



**II. FISCAL IMPACT ANALYSIS**

**A. Five Year Summary of Fiscal Impact:**

Fiscal Years	2022	2023	2024	2025	2026
Capital Expenditures	_____	_____	_____	_____	_____
Operating Costs	_____	_____	_____	_____	_____
External Revenues	_____	_____	_____	_____	_____
Program Income (County)	_____	_____	_____	_____	_____
In-Kind Match (County)	_____	_____	_____	_____	_____
<b>NET FISCAL IMPACT</b>	<u><u>-\$0-</u></u>	<u><u>-\$0-</u></u>	<u><u>-\$0-</u></u>	<u><u>-\$0-</u></u>	<u><u>-\$0-</u></u>
<b># ADDITIONAL FTE POSITIONS (Cumulative)</b>	_____	_____	_____	_____	_____

Is Item Included in Current Budget: Yes \_\_\_\_\_ No X

Does this item include the use of federal funds? Yes \_\_\_\_\_ No X

Budget Account No: Fund \_\_\_\_\_ Dept \_\_\_\_\_ Unit \_\_\_\_\_ Object \_\_\_\_\_  
 Program \_\_\_\_\_

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

No Fiscal Impact

Fixed Assets Number H08946

*A. DeSieno, Mgr., FAAD, OFMB*  
*8/26/21*

**C. Departmental Fiscal Review:** *[Signature]*

**III. REVIEW COMMENTS**

**A. OFMB Fiscal and/or Contract Development Comments:**

*[Signature]* *9/2/21*  
 OFMB *QA 9-1-21* *LM 9/11*

*[Signature]* *9/10/21*  
 Contract Development and Control

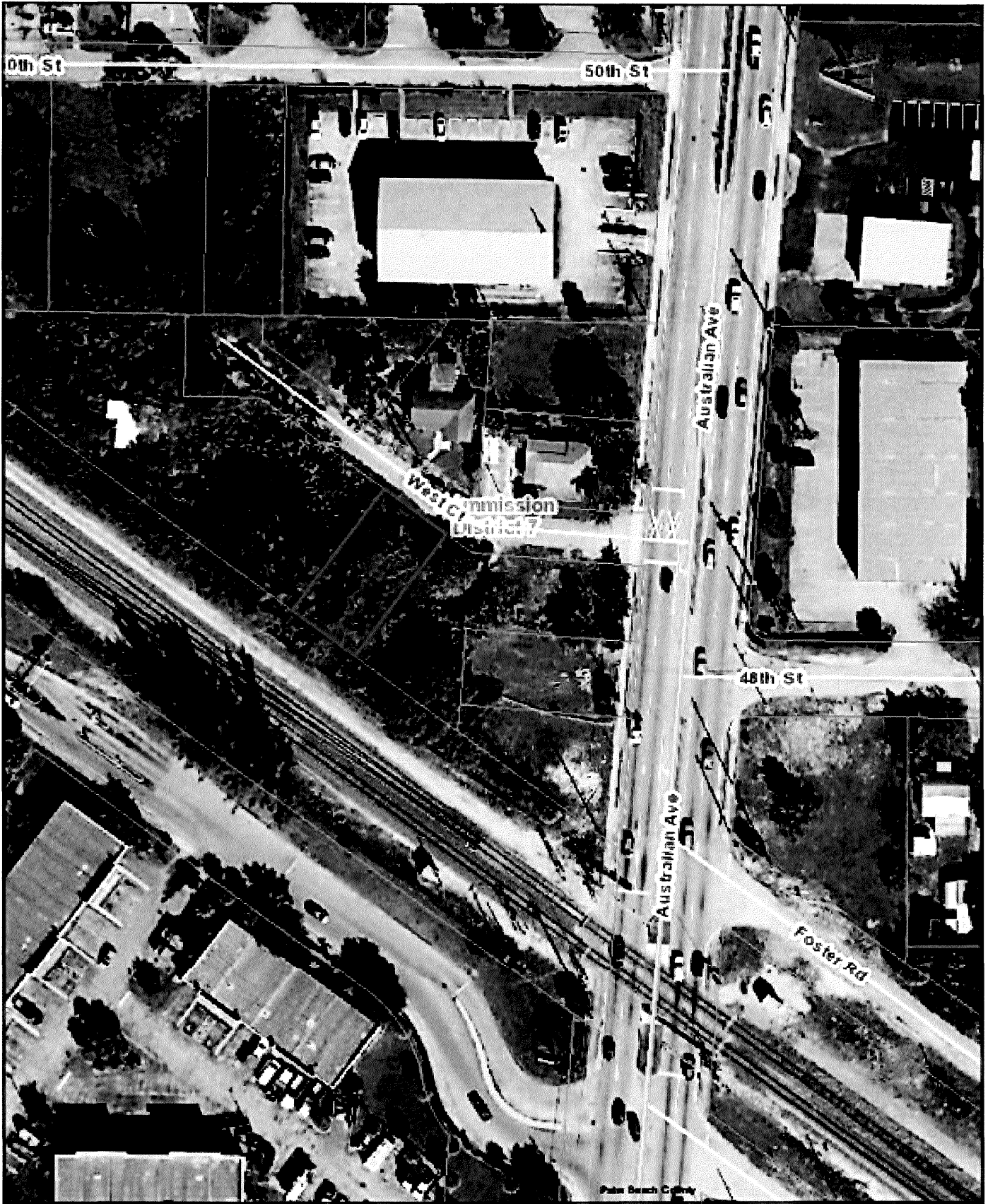
**B. Legal Sufficiency:**

*[Signature]* *9/10/21*  
 Assistant County Attorney

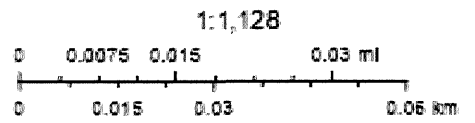
**C. Other Department Review:**

\_\_\_\_\_  
 Department Director

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

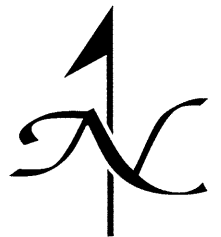


July 22, 2021



44-43-43-05-10-000-0070

# AERIAL MAP



Attachment #1

Attachment #2  
Resolution (5 pages)

