

Key Largo Wastewater Treatment District Board of Commissioners Meeting Agenda Item Summary

Meeting Date:
September 2, 2025

Agenda Item Number: O-1

Action Required:
Yes

Department: Legal
Sponsor: Nicholas W. Mulick

Subject:
Letter of No Objection - Reso No. 16-2025

Summary:

Jose Cruz Peraza has requested a Letter of No Objection to the abandonment application for a portion of Hilson Court contiguous to Lots 243 and 244 located in the HAMMER POINT PARK subdivision. The Letter of No Objection is conditioned on execution of an easement by the customer.

Reviewed / Approved

Operations: _____
Administration: _____
Finance: _____
District Counsel: _____
District Clerk: _____
Engineering: _____

Financial Impact

\$

Funding Source:
N/A

Budgeted:
N/A

Attachments

1. Request for Letter of No Objection
2. Location Map
3. Sketch of Description
4. Letter of No Objection
5. Resolution 16-2025

Approved By: _____

General Manager




Date: 08/27/2025



136 Hilson Ct. - ROW Abandonment Proposal

From Jose Cruz-Peraza <jmcpjr32@gmail.com>
Date Fri 6/20/2025 11:16 AM
To Customer Service <CustomerService@klwtd.com>
Cc jsdcp@bellsouth.net <jsdcp@bellsouth.net>

 3 attachments (1 MB)

136 HILSON CT OLD SURVEY.pdf; 136 Hilson Ct - Abandonment Proposal.pdf; Right of Way Abandonment Application.pdf;

Caution: External (jmcpjr32@gmail.com)

First-Time Sender [Details](#)

[Report This Email](#) [FAQ](#) [Protection by EssentialNet Solutions](#)

Good Afternoon,

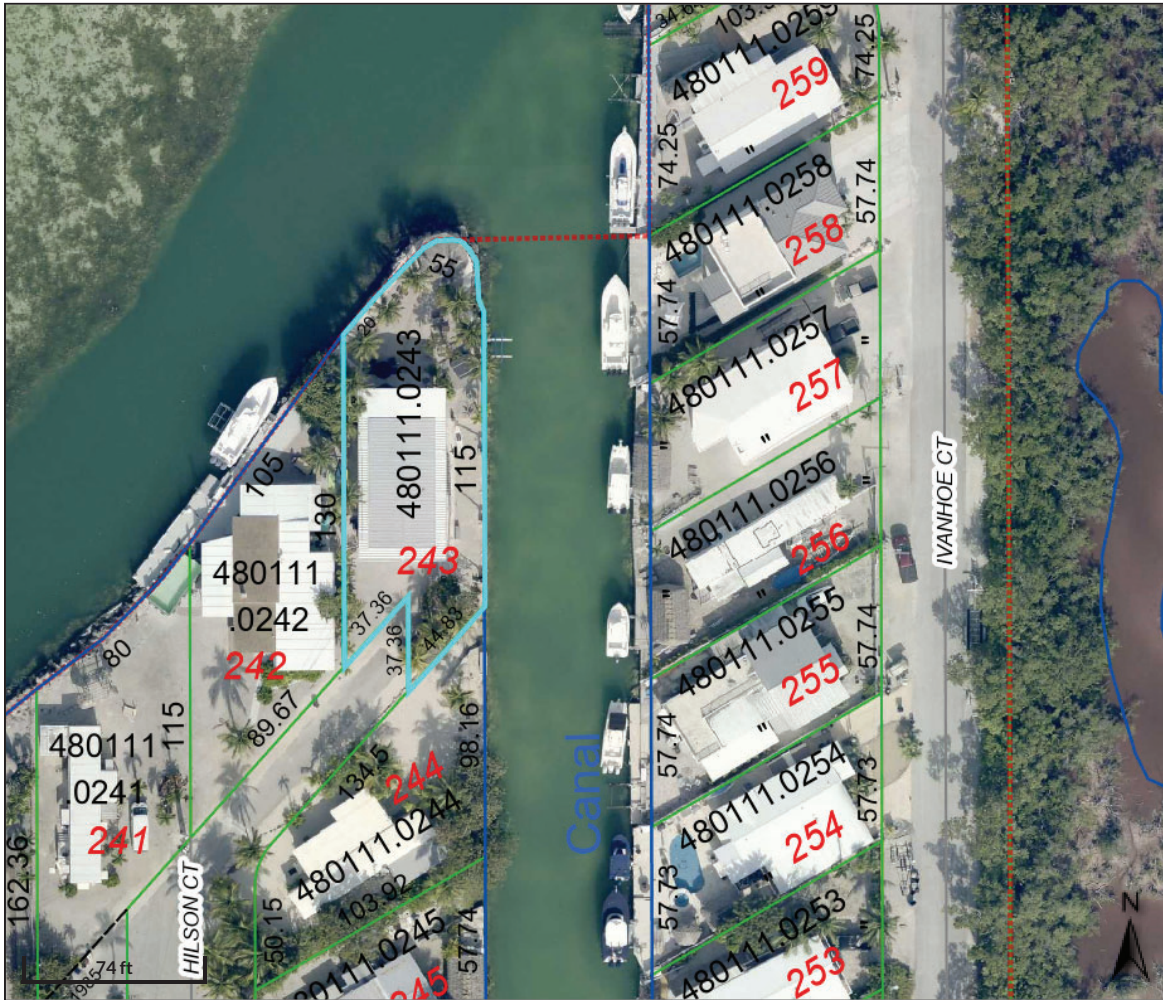
I am currently exploring the process for the Right of Way Abandonment Application and would like some input in regards to your utility placements, such as the sanitary clean out.

