

PLANNING AND ZONING MEETING AGENDA

TOWN OF LADY LAKE, FLORIDA

DATE AND TIME

Monday, April 9, 2018 at 5:30 p.m

PLACE

Town Hall Commission Chambers, 409 Fennell Blvd., Lady Lake

All interested persons are cordially invited to attend this public meeting.

AGENDA

A. CALL TO ORDER: John Gauder, Chairperson

B. PLEDGE OF ALLEGIANCE

C. ROLL CALL

D. PUBLIC COMMENTS

E. NEW BUSINESS

1. Approval of Minutes — March 12, 2018 Planning and Zoning Meeting (Pg. 2)
2. Ordinance 2018-22— An Ordinance Annexing Four Lots Located in Orange Blossom Gardens, Referenced by Alternate Key Numbers 1672601, 1483751, 2586061, and 2665033, Owned by The Villages of Lake-Sumter, Inc. (Pg. 6)
3. Ordinance 2018-23 — An Ordinance Amending the Lady Lake Future Land Use Comprehensive Plan of Four Lots Located in Orange Blossom Gardens, Referenced by Alternate Key Numbers 1672601, 1483751, 2586061, and 2665033, Owned by The Villages of Lake-Sumter, Inc. (Pg. 12)
4. Ordinance 2018-24 — An Ordinance Rezoning Four Lots Located in Orange Blossom Gardens, Referenced by Alternate Key Numbers 1672601, 1483751, 2586061, and 2665033, Owned by The Villages of Lake-Sumter, Inc. (Pg. 21)

F. CHAIRPERSON AND MEMBERS' REPORTS

G. ADJOURN

Notes: (1) This board is advisory. All recommendations are forwarded to the Town Commission. (2) If a person decides to appeal a decision made with respect to any matter considered at the above meeting or hearing, he or she may need a verbatim record of the proceedings including the testimony and evidence, a record of which is not provided by the Town of Lady Lake. (F.S. 286-0105). (3) Please be advised that one or more members of any other Town Board or Committee may be in attendance of this meeting. (4) This public hearing is being conducted in a handicapped accessible location. Any person requiring special accommodation at this meeting should contact the Clerk's office at least five calendar days prior to the meeting. To access a Telecommunication Device for Deaf Persons (TDD), please call (352) 751-1565.

1 **PLANNING AND ZONING BOARD MEETING DRAFT MINUTES**
2 **TOWN OF LADY LAKE, FLORIDA**

3 **MARCH 12, 2018**

4 The Planning and Zoning Board meeting was held in the Town Hall Commission Chambers at
5 409 Fennell Blvd., Lady Lake, Florida. The meeting convened at 5:30 p.m.

6 **A. CALL TO ORDER**

7 Chairperson Gauder

8 **B. PLEDGE OF ALLEGIANCE**

9 **C. ROLL CALL**

10 Regis LeClerc, Member; Carole Rohan, Member; Robert Conlin, Member; William Sigurdson,
11 Vice Chairperson and John Gauder, Chairperson

12 **STAFF PRESENT**

13 Kris Kollgaard, Town Manager; Thad Carroll, Growth Management Director; Wendy Then,
14 Senior Planner; John Pearl, I. T. Director; Carol Osborne, Staff Assistant; and Sasha Garcia,
15 Attorney, BRS Legal

16 **D. PUBLIC COMMENT**

17 Chairperson Gauder asked if anyone in the audience wished to speak. There were no
18 comments.

19 **E. NEW BUSINESS**

20 **1. Approval of Minutes**

21 Member Sigurdson made a motion to approve the February 12, 2018 Planning and Zoning
22 Board meeting minutes. Member Rohan seconded the motion. All were in favor.

23 **2. Ordinance 2018-18 – Annexation – Annexing Two Lots Located in Orange Blossom**
24 **Gardens, Referenced by Alternate Key Numbers 2722002 and 1672759, Owned by The**
25 **Villages of Lake-Sumter, Inc.**

26 Ms. Then presented a summary of the agenda item. She stated the applicant is present if
27 there are any questions.

28 Chairperson Gauder asked if there were any questions or comments.

29 David Mercer, 1312 Debra Dr., The Villages, remarked that he attended tonight’s meeting
30 because he received a letter concerning Debra Drive.

