

OFFICE OF COMPTROLLER



ORANGE
COUNTY
FLORIDA

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

June 7, 2017

Ms. Julie Alber, Senior Engineering Technician
Development Engineering, BCC

Dear Ms. Alber:

Enclosed is the Resolution Granting Petition to Vacate # 17-02-009 with attachments for recording with Official Records.

Petition to Vacate # 17-02-009 was approved by the Board of County Commissioners at its regular meeting of May 23, 2017. 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:

Rick Singh, Orange County Property Appraiser, c/o Rocco Campanale, Manager Real Estate Services, Property Appraiser's Office

Scott Randolph, Orange County Tax Collector

Ann Caswell, Real Estate Management Division, BCC

Kyle Quackenbush, Assistant Manager, Official Records Department

Sincerely,

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

By: 
for Deputy Clerk

ks:np

APPROVED
BY ORANGE COUNTY BOARD
OF COUNTY COMMISSIONERS
MAY 23 2017

RESOLUTION GRANTING PETITION TO VACATE # 17-02-009

WHEREAS, pursuant to procedures adopted by the Board of County Commissioners, a petition was filed with the Board to vacate those certain **two portions of unopened and unimproved 16 foot wide unnamed alleyways, containing approximately 0.220 acres, and a portion of an unopened and unimproved 50 foot wide right-of-way known as Maple Street, containing approximately 0.201 acres, for a total of approximately 0.421 acres** in Orange County, Florida, as described in attachment.

WHEREAS, notice of a public hearing before the Board of County Commissioners on **May 23, 2017**, 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 **two portions of unopened and unimproved 16 foot wide unnamed alleyways, containing approximately 0.220 acres, and a portion of an unopened and unimproved 50 foot wide right-of-way known as Maple Street, containing approximately 0.201 acres, for a total of approximately 0.421 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.

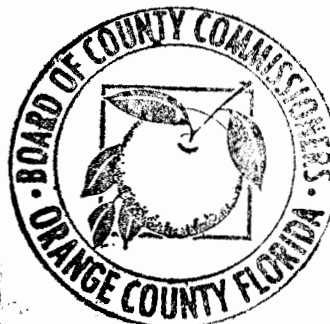
RESOLVED THIS 23RD DAY OF MAY 2017.

BOARD OF COUNTY COMMISSIONERS
ORANGE COUNTY, FLORIDA

By: *Bo Darden*
County Mayor

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

By: *Tahela Louis*
Deputy Clerk



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

SKETCH OF DESCRIPTION

PROJECT: BUENA VISTA COMMONS PH 2

PURPOSE: RIGHT OF WAY VACATE "MAPLE STREET"

THIS IS NOT A BOUNDARY SURVEY
NOT VALID WITHOUT SHEET 2

DESCRIPTION:


THAT PART OF MAPLE STREET, LYING BETWEEN BLOCK 75 AND BLOCK 76, ORANGE CENTER, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK D, PAGE 143, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SAID BLOCK 76, ORANGE CENTER, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK D, PAGE 143, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; THENCE RUN S89°57'39"E ALONG THE SOUTH RIGHT OF WAY LINE OF SECOND STREET AND THE NORTH LINE OF SAID BLOCK 76, A DISTANCE OF 256.00 FEET TO THE NORTHEAST CORNER OF LOT 1 OF SAID BLOCK 76 FOR THE POINT OF BEGINNING; THENCE CONTINUE S89°57'39"E ALONG SAID SOUTH RIGHT OF WAY LINE OF SECOND STREET, A DISTANCE OF 50.00 FEET TO THE NORTHWEST CORNER OF LOT 24 OF SAID BLOCK 75; THENCE RUN S00°02'23"E ALONG THE EAST LINE OF MAPLE STREET AND THE WEST LINE OF SAID BLOCK 75, A DISTANCE OF 175.00 FEET TO THE SOUTHWEST CORNER OF LOT 18 OF SAID BLOCK 75; THENCE RUN N89°57'39"W, A DISTANCE OF 50.00 FEET TO THE SOUTHEAST CORNER OF LOT 7 OF SAID BLOCK 76; THENCE RUN N00°02'23"W ALONG THE WEST LINE OF SAID MAPLE STREET AND THE EAST LINE OF SAID BLOCK 76, A DISTANCE OF 175.00 FEET TO THE POINT OF BEGINNING.

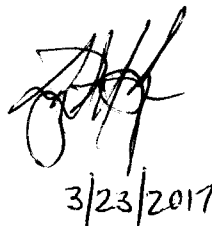
CONTAINS 8,750 SQUARE FEET.

SURVEYORS NOTES

1. Bearings based on the South Right of Way line of Second Street as being S89°57'39"E.
2. I hereby certify that the above described property is true and correct to the best of my knowledge and belief as recently drawn under my direction and that it meets the Standards of Practice for Land Surveying set forth in Florida Administrative Code Rule 5J-17.05 requirements.
3. Not valid without the signature and raised seal of a Florida Licensed Surveyor and Mapper.



JAMES R. SHANNON JR., P.L.S. #4671
NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED
SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER


3/23/2017

SHANNON SURVEYING, INC.
499 NORTH S.R. 434 - SUITE 2045
ALTAMONTE SPRINGS, FLORIDA, 32714
(407) 774-8372 LB # 6898

DATE OF SURVEY: 02/07/2017

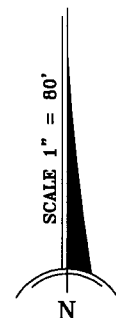
DRAWN BY: BP SCALE: 1" = 80'

BUENA VISTA-RW VACATE-SKETCH

SHEET 1 OF 2

PURPOSE: RIGHT OF WAY VACATE "MAPLE STREET"

THIS IS NOT A BOUNDARY SURVEY
NOT VALID WITHOUT SHEET 1



3/23/2017

SHEET 2 OF 2

SKETCH OF DESCRIPTION

PROJECT: BUENA VISTA COMMONS PH 2

PURPOSE: RIGHT OF WAY VACATE "BLOCK 75"

THIS IS NOT A BOUNDARY SURVEY
NOT VALID WITHOUT SHEET 2

DESCRIPTION:

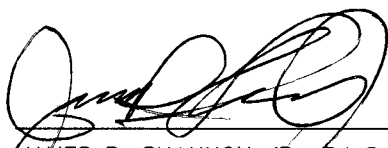
THE 16.00 FOOT PLATTED ALLEY, BLOCK 75, ORANGE CENTER, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK D, PAGE 143, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF BLOCK 76 OF SAID PLAT, ORANGE CENTER, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK D, PAGE 143, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; THENCE RUN S89°57'39"E ALONG THE SOUTH RIGHT OF WAY LINE OF SECOND STREET AND THE NORTH LINES OF SAID BLOCKS 75 AND 76, A DISTANCE OF 426.00 FEET TO THE NORTHEAST CORNER OF LOT 24 OF SAID BLOCK 75 FOR THE POINT OF BEGINNING; THENCE CONTINUE S89°57'39"E ALONG SAID SOUTH RIGHT OF WAY LINE OF SECOND STREET AND SAID NORTH LINE OF SAID BLOCK 75, A DISTANCE OF 16.00 FEET TO THE NORTHWEST CORNER OF LOT 1 OF SAID BLOCK 75; THENCE RUN S00°02'23"E ALONG THE EAST LINE OF THE 16.00 PLATTED ALLEY, A DISTANCE OF 300.00 FEET TO THE SOUTHWEST CORNER OF LOT 12 OF SAID BLOCK 75; THENCE RUN N89°57'39"W ALONG THE NORTH RIGHT OF WAY LINE OF THIRD STREET, A DISTANCE OF 16.00 FEET TO THE SOUTHEAST CORNER OF LOT 13 OF SAID BLOCK 75; THENCE RUN N00°02'23"W ALONG THE WEST LINE OF THE 16.00 PLATTED ALLEY, A DISTANCE OF 300.00 FEET TO THE POINT OF BEGINNING.

CONTAINS 4,800 SQUARE FEET.

SURVEYORS NOTES

1. Bearings based on the South Right of Way line of Second Street as being S89°57'39"E.
2. I hereby certify that the above described property is true and correct to the best of my knowledge and belief as recently drawn under my direction and that it meets the Standards of Practice for Land Surveying set forth in Florida Administrative Code Rule 5J-17.05 requirements.
3. Not valid without the signature and raised seal of a Florida Licensed Surveyor and Mapper.



