

SEMINOLE COUNTY GOVERNMENT
AGENDA MEMORANDUM

SUBJECT: ORANGE BLOSSOM BUSINESS CENTER LOTS 16, 17 AND 18
- UTILITY EASEMENT VACATE

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

AUTHORIZED BY: Donald S. Fisher **CONTACT:** Denny Gibbs **EXT.** 7359

Agenda Date <u>9/14/04</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 a resolution to vacate and abandon the utility easements, as described, between Lots 16, 17 and 18 Orange Blossom Business Center according to the plat thereof, as recorded in Plat Book 50, Page 72, of the Public Records of Seminole County, Florida. Section 19, Township 21 S, Range 29 E. Reading Plumbing Systems, Inc (Applicant)
District 3 – Van Der Weide (Denny Gibbs, Planner) *et*

BACKGROUND:

The applicant, Reading Plumbing Systems, Inc, is requesting to vacate the utility easements between Lots 16, 17 and 18 in the Orange Blossom Business Center in order to combine the property into one building lot to accommodate the development of an approximate 11,000 square foot building. The applicant has provided letters of no objection from the appropriate utility providers. The easements are no longer necessary since the lots are being developed as one property.

STAFF RECOMMENDATION:

Staff recommends adoption of the resolution to vacate and abandon the subject utility easements.

District 3 – Van Der Weide
Attachments: Location Map
Resolution

Reviewed by: Co Atty: <u><i>[Signature]</i></u> DFS: _____ Other: _____ DCM: <u><i>[Signature]</i></u> CM: <u><i>[Signature]</i></u> File No. <u>cpdd02</u>
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RESOLUTION NO.: 2004-R-

THE FOLLOWING RESOLUTION WAS ADOPTED AT THE REGULAR MEETING OF THE BOARD OF COUNTY COMMISSIONERS OF SEMINOLE COUNTY, FLORIDA ON THE 14th DAY OF September A.D., 2004.

RESOLUTION TO VACATE AND ABANDON A UTILITY EASEMENT

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Whereas, a Petition was presented on behalf of

READING PLUMBING SYSTEMS, INC.

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

That certain Utility Easement comprising the West 5 feet of Lot 16 and the East 5 feet of Lot 17 **LESS** the 10' Sidewalk and Utility Easement comprising the north 10' of Lots 16 and Lots 17; and that certain Utility Easement comprising the West 5 feet of Lot 17 and the East 5 feet of Lot 18 **LESS** the 30' Cross Access and Utility Easement comprising the North 60' of Lots 17 and 18, ORANGE BLOSSOM BUSINESS CENTER, according to the plat thereof, as recorded in Plat Book 50, Page 72, of the Public Records of Seminole County, Florida.

Whereas, after due consideration the Board of County Commissioners of Seminole County, Florida, having determined that the abandonment of the above described utility easement is to the best interest of the County and the public in that the area in question is not needed for utility purposes and not necessary for public need.

NOW THEREFORE BE IT RESOLVED by the Board of County Commissioners of Seminole County, Florida, that the above described utility easement 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 14th day of September A.D., 2004.

ATTEST:

BOARD OF COUNTY COMMISSIONERS OF SEMINOLE COUNTY, FLORIDA

MARYANNE MORSE
CLERK OF THE CIRCUIT COURT
SEMINOLE COUNTY, FLORIDA

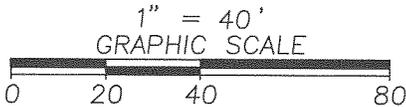
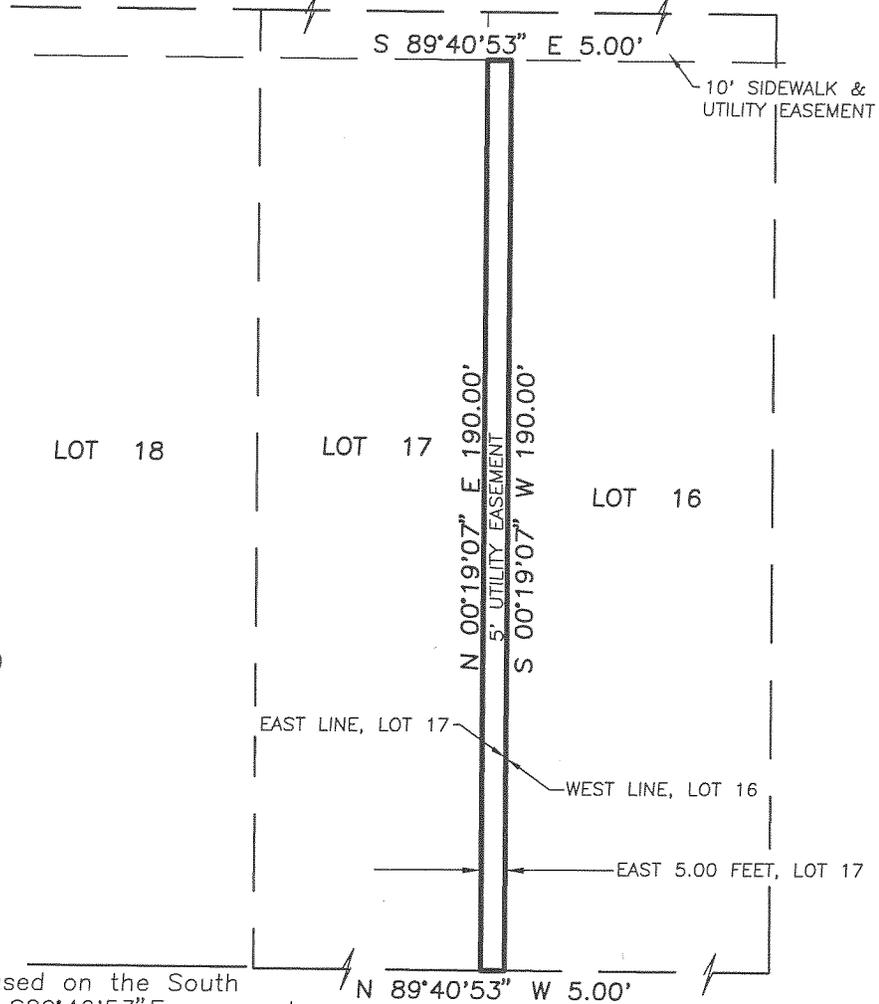
BY: DARYL G. MCLAIN
CHAIRMAN

DESCRIPTION

Than certain 5.00 foot Utility Easement being:
 The East 5.00 feet of Lot 17 Orange Blossom
 Business Center, according to the plat thereof
 as recorded in Plat Book 50, Page 72 of the
 Public Records of Seminole County, Florida.

Containing 950 square feet, more or less.

PEMBERTON DRIVE
50' RIGHT OF WAY
 PER PLAT BOOK 50, PAGE 72



SURVEYORS NOTES:

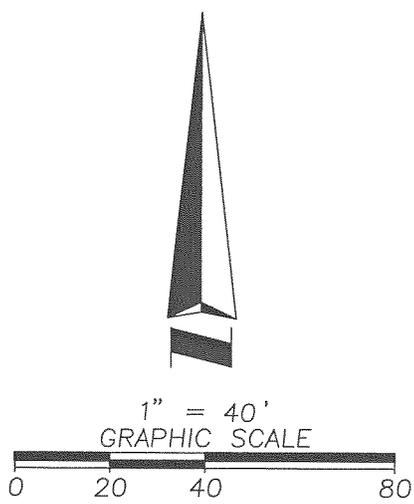
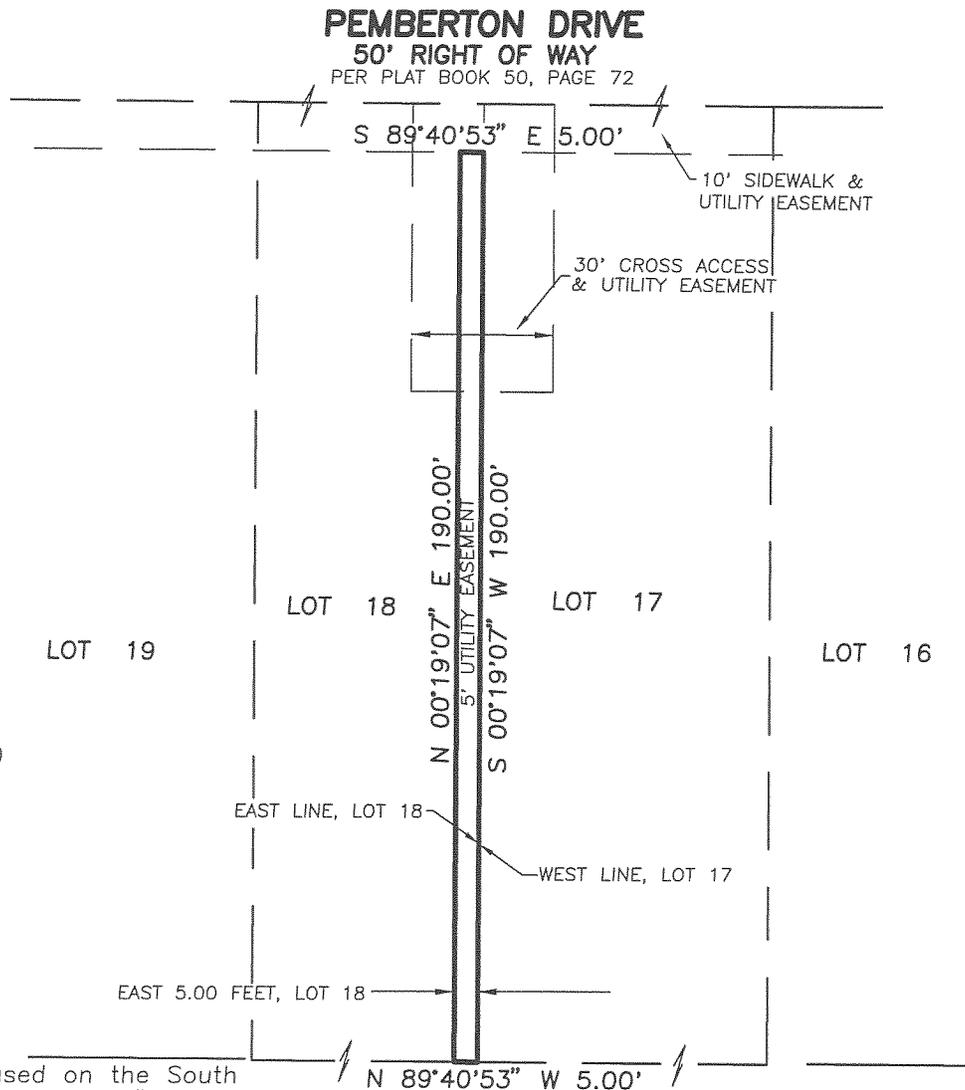
- Bearings shown hereon are based on the South line of Pemberton Drive being S89°40'53"E assumed.
- I hereby certify that the "Sketch of Description" of the above described property is true and correct to the best of my knowledge and belief as recently drawn under my direction and that it meets the Minimum Technical Standards for Land Surveying CH. 61G17-6 requirements.

Sketch & Description FOR Reading Plumbing Systems	Date: Aug. 13, 2004 MR		CERT. NO. LB2108 49133005 SOUTHEASTERN SURVEYING & MAPPING CORP. 6500 All American Boulevard Orlando, Florida 32810-4350 (407)292-8580 fax(407)292-0141 email: info@southeasternsurveying.com GARY B. KRICK REGISTERED LAND SURVEYOR NO. 4245
	Job No.: 49133005	Scale: 1" = 40'	
CH. 61G17-6, Florida Administrative Code requires that a legal description drawing bear the notation that THIS IS NOT A SURVEY.			

DESCRIPTION

That certain 5.00 foot Utility Easement being:
 The East 5.00 feet of Lot 18 Orange Blossom
 Business Center, according to the plat thereof
 as recorded in Plat Book 50, Page 72 of the
 Public Records of Seminole County, Florida.

Containing 950 square feet, more or less.



SURVEYORS NOTES:

1. Bearings shown hereon are based on the South line of Pemberton Drive being S89°40'53"E assumed.
2. I hereby certify that the "Sketch of Description" of 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 Minimum Technical Standards for Land Surveying CH. 61G17-6 requirements.

Sketch & Description	Date: Aug. 13, 2004 MR	CERT. NO. LB2108 49133004
FOR Reading Plumbing Systems	Job No.: 49133004	Scale: 1" = 40'
	CH. 61G17-6, Florida Administrative Code requires that a legal description drawing bear the notation that THIS IS NOT A SURVEY.	
		 SOUTHEASTERN SURVEYING & MAPPING CORP. 6500 All American Boulevard Orlando, Florida 32810-4350 (407)292-8580 fax(407)292-0141 email: info@southeasternsurveying.com  GARY B. KRICK REGISTERED LAND SURVEYOR NO. 4245