

RESOLUTION NO. 25-#

RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF PINELLAS COUNTY, FLORIDA, RELATING TO COMMUNITY REDEVELOPMENT PURSUANT TO CHAPTER 163, PART III, FLORIDA STATUTES, THE COMMUNITY REDEVELOPMENT ACT; MAKING A FINDING THAT THE CENTRAL TARPON SPRINGS STUDY AREA IS A BLIGHTED AREA AS DEFINED IN THE COMMUNITY REDEVELOPMENT ACT OF 1969 AND THAT THE REHABILITATION, CONSERVATION, OR REDEVELOPMENT, OR A COMBINATION THEREOF, OF THIS AREA IS NECESSARY IN THE INTEREST OF THE PUBLIC HEALTH, SAFETY, MORALS, AND WELFARE OF THE RESIDENTS OF THE CITY; DELEGATING CERTAIN POWERS AND AUTHORITIES TO THE CITY OF TARPON SPRINGS BOARD OF COMMISSIONERS AS THE COMMUNITY REDEVELOPMENT AGENCY FOR THE CENTRAL TARPON SPRINGS COMMUNITY REDEVELOPMENT AREA; AUTHORIZATION TO PROCEED WITH PREPARATION OF THE CENTRAL TARPON SPRINGS REDEVELOPMENT AREA PLAN; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Florida Legislature duly enacted Chapter 163, Part III, Florida Statutes (the "Community Redevelopment Act") establishing the conditions and procedures for the establishment of community redevelopment areas and agencies; and finding that areas or portions thereof which are deteriorating or economically distressed could be revitalized and redeveloped in a manner that will vastly improve the economic and social conditions of the community; and

WHEREAS, the City Commission of the City of Tarpon Springs, Florida, by its Resolution No. 2024-15, adopted the Finding of Necessity, in that part of the City more particularly depicted in Map Exhibit "A" hereto (such area being referred to herein as the "Study Area"); and

WHEREAS, the Board of County Commissioners of Pinellas County, Florida ("Board"), having considered the data and analysis described in the City of Tarpon Springs's Finding of Necessity (Exhibit "B"), makes a legislative finding that the Study Area meets the criteria for a blighted area described in Section 163.340(8), Florida Statutes; and

WHEREAS, the Board finds that there is a need to establish the Central Tarpon Springs Community Redevelopment Area; and

WHEREAS, the Board authorizes the preparation of a Redevelopment Plan for the Central Tarpon Springs Community Redevelopment Area, as described in Exhibit "B"; and

WHEREAS, all powers arising through the Community Redevelopment Act ("Act"), Section 163.410, Florida Statutes, were conferred by that Act upon counties that have adopted home rule charters, which counties in turn are authorized to delegate all or a portion of such powers to municipalities within their boundaries when such municipalities desire to undertake redevelopment within their respective municipal boundaries.

NOW, THEREFORE, IN REGULAR SESSION DULY ASSEMBLED ON THIS 20TH OF MAY 2025, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PINELLAS COUNTY, FLORIDA, THAT:

1. Pursuant to Section 163.355, Florida Statutes, the Board of County Commissioners makes a Finding of Necessity, supported by data and analysis in Exhibit "B", that the conditions in the Study Area meet the criteria for a blighted area described in Section 163.340(8), Florida Statutes, in that:

- (a) One or more blighted areas exist in the Central Tarpon Springs Study Area; and
- (b) The rehabilitation, conservation, and redevelopment of the Study Area is necessary in the interest of the public health, safety, and welfare of the residents of the City of Tarpon Springs.

2. The Board hereby declares a need to establish the Central Tarpon Springs Community Redevelopment Area to carry out certain community redevelopment activities in the Study Area.

3. The sole power granted to the Tarpon Springs city commission as the Community Redevelopment Agency is the power to prepare and grant approval to community redevelopment plans and modification thereof pursuant to Section 163.360 through 163.365, Florida Statutes. The delegation of authority contained herein is subject to the Board of County Commissioners of Pinellas County retaining authority to review and approve the initial redevelopment plan and any amendments thereto, prior to its implementation and also prior to its presentation to Forward Pinellas, in its role as the Pinellas Planning Council.

4. This Resolution shall become effective immediately upon its adoption.

Commissioner _____-offered the foregoing Resolution and moved for its

adoption, which was seconded by _____, and upon the roll call, the vote was

AYES: NAYES:

ABSENT AND NOT VOTING:

APPROVED AS TO FORM

By: Jason C. Ester
Office of the County Attorney