1 Chairperson Gauder asked if there were any further questions or comments. Hearing none,
2 he asked for a motion.

3 Member LeClerc made a motion to recommend approval of Ordinance 2018-18 to the
4 Commission as presented. Member Conlin seconded the motion.

5 The motion passed by the following roll call vote:

Member	Vote
LeClerc	Yes
Rohan	Yes
Sigurdson	Yes
Conlin	Yes
Gauder	Yes

6 **3. Ordinance 2018-19 – Small Scale Future Land Use Comprehensive Plan Amendment –**
7 **Amending the Lady Lake Future Land Use Comprehensive Plan of Two Lots Located in**
8 **Orange Blossom Gardens, Referenced by Alternate Key Number 2722002 and 1672759,**
9 **Owned by The Villages of Lake-Sumter, Inc.**

10 Ms. Then presented a summary of the agenda item. She stated the applicant is present if
11 there are any questions.

12 Chairperson Gauder asked if there were any further questions or comments. Hearing none, he
13 asked for a motion.

14 Member Rohan made a motion to recommend approval of Ordinance 2018-19 to the
15 Commission as presented. Member Sigurdson seconded the motion.

16 The motion passed by the following roll call vote:

Member	Vote
LeClerc	Yes
Rohan	Yes
Sigurdson	Yes
Conlin	Yes
Gauder	Yes

1 **4. Ordinance 2018-20 – Rezoning – The Villages of Lake-Sumter, Inc. – Rezoning Two Lots**
2 **Located in Orange Blossom Gardens, Referenced by Alternate Key Numbers 2722002 and**
3 **1672759, Owned by The Villages of Lake-Sumter, Inc.**

4 Ms. Then presented a summary of the agenda item. She stated the applicant is present if
5 there are any questions.

6 Chairperson Gauder asked if there were any questions or comments. Hearing none, he asked
7 for a motion.

8 Member Rohan made a motion to recommend approval of Ordinance 2018-20 to the
9 Commission as presented. Member Sigurdson seconded the motion.

10 The motion passed by the following roll call vote:

Member	Vote
LeClerc	Yes
Rohan	Yes
Sigurdson	Yes
Conlin	Yes
Gauder	Yes

11 **F. CHAIRPERSON and MEMBERS' REPORT**

12 Member Sigurdson commended and thanked staff for the revision of the minutes and how
13 they are presented. He stated it is much easier to pinpoint certain areas and is easier to read.

14 Member Rohan agreed.

15 Town Manager Kris Kollgaard stated the Town is in the process of developing a new website.
16 She explained the packets are now in a format that is searchable online. She encouraged the
17 Board to submit suggestions regarding additions or readability concerns as this is the time to
18 resolve any issues.

19 John Morioka and Debra stated they were informed that a commercial development will
20 be constructed near Schwartz and their neighborhood, and that they did not receive a
21 letter regarding this.

22 Growth Management Director Thad Carroll stated the plans for the storage facility was
23 presented to the Planning and Zoning Board in February. He stated the first public hearing
24 with the Town Commission regarding this development was Monday, March 5th, and there will
25 be a second public hearing in May. Notices to inform the surrounding property owners will be

1 mailed and there will also be a notice in the newspaper. He stated he will provide Mr.
2 Morioka with further information after tonight's meeting.

3 ADJOURN

4 With nothing further to discuss, the meeting adjourned at 5:51 p.m.

5 Respectfully submitted,

6 _____

7 Carol Osborne,

8 Staff Assistant to the Town Clerk

9 _____

10 John Gauder, Chairperson

11 cmo/nvs

PLANNING AND ZONING BOARD MEETING AGENDA ITEM

TOWN OF LADY LAKE, FLORIDA

AGENDA ITEM TITLE

Ordinance 2018-22 – An Ordinance Annexing Four Lots Located Within Orange Blossom Gardens, Referenced by Alternate Key Numbers 1672601, 1483751, 2586061, and 2665033; Owned by The Villages of Lake-Sumter, Inc.

AGENDA ITEM ID

20180125

DEPARTMENT

Growth Management

STAFF RECOMMENDED MOTIONS

Option 1: Motion to forward Ordinance 2018-22 to the Town Commission, recommending approval.

Option 2: Motion to forward Ordinance 2018-22 to the Town Commission, recommending denial.

