

Lakes & Waterways Advisory Board



September 11, 2018 12:00 noon

Chief Beary Community Room, 2nd floor
500 N. Virginia Ave. • Winter Park, Florida

1 administrative

- a. Approve August 14, 2018, Meeting Minutes

2 action items

Shoreline Permit Applications:

- SAP 18-19, Request of William and Tamra Leary for approval to construct a seawall/revetment at 1100 Palmer Ave on Lake Osceola.
- SAP 18-20, Request of John and Lee Benz for approval to construct a seawall/revetment at 1719 Barcelona Way on Lake Sue Canal.
- SAP 18-21, Request of William and Tamra Leary for approval to construct a boathouse/dock at 1100 Palmer Ave on Lake Osceola.

3 reports

- Lake Management – Amy Giannotti
- Sustainability – Vanessa Balta Cook
- Stormwater Management – Don Marcotte
- WP Police Lakes Patrol – Jeff Hershone
- City of Maitland Update – John Bryant

4 new business

- Citizen Comments
- Update on Shoreline Application Review/Approval
- New Ideas

5 adjourn

Next meeting date – October 9, 2018

appeals & assistance

"If a person decides to appeal any decision made by the Commission with respect to any matter considered at a meeting or hearing, he/she will need a record of the proceedings, and that, for such purpose, he/she may need that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based." (F. S. 286.0105).

"Persons with disabilities needing assistance to participate in any of these proceedings should contact the Office (407-599-3277) at least 48 hours in advance of the meeting."

CITY OF WINTER PARK
LAKES AND WATERWAYS ADVISORY BOARD

Regular Meeting
500 N. Virginia Ave
Beary Community Room

August 14, 2018
12:00 pm

MINUTES

Present: John Minton, Amy Byrd, David Moorhead, Steve DiClemente, Jack Goggin

Absent: Tom Smith, Doug Marks, Drew Havron

City of Winter Park Staff: Don Marcotte, Asst. Public Works Dir/Stormwater Engineer: Amy Giannotti, Maegan Johansson, Lakes; Jeff Hershone, Police Dept.; Debbie Wilkerson, Recording Secretary

City of Maitland Staff: John Bryant

Guests:

CALL TO ORDER. Chm. Steve DiClemente called the Lakes and Waterways Advisory Board to order at 12:01 pm and introduced David Moorhead, the newly appointed alternate.

administration

Citizen Comments - None

Approval of Minutes

Ms. Byrd moved to approve the June 12, 2018, meeting minutes as revised, seconded by Mr. Minton, motion carried unanimously with a 5-0 vote.

Election of Chairman and Vice-Chairman:

Ms. Byrd. nominated Steve DiClemente for the position of Chairman, seconded by Mr. Minton. motion carried unanimously by a vote of 5-0. Mr. DiClemente nominated John Minton for the position of Vice Chairman, seconded by Ms. Byrd, motion carried unanimously by a vote of 5-0.

action items

Shoreline Applications:

SAP 18-12

Request of Mike and Kristen Welker for approval to construct a seawall/revetment at 2341 Forrest Rd on Lake Sue.

Ms. Giannotti provided details of this request stating that after the meeting packets were mailed the contractor provided additional information explaining that the wall was going to be created above the normal high water elevation and, since this did not meet the criteria for a seawall, he was referred to the Building Department for a permit. No action necessary.

SAP 18-13

Request of Harvey and Dayna Heller for approval to construct a seawall/revetment at 1316 Green Cove Rd on Lake Maitland.

Application pulled by contractor, no action necessary

SAP 18-14

Request of Steve Miller for approval to construct a seawall/revetment at 1135 Preserve Point Dr. on Lake Virginia.

Ms. Giannotti provided the details of this request, finding the site plan in

compliance with code, staff recommended approval. Mr. Goggin moved to approve the application. Mr. Smith seconded the motion. Motion carried unanimously.

SAP 18-15

Request of Billy Dingman for approval to construct a seawall/revetment at 1621 Via Tuscany on Lk Maitland.

Ms. Giannotti provided the details of this request, finding the site plan in compliance with code and vegetation management application received, staff recommended approval. Mr. Goggin moved to approve the application. Mr. Minton seconded the motion. Motion carried unanimously.

SAP 18-16
SAP 18-17

Request of the Lake Virginia Condo Assoc. for approval to construct a dock and seawall at 690 Osceola Ave. on Lake Virginia.

Ms. Giannotti provided the details of the requests. The Board expressed concerns with the location of the proposed dock and its impact on water safety and the location of the seawall. After discussion, Mr. Moorhead moved to table the applications pending resubmittal of a complete package including dock and seawall plans. Mr. Smith seconded the motion. Motion carried unanimously.

SAP 18-18

Request of George and Sarah Sprinkel for approval to construct a boathouse/dock at 1031 Osceola Ave on Lake Mizell.

Ms. Giannotti provided the details of this request, finding the site plan in compliance with code, staff recommended approval. Mr. Smith moved to approve the application. Mr. Moorehead seconded the motion. Motion carried unanimously.

reports

Lake Management – Amy Giannotti

Ms. Giannotti reported on the following activities:

- Completed stormwater bore pipe on Lake Maitland by Winter Park Racquet
- Finalized FWC Workplan Agreement for 2018-2019 on public waterbodies; \$54,010; 2009-10 was \$588,000.
- Herbicide treatments for:
 - Water Hyacinth
 - Hydrilla
- Online boat ramp fee system nearly complete, should be launched as soon as Communication finishes the logo.
- New biology professor at Rollins expressed interest in doing research on our lakes.
- Lake Killarney alum study results presented at community meeting July 24, 2018, by Dr. Harvey Harper, very effective.
- Lake Killarney bank stabilization by drainwells nearly complete; transfer of drainwells and outfall weir to Winter Park Staff coming soon.
- Eelgrass accumulating in abundance in several waterbodies; common this time of year due to boating activity and naturally occurring periods of rapid growth followed by

senescence.

- Buoys removed to meet notice of noncompliance.
- Carp were stocked Lake Spier, Lake sylvan and WP Racquet Club.
- Don't forget to register your email for lakes notifications on blue bar bottom of the page at: <https://cityofwinterpark.org/departments/public-works/lakes/>
- 2018 Watershed Cleanup Dates/Locations:
 - July 7 – Lk Osceola 125 lbs.
 - August 11 - Brookshire Elementary Campus – 80 lbs.
 - August 25 Rollins SPARC
 - October 13 – Snail Roundup
 - October 20 – Lk Killarney Watershed

Sustainability

No update

Lakes Patrol – WP Police

Sgt. Jeff Hershon provided safety statistics for the month of July and commented that currently there were no concerns with the removal of the buoys.

Stormwater Management - Don Marcotte

Mr. Marcotte presented a PowerPoint presentation that included details of the Knowles and Swope, St Andrews Drainage Ditch, Pinetree Outfall and Lake Maitland Bore projects. He responded to questions.

City of Maitland – John Bryant

Mr. Bryant provided an update on Maitland activities.

New Ideas – None



Meeting adjourned at 1:12 p.m. Next meeting September 11, 2018

Respectfully submitted,

Debbie Wilkerson

Debbie Wilkerson, Recording Secretary

Shoreline Alteration Permit Application Staff Report (Seawall)

Application #: 18-19 WATERBODY: Lake Osceola Date: 8/14/2018

APPLICANT NAME AND SITE ADDRESS:
1100 Palmer Ave, Winter Park, FL 32789

Seawall Parameter	Proposed	Allowed
Length (feet)	73	n/a
Slope (Horizontal:Vertical)	none	3:1 min.
Material	Wood	n/a
Existing Erosion Problem (Yes/No)	Erosion is occurring only where sediment remains bare on property	Must have existing erosion problem
Meets vegetation requirement	No	n/a

COMMENTS:

- The applicant is proposing to replace an existing stone wall with a wooden retaining wall to discourage snakes from nesting and to address loss of soil from behind wall. Elevation of the proposed wall was not included in the plans, but it is above the NHWE.
- Site does not currently meet vegetation standards outlined in the code. Applicant has an active vegetation permit, and the site will need to be replanted by Oct. 30, 2018.

STAFF RECOMMENDATION:

- Staff is requesting more information to evaluate the exact location/position of the proposed seawall. If it is above the NHWE, then a seawall permit is not needed. If it is proximal to the NHWE, then the wall needs to be faced with a 3:1 sloped revetment, but that seems to contradict the reason for removing and replacing the existing stone wall.

REVIEWED BY: Amy L. Giannotti



1100 Palmer - 08/28/2018



6/25/2015



**CITY OF WINTER PARK
LAKES DIVISION
SHORELINE ALTERATION PERMIT APPLICATION**

Amt: \$	100
Check#:	1350
Date:	8/14/18
SAP#:	18-19

General Instructions: To request approval of a Shoreline Alteration Permit Application complete this application and submit to Public Works Department (500 N. Virginia Ave., Winter Park, FL 32789) along with the applicable fee and all additional information necessary for public hearing before the Lakes & Waterways Advisory Board. All required must be submitted with application. **Two complete sets of the application and plans are required.** (Signed and sealed plans are **NOT** required for the Shoreline Alteration Permit)

DEADLINE IS THE SECOND TUESDAY OF EACH MONTH FOR HEARING IN THE FOLLOWING MONTH.

DOCK ONLY (\$50) BOATHOUSE & DOCK (\$75) SEAWALL/REVTMENT (\$100)

OWNER (name & address)

William & Tamra Leary

1100 Palmer Ave

Winter Park, FL 32789

Phone: _____

Email: _____

CONTRACTOR (name & address)

Jeffrey Teague

4444 N Orange Blossom Trail

Orlando, FL 32808

Phone: 407-299-5379

Email: sales@extrememarineboatdocksandecks.com

PROPERTY

Street Address :(if different):

Name of lake, canal or stream:

Osceola

Is the property under contract for purchase or lease? Yes No
 Is the contract for purchase or lease contingent upon approval of this application? Yes No

If the applicant is **NOT** the owner, attach a copy of the purchase or lease contract or option on the property, or a letter signed by the owner of record authorizing the applicant to act as agent for the owner. This information is requested to establish the legal status of the applicant and will be held in confidence, except as the information pertains to the zoning application

PARCEL NO: 05-22-30-0000-00-004 (same as tax ID number of Orange Co. property tax records)

Legal Description: Provide complete and accurate legal description below including Plat Book and Page Number OR attach a copy of the legal description to this application.

BEG AT A PT 940.3 FT WEST OF THE EAST LINE OF THE NW 1/4 AND 30 FT SOUTH OF THE CENTERLINE OF PALMER AVE, RUN EAST 10 FT, TH S01-39-00W 330 FT, TH EAST 158.8 FT, TH S16-49-00W 394.19 FT TO A PT IN LAKE, TH WEST 65.6 FT M/L TO A PT S01-39-00W FROM BEG, TH N01-39-00E 713 FT TO POB BEING A PART OF LOT 4 LAKEVIEW PB J/167 AND SEC 05-22-30

Applications must include sketches showing the plan view (top) and profile (side) of the proposed structure and all relevant dimensions that demonstrate compliance with applicable codes (see rules summary on permitting web page). For revetments or seawalls the proposed, finished slope must be clearly shown and may not be steeper than 3:1 (horizontal: vertical)

Please note that any properties that do not meet the current shoreline vegetation standards (50 feet or 50% rule), must be revegetated before a shoreline alteration permit will be issued.

It is important for the waterfront property owner to understand that there may be a substantial amount of maintenance and expense required to maintain the new re-vegetated site and to keep it free of unwanted exotic vegetation.

This permit satisfies the requirements of the City of Winter Park Shoreline Protection Ordinance only. Additional permits may be required by the Florida Department of Environmental Protection or Florida Fish & Wildlife Conservation Commission. It is the responsibility of the permittee and their contractor to ensure that all necessary permits are obtained. The City assumes no responsibility for fines or other actions resulting from the permittee's failure to obtain all required permits or approvals.

SEAWALL/REVETMENTS (only)

Project Description: Replace Existing Stone Wall with New Wood Retaining Wall.
Would be Constructed Well Behind O.H.W.L. Elevation 65.46

Reason for Request: To Replace Stone Wall Due to the Snakes that nest in the Stone Wall
and the Migration of Soil From Behind Wall.

Explain Hardship if Permit Not Granted: If Granted it Would Create a Beach Safe area for the Kids Activities.

Replacing Existing Dock with New Dock and Using Same Size and Configuration of Existing Dock

Dock Parameter	Proposed	Allowed	Variance yes/no/n.a.
Total Area (sq. feet)		600 max.	
Length from OHW (feet)		30'*	
Height of Roof (feet above deck)		11 max.	
Height of Deck (feet above OHW)		2 max.	
Enclosures?		80 ft ² max. (no plumbing/water allowed)	
Side Yard Setback(s) (feet)		10 min.**	
Meets Vegetation Criteria?		Only 50% can be cleared	

Applicant is required to complete the table above.

*Lake Killarney has a 50' maximum allowed length from NHWE.

**Side yard setback may be reduced to 5 feet without a variance if a signed letter of no objection is obtained from the affected adjacent property owner.

I certify that, to the best of my knowledge and belief, all information supplied with this application is true and accurate, and that I am:

- the owner of the property described herein
- a party to an agreement for purchase or lease of this property
- an agent for the owner or purchaser/lessee of this property

Signature Jeffrey Jaeger

5/25/18
Date

SHORELINE ALTERATION APPROVAL IS REQUIRED PRIOR TO SUBMITTING FOR A BUILDING PERMIT

DO NOT WRITE BELOW LINE

APPROVED

DISAPPROVED

LAKE AND WATERWAYS ADVISORY BOARD MEETING: _____ VOTE: _____

AGENT AUTHORIZATION FORM

FOR PROJECTS LOCATED IN ORANGE COUNTY, FLORIDA

I/WE, William & Tamra Leary (PRINT), AS THE OWNER(S) OF THE REAL PROPERTY DESCRIBED AS 1100 Palmer Ave (PROPERTY), DO HEREBY AUTHORIZE TO ACT AS MY/OUR AGENT (PRINT AGENT'S NAME), Jeffrey Teague, TO EXECUTE ANY PETITIONS OR OTHER DOCUMENTS NECESSARY TO AFFECT THE APPLICATION APPROVAL REQUESTED AND MORE SPECIFICALLY DESCRIBED AS Application to Construct a Retaining Wall (APPLICATION), AND TO APPEAR ON MY/OUR BEHALF BEFORE ANY ADMINISTRATIVE OR LEGISLATIVE BODY IN THE COUNTY CONSIDERING THIS APPLICATION AND TO ACT IN ALL RESPECTS AS OUR AGENT IN MATTERS PERTAINING TO THE APPLICATION.

