



**Interoffice Memorandum**

Received on July 27, 2022 @ 3:45 p.m.

Publish: August 7, 2022

Deadline: August 2, 2022

RCUD

JUL28'22AM9:08

Date: July 22, 2022

A handwritten signature, possibly "Suk", in dark ink.

JUL27 22 2:45PM

TO: Katie Smith, Deputy Clerk, Comptroller Clerk's Office

THRU: Cheryl Gillespie, Agenda Development Supervisor  
Agenda Development Office, BCC

FROM: Diana M. Almodovar, P.E., County Engineer, Public Works Department

THRU: Julie Alber, Assistant Project Manager  
Development Engineering Division, Public Works Department  
Telephone: 407-836-7928  
E-mail address: [julie.alber@ocfl.net](mailto:julie.alber@ocfl.net)

RE: **Request for Public Hearing PTV-20-01-002 – Louis G. Ronca, on behalf of Plymouth Harbor LLC.**

Applicant: Louis G. Ronca  
P.O. Box 485  
Mount Dora, FL 32756

Location: S25/T20/R27 and S30/T20/R28 Petition to vacate an 80 foot wide by approximately 665 foot long portion and a 20 foot wide by approximately 1,005 foot long portion of an unopened and unimproved right-of-way known as Sorrento Avenue, containing a total of approximately 1.15 acres. Public interest was created by Plat Book B, Page 145, Deed Book 997, Page 165, Deed Book 997, Page 166, and Deed Book 997, Page 167 of the public records of Orange County, Florida. The parcel ID numbers are 25-20-27-0000-00-008, 25-20-27-0000-00-021, 30-20-28-0484-00-040, and 30-20-28-0484-00-060. The parcel addresses are 1056 Bailey Hill Road, 2404 Plymouth Sorrento Road, 2304 Plymouth Sorrento Road, and one parcel is unaddressed. All parcels lie in District 2.

Estimated time required for public hearing: Two (2) minutes, not to exceed ten (10) minutes.

Hearing controversial: No.

**Request for Public Hearing PTV # 20-01-002 - Louis G. Ronca, on behalf of Plymouth Harbor LLC.**

Advertising timeframes: Publish the petition, the Clerk's estimated hearing date, time and place at least 14 days prior to the date set for the public hearing. Publish the notice of adoption within 30 days of the hearing date.

Applicant/Abutters to Be notified: Yes – Mailing label is attached.

Hearing by Fla. Statute # or code: Pursuant to Section 336.10 of the Florida Statutes.

Spanish contact person: 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.

Materials being submitted as backup for public hearing request:

1. Complete originals and exhibits
2. Certified sketch and legal description
3. Receipt of payment of petition fees
4. Proof of property ownership
5. Mailing label

***SPECIAL INSTRUCTIONS TO CLERK (IF ANY):***

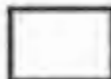
Please notify Julie Alber of the scheduled date and time. The Development Engineering Division will notify the customer.



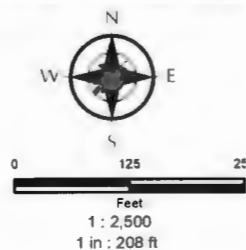
**PTV-20-01-002**  
**Louis G. Ronca, on behalf of Plymouth Harbor LLC**



**Proposed Vacation**



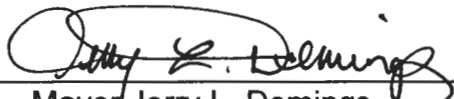
**Subject Property**



**PUBLIC WORKS DEPARTMENT  
DEVELOPMENT ENGINEERING DIVISION  
REQUEST FOR COUNTY MAYOR'S APPROVAL  
May 23, 2022**

Request authorization to schedule a Public Hearing for Petition to Vacate 20-01-002. This is a request from Louis G. Ronca, on behalf of Plymouth Harbor LLC. to vacate an 80 foot wide by approximately 665 foot long portion and a 20 foot wide by approximately 1,000 feet long portion of an unopened and unimproved right-of-way known as Sorrento Avenue, containing a total of approximately 1.15 acres, which lies in District 2. Staff has no objection to this request.

Requested Action  
Approved by

  
Mayor Jerry L. Demings

5/23/22  
(Date)

**NOTE: FURTHER PROCESSING NECESSARY:**

Please return to Julie Alber via interoffice mail.

**PETITION REQUESTING VACATION OF  
ORANGE COUNTY ROAD, RIGHT OF WAY OR EASEMENT**

To: Board of County Commissioners  
Orange County, Florida

The undersigned hereby petitions the Board of County Commissioners to vacate an existing right-of-way or easement and to disclaim any right Orange County and the public have in that right-of-way or easement.

The undersigned does hereby certify:

**PUBLIC INTEREST IN RIGHT OF WAY OR EASEMENT:**

The title or interest of Orange County and the public in the above described right-of-way or easement is acquired and is evidenced in the following manner: (state whether public interest acquired by deed, dedication or prescription).

**Public interest was created per Plat Book B, Page 145, Deed Book 997, Page 165, and Deed Book 997, Page 167 all of the Public Records of Orange County, Florida.**

**ATTACH SKETCH AND DESCRIPTION:** Attached as Exhibit "A" is a sketch and legal description prepared by a registered land surveyor accurately showing and describing the above-described right-of-way or easement, and showing its location in relation to the surrounding property.

**SEE ATTACHED EXHIBIT 'A'**

**ABUTTING PROPERTY OWNER:** Attached as Exhibit "B" is a list which constitutes a complete and accurate schedule of all abutting property owners (other than the petitioner). This exhibit may also include any letters received from abutting property owners resulting from courtesy letters sent to them.

**SEE ATTACHED EXHIBIT 'B'**

ACCESS TO OTHER PROPERTY: The undersigned certifies that if this petition is granted and the right-of-way or easement is terminated, no other property owner will be denied access to and from his or her property.

POSTING OF NOTICE: The undersigned agrees to place a notice of petition to vacate on the subject property in a conspicuous and easily visible location no later than ten (10) days prior to the public hearing on the petition. This notice will be available at the Orange County Public Works Division after a Public Hearing has been scheduled.

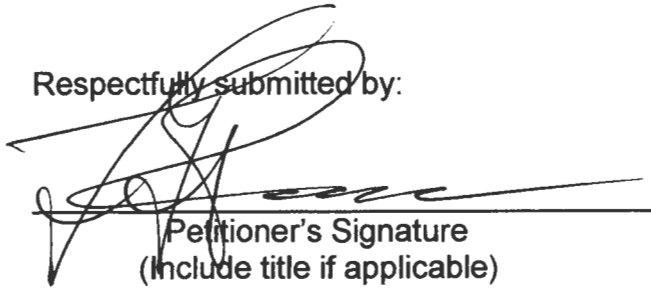
PUBLIC UTILITIES: Attached as Exhibit "C" are certificates of public utility companies serving the area of the above-described property, and each utility company has certified that the vacating will not interfere with the utility services being provided.

**SEE ATTACHED EXHIBIT 'C'**

NO FEDERAL OR STATE HIGHWAY AFFECTED: The undersigned certifies that, to the best of his or her knowledge, the above-described right-of-way or easement is not a part of any existing or proposed state or federal highway. It was not acquired or dedicated for state or federal highway purposes, and such right of way or easement is under the control and jurisdiction of the Board of County Commissioners.

GROUND FOR GRANTING PETITION: The undersigned submits as grounds and reasons in support of this petition the following: (State in detail why the petition should be granted)

Respectfully submitted by:

  
\_\_\_\_\_  
Petitioner's Signature  
(Include title if applicable)

Louis G. Rowce  
\_\_\_\_\_  
Print Name

Address: P.O. 485

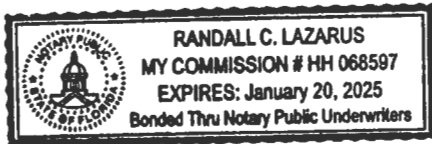
Mount Dora, FL 32756

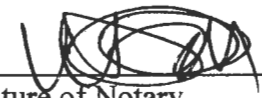
Phone Number: (407) 493-8553

STATE OF FLORIDA

COUNTY OF ORANGE

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online notarization, this 17 day of November, 2021 who is personally known or who has produced \_\_\_\_\_ as identification.



  
\_\_\_\_\_  
Signature of Notary  
Randall Lazarus  
\_\_\_\_\_  
Print Name

**EXHIBIT "A"**

**LEGAL DESCRIPTION AND SKETCH OF DESCRIPTION**



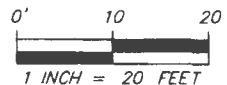
# SKETCH AND DESCRIPTION

Exhibit 'A'

**LEGAL DESCRIPTION:** THAT PORTION OF SORRENTO AVENUE LYING WEST OF LOTS 4, 5 AND 6, BAILEY'S ADDITION TO PLYMOUTH, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK "B", PAGE 145, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE WEST 1/4 CORNER OF SECTION 30, TOWNSHIP 20 SOUTH, RANGE 28 EAST, ORANGE COUNTY, FLORIDA. THENCE RUN S 0°06'03" W, ALONG THE WEST LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 30, A DISTANCE OF 1005.10 FEET TO THE SOUTH LINE OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 30; THENCE RUN N 89°22'05" E, ALONG SAID SOUTH LINE, A DISTANCE OF 20.00 FEET, TO THE EAST RIGHT-OF-WAY LINE OF SORRENTO AVENUE AS PLATTED IN SAID PLAT OF BAILEY'S ADDITION TO PLYMOUTH; THENCE RUN N 0°06'03" E, ALONG SAID EAST RIGHT-OF-WAY LINE, A DISTANCE OF 1005.45 FEET, TO THE NORTH LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 30; THENCE RUN S 88°22'43" W, ALONG SAID NORTH LINE, A DISTANCE OF 20.01 FEET, TO THE POINT OF BEGINNING.

CONTAINING 20,105.54 SQUARE FEET OR 0.46 ACRES, MORE OR LESS



## LEGEND:

|      |                          |
|------|--------------------------|
|      | LINE BREAK               |
| DB   | DEED BOOK                |
| PB   | PLAT BOOK                |
| PG   | PAGE                     |
| SEC. | SECTION                  |
| R/W  | RIGHT OF WAY             |
| S.R. | STATE ROAD               |
| CL   | CENTERLINE               |
| SF ± | SQUARE FEET MORE OR LESS |
| NO.  | NUMBER                   |
| CLF  | CHAIN LINK FENCE         |
| (P)  | PLA                      |
| E/P  | EDGE OF PAVEMENT         |
| POC  | POINT OF COMMENCEMENT    |
| POB  | POINT OF BEGINNING       |

## GENERAL NOTES:

1. BEARINGS SHOWN HEREON ARE BASED ON ASSUMED DATUM, HOLDING THE WEST LINE OF THE S.W. 1/4 OF SECTION 30-20-28, AS BEING S 0°06'03" W
2. THIS IS NOT A BOUNDAR. IMPROVEMENTS SHOWN HEREON ARE FOR REFERENCE PURPOSES ONLY.

