

RESOLUTION NO. 2022-

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF BROWARD COUNTY, FLORIDA, AUTHORIZING A PUBLIC HEARING REGARDING RELEASE PETITION NO. 2018-V-14 RELEASING A VARIABLE WIDTH WATER AND SEWER EASEMENT AS RECORDED IN OFFICIAL RECORDS BOOK 20005, PAGE 204, OF THE OFFICIAL RECORDS OF BROWARD COUNTY, FLORIDA, ENCUMBERING LANDS LYING WITHIN THE PRESERVE AT EMERALD HILLS PLAT (PLAT BOOK 181, PAGE 88), AND DIRECTING THE CLERK TO PUBLISH NOTICE OF SUCH HEARING.

WHEREAS, it has been requested that the Board of County Commissioners of Broward County, Florida ("Board"), release a variable width water and sewer easement as recorded in Official Records Book 20005, Page 204 of the Official Records of Broward County, Florida, encumbering lands lying within the Preserve at Emerald Hills (Plat Book 181, Page 88), all included in the Official Records of Broward County, Florida, and generally located at the intersection of Southwest 35 Avenue and Southwest 57 Place in the City of Hollywood, Florida, said lands situate, being, and lying in Broward County, Florida, described in Exhibit A, attached hereto; and

WHEREAS, pursuant to Section 27.69 of the Broward County Administrative Code, this Board is required to hold a public hearing before said property may be released, NOW, THEREFORE,

BE IT RESOLVED by the Board that a Public Hearing shall be held at 10:00 A.M., on August 25, 2022, in Room 422 of the Broward County Governmental Center, located at 115 South Andrews Avenue, Fort Lauderdale, Florida, to consider the release of this interest.

1 BE IT FURTHER RESOLVED that the Clerk of this Board be and is hereby
2 authorized and directed to publish said notice of public hearing in the Sun-Sentinel
3 newspaper at least two (2) weeks prior to said date, inviting interested persons to appear
4 and be heard at the place and time herein specified.

5
6 ADOPTED this day of , 2022.

7
8 Approved as to form and legal sufficiency:
9 Andrew J. Meyers, County Attorney

10 By /s/ Kristin M. Carter 05/16/2022
11 Kristin M. Carter (date)
12 Assistant County Attorney

13 By /s/ Maite Azcoitia 05/16/2022
14 Maite Azcoitia (date)
15 Deputy County Attorney

16
17
18
19
20 KMC/gmb
21 Resolution Authorizing Public Hearing Release
22 05/16/2022
23 #44000-0010
24

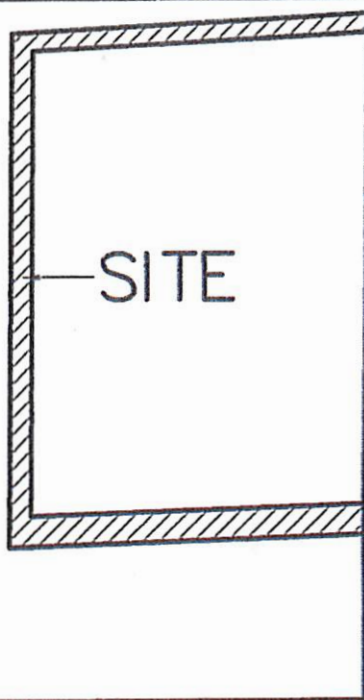
ACCURATE LAND SURVEYORS, INC.

