

**RESOLUTION NO. 2026-01**

**A RESOLUTION OF THE CITY OF VENICE, FLORIDA, VACATING A PORTION OF AN EXISTING RIGHT-OF-WAY LOCATED AT 661 S. TAMIAMI TRAIL, AS RECORDED IN PLAT BOOK 5, PAGE 29, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA, AND PROVIDING AN EFFECTIVE DATE**

**WHEREAS**, Barry Seidel, President of 661 S. Tamiami Trail, Inc., an adjacent property owner (hereinafter referred to as "Petitioner"), has requested that the City of Venice vacate right-of-way located at 661 S. Tamiami Trail, depicted in Exhibit "A" attached hereto and incorporated by reference; and

**WHEREAS**, City staff has recommended approval of the vacation of said portion of right-of-way if a permanent utility easement is granted to the City; and

**WHEREAS**, pursuant to Section 3.06(d) of the City Charter, a public hearing, being duly advertised, as to the advisability and propriety of such vacation was held by the Venice City Council on January 13, 2026; and

**WHEREAS**, the Venice City Council, after due investigation and consideration, has determined that the right-of-way described and depicted in Exhibit "A" is no longer required for public use, and the public interest would be best served by its vacation.

**NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF VENICE, FLORIDA, AS FOLLOWS:**

**SECTION 1.** The Whereas clauses above are ratified and confirmed as true and correct.

**SECTION 2.** The City of Venice, to the extent of its interest, hereby vacates and abandons that right-of-way, totaling approximately 7,931.60 square feet, described in Exhibit "A".

**SECTION 3.** Any rights of the City of Venice in and to the above described right-of-way are hereby renounced and disclaimed.

**SECTION 4.** The Petitioner agrees to provide the City a 15-foot permanent utility easement.

**SECTION 5.** A certified copy of this resolution will be recorded in the Public Records of Sarasota County, Florida.

**SECTION 6.** This resolution shall take effect immediately upon adoption.

**APPROVED AND ADOPTED AT A REGULAR MEETING OF THE VENICE CITY COUNCIL HELD ON  
THE 13TH DAY OF JANUARY 2026.**

ATTEST

\_\_\_\_\_  
Nick Pachota, Mayor

\_\_\_\_\_  
Kelly Michaels, MMC, City Clerk

I, Kelly Michaels, MMC, City Clerk of the City of Venice, Florida, a municipal corporation in Sarasota County, Florida, do hereby certify that the foregoing is a full and complete, true and correct copy of a Resolution duly adopted by Venice City Council at a meeting thereof duly convened and held on the 13th day of January, 2026, a quorum being present.

WITNESS my hand and the official seal of the said city this 13th day of January, 2026.

(SEAL)

\_\_\_\_\_  
Kelly Michaels, MMC, City Clerk

Approved as to form:

\_\_\_\_\_  
Kelly Fernandez, City Attorney

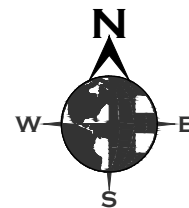
**LEGEND**

R/W = RIGHT OF WAY  
 P.O.B. = POINT OF BEGINNING  
 O.R.I. = OFFICIAL RECORDS INSTRUMENT  
 B.B. = BEARING BASIS  
 P.I.D. = PROPERTY IDENTIFICATION  
 N.T.S. = NOT TO SCALE  
 NO. = NUMBER  
 SQ. FT. = SQUARE FEET  
 ± = MORE OR LESS  
 P.T. = POINT OF TANGENCY  
 P.C. = POINT OF CURVATURE

**SKETCH & DESCRIPTION OF:**  
 A TRACT OR PARCEL OF LAND, LYING AND  
 BEING IN SECTION 18, TOWNSHIP 39 SOUTH,  
 RANGE 19 EAST,  
 SARASOTA COUNTY, FLORIDA

