

RESOLUTION

of the

SEMINOLE COUNTY BOARD OF COUNTY COMMISSIONERS

**VACATING AND ABANDONING THE HEREIN DESCRIBED PUBLIC
RIGHT-OF-WAY; PROVIDING FOR AN EFFECTIVE DATE.**

WHEREAS, Sections 336.09 and 336.10, Florida Statutes, authorizes and empowers the Board of County Commissioners (the “Board”) to vacate alleys and right-of-ways; and

WHEREAS, the Petitioner, **Sara Lewis**, (“Petitioner”), petitioned the Board to close, vacate and abandon the following the property described in Exhibit A (“ROW”); and

WHEREAS, Petitioner is the apparent owners of record of parcels adjacent to the ROW to be vacated, and the vacation of the ROW will not affect the right of convenient access of persons or cause any parcels to be landlocked; and



WHEREAS, notice was published in accordance with the requirements of Section 336.10, Florida Statutes; and

WHEREAS, the Board has determined that the abandonment of the ROW is in the best interest of the County and the public; and

WHEREAS, all applicable utility companies have provided letters stating “no objection” to the request to vacate, however, Seminole County is requiring a 25 foot utility easement over a portion of the ROW.

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

Section 1. Findings. The above recitals are true and are incorporated as legislative

findings. Upon request of Petitioner, the Board finds, determines, and declares that the ROW described in Exhibit A, is hereby closed, vacated and abandoned and that all rights in and to the same on behalf of the County and the public are hereby disclaimed.

Section 2. This Resolution shall become effective upon adoption by the Board of County Commissioners.

ADOPTED this _____ day of _____, 2025.

ATTEST:

BOARD OF COUNTY COMMISSIONERS
SEMINOLE COUNTY, FLORIDA

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

By: _____
_____, Chairman

Attachment:
Exhibit A – Sketch and Description



Authority: Sections 336.09 and 336.10, Florida Statutes and Section 35.184(a) Seminole County Land Development Code

NJB/kly
11/19/24 11/22/24
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Exhibit A – Legal Description & Sketch

LEGAL DESCRIPTION

UTILITY AND DRAINAGE EASEMENT

A PORTION OF PANTHER STREET, FORMERLY KNOWN AS ARTESIA AVENUE, RIGHT-OF-WAY AS SHOWN ON MAP OF THE VAN ARSDALE OSBORNE BROKERAGE CO'S ADD. TO BLACK HAMMOCK, ORANGE COUNTY, FLA. ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 31 OF THE PUBLIC RECORDS OF SEMINOLE COUNTY, FLORIDA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHEAST CORNER OF LOT 144 AS SHOWN ON SAID MAP OF THE VAN ARSDALE OSBORNE BROKERAGE CO'S. ADD. TO BLACK HAMMOCK FOR A POINT OF REFERENCE; THENCE RUN SOUTH 00°37'08" WEST, ALONG THE SOUTHERLY ESTENSION OF THE WEST RIGHT-OF-WAY LINE OF ELM STREET, 25.00 FEET; THENCE RUN NORTH 89°09'18" WEST, 672.60 FEET; THENCE RUN NORTH 00°50'42" EAST, 25.00 FEET TO A POINT ON THE SOUTH LINE OF SAID LOT 144; THENCE RUN ALONG SAID SOUTH LINE, SOUTH 89°09'18" EAST, 672.50 FEET TO THE POINT OF BEGINNING;

THE ABOVE TRACT OF LAND LIES IN SEMINOLE COUNTY AND CONTAINS 0.386 ACRES MORE OR LESS.

SURVEYOR'S NOTES:

- (1) THIS LEGAL DESCRIPTION IS NOT VALID UNLESS IT BEARS THE SIGNATURE AND SEAL OF THE FLORIDA LICENSED SURVEYOR AND MAPPER IDENTIFIED BELOW.
- (2) BEARINGS SHOWN HEREON ARE ASSUMED RELATIVE TO THE SOUTH LINE OF LOT 144, BEING SOUTH 89°09'18" EAST.
- (3) THE "LEGAL DESCRIPTION" HEREON HAS BEEN PREPARED BY THE SURVEYOR AT THE CLIENT'S REQUEST.
- (4) THIS SKETCH DOES NOT REPRESENT A FIELD SURVEY, AS SUCH.

REVISIONS:

REVISED SKETCH AND LEGAL DESCRIPTION 5-10-2024 (J.L.M.)
REVISED PER COMMENTS 10-17-2024 (R.J.G.)
REVISED PER COMMENTS 10-18-2024 (R.J.G.)

(THIS IS NOT A SURVEY)



Digitally
signed by
David A White
Date:
2024.10.18
16:11:51 -04'00'

SEE SHEET 2 OF 2 FOR SKETCH OF LEGAL

PEC

SURVEYING AND MAPPING, LLC

CERTIFICATE OF AUTHORIZATION NUMBER LB 7808

2100 Alafaya Trail, Suite 203 • Oviedo, Florida 32765 • 407-542-4967

WWW.PECONLINE.COM

SECTION 2, TOWNSHIP 21 SOUTH, RANGE 31 EAST

DATE: FEBRUARY 15, 2024

PREP BY: R.M.

DRAWN BY: R.M.

JOB #: 23-132

Vacate and Abandon Right-of-Way Easement
[Panther Street Right-of-Way Vacate]

O: 23-132 Sara Lewis 100 Elm Street Right of way Vacation 23-132 REV SOL -1000 ELM ST.dwg Oct 18, 2024 - 12:32pm

Exhibit A – Legal Description & Sketch

