

PALM BEACH COUNTY
BOARD OF COUNTY COMMISSIONERS
AGENDA ITEM SUMMARY

Meeting Date: March 12, 2013 [X] Consent [] Regular
[] Ordinance [] Public Hearing

Department: Facilities Development & Operations

I. EXECUTIVE BRIEF

Motion and Title: Staff recommends motion to:

- A) approve a County Quitclaim Deed in favor of the State of Florida Department of Transportation (FDOT) for a vacant 0.20-acre parcel of land, known as FDOT Parcel No. 200, located on Dr. Martin Luther King, Jr. Boulevard/State Road 710 (MLK Blvd/SR 710) in the City of Riviera Beach;
- B) adopt a Resolution authorizing the conveyance of FDOT Parcel No. 200 to FDOT;
- C) approve a County Quitclaim Deed in favor of FDOT for a vacant 0.26-acre parcel of land, known as FDOT Parcel No. 202, located on MLK Blvd/SR 710;
- D) adopt a Resolution authorizing the conveyance of FDOT Parcel No. 202 to FDOT;
- E) approve a County Quitclaim Deed in favor of FDOT for a vacant 0.07-acre parcel of land, known as FDOT Parcel No. 214, located on MLK Blvd/SR 710; and
- F) adopt a Resolution authorizing the conveyance of FDOT Parcel No. 214 to FDOT.

Summary: Several parcels of vacant land were acquired by the County along MLK Blvd/SR 710 through tax deeds. The County conveyed these parcels to the City of Riviera Beach and reserved an interest in mineral rights without rights of entry or exploration. FDOT is in the process of constructing a road widening and intersection improvement project for MLK Blvd/SR 710 between Australian Avenue and Old Dixie Highway and is acquiring these 3 parcels from the City. FDOT is requesting County Quitclaim Deeds to release the County’s mineral reservations. The reservations are being released to FDOT at no cost as this project will improve traffic circulation. (PREM) District 7 (HJF)

Background and Justification: FDOT obtained Federal funding to acquire right-of-way to expand MLK Blvd/SR 710 from a 2-lane to a 4-lane roadway with improved sidewalks and drainage. FDOT has requested that all of the County’s interests in mineral rights be eliminated as MLK Blvd/SR 710 will be reconstructed over the parcels. FDOT Parcel No. 200 is located on the south side of MLK Blvd/SR 710, between Avenue “H” and Avenue “I”, contains 0.20 acres, was acquired through a tax deed in August 2002, and was conveyed to the City in April 2003 (R2003-0528). FDOT Parcel No. 202 is located at the southwest corner of MLK Blvd/SR 710 and Avenue “H”, contains 0.26 acres, was acquired through a tax deed in August 2003, and was conveyed to the City in December 2003 (R2003-1904). FDOT Parcel No. 214 is located on the south side of MLK Blvd/SR 710, between Avenue “K” and Australian Avenue, contains 0.07 acres, was acquired through a tax deed in April 2004, and was conveyed to the City in March 2005 (R2005-0326).

Attachments:

1. Location Map
2. County Quitclaim Deed (FDOT Parcel No. 200)
3. Resolution (FDOT Parcel No. 200)
4. County Quitclaim Deed (FDOT Parcel No. 202)
5. Resolution (FDOT Parcel No. 202)
6. County Quitclaim Deed (FDOT Parcel No. 214)
7. Resolution (FDOT Parcel No. 214)

Recommended By: Army Worf Department Director Date: 2/8/13

Approved By: [Signature] County Administrator Date: 2/20/13

II. FISCAL IMPACT ANALYSIS

A. Five Year Summary of Fiscal Impact:

Fiscal Years	2013	2014	2015	2016	2017
Capital Expenditures	_____	_____	_____	_____	_____
Operating Costs	_____	_____	_____	_____	_____
External Revenues	_____	_____	_____	_____	_____
Program Income (County)	_____	_____	_____	_____	_____
In-Kind Match (County)	_____	_____	_____	_____	_____
NET FISCAL IMPACT	=====	=====	=====	=====	=====
# ADDITIONAL FTE POSITIONS (Cumulative)	_____	_____	_____	_____	_____

Is Item Included in Current Budget: Yes _____ No _____

Budget Account No: Fund _____ Dept _____ Unit _____ Object _____
 Program _____

B. Recommended Sources of Funds/Summary of Fiscal Impact:

No Fiscal Impact.

