



Orange County Government

Orange County
Administration Center
201 S Rosalind Ave.
Orlando, FL 32802-1393

Legislation Text

File #: 25-734, **Version:** 1

Interoffice Memorandum

DATE: April 29, 2025

TO: Mayor Jerry L. Demings and County Commissioners

THROUGH: Mindy T. Cummings, Manager

FROM: Sara Solomon, Senior Title Examiner

CONTACT: Mindy T. Cummings, Manager

PHONE: 407-836-7090

DIVISION: Real Estate Management Division

ACTION REQUESTED:

Approval and execution of Orlando Utilities Commission Utility Easement (8100 Presidents Drive) by and between Orange County, the Orlando Utilities Commission, and the City of Orlando, and authorization to record instrument for President Drive FGT Mainline Relocation OUC Easement. District 6. **(Real Estate Management Division)**

PROJECT: Presidents Drive FGT Mainline Relocation OUC Easement

PURPOSE: To provide for access, construction, installation, maintenance, operating, inspection, patrol, testing, and repair for utility services.

ITEM:

Utility Easement

Revenue: Donation

Size: 389.54 square feet

BUDGET: N/A

REVENUE: N/A

FUNDS: N/A

APPROVALS:

Real Estate Management Division
County Attorney's Office
Risk Management
Utilities Department

REMARKS: This action is required to accommodate the relocation of a pipeline for the transportation of natural gas, together with above ground surface and subsurface appurtenances due to the FDOT Turnpike and Florida Gas Transmission relocation project.

Orlando Utilities Commission to record at its sole cost.

APPROVED
BY ORANGE COUNTY BOARD
OF COUNTY COMMISSIONERS

MAY 20 2025



Project: Presidents Drive FGT Mainline Relocation
Property Appraiser's Parcel ID No: a portion of 33-23-29-7268-00-102

ORLANDO UTILITIES COMMISSION
UTILITY EASEMENT
(8100 Presidents Drive)

THIS UTILITY EASEMENT, made and entered into as of the date signed below by and between ORANGE COUNTY, a charter county and political subdivision of the State of Florida, whose address is 201 S. Rosalind Avenue, Orlando, Florida 32801, hereinafter the GRANTOR, and the ORLANDO UTILITIES COMMISSION, of the City of Orlando, Florida, whose address is 100 West Anderson Street, Orlando, Florida 32801, and the CITY OF ORLANDO, a municipal corporation, whose address is 400 S. Orange Avenue, Orlando, Florida 32801, for the use and benefit of the ORLANDO UTILITIES COMMISSION, hereinafter collectively the GRANTEE.

WITNESSETH, that for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration paid to the GRANTOR by the GRANTEE, the receipt whereof is hereby acknowledged, GRANTOR does hereby grant, bargain, sell, convey and to the GRANTEE, its respective successors, agents and assigns, lessees and tenants, a non-exclusive easement in perpetuity for the purpose of providing, conveying, distributing, or carrying water services, together with the right, privilege and authority to construct, locate, lay, maintain, operate, inspect, alter, improve, augment, repair, remove, replace, relocate and rebuild pipes, mains, conduits, equipment and all other facilities, improvements and/or accessories necessary and/or desirable in connection therewith (all of said items being hereinafter collectively referred to as the "Facilities"), which Facilities will be located on, through, over, across and/or under the following specific non-exclusive "Easement Area" within GRANTOR'S premises, situated in the County of Orange and State of Florida, to-wit:

See Legal Description of Easement Area attached hereto as Exhibit "A".

GRANTOR hereby covenants that no buildings, structures or other obstructions or obstacles shall be located, constructed, excavated or created within the Easement Area, except that GRANTOR reserves and retains for itself, its successors and assigns, the right to curb, pave (except vehicle parking spaces), stripe, fence and landscape (except trees) the Easement Area (excluding portions of the Easement Area containing pad mounted Facilities), or otherwise utilize the Easement Area in a manner not inconsistent with the rights herein granted to the GRANTEE. If fences and/or landscaping are located within the Easement Area, they shall be placed so as to allow ready access to the Facilities.

The rights herein granted to the GRANTEE by the GRANTOR specifically include: (a) the right to cut, clear and remove from the GRANTOR'S premises, any trees, limbs, undergrowth or other physical objects or obstructions which, in the judgement of the GRANTEE, may endanger or interfere with the safe and efficient installation, use, operation or maintenance of the Facilities; (b) the right to construct, locate, lay, maintain, operate, inspect, alter, improve, augment, repair, remove, replace, relocate and rebuild the Facilities; (c) the reasonable right of ingress and egress to, over and under the GRANTOR'S premises for the purpose of exercising the rights herein granted; (d) the right to do anything necessary, useful or convenient for the full enjoyment of the rights herein granted; and (e) the right to remove at any time any of said Facilities erected upon, under or over the GRANTOR'S premises.

Notwithstanding the specific rights granted hereinabove, the GRANTEE will not, in the maintenance, repair, removal, relocation or replacement of its facilities, go upon the GRANTOR's property or in any manner interfere with or interrupt the use or operation of the GRANTOR's property, without prior coordination with, and the approval of, the GRANTOR, unless it is deemed an emergency.

Should GRANTEE remove any bamboo during the exercise of its rights under this easement, GRANTEE shall replace Grantor's bamboo with the same bamboo variety and amount.

The rights granted to the GRANTEE under this easement shall be subordinate to the GRANTOR.

