



HAINES CITY

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CITY MANAGER MEMORANDUM

To: The Honorable Mayor and City Commissioners

Through: James R. Elensky, City Manager

From: Richard Greenwood, Development Services Director

Date: December 2, 2024

Subject: Ordinance No. 24-2092 – Voluntary Annexation of Tenold Holdings Properties & Involuntary Annexation for Other Properties along US Highway 27 North and South

Executive Summary

Approve Ordinance No. 24-2092 for the Voluntary Annexation of Tenold Properties and Involuntary Annexation for Other Properties along US Highway 27 North and South.

Staff contact: Richard Greenwood, Development Services Director

Introduction

The intent of this item is for a voluntary annexation for properties owned by Tenold Holdings, Inc and an involuntary annexation for properties owned by Congdon David B and Tamara S Revocable Trust, Congdon Darrell W and Deborah J Revocable Trust, Florida Department of Transportation, MH Land Lease, LLC, PC South Partners, LLC, US HWY 27, LLC, Orange 95, LLC, Steven and James Cliett, Charles and Virginia Glass, and Raz Properties, Inc. The annexation for all aforementioned properties is approximately 624.36+/- acres.

Background

The total subject parcels are 624.36+/- acres and is located alongside US 27 North and South as identified by the Polk County Appraiser Parcel Numbers:

272731-000000-011010; 272731-000000-012010; 272731-000000-013010; 272731-000000-021010;
272731-000000-022010; 272731-000000-024010; 272731-000000-024020; 272731-000000-024030;
272731-000000-042050; 272731-795000-000010; 272731-795000-000021;

272805-000000-031010; 272731-000000-042030; 272806-000000-011010; 272806-000000-012040,
272731-000000-031010, 272731-000000-013020, 272730-000000-024030, 272731-000000-011011,



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272806-000000-013070, 272806-000000-013030, 272806-000000-012050, 272806-000000-012110, 272806-000000-012070, 272805-000000-031030

The present use of the Tenold Properties is vacant. The present use of the Involuntary Annexation properties is a mixture of vacant and commercial.

The proposed annexation complies with the provisions of Chapter 171.044 and 171.0413 of the Florida Statutes.

Organizational Goal(s)

Economic: Foster an environment that attracts economic opportunity and sustains economic viability.

Budget Impact

There is no budget impact for fiscal year 2024-2025.

Recommendation

Staff recommends approval of Ordinance No. 24-2092 Voluntary Annexation of Tenold Holdings Properties and Involuntary Annexation for Other Properties along US Highway 27 North and South.