

RESOLUTION NO. 2012- 153

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, DECLARING CERTAIN COUNTY PROPERTY AS SURPLUS AND AUTHORIZING THE SALE OF THE PROPERTY TO THE ADJOINING PROPERTY OWNER PURSUANT THE PROVISIONS SET FORTH IN SECTION 123.35, FLORIDA STATUTES.

RECITALS

WHEREAS, there was a request from an adjoining property owner to purchase certain county owned property on A1A South; and

WHEREAS, pursuant Florida Statute 125.35 the Board of County Commissioners is expressly authorized to sell and convey any real or personal property belonging to the county whenever the board determines that it is to the best interest of the county to do so; and

WHEREAS, the notice of sale was advertised as shown on the legal advertisement attached hereto as Exhibit "A," incorporated by reference and made a part hereof, and the property was offered for sale "AS IS" to the highest bidder in accordance with the terms of the Florida Statute. The adjoining property owner was the only bid received and is attached hereto as Exhibit "B," incorporated by reference and made a part hereof; and

WHEREAS, the approximate 54' x 65' lot was formerly a utility site and records show there was a water line into the property back in the 1950's but is unknown what else may be underground on the property. Utility staff has determined that the property is not needed for utility purposes as stated in a memo attached as Exhibit "C," incorporated by reference and made a part hereof. The proceeds of the sale will be deposited into the utility enterprise fund; and

WHEREAS, to the extent that there are administrative, scrivener's or typographical errors that do not change the tone, tenor, or concept of this Resolution, then this Resolution may be revised without subsequent approval by the Board of County Commissioners.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of St. Johns County, Florida, as follows:

1. The above recitals are incorporated by reference into the body of this Resolution and such recitals are adopted as findings of fact.

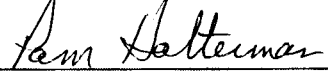
2. It is found that all requirements of Section 125.35 F.S. for a sale of the property described above have been met and the sale of the property to the adjoining property owner is hereby approved by the Board of County Commissioners.

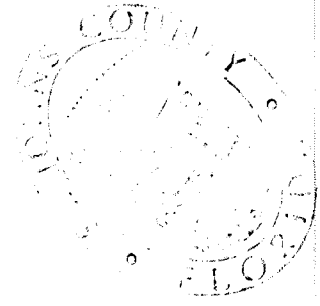
PASSED AND ADOPTED by the Board of County Commissioners of St. Johns County, Florida, this 5th day of June, 2012.

BOARD OF COUNTY COMMISSIONERS
ST. JOHNS COUNTY, FLORIDA

By: 
Mark P. Miner, Chair

ATTEST: Cheryl Strickland, Clerk

By: 
Deputy Clerk



RENDITION DATE 6/7/12

Consent May 2012

C

4/16/12
17

THE ST. AUGUSTINE RECORD

COPY OF ADVERTISEMENT

MINUTES AND RECORDS
500 SAN SEBASTIAN VIEW
SAINT AUGUSTINE FL 32084

Ref.#: L916-12
P.O.#: L916-12

PUBLISHED EVERY MORNING SUNDAY THRU SATURDAY
ST. AUGUSTINE AND ST. JOHNS COUNTY, FLORIDA

STATE OF FLORIDA,
COUNTY OF ST. JOHNS

Before the undersigned authority personally appeared **STEVEN SMITH**
who on oath says that he/she is an Employee of the St. Augustine Record,
a daily newspaper published at St. Augustine in St. Johns County, Florida;
that the attached copy of advertisement being a **REQUEST FOR BIDS**

In the matter of **6698 A1A SOUTH - SALE OF COUNTY PROPERTY**
was published in said newspaper on **04/02/2012, 04/09/2012**

Affiant further says that the St. Augustine Record is a newspaper published
at St. Augustine, in said St. Johns County, Florida, and that the said newspaper
heretofore has been continuously published in said St. Johns County, Florida,
each day and has been entered as second class mail matter at the post office in the
City of St. Augustine, in said St. Johns County, for a period of one year preceding
the first publication of the copy of advertisement; and affiant further says that
he/she has neither paid nor promised any person, firm or corporation any discount,
rebate, commission or refund for the purpose of securing the advertisement for
publication in the said newspaper.

