

**RESOLUTION R-17-068**

**A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF MANATEE COUNTY, FLORIDA, VACATING A PORTION OF A PLAT SUBDIVIDING LAND PURSUANT TO SECTION 177.101, FLORIDA STATUTES, AND THE LAND DEVELOPMENT CODE, MANATEE COUNTY, FLORIDA.**

**WHEREAS**, an application has been made by Wayne Price and Brenda Price, husband and wife (Applicant) to vacate a portion of the plat of Bay Lake Estates, Phase 1, as recorded in Plat Book 20, Page 67, of the Official Records of Manatee County, Florida, located in Section 12, Township 35 South, Range 16 East, and more particularly described in Exhibit A attached hereto and by this reference provided herein. This site is located in Commission District Three; and

**WHEREAS**, Section 177.101, Florida Statutes, authorizes the vacating and annulment and abandonment of plats subdividing land and any right of Manatee County (County) and of the public in and to any land or interest therein, by the Board of County Commissioners (Board); and

**WHEREAS**, the Applicant owns the fee simple title to the entire portion of the plat sought to be vacated; and

**WHEREAS**, this vacation will not affect the ownership or right of convenient access of persons owning other properties in the area; and

**WHEREAS**, the Applicant has complied with all applicable notice requirements pursuant to Section 177.101, Florida Statutes, and the County's Land Development Code (the Code); and

**WHEREAS**, the Applicant has attached to the application all required proof of publication and certificates showing all state and county taxes have been paid; and

**WHEREAS**, the application has been reviewed by the Property Management Department Director who has found it to be complete and sufficient for presentation to the Board; and

**WHEREAS**, pursuant to the Code, the Property Management Department Director has prepared a report recommending to the Board approval of the application; and

**WHEREAS**, a resolution declaring a notice of public hearing on said application was duly adopted by the Board and the notice of said public hearing was duly published in a newspaper of general circulation in Manatee County, Florida in accordance with 177.101, Florida Statutes, and the Code; and

**WHEREAS**, a public hearing was held on Tuesday, July, 25, 2017, to consider the application to vacate a portion of this plat and the Board was fully advised and informed in the premises; and

**WHEREAS**, the Board has determined that vacating a portion of this plat would not be in derogation of the public rights or needs of the County; and

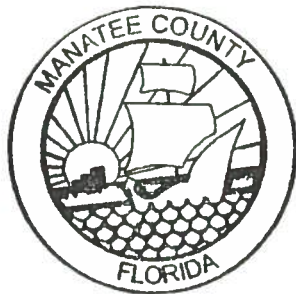
**WHEREAS**, following analysis of the application, approval of said vacation is determined to be consistent with the Code and the County's Comprehensive Plan; and

**WHEREAS**, vacation or abandonment of a portion of this plat is in the best interests of the public.

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

1. Upon request of the Applicant, the Board vacates the portion of the plat described in Exhibit A, incorporated herein by reference.
2. This resolution shall take effect upon recordation in the public records of Manatee County, Florida.

