



Interoffice Memorandum

September 23, 2020

TO: Mayor Jerry L. Demings  
and Board of County Commissioners

FROM: Joseph C. Kunkel, P.E., Director, Public Works Department

CONTACT PERSON: Humberto L. Castellero, P.E., PTOE, Manager  
Traffic Engineering Division

PHONE NUMBER: (407) 836-7891

SUBJ: **Installation of Traffic Control Devices and "No Parking" signs in  
Bishop Landing**

Our staff recommends installing the following traffic control devices in Bishop Landing:

Install "STOP" sign on:  
Phifer Lane at Sherlock Court

The Fire Marshal recommends installing the following "No Parking" signs in Bishop Landing:

Install "NO PARKING" signs on:  
Phifer Lane  
Sherlock Court

**Action Requested: Approval of Traffic Control Devices and "No Parking" signs  
installation in Bishop Landing. District 4.**

JCK/HLC/FCY/dar

Attachments

# BISHOP LANDING

A PLAT OF BISHOP LANDING, AS RECORDED IN PLAT BOOK 103, PAGE 77 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA AND LYING IN SECTION 33, TOWNSHIP 24 SOUTH, RANGE 30 EAST, ORANGE COUNTY, FLORIDA  
DISTRICT # 4

STOP/STREET

INITIALS

<u>(1)</u>	(Ft _____ N)	on Phifer Lane	14100 _____
		at Sherlock Court	4000 _____

**NO PARKING with arrows**

On Sherlock Court for its entire length, on north side of roadway and around the two cul-de-sacs as indicated on the attached parking plan.

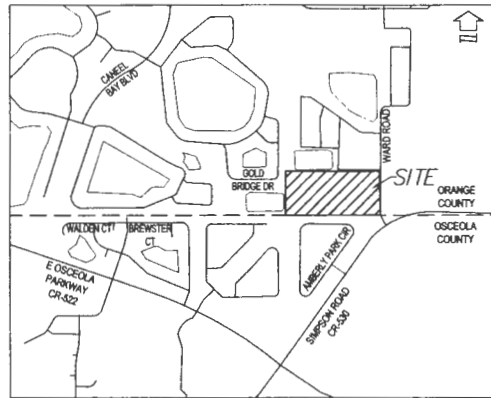
On Phifer Lane, both sides of roadway in approach to its intersection with Sherlock Court, as indicated on the attached parking plan.

8/16/2020

ahw/

# BISHOP LANDING PHASE 3

SITUATED IN SECTION 33, TOWNSHIP 24 SOUTH, RANGE 30 EAST, ORANGE COUNTY, FLORIDA



VICINITY MAP  
(NOT TO SCALE)

**DESCRIPTION:**

A PORTION OF SECTION 33, TOWNSHIP 24 SOUTH, RANGE 30 EAST, ORANGE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHWEST CORNER OF SAID SECTION 33, THENCE N01°23'47"E, ALONG THE WEST LINE OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 33, A DISTANCE OF 404.80 FEET TO A POINT ON THE SOUTH LINE OF BISHOP LANDING PHASE 1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 90, PAGES 90-92 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, THENCE ALONG SAID SOUTH LINE OF BISHOP LANDING PHASE 1, N89°57'11"E, A DISTANCE OF 1,301.40 FEET TO A POINT ON THE WEST RIGHT OF WAY LINE OF WARD ROAD, THENCE ALONG THE WEST RIGHT OF WAY LINE OF WARD ROAD, S00°07'11"W, A DISTANCE OF 454.94 FEET TO A POINT ON THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SECTION 33, THENCE S89°57'51"W, ALONG THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SECTION 33, A DISTANCE OF 1,310.81 FEET TO THE POINT OF BEGINNING.

CONTAINING 646,278 SQUARE FEET OR 14.84 ACRES MORE OR LESS.

