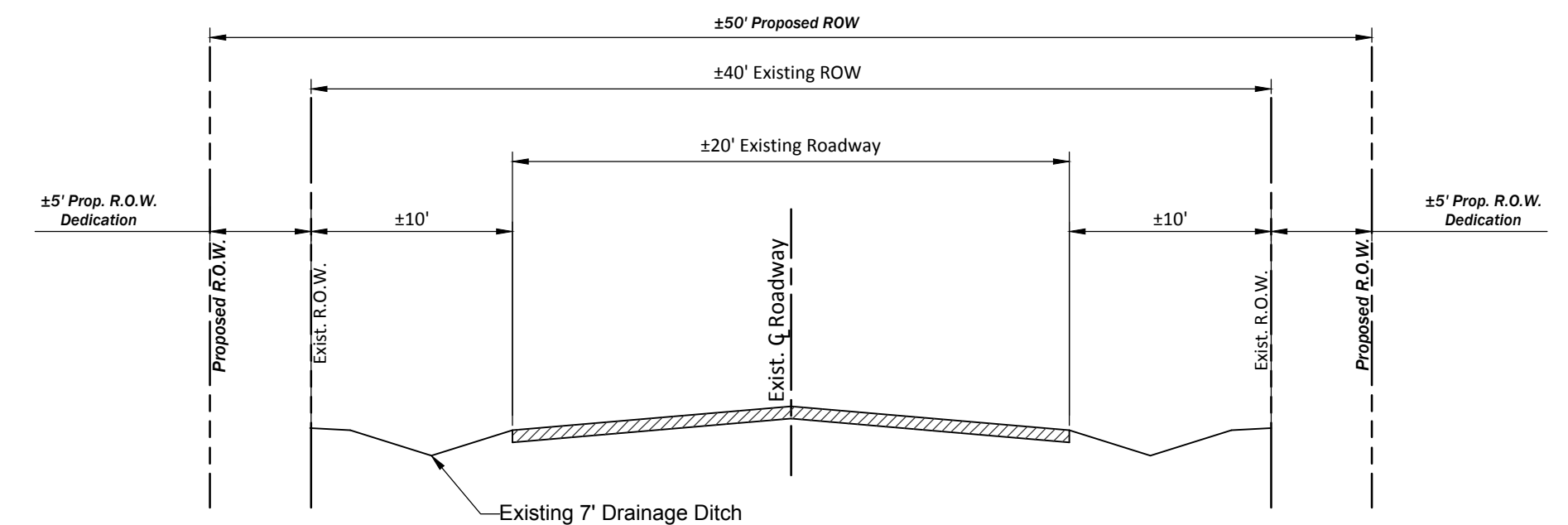
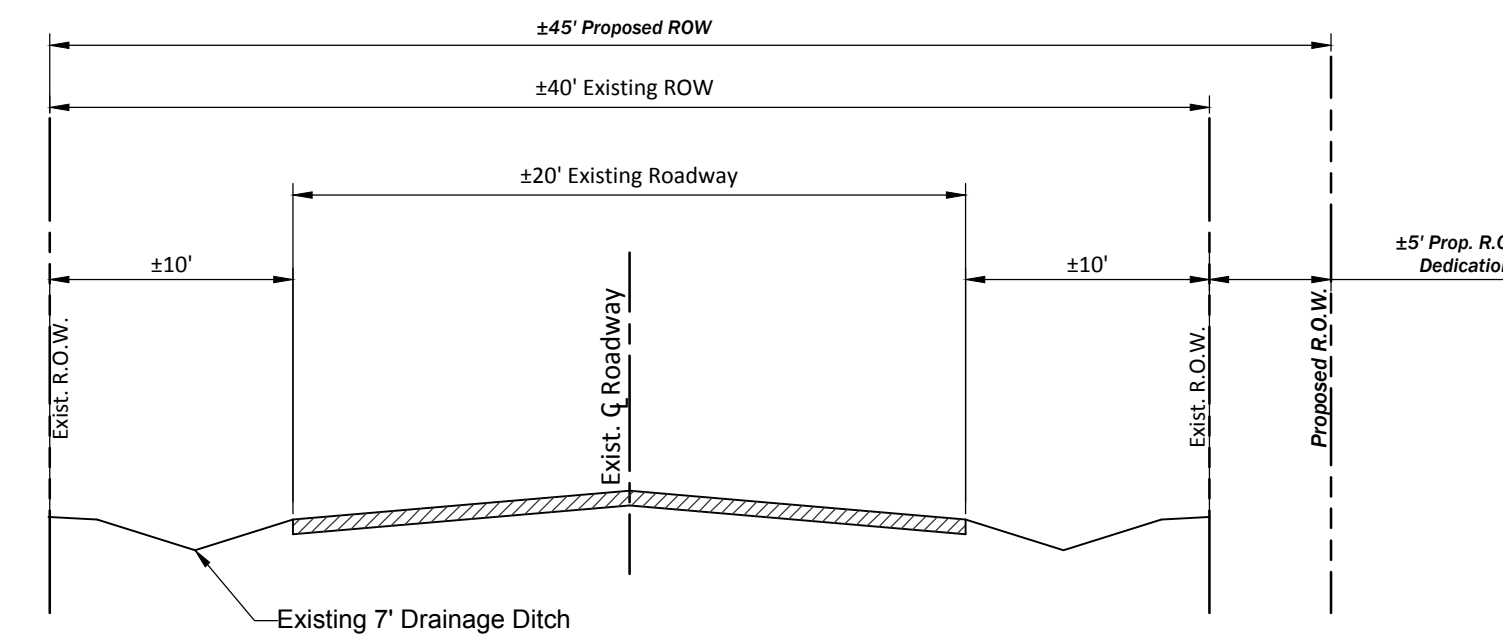
