



## OFFICE OF COMPTROLLER

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**ORANGE  
COUNTY  
FLORIDA**

**Phil Diamond, CPA**  
**County Comptroller as**  
Clerk of the Board of County Commissioners  
201 South Rosalind Avenue  
Post Office Box 38  
Orlando, FL 32802  
Telephone: (407) 836-7300  
Fax: (407) 836-5359

April 11, 2024

Mr. William Worley  
Development Engineering, BCC

Dear Mr. Worley:

Enclosed is the Resolution Granting Petition to Vacate # 21-05-030 with attachments for recording with Official Records.

Petition to Vacate # 21-05-030 was approved by the Board of County Commissioners at its regular meeting of March 26, 2024. After recording the resolution with attachments with Official Records, please send a copy of the recorded document to the applicant, along with the staff noted below:

Amy Mercado, Orange County Property Appraiser, c/o Rocco Campanale, Manager  
Real Estate Services, Property Appraiser's Office  
Scott Randolph, Orange County Tax Collector  
Mindy T. Cummings, Real Estate Management Division, BCC  
Kyle Quackenbush, Manager, Official Records Department

Sincerely,

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

By: 

Deputy Clerk

dr:re

BCC Mtg. Date: March 26, 2024

**RESOLUTION GRANTING PETITION TO VACATE # 21-05-030**

**WHEREAS**, pursuant to procedures adopted by the Board of County Commissioners, a petition was filed with the Board to vacate that certain **portion of a 30-foot-wide by approximately 630-foot-long drainage easement that lies along the west property line of a residential parcel located in the Wedgefield Community containing approximately 0.43 acres** in Orange County, Florida, as described in attachment.

**WHEREAS**, notice of a public hearing before the Board of County Commissioners on **March 26, 2024**, was published in the ***Orlando Sentinel***, a newspaper of general circulation in Orange County, Florida, one time at least two weeks prior to the date for the hearing; and

**WHEREAS**, the Board finds that the vacating of the **portion of a 30-foot-wide by approximately 630-foot-long drainage easement that lies along the west property line of a residential parcel located in the Wedgefield Community containing approximately 0.43 acres** will not operate to the detriment of Orange County or the public.

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

The county road, right-of-way, easement, or park described above is vacated as of this date and Orange County renounces any rights in it.

**RESOLVED THIS TWENTY-SIXTH DAY OF MARCH 2024.**

BOARD OF COUNTY COMMISSIONERS  
ORANGE COUNTY, FLORIDA

By: Bruce B. Brown  
for County Mayor

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

By: Jennifer Ann Kline  
for Deputy Clerk

re/np

Attachments: Legal property description

Proof of publication of the *Orlando Sentinel* regarding the BCC notice of public hearing

Proof of publication of the *Orlando Business Journal* regarding the BCC notice of adoption



# Description Of Sketch

Sheet 1 of 2

OK  
JDBI  
2/15/2024

## Legal Description:

### 30' Drainage Easement to be Vacated

THAT 30.00 FOOT DRAINAGE EASEMENT AFFECTING TRACT 75, ROCKET CITY, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK "Z", PAGE(S) 110 - 113, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF TRACT 75, ROCKET CITY, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK "Z", PAGE(S) 110 - 113, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, THENCE RUN NORTH 90°00'00" EAST ALONG THE NORTH LINE OF SAID TRACT 75, SAID NORTH LINE ALSO BEING THE SOUTH RIGHT-OF-WAY LINE OF SABAL STREET, ROCKET CITY, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK "Z", PAGE(S) 110 - 113, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, A DISTANCE OF 30.00 FEET TO A POINT ON SAID NORTH LINE; THENCE DEPARTING SAID NORTH LINE RUN SOUTH 00°00'00" EAST, A DISTANCE OF 630.00 FEET TO A POINT ON THE SOUTH LINE OF SAID TRACT 75; THENCE ALONG SAID SOUTH LINE RUN SOUTH 90°00'00" WEST, A DISTANCE OF 30.00 FEET TO A POINT, SAID POINT BEING THE SOUTHWEST CORNER OF SAID TRACT 75; THENCE DEPARTING SAID SOUTH LINE OF AND ALONG THE WEST LINE OF TRACT 75, RUN NORTH 00°00'00" WEST, A DISTANCE OF 630.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 18,900 SQ. FT. OR 0.43 ACRES ±.