**PLAT LEGEND:**

# MORE OR LESS	L LENGTH
D IDENTIFICATION	R RADII
DB DEED BOOK	Δ DELTA
PL PLAT BOOK	CD CHORD BEARING
PAGE# PAGE	CD CHORD DISTANCE
CCR CERTIFIED CORNER RECORD	PNT POINT OF NON-TANGENCY
C CENTERLINE	PC POINT OF CURVATURE
● FOUND CONCRETE MONUMENT AS NOTED	PT POINT OF TANGENCY
● SET 4"X4" CONCRETE MONUMENT (FROM LB 8011)	PRC POINT OF REVERSE CURVATURE
● SET 4"X4" CONCRETE MONUMENT (FROM LB 8011)	R/R RIGHT OF WAY
● SET WALL & DSK (FROM LB 8011)	TS TANGENT
● FOUND IRON ROD (AS NOTED)	(N/S) NON RADIAL
● FOUND IRON ROD (AS NOTED)	OK CONCRETE MONUMENT
● CHANGE IN DIRECTION (R/W LINE)	LB LOCKED BUSINESS
● IRON PIPE	PI POINT OF INTERSECTION
● TYPICAL	RP RADIIUS POINT
DOC # OFFICIAL RECORD DOCUMENT NUMBER OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA	CDW CROWN
	(O/A) OVER ALL

**Sign Legend**

Symbol	MUT/CD Designation/Size	Quantity
	R8-3LR (12" X 18")	8 AS
	R8-3R (12" X 18")	1 AS
	R8-3L (12" X 18")	2 AS
	Fire Hydrant	

**SHEET INDEX**

SHEET 1: COVER SHEET/LEGEND  
SHEET 2: KEY SHEET/PLAT BOUNDARY  
SHEETS 3 - 4: DETAIL SHEETS

**NOTICE**

THE PROPERTY SHOWN HEREON REPRESENTS THE LANDS INCLUDED IN THE BISHOP LANDING PHASE 3 PRELIMINARY SUBDIVISION PLAN (FILE NO. P08-10-125) AS APPROVED BY THE ORANGE COUNTY BOARD OF COUNTY COMMISSIONERS ON FEBRUARY 27, 2019.

**NOTICE**

THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DESCRIPTION OF THE SUBDIVIDED LANDS DESCRIBED HEREON AND WILL, IN NO CIRCUMSTANCES, BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT.  
  
THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

**NOTICE**

THE PROPERTIES DELINEATED ON THIS PLAT ARE SUBJECT TO AIRCRAFT NOISE ZONE THAT MAY BE OBJECTIONABLE. SEE DECLARATION OF COVENANT AND WAIVER RECORDED IN DOCUMENT #20160237333 AND AMENDED IN DOCUMENT #20160306778 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

**CERTIFICATE OF REVIEW BY COUNTY SURVEYOR**

THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY WITH CHAPTER 177, FLORIDA STATUTES.  
*William R. Manthey Jr.* 6-26-20  
COUNTY SURVEYOR'S SIGNATURE DATE

**CERTIFICATE OF APPROVAL BY COUNTY ENGINEER**

EXAMINED AND APPROVED:  
*Simeon M. Anderson* 6-26-20  
COUNTY ENGINEER DATE

**CERTIFICATE OF APPROVAL BY ZONING DIRECTOR**

EXAMINED AND APPROVED:  
*[Signature]* 6-29-20  
ZONING DIRECTOR DATE

**BISHOP LANDING PHASE 3 DEDICATION**

KNOW MEN BY ALL THESE PRESENTS THAT JTD LAND AT BISHOP LANDING LLC, A FLORIDA LIMITED LIABILITY COMPANY, BEING THE FOREGOING IN FEE SIMPLE OF THE LANDS DESCRIBED IN THE FOREGOING CAPTION TO THIS PLAT, HEREBY DEDICATE SAID LANDS AND PLAT FOR THE USES AND PURPOSES THEREIN EXPRESSED, TRACTS A AND B (STORMWATER), TRACT E (RIGHT OF WAY), DRAINAGE EASEMENTS (EXCLUDING PRIVATE DRAINAGE EASEMENTS), UTILITY EASEMENTS, AND STREETS SHOWN HEREON TO THE PERPETUAL USE OF THE PUBLIC.

IN WITNESS WHEREOF, THE OWNER HAS CAUSED THESE PRESENTS TO BE SIGNED BY THE OFFICER NAMED BELOW ON  
June 26 2020

BY: JTD LAND AT BISHOP LANDING LLC, A FLORIDA LIMITED LIABILITY COMPANY

NAME: ORANG C. HARRIS

SIGNED: *[Signature]*

TITLE: A MANAGER

SIGNED, SEALED AND DELIVERED IN THE PRESENCE OF:

*[Signature]*  
WITNESS (SIGNATURE)

*[Signature]*  
WITNESS (PRINTED)

*[Signature]*  
WITNESS (SIGNATURE)

