RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 108

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a fee simple title in the property designated as Parcel 108, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 108 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that fee simple title in Parcel 108, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: right-of-way needed to allow the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 108 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:		
	W.C. Braswell, Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 108 ESTATE: FEE SIMPLE PURPOSE: ROAD RIGHT-OF-WAY

Parcel Number: 108 Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 262729000000041030

DESCRIPTION

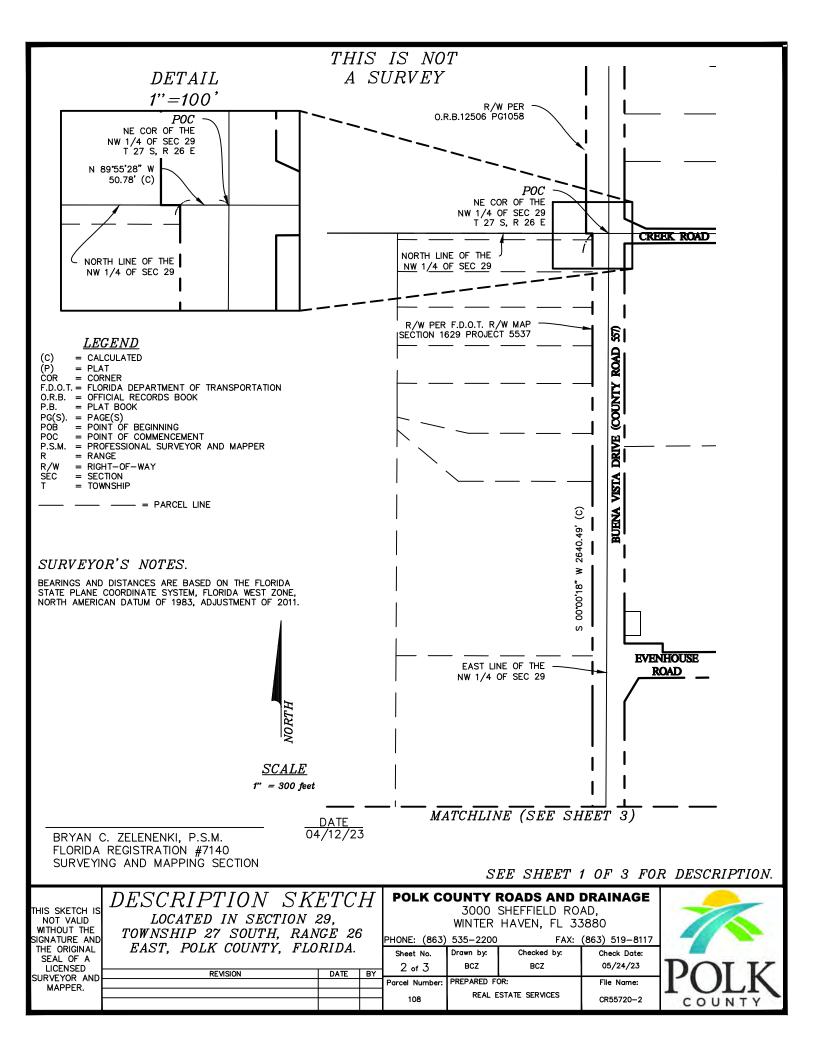
A parcel of land being in the Southwest 1/4 of Section 29, Township 27 South, Range 26 East, being described as follows:

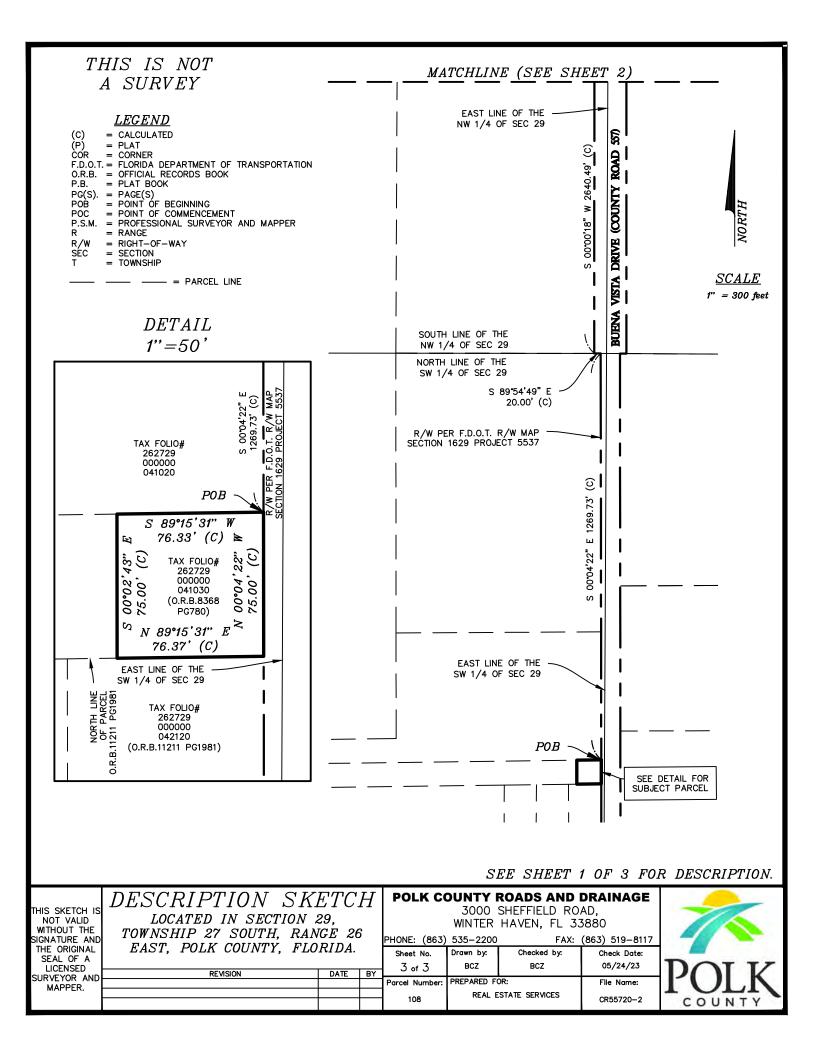
Commence at the Northeast corner of the Northwest 1/4 of said Section 29; thence North 89°55'28" West, along the North line of said Northwest 1/4, a distance of 50.78 feet to the West right-of-way line of Buena Vista Drive (County Road 557), as shown on Florida Department of Transportation Right-of-Way Map Section 1629 Project 5537; thence along said West right-of-way line the following three (3) courses: (1) thence South 00°00'18" West, 2,640.49 feet; (2) thence South 89°54'49" East, 20.00 feet; (3) thence South 00°04'22" East, 1,269.73 feet to the **Point of Beginning**; thence South 89°15'31 West, leaving said West right-of-way line, 76.33 feet; thence South 00°02'43" East, 75.00 feet to the North line of a parcel as described in Official Records Book 11211, Page 1981, Public Records of Polk County, Florida; thence North 89°15'31" East, along said North line, 76.37 feet to said West right-of-way line; thence North 00°04'22" West, along said West right-of-way line, 75.00 feet to the **Point of Beginning**.

Containing 5,726 square feet, more or less.

SHEET 1 OF 3 FOR SKETCH SEE SHEETS 2 AND 3

REVISION DATE BY





RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 109

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a fee simple title in the property designated as Parcel 109, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 109 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that fee simple title in Parcel 109, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: right-of-way needed to allow the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 109 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:		
	W.C. Braswell, Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 109 ESTATE: FEE SIMPLE PURPOSE: ROAD RIGHT-OF-WAY

Parcel Number: 109 Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 262729000000041020

DESCRIPTION

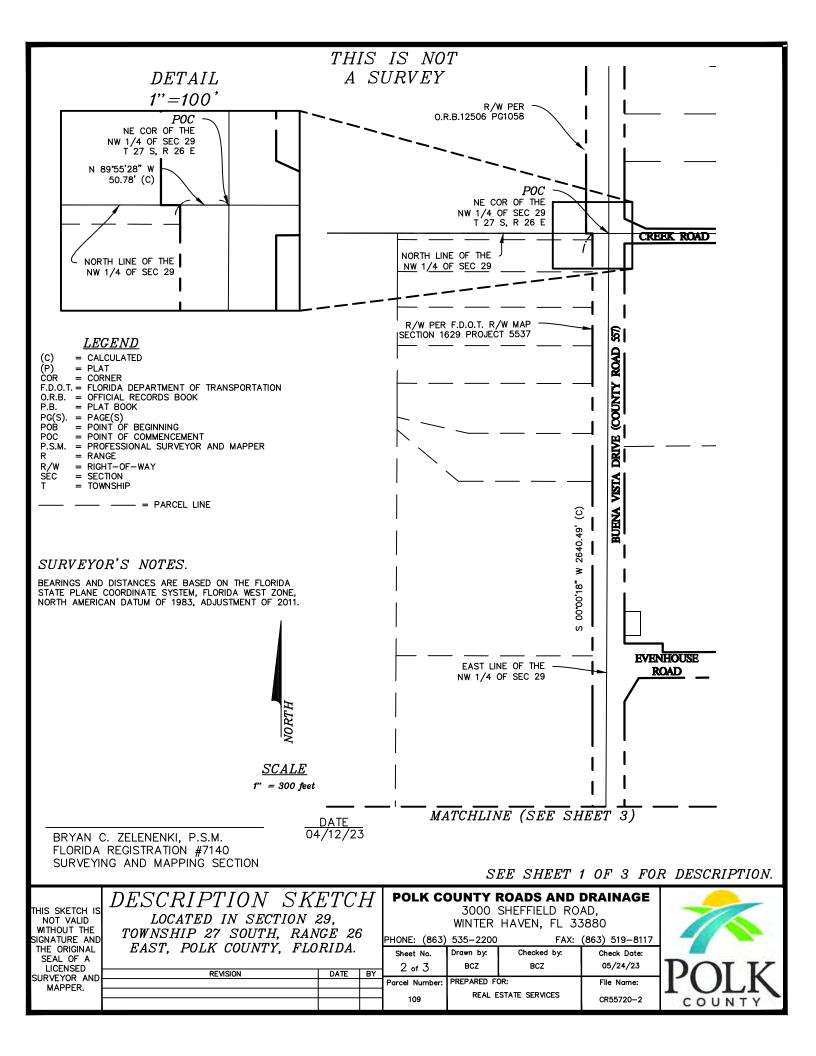
A parcel of land being in the Southwest 1/4 of Section 29, Township 27 South, Range 26 East, being described as follows:

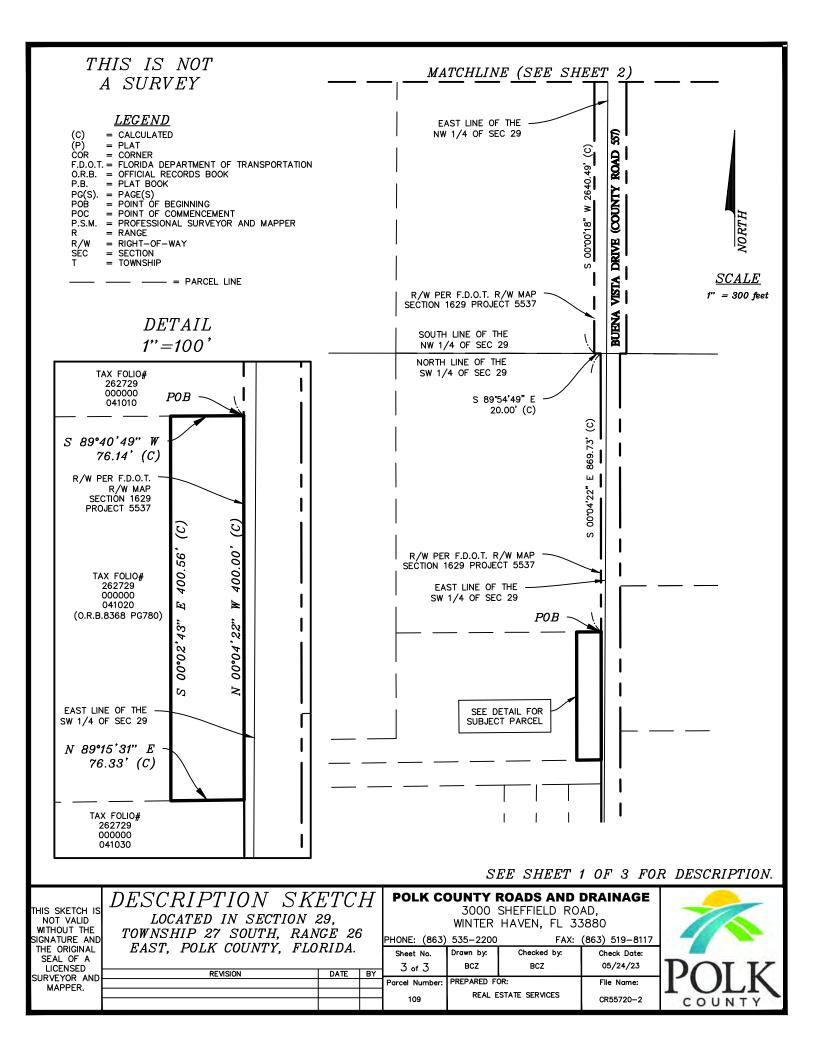
Commence at the Northeast corner of the Northwest 1/4 of said Section 29; thence North 89°55'28" West, along the North line of said Northwest 1/4, a distance of 50.78 feet to the West right-of-way line of Buena Vista Drive (County Road 557), as shown on Florida Department of Transportation Right-of-Way Map Section 1629 Project 5537; thence along said West right-of-way line the following three (3) courses: (1) thence South 00°00'18" West, 2,640.49 feet; (2) thence South 89°54'49" East, 20.00 feet; (3) thence South 00°04'22" East, 869.73 feet to the **Point of Beginning**; thence South 89°40'49 West, leaving said West right-of-way line, 76.14 feet; thence South 00°02'43" East, 400.56 feet; thence North 89°15'31" East, 76.33 feet to said West right-of-way line; thence North 00°04'22" West, along said West right-of-way line, 400.00 feet to the **Point of Beginning**.

Containing 0.70 acres, more or less.

SHEET 1 OF 3 FOR SKETCH SEE SHEETS 2 AND 3

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REVISION	DATE	BY





RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 110

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a fee simple title in the property designated as Parcel 110, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 110 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that fee simple title in Parcel 110, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: right-of-way needed to allow the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 110 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:		
	W.C. Braswell, Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 110 ESTATE: FEE SIMPLE PURPOSE: ROAD RIGHT-OF-WAY

Parcel Number: 110 Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 262729000000041010

DESCRIPTION

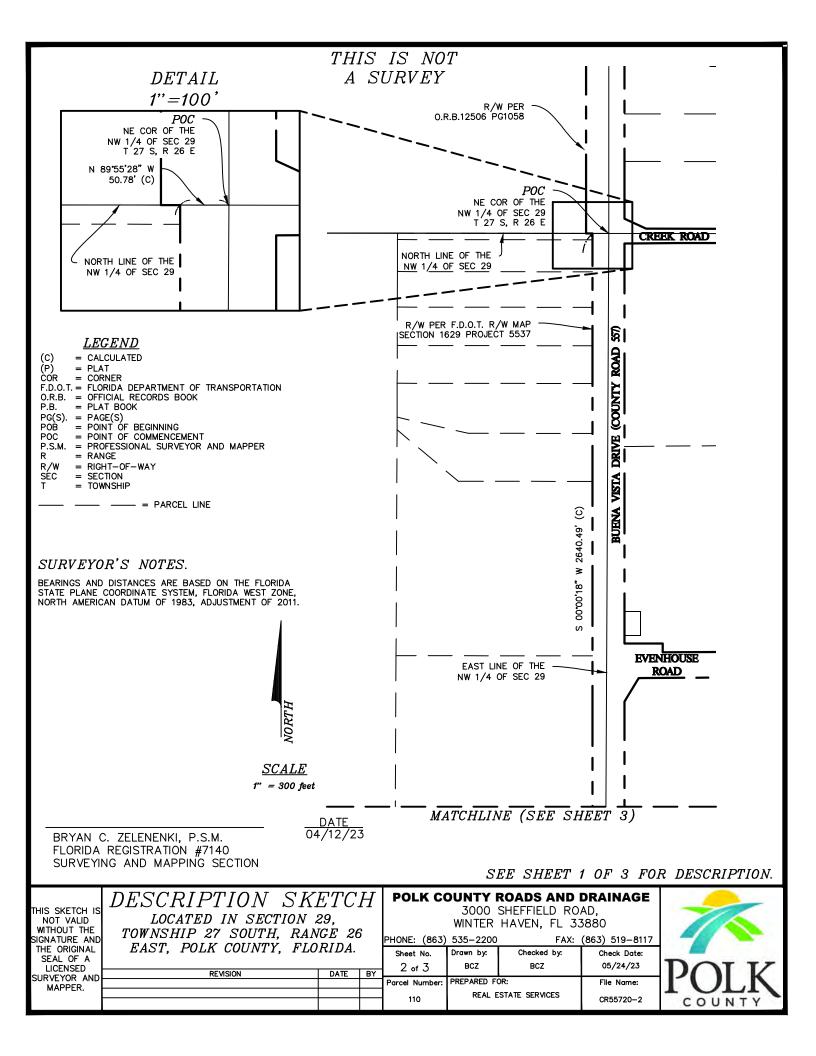
A parcel of land being in the Southwest 1/4 of Section 29, Township 27 South, Range 26 East, being described as follows:

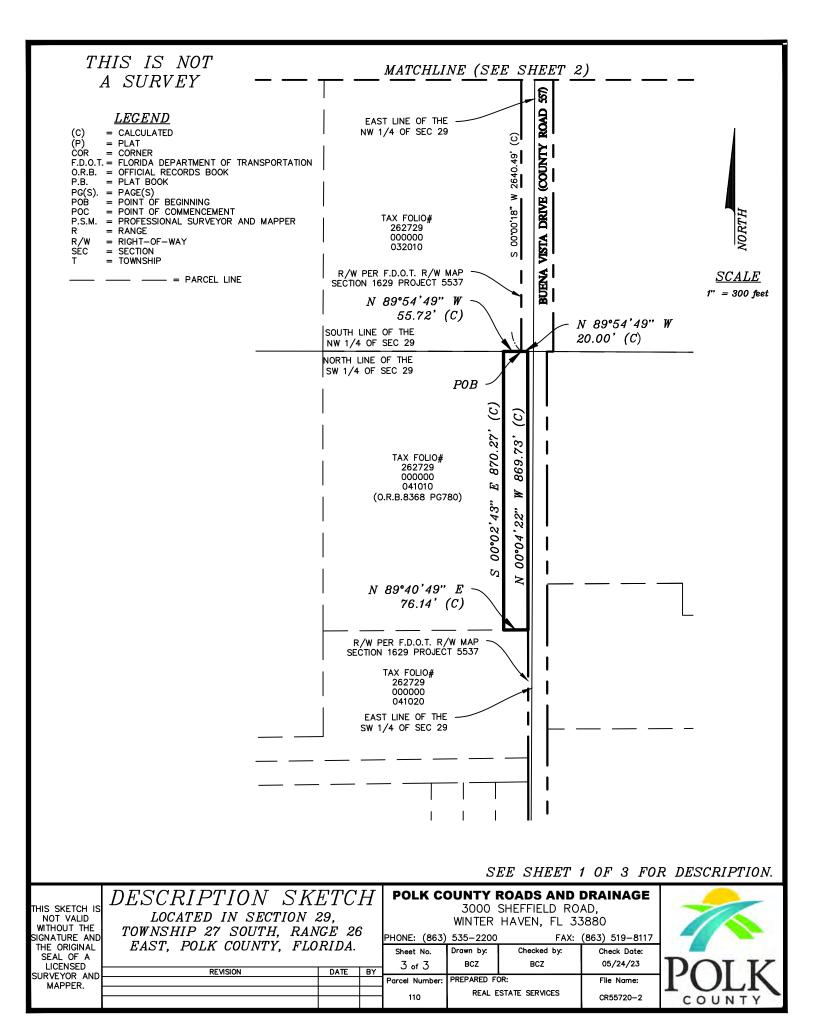
Commence at the Northeast corner of the Northwest 1/4 of said Section 29; thence North 89°55'28" West, along the North line of said Northwest 1/4, a distance of 50.78 feet to the West right-of-way line of Buena Vista Drive (County Road 557), as shown on Florida Department of Transportation Right-of-Way Map Section 1629 Project 5537; thence South 00°00'18" West, along said West right-of-way line, 2,640.49 feet to the North line of said Southwest 1/4 and the **Point of Beginning**; thence North 89°54'49" West, along said North line, 55.72 feet; thence South 00°02'43" East, 870.27 feet; thence North 89°40'49" East, 76.14 feet to the said West right-of-way line; thence North 00°04'22" West, along said West right-of-way line, 869.73 feet to said North line; thence North 89°54'49" West, along said West right-of-way line and said North line, 20.00 feet to the **Point of Beginning**

Containing 1.52 acres, more or less.

