

RESOLUTION NO. 25-3

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF PINELLAS COUNTY, FLORIDA DECLARING COUNTY-OWNED PROPERTY SURPLUS AND AUTHORIZING THE CONVEYANCE OF SUCH PROPERTY IN ACCORDANCE WITH SECTION 125.35(2), FLORIDA STATUTES; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, Pinellas County (the “County”) is the fee simple owner of one (1) parcel of unincorporated real property located in Pinellas County, Florida, as evidenced by that certain quit claim deed dated March 17th, 1959, recorded in Official Records Book 693, Page 312, and more particularly described in Exhibit “A”, attached hereto and fully incorporated herein (the “Property”); and

WHEREAS, Section 2-147 (a)(1), Pinellas County Code states declaring county-owned real property as surplus property is a discretionary act of the board that can be done either prior to or in conjunction with the sale, lease or other disposition of county-owned property; and

WHEREAS, Section 125.35(2), Florida Statutes, states when the board of county commissioners finds that a parcel of real property is of insufficient size and shape to be issued a building permit for any type of development to be constructed on the property or when the board of county commissioners finds that the value of a parcel of real property is \$15,000 or less, as determined by a fee appraiser designated by the board or as determined by the county property appraiser, and when, due to the size, shape, location, and value of the parcel, it is determined by the board that the parcel is of use only to one or more adjacent property owners, the board may effect a private sale of the parcel. The board may, after sending notice of its intended action to owners of adjacent property by certified mail, effect a sale and conveyance of the parcel at private

sale without receiving bids or publishing notice; however, if, within 10 working days after receiving such mailed notice, two or more owners of adjacent property notify the board of their desire to purchase the parcel, the board shall accept sealed bids for the parcel from such property owners and may convey such parcel to the highest bidder or may reject all offers.

WHEREAS, the Board finds that the surplus and disposition of this Property is in the best interest of the County as it cannot be utilized and will return to the tax roll.

NOW, THEREFORE, BE IT RESOLVED by this Board of County Commissioners of Pinellas County, Florida, in regular session duly assembled on this 14th day of January 2025, that this Board shall declare the Property as surplus and grant authorization for disposition through a private sale, in accordance with Florida Statutes Section 125.35(2).

NOW BE IT FURTHER RESOLVED that this Board shall adopt this resolution, with authorization for the Clerk to attest, and record this resolution in the Public Records of Pinellas County, Florida.

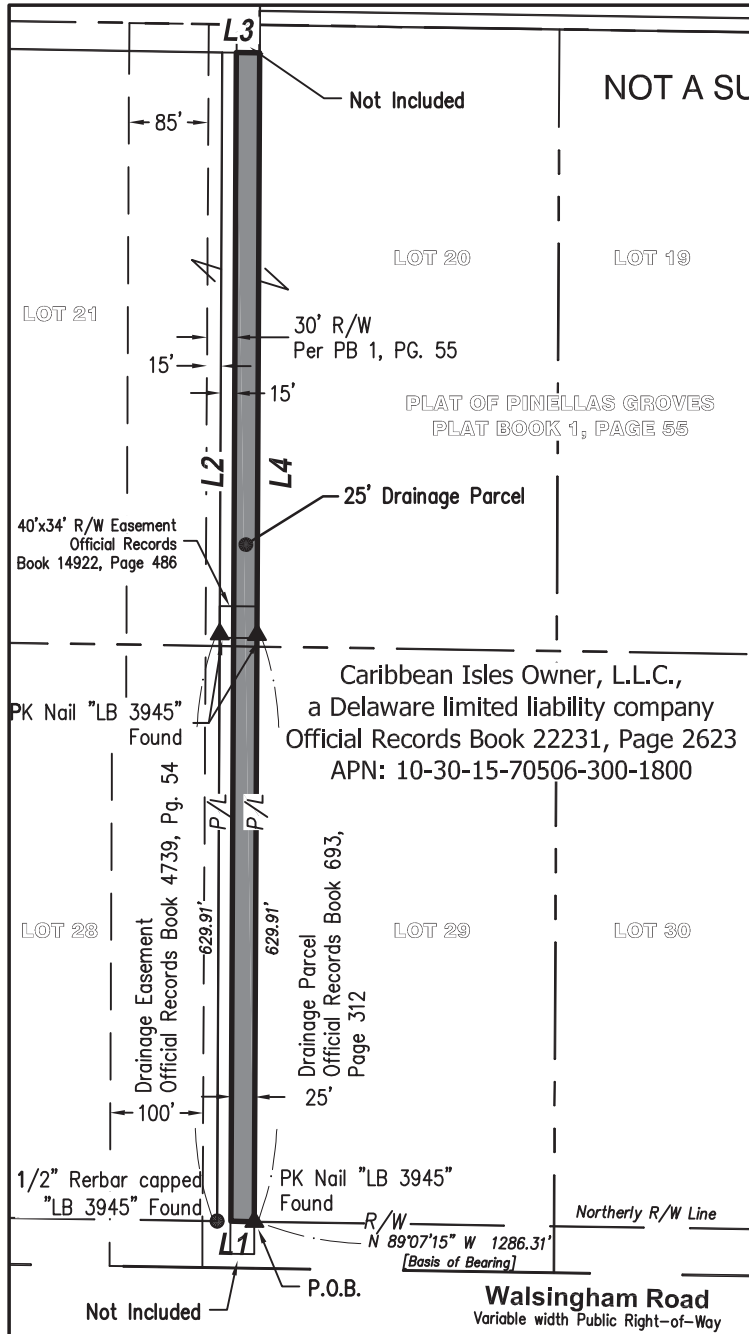
EFFECTIVE DATE. This Resolution shall become effective upon adoption as provided by law.

