

RESOLUTION NO. 2018 - _____

**A RESOLUTION OF INDIAN RIVER COUNTY, FLORIDA, RELEASING
A PORTION OF A UTILITY EASEMENT ON PARCEL B, POINTE WEST EAST
VILLAGE PHASE 1 PD**

WHEREAS, Indian River County has an interest in a utility easement on Parcel B, Pointe West East Village Phase 1 PD; and

WHEREAS, the retention of a portion of the easement, as described below, serves no public purpose;

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Indian River County, Florida that:

INDIAN RIVER COUNTY DOES HEREBY RELEASE and abandon all right, title, and interest that it may have in the following described easement portion:

See attached Exhibit A, Legal Description and Sketch

This partial release of easement is executed by Indian River County, a political subdivision of the State of Florida, whose mailing address is 1801 27th Street, Vero Beach, Florida 32960.

THIS RESOLUTION was moved for adoption by Commissioner _____, seconded by Commissioner _____, and adopted on the _____ day of _____ 2018, by the following vote:

Chairman Peter D. O'Bryan	_____
Vice-Chairman Bob Solari	_____
Commissioner Susan Adams	_____
Commissioner Joseph E. Flescher	_____
Commissioner Tim Zorc	_____

The Chairman declared the resolution duly passed and adopted this _____ day of _____, 2018.

**BOARD OF COUNTY COMMISSIONERS
OF INDIAN RIVER COUNTY, FLORIDA**

By: _____
Peter D. O'Bryan, Chairman

ATTEST: Jeffrey R. Smith, Clerk of Court and Comptroller

By: _____
Deputy Clerk

RESOLUTION NO. 2018 - _____

APPROVED AS TO LEGAL FORM:

County Attorney

ease.bccdoc
proj/apl. no. 99070081/80258

Cc: Applicant:

DR HORTON, INC.
1430 CULVER DRIVE NE
PALM BAY, FL 32907

Exhibit A

Legal Description and Sketch for an Utility Easement Abandonment Point West East Village Site Section 7, Township 33, South, Range 39 East Indian River County, Florida

Sheet 1 of 2

Not Valid Without All Sheets

SURVEYORS NOTES

- 1) THE BEARING BASIS FOR THIS SKETCH IS THE EAST FIGHT-OF-WAY LINE OF EAST VILLAGE DRIVE WHICH BEARS $00^{\circ}06'28''$ W.
- 2) THIS SKETCH EXISTS SOLELY FOR THE PURPOSE OF ILLUSTRATING THE LEGAL DESCRIPTION TO WHICH IT IS ATTACHED.
- 3) ALL DIMENSIONS ARE CALCULATED UNLESS OTHERWISE NOTED.
- 4) THIS SKETCH MEETS THE STANDARD PRACTICES FOR SURVEYING AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

LEGEND

R/W	RIGHT-OF-WAY
NO.	NO.
R	RADIUS
L	LENGTH
CH	CHORD DISTANCE
CB	CHORD BEARING
P.C.	POINT OF CURVATURE
P.T.	POINT OF TANGENCY
Δ	DELTA

LEGAL DESCRIPTION

A PORTION OF PARCEL B, POINTE WEST EAST VILLAGE PHASE 1 PD AS RECORDED IN PLAT BOOK 22, PAGE 59 OF THE PUBLIC RECORDS OF INDIAN RIVER COUNTY AND BEING A PORTION OF A 60 FOOT UTILITY EASEMENT AS RECORDED IN OFFICIAL RECORDS BOOK 2166, PAGE 1983, PUBLIC RECORDS OF INDIAN RIVER COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

