

RESOLUTION

A RESOLUTION DETERMINING THAT THE 20.78 ACRES OWNED BY THE SCHOOL BOARD ON THE EAST SIDE OF CR 315 OF GREEN COVE SPRINGS AND MORE PARTICULARLY DESCRIBED HEREIN IS UNNECESSARY FOR EDUCATIONAL PURPOSES; AUTHORIZING DISPOSAL THEREOF IN THE BEST INTEREST OF THE PUBLIC; AND DETERMINING IT TO BE IN THE BEST INTEREST OF THE PUBLIC TO EXCHANGE THIS PROPERTY FOR 20.90 ACRES ON THE WEST SIDE OF CR 315, GREEN COVE SPRINGS, OWNED BY PETERS CREEK INVESTMENTS, LLP, AND FOR OTHER COMMITMENTS BY PETERS CREEK INVESTMENTS, LLP.

WHEREAS, Florida Statute 1013.28 requires a determination that the real property, to-wit as shown in Exhibit "A" is unnecessary for educational purposes.

NOW, THEREFORE, BE IT RESOLVED by the School Board of Clay County, Florida, that it is in the best interest of the public to exchange such property, being 20.78 acres in size to Peters Creek Investments, LLP, for 20.90 acres on the west side of CR 315 as set forth in an Agreement of even date herewith.

Adopted and approved this 15th day of January, 2015.

THE SCHOOL BOARD OF CLAY COUNTY, FLORIDA

By: _____
JOHNNA MCKINNON

BETSY CONDON

ASHLEY GILHOUSEN

JANICE KEREKES

CAROL STUDDARD

Attest:

CHARLES E. VAN ZANT, JR.
Superintendent

EXHIBIT A

A PARCEL OF LAND SITUATED IN SECTION 32, TOWNSHIP 5 SOUTH, RANGE 26 EAST, CLAY COUNTY, FLORIDA; SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF SAID SECTION 32; THENCE ON THE SOUTH LINE THEREOF RUN NORTH 89 DEGREES 03 MINUTES 24 SECONDS EAST 42.09 FEET TO THE EAST LINE OF COUNTY ROAD NO. C-315; THENCE ON LAST SAID LINE RUN THE FOLLOWING 3 COURSES: 1) NORTHERLY ON THE ARC OF A CURVE CONCAVE TO THE EASTERLY AND HAVING A RADIUS OF 11419.16 FEET, A CHORD DISTANCE OF 216.41 FEET, THE BEARING OF SAID CHORD BEING NORTH 01 DEGREE 15 MINUTES 14 SECONDS EAST; 2) NORTH 01 DEGREE 47 MINUTES 45 SECONDS EAST 492.71 FEET TO THE POINT OF BEGINNING; 3) NORTH 01 DEGREE 47 MINUTES 45 SECONDS EAST 871.34 FEET; THENCE SOUTH 88 DEGREES 12 MINUTES 15 SECONDS EAST 449.04 FEET; THENCE SOUTH 83 DEGREES 33 MINUTES 20 SECONDS EAST 94.01 FEET; THENCE SOUTH 75 DEGREES 19 MINUTES 15 SECONDS EAST 72.56 FEET; THENCE SOUTH 71 DEGREES 44 MINUTES 04 SECONDS EAST 91.71 FEET; THENCE SOUTH 69 DEGREES 01 MINUTE 44 SECONDS EAST 44.85 FEET; THENCE SOUTH 63 DEGREES 36 MINUTES 29 SECONDS EAST 45.00 FEET; THENCE NORTH 29 DEGREES 06 MINUTES 25 SECONDS EAST 120.00 FEET; THENCE SOUTHEASTERLY ON THE ARC OF A CURVE CONCAVE TO THE SOUTHWESTERLY AND HAVING A RADIUS OF 595.00 FEET, RUN A CHORD DISTANCE OF 175.37 FEET, THE BEARING OF SAID CHORD BEING SOUTH 52 DEGREES 25 MINUTES 07 SECONDS EAST; THENCE SOUTH 46 DEGREES 03 MINUTES 21 SECONDS WEST 120.00 FEET; THENCE SOUTH 39 DEGREES 51 MINUTES 03 SECONDS EAST 67.81 FEET; THENCE SOUTH 31 DEGREES 39 MINUTES 51 SECONDS EAST 67.81 FEET; THENCE SOUTH 23 DEGREES 28 MINUTES 39 SECONDS EAST 67.81 FEET; THENCE SOUTH 15 DEGREES 17 MINUTES 27 SECONDS EAST 67.81 FEET; THENCE SOUTH 07 DEGREES 06 MINUTES 15 SECONDS EAST 67.81 FEET; THENCE SOUTH 00 DEGREES 36 MINUTES 27 SECONDS EAST 39.84 FEET; THENCE SOUTH 01 DEGREE 47 MINUTES 45 SECONDS WEST 131.07 FEET; THENCE NORTH 81 DEGREES 06 MINUTES 18 SECONDS EAST 124.33 FEET; THENCE SOUTHEASTERLY ON THE ARC OF A CURVE CONCAVE TO THE NORTHEASTERLY AND HAVING A RADIUS OF 125.00 FEET, RUN A CHORD DISTANCE OF 143.18 FEET, THE BEARING OF SAID CHORD BEING SOUTH 43 DEGREES 50 MINUTES 07 SECONDS EAST; THENCE SOUTH 33 DEGREES 48 MINUTES 23 SECONDS WEST 186.22 FEET; THENCE NORTH 88 DEGREES 12 MINUTES 15 SECONDS WEST 1167.57 FEET TO THE POINT OF BEGINNING, BEING 20.781 ACRES, MORE OR LESS, IN AREA.