SHEET 1 OF 3 FOR SKETCH SEE SHEETS 2 AND 3

REVISION	·	DATE	BY





RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 112

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a fee simple title in the property designated as Parcel 112, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 112 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that fee simple title in Parcel 112, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: right-of-way needed to allow the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 112 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:		
	W.C. Braswell, Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 112 ESTATE: FEE SIMPLE PURPOSE: ROAD RIGHT-OF-WAY

Parcel Number: 112 Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 26272900000032010

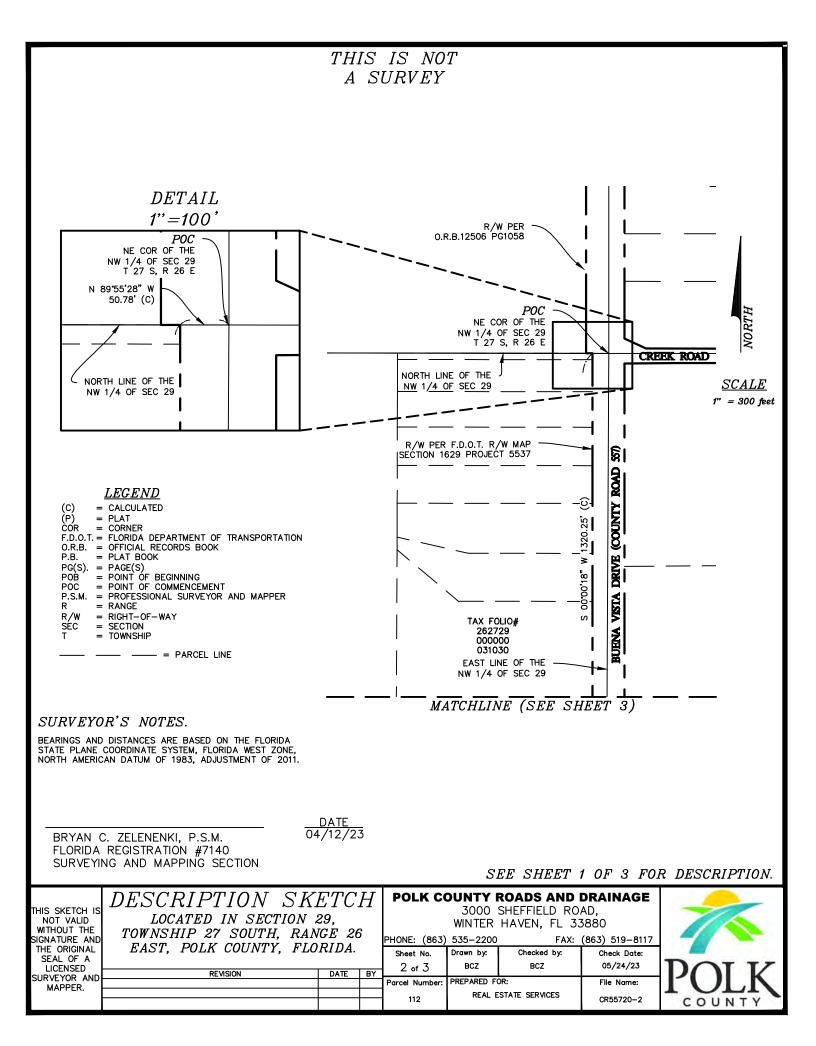
DESCRIPTION

A parcel of land being in the Northwest 1/4 of Section 29, Township 27 South, Range 26 East, being described as follows:

Commence at the Northeast corner of the Northwest 1/4 of said Section 29; thence North 89°55'28" West, along the North line of said Northwest 1/4, a distance of 50.78 feet to the West right-of-way line of Buena Vista Drive (County Road 557), as shown on Florida Department of Transportation Right-of-Way Map Section 1629 Project 5537; thence South 00°00'18" West, along said West right-of-way line, 1,320.25 feet to the South line of a parcel as described in Official Records Book 3131, Page 2113, Public Records of Polk County, Florida and the **Point of Beginning**; thence North 89°55'28" West, along said South line, 55.99 feet; thence South 00°00'11" West, 21.17 feet; thence South 00°52'32" West, 439.20 feet; thence North 89°07'28" West, 119.01 feet; thence South 45°49'44" West, 362.32 feet; thence South 00°52'32" West, 212.59 feet; thence South 89°07'28" East, 395.00 feet; thence O0°52'29" West, 390.71 feet to the South line of said Northwest 1/4; thence South 89°54'49" East, along said South line, 55.72 feet to said West right-of-way line; thence North 00°00'18" East, along said West right-of-way line, 1,320.24 feet to the **Point of Beginning**

Containing 5.10 acres, more or less.

SHEET 1 OF 3	FOR SKETCH SEE SHEETS 2 AND 3		
REVISION		DATE	BY



THIS IS NOT A SURVEY

LEGEND

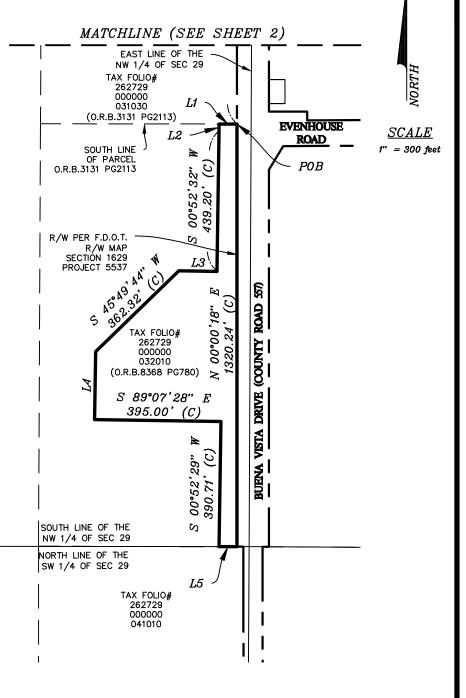
(C) = CALCULATED
(P) = PLAT
COR = CORNER
F.D.O.T. = FLORIDA DEPARTMENT OF TRANSPORTATION
O.R.B. = OFFICIAL RECORDS BOOK
P.B. = PLAT BOOK

PG(S). = PAGE(S)
POB = POINT OF BEGINNING
POC = POINT OF COMMENCEMENT
P.S.M. = PROFESSIONAL SURVEYOR AND MAPPER

R = RANGE R/W = RIGHT-OF-WAY SEC = SECTION T = TOWNSHIP

- = PARCEL LINE

Line Table			
LINE #	DIRECTION	LENGTH	
L1	N 89*55'28" W	55.99'	
L2	S 00°00'11" W	21.17	
L3	N 89°07'28" W	119.01'	
L4	S 00°52'32" W	212.59	
L5	S 89°54'49" E	55.72'	



SEE SHEET 1 OF 3 FOR DESCRIPTION.

THIS SKETCH IS
NOT VALID
WITHOUT THE
SIGNATURE AND
THE ORIGINAL
SEAL OF A
LICENSED
SURVEYOR AND
MAPPER.

DESCRIPTION SKETCH LOCATED IN SECTION 29, TOWNSHIP 27 SOUTH, RANGE 26 EAST, POLK COUNTY, FLORIDA.

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REVISION	DATE	BY	L
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POLK COUNTY ROADS AND DRAINAGE 3000 SHEFFIELD ROAD, WINTER HAVEN, FL 33880

PHONE: (863) 535-2200 FAX: (863) 519-8117 Checked by: Sheet No. Drawn by: Check Date: 05/24/23 BCZ 3 of 3 BCZ PREPARED FOR: File Name: arcel Number: REAL ESTATE SERVICES 112 CR55720-2



RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 116

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a fee simple title in the property designated as Parcel 116, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 116 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that fee simple title in Parcel 116, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: right-of-way needed to allow the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 116 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:		
	W.C. Braswell, Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 116 ESTATE: FEE SIMPLE PURPOSE: ROAD RIGHT-OF-WAY

Parcel Number: 116 Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 26272900000031060

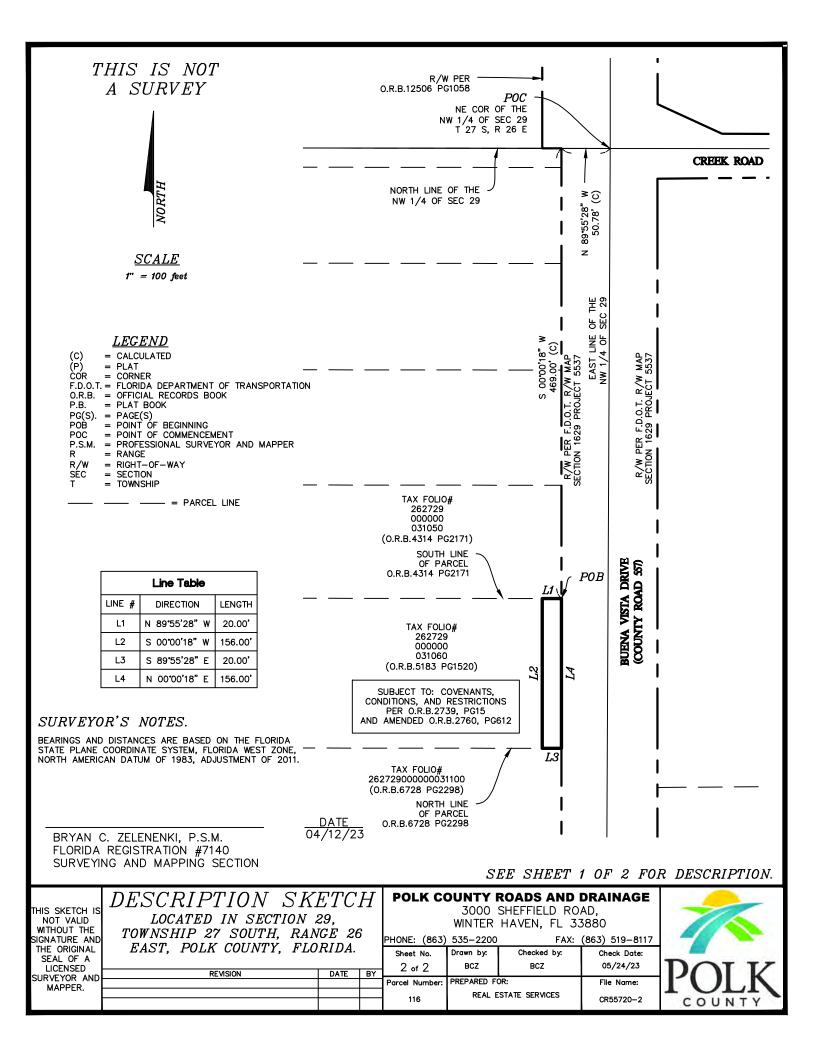
DESCRIPTION

A parcel of land being in the Northwest 1/4 of Section 29, Township 27 South, Range 26 East, being described as follows:

Commence at the Northeast corner of the Northwest 1/4 of said Section 29; thence North 89°55'28" West, along the North line of said Northwest 1/4, a distance of 50.78 feet to the West right-of-way line of Buena Vista Drive (County Road 557), as shown on Florida Department of Transportation Right-of-Way Map Section 1629 Project 5537; thence South 00°00'18" West, along said West right-of-way line, 469.00 feet to the South line of a parcel as described in Official Records Book 4314, Page 2171, Public Records of Polk County, Florida and the Point of Beginning; thence North 89°55'28" West, along said South line, 20.00 feet; thence South 00°00'18" West, 156.00 feet to the North line of a parcel as described in Official Records Book 6728, Page 2298, Public Records of Polk County, Florida; thence South 89°55'28" East, along said North line, 20.00 feet to said West right-of-way line; thence North 00°00'18" East, along said West right-of-way line, 156.00 feet to the Point of Beginning.

Containing 3,120 square feet, more or less.

SHEET 1 OF 2	FOR SKE	TCH SEE SHE	EET 2 OF 2
REVISION		DATE	BY



RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 117

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a fee simple title in the property designated as Parcel 117, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 117 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that fee simple title in Parcel 117, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: right-of-way needed to allow the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 117 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:		
	W.C. Braswell, Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 117 ESTATE: FEE SIMPLE PURPOSE: ROAD RIGHT-OF-WAY

Parcel Number: 117 Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 26272900000031050

DESCRIPTION

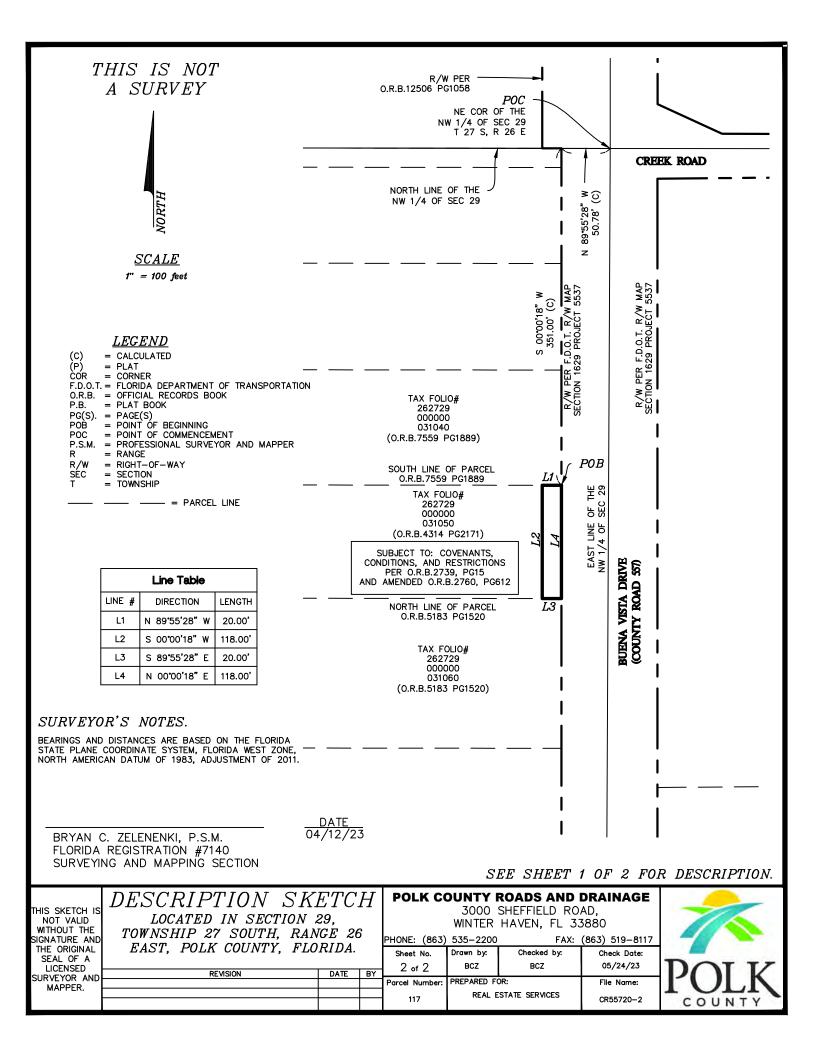
A parcel of land being in the Northwest 1/4 of Section 29, Township 27 South, Range 26 East, being described as follows:

Commence at the Northeast corner of the Northwest 1/4 of said Section 29; thence North 89°55'28" West, along the North line of said Northwest 1/4, a distance of 50.78 feet to the West right-of-way line of Buena Vista Drive (County Road 557), as shown on Florida Department of Transportation Right-of-Way Map Section 1629 Project 5537; thence South 00°00'18" West, along said West right-of-way line, 351.00 feet to the South line of a parcel as described in Official Records Book 7559, Page 1889, Public Records of Polk County, Florida and the Point of Beginning; thence North 89°55'28" West, along said South line, 20.00 feet; thence South 00°00'18" West, 118.00 feet to the North line of a parcel as described in Official Records Book 5183, Page 1520, Public Records of Polk County, Florida; thence South 89°55'28" East, along said North line, 20.00 feet to said West right-of-way line; thence North 00°00'18" East, along said West right-of-way line, 118.00 feet to the Point of Beginning.

Containing 2,360 square feet, more or less.

SHEET 1 OF 2 FOR SKETCH SEE SHEET 2 OF 2

REVISION DATE BY



RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 118

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a fee simple title in the property designated as Parcel 118, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 118 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that fee simple title in Parcel 118, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: right-of-way needed to allow the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 118 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:		
	W.C. Braswell, Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 118 ESTATE: FEE SIMPLE PURPOSE: ROAD RIGHT-OF-WAY

Parcel Number: 118 Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 26272900000031040

DESCRIPTION

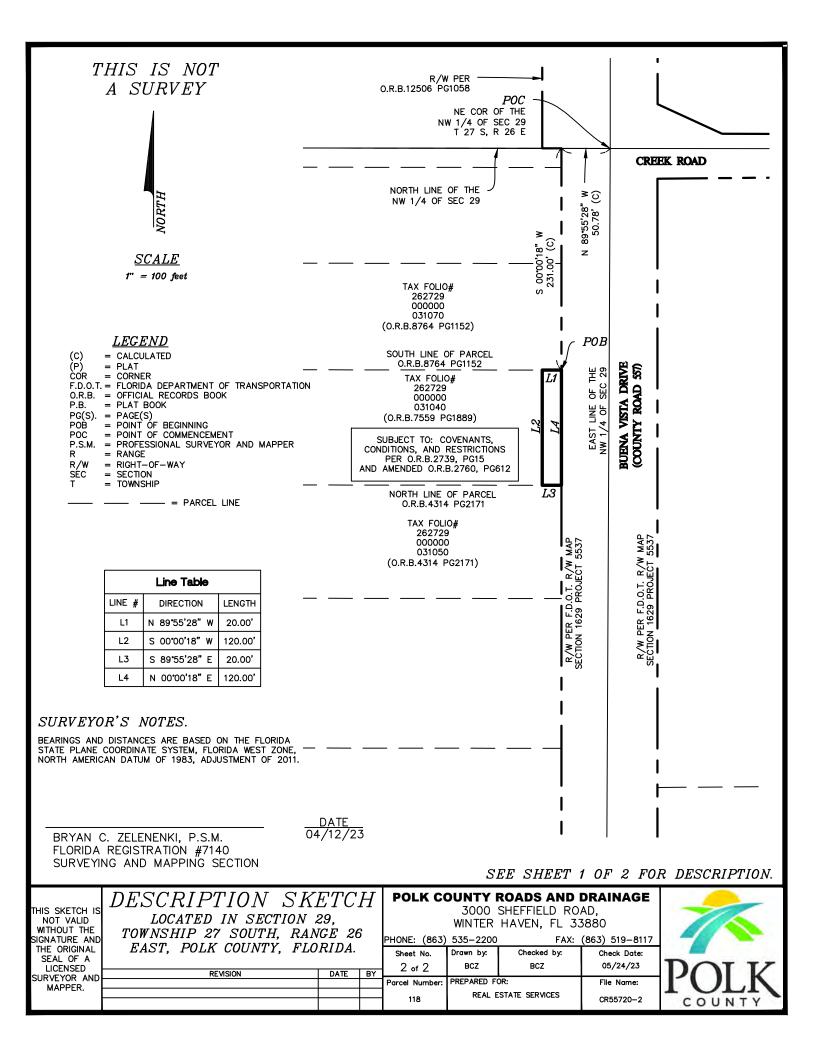
A parcel of land being in the Northwest 1/4 of Section 29, Township 27 South, Range 26 East, being described as follows:

Commence at the Northeast corner of the Northwest 1/4 of said Section 29; thence North 89°55'28" West, along the North line of said Northwest 1/4, a distance of 50.78 feet to the West right-of-way line of Buena Vista Drive (County Road 557), as shown on Florida Department of Transportation Right-of-Way Map Section 1629 Project 5537; thence South 00°00'18" West, along said West right-of-way line, 231.00 feet to the South line of a parcel as described in Official Records Book 8764, Page 1152, Public Records of Polk County, Florida and the Point of Beginning; thence North 89°55'28" West, along said South line, 20.00 feet; thence South 00°00'18" West, 120.00 feet to the North line of a parcel as described in Official Records Book 4314, Page 2171, Public Records of Polk County, Florida; thence South 89°55'28" East, along said North line, 20.00 feet to said West right-of-way line; thence North 00°00'18" East, along said West right-of-way line, 120.00 feet to the Point of Beginning.

Containing 2,400 square feet, more or less.

