

R-14-165

A RESOLUTION VACATING PLATTED RIGHTS OF WAY PURSUANT TO SECTIONS 336.09 AND 336.10, ET SEQ., FLORIDA STATUTES, AND SECTION 911, LAND DEVELOPMENT CODE, MANATEE COUNTY, FLORIDA

WHEREAS, an application for the vacation of a public or private street, alleyway, road, highway or other place used for transportation, or portion thereof, has been filed before the Board of County Commissioners of Manatee County (the "Board"), Florida, by **Peerage Land Company, LLC**, a Florida limited liability company (the "Applicant"); and

WHEREAS, said application has been found, upon review by the County Attorney's Office, to be legally sufficient and of sufficient form for presentation to and action by the Board; and

WHEREAS, the County and other affected agencies and utility companies have reviewed the application and have expressed no relevant objection to the requested vacation; and

WHEREAS, following analysis of the application, approval of said vacation is determined to be consistent with the County's Land Development Code and Comprehensive Plan; and

WHEREAS, a Resolution Declaring Notice of Public Hearing on said application was duly adopted by the Board, and notice of the public hearing was duly published in a newspaper of general circulation in Manatee County, Florida; and

WHEREAS, all conditions precedent and necessary to vacate said property have been met and the application satisfies the minimum technical requirements of the County's Land Development Code and pertinent Florida Statutes; and

WHEREAS, a public hearing by the Board was duly held considering the advisability of granting said application, or some portion thereof, and the Board was fully advised and informed in the premises; and

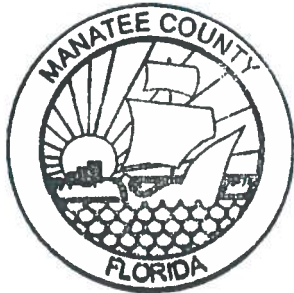
WHEREAS, the Board has determined that vacating said property would not be in derogation of the public rights or needs of Manatee County, Florida.

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

1. Upon request of the Applicant, the Board renounces and disclaims any right of the County and the public in and to the land described in Exhibit "A," incorporated herein by reference, being delineated on the plat of FAIR OAKS, a subdivision recorded in Plat Book 1, Page 171, and located in an unincorporated area of Manatee County, Florida.

2. No portion of the land, or interest therein, described in Exhibit "A" constitutes or was acquired for a state or federal highway.
3. An announcement of the public hearing to vacate the property described in Exhibit "A" was given by publishing legal notice in a newspaper of general circulation in the County in which the tract or parcel of land is located, in not less than one (1) weekly issue of said paper.
4. This resolution serves only that purpose expressly stated in Paragraph 1, above. Nothing herein shall be construed or interpreted as a representation of the rights or interests accruing to or existing in the Applicant or any third party to the land described in Exhibit "A."

