



Legislation Details (With Text)

File #: ID#24-0345 **Version:** 1 **Name:** Real Property Transfer Agreement with the Community Service Foundation

Type: Action Item **Status:** Passed

File created: 3/15/2024 **In control:** Economic Development & Housing

On agenda: 4/4/2024 **Final action:** 4/4/2024

Title: Declare surplus for conveyance to Community Service Foundation, Inc. (CSF), certain real property located at 0 Lee St., for the purpose of development of affordable housing; approve the Real Property Transfer Agreement between the City and CSF; and authorize the appropriate officials to execute same together with all other instruments required to affect closing. (APH)

Sponsors:

Indexes:

Code sections:

Attachments: 1. Lee Street Transfer Agreement 3-28-24.pdf, 2. Lee Street letter of interest and supplements packet.pdf, 3. 0_Lee_Street.pdf

Date	Ver.	Action By	Action	Result
4/4/2024	1	City Council		
4/1/2024	1	Council Work Session		

SUBJECT/RECOMMENDATION:

Declare surplus for conveyance to Community Service Foundation, Inc. (CSF), certain real property located at 0 Lee St., for the purpose of development of affordable housing; approve the Real Property Transfer Agreement between the City and CSF; and authorize the appropriate officials to execute same together with all other instruments required to affect closing. (APH)

SUMMARY:

City-owned property located at 0 Lee St. (subject property) is .103 acres, zoned medium density residential and is currently an unimproved vacant parcel. The city acquired the property at no cost through escheatment in 1999 and it is not needed for city use.

According to the Pinellas County Property Appraiser’s website, the just market value is \$85,364.

A request for letters of interest was published on January 17, 2024. Interested parties were provided with 30 days to respond to the notice. Two responses were received, one from Jump Shot Hauling and Junk Removal and the other from CSF. Of the two responses received, only CSF’s response provided information required to properly evaluate the response. Therefore, staff is recommending the donation of the property to CSF for the deed restricted use of affordable housing. CSF plans to develop an income-restricted 750 sf, 2-bedroom, 1-bathroom home to be rented to a U.S. Military Veteran who is in need of housing. CSF anticipates that vertical construction will commence within three months and anticipates leasing the completed home within six months of the date of acquisition. The building will be constructed with Structall Building System’s steel insulated panels which combines framing, high efficiency insulation and sheathing in order to decrease construction time and increase the energy efficiency of the home.

APPROPRIATION CODE AND AMOUNT:

N/A

USE OF RESERVE FUNDS:

N/A

STRATEGIC PRIORITY:

Objective 2.4 - Supports equitable housing programs that promote household stability and reduces the incidence of homelessness within Clearwater.