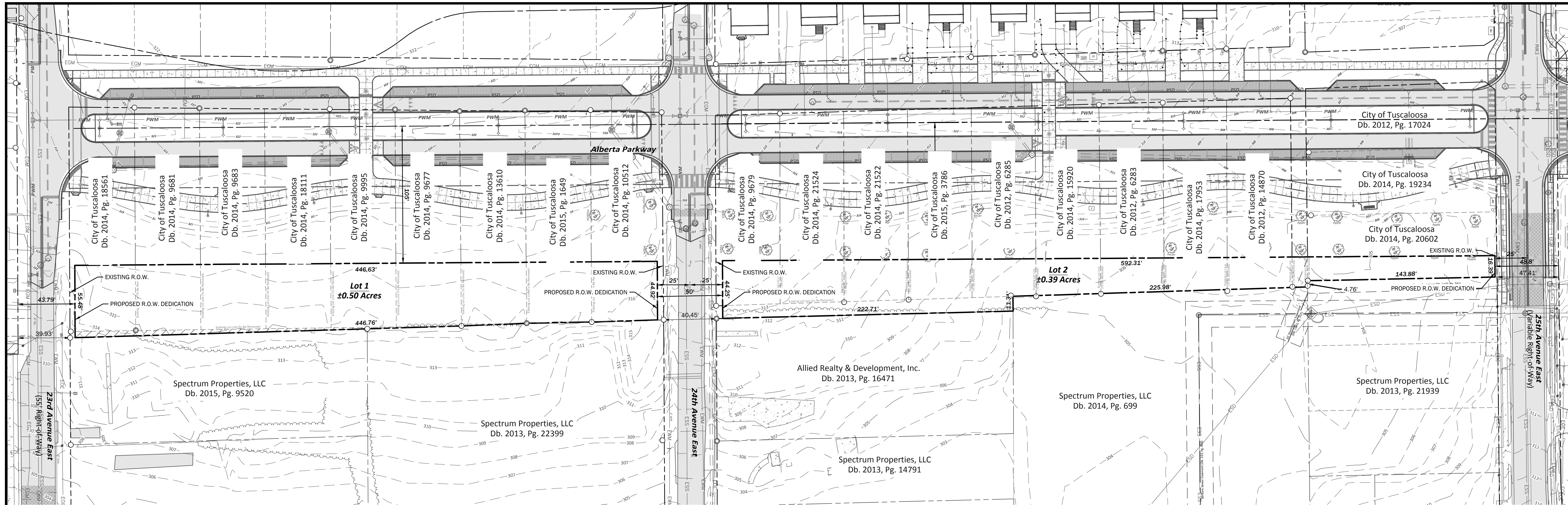


