

# Preliminary Plat Application

Paper copies of application materials are no longer required. However, three labels per address are required to be submitted to our office by the application deadline. Payment will be requested at a later date once the application is reviewed by staff.

**Have you had a pre-design meeting?**

Yes

**Pre-Design Meeting Date:**

12/4/2025

## Property Information:

**Preliminary Plat Title (this can be abbreviated):**

R.H. Pearson No. 2

**Site Address:**

6558 Pearson Circle, Tuscaloosa, Alabama 35401

**Parcel ID:**

63 31 09 31 4 001 064.004 and 63 31 09 31 4 001 064.003

**Total Acres to be Subdivided:**

1.29

**Total Acreage Controlled by Owner:**

1.29

**Number of Existing Lots:**

2

**Number of Proposed Lots:**

1

**Number of Existing Structures:**

1

**Number of Proposed Structures:**

1

**Water Authority:**

City of Tuscaloosa

**Within Tuscaloosa City Limis:**

No

**Adjacent to Lake Tuscaloosa:**

No

**Connecting to City Sewer:**

Yes

**Existing Septic Tanks/Field Lines:**

No

**Current Zoning:**

Not in City Limits

**Proposed Zoning:**

Remain Outside City Limits

**Current Land Use:**

Residential

**Proposed Land Use:**

Residential

**Reason for Subdivision:**

Building new residence

## Surveyor or Engineer Information:

**Survey or Engineer Company:**

Herndon, Hicks and Associates

**Surveyor or Engineer Name:**

David Herndon

**Is the surveyor/engineer also the applicant?**

No

**Applicant Information:**

**Applicant Name:**

Kirkland Development Group LLC

**Property Owner Information:**

**Owner 1**

**Property Owner Name:**

Kirkland Development Group LLC

**Preliminary Plat Checklist:**

**[Preliminary Plat Checklist](#)**

By checking yes" below, you are stating that you have provided an application with all required information as provided in the Preliminary Plat Checklist, and that you acknowledge an incomplete application may result in a preliminary plat being delayed to the next month.

I have reviewed the checklist and have provided all required information for a complete application.