**"NOT A SURVEY"****CURVE TABLE**

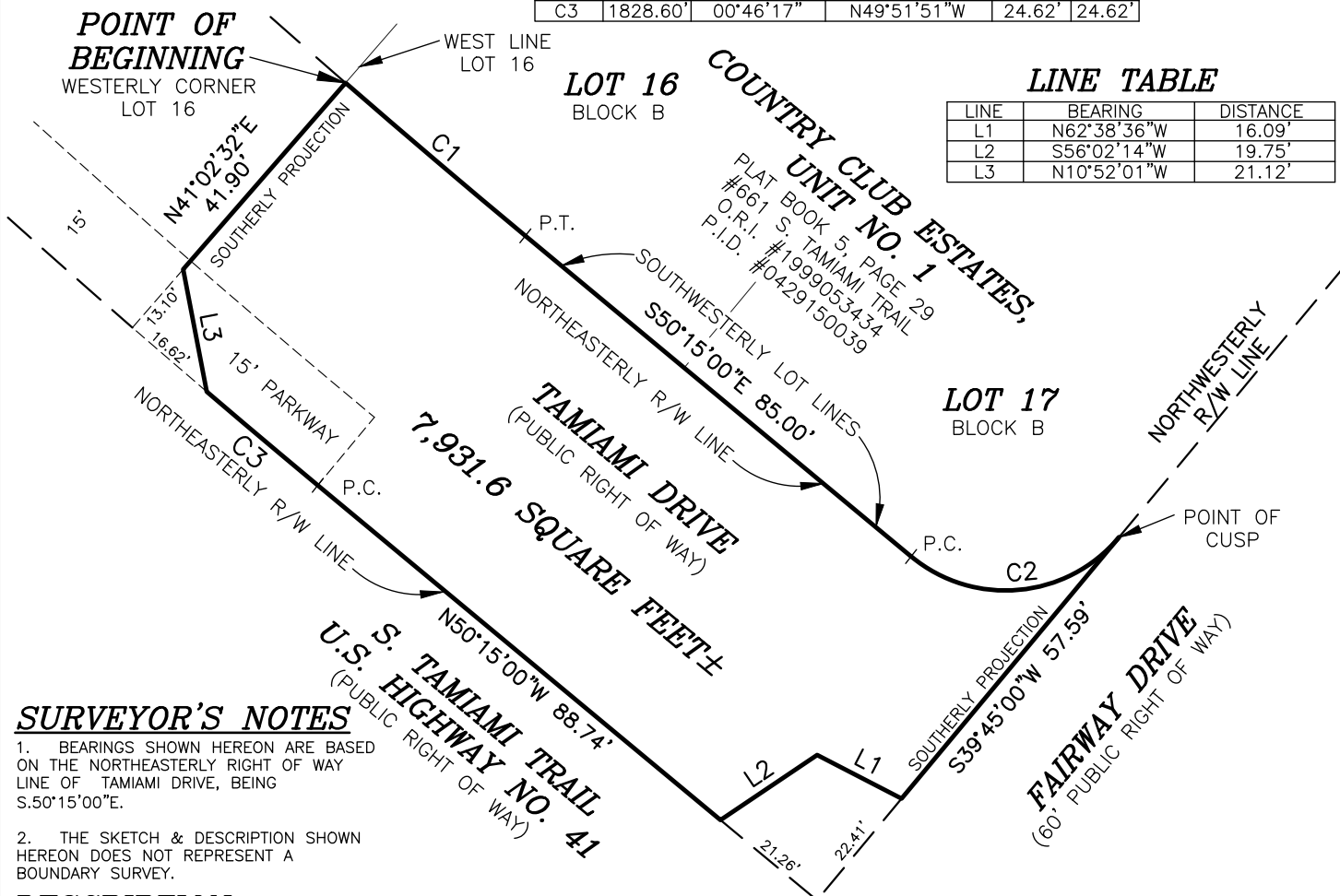
CURVE	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD	ARC
C1	1773.60'	1°17'32"	S49°36'14"E	40.00'	40.00'
C2	25.00'	90°00'00"	N84°45'00"E	35.36'	39.27'
C3	1828.60'	00°46'17"	N49°51'51"W	24.62'	24.62'



NOT TO SCALE

**LINE TABLE**

LINE	BEARING	DISTANCE
L1	N62°38'36"W	16.09'
L2	S56°02'14"W	19.75'
L3	N10°52'01"W	21.12'

**SURVEYOR'S NOTES**

1. BEARINGS SHOWN HEREON ARE BASED ON THE NORTHEASTERLY RIGHT OF WAY LINE OF TAMIAMBI DRIVE, BEING S.50°15'00"E.
2. THE SKETCH & DESCRIPTION SHOWN HEREON DOES NOT REPRESENT A BOUNDARY SURVEY.

