



**EASEMENT VACATION NARRATIVE**  
**Grille 401**  
**401 E. Las Olas Blvd.**

401 East Las Olas LLC seeks to vacate, the Utility easement provisions contained in that certain easement recorded in O.R. Book 34636 at Page 1387 of the Public Records of Broward County, Florida (the "Easement"). The application for the vacation of the utility easement provision is per the request of the City of Fort Lauderdale ("City"), as a condition of permitting the renovation of the above referenced property pursuant to BP # 12031471 (the "Permit") by the engineering division, specifically the construction of the awning referenced in the Permit. The remainder of the easement, including the sidewalk easement provisions, is being retained.

The application satisfies the criteria contained in the City's Unified Land Development Regulations ("ULDR") as follows:

**Sec. 47-24.7.A.4. Criteria**

- a) The easement is no longer needed for public purposes:

**The utility easement will not be required for any public utility services. There are no existing utilities or any known planned utilities within the easement.**

- b) All utilities located within the easement have been or will be relocated pursuant to a relocation plan; and the owner of the utility facilities has consented to the vacation; or a portion of the easement area is maintained; or an easement in a different location has been provided by the utility facilities by the owner to the satisfaction of the City; or any combination of same:

**There are no existing utilities currently present or any planned utilities within the easement. Consent from all utility companies and the City of Fort Lauderdale will be provided prior to final release of the easement.**