



NOTICE OF PUBLIC HEARING

REQUEST TO VACATE PORTIONS OF RIGHT-OF-WAY WINKLER SUBDIVISION Plat Book 8, Page 45, Public Records of Lee County, Florida

Please take notice that a public hearing on a petition to consider a Resolution to vacate certain portions of the right-of-way in WINKLER SUBDIVISION has been scheduled before the TOWN COUNCIL of the TOWN OF FORT MYERS BEACH for:

DATE: Monday, September 21, 2020

TIME: 5:01 PM., or as soon thereafter as may be heard

LOCATION: Council Chambers, Town Hall, 2525 Estero Boulevard, Fort Myers Beach, FL 33931

Prior to the public hearing at the Town Council, the LPA will make a recommendation at their September 10th, 2020 9:00AM meeting.

Those portions of the right-of-way of WINKLER SUBDIVISION proposed for vacation are shown on the copy of the plat attached to this Notice. A legal description and sketch of the areas to be vacated is also attached. The proposed vacations are generally located in the right-of-way on Bay Road (VAC 20200072) and School Street (VAC 20200074).

Pursuant to Town of Fort Myers Beach Ordinance 20-06, this Notice is required to be mailed by the applicant to property owners within 500 feet of the proposed vacations. Lee County Property Appraiser records reflect that you own property within 500 feet of the proposed vacations.

A copy of the application and supporting materials for the proposed vacations may be inspected at the Town Hall, Town of Fort Myers Beach, 2525 Estero Boulevard, Fort Myers Beach, FL, between the hours of 8:30 a.m. and 4:30 p.m., Monday through Friday (except holidays). For further information, you may call the Town Clerk's office at (239) 765-0202.

IF A PERSON DECIDES TO APPEAL A DECISION MADE BY THE TOWN COUNCIL AT THIS MEETING/HEARING, SUCH PERSONS MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDING IS MADE, TO INCLUDE THE TESTIMONY AND EVIDENCE UPON WHICH ANY SUCH APPEAL IS TO BE BASED.

For special accommodations, please notify the Town Clerk's office at least 72 hours in advance. (239)765-0202. Help for the hearing impaired is available through the Assistive Listening System. Receivers can be obtained from the Town Clerk's office.

FORT MYERS BEACH ESTERO ISLAND

CERTIFICATE OF OWNERSHIP

This is to certify that the undersigned are the owners of the land herein described and have cause said land to be subdivided into lots, blocks and streets as shown and said streets are hereby dedicated to the public use.

Signed, sealed and delivered in the presence of us, J.A. Davison and Son, Civil Engineers, Fort Myers, Florida, 1930

STATE OF FLORIDA) SS. COUNTY OF LEE

I DO HEREBY CERTIFY that on this day of February A.D. 1930 personally appeared before me, an officer duly authorized to administer and take acknowledgments, W.B. Winkler and Lillian L. Winkler his wife, both well known to me, as the persons making the foregoing declaration, and they severally acknowledged the execution thereof to be their free act and deed for the uses and purposes therein mentioned, and the said Lillian L. Winkler the wife of said W.B. Winkler upon an examination taken separately and apart from her said husband did acknowledge that she executed the foregoing declaration freely, voluntarily and without any coercion, oppression, fear or compulsion of or from her said husband.

Witness my hand and official seal the date last aforesaid. My commission expires 1st July 1931.

CERTIFICATE OF SURVEY

We the undersigned certify that the plot as shown is a correct representation of the land plotted, and that permanent reference monuments have been placed as shown.

J.A. DAVISON AND SON, Henry K. Davison, Chairman

This plot accepted this 15th day of March 1930 in open meeting of the Board of County Commissioners of Lee County Florida.

Approved: [Signature] Chairman

69226

Book of the Circuit Court, Lee County, Fla.