December 2014. DULY ADOPTED with a quorum present and voting this 2nd day of



BOARD OF COUNTY COMMISSIONERS
OF MANATEE COUNTY, FLORIDA

By: Larry Busto
Chairperson

ATTEST: R. B. SHORE
CLERK OF THE CIRCUIT COURT

By: R. B. Shore
Deputy Clerk



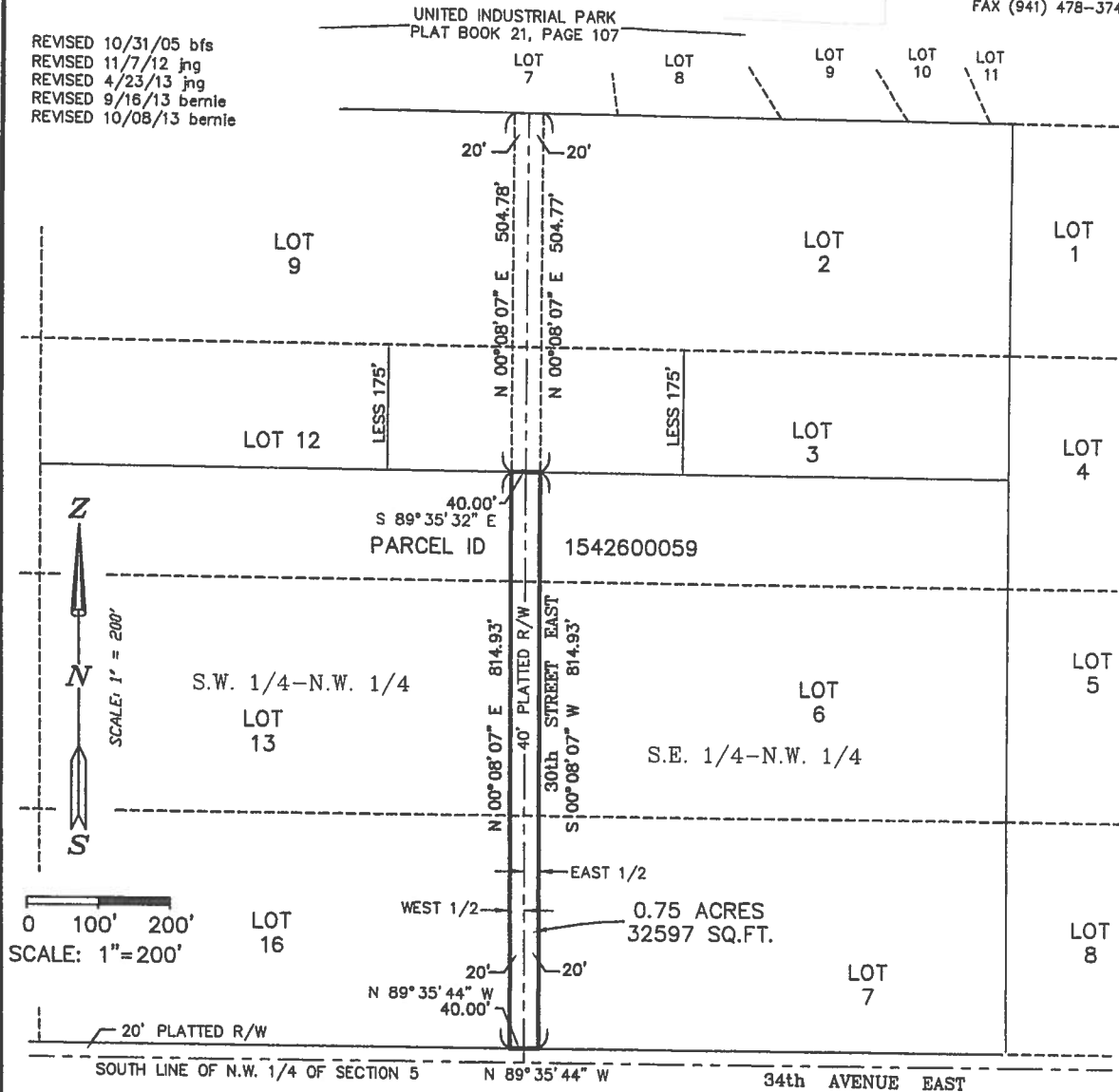
ZNS

ENGINEERS | PLANNERS | SURVEYORS | LANDSCAPE ARCHITECTS | ENVIRONMENTAL CONSULTANTS
EB 0027476 LS 0006982LC 0000365

CERTIFICATE OF AUTHORIZATION # LB6982
201 5th AVENUE DRIVE EAST
POST OFFICE BOX 9448
BRADENTON, FLORIDA 34206
(941) 748-8080
FAX (941) 478-3747

Exhibit "A"

REVISED 10/31/05 bfs
REVISED 11/7/12 jng
REVISED 4/23/13 jng
REVISED 9/16/13 bernie
REVISED 10/08/13 bernie



DESCRIPTION:

A PARCEL OF LAND LYING IN SECTION 5, TOWNSHIP 35 SOUTH, RANGE 18 EAST, MANATEE COUNTY, FLORIDA BEING DESCRIBED AS FOLLOWS:

THE PLATTED RIGHT OF WAY LYING BETWEEN LOTS 3, 6 & 7, LESS THE NORTH 175 FEET OF LOT 3, OF THE S.E. 1/4 OF THE N.W. 1/4, AND LOTS 12, 13 & 16, LESS THE NORTH 175 FEET OF LOT 12, OF THE S.W. 1/4 OF THE N.W. 1/4 OF FAIR OAKS SUBDIVISION RECORDED IN PLAT BOOK 1 PAGE 171 OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

CONTAINING 32592 SQUARE FEET, OR 0.75 ACRES, MORE OR LESS

LEGEND:

R/W - RIGHT OF WAY
ID - IDENTIFICATION

NOTES:

1. BEARINGS ARE BASED ON THE SOUTH LINE OF THE N.W. 1/4 OF SECTION 5, TOWNSHIP 35 SOUTH, RANGE 18 EAST, MANATEE COUNTY, FLORIDA, HAVING A BEARING OF N 89°35'44" W.
2. THIS DRAWING IS A SKETCH ONLY AND DOES NOT REPRESENT A BOUNDARY SURVEY, CORNERS HAVE NOT BEEN FIELD LOCATED OR SET.

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T:\Fox Crossing\RW VACATION\fox-vac.dwg JG JOB # 00-42881

**NOT A BOUNDARY SURVEY
DESCRIPTION SKETCH
RIGHT OF WAY VACATION**

LYING BETWEEN

LOTS 12, 13 & 16 OF S.W. 1/4 OF N.W. 1/4
LESS THE NORTH 175 FEET OF LOT 12
LOTS 3, 6 & 7 OF S.E. 1/4 OF N.W. 1/4
LESS THE NORTH 175 FEET OF LOT 3

FAIR OAKS, A SUBDIVISION

AS RECORDED IN PLAT BOOK 1, PAGE 171
OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA

LYING WITHIN

SECTION 5, TOWNSHIP 35 SOUTH, RANGE 18 EAST
MANATEE COUNTY, FLORIDA

NOTE: NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL
RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

WE HEREBY CERTIFY THAT THIS SKETCH AND DESCRIPTION
HAVE BEEN PREPARED UNDER OUR DIRECT SUPERVISION, THAT
THEY ARE A TRUE REPRESENTATION OF THE LAND AS SHOWN AND
DESCRIBED HEREON, THAT THEY ARE CORRECT TO THE BEST OF OUR
KNOWLEDGE AND BELIEF AND THAT THEY MEET THE "MINIMUM
TECHNICAL STANDARDS FOR LAND SURVEYING IN THE STATE OF
FLORIDA", CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE.

BY: J. N. Gatch, Jr.
JAMES N. GATCH, JR., P.S.M.
FLORIDA CERTIFICATE NO. LS 4295
DATE OF CERTIFICATION: 11/7/12