THE INTENT OF THIS DESCRIPTION IS TO VACATE THAT PORTION OF THE DRAINAGE EASEMENT AFFECTING TRACT 75, ROCKET CITY, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK "Z", PAGE(S) 110 - 113, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

This is NOT a Survey.  
This is ONLY a Sketch.

Revised: 02/14/24

-Legend-	
C	- Calculated
CL	- Centerline
CB	- Concrete Block
CM	- Concrete Monument
Conc.	- Concrete
D	- Description
DE	- Drainage Easement
Esmt.	- Easement
F.E.M.A.	- Federal Emergency Management Agency
FFE	- Finished Floor Elevation
Fnd.	- Found
IP	- Iron Pipe
L	- Length (Arc)
M	- Measured
N&D	- Nail & Disk
N.R.	- Non-Radial
ORB	- Official Records Book
P	- Plat
P.B.	- Plat Book
W.F.	- Wood Fence
PC	- Point of Curvature
Pp.	- Page
PI	- Point of Intersection
P.O.B.	- Point of Beginning
P.O.L.	- Point on Line
PP	- Power Pole
PRM	- Permanent Reference Monument
PT	- Point of Tangency
R	- Radius
Rad.	- Radial
R&C	- Rebar & Cap
Rec.	- Recovered
Rfd.	- Roofed
Set	- Set 1/2" Rebar & Cap "LB 7623"
Typ.	- Typical
UE	- Utility Easement
WM	- Water Meter
Δ	- Delta (Central Angle)
-X-	- Chain Link Fence

Sketch Date: 05/18/21  
Drawn By: TCD  
Approved By: PKI  
Field: N/A

Sketch of Description Certified To:  
SPRINGTIME INVESTMENT GROUP  
ORANGE COUNTY

#### -Notes-

- >Sketch is Based upon the Legal Description Supplied by Client.
- >Abutting Properties Deeds have NOT been Researched for Gaps, Overlaps and/or Hiatus.
- >Subject to any Easements and/or Restrictions of Record.
- >Bearing Basis shown hereon, is Assumed and Based upon the Line Denoted with a "BB".
- >Building Ties are NOT to be used to reconstruct Property Lines.
- >Fence Ownership is NOT determined.
- >Roof Overhangs, Underground Utilities and/or Footers have NOT been located UNLESS otherwise noted.
- >Septic Tanks and/or Drainfield locations are approximate and MUST be verified by appropriate Utility Location Companies.
- >Use of This Sketch for Purposes other than Intended, Without Written Verification, Will be at the User's Sole Risk and Without Liability to the Surveyor. Nothing Hereon shall be Construed to Give ANY Rights or Benefits to Anyone Other than those Certified.

I hereby Certify that this Sketch of Description of the above Described Property is True and Correct to the Best of my Knowledge and Belief as recently Surveyed under my Direction on the Date Shown, Based on information furnished to Me as Noted and Comforms to the Standards of Practice for Land Surveying in the State of Florida in accordance with Chapter 5J-17.052 Florida Administrative Codes, Pursuant to Section 472.027 Florida Statutes.

