



Agenda Report

2725 Judge Fran Jamieson
Way
Viera, FL 32940

Public Hearing

H.1.

11/10/2020

Subject:

Petition to Vacate, Re: Public Utility & Drainage Easement - 200 Cadiz Court - "Villa De Palmas Unit No. 4" Plat Book 25, Page 120 - Merritt Island - Jared F. and Susanne H. Maher - District 2

Fiscal Impact:

The petitioners are charged \$640. These fees are deposited in Fund 0002-30265 revenue account for vacating's.

Dept/Office:

Public Works Department - Surveying & Mapping

Requested Action:

It is requested that the Board of County Commissioners (BOCC) conduct a public hearing to consider vacating part of a public utility and drainage easement along the rear line of Lot 27, Block G, "Villa De Palmas Unit No. 4" in Section 14, Township 24 South, Range 36 East. If approved, it is requested that the Board authorize the Chairman to sign the attached Resolution approving the vacating.

Summary Explanation and Background:

Florida Statutes, Section 336.09 and Brevard County Article II, Section 86-36, provide a method to the Board of County Commissioners to vacate and abandon unused rights-of-way and easements. This is a revised Agenda item from the public hearing held on October 6, 2020 where the Board requested a continuance of Legistar item number 2143. The petitioners' own Lot 27, Block G, and are requesting the vacating of a portion of a 5.00 ft. wide public utility and drainage easement along the rear line of lot 27 to allow for the existing deck to be removed as an encroachment. The easement to be vacated is roughly 43 square feet. The property is located in Merritt Island South of Highway 528 and East of N. Courtenay Pkwy.

On September 21, 2020, the legal notice was advertised in Florida TODAY informing the public of the date a public hearing would be held to consider the vacating. All pertinent county agencies and public utility companies have been notified. At this time, no objections have been received.

Name: Amber.Holley@brevardfl.gov Phone: Ext. 58346

Clerk to the Board Instructions:

Advertise Approved Resolution Notice and Record Vacating Resolution Documents as one resolution type document which in sequence includes the approved/signed resolution, the proof of publication of the public hearing notice and the proof of publication of the adopted resolution notice.

Brevard County Property Appraiser Detail Sheet

Account 2412485

Owners Maher, Jared F; Maher, Susanne H

Mailing Address 200 Cadiz CT Merritt Island FL 32953

Site Address 200 Cadiz CT Merritt Island FL 32953

Parcel ID 24-36-14-03-G-27

Property Use 0110 - Single Family Residence

Exemptions

DI ML - Disability - Military

HEX1 - Homestead First

HEX2 - Homestead Additional

Taxing District 2200 - Unincorp District 2

Total Acres 0.27

Subdivision Villa DE Palmas Unit 4

Site Code 0130 - Canal Front

Plat Book/Page 0025/0120

Land Description Villa DE Palmas Unit 4 Lot 27 Blk G

VALUE SUMMARY

Category	2020	2019	2018
Market Value	\$405,470	\$389,980	\$397,990
Agricultural Land Value	\$0	\$0	\$0
Assessed Value Non-School	\$256,370	\$250,610	\$245,940
Assessed Value School	\$256,370	\$250,610	\$245,940
Homestead Exemption	\$25,000	\$25,000	\$25,000
Additional Homestead	\$25,000	\$25,000	\$25,000
Other Exemptions	\$5,000	\$5,000	\$5,000
Taxable Value Non-School	\$201,370	\$195,610	\$190,940
Taxable Value School	\$226,370	\$220,610	\$215,940

SALES/TRANSFERS

Date	Price	Type	Parcel	Deed
07/15/2020	\$469,000	WD	Improved	8804/0573
12/28/2019	--	DC	Improved	8804/0571
06/03/2015	\$386,000	WD	Improved	7382/1381
06/28/2013	\$380,000	WD	Improved	6913/0506
06/15/2001	--	WD	Improved	4362/3662
07/30/2000	\$259,000	WD	Improved	4205/1701
05/30/1998	\$218,000	WD	Improved	3851/0450

Fig. 1: Copy of Property Appraiser's detail sheet for lot 27, block G, Villa De Palmas Unit No. 4, 200 Cadiz Court, Merritt Island, FL 32953, Section 14, Township 24 South, Range 36 East, District 2

