



**Interoffice Memorandum**

Received on October 12, 2023  
Deadline: October 17, 2023  
Publish: October 22, 2023

Handwritten initials in blue ink, possibly "GF", located in the upper right corner of the document.

Date: October 6, 2023

TO: Jennifer Lara-Kilmetz, Deputy Clerk, Comptroller Clerk's Office

THRU: Cheryl Gillespie, Agenda Development Supervisor  
Agenda Development Office, BCC

FROM: Brett W. Blackadar, County Engineer, Public Works Department *BWB*

THRU: William Worley, Assistant Project Manager  
Development Engineering Division, Public Works Department  
Telephone: 407-836-7925  
E-mail address: [William.worley@ocfl.net](mailto:William.worley@ocfl.net)

RE: **Request for Public Hearing PTV-23-09-032 – Valerie Fyock, on behalf of Anthony Abreu**

Applicant: Valerie Fyock  
370 Waymont Court  
Lake Mary, Florida 32746

Location: S13/T23/R29 Petition to vacate a portion of a 6-foot-wide by 96-foot-long utility easement that lies near the rear of a residential property in the Waterwitch Point Subdivision. Public interest was created by the plat of Waterwitch Point, as recorded in Plat Book 1, Page 129 of the public records of Orange County, Florida. The parcel ID is 13-23-29-9074-00-050. The parcel address is 1259 Old Mill Road. The parcel lies in District 3.

Estimated time required for public hearing: Five (5) minutes, not to exceed ten (10) minutes.

Hearing controversial: No.

Advertising timeframes: Publish the petition, the Clerk's estimated hearing date, time and place at least 14 days prior to the date set for the public hearing. Publish the notice of adoption within 30 days of the hearing date.

Applicant/Abutters to Be notified: Yes – Mailing labels are attached.

**Request for Public Hearing PTV-23-09-032 – Valerie Fyock, on behalf of Anthony Abreu**

Hearing by Fla. Statute # or code: Pursuant to Section 336.10 of the Florida Statutes.

Spanish contact person: 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.

Materials being submitted as backup for public hearing request:

1. Complete originals and exhibits
2. Certified sketch and legal description
3. Receipt of payment of petition fees
4. Proof of property ownership
5. Mailing labels

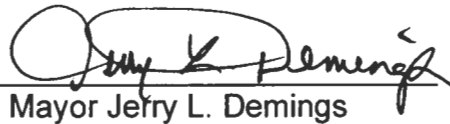
***SPECIAL INSTRUCTIONS TO CLERK (IF ANY):***

Please notify William Worley of the scheduled date and time. The Development Engineering Division will notify the customer.

**PUBLIC WORKS DEPARTMENT  
DEVELOPMENT ENGINEERING DIVISION  
REQUEST FOR COUNTY MAYOR'S APPROVAL  
October 4, 2023**

Request authorization to schedule a Public Hearing for the Petition to Vacate 23-09-032. This is a request from Valerie Fyock, on behalf of Anthony Abreu to vacate a portion of a 6-foot-wide by 96-foot-long utility easement, that lies near the rear of a residential property in the Waterwitch Point subdivision. Public interest was created by the plat of Waterwitch Point, as recorded in Plat Book 1, Page 129 of the public records of Orange County, Florida, containing approximately 576 square feet and lies in District 3. The staff has no objection to this request.

Requested Action  
Approved by \_\_\_\_\_

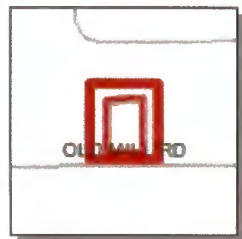
  
Mayor Jerry L. Demings

10/4/23  
(Date)

**NOTE: FURTHER PROCESSING NECESSARY:**

Please return to William Worley via interoffice mail.

For questions regarding this map, please contact William Worley at 407-836-7925



**PTV-23-09-032**  
**Valerie Fyock, on behalf of Anthony Abreu**

 Proposed Vacation  Subject Property



**PETITION REQUESTING VACATION OF  
ORANGE COUNTY ROAD, RIGHT OF WAY OR EASEMENT**

To: Board of County Commissioners  
Orange County, Florida

The undersigned hereby petitions the Board of County Commissioners to vacate an existing right-of-way or easement and to disclaim any right Orange County and the public have in that right-of-way or easement.

The undersigned does hereby certify:

**PUBLIC INTEREST IN RIGHT OF WAY OR EASEMENT:**

The title or interest of Orange County and the public in the above described right-of-way or easement is acquired and is evidenced in the following manner: (state whether public interest acquired by deed, dedication or prescription).

**Public interest was created by the plat of Waterwitch Point, as recorded in Plat Book 1, Page 129 of the public records of Orange County, Florida.**

**ATTACH SKETCH AND DESCRIPTION:** Attached as Exhibit "A" is a sketch and legal description prepared by a registered land surveyor accurately showing and describing the above-described right-of-way or easement, and showing its location in relation to the surrounding property.

**SEE ATTACHED EXHIBIT 'A'**

**ABUTTING PROPERTY OWNER:** Attached as Exhibit "B" is a list which constitutes a complete and accurate schedule of all abutting property owners (other than the petitioner). This exhibit may also include any letters received from abutting property owners resulting from courtesy letters sent to them.

**SEE ATTACHED EXHIBIT 'B'**

**ACCESS TO OTHER PROPERTY:** The undersigned certifies that if this petition is granted and the right-of-way or easement is terminated, no other property owner will be denied access to and from his or her property.

**POSTING OF NOTICE:** The undersigned agrees to place a notice of petition to vacate on the subject property in a conspicuous and easily visible location no later than ten (10) days prior to the public hearing on the petition. This notice will be available at the Orange County Public Works Division after a Public Hearing has been scheduled.

**PUBLIC UTILITIES:** Attached as Exhibit "C" are certificates of public utility companies serving the area of the above-described property, and each utility company has certified that the vacating will not interfere with the utility services being provided.