23RD AVE E

24TH AVE E

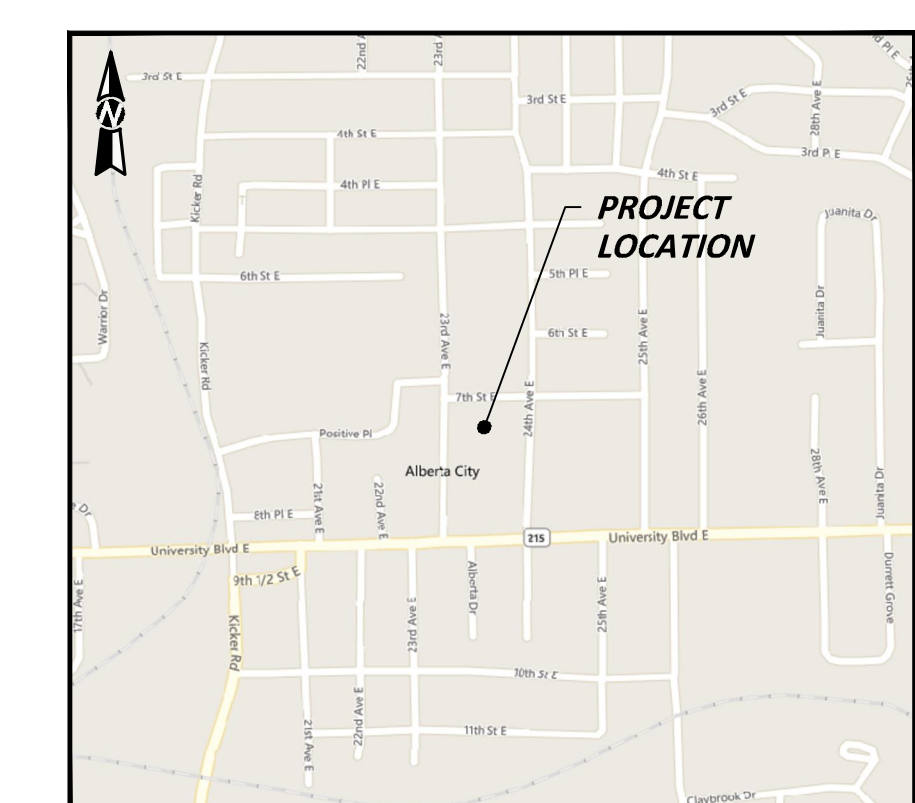
ALBERTA PKWY

25TH AVE E



- NOTES:**
- No title search was performed with this survey.
 - All underground utilities may not be shown hereon. Utilities that are shown are approximate from observed evidence. No guarantee or warranty of the accuracy of the location of underground utilities is hereby implied. Utilities should be verified onsite prior to any construction or digging.
 - Sources of Title:

Db. 2014, Pg. 18561 (Lot 1)	Db. 2012, Pg. 14870 (Lot 1)
Db. 2014, Pg. 9681 (Lot 2)	Db. 2014, Pg. 17953 (Lot 2)
Db. 2014, Pg. 9683 (Lot 3)	Db. 2012, Pg. 6283 (Lot 3)
Db. 2014, Pg. 18111 (Lot 4)	Db. 2014, Pg. 15920 (Lot 4)
Db. 2014, Pg. 9995 (Lot 5)	Db. 2012, Pg. 6285 (Lot 5)
Db. 2014, Pg. 9677 (Lot 6)	Db. 2015, Pg. 3786 (Lot 6)
Db. 2014, Pg. 13610 (Lot 7)	Db. 2014, Pg. 21522 (Lot 7)
Db. 2015, Pg. 1649 (Lot 8)	Db. 2014, Pg. 21524 (Lot 8)
Db. 2014, Pg. 10512 (Lot 9)	Db. 2014, Pg. 9679 (Lot 9)
Db. 2015, Pg. 9520 (Lot 10)	Db. 2013, Pg. 21939 (Lot 10)
Db. 2013, Pg. 22399 (Lot 21)	Db. 2013, Pg. 16471 (Lot 10)
	Db. 2014, Pg. 20602 (Lot 13)
	Db. 2014, Pg. 699 (Lot 28)
 - Current Zoning: RA-2
 - Total Area of Property to be subdivided is ±0.89 Acres.
 - Total Area Under Control of the Developer is ±0.89 Acres.
 - Variations Requested: None
 - Owner of property being subdivided:
City of Tuscaloosa
2201 University Boulevard
Tuscaloosa, AL 35401



ALBERTA PARKWAY SUBDIVISION
A RESURVEY OF LOTS 1-9 OF THE TANNEHILL SUBDIVISION AND LOTS
1-9 OF SARA HEIGHTS BLOCK 5 AND LOT 13 OF THE MCGUIRE
SUBDIVISION
CITY OF TUSCALOOSA
SECTION 20, TOWNSHIP 21S, RANGE 09W

PRELIMINARY PLAT
(NOT FOR CONSTRUCTION, RECORDING PURPOSES, OR IMPLEMENTATION)

Sheet Title	PRELIMINARY PLAT		
No.	Date	Revision Description	
Drawn By: T.L.R.	Checked By: J.C.L.		
Date: 02/08/19	Proj. No.: 19-10-00297.00		
File Name: _19297 Preliminary Plat.dwg			



