

SEMINOLE COUNTY GOVERNMENT
AGENDA MEMORANDUM

SUBJECT: WEKIVA HILLS SECTION EIGHT LOT 32 DRAINAGE & UTILITY EASEMENT VACATE

DEPARTMENT:: Planning & Development DIVISION: Development Review

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

Agenda Date 10/22/02 Regular ☐ Consent ☐ Work Session ☐ Briefing ☐
Public Hearing – 1:30 ☐ Public Hearing – 7:00 ☐

MOTION/RECOMMENDATION:

Adopt the Resolution to vacate and abandon a 1.5' x 30' portion of a drainage and utility easement at 236 Duncan Trail, Section 6, Township 21S, Range 29E, Wekiva Hills Subdivision Lot 32, Wekiva Hills, Section Eight, according to the plat thereof, as recorded in Plat Book 21, Page 80 & 81.

District 3 – Dick Van Der Weide (Denny Gibbs) *-for*

BACKGROUND:

The applicants, Charles and Michelle Glover, are requesting to vacate a 1.5' x 30' portion of a drainage and utility easement located on the north side of Lot 32, Wekiva Hills, Section Eight, in order to accommodate an existing garage. The applicant has provided letters from the appropriate utility companies stating no objection to the request.

STAFF RECOMMENDATION:

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

Attachments: Resolution
Exhibit A: Sketch of description
Exhibit B: Location map

Reviewed by:
Co Atty: KZC
DFS:
Other:
DCM:
CM:

File No. ph130pdd02

THE FOLLOWING RESOLUTION WAS ADOPTED AT THE REGULAR MEETING OF THE BOARD OF COUNTY COMMISSIONERS OF SEMINOLE COUNTY, FLORIDA ON THE 22nd DAY OF OCTOBER A.D., 2002.

RESOLUTION TO VACATE AND ABANDON A DRAINAGE & UTILITY EASEMENT

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Whereas, a Petition was presented on behalf of

CHARLES M. & MICHELLE N. GLOVER

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

That portion of Lot 32, Wekiva Hills, Section Eight, according to the plat thereof, as recorded in Plat Book 21, Pages 80 & 81, Public Records of Seminole County, Florida, more fully described as follows:

Commence at the northwesterly corner of said Lot 32; thence run N51 43' 53"E, along the common lot line of Lots 32 & 33, 20.00 feet; thence S 38 16' 07"E, 8.50 feet for the point of beginning; thence continue S 38 16' 07"E, 1.50 feet; thence N 51 43' 53"E, 30.00 feet; thence N 38 16' 07"W, 1.50 feet; thence S51 43' 53"W, 30.00 feet to the point of beginning. Containing 45 Sq. Ft. more or less.

See Exhibit "A"

Whereas, after due consideration the Board of County Commissioners of Seminole County, Florida, has determined that the abandonment of the above described drainage easement is in 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 drainage 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 is hereby disclaimed.

