

OFFICE OF COMPTROLLER



**ORANGE
COUNTY
FLORIDA**

Phil Diamond, CPA
County Comptroller as
Clerk of the Board of County Commissioners
201 South Rosalind Avenue
Post Office Box 38
Orlando, FL 32802
Telephone: (407) 836-7300
Fax: (407) 836-5359

July 23, 2021

Ms. Julie Alber
Development Engineering, BCC

Dear Ms. Alber:

Enclosed is the Resolution Granting Petition to Vacate # 21-04-018 with attachments for recording with Official Records.

Petition to Vacate # 21-04-018 was approved by the Board of County Commissioners at its regular meeting of July 13, 2021. After recording the resolution with attachments with Official Records, please send a copy of the recorded document to the applicant, along with the staff noted below:

Amy Mercado, Orange County Property Appraiser, c/o Rocco Campanale, Manager
Real Estate Services, Property Appraiser's Office
Scott Randolph, Orange County Tax Collector
Mindy Cummings, Real Estate Management Division, BCC
Ryan Smith, Assistant Manager, Official Records Department

Sincerely,

Phil Diamond, County Comptroller
As Clerk of the Board of County Commissioners

By: 
Deputy Clerk

ks:np

BCC Mtg. Date: July 13, 2021

RESOLUTION GRANTING PETITION TO VACATE # 21-04-018

WHEREAS, pursuant to procedures adopted by the Board of County Commissioners, a petition was filed with the Board to vacate that certain **portion of a 60 foot wide by approximately 723 feet long unopened, unimproved right-of-way known as Grove Blossom Way in West Orange County, containing approximately 1.0 acre** in Orange County, Florida, as described in attachment.

WHEREAS, notice of a public hearing before the Board of County Commissioners on **July 13, 2021**, was published in the *Orlando Sentinel*, a newspaper of general circulation in Orange County, Florida, one time at least two weeks prior to the date for the hearing; and

WHEREAS, the Board finds that the vacating of the **portion of a 60 foot wide by approximately 723 feet long unopened, unimproved right-of-way known as Grove Blossom Way in West Orange County, containing approximately 1.0 acre** will not operate to the detriment of Orange County or the public.

THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF ORANGE COUNTY:

The county road, right-of-way, easement, or park described above is vacated as of this date and Orange County renounces any rights in it.

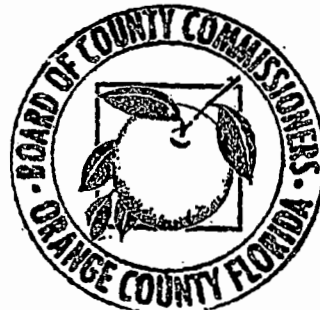
RESOLVED THIS 13TH DAY OF JULY 2021.

BOARD OF COUNTY COMMISSIONERS
ORANGE COUNTY, FLORIDA

By: *Raymond B. Bwalya*
for County Mayor

ATTEST:
Phil Diamond, County Comptroller
As Clerk of the Board of County Commissioners
Orange County, Florida

By: *Katie Smith*
Deputy Clerk

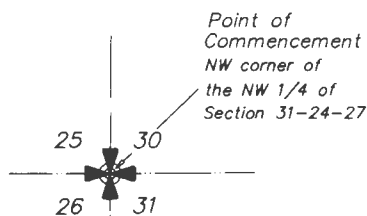


np/jv

Attachments: Legal property description

Proof of publication of the *Orlando Sentinel* regarding the BCC notice of public hearing

Proof of publication of the *Orlando Business Journal* regarding the BCC notice of adoption



Legal Description

A portion of Section 31, Township 24 South, Range 27 East, Orange County, Florida, described as follows:

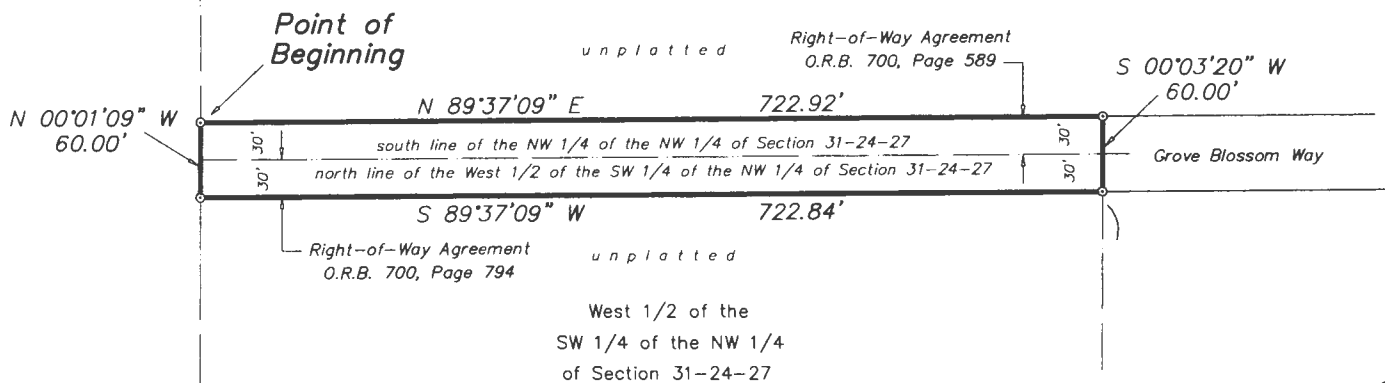
Commence at the northwest corner of the Northwest 1/4 of said Section 31; thence run S 00°01'09" E, along the west line of the Northwest 1/4 of said Section 31, a distance of 1284.59 feet for the POINT OF BEGINNING; said point lying 30.00 feet north of (when measured perpendicular to) the south line of the Northwest 1/4 of the Northwest 1/4 of said Section 31; thence run N 89°37'09" E, parallel with said south line, a distance of 722.92 feet; thence run S 00°03'20" W, a distance of 60.00 feet to a point lying 30.00 feet south of (when measured perpendicular to) the north line of the West 1/2 of the Southwest 1/4 of the Northwest 1/4 of said Section 31; thence run S 89°37'09" W, parallel with said north line, a distance of 722.84 feet to a point on the west line of the Northwest 1/4 of said Section 31; thence run N 00°01'09" W, along said west line, a distance of 60.00 feet to the POINT OF BEGINNING.

Containing 1.00 acres, more or less.

NW 1/4 of the NW 1/4
of Section 31-24-27



west line of the NW 1/4 of Section 31-24-27
S 00°01'09" E
1284.59'
basis of bearings (assumed)



Not a Boundary Survey.

The legal description was prepared by the Surveyor.

O.R.B. - Official Records Book

SKETCH OF DESCRIPTION ONLY - NOT A SURVEY

NO CORNERS WERE SET AND GANUNG-BELTON ASSOCIATES, INC. ASSUMES NO RESPONSIBILITY BEYOND ACCEPTED MATHEMATICAL CLOSURES. ALL BEARINGS AND DISTANCES SHOWN HEREON ARE SUBJECT TO FIELD VERIFICATION.

Sketch of Description of lands situated in

Section 31, Township 24 South, Range 27 East
Orange County, Florida

PREPARED FOR:

Spring Groves, LLC



GANUNG - BELTON ASSOCIATES, INC.

professional surveyors and mappers

1275 E. Robinson Street, Orlando, FL 32801 (407) 894-6656

JOB NO.
1703.116

SHEET
1 of 1

DATE
5/03/21

SCALE
As Noted

SKETCH OF DESCRIPTION NOT VALID WITHOUT THE ORIGINAL RAISED SEAL AND SIGNATURE OF A FLORIDA LICENSED SURVEYOR AND MAPPER. ADDITIONS OR DELETIONS TO THIS SKETCH OF DESCRIPTION BY SOMEONE OTHER THAN THE SIGNING PARTY IS PROHIBITED WITHOUT WRITTEN CONSENT OF THE SIGNING PARTY.

