

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 10, 2023

Mr. William Worley
Development Engineering, BCC

Dear Mr. Worley:

Enclosed is the Resolution Granting Petition to Vacate # 23-04-016 with attachments for recording with Official Records.

Petition to Vacate # 23-04-016 was approved by the Board of County Commissioners at its regular meeting of June 20, 2023. 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 T. Cummings, 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

jlk:np

BCC Mtg. Date: June 20, 2023

RESOLUTION GRANTING PETITION TO VACATE # 23-04-016

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 30 foot wide by approximately 795 foot long drainage easement that lies along the east property line of a vacant residential lot located in the Wedgefield Community** in Orange County, Florida, as described in attachment.

WHEREAS, notice of a public hearing before the Board of County Commissioners on **June 20, 2023**, 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 30 foot wide by approximately 795 foot long drainage easement that lies along the east property line of a vacant residential lot located in the Wedgefield Community** 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.

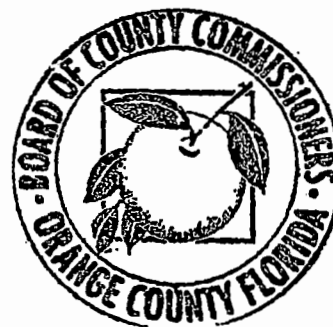
RESOLVED THIS TWENTIETH DAY OF JUNE 2023.

BOARD OF COUNTY COMMISSIONERS
ORANGE COUNTY, FLORIDA

By: *Ronald B. Bunch*
for County Mayor

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

By: *Jennifer Ann Kinney*
Deputy Clerk



np/mf

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

LEGAL DESCRIPTION

30-foot Drainage Easement being a portion of Tract 74, CAPE ORLANDO ESTATES UNIT 8A F/K/A ROCKET CITY UNIT 8A, according to the plat thereof, as recorded in Plat Book Z, Pages 106 through 109 of the Public Records of Orange County, Florida, being more particularly described as follows:

Beginning at the Northeast corner of said Tract 74; thence run S00°07'35"E along the East line of said Tract 74, a distance of 795.30 feet; thence departing said East line run S89°54'09"W, a distance of 30.00 feet; thence run N00°07'35"W, a distance of 795.25 feet to a point on the South Right of Way line of Ralston Street; thence run N89°48'21"E along said South line, a distance of 30.00 feet to the POINT OF BEGINNING.

Containing 0.55 acres, more or less.

OK
5/1/23

ABBREVIATIONS/LEGEND

SEC. SECTION
 O.R.B. OFFICIAL RECORDS BOOK
 PGS. PAGES
 TEMP. TEMPORARY
 R. RADII
 - LENGTH
 CB. CHORD BEARING
 CD. CHORD DISTANCE
 Δ. CENTRAL ANGLE
 ○. DESCRIPTIVE POINT

NOTES

BEARINGS AS SHOWN HEREON ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, EAST ZONE, (NAD 83, 2007 ADJUSTMENT). THIS SURVEYOR HAS NOT MADE A SEARCH OF THE PUBLIC RECORDS FOR EASEMENTS, RESTRICTIONS, RESERVATIONS AND/OR RIGHT OF WAYS. THIS SKETCH IS NOT INTENDED TO REPRESENT A BOUNDARY SURVEY. NO CORNERS WERE SET AS A PART OF THIS SKETCH.

REQUESTED BY: KENT CUSTOM HOMES OF FLORIDA, INC.

DATE OF SKETCH	4/27/2023	REVISIONS
SCALE	1" = 100'	REVISED 4/28/23
F.B.	PAGE	
SECTION	23 & 26	
TWP.	23 S. R. 32 E	
JOB NO	23-156	SHEET 1 OF 2

JOHNSTON'S
 SURVEYING INC.
 900 Cross Prairie Parkway, Kissimmee, Florida 34741
 Tel. (407) 847-2179 Fax (407) 847-6140
 L.B. #966

R.D.B. 5/01/23
 RICHARD D. BROWN, P.S.M. #5700 (DATE)

NOTE: NOT VALID WITHOUT RAISED SURVEYOR'S SEAL

SKETCH OF DESCRIPTION

RALSTON STREET
60' RIGHT OF WAY

SOUTH RIGHT OF WAY LINE

POINT OF BEGINNING
NE CORNER OF TRACT 74



PARCEL
0.55± ACRES

EAST LINE OF TRACT 74

N89°48'21"E
30.00'

N00°07'35"W 795.25'

30' DRAINAGE EASEMENT

S00°07'35"E 795.30'