OK  
12

(SEE SHEET 2 OF 2 FOR SKETCH)

**RALPH THOMAS SNOW, PSM**

2624 BENT HICKORY CIRCLE LONGWOOD, FL 32779  
407-701-6101 rtsnow@cl.r.com  
FLORIDA REGISTRATION NUMBER 5561

DRAWING DATE:

07/12/2020

PROJECT  
NUMBER

PH-S1

DRAWN BY:

P.J.

APPROVED BY:

RTS

SHEET

1 OF 2

THIS SURVEY NOT VALID UNLESS EMBOSSED WITH THE SIGNATURE AND SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

RALPH THOMAS SNOW - DATE: 07/13/2020  
FLORIDA PROFESSIONAL SURVEYOR & MAPPER  
LICENSE NUMBER 5561

# SKETCH AND DESCRIPTION

(SEE SHEET 1 OF 2 FOR DESCRIPTION)

Exhibit 'A'

POINT OF BEGINNING  
THE WEST 1/4 CORNER  
OF SEC. 30-20-28

S 88° 22' 43" W  
20.01'

N. 1/2 OF THE N. 1/2 OF THE  
S.E. 1/4 OF THE N.E. 1/4 OF  
THE S.E. 1/4 OF SEC. 25-20-27

NOT PLATTED

N.LINE OF THE  
S.W. 1/4 OF  
SEC. 30-20-28

LOT 4

S. 1/2 OF THE N. 1/2 OF THE  
S.E. 1/4 OF THE N.E. 1/4 OF  
THE S.E. 1/4 OF SEC. 25-20-27

NOT PLATTED

BAILEY'S ADDITION  
TO PLYMOUTH,  
P.B. "B", PG. 145.

LOT 5

WEST LINE OF THE S.W. 1/4  
OF SEC. 30-20-28

20' R/W SORRENTO AVENUE PER P.B. "B", PG. 145.

S 0° 06' 03" W 1005.10'

N 0° 06' 03" E 1005.45'

EAST R/W LINE  
SORRENTO AVE.

LOT 6

N. 1/2 OF THE S.E. 1/4  
OF THE N.E. 1/4 OF THE  
S.E. 1/4 OF SEC. 25-20-27

NOT PLATTED

N 89° 22' 05" E  
20.00'

SOUTH LINE OF THE  
N. 1/2 OF THE S.W. 1/4  
OF THE N.W. 1/4 OF THE  
S.W. 1/4 OF SEC. 30-20-28

SOUTH LINE OF THE  
N. 1/2 OF THE S.W. 1/4  
OF THE N.W. 1/4 OF THE  
S.W. 1/4 OF SEC. 30-20-28



0' 75 150  
1 INCH = 150 FEET

## LEGEND:

— LINE BREAK  
ORB OFFICIAL RECORDS BOOK  
PB PLAT BOOK  
PG PAGE  
SEC SECTION  
R/W RIGHT OF WAY  
NO. NUMBER  
(P) PLAT  
POC POINT OF COMMENCEMENT  
POB POINT OF BEGINNING

## GENERAL NOTES:

1. BEARINGS SHOWN HEREON ARE BASED ON ASSUMED DATUM, HOLDING THE WEST LINE OF THE S.W. 1/4 OF SECTION 30-20-28, AS BEING S 0°06'03" W
2. THIS IS NOT A BOUNDAR. IMPROVEMENTS SHOWN HEREON ARE FOR REFERENCE PURPOSES ONLY.

**RALPH THOMAS SNOW, PSM**

2624 BENT HICKORY CIRCLE LONGWOOD, FL 32779  
407-701-8101 rtanow@cfl.rr.com  
FLORIDA REGISTRATION NUMBER 5561

DRAWING DATE:

07/12/2020

PROJECT  
NUMBER

PH-S1

DRAWN BY:

P.J.

APPROVED BY:

RTS

SHEET

2 OF 2

THIS SURVEY NOT VALID UNLESS EMBOSSED  
WITH THE SIGNATURE AND SEAL OF A  
FLORIDA LICENSED SURVEYOR AND MAPPER.

RALPH THOMAS SNOW -- DATE: 07/13/2020  
FLORIDA PROFESSIONAL SURVEYOR & MAPPER  
LICENSE NUMBER 5561

OCT 8 1954

GILBREATH ROAD  
RIGHT-OF-WAY AGREEMENT  
DEED BOOK 997 PAGE 165

390898

THIS INDENTURE, made the 20th day of September 1954, in the year of our Lord one thousand nine hundred and fifty four, between WALTER D. HOGSETT and JOHN W. HOGSETT & ROBERT R. HOGSETTE, JR.

of the County of Orange and State of Florida, parties of the first part, and the COUNTY OF ORANGE, in the State of Florida, party of the second part.

WITNESSETH, That the parties of the first part, in consideration of the sum of \$ 1.00 paid by the party of the second part, the receipt whereof is hereby acknowledged, does hereby give and grant to the party of the second part and its successors a right-of-way for public road purposes and full authority to enter upon, construct and operate a road over and upon the following described lands situate in Orange County aforesaid, to-wit:



The EAST thirty (30) feet of the NORTH  $\frac{1}{2}$  (N $\frac{1}{2}$ ) of the Southeast quarter (SE $\frac{1}{4}$ ) of the Northeast quarter (NE $\frac{1}{4}$ ) of the Southeast quarter (SE $\frac{1}{4}$ ) in Section 25, Township 20, Range 27, according to the public records of Orange County, Florida.



FILED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF ORANGE COUNTY, FLORIDA, ON OCT 8 1954  
AT 10:55 CLOCK, A. M. AND RECORDED IN DEED BOOK NO. 997 PAGE 165  
AND RECORD VERIFIED

Arthur W. Newell, CLERK

TO HAVE AND TO HOLD the said easement or right-of-way unto the party of the second part and its successors for the purpose aforesaid.

In witness whereof they have hereunto set their hands and seal this 24th day of September, A. D. 1954.

Signed, sealed and delivered

In presence of:

Bettye W. McGraw (Seal)  
Standing Bear (Seal)  
Walter D. Hogsett (Seal)  
John W. Hogsett & Robert R. Hogsette, Jr. (Seal)

STATE OF Florida

COUNTY OF Orange

I HEREBY CERTIFY, that on this 24th day of September, A. D. 1954, before me personally appeared Walter D. Hogsett, John W. Hogsett & Robert R. Hogsette, Jr.,

to me well known as the individual described in and who executed the foregoing conveyance and acknowledged the execution thereof as and for their free act and deed.



WITNESS my signature and official seal at  
Zellwood in the County of Orange  
and State of Florida the day and year last  
aforesaid.  
Bettye W. McGraw  
Notary Public  
(Official title of Officer)

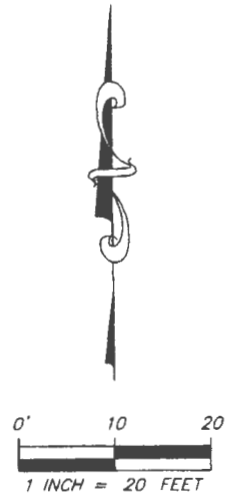
My commission expires on the \_\_\_\_\_ day of \_\_\_\_\_  
Notary Public, State of Florida at Large.  
My Commission expires Feb. 4, 1957.  
Bonded by American Fire and Casualty Co.

SKETCH AND DESCRIPTION  
SHEET 1 OF 2

Exhibit 'A'

LEGAL DESCRIPTION: ALL OF THE LAND DESCRIBED IN THAT CERTAIN RIGHT-OF-WAY AGREEMENT RECORDED IN DEED BOOK 997, PAGE 165, BEING DESCRIBED AS THE EAST 30.00 FEET OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 IN SECTION 25, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ACCORDING TO THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

CONTAINING 9,968.87 SQUARE FEET MORE OR LESS



GENERAL NOTES:

1. BEARINGS SHOWN HEREON ARE BASED ON ASSUMED DATUM, HOLDING THE EAST LINE OF THE S.E. 1/4 OF SEC. 25-20-27, AS BEING S 0°06'03" W
2. THIS IS NOT A BOUNDARY SURVEY. IMPROVEMENTS SHOWN HEREON ARE FOR REFERENCE PURPOSES ONLY.

*[Handwritten signature/initials]*

LEGEND:

|      |                          |
|------|--------------------------|
|      | LINE BREAK               |
| DB   | DEED BOOK                |
| PB   | PLAT BOOK                |
| PG   | PAGE                     |
| SEC. | SECTION                  |
| R/W  | RIGHT OF WAY             |
| S.R. | STATE ROAD               |
| CL   | CENTERLINE               |
| SF ± | SQUARE FEET MORE OR LESS |
| NO.  | NUMBER                   |
| CLF  | CHAIN LINK FENCE         |
| (P)  | PLAT                     |
| E/P  | EDGE OF PAVEMENT         |
| POC  | POINT OF COMMENCEMENT    |
| POS  | POINT OF BEGINNING       |

(SEE SHEET 2 OF 2 FOR SKETCH)

**RALPH THOMAS SNOW, PSM**

2624 BENT HICKORY CIRCLE LONGWOOD, FL. 32779  
407-701-6101 rtsnow@cfl.rr.com  
FLORIDA REGISTRATION NUMBER 5561

DRAWING DATE:

07/12/2020

PROJECT  
NUMBER

PH-S2

DRAWN BY:

P.J.