EDUCATIONAL PLANT FIVE YEAR SURVEY REPORT

District:

10-CLAY COUNTY SCHOOL DISTRICT

Survey:

Survey: 5 - Version: 2

Status:

Active Pending

District Name:

CLAY COUNTY SCHOOL DISTRICT

Survey:

Number 5 - Version 2

Facility Name:

CLAY SUPERINTENDENT'S OFFICE

Address:

2233 VILLAGE SQUARE PARKWAY, ORANGE PARK

	Existing	Recommended
Capital Outlay Classification	6 - ANCILLARY RECOMMENDED FOR CONTINUED USE	6 - ANCILLARY RECOMMENDED FOR CONTINUED USE
Facility Use	ALTERNATIVE EDUCATION	COUNTY ADMINISTRATION
Low Grade	COUNTY ADMINISTRATION	COUNTY ADMINISTRATION
High Grade	COUNTY ADMINISTRATION	COUNTY ADMINISTRATION
Comments		

	Existing	Student Stations Added/Reduced(+ or -)	Recommended
Perm. Stations	0	0	0
Reloc. Stations	0	0	0
Mod. Stations	0	0	0
Total Stations	0	0	0
Utilization Factor	100%		0%
School Capacity	0		0
COFTE Student Membership	90		0
Survey Annotation	Other - paving existing gravel parking lot Parcel 52 is a parcel in FISH not associated with a facility. The School District is swapping this parcel for a parcel of equal value and size across the road.		

New Site Cost	Site Expansion	Site Development	Site Improvement	Remodeling Cost	Renovation Cost	New Construction Cost
\$0	\$0	\$0	\$270,000	\$0	\$2,817,477	\$0
Estimated Total Project Cost					\$3,087,477	

CLAY SUPERINTENDENT'S OFFICE	Parcel	Building	Description	Total NSF	Change In Station Count	Calculated Cost	Cost Per NSF	Cost Per Station
Renovation 2015			Renovating: Apply Painting, Floor Cover, Electrical, Plumbing, Windows, Lighting, Restrooms, HVAC Systems, Bell/Fire Alarm Systems, Retrofit for Technology to the entire facility CLAY SUPERINTENDENT'S OFFICE.	40,833	0	\$2,817,477	\$69	\$0