**SEE ATTACHED EXHIBIT 'C'**

**NO FEDERAL OR STATE HIGHWAY AFFECTED:** The undersigned certifies that, to the best of his or her knowledge, the above-described right-of-way or easement is not a part of any existing or proposed state or federal highway. It was not acquired or dedicated for state or federal highway purposes, and such right of way or easement is under the control and jurisdiction of the Board of County Commissioners.

**GROUNDS FOR GRANTING PETITION:** The undersigned submits as grounds and reasons in support of this petition the following: (State in detail why the petition should be granted)

Respectfully submitted by:

*Vaenie Perry Fyock*

Petitioner's Signature  
(Include title if applicable)

Vaenie Perry Fyock

Print Name

Address:

370 Waymont Court

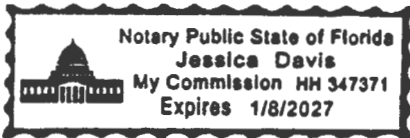
Lake Mary, FL 32746

Phone Number: (407) 416-1380

STATE OF FLORIDA

COUNTY OF ORANGE

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this 2nd day of October, 2023 who is personally known or who has produced \_\_\_\_\_ as identification.



*Jessica Davis*

Signature of Notary

Jessica Davis

Print Name

**EXHIBIT "A"**

**LEGAL DESCRIPTION AND SKETCH OF DESCRIPTION**



SKETCH OF DESCRIPTION


JULI  
10/10/2023

LEGAL DESCRIPTION

A PORTION OF LOT 5, WATERWITCH POINT, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 129, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 5; THENCE N 90°00'00" E, ALONG THE NORTH LINE OF SAID LOT 5, A DISTANCE OF 96.00 FEET TO THE NORTHEAST CORNER OF SAID LOT 5; THENCE S 00°34'00" W, ALONG THE EAST LINE OF SAID LOT 5, A DISTANCE OF 6.00 FEET; THENCE N 90°00'00" W, ALONG A LINE PARALLEL TO AND 6 FEET SOUTH OF SAID NORTH LINE OF LOT 5, A DISTANCE OF 96.00 FEET TO THE WEST LINE OF SAID LOT 5; THENCE N 00°34'00" E, ALONG THE WEST LINE OF SAID LOT 5, A DISTANCE OF 6.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 576 SQUARE FEET OR 0.013 ACRE, MORE OR LESS.

  
John F. Locklin Professional Surveyor and Mapper No. 9673 L.B. 8222  
Gregory S. Locklin Professional Surveyor and Mapper No. 5819 L.B. 8222

I hereby certify that this sketch & description is a true and correct representation prepared under my direction.

**PERRY SURVEYING**

370 Weymont Court • Lake Mary, FL 32746 • Voice 407.688.9727 • Fax 407.688.7691 • frontdesk@perrysurveying.com

SKETCH OF DESCRIPTION

3/25/21  
10/10/2023

WATERWITCH COVE

PLAT BOOK 33, PAGE 34

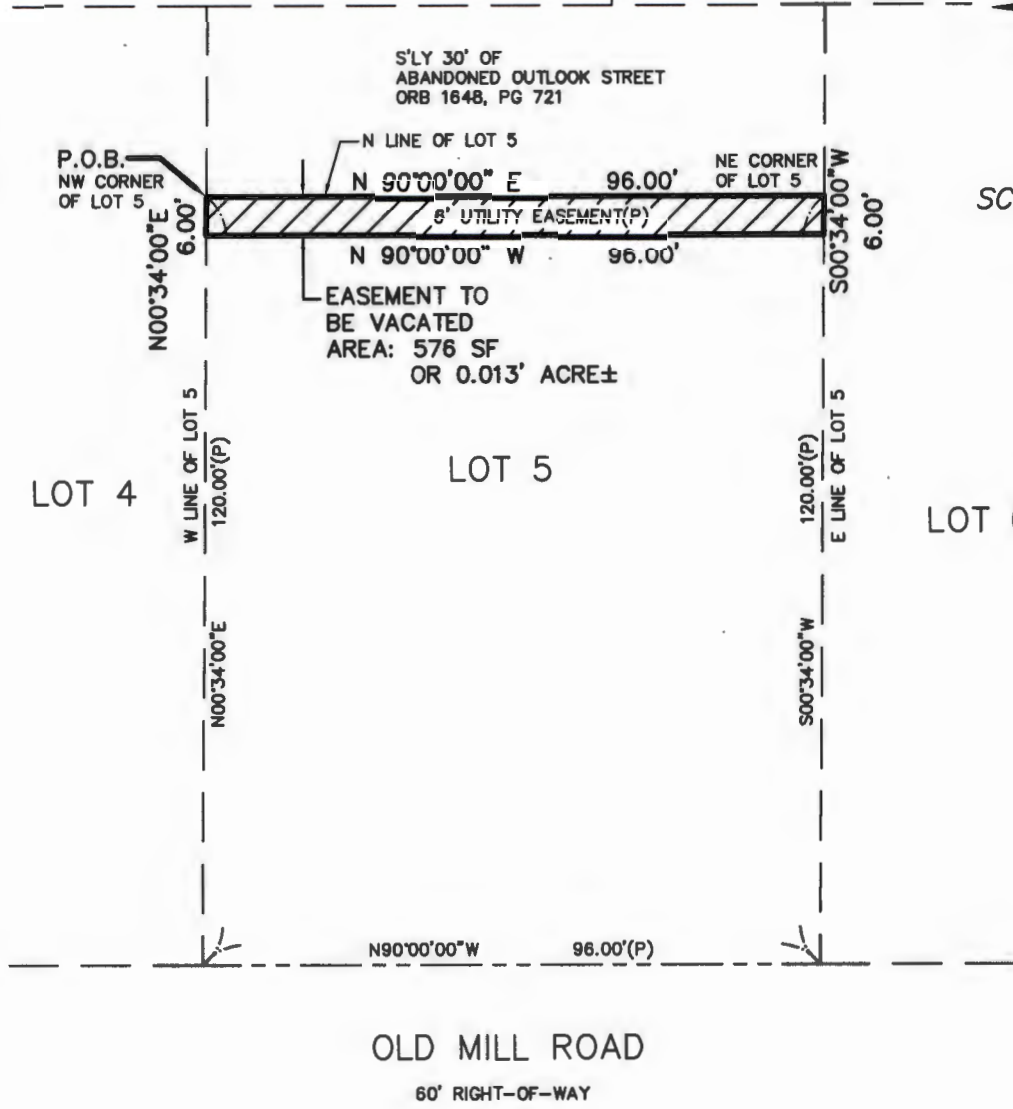
LOT 28

LOT 27

North



SCALE: 1"=30'