PASSED AND ADOPTED this 22nd day of October A.D., 2002

ATTEST: **BOARD OF COUNTY COMMISSIONERS OF SEMINOLE COUNTY, FLORIDA**

MARYANNE MORSE
CLERK OF THE CIRCUIT COURT
SEMINOLE COUNTY, FLORIDA

BY: DARYL G. MCLAIN
CHAIRMAN

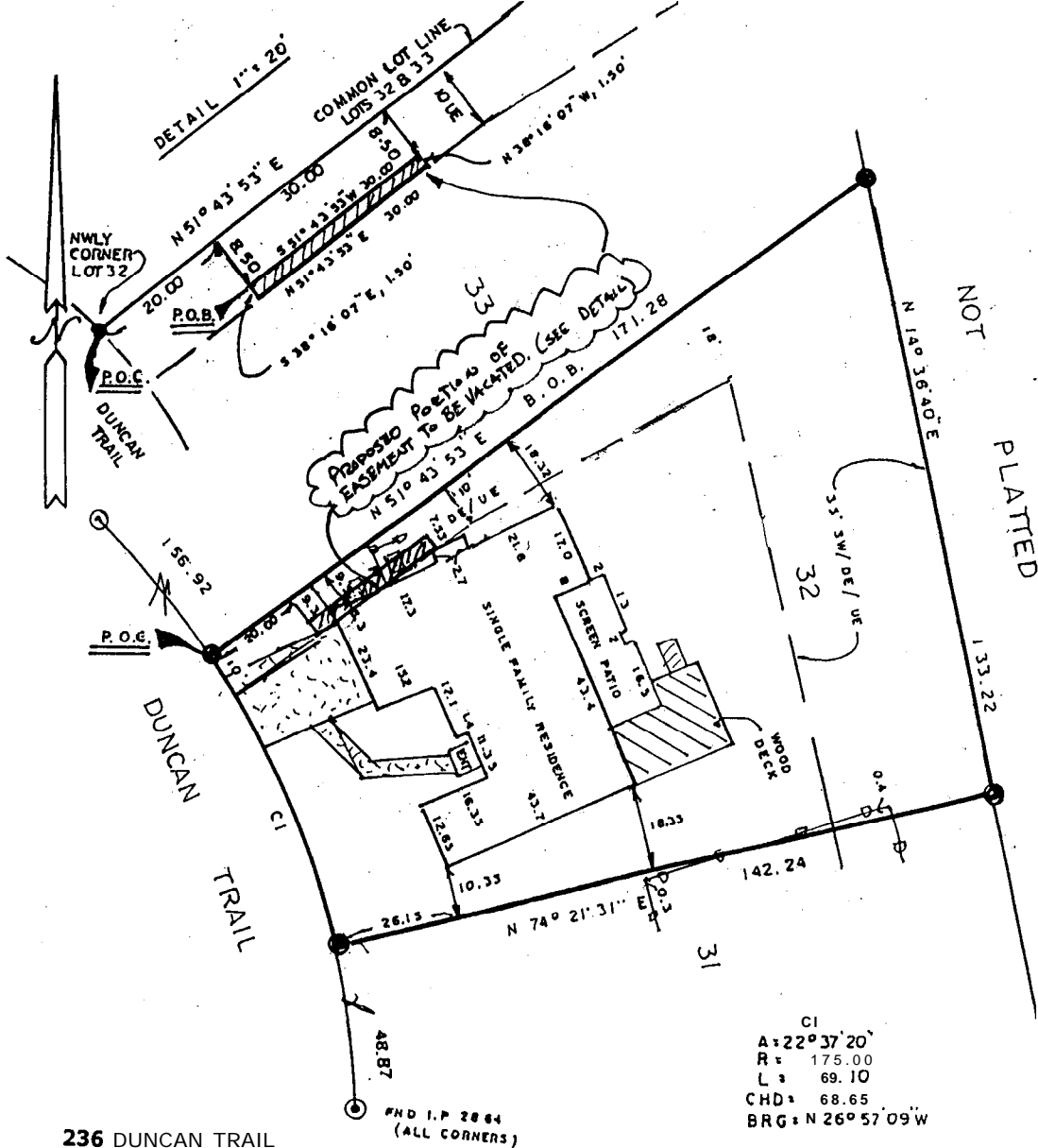
BOUNDARY SURVEY

PROPOSED PORTION OF A 10.00 FOOT UTILITY EASEMENT TO BE VACATED:

LEGAL DESCRIPTION: THAT PORTION OF LOT 32, WEKIVA HILLS, SECTION EIGHT, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 21, PAGE 80 & 81, PUBLIC RECORDS OF SEMINOLE COUNTY FLORIDA, MORE FULLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWESTERLY CORNER OF SAID LOT 32; THENCE RUN N 51°43'53" E, ALONG THE COMMON LOT LINE OF LOTS 32 & 33, 20.00 FEET; THENCE S 38°16'07" E, 8.50 FEET FOR THE POINT OF BEGINNING; THENCE CONTINUE S 38°16'07" E, 1.50 FEET; THENCE N 51°43'53" E, 30.00 FEET; THENCE N 38°16'07" W, 1.50 FEET; THENCE S 51°43'53" W, 30.00 FEET TO THE POINT OF BEGINNING.

