



Agenda Item Cover Sheet

Agenda Item N^o. _____

Meeting Date July 21, 2026

☐ Consent Section

☐ Regular Section

☒ Public Hearing

Subject: Public Hearing – Vacate Petition by Larry S. Bush, Louis Emerson Bodle, IIP-FL 1 LLC to vacate a platted public right-of-way abutting Folio Nos. 079525-0100, 079525-0200, and 079525-0300 in Wimauma.			
Department Name: Facilities Management & Real Estate Services Department			
Contact Person: Anne-Marie Lenton (V. Rosenbecker)		Contact Phone: 813-272-5810	
Sign-Off Approvals:			
N/A		John Muller <i>John Muller</i> 6/16/2026	
Deputy County Administrator		Department Director	
N/A		Jarrod M. Dalfino <i>Jarrod M. Dalfino</i> 6/22/2026	
Management and Budget – Approved as to Financial Impact Accuracy		County Attorney – Approved as to Legal Sufficiency	
Date		Date	

Staff's Recommended Board Motion:

Adopt a Resolution vacating a platted public right-of-way consisting of approximately 39,716 square feet (0.91 acres). The subject right-of-way was created through that certain plat of Davis & Dowdell Addition to Town of Wimauma, recorded in Plat Book, 1, Page, 136, of the Public Records of Hillsborough County. The petitioners, Larry S. Bush, Louis Emerson Bodle and IIP-FL 1 LLC, have submitted this request to allow for construction of a residential development and a realigned connection to Bishop Road from the north. Public Works has reviewed the petition and confirmed there is no reimbursement required for the existing right-of-way. There are no objections to this vacate request. Estimated costs for required advertising per statute, recording fees, and processing are accounted for in the Petitioner's application fee of \$400.

Financial Impact Statement:

Estimated costs for required advertising per statute, recording fees, and processing, are accounted for in the Petitioner's application fee of \$400.

Background:

The subject right-of-way is generally located east of South US Highway 301 and west of South County Road 579 in Wimauma. The subject vacate area was established in 1914 by virtue of the plat of Davis & Dowdell Addition to Town of Wimauma, as recorded in Plat Book, 1, Page, 136, of the Public Records of Hillsborough County, Florida. As a condition of no objection by reviewing departments, the petitioners have granted TECO a utility easement over the vacate area. Pursuant to F.S. 177.101(4) and F.S. 336.10, Public Notice of this public hearing was published in *La Gaceta* on July 3, 2026, and July 10, 2026.

Staff Reference: V26-0006 Clayton Properties Group, Inc. (platted ROW)

List Attachments: Location Map, Resolution, Plat Excerpt, Review Summary and Comments, Petition, PW Reimbursement

V26-0006

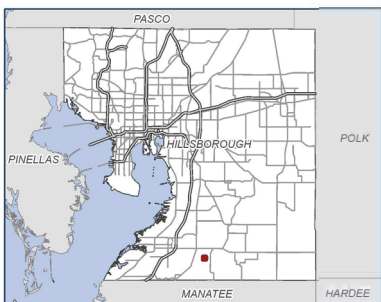
Clayton Properties Group, Inc. (Platted ROW)



Location

Legend

Terms



Subject Properties:
079525-0100, 079525-0200 & 079525-0300



Proposed Vacate Area
Platted Right-of Way
39,716 square feet (0.91 acres)

Hillsborough County makes no warranty, representation or guarantee as to the content, sequence, accuracy, timeliness, or completeness of any of the information provided herein. The user should not rely on the data provided herein for any reason. Hillsborough County explicitly disclaims any representations and warranties, including, without limitation, the implied warranties of merchantability and fitness for a particular purpose. Hillsborough County shall assume no liability for:

1. Any errors, omissions, or inaccuracies in the information provided regardless of how caused; or
2. Any decision made, action taken or not taken by any person in reliance upon any information or data furnished hereunder.

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**Hillsborough
County Florida**

Performance, Data, & Analytics | Geospatial Services Division

601 E Kennedy Blvd
Tampa, FL 33602

SEC 16 TWP 32S RNG 20E

Vacating Petition V26-0006
Petitioners: Larry Bush, Louis Emerson Bodle, IIP-FL 1 LLC
Platted public right-of-way
Plat of Davis & Dowdell Addition to Town of Wimauma
Plat Book 1 Page 136
Folios: 079525-0100, 079525-0200, 079525-0300
Section 16 Township 32 South, Range 20 East

RESOLUTION NUMBER R26-_____

Upon motion by Commissioner _____, seconded by
Commissioner _____, the following resolution was
adopted by a vote of _____ to _____, Commissioner(s)
_____ voting no.

WHEREAS, Larry Bush, Louis Emerson Bodle, IIP-FL 1 LLC has
petitioned the Board of County Commissioners of Hillsborough
County, Florida, in which petition said Board is asked to close,
vacate, and abandon a platted public right-of-way described as
follows:

**LANDS DESCRIBED IN EXHIBIT "A"
ATTACHED HERETO AND MADE A PART HEREOF;
SKETCHES ATTACHED HERETO FOR ILLUSTRATIVE PURPOSES ONLY**

WHEREAS, it appears that said property affected by such closure is
owned by the above-named petitioner; and,

WHEREAS, the Board of County Commissioners finds that granting the
petition to vacate a platted public right-of-way is in the best
interest of the general public and does not violate any individual
property rights; and,

WHEREAS, there is attached Proof of Publication and Notice of
Hearing of said request; and,

WHEREAS, said petition came on for hearing before this Board of
County Commissioners on July 21, 2026, and the same having been
investigated and considered, and it appearing that the
representations and statements contained therein are true:

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS
OF HILLSBOROUGH COUNTY, FLORIDA, IN REGULAR MEETING ASSEMBLED THIS
21ST DAY OF JULY 2026:

1. That the above-described platted public right-of-way is hereby closed, vacated, and annulled, and the right of the public and the County in and to the right-of-way as shown on the plat of said subdivision is hereby renounced, disclaimed, and terminated.
2. That the petitioners and successors in title shall indemnify and hold harmless Hillsborough County from any claims, damages, expenses and costs that result from damage to or destruction of any improvement, structure or property located within the above-described right-of-way being vacated herein as a result of the exercise by Hillsborough County of its rights within any remaining public right-of-way not vacated herein.
3. That notice of said adoption of this Resolution be published in one issue of a newspaper of general circulation published in Hillsborough County, Florida, such publication to be made within thirty days of the adoption of this Resolution.
4. That this Resolution shall be filed in the offices of the Circuit Court Clerk and duly recorded on the public records of Hillsborough County, Florida.

STATE OF FLORIDA
COUNTY OF HILLSBOROUGH

I, Victor D. Crist , Clerk of the Circuit Court and Ex Officio Clerk of the Board of County Commissioners of Hillsborough County, Florida, do hereby certify that the above and foregoing is a true and correct copy of a resolution adopted by the Board at its regular meeting of July 21, 2026, as the same appears of record in Minute Book _____, of the Public Records of Hillsborough County, Florida.

WITNESS my hand and official seal this _____ day of _____, 2026.

VICTOR D. CRIST, CLERK

APPROVED BY COUNTY ATTORNEY

BY: Garryd M. Balfino
Approved As to Form and Legal
Sufficiency

BY: _____
Deputy Clerk

EXHIBIT A

HILLSBOUROUGH COUNTY PROJECT No. V26-0006

PROJECT NAME: BISHOP ROAD

PROJECT DESCRIPTION: VACATION OF RIGHT-OF-WAY

DESCRIPTION:

THAT 30.00 FOOT UN-NAMED RIGHT OF WAY LYING EAST OF TRACTS 11 AND 14, AND WEST OF TRACTS 10 AND 15, IN THE SOUTHWEST $\frac{1}{4}$ OF SECTION 16, TOWNSHIP 32 SOUTH, RANGE 20 EAST, HILLSBOROUGH COUNTY, FLORIDA, PER THE PLAT OF DAVIS & DOWDELL ADDITION TO TOWN OF WIMAUMA, AS RECORDED IN PLAT BOOK 1, PAGE 136 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

CONTAINING 39,716 SQUARE FEET (0.91 ACRES), MORE OR LESS.

SURVEY NOTES:

- 1) This is not a Survey.
- 2) Bearings based on the south line of West Lake Phase 1, as recorded in Plat Book 147, Page 131, Public Records of Hillsborough County, Florida, being assumed North 89°21'27" West.
- 3) Information is not complete without accompanying sketch.