1150 E. ATLANTIC BLVD.
POMPANO BEACH, FLORIDA 33060

L.B. #3635

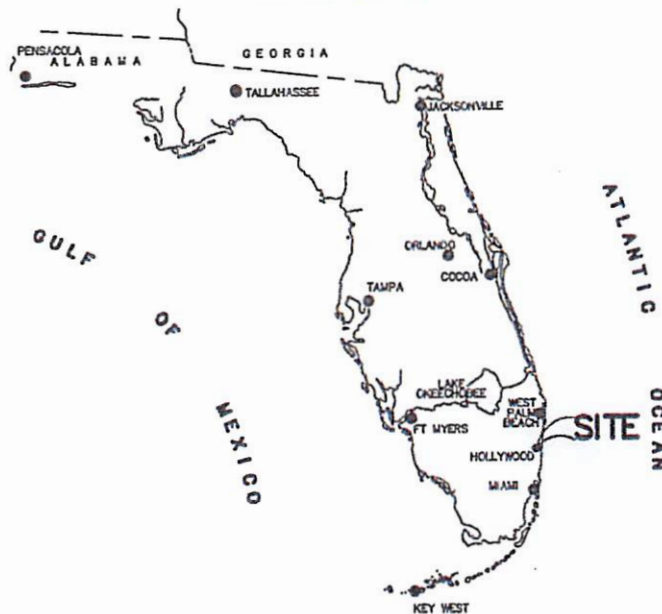
SHEET 1 OF 2

TEL. (954) 782-1441
FAX. (954) 782-1442



STIRLING ROAD
LOCATION SKETCH NOT TO SCALE

SKETCH AND DESCRIPTION



LOCATION MAP

SKETCH AND DESCRIPTION OF UTILITY EASEMENT TO BE VACATED:

A portion of Lot 2, Block 3 of the Subdivision of Section 31, Township 50 South, Range 42 East, as recorded in Plat Book 2, at Page 32 of the Public Records of Dade County, Florida, described as follows:

The East 25.00 feet of the West 216.50 feet of said Lot 2, and the South 30 feet of said Lot 2, less the West 216.60 feet and less the East 30.00 feet thereof, and the North 25.00 feet of said Lot 2, less the West 216.50 feet and less the East 30.00 feet thereof. Said lands situate, lying and being in Broward County, Florida.

Said described parcel containing 41,205 square feet, or 0.946 acres, more or less.

NOTES:

- Bearings shown hereon are based on an assumed bearing of North 00°40'30" West along the West line of Lot 2, Block 2, Plat Book 2, Page 32, Dade County Records.

CERTIFICATION:

This is to certify that this sketch was made under my responsible charge and is accurate and correct to the best of my knowledge and belief and does not constitute a field survey as such. I further certify that this sketch meets the current Standards of Practice, established by the Board of Professional Surveyors and Mappers, Chapter 5J-17, Florida Administrative Codes, pursuant to current Section 472.027, Florida Statutes.



REVISIONS		DATE	BY
REVISE SKETCH		08-16-18	MLW
DATE OF SKETCH	DRAWN BY	CHECKED BY	ORIGINAL DESCRIPTION RECORDED IN
05-26-15	MLW	MLW	O.R.B. 20005, PG. 204, B.C.R.

Robert L. Thompson 8-21-18
ROBERT L. THOMPSON (PRESIDENT)
PROFESSIONAL SURVEYOR AND MAPPER No. 3869 - STATE OF FLORIDA

SCALE 1" = 20'

SKETCH NUMBER SU-15-1422A

1150 E. ATLANTIC BLVD.
POMPANO BEACH, FLORIDA 33060

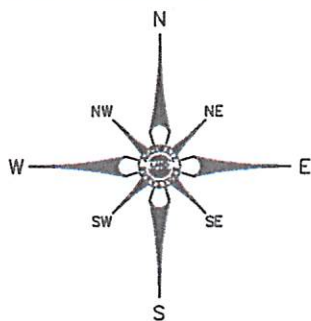
ACCURATE LAND SURVEYORS, INC.

L.B. #3635

SHEET 2 OF 2

TEL. (954) 782-1441
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SKETCH AND DESCRIPTION



GRAPHIC SCALE
1"=20'

N. LINE OF LOT 2
BLOCK 3, P.B. 2,
PG. 32, D.C.R.

UTILITY EASEMENT
TO BE VACATED

LOT 2 BLOCK 3
P.B. 2, PG. 32, D.C.R.

UTILITY EASEMENT
TO BE VACATED

S.W. 35th AVENUE

E. LINE OF LOT 2
BLOCK 3, P.B. 2,
PG. 32, D.C.R.

LEGEND:

P.B. = PLAT BOOK
PG. = PAGE
B.C.R. = BROWARD COUNTY RECORDS
D.C.R. = DADE COUNTY RECORDS
O.R.B. = OFFICIAL RECORDS BOOK

REVISIONS	DATE	BY
REVISE SKETCH	08-16-18	MLW
DATE OF SKETCH 05-26-15	DRAWN BY MLW	CHECKED BY MLW
ORIGINAL DESCRIPTION RECORDED IN O.R.B. 20005, PG. 204, B.C.R.		