CONTAINING 45 SQUARE FEET MORE OR LESS.



236 DUNCAN TRAIL

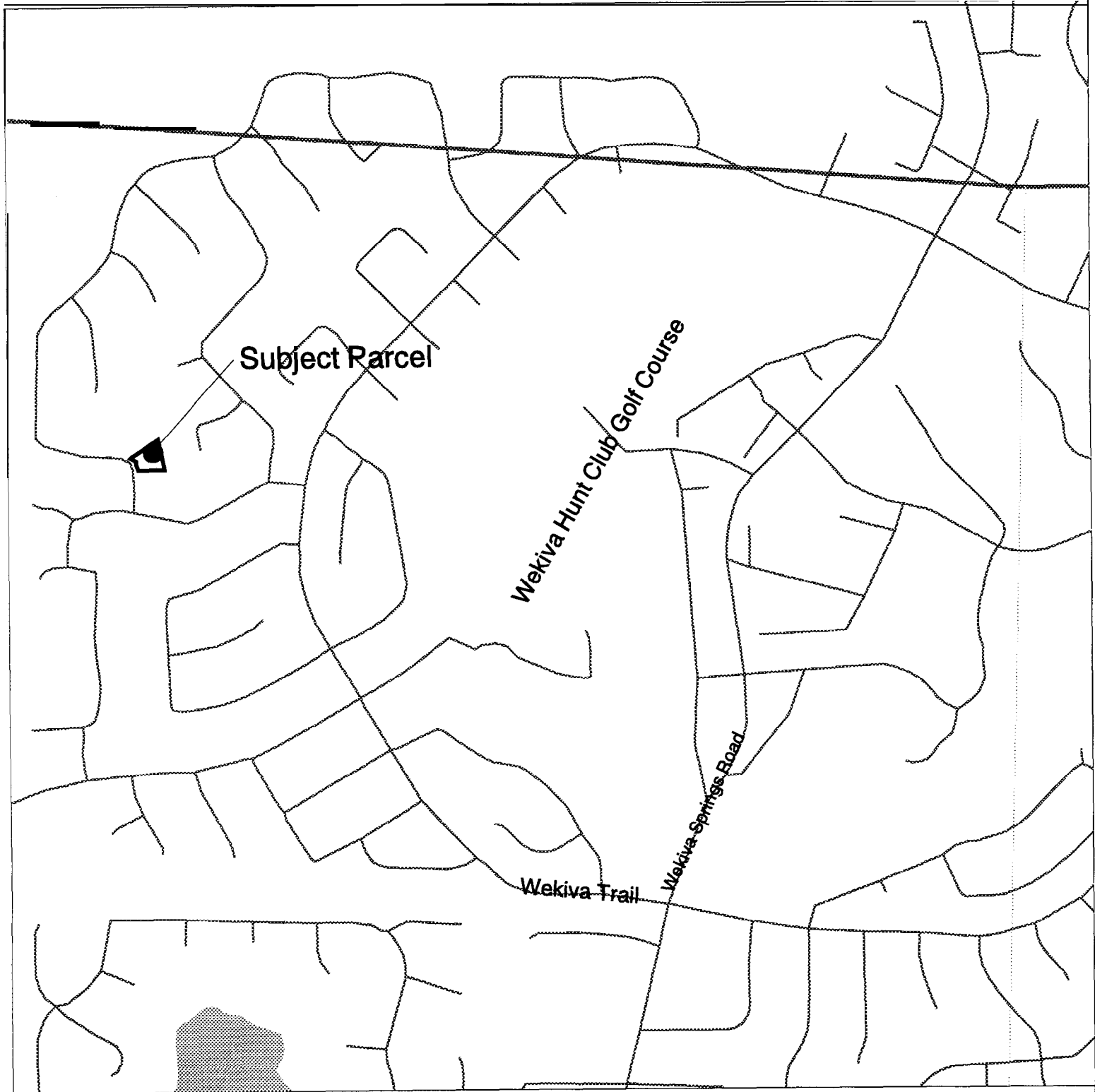
LEGEND: I.R. = IRON ROD	I.P. = IRON PIPE	C.M. = CONCRETE MONUMENT	FND. = FOUND	CONC. = CONCRETE	COV. = COVERED	ENT. = ENTRANCE	S.W. = SIDEWALK	SCR. = SCREEN
U.E. = UTILITY EASEMENT	D.E. = DRAINAGE EASEMENT	ESMT. = EASEMENT	P.C. = POINT OF CURVATURE	P.T. = POINT OF TANGENCY	P.O.B. = POINT OF BEGINNING	Δ = DELTA		
R = RADIUS	L = LENGTH	T = TANGENT	CHD. = CHORD	BRG. = BEARING	P.O.C. = POINT OF COMMENCEMENT	P.O.L. = POINT ON LINE	P = PLAT	M = MEASURED
C.L.F. = CHAIN LINK FENCE	COR. = CORNER	BLK. = BLOCK	TYP. = TYPICAL	A/C = AIR CONDITIONER	N/D = NAIL & DISC	ENCL. = ENCLOSURE	SAN. = SANITARY	N = NORTH
S = SOUTH	E = EAST	W = WEST	P.C.P. (C) = PERMANENT CONTROL POINT	(P) = FOUND PROPERTY CORNER	(O) = SET PROPERTY CORNER	(M) = FOUND CONCRETE MONUMENT		
B.O.B. = BASIS OF BEARING								