COMMENCING AT THE SOUTHEAST CORNER OF PARCEL 3A OF SAID POINT WEST EAST VILLAGE PHASE 1 PD; THENCE NORTH $89^{\circ}53'32''$ EAST A DISTANCE OF 50.00 FEET TO THE EAST RIGHT-OF-WAY LINE OF EAST VILLAGE DRIVE AS SHOWN ON THE PLAT OF POINTE WEST EAST VILLAGE PHASE 1 SOUTH PD AS RECORDED IN PLAT BOOK 27, PAGE 90 OF THE PUBLIC RECORDS OF INDIAN RIVER COUNTY, FLORIDA AND THE POINT OF BEGINNING; THENCE CONTINUE NORTH $89^{\circ}53'32''$ EAST A DISTANCE OF 30.00 FEET; THENCE SOUTH $00^{\circ}06'28''$ EAST AND PARALLEL WITH THE SAID EAST RIGHT OF WAY LINE, A DISTANCE OF 552.45 FEET TO A POINT OF CURVATURE OF A CIRCULAR CURVE; THENCE SOUTHEASTERLY ALONG SAID CURVE, HAVING A RADIUS OF 20.00 FEET, THROUGH A CENTRAL ANGLE OF $20^{\circ}36'13''$, FOR AN ARC LENGTH OF 7.19 FEET, SAID CURVE IS SUBTENDED BY A CHORD OF 7.19 FEET THAT BEARS SOUTH $10^{\circ}24'28''$ EAST; THENCE SOUTH $69^{\circ}17'32''$ WEST AND RADIAL TO THE LAST CURVE, A DISTANCE OF 28.40 FEET TO AN INTERSECTION WITH THE SAID EAST RIGHT-OF-WAY LINE OF EAST VILLAGE DRIVE; THENCE NORTH $20^{\circ}42'28''$ WEST ALONG SAID EAST RIGHT OF WAY LINE A DISTANCE OF 8.80 FEET TO A POINT OF CURVATURE OF A CIRCULAR CURVE; THENCE CONTINUE ALONG SAID EAST RIGHT OF WAY AND NORTHWESTERLY ALONG SAID CURVE, HAVING A RADIUS OF 25.00 FEET, THROUGH A CENTRAL ANGLE OF $20^{\circ}36'00''$, FOR AN ARC LENGTH OF 8.99 FEET TO A POINT OF TANGENCY; THENCE CONTINUE ALONG SAID EAST RIGHT OF WAY LINE NORTH $00^{\circ}06'28''$ WEST, A DISTANCE OF 552.45 FEET TO THE POINT OF BEGINNING.

CONTAINING 16,937.50 SQUARE FEET OR 0.39 ACRES, MORE OR LESS.

SKETCH OF LEGAL DESCRIPTION
"This is NOT a Boundary Survey"

Drawn by: C/JG
Checked by: DT

File name
7036.PLT

Date
09/21/2017

Scale
N/A

Drawing Name
7036PLATLEGAL



Masteller, Moler & Taylor, Inc.

PROFESSIONAL SURVEYORS AND MAPPERS

LAND SURVEYING BUSINESS #4644

1655 27th Street, Suite 2 Vero Beach, Florida 32960

Phone: (772) 564-8050 Fax: (772) 794-0647

NOT VALID WITHOUT THE SIGNATURE AND
THE ORIGINAL RAISED SEAL OF A FLORIDA
LICENSED SURVEYOR AND MAPPER.

DAVID TAYLOR P.L.S. 5243

Exhibit A

Legal Description and Sketch for an Utility Easement Abandonment Point West East Village Site Section 7, Township 33, South, Range 39 East Indian River County, Florida