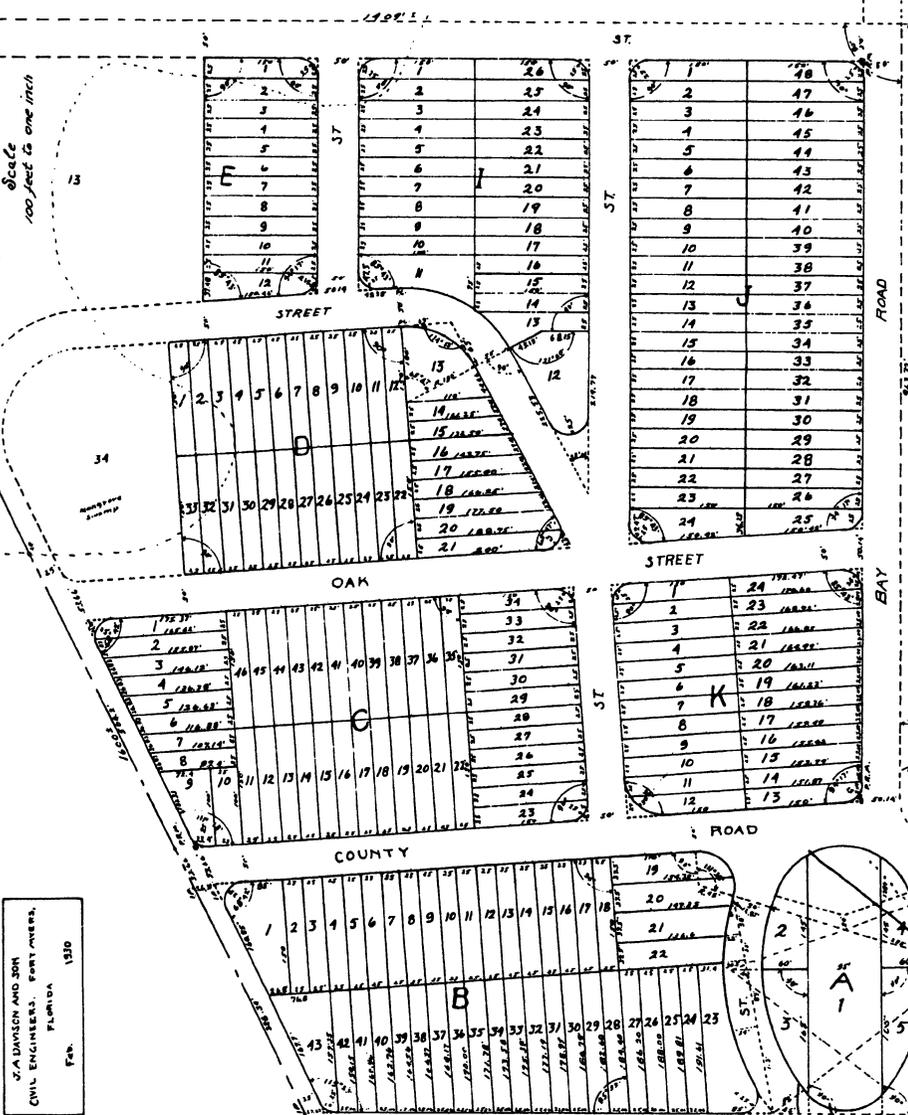
Filed for Record this 15th day of March 1930. J.A. Davison and Son, Civil Engineers, Fort Myers, Florida.

PLAT OF

WINKLER SUBDIVISION.

A Subdivision beginning at the southeast corner of section 30 T. 16 S. R. 24 E. thence west on the line between sections 19 and 30 - 3327.7 feet, thence south 45° 05' 54" west 524.7 feet to the Gulf of Mexico, the point of beginning, and thence described as follows: thence north 25° 03' 03" east 378.4 feet to the line of said section 30, thence east 1409 feet to the west line of lot 1, section 19 T. 16 S. R. 24 E. thence south along the west line of said lot 1, 1800 feet more to the Gulf of Mexico, thence south-westerly with the meanders of the Gulf of Mexico to the point of beginning, together with riparian rights.

