

PROPOSED

RESOLUTION NO.

1 A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF BROWARD
2 COUNTY, FLORIDA, REGARDING RELEASE PETITION NO. 2024-V-09, RELEASING
3 (i) A PORTION OF A 20-FOOT-WIDE DRAINAGE EASEMENT (OFFICIAL RECORDS
4 BOOK 11108, PAGE 111) AND (ii) A PORTION OF A 20-FOOT-WIDE DRAINAGE
5 EASEMENT (OFFICIAL RECORDS BOOK 11438, PAGE 331), BOTH INTERESTS
6 LYING WITHIN PARCEL A OF I.U.O.E. PLAT; AND PROVIDING FOR SEVERABILITY
7 AND AN EFFECTIVE DATE.

8
9 WHEREAS, pursuant to a Notice of Public Hearing, duly and regularly advertised
10 in accordance with law, a public hearing was held in the Commission Meeting Room 422,
11 Broward County Governmental Center East, located at 115 South Andrews Avenue, Fort
12 Lauderdale, Florida, on April 1, 2025, at 10:00 a.m., to consider the advisability of
13 releasing a (i) a portion of a 20-foot-wide drainage easement recorded in Book 11108,
14 Page 111, of the Official Records of Broward County, Florida, and (ii) a portion of a
15 20-foot-wide drainage easement recorded in Book 11438, Page 331, of the Official
16 Records of Broward County, Florida, both interests lying within Parcel A of I.U.O.E. Plat
17 and generally located at the southwest corner of Park Central Boulevard and North
18 Andrews Avenue Ext, in the City of Pompano Beach, Florida, said lands situate, being,
19 and lying in Broward County, Florida, as described in Exhibit A, attached hereto; and

20 WHEREAS, after hearing all interested parties and determining that the proposed
21 action will not materially interfere with the Broward County road system or adversely affect

22 the interests of the citizens of Broward County, and will not affect the ownership of or
23 deprive any person of convenient access to his/her premises, in accordance with
24 Section 27.69 of the Broward County Administrative Code, it was determined that it would
25 be in the best interest of all concerned to release the rights associated with the
26 aforementioned land as described in Exhibit A, all situate, being, and lying in Broward
27 County, Florida, NOW, THEREFORE,

28 BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF
29 BROWARD COUNTY, FLORIDA:

30 Section 1. Release.

31 Pursuant to Section 27.69 of the Broward County Administrative Code, said Board
32 hereby releases the rights associated with two portions of 20-foot-wide drainage
33 easements on the land as set forth in Release Petition No. 2024-V-09, as described in
34 Exhibit A, all situate, being, and lying in Broward County, Florida.

35 Section 2. Severability.

36 If any portion of this Resolution is determined by any court to be invalid, the invalid
37 portion will be stricken, and such striking will not affect the validity of the remainder of this
38 Resolution. If any court determines that this Resolution, in whole or in part, cannot be
39 legally applied to any individual, group, entity, property, or circumstance, such
40 determination will not affect the applicability of this Resolution to any other individual,
41 group, entity, property, or circumstance.

SKETCH & DESCRIPTION
20' DRAINAGE EASEMENT
TO BE VACATED
(O.R.B. 11438, PG. 331, B.C.R.)
BROWARD COUNTY, FLORIDA

SURVEYOR'S NOTES:

1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon is in accord with Drainage Easement recorded in Official Records Book 11438, Page 331 of the Public Records of Broward County, Florida.
4. Bearings shown hereon are assumed based on the South line of the Northwest 1/4 of the Southwest 1/4 of the Southeast 1/4 of Section 22 having a bearing of N89°50'23"E.
5. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
6. Abbreviation Legend: B.C.R. = Broward County Records; CHB = Chord Bearing; CH = Chord; Δ = Central Angle; F.B. = Field Book; L = Arc Length; L.B. = Licensed Business; O.R.B. = Official Records Book; P.B. = Plat Book; PG. = Page; P.L.S. = Professional Land Surveyor; P.O.B. = Point of Beginning; P.O.C. = Point of Commencement; P.O.T. = Point of Termination; R = Radius, REF. = Reference.