October 10, 2025

Date

Elizabeth K Merta

Digitally signed by Elizabeth K
Merta
Date: 2025.12.31 13:05:58 -05'00'

ELIZABETH K. MERTA, PSM
Florida License No. LS6113
PENNONI ASSOCIATES INC.
Florida License No. LB8126

The seal and signature appearing on this document were authorized by Elizabeth K. Merta, PSM., (LS No. 6113) using a digital signature. Printed copies of this document are not considered signed and sealed. The signature must be verified on any electronic copies. Printed copies of this document are not valid without the original signature and seal of a Florida licensed surveyor and mapper.

2	CHANGES PER COMMENTS	12/31/2025	LSS
1	CHANGES PER COUNTY COMMENTS	12/23/2025	LSS
NO.	REVISION DESCRIPTION	DATE	BY

**PENNONI ASSOCIATES INC.**

401 Third Street SW
Winter Haven, FL 33880
T 863.324.1112 F 863.294.6185

ALL DOCUMENTS PREPARED BY PENNONI ASSOCIATES ARE INSTRUMENTS OF SERVICE IN RESPECT OF THE PROJECT. THEY ARE NOT INTENDED OR REPRESENTED TO BE SUITABLE FOR REUSE BY OWNER OR OTHERS ON THE EXTENSIONS OF THE PROJECT OR ON ANY OTHER PROJECT. ANY REUSE WITHOUT WRITTEN VERIFICATION OR ADAPTATION BY PENNONI ASSOCIATES FOR THE SPECIFIC PURPOSE INTENDED WILL BE AT OWNERS SOLE RISK AND WITHOUT LIABILITY OR LEGAL EXPOSURE TO PENNONI ASSOCIATES; AND OWNER SHALL INDEMNIFY AND HOLD HARMLESS PENNONI ASSOCIATES FROM ALL CLAIMS, DAMAGES, LOSSES AND EXPENSES ARISING OUT OF OR RESULTING THEREFROM.

BISHOP ROAD PARCELS
SW 1/4 OF SECTION 16, TOWNSHIP 32 SOUTH, RANGE 20 EAST, HILLSBOROUGH
COUNTY, FL

DESCRIPTION AND SKETCH
RIGHT-OF-WAY VACATION
HIGHLAND HOMES

PROJECT	HIGHH25004
DATE	2025-10-10
DRAWING SCALE	1" = 200'
DRAWN BY	LSS
APPROVED BY	EKM

V-DESC-C

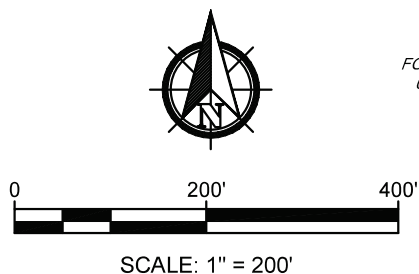
SHEET 1 OF 2

EXHIBIT A

HILLSBOUROUGH COUNTY PROJECT No. V26-0006

PROJECT NAME: BISHOP ROAD

PROJECT DESCRIPTION: VACATION OF RIGHT-OF-WAY



LEGEND

LB	- Licensed Business
LS	- Licensed Surveyor
OR	- Official Records Book
PLS	- Professional Land Surveyor
PSM	- Professional Surveyor & Mapper
PB	- Plat Book
PG	- Page
R/W	- Right-of-Way

TRACT 11 IN THE SW 1/4 OF SECTION 16,
TOWNSHIP 32 SOUTH, RANGE 20 EAST
DAVIS AND DOWDELL ADDITION TO
WIMAUMA (PB 1, PG 136)

FOLIO NUMBER
079525-0100

FOLIO NUMBER
079525-0300

SUBJECT PARCEL
CONTAINING 39,716.30 SQUARE FEET
(0.91 ACRES), MORE OR LESS

TRACT 14 IN THE SW 1/4 OF SECTION 16,
TOWNSHIP 32 SOUTH, RANGE 20 EAST
DAVIS AND DOWDELL ADDITION TO
WIMAUMA (PB 1, PG 136)

TRACT 15 IN THE SW 1/4 OF SECTION 16,
TOWNSHIP 32 SOUTH, RANGE 20 EAST
DAVIS AND DOWDELL ADDITION TO
WIMAUMA (PB 1, PG 136)

2	CHANGES PER COMMENTS	12/31/2025	LSS
1	CHANGES PER COUNTY COMMENTS	12/23/2025	LSS
NO.	REVISION DESCRIPTION	DATE	BY



PENNONI ASSOCIATES INC.

401 Third Street SW
Winter Haven, FL 33880
T 863.324.1112 F 863.294.6185

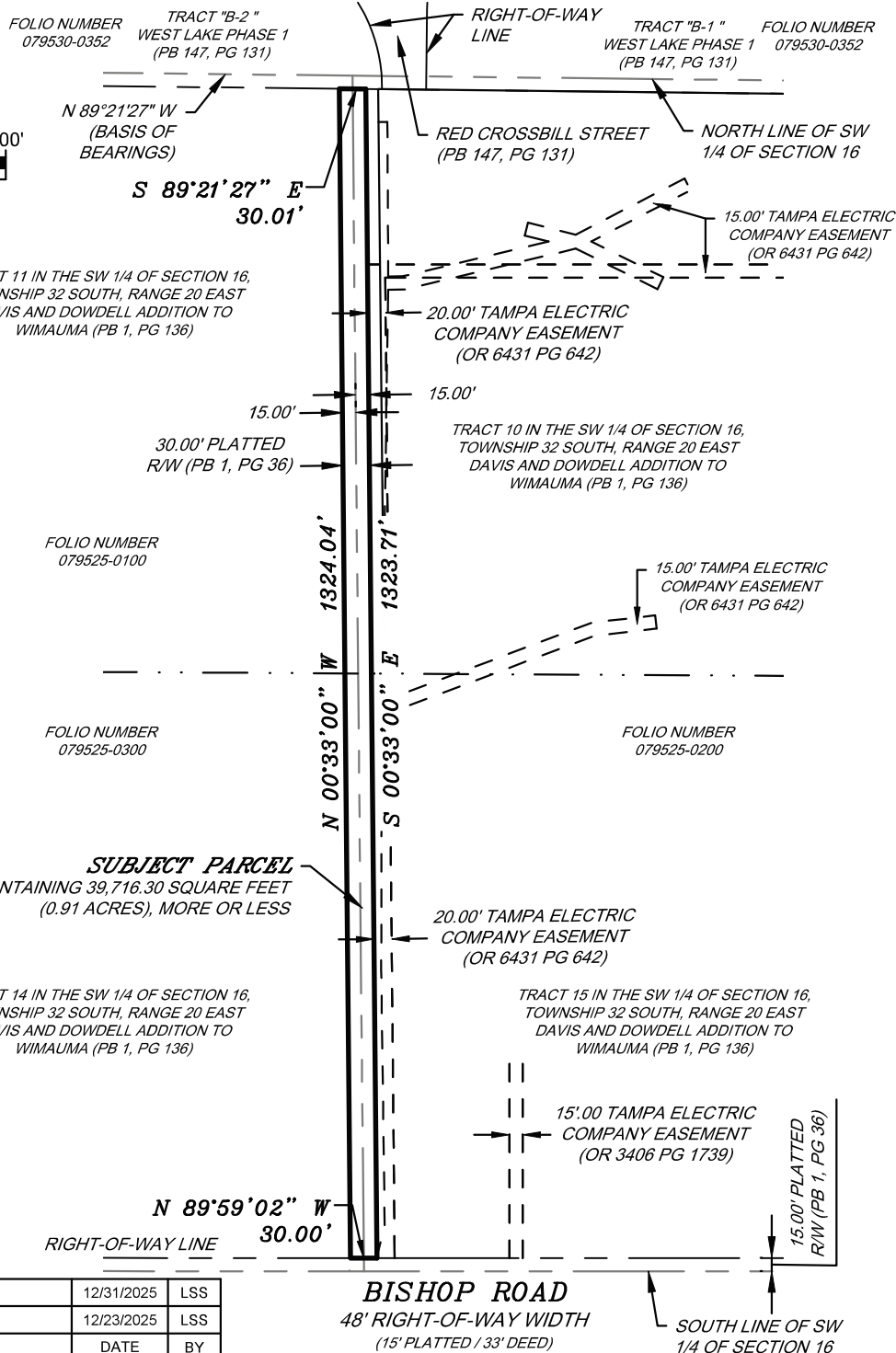
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BISHOP ROAD PARCELS
SW 1/4 OF SECTION 16, TOWNSHIP 32 SOUTH, RANGE 20 EAST, HILLSBOROUGH
COUNTY, FL

