



# Pinellas County

## Staff Report

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File #: 24-0650A, Version: 1

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### **Subject:**

Petition of James Kasper, as manager of Trustee Asset Services, LLC, a Florida Limited Liability Company, which serves as Trustee of the Hibiscus Land Trust, vacating the north 90 feet of a 30 foot right of way of Cocoanut Avenue, Lying East of Lot 1, Harbor View "A," Plat Book 9, Page 54, Lying in section 29-30-15, Pinellas County, Florida. (Legislative Hearing).

### **Recommended Action:**

Approval of the petition to vacate the right of way known as Cocoanut Avenue.

- Request is for the vacation of a portion of an unimproved right of way adjacent to the petitioner's property.
- The request will provide for additional side yard on the petitioner's property as part of development of a single-family home.
- Staff Recommends approval.
- If petition is granted, the Board of County Commissioners is asked to adopt the attached Resolution pursuant to Florida State Statute 336.09.

Authorize the Clerk of the Circuit Court to record the resolution in the public records of Pinellas County.

### **Strategic Plan:**

Deliver First- Class Services to the Public and Our Customers

5.2 Be responsible stewards of the public's resources

5.3 Ensure effective and efficient delivery of County services and support

5.4 Strive to serve the needs of all Pinellas County residents and customers

### **Summary:**

The purpose of the request is to vacate a 30-foot wide by 90-foot-long portion of an unimproved right of way known as Cocoanut Avenue. The Petitioners are proposing to develop the parcel with a single-family home. The vacation will allow for a larger side yard area on the property.

### **Background Information:**

County staff reviewed the request pursuant to Pinellas County Land Development Code Section 154-272, *Criteria for Consideration*, and have no objections to the vacation request. The petition was properly advertised in accordance with Florida State Statute 336.10. Notices were mailed by the Clerk of the Court to property owners within 250 feet of the subject property and a sign was posted on the property. The Deputy Clerk will report to the Board any citizen support or opposition.

Letters of no objection were received from Pinellas County Utilities, TECO Gas, TECO Electric, Spectrum, Frontier and WOW!

**Fiscal Impact:**

\$750.00 has been received as a Petition Fee from the Petitioners for this request.

**Staff Member Responsible:**

Kevin McAndrew, Director, Building Development and Review Services

**Partners:**

N/A

**Attachments:**

Resolution

Exhibit A

Location Map

Advertising Packet

Presentation