Vicinity Map

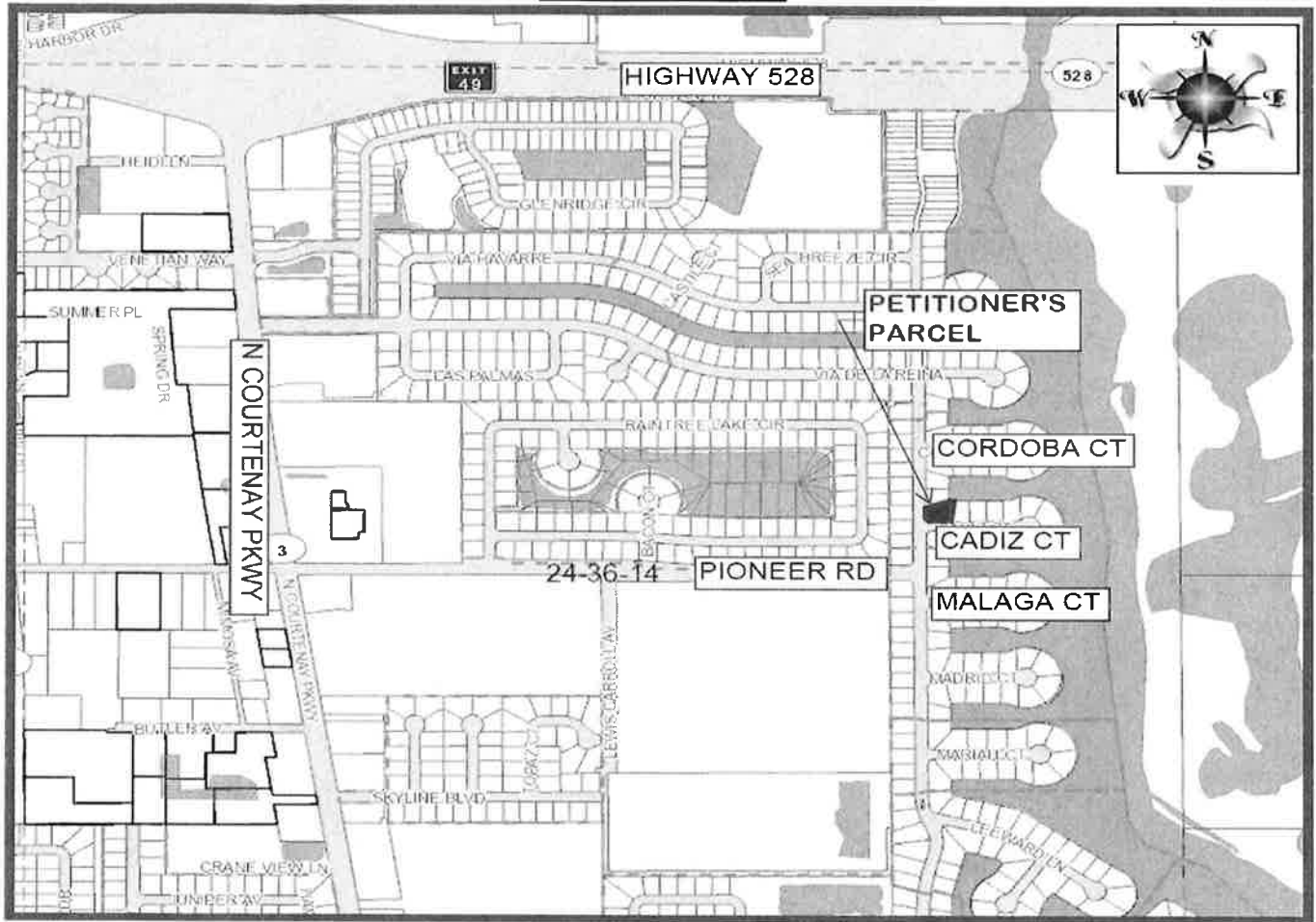


Fig. 2: Map of Lot 27, Block G, Villa De Palmas Unit No. 4, 200 Cadiz Court, Merritt Island, FL 32953

Jared F. & Susanne H. Maher – Lot 27, Block G, “Villa De Palmas Unit No. 4” (Plat Book 25, Page 120) – 200 Cadiz Court – Section 14, Township 24 South, Range 36 East – District 2 – Proposed Vacating of a portion of a 5 ft Wide Public Utility & Drainage Easement along the rear line.

Aerial Map



Fig. 3: Map of aerial view of Lot 27, Block G, Villa De Palmas Unit No. 4, 200 Cadiz Court, Merritt Island, FL 32953

Jared F. & Susanne H. Maher – Lot 27, Block G, “Villa De Palmas Unit No. 4” (Plat Book 25, Page 120) – 200 Cadiz Court – Section 14, Township 24 South, Range 36 East – District 2 – Proposed Vacating of a portion of a 5 ft Wide Public Utility & Drainage Easement along the rear line.