SHEET 1 OF 2 FOR SKETCH SEE SHEET 2 OF 2

REVISION DATE BY



RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 119

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a fee simple title in the property designated as Parcel 119, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 119 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that fee simple title in Parcel 119, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: right-of-way needed to allow the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 119 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:				
	W.C.	Braswell.	Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 119 ESTATE: FEE SIMPLE PURPOSE: ROAD RIGHT-OF-WAY

Parcel Number: 119 Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 26272900000031070

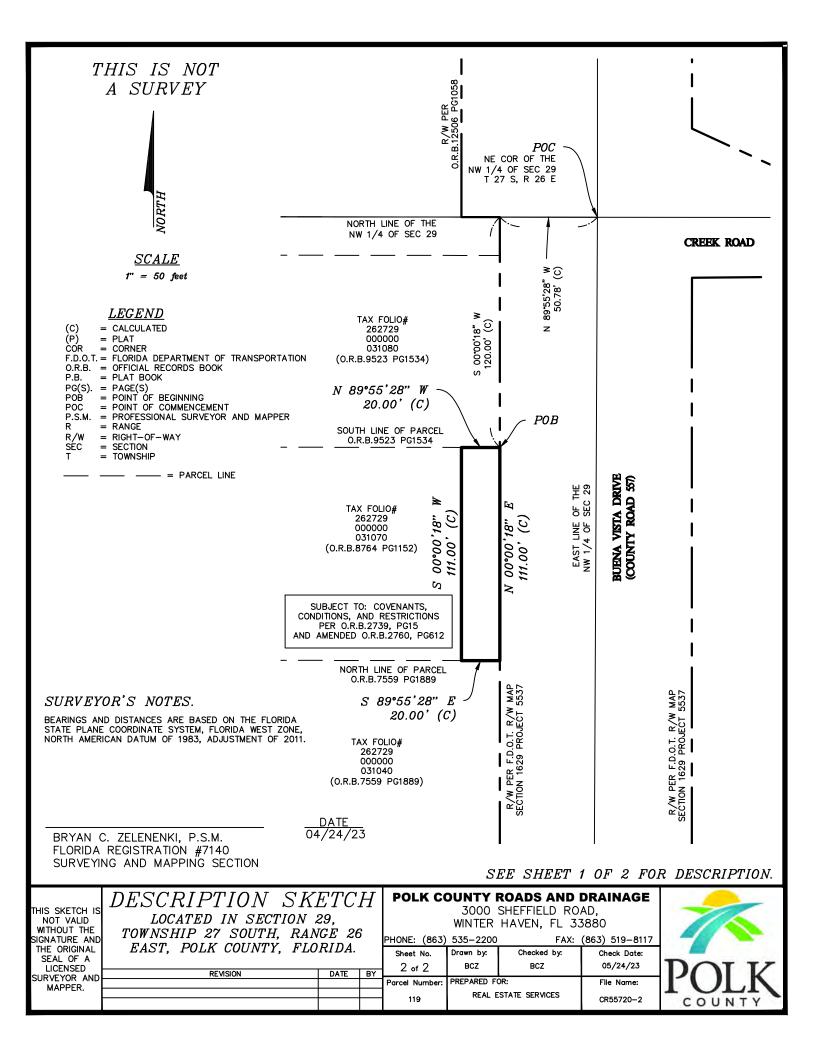
DESCRIPTION

A parcel of land being in the Northwest 1/4 of Section 29, Township 27 South, Range 26 East, being described as follows:

Commence at the Northeast corner of the Northwest 1/4 of said Section 29; thence North 89°55'28" West, along the North line of said Northwest 1/4, a distance of 50.78 feet to the West right-of-way line of Buena Vista Drive (County Road 557), as shown on Florida Department of Transportation Right-of-Way Map Section 1629 Project 5537; thence South 00°00'18" West, along said West right-of-way line, 120.00 feet to the South line of a parcel as described in Official Records Book 9523, Page 1534, Public Records of Polk County, Florida and the Point of Beginning; thence North 89°55'28" West, along said South line, 20.00 feet; thence South 00°00'18" West, 111.00 feet to the North line of a parcel as described in Official Records Book 7559, Page 1889, Public Records of Polk County, Florida; thence South 89°55'28" East, along said North line, 20.00 feet to said West right-of-way line; thence North 00°00'18" East, along said West right-of-way line, 111.00 feet to the Point of Beginning.

Containing 2,220 square feet, more or less.

SHEET 1 OF 2	FOR SKETCH SEE SHEET 2 (OF 2
REVISION	DATE BY	



RESOLUTION NO: 2024-RESOLUTION OF NECESSITY

COUNTY ROAD 557 PROJECT # 5400135

PARCEL: 120

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to a new collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a fee simple title in the property designated as Parcel 120, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 120 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that fee simple title in Parcel 120, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: right-of-way needed to allow the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 120 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:		
· · · · · · · · · · · · · · · · · · ·	W.C. Braswell, Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 120 ESTATE: FEE SIMPLE PURPOSE: ROAD RIGHT-OF-WAY

Parcel Number: 120 Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 26272900000031080

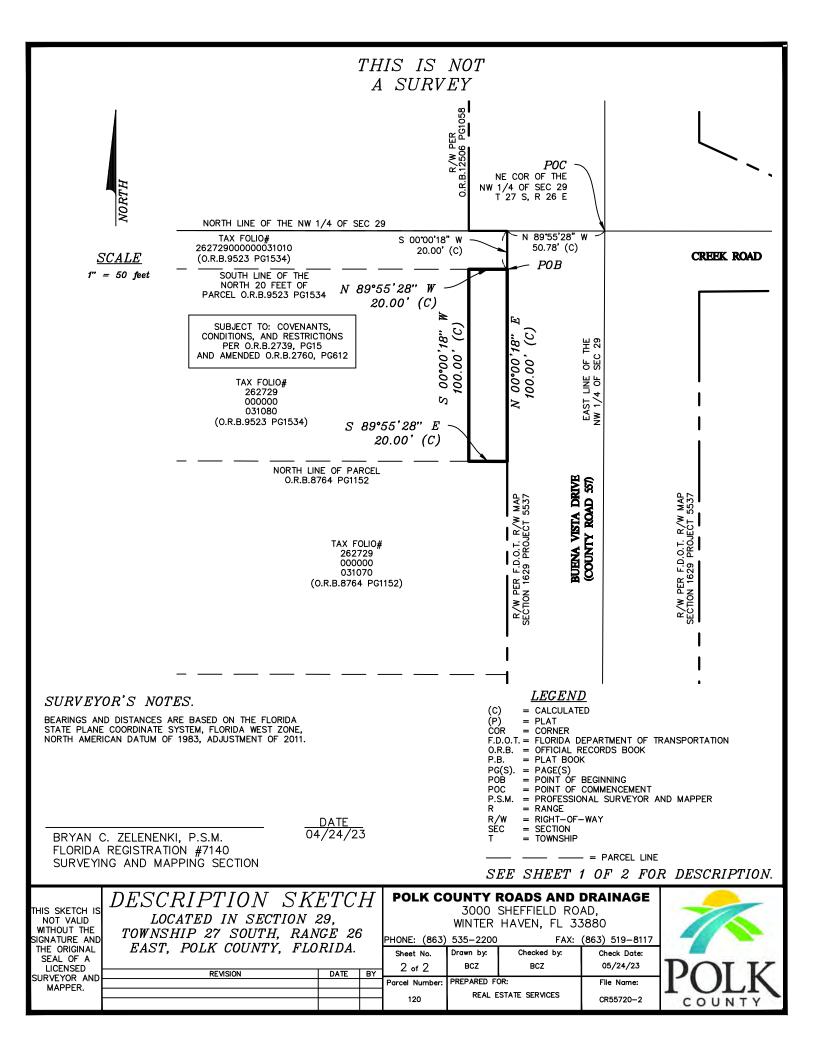
DESCRIPTION

A parcel of land being in the Northwest 1/4 of Section 29, Township 27 South, Range 26 East, being described as follows:

Commence at the Northeast corner of the Northwest 1/4 of said Section 29; thence North 89°55'28" West, along the North line of said Northwest 1/4, a distance of 50.78 feet to the West right-of-way line of Buena Vista Drive (County Road 557), as shown on Florida Department of Transportation Right-of-Way Map Section 1629 Project 5537; thence South 00°00'18" West, along said West right-of-way line, 20.00 feet to the South line of North 20 feet of a parcel as described in Official Records Book 9523, Page 1534, Public Records of Polk County, Florida and the **Point of Beginning**; thence North 89°55'28" West, along said South line, 20.00 feet; thence South 00°00'18" West, 100.00 feet to the North line of a parcel as described in Official Records Book 8764, Page 1152, Public Records of Polk County, Florida; thence South 89°55'28" East, along said North line, 20.00 feet to said West right-of-way line; thence North 00°00'18" East, along said West right-of-way line, 100.00 feet to the **Point of Beginning**.

Containing 2,000 square feet, more or less.

SHEET 1 OF 2	FOR SKE	TCH SEE SHI	EET 2 OF 2
REVISION		DATE	BY



RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 121

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a fee simple title in the property designated as Parcel 121, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 121 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that fee simple title in Parcel 121, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: right-of-way needed to allow the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 121 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:		
	W.C. Braswell, Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 121 ESTATE: FEE SIMPLE PURPOSE: ROAD RIGHT-OF-WAY

Parcel Number: 121 Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 26272900000031010

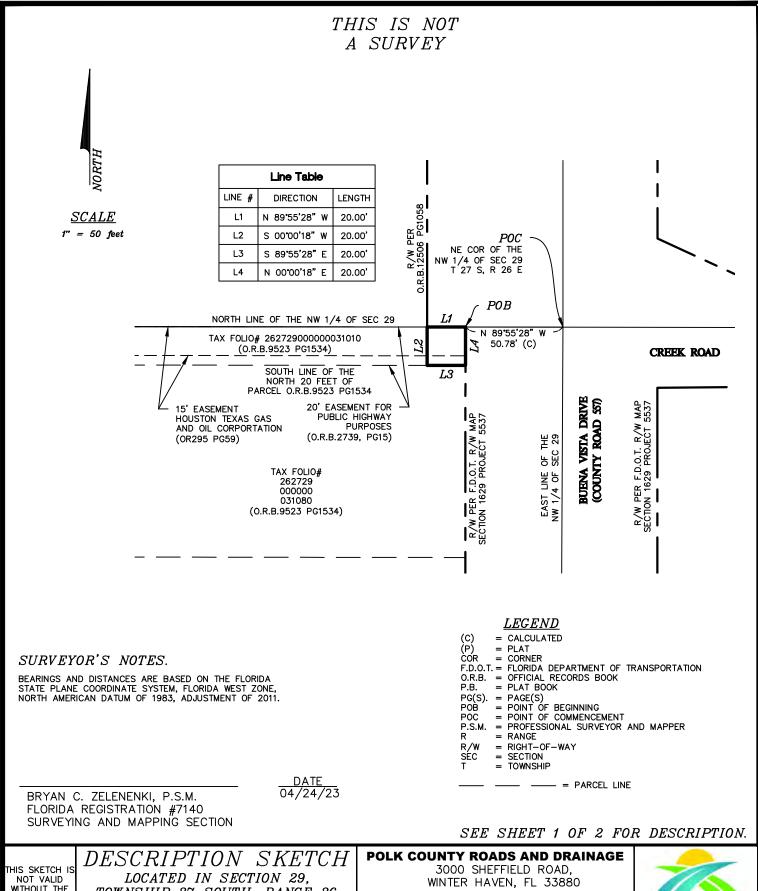
DESCRIPTION

A parcel of land being in the Northwest 1/4 of Section 29, Township 27 South, Range 26 East, being described as follows:

Commence at the Northeast corner of the Northwest 1/4 of said Section 29; thence North 89°55'28" West, along the North line of said Northwest 1/4, a distance of 50.78 feet to the West right-of-way line of Buena Vista Drive (County Road 557), as shown on Florida Department of Transportation Right-of-Way Map Section 1629 Project 5537 and the Point of Beginning; thence continue North 89°55'28" West, along said North line, 20.00 feet to the West right-of-way line of County Road 557, as described in Official Records Book 12506, Page 1058, Public Records of Polk County, Florida; thence South 00°00'18" West, along the Southerly projection of said West line, 20.00 feet to the South line of North 20 feet of a parcel as described in Official Records Book 9523, Page 1534, Public Records of Polk County, Florida; thence South 89°55'28" East, along said South line, 20.00 feet to aforesaid West right-of-way line; thence North 00°00'18" East, along said West right-of-way line, 20.00 feet to the Point of Beginning.

Containing 400 square feet, more or less.

SHEET 1 OF 2	FOR SKE	TCH SEE SHE	EET 2 OF 2
REVISION		DATE	BY



THIS SKETCH IS NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL SEAL OF A LICENSED SURVEYOR AND MAPPER.

TOWNSHIP 27 SOUTH, RANGE 26 EAST, POLK COUNTY, FLORIDA.

REVISION	DATE	BY	

	PHONE: (863)	535-2200	FAX:	(863) 519-8117
	Sheet No.	Drawn by:	Checked by:	Check Date:
_	2 of 2	BCZ	BCZ	05/24/23
	Parcel Number:	PREPARED FO	DR:	File Name:
_	121	REAL E	STATE SERVICES	CR55720-2



RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 125

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a fee simple title in the property designated as Parcel 125, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 125 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that fee simple title in Parcel 125, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: right-of-way needed to allow the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 125 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:		
	W.C. Braswell, Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 125 ESTATE: FEE SIMPLE PURPOSE: ROAD RIGHT-OF-WAY

Parcel Number: 125 Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 262717000000011010

DESCRIPTION

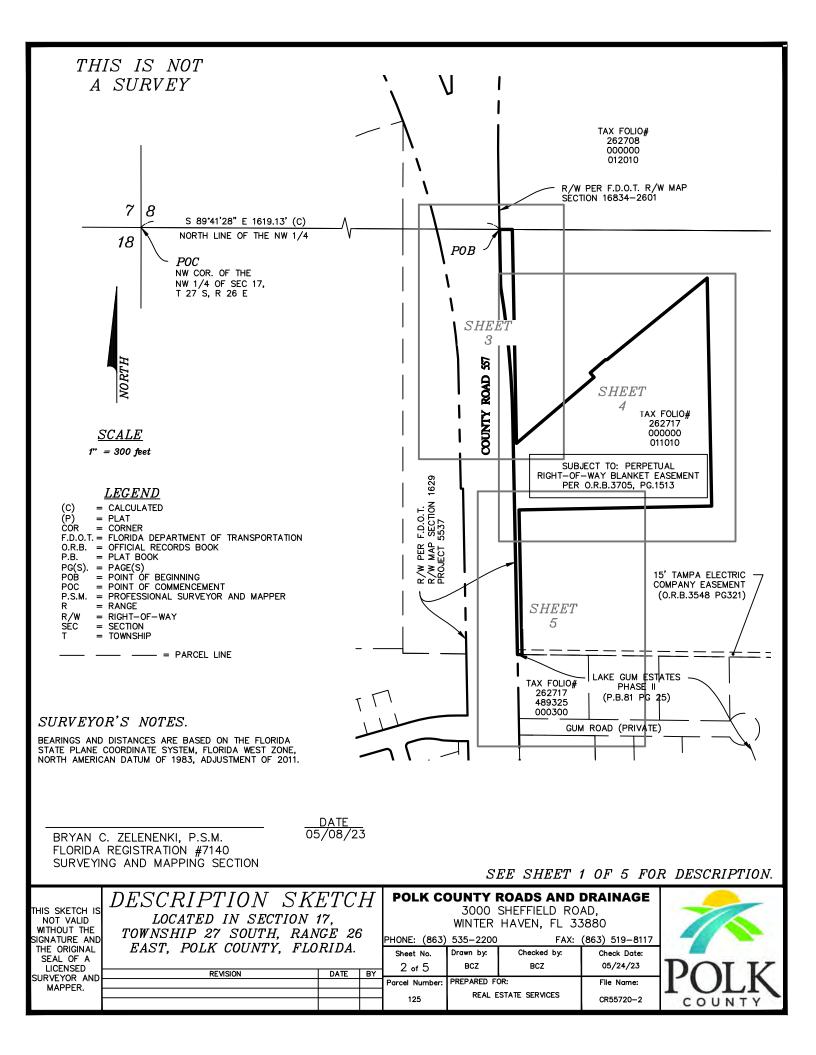
A parcel of land being in the Northwest 1/4 of Section 17, Township 27 South, Range 26 East, being described as follows:

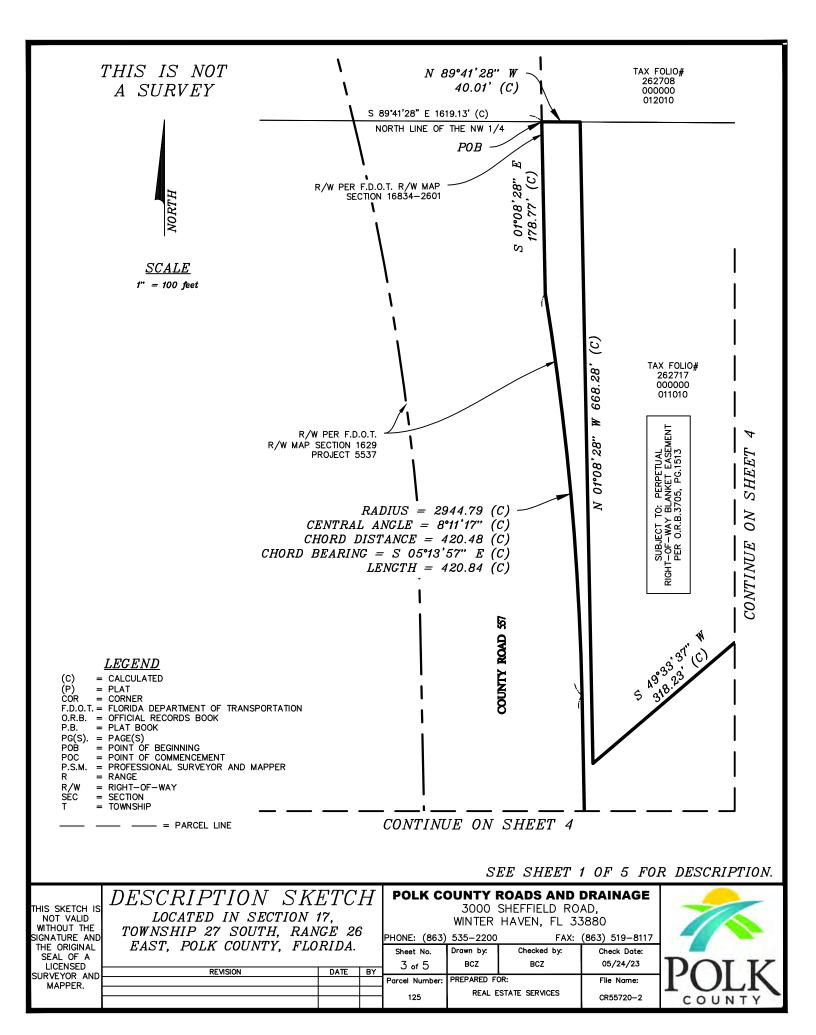
Commence at the Northwest corner of said Northwest 1/4; thence South 89°41'28" East, along the North line of said Northwest 1/4, a distance of 1,619.13 feet to the East right-ofway line of County Road 557, as shown on Florida Department of Transportation Rightof-Way Map Section 16834-2601 and the **Point of Beginning**; thence South 01°08'28" East, along said East right-of-way line, 178.77 feet to a point on a non-tangent curve concave Westerly, having a radius 2,944.79 feet, a central angle of 08°11'17", a chord bearing of South 05°13'57" East, and a chord distance of 420.48 feet, said point being on the East right-of-way line of County Road 557, as shown on Florida Department of Transportation Right-of-Way Map Section 1629 Project 5537; thence along the arc of said curve and said East right-of-way line, 420.84 feet; thence South 01°08'28" East, along said East right-of-way line, 731.08 feet to the North line of Lake Gum Estates – Phase II, a subdivision as recorded in Plat Book 81, Page 25, Public Records of Polk County, Florida; thence South 89°20'54" East, along said North line, 14.01 feet; thence North 01°08'28" West, 451.95 feet; thence North 88°51'32" East, 601.89 feet; thence North 01°08'28" West, 712.91 feet; thence South 50°47'49" West, 403.74 feet; thence South 88°51'32" West, 5.04 feet; thence South 49°30'29" West, 62.62 feet; thence South 40°29'31" East, 18.48 feet; thence South 49°33'37" West, 318.23 feet; thence North 01°08'28" West, 668.28 feet to said North line of the Northwest 1/4; thence North 89°41'28" West, along said North line, 40.01 feet to the **Point of Beginning**.