SCALE 1"= 20'

SKETCH NUMBER SU-15-1422A

Broward County Engineering Division
Right of Way Section
1 North University Drive, Suite 300B
Plantation, FL 33324-2038

☒ 2018-V-14
☐ Right of way approved - Public R/W
☐ Right of way approved - Private Road

By: MDunja Date: 10/24/2018

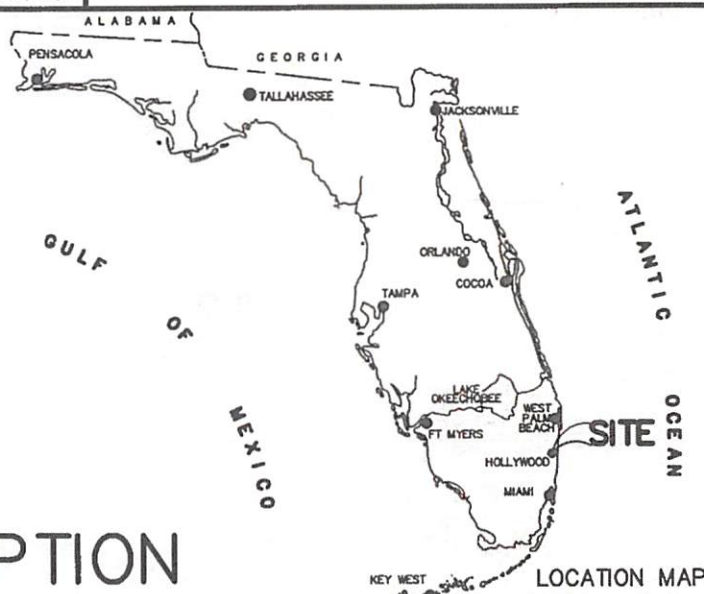
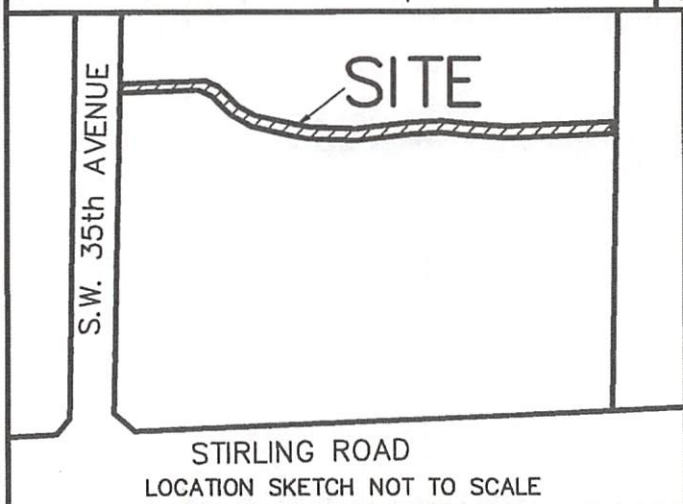
ACCURATE LAND SURVEYORS, INC.

1150 E. ATLANTIC BLVD.
POMPANO BEACH, FLORIDA 33060

L.B. #3635

SHEET 1 OF 3

TEL. (954) 782-1441
FAX. (954) 782-1442



SKETCH AND DESCRIPTION

SKETCH AND DESCRIPTION OF UTILITY EASEMENT TO BE VACATED:

A strip of land 12.00 feet wide along the first 105.88 feet of its centerline; thence 15.00 feet wide all the way to the Point of Termination of said centerline, lying in a portion of Lot 12, Block 4 of the Subdivision of Section 31, Township 50 South, Range 42 East, as recorded in Plat Book 2, at Page 32 of the Public Records of Dade County, Florida, said centerline being more particularly described as follows;