  
Patrick K. Ireland, Florida Professional Surveyor No. 6637  
FOR THE FIRM  
Date Signed: 02/14/24

This Sketch is intended ONLY for the use of Said Certified Parties.  
This Sketch NOT VALID UNLESS Signed and Embossed with Surveyor's Seal.  
File No. IS-74462

*Ireland & Associates  
Surveying, Inc.*

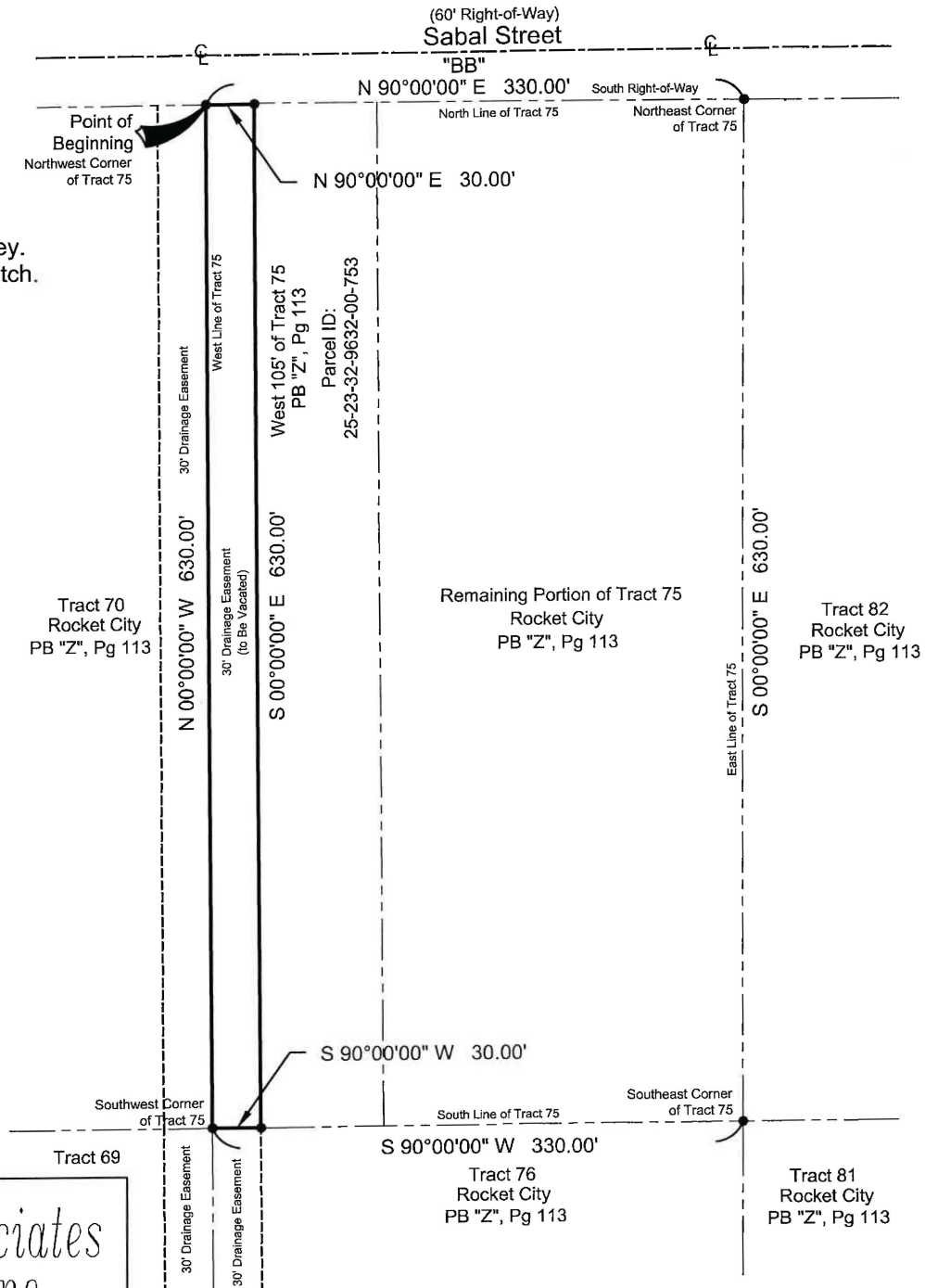
800 Currency Circle || Suite 1020  
Lake Mary, Florida 32746  
www.irelandsurveying.com

Office-407.678.3366 Fax-407.320.8165

# Sketch of Description



NOT To Scale  
This is NOT a Survey.  
This is ONLY a Sketch.