Yes

**Additional Information Regarding Request:**



## 6558 & 6526 Pearson Circle

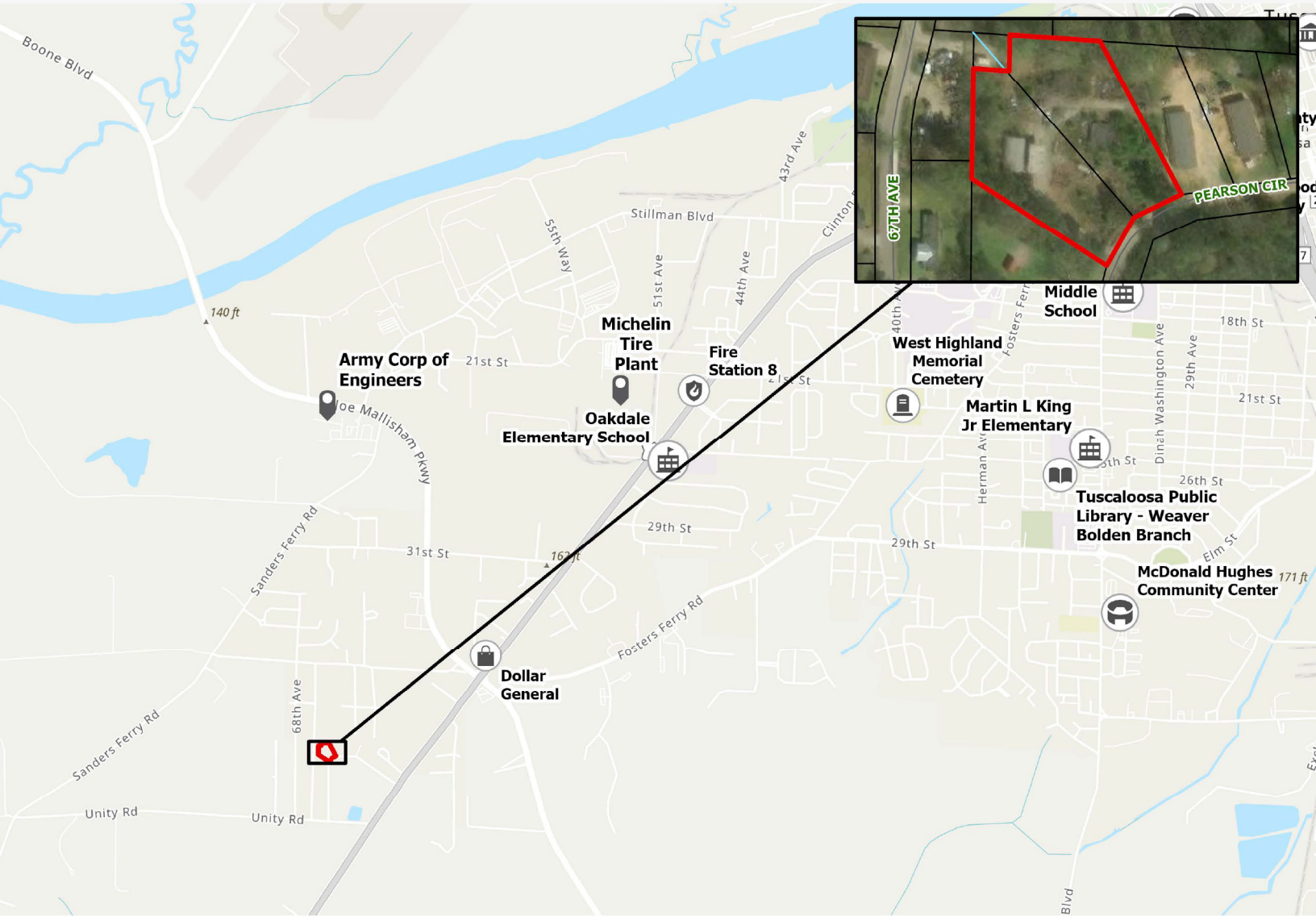
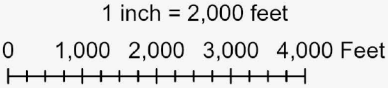
1 inch = 100 feet  
0 60 120 180 240 Feet

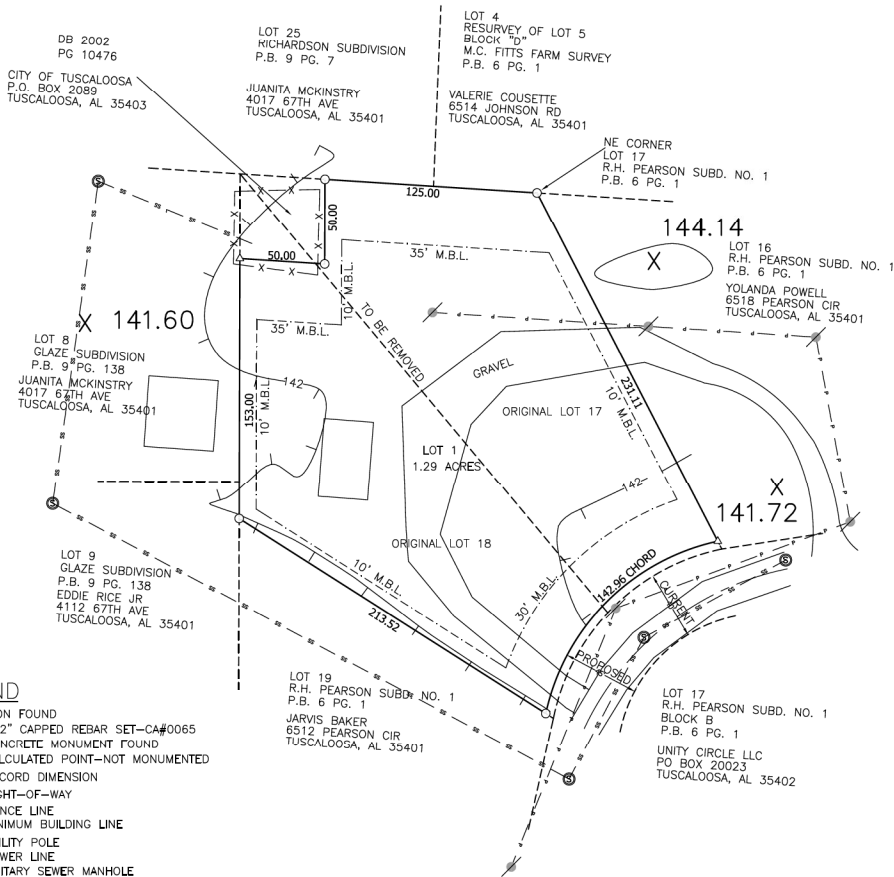
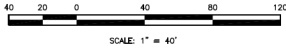