CBA/LB No. 7194

R. CLAYTON GANUNG

REG. P.L.S. NO. 4236

Orlando Sentinel

Published Daily
ORANGE County, Florida

Sold To:

Clerk County Commission-Orange - CU00123736
201 S. Rosalind Avenue, 4th Floor
Orlando, FL, 32801-3527

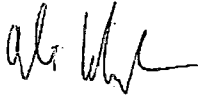
Bill To:

Clerk County Commission-Orange - CU00123736
201 S. Rosalind Avenue, 4th Floor
Orlando, FL, 32801-3527

**State Of Illinois
County Of Cook**

Before the undersigned authority personally appeared Charlie Welenc, who on oath says that he or she is an Advertising Representative of the ORLANDO SENTINEL, a DAILY newspaper published at the ORLANDO SENTINEL in ORANGE County, Florida; that the attached copy of advertisement, being a Legal Notice in the matter of 11150-Public Hearing Notice, Certify Lines: Petition to Vacate # 21-03-013 Petition to Vacate # 21-04-018 was published in said newspaper in the issues of Jun 20, 2021.

Affiant further says that the said ORLANDO SENTINEL is a newspaper Published in said ORANGE County, Florida, and that the said newspaper has heretofore been continuously published in said ORANGE County, Florida, each day and has been entered as periodicals matter at the post office in ORANGE County, Florida, in said ORANGE County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he or she has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.



Charlie Welenc

Signature of Affiant

Name of Affiant

Sworn to and subscribed before me on this 24 day of June, 2021,
by above Affiant, who is personally known to me (X) or who has produced identification ().



Signature of Notary Public



Name of Notary, Typed, Printed, or Stamped

Orlando Sentinel

**ORANGE COUNTY
NOTICE OF PUBLIC HEARINGS
PETITION TO VACATE # 21-03-013
PETITION TO VACATE # 21-04-018**

The Orange County Board of County Commissioners will conduct public hearings on July 13, 2021, at 2 p.m., or as soon thereafter as possible, in the County Commission Chambers, First Floor, County Administration Center, 201 South Rosalind Avenue, Orlando, Florida. You are invited to attend and be heard regarding a request by:

Applicant: Tami and Colin Salter
Consideration: Resolution granting Petition to Vacate # 21-03-013, vacating a portion of a 30 foot wide unopened and unimproved right-of-way known as Woodhill Avenue, which lies along the eastern property line of the petitioners residential lot in east Orange County, containing approximately 0.36 acres.
Location: District 3; property located at 2160 Woodhill Avenue; S01/T23/R30; Orange County, Florida (legal property description on file)

AND

Applicant: Melissa Martinez, on behalf of BB Groves
Consideration: Resolution granting Petition to Vacate # 21-04-018, vacating a portion of a 60 foot wide by approximately 723 feet long unopened, unimproved right-of-way known as Grove Blossom Way in West Orange County, containing approximately 1.0 acre.
Location: District 1; The parcels are unaddressed; S31/T24/R27; Orange County, Florida (legal property description on file)

You may obtain a copy of the legal property descriptions by calling the Comptroller Clerk of the Board of County Commissioners, 407-836-7300; or pick one up at 201 South Rosalind Avenue, Fourth Floor; Orlando, Florida.

This petition to vacate is complete and has been reviewed and investigated by appropriate County staff. The County Mayor, acting on behalf of the Board of County Commissioners pursuant to Resolution No. 91-M-62, has considered this petition and finds it acceptable for consideration at a public hearing.