GENERAL NOTES:

1. THE PURPOSE OF THIS SKETCH IS TO DELINEATE THE DESCRIPTION ATTACHED HERETO. THIS DOES NOT REPRESENT A BOUNDARY SURVEY.
2. THE SURVEYOR HAS NOT ABSTRACTED THE LANDS SHOWN HEREON FOR EASEMENTS AND OR RIGHT-OF-WAY RECORDS.
3. THE BEARINGS SHOWN HEREON ARE BASED ON THE NORTH RIGHT-OF-WAY LINE OF OLD MILL ROAD, BEING N90°00'00"W, PER PLAT.

LEGEND:

- — — — — CENTERLINE
- — — — — RIGHT OF WAY LINE
- ORB OFFICIAL RECORDS BOOK
- SF SQUARE FEET
- (P) PLAT
- P.O.B. POINT OF BEGINNING

SHEET 2 OF 2

*Gregory S. Locklin*  
 Gregory S. Locklin Professional Surveyor and Mapper No. 5819 L.B. 8222

I hereby certify that this sketch & description is a true and correct representation prepared under my direction.

**PERRY SURVEYING**

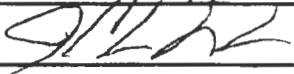
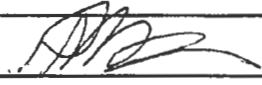
**EXHIBIT "B"**

**ABUTTING PROPERTY OWNERS**

**EXHIBIT 'B'**

**ABUTTING PROPERTY OWNERS**

As an abutting property owner, I hereby consent without objection, to the vacating of the Easement or Right of Way in the attached petition

NAME AND ADDRESS	DESCRIPTION OF PROPERTY	SIGNATURE(S)
CAROL KANSY	Adjacent Property to West of Subject Property	
1253		
1253 OLD Mill Rd, Orlando		
Peter Renick	Adjacent property to East of subject Property	
1265 OLD Mill Rd, Orlando		

**EXHIBIT "C"**

**UTILITY LETTERS**

# PERRY SURVEYING

September 12, 2023

**Petition to Vacate: 6-foot Utility Easement, 1259 Old Mill Road**

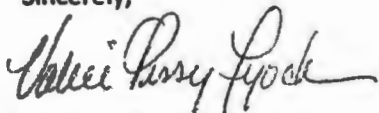
TECO/Peoples Gas

Mr. Winsor,

I am in the process of requesting that Orange County vacate the 6-foot Utility Easement, as shown on the attached survey on behalf of Keith Ori (current owner of said parcel). The site address is 1259 Old Mill Road and lies within the subdivision of WATERWITCH POINT found in Plat Book 1, Page 129. Part of the vacation process is to provide letters showing "No Objection" from utility companies who have jurisdiction in the neighborhood.

Please review your records, complete the form below and return this letter to me at your earliest convenience. I have also attached the information regarding Lot 3, etc., which was vacated in 1977. If you have any question, please contact me at 407-416-1330 or [vperryfyock@outlook.com](mailto:vperryfyock@outlook.com).

Sincerely,



Valerie Perry Fyock  
Perry Surveying

- The subject parcel is NOT within our service area.
- The subject parcel is within our service area. We DO NOT have any facilities within the easement. We have **NO OBJECTION** to the vacation.
- The subject parcel is within our service area. We **OBJECT** to the vacation.

Additional comments: \_\_\_\_\_

Signature: Shawn Winsor

Print Name: Shawn Winsor

Title: Gas Design Project Manager

Date: 9-12-2023

370 Waymont Court  
Lake Mary, FL 32746  
(407) 688-9727  
[frontdesk@perrysurveying.com](mailto:frontdesk@perrysurveying.com)

# PERRY SURVEYING

September 12, 2023

**Petition to Vacate: 6-foot Utility Easement, 1259 Old Mill Road**

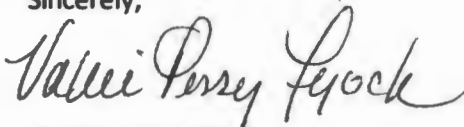
AT & T - Telephone

To Whom it May Concern,

I am in the process of requesting that Orange County vacate the 6-foot Utility Easement, as shown on the attached survey on behalf of Keith Ori (current owner of said parcel). The site address is **1259 Old Mill Road** and lies within the subdivision of WATERWITCH POINT found in Plat Book 1, Page 129. Part of the vacation process is to provide letters showing "No Ojection" from utility companies who have jurisdiction in the neighborhood.

Please review your records, complete the form below and return this letter to me at your earliest convenience. I have also attached the information regarding Lot 3, etc., which was vacated in 1977. If you have any question, please contact me at 407-416-1330 or [vperryfyock@outlook.com](mailto:vperryfyock@outlook.com).

Sincerely,



Valerie Perry Fyock


Pery Surveying

The subject parcel is NOT within our service area.

The subject parcel is within our service area. We DO NOT have any facilities within the easement. We have **NO OBJECTION** to the vacation.

The subject parcel is within our service area. We **OBJECT** to the vacation.

