

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

January 24, 2022

Ms. Julie Alber
Development Engineering, BCC

Dear Ms. Alber:

Enclosed is the Resolution Granting Petition to Vacate #20-08-024 with attachments for recording with Official Records.

Petition to Vacate #20-08-024 was approved by the Board of County Commissioners at its regular meeting of January 11, 2022. 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
Paul Sladek, Real Estate Management Division, BCC
Kyle Quackenbush, Manager, Official Records Department

Sincerely,

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

By: 
Deputy Clerk

ks:er

BCC Mtg. Date: Jan. 11, 2022

RESOLUTION GRANTING PETITION TO VACATE # 20-08-024

WHEREAS, pursuant to procedures adopted by the Board of County Commissioners, a petition was filed with the Board to vacate those certain **two portions of two 10 foot wide utility easements located within the eastern side of the petitioner's residential lot at 8103 Lesia Circle in the Valencia Hills Subdivision, containing a total of approximately 2,714 square feet** in Orange County, Florida, as described in attachment.

WHEREAS, notice of a public hearing before the Board of County Commissioners on **January 11, 2022**, 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 those certain **two portions of two 10 foot wide utility easements located within the eastern side of the petitioner's residential lot at 8103 Lesia Circle in the Valencia Hills Subdivision, containing a total of approximately 2,714 square feet** 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.

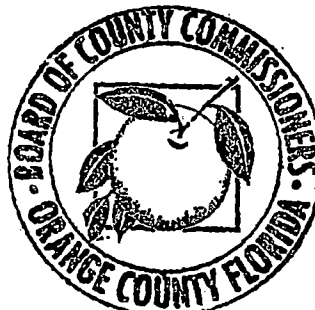
RESOLVED THIS 11TH DAY OF JANUARY 2022.

BOARD OF COUNTY COMMISSIONERS
ORANGE COUNTY, FLORIDA

By: *Barbara B. Bivins*
for County Mayor

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

By: *Katie Smith*
Deputy Clerk



er/np

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

SKETCH OF DESCRIPTION

SECTION 27 - TOWNSHIP 22 SOUTH - RANGE 28 EAST
ORANGE COUNTY, FLORIDA

DESCRIPTION

THAT PORTION OF A TEN FOOT UTILITY EASEMENT LYING WITHIN LOT 32, VALENCIA HILLS UNIT THREE, AS RECORDED IN PLAT BOOK 19, PAGES 143-144, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHEAST CORNER OF LOT 32, VALENCIA HILLS UNIT THREE, AS RECORDED IN PLAT BOOK 19, PAGES 143-144, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; THENCE RUN S00°05'50"W, ALONG THE EAST LINE OF SAID LOT 32 A DISTANCE OF 100.00 FEET TO A POINT OF CURVATURE ON A CURVE CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 25.00 FEET, A CHORD BEARING OF S45°05'50"W, A CHORD DISTANCE OF 35.36 FEET, RUN THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 90°00'00", A DISTANCE OF 39.27 FEET; THENCE N00°06'05"E, A DISTANCE OF 10.00 FEET TO THE BEGINNING OF A CURVE CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 15.00 FEET, A CHORD BEARING OF N45°06'05"E, A CHORD DISTANCE OF 21.21 FEET, RUN THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 90°00'00", A DISTANCE OF 23.56 FEET; THENCE N00°05'50"E, A DISTANCE OF 100.00 FEET TO THE NORTH LINE OF SAID LOT 32; THENCE S89°54'10"E, ALONG SAID NORTH LINE A DISTANCE OF 10.00 FEET TO THE POINT OF BEGINNING.

CONTAINS 1,314 SQUARE FEET MORE OR LESS.