2890 Rice Mine Road NE | Tuscaloosa, AL 35406
205.561.3778 | www.ttlusa.com

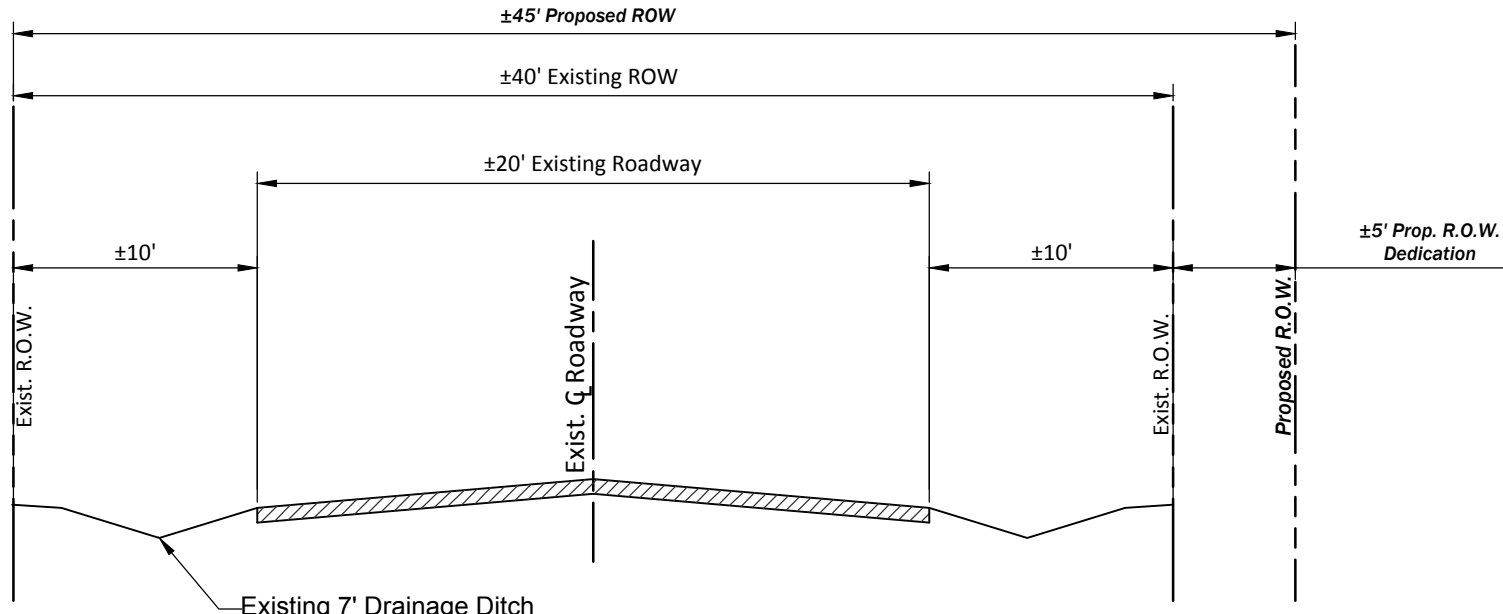
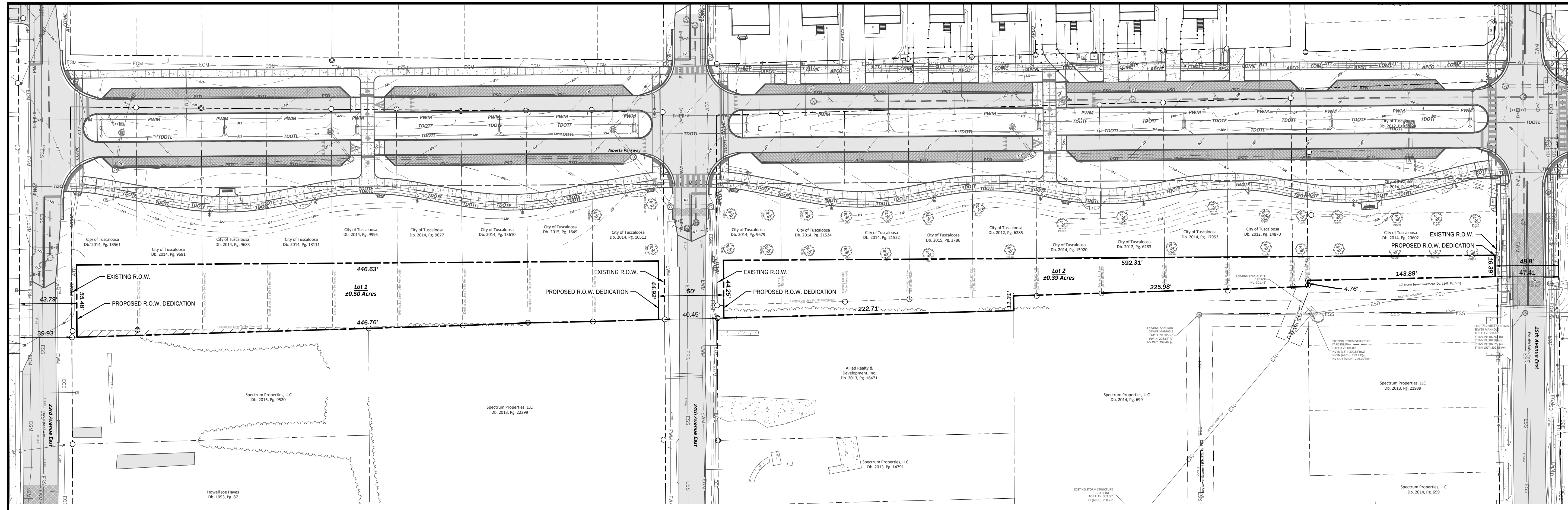
A RESURVEY OF LOTS 1-9 OF THE TANNEHILL SUBDIVISION AND LOTS 1-9 OF SARA HEIGHTS BLOCK 5 AND LOT 13 OF THE MCGUIRE SUBDIVISION