To the extent permitted by law, the GRANTEE shall defend, indemnify and hold harmless the GRANTOR, its officials, agents and employees from and against any and all claims, suits, judgments, demands, liabilities, damages, cost and expenses (including reasonable attorney's fees prior to and upon appeal) of any kind or nature whatsoever related to this easement to the extent directly arising out of or to the extent caused by: (i) the negligent use and enjoyment by the GRANTEE, its directors, officers, employees, agents, contractors or their subcontractors, anyone employed by them, or anyone for whose acts any of them may be liable (collectively "GRANTEE's Permittees") of the Easement Area; (ii) all liens and other charges asserted against the Easement Area for any purpose whatsoever to the extent arising as a result of the actions of the GRANTEE, or the GRANTEE's Permittees; (iii) all claims relating to injury to persons or property occurring on or about the Easement Area to the extent caused by the use or control of the Easement Area by the GRANTEE or the GRANTEE's Permittees; (iv) the GRANTEE's or GRANTEE's Permittees' failure to properly construct and maintain the Facilities; and, (v) the GRANTEE's or GRANTEE's Permittees' construction activities upon, over or under the Easement Area.

Nothing contained herein shall constitute a waiver by the GRANTOR or the GRANTEE of its sovereign immunity or an increase in the limits set forth in the provisions of Section 768.28, Florida Statutes.

If this easement shall be abandoned by the GRANTEE or terminated in any manner, the GRANTEE shall be allowed a reasonable period of time thereafter for the purpose of removing any of the Facilities supplied by the GRANTEE and thereafter all rights and privileges hereunder shall cease and the easement privileges and rights herein granted shall revert to the GRANTOR.

The GRANTOR covenants that it is the owner in fee simple of the premises in which the Facilities are located.

Orlando Utilities Commission ("OUC") understands that the Florida Gas Transmission ("FGT") has acquired a permanent easement from the GRANTOR to install a 26-inch gas main. The FGT easement is depicted on the attached Exhibit "B". The FGT easement and installation perpendicularly crosses a portion of the OUC easement as described and depicted on the attached Exhibit "A". OUC will work with FGT using best engineering and construction practices to ensure both OUC and FGT maintain a minimum separation of fifteen (15) feet. OUC understands that in this specific area of overlap between the OUC and FGT easements, both easements will be non-exclusive.

The parties expressly agree that each party shall bear the cost of its own attorney and legal fees in connection with any dispute arising out of this easement, or the breach, enforcement, or interpretation of this easement, regardless of whether such dispute results in mediation, arbitration, litigation, all or none of the above, and regardless of whether such attorney and legal fees are incurred at trial, retrial, on appeal, at hearings or rehearings, or in administrative, bankruptcy, or reorganization proceedings. Venue for any action, suit, or proceeding brought to recover any sum due under, or to enforce compliance with, this easement shall lie in the court of competent jurisdiction in and for Orange County, Florida; each party hereby specifically consents to the exclusive personal jurisdiction and exclusive venue of such court. Should any federal claims arise for which the courts of the State of Florida lack jurisdiction, venue for those actions shall be in the Orlando Division of the U.S. Middle District of Florida. THE PARTIES HERETO WAIVE A TRIAL BY JURY OF ANY AND ALL ISSUES ARISING IN ANY ACTION OR PROCEEDING BETWEEN THEM OR THEIR SUCCESSORS UNDER OR CONNECTED WITH THIS EASEMENT OR ANY OF ITS PROVISIONS AND ANY NEGOTIATIONS IN CONNECTION HERewith.

All covenants, terms, provisions and conditions herein contained shall inure to and be binding upon the heirs and/or legal representatives, successors and assigns of the parties hereto, respectively.

IN WITNESS WHEREOF the said GRANTOR has caused these presents to be executed in its name by its Board, acting by the County Mayor, the day and year as written below.



GRANTOR:

ORANGE COUNTY, FLORIDA

By: Board of County Commissioners

By: *[Signature]*
for Jerry L. Demings
Orange County Mayor

Date: 20 May 2025

ATTEST:

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

By: *[Signature]*
Deputy Clerk

DAVID ROONEY
Printed Name

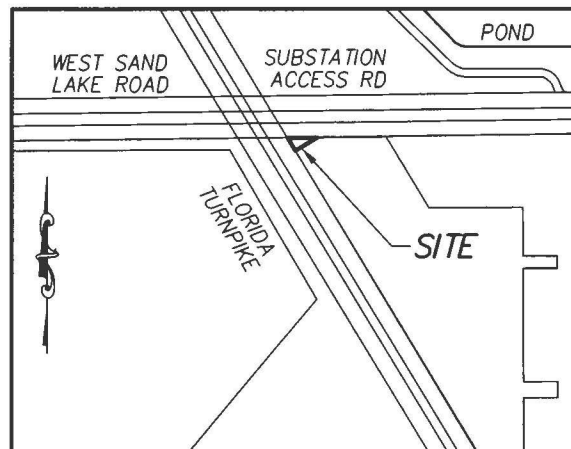
PROJECT NAME: SAND LAKE ROAD/TURNPIKE INTERCHANGE

SKETCH OF DESCRIPTION**LEGAL DESCRIPTION:**

A PORTION OF LOT 116, PROSPER COLONY BLOCK 2, PLAT BOOK D, PAGE 110 LOCATED IN THE NW 1/4 OF SECTION 33, TOWNSHIP 23 SOUTH, RANGE 29 EAST, ORANGE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SAID SECTION 33; THENCE RUN N89°34'06"E ALONG THE NORTH LINE OF SAID NORTHWEST 1/4 OF SAID SECTION 33, A DISTANCE OF 1673.89 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY LINE OF FLORIDA TURNPIKE; THENCE RUN S30°47'17"E, ALONG SAID EAST RIGHT OF WAY, A DISTANCE OF 196.52 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF STATE ROAD 528 (SAND LAKE ROAD), AND THE POINT OF BEGINNING; THENCE RUN N89°34'58"E ALONG SAID RIGHT OF WAY LINE, A DISTANCE OF 43.00 FEET; THENCE DEPARTING SAID SOUTH LINE RUN S60°21'20"W, A DISTANCE OF 37.11 FEET TO A POINT ON AFOREMENTIONED EAST RIGHT OF WAY LINE OF THE FLORIDA TURNPIKE; THENCE RUN N30°47'17"W ALONG SAID EAST RIGHT OF WAY LINE, A DISTANCE OF 21.00 FEET TO POINT OF BEGINNING.

