

**SEMINOLE COUNTY GOVERNMENT
AGENDA MEMORANDUM**

SUBJECT: GENEVA SCHOOL CROSS ACCESS VACATE

DEPARTMENT: Planning & Development **DIVISION:** Development Review

AUTHORIZED BY: Donald S. Fisher **CONTACT:** Michael Rumer **EXT.** 7337

Agenda Date <u>6/10/03</u> Regular <input type="checkbox"/> Consent <input checked="" type="checkbox"/> Work Session <input type="checkbox"/> Briefing <input type="checkbox"/>
Public Hearing – 1:30 <input type="checkbox"/> Public Hearing – 7:00 <input type="checkbox"/>

MOTION/RECOMMENDATION:

Adopt the resolution to vacate and abandon a 24' x 378.62' north/south cross access easement located on 2025 Semoran Blvd., Section 34, Township 21S, Range 30E, - John D. Ruffier, Esq. on behalf of the Geneva School, applicant.

District 4 – Carlton Henley (Michael Rumer – Planner) *[Signature]*

BACKGROUND:

The applicant John D. Ruffier, Esq. on behalf of the Geneva School, is requesting to vacate a 24' wide cross access easement originally dedicated to Seminole County in 1987 as part of a site plan approval. The easement was originally acquired to limit the number of access points on SR 436. However, the property has been annexed into the City of Casselberry and is being redeveloped in a manner that no longer requires the cross access easement. Furthermore, the adjacent property to the north has been developed with no connecting access point to the subject property and the property to the south shares a driveway through an additional 18' cross access easement located on the south side of the property. The applicant has provided letters from the City of Casselberry and appropriate utility companies stating no objection to the vacate.

STAFF RECOMMENDATION:

Staff recommends approval of the vacate and abandonment of the cross access easement.

District 4 – Carlton Henley

Attachments: Resolution

Exhibit A: Sketch and description

Exhibit B: Location map

Reviewed by: <u>[Signature]</u> Co Atty: <u>[Signature]</u> DFS: _____ Other: <u>[Signature]</u> DCM: <u>[Signature]</u> CM: <u>[Signature]</u> File No. <u>cpdd02</u>

RESOLUTION NO.: 2003-R-

THE FOLLOWING RESOLUTION WAS ADOPTED AT THE REGULAR MEETING OF THE BOARD OF COUNTY COMMISSIONERS OF SEMINOLE COUNTY, FLORIDA ON THE 10th DAY OF June A.D., 2003.

**RESOLUTION TO VACATE AND ABANDON A
CROSS ACCESS EASEMENT**

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Whereas, a Petition was presented on behalf of

JOHN D. RUFFIER, ESQ.

to the Board of County Commissioners of Seminole County, Florida, requesting the closing, vacating and abandoning of the following described cross access, to-wit:

LEGAL DESCRIPTION

From the NW corner of the SW ¼ of the SW ¼ of Section 34, Township 21 South, Range 30 East, Seminole County, Florida, Run S02°28'41"E 939.14 feet along the west line of said SW ¼ of the SW ¼; Run thence N88°03'35"E 264.00 feet parallel with the South line of said SW ¼ to the Point of Beginning; Thence run N02°28'41"W 378.62 feet; thence run N88°03'35"E 24.00 feet; thence run S02°28'41"E 378.62 feet, thence run S88°03'35"W 24.00 feet to the Point of Beginning.

Whereas, after due consideration the Board of County Commissioners of Seminole County, Florida, having determined that the abandonment of the above described cross access is to the best interest of the county and the public.

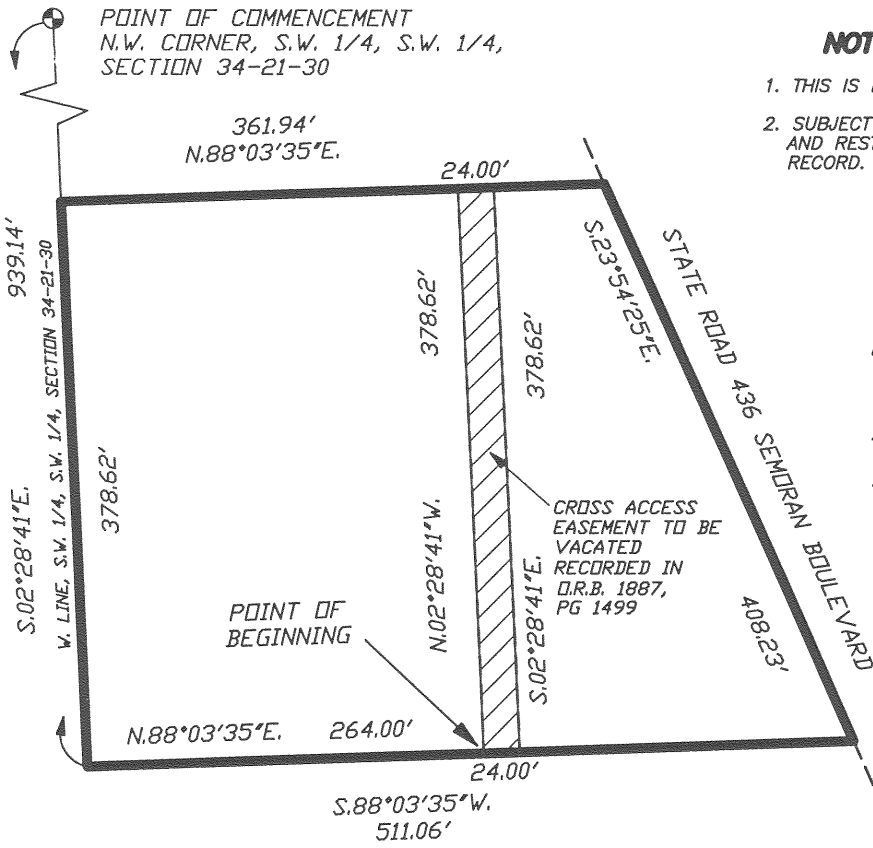
NOW THEREFORE BE IT RESOLVED by the Board of County Commissioners of Seminole County, Florida, that the above described cross access be, and the same is hereby abandoned, closed and vacated, and that all right in and to the same on behalf of the County and the public be, and the same is hereby disclaimed.

