



Legislation Text

---

**File #:** 24-1351, **Version:** 1

---

**Interoffice Memorandum**

**DATE:** August 29, 2024

**TO:** Mayor Jerry L. Demings and County Commissioners

**THROUGH:** Mindy T. Cummings, Manager

**FROM:** Ana Alves, Program Manager

**CONTACT:** Mindy T. Cummings, Manager

**PHONE:** 407-836-7090

**DIVISION:** Real Estate Management Division

**ACTION REQUESTED:**

Approval and execution of Resolution of the Orange County Board of Commissioners regarding declaring County property as surplus and authorizing the Real Estate Management Division to sell the property at public sale by sealed bid in accordance with Section 125.35, Florida Statutes for S011 - 438 W. Kaley Street, Orlando, Florida 32806. District 6. **(Real Estate Management Division)**

**PROJECT:** S011 - 438 W. Kaley Street, Orlando, Florida 32806

**PURPOSE:** To provide authorization to sell County property surplus to the needs of Orange County, by public sale.

**ITEM:**

Resolution

Size: 1.73 acres

**BUDGET:** N/A

**REVENUE:** N/A

**FUNDS:** N/A

**APPROVALS:**

Real Estate Management Division

County Attorney's Office  
Administrative Services Department

**REMARKS:** The property located at 438 W. Kaley Street Orlando, Florida 32806 (Parcel ID: 02-23-29-1092-00-051) (Property), was originally purchased by the OnePulse Foundation, Inc. with funds from the Tourist Development Tax (TDT) fund. It was then conveyed to the County on April 1, 2024, in fee simple via Special Warranty Deed from OnePulse Foundation, Inc. The conveyance was the result of the Foundation being in breach of the Grant Award Agreement, in which the termination agreement required the transfer of the property back to the County.

This Resolution declares the Property as surplus to the needs of the County and authorizes and directs the Real Estate Management Division to offer the Property for sale pursuant to public sale, consistent with the provisions of Section 125.35(1)(c), Florida Statutes. The sale of the Property will return the Property to the tax roll, eliminate liability, and generate revenue that will be deposited back to the TDT fund.