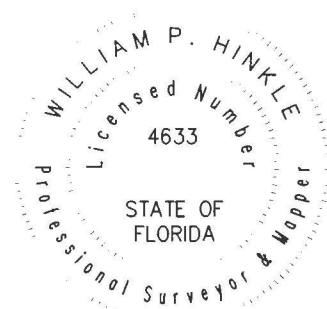
SAID LANDS CONTAINING ±389.54 SQUARE FOOT.



VICINITY MAP
(NOT TO SCALE)

SURVEY NOTES:

1. BEARINGS SHOWN HEREON ARE ASSUMED AND BASED ON THE NORTH LINE OF THE NORTHWEST 1/4 OF SECTION 33, TOWNSHIP 23 SOUTH, RANGE 29 EAST, BEING N89°34'06"E.
2. LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR RIGHTS-OF-WAY, EASEMENTS, OWNERSHIP, ADJOINERS OR OTHER INSTRUMENTS OF RECORD.
3. THIS SKETCH MEETS THE APPLICABLE "STANDARDS OF PRACTICE" AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN RULE 5J17.050-.052, FLORIDA ADMINISTRATIVE CODE.
4. THIS IS NOT A BOUNDARY SURVEY.
5. THE ELECTRONIC SIGNATURE HEREON IS IN COMPLIANCE WITH FLORIDA ADMINISTRATIVE CODE (FAC) 5J-17.062(3)
6. THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY WILLIAM P. HINKLE, PSM 4633, ON 11/09/2023 PER FAC 5J-17.062 (2).



**William P
Hinkle**

Digitally signed by William
P Hinkle
Date: 2023.11.09 00:24:13
-05'00'

WILLIAM P. HINKLE
PROFESSIONAL SURVEYOR & MAPPER
LICENSE NUMBER LS 4633

NOT VALID WITHOUT THE SIGNATURE AND THE SEAL OF A FLORIDA
LICENSED SURVEYOR AND MAPPER

DATE

SHEET 1 OF 2

(SEE SHEET 2 FOR SKETCH OF DESCRIPTION)

SKETCH OF DESCRIPTION ONLY. THIS IS NOT A SURVEY.**SKETCH OF DESCRIPTION**

-OF-

UTILITY EASEMENT

SECTION 33, TOWNSHIP 23 SOUTH, RANGE 29 EAST

ORANGE COUNTY

FLORIDA

**Dewberry**

131 WEST KALEY STREET
ORLANDO, FLORIDA 32806
PHONE: 321.354.9826 FAX: 407.648.9104
WWW.DEWBERRY.COM
CERTIFICATE OF AUTHORIZATION NO. LB 8011

PREPARED FOR:

**ORLANDO UTILITIES
COMMISSION**

DATE: 07/13/21
REV DATE: 11/08/23
SCALE 1" = NA

PROJ: 50124517
DRAWN BY: GM
CHECKED BY: WPH

PROJECT NAME: SAND LAKE ROAD/TURNPIKE INTERCHANGE

SKETCH OF DESCRIPTION

LEGEND:

	LINE BREAK
R/W	RIGHT OF WAY
PB	PLAT BOOK
SF	SQUARE FEET
SR	STATE ROAD
OC	ORANGE COUNTY
OUC	ORANGE UTILITIES COMMISSION
O	CHANGE IN DIRECTION

POINT OF COMMENCEMENT

NW CORNER OF SECTION 33,
TOWNSHIP 23 SOUTH, RANGE 29 EAST

N LINE OF NW 1/4 OF SECTION 33
TOWNSHIP 23 SOUTH, RANGE 29 EAST

E R/W LINE OF FLORIDA TURNPIKE
(SUNSHINE STATE PARKWAY)

N89°34'06"E
1673.89'
(BEARING BASIS)

STATE ROAD NO. 528 (W SAND LAKE ROAD)

(VARIABLE WIDTH RIGHT OF WAY AS SHOWN ON
RIGHT OF WAY MAP SECTION 75580-2603)

POINT OF BEGINNING

N89°34'58"E 43.00'

OUC EASEMENT
CONTAINING: ±389.54 SF

FLORIDA TURNPIKE
(400' RIGHT OF WAY)
SOUTH PARK UNIT ONE
PLAT BOOK 14, PAGE 84

PARCEL ID: 33-23-29-7268-00-102

LOT 116, PROSPER
COLONY, BLOCK 2 PB D,
PAGE 110



1 INCH = 10 FEET

SHEET 2 OF 2

(SEE SHEET 1 FOR DESCRIPTION OF SKETCH)

SKETCH OF DESCRIPTION ONLY. THIS IS NOT A SURVEY.

SKETCH OF DESCRIPTION

—OF—

UTILITY EASEMENT

SECTION 33, TOWNSHIP 23 SOUTH, RANGE 29 EAST

ORANGE COUNTY

FLORIDA



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CERTIFICATE OF AUTHORIZATION NO. LB 8011

PREPARED FOR:

ORLANDO UTILITIES
COMMISSION

DATE: 07/13/21
REV DATE: 11/08/23
SCALE 1" = 10'

PROJ: 50124517
DRAWN BY: GM
CHECKED BY: WPH

26" MAINLINE/4" ORLANDO
SOUTH LATERAL RELOCATIONS
TURNPIKE AND SAND LAKE
ROAD PROJECT

ORANGE COUNTY, FLORIDA
SECTION 33, TWP. 23 S, RNG. 29 E
SKETCH OF DESCRIPTION
EXHIBIT "B"

DESCRIPTION

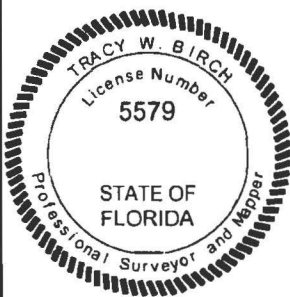
26" PIPELINE PERMANENT EASEMENT (LYING OUTSIDE OF EGT EASEMENT)