**DULY ADOPTED** with a quorum present and voting this 25 day of July, 2017.



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

By: \_\_\_\_\_

*[Handwritten Signature]*  
Chairperson

ATTEST: ANGELINA COLONNESO  
CLERK OF THE CIRCUIT COURT AND COMPTROLLER

By: \_\_\_\_\_

*[Handwritten Signature]*  
Deputy Clerk

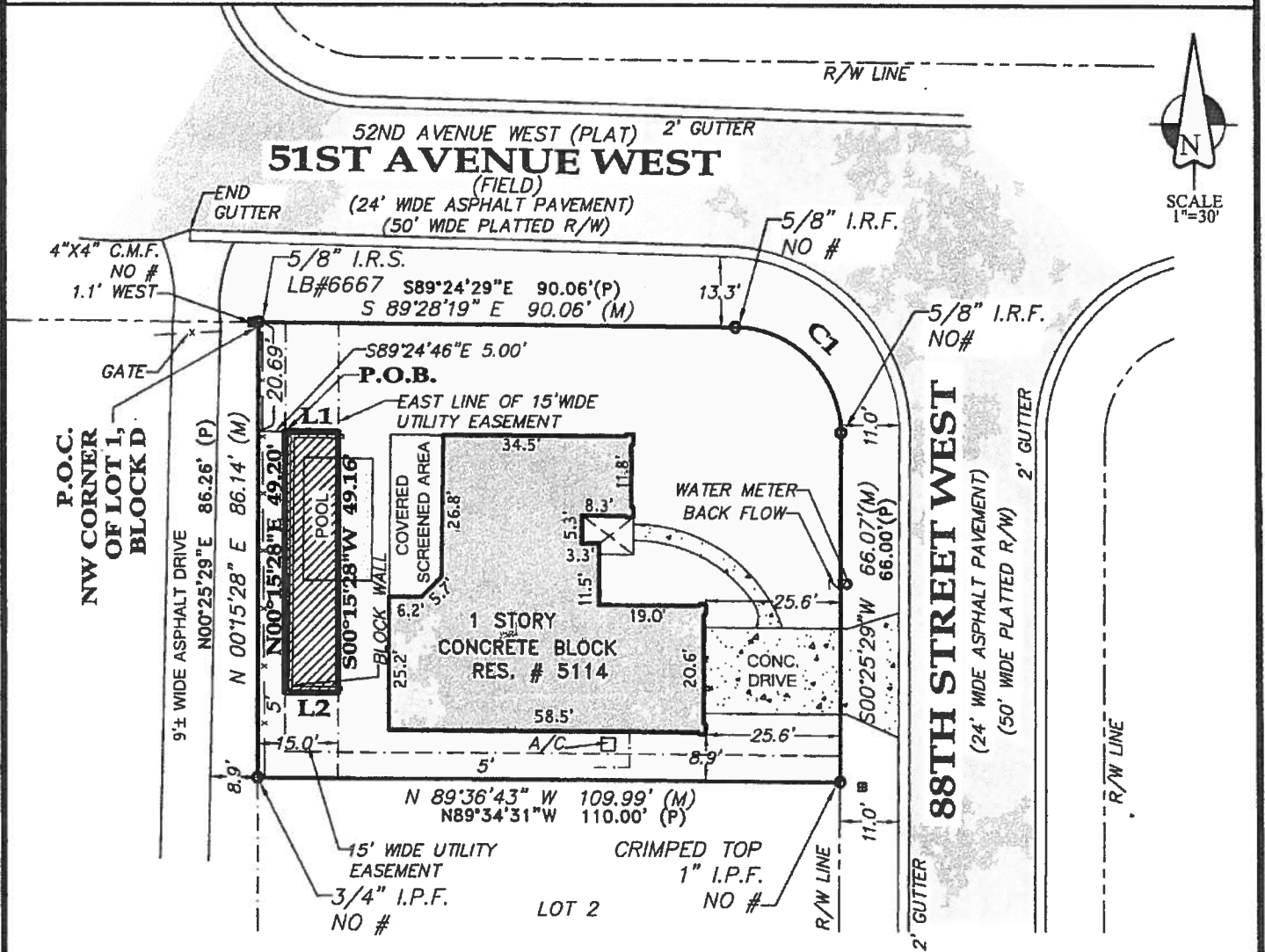


# CLEMENTS SURVEYING, INC.

509 8th Avenue West, Ste. 140  
 Palmetto, Florida 34221  
 Phone: 729-6690 Fax: 729-7580

MEMBER OF:

Florida Society Of Professional Surveyors & Mappers  
 Manatee County Chamber of Commerce  
 Manasota Chapter Of Professional Surveyors & Mappers



## EXHIBIT "A"

-SKETCH OF DESCRIPTION-

PAGE 1 OF 2

- NOT A SURVEY -

### LINE TABLE

LINE	BEARING	DISTANCE
L1	S 89°24'46" E	10.00'
L2	N 89°39'28" W	10.00'

12-1-16: Revised Line Table

### CERTIFICATION OF SURVEYOR

Job No. 16-348R  
 Sketch 11-28-16  
 Location 10-11-16  
 Drawn By KDH

BY: James L. Clements  
 JAMES L. CLEMENTS, P.S.M. # 4091  
 Licensed Business No. 6667

DATE OF CERTIFICATION 12-1-16



\*\*NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER\*\*

-- LEGEND --

(M)=Measured (D)=Deed (P)=Plat CMF=Concrete Monument Found ●=Iron Rod Found(IRF)  
 ○=Iron Rod Set(IRS)#6667 ●=Iron Pipe Found (IPF) R/W=Right Of Way



# CLEMENTS SURVEYING, INC.

509 8th Avenue West, Ste. 140  
Palmetto, Florida 34221  
Phone: 729-6690 Fax: 729-7580

## MEMBER OF:

Florida Society Of Professional Surveyors & Mappers  
Manatee County Chamber of Commerce  
Manasota Chapter Of Professional Surveyors & Mappers

### DESCRIPTION:

COMMENCE AT THE NORTHWEST CORNER OF LOT 1, BLOCK D, BAY LAKE ESTATES, PHASE I, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 20, PAGES 67 THROUGH 71, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA; THENCE S00°15'28"W, ALONG THE WEST LINE OF SAID LOT 1, A DISTANCE OF 20.69 FEET; THENCE S89°24'46"E, A DISTANCE OF 5.00 FEET FOR A POINT OF BEGINNING; THENCE CONTINUE S89°24'46"E, A DISTANCE OF 10.00 FEET TO A POINT LYING ON THE EAST LINE OF A PLATTED UTILITY EASEMENT; THENCE S00°15'28"W, ALONG SAID EAST LINE, A DISTANCE OF 49.16 FEET; THENCE N89°39'28"W, A DISTANCE OF 10.00 FEET; THENCE N00°15'28"E, A DISTANCE OF 49.20 FEET TO THE POINT OF BEGINNING.

CONTAINING 491.8± SQUARE FEET.

## EXHIBIT "A"

### GENERAL INFORMATION:

OWNER: WAYNE K. and BRENDA L. PRICE  
PROPERTY ADDRESS: 5114 88TH STREET WEST, BRADENTON, FLORIDA  
PARCEL ID#: 7657404203

### NOTES:

BEARINGS ARE BASED ON THE WESTERLY RIGHT OF WAY LINE OF 52ND AVENUE WEST, BEING S00°25'29"W, AS PER PLAT.

PROPERTY LIES WITHIN FLOOD ZONE "AE", BASE FLOOD ELEVATION 10', AS PER FLOOD INSURANCE RATE MAP PANEL NO. 12081C02B4E, DATED 03-17-14, (SUBJECT TO VERIFICATION).

Job No. 16-348R  
Sketch 11-28-16  
Location 10-11-16  
Drawn By KDH

## -SKETCH OF DESCRIPTION-

PAGE 2 OF 2

- - LEGEND - -

(M)=Measured (D)=Deed (P)=Plat CMF=Concrete Monument Found ●=Iron Rod Found(IRF)  
○=Iron Rod Set(IRS)#6667 ●=Iron Pipe Found (IPF) R/W=Right Of Way