Date: 7/13/18

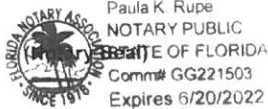
[Signature]
Signature of Property Owner

William Or Tamra Leary
Print Name Property Owner

STATE OF FLORIDA
COUNTY OF Orange

I certify that on 7/13/2018, before me, Paula Rupe, an officer duly authorized by the State of Florida and in the county mentioned above, to take acknowledgements, personally appeared William Leary, to me known to be the person described in this instrument or to have produced [Signature], as evidence, and who has acknowledged before me that he or she executed the instrument and did / did not take an oath.

Witness my hand and official seal in the county and state stated above on the 13th day of July, in the year 2018.

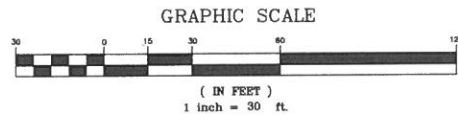
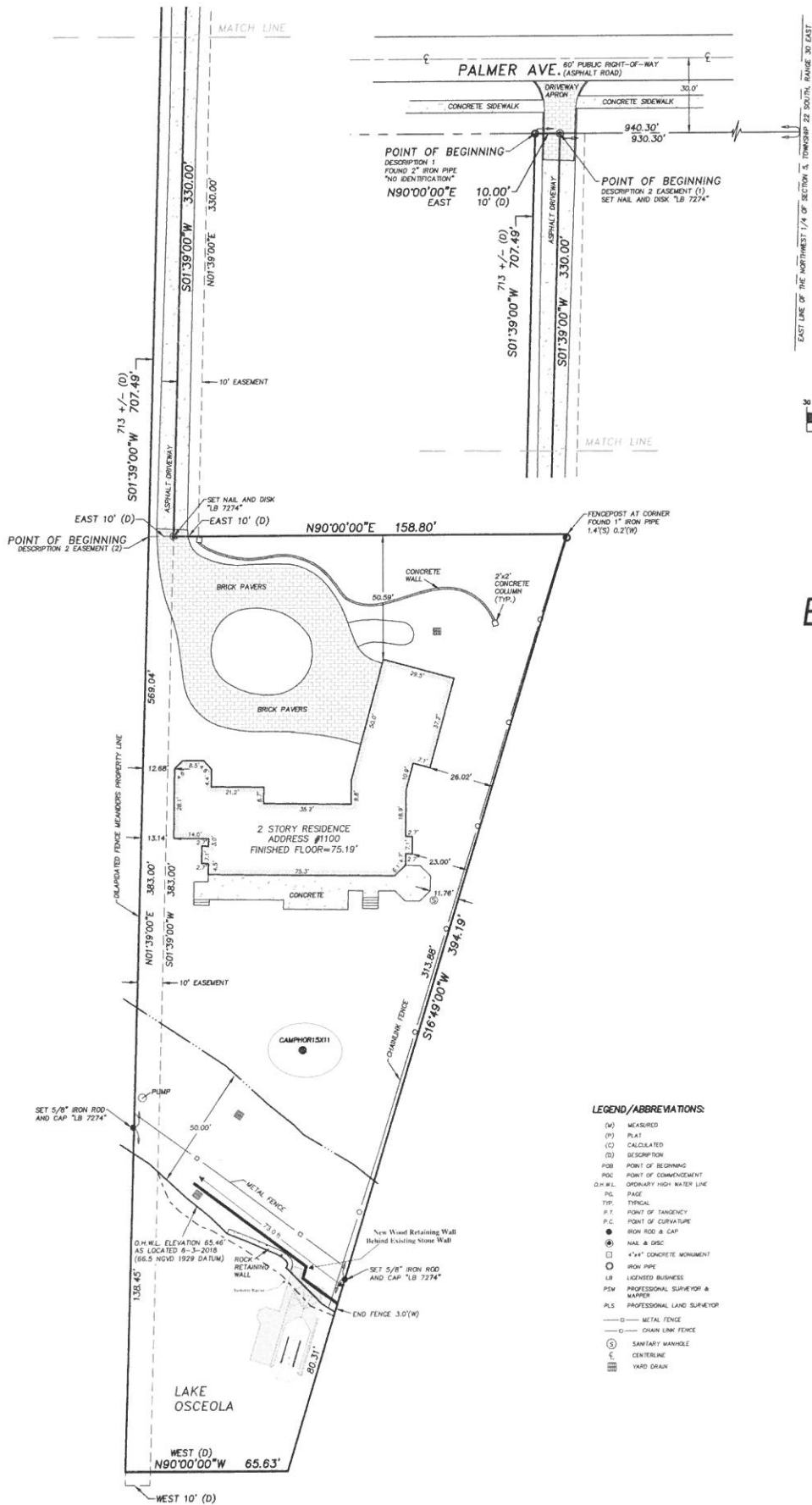


[Signature]
Signature of Notary Public

Notary Public for the State of Florida

My Commission Expires: 6/20/2022

Legal Description(s) or Parcel Identification Number(s) are required:
PARCEL ID #: 05-22-30-0000-00-004
LEGAL DESCRIPTION: BEG AT A PT 940.3 FT WEST OF THE EAST LINE OF THE NW 1/4 AND 30 FT SOUTH OF THE CENTERLINE OF PALMER AVE, RUN EAST 10 FT, TH S01-39-00W 330 FT, TH EAST 158.8 FT, TH S16-49-00W 394.19 FT TO A PT IN LAKE, TH WEST 65.6 FT M/L TO A PT S01-39-00W FROM BEG, TH N01-39-00E 713 FT TO POB BEING A PART OF LOT 4 LAKEVIEW PB J/167 AND SEC 05-22-30



BOUNDARY SURVEY

DESCRIPTION 1:
 FROM A POINT 940.3 FEET WEST OF THE EAST LINE OF THE NORTHWEST 1/4 OF SECTION 5, TOWNSHIP 22 SOUTH, RANGE 30 EAST AND 30 FEET SOUTH OF THE CENTER LINE OF PALMER AVENUE RUN EAST 10 FEET; THENCE RUN SOUTH 1°39' WEST, 330 FEET; THENCE RUN EAST 158.8 FEET; THENCE SOUTH 18°49' WEST, 394.19 FEET TO A POINT IN LAKE; THENCE WEST 65.6 FEET TO POINT SOUTH 1°39' EAST, 713 FEET MORE OR LESS TO POINT OF BEGINNING.

DESCRIPTION 2:
 BEGIN AT A POINT 930.3 FEET WEST OF THE EAST LINE OF THE NORTHWEST 1/4 OF SECTION 5, TOWNSHIP 22 SOUTH, RANGE 30 EAST AND 30 FEET SOUTH OF THE CENTER LINE OF PALMER AVENUE, RUN SOUTH 1°39' WEST, 330 FEET; EAST 10 FEET; NORTH 1°39' EAST, 330 FEET TO POINT OF BEGINNING.

SUBJECT TO AN EASEMENT AND RIGHT-OF-WAY FOR PEDESTRIAN TRAVEL AS FOLLOWS:

FROM A POINT 940.3 FEET WEST OF THE EAST LINE OF THE NORTHWEST 1/4 OF SECTION 5, TOWNSHIP 22 SOUTH, RANGE 30 EAST AND 30 FEET SOUTH OF THE CENTER LINE OF PALMER AVENUE RUN SOUTH 1°39' WEST, 330 FEET TO THE POINT OF BEGINNING; THENCE RUN EAST 10 FEET; THENCE RUN SOUTH 1°39' WEST 383 FEET THENCE RUN WEST 10 FEET; THENCE RUN NORTH 1°39' EAST, 383 FEET TO THE POINT OF BEGINNING. THIS EASEMENT SHALL RUN WITH THE LAND AND BE APPURTENANT TO THE FIRST ABOVE DESCRIBED PROPERTY.

SURVEYORS NOTES:

- NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
- LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR RIGHTS OF WAY, EASEMENTS, OWNERSHIP, OR OTHER INSTRUMENTS OF RECORD, BY THIS FIRM.
- REVISIONS DO NOT CONSTITUTE A RE-CERTIFICATION OF THE EXISTING FIELD CONDITIONS OF THIS SURVEY.
- BEARINGS SHOWN HEREON ARE BASED ON THE SOUTHERLY RIGHT-OF-WAY LINE OF PALMER AVENUE AS BEING N90°00'00"E (ASSUMED).
- THE DESCRIPTION SHOWN HEREON WAS SUPPLIED BY THE CLIENT.
- UNDERGROUND IMPROVEMENTS AND INSTALLATIONS HAVE NOT BEEN LOCATED.
- THE LANDS SHOWN HEREON LIE PARTIALLY WITHIN ZONE X (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOOD) WITH PORTIONS LYING WITHIN ZONE AE, (SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD EVENT, WITH A BASE FLOOD ELEVATION OF 68.8') AS SHOWN HEREON, ACCORDING TO "FIRM" MAP NO. 12095C0255 F, COMMUNITY NO. 120188, DATED SEPTEMBER 25, 2009.
- THE ELEVATIONS SHOWN HEREON ARE BASED ON NAVD 1988 DATUM PER ORANGE COUNTY BENCH MARK NUMBER L645014, ELEVATION = 83.816 (NAVD 1988)
- THE WATER BOUNDARY IS SUBJECT TO CHANGE DUE TO NATURAL CAUSES AND MAY NOT REPRESENT THE ACTUAL LIMITS OF TITLE.
- THE ELECTRONIC FILE FOR THIS PROJECT IS THE PROPERTY OF BISHMAN SURVEYING AND MAPPING, INC. AND IS NOT THE PROPERTY OF THE CLIENT.

LEGEND/ABBREVIATIONS:

- (M) MEASURED
- (P) PLAT
- (C) CALCULATED
- (D) DESCRIPTION
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- O.H.W.L. ORDINARY HIGH WATER LINE
- P.L. PAGE
- TYP. TYPICAL
- P.F. POINT OF FANGENCY
- P.C. POINT OF CURVATURE
- IRON ROD & CAP
- NAIL & DISC
- 4"X4" CONCRETE WORKMAN
- IRON PIPE
- LB LICENSED BUSINESS
- PSW PROFESSIONAL SURVEYOR & MAPPER
- PLS PROFESSIONAL LAND SURVEYOR
- METAL FENCE
- CHAIN LINK FENCE
- SANITARY MANHOLE
- ⊕ CENTERLINE
- ▭ YARD DRAIN

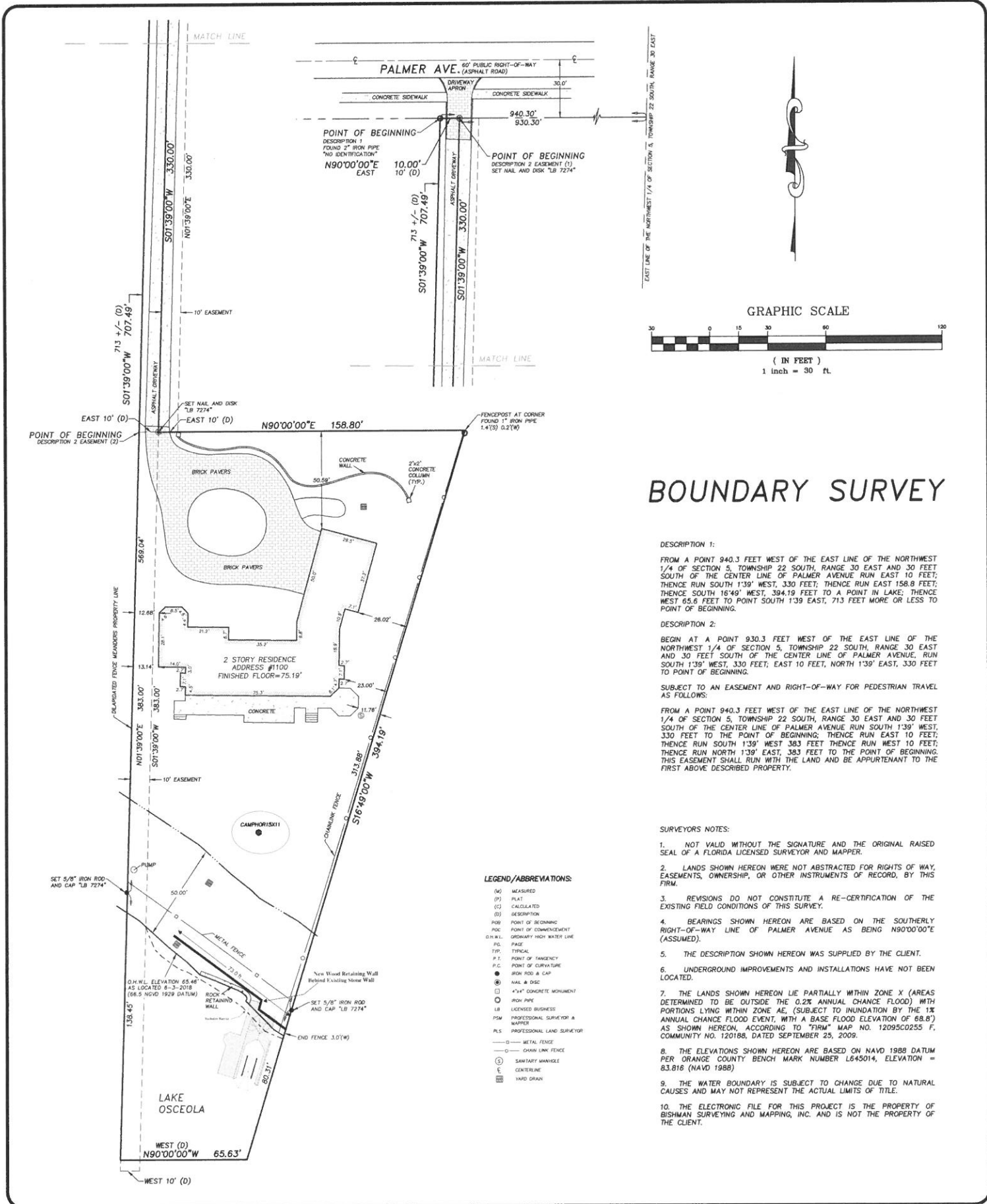
JOB NO.: 18092.000
 SURVEY DATE: 7-3-2018
 FIELD BY: T. CONARD
 FIELD BOOK: 1804
 PAGES: 7
 FIELD FILE: 18092TC.MJF
 DRAWING FILE: 18092.DWG

