

ORDINANCE NO. XXXX

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PINELLAS PARK, PINELLAS COUNTY, FLORIDA, ADOPTING THE COMMUNITY REDEVELOPMENT PLAN UPDATE FOR THE PINELLAS PARK COMMUNITY REDEVELOPMENT AREA; PROVIDING FOR AN EXPANSION OF THE COMMUNITY REDEVELOPMENT AREA BOUNDARIES; PROVIDING FOR AN EXTENSION OF THE COMMUNITY REDEVELOPMENT AGENCY'S OPERATIONAL TIMEFRAME, PURSUANT TO THE COMMUNITY REDEVELOPMENT ACT OF 1969, CHAPTER 163, PART III, FLORIDA STATUTES AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Florida legislature enacted the Community Redevelopment Act of 1969 (Chapter 163), in order to provide certain redevelopment powers to eligible municipalities; and

WHEREAS, the City Council of the City of Pinellas Park, Florida conducted a Finding of Necessity in accordance with Florida Statute Chapter 163.340 to establish the Community Redevelopment Agency district of Pinellas Park in 1988; and

WHEREAS, the Pinellas County Board of County Commissioners (a Home Rule Charter County) adopted a Delegation of Authority Resolution 88-496 authorizing the City of Pinellas Park to establish a Community Redevelopment Agency; and

WHEREAS, the Community Redevelopment Agency district of Pinellas Park was adopted by Resolution 88-76 in 1988 to rehabilitate, conserve, redevelop, or perform activities of a combination thereof; and

WHEREAS, the Community Redevelopment Agency prepared and adopted the *Pinellas Park Community Redevelopment Plan* in August, 1990 which identified a preferred redevelopment strategy and associated programming and infrastructure improvements to address

the documented conditions of blight within the Pinellas Park Community Redevelopment Area; and

WHEREAS, in 2015 the Pinellas Park City Council and the Pinellas Park Community Redevelopment Agency performed a Blight Recertification Study that identified the continued presence of conditions of slum and blight within the Pinellas Park Community Redevelopment Area; and

WHEREAS, the Pinellas Park Community Redevelopment Agency authorized the update of the *1990 Pinellas Park Community Redevelopment Plan* in April 2018 to continue to address the aforementioned conditions of slum and blight; and

WHEREAS, in 2018, the City of Pinellas Park performed a Finding of Necessity Study that determined that blight conditions were present in the proposed expansion areas and this satisfied Florida Statute Chapter 163.340 requirements to expand the Pinellas Park Community Redevelopment Area boundaries; and

WHEREAS, in 2018, the City of Pinellas Park performed an evaluation (using the adopted Pinellas County Criteria for Eligibility and Local District Designation) of the existing Pinellas Park Community Redevelopment Area and the proposed expansion area to determine if the existing Pinellas Park Community Redevelopment Area satisfied the Pinellas County criteria for an extension of the operational time of the Community Redevelopment Agency, and to determine if the proposed expansion area of the Pinellas Park Community Redevelopment Agency satisfied the Pinellas County criteria for inclusion in

the Pinellas Park Community Redevelopment Area; and

WHEREAS, the findings of the 2018 Pinellas County Criteria for Eligibility and Local District Designation evaluation determined that: (a) the existing Pinellas Park Community Redevelopment Area qualified as an Urban Revitalization Area with a potential operational timeframe of up to 30 additional years with a review at 15 years and a potential Tax Increment Fund participation rate by the County of up to 95% of the collected tax increment; (b) the proposed expansion area of the Pinellas Park Community Redevelopment Area also qualified as an Urban Revitalization Area with a potential operational timeframe of up to 30 additional years with a review at 15 years and a potential Tax Increment Fund participation rate by the County of up to 95% of the collected tax increment; and

WHEREAS, the Pinellas Park Community Redevelopment Agency created an online informational website that addressed the Community Redevelopment Plan update and provided residents, business owners and operators, and the general public an opportunity to provide their input via an online survey; and

WHEREAS, the Pinellas Park Community Redevelopment Agency facilitated stakeholder interviews on June 26, 2018 to solicit public input and present the Pinellas Park Community Redevelopment Plan update to the residents, business owners and operators and general public; and

WHEREAS, the Pinellas Park Community Redevelopment Agency hosted a day long Open House Public Workshop on August 10, 2018

to solicit public input and present the Pinellas Park Community Redevelopment Plan update process to the residents, business owners and operators and general public; and

WHEREAS, the Pinellas Park Community Redevelopment Agency hosted an Idea Booth on November 30, 2018 at the City's annual Holiday in the Park event to solicit additional public input and present the Pinellas Park Community Redevelopment Plan update process to the residents, business owners and operators and general public; and

WHEREAS, in December 2018 the Pinellas Park City Council adopted Resolution 18-33 to expand the Pinellas Park Community Redevelopment Area boundaries to include the parcels evaluated in the Pinellas County criteria for Eligibility and Local Designation Study and also evaluated in the Finding of Necessity Study; and

WHEREAS, the Pinellas Park Community Redevelopment Agency facilitated Community Visioning and Design Workshops on February 7 and 26, 2019 to develop a community vision for the Pinellas Park Community Redevelopment Area and to identify development preferences; and

WHEREAS, the Pinellas Park Community Redevelopment Agency presented the output of the Community Visioning and Design Workshops on March 26, 2019, for additional public input and review; and

WHEREAS, the Pinellas Park Community Redevelopment Agency has developed the *2019 Pinellas Park Community Redevelopment Plan*

which identifies catalytic public investments, public improvements and strategies to address the aforementioned conditions of blight; and

WHEREAS, the *2019 Pinellas Park Community Redevelopment Plan* was presented to the Pinellas Park Community Redevelopment Agency at its June 25, 2019 meeting to solicit input and comment from the Community Redevelopment Agency and the residents and business owners of Pinellas Park; and

WHEREAS, the *2019 Pinellas Park Community Redevelopment Plan* was presented to the Pinellas Park Planning and Zoning Commission, that acts as the City's Local Planning Agency (LPA), at its August 1, 2019 and September 12, 2019 meeting for review and a determination of consistency with the Goals, Objectives and Policies of the City's adopted Comprehensive Plan; and

WHEREAS, Pinellas Park, has closely coordinated with Pinellas County Government representatives during the entire Community Redevelopment Plan update process and anticipates the Pinellas County Commission to adopt a corresponding Delegation of Authority Resolution to authorize the expansion of the Pinellas Park Community Redevelopment Area boundaries, the extension of the Pinellas Park Community Redevelopment Agency's operational timeframe through 2048 and the County's continued participation in Tax Increment Fund contributions thereof; and

WHEREAS, the Pinellas Park Community Redevelopment Agency and the Pinellas Park City Council have met with the City's Local Planning Agency to review its determination of consistency with

the Goals, Objectives and Policies of the City's adopted Comprehensive Plan, and both the Pinellas Park Community Redevelopment Agency and the Pinellas Park City Council have determined that the proposed 2019 Pinellas Park Community Redevelopment Plan is consistent with the Goals, Objectives and Policies of the City's adopted Comprehensive Plan; and

WHEREAS, the Pinellas Park City Council has caused a public notice to be published and a notice mailed to each taxing authority as required by Section 163.346, Florida Statutes, and a public hearing to be noticed, scheduled and held as required by Section 163.361(2), Florida Statutes.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF PINELLAS PARK, PINELLAS COUNTY, FLORIDA, AS FOLLOWS:

SECTION ONE: The Findings of Necessity Study has been completed in accordance with *Chapter 163.355, Florida Statutes*.

SECTION TWO: The update of the Pinellas Park Community Redevelopment Area Plan has been completed in accordance with *Chapter(s) 163.361 & 163.362, Florida Statutes*.

SECTION THREE: That there still exists a blighted area or areas in the Pinellas Park Community Redevelopment Area, and that the rehabilitation, conservation, or redevelopment, or a combination thereof of the area so defined is necessary in the interest of the public safety, morals, or welfare of the residents of the City of Pinellas Park.

SECTION FOUR: The 2019 Pinellas Park Community Redevelopment Plan update identifies catalytic public investments, public improvements and strategies to address the aforementioned conditions of blight and provides guidance and direction for the Pinellas Park Community Redevelopment Agency activities and programs.

SECTION FIVE: Upon adoption of the Delegation of Authority Resolution by Pinellas County Government the implementation period for the 2019 Pinellas Park Community Redevelopment Plan update through 2048.

SECTION SIX: That this Ordinance shall become effective immediately upon adoption, as provided by law.

PUBLISHED THE _____ & _____ DAY OF _____, 2019.

FIRST READING THE _____ DAY OF _____, 2019.

1ST PUBLIC HEARING THE _____ DAY OF _____, 2019.

2ND PUBLIC HEARING THE _____ DAY OF _____, 2019.

ADOPTED THIS _____ DAY OF _____, 2019.

AYES:

NAYES:

ABSENT:

ABSTAIN:

APPROVED THIS _____ DAY OF _____, 2019.

Sandra L. Bradbury
MAYOR

ATTEST:

Diane M. Corna, MMC
CITY CLERK



2019

PINELLAS PARK

COMMUNITY REDEVELOPMENT PLAN

DRAFT 2020

PLAN CONTRIBUTORS

COMMUNITY REDEVELOPMENT AGENCY GOVERNING BOARD

Hon. Sandra Bradbury, Mayor

Hon. Keith V. Sabiel, Vice Mayor

Hon. Rick Butler

Hon. Patricia Johnson

Hon. Jerry Mullins

CITY OF PINELLAS PARK

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PINELLAS COUNTY GOVERNMENT

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CONSULTANT

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1.

INTRODUCTION

INTRODUCTION

PINELLAS PARK HISTORICAL PERSPECTIVE

The history of Pinellas Park dates back to 1911 when Frank Allston Davis, a Philadelphia publisher, purchased 12,800 acres of land from Hamilton Disston and founded Pinellas Park. Davis had traveled to the area in 1890 and felt improvement in his muscular rheumatism and advertised for Florida in one of his journals. He later formed a company called the Florida Association and, in conjunction with his brother and P. J. McDevitt, produced brochures to attract northerners, mainly from Pennsylvania and Ohio, to Pinellas Park touting the pleasant climate and superior agricultural conditions of the area, especially for sugar cane. One brochure referred to Pinellas Park as the "Wonder City" for its "marvelous growth." McDevitt set up a land office, loan agency, first drainage district, and financed the first Catholic church in Pinellas Park. He became the first mayor of the city. The Florida Association offered a free lot in the city for the purchase of 10 acres of nearby farmland, resulting in 111 farm sales from 1910 to 1912.



F.A. Davis

By 1912, there were 50 families living in Pinellas Park. This was a busy year: Colonel O.N. Byers opened a well-stocked general store which also functioned as the town's post office; Pinellas Park proudly showed off its very own railroad station, a bus line was formed, and a Methodist church was built. Shortly after, two more churches were built (Presbyterian church and Sacred Heart church), and the city fire and police forces were organized. The City was officially incorporated on October 14, 1914.

60th. Street formerly 32nd. Street
First Town Hall & Fire Department



Photos: Approx 1914, Built: 1912 Torn down: 1969
32nd. Street at 8th. Avenue - 1969 address: 7625 & 7645 60th. Street

37.11



There were three key elements that allowed the newly formed Pinellas Park to prosper¹.

- The Tampa & Gulf Coast Railroad (subsequently Seaboard Coast Line, Atlantic Coast Line and CSX), which included a Pinellas Park station, established access to the new town in 1914;
- The 1916 construction of the Cross Bayou Canal and related work of the Pinellas Park Drainage District drained the swamps, allowing farming and later development to take place; and
- The implementation of the 1923 County Roadway System Plan which resulted in Pinellas Park being the crossroads of Pinellas County.

The residents enjoyed the prosperity of the town in the early 20th century, until the effects of the Great Depression started to make their way to this part of the country. Many Pinellas Park residents sought employment elsewhere, leaving only a few hundred residents in the city by 1935. After World War II, the Town began prospering again and the population grew to about 2,000 by 1950. The Florida Legislature designated the Town of Pinellas Park as a City in 1959. The small agricultural community of Pinellas Park grew in response to commercial development along its major roadways and the growth of St. Petersburg to the south. Growth of the City continued, facilitated by its prime location and abundance of industrial property. The city has also expanded its boundaries, through voluntary annexation, from 7.41 square miles in 1950 to 16.56 square miles in 2018. The 104-year old Wonder City is now the fourth largest city in Pinellas County.



¹ According to the Community Information Package which was prepared by the City of Pinellas Park in 2015.

ESTABLISHING THE COMMUNITY REDEVELOPMENT AGENCY

In May of 1988, the City of Pinellas Park adopted Resolution 88-7 recognizing that specific conditions of slum and blight existed in the central core of the City. In November of 1988, the Pinellas County Board of County Commissioners adopted Resolution 88-496 which delegated power to the City of Pinellas Park to establish a Redevelopment District. This partnership between the City of Pinellas Park and Pinellas County was forged to address the conditions of slum and blight identified as present in the community redevelopment area. In 1988, by Resolution No. 88-76, the City created the Pinellas Park Community Redevelopment Agency, the Pinellas Park Redevelopment District and the Tax Increment Finance District to provide an agency with the power and financial resources to address the blighted conditions according to Florida Statutes, Chapter 163.340 (8)(A). The initial Pinellas Park Community Redevelopment Plan was adopted by the City Council on August 16, 1990. The Redevelopment Plan sets out goals and objectives for the implementation of the plan, which in turn will lead to the revitalization of the area.

RESETTING THE "BASE YEAR" - THE LOST DECADES

Entering 1997, after a series of economic downturns in the national and local economies, the taxable values within the Pinellas Park Community Redevelopment Area has depreciated well below the base year value of the area in 1988. The depreciation was to such an extent that the potential generation of any tax increment revenue was not anticipated to occur in the foreseeable future. The tax increment revenue that funds the CRA's operations and projects is based on increased taxable values within the CRA being greater than the value of the base year.

To address this issue and to enable the Pinellas Park CRA to generate TIF revenue to fund operations and the implementation of redevelopment projects identified in the 1990 CRA Plan, the Pinellas Park City Council and the Pinellas County Board of County Commissioners agreed to reset the Pinellas Park CRA base year values to the 1997 taxable value of the properties within the CRA.

The base year reset, the slow economic recovery within the Community Redevelopment Area and associated increasing taxable values within CRA enabled the Pinellas Park CRA to begin to generate Tax Increment Fund revenue to operate the CRA, begin to implement the projects and programming identified in the 1990 Community Redevelopment Plan and address the lost decades of Tax Increment Revenue generation.

IMPLEMENTING THE 1990 COMMUNITY REDEVELOPMENT PLAN

The Pinellas Park Community Redevelopment agency has accomplished or partially accomplished the majority of the objectives and capital improvement projects identified in the 1990 Redevelopment Plan. Items that have not been fully addressed include the re-zoning and overlay districts set out in the original plan, and transportation goals. The Activity Centers established in the 1990 plan are not discussed in the City's Land Development Code, nor are some of the re-zoning recommendations. Similarly, architectural design guidelines within the CRA and an architectural review committee were not established. Some transportation initiatives including traffic studies, community surveys, transit service improvements, and policy goals have not yet been achieved.

CONDITIONS OF SLUM AND BLIGHT STILL PRESENT

2015 BLIGHT RECERTIFICATION STUDY

While the City and Community Redevelopment Agency have implemented the majority of the redevelopment objectives and projects identified in the 1990 Community Redevelopment Plan. Success has only been partially realized and conditions of slum and blight were still present within the Pinellas Park Community Redevelopment Area. In 2015 the City of Pinellas Park completed a Recertification Study of the Community Redevelopment Area to determine if conditions of slum and blight, identified in 1988, were still present in the Community Redevelopment Area. The findings of the Recertification Study stated, " While the above

mitigation efforts have been successful in improving the conditions, many of the blighting conditions still exist, even if to a lesser degree. Other measures of blight cannot be easily remedied. Many of these conditions are still present in the CRA, and continue to cause the area to meet the definition of blight. These conditions include:

- Defective street layout.
- Inadequate parking.
- A predominance of old building, structures, many of which exhibit substandard conditions.
- A predominance of open drainage networks.
- Insufficient water systems in terms of volume pressures and fire hydrant availability.
- The commercial area fails to meet professionally recognized aesthetic and functional design parameters, and exemplifies most blight facets of a visual and physical inventory.
- Congested roadways.
- Faulty lot layout in terms of size, frontage, and accessibility.
- Commercial vacancy rate.
- Great diversity of home ownership.
- General deterioration of improvements, especially drainage and roadways.

In addition to the above blighting conditions that are present in the CRA, public improvements throughout the CRA are deteriorated, including streets, sidewalks, water and drainage systems. By these statutory criteria, and despite efforts to improve the situation, the Pinellas Park CRA continues to show conditions of blight.”¹

GAP ANALYSIS - 2018

S&ME completed a review of the 1990 Pinellas Park Community Redevelopment Plan’s Goals and Objectives (Gap Analysis) to determine their level of attainment or “realization” by the Pinellas Park Community Redevelopment Agency. The achievements of the Pinellas Park CRA were graded using the terms realized (R), not realized (NR), and partially realized (PR). Additionally, the review evaluated new businesses listed in annual reports and identified businesses still in operation and categorized them by sector. The findings of the review details are compiled in the Technical Memorandum #1 which is located in the Appendix of

this document. The “Gap” Analysis and new business analysis identifies what businesses are thriving in the CRA, and what was planned to be completed in the 1990 Redevelopment Plan versus what was actually completed to date.

The Pinellas Park Community Redevelopment agency has accomplished or partially accomplished almost all of the objectives and capital improvement projects identified in the 1990 Redevelopment Plan.

The only notable “Gaps” or variation from the 1990 Redevelopment Plan’s planned tasks and accomplished tasks deal with re-zoning and overlay districts set out in the original plan, and transportation goals. The Activity Centers established in the 1990 plan are not discussed in the City’s Land Development Code, nor are some of the re-zoning recommendations. Similarly, architectural design guidelines within the CRA and an architectural review committee were not established. Some transportation initiatives including traffic studies, community surveys, transit service improvements, and policy goals have not yet been achieved. ***Overall the Pinellas Park CRA has accomplished a great majority of capital projects and is continuing progress on almost all of the 1990 redevelopment objectives. Specific challenges remain, however these accomplishments and ongoing progress provide a strong base for future improvements and additional economic activation of the redevelopment area.***

2018 PINELLAS COUNTY CRITERIA FOR ELIGIBILITY AND LOCAL DISTRICT DESIGNATION (PINELLAS COUNTY)

In 2018, at the direction of Pinellas County Government staff and leadership, the City of Pinellas Park evaluated the existing Pinellas Park CRA area and the proposed CRA expansion area to determine if the conditions addressed the County's criteria for local districts to expand their areas, extend their operational timeframes and determine the potential level of Pinellas County participation (contributions) in the Pinellas Park CRA Tax Increment Fund. Earlier in 2018, City of Pinellas Park staff had been encouraged by Pinellas County Government staff and leadership to examine the possibility of expanding the Pinellas Park CRA boundaries so as to abut to the Lealman Community Redevelopment Area's boundaries. The summary scorecard of findings of the Pinellas County Criteria for Eligibility and Local District Designation is shown below.

Based on the findings of the report and aforementioned Pinellas County Criteria for Eligibility and Local Designation, the existing Pinellas Park CRA and the proposed CRA expansion areas qualify as an Urban Revitalization Area with a potential operational timeframe of up to 30 additional years with a review at 15 years and a potential Tax Increment Fund participation rate by the County of up to 95% of the collected tax increment.

Table 1-1. Pinellas County Special District Criteria

Category	Max Points	Existing CRA Points	Proposed FON Points
Economic Potential	2	1	1
	2	2	2
	11	11	11
CDBG	10	0	10
Coastal High Hazard	5	0	0
Average Age of Housing Stock	10	10	10
Demonstrated Blight Factors	10	10	10
Unemployment	20	20	15
Poverty	15	15	11
Median Per Capita Income	15	11	11
Change in Labor Force Employment	10	-	-
Median Residential Values	15	15	15
Subtotal	125	95	86

Source: Criteria for Eligibility and Local Designation Report, Pinellas Park, S&ME, 2018.

¹ The City of Pinellas Park Community Redevelopment Area Recertification, City of Pinellas Park, 2015.

2018 FINDING OF NECESSITY STUDY (FLORIDA STATUTES)

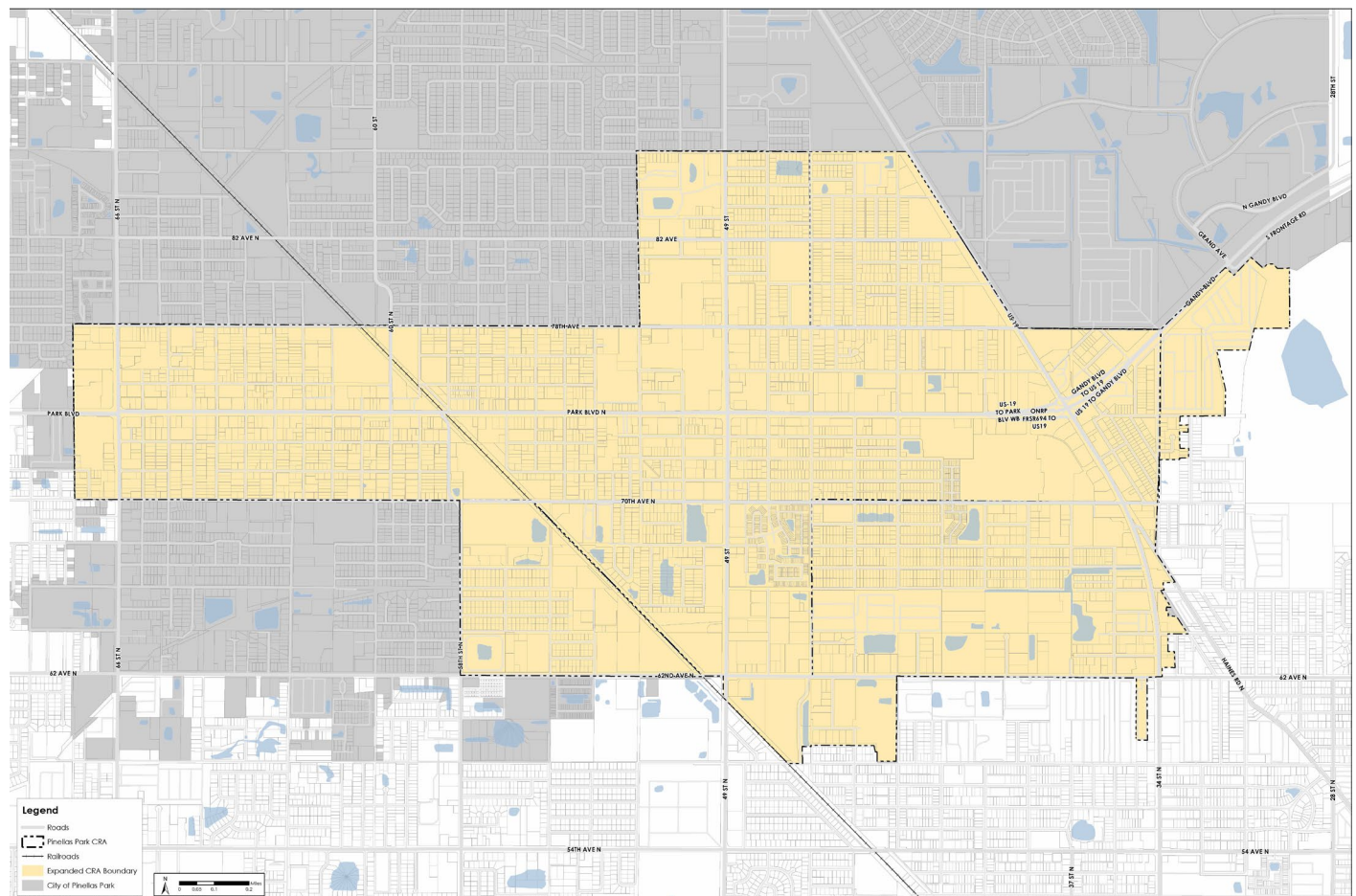
In addition to the Pinellas County Eligibility and Local Designation requirements, the City also performed a Finding of Necessity Study to determine if the presence of conditions of slum and blight, exist within the proposed CRA expansion area in accordance with Section 163.340, Florida Statutes (F.S.). The findings of the Study show the presence of slum and blight conditions (as per State statute) within the proposed expansion area of the Pinellas Park Community Redevelopment Area and justified the inclusion of those parcels within the existing Pinellas Park CRA boundaries. In December of 2018, the Pinellas Park City Council adopted Resolution 18-33 to expand the Pinellas Park CRA boundaries to include the parcels evaluated in the Pinellas County Criteria for Eligibility and Local Designation Study and also evaluated in the Finding of Necessity Study.

PINELLAS PARK COMMUNITY REDEVELOPMENT AREA

The Pinellas Park Community Redevelopment Area is shown on Map 1-1. The Pinellas Park Community Redevelopment Area comprises 2,481 acres.

The Pinellas Park Community Redevelopment Plan update addresses the expanded Pinellas Park Community Redevelopment shown below.

MAP 1-1 PINELLAS PARK CRA



ACCOMPLISHMENTS AND CONTINUING CHALLENGES OF SLUM AND BLIGHT

While the Pinellas Park Community Redevelopment Agency and the City have accomplished or partially accomplished a majority of the objectives and capital improvement projects identified in the 1990 Redevelopment Plan, longstanding challenges to the City of Pinellas Park and the Community Redevelopment Area remain. These challenges include the lack of a defined City Center, disparate and disconnected City assets and amenities, transportation challenges including connectivity, a lack of transportation alternatives and safety and a declining housing stock.

In order to maintain the character of Pinellas Park, build upon previous CRA capital investments and best position the Community Redevelopment Area for continued economic revitalization, we offer the following Three-Point Action Plan:

1. Establish Community and a “Sense of Place” within the Community Redevelopment Area.
2. Grow Local: Encourage local business expansions, new business development and start-ups and continue the growth and support of the emerging arts scene.
3. Build Connections: Reinforce safe, multimodal connections to core businesses, public spaces, employment centers, and local destinations.

These Strategic Goals and their associated objectives and projects are presented within the following redevelopment plan update.

The Pinellas Park Community Redevelopment Agency through its projects and programming has halted the decline of the Community Redevelopment Area, however the area still has significant conditions of slum and blight present that are not present in others areas of the city of Pinellas Park or Pinellas County. Through the continued coordination of the City of Pinellas Park, the Community Redevelopment Agency, Pinellas County Government and the local residents and business community, the implementation of the projects and programs contained within the Community Redevelopment Plan can address these challenges of

slum and blight and develop a stronger, safer and more successful community.

To complement the Three-Point Action Plan, comprehensive day-to-day, goals and policies have been developed. These address community redevelopment agency activities including:

- Administration
- Housing
- Regulatory Environment
- Community & Culture
- Infrastructure
- Public Spaces & Amenities
- Public Safety & Health

COMMUNITY OUTREACH EVENTS

The update of the Pinellas Park Community Redevelopment Plan was based on public input and participation of the community to identify key issues, concerns and community needs. Several different methods of public involvement were utilized to maximize the opportunity for participation in the process. The public participation events included:

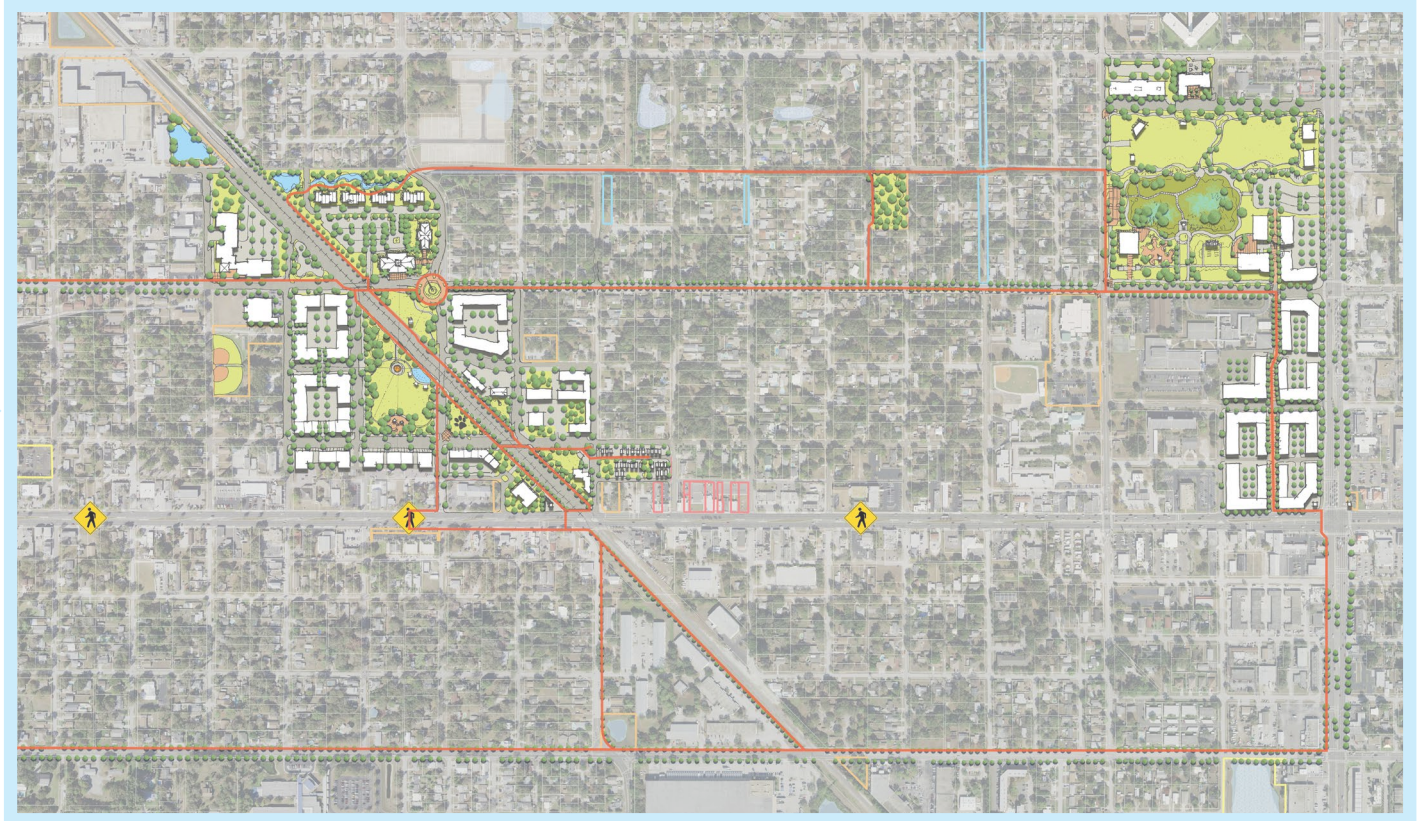
- One-on-one Stakeholder Interviews, June 26, 2018
- All-Day Open House Workshop, August 10, 2018
- Holiday in the Park Community Input and Ideas Booth, November 30, 2018
- On-Line Community Survey and Project Website, April 2018-May 2019
- Community Visioning and Design Workshop #1, February 7, 2019
- Community Visioning and Design Workshop #2, February 26, 2019
- Presentation of Preliminary Design Concepts, March 26, 2019



COMMUNITY DRIVEN MASTER PLAN

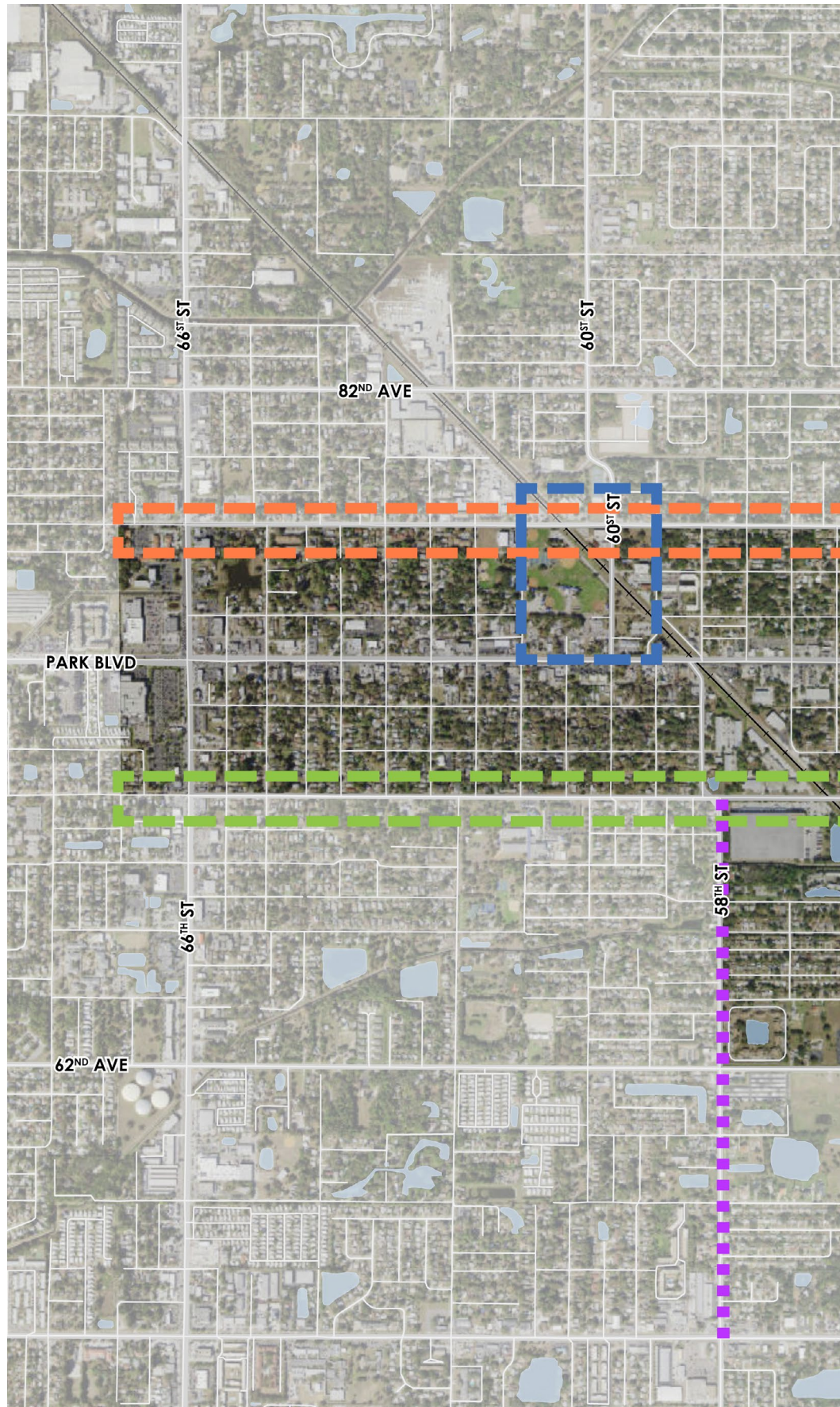
The Conceptual Master Plan for the Pinellas Park Community Redevelopment Area was developed through the series of public outreach activities, community input events and workshops. The Conceptual Master Plan depicts strategic capital investments that may be made by the Pinellas Park Community Redevelopment Agency to address conditions of blight and public safety concerns while preparing and positioning the CRA and the City to realize its long-term Community Vision.

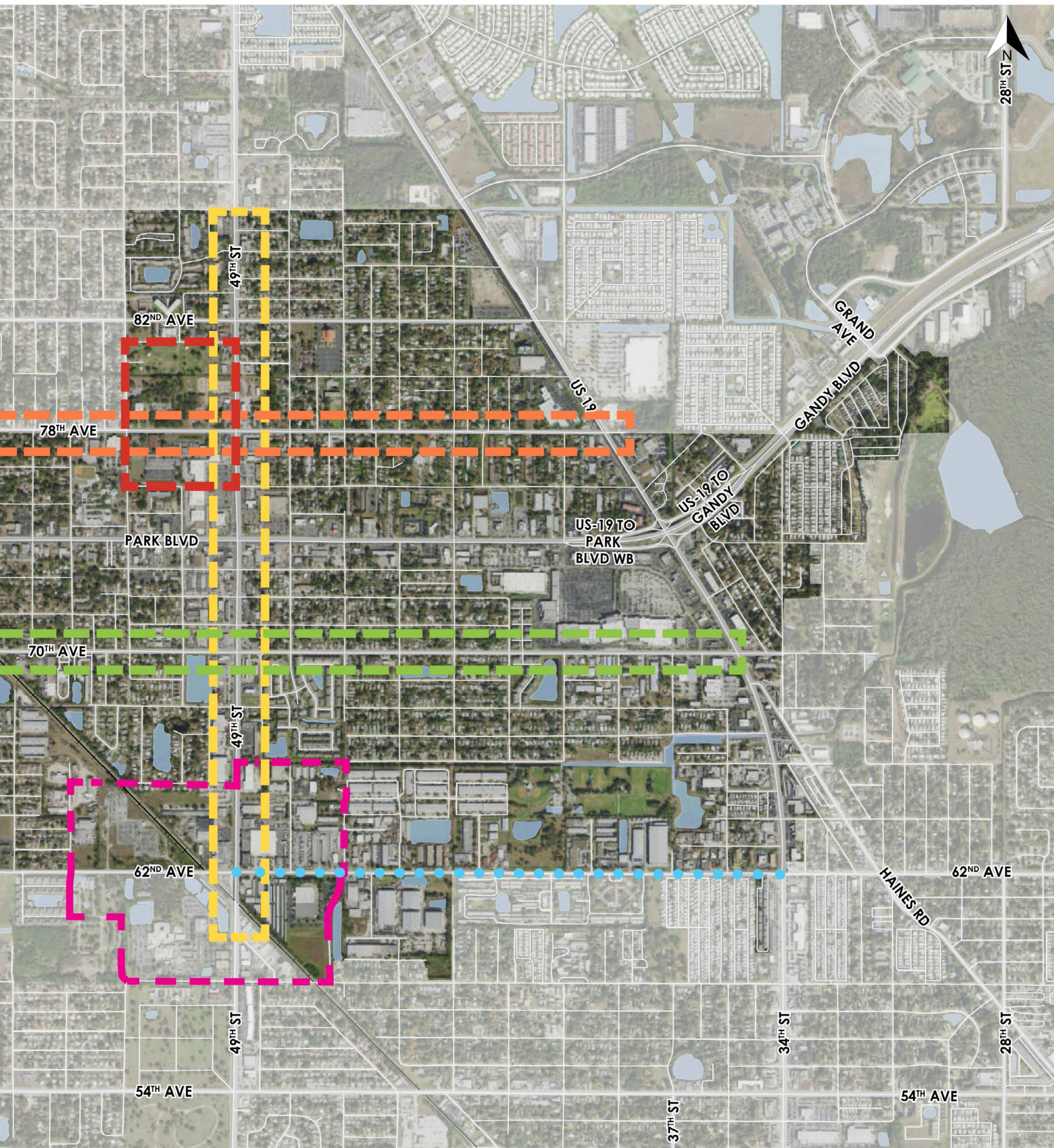
The Conceptual Master Plan seeks to re-establish a central destination or “Place” in Pinellas Park near the City’s historic center while safely connecting City assets and activity areas through complete-streets improvements and streetscaping improvements. The Conceptual Master Plan identifies five (5) strategic capital investment areas: the City Center District; the Performing Arts District; 78th Avenue Complete Street; 70th Avenue Complete Street, and the 49th Street Streetscape. The installation of these public improvements are designed to capitalize and leverage City-owned properties to encourage private sector investment and development within the Community Redevelopment Area.



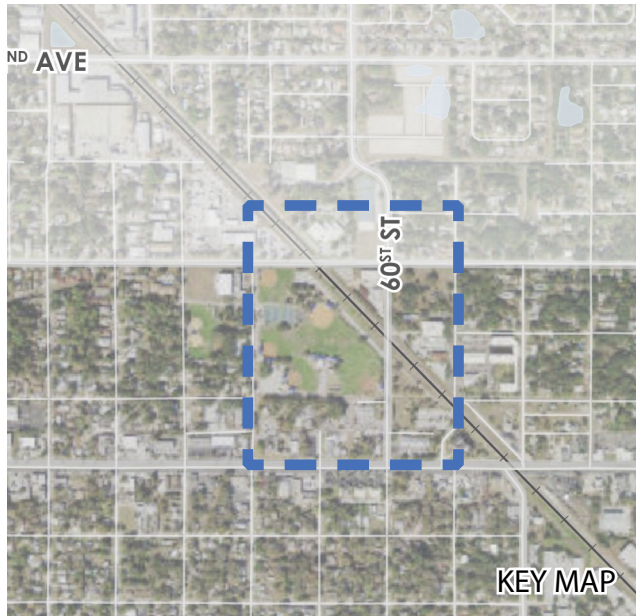
CONCEPTUAL MASTER PLAN

-  PERFORMING ARTS DISTRICT
-  78TH AVENUE COMPLETE STREET
-  49TH STREET STREETScape
-  70TH AVENUE COMPLETE STREET
-  CITY CENTER DISTRICT
-  EMPLOYMENT CENTER DISTRICT
-  SIDEWALK IMPROVEMENTS
(PINELLAS COUNTY - LEALMAN CRA)
-  SIDEWALK/ROADWAY IMPROVEMENTS
(PINELLAS COUNTY - LEALMAN CRA)





CITY CENTER DISTRICT



The City Center District is proposed to be the new “downtown” of Pinellas Park. The City Center District will encompass approximately 15 city blocks that are generally located around Davis Field. The City Center District proposes the development of City-owned parcels around public amenities and several public facilities that will act as employment centers and destinations. The City Center District will seek to build upon the City and CRA’s previous investments in the area that include the Senior Center, Boys and Girls Club, Pinellas Park Creative District, and the Pinellas Park Arts Village. The proposed development program includes: a new City Hall facility; a new Public Safety (Law Enforcement, Fire and Emergency services) facility; residential uses including Town-Homes, Apartments and Live-Work units; commercial mixed-use facilities and public amenities. The proposed public amenities include: a large urban park and event area; a carousel that nods to the City’s equestrian based history; a splash pad; an all-wheel park (skate, bike, skateboard) and connecting paths and trails. The City Center District will also be connected to the proposed Performing Arts District along a revamped complete-street 78th Avenue. The 78th Avenue complete street improvements are detailed later in this document. An opinion of probable costs for the proposed public improvements associated with the development of the City Center District is \$17.7 M. A detailed breakdown of the opinion of probable costs is contained in the Appendix.



POLICE STATION



COMMERCIAL DISTRICT & URBAN PARK/EVENT PARK



PUBLIC SAFETY



APARTMENT



ALL WHEEL PARK



CAROUSEL



TOWNHOME



SPLASH PAD



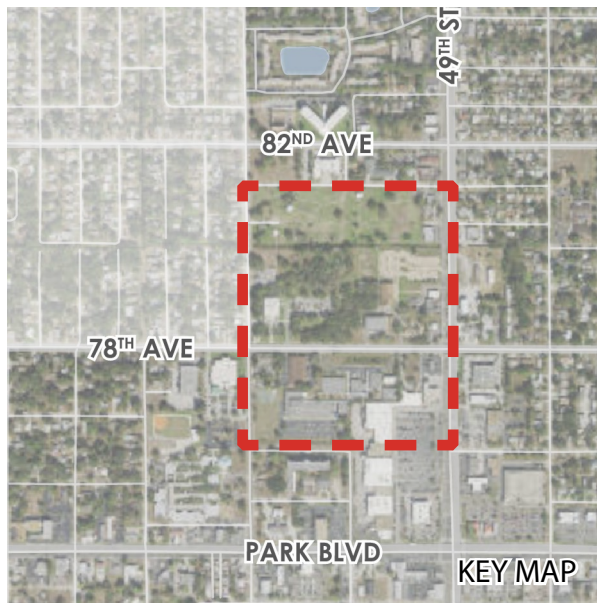
TRADITIONAL



LIVE-WORK



PERFORMING ARTS DISTRICT



The proposed Performing Arts District seeks to capitalize on the existing City assets of England Brothers Park, the Pinellas Park Performing Arts Center and City owned property around the existing City Hall facility. The Performing Arts District will encompass the mega-block that is generally located north of 78th Avenue between 49th Street North and 52nd Street North, and south of 81st Avenue North. The public investments and improvements proposed for this area will create an entertainment and recreation destination for Pinellas Park residents and visitors. The proposed improvements include: playground facilities; a passive recreation eco-park with boardwalks and encircling paths that surround existing low-lying areas and stormwater containment features; paths and trails connecting to the neighborhoods; streetscape and landscaping improvements and the development of a festival-street that may accommodate outdoor events, markets and festivals. The long-term redevelopment of the Performing Arts District includes the future relocation of City Hall functions to a new City Hall Facility in the City Center District near Davis Field. Subsequent private sector redevelopment of the surrounding parcels is also shown to the north, along 81st Avenue North. This includes the redevelopment and re-use of the existing Fire Station and development of new multi-family residential development. Subsequent



1 FLEX LAWN



2 PLAYGROUND

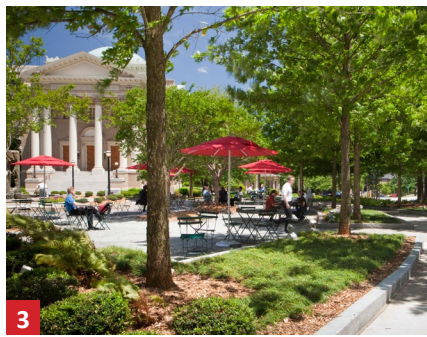


4 FESTIVAL STREET



5 SHADE

private sector redevelopment is also depicted on the surrounding parcels south of 78th Avenue North parallel to 49th Street. This redevelopment includes an extension of the festival street south to Park Boulevard, the development of mixed-use, multi-family residential units and the development of parking structure(s) that are wrapped with mixed-use, multi-family residential units. The Performing Arts District will be connected to the proposed City Center District along a revamped complete-street 78th Avenue along with connections to proposed neighborhood bike paths. The 78th Avenue complete street improvements, detailed later in this document will include a multi-purpose path, street-trees and pedestrian safety improvements. An opinion of probable costs for the proposed public improvements associated with the development of the Performing Arts District is \$11.9 M. A detailed breakdown of the opinion of probable costs is contained in the Appendix. Please note, some of the proposed public improvements are located outside of the CRA boundaries and would not be able to utilize the CRA's Tax Increment Trust Fund to pay for these improvements.



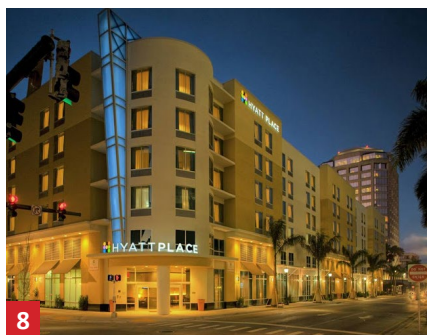
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PLAZA



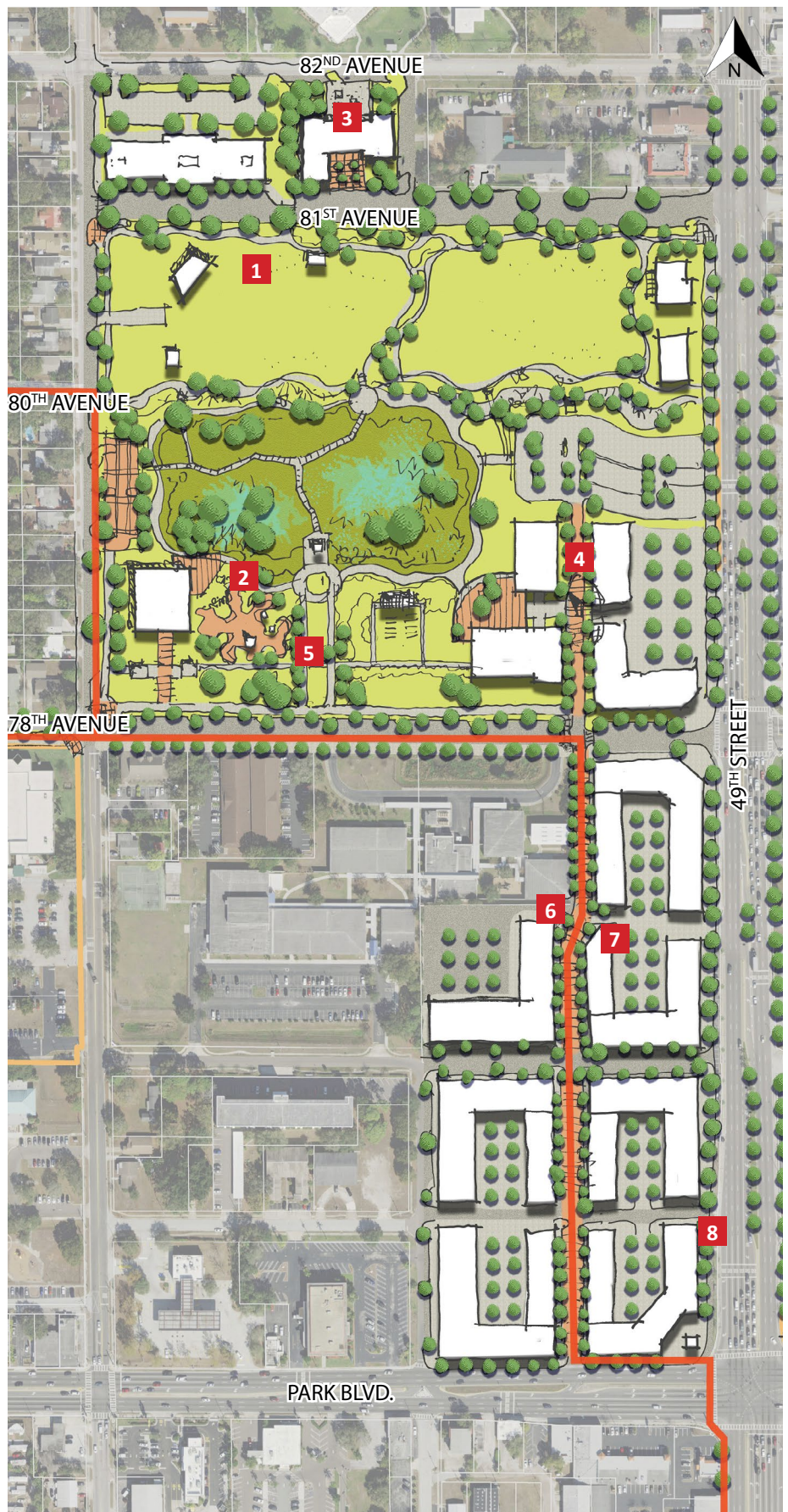
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OUTDOOR DINING/RETAIL



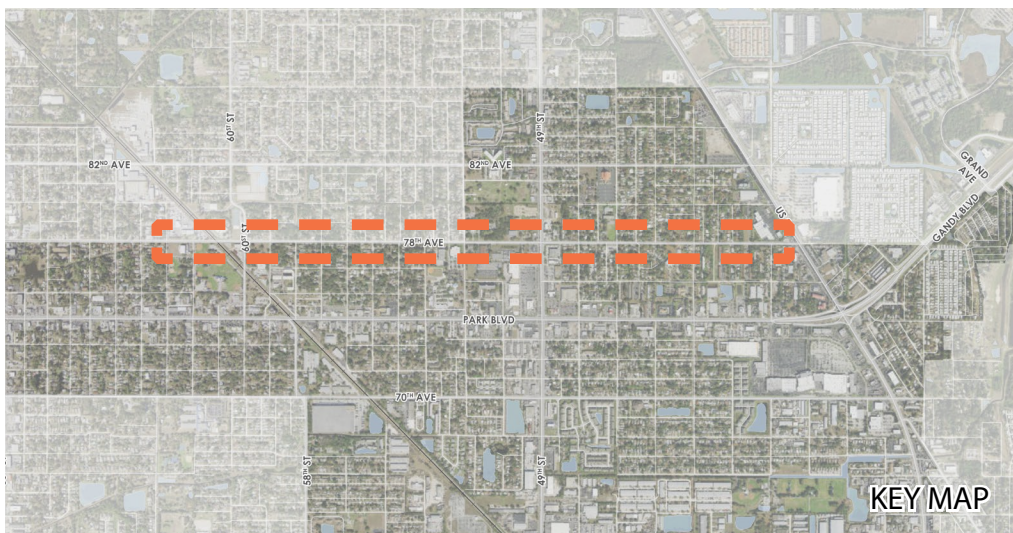
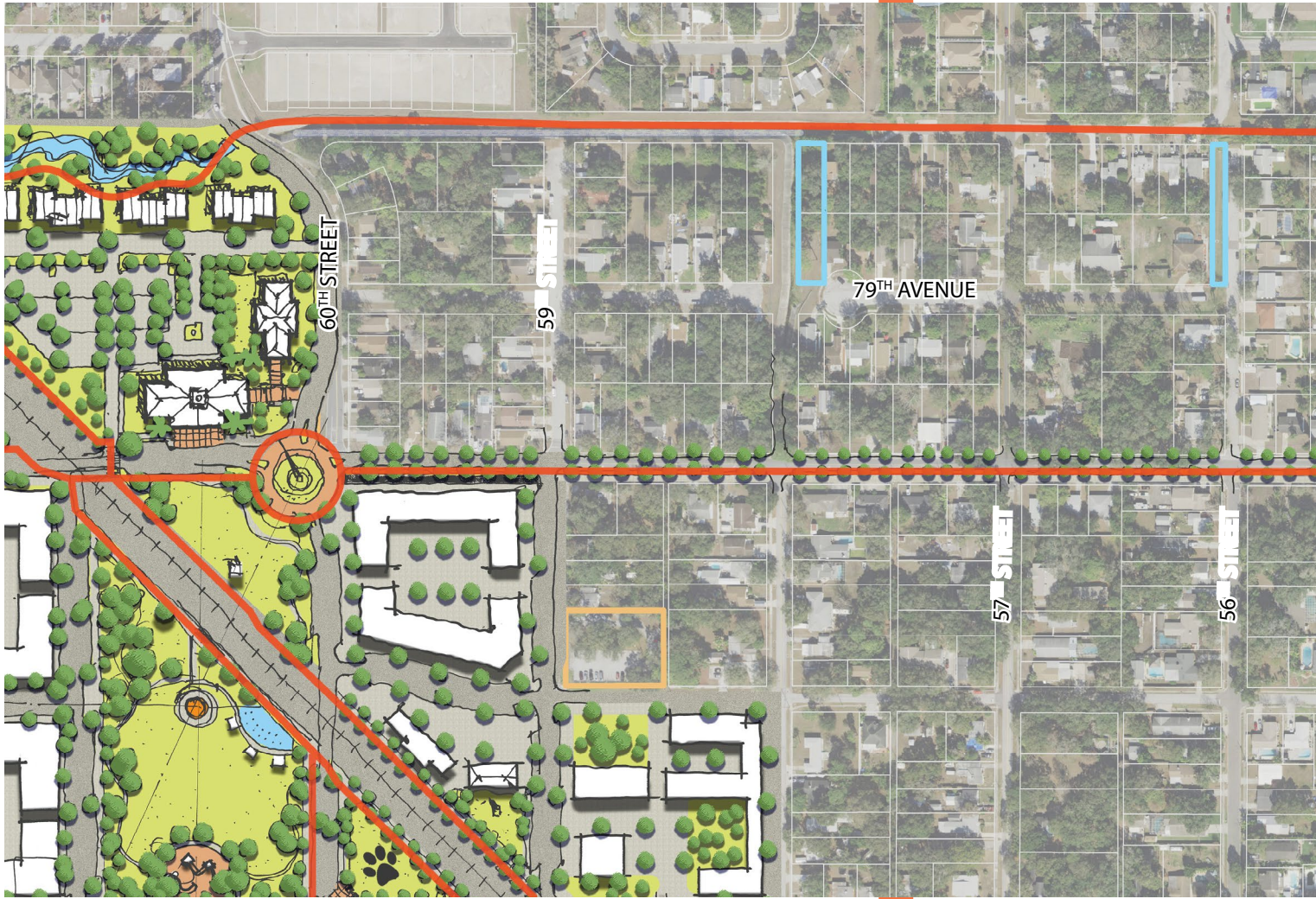
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GARAGE W/ LINER

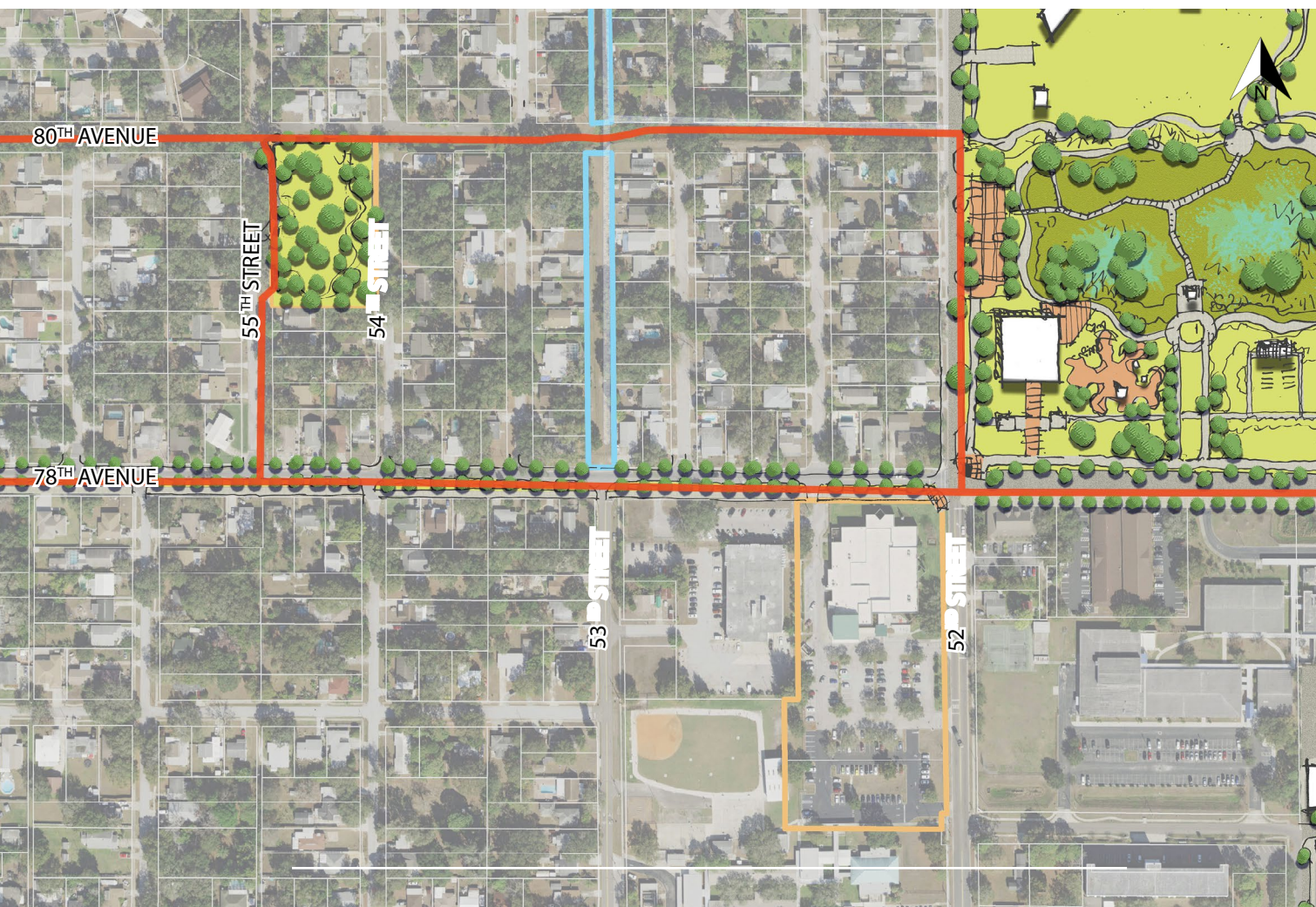


8
HOTEL



78TH AVENUE COMPLETE STREET



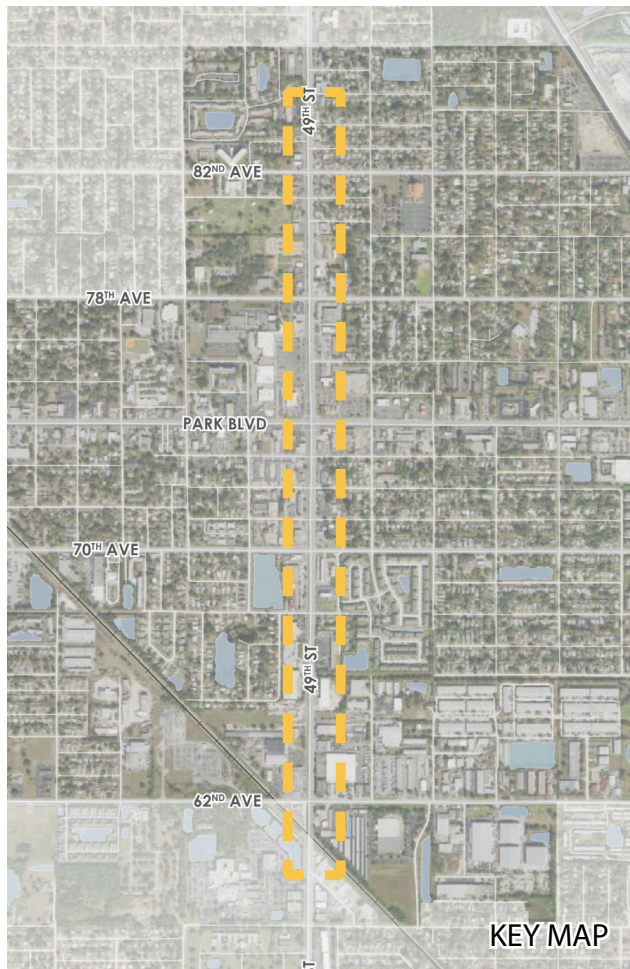


78th Avenue, within the CRA boundaries consists of three (3) vehicular travel lanes, two (2) single lanes in each direction and a center turn lane. 78th Avenue is located along the northern border of the Pinellas Park CRA, running parallel to Park Boulevard. The existing right-of-way is approximately 60' wide. There are 5' wide sidewalks on both sides of the street. The proposed complete-street improvements, providing for improved bicycle and pedestrian usage, includes a "road diet" to reduce the vehicular travel lanes from three (3) travel lanes to two (2) travel lanes and utilizing the reclaimed right-of-way area to accommodate the installation of a 10' wide multi-use trail, wider landscape strips between the sidewalk/path and the roadway, and the installation of streetlights and additional landscaping (trees). The proposed "road diet" also provides for the reservation of 8' wide of space within the existing right-of-way that may be used for a future equestrian path. The proposed "complete street" improvements for 78th Avenue will be the connective tissue between the proposed City Center

District, the proposed Performing Arts District, the existing neighborhoods surrounding the roadway and employment centers and retail centers. The proposed improvements to 78th Avenue will provide a safer alternative east-west route for cyclists and pedestrians in place of Park Boulevard.