Additional comments: \_\_\_\_\_

Signature:  \_\_\_\_\_

Print Name: Sidney Tate

Title: Sr Specialist – OSP Design Engineer, Wireline Access – Southeast, Florida Engineering

Date: 09.25.2023

370 Waymont Court  
Lake Mary, FL 32746  
(407) 684-9727  
[frontdesk@perrysurveying.com](mailto:frontdesk@perrysurveying.com)



September 26, 2023

Ms. Valerie Perry Fyock  
Pery Surveying  
370 Waymont Court  
Lake Mary, Florida 32746

RE: Vacation of Platted Utility Easement; STR: 13-23-29

Dear Valerie:

The Orlando Utilities Commission has no objection to the Vacation of that portion of the platted 6.00-foot Utility Easement located on Lot 5 WATERWITCH POINT, according to the Plat thereof as recorded in Plat Book 1, Page 129, of the Public Records of Orange County, Florida; lying in Section 13, Township 23 and Range 29 East. Shown on the attached drawing.

The subject area is not within our electric service area.

There are no existing OUC electric or water facilities located within this Vacation request.

If you have any questions, please call me at 407-434-2763.

Sincerely,

*Kimberly J Catrett*

Kimberly J. Catrett  
Sr. Right-of-Way Agent  
Property & Right-of-Way

ORLANDO UTILITIES COMMISSION





452 East Crown Point Road  
Winter Garden, Florida 34787  
[Irma.Cuadra@duke-energy.com](mailto:Irma.Cuadra@duke-energy.com)

407 905 3310

Jun. 29, 2023

Via email: [frontdesk@PerrySurveying.com](mailto:frontdesk@PerrySurveying.com)

Ms. Valerie Perry Fyock  
Perry Surveying

**RE: Vacation of Platted Easement  
4885 Waterwitch Point Drive  
1241, 1247, 1253, 1259, 1265, 1271, 1277, 1283 and 1289 Old Mill Road, Orlando  
Orange County, Florida**

Dear Ms. Fyock:

Please be advised that Duke Energy has “**no objection**” to the vacation and abandonment of the six (6’) foot Utility Easement on Lots 1 through 10, WATERWITCH POINT, as recorded in Plat Book 1, Page 129, Public Records of Orange CCounty, Florida, being more particularly as highlighted in red on the accompanying Exhibit A, attached hereto and by this reference made a part hereof.

If I can be of further assistance, please do not hesitate to contact me.

Sincerely,

*Irma Cuadra*

Irma Cuadra  
Senior Research Specialist

Attachments

# PERRY SURVEYING

September 12, 2023

**Petition to Vacate: 6-foot Utility Easement, 1259 Old Mill Road**

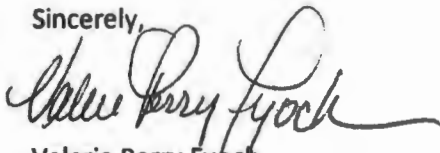
Cable Television – Bright House Networks

Mr. Ronald Tynes,

I am in the process of requesting that Orange County vacate the 6-foot Utility Easement, as shown on the attached survey on behalf of Keith Ori (current owner of said parcel). The site address is **1259 Old Mill Road** and lies within the subdivision of WATERWITCH POINT found in Plat Book 1, Page 129. Part of the vacation process is to provide letters showing "No Ojection" from utility companies who have jurisdiction in the neighborhood.

Please review your records, complete the form below and return this letter to me at your earliest convenience. I have also attached the information regarding Lot 3, etc., which was vacated in 1977. If you have any question, please contact me at 407-416-1330 or [vperryfyock@outlook.com](mailto:vperryfyock@outlook.com).

Sincerely,



Valerie Perry Fyock

Perry Surveying

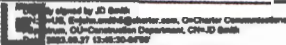
The subject parcel is NOT within our service area.

The subject parcel is within our service area. We DO NOT have any facilities within the easement. We have **NO OBJECTION** to the vacation.

The subject parcel is within our service area. We **OBJECT** to the vacation.

Additional comments: as described in this document.

Signature: JD Smith



Print Name: J.D. Smith

Title: CONSTRUCTION MANAGER

Date: 9/27/2023

370 Waymont Court  
Lake Mary, FL 32746  
(407) 688-9727  
[frondesk@perry:surveying.com](mailto:frondesk@perry:surveying.com)

**STAFF COMMENTS**



PUBLIC WORKS DEPARTMENT - DEVELOPMENT ENGINEERING DIVISION

DIANA M. ALMODOVAR, P.E., *Manager*

4200 South John Young Parkway - Orlando, Florida 32839-9205

407-836-7974 - Fax 407-836-8003

e-mail: [diana.almodovar@ocfl.net](mailto:diana.almodovar@ocfl.net)

September 20, 2023

Dear Keith Ori

The following divisions have Approved the Petition to Vacate and have provided the following comments below.

**EPD Review**

Please contact Jason Root at (407) 836-1518 with any questions.

**Real Estate Management Review**

Please contact Elizabeth (Beth) Jackson at 407-836-7099 with any questions.

