



Pinellas County

Staff Report

File #: 22-2163A, Version: 1

Subject:

Declare a portion of County-owned property as public right-of-way, declare a separate portion as surplus and grant the authorization to exchange it for property owned by the City of Largo, and execute a license agreement between the County and the City of Largo.

Recommended Action:

Recommend the adoption of two attached resolutions; one to declare a portion of County-owned property as public right-of-way, and one to declare a separate portion as surplus and grant the authorization to exchange it for property owned by the City of Largo (City). Furthermore, recommend approval and execution of a license agreement (License) between the County and the City.

- The City and the County mutually desire to exchange a City-owned parcel, containing approximately 80,020 square feet, located at 12398 134th Avenue, Largo (City Property) in exchange for a portion of a County-owned parcel, containing approximately 62,778 square feet, located at 12420 130th Avenue, Largo (County Property).
- A portion of the County Property has been improved by the County, including roadway, sidewalks, and/or drainage improvements and is needed for public right-of-way.
- The City and the County wish to enter into a license agreement to allow Fire Station #39, currently located on City Property, to remain operational during the construction of a new Fire Station if the exchange of property is approved.
- The exchange of the County Property is in accordance with Section 125.37, Florida Statutes.
- There is no fiscal impact in Fiscal Year (FY) 2023 or FY24 associated with this agreement.

Authorize the Chairman to sign and the Clerk of the Circuit Court to attest and record the resolution declaring County-owned property right-of-way and the resolution declaring County-owned property as surplus in the public records of Pinellas County. Furthermore, authorize the Chairman to sign and the Clerk of the Circuit Court to attest the County Deed and the Chairman to sign the License.

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

Summary:

Approval to declare a portion of the County owned property as right-of-way and a portion as surplus will permit the County to proceed with the exchange of the Property with the City.

Background Information:

The City is looking to relocate Fire Station #39, currently located at 12398 134th Avenue, Largo. The

City has identified that a portion of the County-owned Property would be suitable for their needs and County has determined that it is not useful or needed for any County purpose. The County does find that the City-owned parcel is useful and needed for County purposes, specifically affordable housing development. There is a mutual desire to exchange the properties.

The City of Largo Commission approved Ordinance No. 2023-08 to exchange the City Property for the County Property on December, 6, 2022, included to the attachments of this item for reference. Furthermore, the City approved Resolution No. 2354, authorizing the acceptance of the County Property pursuant to the County deed, including the condition that the real property is to be used solely and perpetually as a City of Largo Fire Station. In the event that said real property, in whole or in part, is at any time or for any reason no longer used as a City of Largo Fire Station, then title to said real property shall automatically revert to an vest in the Grantor.

In accordance with Section 125.37, Florida Statutes, the Board of County Commissioners of Pinellas County is authorized and empowered to exchange real property held and possessed by Pinellas County which is not needed for county purposes with other real property the County desires to acquire for county purposes when such exchange is in the best interest of the County.

Fiscal Impact:

N/A

Staff Member Responsible:

Joseph Lauro, Director, Department of Administrative Services
Kelli Hammer Levy, Director, Public Works

Partners:

City of Largo

Attachments:

Resolution - Exchange of Property
Resolution - Dedicating Right-of-Way
County Deed
License Agreement
Request for Advertising Form
City of Largo Ordinance No. 2023-08
Resolution No. 2354
Location Map