An opinion of probable costs for the proposed public improvements associated with the development of the 78th Avenue "complete street" improvements is \$10.3M. The total distance improved by the 78th Avenue "complete-street" investment is 10,100 linear feet. A detailed breakdown of the opinion of probable costs is contained in the Appendix.

49TH STREET STREETSCAPE



49th Street, CR-611, is a major north-south arterial corridor through the Pinellas Park CRA and through Pinellas County. Within the CRA boundaries 49th Street consists of six (6) vehicular travel lanes, three (3) lanes in each direction with an intermittent median and/or

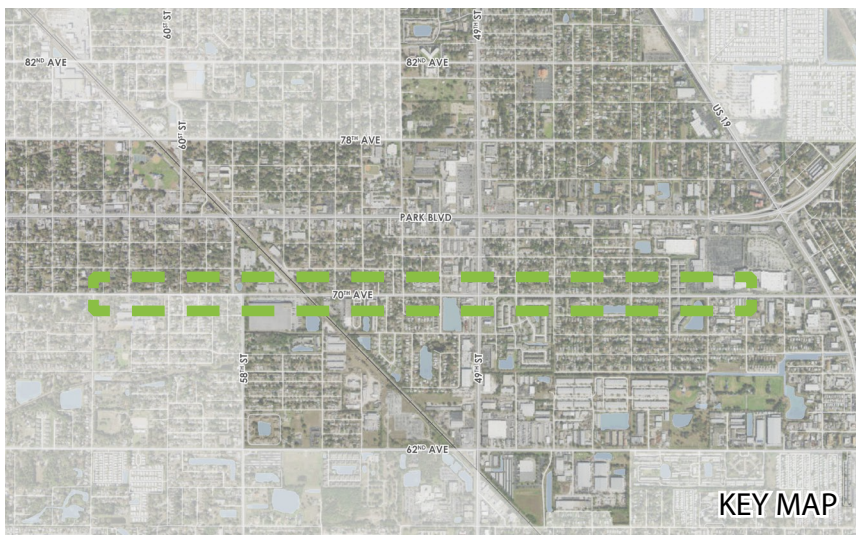
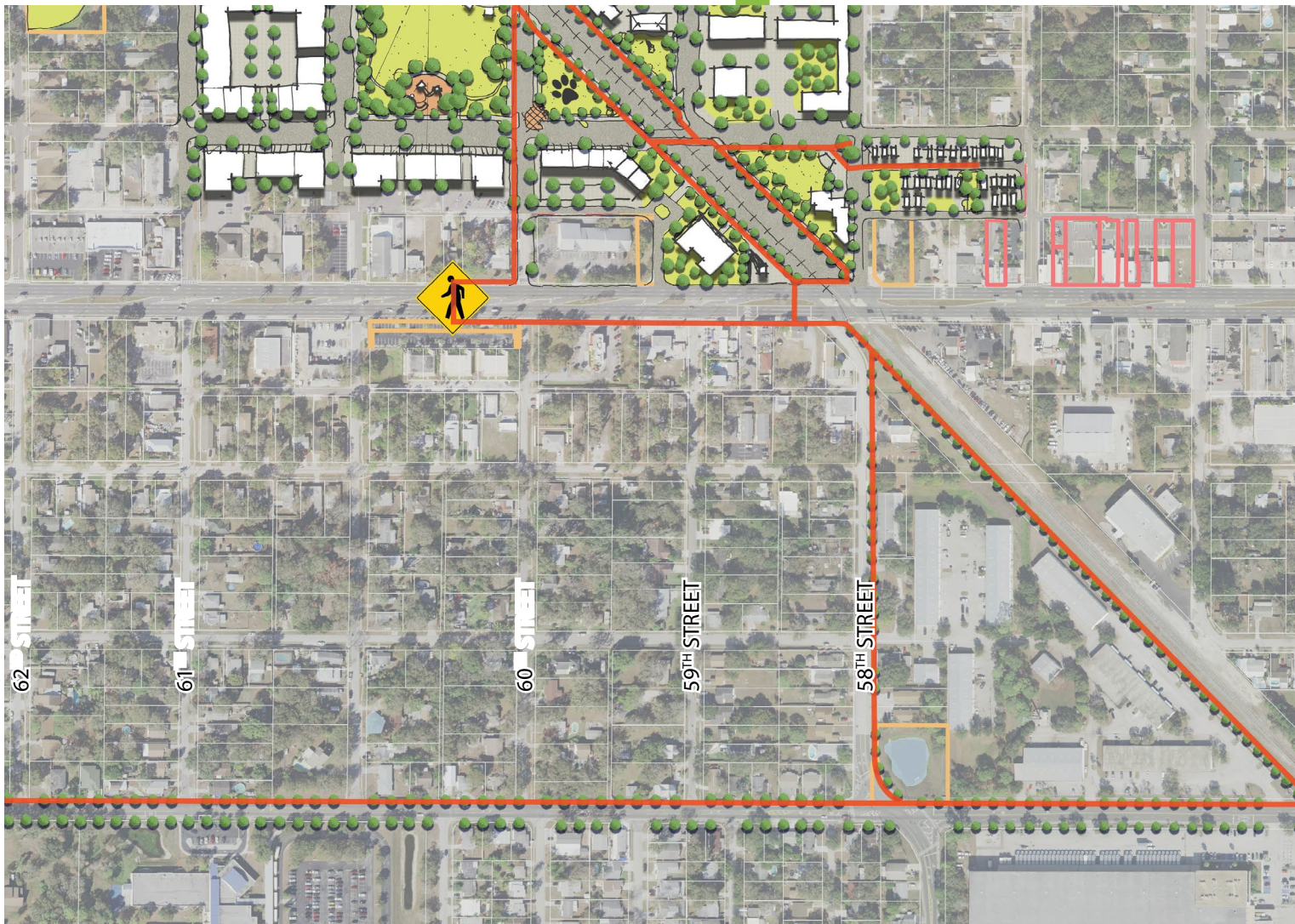
center turn lane. 49th Street is located along the eastern border of the Pinellas Park CRA. The existing right-of-way is approximately 100' wide. The sidewalks vary in width between 6' wide (eastern side) and 10' wide (western side). The proposed streetscape improvements, providing for improved bicycle, pedestrian and transit usage, includes extending the pedestrian easements as redevelopment happens in the future to accommodate 10' wide sidewalks, improved transit stops (w/shelters), street lights, median tree plantings, bike racks and enhanced landscaping. The proposed streetscape improvements and the unique visual character for 49th Street corridor in this area will also effectively act as a gateway feature for arriving visitors to Pinellas Park entering via 49th Street from the north and south directions. Visitors arriving from the east via Park Boulevard will also be greeted by the unique visual character of 49th Street that is different from the other corridors and roadways in the area. Visitors will know that they have arrived, or are entering, Pinellas Park when they are travelling on the improved section of 49th Street within the Pinellas Park Community Redevelopment Area. The 49th Street streetscape improvements will also link to the border of the Lealman CRA in the south. This will provide north-south "linkage" and connection to and from the Lealman CRA to the employment, shopping and entertainment providers within Pinellas Park and the Pinellas Park CRA. The proposed improvements to the 49th Street corridor would also link to the proposed capital improvements for the 49th Street corridor that are identified in the Linking Lealman Community Redevelopment Plan-2016 and the Linking Lealman Action Plan-2019 prepared by Pinellas County Government. The proposed improvements to 49th Street will provide a safer north-south alternative route for cyclists, pedestrians and transit users than the current configuration of 49th Street.

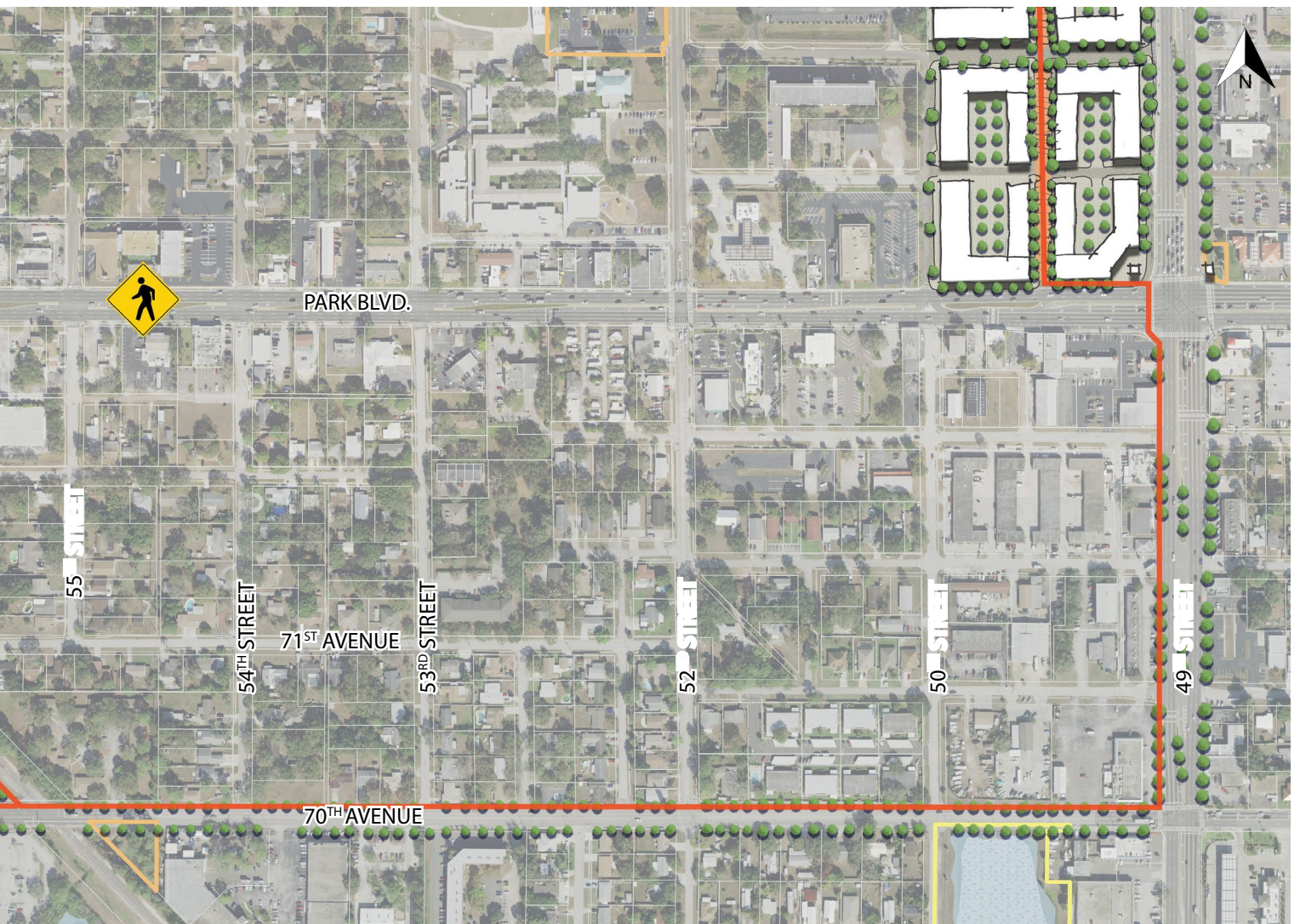
An opinion of probable costs for the proposed public



49TH STREET PROPOSED SKETCH & MODEL (60' ROW)

70TH AVENUE COMPLETE STREET





Within the CRA boundaries, 70th Avenue consists of four (4) vehicular travel lanes, two (2) lanes in each direction and is located along the southern border of the Pinellas Park CRA, running parallel to Park Boulevard. The existing right-of-way is approximately 60' wide. There are 5' wide sidewalks on both sides of the street. The proposed complete-street improvements, providing for improved bicycle and pedestrian usage, includes a "road diet" to reduce the vehicular travel lanes from four (4) travel lanes to three (3) travel lanes and utilizing the reclaimed right-of-way area to accommodate the installation of a 10' wide multi-use path, installation of a landscape strip between the southside sidewalk/path and the roadway, the installation of streetlights on the southern side of the street and the widening of the northern sidewalks from 5' to 6' in width. The proposed "complete street" improvements for 70th Avenue will be the connective tissue between the proposed Pinellas

Park CRA, existing neighborhoods surrounding the roadway, employment centers, retail and the Lealman Community Redevelopment Area. The proposed improvements to 70th Avenue will provide a safer alternative east-west route for cyclists and pedestrians in place of Park Boulevard.

An opinion of probable costs for the proposed public improvements associated with the development of the 70th Avenue "complete street" improvements is \$10 M. The total distance improved by the 70th Avenue "complete-street" investment is 10,100 linear feet. A detailed breakdown of the opinion of probable costs is contained in the Appendix.

3.

STRATEGIC GOALS & OBJECTIVES

*The following three (3) overarching Strategic Goals were identified to guide the overall activities and direction of the Pinellas Park Community Redevelopment Agency. The Strategic Goals: **Establish a Sense of Place; Grow Local and Build Connections** were identified to stimulate additional private sector investment within the CRA and to address the documented conditions of slum and blight. The specific activities and projects undertaken by the CRA in the future should be based on their ability to address these three (3) Strategic Goals and their associated objectives.*

GOAL 1 Establish a Physical “Sense of Place”

- The Pinellas Park Community Redevelopment Agency and the City will identify and implement catalytic community investments and public space improvements to create community gathering areas, urban recreation spaces, gateways and focal points that reflect the history, aspirational future and desired development pattern (“brand”) of the City for inclusion in the Redevelopment Agency’s Annual Work Plan.
- The Pinellas Park Community Redevelopment Agency will seek to implement streetscape treatments, landscaping and pedestrian improvements along 49th Street, Park Boulevard, 78th Avenue, 70th Avenue, and other streets within the CRA district, to improve public safety within the CRA and to provide character defining features along the City’s gateway corridors.
- The Pinellas Park Community Redevelopment Agency will seek to leverage other City or other public agency investments and concurrent projects when prioritizing Redevelopment Agency projects for inclusion in the Redevelopment Agency’s Annual Work Plan.
- The Pinellas Park Community Redevelopment Agency will coordinate with the City’s Community Development Department to revise the Land Development Regulations that affect targeted catalytic redevelopment sites (i.e., City Center and Performing Arts District), and other areas, to enable and encourage redevelopment that reinforces the vision for the Pinellas Park Community Redevelopment Area.
- The Pinellas Park Community Redevelopment Agency and the City will evaluate the applicability of issuing RFQs/RFPs for the selection of potential development partners or to solicit for the development of desired community features and infrastructure improvements.
- The Pinellas Park Community Redevelopment Agency will utilize the redevelopment and improvements to public spaces to incentivize and market the future redevelopment of City-owned parcels adjacent to or along the improved public spaces.
- The Pinellas Park Community Redevelopment Agency and the City will evaluate the applicability of issuing RFQs/RFPs for the selection of potential development teams or to solicit for the development of desired development types on targeted sites.

PROJECTS/ACTIVITIES

DESIGN

- o Prepare Master Plan for Pinellas Park City Center
- o Prepare Master Plan for Pinellas Park Performing Arts District
- o Revise Land Development Regulations and prepare a Form Based Code for targeted Redevelopment Sites and Areas (TBD)

CONSTRUCTION

- o Begin Phased Improvements at City Center Green space and Surrounding Parcels
- o Begin Phased Improvements of City Center Streetscapes
- o Begin Phased Improvements at Performing Arts District and England Brothers Park
- o Begin Phased Improvements of Performing Arts District Streetscapes
- o Dog Park (City Center)
- o Park (train) Station (City Center)
- o Barbara Ponce Library Improvements
- o Prepare RFQ/RFP for Developer solicitations

GOAL 2 Grow Local

Encourage local business expansions, new businesses development and startups and continue growth of the emerging arts scene.

Business Development, Recruitment and Retention (Program Development)

- The Redevelopment Agency shall continue to support local artists, businesses and professionals located within the CRA or seeking to relocate to the CRA.
- The City and the Redevelopment Agency staff shall meet with the Pinellas Park/Gateway Chamber and the Pinellas County Economic Development to identify potential development impediments, regulatory revisions and potential assistance programs that may facilitate additional private sector investment within the CRA.
- The City and the Redevelopment Agency shall evaluate existing and potential business assistance programs including but not limited to: commercial façade grants, commercial building stabilization grants, targeted-business rental subsidies (for NBIA Program graduate companies), landscape improvement grants, brownfield programs and other programs to encourage business development within the CRA.
- The Redevelopment Agency will develop and implement regulatory and financial incentives to encourage targeted business and desired use(s) development within the CRA.
- The Redevelopment Agency shall support the continued implementation of the City's Medical District.

Business Development, Recruitment and Retention (Activities and Coordination)

- The Redevelopment Agency shall maintain an inventory City-owned parcels and Redevelopment Agency owned parcels within the CRA.
- The City and the Redevelopment Agency will coordinate with vacant building owners to establish pop-up art expositions and other alternative uses in empty storefronts.
- The City, the Redevelopment Agency and the Pinellas Park/Gateway Chamber will develop and launch consistent, coordinated programing addressing available business development resources and support programming.
 - o The Redevelopment Agency shall sponsor business meetups for business owners and operators within the CRA.
 - o Redevelopment Agency staff shall coordinate with local realtors' groups regarding available sites and facilities within the CRA.



PROJECTS/ACTIVITIES

- o Maintain a database of vacant City-owned, CRA-owned properties within CRA boundaries
- o Examine and implement new incentive/assistance programs to assist local business development
- o Establish a “vacant storefront” program
- o Allocate TIF funds for Downtown Parking expansion
- o Reserve funds for Property Acquisition for potential local business development
- o Facilitate quarterly business training and counseling sessions in conjunction with Small Business Development Council (SBDC) and the Pinellas County Economic Development Department (PCED)

GOAL 3 Build Connections

Reinforce safe, multimodal connections to core businesses, public spaces, employment centers, and local destinations.

- The Redevelopment Agency and the City will identify alternative 'east-west' corridor(s) and 'north-south' connections for streetscape improvements and other improvements to provide safer north-south and east west alternatives for pedestrians and bicyclists use.
- The Redevelopment Agency will identify opportunities to expand and connect to the existing City and County networks of bicycle, pedestrian, and equestrian trails into the Redevelopment Area.
- The Redevelopment Agency will evaluate the installation or development of additional public spaces, streetscape design improvements and other public realm improvements to facilitate safer mobility, community event programming and other activities within the Redevelopment Area.
- The Redevelopment Agency shall coordinate with the Lealman Community Redevelopment Agency, Pinellas County government and Forward Pinellas Transportation Planning Organization regarding timing of potential streetscape improvements that may connect the community redevelopment areas.
- The Redevelopment Agency and the City will evaluate amending future land uses, residential densities and non-residential intensities within the CRA to enable and support the future transit objectives identified by the Forward Pinellas Transportation Planning Organization.
- The Redevelopment Agency will explore additional available funding sources for bicycle and pedestrian improvements within the CRA (FDOT Local Agency Program, US DOT's BUILD Grants, etc.).

PROJECTS/ACTIVITIES

DESIGN

- o Prepare/Update a Bicycle and Pedestrian Master Plan
- o Prepare Complete Streets Designs for 78th Avenue and 70th Avenue
- o Coordinate with County to Prepare 49th Street Master Plan (Pedestrian/Transit/Median Improvements)

CONSTRUCTION

- o 78th Avenue Complete Street Construction
- o 70th Avenue Complete Street Construction
- o Install 49th Street Streetscape Improvements

4.

COMPREHENSIVE GOALS & POLICIES

*The following Comprehensive Goals and Policies address the day-to-day activities of the Pinellas Park Community Redevelopment Agency. The topic areas for these Goals and associated Policies include: **Administration; Housing; Regulatory Environment; Community and Culture; Infrastructure; Public Spaces and Amenities; and Public Safety and Health.** These Goals, Policies and associated projects, tasks and activities were identified to stimulate additional private sector investment within the CRA and to address the documented conditions of slum and blight. The potential redevelopment programming, activities and projects are presented to provide the Community Redevelopment Agency flexibility when addressing the range of challenges and issues within the CRA.*

ADMINISTRATION



Goal 1

The Agency will maintain the requisite administrative and financial mechanisms to ensure the continued cost effective operations of the Pinellas Park Community Redevelopment Agency.

POLICIES

- The Pinellas Park Community Redevelopment Agency shall continue to utilize funding derived from tax increment fund revenues and other sources where appropriate, to fund capital improvements, programs and activities identified in the Community Redevelopment Plan.
- The Pinellas Park Community Redevelopment Agency shall coordinate with the City Manager's Office, Planning Department, and Finance Department to develop cost effective, annual budgets and annual work programs that will provide administrative and operational support for Community Redevelopment Agency activities.
- The Pinellas Park Community Redevelopment Agency shall provide a copy of the Agency's Annual Budget to the Clerk of the Pinellas County Board of County Commissioners within ten (10) days after its formal adoption by the City.
- The Pinellas Park Community Redevelopment Agency shall administer and coordinate the implementation of Pinellas Park Community Redevelopment Plan with Municipal, County and Regional redevelopment objectives.
- The Pinellas Park Community Redevelopment Agency shall meet with Pinellas County representatives and the Lealman Community Redevelopment Agency representatives to coordinate the delivery of redevelopment programming, events and activities, to residents, business owners and business operators.
- The Pinellas Park Community Redevelopment Agency will maintain a current digital map of the Community Redevelopment Area boundaries on the Community Redevelopment Agency's website.
- The Pinellas Park Community Redevelopment Agency staff shall attend community redevelopment training, ethics and professional development courses as may be offered by the Florida Redevelopment Association, Florida League of Cities and/or other professional development and training providers.
- The Pinellas Park Redevelopment Agency Governing Board shall attend community redevelopment training, ethics and professional development courses as may be offered by the Florida Redevelopment Association, Florida League of Cities and/or other professional development and training providers.
- The Pinellas Park Community Redevelopment Agency staff shall schedule and hold quarterly Redevelopment Plan Implementation status meetings and briefings with Pinellas County Board of County Commissioners District representative Commissioner(s) and County planning and community development staff.
- The Pinellas Park Community Redevelopment Agency staff shall schedule and hold Redevelopment Plan implementation status meetings and briefings with Forward Pinellas representatives.
- The Pinellas Park Community Redevelopment Agency shall coordinate with the Lealman Community Redevelopment Agency, Pinellas County government and Forward Pinellas TPO through reciprocal meeting notifications and attendance, annual work plan coordination and coordinated project planning and implementation activities.



PROJECTS/ACTIVITIES

- o Host and Facilitate Redevelopment Plan Implementation Meetings with Pinellas County staff and representative District Commissioner(s)
- o Initiate reciprocal “Meeting Notifications” –invitations- to Lealman CRA Board, Forward Pinellas TPO, and Pinellas County Community Redevelopment Staff regarding Pinellas Park CRA Board Meetings
- o Register Pinellas Park CRA Board Members to attend CRA Basics 101 Training Course provided by the Florida Redevelopment Association (FRA)

Goal 2

Enhance community presence & increase community awareness.

POLICIES

- The Pinellas Park Community Redevelopment Agency shall maintain and keep current its social media presence as part of its annual operational and administrative activities.
- The Pinellas Park Community Redevelopment Agency and the City will evaluate options and alternatives and determine a brand (i.e., "Vintage Charm") to distinguish Pinellas Park CRA from the greater Pinellas County.
- The Pinellas Park Community Redevelopment Agency and the City will host a workshop/meeting with local business owners to devise a cohesive marketing strategy for businesses and events in line with the brand.
- The Pinellas Park Community Redevelopment Agency will use the "brand" to develop unique features in the Community Redevelopment Area (wayfinding signs, paver patterns/styles, shade structures, transit stops, amenities, etc.) and incorporate these items into the built environment.
- The Pinellas Park Community Redevelopment Agency will disseminate information about programs and events on the City's website and social media platforms.

PROJECTS/ACTIVITIES

- o Host and Facilitate "Branding/Marketing" Workshop with local business owners, artists and merchants
- o Develop and Refine Pinellas Park CRA Brand
- o Utilize new "Brand/Images" in updated print materials detailing Pinellas Park CRA available programs and services
- o Caboose Restoration
- o England Brothers Park Band shell Renovations and Improvements.
- o Utilize Branding in design of PSTA Bus Shelters Partnership
- o Wayfinding Master Plan.

The Pinellas Park Community Redevelopment Agency shall adhere to Annual Reporting, Audits and other Special District reporting requirements as prescribed by the Florida Statutes.

POLICIES

- The Pinellas Park Community Redevelopment Agency and its operations shall be reviewed and audited, annually as part of City of Pinellas Park's Comprehensive Annual Financial Report (CAFR).
- Information from the CAFR shall be incorporated into the Pinellas Park Community Redevelopment Agency's Annual Report documents.
- The Pinellas Park Community Redevelopment Agency shall distribute copies of the Redevelopment Agency's Annual Report and CRA Related portions of the City's Annual CAFR to the Clerk of the Pinellas County Board of County Commissioners on or before March 31 of each year.

PROJECTS/ACTIVITIES

- o Community Redevelopment Agency audited as part of City CAFR
- o Community Redevelopment Agency Annual Report
- o Distribution of CRA Annual Report and Audit to Pinellas County Clerk

Goal 4

The Pinellas Park Community Redevelopment Agency shall identify community stakeholders and partners to assist in the implementation of the Redevelopment Plan Goals, Objectives and Projects.

POLICIES

- The Pinellas Park Community Redevelopment Agency shall utilize public-private partnerships, interagency and interlocal agreements where applicable and in accordance with Florida Statutes, to facilitate the implementation of the Community Redevelopment Plan.
- The Pinellas Park Community Redevelopment Agency shall contract with professional firms or organizations to implement specific Goals, Objectives and Projects in accordance with Florida Statute requirements and relevant determinations from the Florida Attorney General's Office.

The Pinellas Park Community Redevelopment Agency shall evaluate opportunities for site and facility acquisition to implement the Goals, Policies and Projects of the Pinellas Park Community Redevelopment Plan.

POLICIES

- The Pinellas Park Community Redevelopment Agency shall utilize public-private partnerships, interagency and interlocal agreements where applicable and in accordance with Florida Statutes, to enable the acquisition of sites and facilities needed to implement the Community Redevelopment Plan.
- The Pinellas Park Community Redevelopment Agency shall contract with professional firms or organizations to enable the acquisition of sites and facilities, in accordance with Florida Statutes, to implement specific Goals, Objectives and Projects contained in the Community Redevelopment Plan.



HOUSING

Diversify housing, improve substandard housing and provide a mix of above and below-market rate housing.

POLICIES

- The Pinellas Park Community Redevelopment Agency shall identify potential residential opportunity sites within the CRA and initiate discussions with property owners to determine potential availability of sites.
- The Pinellas Park Community Redevelopment Agency shall identify all vacant and City-owned parcels within the CRA that may be redeveloped for housing or mixed-use development.
- The Pinellas Park Community Redevelopment will evaluate opportunities to develop multi-family residential facilities in compatible locations within the Community Redevelopment Area.
- The Pinellas Park Community Redevelopment will encourage higher density residential development at targeted locations within the Community Redevelopment Area (i.e., City Center District, near major transit corridors) within the Community Redevelopment Area.
- The Pinellas Park Community Redevelopment Agency shall explore available funding sources for affordable, workforce and senior housing development within the CRA (National Housing Trust Fund, Community Development Block Grant Program, Veterans Housing Funding Program, HOME Investments Partnerships Program, National Housing Trust Fund, etc.).
- The Pinellas Park Community Redevelopment Agency shall evaluate for implementation additional residential improvement programming (for home-owners in the CRA) and additional home purchase assistance (i.e., down payment assistance, closing cost assistance) programming (for those seeking to purchase and own a home in the CRA).
- The Pinellas Park Community Redevelopment Agency shall evaluate potential public-private redevelopment programming, partnerships and other legal mechanisms to assist in the development of residential housing stock.

PROJECTS/ACTIVITIES

- o CRA to prepare map and database of all vacant and City-owned sites in CRA
- o CRA Staff shall initiate “legal assistance workshops” with local attorneys for residents within the CRA to provide pro-bono guidance and counseling regarding legal issues associated with home ownership, sales, clearing titles, applying for and receiving home-ownership loans, transference of titles, etc.
- o Staff shall prepare an annual application for CDBG funds to assist with capital improvements and residential housing development
- o CRA will allocate TIF revenue for residential housing stock remediation and revitalization



REGULATORY ENVIRONMENT

The Pinellas Park Community Redevelopment Agency shall coordinate with the City's Community Development Department and Planning Division to evaluate current development regulations and identify potential revisions to applicable regulatory documents deemed necessary to implement the Community Redevelopment Plan.

POLICIES

- The Pinellas Park Community Redevelopment Agency shall evaluate the applicability of a zoning overlay to facilitate redevelopment in targeted areas while protecting established neighborhoods within the Community Redevelopment Area.
- The Pinellas Park Community Redevelopment Agency will encourage higher density residential development and higher intensity non-residential development at targeted locations within the Community Redevelopment Area (i.e., City Center, Performing Arts District, near major transit corridors, and employment centers) within the Community Redevelopment Area.
- The Pinellas Park Community Redevelopment Agency will evaluate potential regulatory revisions (Comprehensive Plan, Land Development Code, etc.) needed to enable and encourage the redevelopment of targeted sites and areas within the Community Redevelopment Area (i.e., City Center, Performing Arts District, Park Boulevard commercial corridor, and current/former industrial areas, etc.).

Goal 2

Identify unique activity centers (City Center District, Performing Arts District, Employment Center District) located within the Community Redevelopment Area shall be established in the relevant land development policies and regulations of the City of Pinellas Park.

POLICIES

- The City shall recognize activity centers which are important creating an economically viable, diverse and active Community Redevelopment Area. The activity centers are:
 - The City Center District is proposed to be the new “downtown” of Pinellas Park. The City Center District will encompass approximately 15 city blocks that are generally located around Davis Field. The City Center District proposes the development of City-owned parcels around public amenities and several public facilities that will act as employment centers and destinations establishing and creating a “sense-of-place”.
 - The City Center District’s proposed development program includes: a new City Hall facility; a new Public Safety (Law Enforcement, Fire and Emergency services) facility; residential uses including Town-Homes, Apartments and Live-Work units; commercial mixed-use facilities and public outdoor recreational amenities.
 - The Performing Arts District seeks to capitalize on the existing the City assets of England Brothers Park, the Pinellas Park Performing Arts Center and City owned property around the existing City Hall facility. The Performing Arts District will encompass the mega-block that is generally located north of 78th Avenue between 49th Street North and 52nd Street North, and south of 81st Avenue North. The public investments and improvements proposed for this area will create an entertainment and recreation destination for Pinellas Park residents and visitors.
 - The Performing Arts District will be connected to the proposed City Center District along a revamped complete-street 78th Avenue along with connections to proposed neighborhood bike paths.
 - The Employment Center District, an area within an approximate ½ mile radius around the 49th Street and 62 Avenue North intersection, represents an opportunity area for new business enterprise. The center is located along primary roadways and railways serving the Pinellas Park and Lealman Community Redevelopment Areas.
- The unique activity centers (City Center District, the Performing Arts District, and Employment Center District) shall be established within the City’s Comprehensive Plan Future Land Use Element and Map.
- The unique activity centers (City Center District, the Performing Arts District, and Employment Center District) shall be established within the City’s Land Development Code and Zoning Map.
- Each activity center shall have residential densities and non-residential intensities, where appropriate, to encourage private sector investment and development.
- The City’s Land Development Code shall be evaluated for potential amendment to permit the highest residential densities and non-residential intensities of development within the Pinellas Park Community Redevelopment Area to occur within the City Center District.
- The City’s Land Development Code shall be evaluated for potential amendment to permit the highest non-residential intensities of development within the Pinellas Park Community Redevelopment Area to occur within the Employment Center District.

- Each activity center shall have residential densities and non-residential intensities, where appropriate, to support and encourage transit ridership and usage.
- The character of distinct functional neighborhoods, recognized as stable living areas, shall be preserved by not including them within the City Center District, Performing Arts District, and Employment Center land use designations.
- Future Commercial development shall be encouraged within designated activity centers or mixed-use areas.

ACTIVITY/PROJECT

- o The Community Redevelopment Agency shall request consideration to amend the City's Future Land Use Element and Map (FLUE & FLUM) to reflect the City Center District (CCD) designation, the Performing Arts District (PAD) and the Employment Center District (ECD) designations consistent with the Pinellas County Future Land Use Plan and the Forward Pinellas Gateway Master Plan.
- o Community Redevelopment Agency Staff will prepare a request to designate an area within the Community Redevelopment Area as the City Center District (CCD) designation, the Performing Arts District (PAD) and the Employment Center District (ECD) designations through amendments and revisions to the City's Comprehensive Plan Future Land Use Element and Map, and the City's Land Development Code and Zoning Map.
- o Community Redevelopment Agency Staff will prepare request to amend the City's Land Development Code requirements to allow flexible parking requirements and regulations to attract various types of private sector development and retail uses within the designated activity centers.
- o The Community Redevelopment Agency and the City shall coordinate to develop architectural design standards and site location requirements for development within the City Center District (CCD), the Performing Arts District (PAD) and the Employment Center District (ECD).



COMMUNITY AND CULTURE

Goal 1

The Pinellas Park Community Redevelopment Agency shall support the continued development and growth of the creative arts, and performance arts within the Community Redevelopment Area.

POLICIES

- The Pinellas Park Community Redevelopment Agency shall coordinate with local artists and arts groups regarding events, activities and performances within the Community Redevelopment Area.
- The Pinellas Park Community Redevelopment Agency will support the development of public art, art related development, and art related activities and events within the Community Redevelopment Area.

Goal 2

The Pinellas Park Community Redevelopment Agency shall establish the City Center District as a place of balance, diversity, and vitality.

POLICIES

- Economic incentives shall be established which encourage quality redevelopment.
- New commercial and professional businesses shall be actively pursued for relocation to or expansion within the Redevelopment Area.
- Government activities within the City Center district shall be maintained and new governments offices and facilities shall be encouraged to locate within the City Center redevelopment area.
- A strong professional business and retail component shall be developed within the City Center District to attract local residents.
- The development of a mixture of activities to meet residents' needs shall be encouraged within the City Center District.
- A high-quality pedestrian oriented shopping environment shall be created within the City Center District to attract shoppers and workers.
- The City Center District shall include a diversity of uses with a major emphasis on street level activities, including outdoor cafes, and after 5:00PM activities such as entertainment and civic functions.
- Private and public development projects shall provide pedestrian and bicycle access and amenities on all projects within the City Center District to encourage a significant mixture of vehicular and non-vehicular access.
- The Visitor Information Center shall be incorporated into either the City Center District or the Performing Arts District and its visibility expanded for local and regional tourists.
- A program of local festivals and activities shall be promoted within the City Center District and the Performing Arts District.
- Local and regional museums and cultural facilities shall be encouraged to locate within the Community Redevelopment Area.
- Development within the City Center District shall be encouraged to provide public amenities such as fountains, statues, public open spaces and art.
- Local retailers, specialty retailers, boutiques, micro-breweries, food-courts and restaurants shall be encouraged to relocate to the Community Redevelopment Area.
- The City Center District redevelopment area shall be actively promoted to local, regional and national development markets.



PROJECTS/ACTIVITIES

- o The Community Redevelopment Agency shall prepare regulatory and financial development assistance programs to encourage desired development within the Community Redevelopment Area and the City Center District.

Goal 3

The Pinellas Park Community Redevelopment Agency shall establish the Performing Arts District as a place of harmony, creativity, diversity, and reflection.

POLICIES

- Economic incentives shall be established which encourage quality redevelopment.
- Creative arts, performance arts and other related activities within the Performing Arts District shall be maintained and new arts and arts-related uses and facilities shall be encouraged to locate within the Performing Arts District and Community Redevelopment Area.
- A strong restaurant and entertainment component shall be encouraged and developed within the Performing Arts District to attract local residents and visitors.
- The development of a mixture of active and passive outdoor recreational activities to meet residents' needs shall be encouraged within the Performing Arts District.
- To complement existing and future development, the prudent utilization of the existing natural features as interactive, passive recreational amenities within the Performing Arts District shall be fully evaluated and if feasible implemented.
- The Community Redevelopment Agency shall examine and evaluate potential alternative uses for the current Pinellas Park City Hall facility and site.
- Private and public development projects shall provide pedestrian and bicycle access and amenities on all projects within the Performing Arts District to encourage a significant mixture of vehicular and non-vehicular access.
- Development within the Performing Arts District shall be encouraged to provide public amenities such as fountains, statues, public open spaces and art.
- The Visitor Information Center shall be incorporated into either the City Center District or the Performing Arts District and its visibility expanded for local and regional tourists.
- A program of local festivals and activities shall be promoted within the City Center District and the Performing Arts District.
- Local and regional museums and cultural facilities shall be encouraged to locate within the Community Redevelopment Area.
- Local retailers, specialty retailers, boutiques, micro-breweries, food-courts and restaurants shall be encouraged to relocate to the Community Redevelopment Area.
- The Performing Arts District redevelopment area shall be actively promoted to local, regional and national development markets.



PROJECTS/ACTIVITIES

- o The Community Redevelopment Agency shall prepare regulatory and financial development assistance programs to encourage desired development within the Community Redevelopment Area and the Performing Arts District.

Goal 4

The Pinellas Park Community Redevelopment Agency shall establish the Employment Center District as a place of economic activity and an employment center.

POLICIES

- Economic incentives shall be established which encourage quality redevelopment and continued use of manufacturing, industrial uses and other non-residential uses.
- Manufacturing, industrial uses and other non-residential and related activities within the Employment Center District shall be maintained and new manufacturing, industrial uses and other related activities, uses and facilities shall be encouraged to locate within the Employment Center District and the community Redevelopment Area.
- The Community Redevelopment Agency shall seek to coordinate with Pinellas County, the Lealman CRA and FDOT to facilitate the installation of roadway, transit and pedestrian improvements to encourage future development within the Employment Center District.
- The Employment Center District redevelopment area shall be actively promoted through the Pinellas County Economic Development Authority to local, regional and national development markets.

PROJECTS/ACTIVITIES

- o The Community Redevelopment Agency shall prepare regulatory and financial development assistance programs to encourage desired development within the Community Redevelopment Area and Employment Center.

Emphasize and reinforce the concept of “Park” through the public and private landscaping.

POLICIES

- The City and the Community Redevelopment Agency shall utilize a unifying, common streetscape theme for the major roadways and activity centers.
- Public open spaces in new developments shall be clearly visible and easily accessible from the street or pedestrian way.
- New development shall provide public open space which contributes to the pedestrian environment and enhances the overall character of the City Center District and the Performing Arts District.
- The City and the Community Redevelopment Agency shall coordinate to develop a set of landscape design guidelines for all public open spaces to integrate and connect open spaces with each other.

PROJECTS/ACTIVITIES

- o The Community Redevelopment Agency and the City shall prepare and present proposed amendments to the City’s Land Development Code presenting a set of landscape design guidelines and requirements for all public open spaces to integrate and connect open spaces with each other.



INFRASTRUCTURE

The Agency shall evaluate and prioritize streetscaping and pedestrian safety improvement opportunities throughout the Community Redevelopment Area¹.

POLICIES

- The Pinellas Park Community Redevelopment Agency shall identify, evaluate and prioritize potential locations for streetscape updates, new sidewalk connections and improvements to existing pedestrian ways and paths.
- The Pinellas Park Community Redevelopment Agency shall coordinate with the City's Parks and Recreation Department and the Public Works Department to identify and implement improved pedestrian and bicycle access connecting the City Parks and recreational amenities within the Community redevelopment Area.
- The Pinellas Park Community Redevelopment Agency shall coordinate with the City's Park and Recreation Department and Public Works Department to identify, evaluate and prioritize potential locations for streetscape updates, new sidewalk connections and improvements to existing pedestrian ways and paths for inclusion in the Community Redevelopment Agency's Annual Work Plan and Budget.
- The Pinellas Park Community Redevelopment Agency shall, contingent on the availability of funding sources, include at least one streetscape, sidewalk or neighborhood connection improvement project in each years' CRA Annual Work Plan.
- The Pinellas Park Community Redevelopment Agency shall meet with Pinellas County representatives and the Lealman Community Redevelopment Agency representatives to coordinate the design, installation and connection infrastructure improvements, where feasible, including streetscape improvements, pedestrian improvements and complete street improvements that traverse and connect the adjacent Community Redevelopment Areas (i.e, 49th Street streetscape improvements, 62nd Avenue complete street improvements and other connecting streets, roadways and trails).
- The Pinellas Park Community Redevelopment Agency shall coordinate with the Pinellas Suncoast Transit Authority to identify opportunities to improve existing transit service and facilities within the 2018 expansion areas of the Pinellas Park Community Redevelopment Area to provide additional linkages to the adjacent Lealman Community Redevelopment Area.

¹ In addition to the proposed complete street treatments on 78th Avenue and 70th Avenue and the streetscape improvements for 49th Street.

Goal 2

The Pinellas Park Community Redevelopment Agency staff will coordinate with Forward Pinellas and Pinellas County's Roadway Resurfacing Program to coordinate 49th Street (CR 611) streetscape design and installation.

POLICIES

- The Pinellas Park Community Redevelopment Agency will coordinate with Pinellas County's Public Works Department and design the proposed 49th Street streetscape improvements in accordance with Pinellas County design guidelines and criteria.
- The Pinellas Park Community Redevelopment Agency will coordinate the installation of the proposed 49th Street Streetscape improvements to be concurrent with Pinellas County (Forward Pinellas) scheduled resurfacing or refurbishment of that portion of 49th Street that passes through the Pinellas Park Community Redevelopment Area.
- The Pinellas Park Community Redevelopment Agency will seek to partner with the City, FDOT and Forward Pinellas to identify complementary funding sources (Transportation Alternatives, DEO Infrastructure Grants, etc.) and programs to reduce overall project cost to the Pinellas Park Community Redevelopment Agency.

Goal 3

The Pinellas Park Community Redevelopment Agency will give priority to infrastructure improvements and amenity installation that will facilitate new projects development within the Community Redevelopment Area.

POLICIES

- The Pinellas Park Community Redevelopment Agency will evaluate using TIF funds (reinvesting) generated from specific projects to facilitate the accelerated installation of improvements or amenities that will mitigate the projects' potential impacts and/or enable the realization of CRA Plan redevelopment objectives.

Goal 4

The Pinellas Park Community Redevelopment Agency shall assist the City to provide utility and infrastructure improvements that support public events and outdoor activities within the CRA.

POLICIES

- The Pinellas Park Community Redevelopment Agency shall consider using “festival street” designs and improvements, where appropriate, when designing and constructing streetscape improvements or retrofits.
- The Pinellas Park Community Redevelopment Agency shall incorporate special event power conduit boxes (outlet boxes), when evaluating potential streetscape improvements and light pole retrofits or replacements.

Goal 5

The Pinellas Park Community Redevelopment Agency shall support the City's efforts to address stormwater issues and localized flooding within the Community Redevelopment Area.

POLICIES

- The Pinellas Park Community Redevelopment Agency shall include stormwater system improvements when designing and constructing streetscape improvements, retrofits and other public improvements.
- The Pinellas Park Community Redevelopment Agency shall coordinate with the Public Works Department-Transportation & Stormwater Division and the Southwest Florida Water Management District to identify and prioritize potential stormwater improvements for inclusion in the Redevelopment Agency's Annual Work Plan and Budget.



PUBLIC SPACES/AMENITIES

The Pinellas Park Community Redevelopment Agency shall evaluate and identify opportunities to incorporate additional amenities within public spaces and City-owned spaces within the Community Redevelopment Area.

POLICIES

- Pinellas Park Community Redevelopment Agency Staff shall create an inventory and map of all public spaces, City-owned spaces and park facilities within the CRA.
- The Pinellas Park Community Redevelopment Agency shall evaluate and identify opportunities, including land acquisition, to create additional green spaces and open spaces within the Community Redevelopment Area.
- The Pinellas Park Community Redevelopment Agency shall coordinate with the Southwest Florida Water Management District to identify opportunities to utilize right-of-way adjacent to water control canals and other facilities for potential use as components of a regional bicycle trails network.
- Pinellas Park Community Redevelopment Agency Staff shall prepare an inventory and location map of existing pedestrian (benches, shade-stops, water fountains, restrooms, etc.) and bicycle amenities (paths/ trails/route signage, bicycle racks, repair/air/tool facilities) within all public spaces, City owned spaces and park facilities within the CRA.
- Pinellas Park Community Redevelopment Agency staff shall include placemaking projects and maintenance within its annual work plan.

ACTIVITY/PROJECT

- o Agency Staff will create an inventory and map of all public spaces, City-owned parcels, underutilized, vacant, community spaces, parks and facilities within the CRA boundaries that may be potentially utilized as additional recreational, cultural or public amenities.



PUBLIC SAFETY & HEALTH

Goal 1

The Pinellas Park Community Redevelopment Agency shall identify and demolish decrepit/unsound structures which contribute to blight and pose safety and health risks.

POLICIES

- The Pinellas Park Community Redevelopment Agency shall coordinate with the Pinellas Park Code Enforcement, the Public Works Department and the Pinellas Park Police Department to review the decrepit and unsafe structure inventory to identify structures for demolition.

Goal 2

Improve public safety and perception of safety within Pinellas Park Redevelopment Area.

POLICIES

- The Pinellas Park Community Redevelopment Agency shall support Community Oriented Policing programs
- The Pinellas Park Community Redevelopment Agency shall evaluate public safety improvements for applicability within the Community Redevelopment Area including but not limited to: additional street lighting, on-demand flashing pedestrian crosswalks (i.e., HAWK beacons, or other Pedestrian Hybrid Beacons) and emergency call-boxes.
- The Pinellas Park Community Redevelopment Agency shall include a line item for public safety improvements in the Community Redevelopment Agency's Annual Work Plan and Budget.

Goal 3

The Pinellas Park Community Redevelopment Agency shall reduce occurrence of illegal dumping, littering, abandoned vehicles and other visible blight and health hazards within the Community Redevelopment Area.

POLICIES

- The Pinellas Park Community Redevelopment Agency shall coordinate with the Pinellas Park Code Enforcement and the Pinellas Park Police Department to identify and address cases of illegal dumping, littering, storage and abandoned vehicles in the residential and non-residential areas within the Community Redevelopment Area.
- The Pinellas Park Community Redevelopment Agency shall include a line item to address the clearance of illegal dumping, litter, and abandoned vehicles in the Community Redevelopment Agency's Annual Work Plan and Budget.

The Pinellas Park Community Redevelopment Agency shall support the law enforcement and social service providers that are located within the Community Redevelopment Area and that serve residents of the Community Redevelopment Area.

POLICIES

- The Pinellas Park Community Redevelopment Agency shall coordinate with social service providers located in the Community Redevelopment Area (i.e., Girls Incorporated of Pinellas, Boys and Girls Club, VFW, Pinellas Park Senior Center) regarding events, activities and potential use of City facilities within the Community Redevelopment Area.
- The Pinellas Park Community Redevelopment Agency will continue to support Community Oriented Police programs and operations within the Community Redevelopment Area.
- The Pinellas Park Community Redevelopment Agency will support the implementation of the Pinellas Park Police Department's Strategic Plan within the Community Redevelopment Area.

5

BUDGET & REVENUE

The following proposed 5 year Community Redevelopment Agency Budget worksheet presents an outline of the potential projects and associated costs identified during the Community Redevelopment Plan update, the current and proposed redevelopment programming and the estimated administrative and operational costs for the Agency. The proposed 5 year Community Redevelopment Agency Budget worksheets also present the anticipated revenues and expenditures of the Agency. The proposed 5 year Community Redevelopment Agency Budget worksheets are not the Community Redevelopment Agency's 5-Year budget. The proposed 5 year Community Redevelopment Agency Budget worksheet's information may be used by the Community Redevelopment Agency to prioritize projects, identify alternate sources of revenues and assist the Agency's development of its Annual Work Plans and Budgets.

The Community Redevelopment Agency prepares an Annual Work Plan and Budget each year for adoption by the Community Redevelopment Agency and the City.

PROPOSED 5-YEAR ANNUAL BUDGET (WORKSHEET)

PROPOSED CAPITAL PROJECTS	2020	2021	2022	2023	2024	2025
Grow Local	\$350,000	\$1,701,380	\$1,107,500	\$1,107,500	\$1,107,500	\$1,107,500
Brewery Site		\$601,380				
Medical District Implementation		\$250,000	\$250,000	\$250,000	\$250,000	\$250,000
Maintain Inventory of Public Parcels			\$7,500	\$7,500	\$7,500	\$7,500
Property Acquisitions	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000
Local Business Support (Incentives)		\$500,000	\$500,000	\$500,000	\$500,000	\$500,000
Establish Community	\$1,350,000	\$1,115,000	\$1,000,000	\$1,035,000	\$1,125,000	\$1,000,000
City Center Green (Master Plan)	\$115,000	\$115,000				
Issue Targeted RFQs	\$35,000			\$35,000		
Revise Land Development Code	\$125,000				\$125,000	
Identify additional Sites for Public Improvements	\$75,000					
Improve Existing Community Amenities (Set-Aside)	\$250,000	\$250,000	\$250,000	\$250,000	\$250,000	\$250,000
Stormwater improvements (Set-Aside)	\$750,000	\$750,000	\$750,000	\$750,000	\$750,000	\$750,000
Build Connections	\$125,000	\$5,390,263	\$7,008,383	\$1,350,000	\$1,350,000	\$1,350,000
78th Avenue Complete Street		\$5,265,263	\$5,265,263			
78th Street Roundabout			\$393,120			
Identify Additional Ped and Corridor Improvements (Set-Aside)			\$500,000	\$500,000	\$500,000	\$500,000
Prepare a Bicycle Pedestrian Master Plan	\$125,000	\$125,000				
Trail Connections to Regional County Network			\$350,000	\$350,000	\$350,000	\$350,000
Identify Additional Public space and public realm improvements (Set-Aside)			\$500,000	\$500,000	\$500,000	\$500,000
Diversify Housing	\$550,000	\$550,000	\$150,000	\$150,000	\$150,000	\$150,000
Remediation and Revitalization	\$400,000	\$400,000				
Homeowner Improvement Grant Program	\$150,000	\$150,000	\$150,000	\$150,000	\$150,000	\$150,000
CURRENT CAPITAL IMPROVEMENTS	\$1,957,000	\$2,500,000	\$1,100,000	\$-	\$-	\$-
Debt Service for Property Purchase next to Performing Arts Center	\$1,500					
Downtown Parking Expansion	\$400,000	\$2,500,000	\$1,100,000			

PROPOSED 5-YEAR ANNUAL BUDGET (WORKSHEET)

Placemaking (Public Space: Planning, Design, Management)	\$100,000	\$100,000	\$100,000			
Property Acquisition	\$800,000	\$800,000				
5600 Block Electrical Upgrade	\$25,000					
CRA Building Renovation and Site Work	\$250,000	\$250,000				
Caboose Restoration	\$30,000					
CRA Implementation (Consultant) CRA Plan Refinement and Extension	\$100,000					
CRA Professional Services (Consultant)	\$75,000					
England Bros. Park Bandshell and other Renovations	\$125,000					
Barbara S. Ponce Library Renovations	\$50,500					
Debt Service for Properties Purchase Adjacent to PW and PAC	\$1,500					
PSTA Bus Shelter Partnership Program	\$40,000	\$40,000	\$40,000	\$40,000	\$40,000	
OPERATIONS	\$1,407,439	\$111,411	\$114,197	\$117,052	\$119,978	\$122,977
Full Time Salaries	\$75,683	\$77,575	\$79,514	\$81,502	\$83,540	\$85,628
Social Security	\$5,778	\$5,922	\$6,070	\$6,222	\$6,378	\$6,537
Group Insurance	\$14,476	\$14,838	\$15,209	\$15,589	\$15,979	\$16,378
Pension	\$12,674	\$12,991	\$13,316	\$13,649	\$13,990	\$14,340
Workers Compensation	\$83	\$85	\$87	\$89	\$92	\$94
Office Supplies	\$103	\$105	\$108	\$110	\$113	\$116
Operating Supplies	\$17,938	\$18,386	\$18,846	\$19,317	\$19,800	\$20,295
Advertising	\$10,250	\$10,506	\$10,769	\$11,038	\$11,314	\$11,597
Building Internal Services	\$54,325	\$55,683	\$57,075	\$58,502	\$59,965	\$61,464
Grounds	\$-					
Appraisal Services	\$2,563	\$2,627	\$2,692	\$2,760	\$2,829	\$2,899
Audit Services	\$7,688	\$7,880	\$8,077	\$8,279	\$8,486	\$8,698
Legal Services	\$20,500	\$21,013	\$21,538	\$22,076	\$22,628	\$23,194
Management Services	\$-					
Property Taxes	\$18,578	\$19,043	\$19,519	\$20,007	\$20,507	\$21,019
Memberships	\$1,199	\$1,229	\$1,260	\$1,291	\$1,324	\$1,357
Travel & Training	\$2,563	\$2,627	\$2,692	\$2,760	\$2,829	\$2,899
Telephone	\$308	\$315	\$323	\$331	\$339	\$348

PROPOSED 5-YEAR ANNUAL BUDGET (WORKSHEET)

Water	\$4,613	\$4,728	\$4,846	\$4,967	\$5,091	\$5,219
Electricity	\$8,200	\$8,405	\$8,615	\$8,831	\$9,051	\$9,278
General Insurance	\$17,271	\$17,703	\$18,146	\$18,599	\$19,064	\$19,541
Transfer to CIP Fund	\$-					
Transfer to Police CRA Operations	\$1,081,399	\$1,108,434	\$1,136,144	\$1,164,548	\$1,193,662	\$1,223,503
Demolition	\$-					
Operating Equipment	\$-					
Contingency	\$51,250	\$52,531	\$53,845	\$55,191	\$56,570	\$57,985
PROGRAMMING	\$775,000	\$575,000	\$75,000	\$75,000	\$75,000	\$75,000
Façade Grant Program	\$75,000	\$75,000	\$75,000	\$75,000	\$75,000	\$75,000
Commercial Anchor Incentive	\$200,000					
CRA Improvement Plan Program	\$500,000	\$500,000				
EXPENDITURES GRAND TOTAL	\$6,514,439	\$11,943,054	\$10,555,080	\$3,834,552	\$3,927,478	\$3,805,477
Projected TIF Revenue	\$3,100,389	\$3,363,584	\$3,447,673	\$3,533,865	\$3,622,212	\$3,712,767
Carryover to following year	\$(3,414,050)	\$(8,579,471)	\$(7,107,407)	\$(300,687)	\$(305,266)	\$(92,710)

TAX INCREMENT FUND PROJECTIONS

County at 95% & City Contribution at 95%				
Year	CRA	Expansion	Total	Cumulative
2019				
2020	\$3,313,862		\$3,313,862	\$3,313,862
2021	\$3,449,948	\$69,036	\$3,518,984	\$6,832,846
2022	\$3,589,436	\$139,799	\$3,729,235	\$10,562,081
2023	\$3,732,411	\$212,330	\$3,944,741	\$14,506,822
2024	\$3,878,961	\$286,674	\$4,165,635	\$18,672,457
2025	\$4,029,174	\$362,878	\$4,392,052	\$23,064,509
2026	\$4,183,143	\$440,986	\$4,624,129	\$27,688,638
2027	\$4,340,961	\$521,047	\$4,862,008	\$32,550,646
2028	\$4,502,724	\$603,109	\$5,105,833	\$37,656,479
2029	\$4,668,531	\$687,223	\$5,355,754	\$43,012,233
2030	\$4,838,484	\$773,440	\$5,611,924	\$48,624,157
2031	\$5,012,685	\$861,812	\$5,874,497	\$54,498,654
2032	\$5,191,242	\$952,394	\$6,143,636	\$60,642,290
2033	\$5,374,262	\$1,045,240	\$6,419,502	\$67,061,792
2034	\$5,561,858	\$1,140,408	\$6,702,266	\$73,764,058
2035	\$5,754,144	\$1,237,954	\$6,992,098	\$80,756,156
2036	\$5,951,237	\$1,337,939	\$7,289,176	\$88,045,332
2037	\$6,153,257	\$1,440,424	\$7,593,681	\$95,639,013
2038	\$6,360,327	\$1,545,471	\$7,905,798	\$103,544,811
2039	\$6,572,575	\$1,653,144	\$8,225,719	\$111,770,530
2040	\$6,790,129	\$1,763,509	\$8,553,638	\$120,324,168
2041	\$7,013,121	\$1,876,633	\$8,889,754	\$129,213,922
2042	\$7,241,688	\$1,992,585	\$9,234,273	\$138,448,195
2043	\$7,475,970	\$2,111,436	\$9,587,406	\$148,035,601
2044	\$7,716,108	\$2,233,258	\$9,949,366	\$157,984,967
2045	\$7,962,250	\$2,358,126	\$10,320,376	\$168,305,343
2046	\$8,214,546	\$2,486,115	\$10,700,661	\$179,006,004
2047	\$8,473,149	\$2,617,305	\$11,090,454	\$190,096,458
2048	\$8,738,217	\$2,751,774	\$11,489,991	\$201,586,449

EXISTING CONDITIONS



CRA OVERVIEW

The original Pinellas Park Community Redevelopment Area was established in accordance with Florida Statutes Chapter 163, Part III, in 1988 through the coordinated efforts of the City of Pinellas Park and Pinellas County Government. The Community Redevelopment Area was established to address identified conditions of blight that were determined present within the area.

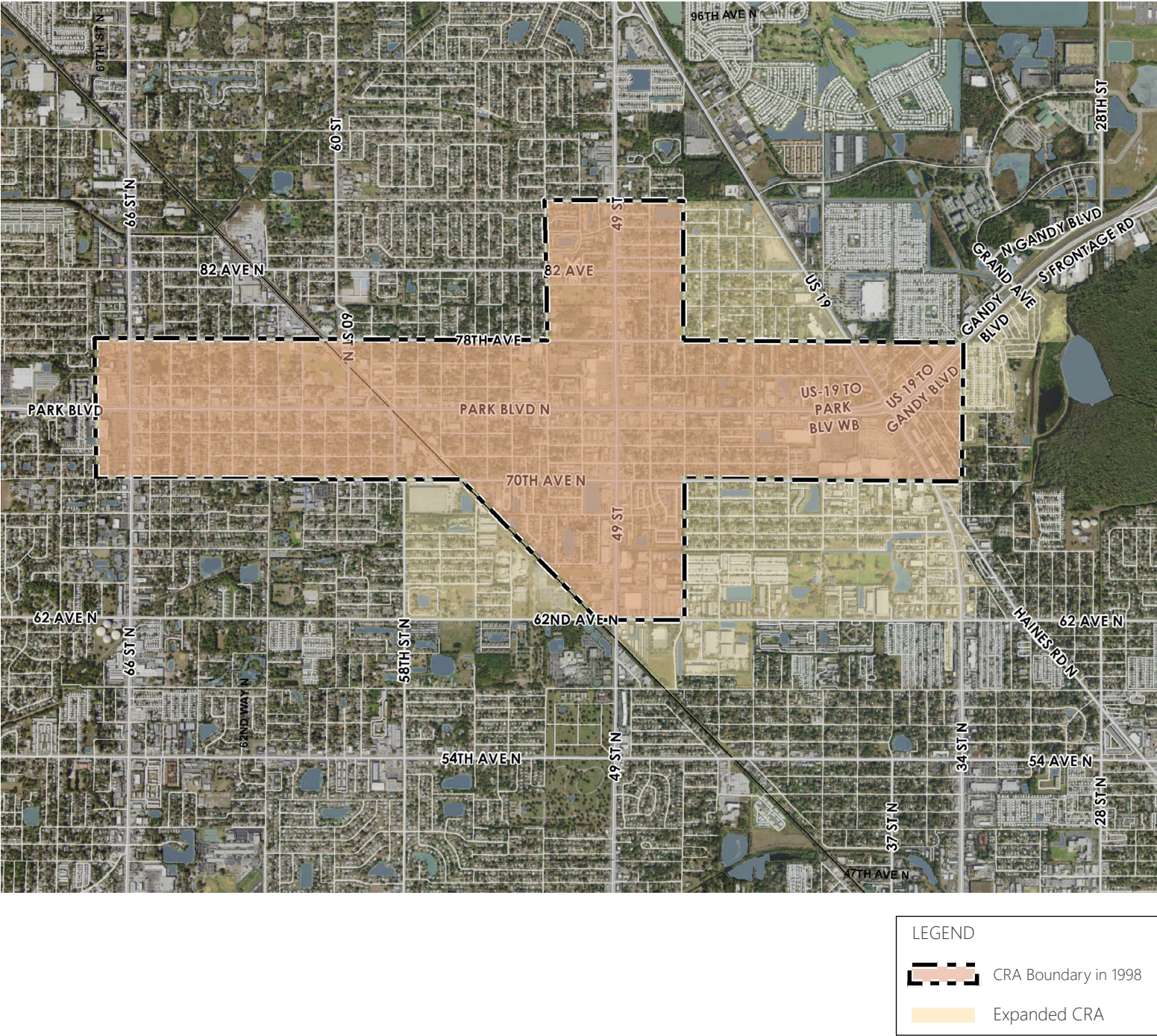
The size of the Community Redevelopment Area established in 1988 was 1,733 acres, inclusive of right-of-way. The Pinellas Park Community Redevelopment Area is generally centered along Park Boulevard with 34th Street as the eastern border and 67th Way as the western border. 78th Avenue and 62nd Avenue North are the northern and southern boundaries respectively. The Community Redevelopment Area extends several additional blocks north and south along the 49th Street North (CR 611) corridor to 62nd Avenue North on the southern side of the redevelopment area and 86th Avenue on the northern side of the redevelopment area. In the summer of 2018, at the direction of Pinellas County representatives, the City evaluated areas that are contiguous to existing Pinellas Park CRA and the newly established Lealman Community Redevelopment Area for potential inclusion in an expanded Pinellas Park Community Redevelopment Area. The potential expansion of the Pinellas Park Community Redevelopment Area was desired by the County to provide a seamless border, with no gaps, between the two adjacent CRAs (the Lealman CRA and the Pinellas Park CRA) and to link future coordinated capital improvement projects and to provide safer transportation options along 49th Street North, 70th Avenue North and 62nd Avenue North.

