

ORDINANCE 24-__

AN ORDINANCE OF THE CITY OF PORT ST. LUCIE, FLORIDA, AUTHORIZING THE CONVEYANCE OF REAL PROPERTY DESCRIBED AS LOT 2, BLOCK 242, OF SOUTH PORT ST. LUCIE UNIT 17, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 19, PAGE 23, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, TO ISHRAT KHURSHID WITH METRO REALTY; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Port St. Lucie (“City”) acquired real property legally described as Lot 2, Block 242, of South Port St. Lucie Unit 17, a Subdivision According to the Plat thereof, Recorded in Plat Book 19, Page 23, of the Public Records of St. Lucie County, Florida (the “Property”), on April 2, 2024, from St. Lucie County through the tax deed escheatment process; and

WHEREAS, the Property is located within the Rivergreen Villas development along Veterans Memorial Parkway (across from Lyngate Park), which is a duplex-only community; and

WHEREAS, Ishrat Khurshid with Metro Realty is purchasing the lot adjacent to the Property and desires to purchase the Property from the City in order to construct a duplex; and

WHEREAS, the Property recently went before the High-Performance Public Spaces (“HPPS”) Team for review where it was determined there was no viable public purpose for the City to own half of a duplex lot in a residential community; therefore, the HPPS Team recommended the City sell the Property to Ishrat Khurshid with Metro Realty; and

WHEREAS, Ishrat Khurshid with Metro Realty has agreed to purchase the Property from the City for the appraised value; and

WHEREAS, City Policy #18-01ccd provides for two methods for disposal of surplus real property, auction or Request for Proposal, but further provides the City Council with the right to dispose of surplus real property by any other means in the best interest of the City, upon motion by the City Council; and

WHEREAS, after considering the factors set forth above, the City Council hereby approves the request to surplus the Property and dispose of the Property via a conveyance to Ishrat Khurshid with Metro Realty, as provided by City Policy #18-01ccd; and

WHEREAS, the City desires to convey the Property to Ishrat Khurshid with Metro Realty, and execute the Quit Claim Deed which is attached hereto as Exhibit “A” and incorporated herein.

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NOW, THEREFORE, THE CITY OF PORT ST. LUCIE HEREBY ORDAINS:

Section 1. Ratification of Recitals. The foregoing recitals are hereby ratified and confirmed as true and correct and are hereby made a part of this Ordinance.

Section 2. Authorization. The City Council of the City of Port St. Lucie hereby authorizes the conveyance of the Property to Ishrat Khurshid with Metro Realty and authorizes the City Manager, or his designee, to execute the Quit Claim Deed in substantially the same form as attached hereto as Exhibit “A”.

Section 3. Execution. The City Manager, or his designee, is hereby authorized to execute any and all documents and to take any other further action necessary to complete the conveyance of the Property to Ishrat Khurshid with Metro Realty.

Section 4. Conflict. If any ordinances, or parts of ordinances, are in conflict herewith this Ordinance shall control to the extent of the conflicting provisions.

Section 5. Severability. The provisions of this Ordinance are intended to be severable. If any provision of this Ordinance is determined to be void or is declared illegal, invalid, or unconstitutional by a Court of competent jurisdiction, the remainder of this Ordinance shall remain in full force and effect.

Section 6. Effective Date. This Ordinance shall become effective immediately after final adoption on second reading.

PASSED AND ADOPTED by the City Council of the City of Port St. Lucie, Florida, this ____ day of _____, 2024.

CITY COUNCIL
CITY OF PORT ST. LUCIE

By: _____
Shannon M. Martin, Mayor

ATTEST:

Sally Walsh, City Clerk

APPROVED AS TO FORM:

Richard Berrios, City Attorney