ALLIED REALTY & DEVELOPMENT, LLC
TUSCALOOSA, TUSCALOOSA COUNTY, ALABAMA

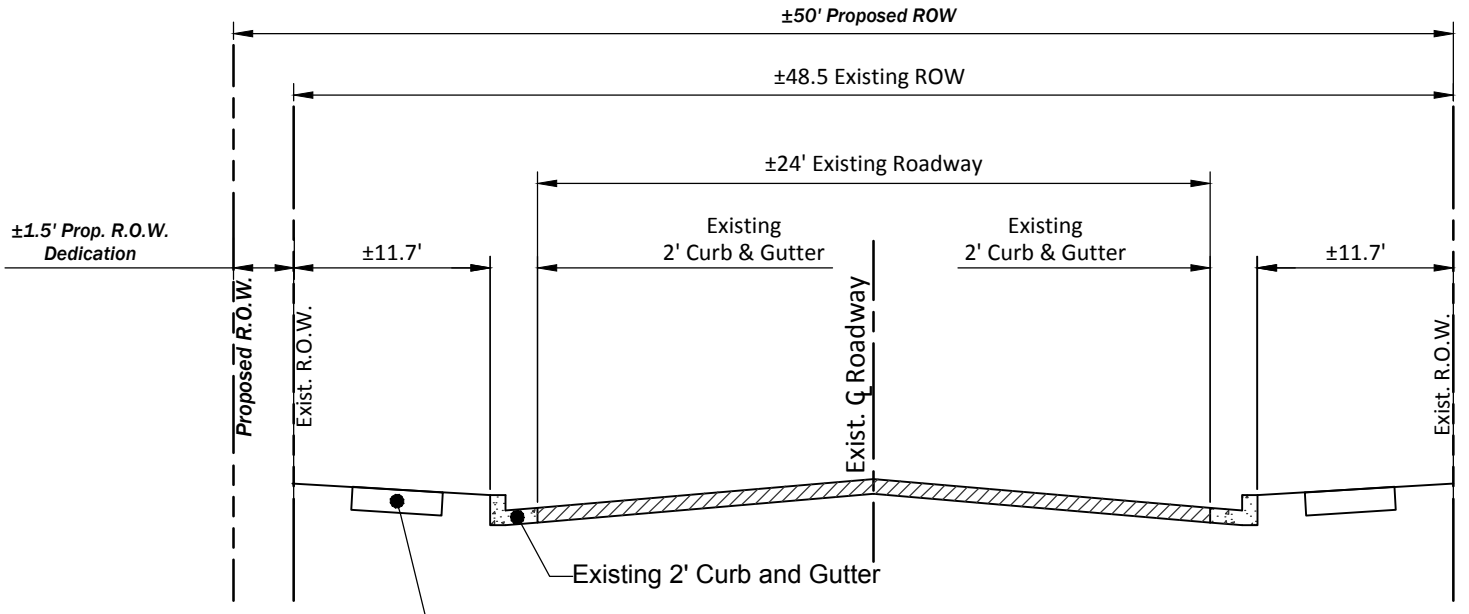
PRELIMINARY PLAT
(NOT FOR CONSTRUCTION, RECORDING PURPOSES, OR IMPLEMENTATION)