DESCRIPTION AND SKETCH
RIGHT-OF-WAY VACATION
HIGHLAND HOMES

PROJECT **HIGHH25004**DATE **2025-10-10**DRAWING SCALE **1" = 200'**DRAWN BY **LSS**APPROVED BY **EKM****V-DESC-C**

SHEET 2 OF 2



Placeholder for Notice of Hearing Affidavit

The following notice of the hearing was published on
July 3, 2026, and July 10, 2026:

NOTICE OF HEARING FOR CLOSING AND VACATING

Notice is hereby given that a Public Hearing will be held by the Board of County Commissioners of Hillsborough County, Florida, 2nd Floor, County Center, 601 East Kennedy Boulevard, Tampa, Florida at 9:00 A.M., Tuesday, July 21, 2026, to determine whether or not:

Vacating Petition V26-0006 a platted public right-of-way per the plat of Davis and Dowdell Addition to Town of Wimauma Plat Book 1, Page 136, Section 16 Township 32S Range 20E, abutting folios 079525-0100, 079525-0200, 079525-0300 in Wimauma.

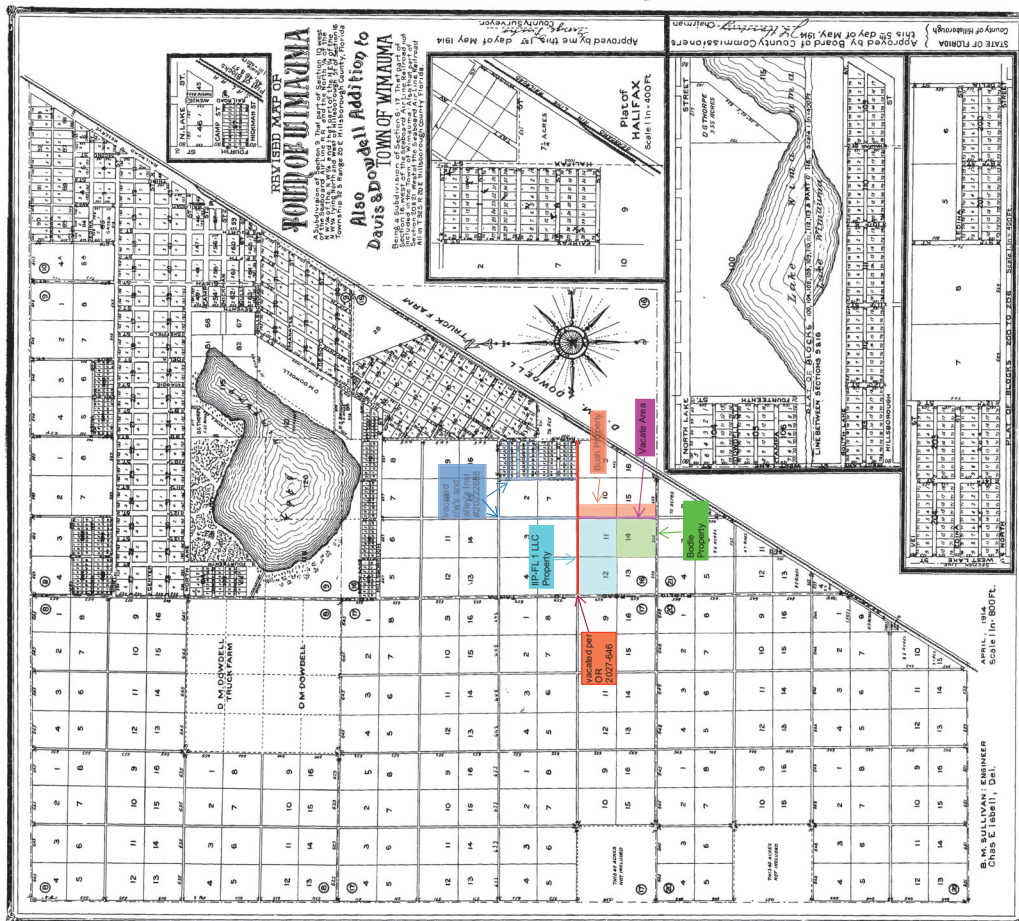
shall be closed, vacated, discontinued and abandoned, and any rights of Hillsborough County, Florida, and the public in and to any lands in connection therewith renounced and disclaimed.

For questions related to this vacate petition, please contact Facilities Management & Real Estate Services Department in advance of the meeting by email at RP-Vacating@hcfl.gov or by phone at (813) 276-2825.

PARTICIPATION OPTIONS. All interested parties are invited to appear at the meeting in person or virtually. For more information on how to view or participate in a meeting, visit: <https://hcfl.gov/government/meeting-information/sign-up-to-speak-at-a-meeting>.

All meeting facilities are accessible in accordance with the Americans with Disabilities Act. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in the meeting is asked to contact the Hillsborough County ADA Officer at ADA@hcfl.gov or 813-276-8401; TTY: 7-1-1. For individuals who require hearing or speech assistance, please call the Florida Relay Service Numbers, (800) 955-8771 (TDD) or (800) 955-8700 (v) or Dial 711 no later than 48 hours prior to the proceedings. All BOCC meetings are closed captioned.

The Notice of Hearing Affidavit will be inserted prior to recording the Resolution.



MAP RECORDS
Book

STATE OF FLORIDA
COUNTY OF HILLCROCK
THIS IS TO CERTIFY THAT THE
PLAT OF THE TOWN OF WIMAMA
AND DAVIS & DOWDELL ADDITION
TO THE TOWN OF WIMAMA
RECORDED BY THE CLERK OF COUNTY COURT
ON THE 14th DAY OF MAY, 1914.
ATC TO BE RECORDED
WITNESSE MY HAND AND SEAL OF OFFICE
THIS 16th DAY OF JULY, 1914.
J. H. HARRIS, Clerk

Vacating Petition V26-0006

Platted public right-of-way

Plat of Davis & Dowdell Addition to Town of Wimauma

Plat Book 1 Page 136

Section 16 – Township 32S – Range 20E

Folios: 079525-0100, 079525-0200, 079525-0300

Petitioners – Larry S. Bush, Louis Emerson Bodle, IIP-FL 1 LLC

☒ **1ST FEE (\$414.10) REC'D**

☒ **2ND FEE (\$250.00) REC'D**

☒ **NOTICE OF HEARING AD PUBL'D**

☒ **NOTICE OF HEARING SIGN PST'D**

REVIEWING DEPARTMENTS

- | | |
|---|-----------------------|
| 1. HC ADDRESSING / E911 | – NO OBJECTION |
| 2. HC DEVELOPMENT SERVICES | – NO OBJECTION |
| 3. HC PUBLIC UTILITIES | – NO OBJECTION |
| 4. HC PUBLIC WORKS - STORMWATER | – NO OBJECTION |
| 5. HC PUBLIC WORKS - TRANSPORTATION | – NO OBJECTION |
| 6. HC PUBLIC WORKS - SYSTEMS PLANNING | – NO OBJECTION |
| 7. HC PUBLIC WORKS - STREET LIGHTING | – NO OBJECTION |
| 8. HC PUBLIC WORKS - SERVICE UNIT | – NO OBJECTION |
| 9. HC ENVIRONMENTAL PROTECTION | – NO OBJECTION |
| 10. HC FIRE RESCUE | – NO OBJECTION |
| 11. HC COMMUNITY & INFRASTRUCTURE PLANNING | – NO OBJECTION |
| 12. HC PLANNING COMMISSION | – NO OBJECTION |

REVIEWING AGENCIES

- | | |
|-----------------------------------|-----------------------|
| 13. CHARTER/SPECTRUM | – NO OBJECTION |
| 14. TECO - PEOPLES GAS | – NO OBJECTION |
| 15. TAMPA ELECTRIC COMPANY | – NO OBJECTION |
| 16. FRONTIER | – NO OBJECTION |

VACATING REVIEW COMMENT SHEET

DATE: 01/14/2026

Return to: Hillsborough County Real Estate Department, P. O. Box 1110, Tampa, Florida 33601

VACATING PETITION:

V26-0006 Clayton Properties Group, Inc. (platted ROW) unimproved platted public right-of-way per the plat of Davis and Dowdell Addition to Town of Wimauma Plat Book , Page 136, Section 16 Township 32S Range 20E, abutting folios 079525-0100, 079525-0200, 079525-0300 in Wimauma.

