



Board of County Commissioners

2401 SE Monterey Road
Stuart, Florida 34996

Agenda Item Summary

File ID: 21-0889

CNST-15

Meeting Date: 6/22/2021

PLACEMENT: Consent

TITLE:

REQUEST BY CHRIST FELLOWSHIP CHURCH, INC. TO RELEASE A UNITY OF TITLE

EXECUTIVE SUMMARY:

Christ Fellowship Church, Inc. requests the release of an existing unity of title in order to replace it with the unity of title required as part of the approval for the Highpointe Planned Unit Development.

DEPARTMENT: County Attorney

PREPARED BY: **Name:** Krista A. Storey
Title: Senior Assistant County Attorney

REQUESTED BY: Tyson J. Waters, Esquire on behalf of Christ Fellowship Church, Inc.

PRESET:

PROCEDURES: None

BACKGROUND/RELATED STRATEGIC GOAL:

One of the required exhibits to the recently approved Highpointe Planned Unit Development Zoning Agreement is a unity of title. In the course of completing the post approval process for the project, the applicant's representatives became aware of an existing recorded unity of title. That unity of title was required for the approval of the Christ Fellowship Church final site plan in 2013. Recordation of a second unity of title in 2021 could cause a title issue. Accordingly, Christ Fellowship Church, Inc. has requested that the unity of title recorded in 2013 be released. The request is set forth in the attached email from Mr. Waters.

ISSUES:

None

LEGAL SUFFICIENCY REVIEW:

This item has been reviewed for legal sufficiency to determine whether it is consistent with applicable law, has identified and addressed legal risks, and has developed strategies for legal defensibility.

RECOMMENDED ACTION:

RECOMMENDATION

Move that the Board approve the Resolution releasing the existing unity of title.

ALTERNATIVE RECOMMENDATIONS

Pull this item from the Consent Agenda and direct staff accordingly.

FISCAL IMPACT:

RECOMMENDATION

None

ALTERNATIVE RECOMMENDATIONS

None

DOCUMENT(S) REQUIRING ACTION:

- | | | |
|--|--|---|
| <input type="checkbox"/> Budget Transfer / Amendment | <input type="checkbox"/> Chair Letter | <input type="checkbox"/> Contract / Agreement |
| <input type="checkbox"/> Grant / Application | <input type="checkbox"/> Notice | <input type="checkbox"/> Ordinance |
| <input type="checkbox"/> Other: | <input checked="" type="checkbox"/> Resolution | |

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