339

LEGAL DESCRIPTION

SHEET 1 OF 2
NOT A SURVEY

SECTION 14, TOWNSHIP 24 SOUTH, RANGE 36 EAST

PARENT PARCEL ID# 24-36-14-03-G-27

PURPOSE: VACATION OF EASEMENT

NOT VALID WITHOUT SHEET 2 OF 2

LEGAL DESCRIPTION: PARCEL #1 (PREPARED BY SURVEYOR)

A PORTION OF THE NORTHERLY 5.00 FEET PUBLIC UTILITY AND DRAINAGE EASEMENT LYING ON LOT 27, BLOCK G, VILLA DE PALMAS UNIT No. 4, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 25, PAGE 120, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF LOT 27, BLOCK G OF SAID VILLA DE PALMAS; THENCE RUN S 89°45'37" W ALONG THE NORTH LINE OF SAID LOT 27 BLOCK G, A DISTANCE OF 6.58 FEET; THENCE S 09°34'09" W 2.44 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL; THENCE CONTINUE S 09°34'09" W 2.63 FEET TO THE SOUTH LINE OF A 5.00 FOOT PUBLIC UTILITY AND DRAINAGE EASEMENT; THENCE S 89°45'37" W ALONG SAID SOUTH LINE 14.93 FEET; THENCE N 35°14'46" E 4.30 FEET; THENCE S 86°12'40" E 12.92 FEET TO THE POINT OF BEGINNING. CONTAINING 43 SQUARE FEET MORE OR LESS.

SURVEYOR'S NOTES:

1. BEARINGS BASED ON THE E. R/W LINE BEING N 00°14'23" W AS PER PLAT (SEE SKETCH)
2. THIS SKETCH AND DESCRIPTION CONTAINS TWO SHEETS. EACH SHEET IS NOT FULL OR COMPLETE WITHOUT THE OTHER.
3. THIS SKETCH AND DESCRIPTION IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER WHICH CAN BE FOUND ON SHEET 1 OF 2.

LEGEND:

BLK = BLOCK
BRG = BEARING
C/L = CENTERLINE
COR = CORNER
ESMT = EASEMENT
(P) = PLAT
P.B. = PLAT BOOK
POB = POINT OF BEGINNING
POC = POINT OF COMMENCEMENT
PUDE = PUBLIC UTILITY AND DRAINAGE EASEMENT
REF = REFERENCE
R/W = RIGHT OF WAY

PREPARED FOR AND CERTIFIED TO:
JARED F. MAHER AND SUSANNE H. MAHER



JOEL A. SEYMOUR, LS 6133
PROFESSIONAL SURVEYOR & MAPPER
NOT VALID UNLESS SIGNED AND SEALED

PREPARED BY: **Kane Surveying, Inc.**

FLORIDA LICENSED BUSINESS No. LB 7838
505 DISTRIBUTION DRIVE
MELBOURNE, FLORIDA 32904
(321) 676-0427 FAX (321) 884-1448

DRAWN BY: JED	PROJECT NO. 40225	DESCRIPTION	DATE:	REVISIONS:	SECTION 14
DATE: 10/13/20	DRAWING: VILLADEP/L27BG				TOWNSHIP 24 SOUTH
					RANGE 36 EAST 340

Comment Sheet

Applicant: Jared & Susanne Maher

Updated by: Amber Holley 20200915 at 16:30 hours

Utilities	Notified	Received	Approved	Remarks
FL City Gas Co	20200901	20200903	Yes	No objections
FL Power & Light	20200901	20200901	Yes	No objections
At&t	20200901	20200908	Yes	No objections
Charter/Spectrum	20200901	20200901	Yes	No objections
City of Cocoa	20200901	20200901	Yes	No objections

County Staff	Notified	Received	Approved	Remarks
Road & Bridge	20200901	20200915	Yes	No objections
Land Planning	20200901	20200915	Yes	No objections
Utility Services	20200901	20200901	Yes	No objections
Storm Water	20200901	20200903	Yes	No objections
Zoning	20200901	20200915	Yes	No objections

Fig. 7: Copy of comment sheet for utility review.