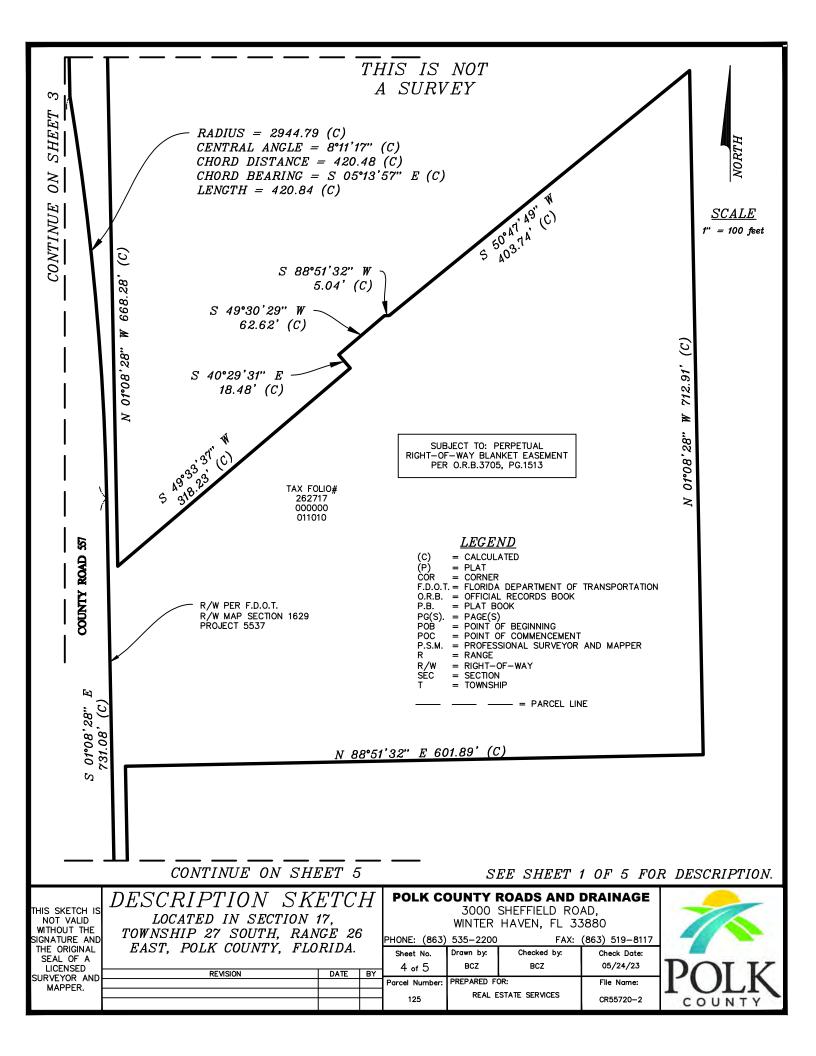
Containing 7.04 acres, more or less.

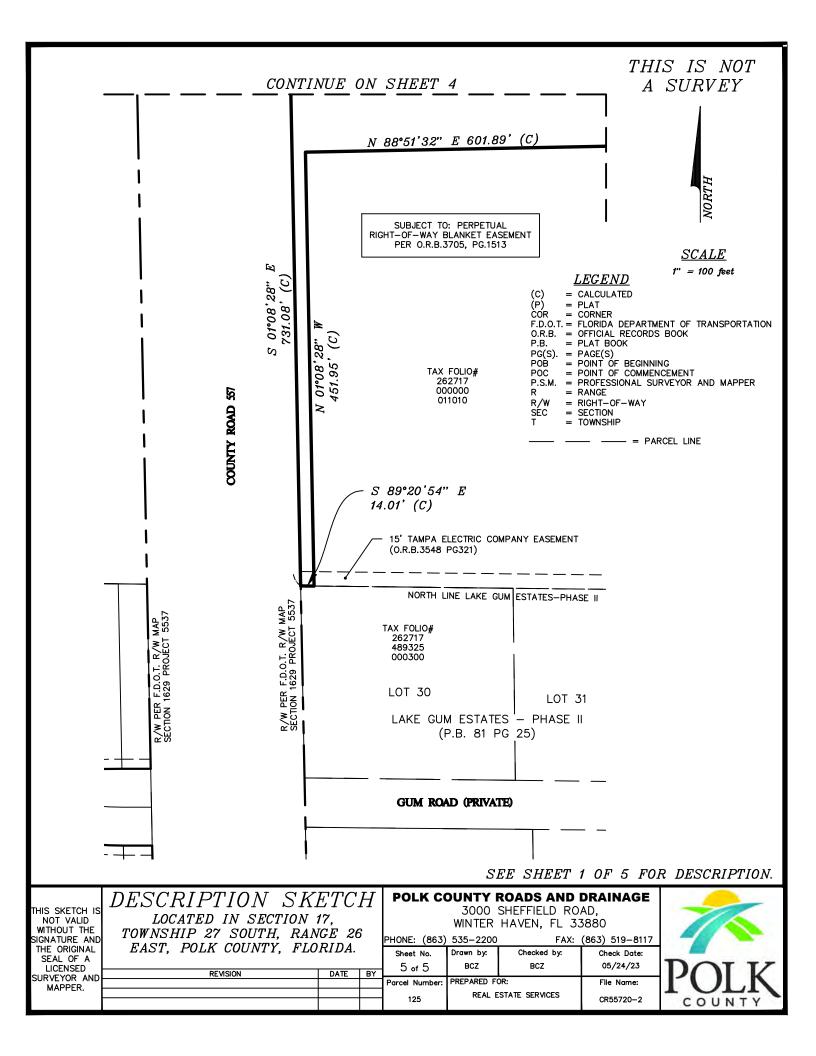
SHEET 1 OF 5	FOR SKETCH	SEE SHEETS	2 THRU 5
REVISION		DATE	BY

REVISION	DATE	BY









RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 126-A

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a fee simple title in the property designated as Parcel 126-A, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 126-A are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that fee simple title in Parcel 126-A, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: right-of-way needed to allow the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 126-A be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:		
	W.C. Braswell, Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 126-A ESTATE: FEE SIMPLE PURPOSE: ROAD RIGHT-OF-WAY

Parcel Number: 126-A Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 262708000000012010

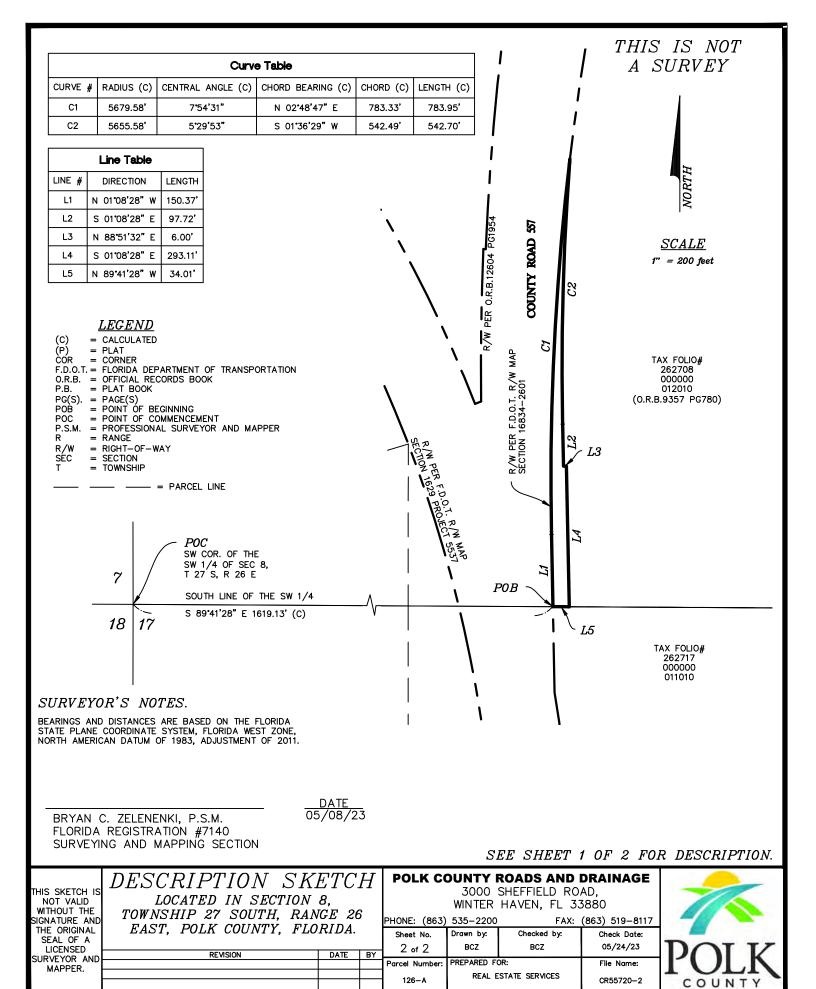
DESCRIPTION

A parcel of land being in the Southwest 1/4 of Section 8, Township 27 South, Range 26 East, being described as follows:

Commence at the Southwest corner of said Southwest 1/4; thence South 89°41'28" East, along the South line of said Southwest 1/4, a distance of 1,619.13 feet to the East right-of-way line of County Road 557, as shown on Florida Department of Transportation Right-of-Way Map Section 16834-2601 and the **Point of Beginning**; thence North 01°08'28" West, along said East right-of-way line, 150.37 feet to a point of curvature of a curve concave Easterly, having a radius of 5,679.58 feet, a central angle of 07°54'31", a chord bearing of North 02°48'47" East, and a chord distance of 783.33 feet; thence along the arc of said curve and said East right-of-way line, 783.95 feet to a point on a non-tangent curve concave Easterly, having a radius of 5,655.58 feet, a central angle of 05°29'53", a chord bearing of South 01°36'29" West, and a chord distance of 542.49 feet; thence along the arc of said curve, 542.70 feet; thence South 01°08'28" East, 97.72 feet; thence North 88°51'32" East, 6.00 feet; thence South 01°08'28" East, 293.11 feet to said South line of Southwest 1/4; thence North 89°41'28" West, along said South line, 34.01 feet to the **Point of Beginning**.

Containing 18,510 square feet, more or less.

SHEET 1 OF 2	FOR SKE	FOR SKETCH SEE SHEET 2 OF 2		
REVISION		DATE	BY	



RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 126-B

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a fee simple title in the property designated as Parcel 126-B, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 126-B are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that fee simple title in Parcel 126-B, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: right-of-way needed to allow the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 126-B be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:		
	W.C. Braswell, Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 126-B ESTATE: FEE SIMPLE PURPOSE: ROAD RIGHT-OF-WAY

Parcel Number: 126-B Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 262708000000012010

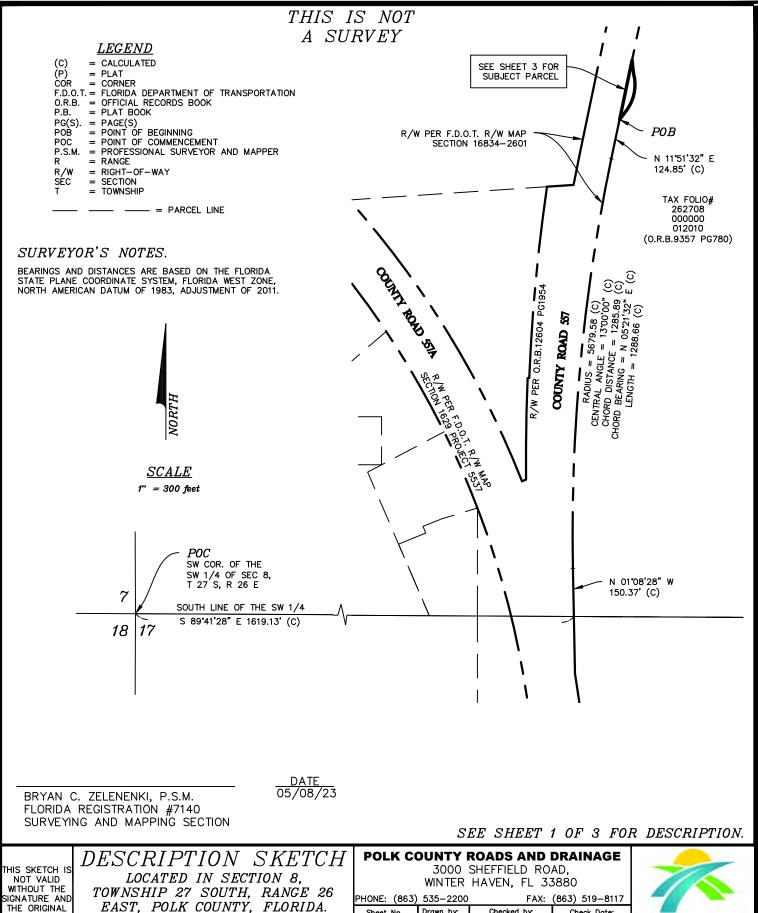
DESCRIPTION

A parcel of land being in the Southwest 1/4 of Section 8, Township 27 South, Range 26 East, being described as follows:

Commence at the Southwest corner of said Southwest 1/4; thence South 89°41'28" East, along the South line of said Southwest 1/4, a distance of 1,619.13 feet to the East right-ofway line of County Road 557, as shown on Florida Department of Transportation Rightof-Way Map Section 16834-2601; thence North 01°08'28" West, along said East right-ofway line, 150.37 feet to a point of curvature of a curve concave Easterly, having a radius of 5,679.58 feet, a central angle of 13°00'00", a chord bearing of North 05°21'32" East, and a chord distance of 1,285.89 feet; thence along the arc of said curve and said East rightof-way line, 1,288.66 feet to the point of tangency; thence North 11°51'32" East, along said East right-of-way line, 124.85 feet to the **Point of Beginning**; thence continue North 11°51'32" East, along said East right-of-way line, 190.52 feet to a point on a non-tangent curve concave Easterly, having a radius of 460.48 feet, a central angle of 06°44'55", a chord bearing of South 06°40'23" East, and a chord distance of 54.21 feet; thence along the arc of said curve, 54.24 feet to a point on a non-tangent curve concave Westerly, having a radius of 137.50 feet, a central angle of 46°17'27", a chord bearing of South 13°24'53" West, and a chord distance of 108.09 feet; thence along the arc of said curve, 111.09 feet to the point of tangency; thence South 36°33'37" West, 34.20 feet to the Point of Beginning.

Containing 3,143 square feet, more or less.

SHEET 1 OF 3	FOR SKETCI	KETCH SEE SHEETS 2 AND 3		
REVISION		DATE	BY	

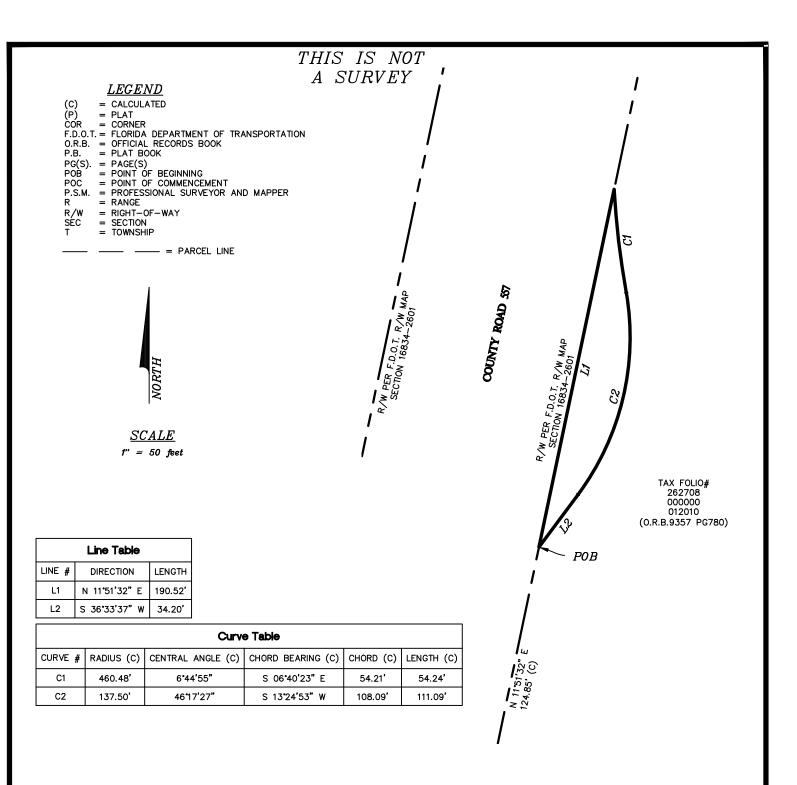


THE ORIGINAL SEAL OF A LICENSED SURVEYOR AND MAPPER.

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REVISION	DATE	BY	L
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	PHONE: (863)	535-2200	FAX:	(863) 519-8117
	Sheet No.	Drawn by:	Checked by:	Check Date:
_	2 of 3	BCZ	BCZ	05/24/23
	Parcel Number:	PREPARED FO	OR:	File Name:
_	126-B	REAL E	STATE SERVICES	CR55720-2





SEE SHEET 1 OF 3 FOR DESCRIPTION.

THIS SKETCH IS
NOT VALID
WITHOUT THE
SIGNATURE AND
THE ORIGINAL
SEAL OF A
LICENSED
SURVEYOR AND
MAPPER.

DESCRIPTION SKETCH LOCATED IN SECTION 8, TOWNSHIP 27 SOUTH, RANGE 26

EAST, POLK COUNTY, FLORIDA.

REVISION DATE BY

POLK COUNTY ROADS AND DRAINAGE 3000 SHEFFIELD ROAD,

WINTER HAVEN, FL 33880

	PHONE: (863)	535-2200	FAX:	(863) 519-8117
	Sheet No.	Drawn by:	Checked by:	Check Date:
_	3 of 3	BCZ	BCZ	05/24/23
	Parcel Number:	PREPARED FO	OR:	File Name:
_	126-B	REAL E	STATE SERVICES	CR55720-2



RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 126-C

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a fee simple title in the property designated as Parcel 126-C, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 126-C are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that fee simple title in Parcel 126-C, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: right-of-way needed to allow the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 126-C be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:		
	W.C. Braswell, Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 126-C ESTATE: FEE SIMPLE PURPOSE: ROAD RIGHT-OF-WAY

Parcel Number: 126-C Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 262708000000012010

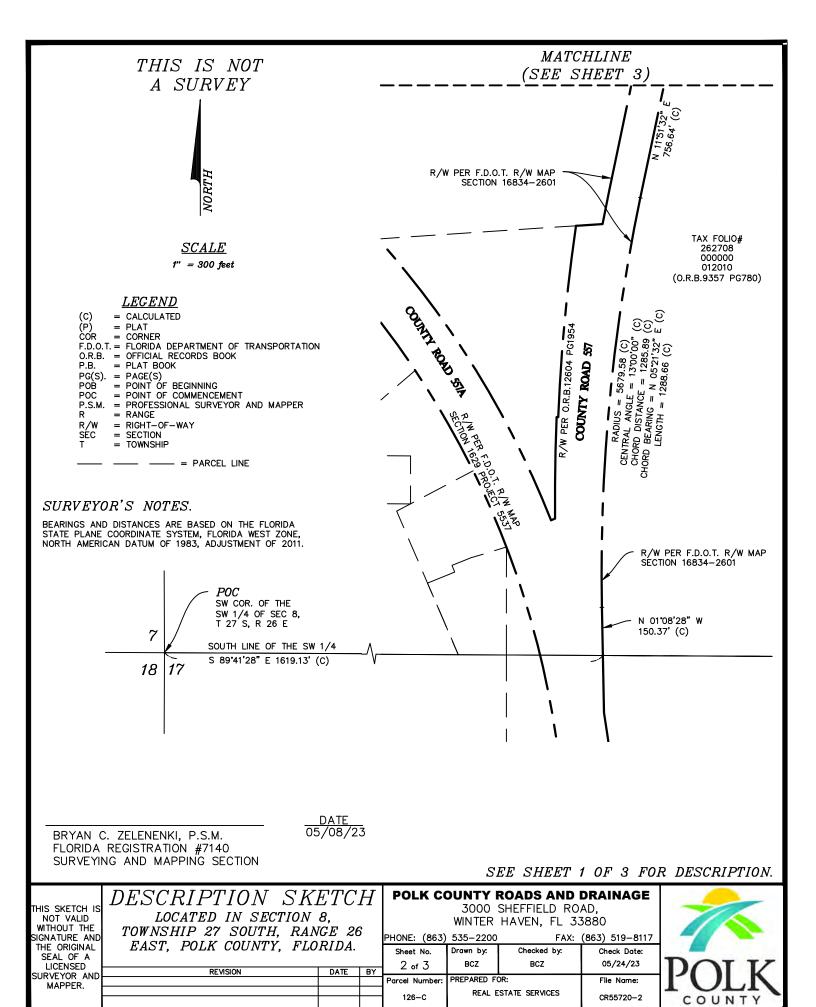
DESCRIPTION

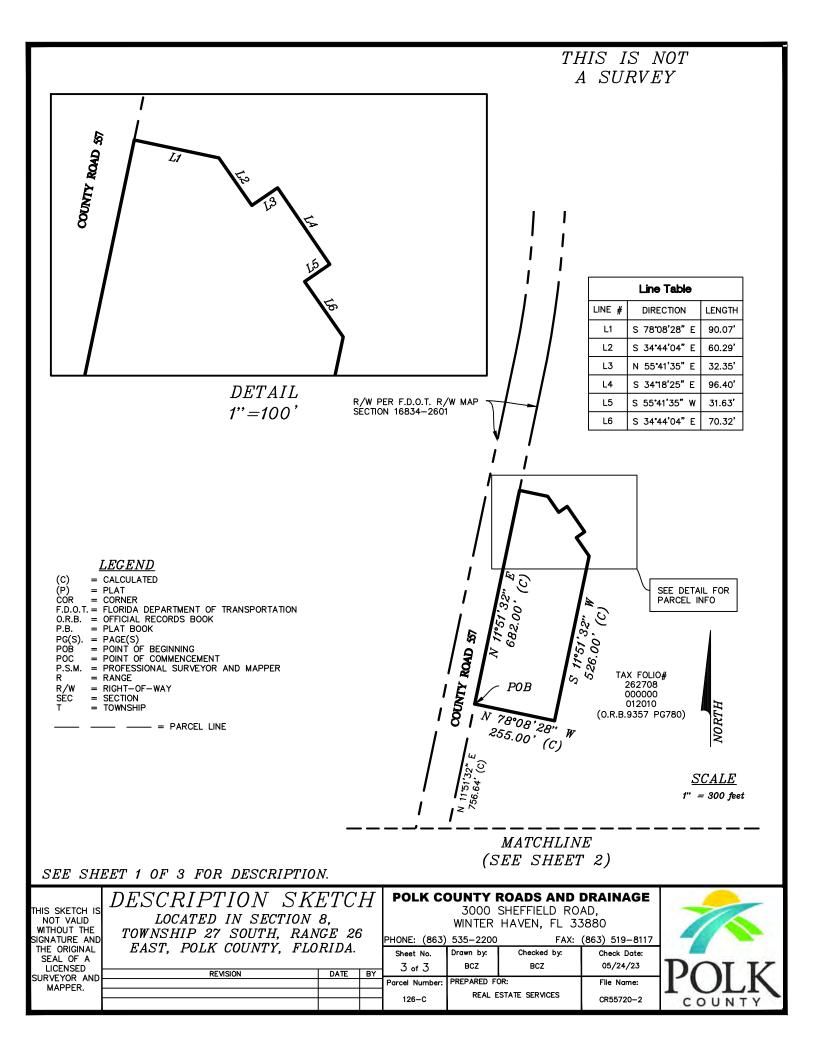
A parcel of land being in the Northeast 1/4 of the Southwest 1/4 and the Southeast 1/4 of the Northwest 1/4 of Section 8, Township 27 South, Range 26 East, being described as follows:

Commence at the Southwest corner of the Southwest 1/4 of said Section 8; thence South 89°41'28" East, along the South line of said Southwest 1/4, a distance of 1,619.13 feet to the East right-of-way line of County Road 557, as shown on Florida Department of Transportation Right-of-Way Map Section 16834-2601; thence North 01°08'28" West, along said East right-of-way line, 150.37 feet to a point of curvature of a curve concave Easterly, having a radius of 5,679.58 feet, a central angle of 13°00'00", a chord bearing of North 05°21'32" East, and a chord distance of 1,285.89 feet; thence along the arc of said curve and said East right-of-way line, 1,288.66 feet to the point of tangency; thence North 11°51'32" East, along said East right-of-way line, 756.64 feet to the Point of Beginning; thence continue North 11°51'32" East, along said East right-of-way line, 682.00 feet; thence South 78°08'28" East, 90.07 feet; thence South 34°44'04" East, 60.29 feet; thence North 55°41'35" East, 32.35 feet; thence South 34°44'04" East, 96.40 feet; thence South 15°1'32" West, 31.63 feet; thence South 34°44'04" East, 70.32 feet; thence South 11°51'32" West, 526.00 feet; thence North 78°08'28" West, 255.00 feet to the Point of Beginning.

Containing 3.77 acres, more or less.

SHEET 1 OF 3	FOR SKETCI	FOR SKETCH SEE SHEETS 2 AND 3		
REVISION		DATE	BY	





RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 128

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a fee simple title in the property designated as Parcel 128, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 128 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that fee simple title in Parcel 128, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: right-of-way needed to allow the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 128 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:		
	W.C. Braswell, Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 128 ESTATE: FEE SIMPLE PURPOSE: ROAD RIGHT-OF-WAY

Parcel Number: 128 Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 262705000000041020

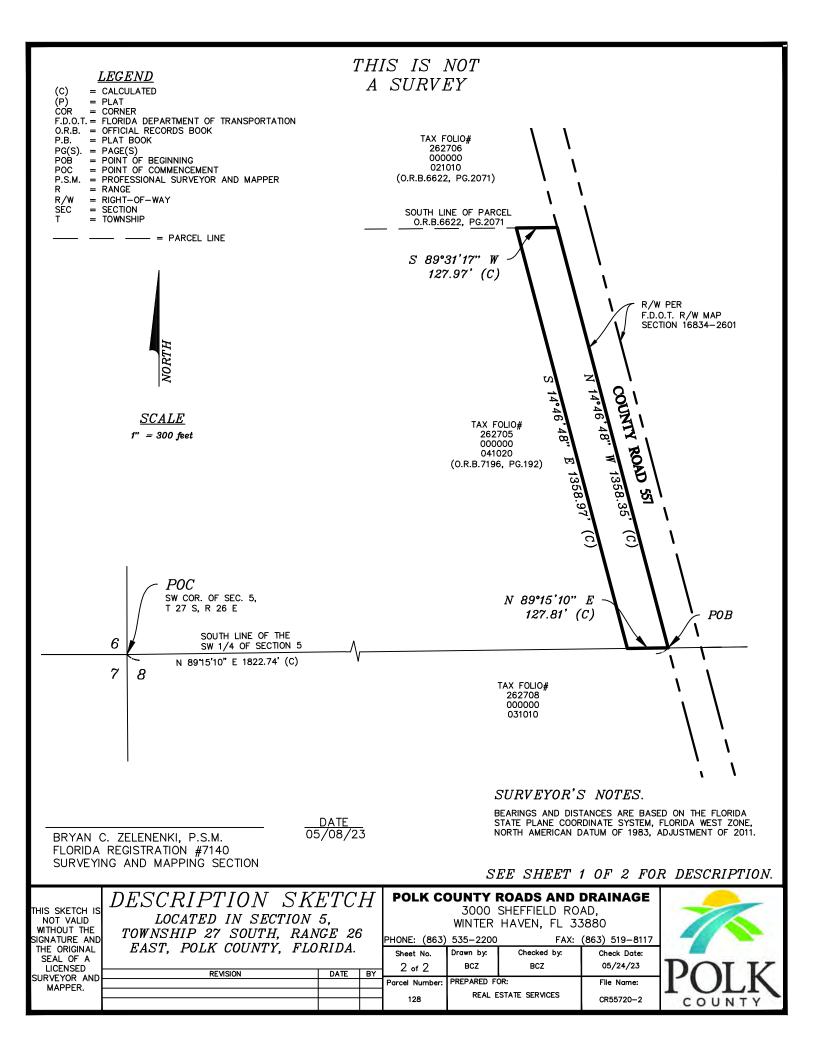
DESCRIPTION

A parcel of land lying in the Southwest 1/4 of Section 5, Township 27 South, Range 26 East, Polk County, Florida, being more particularly described as follows:

Commence at the Southwest corner of said Section 5; thence North 89°15'10" East, along the South line of said Southwest 1/4, a distance of 1,822.74 feet to the West right-of-way line of County Road 557, per Florida Department of Transportation Right-of-Way Map Section 16834-2601, and the **Point of Beginning**; thence North 14°46'48" West, along said West right-of-way line, 1,358.35 feet to the South line of a parcel as described in Official Records Book 6622, Page 2071, Public Records of Polk County, Florida; thence South 89°31'17" West, along said South line, 127.97 feet; thence South 14°46'48" East, 1,358.97 feet to said South line of the Southwest 1/4; thence along said South line 127.81 feet to the **Point of Beginning**.

Containing 3.87 acres, more or less

SHEET 1 OF 2 FOR SKETCH SEE SHEE			SHEET 2	
REVISION			DATE	BY



RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 129

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a fee simple title in the property designated as Parcel 129, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 129 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that fee simple title in Parcel 129, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: right-of-way needed to allow the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 129 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:		
	W.C. Braswell, Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 129 ESTATE: FEE SIMPLE PURPOSE: ROAD RIGHT-OF-WAY

Parcel Number: 129 Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 262706000000021010

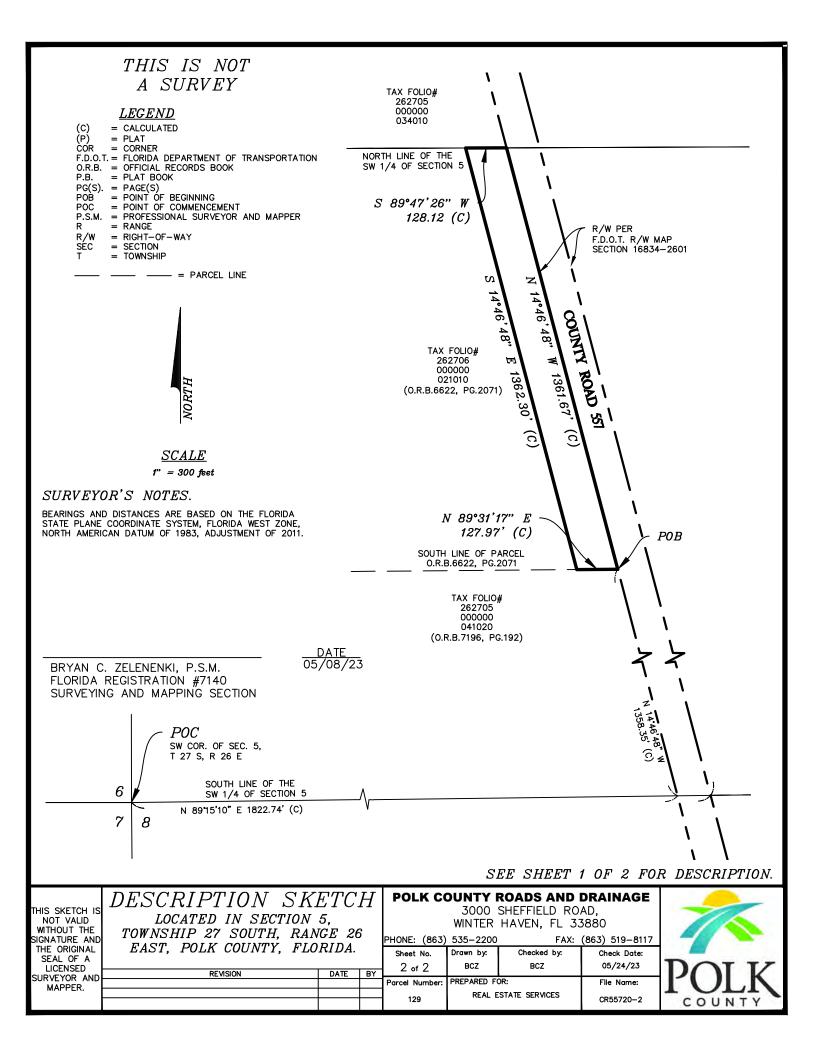
DESCRIPTION

A parcel of land lying in the Southwest 1/4 of Section 5, Township 27 South, Range 26 East, Polk County, Florida, being more particularly described as follows:

Commence at the Southwest corner of said Section 5; thence North 89°15'10" East, along the South line of said Southwest 1/4, a distance of 1,822.74 feet to the West right-of-way line of County Road 557, per Florida Department of Transportation Right-of-Way Map Section 16834-2601; thence North 14°46'48" West, along said West right-of-way line, 1,358.35 feet to the South line of a parcel as described in Official Records Book 6622, Page 2071, Public Records of Polk County, Florida and the **Point of Beginning**; thence continue North 14°46'48" West, along said West right-of-way line, 1,361.67 feet to the North line of said Southwest 1/4; thence South 89°47'26" West, along said North line, 128.12 feet; thence South 14°46'48" East, 1,362.30 feet to said South line of a parcel; thence North 89°31'17" East, along said South line, 127.97 feet to the **Point of Beginning**.

Containing 3.88 acres, more or less

SHEET 1 OF 2	FOR S	SKETCH SEE	SHEET 2
REVISION		DATE	BY



RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 132

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a fee simple title in the property designated as Parcel 132, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 132 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that fee simple title in Parcel 132, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: right-of-way needed to allow the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 132 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:		
	W.C. Braswell, Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 132 ESTATE: FEE SIMPLE PURPOSE: ROAD RIGHT-OF-WAY

Parcel Number: 132 Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 262705000000034010

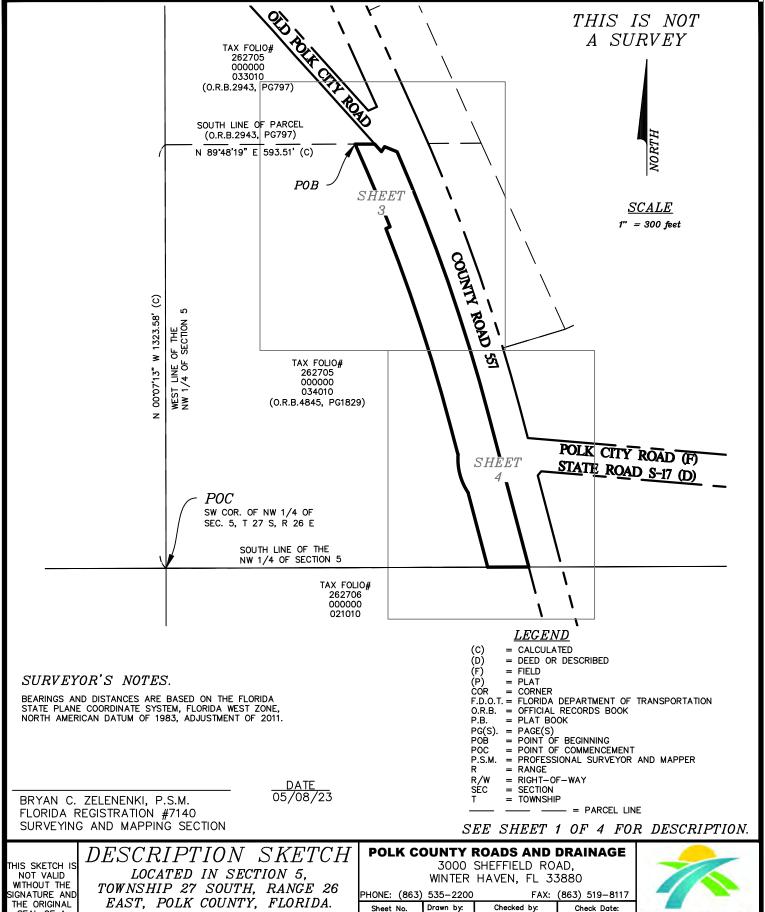
DESCRIPTION

A parcel of land lying in the Northwest 1/4 of Section 5, Township 27 South, Range 26 East, Polk County, Florida, being more particularly described as follows:

Commence at the Southwest corner of said Northwest 1/4; thence North 00°07'13" West along the West line of said Northwest 1/4, a distance of 1,323.58 feet to the South line of a parcel as described in Official Records Book 2943, Page 797, Public Records of Polk County, Florida; thence North 89°48'19" East, along said South line, 593.51 feet to the Point of Beginning; thence continue North 89°48'19" East, along said South line, 61.22 feet to the Westerly maintained right-of-way line of Old Polk City Road, as shown on Polk County Maintained Right-of-Way Map recorded in Map Book 18, Pages 70 through 86, Public Records of Polk County, Florida; thence along said Westerly maintained rightof-way line the following three (3) courses: (1) South 41°39'19" East, 31.66 feet; (2) thence North 32°54'21" East, 18.08 feet; (3) thence South 67°51'09" East, 42.12 feet to a point on the West right-of-way line of County Road 557, per Florida Department of Transportation Right-of-way Map Section 16834-2601, said point being on a non-tangent curve concave Westerly having a radius of 5,679.58 feet, a central angle of 08°47'48", a chord bearing of South 19°10'42" East, and a chord distance of 871.14 feet; thence along the arc of said curve and said West right-of-way line 872.00 feet to the point of tangency; thence South 14°46'48" East, along said West right-of-way line, 490.74 feet to the South line of said Northwest 1/4 of Section 5; thence South 89°47'26" West, along said South line, 128.12 feet; thence North 14°46'48" West, 239.88 feet to a point on a non-tangent curve concave Easterly, having a radius of 188.24 feet, a central angle of 38°41'29", a chord bearing of North 14°46'48" West, and a chord distance of 124.71 feet; thence along the arc of said curve, 127.11 feet; thence North 14°46'48" West, 89.76 feet to the point of curvature of a curve concave Westerly, having a radius of 5,605.58 feet, a central angle of 06°39'30", a chord bearing of North 18°06'33 West, and a chord distance of 651.06 feet; thence along the arc of said curve, 651.43 feet; thence North 68°33'42" East, 14.00 feet to the point on a non-tangent curve concave Westerly, having a radius of 5,619.58 feet, a central angle of 02°51'17", a chord bearing of North 22°51'56" West, and a chord distance of 279.96 feet; thence along the arc of said curve, 279.99 feet to the point of tangency; thence North 24°17'35" West, 0.77 feet to the **Point of Beginning**.

Containing 3.87 acres, more or less

SHEET 1 OF 4	FOR	R SKETCH S	EE SHEETS	2 THRU 4
REVISION			DATE	BY

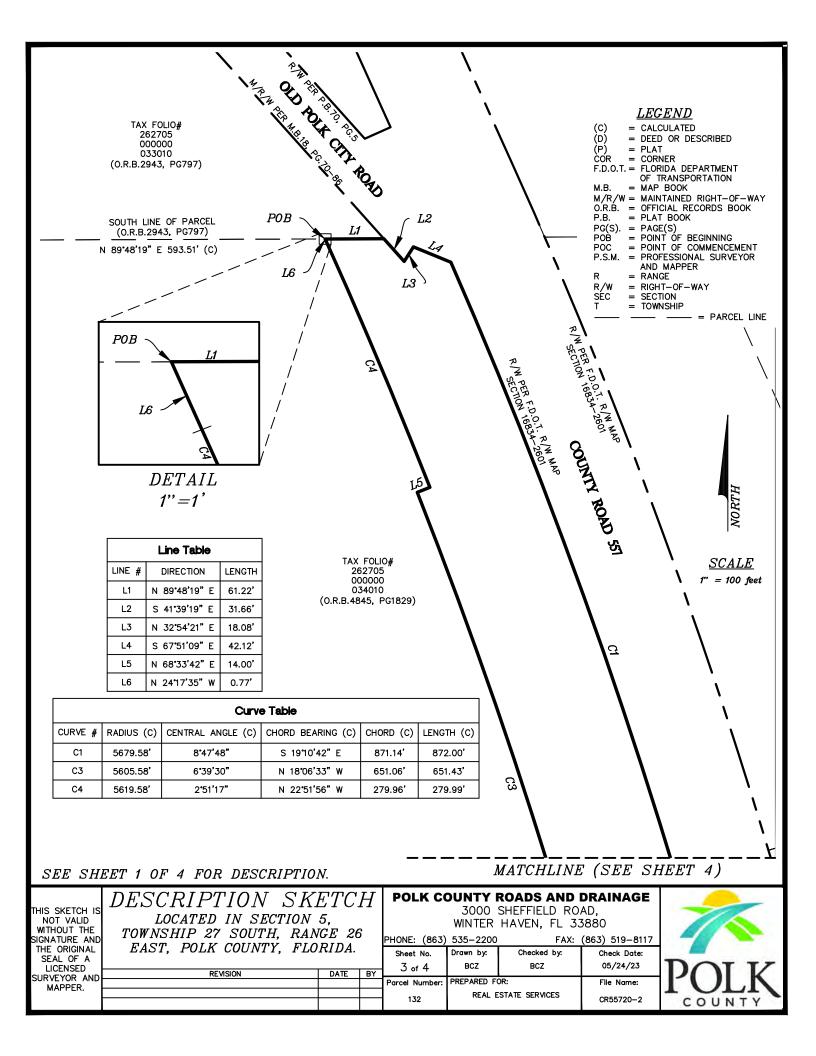


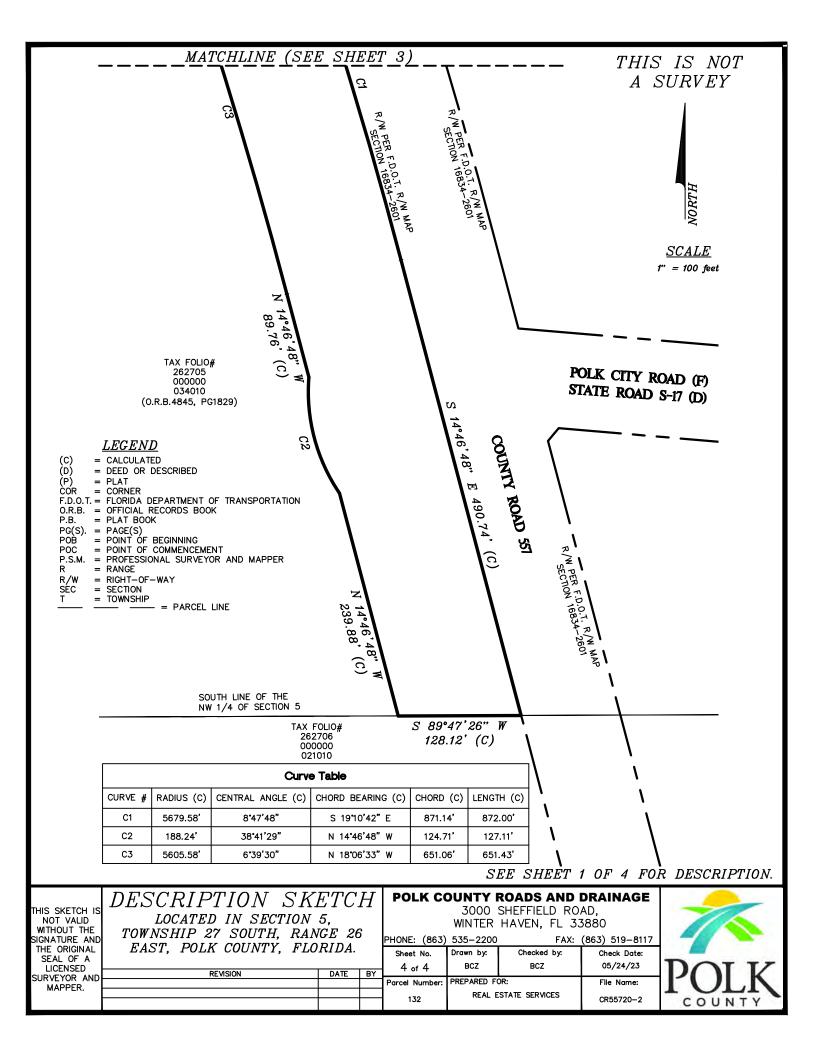
THE ORIGINAL SEAL OF A LICENSED SURVEYOR AND MAPPER.