ARON D. BISHMAN, P.S.M. FLORIDA REGISTRATION NO. 5668



CERTIFICATE OF AUTHORIZATION LB 7274
 32 W. PLANT STREET Phone No. 407.905.8877
 WINTER GARDEN, FL 34787 Fax No. 407.905.8875

SECTION 5 SHEET 1 OF 1
 TOWNSHIP 22 SOUTH
 RANGE 30 EAST



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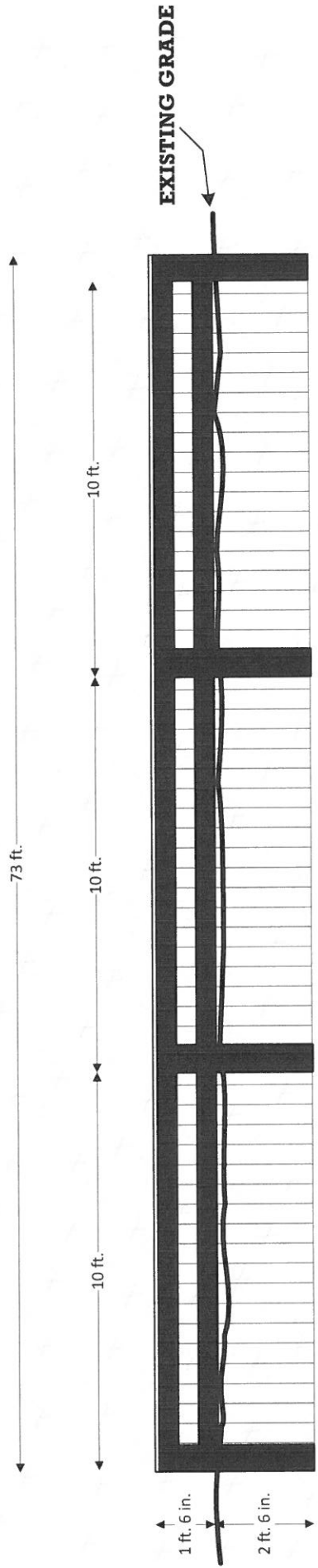
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ARON D. BISHMAN, P.S.M. FLORIDA REGISTRATION NO. 5668

BISHMAN
 Surveying & Mapping, Inc.
 CERTIFICATE OF AUTHORIZATION LB 7274
 32 W. PLANT STREET Winter Garden, FL 34787
 Phone No. 407.905.8877
 Fax No. 407.905.8875

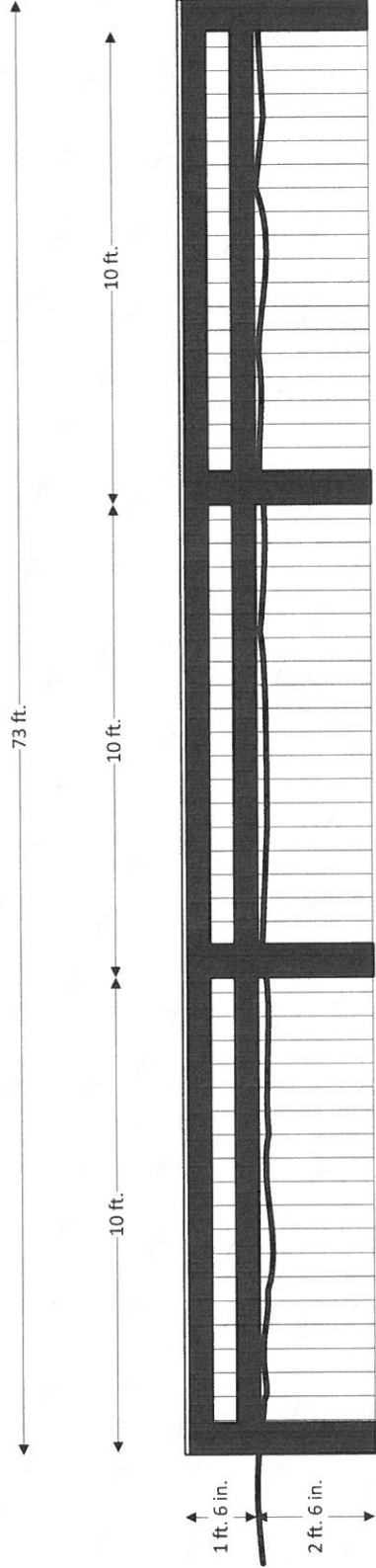
SECTION 5
 TOWNSHIP 22 SOUTH
 RANGE 30 EAST
 SHEET 1 OF 1



LOCATION
 1100 Palmer Ave
 Winter Park, FL 32789

DESIGNED FOR
 William & Tamra Leary
 Retaining Wall

Copyright 2018 SAT
 All Rights Reserved
 SCALE: 1/4" = 1' 0"
 C



LOCATION
 1100 Palmer Ave
 Winter Park, FL 32789

DESIGNED FOR
 William & Tamra Leary
 Retaining Wall

Copyright 2018 SAT
 All Rights Reserved
 SCALE: 1/4" = 1' 0"

C

Shoreline Alteration Permit Application Staff Report (Seawall)

Application #: 18-20 **WATERBODY:** Lake Sue/Howell Creek

Date: 8/14/2018

APPLICANT NAME AND SITE ADDRESS:
1719 Barcelona Way, Winter Park, FL 32789

Seawall Parameter	Proposed	Allowed
Length (feet)	110	n/a
Slope (Horizontal:Vertical)	n/a	3:1 min.
Material	Varies see comments	n/a
Existing Erosion Problem (Yes/No)	Yes	Must have existing erosion problem
Meets vegetation requirement	n/a	n/a

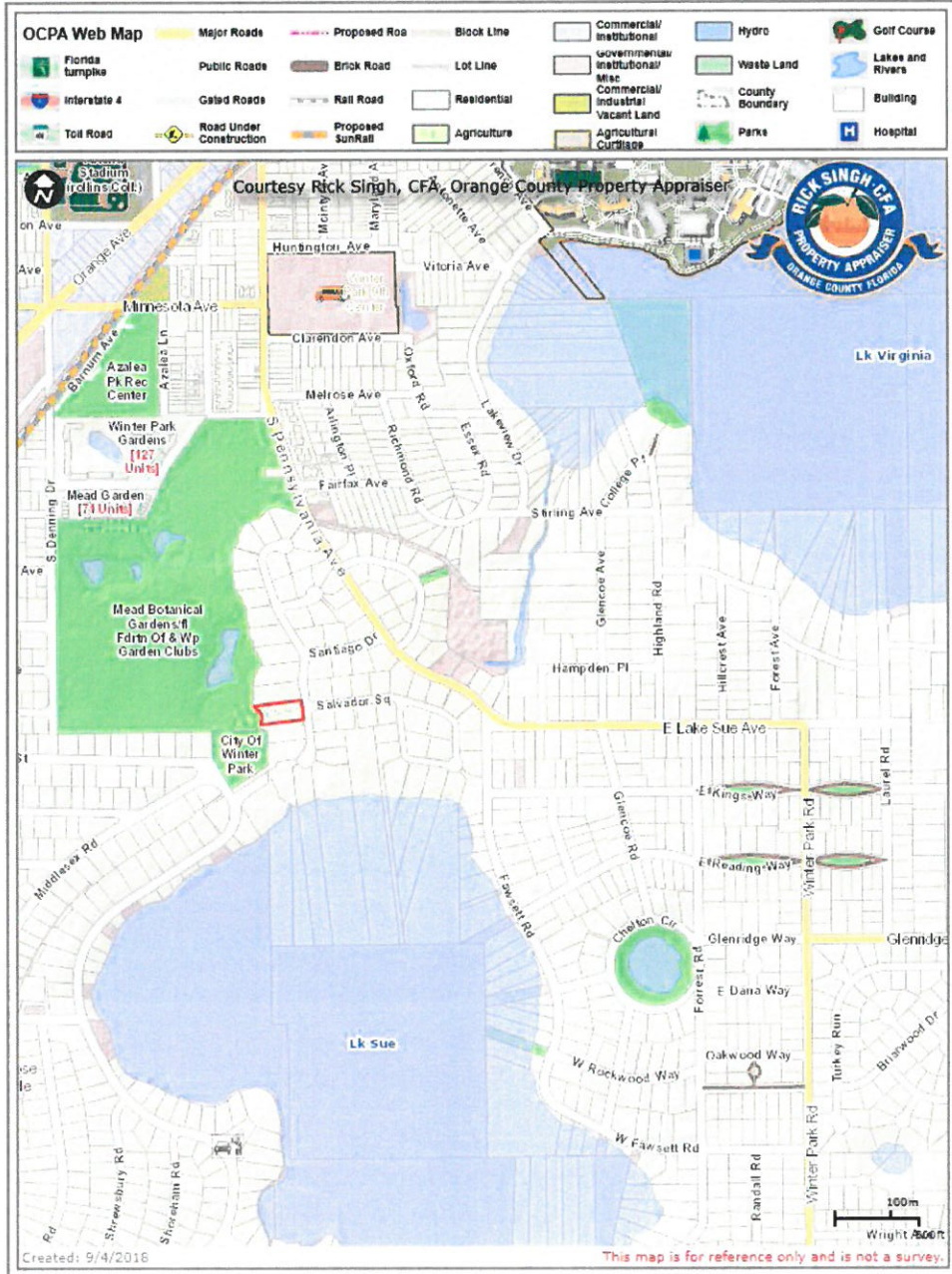
COMMENTS:

- The applicant is proposing to replace an existing failing seawall that has been in place for over 30 years. This property is located on Howell Creek between Lake Sue and Lake Virginia. The contractor will install vinyl sheet piling with a wooden cap waterward of the existing seawall. Geotextile filter fabric will be placed behind the new wall to stabilize the soil.
- There is no requirement for a sloped revetment in this part of Howell Creek. Channelized flow is important, and wave action is not a concern at this location.

STAFF RECOMMENDATION:

- Approved.

REVIEWED BY: Amy L. Giannotti





**CITY OF WINTER PARK
LAKES DIVISION
SHORELINE ALTERATION PERMIT APPLICATION**

Amt: \$ 100
 Check#: 14062
 Date: 8/14/18
 SAP#: 18-20

General Instructions: To request approval of a Shoreline Alteration Permit Application complete this application and submit to Public Works Department (500 N. Virginia Ave., Winter Park, FL 32789) along with the applicable fee and all additional information necessary for public hearing before the Lakes & Waterways Advisory Board. All required must be submitted with application. **Two complete sets of the application and plans are required.** (Signed and sealed plans are **NOT** required for the Shoreline Alteration Permit)

DEADLINE IS THE SECOND TUESDAY OF EACH MONTH FOR HEARING IN THE FOLLOWING MONTH.

DOCK ONLY (\$50) BOATHOUSE & DOCK (\$75) SEAWALL/REVETMENT (\$100)

OWNER (name & address)

John and Lee Benz
1719 Barcelona Way
Winter Park, FL 32789
 Phone: (407) 622-0978
 Email: chezbenz@aol.com

CONTRACTOR (name & address)

Wise Marine Construction, Inc.
116 E. 1st St., Suite 212
Sanford, FL 32771
 Phone: 407-297-0181
 Email: marinewise@gmail.com

PROPERTY

Street Address :(if different):

Name of lake, canal or stream:

Lake Sue Canal

Is the property under contract for purchase or lease? Yes No
 Is the contract for purchase or lease contingent upon approval of this application? Yes No

If the applicant is NOT the owner, attach a copy of the purchase or lease contract or option on the property, or a letter signed by the owner of record authorizing the applicant to act as agent for the owner. This information is requested to establish the legal status of the applicant and will be held in confidence, except as the information pertains to the zoning application

PARCEL NO: 07-22-30-7939-00-250 (same as tax ID number of Orange Co. property tax records)

Legal Description: Provide complete and accurate legal description below including Plat Book and Page Number OR attach a copy of the legal description to this application.

SEVILLA 3/24 LOT 25

Applicant is required to complete the table above.

*Lake Killarney has a 50' maximum allowed length from NHWE.

**Side yard setback may be reduced to 5 feet without a variance if a signed letter of no objection is obtained from the affected adjacent property owner.

