



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

April 11, 2024

Mr. William Worley
Development Engineering, BCC

Dear Mr. Worley:

Enclosed is the Resolution Granting Petition to Vacate # 23-05-020 with attachments for recording with Official Records.

Petition to Vacate # 23-05-020 was approved by the Board of County Commissioners at its regular meeting of March 26, 2024. 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

dr:re

BCC Mtg. Date: March 26, 2024

RESOLUTION GRANTING PETITION TO VACATE # 23-05-020

WHEREAS, pursuant to procedures adopted by the Board of County Commissioners, a petition was filed with the Board to vacate that **10-foot-wide portion of a 20-foot-wide by approximately 65-foot-long drainage and utility easement that lies along the north property line of their residential parcel located in the Saddlebrook Subdivision containing approximately 650 square feet** in Orange County, Florida, as described in attachment.

WHEREAS, notice of a public hearing before the Board of County Commissioners on **March 26, 2024**, 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 **10-foot-wide portion of a 20-foot-wide by approximately 65-foot-long drainage and utility easement that lies along the north property line of their residential parcel located in the Saddlebrook Subdivision containing approximately 650 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 TWENTY-SIXTH DAY OF MARCH 2024.

BOARD OF COUNTY COMMISSIONERS
ORANGE COUNTY, FLORIDA

By: *Bruno B. Bwalya*
for County Mayor

ATTEST:

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

By: *Jennifer Ann Kincaid*
for Deputy Clerk

re/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

5557
OK
1/22/24

Legal Description:

A Portion of Lot 75, SADDLEBROOK A REPLAT, according to the Plat thereof as, recorded in Plat Book 32, Page(s) 30, of the Public Records of Orange County, Florida, being more particularly described as follows:

Commencing at the Northwest corner of Lot 75 of SADDLEBROOK A REPLAT, according to the Plat thereof as, recorded in Plat Book 32, Page(s) 30, of the Public Records of Orange County, Florida; Thence South 00°25'32" East a distance of 10.00 Feet along the West line of Lot 75; Thence, Departing said West line, North 89°34'28" East parallel to the North Line of Lot 75 a distance of 5.00 Feet to the Point of Beginning;

Continue along said parallel line North 89°34'28" East a distance of 65.00 Feet to a point 5.00 Feet West of the East line of Lot 75; Thence South 00°25'32" East parallel to the East line of Lot 75 a distance of 5.00 Feet; Thence South 89°34'28" West parallel to the North line of Lot 75 a distance of 65.00 Feet to a point 5.00 Feet East of the West line of Lot 75; Thence North 00°25'32" West a distance of 10.00 Feet to the Point of Beginning.

Said Property Containing 650.00 Sq. Ft. or 0.015 Acres

-Legend-			
C	- Calculated	PC	- Point of Curvature
G	- Centerline	Pg	- Page
CB	- Concrete Block	PI	- Point of Intersection
CM	- Concrete Monument	P.O.B.	- Point of Beginning
Conc.	- Concrete	P.O.L.	- Point on Line
D	- Description	PP	- Power Pole
DE	- Drainage Easement	PRM	- Permanent Reference Monument
Esmt.	- Easement	PT	- Point of Tangency
F.E.M.A.	- Federal Emergency Management Agency	R	- Radius
FFE	- Finished Floor Elevation	Rad.	- Radial
Fnd.	- Found	R&C	- Rebar & Cap
IP	- Iron Pipe	Rec.	- Recovered
L	- Length (Arc)	Rfd.	- Roofed
M	- Measured	Sgt	- Set 1/2" Rebar & Cap "LB 7623"
N&D	- Nail & Disk	Typ.	- Typical
N.R.	- Non-Radial	UE	- Utility Easement
ORB	- Official Records Book	WM	- Water Meter
P	- Plat	Δ	- Delta (Central Angle)
P.B.	- Plat Book	-X-	- Chain Link Fence
□	- Wood Fence		

This is NOT a Survey.
 This is ONLY a Description.
 This Sketch and Description consist of two sheets and is not full and or complete without both sheets.

