

R-14-166

**RESOLUTION DECLARING A PUBLIC HEARING TO CONSIDER
AN APPLICATION TO VACATE A STREET, ALLEYWAY, ROAD OR HIGHWAY
PURSUANT TO SECTIONS 336.09 AND 336.10, ET SEQ., FLORIDA STATUTES, AND
SECTION 911, LAND DEVELOPMENT CODE, MANATEE COUNTY, FLORIDA**

WHEREAS, an application has been filed before the Board of County Commissioners of Manatee County (the "Board"), Florida, to renounce and disclaim any right of the County and public in land acquired for a street, alleyway, road or highway. Said application being made 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 Applicant seeks the vacation of property located in an unincorporated area of Manatee County, Florida, and described as follows:

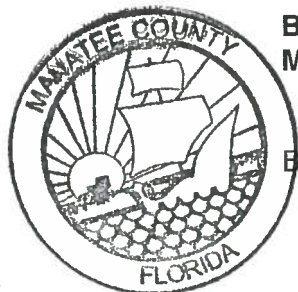
See EXHIBIT "A" Attached Hereto

NOW THEREFORE, BE IT RESOLVED, by the Board of County Commissioners of Manatee County, Florida, that a public hearing will be held before the Board in the **Commissioners' Chambers on the 1st Floor of the Manatee County Administrative Center, 1112 Manatee Avenue West, Bradenton, Florida**, at **9:00 a.m.**, or as soon thereafter as same may be heard, on the **2nd day of December, 2014** to consider the advisability of granting said application, or some portion thereof. All interested persons, firms, corporations or other entities and organizations shall govern themselves accordingly.

In accordance with Section 286.0106, Florida Statutes, any person desiring to appeal a decision made with respect to any matter considered at this hearing, that person will need a record of the proceedings, and, for such purpose, may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

Rules of procedure for this public hearing are in effect pursuant to Resolution 94-90. Copies of this Resolution are available for review at the Citizens Action Center on the ninth floor of the County Administration Building, 1112 Manatee Avenue West, Bradenton, Florida, and are available for purchase, at cost, at the County Administrator's Office.

DULY ADOPTED with a quorum present and voting this 18th day of December 2014.