NOT PLATTED S89°54'10"E 10.00'

POB, NE CORNER
LOT 32

N LINE LOT 32

10' UE
PB 19, PG 143-144

LOT 32

5' UE
PB 19, PG 143-144

10' UE
PB 19, PG 143-144

CURVE DATA
Δ = 90°00'00"
R = 15.00'
L = 23.56'
CHORD
N45°06'05"E
21.21'

10' UE
PB 19, PG 143-144

BEGINNING
OF CURVE

N00°06'05"E 10.00'

N00°05'50"E 100.00'

E LINE LOT 32
(BEARING BASIS)

S00°05'50"W 100.00'

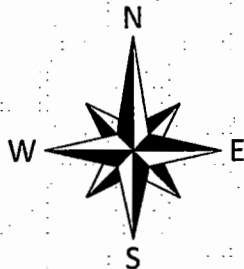
10' UE
ORB 7264, PG 1907-1909

W 1/2 VACATED R/W
ORB 7075, PG 1284-1288

PC

CURVE DATA
Δ = 90°00'00"
R = 25.00'
L = 39.27'
CHORD
S45°05'50"W
35.36'

LESIA CIRCLE (50' R/W)



LOT 31

THIS SKETCH IS NOT A BOUNDARY SURVEY.

SHEET 1 OF 1

JOB #55061

CF# SOD VACATED UE

DATE: 10/21/21

SCALE: 1" = 20'

DRAWN BY: SNH

PREPARED FOR: RAYMOND DEBEUS

BEARING STRUCTURE IS ASSUMED AND BASED ON THE EAST LINE OF LOT 32 BEING:
N00°05'50"E.

REVISIONS:

11/2/21 COMMENTS SNH

THIS SURVEY MEETS THE "STANDARDS OF PRACTICE" AS REQUIRED BY CHAPTER 51-17 FLORIDA BOARD OF LAND SURVEYORS, PURSUANT TO SECTION 472.027 OF THE FLORIDA STATUTES.

Ronald K. Smith
RONALD K. SMITH, PSM 5797

"NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND SEAL OF THIS FLORIDA LICENSED SURVEYOR AND MAPPER." OR THE DIGITAL SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY RONALD K. SMITH, PSM 5797.

ACCURIGHT

ACCURIGHT SURVEYS
OF ORLANDO INC., LB 4475
2012 E. Robinson Street Orlando, Florida 32803
www.AccurightSurveys.net
Admin@AccurightSurveys.net
PHONE: (407) 894-6314

LEGEND
CALC - CENTERLINE
D - CALCULATED
DB - CENTRAL ANGLE
DE - DEED BOOK
DOC # - DRAINAGE EASEMENT
ESMT - DOCUMENT #
L - EASEMENT
ORB - ARC LENGTH
P&M - OFFICIAL RECORDS BOOK
PB - PLAT & MEASURED
PC - PLAT BOOK
PCC - POINT OF CURVATURE
POINT OF COMPOUND CURVATURE

PG - PAGE
POB - POINT OF BEGINNING
POC - POINT OF COMMENCEMENT
PRC - POINT OF REVERSE CURVATURE
PT - POINT OF TANGENCY
R/W - RIGHT OF WAY
R - RADIUS
TYP - TYPICAL
UE - UTILITY EASEMENT

Exhibit "A"