A 10 FEET WIDE STRIP OF LAND, LYING IN AND BEING A PART OF SECTION 33 TOWNSHIP 23 SOUTH, RANGE 29 EAST, ORANGE COUNTY, FLORIDA, BEING A PORTION OF THAT PROPERTY DESCRIBED IN OFFICIAL RECORDS BOOK 4142, PAGE 2189, PUBLIC RECORDS OF SAID COUNTY AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE NORTHEAST CORNER OF THE NORTHWEST 1/4 OF SAID SECTION 33; THENCE S 89°33'55" W, ALONG THE NORTH LINE THEREOF, 872.68 FEET; THENCE S 00°26'05" E 170.13 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF SAND LAKE ROAD (STATE ROAD 482), SAME BEING THE POINT OF BEGINNING; THENCE S 31°22'44" E 17.11 FEET; THENCE S 30°46'37" E 1701.84 FEET TO A POINT ON THE SOUTHEASTERLY LINE OF SAID PROPERTY; THENCE S 59°14'33" W, ALONG SAID SOUTHEASTERLY LINE, 10.00 FEET; THENCE N 30°46'37" W 1701.79 FEET; THENCE N 31°22'44" W 23.05 FEET TO SAID SOUTHERLY RIGHT OF WAY LINE OF SAND LAKE ROAD (STATE ROAD 482); THENCE N 89°33'55" E, ALONG SAID SOUTHERLY LINE, 11.66 FEET TO THE POINT OF BEGINNING.
CONTAINING 0.395 ACRE (17,219 SQUARE FEET), MORE OR LESS.

1. THIS LEGAL DESCRIPTION IS NOT VALID IF PRINTED, OR WITHOUT THE ORIGINAL SIGNATURE AND RAISED SEAL OF THE PROFESSIONAL SURVEYOR AND MAPPER SHOWN HEREON.
2. NO ABSTRACT FOR RIGHTS-OF-WAY, EASEMENTS, OWNERSHIP, OR OTHER INSTRUMENTS OF RECORD HAVE BEEN PROVIDED BY THIS FIRM.
3. BEARINGS SHOWN HEREON ARE ASSUMED RELATIVE TO: THE FLORIDA STATE PLANE COORDINATE SYSTEM, EAST ZONE, NORTH AMERICAN DATUM OF 1983 WITH THE NORTH LINE OF THE NORTHWEST 1/4 OF SECTION 33, TOWNSHIP 23 SOUTH, RANGE 29 EAST, BEING S 89°33'55" W.
4. THE "LEGAL DESCRIPTION" HEREON HAS BEEN PREPARED BY THE SURVEYOR AT THE CLIENT'S REQUEST.
5. DATA SHOWN HEREON WAS COMPILED FROM THE INSTRUMENT OF RECORD AND DOES NOT CONSTITUTE A FIELD SURVEY, AS SUCH
6. THE DELINEATION OF LANDS SHOWN HEREON IS AS PER THE CLIENT'S INSTRUCTIONS.
7. THIS SURVEY DOES NOT CONSTITUTE A BOUNDARY SURVEY, AS SUCH.
8. ADJOINING PARCEL OWNER AND RECORDING INFORMATION DELINEATED HEREON WAS OBTAINED FROM THE ORANGE COUNTY PROPERTY APPRAISER'S PUBLIC ACCESS SYSTEM.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT ALL PARTS OF THIS SKETCH HAVE BEEN COMPLETED IN ACCORDANCE WITH THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR SURVEYING IN THE STATE OF FLORIDA, SJ-17, F.A.C., TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF. NOT VALID WITHOUT A SIGNATURE AND RAISED SEAL FROM THE SURVEYOR.



Tracy W Birch
2023.11.02
09:05:55 -04'00'

TRACY W. BIRCH, P.S.M.
FLORIDA LICENSE #5579

DATE

THIS IS NOT A SURVEY



ATWELL

WWW.ATWELL-GROUP.COM

8038 COPPER CREEK BOULEVARD, SUITE 104
UNIVERSITY PARK, FLORIDA 34201
941.308.0300

PIPELINE, STATION, OR ACCOUNT NUMBER		SCALE	CONST. YR.		FLORIDA GAS TRANSMISSION CO. MATLAND, FLORIDA		PROJECT NO.
FILENUMBER	CADD FILENAME	N/A	DRAWN	DATE			C-23152-GL-94300105 (26") C-23152-GL-94300099 (4")
REV. NO. - DESCRIPTION	BY	DATE	APP.		 26" MAINLINE/4" ORLANDO SOUTH LATERAL RELOCATIONS FLORIDA'S TURNPIKE (SR 91) AND SAND LAKE ROAD (SR 482) SKETCH OF EASEMENT DESCRIPTION ON THE PROPERTY OF ORANGE COUNTY, FLORIDA ORANGE COUNTY, FLORIDA		PREVIOUS DWG. NO.
0 ISSUE FOR ACQUISITION	ATW	03/21/23	BEC				SHT. OF
1 REVISED FOR COUNTY COMMENTS	ATW	08/29/23	TWB				DWG. NO.
2 REVISED FOR COUNTY COMMENTS	ATW	10/27/23	TWB				FL-ORNG-005.00-1
3 REVISED FOR COUNTY COMMENTS	ATW	11/01/23	TWB				SHT. 1 OF 6

ATWNO.:

26" MAINLINE/4" ORLANDO
SOUTH LATERAL RELOCATIONS
TURNPIKE AND SAND LAKE
ROAD PROJECT

ORANGE COUNTY, FLORIDA
SECTION 33, TWP. 23 S, RNG. 29 E
SKETCH OF DESCRIPTION
EXHIBIT "B"