In close coordination with Pinellas County Planning and Community Redevelopment staff, the City of Pinellas Park performed a Finding of Necessity evaluation in accordance with Florida Statutes', Chapter 163.355 and 163.340(7), (8). This Finding of Necessity evaluation would determine if the potential expansion areas display the requisite conditions of slum or blight and are therefore qualified for inclusion within the extant Pinellas Park

Community Redevelopment Area. In addition, the City of Pinellas Park evaluated the proposed expansion areas using Pinellas County's Community Redevelopment Area Policy Program and Implementation Guidelines-Criteria for Eligibility and Local Designation (adopted January 10, 2017).

The Finding of Necessity evaluation determined that the proposed expansion areas qualified for inclusion in the existing Pinellas Park CRA boundaries in accordance with Florida Statutes' requirements. The City's evaluation of the proposed expansion area utilizing the Pinellas County Community Redevelopment Area Policy Program and Implementation Guidelines-Criteria for Eligibility and Local Designation determined that the existing Pinellas Park CRA and the proposed CRA expansion areas qualify as an Urban Revitalization Area with a potential operational timeframe of up to 30 additional years with a review at 15 years and a potential Tax Increment Fund participation rate by the County of up to 95% of the collected tax increment. The City adopted the Finding of Necessity Report in December 2018. Map 2-1 shows the 1988 Pinellas Park Community Redevelopment Area boundaries and the expansion area. The expansion area is 748 acres, increasing the total area of the Pinellas Park CRA to 2,481 acres.

MAP 2-1. EXISTING CRA AND EXPANSION AREA



POPULATION

Pinellas Park experienced a less than 1% increase in population between 2000 and 2010. The US Census estimated the population to have increased from 11,972 to 12,130 or a 0.13% overall growth while Pinellas County during that same period saw 5.9% growth.

More than three quarters of the Redevelopment Area's population is white (96.8%) with a higher share of Hispanic residents than black residents, 13.9% and 6.2% respectively.

There are approximately 5,242 households in the Pinellas Park Redevelopment Area and the median household income of \$40,608 falls below Pinellas County's median of \$47,090. While household income is lower within the Redevelopment Area boundary, this is not representative of all households; nearly 14% of Pinellas Park CRA households reported a median household income of over \$100,000.

DEMOGRAPHIC TAPESTRY SEGMENTS

One means of analyzing population data and trends is by using Tapestry Segmentation. Tapestry Segmentation provides an accurate, description of America's neighborhoods— U.S. residential areas are divided into 67 distinctive segments based on their socioeconomic and demographic composition— then further classifies the segments into LifeMode and Urbanization Groups. The top 5 Tapestry Segments in Pinellas Park are Front Porches, Traditional Living, Rustbelt Traditions, Small Town Simplicity, and Metro Fusion.

While Florida is historically known as a State comprised of a primarily older demographic, the Median Ages for the top 5 Tapestry Segments present in Pinellas Park are all 40 years of age and below. These Tapestry Segments are described briefly and shown below in Table 2-1.

Table 2-1. Pinellas Park CRA Top 5 Tapestry Segments

Tapestry Segments	2018 Pinellas Park	2016 US Households
	Percent	Percent
Front Porches	43.2%	1.6%
Traditional Living	20.1%	1.9%
Rustbelt Traditions	13.5%	2.2%
Small Town Simplicity	13.1%	1.9%
Metro Fusion	9.0%	1.4%
Subtotal	98.9%	9.0%

Source: ESRI, BAO, S&ME, 2018



Front Porches

Front Porches blends household types, with more young families with children or single households than average. This group is also more diverse than the US. Half of householders are renters, and many of the homes are older town homes or duplexes. Friends and family are central to Front Porches residents and help to influence household buying decisions. Residents enjoy their automobiles and like cars that are fun to drive. Income and net worth are well below the US average, and many families have taken out loans to make ends meet.

Demographic Profile

- Median Age: 34.2
- Average Household Size: 2.55
- Median Household Income: \$39,000

DEMOGRAPHIC TAPESTRY SEGMENTS



Traditional Living

Residents in this segment live primarily in low-density, settled neighborhoods in the Midwest. The households are a mix of married-couple families and singles. Many families encompass two generations who have lived and worked in the community; their children are likely to follow suit. The manufacturing, retail trade, and health care sectors are the primary sources of employment for these residents. This is a younger market—beginning householders who are juggling the responsibilities of living on their own or a new marriage, while retaining their youthful interests in style and fun.

Demographic Profile

- Median Age: 35.5
- Average Household Size: 2.51
- Median Household Income: \$39,300



Rustbelt Traditions

The backbone of older industrial cities in states surrounding the Great Lakes, Rustbelt Traditions residents are a mix of married-couple families and singles living in older developments of single-family homes. While varied, the work force is primarily white collar, with a higher concentration of skilled workers in manufacturing, retail trade, and health care. Rustbelt Traditions represents a large market of stable, hard-working consumers with modest incomes but an average net worth of nearly \$400,000. Family oriented, they value time spent at home. Most have lived, worked, and played in the same area for years.

Demographic Profile

- Median Age: 39.0
- Average Household Size: 2.47
- Median Household Income: \$51,800

DEMOGRAPHIC TAPESTRY SEGMENTS



Small Town Simplicity

Includes young families and senior householders that are bound by community ties. The lifestyle is down-to-earth and semi-rural, with television for entertainment and news, and emphasis on convenience for both young parents and senior citizens. Residents embark on pursuits including online computer games, renting movies, indoor gardening, and rural activities like hunting and fishing. Since 1 in 4 households is below poverty level, residents also keep their finances simple—paying bills in person and avoiding debt.

Demographic Profile

- Median Age: 40.8
- Average Household Size: 2.26
- Median Household Income: \$31,500



Metro Fusion

Metro Fusion is a young, diverse market. Many residents do not speak English fluently and have moved into their homes recently. They are highly mobile and over three quarters of households are occupied by renters. Many households have young children; a quarter are single-parent families. The majority of residents live in midsize apartment buildings. Metro Fusion is a hard-working market with residents that are dedicated to climbing the ladders of their professional and social lives. This is particularly difficult for the single parents due to median incomes that are 36% lower than the US level.

Demographic Profile

- Median Age: 29.3
- Average Household Size: 2.65
- Median Household Income: \$35,700

EXISTING LAND USE

The predominant land uses in the Pinellas Park Redevelopment Area are Single Family Residential, Industrial, and Commercial which span over 36 percent, 16 percent, and 15 percent of the redevelopment area, respectively. There is a large quantity of public and institutional land within the redevelopment area, which includes churches, schools, and municipal lands, and accounts for just over 12 percent of the Redevelopment Area. Table 2-2 shows the existing land uses within the Redevelopment Area.

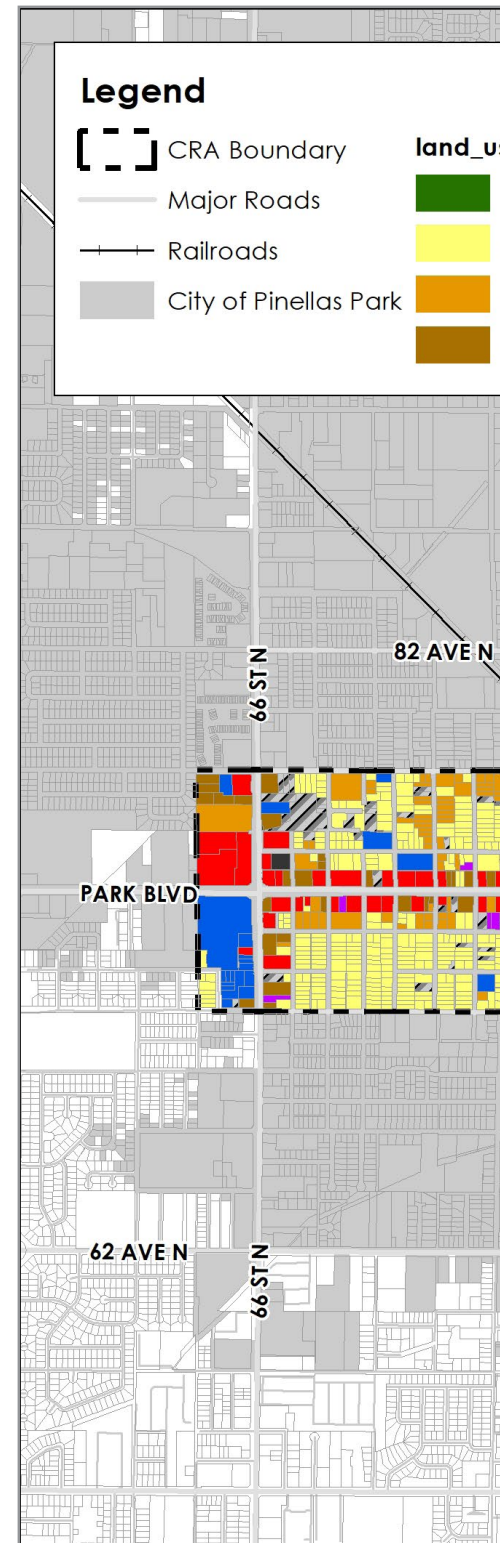
Existing land uses determine the Redevelopment Area's tax base which then defines the amount of funds available to the redevelopment agency for redevelopment projects. Institutional uses do not pay taxes. Vacant land, or land with no structures on it, generally yields less ad valorem revenue than developed land. There are over 270 acres of land in the redevelopment area which generate little to no tax revenue. While institutional uses are unlikely to withdraw from the redevelopment area, the 73 acres of vacant land present an opportunity to enhance the redevelopment area through new development and generate additional tax increment revenue.

Table 2-2. Existing Land Uses (ELU)

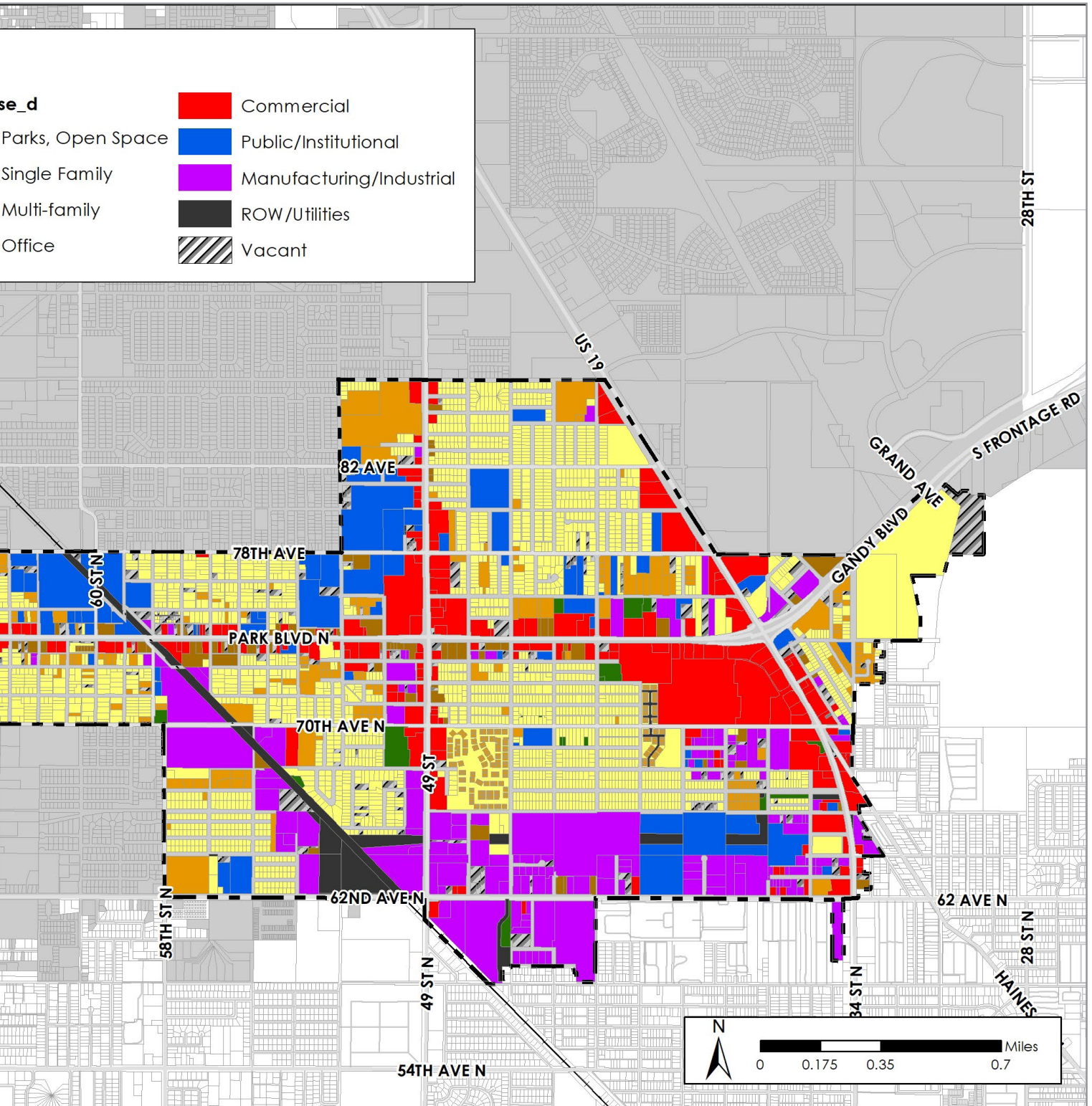
Existing Land Use (ELU)	Acreage	Percent of Total
Parks, Open Space	16.0	1%
Single Family	590.3	36%
Multi-family	163.7	10%
Office	51.2	3%
Commercial	244.9	15%
Public/Institutional	196.8	12%
Manufacturing/Industrial	263.2	16%
ROW/Utilities	53.0	3%
Vacant	73.3	4%
Total	1,652.4	100%

Source: Department of Revenue, 2018

Note: Existing land use acreage does not include roadway, right-of-way.



MAP 2-2. EXISTING LAND USE



FUTURE LAND USE

The City's Comprehensive Plan includes an adopted Future Land Use Map (FLUM) within the Future Land Use Element (FLUE) that depicts potential future development within Pinellas Park through the 2035 planning horizon. The FLUE is used for the identification of future infrastructure needs. Table 2-3 shows the FLUM categories located within the Community Redevelopment Area.

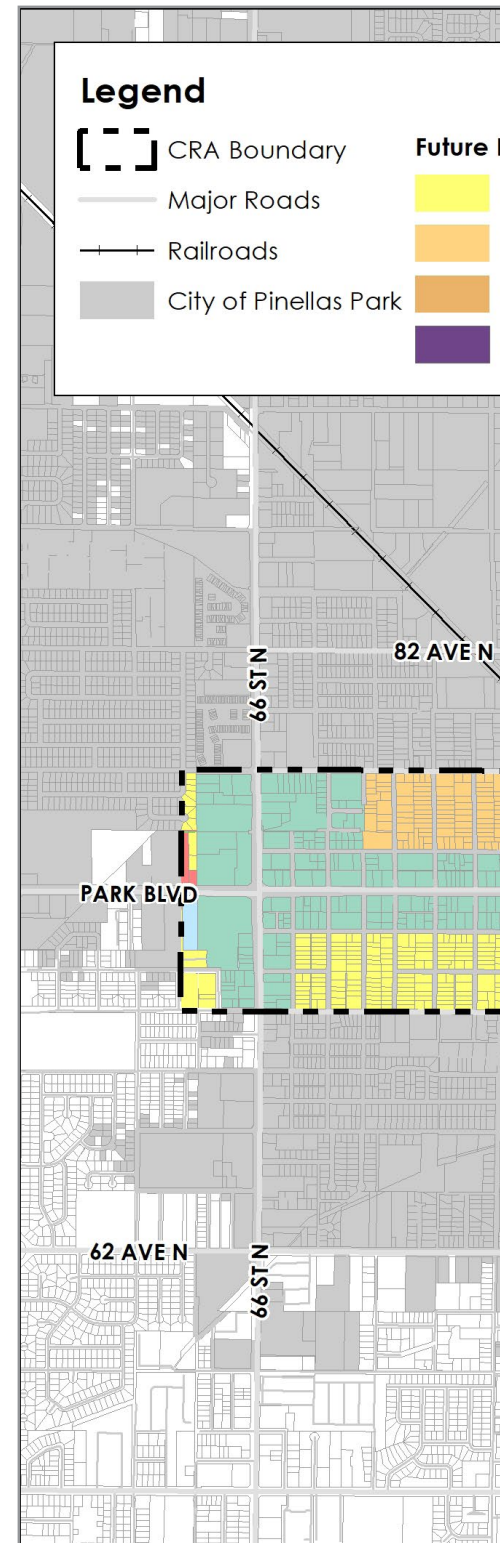
The primary future land use within the Redevelopment Area is Community Redevelopment District, representing approximately 738.4 acres, or roughly 36 percent of the total redevelopment area. The second largest future land use category is Residential Urban which covers just over 18 percent of the CRA.

Table 2-3. Future Land Uses (FLU)

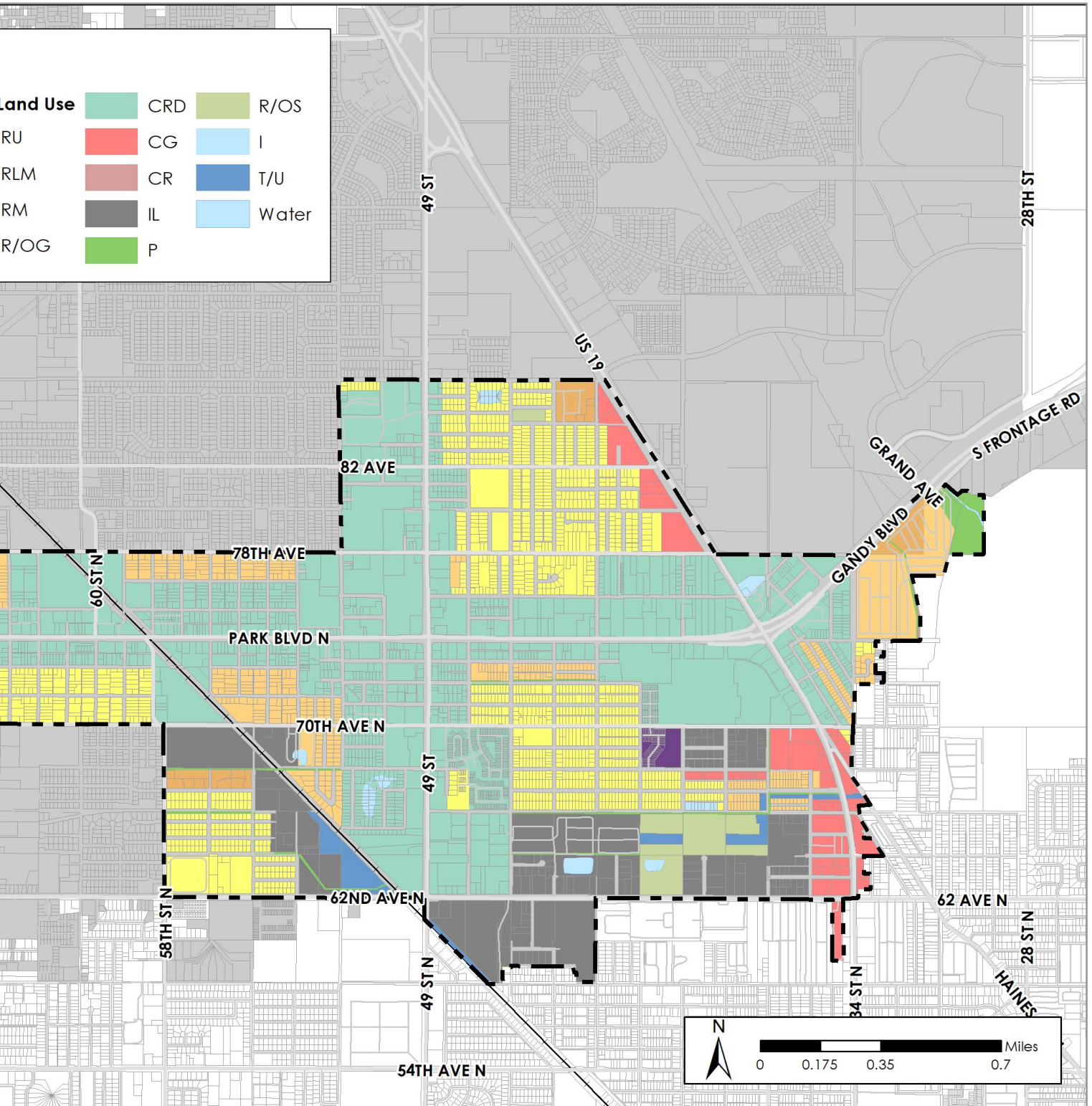
Future Land Use (FLU)	Acreage	Percent of Total
Community Redevelopment District	738.4	36.6%
Residential Urban	369.5	18.3%
Industrial Limited	234.5	11.6%
Preservation	195.0	9.7%
Residential Low Medium	159.4	7.9%
Commercial General	101.4	5.0%
Residential Medium	85.9	4.3%
Recreation/Open Space	50.0	2.5%
Water	30.1	1.5%
Transportation/Utility	23.2	1.2%
Commercial Recreation	13.4	0.7%
Residential/Office General	8.3	0.4%
Institutional	5.8	0.3%
Grand Total	2,014.9	100%

Source: City of Pinellas Park GIS, 2018

Note: The total acreage for the study area shown in Table X does not match the acreage shown for the ELU (Table X) due to the mapping methodologies used. The ELU map is parcel-based (each parcel is assigned a use), whereas the FLU map is created with polygons (covering in many instances rights-of-way and natural features, and slightly overlapping categories).



MAP 2-3. FUTURE LAND USE



ZONING

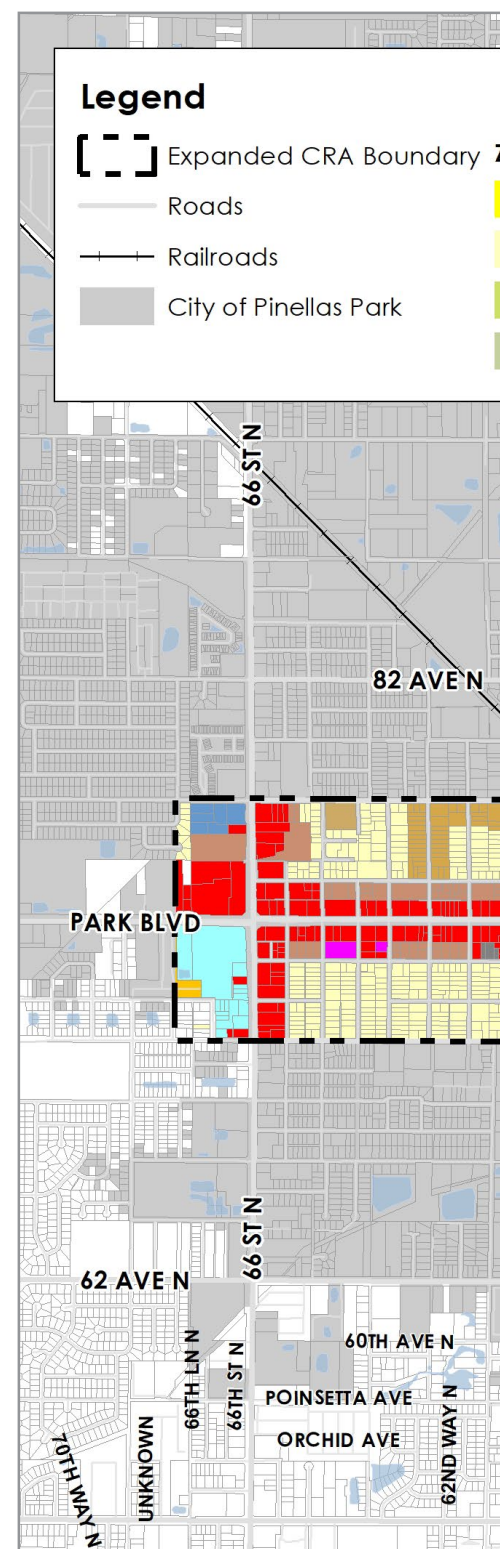
Just over 40 percent of the CRA is zoned Residential (R-1, R-2, R-3, R-4, R-5, or R-6), followed by nearly 25 percent Commercial (B-1 and CH) and just over 17 percent is Light Industrial (M-1).

Table 2-4 provides detail on the distribution zoning districts within the Redevelopment Area.

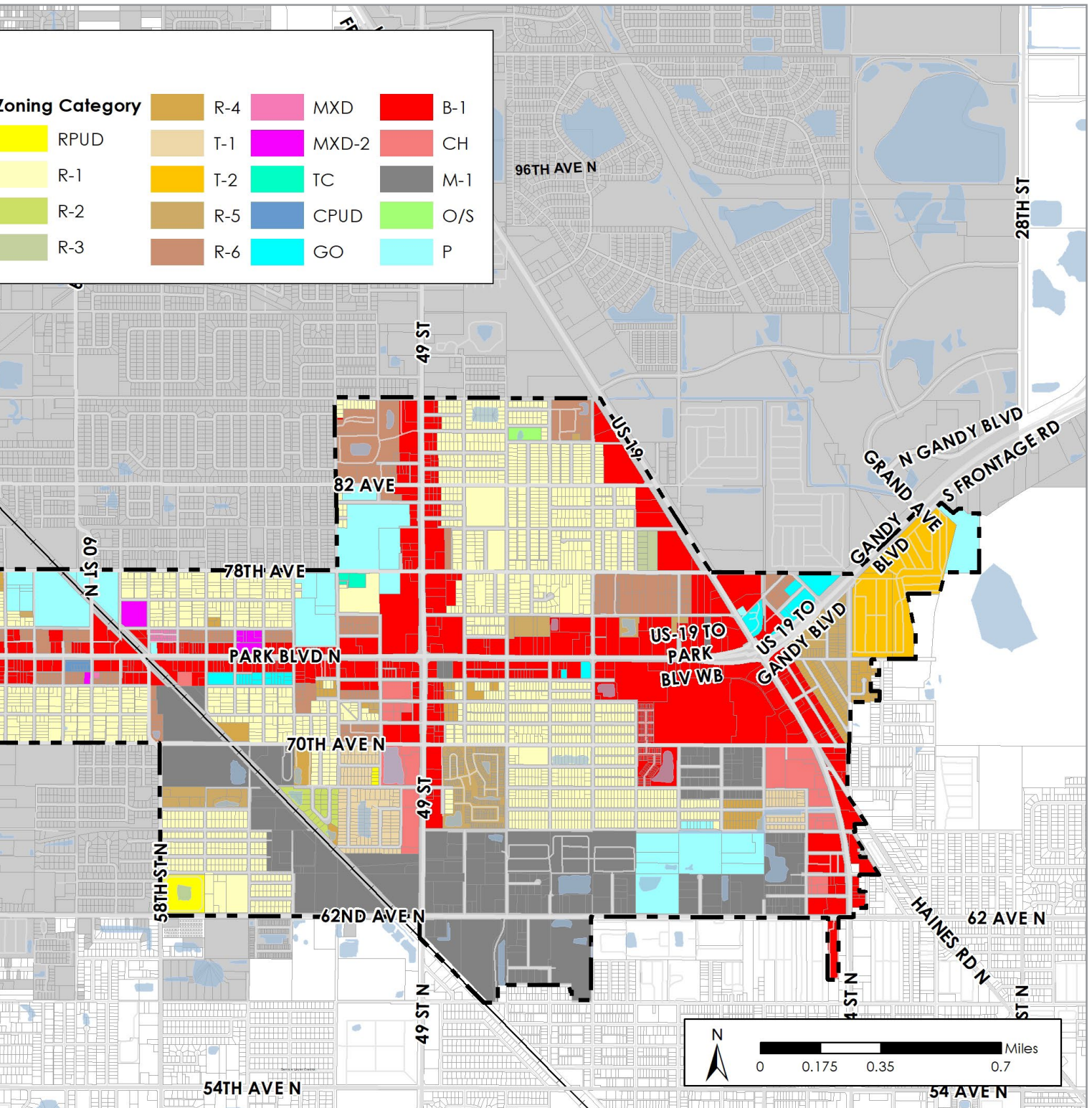
Table 2-4. Zoning Districts

District Name	Principal Permitted Uses	Percent of CRA Area
RPUD: Residential PUD		0.55%
R-1: Single Family Residential	Max. density of 7 du/ac	26.86%
R-2: Single Family Residential	Max. density of 5.8 du/ac	0.40%
R-3: Single Family Residential	Max. density of 4.3 du/ac	0.25%
R-4: Duplex Residential	Max. density of 10 du/ac	2.36%
R-5: Multifamily Residential	Max. density of 15 du/ac	3.70%
R-6: Multifamily Residential/ Commercial	Max. density of 15 du/ac	6.53%
T-1: Mobile Home Subdivision	Max. density of 8.7 du/ac	1.82%
T-2: Mobile Home Park	Max. density of 10 du/ac	3.27%
MXD: Mixed Use	Max. density of 15 du/ac (up to 25 with density bonus) Max. FAR 0.45 (up to 1 with density bonus)	0.11%
MXD-2: Mixed Use		0.52%
TC: Town Center	Max. density of 15 du/ac (up to 25 with density bonus) Max. FAR 0.75 (up to 2.75 with density bonus)	0.11%
CPUD: Commercial PUD	Max. density of 12 du/ac	0.34%
GO: General Office		0.92%
B-1: General Commercial	No residential is permitted	22.66%
CH: Heavy Commercial		2.31%
M-1: Light Industrial	No residential is permitted	17.47%
O/S: Open Space	Max. density of 12.5 du/ac	0.13%
P: Public		7.91%

Source: City of Pinellas Park GIS, 2018



MAP 2-4. ZONING



TECH MEMO #1

GAP ANALYSIS





Technical Memorandum #1

To: Laura Canary, Community Redevelopment Coordinator

From: John Jones, AICP, CRP

Cc: Adeline Collot, Community Planner; Carson Cooper, Planning Intern

Date: August 21, 2018

Subject: CRA Plan Assessment-Gap Analysis

S&ME completed a review of the 1990 Pinellas Park Community Redevelopment Plan's Goals and Objectives (Gap Analysis). The review evaluated the plan's "Four Vital Issues" and corresponding goals and objectives, as well as major capital projects listed under each of the five Activity Center profiles and in the 2016 Comprehensive Plan, and determined the attainment or **realization** of the Objectives and capital projects based on the CRA annual reports since 2006, City documents, and other data sources (i.e. Property Appraiser data, US Census data, Aerial Mapping, etc.). The achievements of the Pinellas Park CRA were graded using the terms *realized* (R), *not realized* (NR), and *partially realized* (PR). Additionally, the review evaluated new businesses listed in annual reports and identified businesses still in operation and categorized them by sector. The findings of the review details are compiled in the tables on subsequent pages of this memorandum. The "Gap" Analysis and new business analysis identifies what businesses are thriving in the CRA, and what was planned to be completed in the 1990 Redevelopment Plan versus what was actually completed to date.

The Pinellas Park Community Redevelopment agency has accomplished or partially accomplished almost all of the objectives and capital improvement projects identified in the 1990 Redevelopment Plan. The only notable "Gaps" or variation from the 1990 Redevelopment Plan's planned tasks and accomplished tasks deal with re-zoning and overlay districts set out in the original plan, and transportation goals. The Activity Centers established in the 1990 plan are not discussed in the City's Land Development Code, nor are some of the re-zoning recommendations. Similarly, architectural design guidelines within the CRA and an architectural review committee were not established. Some transportation initiatives including traffic studies, community surveys, transit service improvements, and policy goals have not yet been achieved. ***Overall the Pinellas Park CRA has accomplished a great majority of capital projects and is continuing progress on almost all of the 1990 redevelopment objectives. Specific challenges remain, however these accomplishments and ongoing progress provide a strong base for future improvements and additional economic activation of the redevelopment area.***

Pinellas Park | Technical Memorandum #1 – Community Redevelopment Plan Gap Assessment

The Pinellas Park CRA Plan has accomplished the following tasks and projects:

- Construction of the new Pinellas Park Performing Arts Center and green parking lot
- Completed Park Blvd drainage project phases I-IV
- **196 new businesses since 2006, still in operation**
- Median improvements along Park Blvd, 49th St, and 66th St
- Pedestrian crossing improvements
- Landscaping improvements at Performing Arts Center, City Hall, City Auditorium, Park Station, St. Giles Community Center
- Street widening
- Ongoing sidewalk improvement program for pedestrians and ADA compliance
- Park amenity development and improvements at Pond Park, McDevitt Park, England Brothers Park, and Davis Field
- Refurbished Caboose at Park Station
- Interior business remodels and renovations
- Demolition of blighted buildings
- St. Giles II Community Center
- Green parking lots, retention ponds, and other storm water management amenities
- Continuing United Cottages revitalization cooperative project through street improvements and buying parcels
- New signage at City Hall, England Brother's Park, Arts Village, and Performing Arts Center
- Homeowner's Assistance Grant Program
- Small Business Assistance Grant Program for façade improvements and ADA compliance renovations
- Count-down pedestrian crossings, bike paths, and thermoplastic striping at: 78th Ave and 66th St, 49th St and 70th Ave, and 49th St and 86th Ave
- Traffic calming chicane on 62nd Way from 76th to 78th Ave
- Turning lane at 82nd Ave and 66th St
- Establishment of CRPU (Community Redevelopment Policing Unit)



CRA PLAN GAP ANALYSIS

Table 1 provides an overview of the objectives outlined in the 1990 Pinellas Park CRA Plan and assigns a grade of either, "realized" (R), "partially realized" (PR), or "not realized" (NR) to each objective.

The 1990 Plan was comprised of 26 objectives; 80 percent have been fully realized or partially realized. The highest number of objectives fall within the "partially realized" category, with 46 percent, followed by 34 percent having been fully realized. Only 19 percent of the original objectives have been "not realized".

Table 1. 1990 CRA Plan Redevelopment Objectives Assessment Summary

Objective	Grade	Comments
LAND USE & DEVELOPMENT		
Designate critical areas of the CRD as downtown business district	(NR)	Plan suggests amending Future Land Use Plan to include DBD areas within CRD; currently just zoned as CRD
Create activity centers to accept and direct future high intensity development and to protect existing neighborhoods from pressure of incompatible uses	(PR)	Plan suggests having LDC reflect highest intensity and commercial uses in activity centers, and commercial should only be encouraged in these centers. Zoning reflects only general B-1, not separated by activity center.
Identify unique activity centers within downtown	(PR)	Listed in original CRA plan as follows: Regional Center, Town Center, Employment Center, Community Center, and District Center; however, zoning and LDC's have not been modified.
Define the uses and activities to be encouraged and developed within the town center	(R)	"The Town Center shall encourage a diversity of uses with a major emphasis on street level activities including outdoor cafes and evening activities such as entertainment and civic functions." –Policy LU.1.10.5, Comp. Plan 2016
Use residential development to define and activate the centers	(R)	Sawgrass Village, St. Giles Manor and Parkside Commons Apartments spurred some residential development in their respective areas. The City is still in a cooperative project with United Cottages Corporation to revitalize 75 th Terrace and has begun buying parcels and demolishing blighted homes.
Organize a development pattern that allows a mixture of uses	(PR)	Few areas in CRA are zoned as MUPUD (mixed use planned unit development), MXD-1, and MXD-2; however, most of the CRA area is zoned as General Commercial and General Office with adjacent single-family residential. Densities in the downtown area remain low and mostly single-use. Current zoning does not reflect re-zoning recommendations in original plan. There are conditions in B-1 that allow for mixed use, but it is not required.
Achieve quality redevelopment and new construction through a development review process	(PR)	Quality development has occurred in limited areas in the CRA, however, the development review process has not been modified specifically for CRA projects.
Encourage infill and redevelopment to provide mass, scale, and design themes for Downtown	(NR)	Architectural guidelines and an architectural review committee were not established.



Objective	Grade	Comments
INFRASTRUCTURE IMPROVEMENTS		
Support form through provision of infrastructure	(R)	The provision of bus pads and stops, median improvements, signal improvements, sidewalk program, city hall lighting, library renovations, signage, street improvements, landscaping, and park improvements have established the form of the CRA.
Focus public policy and investment to achieve form	(R)	<p>Policies have many plans and projects addressing specific issues and areas: Façade Grant Program, Homeowner Assistance Program, Brownfields Grant Program, Boardwalk and Wetland Restoration project, Bus Shelter Partnership Program, Anchor Tenant incentive program.</p> <p>Funding streams continue to focus on the grant programs (that improve home and commercial exterior and interior forms), as well as infrastructure improvements.</p> <p>All of these programs and funding streams are ongoing.</p>
Create a sense of public identity; define, enhance and add public spaces and facilities	(R)	<p>Major parks in the CRA (McDevitt, England Brothers, Davis Field, Pond Park) have had major improvements and amenities added in order to upgrade the experience. The CRA's ongoing wetland restoration program will be able to construct/enhance passive parks and street parks, especially in residential neighborhoods.</p> <p>Public facilities have also received major renovations in order to accommodate community needs, especially for large events.</p>
Emphasize and reinforce the concept of "Park" through public and private landscaping	(R)	Through park enhancements, new landscaping around civic buildings and medians, and the home improvement grants, landscaping has been improved on both public and private properties. The new wetland restoration program aims to improve connectivity of street parks and passive parks, especially in residential neighborhoods.



Objective	Grade	Comments
TRANSPORTATION		
Provide maximum access by various means of transportation	(PR)	While significant improvements have been made in providing access to various modes of transportation (i.e., ADA compliance, transit and roadway improvements), there remains additional infrastructure safety and functional improvements (i.e., pedestrian and bicycle infrastructure improvements) that can be made to enable maximum access to various modes of transportation.
Evaluate alternatives to automobile dependence within Downtown	(NR)	Studies identified in Plan have not been initiated.
Manage peak hour traffic flows on major arteries	(PR)	The CRA has limited capability to manage peak traffic flows. The provision of pedestrian improvements as well as traffic improvements (turn lanes, channelization, slowing) helps manage traffic flow. However, bike infrastructure is limited and the area is still car-dominated.
Accommodate automobile circulation and storage while reducing detrimental effects to the form of Downtown	(NR)	The reevaluation of speed limits and establishment street service standards to maintain the infrastructure have not been initiated.
Improve vehicular flow on Park Boulevard for through traffic and local access	(PR)	Some signalization (40 th St) and channelization (58 th St), and the addition/ enhancement of bus stops/bus pads. Plan suggests reevaluating median closures and curb cuts (has not happened).
Develop alternative parking approaches to improve traffic flow, foster commercial development and support the Activity Centers	(NR)	Location of structured parking in Town Center not established (suggested in Plan). No system of parking ratios established for shared parking (like matrix).
Encourage pedestrian circulation systems among and between activity centers	(R)	Many pedestrian improvements have been made through signalization, crosswalks and intersection improvements, and the Sidewalk Program. Walkability is likely to improve as these programs continue and are followed by streetscaping.
Provide for the efficient delivery of goods and services to commercial and office uses	(PR)	The Plan states establishing service periods (not established), marked truck route system (not established) minimum delivery/service area criteria (established), and new garbage service criteria (established 2011).
Encourage improved services to the transportation disadvantaged	(PR)	PSTA (regional transit authority) has made some regional plans/improvements, including 'first mile/last mile' improvements for Pinellas Park. But inclusivity/accessibility for low-income has not been improved. The CRA has added bus pads and shelters to enhance rider experience.



Objective	Grade	Comments
BUSINESS SUPPORT		
Expand the local and regional economic role of downtown	(PR)	Downtown is a draw for the local economy, between the various community centers and surrounding local businesses and the larger shopping plazas and malls. Regionally, downtown does not yet draw a lot of attention but as community events and the Arts Village grow, they are likely to draw more regional economic activity.
Enhance downtown as an attraction for residents, workers, shoppers, and tourists	(R)	Downtown and the CRA remain the focus of Pinellas Park for all residents, employees, and visitors. Large public events attract people from all over, but downtown is lacking in retail options. Improvements and new programs are ongoing to enhance activity.
Establish downtown as the focus of cultural, educational, social, and community activities	(R)	Large community centers like the Performing Arts Center and parks in the CRA, as well as the Arts Village, draw many of these types of events. They will only continue to grow as improvements are made.
Establish a setting for various types of retail	(PR)	Businesses in retail have increased (23% of total new businesses), since 2006. Almost all of downtown is zoned as B-1 and consists of shopping plazas, some with empty storefronts, and large amounts of surface parking.
Develop downtown as a living environment through expanding and upgrading of housing supply and types	(PR)	Buying of parcels and beginning infrastructure improvements for the United Cottages revitalization project. Blocks directly behind the CRD are zoned as R-6 (multi-family-commercial) as a transition to the majority R-1 neighborhoods that surround the CRD. However, most of the R-6 areas remain low density housing rather than high-density mixed use. The addition of Sawgrass Village and St. Giles Manor offer more medium density, but housing in the CRD continues to be primarily single-family homes.

Source: Pinellas Park 1990 CRA Plan and Annual Reports 2006-2016; S&ME, 2018.

(R)=Realized

(PR)=Partially Realized

(NR)=Not Realized



BUSINESS DEVELOPMENT IN THE CRA

The establishment and continuation of businesses in the CRA is indicative of the developing business market in Pinellas Park. Tracking the number of new businesses in the CRA still in operation can give insight into the types of businesses that are successful and don't change every few years. As shown below, there have been a total of 196 new businesses that are currently still in operation within the CRA since 2006, with the majority of businesses falling under the 'services' category. This analysis illustrates there are opportunities to continue fostering service businesses, as well as facilitate growth in other business categories such as retail and restaurants.

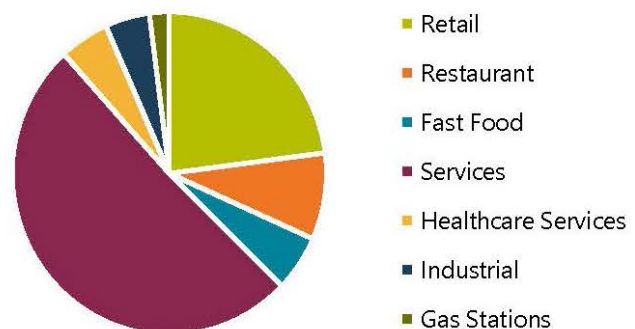
Table 2. New Businesses by Sector since 2006 (still in operation)

Type of Business	Count	Percent of Total
Retail (clothing, accessories, electronics, supermarkets, pet stores, auto dealers)	45	23%
Restaurants (Sit-down restaurant with waited tables)	17	9%
Fast Food (drive-thru or counter service)	11	6%
Services (banks, salons, auto repair, gyms, lawyers, landscaping, insurance companies, contractors)	100	51%
Healthcare Services (doctors' offices, healthcare centers, pharmacies)	10	5%
Industrial (Manufacturing, logistics, construction)	9	4%
Gas Stations	4	2%
Total	196	100%

Source: Pinellas Park CRA Annual Reports 2006-2016; S&ME, 2018.

The majority of new businesses have been of the service-type (51%) including repairs, landscaping, private contractors, and salons. Retail businesses have also increased in the CRA area, making up 23 percent of the total new businesses.

New Businesses by Sector since 2006





CAPITAL PROJECT DEVELOPMENT IN THE CRA

The Pinellas Park CRA Plan and the City-wide comprehensive plan contained specific capital projects that correspond to the original goals and objectives. Many large-scale capital projects have been accomplished by the CRA, most notably the Park Blvd Drainage Improvements Project which included four phases of significant storm water and infrastructure renovations. This drainage project has significantly reduced flooding that took place on Park Blvd and surrounding neighborhoods during heavy rain events. **There are no capital projects that were laid out in the 1990 Plan that were not addressed**, which is a major accomplishment. There are a number of capital projects that are ongoing that have been partially realized.

Table 3. Assessment Summary of Capital Projects

Capital Project	Grade	Comments
Thermoplastic striping at major intersections on 82 nd Ave from Belcher to US 19 and on 52 nd St from 70 th Ave to 94 th Ave	(R)	Completed 2011-2012
Illuminated Street Name Signs along Park Blvd	(R)	Completed 2011-2012
LED message boards at Park Station, City Hall, Performing Arts Center, and Town Square Plaza	(R)	Completed 2011-2012
Homeland Subdivision Drainage Project and Potable Water Distribution System	(R)	Completed 2011-2012
Park Blvd Drainage Improvements Project	(R)	Phases I-IV completed
Boulevard Streetscaping along Park Blvd, 49 th St, and 66 th St	(PR)	Consistent medians along Park Blvd but many lacking trees, some medians along 49 th but less frequent, and almost no medians along 66 th St.
Streetscaping along 70 th Ave, 78 th Ave, 58 th /60 th St	(PR)	Streetscaping efforts have included ADA accessibility improvements, sidewalk renovations, and new crosswalk signals. However, there are little to no trees along these roads.
Interconnected streetparks in residential areas	(PR)	Passive recreation areas, like Pond Park, and storm water ponds have improved natural area connectivity in residential neighborhoods. Ongoing process.
Park Gates	(PR)	The original plan called for park gates to act as grand entrance monuments for downtown. One is located across from the Gateway/Chamber of Commerce, however there isn't one on the East side near Gandy Blvd as proposed in the 1990 Plan.
CRA Sidewalk Program	(PR)	Ongoing
Construction of and improvements to new Performing Arts Center	(R)	Completed
United Cottages Revitalization Project	(PR)	Brick paved roads in place, CRA beginning to buy/aggregate parcels and demolish unsafe homes. Ongoing process.
Landscape Renovation Program	(PR)	Median and other public space improvements have occurred. Ongoing improvements programmed.
North Disston and Garnett subdivisions Drainage Improvements	(PR)	Phase I completed, including drainage, water line, curb and gutter improvements.

Source: Pinellas Park CRA Plan 1990, S&ME, 2018.

(R) = Realized; (PR) = Partially Realized; (NR) = Not Realized



PUBLIC INPUT

*COMMUNITY OUTREACH ACTIVITIES
DESIGN WORKSHOP
SURVEY RESULTS*

COMMUNITY OUTREACH EVENT PHOTOS

OPEN HOUSE August 10, 2018



HOLIDAY IN THE PARK November 30, 2018

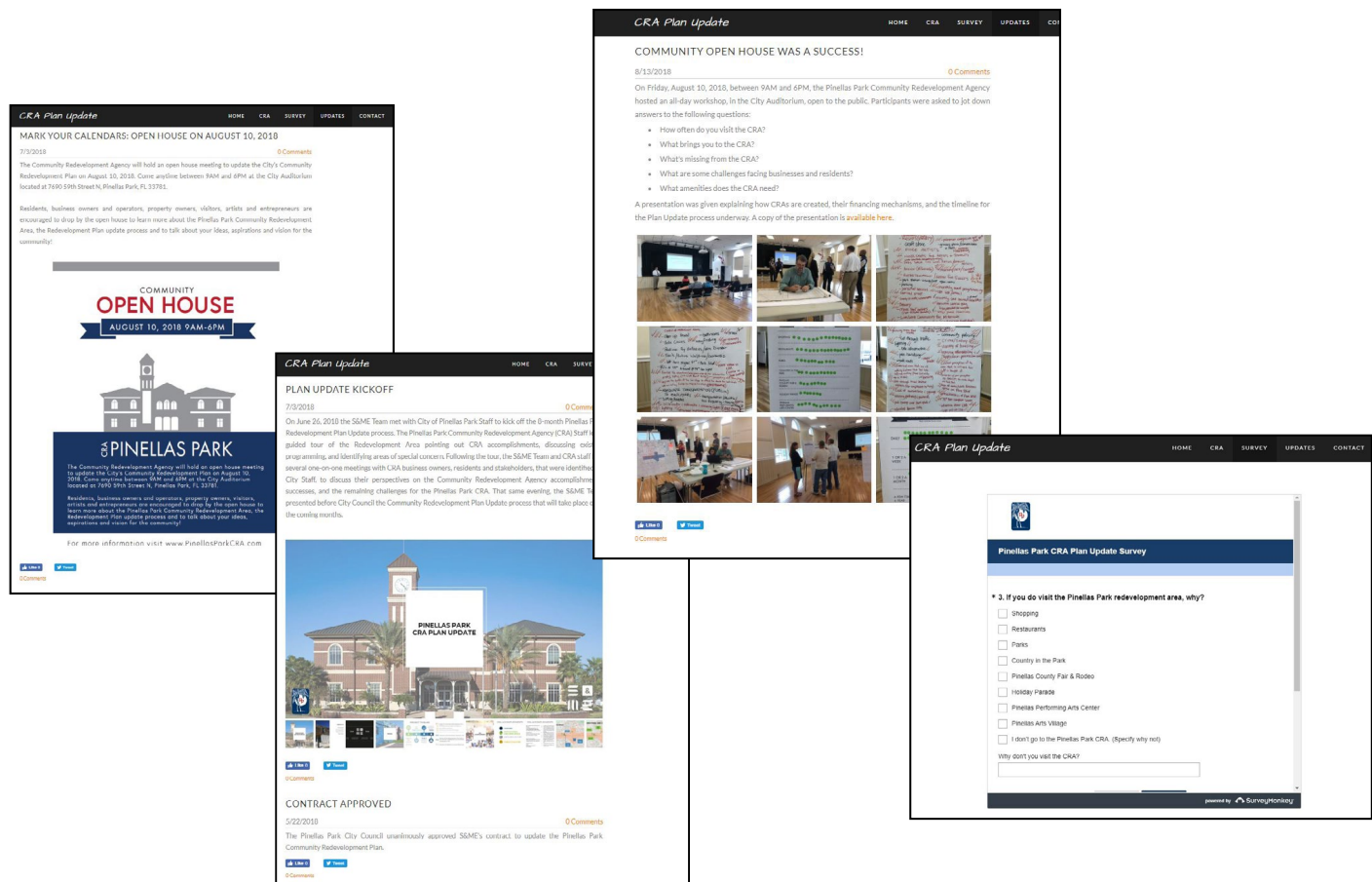


STAKEHOLDER INTERVIEWS

On June 26, 2018 S&ME staff conducted several one-on-one interviews with key City leaders, City staff and key stakeholders involved in the Pinellas Park Redevelopment Area. Interviewees were asked to discuss several questions relating to the issues, opportunities and challenges facing the Pinellas Park Community Redevelopment Area. City Departments included in the stakeholder interview process included the City Manager's Office, the Public Works Department, the Planning and Zoning Department and the Community Redevelopment Agency. Other stakeholder groups interviewed include Forward Pinellas Gateway Project representatives, members of the private sector development community, members of the business community and members of the local artists' community. Comments and discussion items gathered during the interviews were used to develop strategies and programming for use in the Community Redevelopment Plan update.

ONLINE COMMUNITY SURVEY

S&ME established an online presence for the Pinellas Park Community Redevelopment Plan, <https://www.pinellasparkcra.com/>, in May 2018. The website provided an online point of access for the public to participate in the CRA Plan update process. The website provided information about the update process, schedule and meeting information, contact information and access to an on-line survey. The online survey provided respondents the opportunity to tell us about themselves and to provide their insights and opinions regarding the Pinellas Park CRA. Comments and discussion items gathered during through the survey process were used to develop strategies and programming for use in the Community Redevelopment Plan update. Full survey results can be reviewed in the Appendix.



On Friday, August 10, 2018, between 9AM and 6PM, the Pinellas Park Community Redevelopment Agency hosted an all-day workshop in the City Auditorium, open to the public. A presentation was given explaining how CRAs are created, their financing mechanisms, and the timeline for the Plan Update process underway. Additionally, participants were asked to jot down answers to the following questions:

- What's missing from the CRA?
- What amenities does the CRA need?
- What are some challenges facing businesses and residents?
- How often do you visit the CRA?
- What brings you to the CRA?

Q1. What's Missing from the CRA?

Businesses	<ul style="list-style-type: none"> • More restaurant variety (healthy ones) • Personal services • More banks • Brewery • Craft store • Antique stores • Health grocer (i.e. Luckies, Rollin' Oats, Earth Fare, Fresh Market)
Infrastructure	<ul style="list-style-type: none"> • Areas for entertainment/events • Festival street • Pedestrian overpass to cross Park Blvd • Urban agriculture • Solar panel incentives • Parking • Workshops and selling space for artists/student artists
Housing	<ul style="list-style-type: none"> • Live/work community for Millennials • Affordable housing
Community	<ul style="list-style-type: none"> • Farmer's Market
Events	<ul style="list-style-type: none"> • Monthly CRA business meet-up and CRA email list/blast • More monthly programming/events

OPEN HOUSE

Q2. What amenities does the CRA need?

Infrastructure	<ul style="list-style-type: none"> • Improved crosswalks, sidewalks, and crossing lights • Bicycle lanes • Bathrooms • Clean overgrowth • More canopy trees for shade • Overpass to cross Park Blvd and railroad track • Improved lighting • Bicycle racks • More protected turn signals on Park Blvd • Drainage improvements in residential areas • Benches, places to sit
Transportation	<ul style="list-style-type: none"> • Better public transit with improved shelters • Trolleys • Re-time signals
Community	<ul style="list-style-type: none"> • Police enforcement of cyclists
Events	<ul style="list-style-type: none"> • Live music

Q3. What are some challenges facing businesses and residents?

Businesses	<ul style="list-style-type: none"> • Lack of local skilled workers • Undesirable businesses or unmaintained frontages • Need better advertising • Shortage of business space on Park Blvd
Infrastructure	<ul style="list-style-type: none"> • Parking shortage • Signage • Landscaping • Not enough shade • Need bicycling infrastructure • Parking lots and roads not well lit at night
Perceptions	<ul style="list-style-type: none"> • Crime • Lack of safety • Pan handling • No walkability
Transportation	<ul style="list-style-type: none"> • Signal Timing • Painted crosswalks needed • Transit lacking • Signalization at crosswalks • Neighborhood cut through traffic
Housing	<ul style="list-style-type: none"> • Shortage of affordable housing and application process is too long

Q4. How often do you visit the CRA?

The majority of attendees visited the CRA daily (67%), and 15% of attendees visited a few times a year or less.

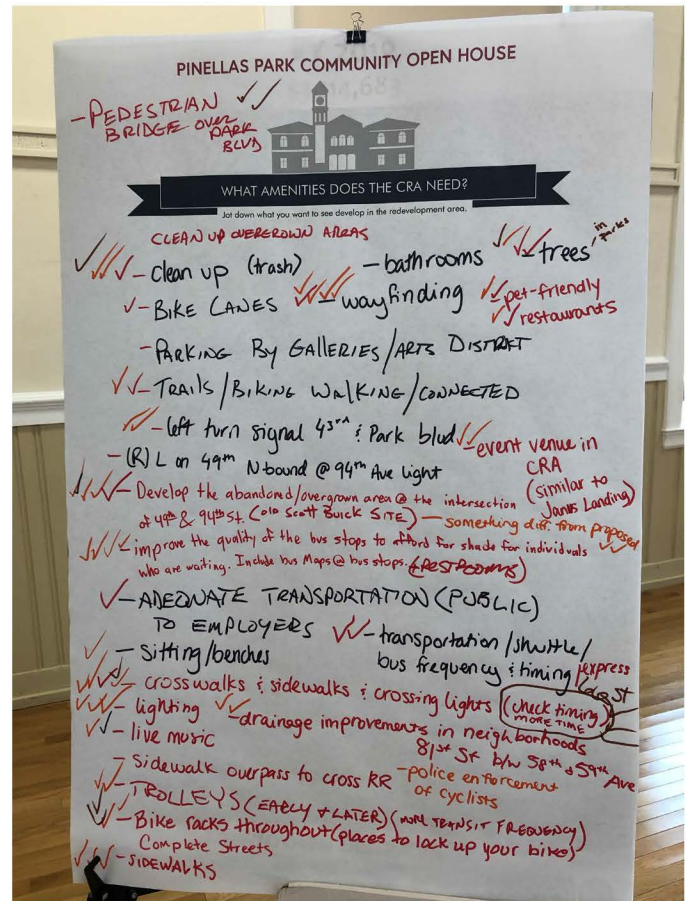
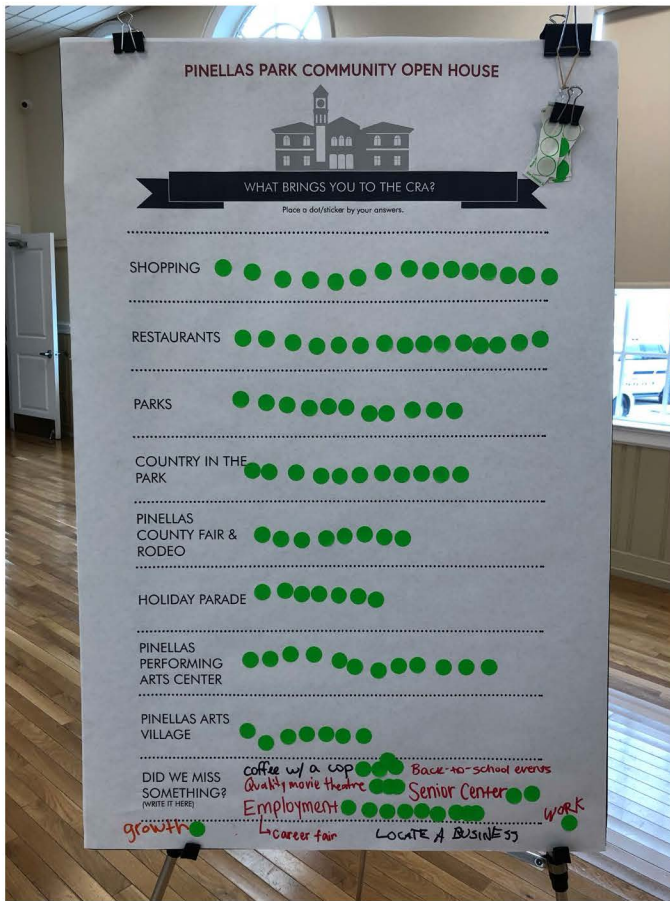
Response	Count	Percent
Daily	22	67%
Once or twice a week	4	12%
Once or twice a month	2	6%
A few times year	2	6%
Seldom or never	3	9%
Total	33	

Q5. What brings you to the CRA?

The major draws to the CRA are shopping and restaurants, within nearly half of the respondents visited (45%). One-third of respondents came to the CRA for its parks and the Country in the Park event (33%). Just under one-quarter of respondents attended the Pinellas County Fair & Rodeo and the Pinellas Arts Village (24% and 21% respectively).

Response	Count	Percent
Shopping	15	45%
Restaurants	15	45%
Parks	11	33%
Country in the Park	11	33%
Pinellas County Fair & Rodeo	8	24%
Holiday Parade	7	21%
Pinellas Performing Arts Center	12	36%
Pinellas Arts Village	7	21%
Coffee with a cop	4	12%
Senior Center	2	6%
Employment	10	30%
Total	33	

OPEN HOUSE EVENT PHOTOS



HOLIDAY IN THE PARK

S&ME hosted a “Public Input and Information Booth” at the Holiday in the Park. We received input from event participants on their “Preferred Development Types” and “Desired Park and Recreation Amenities”. We also had a “Children’s Corner” where kids could write down their ideas for park features on Christmas ornaments that were hung in the booth. We had over 75 people stop by the booth and offer their ideas and thoughts. Lots of good information was gathered that addressed the preferred development types, potential park user groups, design themes and desired uses within the CRA.

Desired Parks and Recreation Amenities

Amenity	Count
Equestrian Trails	29
Skate Park	15
Pickleball Courts	8
BMX/Scooter Path	31
Edible Gardens/Community Gardens	34
Outdoor Workout Stations	24
Dog Park	21
Rock Climbing/Obstacle Course	39
Total	201

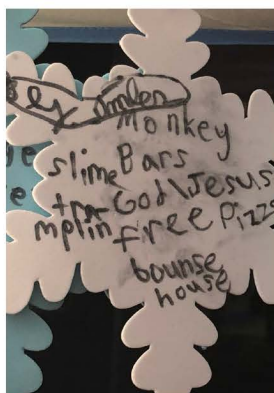
Preferred Development Types

Amenity	Count
Mixed Use	10
Outdoor Dining	15
Walking and Bike Paths	28
Apartments	10
Townhomes	6
Live Work Units	8
Transit	11
Green Infrastructure	23
Total	111

Kids’ ideas

Amenity	Count
Pool	4
Ferris Wheel	1
Tires	1
Dog Tunnels	1
Arcade	2
Sandbox	1
Rollercoaster	1
Climbing Wall	1
Monkey Bars	5
Tree House	1
Farm	1
Water Park	3
More Cops	1
Obstacle Course	1
Splash Pad	6
Slime	2
Tandem Swings	3
Zipline	1
Slide	5
Merry go Round	1
Bounce House	2
Total	44

VISUAL PREFERENCE SURVEY



COMMUNITY VISIONING AND DESIGN WORKSHOPS



The development of a “city center” and “create a sense of place” were recurring themes that were identified in previous versions of the Pinellas Park Community Redevelopment Plan and also discussed during the stakeholder interviews. The creation of a sense of place required the community to discuss and determine what they wanted the physical, built environment, to ultimately look like and what features, uses and activities were desired in a new Pinellas Park “city center”. The Pinellas Park CRA facilitated two Community Visioning

and Design Workshops. The workshops were held on February 7 and February 26, 2019. The goal of the workshops was to develop a Community Vision for the redevelopment area, identify desired development types and uses and identify public improvements to the built environment that would advance the development of a “sense of place” and a “city center”.