Reviewing Agency: 1. HC ADDRESSING / E911

Please review attached information on above-stated petition to vacate and check appropriate boxes (making comments when necessary) as the following statements pertain to your company or agency. Upon completion, please return this form to County Real Estate staff. The back of this form may be used for additional comments.



NO OBJECTION, this Agency consents to the vacating as petitioned.



OBJECTION (If you have objections, check here, complete and sign below).

- 1) Do you currently use or have facilities in the vacate area?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could the facilities be moved or relocated at petitioner's expense?
Please explain:

☐ YES

☐ NO

- (c) Could said area be vacated subject to reserving an easement over all or part of area to be vacated?
Please explain:

☐ YES

☐ NO

- 2) Do you foresee a need for said area in the future?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could a portion of proposed area be vacated?

☐ YES

☐ NO

Additional Comments:

Reviewed By: DEBORAH FRANKLIN

Date: 01/14/2026

Email: franklinds@hcfl.gov

Phone: 813-264-3050

VACATING REVIEW COMMENT SHEET

DATE: 01/26/2026

Return to: Hillsborough County Real Estate Department, P. O. Box 1110, Tampa, Florida 33601

VACATING PETITION:

V26-0006 Clayton Properties Group, Inc. (platted ROW) unimproved platted public right-of-way per the plat of Davis and Dowdell Addition to Town of Wimauma Plat Book , Page 136, Section 16 Township 32S Range 20E, abutting folios 079525-0100, 079525-0200, 079525-0300 in Wimauma.

Reviewing Agency: 2. DEVELOPMENT SERVICES

Please review attached information on above-stated petition to vacate and check appropriate boxes (making comments when necessary) as the following statements pertain to your company or agency. Upon completion, please return this form to County Real Estate staff. The back of this form may be used for additional comments.



NO OBJECTION, this Agency consents to the vacating as petitioned.



OBJECTION (If you have objections, check here, complete and sign below).

- 1) Do you currently use or have facilities in the vacate area?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could the facilities be moved or relocated at petitioner's expense?
Please explain:

☐ YES

☐ NO

- (c) Could said area be vacated subject to reserving an easement over all or part of area to be vacated?
Please explain:

☐ YES

☐ NO

- 2) Do you foresee a need for said area in the future?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could a portion of proposed area be vacated?

☐ YES

☐ NO

Additional Comments:

Reviewed By: Brian Grady / Michael Williams

Date: 01/26/2026

Email: GradyB@hcfl.gov/WilliamsM@hcfl.gov

Phone: 813-307-1707

VACATING REVIEW COMMENT SHEET

DATE: 1/27/2026

Return to: Hillsborough County Real Estate Department, P. O. Box 1110, Tampa, Florida 33601

VACATING PETITION:

V26-0006 Clayton Properties Group, Inc. (platted ROW) unimproved platted public right-of-way per the plat of Davis and Dowdell Addition to Town of Wimauma Plat Book , Page 136, Section 16 Township 32S Range 20E, abutting folios 079525-0100, 079525-0200, 079525-0300 in Wimauma.

Reviewing Agency: 3. HC PUBLIC UTILITIES

Please review attached information on above-stated petition to vacate and check appropriate boxes (making comments when necessary) as the following statements pertain to your company or agency. Upon completion, please return this form to County Real Estate staff. The back of this form may be used for additional comments.



NO OBJECTION, this Agency consents to the vacating as petitioned.



OBJECTION (If you have objections, check here, complete and sign below).

- 1) Do you currently use or have facilities in the vacate area?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could the facilities be moved or relocated at petitioner's expense?
Please explain:

☐ YES

☐ NO

- (c) Could said area be vacated subject to reserving an easement over all or part of area to be vacated?
Please explain:

☐ YES

☐ NO

- 2) Do you foresee a need for said area in the future?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could a portion of proposed area be vacated?

☐ YES

☐ NO

Additional Comments:

Objection rescinded due to additional information provided by Halff.

Reviewed By: Clay Walker, E.I.

Date: 1/27/2026

Email: ckwalkeriv@gmail.com

Phone: _____

VACATING REVIEW COMMENT SHEET

DATE: 01/16/2026

Return to: Hillsborough County Real Estate Department, P. O. Box 1110, Tampa, Florida 33601

VACATING PETITION:

V26-0006 Clayton Properties Group, Inc. (platted ROW) unimproved platted public right-of-way per the plat of Davis and Dowdell Addition to Town of Wimauma Plat Book , Page 136, Section 16 Township 32S Range 20E, abutting folios 079525-0100, 079525-0200, 079525-0300 in Wimauma.

Reviewing Agency: 4. HC PUBLIC WORKS - STORMWATER

Please review attached information on above-stated petition to vacate and check appropriate boxes (making comments when necessary) as the following statements pertain to your company or agency. Upon completion, please return this form to County Real Estate staff. The back of this form may be used for additional comments.



NO OBJECTION, this Agency consents to the vacating as petitioned.



OBJECTION (If you have objections, check here, complete and sign below).

- 1) Do you currently use or have facilities in the vacate area?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could the facilities be moved or relocated at petitioner's expense?
Please explain:

☐ YES

☐ NO

- (c) Could said area be vacated subject to reserving an easement over all or part of area to be vacated?
Please explain:

☐ YES

☐ NO

- 2) Do you foresee a need for said area in the future?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could a portion of proposed area be vacated?

☐ YES

☐ NO

Additional Comments:

No Objection, no county drainage facilities in vacate ROW, internal drainage only with no future value with respect to public drainage.

Reviewed By: Ronald Steijlen

Date: 01/16/2026

Email: SteijlenR@HCFL.Gov

Phone: 813-307-1801

VACATING REVIEW COMMENT SHEET

DATE: 02/05/26

Return to: Hillsborough County Real Estate Department, P. O. Box 1110, Tampa, Florida 33601

VACATING PETITION:

V26-0006 Clayton Properties Group, Inc. (platted ROW) unimproved platted public right-of-way per the plat of Davis and Dowdell Addition to Town of Wimauma Plat Book , Page 136, Section 16 Township 32S Range 20E, abutting folios 079525-0100, 079525-0200, 079525-0300 in Wimauma.

Reviewing Agency: 5. HC PUBLIC WORKS - TRANSPORTATION

Please review attached information on above-stated petition to vacate and check appropriate boxes (making comments when necessary) as the following statements pertain to your company or agency. Upon completion, please return this form to County Real Estate staff. The back of this form may be used for additional comments.



NO OBJECTION, this Agency consents to the vacating as petitioned.



OBJECTION (If you have objections, check here, complete and sign below).

- 1) Do you currently use or have facilities in the vacate area?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could the facilities be moved or relocated at petitioner's expense?
Please explain:

☐ YES

☐ NO

- (c) Could said area be vacated subject to reserving an easement over all or part of area to be vacated?
Please explain:

☐ YES

☐ NO

- 2) Do you foresee a need for said area in the future?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could a portion of proposed area be vacated?

☐ YES

☐ NO

Additional Comments:

Reviewed By: William Twaite

Date: 02/05/26

Email: twaitew@hcfl.gov

Phone: 813-541-7430

VACATING REVIEW COMMENT SHEET

DATE: 01/29/26

Return to: Hillsborough County Real Estate Department, P. O. Box 1110, Tampa, Florida 33601

VACATING PETITION:

V26-0006 Clayton Properties Group, Inc. (platted ROW) unimproved platted public right-of-way per the plat of Davis and Dowdell Addition to Town of Wimauma Plat Book , Page 136, Section 16 Township 32S Range 20E, abutting folios 079525-0100, 079525-0200, 079525-0300 in Wimauma.

Reviewing Agency: 6. HC PUBLIC WORKS - SYSTEMS PLANNING

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NO OBJECTION, this Agency consents to the vacating as petitioned.



OBJECTION (If you have objections, check here, complete and sign below).

- 1) Do you currently use or have facilities in the vacate area?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could the facilities be moved or relocated at petitioner's expense?
Please explain:

☐ YES

☐ NO

- (c) Could said area be vacated subject to reserving an easement over all or part of area to be vacated?
Please explain:

☐ YES

☐ NO

- 2) Do you foresee a need for said area in the future?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could a portion of proposed area be vacated?