Public Hearing Legal Advertisement

AD#4378809,9/21/2020

LEGAL NOTICE

NOTICE FOR THE VACATING OF A 5.0 FT.
WIDE PUBLIC UTILITY AND DRAINAGE
EASEMENT, PLAT OF "VILLA DE PALMAS
UNIT NO. 4" IN SECTION 14, TOWNSHIP
24 SOUTH, RANGE 36 EAST, MERRITT
ISLAND, FL

NOTICE IS HEREBY GIVEN that pursuant to Chapter 336.09, Florida Statutes, and Chapter 86, Article II, Section 86-36, Brevard County Code, a petition has been filed by JARED F. AND SUSANNE H. MAHER with the Board of County Commissioners of Brevard County, Florida, to request vacating the following described property, to wit:

A PORTION OF THE NORTHERLY 5.00 FEET PUBLIC UTILITY AND DRAINAGE EASEMENT LYING ON LOT 27, BLOCK G, VILLA DE PALMAS UNIT No. 4, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 25, PAGE 120, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF LOT 27, BLOCK G OF SAID VILLA DE PALMAS; THENCE RUN S 89°45'37" W ALONG THE NORTH LINE OF SAID LOT 27 BLOCK G 5.08 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL; THENCE S 10°03'54" W 5.08 FEET TO THE SOUTH LINE OF A 5.00 FOOT PUBLIC UTILITY AND DRAINAGE EASEMENT; THENCE S 89°45'37" W ALONG SAID SOUTH LINE 18.23 FEET; THENCE N 09°03'53" W 5.06 FEET TO THE NORTH LINE OF SAID LOT 27 BLOCK G; THENCE N 89°45'37" E ALONG SAID NORTH LINE 19.92 FEET TO THE POINT OF BEGINNING. CONTAINING 95 SQUARE FEET MORE OR LESS.

The Board of County Commissioners will hold a public hearing to determine the advisability of such vacating of the above-described easement at 5:00 P.M. on October 06, 2020 at the Brevard County Government Center Board Room, Building C., 2725 Judge Fran Jamieson Way, Viera, Florida, at which time and place all those for or against the same may be heard before final action is taken.

Pursuant to Section 286.0105, Florida Statutes, if a person decides to appeal any decision made by the board, agency, or commission with respect to the vacating, he or she will need a record of the proceedings, and that, for such purpose, he or she 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 based.

Persons seeking to preserve a verbatim transcript of the record must make those arrangements at their own expense.

The needs of hearing or visually impaired persons shall be met if the department sponsoring the meeting/hearing is contacted at least 48 hours prior to the public meeting/hearing by any person wishing assistance.

Fig. 8: Copy of public hearing advertisement as published on September 21, 2020 see next page for full text.

Legal Notice Text

LEGAL NOTICE

NOTICE FOR THE VACATING OF A 5.0 FT. WIDE PUBLIC UTILITY AND DRAINAGE EASEMENT, PLAT OF "VILLA DE PALMAS UNIT NO. 4" IN SECTION 14, TOWNSHIP 24 SOUTH, RANGE 36 EAST, MERRITT ISLAND, FL NOTICE IS HEREBY GIVEN that pursuant to Chapter 336.09, Florida Statutes, and Chapter 86, Article II, Section 86-36, Brevard County Code, a petition has been filed by JARED F. AND SUSANNE H. MAHER with the Board of County Commissioners of Brevard County, Florida, to request vacating the following described property, to wit:

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LEGAL NOTICE

RESOLUTION VACATING A PUBLIC UTILITY AND DRAINAGE EASEMENT IN "VILLA DE PALMAS UNIT NO. 4", MERRITT ISLAND, LYING IN SECTION 14, TOWNSHIP 24 SOUTH, RANGE 36 EAST – JARED F. AND SUSANNE H. MAHER

TO WHOM IT MAY CONCERN:

NOTICE IS HEREBY GIVEN that on the 10TH day of November 2020, the Board of County Commissioners of Brevard County, Florida, adopted a Resolution vacating a public utility and drainage easement in "Villa De Palmas Unit No.4", Merritt Island, lying in Section 14, Township 24 South, Range 36 East, as petitioned by Jared F. and Susanne H. Maher.

LEGAL DESCRIPTION:

A PORTION OF THE NORTHERLY 5.00 FEET PUBLIC UTILITY AND DRAINAGE EASEMENT LYING ON LOT 27, BLOCK G, VILLA DE PALMAS UNIT No. 4, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 25, PAGE 120, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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The Board further renounced and disclaimed any right of the County in and to said public easement.