Staff supports Option 1, recommending approval of Ordinance 2018-22.

SUMMARY

Martin L. Dzuro filed an application on behalf of The Villages of Lake-Sumter, Inc., to annex property consisting of four lots located within Orange Blossom Gardens Units 2, 3, and 3.1B. The application involves annexing approximately 0.56 acres of property from unincorporated Lake County into the Town of Lady Lake.

The lots are addressed as follows:

912 Kim Lane

908 Weeping Willow Avenue

810 Aloha Way

731 Truman Avenue

The subject properties are in Section 06, Township 18 South, Range 24 East, in Lake County, Florida. Appropriate legal descriptions, a location map, and a sketch of the

properties have been included with the submitted application. The lots will be served by the Village Center Community Development District Central Water and Sewer System, as well as the District's Fire Department.

In accordance with the provisions of Florida Statute 171.205, and the Interlocal Service Boundary Agreement executed September 4, 2013 between Lake County, Florida and the Town of Lady Lake, Florida, the Town may annex properties into the Town that are non-contiguous to the existing municipal boundary.

The annexation application was received on Monday, March 26, 2018, and has been reviewed and determined to be complete. The application meets the requirements of the Land Development Regulations (LDRs) as well as the adopted Comprehensive Plan, and is ready for transmittal to the Town Commission.

Staff mailed notices to inform the surrounding 96 property owners within 150 feet of the properties proposed by the annexation request on Monday, March 26, 2018. The properties were also posted Monday, March 26, 2018.

FISCAL IMPACT

None.

FUNDING ACCOUNT

None.

PAST ACTIONS

The Technical Review Committee found that Ordinance 2018-22 was ready for transmittal to the Planning and Zoning Board.

SUPPORTING INFORMATION

[Annexation Application 2018-22](#)

[Town of Lady Lake Technical Review Committee Report 20180402](#)

PUBLIC HEARINGS

The Commission's first reading of Ordinance 2018-18 is scheduled for Monday, May 7, 2018, at 6:00 p.m. The second and final reading is scheduled for Monday, May 21, 2018, at 6:00 p.m.

1

EXHIBIT A: Legal Descriptions and Map

2

Parcel ID #: 06-18-24-0200-000-08200 Lot 82, Unit 2, Orange Blossom Gardens, according to the plat thereof recorded in Plat Book 20, Pages 58-59, Public Records of Lake County, FL;

3

4

Parcel ID#: 06-18-24-0300-000-07400 Lot 74, Unit 3, Orange Blossom Gardens, according to the plat thereof recorded in Plat Book 23, Pages 27-29, Public Records of Lake County, FL;

5

6

Parcel ID#: 06-18-24-0350-000-19800 Lot 198, Unit 3.IB, Orange Blossom Gardens, according to the plat thereof recorded in Plat Book 25, Page 33, Public Records of Lake County, FL;

7

8

and

9

Parcel ID#: 06-18-24-0350-000-37900 Lot 379, Unit 3.IB, Orange Blossom Gardens, according to the plat thereof recorded in Book 25, Page 33, Public Records of Lake County, FL.

10

PLANNING AND ZONING BOARD MEETING AGENDA ITEM

TOWN OF LADY LAKE, FLORIDA

AGENDA ITEM TITLE

Ordinance 2018-23 – An Ordinance Amending the Lady Lake Future Land Use Comprehensive Plan of Four Lots Located in Orange Blossom Gardens, Referenced by Alternate Key Numbers 1672601, 1483751, 2586061, and 2665033, Owned by The Villages of Lake-Sumter, Inc.

AGENDA ITEM ID

20180126

DEPARTMENT

Growth Management

STAFF RECOMMENDED MOTIONS

Option 1: Motion to forward Ordinance 2018-23 to the Town Commission, recommending approval.

Option 2: Motion to forward Ordinance 2018-23 to the Town Commission, recommending denial.

Staff supports Option 1, recommending approval of Ordinance 2018-23.

SUMMARY

Martin L. Dzuro submitted an application on behalf of The Villages of Lake-Sumter, Inc., to amend the Future Land Use designation for properties located within Orange Blossom Gardens Units 2, 3, and 3.1B. The property consists of four lots, involving approximately 0.56 acres of property in Section 06, Township 18 South, Range 24 East in Lake County, Florida.