**RESOLUTION NO. 20\_\_\_\_\_**

**RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, AUTHORIZING THE CONVEYANCE OF CERTAIN REAL PROPERTY TO THE TOWN OF MANGONIA PARK PURSUANT TO FLORIDA STATUTE SECTION 197.592(3) WITHOUT CHARGE AND WITH MINERAL AND PETROLEUM RIGHTS RESERVATION WITHOUT RIGHTS OF ENTRY AND EXPLORATION; AND PROVIDING FOR AN EFFECTIVE DATE.**

**WHEREAS**, the County owns a property within the municipal boundaries of the Town of Mangonia Park (“Town”), which was acquired for delinquent taxes; and

**WHEREAS**, Florida Statutes Section 197.592(3) states that under certain conditions, the County is to convey to municipalities in which they are located, properties acquired by the County for delinquent taxes and that any liens of record held by the County on such properties shall not survive the conveyance to the municipalities; and

**WHEREAS**, the subject land has not been previously sold, acquired for infill housing, or dedicated by the Board of County Commissioners, and shall not be conveyed to the record prior fee simple title owner; and

**WHEREAS**, the conveyance of the property is required by Florida Statutes, the property serves no present or future County purpose, and is being conveyed free of charge to the Town, therefore no appraisal was completed; and

**WHEREAS**, pursuant to Florida Statute Section 270.11, the Town has requested that the property be conveyed without reservation of and release the rights of entry and exploration relating to phosphate, mineral, metals and petroleum rights; and

**WHEREAS**, the Board of County Commissioners of Palm Beach County has agreed to convey such property reserving phosphate, mineral, metals and petroleum rights but releasing any and all rights of entry and exploration relating to such rights.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF PALM BEACH COUNTY, FLORIDA, that:**

**Section 1. Recitals**

The foregoing recitals are true and correct and incorporated herein by reference.