I have provided a current survey for this property, as well as a sheet with the proposal of what we would like to do with the ROW abandonment. We would like to know if this proposal would work or if a grant of easement is required.

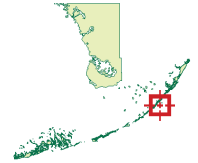
Part of the requirements for this application (see attached to this email) is coordination with all utilities. At this time we are working on getting an official survey done for the abandonment petition, and after that we will send out a formal request for a letter of no objection.

If there are any further clarifications needed or questions, please let me know. Thank you very much for your time.

Best Regards,



Overview



Legend

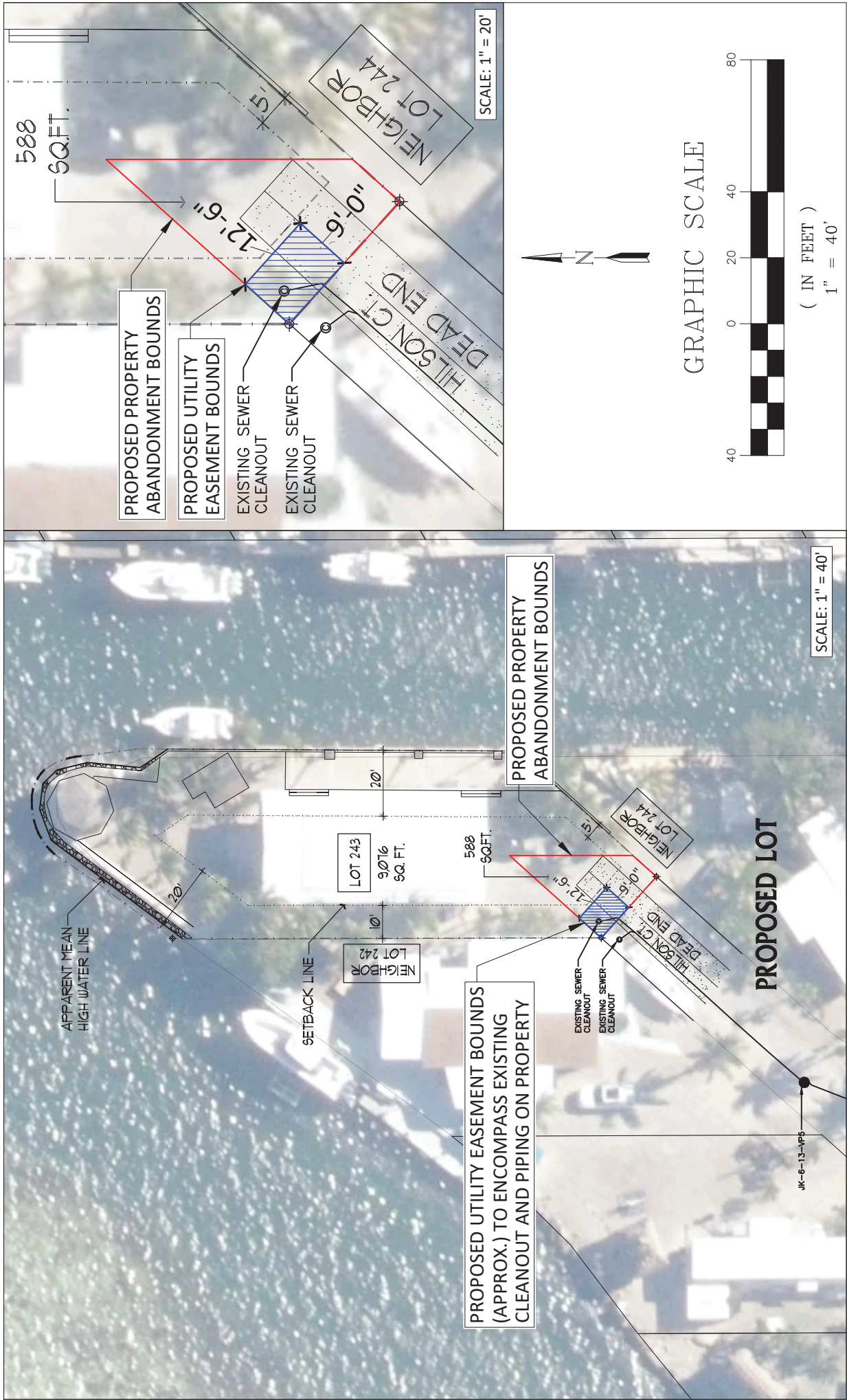
- Centerline
- - - Easements
- Hooks
- - - Lot Lines
- Road Center
- - - Rights of Way
- Shoreline
- [] Condo Building
- Key Names
- [] Subdivisions
- [] Parcels

