

PROPOSED

RESOLUTION NO.

1 A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF BROWARD
2 COUNTY, FLORIDA, AUTHORIZING A PUBLIC HEARING REGARDING PETITION NO.
3 2024-V-06; RELEASING A 12-FOOT-WIDE UTILITY EASEMENT (OFFICIAL
4 RECORDS BOOK 13068, PAGE 468); AND DIRECTING THE CLERK TO PUBLISH
5 NOTICE OF SUCH HEARING.

6
7 WHEREAS, it has been requested that the Board of County Commissioners of
8 Broward County, Florida ("Board"), release a 12-foot-wide utility easement recorded at
9 Book 13068, Page 468, of the Official Records of Broward County, Florida, and generally
10 located on the east side of Northeast 17th Avenue between Northeast 32nd Court and
11 Northeast 32nd Place in the City of Pompano Beach, Florida, said lands situate, being,
12 and lying in Broward County, Florida, described in Exhibit A, attached hereto; and

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

16 BE IT RESOLVED by the Board that a Public Hearing shall be held at 10:00 a.m.
17 on December 10, 2024, in Room 422 of the Broward County Governmental Center East,
18 located at 115 South Andrews Avenue, Fort Lauderdale, Florida, to consider the release
19 of this interest.

20 BE IT FURTHER RESOLVED that the Clerk of this Board be and is hereby
21 authorized and directed to publish said notice of public hearing in the Sun-Sentinel

22 newspaper at least two (2) weeks prior to said date, inviting interested persons to appear
23 and be heard at the place and time herein specified.

ADOPTED this day of , 2024. **PROPOSED**

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

By: /s/ Jennifer D. Brown 10/10/2024
Jennifer D. Brown (date)
Assistant County Attorney

By: /s/ Maite Azcoitia 10/10/2024
Maite Azcoitia (date)
Deputy County Attorney

JB/gmb
Resolution Authorizing Public Hearing Release Cresthaven 2024-V-06
10/10/2024
#60053



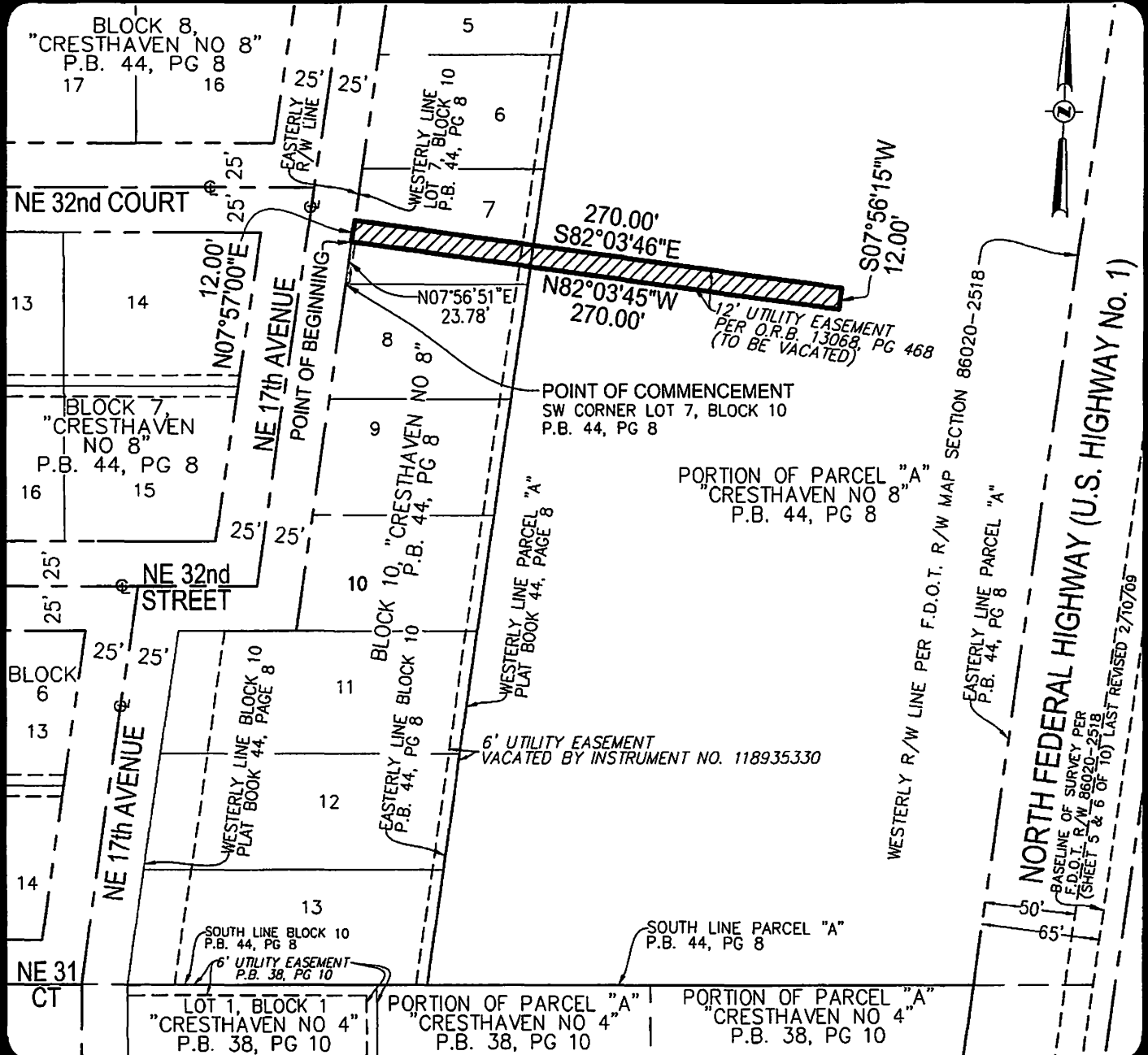
SKETCH AND LEGAL DESCRIPTION

BY
PULICE LAND SURVEYORS, INC.