PRELIMINARY PLAT

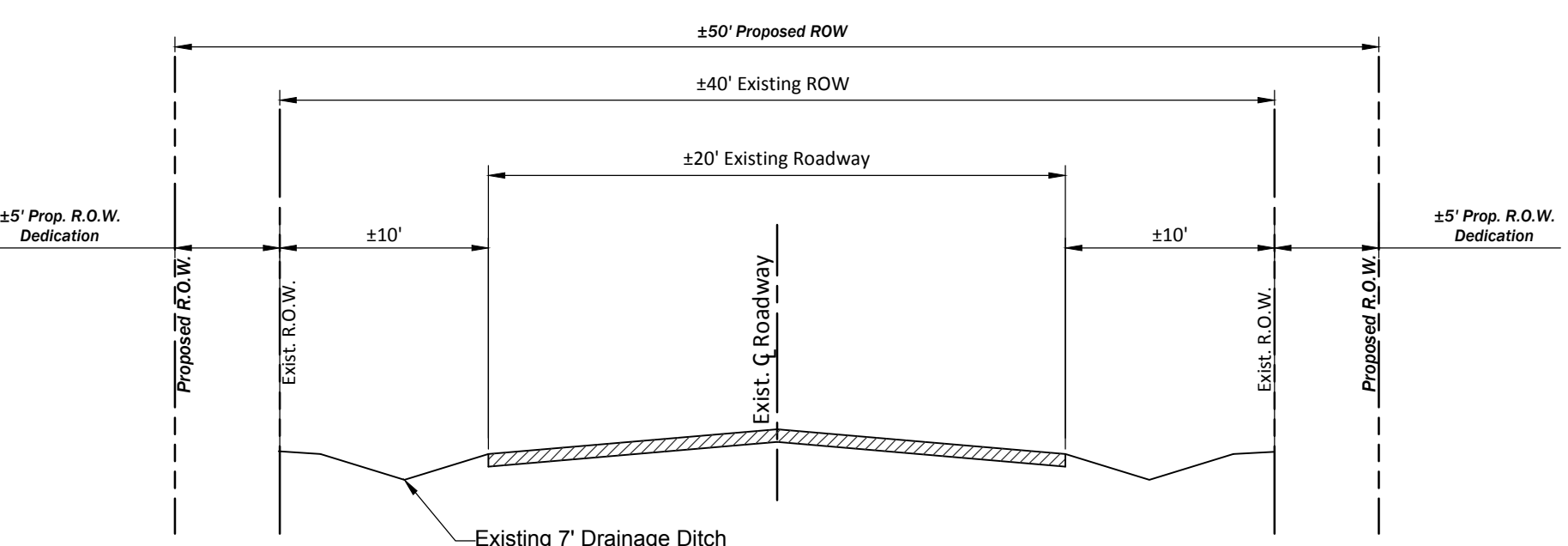
Sheet Title	Revision Description	Checked By: J.C.L.
No.	Date	Proj. No.: 19-10-00297.00
		File Name: _19297 Preliminary Plat.dwg