IF YOU HAVE ANY QUESTIONS REGARDING THIS NOTICE, CONTACT THE ORANGE COUNTY DEVELOPMENT ENGINEERING DIVISION, JULIE ALBER, 407-836-7928, Email: Julie.alber@ocfl.net

PARA MÁS INFORMACIÓN ACERCA DE ESTA VISTA PÚBLICA, FAVOR DE COMUNICARSE CON LA DIVISIÓN DE INGENIERÍA DE DESARROLLOS (DEVELOPMENT ENGINEERING DIVISION) AL NÚMERO 407-836-7921.

If you wish to appeal any decision made by the Board of County Commissioners at this meeting you will need a record of the proceedings. You should ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

If you require special accommodations under the Americans with Disabilities Act of 1990, please call 407-836-5631 no

Orlando Sentinel

later than two business days prior to the hearing for assistance. Si usted requiere ayuda especial bajo la ley de Americanos con Incapacidades de 1990, por favor llame al 407-836-3111.

Phil Diamond, County Comptroller
As Clerk of the Board of
County Commissioners
Orange County, Florida

ORG6975840

6/20/2021

6975840

Orlando Business Journal

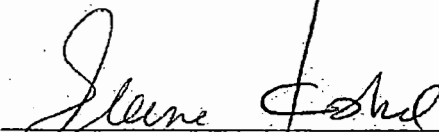
Published Weekly
Orlando, Orange County, Florida

STATE OF FLORIDA
COUNTIES OF ORANGE, SEMINOLE, OSCEOLA, LAKE,
VOLUSIA & BREVARD

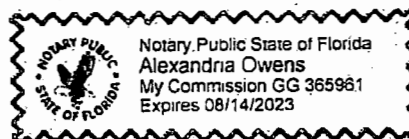
Before the undersigned authority personally appeared Elaine Koshel, who states that she is Classified Manager of Orlando Business Journal, a weekly newspaper published at Orlando in Orange, Seminole, Osceola, Lake, Volusia and Brevard Counties, Florida; that the attached copy of advertisement, being a Notice of Adoption in the matter of Petition to Vacate #21-04-018, was published in said newspaper in the issue of July 23, 2021.

Affiant further says that the said Orlando Business Journal is a newspaper published in Orlando in Orange, Seminole, Osceola, Lake, Volusia and Brevard Counties, Florida, and that the said newspaper has heretofore been continuously published in said Orange, Seminole, Osceola, Lake, Volusia and Brevard Counties, Florida each week and has been entered as second-class mail matter at the post office in Orlando, in said Orange County, Florida for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that she has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to and subscribed before me this 23rd day of July, 2021 by Elaine Koshel who is personally known to me.


Elaine Koshel, Classified Manager


Alexandria Owens, Notary



NOTICE OF ADOPTION

PETITION TO VACATE # 21-04-018

WHEREAS, pursuant to procedures adopted by the Board of County Commissioners, a petition was filed with the Board to vacate that certain portion of a 60 foot wide by approximately 723 feet long unopened, unimproved right-of-way known as Grove Blossom Way in West Orange County, containing approximately 1.0 acre in Orange County, Florida (the legal property description is on file in the office of the Comptroller Clerk of the Board of County Commissioners).

WHEREAS, notice of a public

hearing before the Board of County Commissioners on July 13, 2021, was published in the Orlando Sentinel, a newspaper of general circulation in Orange County, Florida, one time at least two weeks prior to the date for the hearing; and WHEREAS, the Board finds that the vacating of that certain portion of a 60 foot wide by approximately 723 feet long unopened, unimproved right-of-way known as Grove Blossom Way in West Orange County, containing approximately 1.0 acre will not operate to the detriment of Orange County or the public.

THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF ORANGE COUNTY: The county road, right-of-way, easement, or park described above is vacated as of this date and Orange County renounces any rights in it.

RESOLVED THIS 13TH DAY OF JULY 2021.

Phil Diamond, County Comptroller
As Clerk of the Board of County Commissioners
Orange County, Florida
July 23, 2021