

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

June 15, 2018

Ms. Julie Alber, Senior Engineering Technician
Development Engineering, BCC

Dear Ms. Alber:

Enclosed is the Resolution Granting Petition to Vacate # 14-05-007 with attachments for recording with Official Records.

Petition to Vacate # 14-05-007 was approved by the Board of County Commissioners at its regular meeting of June 5, 2018. 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:

Rick Singh, 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, Assistant Manager, Official Records Department

Sincerely,

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

By: 
Deputy Clerk

ks:jk

APPROVED
BY ORANGE COUNTY BOARD
OF COUNTY COMMISSIONERS
JUN 05 2018

RESOLUTION GRANTING PETITION TO VACATE # 14-05-007

WHEREAS, pursuant to procedures adopted by the Board of County Commissioners, a petition was filed with the Board to vacate that certain **portion of an approximately 106 foot wide unopened, unimproved right-of-way known as Bancroft Boulevard, containing approximately 27,603 square feet** in Orange County, Florida, as described in attachment.

WHEREAS, notice of a public hearing before the Board of County Commissioners on **June 5, 2018**, 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 an approximately 106 foot wide unopened, unimproved right-of-way known as Bancroft Boulevard, containing approximately 27,603 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 5TH DAY OF JUNE 2018.

BOARD OF COUNTY COMMISSIONERS
ORANGE COUNTY, FLORIDA

By: *By Lakwanda*
County Mayor
fu



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

By: *Craig A. Stopps*
fol Deputy Clerk

jk/ll

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

PLAT OF SURVEY

DESCRIPTION

A PORTION OF BANCROFT BOULEVARD, ROCKET CITY UNIT 4A, AS RECORDED IN PLAT BOOK 2, PAGES 110 THROUGH 113, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHEAST CORNER OF SECTION 26, TOWNSHIP 23 SOUTH, RANGE 32 EAST, ORANGE COUNTY, FLORIDA; RUN THENCE N89°50'40"W ALONG THE SOUTH LINE OF THE SE 1/4 OF SAID SECTION 26 ALSO BEING THE NORTH RIGHT-OF-WAY LINE OF STATE ROAD 528 A DISTANCE OF 105.20 FEET TO THE SOUTHEAST CORNER OF LOT 26, BLOCK 4 OF CAPE ORLANDO ESTATES UNIT 7A, AS RECORDED IN PLAT BOOK 3, PAGES 103 THROUGH 106, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; THENCE N00°00'00"E ALONG THE EAST LINE OF SAID LOT 26, BLOCK 4 A DISTANCE OF 260.26 FEET TO THE NORTHEAST CORNER OF SAID LOT 26, BLOCK 4 AND A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF STARRY STREET; THENCE N90°00'00"E A DISTANCE OF 106.00 FEET TO THE NORTHWEST CORNER OF TRACT A OF SAID ROCKET CITY UNIT 4A; THENCE S00°00'00"W ALONG THE WEST LINE OF SAID TRACT A, A DISTANCE OF 260.56 FEET TO THE SOUTHWEST CORNER OF SAID TRACT A; THENCE N89°32'16"W ALONG SAID SOUTH LINE A DISTANCE OF 0.80 FEET TO THE POINT OF BEGINNING.

CONTAINS: 27,603 SQUARE FEET OR 0.633 ACRES MORE OR LESS.

[Handwritten Signature]
3/15/2018

SHEET 1 OF 2 SHEETS

JOB #46075 CF#OCZ-110TRACT11 FIELD DATE: 12-15-16 SCALE: 1" = 40' DRAWN BY: GLT	BOUNDARY SURVEY CERTIFIED TO: PARTAP ROMEO RAGBIR	REVISIONS
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ACCURIGHT SURVEYS
 OF ORLANDO INC., LB 4475
 2012 E. Robinson Street Orlando, Florida 32803
 www.AccurightSurveys.net
 ACCU@AccurightSurveys.net
 PHONE: (407) 894-6314

NOTES:

1. BEARING STRUCTURE IS BASED ON THE MONUMENTED EAST LINE OF LOT 26, BLOCK 4, BEING: N00°00'00"E (PER PLAT).
2. THIS BUILDING/LOT LIES IN ZONE "X", BASED ON FLOOD INSURANCE RATE MAP NO. 12095C0500F, COMMUNITY NO. 120179, ORANGE COUNTY, FLORIDA, EFFECTIVE SEPTEMBER 25, 2009.
3. THIS SURVEY REFLECTS ONLY MATTERS OF RECORD AS PROVIDED BY CLIENT.
4. UNDERGROUND IMPROVEMENTS HAVE NOT BEEN LOCATED.
5. BUILDING TIES SHOWN ON THIS SURVEY SHOULD NOT BE USED TO RECONSTRUCT PROPERTY LINES.
6. THIS SURVEY IS VALID ONLY FOR THE PARTIES TO WHOM IT IS CERTIFIED.
7. THIS SURVEY EXCEEDS THE ACCURACY REQUIREMENTS SET FORTH IN FLORIDA STATUTES.