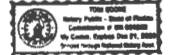
*[Signature]*  
WITNESS (PRINTED)

STATE OF FLORIDA, COUNTY OF ORANGE

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 26th DAY OF June 2020, BY ORANG C. HARRIS, AS THE MANAGER OF JTD LAND AT BISHOP LANDING LLC, A FLORIDA LIMITED LIABILITY COMPANY, ON BEHALF OF THE COMPANY. SAID PERSON ACKNOWLEDGED BEFORE ME BY MEANS OF ( X ) PHYSICAL PRESENCE OR ( ) ONLINE NOTARIZATION AND IS ( X ) PERSONALLY KNOWN TO ME OR ( ) HAS PRODUCED AS IDENTIFICATION.

IN WITNESS WHEREOF, I HAVE HERETO SET MY HAND AND SEAL ON THE ABOVE DATE.

*[Signature]*  
SIGNATURE OF NOTARY



Toni Boone

NOTARY PRINTED NAME

12/31/2020

MY COMMISSION EXPIRES

GG 056263

MY COMMISSION NO.

**QUALIFICATION STATEMENT OF SURVEYOR AND MAPPER**

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED BEING A PROFESSIONAL SURVEYOR AND MAPPER HAS PREPARED THE FOREGOING PLAT AND IT WAS MADE UNDER MY DIRECTION AND SUPERVISION, AND THAT THIS PLAT COMPLES WITH ALL OF THE SURVEY REQUIREMENTS AS REQUIRED BY CHAPTER 177, PART FLORIDA STATUTES, AND THAT SAID LAND IS LOCATED IN ORANGE COUNTY, FLORIDA.

*[Signature]*  
WILLIAM D. DOKLEY

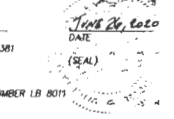
FLORIDA REGISTRATION NUMBER: 5381

DEWBERRY

131 WEST KALEY STREET

ORLANDO, FLORIDA 32806

CERTIFICATE OF AUTHORIZATION NUMBER LB 8011



**CERTIFICATE OF APPROVAL BY BOARD OF COUNTY COMMISSIONERS**

THIS IS TO CERTIFY THAT ON 06-30-2020 2020, THE FOREGOING PLAT WAS APPROVED BY THE BOARD OF COUNTY COMMISSIONERS OF ORANGE COUNTY, FLORIDA.

*[Signature]*  
ORANGE COUNTY

ATTEST: *[Signature]*  
CLERK OF THE BOARD

BY: *[Signature]*

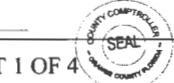


**CERTIFICATE OF COUNTY COMPTROLLER**

I HEREBY CERTIFY THAT THE FOREGOING PLAT WAS RECORDED IN THE ORANGE COUNTY OFFICIAL RECORDS ON 06/15/20 2020, AS FILE NO. 20200306941

