

REVIEW AND APPROVAL OF VACATION PETITION APPLICATION

Date: December 18, 2018

To: Office of County Attorney Attention: Maite Azcoitia, Office of County Attorney

From: Planning & Development Management Division

Subject: Vacation Petition No. 2018-V-09

Petitioner(s): Southern Homes of Davie IV, LLC.

Agent for Petitioner(s): Leigh Robinson Kerr & Associates, Inc.

Type: Chapter 25.99 - Vacate Plat or any Portion Thereof
 Chapter 25.100 - Abandon Street, Alleyway, Road or Other Travel Place
 Chapter 25.101 - Release Public Easement or Private Platted Easement

Project: Easement Right-of-Way Other

Pursuant to Florida Statute Chapter 177.101 and Broward County Administrative Code Chapters 25.99, 25.100 and 25.101, the following determined that the requested vacation petition would not affect the ownership or right of convenient access of persons owning other parts of the subdivision:

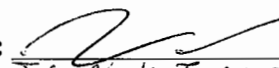
Designated Review Agencies and Organizations _____ Date: December 18, 2018

Required Documentation:

- Vacation Petition Application Date Accepted: 1-8-2018
- File Fee (made payable to Broward County Board of Commissioners and deposited)
- Certificate of Real Estate Taxes Paid [Revenue Collection Division] Date: 7-2-2018
- Petitioner Notice of Intent Published: 1-14-2018 and 1-21-2018
- Notice of Intent Letter to Town of Davie, Dated: 12-5-2017
- Property Location Municipality Town of Davie Municipal Service District
- Sketch and Legal Description by: Carnahan Proctor Cross, Inc.
- Location Map and Location Sketch
- Aerial Photograph and Section Map
- Plat, if applicable Certified Copy
- Written Consent of All Abutting Owners in Plat, if applicable
- Certificate or Opinion of Title: Updated Title to be provided prior to Public Hearing Date.
- Documentation of all reviewers responding "no objection/no comment"
- Waivers of Objection by Utility Companies
- Affidavit of Posting of Notice of Vacation Signage
- Draft Resolution to Set Public Hearing
- Draft Resolution of Adopted Vacation

Comments: Approved subject to the Office of the County Attorney's receipt, review, and approval of a Title Certificate dated within 45 days prior to the Public Hearing.

Reviewed and Approved as to Form by: _____


Joseph K. Sarne

Date: 01/03/2019

Assistant County Attorney

Reviewed and Approved as to Form by: _____

Date: _____

Assistant County Attorney



**Public Works Department
REAL PROPERTY SECTION**
115 South Andrews Avenue (Room 326)
Ft. Lauderdale, FL 33301
Phone 954-357-6826 FAX 954-357-6292

EXHIBIT 1
Millcreek Easements x 3
Office Use Only
Date Application Accepted:
1-8-2018

Application Number: 2018-V-09

APPLICATION FOR VACATION AND ABANDONMENT

- A. Vacation of Plats, or any Portion Thereof (BCAC 25.99)
- B. Abandonment of Streets, Alleyways, Roads or Other Places Used for Travel (BCAC 25.100)
- C. Release of Public Easements and Private Platted Easements or Interests (BCAC 25.101)

PETITIONER INFORMATION

Petitioners (Owners):

Petitioner 1: SOUTHERN HOMES OF DAVIE IV LLC	Folio(s): 504021110010
Address: 9900 SW 107 AVE	Phone: 305-971-0102 x.106
Address (cont'd): STE 103	Fax: N/A
City, State Zip: MIAMI FL 33176	Email: hgarcia@SHcommunities.com

Important: Proof of Property Ownership required.
Note: For Co-Petitioners/Owners, complete additional Petitioner/Owner Information page(s).

AGENT INFORMATION

Agent for Petitioners:

Contact Person: Leigh R. Kerr, Leigh Robinson Kerr & Associates, Inc.	Phone 1: 954-467-6308
Address: 808 E. Las Olas Blvd. #104	Phone 2: n/a
Address (cont'd):	Fax: 954-467-6309
City, State Zip: Fort Lauderdale, FL 33301	Email: lkerr808@bellsouth.net

Notes: Proof of Agent Authorization by Petitioners required.

PROPERTY INFORMATION

Vacation Requested: (brief description) Vacate 30-ft drainage easement, 10-ft utility easement, and 10-ft landscape buffer easement on the Millcreek Ranches Plat (174/110).

Section: 21 Township: 50S Range: 40E

Approximate Street Address: West of SW 148th Avenue, North of SW 31st Ct, Davie 33331

Location: Municipality Town of Davie Unincorporated Broward County

Folio Number(s): 5040211100-10

Plat: Millcreek Ranches Plat (PB 174/PG 110)

Surveyor/Mapper:

Legal Description Attached: Full Short Zoning: R3 Land Use: Res (3)

Reason for Vacation (be specific): Vacate easements to facilitate proposed residential development. (18 SF DU's)

First Application? Yes No If No, previous Application No:

NOTE: Please type/print clearly. Application must be complete and accurate for acceptance.