C. Departmental Fiscal Review: _____ *W 2-8.13*

III. REVIEW COMMENTS

A. OFMB Fiscal and/or Contract Development Comments:

[Signature]
 OFMB *2/13/13*

[Signature] 2/19/13
 Contract Development and Control
 2-15-13 *[Signature]*

B. Legal Sufficiency:

[Signature] 2/19/13
 Assistant County Attorney

C. Other Department Review:

 Department Director

This summary is not to be used as a basis for payment.

TWP 42

13

TWP 42

14

TWP 43

15



LOCATION MAP



04-QCD.12-06/93

This instrument prepared under the direction of: *AGM/30/13*
Laurice C. Mayes, Esq. Section: 93310-2505
Legal description prepared by: *AGM/30/13* Managing District: 04
Grace K. Abel (01-28-13) S.R. No. 710
Department of Transportation County: Palm Beach
3400 W. Commercial Boulevard
Ft. Lauderdale, Florida 33309

Property Control Number: 56-43-42-32-01-036-0090

COUNTY QUITCLAIM DEED

THIS QUITCLAIM DEED, Made this _____ day of _____, 201____, by PALM BEACH COUNTY, a political subdivision of the State of Florida, whose address is: 301 North Olive Avenue, West Palm Beach, Florida 33401, grantor, to the STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION, whose address is: 3400 West Commercial Boulevard, Fort Lauderdale, Florida 33309, grantee: (wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of organizations.)

WITNESSETH: That the said grantor, for and in consideration of the sum of \$1.00 and other valuable considerations, receipt and sufficiency being hereby acknowledged, does hereby remise, release and quitclaim unto the said grantee forever, all right, title, interest, claim and demand, which said grantor has in and to the hereinafter described parcel of land, together with all other right, title, interest, claim and demand, if any, which the said grantor has in and to said parcel situate in the County of Palm Beach, Florida, viz:

Parcel No 200

Item/Segment No. 2298961
(Section 93310-2505)

All of Lots 9, 10 and 11 less the North 5.00 feet, Block 36, INLET CITY, according to the plat thereof, as recorded in Plat Book 7, Page 27, of the Public Records of Palm Beach County, Florida, lying in Section 33, Township 42 South, Range 43 East, Palm Beach County, Florida, as shown on the Florida Department of Transportation Right of Way Map for Item/Segment No. 2298961, Section 93310-2505.

Containing 8,587 square feet, more or less.

TO HAVE AND TO HOLD the same together with the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said grantor, either in law or equity, to the said grantee forever.

IN WITNESS WHEREOF, the said grantor has caused these presents to be executed in its name by its Board of County Commissioners acting by the Mayor or Vice-Mayor of said Board, the day and year aforesaid.

ATTEST:

SHARON R. BOCK
CLERK AND COMPTROLLER

PALM BEACH COUNTY, a political
subdivision of the State of
Florida

By: _____
Deputy Clerk

By: _____
Steven L. Abrams, Mayor

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

OFFICIAL SEAL

By:  _____
Assistant County Attorney

04-QCD.13-11/92

This instrument prepared
under the direction of:
Laurice C. Mayes, Esq. *LM/30/13*
Legal description prepared by:
Grace K. Abel (01-28-13)
Department of Transportation
3400 W. Commercial Boulevard
Ft. Lauderdale, Florida 33309

Parcel No. 200.2R
Item/Segment No. 2298961
Section: 93310-2505
Managing District: 04
S.R. No. 710
County: Palm Beach

R E S O L U T I O N

ON MOTION of Commissioner _____,

seconded by Commissioner _____,
the following Resolution was adopted:

WHEREAS, the State of Florida Department of Transportation proposes to construct or improve State Road No. 710 (Beeline Highway), Item/Segment No. 2298961, Section 93310-2505, in Palm Beach County, Florida: and

WHEREAS, it is necessary that certain lands now owned by Palm Beach County, Florida, be acquired by the State of Florida Department of Transportation: and

WHEREAS, said property is not needed for County purposes: and

WHEREAS, the State of Florida Department of Transportation has made application to said County to execute and deliver to the State of Florida Department of Transportation a deed, or deeds, in favor of the State of Florida Department of Transportation, conveying all rights, title and interest that said County has in and to said lands required for transportation purposes, and said request having been duly considered.

NOW THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Palm Beach County, Florida, that the application of the State of Florida Department of Transportation for a deed, or deeds, is for transportation purposes which are in the public or community interest and for public welfare and the land needed for transportation purposes is not needed for County purposes; that a deed, or deeds, in favor of the State of Florida Department of Transportation conveying all right, title and interest of Palm Beach County, Florida, in and to said lands should be drawn and executed by this Board of County Commissioners. Consideration shall be \$ 0.

BE IT FURTHER RESOLVED that a certified copy of this Resolution be forwarded forthwith to the State of Florida Department of Transportation at 3400 W. Commercial Boulevard, Ft. Lauderdale, Florida 33309.

STATE OF FLORIDA

COUNTY OF PALM BEACH

I HEREBY CERTIFY that the foregoing is a true copy of a Resolution adopted by the Board of County Commissioners of Palm Beach County, Florida, at a meeting held on the _____ day of _____, 201____.

PALM BEACH COUNTY, a political
subdivision of the State of
Florida
BOARD OF COUNTY COMMISSIONERS

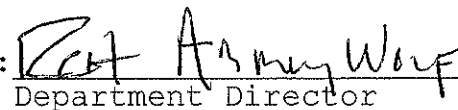
SHARON R. BOCK
CLERK AND COMPTROLLER

By: _____
Deputy Clerk

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

APPROVED AS TO TERMS
AND CONDITIONS

By: 
Assistant County Attorney

By: 
Department Director

04-QCD.12-06/93

This instrument prepared under the direction of: *ACM/ab/b*
Laurice C. Mayes, Esq. *ACM/ab/b*
Legal description prepared by: *ACM/ab/b*
Grace K. Abel (01-28-13)
Department of Transportation
3400 W. Commercial Boulevard
Ft. Lauderdale, Florida 33309

Parcel No.	202.4R(01-28-13)
Item/Segment No.	2298961
Section:	93310-2505
Managing District:	04
S.R. No.	710
County:	Palm Beach

Property Control Number: 56-43-42-32-01-036-0010

COUNTY QUITCLAIM DEED

THIS QUITCLAIM DEED, Made this _____ day of _____, 201____, by PALM BEACH COUNTY, a political subdivision of the State of Florida, whose address is: 301 North Olive Avenue, West Palm Beach, Florida 33401, grantor, to the STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION, whose address is: 3400 West Commercial Boulevard, Fort Lauderdale, Florida 33309, grantee: (wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of organizations.)

WITNESSETH: That the said grantor, for and in consideration of the sum of \$1.00 and other valuable considerations, receipt and sufficiency being hereby acknowledged, does hereby remise, release and quitclaim unto the said grantee forever, all right, title, interest, claim and demand, which said grantor has in and to the hereinafter described parcel of land, together with all other right, title, interest, claim and demand, if any, which the said grantor has in and to said parcel situate in the County of Palm Beach, Florida, viz:

Parcel No 202

Item/Segment No. 2298961
(Section 93310-2505)

All of Lots 1, 2, 3 and 4, less the North 5.00 feet, Block 36, INLET CITY, according to the plat thereof, as recorded in Plat Book 7, Page 27, of the Public Records of Palm Beach County, Florida, lying in Section 33, Township 42 South, Range 43 East, Palm Beach County, Florida, as shown on the Florida Department of Transportation Right of Way Map for Item/Segment No. 2298961, Section 93310-2505.

