



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 28, 2023

Mr. William Worley  
Development Engineering, BCC

Dear Mr. Worley:

Enclosed is the Resolution Granting Petition to Vacate # 21-06-039 with attachments for recording with Official Records.

Petition to Vacate # 21-06-039 was approved by the Board of County Commissioners at its regular meeting of July 11, 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: *Jennifer Jane - Kinety*  
Deputy Clerk

jlk:mf

BCC Mtg. Date: July 11, 2023

**RESOLUTION GRANTING PETITION TO VACATE # 21-06-039**

**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 150 foot long drainage easement that lies along the south property line of their residential lot located in the Wedgefield Community containing approximately 4,500 square feet** in Orange County, Florida, as described in attachment.

**WHEREAS**, notice of a public hearing before the Board of County Commissioners on **July 11, 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 150 foot long drainage easement that lies along the south property line of their residential lot located in the Wedgefield Community containing approximately 4,500 square feet** will not operate to the detriment of Orange County or the public.

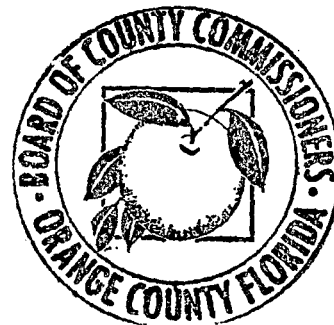
**THEREFORE**, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF ORANGE COUNTY:

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 ELEVENTH DAY OF JULY 2023.**

