

**SEMINOLE COUNTY GOVERNMENT
AGENDA MEMORANDUM**

[Continued from 11/7/2006]

SUBJECT: Vacate and Abandonment of the unimproved public alley contained in the limits of Lots 30 – 39, The Town of Sylvan Lake

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

AUTHORIZED BY: Dori L. DeBord **CONTACT:** Cynthia Sweet **EXT.** 7443

Agenda Date <u>12/12/2006</u> Regular <input type="checkbox"/> Consent <input type="checkbox"/> Work Session <input type="checkbox"/> Briefing <input type="checkbox"/>
Public Hearing – 1:30 <input checked="" type="checkbox"/> Public Hearing – 7:00 <input type="checkbox"/>

MOTION/RECOMMENDATION:

- ADOPT** and authorize the Chairman to execute the Resolution to vacate and abandon the unimproved public alley located south of and adjacent to Lots 30 – 36 and north of and adjacent to Lots 37-39 contained in the Plat of The Town of Sylvan Lake, as recorded in Plat Book 2, Page 69, of the Public Records of Seminole County, Florida; in Section 31, Township 19 S, Range 30 E, as requested by Scott A. McFarland and Zachary R. Miller, applicants.
- DENY** the request to vacate and abandon the unimproved public alley located south of and adjacent to Lots 30 – 36 and north of and adjacent to Lots 37 – 39 contained in the Plat of The Town of Sylvan Lake, as recorded in Plat Book 2, Page 69, of the Public Records of Seminole County, Florida; in Section 31, Township 19 S, Range 30 E, as requested by Scott A. McFarland and Zachary R. Miller, applicants.
- CONTINUE** the public hearing until a time and date certain.

District 5 – Carey

Cynthia Sweet, Senior Planner

BACKGROUND:

The applicants, Scott A. McFarland and Zachary R. Miller, are requesting to vacate and abandon the unimproved public alley that lies south of and adjacent to Lots 30 through 36 and north of and adjacent to Lots 37 through 39, contained in the Plat of The Town of Sylvan Lake, as recorded in Plat Book 2, Page 69, of the Public Records of Seminole County, Florida; in Section 31, Township 19 S, Range 30 E.

Reviewed by:	
Co Atty:	KFT
DFS:	
Other:	BP
DCM:	
CM:	CC
File No.	ph130pdd03

The subject alley runs east of Park Street (approximately 3,500 square feet) and north of North Street and the Seminole-Wekiva Trail, approximately ½ mile south of Wilson Road. The applicants wish to vacate the unopened alley to combine the lots for future development.