☐ YES

☐ NO

Additional Comments:

Reviewed By: Kim Nguyen-Hunsberger

Date: 01/29/26

Email: nguyenk@hcfl.gov

Phone: 813-307-1807

VACATING REVIEW COMMENT SHEET

DATE: 1-20-2026

Return to: Hillsborough County Real Estate Department, P. O. Box 1110, Tampa, Florida 33601

VACATING PETITION:

V26-0006 Clayton Properties Group, Inc. (platted ROW) unimproved platted public right-of-way per the plat of Davis and Dowdell Addition to Town of Wimauma Plat Book , Page 136, Section 16 Township 32S Range 20E, abutting folios 079525-0100, 079525-0200, 079525-0300 in Wimauma.

Reviewing Agency: 7. HC PUBLIC WORKS - STREET LIGHTING

Please review attached information on above-stated petition to vacate and check appropriate boxes (making comments when necessary) as the following statements pertain to your company or agency. Upon completion, please return this form to County Real Estate staff. The back of this form may be used for additional comments.



NO OBJECTION, this Agency consents to the vacating as petitioned.



OBJECTION (If you have objections, check here, complete and sign below).

- 1) Do you currently use or have facilities in the vacate area?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could the facilities be moved or relocated at petitioner's expense?
Please explain:

☐ YES

☐ NO

- (c) Could said area be vacated subject to reserving an easement over all or part of area to be vacated?
Please explain:

☐ YES

☐ NO

- 2) Do you foresee a need for said area in the future?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could a portion of proposed area be vacated?

☐ YES

☐ NO

Additional Comments:

Reviewed By: Edgar Villa

Date: 1/20/2026

Email: EVilla@HCFL.GOV

Phone: 813-954-9754

VACATING REVIEW COMMENT SHEET

DATE:

Return to: Hillsborough County Real Estate Department, P. O. Box 1110, Tampa, Florida 33601

VACATING PETITION:

V26-0006 Clayton Properties Group, Inc. (platted ROW) unimproved platted public right-of-way per the plat of Davis and Dowdell Addition to Town of Wimauma Plat Book , Page 136, Section 16 Township 32S Range 20E, abutting folios 079525-0100, 079525-0200, 079525-0300 in Wimauma.

Reviewing Agency: **8. HC PUBLIC WORKS - SERVICE UNIT**

Please review attached information on above-stated petition to vacate and check appropriate boxes (making comments when necessary) as the following statements pertain to your company or agency. Upon completion, please return this form to County Real Estate staff. The back of this form may be used for additional comments.



NO OBJECTION, this Agency consents to the vacating as petitioned.



OBJECTION (If you have objections, check here, complete and sign below).

- 1) Do you currently use or have facilities in the vacate area?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could the facilities be moved or relocated at petitioner's expense?
Please explain:

☐ YES

☐ NO

- (c) Could said area be vacated subject to reserving an easement over all or part of area to be vacated?
Please explain:

☐ YES

☐ NO

- 2) Do you foresee a need for said area in the future?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could a portion of proposed area be vacated?

☐ YES

☐ NO

Additional Comments:

Reviewed By: Juan O. Olivero Lopez

Date: 01/21/2026

Email: Oliveroj@hcfl.gov

Phone: 813-671-7624 Ext.41539

VACATING REVIEW COMMENT SHEET

DATE: January 15, 2026

Return to: Hillsborough County Real Estate Department, P. O. Box 1110, Tampa, Florida 33601

VACATING PETITION:

V26-0006 Clayton Properties Group, Inc. (platted ROW) unimproved platted public right-of-way per the plat of Davis and Dowdell Addition to Town of Wimauma Plat Book , Page 136, Section 16 Township 32S Range 20E, abutting folios 079525-0100, 079525-0200, 079525-0300 in Wimauma.

Reviewing Agency: 9. HC ENVIRONMENTAL PROTECTION

Please review attached information on above-stated petition to vacate and check appropriate boxes (making comments when necessary) as the following statements pertain to your company or agency. Upon completion, please return this form to County Real Estate staff. The back of this form may be used for additional comments.



NO OBJECTION, this Agency consents to the vacating as petitioned.



OBJECTION (If you have objections, check here, complete and sign below).

- 1) Do you currently use or have facilities in the vacate area?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could the facilities be moved or relocated at petitioner's expense?
Please explain:

☐ YES

☐ NO

- (c) Could said area be vacated subject to reserving an easement over all or part of area to be vacated?
Please explain:

☐ YES

☐ NO

- 2) Do you foresee a need for said area in the future?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could a portion of proposed area be vacated?

☐ YES

☐ NO

Additional Comments:

No wetlands appear to exist within the area requested to be vacated.

Reviewed By: Kelly M. Holland

Date: January 15, 2026

Email: hollandk@epchc.org

Phone: 813.627.2600 ext. 1222

VACATING REVIEW COMMENT SHEET

DATE: January 13 2026

Return to: Hillsborough County Real Estate Department, P. O. Box 1110, Tampa, Florida 33601

VACATING PETITION:

V26-0006 Clayton Properties Group, Inc. (platted ROW) unimproved platted public right-of-way per the plat of Davis and Dowdell Addition to Town of Wimauma Plat Book , Page 136, Section 16 Township 32S Range 20E, abutting folios 079525-0100, 079525-0200, 079525-0300 in Wimauma.

Reviewing Agency: 10. HC FIRE RESCUE

Please review attached information on above-stated petition to vacate and check appropriate boxes (making comments when necessary) as the following statements pertain to your company or agency. Upon completion, please return this form to County Real Estate staff. The back of this form may be used for additional comments.



NO OBJECTION, this Agency consents to the vacating as petitioned.



OBJECTION (If you have objections, check here, complete and sign below).

- 1) Do you currently use or have facilities in the vacate area?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could the facilities be moved or relocated at petitioner's expense?
Please explain:

☐ YES

☐ NO

- (c) Could said area be vacated subject to reserving an easement over all or part of area to be vacated?
Please explain:

☐ YES

☐ NO

- 2) Do you foresee a need for said area in the future?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could a portion of proposed area be vacated?

☐ YES

☐ NO

Additional Comments:

Reviewed By: Ray Hansen

Date: January 13 2026

Email: hansenr@hcfll.gov

Phone: _____

VACATING REVIEW COMMENT SHEET

DATE: 2/6/26

Return to: Hillsborough County Real Estate Department, P. O. Box 1110, Tampa, Florida 33601

VACATING PETITION:

V26-0006 Clayton Properties Group, Inc. (platted ROW) unimproved platted public right-of-way per the plat of Davis and Dowdell Addition to Town of Wimauma Plat Book , Page 136, Section 16 Township 32S Range 20E, abutting folios 079525-0100, 079525-0200, 079525-0300 in Wimauma.

Reviewing Agency: 11. HC COMMUNITY & INFRASTRUCTURE PLANNING

Please review attached information on above-stated petition to vacate and check appropriate boxes (making comments when necessary) as the following statements pertain to your company or agency. Upon completion, please return this form to County Real Estate staff. The back of this form may be used for additional comments.



NO OBJECTION, this Agency consents to the vacating as petitioned.



OBJECTION (If you have objections, check here, complete and sign below).

- 1) Do you currently use or have facilities in the vacate area?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could the facilities be moved or relocated at petitioner's expense?
Please explain:

☐ YES

☐ NO

- (c) Could said area be vacated subject to reserving an easement over all or part of area to be vacated?
Please explain:

☐ YES

☐ NO

- 2) Do you foresee a need for said area in the future?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could a portion of proposed area be vacated?

☐ YES

☐ NO

Additional Comments:

No objection

Reviewed By: Christopher Fellerhoff

Date: 2/6/26

Email: fellerhoffc@hcfi.gov

Phone: 813.766.1258

VACATING REVIEW COMMENT SHEET

DATE: 1/28/2026

Return to: Hillsborough County Real Estate Department, P. O. Box 1110, Tampa, Florida 33601

VACATING PETITION:

V26-0006 Clayton Properties Group, Inc. (platted ROW) unimproved platted public right-of-way per the plat of Davis and Dowdell Addition to Town of Wimauma Plat Book , Page 136, Section 16 Township 32S Range 20E, abutting folios 079525-0100, 079525-0200, 079525-0300 in Wimauma.