BY ORDER OF THE BOARD OF COUNTY COMMISSIONERS OF

BREVARD COUNTY, FLORIDA

SCOTT ELLIS, CLERK

BY: Kimberly Powell, Clerk to the Board

Florida TODAY:

Please advertise in the November 16 , 2020, issue of the Florida TODAY. **Bill the Board of County Commissioners Account Number BRE-6BR327 and forward bill and proof of publication to: Amber Holley, Public Works Department, 2725 Judge Fran Jamieson Way, Bldg. A-220, Viera, FL 32940.**

A PORTION OF THE NORTHERLY 5.00 FEET PUBLIC UTILITY AND DRAINAGE EASEMENT LYING ON LOT 27, BLOCK G, VILLA DE PALMAS UNIT No. 4, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 25, PAGE 120, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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Kimberly Powell, Clerk to the Board, 400 South Street • P.O. Box 999, Titusville, Florida 32781-0999

Telephone: (321) 637-2001
Fax: (321) 264-6972
Kimberly.Powell@brevardclerk.us

December 4, 2020

M E M O R A N D U M

TO: Marc Bernath, Public Works Director Attn: Amber Holley

RE: Advertising Bills for Resolution Vacating a Public Utility and Draining Easement in
"Villa De Palmas Unit No.4" Subdivision, Merritt Island, Lying in Section 14,
Township 24 South, Range 36 East

Enclosed for your necessary action are copies of the advertising bills for Resolution No. 20-143, vacating a public utility easement in "Villa De Palmas Unit No.4" Subdivision, Merritt Island, lying in Section 14, Township 24 South, Range 36 East as petitioned by Jared and Susanne Maher. Said Resolution was adopted by the Board of County Commissioners, in regular session on November 10, 2020.

Your continued cooperation is always appreciated.

Sincerely,

**BOARD OF COUNTY COMMISSIONERS
SCOTT ELLIS, CLERK**

Kimberly Powell
Kimberly Powell, Clerk to the Board

/sm

Encls. (2)



Kimberly Powell, Clerk to the Board, 400 South Street • P.O. Box 999, Titusville, Florida 32781-0999

Telephone: (321) 637-2001

Fax: (321) 264-6972

Kimberly.Powell@brevardclerk.us

December 4, 2020

Jared and Susanne Maher
200 Cadiz Court
Merritt Island, FL 32953

Dear Sir:

Re: Resolution Vacating a Public Utility and Drainage Easement in "Villa De Palmas Unit No.4" Subdivision, Merritt Island, lying in Section 14, Township 24 South, Range 36 East

The Board of County Commissioners, in regular session on November 10, 2020, adopted Resolution No. 20-143, vacating a public easement in "Villa De Palmas Unit No.4" Subdivision, Merritt Island, lying in Section 14, Township 24 South, Range 36 East, as petitioned by you. Said Resolution has been recorded in ORBK 8935, Pages 2646 through 2650. Enclosed is a certified copy of the recorded Resolution.

Your continued cooperation is always appreciated.

Sincerely,

BOARD OF COUNTY COMMISSIONERS
SCOTT ELLIS, CLERK

Kimberly Powell, Clerk to the Board

/sm

Encl. (1)

cc: Amber Holley, Public Works

Resolution 2020 - 143

Vacating a public utility and drainage easement in "Villa De Palmas Unit No. 4" Subdivision, Merritt Island, Florida, lying in Section 14, Township 24 South, Range 36 East

WHEREAS, pursuant to Article II, Section 86-36, Brevard County Code, a petition has been filed by **JARED F. AND SUSANNE H. MAHER** with the Board of County Commissioners to vacate a public utility and drainage easement in Brevard County, Florida, described as follows:

SEE ATTACHED SKETCH & DESCRIPTION

WHEREAS, the vacating action will in no way affect any private easements which may also be present in the existing public easement(s) or public right-of-way, nor does this action guarantee or transfer title.

WHEREAS, notice of the public hearing before the Board of County Commissioners was published one time in the TODAY Newspaper, a newspaper of general circulation in Brevard County, Florida, prior to the public hearing; and

WHEREAS, the Board finds that vacating a public utility and drainage easement will not be detrimental to Brevard County or the public.

THEREFORE BE IT RESOLVED that said public utility and drainage easement is hereby vacated; and Brevard County renounces and disclaims any rights in and to said easement. Pursuant to Section 177.101(5), Florida Statutes, the vacating shall not become effective until a certified copy of this resolution is filed in the offices of the Clerk of Courts and recorded in the Public Records of Brevard County.

DONE, ORDERED AND ADOPTED, in regular session, this 10th day of November, 2020 A.D.