REMAINDER OF
TRACT 74

ROCKET CITY
UNIT 8A
PLAT BOOK Z,
PAGES 106-109

TRACT 87

ROCKET CITY
UNIT 8A
PLAT BOOK Z,
PAGES 106-109

SOUTH LINE SECTION 23-23-32

NORTH LINE SECTION 26-23-32

S89°54'09"W
30.00'

40' DRAINAGE EASEMENT

JOHNSTON'S
SURVEYING INC

900 Cross Prairie Parkway, Kissimmee, Florida 34744
Tel. (407) 847-2179 Fax (407) 847-6140

5/4/2003 [Signature]

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 a duly authorized
representative of the ORLANDO SENTINEL, a DAILY newspaper
published 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 #21-11-061 Petition to Vacate #23-04-016
Was published in said newspaper by print in the issues of, or by publication
on the newspaper's website, if authorized on May 28, 2023.

Affiant further says that the newspaper complies with all legal requirements
for publication in Chapter 50, Florida Statutes.



Rose Williams

Signature of Affiant

Name of Affiant

Sworn to and subscribed before me on this 29 day of May, 2023,
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

**ORANGE COUNTY
NOTICE OF PUBLIC HEARING
PETITION TO VACATE # 21-11-061
PETITION TO VACATE # 23-04-016**

The Orange County Board of County Commissioners will conduct public hearings on June 20, 2023, 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: Iqbal Gagan
Consideration: Resolution granting Petition to Vacate # 21-11-061, vacating 4 portions of unopened, unimproved and unnamed 16 foot wide alleyways and 2 portions of unopened, unimproved 50 foot wide right-of-way known as 2nd Street and 3rd Street.
Location: District 1; The parcel addresses are 11389 Orange Street, 11259 Pine Street, 11267 Pine Street, 11360 Orange Street, 11283 Pine Street, 11279 Commercial Street, 11483 Pine Street, and 11326 Orange Street. The remaining 12 parcels are unaddressed; S15/T24/R28; Orange County, Florida (legal property description on file)

AND

Applicant: Carroll and Thomas Etheredge
Consideration: Resolution granting Petition to Vacate # 23-04-016, vacating a portion of a 30 foot wide by approximately 795 foot long drainage easement that lies along the east property line of a vacant residential lot located in the Wedgefield Community.
Location: District 5; The parcel is unaddressed; S23/T23/R32; 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 THESE NOTICES, CONTACT THE ORANGE COUNTY DEVELOPMENT ENGINEERING DIVISION, WILLIAM WORLEY, 407-836-7925, Email: William.worley@ocfl.net

PARA MÁS INFORMACIÓN ACERCA DE ESTA VISTA PÚBLICA, FAVOR DE COMUNICARSE CON LA DIVISIÓN DE INGENIERÍA Y 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 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

ORG7438982

5/28/2023

7438982



MARKET INTELLIGENCE AND ANALYSIS YOU NEED

orlandobusinessjournal

Orlando Business Journal

Published Weekly
Orlando, Orange County, Florida

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

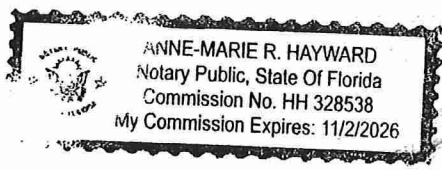
Before the undersigned authority personally appeared Elaine Koshel, who states that she is an Account Executive of Orlando Business Journal, a weekly newspaper published at Orlando in Orange, Seminole, Osceola, Lake, Volusia & Brevard Counties, Florida; that the attached copy of advertisement, being a Notice of Adoption in the matter of Petition to Vacate # 23-04-016, was published in said newspaper in the issue of June 30, 2023.

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 30th day of June, 2023 by Elaine Koshel who is personally known to me.

Signature of Elaine Koshel
Elaine Koshel, Account Executive

Signature of Anne-Marie Hayward
Anne-Marie Hayward, Notary



NOTICE OF ADOPTION
PETITION TO VACATE #
23-04-016
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
30 foot
wide by approximately
795 foot
long drainage easement that
lies along the east property
line of a vacant residential
lot located in the Wedgefield
Community 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
June 20, 2023, 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 30 foot wide by
approximately 795 foot long
drainage easement that lies
along the east property
line of a
vacant residential lot
located in
the Wedgefield Community
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 TWEN-
TIETH
DAY OF JUNE 2023.
Phil Diamond, County
Comptroller
As Clerk of the Board of
County
Commissioners
Orange County, Florida
June 30, 2023