

**RESOLUTION 2026-3479**

**A RESOLUTION OF THE CITY OF SANFORD, SEMINOLE COUNTY, FLORIDA, RESTRICTING THE USAGE OF CERTAIN REAL PROPERTY OWNED BY THE CITY TO PUBLIC RIGHT-OF-WAY FOR PARKING PURPOSES; PROVIDING FOR THIS RESOLUTION TO BE RECORDED IN THE OFFICIAL RECORDS OF SEMINOLE COUNTY; PROVIDING FOR AN EFFECTIVE DATE.**

**WHEREAS**, on October 8, 2025, the Sanford Community Redevelopment Agency (“CRA”) acquired fee simple title to certain real property pursuant to that certain Warranty Deed recorded at Book 10914 Page 1772; and

**WHEREAS**, on January 1, 2026, the City of Sanford, Florida (“City”) acquired fee simple title to certain real property from the CRA, pursuant to Florida State Statute 163.380, authorizing the transfer of property from the CRA to the City, upon the December 31, 2025, termination of the CRA; and

**WHEREAS**, the purpose of the City’s acquisition of the Property was for such Property to be used as right-of-way for public parking; and

**WHEREAS**, the purpose of this Resolution is to effectuate the intent of the City by providing that the Property shall be used for only such purposes as described herein; and

**WHEREAS**, the acquisition and use of the real property described herein will promote the public health, safety, and welfare and is consistent with the City’s Comprehensive Plan and applicable land development regulations; and

**WHEREAS**, the Property shall continue usage of right-of-way for public parking until authorization comes forth from City Commission declaring the property be utilized for repurposing for highest and best use.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF SANFORD, SEMINOLE COUNTY, FLORIDA**, as follows:

**SECTION 1.** The foregoing recitals are true and correct and are hereby adopted and incorporated herein by reference.

**SECTION 2.** The City Commission hereby ascertains, determines, and declares that the real property owned by the City described in “Exhibit A” attached hereto (the “Property”)

shall be used only for the purpose of public parking until authorization comes forth from City Commission declaring the property be utilized for repurposing for highest and best use.

**SECTION 3.** This Resolution shall be recorded in the official records of Seminole County, Florida.

**SECTION 4.** All resolutions or parts of resolutions in conflict with this Resolution are hereby repealed.

**SECTION 5.** If any section, sentence, phrase, word, or portion of this Resolution is determined to be invalid, unlawful or unconstitutional, said determination shall not be held to invalidate or impair the validity, force or effect of any other section, sentence, phrase, word, or portion of this Resolution not otherwise determined to be invalid, unlawful, or unconstitutional.

**SECTION 6.** This Resolution shall take effect immediately upon the enactment date.

**Passed and adopted this 27<sup>th</sup> day of April, 2026.**

*Attest:*

**City Commission of the City of Sanford**



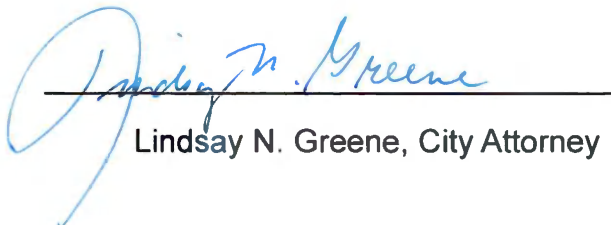
Traci Houchin, MMC, FCRM  
City Clerk



  
Art Woodruff, Mayor

For use and reliance of the Sanford  
City Commission only.

Approved as to form and legality.

  
Lindsay N. Greene, City Attorney

## **EXHIBIT 'A'**

Lots 1 and 2, Block 4, Tier 3, E.R. TRAFFORD'S MAP OF THE TOWN OF SANFORD, according to the map or plat thereof as recorded in Plat Book 1, Page 56, Public Records of Seminole County, Florida.

Parcel Numbers: 25-19-30-5AG-0403-0010 and 25-19-30-5AG-0403-0020



**CITY COMMISSION MEMORANDUM 26-09 1**  
**APRIL 27, 2026 AGENDA**

**TO:** Honorable Mayor and Members of the City Commission  
**PREPARED BY:** Pamela Lynch, Economic Development Project Manager  
**SUBMITTED BY:** Norton N. Bonaparte, Jr., ICMA-CM, City Manager  
**SUBJECT:** Resolutions Assigning Usage of Two City-Owned Properties to Public Right-of-Way Parking; Resolution No. 2026-3479, and Resolution No. 2026-3480.

**SYNOPSIS:**

Requesting approval of two Resolutions, reassigning the use of the two (2) below identified City-owned properties to public right-of-way parking until such time as the City Commission authorizes repurposing for highest and best use.

1. Second Street & Magnolia Avenue (southwest corner); and
2. 300 West Second Street

**FISCAL/STAFFING STATEMENT:**

There is no direct fiscal impact associated with adoption of these Resolutions. Both properties are currently used for public parking, and no staffing impacts are anticipated.

**BACKGROUND:**

The property located at the southwest corner of Second Street and Magnolia Avenue, was acquired by the Sanford Community Redevelopment Agency (CRA) on October 8, 2025, through a Warranty Deed recorded in Official Records Book 10914, Page 1772. Following the statutory termination of the CRA on December 31, 2025, fee simple title transferred to the City of Sanford on January 1, 2026, pursuant to Section 163.380, Florida Statutes. The City acquired this property for use as public right-of-way parking, and the Resolution formalizes this intended use until further direction from the City Commission. The property consists of Lots 1 and 2, Block 4, Tier 3, E.R. Trafford’s Map of the Town of Sanford, as recorded in Plat Book 1, Page 56, and is identified as Parcel Numbers 25-19-30-5AG-0403-0010 and 25-19-30-5AG-0403-0020.

The property located at 300 West Second Street, was acquired by the Sanford Community Redevelopment Agency on December 30, 2025, through a Warranty Deed recorded in Official Records Book 10961, Page 1814. This parcel was likewise transferred to the City on January 1, 2026, under the same statutory authority and for the same purpose of providing public right-of-way parking. The Resolution ensures that the property remains dedicated to public parking unless and until the City Commission authorizes repurposing for highest and best use. The property consists of Lots 6, 7, and 8, Block 3, Tier 6, Florida Land and Colonization Company Limited E.R. Trafford’s Map of the Town of Sanford, as recorded in Plat Book 1, Page 56, and is identified as Parcel Number 25-19-30-5AG-0306-0060.

**LEGAL REVIEW:**

The City Attorney has reviewed the request and the Resolutions and approved as to form and legality.

**RECOMMENDATION:**

Staff recommends that the City Commission approve the two Resolutions confirming that the properties located at the southwest corner of Second Street and Magnolia Avenue and at 300 West Second Street, shall remain in use for public right-of-way parking. Approval will formalize the City's intended use of these parcels and maintain this designation until the City Commission authorizes a future repurposing for highest and best use.

**SUGGESTED MOTION:**

"I move to approve Resolution No. 2026-3479 for the property located at the southwest corner of Second Street and Magnolia Avenue."

"I move to approve Resolution No. 2026-3480 for the property located at 300 West Second Street."

Attachments: Resolution No. 2026-3479  
Resolution No. 2026-3480