PRESENTATION OF PRELIMINARY DESIGN CONCEPTS

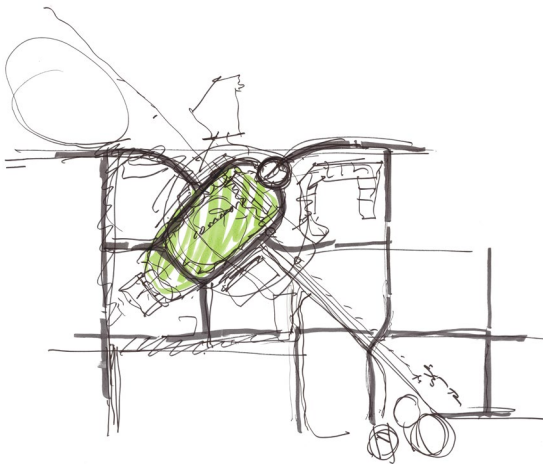
PERFORMING ARTS DISTRICT CONCEPT



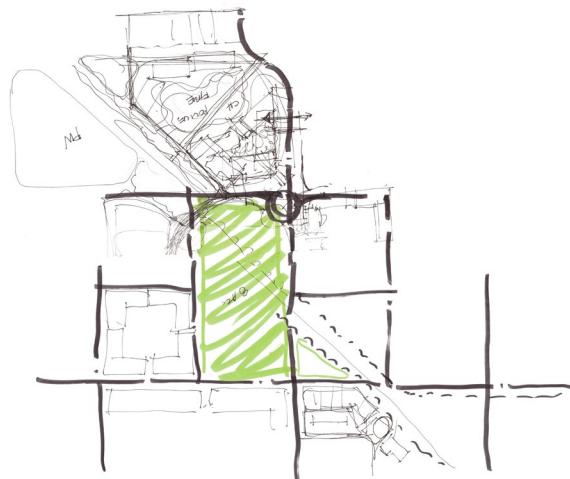
The preliminary design concepts were presented to the Pinellas Park Community Redevelopment Agency Governing Board on March 26, 2019. The output of the Community Visioning and Design Workshops included a Community Vision for the redevelopment area and several designs for physical improvements to City owned properties and roadways within the redevelopment area. The proposed physical improvements included “complete-street” streetscape improvements that would link existing City assets and facilities, such as City Hall, the Performing Arts Center, England Brothers Park and Davis Field. Additional output of the Community Visioning and Design Workshops also included various planning concepts that identified potential redevelopment sites and redevelopment programs that would enable the development of a city center and destinations that would create a sense of place within the City to enable the on-going realization of the redevelopment “vision” for the area.

The preliminary conceptual city center concepts sought to connect existing City assets and activity areas and to develop “destinations” and a “sense of place” within the redevelopment area and within proximity to the City’s historic Geographic Center. There were two key areas of focus, the City Center District (near Davis Field) and the Performing Arts District (near England Brothers Park and the Performing Arts Center). The following graphics show differing iterations and alternative designs that were discussed and evaluated during the workshops.

CITY CENTER DISTRICT CONCEPT 1



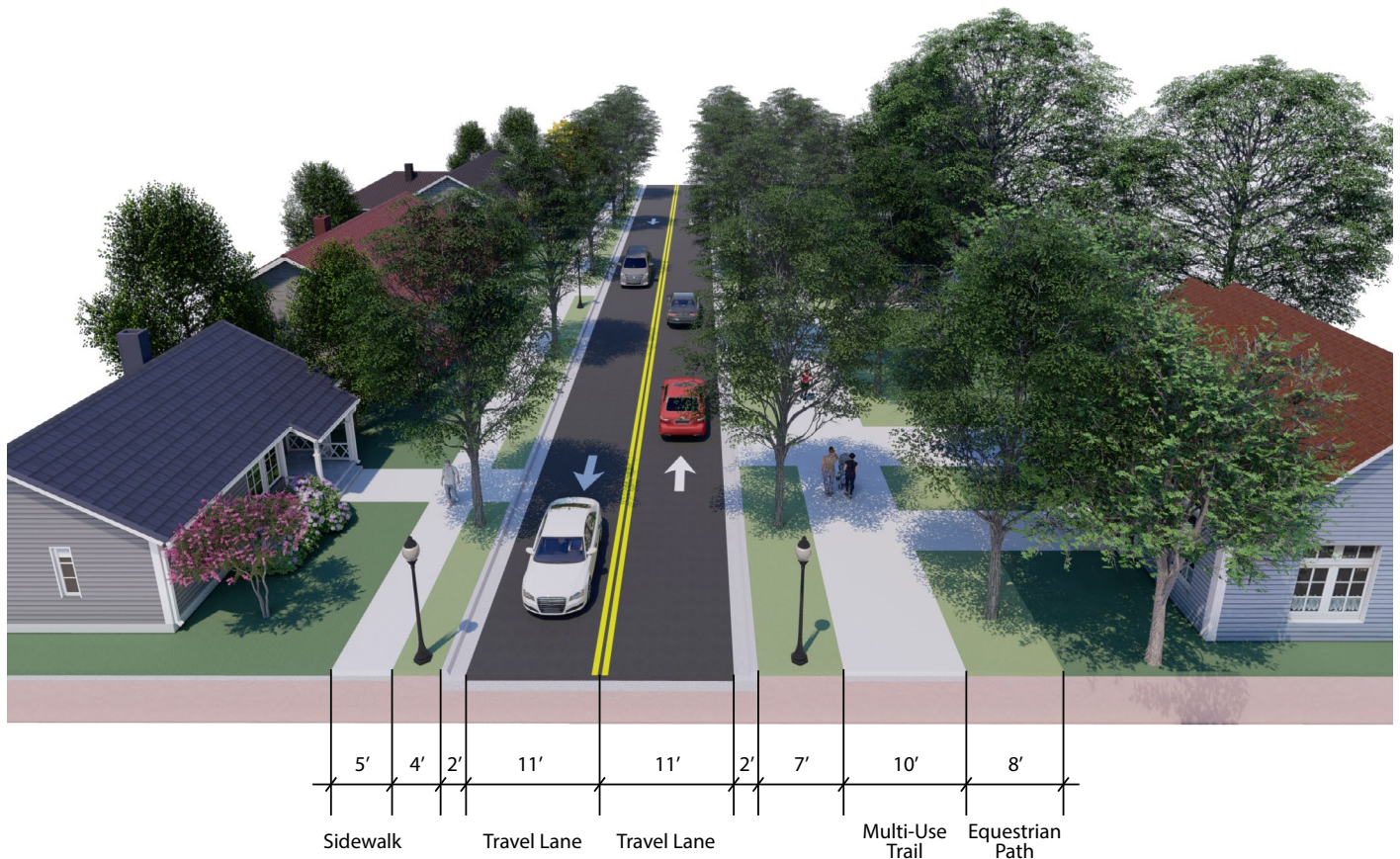
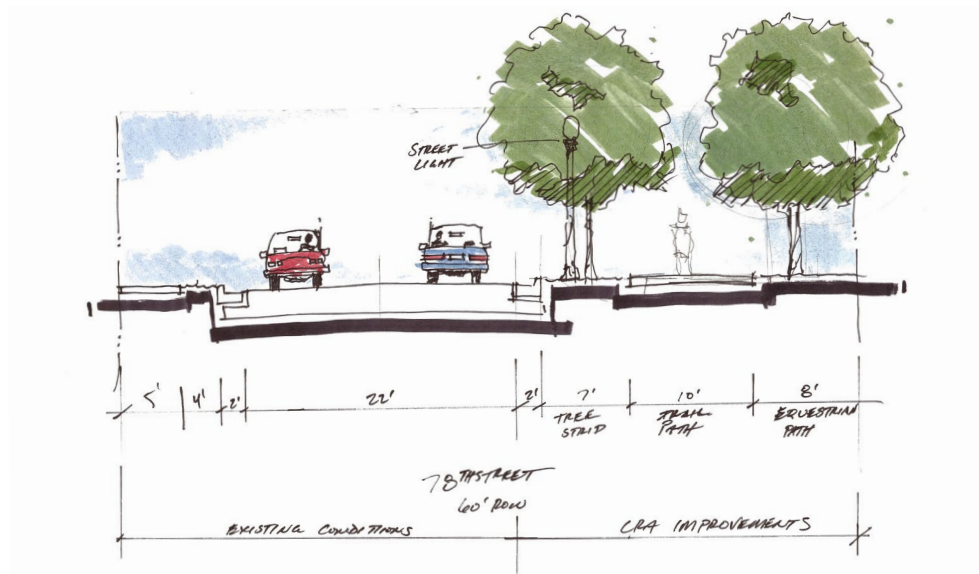
CITY CENTER DISTRICT CONCEPT 2



PROPOSED STREETScape IMPROVEMENT

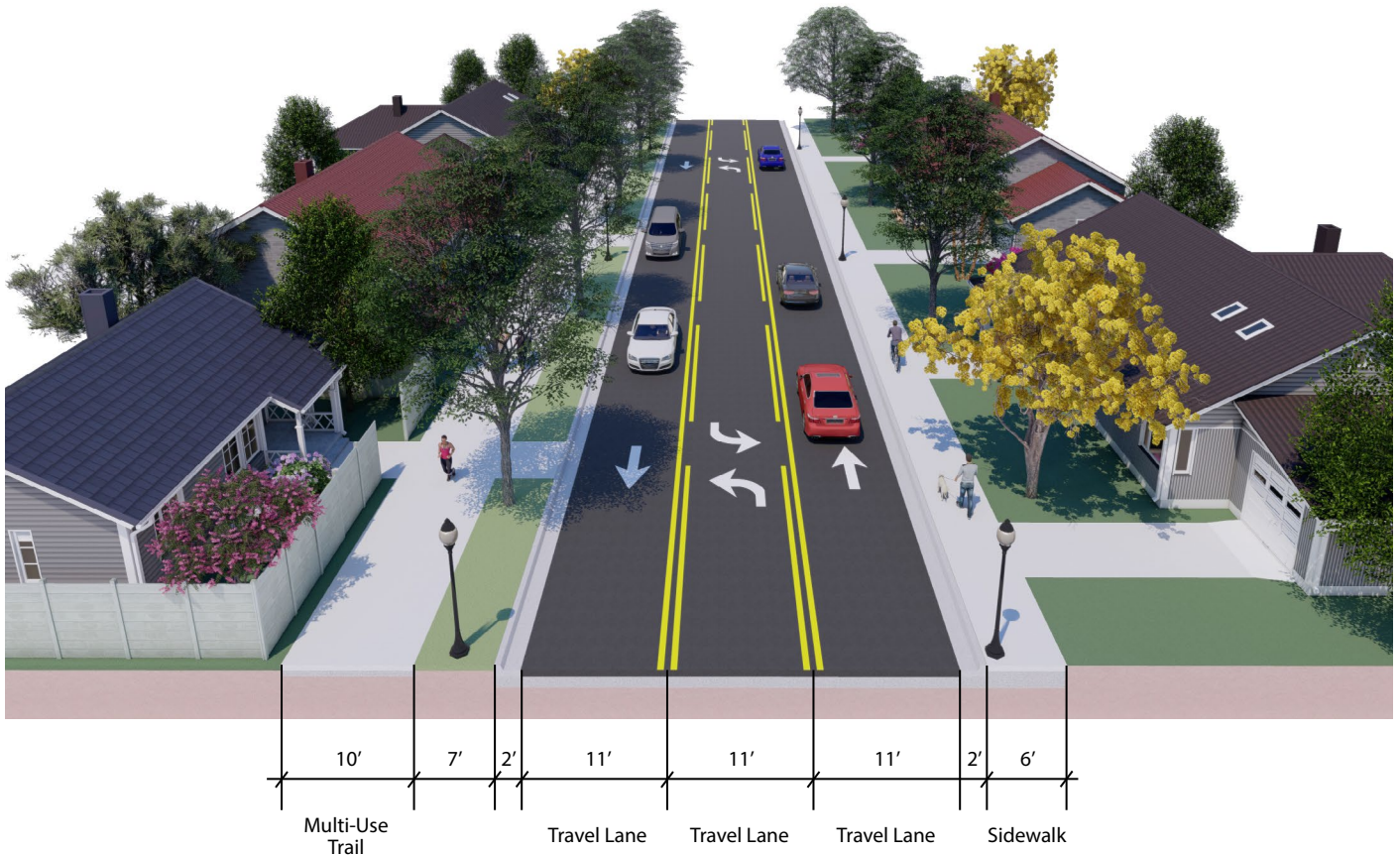
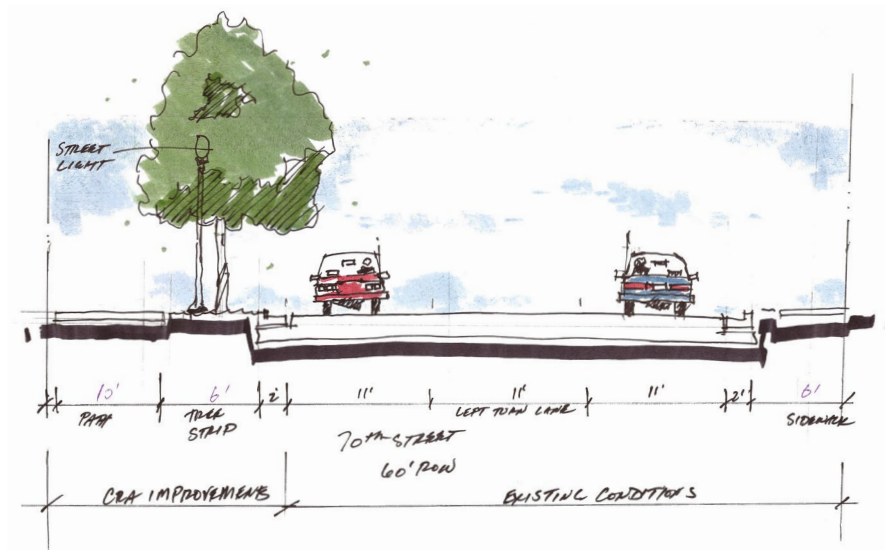
The following preliminary complete-street streetscape concepts were developed during the Community Visioning and Design Workshops. The proposed improvements to 78th Avenue and 70th Avenue are intended to provide alternative east-west connectors that parallels Park Blvd. and enables connections between Davis Field and the City Hall/Performing Arts Center/England Brothers Park amenities.

78TH AVENUE PROPOSED SKETCH & MODEL (60' ROW)



PROPOSED STREETSCAPE IMPROVEMENT (78TH AVENUE & 70TH AVENUE)

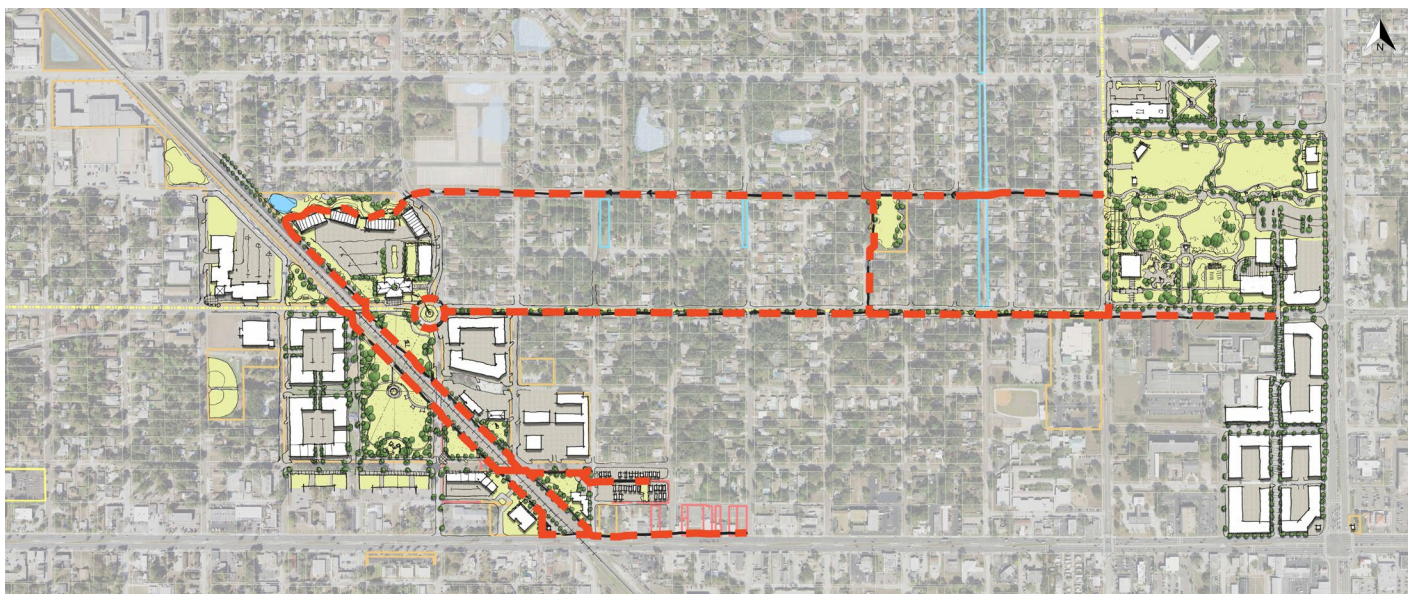
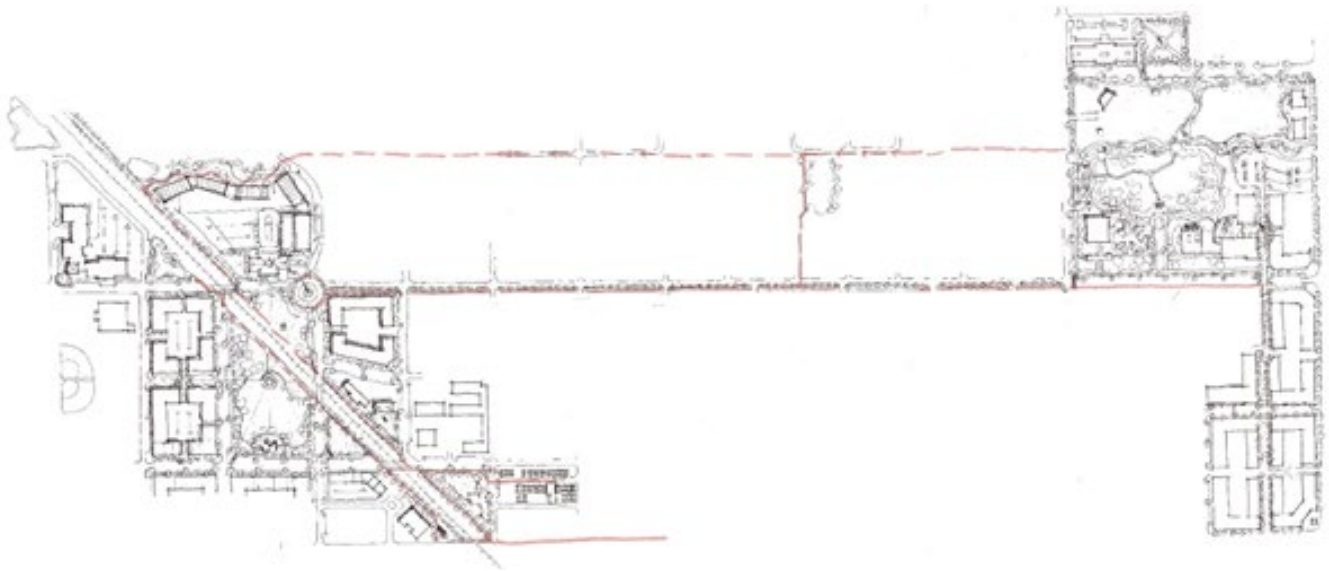
70TH AVENUE PROPOSED SKETCH & MODEL (60' ROW)



CONCEPTUAL CONNECTION DESIGNS

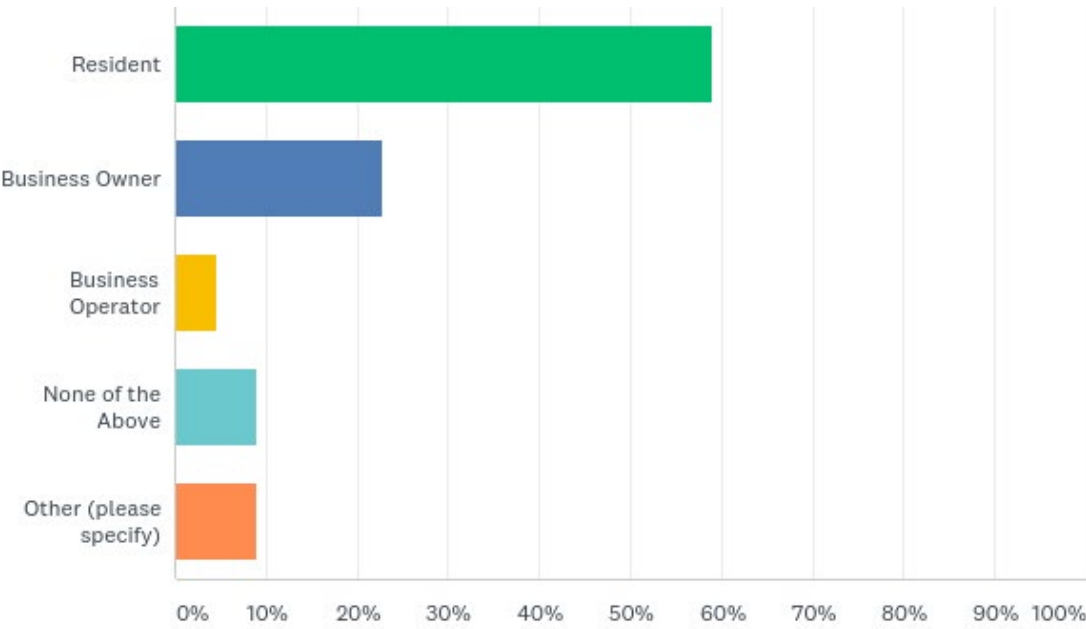
The preliminary planning concept to connect the two City activity areas and existing City assets are intended to develop “destinations” and a “sense of place” within the redevelopment area and within proximity to the City’s historic center.

BUILD CONNECTIONS BETWEEN DESTINATIONS



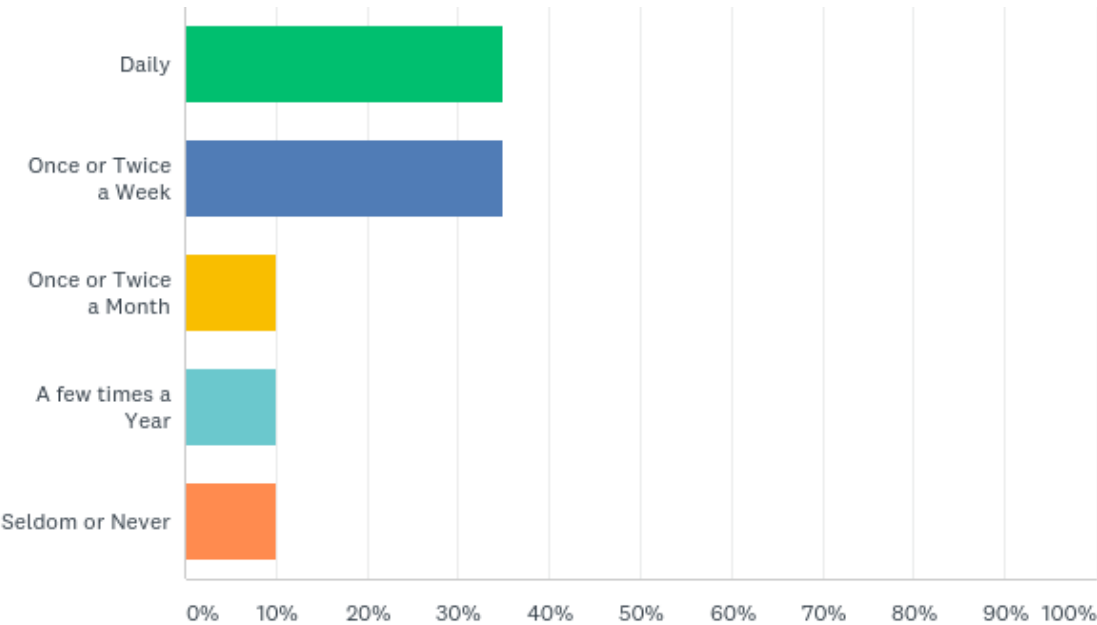
ONLINE COMMUNITY SURVEY

Q1: I am a...
Answer: 22 Skipper: 0



ANSWER CHOICES	RESPONSES	
Resident	59.09%	13
Business Owner	22.73%	5
Business Operator	4.55%	1
None of the Above	9.09%	2
Other (please specify)	9.09%	2
Total Respondents: 22		

Q2: How often do you visit the Pinellas Park redevelopment area?
Answer: 20 Skipper: 2

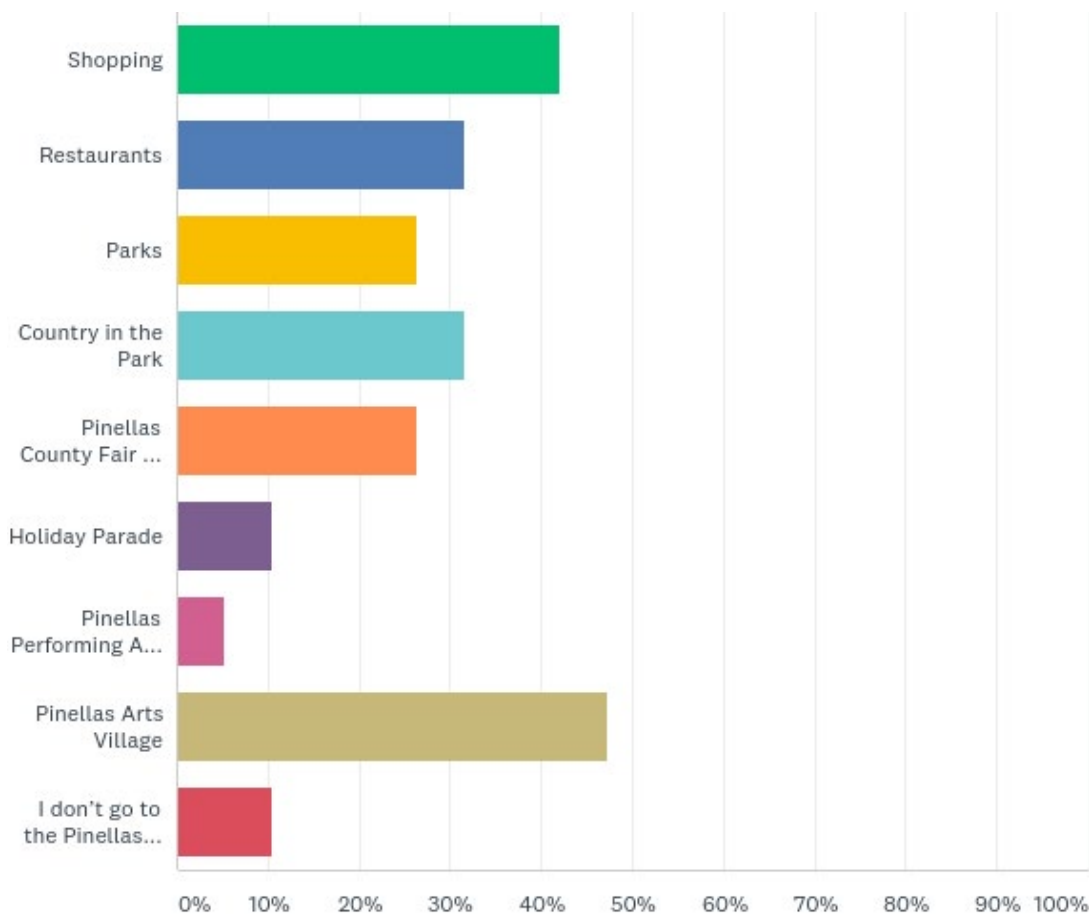


ANSWER CHOICES	RESPONSES	
Daily	35.00%	7
Once or Twice a Week	35.00%	7
Once or Twice a Month	10.00%	2
A few times a Year	10.00%	2
Seldom or Never	10.00%	2
Total Respondents: 20		

ONLINE COMMUNITY SURVEY

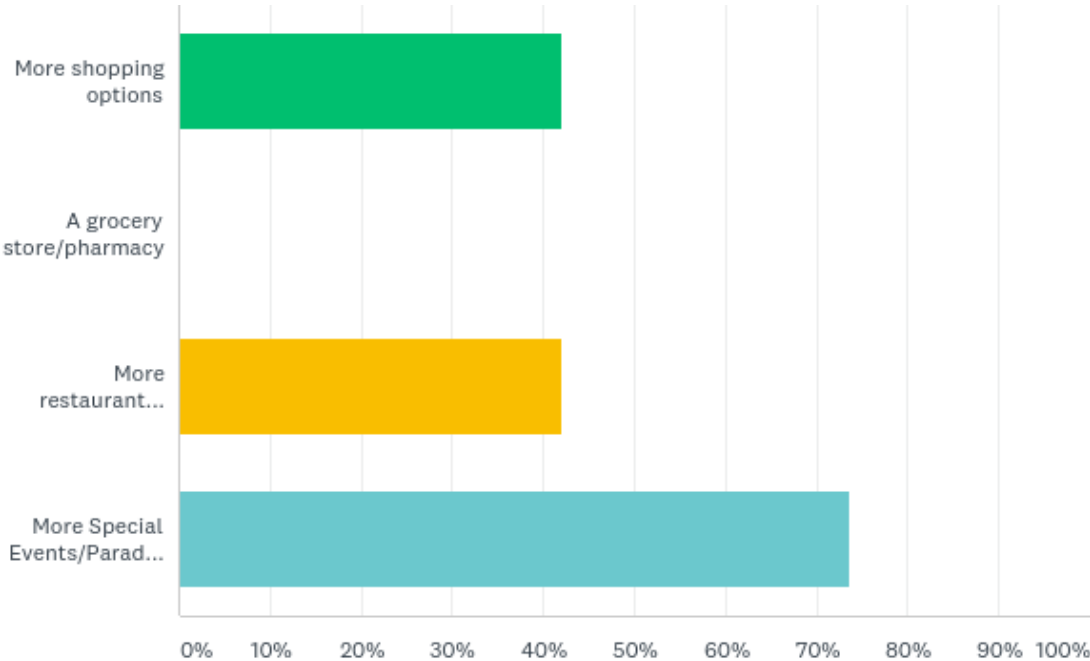
Q3: If you do visit the Pinellas Park redevelopment area, why?

Answer: 19 Skipper: 3



ANSWER CHOICES	RESPONSES	
Shopping	42.11%	8
Restaurants	31.58%	6
Parks	26.32%	5
Country in the Park	31.58%	6
Pinellas County Fair & Rodeo	26.32%	5
Holiday Parade	10.53%	2
Pinellas Performing Arts Center	5.26%	1
Pinellas Arts Village	47.37%	9
I don't go to the Pinellas Park CRA. (Specify why not)	10.53%	2
Total Respondents: 19		

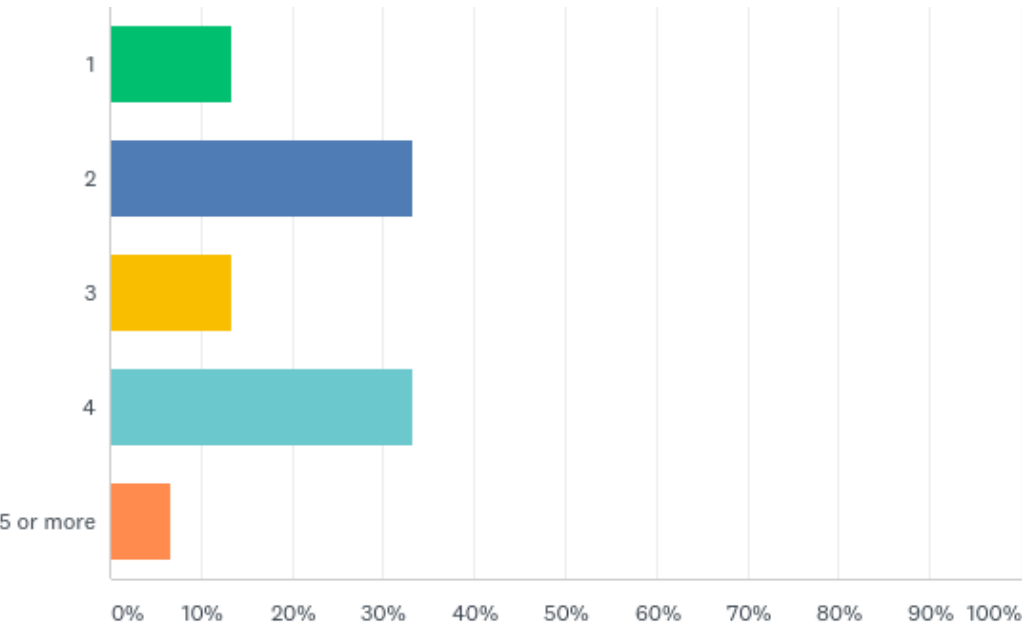
Q4: What would make you visit the CRA more frequently?
Answer: 19 Skipper: 3



ANSWER CHOICES	RESPONSES	
More shopping options	42.11%	8
A grocery store/pharmacy	0.00%	0
More restaurant options	42.11%	8
More Special Events/Parades/Concerts	73.68%	14
Total Respondents: 19		

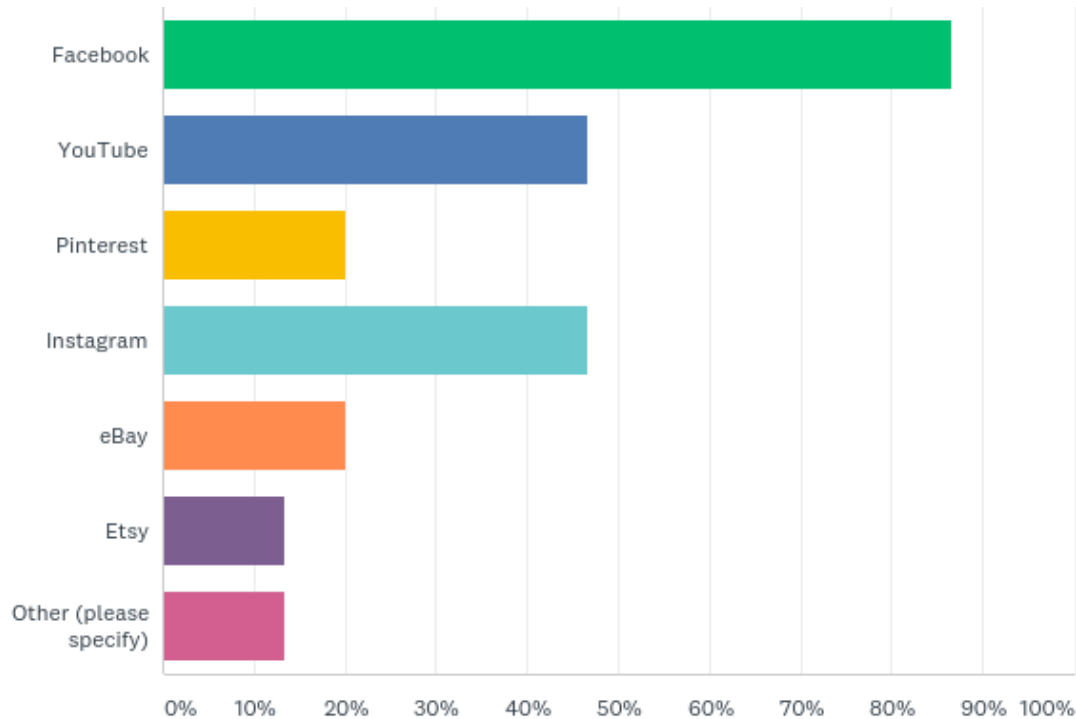
ONLINE COMMUNITY SURVEY

Q7: How many members live in your household?
Answer: 15 Skipper: 7



ANSWER CHOICES	RESPONSES	
1	13.33%	2
2	33.33%	5
3	13.33%	2
4	33.33%	5
5 or more	6.67%	1
TOTAL		15

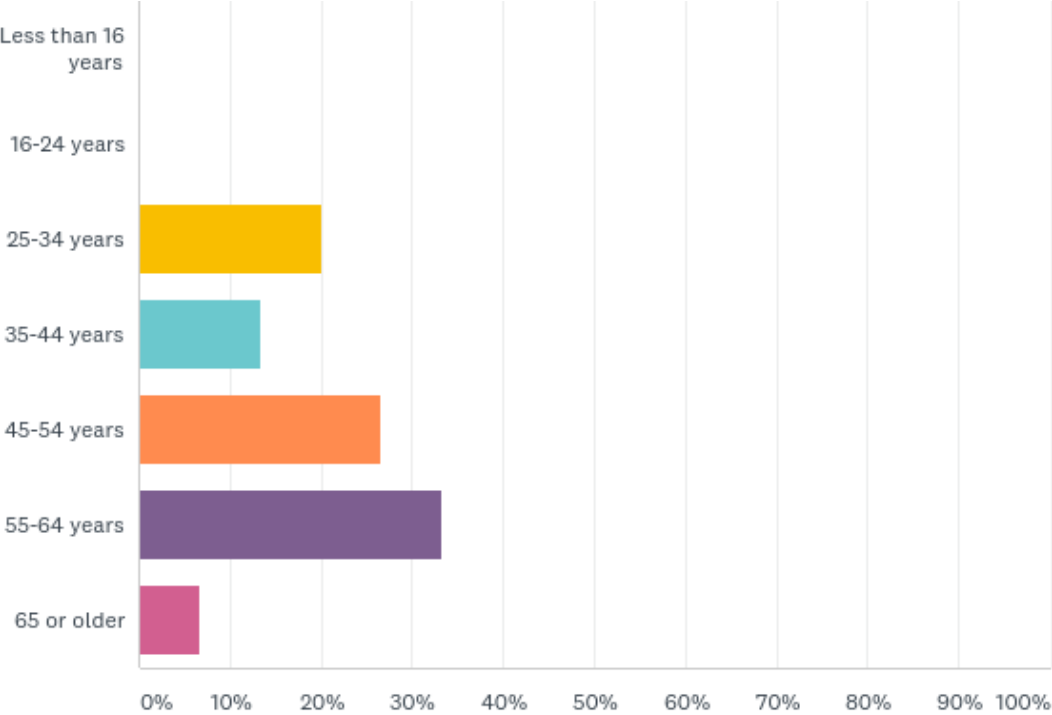
Q8: Which of the following Social Media Networks or Online applications do you regularly use?
 Answer: 15 Skipper: 7



ANSWER CHOICES	RESPONSES	
Facebook	86.67%	13
YouTube	46.67%	7
Pinterest	20.00%	3
Instagram	46.67%	7
eBay	20.00%	3
Etsy	13.33%	2
Other (please specify)	13.33%	2
Total Respondents: 15		

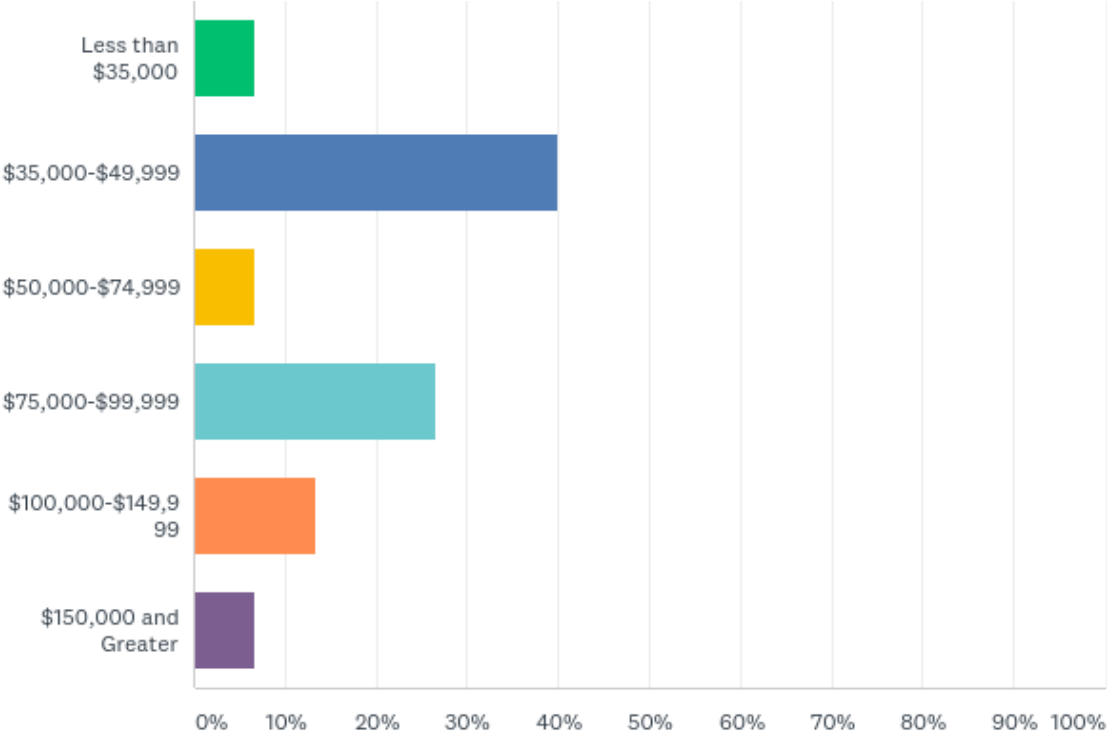
ONLINE COMMUNITY SURVEY

Q9: What is your age?
Answer: 15 Skipper: 7



ANSWER CHOICES	RESPONSES	
Less than 16 years	0.00%	0
16-24 years	0.00%	0
25-34 years	20.00%	3
35-44 years	13.33%	2
45-54 years	26.67%	4
55-64 years	33.33%	5
65 or older	6.67%	1
Total Respondents: 15		

Q10: What is your household income?
Answer: 15 Skipper: 7



ANSWER CHOICES		RESPONSES	
Less than \$35,000		6.67%	1
\$35,000-\$49,999		40.00%	6
\$50,000-\$74,999		6.67%	1
\$75,000-\$99,999		26.67%	4
\$100,000-\$149,999		13.33%	2
\$150,000 and Greater		6.67%	1
Total Respondents: 15			

COMMUNITY REDEVELOPMENT PLAN CONTENTS



COMMUNITY REDEVELOPMENT PLAN CONTENTS

F.S. 163.362 requires certain contents in a community redevelopment plan. The Pinellas Park Community Redevelopment Agency's Community Redevelopment Plan update (2019) satisfies the with Florida Statute requirements for the contents of a redevelopment plan. The following pages list the Florida Statute requirements (BOLD) and lists the items within the Pinellas Park Community Redevelopment Plan that specifically addresses these requirements (Italicized).

(1) Contain a legal description of the boundaries of the community redevelopment area and the reasons for establishing such boundaries shown in the plan.

The boundaries of the Pinellas Park CRA District are shown on Map 1-1. A legal description of the Pinellas Park CRA District and participating parcels is attached in the Appendix.

(2) Show by diagram and in general terms:

(a) The approximate amount of open space to be provided and the street layout.

The approximate amount of open space is 50 acres and is shown in Table 2-3. The street layout is shown on Map 2-3 (Future Land Use Map) and also on the Conceptual Master Plan (pp. 12-13).

(b) Limitations on the type, size, height, number, and proposed use of buildings.

The limitations on type, size, height, number, and proposed use of buildings is regulated by the City of Pinellas Park's Comprehensive Plan and Land Development Code.

(c) The approximate number of dwelling units.

There are approximately 5,242 dwelling units within the Pinellas Park Community Redevelopment Area.

(d) Such property as is intended for use as public parks, recreation areas, streets, public utilities, and public improvements of any nature.

Public parks, recreation areas, streets, public utilities and other proposed public improvements are shown on the Conceptual Master Plan (pp. 12-13), the City Center District Map (pp.14-15), the Performing Arts District Map (pp.16-17), the 78th Avenue Complete Street Map (pp. 18-19), the 49th Street Streetscape Map (pp.20) and the 70th Avenue Complete Street Map (pp. 22-23).

(3) If the redevelopment area contains low or moderate income housing, contain a neighborhood impact element which describes in detail the impact of the redevelopment upon the residents of the redevelopment area and the surrounding areas in terms of relocation, traffic circulation, environmental quality, availability of community facilities and services, effect on school population, and other matters affecting the physical and social quality of the neighborhood.

The Pinellas Park Community Redevelopment Plan does not anticipate any relocation of residents, nor changes in traffic circulation patterns. No negative impact on low or moderate income housing is anticipated as a result of this plan.

(4) Identify specifically any publicly funded capital projects to be undertaken within the community redevelopment area.

Publicly funded capital projects proposed within the Pinellas Park Community Redevelopment Area are identified within the Proposed 5-Year Annual Budget (pp. 60-61).

(5) Contain adequate safeguards that the work of redevelopment will be carried out pursuant to the plan.

The Pinellas Park Community Redevelopment Agency will carry out the work of this Redevelopment Plan. The redevelopment process has been established and is consistent with Chapter 163, Part III., Community Redevelopment of the Florida Statutes. It is the intent of the City of Pinellas Park to continue to operate in accordance with the Florida Statute requirements and to comply with those requirements as established in Chapter 163, Part III., of the Florida Statutes as amended.

(6) Provide for the retention of controls and the establishment of any restrictions or covenants running with land sold or leased for private use for such periods of time and under such conditions as the governing body deems necessary to effectuate the purposes of this part.

This provision of the Pinellas Park Redevelopment Plan will be satisfied on a case by case basis as each project is carried through final documentation and approval by the Governing Board of the Pinellas Park Community Redevelopment Agency. Control of land, covenants, and any restrictions on land sold or leased by the Governing Board of the Pinellas Park Community Redevelopment Agency shall be in accordance with Chapter 163, Part III., Community Redevelopment of the Florida Statutes, and applicable City of Pinellas Park Code of Ordinance and Land Development Code requirements.

(7) Provide assurances that there will be replacement housing for the relocation of persons temporarily or permanently displaced from housing facilities within the community redevelopment area.

The implementation of the Pinellas Park Community Redevelopment Plan does not anticipate the displacement or potential relocation of residents living within the Community Redevelopment Area boundaries. However, if as a result of implementation of projects contained in this Pinellas Park Community Redevelopment Plan relocation of persons becomes necessary on either a temporary or permanent basis, the Pinellas Park Community Redevelopment Agency will be responsible for the timely provision of replacement housing for those affected persons.

(8) Provide an element of residential use in the redevelopment area if such use exists in the area prior to the adoption of the plan or if the plan is intended to remedy a shortage of housing affordable to residents of low or moderate income, including the elderly, or if the plan is not intended to remedy such shortage, the reasons therefor.

The Pinellas Park Community Redevelopment Plan is not intended to remedy a shortage of housing for residents of low or moderate income. The residential uses will generally exist in their current locations and will be minimally impacted by the proposed improvements. The Pinellas Park Community Redevelopment Plan does encourage the development of additional housing stock that may provide additional residential options for residents of low to moderate incomes.

(9) Contain a detailed statement of the projected costs of the redevelopment, including the amount to be expended on publicly funded capital projects in the community redevelopment area and any indebtedness of the community redevelopment agency, the county, or the municipality proposed to be incurred for such redevelopment if such indebtedness is to be repaid with increment revenues.

A detailed statement of project costs is presented within the Proposed 5-Year Annual Budget (pp. 60-61).

Detailed project costs for each project, program, and activity will be specified each year in the Pinellas Park Community Redevelopment Agency's annual budget and work program. Funding for projects may include some form of indebtedness by the Community Redevelopment Agency and/or the City of Pinellas Park.

(10) Provide a time certain for completing all redevelopment financed by increment revenues. Such time certain shall occur no later than 30 years after the fiscal year in which the plan is approved, adopted, or amended pursuant to s. 163.361(1). However, for any agency created after July 1, 2002, the time certain for completing all redevelopment financed by increment revenues must occur within 40 years after the fiscal year in which the plan is approved or adopted.

The Pinellas Park Community Redevelopment Agency was created in 1988. Its extended operational time frame expires in 2020. The 2019 Pinellas Park Community Redevelopment Plan update and the revised Pinellas County Delegation of Authority Resolution will extend the operational time frame of the Pinellas Park Community Redevelopment Agency through 2048 in accordance with current Florida Statute requirements.

LEGAL DESCRIPTIONS



LEGAL DESCRIPTION OF ORIGINAL PINELLAS PARK COMMUNITY REDEVELOPMENT AREA

LEGAL DESCRIPTION OF THE PINELLAS PARK CENTRAL BUSINESS DISTRICT

COMMENCE AT THE SOUTHEAST CORNER OF SECTION 30, TOWNSHIP 30 SOUTH, RANGE 16 EAST, PINELLAS COUNTY, FLORIDA, SAID CORNER ALSO BEING THE CENTERLINE INTERSECTION OF 70TH AVENUE NORTH AND 66TH STREET NORTH (SR 595) AND THE POINT OF BEGINNING; THENCE PROCEED NORTH 89°43'57" WEST 662.62 FEET ALONG THE CENTERLINE OF 70TH AVENUE NORTH TO THE WEST LINE OF THE EAST $\frac{1}{4}$ OF SAID SECTION 30, THENCE NORTH 00°39'51" WEST 2,644.70 FEET ALONG SAID WEST LINE TO THE CENTERLINE OF 78TH AVENUE NORTH, THENCE SOUTH 89°44'44" EAST 662.63 FEET ALONG THE CENTERLINE OF 78TH AVENUE NORTH TO THE CENTERLINE OF 66TH STREET NORTH, THENCE CONTINUE ALONG THE CENTER LINE OF 78TH AVENUE NORTH SOUTH 89°51'04" EAST 5,230.04 FEET TO THE CENTERLINE OF 58TH STREET NORTH, THENCE CONTINUE ALONG THE CENTERLINE OF 78TH AVENUE NORTH SOUTH 89°46'30" EAST 2,698.83 FEET TO THE CENTERLINE OF 52ND STREET NORTH, THENCE NORTH 00°43'52" WEST 2,654.59 FEET ALONG THE CENTERLINE OF 52ND STREET TO THE CENTERLINE OF 86TH AVENUE NORTH, THENCE SOUTH 89°50'07" EAST 2,642.69 FEET TO THE CENTERLINE OF 46TH STREET NORTH, THENCE SOUTH 00°02'43" EAST 2,657.02 FEET ALONG THE CENTERLINE OF 46TH STREET NORTH TO THE CENTERLINE OF 78TH AVENUE NORTH THENCE SOUTH 89°48'50" EAST 5,259.72 FEET ALONG THE CENTERLINE OF 78TH AVENUE NORTH TO THE CENTERLINE OF 34TH STREET NORTH, THENCE SOUTH 00°03'10" WEST 2,646.61 FEET ALONG THE CENTERLINE OF 34TH STREET NORTH TO THE CENTERLINE OF 70TH AVENUE NORTH, THENCE NORTH 89°57'27" WEST 2,612.82 FEET ALONG THE CENTERLINE OF 70TH AVENUE NORTH TO THE CENTERLINE OF 40TH STREET NORTH, THENCE CONTINUE ALONG THE CENTERLINE OF 70TH AVENUE NORTH NORTH 89°54'37" WEST 2,641.37 FEET TO THE CENTERLINE OF 46TH STREET NORTH, THENCE SOUTH 00°04'20" WEST 2,631.32 FEET ALONG THE CENTERLINE OF 46TH STREET NORTH TO THE CENTERLINE OF 62ND AVENUE NORTH, THENCE NORTH 89°56'12" WEST 1,305.37 FEET ALONG THE CENTERLINE OF 62ND AVENUE NORTH TO THE CENTERLINE OF 49TH STREET NORTH, THENCE CONTINUE ALONG THE CENTERLINE OF 62ND AVENUE NORTH 343.00 FEET TO THE CENTERLINE OF THE ATLANTIC COAST LINE (ACL) RAILROAD RIGHT-OF-WAY, THENCE NORTH 44°23'33" WEST 3,701.00 FEET ALONG THE CENTERLINE OF THE ACL RAILROAD TO THE CENTERLINE OF 70TH AVENUE NORTH, THENCE NORTH 89°52'04" WEST 1,090.00 FEET ALONG THE CENTERLINE OF 70TH AVENUE NORTH TO THE CENTERLINE OF 58TH STREET NORTH, THENCE CONTINUE ALONG THE CENTERLINE OF 70TH AVENUE NORTH NORTH 89°43'06" WEST 2,550.70 FEET TO THE CENTERLINE OF 62ND STREET NORTH, THENCE CONTINUE ALONG THE CENTERLINE OF 70TH AVENUE NORTH NORTH 89°41'50" WEST 2,640.53 FEET TO THE CENTERLINE OF 66TH STREET NORTH, SAID POINT BEING THE SOUTHEAST CORNER OF SAID SECTION 30 AND THE POINT OF BEGINNING.

CONTAINS 1,339 ACRES MOL

LEGAL DESCRIPTION OF PINELLAS PARK COMMUNITY REDEVELOPMENT AREA EXPANSION AREAS

LEGAL DESCRIPTION

The following narrative summarizes the parcels contained within the proposed Pinellas Park CRA expansion area and their associated legal descriptions. Taken in total the following narrative comprises all of the individual parcels' legal descriptions for the CRA expansion area. These are the parcels that are the TIF increment contributing parcels that have been added to the existing Pinellas Park Community Redevelopment Area. Please note that this does not constitute an official survey legal description of the proposed expansion area as may be prepared by a licensed surveyor, but only represents a summary of the individual parcels legal descriptions as provided by Pinellas County's Property Appraiser's Office and used verbatim.