I certify that, to the best of my knowledge and belief, all information supplied with this application is true and accurate, and that I am:

- the owner of the property described herein
- a party to an agreement for purchase or lease of this property
- an agent for the owner or purchaser/lessee of this property

John D. Benz
Signature

8-13-18
Date

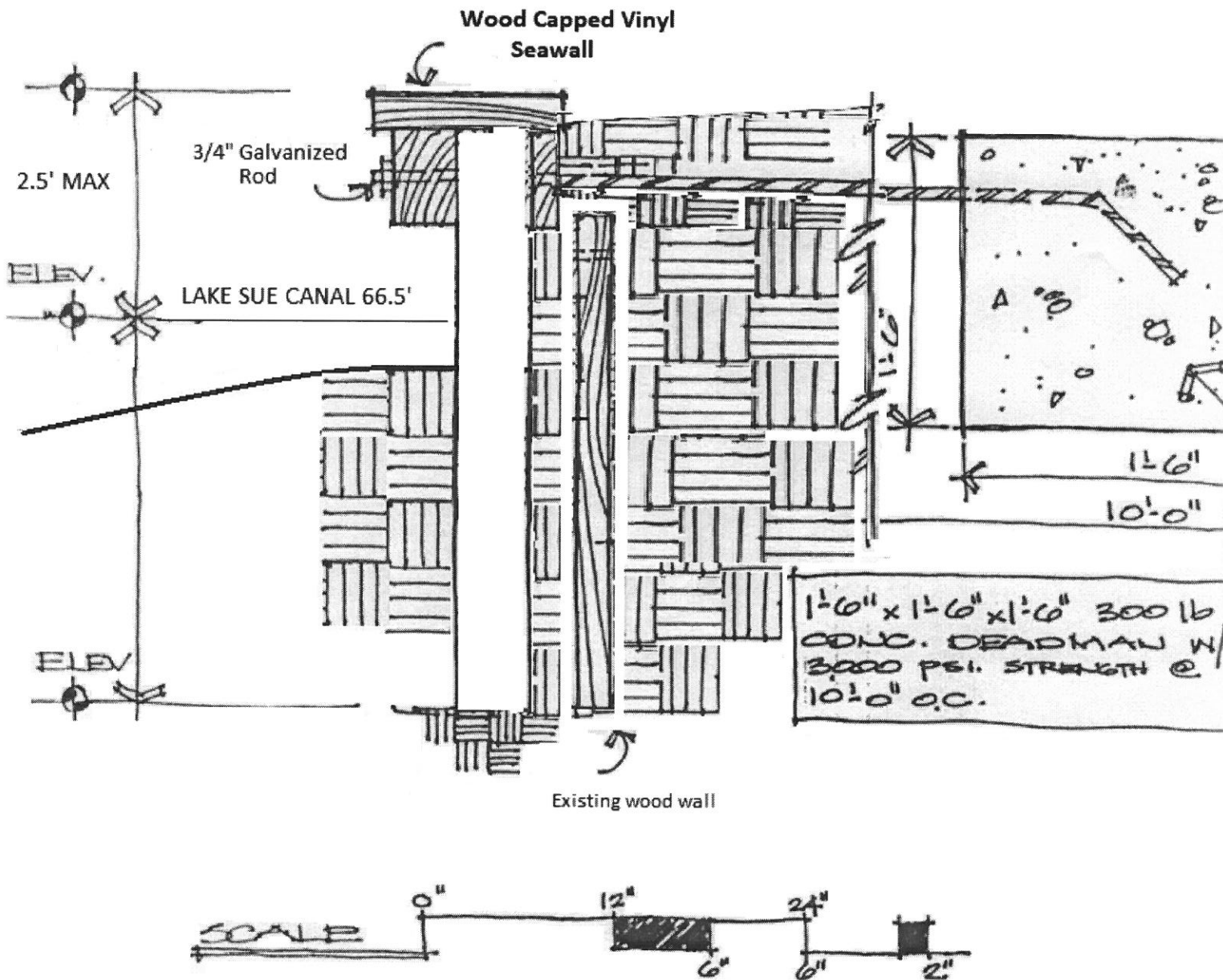
SHORELINE ALTERATION APPROVAL IS REQUIRED PRIOR TO SUBMITTING FOR A BUILDING PERMIT

DO NOT WRITE BELOW LINE

APPROVED

DISAPPROVED

KE AND WATERWAYS ADVISORY BOARD MEETING: _____ VOTE: _____

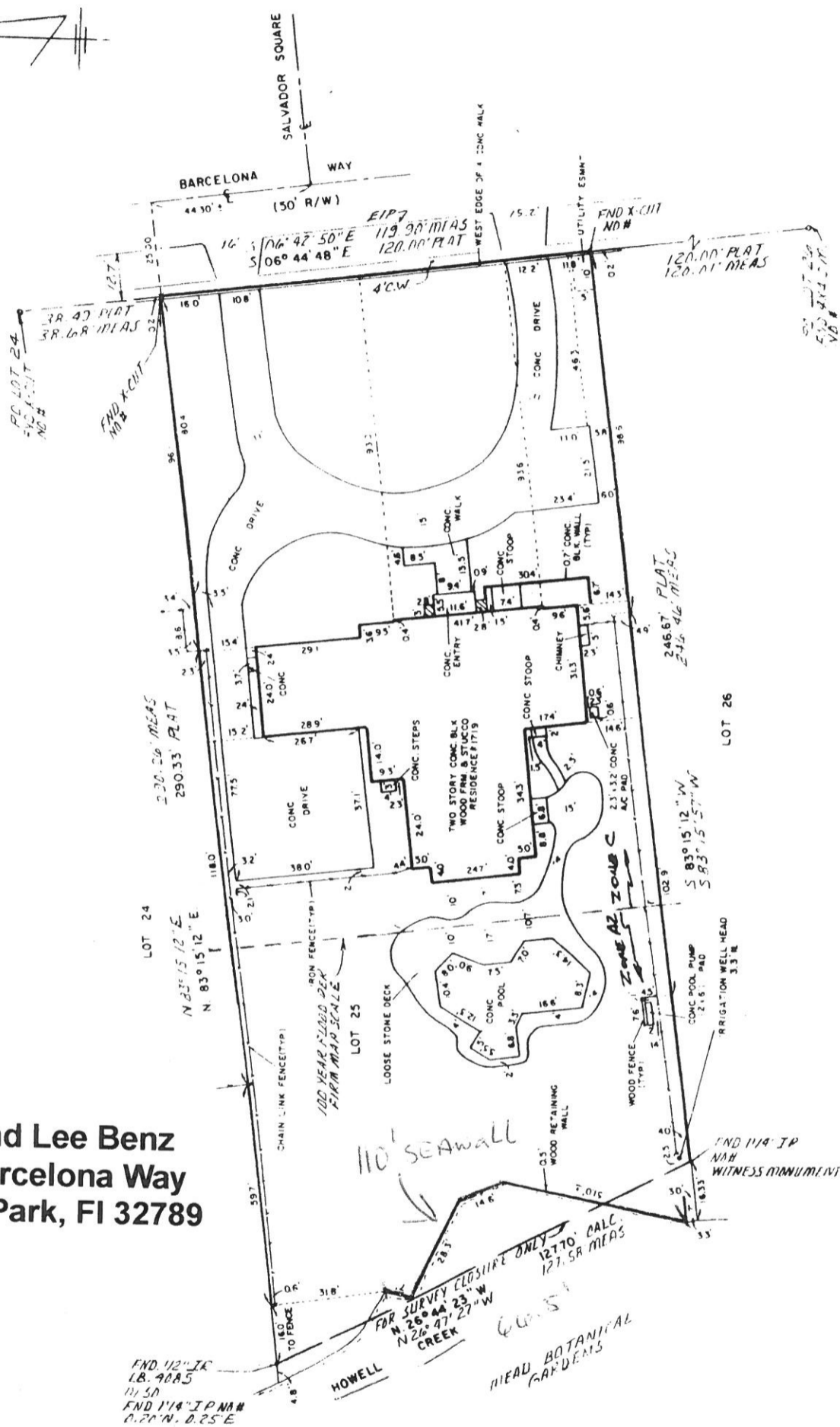


TYPICAL RETAINING WALL SECTION

John and Lee Benz
 1719 Barcelona Way
 Winter Park, FL 32789

PLAT OF SURVEY DESCRIPTION

LOT 25, SEVILLA, AS RECORDED IN PLAT BOOK 3, PAGES 24 AND 25, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.



**John and Lee Benz
1719 Barcelona Way
Winter Park, FL 32789**

CF#: OC3-25

DO NOT USE BUILDING TIES TO RECONSTRUCT PROPERTY LINES.

BOUNDARY SURVEY CERTIFIED TO: LEE BENZ; REAL ESTATE MORTGAGE PROFESSIONALS, INC.; SWANN, HADLEY & ALVEREZ, P.A.; ATTORNEY'S TITLE INSURANCE FUND, INC.; ALFRED J. & NORA SCHELL.

FIELD DATE: JUNE 4, 1999
SCALE: 1" = 40'
DRAWN BY: GLT

HOUSE IS NOT IN A FLOOD PRONE AREA, ZONE C, BASED ON FLOOD INSURANCE RATE MAP, NO. 120188-0005C, CITY OF WINTER PARK, FLORIDA.
BEARING STRUCTURE BASED ON N. LINE LOT 25

REVISIONS:

THIS SURVEY MEETS THE 'MINIMUM TECHNICAL STANDARDS' AS REQUIRED BY CHAPTER 61G17-6 FLORIDA BOARD OF LAND SURVEYORS PURSUANT TO SECTION 472.027 FLORIDA STATUTES.

ACCURIGHT SURVEYS

of Orlando Inc., LB 4475
2012 E. Robinson St.
Orlando, Florida 32803
TEL (407) 894-6314
FAX (407) 897-3777

LEGEND			
CALC	- CALCULATED	CBW	- CONCRETE BLOCK WALL
C	- CENTERLINE	CM	- CONCRETE MONUMENT
CLF	- CHAIN LINK FENCE	COVD	- COVERED
CONC	- CONCRETE	CW	- CONCRETE WALKWAY
CP	- CONCRETE PAD	DE	- DRAINAGE EASEMENT
Δ	- CENTRAL ANGLE	ESMT	- EASEMENT
DW	- DRIVEWAY	FFE	- FINISHED FLOOR ELEVATION
E/P	- EDGE OF PAVEMENT	IP	- IRON PIPE
FND	- FOUND	L	- ARC LENGTH
IR	- IRON ROD	MS	- METAL SHED
MEAS	- MEASURED	OL	- ON LINE
M&D	- MARK & DISK	P&M	- PLAT & MEASURED
PC	- POINT OF CURVATURE	POC	- POINT OF COMMENCEMENT
POB	- POINT OF BEGINNING	R/W	- RIGHT OF WAY
R	- RADIUS	UB	- UTILITY BOX
TYP	- TYPICAL	WF	- WOOD FENCE
UE	- UTILITY EASEMENT	#	- NUMBER

Frank A. Raymond

FRANK A. RAYMOND PLS 4007

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

Shoreline Alteration Permit Staff Report (Boathouse)

Application #: 18-21 WATERBODY: Lake Osceola Date: 8/14/2018

APPLICANT NAME AND SITE ADDRESS:

William & Tamra Leary, 1100 Palmer Ave, Winter Park, FL 32789

Dock Parameter	Proposed	Allowed	Variance yes/no/n.a.
Total Area (sq. feet)	741	600 max.	yes
Length from OHW (feet)	41	30	yes
Height of Roof (feet above deck)	11	11 max.	n/a
Height of Deck (feet above OHW)	1 – 2	2 max.	n/a
Side Yard Setback(s) (feet)	5	10 min.*	no
Meets Vegetation Criteria?	No	n/a	n/a

* Side yard setback may be reduced to 5 feet without a variance if a signed letter of no objection is obtained from the affected adjacent property owner.

Comments:

- Letter of no objection received from adjacent property owner regarding reduced side yard setback.
- Applicant has an existing vegetation management permit, but shoreline needs to be planted by Oct. 30, 2018 for compliance. A planting plan must be submitted before approval is granted for the building permit.
- Depth of water is plenty to accommodate a vessel without extending the length further. Current depths are between 4' and 5.5' in existing boatslip.

Staff Recommendation:

- Denial. Did not receive justification for variance request from applicant's contractor.

Reviewed By: Amy L. Giannotti



1100 Palmer Ave

OCPA Web Map

Major Roads	Proposed Road	Residential	Commercial/Industrial/Vacant Land	Parks	6 Lot Number
Florida Turnpike	Brick Road	Agriculture	Agricultural Curtilage	Lakes and Rivers	06060 Parcel Number
Interstate 4	Gated Roads	Commercial/Institutional	Hydro	Building	3106 Parcel Address
Toll Road	Road Under Construction	Governmental/Institutional/Misc.	Waste Land	Block Number	111.9 Parcel Dimension
	Lot Line				



Created: 9/6/2016

This map is for reference only and is not a survey.



**CITY OF WINTER PARK
LAKES DIVISION
SHORELINE ALTERATION PERMIT APPLICATION**

Amt: \$	75
Check#:	100
Date:	8-1-18
SAP#:	18-21

General Instructions: To request approval of a Shoreline Alteration Permit Application complete this application and submit to Public Works Department (500 N. Virginia Ave., Winter Park, FL 32789) along with the applicable fee and all additional information necessary for public hearing before the Lakes & Waterways Advisory Board. All required must be submitted with application. **Two complete sets of the application and plans are required.** (Signed and sealed plans are **NOT** required for the Shoreline Alteration Permit)

DEADLINE IS THE SECOND TUESDAY OF EACH MONTH FOR HEARING IN THE FOLLOWING MONTH.

DOCK ONLY (\$50) BOATHOUSE & DOCK (\$75) SEAWALL/REVTMENT (\$100)

OWNER (name & address)

William & Tamra Leary

1100 Palmer Ave

Winter Park, FL 32789

Phone: _____
Email: _____

CONTRACTOR (name & address)

Jeffrey Teague

4444 N Orange Blossom Trail

Orlando, FL 32808

Phone: 407-299-5379

Email: sales@extrememarineboatdocksandecks.com

PROPERTY

Street Address :(if different):

Name of lake, canal or stream:

Osceola

Is the property under contract for purchase or lease?

Yes No

Is the contract for purchase or lease contingent upon approval of this application?

Yes No

If the applicant is NOT the owner, attach a copy of the purchase or lease contract or option on the property, or a letter signed by the owner of record authorizing the applicant to act as agent for the owner. This information is requested to establish the legal status of the applicant and will be held in confidence, except as the information pertains to the zoning application

PARCEL NO: 05-22-30-0000-00-004 (same as tax ID number of Orange Co. property tax records)

Legal Description: Provide complete and accurate legal description below including Plat Book and Page Number OR attach a copy of the legal description to this application.

BEG AT A PT 940.3 FT WEST OF THE EAST LINE OF THE NW 1/4 AND 30 FT SOUTH OF THE CENTERLINE OF PALMER AVE, RUN EAST 10 FT, TH S01-39-00W 330 FT, TH EAST 158.8 FT, TH S16-49-00W 394.19 FT TO A PT IN LAKE, TH WEST 65.6 FT M/L TO A PT S01-39-00W FROM BEG, TH N01-39-00E 713 FT TO POB BEING A PART OF LOT 4 LAKEVIEW PB J/167 AND SEC 05-22-30

Applications must include sketches showing the plan view (top) and profile (side) of the proposed structure and all relevant dimensions that demonstrate compliance with applicable codes (see rules summary on permitting web page). For revetments or seawalls the proposed, finished slope must be clearly shown and may not be steeper than 3:1 (horizontal: vertical)

Please note that any properties that do not meet the current shoreline vegetation standards (50 feet or 50% rule), must be revegetated before a shoreline alteration permit will be issued.

It is important for the waterfront property owner to understand that there may be a substantial amount of maintenance and expense required to maintain the new re-vegetated site and to keep it free of unwanted exotic vegetation.

This permit satisfies the requirements of the City of Winter Park Shoreline Protection Ordinance only. Additional permits may be required by the Florida Department of Environmental Protection or Florida Fish & Wildlife Conservation Commission. It is the responsibility of the permittee and their contractor to ensure that all necessary permits are obtained. The City assumes no responsibility for fines or other actions resulting from the permittee's failure to obtain all required permits or approvals.