APPROVED BY:

RTS

SHEET

1 OF 2

THIS SURVEY NOT VALID UNLESS EMBOSSED WITH THE SIGNATURE AND SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

*[Handwritten signature of Ralph Thomas Snow]*

RALPH THOMAS SNOW - DATE: 07/13/2020  
FLORIDA PROFESSIONAL SURVEYOR & MAPPER  
LICENSE NUMBER 5561

SKETCH AND DESCRIPTION  
SHEET 2 OF 2

Exhibit 'A'

NOT PLATTED

N 89° 26' 53" E  
30.00'

NORTH LINE OF THE  
N. 1/2 OF THE S.E. 1/4  
OF THE N.E. 1/4 OF THE  
S.E. 1/4 OF SEC. 25-20-27

N. 1/2 OF THE S.E. 1/4  
OF THE N.E. 1/4 OF THE  
S.E. 1/4 OF SEC. 25-20-27

NOT PLATTED

N 0° 06' 03" E 332.32'

THE EAST 30.00' OF THE N. 1/2 OF THE S.E. 1/4  
OF THE N.E. 1/4 OF THE S.E. 1/4 OF SEC. 25-20-27

20' R/W SORRENTO AVENUE  
PER P.B. "B", PG. 145.

S 0° 06' 03" W 332.28'

20' R/W SORRENTO AVENUE  
PER P.B. "B", PG. 145.

LOT 5

EAST R/W LINE  
SORRENTO AVE.

LOT 6

BAILEY'S ADDITION  
TO PLYMOUTH,  
P.B. "B", PG. 145.

EAST LINE OF THE S.E. 1/4  
OF SEC. 25-20-27

SOUTH LINE OF THE  
N. 1/2 OF THE S.E. 1/4  
OF THE N.E. 1/4 OF THE  
S.E. 1/4 OF SEC. 25-20-27

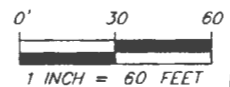
NOT PLATTED

S 89° 22' 05" W  
30.00'

GENERAL NOTES:

1. BEARINGS SHOWN HEREON ARE BASED ON ASSUMED DATUM, HOLDING THE EAST LINE OF THE S.E. 1/4 OF SEC. 25-20-27, AS BEING S 0°06'03" W
2. THIS IS NOT A BOUNDARY SURVEY. IMPROVEMENTS SHOWN HEREON ARE FOR REFERENCE PURPOSES ONLY.

(SEE SHEET 1 OF 2 FOR DESCRIPTION)



LEGEND:

|      |                       |
|------|-----------------------|
| +    | LINE BREAK            |
| DB   | DEED BOOK             |
| PB   | PLAT BOOK             |
| PG   | PAGE                  |
| SEC. | SECTION               |
| R/W  | RIGHT OF WAY          |
| S.R. | STATE ROAD            |
| CL   | CENTERLINE            |
| NO.  | NUMBER                |
| (P)  | PLAT                  |
| POC  | POINT OF COMMENCEMENT |
| POB  | POINT OF BEGINNING    |

**RALPH THOMAS SNOW, PSM**

2624 BENT HICKORY CIRCLE LONGWOOD, FL. 32779  
407-701-8101 rtsnow@cfl.rr.com  
FLORIDA REGISTRATION NUMBER 5561

DRAWING DATE:

07/12/2020

DRAWN BY:

P.J.

APPROVED BY:

RTS

PROJECT  
NUMBER

PH-S2

SHEET

2 OF 2

THIS SURVEY NOT VALID UNLESS EMBOSSED  
WITH THE SIGNATURE AND SEAL OF A  
FLORIDA LICENSED SURVEYOR AND MAPPER.

RALPH THOMAS SNOW - DATE: 07/13/2020  
FLORIDA PROFESSIONAL SURVEYOR & MAPPER  
LICENSE NUMBER 5561

# GILBREATH ROAD

390893

OCT 8 1954

## RIGHT-OF-WAY AGREEMENT

DEED BOOK 997 PAGE 166

THIS INDENTURE, made the 20th day of September 1954, in the year of our Lord one thousand nine hundred and fifty four, between J. B. Gilbreath and Minnie Gilbreath, his wife,

of the County of Orange and State of Florida, parties of the first part, and the COUNTY OF ORANGE, in the State of Florida, party of the second part.

WITNESSETH, That the party of the first part, in consideration of the sum of \$ 1.00 paid by the party of the second part, the receipt whereof is hereby acknowledged, does hereby give and grant to the party of the second part and its successors a right-of-way for public road purposes and full authority to enter upon, construct and operate a road over and upon the following described lands situate in Orange County aforesaid, to-wit:

FILED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF ORANGE COUNTY, FLORIDA, ON OCT 8 1954 AT 10:55 AM. M. AND RECORDED IN DEED BOOK NO. 997 PAGE 166- AND RECORD VERIFIED

Arthur W. Newell CLERK



The East Thirty (30) feet of the South half (S $\frac{1}{2}$ ) of the North half (N $\frac{1}{2}$ ) of the Northeast quarter (NE $\frac{1}{4}$ ) of the Southeast Quarter (SE $\frac{1}{4}$ ) in Section 25, Township 20, Range 27, According to the public records of Orange County Florida.



TO HAVE AND TO HOLD the said easement or right-of-way unto the party of the second part and its successors for the purpose aforesaid.

In witness whereof they have hereunto set their hands and seal this day of September, A. D. 1954.

Signed, sealed and delivered

in presence of:

Byron B. Buck (Seal)  
John T. Moore (Seal)  
J. B. Gilbreath (Seal)  
Minnie Gilbreath (Seal)

STATE OF Florida

COUNTY OF Orange

I HEREBY CERTIFY, that on this 24th day of September, A. D. 1954, before me personally appeared J. B. Gilbreath & Minnie Gilbreath his wife

to me well known as the individual described in and who executed the foregoing conveyance and acknowledged the execution thereof as and for their free act and deed.

WITNESS my signature and official seal at

Apopka, in the County of Orange

and State of Florida the day and year last aforesaid.

Byron B. Buck

Notary Public

(Official title of Officer)

My commission expires on the 6th day of

August, A. D. 1954



1822-1823

1822-1823

1822-1823

1822-1823

1822-1823

1822-1823

1822-1823

1822-1823

1822-1823

1822-1823

1822-1823

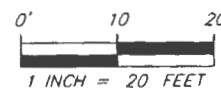
1822-1823

SKETCH AND DESCRIPTION  
SHEET 1 OF 2

Exhibit 'A'

LEGAL DESCRIPTION: ALL OF THE LAND DESCRIBED IN THAT CERTAIN RIGHT-OF-WAY AGREEMENT RECORDED IN DEED BOOK 997, PAGE 166, BEING DESCRIBED AS THE EAST 30.00 FEET OF THE SOUTH 1/2 OF THE NORTH 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 IN SECTION 25, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ACCORDING TO THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

CONTAINING 10,171.33 SQUARE FEET MORE OR LESS



LEGEND:

✦ LINE BREAK  
DB DEED BOOK  
PB PLAT BOOK  
PG PAGE  
SEC. SECTION  
R/W RIGHT OF WAY  
S.R. STATE ROAD  
CL CENTERLINE  
sf ± SQUARE FEET MORE OR LESS  
NO. NUMBER  
CLF CHAIN LINK FENCE  
(P) PLAT  
E/P EDGE OF PAVEMENT  
POC POINT OF COMMENCEMENT  
POB POINT OF BEGINNING

OK  
17-MAY-22

GENERAL NOTES:

1. BEARINGS SHOWN HEREON ARE BASED ON ASSUMED DATUM, HOLDING THE EAST LINE OF THE S.E. 1/4 OF SEC. 25-20-27, AS BEING S 0°06'03" W
2. THIS IS NOT A BOUNDARY SURVEY. IMPROVEMENTS SHOWN HEREON ARE FOR REFERENCE PURPOSES ONLY.

(SEE SHEET 2 OF 2 FOR SKETCH)

**RALPH THOMAS SNOW, PSM**

2824 BENT HICKORY CIRCLE LONGWOOD, FL. 32778  
407-701-8101 rtanow@cfl.ir.com  
FLORIDA REGISTRATION NUMBER 5561

DRAWING DATE:

07/12/2020

PROJECT  
NUMBER

PH-S3

DRAWN BY:

P.J.

APPROVED BY:

RTS

SHEET

1 OF 2

THIS SURVEY NOT VALID UNLESS EMBOSSED WITH THE SIGNATURE AND SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

*R. Thomas Snow*

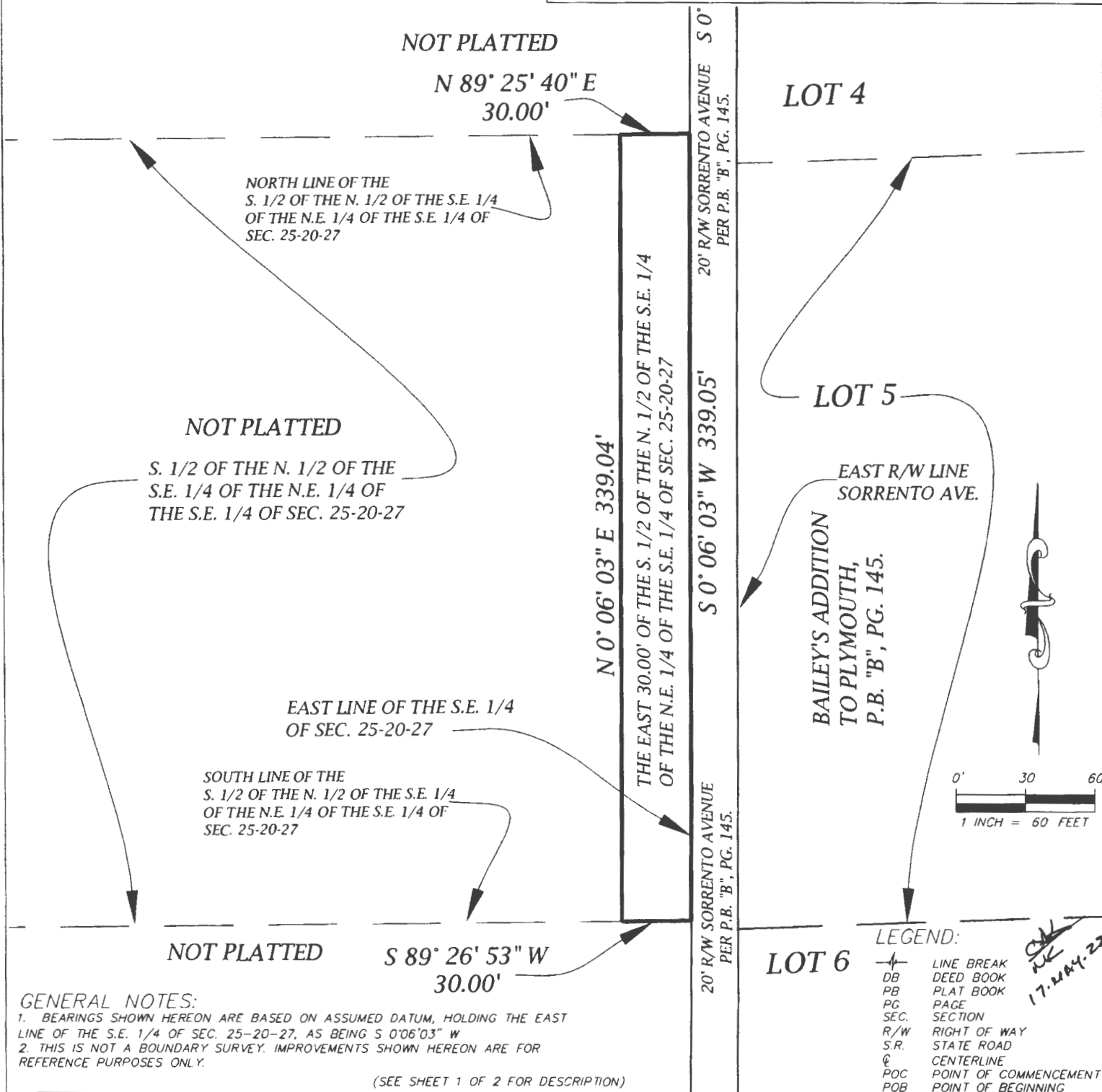
RALPH THOMAS SNOW - DATE: 07/13/2020  
FLORIDA PROFESSIONAL SURVEYOR & MAPPER  
LICENSE NUMBER 5561