J.A. DAVISON AND SON CIVIL ENGINEERS, FORT MYERS, FLORIDA 1930



Riparian rights retained by bank lots

GULF OF MEXICO



See C.C.M. B 16 Page 889 for vacation of plat on this plat which has with limits of said block shown on P/B 8 100 45 Page 6

VAC 20200072

Description of a Parcel of Land
Lying inSection 19, Township 46 South, Range 24 East
Town of Fort Myers Beach, Lee County, Florida

(Vacation Parcel-Portion of Bay Road and a Portion of an un-named Street)

A parcel of land situated in the State of Florida, County of Lee, Town of Fort Myers Beach, Section 19, Township 46 South, Range 24 East, being a portion of Bay Road and a portion of an un-named street lying contiguous with the northeast line of Lots 38 through 48, Block J, Winkler Subdivision, as recorded in Plat Book 8 at Page 45, Public Records of Lee County, Florida, and further described as follows:

Commencing at the northwesterly most corner of Lot 48 of said Block J of said Winkler Subdivision; thence S64°43'00"E along the northerly line of said Lot 48 for 40.00 feet to the northwest corner of a parcel described in Official Record Book 2599 at Page 784 and to the Point of Beginning; thence continue S64°43'00"E along the northerly line of said Lot 48 for 85.00 feet to the beginning of a tangent curve concave to the southwest having a radius of 25.00 feet; Thence continue southeasterly along the easterly line of said Lot 48 and said curve through a central angle of 90°00'00" for an arc length of 39.27 feet to a point of tangency; thence S25°17'00"W along the easterly line of Lots 47, 46, 45, 44, 43, 42, 41, 40, 39 and 38 for 230.00 feet to the southeast corner of said parcel of land described in Official Record Book 2599 at Page 784, said point lying 5.00 feet southwest from the northeast corner of said Lot 38; thence S64°43'00"E across Bay Road for 50.00 feet to the easterly line of said Winkler Subdivision, also being the easterly line of said Bay Road; thence N25°17'00"E along the easterly line of said subdivision and the easterly line of said Bay Road for 305.00 feet to the northeast corner of said subdivision; thence N64°43'00"W along the northerly line of said subdivision and the northerly line of said un-named street for 160.00 feet to an intersection with the northerly extension of the westerly line of said parcel described in Official Record Book 2599 at Page 784; thence S25°17'00"W along said extended line for 50.00 feet to the Point of Beginning;

Containing 20,884 square feet (0.48 acres), more or less.

Subject to easements, restrictions, reservations and rights-of-way (recorded and unrecorded, written and unwritten).

Bearings are based on the westerly line of Bay Road (the easterly line of said Block J) as bearing S25°17'00"W.