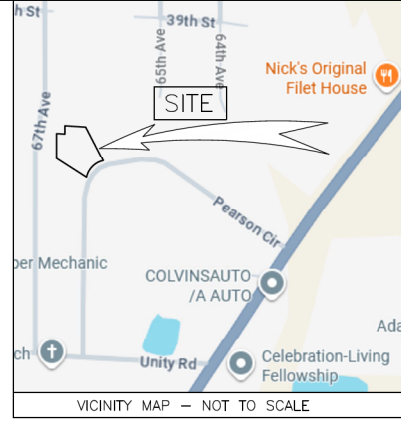


# 6558 & 6526 Pearson Circle

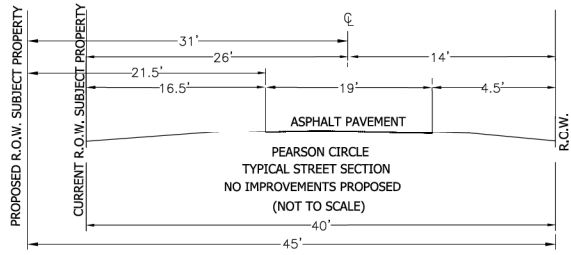




- LEGEND**
- IRON FOUND
  - 1/2" CAPPED REBAR SET-CA#0065
  - △ CONCRETE MONUMENT FOUND
  - △ CALCULATED POINT-NOT MONUMENTED
  - ( ) RECORD DIMENSION
  - R.O.W. RIGHT-OF-WAY
  - X- FENCE LINE
  - M.B.L. MINIMUM BUILDING LINE
  - UTILITY POLE
  - P- POWER LINE
  - ⊙ SANITARY SEWER MANHOLE
  - SS- SANITARY SEWER LINE