Commence at the South one quarter (S ¼) corner of said Section 31; thence North 00°22'14" East along the centerline of S.W. 35th Avenue, as a basis of bearings, a distance of 504.26 feet; thence North 88°11'41" East a distance of 30.01 feet to the Point of Beginning of the herein described centerline; thence continue North 88°11'41" East, a distance of 105.88 feet; thence South 64°59'46" East, a distance of 19.74 feet; thence South 45°00'13" East a distance of 34.84 feet; thence South 60°25'25" East, a distance of 27.24 feet; thence South 77°15'29" East, a distance of 53.40 feet; thence South 78°42'34" East, a distance of 22.07 feet; thence South 88°42'18" East a distance of 30.11 feet; thence South 87°40'36" East, a distance of 28.92 feet; thence North 83°41'46" East, a distance of 71.50 feet; thence North 86°52'59" East, a distance of 40.77 feet; thence South 83°08'53" East, a distance of 33.11 feet; thence South 86°09'33" East, a distance of 53.34 feet; thence North 88°11'04" East, a distance of 135.79 feet to the Point of Terminus on the East line of said Lot 12. Said land situate, lying and being in Broward County, Florida.

Said described parcel containing 9533 square feet, or 0.219 acres, more or less.

NOTES:

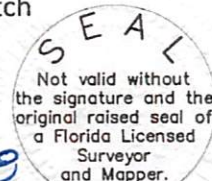
1. Bearings shown hereon are based on an assumed bearing of North 00°22'14" East along the centerline of S.W. 35th Avenue.

CERTIFICATION:

This is to certify that this sketch was made under my responsible charge and is accurate and correct to the best of my knowledge and belief and does not constitute a field survey as such. I further certify that this sketch meets the current Standards of Practice, established by the Board of Professional Surveyors and Mappers, Chapter 5J-17, Florida Administrative Codes, pursuant to current Section 472.027, Florida Statutes.

REVISIONS	DATE	BY
REVISE SKETCH	08-16-18	MLW
DATE OF SKETCH 05-26-15	DRAWN BY MLW	CHECKED BY MLW

Robert L. Thompson 8-21-18
ROBERT L. THOMPSON (PRESIDENT)
PROFESSIONAL SURVEYOR AND MAPPER No.3869 - STATE OF FLORIDA



SCALE 1"= 20' SKETCH NUMBER SU-15-1422B

1150 E. ATLANTIC BLVD.
POMPANO BEACH, FLORIDA 33060

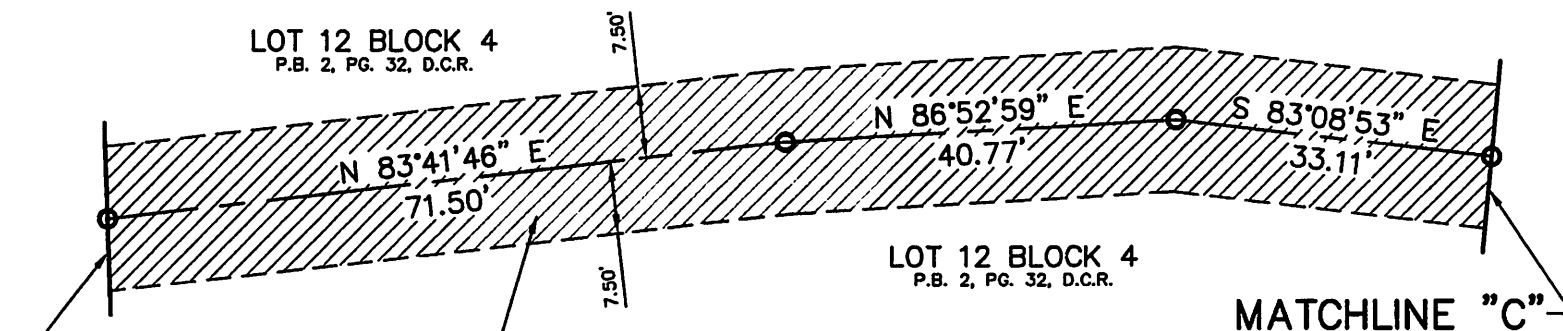
ACCURATE LAND SURVEYORS, INC.

L.B. #3635

SHEET 2 OF 3

TEL. (954) 782-1441
FAX. (954) 782-1442

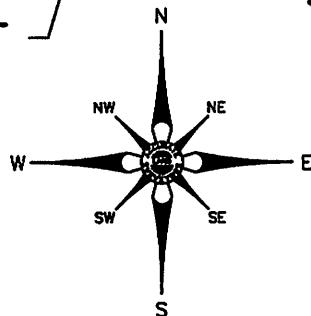
LOT 12 BLOCK 4
P.B. 2, PG. 32, D.C.R.