Reviewing Agency: 12. HC PLANNING COMMISSION

Please review attached information on above-stated petition to vacate and check appropriate boxes (making comments when necessary) as the following statements pertain to your company or agency. Upon completion, please return this form to County Real Estate staff. The back of this form may be used for additional comments.



NO OBJECTION, this Agency consents to the vacating as petitioned.



OBJECTION (If you have objections, check here, complete and sign below).

- 1) Do you currently use or have facilities in the vacate area?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could the facilities be moved or relocated at petitioner's expense?
Please explain:

☐ YES

☐ NO

- (c) Could said area be vacated subject to reserving an easement over all or part of area to be vacated?
Please explain:

☐ YES

☐ NO

- 2) Do you foresee a need for said area in the future?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could a portion of proposed area be vacated?

☐ YES

☐ NO

Additional Comments:

Based on the Real Estate Division, the vacating will be traveling with the Planned Development 25-1386; considering this, Planning Commission staff does not object to the request.

Reviewed By: Alexis Myers

Date: 1/28/2026

Email: myersa@plancom.org

Phone: 813-386-5983

VACATING REVIEW COMMENT SHEET

DATE: 2/6/2026

Return to: Hillsborough County Real Estate Department, P. O. Box 1110, Tampa, Florida 33601

VACATING PETITION:

V26-0006 Clayton Properties Group, Inc. (platted ROW) unimproved platted public right-of-way per the plat of Davis and Dowdell Addition to Town of Wimauma Plat Book , Page 136, Section 16 Township 32S Range 20E, abutting folios 079525-0100, 079525-0200, 079525-0300 in Wimauma.

Reviewing Agency: **13. CHARTER - SPECTRUM**

Please review attached information on above-stated petition to vacate and check appropriate boxes (making comments when necessary) as the following statements pertain to your company or agency. Upon completion, please return this form to County Real Estate staff. The back of this form may be used for additional comments.



NO OBJECTION, this Agency consents to the vacating as petitioned.



OBJECTION (If you have objections, check here, complete and sign below).

- 1) Do you currently use or have facilities in the vacate area?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could the facilities be moved or relocated at petitioner's expense?
Please explain:

☐ YES

☐ NO

- (c) Could said area be vacated subject to reserving an easement over all or part of area to be vacated?
Please explain:

☐ YES

☐ NO

- 2) Do you foresee a need for said area in the future?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could a portion of proposed area be vacated?

☐ YES

☐ NO

Additional Comments:

Reviewed By: Eric Oertel

Date: 2/6/2026

Email: eric.oertel@charter.com

Phone: 813-293-9729

VACATING REVIEW COMMENT SHEET

DATE: February 6, 2026

Return to: Hillsborough County Real Estate Department, P. O. Box 1110, Tampa, Florida 33601

VACATING PETITION:

V26-0006 Clayton Properties Group, Inc. (platted ROW) unimproved platted public right-of-way per the plat of Davis and Dowdell Addition to Town of Wimauma Plat Book , Page 136, Section 16 Township 32S Range 20E, abutting folios 079525-0100, 079525-0200, 079525-0300 in Wimauma.

Reviewing Agency: 14. TECO - PEOPLES GAS

Please review attached information on above-stated petition to vacate and check appropriate boxes (making comments when necessary) as the following statements pertain to your company or agency. Upon completion, please return this form to County Real Estate staff. The back of this form may be used for additional comments.



NO OBJECTION, this Agency consents to the vacating as petitioned.



OBJECTION (If you have objections, check here, complete and sign below).

- 1) Do you currently use or have facilities in the vacate area?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could the facilities be moved or relocated at petitioner's expense?
Please explain:

☐ YES

☐ NO

- (c) Could said area be vacated subject to reserving an easement over all or part of area to be vacated?
Please explain:

☐ YES

☐ NO

- 2) Do you foresee a need for said area in the future?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could a portion of proposed area be vacated?

☐ YES

☐ NO

Additional Comments:

Briana Velez

Reviewed By: Briana Velez

Date: 2/6/26

Email: Bvelez@tecoenergy.com

Phone: 813-460-2040

VACATING REVIEW COMMENT SHEET

DATE: 05/20/2026

Return to: Hillsborough County Real Estate Department, P. O. Box 1110, Tampa, Florida 33601

VACATING PETITION:

V26-0006 Clayton Properties Group, Inc. (platted ROW) unimproved platted public right-of-way per the plat of Davis and Dowdell Addition to Town of Wimauma Plat Book , Page 136, Section 16 Township 32S Range 20E, abutting folios 079525-0100, 079525-0200, 079525-0300 in Wimauma.

Reviewing Agency: 15. TAMPA ELECTRIC COMPANY

Please review attached information on above-stated petition to vacate and check appropriate boxes (making comments when necessary) as the following statements pertain to your company or agency. Upon completion, please return this form to County Real Estate staff. The back of this form may be used for additional comments.



NO OBJECTION, this Agency consents to the vacating as petitioned.



OBJECTION (If you have objections, check here, complete and sign below).

- 1) Do you currently use or have facilities in the vacate area?
If YES:



YES



NO

(a) Please describe:

We have facilities within the proposed vacate area

- (b) Could the facilities be moved or relocated at petitioner's expense?
Please explain:



YES



NO

One Source (813) 635-1500

- (c) Could said area be vacated subject to reserving an easement over all or part of area to be vacated?
Please explain:



YES



NO

We have been granted an easement for the vacate area.

- 2) Do you foresee a need for said area in the future?
If YES:



YES



NO

(a) Please describe:

- (b) Could a portion of proposed area be vacated?



YES



NO

Additional Comments:

We have been granted an easement for the vacate area.

Reviewed By: Kami Gregory

Date: 05/20/2026

Email: kmgregory@tecoenergy.com

Phone:

VACATING REVIEW COMMENT SHEET

DATE:

Return to: Hillsborough County Real Estate Department, P. O. Box 1110, Tampa, Florida 33601

VACATING PETITION:

V26-0006 Clayton Properties Group, Inc. (platted ROW) unimproved platted public right-of-way per the plat of Davis and Dowdell Addition to Town of Wimauma Plat Book , Page 136, Section 16 Township 32S Range 20E, abutting folios 079525-0100, 079525-0200, 079525-0300 in Wimauma.

Reviewing Agency: **16. FRONTIER**

Please review attached information on above-stated petition to vacate and check appropriate boxes (making comments when necessary) as the following statements pertain to your company or agency. Upon completion, please return this form to County Real Estate staff. The back of this form may be used for additional comments.



NO OBJECTION, this Agency consents to the vacating as petitioned.



OBJECTION (If you have objections, check here, complete and sign below).

- 1) Do you currently use or have facilities in the vacate area?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could the facilities be moved or relocated at petitioner's expense?
Please explain:

☐ YES

☐ NO

- (c) Could said area be vacated subject to reserving an easement over all or part of area to be vacated?
Please explain:

☐ YES

☐ NO

- 2) Do you foresee a need for said area in the future?
If YES:

☐ YES

☒ NO

(a) Please describe:

- (b) Could a portion of proposed area be vacated?

☐ YES

☐ NO

Additional Comments:

Reviewed By: **Stephen Waidley**

Date: **2/6/2026**

Email: **stephen.waidley@ftr.com**

Phone: **(941) 266-9218**



**Hillsborough
County Florida**

PETITION TO VACATE

Hillsborough County Facilities Management & Real Estate Services Department
County Center
601 East Kennedy Boulevard – 23rd Floor
Tampa, Florida 33602
Telephone: (813) 272-5810 | Fax: (813) 272-5597
Submission email: RP-Vacating@HillsboroughCounty.org

PETITIONER'S INFORMATION

Petitioner Name(s): Larry S Bush, Louis Emerson Bodle, IIP-FL 1 LLC
Primary Contact Mailing Address: 3020 S. Florida Ave., Suite 101
City: Lakeland State: Florida Zip Code: 33803
Petitioner(s) Phone Number(s): 813-497-4903
Primary Contact Email Address: bpinson@halff.com

Is the Petitioner the owner of the proposed vacate area? ☐ Yes ☒ No

Is there a pending purchase/sale that may affect this request? ☒ Yes ☐ No

- If yes, please provide a tentative closing date for the transaction: 7/1/2026

AGENT AUTHORIZATION - PLEASE COMPLETE IF APPLICABLE

The above-named Petitioner(s) hereby authorizes as the following to act as agent on my/our behalf:

Name(s): Brice Pinson and William Molloy
Company: Halff Associates, Inc. and Molloy & James
Address: 1000 N Ashley Drive, Suite 900
City: Tampa State: FL Zip Code: 33602
Phone Number(s): 813-497-4903
Email address: bpinson@halff.com

INTEREST TO BE VACATED

☒ Right-of-Way

☐ Platted Easement

☐ Subdivision Plat (whole or in part)

Folio No(s). (For Right-of-Way, list Adjacent Folio Nos.):

79525.0200, 79525.0300 and 79525.0100

Provide a detailed reason for, and the purpose of, the Vacating request. Please be specific: The platted right of way currently bifurcates a site within a filed PD rezoning (PD 25-1386) application. The existing right of way is a 30-foot-wide strip of vacant land. The request to vacate this right of way is to allow the widening of Bishop Road, to develop POD A with the residential development as planned, and realign the connection of Bishop Road to the north of POD A with safer access spacing standards. Approving this right of way vacation will allow for a safer and better design for providing connection from Bishop Road to the north. See the current PD site plan attached which shows POD A at the northwest of the property.	
If any adjacent property owners have not provided a letter of no objection, please provide details on efforts made to get the letter of no objection (for Right-of-Way Vacates only): N/A	
If the Petition seeks to resolve an encroachment into an easement or right-of-way, please provide a description of the encroachment and the date of construction: N/A	
If the Petition seeks to clear or resolve a code enforcement violation, please provide:	
Date of Violation	N/A
Code Compliance Case No.	N/A
Nature of Violation	N/A
Name of Officer Assigned to Case	N/A
Date of Hearing (if applicable)	N/A
If the Petition has an existing or approved Zoning application, please provide:	
Date of Application	9/4/2025
Zoning Petition No.	PD 25-1386
Summary of Zoning Request	To add land to an existing PD and develop with residential uses.
Name of Planner Assigned	Michelle Heinrich
Date of Hearing (if applicable)	1/26/26 ZHM and 3/10/26 BOCC

PLEASE READ CAREFULLY AND INITIAL (For multiple Petitioners, attach additional sheets):

DS **Understanding of Process.** The Petitioner hereby acknowledges and agrees they have read and understand all applicable steps listed within the Requirements for Vacate Petitions received by Petitioner prior to submitting this Petition to Vacate.

DS **Processing Time.** The average processing time to bring a Petition to a public hearing before the BOCC is 6-12 months. Please note that this timeframe is only an estimate. Hillsborough County is not responsible for any delays due to incomplete Petitions or extended coordination required to overcome objections to the vacate request.

DS **Reviews and Objections.** The Petitioner hereby expressly acknowledges and agrees that all Petitions are circulated for review and comment by both internal and external departments and agencies, and that it is the Petitioner's sole responsibility to address and/or resolve any and all objections or conditions in writing prior to scheduling the matter for public hearing. Note: failure to cure such objections or conditions prior to public hearing may result in a staff recommendation of denial of the Petition.

DS **Conditions.** The Petitioner hereby acknowledges and agrees that all terms and conditions of the Vacating Resolution, if approved and adopted by the Board of County Commissioners, shall be strictly complied with by the Petitioner.

DS **Initial Filing Fee.** The Petitioner will forward a check for the initial filing fee in the amount of \$414.10 made payable to the Board of County Commissioners of Hillsborough County, Florida, to cover the administrative costs of processing the Petition after direction from staff that the petition submission is sufficient. The Petitioner acknowledges and agrees that the initial filing fee is non-refundable, in whole or in part.

DS **Hearing Fee.** The Petitioner acknowledges and agrees that if the Petition proceeds to public hearing the Petitioner will pay the additional filing fee of \$250.00 made payable to the Board of County Commissioners of Hillsborough County, Florida. Petitioner further acknowledges and agrees the additional filing fee is non-refundable in whole or in part.

DS **Other Measures May Be Required.** The Petitioner hereby acknowledges and agrees that the Petition may not cure any and/or all code enforcement violations and that additional curative measures may be required to be completed by Petitioner prior to removal of such violation.

DS **Indemnification and Hold Harmless.** the Petitioner hereby waives, renounces, relinquishes, absolves, and discharges Hillsborough County from any claims for damages of any nature and kind whatsoever that petitioners may have or claim or demand, now or in the future, by reason of the vacating, closing, discontinuing, and abandoning of public right(s)-of-way, easement(s) or subdivision plat(s), or any part or portion thereof; and shall indemnify and hold harmless Hillsborough County from any claims, damages, expenses and costs that result from damage to or destruction of any improvement, structure or property located within the portion of right(s)-of-way, easement(s) or subdivision plat(s) being vacated herein as a result of the exercise by Hillsborough County of its rights within any remaining public right(s)-of-way, easement(s), or subdivision plat(s) not vacated.

DS **No Warranty by County.** The Petitioner hereby acknowledges and agrees that Hillsborough County makes no statement, opinion or warranty as to the title of vacated public property interests by virtue of any vacating action by its Board of County Commissioners. The Petitioner should verify with a title company where title vests following the vacating action.

The below-signed Petitioner hereby petitions the Honorable Board of County Commissioners of Hillsborough County to adopt a resolution vacating, abandoning, renouncing, and disclaiming any right or interest of Hillsborough County and the public in and to the right(s)-of-way, easement(s), or subdivision plat or portion thereof described in the legal description and sketch attached to this Petition to Vacate.

PETITIONER SIGNATURE:

IIP-FL 1 LLC,
a Delaware limited liability company

By: David Smith

Name: David Smith

Its: Chief Financial officer of Innovative Industrial Properties, Inc., a Maryland corporation,
as General Partner of IIP Operating Partnership, LP, a
Delaware limited partnership, as Member of IIP-FL 1 LLC, a
Delaware limited liability company

STATE OF _____

COUNTY OF _____

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online notarization, this ____ day of June, 2026, by _____, who ☐ is personally known to me or ☐ has produced _____ as identification.

NOTARY PUBLIC:

(SEAL)

Sign: _____

Print: _____

My Commission Expires: _____

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of San Diego)

On June 8th, 2026, before me, Marissa Yonekura, a Notary Public, personally appeared David Smith, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Marissa Yonekura
(Signature of Notary Public)

PLEASE READ CAREFULLY AND INITIAL (For multiple Petitioners, attach additional sheets):

1.5.b **Understanding of Process.** The Petitioner hereby acknowledges and agrees they have read and understand all applicable steps listed within the Requirements for Vacate Petitions received by Petitioner prior to submitting this Petition to Vacate.

1.5.b **Processing Time.** The average processing time to bring a Petition to a public hearing before the BOCC is 6-12 months. Please note that this timeframe is only an estimate. Hillsborough County is not responsible for any delays due to incomplete Petitions or extended coordination required to overcome objections to the vacate request.

1.5.b **Reviews and Objections.** The Petitioner hereby expressly acknowledges and agrees that all Petitions are circulated for review and comment by both internal and external departments and agencies, and that it is the Petitioner's sole responsibility to address and/or resolve any and all objections or conditions in writing prior to scheduling the matter for public hearing. Note: failure to cure such objections or conditions prior to public hearing may result in a staff recommendation of denial of the Petition.

1.5.b **Conditions.** The Petitioner hereby acknowledges and agrees that all terms and conditions of the Vacating Resolution, if approved and adopted by the Board of County Commissioners, shall be strictly complied with by the Petitioner.

1.5.b **Initial Filing Fee.** The Petitioner will forward a check for the initial filing fee in the amount of \$414.10 made payable to the Board of County Commissioners of Hillsborough County, Florida, to cover the administrative costs of processing the Petition after direction from staff that the petition submission is sufficient. The Petitioner acknowledges and agrees that the initial filing fee is non-refundable, in whole or in part.

1.5.b **Hearing Fee.** The Petitioner acknowledges and agrees that if the Petition proceeds to public hearing the Petitioner will pay the additional filing fee of \$250.00 made payable to the Board of County Commissioners of Hillsborough County, Florida. Petitioner further acknowledges and agrees the additional filing fee is non-refundable in whole or in part.

1.5.b **Other Measures May Be Required.** The Petitioner hereby acknowledges and agrees that the Petition may not cure any and/or all code enforcement violations and that additional curative measures may be required to be completed by Petitioner prior to removal of such violation.