REVISION	DATE	BY

PHONE: (863)	535-2200	FAX:	(863) 519-8117
Sheet No.	Drawn by:	Checked by:	Check Date:
2 of 4	BCZ	BCZ	05/24/23
Parcel Number:	PREPARED FO	OR:	File Name:
132	REAL E	STATE SERVICES	CR55720-2







RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 133

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a fee simple title in the property designated as Parcel 133, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 133 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that fee simple title in Parcel 133, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: right-of-way needed to allow the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 133 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:		
· · · · · · · · · · · · · · · · · · ·	W.C. Braswell, Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 133 ESTATE: FEE SIMPLE PURPOSE: ROAD RIGHT-OF-WAY

Parcel Number: 133 Road Number: 763201 Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 262705000000033010

DESCRIPTION

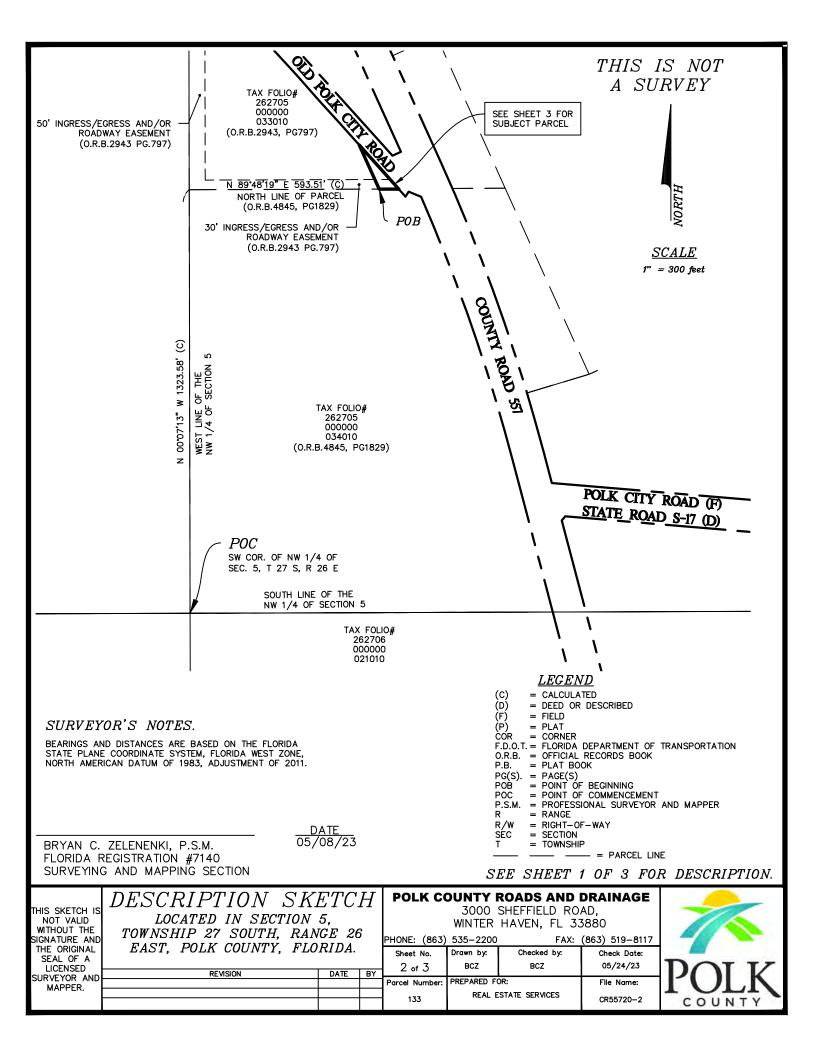
A parcel of land lying in the Northwest 1/4 of Section 5, Township 27 South, Range 26 East, Polk County, Florida, being more particularly described as follows:

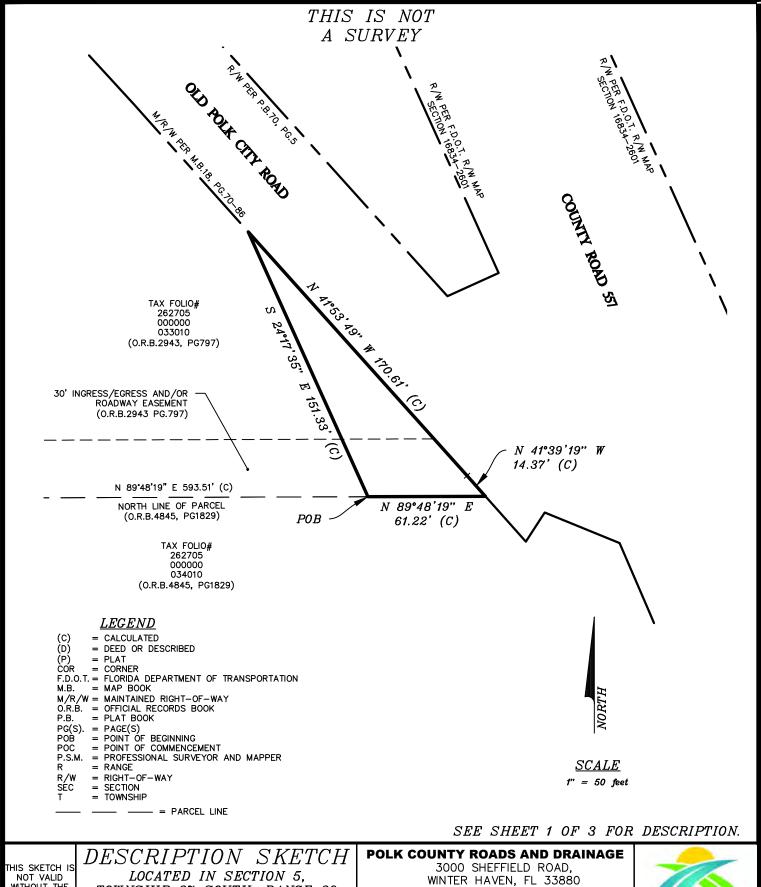
Commence at the Southwest corner of said Northwest 1/4; thence North 00°07'13" West, along the West line of said Northwest 1/4, a distance of 1,323.58 feet to the North line of a parcel as described in Official Records Book 4845, Page 1829, Public Records of Polk County, Florida; thence North 89°48'19" East, along said North line, 593.51 feet to the Point of Beginning; thence continue North 89°48'19" East, along said North line, 61.22 feet to the Westerly maintained right-of-way line of Old Polk City Road, as shown on Polk County Maintained Right-of-Way Map recorded in Map Book 18, Pages 70 through 86, Public Records of Polk County, Florida; thence North 41°39'19" West, along said Westerly maintained right-of-way line, 14.37 feet; thence North 41°53'49" West, along said Westerly maintained right-of-way line, 170.61 feet; thence South 24°17'35" East, 151.33 feet to the Point of Beginning.

Containing 4,234 square feet, more or less

SHEET 1 OF 3 FOR SKETCH SEE SHEETS 2 AND 3

REVISION DATE BY





THIS SKETCH IS NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL SEAL OF A LICENSED SURVEYOR AND MAPPER.

TOWNSHIP 27 SOUTH, RANGE 26

EAST, POLK COUNTY, FLORIDA.

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DATE	BY	L
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		l
	DATE	DATE BY

PHONE: (863)	535-2200	FAX:	(863) 519-8117
Sheet No.	Drawn by:	Checked by:	Check Date:
3 of 3	BCZ	BCZ	05/24/23
Parcel Number:	PREPARED FO	OR:	File Name:
133	REAL E	STATE SERVICES	CR55720-2



RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 135

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a fee simple title in the property designated as Parcel 135, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 135 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that fee simple title in Parcel 135, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: right-of-way needed to allow the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 135 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:				
	W.C.	Braswell.	Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 135 ESTATE: FEE SIMPLE PURPOSE: ROAD RIGHT-OF-WAY

Parcel Number: 135 Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 262631488580000130

DESCRIPTION

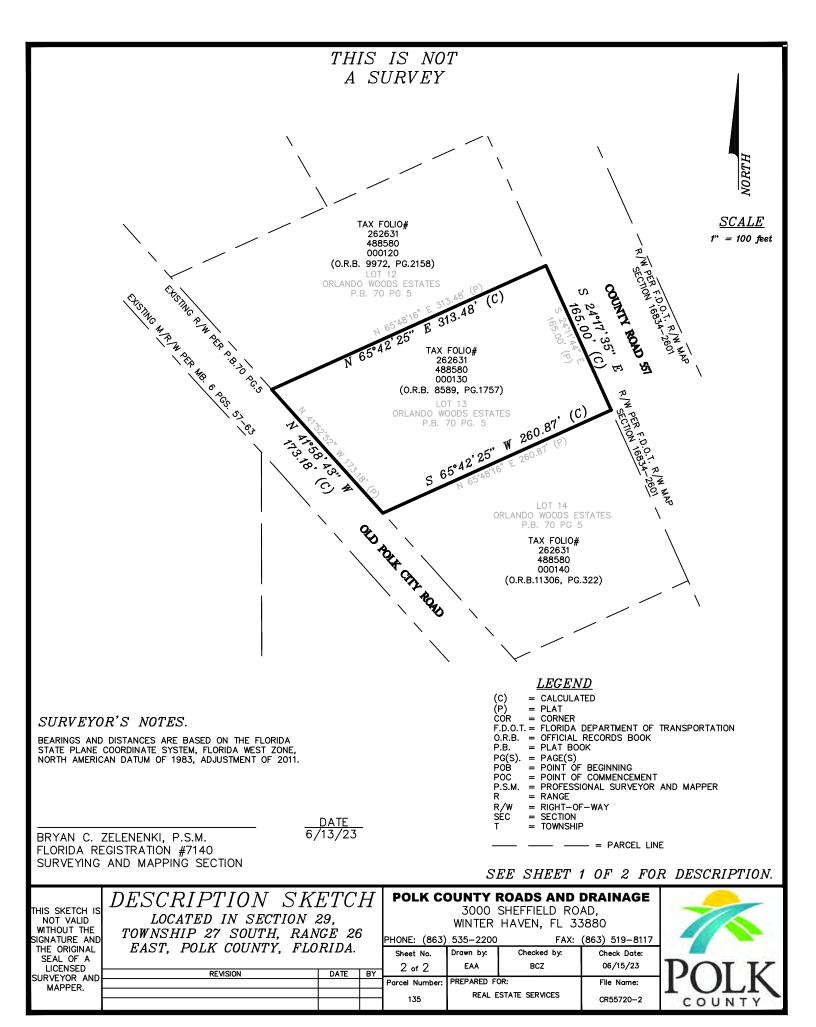
A parcel of land being Lot 13, Orlando Woods Estates, a subdivision as recorded in Plat Book 70, Page 5, Public Records of Polk County, Florida, being in the Northwest 1/4 of Section 5, Township 27 South, Range 26 East, Polk County, Florida.

Containing 1.09 acres, more or less

SHEET 1 OF 2

FOR	SKETCH	SEE	SHEET	2
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SHEET 1 OF 2	1 010	JILL I CII DEL	DILLE I
REVISION		DATE	BY



RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 136

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a fee simple title in the property designated as Parcel 136, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 136 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that fee simple title in Parcel 136, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: right-of-way needed to allow the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 136 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:		
	W.C. Braswell Chairman	-

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 136 ESTATE: FEE SIMPLE PURPOSE: ROAD RIGHT-OF-WAY

Parcel Number: 136 Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 262631488580000120

DESCRIPTION

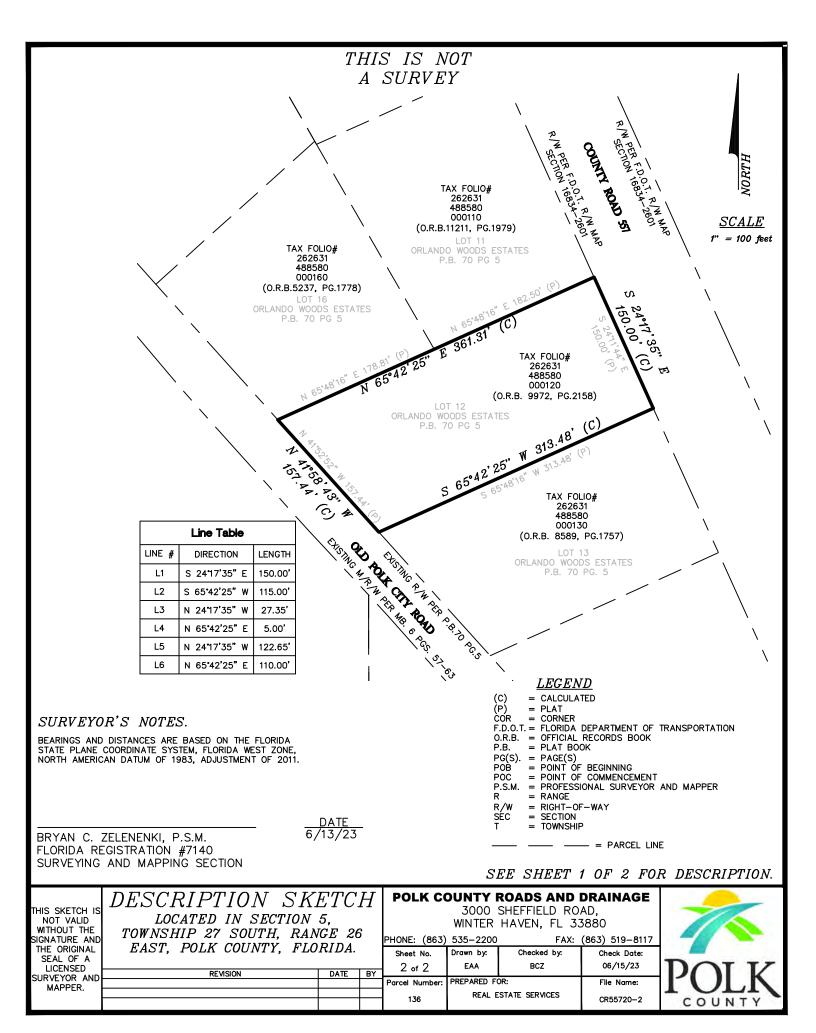
A parcel of land being Lot 12, Orlando Woods Estates, a subdivision as recorded in Plat Book 70, Page 5, Public Records of Polk County, Florida, being in the Northwest 1/4 of Section 5 and the Northeast 1/4 of Section 6, Township 27 South, Range 26 East, Polk County, Florida.

Containing 1.16 acres, more or less

SHEET 1 OF 2

FOR	SKETCH	SEE	SHEET	2
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SHEET I OF 2	TOK SKETCH SEE SHEET 2			
REVISION			DATE	BY



RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 140

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a fee simple title in the property designated as Parcel 140, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 140 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that fee simple title in Parcel 140, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: right-of-way needed to allow the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 140 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:		
· · · · · · · · · · · · · · · · · · ·	W.C. Braswell, Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 140 **ESTATE: FEE SIMPLE** PURPOSE: ROAD RIGHT-OF-WAY

> Road Number: 763201 Parcel Number: 140 Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 262631488580000060

DESCRIPTION

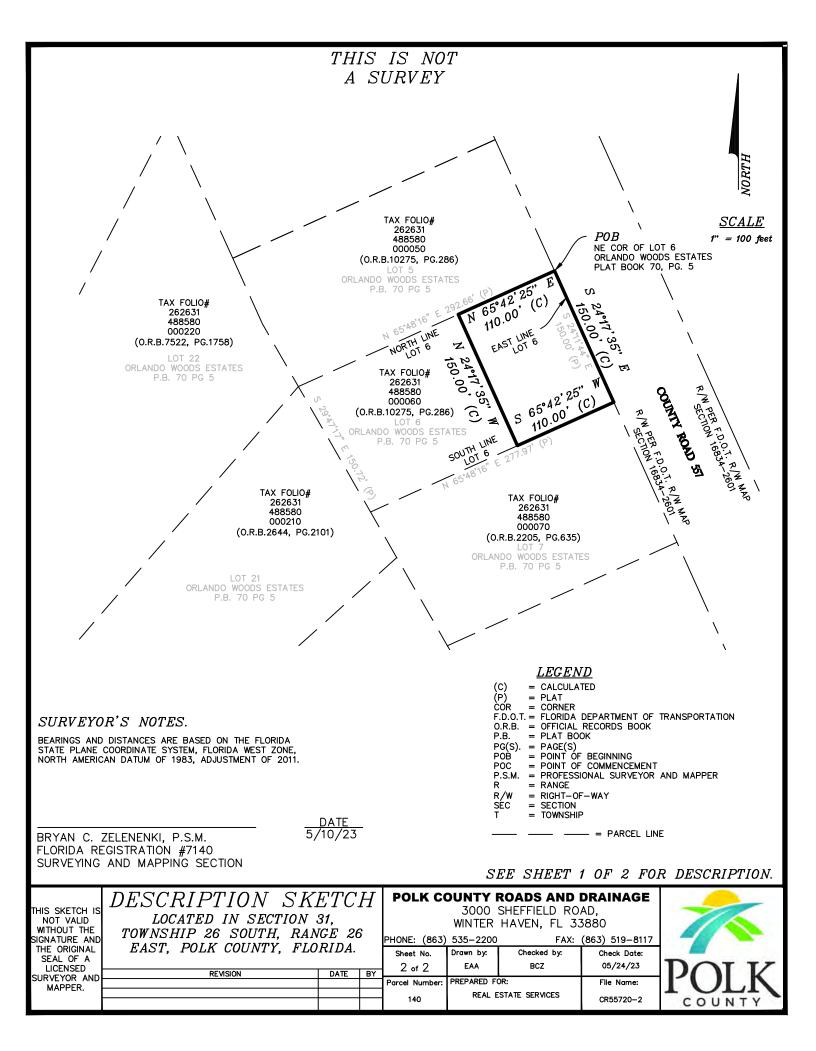
A parcel of land being a portion of Lot 6, Orlando Woods Estates, a subdivision as recorded in Plat Book 70, Page 5, Public Records of Polk County, Florida, being in Section 31, Township 26 South, Range 26 East, being described as follows:

Commence at the Northeast corner of said Lot 6 for the Point of Beginning; thence South 24°17'35" East, along the East line of said Lot 6, a distance of 150.00 feet to the South line of said Lot 6; thence South 65°42'25" West, along said South line, 110.00 feet; thence North 24°17'35" West, 150.00 feet to the North line of said Lot 6; thence North 65°42'25" East, along said North line, 110.00 feet to the **Point of Beginning**.