BOARD OF COUNTY COMMISSIONERS  
ORANGE COUNTY, FLORIDA

By: *Ryan M. Bivona*  
*for* County Mayor



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

By: *Jennifer Jan-Lewis*  
Deputy Clerk

mf/np

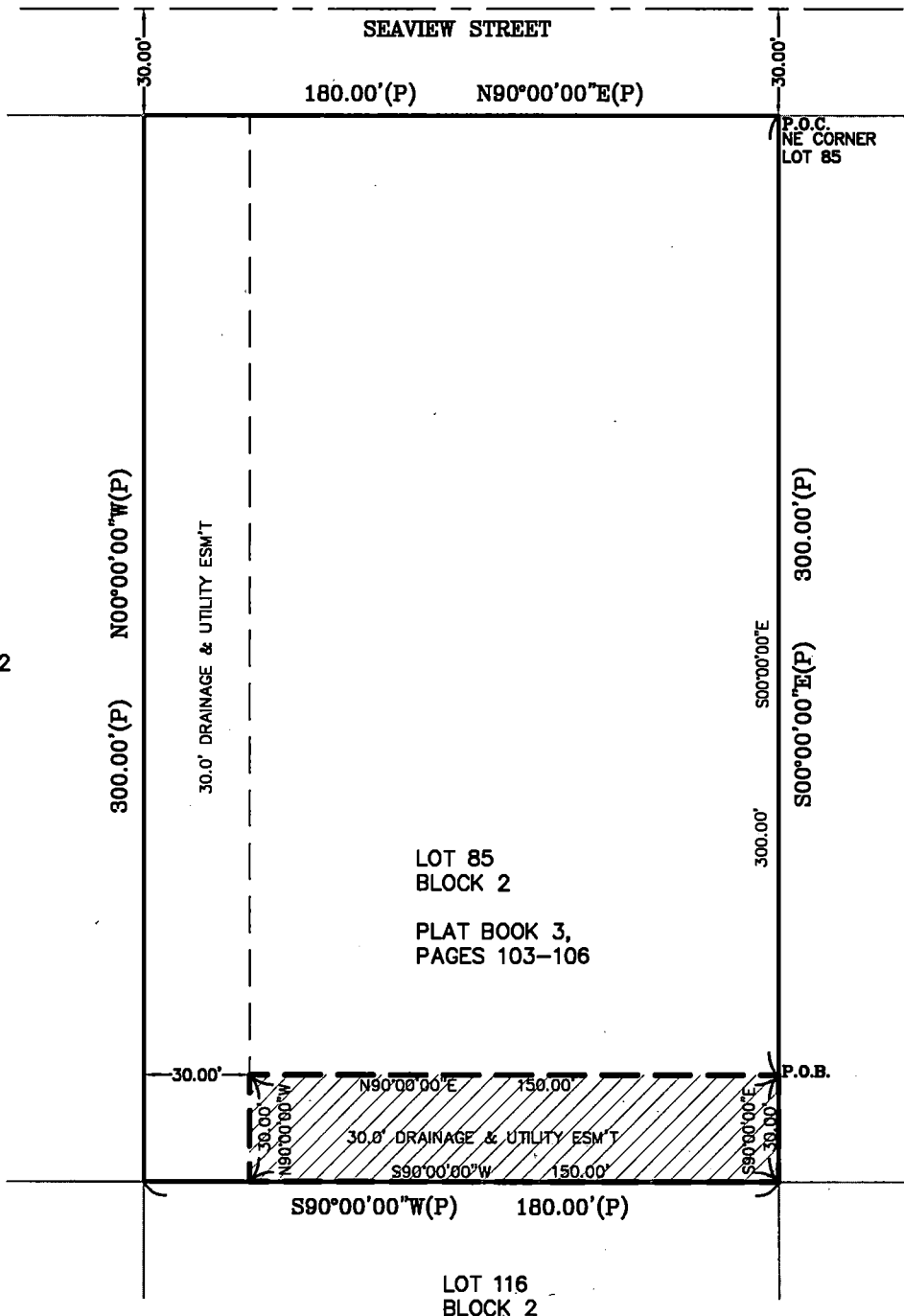
Attachments: Legal property description

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

**EASEMENT VACATION**  
 situated in  
 Section 26, Township 23 South, Range 32 East,  
 Orange County, Florida

OK MW 5/24/2023



**LEGEND & ABBREVIATIONS**

PSM	=	PROFESSIONAL SURVEYOR & MAPPER
P.O.C.	=	POINT OF COMMENCEMENT
P.O.B.	=	POINT OF BEGINNING
LB	=	LICENSED BUSINESS
ESMT	=	EASEMENT
(P)	=	PLAT

MAP OF DESCRIPTION

SHEET 1 OF 2

THIS IS NOT A SURVEY

DESCRIPTION ON SHEET 2 OF 2

PREPARED FOR:

KYLE TURNER

DATE: 8/6/21 SCALE: 1"=50'

PROJECT #: 21-07-160

DESIGN: FMH CHECKED: DWH

*[Signature]*  
 FAUN M. HOFFMEIER, P.S.M. 9/1/21  
 PROFESSIONAL SURVEYOR AND MAPPER #LS6552  
 STATE OF FLORIDA

Phone: (407) 542-4977

L.B. #7821



131 W Broadway, Suite 1001, Oviedo, FL 32765

**EASEMENT VACATION**  
 situated in  
**Section 26, Township 23 South, Range 32 East,**  
**Orange County, Florida**

OK WJA 5/24/2023

**LEGAL DESCRIPTION:**

The South 30.00 feet of Lot 85, Block 2,  
 CAPE ORLANDO ESTATES UNIT 7A,  
 as recorded in Plat Book 3, Pages 103-106,  
 of the Public Records of Orange County, Florida,

**LESS:**

The West 30.00 feet of the South 30.00 feet of said  
 Lot 85, Block 2.

More particularly described as follows:

Commence at the Northeast corner of said Lot 85, thence run South 00°00'00" East, along the East line of said Lot 85, 300.00 feet for a POINT OF BEGINNING; thence continue South 00°00'00" East, 30.00 feet to the Southeast corner of said Lot 85; thence departing said East line run South 90°00'00" West, along the South line of said Lot 85, 150.00 feet; thence run North 00°00'00" West 30.00 feet; thence run North 90°00'00" East, 150.00 feet to the POINT OF BEGINNING.

Said Parcel contains 4500 square feet, more or less.