Commissioner Eggers offered the foregoing Resolution and moved its adoption, which was seconded by Commissioner Flowers , and upon roll call the vote was:

AYES: Scott, Eggers, Flowers, Latvala, Nowicki, and Scherer.

NAYS: None.

ABSENT AND NOT VOTING: Peters.



NOT A SURVEY



NORTH
GRAPHIC SCALE



1 INCH = 200 FT.

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 89°07'15" W	25.01'
L2	N 00°15'48" E	1254.40'
L3	S 89°08'11" E	25.01'
L4	S 00°15'48" W	1254.41'

CERTIFICATION:

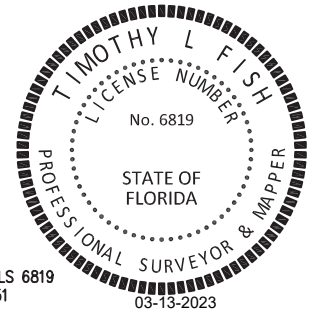
To the best of my knowledge and belief, this map or plat is a true representation of an actual upon the ground survey made by myself or under my direct supervision on January 14, 2023. All monuments have been found or set as shown hereon. Dimensions are shown in feet and decimal parts thereof.

I hereby certify that this drawing correctly depicts the description shown hereon as prepared under my direction and this drawing was made in accordance with Standards of Practice adopted by the Florida Department of Agriculture and Consumer Services of the Florida Administrative Code, pursuant to Section 5J-17.050-053 F.A.C.

Caribbean Isles Owner, L.L.C.,
a Delaware limited liability company
Official Records Book 22231, Page 2623
APN: 10-30-15-70506-300-1800

Timothy L Fish
Digitally signed by
Timothy L Fish
Date: 2023.03.14
10:43:16 -04'00'

By: *Timothy L Fish*
Timothy L Fish, PSM
Florida Professional Surveyor and Mapper No. LS 6819
Florida Certificate of Authorization No. LB 7351
For and on behalf of Millman Surveying, Inc.



East line of the SW 1/4 R/W
N 00°18'05" E
50.00'
P.O.C.
SE corner of the SW 1/4 of S10, T30S, R15E

Walsingham Road
Variable width Public Right-of-Way

SYMBOL LEGEND

- P/L - Property Line
- R/W - Right-of-Way
- P.O.B. - Place/Point of Beginning
- P.O.C. - Place/Point of Commencement
- - Monumentation Found as Noted
- ▲ - PK/MAG Nail or Railroad Spike Found as Noted
- APN - Appraiser's Parcel Number

Reviewed by: AZ TS
Date: 09/05/2023
SFN#: 1332_00614

Section 10,
Township 30 South
Range 15 East
Tallahassee Meridian

BASIS OF BEARING:

The basis for all bearings shown hereon is the north right of way line of Walsingham Road, known as being North 89°07'15" West, per Official Records Book 14667, Page 2484 of the Pinellas County Records.

25' Wide Drainage Parcel Plat
12100 Seminole Blvd.
County of Pinellas
State of Florida

Millman Surveying, Inc.
4111 Bradley Circle NW
Canton, OH 44718
Phone: 800-520-1010
www.millmanland.com

Sheet 1 of 2

MSI 55476
02/09/2023



25' WIDE DRAINAGE PARCEL

Situated in the State of Florida, County of Pinellas, Section 10, Township 30 South, Range 15 East, Tallahassee Meridian, being a portion of the 25' Wide Drainage Parcel recorded in Official Records Book 693, Page 312, being part of Lots 20 and 29, the Pinellas Groves Subdivision according to the plat thereof as recorded in Plat Book 1, Page 55; all deed and plat references refer to the public records of Pinellas County, Florida and described as follows:

Commencing at the Southeast corner of the Southwest 1/4 of Section 10, Township 30 South, Range 15 East;

Thence North 00°18'05" East, along the East line of the SW quarter of said Section 10, a distance of 50.00 feet to a point on the northerly right of way line of Walsingham Road (variable in width);

Thence North 89°07'15" West, along the said northerly right of way line, a distance of 1286.31 feet to a found PK Nail "LB 3945" at a southwest corner of Caribbean Isles Owner, L.L.C. tract, at the Point of Beginning for this description;

Thence along a portion of said 25' wide drainage parcel, the following courses:

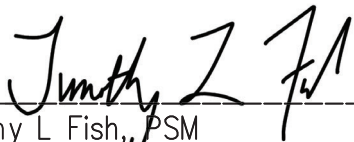
North 89°07'15" West, continuing along the said right of way line, a distance of 25.01 feet to a point on said 25' wide drainage parcel;

North 00°15'48" East, a distance of 1254.40 feet to a point on said 25' wide drainage parcel and a point on a 15 foot projection to the east of the northerly line of said Caribbean Isles Owner, L.L.C. tract;

South 89°08'11" East, along the projection of the said north line, a distance of 25.01 feet to a point on said 25' wide drainage parcel and on a west line of said Caribbean Isles Owner, L.L.C. tract;

South 00°15'48" West, along the said west line, a distance of 1254.41 feet to the Point of Beginning and containing 31,365 square feet or 0.720 acre.

The basis of bearing is based on a bearing of North 89°07'15" West for the north right of way line of Walsingham Road per Official Records Book 14667, Page 2484.

By:  Timothy L Fish
Timothy L Fish, PSM
Florida Professional Surveyor and Mapper No. LS 6819
Florida Certificate of Authorization No. LB 7351
For and on behalf of Millman Surveying, Inc.

Digitally signed by
Timothy L Fish
Date: 2023.03.14
10:43:56 -04'00'

