

**INDIAN RIVER COUNTY, FLORIDA
MEMORANDUM**

TO: Jason E. Brown, County Administrator
THROUGH: Richard B. Szpyrka, P.E., Public Works Director
FROM: Monique Filipiak, Land Acquisition Specialist
SUBJECT: 26th Street – Advance Acquisition of Right-of-Way
 5836 26th Street, Vero Beach, FL 32966
 Owner: Faye Knight Coffman
DATE: July 23, 2018

DESCRIPTION AND CONDITIONS

Faye Knight Coffman owns a 0.53 acre parcel of property located at 5836 26th Street, Vero Beach, FL 32966. Staff was recently approached by Ms. Coffman who wants to sell the property. The subject property was built in 1954 and is zoned RS-3 Single-Family Residential District, up to three units/acres.

As part of the Indian River County Comprehensive Plan’s five-year Capital Improvement Element, the widening of 26th Street to four lanes between 58th and 66th Avenues, is included and allocates funds for the purchase of right-of-way. This parcel is located on the northeast corner of 58th Court and 26th Street and due to right of way needs for the project, acquisition of the parcel is warranted.

The County obtained an appraisal of the property indicating a value of \$165,000.00. The County offered \$165,000.00 to purchase the property. After a few weeks of negotiations all parties agreed on \$175,000.00 purchase price.

FUNDING

Funding for this expenditure is available from Acct #10215241-066120-16006 Traffic Impact Fees/ROW/26th Street/58th Ave to 66th Ave.

RECOMMENDATION

Staff recommends the Board approve the Purchase Agreement for the 0.53 acres of property located at 5836 26th Street, Vero Beach, FL 32966, and authorize the Chairman to execute the purchase agreement on behalf of the Board.

ATTACHMENTS

Purchase Agreement

APPROVED AGENDA ITEM FOR: August 14, 2018