Containing 16,500 square feet, more or less

SHEET 1 OF 2 FOR SKETCH SEE SHEET 2

REVISION		DATE	BY



RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 141

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a fee simple title in the property designated as Parcel 141, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 141 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that fee simple title in Parcel 141, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: right-of-way needed to allow the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 141 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:		
	W.C. Braswell, Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 141 ESTATE: FEE SIMPLE PURPOSE: ROAD RIGHT-OF-WAY

Parcel Number: 141 Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 262631488580000050

DESCRIPTION

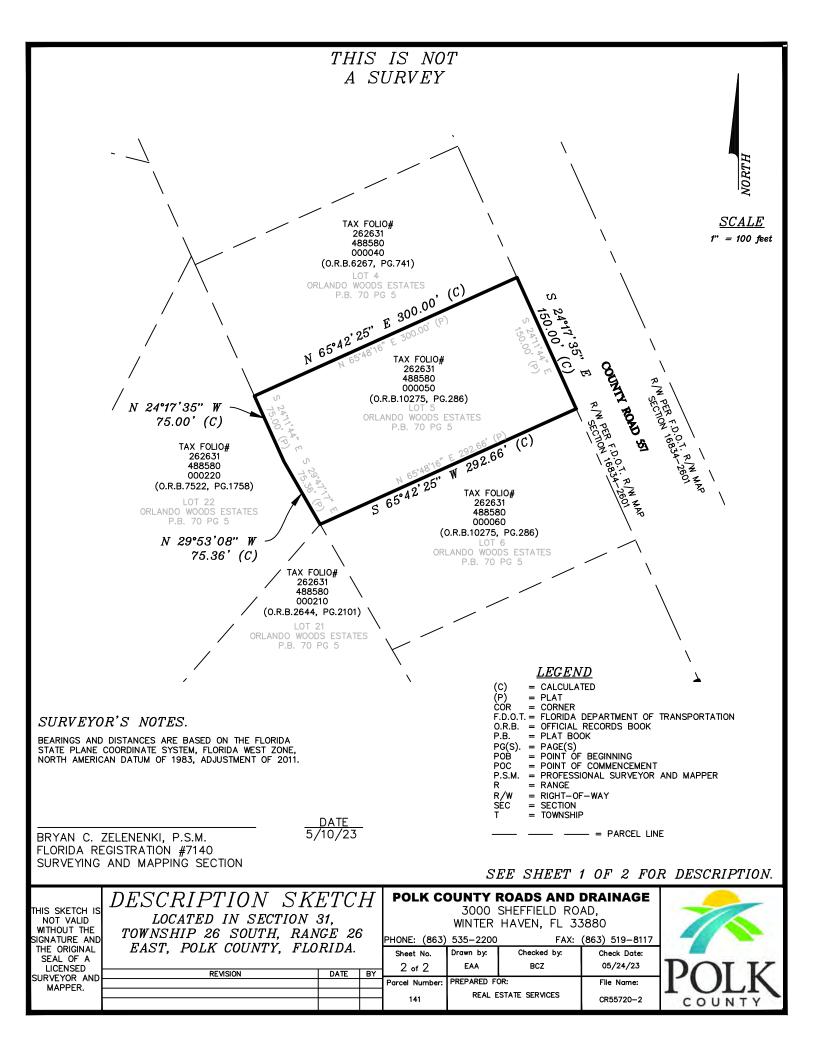
A parcel of land being Lot 5, Orlando Woods Estates, a subdivision as recorded in Plat Book 70, Page 5, Public Records of Polk County, Florida, lying in Section 31, Township 26 South, Range 26 East, Polk County, Florida.

Containing 1.03 acres, more or less

SHEET 1 OF 2

FOR	SKETCH	SEE	SHEET	2
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SHEET 1 OF 2	1 011 5	ILL I CIT DEL	DITED 1 2
REVISION		DATE	BY



RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 142

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a fee simple title in the property designated as Parcel 142, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 142 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that fee simple title in Parcel 142, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: right-of-way needed to allow the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 142 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:		
	W.C. Braswell, Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 142 ESTATE: FEE SIMPLE PURPOSE: ROAD RIGHT-OF-WAY

Parcel Number: 142 Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 262631488580000040

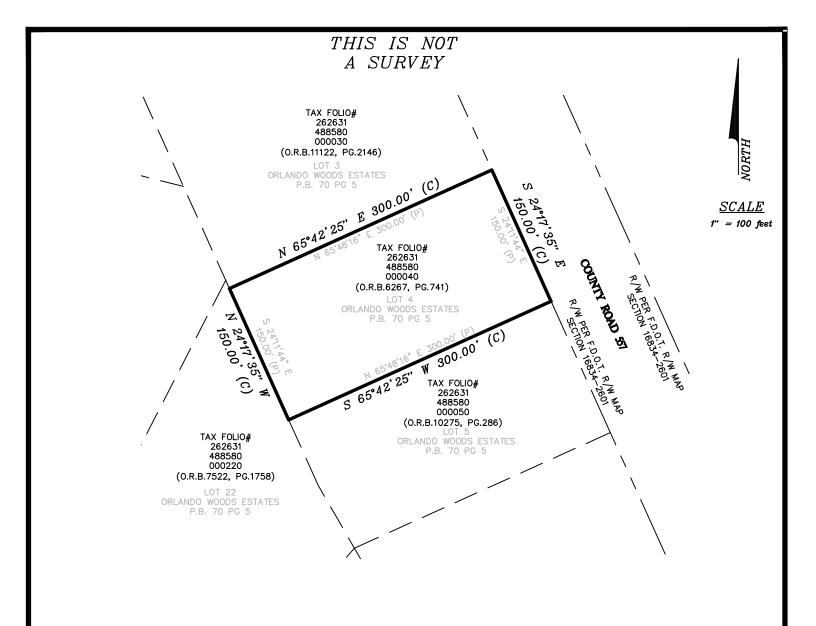
DESCRIPTION

A parcel of land being Lot 4, Orlando Woods Estates, a subdivision as recorded in Plat Book 70, Page 5, Public Records of Polk County, Florida, lying in Section 31, Township 26 South, Range 26 East, Polk County, Florida.

Containing 1.03 acres, more or less

SHEET 1 OF 2 FOR SKETCH SEE SHEET 2

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REVISION	DATE	BY



SURVEYOR'S NOTES.

BEARINGS AND DISTANCES ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, FLORIDA WEST ZONE, NORTH AMERICAN DATUM OF 1983, ADJUSTMENT OF 2011.

BRYAN C. ZELENENKI, P.S.M. FLORIDA REGISTRATION #7140 SURVEYING AND MAPPING SECTION

LEGEND

(C) (P) COR = CALCULATED

= CORNER

F.D.O.T. = FLORIDA DEPARTMENT OF TRANSPORTATION
O.R.B. = OFFICIAL RECORDS BOOK
P.B. = PLAT BOOK

PG(S). = PAGE(S)
POB = POINT OF BEGINNING
POC = POINT OF COMMENCEMENT
P.S.M. = PROFESSIONAL SURVEYOR AND MAPPER

= RIGHT-OF-WAY

= SECTION

= TOWNSHIP

- = PARCEL LINE

SEE SHEET 1 OF 2 FOR DESCRIPTION.

THIS SKETCH IS NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL SEAL OF A LICENSED SURVEYOR AND MAPPER.

DESCRIPTION SKETCH LOCATED IN SECTION 31. TOWNSHIP 26 SOUTH, RANGE 26 EAST, POLK COUNTY, FLORIDA.

REVISION DATE BY

POLK COUNTY ROADS AND DRAINAGE 3000 SHEFFIELD ROAD,

WINTER HAVEN, FL 33880

PHONE: (863)	535-2200	FAX:	(863) 519-8117
Sheet No.	Drawn by:	Checked by:	Check Date:
2 of 2	EAA	BCZ	05/24/23
Parcel Number:	PREPARED FO	DR:	File Name:
142	REAL E	STATE SERVICES	CR55720-2



RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 704

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way and/or easements to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a temporary construction easement interest in the property designated as Parcel 704, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 704 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that a temporary construction easement interest in Parcel 704, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: driveway reconstruction and connection to the roadway and grade harmonization in conjunction with the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 704 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY
BOARD OF COUNTY COMMISSIONERS

BY:				
	W.C.	Braswell.	Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 704 ESTATE: TEMPORARY CONSTRUCTION EASEMENT PURPOSE: DRIVEWAY RECONSTRUCTION & CONNECTION TO COUNTY ROAD 557 AND

ASSOCIATED GRADE HARMONIZATION

DURATION: 96 MONTHS

Parcel Number: 704 Road Number: 763201 Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 26272900000031060

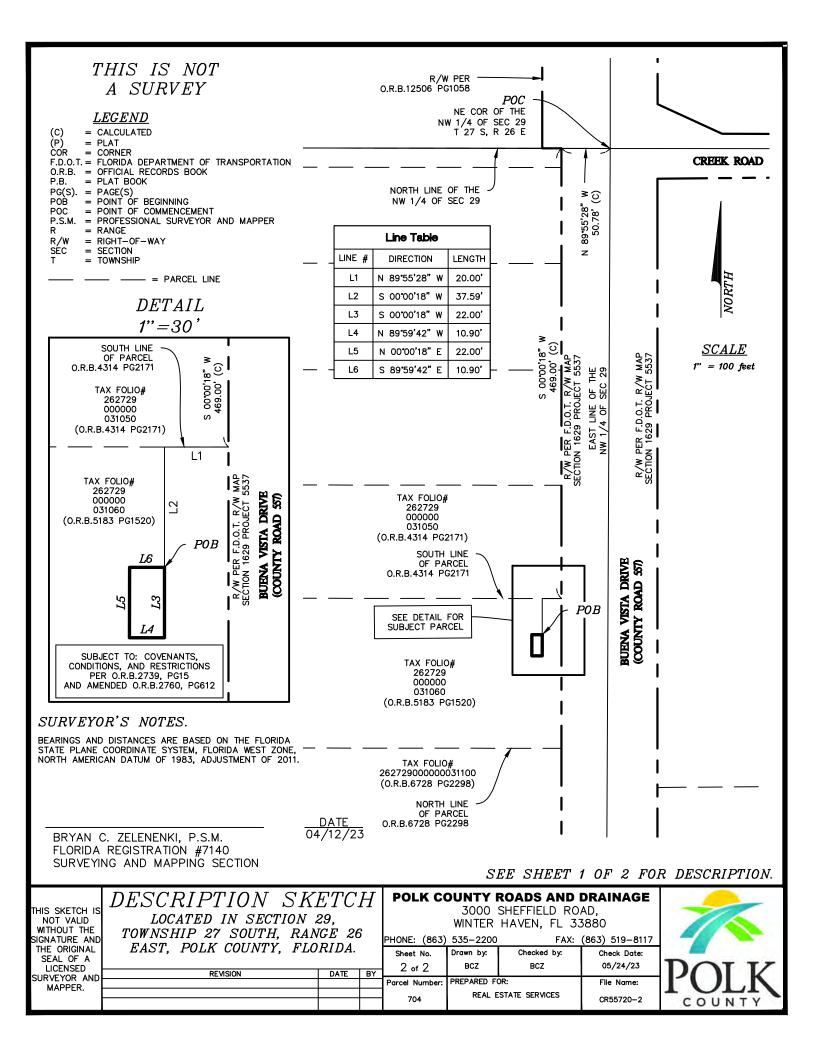
DESCRIPTION

A parcel of land being in the Northwest 1/4 of Section 29, Township 27 South, Range 26 East, being described as follows:

Commence at the Northeast corner of the Northwest 1/4 of said Section 29; thence North 89°55'28" West, along the North line of said Northwest 1/4, a distance of 50.78 feet to the West right-of-way line of Buena Vista Drive (County Road 557), as shown on Florida Department of Transportation Right-of-Way Map Section 1629 Project 5537; thence South 00°00'18" West, along said West right-of-way line, 469.00 feet to the South line of a parcel as described in Official Records Book 4314, Page 2171, Public Records of Polk County, Florida; thence North 89°55'28" West, along said South line, 20.00 feet; thence South 00°00'18" West, 37.59 feet to the **Point of Beginning**; thence continue South 00°00'18" East, 22.00 feet; thence North 89°59'42" East, 10.90 feet; thence North of Beginning.

Containing 240 square feet, more or less.

SHEET 1 OF 2	FOR SKE	TCH SEE SH	EET 2 OF 2
REVISION		DATE	BY



RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 705

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way and/or easements to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a temporary construction easement interest in the property designated as Parcel 705, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 705 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that a temporary construction easement interest in Parcel 705, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: driveway reconstruction and connection to the roadway and grade harmonization in conjunction with the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 705 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:				
	W.C.	Braswell.	Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 705 ESTATE: TEMPORARY CONSTRUCTION EASEMENT PURPOSE: DRIVEWAY RECONSTRUCTION & CONNECTION TO COUNTY ROAD 557 AND

ASSOCIATED GRADE HARMONIZATION

DURATION: 96 MONTHS

Parcel Number: 705 Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 26272900000031050

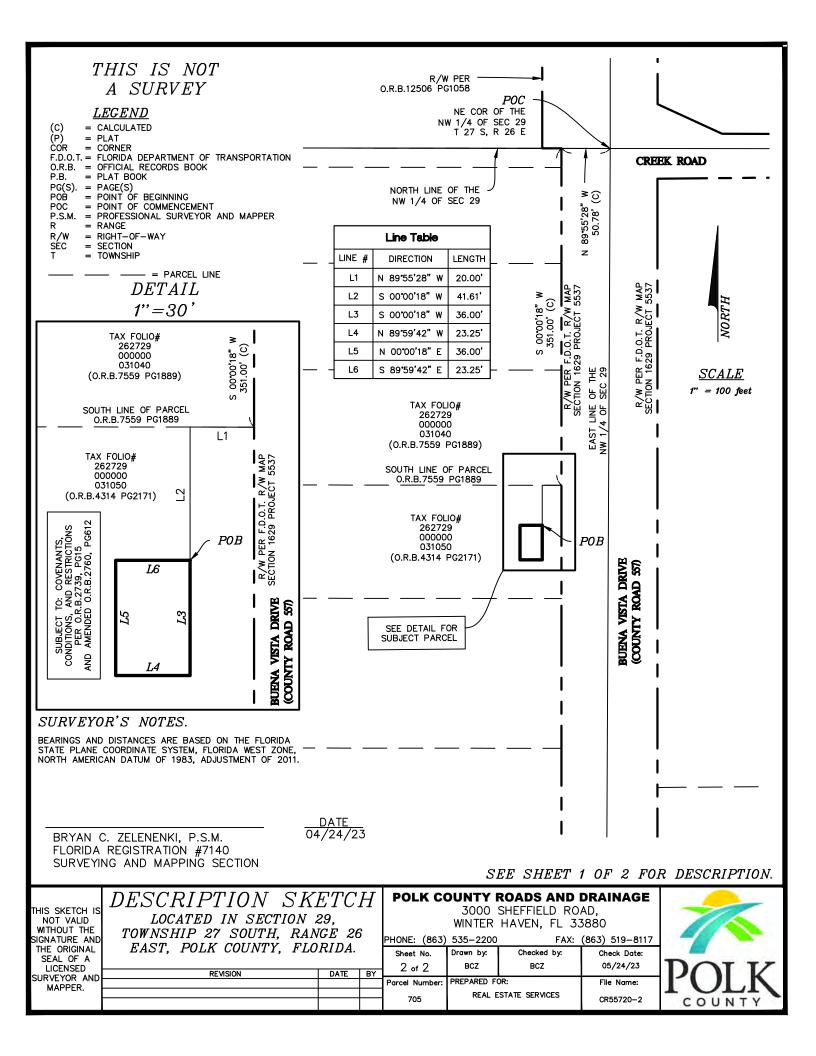
DESCRIPTION

A parcel of land being in the Northwest 1/4 of Section 29, Township 27 South, Range 26 East, being described as follows:

Commence at the Northeast corner of the Northwest 1/4 of said Section 29; thence North 89°55'28" West, along the North line of said Northwest 1/4, a distance of 50.78 feet to the West right-of-way line of Buena Vista Drive (County Road 557), as shown on Florida Department of Transportation Right-of-Way Map Section 1629 Project 5537; thence South 00°00'18" West, along said West right-of-way line, 351.00 feet to the South line of a parcel as described in Official Records Book 7559, Page 1889, Public Records of Polk County, Florida; thence North 89°55'28" West, along said South line, 20.00 feet; thence South 00°00'18" West, 41.61 to the **Point of Beginning**; thence continue South 00°00'18" West, 36.00 feet; thence North 89°59'42" West, 23.25 feet; thence North 00°00'18" East, 36.00 feet; thence South 89°59'42" East, 23.25 feet to the **Point of Beginning**.

Containing 837 square feet, more or less.

SHEET 1 OF 2	FOR SKE	TCH SEE SH	EET 2 OF 2
REVISION		DATE	BY



RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 706

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way and/or easements to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a temporary construction easement interest in the property designated as Parcel 706, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 706 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that a temporary construction easement interest in Parcel 706, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: driveway reconstruction and connection to the roadway and grade harmonization in conjunction with the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 706 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:				
	W.C. Bra	swell.	Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 706 ESTATE: TEMPORARY CONSTRUCTION EASEMENT PURPOSE: DRIVEWAY RECONSTRUCTION & CONNECTION TO COUNTY ROAD 557 AND

ASSOCIATED GRADE HARMONIZATION

DURATION: 96 MONTHS

Parcel Number: 706 Road Number: 763201 Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 26272900000031040

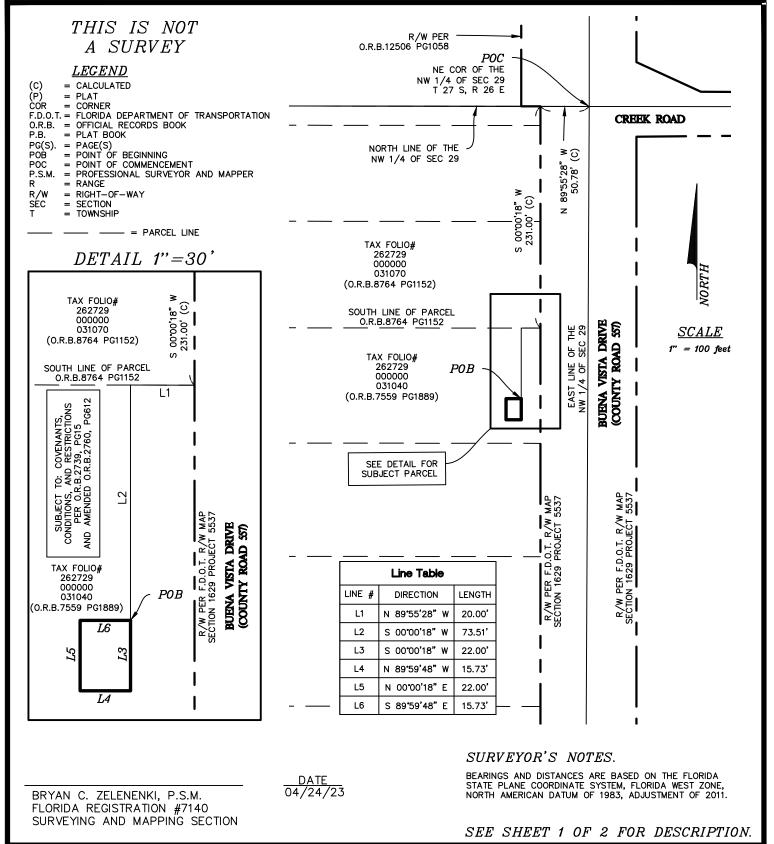
DESCRIPTION

A parcel of land being in the Northwest 1/4 of Section 29, Township 27 South, Range 26 East, being described as follows:

Commence at the Northeast corner of the Northwest 1/4 of said Section 29; thence North 89°55'28" West, along the North line of said Northwest 1/4, a distance of 50.78 feet to the West right-of-way line of Buena Vista Drive (County Road 557), as shown on Florida Department of Transportation Right-of-Way Map Section 1629 Project 5537; thence South 00°00'18" West, along said West right-of-way line, 231.00 feet to the South line of a parcel as described in Official Records Book 8764, Page 1152, Public Records of Polk County, Florida; thence North 89°55'28" West, along said South line, 20.00 feet; thence South 00°00'18" West, 73.51 to the **Point of Beginning**; thence continue South 00°00'18" West, 22.00 feet; thence North 89°59'48" West, 15.73 feet; thence North 00°00'18" East, 22.00 feet; thence South 89°59'48" East, 15.73 feet to the **Point of Beginning**.

Containing 346 square feet, more or less.

SHEET 1 OF 2	Γ 1 OF 2 FOR SKETCH SEE SHEET 2 C		EET 2 OF 2
REVISION		DATE	BY



THIS SKETCH IS
NOT VALID
WITHOUT THE
SIGNATURE AND
THE ORIGINAL
SEAL OF A
LICENSED
SURVEYOR AND
MAPPER.

DESCRIPTION SKETCH
LOCATED IN SECTION 29,
TOWNSHIP 27 SOUTH, RANGE 26
FAST POLK COUNTY FLORIDA

EAST, POLK COUNTY, FLORIDA.