1.5.b **Indemnification and Hold Harmless.** the Petitioner hereby waives, renounces, relinquishes, absolves, and discharges Hillsborough County from any claims for damages of any nature and kind whatsoever that petitioners may have or claim or demand, now or in the future, by reason of the vacating, closing, discontinuing, and abandoning of public right(s)-of-way, easement(s) or subdivision plat(s), or any part or portion thereof; and shall indemnify and hold harmless Hillsborough County from any claims, damages, expenses and costs that result from damage to or destruction of any improvement, structure or property located within the portion of right(s)-of-way, easement(s) or subdivision plat(s) being vacated herein as a result of the exercise by Hillsborough County of its rights within any remaining public right(s)-of-way, easement(s), or subdivision plat(s) not vacated.

1.5.b **No Warranty by County.** The Petitioner hereby acknowledges and agrees that Hillsborough County makes no statement, opinion or warranty as to the title of vacated public property interests by virtue of any vacating action by its Board of County Commissioners. The Petitioner should verify with a title company where title vests following the vacating action.

The below-signed Petitioner hereby petitions the Honorable Board of County Commissioners of Hillsborough County to adopt a resolution vacating, abandoning, renouncing, and disclaiming any right or interest of Hillsborough County and the public in and to the right(s)-of-way, easement(s), or subdivision plat or portion thereof described in the legal description and sketch attached to this Petition to Vacate.

PETITIONER SIGNATURE:

Larry S. Bush
Larry S. Bush

Printed Name (and Title, if applicable)

STATE OF FLORIDA

COUNTY OF HILLSBOROUGH

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 15 day of December, 2025, by Larry S. Bush, who ☐ is personally known to me or ☒ has produced FLNL as identification.

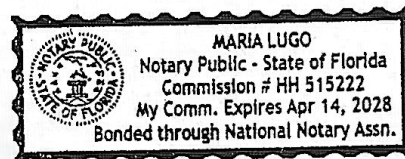
NOTARY PUBLIC:

Sign: *[Signature]*

Print: Maria Lugo

My Commission Expires: 04/14/2028

(SEAL)



PLEASE READ CAREFULLY AND INITIAL (*For multiple Petitioners, attach additional sheets*):

JB **Understanding of Process.** The Petitioner hereby acknowledges and agrees they have read and understand all applicable steps listed within the Requirements for Vacate Petitions received by Petitioner prior to submitting this Petition to Vacate.

JB **Processing Time.** The average processing time to bring a Petition to a public hearing before the BOCC is 6-12 months. Please note that this timeframe is only an estimate. Hillsborough County is not responsible for any delays due to incomplete Petitions or extended coordination required to overcome objections to the vacate request.

JB **Reviews and Objections.** The Petitioner hereby expressly acknowledges and agrees that all Petitions are circulated for review and comment by both internal and external departments and agencies, and that it is the Petitioner's sole responsibility to address and/or resolve any and all objections or conditions in writing prior to scheduling the matter for public hearing. Note: failure to cure such objections or conditions prior to public hearing may result in a staff recommendation of denial of the Petition.

JB **Conditions.** The Petitioner hereby acknowledges and agrees that all terms and conditions of the Vacating Resolution, if approved and adopted by the Board of County Commissioners, shall be strictly complied with by the Petitioner.

JB **Initial Filing Fee.** The Petitioner will forward a check for the initial filing fee in the amount of \$414.10 made payable to the Board of County Commissioners of Hillsborough County, Florida, to cover the administrative costs of processing the Petition after direction from staff that the petition submission is sufficient. The Petitioner acknowledges and agrees that the initial filing fee is non-refundable, in whole or in part.

JB **Hearing Fee.** The Petitioner acknowledges and agrees that if the Petition proceeds to public hearing the Petitioner will pay the additional filing fee of \$250.00 made payable to the Board of County Commissioners of Hillsborough County, Florida. Petitioner further acknowledges and agrees the additional filing fee is non-refundable in whole or in part.

JB **Other Measures May Be Required.** The Petitioner hereby acknowledges and agrees that the Petition may not cure any and/or all code enforcement violations and that additional curative measures may be required to be completed by Petitioner prior to removal of such violation.

JB **Indemnification and Hold Harmless.** the Petitioner hereby waives, renounces, relinquishes, absolves, and discharges Hillsborough County from any claims for damages of any nature and kind whatsoever that petitioners may have or claim or demand, now or in the future, by reason of the vacating, closing, discontinuing, and abandoning of public right(s)-of-way, easement(s) or subdivision plat(s), or any part or portion thereof; and shall indemnify and hold harmless Hillsborough County from any claims, damages, expenses and costs that result from damage to or destruction of any improvement, structure or property located within the portion of right(s)-of-way, easement(s) or subdivision plat(s) being vacated herein as a result of the exercise by Hillsborough County of its rights within any remaining public right(s)-of-way, easement(s), or subdivision plat(s) not vacated.

JB **No Warranty by County.** The Petitioner hereby acknowledges and agrees that Hillsborough County makes no statement, opinion or warranty as to the title of vacated public property interests by virtue of any vacating action by its Board of County Commissioners. The Petitioner should verify with a title company where title vests following the vacating action.

The below-signed Petitioner hereby petitions the Honorable Board of County Commissioners of Hillsborough County to adopt a resolution vacating, abandoning, renouncing, and disclaiming any right or interest of Hillsborough County and the public in and to the right(s)-of-way, easement(s), or subdivision plat or portion thereof described in the legal description and sketch attached to this Petition to Vacate.

PETITIONER SIGNATURE:

Louis Bodle
Louis Bodle (owner)
Printed Name (and Title, if applicable)

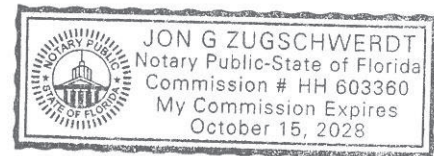
STATE OF FLORIDA
COUNTY OF HILLSBOROUGH

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 3 day of DECEMBER, 2025, by Louis Bodle, who ☐ is personally known to me or ☒ has produced FLORIDA DRIVER LICENSE as identification.

NOTARY PUBLIC:

Sign: [Signature]
Print: JON G. ZUGSCHWERDT
My Commission Expires: 10/15/2028

(SEAL)



**ROW VACATION
REIMBURSEMENT FEE COMPUTATION**

REQUESTED BY: Clayton Properties

DATE 1/27/2026

LOCATION: 079525-0100; 079525-0200 & 079525-0300

IMPROVEMENTS MADE BY:	QTY.	Unit	Unit Price	Value
Hillsborough County				\$0.00
				\$0.00
Resurfacing Program		SY	\$0.00	\$0
Capital Programs Construction		SY	\$0.00	\$0.00
No County Roadway	0	SY	\$8.87	\$0.00

ASSET REPLACEMENT VALUE	Total	\$0.00
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DEPRECIATION FACTOR

Engineer's Best Judgement (Visual)	40%	40.00
PM Periodic Road Evaluation		
TMD Road Rating [(10-Priority)x100]		
Road Life Cycle Cost Chart (40 year cycle)		0
	Total	40.00

ASSETS DEPRECIATED VALUE

Improvements Value x (100-Depreciation Factor)/100

ASSET REPLACEMENT VALUE LESS DEPRECIATION	\$0.00
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OTHER RELEVANT FACTORS - DEDUCTIONS

		Rate/SY	PV of \$1.00 @ 5% Per 40years \$\$*	
Improvements Made by Petitioner -	Pvmt. Area SY			
	0	\$0	\$1.00	\$0.00
Present Value of Maint. Costs Avoided by ROW Vacation - TMD Budget figures for (cost/ lane/mile)	Lane/mile length	cost per 20' Ln/mile **	PV of \$1.00 @ 5% Per 40years	
	0.00	\$166	\$17.16	\$0.00
Present Value of Maint. Costs Avoided by ROW Vacation - Transpotation Costs LRE FDOT(cost/CLine/mile)	CLine/mile length	cost per CL/mile \$\$	PV of \$1.00 @ 5% Per 40years	
				\$0.00
Present Value of Maintenance Costs	Pvmt. Area SY	Rate/SY	PV \$1.00 @ 5% Per 40years	
Avoided by ROW Vacation (40 year chart)	0	\$0.31	\$17.16	\$0.00
			Total	\$0.00

REIMBUSERMENT FEE FAIR VALUE - OWED BY PETITIONER	\$0.00
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