CERTIFICATION:

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

Date: 1/10/2025

John T. Doogan,
P.L.S.



JOHN T. DOOGAN, P.L.S.
Florida Registration No. 4409
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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REVISE	08/19/2024
REVISE	01/10/2025



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SURVEYING & MAPPING
50 S.W. 2nd AVENUE, SUITE 102
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(561) 392-2594 / www.AVIROMSURVEY.com
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JOB #:	12648-2_C
SCALE:	—
DATE:	07/19/2023
BY:	W.R.E.
CHECKED:	J.T.D.
F.B.	-- PG. --
SHEET:	1 OF 3

SKETCH & DESCRIPTION
20' DRAINAGE EASEMENT
TO BE VACATED
(O.R.B. 11108, PG. 111, B.C.R.)
BROWARD COUNTY, FLORIDA


LAND DESCRIPTION:

That portion of Parcel A of "I.U.O.E. PLAT" as shown on Plat recorded in Plat Book 106, Page 9 of the Public Records of Broward County, Florida described as follows:

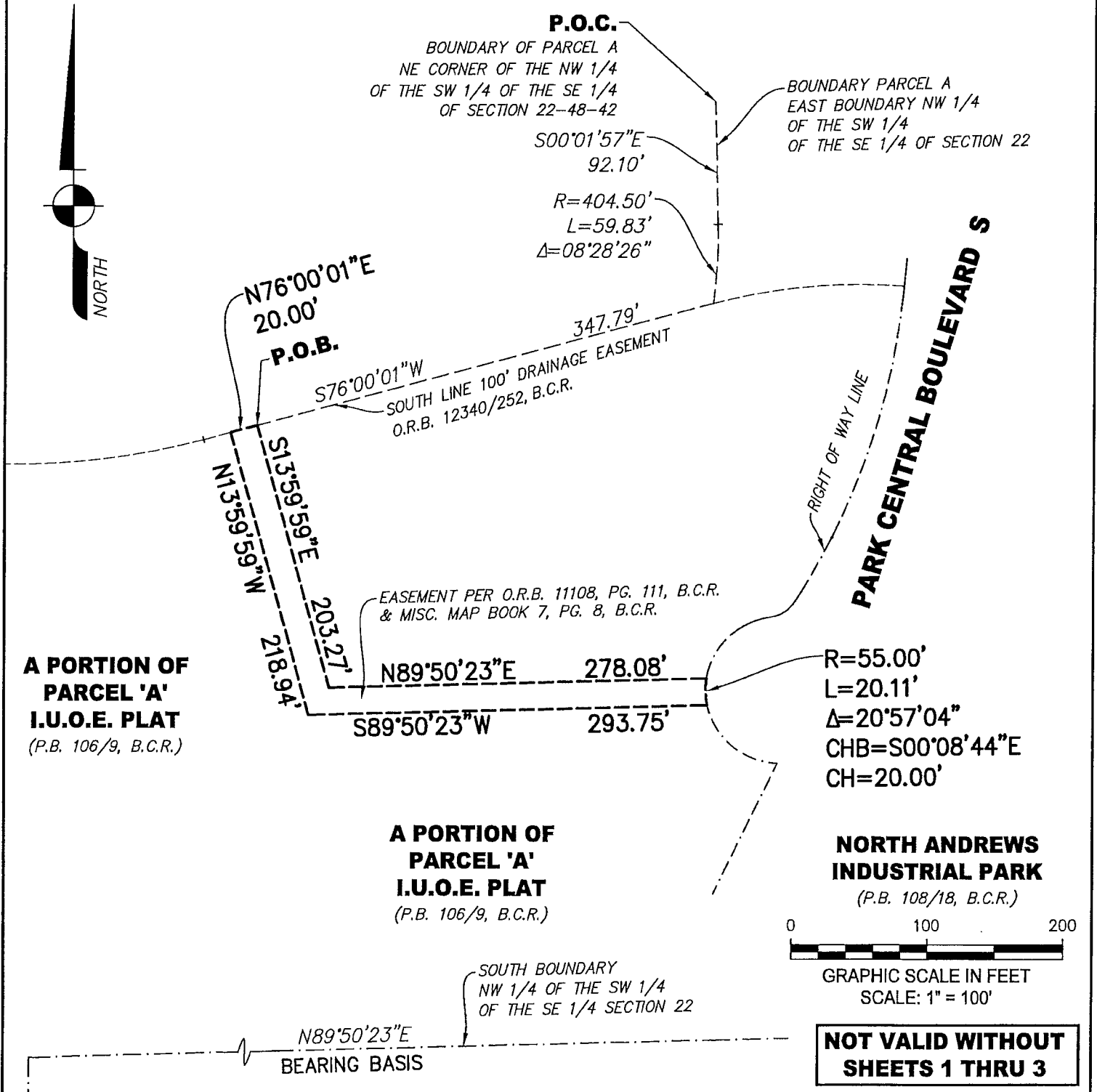
Commence at a corner on the boundary of said Parcel A, said corner being common with the Northeast corner of the Northwest 1/4 of the Southwest 1/4 of the Southeast 1/4 of Section 22, Township 48 South, Range 42 East and run thence South 00°01'57" East along the boundary of said Parcel A and the East boundary of the Northwest 1/4 of the Southwest 1/4 of the Southeast 1/4 of said Section 22, a distance of 92.10 feet; thence Southwesterly along a curve to the left having a radius of 404.50 feet, a central angle of 08°28'26" and an arc of 59.83 feet; thence South 76°00'01" West, a distance of 347.79 feet for a Point Of Beginning; thence South 13°59'59" East, a distance of 203.27 feet; thence North 89°50'23" East. a distance of 278.08 feet; thence Southerly along a curve to the left having a radius of 55.00 feet, a central angle of 20°57'04", an arc of 20.11 feet and a chord bearing South 00°08'44" East, 20.00 feet; thence South 89°50'23" West, a distance of 293.75 feet; thence North 13°59'59" West, a distance of 218.94 feet; thence North 76°00'01" East, a distance of 20.00 feet to the Point of Beginning.