Parcel ID	00480111-024300	Alternate ID	1589047	Owner Address	CRUZ-PERAZA RAIDA QUALIFIED PER RES TRUST 4/8/1998 4464 SW 158th Ave Miami, FL 33185
Sec/Twp/Rng	22/62/38	Class	MOBILE HOME SUB		
Property Address	136 HILSON Ct TAVERNIER 500P				
Brief Tax Description	LT 243 HAMMER POINT PARK PB6-35 KEY LARGO OR825-301 OR850-1034 OR1085-2027 OR1121-1201 OR1121-1202 OR1159-1445 OR1159-1446 OR1514-1347 (Note: Not to be used on legal documents)				

Date created: 8/26/2025

Last Data Uploaded: 8/26/2025 2:22:53 AM

Developed by  **SCHNEIDER**
GEOSPATIAL



UTILITY EASEMENT EXHIBIT
136 HILSON CT
AUGUST 2025



Key Largo Wastewater Treatment District

103355 Overseas Highway, Key Largo, FL 33037

Post Office Box 491, Key Largo, FL 33037

Phone (305) 451-4019 • Fax (305) 453-5807 • www.klwtd.com

September 2, 2025

CRUZ-PERAZA RAID A QUALIFIED PER RES TRUST 4/8/1998
4464 SW 158th Ave
Miami, FL 33185

Re: Application for Abandonment of Right-of-Way contiguous to
Lots 243 and 244 in the HAMMER POINT PARK subdivision

Dear Mr. Cruz Peraza:

You have requested that the Key Largo Wastewater Treatment District issues a letter of no objection to the application for abandonment of the above-referenced parcel.

The Key Largo Wastewater Treatment District has identified existing sewer infrastructure within the right-of-way proposed for abandonment, as shown in the enclosed sketch.

Accordingly, the District does not object to the abandonment request on the condition that a utility easement, acceptable to the District, is completed and recorded to preserve access to and protection of the existing infrastructure.

Please feel free to contact me should you have any questions or require further information.

By: _____

Peter Rosasco,

KLWTD General Manager

cc: Key Largo Wastewater Treatment District Clerk

connecting is an improvement in environmental balance.

RESOLUTION NO. 16-2025

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE KEY LARGO WASTEWATER TREATMENT DISTRICT (THE “DISTRICT”) AUTHORIZING THE GENERAL MANAGER TO EXECUTE AND DELIVER A LETTER OF NO OBJECTION TO THE PROPOSED ABANDONMENT OF A PORTION OF THE RIGHT-OF-WAY OF HILSON COURT CONTIGUOUS TO LOTS 243 AND 244, HAMMER POINT PARK SUBDIVISION, TAVERNIER, MONROE COUNTY, FLORIDA.

WHEREAS, Jose Cruz Peraza, on behalf of the CRUZ-PERAZA RAIDA QUALIFIED PER RES TRUST 4/8/1998, has submitted an application to the Monroe County Board of County Commissioners for abandonment of a portion of the right-of-way of Hilson Court contiguous to Lots 243 and 244, HAMMER POINT PARK subdivision; and

WHEREAS, Jose Cruz Peraza has requested that the District provide a Letter of No Objection to the application; and

WHEREAS, the District has determined that it owns equipment or facilities on the portion of the right-of-way of Hilson Court sought to be abandoned; and

WHEREAS, District staff recommends that the District Board of Commissioners authorize the General Manager to sign a Letter of No Objection to the abandonment application.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE KEY LARGO WASTEWATER TREATMENT DISTRICT THAT:

1. **Approval of Request.** The request for a Letter of No Objection to the application for abandonment of a portion of the right-of-way of Hilson Court contiguous to Lots 243 and 244, HAMMER POINT PARK subdivision, Tavernier, Monroe County, Florida, is hereby granted.
2. **General Manager Authorization.** The General Manager is hereby authorized to execute and deliver a Letter of No Objection to the application for abandonment of a portion of the right-of-way of Hilson Court contiguous to Lots 243 and 244, HAMMER POINT PARK subdivision, Tavernier, Monroe County, Florida.

3. Effective Date. This Resolution shall take effect upon adoption by the Board of Commissioners.

RESOLVED AND ADOPTED THIS 2nd DAY OF SEPTEMBER 2025.

The foregoing RESOLUTION was offered by Commissioner _____, who moved for its adoption. The motion was seconded by Commissioner _____, and being put to a vote, the result was as follows:

	AYE	NAY
Chairman Rodriguez	_____	_____
Commissioner Heim	_____	_____
Commissioner Maloney	_____	_____
Commissioner Majeska	_____	_____
Commissioner Schwartz	_____	_____

The Chairman thereupon declared this Resolution duly passed and adopted this 2nd day of September 2025.

KEY LARGO WASTEWATER TREATMENT DISTRICT

Nicolas Rodriguez, Chairman

*Approved to as to form
and legal sufficiency:*

ATTEST:

Shannon McCully, District Clerk

By: _____
Nicholas W. Mulick, General Counsel

SEAL