**DESCRIPTION**

A TRACT OR PARCEL OF LAND LYING AND BEING IN SECTION 18, TOWNSHIP 39 SOUTH, RANGE 19 EAST, SARASOTA COUNTY, FLORIDA, BEING A PORTION OF TAMIAMBI DRIVE AND "15' PARKWAY", AS SHOWN ON THE PLAT OF COUNTRY CLUB ESTATES, UNIT NO. 1, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 5, PAGE 29, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST WESTERLY CORNER OF LOT 16, BLOCK B, SAID PLAT OF COUNTRY CLUB ESTATES, UNIT NO. 1, SAID POINT LYING ON THE ARC OF A CURVE, CONCAVE TO THE NORTH, HAVING A RADIUS OF 1,773.60 FEET, A DELTA ANGLE OF 1°17'32", A CHORD BEARING OF S.49°36'14"E., AND A CHORD LENGTH OF 40.00 FEET; THENCE ON THE SOUTHWESTERLY LINE OF SAID LOT 16, AN ARC LENGTH OF 40.00 FEET, TO THE POINT OF TANGENCY; THENCE CONTINUING ON THE SOUTHWESTERLY LINE OF SAID LOT 16 AND LOT 17, SAID BLOCK B, S.50°15'00"E., 85.00 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT, HAVING A RADIUS OF 25.00', A DELTA ANGLE OF 90°00'00", A CHORD BEARING OF N.84°45'00"E., AND A CHORD LENGTH OF 35.36 FEET; THENCE ON THE ARC OF SAID CURVE, 39.27 FEET, TO A POINT OF CUSP; THENCE ON THE SOUTHERLY PROJECTION OF THE NORTHWESTERLY RIGHT OF WAY LINE OF FAIRWAY DRIVE (60' PUBLIC RIGHT OF WAY), S.39°45'00"W., 57.59'; THENCE LEAVING SAID SOUTHERLY PROJECTION, N.62°38'36"W., 16.09 FEET; THENCE S.56°02'14"W., 19.75 FEET, TO THE NORTHEASTERLY RIGHT OF WAY LINE OF S. TAMIAMBI TRAIL (U.S. 41); THENCE ON SAID NORTHEASTERLY RIGHT OF WAY LINE, THE FOLLOWING TWO COURSES: N.50°15'00"W., 88.74 FEET, TO THE POINT OF CURVATURE OF A CURVE CONCAVE TO THE NORTH, HAVING A RADIUS OF 1,828.60 FEET, A DELTA ANGLE OF 00°46'17", A CHORD BEARING OF N.49°51'51"W., AND A CHORD LENGTH OF 24.62 FEET; AN ARC LENGTH OF 24.62 FEET; THENCE LEAVING SAID RIGHT OF WAY LINE, N.10°52'01"W., 21.12 FEET, TO THE SOUTHERLY PROJECTION OF THE WEST LINE OF SAID LOT 16; THENCE ON SAID SOUTHERLY PROJECTION OF THE WEST LINE OF SAID LOT 16, N.41°02'32"E. 41.90' TO THE POINT OF BEGINNING, CONTAINING 7,931.6 SQUARE FEET, MORE OR LESS.

**BENNETT-PANFIL, INC.**  
  
**SURVEYING**  
 742 SHAMROCK BLVD.,  
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 www.bpisurvey.com  
 LICENSED BUSINESS NO. 6639

FILE NO. : 21-10-01

DRAWN BY: B.G.R. DATE: 4/04/23

CHECKED BY: E.B.B./D.J.P. DATE: 4/04/23

PARCEL IDENTIFICATION #: 0429150039

PARCEL CONTAINS: 7,931.6 SQ. FT.±

**REVISIONS:**

DESCRIPTION	BY	DATE

THIS DOCUMENT WAS PREPARED IN ACCORDANCE WITH THE "STANDARDS OF PRACTICE FOR SURVEYS" SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS & MAPPERS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES, AND IS NOT INTENDED TO MEET ANY OTHER MUNICIPAL OR NATIONAL STANDARD OR REQUIREMENT UNLESS NOTED.

4/05/23, CLIENT REVIEW

**B. GREGORY RIETH**

FLORIDA SURVEYOR &amp; MAPPER REG'N #5228

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