Said lands lying in Broward County, Florida.

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REVISIONS	 <p>AVIROM & ASSOCIATES, INC. SURVEYING & MAPPING 50 S.W. 2nd AVENUE, SUITE 102 BOCA RATON, FLORIDA 33432 (561) 392-2594 / www.AVIROMSURVEY.com ©2025 AVIROM & ASSOCIATES, INC. all rights reserved. This sketch is the property of AVIROM & ASSOCIATES, INC. and should not be reproduced or copied without written permission.</p>	JOB #: 12648-2_D
REVISE 1/10/2025		SCALE: --
		DATE: 07/19/2023
		BY: W.R.E.
		CHECKED: J.T.D.
		F.B. -- PG. -- SHEET: 2 OF 3

SKETCH & DESCRIPTION
20' DRAINAGE EASEMENT
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(O.R.B. 11108, PG. 111, B.C.R.)
BROWARD COUNTY, FLORIDA



REVISIONS
REVISE 1/10/2025

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SCALE:	1" = 100'
DATE:	07/19/2023
BY:	W.R.E.
CHECKED:	J.T.D.
F.B. - PG. -	- -
SHEET:	3 OF 3

Broward County Engineering Division
Right of Way Section
1 North University Drive, Suite 300B
Plantation, FL 33324-2038
 2024-V-09
 Right of way approved - Public R/W
 Right of way approved - Private Road
By: Jorge Sobeiro Date: 01/13/25
Sanchez

SKETCH & DESCRIPTION
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BROWARD COUNTY, FLORIDA

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4. Bearings shown hereon are assumed based on the South line of the Northwest 1/4 of the Southwest 1/4 of the Southeast 1/4 of Section 22 having a bearing of N89°50'23"E.
5. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
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Date: 1/10/2025

John T. Doogan,
P.L.S.