JAMES R. SHANNON JR., P.L.S. #4671
NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED
SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER



3/23/2017

SHANNON SURVEYING, INC.
499 NORTH S.R. 434 - SUITE 2045
ALTAMONTE SPRINGS, FLORIDA, 32714
(407) 774-8372 LB # 6898

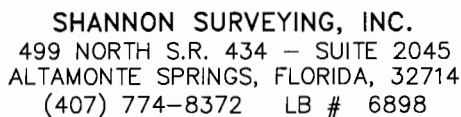
DATE OF SURVEY: 02/07/2017

DRAWN BY: BP SCALE: 1" = 80'

BUENA VISTA-RW VACATE-SKETCH

SHEET 1 OF 2

THIS IS NOT A BOUNDARY SURVEY
NOT VALID WITHOUT SHEET 1



SHEET 2 OF 2

3/23/2017

SKETCH OF DESCRIPTION

PROJECT: BUENA VISTA COMMONS PH 2

PURPOSE: RIGHT OF WAY VACATE "BLOCK 76"

THIS IS NOT A BOUNDARY SURVEY
NOT VALID WITHOUT SHEET 2

DESCRIPTION:

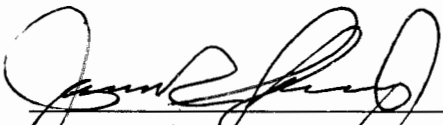
THE 16.00 FOOT PLATTED ALLEY, BLOCK 76, ORANGE CENTER, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK D, PAGE 143, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SAID BLOCK 76, ORANGE CENTER, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK D, PAGE 143, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; THENCE RUN S89°57'39"E ALONG THE SOUTH RIGHT OF WAY LINE OF SECOND STREET AND THE NORTH LINE OF SAID BLOCK 76, A DISTANCE OF 120.00 FEET TO THE NORTHEAST CORNER OF LOT 24 OF SAID BLOCK FOR THE POINT OF BEGINNING; THENCE CONTINUE S89°57'39"E ALONG SAID SOUTH RIGHT OF WAY LINE OF SECOND STREET AND SAID NORTH LINE OF SAID BLOCK 76, A DISTANCE OF 16.00 FEET TO THE NORTHWEST CORNER OF LOT 1 OF SAID BLOCK; THENCE RUN S00°02'23"E ALONG THE EAST LINE OF THE 16.00 PLATTED ALLEY, A DISTANCE OF 300.00 FEET TO THE SOUTHWEST CORNER OF LOT 12 OF SAID BLOCK; THENCE RUN N89°57'39"W ALONG THE NORTH RIGHT OF WAY LINE OF THIRD STREET, A DISTANCE OF 16.00 FEET TO THE SOUTHEAST CORNER OF LOT 13 OF SAID BLOCK; THENCE RUN N00°02'23"W ALONG THE WEST LINE OF THE 16.00 PLATTED ALLEY, A DISTANCE OF 300.00 FEET TO THE POINT OF BEGINNING.

CONTAINS 4,800 SQUARE FEET.

SURVEYORS NOTES

1. Bearings based on the South Right of Way line of Second Street as being S89°57'39"E.
2. I hereby certify that the above described property is true and correct to the best of my knowledge and belief as recently drawn under my direction and that it meets the Standards of Practice for Land Surveying set forth in Florida Administrative Code Rule 5J-17.05 requirements.
3. Not valid without the signature and raised seal of a Florida Licensed Surveyor and Mapper.


JAMES R. SHANNON JR., P.L.S. #4671
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3/23/2017

SHANNON SURVEYING, INC.
499 NORTH S.R. 434 - SUITE 2045
ALTAMONTE SPRINGS, FLORIDA, 32714
(407) 774-8372 LB # 6898

DATE OF SURVEY: 02/07/2017

DRAWN BY: BP SCALE: 1" = 80'

BUENA VISTA-RW VACATE-SKETCH

SHEET 1 OF 2

PURPOSE: RIGHT OF WAY VACATE "BLOCK 76"

THIS IS NOT A BOUNDARY SURVEY
NOT VALID WITHOUT SHEET 1



3/23/2017

SHEET 2 OF 2

Orlando Sentinel

Published Daily
ORANGE County, Florida

STATE OF FLORIDA

COUNTY OF ORANGE

Before the undersigned authority personally appeared Brandon DeLoach / Maria Torres, who on oath says that he or she is an Advertising Representative of the ORLANDO SENTINEL, a DAILY newspaper published at the ORLANDO SENTINEL in ORANGE County, Florida; that the attached copy of advertisement, being a Legal Notice in the matter of **Petition to Vacate # 17-02-009** was published in said newspaper in the issues of Apr 30, 2017.