# Property Record - 13-23-29-9074-00-050

Orange County Property Appraiser • <http://www.ocpafl.org>

## Property Summary as of 09/11/2023

**Property Name**

1259 Old Mill Rd

**Names**

Parhelion Homes Inc

**Municipality**

ORG - Un-Incorporated

**Property Use**

0104 - Single Fam Class IV

**Mailing Address**

1640 Delaney Ave  
Orlando, FL 32806-3053

**Physical Address**

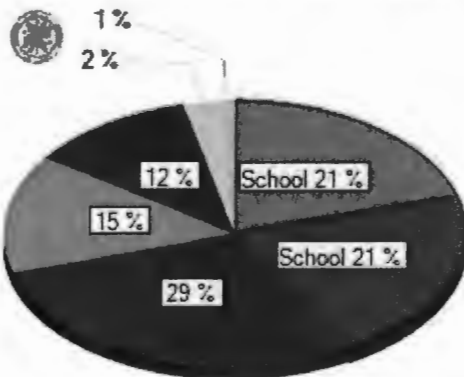
1259 Old Mill Rd  
Orlando, FL 32806



QR Code For Mobile Phone



292313907400050 08/18/2006



## Value and Taxes

### Historical Value and Tax Benefits

Tax Year Values	Land	Building(s)	Feature(s)	Market Value	Assessed Value
2023 <input type="checkbox"/> W <input type="checkbox"/> MKT	\$167,000	+	\$316,548	+	\$18,000 = \$501,548 (16%) <b>\$501,548</b> (173%)
2022 <input checked="" type="checkbox"/> <input type="checkbox"/> MKT	\$145,000	+	\$268,238	+	\$18,500 = \$431,738 (28%) <b>\$183,768</b> (3.0%)
2021 <input checked="" type="checkbox"/> <input type="checkbox"/> MKT	\$130,000	+	\$187,247	+	\$19,000 = \$336,247 (.39%) <b>\$178,416</b> (1.4%)
2020 <input checked="" type="checkbox"/> <input type="checkbox"/> MKT	\$125,000	+	\$190,457	+	\$19,500 = \$334,957 <b>\$175,953</b>

Tax Year Benefits	Original Homestead	Additional Hx	Other Exemptions	SOH Cap	Tax Savings
2023 <input type="checkbox"/> W	n/a	n/a	n/a	n/a	\$0
2022 <input checked="" type="checkbox"/> <input type="checkbox"/> \$ <input type="checkbox"/> HX <input type="checkbox"/> CAP	\$25,000	\$25,000	\$500	\$247,970	<b>\$4,470</b>
2021 <input checked="" type="checkbox"/> <input type="checkbox"/> \$ <input type="checkbox"/> HX <input type="checkbox"/> CAP	\$25,000	\$25,000	\$500	\$157,831	<b>\$3,126</b>
2020 <input checked="" type="checkbox"/> <input type="checkbox"/> \$ <input type="checkbox"/> HX <input type="checkbox"/> CAP	\$25,000	\$25,000	\$500	\$159,004	<b>\$3,169</b>

### 2023 Taxable Value and Estimate of Proposed Taxes

Taxing Authority	Assd Value	Exemption	Tax Value	Millage Rate	Taxes	%
Public Schools: By State Law (Rle)	\$501,548	\$0	\$501,548	3.1730 (-1.28%)	<b>\$1,591.41</b>	21 %
Public Schools: By Local Board	\$501,548	\$0	\$501,548	3.2480 (0.00%)	<b>\$1,629.03</b>	21 %
Orange County (General)	\$501,548	\$0	\$501,548	4.4347 (0.00%)	<b>\$2,224.21</b>	29 %
Unincorporated County Fire	\$501,548	\$0	\$501,548	2.2437 (0.00%)	<b>\$1,125.32</b>	15 %
Unincorporated Taxing District	\$501,548	\$0	\$501,548	1.8043 (0.00%)	<b>\$904.94</b>	12 %
Library - Operating Budget	\$501,548	\$0	\$501,548	0.3748 (0.00%)	<b>\$187.98</b>	2 %
St Johns Water Management District	\$501,548	\$0	\$501,548	0.1793 (-9.17%)	<b>\$89.93</b>	1 %
				<b>15.4578</b>	<b>\$7,752.82</b>	

### 2023 Non-Ad Valorem Assessments

Levying Authority	Assessment Description	Units	Rate	Assessment
COUNTY SPECIAL ASSESSMENT	STREET LIGHTS - STREET LIGHTS - (407)836-5770	1.00	\$87.29	<b>\$87.29</b>
COUNTY SPECIAL ASSESSMENT	ADVANCED DISP - GARBAGE - (407)836-6601	1.00	\$290.00	<b>\$290.00</b>
				<b>\$377.29</b>

### Tax Savings

2023 Estimated Gross Tax Total:	\$8,130.11
Your property taxes without exemptions would be	\$7,752.82
Your ad-valorem property tax with exemptions is	– \$7,752.82
Providing You A Savings Of	= \$0.00

## Property Features

### Property Description

WATERWATCH POINT 1/129 LOT 5 & S 30 FT OF VACATED ST ON N

## Total Land Area

14,400 sqft (+/-)

| 0.33 acres (+/-)

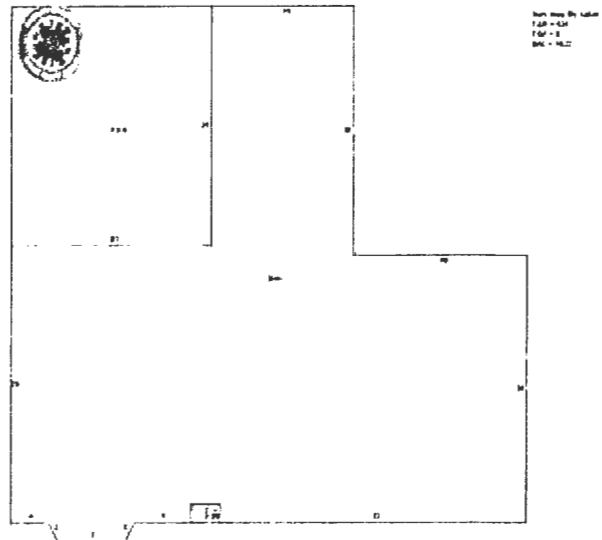
GIS Calculated

## Land

Land Use Code	Zoning	Land Units	Unit Price	Land Value	Class Unit Price	Class Value
0100 - Single Family	R-1AA	1 LOT(S)	\$167,000.00	\$167,000	\$0.00	\$167,000

## Buildings

Model Code	Type Code	Building Value	Estimated New Cost	Actual Year Built	Beds	Baths	Floors	Gross Area	Living Area	Exterior Wall	Interior Wall	01 - Single Fam Residence	Subarea Description	Sqft	Value
		\$316,548	\$444,590	1968	4	2.5	1	2464 sqft	1933 sqft	Conc/Cindr	Plastered		BAS - Base Area	1933	\$390,988
													FGR - Fin Garage	525	\$53,197
													FOP - F/Opn Prch	6	\$405



## Extra Features

Description	Date Built	Units	Unit Price	XFOB Value
PL2 - Pool 2	02/18/1994	1 Unit(s)	\$25,000.00	\$11,000
SCR2 - Scrm Enc 2	01/01/1995	1 Unit(s)	\$5,000.00	\$5,000
PT2 - Patio 2	01/01/2010	1 Unit(s)	\$2,000.00	\$2,000

## Services for Location

### TPP Accounts At Location

Account	Market Value	Taxable Value	Business Name(s)	Business Address
There are no TPP Accounts associated with this parcel.				