BOARD OF COUNTY COMMISSIONERS
OF BREVARD COUNTY, FLORIDA

ATTEST:


SCOTT ELLIS, CLERK



Bryan Andrew Lober, Chair

As approved by the Board on:
November 10, 2020

LEGAL DESCRIPTION

SECTION 14, TOWNSHIP 24 SOUTH, RANGE 36 EAST
PARENT PARCEL ID# 24-36-14-03-G-27
PURPOSE: VACATION OF EASEMENT

SHEET 1 OF 2
NOT A SURVEY

NOT VALID WITHOUT SHEET 2 OF 2

LEGAL DESCRIPTION: PARCEL #1 (PREPARED BY SURVEYOR)

A PORTION OF THE NORTHERLY 5.00 FEET PUBLIC UTILITY AND DRAINAGE EASEMENT LYING ON LOT 27, BLOCK G, VILLA DE PALMAS UNIT No. 4, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 25, PAGE 120, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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SURVEYOR'S NOTES:

1. BEARINGS BASED ON THE E. R/W LINE BEING N 00°14'23" W AS PER PLAT (SEE SKETCH)
2. THIS SKETCH AND DESCRIPTION CONTAINS TWO SHEETS. EACH SHEET IS NOT FULL OR COMPLETE WITHOUT THE OTHER.
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PREPARED FOR AND CERTIFIED TO:
JARED F. MAHER AND SUSANNE H. MAHER

PREPARED BY: **Kane Surveying, Inc.**

FLORIDA LICENSED BUSINESS No. LB 7838
505 DISTRIBUTION DRIVE
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JOEL A. SEYMOUR, LS 6133
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NOT VALID UNLESS SIGNED AND SEALED

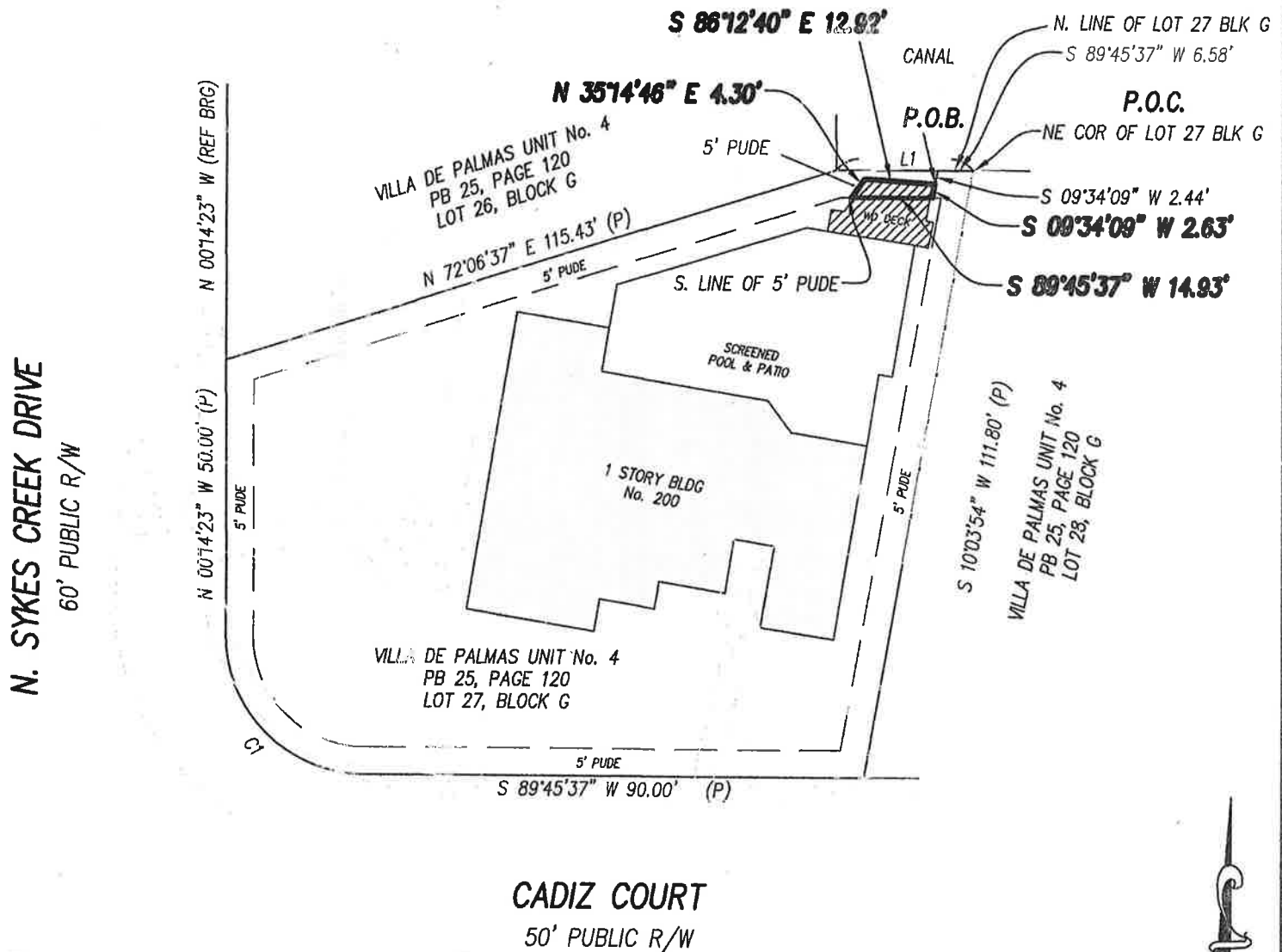
DRAWN BY: JED	PROJECT NO. 40225	DESCRIPTION	DATE:	REVISIONS:	SECTION 14
DATE: 10/13/20	DRAWING: VILLADEP/L27BG				TOWNSHIP 24 SOUTH
					RANGE 36 EAST