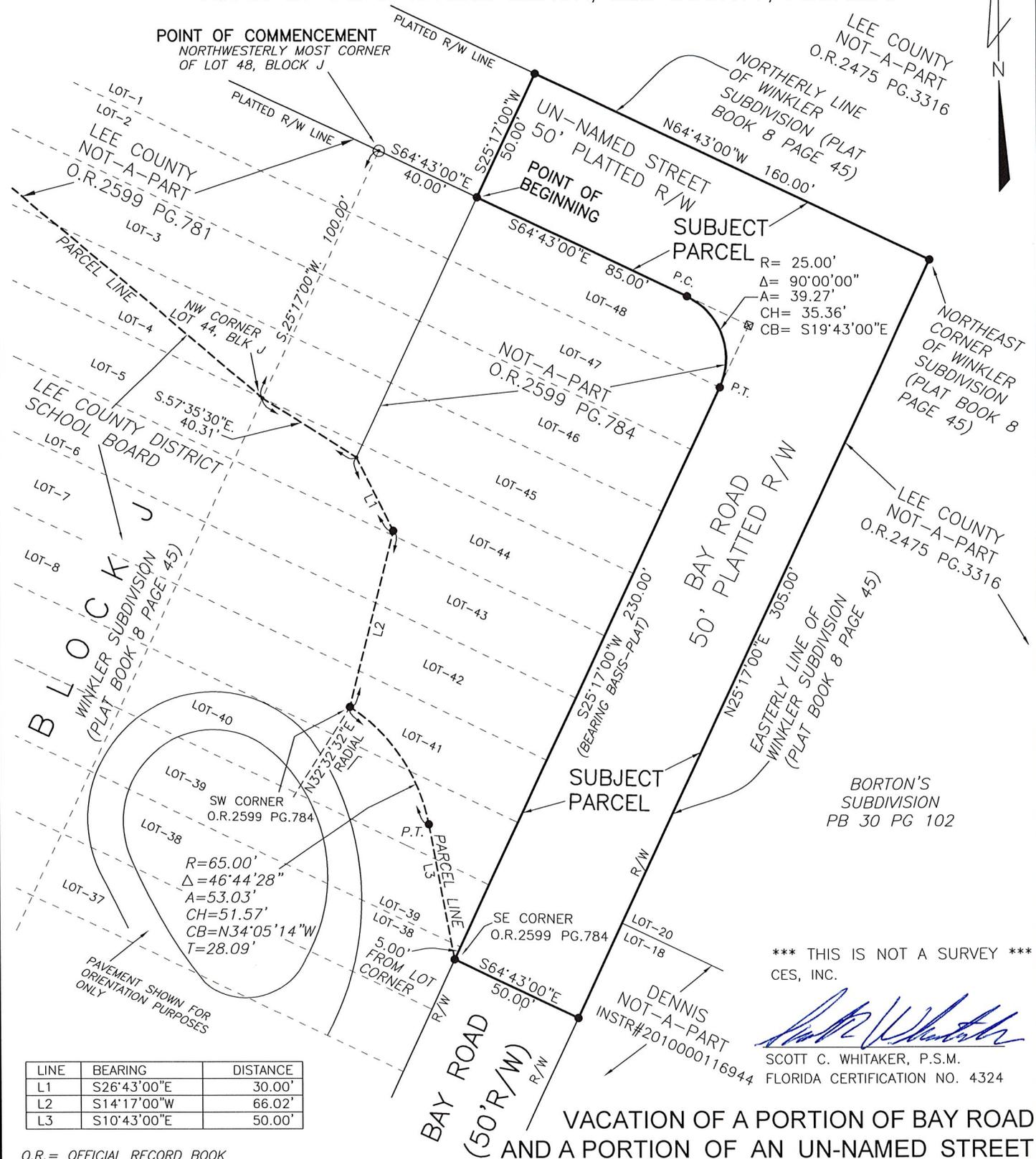
CES, Inc. (LB8267)



Scott C. Whitaker, P.S.M. 4324
Professional Surveyor and Mapper
State of Florida

SKETCH TO ACCOMPANY DESCRIPTION

OF A PARCEL OF LAND LYING IN
SECTION 19, TOWNSHIP 46 SOUTH, RANGE 24 EAST,
TOWN OF FORT MYERS BEACH, LEE COUNTY, FLORIDA.



LINE	BEARING	DISTANCE
L1	S26°43'00\"E	30.00'
L2	S14°17'00\"W	66.02'
L3	S10°43'00\"E	50.00'

O.R. = OFFICIAL RECORD BOOK
P.B. = PLAT BOOK
PG. = PAGE
R/W = RIGHT-OF-WAY
P.C. = POINT OF CURVE
P.T. = POINT OF TANGENCY

SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS, AND RIGHTS-OF-WAY (WRITTEN AND UNWRITTEN, RECORDED AND UNRECORDED).