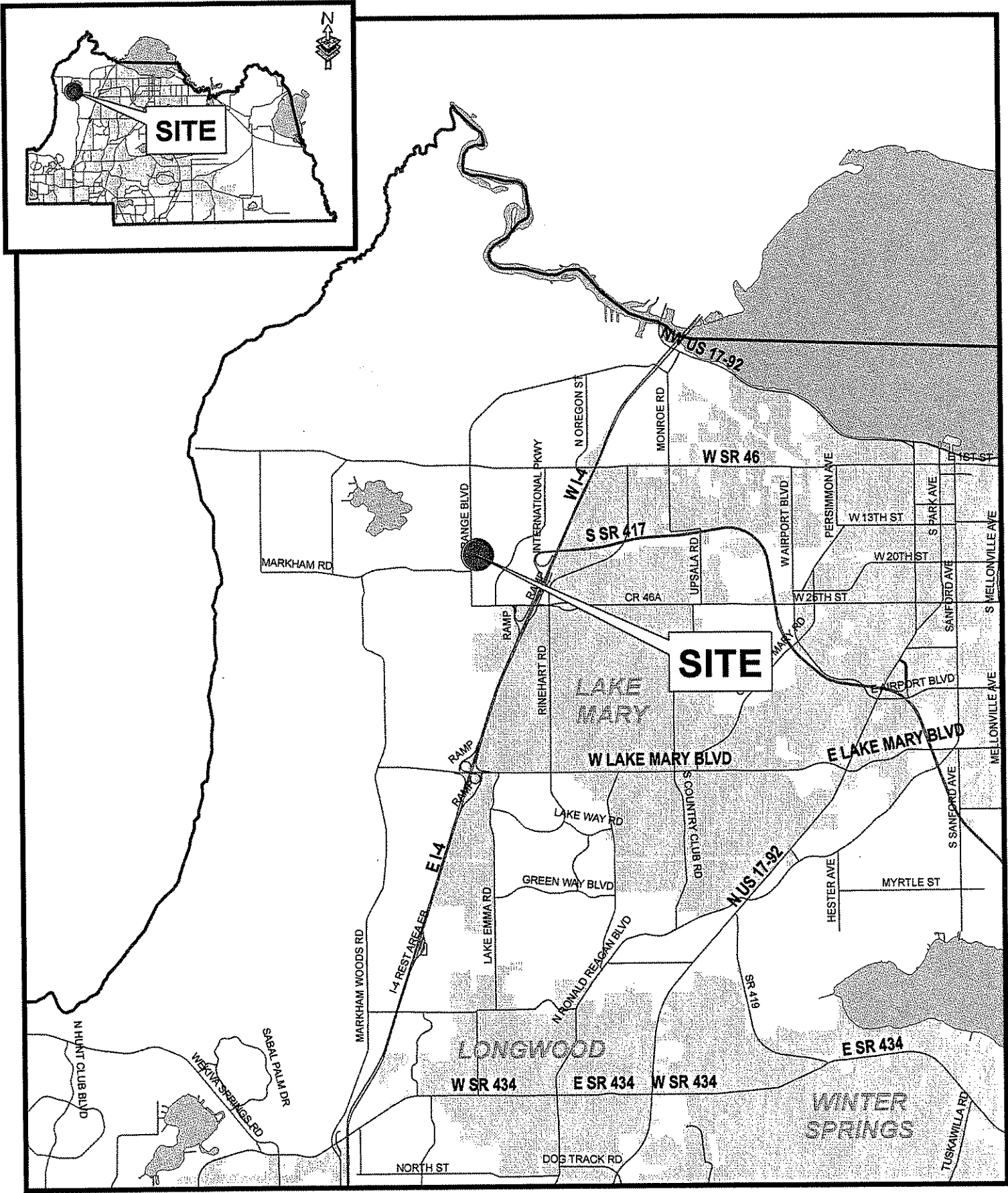
The alley is not opened for any public access for ingress or egress and will not prohibit access to any parcel. The applicants have provided letters from most of the adjacent property owners and have provided letters from all applicable utility companies stating no objections to the request.

STAFF RECOMMENDATION:

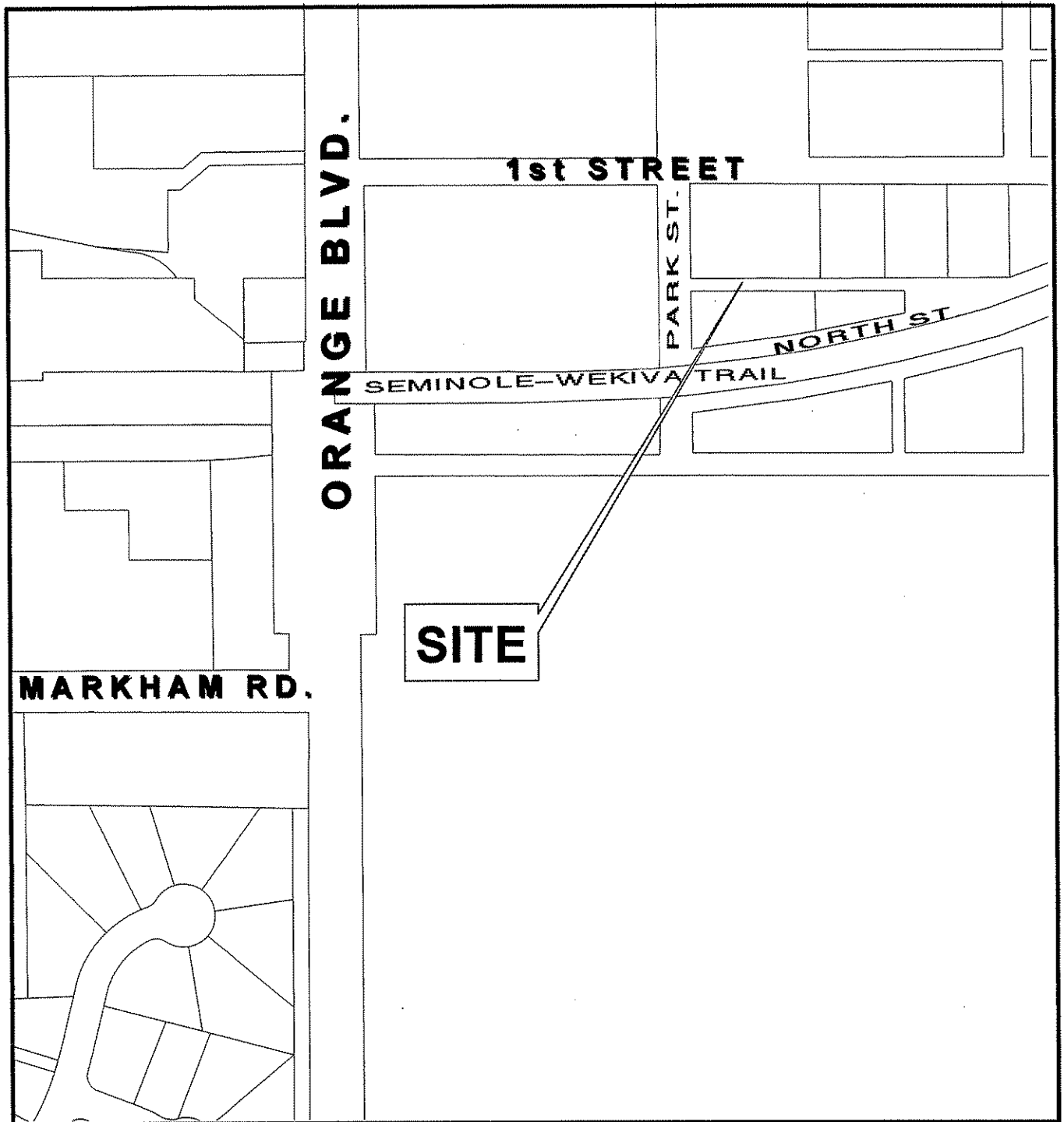
Staff recommends the Board adopt the Resolution to vacate and abandon the unimproved alley as requested by the applicants.

District 5 - Carey

Attachments: Location Maps – Exhibit A
Resolution – Exhibit B
Sketch of Description – Exhibit C