**SURVEYOR'S NOTES:**

1. THIS PROPERTY IS SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD, IF ANY.
2. NO INSTRUMENTS OF RECORD REFLECTING EASEMENTS, RIGHTS-OF-WAY, AND/OR OWNERSHIP WERE FURNISHED TO THIS SURVEYOR, EXCEPT AS SHOWN, NOR DID THIS SURVEYOR ABSTRACT THESE LANDS.
3. THIS SKETCH OF DESCRIPTION DOES NOT CONSTITUTE A BOUNDARY SURVEY, AS SUCH. NO PROPERTY CORNERS WERE SET OR RECOVERED IN THE FIELD FOR THE PURPOSE OF PREPARING THIS SKETCH.
4. THE BEARINGS SHOWN HEREON ARE BASED ON THE NORTHERLY LINE OF PARCEL 85, BLOCK 2, CAPE ORLANDO ESTATES UNIT 7A, AS RECORDED IN PLAT BOOK 3, PAGE 103-106, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, AS BEING S90°00'00"W, PER PLAT.
5. NO UNDERGROUND INSTALLATIONS OR IMPROVEMENTS WERE LOCATED IN THE FIELD.

SKETCH ON SHEET 1 OF 2

SHEET 2 OF 2

PREPARED FOR:

KYLE TURNER

DATE: 8/6/21 SCALE: N/A

PROJECT #: 21-07-160

DESIGN: FMH

CHECKED: DWH

DATE	REVISIONS
9/1/21	REVISED PER COMMENTS

Phone: (407) 542-4977

L.B. #7821



131 W Broadway, Suite 1001, Oviedo, FL 32765

# 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 # 21-06-039 Petition to Vacate # 21-12-066 Petition to Vacate # 21-09-054

Was published in said newspaper by print in the issues of, or by publication on the newspaper's website, if authorized on Jun 18, 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 22 day of June, 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 # 21-06-039  
PETITION TO VACATE # 21-12-066  
PETITION TO VACATE # 21-09-054**

The Orange County Board of County Commissioners will conduct public hearings on July 11, 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: Karington and Kyle Turner  
Consideration: Resolution granting Petition to Vacate # 21-06-039, vacating a portion of a 30 foot wide by approximately 150 foot long drainage easement that lies along the south property line of their residential lot located in the Wedgefield Community containing approximately 4,500 square feet.

Location: District 5; The parcel address is 19514 Seaview Street; S26/T23/R32; Orange County, Florida (legal property description on file)

**AND**

Applicant: Lee Chira, on behalf of LCV LLC.

Consideration: Resolution granting Petition to Vacate # 21-12-066, vacating a blanket drainage easement over the petitioner's vacant commercial property containing approximately 2.36 acres.

Location: District 3; The parcel address is 920 North Goldenrod Road; S02/T23/R30; Orange County, Florida (legal property description on file)

**AND**

Applicant: Lee Chira on behalf of LCV, LLC.

Consideration: Resolution granting Petition to Vacate # 21-09-054, vacating two portions of a temporary drainage easement located on the west side of the petitioner's vacant property containing approximately 0.16 acres.

Location: District 3; The parcel is unaddressed; S02/T23/R30; 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  
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 407-836-5631 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

ORG7450402

6/18/2023

7450402

Orlando Business Journal

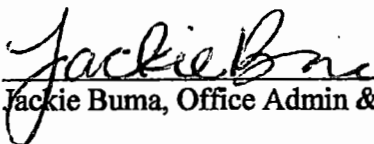
Published Weekly  
Orlando, Orange County, Florida

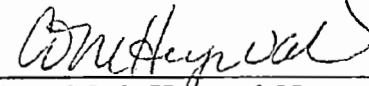
STATE OF FLORIDA COUNTIES OF ORANGE,  
SEMINOLE, OSCEOLA, LAKE, VOLUSIA & BREVARD

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 #21-06-039 was published in said newspaper in the issue of July 21<sup>st</sup>, 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 21th day of July, 2023 by Jackie Buma who is personally known to me.

  
Jackie Buma, Office Admin & Sales Support

  
Anne-Marie Hayward, Notary

NOTICE OF ADOPTION  
PETITION TO VACATE #  
21-06-039

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 150 foot long drainage easement that lies along the south property line of their residential lot located in the Wedgefield Community containing approximately 4,500 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 July 11, 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 150 foot long drainage easement that lies along the south property line of their residential lot located in the Wedgefield Community containing approximately 4,500 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 ELEVENTH DAY OF JULY 2023.

Phil Diamond, County Comptroller  
As Clerk of the Board of County Commissioners  
Orange County, Florida  
July 21, 2023