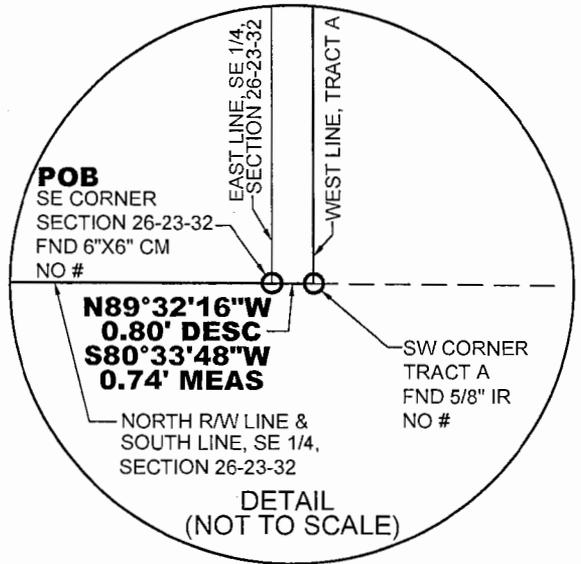
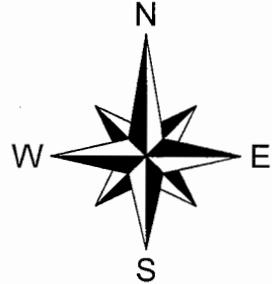
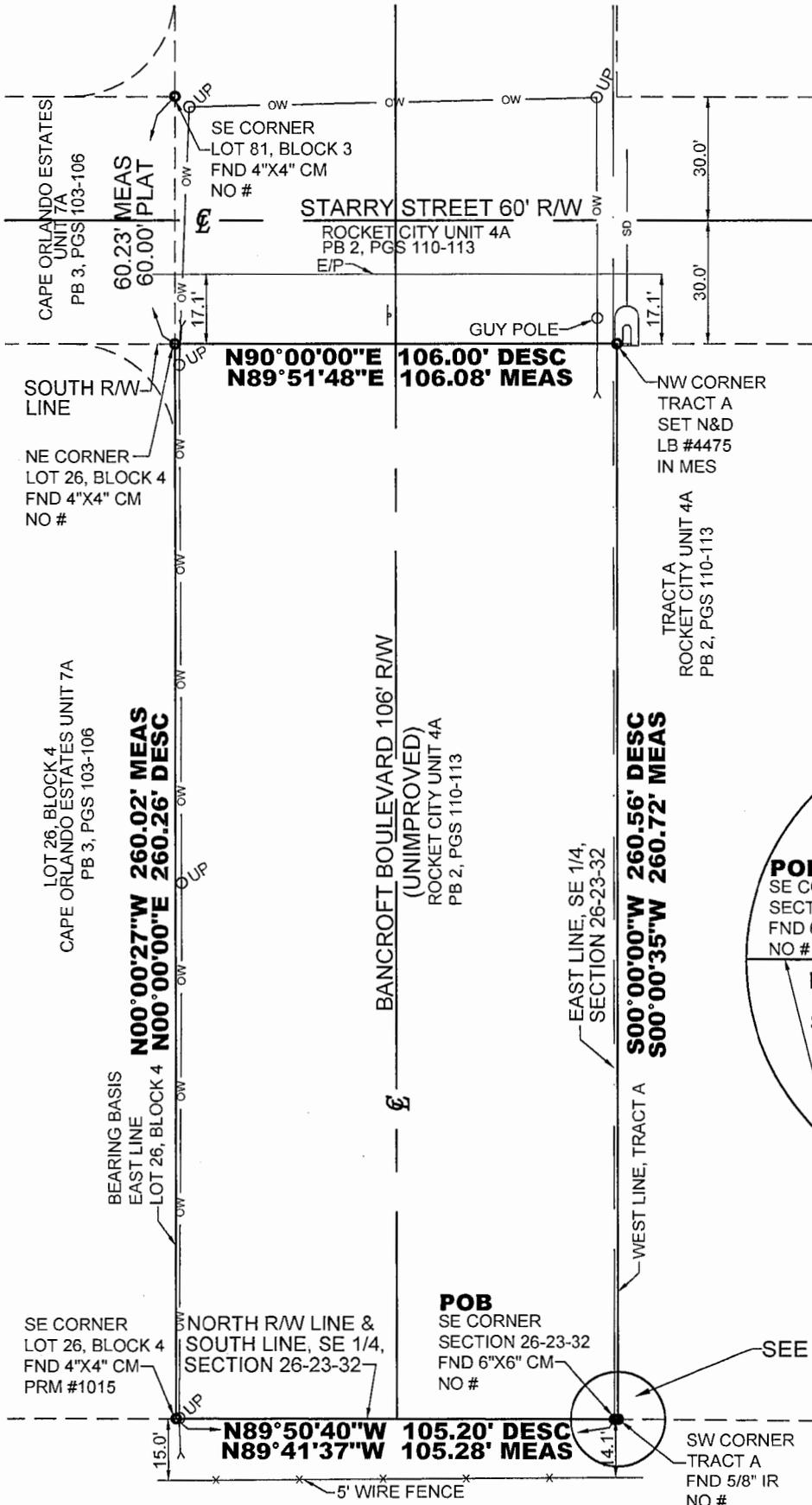
<ul style="list-style-type: none"> - CABLE TV RISER - CENTERLINE - CLEAN OUT - CONCRETE BLOCK WALL - COVERED CONCRETE - CHAIN LINK FENCE - CONCRETE MONUMENT - CONCRETE - COVERED - CONCRETE PAD - CONCRETE WALKWAY - CENTRAL ANGLE - DESCRIBED & MEASURED - DRAINAGE EASEMENT - DESCRIPTION - DOT MANHOLE - DRIVEWAY - EDGE OF PAVEMENT - ELECTRIC BOX - ELECTRIC METER - ELEVATION - EASEMENT - FINISHED FLOOR ELEVATION - FIRE HYDRANT - FLOOD INSURANCE RATE MAP - FOUND - GUY WIRE ANCHOR - IRON PIPE - IRON ROD - ARC LENGTH - LICENSED BUSINESS 	<p>LEGEND</p> <ul style="list-style-type: none"> - LIGHT POLE - LICENSED SURVEYOR - LANDSCAPE AREA - MEASURED - METAL FENCE - METAL SHED - NORTH AMERICAN VERTICAL DATUM - NATIONAL GEODETIC VERTICAL DATUM - NAIL & DISK - OVERHEAD WIRE - OFFICIAL RECORDS BOOK - PLAT & MEASURED - PLAT BOOK - POINT OF CURVATURE - PAGE - PLASTIC FENCE - POINT OF BEGINNING - POINT OF COMMENCEMENT - RADIUS - RIGHT OF WAY - TELEPHONE RISER - TRANSFORMER - TYPICAL - UTILITY EASEMENT - UTILITY POLE - WATER METER - WATER VALVE - WOOD FENCE - WOOD SHED
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[Handwritten Signature]
FRANK A. RAYMOND III PLS 5325
"NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF THIS FLORIDA LICENSED SURVEYOR AND MAPPER."