Parcels contained within the proposed Pinellas Park CRA expansion area are as follows:

Parcel ID	Legal Description
34-30-16-10548-012-0010	BOULEVARD PARK NO. 2 BLK 12, LOTS 1 THRU 12 & S 1/2 OF VAC 65TH AVE N ADJ ON N & N 1/2 OF VAC ALLEY ADJ ON S & VAC W 30 FT OF 40TH ST N ADJ ON E & VAC E 30FT OF 41ST ST N ADJ ON W
34-30-16-10548-012-0130	BOULEVARD PARK NO. 2 BLK 12, LOTS 13 THRU 24 & S 1/2 OF VAC ALLEY ADJ ON N & VAC W 30FT OF 40TH ST N ADJ ON E & VAC N 30FT OF 64TH AVE N ADJ ON S & VAC E 30FT OF 41ST ST N ADJ ON W
34-30-16-44255-000-0040	JOMAR COMMERCE PARK LOT 4 & W 1/2 VAC RD R/W ADJ ON E PER O.R. 17131/ 973
27-30-16-57600-003-0140	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 14 & 1/2 VAC ALLEY ON W
33-30-16-66204-002-0070	PARADISE PARK MANOR BLK 2, LOT 7
34-30-16-82260-000-0010	62ND INDUSTRIAL PARK LOT 1
34-30-16-47034-000-0011	KOENIG-LUNDBERG REPLAT PT OF TR 1 DESC BEG NW COR OF TR 1 TH N89D59'44"E 280.84FT TH S07D31'02"E 176.22FT TH S82D13'14"W 65.32FT TH S00D00'16"E 66.46FT TH S89D59'44"W 238.98FT TH N00D02'46"W
33-30-16-60930-000-0200	NORTH PARK RIDGE 1ST ADD LOT 20
33-30-16-60930-000-0170	NORTH PARK RIDGE 1ST ADD LOT 17
34-30-16-29124-002-0030	FORTUNA PARK BLK 2, LOT 3
34-30-16-88272-002-0070	SUNSET VIEW BLK 2, LOT 7 & 1/2 VAC ALLEY ON S
34-30-16-10548-010-0110	BOULEVARD PARK NO. 2 BLK 10, LOT 11
34-30-16-10548-010-0090	BOULEVARD PARK NO. 2 BLK 10, LOT 9
34-30-16-44514-004-0070	JUANITA PARK BLK D, LOT 7
33-30-16-66204-002-0060	PARADISE PARK MANOR BLK 2, LOT 6
33-30-16-78858-000-0270	SCARSVILLE SUB LOT 27
34-30-16-85112-001-0030	STAFF'S INDUSTRIAL CENTER 1ST ADDITION REPLAT BLK 1, LOT 3
27-30-16-57600-003-0410	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 41 & 1/2 VAC ALLEY ON W
34-30-16-44514-004-0110	JUANITA PARK BLK D, LOT 11
34-30-16-55458-000-0120	MARSH REPLAT SUB LOT 12
27-30-16-10530-007-0060	BOULEVARD PARK NO. 1 BLK 7, LOT 6 (IN SEC 34- 30-16)
33-30-16-60930-000-0080	NORTH PARK RIDGE 1ST ADD LOT 8
33-30-16-60912-000-0020	NORTH PARK RIDGE LOT 2
27-30-16-78948-004-0040	SCHOFIELD'S EXTENSION BLK D, S 64FT OF LOTS 4 & 5, & N 8FT OF VAC ALLEY TO S

LEGAL DESCRIPTION

Parcel ID	Legal Description
27-30-16-74214-000-0160	REISS, HERSCHEL G. LOT 16
27-30-16-57600-004-0390	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 39 & 1/2 VAC ALLEY ON W
27-30-16-57600-003-0420	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 42 & 1/2 VAC ALLEY ON W
27-30-16-57600-003-0310	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 31 & 1/2 VAC ALLEY ON E
27-30-16-57600-002-0170	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOTS 17 & 18
27-30-16-78930-002-0091	SCHOFIELD'S BLK B, S 64.2FT OF LOTS 9 AND 10
34-30-16-29124-003-0020	FORTUNA PARK BLK 3, LOT 2
34-30-16-55458-000-0110	MARSH REPLAT SUB LOT 11
33-30-16-64857-001-0103	OUTLOOK VILLAGE CONDO BLDG 1, UNIT 103
27-30-16-69840-200-0603	PINELLAS FARMS NW 1/4, PT FARM 6 DESC AS FROM NW COR OF NE 1/4 OF NW 1/4 RUN S 270FT (S) & E 15FT FOR POB TH N68DE 135.6FT TO W R/W OF US 19 TH SE'LY 300FT TH S68DW 300.1FT TH N 300FT TO POB
33-30-16-64857-003-0306	OUTLOOK VILLAGE CONDO BLDG 3, UNIT 306
27-30-16-69840-200-2107	PINELLAS FARMS NW 1/4, PT OF FARM 21 DESC FROM SW COR OF NE 1/4 OF SE 1/4 OF NW 1/4 TH N 30FT FOR POB TH N 218.32FT TH E 440.2FT TH S32DE 247.87FT ALG SW'LY R/W OF US HWY 19 TH S29DW 9.68FT ALG R/W
34-30-16-21825-000-0100	DONALD INDUSTRIAL PARK LOT 10
27-30-16-10530-008-0210	BOULEVARD PARK NO. 1 BLK 8, LOT 21 AND 1/2 VAC ALLEY ON N (IN SEC 34-30- 16)
27-30-16-84618-002-0110	SPARKLE LAKE SUB BLK 2, LOT 11
27-30-16-57600-003-0290	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 29 & 1/2 VAC ALLEY ON E
27-30-16-91143-000-0020	TORRENCE SUB LOT 2
34-30-16-44514-005-0040	JUANITA PARK BLK E, LOT 4
27-30-16-57600-003-0370	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 37 & 1/2 VAC ALLEY ON W
34-30-16-29124-003-0070	FORTUNA PARK BLK 3, LOT 7
33-30-16-60912-000-0940	NORTH PARK RIDGE LOT 94
33-30-16-60912-000-0010	NORTH PARK RIDGE LOT 1
33-30-16-66204-001-0090	PARADISE PARK MANOR BLK 1, LOT 9
33-30-16-66204-001-0050	PARADISE PARK MANOR BLK 1, LOT 5
34-30-16-29124-006-0210	FORTUNA PARK BLK 6, LOT 21 & E 25FT OF LOT 22
27-30-16-57600-004-0370	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 37 & 1/2 VAC ALLEY ON W
34-30-16-29124-006-0270	FORTUNA PARK BLK 6, LOT 27
27-30-16-57600-003-0270	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 27 AND 1/2 VAC ALLEY ON E
27-30-16-74214-000-0150	REISS, HERSCHEL G. LOT 15
27-30-16-74214-000-0140	REISS, HERSCHEL G. LOT 14
27-30-16-57582-000-0020	MICHIGAN HEIGHTS LOT 2
27-30-16-57600-002-0440	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 44, & E 8FT OF VAC ALLEY TO W
27-30-16-40860-000-0120	HOLT & WOODS SUB LOT 12, & S 10FT OF VAC ALLEY TO N
27-30-16-78966-002-0110	SCHOFIELD'S EXTENSION NO 2 BLK B, LOT 11
33-30-16-02613-002-0050	BARCLAY INDUSTRIAL PARK CONDO PHASE 2 BLDG 2, UNIT E
34-30-16-29124-002-0160	FORTUNA PARK BLK 2, LOT 16

LEGAL DESCRIPTION

Parcel ID	Legal Description
33-30-16-38258-000-0001	HERITAGE LAKE CONDO COMMOM ELEMENT
33-30-16-54937-002-2210	MANOR CONDO PHASE II BLDG 2, UNIT 221
33-30-16-54937-002-2240	MANOR CONDO PHASE II BLDG 2, UNIT 224
33-30-16-02613-002-0100	BARCLAY INDUSTRIAL PARK CONDO PHASE 2 BLDG 2, UNIT J
26-30-16-00000-230-0300	FROM SW COR OF NW 1/4 TH E 200FT(S) TO SE'LY R/W OF GANDY BLVD FOR POB TH NE'LY ALG R/W 1243.7FT TH TH SE'LY 101FT TH NE'LY 280FT(S) TH SE'LY 400FT TH S13DW 1098FT(S) TH W 503.05FT TH S10DE 640FT(S)
33-30-16-02613-002-0090	BARCLAY INDUSTRIAL PARK CONDO PHASE 2 BLDG 2, UNIT I
34-30-16-82260-000-0030	62ND INDUSTRIAL PARK LOT 3
33-30-16-60912-000-0710	NORTH PARK RIDGE LOT 71
33-30-16-60912-000-0210	NORTH PARK RIDGE LOT 21
33-30-16-60912-000-0700	NORTH PARK RIDGE LOT 70
33-30-16-60912-000-0360	NORTH PARK RIDGE LOT 36
33-30-16-73640-000-0010	RBB CIRCLE K' LOT 1 & THAT PT OF LOT 2 DESC BEG NW COR OF LOT 2 TH E 22.7FT TH S 13.53FT TH S31DW 44.32FT TH N 51.44FT TO POB
33-30-16-38258-000-0200	HERITAGE LAKE CONDO PHASE I UNIT 20
34-30-16-29124-003-0270	FORTUNA PARK BLK 3, LOT 27
27-30-16-69840-200-0701	PINELLAS FARMS NW 1/4, PT FARM 7 DESC AS FROM NE COR OF NW 1/4 OF NW 1/4 TH W 30FT TH S 15FT FOR POB TH S 269FT(S) TH W 127FT TH S 246FT TH W 158 FT TH S 105FT TH W 315FT (S) TH N 620FT(S) TH E 600
27-30-16-84618-001-0070	SPARKLE LAKE SUB BLK 1, LOT 7
27-30-16-84618-001-0030	SPARKLE LAKE SUB BLK 1, LOT 3
33-30-16-64857-007-0701	OUTLOOK VILLAGE CONDO BLDG 7, UNIT 701
27-30-16-94162-020-0030	VILLAGE AT PARK PLACE BLK 20, LOT 3
27-30-16-94162-020-0060	VILLAGE AT PARK PLACE BLK 20, LOT 6
27-30-16-94162-022-0040	VILLAGE AT PARK PLACE BLK 22, LOT 4
27-30-16-94162-016-0010	VILLAGE AT PARK PLACE BLK 16, LOT 1
34-30-16-32094-000-0010	GORDON'S SUB TRACT A & VAC RD R/W'S ADJ ON N & E
27-30-16-57600-004-0471	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, E 64FT OF LOTS 47 AND 48
33-30-16-60912-000-0830	NORTH PARK RIDGE LOT 83
33-30-16-60912-000-0250	NORTH PARK RIDGE LOT 25
27-30-16-40860-000-0140	HOLT & WOODS SUB LOT 14, & S 10FT OF VAC ALLEY TO N
27-30-16-57582-000-0460	MICHIGAN HEIGHTS LOT 46 & S 14.29FT OF LOT 45
33-30-16-64857-007-0706	OUTLOOK VILLAGE CONDO BLDG 7, UNIT 706
33-30-16-64857-010-1005	OUTLOOK VILLAGE CONDO BLDG 10, UNIT 1005
27-30-16-94162-018-0020	VILLAGE AT PARK PLACE BLK 18, LOT 2
27-30-16-94162-022-0010	VILLAGE AT PARK PLACE BLK 22, LOT 1
27-30-16-94162-017-0030	VILLAGE AT PARK PLACE BLK 17, LOT 3
27-30-16-94162-022-0030	VILLAGE AT PARK PLACE BLK 22, LOT 3
27-30-16-94162-017-0040	VILLAGE AT PARK PLACE BLK 17, LOT 4

LEGAL DESCRIPTION

Parcel ID	Legal Description
27-30-16-94162-000-0003	VILLAGE AT PARK PLACE TRACT CA-3
33-30-16-78858-000-0320	SCARSVILLE SUB LOT 32
33-30-16-66204-002-0130	PARADISE PARK MANOR BLK 2, LOT 13
27-30-16-57582-000-0180	MICHIGAN HEIGHTS S 35.72FT OF LOT 18 & N 28.57FT OF LOT 17
27-30-16-78948-003-0030	SCHOFIELD'S EXTENSION BLK C, LOT 3 & E 1/2 OF LOT 4, & N 8FT OF VAC ALLEY TO S
27-30-16-78966-003-0150	SCHOFIELD'S EXTENSION NO 2 BLK C, LOT 15
27-30-16-40860-000-0320	HOLT & WOODS SUB LOT 32
27-30-16-14832-000-0070	CHAPMAN MANOR LOT 7
27-30-16-78966-003-0040	SCHOFIELD'S EXTENSION NO 2 BLK C, LOT 4
27-30-16-14832-000-0080	CHAPMAN MANOR LOT 8
34-30-16-29124-002-0130	FORTUNA PARK BLK 2, LOT 13
27-30-16-57600-003-0220	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 22, & 1/2 VAC ALLEY ON W
33-30-16-02613-002-0010	BARCLAY INDUSTRIAL PARK CONDO PHASE 2 BLDG 2, UNIT A
33-30-16-54937-004-4220	MANOR CONDO PHASE IV BLDG 4, UNIT 422
34-30-16-29124-002-0070	FORTUNA PARK BLK 2, LOT 7
27-30-16-40860-000-0180	HOLT & WOODS SUB LOT 18, & S 10FT OF VAC ALLEY TO N
35-30-16-51966-007-0040	LINCOLN PLACE BLK G, LOTS 4 AND 5
34-30-16-57681-000-0170	MID-COUNTY INDUSTRIAL PARK LOT 17
34-30-16-44514-005-0130	JUANITA PARK BLK E, LOT 13
33-30-16-78858-000-0420	SCARSVILLE SUB LOT 42
27-30-16-10530-007-0160	BOULEVARD PARK NO. 1 BLK 7, LOT 16 (IN SEC 34- 30-16)
34-30-16-44514-004-0150	JUANITA PARK BLK D, LOT 15 LESS S 15FT FOR ST
34-30-16-51642-004-0270	LIBERTY PARK BLK 4, W 30FT OF LOT 27 & E 20FT OF LOTS 28,29 AND 30
34-30-16-88272-001-0030	SUNSET VIEW BLK 1, LOTS 3 AND 4
34-30-16-88272-002-0200	SUNSET VIEW BLK 2, LOT 20 & 1/2 VAC ALLEY ON N
34-30-16-44514-006-0160	JUANITA PARK BLK F, LOT 16 LESS S 15FT
34-30-16-51642-004-0190	LIBERTY PARK BLK 4, LOT 19
33-30-16-64857-010-1006	OUTLOOK VILLAGE CONDO BLDG 10, UNIT 1006
33-30-16-78858-000-0010	SCARSVILLE SUB LOT 1
33-30-16-78858-000-0120	SCARSVILLE SUB LOT 12
33-30-16-38258-000-0150	HERITAGE LAKE CONDO PHASE II UNIT 15
33-30-16-38258-000-0080	HERITAGE LAKE CONDO PHASE III UNIT 8
34-30-16-00000-140-0200	FROM NW COR OF SE 1/4 OF NE 1/4 TH S 195.7FT FOR POB TH S 125FT(S) TH NW'LY ALG E R/W OF US HWY 19 127 FT(S) TH E 21FT TO POB
33-30-16-69948-200-2107	PINELLAS FARMS NW 1/4, W 50FT OF E 225FT OF S 100FT OF W 1/2 OF FARM 21
33-30-16-64857-006-0602	OUTLOOK VILLAGE CONDO BLDG 6, UNIT 602
27-30-16-57600-002-0100	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 10
27-30-16-10530-007-0050	BOULEVARD PARK NO. 1 BLK 7, LOT 5 (IN SEC 34- 30-16)
34-30-16-29124-002-0020	FORTUNA PARK BLK 2, LOT 2

LEGAL DESCRIPTION

Parcel ID	Legal Description
34-30-16-53766-002-0100	MC KEE MANOR ADD NO. 1 BLK 2, LOTS 10 AND 11
27-30-16-10530-007-0110	BOULEVARD PARK NO. 1 BLK 7, LOT 11 (IN SEC 34- 30-16)
34-30-16-29124-001-0060	FORTUNA PARK BLK 1, LOT 6
34-30-16-69966-100-0104	PINELLAS FARMS NE 1/4, N 100FT OF S 537FT OF FARM 1 LYING E OF HAINES RD LESS E 35FT FOR 34TH ST N R/W
34-30-16-92196-008-0220	TROPICAL HEIGHTS BLK H, LOTS 22 AND 23
34-30-16-29124-003-0220	FORTUNA PARK BLK 3, LOT 22
34-30-16-29124-003-0210	FORTUNA PARK BLK 3, LOT 21
27-30-16-84618-002-0070	SPARKLE LAKE SUB BLK 2, LOT 7
27-30-16-84618-002-0030	SPARKLE LAKE SUB BLK 2, LOT 3
33-30-16-60912-000-0490	NORTH PARK RIDGE LOT 49
33-30-16-78858-000-0350	SCARSVILLE SUB LOT 35
33-30-16-78858-000-0250	SCARSVILLE SUB LOT 25
33-30-16-60912-000-0590	NORTH PARK RIDGE LOT 59
33-30-16-78858-000-0390	SCARSVILLE SUB LOT 39
27-30-16-57600-003-0240	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 24 & 1/2 OF VAC ALLEY ON W
27-30-16-10530-006-0210	BOULEVARD PARK NO. 1 BLK 6, LOT 21 (IN SEC 34- 30-16)
27-30-16-10530-005-0220	BOULEVARD PARK NO. 1 BLK 5, W 40FT OF LOT 22 & E 200FT OF LOT 21 & S 1/2 OF VAC ALLEY ADJ ON N (LYING IN SEC 34-30-16)
27-30-16-84618-002-0060	SPARKLE LAKE SUB BLK 2, LOT 6
33-30-16-02613-001-4000	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT 4
27-30-16-84618-002-0050	SPARKLE LAKE SUB BLK 2, LOT 5
27-30-16-57600-004-0170	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 17
27-30-16-10530-008-0190	BOULEVARD PARK NO. 1 BLK 8, LOT 19 AND 1/2 VAC ALLEY ON N (IN SEC 34-30- 16)
33-30-16-66204-002-0080	PARADISE PARK MANOR BLK 2, LOT 8
34-30-16-10548-009-0130	BOULEVARD PARK NO. 2 BLK 9, LOT 13
27-30-16-78930-002-0040	SCHOFIELD'S BLK B, LOT 4
27-30-16-40860-000-0030	HOLT & WOODS SUB LOT 3, & N 10FT OF VAC ALLEY TO S
33-30-16-64857-001-0104	OUTLOOK VILLAGE CONDO BLDG 1, UNIT 104
27-30-16-57600-003-0340	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 34 & 1/2 VAC ALLEY ON E
27-30-16-57600-004-0100	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 10
34-30-16-10548-009-0160	BOULEVARD PARK NO. 2 BLK 9, LOT 16
34-30-16-88272-001-0140	SUNSET VIEW BLK 1, LOT 14
33-30-16-60930-000-0140	NORTH PARK RIDGE 1ST ADD LOT 14
34-30-16-10548-010-0020	BOULEVARD PARK NO. 2 BLK 10, LOT 2
34-30-16-44514-005-0210	JUANITA PARK BLK E, LOT 21
34-30-16-88272-001-0080	SUNSET VIEW BLK 1, LOT 8
27-30-16-78966-002-0130	SCHOFIELD'S EXTENSION NO 2 BLK B, LOT 13
27-30-16-74214-000-0040	REISS, HERSCHEL G. LOT 4

LEGAL DESCRIPTION

Parcel ID	Legal Description
27-30-16-74214-000-0080	REISS, HERSCHEL G. LOT 8
27-30-16-78966-003-0180	SCHOFIELD'S EXTENSION NO 2 BLK C, LOT 18 & N 44FT OF LOT 17
34-30-16-69966-100-0101	PINELLAS FARMS NE 1/4, PT OF FARM 1 DESC FROM NE SEC COR TH W 234.71FT & S 45FT FOR POB TH E 169.7FT TH S45DE 24FT (S) TH S 61FT(S) TH W 184 FT(S) TH N 80FT TO POB
27-30-16-10530-005-0110	BOULEVARD PARK NO. 1 BLK 5, LOT 11 & 1/2 VAC ALLEY ON S (IN SEC 34-30- 16)
34-30-16-44514-006-0210	JUANITA PARK BLK F, LOT 21 LESS S 15FT ST
34-30-16-10548-009-0190	BOULEVARD PARK NO. 2 BLK 9, LOT 19
34-30-16-29124-005-0100	FORTUNA PARK BLK 5, LOT 10
34-30-16-53766-002-0030	MC KEE MANOR ADD NO. 1 BLK 2, LOTS 3 THRU 7 INCL
27-30-16-10530-006-0190	BOULEVARD PARK NO. 1 BLK 6, LOT 19 (IN SEC 34- 30-16)
34-30-16-88272-001-0180	SUNSET VIEW BLK 1, LOT 18
34-30-16-44514-003-0150	JUANITA PARK BLK C, LOT 15
34-30-16-92196-003-0010	TROPICAL HEIGHTS BLK C, LOTS 1 THRU 8 & N 1/2 OF VAC ALLEY ON S & LOTS 14 THRU 22 & S 1/2 OF VAC ALLEY ON N & N 1/2 OF VAC 65TH AVE N ADJ ON S & VAC 38TH ST N ADJ ON W
34-30-16-44514-003-0190	JUANITA PARK BLK C, LOT 19
27-30-16-57600-004-0200	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 20
34-30-16-29124-002-0110	FORTUNA PARK BLK 2, LOT 11
27-30-16-21150-000-0990	DICKENSON SUB LOT 99 & 1/2 VAC ALLEY ON E
27-30-16-57600-004-0060	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 6
33-30-16-60912-000-0980	NORTH PARK RIDGE LOT 98
34-30-16-55458-000-0180	MARSH REPLAT SUB LOT 18
34-30-16-85112-001-0040	STAFF'S INDUSTRIAL CENTER 1ST ADDITION REPLAT BLK 1, LOT 4
27-30-16-57600-003-0320	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 32 & 1/2 VAC ALLEY ON E
35-30-16-51966-007-0090	LINCOLN PLACE BLK G, LOTS 8, 9, 10, 15, 16 & 17
34-30-16-44514-006-0120	JUANITA PARK BLK F, LOT 12
27-30-16-57582-000-0370	MICHIGAN HEIGHTS LOT 37 & N 14.28FT OF LOT 36
27-30-16-57582-000-0190	MICHIGAN HEIGHTS LOT 19 & N 14.28FT OF LOT 18
27-30-16-57600-003-0090	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, N 33FT LOT 9 & S 27 FT LOT 10 & W 1/2 OF VAC ALLEY ON E
27-30-16-57600-002-0120	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 12
27-30-16-69840-200-2603	PINELLAS FARMS NW 1/4, W 55FT OF E 360FT OF N 300FT OF S 330FT OF FARM 26
27-30-16-78930-001-0060	SCHOFIELD'S BLK A, N 64.4FT OF LOTS 6 AND 7 & 1/2 VAC ALLEY ON N
27-30-16-10530-005-0020	BOULEVARD PARK NO. 1 BLK 5, LOTS 2 & 23 & E 10FT LOTS 3 & 22 & VAC ALLEY BETWEEN (IN SEC 34-30-16)
27-30-16-84618-002-0100	SPARKLE LAKE SUB BLK 2, LOT 10
27-30-16-78930-001-0061	SCHOFIELD'S BLK A, S 64FT OF LOTS 6 AND 7
33-30-16-60930-000-0160	NORTH PARK RIDGE 1ST ADD LOT 16
27-30-16-78948-003-0010	SCHOFIELD'S EXTENSION BLK C, LOTS 1 & 2, & N 8FT OF VAC ALLEY TO S
33-30-16-69948-200-2103	PINELLAS FARMS NW 1/4, SEC 33-30-16 PART OF FARM 21 DESC FROM NE COR OF SE 1/4 OF NW 1/4 TH W 544FT(S) FOR POB TH S 15FT TH SE'LY 280 FT(S) TH S 120FT(S) TH W 15FT TH S 205FT(S) TH W
33-30-16-60912-000-0120	NORTH PARK RIDGE LOT 12

LEGAL DESCRIPTION

Parcel ID	Legal Description
33-30-16-60912-000-0990	NORTH PARK RIDGE LOT 99
34-30-16-10548-010-0080	BOULEVARD PARK NO. 2 BLK 10, LOT 8
34-30-16-10548-010-0070	BOULEVARD PARK NO. 2 BLK 10, LOT 7
34-30-16-10548-010-0010	BOULEVARD PARK NO. 2 BLK 10, LOT 1
34-30-16-44514-004-0020	JUANITA PARK BLK D, LOT 2
34-30-16-66350-000-0010	PARK INDUSTRIAL PROPERTIES LOT 1
34-30-16-29124-004-0181	FORTUNA PARK BLK 4, E 1/2 OF LOTS 18, 19 AND 20
33-30-16-60912-000-0960	NORTH PARK RIDGE LOT 96
33-30-16-60912-000-0950	NORTH PARK RIDGE LOT 95
34-30-16-44514-004-0090	JUANITA PARK BLK D, LOT 9
33-30-16-78858-000-0020	SCARVILLE SUB LOT 2
27-30-16-10530-007-0170	BOULEVARD PARK NO. 1 BLK 7, LOT 17 (IN SEC 34- 30-16)
34-30-16-69966-100-0108	PINELLAS FARMS NE 1/4, PT FARM 1 DESC AS FROM NE COR OF SEC RUN S 405FT & W 103FT FOR POB TH S32DE 37.8FT TH S58DW 26FT TH S32DE 53FT TH S58DW 40FT TH N32DW 132FT TH E 77.8FT TO POB
34-30-16-29124-002-0240	FORTUNA PARK BLK 2, LOT 24
34-30-16-44514-004-0050	JUANITA PARK BLK D, LOT 5
33-30-16-54937-003-3150	MANOR CONDO PHASE III BLDG 3, UNIT 315
33-30-16-54937-008-8240	MANOR CONDO PHASE VIII BLDG 8, UNIT 824
27-30-16-10530-006-0140	BOULEVARD PARK NO. 1 BLK 6, LOT 14 (IN SEC 34- 30-16)
34-30-16-29124-002-0260	FORTUNA PARK BLK 2, LOT 26
34-30-16-44514-004-0240	JUANITA PARK BLK D, LOT 24 LESS S 15FT FOR ST
27-30-16-57582-000-0150	MICHIGAN HEIGHTS LOT 15 & 7.15FT OF LOT 16 & N 7.14FT OF LOT 14
27-30-16-57600-004-0030	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 3
27-30-16-57600-002-0070	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 7
34-30-16-29124-004-0150	FORTUNA PARK BLK 4, W 50FT OF LOTS 15, 16 AND 17
34-30-16-29124-004-0110	FORTUNA PARK BLK 4, LOT 11
34-30-16-29124-004-0100	FORTUNA PARK BLK 4, LOT 10
33-30-16-78858-000-0370	SCARVILLE SUB LOT 37
33-30-16-66204-001-0130	PARADISE PARK MANOR BLK 1, LOT 13
33-30-16-78858-000-0310	SCARVILLE SUB LOT 31
33-30-16-69948-200-2604	PINELLAS FARMS NW 1/4, PT OF FARM 26 DESC FROM SW COR OF NW 1/4 TH E 676.52FT TH N 50FT FOR POB TH N 288.18FT TH E 134.78 FT TH S 288.15FT TH W 134.78FT TO POB
33-30-16-64857-008-0806	OUTLOOK VILLAGE CONDO BLDG 8, UNIT 806
33-30-16-64857-003-0303	OUTLOOK VILLAGE CONDO BLDG 3, UNIT 303
33-30-16-64857-003-0304	OUTLOOK VILLAGE CONDO BLDG 3, UNIT 304
34-30-16-41850-000-0010	IDEAL SUB TRACT A & VAC R/W ON N PER O.R. 6337/930 TOGETHER WITH W 50FT OF E 550FT OF S 1/2 OF FARM 26, PINELLAS FARMS, NW 1/4 OF SEC, LESS RD R/W
27-30-16-21150-000-0980	DICKENSON SUB LOT 98 & 1/2 VAC ALLEY ON E
33-30-16-69948-200-0701	PINELLAS FARMS NW 1/4, FARM 7 AND 8 W OF RR R/W LESS RD R/W ON N AND LESS R/W OF T/A IN NW COR OF FARM 8

LEGAL DESCRIPTION

Parcel ID	Legal Description
27-30-16-10530-005-0100	BOULEVARD PARK NO. 1 BLK 5, LOT 10 & 1/2 VAC ALLEY ON S (IN SEC 34-30- 16)
33-30-16-78858-000-0070	SCARSVILLE SUB LOT 7
34-30-16-88272-001-0190	SUNSET VIEW BLK 1, LOT 19
34-30-16-92196-008-0240	TROPICAL HEIGHTS BLK H, LOT 24 & E 1/2 OF VAC 37TH ST N ADJ ON W BOUNDED ON N BY W'LY EXT OF C/L OF 16FT ALLEY N OF SD LOT 24 & BOUNDED ON S BY W'LY EXT OF C/L OF 63RD AVE N PER O.R. 18010/2140
26-30-16-00000-330-0900	E 120FT OF W 150FT OF S 58.53FT OF N 167.33FT OF SW 1/4 OF SW 1/4 OF SEC 26-30-16
33-30-16-64857-010-1002	OUTLOOK VILLAGE CONDO BLDG 10, UNIT 1002
33-30-16-64857-002-0201	OUTLOOK VILLAGE CONDO BLDG 2, UNIT 201
33-30-16-02613-001-0090	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT I
34-30-16-10548-009-0180	BOULEVARD PARK NO. 2 BLK 9, LOT 18
33-30-16-38258-000-0130	HERITAGE LAKE CONDO PHASE II UNIT 13
27-30-16-57582-000-0200	MICHIGAN HEIGHTS LOT 20 & N 24.29FT OF LOT 21
27-30-16-57600-003-0330	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 33 & 1/2 VAC ALLEY ON E
34-30-16-44514-003-0070	JUANITA PARK BLK C, LOT 7
34-30-16-44514-005-0100	JUANITA PARK BLK E, LOT 10
35-30-16-51966-007-0010	LINCOLN PLACE BLK G, LOTS 1,2 AND 3
34-30-16-44514-003-0220	JUANITA PARK BLK C, LOT 22
34-30-16-44514-003-0160	JUANITA PARK BLK C, LOT 16
34-30-16-44514-005-0180	JUANITA PARK BLK E, LOT 18
34-30-16-44514-005-0160	JUANITA PARK BLK E, LOT 16
34-30-16-44514-005-0150	JUANITA PARK BLK E, LOT 15
34-30-16-44514-005-0140	JUANITA PARK BLK E, LOT 14
33-30-16-60912-000-0100	NORTH PARK RIDGE LOT 10
33-30-16-66204-002-0040	PARADISE PARK MANOR BLK 2, LOT 4
34-30-16-44514-003-0020	JUANITA PARK BLK C, LOT 2
34-30-16-00000-130-0100	NW 1/4 OF SW 1/4 OF NE 1/4 CONT 9.9 AC (C)
34-30-16-29124-004-0140	FORTUNA PARK BLK 4, LOT 14
34-30-16-57681-000-0160	MID-COUNTY INDUSTRIAL PARK LOT 16
27-30-16-78966-002-0120	SCHOFIELD'S EXTENSION NO 2 BLK B, LOT 12
34-30-16-29124-006-0260	FORTUNA PARK BLK 6, LOT 26
33-30-16-64857-003-0305	OUTLOOK VILLAGE CONDO BLDG 3, UNIT 305
33-30-16-64857-009-0906	OUTLOOK VILLAGE CONDO BLDG 9, UNIT 906
33-30-16-00000-130-0400	THAT PART OF SW 1/4 OF NE 1/4 OF SEC 33-30-16 LYING SW OF RR LESS THAT PART WITHIN 50FT OF S LINE OF 1/4 OF SEC FOR RD R/W & LESS THAT PART DESC COM SW COR OF NE 1/4 OF SEC TH N00D44'06"E 50FT FOR POB
27-30-16-94162-019-0020	VILLAGE AT PARK PLACE BLK 19, LOT 2
27-30-16-94162-021-0030	VILLAGE AT PARK PLACE BLK 21, LOT 3
27-30-16-94162-023-0040	VILLAGE AT PARK PLACE BLK 23, LOT 4
33-30-16-64857-004-0404	OUTLOOK VILLAGE CONDO BLDG 4, UNIT 404

LEGAL DESCRIPTION

Parcel ID	Legal Description
27-30-16-94162-023-0050	VILLAGE AT PARK PLACE BLK 23, LOT 5
27-30-16-94162-024-0050	VILLAGE AT PARK PLACE BLK 24, LOT 5
27-30-16-94162-024-0040	VILLAGE AT PARK PLACE BLK 24, LOT 4
27-30-16-94162-014-0030	VILLAGE AT PARK PLACE BLK 14, LOT 3
27-30-16-14832-000-0060	CHAPMAN MANOR LOT 6
33-30-16-60912-000-0870	NORTH PARK RIDGE LOT 87
27-30-16-84618-001-0060	SPARKLE LAKE SUB BLK 1, LOT 6
33-30-16-02613-001-0150	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT O
33-30-16-60912-000-0850	NORTH PARK RIDGE LOT 85
34-30-16-44514-003-0060	JUANITA PARK BLK C, LOT 6
27-30-16-84618-001-0010	SPARKLE LAKE SUB BLK 1, LOT 1
33-30-16-54937-003-3120	MANOR CONDO PHASE III BLDG 3, UNIT 312
33-30-16-02613-000-0001	BARCLAY INDUSTRIAL PARK CONDO COMMON ELEMENTS
33-30-16-02613-001-0140	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT N
33-30-16-02613-001-0020	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT B
33-30-16-60912-000-0670	NORTH PARK RIDGE LOT 67
27-30-16-78966-003-0110	SCHOFIELD'S EXTENSION NO 2 BLK C, LOT 11 LESS N 5FT FOR ALLEY
33-30-16-60912-000-0300	NORTH PARK RIDGE LOT 30
33-30-16-60912-000-0260	NORTH PARK RIDGE LOT 26
33-30-16-60912-000-0660	NORTH PARK RIDGE LOT 66
33-30-16-60912-000-0320	NORTH PARK RIDGE LOT 32
34-30-16-00000-240-0300	N 360FT (S) OF W 270FT (S) OF SW 1/4 OF SE 1/4 OF NW 1/4 CONT 2.22 AC (C)
34-30-16-44514-003-0100	JUANITA PARK BLK C, LOT 10
33-30-16-78858-000-0410	SCARSVILLE SUB LOT 41
33-30-16-78858-000-0460	SCARSVILLE SUB LOT 46
34-30-16-88272-002-0180	SUNSET VIEW BLK 2, LOT 18 & 1/2 VAC ALLEY ON N
34-30-16-44514-006-0240	JUANITA PARK BLK F, LOT 24 LESS S 15FT FOR ST
34-30-16-51642-004-0230	LIBERTY PARK BLK 4, LOT 23
34-30-16-10548-009-0020	BOULEVARD PARK NO. 2 BLK 9, LOTS 2 THRU 5 INCL
34-30-16-90090-000-0140	TEMPLE PARK LOTS 14 & 15
33-30-16-02613-001-2000	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT 2
33-30-16-02613-001-0230	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT W
27-30-16-14832-000-0040	CHAPMAN MANOR LOT 4
33-30-16-38258-000-0250	HERITAGE LAKE CONDO PHASE I UNIT 25
27-30-16-57600-002-0370	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 37, & E 8FT OF VAC ALLEY TO W
27-30-16-10530-008-0150	BOULEVARD PARK NO. 1 BLK 8, LOT 15 AND 1/2 VAC ALLEY ON N (IN SEC 34-30- 16)
27-30-16-57600-004-0010	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 1
33-30-16-60912-000-0220	NORTH PARK RIDGE LOT 22
27-30-16-57600-002-0090	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 9

LEGAL DESCRIPTION

Parcel ID	Legal Description
27-30-16-57600-004-0250	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 25 AND 1/2 VAC ALLEY ON E
27-30-16-40860-000-0290	HOLT & WOODS SUB LOT 29
27-30-16-40860-000-0310	HOLT & WOODS SUB LOT 31
27-30-16-57600-004-0360	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 36 & 1/2 OF VAC ALLEY
34-30-16-10548-009-0230	BOULEVARD PARK NO. 2 BLK 9, LOT 23
27-30-16-10530-006-0010	BOULEVARD PARK NO. 1 BLK 6, LOT 1 (IN SEC 34- 30-16)
27-30-16-10530-006-0110	BOULEVARD PARK NO. 1 BLK 6, LOT 11 (IN SEC 34- 30-16)
27-30-16-10530-005-0030	BOULEVARD PARK NO. 1 BLK 5, W 40FT OF LOT 3 & E 20FT OF LOT 4 & 1/2 VAC ALLEY ON S (IN SEC 34- 30- 16)
34-30-16-53766-002-0130	MC KEE MANOR ADD NO. 1 BLK 2, LOT 13
27-30-16-10530-005-0060	BOULEVARD PARK NO. 1 BLK 5, E 40FT OF LOT 6 AND W 20FT OF LOT 5 AND E 40FT OF LOT 19 AND W 20FT OF LOT 20 & VAC ALLEY BETWEEN (IN SEC 34-30-16)
27-30-16-69840-200-2103	PINELLAS FARMS NW 1/4, PT OF FARM 21 DESC FROM NW COR OF NE 1/4 OF SE 1/4 OF NW 1/4 TH S 15FT FOR POB TH E 188.83FT TH S32DE 237FT TH W 68.31FT TH S 9.2FT TH W 245.79FT TH N 210FT TO POB
27-30-16-78948-003-0060	SCHOFIELD'S EXTENSION BLK C, N 1/2 OF LOTS 6 & 7 & S 8FT OF VAC ALLEY TO N
26-30-16-00000-330-0400	N 203.5FT OF E 50FT OF W 1/4 OF SW 1/4 OF SW 1/4 LESS N 30FT FOR RD R/W
33-30-16-69948-200-2203	PINELLAS FARMS NW 1/4, E 215FT OF N 175FT OF S 1/2 OF E 1/2 OF FARM 22 LESS E 30FT FOR ST
33-30-16-60930-000-0130	NORTH PARK RIDGE 1ST ADD LOT 13
27-30-16-57582-000-0060	MICHIGAN HEIGHTS LOT 6
33-30-16-78858-000-0160	SCARSVILLE SUB LOT 16
33-30-16-60930-000-0120	NORTH PARK RIDGE 1ST ADD LOT 12
33-30-16-38258-000-0060	HERITAGE LAKE CONDO PHASE III UNIT 6
34-30-16-92196-012-0220	TROPICAL HEIGHTS BLK L, LOT 22 & 1/2 VAC ALLEY ON N
27-30-16-57600-002-0230	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOTS 23 AND 24
33-30-16-66204-002-0120	PARADISE PARK MANOR BLK 2, LOT 12
27-30-16-78966-002-0070	SCHOFIELD'S EXTENSION NO 2 BLK B, LOT 7
27-30-16-69840-100-2905	PINELLAS FARMS NE 1/4, PT OF FARM 29 LYING SW OF US 19 DESC COM SW COR OF NE 1/4 TH E 200 FT & N 33FT FOR POB TH N 170.67FT TH N58DE 18.67FT TO SW R/W OF US 19 TH S32DE 213.20FT TH W 128.45
34-30-16-53766-002-0120	MC KEE MANOR ADD NO. 1 BLK 2, LOT 12
34-30-16-00000-120-0300	S 75FT OF N 1/2 OF E 1/4 OF NE 1/4 OF NW 1/4 OF NE 1/4 LESS E 25FT FOR ST
27-30-16-10530-008-0030	BOULEVARD PARK NO. 1 BLK 8, LOT 3 & 1/2 VAC ALLEY ON S (IN SEC 34-30- 16)
34-30-16-90090-000-0060	TEMPLE PARK LOTS 6 AND 7
27-30-16-78966-001-0040	SCHOFIELD'S EXTENSION NO 2 BLK A, LOT 4
27-30-16-57600-002-0340	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 34, & W 8FT OF VAC ALLEY TO E
27-30-16-78930-001-0010	SCHOFIELD'S BLK A, LOTS 1 & 2 & 1/2 VAC ALLEY ON S & VAC ST ON E
27-30-16-21150-000-1060	DICKINSON SUB LOT 106 & 1/2 VAC ALLEY ON E
27-30-16-57582-000-0340	MICHIGAN HEIGHTS N 42.85FT OF LOT 34 & S 21.43FT OF LOT 35
27-30-16-53195-000-0020	LUCSKA'S REP OF LOT 1, TORRENCE SUB LOT 2

LEGAL DESCRIPTION

Parcel ID	Legal Description
33-30-16-54937-004-4240	MANOR CONDO PHASE IV BLDG 4, UNIT 424
27-30-16-78966-002-0030	SCHOFIELD'S EXTENSION NO 2 BLK B, LOT 3
34-30-16-57681-000-0010	MID-COUNTY INDUSTRIAL PARK ALL OF LOT 1 & LOT 21 LESS E 150FT & N 31FT OF W 38FT OF LOT 20
34-30-16-85112-001-0020	STAFF'S INDUSTRIAL CENTER 1ST ADDITION REPLAT BLK 1, LOT 2
33-30-16-78858-000-0400	SCARSVILLE SUB LOT 40
34-30-16-29124-003-0010	FORTUNA PARK BLK 3, LOT 1
34-30-16-92196-008-0130	TROPICAL HEIGHTS BLK H, LOTS 13 TO 18 INCL
34-30-16-29124-004-0080	FORTUNA PARK BLK 4, LOT 8
33-30-16-66204-002-0190	PARADISE PARK MANOR BLK 2, LOT 19
34-30-16-90090-000-0010	TEMPLE PARK LOTS 1, 2, 24, 25 & 26 & VAC 30FT ST ON E
27-30-16-14832-000-0100	CHAPMAN MANOR LOT 10
33-30-16-78858-000-0090	SCARSVILLE SUB LOTS 9 & 19
34-30-16-29124-002-0040	FORTUNA PARK BLK 2, LOT 4
33-30-16-51756-000-0010	LIGHTHOUSE BAPTIST CHURCH REPLAT LOT 1
27-30-16-78966-002-0150	SCHOFIELD'S EXTENSION NO 2 BLK B, LOT 15
27-30-16-57600-004-0400	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 40 & 1/2 VAC ALLEY ON W
27-30-16-69840-200-2602	PINELLAS FARMS NW 1/4, SEC 27-30-16 THAT PART OF FARM 26 DESC AS W 65FT OF E 440.32FT OF S 330FT OF SE 1/4 OF SW 1/4 OF NW 1/4 OF SD SEC LESS S 30FT THEREOF FOR RD R/W
27-30-16-74214-000-0110	REISS, HERSCHEL G. LOT 11
26-30-16-14355-000-0020	CEDAR HOLLOW LOT 2
33-30-16-60930-000-0070	NORTH PARK RIDGE 1ST ADD LOT 7
33-30-16-60912-000-0540	NORTH PARK RIDGE LOT 54
33-30-16-60912-000-0290	NORTH PARK RIDGE LOT 29
33-30-16-60912-000-0740	NORTH PARK RIDGE LOT 74
34-30-16-29124-001-0050	FORTUNA PARK BLK 1, LOT 5
34-30-16-29124-002-0250	FORTUNA PARK BLK 2, LOT 25
33-30-16-66204-001-0100	PARADISE PARK MANOR BLK 1, LOT 10
27-30-16-14832-000-0020	CHAPMAN MANOR LOT 2
27-30-16-57600-002-0210	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 21
26-30-16-14355-000-0140	CEDAR HOLLOW LOT 14
35-30-16-51966-007-0070	LINCOLN PLACE BLK G, LOT 7
33-30-16-00000-410-0100	FROM NE COR OF SE 1/4 TH W 87FT & S 50FT FOR POB TH S 169.94FT TH CUR RT RAD 120 FT ARC 113.76FT CB S27DW 109.54FT TH CUR LT RAD 180 FT ARC 170.64FT CB S27DW 164.32FT TH S 590.21FT TH CUR LT RAD 180FT ARC 66.08
34-30-16-92196-012-0040	TROPICAL HEIGHTS BLK L, LOT 4 & 1/2 VAC ALLEY ON S
34-30-16-29124-005-0230	FORTUNA PARK BLK 5, LOT 23
27-30-16-40860-000-0090	HOLT & WOODS SUB LOT 9, & N 10FT OF VAC ALLEY TO S
34-30-16-92196-007-0060	TROPICAL HEIGHTS BLK G, W 24FT OF LOT 6 & LOTS 7 & 8 & 1/2 VAC ALLEY ON N
27-30-16-57600-003-0400	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 40 & 1/2 VAC ALLEY ON W

LEGAL DESCRIPTION

Parcel ID	Legal Description
27-30-16-10530-007-0140	BOULEVARD PARK NO. 1 BLK 7, LOT 14 (IN SEC 34- 30-16)
34-30-16-29124-002-0180	FORTUNA PARK BLK 2, LOT 18
27-30-16-10530-007-0080	BOULEVARD PARK NO. 1 BLK 7, LOT 8 (IN SEC 34- 30-16)
34-30-16-66350-000-0020	PARK INDUSTRIAL PROPERTIES LOT 2
34-30-16-88272-002-0100	SUNSET VIEW BLK 2, LOT 10 & 1/2 VAC ALLEY ON S
34-30-16-44514-004-0210	JUANITA PARK BLK D, LOT 21 LESS S 15FT FOR ST
33-30-16-66204-001-0140	PARADISE PARK MANOR BLK 1, LOT 14
33-30-16-60912-000-0860	NORTH PARK RIDGE LOT 86
33-30-16-60912-000-0190	NORTH PARK RIDGE LOT 19
33-30-16-60912-000-0110	NORTH PARK RIDGE LOT 11
34-30-16-92196-012-0030	TROPICAL HEIGHTS BLK L, LOT 3 & 1/2 VAC ALLEY ON S
34-30-16-29124-005-0260	FORTUNA PARK BLK 5, LOT 26
34-30-16-29124-004-0180	FORTUNA PARK BLK 4, W 1/2 OF LOTS 18, 19 AND 20
34-30-16-88272-002-0060	SUNSET VIEW BLK 2, LOT 6 LESS RD
27-30-16-53195-000-0010	LUCSKAS REP OF LOT 1, TORRENCE SUB LOT 1
34-30-16-44255-000-0050	JOMAR COMMERCE PARK LOT 5 & E 1/2 OF VAC 38TH CT N ADJ ON W OF SD LOT 5 PER O.R. 17131/973 TOGETHER WITH W 1/2 OF VAC 37TH ST N ADJ ON E OF N 383FT OF SD LOT 5 PER O.R. 8567/1915 & O.R.
27-30-16-57600-002-0010	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOTS 1, 2 AND 3
34-30-16-92196-007-0090	TROPICAL HEIGHTS BLK G, LOTS 9, 10 & 11 & ALL OF VAC ALLEY ADJ ON N
27-30-16-10530-006-0030	BOULEVARD PARK NO. 1 BLK 6, LOT 3 (IN SEC 34- 30-16)
34-30-16-29124-001-0010	FORTUNA PARK BLK 1, LOTS 1,2,3 AND 28
34-30-16-21825-000-0090	DONALD INDUSTRIAL PARK LOT 9 & S 79.41FT OF LOT 8
33-30-16-60912-000-0440	NORTH PARK RIDGE LOT 44
27-30-16-57600-003-0070	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 7 & S 7 FT OF LOT 8 & W 1/2 OF VAC ALLEY ON E
27-30-16-40860-000-0210	HOLT & WOODS SUB LOT 21
27-30-16-57600-002-0420	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 42, & E 8FT OF VAC ALLEY TO W
34-30-16-29124-004-0090	FORTUNA PARK BLK 4, LOT 9
27-30-16-69840-200-0703	PINELLAS FARMS NW 1/4, SEC 27-30-16 PT OF FARM 7 DESC FROM SE COR OF NE 1/4 OF NW 1/4 OF NW 1/4 TH W 30FT & N 30FT FOR POB TH W 158 FT TH N 105FT TH E 31FT TH N 140FT TH E 127FT TH S
27-30-16-57600-004-0110	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 11
33-30-16-78858-000-0330	SCARSVILLE SUB LOT 33
33-30-16-66204-001-0150	PARADISE PARK MANOR BLK 1, LOT 15
27-30-16-57600-002-0080	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 8
27-30-16-78930-002-0061	SCHOFIELD'S BLK B, S 64.2FT OF LOTS 6 AND 7
34-30-16-53766-001-0230	MC KEE MANOR ADD NO. 1 BLK 1, LOTS 23 AND 24 AND 1/2 VAC ALLEY ON N
33-30-16-64857-005-0501	OUTLOOK VILLAGE CONDO BLDG 5, UNIT 501
33-30-16-64857-001-0105	OUTLOOK VILLAGE CONDO BLDG 1, UNIT 105
27-30-16-57600-003-0380	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 38 & 1/2 VAC ALLEY ON W
27-30-16-57600-003-0150	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 15 & 1/2 VAC ALLEY ON W

LEGAL DESCRIPTION

Parcel ID	Legal Description
34-30-16-51642-004-0140	LIBERTY PARK BLK 4, LOT 14
33-30-16-60912-000-0080	NORTH PARK RIDGE LOT 8
34-30-16-29124-005-0250	FORTUNA PARK BLK 5, LOT 25
33-30-16-64857-008-0802	OUTLOOK VILLAGE CONDO BLDG 8, UNIT 802
27-30-16-78966-002-0090	SCHOFIELD'S EXTENSION NO 2 BLK B, LOT 9
27-30-16-69840-200-0602	PINELLAS FARMS NW 1/4, PT OF FARM 6 DESC FROM NW COR OF NE 1/4 OF NE 1/4 TH S 40FT TH E 15FT FOR POB TH E 18FT(S) TO W R/W OF US HWY 19 TH SE'LY 189FT(S) ALG R/W TH S68DW 135.6FT TH N 225FT(S) TO
27-30-16-84618-001-0080	SPARKLE LAKE SUB BLK 1, LOT 8
33-30-16-78858-000-0230	SCARSVILLE SUB LOT 23
34-30-16-88272-001-0010	SUNSET VIEW BLK 1, LOTS 1 AND 2
27-30-16-57600-003-0360	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 36 & 1/2 VAC ALLEY ON E
34-30-16-29124-004-0041	FORTUNA PARK BLK 4, W 50FT OF LOTS 4,5 AND 6
27-30-16-10530-008-0131	BOULEVARD PARK NO. 1 BLK 8, S 75FT OF LOTS 13 & 14 (IN SEC 34-30-16)
34-30-16-00000-240-0400	BEG 50FT N OF SW COR OF SE 1/4 OF NW 1/4 TH N 250 FT (S) TH E 270FT (S) TH S 250FT (S) TH W 270FT (S) TO POB 1.55 AC(C))
27-30-16-57600-002-0430	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 43, & E 8FT OF VAC ALLEY TO W
33-30-16-54937-001-1120	MANOR CONDO PHASE I BLDG 1, UNIT 112
33-30-16-54937-003-3230	MANOR CONDO PHASE III BLDG 3, UNIT 323
33-30-16-02613-001-0110	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT K
33-30-16-02613-001-0050	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT E
33-30-16-02613-002-0040	BARCLAY INDUSTRIAL PARK CONDO PHASE 2 BLDG 2, UNIT D
33-30-16-54937-003-3110	MANOR CONDO PHASE III BLDG 3, UNIT 311
27-30-16-57600-002-0290	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 29, & W 8FT OF VAC ALLEY TO E
33-30-16-78858-000-0170	SCARSVILLE SUB LOT 17
33-30-16-02613-001-0180	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT R
33-30-16-02613-002-0020	BARCLAY INDUSTRIAL PARK CONDO PHASE 2 BLDG 2, UNIT B
33-30-16-60912-000-0730	NORTH PARK RIDGE LOT 73
33-30-16-60912-000-0350	NORTH PARK RIDGE LOT 35
33-30-16-60912-000-0370	NORTH PARK RIDGE LOT 37
33-30-16-78858-000-0100	SCARSVILLE SUB LOT 10
33-30-16-78858-000-0030	SCARSVILLE SUB LOT 3
34-30-16-29124-003-0140	FORTUNA PARK BLK 3, LOT 14
27-30-16-78966-003-0010	SCHOFIELD'S EXTENSION NO 2 BLK C, LOT 1 & N 33.5FT LOT 2
27-30-16-74214-000-0100	REISS, HERSCHEL G. LOT 10
33-30-16-60912-000-0910	NORTH PARK RIDGE LOT 91
27-30-16-40860-000-0150	HOLT & WOODS SUB LOT 15, & S 10FT OF VAC ALLEY TO N
27-30-16-40860-000-0230	HOLT & WOODS SUB LOT 23
27-30-16-57600-002-0480	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 48, & E 8FT OF VAC ALLEY TO W
34-30-16-44514-003-0030	JUANITA PARK BLK C, LOT 3

LEGAL DESCRIPTION

Parcel ID	Legal Description
34-30-16-44514-003-0090	JUANITA PARK BLK C, LOT 9
34-30-16-44514-005-0110	JUANITA PARK BLK E, LOT 11
34-30-16-29124-006-0230	FORTUNA PARK BLK 6, LOT 23 & W 25FT OF LOT 22
34-30-16-92196-007-0160	TROPICAL HEIGHTS BLK G, LOTS 16 THRU 20 & N 1/2 OF VAC ALLEY S OF LOTS 16 & 17
27-30-16-78966-002-0080	SCHOFIELD'S EXTENSION NO 2 BLK B, LOT 8
27-30-16-57600-003-0280	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 28 & 1/2 VAC ALLEY ON E
34-30-16-57681-000-0201	MID-COUNTY INDUSTRIAL PARK LOT 20 LESS N 31FT OF W 38FT
33-30-16-78858-000-0500	SCARSVILLE SUB LOT 50
27-30-16-78930-002-0060	SCHOFIELD'S BLK B, N 64.2FT OF LOTS 6 AND 7
27-30-16-57600-003-0430	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 43 AND 1/2 VAC ALLEY ON W
27-30-16-57600-003-0470	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 47 AND 1/2 VAC
27-30-16-57600-004-0280	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 28 & 1/2 VAC ALLEY ON E
27-30-16-57600-003-0100	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, N 23FT LOT 10 & S 37FT LOT 11 & W 1/2 OF VAC ALLEY ON E
34-30-16-57681-000-0120	MID-COUNTY INDUSTRIAL PARK LOT 12
33-30-16-69948-200-2601	PINELLAS FARMS NW 1/4, E 331FT (S) OF W 661FT (S) OF FARM 26 LESS RDS
33-30-16-64857-011-1104	OUTLOOK VILLAGE CONDO BLDG 11, UNIT 1104
33-30-16-64857-003-0302	OUTLOOK VILLAGE CONDO BLDG 3, UNIT 302
33-30-16-64857-009-0905	OUTLOOK VILLAGE CONDO BLDG 9, UNIT 905
34-30-16-44514-003-0120	JUANITA PARK BLK C, LOT 12
34-30-16-57681-000-0030	MID-COUNTY INDUSTRIAL PARK LOT 3
34-30-16-69966-100-0112	PINELLAS FARMS NE 1/4, N 175FT OF S 437FT OF FM 1 BETWEEN HAINES RD & US 19
34-30-16-82260-000-0020	62ND INDUSTRIAL PARK LOT 2
27-30-16-57600-003-0390	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 39 & 1/2 VAC ALLEY ON W
27-30-16-78966-002-0060	SCHOFIELD'S EXTENSION NO 2 BLK B, LOT 6
27-30-16-40860-000-0050	HOLT & WOODS SUB LOT 5, & N 10FT OF VAC ALLEY TO S
26-30-16-03690-001-0040	BAYNARD, LEE JR. NO. 4 BLK A, LOT 4
27-30-16-40860-000-0270	HOLT & WOODS SUB LOT 27
33-30-16-69948-200-2801	PINELLAS FARMS NW 1/4, SEC 33-30-16 E 1/2 OF FARM 28 LESS THAT PART LYING WITHIN 65FT OF S LINE OF NW 1/4 OF SEC TOGETHER WITH VAC 15FT R/W ADJ ON E PER O.R. 17738 PG 926
27-30-16-94162-020-0010	VILLAGE AT PARK PLACE BLK 20, LOT 1
27-30-16-94162-019-0040	VILLAGE AT PARK PLACE BLK 19, LOT 4
27-30-16-94162-021-0020	VILLAGE AT PARK PLACE BLK 21, LOT 2
27-30-16-94162-017-0010	VILLAGE AT PARK PLACE BLK 17, LOT 1
27-30-16-94162-016-0060	VILLAGE AT PARK PLACE BLK 16, LOT 6
27-30-16-94162-024-0020	VILLAGE AT PARK PLACE BLK 24, LOT 2
27-30-16-94162-015-0040	VILLAGE AT PARK PLACE BLK 15, LOT 4
27-30-16-94162-015-0030	VILLAGE AT PARK PLACE BLK 15, LOT 3
33-30-16-60930-000-0030	NORTH PARK RIDGE 1ST ADD LOT 3
33-30-16-60912-000-0560	NORTH PARK RIDGE LOT 56

LEGAL DESCRIPTION

Parcel ID	Legal Description
33-30-16-60912-000-0550	NORTH PARK RIDGE LOT 55
33-30-16-78858-000-0240	SCARSVILLE SUB LOT 24
35-30-16-51966-007-0180	LINCOLN PLACE BLK G, LOT 18
34-30-16-29124-006-0110	FORTUNA PARK BLK 6, LOT 11
27-30-16-40860-000-0240	HOLT & WOODS SUB LOT 24
33-30-16-78858-000-0440	SCARSVILLE SUB LOT 44
34-30-16-53766-002-0140	MC KEE MANOR ADD NO. 1 BLK 2, LOTS 14 AND 15
34-30-16-10548-010-0170	BOULEVARD PARK NO. 2 BLK 10, LOT 17
34-30-16-10548-010-0150	BOULEVARD PARK NO. 2 BLK 10, LOT 15
34-30-16-88272-002-0150	SUNSET VIEW BLK 2, LOT 15 & 1/2 VAC ALLEY ON N
34-30-16-44514-006-0180	JUANITA PARK BLK F, LOT 18 LESS S 15FT
34-30-16-29124-005-0150	FORTUNA PARK BLK 5, E 50FT OF LOTS 15, 16 & 17
34-30-16-29124-005-0130	FORTUNA PARK BLK 5, LOT 13
34-30-16-29124-005-0080	FORTUNA PARK BLK 5, LOT 8
34-30-16-88272-001-0070	SUNSET VIEW BLK 1, LOT 7
34-30-16-88272-001-0050	SUNSET VIEW BLK 1, LOT 5
33-30-16-60912-000-0790	NORTH PARK RIDGE LOT 79
33-30-16-69948-200-2106	PINELLAS FARMS NW 1/4, S 100FT OF W 110FT OF E 335FT OF W 1/2 OF FARM 21
34-30-16-44514-006-0070	JUANITA PARK BLK F, LOT 7
34-30-16-29124-004-0011	FORTUNA PARK BLK 4, W 50FT OF LOTS 1, 2 AND 3
27-30-16-10530-008-0231	BOULEVARD PARK NO. 1 BLK 8, S 75FT OF LOTS 23 & 24 (IN SEC 34-30-16)
33-30-16-66204-002-0110	PARADISE PARK MANOR BLK 2, LOT 11
33-30-16-38258-000-0260	HERITAGE LAKE CONDO PHASE I UNIT 26
33-30-16-38258-000-0180	HERITAGE LAKE CONDO PHASE II UNIT 18
33-30-16-38258-000-0070	HERITAGE LAKE CONDO PHASE III UNIT 7
27-30-16-69840-200-2608	PINELLAS FARMS NW 1/4, S 100FT OF N 200FT OF E 100FT OF N 300FT OF S 330FT OF FARM 26
33-30-16-64857-009-0901	OUTLOOK VILLAGE CONDO BLDG 9, UNIT 901
33-30-16-02613-001-1001	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, W 22.5FT OF UNIT 1
27-30-16-74214-000-0010	REISS, HERSCHEL G. LOT 1
27-30-16-78948-004-0060	SCHOFIELD'S EXTENSION BLK D, N 64FT OF LOTS 6 & 7, & S 8FT OF VAC ALLEY TO N
27-30-16-78984-000-0010	SCHOFIELD'S EXTENSION NO 3 LOT 1
27-30-16-10530-008-0060	BOULEVARD PARK NO. 1 BLK 8, LOT 6 & 1/2 VAC ALLEY ON S (IN SEC 34-30-16)
27-30-16-78930-001-0030	SCHOFIELD'S BLK A, LOT 3 & 1/2 VAC ALLEY ON S
27-30-16-69840-200-2604	PINELLAS FARMS NW 1/4, W 55FT OF E 305.35 FT OF N 300FT OF S 330FT OF FARM 26
27-30-16-78984-000-0050	SCHOFIELD'S EXTENSION NO 3 LOT 5
27-30-16-69840-200-2609	PINELLAS FARMS NW 1/4, THAT PART OF FARM 26 DESC AS FROM SW COR OF NW 1/4 TH E 1321.58FT TH N 50FT TH W 10FT FOR POB TH W 90FT TH N 100FT TH E 100FT TH S 90FT TH S45DW 14.12FT TO POB
27-30-16-14832-000-0090	CHAPMAN MANOR LOT 9
34-30-16-10548-009-0210	BOULEVARD PARK NO. 2 BLK 9, LOT 21

LEGAL DESCRIPTION

Parcel ID	Legal Description
34-30-16-53766-001-0060	MC KEE MANOR ADD NO. 1 BLK 1, LOTS 6 AND 7 AND 1/2 VAC ALLEY ON S
27-30-16-10530-005-0080	BOULEVARD PARK NO. 1 BLK 5, LOTS 8 AND 17 AND VAC ALLEY BETWEEN (IN SEC 34-30-16)
27-30-16-10530-005-0090	BOULEVARD PARK NO 1 BLK 5, LOTS 9 AND 16 AND VAC ALLEY BETWEEN (IN SEC 34-30-16)
34-30-16-88272-002-0230	SUNSET VIEW BLK 2, LOT 23 & 1/2 VAC ALLEY ON N
34-30-16-29124-006-0140	FORTUNA PARK BLK 6, LOT 14
27-30-16-57600-003-0260	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 26 & 1/2 VAC ALLEY ON E
27-30-16-10530-006-0240	BOULEVARD PARK NO. 1 BLK 6, LOT 24 (IN SEC 34- 30-16)
34-30-16-53766-001-0160	MC KEE MANOR ADD NO. 1 BLK 1, LOTS 16 AND 17 AND 1/2 VAC ALLEY ON N
26-30-16-00000-330-0600	E 120FT OF W 150FT OF S 78.80FT OF N 108.80FT OF SW 1/4 OF SW 1/4 (SEE O.R. 15789 PG 2104)
34-30-16-29124-002-0190	FORTUNA PARK BLK 2, LOT 19
33-30-16-69948-200-0606	PINELLAS FARMS NW 1/4, FARM 6 W OF RR
26-30-16-14355-000-0130	CEDAR HOLLOW LOT 13
34-30-16-92196-008-0190	TROPICAL HEIGHTS BLK H, LOT 19 & E 25FT OF LOT 20
33-30-16-60912-000-0610	NORTH PARK RIDGE LOT 61
34-30-16-44514-004-0080	JUANITA PARK BLK D, LOT 8
33-30-16-60930-000-0060	NORTH PARK RIDGE 1ST ADD LOT 6
27-30-16-78966-002-0010	SCHOFIELD'S EXTENSION NO 2 BLK B, LOT 1
33-30-16-60912-000-0390	NORTH PARK RIDGE LOT 39
33-30-16-60912-000-0450	NORTH PARK RIDGE LOT 45
34-30-16-29124-003-0090	FORTUNA PARK BLK 3, LOT 9
27-30-16-78930-002-0050	SCHOFIELD'S BLK B, LOT 5
27-30-16-78930-002-0090	SCHOFIELD'S BLK B, N 64.2FT OF LOTS 9 AND 10
33-30-16-64857-001-0101	OUTLOOK VILLAGE CONDO BLDG 1, UNIT 101
27-30-16-78948-004-0041	SCHOFIELD'S EXTENSION BLK D, N 64FT OF LOTS 4 AND 5
33-30-16-60912-000-0170	NORTH PARK RIDGE LOT 17
34-30-16-88272-002-0040	SUNSET VIEW BLK 2, LOT 4 & 1/2 VAC ALLEY ON S
33-30-16-66222-005-0010	PARADISE PARK MANOR ADD BLK 5, LOTS 1 THRU 5 & LOTS 14 THRU 18 & W 43.46 FT OF LOTS 6 & 13 & S 1/2 OF VAC 67TH AVE N ADJ ON N & VAC N 20FT OF 66TH AVE N LYING S OF W 323.8FT OF LOTS 14-18 & VAC N 30FT OF
34-30-16-44514-006-0080	JUANITA PARK BLK F, LOT 8
34-30-16-29124-004-0210	FORTUNA PARK BLK 4, LOT 21
34-30-16-88272-002-0090	SUNSET VIEW BLK 2, LOT 9 & 1/2 VAC ALLEY ON S
34-30-16-10548-010-0100	BOULEVARD PARK NO. 2 BLK 10, LOT 10
33-30-16-69948-200-2101	PINELLAS FARMS NW 1/4, SEC 33-30-16 E 324FT(S) OF W 661FT(S) OF FARM 21 LYING S & W OF RR R/W TOGETHER WITH VAC 15FT WIDE RD R/W ADJ ON E
27-30-16-57600-003-0170	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 17 & 1/2 VAC ALLEY ON W
33-30-16-66204-002-0100	PARADISE PARK MANOR BLK 2, LOT 10
27-30-16-57582-000-0380	MICHIGAN HEIGHTS LOT 38 & N 14.29FT OF LOT 39
27-30-16-78966-003-0100	SCHOFIELD'S EXTENSION NO 2 BLK C, LOT 10

LEGAL DESCRIPTION

Parcel ID	Legal Description
27-30-16-57582-000-0410	MICHIGAN HEIGHTS N 42.85FT OF LOT 41 & S 21.43FT OF LOT 40
27-30-16-57582-000-0280	MICHIGAN HEIGHTS LOT 28 & S 14.29FT OF LOT 27
34-30-16-69966-100-0106	PINELLAS FARMS NE 1/4, SEC 34-30-16 N 180.83FT OF S 437FT OF FARM 1 LYING E OF HAINES RD LESS E 25FT FOR 34TH ST N R/W
27-30-16-69840-200-2605	PINELLAS FARMS NW 1/4, SEC 27-30-16 THAT PART OF FARM 26 DESC AS W 100FT OF E 265FT OF S 330FT OF SE 1/4 OF SW 1/4 OF NW 1/4 OF SD SEC LESS S 30FT THEREOF FOR RD R/W
34-30-16-53766-001-0100	MC KEE MANOR ADD NO. 1 BLK 1, LOTS 10 THRU 15 & VAC 16FT ALLEY ADJ
27-30-16-78930-001-0080	SCHOFIELD'S BLK A, LOT 8 & W 27FT OF LOT 9 & 1/2 VAC ALLEY ON N
33-30-16-64857-011-1106	OUTLOOK VILLAGE CONDO BLDG 11, UNIT 1106
33-30-16-64857-006-0604	OUTLOOK VILLAGE CONDO BLDG 6, UNIT 604
33-30-16-38258-000-0040	HERITAGE LAKE CONDO PHASE III UNIT 4
33-30-16-54937-008-8130	MANOR CONDO PHASE VIII BLDG 8, UNIT 813
33-30-16-02613-002-0080	BARCLAY INDUSTRIAL PARK CONDO PHASE 2 BLDG 2, UNIT H
33-30-16-02613-001-0170	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT Q
33-30-16-60912-000-0470	NORTH PARK RIDGE LOT 47
34-30-16-92196-012-0010	TROPICAL HEIGHTS BLK L, LOT 1 & N 1/2 OF VAC ALLEY ON S & THAT PART OF E 1/2 OF VAC 37TH ST N ADJ TO W OF N 23FT OF SD LOT 1 & EXT N TO W'LY EXT OF C/L OF 63RD AVE N PER O.R. 18010/2140
27-30-16-78948-004-0061	SCHOFIELD'S EXTENSION BLK D, LOTS 6 & 7 LESS N 64FT
33-30-16-64857-009-0902	OUTLOOK VILLAGE CONDO BLDG 9, UNIT 902
33-30-16-64857-006-0601	OUTLOOK VILLAGE CONDO BLDG 6, UNIT 601
34-30-16-57681-000-0130	MID-COUNTY INDUSTRIAL PARK LOT 13
33-30-16-60912-000-0090	NORTH PARK RIDGE LOT 9
34-30-16-21825-000-0060	DONALD INDUSTRIAL PARK LOTS 6, 7 & N 42.55FT OF LOT 8
34-30-16-51642-001-0050	LIBERTY PARK BLK 1, PART OF LOTS 5 THRU 9 & S 15FT OF VAC PT OF 68TH AVE N LYING N OF BLK 1, LIBERTY PARK & W OF US HIGHWAY 19 N LESS W'LY 152.33FT OF SD VAC ST ALL DESC FROM NW COR OF LOT 1
27-30-16-57600-004-0470	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, W 63FT OF LOTS 47 & 48 AND 1/2 VAC ALLEY ON W
27-30-16-78984-000-0030	SCHOFIELD'S EXTENSION NO 3 LOT 3
27-30-16-57600-004-0150	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 15
27-30-16-57600-004-0460	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 46 & 1/2 VAC ALLEY
33-30-16-60912-000-0380	NORTH PARK RIDGE LOT 38
27-30-16-40860-000-0130	HOLT & WOODS SUB LOT 13
34-30-16-44514-004-0130	JUANITA PARK BLK D, LOT 13 LESS S 15FT FOR RD R/W
27-30-16-57582-000-0420	MICHIGAN HEIGHTS LOT 42 & N 7.14FT OF LOT 43 & S 7.15FT OF LOT 41
27-30-16-57600-003-0350	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 35 & 1/2 VAC ALLEY ON E
34-30-16-53766-002-0010	MC KEE MANOR ADD NO. 1 BLK 2, LOTS 1 AND 2
27-30-16-10530-005-0140	BOULEVARD PARK NO. 1 BLK 5, LOT 14 AND 1/2 VAC ALLEY ON N (IN SEC 34-30-16)
27-30-16-10530-005-0040	BOULEVARD PARK NO. 1 BLK 5, W 30FT OF LOTS 4 & 21 & E 30FT OF LOTS 5 & 20 & VAC ALLEY BETWEEN (SEE N34-30-16)
33-30-16-64857-002-0205	OUTLOOK VILLAGE CONDO BLDG 2, UNIT 205