SEAWALL/REVEGETATIONS (only)

Project Description: _____

Reason for Request: _____

Explain Hardship if Permit Not Granted: _____

Replacing Existing Dock with New Dock and Using Same Size and Configuration of Existing Dock

Dock Parameter	Proposed	Allowed	Variance yes/no/n.a.
Total Area (sq. feet)	730'	600 max.	
Length from OHW (feet)	40'	30'*	
Height of Roof (feet above deck)	11'	11 max.	
Height of Deck (feet above OHW)	2'	2 max.	
Enclosures?	80 sq. ft.	80 ft ² max. (no plumbing/water allowed)	
Side Yard Setback(s) (feet)	5'	10 min.**	
Meets Vegetation Criteria?	Yes	Only 50% can be cleared	

Applicant is required to complete the table above.

*Lake Killarney has a 50' maximum allowed length from NHWE.

**Side yard setback may be reduced to 5 feet without a variance if a signed letter of no objection is obtained from the affected adjacent property owner.

I certify that, to the best of my knowledge and belief, all information supplied with this application is true and accurate, and that I am:

- the owner of the property described herein
- a party to an agreement for purchase or lease of this property
- an agent for the owner or purchaser/lessee of this property

Signature *Jelley Jaeger*

5/25/18
Date

SHORELINE ALTERANTION APPROVAL IS REQUIRED PRIOR TO SUBMITTING FOR A BUILDING PERMIT

DO NOT WRITE BELOW LINE

APPROVED

DISAPPROVED

LAKE AND WATERWAYS ADVISORY BOARD MEETING: _____ VOTE: _____

LETTER OF CONCURRENCE FOR SETBACK WAIVER

TO: William & Tamra Leary (owner/applicant)
1100 Palmer Ave (address of project)
Winter Park, FL 32789-2718

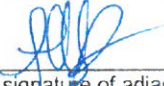
File No.: _____

FROM: Amir Kazeminia & Zohreh Sheikh-Khooni (adjacent property owner)
716 Via Bella
Winter Park, FL 32789-2718

Section 18-21.004(3)(d), Florida Administrative Code, provides:

Except as provided herein, all structures, including mooring pilings, breakwaters, jetties and groins, and activities must be set back a minimum of 25 feet inside the applicant's riparian rights lines. Marginal docks, however, must be set back a minimum of 10 feet. Exceptions to the setbacks are: private residential single-family docks or piers associated with a parcel that has a shoreline frontage of less than 65 feet, where portions of such structures are located between riparian lines less than 65 feet apart, or where such structure is shared by two adjacent single-family parcels; utility lines; bulkheads, seawalls, riprap or similar shoreline protection structures located along the shoreline; structures and activities previously authorized by the Board; structures and activities built or occurring prior to any requirement for Board authorization; **when a letter of concurrence is obtained from the affected adjacent upland riparian owner;** or when the Board determines that locating any portion of the structure or activity within the setback area is necessary to avoid or minimize adverse impacts to natural resources.

I hereby state that I am the owner of the adjacent upland riparian property located to the (north / south / ~~east~~ / west) of the facility or activity proposed to be constructed or conducted by William & Tamra Leary (the applicant), as shown in the above referenced file (and on the attached drawing). **I understand that the subject project will be located entirely within the applicant's riparian rights area, and I do not object to the proposed structure or activity being located within the area required as a setback distance from the common riparian rights line, as required by Chapter 18-21.004(3)(d), F.A.C.** This file shows the structure will be located entirely within the applicant's riparian rights area and within 5 feet of the common riparian rights line between our parcels.

X 
(Original signature of adjacent owner)

4/4/18
(Date signed)

Amir Kazeminia or Zohreh Sheikh-Khooni
(Printed name of adjacent owner)

This form is not adopted by rule; therefore, any letter of concurrence of similar content may be accepted.

AGENT AUTHORIZATION FORM

FOR PROJECTS LOCATED IN ORANGE COUNTY, FLORIDA

I/WE, William & Tamra Leary (PRINT PROPERTY OWNER NAME)
1100 Palmer Ave AS THE OWNER(S) OF THE REAL
PROPERTY DESCRIBED AS FOLLOWS,
DO HEREBY
AUTHORIZE TO ACT AS MY/OUR AGENT (PRINT AGENT'S NAME),
Jeffrey Teague TO EXECUTE ANY PETITIONS OR OTHER

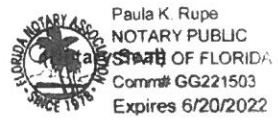
DOCUMENTS NECESSARY TO AFFECT THE APPLICATION APPROVAL REQUESTED AND MORE SPECIFICALLY DESCRIBED AS
FOLLOWS, Application to Construct a Boathouse, AND TO APPEAR ON MY/OUR BEHALF BEFORE ANY
ADMINISTRATIVE OR LEGISLATIVE BODY IN THE COUNTY CONSIDERING THIS APPLICATION AND TO ACT IN ALL RESPECTS
AS OUR AGENT IN MATTERS PERTAINING TO THE APPLICATION.

Date: 7/13/18 X [Signature] William Or Tamra Leary
Signature of Property Owner Print Name Property Owner

STATE OF FLORIDA
COUNTY OF Orange

I certify that on 7/13/2018, before me, Paula Rupe, an officer duly authorized by the
State of Florida and in the county mentioned above, to take acknowledgements, personally appeared
William Leary, to me known to be the person described in this instrument or to have produced
[Signature], as evidence, and who has acknowledged before me that he or she executed the
instrument and did / did not take an oath.

Witness my hand and official seal in the county and state stated above on the 13th day of July,
in the year 2018.



[Signature]
Signature of Notary Public
Notary Public for the State of Florida
My Commission Expires: 6/20/2022

Legal Description(s) or Parcel Identification Number(s) are required:
PARCEL ID #: 05-22-30-0000-00-004
LEGAL DESCRIPTION: BEG AT A PT 940.3 FT WEST OF THE EAST LINE OF THE NW 1/4 AND 30 FT SOUTH OF THE CENTERLINE OF PALMER AVE, RUN EAST 10 FT, TH S01-39-00W 330 FT, TH EAST 158.8 FT, TH S16-49-00W 394.19 FT TO A PT IN LAKE, TH WEST 65.6 FT M/L TO A PT S01-39-00W FROM BEG, TH N01-39-00E 713 FT TO POB BEING A PART OF LOT 4 LAKEVIEW PB J/167 AND SEC 05-22-30

**AFFECTED ADJACENT PROPERTY OWNER
NOTARIZED LETTER OF
NO OBJECTION TO BOAT DOCK**

I, Amir Kazeminia & Zohreh Sheikh-Khooni, residing at 716 Via Bella, on
(Affected Adjacent Property Owner Name) (Address)

Lake Osceola, have reviewed my adjacent property owner's proposed
(Name of Lake)
boat dock construction plan and have no objection to the project for a 5 feet side setback.

X [Signature] 4/4/18
(Signature) (Date)

Amir Kazeminia or Zohreh Sheikh-Khooni
(Print Name)

ACKNOWLEDGEMENT:

STATE OF FLORIDA
COUNTY OF Orange

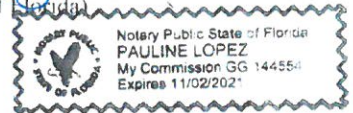
The foregoing instrument was acknowledged before me this 4 day of April 2018, by

Zohreh Sheikh-Khooni

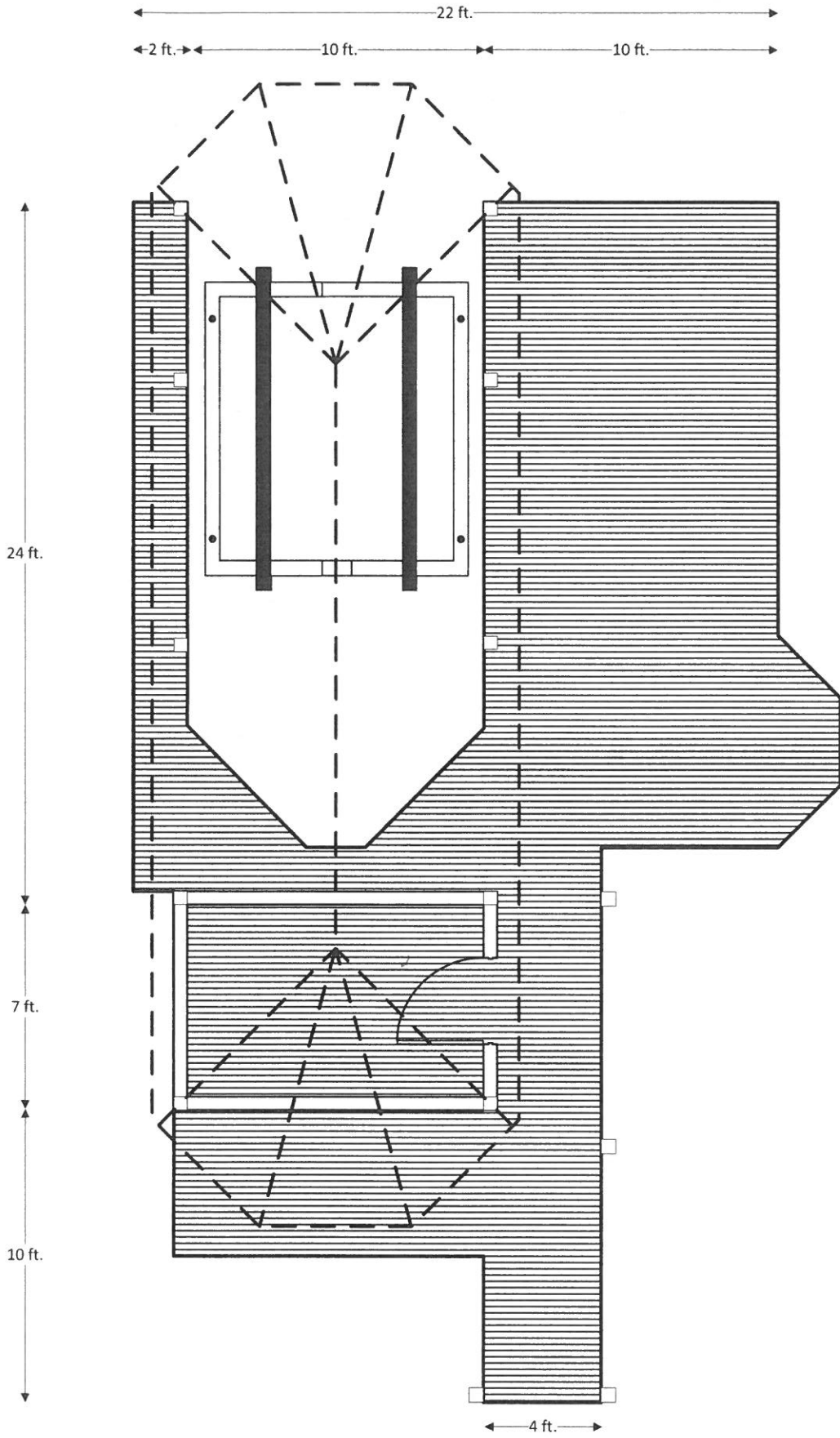
(NOTARY SEAL)

[Signature]
(Signature of Notary Public - State of Florida)

Personally Known X OR Produced Identification



Type of Identification Produced _____



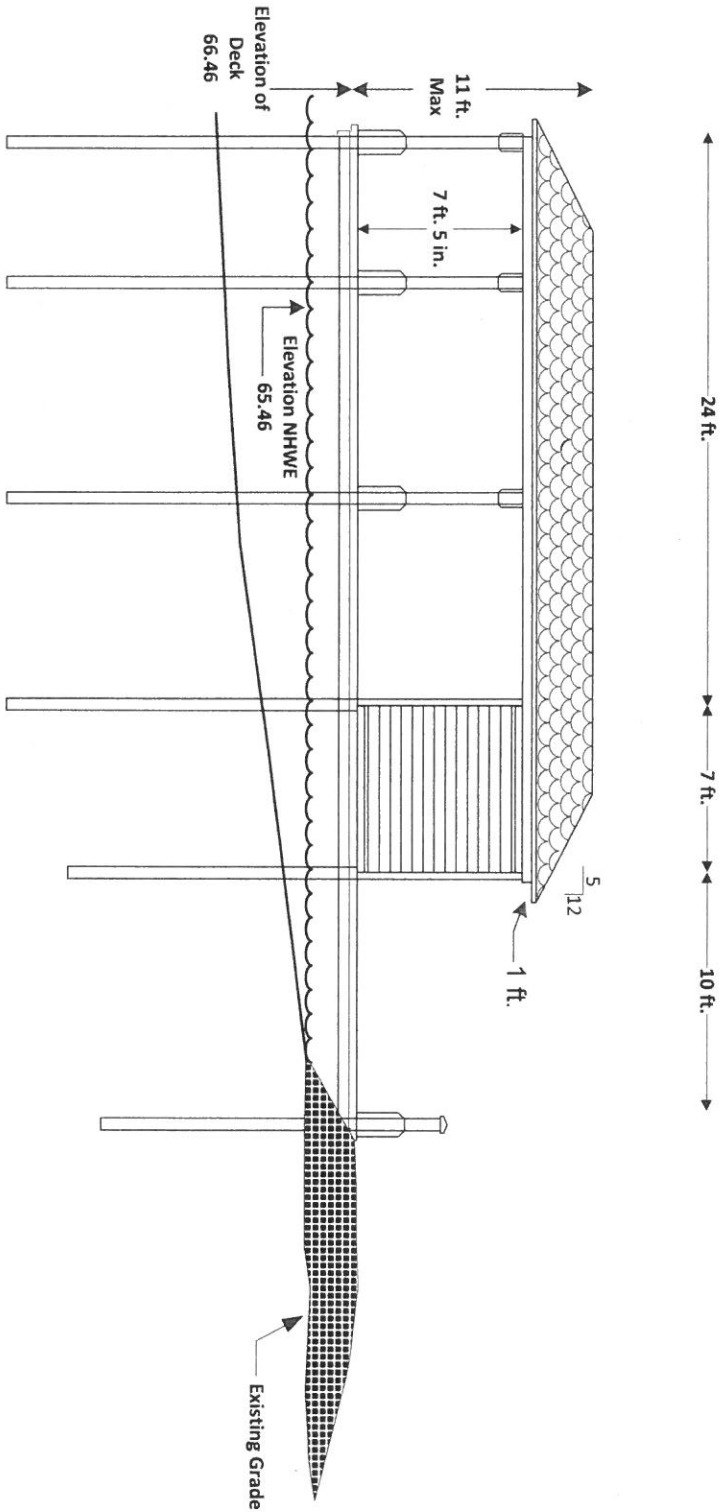
LOCATION
 1100 Palmer Ave
 Winter Park, FL 32789