**BOARD OF COUNTY COMMISSIONERS OF
MANATEE COUNTY, FLORIDA**

By: _____

Larry Bustle

Chairperson

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

By: _____

R. B. Shore
Deputy Clerk



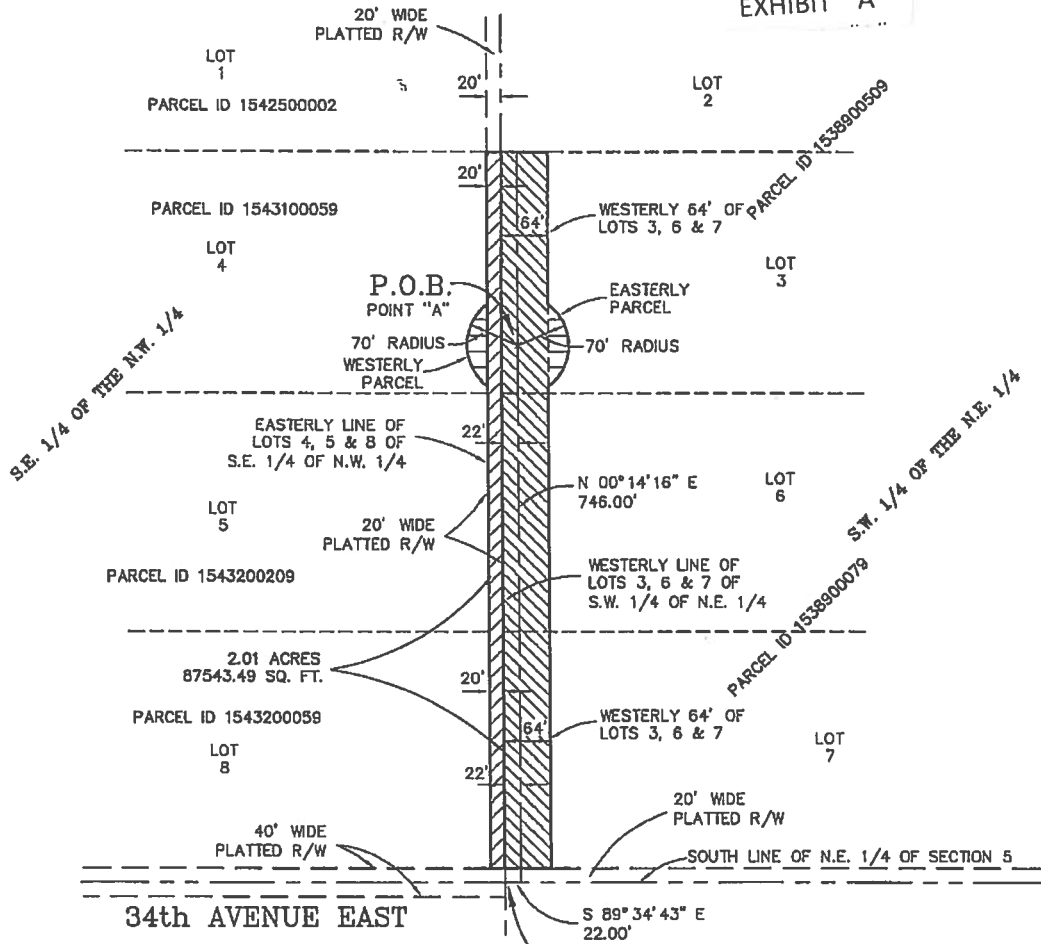
ZNS ENGINEERING

ENGINEERS | PLANNERS | SURVEYORS | LANDSCAPE ARCHITECTS | ENVIRONMENTAL CONSULTANTS
EB 0027478 LS 0006582 LC 0000355

CERTIFICATE OF AUTHORIZATION # LB6982
201 5th AVENUE DRIVE EAST
POST OFFICE BOX 9448
BRADENTON, FLORIDA 34208
(941) 748-8080
FAX (941) 748-3747

FAIR OAKS SUBDIVISION PLAT BOOK 1, PAGE 171

EXHIBIT "A"

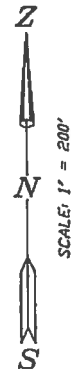


LEGEND:

P.O.B. - POINT OF BEGINNING
P.O.C. - POINT OF COMMENCEMENT
R/W - RIGHT OF WAY
O.R.B. - OFFICIAL RECORD BOOK
PG. - PAGE

- 20' PLATTED R/W (FAIR OAKS SUBDIVISION) (PLAT BOOK 1, PG. 171)
- EASTERLY & WESTERLY PARCELS (O.R.B. 2142, PG. 3080)
- 64 FOOT WIDE PARCEL (O.R.B. 2142, PG. 3080)

P.O.C.
CENTER OF SECTION ALSO
S.W. CORNER OF N.E. 1/4
OF SECTION 5



FOR DESCRIPTION SEE SHEET 1 OF 2
NOT A BOUNDARY SURVEY
DESCRIPTION SKETCH

OF RIGHT OF WAY VACATION

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

0 100' 200'
SCALE: 1"=200'

REVISED DATED: 10/08/13
DATED: 08/30/13

© ZNS ENGINEERING, L.C.

THIS DOCUMENT IS PROTECTED BY SECTION 106 OF THE "UNITED STATES COPYRIGHT ACT". REPRODUCTION OR ALTERATION OF THIS DOCUMENT OR THE INFORMATION CONTAINED HEREON BY ANY MEANS WHATSOEVER IS STRICTLY PROHIBITED WITHOUT THE PRIOR WRITTEN CONSENT OF ZNS ENGINEERING, L.C. CONSENT IS HEREBY GRANTED SPECIFICALLY TO GOVERNMENTAL AGENCIES TO REPRODUCE THIS DOCUMENT IN COMPLIANCE WITH F.S. CHAPTER 119.

NOTES:

1. BEARINGS ARE BASED ON THE SOUTH LINE OF N.E. 1/4 OF SECTION 5, TOWNSHIP 35 SOUTH, RANGE 18 EAST, MANATEE COUNTY, FLORIDA, HAVING A BEARING OF S 89° 34' 43" E.
2. THIS DRAWING IS A SKETCH ONLY AND DOES NOT REPRESENT A BOUNDARY SURVEY, CORNERS HAVE NOT BEEN FIELD LOCATED OR SET.



