

ORDINANCE NO. 9821-25

AN ORDINANCE OF THE CITY OF CLEARWATER, FLORIDA, VACATING A PLATTED UTILITY EASEMENT PORTION THEREIN LOT 10, BLOCK 70, ALONG WITH A PORTION OF THE SOUTH 1/2 OF LOT 11, BLOCK 70, MANDALAY, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 14, PAGES 32, AS RECORDED IN THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, PROVIDING AN EFFECTIVE DATE.

WHEREAS, Joseph Capper and Sandra Capper are the owners in fee simple title of real property located at 1086 Eldorado Ave, Clearwater, FL 33767, to which have requested the City to vacate said encumbering platted utility easement portion located therein; and

WHEREAS, the City Council of the City of Clearwater, Florida finds this specific platted easement portion unnecessary for municipal use. Therefore, it is deemed to be in the best interest of the City and the general public that the defined easement portion be vacated; now, therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CLEARWATER, FLORIDA:

Section 1. The following:

This easement portion is further described as follows:

See Exhibits "A" & "B"

Is hereby vacated, closed, and released, and the City of Clearwater releases all rights, title, and interest thereto.

Section 2. The City Clerk shall record this ordinance in the Public Records of Pinellas County, Florida, following adoption.

Section 3. This ordinance shall take effect immediately upon adoption.

PASSED ON FIRST READING

PASSED ON SECOND AND FINAL
READING AND ADOPTED

Bruce Rector
Mayor

Approved as to form:

Attest:

Jerrod Simpson
Senior Assistant City Attorney

Rosemarie Call
City Clerk

FLORIDA SHEET NO. 2 OF 2

Exhibit "B"

Myra James

THIS IS NOT A SURVEY.

SEC. 05, TWP. 29 S., RNG. 15 E.

THERE MAY BE ADDITIONAL RESTRICTIONS AFFECTING THIS PROPERTY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

PINELLAS COUNTY, FLORIDA

DESCRIPTION:

A PORTION OF LOT 10, BLOCK 70, ALONG WITH A PORTION OF THE SOUTH 1/2 OF LOT 11, BLOCK 70, MANDALAY, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 14, PAGE 32, PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SAID LOT 10, BLOCK 70, ALSO BEING A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF ELDORADO AVENUE, THENCE S82°21'25"W, ALONG THE SOUTHERLY LINE OF SAID LOT 10, A DISTANCE OF 105.15 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID SOUTHERLY LINE OF LOT 10, S82°21'25"W, A DISTANCE OF 5.00 FEET TO THE SOUTHWEST CORNER OF SAID LOT 10; THENCE DEPARTING SAID SOUTHERLY LINE, N08°26'57"W, 88.83 FEET ALONG THE WESTERLY LINE OF SAID LOT 10, AND THE WESTERLY LINE OF THE SOUTH 1/2 OF SAID LOT 11, BLOCK 70, TO THE NORTHWEST CORNER OF THE SOUTH 1/2 OF SAID LOT 11; THENCE DEPARTING SAID WESTERLY LINE, N81°46'53"E ALONG THE NORTHERLY LINE OF THE SOUTH 1/2 OF SAID LOT 11, A DISTANCE OF 5.00 FEET; THENCE S08°26'57"E ALONG A LINE PARALLEL TO THE WESTERLY LINE OF SAID LOT 10 AND THE WESTERLY LINE OF THE SOUTH 1/2 OF SAID LOT 11, 88.88 FEET TO THE POINT OF BEGINNING.

CONTAINING 444 SQUARE FEET OR 0.01 ACRES, MORE OR LESS.

NOTES:

1. BEARINGS FOR THIS SKETCH OF DESCRIPTION ARE ASSUMED AND ROTATED TO THE EASTERLY BOUNDARY LINE OF LOT 10, BLOCK 70, MANDALAY, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 14, PAGE 32, IN THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, ALSO BEING THE WESTERLY RIGHT-OF-WAY LINE OF ELDORADO AVENUE. SAID ASSUMED BEARING IS S08°48'30"E.
2. ADDITIONS OR DELETIONS TO SURVEY MAPS OR REPORTS BY OTHER THAN THE SIGNING PARTY OR PARTIES IS PROHIBITED.
3. THIS SKETCH OF DESCRIPTION IS BASED ON U.S. SURVEY FEET.
4. THIS SKETCH OF DESCRIPTION WAS PREPARED WITHOUT THE BENEFIT OF AN ABSTRACT OF TITLE AND MAY BE SUBJECT TO EASEMENTS, RESTRICTIONS, RIGHTS-OF-WAY AND OTHER MATTERS OF RECORD. THE GEOMETRY AS DESCRIBED ON THE RECORDED DOCUMENTS AS NOTED HEREIN AND IS SUBJECT TO AN ACCURATE FIELD BOUNDARY SURVEY.

TRANSYSTEMS

565 SOUTH HERCULES AVENUE
CLEARWATER, FL 33764
PHONE 727.822.4151
WWW.TRANSYSTEMS.COM
LICENSED BUSINESS NUMBER 8103

THIS DOCUMENT IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OR THE DIGITAL SIGNATURE OF THE FLORIDA LICENSED SURVEYOR AND MAPPER SHOWN HEREON.



Frederick S
Bachmann
2024.12.10
15:11:44
-05'00'

FREDERICK S. BACHMANN, PLS, PLS 5174

UTILITY EASEMENT
1086 ELDORADO AVENUE
CLEARWATER, FL

PINELLAS COUNTY

FLORIDA

PROJECT NO. 314225700

DATE: 12/2/2024

DRAWN: YV

SCALE: 1" = 20'

SHEET NO. 1 OF 2