Digitally signed
by John T.
Doogan, P.L.S.
Date: 2025.01.13
10:07:41 -05'00'



JOHN T. DOOGAN, P.L.S.
Florida Registration No. 4409
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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REVISIONS
REVISE 08/19/2024
REVISE 01/10/2025



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JOB #:	12648-2_C
SCALE:	-
DATE:	07/19/2023
BY:	W.R.E.
CHECKED:	J.T.D.
F.B.	-- PG. --
SHEET:	1 OF 3

SKETCH & DESCRIPTION
20' DRAINAGE EASEMENT
TO BE VACATED
(O.R.B. 11438, PG. 331, B.C.R.)
BROWARD COUNTY, FLORIDA

LAND DESCRIPTION:

A portion of Parcel A of I.U.O.E. PLAT as shown on Plat recorded in Plat Book 106, Page 9 of the Public Records of Broward County, Florida, being described as follows:

Commence at a corner on the boundary of said Parcel A (same being common with the Southwest corner of the Northwest 1/4 of the Southwest 1/4 of the Southeast 1/4 of Section 22, Township 48 South, Range 42 East) and run thence North 89°50'23" East along the south boundary of said Parcel A (same being common with the South boundary Northwest 1/4 of the Southwest 1/4 of the Southeast 1/4 of said Section 22), a distance of 275.00 feet; thence North 00°09'37" West, a distance of 300.00 feet; thence South 89°50'23" West, a distance of 40.00 feet; thence North 00°09'37" West, a distance of 157.22 feet; thence Northeasterly along a curve to the left having a radius of 512.00 feet, a central angle of 00°12'36", an arc distance of 1.88 feet and a chord which bears North 76°18'13" East, a distance of 1.88 feet; thence North 76°00'01" East, a distance of 20.57 feet for a Point of Beginning; thence continue North 76°00'01" East, a distance of 20.00 feet; thence South 13°59'59" East, a distance of 5.00 feet; thence North 76°00'01" East, a distance of 347.79 feet; thence Northwesterly along a curve to the right having a radius of 399.50 feet, a central angle of 08°24'17", an arc distance of 58.60 feet and a chord which bears North 78°49'53" East, a distance of 58.55 feet; thence South 01°24'14" East, a distance of 20.10 feet to Reference Point ONE:

said point being on a curve, thence Southwesterly along a curve to the left having a radius of 379.50 feet, a central angle of 08°06'38", an arc distance of 53.72 feet and a chord which bears South 78°41'03" West, a distance of 53.68 feet; thence South 76°00'01" West, a distance of 367.79 feet; thence North 13°59'59" West, a distance of 25.00 feet to the Point of Beginning.
(8,580 square feet)

TOGETHER WITH

COMMENCE at said Reference Point ONE; thence S01°24'14"E, along the east line of said Parcel A, a distance of 67.71 feet to Point of Beginning TWO; thence continue S01°24'14'09"E, 55.17 feet; thence S21°14'09"W, a distance of 111.27 feet; thence Southwesterly along a curve to the left having a radius of 55.00 feet, a central angle of 74°28'17", an arc of 71.49 feet and a chord which bears South 25°25'40" West, a distance of 66.56 feet; thence North 68°45'51" West, a distance of 15.13 feet; thence North 21°14'09" East, a distance of 229.09 feet to Point of Beginning TWO.
(3,397 square feet)

All said lands lying in Broward County, Florida and containing 11,977 square feet or 0.275 acre more or less.