# SKETCH AND DESCRIPTION

## SHEET 2 OF 2

Exhibit 'A'



### GENERAL NOTES:

1. BEARINGS SHOWN HEREON ARE BASED ON ASSUMED DATUM, HOLDING THE EAST LINE OF THE S.E. 1/4 OF SEC. 25-20-27, AS BEING S 0°06'03" W
2. THIS IS NOT A BOUNDARY SURVEY. IMPROVEMENTS SHOWN HEREON ARE FOR REFERENCE PURPOSES ONLY.

(SEE SHEET 1 OF 2 FOR DESCRIPTION)

**RALPH THOMAS SNOW, PSM**

2624 BENT HICKORY CIRCLE LONGWOOD, FL. 32779  
407-701-6101 rtanow@cfi.fl.com  
FLORIDA REGISTRATION NUMBER 5561

DRAWING DATE:

07/12/2020

DRAWN BY:

P.J.

APPROVED BY:

RTS

PROJECT  
NUMBER

PH-S3

SHEET

2 OF 2

THIS SURVEY NOT VALID UNLESS EMBOSSED  
WITH THE SIGNATURE AND SEAL OF A  
FLORIDA LICENSED SURVEYOR AND MAPPER.

RALPH THOMAS SNOW - DATE: 07/13/2020  
FLORIDA PROFESSIONAL SURVEYOR & MAPPER  
LICENSE NUMBER 5561

**GIL BREATH ROAD**  
**RIGHT-OF-WAY AGREEMENT**  
 DEED BOOK 997 PAGE 167 390900

THIS INDENTURE, made the 20th day of September -- in the year of our Lord one-thousand nine hundred and fifty four <sup>1954</sup> between H. E. Smith and Effie Smith --husband and wife -- of the County of Orange and State of Florida, parties of the first part, and the COUNTY OF ORANGE, in the State of Florida, party of the second part.

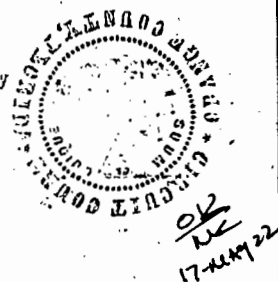
WITNESSETH, That the parties of the first part, in consideration of the sum of \$1.00 paid by the party of the second part, the receipt whereof is hereby acknowledged, does hereby give and grant to the party of the second part and its successors a right-of-way for public road purposes and full authority to enter upon, construct and operate a road over and upon the following described lands situate in Orange County aforesaid, to-wit:



The West thirty (30) feet of LOTS 5 and 6, in BAILEY'S ADDITION, Plat book "B", page 145, as recorded in the Public Records of Orange County Florida.

FILED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF ORANGE COUNTY, FLORIDA, ON OCT 8 1954 AT 10:55 CLOCK A M. AND RECORDED IN DEED BOOK NO. 997 PAGE 162 AND RECORD YEAR/FILE

*Arthur W. Newell* CLERK



TO HAVE AND TO HOLD the said easement or right-of-way unto the party of the second part and its successors for the purpose aforesaid.

In witness whereof they have hereunto set their hands and seal this 20 day of September - A. D. 1954

Signed, sealed and delivered

in presence of:

Robert H. Talton (Seal)  
Chorlan Jane (Seal)  
Effie Smith (Seal)  
H. E. Smith (Seal)

STATE OF Florida  
 COUNTY OF Orange

I HEREBY CERTIFY, that on this 20 day of September, A. D. 1954 before me personally appeared HE Smith + Effie Smith

to me well known as the individual 5 described in and who executed the foregoing conveyance and acknowledged the execution thereof as and for their free act and deed.

WITNESS my signature and official seal at Apopka in the County of Orange and State of Florida the day and year last aforesaid.

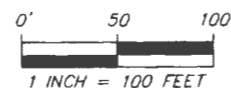
John H. Talton  
 (Official title of Officer)  
 My commission expires on the 31st day of August, A. D. 1954

SKETCH AND DESCRIPTION  
SHEET 1 OF 2

Exhibit 'A'

LEGAL DESCRIPTION: ALL OF THE LAND DESCRIBED IN THAT CERTAIN RIGHT-OF-WAY AGREEMENT RECORDED IN DEED BOOK 997, PAGE 168, BEING DESCRIBED AS THE WEST 30.00 FEET OF LOTS 5 AND 6, IN BAILEY'S ADDITION TO PLYMOUTH ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK "B", PAGE 145, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

CONTAINING 19,699.41 SQUARE FEET MORE OR LESS



LEGEND:

LINE BREAK  
DB DEED BOOK  
PB PLAT BOOK  
PG PAGE  
SEC. SECTION  
R/W RIGHT OF WAY  
S.R. STATE ROAD  
CL CENTERLINE  
sf ± SQUARE FEET MORE OR LESS  
NO. NUMBER  
CLF CHAIN LINK FENCE  
(P) PLAT  
E/P EDGE OF PAVEMENT  
POB POINT OF BEGINNING  
POB POINT OF BEGINNING

OK  
17-MAY-22

GENERAL NOTES:

1. BEARINGS SHOWN HEREON ARE BASED ON ASSUMED DATUM, HOLDING THE EAST LINE OF THE S.E. 1/4 OF SEC. 25-20-27, AS BEING S 0°06'03" W
2. THIS IS NOT A BOUNDARY SURVEY. IMPROVEMENTS SHOWN HEREON ARE FOR REFERENCE PURPOSES ONLY.

(SEE SHEET 2 OF 2 FOR SKETCH)

**RALPH THOMAS SNOW, PSM**

2824 BENT HICKORY CIRCLE LONGWOOD, FL. 32779  
407-701-8101 rtanow@cfl.rr.com  
FLORIDA REGISTRATION NUMBER 5561

DRAWING DATE:

07/12/2020

PROJECT  
NUMBER

PH-S4

DRAWN BY:

P.J.

APPROVED BY:

RTS

SHEET

1 OF 2

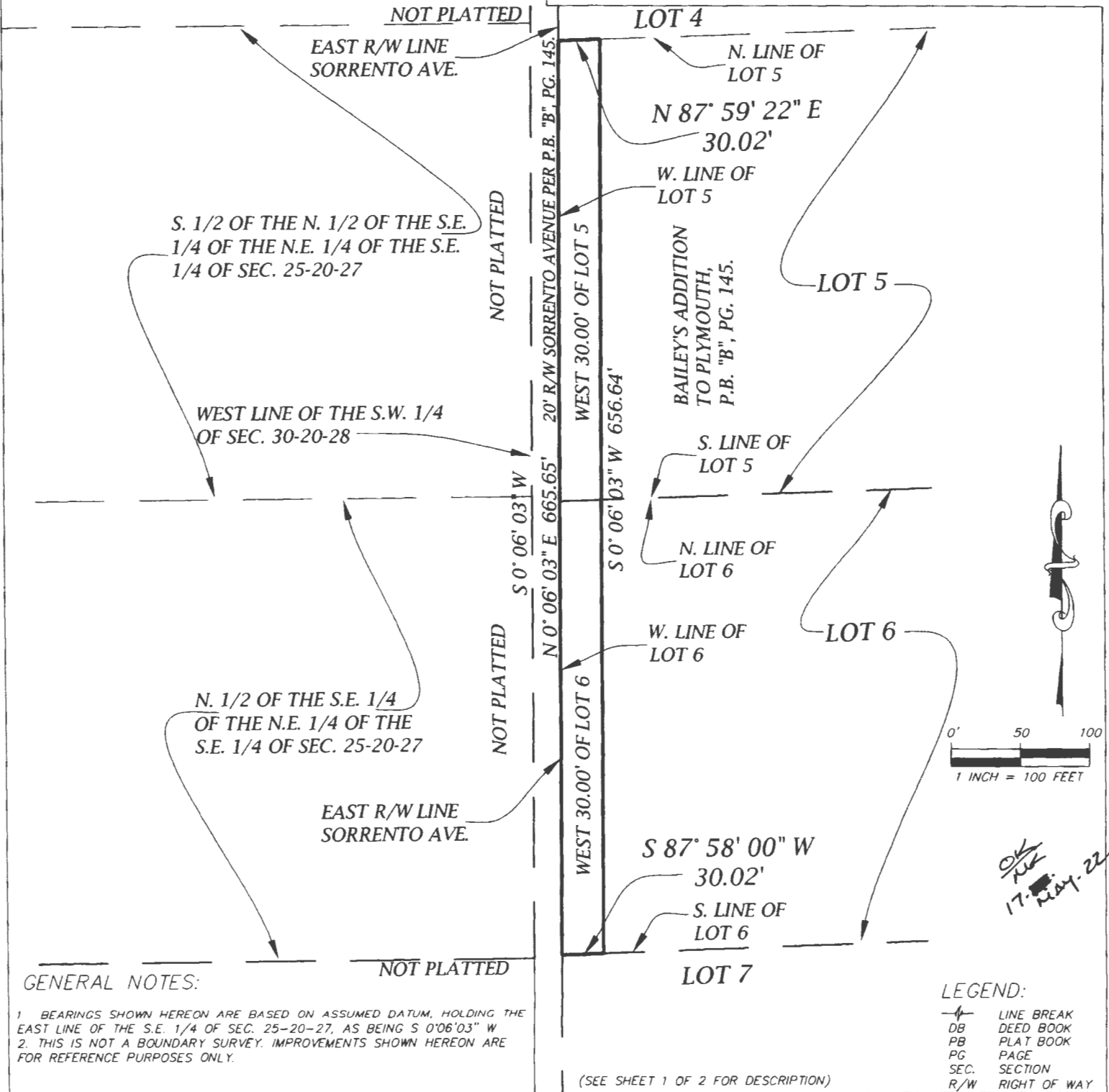
THIS SURVEY NOT VALID UNLESS EMBOSSED WITH THE SIGNATURE AND SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

RALPH THOMAS SNOW - DATE: 07/13/2020  
FLORIDA PROFESSIONAL SURVEYOR & MAPPER  
LICENSE NUMBER 5561

# SKETCH AND DESCRIPTION

SHEET 2 OF 2

Exhibit 'A'



## GENERAL NOTES:

1. BEARINGS SHOWN HEREON ARE BASED ON ASSUMED DATUM, HOLDING THE EAST LINE OF THE S.E. 1/4 OF SEC. 25-20-27, AS BEING S 0°06'03" W
2. THIS IS NOT A BOUNDARY SURVEY. IMPROVEMENTS SHOWN HEREON ARE FOR REFERENCE PURPOSES ONLY.

