



APOPKA DEVELOPMENT REVIEW COMMITTEE AGENDA

February 5, 2025 9:00 AM

Apopka City Hall Council Chambers

SPECIAL EVENTS

VACATION OF ROW/EASEMENT

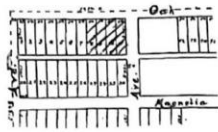
1. VAC-24-2, 220 North Washington Avenue - Vacation of Right of Way(VAC), 2nd Submittal
Owner(s): Angel Garcia and Stan Henry
Applicant(s): Angel Garcia
Location: 122 and 220 North Washington Avenue
Proposed Use: Maintain and beautifying the right of way for safety of the neighborhood.
Project Manager: Amer Hamza
Presented by: Amer Hamza, Planner

DISCUSSION

ADJOURNMENT

Individuals with disabilities needing assistance to participate in any of these proceedings should contact the City Clerk at least two (2) working days in advance of the meeting date and time at (407) 703-1704. F.S. 286.0105 If a person decides to appeal any decision or recommendation made by Council with respect to any matter considered at this meeting, he will need record of the proceedings, and that for such purposes he 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 to be based.

Any opening invocation that is offered before the official start of the Council meeting shall be the voluntary offering of a private person, to and for the benefit of the Council. The views or beliefs expressed by the invocation speaker have not been previously reviewed or approved by the City Council or the city staff, and the City is not allowed by law to endorse the religious or non-religious beliefs or views of such speaker. Persons in attendance at the City Council meeting are invited to stand during the opening ceremony. However, such invitation shall not be construed as a demand, order, or any other type of command. No person in attendance at the meeting shall be required to participate in any opening invocation that is offered or to participate in the Pledge of Allegiance. You may remain seated within the City Council Chambers or exit the City Council Chambers and return upon completion of the opening invocation and/or Pledge of Allegiance if you do not wish to participate in or witness the opening invocation and/or the recitation of the Pledge of Allegiance.

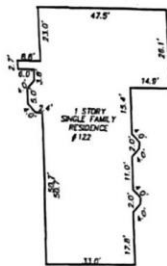


Legal Description

Lots 8, 9, 10 & 11, HIGHLAND PARK DAVIS & MITCHELL ADDITION TO HIGHLAND PARK, according to the plat thereof, as recorded in Plat Book , of the Public records of County, Florida.

Community number: 120180 Panel: 0003
 Suffice: C F.I.R.M. Date: 10/23/81 Flood Zone: C
 Date of field work: 4/16/99 Completion date: 4/16/99

Certified to:
 Stanley E. Henry; Suzanne M. Henry; Del Mar Title Company; First American Title Insurance Company; Alliance Funding, a Division of Superior Bank, FSB, its successors and/or assigns.



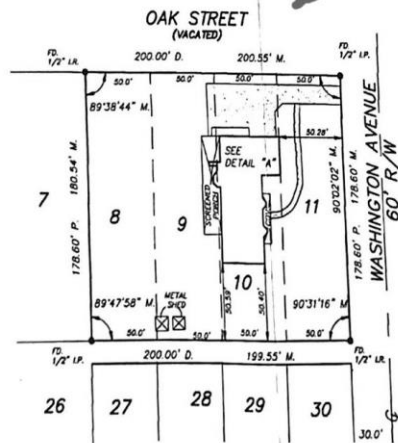
DETAIL "A"
 SCALE: 1"=30'

Property Address:
 122 North Washington Avenue
 Apopka, Florida 32703

Survey number: Y-34931

Notes:

Accepted By:



BOUNDARY SURVEY

LEGEND

WOOD FENCE	2. CENTRAL ANGLE/RETA
WIRE FENCE	3. DEED BOOK
PROPERTY CORNER	4. DESCRIPTION OR REED
WELL	5. DALL HOLE
FIELD MEASURED	6. DRIVEWAY
CELESTIAL	7. ELEVATION
ENCROACHMENT	8. FINISHED FLOOR
CONCRETE	9. FOUND CONCRETE W/OUT
PROPERTY LINE	10. FOUND PAVEMENT-FALON HAS
CONCRETE W/OUT	11. LATCH
FOUND W/OUT	12. LIMITED ACCESS EXISTENT
FOUND W/OUT PIPE	13. NOT TO SCALE
RIGHT OF WAY	14. OFFICIAL RECORDS
NAIL & DISC	15. OFFICIAL RECORDS BOOK
SPRINKLER EXISTENT	16. PERMANENT CONTROL POINT
UTILITY EXISTENT	17. PERMANENT INTERFERENCE W/OUT
UTILITY	18. PAGE
PLAT	19. PLAT PAYMENT
SPRINKLER	20. PLAT BOOK
DISCHARGE UTILITIES	21. POINT OF BEGINNING
POWER POLE	22. POINT OF CONVEYANCE
TRANSFORMER	23. POINT OF LINE
CABLE WIRE	24. POINT OF CURVATURE
WATER METER	25. POINT OF REVERSE CURVE
TELEPHONE FACILITIES	26. POINT OF TANGENCY
CONCRETE AREA	27. RADIUS (RADIAL)
BEARING REFERENCE	28. POINT OF BEGINNING EXISTENT
ON	29. SET W/OUT ROD & CAP
RADIAL	30. SIDEWALK
IRON NAIL	31. TEMPORARY BENCH MARK
A/C	32. TOP OF BANK
BENCH MARK	33. TOP OF BANK
CELESTIAL	34. TOP OF BANK
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- LEGAL DESCRIPTION PROVIDED BY OTHERS
- THE LANDS SHOWN HEREON WERE NOT ATTRACTED FOR EXISTENCE OF OTHER RECORDED ENCUMBRANCES NOT SHOWN ON THE PLAT
- UNDERGROUND PORTIONS OF FOOTINGS FOUNDATIONS OF OTHER IMPROVEMENTS WERE NOT LOCATED
- WELL TIES ARE TO THE FACE OF THE WALL
- NOT VALID UNLESS SEALED WITH THE EXHIBITED SURVEYORS SEAL
- ONLY VISIBLE ENCUMBRANCES LOCATED
- NO IDENTIFICATION FOUND ON PROPERTY CORNERS UNLESS NOTED
- ENCUMBRANCES SHOWN ARE PLAT AND MEASURED UNLESS OTHERWISE SHOWN
- FENCE CORNERS NOT DETERMINED
- ELEVATIONS IF SHOWN ARE BASED UPON N.C. & D. UNLESS OTHERWISE NOTED
- BEARINGS REFERENCED TO LINE NOTED AS B.B.

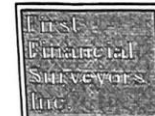
I HEREBY CERTIFY THAT THIS BOUNDARY SURVEY IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY PREPARED UNDER MY DIRECTION

SONES PALM BEACH COUNTY REGISTERED LAND SURVEYOR NO. 2417

SONES CARL MICHAEL SMITH REGISTERED LAND SURVEYOR NO. 2162

SONES ROSE ANGLER REGISTERED LAND SURVEYOR NO. 1527

THIS SURVEY IS INTENDED FOR MORTGAGE OR REFERENCE PURPOSES ONLY. EXCLUSIONS FOR THIS USE BY NOTED TO WHOM IT IS CERTIFIED. THIS SURVEY IS NOT TO BE USED FOR CONSTRUCTION, MECHANICAL, DESIGN OR ANY OTHER USE WITHOUT THE WRITTEN CONSENT OF FIRST FINANCIAL SURVEYORS, INC.



First Financial Surveyors, Inc.
 1101 North Boulevard
 Suite 100
 Apopka, Florida 32703
 (407) 871-1000
 (407) 871-1001
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NOTES:

1. THIS BOUNDARY SURVEY WAS PREPARED FROM TITLE OR OTHER INFORMATION FURNISHED TO THIS SURVEYOR. THERE MAY BE OTHER RESTRICTIONS RECORDED OR UNRECORDED EASEMENTS THAT AFFECT THIS PROPERTY. PROPERTY IS SUBJECT TO ALL TITLE EXCEPTIONS, COVENANTS, RESTRICTIONS, EASEMENTS AND SETBACKS OF RECORD. NO TITLE ABSTRACT PERFORMED BY THIS SURVEYOR. EASEMENTS SHOWN PER PLAT INFORMATION UNLESS NOTED. SUBJECT TO EXCEPTIONS LISTED IN FIDELITY NATIONAL TITLE COMMITMENT NO. 27C170889-229933085, DATED: 04-03-23.
2. NO UNDERGROUND UTILITIES OR IMPROVEMENTS HAVE BEEN LOCATED UNLESS OTHERWISE SHOWN. SEPTIC +/- IF SHOWN.
3. THIS SURVEY IS PREPARED FOR THE SOLE BENEFIT OF THOSE CERTIFIED TO AND SHOULD NOT BE RELIED UPON OR USED BY ANY OTHER ENTITY. SURVEYS ARE NOT TRANSFERABLE.
4. DIMENSIONS SHOWN FOR THE LOCATION OF IMPROVEMENTS HEREON SHOULD NOT BE USED TO RECONSTRUCT BOUNDARY LINES. BOUNDARY BEARINGS AND DISTANCES ARE SHOWN AS PLATTED UNLESS DENOTED AS MEASURED.
5. BEARINGS ARE BASED ON STATE PLANE COORDINATE DATUM AND ON THE LINE SHOWN AS BASE BEARING (BB).
6. BUILDING LINES SHOWN, REPRESENT BUILDING WALLS, EAVES, IF ANY, NOT LOCATED OR SHOWN.
7. NO BUILDING SETBACKS OR BUILDING RESTRICTIONS SHOWN UNLESS PROVIDED TO THIS SURVEYOR.

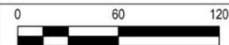
FLOOD ZONE REFERENCE:
PROPERTY APPEARS TO BE LOCATED IN ZONE "X" PER F.I.R.M. MAP PANEL NO. 12095C 0429 H DATED 09-25-09.



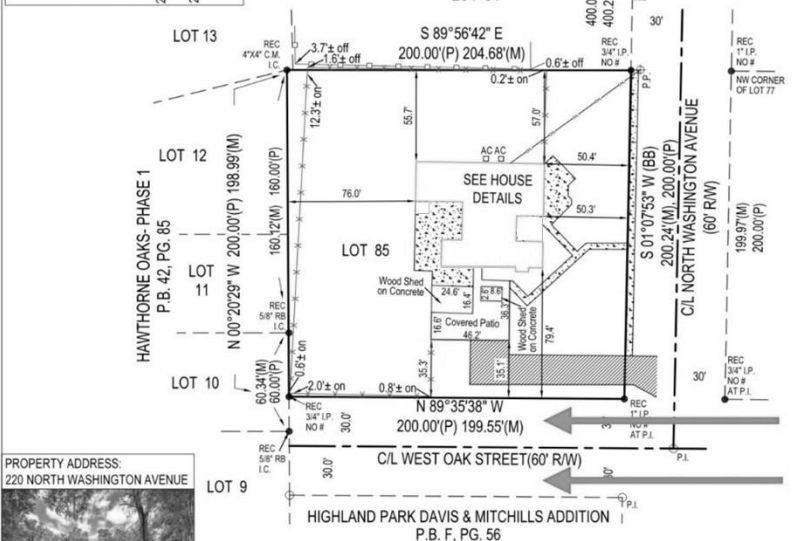
Boundary
And
Mapping
Associates, Inc.

LAND
SURVEYORS
LB 4565

180 INTERNATIONAL PARKWAY
SUITE 170
HEATHROW, FL 32746
PH: (407) 696-1155



BUILDING DETAILS (NOT TO SCALE)



PROPERTY ADDRESS:
220 NORTH WASHINGTON AVENUE



NOTE:
NO EASEMENT INFORMATION
PROVIDED TO THIS SURVEYOR.

DESCRIPTION: LOT 85, LAKESIDE HOMES, ACCORDING TO THE
MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK B, PAGE(S) 69,
OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

CERTIFIED TO:
ANGEL L. GARCIA
MORTGAGE RESEARCH CENTER, LLC, DBA VETERANS UNITED HOME LOANS ISAOA/ATIMA
DESTINATION TITLE, LLC
FIDELITY NATIONAL TITLE INSURANCE COMPANY

JOB NO.: 23-983
DATE:
FIELD: 05-09-23
SIGNED: 05-12-23
DRAWN BY: LD
P.C.: CT
CHECKED BY: RWJ

LEGEND

- REC - RECOVERED
- IP - IRON PIPE
- IC - ILLEGIBLE CAP #
- CM - CONCRETE MONUMENT
- RB - REBAR
- RAD - RADIAL
- NR - NOT RADIAL
- ND - NAIL & DISC
- IP - IRON PIPE
- MR - MEASURED
- QI - PER DESCRIPTION
- OL - ON LINE
- P.C. - POINT OF CURVATURE
- P.T. - POINT OF TANGENCY
- P.O.B. - POINT OF BEGINNING
- P.O.C. - POINT OF COMMENCEMENT
- P.B. - PLAT BOOK
- PG. - PAGE
- O.R.B. - OFFICIAL RECORDS BOOK
- ML - METAL ROD

PREC. POINT OF SURVEY CURVE
R - RADIUS
L - LENGTH OF ARC
S.E. - SEVERELY EASEMENT
U.E. - UTILITY EASEMENT
D.E. - DRAINAGE EASEMENT
L.E. - LANDSCAPE EASEMENT
P.E. - POOL EQUIPMENT
P.P. - POWER POLE
C.F. - CHAIN LINK FENCE LINE +/-
W.F. - WOODEN FENCE LINE +/-
V.F. - VINYL FENCE LINE +/-
A.F. - ALUMINUM FENCE LINE +/-
O.F. - OVERHEAD LINE +/-

This is a digitally signed and sealed drawing of
a boundary survey performed under the direction
of the undersigned. Survey is authorized on or
about the date of the survey shown hereon and
certified only to those persons and/or entities listed
hereon. The boundary survey meets the
minimum technical standards as set forth by the
Florida Board of Professional Surveyors and
Mappers in Chapter 53-17 F.A.C. pursuant to
section 473-027 Florida statutes.

ROCKEY W. JACKSON
PSM 6281

Not valid without the signature and the original raised
seal of a Florida licensed surveyor and mapper.