*** THIS IS NOT A SURVEY ***
CES, INC.

Scott C. Whitaker
SCOTT C. WHITAKER, P.S.M.
FLORIDA CERTIFICATION NO. 4324

VACATION OF A PORTION OF BAY ROAD
AND A PORTION OF AN UN-NAMED STREET

Engineers • Environmental Scientists • Surveyors

13041 MCGREGOR BOULEVARD, FORT MYERS, FLORIDA 33919 PH (239) 481-1331

2010596.002SK_BAY ROAD.dwg FLORIDA CERTIFICATE OF AUTHORIZATION NUMBERS EB32664 & LB8267

DATE	PROJECT NO.	DRAWN BY	SCALE	SHEET	FILE NO. (S-T-R)
08-11-20	596.002	SCW	1" = 50'	2 OF 2	19-46-24



Engineers ♦ Environmental Scientists ♦ Surveyors

VAC 20200074

Description of a Parcel of Land
Lying in

Section 19, Township 46 South, Range 24 East
Town of Fort Myers Beach, Lee County, Florida
(Vacation Parcel - A Portion of an un-named Street)

A parcel of land situated in the State of Florida, County of Lee, Town of Fort Myers Beach, Section 19, Township 46 South, Range 24 East, being a portion of an un-named street lying between Block J and Block I, Winkler Subdivision, as recorded in Plat Book 8 at Page 45, Public Records of Lee County, Florida, and further described as follows:

Commencing at the northwesterly most corner of Lot 48 of said Block J of said Winkler Subdivision; thence S25°17'00"W along the easterly line of Lots 1 through 9 of said Block J for 225.00 feet to the northeast corner of Lot 10 of said Block J; thence N64°43'00"W along the northerly line of Lot 10 of said Block J for 150.00 feet to the northwest corner of said Lot 10, Block J and to the Point of Beginning; thence continue S25°17'00"W along the westerly line of said Block J, also being the easterly line of an un-named street as shown on said plat of Winkler Subdivision for 370.12 feet to the beginning of a tangent curve concave to the northeast having a radius of 25.00 feet; thence continue southeasterly along the westerly line of said Block J, being the easterly line of said un-named street and along said curve to the left through a central angle of 94°17'00" for an arc length of 41.14 feet to a point of tangency on the northerly line of Oak Street (50 feet wide), also being a point of cusp; thence N69°00'00"W along the northerly line of said Oak Street for 141.38 feet to a point of cusp with a curve lying on the easterly line of Block D of said subdivision, having a radius of 25.00 feet and to which point a radial line bears S21°00'00"W; thence continue northeasterly along the easterly line of said Block D and said tangent curve to the left through a central angle of 85°43'00" for an arc length of 37.40 feet to the end of said curve; thence N25°17'00"E along a tangent line being parallel with the westerly line of said Block J for 114.87 feet to an intersection with the south line of Block I of said subdivision, lying on a curve concave to the north having a radius of 25.00 feet and to which point a radial line bears S65°02'10"W; thence continue easterly and northeasterly along the easterly line of said Block I and said curve to the left through a central angle of 129°45'10" for an arc length of 56.62 feet to a point of tangency; thence N25°17'00"E along a tangent line being the easterly line of said Block I, also being the westerly line of said un-named street as shown on said plat of Winkler Subdivision for 246.59 feet to the northeast corner of Lot 17, Block I of said subdivision; thence S64°43'00"E for 50.00 feet to the Point of Beginning.

Containing 25,740 square feet (0.59 acres), more or less.

Subject to easements, restrictions, reservations and rights-of-way (recorded and unrecorded, written and unwritten).