The lots are addressed as follows:

912 Kim Lane

908 Weeping Willow Avenue

810 Aloha Way

731 Truman Avenue

The existing Future Land Use designation is Lake County Medium Urban Density. The proposed Future Land Use designation is Lady Lake Manufactured Home High Density.

The application was received on Monday, March 26, 2018. Staff has determined it is complete and satisfies the requirements of the Land Development Regulations (LDR) and the Comprehensive Plan. It is ready for transmittal to the Town Commission.

Staff mailed notices to inform the surrounding property owners on Monday, March 26, 2018. The properties were also posted the same day.

FUTURE LAND USE

Table 1: Future Land Use Descriptions.

Existing FLU	Proposed FLU
Lake County Medium Urban Density. Provides a range of residential development at a maximum density of seven (7) dwelling units per one (1) net buildable acre, in addition to civic, commercial, and office uses at an appropriate scale and intensity to serve this category. Limited light industrial uses may only be allowed as a conditional use, unless permitted as an Economic Development Overlay District use. May serve as a transition between more intense and less intense urban land uses.	Lady Lake Manufactured Home High Density (MH-HD) Development within the Manufactured Home, High Density land use category shall be limited to manufactured homes. Densities cannot exceed 9 units/acre. Single Family, Multi-family, Commercial, and Industrial uses are prohibited, however, a mixed use PUD shall be allowed as outlined in Policy FLU 1-10.2. Public facilities shall be allowed as outlined in Policy FLU 1-2.3 and Objective FLU 1-8.

Table 2: Properties Adjacent to 912 Kim Lane:

Direction	Future Land Use Designation
North	Lady Lake Manufactured Home High Density
East	Lake County Medium Urban Density
South	Lake County Medium Urban Density
West	Lake County Medium Urban Density

Table 3: Properties Adjacent to 810 Aloha Way:

Direction	Future Land Use Designation
North	Lake County Medium Urban Density
East	Lake County Medium Urban Density
South	Lake County Medium Urban Density
West	Lake County Medium Urban Density

Table 4: Properties Adjacent to 731 Truman Avenue:

Direction	Future Land Use Designation
North	Lake County Medium Urban Density
East	Lake County Medium Urban Density
South	Lake County Medium Urban Density
West	Lake County Medium Urban Density

Table 5: Properties Adjacent to 908 Weeping Willow Avenue:

Direction	Future Land Use Designation
North	Lake County Medium Urban Density
East	Lake County Medium Urban Density
South	Lake County Medium Urban Density
West	Lake County Medium Urban Density

IMPACT ON TOWN SERVICES

A Concurrency Determination Statement has also been included as part of the Small Scale Comprehensive Plan Amendment Application, which the applicant submitted to explain expected impacts on Town Services. The Villages proposes to remove the existing manufactured homes on the lots to construct conventional built homes. There will be no increase in utility services, traffic, population, or recreation use.

POTABLE WATER: No impact, the lots are served by the Village Center Community Development District Central Water System.

SEWER: No impact, the lots are served by the Village Center Community Development District Central Sewer System.

SCHOOLS: Not factored for project – no foreseen impact of students as the project is located within an active adult retirement community.

TRANSPORTATION: No impact, the existing homes will be replaced with new homes. There will be no change in average daily trip generation.

PARKS & RECREATION: The small-scale future land use amendment will not cause P&R Level of Service to be exceeded since the project is for the replacement of existing homes. Additionally, the Villages provides its residents with all Park and Recreation Amenities.

STORMWATER: Project will be required to adhere to SJRWMD guidelines and of Town of Lady Lake Floodplain Management Ordinance for parcels within Special Flood Hazard Areas.

FISCAL IMPACT

None.

FUNDING ACCOUNT

None.

PAST ACTIONS

The Technical Review Committee found that Ordinance 2018-23 was ready for transmittal to the Planning and Zoning Board.

SUPPORTING INFORMATION

[Comprehensive Plan Amendment Application 2018-23](#)

PUBLIC HEARINGS

The Local Planning Agency is scheduled to consider Ordinance 2018-23 on Monday, May 7, 2018 at 5:30 p.m.