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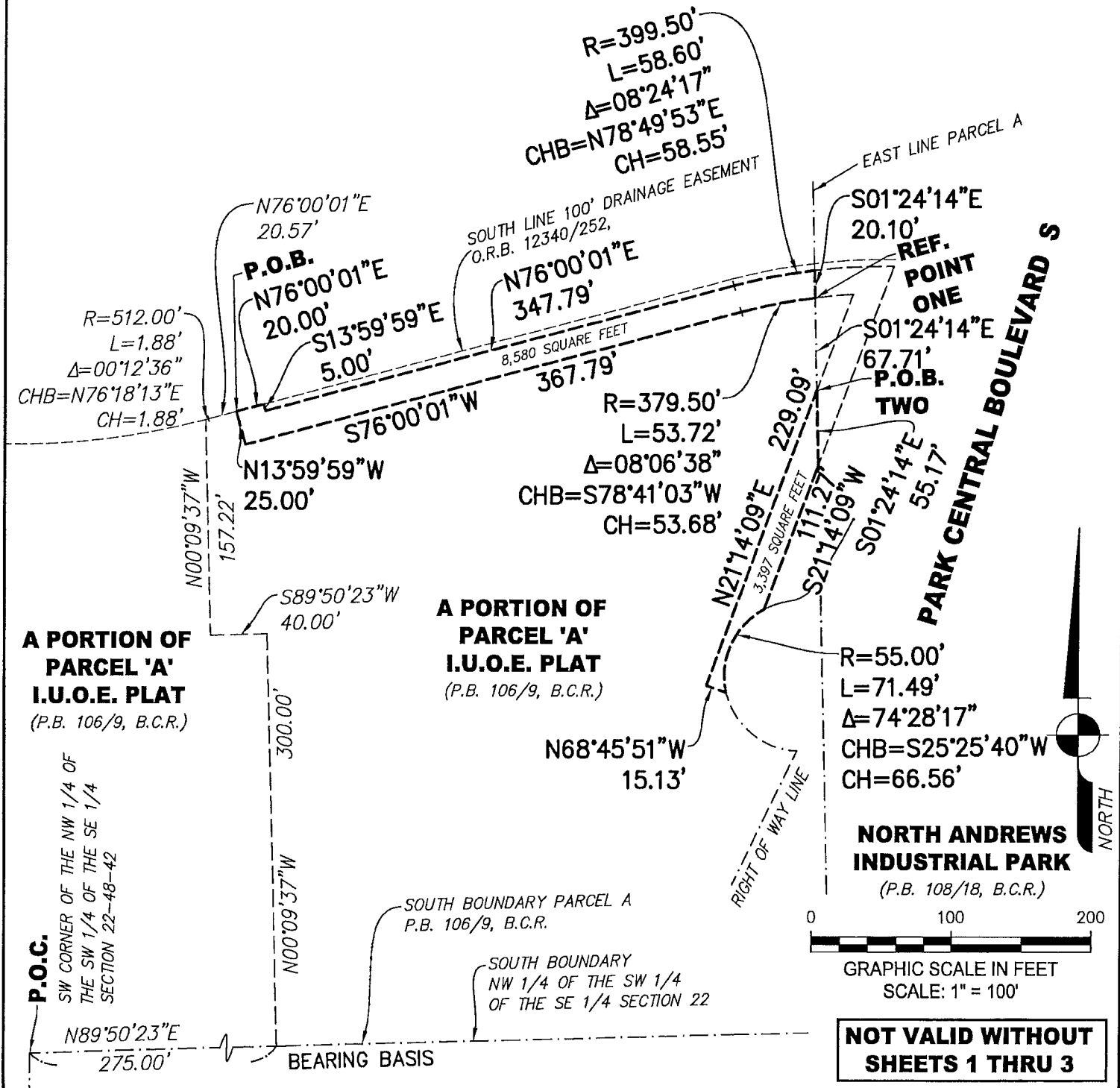
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F.B.	-- PG. --
SHEET:	2 OF 3

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 TO BE VACATED
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 BROWARD COUNTY, FLORIDA



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F.B. -- PG. --	
SHEET:	3 OF 3

Broward County Engineering Division
Right of Way Section
1 North University Drive, Suite 3008
Plantation, Fl. 33324-2038

- 2024 V-09
- Right of way approved - Public R/W
- Right of way approved - Private Road

By: Jorge Sobrino Date: 01/13/25
Sanchez