SKETCH OF DESCRIPTION

SECTION 14, TOWNSHIP 24 SOUTH, RANGE 36 EAST
 PARENT PARCEL ID# 24-36-14-03-G-27
 PURPOSE: VACATION OF EASEMENT

SHEET 2 OF 2
 NOT A SURVEY

NOT VALID WITHOUT SHEET 1 OF 2



CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	CHORD BRG
C1(P)	39.27'	25.00'	90°00'00"	35.36'	N45°14'23"W



PREPARED BY:

Kane Surveying, Inc.

FLORIDA LICENSED BUSINESS No. LB 7838
 505 DISTRIBUTION DRIVE
 MELBOURNE, FLORIDA 32904
 (321) 676-0427 FAX (321) 984-1448

SCALE: 1 INCH = 30 FEET

PROJECT NO. 40225

SECTION 14
 TOWNSHIP 24 SOUTH
 RANGE 36 EAST



Amber Holley
BREVARD CTY PUBLIC WORKS DEPT
2725 JUDGE FRAN JAMIESON WAY
BLDG A 220
VIERA, FL, 32940

STATE OF WISCONSIN COUNTY OF BROWN:
Before the undersigned authority personally appeared said legal clerk, who on oath says that he or she is a Legal Advertising Representative of the **FLORIDA TODAY**, a daily newspaper published in Brevard County, Florida that the attached copy of advertisement, being a Legal Ad in the matter of

Notice Public Hearing

as published in **FLORIDA TODAY** in the issue(s) of:

09/21/2020

Affiant further says that the said **FLORIDA TODAY** is a newspaper in said Brevard County, Florida and that the said newspaper has heretofore been continuously published in said Brevard County, Florida each day and has been entered as periodicals matter at the post office in **MELBOURNE** in said Brevard County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he or she has never paid nor promised any person, firm or coporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to and Subscribed before me this 21th of September 2020, by legal clerk who is personally known to me

Affiant

Notary State of Wisconsin County of Brown

My commission expires

Publication Cost: \$226.94
Ad No: 0004378809
Customer No: BRE-6BR327
This is not an invoice
of Affidavits 1

AD#4378809, 9/21/2020

LEGAL NOTICE
NOTICE FOR THE VACATING OF A 5.0 FT. WIDE PUBLIC UTILITY AND DRAINAGE EASEMENT, PLAT OF "VILLA DE PALMAS UNIT NO. 4" IN SECTION 14, TOWNSHIP 24 SOUTH, RANGE 36 EAST, MERRITT ISLAND, FL

NOTICE IS HEREBY GIVEN that pursuant to Chapter 336.09, Florida Statutes, and Chapter 86, Article II, Section 86.36, Brevard County Code, a petition has been filed by JARED F. AND SUSANNE H. MAHER with the Board of County Commissioners of Brevard County, Florida, to request vacating the following described property, to wit:

A PORTION OF THE NORTHERLY 5.00 FEET PUBLIC UTILITY AND DRAINAGE EASEMENT LYING ON LOT 27, BLOCK G, VILLA DE PALMAS UNIT No. 4, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 25, PAGE 120, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCE AT THE NORTHEAST CORNER OF LOT 27, BLOCK G OF SAID VILLA DE PALMAS; THENCE RUN S 89°45'37" W ALONG THE NORTH LINE OF SAID LOT 27 BLOCK G 5.08 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL; THENCE S 10°03'54" W 5.08 FEET TO THE SOUTH LINE OF A 5.00 FOOT PUBLIC UTILITY AND DRAINAGE EASEMENT; THENCE S 89°45'37" W ALONG SAID SOUTH LINE 18.23 FEET; THENCE N 09°03'53" W 5.06 FEET TO THE NORTH LINE OF SAID LOT 27 BLOCK G; THENCE N 89°45'37" E ALONG SAID NORTH LINE 19.92 FEET TO THE POINT OF BEGINNING, CONTAINING 95 SQUARE FEET MORE OR LESS.

