

RESOLUTION
of the
SEMINOLE COUNTY BOARD OF COUNTY COMMISSIONERS:

VACATING AND ABANDONING A PORTION OF A UTILITY EASEMENT ON LOT 8, LOT 9, AND LOT 10, SEMINOLE INDUSTRIAL PARK FIRST ADDITION, RECORDED IN PLAT BOOK 14, PAGE 30 AS RECORDED IN PLAT BOOK OF THE PUBLIC RECORDS OF SEMINOLE COUNTY, FLORIDA; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, Section 177.101, Florida Statutes, authorizes and empowers the Board of County Commissioners (the “Board”), upon the petition of any person(s), to vacate plats in whole or in part, and return the property covered by such plats either in whole or in part into acreage; and

WHEREAS, Ronald E Klein Trust, petitioned the Board to vacate and abandon the following described in Exhibit A; and

WHEREAS, the Petitioners are the  apparent owners of record of the portion of the plat requested to be vacated, and the vacation of such portion of the plat will not affect the ownership or right of convenient access of persons owning other parts of the subdivision; and

WHEREAS, notice was published in accordance with the requirements of Section 177.101(4), Florida Statutes; and

WHEREAS, the Board has determined that the abandonment of the above described utility easement is in the best interest of the County and the public in that the area in question is not required for utility purposes or other public need;

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Seminole County, Florida that:

Section 1. Recitals. The above recitals are true and are incorporated herein as legislative findings.

Section 2. Findings. Upon request of Petitioner(s), the Board finds, determines, and declares that the utility easement described in Exhibit A, is hereby vacated and abandoned and that all right in and to the same on behalf of the County and the public are hereby disclaimed.

Section 3. Effective Date. This Resolution shall become effective when a copy of such Resolution is filed in the offices of the Circuit Court Clerk and duly recorded in the public records of Seminole County.

ADOPTED this _____ day of _____, 2023.

ATTEST:

BOARD OF COUNTY COMMISSIONERS
SEMINOLE COUNTY, FLORIDA

GRANT MALOY
Clerk to the Board of
County Commissioners of
Seminole County, Florida



By: _____
Amy Lockhart, Chairman

Attachment:
Exhibit A – Sketch and Description

Authority: Section 177.101, Florida Statutes

PHC/kly
4/18/23
T:\Users\Legal Secretary CSB\Planning\2023\Vacate Reso Atlantic Drive April18(23).docx

Exhibit "A"
Sketch and Description

LEGAL DESCRIPTION

NOT A SURVEY

A STRIP OF LAND BEING IN LOT 8, LOT 9 AND LOT 10 OF SEMINOLE INDUSTRIAL PARK, FIRST ADDITION, RECORDED IN PLAT BOOK 14, PAGE 30 OF THE PUBLIC RECORDS OF SEMINOLE COUNTY, FLORIDA BEING IN THE SOUTHWEST QUARTER OF SECTION 19, TOWNSHIP 21 SOUTH, RANGE 30 EAST, SEMINOLE COUNTY, FLORIDA.

BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SAID LOT 8; THENCE RUN NORTH 89°34'59" EAST ALONG THE NORTH LINE OF SAID LOT 8 FOR A DISTANCE OF 167.22 FEET TO THE WEST LINE OF A 14.00 FOOT WIDE UTILITY EASEMENT, LYING 7.00 FEET OF EVEN WIDTH ON EACH SIDE OF THE LOT LINE AS SHOWN ON SAID PLAT OF SEMINOLE INDUSTRIAL PARK, FIRST ADDITION, AND THE POINT OF BEGINNING; THENCE CONTINUE ALONG SAID NORTH LINE AND THE NORTH LINE OF SAID LOT 9 NORTH 89°34'59" EAST FOR A DISTANCE OF 15.55 FEET TO THE EAST LINE OF SAID UTILITY EASEMENT; THENCE RUN SOUTH 25°21'59" WEST ALONG SAID UTILITY EASEMENT FOR A DISTANCE OF 225.00 FEET TO THE SOUTH LINE OF SAID LOT 10; THENCE RUN SOUTH 89°34'59" WEST ALONG SAID SOUTH LINE FOR A DISTANCE OF 7.77 FEET TO THE SOUTHWEST CORNER OF SAID LOT 10; THENCE RUN SOUTH 25°21'59" WEST ALONG THE EAST LINE OF SAID LOT 8 FOR DISTANCE OF 32.09 FEET TO THE SOUTHEAST CORNER OF SAID LOT 8; THENCE RUN SOUTH 89°34'59" WEST ALONG THE SOUTH LINE OF SAID LOT 8 FOR A DISTANCE OF 63.17 FEET TO THE SOUTHWEST CORNER OF SAID LOT 8; THENCE RUN NORTH 00°25'01" WEST ALONG THE WEST LINE OF SAID LOT 8 FOR A DISTANCE OF 7.00 FEET; THENCE DEPARTING SAID WEST LINE RUN NORTH 89°34'59" EAST FOR A DISTANCE OF 58.78 FEET; THENCE RUN NORTH 25°21'59" EAST FOR A DISTANCE OF 249.31 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL OF LAND CONTAINS 3774 SQUARE FEET, MORE OR LESS.

SHEET 1 OF 3
SEE SHEET 1 FOR LEGAL DESCRIPTION
SEE SHEET 2 FOR SKETCH OF DESCRIPTION
SEE SHEET 3 FOR LINE TABLE



SURVEYOR'S NOTES:

1. THIS IS NOT A SURVEY.
2. THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY JAMES L. RICKMAN, P.S.M. #5633 ON 3/30/23; THE ELECTRONIC SIGNATURE HEREON IS IN COMPLIANCE WITH THE FLORIDA ADMINISTRATIVE CODE (FAC) 5J-17-062.
3. BEARINGS SHOWN HEREON ARE BASED ON THE NORTH LINE OF LOT 8, SEMINOLE INDUSTRIAL PARK, FIRST ADDITION BEING NORTH 89°34'59" EAST (ASSUMED FOR ANGULAR DESIGNATION ONLY).
4. THIS LEGAL DESCRIPTION WAS PREPARED WITHOUT THE BENEFIT OF TITLE.
5. DELINEATION OF THE LANDS SHOWN HEREON ARE AS PER THE CLIENT'S INSTRUCTIONS.
6. THE LEGAL DESCRIPTION SHOWN HEREON WAS PREPARED BY THE SURVEYOR AT THE CLIENT'S REQUEST.