PLAT OF SURVEY

DESCRIPTION

(SEE SHEET 1 OF 2 SHEETS)



[Signature]
3/15/2018

SHEET 2 OF 2 SHEETS

JOB #46075
CF#OCZ-110TRACT11
FIELD DATE: 12-15-16
SCALE: 1" = 40'
DRAWN BY: GLT

BOUNDARY SURVEY CERTIFIED TO: PARTAP ROMEO RAGBIR

REVISIONS



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

[Signature]
FRANK A. RAYMOND III PLS 5325
NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF THIS FLORIDA LICENSED SURVEYOR AND MAPPER.

- NOTES:**
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 - THIS SURVEY EXCEEDS THE ACCURACY REQUIREMENTS SET FORTH IN FLORIDA STATUTES.

LEGEND	
<ul style="list-style-type: none"> TV - CABLE TV RISER CO - CENTERLINE CO - CLEAN OUT CBW - CONCRETE BLOCK WALL CC - COVERED CONCRETE CLF - CHAIN LINK FENCE CM - CONCRETE MONUMENT CONC - CONCRETE COVD - COVERED CP - CONCRETE PAD CW - CONCRETE WALKWAY CA - CENTRAL ANGLE D&M - DESCRIBED & MEASURED DE - DRAINAGE EASEMENT DESC - DESCRIPTION DOT - DOT MANHOLE DW - DRIVEWAY E/P - EDGE OF PAVEMENT EB - ELECTRIC BOX EM - ELECTRIC METER EL - ELEVATION ESMT - EASEMENT FFE - FINISHED FLOOR ELEVATION FH - FIRE HYDRANT FIRM - FLOOD INSURANCE RATE MAP FND - FOUND Y - GUY WIRE ANCHOR IR - IRON PIPE IR - IRON ROD L - ARC LENGTH LB - LICENSED BUSINESS 	<ul style="list-style-type: none"> # - LIGHT POLE LS - LICENSED SURVEYOR LSA - LANDSCAPE AREA MEAS - MEASURED MF - METAL FENCE MS - METAL SHED NAV - NORTH AMERICAN VERTICAL DATUM NGVD - NATIONAL GEODETIC VERTICAL DATUM N&D - NAIL & DISK OW - OVERHEAD WIRE ORB - OFFICIAL RECORDS BOOK P&M - PLAT & MEASURED PB - PLAT BOOK PC - POINT OF CURVATURE PG - PAGE PF - PLASTIC FENCE POB - POINT OF BEGINNING POC - POINT OF COMMENCEMENT R - RADIUS R/W - RIGHT OF WAY TR - TELEPHONE RISER T - TRANSFORMER TYP - TYPICAL UE - UTILITY EASEMENT UP - UTILITY POLE W - WATER METER WV - WATER VALVE WF - WOOD FENCE WS - WOOD SHED

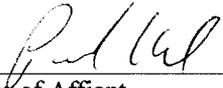
Published Daily
ORANGE County, Florida

STATE OF FLORIDA

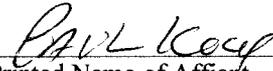
COUNTY OF ORANGE

Before the undersigned authority personally appeared Paul Koch/ Tina Robinson, 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: Petition to Vacate # 14-05-007** was published in said newspaper in the issues of May 13, 2018.

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.

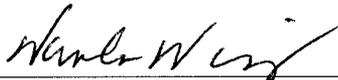


Signature of Affiant

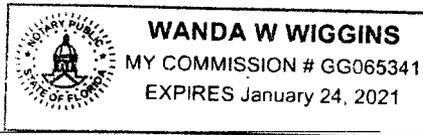


Printed Name of Affiant

Sworn to and subscribed before me on this 14 day of May, 2018, 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 # 14-05-007**

The Orange County Board of County Commissioners will conduct a public hearing on June 5, 2018, 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: Isaac Manzo, Esquire, on behalf of Partap Romeo Ragbir and Lilawatie Ragbir

Consideration: Resolution granting Petition to Vacate # 14-05-007, vacating a portion of an approximately 106-foot wide unopened, unimproved right-of-way known as Bancroft Boulevard, containing approximately 27,603 square feet.

Location: District 5; The parcel is unaddressed: S25/T23/R32: Orange

County, Florida (legal property description on file)

You may obtain a copy of the legal property description 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 THIS NOTICE, CONTACT THE ORANGE COUNTY DEVELOPMENT ENGINEERING DIVISION, JULIE ALBER, 407-836-7928, Email: julie.alber@occf.net

PARA MÁS INFORMACIÓN ACERCA DE ESTA VISTA PÚBLICA, FAVOR DE COMUNICARSE CON LA DIVISION DE INGENIERIA 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 under the Americans with Disabilities Act of 1990, please call 407-836-5431 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

ORG5601770

5/13/2018

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 Classified Manager of Orlando Business Journal, a weekly newspaper published at Orlando in Orange, Seminole, Osceola, Lake, Volusia and Brevard Counties, Florida; that the attached copy of advertisement, being a Notice of Adoption in the matter of Petition to Vacate # 14-05-007, was published in said newspaper in the issue of June 15, 2018.

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 15th day of June, 2018 by Elaine Koshel who is personally known to me.


Elaine Koshel, Classified Manager


Tara Gomez, Notary

 TARA GOMEZ
MY COMMISSION # GG 080412
EXPIRES: March 7, 2021
Bonded Thru Budget Notary Services

NOTICE OF ADOPTION
PETITION TO VACATE # 14-05-007
WHEREAS, pursuant to procedures adopted by the Board of County Commissioners, a petition was filed with the Board to vacate that certain portion of an approximately 106 foot wide unopened, unimproved right-of-way known as Bancroft Boulevard, containing approximately 27,603 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 June 5, 2018, 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 an approximately 106 foot wide unopened, unimproved right-of-way known as Bancroft Boulevard, containing approximately 27,603 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 5TH DAY OF JUNE 2018.
Phil Diamond, County Comptroller
As Clerk of the Board of County Commissioners
Orange County, Florida
June 15, 2018