



# **4364 Mermell Circle Partial Vacation of the Platted rear Easement with Resolution N. 2024-R-19**

Petition No. VAC-24-031

Presented by: The Planning & Zoning Division

# Overview

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Applicant: David and Anita Ulrich

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Property owner: David and Anita Ulrich

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Request: Vacate a portion of the platted rear (20) twenty-foot maintenance easement due to pool deck and cage being constructed within said easement whilst under previous ownership.

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Location: 4364 Mermell Circle

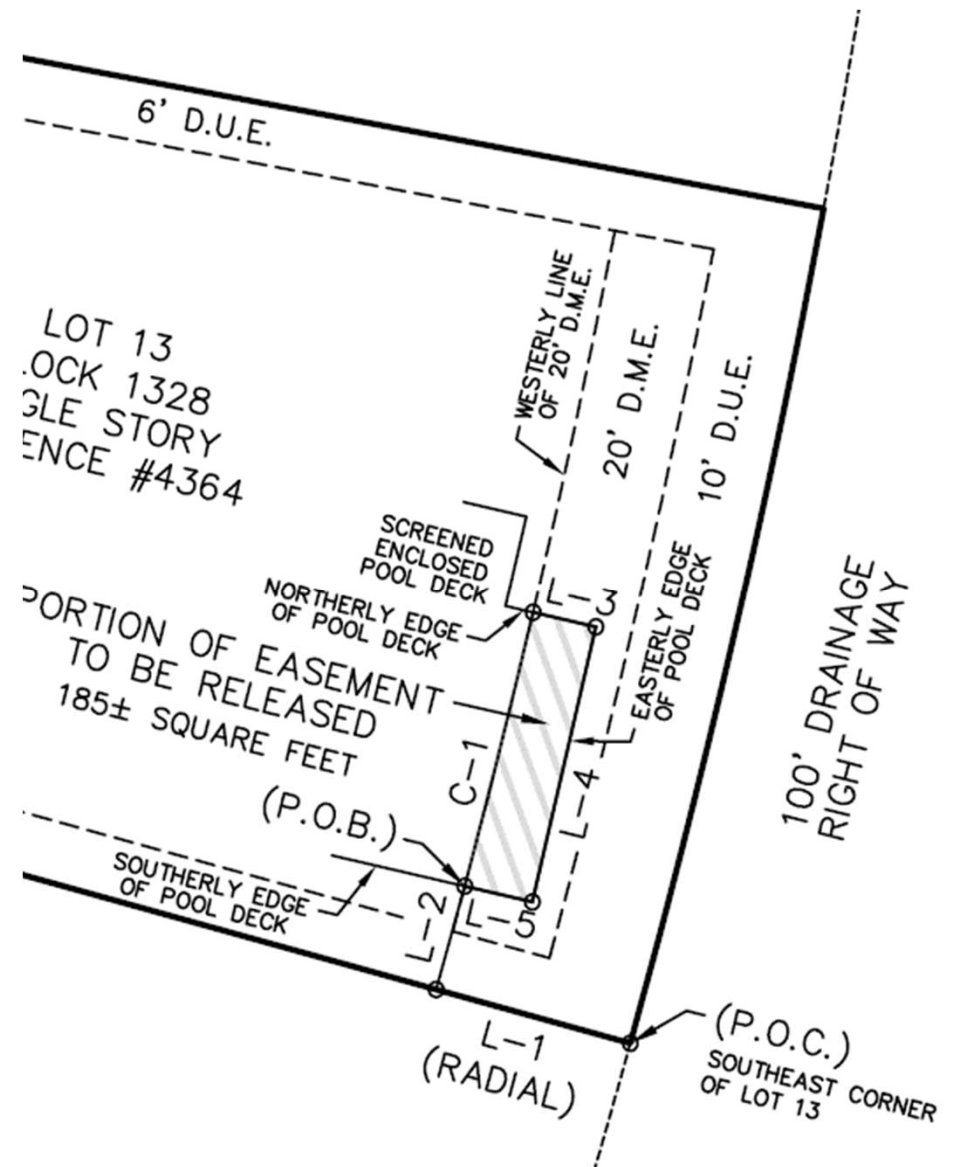
# Background

Requesting to vacate a portion of the platted rear 20-foot Maintenance easement to allow an existing deck and screen cage to remain.

A permit was submitted for the replacement of the existing pool cage(23-3682). It was discovered at that time that the deck had been extended whilst under previous ownership thus creating the encroachment.

On June 6<sup>th</sup> the Planning and Zoning Advisory Board voted unanimously to recommend approval by City Commission.

Property size: 10,000 Square feet



# Review Process

The following agencies have reviewed the request to vacate the portion of the platted rear 20-foot maintenance easement and, through written response, have granted their approval. No issues or concerns were raised regarding the request

Utility Agency	Response
Amerigas	No response
Comcast/Truenet Communications	No response
Florida Power and Light	No response
Frontier	Is granted
North Port Fire/Rescue	Is granted
North Port Public Works	Is granted
North Port Utilities	Is granted

If no response is received within 10 days, it is assumed that there is no issue with the vacation of easement.

# Compliance with Florida Statutes and ULDC Chapter 53 Zoning Regulations

The vacation of easement was reviewed and approved by staff for conformance with the Florida Statutes Chapter 177.

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# Staff Recommendations

- The Planning & Zoning Division recommends approval of Petition No. VAC-24-031 via Resolution No. 2024-R-19





**Thank you!**