**Section 2. Authorization to Convey Real Property**

The Board of County Commissioners of Palm Beach County shall convey to the Town without charge and by the County Deed attached hereto as Exhibit "A" and incorporated herein by reference, the real property legally described in such deed. Any liens of record held by the County on the subject land shall not survive the conveyance to the Town.

**Section 3. Conflict with Federal or State Law or County Charter**

Any statutory or Charter provisions in conflict with this Resolution shall prevail.

**Section 4. Effective Date**

The provisions of this Resolution shall be effective immediately upon adoption hereof.

The foregoing resolution was offered by Commissioner \_\_\_\_\_ who moved its adoption. The Motion was seconded by Commissioner \_\_\_\_\_, and upon being put to a vote, the vote was as follows:

<b>Commissioner Dave Kerner, Mayor</b>	_____
<b>Commissioner Robert S. Weinroth, Vice Mayor</b>	_____
<b>Commissioner Maria G. Marino</b>	_____
<b>Commissioner Gregg K. Weiss</b>	_____
<b>Commissioner Maria Sachs</b>	_____
<b>Commissioner Melissa McKinlay</b>	_____
<b>Commissioner Mack Bernard</b>	_____

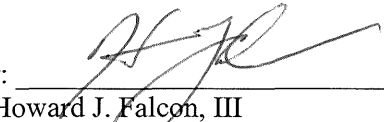
The Mayor thereupon declared the Resolution duly passed and adopted this \_\_\_\_\_ day of \_\_\_\_\_, 2021.

**PALM BEACH COUNTY, FLORIDA, a political  
Subdivision of the State of Florida**

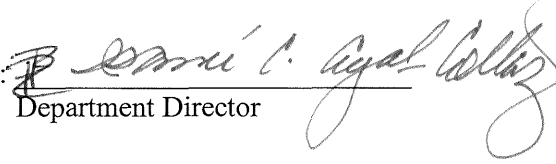
**JOSEPH ABRUZZO  
CLERK OF THE CIRCUIT COURT  
& COMPTROLLER**

By: \_\_\_\_\_  
Deputy Clerk

**APPROVED AS TO  
LEGAL SUFFICIENCY**

By:   
Howard J. Falcon, III  
Chief Assistant County Attorney

**APPROVED AS TO TERMS AND  
CONDITIONS**

By:   
Department Director

G:\PREM\PM\Dispositions\Mangonia Pk - West Court\Disposition\Resolution Mangonia HF approved  
8.18.docx

EXHIBIT "A"

COUNTY DEED



PREPARED BY AND RETURN TO:  
Natalia Restrepo, Real Estate Contract Analyst  
PALM BEACH COUNTY  
PROPERTY & REAL ESTATE MANAGEMENT DIVISION  
2633 Vista Parkway  
West Palm Beach, FL 33411-5605

PCN: 44-43-43-05-10-000-0070

## COUNTY DEED

**This COUNTY DEED**, made \_\_\_\_\_, by **PALM BEACH COUNTY**, a political subdivision of the State of Florida, by and through its Board of County Commissioners, whose legal mailing address is 2633 Vista Parkway, West Palm Beach, Florida 33411-5605, "County", and the **TOWN OF MANGONIA PARK**, a Florida Municipal Corporation, whose legal mailing address is 1755 East Tiffany Drive, Mangonia Park, FL 33407, "Town".