COUNTY COMPTROLLER IN AND FOR ORANGE COUNTY, FLORIDA

BY: *[Signature]*



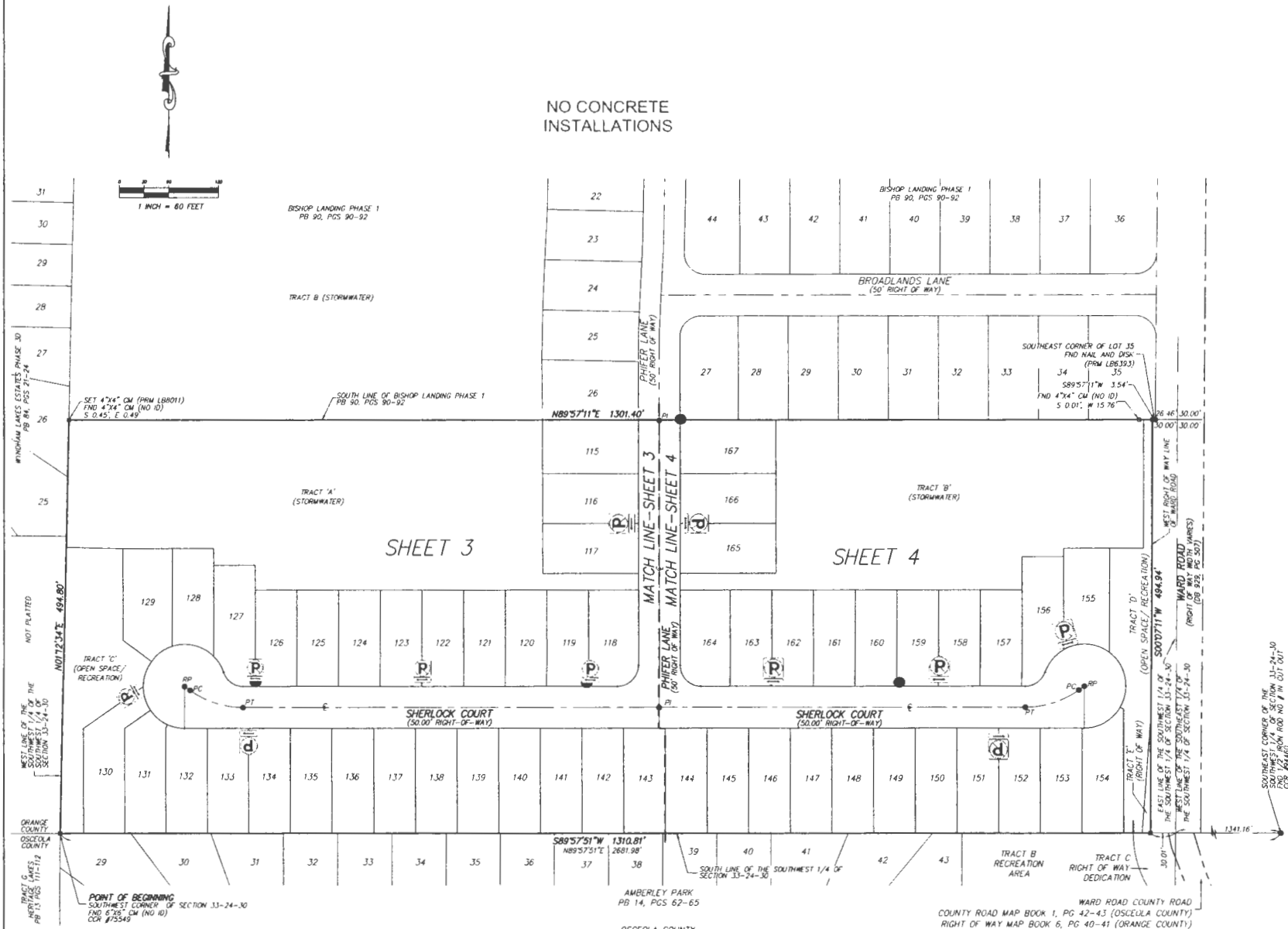
131 WEST KALEY STREET  
ORLANDO, FLORIDA 32806  
PHONE: 321.354.8629 FAX: 407.848.9104  
WWW.DEWBERRY.COM  
CERTIFICATE OF AUTHORIZATION NO. LB 8011

# BISHOP LANDING PHASE 3

SITUATED IN SECTION 33, TOWNSHIP 24 SOUTH, RANGE 30 EAST, ORANGE COUNTY, FLORIDA

PLAT BOOK : **103** PAGE: **78**

NO CONCRETE INSTALLATIONS

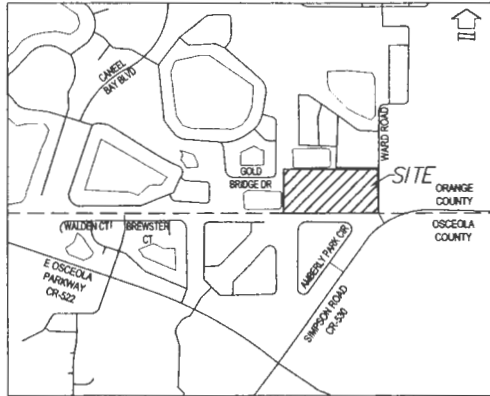


**Dewberry**  
 131 WEST KALEY STREET  
 ORLANDO, FLORIDA 32808  
 PHONE: 321.354.0828 FAX: 407.848.8104  
 WWW.DEWBERRY.COM  
 CERTIFICATE OF AUTHORIZATION NO. LB.8011

SHEET 2 OF 4

# BISHOP LANDING PHASE 3

SITUATED IN SECTION 33, TOWNSHIP 24 SOUTH, RANGE 30 EAST, ORANGE COUNTY, FLORIDA



VICINITY MAP  
(NOT TO SCALE)