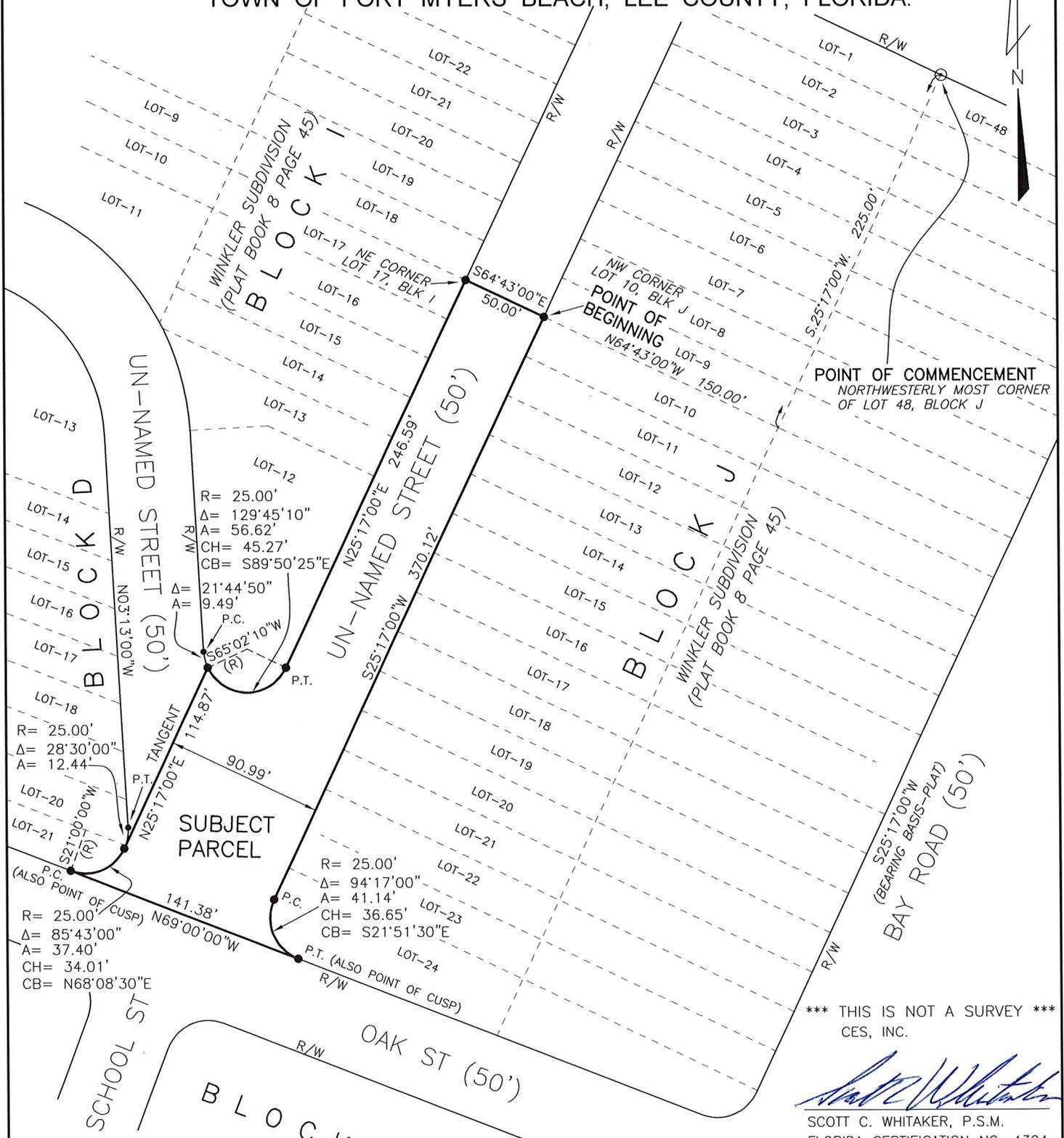
Bearings are based on the westerly line of Bay Road (the easterly line of said Block J) as bearing S25°17'00"W.

CES, Inc. (LB8267)

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SUBJECT TO FIELD SURVEY
SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS, AND RIGHTS-OF-WAY (WRITTEN AND UNWRITTEN, RECORDED AND UNRECORDED).

VACATION OF A PORTION OF AN UN-NAMED STREET



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