### WITNESSETH:

That County, for and in consideration of the sum of Ten and 00/100 (\$10.00) Dollars to it in hand paid by Town, the receipt whereof is hereby acknowledged, has granted, bargained and sold to Town, its successors and assigns forever, the following described land lying and being in Palm Beach County, Florida:

WEST COURT LT 7

THE ABOVE BEING THE REAL PROPERTY DESCRIBED UNDER TAX CERTIFICATE NUMBER 27944 IN THE TAX DEED RECORDED IN OFFICIAL RECORD BOOK 31880, PAGE 1763, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

Reserving, however, unto County, its successors and assigns, an undivided three-fourths ( $\frac{3}{4}$ ) interest in, and title in and to an undivided three-fourths ( $\frac{3}{4}$ ) interest in, all the phosphate, minerals, and metals that are or may be in, on, or under the said land and an undivided one-half ( $\frac{1}{2}$ ) interest in all petroleum that is or may be in, on, or under said land. The aforementioned reservation of phosphate, mineral, metals and petroleum rights shall not include and County hereby expressly releases any and all rights of entry and rights of exploration relating to such phosphate, mineral, metals and petroleum rights.

**IN WITNESS WHEREOF**, County 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:

**JOSEPH ABRUZZO**  
**CLERK OF THE CIRCUIT COURT**  
**& COMPTROLLER**

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

By: \_\_\_\_\_  
Deputy Clerk

By: \_\_\_\_\_  
Dave Kerner, Mayor

**APPROVED AS TO**  
**LEGAL SUFFICIENCY**

(OFFICIAL SEAL)

By: \_\_\_\_\_  
Chief Assistant County Attorney

Attachment #3  
County Deed (1 page)

PREPARED BY AND RETURN TO:  
Natalia Restrepo, Real Estate Contract Analyst  
PALM BEACH COUNTY  
PROPERTY & REAL ESTATE MANAGEMENT DIVISION  
2633 Vista Parkway  
West Palm Beach, FL 33411-5605

PCN: 44-43-43-05-10-000-0070

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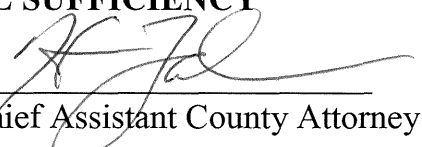
**JOSEPH ABRUZZO**  
**CLERK OF THE CIRCUIT COURT**  
**& COMPTROLLER**

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

By: \_\_\_\_\_  
Deputy Clerk

By: \_\_\_\_\_  
Dave Kerner, Mayor

**APPROVED AS TO**  
**LEGAL SUFFICIENCY**

By:   
Chief Assistant County Attorney

(OFFICIAL SEAL)

Attachment #4  
Letter to the Town of Mangonia Park (1 page)



**Facilities Development &  
Operations Department**

**Property & Real Estate  
Management Division**

2633 Vista Parkway

West Palm Beach, FL 33411

Telephone - (561) 233-0217

Facsimile (561) 233-0210

[www.pbcgov.com/fdo](http://www.pbcgov.com/fdo)



**Palm Beach County  
Board of County  
Commissioners**

Dave Kerner, Mayor

Robert S. Weinroth, Vice Mayor

Maria G. Marino

Gregg K. Weiss

Maria Sachs

Melissa McKinlay

Mack Bernard

**County Administrator**

Verdenia C. Baker

*"An Equal Opportunity  
Affirmative Action Employer"*

July 28, 2021

Mr. Ken Metcalf, Town Manager  
Town of Mangonia Park  
1755 East Tiffany Drive  
Mangonia Park, FL 33407

Re: Conveyance of Escheated Parcels to Town of Mangonia Park

Dear Mr. Metcalf:

Please be advised that the following property has escheated to Palm Beach County. Pursuant to Florida Statutes Section 197.592(3), staff intends to submit an agenda item to the Palm Beach County Board of County Commissioners to approve the conveyance of title to the Town of Mangonia Park for the following listed property.

**PCN#**  
44-43-43-05-10-000-0070

**ADDRESS**  
West Ct

Please contact Della M. Lowery at [dlowery@pbcgov.org](mailto:dlowery@pbcgov.org) or (561) 233-0239 if you have any questions. Upon approval, the County will record the quit claim deed and send you the original document.

Sincerely,

A handwritten signature in black ink, appearing to read "P. Bhogaita".

Purvi A. Bhogaita  
Director