JOB #: 20220126
DATE: MARCH 14, 2023
SCALE: NO SCALE

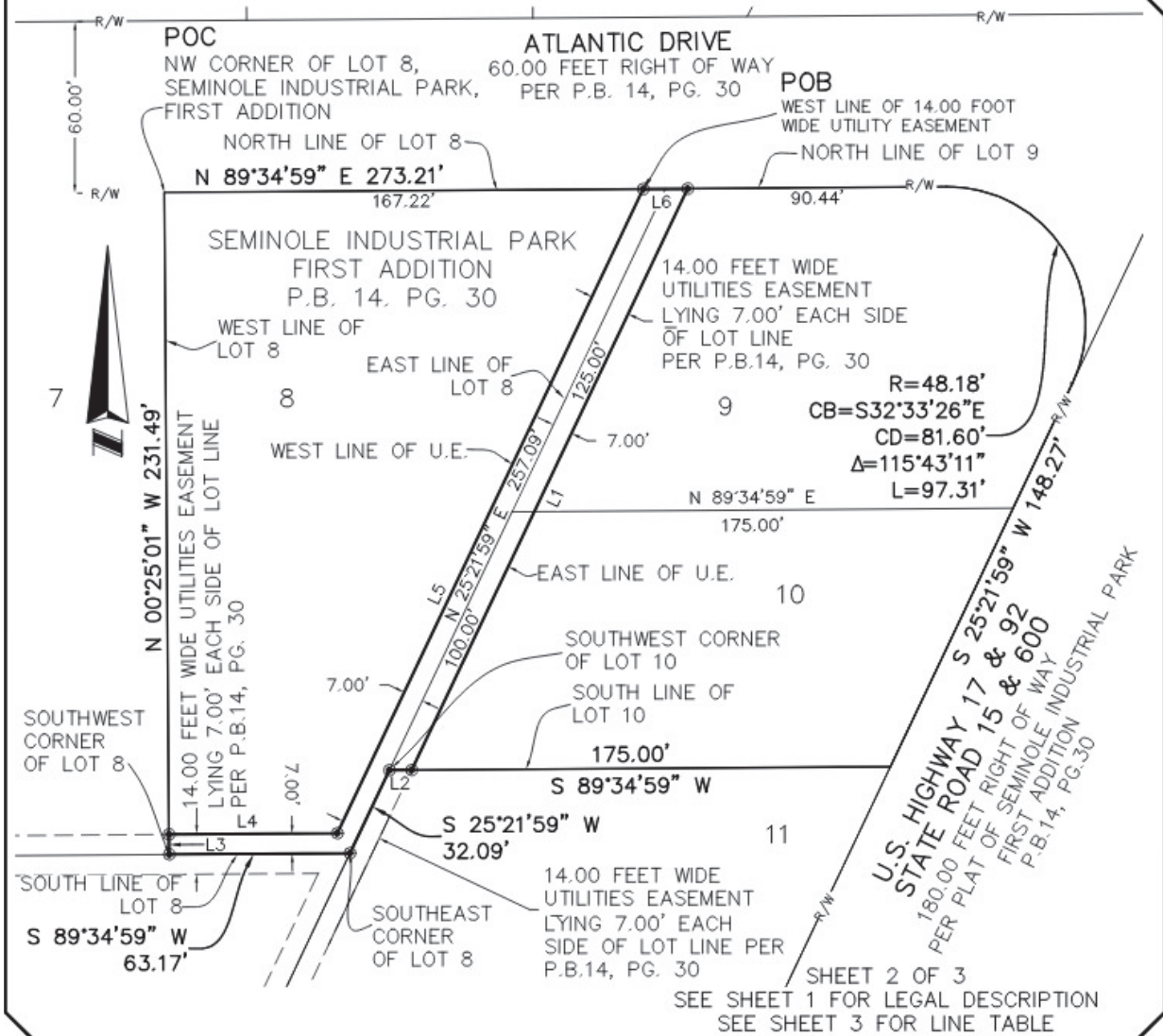
CALC BY: JCB
DRAWN BY: JCB
CHECKED BY: MAF

FOR THE LICENSED BUSINESS #6723 BY:
Digitally signed by:
James L. Rickman
Date: 2023.03.30
15:03:40 -04'00'
JAMES L. RICKMAN, P.S.M. #5633

SKETCH OF DESCRIPTION

NOT A SURVEY

SCALE: 1"= 50'
0 50'



SURVEYING • MAPPING
GEOSPATIAL SERVICES
www.allen-company.com
16 EAST PLANT STREET
WINTER GARDEN, FLORIDA 34787
(407) 654-5355
LB#6723

SYMBOL AND ABBREVIATION LEGEND:

●	= CHANGE IN DIRECTION	POC	= POINT OF COMMENCEMENT
R/W	= RIGHT OF WAY	POB	= POINT OF BEGINNING
P.B.	= PLAT BOOK	U.E.	= UTILITY EASEMENT
PG(S).	= PAGE(S)		
O.R.B.	= OFFICIAL RECORDS BOOK		

JOB #: 20220126
DATE: MARCH 14, 2023
SCALE: 1"= 50'

CALC BY: JCB
DRAWN BY: JCB
CHECKED BY: MAF