THE FOLLOWING EASEMENT(S) MAY IMPACT THE SUBJECT PROPERTY. THIS EASEMENT INFORMATION WAS FURNISHED BY REPRESENTATIVES OF THE CLIENT AND IS NOT WARRANTED BY THE SURVEYOR

- FLORIDA POWER CORPORATION (ELECTRICAL POWER LINE EASEMENT AS PER 1936/298; FACILITIES EASEMENT AS PER 2010/96, 2234/184, 2374/156; ELECTRICAL TRANSMISSION AND DISTRIBUTION EASEMENTS AS PER 2751/743 & 2751/745; ELECTRIC POWER LINE AND GUY WIRE EASEMENT AS PER 2751/781; DISTRIBUTION EASEMENTS AS PER 3204/438, 3792/2591, 3941/3961 & 5717/280
- BRUNSWICK CORPORATION (INGRESS/EGRESS EASEMENT CONVEYED IN DEED AT 1945/723 WAS RELEASED AND NEW AREA RECONVEYED IN 2741/76)
- ORLANDO CENTRAL PARK, INC. ITS SUCCESSORS AND/OR ASSIGNS (SUBSURFACE GAS TRANSMISSION EASEMENT AS PER DEED AT 1945/723)
- CITY OF ORLANDO - (WATER MAIN EASEMENT AS PER 1954/963
- ORANGE COUNTY (EASEMENTS FOR DRAINAGE UTILITIES & ACCESS AS PER 2657/1324 & 2747/1879
- AMERICAN TELEPHONE AND TELEGRAPH COMPANY N/K/A AT&T (EASEMENT CONVEYED AS PER DEED AT 2661/1101


LINEAR AND AREA CALCULATIONS

TOTAL DISTANCE OF PROPOSED 26" PIPELINE ACROSS PROPERTY: 1,721.89 LINEAR FEET = 104.36 RODS
TOTAL 26" PERMANENT EASEMENT (LYING OUTSIDE FGT EASEMENT): 0.395± ACRE

THIS IS NOT A SURVEY



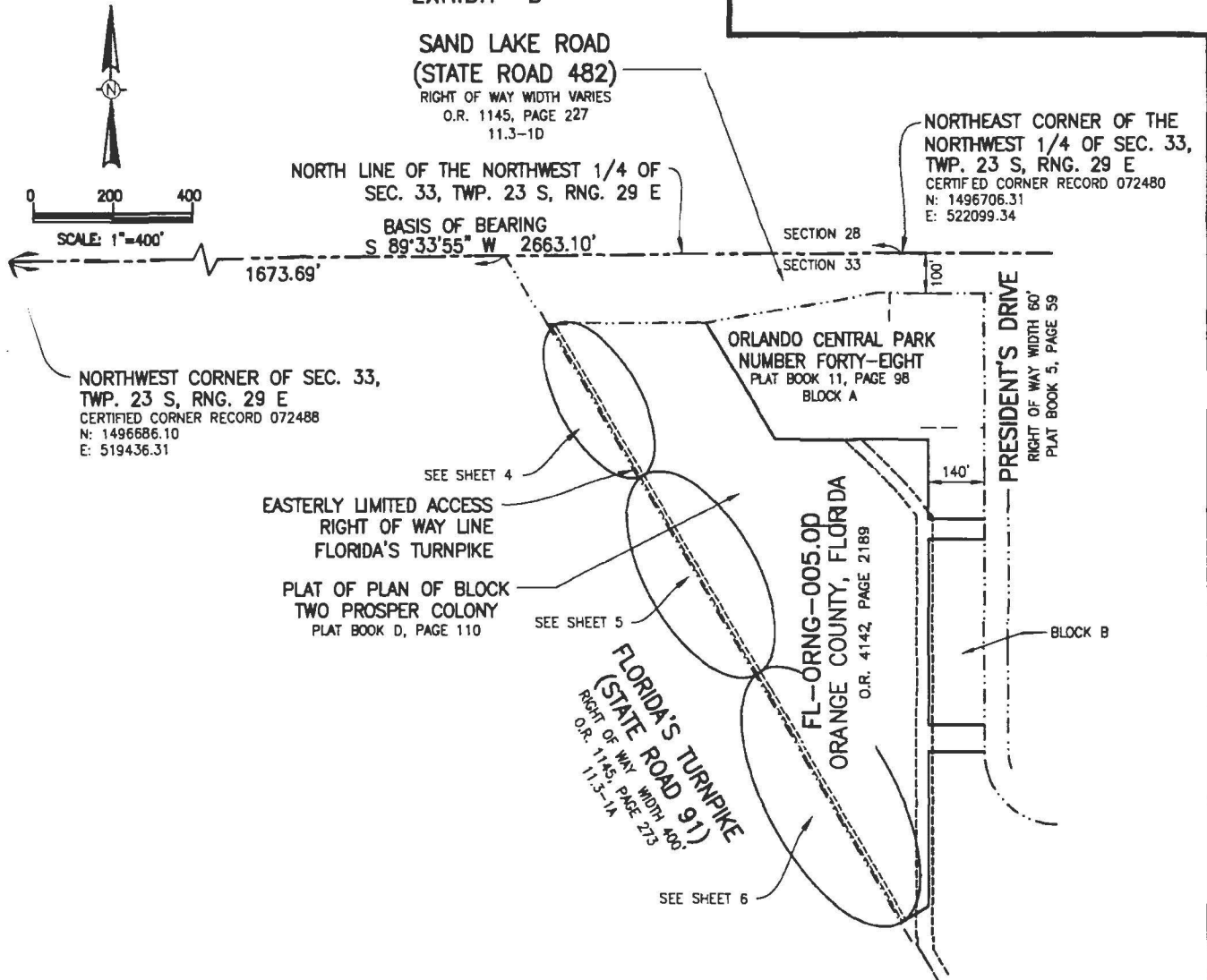
8039 COPPER CREEK BOULEVARD, SUITE 104
UNIVERSITY PARK, FLORIDA 34201
941.308.0300