**DESCRIPTION:**

A PORTION OF SECTION 33, TOWNSHIP 24 SOUTH, RANGE 30 EAST, ORANGE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHWEST CORNER OF SAID SECTION 33; THENCE NORTH 12° 34' E, ALONG THE WEST LINE OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 33, A DISTANCE OF 494.80 FEET TO A POINT ON THE SOUTH LINE OF BISHOP LANDING PHASE 1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 90, PAGES 90-92 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; THENCE ALONG SAID SOUTH LINE OF BISHOP LANDING PHASE 1, NORTH 57° 11' E, A DISTANCE OF 1,301.40 FEET TO A POINT ON THE WEST RIGHT OF WAY LINE OF WARD ROAD; THENCE ALONG THE WEST RIGHT OF WAY LINE OF WARD ROAD, SOUTH 07° 11' W, A DISTANCE OF 494.84 FEET TO A POINT OF THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SECTION 33; THENCE SOUTH 57° 51' W, ALONG THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SECTION 33, A DISTANCE OF 1,310.81 FEET TO THE POINT OF BEGINNING.

CONTAINING 646,278 SQUARE FEET OR 14.84 ACRES MORE OR LESS.

**PLAT LEGEND:**

± MORE OR LESS	L LINCIN
D IDENTIFICATION	A RADIES
DB LINED BOOK	Δ DELTA
DB PLAT BOOK	CB CHORD BEARING
PCPS PAGE	CD CHORD DISTANCE
CD CERTIFIED CORNER RECORD	PNT POINT OF NON-TANGENCY
± CENTERLINE	PC POINT OF CURVATURE
⊙ FOUND CONCRETE MONUMENT AS NOTED	PT POINT OF TANGENCY
⊙ SET 1/4" CONCRETE MONUMENT (FROM LB 8011)	PRC POINT OF REVERSE CURVATURE
⊙ FOUND CONCRETE MONUMENT	R/R RIGHT OF WAY
⊙ SET WALL & POST (FROM LB 8011)	RA/RADIAL
⊙ FOUND CONCRETE MONUMENT	RM/RON RADIAL
⊙ FOUND IRON ROD (AS NOTED)	CM CONCRETE MONUMENT
— CHANGE IN DIRECTION (R/L/W LINE)	LB LOCKED BUSINESS
⊙ FOUND IRON PIPE	IP POINT OF INTERSECTION
(TYP) TYPICAL	RP RADIAL POINT
LOC A OFFICIAL RECORD DOCUMENT NUMBER OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA	CSWY CASKWY
	(CA) OVER ALL

**Sign Legend**

Symbol	MUTCD Designation/Size	Quantity
<input type="checkbox"/> Street Name	Street Name Sign	1 AS
	R1-1 (30" X 30")	1 AS

**SHEET INDEX**

SHEET 1: COVER SHEET/LEGEND  
SHEET 2: KEY SHEET/PLAT BOUNDARY  
SHEETS 3 - 4: DETAIL SHEETS

**NOTICE**

THE PROPERTY SHOWN HEREON REPRESENTS THE LANDS INCLUDED IN THE BISHOP LANDING PHASE 3 PRELIMINARY SUBDIVISION PLAN (REF. NO. PSP-18-10-325) AS APPROVED BY THE ORANGE COUNTY BOARD OF COUNTY COMMISSIONERS ON FEBRUARY 27, 2019.

**NOTICE**

THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL, IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT.

THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

**NOTICE**

THE PROPERTIES DELINEATED ON THIS PLAT ARE SUBJECT TO AIRPORT NEAR ZONE "1" THAT MAY BE OBJECTIONABLE. SEE DECLARATION OF COVENANT AND WAIVER RECORDED IN DOCUMENT #20180237333 AND AMENDED IN DOCUMENT #2018082878 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

**CERTIFICATE OF REVIEW**  
BY COUNTY SURVEYOR

THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY WITH CHAPTER 177, FLORIDA STATUTES.