LEGAL DESCRIPTION

Parcel ID	Legal Description
34-30-16-92196-007-0030	TROPICAL HEIGHTS BLK G, S 30FT OF LOT 3 & LOTS 4 & 5 LYING W OF US 19 R/W & VAC ALLEY ON W & S 7FT OF E 26FT OF LOT 23 & E 26FT OF LOT 6 & VAC ALLEY BETWEEN
34-30-16-55458-000-0130	MARSH REPLAT SUB LOT 13
33-30-16-66204-001-0180	PARADISE PARK MANOR BLK 1, LOT 18
33-30-16-78858-000-0130	SCARSVILLE SUB LOT 13
27-30-16-57600-003-0190	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOTS 19 & 1/2 VAC ALLEY ON W
27-30-16-57600-004-0300	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 30 AND 1/2 VAC ALLEY ON E
26-30-16-14355-000-0030	CEDAR HOLLOW LOT 3
33-30-16-60912-000-0040	NORTH PARK RIDGE LOT 4
34-30-16-29124-003-0250	FORTUNA PARK BLK 3, LOT 25
34-30-16-10548-010-0060	BOULEVARD PARK NO. 2 BLK 10, LOT 6
34-30-16-44514-006-0130	JUANITA PARK BLK F, LOT 13 LESS S 15FT
34-30-16-44514-005-0090	JUANITA PARK BLK E, LOT 9
27-30-16-10530-006-0080	BOULEVARD PARK NO. 1 BLK 6, LOT 8 (IN SEC 34- 30-16)
34-30-16-29124-006-0030	FORTUNA PARK BLK 6, LOT 3
27-30-16-10530-007-0230	BOULEVARD PARK NO. 1 BLK 7, LOT 23 (IN SEC 34- 30-16)
27-30-16-78966-003-0030	SCHOFIELD'S EXTENSION NO 2 BLK C, LOT 3 & S 33.5FT OF LOT 2
27-30-16-57600-004-0130	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 13
34-30-16-44514-003-0240	JUANITA PARK BLK C, LOT 24
27-30-16-57600-004-0330	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 33 & 1/2 VAC ALLEY ON E
34-30-16-44514-005-0230	JUANITA PARK BLK E, LOT 23
34-30-16-44514-005-0200	JUANITA PARK BLK E, LOT 20
34-30-16-29124-006-0150	FORTUNA PARK BLK 6, W 50FT OF LOTS 15, 16 AND 17
34-30-16-29124-003-0150	FORTUNA PARK BLK 3, W 1/2 OF LOTS 15, 16 AND 17
34-30-16-29124-003-0110	FORTUNA PARK BLK 3, LOT 11
34-30-16-29124-003-0080	FORTUNA PARK BLK 3, LOT 8
34-30-16-29124-003-0041	FORTUNA PARK BLK 3, W 1/2 OF LOTS 4,5 AND 6
34-30-16-69966-100-0107	PINELLAS FARMS NE 1/4, PT OF FARM 1 DESC FROM NE SEC COR TH S 405FT & W 50FT FOR POB TH S 231.31FT TH W 7.95FT TH N32DW 140.8FT TH N58DE 40 FT TH N32DW 53FT TH N58DE 26FT TH N32DW 37.8FT TH E
33-30-16-66204-001-0030	PARADISE PARK MANOR BLK 1, LOT 3
27-30-16-40860-000-0060	HOLT & WOODS SUB LOT 6, & N 10FT OF VAC ALLEY TO S
27-30-16-57582-000-0220	MICHIGAN HEIGHTS LOT 22 & N 32.85FT OF LOT 23 & S 27.71FT OF LOT 21
27-30-16-78966-003-0080	SCHOFIELD'S EXTENSION NO 2 BLK C, LOT 8 LESS N 5FT FOR ALLEY
27-30-16-40860-000-0170	HOLT & WOODS SUB LOT 17, & S 10FT OF VAC ALLEY TO N
34-30-16-92196-007-0220	TROPICAL HEIGHTS BLK G, LOT 22 & 1/2 OF VAC ALLEY TO S
27-30-16-40860-000-0260	HOLT & WOODS SUB LOT 26
27-30-16-57600-002-0250	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 25, & W 8FT OF VAC ALLEY TO E
27-30-16-78966-003-0140	SCHOFIELD'S EXTENSION NO 2 BLK C, LOT 14
34-30-16-44514-003-0040	JUANITA PARK BLK C, LOT 4

LEGAL DESCRIPTION

Parcel ID	Legal Description
34-30-16-44514-003-0110	JUANITA PARK BLK C, LOT 11
34-30-16-69966-200-2400	PINELLAS FARMS NW 1/4, FARM 24
33-30-16-60912-000-0180	NORTH PARK RIDGE LOT 18
33-30-16-60912-000-0750	NORTH PARK RIDGE LOT 75
33-30-16-85111-000-0080	STAFF'S INDUSTRIAL CENTER 1ST ADDITION LOT 8 LYING IN SECTION 34
34-30-16-10548-009-0070	BOULEVARD PARK NO. 2 BLK 9, LOT 7
33-30-16-69948-200-2108	PINELLAS FARMS NW 1/4, W 160FT OF E 175FT OF S 100FT OF S 1/2 OF W 1/2 OF FARM 21 & E 15FT OF S 1/2 OF W 1/2 OF FARM 21
34-30-16-44514-004-0220	JUANITA PARK BLK D, LOT 22 LESS S 15FT FOR ST
33-30-16-54937-002-2120	MANOR CONDO PHASE II BLDG 2, UNIT 212
27-30-16-57582-000-0041	MICHIGAN HEIGHTS N 64FT OF LOTS 4 & 5
33-30-16-60912-000-0760	NORTH PARK RIDGE LOT 76
33-30-16-60912-000-0690	NORTH PARK RIDGE LOT 69
33-30-16-78858-000-0050	SCARSVILLE SUB LOT 5
33-30-16-78858-000-0040	SCARSVILLE SUB LOT 4
33-30-16-38258-000-0120	HERITAGE LAKE CONDO PHASE II UNIT 12
33-30-16-38258-000-0210	HERITAGE LAKE CONDO PHASE I UNIT 21
33-30-16-54937-002-2160	MANOR CONDO PHASE II BLDG 2, UNIT 216
33-30-16-54937-002-2150	MANOR CONDO PHASE II BLDG 2, UNIT 215
33-30-16-02613-001-0190	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT S
33-30-16-54937-004-4210	MANOR CONDO PHASE IV BLDG 4, UNIT 421
33-30-16-54937-008-8210	MANOR CONDO PHASE VIII BLDG 8, UNIT 821
33-30-16-54937-008-8140	MANOR CONDO PHASE VIII BLDG 8, UNIT 814
34-30-16-44514-006-0190	JUANITA PARK BLK F, LOT 19 LESS S 15FT
34-30-16-57681-000-0140	MID-COUNTY INDUSTRIAL PARK LOT 14
27-30-16-57600-004-0080	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 8
33-30-16-60912-000-0330	NORTH PARK RIDGE LOT 33
33-30-16-78858-000-0450	SCARSVILLE SUB LOT 45
27-30-16-57600-002-0190	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 19
27-30-16-40860-000-0330	HOLT & WOODS SUB LOT 33
27-30-16-10530-006-0230	BOULEVARD PARK NO. 1 BLK 6, LOT 23 (IN SEC 34- 30-16)
27-30-16-21150-000-1020	DICKINSON SUB LOT 102 & 1/2 VAC ALLEY ON E
33-30-16-64857-007-0703	OUTLOOK VILLAGE CONDO BLDG 7, UNIT 703
33-30-16-64857-008-0803	OUTLOOK VILLAGE CONDO BLDG 8, UNIT 803
33-30-16-64857-004-0405	OUTLOOK VILLAGE CONDO BLDG 4, UNIT 405
33-30-16-64857-005-0502	OUTLOOK VILLAGE CONDO BLDG 5, UNIT 502
33-30-16-64857-002-0206	OUTLOOK VILLAGE CONDO BLDG 2, UNIT 206
27-30-16-94162-018-0010	VILLAGE AT PARK PLACE BLK 18, LOT 1
27-30-16-94162-022-0020	VILLAGE AT PARK PLACE BLK 22, LOT 2

LEGAL DESCRIPTION

Parcel ID	Legal Description
27-30-16-94162-024-0060	VILLAGE AT PARK PLACE BLK 24, LOT 6
27-30-16-94162-024-0030	VILLAGE AT PARK PLACE BLK 24, LOT 3
27-30-16-94162-014-0020	VILLAGE AT PARK PLACE BLK 14, LOT 2
27-30-16-94162-000-0006	VILLAGE AT PARK PLACE TRACT RW-2
27-30-16-10530-008-0180	BOULEVARD PARK NO. 1 BLK 8, LOT 18 AND 1/2 VAC ALLEY ON N SEC 34-30-16
27-30-16-78966-002-0020	SCHOFIELD'S EXTENSION NO 2 BLK B, LOT 2
27-30-16-78966-002-0050	SCHOFIELD'S EXTENSION NO 2 BLK B, LOT 5
27-30-16-57582-000-0130	MICHIGAN HEIGHTS N 21.42FT OF LOT 13 & S 42.86FT OF LOT 14
27-30-16-69840-200-2601	PINELLAS FARMS NW 1/4, W 59FT OF E 484FT OF N 300FT OF S 330FT OF FARM 26
27-30-16-57600-003-0080	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, N 43FT OF LOT 8 & S 17FT OF LOT 9 & W 1/2 VAC ALLEY ON E
33-30-16-66204-002-0150	PARADISE PARK MANOR BLK 2, LOT 15
34-30-16-90090-000-0090	TEMPLE PARK LOTS 9 AND 10
34-30-16-29124-002-0230	FORTUNA PARK BLK 2, LOT 23
34-30-16-29124-002-0280	FORTUNA PARK BLK 2, LOT 28
34-30-16-92196-012-0200	TROPICAL HEIGHTS BLK L, LOTS 20 AND 21 & 1/2 VAC ALLEY ON N
34-30-16-92196-012-0230	TROPICAL HEIGHTS BLK L, LOTS 23 & 24 & S 1/2 OF VAC ALLEY ON N
33-30-16-69948-200-2602	PINELLAS FARMS NW 1/4, PT OF FARM 26 DESC AS FROM SW COR OF NW 1/4 TH E 809FT(S) TH N 160FT FOR POB TH N 371FT(S) TH E 196.85FT TH S 481FT(S) TH W 119FT(S) TH N 110FT TH W 80FT TO POB
33-30-16-78858-000-0110	SCARSVILLE SUB LOT 11
33-30-16-78858-000-0150	SCARSVILLE SUB LOT 15
33-30-16-60930-000-0100	NORTH PARK RIDGE 1ST ADD LOT 10
34-30-16-44514-006-0050	JUANITA PARK BLK F, LOT 5
33-30-16-38258-000-0230	HERITAGE LAKE CONDO PHASE I UNIT 23
33-30-16-78858-000-0300	SCARSVILLE SUB LOT 30
27-30-16-57600-003-0060	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 6 & 1/2 VAC ALLEY ON E
27-30-16-57600-004-0450	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 45 & 1/2 VAC ALLEY
27-30-16-84618-002-0160	SPARKLE LAKE SUB BLK 2, LOT 16
27-30-16-84618-002-0180	SPARKLE LAKE SUB BLK 2, LOT 18
34-30-16-29124-002-0140	FORTUNA PARK BLK 2, LOT 14
27-30-16-84636-000-0011	SPARKLE LAKE REPLAT S 65FT OF E 102.1FT OF TRACT A
34-30-16-92196-003-0090	TROPICAL HEIGHTS BLK C, LOT 9, 10 & 11 & N 1/2 OF VAC ALLEY ON S & LOTS 12 & 13 & S 1/2 OF VAC ALLEY ON N & N 1/2 OF VAC 65TH AVE N ADJ ON S & BLK D, LOTS 1 THRU 11 & N 1/2 OF VAC ALLEY ON S & S
34-30-16-10548-010-0190	BOULEVARD PARK NO. 2 BLK 10, LOTS 19 AND 20
34-30-16-44514-004-0230	JUANITA PARK BLK D, LOT 23 LESS S 15FT FOR ST
34-30-16-44514-004-0140	JUANITA PARK BLK D, LOT 14 LESS S 15FT FOR ST
34-30-16-29124-005-0090	FORTUNA PARK BLK 5, LOT 9
34-30-16-29124-005-0070	FORTUNA PARK BLK 5, LOT 7
33-30-16-69948-200-2102	PINELLAS FARMS NW 1/4, SEC 33-30-16 PART OF FARM 21 DESC FROM NE COR OF SE 1/4 OF NW 1/4 TH W 415FT(S) TH S 15FT FOR POB TH SE'LY ALG RR R/W 106FT(S) TH S 127FT (S) TH NW'LY 280FT(S) TH N

LEGAL DESCRIPTION

Parcel ID	Legal Description
27-30-16-10530-007-0190	BOULEVARD PARK NO. 1 BLK 7, LOT 19 (IN SEC 34- 30-16)
27-30-16-84618-002-0190	SPARKLE LAKE SUB BLK 2, LOT 19
33-30-16-54937-000-0001	MANOR CONDO COMMON AREA
33-30-16-69948-200-2202	PINELLAS FARMS NW 1/4, PT OF FARM 22 DESC BEG NW COR OF 64TH AVE N & 53RD ST N TH W 302FT(S) TH N 293FT(S) TH E 117FT(S) TH S 175FT TH E 185FT TH S 118FT(S) TO POB
33-30-16-60912-000-0310	NORTH PARK RIDGE LOT 31
27-30-16-57600-004-0190	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 19
27-30-16-84618-003-0070	SPARKLE LAKE SUB BLK 3, LOT 7
33-30-16-60930-000-0040	NORTH PARK RIDGE 1ST ADD LOT 4
33-30-16-60912-000-0510	NORTH PARK RIDGE LOT 51
34-30-16-10548-010-0030	BOULEVARD PARK NO. 2 BLK 10, LOT 3
33-30-16-66204-001-0020	PARADISE PARK MANOR BLK 1, LOT 2
33-30-16-54937-004-4160	MANOR CONDO PHASE IV BLDG 4, UNIT 416
33-30-16-54937-004-4130	MANOR CONDO PHASE IV BLDG 4, UNIT 413
27-30-16-21150-000-1030	DICKINSON SUB LOT 103 & 1/2 VAC ALLEY ON E
34-30-16-68545-001-0020	PETERSON SUB BLK 1, LOT 2
34-30-16-90090-000-0160	TEMPLE PARK LOTS 16, 17 & 18 & VAC ST ON E
26-30-16-03690-001-0110	BAYNARD, LEE JR. NO. 4 BLK A, LOT 11
27-30-16-57600-003-0030	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 3 AND 1/2 VAC ALLEY ON E
33-30-16-60912-000-0810	NORTH PARK RIDGE LOT 81
34-30-16-29124-006-0120	FORTUNA PARK BLK 6, LOT 12
34-30-16-51642-004-0210	LIBERTY PARK BLK 4, LOT 21
34-30-16-55458-000-0200	MARSH REPLAT SUB LOT 20
34-30-16-29124-005-0040	FORTUNA PARK BLK 5, E 50FT OF LOTS 4, 5 AND 6
27-30-16-57582-000-0030	MICHIGAN HEIGHTS LOT 3
34-30-16-29124-004-0130	FORTUNA PARK BLK 4, LOT 13
27-30-16-10530-008-0111	BOULEVARD PARK NO. 1 BLK 8, N 75 FT OF LOTS 11 & 12 (IN SEC 34-30-16)
34-30-16-44514-005-0220	JUANITA PARK BLK E, LOT 22
27-30-16-40860-000-0040	HOLT & WOODS SUB LOT 4, & N 10FT OF VAC ALLEY TO S
34-30-16-53766-001-0080	MC KEE MANOR ADD NO. 1 BLK 1, LOTS 8 AND 9 AND 1/2 VAC ALLEY ON S
34-30-16-29124-003-0280	FORTUNA PARK BLK 3, LOT 28
34-30-16-21825-000-0040	DONALD INDUSTRIAL PARK LOT 4
27-30-16-57582-000-0090	MICHIGAN HEIGHTS N 1/2 OF LOTS 9 AND 10
27-30-16-57600-002-0350	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 35, & W 8FT OF VAC ALLEY TO E
26-30-16-03690-001-0120	BAYNARD, LEE JR. NO. 4 BLK A, LOT 12
27-30-16-74214-000-0060	REISS, HERSCHEL G. LOT 6
34-30-16-51642-004-0220	LIBERTY PARK BLK 4, LOT 22
33-30-16-64857-005-0503	OUTLOOK VILLAGE CONDO BLDG 5, UNIT 503
34-30-16-29124-003-0180	FORTUNA PARK BLK 3, LOT 18

LEGAL DESCRIPTION

Parcel ID	Legal Description
33-30-16-64857-011-1105	OUTLOOK VILLAGE CONDO BLDG 11, UNIT 1105
33-30-16-64857-001-0102	OUTLOOK VILLAGE CONDO BLDG 1, UNIT 102
33-30-16-64857-011-1102	OUTLOOK VILLAGE CONDO BLDG 11, UNIT 1102
33-30-16-64857-011-1103	OUTLOOK VILLAGE CONDO BLDG 11, UNIT 1103
27-30-16-57600-004-0340	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 34 & 1/2 VAC ALLEY
27-30-16-57600-002-0310	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 31, & W 8FT OF VAC ALLEY TO E
33-30-16-64857-010-1004	OUTLOOK VILLAGE CONDO BLDG 10, UNIT 1004
27-30-16-10530-008-0070	BOULEVARD PARK NO. 1 BLK 8, LOT 7 & 1/2 VAC ALLEY ON S (IN SEC 34-30- 16)
34-30-16-10548-010-0040	BOULEVARD PARK NO. 2 BLK 10, LOT 4
34-30-16-44514-004-0030	JUANITA PARK BLK D, LOT 3
34-30-16-47034-000-0010	KOENIG-LUNDBERG REPLAT PART OF TRACT 1 DESC BEG NE COR OF SD TR 1 TH S00D27'37"E 82.89FT TH S00D02'46"E 167.11FT TO SE COR TH N89D46'55"W 341.02 FT TH N00D00'16"W 66.46FT TH N82D13'14"E 65.32FT TH
34-30-16-92196-012-0120	TROPICAL HEIGHTS BLK L, LOTS 12 & 13 & E 1/2 OF LOTS 11 & 14 & ALL OF VAC ALLEY BETWEEN
27-30-16-10530-007-0070	BOULEVARD PARK NO. 1 BLK 7, LOT 7 (IN SEC 34- 30-16)
34-30-16-10548-010-0130	BOULEVARD PARK NO. 2 BLK 10, LOTS 13 & 14
33-30-16-60912-000-0200	NORTH PARK RIDGE LOT 20
33-30-16-60912-000-0130	NORTH PARK RIDGE LOT 13
33-30-16-69948-200-2105	PINELLAS FARMS NW 1/4, N 18FT OF S 118FT OF FARM 21 LESS E 15FT
33-30-16-60930-000-0190	NORTH PARK RIDGE 1ST ADD LOT 19
34-30-16-88272-002-0030	SUNSET VIEW BLK 2, LOTS 3 & 1/2 VAC ALLEY ON S
34-30-16-44514-006-0020	JUANITA PARK BLK F, LOT 2
27-30-16-10530-007-0010	BOULEVARD PARK NO. 1 BLK 7, LOT 1 (IN SEC 34- 30-16)
27-30-16-10530-008-0090	BOULEVARD PARK NO. 1 BLK 8, LOT 9 & 1/2 VAC ALLEY ON S (IN SEC 34-30- 16)
27-30-16-57582-000-0320	MICHIGAN HEIGHTS N 42.86FT OF LOT 32 & N 21.42FT OF LOT 31
27-30-16-57600-004-0230	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 23
33-30-16-78858-000-0380	SCARVILLE SUB LOT 38
33-30-16-66204-001-0120	PARADISE PARK MANOR BLK 1, LOT 12
33-30-16-66204-001-0190	PARADISE PARK MANOR BLK 1, LOT 19
27-30-16-57582-000-0330	MICHIGAN HEIGHTS LOT 33 & S 7.15FT OF LOT 34 & N 7.14FT OF LOT 32
26-30-16-14355-000-0090	CEDAR HOLLOW LOTS 9 & 10
33-30-16-60912-000-0890	NORTH PARK RIDGE LOT 89
26-30-16-03690-001-0130	BAYNARD, LEE JR. NO 4 BLK A, LOT 13
34-30-16-10548-009-0220	BOULEVARD PARK NO. 2 BLK 9, LOT 22
34-30-16-29124-004-0040	FORTUNA PARK BLK 4, E 50FT OF LOTS 4, 5 & 6
27-30-16-40860-000-0190	HOLT & WOODS SUB LOTS 19 & 20, & S 10FT OF VAC ALLEY TO N
33-30-16-78858-000-0360	SCARVILLE SUB LOT 36
33-30-16-69948-200-2201	PINELLAS FARMS NW 1/4, NE 1/4 OF FARM 22 & S 15FT OF VAC 66TH AVE ADJ TO N
33-30-16-60912-000-0620	NORTH PARK RIDGE LOT 62

LEGAL DESCRIPTION

Parcel ID	Legal Description
33-30-16-78858-000-0060	SCARSVILLE SUB LOT 6
34-30-16-92196-012-0020	TROPICAL HEIGHTS BLK L, LOT 2 & 1/2 VAC ALLEY ON S
33-30-16-60912-000-0430	NORTH PARK RIDGE LOT 43
33-30-16-64857-009-0904	OUTLOOK VILLAGE CONDO BLDG 9, UNIT 904
34-30-16-51642-004-0260	LIBERTY PARK BLK 4, LOT 26 & E 10FT OF LOT 27
33-30-16-64857-004-0401	OUTLOOK VILLAGE CONDO BLDG 4, UNIT 401
33-30-16-78858-000-0210	SCARSVILLE SUB LOT 21
34-30-16-21825-000-0030	DONALD INDUSTRIAL PARK LOT 3
34-30-16-44514-005-0010	JUANITA PARK BLK E, LOT 1
34-30-16-29124-006-0241	FORTUNA PARK BLK 6, W 2.17FT OF LOT 24
34-30-16-92196-007-0150	TROPICAL HEIGHTS BLK G, LOT 15 & N 1/2 OF VAC ALLEY ADJ ON S
27-30-16-57582-000-0240	MICHIGAN HEIGHTS LOT 24 & N 7.14FT OF LOT 25 & S 17.15FT OF LOT 23
27-30-16-57600-003-0450	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 45 & E 1/2 OF VAC ALLEY ADJ ON W
34-30-16-44514-003-0180	JUANITA PARK BLK C, LOT 18
34-30-16-44514-003-0130	JUANITA PARK BLK C, LOT 13
34-30-16-29124-006-0151	FORTUNA PARK BLK 6, E 50FT OF LOTS 15, 16 AND 17
34-30-16-51642-004-0160	LIBERTY PARK BLK 4, LOTS 16 AND 17
33-30-16-60912-000-0920	NORTH PARK RIDGE LOT 92
33-30-16-60912-000-0050	NORTH PARK RIDGE LOT 5
33-30-16-66204-002-0010	PARADISE PARK MANOR BLK 2, LOT 1
27-30-16-78984-000-0040	SCHOFIELD'S EXTENSION NO 3 LOT 4
27-30-16-10530-008-0130	BOULEVARD PARK NO. 1 BLK 8, N 52FT OF LOTS 13 & 14 AND 1/2 VAC ALLEY ON N (IN SEC 34-30-16)
27-30-16-69840-200-0705	PINELLAS FARMS NW 1/4, PT FARM 7 DESC AS FROM NE COR OF NW 1/4 OF NW 1/4 RUN S 525FT (S) TH W 190FT FOR POB TH S 105FT TH W 127FT TH N 105FT TH E 127FT TO POB
27-30-16-40860-000-0280	HOLT & WOODS SUB LOT 28
27-30-16-40860-000-0300	HOLT & WOODS SUB LOT 30
27-30-16-78948-003-0050	SCHOFIELD'S EXTENSION BLK C, LOT 5 & W 1/2 OF LOT 4, & N 8FT OF VAC ALLEY TO S
27-30-16-69840-200-2105	PINELLAS FARMS NW 1/4, SEC 27-30-16 PART OF FARM 21 DESC AS FROM NE COR OF SD FARM TH S 200.8FT TH W'LY 330.7FT FOR POB TH W'LY 69.46FT TH S 9.2FT TH N89D 51'09"W 245.7FT TH S00D01'
33-30-16-60912-000-0800	NORTH PARK RIDGE LOT 80
27-30-16-57600-002-0260	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 26, & W 8FT OF VAC ALLEY TO E
33-30-16-02613-001-0220	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT V
27-30-16-57600-003-0120	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 12 & N 13FT OF LOT 11 & W 1/2 OF VAC ALLEY ON E
33-30-16-60912-000-0140	NORTH PARK RIDGE LOT 14
33-30-16-78858-000-0220	SCARSVILLE SUB LOT 22
27-30-16-57582-000-0040	MICHIGAN HEIGHTS S 80FT OF LOTS 4 & 5
34-30-16-29124-003-0260	FORTUNA PARK BLK 3, LOT 26
34-30-16-29124-006-0240	FORTUNA PARK BLK 6, LOT 24 LESS W 2.17 FT
34-30-16-92196-007-0210	TROPICAL HEIGHTS BLK G, LOT 21 & 1/2 OF VAC ALLEY TO S

LEGAL DESCRIPTION

Parcel ID	Legal Description
34-30-16-44514-004-0160	JUANITA PARK BLK D, LOT 16 LESS S 15FT FOR ST
27-30-16-94162-016-0040	VILLAGE AT PARK PLACE BLK 16, LOT 4
27-30-16-94162-013-0040	VILLAGE AT PARK PLACE BLK 13, LOT 4
27-30-16-94162-000-0004	VILLAGE AT PARK PLACE TRACT CA-4
27-30-16-78966-001-0060	SCHOFIELD'S EXTENSION NO 2 BLK A, LOT 6
34-30-16-29124-002-0220	FORTUNA PARK BLK 2, LOT 22
34-30-16-29124-005-0011	FORTUNA PARK BLK 5, W 1/2 OF LOTS 1,2 AND 3
33-30-16-54937-001-1160	MANOR CONDO PHASE I BLDG 1, UNIT 116
33-30-16-54937-001-1140	MANOR CONDO PHASE I BLDG 1, UNIT 114
33-30-16-02613-001-0120	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT L
33-30-16-02613-001-0010	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT A
33-30-16-02613-001-0210	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT U
33-30-16-02613-001-0100	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT J
33-30-16-02613-001-0030	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT C
33-30-16-02613-002-0030	BARCLAY INDUSTRIAL PARK CONDO PHASE 2 BLDG 2, UNIT C
33-30-16-02613-002-0070	BARCLAY INDUSTRIAL PARK CONDO PHASE 2 BLDG 2, UNIT G
34-30-16-92196-002-0010	TROPICAL HEIGHTS BLK B, LOTS 1, 2 & 3 & N 1/2 OF VAC ALLEY ON S & E 1/2 OF VAC 37TH ST ADJ ON W
34-30-16-10548-011-0010	BOULEVARD PARK NO. 2 BLK 11, LOTS 1 THRU 24 & VAC ALLEY BETWEEN & VAC W 30FT OF 40TH ST N ADJ ON E & VAC E 30FT OF 41ST ST N ADJ ON W & N 1/2 OF VAC 65TH AVE N ADJ ON S
33-30-16-54937-008-8120	MANOR CONDO PHASE VIII BLDG 8, UNIT 812
27-30-16-94162-020-0040	VILLAGE AT PARK PLACE BLK 20, LOT 4
27-30-16-94162-018-0040	VILLAGE AT PARK PLACE BLK 18, LOT 4
27-30-16-94162-016-0020	VILLAGE AT PARK PLACE BLK 16, LOT 2
33-30-16-38258-000-0050	HERITAGE LAKE CONDO PHASE III UNIT 5
33-30-16-60930-000-0110	NORTH PARK RIDGE 1ST ADD LOT 11
27-30-16-57600-002-0470	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 47, & E 8FT OF VAC ALLEY TO W
27-30-16-84618-002-0130	SPARKLE LAKE SUB BLK 2, LOT 13
27-30-16-84618-002-0150	SPARKLE LAKE SUB BLK 2, LOT 15
27-30-16-10530-008-0160	BOULEVARD PARK NO. 1 BLK 8, LOT 16 & 1/2 VAC ALLEY ON N (IN SEC 34-30- 16)
34-30-16-29124-002-0120	FORTUNA PARK BLK 2, LOT 12
34-30-16-29124-002-0080	FORTUNA PARK BLK 2, LOT 8
27-30-16-78948-004-0080	SCHOFIELD'S EXTENSION BLK D, LOT 8 & S 8FT OF VAC ALLEY ON N
26-30-16-00000-240-0400	FROM SE COR OF NW 1/4 TH W 665FT FOR POB TH W 534FT (S) TH NE'LY 764FT(S) TH NW'LY 400FT TO R/W TH NE'LY 100FT ALG R/W TH SE'LY 250FT TH N46DE 96.65 FT TH E 80FT TH S44DE 90FT TH E 187.79FT TH S 917FT
27-30-16-57600-004-0310	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 31 AND 1/2 VAC ALLEY ON E
33-30-16-78858-000-0470	SCARVILLE SUB LOT 47
34-30-16-21825-000-0050	DONALD INDUSTRIAL PARK LOT 5
34-30-16-00000-240-0700	SE 1/4 OF SE 1/4 OF NW 1/4 LESS RD CONT 9.23AC(C)
34-30-16-53766-002-0160	MC KEE MANOR ADD NO. 1 BLK 2, LOTS 16 AND 17

LEGAL DESCRIPTION

Parcel ID	Legal Description
34-30-16-53766-002-0180	MC KEE MANOR ADD NO. 1 BLK 2, LOT 18 AND E 25 FT LOT 19
34-30-16-53766-002-0200	MC KEE MANOR ADD NO. 1 BLK 2, LOTS 20 AND 21 AND W 23 FT LOT 19
34-30-16-53766-002-0220	MC KEE MANOR ADD NO. 1 BLK 2, LOTS 22 AND 23
27-30-16-10530-007-0150	BOULEVARD PARK NO. 1 BLK 7, LOT 15 (IN SEC 34- 30-16)
34-30-16-88272-002-0220	SUNSET VIEW BLK 2, LOT 22 & 1/2 VAC ALLEY ON N
34-30-16-88272-002-0190	SUNSET VIEW BLK 2, LOT 19 & 1/2 VAC ALLEY ON N
34-30-16-44514-004-0200	JUANITA PARK BLK D, LOT 20 LESS S 15FT FOR ST
34-30-16-44514-006-0230	JUANITA PARK BLK F, LOT 23 LESS S 15FT FOR ST
34-30-16-29124-005-0151	FORTUNA PARK BLK 5, W 50FT OF LOTS 15, 16 & 17
34-30-16-10548-009-0060	BOULEVARD PARK NO. 2 BLK 9, LOT 6
27-30-16-57600-003-0300	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 30 & 1/2 VAC ALLEY ON E
27-30-16-78930-002-0010	SCHOFIELD'S BLK B, LOT 1
27-30-16-84618-001-0020	SPARKLE LAKE SUB BLK 1, LOT 2
27-30-16-78966-001-0010	SCHOFIELD'S EXTENSION NO 2 BLK A, LOT 1
27-30-16-74214-000-0120	REISS, HERSCHEL G. LOT 12
27-30-16-84618-002-0120	SPARKLE LAKE SUB BLK 2, LOT 12
27-30-16-57600-004-0070	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 7
27-30-16-84618-001-0050	SPARKLE LAKE SUB BLK 1, LOT 5
33-30-16-60930-000-0050	NORTH PARK RIDGE 1ST ADD LOT 5
27-30-16-57600-002-0050	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 5
34-30-16-44514-003-0050	JUANITA PARK BLK C, LOT 5
26-30-16-00000-330-0500	N 203.5FT OF W 132.6FT OF E 182.6FT OF W 1/4 OF SW 1/4 OF SW 1/4 LESS N 30FT FOR R/W
26-30-16-14355-000-0010	CEDAR HOLLOW LOT 1
34-30-16-29124-004-0010	FORTUNA PARK BLK 4, E 50FT OF LOTS 1,2 AND 3
34-30-16-00000-140-0100	VAC RD R/W LYING E OF LOTS 1, 2 & 3, BLK A, TROPICAL HEIGHTS LESS US 19 RD R/W DESC FROM NE COR OF SE 1/4 OF NE 1/4 TH S 30FT FOR POB TH S 165.75FT TH W 21 FT TH NW'LY ALG US 19 R/W 163FT(S) TH E 50FT TO POB
34-30-16-92196-002-0120	TROPICAL HEIGHTS BLK B, LOT 12 & N 1/2 OF VAC ALLEY ADJ ON S
34-30-16-92196-002-0050	TROPICAL HEIGHTS BLK B, LOT 5 & N 1/2 OF VAC ALLEY ON S & LOTS 13 THRU 20 & S 1/2 OF VAC ALLEY ON N & N 1/2 OF VAC 65TH AVE ADJ ON S
34-30-16-90090-000-0110	TEMPLE PARK LOT 11
34-30-16-29124-002-0210	FORTUNA PARK BLK 2, LOT 21
27-30-16-10530-007-0090	BOULEVARD PARK NO. 1 BLK 7, LOT 9 (IN SEC 34- 30-16)
34-30-16-88400-000-0012	SUNSHINE REPLAT PORTIONS LOT 1,2 PIN FMS (VERIZON LEASE) PT OF TR A TOGETHER WITH PINELLAS FARMS NE 1/4, PT OF FARM 1 & N 15FT OF VAC PT OF 68TH AVE N LYING W OF US HWY 19 & E OF 35TH ST LESS THE
27-30-16-84618-002-0080	SPARKLE LAKE SUB BLK 2, LOT 8
27-30-16-84618-002-0010	SPARKLE LAKE SUB BLK 2, LOT 1
27-30-16-78948-003-0100	SCHOFIELD'S EXTENSION BLK C, LOT 10 & E 1/2 OF LOT 9, & S 8FT OF VAC ALLEY TO N
33-30-16-60912-000-0580	NORTH PARK RIDGE LOT 58

LEGAL DESCRIPTION

Parcel ID	Legal Description
27-30-16-74214-000-0050	REISS, HERSCHEL G. LOT 5
27-30-16-10530-005-0120	BOULEVARD PARK NO. 1 BLK 5, LOTS 12 AND 13 AND VAC ALLEY BETWEEN (IN SEC 34-30-16)
34-30-16-88272-001-0230	SUNSET VIEW BLK 1, LOT 23
34-30-16-88272-002-0050	SUNSET VIEW BLK 2, LOT 5 LESS RD
34-30-16-10548-010-0050	BOULEVARD PARK NO. 2 BLK 10, LOT 5
34-30-16-92196-005-0130	TROPICAL HEIGHTS BLK E, LOTS 13 & 14 & 1/2 VAC ALLEY ON N & N 1/2 OF VAC 64TH AVE S OF LOT 14
27-30-16-10530-006-0170	BOULEVARD PARK NO. 1 BLK 6, LOT 17 (IN SEC 34- 30-16)
34-30-16-53766-001-0180	MC KEE MANOR ADD NO. 1 BLK 1, LOTS 18 TO 21 INCL AND 1/2 VAC ALLEY ON N
27-30-16-57582-000-0300	MICHIGAN HEIGHTS N 35.71FT OF LOT 30 & S 28.58FT OF LOT 31
27-30-16-10530-008-0040	BOULEVARD PARK NO. 1 BLK 8, LOT 4 & 1/2 VAC ALLEY ON S (IN SEC 34-30- 16)
27-30-16-84618-001-0090	SPARKLE LAKE SUB BLK 1, LOT 9
27-30-16-78966-003-0090	SCHOFIELD'S EXTENSION NO 2 BLK C, LOT 9
34-30-16-88272-002-0120	SUNSET VIEW BLK 2, PT OF LOTS 11 & 12 & ALL LOTS 13 & 14 & VAC ALLEY BETWEEN DESC AS FROM NE COR LOT 12 TH S 270FT TH W 100FT TH N 193FT TH E 56.11FT TH N45DE 33.74FT TH N 53.14FT TH E 20FT TO
34-30-16-29124-006-0100	FORTUNA PARK BLK 6, LOT 10
34-30-16-29124-006-0090	FORTUNA PARK BLK 6, LOT 9
27-30-16-78966-001-0090	SCHOFIELD'S EXTENSION NO 2 BLK A, LOT 9 & W 50FT OF S 115FT OF FARM 27, PINELLAS FARMS LESS W 15FT & LESS S 15FT OF FARM 27 FOR RD R/W
34-30-16-88272-001-0200	SUNSET VIEW BLK 1, LOT 20
34-30-16-88272-001-0150	SUNSET VIEW BLK 1, LOT 15
34-30-16-53766-001-0010	MC KEE MANOR ADD NO. 1 BLK 1, LOTS 1 THRU 5 & N 1/2 VAC ALLEY ON S
27-30-16-10530-006-0050	BOULEVARD PARK NO. 1 BLK 6, LOT 5 (IN SEC 34- 30-16)
27-30-16-10530-006-0060	BOULEVARD PARK NO. 1 BLK 6, LOT 6 (IN SEC 34- 30-16)
34-30-16-69966-100-0102	PINELLAS FARMS NE 1/4, THAT PT OF N 100FT OF S 637FT OF FARM 1 LYING E OF HAINES RD LESS E 219.63FT & LESS RD R/W AT NW COR
33-30-16-60912-000-0500	NORTH PARK RIDGE LOT 50
34-30-16-29124-002-0170	FORTUNA PARK BLK 2, LOT 17
34-30-16-29124-005-0010	FORTUNA PARK BLK 5, E 1/2 OF LOTS 1,2 AND 3
33-30-16-38258-000-0020	HERITAGE LAKE CONDO PHASE III UNIT 2
34-30-16-57682-002-0010	MID-COUNTY INDUSTRIAL PARK PARTIAL REPLAT AND ADD BLK 2, LOT 1
34-30-16-92196-012-0140	TROPICAL HEIGHTS BLK L, W 1/2 OF LOT 14 ALL OF LOT 15 & E 1/2 OF LOT 16
34-30-16-29124-006-0041	FORTUNA PARK BLK 6, E 51.5FT OF LOTS 4, 5 & 6
34-30-16-85112-001-0010	STAFF'S INDUSTRIAL CENTER 1ST ADDITION REPLAT BLK 1, LOT 1
34-30-16-29124-006-0070	FORTUNA PARK BLK 6, LOT 7
27-30-16-57582-000-0290	MICHIGAN HEIGHTS LOT 29 & S 14.29FT OF LOT 30
27-30-16-57600-003-0040	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 4 AND 1/2 VAC ALLEY ON E
27-30-16-57600-004-0410	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 41 & 1/2 VAC ALLEY ON W
27-30-16-10530-008-0050	BOULEVARD PARK NO. 1 BLK 8, LOT 5 & 1/2 VAC ALLEY ON S (IN SEC 34-30- 16)
27-30-16-57600-002-0360	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 36, & W 8FT OF VAC ALLEY TO E

LEGAL DESCRIPTION

Parcel ID	Legal Description
33-30-16-64857-008-0805	OUTLOOK VILLAGE CONDO BLDG 8, UNIT 805
33-30-16-64857-006-0606	OUTLOOK VILLAGE CONDO BLDG 6, UNIT 606
33-30-16-64857-010-1003	OUTLOOK VILLAGE CONDO BLDG 10, UNIT 1003
34-30-16-29124-005-0041	FORTUNA PARK BLK 5, W 50FT OF LOTS 4,5 AND 6
34-30-16-29124-004-0120	FORTUNA PARK BLK 4, LOT 12
34-30-16-57681-000-0211	MID-COUNTY INDUSTRIAL PARK E 150FT OF LOT 21
27-30-16-10530-005-0010	BOULEVARD PARK NO. 1 BLK 5, LOTS 1 & 24 & VAC 20FT ALLEY BETWEEN (MAP N-34-30-16)
27-30-16-57600-003-0460	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 46 & 1/2 VAC
27-30-16-21150-000-0850	DICKINSON SUB LOTS 56 THRU 71 & LOTS 73 THRU 96 TOGETHER WITH VAC 41ST ST N (FKA GROVE ST) & VAC 42ND ST N (FKA DICKINSON ST) ADJ TO SD LOTS & VAC 16FT WIDE ALLEY ADJ TO LOTS 61 THRU 84 & E
34-30-16-29124-003-0230	FORTUNA PARK BLK 3, LOT 23
34-30-16-44255-000-0030	JOMAR COMMERCE PARK LOT 3 & E 1/2 VAC RD R/W ADJ ON W PER O.R. 17131/ 973
33-30-16-60912-000-0880	NORTH PARK RIDGE LOT 88
27-30-16-21150-000-1040	DICKINSON SUB LOTS 104 & 1/2 VAC ALLEY ON E
27-30-16-57600-004-0290	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 29 & 1/2 VAC ALLEY ON E
27-30-16-57600-004-0440	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 44 & 1/2 VAC ALLEY
27-30-16-57600-004-0260	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 26 AND 1/2 VAC ALLEY ON E
33-30-16-54937-003-3210	MANOR CONDO PHASE III BLDG 3, UNIT 321
33-30-16-54937-003-3160	MANOR CONDO PHASE III BLDG 3, UNIT 316
27-30-16-57600-002-0040	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 4
27-30-16-78948-003-0061	SCHOFIELD'S EXTENSION BLK C, S 64FT OF LOTS 6 AND 7
34-30-16-29124-002-0010	FORTUNA PARK BLK 2, LOT 1
33-30-16-60912-000-0160	NORTH PARK RIDGE LOT 16
34-30-16-29124-005-0181	FORTUNA PARK BLK 5, E 1/2 OF LOTS 18, 19 AND 20
34-30-16-29124-005-0220	FORTUNA PARK BLK 5, LOT 22
33-30-16-60912-000-1000	NORTH PARK RIDGE LOT 100
33-30-16-78858-000-0080	SCARVILLE SUB LOT 8
33-30-16-78858-000-0180	SCARVILLE SUB LOT 18
34-30-16-88272-002-0080	SUNSET VIEW BLK 2, LOT 8 & 1/2 VAC ALLEY ON S
34-30-16-44514-004-0040	JUANITA PARK BLK D, LOT 4
34-30-16-44514-004-0120	JUANITA PARK BLK D, LOT 12
34-30-16-44514-006-0030	JUANITA PARK BLK F, LOT 3
34-30-16-29124-005-0270	FORTUNA PARK BLK 5, LOT 27
33-30-16-69948-200-2802	PINELLAS FARMS NW 1/4, SEC 33-30-16 W 1/2 OF FARM 28 LESS RD R/WS
34-30-16-85112-002-0010	STAFF'S INDUSTRIAL CENTER 1ST ADDITION REPLAT BLK 2, LOT 1
34-30-16-88272-002-0170	SUNSET VIEW BLK 2, LOT 17 & 1/2 VAC ALLEY ON N
34-30-16-51642-002-0051	LIBERTY PARK BLK 2, S 50FT OF LOTS 5 THRU 11 & T/A PT OF 12
34-30-16-92196-012-0050	TROPICAL HEIGHTS BLK L, LOTS 5 & 6 & W 1/2 OF LOT 7 & N 1/2 OF VAC ALLEY ADJ ON S
34-30-16-92196-008-0120	TROPICAL HEIGHTS BLK H, LOT 12

LEGAL DESCRIPTION

Parcel ID	Legal Description
34-30-16-29124-006-0180	FORTUNA PARK BLK 6, LOT 18 & S 15FT OF LOT 19
34-30-16-44514-003-0230	JUANITA PARK BLK C, LOT 23
34-30-16-29124-003-0040	FORTUNA PARK BLK 3, E 1/2 OF LOTS 4,5 AND 6
27-30-16-10530-008-0110	BOULEVARD PARK NO. 1 BLK 8, S 52 FT OF LOTS 11 & 12 AND N 10 FT OF VAC ALLEY (IN SEC 34-30-16)
33-30-16-60912-000-0070	NORTH PARK RIDGE LOT 7
33-30-16-66204-002-0030	PARADISE PARK MANOR BLK 2, LOT 3
33-30-16-66204-001-0070	PARADISE PARK MANOR BLK 1, LOT 7
33-30-16-66204-001-0060	PARADISE PARK MANOR BLK 1, LOT 6
27-30-16-40860-000-0070	HOLT & WOODS SUB LOT 7, & N 10FT OF VAC ALLEY TO S
27-30-16-78966-002-0180	SCHOFIELD'S EXTENSION NO 2 BLK B, LOT 18 & N 33FT OF LOT 17
27-30-16-57600-003-0230	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 23 & 1/2 VAC ALLEY ON W
27-30-16-78930-001-0100	SCHOFIELD'S BLK A, LOT 10 & E 27FT OF LOT 9 & S 1/2 OF VAC ALLEY ADJ ON N & VAC ST ON E
27-30-16-21150-000-0970	DICKINSON SUB LOT 97 & 1/2 VAC ALLEY ON E
34-30-16-44514-005-0030	JUANITA PARK BLK E, LOT 3
34-30-16-44514-005-0070	JUANITA PARK BLK E, LOT 7
33-30-16-54937-004-4150	MANOR CONDO PHASE IV BLDG 4, UNIT 415
33-30-16-64857-005-0506	OUTLOOK VILLAGE CONDO BLDG 5, UNIT 506
33-30-16-54937-001-1230	MANOR CONDO PHASE I BLDG 1, UNIT 123
33-30-16-54937-003-3130	MANOR CONDO PHASE III BLDG 3, UNIT 313
27-30-16-10530-006-0020	BOULEVARD PARK NO. 1 BLK 6, LOT 2 (IN SEC 34- 30-16)
27-30-16-10530-006-0100	BOULEVARD PARK NO. 1 BLK 6, LOT 10 (IN SEC 34- 30-16)
27-30-16-10530-008-0100	BOULEVARD PARK NO. 1 BLK 8, LOT 10 & 1/2 VAC ALLEY ON S (IN SEC 34-30- 16)
27-30-16-57600-004-0160	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 16
27-30-16-57600-003-0160	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 16 & 1/2 VAC ALLEY ON W
27-30-16-57582-000-0390	MICHIGAN HEIGHTS S 35.71FT OF LOT 39 & N 8.57FT OF LOT 40
27-30-16-78966-001-0020	SCHOFIELD'S EXTENSION NO 2 BLK A, LOT 2
27-30-16-57582-000-0250	MICHIGAN HEIGHTS S 42.86FT OF LOT 25 & N 21.45FT OF LOT 26
34-30-16-29124-005-0140	FORTUNA PARK BLK 5, LOT 14
34-30-16-88272-001-0060	SUNSET VIEW BLK 1, LOT 6
27-30-16-94162-019-0010	VILLAGE AT PARK PLACE BLK 19, LOT 1
33-30-16-38258-000-0140	HERITAGE LAKE CONDO PHASE II UNIT 14
33-30-16-02613-001-0200	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT T
27-30-16-94162-021-0010	VILLAGE AT PARK PLACE BLK 21, LOT 1
27-30-16-94162-018-0030	VILLAGE AT PARK PLACE BLK 18, LOT 3
27-30-16-94162-018-0050	VILLAGE AT PARK PLACE BLK 18, LOT 5
27-30-16-94162-015-0020	VILLAGE AT PARK PLACE BLK 15, LOT 2
27-30-16-94162-013-0010	VILLAGE AT PARK PLACE BLK 13, LOT 1
34-30-16-29124-005-0180	FORTUNA PARK BLK 5, W 1/2 OF LOTS 18, 19 AND 20

LEGAL DESCRIPTION

Parcel ID	Legal Description
34-30-16-88400-000-0011	SUNSHINE REPLAT PORTIONS LOT 1,2 PIN FMS PT OF TRACT A DESC FROM NE COR OF SEC TH S00D32'09"E 223.36FT TH S89D27'51"W 495.01FT TO NE COR SD SUB & W R/W LN OF US HIGHWAY 19 N FOR POB TH SE'LY ALG
27-30-16-14832-000-0010	CHAPMAN MANOR LOT 1
27-30-16-57600-003-0130	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 13 & 1/2 VAC ALLEY ON W
27-30-16-10530-006-0150	BOULEVARD PARK NO. 1 BLK 6, LOT 15 (IN SEC 34- 30-16)
33-30-16-60930-000-0150	NORTH PARK RIDGE 1ST ADD LOT 15
33-30-16-60912-000-0840	NORTH PARK RIDGE LOT 84
33-30-16-60912-000-0150	NORTH PARK RIDGE LOT 15
33-30-16-64857-007-0704	OUTLOOK VILLAGE CONDO BLDG 7, UNIT 704
33-30-16-64857-005-0505	OUTLOOK VILLAGE CONDO BLDG 5, UNIT 505
33-30-16-64857-002-0204	OUTLOOK VILLAGE CONDO BLDG 2, UNIT 204
33-30-16-64857-000-0001	OUTLOOK VILLAGE CONDO COMMON AREA
34-30-16-88272-002-0010	SUNSET VIEW BLK 2, LOTS 1 & 2 & N 1/2 OF VAC ALLEY ON S
33-30-16-60912-000-0640	NORTH PARK RIDGE LOT 64
27-30-16-14832-000-0050	CHAPMAN MANOR LOT 5
27-30-16-57600-003-0480	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 48 AND E 1/2 VAC ALLEY ADJ ON W
27-30-16-78948-004-0030	SCHOFIELD'S EXTENSION BLK D, LOT 3 & N 8FT OF VAC ALLEY TO S
33-30-16-38258-000-0100	HERITAGE LAKE CONDO PHASE III UNIT 10
33-30-16-38258-000-0110	HERITAGE LAKE CONDO PHASE III UNIT 11
33-30-16-38258-000-0030	HERITAGE LAKE CONDO PHASE III UNIT 3
33-30-16-54937-008-8150	MANOR CONDO PHASE VIII BLDG 8, UNIT 815
33-30-16-54937-002-2220	MANOR CONDO PHASE II BLDG 2, UNIT 222
33-30-16-54937-003-3240	MANOR CONDO PHASE III BLDG 3, UNIT 324
33-30-16-02613-001-3000	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT 3
33-30-16-02613-002-0060	BARCLAY INDUSTRIAL PARK CONDO PHASE 2 BLDG 2, UNIT F
34-30-16-29124-002-0050	FORTUNA PARK BLK 2, LOT 5
33-30-16-54937-008-8110	MANOR CONDO PHASE VIII BLDG 8, UNIT 811
33-30-16-54937-008-8220	MANOR CONDO PHASE VIII BLDG 8, UNIT 822
33-30-16-54937-008-8230	MANOR CONDO PHASE VIII BLDG 8, UNIT 823
33-30-16-60930-000-0210	NORTH PARK RIDGE 1ST ADD TRACT A
33-30-16-60912-000-0280	NORTH PARK RIDGE LOT 28
33-30-16-60912-000-0270	NORTH PARK RIDGE LOT 27
33-30-16-60912-000-0240	NORTH PARK RIDGE LOT 24
33-30-16-78858-000-0200	SCARSVILLE SUB LOT 20
33-30-16-60930-000-0090	NORTH PARK RIDGE 1ST ADD LOT 9
33-30-16-64857-004-0406	OUTLOOK VILLAGE CONDO BLDG 4, UNIT 406
33-30-16-64857-011-1101	OUTLOOK VILLAGE CONDO BLDG 11, UNIT 1101
33-30-16-54937-001-1210	MANOR CONDO PHASE I BLDG 1, UNIT 121

LEGAL DESCRIPTION

Parcel ID	Legal Description
33-30-16-54937-003-3220	MANOR CONDO PHASE III BLDG 3, UNIT 322
27-30-16-69840-200-0702	PINELLAS FARMS NW 1/4, PT LOT 7 DESC AS FROM NE COR OF NW 1/4 OF NW 1/4 RUN W 30FT & S 283 FT (S) FOR POB TH S 106FT TH W 127FT TH N 106FT TH E 127FT TO POB
27-30-16-84618-002-0140	SPARKLE LAKE SUB BLK 2, LOT 14
34-30-16-29124-002-0090	FORTUNA PARK BLK 2, LOT 9
33-30-16-78858-000-0490	SCARSVILLE SUB LOT 49
27-30-16-10530-007-0180	BOULEVARD PARK NO. 1 BLK 7, LOT 18 (IN SEC 34- 30-16)
34-30-16-44514-004-0180	JUANITA PARK BLK D, LOT 18 LESS S 15FT FOR ST
34-30-16-51642-004-0280	LIBERTY PARK BLK 4, E 50FT OF W 97.3FT OF LOTS 28, 29 & 30
33-30-16-69948-200-2608	PINELLAS FARMS NW 1/4, SEC 33-30-16 W 134.78FT OF N 1/2 OF FARM 26 LESS N 30FT FOR RD R/W
34-30-16-88272-001-0090	SUNSET VIEW BLK 1, LOT 9
34-30-16-10548-009-0010	BOULEVARD PARK NO. 2 BLK 9, LOT 1
27-30-16-57582-000-0010	MICHIGAN HEIGHTS LOT 1
27-30-16-57600-003-0440	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 44 AND 1/2 VAC
27-30-16-57600-004-0240	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 24
34-30-16-88272-001-0170	SUNSET VIEW BLK 1, LOT 17
27-30-16-78966-001-0030	SCHOFIELD'S EXTENSION NO 2 BLK A, LOT 3
34-30-16-55458-000-0140	MARSH REPLAT SUB LOT 14
34-30-16-53766-002-0080	MC KEE MANOR ADD NO. 1 BLK 2, LOTS 8 AND 9
34-30-16-00000-120-0600	FROM NE COR OF NW 1/4 OF NE 1/4 TH S 330FT(S) TH W 35FT FOR POB TH S 180FT TH W 128FT TH N 180FT TH E 128FT TO POB
33-30-16-00000-410-0110	FROM NW COR OF NE 1/4 OF SE 1/4 RUN E 381.66FT TH S 50FT FOR POB TH E 225.20FT TH S 832.78FT TO PT ON SEABOARD COASTLINE RR TH N44DW 798.44FT TH E 333.79 FT TH N 262.66FT TO POB CONT 5.01 AC (C)
34-30-16-92196-007-0120	TROPICAL HEIGHTS BLK G, LOTS 12 & 13 & S 1/2 OF VAC ALLEY ADJ ON N
34-30-16-88272-001-0160	SUNSET VIEW BLK 1, LOT 16
34-30-16-90090-000-0030	TEMPLE PARK LOT 3
34-30-16-96048-000-0010	WESLEYAN METHODIST REPLAT TRACT A AND FORTUNA PARK BLK 1, LOTS 8 THRU 10 INCL AND LOTS 25 THRU 27 INCL
27-30-16-10530-006-0160	BOULEVARD PARK NO. 1 BLK 6, LOT 16 (IN SEC 34-30-16)
27-30-16-10530-006-0130	BOULEVARD PARK NO. 1 BLK 6, LOT 13 (IN SEC 34- 30-16)
34-30-16-53766-001-0220	MC KEE MANOR ADD NO. 1 BLK 1, LOT 22 AND 1/2 VAC ALLEY ON N
34-30-16-29124-001-0070	FORTUNA PARK BLK 1, LOT 7
33-30-16-66204-001-0170	PARADISE PARK MANOR BLK 1, LOT 17
34-30-16-69966-200-2607	PINELLAS FARMS NW 1/4, E 100FT OF S 1/2 OF LOT 26 LESS RD R/W
34-30-16-69966-200-2603	PINELLAS FARMS E 50FT OF W 200FT OF S 1/2 OF FARM 26 LESS S 35FT FOR RD R/W
27-30-16-74214-000-0020	REISS, HERSCHEL G. LOT 2
27-30-16-74214-000-0070	REISS, HERSCHEL G. LOT 7
27-30-16-78930-001-0050	SCHOFIELD'S BLK A, LOT 5 & 1/2 VAC ALLEY ON S
27-30-16-57600-002-0450	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 45, & E 8FT OF VAC ALLEY TO W

LEGAL DESCRIPTION

Parcel ID	Legal Description
27-30-16-74214-000-0090	REISS, HERSCHEL G. LOT 9
26-30-16-14355-000-0040	CEDAR HOLLOW LOT 4
27-30-16-94162-000-0007	VILLAGE AT PARK PLACE TRACT P
33-30-16-78858-000-0340	SCARSVILLE SUB LOT 34
33-30-16-38258-000-0220	HERITAGE LAKE CONDO PHASE I UNIT 22
33-30-16-38258-000-0240	HERITAGE LAKE CONDO PHASE I UNIT 24
33-30-16-38258-000-0090	HERITAGE LAKE CONDO PHASE III UNIT 9
33-30-16-60930-000-0010	NORTH PARK RIDGE 1ST ADD LOT 1
33-30-16-60912-000-0520	NORTH PARK RIDGE LOT 52
33-30-16-38258-000-0160	HERITAGE LAKE CONDO PHASE II UNIT 16
33-30-16-54937-004-4230	MANOR CONDO PHASE IV BLDG 4, UNIT 423
27-30-16-78966-003-0120	SCHOFIELD'S EXTENSION NO 2 BLK C, LOT 12 LESS S 5FT FOR ALLEY
27-30-16-78966-003-0070	SCHOFIELD'S EXTENSION NO 2 BLK C, LOT 7 LESS S 5FT FOR ALLEY
34-30-16-51642-004-0180	LIBERTY PARK BLK 4, LOT 18
27-30-16-57582-000-0160	MICHIGAN HEIGHTS N 42.85FT OF LOT 16 & S 21.43FT OF LOT 17
27-30-16-91143-000-0030	TORRENCE SUB LOT 3
27-30-16-57600-002-0150	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOTS 15 & 16
27-30-16-78930-002-0030	SCHOFIELD'S BLK B, LOT 3
27-30-16-57600-004-0210	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 21
27-30-16-57582-000-0070	MICHIGAN HEIGHTS LOTS 7 AND 8
27-30-16-57582-000-0110	MICHIGAN HEIGHTS LOTS 11 & 12 & S 28.58FT OF LOT 13
27-30-16-57600-002-0380	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 38, & E 8FT OF VAC ALLEY TO W
27-30-16-57600-002-0400	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 40, & E 8FT OF VAC ALLEY TO W
33-30-16-66204-001-0080	PARADISE PARK MANOR BLK 1, LOT 8
27-30-16-78948-003-0080	SCHOFIELD'S EXTENSION BLK C, LOT 8 & W 1/2 OF LOT 9, & S 8FT OF VAC ALLEY TO N
34-30-16-29124-005-0280	FORTUNA PARK BLK 5, LOT 28
34-30-16-29124-004-0240	FORTUNA PARK BLK 4, LOT 24
27-30-16-78966-001-0070	SCHOFIELD'S EXTENSION NO 2 BLK A, LOT 7
33-30-16-64857-008-0801	OUTLOOK VILLAGE CONDO BLDG 8, UNIT 801
33-30-16-64857-010-1001	OUTLOOK VILLAGE CONDO BLDG 10, UNIT 1001
33-30-16-00000-410-0103	PT OF NE 1/4 OF SE 1/4 DESC FROM NE COR OF SE 1/4 TH S 25FT TH W 27FT FOR POB TH S 195.06FT TH CUR RT RAD 180FT ARC 170.64FT CB S27DW 164.32FT TH CUR LT RAD 120FT ARC 113.76FT CB S27DW 109.54FT TH S
33-30-16-66204-001-0010	PARADISE PARK MANOR BLK 1, LOT 1
27-30-16-57600-004-0380	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 38 & 1/2 VAC ALLEY ON W
27-30-16-78966-002-0040	SCHOFIELD'S EXTENSION NO 2 BLK B, LOT 4
34-30-16-29124-003-0190	FORTUNA PARK BLK 3, LOT 19
34-30-16-57681-000-0220	MID-COUNTY INDUSTRIAL PARK LOT 22
34-30-16-55458-000-0160	MARSH REPLAT SUB LOT 16