Sketch Date: 08-15-23
Drawn By: ADS
Approved By: PKI
Field: N/A

Sketch and Description Certified To:
 ANGIE ALY & ORANGE COUNTY

**Ireland & Associates
 Surveying, Inc.**

800 Currency Circle Suite 1020
 Lake Mary, Florida 32746
 www.irelandsurveying.com

Office-407.678.3366 Fax-407.320.8165

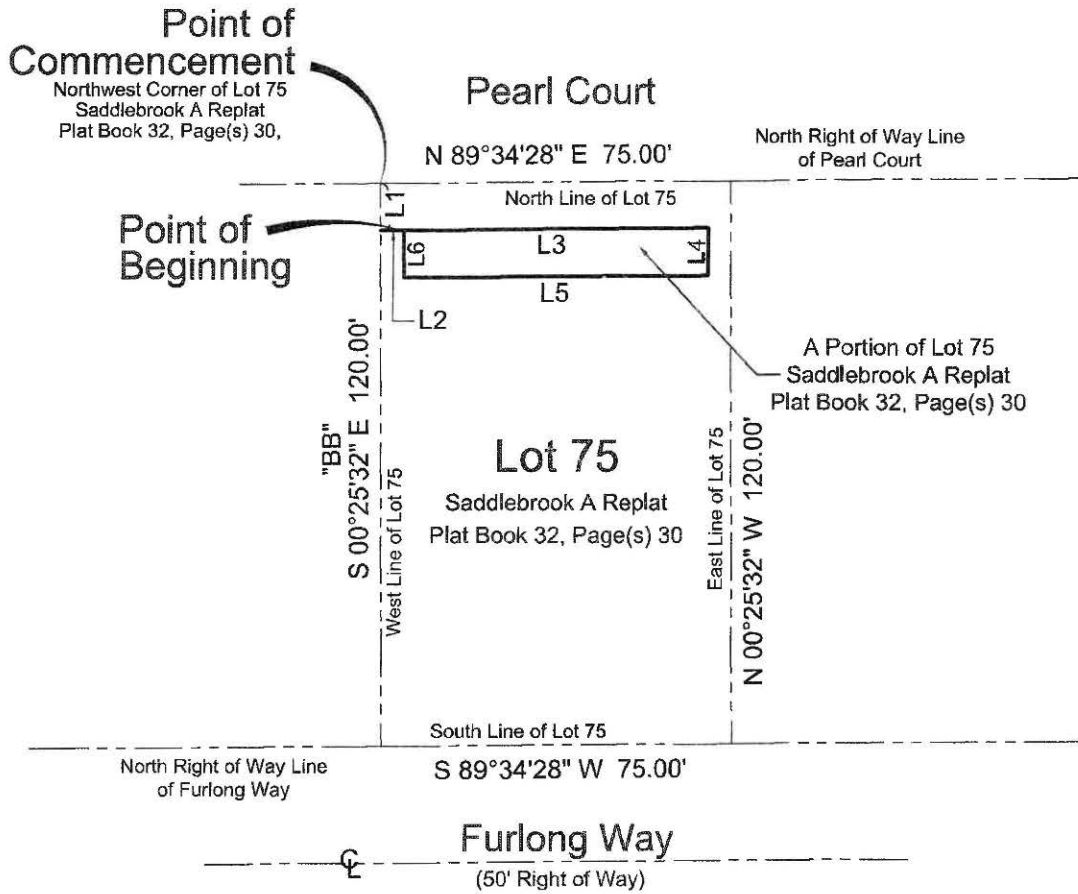
- Notes-**
- >Sketch is Based upon the Legal Description Supplied by Client.
 - >Adjoining Properties Deeds have NOT been Researched for Gaps, Overlaps and/or Hiatus.
 - >Subject to any Easements and/or Restrictions of Record.
 - >Bearing Basis shown hereon, is Assumed and Based upon the Line Denoted with a "BB".
 - >Building Ties are NOT to be used to reconstruct Property Lines.
 - >Fence Ownership is NOT determined.
 - >Roof Overhangs, Underground Utilities and/or Footers have NOT been located UNLESS otherwise noted.
 - >Septic Tanks and/or Drainfield locations are approximate and MUST be verified by appropriate Utility Location Companies.
 - >Use of This Sketch for Purposes other than Intended, Without Written Verification, Will be at the User's Sole Risk and Without Liability to the Surveyor. Nothing Hereon shall be Construed to Give ANY Rights or Benefits to Anyone Other than those Certified.

I hereby Certify that this Sketch and Description of the above Described Property is True and Correct to the Best of my Knowledge and Belief as recently Surveyed under my Direction on the Date Shown, Based on Information furnished to me as Noted and Conform to the Standards of Practice for Land Surveying in the State of Florida in accordance with Chapter 53-77.052 Florida Administrative Code, Pursuant to Section 477.02 Florida Statutes.