The Commission's first reading of Ordinance 2018-23 is scheduled for Monday, May 7, 2018, at 6:00 p.m. The second and final reading is scheduled for Monday, May 21, 2018, at 6:00 p.m.

tmc/nvs

1 **SECTION 3: Small Scale Amendment to the Future Land Use Element Map Series.**

2 The Comprehensive Plan, as amended, is hereby further amended by amending the Future
3 Land Use Element Map Series with the small-scale amendment as indicated below:

4 Applicant or Owner: The Villages of Lake-Sumter, Inc.

5 General Location: 912 Kim Lane, 908 Weeping Willow Avenue, 810 Aloha Way, and 731 Truman
6 Avenue — four lots located within the Orange Blossom Gardens Subdivisions, Units 2, 3, and
7 3.1B, within Lake County, Florida.

8 Acres: Approximately 0.56 Acres

9 Future Land Use: Change from Lake County Medium Urban Density to Town of Lady Lake
10 Manufactured Home High Density (MH-HD).

11 Graphic representation of this Small Scale Future Land Use Element Map Amendment is
12 shown in the attached “Exhibit A.”

13 **SECTION 4: Severability.**

14 The provisions of this Ordinance are declared to be separable and if any section, sentence,
15 clause or phrase of this Ordinance shall for any reason be held to be invalid or
16 unconstitutional, such decision shall not effect the validity of the remaining sections,
17 sentences, clauses or phrases of this Ordinance, but they shall remain in effect, it being the
18 legislative intent that this Ordinance shall stand notwithstanding the invalidity of any part.

19 **SECTION 5: Effective Date.**

20 This ordinance shall become effective as provided in Chapter 163, Florida Statutes.

21 **PASSED AND ORDAINED** this 21st day of May, 2018.

1
2
3
4
5
6
7
8
9
10

Town of Lady Lake, Florida

Jim Richards, Mayor

Attest

Kris Kollgaard, Town Clerk

Approved as to form

Derek Schroth, Town Attorney

1
2
3
4
5
6
7
8
9
10

EXHIBIT A — Legal Descriptions and Map

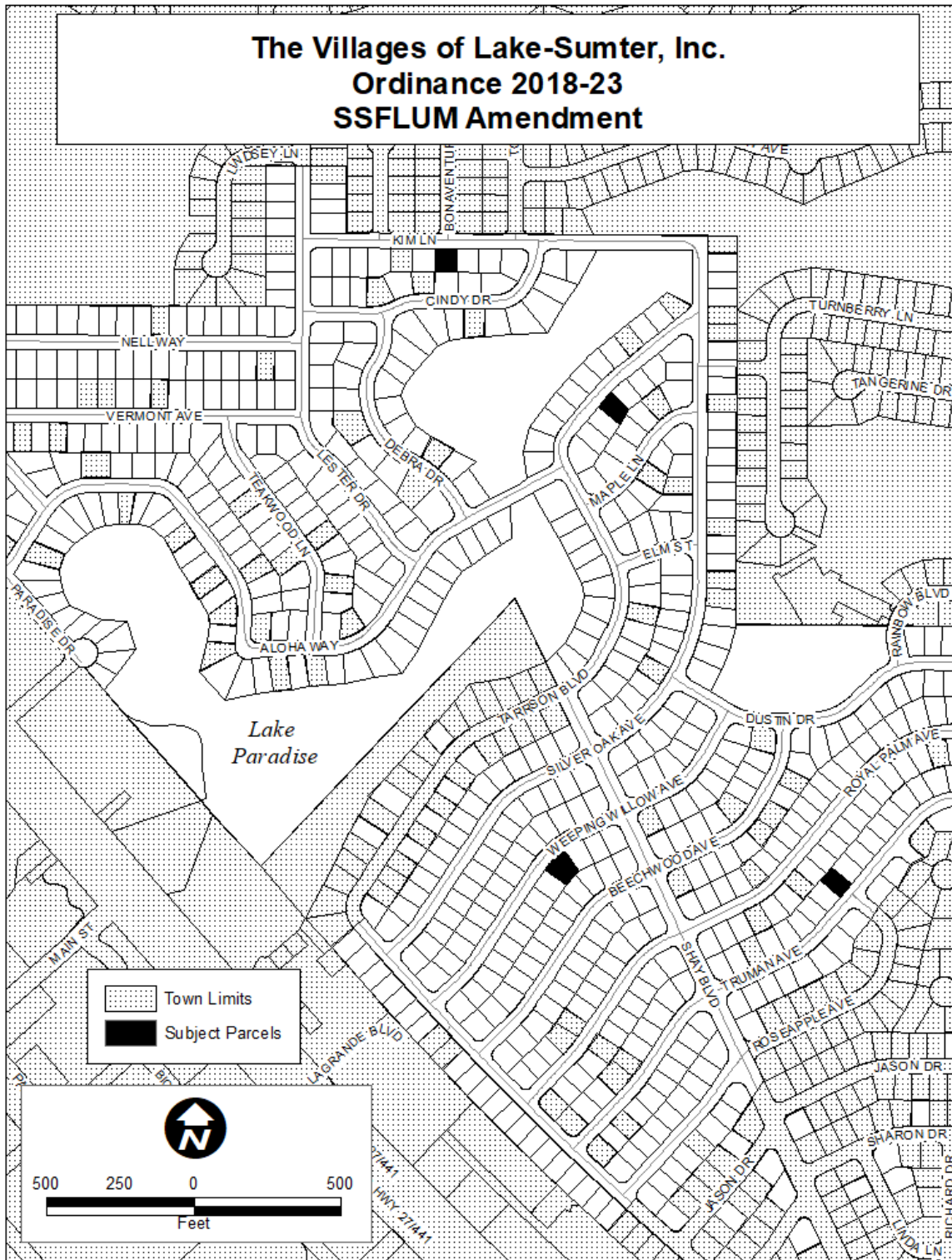
Parcel ID #: 06-18-24-0200-000-08200 Lot 82, Unit 2, Orange Blossom Gardens, according to the plat thereof recorded in Plat Book 20, Pages 58-59, Public Records of Lake County, FL;