DESIGNED FOR
 William & Tamra Leary
 Floor Plan

Copyright 2018 SAT
 All Rights Reserved ©
 SCALE: 3/16" = 1' 0"

Boathouse

NHWE
65.46

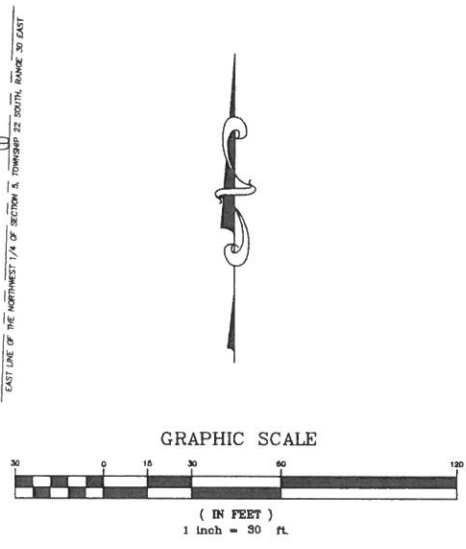
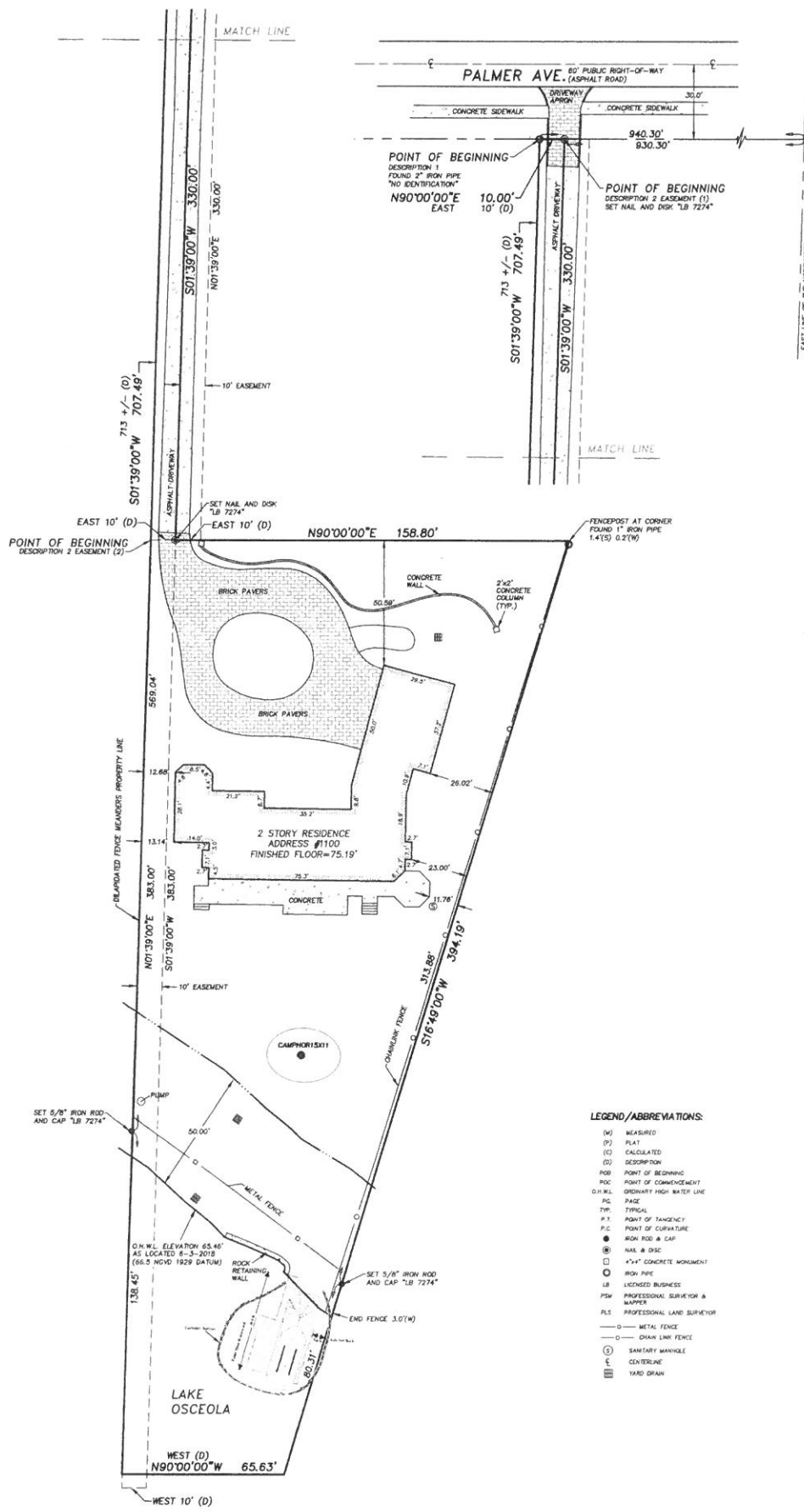


LOCATION
1100 Palmer Ave
Winter Park, FL 32789

DESIGNED FOR
William & Tamra Leary
Elevation Plan

Copyright 2018 SAT
All Rights Reserved
SCALE: NTS





BOUNDARY SURVEY

DESCRIPTION 1:
 FROM A POINT 940.3 FEET WEST OF THE EAST LINE OF THE NORTHWEST 1/4 OF SECTION 5, TOWNSHIP 22 SOUTH, RANGE 30 EAST AND 30 FEET SOUTH OF THE CENTER LINE OF PALMER AVENUE RUN EAST 10 FEET; THENCE RUN SOUTH 1'39" WEST, 330 FEET; THENCE RUN EAST 158.8 FEET; THENCE SOUTH 16'49" WEST, 394.19 FEET, TO A POINT IN LAKE; THENCE WEST 65.6 FEET TO POINT SOUTH 1'39" EAST, 713 FEET MORE OR LESS TO POINT OF BEGINNING.

DESCRIPTION 2:
 BEGIN AT A POINT 930.3 FEET WEST OF THE EAST LINE OF THE NORTHWEST 1/4 OF SECTION 5, TOWNSHIP 22 SOUTH, RANGE 30 EAST AND 30 FEET SOUTH OF THE CENTER LINE OF PALMER AVENUE, RUN SOUTH 1'39" WEST, 330 FEET; EAST 10 FEET, NORTH 1'39" EAST, 330 FEET TO POINT OF BEGINNING.

SUBJECT TO AN EASEMENT AND RIGHT-OF-WAY FOR PEDESTRIAN TRAVEL AS FOLLOWS:
 FROM A POINT 940.3 FEET WEST OF THE EAST LINE OF THE NORTHWEST 1/4 OF SECTION 5, TOWNSHIP 22 SOUTH, RANGE 30 EAST AND 30 FEET SOUTH OF THE CENTER LINE OF PALMER AVENUE RUN SOUTH 1'39" WEST, 330 FEET TO THE POINT OF BEGINNING; THENCE RUN EAST 10 FEET; THENCE RUN SOUTH 1'39" WEST 383 FEET THENCE RUN WEST 10 FEET; THENCE RUN NORTH 1'39" EAST, 383 FEET TO THE POINT OF BEGINNING. THIS EASEMENT SHALL RUN WITH THE LAND AND BE APPURTENANT TO THE FIRST ABOVE DESCRIBED PROPERTY.

- SURVEYORS NOTES:**
- NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
 - LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR RIGHTS OF WAY, EASEMENTS, OWNERSHIP, OR OTHER INSTRUMENTS OF RECORD, BY THIS FIRM.
 - REVISIONS DO NOT CONSTITUTE A RE-CERTIFICATION OF THE EXISTING FIELD CONDITIONS OF THIS SURVEY.
 - BEARINGS SHOWN HEREON ARE BASED ON THE SOUTHERLY RIGHT-OF-WAY LINE OF PALMER AVENUE AS BEING N90°00'00"E (ASSUMED).
 - THE DESCRIPTION SHOWN HEREON WAS SUPPLIED BY THE CLIENT.
 - UNDERGROUND IMPROVEMENTS AND INSTALLATIONS HAVE NOT BEEN LOCATED.
 - THE LANDS SHOWN HEREON LIE PARTIALLY WITHIN ZONE X (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOOD) WITH PORTIONS LYING WITHIN ZONE AE, (SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD EVENT), WITH A BASE FLOOD ELEVATION OF 88.8' AS SHOWN HEREON, ACCORDING TO "FIRM" MAP NO. 12095C0255 F, COMMUNITY NO. 120188, DATED SEPTEMBER 25, 2008.
 - THE ELEVATIONS SHOWN HEREON ARE BASED ON NAVD 1988 DATUM PER ORANGE COUNTY BENCH MARK NUMBER L645014, ELEVATION = 83.816 (NAVD 1988)
 - THE WATER BOUNDARY IS SUBJECT TO CHANGE DUE TO NATURAL CAUSES AND MAY NOT REPRESENT THE ACTUAL LIMITS OF TITLE.
 - THE ELECTRONIC FILE FOR THIS PROJECT IS THE PROPERTY OF BISHMAN SURVEYING AND MAPPING, INC. AND IS NOT THE PROPERTY OF THE CLIENT.

- LEGEND/ABBREVIATIONS:**
- (M) MEASURED
 - (P) PLAT
 - (C) CALCULATED
 - (D) DESCRIPTION
 - POB POINT OF BEGINNING
 - POC POINT OF COMMENCEMENT
 - O.H.W.L. ORDINARY HIGH WATER LINE
 - PG PAGE
 - TR. TYPICAL
 - P.T. POINT OF TANGENCY
 - P.C. POINT OF CURVATURE
 - IRON ROD & CAP
 - NAIL & DISC
 - *+* CONCRETE MONUMENT
 - IRON PIPE
 - LB LICENSED BUSINESS
 - PSM PROFESSIONAL SURVEYOR & MAPPER
 - PLS PROFESSIONAL LAND SURVEYOR
 - METAL FENCE
 - CHAIN LINK FENCE
 - ⊙ SANITARY MANHOLE
 - ⊙ CENTERLINE
 - ▭ YARD DRAIN