Patrick K. Ireland
 Patrick K. Ireland P.S.M. 6637 LB 7623
 Date Signed: 08-15-23

This Sketch is Intended ONLY for the use of said Certified Parties.
 This Sketch NOT VALID UNLESS Signed and Embossed with Surveyor's Seal
 File No. IS-121849

Sketch of Description



NOT to Scale

This is NOT a Survey.
This is ONLY a Description.
This Sketch and Description consist of two sheets and is not full and or complete without both sheets.

- L1
S 00°25'32" E 10.00'
- L2
N 89°34'28" E 5.00'
- L3
N 89°34'28" E 65.00'
- L4
S 00°25'32" E 10.00'
- L5
S 89°34'28" W 65.00'
- L6
N 00°25'32" W 10.00'

*Ireland & Associates
Surveying, Inc.*

800 Currency Circle Suite 1020
Lake Mary, Florida 32746
www.irelandsurveying.com

Office-407.678.3366 Fax-407.320.8165

File No. IS-121849

Orlando Sentinel

MEDIA GROUP

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 #23-10-042 Petition to Vacate #23-05-020 Petition to Vacate #
21-05-030

Was published in said newspaper by print in the issues of, or by publication
on the newspaper's website, if authorized on Mar 03, 2024.

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 4 day of March, 2024,
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 # 23-10-042
PETITION TO VACATE # 23-05-020
PETITION TO VACATE # 21-05-030**

The Orange County Board of County Commissioners will conduct public hearings on **March 26, 2024, 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: Hector Torres

Consideration: Resolution granting Petition to Vacate # 23-10-042, vacating a portion of a 30-foot-wide unopened and unimproved right-of-way known as Coast Line Avenue that lies along the north property line of a residential parcel located in the West Orange Park Subdivision containing approximately 0.22 acres.

Location: District 2; The parcel address is 9921 Lake Meadow Road; S05/T22/R28; Orange County, Florida (legal property description on file)

AND

Applicant: Angie Aly, on behalf of Axel Arocho

Consideration: Resolution granting Petition to Vacate # 23-05-020, vacating a 10-foot-wide portion of a 20-foot-wide by approximately 65-foot-long drainage and utility easement that lies along the north property line of their residential parcel located in the Saddlebrook Subdivision containing approximately 650 square feet.

Location: District 2; The parcel address is 3375 Furlong Way; S29/T22/R28; Orange County, Florida (legal property description on file)

AND

Applicant: Granville A Wynter, on behalf of Springtime Investment Group LLC

Consideration: Resolution granting Petition to Vacate # 21-05-030, vacating a portion of a 30-foot-wide by approximately 630-foot-long drainage easement that lies along the west property line of a residential parcel located in the Wedgefield Community containing approximately 0.43 acres.

Location: District 5; The parcel address is 20720 Sabal Street; S25/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 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 Estadounidenses con Discapacidades de 1990, por favor llame al 407-836-3111.

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

ORG791690

3/3/2024

7591690

NOTICE OF ADOPTION
PETITION TO VACATE
23-05-020

WHEREAS, pursuant to procedures adopted by the Board of County Commissioners, a petition was filed with the Board to vacate that certain 10-foot-wide portion of a 20-foot-wide by approximately 65-foot-long drainage and utility easement that lies along the north property line of their residential parcel located in the Saddlebrook Subdivision containing approximately 650 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 March 26, 2024, 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 that certain 10-foot-wide portion of a 20-foot-wide by approximately 65-foot-long drainage and utility easement that lies along the north property line of their residential parcel located in the Saddlebrook Subdivision containing approximately 650 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 TWENTY-SIXTH DAY OF MARCH 2024.

Phil Diamond, County Comptroller

As Clerk of the Board of County Commissioners
Orange County, Florida
April 5, 2024

Orlando Business Journal

Published Weekly
Orlando, Orange County, Florida

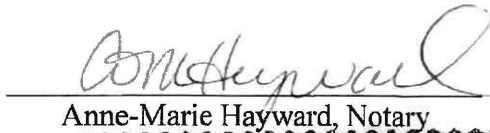
STATE OF FLORIDA COUNTIES OF ORANGE,
SEMINOLE, OSCEOLA, LAKE, VOLUSIA & BREVARD

Before the undersigned authority personally appeared Jackie Buma, who states that she is Office Administrator and Sales Support 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 23-05-020 in said newspaper in the issue of April 5th, 2024.

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 5th day of April, 2024 by Jackie Buma who is personally known to me.


Jackie Buma, Office Admin & Sales Support


Anne-Marie Hayward, Notary