5381 NOB HILL ROAD
SUNRISE, FLORIDA 33351

TELEPHONE: (954) 572-1777 • E-MAIL: surveys@pulicelandsurveyors.com

CERTIFICATE OF AUTHORIZATION LB#3870



FILE: NF OWNER, LLC
 SCALE: 1"=80' DRAWN: M.M.M.
 ORDER NO. 73074
 DATE: 7/22/24; REV. 9/25/24
 12' UTILITY EASEMENT VACATION
 3207 NORTH FEDERAL HIGHWAY
 POMPANO BEACH, BROWARD COUNTY, FL
 CRESTHAVEN NO. 8

SHEET 2 OF 2 THIS DOCUMENT IS NEITHER FULL NOR COMPLETE WITHOUT SHEETS 1 AND 2

LEGEND:
 ⊕ CENTERLINE
 F.D.O.T. FLORIDA DEPARTMENT OF TRANSPORTATION
 O.R.B. OFFICIAL RECORDS BOOK
 P.B. PLAT BOOK
 PG PAGE
 R/W RIGHT-OF-WAY



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LEGAL DESCRIPTION: 12' WIDE UTILITY EASEMENT BEING VACATED

THAT CERTAIN 12 FOOT WIDE UTILITY EASEMENT FOR WATER AND/OR SANITARY SEWAGE LINES AS RECORDED IN OFFICIAL RECORDS BOOK 13068, PAGE 468, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, BEING A PORTION OF LOT 7, BLOCK 10 AND A PORTION OF PARCEL "A" OF *CRESTHAVEN NO 8*, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 44, PAGE 8 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS;

COMMENCE AT THE SOUTHWEST CORNER OF SAID LOT 7; THENCE ALONG THE WESTERLY BOUNDARY LINE OF SAID LOT 7, ALSO BEING THE EASTERLY RIGHT-OF-WAY LINE OF NORTHEAST 17TH AVENUE THE FOLLOWING TWO (2) DESCRIBED COURSES AND DISTANCES; (1) NORTH 07°56'51" EAST 23.78 FEET TO THE POINT OF BEGINNING; (2) NORTH 07°57'00" EAST 12.00 FEET; THENCE SOUTH 82°03'46" EAST 270.00 FEET; THENCE SOUTH 07°56'15" WEST 12.00 FEET; THENCE NORTH 82°03'45" WEST 270.00 FEET TO THE POINT OF BEGINNING.

SAID EASEMENT LYING AND BEING IN THE CITY OF POMPANO BEACH, BROWARD COUNTY, FLORIDA, CONTAINING 3,240 SQUARE FEET, MORE OR LESS.

NOTES:

1. THIS SKETCH IS NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND SEAL OR AN ELECTRONIC SIGNATURE AND ELECTRONIC SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
2. BEARINGS ARE BASED ON AN ASSUMED MERIDIAN WITH THE EASTERLY RIGHT-OF-WAY LINE OF NE 17TH AVENUE BEING NORTH 07°56'51" EAST.
3. THIS IS NOT A SKETCH OF SURVEY AND DOES NOT REPRESENT A FIELD SURVEY.
4. ALL RECORDED DOCUMENTS ARE PER BROWARD COUNTY RECORDS.

FILE: NF OWNER, LLC

SCALE: N/A

DRAWN: M.M.M.

ORDER NO. 73074

DATE: 7/22/24; REV. 9/25/24

12' UTILITY EASEMENT VACATION

3207 NORTH FEDERAL HIGHWAY

POMPANO BEACH, BROWARD COUNTY, FL

CRESTHAVEN NO. 8

SHEET 1 OF 2

THIS DOCUMENT IS NEITHER FULL NOR COMPLETE WITHOUT SHEETS 1 AND 2
Digitally signed by John F

John F Pulice

Pulice

Date: 2024.09.25 15:49:35

-04'00'

- JOHN F. PULICE, PROFESSIONAL SURVEYOR AND MAPPER LS2691
- VICTOR R. GILBERT, PROFESSIONAL SURVEYOR AND MAPPER LS6274
- MICHAEL M. MOSSEY, PROFESSIONAL SURVEYOR AND MAPPER PSM5660
STATE OF FLORIDA

Broward County Engineering Division
Right of Way Section
1 North University Drive, Suite 300B
Plantation, FL 33324-2036

- 2024-V-06
 Right of way approved - Public R/W
 Right of way approved - Private Road

By: JORGE SORRINO Date: 09/26/24
SANCHEZ