PASSED AND ADOPTED this 10th day of June A.D., 2003.

ATTEST:

MARYANNE MORSE
CLERK OF THE CIRCUIT COURT
SEMINOLE COUNTY, FLORIDA

BOARD OF COUNTY COMMISSIONERS
OF SEMINOLE COUNTY, FLORIDA
BY: _____
DARYL G. MCLAIN
CHAIRMAN



NOTES :

1. THIS IS NOT A SURVEY.
2. SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

EXHIBIT A

DESCRIPTION - EASEMENT TO BE VACATED

FROM THE N.W. CORNER OF THE S.W. 1/4 OF THE S.W. 1/4 OF SECTION 34, TOWNSHIP 21 SOUTH, RANGE 30 EAST, SEMINOLE COUNTY, FLORIDA, RUN S.02°28'41"E. 939.14 FEET ALONG THE WEST LINE OF SAID S.W. 1/4 OF THE S.W. 1/4; RUN THENCE N.88°03'35"E. 264.00 FEET PARALLEL WITH THE SOUTH LINE OF THE SAID S.W. 1/4 TO THE POINT OF BEGINNING; THENCE RUN N.02°28'41"W. FOR 378.62 FEET; THENCE RUN N.88°03'35"E. FOR 24.00 FEET; THENCE RUN S.02°28'41"E. FOR 378.62 FEET; THENCE RUN S.88°03'35"W. FOR 24.00 FEET TO THE POINT OF BEGINNING.

PARENT TRACT DESCRIPTION

FROM THE N.W. CORNER OF THE S.W. 1/4 OF THE S.W. 1/4 OF SECTION 34, TOWNSHIP 21 SOUTH, RANGE 30 EAST, SEMINOLE COUNTY, FLORIDA, RUN SOUTH 02°28'41" EAST 560.52 FEET ALONG THE WEST LINE OF THE SAID SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER FOR THE POINT OF BEGINNING OF THIS DESCRIPTION, RUN THENCE NORTH 88°03'35" EAST 361.94 FEET PARALLEL WITH THE SOUTH LINE OF THE SAID SOUTHWEST QUARTER TO THE WESTERLY RIGHT OF WAY LINE OF STATE ROAD NO. 436, THENCE RUN SOUTH 23°54'25" EAST 408.23 FEET ALONG THE WEST RIGHT OF WAY LINE OF STATE ROAD NO. 436, THENCE RUN SOUTH 88°03'35" WEST 511.06 FEET ALONG A LINE PARALLEL WITH THE SOUTH LINE OF THE SAID SOUTHWEST QUARTER TO THE WEST LINE OF THE SAID SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER, THENCE RUN NORTH 02°28'41" WEST 378.62 FEET ALONG THE WEST LINE OF THE SAID SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 TO THE POINT OF BEGINNING.

CERTIFIED TO:
 GENEVA SCHOOL
 CNL BANK
 LOWMEES, DROSDICK, DOSTER,
 KANTOR & REED, P.A.
 FIRST AMERICAN TITLE
 INSURANCE COMPANY
 MATEER & HERBERT, P.A.

I HEREBY CERTIFY:
 THAT THIS SKETCH MEETS THE
 MINIMUM TECHNICAL STANDARDS
 SET FORTH BY THE FLORIDA
 BOARD OF LAND SURVEYORS IN
 CHAPTER 61G17 - 6, FLORIDA
 ADMINISTRATIVE CODE.

[Signature]
 THOMAS J. MCMAHON
 FL REG LAND SURVEYOR #4887

DATE: 2/28/03
SCALE: 1" = 100'
JOB NO. 03-SPORTSV

MCMAHON SURVEYING
 AND MAPPING
 1690 TALL OAKS ROAD
 DELAND, FLORIDA
 32720 (407) 399-2044

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

LOCATION MAP: Geneva Cross Access Vacate