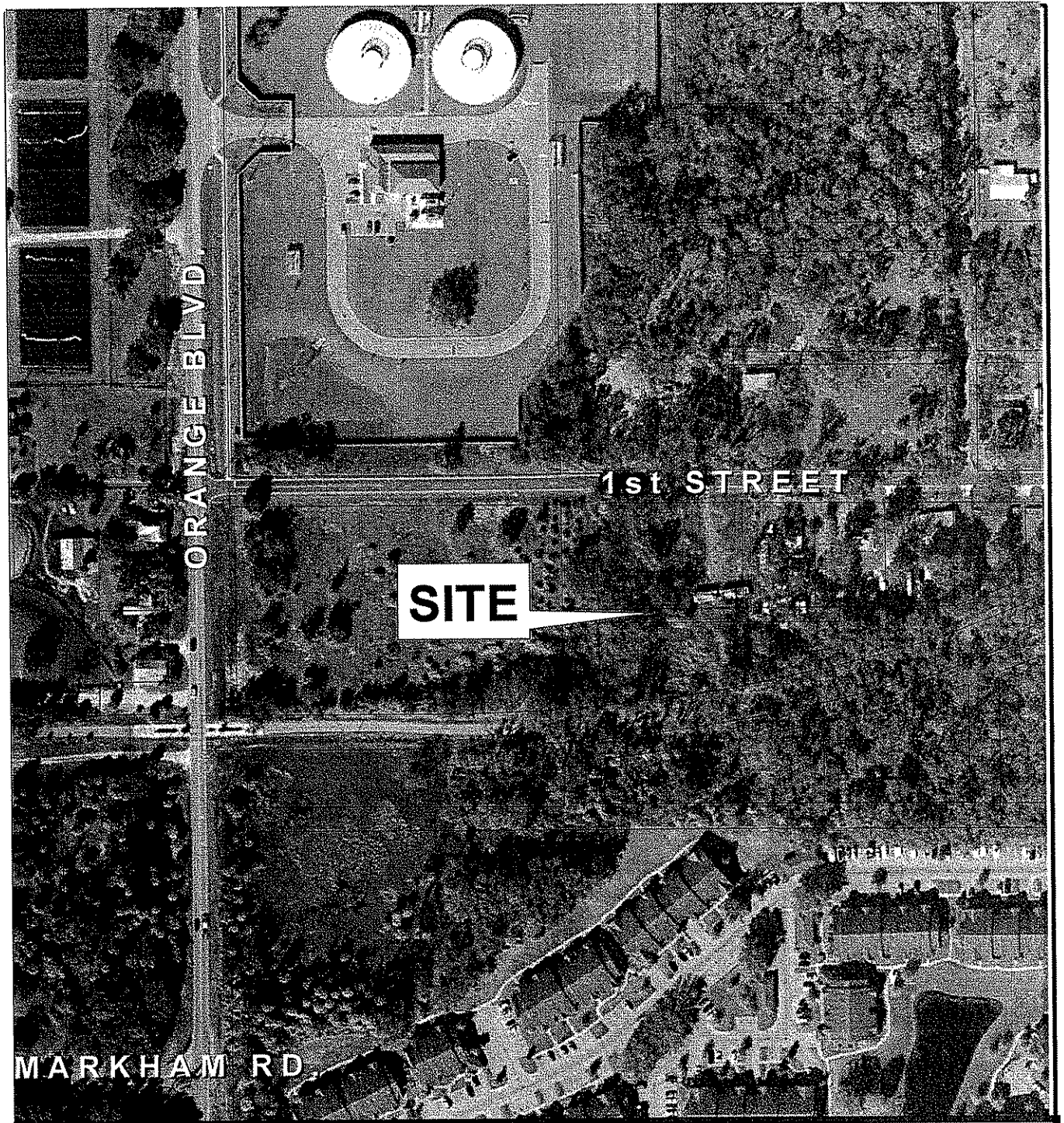


filename: L:/pl/projects/p&z/2006/GIS/staff_report_pkgs/sitemaps_large/22006-0**sitemap.mxd ***/06





Unnamed 10' R.O.W.
Vacate





Unnamed 10' ROW
Vacate

-  Parcel
-  Subject Property



January 2006 Color Aerials

RESOLUTION NO.: 2006-R-

THE FOLLOWING RESOLUTION WAS ADOPTED AT THE REGULAR MEETING OF THE BOARD OF COUNTY COMMISSIONERS OF SEMINOLE COUNTY, FLORIDA ON THE 12TH DAY OF December A.D., 2006.

**RESOLUTION TO VACATE AND ABANDON A
RIGHT-OF-WAY**

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Whereas, a Petition was presented on behalf of
SCOTT A. MCFARLAND & ZACHARY R. MILLER

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

SEE SKETCH AND DESCRIPTION ATTACHED AS *EXHIBIT "A"*

Whereas, after due consideration the Board of County Commissioners of Seminole County, Florida, having determined that the abandonment of the above described right-of-way 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 Right-of-way 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 12th day of December A.D., 2006.