Affiant further says that the said ORLANDO SENTINEL is a newspaper published in said ORANGE County, Florida, and that the said newspaper has heretofore been continuously published in said ORANGE County, Florida, each day and has been entered as periodicals matter at the post office in ORANGE County, Florida, 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 he or 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.

Bh
Signature of Affiant

Brandon DeLoach
Printed Name of Affiant

Sworn to and subscribed before me on this 1 day of May, 2017,
by above Affiant, who is personally known to me (X) or who has produced identification ().

Cheryl Alli
Signature of Notary Public



Name of Notary, Typed, Printed, or Stamped

ORANGE COUNTY NOTICE OF PUBLIC HEARING PETITION TO VACATE # 17-02-009

The Orange County Board of County Commissioners will conduct a public hearing on May 23, 2017, 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: Constance A. Owens, Tri3 Civil Engineering Design Studio, Inc., on behalf of Maa Durga Sri Sai Babba Temple, Inc.,

Consideration: Resolution granting Petition to Vacate # 17-02-009, vacating two portions of unopened and unimproved 16 foot wide unnamed alleyways, containing approximately 0.220 acres, and a portion of an unopened and unimproved 50 foot wide right-of-way known as Maple Street, containing approximately 0.201 acres, for a total of approximately 0.421 acres. Location: District 1; One parcel address is 11306 S Apopka Vineland Road and all parcels lie in district 1; S15/T24/R28; Orange County, Florida (legal property description on file)

You may obtain a copy of the legal property description 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 THIS NOTICE, CONTACT THE ORANGE COUNTY DEVELOPMENT ENGINEERING DIVISION, JULIE ALBER, 407-836-7928, Email: julie.alber@ocfl.net

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

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

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

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

OS4910107

4/30/2017

Orlando Business Journal

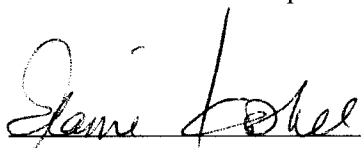
Published Weekly
Orlando, Orange County, Florida

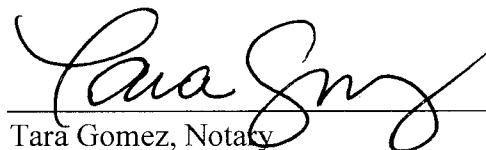
STATE OF FLORIDA
COUNTIES OF ORANGE, SEMINOLE, OSCEOLA, LAKE,
VOLUSIA & BREVARD

Before the undersigned authority personally appeared Elaine Koshel, who states that she is Classified Manager of Orlando Business Journal, a weekly newspaper published at Orlando in Orange, Seminole, Osceola, Lake, Volusia and Brevard Counties, Florida; that the attached copy of advertisement, being a Notice of Adoption in the matter of Petition to Vacate #17-02-009, was published in said newspaper in the issue of June 2, 2017.

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 2nd day of June, 2017 by Elaine Koshel who is personally known to me.


Elaine Koshel, Classified Manager


Tara Gomez, Notary



NOTICE OF ADOPTION
PETITION TO VACATE # 17-02-009
WHEREAS, pursuant to procedures

adopted by the Board of County Commissioners, a petition was filed with the Board to vacate those certain two portions of unopened and unimproved 16 foot wide unnamed alleyways, containing approximately 0.220 acres, and a portion of an unopened and unimproved 50 foot wide right-of-way known as Maple Street, containing approximately 0.201 acres, for a total of approximately 0.421 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 May 23, 2017, 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 those certain two portions of unopened and unimproved 16 foot wide unnamed alleyways, containing approximately 0.220 acres, and a portion of an unopened and unimproved 50 foot wide right-of-way known as Maple Street, containing approximately 0.201 acres, for a total of approximately 0.421 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 23RD DAY OF MAY 2017.

Phil Diamond, County Comptroller
As Clerk of the Board of County Commissioners
Orange County, Florida
June 2, 2017