*William R. Woodruff* 6-26-20  
COUNTY SURVEYOR'S SIGNATURE DATE

**CERTIFICATE OF APPROVAL**  
BY COUNTY ENGINEER

EXAMINED AND APPROVED:

*Sione M. Anderson* 6-26-20  
COUNTY ENGINEER DATE

**CERTIFICATE OF APPROVAL**  
BY ZONING DIRECTOR

EXAMINED AND APPROVED:

*[Signature]* 6-29-20  
ZONING DIRECTOR DATE

**BISHOP LANDING PHASE 3  
DEDICATION**

KNOW MEN BY ALL THESE PRESENTS, THAT JTD LAND AT BISHOP LANDING LLC, A FLORIDA LIMITED LIABILITY COMPANY, BEING THE OWNER IN FEE SIMPLE OF THE LANDS DESCRIBED IN THE FOREGOING CAPTION TO THIS PLAT, HEREBY DEDICATE SAID LANDS AND PLAT FOR THE USES AND PURPOSES THEREIN EXPRESSED, TRACTS A AND B (STORMWATER), TRACT C (RIGHT OF WAY), DRAINAGE EASEMENTS (EXCLUDING PRIVATE DRAINAGE EASEMENTS), UTILITY EASEMENTS, AND STREETS SHOWN HEREON TO THE PERPETUAL USE OF THE PUBLIC.

IN WITNESS WHEREOF, THE OWNER HAS CAUSED THESE PRESENTS TO BE SIGNED BY THE OFFICER NAMED BELOW ON  
June 16, 2020.

BY: JTD LAND AT BISHOP LANDING LLC, A FLORIDA LIMITED LIABILITY COMPANY

NAME: CRAIG C. HARRIS, I, I, I  
SIGNED: *[Signature]*  
TITLE: A: MANAGER

SIGNED, SEALED AND DELIVERED IN THE PRESENCE OF:

*[Signature]* LUKE EKINS  
WITNESS (SIGNATURE) WITNESS (PRINTED)

*[Signature]* MICHAEL PHILLIPS  
WITNESS (SIGNATURE) WITNESS (PRINTED)

STATE OF FLORIDA, COUNTY OF ORANGE

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 16th DAY OF June, 2020, BY CRAIG C. HARRIS, AS THE MANAGER OF JTD LAND AT BISHOP LANDING, LLC, A FLORIDA LIMITED LIABILITY COMPANY, ON BEHALF OF THE COMPANY. SAID PERSON ACKNOWLEDGED BEFORE ME BY MEANS OF ( X ) PHYSICAL PRESENCE OR ( ) ONLINE NOTARIZATION AND IS ( X ) PERSONALLY KNOWN TO ME OR ( ) HAS PRODUCED \_\_\_\_\_ AS IDENTIFICATION.

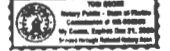
IN WITNESS WHEREOF, I HAVE HERETO SET MY HAND AND SEAL ON THE ABOVE DATE:

*Toni Boone*  
SIGNATURE OF NOTARY

*Toni Boone*  
NOTARY PRINTED NAME

12/31/2020  
MY COMMISSION EXPIRES

GG 056263  
MY COMMISSION NO.



**QUALIFICATION STATEMENT  
OF SURVEYOR AND MAPPER**

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED BEING A PROFESSIONAL SURVEYOR AND MAPPER HAS PREPARED THE FOREGOING PLAT AND IT WAS MADE UNDER MY DIRECTION AND SUPERVISION, AND THAT THIS PLAT COMPLIES WITH ALL OF THE SURVEY REQUIREMENTS AS REQUIRED BY CHAPTER 177, PART I, FLORIDA STATUTES; AND THAT SAID LAND IS LOCATED IN ORANGE COUNTY, FLORIDA.

*William D. Dinkley*  
WILLIAM D. DINKLEY  
FLORIDA REGISTRATION NUMBER: 5381  
DECEMBER 31, 2020  
1311 WEST KALEY STREET  
ORLANDO, FLORIDA 32808  
CERTIFICATE OF AUTHORIZATION NUMBER LB 8011

June 26, 2020  
DATE

**CERTIFICATE OF APPROVAL  
BY BOARD OF COUNTY COMMISSIONERS**

THIS IS TO CERTIFY, THAT ON 06-20-2020, 2020, THE FOREGOING PLAT WAS APPROVED BY THE BOARD OF COUNTY COMMISSIONERS OF ORANGE COUNTY, FLORIDA.

