

# BAY COUNTY JUVENILE JUSTICE CORTHOUSE Water Utility Easement



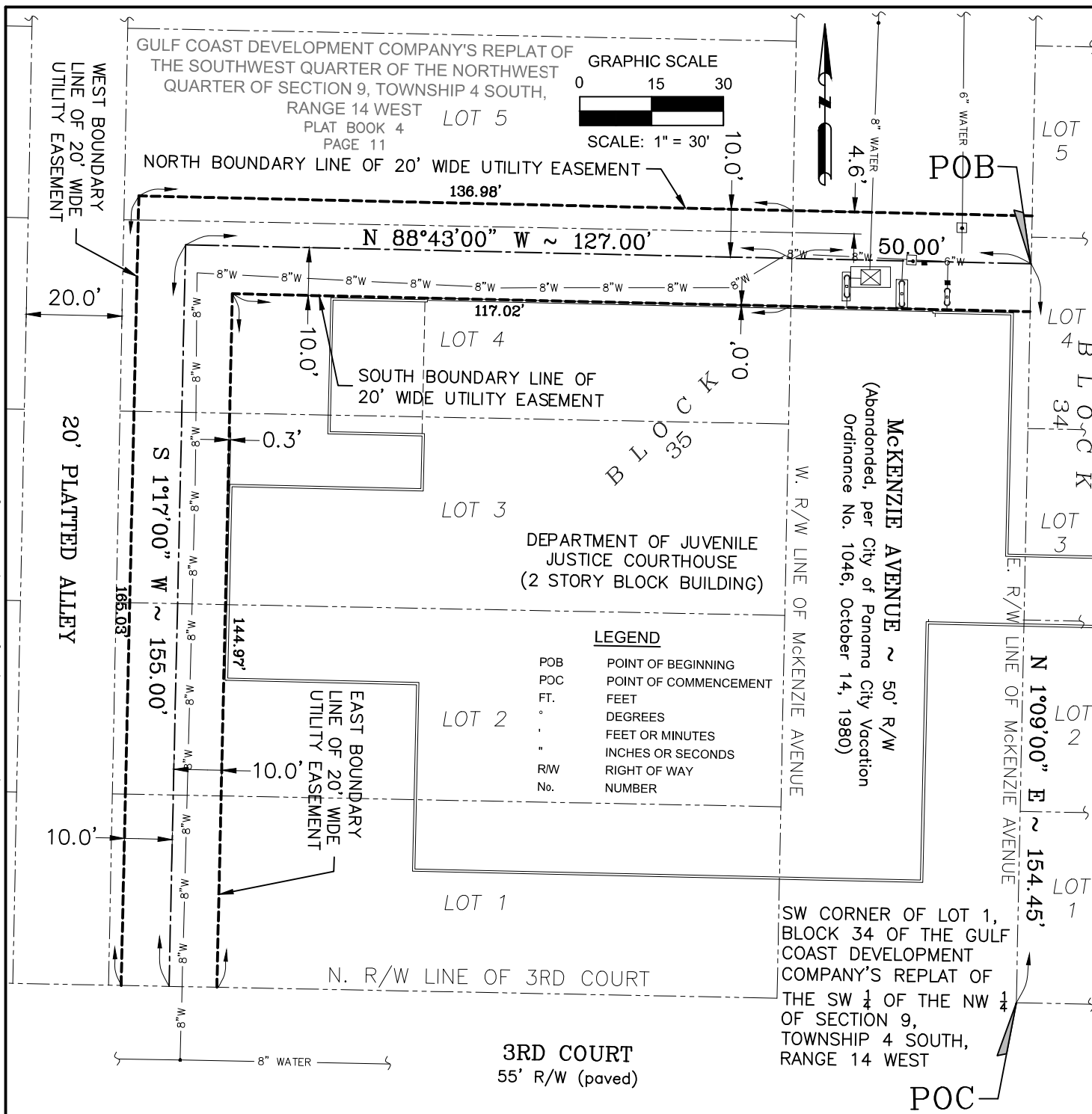
0 250 500 Feet

PROJECT SITE

Bay County Courthouse

Massalina Bayou

S:\C3D\EXISTING SURVEY DRAWINGS\PROPOSED UTILITY EASEMENT\_JUVENILE JUSTICE COURTHOUSE (S-684 072524).dwg ~ Date plotted: August 06, 2024 ~ 10:49am



## NOTES:

- THIS IS NOT A BOUNDARY SURVEY.
- THIS SKETCH AND DESCRIPTION COMPLIES WITH ALL REQUIREMENTS OF THE FLORIDA ADMINISTRATIVE CODE RULE CHAPTER 5J-17.052(6).
- THE PURPOSE OF THIS SKETCH AND DESCRIPTION IS TO DESCRIBE LAND BOUNDARIES OF A 20 FEET WIDE UTILITY EASEMENT BY DEFINITIVE METES AND BOUNDS PURSUANT TO 5J-17.052(6)(a).
- THE SKETCH AND DESCRIPTION SHOWN HEREON IS BASED ON A FIELD SURVEY ON JULY 19, 2024 TO SUBSTANTIATE THE WRITTEN DESCRIPTION BY FIELD MONUMENTATION, 8" WATER MAIN LOCATION, AND BUILDING LOCATION PURSUANT TO 5J-17.052(6)(b). NO BOUNDARY MONUMENTS ARE SET.
- THIS IS NOT AN AS-BUILT RECORD SURVEY. BUILDING LOCATION, WATER MAIN AND APPURTENANCES ARE FOR INFORMATIONAL PURPOSES ONLY.