SKETCH OF DESCRIPTION

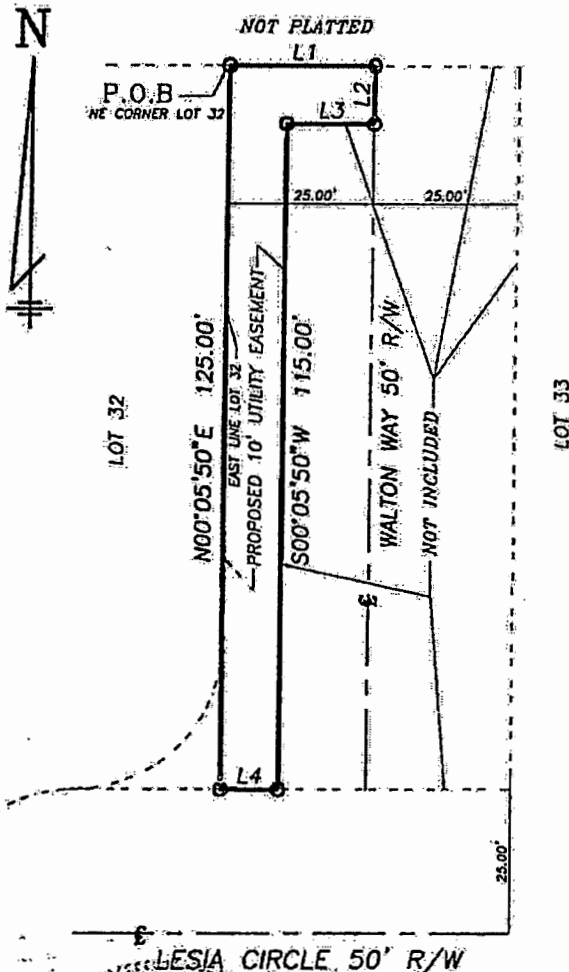
LINE CHART

L1	S89°54'10"E	25.00'
L2	S00°05'50"W	10.00'
L3	N89°54'10"W	15.00'
L4	N89°54'10"W	10.00'

PROPOSED 10' UTILITY EASEMENT:

BEGIN AT THE NORTHEAST CORNER OF LOT 32, VALENCIA HILLS UNIT THREE, AS RECORDED IN PLAT BOOK 19, PAGES 143 AND 144, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; THENCE S89°54'10"E A DISTANCE OF 25.00 FEET TO A POINT ON THE CENTERLINE OF WALTON WAY; THENCE S00°05'50"W ALONG SAID CENTERLINE A DISTANCE OF 10.00 FEET; THENCE N89°54'10"W A DISTANCE OF 15.00 FEET; THENCE S00°05'50"W A DISTANCE OF 115.00 FEET; THENCE N89°54'10"W A DISTANCE OF 10.00 FEET; THENCE N00°05'50"E ALONG THE EAST LINE OF SAID LOT 32 A DISTANCE OF 125.00 FEET TO THE POINT OF BEGINNING.

CONTAINS 1400 SQUARE FEET OR 0.0321 ACRES MORE OR LESS.



OK
T.A.L.
6-11-03
OK
W

CF#WALTONWAY

DATE: 4-3-03

SCALE: 1" = 30'

DRAWN BY: GT

THIS SKETCH MEETS THE MINIMUM TECHNICAL STANDARDS AS REQUIRED BY CHAPTER 51G17-6, FLORIDA BOARD OF LAND SURVEYORS, PURSUANT TO SECTION 472.027 OF THE FLORIDA STATUTES.

DATE: 6-6-03

Frank A. Raymond

FRANK A. RAYMOND PLS 4007

NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF THIS FLORIDA LICENSED SURVEYOR AND MAPPER.

THIS SKETCH IS NOT A BOUNDARY SURVEY.

PREPARED FOR: John B. deHass

BEARING STRUCTURE BASED ON: NORTH R/V LINE OF LESIA CIRCLE

REVISIONS:

6-6-03 FORMAT

ACCURIGHT SURVEYS

of Orlando Inc., LB 4475
2012 E. Robinson St.
Orlando, Florida 32803

(407) 894-6314

LEGEND	
CALC - CALCULATED	CBW - CONCRETE BLOCK WALL
CLF - CHAIN LINK FENCE	CM - CONCRETE MONUMENT
CONC - CONCRETE	CWD - COVERED
CP - CONCRETE PAD	CW - CONCRETE WALKWAY
CA - CENTRAL ANGLE	DE - DRAINAGE EASEMENT
DW - DRIVEWAY	ESMT - EASEMENT
E/P - EDGE OF PAVEMENT	FFE - FINISHED FLOOR ELEVATION
FND - FOUND	IP - IRON PIPE
IR - IRON ROD	LS - ARC LENGTH
MEAS - MEASURED	MS - METAL SHED
N&D - NAIL & DISK	OL - ON LINE
PC - POINT OF CURVATURE	P&M - PLAT & MEASURED
POB - POINT OF BEGINNING	POC - POINT OF COMMENCEMENT
R - RADIUS	R/W - RIGHT OF WAY
TYP - TYPICAL	UB - UTILITY BOX
UE - UTILITY EASEMENT	WF - WOOD FENCE

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 Florida
County Of Orange**

Before the undersigned authority personally appeared
Rose Williams, 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 # 20-08-024
Petition to Vacate # 21-06-037 was published in said newspaper in the
issues of Dec 19, 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.



Signature of Affiant

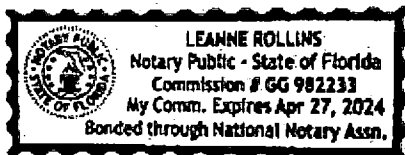
Rose Williams

Name of Affiant

Sworn to and subscribed before me on this 20 day of December, 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 HEARING
PETITION TO VACATE # 20-08-024
PETITION TO VACATE # 21-06-037**

The Orange County Board of County Commissioners will conduct public hearings on **January 11, 2022, 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 requests by:

Applicant: Raymond Debeus, on behalf of Zaida Derylyz Busanet Rodríguez
Consideration: Resolution granting Petition to Vacate # 20-08-024, vacating two portions of two 10 foot wide utility easements located within the eastern side of the petitioner's residential lot at 8103 Lesia Circle in the Valencia Hills Subdivision, containing a total of approximately 2,714 square feet.
Location: District 1; property located at 8103 Lesia Circle; Section 27, Township 22, Range 28; Orange County, Florida (legal property description on file)

AND

Applicant: Bernard J. Martin Jr.
Consideration: Resolution granting Petition to Vacate # 21-06-037, vacating a 14 foot wide unopened and unnamed alleyway that lies between the petitioner's two (2) industrially zoned lots in the Taft Subdivision, containing approximately 4,200 square feet.
Location: District 4; property located at 202 4th Street and the other is unaddressed; Section 01, Township 24, Range 29; 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.

These petitions to vacate are complete and have 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 these petitions and finds them acceptable for consideration at a public hearing.

IF YOU HAVE ANY QUESTIONS REGARDING THESE NOTICES, 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 NUMERO; 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

Orlando Sentinel

under the Americans with Disabilities Act of 1990, please call 407-836-5631 no 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

ORG7106336

12/19/2021

7106336

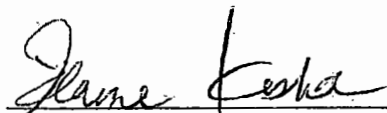
Orlando Business Journal

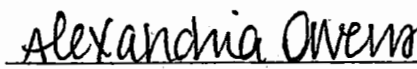
Published Weekly
Orlando, Orange County, FloridaSTATE OF FLORIDA
COUNTIES OF ORANGE, SEMINOLE, OSCEOLA, LAKE,
VOLUSIA & BREVARD

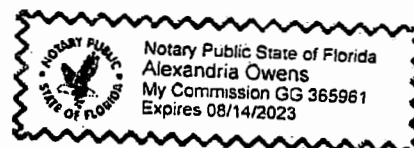
Before the undersigned authority personally appeared Elaine Koshel, who states that she is Classified Manager of Orlando Business Journal, a weekly newspaper published at Orlando in Orange, Seminole, Osceola, Lake, Volusia & Brevard Counties, Florida; that the attached copy of advertisement, being a Notice of Adoption in the matter of Petition to Vacate # 20-08-024, was published in said newspaper in the issue of January 21, 2022.

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 21st day of January, 2022 by Elaine Koshel who is personally known to me.


Elaine Koshel, Classified Manager


Alexandria Owens, Notary



NOTICE OF ADOPTION

PETITION TO VACATE # 20-08-024

WHEREAS, pursuant to procedures adopted by the Board of County Commissioners, a petition was filed with the Board to vacate those certain two portions of two 10 foot wide utility easements located within the eastern side of the petitioner's residential lot at 8103 Lesia Circle in the Valencia Hills Subdivision, containing a total of approximately 2,714 square feet 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 January 11, 2022, 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 those certain two portions of two 10 foot wide utility easements located within the eastern side of the petitioner's residential lot at 8103 Lesia Circle in the Valencia Hills Subdivision, containing a total of approximately 2,714 square feet 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 11TH DAY OF JANUARY 2022.

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

Orange County, Florida

January 21, 2022