

ORDINANCE NO. C-13-25

AN ORDINANCE VACATING, ABANDONING AND CLOSING THAT PORTION OF NORTHEAST 24<sup>TH</sup> STREET RIGHT OF WAY ADJACENT TO LOT 9 BLOCK 13 "CORAL RIDGE GALT ADDITION", ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 27, PAGE 46 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, LOCATED AT THE NORTH SIDE OF NORTHEAST 24<sup>TH</sup> STREET, WEST OF NORTHEAST 27<sup>TH</sup> AVENUE AND EAST OF NORTEAST 26<sup>TH</sup> TERRACE, SUCH LAND BEING LOCATED IN THE CITY OF FORT LAUDERDALE, BROWARD COUNTY, FLORIDA.

WHEREAS, the applicant, BAC Home Loan Servicing, L.P., applied for the vacation of certain right-of-way as described in Section 1 herein; and

WHEREAS, the Planning and Zoning Board, at its meeting of May 15, 2013 (PZ Case No. 6-P-13), did recommend to the City Commission of the City of Fort Lauderdale ("City Commission") the vacation of a portion of the below-described right-of-way subject to conditions; and

WHEREAS, the City Clerk notified the public of a public hearing to be held on Tuesday, June 18, 2013 and Tuesday, July 2, 2013 at 6:00 o'clock P.M. in the City Commission Room, City Hall, Fort Lauderdale, Florida for the purpose of hearing any public comment to the vacation; and

WHEREAS, such public hearing was duly held at the time and place designated and due notice of same was given by publication as is required by law; and

WHEREAS, the City Commission has determined that the application for vacation of right-of-way meets the criteria of Section 47-24.6.A.4 of the Unified Land Development Regulations;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF FORT LAUDERDALE, FLORIDA:

SECTION 1. That the below-described right-of-way is hereby vacated, abandoned, and closed and shall no longer constitute a public right-of-way.

See Exhibit "A" attached hereto  
and made a part hereof

Location: 2401 N.E. 27<sup>th</sup> Avenue.

SECTION 2. That a copy of this Ordinance shall be recorded in the Public Records of Broward County by the City Clerk within 30 days from the date of final passage.

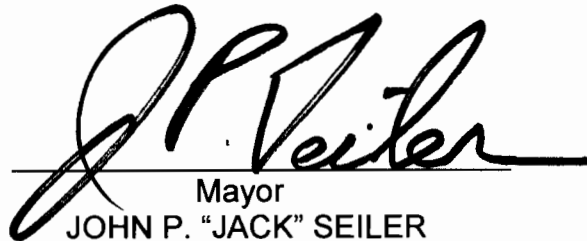
SECTION 3. That if any clause, section or other part of this Ordinance shall be held invalid or unconstitutional by any court of competent jurisdiction, the remainder of this Ordinance shall not be affected thereby, but shall remain in full force and effect.

SECTION 4. That all ordinances or parts of ordinances in conflict herewith, be and the same are hereby repealed.

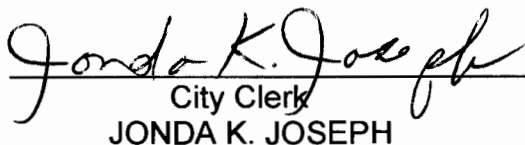
SECTION 5. That this Ordinance shall be in full force and effect on the date a certificate of the City Engineer is recorded in the public records of Broward County evidencing that all conditions of the vacation listed on Exhibit "B" have been satisfied.

PASSED FIRST READING this the 18th day of June, 2013.

PASSED SECOND READING this the 2nd day of July, 2013.

  
\_\_\_\_\_  
Mayor  
JOHN P. "JACK" SEILER

ATTEST:

  
\_\_\_\_\_  
City Clerk  
JONDA K. JOSEPH

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TELEPHONE NO. 866-736-1918 LB#7337 FAX NO. 866-744-2882  
**EXACTA LAND SURVEYORS, INC.**