Parcel ID#: 06-18-24-0300-000-07400 Lot 74, Unit 3, Orange Blossom Gardens, according to the plat thereof recorded in Plat Book 23, Pages 27-29, Public Records of Lake County, FL;

Parcel ID#: 06-18-24-0350-000-19800 Lot 198, Unit 3.IB, Orange Blossom Gardens, according to the plat thereof recorded in Plat Book 25, Page 33, Public Records of Lake County, FL;

and

Parcel ID#: 06-18-24-0350-000-37900 Lot 379, Unit 3.IB, Orange Blossom Gardens, according to the plat thereof recorded in Book 25, Page 33, Public Records of Lake County, FL.



PLANNING AND ZONING BOARD MEETING AGENDA ITEM

TOWN OF LADY LAKE, FLORIDA

AGENDA ITEM TITLE

Ordinance 2018-24 – An Ordinance Rezoning Four Lots Located in Orange Blossom Gardens, Referenced by Alternate Key Numbers 1672601, 1483751, 2586061, and 2665033, Owned by The Villages of Lake-Sumter, Inc.

AGENDA ITEM ID

20180127

DEPARTMENT

Growth Management

STAFF RECOMMENDED MOTIONS

Option 1: Motion to forward Ordinance 2018-24 to the Town Commission, recommending approval.

Option 2: Motion to forward Ordinance 2018-24 to the Town Commission, recommending denial.

Staff supports Option 1, recommending approval of Ordinance 2018-24.

SUMMARY

Martin L. Dzuro submitted an application on behalf of The Villages of Lake-Sumter, Inc., to rezone property consisting of four lots located within Orange Blossom Gardens Units 2, 3, and 3.1B. The property consists of four lots, involving approximately 0.56 acres of property in Section 06, Township 18 South, Range 24 East, in Lake County, Florida.

The properties are addressed as follows:

912 Kim Lane

908 Weeping Willow Avenue

810 Aloha Way

731 Truman Avenue

The existing zoning designation is Lake County Residential Medium (RM). The proposed zoning designation is Lady Lake Mixed Residential Medium Density (MX-8). The MX-8

designation is consistent with the other lots in The Villages that are presently in the Town of Lady Lake’s jurisdiction.

The application was received on Monday, March 26, 2018. Staff has determined it is complete and satisfies the requirements of the Land Development Regulations (LDR) and the Comprehensive Plan. It is ready for transmittal to the Town Commission.

Staff mailed notices to inform the surrounding property owners on Monday, March 26, 2018. The properties were also posted the same day.