JOB NO.: 18092.000

SURVEY DATE: 7-3-2018

FIELD BY: T. CONARD

FIELD BOOK: 1804

PAGES: 7

FIELD FILE: 18092TC.MJF

DRAWING FILE: 18092.DWG

ARON D. BISHMAN, P.S.M. FLORIDA REGISTRATION NO. 5668

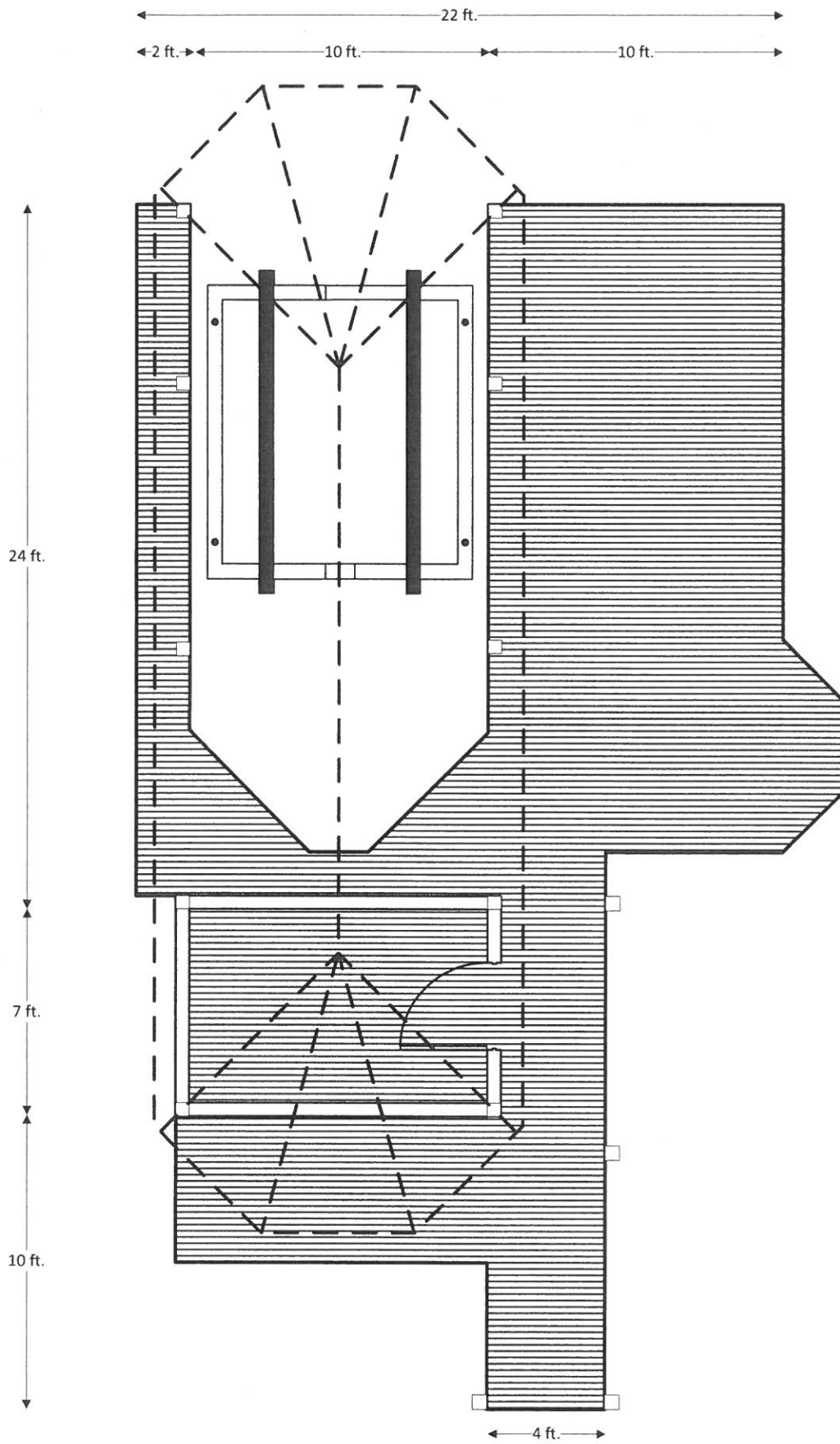


CERTIFICATE OF AUTHORIZATION LB 7274

32 W. PLANT STREET Phone No. 407.905.8877
 WINTER GARDEN, FL 34787 Fax No. 407.905.8875

SECTION 5
 TOWNSHIP 22 SOUTH
 RANGE 30 EAST

SHEET 1 OF 1



LOCATION
 1100 Palmer Ave
 Winter Park, FL 32789

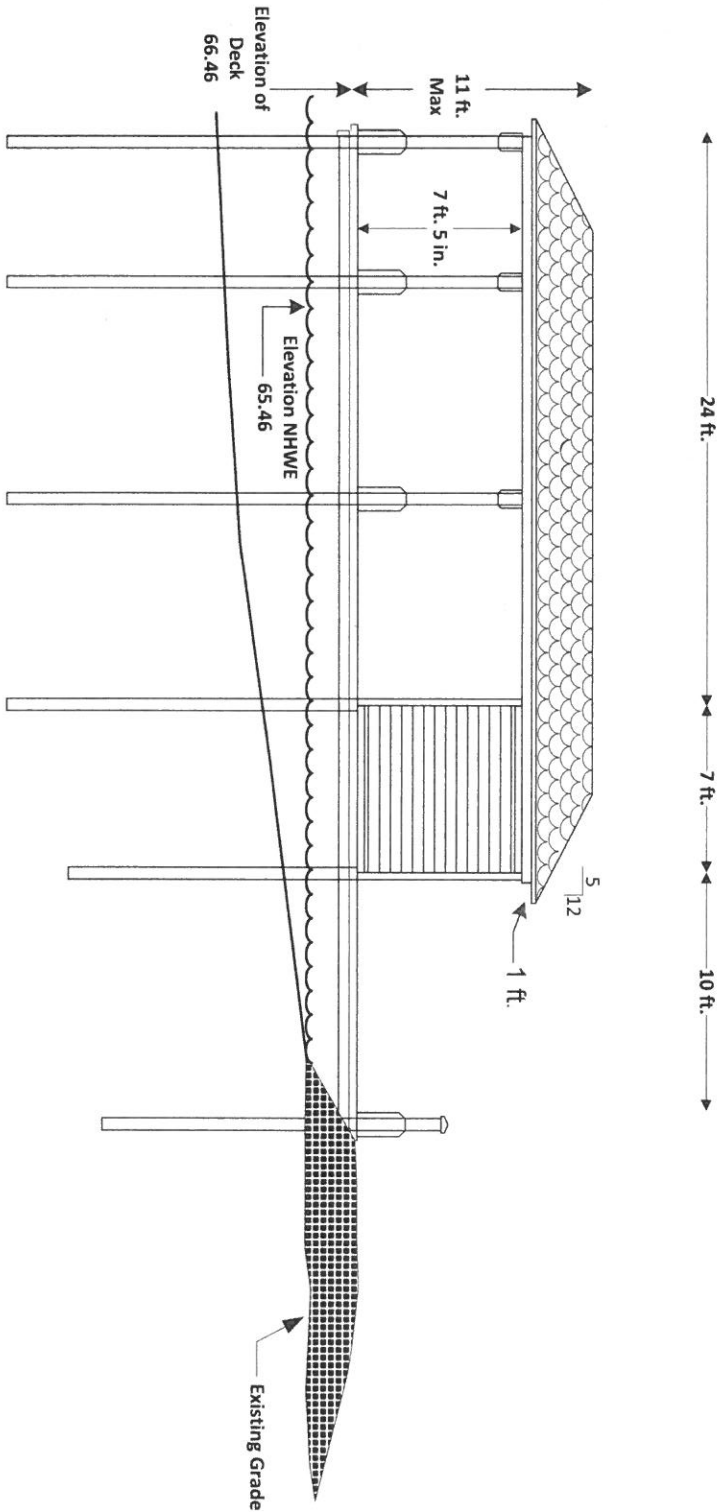
DESIGNED FOR
 William & Tamra Leary
 Floor Plan

Copyright 2018 SAT
 All Rights Reserved
 SCALE: 3/16" = 1' 0"



Boathouse

NHWE
65.46

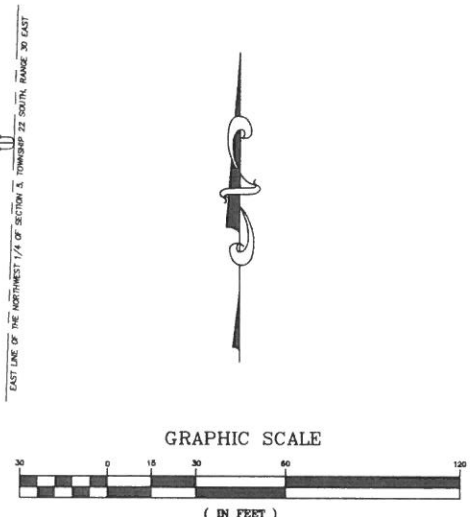
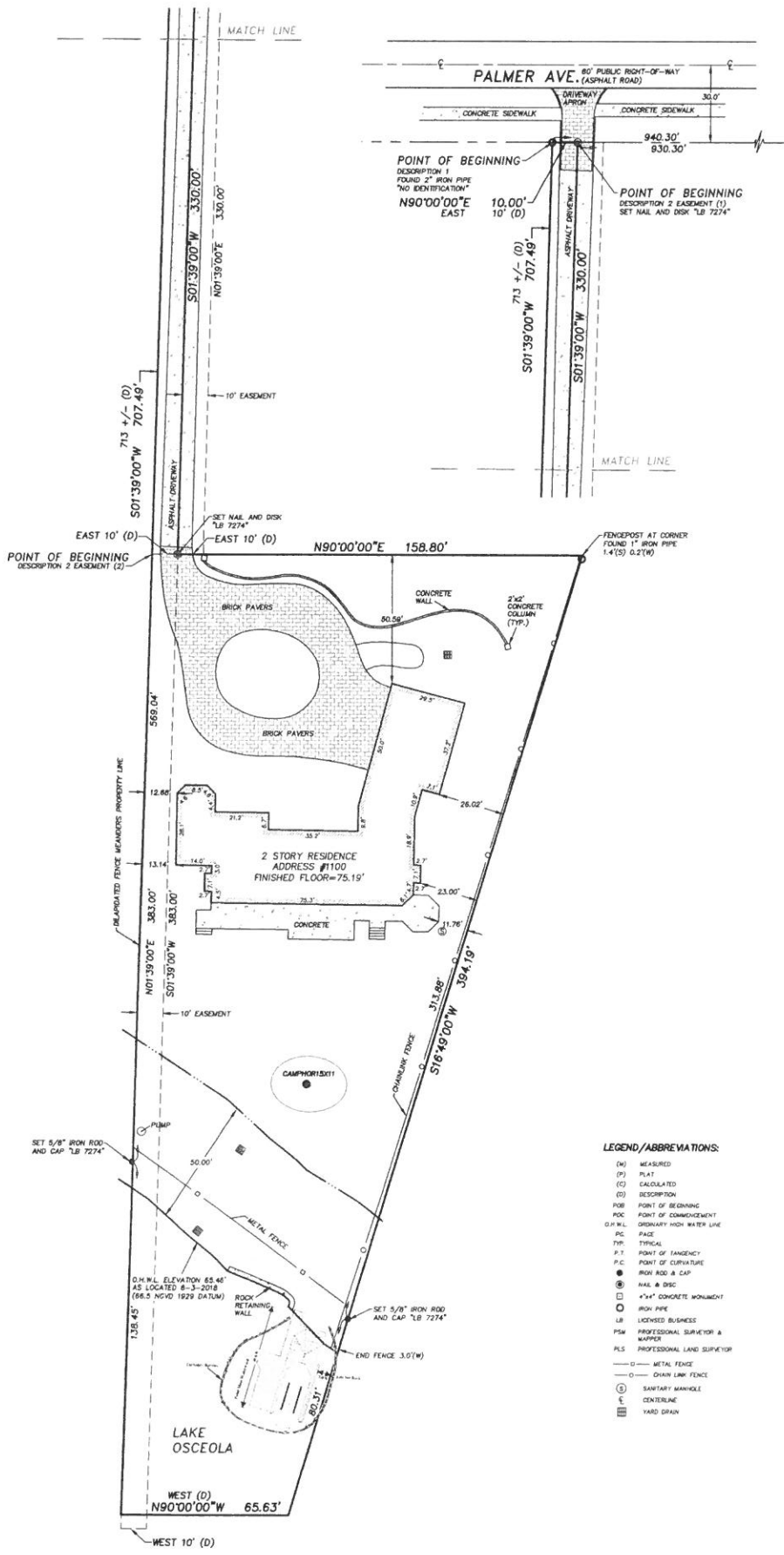


LOCATION
1100 Palmer Ave
Winter Park, FL 32789

DESIGNED FOR
William & Tamra Leary
Elevation Plan

Copyright 2018 SAT
All Rights Reserved
SCALE: NTS





BOUNDARY SURVEY

DESCRIPTION 1:
 FROM A POINT 940.3 FEET WEST OF THE EAST LINE OF THE NORTHWEST 1/4 OF SECTION 5, TOWNSHIP 22 SOUTH, RANGE 30 EAST AND 30 FEET SOUTH OF THE CENTER LINE OF PALMER AVENUE RUN EAST 10 FEET; THENCE RUN SOUTH 1'39" WEST, 330 FEET; THENCE RUN EAST 158.8 FEET; THENCE SOUTH 16'49" WEST, 394.19 FEET TO A POINT IN LAKE; THENCE WEST 65.6 FEET TO POINT SOUTH 1'39" EAST, 713 FEET MORE OR LESS TO POINT OF BEGINNING.

DESCRIPTION 2:
 BEGIN AT A POINT 930.3 FEET WEST OF THE EAST LINE OF THE NORTHWEST 1/4 OF SECTION 5, TOWNSHIP 22 SOUTH, RANGE 30 EAST AND 30 FEET SOUTH OF THE CENTER LINE OF PALMER AVENUE, RUN SOUTH 1'39" WEST, 330 FEET; EAST 10 FEET, NORTH 1'39" EAST, 330 FEET TO POINT OF BEGINNING.

SUBJECT TO AN EASEMENT AND RIGHT-OF-WAY FOR PEDESTRIAN TRAVEL AS FOLLOWS:
 FROM A POINT 940.3 FEET WEST OF THE EAST LINE OF THE NORTHWEST 1/4 OF SECTION 5, TOWNSHIP 22 SOUTH, RANGE 30 EAST AND 30 FEET SOUTH OF THE CENTER LINE OF PALMER AVENUE RUN SOUTH 1'39" WEST, 330 FEET TO THE POINT OF BEGINNING; THENCE RUN EAST 10 FEET; THENCE RUN SOUTH 1'39" WEST 383 FEET THENCE RUN WEST 10 FEET; THENCE RUN NORTH 1'39" EAST, 383 FEET TO THE POINT OF BEGINNING. THIS EASEMENT SHALL RUN WITH THE LAND AND BE APPURTENANT TO THE FIRST ABOVE DESCRIBED PROPERTY.

- SURVEYORS NOTES:**
- NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
 - LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR RECORDS OF WAY, EASEMENTS, OWNERSHIP, OR OTHER INSTRUMENTS OF RIGHT, BY THIS FIRM.
 - REVISIONS DO NOT CONSTITUTE A RE-CERTIFICATION OF THE EXISTING FIELD CONDITIONS OF THIS SURVEY.
 - BEARINGS SHOWN HEREON ARE BASED ON THE SOUTHERLY RIGHT-OF-WAY LINE OF PALMER AVENUE AS BEING N90°00'00"E (ASSUMED).
 - THE DESCRIPTION SHOWN HEREON WAS SUPPLIED BY THE CLIENT.
 - UNDERGROUND IMPROVEMENTS AND INSTALLATIONS HAVE NOT BEEN LOCATED.
 - THE LANDS SHOWN HEREON LIE PARTIALLY WITHIN ZONE X (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOOD) WITH PORTIONS LYING WITHIN ZONE AE, (SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD EVENT, WITH A BASE FLOOD ELEVATION OF 68.8') AS SHOWN HEREON, ACCORDING TO "FIRM" MAP NO. 12095C0255 F, COMMUNITY NO. 120198, DATED SEPTEMBER 25, 2009.
 - THE ELEVATIONS SHOWN HEREON ARE BASED ON NAVD 1988 DATUM PER ORANGE COUNTY BENCH MARK NUMBER L645014, ELEVATION = 83.816 (NAVD 1988)
 - THE WATER BOUNDARY IS SUBJECT TO CHANGE DUE TO NATURAL CAUSES AND MAY NOT REPRESENT THE ACTUAL LIMITS OF TITLE.
 - THE ELECTRONIC FILE FOR THIS PROJECT IS THE PROPERTY OF BISHMAN SURVEYING AND MAPPING, INC. AND IS NOT THE PROPERTY OF THE CLIENT.