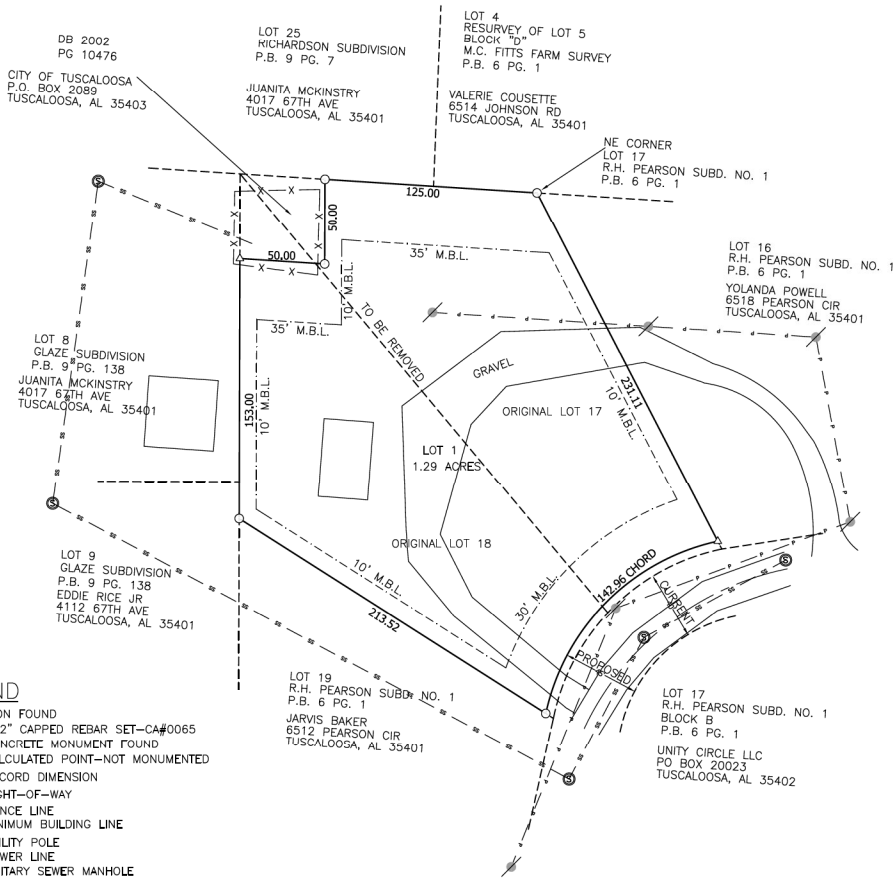
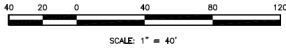
- NOTES:**
1. ACRES UNDER CONTROL OF DEVELOPER: 1.29 ACRES +/-
  2. ACRES TO BE SUBDIVIDED: 1.29 ACRES +/-
  3. CURRENT OWNER OF SUBJECT PROPERTY: KIRKLAND DEVELOPMENT GROUP LLC  
9211 FORRESTALL DR NE  
TUSCALOOSA, AL 35406
  4. ACCORDING TO FLOOD MAP 01125C0511G, DATED 01-16-2014, SUBJECT PROPERTY LIES IN AN AREA OF MINIMAL FLOOD HAZARD
  5. PROPERTY IS LOCATED OUTSIDE CITY LIMITS BUT WITHIN THE CITY'S PLANNING JURISDICTION.
  6. CONTOURS TAKEN FROM CITY TOPO
  7. SETBACKS ARE AS FOLLOWS: FRONT: 30'  
REAR: 35'  
SIDE: 10'
  8. THE GOAL OF THIS PLAT IS TO CONSOLIDATE LOTS 17 AND 18 INTO ONE LOT.
  9. LAND SURVEYOR: DAVID R. (BOBBY) HERNDON LICENSE NO 14105  
2728 LURLEEN B WALLACE BLVD  
NORTHPORT, AL 35476



**HERNDON, HICKS & ASSOCIATES, INC.**  
Professional Land Surveyors  
2728 Lurleen Wallace Blvd. (P.O. Box 508) - Northport, AL 35476  
Phone (205) 814-0084  
www.hhsurveyors.com

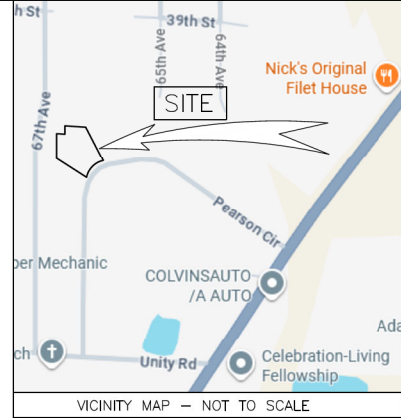
PRELIMINARY PLAT  
**R.H. PEARSON NO. 2**  
**BEING A RESURVEY OF LOTS 17 & 18 R.H. PEARSON SUBD. NO. 1 P.B. 6 PG. 1**  
PART OF THE SW 1/4 OF THE SE 1/4  
SECTION 31 - TOWNSHIP 21 SOUTH - RANGE 10 WEST  
TUSCALOOSA COUNTY, ALABAMA

Source	DB 2002 PG 10476	Job No.	2512-011
Field Work	12/2025	Date	12/17/2025
Survey Type	SUBDIVISION	Scale	1"=40'
ACAD File	2512-011PSD.dwg	Drawn By	JSH
COGO File	2512-011.txt	Approved By	DRH
		Surveyed by	KN

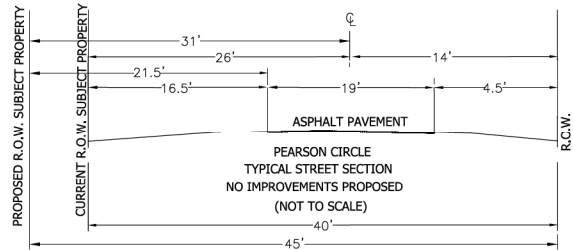


## LEGEND

- IRON FOUND
- 1/2" CAPPED REBAR SET-CA#0065
- △ CONCRETE MONUMENT FOUND
- △ CALCULATED POINT-NOT MONUMENTED
- ( ) RECORD DIMENSION
- R.O.W. RIGHT-OF-WAY
- X- FENCE LINE
- M.B.L. MINIMUM BUILDING LINE
- UTILITY POLE
- P- POWER LINE
- ⊙ SANITARY SEWER MANHOLE
- SS- SANITARY SEWER LINE



- NOTES:
1. ACRES UNDER CONTROL OF DEVELOPER: 1.29 ACRES +/-
  2. ACRES TO BE SUBDIVIDED: 1.29 ACRES +/-
  3. CURRENT OWNER OF SUBJECT PROPERTY: KIRKLAND DEVELOPMENT GROUP LLC  
9211 FORRESTALL DR NE  
TUSCALOOSA, AL 35406
  4. ACCORDING TO FLOOD MAP 01125C0511G, DATED 01-16-2014, SUBJECT PROPERTY LIES IN AN AREA OF MINIMAL FLOOD HAZARD
  5. PROPERTY IS LOCATED OUTSIDE CITY LIMITS BUT WITHIN THE CITY'S PLANNING JURISDICTION.
  6. CONTOURS TAKEN FROM CITY TOPO
  7. SETBACKS ARE AS FOLLOWS: FRONT: 30'  
REAR: 35'  
SIDE: 10'
  8. THE GOAL OF THIS PLAT IS TO CONSOLIDATE LOTS 17 AND 18 INTO ONE LOT.
  9. LAND SURVEYOR: DAVID R. (BOBBY) HERNDON LICENSE NO 14105  
2728 LURLEEN B WALLACE BLVD  
NORTHPORT, AL 35476



**HERNDON, HICKS & ASSOCIATES, INC.**

Professional Land Surveyors

2728 Lurleen Wallace Blvd. (P.O. Box 508) - Northport, AL 35476  
Phone (205) 814-0084  
www.hhsurveyors.com

PRELIMINARY PLAT

R.H. PEARSON NO. 2

BEING A RESURVEY OF LOTS 17 & 18 R.H. PEARSON SUBD. NO. 1 P.B. 6 PG. 1

PART OF THE SW 1/4 OF THE SE 1/4  
SECTION 31 - TOWNSHIP 21 SOUTH - RANGE 10 WEST  
TUSCALOOSA COUNTY, ALABAMA

Source	DB 2002 PG.10476	Job No.	2512-011
Field Work	12/2025	Date	12/17/2025
Survey Type	SUBDIVISION	Scale	1"=40'
ACAD File	2512-011PSD.dwg	Drawn By	JSH
COGO File	2512-011.txt	Approved By	DRH
		Surveyed by	KN