PIPELINE, STATION, OR ACCOUNT NUMBER		SCALE N/A		CONST. YR.		FLORIDA GAS TRANSMISSION CO. MAITLAND, FLORIDA		PROJECT NO. C-23152-GL-94300105 (26") C-23152-GL-94300099 (4")	
FILENUMBER	CADD FILENAME	DRAWN RWM		DATE 11/1, 23		 An Energy Transfer/Enbridge Company Affiliates		PREVIOUS DWG. NO.	
REV. NO. - DESCRIPTION	BY	DATE	APP.	SHT. OF					
0 ISSUE FOR ACQUISITION	ATW	03/21/23	BEC	DWG. NO.					
1 REVISED FOR COUNTY COMMENTS	ATW	08/28/23	TWB	FL-ORNG-005.00-1					
2 REVISED FOR COUNTY COMMENTS	ATW	10/27/23	TWB	SKETCH OF EASEMENT DESCRIPTION ON THE PROPERTY OF ORANGE COUNTY, FLORIDA ORANGE COUNTY, FLORIDA		SHT. 2 OF 6			
3 REVISED FOR COUNTY COMMENTS	ATW	11/01/23	TWB			3			

ATWNO::

26" MAINLINE/4" ORLANDO
SOUTH LATERAL RELOCATIONS
TURNPIKE AND SAND LAKE
ROAD PROJECT

ORANGE COUNTY, FLORIDA
SECTION 33, TWP. 23 S, RNG. 29 E
SKETCH OF DESCRIPTION
EXHIBIT "B"




LEGEND

- = CENTERLINE
- = FLORIDA GAS TRANSMISSION COMPANY, LLC
- = OFFICIAL RECORDS
- = POINT OF BEGINNING
- = POINT OF COMMENCEMENT
- = SECTION
- = TOWNSHIP
- = RANGE
- = PERMANENT EASEMENT (LYING OUTSIDE FGT EASEMENT)

THIS IS NOT A SURVEY



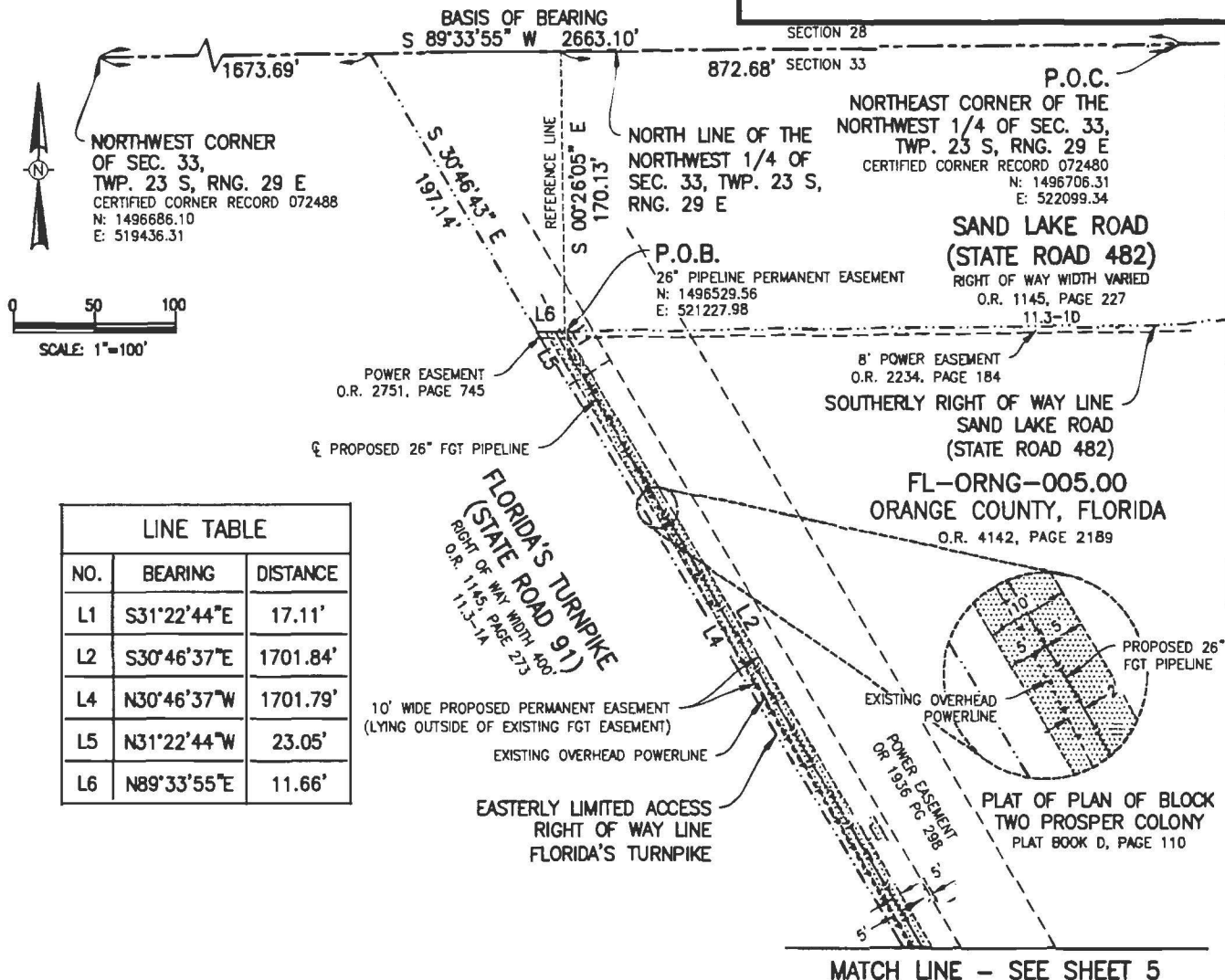
8039 COPPER CREEK BOULEVARD, SUITE 104
UNIVERSITY PARK, FLORIDA 34201
941.308.0300