## Schools

Pershing School (Middle School)

## Pershing School (Elementary)

**Principal** Sanjay Brown  
**Office Phone** 407.858.3160  
**Grades** 2023: | 2022: B | 2019: C

## Boone (High School)

**Principal** Dr. Hector Maestre III  
**Office Phone** 407.893.7200  
**Grades** 2023: | 2022: B | 2019: A

## Utilities/Services

**Electric** Duke Energy  
**Water** Orlando Utilities Commission  
**Recycling (Monday)** Orange County  
**Trash (Friday)** Orange County  
**Yard Waste (Monday)** Orange County

## Elected Officials

State Senate Linda Stewart  
County Commissioner Mayra Uribe  
School Board Representative Alicia Farrant  
State Representative Anna Eskamani  
US Representative Darren Soto  
Orange County Property Appraiser Amy Mercado

## Nearby Amenities (1 mile radius)

**ATMS** 1  
**Banks & Financial Institutions** 3  
**Beauty Salons** 8  
**Dentists Offices** 9  
**Gas Stations** 1  
**Gyms & Fitness** 1  
**Optometrists Offices** 2  
**Restaurants** 10

## Market Stats

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### Sales Within Last 1 Year

Waterwitch Point



	Sales Within Last 6 Months			Sales Between 6 Months To One Year		
	Count	Median	Average Volume	Count	Median	Average Volume
Single Family Residential	1	\$375,000 (\$194/SqFt)	\$375,000 (\$194/SqFt)			\$375,000

*For Staff Use Only:*

Initially submitted on \_\_\_\_\_

Updated On \_\_\_\_\_

Project Name (as filed) \_\_\_\_\_

Case or Bid No. \_\_\_\_\_

**ORANGE COUNTY SPECIFIC PROJECT EXPENDITURE REPORT**

**This lobbying expenditure form shall be completed in full and filed with all application submittals. This form shall remain cumulative and shall be filed with the department processing your application. Forms signed by a principal's authorized agent shall include an executed Agent Authorization Form.**

**This is the initial Form: \_\_\_\_\_**

**This is a Subsequent Form: \_\_\_\_\_**

For staff use only

**Part I**

**Please complete all of the following:**

Name and Address of Principal (legal name of entity or owner per Orange County tax rolls):

Anthony Abreu, 1259 Old Mill Rd., Orlando, FL 32806

Name and Address of Principal's Authorized Agent, if applicable: \_\_\_\_\_

**List the name and address of all lobbyists, consultants, contractors, subcontractors, individuals or business entities who will assist with obtaining approval for this project. (Additional forms may be used as necessary.)**

1. Name and address of individual or business entity: \_\_\_\_\_  
Are they registered Lobbyist? Yes \_\_\_ or No \_\_\_
2. Name and address of individual or business entity: \_\_\_\_\_  
Are they registered Lobbyist? Yes \_\_\_ or No \_\_\_
3. Name and address of individual or business entity: \_\_\_\_\_  
Are they registered Lobbyist? Yes \_\_\_ or No \_\_\_
4. Name and address of individual or business entity: \_\_\_\_\_  
Are they registered Lobbyist? Yes \_\_\_ or No \_\_\_
5. Name and address of individual or business entity: \_\_\_\_\_  
Are they registered Lobbyist? Yes \_\_\_ or No \_\_\_
6. Name and address of individual or business entity: \_\_\_\_\_  
Are they registered Lobbyist? Yes \_\_\_ or No \_\_\_
7. Name and address of individual or business entity: \_\_\_\_\_  
Are they registered Lobbyist? Yes \_\_\_ or No \_\_\_
8. Name and address of individual or business entity: \_\_\_\_\_  
Are they registered Lobbyist? Yes \_\_\_ or No \_\_\_

*For Staff Use Only:*

Initially submitted on \_\_\_\_\_

Updated On \_\_\_\_\_

Project Name (as filed) \_\_\_\_\_

Case or Bid No. \_\_\_\_\_

**Part II  
 Expenditures:**

For this report, an "expenditure" means money or anything of value given by the principal and/or his/her lobbyist for the purpose of lobbying, as defined in section 2-351, Orange County Code. This may include public relations expenditures including, but not limited to, petitions, fliers, purchase of media time, cost of print and distribution of publications. However, the term "expenditure" **does not** include:

- Contributions or expenditures reported pursuant to chapter 106, Florida Statutes;
- Federal election law, campaign-related personal services provided without compensation by individuals volunteering their time;
- Any other contribution or expenditure made by or to a political party;
- Any other contribution or expenditure made by an organization that is exempt from taxation under 26 U.S.C. s. 527 or s. 501(c)(4), in accordance with s. 112.3215, Florida Statutes; and/or
- Professional fees paid to registered lobbyists associated with the project or item.