ATTEST:

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

**MARYANNE MORSE
CLERK OF THE CIRCUIT COURT
SEMINOLE COUNTY, FLORIDA**

**CARLTON D. HENLEY
CHAIRMAN**

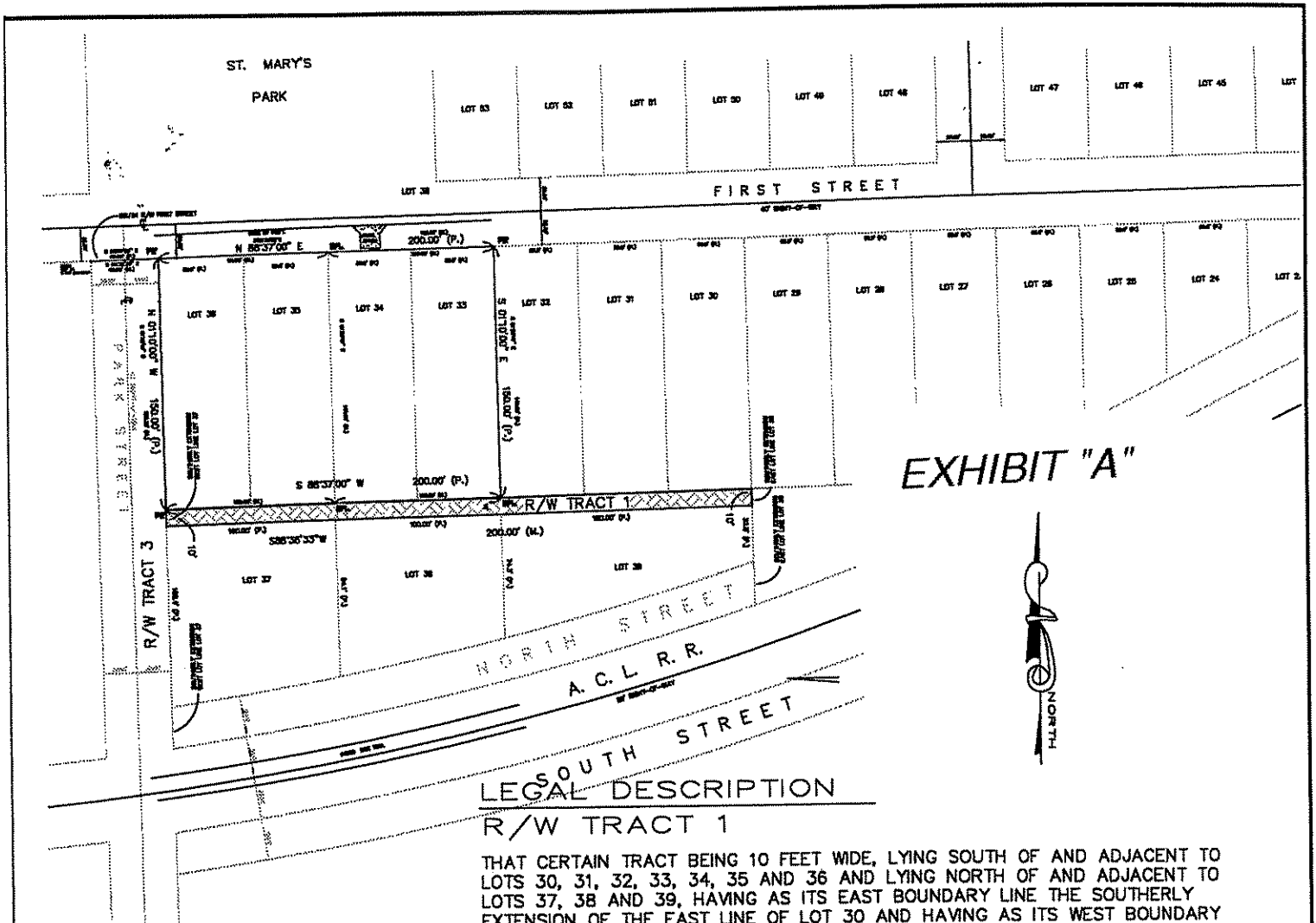


EXHIBIT "A"