PIPELINE, STATION, OR ACCOUNT NUMBER				SCALE 1" = 400'		CONST. YR.		FLORIDA GAS TRANSMISSION CO. MATLAND, FLORIDA				PROJECT NO. C-23152-GL-94300105 (26") C-23152-GL-94300099 (4")	
FILENUMBER		CADD FILENAME FL-ORNG-005.00-1.DWG. MODEL				DRAWN RWM		DATE 11/ 1/23					
REV. NO. - DESCRIPTION		BY		DATE		APP		 An Energy Transfer/Kinder-Morgan Affiliate				PREVIOUS DWG. NO.	
0 ISSUE FOR ACQUISITION		ATW		03/21/23		BEC						SHT. OF	
1 REVISED FOR COUNTY COMMENTS		ATW		08/29/23		TWB						DWG. NO.	
2 REVISED FOR COUNTY COMMENTS		ATW		10/27/23		TWB						FL-ORNG-005.00-1	
3 REVISED FOR COUNTY COMMENTS		ATW		11/01/23		TWB						SHT. 3 OF 6	

ATWNO::

26" MAINLINE 1/4" ORLANDO
SOUTH LATERAL RELOCATIONS
TURNPIKE AND SAND LAKE
ROAD PROJECT

ORANGE COUNTY, FLORIDA SECTION 33, TWP. 23 S, RNG. 29 E SKETCH OF DESCRIPTION EXHIBIT "B"



LINE TABLE		
NO.	BEARING	DISTANCE
L1	S31°22'44\"E	17.11'
L2	S30°46'37\"E	1701.84'
L4	N30°46'37\"W	1701.79'
L5	N31°22'44\"W	23.05'
L6	N89°33'55\"E	11.66'



LEGEND

- ☐ = CENTERLINE
- FGT = FLORIDA GAS TRANSMISSION COMPANY, LLC
- O.R. = OFFICIAL RECORDS
- P.O.B. = POINT OF BEGINNING
- P.O.C. = POINT OF COMMENCEMENT
- SEC. = SECTION
- TWP. = TOWNSHIP
- RNG. = RANGE
- ▨ = PERMANENT EASEMENT (LYING OUTSIDE FGT EASEMENT)

THIS IS NOT A SURVEY



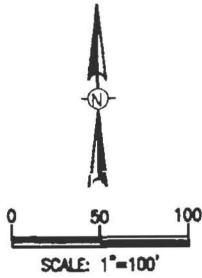
8030 COPPER CREEK BOULEVARD, SUITE 104
UNIVERSITY PARK, FLORIDA 34201
941.308.0300

PIPELINE, STATION, OR ACCOUNT NUMBER		SCALE 1" = 100'		CONST. YR.		FLORIDA GAS TRANSMISSION CO. MAITLAND, FLORIDA		PROJECT NO. C-23152-GL-94300105 (26") C-23152-GL-94300099 (4")	
FILENUMBER	CADD FILENAME FL-ORNG-005.00-1.DWG	MODEL	DRAWN RWM	DATE 11/1/23				PREVIOUS DWG. NO.	
REV. NO. - DESCRIPTION	BY	DATE	APP.			26" MAINLINE 1/4" ORLANDO SOUTH LATERAL RELOCATIONS FLORIDA'S TURNPIKE (SR 91) AND SAND LAKE ROAD (SR 482) SKETCH OF EASEMENT DESCRIPTION ON THE PROPERTY OF ORANGE COUNTY, FLORIDA ORANGE COUNTY, FLORIDA		SHT. OF	
0 ISSUE FOR ACQUISITION	ATW	03/21/23	BEC					DWG. NO.	
1 REVISED FOR COUNTY COMMENTS	ATW	08/29/23	TWB					FL-ORNG-005.00-1	
2 REVISED FOR COUNTY COMMENTS	ATW	10/27/23	TWB					SHT. 4 OF 6	
3 REVISED FOR COUNTY COMMENTS	ATW	11/01/23	TWB						

ATWNO:

26" MAINLINE/4" ORLANDO
SOUTH LATERAL RELOCATIONS
TURNPIKE AND SAND LAKE
ROAD PROJECT

ORANGE COUNTY, FLORIDA
SECTION 33, TWP. 23 S, RNG. 29 E
SKETCH OF DESCRIPTION
EXHIBIT "B"



MATCH LINE - SEE SHEET 4

PLAT OF PLAN OF BLOCK
TWO PROSPER COLONY
PLAT BOOK D, PAGE 110

FL-ORNG-005.00
ORANGE COUNTY, FLORIDA
O.R. 4142, PAGE 2189

10' WIDE PROPOSED
PERMANENT EASEMENT
(LYING OUTSIDE OF
EXISTING FGT EASEMENT)

FLORIDA'S TURNPIKE
(STATE ROAD 91)
RIGHT OF WAY WIDTH 400'
O.R. 1145, PAGE 273
11.3-1A

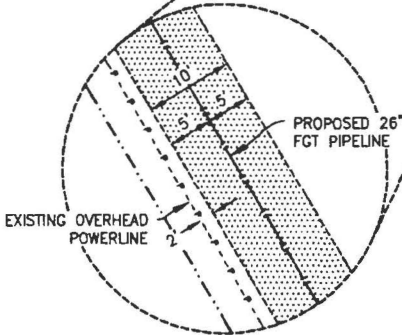
POWER EASEMENT
O.R. 1936 PG 298

POWER EASEMENT
O.R. 3204, PAGE 438

☉ PROPOSED 26" FGT PIPELINE

EASTERLY LIMITED ACCESS
RIGHT OF WAY LINE
FLORIDA'S TURNPIKE

MATCH LINE - SEE SHEET 6



LEGEND

- ☉ = CENTERLINE
- FGT = FLORIDA GAS TRANSMISSION COMPANY, LLC
- O.R. = OFFICIAL RECORDS
- P.O.B. = POINT OF BEGINNING
- P.O.C. = POINT OF COMMENCEMENT
- SEC. = SECTION
- TWP. = TOWNSHIP
- RNG. = RANGE
- [Hatched Box] = PERMANENT EASEMENT (LYING OUTSIDE FGT EASEMENT)

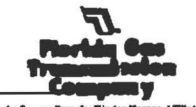
LINE TABLE

NO.	BEARING	DISTANCE
L2	S30°46'37"E	1701.84'
L4	N30°46'37"W	1701.79'

THIS IS NOT A SURVEY.