ADDITIONAL PETITIONER INFORMATION

Petitioner 2:	Folio(s):
Address:	Phone:
Address (cont'd):	Fax:
City, State Zip:	Email:

ADDITIONAL PETITIONER INFORMATION

Petitioner 3:	Folio(s):
Address:	Phone:
Address (cont'd):	Fax:
City, State Zip:	Email:

ADDITIONAL PETITIONER INFORMATION

Petitioner 4:	Folio(s):
Address:	Phone:
Address (cont'd):	Fax:
City, State Zip:	Email:

ADDITIONAL PETITIONER INFORMATION

Petitioner 5:	Folio(s):
Address:	Phone:
Address (cont'd):	Fax:
City, State Zip:	Email:

ADDITIONAL PETITIONER INFORMATION

Petitioner 6:	Folio(s):
Address:	Phone:
Address (cont'd):	Fax:
City, State Zip:	Email:

ADDITIONAL PETITIONER INFORMATION

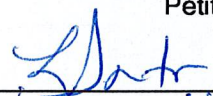
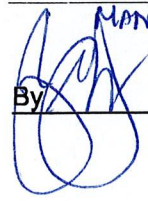
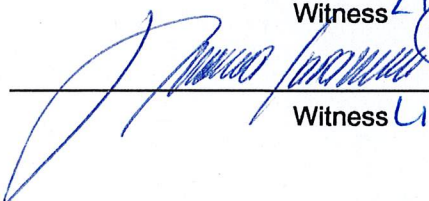
Petitioner 7:	Folio(s):
Address:	Phone:
Address (cont'd):	Fax:
City, State Zip:	Email:

ADDITIONAL PETITIONER INFORMATION

Petitioner 8:	Folio(s):
Address:	Phone:
Address (cont'd):	Fax:
City, State Zip:	Email:

The undersigned Petitioner(s) has fully reviewed the Instructions concerning the Application for Vacation and Abandonment and understands that the Application must be complete and accurate prior to Broward County acceptance and review. The undersigned hereby petitions the Broward County Board of County Commissioners to vacate and abandon the property described herein. By signing as Petitioner(s), the undersigned certifies authenticity of ownership and, when applicable, authorizes the Agent to be its representative in this Application to Vacate and Abandon process.

PETITIONER/OWNER(S)

<u>6/27/17</u>	<u>Southern Home of Davie LLC</u>	<u>Hector Garcia CEO Southern Home Management Corp.</u>
Date	Petitioner	MANAGER (print name)
	<u>Lisseth Souto</u>	
Witness		By (signature)
	<u>Lilliana Jaramillo</u>	<u>Hector Garcia</u>
Witness		(print signer's name)

_____	_____	_____
Date	Petitioner	(print name)
_____	_____	_____
Witness		By (signature)
_____	_____	_____
Witness		(print signer's name)

PETITIONER ACKNOWLEDGMENT (By Individual)

State Florida
County Miami Dade

I hereby certify that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments,

Nector Garcia
(name), who being first duly sworn by me this day, depose and state that s/he is the Petitioner in the foregoing Application for Vacation and Abandonment.

The foregoing instrument was acknowledged before me this 27 day of June 2017 by Nector Garcia who is personally known to me or has produced _____ as identification.

NOTARY
(SEAL)

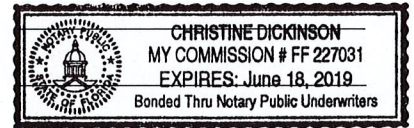
Christine Dickinson

Print Name: CHRISTINE DICKINSON

Notary Public in and for the County and State last aforesaid.

My Commission Expires:

Serial No., if any:



PETITIONER ACKNOWLEDGMENT (By Business or Government Entity)

State Florida

County Miami-Dade County

I hereby certify that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments, Hector Garcia

_____ (name)

as CEO Southern Homes Management Corp, MANAGER _____ (title)

of Southern Homes of Davie LLC _____ (name of entity),

a Limited Liability Company _____ (type of corporation/partnership/government),

, on behalf of the business or government entity, who being first duly sworn by me this day, deposes and states that s/he is authorized on behalf of the business or government entity as Petitioner(s) in the foregoing Application for Vacation and Abandonment.

The foregoing instrument was acknowledged before me this 27th day of June

2017, by Hector Garcia

who is personally known to me or has produced _____ as identification.

NOTARY
(SEAL)

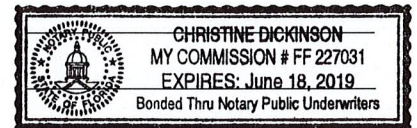
Christine Dickinson

Print Name: CHRISTINE DICKINSON

Notary Public in and for the County and State last aforesaid.

My Commission Expires:

Serial No., if any:



AFFIDAVIT TO AUTHORIZE PETITIONER(S) AGENT

I/We, Hector Garcia, CEO, Southern Homes Management Corp, Manager of
Southern Homes of Davie IV LLC, the property owner(s)
of property to be vacated in the subject Application for Vacation and Abandonment, being duly sworn, depose(s) and say
(s):

1. That I/we am/are the owner(s) and record title holder(s) of the lands that are to be vacated and abandoned.
my/our Folio Number(s) is/are as follows: 504021110020
2. That I/we do hereby appoint the following Agent to act on my/our behalf in the processing of the subject
Application for Vacation and Abandonment to Broward County Board of Commissioners:

Name: Leigh Robinson Kerr & Associates, Inc.
 Address: 808 E. Las Olas Blvd. #104
 City, State Zip: Fort Lauderdale, FL 33301
 Telephone: 954-467-6308
 Contact Person: Leigh R. Kerr, AICP, President

Southern Homes of Davie IV LLC
 Name of Petitioner/Owner(s)

By [Signature]
 (signature)

Hector Garcia, CEO Southern Homes Management Corp, Manager
 (print name)

21 day of June, 20 17

State Florida

County Miami Dade County

The foregoing instrument was acknowledged before me this 21st day of June
 20 17, by Hector Garcia
 who is personally known to me or has produced _____
 as identification.

NOTARY
(SEAL)

Print Name: Christine Dickinson
CHRISTINE DICKINSON

Notary Public in and for the County and State last aforesaid.

My Commission Expires:

Serial No., if any:

