

Resolution 2021 - _____

**Vacating a portion of a public utility easement in "Hampton Homes Unit 7" Subdivision, Merritt Island,
Florida lying in Section 25, Township 24 South, Range 36 East**

WHEREAS, pursuant to Article II, Section 86-36, Brevard County Code, a petition has been filed by **PAULA C. MURARIU** with the Board of County Commissioners to vacate an easement in Brevard County, Florida, described as follows:

SEE ATTACHED SKETCH AND DESCRIPTION

WHEREAS, the vacating action will in no way affect any private easements which may also be present in the existing public easement(s) or public right-of-way, nor does this action guarantee or transfer title.

WHEREAS, notice of the public hearing before the Board of County Commissioners was published one time in the TODAY Newspaper, a newspaper of general circulation in Brevard County, Florida, prior to the public hearing; and

WHEREAS, the Board finds that vacating the public utility easement will not be detrimental to Brevard County or the public.

THEREFORE BE IT RESOLVED that said public utility easement is hereby vacated; and Brevard County renounces and disclaims any rights in and to said strip of land. Pursuant to Section 177.101(5), Florida Statutes, the vacating shall not become effective until a certified copy of this resolution is filed in the offices of the Clerk of Courts and recorded in the Public Records of Brevard County.

DONE, ORDERED AND ADOPTED, in regular session, this 9th day of March, 2021 A.D.

BOARD OF COUNTY COMMISSIONERS
OF BREVARD COUNTY, FLORIDA

ATTEST:

Rachel Sadoff, Clerk

Rita Pritchett, Chair

As approved by the Board on:
March 9, 2021

Brevard County Property Appraiser Detail Sheet

Account 2418615
 Owners MURARIU, PAULA C
 Mailing Address 390 NEEDLE BLVD MERRITT ISLAND FL 32953
 Site Address 390 NEEDLE BLVD MERRITT ISLAND FL 32953
 Parcel ID 24-36-25-BT-*442
 Property Use 0110 - SINGLE FAMILY RESIDENCE
 Exemptions
 DIML - DISABILITY - MILITARY
 HEX1 - HOMESTEAD FIRST
 HEX2 - HOMESTEAD ADDITIONAL
 WDWV - WIDOW'S EXEMPTION FOR WIFE
 Taxing District 2200 - UNINCORP DISTRICT 2
 Total Acres 0.18
 Subdivision HAMPTON HOMES UNIT 7
 Site Code 0001 - NO OTHER CODE APPL.
 Plat Book/Page 0014/0063
 Land Description HAMPTON HOMES UNIT 7 LOT 442

VALUE SUMMARY

Category	2020	2019	2018
Market Value	\$164,460	\$171,390	\$152,240
Agricultural Land Value	\$0	\$0	\$0
Assessed Value Non-School	\$76,630	\$74,910	\$73,520
Assessed Value School	\$76,630	\$74,910	\$73,520
Homestead Exemption	\$25,000	\$24,910	\$23,520
Additional Homestead	\$25,000	\$24,910	\$23,520
Other Exemptions	\$5,500	\$5,500	\$5,500
Taxable Value Non-School	\$21,130	\$19,500	\$19,500
Taxable Value School	\$46,130	\$44,410	\$43,020

SALES/TRANSFERS

Date	Price	Type	Parcel	Deed
06/30/1990	\$70,500	WD	Improved	3067/3855
08/01/1966	\$21,100	WD	Improved	0890/0143

Fig. 1: Copy of Property Appraiser's detail sheet for Lot 442, Hampton Homes Unit 7, 390 Needle Blvd, Merritt Island, FL 32953, Section 25, Township 24 South, Range 36 East, District 2

Vicinity Map

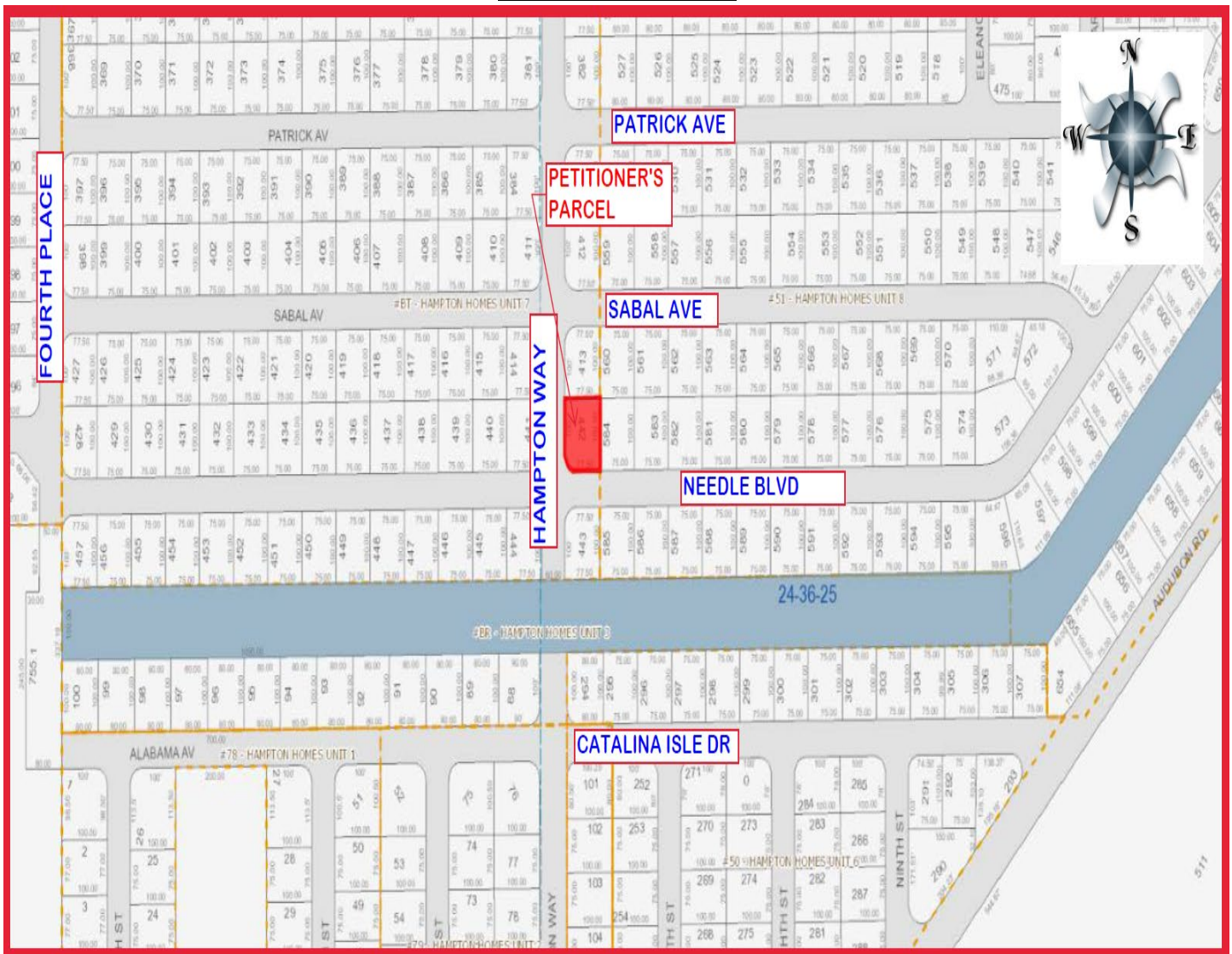


Fig. 2: Map of Lot 442, Hampton Homes Unit 7, 390 Needle Blvd., Merritt Island, FL 32953.

Paula C. Murariu – 390 Needle Blvd. –
Merritt Island, FL, 32953 – Lot 442, plat of
“Hampton Homes Unit Seven” – Plat Book
14, Page 63 – Section 25, Township 24
South, Range 36 East – District 2 –
Proposed Vacating of 3.0 ft. of a 7.5 ft.
Wide Public Utility Easement

Aerial Map

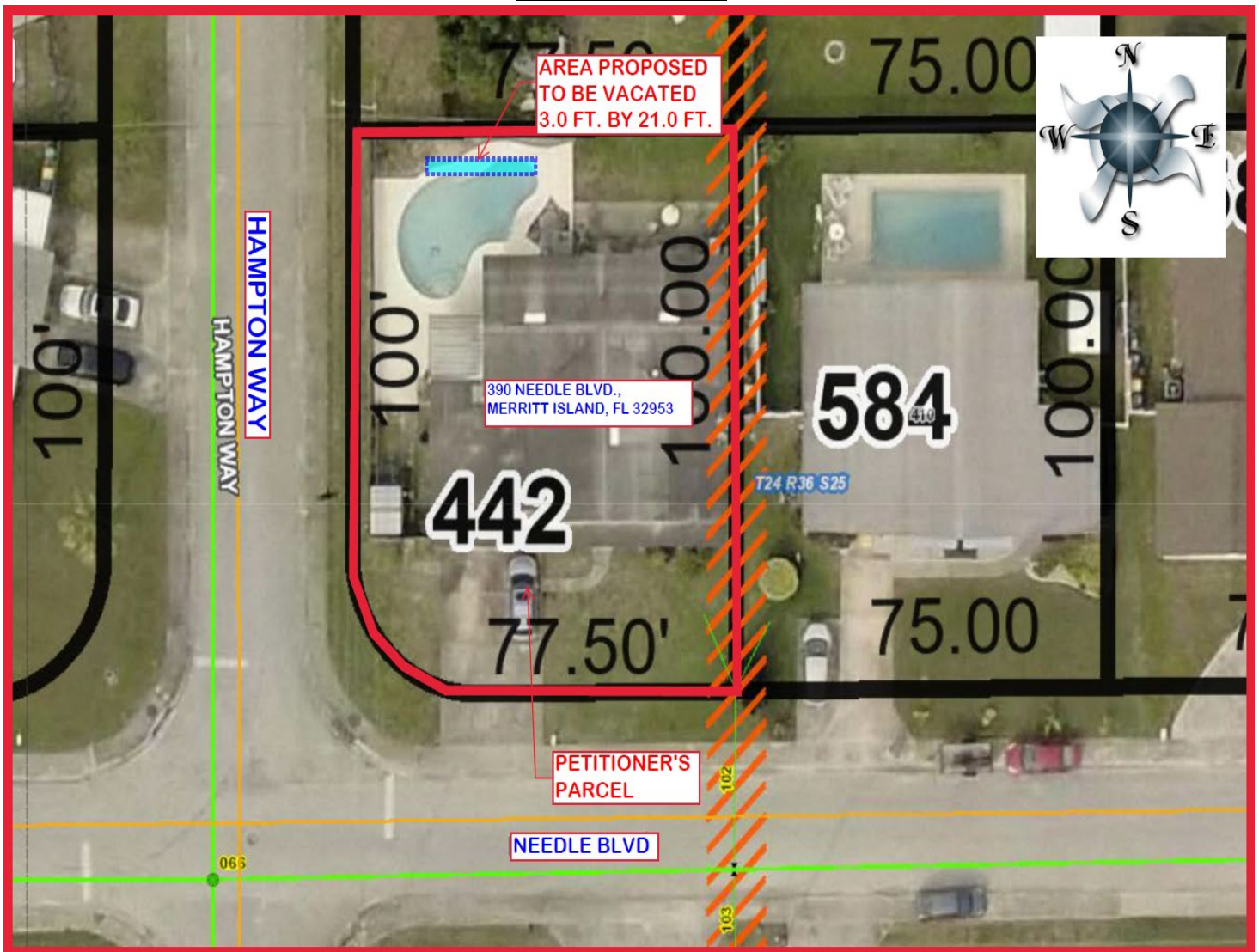


Fig. 3: Map of aerial view of Lot 442, Hampton Homes Unit 7, 390 Needle Blvd., Merritt Island, FL 32953.

Paula C. Murariu – 390 Needle Blvd. –
Merritt Island, FL, 32953 – Lot 442, plat of
“Hampton Homes Unit Seven” – Plat Book
14, Page 63 – Section 25, Township 24
South, Range 36 East – District 2 –
Proposed Vacating of 3.0 ft. of a 7.5 ft.
Wide Public Utility Easement

LEGAL DESCRIPTION

SITUATED IN SECTION 25, TOWNSHIP 24 SOUTH, RANGE 36 EAST

PARCEL ID# 24-36-25-BT-*-442

PURPOSE OF SURVEY: VACATING A PORTION OF A 7.5 FOOT WIDE
UTILITY EASEMENT

SHEET 1 OF 2

NOT VALID WITHOUT THE SKETCH
ON SHEET 2 OF 2

LEGAL DESCRIPTION:

THAT PORTION OF A 7.50 WIDE PUBLIC UTILITY EASEMENT DESCRIBED AS
FOLLOWS:

THE SOUTH 3 FEET OF THE NORTH 7.5 FEET OF THE EAST 21 FEET OF THE WEST
33 FEET OF LOT 442 HAMPTON HOMES UNIT 7, AS RECORDED IN PLAT BOOK 14,
PAGE 63, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, CONTAINING
63.00 SQ.FT.+-, 0.0014 ACRES +-,

SURVEYOR'S NOTES:

1. THE BASIS OF BEARINGS OF THE ABOVE DESCRIBED DESCRIPTION IS THE NORTH RIGHT
OF WAY LINE OF NEEDLE BOULEVARD, BEING S 89°27'56" W AS PER PLAT OF HAMPTON
HOMES UNIT 7.
2. THE SKETCH ON SHEET 2 OF 2 IS NOT A BOUNDARY SURVEY, IT IS A SKETCH ONLY TO
ACCOMPANY LEGAL DESCRIPTION.
3. THE IMPROVEMENTS SHOWN HEREON ARE BASED ON A BOUNDARY SURVEY PREPARED BY
ERIC NIELSEN LAND SURVEYING, INC. DATED 12-01-2020

ABBREVIATION & SYMBOL LEGEND

C/L = CENTERLINE	I.R.C. = IRON ROD & CAP
R/W = RIGHT-OF-WAY	P.U.D.E. = PUBLIC UTILITY & DRAINAGE EASEMENT
FND = FOUND	A/C = AIR CONDITIONER
LB = LICENSED BUSINESS	CONC = CONCRETE
P = PLAT	WUP = WOOD UTILITY POLE
M = MEASURED	W/M = WATER METER
I.R. = IRON ROD	E.M. = ELECTRIC METER
L = LINE	W.F.S. = WOOD FRAME STRUCTURE
N&D = NAIL & DISC	



Eric Nielsen

Digitally signed by Eric Nielsen
Date: 2021.01.11 13:42:49
-05'00'

SURVEYOR & MAPPER, PSM NO. 5386
NOT VALID UNLESS SIGNED AND SEALED

PREPARED FOR:

PAULA C. MURARIU

PREPARED BY:

ERIC NIELSEN LAND SURVEYING, INC.
L.B. 6946, 12 STONE STREET, SUITE 4
COCOA, FL. 32922

DRAWN BY: T.N.

CHECKED BY: EN

DRAWING NO. 20-500-11

SECTION 25

DATE: 01-04-2021

SHEET 1 OF 2

REVISIONS _____

TOWNSHIP 24 SOUTH
RANGE 36 EAST

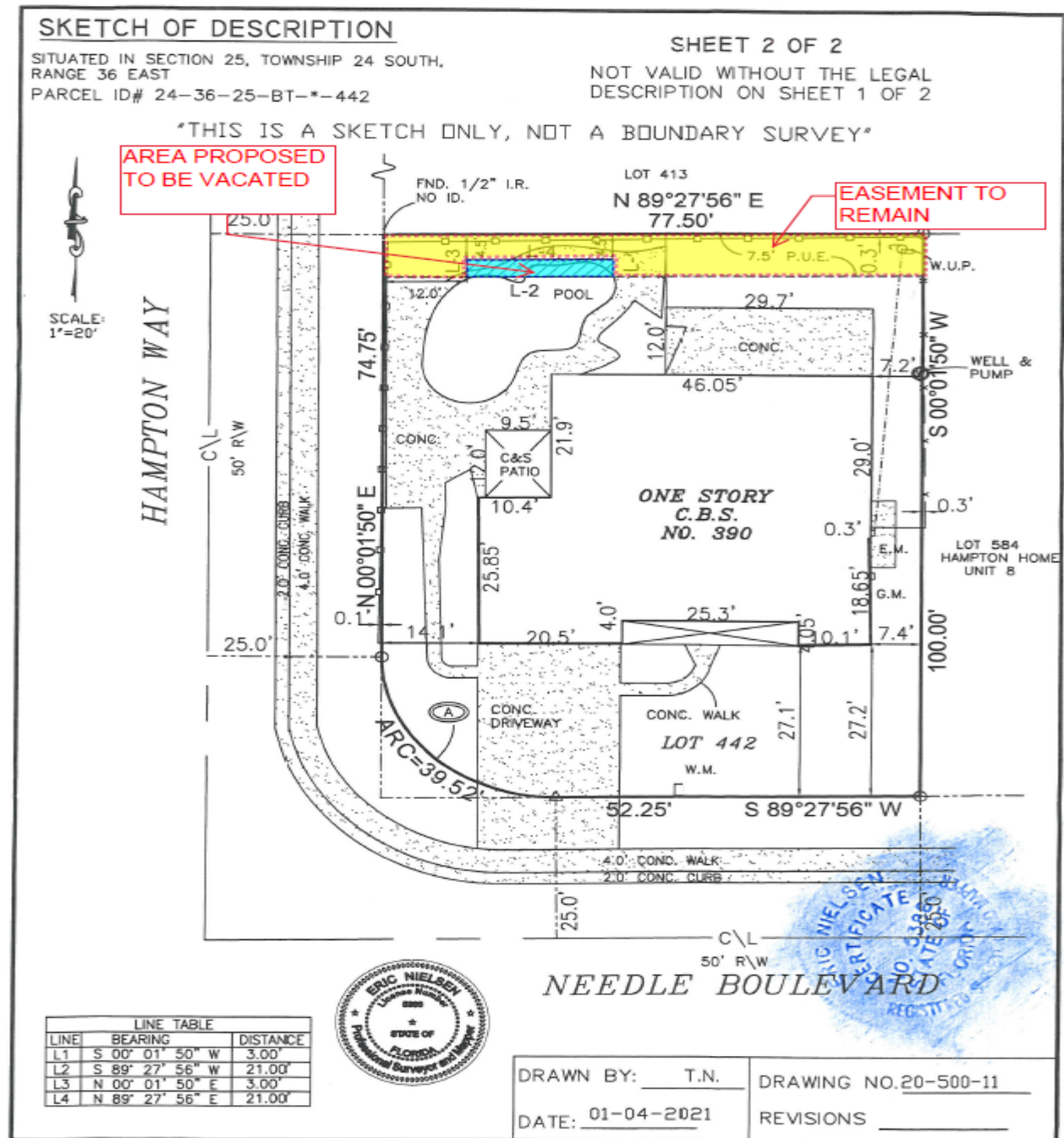


Fig. 6: Sketch of Description. Situated in Section 25, Township 24 South, Range 36 East, Parent Parcel: #24-36-25-BT-*-442. Sheet 2 of 2. Not valid without legal description on sheet 1 of 2. Sketch illustrates a 3.0-foot strip of a 7.5-foot easement lying on the North side of Lot 442, Hampton Homes Unit 7, 390 Needle Blvd., Merritt Island, Florida. The coordinates of the area depicted is as follows moving North to East clockwise. North boundary – North 89°27'56" East 77.50'; East boundary South 00°01'50" West 100.00', South boundary – South 89°27'56" West 52.25'. Prepared by: Eric Nielsen Land Surveying, Inc., FL LB# 6946. Drawing NO: 20-500-11.

Comment Sheet

Applicant: Paula C. Murariu

Updated by: Amber Holley 20210205 at 1600 hours

Utilities	Notified	Received	Approved	Remarks
FL City Gas Co	20210122	20210203	Yes	No objections
FL Power & Light	20210122	20210205	Yes	No objections
At&t	20210122	20210205	Yes	No objections
Charter/Spectrum	20210122	20210126	Yes	No objections
City of Cocoa	20210122	20210125	Yes	No Objection

County Staff	Notified	Received	Approved	Remarks
Road & Bridge	20210122	20210126	Yes	No objections
Land Planning	20210122	20210128	Yes	No objections
Utility Services	20210122	20210125	Yes	No objections
Storm Water	20210122	20210125	Yes	No objections
Zoning	20210122	20210128	Yes	No objections

Fig. 5: Copy of comment sheet for utility review.

Public Hearing Legal Advertisement

NOTICE FOR THE VACATING OF A PORTION OF A 7.50 FT. WIDE PUBLIC UTILITY EASEMENT, PLAT OF "HAMPTON HOMES, UNIT SEVEN" IN SECTION 25, TOWNSHIP 24 SOUTH, RANGE 36 EAST, MERRITT ISLAND, FL

NOTICE IS HEREBY GIVEN that pursuant to Chapter 336.09, Florida Statutes, and Chapter 86, Article II, Section 86-36, Brevard County Code, a petition has been filed by PAULA C. MURARIU with the Board of County Commissioners of Brevard County, Florida, to request vacating the following described property, to wit: **THAT PORTION OF A 7.50 WIDE PUBLIC UTILITY EASEMENT DESCRIBED AS FOLLOWS:**

THE SOUTH 3 FEET OF THE NORTH 7.5 FEET OF THE EAST 21 FEET OF THE WEST 33 FEET OF LOT 442 HAMPTON HOMES UNIT 7, AS RECORDED IN PLAT BOOK 14, PAGE 63, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA, CONTAINING 63.00 SQ. FT. +/- 0.0014 ACRES +/-.
PREPARED BY: ERIC NIELSEN, PSM.

The Board of County Commissioners will hold a public hearing to determine the advisability of such vacating of the above-described easement at 5:00 P.M. on **March 09, 2021** at the Brevard County Government Center Board Room, Building C., 2725 Judge Fran Jamieson Way, Viera, Florida, at which time and place all those for or against the same may be heard before final action is taken.

Pursuant to Section 286.0105, Florida Statutes, if a person decides to appeal any decision made by the board, agency, or commission with respect to the vacating, he or she will need a record of the proceedings, and that, for such purpose, he or she 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 based.

Persons seeking to preserve a verbatim transcript of the record must make those arrangements at their own expense.

The needs of hearing or visually impaired persons shall be met if the department sponsoring the meeting/hearing is contacted at least 48 hours prior to the public meeting/hearing by any person wishing assistance.

Fig. 6: Copy of public hearing advertisement as published on February 22, 2021 see next page for full text.

Legal Notice Text

LEGAL NOTICE

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