Sheet 2 of 2

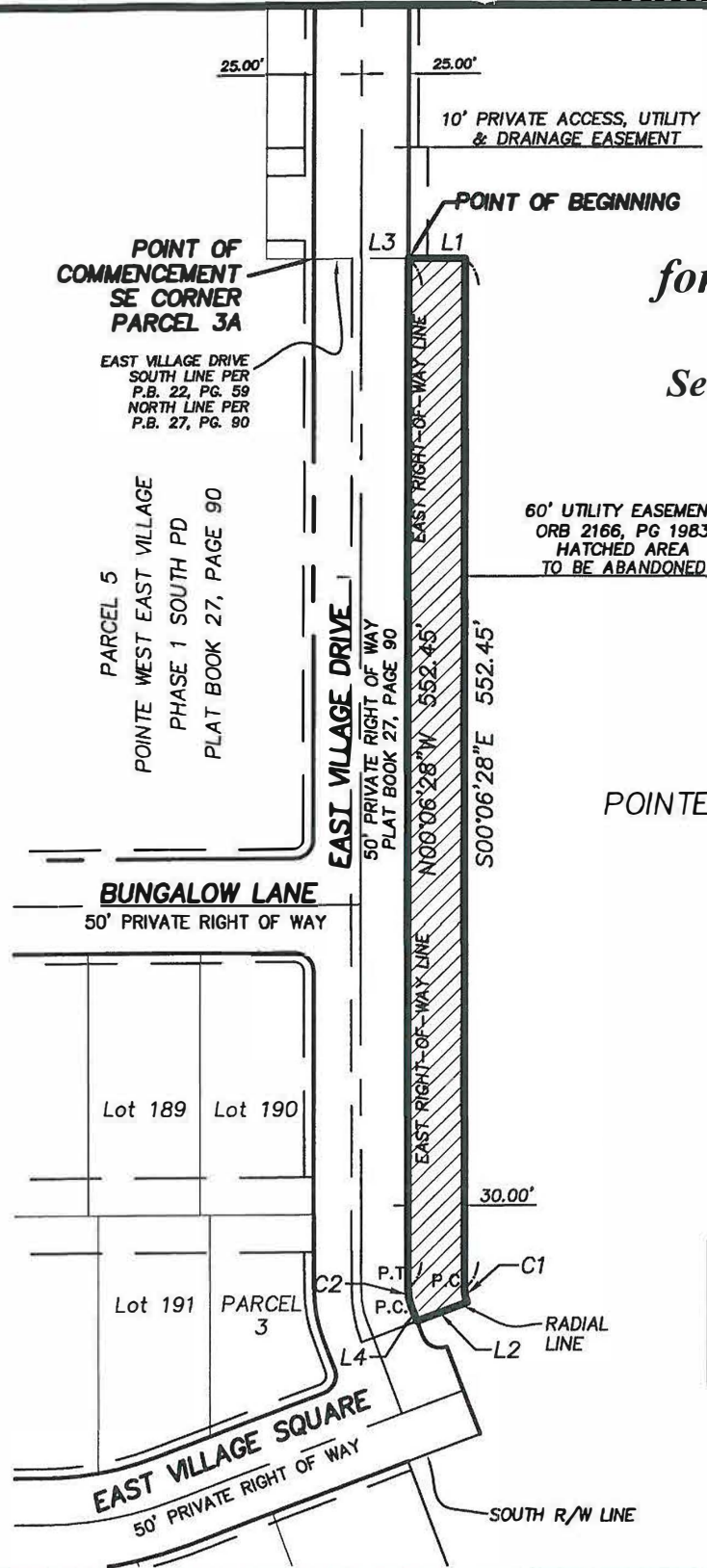
Not Valid Without All Sheets



PARCEL B
POINTE WEST EAST VILLAGE PHASE I, PD
PLAT BOOK 22, PAGE 59

Line Table		
Line #	Length	Direction
L1	30.00'	N89° 53' 32"E
L2	28.40'	S69° 17' 32"W
L3	50.00'	N89° 53' 32"E
L4	8.80'	N20° 42' 28"W

Curve Table					
Curve #	Length	Radius	Delta	Chord	CHB
C1	7.19'	20.00'	020°36'00"	7.19'	S10°24'28"E
C2	8.99'	25.00'	020°36'00"	8.99'	N10°24'28"W



SKETCH OF LEGAL DESCRIPTION
"This is NOT a Boundary Survey"

Drawn by: CJG	Checked by: DT	File name 7036.PLT	Date 09/21/2017	Scale 1"=100'	Drawing Name 7036PLATLEGAL
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