SYMBOLS:

- OX = FOUND "X" CUT IN CONG.
- SET 1/2" REBAR & CAP PSM # 5952
- FOUND PROPERTY CORNER
- FOUND 4" X 4" CONCRETE MONUMENT
- WELL
- GAS METER
- FIRE HYDRANT
- CENTERLINE
- 0' BSL
- BUILDING SETBACK LINE
- WIRE FENCE
- WOOD FENCE
- PVC / VINYL FENCE
- OVERHEAD UTILITY LINES
- OVERHEAD UTILITY LINES
- CONCRETE

LEGEND:

- Δ = CENTRAL ANGLE
- A/C = AIR CONDITIONER
- C.B. = CONCRETE BLOCK
- CH.BRG. = CHORD BEARING
- CONC. = CONCRETE
- COV. = COVERED
- C.M. = CONCRETE MONUMENT
- CPP = CONC. POWER POLE
- D.U.E. = DRAINAGE & UTILITY EASEMENT
- ENT. = ENTRANCE
- FF ELEV = FINISHED FLOOR ELEVATION
- I.P. = IRON PIPE
- I.R. = IRON ROD
- L = ARC LENGTH
- L.B. = LAND SURVEYING BUSINESS
- L.S. = LAND SURVEYOR
- M = MEASURED
- F = PLAT
- PC = POINT OF CURVATURE
- POB = POINT OF BEGINNING
- PRM = PERMANENT REFERENCE MONUMENT
- PT = POINT OF TANGENT
- R = RADIUS
- RAD = RADIAL
- L = ARC LENGTH
- R/W = RIGHT OF WAY
- U.E. = UTILITY EASEMENT
- WF = WOOD FRAME
- WM = WATER METER
- WPP = WOOD POWER POLE

PREPARED BY:



"SURVEYING AIDED BY SCANNING"

SCANNING Surveys For:
Commercial
Residential
Platting

CONTACT:
JESSIE HUMMEL
VOICE: 407-977-0442
FAX: 407-977-0991
LB No. 7367 PSM NO. 5952

FILE NAME: TOLLMAN

SCALE: 1" = 100'

DATE: AUGUST 16, 2006

DRAWN BY: RON

APPROVED BY: JH

REVISIONS:

SURVEYOR'S NOTES:

- 1) N/A
- 2) THE LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR EASEMENTS OR OTHER RECORDED ENCUMBRANCES BY THIS FIRM
- 3) UNDERGROUND PORTIONS OF FOOTINGS, FOUNDATIONS OR OTHER IMPROVEMENTS WERE NOT LOCATED.
- 4) WALL TIES ARE TO THE FACE OF THE WALL AND ARE NOT TO BE USED TO RECONSTRUCT BOUNDARY LINES.
- 5) NOT VALID WITHOUT THE SIGNATURE & ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
- 6) ONLY VISIBLE ENCROACHMENTS LOCATED.
- 7) NO IDENTIFICATION FOUND ON PROPERTY CORNERS UNLESS NOTED.
- 8) DIMENSIONS SHOWN ARE PLAT AND MEASURED UNLESS OTHERWISE SHOWN.
- 9) FENCE OWNERSHIP NOT DETERMINED N/A
- 10) ELEVATIONS IF SHOWN ARE BASED UPON M.G.V.D. UNLESS OTHERWISE NOTED.
- 11) BEARINGS ARE ASSUMED AND ARE FOR ANGULAR DESIGNATION ONLY.
- 12) N/A
- 13) NO UNDERGROUND IMPROVEMENTS OR VISIBLE INSTALLATIONS HAVE BEEN SHOWN EXCEPT GRAPHICALLY.

SURVEYOR'S CERTIFICATE:

THIS IS TO CERTIFY THAT THIS SURVEY MEETS THE MINIMUM TECHNICAL STANDARDS AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 61G17-6, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

JESSIE HUMMEL PROFESSIONAL SURVEYOR & MAPPER
FLORIDA REGISTRATION NUMBER 5952