

APPROVED  
BY ORANGE COUNTY BOARD  
OF COUNTY COMMISSIONERS

JUN 02 2015 CS/BS

# RESOLUTION

*of the*  
ORANGE COUNTY BOARD OF COUNTY COMMISSIONERS  
*regarding*  
**AUTHORIZATION TO CONVEY CERTAIN  
COUNTY PROPERTY INTERESTS TO  
THE SCHOOL BOARD OF ORANGE COUNTY, FLORIDA**

**Resolution No. 2015-M-15**

WHEREAS, Orange County (the "County"), a political subdivision of the State of Florida, pursuant to its home rule power and Section 125.38 of the Florida Statutes (2014), has authority to determine that certain County property is not needed for County purposes and to convey said property, for nominal price or otherwise, to the State or any political subdivision or agency thereof, such as the School Board of Orange County, Florida (the "School Board"); and

WHEREAS, pursuant to the requirements of that certain Lake Reams Neighborhood PD Agreement, approved by the Orange County Board of County Commissioners on August 25, 1998, as amended on May 25, 2005, (the "APF Agreement") the County acquired certain real property to be used as adequate public facilities including public schools; and

WHEREAS, the School Board has requested that the County convey certain land to be used by the School Board for construction of a public school; and

WHEREAS, the real property described on Exhibit "A" of this Resolution (hereinafter the "Property") was acquired by the County pursuant to said APF Agreement; and

WHEREAS, the County has determined that the Property is properly the subject of conveyance to the School Board, and such conveyance is in the public interest; and

WHEREAS, the School Board is qualified, as a public agency under the laws of the State of Florida, to receive this County property pursuant to Section 125.38, Florida Statutes (2014).

**NOW THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF ORANGE COUNTY:**

1. The Board hereby determines that the Property is not needed for County purposes and that it is in the best interest of Orange County that its interests in the Property be conveyed to the School Board for use as a public school site and related purposes.

2. The Board hereby directs that all of the County's right, title and interest in the Property be conveyed to the School Board for the consideration of ONE DOLLAR, and that the Orange County Mayor execute and deliver a Statutory County Deed to effectuate such conveyance.

3. The Board hereby directs that a certified copy of this Resolution shall be forwarded forthwith to the School Board.

4. This Resolution shall become effective upon its adoption by the Board.

ADOPTED on JUN 02 2015.



ORANGE COUNTY, FLORIDA

By: Board of County Commissioners

By: *Teresa Jacobs*

Teresa Jacobs

Orange County Mayor

**ATTEST:** Martha O. Haynie, as County Comptroller  
and Clerk to the Board of County Commissioners

By: *Katie Smith*  
Deputy Clerk

**Katie Smith**

Printed Name

# SKETCH OF DESCRIPTION

SHEET 1 OF 3

## APF School Site

A parcel of land lying in the East 1/2 of Section 36, Township 23 South, Range 27 East. Orange County, Florida.

Being more particularly described as follows:

COMMENCE at the most Southerly corner of Tract ZZ, WINDERMERE TRAILS PHASE 1, as recorded in Plat Book 76, Pages 76 through 89 of the Public Records of Orange County, Florida; thence run South 39°05'20" East for a distance of 50.00 feet to the POINT OF BEGINNING, also being a point on a non tangent curve concave Northwesterly and having a radius of 1271.50 feet, a chord bearing of North 42°29'17" East and a chord length of 372.49 feet; thence run Northeasterly along said curve through a central angle of 16°50'44" for an arc distance of 373.84 feet to a point of reverse curvature of a curve concave Southeasterly and having a radius of 1478.50 feet a chord bearing of North 43°46'57" East and a chord length of 499.09 feet; thence run Northeasterly along said curve through a central angle of 19°26'03" for an arc distance of 501.49 feet to a point of tangency; thence run North 53°29'59" East for a distance of 253.89 feet; thence run South 36°30'01" East for a distance of 645.26 feet to a point of curvature of a curve concave Westerly and having a radius of 5.00 feet a chord bearing of South 08°26'10" West and a chord length of 7.06 feet; thence run Southerly along said curve through a central angle of 89°52'23" for an arc distance of 7.84 feet to a point on the Northerly right-of-way line of Silverlake Park Drive per aforesaid plat of WINDERMERE TRAILS PHASE 1, also being a point of reverse curvature of a curve concave Southeasterly and having a radius of 2250.00 feet a chord bearing of South 49°55'42" West and a chord length of 270.36 feet; thence run Southwesterly along said Northerly right-of-way line and said curve through a central angle of 6°53'19" for an arc distance of 270.52 feet to a point of reverse curvature of a curve concave Northwesterly and having a radius of 3500.00 feet, a chord bearing of South 51°53'11" West and a chord length of 659.07 feet; thence run Southwesterly along said curve through a central angle of 10°48'18" for an arc distance of 660.05 feet to a point of reverse curvature of a curve concave Southeasterly and having a radius of 1500.00 feet a chord bearing of South 54°18'27" West and a chord length of 156.04 feet; thence run Southwesterly along said curve through a central angle of 5°57'47" for an arc distance of 156.12 feet to a point of reverse curvature of a curve concave Northerly and having a radius of 5.00 feet, a chord bearing of North 83°46'10" West and a chord length of 7.06 feet; thence departing aforesaid Northerly right-of-way line run Northwesterly along said curve through a central angle of 89°48'35" for an arc distance of 7.84 feet to a point of tangency, also being a point on the Easterly right-of-way line of Powder Ridge Trail per aforesaid plat of WINDERMERE TRAILS PHASE 1; thence run North 38°51'52" West along said Easterly right-of-way line for a distance of 518.52 feet to a point of curvature of a curve concave Easterly and having a radius of 5.00 feet, a chord bearing of North 06°01'24" East and a chord length of 7.06 feet thence run Northerly along said curve through a central angle of 89°46'32" for an arc distance of 7.83 feet to aforesaid POINT OF BEGINNING.

Contains 15.84 acres more or less.



16 East Plant Street  
Winter Garden, Florida 34787 • (407) 854-5355

### SURVEYOR'S NOTES:

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

BEARINGS SHOWN HEREON ARE BASED ON THE SOUTH LINE OF THE NORTHEAST 1/4 OF SECTION 36-23-27 AS BEING AN ASSUMED BEARING OF SOUTH 89°48'50" WEST FOR ANGULAR DESIGNATION ONLY.

