



Interoffice Memorandum

DATE: December 2, 2025

TO: Mayor Jerry L. Demings  
-AND-  
County Commissioners

FROM: Susan V. Ussach, P.E., CFM., Deputy Director/County Engineer. *SW*  
Public Works Department

SUBJECT: **PETITION TO VACATE PTV-25-08-022 – Jonathan Huels of Lowndes, Drosdick, Doster, Kantor & Reed on behalf of 882 Magnolia, LLC and Charles Wolsonovich**

**Reason For Vacation**

The petitioners request that Orange County vacate a portion of a 60-foot-wide unopened and unimproved right-of-way known as Palm Avenue that lies between three residential lots located within the Winter Garden Manor Subdivision containing approximately 0.258 acres. The petitioners wish to vacate to add the land to the property.

**Location of Property/Legal Description**

The property lies south of W. Colonial Drive and east of Beulah Road. Public interest was created by the plat of Winter Garden Manor as recorded in Plat Book L Page 117 of the Public Records of Orange County, Florida. The parcel addresses are 921 Palm Ave, 1233 Beulah Rd, and 1281 Beulah Rd, and all lie in District 1.

**Statement of No Objection**

The Real Estate Management, Environmental Protection, Engineering, Transportation Planning and Roads and Drainage Divisions have no objection to the request. All utility providers have also provided letters of no objection. The Relationship Disclosure and Specific Expenditure forms have been submitted.

**Staff Findings**

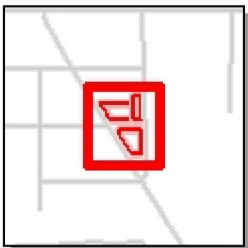
County staff visited the site on October 24, 2025. There appears to be no improvements within the right-of-way requested for vacation.

**Staff Recommendations**

Approval of this request will have no adverse effect on Orange County. Staff has no objection to this request.

**ACTION REQUESTED: APPROVAL OF PTV-25-08-022 – DISTRICT 1**





PTV-25-08-022  
Palm Avenue



Proposed Vacation



Subject Property