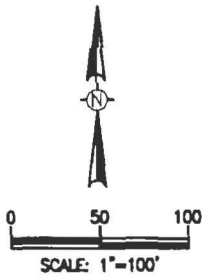
WWW.ATWELL-GROUP.COM
8039 COPPER CREEK BOULEVARD, SUITE 104
UNIVERSITY PARK, FLORIDA 34201
941.308.0300

PIPELINE, STATION, OR ACCOUNT NUMBER				SCALE 1" = 100'	CONST. YR.	FLORIDA GAS TRANSMISSION CO. MATLAND, FLORIDA		PROJECT NO. C-23152-GL-94300105 (26") C-23152-GL-94300099 (4")	
FILENUMBER	CADD FILENAME FL-ORNG-005.00-1.DWG\MODEL			DRAWN RWM	DATE 11/1/23			PREVIOUS DWG. NO.	
REV. NO. - DESCRIPTION	BY	DATE	APP.			26" MAINLINE/4" ORLANDO SOUTH LATERAL RELOCATIONS FLORIDA'S TURNPIKE (SR 91) AND SAND LAKE ROAD (SR 482) SKETCH OF EASEMENT DESCRIPTION ON THE PROPERTY OF ORANGE COUNTY, FLORIDA ORANGE COUNTY, FLORIDA		SHT. OF	
0 ISSUE FOR ACQUISITION	ATW	03/21/23	BEC					DWG. NO.	
1 REVISED FOR COUNTY COMMENTS ATW	08/29/23	TWB						FL-ORNG-005.00-1	
2 REVISED FOR COUNTY COMMENTS ATW	10/27/23	TWB						SHT. 5 OF 6	
3 REVISED FOR COUNTY COMMENTS ATW	11/01/23	TWB						3	

ATWNO::

26" MAINLINE/4" ORLANDO
SOUTH LATERAL RELOCATIONS
TURNPIKE AND SAND LAKE
ROAD PROJECT

ORANGE COUNTY, FLORIDA
SECTION 33, TWP. 23 S, RNG. 29 E
SKETCH OF DESCRIPTION
EXHIBIT "B"



MATCH LINE — SEE SHEET 5

FLORIDA'S TURNPIKE
(STATE ROAD 91)
RIGHT OF WAY WIDTH 400'
O.R. 1145, PAGE 273
11.3-1A

FL-ORNG-005.00
ORANGE COUNTY, FLORIDA
O.R. 4142, PAGE 2189

POWER EASEMENT
O.R. 3792, PAGE 2591

POWER EASEMENT
O.R. 2010, PAGE 96

PLAT OF PLAN OF BLOCK
TWO PROSPER COLONY
PLAT BOOK D, PAGE 110

LINE TABLE		
NO.	BEARING	DISTANCE
L2	S30°46'37"E	1701.84'
L3	S59°14'33"W	10.00'
L4	N30°46'37"W	1701.79'

10' WIDE PROPOSED
PERMANENT EASEMENT
(LYING OUTSIDE OF
EXISTING FGT EASEMENT)


☉ PROPOSED 26" FGT PIPELINE

EASTERLY LIMITED ACCESS
RIGHT OF WAY LINE
FLORIDA'S TURNPIKE

POWER EASEMENT
O.R. 2751, PAGE 743

SOUTHEASTERLY LINE OF THAT
PROPERTY AS DESCRIBED IN
OFFICIAL RECORDS BOOK
4142, PAGE 2189



LEGEND

- ☉ = CENTERLINE
FGT = FLORIDA GAS TRANSMISSION COMPANY, LLC
O.R. = OFFICIAL RECORDS
P.O.B. = POINT OF BEGINNING
P.O.C. = POINT OF COMMENCEMENT
SEC. = SECTION
TWP. = TOWNSHIP
RNG. = RANGE
 = PERMANENT EASEMENT (LYING OUTSIDE FGT EASEMENT)

THIS IS NOT A SURVEY.



8036 COPPER CREEK BOULEVARD, SUITE 104
UNIVERSITY PARK, FLORIDA 34201
941.308.0300

PIPELINE, STATION, OR ACCOUNT NUMBER		SCALE 1" = 100'		CONST. YR.		FLORIDA GAS TRANSMISSION CO. MAITLAND, FLORIDA		PROJECT NO. C-23152-GL-94300105 (26") C-23152-GL-94300099 (4")	
FILENUMBER	CADD FILENAME FL-ORNG-005.00-1.DWG\MODEL			DRAWN RWM	DATE 11/1/23				
REV. NO. - DESCRIPTION		BY	DATE	APP.	 An Energy Transmission-System Affiliates		26" MAINLINE/4" ORLANDO SOUTH LATERAL RELOCATIONS FLORIDA'S TURNPIKE (SR 91) AND SAND LAKE ROAD (SR 482) SKETCH OF EASEMENT DESCRIPTION ON THE PROPERTY OF ORANGE COUNTY, FLORIDA ORANGE COUNTY, FLORIDA		PREVIOUS DWG. NO.
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1 REVISED FOR COUNTY COMMENTS		ATW	08/29/23	TWB			DWG. NO.		
2 REVISED FOR COUNTY COMMENTS		ATW	10/27/23	TWB			FL-ORNG-005.00-1		
3 REVISED FOR COUNTY COMMENTS		ATW	11/01/23	TWB			SHT. 6 OF 6		
									

ATWNO::