The following is a complete list of all lobbying expenditures and activities (including those of lobbyists, contractors, consultants, etc.) incurred by the principal or his/her authorized agent and expended in connection with the above-referenced project or issue. **You need not include de minimus costs (under \$50) for producing or reproducing graphics, aerial photographs, photocopies, surveys, studies or other documents related to this project.**

Date of Expenditure	Name of Party Incurring Expenditure	Description of Activity	Amount Paid
<b>TOTAL EXPENDED THIS REPORT</b>			\$ 0

For Staff Use Only:

Initially submitted on \_\_\_\_\_

Updated On \_\_\_\_\_

Project Name (as filed) \_\_\_\_\_

Case or Bid No. \_\_\_\_\_

**Part III**

**ORIGINAL SIGNATURE AND NOTARIZATION REQUIRED**

I hereby certify that information provided in this specific project expenditure report is true and correct based on my knowledge and belief. I acknowledge and agree to comply with the requirement of section 2-354, of the Orange County code, to amend this specific project expenditure report for any additional expenditure(s) incurred relating to this project prior to the scheduled Board of County Commissioner meeting. I further acknowledge and agree that failure to comply with these requirements to file the specific expenditure report and all associated amendments may result in the delay of approval by the Board of County Commissioners for my project or item, any associated costs for which I shall be held responsible. In accordance with s. 837.06, Florida Statutes, I understand and acknowledge that whoever knowingly makes a false statement in writing with the intent to mislead a public servant in the performance of his or her official duty shall be guilty of a misdemeanor in the second degree, punishable as provided in s. 775.082 or s. 775.083, Florida Statutes.

Date: 10/06/23

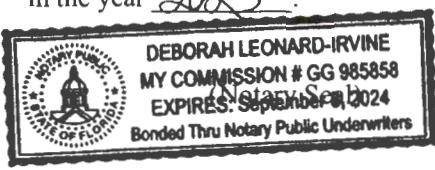
[Signature]  
Signature of  Principal or  Principal's Authorized Agent  
(check appropriate box)

PRINT NAME AND TITLE: Anthony Abreu  
OWNER

STATE OF FLORIDA :  
COUNTY OF Orange :

I certify that the foregoing instrument was acknowledged before me this 6<sup>th</sup> day of October, 2023 by Anthony Abreu (He/she is personally known to me or has produced drivers license as identification) and did/did not take an oath.

Witness my hand and official seal in the county and state stated above on the 6<sup>th</sup> day of October, in the year 2023.



[Signature]  
Signature of Notary Public  
Notary Public for the State of Florida  
My Commission Expires: 9/8/2024

*For Staff Use Only:*  
Initially submitted on \_\_\_\_\_  
Updated on \_\_\_\_\_  
Project Name (as filed) \_\_\_\_\_  
Case Number \_\_\_\_\_

**RELATIONSHIP DISCLOSURE FORM**  
**FOR USE WITH DEVELOPMENT RELATED ITEMS, EXCEPT THOSE WHERE THE**  
**COUNTY IS THE PRINCIPAL OR PRIMARY APPLICANT**

This relationship disclosure form must be submitted to the Orange County department or division processing your application at the time of filing. In the event any information provided on this form should change, the Owner, Contract Purchaser, or Authorized Agent(s) must file an amended form on or before the date the item is considered by the appropriate board or body.



**Part I**

**INFORMATION ON OWNER OF RECORD PER ORANGE COUNTY TAX ROLLS:**

Name: Anthony Abreu  
Business Address (Street/P.O. Box, City and Zip Code): 1259 Old Mill Rd.  
Orlando, FL 32806  
Business Phone ( 407 ) 579-0519  
Facsimile ( ) \_\_\_\_\_

**INFORMATION ON CONTRACT PURCHASER, IF APPLICABLE:**

Name: \_\_\_\_\_  
Business Address (Street/P.O. Box, City and Zip Code): \_\_\_\_\_  
Business Phone ( ) \_\_\_\_\_  
Facsimile ( ) \_\_\_\_\_

**INFORMATION ON AUTHORIZED AGENT, IF APPLICABLE:**  
**(Agent Authorization Form also required to be attached)**

Name: \_\_\_\_\_  
Business Address (Street/P.O. Box, City and Zip Code): \_\_\_\_\_  
Business Phone ( ) \_\_\_\_\_  
Facsimile ( ) \_\_\_\_\_

*For Staff Use Only:*  
Initially submitted on \_\_\_\_\_  
Updated on \_\_\_\_\_  
Project Name (as filed) \_\_\_\_\_  
Case Number \_\_\_\_\_

**Part II**

**IS THE OWNER, CONTRACT PURCHASER, OR AUTHORIZED AGENT A RELATIVE OF THE MAYOR OR ANY MEMBER OF THE BCC?**

\_\_\_ YES  NO

**IS THE MAYOR OR ANY MEMBER OF THE BCC AN EMPLOYEE OF THE OWNER, CONTRACT PURCHASER, OR AUTHORIZED AGENT?**

\_\_\_ YES  NO

**IS ANY PERSON WITH A DIRECT BENEFICIAL INTEREST IN THE OUTCOME OF THIS MATTER A BUSINESS ASSOCIATE OF THE MAYOR OR ANY MEMBER OF THE BCC? (When responding to this question please consider all consultants, attorneys, contractors/subcontractors and any other persons who may have been retained by the Owner, Contract Purchaser, or Authorized Agent to assist with obtaining approval of this item.)**

\_\_\_ YES  NO

If you responded "YES" to any of the above questions, please state with whom and explain the relationship:

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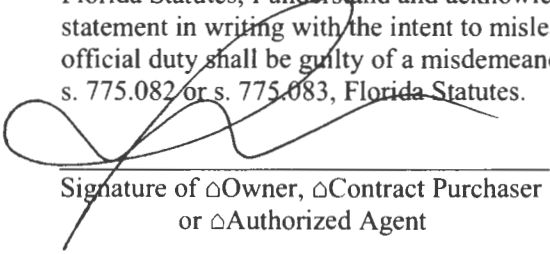
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(Use additional sheets of paper if necessary)

For Staff Use Only:  
Initially submitted on \_\_\_\_\_  
Updated on \_\_\_\_\_  
Project Name (as filed) \_\_\_\_\_  
Case Number \_\_\_\_\_

**Part III**  
**ORIGINAL SIGNATURE AND NOTARIZATION REQUIRED**

I hereby certify that information provided in this relationship disclosure form is true and correct based on my knowledge and belief. If any of this information changes, I further acknowledge and agree to amend this relationship disclosure form prior to any meeting at which the above-referenced project is scheduled to be heard. In accordance with s. 837.06, Florida Statutes, I understand and acknowledge that whoever knowingly makes a false statement in writing with the intent to mislead a public servant in the performance of his or her official duty shall be guilty of a misdemeanor in the second degree, punishable as provided in s. 775.082 or s. 775.083, Florida Statutes.