*Ireland & Associates  
Surveying, Inc.*

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www.irelandsurveying.com  
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File No. IS-74462

Revised: 02/14/24



# Orlando Sentinel

MEDIA GROUP

Published Daily  
ORANGE County, Florida

**Sold To:**

Clerk County Commission-Orange - CU00123736  
201 S. Rosalind Avenue, 4th Floor  
Orlando, FL 32801-3527

**Bill To:**

Clerk County Commission-Orange - CU00123736  
201 S. Rosalind Avenue, 4th Floor  
Orlando, FL 32801-3527

**State Of Florida  
County Of Orange**

Before the undersigned authority personally appeared  
Rose Williams, who on oath says that he or she is a duly authorized  
representative of the ORLANDO SENTINEL, a DAILY newspaper  
published in ORANGE County, Florida; that the attached copy of  
advertisement, being a Legal Notice in:

The matter of 11150-Public Hearing Notice, Certify Lines: Petition to  
Vacate #23-10-042 Petition to Vacate #23-05-020 Petition to Vacate #  
21-05-030

Was published in said newspaper by print in the issues of, or by publication  
on the newspaper's website, if authorized on Mar 03, 2024.

Affiant further says that the newspaper complies with all legal requirements  
for publication in Chapter 50, Florida Statutes.



Signature of Affiant

**Rose Williams**

Name of Affiant

Sworn to and subscribed before me on this 4 day of March, 2024,  
by above Affiant, who is personally known to me (X) or who has produced identification ( ).



Signature of Notary Public



Name of Notary, Typed, Printed, or Stamped

**ORANGE COUNTY  
NOTICE OF PUBLIC HEARING  
PETITION TO VACATE # 23-10-042  
PETITION TO VACATE # 23-05-020  
PETITION TO VACATE # 21-05-030**

The Orange County Board of County Commissioners will conduct public hearings on March 26, 2024, at 2 p.m., or as soon thereafter as possible, in the County Commission Chambers, First Floor, County Administration Center, 201 South Rosalind Avenue, Orlando, Florida. You are invited to attend and be heard regarding a request by:

Applicant: Hector Torres  
Consideration: Resolution granting Petition to Vacate # 23-10-042, vacating a portion of a 30-foot-wide unopened and unimproved right-of-way known as Coast Line Avenue that lies along the north property line of a residential parcel located in the West Orange Park Subdivision containing approximately 0.22 acres.

Location: District 2; The parcel address is 9921 Lake Meadow Road; S05/T22/R28; Orange County, Florida (legal property description on file)

**AND**

Applicant: Angie Aly, on behalf of Axel Arocho

Consideration: Resolution granting Petition to Vacate # 23-05-020, vacating a 10-foot-wide portion of a 20-foot-wide by approximately 65-foot-long drainage and utility easement that lies along the north property line of their residential parcel located in the Saddlebrook Subdivision containing approximately 650 square feet.

Location: District 2; The parcel address is 3375 Furlong Way; S29/T22/R28; Orange County, Florida (legal property description on file)

**AND**

Applicant: Granville A Wynter, on behalf of Springtime Investment Group LLC

Consideration: Resolution granting Petition to Vacate # 21-05-030, vacating a portion of a 30-foot-wide by approximately 630-foot-long drainage easement that lies along the west property line of a residential parcel located in the Wedgefield Community containing approximately 0.43 acres.

Location: District 5; The parcel address is 20720 Sabal Street; S25/T23/R32; Orange County, Florida (legal property description on file)

You may obtain a copy of the legal property descriptions by calling the Comptroller Clerk of the Board of County Commissioners, 407-836-7300; or pick one up at 201 South Rosalind Avenue, Fourth Floor; Orlando, Florida.