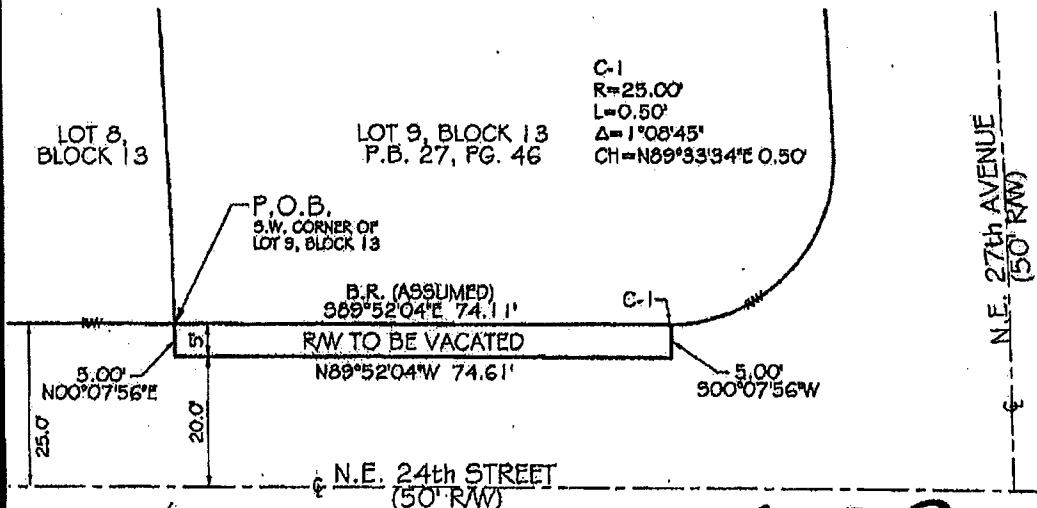
12220 TOWNE LAKE DRIVE, SUITE 55, FT. MYERS, FLORIDA 33913

DESCRIPTION & SKETCH  
 IN CORAL RIDGE GALT ADDITION, P.B. 27, PG 46,  
 BROWARD COUNTY, FLORIDA

M.D.  
O.K.

PORTION OF N.E. 24th STREET RIGHT-OF-WAY TO BE VACATED:

A parcel of land situate in CORAL RIDGE GALT ADDITION, according to the plat thereof, as recorded in Plat Book 27, page 46, of the Public Records of Broward County, Florida, being a portion of N.E. 24th Street (BLVD. TURINO) lying South of Lot 9, Block 13, of said plat, being more particularly described as follows: BEGINNING at the Southwest corner of said Lot 9, thence South 89°52'04" East, along the South line of said Lot 9, also being the North right-of-way line of said N.E. 24th Street, 74.11' to the beginning of a curve to the left, having a radius of 25.00 feet; thence Easterly, along the arc of said curve, subtending a central angle of 1°08'45", an arc distance of 0.50 feet; thence, South 0°07'56" West, departing said South line of Lot 13 and said right-of-way line, 5.00 feet, to a line 5.00 feet South of and parallel with the South line of said Lot 13; thence North 89°52'04" West, along said parallel line, 74.61 feet; thence North 0°07'56" East, 5.00 feet to the POINT OF BEGINNING.



6P13



LEGEND:  
 B.R. BEARING REFERENCE  
 C. CENTERLINE  
 P.B. PAGE  
 P.B. PLAT BOOK  
 P.O.B. POINT OF BEGINNING  
 P.O.C. POINT OF COMMENCEMENT  
 RW RIGHT-OF-WAY  
 SQ. FT. SQUARE FEET



GRAPHIC SCALE  
1 inch = 20 feet

THIS IS NOT A SURVEY

1212.0637	THIS PLAN MAY HAVE BEEN ENLARGED OR REDUCED FROM INTENDED DISPLAY SCALE FOR REPRODUCTION REASONS.		
	DATE OF SKETCH	DRAWN BY	CHECKED BY
	02/08/2013	WEH	WEH
	SCALE: 1"=20'		

**CERTIFICATE:**  
 I HEREBY CERTIFY THAT THE SURVEY AND PLAT DESCRIPTION SHOWN HEREON IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT I AM A LICENSED PROFESSIONAL SURVEYOR UNDER CHAPTER 33-17, FLORIDA ADMINISTRATIVE CODE.

**Wesley B. Hays**  
 State of Florida's Professional Surveyor and Mapper  
 License No. 3703

EXHIBIT "A"

**EXHIBIT "B"**

**CONDITIONS OF APPROVAL  
CASE NO. 6-P-13**

1. Any utilities required to be removed, replaced or relocated, shall be done so at the applicant's expense, and as approved by the City Engineer.
2. The vacating ordinance shall be in full force and effect on the date a certificate, executed by the City Engineer, is recorded in the public records of Broward County, Florida. This certificate shall state that all conditions of the vacation have been met. A copy of the recorded certificate must be provided to the City.