## BAY COUNTY PUBLIC WORKS DEPARTMENT

ENGINEERING DIVISION ~ BAY COUNTY GOVERNMENT CENTER  
840 W. 11th STREET, PANAMA CITY, FLORIDA 32401  
PHONE: (850) 248-8301

STEVEN M. KIEFFER, P.S.M. #5615

THE UNDERSIGNED, FLORIDA LAND SURVEYOR NO. 5615, HEREBY CERTIFIES THE SKETCH AND DESCRIPTION SHOWN HEREON MEETS THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN THE STATE OF FLORIDA, CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE.

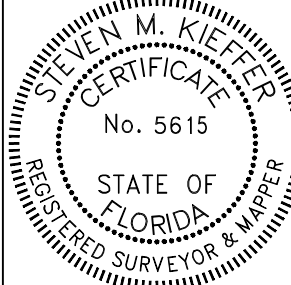
THIS MAP IS NOT VALID  
UNLESS SIGNED AND SEALED

MAP OF SKETCH & DESCRIPTION SCALE AS SHOWN  
SURVEYED 19 JULY 24 DRAWN 25 JULY 24 IMPROVEMENTS N/A  
PROJECT UTILITY EASEMENT AT DEPARTMENT OF JUVENILE JUSTICE COURTHOUSE  
REVISED  
REVISED  
SOURCE OF INFORMATION PLAT BOOK 4, PAGE 11

BEARING REFERENCE FLORIDA STATE PLANE COORDINATE SYSTEM, NORTH ZONE,  
NAD 1983 (2011)

ELEVATION REFERENCE N/A

F.B. 731 PG. 78-79 JOB NO. S-684 SHEET 1 OF 2



## 20 FEET WIDE UTILITY EASEMENT

A 20 FEET WIDE STRIP OF LAND OF LAND LYING AND BEING IN THE NORTHWEST  $\frac{1}{4}$  OF SECTION 9, TOWNSHIP 4 SOUTH, RANGE 14 WEST, BAY COUNTY, FLORIDA, AND ALSO LYING AND BEING IN THE GULF COAST DEVELOPMENT COMPANY'S REPLAT OF THE SOUTHWEST  $\frac{1}{4}$  OF THE NORTHWEST  $\frac{1}{4}$  OF SECTION 9, AS RECORDED IN PLAT BOOK 4, PAGE 11 OF THE PUBLIC RECORDS OF BAY COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A 20 FEET WIDE STRIP OF LAND LYING 10 FEET ON EITHER SIDE OF THE FOLLOWING DESCRIBED CENTERLINE: FOR A POINT OF REFERENCE, COMMENCE AT THE SOUTHWEST CORNER OF LOT 1, BLOCK 34 (ALSO BEING THE SOUTHWEST CORNER OF BLOCK 34) OF SAID GULF COAST DEVELOPMENT COMPANY'S REPLAT; THENCE ALONG THE EAST RIGHT OF WAY LINE OF MCKENZIE AVENUE, NORTH  $01^{\circ} 09' 00''$  EAST (BEARING BASIS FROM THE FLORIDA STATE PLANE COORDINATE SYSTEM, NORTH ZONE, NORTH AMERICAN DATUM OF 1983, ADJUSTMENT OF 2011) FOR A DISTANCE OF 154.45 FEET TO THE **POINT OF BEGINNING**; THENCE ALONG THE CENTERLINE OF SAID 20 FEET WIDE STRIP, NORTH  $88^{\circ} 43' 00''$  WEST FOR DISTANCE OF 50.00 FEET TO THE WEST RIGHT OF WAY LINE OF MCKENZIE AVENUE (VACATED PER CITY OF PANAMA CITY VACATION ORDINANCE 1046, OCTOBER 14, 1980); THENCE CONTINUE THROUGH LOTS 1 THROUGH 5 OF BLOCK 35, INCLUSIVE, NORTH  $88^{\circ} 43' 00''$  WEST FOR DISTANCE OF 127.00 FEET; THENCE SOUTH  $01^{\circ} 17' 00''$  WEST FOR A DISTANCE OF 155.00 FEET TO THE NORTH RIGHT OF WAY LINE OF 3RD COURT (3RD STREET PER PLAT) AND TERMINUS OF THE 20 FEET WIDE EASEMENT, THE SIDELINES OF SAID 20 FEET WIDE STRIP BEING SHORTENED OR LENGTHENED TO BEGIN AT THE EAST RIGHT OF WAY LINE OF MCKENZIE AVENUE AND TERMINATE AT THE NORTH RIGHT OF WAY LINE OF 3RD COURT (3RD STREET PER PLAT). CONTAINING 0.15 ACRES, MORE OR LESS.

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