*William D. Dinkley*  
ORANGE COUNTY

ATTEST: *Phil Diamond*  
CLERK OF THE BOARD

BY: *Vinay Sripaya*

**CERTIFICATE OF COUNTY COMPTROLLER**

I HEREBY CERTIFY THAT THE FOREGOING PLAT WAS RECORDED IN THE ORANGE COUNTY OFFICIAL RECORDS ON 06/15/20, 2020, AS FILE NO. 20200396941

COUNTY COMPTROLLER IN AND FOR ORANGE COUNTY, FLORIDA

BY: *Rebecca Kere*

SHEET 1 OF 4

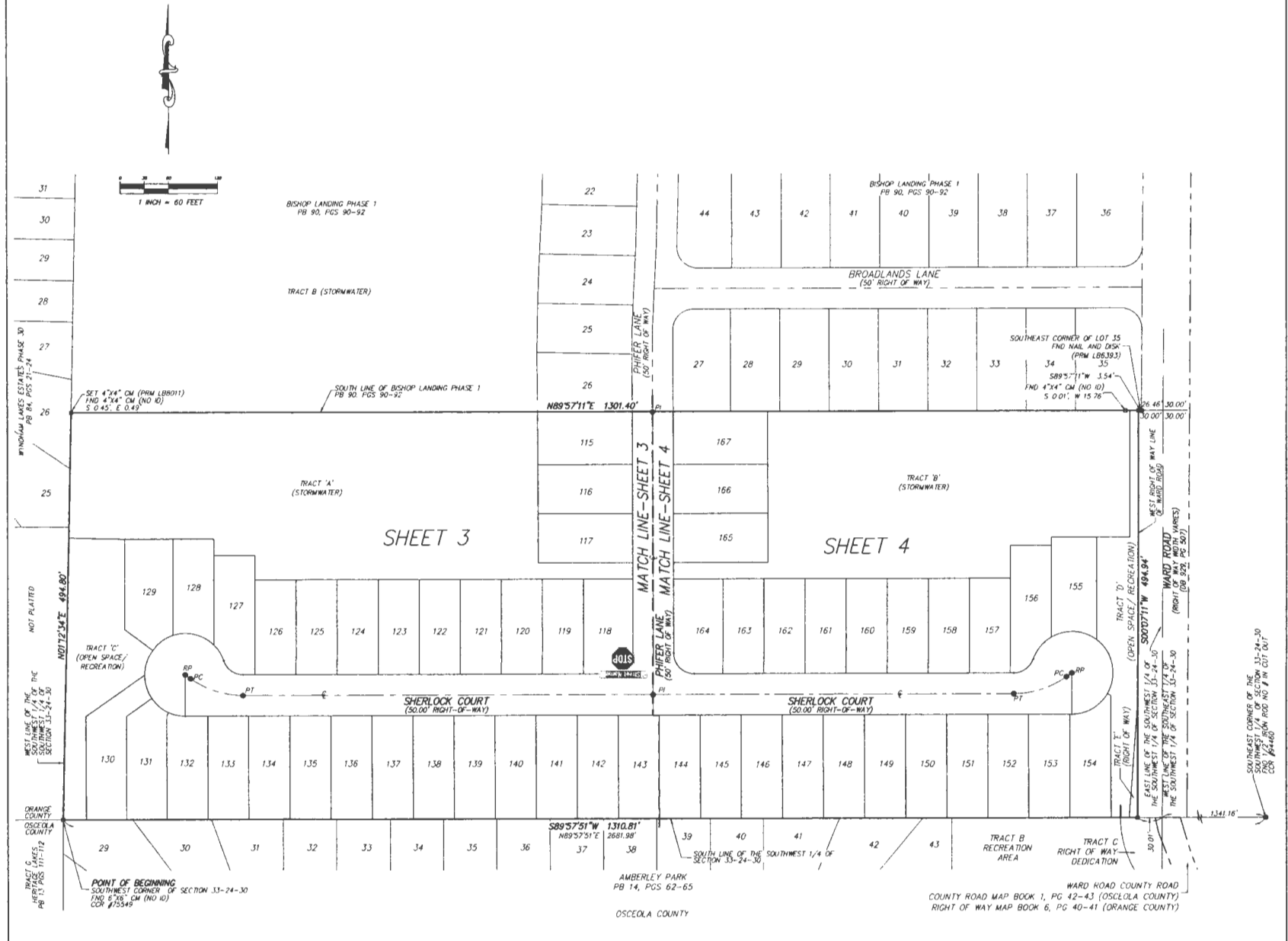
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SITUATED IN SECTION 33, TOWNSHIP 24 SOUTH, RANGE 30 EAST, ORANGE COUNTY, FLORIDA

PLAT BOOK : **103** PAGE: **78**



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SHEET 2 OF 4