LEGAL DESCRIPTION

Parcel ID	Legal Description
33-30-16-66204-001-0160	PARADISE PARK MANOR BLK 1, LOT 16
27-30-16-57600-004-0270	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 27 & 1/2 VAC ALLEY ON E
27-30-16-57600-003-0180	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 18 & 1/2 VAC ALLEY ON W
33-30-16-60912-000-0030	NORTH PARK RIDGE LOT 3
33-30-16-60912-000-0230	NORTH PARK RIDGE LOT 23
27-30-16-78948-004-0010	SCHOFIELD'S EXTENSION BLK D, S 60FT OF LOTS 1 & 2, & N 8FT OF VAC ALLEY TO S
26-30-16-14355-000-0050	CEDAR HOLLOW LOT 5
27-30-16-57582-000-0450	MICHIGAN HEIGHTS N 35.71FT OF LOT 45 & S 28.58FT OF LOT 44
34-30-16-57681-000-0150	MID-COUNTY INDUSTRIAL PARK LOT 15
34-30-16-92196-012-0100	TROPICAL HEIGHTS BLK L, LOT 10 & E 1/2 OF LOT 9 & W 1/2 OF LOT 11 & N 1/2 OF VAC ALLEY ON S
34-30-16-21825-000-0010	DONALD INDUSTRIAL PARK LOTS 1 & 2
34-30-16-44514-006-0110	JUANITA PARK BLK F, LOT 11
34-30-16-29124-005-0240	FORTUNA PARK BLK 5, LOT 24
34-30-16-29124-004-0260	FORTUNA PARK BLK 4, LOT 26
34-30-16-88272-002-0110	SUNSET VIEW BLK 2, PT OF LOTS 11 & 12 DESC AS FROM NW COR LOT 11 TH E 80FT TH S 53.14FT TH S45DW 33.74FT TH W 56.11FT TH N 77FT TO POB
34-30-16-44514-006-0010	JUANITA PARK BLK F, LOT 1
34-30-16-88272-001-0240	SUNSET VIEW BLK 1, LOT 24
34-30-16-44514-003-0170	JUANITA PARK BLK C, LOT 17
34-30-16-29124-003-0100	FORTUNA PARK BLK 3, LOT 10
33-30-16-66204-002-0090	PARADISE PARK MANOR BLK 2, LOT 9
27-30-16-10530-008-0010	BOULEVARD PARK NO. 1 BLK 8, S 52FT OF LOTS 1 & 2 & N 1/2 OF VAC ALLEY ON S (IN SEC 34-30-16)
33-30-16-66204-002-0020	PARADISE PARK MANOR BLK 2, LOT 2
34-30-16-00000-120-0400	S 73FT OF N 255FT OF E 1/4 OF NE 1/4 OF NW 1/4 OF NE 1/4 LESS E 25FT FOR ST
27-30-16-40860-000-0080	HOLT & WOODS SUB LOT 8, & N 10FT OF VAC ALLEY TO S
33-30-16-78858-000-0290	SCARSVILLE SUB LOT 29
27-30-16-74214-000-0130	REISS, HERSCHEL G. LOT 13
33-30-16-78858-000-0260	SCARSVILLE SUB LOT 26
34-30-16-44514-005-0020	JUANITA PARK BLK E, LOT 2
34-30-16-44514-005-0060	JUANITA PARK BLK E, LOT 6
27-30-16-40860-000-0250	HOLT & WOODS SUB LOT 25
27-30-16-78966-002-0140	SCHOFIELD'S EXTENSION NO 2 BLK B, LOT 14
34-30-16-29124-003-0030	FORTUNA PARK BLK 3, LOT 3
34-30-16-44514-003-0200	JUANITA PARK BLK C, LOT 20
34-30-16-44514-005-0190	JUANITA PARK BLK E, LOT 19
34-30-16-44514-005-0170	JUANITA PARK BLK E, LOT 17
34-30-16-29124-006-0130	FORTUNA PARK BLK 6, LOT 13
33-30-16-00000-410-0102	FROM NE COR OF SE 1/4 TH S 50FT FOR POB TH S 710.9FT TH W 126.95FT TH CUR RT RAD 25FT ARC 39.32FT CB N45DW 35.39FT TH N 272.36 FT TH CUR RT RAD 120FT ARC 113.76FT CB N27DE 109.54FT TH CUR LT RAD 180FT ARC

LEGAL DESCRIPTION

Parcel ID	Legal Description
33-30-16-60912-000-0420	NORTH PARK RIDGE LOT 42
34-30-16-00000-120-0100	S 152FT OF N 182FT OF E 1/4 OF NE 1/4 OF NW 1/4 OF NE 1/4 LESS RD
26-30-16-00000-320-0200	W 1/2 OF NW 1/4 OF SW 1/4 LESS W 50FT FOR RD R/W & LESS S 30FT FOR RD R/W & LESS GANDY BLVD R/W FROM NW COR CONT 17.91AC(C)
34-30-16-29124-002-0150	FORTUNA PARK BLK 2, LOT 15
27-30-16-84636-000-0013	SPARKLE LAKE REPLAT N 60FT OF S 125FT OF E 102FT OF TRACT A
27-30-16-57600-003-0200	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 20 & 1/2 VAC ALLEY ON W
27-30-16-57600-004-0040	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 4
27-30-16-57600-004-0090	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 9
33-30-16-02613-001-1000	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, E 22.5FT OF UNIT 1
27-30-16-78966-003-0160	SCHOFIELD'S EXTENSION NO 2 BLK C, LOT 16 & S 23FT OF LOT 17
34-30-16-29124-006-0020	FORTUNA PARK BLK 6, LOT 2
27-30-16-10530-005-0070	BOULEVARD PARK NO. 1 BLK 5, LOTS 7 & 18 & W 10 FT OF LOTS 6 & 19 & VAC ALLEY BETWEEN (IN SEC 34- 30-16)
34-30-16-92196-002-0210	TROPICAL HEIGHTS BLK B, LOTS 21 THRU 24 & S 1/2 OF VAC ALLEY ON N & N 1/2 OF VAC 65TH AVE ON S & BLK E, LOTS 1 THRU 12 & N 1/2 OF VAC ALLEY ON S & S 1/2 OF VAC 65TH AVE N ADJ ON N & LOTS 15-24 IN BLK E
33-30-16-02613-001-0040	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT D
27-30-16-10530-007-0210	BOULEVARD PARK NO. 1 BLK 7, LOT 21 (IN SEC 34- 30-16)
34-30-16-88272-002-0160	SUNSET VIEW BLK 2, LOT 16 & 1/2 VAC ALLEY ON N
27-30-16-57600-004-0120	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 12
33-30-16-64857-006-0603	OUTLOOK VILLAGE CONDO BLDG 6, UNIT 603
34-30-16-92196-012-0080	TROPICAL HEIGHTS BLK L, LOT 8 & E 1/2 OF LOT 7 & W 1/2 OF LOT 9 & N 1/2 OF VAC ALLEY ON S & LOTS 17,18 & 19 & W 1/2 OF LOT 16 & S 1/2 OF VAC ALLEY ON N
33-30-16-64857-006-0605	OUTLOOK VILLAGE CONDO BLDG 6, UNIT 605
27-30-16-94162-020-0020	VILLAGE AT PARK PLACE BLK 20, LOT 2
27-30-16-94162-019-0030	VILLAGE AT PARK PLACE BLK 19, LOT 3
27-30-16-94162-023-0010	VILLAGE AT PARK PLACE BLK 23, LOT 1
27-30-16-94162-016-0030	VILLAGE AT PARK PLACE BLK 16, LOT 3
27-30-16-94162-023-0020	VILLAGE AT PARK PLACE BLK 23, LOT 2
27-30-16-94162-015-0010	VILLAGE AT PARK PLACE BLK 15, LOT 1
27-30-16-94162-014-0010	VILLAGE AT PARK PLACE BLK 14, LOT 1
27-30-16-94162-013-0030	VILLAGE AT PARK PLACE BLK 13, LOT 3
27-30-16-94162-013-0020	VILLAGE AT PARK PLACE BLK 13, LOT 2
34-30-16-44514-005-0080	JUANITA PARK BLK E, LOT 8
34-30-16-44514-005-0050	JUANITA PARK BLK E, LOT 5
33-30-16-38258-000-0190	HERITAGE LAKE CONDO PHASE II UNIT 19
34-30-16-68545-001-0010	PETERSON SUB BLK 1, LOT 1
34-30-16-51642-004-0250	LIBERTY PARK BLK 4, LOT 25
27-30-16-57600-004-0220	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 22

LEGAL DESCRIPTION

Parcel ID	Legal Description
34-30-16-44514-006-0090	JUANITA PARK BLK F, LOT 9
33-30-16-54937-001-1240	MANOR CONDO PHASE I BLDG 1, UNIT 124
33-30-16-54937-001-1110	MANOR CONDO PHASE I BLDG 1, UNIT 111
33-30-16-54937-002-2110	MANOR CONDO PHASE II BLDG 2, UNIT 211
33-30-16-54937-002-2140	MANOR CONDO PHASE II BLDG 2, UNIT 214
33-30-16-02613-001-0160	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT P
33-30-16-02613-001-0060	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT F
34-30-16-92196-002-0040	TROPICAL HEIGHTS BLK B, LOT 4 & N 1/2 OF VAC ALLEY ADJ ON S
33-30-16-54937-003-3140	MANOR CONDO PHASE III BLDG 3, UNIT 314
33-30-16-60912-000-0630	NORTH PARK RIDGE LOT 63
33-30-16-60912-000-0340	NORTH PARK RIDGE LOT 34
27-30-16-57600-002-0060	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 6
33-30-16-02613-001-0080	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT H
34-30-16-10548-010-0230	BOULEVARD PARK NO. 2 BLK 10, LOTS 23 AND 24
34-30-16-10548-010-0210	BOULEVARD PARK NO. 2 BLK 10, LOT 21
34-30-16-88272-002-0210	SUNSET VIEW BLK 2, LOT 21 & 1/2 VAC ALLEY ON N
34-30-16-44514-004-0190	JUANITA PARK BLK D, LOT 19 LESS S 15FT FOR ST
34-30-16-44514-004-0170	JUANITA PARK BLK D, LOT 17 LESS S 15FT FOR ST
34-30-16-44514-006-0170	JUANITA PARK BLK F, LOT 17 LESS S 15FT
34-30-16-29124-005-0110	FORTUNA PARK BLK 5, LOT 11
34-30-16-51642-004-0200	LIBERTY PARK BLK 4, LOT 20
34-30-16-10548-009-0080	BOULEVARD PARK NO. 2 BLK 9, LOTS 8,9 AND 10
34-30-16-44514-003-0010	JUANITA PARK BLK C, LOT 1
33-30-16-78858-000-0480	SCARSVILLE SUB LOT 48
34-30-16-82260-000-0060	62ND INDUSTRIAL PARK LOT 6
34-30-16-85112-002-0040	STAFF'S INDUSTRIAL CENTER 1ST ADDITION REPLAT BLK 2, LOT 4
34-30-16-53766-002-0240	MC KEE MANOR ADD NO. 1 BLK 2, LOT 24
27-30-16-10530-007-0130	BOULEVARD PARK NO. 1 BLK 7, LOT 13 (IN SEC 34- 30-16)
27-30-16-84636-000-0012	SPARKLE LAKE REPLAT W'LY 499FT OF TRACT A
27-30-16-10530-008-0220	BOULEVARD PARK NO. 1 BLK 8, LOT 22 & 1/2 VAC ALLEY ON N (IN SEC 34-30- 16)
33-30-16-54937-002-2130	MANOR CONDO PHASE II BLDG 2, UNIT 213
27-30-16-69840-200-0604	PINELLAS FARMS NW 1/4, PT OF FARM 6 DESC FROM NW COR OF NE 1/4 OF NW 1/4 TH S 570FT(S) TH NE'LY 30FT(S) FOR POB TH N68DE 285FT(S) TO W R/W OF US HWY 19 TH SE'LY 250.7FT TH W 397.75FT TH N 107FT
27-30-16-78966-003-0060	SCHOFIELD'S EXTENSION NO 2 BLK C, LOT 6
26-30-16-14355-000-0060	CEDAR HOLLOW LOTS 6, 7 & 8
33-30-16-60912-000-0410	NORTH PARK RIDGE LOT 41
34-30-16-82260-000-0040	62ND INDUSTRIAL PARK LOT 4
27-30-16-78966-001-0050	SCHOFIELD'S EXTENSION NO 2 BLK A, LOT 5
27-30-16-57582-000-0430	MICHIGAN HEIGHTS S 42.86FT OF LOT 43 & N 21.42FT OF LOT 44

LEGAL DESCRIPTION

Parcel ID	Legal Description
33-30-16-66204-002-0140	PARADISE PARK MANOR BLK 2, LOT 14
34-30-16-29124-002-0100	FORTUNA PARK BLK 2, LOT 10
34-30-16-90090-000-0080	TEMPLE PARK LOT 8
34-30-16-44514-006-0040	JUANITA PARK BLK F, LOT 4
34-30-16-29124-003-0151	FORTUNA PARK BLK 3, E 1/2 OF LOTS 15, 16 AND 17
34-30-16-88272-001-0130	SUNSET VIEW BLK 1, LOT 13
33-30-16-64857-001-0106	OUTLOOK VILLAGE CONDO BLDG 1, UNIT 106
27-30-16-57600-003-0210	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 21 & 1/2 VAC ALLEY ON W
34-30-16-51642-004-0240	LIBERTY PARK BLK 4, LOT 24
33-30-16-66204-002-0180	PARADISE PARK MANOR BLK 2, LOT 18
34-30-16-29124-002-0270	FORTUNA PARK BLK 2, LOT 27
33-30-16-38258-000-0270	HERITAGE LAKE CONDO PHASE I UNIT 27
33-30-16-38258-000-0170	HERITAGE LAKE CONDO PHASE II UNIT 17
33-30-16-64857-005-0504	OUTLOOK VILLAGE CONDO BLDG 5, UNIT 504
27-30-16-57600-002-0280	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 28, & W 8FT OF VAC ALLEY TO E
34-30-16-10548-009-0140	BOULEVARD PARK NO. 2 BLK 9, LOT 14
34-30-16-10548-009-0150	BOULEVARD PARK NO. 2 BLK 9, LOT 15
34-30-16-10548-009-0200	BOULEVARD PARK NO. 2 BLK 9, LOT 20
34-30-16-10548-009-0240	BOULEVARD PARK NO. 2 BLK 9, LOT 24
27-30-16-10530-006-0070	BOULEVARD PARK NO. 1 BLK 6, LOT 7 (IN SEC 34- 30-16)
27-30-16-10530-006-0090	BOULEVARD PARK NO. 1 BLK 6, LOT 9 (IN SEC 34- 30-16)
33-30-16-60912-000-0820	NORTH PARK RIDGE LOT 82
34-30-16-85112-002-0020	STAFF'S INDUSTRIAL CENTER 1ST ADDITION REPLAT BLK 2, LOTS 2 AND 3
27-30-16-10530-006-0220	BOULEVARD PARK NO. 1 BLK 6, LOT 22 (IN SEC 34- 30-16)
27-30-16-10530-006-0200	BOULEVARD PARK NO. 1 BLK 6, LOT 20 (IN SEC 34- 30-16)
34-30-16-92196-002-0060	TROPICAL HEIGHTS BLK B, LOTS 6 & 7 & N 1/2 OF VAC ALLEY ADJ ON S
34-30-16-10548-010-0160	BOULEVARD PARK NO. 2 BLK 10, LOT 16
34-30-16-69966-100-0203	PINELLAS FARMS NE 1/4, W 1/2 OF FARM 2 LESS RD'S
34-30-16-44514-003-0210	JUANITA PARK BLK C, LOT 21
34-30-16-29124-002-0060	FORTUNA PARK BLK 2, LOT 6
27-30-16-69840-200-2801	PINELLAS FARMS NW 1/4, FARM 28 LYING E OF SCHOFIELD'S EXT SUB & W OF 40TH WAY N
27-30-16-78930-001-0040	SCHOFIELD'S BLK A, LOT 4 & 1/2 VAC ALLEY ON S
27-30-16-78930-002-0020	SCHOFIELD'S BLK B, LOT 2
27-30-16-74214-000-0030	REISS, HERSCHEL G. LOT 3
27-30-16-57600-002-0200	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 20
34-30-16-57681-000-0020	MID-COUNTY INDUSTRIAL PARK LOT 2
34-30-16-92196-002-0110	TROPICAL HEIGHTS BLK B, LOT 11 & N 1/2 OF VAC ALLEY ADJ ON S
34-30-16-29124-003-0200	FORTUNA PARK BLK 3, LOT 20
33-30-16-54937-004-4140	MANOR CONDO PHASE IV BLDG 4, UNIT 414

LEGAL DESCRIPTION

Parcel ID	Legal Description
33-30-16-85111-000-0090	STAFF'S INDUSTRIAL CENTER 1ST ADDITION LOT 9 TOGETHER WITH N 286.48FT OF W 36FT OF E 368FT OF S 1/2 OF FARM 25, PINELLAS FARMS IN NW 1/4 OF SEC 34-30-16
34-30-16-44514-003-0140	JUANITA PARK BLK C, LOT 14
34-30-16-44514-005-0240	JUANITA PARK BLK E, LOT 24
27-30-16-57600-004-0140	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 14
34-30-16-90090-000-0120	TEMPLE PARK LOTS 12 AND 13
27-30-16-10530-007-0040	BOULEVARD PARK NO. 1 BLK 7, LOT 4 (IN SEC 34- 30-16)
27-30-16-57582-000-0270	MICHIGAN HEIGHTS N 35.71FT OF LOT 27 & S 28.55FT OF LOT 26
27-30-16-69840-200-2607	PINELLAS FARMS NW 1/4, N 100FT OF E 100FT OF N 300FT OF S 330FT OF FARM 26
27-30-16-69840-200-2606	PINELLAS FARMS NW 1/4, W 50.32FT OF E 150.32FT OF N 300FT OF S 330FT OF FARM 26
27-30-16-57600-002-0110	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 11
27-30-16-57600-002-0460	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 46, & E 8FT OF VAC ALLEY TO W
33-30-16-60912-000-0780	NORTH PARK RIDGE LOT 78
33-30-16-60930-000-0180	NORTH PARK RIDGE 1ST ADD LOT 18
27-30-16-40860-000-0220	HOLT & WOODS SUB LOT 22, & S 10FT OF VAC ALLEY TO N
34-30-16-51642-004-0150	LIBERTY PARK BLK 4, LOT 15
26-30-16-00000-330-1000	E 120FT OF W 150FT OF S 63.5FT OF N 230.83FT OF SW 1/4 OF SW 1/4
33-30-16-54937-004-4110	MANOR CONDO PHASE IV BLDG 4, UNIT 411
27-30-16-21150-000-1010	DICKINSON SUB LOT 101 & 1/2 VAC ALLEY ON E
33-30-16-66222-005-0070	PARADISE PARK MANOR ADD BLK 5, LOTS 7 THRU 12 & E 21.54FT OF LOT 6 & 13, & VAC RDS TO N, E & S DESC AS FR SW COR LOT 18 TH E 368.46FT FOR POB TH N 308.05FT TH E 155.43FT TH S44DE 473.74FT TH W 488.89
27-30-16-78984-000-0070	SCHOFIELD'S EXTENSION NO 3 LOT 7
27-30-16-21150-000-1070	DICKINSON SUB LOTS 107, 108 & 1/2 VAC ALLEY ON E
27-30-16-14832-000-0030	CHAPMAN MANOR LOT 3
27-30-16-57600-004-0350	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOTS 35 & 1/2 VAC ALLEY
34-30-16-29124-004-0151	FORTUNA PARK BLK 4, E 50FT OF LOTS 15, 16 AND 17
27-30-16-57600-002-0320	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 32, & W 8FT OF VAC ALLEY TO E
34-30-16-55458-000-0190	MARSH REPLAT SUB LOT 19
27-30-16-57600-004-0050	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 5
34-30-16-55458-000-0170	MARSH REPLAT SUB LOT 17
34-30-16-55458-000-0150	MARSH REPLAT SUB LOT 15
33-30-16-78858-000-0140	SCARSVILLE SUB LOT 14
34-30-16-44514-006-0100	JUANITA PARK BLK F, LOT 10
34-30-16-29124-006-0190	FORTUNA PARK BLK 6, LOT 20 & N 30FT OF LOT 19
27-30-16-78984-000-0060	SCHOFIELD'S EXTENSION NO 3 LOT 6
27-30-16-10530-008-0080	BOULEVARD PARK NO. 1 BLK 8, LOT 8 & 1/2 VAC ALLEY ON S (IN SEC 34-30- 16)
34-30-16-44514-005-0120	JUANITA PARK BLK E, LOT 12
34-30-16-29124-003-0240	FORTUNA PARK BLK 3, LOT 24
34-30-16-29124-005-0120	FORTUNA PARK BLK 5, LOT 12

LEGAL DESCRIPTION

Parcel ID	Legal Description
34-30-16-10548-009-0110	BOULEVARD PARK NO. 2 BLK 9, LOTS 11 AND 12
34-30-16-29124-001-0040	FORTUNA PARK BLK 1, LOT 4
34-30-16-92196-007-0010	TROPICAL HEIGHTS BLK G, LOTS 1 & 2 & N 10FT OF LOT 3 LYING W OF US 19 R/W & VAC ALLEY ON W & LOT 23 LESS S 7FT OF E 26 FT & W 24FT OF VAC ALLEY ON S
33-30-16-60912-000-0900	NORTH PARK RIDGE LOT 90
34-30-16-29124-004-0220	FORTUNA PARK BLK 4, LOT 22
34-30-16-29124-004-0230	FORTUNA PARK BLK 4, LOT 23
34-30-16-44514-004-0010	JUANITA PARK BLK D, LOT 1
34-30-16-44514-004-0060	JUANITA PARK BLK D, LOT 6
34-30-16-44514-004-0100	JUANITA PARK BLK D, LOT 10
27-30-16-57600-003-0050	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 5 & 1/2 VAC ALLEY ON E
34-30-16-44514-003-0080	JUANITA PARK BLK C, LOT 8
34-30-16-29124-006-0250	FORTUNA PARK BLK 6, LOT 25
27-30-16-10530-007-0200	BOULEVARD PARK NO. 1 BLK 7, LOT 20 (IN SEC 34- 30-16)
34-30-16-29124-003-0130	FORTUNA PARK BLK 3, LOT 13
34-30-16-29124-003-0120	FORTUNA PARK BLK 3, LOT 12
27-30-16-78966-002-0160	SCHOFIELD'S EXTENSION NO 2 BLK B, LOT 16 & S 34FT OF LOT 17
33-30-16-60912-000-0930	NORTH PARK RIDGE LOT 93
33-30-16-60912-000-0060	NORTH PARK RIDGE LOT 6
33-30-16-66204-002-0050	PARADISE PARK MANOR BLK 2, LOT 5
33-30-16-66204-001-0040	PARADISE PARK MANOR BLK 1, LOT 4
27-30-16-13176-000-0010	CAPITOL PARK LOTS 1 THRU 27 INCL & VAC 30FT RD R/W ADJ ON W TOGETHER WITH PT OF FARM 29, NE 1/4, PINELLAS FARMS & VAC 65FT WIDE 40TH ST N BETWEEN SD PARCELS (PER O.R. 13783/1025 RES
27-30-16-40860-000-0160	HOLT & WOODS SUB LOT 16, & S 10FT OF VAC ALLEY TO N
27-30-16-78966-001-0080	SCHOFIELD'S EXTENSION NO 2 BLK A, LOT 8
27-30-16-57600-002-0300	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 30, & W 8FT OF VAC ALLEY TO E
27-30-16-78966-003-0050	SCHOFIELD'S EXTENSION NO 2 BLK C, LOT 5
27-30-16-57600-003-0020	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 2 & 1/2 VAC ALLEY ON E
33-30-16-60912-000-0480	NORTH PARK RIDGE LOT 48
34-30-16-44255-000-0010	JOMAR COMMERCE PARK LOTS 1 & 2 & E 1/2 VAC RD R/W ADJ ON W
34-30-16-92196-004-0120	TROPICAL HEIGHTS BLK D, LOTS 12 THRU 22 & S 1/2 OF VAC ALLEY ON N & VAC 30FT 64TH AVE ADJ ON S & VAC 50FT 38TH ST ADJ ON W & W 1/2 OF VAC 37TH ST ADJ ON E
33-30-16-54937-001-1130	MANOR CONDO PHASE I BLDG 1, UNIT 113
33-30-16-54937-001-1220	MANOR CONDO PHASE I BLDG 1, UNIT 122
34-30-16-85112-002-0050	STAFF'S INDUSTRIAL CENTER 1ST ADDITION REPLAT BLK 2, LOT 5
34-30-16-29124-004-0070	FORTUNA PARK BLK 4, LOT 7
34-30-16-82260-000-0050	62ND INDUSTRIAL PARK LOT 5
34-30-16-88272-002-0240	SUNSET VIEW BLK 2, LOT 24 AND 1/2 VAC ALLEY ON N
33-30-16-69948-200-0901	PINELLAS FARMS NW 1/4, SEC 33-30-16 PART OF FARM 9 DESC AS FROM NW SEC COR TH S00D01'10"E 661.62FT TH S89D53'06"E 33FT FOR POB TH S89D53'06"E 650.04FT TH S00D10'09"W 161.6FT TH

LEGAL DESCRIPTION

Parcel ID	Legal Description
33-30-16-54937-001-1150	MANOR CONDO PHASE I BLDG 1, UNIT 115
33-30-16-54937-002-2230	MANOR CONDO PHASE II BLDG 2, UNIT 223
33-30-16-02613-001-0130	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT M
33-30-16-02613-001-0240	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT X
33-30-16-02613-001-0070	BARCLAY INDUSTRIAL PARK CONDO PHASE 1 BLDG 1, UNIT G
33-30-16-60912-000-0720	NORTH PARK RIDGE LOT 72
33-30-16-60912-000-0650	NORTH PARK RIDGE LOT 65
33-30-16-60912-000-0680	NORTH PARK RIDGE LOT 68
33-30-16-73640-000-0020	RBB CIRCLE K' LOT 2 LESS THAT PT DESC BEG NW COR OF LOT 2 TH E 22.7FT TH S 13.53FT TH S31DW 44.32FT TH N 51.44FT TO POB
27-30-16-57600-004-0180	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 18
33-30-16-64857-007-0705	OUTLOOK VILLAGE CONDO BLDG 7, UNIT 705
33-30-16-64857-002-0202	OUTLOOK VILLAGE CONDO BLDG 2, UNIT 202
33-30-16-64857-008-0804	OUTLOOK VILLAGE CONDO BLDG 8, UNIT 804
27-30-16-94162-019-0050	VILLAGE AT PARK PLACE BLK 19, LOT 5
27-30-16-94162-020-0050	VILLAGE AT PARK PLACE BLK 20, LOT 5
27-30-16-94162-021-0040	VILLAGE AT PARK PLACE BLK 21, LOT 4
27-30-16-94162-017-0020	VILLAGE AT PARK PLACE BLK 17, LOT 2
27-30-16-94162-022-0050	VILLAGE AT PARK PLACE BLK 22, LOT 5
27-30-16-94162-023-0030	VILLAGE AT PARK PLACE BLK 23, LOT 3
27-30-16-94162-016-0050	VILLAGE AT PARK PLACE BLK 16, LOT 5
27-30-16-94162-024-0010	VILLAGE AT PARK PLACE BLK 24, LOT 1
27-30-16-94162-014-0040	VILLAGE AT PARK PLACE BLK 14, LOT 4
33-30-16-60912-000-0460	NORTH PARK RIDGE LOT 46
27-30-16-57600-002-0410	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 41, & E 8FT OF VAC ALLEY TO W
26-30-16-14355-000-0110	CEDAR HOLLOW LOTS 11 & 12
27-30-16-57600-002-0270	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 27, & W 8FT OF VAC ALLEY TO E
27-30-16-84618-001-0040	SPARKLE LAKE SUB BLK 1, LOT 4
34-30-16-92196-007-0140	TROPICAL HEIGHTS BLK G, LOT 14 & S 1/2 OF VAC ALLEY ADJ ON N
33-30-16-64857-004-0403	OUTLOOK VILLAGE CONDO BLDG 4, UNIT 403
33-30-16-64857-003-0301	OUTLOOK VILLAGE CONDO BLDG 3, UNIT 301
33-30-16-78858-000-0430	SCARSVILLE SUB LOT 43
34-30-16-92196-008-0090	TROPICAL HEIGHTS BLK H, LOTS 9, 10, 11 & S 1/2 OF VAC 64TH AVE ON N
27-30-16-10530-007-0220	BOULEVARD PARK NO. 1 BLK 7, LOT 22 (IN SEC 34- 30-16)
34-30-16-10548-010-0220	BOULEVARD PARK NO. 2 BLK 10, LOT 22
34-30-16-10548-010-0180	BOULEVARD PARK NO. 2 BLK 10, LOT 18
27-30-16-78966-003-0130	SCHOFIELD'S EXTENSION NO 2 BLK C, LOT 13
34-30-16-44514-006-0220	JUANITA PARK BLK F, LOT 22 LESS S 15FT
34-30-16-44514-006-0200	JUANITA PARK BLK F, LOT 20 LESS S 15FT

LEGAL DESCRIPTION

Parcel ID	Legal Description
34-30-16-44514-006-0140	JUANITA PARK BLK F, LOT 14 LESS S 15FT ST
34-30-16-88272-001-0110	SUNSET VIEW BLK 1, LOTS 11 & 12
34-30-16-88272-001-0100	SUNSET VIEW BLK 1, LOT 10
34-30-16-29124-004-0250	FORTUNA PARK BLK 4, LOT 25
27-30-16-84618-002-0020	SPARKLE LAKE SUB BLK 2, LOT 2
27-30-16-21150-000-1050	DICKINSON SUB LOT 105 & 1/2 VAC ALLEY ON E
26-30-16-03690-001-0050	BAYNARD, LEE JR. NO. 4 BLK A, LOT 5
27-30-16-84618-002-0170	SPARKLE LAKE SUB BLK 2, LOT 17
27-30-16-10530-008-0230	BOULEVARD PARK NO. 1 BLK 8, N 52FT OF LOTS 23 & 24 & S 1/2 VAC ALLEY ON N (IN SEC 34-30-16)
27-30-16-10530-008-0170	BOULEVARD PARK NO. 1 BLK 8, LOT 17 & 1/2 VAC ALLEY ON N (IN SEC 34-30-16)
27-30-16-57600-002-0330	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 33, & W 8FT OF VAC ALLEY TO E
27-30-16-78930-002-0080	SCHOFIELD'S BLK B, LOT 8
27-30-16-57600-004-0430	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 43 & 1/2 VAC ALLEY
27-30-16-57600-004-0020	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 2
27-30-16-57600-003-0010	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 1 & E 1/2 VAC ALLEY ON E
34-30-16-29124-004-0280	FORTUNA PARK BLK 4, LOT 28
27-30-16-78948-004-0011	SCHOFIELD'S EXTENSION BLK D, N 68FT OF LOTS 1 AND 2
34-30-16-00000-120-0500	FROM SE COR OF NE 1/4 OF NW 1/4 OF NE 1/4 TH N 30FT TH W 35FT FOR POB TH W 292 FT(S) TH N 600FT(S) TH E 164FT(S) TH S 480FT(S) TH E 128FT TH S 120FT TO POB CONT 2.59AC(C)
34-30-16-90090-000-0040	TEMPLE PARK LOTS 4 AND 5
27-30-16-10530-006-0040	BOULEVARD PARK NO. 1 BLK 6, LOT 4 (IN SEC 34-30-16)
27-30-16-10530-006-0120	BOULEVARD PARK NO. 1 BLK 6, LOT 12 (IN SEC 34-30-16)
33-30-16-66204-001-0200	PARADISE PARK MANOR BLK 1, LOT 20
34-30-16-29124-006-0080	FORTUNA PARK BLK 6, LOT 8
27-30-16-10530-007-0100	BOULEVARD PARK NO. 1 BLK 7, LOT 10 (IN SEC 34-30-16)
27-30-16-10530-007-0240	BOULEVARD PARK NO. 1 BLK 7, LOT 24 (IN SEC 34-30-16)
34-30-16-10548-010-0120	BOULEVARD PARK NO. 2 BLK 10, LOT 12
34-30-16-92196-006-0060	TROPICAL HEIGHTS BLK F, LOTS 6 TO 23 INCL & VAC ALLEY INBETWEEN
33-30-16-60912-000-0400	NORTH PARK RIDGE LOT 40
34-30-16-88272-001-0210	SUNSET VIEW BLK 1, LOT 21
34-30-16-88272-001-0220	SUNSET VIEW BLK 1, LOT 22
27-30-16-57582-000-0360	MICHIGAN HEIGHTS S 35.72FT OF LOT 36 & N 28.57FT OF LOT 35
33-30-16-64857-007-0702	OUTLOOK VILLAGE CONDO BLDG 7, UNIT 702
34-30-16-29124-004-0270	FORTUNA PARK BLK 4, LOT 27
33-30-16-66204-002-0160	PARADISE PARK MANOR BLK 2, LOT 16
33-30-16-66204-002-0170	PARADISE PARK MANOR BLK 2, LOT 17
33-30-16-66204-002-0200	PARADISE PARK MANOR BLK 2, LOT 20
33-30-16-66204-001-0110	PARADISE PARK MANOR BLK 1, LOT 11
34-30-16-90090-000-0190	TEMPLE PARK LOTS 19 TO 23 INCL AND 30 FT VAC ST ON E

LEGAL DESCRIPTION

Parcel ID	Legal Description
27-30-16-10530-007-0020	BOULEVARD PARK NO. 1 BLK 7, LOT 2 (IN SEC 34- 30-16)
34-30-16-29124-002-0200	FORTUNA PARK BLK 2, LOT 20
27-30-16-57600-002-0390	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 39, & E 8FT OF VAC ALLEY TO W
27-30-16-10530-008-0011	BOULEVARD PARK NO. 1 BLK 8, N 75 FT OF LOTS 1 & 2 (IN SEC 34-30-16)
34-30-16-44514-006-0060	JUANITA PARK BLK F, LOT 6
33-30-16-64857-002-0203	OUTLOOK VILLAGE CONDO BLDG 2, UNIT 203
27-30-16-10530-005-0150	BOULEVARD PARK NO. 1 BLK 5, LOT 15 AND 1/2 VAC ALLEY ON N (IN SEC 34-30- 16)
33-30-16-60912-000-0530	NORTH PARK RIDGE LOT 53
27-30-16-10530-008-0200	BOULEVARD PARK NO. 1 BLK 8, LOT 20 AND 1/2 VAC ALLEY ON N (IN SEC 34-30- 16)
33-30-16-60912-000-0970	NORTH PARK RIDGE LOT 97
33-30-16-54937-004-4120	MANOR CONDO PHASE IV BLDG 4, UNIT 412
33-30-16-54937-008-8160	MANOR CONDO PHASE VIII BLDG 8, UNIT 816
27-30-16-21150-000-1000	DICKINSON SUB LOT 100 & 1/2 VAC ALLEY ON E
27-30-16-57600-004-0320	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 32 AND 1/2 VAC ALLEY ON E
27-30-16-57600-004-0420	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 4, LOT 42 & 1/2 VAC ALLEY ON W
27-30-16-57600-003-0250	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 3, LOT 25 & 1/2 VAC ALLEY ON E
27-30-16-57600-002-0220	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOT 22
27-30-16-84618-002-0090	SPARKLE LAKE SUB BLK 2, LOT 9
27-30-16-84618-002-0040	SPARKLE LAKE SUB BLK 2, LOT 4
34-30-16-29124-005-0210	FORTUNA PARK BLK 5, LOT 21
33-30-16-78858-000-0280	SCARSVILLE SUB LOT 28
27-30-16-40860-000-0010	HOLT & WOODS SUB LOTS 1 & 2, & N 10FT OF VAC ALLEY TO S
27-30-16-40860-000-0100	HOLT & WOODS SUB LOTS 10 & 11, & N 10FT OF VAC ALLEY TO S
34-30-16-92196-008-0210	TROPICAL HEIGHTS BLK H, LOT 21 & W 25FT OF LOT 20
27-30-16-91143-000-0040	TORRENCE SUB LOTS 4 AND 5
34-30-16-29124-006-0280	FORTUNA PARK BLK 6, LOT 28
34-30-16-92196-002-0080	TROPICAL HEIGHTS BLK B, LOTS 8, 9 & 10 & N 1/2 OF VAC ALLEY ADJ ON S
34-30-16-29124-006-0010	FORTUNA PARK BLK 6, LOT 1
33-30-16-69948-200-0902	PINELLAS FARMS NW 1/4, PT OF FARM 9 DESC FROM NW SEC COR TH S 701.62FT TH E 33FT FOR POB TH E 115FT TH S 121.64FT TH W 115FT TH N 121.65FT TO POB
34-30-16-10548-009-0170	BOULEVARD PARK NO. 2 BLK 9, LOT 17
27-30-16-78984-000-0020	SCHOFIELD'S EXTENSION NO 3 LOT 2
27-30-16-57600-002-0130	MICHIGAN HEIGHTS SEC 2, 3 & 4 SEC 2, LOTS 13 & 14
27-30-16-78948-004-0090	SCHOFIELD'S EXTENSION BLK D, N 63.95FT OF LOTS 9 AND 10, & S 8FT OF VAC ALLEY TO N
27-30-16-78948-004-0091	SCHOFIELD'S EXTENSION BLK D, S 64.4FT OF LOTS 9 AND 10
27-30-16-10530-007-0120	BOULEVARD PARK NO. 1 BLK 7, LOT 12 (IN SEC 34- 30-16)
33-30-16-69948-200-2607	PINELLAS FARMS NW 1/4, E 80FT OF W 212FT OF S 145FT OF FARM 26 LESS S 35FT FOR RD R/W
33-30-16-64857-004-0402	OUTLOOK VILLAGE CONDO BLDG 4, UNIT 402
33-30-16-64857-009-0903	OUTLOOK VILLAGE CONDO BLDG 9, UNIT 903

LEGAL DESCRIPTION

Parcel ID	Legal Description
27-30-16-14832-000-0110	CHAPMAN MANOR LOT 11
27-30-16-78966-002-0100	SCHOFIELD'S EXTENSION NO 2 BLK B, LOT 10
27-30-16-57582-000-0091	MICHIGAN HEIGHTS S 1/2 OF LOTS 9 AND 10
34-30-16-44514-006-0150	JUANITA PARK BLK F, LOT 15 LESS S 15FT
34-30-16-69966-100-0109	PINELLAS FARMS NE 1/4, THAT PT OF S 70FT OF N 100FT OF S 296.22FT OF FARM 1 LYING BETWEEN HAINES RD & HWY 19
27-30-16-10530-007-0030	BOULEVARD PARK NO. 1 BLK 7, LOT 3 (IN SEC 34- 30-16)
27-30-16-10530-006-0180	BOULEVARD PARK NO. 1 BLK 6, LOT 18 (IN SEC 34- 30-16)
35-30-16-51966-005-0010	LINCOLN PLACE BLK E, LOTS 1, 2 & 3 & BLK F, LOTS 1 THRU 8 & VAC E 50FT OF 34TH ST N ADJ ON W LESS R/W FOR US 19 & LOTS 12 THRU 16 & THAT PT OF LOT 17 DESC BEG SW COR OF LOT 17 TH N 0.12FT TH E
33-30-16-60912-000-0770	NORTH PARK RIDGE LOT 77
33-30-16-60912-000-0570	NORTH PARK RIDGE LOT 57
33-30-16-60930-000-0020	NORTH PARK RIDGE 1ST ADD LOT 2
33-30-16-60912-000-0600	NORTH PARK RIDGE LOT 60
34-30-16-55458-000-0090	MARSH REPLAT SUB LOT 9
34-30-16-51642-004-0070	LIBERTY PARK BLK 4, LOT 7
34-30-16-51642-004-0080	LIBERTY PARK BLK 4, LOT 8
34-30-16-51642-004-0130	LIBERTY PARK BLK 4, LOT 13
34-30-16-51642-004-0100	LIBERTY PARK BLK 4, LOT 10 & W 1/2 OF LOT 11
34-30-16-51642-004-0010	LIBERTY PARK BLK 4, E 50FT OF W 97.3FT OF LOTS 1,2 AND 3
34-30-16-55458-000-0020	MARSH REPLAT SUB LOT 2
35-30-16-51966-007-0060	LINCOLN PLACE BLK G, LOTS 6 & 19
34-30-16-29124-006-0040	FORTUNA PARK BLK 6, W 50FT OF LOTS 4, 5 & 6
34-30-16-69966-100-0111	PINELLAS FARMS NE 1/4, S 196.22FT OF FM 1 LYING W OF HAINES RD & E OF US 19 & VAC 30FT R/W ON S
34-30-16-51642-002-0030	LIBERTY PARK BLK 2, LOTS 3, 28, 29 & 30 & S 10FT OF LOT 2 & S 50FT OF LOT 4
34-30-16-51642-002-0250	LIBERTY PARK BLK 2, LOTS 25,26 AND 27
34-30-16-55458-000-0010	MARSH REPLAT SUB LOT 1
34-30-16-55458-000-0070	MARSH REPLAT SUB LOT 7
34-30-16-69966-200-2300	PINELLAS FARMS NW 1/4, FARM 23 & N 1/2 OF FARM 26 & VAC RDS & ADJ LAND ON E DESC AS BEG AT NW COR OF FARM 23 TH E 660 FT TH N 15FT(S) TH E 660FT (S) TH S 659FT(S) TH W 660 FT(S) TH S 322FT(S) TH W
34-30-16-51642-004-0040	LIBERTY PARK BLK 4, E 20FT OF LOTS 1, 2 & 3 AND W 30FT OF LOT 4
34-30-16-51642-003-0010	LIBERTY PARK BLK 3, LOT 1 & N 20FT OF LOT 2 & N 65FT OF LOTS 4 TO 12 INCL & LOT 13 & N 20FT OF LOT 14
34-30-16-92196-006-0010	TROPICAL HEIGHTS BLK F, LOTS 1 TO 5 INCL LESS HWY
34-30-16-55458-000-0050	MARSH REPLAT SUB LOT 5
34-30-16-00000-410-0500	N 947.51FT OF W 1/2 OF E 1/4 OF NE 1/4 OF SE 1/4 OF SEC 34-30-16 LESS N 50FT THEREOF FOR RD R/W CONT 3.36AC(C)

LEGAL DESCRIPTION

Parcel ID	Legal Description
34-30-16-55458-000-0080	MARSH REPLAT SUB LOT 8
34-30-16-51642-004-0011	LIBERTY PARK BLK 4, W 47.3FT OF LOTS 1, 2 AND 3
34-30-16-69966-200-2503	PINELLAS FARMS NW 1/4, W 200FT OF E 332FT OF S 1/2 OF FARM 25
34-30-16-85112-002-0060	STAFF'S INDUSTRIAL CENTER 1ST ADDITION REPLAT BLK 2, LOT 6
34-30-16-92214-000-0010	TROPICAL HEIGHTS SUB PARTIAL REPLAT OF BLOCK A TRACT 1 TOGETHER WITH THAT PT OF LOTS 1 THRU 5 BLK A, TROPICAL HEIGHTS LYING W OF US 19 & ALL OF VAC ALLEY ADJ ON W
34-30-16-69966-200-2501	PINELLAS FARMS NW 1/4, SEC 34-30-16 PART OF FARM 25 DESC FROM NE COR OF SAID FARM 25 TH S00D04'19"W 321.78FT TH S89D47'30"W 24FT FOR POB TH S00D04'19"W 286FT(S) TH N89D42'17"W 108FT ALG N
34-30-16-51642-002-0010	LIBERTY PARK BLK 2, LOT 1 & N 30FT OF LOT 2 & N 75FT OF LOTS 4 THRU 11
34-30-16-69966-100-0103	PINELLAS FARMS NE 1/4, PT OF FARMS 1 & 2 DESC FROM NE SEC COR TH W 590FT(S) TH S 30FT FOR POB TH SE'LY ALG W R/W OF US HWY 19 214FT(S) TH W 460FT (S) TH N 193FT(S) TH E 367 FT(S) TO POB
34-30-16-51642-004-0060	LIBERTY PARK BLK 4, LOT 6
34-30-16-51642-004-0120	LIBERTY PARK BLK 4, LOT 12 & E 1/2 OF LOT 11
34-30-16-88400-000-0010	SUNSHINE REPLAT PORTIONS LOT 1,2 PIN FMS (WALMART LEASE) PT OF TR A & PINELLAS FARMS, NE 1/4, PT OF FARMS 1 & 2 LYING W OF US HWY 19 & N 15FT OF W 91.12FT OF VAC PT OF 68TH AVE N LYING E OF 35TH ST N
34-30-16-51642-001-0010	LIBERTY PARK BLK 1, LOTS 1 TO 4 & LOTS 23 TO 30 & PART OF LOTS 5 TO 9 & PART OF LOTS 21 & 22 & W'LY 152.33FT OF S 15FT OF VAC PART OF 68TH AVE N LYING N OF BLK 1, LIBERTY PARK DESC BEG NW
34-30-16-69966-200-2505	PINELLAS FARMS NW 1/4, SEC 34-30-16 PART OF FARM 25 DESC FROM SW COR OF NW 1/4 OF SD SEC TH E'LY 529FT(S) TH N'LY 50FT(S) TH N00D04'19"E 286 FT(S) FOR POB TH N89D47'30"W 103FT TH
34-30-16-51642-002-0190	LIBERTY PARK BLK 2, LOTS 19 AND 20 LESS HY
35-30-16-00000-220-0300	PART OF NW 1/4 OF SEC 35-30-16 & PART OF NE 1/4 OF SEC 34-39-16 ALL DESC COM SW COR OF NW 1/4 OF NW 1/4 OF SEC 35 TH N00D01'30"W 30FT FOR POB TH N00D01'30"W 273.10FT TH S87D37'25"E 106.60FT TH
34-30-16-51642-004-0281	LIBERTY PARK BLK 4, W 47.3FT OF LOTS 28 29 AND 30
34-30-16-51642-004-0050	LIBERTY PARK BLK 4, LOT 5 & E 10FT OF LOT 4
34-30-16-51642-004-0090	LIBERTY PARK BLK 4, LOT 9
33-30-16-51756-000-0020	LIGHTHOUSE BAPTIST CHURCH REPLAT LOTS 2 & 3
34-30-16-51642-001-0110	LIBERTY PARK BLK 1, LOTS 11 THRU 19 INCL & VAC 34TH ST N ADJ ON E & VAC N 1/2 OF 67TH AVE N ADJ ON S LESS RD R/W FOR US HWY 19 TOGETHER WITH PART OF NW 1/4 OF SEC 35-30-16 ALL DESC FROM NW
34-30-16-51642-002-0210	LIBERTY PARK BLK 2, LOTS 21,22,23 & 24
34-30-16-55458-000-0030	MARSH REPLAT SUB LOT 3
34-30-16-55458-000-0040	MARSH REPLAT SUB LOT 4
34-30-16-55458-000-0100	MARSH REPLAT SUB LOT 10
34-30-16-55458-000-0060	MARSH REPLAT SUB LOT 6
34-30-16-69966-200-2506	PINELLAS FARMS NW 1/4, SEC 34-30-16 PART OF FARM 25 DESC FROM NE COR OF SD FARM 25 TH S00D04'19"W 181.78FT FOR POB TH S00D04'19"W 140FT TH N89D47'30"W 66.84FT TH S00D14'26"E 17.88FT TH

COST ESTIMATE DETAILS



SUMMARY

Site	Total Cost
All Wheels Park *	\$1,042,896.00
Emergency Services Complex *	\$31,659,120.00
City Hall *	\$27,316,080.00
Dog Park	\$332,160.00
Park Station	\$276,768.00
Auditorium	\$174,984.00
Brewery Site	\$601,380.00
City Center Green	\$3,385,344.00
Performing Arts District	\$8,331,000.00
78th Avenue Streetscape	\$10,530,525.60
70th Avenue Streetscape	\$10,018,334.40
49th Street Streetscape	\$3,523,569.60
78th Avenue Roundabout	\$393,120.00
Performing Arts Streetscape	\$11,954,236.80
City Center Streetscape	\$14,599,824.00
Total Cost	\$124,139,342.40

* Estimates of proposed costs are provided for city planning purposes. The All Wheel Park, Emergency Services Complex and City Hall projects are all shown as located outside of the CRA boundaries and are not proposed to be CRA projects.

		Item	Units	Unit Cost	Quantity	Total Cost
A.	Site Work & Hardscape					
	1	Demo & Site Prep	AC	\$10,000.00	0.8	\$8,000.00
	2	Utilities (water, wasterater & stormwater to street network)	AL	\$20,000.00	1	\$20,000.00
	3	Skate Area(street course, 2 bowls and snake run)	AL	\$600,000.00	1	\$600,000.00
	4	Sidewalks (8' width)	LF	\$40.00	600	\$24,000.00
		Subtotal				\$652,000.00
B.	Architecture & Structures					
	1	Shade Pavilions - Small (12' x 12' w/concrete pad)	EA	\$20,000.00	3	\$60,000.00
		Subtotal				\$60,000.00
C.	Site Furnishings & Amenities					
	1	Electrical Service	AL	\$5,000.00	1	\$5,000.00
	2	Area Lighting	EA	\$3,000.00	7	\$21,000.00
	3	Skate Lighting (40' poles)	EA	\$7,000.00	4	\$28,000.00
	4	Signage & Entrance Feature	AL	\$8,000.00	1	\$8,000.00
	5	Benches	EA	\$1,200.00	8	\$9,600.00
	6	Trash Receptacles (includes concrete pad)	EA	\$2,000.00	6	\$12,000.00
	7	Recycle Receptacles (includes concrete pad)	EA	\$2,000.00	6	\$12,000.00
	8	Bike Racks (loops)	EA	\$500.00	4	\$2,000.00
	9	Drinking Fountain (unchilled)	EA	\$3,000.00	1	\$3,000.00
	10	Ornamental Fence (4' along railroad tracks)	LF	\$25.00	0	\$0.00
	11	Perimeter Fence (6"0	LF	\$35.00	0	\$0.00
		Subtotal				\$100,600.00
D.	Landscaping & Irrigation					
	1	Canopy Trees	EA	\$600.00	12	\$7,200.00
	2	Accent Palms	EA	\$3,000.00	3	\$9,000.00
	3	Understory Trees	EA	\$400.00	7	\$2,800.00
	4	Shrubs and Groundcover	SF	\$2.00	2000	\$4,000.00
	5	Sod	SF	\$0.52	14000	\$7,280.00
	6	Irrigation	SF	\$1.50	16000	\$24,000.00
	7	Tree Irrigation	EA	\$100.00	22	\$2,200.00
		Subtotal				\$56,480.00
	Combined Subtotal					
		Construction Costs				\$869,080.00
		Contingencies (20%)				\$173,816.00
						\$1,042,896.00

EMERGENCY SERVICES COMPLEX

		Item	Units	Unit Cost	Quantity	Total Cost
A.	Site Work & Hardscape					
	1	Demo & Site Prep	AC	\$10,000.00	5.2	\$52,000.00
	2	Utilities (water, wastewater & stormwater to street network)	AL	\$80,000.00	1	\$80,000.00
	3	Parking	SF	\$4.00	107000	\$428,000.00
	4	Curb and Gutter	LF	\$22.00	2000	\$44,000.00
	5	Sidewalks (8' width)	LF	\$40.00	1400	\$56,000.00
		Subtotal				\$660,000.00
B.	Architecture & Structures					
	1	Emergency Services Building (2-stories; 56,000 sf footprint)	SF	\$225.00	112000	\$25,200,000.00
		Subtotal				\$25,200,000.00
C.	Site Furnishings & Amenities					
	1	Electrical Service	AL	\$30,000.00	1	\$30,000.00
	2	Area Lighting	EA	\$3,000.00	45	\$135,000.00
	3	Accent Lighting	EA	\$1,000.00	20	\$20,000.00
	4	Signage & Wayfinding System	AL	\$50,000.00	1	\$50,000.00
	5	Benches	EA	\$1,200.00	12	\$14,400.00
	6	Trash Receptacles (includes concrete pad)	EA	\$2,000.00	12	\$24,000.00
	7	Recycle Receptacles (includes concrete pad)	EA	\$2,000.00	12	\$24,000.00
	8	Bike Racks (loops)	EA	\$500.00	12	\$6,000.00
		Subtotal				\$303,400.00
D.	Landscaping & Irrigation					
	1	Canopy Trees	EA	\$600.00	40	\$24,000.00
	2	Accent Palms	EA	\$3,000.00	12	\$36,000.00
	3	Understory Trees	EA	\$400.00	15	\$6,000.00
	4	Shrubs and Groundcover	SF	\$2.00	13000	\$26,000.00
	5	Sod	SF	\$0.52	50000	\$26,000.00
	6	Irrigation	SF	\$1.50	63000	\$94,500.00
	7	Tree Irrigation	EA	\$100.00	67	\$6,700.00
		Subtotal				\$219,200.00
	Combined Subtotal					
		Construction Costs				\$26,382,600.00
		Contingencies (20%)				\$5,276,520.00
		Total Construction Costs				\$31,659,120.00

		Item	Units	Unit Cost	Quantity	Total Cost
A.	Site Work & Hardscape					
	1	Demo & Site Prep	AC	\$10,000.00	4.8	\$48,000.00
	2	Utilities (water, wastewater & stormwater to street network)	AL	\$80,000.00	1	\$80,000.00
	3	Parking	SF	\$4.00	79000	\$316,000.00
	4	Curb and Gutter	LF	\$22.00	2800	\$61,600.00
	5	Paved Multipurpose Path (12' concrete)	LF	\$60.00	700	\$42,000.00
	6	Sidewalks (8' width)	LF	\$40.00	2000	\$80,000.00
		Subtotal				\$627,600.00
B.	Architecture & Structures					
	1	City Hall Building (2 stories; 50,000 sf footprint)	SF	\$300.00	50000	\$15,000,000.00
	2	City Hall Annex Building (2 stories; 11,000 sf footprint)	SF	\$300.00	22000	\$6,600,000.00
		Subtotal				\$21,600,000.00
C.	Site Furnishings & Amenities					
	1	Electrical Service	AL	\$30,000.00	1	\$30,000.00
	2	Area Lighting	EA	\$3,000.00	45	\$135,000.00
	3	Accent Lighting	EA	\$1,000.00	20	\$20,000.00
	4	Signage & Wayfinding System	AL	\$50,000.00	1	\$50,000.00
	5	Benches	EA	\$1,200.00	12	\$14,400.00
	6	Trash Receptacles (includes concrete pad)	EA	\$2,000.00	12	\$24,000.00
	7	Recycle Receptacles (includes concrete pad)	EA	\$2,000.00	12	\$24,000.00
	8	Bike Racks (loops)	EA	\$500.00	12	\$6,000.00
	9	Ornamental Fence (4' along railroad tracks)	LF	\$25.00	700	\$17,500.00
		Subtotal				\$320,900.00
D.	Landscaping & Irrigation					
	1	Canopy Trees	EA	\$600.00	40	\$24,000.00
	2	Accent Palms	EA	\$3,000.00	12	\$36,000.00
	3	Understory Trees	EA	\$400.00	15	\$6,000.00
	4	Shrubs and Groundcover	SF	\$2.00	6000	\$12,000.00
	5	Sod	SF	\$0.52	60000	\$31,200.00
	6	Sod Irrigation	SF	\$1.50	66000	\$99,000.00
	7	Tree Irrigation	EA	\$100.00	67	\$6,700.00
		Subtotal				\$214,900.00
	Combined Subtotal					
		Construction Costs				\$22,763,400.00
		Contingencies (20%)				\$4,552,680.00
		Total Construction Costs				\$27,316,080.00

DOG PARK

		Item	Units	Unit Cost	Quantity	Total Cost
A.	Site Work & Hardscape					
	1	Demo & Site Prep	AC	\$10,000.00	0.6	\$6,000.00
	2	Utilities (water & stormwater to street network)	AL	\$7,000.00	1	\$7,000.00
	3	Paved Multipurpose Path (12' concrete)	LF	\$60.00	400	\$24,000.00
		Subtotal				\$37,000.00
B.	Architecture & Structures					
	1	N/A				\$0.00
		Subtotal				\$0.00
C.	Site Furnishings & Amenities					
	1	Dog Park graded and sodded; fence, gates, concrete entry aprons)	AL	\$120,000.00	1	\$120,000.00
	2	Dog Wash Station	EA	\$3,000.00	1	\$3,000.00
	3	Electrical Service	AL	\$5,000.00	1	\$5,000.00
	4	Area Lighting	EA	\$3,000.00	5	\$15,000.00
	5	Signage & Wayfinding System (park name and welcome sign)	AL	\$8,000.00	1	\$8,000.00
	6	Benches	EA	\$1,200.00	6	\$7,200.00
	7	Trash Receptacles (includes concrete pad)	EA	\$2,000.00	3	\$6,000.00
	8	Recycle Receptacles (includes concrete pad)	EA	\$2,000.00	3	\$6,000.00
	9	Bike Racks (loops)	EA	\$500.00	2	\$1,000.00
	10	Drinking Fountain (unchilled)	EA	\$3,000.00	1	\$3,000.00
	11	Dog Waste Stations	EA	\$1,500.00	4	\$6,000.00
		Subtotal				\$180,200.00
D.	Landscaping & Irrigation					
	1	Canopy Trees	EA	\$600.00	5	\$3,000.00
	2	Accent Palms	EA	\$3,000.00	2	\$6,000.00
	3	Understory Trees	EA	\$400.00	12	\$4,800.00
	4	Shrubs and Groundcover	SF	\$2.00	1000	\$2,000.00
	5	Sod	SF	\$0.52	20000	\$10,400.00
	6	Irrigation	SF	\$1.50	21000	\$31,500.00
	7	Tree Irrigation	EA	\$100.00	19	\$1,900.00
		Subtotal				\$59,600.00
	Combined Subtotal					
		Construction Costs				\$276,800.00
		Contingencies (20%)				\$55,360.00
		Total Construction Costs				\$332,160.00

		Item	Units	Unit Cost	Quantity	Total Cost
A.	Site Work & Hardscape					
	1	Demo & Site Prep	AC	\$10,000.00	0.4	\$4,000.00
	2	Paved Multipurpose Path (12' concrete)	LF	\$60.00	600	\$36,000.00
	3	Sidewalks (8' width)	LF	\$40.00	100	\$4,000.00
		Subtotal				\$44,000.00
B.	Architecture & Structures					
	1	N/A				\$0.00
		Subtotal				\$0.00
C.	Site Furnishings & Amenities					
	1	Electrical Service	AL	\$5,000.00	1	\$5,000.00
	2	Area Lighting	EA	\$3,000.00	10	\$30,000.00
	3	Accent Lighting (public art pedestals, trees)	EA	\$1,000.00	50	\$50,000.00
	4	Signage & Wayfinding System	AL	\$5,000.00	1	\$5,000.00
	5	Benches	EA	\$1,200.00	15	\$18,000.00
	6	Bike Racks (loops)	EA	\$500.00	12	\$6,000.00
	7	Dog Waste Stations	EA	\$1,500.00	12	\$18,000.00
	8	Ornamental Fence (4' along railroad tracks)	LF	\$25.00	600	\$15,000.00
		Subtotal				\$147,000.00
D.	Landscaping & Irrigation					
	1	Canopy Trees	EA	\$600.00	22	\$13,200.00
	2	Sod	SF	\$0.52	12000	\$6,240.00
	3	Sod Irrigation	SF	\$1.50	12000	\$18,000.00
	4	Tree Irrigation	EA	\$100.00	22	\$2,200.00
		Subtotal				\$39,640.00
	Combined Subtotal					
		Construction Costs				\$230,640.00
		Contingencies (20%)				\$46,128.00
		Total Construction Costs				\$276,768.00

AUDITORIUM

		Item	Units	Unit Cost	Quantity	Total Cost
A.	<i>Site Work & Hardscape</i>					
	1	Demo & Site Prep	AC	\$10,000.00	0.4	\$4,000.00
	2	Paved Multipurpose Path (12' concrete)	LF	\$60.00	600	\$36,000.00
	3	Sidewalks (8' width)	LF	\$40.00	200	\$8,000.00
		Subtotal				\$48,000.00
B.	<i>Architecture & Structures</i>					
	1	N/A				\$0.00
		Subtotal				\$0.00
C.	<i>Site Furnishings & Amenities</i>					
	1	Electrical Service	AL	\$5,000.00	1	\$5,000.00
	2	Area Lighting	EA	\$3,000.00	7	\$21,000.00
	3	Event Power (50 pedestals and service)	AL	\$1,000.00	12	\$12,000.00
	4	Benches	EA	\$1,200.00	3	\$3,600.00
	5	Trash Receptacles (includes concrete pad)	EA	\$2,000.00	3	\$6,000.00
	6	Recycle Receptacles (includes concrete pad)	EA	\$2,000.00	3	\$6,000.00
	7	Bike Racks (loops)	EA	\$500.00	2	\$1,000.00
	8	Ornamental Fence (4' along railroad tracks)	LF	\$25.00	0	\$0.00
		Subtotal				\$54,600.00
D.	<i>Landscaping & Irrigation</i>					
	1	Canopy Trees	EA	\$600.00	7	\$4,200.00
	2	Understory Trees	EA	\$400.00	5	\$2,000.00
	3	Shrubs and Groundcover	SF	\$2.00	1000	\$2,000.00
	4	Sod	SF	\$0.52	16000	\$8,320.00
	5	Irrigation	SF	\$1.50	17000	\$25,500.00
	6	Tree Irrigation	EA	\$100.00	12	\$1,200.00
		Subtotal				\$43,220.00
	<i>Combined Subtotal</i>					
		Construction Costs				\$145,820.00
		Contingencies (20%)				\$29,164.00
		Total Construction Costs				\$174,984.00