Containing 11,500 square feet, more or less.

TO HAVE AND TO HOLD the same together with the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said grantor, either in law or equity, to the said grantee forever.

IN WITNESS WHEREOF, the said grantor has caused these presents to be executed in its name by its Board of County Commissioners acting by the Mayor or Vice-Mayor of said Board, the day and year aforesaid.

ATTEST:

SHARON R. BOCK
CLERK AND COMPTROLLER

PALM BEACH COUNTY, a political
subdivision of the State of
Florida

By: _____
Deputy Clerk

By: _____
Steven L. Abrams, Mayor

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

OFFICIAL SEAL

By:  _____
Assistant County Attorney

04-QCD.13-11/92

This instrument prepared
under the direction of:
Laurice C. Mayes, Esq. *LCM/30/13*
Legal description prepared by:
Grace K. Abel (01-28-13)
Department of Transportation
3400 W. Commercial Boulevard
Ft. Lauderdale, Florida 33309

Parcel No. 202.4R(01-28-13)
Item/Segment No. 2298961
Section: 93310-2505
Managing District: 04
S.R. No. 710
County: Palm Beach

R E S O L U T I O N

ON MOTION of Commissioner _____,

seconded by Commissioner _____,
the following Resolution was adopted:

WHEREAS, the State of Florida Department of Transportation proposes to construct or improve State Road No. 710 (Beeline Highway), Item/Segment No. 2298961, Section 93310-2505, in Palm Beach County, Florida: and

WHEREAS, it is necessary that certain lands now owned by Palm Beach County, Florida, be acquired by the State of Florida Department of Transportation: and

WHEREAS, said property is not needed for County purposes: and

WHEREAS, the State of Florida Department of Transportation has made application to said County to execute and deliver to the State of Florida Department of Transportation a deed, or deeds, in favor of the State of Florida Department of Transportation, conveying all rights, title and interest that said County has in and to said lands required for transportation purposes, and said request having been duly considered.

NOW THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Palm Beach County, Florida, that the application of the State of Florida Department of Transportation for a deed, or deeds, is for transportation purposes which are in the public or community interest and for public welfare and the land needed for transportation purposes is not needed for County purposes; that a deed, or deeds, in favor of the State of Florida Department of Transportation conveying all right, title and interest of Palm Beach County, Florida, in and to said lands should be drawn and executed by this Board of County Commissioners. Consideration shall be \$ 0.

BE IT FURTHER RESOLVED that a certified copy of this Resolution be forwarded forthwith to the State of Florida Department of Transportation at 3400 W. Commercial Boulevard, Ft. Lauderdale, Florida 33309.

STATE OF FLORIDA

COUNTY OF PALM BEACH

I HEREBY CERTIFY that the foregoing is a true copy of a Resolution adopted by the Board of County Commissioners of Palm Beach County, Florida, at a meeting held on the _____ day of _____, 201____.

PALM BEACH COUNTY, a political
subdivision of the State of
Florida
BOARD OF COUNTY COMMISSIONERS

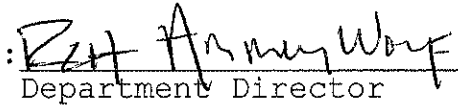
SHARON R. BOCK
CLERK AND COMPTROLLER

By: _____
Deputy Clerk

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

APPROVED AS TO TERMS
AND CONDITIONS

By: 
Assistant County Attorney

By: 
Department Director

04-QCD.12-06/93

This instrument prepared
under the direction of:

Laurice C. Mayes, Esq. *LCM/3/13*
Legal description prepared by:
Grace K. Abel (01-28-13)

Department of Transportation
3400 W. Commercial Boulevard
Ft. Lauderdale, Florida 33309

Parcel No. 214.3R
Item/Segment No. 2298961
Section: 93310-2505
Managing District: 04
S.R. No. 710
County: Palm Beach