TYPICAL SECTION - 23RD AVENUE EAST
NO IMPROVEMENTS PROPOSED
NO SCALE



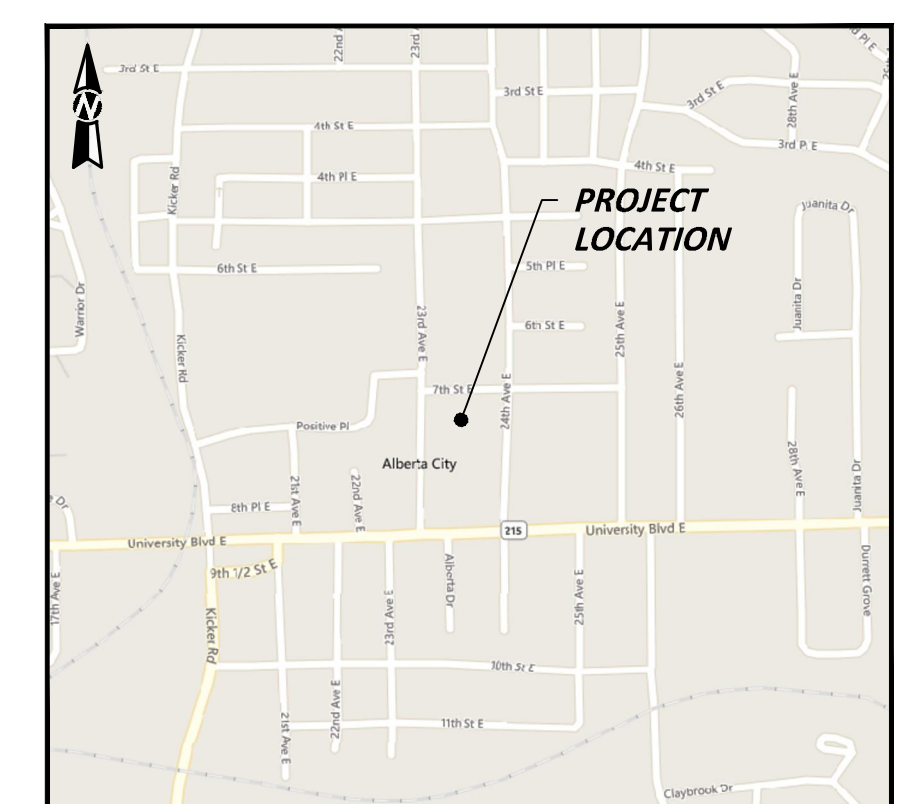
TYPICAL SECTION - 25TH AVENUE EAST
NO IMPROVEMENTS PROPOSED
NO SCALE



TYPICAL SECTION - 24TH AVENUE EAST
NO IMPROVEMENTS PROPOSED
NO SCALE

SURVEY LEGEND

—	BOUNDARY LINE	⊠	GROUND/LANDSCAPE LIGHT
—	RIGHT-OF-WAY	⊠	ELECTRICAL BOX
—	PROPERTY LINE	⊠	A/C PAD
—	SUBDIVISION LOT LINE	⊠	TELEPHONE MANHOLE
—	CHAIN LINK FENCE	⊠	TRAFFIC POLE
—	IRON FENCE	⊠	TELEPHONE PEDESTAL
—	WIRE FENCE	⊠	CABLE TELEVISION PEDESTAL
—	WOOD FENCE	⊠	BOLLARD
—	CONTOUR 5' INTERVAL	⊠	MAILBOX
—	CONTOUR 1' INTERVAL	⊠	SIGN
—	SANITARY SEWER MAIN	⊠	IRON PIPE / PIN FOUND
—	STORM DRAIN	⊠	CAPPED REBAR FOUND
—	WATER MAIN	⊠	CONCRETE MONUMENT SET
—	GAS MAIN	⊠	CONCRETE MONUMENT FOUND
—	OVERHEAD ELECTRICAL	⊠	AXLE FOUND
—	UNDERGROUND ELECTRICAL	⊠	PINE KNOT FOUND
—	UNDERGROUND TELEPHONE	⊠	CAPPED REBAR SET
—	SANITARY SEWER MANHOLE	⊠	SECTION
—	SANITARY SEWER CLEANOUT	⊠	TOWNSHIP
—	STORM MANHOLE	⊠	RANGE
—	STORM YARD INLET	⊠	RIGHT-OF-WAY
—	STORM GRATE INLET	⊠	MINIMUM BUILDING LINE
—	STORM JUNCTION BOX	⊠	PLAT BOOK
—	WATER VALVE	⊠	DEED BOOK
—	WATER METER	⊠	PAGE
—	FIRE HYDRANT	⊠	RECORD DIMENSION
—	GAS METER	⊠	TREE
—	GAS VALVE	⊠	TREE STUMP
—	MONITORING WELL	⊠	CONCRETE PAVEMENT
—	ELECTRIC MANHOLE	⊠	ASPHALT PAVEMENT
—	POWER POLE	⊠	BUILDING
—	GUY ANCHOR	⊠	GRAVEL DRIVE
—	LIGHT POLE	⊠	



VICINITY MAP
NO SCALE

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 - Current Zoning: RA-2
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 - Total Area Under Control of the Developer is ±0.89 Acres.
 - Variances Requested: None
 - Owner of property being subdivided:

City of Tuscaloosa	Spectrum Properties, LLC
2201 University Boulevard	565 Jack Warner Parkway NE Suite J2
Tuscaloosa, AL 35401	Tuscaloosa, AL 35404
 - Developer of property being subdivided:

Allied Realty & Development, Inc.
535 Jack Warner Parkway NE Suite J2
Tuscaloosa, AL 35404