Sworn to and subscribed before me this 9th day of April 2012
by Steven Smith who is personally known to me
or who has produced as identification

Tiffany M. Lowe
(Signature of Notary Public)



NOTICE OF SALE OF COUNTY PROPERTY AND REQUEST FOR BIDS

Notice is hereby given of the sale of a residential lot located at 6698 A1A South in "AS-IS, WHERE-IS, WITH NO WARRANTIES MADE OR IMPLIED CONDITION".

3,554 square foot vacant lot with a recommended starting bid of \$20,000.

Notice is hereby given that sealed bids will be received until 3:00 p.m., Tuesday, May 1, 2012 and opened promptly after the 3:00 p.m. in the Land Management Division by Mary Ann Bland, Director of Land Management, Administration Building at 500 San Sebastian View, St. Augustine, Florida 32084. Please contact Honette Brodbury at (904) 209-0788 for details.

St. Johns County reserves the right to accept or reject all bids, waive minor formalities, and to award the bid that best serves the interests of St. Johns County.

NOTICE OF PERSONS NEEDING SPECIAL ACCOMMODATIONS AND TO ALL HEARING IMPAIRED PERSONS: In accordance with the Americans with Disabilities Act, persons needing special accommodations to participate in these proceedings should contact: ADA Coordinator, at 904-209-0650 or at the County Administration Building, 500 San Sebastian View, St. Augustine, Florida 32084. For hearing impaired individuals: Florida Relay Service: 1-800-955-8770 no later than 3 days prior to the date of the bid opening.

BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA
CHERYL STRICKLAND, ITS CLERK
By: Yvonne King, Deputy Clerk
L916-12 Apr 2, 9, 2012

May 2, 2012*

Mary Ann Blount, Land Management Systems Director
St. Johns County Real Estate Division
500 San Sebastian View
St. Augustine, FL 32084

RE: Bid for property located at 6698 A1A S.
PID#179890-0000

Dear Mrs. Blount

I wish to make a bid on the property referenced above. This property is located next door to my home.

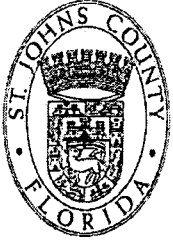
My highest and best offer that I can afford is \$15,000

Sincerely,



Alma Cuevas
6680 A1A South
St. Augustine, FL 32080
(678) 580-9990

*this offer represents a higher amount than the original offer submitted May 1, 2012 prior to the deadline after negotiations with the buyer.



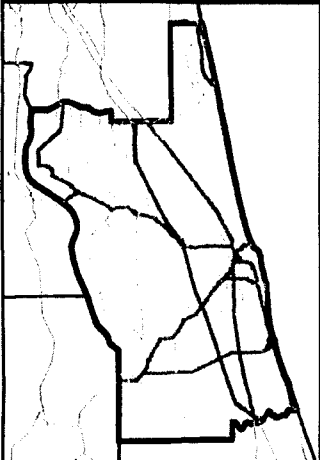
ST. JOHNS COUNTY
UTILITY DEPARTMENT
1205 STATE ROAD 16
SAINT AUGUSTINE, FLORIDA 32084-8646

I N T E R O F F I C E M E M O R A N D U M

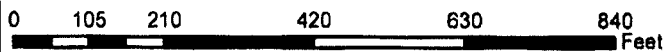
TO: Nanette Bradbury
FROM: Neal Shinkre
SUBJECT: Property along A1A – 6698 A1A South
DATE: May 4th 2012

At your request, we have conducted a needs analysis to identify any future need for the above referenced property. Based on our analysis, at this time, we do not see the need for use of this property for any Capital or O&M related operation.

Please note that you will have to work with Finance Department to identify the asset before its sale.



Utility surplus property



St. Johns County
Land Mgmt Systems
Real Estate Division



Map Prepared:
May 4, 2012
(904) 209-0788

DISCLAIMER.
This map is for reference use only. Data provided are derived from multiple sources with varying levels of accuracy.