Property Control Number: 56-43-42-32-01-033-0060

COUNTY QUITCLAIM DEED

THIS QUITCLAIM DEED, Made this _____ day of _____,
201____, by PALM BEACH COUNTY, a political subdivision of the State of
Florida, whose address is: 301 North Olive Avenue, West Palm Beach,
Florida 33401, grantor, to the STATE OF FLORIDA DEPARTMENT OF
TRANSPORTATION, whose address is: 3400 West Commercial Boulevard, Fort
Lauderdale, Florida 33309, grantee: (wherever used herein the terms
"grantor" and "grantee" include all the parties to this instrument and
the heirs, legal representatives and assigns of individuals, and the
successors and assigns of organizations.)

WITNESSETH: That the said grantor, for and in consideration of
the sum of \$1.00 and other valuable considerations, receipt and
sufficiency being hereby acknowledged, does hereby remise, release and
quitclaim unto the said grantee forever, all right, title, interest,
claim and demand, which said grantor has in and to the hereinafter
described parcel of land, together with all other right, title,
interest, claim and demand, if any, which the said grantor has in and
to said parcel situate in the County of Palm Beach, Florida, viz:

Parcel No 214

Item/Segment No. 2298961
(Section 93310-2505)

All of Lot 6, less the North 5.00 feet, Block 33, INLET CITY, according
to the plat thereof, as recorded in Plat Book 7, Page 27, of the Public
Records of Palm Beach County, Florida, lying in Section 32, Township 42
South, Range 43 East, Palm Beach County, Florida, as shown on the
Florida Department of Transportation Right of Way Map for Item/Segment
No. 2298961, Section 93310-2505.

Containing 2,873 square feet, more or less.

TO HAVE AND TO HOLD the same together with the appurtenances
thereunto belonging or in anywise appertaining, and all the estate,
right, title, interest, lien, equity and claim whatsoever of the said
grantor, either in law or equity, to the said grantee forever.

IN WITNESS WHEREOF, the said grantor has caused these presents to be executed in its name by its Board of County Commissioners acting by the Mayor or Vice-Mayor of said Board, the day and year aforesaid.

ATTEST:

SHARON R. BOCK
CLERK AND COMPTROLLER

PALM BEACH COUNTY, a political
subdivision of the State of
Florida

By: _____
Deputy Clerk

By: _____
Steven L. Abrams, Mayor

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

OFFICIAL SEAL

By:  _____
Assistant County Attorney

04-QCD.13-11/92

This instrument prepared
under the direction of:
Laurice C. Mayes, Esq. *LM/3/13*
Legal description prepared by:
Grace K. Abel (01-28-13)
Department of Transportation
3400 W. Commercial Boulevard
Ft. Lauderdale, Florida 33309

Parcel No. 214.3R
Item/Segment No. 2298961
Section: 93310-2505
Managing District: 04
S.R. No. 710
County: Palm Beach

R E S O L U T I O N

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seconded by Commissioner _____,
the following Resolution was adopted:

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WHEREAS, it is necessary that certain lands now owned by Palm Beach County, Florida, be acquired by the State of Florida Department of Transportation: and

WHEREAS, said property is not needed for County purposes: and

WHEREAS, the State of Florida Department of Transportation has made application to said County to execute and deliver to the State of Florida Department of Transportation a deed, or deeds, in favor of the State of Florida Department of Transportation, conveying all rights, title and interest that said County has in and to said lands required for transportation purposes, and said request having been duly considered.

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BE IT FURTHER RESOLVED that a certified copy of this Resolution be forwarded forthwith to the State of Florida Department of Transportation at 3400 W. Commercial Boulevard, Ft. Lauderdale, Florida 33309.

STATE OF FLORIDA

COUNTY OF PALM BEACH

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PALM BEACH COUNTY, a political
subdivision of the State of
Florida
BOARD OF COUNTY COMMISSIONERS

SHARON R. BOCK
CLERK AND COMPTROLLER

By: _____
Deputy Clerk

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY

APPROVED AS TO TERMS
AND CONDITIONS

By: 
Assistant County Attorney

By: 
Department Director