Appropriate legal descriptions and survey information have been included with the submitted application.

ZONING

Table 1: Zoning Descriptions.

Existing FLU	Proposed FLU
<p>Lake County Mixed Home Residential (RM)</p> <p>The purpose of this district is to provide for a single-family residential home district in an urban area, along the boundaries of any municipality which might logically be expected to expand and annex, or be able to provide urban convenience and facilities.</p>	<p>Lady Lake Mixed Residential Medium Density (MX-8)</p> <p>This district is established to implement comprehensive plan policies to provide moderate density single family and manufactured home dwelling units in urban environments at a density not to exceed eight dwelling units per acre, and it is intended to serve as a transitional zone between multi-family and single family residential uses.</p>

Table 2: Properties Adjacent to 912 Kim Lane:

Direction	Zoning Designation
North	Lady Lake Mixed Residential Medium Density
East	Lake County Residential Medium
South	Lake County Residential Medium
West	Lake County Residential Medium

Table 3: Properties Adjacent to 908 Weeping Willow Avenue:

Direction	Zoning Designation
North	Lake County Residential Medium
East	Lake County Residential Medium
South	Lake County Residential Medium
West	Lake County Residential Medium

Table 4: Properties Adjacent to 810 Aloha Way:

Direction	Zoning Designation
North	Lake County Residential Medium
East	Lake County Residential Medium
South	Lake County Residential Medium
West	Lake County Residential Medium

Table 5: Properties Adjacent to 731 Truman Avenue:

Direction	Zoning Designation
North	Lake County Residential Medium
East	Lake County Residential Medium
South	Lake County Residential Medium
West	Lake County Residential Medium

PAST ACTIONS

The Technical Review Committee found that Ordinance 2018-24 was ready for transmittal to the Planning and Zoning Board.

FISCAL IMPACT

None.

FUNDING ACCOUNT

None.

SUPPORTING INFORMATION

[Rezoning Application 2018-24](#)

PUBLIC HEARINGS

The Commission's first reading of Ordinance 2018-24 is scheduled for Monday, May 7, 2018, at 6:00 p.m. The second and final reading is scheduled for Monday, May 21, 2018, at 6:00 p.m.

tmc/nvs

1 Lake, the Charter of the Town of Lady Lake, and the Florida Statutes. The property described
2 in Exhibit “A” hereto is hereby rezoned from “Lake County Residential Medium” (RM) to “Lady
3 Lake Mixed Residential Medium Density” (MX-8).

4 **SECTION 2: Severability**

5 The provisions of this Ordinance are declared to be separable and if any section, sentence,
6 clause or phrase of this Ordinance shall for any reason be held to be invalid or
7 unconstitutional, such decision shall not effect the validity of the remaining sections,
8 sentences, clauses or phrases of this Ordinance, but they shall remain in effect, it being the
9 legislative intent that this Ordinance shall stand notwithstanding the invalidity of any part.

10 **SECTION 3: Effective Date**

11 This ordinance shall become effective immediately upon its passage by the Town
12 Commission, except as limited by the provisions of Section 171.06, Florida Statutes, as said
13 provisions pertain to newly annexed property and the final adoption of a Comprehensive
14 Plan Amendment by the Town Commission.

15 **PASSED AND ORDAINED** this 21st day of May, 2018, in the regular session of the Town
16 Commission of the Town of Lady Lake, Lake County, Florida, upon the second and final
17 reading.