		Item	Units	Unit Cost	Quantity	Total Cost
A.	Site Work & Hardscape					
	1	Demo & Site Prep	AC	\$10,000.00	1.3	\$13,000.00
	2	Utilities (water, wastewater & stormwater to street network)	AL	\$30,000.00	1	\$30,000.00
	3	Paved Multipurpose Path (12' concrete)	LF	\$60.00	800	\$48,000.00
		Subtotal				\$91,000.00
B.	Architecture & Structures					
	1	Covered Stage	EA	\$55,000.00	3	\$165,000.00
		Subtotal				\$165,000.00
C.	Site Furnishings & Amenities					
	1	Electrical Service	AL	\$5,000.00	1	\$5,000.00
	2	Area Lighting	EA	\$3,000.00	12	\$36,000.00
	3	Trash Receptacles (includes concrete pad)	EA	\$2,000.00	5	\$10,000.00
	4	Recycle Receptacles (includes concrete pad)	EA	\$2,000.00	5	\$10,000.00
	5	Bike Racks (loops)	EA	\$500.00	12	\$6,000.00
	6	Ornamental Fence (4' along railroad tracks)	LF	\$25.00	500	\$12,500.00
	7	Ornamental Fence (4' venue perimeter fence)			700	\$0.00
		Subtotal				\$79,500.00
D.	Landscaping & Irrigation					
	1	Accent Palms	EA	\$3,000.00	27	\$81,000.00
	2	Understory Trees	EA	\$400.00	12	\$4,800.00
	3	Shrubs and Groundcover	SF	\$2.00	1500	\$3,000.00
	4	Sod	SF	\$0.52	35000	\$18,200.00
	5	Sod Irrigation	SF	\$1.50	36500	\$54,750.00
	6	Tree Irrigation	EA	\$100.00	39	\$3,900.00
		Subtotal				\$165,650.00
	Combined Subtotal					
		Construction Costs				\$501,150.00
		Contingencies (20%)				\$100,230.00
		Total Construction Costs				\$601,380.00

CITY CENTER GREEN

		Item	Units	Unit Cost	Quantity	Total Cost
A.	<i>Site Work & Hardscape</i>					
	1	Demo & Site Prep (existing sports complex)	AC	\$20,000.00	7.2	\$144,000.00
	2	Utilities (water, wastewater & stormwater to street network)	AL	\$100,000.00	1	\$100,000.00
	3	Public Art Pedestals (8' x 8' x 6" concrete pad; at key vehicular sightlines & pedestrian pathway intersections)	EA	\$1,000.00	10	\$10,000.00
	4	Paved Multipurpose Path (12' concrete)	LF	\$60.00	1400	\$84,000.00
	5	Sidewalks (8' width)	LF	\$40.00	2600	\$104,000.00
		Subtotal				\$442,000.00
B.	<i>Architecture & Structures</i>					
	1	Picnic Pavilions - Small (12' x 12' w/concrete pad)	EA	\$20,000.00	3	\$60,000.00
	2	Information Kiosk	EA	\$8,500.00	2	\$17,000.00
	3	Central Art Icon	AL	\$75,000.00	1	\$75,000.00
		Subtotal				\$152,000.00
C.	<i>Site Furnishings & Amenities</i>					
	1	Merry Go Round	AL	\$100,000.00	1	\$100,000.00
	2	Splash Pad (inground jets and lights w/ accent hardscape)	AL	\$600,000.00	1	\$600,000.00
	3	Playground w/shade structure (mulched surface)	AL	\$300,000.00	1	\$300,000.00
	4	Seat Wall (splash pad)	LF	\$100.00	300	\$30,000.00
	5	Electrical Service	AL	\$50,000.00	1	\$50,000.00
	6	Area Lighting	EA	\$3,000.00	45	\$135,000.00
	7	Accent Lighting (public art pedestals, trees)	EA	\$1,000.00	50	\$50,000.00
	8	Event Power (50 pedestals and service)	AL	\$1,000.00	50	\$50,000.00
	9	Wi-Fi (one system w/multiple antenna locations)	AL	\$40,000.00	1	\$40,000.00
	10	Signage & Wayfinding System	AL	\$50,000.00	1	\$50,000.00
	12	Benches	EA	\$1,200.00	15	\$18,000.00
	13	Tables & Chairs (moveable sets at splash pad area)	EA	\$2,800.00	8	\$22,400.00
	14	Trash Receptacles (includes concrete pad)	EA	\$2,000.00	18	\$36,000.00
	15	Recycle Receptacles (includes concrete pad)	EA	\$1,100.00	30	\$33,000.00
	16	Bike Racks (loops)	EA	\$500.00	12	\$6,000.00
	17	Bike Fix-it Station (w/concrete pad)	EA	\$2,500.00	1	\$2,500.00
	18	Drinking Fountain (unchilled)	EA	\$3,000.00	1	\$3,000.00
	19	Fitness Equipment (12 stations w/ resilient surface)	LS	\$110,000.00	1	\$110,000.00
	20	Dog Waste Stations	EA	1500	12	\$18,000.00
	21	Ornamental Fence (4' along railroad tracks)	LF	25	1200	\$30,000.00
		Subtotal				\$1,417,500.00

		Item	Units	Unit Cost	Quantity	Total Cost
D.	<i>Landscaping & Irrigation</i>					
	1	Canopy Trees	EA	\$600.00	80	\$48,000.00
	2	Accent Palms	EA	\$3,000.00	15	\$45,000.00
	3	Understory Trees	EA	\$400.00	25	\$10,000.00
	4	Shrubs and Groundcover	SF	\$2.00	15000	\$30,000.00
	5	Sod	SF	\$0.52	186000	\$96,720.00
	6	Irrigation	SF	\$1.50	201000	\$301,500.00
	7	Tree Irrigation	EA	\$100.00	120	\$12,000.00
		Subtotal				\$543,220.00
	<i>Combined Subtotal</i>					
		Construction Costs				\$2,821,120.00
		Contingencies (20%)				\$564,224.00
		Total Construction Costs				\$3,385,344.00

PERFORMING ARTS DISTRICT

		Item	Units	Unit Cost	Quantity	Total Cost
A.	Site Work & Hardscape					
	1	Demo & Site Prep	AC	\$10,000.00	9	\$90,000.00
	2	Stowater Water Feature (drainage ditch)	AL	\$30,000.00	1	\$30,000.00
	3	Utilities (water, wasterater & stormwater to street network)	AL	\$100,000.00	1	\$100,000.00
	4	Public Art Pedestals (8' x 8' x 6" concrete pad; at key vehicular sightlines & pedestrian pathway intersections)	EA	\$1,000.00	10	\$10,000.00
	5	Sidewalks (8' width)	LF	\$40.00	6700	\$268,000.00
	6	Boardwalk Landings	SF	\$5.00	7500	\$37,500.00
	7	Performing Arts Courtyard	SF	\$10.00	15000	\$150,000.00
		Subtotal				\$685,500.00
B.	Architecture & Structures					
	1	Picnic Pavilions - Small (12' x 12' w/concrete pad)	EA	\$2,000.00	5	\$10,000.00
	2	Picnic Pavilions - Group (20' x 30' w/concrete pad)	EA	\$40,000.00	2	\$80,000.00
	3	Information Kiosk	EA	\$8,500.00	2	\$17,000.00
	4	Boardwalk (8')	LF	\$600.00	800	\$480,000.00
	5	Education and Arts Building (former City Hall; 2- story; 15,000 sf footprint)	SF	\$135.00	30000	\$4,050,000.00
	6	Wedding Pavilion	AL	\$75,000.00	1	\$75,000.00
		Subtotal				\$4,712,000.00
C.	Site Furnishings & Amenities					
	1	Playground w/oshade structure (mulched surface)	AL	\$175,000.00	1	\$175,000.00
	2	Electrical Service	AL	\$30,000.00	1	\$30,000.00
	3	Area Lighting	EA	\$3,000.00	75	\$225,000.00
	4	Accent Lighting (public art pedestals, trees)	EA	\$1,000.00	50	\$50,000.00
	5	Event Power (50 pedestals and service)	AL	\$1,000.00	50	\$50,000.00
	6	Wi-Fi (one system w/multiple antenna locations)	AL	\$40,000.00	1	\$40,000.00
	7	Signage & Wayfinding System	AL	\$50,000.00	1	\$50,000.00
	8	Benches	EA	\$1,200.00	30	\$36,000.00
	9	Trash Receptacles (includes concrete pad)	EA	\$2,000.00	30	\$60,000.00
	10	Recycle Receptacles (includes concrete pad)	EA	\$2,000.00	30	\$60,000.00
	11	Bike Racks (loops)	EA	\$500.00	20	\$10,000.00
	12	Drinking Fountain (unchilled)	EA	3000	3	\$9,000.00
	13	Fitness Equipment (12 stations w/ resilient surface)	LS	110000	1	\$110,000.00
	14	Dog Waste Stations	EA	1500	12	\$18,000.00
		Subtotal				\$923,000.00

		Item	Units	Unit Cost	Quantity	Total Cost
D.	<i>Landscaping & Irrigation</i>					
	1	Canopy Trees	EA	\$600.00	80	\$48,000.00
	2	Accent Palms	EA	\$3,000.00	15	\$45,000.00
	3	Understory Trees	EA	\$400.00	25	\$10,000.00
	4	Shrubs and Groundcover	SF	\$2.00	15000	\$30,000.00
	5	Sod (south of Drainage Ditch)	SF	\$0.52	225000	\$117,000.00
	6	Sod Irrigation	SF	\$1.50	240000	\$360,000.00
	7	Tree Irrigation	EA	\$100.00	120	\$12,000.00
		Subtotal				\$622,000.00
	<i>Combined Subtotal</i>					
		Construction Costs				\$6,942,500.00
		Contingencies (20%)				\$1,388,500.00
		Total Construction Costs				\$8,331,000.00

78TH AVENUE STREETSCAPE

TOTAL LENGTH: 10,100 LF

		Item	Units	Unit Cost	Quantity per 100 LF	Total Cost	Per LF?
A.	Site Work & Hardscape						
	1	22' Roadway & Curb	LF	\$340.00	100	\$3,434,000.00	Y
	2	Roadway Demo	LF	\$52.00	100	\$525,200.00	Y
	3	Stormwater Pipe (4 lane section only; \$150 lf at 3,900 lf)	LF	\$15,000.00	1	\$1,515,000.00	Y
	4	Stormwater Inlets (1 per 250 lf on each side)	EA	\$10,000.00	0.8	\$808,000.00	Y
	5	10' Multi-use Trail	SF	\$5.00	1000	\$505,000.00	Y
	6	5' Sidewalk	SF	\$5.00	500	\$252,500.00	Y
	7	8' Equestrian Path (stabilized base)	SF	\$2.00	800	\$161,600.00	Y
	8	Driveway Aprons (170 sf @ 3 per 100 lf)	AL	\$5.00	510	\$257,550.00	Y
		Subtotal				\$7,458,850.00	
B.	Architecture & Structures						
	1	N/A				\$0.00	N
		Subtotal				\$0.00	
C.	Site Furnishings & Amenities						
	1	Pedestrian/Area Lighting (pole, fixture, power & conduit; 80' oc typ plus access walk/pkg area)	EA	\$3,500.00	1.6	\$565,600.00	Y
	2	Signage & Wayfinding System (10 directional & identification; 18' x 18")	AL	\$25,000.00	1	\$25,000.00	N
	3	Trash Receptacles (includes concrete pad)	EA	\$2,200.00	0.25	\$55,550.00	Y
		Subtotal				\$646,150.00	
D.	Landscaping & Irrigation						
	1	Trees	EA	\$600.00	4	\$242,400.00	Y
	2	Sod	SF	\$0.52	1900	\$99,788.00	Y
	3	Sod Irrigation	SF	\$1.50	1900	\$287,850.00	Y
	4	Tree Irrigation	EA	\$100.00	4	\$40,400.00	Y
		Subtotal				\$670,438.00	
	Combined Subtotal						
		Construction Costs				\$8,775,438.00	
		Contingencies (20%)				\$1,755,087.60	
		Total Construction Costs				\$10,530,525.60	

70TH AVENUE STREETSCAPE

TOTAL LENGTH: 10,100 LF

		Item	Units	Unit Cost	Quantity per 100 LF	Total Cost	Per LF?
A.	Site Work & Hardscape						
	1	33' Roadway & Curb (4 lane section only; \$340 lf at 3,900 lf)	LF	\$340.00	100	\$3,434,000.00	Y
	2	Roadway Demo	LF	\$66.00	100	\$666,600.00	Y
	3	Stormwater Pipe (4 lane section only; \$150 lf at 3,900 lf)	LF	\$15,000.00	1	\$1,515,000.00	Y
	4	Stormwater Inlets (1 per 250 lf on each side)	EA	\$10,000.00	0.8	\$808,000.00	Y
	5	10' Multi-use Trail	SF	\$5.00	1000	\$505,000.00	Y
	6	6' Sidewalk	SF	\$5.00	500	\$252,500.00	Y
	7	Driveway Aprons (170 sf @ 3 per 100 lf)	AL	\$5.00	510	\$257,550.00	Y
		Subtotal				\$7,438,650.00	
B.	Architecture & Structures						
	1	N/A				\$0.00	N
		Subtotal				\$0.00	
C.	Site Furnishings & Amenities						
	1	Pedestrian/Area Lighting (pole, fixture, power & conduit; 80' oc typ plus access walk/pkg area)	EA	\$3,500.00	1.6	\$565,600.00	Y
	2	Signage & Wayfinding System (10 directional & identification; 18' x 18")	AL	\$25,000.00	1	\$25,000.00	N
	3	Trash Receptacles (includes concrete pad)	EA	\$2,200.00	0.25	\$55,550.00	Y
		Subtotal				\$646,150.00	
D.	Landscaping & Irrigation						
	1	Trees	EA	\$600.00	2	\$121,200.00	Y
	2	Sod	SF	\$0.52	600	\$31,512.00	Y
	3	Sod Irrigation	SF	\$1.50	600	\$90,900.00	Y
	4	Tree Irrigation	EA	\$100.00	2	\$20,200.00	Y
		Subtotal				\$263,812.00	
	Combined Subtotal						
		Construction Costs				\$8,348,612.00	
		Contingencies (20%)				\$1,669,722.40	
		Total Construction Costs				\$10,018,334.40	

49TH STREET STREETSCAPE

TOTAL LENGTH: 7,900 LF

		Item	Units	Unit Cost	Quantity per 100 LF	Total Cost	Per LF?
A.	Site Work & Hardscape						
	1	10' Multi-use Trail	SF	\$5.00	2000	\$790,000.00	Y
	2	Driveway Aprons (170 sf @ 3 per 100 lf)	AL	\$5.00	510	\$201,450.00	Y
		Subtotal				\$991,450.00	
B.	Architecture & Structures						
	1	N/A				\$0.00	N
		Subtotal				\$0.00	
C.	Site Furnishings & Amenities						
	1	Pedestrian/Area Lighting (pole, fixture, power & conduit; 80' oc typ plus access walk/pkg area)	EA	\$3,500.00	1.6	\$442,400.00	Y
	2	Signage & Wayfinding System (10 directional & identification; 18' x 18")	AL	\$25,000.00	1	\$25,000.00	N
	3	Trash Receptacles (includes concrete pad)	EA	\$2,200.00	0.5	\$86,900.00	Y
	4	Recycle Receptacles (includes concrete pad)	EA	\$1,100.00	0.5	\$43,450.00	Y
	5	Benches	EA	\$1,200.00	0.25	\$23,700.00	Y
	6	Bike Racks (loops)	EA	\$500.00	0.25	\$9,875.00	Y
	7	Dog Waste Stations	EA	\$1,500.00	0.25	\$29,625.00	Y
		Subtotal				\$660,950.00	
D.	Landscaping & Irrigation						
	1	Shade Trees	EA	\$600.00	4	\$189,600.00	Y
	2	Accent Palms	EA	\$3,500.00	2	\$553,000.00	Y
	3	Understory Trees	EA	\$400.00	2	\$63,200.00	Y
	4	Sod	SF	\$0.52	2600	\$106,808.00	Y
	5	Sod Irrigation	SF	\$1.50	2600	\$308,100.00	Y
	6	Tree Irrigation	EA	\$100.00	8	\$63,200.00	Y
		Subtotal				\$1,283,908.00	
	Combined Subtotal						
		Construction Costs				\$2,936,308.00	
		Contingencies (20%)				\$587,261.60	
		Total Construction Costs				\$3,523,569.60	

78TH AVENUE ROUNDABOUT

TOTAL LENGTH: 400

		Item	Units	Unit Cost	Quantity per 100 LF	Total Cost	Per LF?
A.	Site Work & Hardscape						
	1	22' Roadway & Curb	LF	\$340.00	100	\$136,000.00	Y
	2	Stormwater Pipe (4 lane section only; \$150 lf at 3,900 lf)	LF	\$15,000.00	1	\$60,000.00	Y
	3	Stormwater Inlets (1 per 250 lf on each side)	EA	\$10,000.00	0.8	\$32,000.00	Y
		Subtotal				\$228,000.00	
B.	Architecture & Structures						
	1	Feature Icon	EA	\$50,000.00	1	\$50,000.00	N
		Subtotal				\$50,000.00	
C.	Site Furnishings & Amenities						
	1	Pedestrian/Area Lighting (pole, fixture, power & conduit; 80' oc typ plus access walk/pkg area)	EA	\$3,500.00	1.6	\$22,400.00	Y
	2	Signage & Wayfinding System (10 directional & identification; 18' x 18")	AL	\$25,000.00	1	\$25,000.00	N
	3	Trash Receptacles (includes concrete pad)	EA	\$2,200.00	0.25	\$2,200.00	Y
		Subtotal				\$49,600.00	
D.	Landscaping & Irrigation						
	1	Shrubs & Groundcover	EA	\$600.00	0	\$0.00	Y
	2	Irrigation	SF	\$1.50	0	\$0.00	Y
		Subtotal				\$0.00	
	Combined Subtotal						
		Construction Costs				\$327,600.00	
		Contingencies (20%)				\$65,520.00	
		Total Construction Costs				\$393,120.00	

PERFORMING ARTS STREETSCAPE

TOTAL LENGTH: 7,200 LF

		Item	Units	Unit Cost	Quantity per 100 LF	Total Cost	Per LF?
A.	Site Work & Hardscape						
	1	22' Roadway & Curb	LF	\$340.00	100	\$2,448,000.00	Y
	2	Demo	LF	\$52.00	100	\$374,400.00	Y
	3	Stormwater Pipe (4 lane section only; \$150 lf at 3,900 lf)	LF	\$15,000.00	1	\$1,080,000.00	Y
	4	Stormwater Inlets (1 per 250 lf on each side)	EA	\$10,000.00	0.8	\$576,000.00	Y
	5	Angled Parking	LF	\$4.00	1400	\$403,200.00	Y
	6	Curb and Gutter (angled parking)	LF	\$22.00	130	\$205,920.00	Y
	7	Utilities (water, wastewater & stormwater)	AL	\$40,000.00	1	\$2,880,000.00	Y
	8	8' Sidewalk	SF	\$5.00	800	\$288,000.00	Y
	9	Striping	LF	\$1.00	400	\$28,800.00	Y
		Subtotal				\$8,284,320.00	
B.	Architecture & Structures						
	1	N/A				\$0.00	N
		Subtotal				\$0.00	
C.	Site Furnishings & Amenities						
	1	Pedestrian/Area Lighting (pole, fixture, power & conduit; 80' oc typ plus access walk/pkg area)	EA	\$3,500.00	1.6	\$403,200.00	Y
	2	Signage & Wayfinding System directional & identification; 18' x 18"	AL	\$25,000.00	1	\$25,000.00	N
	3	Trash Receptacles (includes concrete pad)	EA	\$2,200.00	0.5	\$79,200.00	Y
		Subtotal				\$507,400.00	
D.	Landscaping & Irrigation						
	1	Shade Trees	EA	\$600.00	4	\$172,800.00	Y
	2	Accent Palms	EA	\$3,500.00	2	\$504,000.00	Y
	3	Understory Trees	EA	\$400.00	2	\$57,600.00	Y
	4	Sod	SF	\$0.52	2600	\$97,344.00	Y
	5	Sod Irrigation	SF	\$1.50	2600	\$280,800.00	Y
	6	Tree Irrigation	EA	\$100.00	8	\$57,600.00	Y
		Subtotal				\$1,170,144.00	
	Combined Subtotal						
		Construction Costs				\$9,961,864.00	
		Contingencies (20%)				\$1,992,372.80	
		Total Construction Costs				\$11,954,236.80	

CITY CENTER STREETSCAPE

TOTAL LENGTH: 6,000 LF

		Item	Units	Unit Cost	Quantity per 100 LF	Total Cost	Per LF?
A.	Site Work & Hardscape						
	1	22' Roadway & Curb	LF	\$340.00	100	\$2,040,000.00	Y
	2	Demo	LF	\$48.00	100	\$288,000.00	Y
	3	Stormwater Pipe (4 lane section only; \$150 lf at 3,900 lf)	LF	\$15,000.00	1	\$900,000.00	
	4	Stormwater Inlets (1 per 250 lf on each side)	EA	\$10,000.00	0.8	\$480,000.00	
	5	Angled Parking	LF	\$4.00	2700	\$648,000.00	
	6	Curb and Gutter (angled parking)	LF	\$22.00	195	\$257,400.00	
	7	Utilities (water, wastewater & stormwater)	AL	\$40,000.00	1	\$2,400,000.00	
	8	16' Multi-use Trail	SF	\$5.00	3200	\$960,000.00	
	9	5' Sidewalk	SF	\$5.00	500	\$150,000.00	
	10	Midblock Crossing (flasher, accent hardscape, sidewalk)	AL	\$8,000.00	0.2	\$96,000.00	
	11	Striping	LF	\$1.00	700	\$42,000.00	
		Subtotal				\$8,261,400.00	
B.	Architecture & Structures						
	1	Picnic Pavilions - Small (12' x 12' w/concrete pad)	EA	\$17,000.00	3	\$51,000.00	N
		Subtotal				\$51,000.00	
C.	Site Furnishings & Amenities						
	1	Playground w/shade structure (mulched surface)	AL	\$150,000.00	1	\$150,000.00	N
	2	Event Power & Water (7 pedestals and service)	AL	\$30,000.00	1	\$30,000.00	N
	3	Wi-Fi	AL	\$10,000.00	1	\$10,000.00	N
	4	Signage & Wayfinding System (5 directional & identification; 18' x 18")	AL	\$13,000.00	1	\$13,000.00	N
	5	Benches	EA	\$1,200.00	8	\$576,000.00	Y
	6	Tables & Chairs (moveable sets)	EA	\$2,400.00	5	\$720,000.00	Y
	7	Trash Receptacles (includes concrete pad)	EA	\$1,100.00	5	\$330,000.00	Y
	8	Recycle Receptacles (includes concrete pad)	EA	\$1,100.00	5	\$330,000.00	Y
	9	Bike Racks (loops)	EA	\$500.00	4	\$120,000.00	Y
	10	Bike Fix-it Station (w/concrete pad)	EA	\$2,500.00	1	\$150,000.00	Y
	11	Drinking Fountain (unchilled)	EA	\$3,000.00	1	\$180,000.00	Y
	12	Dog Waste Stations	EA	1500	3	\$270,000.00	Y
		Subtotal				\$2,879,000.00	
D.	Landscaping & Irrigation						
	1	Shade Trees	EA	\$600.00	4	\$144,000.00	Y
	2	Accent Palms	EA	\$3,500.00	2	\$420,000.00	Y
	3	Understory Trees	EA	\$400.00	2	\$48,000.00	Y
	4	Sod	SF	\$0.52	2600	\$81,120.00	Y
	5	Sod Irrigation	SF	\$1.50	2600	\$234,000.00	Y
	6	Tree Irrigation	EA	\$100.00	8	\$48,000.00	Y
		Subtotal				\$975,120.00	

CITY CENTER STREETSCAPE

TOTAL LENGTH: 6,000 LF

	<i>Combined Subtotal</i>						
		Construction Costs				\$12,166,520.00	
		Contingencies (20%)				\$2,433,304.00	
		Total Construction Costs				\$14,599,824.00	



LONG TERM IMPLEMENTATION SCHEDULE

The following tables depict the proposed Long-Term Implementation schedule for capital projects and redevelopment programming for the Pinellas Park Community Redevelopment Plan through the 2048 operational timeframe of the Redevelopment Agency. The Long-Term Implementation schedule for capital projects and redevelopment programming presents Short-Term projects and programming for proposed for implementation during years 0-5, Medium-Term projects and programming for proposed for implementation during years 6-15 years, and Long-Term projects and programming for implementation during years 16-28. The proposed budget amounts for specific capital projects are listed as well as "set-aside" amounts for capital projects and programming that have not yet been identified or finalized.

The Pinellas Park Community Redevelopment Agency is required to develop an Annual Work Plan and Budget each year that is drawn from the potential projects, programming and strategies contained within the Pinellas Park Community Redevelopment Plan. The proposed Long-Term Implementation schedule is to be used as a guide to assist the Pinellas Park Community Redevelopment Agency Governing Board to develop annual Work Plans and Budgets to implement the strategies contained within the Pinellas Park Community Redevelopment Plan.

2019 Pinellas Park CRA Plan Proposed Capital Improvements Alternative Schedule (Short Term 0-5 Years)

Years	1	2
Strategic Objectives		
Establish Community		
City Center Green		
Prepare Master Plan for City Center		\$115,000
Prepare Master Plan for Performing Arts District		
City Center Streetscape		
Performing Arts District		
Performing Arts Streetscape		
Auditorium		
Dog Park		
Issue RFQs for Targeted Development		\$35,000
Revise Land Development Codes (FBC)	\$125,000	
Evaluate and Identify Sites for other public improvements	CRA STAFF	\$75,000
Improve existing community amenities within the CRA	\$250,000	\$250,000
Identify potential stormwater infrastructure improvements in CRA	\$750,000	\$750,000
Support home ownership and improvement programming	CRA STAFF	\$350,000
Park Station		
Grow Local		
Brewery Site		\$601,380
Support Programs (Incentives) for Local Arts, Businesses and Professionals	CRA STAFF	\$500,000
Continued Implementation of Medical District	CRA STAFF	\$250,000
Maintain Inventory of Publicly -owned parcels	CRA STAFF	
Property Acquisition	\$350,000	\$350,000
Build Connections		
78th Avenue Complete Street	\$5,265,263	\$5,265,263
70th Avenue Complete Street		
78th Street Roundabout		\$393,120
49th Street Streetscape		
Identify additional "north-south" and "east-west" alternative corridors for pedestrian and streetscapes improvements	CRA STAFF	CRA STAFF
Identify additional public spaces and public realm improvements	CRA STAFF	
Prepare or update a Bicycle and Pedestrian Master Plan for the CRA	\$125,000	\$125,000
Evaluate opportunities, and budget set-asides, to connect to Pinellas County regional trail network	CRA STAFF	
Evaluate opportunities, and budget set-asides, to connect to Pinellas Park equestrian trail network.	CRA STAFF	
TOTAL	\$6,865,263	\$9,059,763

3	4	5
\$115,000		
		\$35,000
		\$125,000
\$250,000	\$250,000	\$250,000
\$750,000	\$750,000	\$750,000
\$350,000	\$350,000	\$350,000
\$500,000	\$500,000	\$500,000
\$250,000	\$250,000	\$250,000
\$7,500	\$7,500	\$7,500
\$350,000	\$350,000	\$350,000
\$500,000	\$500,000	\$500,000
\$500,000	\$500,000	\$500,000
CRA STAFF	\$350,000	\$350,000
CRA STAFF	\$350,000	\$350,000
\$3,572,500	\$4,157,500	\$4,317,500

2019 Pinellas Park CRA Plan Proposed Capital Improvements Alternative Schedule (Medium Term 6-15 Years)

Years	6	7
Strategic Objectives		
Establish Community		
City Center Green		
Prepare Master Plan for City Center		
Prepare Master Plan for Performing Arts District		
City Center Streetscape		
Performing Arts District		
Performing Arts Streetscape		
Auditorium		
Dog Park		
Issue RFQs for Targeted Development		
Revise Land Development Codes (FBC)		
Evaluate and Identify Sites for other public improvements	\$75,000	
Improve existing community amenities within the CRA	\$250,000	\$250,000
Identify potential stormwater infrastructure improvements in CRA	\$750,000	\$750,000
Support home ownership and improvement programming	\$350,000	\$350,000
Park Station		
Grow Local		
Brewery Site		
Support Programs (Incentives) for Local Arts, Businesses and Professionals	\$500,000	\$500,000
Continued Implementation of Medical District	\$250,000	\$250,000
Maintain Inventory of Publicly -owned parcels	\$7,500	\$7,500
Property Acquisition	\$350,000	\$350,000
Build Connections		
78th Avenue Complete Street		
70th Avenue Complete Street		
78th Street Roundabout		
49th Street Streetscape		
Identify additional "north-south" and "east-west" alternative corridors for pedestrian and streetscapes improvements	\$500,000	\$500,000
Identify additional public spaces and public realm improvements	\$500,000	\$500,000
Prepare or update a Bicycle and Pedestrian Master Plan for the CRA		
Evaluate opportunities, and budget set-asides, to connect to Pinellas County regional trail network	\$350,000	\$350,000
Evaluate opportunities, and budget set-asides, to connect to Pinellas Park equestrian trail network	\$350,000	\$350,000
TOTAL	\$4,232,500	\$4,157,500

8	9	10	11	12	13	14	15
	\$1,532,833	\$1,532,833					
		\$7,299,912	\$7,299,912				
		\$332,160					
\$35,000		\$35,000		\$35,000		\$35,000	
	\$125,000					\$125,000	
		\$75,000				\$75,000	
\$250,000	\$250,000	\$250,000	\$250,000	\$250,000	\$250,000	\$250,000	\$250,000
\$750,000	\$750,000	\$750,000	\$750,000	\$750,000	\$750,000	\$750,000	\$750,000
\$350,000	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000
		\$267,768					
\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000
\$250,000	\$250,000	\$250,000	\$250,000	\$250,000	\$250,000	\$250,000	\$250,000
\$7,500	\$7,500	\$7,500	\$7,500	\$7,500	\$7,500	\$7,500	\$7,500
\$350,000	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000
	\$5,009,168	\$5,009,168					
\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000
\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000
				\$125,000	\$125,000		
\$350,000	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000
\$350,000	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000
\$4,192,500	\$10,824,501	\$18,709,341	\$11,457,412	\$4,317,500	\$4,282,500	\$4,392,500	\$4,157,500

2019 Pinellas Park CRA Plan Proposed Capital Improvements Alternative Schedule (Long Term 16-28 Years)

Years	16	17	18	19	20
Strategic Objectives					
Establish Community					
City Center Green					
Prepare Master Plan for City Center					
Prepare Master Plan for Performing Arts District	\$115,000	\$115,000			
City Center Streetscape					
Performing Arts District					
Performing Arts Streetscape					
Auditorium					
Dog Park					
Issue RFQs for Targeted Development	\$35,000		\$35,000		\$35,000
Revise Land Development Codes (FBC)					\$125,000
Evaluate and Identify Sites for other public improvements					\$75,000
Improve existing community amenities within the CRA	\$250,000	\$250,000	\$250,000	\$250,000	\$250,000
Identify potential stormwater infrastructure improvements in CRA	\$750,000	\$750,000	\$750,000	\$750,000	\$750,000
Support home ownership and improvement programming	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000
Park Station					
Grow Local					
Brewery Site					
Support Programs (Incentives) for Local Arts, Businesses and Professionals	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000
Continued Implementation of Medical District	\$250,000	\$250,000	\$250,000	\$250,000	\$250,000
Maintain Inventory of Publicly -owned parcels	\$7,500	\$7,500	\$7,500	\$7,500	\$7,500
Property Acquisition	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000
Build Connections					
78th Avenue Complete Street					
70th Avenue Complete Street					
78th Street Roundabout					
49th Street Streetscape					
Identify additional "north-south" and "east-west" alternative corridors for pedestrian and streetscapes improvements	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000
Identify additional public spaces and public realm improvements	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000
Prepare or update a Bicycle and Pedestrian Master Plan for the CRA					
Evaluate opportunities, and budget set-asides, to connect to Pinellas County regional trail network	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000
Evaluate opportunities, and budget set-asides, to connect to Pinellas Park equestrian trail network.	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000
TOTAL	\$4,307,500	\$4,272,500	\$4,192,500	\$4,157,500	\$4,392,500

21	22	23	24	25	26	27	28	
	\$4,165,500	\$4,165,500						
\$5,977,119	\$5,977,119							
	\$174,984							
	\$35,000							
				\$125,000				
				\$75,000				
\$250,000	\$250,000	\$250,000	\$250,000	\$250,000	\$250,000	\$250,000	\$250,000	
\$750,000	\$750,000	\$750,000	\$750,000	\$750,000	\$750,000	\$750,000	\$750,000	
\$350,000	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000	
\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	
\$250,000	\$250,000	\$250,000	\$250,000	\$250,000	\$250,000	\$250,000	\$250,000	
\$7,500	\$7,500	\$7,500	\$7,500	\$7,500	\$7,500	\$7,500	\$7,500	
\$350,000	\$350,000	\$350,000	\$350,000					
\$1,761,785	\$1,761,785							
\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	
\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	\$500,000	
			\$125,000	\$125,000				
\$350,000	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000	CRA STAFF		
\$350,000	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000	\$350,000	
\$11,896,404	\$16,271,888	\$8,323,000	\$4,282,500	\$4,132,500	\$3,807,500	\$3,457,500	\$3,457,500	\$175,647,571

Health Lens Analysis: Community Redevelopment Plan Update

What is Health in All Policies?

Health in All Policies (HiAP) is an approach that integrates health and equity into government decisions and policy-making. When decision makers adopt HiAP and use tools such as this Health Lens Analysis, they advance health by tackling the root causes of poor health outcomes and inequities. These root causes are the Social Determinants of Health which impact the social, economic, and environmental conditions that contribute to health and equity.

What is a Health Lens Analysis?

Health Lens Analysis (HLA) is a model used to analyze a proposed decision or policy change in order to gain benefits to population health and at the same time help governments achieve their health and equity targets. It is a process that employs a structured series of questions to investigate the potential health impacts of proposed projects, programs, and plans. The tool also gives decision-makers the opportunity to provide recommendations on how to reduce impacts the proposal may have on vulnerable populations and on long-term health and equity outcomes by providing them with all relevant data and information.

How does it work?

The decision-maker engages the HLA whenever facing a proposed project, plan, policy, or program that may have implications for public health or any of the Social Determinants of Health: public safety, transportation, economic development, natural environment, water and sanitation, neighborhood affairs, and built environment. The decision-maker would then answer the questions listed in the HLA and use his responses to create recommendations that can be incorporated into the decision, which will then have a more positive impact on health and equity outcomes.

Who should use this tool?

This tool has been adapted from the Tacoma-Pierce County Health Department's Health Lens Analysis Tool and standardized for use in HiAP planning and activities. Planners, engineers, architects, city managers, public administrators, and local elected officials and appointed commissioners can use this tool to recommend ways proposed projects, plans, policies, or programs can be more considerate of health and equity impacts.

HLA Question Checklist:

1. What is this proposal trying to achieve or address?

The proposal in question is the 2019 Community Redevelopment Plan, a policy decision proposed by the Pinellas Park Community Redevelopment Agency, or CRA. The update addresses the previous 1990 CRA Plan and the results of a Findings of Necessity (FON) report that was conducted in 2018. This report confirmed that the previously designated CRA area, or Redevelopment District, continues to suffer from slum and blighted conditions. The Plan sets out goals and objectives for the implementation of the Plan, which intends to continue revitalizing the Redevelopment District and the proposed expansion area of the Redevelopment District. The proposed expansion aligns with the Lealman CRA Redevelopment District

and also with the Forward Pinellas Gateway Master Plan planning area. This was intentionally done in order to assess the real and impactful opportunities to improve connectivity within the region by maximizing public investments and infrastructure improvements. Additionally, a large portion of the proposed expansion area on its southern end falls within High Risk Zone 4 of the Pinellas County Juvenile Welfare Board's At-Risk Zone. The Juvenile Welfare Board consistently conducts data analysis to assess specific data indicators that suggest risks to the healthy development of children. High Risk Zones are geographical assignments of regions of Pinellas County that pose a higher risk to youth and juvenile development. Incorporating High Risk Zone 4 presents opportunities for the CRA to provide people-based programming that considers outcomes desired by JWB: school readiness, prevention of child abuse and neglect, strengthened communities, and stable households.

Based on the findings of the FON report and Pinellas County Criteria for Eligibility and Local Designation report, the existing Pinellas Park Redevelopment District and the proposed expansion area qualify as an Urban Revitalization Area with a potential operational timeframe of up to 30 additional years with a review at 15 years and a potential Tax Increment Fund participation rate by the County of up to 95% of the collected tax increment. The timeframe allows the CRA to have a significant impact on the City and County over both the short and long term. The Plan ensures this impact will be made by proposing to improve the built environment to support economic activity, community context, safety, connectivity, and other social determinants of health through planned projects and programming. The Plan also seeks to address "gaps" in redevelopment efforts that have occurred since the 1990 CRA Plan was established. Using a Gap Analysis that was developed in 2018, the Plan is designed to resolve these gaps using its proposed projects and activities.

According to the Gap Analysis, the Pinellas Park CRA has accomplished many of the capital projects and objectives within the 1990 CRA Plan, but some objectives have not yet been fulfilled and specific challenges remain:

- Redevelopment District re-zoning and the development of overlay districts
- Addressing "Activity Centers" language in the City's Land Development Code (LDC)
- Conducting transportation assessments and implementing improvements based on assessment findings
- Creating architectural guidelines for the Redevelopment District, as well as an architectural review committee

The following HLA question responses will highlight the various objectives that the Plan sets to address these gaps. For instance, the HLA will discuss the many transportation-focused projects proposed in the Plan that intend to satisfy the need for transportation assessments and improvements within the Redevelopment District. To continue improving the Redevelopment District and proposed expansion area while meeting objectives within the 1990 CRA Plan, the 2019 Plan outlines these goals for redevelopment and revitalization efforts: administration, housing, regulatory environment, community and culture, infrastructure, public spaces and amenities, and public safety and health. It has been observed by the CRA that these goals address and facilitate community development and economic development within the Redevelopment District and the proposed expansion area. Also, the Plan fully commits CRA objectives to a Three-Point Action Plan that intends to improve quality of life. The three points are: (1) Establish community and a "Sense of Place" within the Community Redevelopment District, (2) Grow local by encouraging local business expansions, new business development and start-ups and continue the growth and support of the emerging arts scene, and (3) Build connections to reinforce safe, multimodal connections to core businesses, public spaces, employment centers, and local destinations.

CRA accomplishments and ongoing progress provide a strong base for future improvements and additional economic activation of the redevelopment area. These accomplishments include but are not limited to:

- Creation of the new Pinellas Park Performing Arts Center and green parking lot
- 196 new businesses since 2006 still in operation
- Establishment of a Community Redevelopment Policing Unit (CRPU)
- Demolition of blighted buildings
- Development of the St. Giles II Community Center
- Downtown Façade Grant Program
- Small Business Assistance Grant Program and the Homeowner's Assistance Grant Program
- Park improvements and development of amenities at Pond Park, McDevitt Park, England Brothers Park, and Davis Field
- Pedestrian crossing improvements including count-down pedestrian crossings and thermoplastic striping
- Median improvements on Park Blvd, 49th Street, and 66th Street
- Ongoing sidewalk improvement program
- Green parking lots, retention ponds, and other stormwater management amenities

2. Which groups will be most affected by this proposal?

a. Positively affected:

Because the Redevelopment District is centrally located and comprises a sizeable amount of the City's commercial and retail establishments, City residents will largely be positively impacted by this proposal. However, current and future residents, business owners, and property owners within the Redevelopment District will directly benefit from the projects and people-based programs that will be the outcome of the Plan.

b. Negatively affected:

Because of the mission of the CRA, which is to raise property values within the Redevelopment District, it is possible that some low-income or minority residents may be negatively impacted by the increases in property values or rising rents due to infrastructure and economic development projects. Higher rents may possibly drive these populations out of property price points that are feasible with their level of income. However, the TIF revenues collected from property value increases can be directed to projects or programs that are anti-gentrification or prevent displacement from occurring. These initiatives could be rental protections, increased community participation, or enforcing City housing and business rehabilitation grant programs to provide property owners with funding for rehabilitation needs.

3. Which groups of people who may be affected have you consulted when developing the proposal? Who have you not consulted that might be affected?

Pinellas Park residents, property owners, business owners, developers, and Pinellas Park/Gateway Chamber of Commerce members that are impacted by CRA initiatives were engaged in several ways before the development of the Plan and their input was used to inform Plan objectives. Engagement activities included:

- One-on-one stakeholder interviews – June 26, 2018
- An all-day open house workshop – August 10, 2018
- Input and idea booths that collected resident input during the City’s Holiday in the Park event – November 30, 2018
- An online community survey alongside a project website that shared information about potential CRA projects – April 2018 to May 2019
- Two community visioning and design workshops – February 7 and February 26, 2019
- Public presentations of the Plan’s preliminary design concepts – March 2019 to June 2019

General commercial and retail employees and business owners who work in the Redevelopment District but live elsewhere may not have been available to be consulted in the development of the Plan. Additionally, some non-English speaking residents may not have had the opportunity to participate in planned CRA community outreach events due to language barriers. According to the 2013-2017 American Community Survey 5-Year Estimates, in 2017 approximately 8.7% of the Pinellas Park population was Asian, with the majority being Vietnamese (4.3%). Creating multilingual marketing materials and communication strategies could help remove language barriers that prevent public engagement. Also, the CRA could possibly partner with the City’s Barbara S. Ponce Library to ensure non-English speaking residents have the tools they need to participate in online engagement processes, such as the online community survey that was conducted. Further, some low-income residents may have lost the opportunity to be consulted due to a socioeconomic barriers that kept them from attending public engagement events. This includes but is not limited to lack of childcare or transportation options. Again, the CRA can use people-based programming to provide information about and easy access to the CRA’s online survey to help provide low-income and minority groups with an opportunity to be heard.

4. How would this proposal improve or impair the social conditions of the community?

This proposal intends to enhance connectivity and accessibility within the City by incorporating principles of Complete Streets into road improvement projects on the main streets of 70th Avenue and 78th Avenue, and by conducting streetscaping activities on 49th Street, which is another major thoroughfare. The Complete Streets projects will address the need for street amenities that improve pedestrian comfort and connectivity from residential areas to public services. Specifically, once redeveloped 70th Avenue will provide a safer east-west route in place of Park Boulevard, and will connect existing neighborhoods to the Plan’s proposed Employment Center, retail, as well as the Lealman Community Redevelopment Area. 78th Avenue will be the “connective tissue” between existing neighborhoods and the Plan’s proposed City Center, Performing Arts District, and retail. Both Complete Streets projects will widen sidewalks, provide a “road diet” to reduce the number of vehicle lanes from three to two, and install lighting and a 10-foot multi-use trail to facilitate safer walking and biking.

Likewise, intended streetscaping activities for 49th Street, which is a major street not only in the Redevelopment District but also for the entire County, intends to improve bicycle, pedestrian and transit use by planning for widened sidewalks, improved bus stop amenities (i.e. shelters, benches), street lights, planting of shade trees, adding bike racks, and improving landscaping to promote road safety. The Plan even proposes using “festival street” designs and improvements where appropriate to City streets to support street use and safety that accommodates outdoor events, markets, and festivals. Focusing redevelopment on these roadways will improve City connectivity, making Pinellas Park more functional as a hub for social interaction and commerce. What’s more, by making streets more accommodating of

biking and walking, the plan will condition residents to socially and culturally accept transportation methods that are more active and less socially isolating than driving an automobile.

Larger-scale project proposals in the Plan are the development of a City Center District and a Performing Arts District. These districts will employ landscaping strategies to preserve green spaces and will include social and cultural attractions that will turn the districts into hubs for social interaction, creating opportunities to build community connections. Enabling residents to walk or bike to these destinations by providing physical connections increases social interaction, while encouraging physical activity. The connections described in this HLA as Complete Streets and streetscaping projects will act as social connections to the City Center District. According to the Plan, the City Center development is intended to “establish a place of balance, diversity, and vitality” by including a mix of uses, a pedestrian oriented design with street level activates, a Visitor Information Center, and public open spaces with amenities such as fountains, statues, and artwork. It includes creating several public facilities:

- A new City Hall building*
- A new public safety facility*
- A large urban park and event space
- A carousel that highlights the City’s equestrian background
- A splash pad
- An all-wheel park and connecting trails and paths.

These projects will not only provide the comfort and appeal needed to support increased social, economic, and community activities in the City Center, they will make the City more attractive to visitors who will see value in spending their leisure time in the City Center. Other projects within the planned City Center are a new Senior Center, Boys and Girls Club, a Creative District, and an Arts Village. These projects will focus social engagement toward the center of the City and present new opportunities for residents to engage together, despite age, background, and socioeconomic status. Also, new public facilities that are centrally located will increase access to employment, and the new public safety facility will improve access to emergency and public safety services. Likewise, new park, green space, and proposed active and passive recreational amenities at the Plan’s proposed Performing Arts District will improve resident’s opportunities to connect together in a natural environment while being physically active. An increase in opportunities to be physically active can lead to more active residents, which can help to reduce obesity levels and incidences of those diseases and negative health outcomes related to high obesity rates.

Projects mentioned aim to support the Plan’s ultimate goals of establishing a physical “Sense of Place” in the City and building connections, both of which enable residents to be more socially engaged. Aforementioned projects such as the Complete Streets roadway improvements, creation of a City Center and Performing Arts District, and landscaping support creating an authentic sense of place for Pinellas Park. The social component of these projects carefully considers how to effectually improve and increase social encounters amongst residents because this helps to build community and also prevents residents from becoming socially isolated, which has negative implications for attitudes and mental health

* The proposed City Hall building and public safety facility will result from a partnership between the City and the CRA which will leverage investment to locate the new facilities in the proposed City Center, not the actual Redevelopment District.

outcomes. The emerging arts scene is especially emphasized as a means of catalyzing community engagement in the arts and building the attractiveness of the City.

The Community and Culture Comprehensive Goal proposes policies that will enable the City to coordinate with local talent and arts groups by creating a Performing Arts District that will maintain creative and performing arts, coordinate performances and events in the Redevelopment District, and promote the locating of retailers, museums, and cultural facilities in the Performing Arts District. Including arts, culture, and design into redevelopment initiatives for transportation, land use, economic, or public safety purposes has a positive impact on communities and public health. The arts enable creative placemaking, which is the distinguishing of a place using unique design, art, aesthetics, and community engagement strategies, to occur alongside redevelopment. Resulting outcomes are activity-friendly communities, reinforced local identity, and increased pride in place and self. Likewise, Goal 2 in the Administrative Comprehensive Goal proposes mechanisms that will enhance community presence and increase community awareness, such as conducting a workshop with Redevelopment District business owners to gather input for creating localized marketing strategies, creating a community “brand” for the Redevelopment District to distinguish it from the rest of the City, and utilizing social media platforms to share information about programs and events. Also, the Plan proposes creating an inventory and map of all public spaces, parks, and pedestrian and bicycle amenities in the City that residents can use to be made aware of their options on how to stay connected and utilize City amenities.

While the proposal does mention the need for more affordable housing options in the Redevelopment District, it does not set any targets or goals related to developing more affordable housing and states in the “Community Redevelopment Plan Contents” section of the report that the Plan is not intended to remedy a shortage of housing for residents of low or moderate income. The need for affordable housing in the Redevelopment District is articulated in resident feedback collected at the All-Day Open House Workshop conducted on August 10th, 2018, where residents stated that the area had a shortage of affordable housing. To address this need, the Housing Comprehensive Goal in the Plan includes a policy that states: The Pinellas Park Community Redevelopment Agency shall explore available funding sources for affordable, workforce and senior housing development within the Redevelopment District. Also, on numerous occasions the Plan emphasizes intentions to develop multifamily housing and mixed use developments that also support multifamily housing projects.

The Open House sessions conducted to inform the Plan found that residents thought that perceptions of the Redevelopment District were impacted by: crime, lack of safety, pan handling, and no walkability. A Total of 33 residents attended the Open House, where they had the chance to address needs of the Redevelopment District. The Plan starts with illustrating resident feedback then incorporates it into CRA goals and proposed projects. While street improvements that have been discussed can help to alleviate issues with street safety and walkability, the “Public Safety and Health” Comprehensive Goal outlines other safety goals. Goal #1 proposes collaborating with City code enforcement to identify potential demolition projects of dilapidated structures that are sources of blight and an unsafe environment. Goal #2 proposes that the CRA support community oriented policing programs and evaluating safety improvements such as street lighting and emergency call-boxes. Goal #3 proposes that the CRA strive to reduce illegal dumping, littering, and occurrences of abandoned vehicles that reduce perceptions of safety, and Goal #4 suggests that the CRA support local law enforcement, social service providers, and relevant people-based programs whenever possible to encourage a safe environment for residents that live in the Redevelopment District. By addressing and resolving residents’ perceptions of the CRA, these objectives will help make the Redevelopment District a more desirable and socially acceptable place.

5. How would this proposal improve or impair the economic conditions of the community?

The Plan's proposed Three-Point Action Plan is intended to support economic activity within the Redevelopment District, but the second point specifically focuses on economic growth. This goal is called Grow Local and will "encourage local business expansions, new business development and start-ups and continue the growth and support of the emerging arts scene". To support this goal, the Plan states that CRA efforts will include prioritizing economic development projects and infrastructure projects in the Redevelopment District. The City Center and Performing Arts District project proposals both include retail and commercial use and features meant to attract visitors. Also, the Grow Local goal pushes for the CRA to consistently attract development projects to the Redevelopment District, such as the proposed brewery project, to compliment the development of the City Center and Performing Arts District. This will create an economic advantage by inciting further economic development in the surrounding area. Redevelopment will include street improvements to enhance connectivity and the use of public transit in order to make businesses easier to access. This can increase foot traffic to local businesses and lead to higher revenues. Aside from development initiatives, the Grow Local goal describes ways the CRA can support local businesses:

- Strategize with Pinellas Park/Gateway Chamber of Commerce to identify development impediments and regulatory revisions in order to facilitate investment
- Evaluate effectiveness of business assistance programs like commercial façade grants, building stabilization grants, targeted-business rental subsidies, and landscape improvement grants
- Implementing regulatory and financial incentives to encourage business expansion.

Support for local business expansion ensures local employment, maintaining and or increasing property values, and providing incomes. Further, the Plan proposes the creation of an Employment Center District that intends to boost human capital, economic activity, and employment levels. The need for an Employment Center District is based on existing economic data that was collected for the Criteria for Eligibility and Local Designation Report conducted to illustrate the need for a Pinellas Park CRA. This data is reflected in the following tables. Each table shows data indicators for the current CRA Redevelopment District (CRA), for Pinellas County, and for the proposed Redevelopment District and expansion area (FON). According to the data, the FON Area's poverty rate exceeds that of the County by nearly 6%, and the CRA exceeds it by 9.3%. Similarly, the FON Area and the CRA also have higher unemployment levels than the County, and both have much lower median residential values than the County in Table #3. Lastly, the 2018 per capita incomes in the FON Area and the CRA were both less than that of the County and the U.S by at least \$10,000. Table #4 illustrates this disparity and explains the economic outcome illustrated in Table #1.

Table #1: Poverty Rates

Area	Rate	Compared to County
FON	19.1%	143.6%
CRA	22.6%	169.9%
County	13.3%	100.0%

Source: American Community Survey, 2012-2016

Table #2: Unemployment Rates

Location	Unemployment	Compared to County
US	3.7%	-
Pinellas County	3.4%	100.0%
CRA	5.3%	155.9%
FON	5.0%	147.1%

Source: US Bureau of Labor Statistics, 2018; ESRI BAO, 2018

Table #3: Median Residential Value Comparisons

Location	Median Value	Compared to County
Pinellas County	\$171,070	100%
CRA	\$111,114	65%
FON	\$117,834	69%

Source: Pinellas County Property Appraiser, 2017; S&ME, 2018

Table #4: Median per Capita Income Comparisons

Location	2018 per Capita Income	Compared to National per Capita	Compared to County per Capita
US	\$31,950.00	100%	97%
Pinellas County	\$33,054.00	103%	100%
CRA	\$20,587.00	64%	62%
FON	\$20,714.00	65%	63%

Source: ESRI BAO, 2018

6. How would this proposal improve or impair the environmental conditions of the community?

The Plan's Three-Point Action Plan is driven by enhancements to the built environment in order to remove slum and blight that persists in the Redevelopment District. This would result in; establishing a sense of place, expanding local business, and developing safe, multimodal transportation networks. The majority of the proposed development projects to support the Action Plan were mentioned in the response to Question #4. However, it should be noted that the proposed Complete Streets and Streetscaping projects will improve both air and water quality by reducing car use and subsequently reducing the amount of car exhaust released into the natural environment. Streetscaping activities that result in green infrastructure, which is infrastructure designed to work with the natural environment to improve stormwater management, will also support improved water quality. Also, the Plan mentions in its "Grow Local" goal that it will evaluate a municipal brownfield program to encourage business development in the Redevelopment District. Any brownfield remediation would benefit the built and natural environment, especially if real contamination is determined on the project site and mediated.

7. What are some possible unintended negative health effects of this proposal?

Community development and economic redevelopment projects within the Plan may affect property values by causing them to rise, which could possibly displace residents. This could cause gentrification, as residents, property owners, and business owners may be pushed out by the increased rental prices and property values. Without structures in place to reduce these impacts, such as rent control, gentrification can replace existing residents, social structures, and workforces that defined the culture and the community within the Redevelopment District. This will not only create feelings of tension amongst residents but will also have implications for the local economy that must withstand a demographic changes in workforces, practices, and preferences.

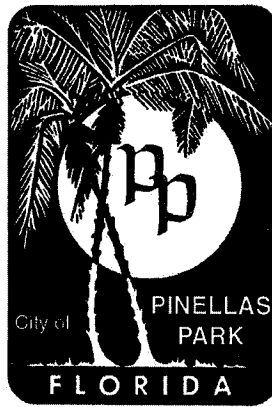
8. What suggestions or recommendations can be offered to make this proposal more supportive of health and equity?

Goal #2 under the “Community and Culture” objective could include a policy or a description in an existing policy that suggests that planning for shopping options for residents should allow for the inclusion of stores that can meet a variety of shopper price points. Similarly, to be more inclusive, the document should include demographic data about the City’s Asian population under the “Population” section of the “CRA Overview” portion of the Plan. Because this population is sizeable it is beneficial to have it represented in the Plan’s demographic discussion. Further, the Plan should include a policy or goal aimed at preventing gentrifying forces from displacing local residents via community engagement strategies. These strategies could include a series of community workshops aimed at empowering residents and gathering input on how to best avoid gentrification, creating Community Benefits Agreements (contracts between community groups and developers where the developer agrees to provide specific amenities or services to local communities), rental protections, housing and business rehabilitation grant funding, placemaking projects, and consistent market analysis of property values. The CRA staying abreast of property values can enable it to identify when and where gentrification can potentially take place. It can then direct anti-gentrification programming and projects where the need is greatest.

Collaborations with other municipal departments can also be sought to offset costs of gentrification, such as working with Pinellas Park’s Community Services functional area on the Community Development Block Grant that they oversee to assist business owners and property owners with business and home improvements. The CRA should, as it has in the past, continue to work independently or with partners to improve its people-based programs to better address and resolve health and equity issues at it relates to its impact on the City’s growth and development. Further, it is recommended that this Health Lens Analysis tool be used for future Redevelopment District projects to catalog development initiatives as a record for future CRA plans, and to identify ways the projects may be assessed and amended to better support the improvement of health and equity outcomes. The tool can also be formatted to assess the capacity that future CRA project proposals have to enable continued community development and economic development within the Redevelopment District by adding a question to the checklist that addresses the scope and purpose of the project. Similarly, it is recommended to continue using this tool on future CRA projects to not only consistently review them via a health lens, but to also provide residents with an opportunity to voice their opinions on project proposals. Their input can then inform project planning and development and make CRA initiatives more equitable in the eyes of residents.

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Please Respond To:

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(727) 327-3400 - Telephone
(727) 323-0888 - Facsimile

July 24, 2019

Ms. Laura Canary
CRA Manager
City of Pinellas Park
P.O. Box 1100
Pinellas Park, Florida 33780

RE: City Document #19-218
Draft CRA Plan Update Adoption Ordinance

Dear Ms. Canary:

I have received and reviewed the above-referenced proposed Ordinance.

I would offer the following comments, most of which are in the way of suggestions, and not in the way of legal requirements:

1. In the third line of the title, there is a reference to the "Pinellas Park Community Redevelopment Area." I am questioning whether the word "Area" should be the word "Agency" since the Redevelopment Plan that is being updated is for the Community Redevelopment Agency.
2. Similarly, in the next line, since we are speaking of expanding the area within the CRA, I question whether the last few words of line four of the title should not be "expansion of the area of the Community Redevelopment Agency boundaries."
3. In the third whereas paragraph, at the end after "Community Redevelopment Agency," I would suggest adding (CRA) since in several places later in the Ordinance there is a mention of the abbreviated term "CRA."



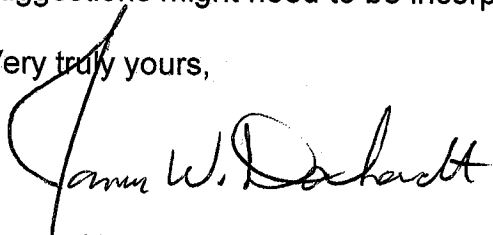
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4. In the whereas paragraph on the bottom of page 1, I would suggest a capitalized "R" in the word "Resolution."
5. In the whereas paragraph at the bottom of page 2, it seems to me like it would read better in the third line if the phrase "present in the expansion areas" was changed to "present in the proposed expansion areas"
6. In the fourth line of the whereas paragraph at the bottom of page 2, I would suggest that the wording be changed to "and the Lealman Community Redevelopment Agency (established by Pinellas County) boundaries, and that these areas satisfied"
7. In the eighth line of the whereas paragraph that is at the top page 3, I would suggest that a comma be inserted after the word "Agency."
8. In the last line of the whereas paragraph the top of page 3, I would suggest that the phrase might more properly be "Pinellas Park Community Redevelopment Agency area."
9. For all of the whereas paragraphs, and particularly for the ones on page 4, I would suggest that they be listed in chronological order as to when the Council action, workshops, open houses, etc. occurred, to make it appear more logical and to ensure that a reader will see that we followed all of the necessary steps and procedures.
10. Should the word "Agency" be inserted at the end of the first line of Section 4 on page 7?
11. In Section Five on page 7, I am not sure that this Section should be included, or at least not the way it is worded, as the Pinellas Park City Council cannot ordain or decree what effect the adoption of a Resolution by Pinellas County might have as to our CRA. I would like to discuss this in more detail with you.
12. I would suggest that Section Six on page 8 be changed to read: "That this Ordinance shall become effective immediately upon adoption, as provided by law."

Ms. Laura Canary
July 24, 2019
Page 3

Again, as I indicated previously, most of the above are suggestions. I would like to speak with you on the phone concerning these items so we can determine which of the suggestions might need to be incorporated into the Ordinance.

Very truly yours,

A handwritten signature in black ink, appearing to read "James W. Denhardt". The signature is fluid and cursive, with a large initial "J" and "D".

James W. Denhardt
City Attorney

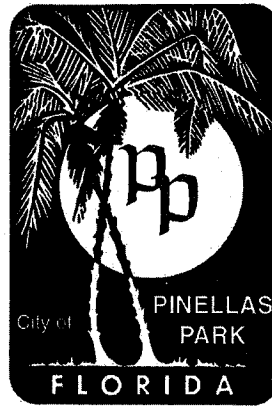
cc: Doug Lewis, City Manager
Diane M. Corna, MMC, City Clerk
Patrick Murphy, Deputy City Manager
Susan Walker, Community Development Administrator
Ben Ziskal, Planning & Development Services Director

JWD/dh

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October 7, 2019

Ms. Laura Canary
CRA Manager
City of Pinellas Park
P.O. Box 1100
Pinellas Park, Florida 33780

RE: City Document #19-303
Ordinance Adopting CRA Plan

Dear Ms. Canary:

I have received and reviewed the above-referenced Ordinance adopting the CRA Plan. I understand that the Pinellas Park Community Redevelopment Agency and the Pinellas Park City Council have caused a joint meeting to be scheduled with the Pinellas Park Planning & Zoning Commission, acting as the City's Local Planning Agency, on October 8, 2019. The purpose of this meeting is to discuss the LPA's determination that the proposed 2019 Pinellas Park Community Redevelopment Plan is inconsistent with the Goals, Objectives and Policies of the City's adopted Comprehensive Plan. If the outcome of the meeting is such that the CRA and City Council disagree with the City's LPA, and find that the proposed 2019 Pinellas Park Community Redevelopment Plan is consistent with the Goals, Objectives and Policies of the City's adopted Comprehensive Plan, then I would suggest that the following Whereas paragraph be inserted after the first Whereas paragraph on page 6 of the Ordinance:

WHEREAS, the Pinellas Park Community Redevelopment Agency and the Pinellas Park City Council have met with the City's Local Planning Agency to review its determination of consistency with the Goals, Objectives and Policies of the City's adopted Comprehensive Plan, and both the Pinellas Park Community Redevelopment Agency and the Pinellas Park City Council have determined that the proposed 2019 Pinellas Park Community Redevelopment Plan is consistent with the Goals, Objectives and Policies of the City's adopted Comprehensive Plan; and



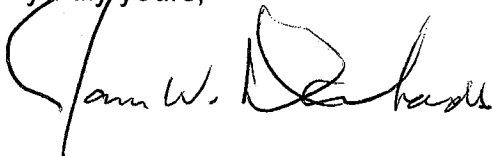
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Ms. Laura Canary
October 7, 2019
Page 2

I also note that the current Ordinance appears to provide for two public hearings. However, the first reading of the Ordinance shall be on the Consent Agenda, and it is not necessary for it to be a public hearing. Only the second and final reading must be conducted as a public hearing.

If you have any questions, please do not hesitate to give our office a call.

Very truly yours,

A handwritten signature in black ink, appearing to read "James W. Denhardt", written over a horizontal line.

James W. Denhardt
City Attorney

cc: Doug Lewis, City Manager
Diane M. Corna, MMC, City Clerk
Patrick Murphy, Deputy City Manager
Susan Walker, Community Development Administrator
Ben Ziskal, Assistant Community Development Administrator

JWD/dh

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