This petition to vacate is complete and has been reviewed and investigated by appropriate County staff. The County Mayor, acting on behalf of the Board of County Commissioners pursuant to Resolution No. 91-M-62, has considered this petition and finds it acceptable for consideration at a public hearing.

**IF YOU HAVE ANY QUESTIONS  
REGARDING THESE NOTICES,  
CONTACT THE ORANGE COUNTY  
DEVELOPMENT ENGINEERING  
DIVISION, William Worley, 407-836-  
7925, Email: William.worley@ocfl.net**

PARA MÁS INFORMACIÓN ACERCA DE ESTA VISTA PÚBLICA, FAVOR DE COMUNICARSE CON LA DIVISIÓN DE INGENIERÍA DE DESARROLLOS (DEVELOPMENT ENGINEERING DIVISION) AL NÚMERO, 407-836-7921.

If you wish to appeal any decision made by the Board of County Commissioners at this meeting you will need a record of the proceedings. You should ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

If you require special accommodations under the Americans with Disabilities Act of 1990, please call 407-836-5631 no later than two business days prior to the hearing for assistance. Si usted requiere ayuda especial bajo la ley de Estadounidenses con Discapacidades de 1990, por favor llame al 407-836-3111.

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

ORG7591690

3/3/2024

7591690

## Notice of Adoption

NOTICE OF ADOPTION  
PETITION TO VACATE  
21-05-030

WHEREAS, pursuant to procedures adopted by the Board of County Commissioners, a petition was filed with the Board to vacate that certain portion of a 30-foot-wide by approximately 630-foot-long drainage easement that lies along the west property line of a residential parcel located in the Wedgefield Community containing approximately 0.43 acres in Orange County, Florida (the legal property description is on file in the office of the Comptroller Clerk of the Board of County Commissioners).

WHEREAS, notice of a public hearing before the Board of County Commissioners on March 26, 2024, was published in the Orlando Sentinel, a newspaper of general circulation in Orange

County, Florida, one time at least two weeks prior to the date for the hearing; and

WHEREAS, the Board finds that the vacating that certain portion of a 30-foot-wide by approximately 630-foot-long drainage easement that lies along the west property line of a residential parcel located in the Wedgefield Community containing approximately 0.43 acres will not operate to the detriment of Orange County or the public.

THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF ORANGE COUNTY: The county road, right-of-way, easement, or park described above is vacated as of this date and Orange County renounces any rights in it.

RESOLVED THIS TWENTY-SIXTH DAY OF MARCH 2024.

Phil Diamond, County Comptroller

As Clerk of the Board of County Commissioners  
Orange County, Florida

April 5, 2024

Orlando Business Journal


Published Weekly  
Orlando, Orange County, Florida

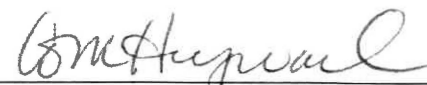
## STATE OF FLORIDA COUNTIES OF ORANGE, SEMINOLE, OSCEOLA, LAKE, VOLUSIA & BREVARD

Before the undersigned authority personally appeared Jackie Buma, who states that she is Office Administrator and Sales Support of Orlando Business Journal, a weekly newspaper published at Orlando in Orange, Seminole, Osceola, Lake, Volusia & Brevard Counties, Florida; that the attached copy of advertisement, being a Notice of Adoption in the matter of PETITION TO VACATE 21-05-030 in said newspaper in the issue of April 5th, 2024.

Affiant further says that the said Orlando Business Journal is a newspaper published in Orlando in Orange, Seminole, Osceola, Lake, Volusia and Brevard Counties, Florida, and that the said newspaper has heretofore been continuously published in said Orange, Seminole, Osceola, Lake, Volusia and Brevard Counties, Florida each week and has been entered as second-class mail matter at the post office in Orlando, in said Orange County, Florida for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that she has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to and subscribed before me this 5<sup>th</sup> day of April, 2024 by Jackie Buma who is personally known to me.

  
Jackie Buma, Office Admin & Sales Support

  
Anne-Marie Hayward, Notary