18 Town of Lady Lake, Florida

19 _____
20 Jim Richards, Mayor

21 Attest

22 _____
23 Kris Kollgaard, Town Clerk

24 Approved as to form

25 _____
26 Derek Schroth, Town Attorney

27

1
2
3
4
5
6
7
8
9
10
11

EXHIBIT A—Legal Descriptions and Map

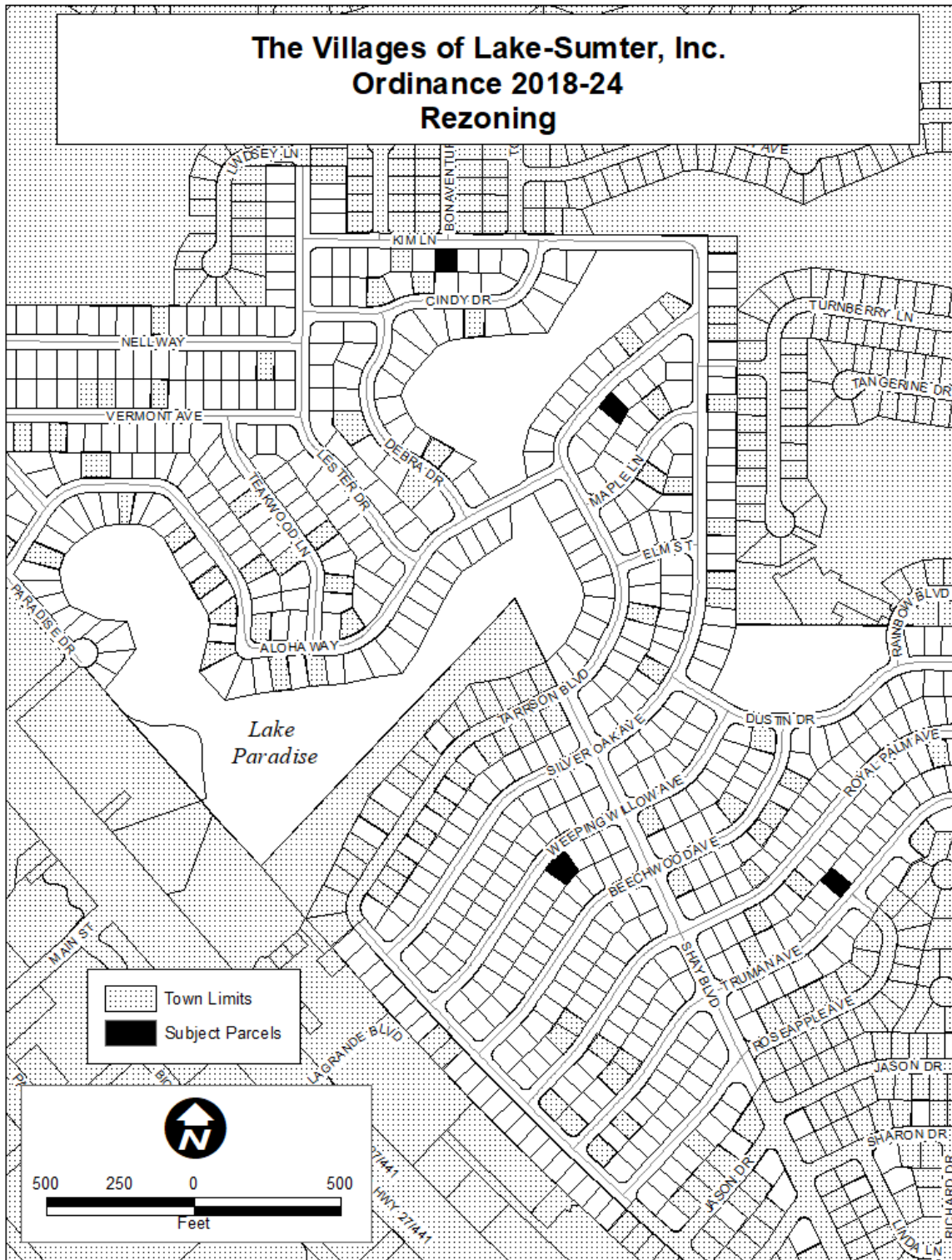
Parcel ID #: 06-18-24-0200-000-08200 Lot 82, Unit 2, Orange Blossom Gardens, according to the plat thereof recorded in Plat Book 20, Pages 58-59, Public Records of Lake County, FL;

Parcel ID#: 06-18-24-0300-000-07400 Lot 74, Unit 3, Orange Blossom Gardens, according to the plat thereof recorded in Plat Book 23, Pages 27-29, Public Records of Lake County, FL;

Parcel ID#: 06-18-24-0350-000-19800 Lot 198, Unit 3.IB, Orange Blossom Gardens, according to the plat thereof recorded in Plat Book 25, Page 33, Public Records of Lake County, FL;

and

Parcel ID#: 06-18-24-0350-000-37900 Lot 379, Unit 3.IB, Orange Blossom Gardens, according to the plat thereof recorded in Book 25, Page 33, Public Records of Lake County, FL.



1
2