The Board of County Commissioners will hold a public hearing to determine the advisability of such vacating of the above-described easement at 5:00 P.M. on October 06, 2020 at the Brevard County Government Center Board Room, Building C, 2725 Judge Fran Jamieson Way, Viera, Florida, at which time and place all those for or against the same may be heard before final action is taken.

Pursuant to Section 286.0105, Florida Statutes, if a person decides to appeal any decision made by the board, agency, or commission with respect to the vacating, he or she will need a record of the proceedings, and that, for such purpose, he or she 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 based.

Persons seeking to preserve a verbatim transcript of the record must make those arrangements at their own expense. The needs of hearing or visually impaired persons shall be met if the department sponsoring the meeting/hearing is contacted at least 48 hours prior to the public meeting/hearing by any person wishing assistance.





Amber Holley
BREVARD CTY PUBLIC WORKS DEPT
2725 JUDGE FRAN JAMIESON WAY
BLDG A 220
VIERA, FL 32940

STATE OF WISCONSIN COUNTY OF BROWN

Before the undersigned authority personally appeared Joe Heynen who on oath says that he or she is a Legal Advertising Representative of the **FLORIDA TODAY**, a daily newspaper published in Brevard County, Florida that the attached copy of advertisement, being a Legal Ad in the matter of

Legal Notices

as published in **FLORIDA TODAY** in the issue(s) of:

11/16/2020

Affiant further says that the said **FLORIDA TODAY** is a newspaper in said Brevard County, Florida and that the said newspaper has heretofore been continuously published in said Brevard County, Florida each day and has been entered as periodicals matter at the post office in **MELBOURNE** in said Brevard County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he or she has never paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to and Subscribed before me this 16th of November 2020, by Joe Heynen who is personally known to me

Affiant

Notary State of Wisconsin County of Brown
5.15.23

My commission expires

Publication Cost \$184.56
Ad No: 0004467222
Customer No: BRE-6BR327

NANCY HEYRMAN
Notary Public
State of Wisconsin

AD#4467222 11/16/2020
LEGAL NOTICE

RESOLUTION VACATING A PUBLIC UTILITY AND DRAINAGE EASEMENT IN "VILLA DE PALMAS UNIT NO. 4", MERRITT ISLAND, LYING IN SECTION 14, TOWNSHIP 24 SOUTH, RANGE 36 EAST - JARED F. AND SUSANNE H. MAHER

TO WHOM IT MAY CONCERN:
NOTICE IS HEREBY GIVEN that on the 10TH day of November 2020, the Board of County Commissioners of Brevard County, Florida, adopted a Resolution vacating a public utility and drainage easement in "Villa De Palmas Unit No. 4", Merritt Island, lying in Section 14, Township 24 South, Range 36 East, as petitioned by Jared F. and Susanne H. Maher.

LEGAL DESCRIPTION:

A PORTION OF THE NORTHERLY 5.00 FEET PUBLIC UTILITY AND DRAINAGE EASEMENT LYING ON LOT 27, BLOCK G, VILLA DE PALMAS UNIT No. 4, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 25, PAGE 120, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF LOT 27, BLOCK G OF SAID VILLA DE PALMAS; THENCE RUN S 89°45'37" W ALONG THE NORTH LINE OF SAID LOT 27 BLOCK G, A DISTANCE OF 6.58 FEET; THENCE S 09°34'09" W 2.44 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL; THENCE CONTINUE S 09°34'09" W 2.63 FEET TO THE SOUTH LINE OF A 5.00 FOOT PUBLIC UTILITY AND DRAINAGE EASEMENT; THENCE S 89°45'37" W ALONG SAID SOUTH LINE 14.93 FEET; THENCE N 35°14'46" E 4.30 FEET; THENCE S 86°12'40" E 12.92 FEET TO THE POINT OF BEGINNING, CONTAINING 43 SQUARE FEET MORE OR LESS, PREPARED BY: JOEL A. SEYMOUR, PLS.

The Board further renounced and disclaimed any right of the County in and to said public easement.

BY ORDER OF THE BOARD OF COUNTY COMMISSIONERS OF BREVARD COUNTY, FLORIDA
SCOTT ELLIS, CLERK
BY: Kimberly Powell, Clerk to the Board