  
Signature of  Owner,  Contract Purchaser  
or  Authorized Agent

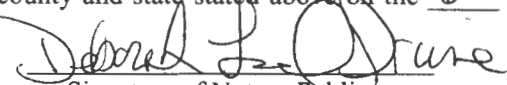
Date: 10/06/23

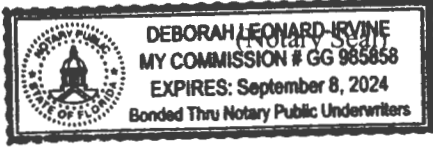
Print Name and Title of Person completing this form: Anthony Abreu  
owner

STATE OF FLORIDA :  
COUNTY OF Orange :

I certify that the foregoing instrument was acknowledged before me this 6<sup>th</sup> day of October, 2023 by Anthony Abreu.  He  she is personally known to me or has produced drivers license as identification and did/did not take an oath.

Witness my hand and official seal in the county and state stated above on the 6<sup>th</sup> day of October, in the year 2023.

  
Signature of Notary Public  
Notary Public for the State of Florida  
My Commission Expires:  
9/8/2024



# AGENT AUTHORIZATION FORM



FOR PROJECTS LOCATED IN ORANGE COUNTY, FLORIDA

I/WE, (PRINT PROPERTY OWNER NAME) Anthony Abreu, AS THE OWNER(S) OF THE REAL PROPERTY DESCRIBED AS FOLLOWS, 1259 Old Mill Rd, Orlando, FL 32806, DO HEREBY AUTHORIZE TO ACT AS MY/OUR AGENT (PRINT AGENT'S NAME), Valerie Fyock, TO EXECUTE ANY PETITIONS OR OTHER DOCUMENTS NECESSARY TO AFFECT THE APPLICATION APPROVAL REQUESTED AND MORE SPECIFICALLY DESCRIBED AS FOLLOWS, petition to vacate, AND TO APPEAR ON MY/OUR BEHALF BEFORE ANY ADMINISTRATIVE OR LEGISLATIVE BODY IN THE COUNTY CONSIDERING THIS APPLICATION AND TO ACT IN ALL RESPECTS AS OUR AGENT IN MATTERS PERTAINING TO THE APPLICATION.

Date: 10/08/23 [Signature] Signature of Property Owner Anthony Abreu Print Name Property Owner  
Date: \_\_\_\_\_ \_\_\_\_\_ Signature of Property Owner \_\_\_\_\_ Print Name Property Owner

STATE OF FLORIDA :  
COUNTY OF ORANGE :

I certify that the foregoing instrument was acknowledged before me this 5 day of October, 2023 by Anthony Abreu. He/she is personally known to me or has produced Drivers License as identification and did/did not take an oath.

Witness my hand and official seal in the county and state stated above on the 5 day of October, in the year 2023.

[Signature]  
Signature of Notary Public  
Notary Public for the State of Florida  
My Commission Expires: 02/07/2027



<b>Legal Description(s) or Parcel Identification Number(s) are required:</b>
PARCEL ID #: <u>13-23-29-9074-00-050</u>
LEGAL DESCRIPTION: <u>WATERWITCH POINT 1/129 LOT 5 &amp; S 30 FT OF VACATED ST ON N</u>





# INVOICE

Orange County Public Works Department  
4200 South John Young Parkway  
Orlando, FL 32839

Invoice To :  
Parhelion  
Keith Ori  
  
FL

Invoice No : 5286881  
Invoice Date : Oct 04, 2023  
Folder # : 23 199735 000 00 PTV

Case Number : PTV-23-09-032  
Project Name : Valerie Fyock - 1259 Old Mill Road

FEE DESCRIPTION	AMOUNT
PTV Application Fee - 1002-072-2700-4180	1,003.00
<b>TOTAL :</b>	<b>1,003.00</b>
<b>PAYMENT RECEIVED :</b>	<b>0.00</b>
<b>BALANCE :</b>	<b>1,003.00</b>

WPW

PW 1277



*Perry Surveying, Inc.*  
 370 Waymont Court  
 Lake Mary, FL 32746

AMERIS BANK

8653

64-175/612

CHECK ARMOR  
 PHOTO PROTECTION

10/4/2023

\$ \*\*1,003.00

PAY TO THE ORDER OF Orange County BCC

One Thousand Three and 00/100\*\*\*\*\*

DOLLARS

Orange County BCC

*Cami P. Lock*  
 AUTHORIZED SIGNATURE

MEMO

1259 Old Mill Road, Petition to Vacate Easement

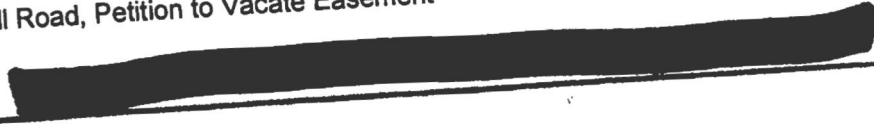


Photo Safe Deposit®

Details on Back.

**O.C. PUBLIC WORKS DEPARTMENT**

4200 S JOHN YOUNG PKWY  
 ORLANDO, FL 32839  
 4078367708  
<https://www.orangecountyfl.net/>

Cashier: Andrea

04-Oct-2023 2:08:07P

Invoice PW: 1277

1 PTV 2700-4180

\$1,003.00

**Total**

**\$1,003.00**

CHECK SALE

\$1,003.00

Clover ID: P3162WWPPLCZ86

Payment G7XV138QTHB6M

O.C. PUBLIC WORKS DEPARTMENT Privacy Policy

<https://clover.com/privacy/m/jrxwedcqm0d1>

Clover Privacy Policy

<https://clover.com/privacy>