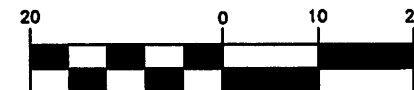
MATCHLINE "B"

UTILITY EASEMENT
TO BE VACATED

SKETCH AND DESCRIPTION



MATCHLINE "C"



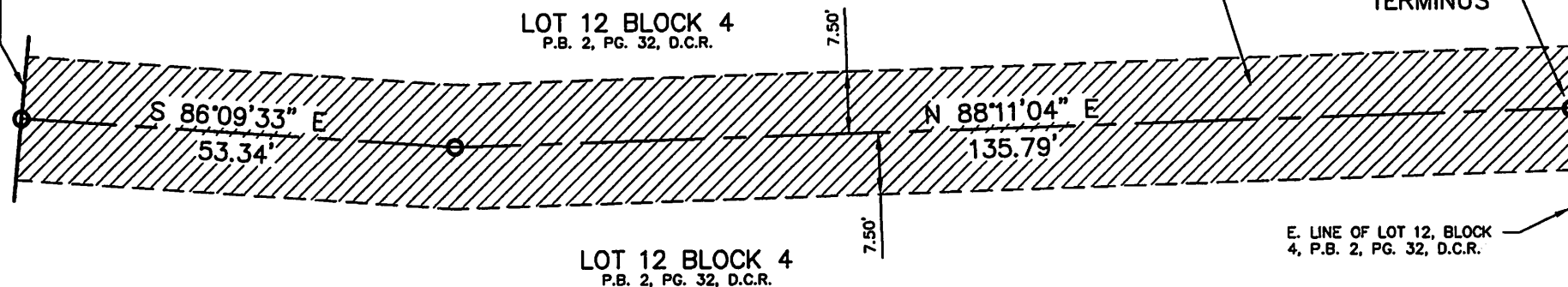
GRAPHIC SCALE
1"=20'

MATCHLINE "C"

UTILITY EASEMENT
TO BE VACATED

POINT OF
TERMINUS

LOT 12 BLOCK 4
P.B. 2, PG. 32, D.C.R.



LOT 12 BLOCK 4
P.B. 2, PG. 32, D.C.R.

E. LINE OF LOT 12, BLOCK
4, P.B. 2, PG. 32, D.C.R.

REVISIONS		DATE	BY
REVISE SKETCH		08-16-18	MLW
REVISE SKETCH		08-15-15	MLW
DATE OF SKETCH	DRAWN BY	CHECKED BY	ORIGINAL DESCRIPTION RECORDED IN
05-26-15	MLW	MLW	O.R.B. 2000S, PG. 204, B.C.R.

LEGEND:

P.B. = PLAT BOOK
PG. = PAGE
B.C.R. = BROWARD COUNTY RECORDS
D.C.R. = DADE COUNTY RECORDS

SCALE 1" = 20'

SKETCH
NUMBER SU-15-1422B

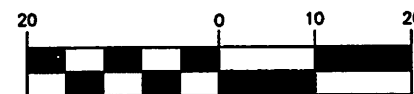
L.B. #3635

SHEET 2 OF 3

1150 E. ATLANTIC BLVD.
POMPANO BEACH, FLORIDA 33060



MATCHLINE "A"



GRAPHIC SCALE
1"=20'

MATCHLINE "B"

REVISIONS		DATE	BY
REVISE SKETCH		08-16-18	MLW
REVISE SKETCH		06-15-15	MLW
DATE OF SKETCH 05-26-15	DRAWN BY MLW	CHECKED BY MLW	ORIGINAL DESCRIPTION RECORDED IN O.R.B. 20005, PG. 204, B.C.R.

LEGEND:

P.B. = PLAT BOOK

PG. = PAGE

B.C.R. = BROWARD COUNTY RECORDS

D.C.R. = DADE COUNTY RECORDS

SCALE 1" = 20'

SKETCH NUMBER SU-15-1422B

**Broward County Engineering Division
Right of Way Section**

1 North University Drive, Suite 300B
Plantation, FL 33324-2038

- ☒ 2018-V-14
☐ Right of way approved - Public R/W
☐ Right of way approved - Private Road

By: A. Dwyer Date: 10/24/2018