NOTES: (1). BEARINGS ARE BASED ON RECORD PLAT. (2). THE SURVEY SHOWN HEREON WAS SURVEYED BY THE LEGAL DESCRIPTION PROVIDED BY THE CLIENT. (3). ROOF OVERHANGS AND FOOTERS HAVE NOT BEEN LOCATED. (4). NO IMPROVEMENTS OR UNDERGROUND UTILITIES HAVE BEEN LOCATED EXCEPT AS SHOWN. (5). THIS SURVEY IS NOT VALID WITHOUT EMBOSSED SEAL. (6). THIS SURVEY IS NOT VALID FOR ANY REAL ESTATE TRANSACTIONS 90 DAYS BEYOND THE FINAL SURVEY DATE SHOWN. (7). THE SURVEYOR HAS NOT ABSTRACTED THE LANDS HEREON FOR EASEMENTS OR RIGHTS-OF-WAY OF RECORD. (8). THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY. (9) ALL BEARINGS / ANGLES AND DISTANCES ARE PLAT AND MEASURED UNLESS NOTED OTHERWISE.

HEREBY CERTIFY THAT THIS SURVEY MEETS OR EXCEEDS THE MINIMUM TECHNICAL STANDARDS SET FORTH BY THE FLORIDA BOARD OF LAND SURVEYORS, PURSUANT TO SECTION 61017, FLOHSA ADMINSTRATIVE CODE PURSUANT TO SECTION 127.027, FLORIDA STATUTES.

PREPARED FOR: **CHARLES M. GLOVER, III**
& **MICHELLE N. GLOVER**
PREPARED BY: **CHARLES ROB DEFOOR & ASSOCIATES, INC.**

LOT SURVEY DATE:
FOUNDATION DATE:
FINAL SURVEY DATE: 7/10/2
DRAWN DATE: 7/10/2
SCALE: 1" = 30'
PAGE 1 OF 1



LOCATION MAP

Wekiva Hills Section Eight

500 0 500 1000 Feet