REVISION DATE BY

POLK COUNTY ROADS AND DRAINAGE 3000 SHEFFIELD ROAD,

WINTER HAVEN, FL 33880 3) 535-2200 FAX: (863)

	PHONE: (863) 535-2200 FAX: ((863) 519-8117
	Sheet No.	Drawn by:	Checked by:	Check Date:
_	2 of 2	BCZ	BCZ	05/24/23
	Parcel Number:	PREPARED FO	OR:	File Name:
	706	REAL E	STATE SERVICES	CR55720-2



RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 707

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way and/or easements to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a temporary construction easement interest in the property designated as Parcel 707, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 707 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that a temporary construction easement interest in Parcel 707, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: driveway reconstruction and connection to the roadway and grade harmonization in conjunction with the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 707 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY
BOARD OF COUNTY COMMISSIONERS

BY:				
	W.C.	Braswell.	Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 707 ESTATE: TEMPORARY CONSTRUCTION EASEMENT

PURPOSE: DRIVEWAY RECONSTRUCTION & CONNECTION TO COUNTY ROAD 557 AND

ASSOCIATED GRADE HARMONIZATION

DURATION: 96 MONTHS

Parcel Number: 707 Road Number: 763201 Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 26272900000031070

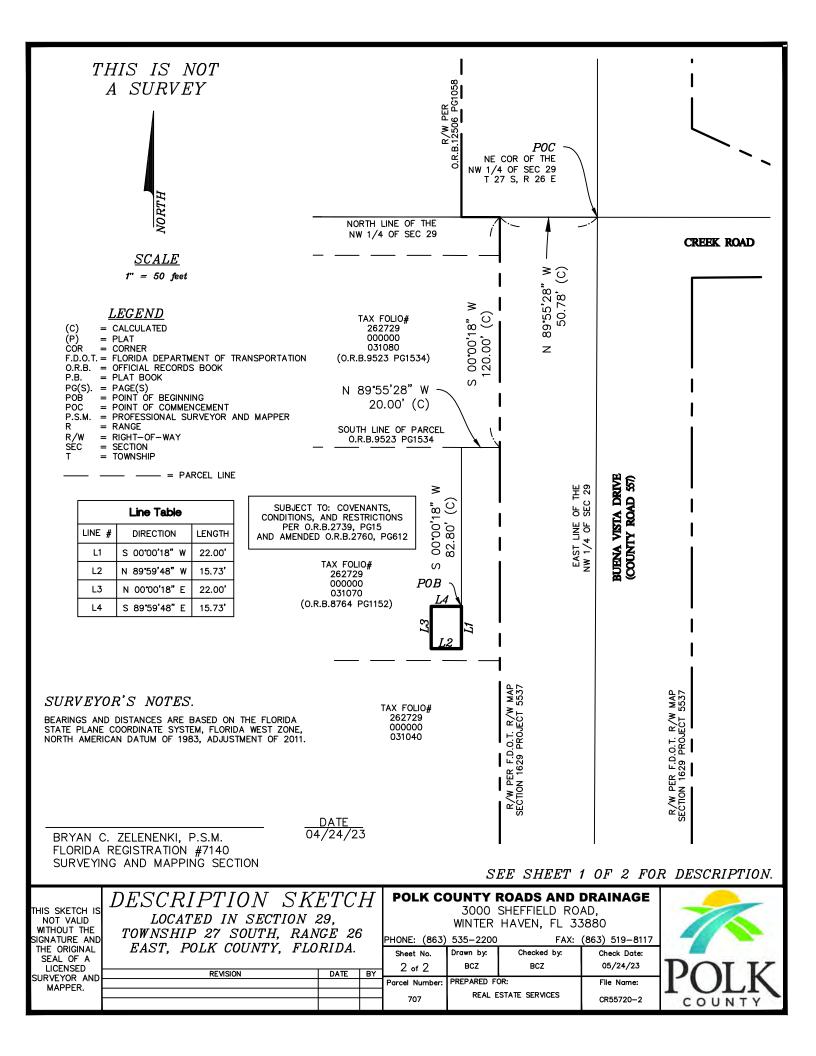
DESCRIPTION

A parcel of land being in the Northwest 1/4 of Section 29, Township 27 South, Range 26 East, being described as follows:

Commence at the Northeast corner of the Northwest 1/4 of said Section 29; thence North 89°55'28" West, along the North line of said Northwest 1/4, a distance of 50.78 feet to the West right-of-way line of Buena Vista Drive (County Road 557), as shown on Florida Department of Transportation Right-of-Way Map Section 1629 Project 5537; thence South 00°00'18" West, along said West right-of-way line, 120.00 feet to the South line of a parcel as described in Official Records Book 9523, Page 1534, Public Records of Polk County, Florida; thence North 89°55'28" West, along said South line, 20.00 feet; thence South 00°00'18" West, 82.80 feet to the **Point of Beginning**; thence continue South 00°00'18" East, 22.00 feet; thence North 89°59'48" East, 15.73 feet; thence North of Beginning.

Containing 346 square feet, more or less.

SHEET 1 OF 2	2 FOR SKETCH SEE SHEET 2 OF		EET 2 OF 2
REVISION		DATE	BY



RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 708

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way and/or easements to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a temporary construction easement interest in the property designated as Parcel 708, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 708 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that a temporary construction easement interest in Parcel 708, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: driveway reconstruction and connection to the roadway and grade harmonization in conjunction with the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 708 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:				
	W.C.	Braswell.	Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 708 ESTATE: TEMPORARY CONSTRUCTION EASEMENT PURPOSE: DRIVEWAY RECONSTRUCTION & CONNECTION TO COUNTY ROAD 557 AND

ASSOCIATED GRADE HARMONIZATION

DURATION: 96 MONTHS

Parcel Number: 708 Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 26272900000031080

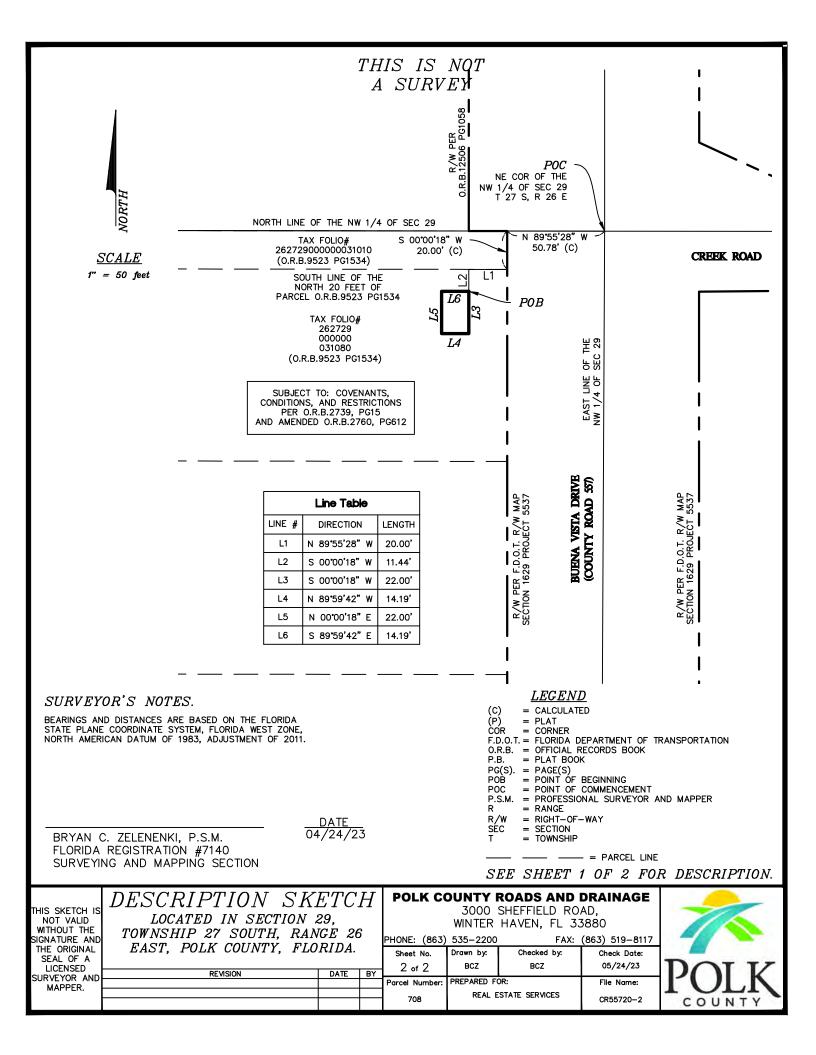
DESCRIPTION

A parcel of land being in the Northwest 1/4 of Section 29, Township 27 South, Range 26 East, being described as follows:

Commence at the Northeast corner of the Northwest 1/4 of said Section 29; thence North 89°55'28" West, along the North line of said Northwest 1/4, a distance of 50.78 feet to the West right-of-way line of Buena Vista Drive (County Road 557), as shown on Florida Department of Transportation Right-of-Way Map Section 1629 Project 5537; thence South 00°00'18" West, along said West right-of-way line, 20.00 feet to the South line of the North 20 feet of a parcel as described in Official Records Book 9523, Page 1534, Public Records of Polk County, Florida; thence North 89°55'28" West, along said South line, 20.00 feet; thence South 00°00'18" West, 11.44 feet to the **Point of Beginning**; thence continue South 00°00'18" West, 22.00 feet; thence North 89°59'42" West, 14.19 feet; thence North 00°00'18" East, 22.00 feet; thence South 89°59'42" East, 14.19 feet to the **Point of Beginning**.

Containing 312 square feet, more or less.

SHEET 1 OF 2	FOR SKE	TCH SEE SH	EET 2 OF 2
REVISION		DATE	BY



RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 721

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way and/or easements to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a temporary construction easement interest in the property designated as Parcel 721, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 721 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that a temporary construction easement interest in Parcel 721, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: driveway reconstruction and connection to the roadway and grade harmonization in conjunction with the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 721 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:				
	W.C.	Braswell.	Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 721 ESTATE: TEMPORARY CONSTRUCTION EASEMENT PURPOSE: DRIVEWAY RECONSTRUCTION & CONNECTION TO COUNTY ROAD 557 AND

ASSOCIATED GRADE HARMONIZATION

DURATION: 96 MONTHS

Parcel Number: 721 Road Number: 763201
Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 262708000000012010

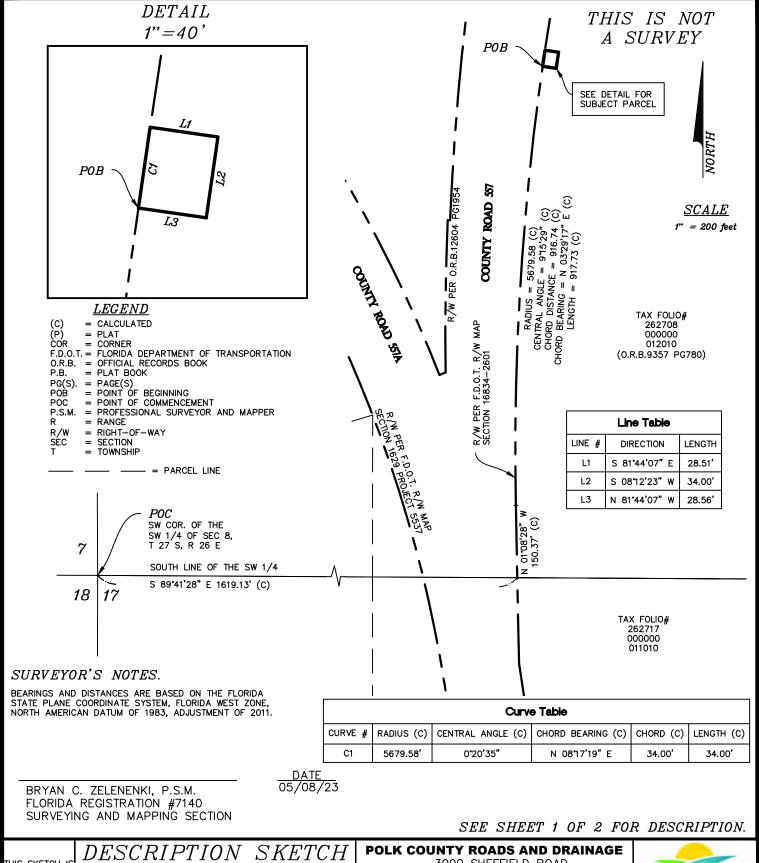
DESCRIPTION

A parcel of land being in the Southwest 1/4 of Section 8, Township 27 South, Range 26 East, being described as follows:

Commence at the Southwest corner of said Southwest 1/4; thence South 89°41'28" East, along the South line of said Southwest 1/4, a distance of 1,619.13 feet to the East right-of-way line of County Road 557, as shown on Florida Department of Transportation Right-of-Way Map Section 16834-2601; thence North 01°08'28" West, along said East right-of-way line, 150.37 feet to a point of curvature of a curve concave Easterly, having a radius of 5,679.58 feet, a central angle of 09°15'29", a chord bearing of North 03°29'17" East, and a chord distance of 916.74 feet; thence along the arc of said curve and said East right-of-way line, 917.73 feet to a point of curvature of a curve concave Easterly, having a radius of 5,679.58 feet, a central angle of 00°20'35", a chord bearing of North 08°17'19" East, and a chord distance of 34.00 feet, said point being the **Point of Beginning**; thence along the arc of said curve and said East right-of-way line, 34.00 feet; thence South 81°44'07" East, 28.51 feet; thence South 08°12'23" West, 34.00 feet; thence North 81°44'07" West, 28.56 feet to the **Point of Beginning**.

Containing 971 square feet, more or less.

SHEET 1 OF 2	FOR SKE	TCH SEE SHE	EET 2 OF 2
REVISION		DATE	BY



THIS SKETCH IS NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL SEAL OF A LICENSED SURVEYOR AND MAPPER.

LOCATED IN SECTION 8.

TOWNSHIP 27 SOUTH, RANGE 26 EAST, POLK COUNTY, FLORIDA.

REVISION	DATE	BY

3000 SHEFFIELD ROAD,

WINTER HAVEN, FL 33880

	PHONE: (863) 535-2200 FAX: ((863) 519-8117
	Sheet No.	Drawn by:	Checked by:	Check Date:
_	2 of 2	BCZ	BCZ	05/24/23
	Parcel Number:	PREPARED FO	OR:	File Name:
_	721	REAL E	STATE SERVICES	CR55720-2



RESOLUTION NO: 2024-RESOLUTION OF NECESSITY COUNTY ROAD 557

PROJECT # 5400135

PARCEL: 725

WHEREAS, Polk County has been granted the power of eminent domain to appropriate

property for any County purpose pursuant to § 127.01, Fla. Stat.; and

WHEREAS, before exercising the power of eminent domain the Board of County

Commissioners is required to adopt a resolution authorizing the acquisition of property for any

county use or purpose subject to limitations set forth in §§ 73.013 and 73.014, Fla. Stat.; and

WHEREAS, Polk County has located and surveyed such land as is necessary to make

transportation facility improvements to the collector road designated as the County Road 557

Road Project (Project # 5400135); and

WHEREAS, the construction of the proposed transportation facility improvements

constitutes a valid county use or purpose in carrying out Polk County's general superintendence

and control over county roads and structure including the powers of establishing, changing and

maintaining such roads in good repair; and

WHEREAS, absent a relinquishment of the property pursuant to § 73.013(4), Fla. Stat.

land to be acquired will not be conveyed to natural persons or to private entities and the land is

not being acquired to abate or eliminate a public nuisance or to prevent or eliminate slum or blight;

and

WHEREAS, Polk County intends in good faith to construct the planned transportation

facilities on, under or over the described property; and

WHEREAS, this Board, after being fully informed on the matter and upon proper

consideration, has previously authorized improvements for the County Road 557 Road Project as

part of the Capital Improvement Program (CIP), and has approved the proposed alignment which

is depicted in the attached "Exhibit A" for such improvements; and

WHEREAS, the approved alignment makes it necessary to acquire additional rights-of-way and easements for the construction of those improvements; and

WHEREAS, prior to this Board approving the alignment depicted in "Exhibit A" this Board considered several factors including, without limitation, alternative routes, environmental impact, costs, long range planning, and safety; and

WHEREAS, this Board, after proper consideration, makes the following findings for the alignment depicted in "Exhibit A":

- A. <u>ALTERNATIVE ROUTES:</u> The Board of County Commissioners considered various alignments, the costs thereof, and projected improvements to the levels of service before approving an alignment for the County Road 557 Road Project which provides a "best fit" alignment for the existing roadway.
- B. <u>ENVIRONMENTAL FACTORS</u>: Necessary permits are being reviewed or have been approved by permitting agencies. The project has been designed to minimize adverse impacts to the environment and it is anticipated that no adverse environmental impacts will result from this project.
- C. <u>COSTS</u>: The project is cost effective within the required designed criteria.
- D. <u>LONG RANGE PLANNING</u>: This project is consistent with the long range plan for Polk County and is part of the Capital Improvement Programs previously adopted by the BoCC, and it complements prior improvements made by Polk County;
- E. <u>Safety Considerations</u>: One purpose of this project is to improve the traffic safety by adding travel lanes, drainage, curbs and gutters, and shared use path to the existing corridor. The identified parcels are necessary to provide sufficient right of way and/or easements to construct the recommended improvements; and

WHEREAS, it is necessary, in order to make transportation facility improvements to the County Road 557 Road Project that property be acquired by Polk County; to wit, a temporary construction easement interest in the property designated as Parcel 725, which property is more fully described in the attached Composite "Exhibit B"; and

WHEREAS, a copy of this proposed Resolution, along with parcel sketches and surveys of the project and the parcels to be acquired, including Parcel 725 are available for public inspection at the office of the Real Estate Services Administrator, 515 E. Boulevard Street, Bartow, Florida 33830 during regular business hours.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Polk County, Florida, in regular session duly assembled, find that the above stated recitals are true and correct and are incorporated herein. The Board of County Commissioners of Polk County, Florida further find that it is necessary that a temporary construction easement interest in Parcel 725, as more fully described in the attached Composite "Exhibit B", be acquired for a county use or purpose, to-wit: driveway reconstruction and connection to the roadway and grade harmonization in conjunction with the construction of transportation facility improvements to the County Road 557 Road Project (Project #5400135). The Board of County Commissioners of Polk County hereby authorize the acquisition of property described in the attached Composite "Exhibit B" by eminent domain for the purpose stated herein and that the attorneys for this Board shall, as necessary, institute proceedings to acquire the interest in said land and property as indicated herein and described in attached "Exhibit B", by eminent domain proceedings, and that said interest in Parcel 725 be acquired, prior to trial, by the filing of a Declaration of Taking and by deposit, into the Registry of the Court, of the good faith estimate of value as ordered by the Court upon entry of an Order of Taking.

This Resolution shall be effective upon adoption.

PASSED AND CERTIFIED AS TO PASSAGE this 5th day of March, 2024.

POLK COUNTY BOARD OF COUNTY COMMISSIONERS

BY:				
	W.C.	Braswell.	Chairman	

Exhibit "A" - Sheet 1 of 3 LEGEND S57 N. Buena Vista Dr. - URBAN SECTION Alignment Study Coordinating with FDOT U.S. 17/92 Study Begin Study SEGMENT **B B**

557 (Buena Vista Drive) Widening

North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange

Recommended Alignment

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CR 557 (Buena Vista Drive) Widening North of the Railroad Crossing near US 92 in Lake Alfred to South of the I-4 Interchange Recommended Alignment









EXHIBIT "B"

ROAD: COUNTY ROAD 557 POLK COUNTY DESCRIPTION

PARCEL: 725 **ESTATE: TEMPORARY CONSTRUCTION EASEMENT** PURPOSE: DRIVEWAY RECONSTRUCTION & CONNECTION TO COUNTY ROAD 557 AND

ASSOCIATED GRADE HARMONIZATION

DURATION: 96 MONTHS

Parcel Number: 725 Road Number: 763201 Project Name: CR557 WIDENING Project Number: CR55720-2

Tax Folio Number: 262729000000041010

DESCRIPTION

A parcel of land being in the Southwest 1/4 of Section 29, Township 27 South, Range 26 East, being described as follows:

Commence at the Northeast corner of the Northwest 1/4 of said Section 29; thence North 89°55'28" West, along the North line of said Northwest 1/4, a distance of 50.78 feet to the West right-of-way line of Buena Vista Drive (County Road 557), as shown on Florida Department of Transportation Right-of-Way Map Section 1629 Project 5537; thence South 00°00'18" West, along said West right-of-way line, 2,640.49 feet to the North line of said Southwest 1/4; thence North 89°54'49" West, along said North line, 55.72 feet; thence South 00°02'43" East, 311.58 feet to the **Point of Beginning**; thence continue South 00°02'43" East, 36.00 feet; thence South 89°57'17" West, 70.60 feet; thence North 00°02'43" West, 36.00 feet; thence North 89°57'17" East, 70.60 feet to the **Point of Beginning**

Containing 2,542 square feet, more or less.

SHEET 1 OF 3 FOR SKETCH SEE SHEETS 2 AND 3

REVISION	DATE	BY