- LEGEND/ABBREVIATIONS:**
- (M) MEASURED
 - (P) PLAT
 - (C) CALCULATED
 - (D) DESCRIPTION
 - POB POINT OF BEGINNING
 - POC POINT OF COMMENCEMENT
 - O.R.W. ORDINARY HIGH WATER LINE
 - PK. PAGE
 - TYP. TYPICAL
 - P.T. POINT OF TANGENCY
 - P.C. POINT OF CURVATURE
 - IRON ROD & CAP
 - ⊙ NAIL & DISC
 - ⊠ 4"x4" CONCRETE MONUMENT
 - ⊠ IRON PIPE
 - LB LOCKED BUSINESS
 - PSM PROFESSIONAL SURVEYOR & MAPPER
 - PLS PROFESSIONAL LAND SURVEYOR
 - METAL FENCE
 - CHAIN LINK FENCE
 - ⊙ SANITARY MANHOLE
 - ⊙ CENTERLINE
 - ▭ YARD DRAIN

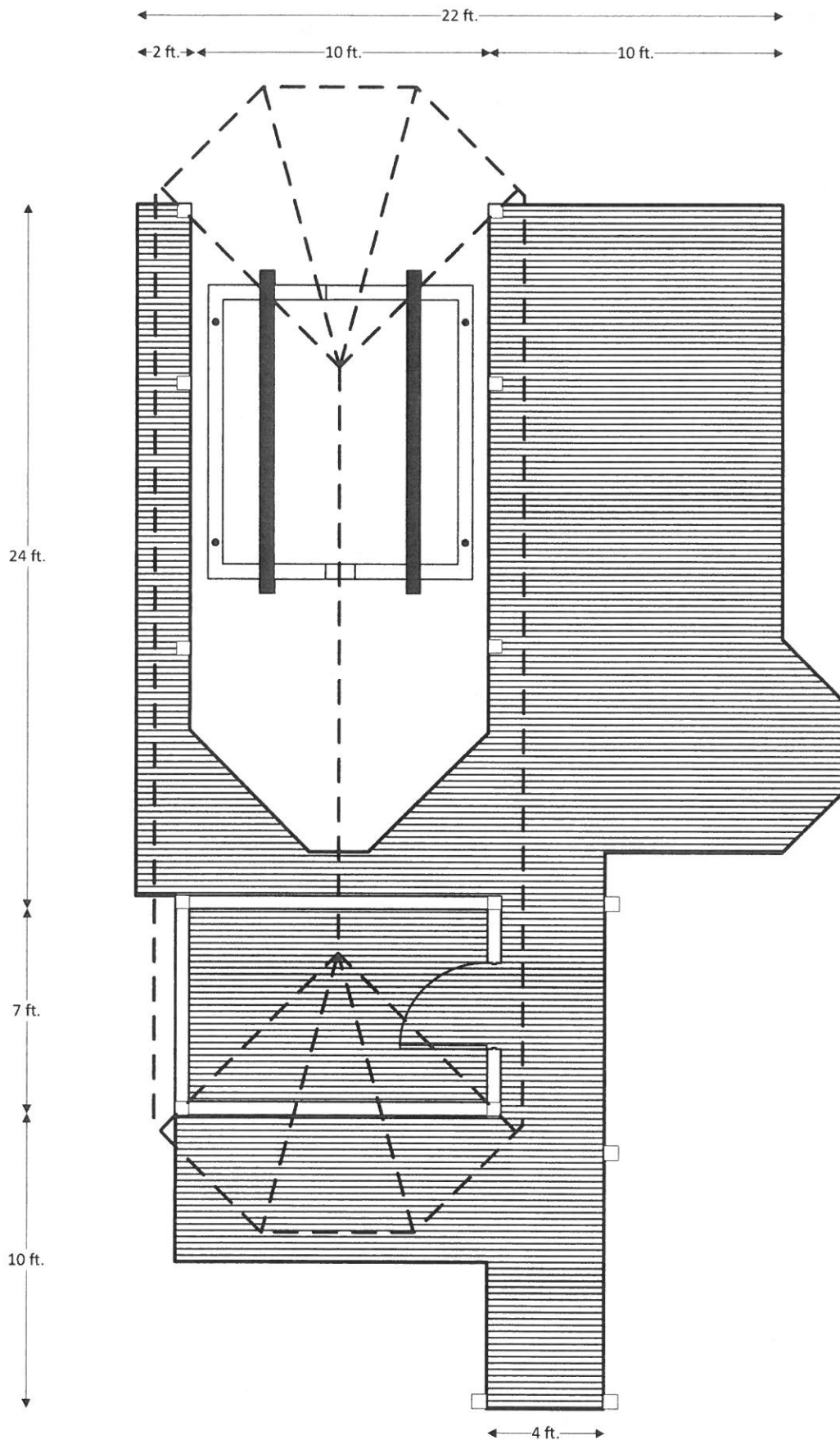
JOB NO.: 18092.000
SURVEY DATE: 7-3-2018
FIELD BY: T. CONARD
FIELD BOOK: 1804
PAGES: 7
FIELD FILE: 18092TC.MJF
DRAWING FILE: 18092.DWG

ARON D. BISHMAN, P.S.M. FLORIDA REGISTRATION NO. 5668



CERTIFICATE OF AUTHORIZATION LB 7274
 32 W. PLANT STREET Phone No. 407.905.8877
 WINTER GARDEN, FL 34787 Fax No. 407.905.8875

SECTION 5	SHEET 1
TOWNSHIP 22 SOUTH	OF 1
RANGE 30 EAST	



LOCATION
 1100 Palmer Ave
 Winter Park, FL 32789

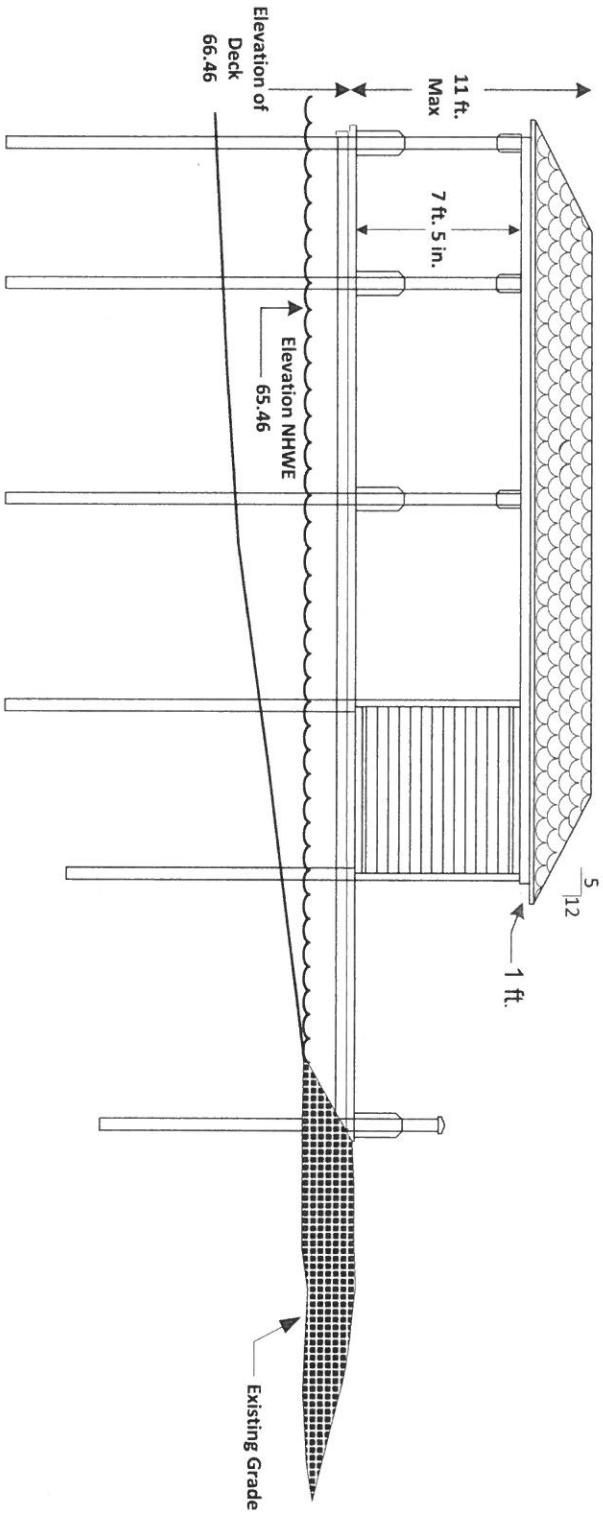
DESIGNED FOR
 William & Tamra Leary
 Floor Plan

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 SCALE: 3/16" = 1' 0"



Boathouse

NHWE
65.46

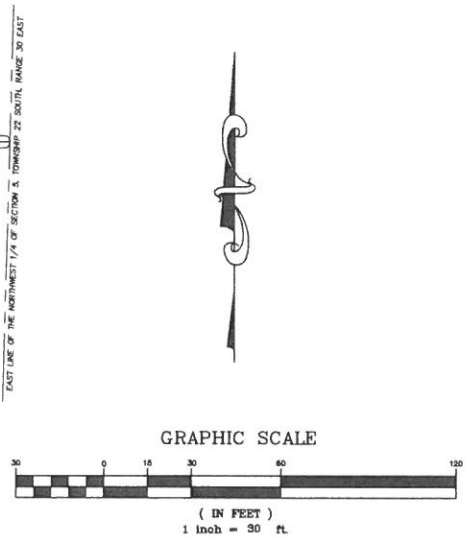
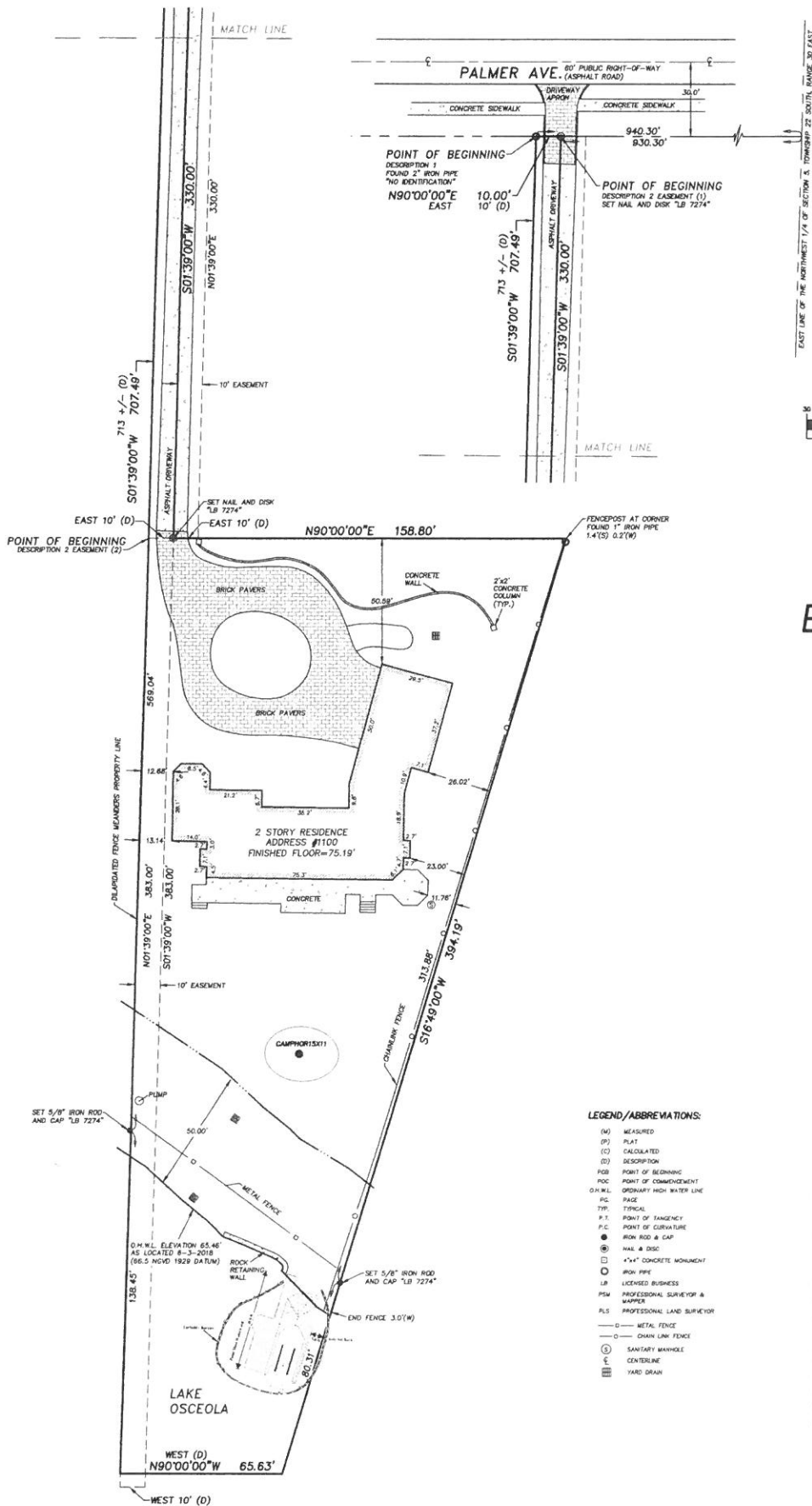


LOCATION
1100 Palmer Ave
Winter Park, FL 32789

DESIGNED FOR
William & Tamra Leary
Elevation Plan

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SCALE: NTS





BOUNDARY SURVEY

DESCRIPTION 1:
 FROM A POINT 940.3 FEET WEST OF THE EAST LINE OF THE NORTHWEST 1/4 OF SECTION 5, TOWNSHIP 22 SOUTH, RANGE 30 EAST AND 30 FEET SOUTH OF THE CENTER LINE OF PALMER AVENUE RUN EAST 10 FEET; THENCE RUN SOUTH 1°39' WEST, 330 FEET; THENCE RUN EAST 158.8 FEET; THENCE SOUTH 16°49' WEST, 394.19 FEET TO A POINT IN LAKE; THENCE WEST 65.6 FEET TO POINT SOUTH 1°39' EAST, 71.3 FEET MORE OR LESS TO POINT OF BEGINNING.

DESCRIPTION 2:
 BEGN AT A POINT 830.3 FEET WEST OF THE EAST LINE OF THE NORTHWEST 1/4 OF SECTION 5, TOWNSHIP 22 SOUTH, RANGE 30 EAST AND 30 FEET SOUTH OF THE CENTER LINE OF PALMER AVENUE, RUN SOUTH 1°39' WEST, 330 FEET; EAST 10 FEET, NORTH 1°39' EAST, 330 FEET TO POINT OF BEGINNING.

SUBJECT TO AN EASEMENT AND RIGHT-OF-WAY FOR PEDESTRIAN TRAVEL AS FOLLOWS:
 FROM A POINT 940.3 FEET WEST OF THE EAST LINE OF THE NORTHWEST 1/4 OF SECTION 5, TOWNSHIP 22 SOUTH, RANGE 30 EAST AND 30 FEET SOUTH OF THE CENTER LINE OF PALMER AVENUE RUN SOUTH 1°39' WEST, 330 FEET TO THE POINT OF BEGINNING; THENCE RUN EAST 10 FEET; THENCE RUN NORTH 1°39' WEST, 383 FEET THENCE RUN WEST 10 FEET; THENCE RUN NORTH 1°39' EAST, 383 FEET TO THE POINT OF BEGINNING. THIS EASEMENT SHALL RUN WITH THE LAND AND BE APPURTENANT TO THE FIRST ABOVE DESCRIBED PROPERTY.

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 - THE ELEVATIONS SHOWN HEREON ARE BASED ON NAVD 1988 DATUM PER ORANGE COUNTY BENCH MARK NUMBER L645014, ELEVATION = 83.816 (NAVD 1988)
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 - PC PAVE
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SECTION 5
 TOWNSHIP 22 SOUTH
 RANGE 30 EAST

SHEET 1 OF 1