

ORDINANCE NO. 3106-18

AN ORDINANCE OF THE CITY OF WINTER PARK, FLORIDA, AUTHORIZING THE SALE AND CONVEYANCE OF THE CITY OWNED PROPERTY LOCATED AT 1111 WEST FAIRBANKS AVENUE PURSUANT TO THE SALES PROCESS APPROVED BY THE CITY COMMISSION; PROVIDING FOR CONFLICTS AND AN EFFECTIVE DATE.

WHEREAS, Section 2.11 of the Charter of the City of Winter Park, Florida, authorizes the City Commission, by ordinance to convey or authorize by administrative action the conveyance of any lands of the City; and

WHEREAS, the City undertook an advertised notice of disposal solicitation and then engaged a licensed real estate broker to solicit the best offer for the benefit of the citizens of the City of Winter Park which satisfied the requirements of Chapter 163, Florida Statutes and which was subsequently approved by the City Commission; and

WHEREAS, the City has determined that there is not a municipal use of this property and that the proposed use will be consistent with the Commercial (C-3) district zoning and no variances or any other commitments have been made other than the ability to develop the land in conformance with the normal land development code regulations.

WHEREAS, the City Commission deems it advisable to convey this property to the Verax Investments, LLC, pursuant to the terms of the offer of purchase price of \$3,500,000 pursuant to the offer as approved by the City Commission.

NOW, THEREFORE, BE IT ENACTED THE CITY OF WINTER PARK:

SECTION 1. The recitals stated hereinabove are incorporated herein by reference and are made fully a part of this Ordinance.

SECTION 2. The property that is authorized to be conveyed by the City is the property identified as follows:

CITY PROPERTY AT 1111 WEST FAIRBANKS AVENUE

LOTS 7, 8, 9, 10, 11, 13, 14, 15, 16, 17 AND 18, BLOCK 1, LAKE ISLAND ESTATES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK M, PAGE 95, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
TOGETHER WITH: THAT PORTION OF THE VACATED 10.00 FEET WIDE ALLEY RUNNING EAST AND WEST THROUGH SAID BLOCK 1; (LESS THE WEST 3.00 FEET LYING SOUTH OF SAID LOT 18 AND LYING NORTH OF LOT 7, BLOCK 1); AND (LESS THE SOUTH 5.00 FEET LYING NORTH OF AND CONTIGUOUS TO LOT

12, BLOCK 1), OF SAID LAKE ISLAND ESTATES; AND ALSO: (LESS THE SOUTH 20.00 FEET OF LOTS 7, 8, 9, 10 AND 11, BLOCK 1), AND (LESS THE WEST 3.00 FEET OF LOTS 7 AND 18, BLOCK 1), OF SAID LAKE ISLAND ESTATES, AS RECORDED IN THE PLAT BOOK M, PAGE 95, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

SECTION 3. The City Commission of the City of Winter Park hereby approves the transfer and conveyance of this property to Verax Investments LLC, based upon the development potential of Commercial future land use and Commercial (C-3) zoning and no commitments have been made other than development permitted consistent the normal land development code regulations associated with that future land use and zoning designation.

SECTION 4. This Ordinance shall constitute the authorization by the City Commission pursuant to Section 2.11 of the Charter of the City of Winter Park, Florida, for the transfer and conveyance of the property set forth above, and the City Commission of the City of Winter Park hereby authorizes the Mayor to execute such contract and deed on behalf of the City, as may be required.

SECTION 5. CONFLICTS. All Ordinances or parts of Ordinances in conflict with any of the provisions of this Ordinance are hereby repealed.

SECTION 6. EFFECTIVE DATE. This Ordinance shall become effective immediately upon its passage and adoption.

ADOPTED at a regular meeting of the City Commission of the City of Winter Park, Florida, held in City Hall, Winter Park, on this 26th day of March, 2018.



Mayor Steve Leary

ATTEST:



City Clerk, Cynthia S. Bonham