JOB NO. 25277  
DATE: 03-19-06  
SCALE: 1" = 200 FEET  
FIELD BY: N/A

CALCULATED BY: JLR  
DRAWN BY: PJR  
CHECKED BY: EGT

sk28  
REV 1-10-12

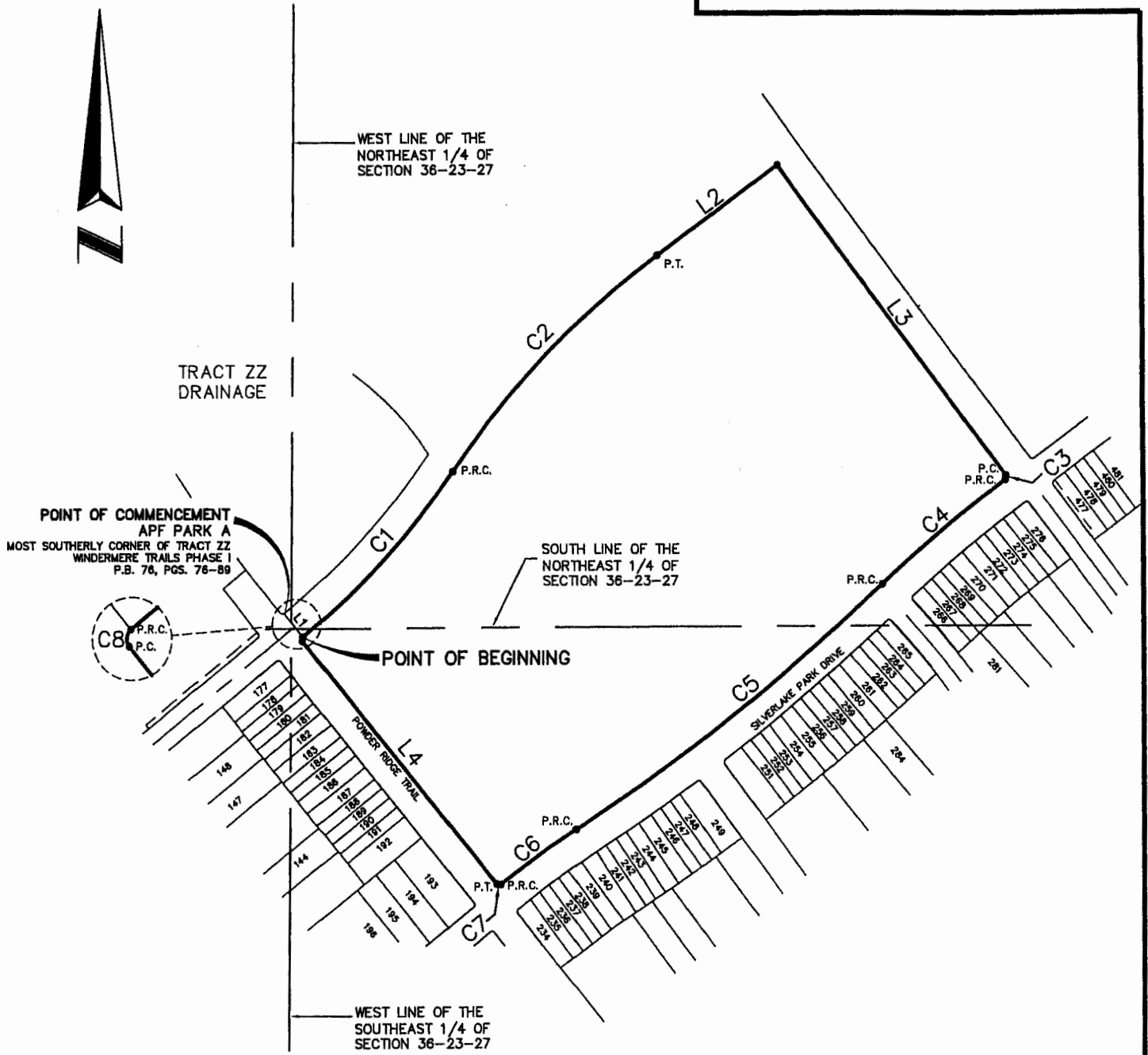
FOR THE LICENSED BUSINESS OF 8723 BY:

JAMES L. RICKMAN, P.S.M. # 5633

# SKETCH OF DESCRIPTION

SHEET 2 OF 3

APF SCHOOL SITE



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**THIS IS NOT A SURVEY:**

P.B. DENOTES PLAT BOOK  
P.G.S. DENOTES PAGES  
P.N.T. DENOTES POINT ON NON TANGENT CURVE

⊙ DENOTES CHANGE IN DIRECTION  
R/W DENOTES RIGHT-OF-WAY  
C DENOTES CENTERLINE  
P.C. DENOTES POINT OF CURVATURE  
P.T. DENOTES POINT OF TANGENCY  
P.R.C. DENOTES POINT OF REVERSE CURVATURE  
P.C.C. DENOTES POINT OF COMPOUND CURVATURE

sk28  
REV 1-10-12

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# SKETCH OF DESCRIPTION

SHEET 3 OF 3

APF SCHOOL SITE

LINE TABLE		
LINE	LENGTH	BEARING
L1	50.00'	S39°05'20"E
L2	253.89'	N53°29'59"E
L3	645.26'	S36°30'01"E
L4	518.52'	N38°51'52"W

CURVE TABLE					
CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C1	1271.50'	373.84'	372.49'	N42°29'17"E	16°50'44"
C2	1478.50'	501.49'	499.09'	N43°46'57"E	19°26'03"
C3	5.00'	7.84'	7.06'	S08°26'10"W	89°52'23"
C4	2250.00'	270.52'	270.36'	S49°55'42"W	6°53'19"
C5	3500.00'	660.05'	659.07'	S51°53'11"W	10°48'18"
C6	1500.00'	156.12'	156.04'	S54°18'27"W	5°57'47"
C7	5.00'	7.84'	7.06'	N83°46'10"W	89°48'35"
C8	5.00'	7.83'	7.06'	N06°01'24"E	89°46'32"



**ALLEN  
&  
COMPANY**

16 East Plant Street  
Winter Garden, Florida 34787 • (407) 654 5355

**THIS IS NOT A SURVEY:**

- ⊙ DENOTES CHANGE IN DIRECTION
- R/W DENOTES RIGHT-OF-WAY
- ⊕ DENOTES CENTERLINE
- P.C. DENOTES POINT OF CURVATURE
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