**RALPH THOMAS SNOW, PSM**

2824 BENT HICKORY CIRCLE LONGWOOD, FL. 32779  
407-701-6101 rtanow@cfl.rr.com  
FLORIDA REGISTRATION NUMBER 5561

DRAWING DATE:

07/12/2020

DRAWN BY:

P.J.

APPROVED BY:

RTS

PROJECT NUMBER

PH-S4

SHEET

2 OF 2

THIS SURVEY NOT VALID UNLESS EMBOSSED WITH THE SIGNATURE AND SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

RALPH THOMAS SNOW - DATE: 07/13/2020  
FLORIDA PROFESSIONAL SURVEYOR & MAPPER  
LICENSE NUMBER 5561

## **EXHIBIT "B"**

Does not apply – petitioner owns all property  
surrounding the area requested for vacation

**EXHIBIT "C"**

**UTILITY LETTERS**



Exhibit 'C'

120 E. MAIN STREET • APOPKA, FLORIDA 32703  
PHONE (407) 703-1700

September 1, 2020

Julie Alber  
Assistant Project Manager  
Public Works Department  
Development Engineering Division  
4200 S. John Young Parkway  
Orlando, FL 32839

**Letter of No Objection for Proposed County Right-of-Way Vacate**

**Portion of Sorrento Avenue**

Julie Alber,

This letter is in reference to your request for a letter from the City of Apopka, stating no objection for vacating a portion of County Right-of-Way. The City of Apopka has no objection to Orange County vacating a portion of Right-of-Way, known as Sorrento Avenue as dedicated to Orange County by Deed Book 997, Page 165, Deed Book 997, Page 166, Deed Book 997, Page 167 and Plat Book B, Page 145. The area immediately surrounding the Right-of-Way, proposed to be vacated, is within the jurisdiction of the City of Apopka. This area of Right-of-Way is within the City of Apopka's Utility Service Area, and the City has no objection to providing potable water, in said area. Attached to this letter is a sketch of the Right-of-Way and an aerial map showing the conceptual boundaries of the County Right-of-Way, proposed to be vacated.

Please feel free to contact the Community Development Department should you have any questions regarding this letter, or should you require additional information.

James Hitt

Community Development Director, FRA-RA

C: Bobby Howell, AICP, Planning Manager  
Pamela Richmond, AICP, Senior Planner  
Jean Sanchez, Planner II  
Phil Martinez, Planner II

Attachment: Right of Way Sketch  
Conceptual Aerial Map

3/23/2021



Mr. Geoff Summit, President  
G L SUMMITT ENGINEERING INC.  
3667 Simonton Place  
Lake Mary, FL 32746

**No Reservations/No Objection  
PROJECT # 835446**

**SUBJECT: APOPKA, FL – PLYMOUTH HARBOR SUBDIVISION**

Dear Mr. Summit:

EMBARQ FLORIDA, Inc d/b/a CENTURYLINK ("CenturyLink") has reviewed the request for the subject vacation and has determined that it has no objections with respect to the areas proposed for vacation as shown and/or described on Exhibit "A", said Exhibit "A" attached hereto and incorporated by this reference.

It is the intent and understanding of CenturyLink that this Vacation shall not reduce our rights to any other existing easement or rights we have on this site or in the area.

This vacation response is submitted WITH THE STIPULATION that if CenturyLink facilities are found and/or damaged within the vacated area as described, the Applicant will bear the cost of relocation and repair of said facilities. If you have any questions or concerns, please contact Pamela Plancich, ROW Agent for CenturyLink at phone number 360-918-3696 or via email at [pamela.plancich@centurylink.com](mailto:pamela.plancich@centurylink.com)

Sincerely yours,

Tommy Sassone  
Network Infrastructure Services  
CenturyLink  
P835446







|   |  |  |  |   |
|---|--|--|--|---|
| <p>Project Name: Plymouth Harbor<br/>         Date: 12/12/11<br/>         Sheet: 1 of 1</p> | <p>0 SCALE 500'<br/>         1 in = 500 ft</p> | <p><b>Plymouth Harbor<br/>         Subdivision</b></p> | <p><b>Aerial Map<br/>         Sorrento Ave. Vacate</b></p> | <p><b>G L SUMMITT</b><br/>         ENGINEERING INC<br/>         3667 Simonton Pl., Lake Mary, FL 32746<br/>         Ph: 407-123-0703, Fax: 407-962-8880</p> |
|---|--|--|--|---|



January 13, 2021

Randy Lazarus  
Classic Homes  
PO BOX 485  
Mount Dora, FL 32756  
[Randy@classichomes.us](mailto:Randy@classichomes.us)

**RE: Vacate a portion of Road Right-of-Way, Sorrento Avenue, according to the plat thereof, as recorded in Plat Book B, Page 145, Public Records of Orange County, FL. Parcel: 302028048400060**

Dear Mr. Lazarus,

Please be advised that the Distribution and Transmission Departments of Duke Energy Florida, LLC d/b/a Duke Energy have **no objection** to the vacate and abandonment of the portion of Road Right-of-Way within the following described property:

**See legal descriptions on the attached Exhibit "A" attached hereto and incorporated herein by this reference.**

Kindly note, a temporary blanket easement has been executed and will be held in trust until after the vacate is processed through the county. Once the vacate is approved, Duke Energy will require a Sketch of Description to cover our existing facilities, within 60 days, or the temporary blanket easement will be recorded. If I can be of further assistance, please do not hesitate to contact me.

*Emily F. Bower*  
724-880-8746  
Land Representative, Land Services  
3300 Exchange Place  
NP4A  
Lake Mary, FL 32746

*Enclosures*

# Aerial



Construction Department  
3767 All American Blvd  
Orlando FL 32810



March 3, 2021

Geoff Summit, PE  
President  
GL Summit Engineering  
3667 Simonton Place  
Lake Mary, FL 32746

Re: Request for a Vacate of Right of way Sorrento Ave.

Dear Mr. Summit:

Charter Spectrum has reviewed your request to vacate a portion of right of way for Sorrento Ave and have no objection to the vacation as shown in this drawing below.



If you need and additional information, please contact me at my office 407-532-8511.

Sincerely,  
*Tracey Domostoy*  
Tracey Domostoy  
Construction Supervisor  
Charter- Spectrum

cc: [geoff@glseeng.com](mailto:geoff@glseeng.com)



**G L SUMMITT**  
— ENGINEERING INC —

March 2<sup>nd</sup>, 2021

**Petition to Vacate:**

Dear Mr. Colon.

I am in the process of requesting that Orange County vacate that portion of Sorrento Ave., as shown on the enclosed map. The site address is \_ and lies within the subdivision found in Plat Book A , Page 145. Part of the vacation process is to provide letters showing no objection from utility companies who have jurisdiction in the neighborhood.

Please review your records, complete the form below and return this letter to me. If you have any questions, please contact Geoffrey Summitt at 407-323-0705.

Sincerely,

Geoffrey L. Summitt, P.E.

- ☐ The subject parcel is NOT within our service area.
- ☒ The subject parcel is within our service area. We do not have any facilities within the right-of-way. We have no objection to the vacation.
- ☐ The subject parcel is within our service area. We object to the vacation.

Additional comments: \_\_\_\_\_

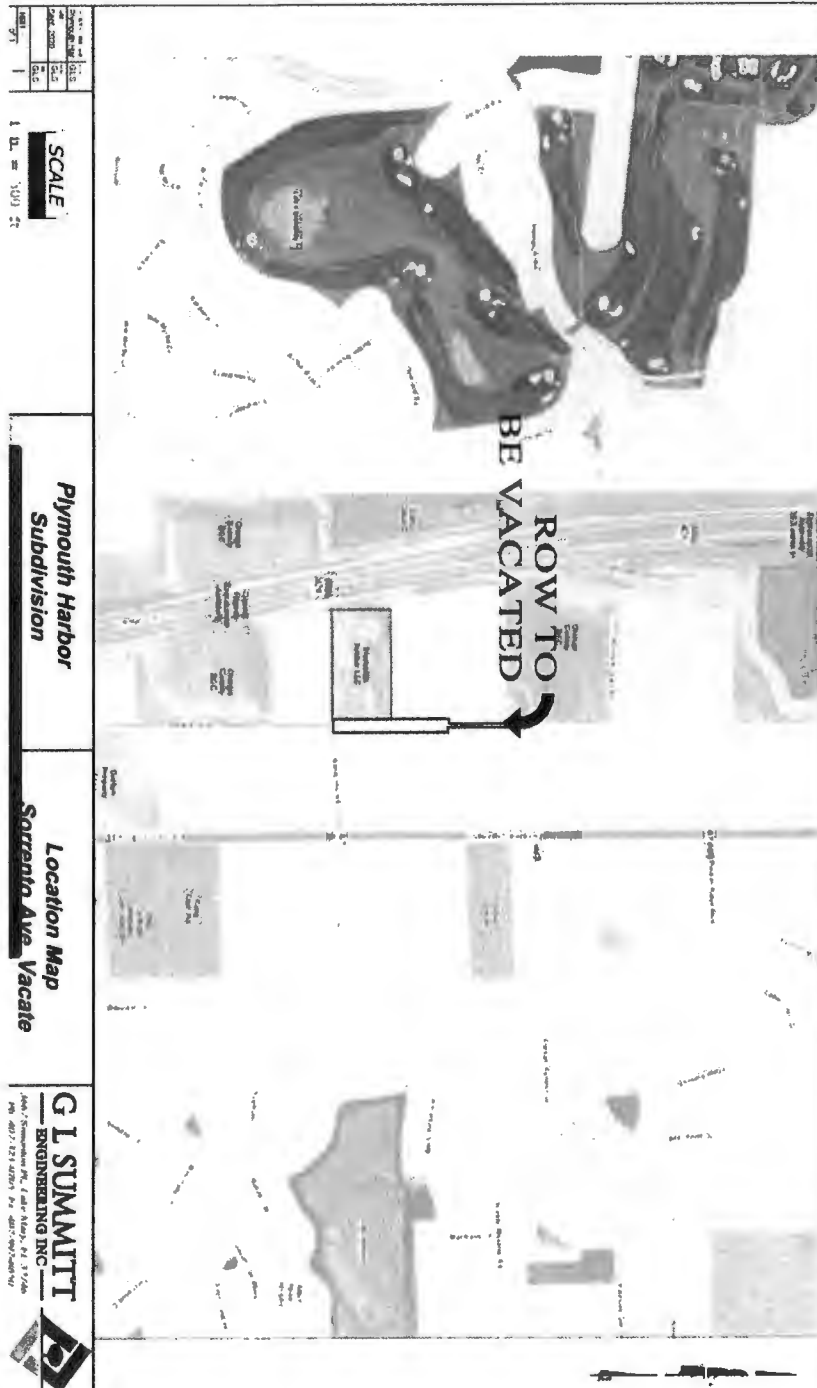
Signature: 

Print Name: Domingo Colon

Title: Gas Construction/Permitting Specialist

Date: 3/5/2021

VACATION LETTER  
EXHIBIT 'A'





VACATION LETTER  
EXHIBIT 'A'  
cont





**STAFF COMMENTS**



PUBLIC WORKS DEPARTMENT - DEVELOPMENT ENGINEERING DIVISION  
DIANA M. ALMODOVAR, P.E., *Manager*  
4200 South John Young Parkway - Orlando, Florida 32839-9205  
407-836-7974 - Fax 407-836-8003  
e-mail: diana.almodovar@ocfl.net

May 16, 2022

Dear Geoff Summit

The following divisions have Approved the Petition to Vacate and have provided the following comments below.

**Engineering ROW Review**

Engineering ROW has no objections to PTV-20-01-002 with the understanding that the property will be annexed in the City of Apopka.

Please contact Walter H. Eggerton, Jr., PSM at (407) 836-7951 with any questions.

**EPD Review**

EPD has no objections to the PTV; however there is a wetland near the northern property line of the area to be vacated. No impacts to this wetland are authorized with this approval.

Please contact Neal Thomas at (407) 836-1451 with any questions.

**Real Estate Management Review**

Please contact Steve Lorman at (407) 836-7065 with any questions.

**Roads & Drainage Review**

Roads & Drainage has no objection to this vacation.

Please contact George Shupp at with any questions.

**Transportation Planning Review**

Please contact Tammi Chami at 407-836-8016 with any questions.

# Property Record - 25-20-27-0000-00-008

Orange County Property Appraiser •  
http://www.ocpafl.org

## Property Summary as of 01/21/2020

### Property Name

1056 Bailey Hill Rd

### Names

Plymouth Harbor LLC

### Municipality

APK - Apopka

### Property Use

9900 - Non-Ag Acreage

### Mailing Address

Po Box 485

Mount Dora, FL 32756-0485

### Physical Address

1056 Bailey Hill Rd

Apopka, FL 32712



QR Code For Mobile Phone



## Property Features

### Property Description

THE N1/2 OF SE1/4 OF NE1/4 OF SE1/4 (LESS E 30 FT FOR RD R/W PER DB 997/165) SEC 25-20-27

### Total Land Area

212,325 sqft (+/-)

|

4.87 acres (+/-)

GIS Calculated

### Land

| Land Use Code | Zoning | Land Units | Unit Price | Land Value Class | Unit Price Class Value |
|---------------|--------|------------|------------|------------------|------------------------|
|---------------|--------|------------|------------|------------------|------------------------|

9900 - Non-Ag Acreage A-1(ZIP) 4.87 ACRE(S) working... working... working... working...

## Buildings

## Extra Features

| Description   | Date Built | Units | Unit Price | XFOB Value |
|---|------------|-------|------------|------------|
| There are no extra features associated with this parcel |            |       |            |            |

## Services for Location

---

### Utilities/Services

|                      |               |
|----------------------|---------------|
| Electric             | Duke Energy   |
| Water                | Apopka        |
| Recycling (Tuesday)  | Orange County |
| Trash (Monday)       | Orange County |
| Yard Waste (Tuesday) | Orange County |

### Elected Officials

|                                  |                   |
|----------------------------------|-------------------|
| School Board Representative      | Melissa Byrd      |
| State Senate                     | Randolph Bracy    |
| State Representative             | Jennifer Sullivan |
| US Representative                | Val Demings       |
| County Commissioner              | Christine Moore   |
| Orange County Property Appraiser | Rick Singh        |

# Property Record - 25-20-27-0000-00-021

Orange County Property Appraiser •  
<http://www.ocpafl.org>

## Property Summary as of 01/21/2020

---

**Property Name**

Sorrento Ave

**Names**

Plymouth Harbor LLC

**Municipality**

APK - Apopka

**Property Use**

0001 - Vacant Residential

**Mailing Address**

Po Box 485

Mount Dora, FL 32756-0485

**Physical Address**

Sorrento Ave

Apopka, FL 32712



QR Code For Mobile Phone



## Property Features

---

### Property Description

N1/4 OF NE1/4 OF SE1/4 (LESS W 3 AC) & E1/2 OF S1/2 OF NW1/4 OF NE1/4 OF SE1/4 & S1/2 OF NE1/4 OF NE1/4 OF SE1/4 SEC 25-20-27 (LESS E 30 FT OF S1/2 OF N1/2 OF NE1/4 OF SE1/4 FOR RD R/W PER DB 997/166) 7 (LESS COMM AT NE COR OF SE1/4 RUN S89-32-11W 807.3 FT TO PT ON A CURV CONCV ELY ALSO BEING POB SAID CURV HAVING A RAD OF 19,862 FT A CHORD BEARING OF S08-27-15E A CENTRAL ANGLE OF 01-56-33 & AN ARC DIST OF 673.4 FT TO PT ON S LINE OF N1/2 OF NE1/4 OF SE1/4 TH S89-26-53W 292.32 FT TO PT ON W LINE OF E1/2 OF S1/2 OF NW1/4 OF NE1/4 OF SE1/4 TH N00-04-35W 333.6 FT TO PT ON N LINE OF E1/2 OF S1/2 OF NW1/4 OF NE1/4 OF SE1/4 TH N89-29-21E 59.5 FT TO PT ON E LINE OF W 393 FT OF N1/4 OF NE1/4 OF SE1/4 TH N00-13-37W 333.65 FT TO PT ON AFORESAID N LINE OF SE1/4 TH N89-32-11E 135.58 FT TO POB PER 10780/6572)

**Total Land Area**

497,015 sqft (+/-) | 11.41 acres (+/-) GIS Calculated

**Land**

| Land Use Code             | Zoning | Land Units     | Unit Price | Land Value | Class Unit Price | Class Value |
|---------------------------|--------|----------------|------------|------------|------------------|-------------|
| 0001 - Vacant Residential | R-1AA  | 11.41 ACRE (S) | working... | working... | working...       | working...  |

**Buildings****Extra Features**

| Description     | Date Built | Units     | Unit Price | XFOB Value |
|-----------------|------------|-----------|------------|------------|
| 57 - Horse Stab | 02/01/1994 | 1 Unit(s) | working... | working... |

**Services for Location**

---

**Utilities/Services**

|                              |             |
|------------------------------|-------------|
| Electric                     | Duke Energy |
| Water                        | Apopka      |
| Recycling (Thursday, Monday) | Apopka      |
| Trash (Thursday, Monday)     | Apopka      |
| Yard Waste (Monday)          | Apopka      |

**Elected Officials**

|                                  |                   |
|----------------------------------|-------------------|
| School Board Representative      | Melissa Byrd      |
| State Senate                     | Randolph Bracy    |
| State Representative             | Jennifer Sullivan |
| US Representative                | Val Demings       |
| County Commissioner              | Christine Moore   |
| Orange County Property Appraiser | Rick Singh        |

# Property Record - 30-20- 28-0484-00-040

Orange County Property Appraiser •  
<http://www.ocpafl.org>

## Property Summary as of 01/21/2020

---

**Property Name**

2404 Plymouth Sorrento Rd

**Names**

Plymouth Harbor LLC

**Municipality**

APK - Apopka

**Property Use**

0100 - Single Family

**Mailing Address**

Po Box 485

Mount Dora, FL 32756-0485

**Physical Address**2404 Plymouth Sorrento Rd  
Apopka, FL 32712

QR Code For Mobile Phone



282030048400040 01/19/2007



282030048400040 01/19/2007



## Property Features

---

## Property Description

BAILEYS ADDITION TO PLYMOUTH B/145 LOTS 4 & 5 (LESS W 30 FT OF LOT 5 FOR R/W PER DB 997/167)

## Total Land Area

393,881 sqft (+/-) | 9.04 acres (+/-) GIS Calculated

## Land

| Land Use Code        | Zoning | Land Units   | Unit Price | Land Value | Class      | Unit Price | Class Value |
|----------------------|--------|--------------|------------|------------|------------|------------|-------------|
| 0100 - Single Family | R-1AA  | 9.04 ACRE(S) | working... | working... | working... | working... | working...  |

## Buildings

| Model Code         | 01 - Single Fam Residence  | Subarea Description | Sqft | Value      |
|--------------------|----------------------------|---------------------|------|------------|
| Type Code          | 0102 - Single Fam Class II | BAS - Base Area     | 1635 | working... |
| Building Value     | working...                 | FGR - Fin Garage    | 537  | working... |
| Estimated New Cost | working...                 | FOP - F/Opn Prch    | 138  | working... |
| Actual Year Built  | 1970                       |                     |      |            |
| Beds               | 3                          |                     |      |            |
| Baths              | 2.0                        |                     |      |            |
| Floors             | 1                          |                     |      |            |
| Gross Area         | 2310 sqft                  |                     |      |            |
| Living Area        | 1635 sqft                  |                     |      |            |
| Exterior Wall      | Conc/Cindr                 |                     |      |            |
| Interior Wall      | Drywall                    |                     |      |            |

| Model Code         | 01 - Single Fam Residence  | Subarea Description | Sqft | Value      |
|--------------------|----------------------------|---------------------|------|------------|
| Type Code          | 0102 - Single Fam Class II | BAS - Base Area     | 994  | working... |
| Building Value     | working...                 | FGR - Fin Garage    | 312  | working... |
| Estimated New Cost | working...                 | FOP - F/Opn Prch    | 64   | working... |
| Actual Year Built  | 1970                       |                     |      |            |
| Beds               | 3                          |                     |      |            |
| Baths              | 2.0                        |                     |      |            |
| Floors             | 1                          |                     |      |            |
| Gross Area         | 1370 sqft                  |                     |      |            |
| Living Area        | 994 sqft                   |                     |      |            |
| Exterior Wall      | Conc/Cindr                 |                     |      |            |
| Interior Wall      | Drywall                    |                     |      |            |

## Extra Features



| Description       | Date Built | Units     | Unit Price | XFOB Value |
|-------------------|------------|-----------|------------|------------|
| 1326 - Horse Stab | 02/18/1994 | 1 Unit(s) | working... | working... |
| 1075 - Canopy     | 02/17/1994 | 1 Unit(s) | working... | working... |
| SCR2 - Scrm Enc 2 | 03/31/1989 | 1 Unit(s) | working... | working... |

## Services for Location

---

### Utilities/Services

|                              |             |
|------------------------------|-------------|
| Electric                     | Duke Energy |
| Water                        | Apopka      |
| Recycling (Thursday, Monday) | Apopka      |
| Trash (Thursday, Monday)     | Apopka      |
| Yard Waste (Monday)          | Apopka      |

### Elected Officials

|                                  |                   |
|----------------------------------|-------------------|
| School Board Representative      | Melissa Byrd      |
| State Senate                     | Randolph Bracy    |
| State Representative             | Jennifer Sullivan |
| US Representative                | Val Demings       |
| County Commissioner              | Christine Moore   |
| Orange County Property Appraiser | Rick Singh        |

# Property Record - 30-20-28-0484-00-060

Orange County Property Appraiser •  
<http://www.ocpafl.org>

## Property Summary as of 01/21/2020

---

**Property Name**

2304 Plymouth Sorrento Rd

**Names**

Plymouth Harbor LLC

**Municipality**

APK - Apopka

**Property Use**

0103 - Single Fam Class III

**Mailing Address**

Po Box 485

Mount Dora, FL 32756-0485

**Physical Address**2304 Plymouth Sorrento Rd  
Apopka, FL 32712

QR Code For Mobile Phone



282030048400060 01/19/2007



## Property Features

---

### Property Description

BAILEYS ADDITION TO PLYMOUTH B/145 LOT 6 (LESS BEG SW COR OF SAID LOT 6 RUN N 2.01 FT E 603.91 FT S 2 FT TO SE COR OF LOT 6 W 603.91 FT TO POB & LESS W 30 FT FOR R/W PER DB 997/167)

### Total Land Area

187,302 sqft (+/-)

|

4.30 acres (+/-)

GIS Calculated

### Land

| Land Use Code        | Zoning | Land Units  | Unit Price | Land Value | Class      | Unit Price | Class Value |
|----------------------|--------|-------------|------------|------------|------------|------------|-------------|
| 0100 - Single Family | R-1AA  | 4.3 ACRE(S) | working... | working... | working... | working... | working...  |

## Buildings

| Model Code         | 01 - Single Fam Residence   | Subarea Description | Sqft | Value      |
|--------------------|-----------------------------|---------------------|------|------------|
| Type Code          | 0103 - Single Fam Class III | BAS - Base Area     | 1033 | working... |
| Building Value     | working...                  | FGR - Fin Garage    | 280  | working... |
| Estimated New Cost | working...                  | FLL - Fin Lw Lev    | 760  | working... |
| Actual Year Built  | 2002                        | FOP - F/Opn Prch    | 43   | working... |
| Beds               | 2                           |                     |      |            |
| Baths              | 2.0                         |                     |      |            |
| Floors             | 2                           |                     |      |            |
| Gross Area         | 2116 sqft                   |                     |      |            |
| Living Area        | 1793 sqft                   |                     |      |            |
| Exterior Wall      | Cb.Stucco                   |                     |      |            |
| Interior Wall      | Drywall                     |                     |      |            |

## Extra Features

| Description                | Date Built | Units            | Unit Price | XFOB Value |
|----------------------------|------------|------------------|------------|------------|
| PT1 - Patio 1              | 03/07/2002 | 2 Unit(s)        | working... | working... |
| RME1 - Room Enclosure 1    | 03/07/2002 | 1 Unit(s)        | working... | working... |
| PT2 - Patio 2              | 03/07/2002 | 1 Unit(s)        | working... | working... |
| PL1 - Pool 1               | 01/01/2010 | 1 Unit(s)        | working... | working... |
| SCR2 - Scrn Enc 2          | 01/01/2010 | 1 Unit(s)        | working... | working... |
| AB1 - Accessory Building 1 | 01/01/2005 | 2400 Square Feet | working... | working... |

## Services for Location

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### Utilities/Services

|                              |             |
|------------------------------|-------------|
| Electric                     | Duke Energy |
| Water                        | Apopka      |
| Recycling (Thursday, Monday) | Apopka      |
| Trash (Thursday, Monday)     | Apopka      |
| Yard Waste (Monday)          | Apopka      |

### Elected Officials

|                             |                |
|-----------------------------|----------------|
| School Board Representative | Melissa Byrd   |
| State Senate                | Randolph Bracy |

|                                     |                   |
|-------------------------------------|-------------------|
| State Representative                | Jennifer Sullivan |
| US Representative                   | Val Demings       |
| County Commissioner                 | Christine Moore   |
| Orange County Property<br>Appraiser | Rick Singh        |

*For Staff Use Only:*

Initially submitted on \_\_\_\_\_

Updated On \_\_\_\_\_

Project Name (as filed) \_\_\_\_\_

Case or Bid No. \_\_\_\_\_

**ORANGE COUNTY SPECIFIC PROJECT EXPENDITURE REPORT**

This lobbying expenditure form shall be completed in full and filed with all application submittals.  
This form shall remain cumulative and shall be filed with the department processing your application.  
Forms signed by a principal's authorized agent shall include an executed Agent Authorization Form.

This is the initial Form: \_\_\_\_\_

This is a Subsequent Form: \_\_\_\_\_

For  
staff  
use  
only

**Part I**

Please complete all of the following:

Name and Address of Principal (legal name of entity or owner per Orange County tax rolls): \_\_\_\_\_  
Plymouth Harbor, LLC P.O. 485 Mount Dora, FL 32756

Name and Address of Principal's Authorized Agent, if applicable: G L Summitt Engineering, Inc.  
3667 Simonton Place Lake Mary, FL 32746

List the name and address of all lobbyists, consultants, contractors, subcontractors, individuals or business entities who will assist with obtaining approval for this project. (Additional forms may be used as necessary.)

1. Name and address of individual or business entity: Plymouth Harbor, LLC  
Are they registered Lobbyist? Yes \_\_\_ or No X
2. Name and address of individual or business entity: G L Summitt Engineering, Inc.  
Are they registered Lobbyist? Yes \_\_\_ or No X
3. Name and address of individual or business entity: \_\_\_\_\_  
Are they registered Lobbyist? Yes \_\_\_ or No \_\_\_
4. Name and address of individual or business entity: \_\_\_\_\_  
Are they registered Lobbyist? Yes \_\_\_ or No \_\_\_
5. Name and address of individual or business entity: \_\_\_\_\_  
Are they registered Lobbyist? Yes \_\_\_ or No \_\_\_
6. Name and address of individual or business entity: \_\_\_\_\_  
Are they registered Lobbyist? Yes \_\_\_ or No \_\_\_
7. Name and address of individual or business entity: \_\_\_\_\_  
Are they registered Lobbyist? Yes \_\_\_ or No \_\_\_
8. Name and address of individual or business entity: \_\_\_\_\_  
Are they registered Lobbyist? Yes \_\_\_ or No \_\_\_

*For Staff Use Only:*

Initially submitted on \_\_\_\_\_

Updated On \_\_\_\_\_

Project Name (as filed) \_\_\_\_\_

Case or Bid No. \_\_\_\_\_

## Part II Expenditures:

For this report, an "expenditure" means money or anything of value given by the principal and/or his/her lobbyist for the purpose of lobbying, as defined in section 2-351, Orange County Code. This may include public relations expenditures including, but not limited to, petitions, fliers, purchase of media time, cost of print and distribution of publications. However, the term "expenditure" **does not** include:

- Contributions or expenditures reported pursuant to chapter 106, Florida Statutes;
- Federal election law, campaign-related personal services provided without compensation by individuals volunteering their time;
- Any other contribution or expenditure made by or to a political party;
- Any other contribution or expenditure made by an organization that is exempt from taxation under 26 U.S.C. s. 527 or s. 501(c)(4), in accordance with s.112.3215, Florida Statutes; and/or
- Professional fees paid to registered lobbyists associated with the project or item.

The following is a complete list of all lobbying expenditures and activities (including those of lobbyists, contractors, consultants, etc.) incurred by the principal or his/her authorized agent and expended in connection with the above-referenced project or issue. **You need not include de minimus costs (under \$50) for producing or reproducing graphics, aerial photographs, photocopies, surveys, studies or other documents related to this project.**

| Date of Expenditure | Name of Party Incurring Expenditure | Description of Activity           | Amount Paid    |
|---------------------|-------------------------------------|-----------------------------------|----------------|
|                     |                                     |                                   |                |
|                     |                                     |                                   |                |
|                     |                                     |                                   |                |
|                     |                                     |                                   |                |
|                     |                                     |                                   |                |
|                     |                                     |                                   |                |
|                     |                                     |                                   |                |
|                     |                                     |                                   |                |
|                     |                                     |                                   |                |
|                     |                                     |                                   |                |
|                     |                                     | <b>TOTAL EXPENDED THIS REPORT</b> | <b>\$ 0.00</b> |

For Staff Use Only:

Initially submitted on \_\_\_\_\_

Updated On \_\_\_\_\_

Project Name (as filed) \_\_\_\_\_

Case or Bid No. \_\_\_\_\_

### Part III

#### ORIGINAL SIGNATURE AND NOTARIZATION REQUIRED

I hereby certify that information provided in this specific project expenditure report is true and correct based on my knowledge and belief. I acknowledge and agree to comply with the requirement of section 2-354, of the Orange County code, to amend this specific project expenditure report for any additional expenditure(s) incurred relating to this project prior to the scheduled Board of County Commissioner meeting. I further acknowledge and agree that failure to comply with these requirements to file the specific expenditure report and all associated amendments may result in the delay of approval by the Board of County Commissioners for my project or item, any associated costs for which I shall be held responsible. In accordance with s. 837.06, Florida Statutes, I understand and acknowledge that whoever knowingly makes a false statement in writing with the intent to mislead a public servant in the performance of his or her official duty shall be guilty of a misdemeanor in the second degree, punishable as provided in s. 775.082 or s. 775.083, Florida Statutes.

Date: 11/16/21

Signature of ☒ Principal or ☐ Principal's Authorized Agent  
(check appropriate box)

PRINT NAME AND TITLE: Louise L. Rodica  
Alternating Board Member

STATE OF FLORIDA :  
COUNTY OF Duval :

I certify that the foregoing instrument was acknowledged before me this 17 day of November, 2021 by Louise Rodica. He/she is personally known to me or has produced \_\_\_\_\_ as identification and did/did not take an oath.

Witness my hand and official seal in the county and state stated above on the 17 day of November, in the year 2021



Signature of Notary Public  
Notary Public for the State of Florida  
My Commission Expires: \_\_\_\_\_

*For Staff Use Only:*

Initially submitted on \_\_\_\_\_

Updated on \_\_\_\_\_

Project Name (as filed) \_\_\_\_\_

Case Number \_\_\_\_\_

**RELATIONSHIP DISCLOSURE FORM**  
**FOR USE WITH DEVELOPMENT RELATED ITEMS, EXCEPT THOSE WHERE THE**  
**COUNTY IS THE PRINCIPAL OR PRIMARY APPLICANT**

This relationship disclosure form must be submitted to the Orange County department or division processing your application at the time of filing. In the event any information provided on this form should change, the Owner, Contract Purchaser, or Authorized Agent(s) must file an amended form on or before the date the item is considered by the appropriate board or body.

For  
staff  
use  
only

**Part I****INFORMATION ON OWNER OF RECORD PER ORANGE COUNTY TAX ROLLS:**Name: Plymouth Harbor, LLC

Business Address (Street/P.O. Box, City and Zip Code): \_\_\_\_\_

P.O. Box 485 Mount Dora, FL 32756

Business Phone ( ) \_\_\_\_\_

Facsimile ( ) \_\_\_\_\_

**INFORMATION ON CONTRACT PURCHASER, IF APPLICABLE:**

Name: \_\_\_\_\_

Business Address (Street/P.O. Box, City and Zip Code): \_\_\_\_\_

Business Phone ( ) \_\_\_\_\_

Facsimile ( ) \_\_\_\_\_

**INFORMATION ON AUTHORIZED AGENT, IF APPLICABLE:****(Agent Authorization Form also required to be attached)**Name: G L Summitt Engineering, Inc.Business Address (Street/P.O. Box, City and Zip Code): 3667 Simonton Pl.Lake Mary, FL 32746Business Phone (407) 323-0705

Facsimile ( ) \_\_\_\_\_



*For Staff Use Only:*

Initially submitted on \_\_\_\_\_

Updated on \_\_\_\_\_

Project Name (as filed) \_\_\_\_\_

Case Number \_\_\_\_\_

**Part II**

**IS THE OWNER, CONTRACT PURCHASER, OR AUTHORIZED AGENT A  
RELATIVE OF THE MAYOR OR ANY MEMBER OF THE BCC?**

\_\_\_ YES X NO

**IS THE MAYOR OR ANY MEMBER OF THE BCC AN EMPLOYEE OF THE  
OWNER, CONTRACT PURCHASER, OR AUTHORIZED AGENT?**

\_\_\_ YES X NO

**IS ANY PERSON WITH A DIRECT BENEFICIAL INTEREST IN THE OUTCOME  
OF THIS MATTER A BUSINESS ASSOCIATE OF THE MAYOR OR ANY  
MEMBER OF THE BCC? (When responding to this question please consider all  
consultants, attorneys, contractors/subcontractors and any other persons who may have  
been retained by the Owner, Contract Purchaser, or Authorized Agent to assist with  
obtaining approval of this item.)**

\_\_\_ YES X NO

If you responded "YES" to any of the above questions, please state with whom and  
explain the relationship:

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(Use additional sheets of paper if necessary)

For Staff Use Only:

Initially submitted on \_\_\_\_\_

Updated on \_\_\_\_\_

Project Name (as filed) \_\_\_\_\_

Case Number \_\_\_\_\_

**Part III****ORIGINAL SIGNATURE AND NOTARIZATION REQUIRED**

I hereby certify that information provided in this relationship disclosure form is true and correct based on my knowledge and belief. If any of this information changes, I further acknowledge and agree to amend this relationship disclosure form prior to any meeting at which the above-referenced project is scheduled to be heard. In accordance with s. 837.06, Florida Statutes, I understand and acknowledge that whoever knowingly makes a false statement in writing with the intent to mislead a public servant in the performance of his or her official duty shall be guilty of a misdemeanor in the second degree, punishable as provided in s. 775.082 or s. 775.083, Florida Statutes.

[Signature]  
Signature of ☐ Owner, ☐ Contract Purchaser  
or ☐ Authorized Agent

Date: 11/16/21

Print Name and Title of Person completing this form:

Louis G. Rocco  
Managing Partner

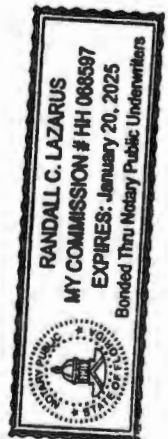
STATE OF FLORIDA :  
COUNTY OF Coke :

I certify that the foregoing instrument was acknowledged before me this 17 day of November, 2021 by Louis Rocco. He/she is personally known to me or has produced \_\_\_\_\_ as identification and did/did not take an oath.

Witness my hand and official seal in the county and state stated above on the 17<sup>th</sup> day of November, in the year 2021.



[Signature]  
Signature of Notary Public  
Notary Public for the State of Florida  
My Commission Expires: \_\_\_\_\_



Staff signature and date of receipt of form

Staff reviews as to form and does not attest to the accuracy or veracity of the information provided herein.

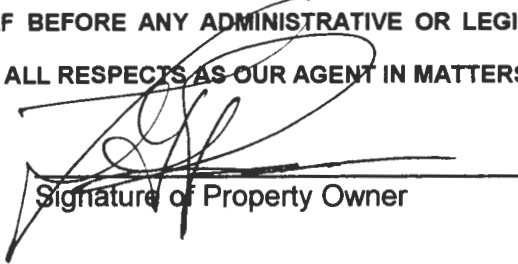
# AGENT AUTHORIZATION FORM

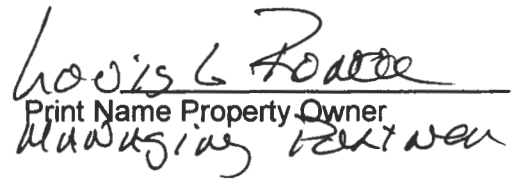
FOR PROJECTS LOCATED IN ORANGE COUNTY, FLORIDA



I/WE, (PRINT PROPERTY OWNER NAME) Plymouth Harbor, LLC, AS THE OWNER(S) OF THE REAL PROPERTY DESCRIBED AS FOLLOWS, 25-20-27-0000-00-008 & 021; 30-20-28-0484-00-040 & 060, DO HEREBY AUTHORIZE TO ACT AS MY/OUR AGENT (PRINT AGENT'S NAME), G LSummitt Engineering, Inc., TO EXECUTE ANY PETITIONS OR OTHER DOCUMENTS NECESSARY TO AFFECT THE APPLICATION APPROVAL REQUESTED AND MORE SPECIFICALLY DESCRIBED AS FOLLOWS, Sorrento Ave ROW Vacation, AND TO APPEAR ON MY/OUR BEHALF BEFORE ANY ADMINISTRATIVE OR LEGISLATIVE BODY IN THE COUNTY CONSIDERING THIS APPLICATION AND TO ACT IN ALL RESPECTS AS OUR AGENT IN MATTERS PERTAINING TO THE APPLICATION.

Date: 11/16/21

  
Signature of Property Owner

  
Print Name Property Owner  
Louis G. Roeder  
Managing Partner

Date: \_\_\_\_\_

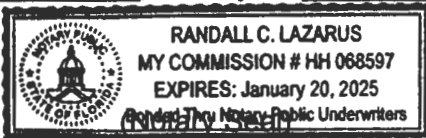
Signature of Property Owner

Print Name Property Owner

STATE OF FLORIDA :  
COUNTY OF Orange :

I certify that the foregoing instrument was acknowledged before me this 17 day of November, 2021 by Louis Roeder. He/she is personally known to me or has produced \_\_\_\_\_ as identification and did/did not take an oath.

Witness my hand and official seal in the county and state stated above on the 17 day of November, in the year 2021.



  
Signature of Notary Public  
Notary Public for the State of Florida

My Commission Expires: \_\_\_\_\_

|   |
|---|
| Legal Description(s) or Parcel Identification Number(s) are required: |
| PARCEL ID #: 25-20-27-0000-00-008 & 021; 30-20-28-0484-00-040 & 060   |
|   |
|   |
| LEGAL DESCRIPTION:  |
|   |
|   |
|   |
|   |



# INVOICE

Orange County Public Works Department  
4200 South John Young Parkway  
Orlando, FL 32839

Invoice To :  
G L Summit Engineering Inc.  
Geoff Summit  
3667 Simonton Pl.  
Lake Mary, FL 32746

Invoice No : 4916410  
Invoice Date : May 16, 2022  
Folder # : 20 106506 000 00 PTV

Case Number : PTV-20-01-002  
Project Name : Sorrento Avenue

## FEE DESCRIPTION

## AMOUNT

|  |                 |
|--|-----------------|
| PTV Application Fee - 1002-072-2700-4180 | 1,003.00        |
| <b>TOTAL :</b>                           | <b>1,003.00</b> |
| <b>PAYMENT RECEIVED :</b>                | <b>1,003.00</b> |
| <b>BALANCE :</b>                         | <b>0.00</b>     |

Pw 616