

# STAFF REPORT REGULAR MEETING

**AGENDA DATE:** December 5, 2023

**DEPARTMENT:** Community Sustainability

**TITLE:**

Resolution No. 49-2023 approving a Release of Easement located between the parcels associated with the Gulfstream Hotel Project

**SUMMARY:**

Resolution providing for the release of existing utility and access easements along the area that formerly was a 10' wide alley between the historic Gulfstream Hotel property and the vacant hotel properties to the west. A temporary easement will be placed on the area until all of the utilities are relocated per the adopted entitlement package for the restoration and expansion of the Gulfstream Hotel.

**BACKGROUND AND JUSTIFICATION:**

In June of 2022, the City Commission provided the final approval of the ordinance creating an Urban Mixed Use Planned Development to allow for the renovation of the historic Gulfstream Hotel and an eight (8) story addition to the west on vacant parcels. One item necessary for the project to move forward is the release of existing access/ingress/egress and utility easements established along the abandoned former 10' alley that lies between the historic Gulfstream Hotel parcel to the west and several of the vacant parcels to the west. The release of the easement is necessary so that the new construction of a hyphen between the historic portion of the project to the east and the new addition to the west may be constructed.

Per the requirements of the easement that was established in 1988 (attached0, the required fifteen (15) days' notice to all property owners within 200' from the perimeter of the Gulfstream Hotel project was mailed out on November 13 and November 15, 2023 providing the time, place and intent of this public hearing to consider the release of easement resolution. At the time of the publication of this staff report, there were no comments or objections received regarding this matter.

A secondary, forthcoming item will be the consideration of a temporary access/ingress/egress and utility easement to be established until such time as the existing utilities have been formally relocated and accepted for service by the City.

**MOTION:**

Move to approve/disapprove Resolution No. 49-2023 releasing existing alley easements to facilitate the Gulfstream Hotel Project

**ATTACHMENT(S):**

Fiscal Impact Analysis – N/A  
Resolution No. 49-2023  
Release of Easement  
Exception Alley Easement  
Courtesy Notice  
Legal Notice  
Survey