ZNS ENGINEERING

ENGINEERS | PLANNERS | SURVEYORS | LANDSCAPE ARCHITECTS | ENVIRONMENTAL CONSULTANTS
EB 0027476 LS 0005332 LC 0000365

CERTIFICATE OF AUTHORIZATION # LB8982
201 5th AVENUE DRIVE EAST
POST OFFICE BOX 9448
BRADENTON, FLORIDA 34206
(941) 748-8080
FAX (941) 748-3747

EXHIBIT "A"

DESCRIPTION:

PARCEL OF LAND BEING 20 FOOT WIDE PLATTED RIGHT OF WAY, FAIR OAKS SUBDIVISION AS PER PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 171 OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA. BEING DESCRIBED AS FOLLOWS:

THE 20 FOOT PLATTED RIGHT OF WAY LYING BETWEEN LOTS 4, 5 AND 8 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 AND LOTS 3, 6 AND 7 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID FAIR OAKS SUBDIVISION.

ALSO

OFFICIAL RECORD BOOK 2142, PAGE 3080, DESCRIBED AS FOLLOWS:

64' WIDE ROAD RIGHT OF WAY DEDICATION TO MANATEE COUNTY, FLORIDA:

THE WESTERLY 64.00 FEET OF LOTS 3, 6 AND 7 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF FAIR OAKS SUBDIVISION AS RECORDED IN PLAT BOOK 1, PAGE 171 OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

TOGETHER WITH:

COMMENCE AT THE CENTER OF SECTION 5, TOWNSHIP 35 SOUTH, RANGE 18 EAST, MANATEE COUNTY, FLORIDA; THENCE S 89°34'43" E, ALONG THE SOUTH LINE OF THE NE 1/4 OF SAID SECTION 5-35-18, A DISTANCE OF 22.00 FEET; THENCE N 00°14'16" E, 22.00 FEET EASTERLY OF AND PARALLEL TO THE WESTERLY LINE OF LOTS 3, 6 & 7 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF FAIR OAKS SUBDIVISION AS RECORDED IN PLAT BOOK 1, PAGE 171 OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA, A DISTANCE OF 746.00 FEET FOR A POINT OF BEGINNING OF TWO (2) PARCELS OF LAND TO BE DEDICATED TO MANATEE COUNTY, FLORIDA FOR PUBLIC RIGHT OF WAY, SAID POINT BEING KNOWN AS POINT "A"; SAID EASTERLY PARCEL TO BE DEDICATED CONSISTS OF ALL LAND WITHIN THE CIRCUMFERENCE OF SAID 70.00 FOOT RADIUS AND LYING EASTERLY OF A LINE 64.00 EAST OF AND PARALLEL TO THE WESTERLY LINE OF SAID LOTS 3, 6 AND 7 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF FAIR OAKS SUBDIVISION AS RECORDED IN PLAT BOOK 1, PAGE 171 OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

ALSO TOGETHER WITH:

RE-BEGINNING AT SAID POINT "A"; SAID WESTERLY PARCEL CONSISTS OF ALL LAND WITHIN THE CIRCUMFERENCE OF SAID 70.00 FOOT RADIUS AND LYING WESTERLY OF THE EASTERLY LINE SAID LOTS 4, 5 AND 8 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF FAIR OAKS SUBDIVISION AS RECORDED IN PLAT BOOK 1, PAGE 171 OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

ALL LYING AND BEING IN SECTION 5, TOWNSHIP 35 SOUTH, RANGE 18 EAST, MANATEE COUNTY, FLORIDA.

CONTAINING 87,543.49 SQUARE FEET OR 2.01 ACRES MORE OR LESS.

FOR SKETCH SEE SHEET 2 OF 2
NOT A BOUNDARY SURVEY
DESCRIPTION SKETCH
OF
RIGHT OF WAY VACATION
LOCATED IN
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: 
R.E.M. EDGERTON, P.S.M.
FLORIDA CERTIFICATE NO. LS 4292
DATE OF CERTIFICATION: 08/30/13

REVISED DATED: 10/08/13

© ZNS ENGINEERING, L.C.
THIS DOCUMENT IS PROTECTED BY SECTION 106 OF THE "UNITED STATES COPYRIGHT ACT". REPRODUCTION OR ALTERATION OF THIS DOCUMENT OR THE INFORMATION CONTAINED HEREON BY ANY MEANS WHATSOEVER IS STRICTLY PROHIBITED WITHOUT THE PRIOR WRITTEN CONSENT OF ZNS ENGINEERING, L.C. CONSENT IS HEREBY GRANTED SPECIFICALLY TO GOVERNMENTAL AGENCIES TO REPRODUCE THIS DOCUMENT IN COMPLIANCE WITH F.S. CHAPTER 119.